

Minutes
Village of Maple Bluff Building Board
Tuesday, April 14, 2009
5:15 p.m.
Maple Bluff Village Center

Members Present: Chair Eric McLeod, Tony Arneson, Greg Collins, Mary Duff, Dave Easton, Colleen O'Meara and Kate Zbierski.

Also Present: Ben & Suzanne Hutchison of 39 Paget Road, Travis Cox from Majestic Oaks Fine Woodworking, LLC, Teresa Greene of 21 Fuller Drive, Elizabeth Johnson of 35 Paget Road, Jim Carpenter of 62 Fuller Drive, Susan Little of 336 Kensington Drive, Daniel Wanke from Capital Builders Inc., Kristie Palovcsik of 420 New Castle Way, Michael Browne & Kristen Carreira of 371 Woodland Circle, Bethney Pickhardt of 146 Kensington Drive, Building Inspectors Clint Rudesill and Kelly Green, and Chief Tim Krueger.

A motion was made by Member Easton and seconded by Member Collins to approve the agenda moving number eleven to number 5. Motion carried unanimously.

A motion was made by Member Arneson and seconded by Member Easton to approve the minutes of the March 10, 2009 Building Board Meeting. Motion carried unanimously.

Request of Perry & Bethney Pickhardt of 146 Kensington Drive to make window and door changes. Bethney appeared to present the project. The large window on the back of the home will become a door, the small window will move to the left and double in size. The windows will be French casement.

A motion was made by Member O'Meara and seconded by Member Duff to approve the plans as presented. Motion carried unanimously.

Request of Michael Browne & Kristen Carreira of 371 Woodland Circle to install a fence. Michael & Kristen appeared to present the project. The proposed fence will be a three foot solid fence with two feet of lattice work on top. Kristen explained the uniqueness of the lot and the concern for her dogs being able to jump a shorter fence. Various Building Board members stated the desire for the fence to be more open. Kristen distributed a form with neighbor signatures in favor of the fence. Further discussion included the obstacle of two maple trees, moving the fence further from the street, other fence approvals, and landscaping to soften the look of the fence.

A motion was made by Member Duff and seconded by Member Collins to approve the plans as presented. Discussion of the motion included amending to include landscaping, and invisible fencing. Motion failed.

Request of Ben & Suzanne Hutchison of 39 Paget Road, Hans & Elizabeth Johnson of 35 Paget Road and Jim & Mary Jane Carpenter of 62 Fuller Drive to replace an existing fence with a new 6' privacy fence with a 1' lattice top. Suzanne and Elizabeth appeared to present the project. The fence will replace the current 30+ year old rotting fence. Member O'Meara inquired whether the Building Board had the authority to approve a fence over six feet. Chair McLeod read from the code and stated that the Building Board is limited to six feet in this situation. The fence will be cedar and custom made from Norland Landscaping.

A motion was made by Member Easton and seconded by Member O'Meara to approve a five foot fence with a one foot lattice top. Motion carried unanimously

Request of Hans & Elizabeth Johnson of 35 Paget Road and Jim & Mary Jane Carpenter of 62 Fuller Drive to install a 6' open lattice work fence. Elizabeth and Jim appeared to present the project. Because this project was related to the preceding agenda item, a discussion of the 6' open lattice work fence took place during the presentation of the Hutchison/Johnson/Carpenter proposal.

A motion was made by Member Easton and seconded by Member Zbierski to approve the plans as presented. Motion carried unanimously.

Request of Mike & Kristie Palovcsik of 420 New Castle Way to remodel the kitchen, make window and door changes, add a new deck and hot tub, and master bedroom remodeling including a small deck built over the existing porch. Daniel Wanke and Kristie appeared to present the project. Daniel described the change of the master bedroom closet window as suggested at the last meeting.

A motion was made by Member Arneson and seconded by Member Duff to approve the plans as presented. Motion carried unanimously.

Request of Mark & Susan Little of 336 Kensington Drive to install a shed in the back yard. Susan appeared to present the project. Susan stated that the shed will be positioned near the neighbors shed in the back of the lot. The shed will not be on a slab, is not permanent, and is moveable.

Chief Krueger stated that there is a five foot rear and side yard setback for detached accessory structures.

A motion was made by Member O'Meara and seconded by Member Arneson to approve the plans as presented. Motion carried unanimously.

Request of David & Teresa Greene of 21 Fuller Drive to make roof & siding changes, and add a field stone base around the house. Travis Cox and Teresa appeared to present the project. Final decisions about construction materials have not been made. Additions to the project may include a screen porch, doors and roof changes. The applicant will provide new plans and material choices at a future meeting.

A motion was made by Member Easton and seconded by Member O'Meara to conditionally approve the project with materials and final plans being submitted at a future meeting. Motion carried unanimously.

A motion was made by Member Duff to adjourn.

Respectfully submitted,

Rene Dopkins
Deputy Clerk