

GRANVILLE ADVISORY COMMITTEE QUESTIONNAIRE

The Granville Advisory Committee review plans and proposals for redevelopment projects in the Granville Development District for consistency with the goals, needs, and desires of the Granville community and its residents, businesses, property owners and other stakeholders. The Granville Development District is bounded by W. County Line Road, W. Good Hope Road, N. 60th Street and N. 107th Street. Additionally, committee would like to be informed of new businesses or developments coming into the Granville District area or altering operations within the area. The committee would like to review those businesses/developments and possibly offer recommendations or provide input on them. Any recommendations made by this committee are advisory only to other required processes.

1) What is the name of your business?

Eagle Management RE

2) Are you a new or existing business?

We are an existing business that has been managing The Villas at Granville and The Lincolnshire Coach homes.

2a) How many years have you been in business?

Eagle Management RE has been in business since 2002. We have been operating in the Granville area since 2003.

3) Describe the product(s) or service(s) you offer? Include specific activities to be held at the proposed location. Include all licensing needed/applied for.

We offer high quality Market Rate housing.

4) What Problem Does Your Business Solve?

We would like to explore the possibility of Dean Road being finished or the easement being removed.

4a) How will you involve the community?

We are proposing to add to the Market Rate housing that is in high demand for the Granville Area.

4b) How will you give back to the community?

We will give the community a great environment to live in. The development will have a shared amenities package that includes access to a pool, gym, library, conference room and clubhouse.

5) What are the business hours of operation?

The leasing office is opened Monday – Friday 8:30 to 5: PM. We have an on-call Maintenance person for emergencies.

6) Who is your target audience?

The target will be Working and retired professionals looking to stay in the Granville area. We currently have a waiting list of Tenants that desire to lease from the Villas at Granville and the Lincolnshire Coach Homes.

7) Why do you want your business to be located within the 9th district?

We currently own/ operate two leasing communities in the 9th district. It is our desire to increase that with a third community. The third community land borders the Villas at Granville.

7a) How will your business improve the 9th district?

It will give a high-quality housing option for people in this area.

8) Who will maintain the exterior premise of your establishment?

Eagle Management has 2 fulltime maintenance men and a professional landscaping and snow removal contractor.

9) Are you leasing or buying the building where your business will be located? NA

10) Describe your security design.

The new development gated and have a security camera system. That is the same security design for The Villas at Granville and Lincolnshire Coach Homes.

11) Does your proposal involve any City approvals? If so, what are those approval processes?

Yes, we will need to revise the Detailed Planned Development (DPD) that is currently in place as a first step. This includes internal work with DCD Planning and DRT to begin with, then review by the City Plan Commission, Zoning and Neighborhood Development board, and finally the Common Council. Next, a building permit would need to be secured to execute this project. This also includes work with the Department of Public Works to determine the status of Dean Road, its extension across the South boundary of the property in question, and how that process gets executed and funded.

12) What is the project timeline or schedule for your development or business, including any City approvals that are required?

Should this proposal be looked upon favorably in this meeting, internal work with DCD Planning to revise the DPD will start immediately. Approval of this redesign typically takes a minimum of six-months. Upon reapproval, work would commence on permit drawings, which would take approximately six months.