

**PLANNED UNIT DEVELOPMENT
REPORT****Date: June 21, 2018****DEVELOPMENT NAME**

The Landing Subdivision

LOCATION

75, 79, 113, 123, & 129 West Drive and 108, 110, 114, 120, & 124 Center Drive
(East side of West Drive, 120'± North of Pherin Woods Court, extending to the West side of Center Drive, 625'± South of Old Shell Road)

**CITY COUNCIL
DISTRICT**

District 6

AREA OF PROPERTY

1 Lots / 5.9± Acres

CONTEMPLATED USE

Planned Unit Development approval to amend a previously approved Planned Unit Development to allow multiple buildings on a single building site.

**TIME SCHEDULE
FOR DEVELOPMENT**

None Given.

REMARKS

The applicant is requesting a one-year extension of approval for a Planned Unit Development approval to amend a previously approved Planned Unit Development to allow multiple buildings on a single building site. The applications were approved at the July 6, 2017 Commission meeting.

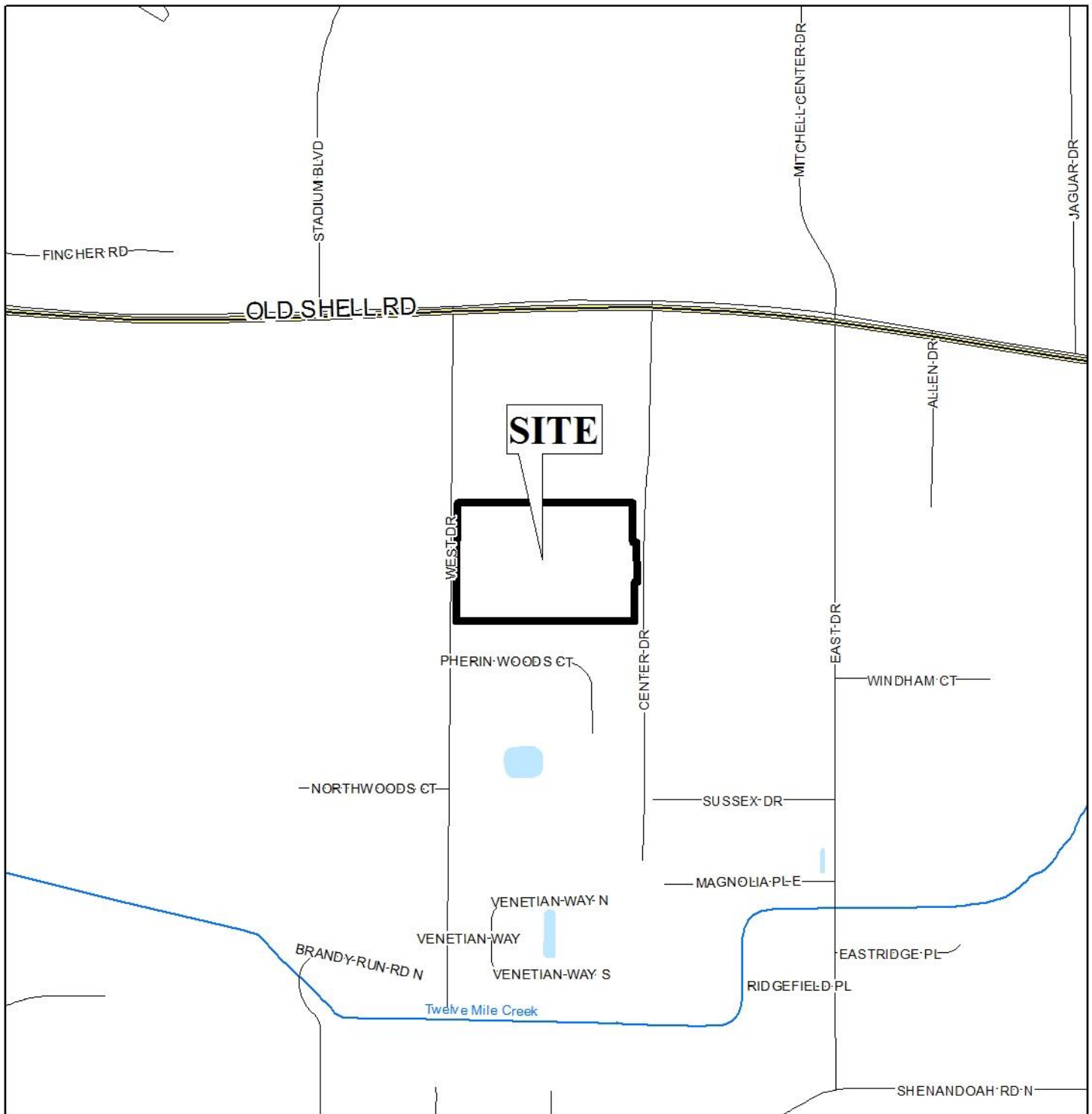
The applicant states:

Extension needed to provide City Engineering with additional information related to drainage design for Center Drive development.

There have been no changes in conditions in the surrounding area that would affect the Subdivision and PUD as previously approved, nor have there been any changes to the Regulations which would affect the previous approval. The associated Subdivision and Rezonings have been completed, and applications for land disturbance and construction of Center Drive have been submitted, but have not yet been able to be approved.

Planned Unit Development: Based upon the preceding, it is recommended that the request for a one-year extension of the Planned Unit Development be approved, and the applicant should be advised that any future extensions will be unlikely.

LOCATOR MAP



APPLICATION NUMBER 1 DATE June 21, 2018

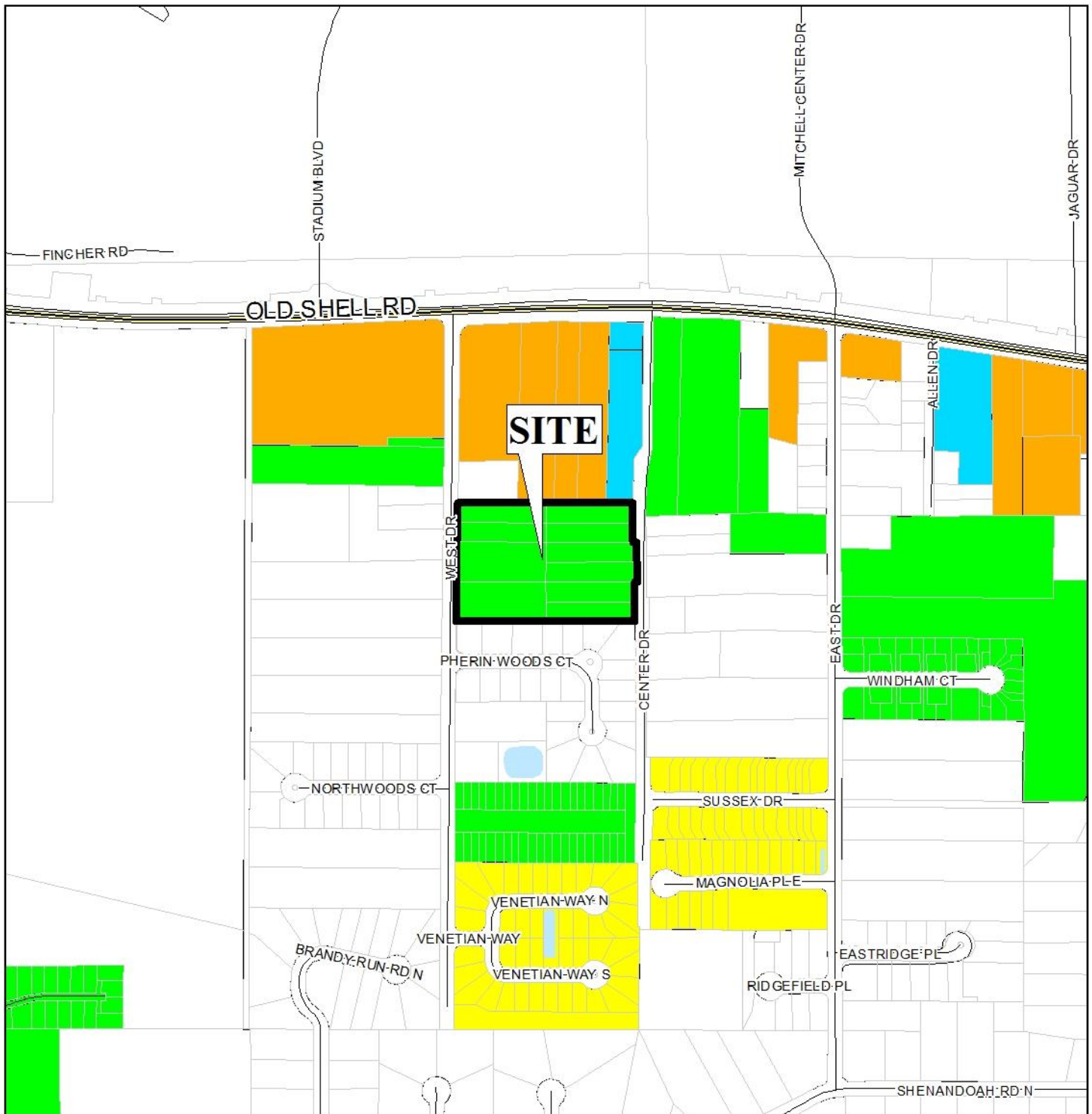
APPLICANT The Landing Subdivision

REQUEST Planned Unit Development



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LOCATOR ZONING MAP



APPLICATION NUMBER 1 DATE June 21, 2018

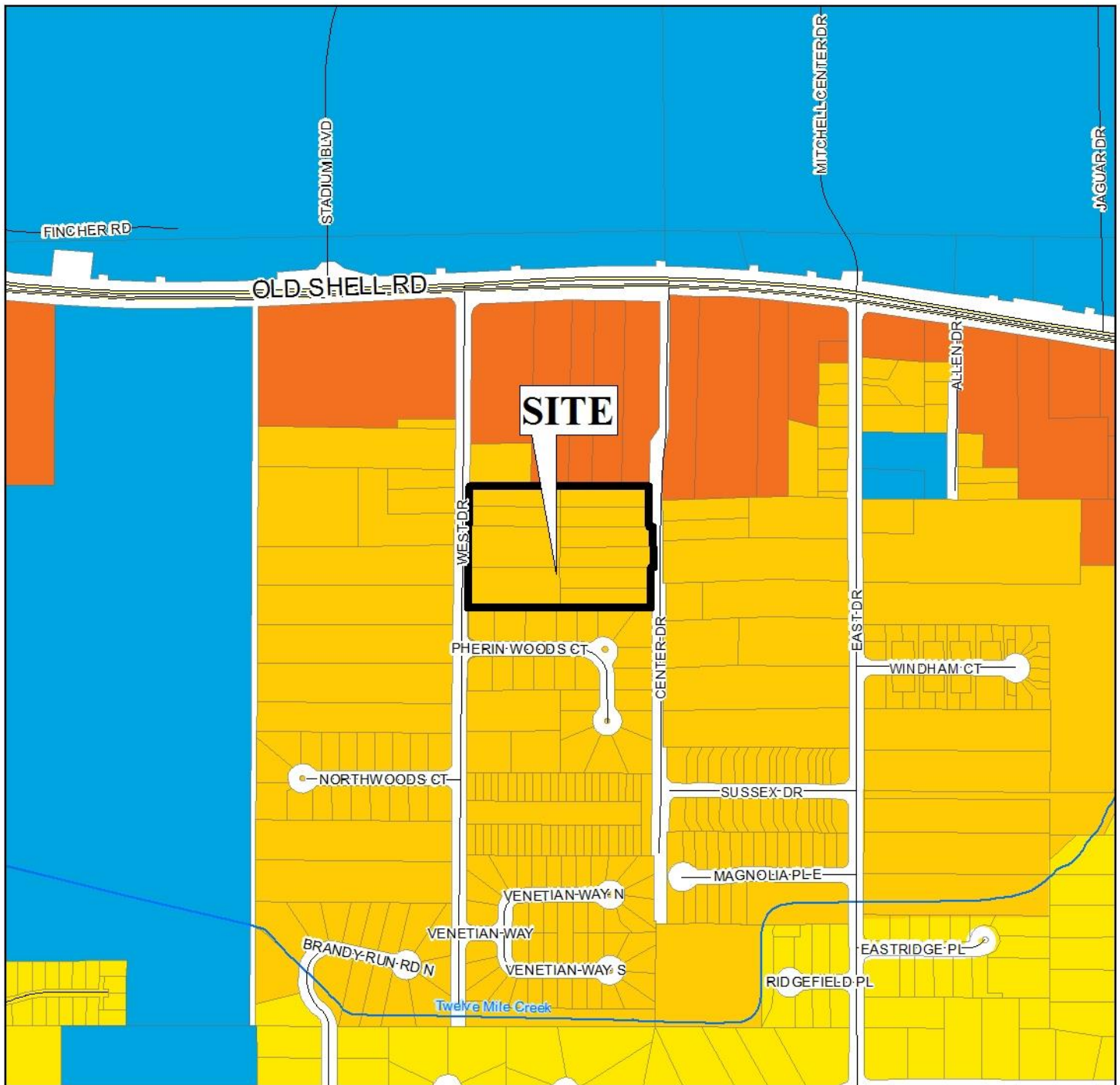
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FLUM LOCATOR MAP



APPLICATION NUMBER 1 DATE June 21, 2018

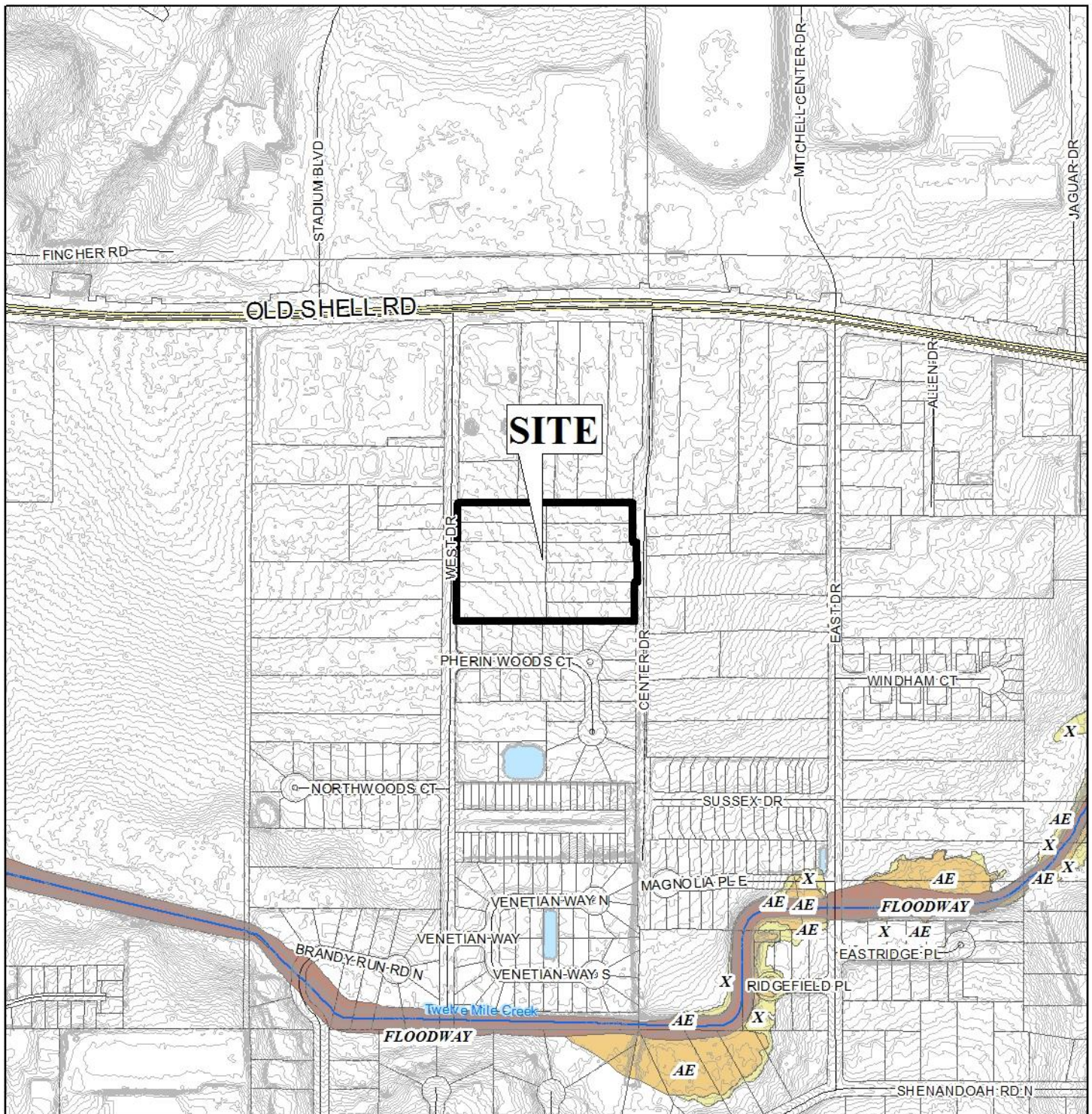
APPLICANT The Landing Subdivision

REQUEST Planned Unit Development

Low Density Residential	Neighborhood Center - Traditional	Downtown Waterfront	Parks & Open Space
Mixed Density Residential	Neighborhood Center - Suburban	Light Industry	Water Dependent
Downtown	Traditional Corridor	Heavy Industry	
District Center	Mixed Commercial Corridor	Institutional	



ENVIRONMENTAL LOCATOR MAP



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PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



The site is surrounded by residential units. Commercial units are located to the north.

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R-A	R-3	T-B	B-2	B-5	MUN	SD-WH	T5.1
R-1	R-B	B-1	B-3	I-1	OPEN	T3	T5.2
R-2	H-B	LB-2	B-4	I-2	SD	T4	T6



PLANNING COMMISSION VICINITY MAP - EXISTING AERIAL



The site is surrounded by residential units. Commercial units are located to the north.

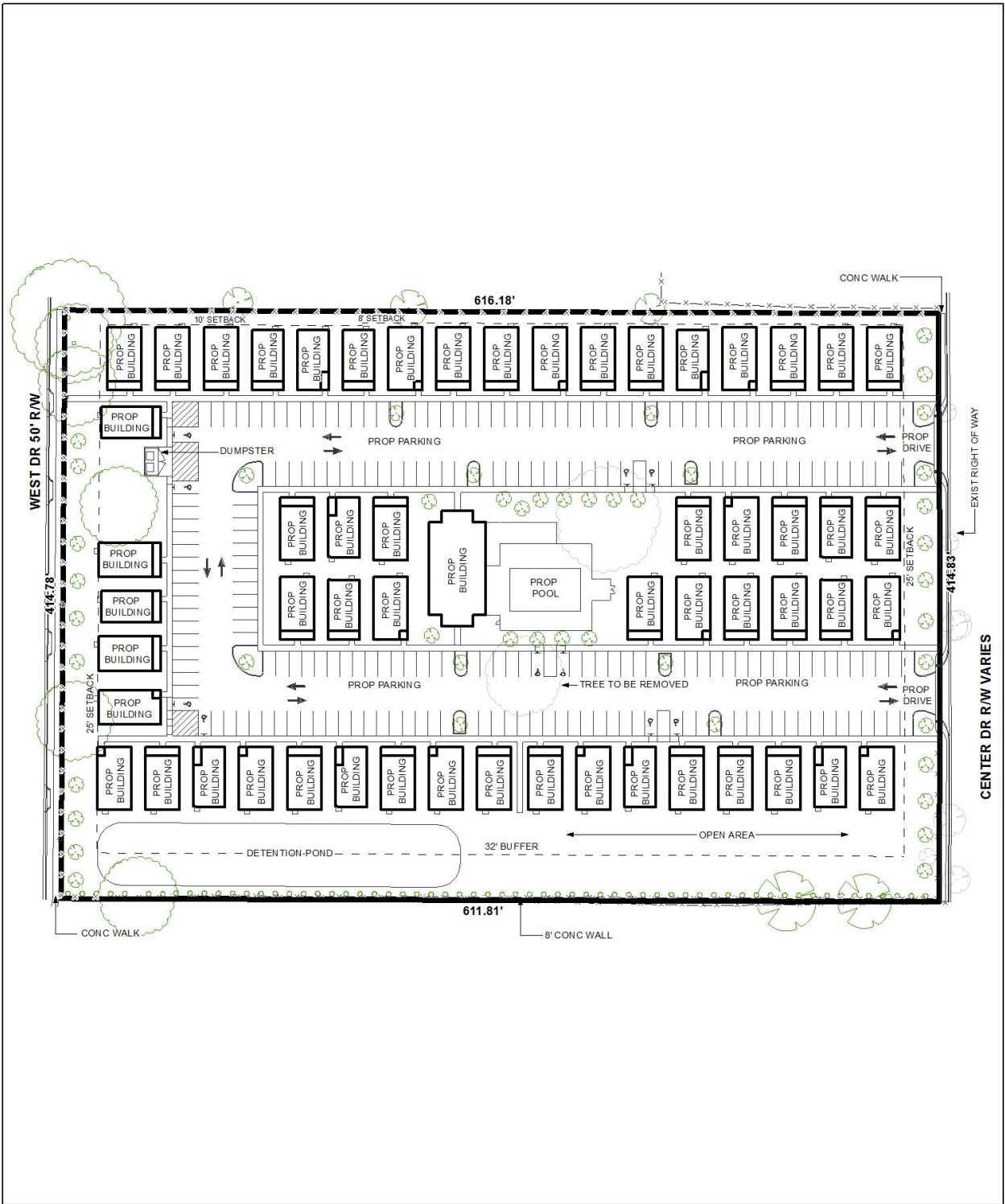
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SITE PLAN



The site plan illustrates the proposed buildings, proposed parking, proposed drives, setbacks, buffer, and detention pond.

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REQUEST	Planned Unit Development		

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