

BOARD OF ALDERMEN

ITEM NO. D(3)

AGENDA ITEM ABSTRACT

MEETING DATE: JUNE 3, 2003

**SUBJECT: CONTINUATION OF THE PUBLIC HEARING ON WINMORE VILLAGE MIXED USE
CONDITIONAL USE DISTRICT AND WINMORE VILLAGE MIXED USE ARCHITECTURALLY
INTEGRATED SUBDIVISION**

DEPARTMENT: PLANNING DEPARTMENT	PUBLIC HEARING: YES <u>X</u> No <u> </u>
ATTACHMENTS: A. RESOLUTION B. STAFF MEMOS REGARDING ADVISORY BOARD REVIEW ** PLEASE ALSO REFER TO INFORMATION DISTRIBUTED FOR THE MAY 27, 2003 MEETING	FOR INFORMATION CONTACT: PATRICIA MCGUIRE, 918-7327 MARTY ROUPE, 918-7333 JEFF KLEAVELAND, 918-7332

PURPOSE

The public hearing on the Winmore rezoning and conditional use permit application held on May 27, 2003 was continued to allow time for additional public comment and consideration. A resolution is recommended for the Board's adoption that provides an opportunity for the Board of Aldermen to specify follow-up action and to schedule this item for further consideration on June 24, 2003.

INFORMATION

Winmore Land Management, LLC, requests to have the zoning of 65.85 acres of land in four separate tracts currently addressed as 1318 Homestead Road, 1400 Homestead Road, 1410 Homestead Road, and 700 Lake Hogan Road changed from R- 20, a low-density residential zoning, to Village Mixed Use, a conditional use district that is established to provide for the development of rural new villages. An application has also been submitted for a Conditional Use Permit to allow a Village Mixed Use Architecturally Integrated Subdivision (AIS) of ninety-eight (98) Single-Family Lots, sixty-six (66) Multi-Family Townhome Lots, sixty-eight (68) Multi-Family Apartments, and twenty (20) Commercial Lots at 1400 Homestead Road. The name for the project is Winmore.

The hearing on the rezoning request and conditional use permit application began on May 27, 2003 and was continued to May 28, 2003. The hearing was then continued to June 3, 2003 for the purpose of receiving additional public input and further consideration of the rezoning request and conditional use permit application. The Northern Transition Area Advisory Committee and Transportation Advisory Board met on May 29th to complete their recommendations. Memos indicating that recommendations will be available for review by the June 3rd meeting of the Board of Aldermen (*Attachment B*) are attached.

The Town Clerk has distributed written comments received since the initial distribution of information to the Board. For staff analyses and associated information, please refer to the information distributed for the May 27, 2003 Board meeting.

RECOMMENDATION

The Administration recommends that the Board of Aldermen adopt the attached resolution (*Attachment A*), incorporating any questions or other directions for staff, which continues the public hearing on the Winmore request for action on June 24, 2003.