



Meeting Date: 10/15/2012
Agenda Item: #20

**VILLAGE OF HOWARD PLAN COMMISSION
STAFF REPORT**

REPORT TO: Burt McIntyre, President
Village Plan Commission

REPORT FROM: Dave Wiese, Director of Community Development

REPORT WRITTEN: October 10, 2012

REPORT SUBJECT: Review and take action on a definition for berms

BACKGROUND

The Village Board had referred this item to the Plan Commission for discussion and possible action. Currently, the village does not have a definition for berms in the zoning code and does not have standards regulating them. Recently, the Village has received several complaints regarding the maintenance of berms. Trustee Suennen has requested that regulations be established.

It is staff opinion that a berm should be considered as part of the fence regulations because of the way they are used in development projects. The current definition of a fence is:

“ *Fence* means an enclosing barrier consisting of vegetation, wood, stone, metal or other material. For the purposes of this chapter, the term "fence" shall be construed to include plantings such as hedges.”

We would also suggest that a definition for a berm should be included. Items to be addressed in the definition could include:

- Shall be considered a fence
- Recommended slope(s)
- Maintenance including the mowing of the vegetation

Staff would ask the Plan Commission to provide input and call for a public hearing in November.