

Attachment C - Planning Commission Summary

REPORT OF PLANNING COMMISSION ACTION October 4, 2018

ITEM NO: 2	
	DISTRICT NO.: 7
SUBJECT:	
Application #:	GPA-CC-1-18-7 (Companion case Z-28-18-7)
Location:	Approximately 400 feet west of the northwest corner of 19th Avenue and Van Buren Street
From:	Industrial
To:	Residential 15+
Acreage:	1.76
Proposal:	Multifamily residential
Applicant:	Keith Grayson, RJJ Investments, LLC
Owner:	Iskwatikan, LLC and RJJ Investments, LLC
Representative:	Keith Grayson, RJJ Investments, LLC

ACTIONS:

Staff Recommendation: Approval.

Village Planning Committee (VPC) Recommendation:

Central City 9/17/2018 Approval, per the staff recommendation. Vote: 11-0.

Planning Commission Recommendation: Approval, as recommended by the Central City Village Planning Committee.

Motion Discussion: N/A

Motion details: Commissioner Katsenes made a MOTION to approve GPA-CC-1-18-7, as recommended by the Central City Village Planning Committee.

Maker: Katsenes

Second: Heck

Vote: 7-0

Absent: Montalvo, Whitaker

Opposition Present: No

Findings:

1. The subject site is under 10 acres; however, a General Plan Amendment is required for any residential request in a designated industrial or commerce park area.
2. The companion rezoning case, Z-28-18-7, proposes rezoning to multifamily residential in order to maintain the existing multifamily units on the site, with the potential to have additional units in the future.
3. The proposed land use designation of Residential 15+ dwelling units per acre will provide a transition between the Industrial General Plan Land Use Map designation located to the east and the Residential 3.5 to 5 dwelling units per acre General Plan Land Use Map designation located to the west.

This publication can be made available in alternate format upon request. Please contact Angie Holdsworth at (602) 495-5622, TTY use 7-1-1.