

Neighborhood Meeting Summary

The Neighborhood Meeting was held at the Central Government Center, Room A located at 7201 Outer Loop on Wednesday, December 3rd, 2014. The meeting was mostly attended by owners of properties in the area, as well as Council Member James Peden.

Nick Pregliasco presented a PowerPoint showing the location, other uses in the area, the design of this property, how it is accessed, and how it will provide screening and buffering. Kevin Young with Land Design and Development, Inc. (LD&D) was present to address technical issues relating thereto, including drainage concerns.

After their presentations, the floor was opened to questions. Most of the questions pertained to traffic and the upcoming traffic improvements in the area. Many of the residents were from the adjoining subdivision and were particularly concerned with the connection from this property to their Apple Valley subdivision by Appleview Lane. Many residents were concerned that this property will become the main cut through in the area and will cause major traffic problems. Ken Blacketer, Kevin Young, and Nick all explained that the applicant would prefer not to connect to Appleview Lane, but this was Land Development Code requirement for connectivity. Other than the connection, many questions related to the additional traffic on Beulah Church Road, which Kevin Young explained was the reason for the upcoming road improvements.

Other than that, Kevin Young explained access, drainage and screening and buffering along the shared property line with the neighboring subdivision. Ken Blacketer explained that the apartments would look very similar to the current apartment project on Beulah Church Road and pictures were shown. Mr. Pregliasco, Kevin Young and Councilman Peden explained the process and the fact that the applicant has not yet filed an official application but will do so in the near future to be followed by government agencies reviews, a committee review of the Planning Commission, a full public hearing and then final review and decision by the Metro Council. Kevin explained when those meetings will likely be held, the fact that anyone present or anyone noticed will receive added notice of those meetings and will be invited to attend and comment. He also explained that every application has a DPDS case manager who can be contacted as well as officials associated with Metro Transportation Planning & MSD. Many of the residents had already contacted the case manager about this project.

Respectfully submitted,

Nicholas Pregliasco