

Area PD-6: Royal Oaks Drive: This area consists of an odd-shaped lot, part of which was formerly a railroad right-of-way. The area is bounded on the north by a single family residential area and on the south by Royal Oaks Drive, an arterial street. Because of the lot configuration, any future development would have to front on Royal Oaks, making it somewhat undesirable for single family residential development, yet back up to the single family residential area to the north, which could be adversely affected by an development of a higher density nature. Guidelines for planning development Area 6 shall be:

1. General development shall be those required for developments in the R-M (Medium Density Residential) Zone.
2. All future developments shall be compatible in design with the single family residential area to the north. The privacy of the homeowners shall not be compromised by any development in the area.
3. Any future developments shall be designed so as to reduce the adverse effects of noise from traffic on Royal Oaks Drive.

