

**PLANNED UNIT DEVELOPMENT
STAFF REPORT****Date: September 17, 2009****NAME**

Rochester Place Subdivision

SUBDIVISION NAME

Rochester Placer Subdivision

LOCATION

Northwest corner of Airport Boulevard and General Pershing Avenue (not open); extending North and West to the South side of Sunset Drive South.

CITY COUNCIL**DISTRICT**

District 5

AREA OF PROPERTY

10 Lots /3.2+ Acres

CONTEMPLATED USE

Planned Unit Development Approval to amend the site plan of a previously approved Planned Unit Development.

TIME SCHEDULE**FOR DEVELOPMENT**

No time frame submitted

REMARKS

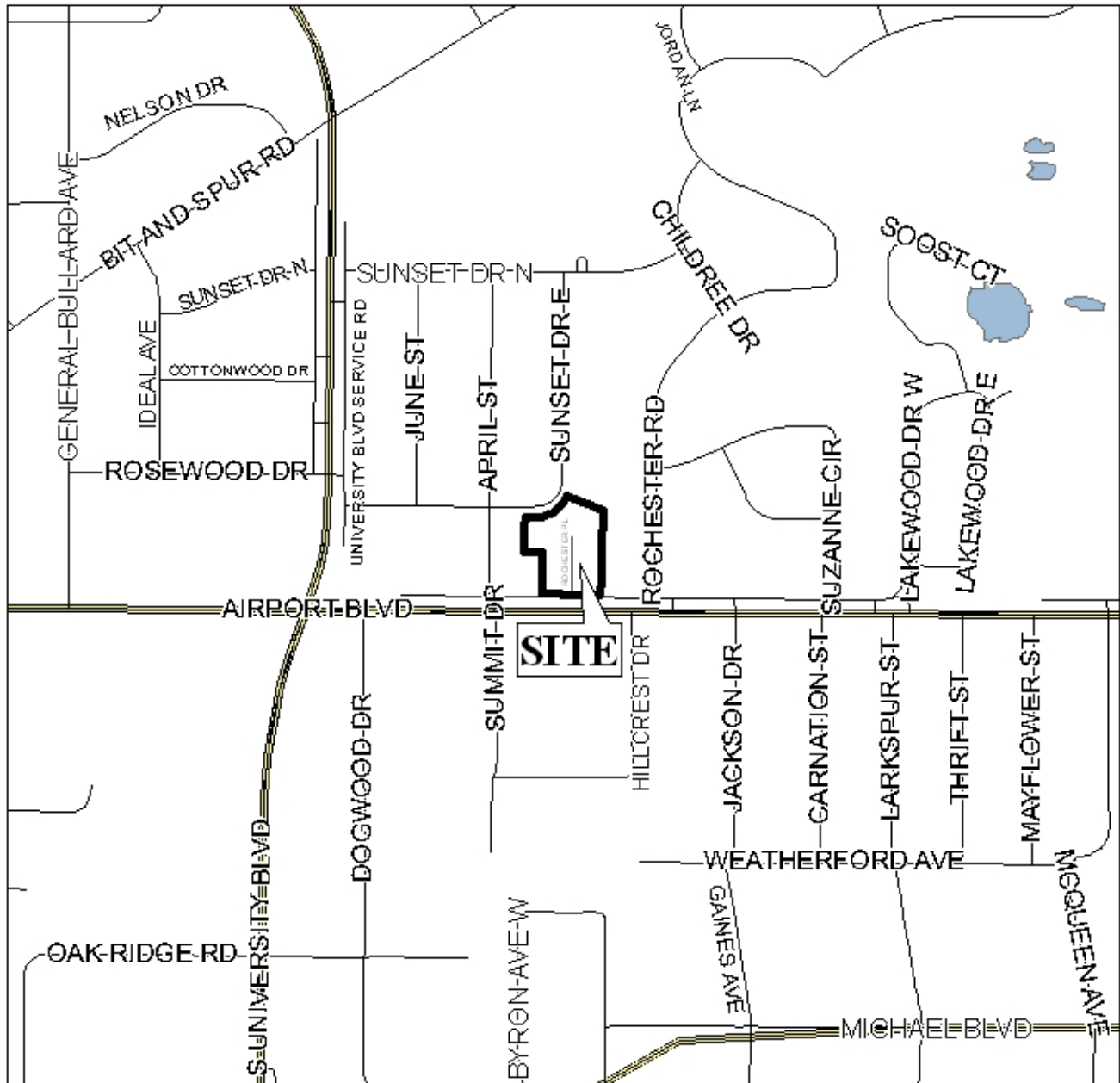
The applicant is requesting a one year extension of a previously approved PUD. The application was originally approved in 2008 in conjunction with Subdivision and Rezoning applications. The Subdivision application has been granted a one-year extension at the June 2009 Commission meeting and the Rezoning amendment was approved by the City Council. This application to extend the PUD is to preclude the expiration of the original approval and is the first extension request.

There have been no changes in the area, nor have there been any changes to the regulations that would impact previous approvals.

RECOMMENDATION

Planned Unit Development: Based upon the preceding, this application for a one-year extension is recommended for approval.

LOCATOR MAP



APPLICATION NUMBER 9 DATE September 17, 2009

APPLICANT Rochester Place Subdivision

REQUEST Planned Unit Development



PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



The site is surrounded by single family residential units.

APPLICATION NUMBER 9 DATE September 17, 2009

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REQUEST Planned Unit Development

LEGEND

R-1	R-2	R-3	R-A	R-B	H-B	T-B	B-1	LB-2	B-2	B-3	B-4	B-5	I-1	I-2
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PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



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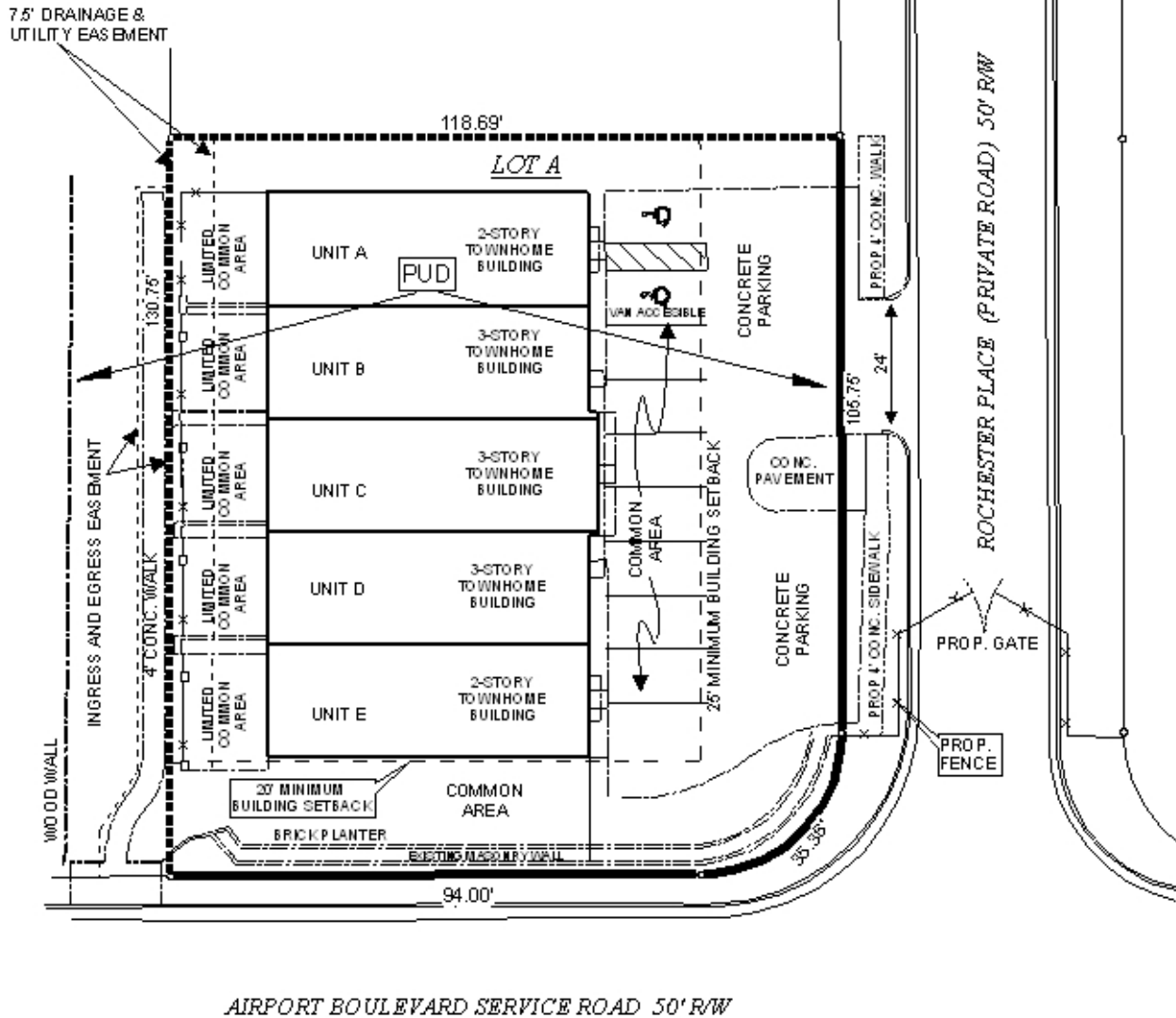
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NTS

PLANNED UNIT DEVELOPMENT DETAIL



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