

COMMUNITY PROJECT/REZONING

221030

Ordinance Fact Sheet

Ordinance Number

Case No. CD-CPC-2022-00162

Brief Title

A request to approve a Development Plan in District B3-2 to allow for the construction of multi-unit building containing 162 units for age-restricted housing on about 6.4 acres generally located at the southwest corner of NW Barry Road and N Platte Purchase Drive. (CD-CPC-2022-00162)

Details

Location: generally located at the southwest corner of NW Barry Rd and N Platte Purchase Dr

Reason for Legislation: Development plans requires City Council approval

See attached City Plan Commission Staff Report for a detailed description and analysis of proposal.

See attached City Plan Commission Disposition Letter for the Commission’s recommended conditions (if any).

SUMMARY OF CHANGES FOLLOWING CITY PLAN COMMISSION:

- Staff requested conditions #6 and #10 (in the staff report) be removed at the Plan Commission hearing. The Commission voted to remove the conditions on the basis that they are not applicable. Existing rights of way are fully built out and no traffic study was required for this project.
 #6: “The developer must dedicate additional right of way for as required by the adopted Major Street Plan and/or Chapter 88 so as to provide the minimum required right of way as measured from the centerline, and ensure right of way dedication is adequate for any proposed road improvements as required by Public Works Department adjacent to this project.”
 #10: “The developer shall submit construction plans in compliance with adopted standards for all improvements required by the traffic study approved by the Public Works Department, and shall secure permits for those improvements as required by the Land Development Division, prior to recording the plat.”

Positions/Recommendations

Sponsors	Jeffrey Williams, AICP, Director Department of City Planning & Development
Programs, Departments or Groups Affected	2 nd District Loar & Fowler
Applicants / Proponents	Applicant Lindsey Diekemper Cole & Associates Inc. City Department City Planning & Development Other
Opponents	Groups or Individuals Basis of Opposition
Staff Recommendation	<input checked="" type="checkbox"/> For <input type="checkbox"/> Against Reason Against
Board or Commission Recommendation	City Plan Commission 7-0 on 11/15/2022 Voting: Allender, Baker, Crowl, Enders, Hill, Rojas, Sadowski <input type="checkbox"/> For <input type="checkbox"/> Against <input type="checkbox"/> No Action Taken <input checked="" type="checkbox"/> For, with revisions or conditions (see details column for conditions)
Council Committee Actions	<input type="checkbox"/> Do Pass <input type="checkbox"/> Do Pass (as amended) <input type="checkbox"/> Committee Sub. <input type="checkbox"/> Without Recommendation <input type="checkbox"/> Hold

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	<input type="checkbox"/> Do not pass
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Fact Sheet Prepared By: Genevieve Kohn Planner	Date: 11/21/2022	Initial Application Filed: 8/29/2022
Reviewed By: Joe Rexwinkle Division Manager	Date: 11/21/2022	City Plan Commission Action: 11/15/2022
		Revised Plans Filed: 10/03/2022
		On Schedule: No
		Off Schedule Reason: The applicant requested the case be continued from the 10/18/22 CPC meeting to the 11/15/22 CPC meeting to allow more time to review their geotech reports.
Reference Numbers: CD-CPC-2022-00162		