



## Legislation Details (With Text)

**File #:** 17-ZA-01      **Version:** 1

**Type:** Zoning Amendment      **Status:** Reported from Commission

**File created:** 12/5/2016      **In control:** Planning and Zoning Commission

**On agenda:** 2/27/2017      **Final action:**

**Title:** Conduct a public hearing and consider a request from P-Custom Homes to amend Planned Development Distract No. 88 (PD-88) for a 2.422-acre site located at 13145 Hutton Drive and take appropriate action.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Location Map, 2. Aerial Map, 3. Staff Report, 4. Site Plan, 5. Elevations, 6. Renderings, 7. Floor Plans, 8. PD-88\_Townhome subdivison\_2.pdf, 9. Notification Map, 10. Summary of Mailed Notices, 11. Neil Felder (opposition)

Date	Ver.	Action By	Action	Result
2/27/2017	1	Planning and Zoning Commission		

**Conduct a public hearing and consider a request from P-Custom Homes to amend Planned Development Distract No. 88 (PD-88) for a 2.422-acre site located at 13145 Hutton Drive and take appropriate action.**

BACKGROUND:

The applicant, P-Custom Homes is proposing to amend Planned Development No. 88 (PD-88) by creating a new "Townhome Residential" subdistrict. This zoning amendment proposes the rezoning of this 2.422-acre site from "Commerce" subdistrict to the newly created "Townhome Residential" subdistrict and an associated Conceptual Site Plan for the new townhome residential community containing approximately 32 dwelling units.

RECOMMENDATION:

Staff recommend approval of the rezoning of this site within PD-88 from "Commerce" subdistrict into "Townhome Residential" subdistrict and of the associated Conceptual Site Plan.

ACTIONS:

1. Motion to recommend Approval of the rezoning of this site within PD-88 from "Commerce" subdistrict into "Townhome Residential" subdistrict and of the associated Conceptual Site Plan as presented at this meeting.
2. Motion to recommend Denial of the rezoning of this site within PD-88 from "Commerce" subdistrict into "Townhome Residential" subdistrict and of the associated Conceptual Site Plan as presented at this meeting.
3. Motion to recommend Approval of the rezoning of this site within PD-88 from "Commerce" subdistrict into "Townhome Residential" subdistrict and of the associated Conceptual Site Plan with the following modifications ...
4. Motion to continue discussion at the next meeting.

ATTACHMENTS:

1. Location Map
2. Aerial Map

3. Staff Report
4. Conceptual Site Plan
5. Conceptual Elevations
6. Conceptual Renderings
7. Conceptual Floor Plans
8. Proposed "Townhome Residential" Subdistrict Text - draft
9. Notification Map
10. Summary of Mailed Notices
11. Opposition Letter