

Zoning Docket from November 16, 2015 Public Hearing

Docket Number	Applicant	CC DIST.	STAFF REC.	GCPC REC.	P&D REC.	COUNCIL ACTION
CZ-2015-68	Palmetto Trust c/o Nick Franchina Strange Road, north of Brushy Creek Road T033000200100 and multiple parcels of the PD (including T033020102500 and T033000200101 R-12, Single-Family Residential and PD, Planned Development To R-10, Single-Family Residential and PD, Planned Development (Major Change)	20	Approval	Approval	Approval	
Public Comments	Some of the general comments made by Speakers at the Public Hearing on November 16, 2015 were: <u>Speakers For:</u> <ol style="list-style-type: none"> 1) Engineering Firm <ul style="list-style-type: none"> • Site distance to obtain access on Strange Road could be challenging • R-10 Townhome development proposed <u>Speakers Against:</u> None					Petition/Letter For: None Against: None
Staff Report	<p>The subject parcel is 16.09 acres of property located on Strange Road approximately 0.3 miles north of Brushy Creek Road. The parcel has approximately 260 feet of frontage along Strange Road.</p> <p>The applicant states the proposed land uses is for townhouses.</p> <p>It is staff's opinion that this requested rezoning is consistent with the comprehensive plan; and supports the major change to the Planned Development.</p> <p>Connecting the proposed development to the Planned Development allows for better vehicular access to Strange Road and Creighton Drive while avoiding a challenging new connection to Strange Road alone that would otherwise be requested.</p> <p>Based on these reasons, staff recommends approval to rezone the site from R-12, Single-Family Residential and PD, Planned Development, to R-10, Single-Family Residential and PD, Planned Development (major change).</p>					