

To the south and east lies Coach Hills and Pelham Woods. Contiguous to the site on the east is the Shadow Oaks Racquet Club. Further east, along the I-85 corridor lies Metropolitan Life, Reliance Electric, Lucas CAV, Boland Park and a proposed development at I-85 and Beacon Drive. Each of these facilities represents major employment centers and are within 3 miles of the subject.

The higher mixture of commercial and industrial uses within close proximity to the subject offers a unique opportunity to be located in a suburban area free of commercial and industrial uses yet, be close to shopping and employment centers.

Transportation System

The transportation network on the east side of Greenville is good. Recent improvements (i.e. widening of Pelham Road to four lanes, extension of Haywood-Howell Road, improvements to Haywood Road in the vicinity of Haywood Mall) and proposed improvements will make traffic flow through out the area even better.

One can argue that continued development of property in this area can seriously impact the transportation network. However, it must be reasoned that in the future a large portion of this area will be developed. - - it is imminent in this highly popular area. Using this logic, then it becomes the responsibility of the county, through its police power,

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