

Booth Mountain
Modification to Planned Residential Development Conditional Use Permit
February, 20, 2006

Statement of Purpose

In January of 2005, the Planned Residential Development known as “Booth Mountain” was approved by the Chatham County Board of Commissioners. The purpose of this request is to seek approval of a slight modification of the approved sketch design so as to relocate the amenity area. In the previously approved plan, the amenity area was located north of the Herndon Creek Ravine within the larger lot, private road portion of the community. The new plan shows the amenity area located south of the Herndon Creek Ravine, within the “Neighborhood” section (mid-sized lots).

The benefits of moving the amenity area to the new location are, among others, that (1) the amenity area will now be located in the “Neighborhood” section of the development where the roads will be public; (2) there will be no net increase in the number of lots; (3) the effects of the repositioning will be strictly internal to the planned residential development; (4) all setbacks previously approved and required will be adhered to with equivalent or greater setbacks and (5) the only adjoining property that is directly affected is the parcel owned by the Chatham County Board of Education.

With regard to the five findings required to be made for a modification of the Conditional Use Permit, Applicant incorporates all of the facts, testimony and information previously submitted in connection with the original application. The proposed revision will be in keeping with the health, safety and welfare of the community and will have no perceptible effect on traffic.

Applicant requests that this requested, minor modification to the approved Planned Residential Development be approved.