

Case Type	Planning Board Hearing	Requested Change	Conditions
Master Development Plan	11/12/2013	±185 Single family residential units and ±58,370 square footage of commercial space to be located on ± 143 acres	1. Provide connection to adjacent property to future development to the northwest (document cases #11067) 2. Provide Connection to identified Capstone Property 3. Allow for "alternative" design for alleyway as shown on sheet C 3.4 4. Allow for emergency access along the connection to Doral Drive (SR 1693)
Phase I Preliminary Plat	3/4/2014	Phase I includes 42 single family lots on ± 25.58 acres	No new conditions added
Phase II Preliminary Plat	5/6/2014	Phase II includes 55 single family lots on ± 28.35 acres	No new conditions added
Master Development Plan Revision	1/6/2015	Addition of Zero Lot Line	No new conditions added
Master Development Plan Revision	7/7/2015	1. Increase project area ± 6.2 acres 2. Increase project density from 2.72 to 3.1 units per acre 3. add duplex housing type 4. Reduce lot size from 12,000 sq. ft. to 5,000 sq. ft. 5. Change emergency access to Doral Drive (SR 1693) from Phase II to Phase III 6. Increase total units to 350	5. The temporary cul de sac shown on the western portion of the Master Development Plan (PG C-3.2 of the Site Plan) shall be converted to a through roadway at the time of the adjacent parcel development; the roadway connecting the Wyndwater and Cardinal Pointe shall be built to constructor stret standards as outlined in Section 7.5.3.C. Coordination between the applicant and the adjacent property owner shall be necessary to ensure interconnectivity. 6. Addition to the condition five (5), a second roadway connection shall be shown to the adjacent parcel (PIN: 4204-94-9912-0000)
Phase IIB Preliminary Plat (Revision to Phase II)	11/4/2015	27 Lots on N. Lamplighter Walk and 4 lots on W. Craftsman Way	No new conditions added
Master Development Plan Revision	2/2/2016	1. Increase project area to ± 204.07 acres 2. Increase the project density to 3.1 units per acre to 3.14 units per acre 3. Change the front yard setback from 20 ft. to 15 ft. 4. Allow "Alternative" design for alleyway located in Phase II as shown on the MDP submittal PG C-2.3 5. Allow for "alternative" design of a hammerhead in Phase IV as shown on the MDP submittal PG C-3.7	7. Provide adjacent property connection north to PIN 4214-43-1229-0000 (Westbrook Tract) 8. Provide Connection to Oak Circle (private) 9. Allow "Alternative" design for alleyway located in Phase II as shown on the MDP submittal PG C-2.3 10. Allow for "alternative" design of a hammerhead in Phase IV as shown on the MDP submittal PG C-3.7
Phase III Preliminary Plat	9/1/2016	Tabled Request for 69 Single Family Detached lots and 40 single family detached lots	No new conditions added
Phase III Preliminary Plat	10/13/2016	69 Single Family Detached lots and 40 single family detached lots	No new conditions added