


Memorandum

To: Lynn Richardson, Chatham County Planning
From: Mark P. Ashness, CE Group 
Date: September 24, 2007
Re: Lot Density for Laurel Ridge Phase 1 (formerly Creekside)

Lynn: I would like to clarify the density summary for the above mentioned project. Phase 1 of Laurel Ridge is currently under review for Preliminary and Final Plat by your office. This project consists of two phases and is owned in entirety by the developer. Phase 1 includes 18 out of the potential 30 lots. I have attached a lot summary for this phase along with the entire project for your use:

<u>Description</u>	<u>Phase 1</u>	<u>Phase 1 & 2 (Total Project)</u>
Total Area (AC)	94.19	161.85
Area in Lots (excluding utility lot)	88.3	150.85
Average Lot Size	4.9	5.02
Minimum Lot size	3.11	3.11
Maximum Lot size	9.23	9.23

As you can see, the project as a whole meets the County zoning and subdivision requirements. Please let me know if you should need additional information.

Cc: Robert D. Swain