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PEBBLE CREEK DEVELOPMENT CORPORATION
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803/268 9220

February 26, 1979

Dear Pebble Creek Property Owner:

Attached please find a proposed addendum to our pending PUD application.

The purpose of this addendum is to

- 1) Inform all interested parties that our Master PUD Plan is to be used as a guide and not a hard and fast blueprint.
- 2) Explain that the reason for treating the Master PUD Plan as a general guideline is because preliminary and detailed site design of the various parcels may dictate certain minor revisions to the Master Plan.
- 3) Reconfirm the important quantitative information contained within the application (which quantities resulted in unanimous support of our rezoning effort from all interested parties).
- 4) Authorize the Zoning Administration and Planning Commission to treat certain minor revisions as "minor changes" which can be approved without the developer having to go through the public hearing and public reading process (for design changes which detailed site studies indicate would more nearly achieve our developmental goals).
- 5) Authorize the Zoning Administration and Planning Commission to treat changes from cluster home and/or townhouse areas to single family lot areas (minimum R-10) as minor changes.

The Board of Directors has graciously afforded me the opportunity to present this addendum at the Annual Meeting on February 27.

I shall be asking you to formally approve or disapprove this addendum to our pending application.

Sincerely,

James A. Johnson
Project Manager

JAJ/r

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