



## COMMUNITY DEVELOPMENT DEPARTMENT

45175 Ten Mile Road  
Novi, MI 48375  
(248) 347-0415 Phone  
(248) 735-5600 Facsimile  
[www.cityofnovi.org](http://www.cityofnovi.org)

## ZONING BOARD OF APPEALS STAFF REPORT

**FOR:** City of Novi Zoning Board of Appeals **ZONING BOARD APPEALS DATE:** September 15, 2015

**REGARDING:** TURTLE CREEK SUBDIVISION (CASE NO. PZ15-0031)

**BY:** Thomas M. Walsh, Building Official

### I. GENERAL INFORMATION:

#### Applicant

Sherrie Konkus on the behalf of Turtle Creek Subdivision

#### Variance Type

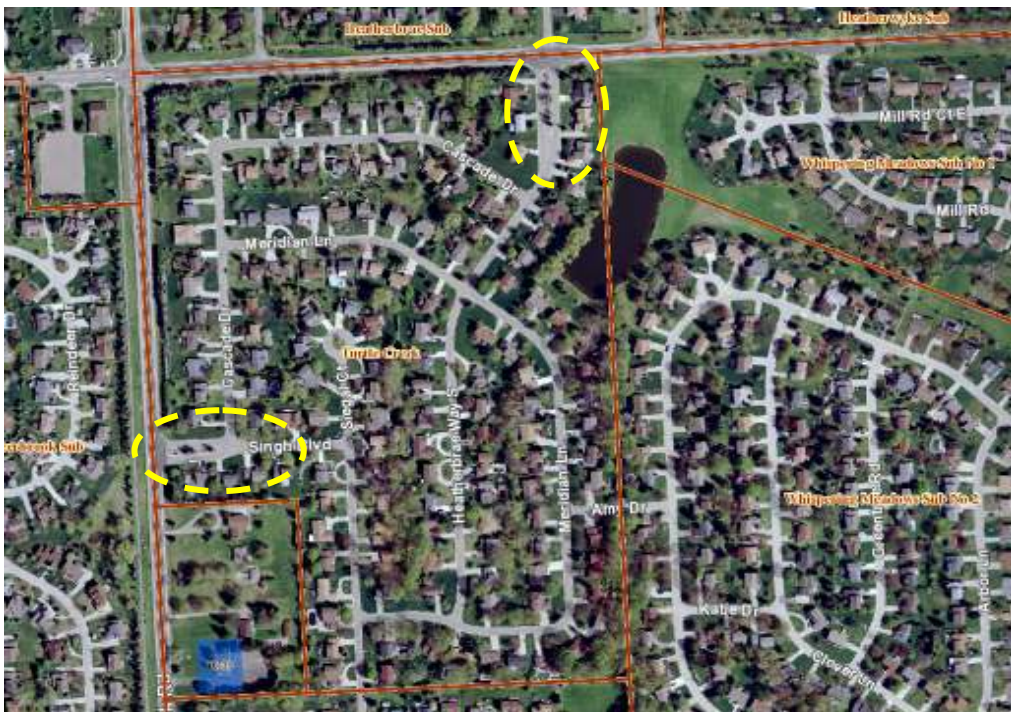
Sign Variance

#### Property Characteristics

Zoning District: R-3, One Family Residential  
Site Location: Signs locations, 9 Mile & Heatherbrae Way S. & Meadowbrook Rd & Singh Blvd, south of 9 Mile Rd and east of Meadowbrook Rd  
Parcel #: 50-99-99-008-104

#### Request

The applicant is requesting a variances from CITY OF NOVI, CODE OF ORDINANCES, Section 28-5 (2)(d) a variance of 4.0 feet in the required right-of-way setback (10.0 feet required, 6.0 feet proposed) and a variance from Section 28-1 (10) to allow the proposed entrance ground signs to be supported with posts (ground surface signs required).



**II. ZONING AND LAND USE:**

The table below lists the zoning district, existing land use and future land use for the subject site and surrounding parcels.

Parcel	Zoning District	Existing Land Use	Future Land Use
<b>Subject Property</b>	R-3, One Family Residential	Turtle Creek Subdivision	Single Residential
<b>North</b>	R-3, One Family Residential	Turtle Creek Subdivision	Single Residential
<b>South</b>	R-3, One Family Residential	Turtle Creek Subdivision	Single Residential
<b>East</b>	R-3, One Family Residential	Turtle Creek Subdivision	Single Residential
<b>West</b>	R-3, One Family Residential	Turtle Creek Subdivision	Single Residential

**III. STAFF COMMENTS:**

**Discussion**

The applicant is proposing to install new entranceway signs for an existing single family community. The Sign Ordinance requires that Entranceway Signs be placed at least 10 feet from any street right of way. In this situation, the proposed entrance ground signs to be supported with posts (ground surface signs required) and 6.0 feet from the right-of-way as follows:

- 9 Mile & Heatherbrae Way S., proposed at 6 ft. from Nine Mile Rd. R.O.W.
- Meadowbrook Rd & Singh Blvd, proposed at 6 ft. from Meadowbrook Rd. R.O.W.

***This requires a variance of 4.0 feet the right-of-way and a variance to allow the proposed entrance ground signs to be supported with posts.***

**IV. RECOMMENDATION:**

The Zoning Board of Appeals may take one of the following actions:

- I move that we **grant** the variance in Case No. **PZ15-0031**, sought by \_\_\_\_\_, for \_\_\_\_\_ because Petitioner has shown practical difficulty requiring \_\_\_\_\_.
  - Without the variance Petitioner will be unreasonably prevented or limited with respect to use of the property because \_\_\_\_\_.
  - The property is unique because \_\_\_\_\_.
  - Petitioner did not create the condition because \_\_\_\_\_.

(d) The relief granted will not unreasonably interfere with adjacent or surrounding properties because\_\_\_\_\_.

(e) The relief if consistent with the spirit and intent of the ordinance because\_\_\_\_\_.

(f) The variance granted is subject to:

1.\_\_\_\_\_.

2.\_\_\_\_\_.

3.\_\_\_\_\_.

4.\_\_\_\_\_.

2. I move that we **deny** the variance in Case No. **PZ15-0031**, sought by \_\_\_\_\_, for \_\_\_\_\_ because Petitioner has not shown practical difficulty requiring \_\_\_\_\_.

(a) The circumstances and features of the property including \_\_\_\_\_ are not unique because they exist generally throughout the City.

(b) The circumstances and features of the property relating to the variance request are self-created because\_\_\_\_\_.

(c) The failure to grant relief will result in mere inconvenience or inability to attain higher economic or financial return based on Petitioners statements that \_\_\_\_\_.

(d) The variance would result in interference with the adjacent and surrounding properties by\_\_\_\_\_.

(e) Granting the variance would be inconsistent with the spirit and intent of the ordinance to\_\_\_\_\_.

Should you have any further questions with regards to the matter please feel free to contact me at (248) 347-0417

Thomas M. Walsh  
Building Official  
City of Novi



41388 Singh Blvd

RECEIVED

JUL 31 2015

CITY OF NOVI  
COMMUNITY DEVELOPMENT



45175 Ten Mile Road  
Novi, MI 48375  
(248) 347-0415 Phone  
(248) 735-5600 Facsimile  
www.cityofnovi.org

### ZONING BOARD OF APPEALS APPLICATION

APPLICATION MUST BE FILLED OUT COMPLETELY

<b>I. PROPERTY INFORMATION (Address of subject ZBA Case)</b>				Application Fee: <u>\$ 300.00</u>
PROJECT NAME / SUBDIVISION <u>TURTLE CREEK SUBDIVISION SIGNS</u>				Meeting Date: <u>9-15-15</u>
ADDRESS <u>NINE MILE/HEATHERBRAE WAY S. MEADOWBROOK/SINGH</u>		LOT/SIUTE/SPACE # <u>ISLANDS</u>		ZBA Case #: <u>PZ 15-0031</u>
SIDWELL # <u>50-22-99 99 008-104</u>	N/A PER CLAUDIA		May be obtain from Assessing Department (248) 347-0485	
CROSS ROADS OF PROPERTY <u>NINE MILE * HEATHERBRAE WAYS, MEADOWBROOK * SINGH</u>				
IS THE PROPERTY WITHIN A HOMEOWNER'S ASSOCIATION JURISDICTION? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO		REQUEST IS FOR: <input type="checkbox"/> RESIDENTIAL <input type="checkbox"/> COMMERCIAL <input type="checkbox"/> VACANT PROPERTY <input checked="" type="checkbox"/> SIGNAGE		
DOES YOUR APPEAL RESULT FROM A NOTICE OF VIOLATION OR CITATION ISSUED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO				
<b>II. APPLICANT INFORMATION</b>				
<b>A. APPLICANT</b>		EMAIL ADDRESS <u>SKONKUS@GMAIL.COM</u>	CELL PHONE NO. <u>(248) 421-5514</u>	
NAME <u>SHERRIE KONKUS</u>		TELEPHONE NO. <u>(248) 349-7348</u>		
ORGANIZATION/COMPANY <u>TURTLE CREEK HOMEOWNERS ASSN - COMMITTEE</u>		LANDSCAPING FAX NO. <u>N/A</u>		
ADDRESS <u>22278 CASCADE DRING</u>	CITY <u>NOVI</u>	STATE <u>MI</u>	ZIP CODE <u>48375</u>	
<b>B. PROPERTY OWNER</b> <input type="checkbox"/> CHECK HERE IF APPLICANT IS ALSO THE PROPERTY OWNER				
Identify the person or organization that owns the subject property:		EMAIL ADDRESS <u>BELUBZ@GMAIL.COM</u>	CELL PHONE NO.	
NAME <u>BOB GLUBZINSKI, PRESIDENT</u>		TELEPHONE NO. <u>(248) 349-5386</u>		
ORGANIZATION/COMPANY <u>TURTLE CREEK HOMEOWNERS ASSOCIATION</u>		FAX NO.		
ADDRESS <u>21950 HEATHERBRAE WAY S.</u>	CITY <u>NOVI</u>	STATE <u>MI</u>	ZIP CODE <u>48375</u>	
<b>III. ZONING INFORMATION</b>				
<b>A. ZONING DISTRICT</b>				
<input type="checkbox"/> R-A <input type="checkbox"/> R-1 <input type="checkbox"/> R-2 <input checked="" type="checkbox"/> R-3 <input type="checkbox"/> R-4 <input type="checkbox"/> RM-1 <input type="checkbox"/> RM-2 <input type="checkbox"/> MH				
<input type="checkbox"/> I-1 <input type="checkbox"/> I-2 <input type="checkbox"/> RC <input type="checkbox"/> TC <input type="checkbox"/> TC-1 <input type="checkbox"/> OTHER _____				
<b>B. VARIANCE REQUESTED</b>				
INDICATE ORDINANCE SECTION (S) AND VARIANCE REQUESTED:				
1. Section <u>28-1 (10)</u>		Variance requested <u>SIGNS ON NEW POSTS</u>		
2. Section <u>28-5 (2)</u>		Variance requested <u>6' FROM RIGHT OF WAY (MOVE TO NEW LOCATION)</u>		
3. Section _____		Variance requested <u>4' VARIANCE FROM ORDINANCE</u>		
4. Section _____		Variance requested _____		
<b>IV. FEES AND DRAWINGS</b>				
<b>A. FEES</b>				
<input type="checkbox"/> Single Family Residential (Existing) \$200 <input type="checkbox"/> (With Violation) \$250 <input type="checkbox"/> Single Family Residential (New) \$250				
<input type="checkbox"/> Multiple/Commercial/Industrial \$300 <input type="checkbox"/> (With Violation) \$400 <input checked="" type="checkbox"/> Signs \$300 <input type="checkbox"/> (With Violation) \$400				
<input type="checkbox"/> House Moves \$300 <input type="checkbox"/> Special Meetings (At discretion of Board) \$600				
<b>B. DRAWINGS 1-COPY &amp; 1 DIGITAL COPY SUBMITTED AS A PDF</b>				
• Dimensioned Drawings and Plans		• Existing & proposed distance to adjacent property lines		
• Site/Plot Plan		• Location of existing & proposed signs, if applicable		
• Existing or proposed buildings or addition on the property		• Floor plans & elevations		
• Number & location of all on-site parking, if applicable		• Any other information relevant to the Variance application		



# ZONING BOARD OF APPEALS APPLICATION

## V. VARIANCE

### A. VARIANCE (S) REQUESTED

DIMENSIONAL    USE    SIGN

There is a five-(5) hold period before work/action can be taken on variance approvals.

### B. SIGN CASES (ONLY)

Your signature on this application indicates that you agree to install a **Mock-Up Sign ten-(10) days** before the schedule ZBA meeting. Failure to install a mock-up sign may result in your case not being heard by the Board, postponed to the next schedule ZBA meeting, or cancelled. A mock-up sign is **NOT** to be actual sign. Upon approval, the mock-up sign must be removed within five-(5) days of the meeting. If the case is denied, the applicant is responsible for all costs involved in the removal of the mock-up or actual sign (if erected under violation) within five-(5) days of the meeting.

### C. ORDINANCE

#### City of Novi Ordinance, Section 3107 – Miscellaneous

No order of the Board permitting the erection of a building shall be valid for a period longer than one-(1) year, unless a building permit for such erection or alteration is obtained within such period and such erection or alteration is started and proceeds to completion in accordance with the terms of such permit.

No order of the Board permitting a use of a building or premises shall be valid for a period longer than one-hundred and eighty-(180) days unless such use is establish within such a period; provided, however, where such use permitted is dependent upon the erection or alteration or a building such order shall continue in force and effect if a building permit for such erection or alteration is obtained within one-(1) year and such erection or alteration is started and proceeds to completion in accordance with the terms of such permit.

### D. APPEAL THE DETERMINATION OF THE BUILDING OFFICIAL

PLEASE TAKE NOTICE:

The undersigned hereby appeals the determination of the Building Official / Inspector or Ordinance made

CONSTRUCT NEW HOME/BUILDING    ADDITION TO EXISTING HOME/BUILDING    SIGNAGE  
 ACCESSORY BUILDING    USE    OTHER \_\_\_\_\_

## VI. APPLICANT & PROPERTY SIGNATURES

### A. APPLICANT

Spurrie Kopkus  
Applicant Signature

7/29/2015  
Date

### B. PROPERTY OWNER

**If the applicant is not the owner, the property owner must read and sign below:**

The undersigned affirms and acknowledges that he, she or they are the owner(s) of the property described in this application, and is/are aware of the contents of this application and related enclosures.

Robert A. Szymanski  
Property Owner Signature

7/29/2015  
Date

## VII. FOR OFFICIAL USE ONLY

### DECISION ON APPEAL:

GRANTED    DENIED

The Building Inspector is hereby directed to issue a permit to the Applicant upon the following and conditions:

\_\_\_\_\_  
Chairperson, Zoning Board of Appeals

\_\_\_\_\_  
Date



**Community Development Department**

45175 Ten Mile Road  
Novi, MI 48375  
(248) 347-0415 Phone  
(248) 735-5600 Facsimile  
[www.cityofnovi.org](http://www.cityofnovi.org)

**REVIEW STANDARDS  
SIGN VARIANCE**

The Zoning Board of Appeals (ZBA) will review the application package and determine if the proposed Sign Variance meets the required standards for approval. In the space below, and on additional paper if necessary, explain how the proposed project meets each of the following standards. (Increased costs associated with complying with the Zoning Ordinance will not be considered a basis for granting a Sign Variance.)

**Standard #1. Extraordinary Circumstances or Conditions.**

Explain how the circumstances or physical conditions applying to the property that do not apply generally to other properties in the same Zone District or in the general vicinity. Circumstances or physical conditions may include:

- a. **Shape of Lot.** A sign could not be placed in the location required by the Zoning Ordinance due to the shape, topography or other physical conditions of the lot or due to the location of an existing structure.

Not Applicable       Applicable      If applicable, describe below:

While Turtle Creek's entrance signs could remain in their current locations and continue to meet the City's 10' from right-of-way ordinance, the fixed shape of the two entrance islands provide limited space for new trees and plants associated with a complete overhaul of island landscaping – the first since initial installation - anticipated in spring 2016. Moving the signs closer to the subdivision entrances as recommended by our designer will reduce the area that must be set aside for long growth plants and provide extra space for new trees to grow, improving their chances of long-term survival. The new sign placements will enhance the beauty of the design, make the best use of available space, and improve sign visibility.

*and/or*

- b. **Environmental Conditions.** A sign could not be placed in the location required by the Zoning Ordinance without removing or severely altering natural features, such as trees, topography, drainage courses or encroaching upon stormwater facilities.

Not Applicable       Applicable      If applicable, describe below:

*and/or*

- c. **Abutting Property.** A sign could not be reasonably seen by passing motorists due to the configuration of existing buildings, trees, signs or other obstructions on an abutting property.

Not Applicable       Applicable      If applicable, describe below:

When initially installed, the signs were readily visible from 9 Mile/Meadowbrook Roads. As the nearby property and berm landscaping has matured, the ability for a driver unfamiliar with the subdivision's location to readily spot it using the signs in their current location has been reduced. Moving the signs forward to 6' from the right-of-way from their current placement of 11'6" and 12'6" from right of way will allow the signs to better serve their practical purpose and reduce unnecessary traffic turn-arounds.

- d. **Scale of Building or Lot Frontage.** A sign that exceeds permitted dimensions for area and/or height could be considered appropriate in scale due to the length of the building frontage (wall sign only) or length of the lot frontage (ground sign only).

Not Applicable       Applicable

If applicable, describe below:

- e. **Not Self-Created.** Describe the immediate practical difficulty causing the need for the Variance was not created by the applicant or any person having an interest in the sign, sign structure, or property.

Not Applicable       Applicable

If applicable, describe below:

## Standard #2. Limit Use of Property.

Explain how the failure to grant relief will unreasonably prevent or limit the use of the property and will result in substantially more than mere inconvenience or inability to attain a higher economic or financial return.

Our goal is to position the subdivision entrance signs so they are more visible from 9 Mile and Meadowbrook Roads and therefore more easily spotted by drivers unfamiliar with our location. Granting a variance of 4' from the 10' from right-of-way ordinance will allow the signs to be placed on the islands in a location that will enhance the beauty of a planned 2016 landscaping overhaul and improve chances of long-term survivability of new trees. Replacing the existing posts on our attractive signs will improve their structural integrity. The Turtle Creek Homeowners Association wishes to use our stewardship responsibility for these entrance islands to maintain and enhance their look and function and thereby improve the property values enjoyed by our residents and those living nearby.

## Standard #3. Adverse Impact on Surrounding Area.

Explain how the Sign Variance will not result in a use or structure that is incompatible with or unreasonably interferes with adjacent or surrounding properties, will result in substantial justice being done to both the applicant and adjacent or surrounding properties, and is not inconsistent with the spirit and intent of this chapter.

The Turtle Creek entrance signs will be structurally improved with new posts, and granting a 4' variance from the 10' right-of-way ordinance will allow the Homeowners Association to place the sign on each entrance island in a location that increases its visibility, fits beautifully into the new landscaping, and provides more room for new trees to thrive over the long term. The structural and placement improvements will have no adverse impact on surrounding area, and will result in a more functional and attractive welcome into our neighborhood.



# Turtle Creek Subdivision PZ15-0031



**MAP INTERPRETATION NOTICE**  
 Map information depicted is not intended to replace or substitute for any official or primary source. This map was intended to meet National Map Accuracy Standards and use the most recent, accurate sources available to the people of the City of Novi. Boundary measurements and area calculations are approximate and should not be construed as survey measurements performed by a licensed Michigan Surveyor as defined in Michigan Public Act 132 of 1970 as amended. Please contact the City GIS Manager to confirm source and accuracy information related to this map. This map was produced under the terms of the City's Internet Site Use Policy available at <http://cityofnovi.org/Resources/InternetSiteUsePolicy.asp>



Map Produced Using the  
 City of Novi, Michigan  
 Internet Mapping Portal

**i** Author:  
 Date: 8/27/2015





# CURRENT SIGN LOCATIONS



9 Mile & Heatherbrae Way S.



Meadowbrook Rd & Singh Blvd.



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 800.338.9773 Toll Free  
 www.HARMONSIGN.com

**OUR SERVICES**  
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**OUR PRODUCTS**  
 SIGNAGE, LIGHTING, VIDEO, GRAPHICS, DIGITAL PRINT, VINYL, PAINTED, NETWORK

**CUSTOMER:** TURTLE CREEK SUBDIVISION  
**LOCATION:** HOVI, MI  
**ADDRESS:** 9 MILE & MEADOWBROOK

**SALESPERSON:** JONATHAN TOWNSEND

**SCALE:**  
**FILENAME:**  
**DRAWN BY:**  
**DATE:**  
**REVISION#:**

- SIGN TYPE**  
**QUANTITY:** 1  
**GRAPHICS:**  
 DIGITAL PRINT  
 VINYL  
 PAINTED  
**ARTWORK:**  
 PRODUCTION READY  
 PRESENTATION ONLY  
 NETWORK  
**COLORS:**

- MOUNTING:**  
 FLUSH  
 RACE  
 FLAG
- FACE:**  
 SINGLE  
 DOUBLE

- LIGHTING:**  
 LIGHTED     NON-LIGHTED  
**TYPE:** N/A

**SQ. FTG. ALLOWANCE:** N/A  
**SITE MEASUREMENTS:**

**ADDITIONAL NOTES:**

This Design & Engineering is submitted as our proposal and is to remain our property until accepted and approved by purchase.  
 © Copyright 2015 Harmon Sign

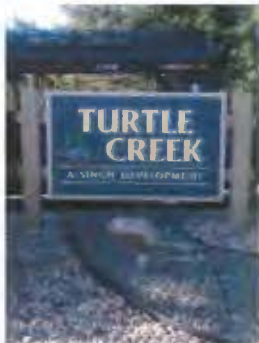
# NEW SIGN LOCATIONS



9 Mile & Heatherbrae Way S.



Meadowbrook Rd & Singh Blvd.



Approx. Proposed Location



Approx. Proposed Location

**HARMONSIGN**  
 800.338.9773 Toll Free  
 www.HARMONSIGN.com

**DESIGN** (800) 338-9773  
 11000 W. 14th Ave., Suite 200, Novi, MI 48240  
 419.457.0000 Fax: 419.457.0001

**INSTALL** (800) 338-9773  
 11000 W. 14th Ave., Suite 200, Novi, MI 48240  
 419.457.0000 Fax: 419.457.0001

**CUSTOMER** TURTLE CREEK SUBDIVISION  
**LOCATION** Novi, MI  
**ADDRESS** 9 MILE & MEADOWBROOK  
**SALESPERSON** JONATHAN TOWNSEND

**SCALE**  
**FILENAME**  
**DRAWN BY**  
**DATE**  
**REVISION#**

- SIGN TYPE**  
**QUANTITY** 1  
**GRAPHICS**  
 DIGITAL PRINT  
 VINYL  
 PAINTED  
**ARTWORK**  
 PRODUCTION READY  
 PRESENTATION ONLY  
 NETWORK  
**COLORS:**  
 WHITE  
 BLACK

- MOUNTING**  
 POST MOUNT  
 WALL MOUNT  
 POLE MOUNT  
 BEAR MOUNTED  
 STAND-OFFS  
**LIGHTING**  
 LIGHTED  
 NON-LIGHTED  
**TYPE:** N/A
- FACE**  
 SINGLE  
 DOUBLE

**SQ. FTG. ALLOWANCE** N/A  
**SITE MEASUREMENTS**

**ADDITIONAL NOTES**

This Design & Engineering is submitted as our proposal and is to remain our property exclusively until accepted and approved by purchase.  
 © Copyright 2013 Harmon Sign





REPLACE EXISTING POST WITH NEW WOOD OR PAINTED ALUMINUM POST.

RELOCATE BOTH SIGNS CLOSER TO ROAD. CUT OFF EXISTING POST SET IN NEW FOOTINGS.

  
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 www.HARMONSIGN.com

**THIS SIGN**      **WITH NAME**  
 1043 Ave. 24, Columbus, Ohio 43260-1470      1043 Ave. 24, Columbus, Ohio 43260-1470  
 614.291.1000 Phone      614.291.1000 Phone  
 614.291.1000 Fax      614.291.1000 Fax

**CUSTOMER** TURTLE CREEK SUBDIVISION  
**LOCATION** NOVI, MI  
**ADDRESS** 9 MILE & MEADOWBROOK  
**SALESPERSON** JONATHAN TOWH\*CFND

**SCALE**  
**FILENAME**  
**DRAWN BY**  
**DATE**  
**REVISION#**

**SIGN TYPE**  
**QUANTITY** 1  
**GRAPHICS**  
 DIGITAL PRINT  
 VINYL  
 PAINTED

**ARTWORK**  
 PRODUCTION READY  
 PRESENTATION ONLY  
 NETWORK  
**COLORS:**

**MOUNTING**  
 FLUSH  
 RACE  
 FLAG

**FACE**  
 SINGLE  
 DOUBLE

**LIGHTING**  
 LIGHTED     NON-LIGHTED  
**TYPE:** N/A

**SQ. FTG. ALLOWANCE** N/A  
**SITE MEASUREMENTS**

**ADDITIONAL NOTES**



## **Emails of Support from Turtle Creek Residents**

### **Jeffrey Stark, 22320 Heatherbrae Way S., Lot 138**

**From:** Jeffrey Stark <[jeffreygstark@gmail.com](mailto:jeffreygstark@gmail.com)>  
**Date:** July 30, 2015 at 9:35:37 PM EDT  
**To:** Sabrina Mitchell <[mitchellsabr1@icloud.com](mailto:mitchellsabr1@icloud.com)>  
**Subject: Re: Turtle Creek**

I approve moving the sign closer to the road.

Jeffrey

\*\*\*\*\*

### **Nancy Thompson, 22371 Heatherbrae Way S., Lot 2**

**From:** James Thompson <[jthompson003@twmi.rr.com](mailto:jthompson003@twmi.rr.com)>  
**Date:** July 31, 2015 at 6:42:04 AM EDT  
**To:** Sabrina Mitchell <[mitchellsabr1@icloud.com](mailto:mitchellsabr1@icloud.com)>  
**Subject: Re: Turtle Creek**

We are fine with the signs being moved closer to the road. My suggestion for the water issue is to install a sprinkler system for both entrances. Once you know what that would cost, do a one time fee that is divided among all the homes and collect when the annual invoices are sent in May. I know we have around 140 and if you collect a one time fee of \$100 that would be \$14,000. If that is more than you need, then the one time fee would be less.

Our water bill varies greatly depending if we have our sprinklers on or not. Our last water bill was 50% less from last year because we had not turned our sprinklers on yet because of the rain.

Nancy

\*\*\*\*\*

On Jul 30, 2015, at 9:30 PM, Sabrina Mitchell <[mitchellsabr1@icloud.com](mailto:mitchellsabr1@icloud.com)> wrote:

Hello Neighbors,

My name is Sabrina and I live on Meridian Lane. I am the head of the Landscaping Committee.

We are currently working with the City of Novi to improve our entrances. As part of this improvement, we are proposing that our signs be moved closer to the main roads. This would increase their visibility. It would also improve the look of our new landscaping design (more info on that to come).

We need to apply for variances with the City in order to move them. As part of this process the City wants written approval from from the homeowners close to the entrances.

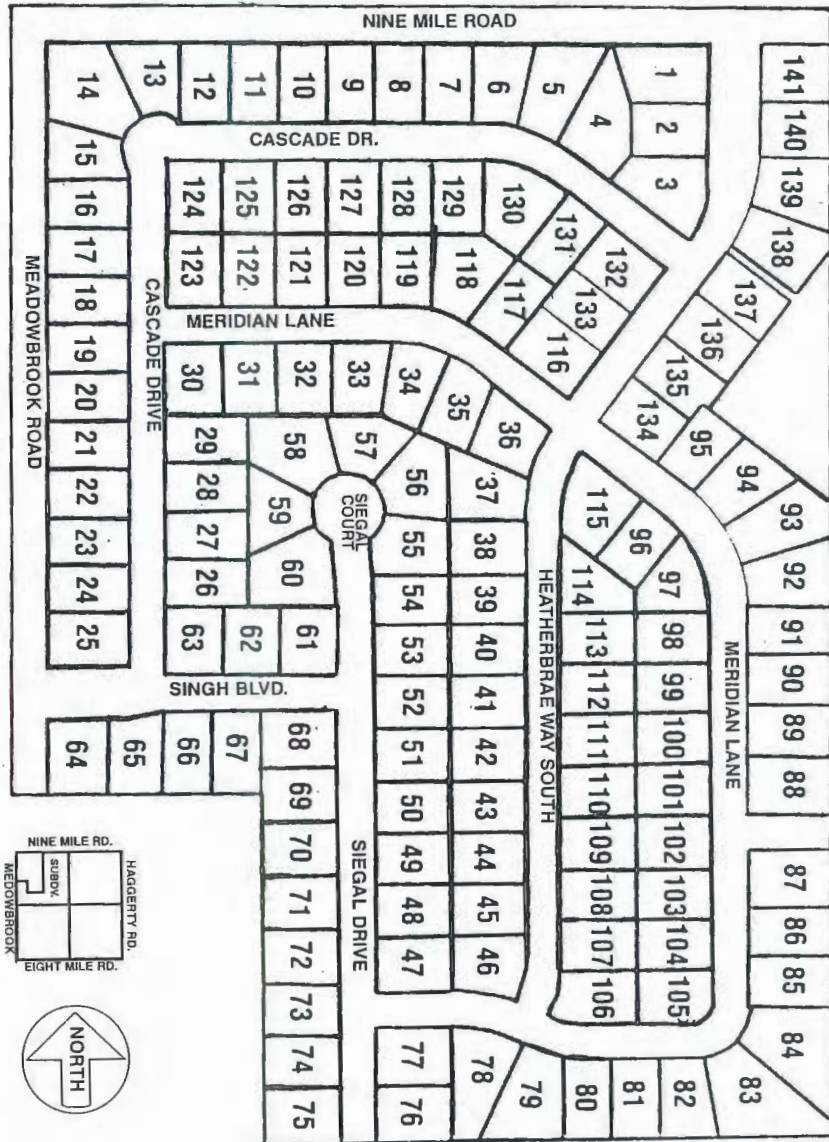
If you are ok with us moving the signs closer to the main road, please just reply to this email saying you approve.

Also, we are still looking for volunteers to allow us to use your spigot to water the new landscaping set to be installed in 2016. You will be fully reimbursed for your water. Also we will handle the actual watering.

Thank you in advance for your time and input!

Sabrina

# TURTLE CREEK



## LOT NUMBER INDEX

### Cascade Dr.

- 4 McDade
- 5 Lodge
- 6 Grabowski
- 7 Leonard
- 8 Le
- 9 Belsky
- 10 Rzepka
- 11 Gordon
- 12 Stevenson
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- 14 Loruss
- 15 Hashmzadeh-Kashani
- 16 Tester
- 17 Lum
- 18 Baker
- 19 Henderson
- 20 Bauer
- 21 Ansara
- 22 German
- 23 Green
- 24 Atluri
- 25 Curle
- 26 Rohn
- 27 Kammanadiminti
- 28 Zhang
- 29 Sharrow
- 63 Divakaruni
- 124 Zatolokin
- 125 Tang
- 126 Resto
- 127 Bovair
- 128 Konkus
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- 131 Rhothe-Vaney

- 38 Bietler
- 39 Rzepka
- 40 Golota
- 41 Orentas
- 42 Leon
- 43 Sackett
- 44 Paul
- 45 Marquardt
- 46 Klassa
- 106 Dimitrov
- 107 Volf
- 108 Janik
- 109 Bergman
- 110 Kowalski
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- 112 Carwan
- 113 Galido
- 114 Sarris
- 115 Smith
- 116 Kovac
- 132 Paluck
- 133 Callender
- 134 Danielsen
- 135 Gold
- 136 Kucmierz
- 137 Wheat
- 138 Stark
- 139 Rich
- 140 Lombardi
- 141 Flax

### Meridian Lane

- 30 Szalony
- 31 Nonthaweth
- 32 Lunsted
- 33 O'Connell
- 34 Ansara
- 35 Wilhelm
- 78 Mitchell
- 79 Benedetto
- 80 Fischer
- 81 Owens
- 82 McAleer

### Heatherbrae Way So.

- 1 Kaspar
- 2 Thompson
- 3 King
- 36 Tapley
- 37 Hahn