

City Council

April 21, 2020

PAD20-03 Season's Living at Copper Sky



Request

- Request for rezoning of 3.82 acres of land from General Mixed-Use (MU-G) to Planned Area Development (PAD) zoning district that includes modified development standards.



Development Process



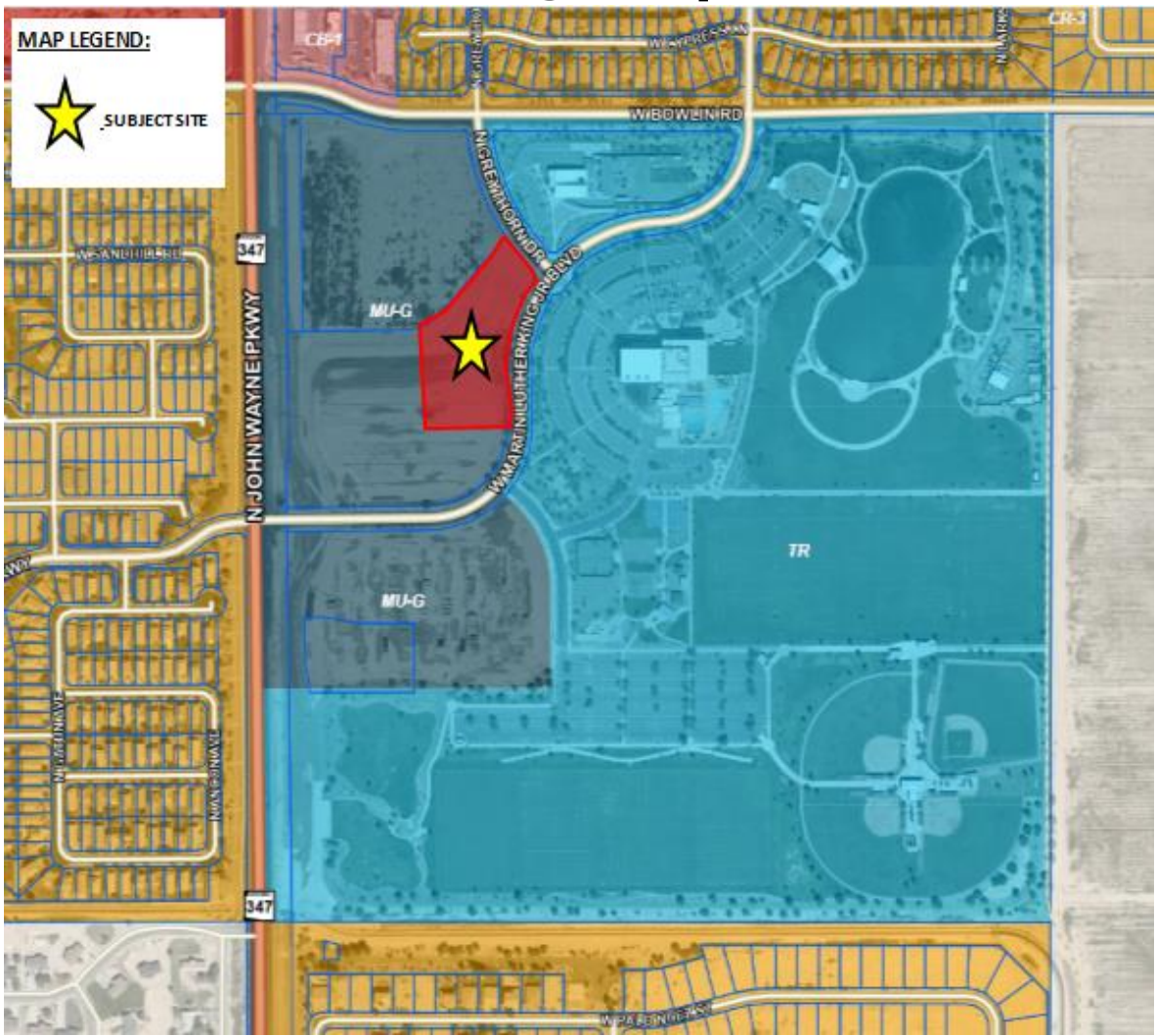


Site Info

- **Site Acreage:** 3.82 Acres
- **Lot Size:** 166,248 Square-Feet
- **Parcel #:** 510-12-014H
- **Site Address:** 44400 W. Martin Luther King Jr. Blvd.
- **Existing Zoning:** General Mixed Use (MU-G)
- **Propose Zoning:** Planned Area Development (PAD)
- **General Plan Land Use:** Mixed Use



Zoning Map





Site Massing





Site Massing





Site Location





Required Findings

- As required by Sec. 510.04 of the City's Zoning Code, the Planning & Zoning Commission made the following findings in their recommendation to City Council:
 - The amendment is consistent with the General Plan, Subdivision Ordinance and any applicable master plans of the city.
 - The site is physically suitable for the type and intensity of the land use being proposed.
 - The site has adequate transportation facilities.
 - Development carries out a more efficient use of the land and an excellence of architecture and site design.

*****Refer to staff report p. 3 for staff's findings*****



Recommendation

- **The Planning and Zoning Commission recommended approval of PAD Major Amendment request case # PAD20-03, subject to the conditions of approval stated in the staff report, and as amended by the Planning and Zoning Commission.**



QUESTIONS?