

DATE: June 1st, 2017

FROM: The Westhampton Planning and Advisory Committee, a joint committee of the Westhampton Citizens Association and Westhampton Merchants Association

RE: SUP to subdivide 807 and 805 Pepper Avenue

Property owners of 807 and 805 Pepper Avenue, Erin and Jeff Lessin, are requesting a Special Use Permit to subdivide 807 Pepper Avenue, currently 100 feet, into two 50 foot lots, 10 feet less than the current zoning requiring 60 feet. The existing house at 807 would remain, and a new house would be built on the 805 Pepper.

The Westhampton Planning and Advisory Committee is providing the following information and comments on the Special Use Permit for 807 and 805 Pepper:

- Precedent exists of similar SUPs on Pepper and the broader community. A SUP was granted in 2008 for subdividing 527 Pepper Avenue with limited impact on the community
- Given the significant depth of lots on the east side of Pepper, reduction in width to 50 feet does not significantly increase density or affect consistency of the neighborhood
- The project as stated does not require additional special requests or easements for residential building, likely making for a consistent addition to the neighborhood

Although the Westhampton Planning and Advisory Committee has limited concern regarding the SUP, feedback from immediate neighborhoods should be strongly regarded.

Sincerely,

The Westhampton Planning and Advisory Committee

Any questions for the Westhampton Planning and Advisory Committee can be directed to Barrett Clark at Barretteclark@gmail.com or 804-241-4734.