



Village Planning Committee Meeting Summary

Z-44-21-2

INFORMATION ONLY

Date of VPC Meeting	August 31, 2021
Request From	C-2 PCD
Request To	PUD
Location	Southwest corner of Paradise Lane and Scottsdale Road

VPC DISCUSSION:

Mr. Nick Wood, Snell & Wilmer, representing the applicant, introduced himself and gave an overview of the request. He went over a slide depicting a context aerial with heights in the nearby area to show how this request will be consistent with heights in the surrounding area. He highlighted the mixed use components of the project and highlighted the proposed upscale restaurant on the ground level. He went over a setback exhibit reflecting consistencies with recently approved projects to the south of the subject site. Mr. Wood highlighted the proposed landscape plan which reflects enhanced landscaping on all three street frontages. He also went over the amenity areas for residents as well as enhanced architectural embellishments on all building elevations.

Mr. Tyler Wilson, Mill Creek Residential (applicant), shared what type of housing will be offered and went over other projects that they have completed, all of which reflect a high quality product.

Ms. Diane Petersen had questions related to parking for the commercial and residential components.

Mr. Wilson went over parking requirements and shared that more parking is provided than required by code.

Mr. Alex Popovic asked about unit counts for the residential component.

Mr. Wood shared the unit counts.

Ms. Toby Gerst also had parking inquiries.

Mr. Wood spoke to Ms. Gerst's parking questions.

Mr. Paul Severs had questions related to the commercial square footages proposed.

Mr. Wilson shared that 16K square feet of commercial retail is proposed.

Chairman Robert Gubser asked when this case is expected to come back to the Village for recommendation.

Mr. Wood shared that he hopes the case will come back in October or November.

Mr. David Simmons stated that if the applicant is able to provide an adequate hearing draft and meet all required target dates that the case could possibly come back for recommendation in October or November.

Public Comment:

None

Applicants Response:

None