
**Cotswald Fwd: Important Notice RE: City of Columbia Planning & Zoning Meeting
March 24, 2022**

1 message

Lyon Crest <lyoncrestproperties@gmail.com>
To: Rusty Palmer <Rusty.Palmer@como.gov>

Wed, Mar 16, 2022 at 3:54 PM

Rusty,

Please include the letter below in the packet for the Planning and Zoning commission. This is my notification to the entire neighborhood including some history. As a member of the Bluff Creek Homeowners' Association I received the information in my inbox as well.

Additionally, I have met one on one with several homeowners in the immediate area of Cotswald.

Thank you,
Shelley Ravipudi

From: Bluff Creek Estates Owners Association <no-reply@camcolumbia.com>
Sent: Friday, March 11, 2022 9:47 PM
To: shelleynelson@hotmail.com <shelleynelson@hotmail.com>
Subject: Important Notice RE: City of Columbia Planning & Zoning Meeting March 24, 2022

Residents,

Please be aware of the upcoming City Planning & Zoning Meeting on **Thursday, March 24, 2022**. The meeting notice is attached for your review along with additional details from Lyon Crest Properties (see below).

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Re: City of Columbia Planning & Zoning Meeting March 24th , 2022

Dear Neighbors of Bluff Creek Estates,

We are required to have modifications made to the PD plan for Cotswold Villas at Bluff Creek (approved in 2016) due to the City's overhaul of the zoning ordinances. The plan is essentially the same as that previously passed with some technical engineering adjustments.

The proximity of our own home to the site of the development motivates our goals to develop an elegant neighborhood conducive with the existing one. Below is an outline of the proposed changes as well as a history of the previous plans approved by City Council dating back to 2007.

Also attached are the plans approved by the City in 2016 and the proposed changes for 2022.

For any questions or concerns, please do not hesitate to contact us.

Kindest Regards,
Shelley Ravipudi and family
Lyon Crest Properties, LLC

2317 Deer Creek Court
Columbia, MO 65201
Cell (626)-394-6229 or 6298
lyoncrestproperties@gmail.com

History of the Property

August 2007 retirement home plans proposed by previous owners and approved by the City
4 separate 2 story buildings totaling over 88,000 square feet of living space.
460 parking spaces.
Commercial Zoning O - 1 existed at the time

February 2014 rental villa plans proposed by previous owners and approved by the City
22 single family attached buildings.
44 total rental units.
Zoned commercial O-1

March - June 2014 concerned neighbors, the Ravipudi's, engaged in discussions with previous owners resulting in a buyout of the property with the intent of constructing owner occupied units compatible with the existing neighborhood.
September 2014 Ravipudi's owner occupied villa plans proposed and approved by City Council.
Zoning downgraded to PD to steer away from rental units and promote home ownership
22 single family attached buildings.
44 total town home units for purchase

2016 PD plan approval

Owners took initiative to improve upon the 2014 plans, consulting architects and designers from Dallas/Fort Worth who proposed revisions to the previously approved plan
The total number of units were reduced from 44 to 39
The larger street frontage for each unit will allow for more attractive street appearance.
More usable green space and walkable neighborhood design.
Two car garages with driveways to provide ample parking for the homes.
The total footprint up to 2500 square feet. Promoting home ownership and a product NOT feasible for converting into rentals or student housing.


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Thank you,

CAM Team
On behalf of the Board of Directors
573-499-4445 | info@camcolumbia.com

3 attachments

 **03242022 City Meeting RE Cotswold Development.pdf**
1714K

 **2022_PD Plan_2022-02-14.pdf**
1191K

 **COTSWOLD PUD PLAN 2016-02-23-s-3.pdf**
1773K