

Applicant: Juniper Sage at Cobblestone Creek, LLC

Project Location: 4403 12th Ave SE

Case Number: PD 26-19

Time: 5:30 P.M.

Applicant Representative:
Joe Krodel

Attendees:

Jennifer Garn
Paula Braugh
Mary Garland
Lynn M Golbeck
Sally Ellis
Jerry & J.R Pack
Garland Pack Jr
Daniel Helmer
Brenda Helmer
Karen Nicholson
Eldie Lois Morris
Cynthia Warity
Machelle McQueen
Linda Wright
Leonard Wright
Linda Roop
Linda Brown
Ron & Marisa Kolar
Debbie Williams
Sonja Potts

Claudia Jenkins
Mike Jenkins
Donna Attaway
Luane Alexander
Bonni & Andrew A.
Darla Davis
Bobbie Homesley
Jim & Carma Taylor
Timothy Shannon
Candace Barrett
Tim Barrett
Amy Rice
Linda Parsons
Bill Block
Abanette Hendridson
Tracy & Jud Foster
Chris & Mimi Edwards
Erica Bird
Jolene Davis
Debbie Davis

City Staff:

Lora Hoggatt, Planning Services Manager
Beth Muckala, Assistant City Attorney III
Janita Hatley, Code Compliance Supervisor

Application Summary:

Juniper Sage at Cobblestone Creek, LLC requests an amendment to the existing PUD to remove the age restriction for multifamily uses and instead allow all ages.

Neighbors' Comments/Concerns/Responses:

Neighbors were curious why the age restriction change is happening now and if feasibility studies were conducted in 2019. The applicant explained studies were done but the market conditions since completion have shown the product is financially

nonviable. Residents of the existing facility explained they chose Cobblestone specifically for the age restriction of 55+ and do not want it to change. Neighbors surrounding the development expressed a similar sentiment. Neighbors and residents asked if there will be any kind of guarantees on who can live in the facility. The applicant explained the 55 age is a legislated number; other ages would be a violation of the Fair Housing Act. Residents and neighbors asked if the property management company is working on marketing and improving the website. The applicant said they have been and will continue efforts.