

ADDITION TO THE MANORS OF PORTLAND LAKES ESTATES PROPOSED.....

A proposal by McBride Bride and Son Homes Inc. will be presented at a public hearing at 7:00 P.M. on Monday, June 9, 1997 at the St. Louis County Government Center in Clayton. Some additional details of this proposal are:

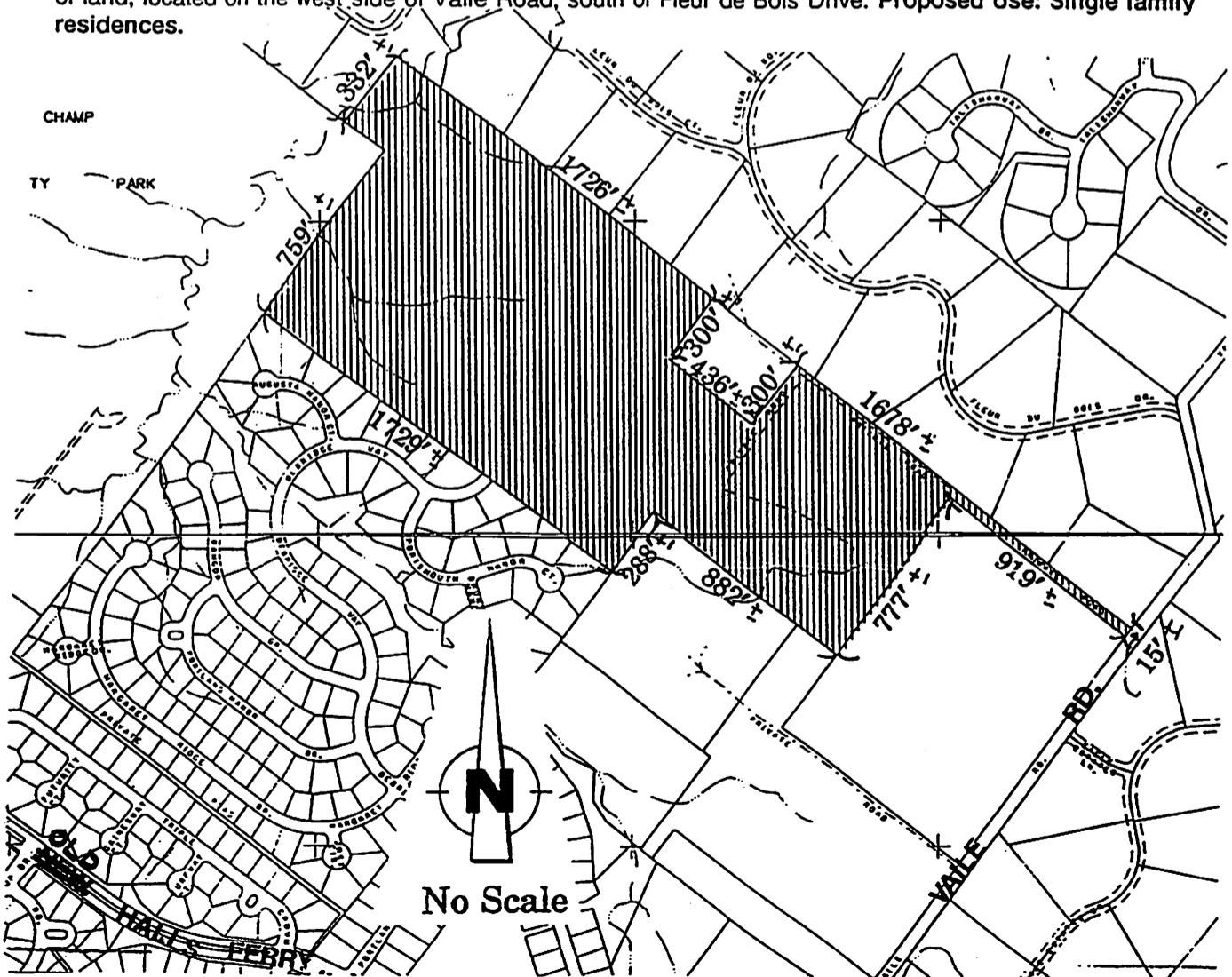
- ...a total of 82 lots consisting of 13 one acre lots on 17.6 acres of R-1 (one acre) zoning and 69 lots on 41 acres of R-1A (1/2 acre) zoning. The size of a typical lot in the R-1A will be 15,000 sq. ft. (1/3 acre).
- ...Single point egress occurs on Debridge Way through the existing Portland Lake developments. Future access to Vaille Road is indicated through yet to be developed property to the southeast of this site.
- ...There is no present access to Vaille. The 15 ft. road easement shown is a private road.
- ...There are 12.7 acres of common ground.

The Association will address issues of density, transition, access, and stormwater concerns in a position statement at the hearing.

P.C. 40-97 McBRIDE AND SON HOMES, INC. c/o David Volz, Volz Engineering, 10849 Indian Head Industrial Boulevard, St. Louis, Missouri 63132 - A request for a change of zoning from the NU Non-Urban District to the R-1 One Acre Residence District for two tracts of land totalling 17.6 acres and the R-1A 22,000 square foot Residence District for a 41.0 acre tract of land, a total of 58.6 acres.

AND

P.C. 41-97 McBRIDE AND SON HOMES, INC. - A request for a Planned Environment Unit Procedure in the R-1 One Acre Residence District and R-1A 22,000 square foot Residence District for the same 58.6 acre tract of land, located on the west side of Vaille Road, south of Fleur de Bois Drive. Proposed Use: Single family residences.



PLANNING COMMISSION RECOMMENDS DENIAL OF WALGREENS.....

The Planning Commission voted 5-1 at their May 5th meeting to recommend denial of the proposal by the Sansone Group to construct a Walgreen's store at New Halls Ferry Road and Shackelford Road. The recommendation for denial was received by the County Council on May 22nd where it is presently being considered.

YARDWASTE COMPOST FACILITY OPENS FOR BUSINESS.....

A yardwaste compost company is open for business at New Halls Ferry Road and Douglas Road. A Conditional Use Permit (CUP) which authorized a yardwaste compost facility to operate at that location was granted to Halls Ferry Investments Inc. in August 1993. A sanitary landfill had been proposed by BFI on this property but was subsequently withdrawn and decommissioned. Ownership of the property has since changed but the CUP authorization remains in effect since a CUP is applicable to the property and not to a specific owner. The CUP was issued for a five year period and is therefore due for renewal in August 1998, after which it must be renewed annually. The renewal process does not require a public hearing. The operator has obtained the required permit to operate from the St. Louis County Health Department.

DIRECTOR ATTENDS MEETING ON URBAN SPRAWL.....

Director Lorraine Rickelman represented the Association at a metropolitan area meeting on May 27th where the issue of urban sprawl was addressed by a broad coalition of interested organizations. Additional meetings will take place as the focus of the organization develops.

BOARD OF DIRECTORS ELECT OFFICERS.....

In accordance with the constitution, the Board of Directors elected officers for a one year term at the June 2nd board meeting. Those elected were:

President- Ken Smith
Vice President- Donna Smith
Treasurer- John Flanders
Secretary- Margie Heppermann