



TOWN OF SHADY SHORES
KEEP SHADY SHORES BEAUTIFUL
REGULAR SESSION
MARCH 4, 2019; 7:00 PM
SHADY SHORES COMMUNITY CENTER
101 S. SHADY SHORES ROAD
SHADY SHORES, TX 76208

AGENDA

1. CALL TO ORDER

2. ROLL CALL

Establish a quorum

3. MINUTES:

Consider and act upon approval of the February 4, 2019 Keep Shady Shores Beautiful Board meeting minutes.

Documents:

[KSSB MINUTES 02.04.2019.PDF](#)

4. OLD BUSINESS

Consider and take action relative to ongoing projects and events as listed below.

- a. Discuss beautification plan for Town of Shady Shores
- b. Discuss the annual clean up day for March 23, 2018
- c. Discuss participation with the Arbor Day Foundation

Documents:

[BEAUTIFICATION PLAN 2013-2014\(1\)- REDLINE COPY 02.05.2019.DOCX](#)

5. NEW BUSINESS

Discuss any new projects to be considered at the next monthly meeting.

- a. visible house addresses
- b. Arbor Day Celebration and membership
- c. Lake Cities Serve 2019

6. ADJOURN

I Wendy Withers do hereby certify that a true and correct copy of the above agenda was duly posted on February 28, 2019 at 1:19 pm.

Wendy Withers,
Town Secretary



**TOWN OF SHADY SHORES
KEEP SHADY SHORES BEAUTIFUL
REGULAR SESSSION
FEBRUARY 4, 2019; 7:00 PM
SHADY SHORES COMMUNITY CENTER
101 S. SHADY SHORES
SHADY SHORES, TX 76208**

MINUTES

| | | |
|---------------|--------------------------------|---------|
| Nathan Abato | Chairman | Present |
| Tamara Ross | Vice-Chairman | Present |
| Chris Britton | Committee Member | Absent |
| Amy Whiting | Committee Member | Present |
| Bill Krueger | Committee Member | Present |
| Lynn Grimes | Committee Member- Alternate | Absent |

Staff Present: Wendy Withers, Town Secretary; Char Dupree, Code Enforcement

1. CALL TO ORDER

Chairman Nathan Abato called the meeting to order at 7:00 pm.

2. ROLL CALL

Establish a quorum

3. MINUTES:

Consider and act upon approval of the January 7, 2019 Keep Shady Shores Beautiful Board meeting minutes.

Documents:

1. [KSSB MINUTES 01.07.2019.PDF](#)

Tamara Ross made a motion to approve. Amy Whiting seconded the motion.

DISCUSSION: None
AYES: Whiting, Abato, Ross, Krueger
NAYS: None
The motion passed unanimously.

4. OLD BUSINESS

Consider and take action relative to ongoing projects and events as listed below.

- a. Discuss beautification plan for Town of Shady Shores
Town of Shady Shores Code Enforcement Officer Char Dupree was present to give comment to the Town of Shady Shores Beautification Plan.
- b. Discuss the annual clean- up day for March 23, 2019
- c. Discuss participation with the Arbor Day Foundation- Tamara Ross Arbor Day Program- will continue to research.

5. NEW BUSINESS

Discuss any new projects to be considered at the next monthly meeting.

- Streets and Road Maintenance
- Arbor Day
- Keep Texas Beautiful
- Numbering and Addresses
- Live Tree

6. ADJOURN

The meeting was adjourned at 8:11 pm.

PASSED AND APPROVED THIS THE _____ DAY OF _____,
2019.

APPROVED:

Nathan Abato, Chairman

ATTEST:

Wendy Withers, Town Secretary

BEAUTIFICATION PLAN



**TOWN OF SHADY SHORES
ADOPTED:**

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PURPOSE AND GOAL

Keep Shady Shores Beautiful through education of our residents and creating an identity and brand for the town.

BACKGROUND

Shady Shores

The Town of Shady Shores currently has a population of approximately 2610 and covers 2.9 square miles of property just south of Denton, Texas. Shady Shores' residents take pride in being a small bedroom community (with nary a stop light or convenience store to be found). A look back at the town beginnings will help establish your perspective.

In the mid-1920's, John William Franck, a Dallas contractor, built a fishing camp with about 10 wood-shingle cabins on the northern shores of Lake Dallas. He had this in mind as a weekend retreat for Dallas residents. In the 1930's, many of the fishing camps were torn down and replaced by permanent homes, several which are still standing.

The community thrived, and in 1932, a nearby subdivision called Shady Shores began construction. The lake was enlarged in the late '50s, becoming what is now known as Lake Lewisville. In 1960, the town leaders decided to incorporate - mostly to escape being annexed by Denton - and the subdivision's name became the name of a newly formed town. Up until 2000, when tax collection began, money for road repairs and police and fire protection came from fees from building permits, franchise fees, pancake suppers and donations from the residents.

Today Shady Shores is a thriving community that boasts excellent fire, emergency and police protection, provided by The Lake Cities Fire Department and the Corinth Police Department. Our residents enjoy a quiet lifestyle with ready access to the lake while being only a short drive from DFW airport, and nearby shopping and restaurants.



THE BENEFITS OF A BEAUTIFICATION PLAN :

1. Consistency in decision making- The Beautification Plan gives decision makers a consistent reference point for directing beautification efforts.
2. Ability to make informed decisions- the Beautification Plan provides facts on existing conditions, and recommendations on beautifying existing conditions enabling the decision makers to understand the impact of their decisions.
3. Produce positive economic development- Beautiful communities attract new growth and development, as well as protects property values in both residential.

INITIATIVE 1 - CREATION OF AN ENTRY CORRIDOR OVERLAY ZONE

Entry Corridor Overlays lend additional guidelines that enhance the corridors of Town of Shady Shores. The district will be established to provide development standards for roadway corridor areas that are in addition to current zoning districts already in existence within the designated corridors. The ECO is designed to recognize the importance of the corridors and enhance the aesthetic appeal for those entering the town. Guidelines will include additional screening, signage, and additional landscaping requirements for new subdivisions. The ECO zone will be a target area for code enforcement compliance. Additionally, in the Entry Corridor Overlays, Town of Shady Shores will work closely with the Texas Department of Transportation on placement of new town entrance signage, additional streetscape improvements in the state rights-of-way, and maintenance of the rights-of-way in the following overlays:

1. W. Shady Shores Road (Olive's Branch)
2. S. Shady Shores Road
3. Dobbs Road
4. Berry Lane
5. Lakeshore Road

RECOMMENDATIONS:

- 1) Create the Entry Corridor Overlay Zone.
- 2.) Seek additional sources for a right-of-way landscaping design for the overlays

and create a budget for these improvements (Master Gardeners/University of North Texas/Texas Woman's University Programs).

3) Meet with property owners in the corridors to involve them in the beautification efforts of the area.

4) Meet with the Texas Department of Transportation regarding landscaping and signage in the state public rights-of-way if necessary.

RESPONSIBLE DEPARTMENTS:

- A. Planning Department
- B. Public Works
- C. Town Administration

PROJECT COST:

TBD

1.1 UNIFORM AND ATTRACTIVE SIGNAGE

Entryway Signage establishes a visual aesthetic that will enhance the appearance of the community. The role of the entryway sign is to set an image that will generate a favorable impression to visitors and citizens.

The goal of **Wayfinding Signage** is to make it easy for visitors and residents to navigate around downtown, as well as highlight attractions within the Town and offerings in an appealing and informative manner.

Right-of-way Audit- It is unknown how many signs (church signs, old signage at the town limits, civic organization signs, etc.) that are positioned in state and town rights-of-way. Many of these signs are old, cracked, faded, or obsolete and need to be replaced, maintained, or removed permanently. The Shady Shores sign ordinance currently prohibits signage in the right-of-way exempting signage for government entities (state signage, street signs, way finding signage etc.). Town of Shady Shores public works department will perform an audit of street and stop signs each year to determine number of signs that need to be replaced or repaired. Code Enforcement will monitor signs in the right-of-way and contact the owners of the signs to remove, repair, or permit these signs.

RECOMMENDATIONS:

- 1) Design wayfinding program for key destinations throughout the town (schools, boat ramp, town hall).
- 2) Work with US Army Corps of Engineers to upgrade and design signage for the Big Sandy Boat Ramp.
- 3) Design the new signage for all entry corridors.

RESPONSIBLE DEPARTMENTS:

- A. Planning Department
- B. Public Works
- C. Administration
- D. Code Enforcement

PROJECT COST:

TBD

1.3 LOCAL COOPERATION

Coordinate with the cities of Corinth and Lake Dallas to address code enforcement concerns adjacent to the Town of Shady Shores.

RECOMMENDATIONS:

- 1.) Ensure that point of contact for each Lake Dallas and City of Corinth are up to date
- 2.) Work with local cities of Lake Dallas, and Corinth to abate the violations.

RESPONSIBLE DEPARTMENTS :

- A. Planning Department
- B. Public Safety (Code Enforcement)
- C. Administration

PROJECT COST:

\$0

INITIATIVE 2 - NEIGHBORHOOD ENHANCEMENT

The preservation and enhancement of neighborhoods are a critical component of any community.” “Neighborhood Beautification Programs” are recommended under the Beautification Plan and are essential to enhancement of properties. During this program, Town of Shady Shores Code Enforcement Office will work with other departments at Town of Shady Shores to identify and abate code violations in a designated neighborhood with the intent of improving the quality of life for the residents of the neighborhood and the general citizenry. The Code Enforcement Department will

Shady Shores

look for violations of high weeds and grass, junk vehicles, the accumulation of junk and debris, locations that do not have address numbers posted, dangerous structures, and other violations of the Town Code. Additional departments will address issues such as potholes, replacement of street signs, mowing of rights-of-ways, and trash pick-up along the streets. These areas can be easily abated by town staff such as removal of tree stumps, storm drain cleanouts, old traffic signal pedestals, broken gutters, sidewalk cracks etc.

RECOMMENDATIONS:

- 1) Town workers can catalog problems requiring town maintenance. Once catalogued, they can be prioritized and abated.
- 2) Neighborhood Enhancement Areas 1, 2, 3 and 4 have been identified and prioritized as to the deteriorating conditions of the area, code enforcement violations, and the need for public works assistance for remediating infrastructure issues (for example potholes, replacement of street signs, etc.).

PROJECT COST: TBD

RESPONSIBLE DEPARTMENT

A. All Town Departments

2.1 DEMOLISH DILAPIDATED STRUCTURES

There are many areas within the town limits of Shady Shores that are owned by private individuals with structures and property that are simply abandoned and in need of clean-up and **façade** improvements; or may not be abandoned but may simply be unsightly to the public. These are areas that are seen when people visit our town. Dilapidated or dangerous structures (structure is in a condition of decay and partial or complete collapse is possible) within a town are always an eyesore. Many times, the structure needs repair or demolition, but the owners of the property cannot be found, are deceased, or live out of state. This makes for a lengthy and difficult process for demolition or repair of structures. Shady Shores has adopted a Dangerous Structures Ordinance to address these structures.



The Town of Shady Shores has created a Building and Standards Commission to receive information and make decisions on the status of such structures.



Funds in the amount of \$30,000 have been budgeted for demolition of structures. As always, the Town gives notice to the property owner and allows ample opportunity to demolish

the structure. If there is no compliance with the propertyowner, then the town will demolish the structure and place a lien on the property.

RECOMMENDATIONS:

- 1) A list of dilapidated structures will be created and prioritized by the structures that are most unsafe.
- 2) The Town Staff has an estimated goal of three structures to be demolished/abated by the end of the FY 2019.
- 3) The list should be reviewed on a yearly basis by the Keep Shady Shores Beautiful Committee.
- 4) Contact the owners of the individual properties notifying them of the Town’s intentions of property abatement compliance.
- 5) Consider placing fencing, landscaping, etc., in the right-of-way, so that a buffer is created to shield the property from the public.

PROJECT COST:

\$30,000 Abatement Process

RESPONSIBLE DEPARTMENTS:

- A. Building and Standards Commission
- B. Public Safety (Code Enforcement, Police Department, Fire Department)
- C. Public Works Department
- D. Administration
- E. Legal

2.2 LITTER CONTROL PROGRAMS

A. ADOPT A SPOT

The Adopt-A-Spot program is intended to showcase our residents’ commitment to love of community and natural beauty, by providing opportunities to keep the Town of Shady Shores beautiful. Residents can contribute in a variety of ways, such as selecting a spot or section of roadway for litter control, tree plantings, landscaping. Special projects shall be considered on a case by case basis. Participants will adopt a spot for a minimum of one (1) year. This program is open to families, individuals, youth groups, homeowner associations, schools and clubs, businesses, non-profits or any combination of these groups. The town will install a sign at the designated Adopt-A-Spot location.

RECOMMENDATION:

- 1) With the revival of the “Adopt a Spot Program,” the community will have a hand in keeping our town beautiful. Additionally, working with the Municipal Court to identify individuals that need community service will enhance our beautification

efforts for the entry ways into the town.

RESPONSIBLE DEPARTMENT

- A. Keep Shady Shores Beautiful
- B. Administration
- C. Municipal Court

PROJECT COST:

Safety Vests
0
Bags \$ 0
New signage: \$400

B. GARBAGE CARTS

Currently Town of Shady Shores requires that trash be placed in containers provided by the Solid Waste provider. This eliminates the problem of having trash and debris blown down the street or into another citizen's yard or being scattered by local wildlife. The Town offers once a week pick-up as well as five (5) additional cubic yards of bulk pickup. In addition, residents are offered household hazardous waste service as a part of their quarterly service.

RECOMMENDATION:

- 1) The Town may update the current ordinance to require containers for solid waste.

RESPONSIBLE DEPARTMENT

- A. Town Council
- B. Administration

PROJECT COST:

\$0

C. TOWN WIDE CLEAN UP DAYS

Currently the Town of Shady Shores provides two (2) town-wide clean up days. On the designated day the town provides additional dumpsters, a paper shredding service, electronics recycling, tire collection and household hazardous waste collection services as determined by need and availability. This allows residents to dispose of potentially hazardous materials in the proper manner.

RECOMMENDATION:

- 1) Develop more publicity for the bi-annual events to increase awareness
- 2) Conduct a citizen survey to determine needs
- 3) Designate annual days to ensure consistency

RESPONSIBLE DEPARTMENT

- A. Keep Shady Shores Beautiful
- B. Administration

PROJECT COST:

\$1000- 5,000

D.PUBLIC GREEN SPACE AND PARKS

Develop a plan for the enhancement of the green space around town hall. Plan to include a play area for children; the establishment of a Town Christmas Tree and a fitness trail or walking path. Possible area for a butterfly garden or other natural landscaping.

RESPONSIBLE DEPARTMENT

- A. Keep Shady Shores Beautiful
- B. Shady Shores Town Council
- C. Administration

PROJECT COST:

TBD

Seek Grant funding from Texas Parks and Wildlife and other organizations such as Keep Texas Beautiful etc.

INITIATIVE 3- CITIZEN COMMUNICATION AND EDUCATION

The Town of Shady Shores will work to improve citizen communication and education about recycling programs and efforts to implement the programs listed in this document as well as other Keep Shady Shores Beautiful efforts within the town.

RECOMMENDATIONS:

- Encourage citizen sign up for e-news and other notifications
- Improve citizen communication through social media posts and website communication
- Use the solid waste bills as a method to distribute information
- Maintain a current list of Town of Shady Shores Homeowner Association point of contact(s)
- Quarterly Newsletter will be used to convey information to residents

RESPONSIBLE DEPARTMENTS:

- A. Administration

PROJECT COST:

TBD

BEAUTIFICATION PLAN INITIATIVE FUNDING

While many of these initiatives do not require major funding, certain initiatives do require substantial funding. These initiatives may be helped by the following funding ideas:

- 1) Citizens could have the opportunity to donate a monthly fee to the program that will appear on their solid waste bill.
- 2) Corporate sponsors
- 3) Governor's Community Achievement Awards. This competition distributes \$2 million in funding from TxDOT across the ten communities, with the amount based on population size. The funds are used for landscaping projects along local rights-of-way. A community's environmental program is judged on achievements in seven different areas: community leadership and coordination, public awareness, education, beautification and community improvement, litter prevention and cleanup, solid waste management and litter law and illegal dumping enforcement.
- 4) Other funding sources (i.e. grants, dedicated taxes, bonds, etc.)

SUMMARY

The goal of the beautification plan is to improve the overall appearance of Town of Shady Shores and its entry corridors. The elements of the plan will be combined to Shady Shores

enhance the beauty of Shady Shores and create a true sense of place. Investing in beautification supports existing and proposed private and public investments in the area. And, as this is a living document, the Beautification Plan will continue to identify projects that will beautify our community, increase desirability and quality of life, and encourage residential homeowners and business owners to invest in landscaping and clean up of their properties.