



Legislation Details (With Text)

File #: 18-ZA- 04 **Version:** 1

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

File created: 7/12/2018 **In control:** Planning and Zoning Commission

On agenda: 8/13/2018 **Final action:**

Title: Conduct a public hearing and consider a request for a zoning change from One-Family Residence District-6 (R-6) to Planned Development District No. 102 (PD-102), including but not limited to allowing one-family detached residences and municipal owned facilities, and establishing development standards for an approximate 3.4-acre site located at the southwest corner of Webb Chapel Road and Golfing Green Drive; and take appropriate action.

Sponsors:

Indexes:

Code sections:

Attachments: 1. Aerial Map, 2. Location Map, 3. Staff Report, 4. Planned Development District No. 102 (PD-102) Development Standards, 5. Detailed Site Plan, 6. Colored Site Plan, 7. Conceptual Elevations and Floor Plans, 8. Site Photographs, 9. Notification Map, 10. Summary of Mailed Notices, 11. Letters of Opposition

Date	Ver.	Action By	Action	Result
8/13/2018	1	Planning and Zoning Commission		

Conduct a public hearing and consider a request for a zoning change from One-Family Residence District-6 (R-6) to Planned Development District No. 102 (PD-102), including but not limited to allowing one-family detached residences and municipal owned facilities, and establishing development standards for an approximate 3.4-acre site located at the southwest corner of Webb Chapel Road and Golfing Green Drive; and take appropriate action.

BACKGROUND:

The applicant, Henry S Miller, is proposing to rezone the 3.4-acre property from One-Family Residence District No. -6 (R-6) to Planned Development District No. 102 (PD-102) in order to develop the property into 17 detached single-family homes with private streets on the northern portion of the property, and an amenity area on the southern portion of the property.

This Planned Development District No. 102 (PD-102) is specifically designed to allow and provide for detached, zero lot line or standard conventional, single-family residences, developed in a clustered lot pattern with a common usable open space system that is integral part of the development; however municipal owned facilities are also allowed. The applicant intends to market the proposed development as senior housing.

RECOMMENDATION:

Staff recommends approval of the Zoning change with the associated Detailed Site Plan.

ACTIONS:

1. Motion to recommend approval of the Zoning change with the associated Detailed Site Plan.
2. Motion to recommend approval of the Zoning change with the following modifications ...
3. Motion to recommend denial of the Zoning change with the associated Detailed Site Plan.
4. Motion to continue discussion at the next meeting with the associated Detailed Site Plan.

ATTACHMENTS:

1. Aerial Map
2. Location Map
3. Staff Report
4. Planned Development District No. 102 (PD-102) Development Standards
5. Detailed Site Plan
6. Colored Site Plan
7. Conceptual Elevations and Floor Plans
8. Site Photographs
9. Notification Map
10. Summary of Mailed Notices
11. Letters of Opposition