



Legislation Details (With Text)

File #: Ord. 2022-51 **Version:** 1 **Name:**

Type: Ordinance **Status:** Individual Consideration

File created: 6/7/2022 **In control:** City Council

On agenda: 7/5/2022 **Final action:**

Title: Receive a staff presentation and hold a Public Hearing to receive comments for or against Ordinance 2022-51, amending the Official Zoning Map of the City in Case No. ZC-22-20, by rezoning approximately 27.1 acres of land generally located due west of the Premier Parkway and Champions Boulevard intersection from "GC" General Commercial District to "CD-4" Character District 4, or, subject to consent of the owner, another less intense zoning district classification; including procedural provisions; and providing an effective date, and consider approval of Ordinance 2022-51, on the first of two readings.

Sponsors: Will Rugeley

Indexes:

Code sections:

Attachments: 1. ZC-22-20 Presentation, 2. Ordinance, 3. Ordinance Exhibit A-Legal Description, 4. ZC-22-20 Staff Report, 5. ZC-22-20 Maps, 6. ZC-22-20 Personal Notice, 7. ZC-22-20 Code Comparison, 8. ZC-22-20 Comp Plan Checklist, 9. ZC-22-20 Application Docs

Date	Ver.	Action By	Action	Result
7/5/2022	1	City Council	approved on first reading	Pass

AGENDA CAPTION:

Receive a staff presentation and hold a Public Hearing to receive comments for or against Ordinance 2022-51, amending the Official Zoning Map of the City in Case No. ZC-22-20, by rezoning approximately 27.1 acres of land generally located due west of the Premier Parkway and Champions Boulevard intersection from "GC" General Commercial District to "CD-4" Character District 4, or, subject to consent of the owner, another less intense zoning district classification; including procedural provisions; and providing an effective date, and consider approval of Ordinance 2022-51, on the first of two readings.

Meeting date: July 5, 2022

Department: Planning & Development Services

Amount & Source of Funding

Funds Required: N/A

Account Number: N/A

Funds Available: N/A

Account Name: N/A

Fiscal Note:

Prior Council Action: N/A

City Council Strategic Initiative: [Please select from the dropdown menu below]

Workforce Housing

N/A

N/A

Comprehensive Plan Element (s): [Please select the Plan element(s) and Goal # from dropdown menu below]

- ☐ Economic Development - Choose an item.
- ☐ Environment & Resource Protection - Choose an item.
- ☐ Land Use - Choose an item.
- ☐ Neighborhoods & Housing - Choose an item.
- ☐ Parks, Public Spaces & Facilities - Choose an item.
- ☐ Transportation - Choose an item.
- ☐ Core Services
- ☒ Not Applicable

Master Plan: *[Please select the corresponding Master Plan from the dropdown menu below (if applicable)]*

Choose an item.

Background Information:

The request is to re-zone to CD-4, which allows primarily residential development with limited retail on corner lots. The proposal is development of the property for 222 residential lots that are 50' and 60' wide.

Council Committee, Board/Commission Action:

At their May 24, 2022 meeting, the Planning & Zoning Commission recommended approval of the request as presented with a 7-0 vote.

Alternatives:

[Click or tap here to enter text.](#)

Recommendation:

Staff recommends **approval** of the request as presented.