



## Village Planning Committee Meeting Summary

**Z-61-23-2**

### INFORMATION ONLY

<b>Date of VPC Meeting</b>	October 3, 2023
<b>Request From</b>	R1-10
<b>Request To</b>	PUD
<b>Proposal</b>	Senior housing
<b>Location</b>	Northwest corner of 53rd Street and Dynamite Boulevard

### VPC DISCUSSION:

*One member of the public registered to speak on this item, in opposition.*

*Committee Member Jason Israel declared a conflict of interest, bringing quorum to nine members.*

### APPLICANT PRESENTATION

**Jason Israel**, representing the applicant with Lears Capital Group, LLC, provided a presentation summarizing the location of the proposal, the proposed site plan, the development standards, and the traffic study.

### QUESTIONS FROM COMMITTEE

**Chair Bowser** stated that this use is very low impact and there is typically not much activity at a facility like this.

**Committee Member Warren** asked if this proposal was related to another one on Lone Mountain Road. **Mr. Israel** clarified that it is unrelated.

**Committee Member Kollar** asked about feedback from the adjacent property owners. **Mr. Israel** stated that a neighborhood meeting was held, the applicant team knocked on doors in the community, and they have had email correspondence with neighbors. **Heather Personne**, with Evolve Ventures, stated that people were generally supportive at the neighborhood meeting.

### PUBLIC COMMENTS

**Richard Trepeta** introduced himself and spoke in opposition to the proposal, stating that the development will cause flooding on 53rd Street because it will be replacing a wash that flows through the site.

APPLICANT RESPONSE

**Mr. Israel** stated that the developer will be working with the city to address flooding concerns, following all requirements, and that a civil engineer is on the team looking at the issue.

## **Village Planning Committee Meeting Summary Z-61-23-2**

<b>Date of VPC Meeting</b>	December 5, 2023
<b>Request From</b>	R1-10
<b>Request To</b>	PUD
<b>Proposal</b>	Senior housing
<b>Location</b>	Northwest corner of 53rd Street and Dynamite Boulevard
<b>VPC Recommendation</b>	No quorum
<b>VPC Vote</b>	No quorum

### **VPC DISCUSSION:**

No quorum.

### **STAFF COMMENTS:**

No quorum.