

- 5.1 – CD-CPC-2025-00095 – Rezoning
- 5.2 – CD-SUP-2025-00027 – Special Use Permit
- 5.3 – CD-CPC-2025-00096 – Project Plan

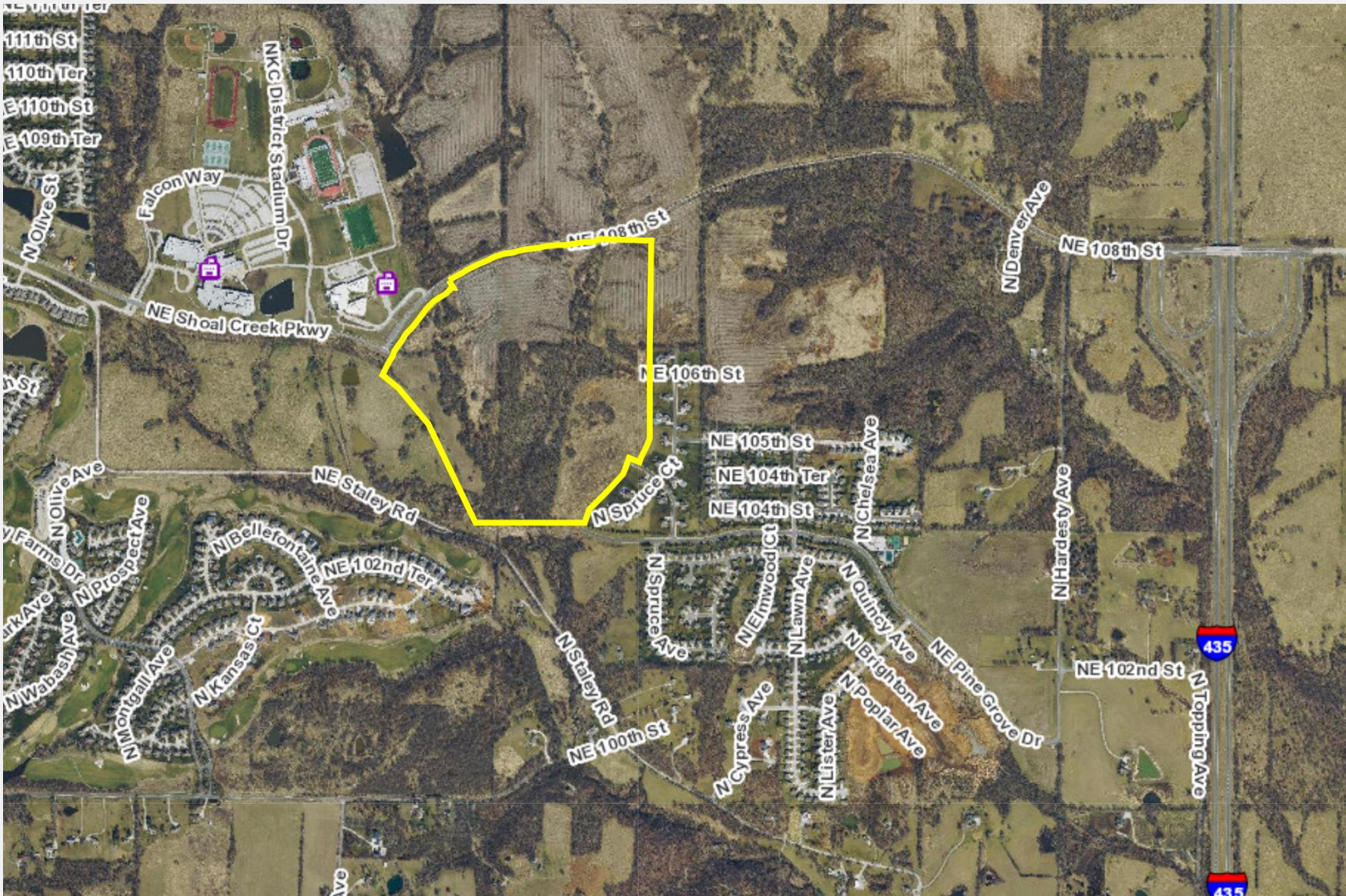
Cuda Ridge Residential

September 3, 2025

City Plan Commission



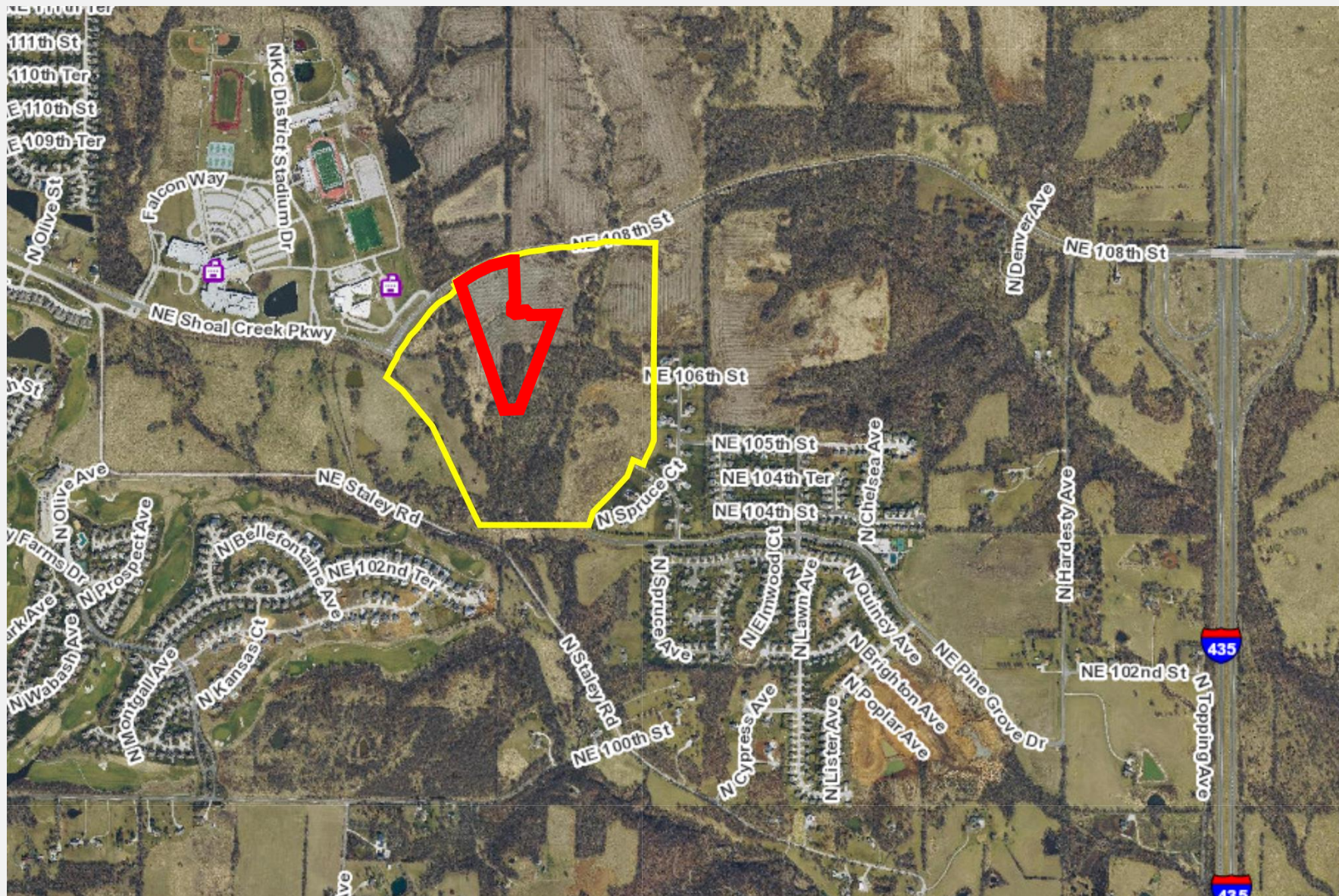
Location



Looking Southeast from Northeast 108th St



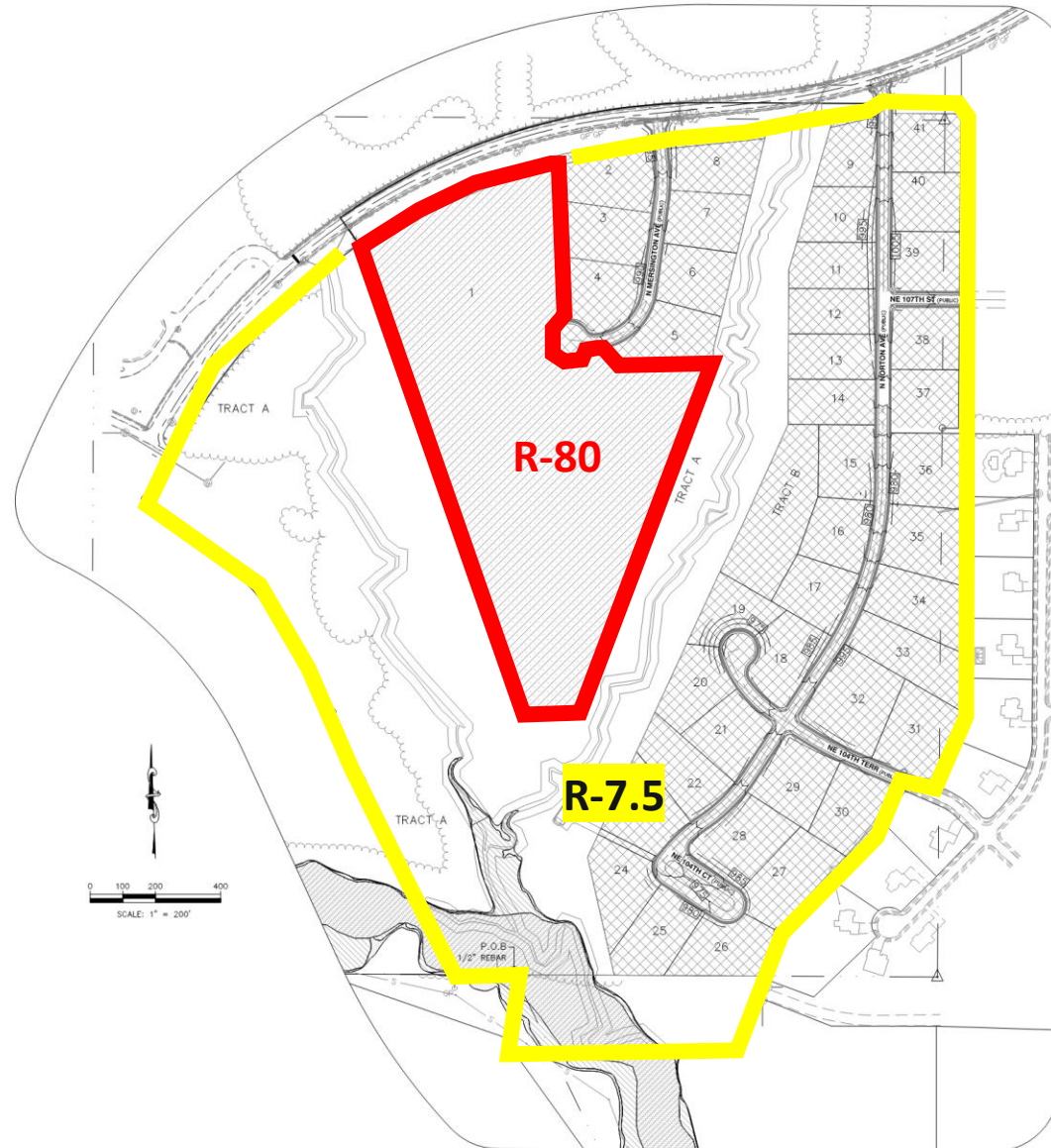
Rezoning Location



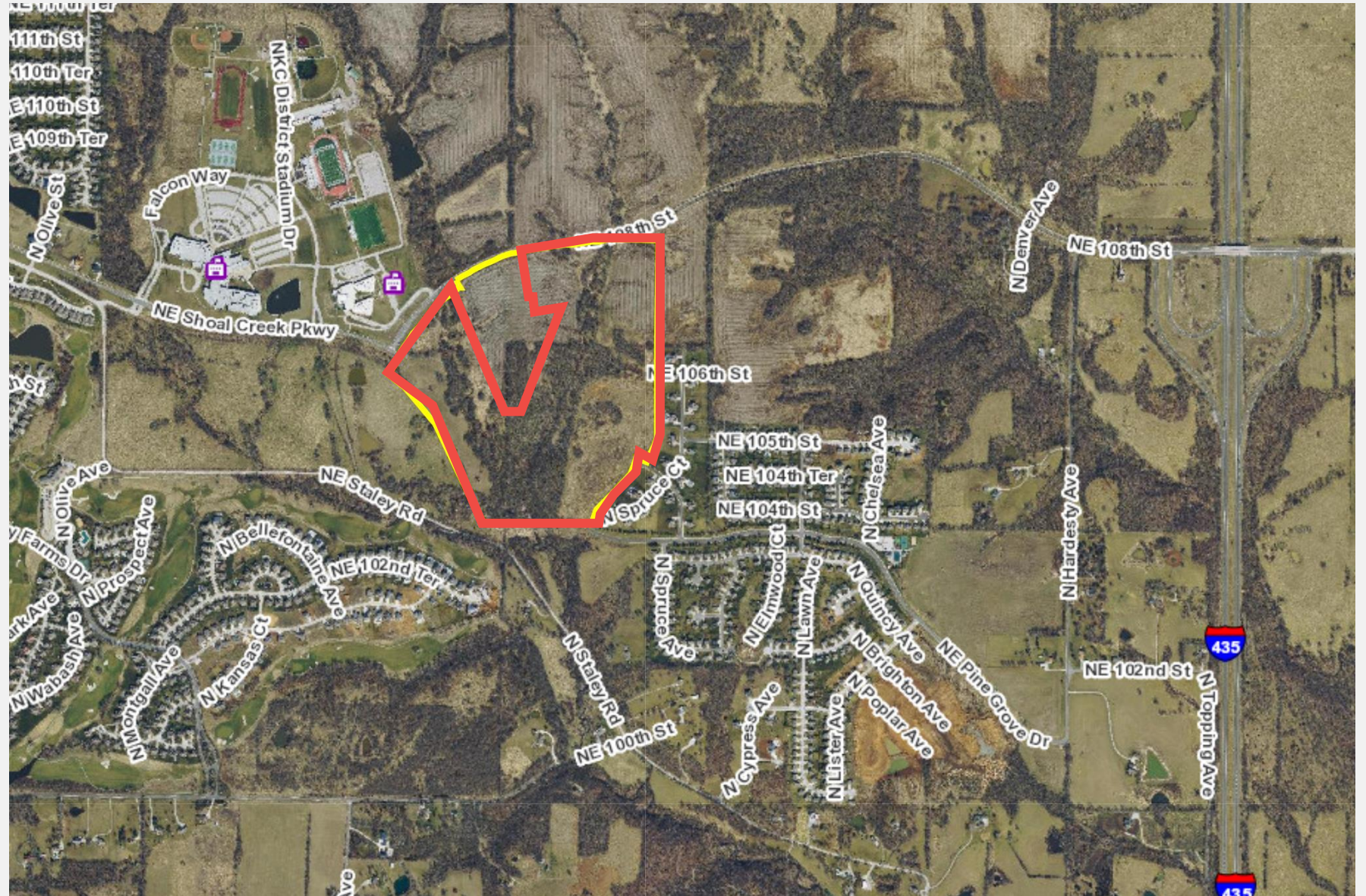
Rezoning Request

- Applicant is requesting a rezoning of 21 acres of the 115 acres parcel from R-7.5 to R-80
- A proposed Major Subdivision and Special Use Permit have been submitted and are under review
- Proposed rezoning is consistent with Area Plan and adjacent residential lots to the north and west zoned R-80. Properties to the south and east are residential uses that are lower density.
- Approval of this rezoning would allow for the applicant to pursue a Special Use Permit with a separate application to allow for a private sports field on this lot.

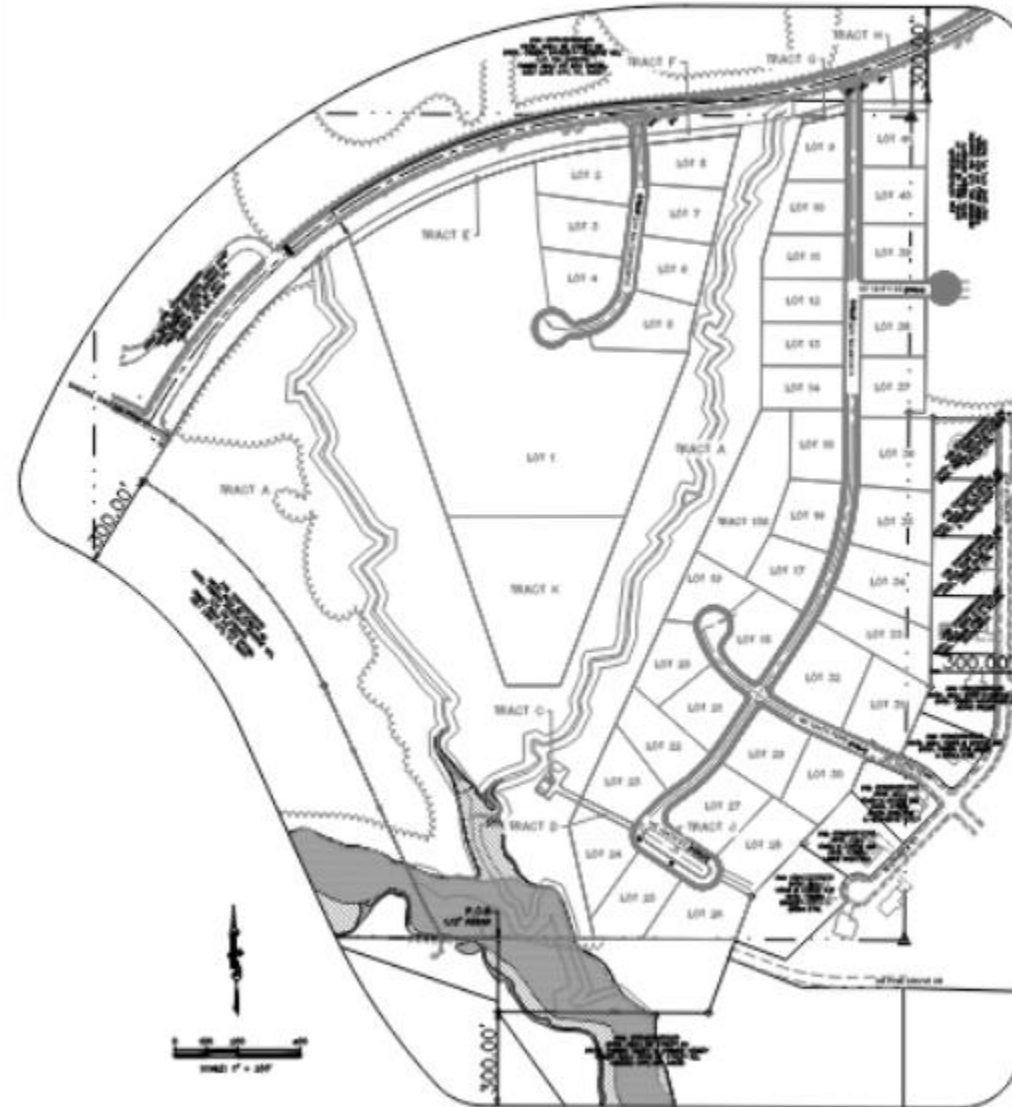
Rezoning



Project Plan Location



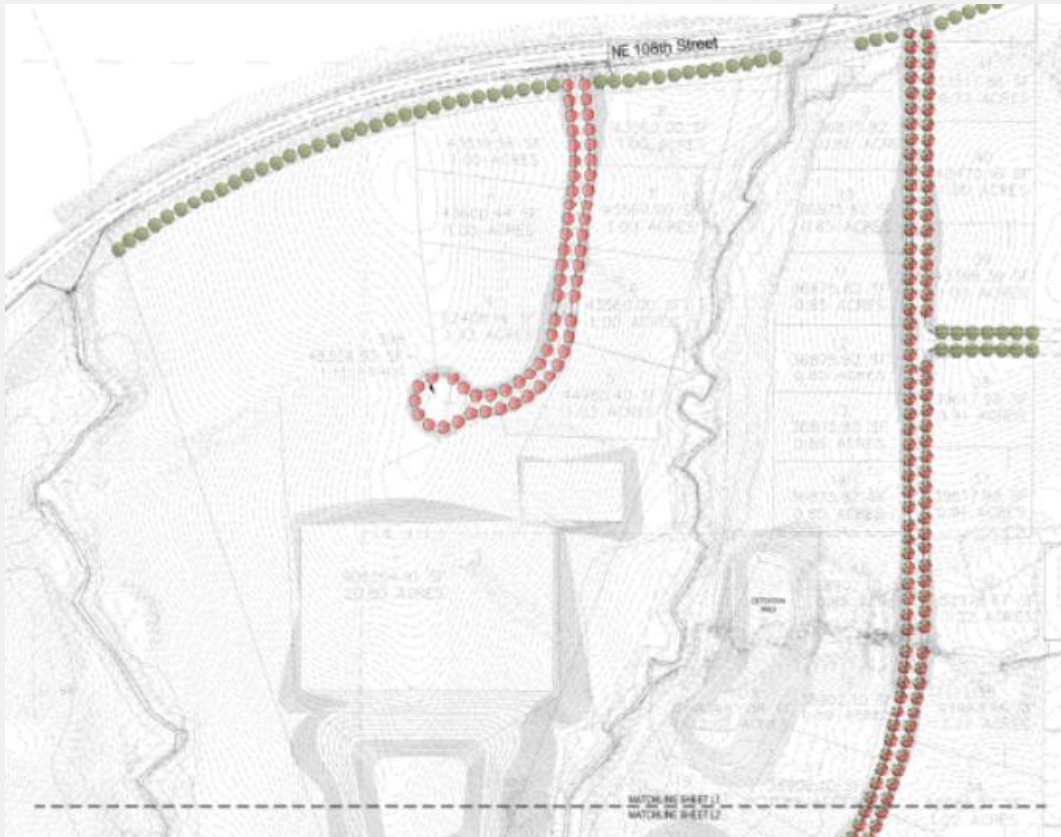
Project Plan



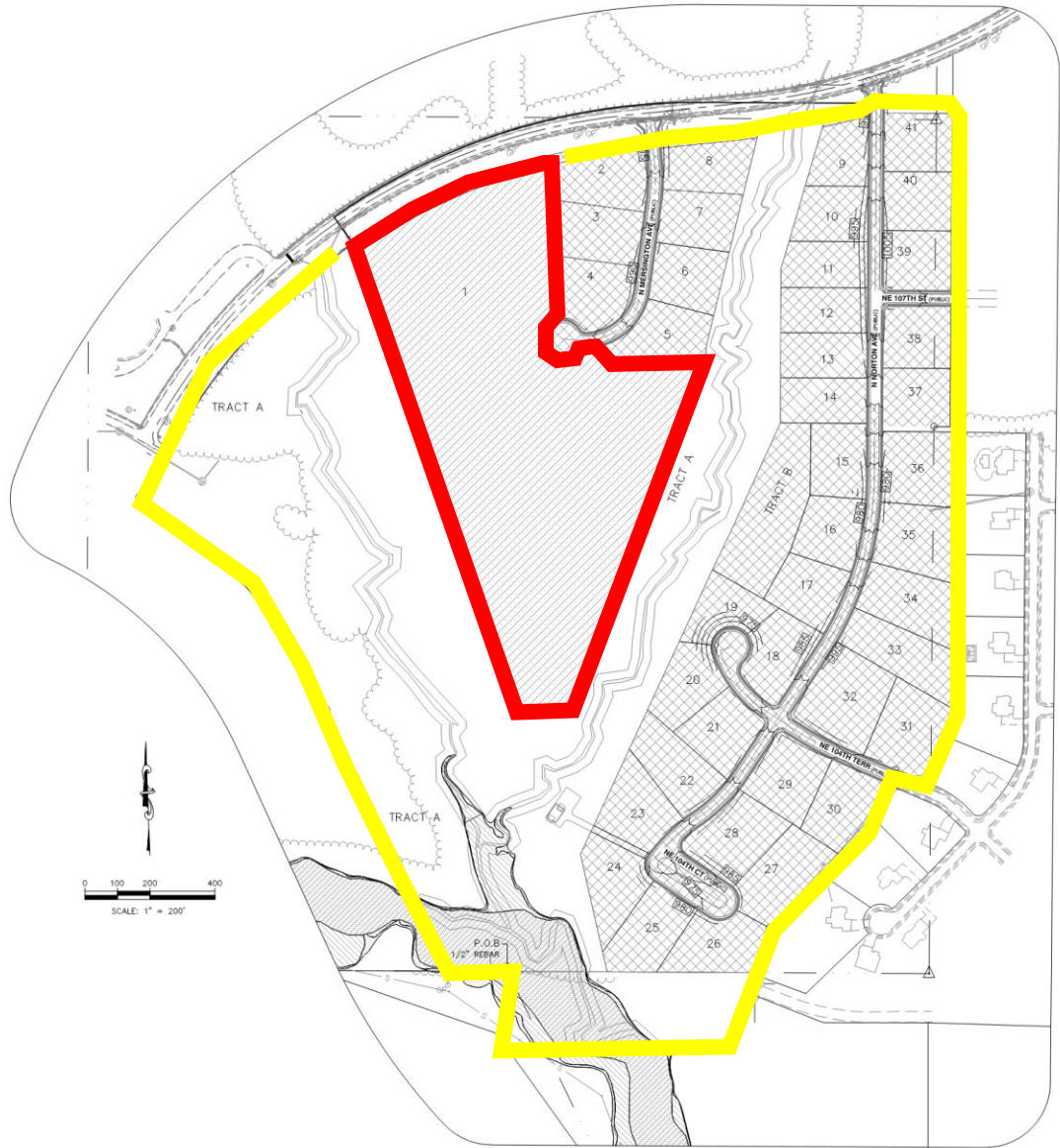
Project Plan



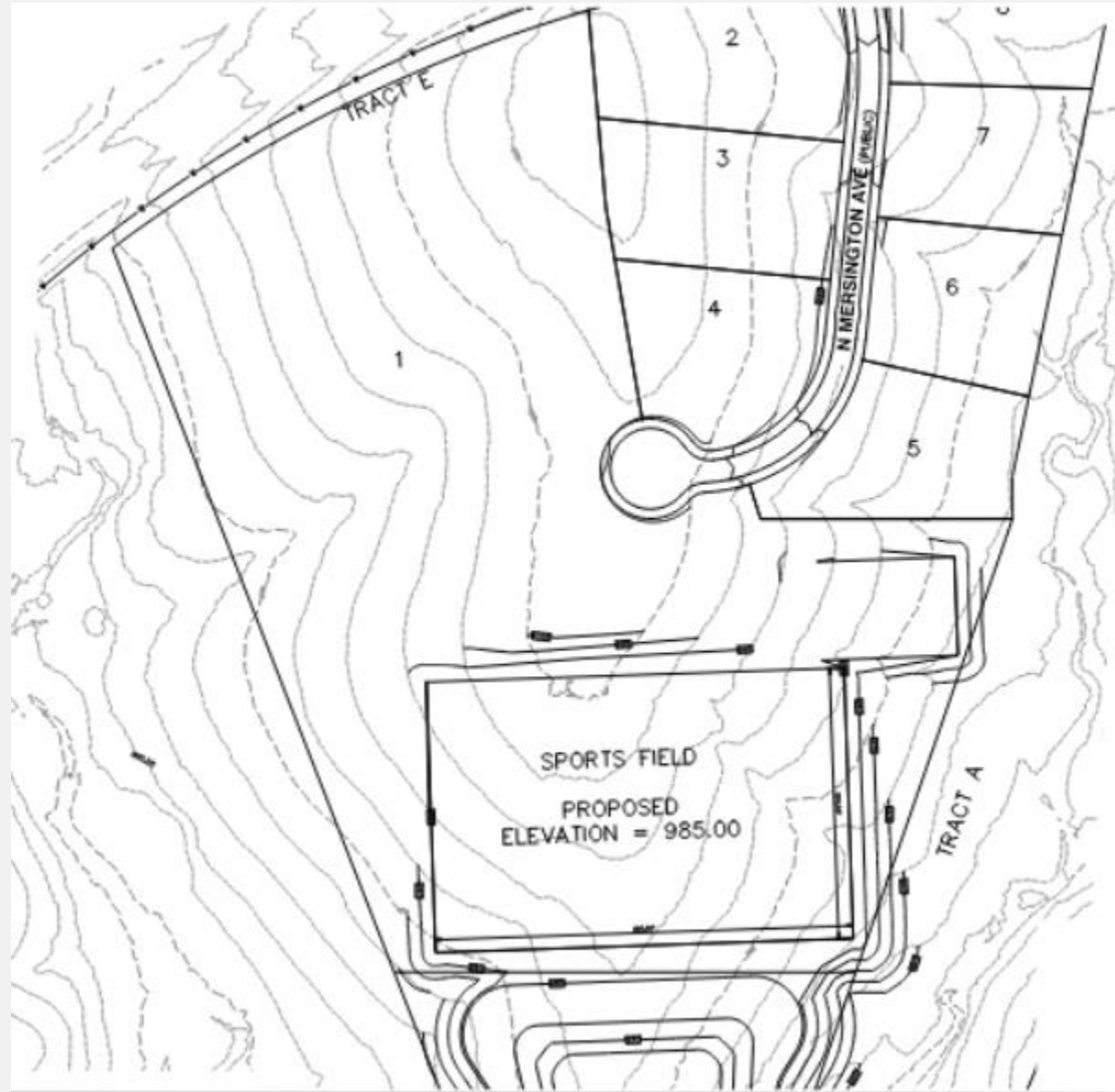
Project Plan



Special Use Permit



Special Use Permit



Staff Recommendations:

Rezoning

Case No. CD-CPC-2025-00095

Approval

Special Use Permit

Case No. CD-SUP-2025-00027

Approval

Project Plan

Case No. CD-CPC-2025-00096

Approval

