



City of Grand Island

Tuesday, February 14, 2012

Council Session

Item E2

Public Hearing on Request to Rezone Property Located at 1115 & 1116 Cedar Ridge Court from RD - Residential Development to R4 - High Density Residential

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: February 14, 2012

Subject: To Rezone Properties Located South of 13th Street, East of Sagewood Avenue and West of US Hwy 281 from Residential Development (RD) to High Density Residential (R4)

Item #'s: E-2 & F-2

Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

Concerning rezone properties located south of 13th Street, east of Sagewood Ave and west of US Hwy 281 from Residential Development (RD) to High Density Residential (R4).

Discussion

At the regular meeting of the Regional Planning Commission, held February 1, 2012 the above item was considered following a public hearing.

O'Neill opened the Public Hearing.

Nabity explained the request to rezone properties located south of 13th Street, east of Sagewood Avenue and west of US Hwy 281 from Residential Development (RD) to High Density Residential (R4). The subject property is designated for higher density residential uses. Nabity stated the R4 zoning district is compatible with the existing and proposed development of this property. The plan has changed since the original RD zone in ways that allow for the development of city streets to serve all of the lots. The development of streets to City standards makes this change possible and desirable. This will encourage the development of additional housing units in Grand Island. This change will allow the developer to build additional needed housing units in Grand Island.

There was no further discussion.

O'Neill closed the Public Hearing.

A motion was made by Hayes to recommend the Rezone request from RD –Residential Development to R4 – High Density Residential and was seconded by Ruge. The motion carried with 10 members present voting in favor of recommending the Rezone request to City Council (McCarty, O'Neill, Monter, Bredthauer, Ruge, Hayes, Reynolds, Haskins, Connelly and Snodgrass) and no one voting against.

The Planning Director's recommendation to the Planning Commission is also attached to this recommendation from the Planning Commission.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

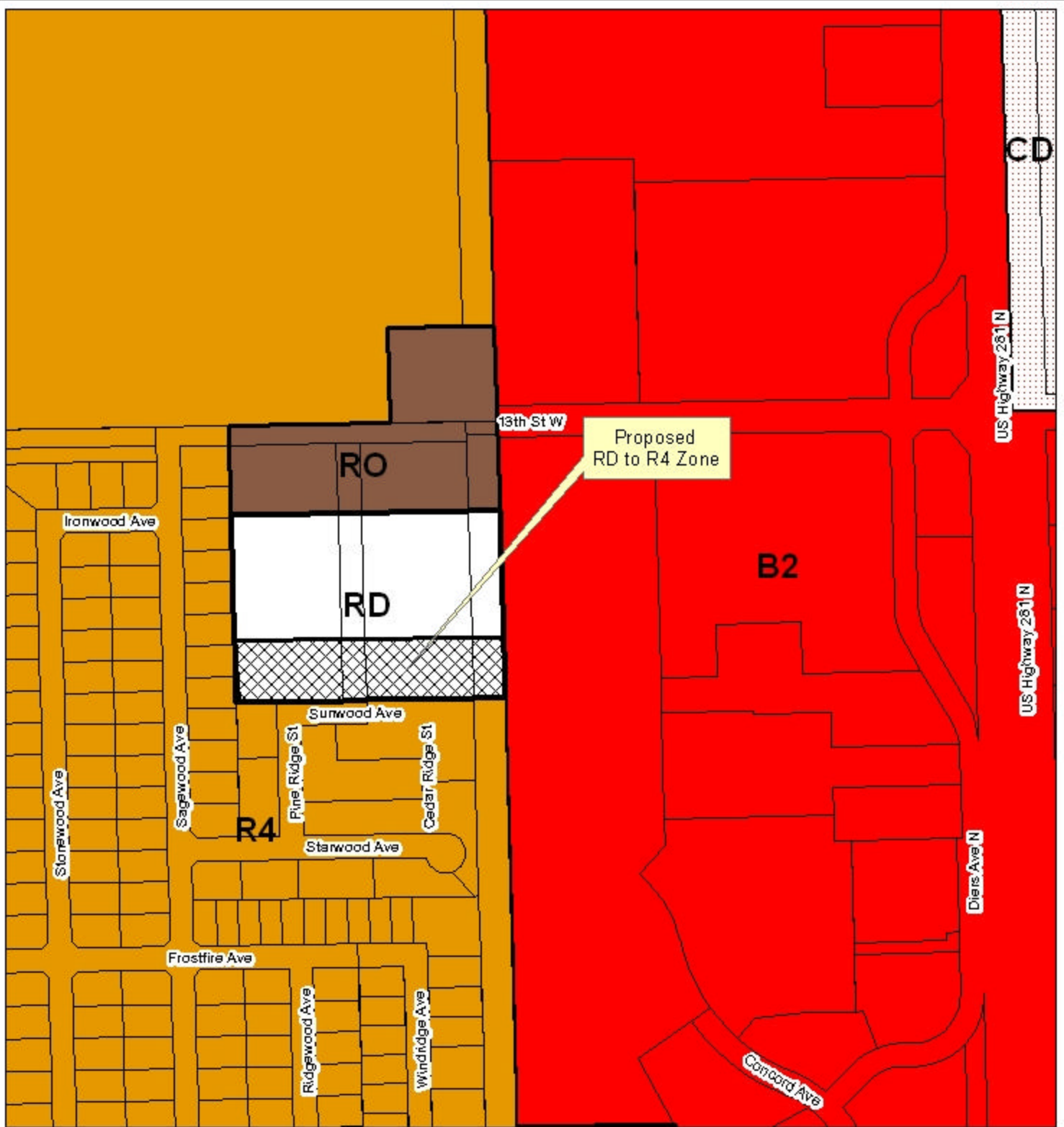
1. Approve the rezoning request as presented
2. Modify the rezoning request to meet the wishes of the Council
3. Postpone the issue

Recommendation

City Administration recommends that the Council approve the proposed changes as recommended.

Sample Motion

Move to approve the rezone request for property proposed for platting as Olson Subdivision.





Requested Zoning



Scale : NONE
C-06-2012 GI



-  From RD : Residential Development Zone
-  to R4 : High Density Residential Zone



CITY OF AUSTIN, TEXAS
PLANNING DEPARTMENT
2012-2013 BUDGET
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