

: Regarding the Request
for the rezoning of the
Area known as 1118
Key Largo Lane
Of the of the area known
as as 1118 Key Largo
Lane.

To all members of the Arkansas City Planning Commission:

We, the undersigned property owners on Key Largo Lane, are immensely opposed to the rezoning of the property known as 1118 Key Largo Lane from R1 Low density to R3 High density. We believe that this is highly inconsistent with the current and surrounding properties. The current area was laid out as a rural low density area with a one lane gravel road, and the current homes all rest on at least a $\frac{3}{4}$ acre lot.

We believe that the rezoning would result in the construction of further duplexes and possibly other types of high density construction. that would imminently affect traffic on a one lane road. The changing of this road to a two lane with the current utilities and/or addition of others would not only drastically reduce our front property and current landscaping and existing construction, but also the ability to park in our driveways and leave room for walking and the loading and unloading of cars. We believe that increased high density homes and/or rental properties greatly affects our property value, with increased traffic on a one lane road, and the higher congestion of traffic on 8th street due to limited entry to Key Largo Lane from 8th street. A high density of rental property or other high density forms of housing affecting the property value and resale of our homes.

We believe that this would greatly affect our quality of life, as the reason we purchased our homes in more of a rural setting was to realize that type of environment and to have a safe place for our children and grandchildren to play. We realize that there is currently a duplex on Key Largo Lane. This was one of the first constructions when the original land owner built this as a rural setting. All of the houses constructed on site were built prior to the area being annexed into the city. We would recommend the Planning Commission deny the Rezoning From R1 (Low density) to R3 (High density) to preserve the quality of life of the majority of the current property owners of Key Largo Lane. And we would ask that future construction be consistent with the existing construction and current zoning on our road.

Signatures for the opposition to rezoning the Key Largo Lane Area

Signature

Address

Matthew James

1004 Key Largo Lane

Ryan Buter

1003 Key Largo Lane

Russell Munn

1002 Key Largo Lane
2627 N. 8th Street

Ruy Vaz

2701 N. 8th Street

Micah Fry
munn m. ~~2627~~

2701 N. 8th Street
(Key Largo $\frac{1}{2}$ 8th - Northside of Key Largo)

Harold A. Saville

1015 Key Largo Lane

Addendum

Please note that the owners of the property known as 2701 North 8th Street did not receive the Letter of notification about the request for a zoning change. Their property does directly connect With Key Largo Lane and their driveway uses the only entrance and exit to Key Largo lane. They also believe this would greatly affect them and should have received the letter. Also the property known as 2627 has their north property line bordering Key Largo Lane and He only received a letter for 1002 Key Largo Lane. I am sure when you look at the map You would agree this affects their property also. The possible addition of utilities or a two lane Road would also greatly change their existing construction and parking.