Ed Anzek <anzeke@rochesterhills.org>

Meeting Follow-up: Bylien/Shadow Pines
1 message

James Breuckman <breuckmanj@rochesterhills.org>   Mon, Jun 2, 2014 at 1:11 PM
To: "John D. Staran" <jstaran@hsc-law.com>, Ed Anzek <anzeke@rochesterhills.org>, Maureen Gentry
<gentrym@rochesterhills.org>, Bryan Barnett <barnettb@rochesterhills.org>

I attended a meeting this morning with Mark Gesaule, Jim Polyzois, and Chris W. (golf course architect)
representing Shadow Pines, and Mike Bylien and Steve Forrest (golf course architect) representing Pine Trace.

The meeting was to explore potential solutions to the golf course/development interface.

The meeting began with Bylien discussing how errant golf balls hitting the residential units would be his problem
to deal with. He doesn't want the liability or the headache of dealing with the issue (my paraphrasing, not his
exact words).

Bylien again discussed altering the development layout. It was finally agreed, with concurrence from Forrest, that
there is no real alternative to the proposed layout.

The discussion then turned to what could be done. CW has proposed changes to the hole to mitigate the
potential for errant golf balls to hit the proposed units. Forrest and Bylien do not believe that the proposed
measures will eliminate the potential, and discussed a 90-foot tall protective net to achieve 100% safety. In their
view, everything else is a band-aid that may mitigate 60, 70, or 80% of the problem but will not eliminate it.

That said, there was discussion about what specific changes could be made to the hole to mitigate.

No agreement was reached at the meeting. Each side will discuss with their respective teams and have agreed
to continue the discussion via email. No deadline was set for each side to respond, so it is unclear if any
movement will occur prior to the June 17 PC meeting.

Best,
Jim

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James Breuckman, AICP
Manager of Planning
Planning and Economic Development Department
direct 248.841.2573
email breuckmanj@rochesterhills.org
web www.rochesterhills.org