

subject to the property being replatted. The applicant associated with BAZ-1989, which was seeking tax credit financing, proposed to develop the property in accordance with the development regulations of the RM district. A PUD was not included with BAZ-1989. The property associated with BAZ-1989, was not developed. This property is now under contract by Case and Associates, and it is their desire to develop a multifamily project that encompasses the entire 18.49 acres. Since they are expanding the boundaries of PUD-273, they are requesting a major amendment.

An overall summary of the deviations between the Zoning Ordinance and what is included with PUD 273A is included in the Staff report presented to the Planning Commission. With PUD 273A, the number of allowable units is reduced from 366 to 325. At the Planning Commission meeting, the applicant noted that the actual number of units will be around 309.

The Planning Commission, in their meeting of January 24, 2019, concurred with Staff and recommended approval (3-0 vote) of PUD-273A, subject to the property being platted. There were no protestants.

Cost: \$0

Prepared By: Brent Murphy, AICP, Senior Planner

**Reviewed By: Development Services Department
Legal Department
Assistant City Manager, Operations**

Approved By: Michael L. Spurgeon, City Manager

**Attachments: Planning Commission Fact Sheet
Case map
Aerial photo
Comprehensive Plan
PUD-273A design statement and conceptual site plan
Building elevations
County Line Center plat**

Recommendation:

Approve PUD 273A as recommended by Planning Commission and Staff.

BDM