

ZONING CASE: Z2005-123

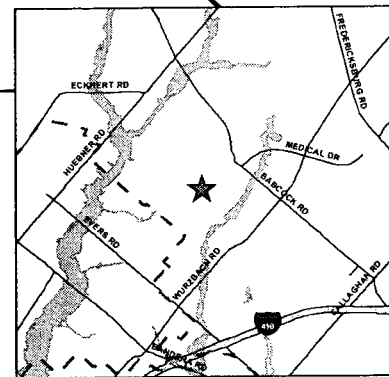
City Council District NO. 8
 Requested Zoning Change
 From: MF-33 To PUD MF-33
 Date: August 11, 2005
 Scale: 1" = 250'

■ Subject Property

○ 200' Notification



C:\June_7_2005



CASE NO: Z2005123

Staff and Zoning Commission Recommendation - City Council

Date: August 11, 2005

Zoning Commission Meeting Date: June 07, 2005

Council District: 8

Ferguson Map: 580 D1

Applicant:

Owner:

Woodside Texas Land Holdings, L. C.

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Zoning Request: From MF-33 Multi-Family District to PUD MF-33 Planned Unit Development
Multi-Family District

P-41A, NCB 13664

Property Location: 80 feet west of Norman Lane & Lamb Road

Proposal: To permit a Planned Unit Development

**Neighborhood
Association:** None

Neighborhood Plan: None

TIA Statement: A Traffic Impact Analysis is not required.

Staff Recommendation:

Approval.

The subject property is currently vacant and located at the end of Lamb Road. There are single-family residential properties located to the northeast and southwest of the property. There is a multi-family development located to the southeast and vacant property to the northwest. PUD MF-33 would be appropriate at this location due to the existing land use and zoning.

Zoning Commission Recommendation:

Approval

CASE MANAGER : Robin Stover 207-7945

VOTE

FOR	7
AGAINST	0
ABSTAIN	1
RECUSAL	0

Z2005123

ZONING CASE NO. Z2005123 – June 7, 2005

Applicant: Woodside Texas Land Holdings, L. C.

Zoning Request: "MF-33" Multi Family District to "PUD" "MF-33" Planned Unit Development Multi Family District.

Andy Guerrero, 3134 Renker, representing the applicant, stated their intent is to expand the existing PUD development. They are proposing to develop 63 town homes on the subject property. He stated all access to the property would be on Lamb Road. They would also provide a 10-foot landscape buffer.

FAVOR

Jose Martin, 5703 Bogart, stated he is in support of this project. He stated he feels this development would be good for the community.

Robert Bustos, 7302 Desilu Dr., stated he is in support of the proposed 63 town home development. He does not want any multi family development as he feels this would depreciate their property values.

REBUTTAL

Andy Guerrero, 3134 Renker, representing the applicant, stated as stated previously there would be absolutely no access on Desilu or any of the other surrounding streets. He stated all access would be on Lamb Road.

Staff stated there were 73 notices mailed out to the surrounding property owners, 2 returned in opposition and 17 returned in favor.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

COMMISSION ACTION

The motion was made by Commissioner Stribling and seconded by Commissioner Robbins to recommend approval.

1. Property is located on P-41A, NCB 13664 at 80 feet west of Norman Lane & Lamb Road.
2. There were 73 notices mailed, 2 returned in opposition and 17 in favor.
3. Staff recommends approval.

Z2005123

AYES: Martinez, Robbins, Dixon, Sherrill, McAden, Stribling, Peel

NAYS: None

ABSTAIN: Dutmer

THE MOTION CARRIED

RESULTS OF NOTICE FOR COUNCIL HEARING

To be provided at Council hearing.