

From: [PlanningInfo](#)
To: ["Doug Britt"](#)
Cc: [Lauren Phipps](#); [William Moore](#); [Danny McManus Jr](#); [Stacey Barber](#); [Kathy Heintel](#); [Sarah May](#); [Gary Sides](#); [Matt Helms](#); [Todd Price](#); [Adrien Porter](#); [Jared Gatewood](#); [Kristy Thomas](#)
Subject: RE: Eagles Rest at Lake Lee - Rezoning Plan
Date: Monday, September 25, 2023 4:44:34 PM

Doug, thank you for the opportunity to respond. Eagles Rest at lake Lee is an age-restricted (55+) 708 sfu development to be located on the previous planning site of Greenway at Lake Lee. It will be within the following school attendance areas:

Rock Rest Elementary	Currently at 78% rated capacity
East Union Middle	Currently at 67% rated capacity
Forest Hills High	Currently at 65% rated capacity

PLEASE NOTE: Although the above schools are the current assignments for this area, the Union County Public Schools Board of Education has the obligation and reserves the right to modify assignments in order to optimize facility utilization and efficiency.

By our accounting, this will bring the number of planned and not built housing units within the Rock Rest ES attendance area to approximately 1198 units. This includes:

- Morgan Mill Townhomes: 62 units
- Sutton Place: 85 units
- Cottage Green II: 259 units
- Willoughby Park: 84 units

Also within the Forest Hills attendance cluster (for a total of approximately 2716 units) are:

- Unnamed in Marshville: 290 units
- Meadow Branch Estates: 248 units
- Davis Village: 217 units
- Stewarts Pond: 50 units
- Beck Property: 334 units
- The Glens: 127 units
- Moser Group: 299 units

This development is not expected to adversely impact school enrollments.

Thanks
Don Ogram

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From: Doug Britt <dbritt@monroenc.org>
Sent: Thursday, September 14, 2023 9:08 AM
To: PlanningInfo <Planninginfo@ucps.k12.nc.us>
Subject: Eagles Rest at Lake Lee - Rezoning Plan

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David,

I have attached a site plan for the development of an age restricted (55 and older) single family residential subdivision that will consist of 708 lots that has access off 601 South, Marion Lee Road and White Store Road further identified with parcel ID numbers 09-125-132 and 09-128-001. I would appreciate if you could provide comments by Tuesday, March 28th. If you have any questions, please let me know.

Thanks,

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