

**Applicant:** Fred Thomas, IV; Hampton Homes, LLC

**Project Location:** Generally north of 1700 N. Porter Avenue

**Case Number:** PD22-05

**Time:** 5:30 p.m.

**Applicant/Representative**

Stephen Landes (Project Engineer)

**Attendees**

Edgar O'Rear

Kasey Davis

Jill David

Leanna Boyd

J Lang

Kevin Boyd

P Rucker

A Hrebec

**City Staff**

Ken Danner, Subdivision Development Manager

Heather Poole, Assistant City Attorney II

Colton Wayman, Planner I

**Application Summary**

The applicant requests to rezone from R-1, Single Family Dwelling District, to SPUD, Simple Planned Unit Development, to allow for a single-family subdivision with smaller lots and setbacks than what is traditionally allowed.

**Neighbor's Comments/Concerns/Responses**

Neighbors were interested in reviewing the site plan with the applicant in addition to understanding when it was anticipated to be built. The applicant did not know a specific timeline. Neighbors were interested in understanding the anticipated square footage of the homes. The applicant explained he believes they will be between 1,800-2,000 square feet. The neighbors also expressed concerns over the potential height of the homes. Neighbors explained that it is preferred that the homes are one-story and not two-story for privacy reasons. Finally, neighbors were concerned with the implications relating to drainage. The applicant explained that the site flows to the northwest – where the proposed detention pond will be. The applicant explained that he believes the improvements to the site will improve drainage in the overall area.