

8-3-17 Planning Commission Meeting Minute Changes
Proposed by Commissioner Scott Carey

Page 8. Sixth Paragraph

Commissioner Carey requested clarification regarding the compatibility of a proposed multi-family development within the Vistas planned development to the city's comprehensive plan land use designation. Specifically, Commissioner Carey identified that per the staff report and presentation, the original developer planned for multi-family development within this planned development. Commissioner Carey asked if the ~~,does the city have~~ city has an opinion on the policy of compatibility of a proposed zoning in relation to the city's comprehensive plan land use designation. Mr. Crittenden stated that it is staff's opinion that the developer had always intended to have multi-family mixed with single-family within the planned development and the two are compatible.

Page 9. Seventh Paragraph.

Commissioner Carey stated that while it is a tough decision, he concurs with staff and is able to make Finding Z1. Commissioner Carey shared that a rezone request is a land use issue and the proposed zoning is consistent with the surrounding uses and the property's comprehensive plan land use designation. Commissioner Carey further stated that he concurs with staff's recommendation in Finding Z1 and that the proposed rezone would help support goal H1, and policies H1, H2 and CF1 of the city's comprehensive plan. Commissioner Carey also stated he is able to make Finding Z2 as he believes the proposed zoning request is compatible because the multi-family land use designation was deemed compatible through every comprehensive plan update the city has done since the approval of the Vistas Planned Development handbook in 1988. ~~with the planned development handbook approved in 1988.~~ In addition, Commissioner Carey stated there is a-bit-of an open space buffer surrounding between the proposed multi-family project zoning and the ~~from the~~ existing single-family residential area which will also help reduce any anticipated impacts.