



## Village Planning Committee Meeting Summary

### Z-58-22-8

<b>Date of VPC Meeting</b>	October 11, 2022
<b>Request From</b>	C-2 M-R, P-2, and R-3 (Approved C-2 HR)
<b>Request To</b>	WU Code T5:6 GW
<b>Proposed Use</b>	Multifamily residential
<b>Location</b>	Southeast corner of 44th Street and McKinley Street
<b>VPC Recommendation</b>	Approval, per the staff recommendation
<b>VPC Vote</b>	15-0

#### VPC DISCUSSION:

*No members of the public registered to speak on this item.*

#### STAFF PRESENTATION:

**Sarah Stockham**, staff, provided an overview of the rezoning request, describing the location, general plan designation, existing and proposed zoning districts, applicable policy plans and the surrounding uses. Ms. Stockham relayed the proposal details stating that staff recommends approval subject to stipulations.

#### APPLICANT PRESENTATION:

**Jason Morris**, representing the applicant with Withey Morris, PLC, introduced himself and the developer IDM and its history of multifamily projects in the Valley. Mr. Morris detailed some of the constraints of the site, including an obligation to provide parking for the adjacent hotel. Mr. Morris displayed the site plan and renderings, highlighted vehicular access points, and described the unit configuration and amenities.

#### QUESTIONS FROM THE COMMITTEE:

**Barry Paceley** thanked the applicant for proposing a higher-density residential project near light rail and asked for elaboration on the parking agreement with the adjacent hotel. **Mr. Morris** replied that the basis for the shared parking was deed restrictions that have prohibited development of the site in the past, the parking was to remain on site

permanently, and that the spaces for the hotel have been designed strategically to not interfere with resident parking.

PUBLIC COMMENTS:

None.

APPLICANT RESPONSE:

None.

FLOOR/PUBLIC DISCUSSION CLOSED: COMMITTEE DISCUSSION:

None.

MOTION:

**Barry Paceley** motioned to approve Z-58-22-8 per the staff recommendation. **George Garcia** seconded the motion.

VOTE:

**15-0;** motion to recommend approval of Z-58-22-8 per the staff recommendation passes with Committee Members Abbott, Augusta, Bayless, Eichelkraut, Garcia, Grace, Jurayeva, Miler, Nye, Paceley, Rush, Tribken, Wilenchik, Fischbach and Swart in favor.

**STAFF COMMENTS REGARDING VPC RECOMMENDATION:**

Staff has no comments.