

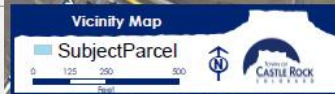
SENIOR MULTIFAMILY THE MEADOWS FILING 17 SITE DEVELOPMENT PLAN

TOWN COUNCIL
AUGUST 15, 2023



VICINITY MAP

- Southwest of intersection with Meadows Parkway and Hwy 85,
- South of Meadows Parkway at Regent Street
- 17.36 acres to be split into 3 lots



SURROUNDING USES

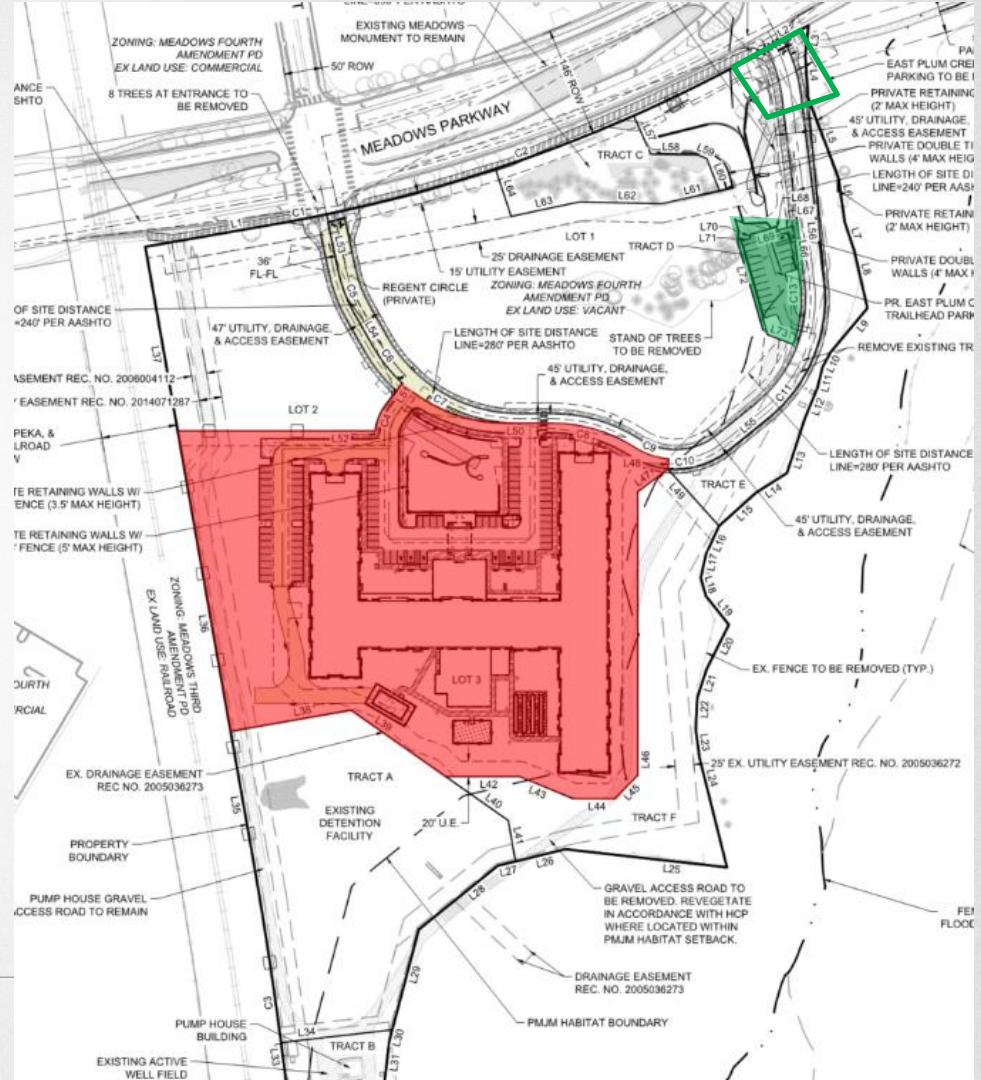


HISTORY OF APPROVALS

- 1984, originally annexed and zoned as the Meadows Planned Development (PD).
- Various zoning amendments over the years.
- 2003, as part of Meadows PD 4th Amendment, current zoning is Commercial-Office-Industrial (COI)
 - Allowed Uses:
 - Senior multi-family housing
 - office, retail, restaurant, light industrial and recreation
 - Single family homes and traditional multi-family are **not** an allowed use

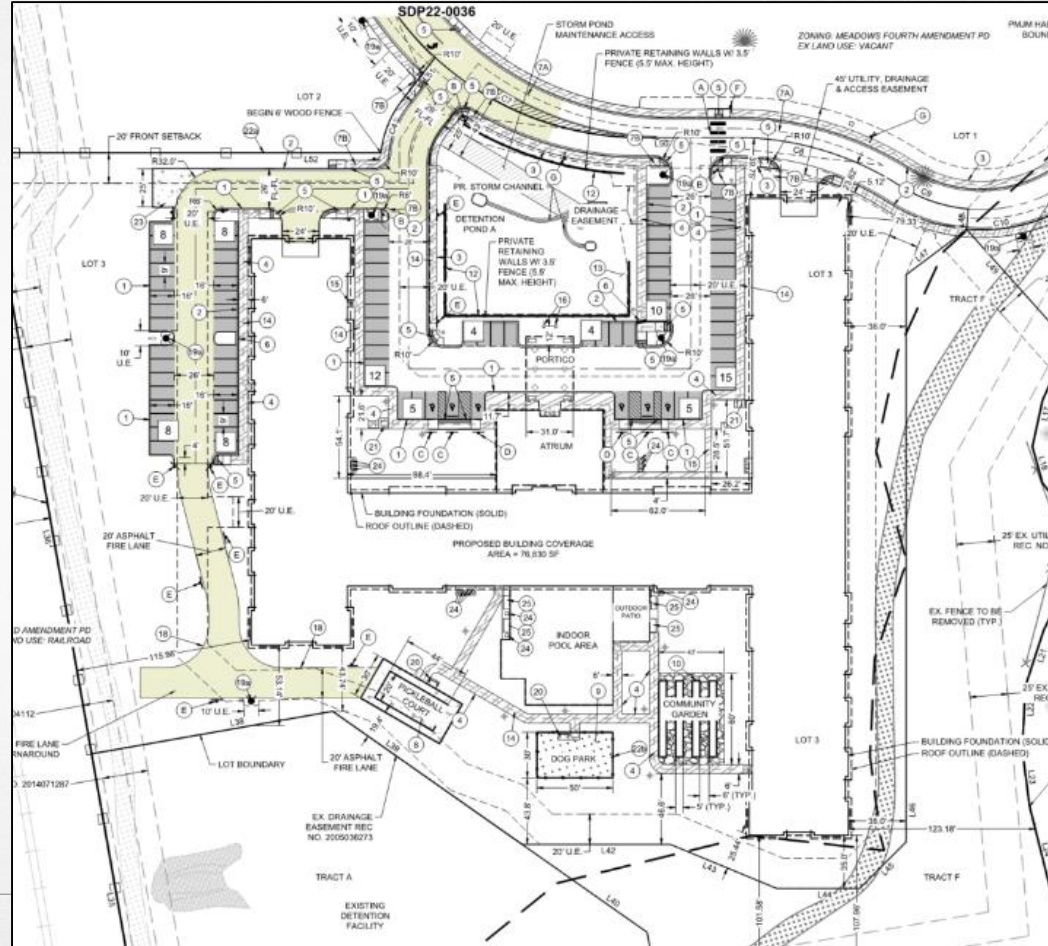
SITE DEVELOPMENT PLAN

- 17.36 acres split into 3 lots
 - Senior Multi-Family Lot (5.75 acres)
 - 2 Commercial Lots
- Full access with signal at Regent/Meadows
- Limited access on east
- Trail Head Parking Lot relocated



SITE DEVELOPMENT PLAN

- 5.75 acres
- 174 dwelling units
- 255,743 square foot building
- Parking on-site
 - 179 spaces required,
 - 262 space provided
- Four story building
- Building height is 54'-2",
Zoning allows up to 60'



STAFF ANALYSIS

Staff finds the Site Development Plan:

- Conforms to the goals of the Town's guiding documents
- Meets the requirements of the Meadows PD, 4th Amendment
- Meets CRMC Chapter 17.38.040: Site Development Plan criteria and Town's Technical Criteria

RECOMMENDATION

Planning Commission recommend that Town Council approve the Site Development Plan.

PROPOSED MOTIONS

Recommended Motion:

“I move to approve this resolution as introduced by title.”

Alternative Motions:

*“I move to approve this resolution as introduced by title with the following conditions:”
(list conditions)*

“I move to continue this item to the Town Council meeting on [date certain], 2023, at 6 pm.”



QUESTIONS