



## Legislation Details (With Text)

<b>File #:</b>	R2016-116	<b>Version:</b>	1
<b>Type:</b>	Resolution	<b>Status:</b>	Regular Agenda
<b>File created:</b>	11/15/2016	<b>In control:</b>	City Council
<b>On agenda:</b>	12/13/2016	<b>Final action:</b>	
<b>Title:</b>	Consider approving Resolution No. 2016-116 for approval of a Detailed Site Plan for a 35.7 acre tract located west of Mercer Crossing Lake and south of Wittington Place; and take appropriate action.		
<b>Sponsors:</b>	Andy Gillies, Director of Community Services		
<b>Indexes:</b>			
<b>Code sections:</b>			
<b>Attachments:</b>	1. Location Map, 2. Aerial Map, 3. Information Memorandum, 4. PD99 Conceptual Plan, 5. Overall Mercer Crossing Plan, 6. Neighborhood Map, 7. Resolution 2016-116, 8. Mercer Crossing Pattern Book, 9. Wall Details, 10. House Plan Examples		

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

**Consider approving Resolution No. 2016-116 for approval of a Detailed Site Plan for a 35.7 acre tract located west of Mercer Crossing Lake and south of Wittington Place; and take appropriate action.**

### BACKGROUND:

Earlier this year the City approved Planned Development No. 99. This zoning district established a new master planned community containing 267 acres extending from Mercer Crossing Lake to the levee west of Mercer Parkway. Within this new community the developer, Centurion American, proposes to create six (6) new single family residential neighborhoods. This proposed Detailed Site Plan is the first of these new residential neighborhoods. This neighborhood, to be known as "Brighton", contains 35.7 acres and proposes to create 91 single family lots. The common amenity center for all the Mercer Crossing neighborhoods is included with this site plan.

### RECOMMENDATION:

The Planning & Zoning Commission finds that this proposed Detailed Site Plan is in compliance with the Conceptual Site Plan and development standards included and outlined in Planned Development No. 99 (PD-99) as described in Ordinance No. 3359.

At their November 14<sup>th</sup> Regular Meeting, the Planning & Zoning Commission voted to recommend approval of this Detailed Site Plan as described in Resolution No. 2016-116.

### ACTIONS:

1. Motion to adopt Resolution No. 2016-116 as presented at this meeting.
2. Motion to adopt Resolution No. 2016-116 with the following modification(s).
3. Motion to continue discussion of this case to the next regular meeting.

**ATTACHMENTS:**

1. Location Map
2. Aerial Map
3. Information Memorandum
4. PD-99 Conceptual Site Plan
5. Overall Mercer Crossing Plan
6. Neighborhood Map for Mercer Crossing
7. Resolution No. 2016-116
8. Mercer Crossing Pattern Book
9. Wall Details
10. House Plan Examples