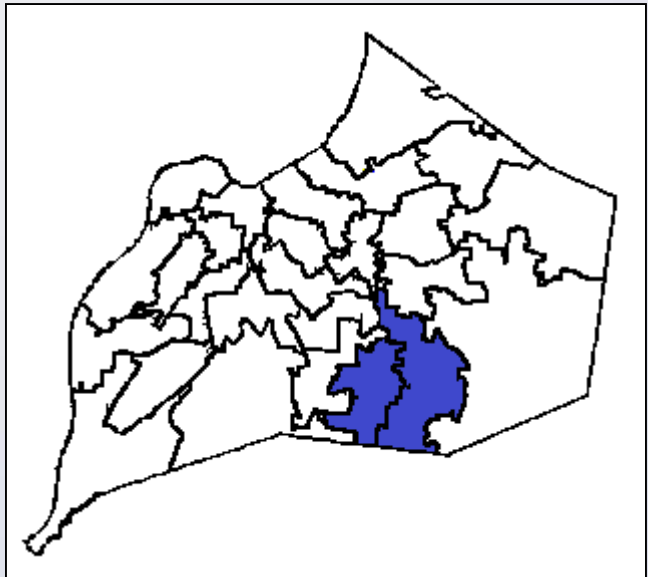
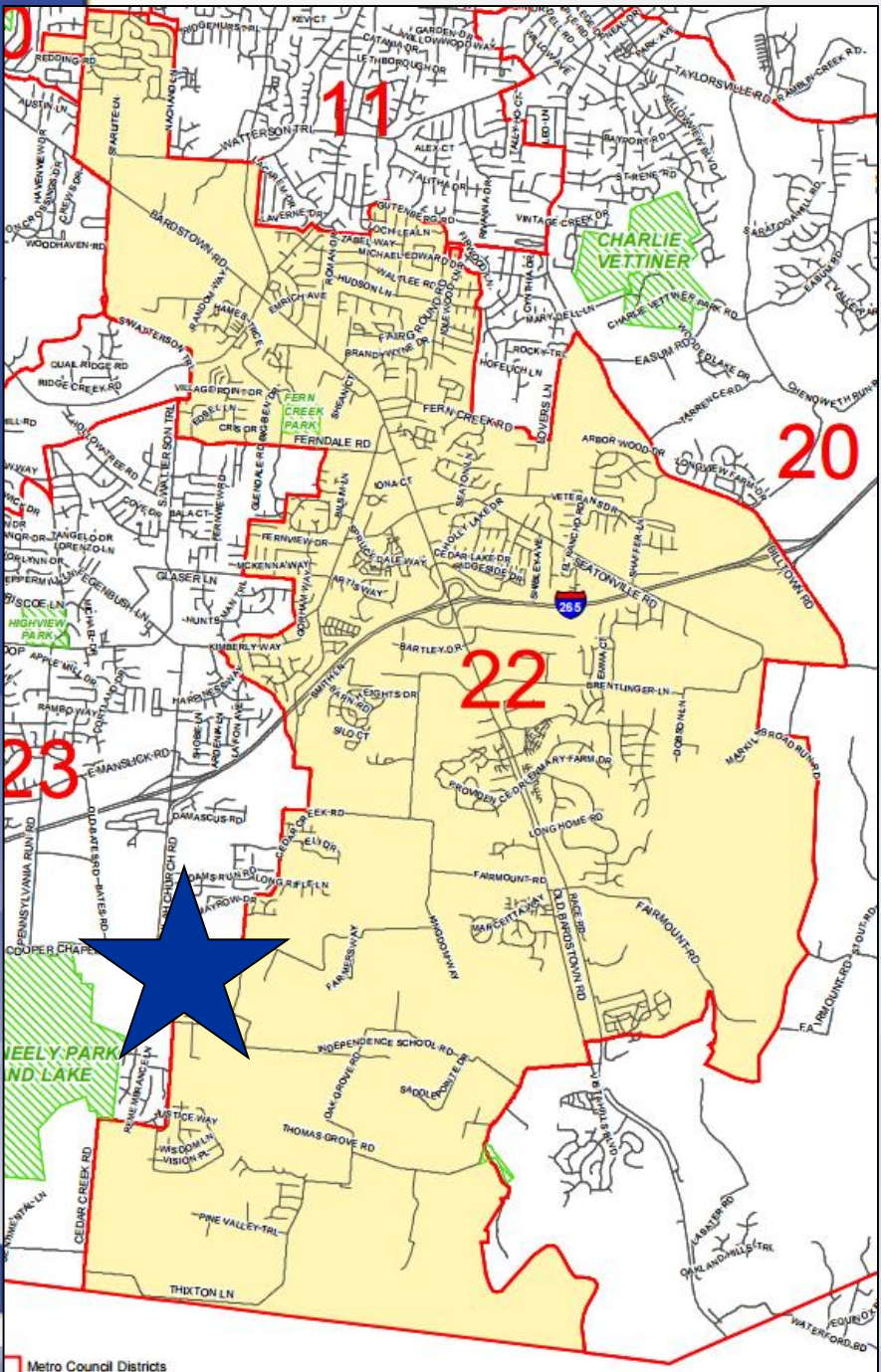


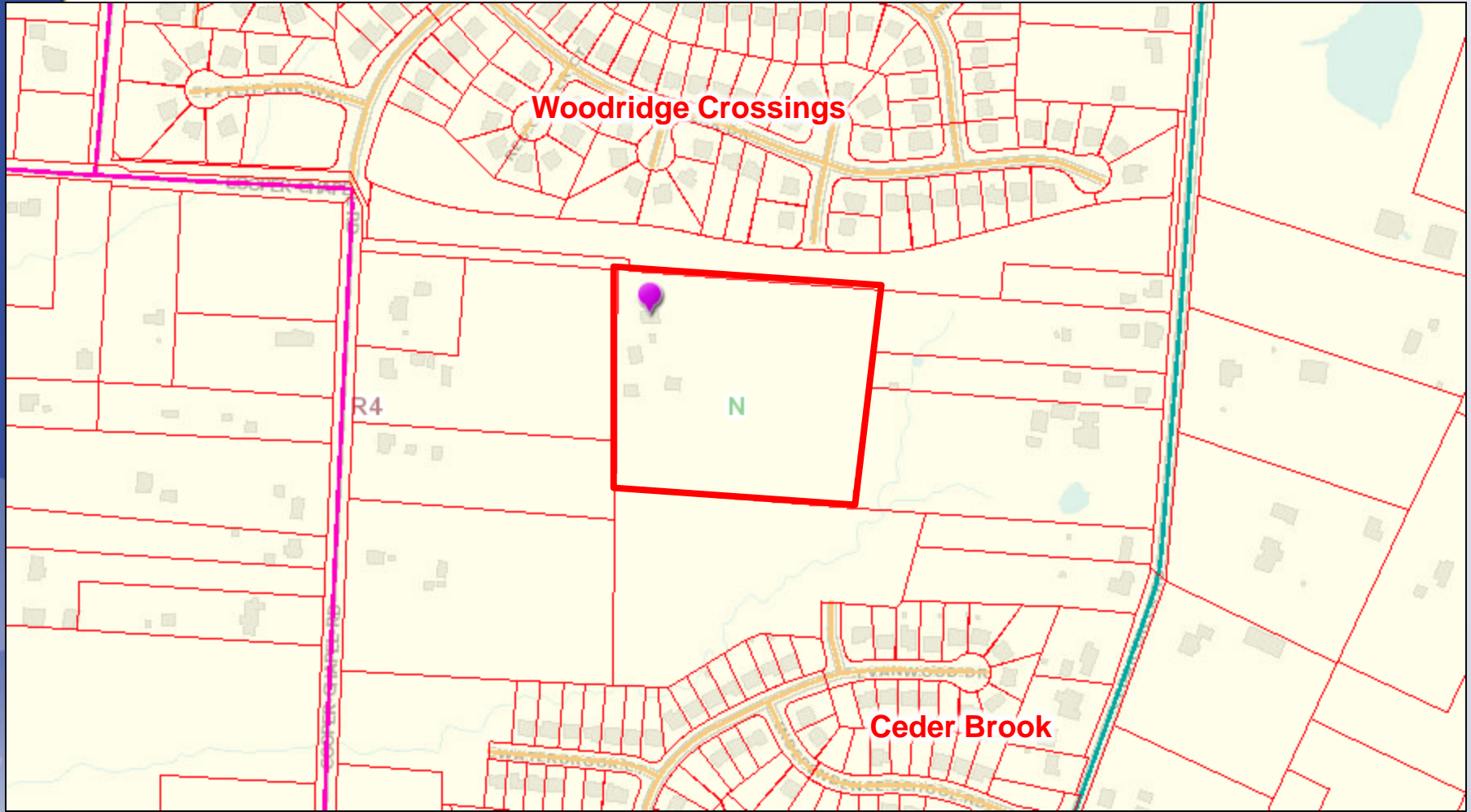
19ZONE1013 CEDAR BROOK SECTION 5



**Planning & Zoning Committee
October 15, 2019**



8101 Cooper Chapel Road
 District 22 - Robin Engel &
 District 23 - James Peden



Existing: R-4/N

Proposed: R-5/N



Existing: Single Family/Ag
Proposed: Single Family

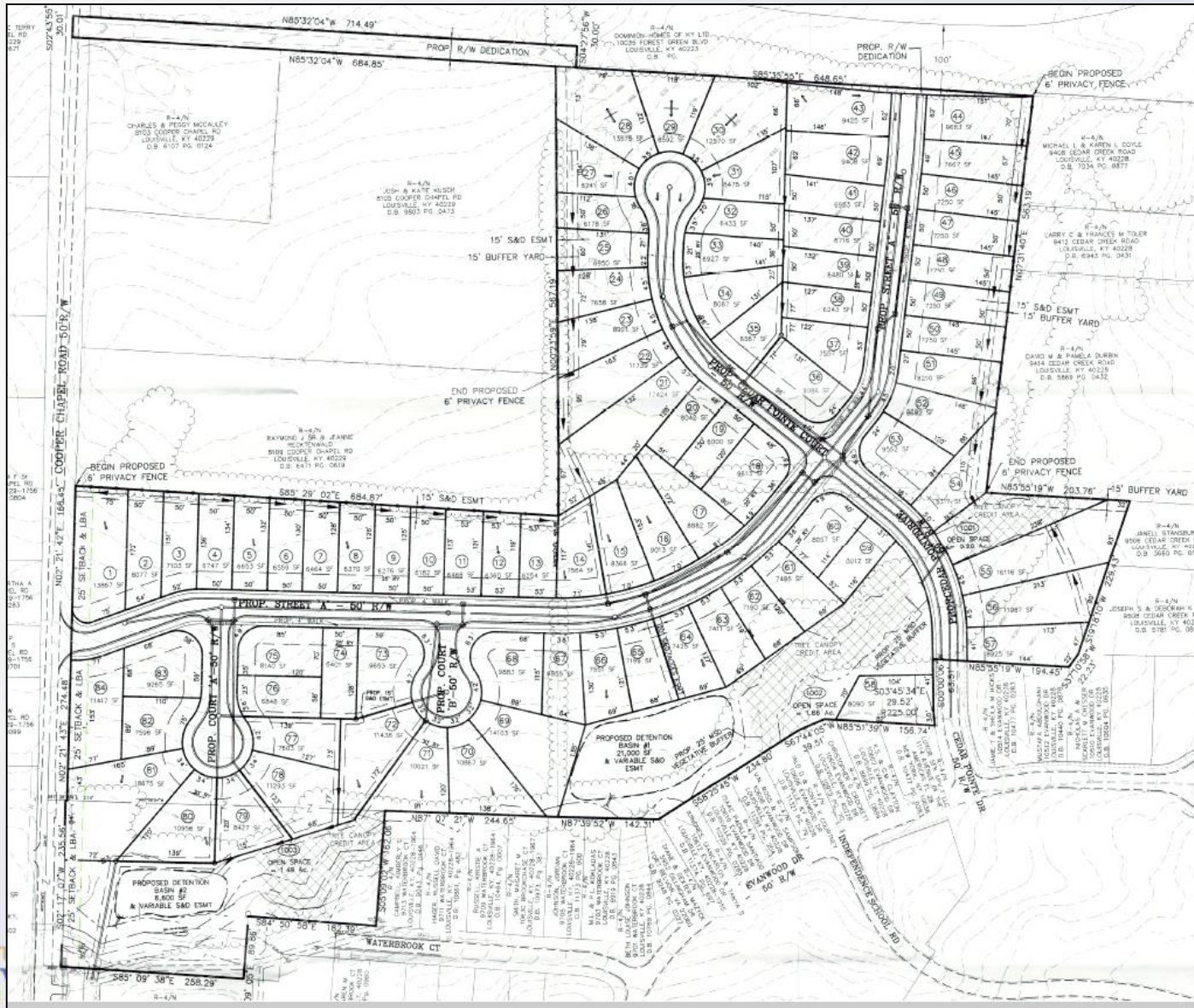
Requests

- Change-in-Zoning from R-4 to R-5 Single-Family Residential
- District Development/Revised Major Preliminary Subdivision Plan

Case Summary

- The proposal calls for 84 single-family lots on 20 acres.
- Connectivity is provided to the north (future roadway), south to an adjacent subdivision, and west to Cooper Chapel Road.
- A fee-in-lieu for sidewalk construction will be offered along Cooper Chapel Road.

Applicant's Development Plan



Public Meetings

- Neighborhood Meeting on 3/7/2019
 - Conducted by the applicant (12 people attended).
- LD&T meeting on 8/8/2019
- Planning Commission public hearing on 8/29/2019
 - Three people spoke in opposition.
 - The Commission recommended approval of the zoning map amendment from R-4 to R-5 by a vote of 6-0 (three members were not present).