

DATE: August 14, 2006

TO: Phillip L. Nelson, City Manager

FROM: Brian P. Murphy, Assistant City Manager/Services 
Mark F. Miller, Planning Director 

SUBJECT: Agenda Item G-1(a) – Announcement of Public Hearing (August 28, 2006)
– Rezoning Application (File Number: Z 632-B) – Proposed Grand Troy
Villas, West side of Rochester Road, North of Wattles Road, Section 15 –
CR-1 to R-1T

The public hearing notification on this item was sent to the *Troy-Somerset Gazette* and it was not published. There will not be a public hearing on August 28, 2006. It is anticipated that a public hearing will be scheduled at the September 11, 2006 meeting.

Paula P Bratto

REC'D

G1(a)

From: Vic Sandy [Vsandy@gccrisk.com]
 Sent: Monday, August 14, 2006 11:40 AM
 To: Paula P Bratto
 Subject: rezoning request for T2N, R11E, Se 1/4 of Section 15

AUG 14 2006

Z-632-B

PLANNING DEPT

To: CC 8-14-06

Tonni,

Good morning. Once again, I find myself writing to you on behalf of the Heritage Place Subdivision Association to voice strong opposition to the proposed rezoning requested by Mr. Balan and Mr. Rajagopalan.

We feel very strongly that the proposed use of the property is totally inconsistent with the surrounding single family homes, some of which are valued well over \$400,000. It would remove a substantial amount of trees that provide both noise and sight barriers for the adjacent homeowners, and would degrade the value of those properties and all nearby properties as well.

We already have a rather hodge podge mixed use in the area. We do not feel it is appropriate for speculators to throw up moderately priced condos next to established single family subdivisions. This request if granted, would have a negative impact on the area homeowners, and given the glut of available homes and condos, it is likely they would remain vacant for some time creating further risk of undesirable appearance in our part of the community.

Please note that the 32 homeowners at Heritage Place are strongly opposed to this rezoning request and hope that our voice matters and that our concerns are acknowledged in your decision process.

Thank you for your consideration in this matter.

Victor Sandy
 Global Commercial Credit

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8/14/2006