

Lakes of Coppell Owners Association, Inc.
1800 Preston Park Blvd.
Suite 240
Plano, TX 75093

April 3, 2015

Moreshwar V. Damle
740 Greenway Drive
Coppell, TX 75019

Re: Approval; Architectural Submission- Fence -New or Replacement
Account No. 00400000616; Property Address 740 Greenway Drive

Dear Moreshwar V. Damle:

Thank you for your submittal to the Lakes of Coppell Owners Association, Inc. Architectural Committee. Your application for the Fence- New or Replacement has been approved as submitted with the following stipulations:

Recommend approval with following stipulations. Fence construction must comply with ARC guidelines. If wrought iron then the fence must be black. City permit is required for new fence construction in city of Coppell.

If you have any questions, please feel free to call (972) 943-2850.

Thank you,

Architectural Committee
Lakes of Coppell Owners Association, Inc.

Additional Information Regarding the Variance Request:

1. This is to inform you that HOA of lakes of Coppell has already approved our fence relocation request on April, 13, 2015. Prior to getting the approval, they had vetted this request by contacting our neighbors and receiving the neighbors' approval.
2. We are asking a very small variance request. The area in the variance request is a small inconspicuous area as we will be doing it at least 60 feet away from the front yard. There are several houses in the neighborhood which have done fence relocation from just about only 10 feet away from the front yard.
3. We have assured that the utility easement line is way away from the proposed fence line.
4. The proposed fence will be a five foot wrought iron fence, which is the same height as the current fence. This will be 15 feet away from the property line.
5. When the building plan was released in 1992, the builder had been given the choice of the house to be faced either on Greenway Drive or Westlake Drive. In 1997, 17 years ago when the house was built, the builder decided to build it facing Greenway Drive and hence it is no longer a double front facing house.
5. As mentioned above there are quite a few houses in the same neighborhood who have already extended their fence. In some cases the fence is already touching the sidewalk. Below are the addresses of those houses: 239 Greenway Drive; 739 Greenway Drive; 402 Greenway Court; 319 Shorewood Court; 858 Shorewood Drive; 345 Spyglass Drive; 310 Green tree Drive; 359 Westlake Drive; 3211 Island Bay.