



Project Chapel Ridge Townhomes Phase 5
Request Modification Request
Date December 18, 2020

Modification Request

1.) High Impact Buffer and Landscaping, Required by UDO Article 8, Division III

This residential use is located within an existing commercial area of the development and the High Impact Buffer is intended to screen residents from commercial use, typically when the commercial use is constructed after the residential use. In this situation the residents will be fully aware of the commercial use located to the east and south of the proposed residential project. The plan has provided adequate landscape screening to create a buffer from the office commercial use located to the east and south side of the project. The request is to approve the landscape plan provide and remove the need to install a fence along the property line, which it is the developer's opinion that the natural screen buffer will meet the intent of the code and have a better aesthetic feel for the development.