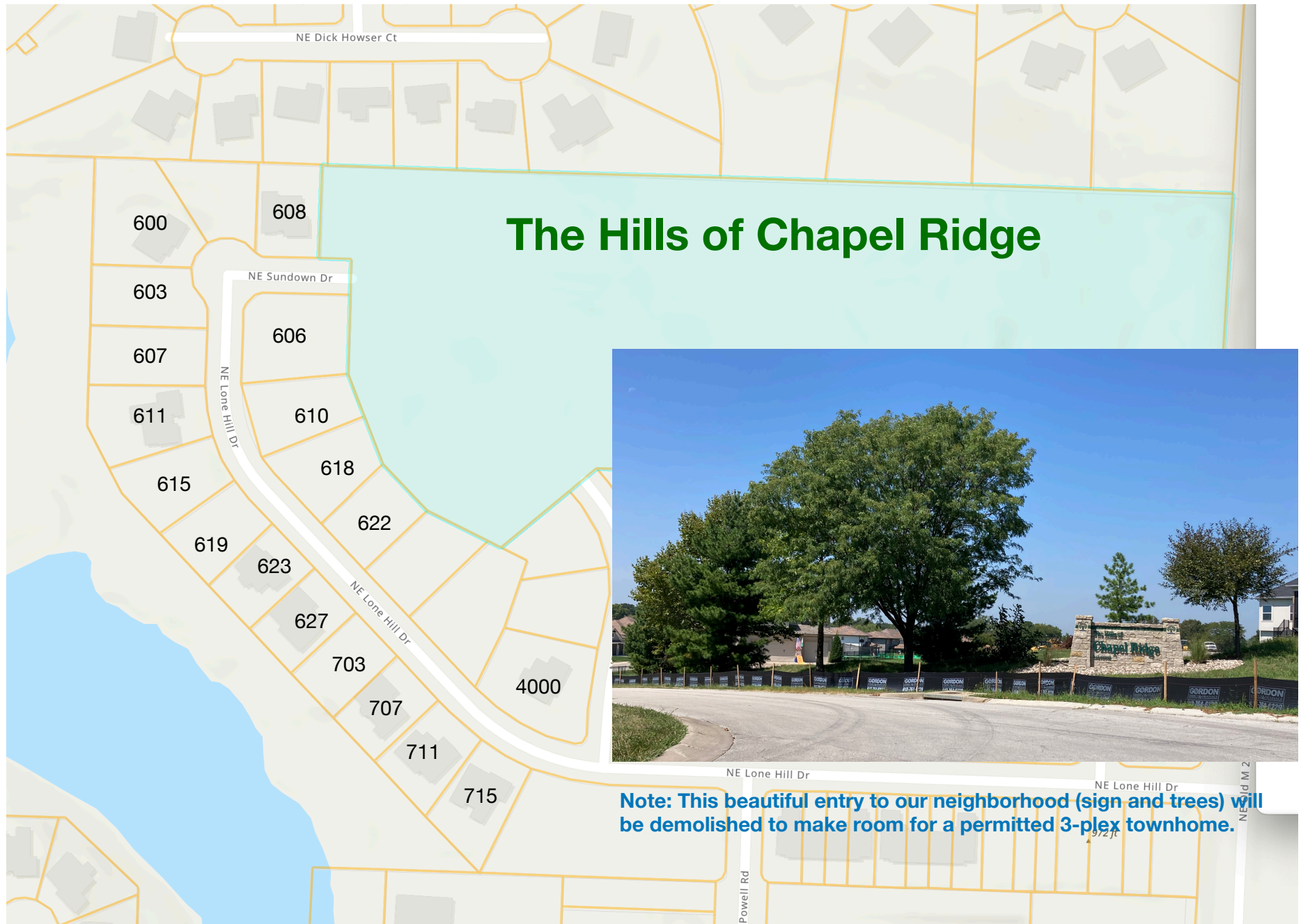


## Neighborhood Protest - The Townhomes of Chapel Ridge 3rd Plat



August 2024

## Neighborhood Protest - The Townhomes of Chapel Ridge 3rd Plat

2020

PL2019-352

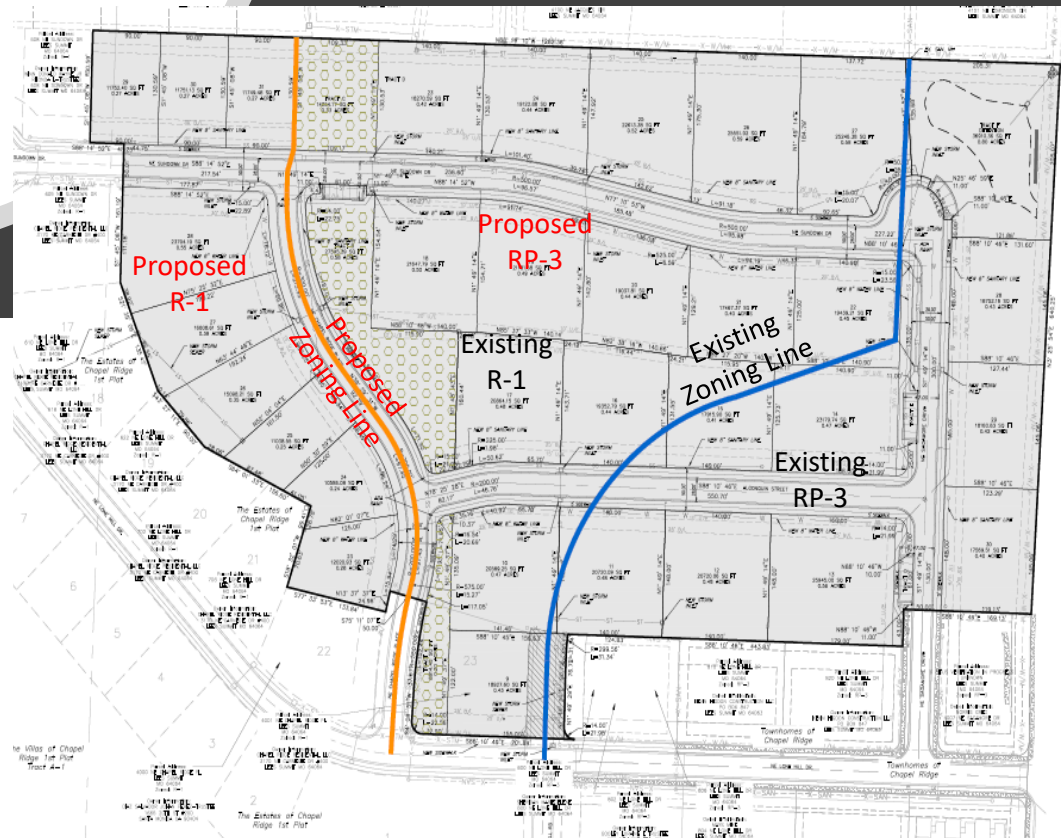
Rezoning and Preliminary Development Plan for:

The Estates of Chapel Ridge  
Lots 23 – 31

&

The Townhomes of Chapel Ridge  
Lots 9 – 30 & Tracts A - F

Revised Preliminary Development Plan and Rezoning for The Townhomes of Chapel Ridge approved by City Council on January 14, 2020 (Ord. #8790(a)).



### Existing Preliminary Development Plan

Townhome Lots  
Site Area 5.56 Acres  
Lots 7 (21 units)  
Density 3.78 units per acre  
(1.26 lots per acre)

Estate Lots  
Site Area 12.83 Acres  
Lots 31  
Density 2.42 units per acre  
(2.42 lots per acre)

Overall Density 38 lots (2.07 lots per acre)  
52 units (2.83 units per acre)

Total Units 90 Units

### Proposed Preliminary Development Plan

Townhome Lots  
Site Area 15.10 Acres  
Lots 22 Lots (66 units)  
Density 4.37 units per acre  
(1.46 lots per acre)

Estate Lots  
Site Area 3.27 Acres  
Lots 9  
Density 2.75 units per acre  
(2.75 lots per acre)

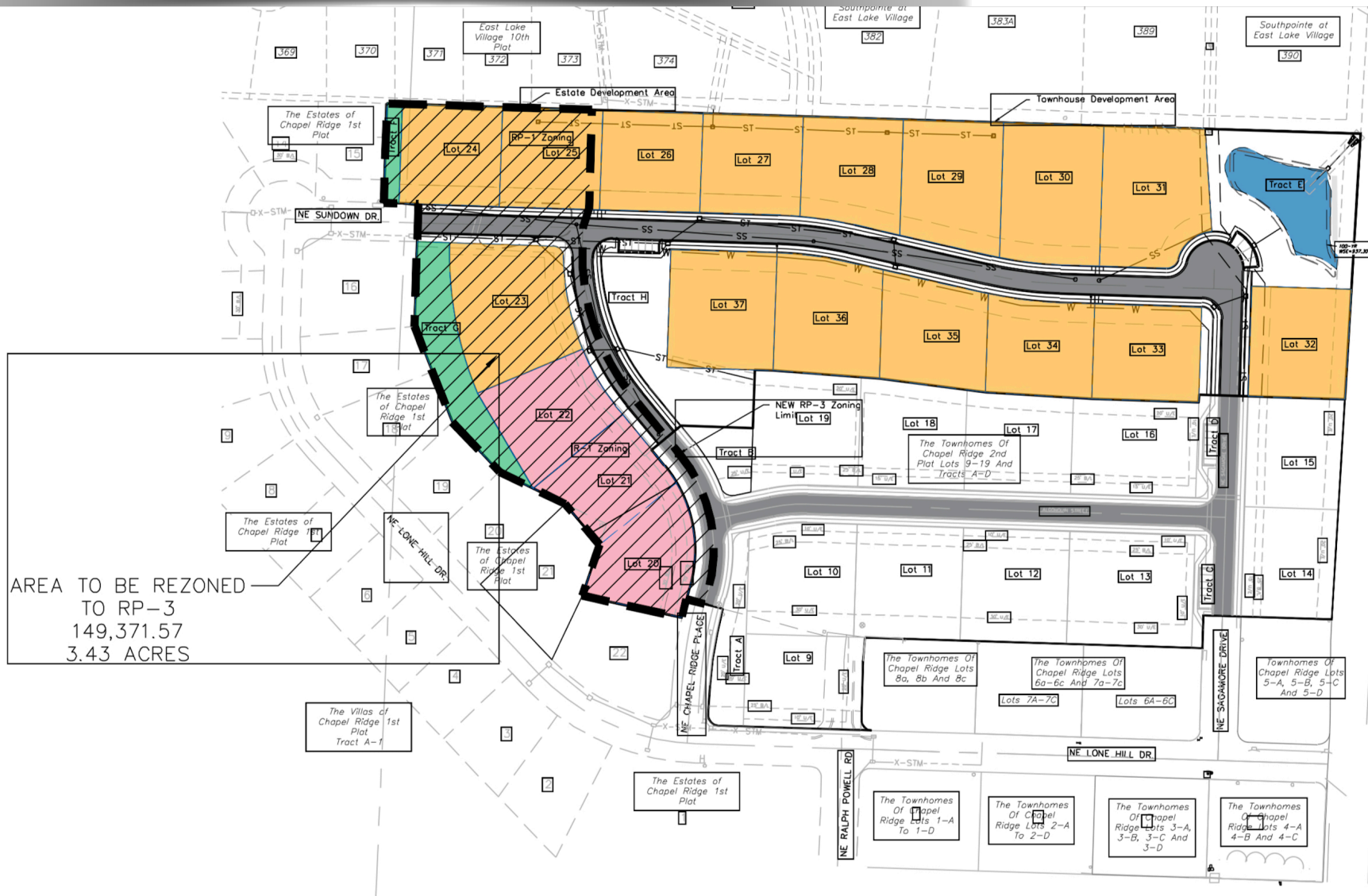
Overall Density 31 lots (1.69 lots per acre)  
75 units (4.08 units per acre)

Total Units 106 Units

## Neighborhood Protest - The Townhomes of Chapel Ridge 3rd Plat

2024

2024 Plat Plan: NO Single family homes; just multi-family units. MINIMAL "green space" between existing single family homes and multi-family units.



August 2024