

Jennifer Arnold

From: mark-nan
Sent: Tuesday, January 28, 2020 1:40 PM
To: Jennifer Arnold
Subject: Hewitt Rezone 18-0142Z2

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

City Council Members,

Please approve Option 3 that Mr. Sanchez proposed at the 2019 Planning & Zoning meeting.

The amount of time and homeowner consideration preformed from the Sanchez Team accomplished a unified solution between all parties.

I live in Spicewood and we do not need any more apartments or commercial businesses. Commercial businesses can be put on the adjacent corner, which it's zoned for. Stop with the apartments, please. If commercial business is needed than focus on HUB 121 and get it built out.

Mr.Sanchez heard our concerns. Look at all the opposition letters that were sent for the original zoning. His team worked very hard on making a mixed parcel of land still feel like a neighborhood. Our motto in Craig Ranch is Living the Dream. This can happen with Option 3.

Thank you for your time and consideration.

Vote Yes to Option 3 on Hewitt Rezone 18-0142Z2

Natalie Garner
7304 San Saba Dr
McKinney Tx 75070

Sent from my iPad

Jennifer Arnold

From: Devarup Rastogi
Sent: Tuesday, January 28, 2020 11:31 AM
To: Jennifer Arnold
Subject: Hewitt Rezone 18-0142Z2 (REVISED)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hewitt Rezone 18-0142Z2 (REVISED)

Honorable City Council members,

My name is Devarup Rastogi and I reside at 7417 Kickapoo Drive in the Trails at Craig Ranch. This email is sent to register my support for the revised rezoning application, in contrast to my strong opposition to the original rezoning request.

My and my fellow residents preferred option remains single-family houses and townhouses, which would better fit in into the suburban character of the Trails and Spicewood communities. Our second option would be to contain any apartments to the five acres enclosed by Collin McKinney Parkway, Meyer Way and Alma Road. However, we could not see a path to our chosen development as the developer opposed any plan without apartments and the Planning Department is adamant that the five acres on the corner remains commercial.

This revised zoning is the best option available as it is better than the current zoning and better than the previous rezoning application.

After the May 14th 2019 Planning and Zoning Commission hearing, where the Commission tabled the original zoning request to allow the Sanchez Group to discuss their rezoning application with the affected communities, the Trails Service Area Committee, of which I am a member, helped coordinate a community meeting with Martin Sanchez so he could discuss his rezoning request, the alternative of the original zoning and answer questions. Although Mr. Sanchez is an eloquent speaker, he was not able to sway a majority of the attendees. The principal point of contention was the building of apartments.

Subsequent to that meeting the Trails Service Area Committee had two other meetings with Martin Sanchez and other members of the Sanchez Group. It was clear from the community meeting that Mr. Sanchez was going to build apartments as the owner of the property, Mr. Patel, intends to manage them and wants the revenue stream and a return on his investment.

At the first private meeting with Mr. Sanchez, the focus of the dispute was the closure of Esplanade Drive and the apartments on the resulting three-acre tract north of Hewitt and south of Wessex Court. Specifically, we discussed the anticipated traffic and parking problem created by placing hundreds of apartments and residents right next to the Trails as well as how a large four story structure would negatively impact our peaceful, quiet enjoyment of our property and our home values. While Mr. Sanchez discussed some minor architecture solutions, none of them really solved our issues.

Near the end of the meeting, Mr. Sanchez made the suggestion of possibly relocating the apartments to part of the mixed commercial land and putting townhouses on the northern Hewitt tracts, while still requiring Esplanade Drive to be closed. We indicated a strong interest in that option as a compromise that would help alleviate some of our concerns.

At a subsequent meeting, after Mr. Sanchez had time to consider this compromise, he more fully discussed this third option, which is the basis of his revised rezoning application currently before the City Council. The Trails Service Area Committee agreed to support it, as did the Spicewood Service Area Committee.

Under the revised rezoning application, and as confirmed by the subsequent traffic study, the negative impacts of parking and traffic created by the apartments seem to be mostly limited to the part of Hewitt Drive located across from the planned thirty five town house development and eight Spicewood houses that are on Collin McKinney Parkway between Meyer Way and Uplands Drive. Martin Sanchez has promised to work with the affected Spicewood residents to mitigate that impact through various design and building elements.

Furthermore, townhouses on the northern tract of Hewitt Drive are within the Trails development profile as they will be next to the new townhouse development, Uplands Place. Additionally, thirty five townhouses create a lot less residents than the hundreds of residents from a four-story apartment building.

Ironically, the closure of part of Esplanade Drive now works in our favor as the future apartment residents are most likely to use Hewitt Drive, which allows both north and south access to Alma Road versus going through the Trails community to access Kickapoo Drive. This also protects Kickapoo Drive from being overwhelmed with traffic when Frisco ISD finally builds its elementary school on Kickapoo Drive.

As per my discussions with Samantha Pickett and email with Jennifer Arnold, the City of McKinney Planning Department, which supported the previous rezone application, does not support the current rezoning application primarily because they oppose the reduction of land available for mixed commercial use.

In order to assuage their concerns, Mr. Sanchez modified the plan originally presented to us and increased the land available for mixed commercial use from two acres to three acres. He also sought C2 commercial zoning versus C1 zoning.

While during my contact with Samantha Pickett and Jennifer Arnold I developed enormous respect for their professionalism, it is a little strange that the Planning Department disputes this revised rezoning application over the loss of two acres of commercial land from five acres to three acres. What is most disconcerting is that under One McKinney 2040, which was spearheaded by the Planning Department, all of the land subject to this rezoning application is designated urban living, none of it is considered mixed commercial. I expect the city to make an effort to follow its own dictates, otherwise why bother with a One McKinney 2040 plan?

Additionally, neither the developer nor the Planning and Zoning Commission stated a clear or even slightly opaque vision as to what the mixed commercial use would entail. In fact the intent is to build out that area last, once they figure that out. I would hope the City Council agrees that rezoning without a plan is not acceptable.

Parenthetically, I personally wouldn't characterize this area as urban living as the rezoning that allowed for the Trails and Spicewood communities changed the character of the area to suburban. I don't believe adding apartments to an area makes it urban. While the original vision for Craig Ranch was live, work, play (urban) there

is no disputing that vision died years ago and Craig Ranch became an amalgam of developmental projects with little, if any, coherence. The haphazard building of apartments to satisfy population growth and landowner profit margins in random, inappropriate locations just adds to the dissonance.

Finally, if the City Council rejects this modified rezoning request, the developer has made clear he will proceed with the prior rezoning request or more likely, build under the original zoning. Both of those options are anathema to the Trails and Spicewood communities. If the City Council can't give the residents what they want, a single family and townhouse development, at least give us the next best thing, what we negotiated.

We recognize this was not a negotiation among equals. The developer and the Planning Department controlled the parameters of what was possible. However, the rezoning request is a compromise that addressed our concerns to the extent possible, given the developer's mandate of apartment development and the Planning Department's mandate of mixed commercial use.

I intend to attend and speak at the City Council hearing.

Thank you for your consideration.

Devarup Rastogi

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Jennifer Arnold

From: Samantha Pickett
Sent: Tuesday, September 24, 2019 3:02 PM
To: Jennifer Arnold; David Soto
Subject: Fwd: Case File 18-10423Z Hewitt Rezone

Sent from my iPhone

Begin forwarded message:

From: Katherine Blank
Date: September 24, 2019 at 1:28:21 PM CDT
To: Samantha Pickett
Subject: Case File 18-10423Z Hewitt Rezone

Good afternoon,

I am a resident at Craig Ranch – The Trails at 7605 Avondale Drive, McKinney 75070. I absolutely love living at Craig Ranch and have been at my current residence for 18 months. I purchased a home in Craig Ranch for the walkability, low maintenance lifestyle and the beautiful amenities such as Craig Ranch Fitness and the greenbelt between my home and Hewitt. I anxiously await HUB 121 and the new entertainment area so close to my home.

When I purchased my home, I knew there would be some sort of development in the Hewitt/Collin McKinney area in between Spicewood and The Trails. I am happy to hear about the adjustments to lower the density of the project and consider revisions that make more sense for the transitions from existing developments to future developments in this Hewitt project.

Since the last P&Z meeting addressing the Hewitt Zoning, I have attended an HOA hosted meeting with Mr. Sanchez who spent several hours explaining the project and patiently answering all the residents questions. Since this meeting, I have been speaking with neighbors to learn more about the compromises that have been reached between Mr. Patel, Mr. Sanchez and the majority of the residents. I feel all parties who have the best interest of the community at heart, have come up with a viable and workable solution for the latest revision of the Hewitt Development.

I am 100% in favor of option 3, which will create a development plan that will flow best with the current and future plans for Craig Ranch and our neighborhoods.

I appreciate the Planning and Zoning Commission for giving the residents time to learn more about the zoning changes and the opportunity to come to a compromise with Mr. Patel's project.

I hope that this rezone is approved this evening and that our energy can be focused on working together to create the best community for current and future residents of Craig Ranch.

Kathy Blank | Vice President

McKinney Chamber of Commerce

972.542.0163

mckinneychamber.com | mckinneyonline.com

“To Lead, Connect, and Empower our Stakeholders to Advance Business and Community Excellence”



Jennifer Arnold

From: Terry Boles [REDACTED]
Sent: Sunday, September 22, 2019 3:26 PM
To: Jennifer Arnold
Subject: Hewitt Rezone 18-0142Z

As a resident of the Trails at Craig Ranch which borders this proposed zoning change, I would like to voice my support for this revised application. I was not in favor of the original zoning request as it had too many multifamily units too close to the existing single family homes. In working with Mr. Sanchez he has developed this new modified plan and, while not perfect, it is a much better alternative for us. Provided he builds according to the information he has provided I wish to go on record as being in favor of this new zoning request.

Thank you

Terry Boles
5900 Rutland Road
McKinney, TX 75070



Virus-free. www.avg.com

Jennifer Arnold

From: Patrick Pak-chi Chan
Sent: Monday, September 23, 2019 8:18 PM
To: Jennifer Arnold
Subject: In response to Hewitt Rezone 18-0142Z (or 18-0142Z2 as listed on the agenda)

To Whom It May Concern,

As a resident of the Trails of Craig Ranch, I would like to express my concern on the latest proposal (Hewitt Rezone 18-0142Z2) with the involvement of two transition residential area. I think it is unclear to us how these areas could impact our house price and how these areas actually operate. A more thorough discussion has to happen; otherwise, this proposal would not be acceptable to this community.

Thanks for your consideration.

Regards,
Patrick Chan

Jennifer Arnold

From: Elizabeth Christie [REDACTED]
Sent: Sunday, September 22, 2019 8:14 AM
To: Jennifer Arnold
Subject: Hewitt Rezone 18-0142Z

We have lived in the trails at Craig Ranch for three years. Although it is not perfect, we are in favor of the proposal put forward by the developer to move the multi-family housing south of Hewitt and to build townhomes on the parcel between Wessex and Hewitt. We feel this will mitigate some of the parking issues associated with multi-family units as well as buffer our neighborhood from the increase in traffic concerns.

Thanks you,

Elizabeth Christie
5901 Uplands Dr
McKinney, TX

Jennifer Arnold

From: mark-nan [REDACTED] >
Sent: Friday, September 20, 2019 2:06 PM
To: Jennifer Arnold
Subject: Hewitt Zoning Case

We (The Garner's) are in support to Mr. Sanchez's third option for Hewitt Rd - Collin McKinney Pwky project. His new proposal works much more with the flow of Craig Ranch and the "Living the Dream" motto us Homeowners bought into. We feel the lay out of mixed business and concept of urban living is being achieved with an upscale look and feel.

P&Z board tasked Mr. Sanchez to work with us homeowners/tax payers and create a working solution that everyone will benefit from. Option 3 accomplished that and so much more.

By not reckoning the value this option brings is selfish on the boards part. We live here. We pay the high taxes while businesses are being courted to this area.

See you on the 24th and thank you for considering our position on this zoning.

Mark and Natalie Garner
7304 San Saba Dr.

Sent from my iPad

Jennifer Arnold

From: Michael Martin
Sent: Monday, September 23, 2019 5:28 PM
To: Contact-Planning; Jennifer Arnold
Subject: Rezoning Case 18-01423Z Hewitt Rezone

September 23, 2019

Michael T. Martin, Architect

6201 Exeter Avenue

McKinney, Tx 75070

806 789-8834

Case File # 18-01423Z "Hewitt Rezone

To the members of the P&Z Commission,

Regarding the above listed case; I would generally ***be in favor*** of the rezoning. I would personally like to see more mixed-use, particularly shops and retail along Alma Street. I believe that the current zoning and its emphasis on an urban setting are unlikely to be achieved. I do have reservations about the details of the project, particularly the somewhat difficult entry into the neighborhood from Alma. I can understand the objections that many of my neighbors have to the project and I think there are three areas that have and will continue to cause problems for the neighborhoods of *Spicewood* and *The Trails*.

- Construction activities at the two adjoining large apartment complexes already existing have often times blocked access to our area. The streets have been left impassable with mud and debris, parked over with workers cars and trucks. There is already work underway on an apartment expansion along Van Tuyl Parkway.
- Because the current development had the intent of reducing automobile use, and the narrow streets and alleyways were constructed accordingly, the scale of this new proposed project suggests a re-evaluation of the traffic patterns, flow, access and traffic signals. There needs to be a continuous turn lane for vehicle access into and out of the new apartments, this may require widening the streets.
- There is a small portion of one of the apartment tracts that will face directly into some of the current single-family houses along Collin McKinney. The developer should take care to screen the apartments using

landscaping, earthworks and perhaps a landscaped median in the street to insure a visual and physical buffer between the two.

Thank you for your time and consideration,

Michael T. Martin

Jennifer Arnold

From: Devarup Rastogi >
Sent: Monday, September 23, 2019 1:21 PM
To: Jennifer Arnold
Subject: Email in Support of Hewitt Rezone 18-0142Z (REVISED)

Dear Ms. Arnold,

My name is Devarup Rastogi and I reside at 7417 Kickapoo Drive in the Trails at Craig Ranch. This email is sent to register my support for the revised rezoning application, in contrast to my strong opposition to the original rezoning request.

My and my fellow residents preferred option remains single-family houses and townhouses, which would better fit in into the suburban character of the Trails and Spicewood communities. However, we could not see a path to our chosen development and this revised zoning is better than the current zoning or previous rezoning application.

After the May 14th 2019 Planning and Zoning Commission hearing, where the Commission tabled the original zoning request to allow the Sanchez Group to discuss their rezoning application with the affected communities, the Trails Service Area Committee, of which I am a member, helped coordinate a community meeting with Martin Sanchez so he could discuss his rezoning request, the alternative of the original zoning and answer questions. Although Mr. Sanchez is an eloquent speaker, he was not able to sway a majority of the attendees. The principal point of contention was the building of apartments.

Subsequent to that meeting the Trails Service Area Committee had two other meetings with Martin Sanchez and other members of the Sanchez Group. It was clear from the community meeting that Mr. Sanchez was going to build apartments as the owner of the property, Mr. Patel, intends to manage them and wants the revenue stream and a return on his investment.

At the first private meeting with Mr. Sanchez, the focus of the dispute was the closure of Esplanade Drive and the apartments on the resulting three-acre tract north of Hewitt Drive and south of Wessex Court. Specifically, we discussed the anticipated traffic and parking problem created by placing hundreds of apartments and residents right next to the Trails as well as how a large four story structure would negatively impact our peaceful, quiet enjoyment of our property and our home values. While Mr. Sanchez discussed some minor architecture solutions, none of them really solved our issues.

Near the end of the meeting, Mr. Sanchez made the suggestion of possibly relocating the apartments to part of the mixed commercial land and putting townhouses on the northern Hewitt tracts, while still requiring Esplanade Drive to be closed. We indicated a strong interest in that option as a compromise that would help alleviate some of our concerns.

At a subsequent meeting, after Mr. Sanchez had time to consider this compromise, he more fully discussed this third option, which is the basis of his revised rezoning application. The Trails Service Area Committee agreed to support it and the Commission should have a copy of the email we sent to Mr. Sanchez indicating our support. Additionally, members of the Spicewood Service Area Committee, who were present at this meeting, also sent an email of support.

Under the revised rezoning application, the negative impacts of parking and traffic created by the apartments seem to be mostly limited to the part of Hewitt Drive located across from the planned forty town house development and eight Spicewood houses that are on Collin McKinney Parkway between Meyer Way and Uplands Drive. The Sanchez Group has promised to work with the affected Spicewood residents to mitigate that impact through various design and building elements.

Furthermore, townhouses on the northern tract of Hewitt Drive are within the Trails development profile as they will be next to the new townhouse development, Uplands Place. Additionally, forty townhouses create a lot less residents than the hundreds of residents from a four-story apartment building and given the anticipated configuration of street-facing townhouses with rear garage entry, most of the traffic from the townhouses will flow to Hewitt Drive.

Ironically, the closure of part of Esplanade Drive now works in our favor as the future apartment residents are also most likely to use Hewitt Drive, which allows both north and south access to Alma Road versus going through the Trails community to access Kickapoo Drive. This also protects Kickapoo Drive from being overwhelmed with traffic when Frisco ISD finally builds its elementary school on Kickapoo Drive.

As per my discussions with Samantha Pickett and email with Jennifer Arnold, the City of McKinney Planning Department, which supported the previous rezone application, does not support the current rezoning application primarily because they oppose the reduction of land available for mixed commercial use.

In order to assuage their concerns, Mr. Sanchez modified the plan originally presented to us by eliminating Meyer Way from Collin McKinney Parkway to Alma Road, thus increasing the land available for mixed commercial use from two acres to three acres. He also increased the apartment parking structures from four levels to six levels to allow some of the commercial parking to be offloaded to the apartments so there could be more commercial development. He is also seeks C2 commercial zoning versus C1 zoning.

While during my contact with Samantha Pickett and Jennifer Arnold I developed enormous respect for their professionalism, it is a little strange that the Planning Department opposes this revised rezoning application over the loss of two acres of commercial land from five acres to three acres. What is most disconcerting is that under One McKinney 2040, which was spearheaded by the Planning Department, all of the land subject to this rezoning application is designated urban living, none of it is considered mixed commercial. The land designated mixed commercial and available for development is on the south side of Collin McKinney Parkway. I expect the city to make an effort to follow its own dictates, otherwise why bother with a One McKinney 2040 plan?

Parenthetically, I personally wouldn't characterize this area as urban living as the rezoning that allowed for the Trails and Spicewood communities changed the character of the area to suburban. I don't believe adding apartments to an area makes it urban. While the original vision for Craig Ranch was live, work, play (urban) there is no disputing that vision died years ago and Craig Ranch became an amalgam of developmental projects with little, if any, coherence. The haphazard building of apartments to satisfy population growth and landowner profit margins in random, inappropriate locations just adds to the dissonance.

The City of McKinney Planning Department also expressed concerns over site-related development standards submitted by the developer, such as the request for six story garages, no maximum density for the apartments, requesting a higher ratio for parking or have the ratio 75% for all parking. Some of site-related issues arise from the developer's attempt to maximize the size of the mixed commercial lot to satisfy the

Planning Department and others from valid disagreements. Because of the objection to the revised zoning application no real attempt has been made to iron out the disagreements. Once the Planning and Zoning Commission has made its determination, the Sanchez Group and the Planning Department should resolve the disputes as to the site-related development standards.

Finally, if the Planning and Zoning Commission rejects this modified rezoning request, the developer has made clear he will proceed with the prior rezoning request or just build under the original zoning. Both of those options are anathema to the Trails and Spicewood communities. If the Planning and Zoning Commission can't give the residents what they want, a single family and townhouse development, at least give us the next best thing, what we negotiated. It's a compromise that addressed to the extent possible, under the developer's mandate of apartment building and development, our concerns.

I intend to attend and speak at the Planning and Zoning Commission hearing. Thank you for your consideration.

Devarup Rastogi

Jennifer Arnold

From: Martin Sanchez [REDACTED]
Sent: Friday, September 20, 2019 2:46 PM
To: Jennifer Arnold
Subject: Fwd: Hewitt Zoning Option 3

Sent from my iPhone

Begin forwarded message:

From: mark-nan [REDACTED]
Date: August 8, 2019 at 3:24:13 PM CDT
To: [REDACTED]
[REDACTED]
[REDACTED]
Subject: Hewitt Zoning Option 3

Dear Mr Sanchez,

Thank you for providing the Hewitt Zoning Option 3 Exhibit dated August 7, 2019 for the members of the Spicewood Service Area Committee (SAC) to review.

Our first choice would be to have no apartments in the area as both The Trails and Spicewood are single family communities separated by undeveloped land. This new, third option, by moving the apartment complex from the northern three acres of Hewitt to the mixed commercial corner alleviates many of the problems for everyone but eight residences in Spicewood. It would be appreciated if you work to lessen the impact of these eight residences.

Therefore, as individual homeowners of the Spicewood community that are members of the SAC, we agree to support the presentation of Option 3 to the City of McKinney Planning and Zoning Commission on August 27, 2019.

Each of us signing this email understands this is a very complicated process. Thank you for reaching out to give us the opportunity to review prior to the meeting on August 27, 2019.

Regards,
Jim Miller
Eric Ewing
Cynthia Rehrig
Kathy Baikie
Natalie Garner

Sent from my iPad

Samantha Pickett

Subject: FW: 18-0142Z Rezoning Support of Option 3

From: Ellen Terranella

Sent: Monday, August 19, 2019 8:38 PM

To: Samantha Pickett

Subject: 18-0142Z Rezoning Support of Option 3

My husband Michael and I ***strongly support the developer***, Mr. Sanchez, and his proposed Option 3 (as described below) for the development noted in 18-0142Z. ***We strongly urge the Zoning Committee*** recognize the importance of respecting the current residents and make the decision to approve Mr. Sanchez's Option 3 which will compliment the current standards of the surrounding neighborhood and maintain the value of the properties surrounding The Trails Park. There are a multitude of apartment complexes surrounding this area and adding more on the edge of this currently peaceful neighborhood, park and future school location would be detrimental to the value of the current properties. Thank you for your consideration.

Ellen and Michael Terranella

7409 Avondale Drive

McKinney, TX 75070

Option 3 This revised rezoning plan continues with zero line contemporary single family homes along Collin McKinney Pkwy and Hewitt Dr. It still mandates the elimination of Esplanade Dr, however, it now has townhouses on the tract of land north of Hewitt Dr. There would still be apartments south of Hewitt Dr to Collin McKinney Pkwy and the commercial lot would now have the apartments that would have been on the northern Hewitt Dr lots.

Jennifer Arnold

From: Martin Sanchez [REDACTED]
Sent: Friday, September 20, 2019 2:45 PM
To: Jennifer Arnold
Subject: Fwd: Trails Community Support for Hewitt Revised Rezone currently called Option 3

Sent from my iPhone

Begin forwarded message:

From: [REDACTED]
Date: August 9, 2019 at 2:56:16 PM CDT
To: [REDACTED]
Cc: [REDACTED]
Subject: Trails Community Support for Hewitt Revised Rezone currently called Option 3

Dear Mr. Sanchez,

Thank you for hosting the Trails Service Area Committee as well as representatives of Spicewood this last Tuesday afternoon. We appreciated the opportunity to once again go over the existing 2001, 2006 and 2015 zoning, the current rezoning request and most importantly to discuss for the first time a new, revised rezoning request, currently designated Hewitt Rezone Option 3 that is the product of concerns raised by Trails and Spicewood residents at prior meetings with those communities.

We further acknowledge reviewing the Hewitt Zoning Option 3 Exhibit dated August 7, 2019 that you subsequently provided. It is consistent with our discussions on Tuesday, August 6, 2019 and we recognize that it is not a formal document submitted to the City of McKinney and it will be utilized for its intended purpose: to educate our community residents.

After the 90 minute meeting and our own discussion, the Trails Service Area Committee believes this third option is the only one that addresses our residents' concerns about traffic, parking, privacy with the quiet and peaceful enjoyment of our homes and the maintenance of our property values. While, as discussed previously, our preference would be no apartments as their placement between the Trails and Spicewood single family homes is inconsistent with the character of both neighborhoods, we believe moving the apartment complex from the northern three acres of Hewitt to the mixed commercial corner minimizes any negative impact.

Additionally, the placement of townhouses on the northern three acre tract of Hewitt fits organically with the Trails community as the Trails is comprised of single family homes and townhouses and the townhouse development would be immediately adjacent to other townhouses.

Therefore, not only as duly elected and appointed representatives of the Trails community, but as individual homeowners, we fully support Option 3 as it was proposed to us. We are willing to work with you as this revised rezoning application is presented to the City of McKinney Planning Department, the Planning and Zoning Commission and the City Council. Additionally, while every resident of the Trails community is free to make their own decision and we anticipate strong support for this revised rezoning application, we still plan to work diligently to discuss the benefits of this revised rezoning plan with the Trails community and to obtain their support.

Sincerely,

The Trails Service Area Committee
Dick Stevens
Devarup Rastogi
Matthew Fosheim
Nathan Adair