



04.06.2022

TOWN COUNCIL

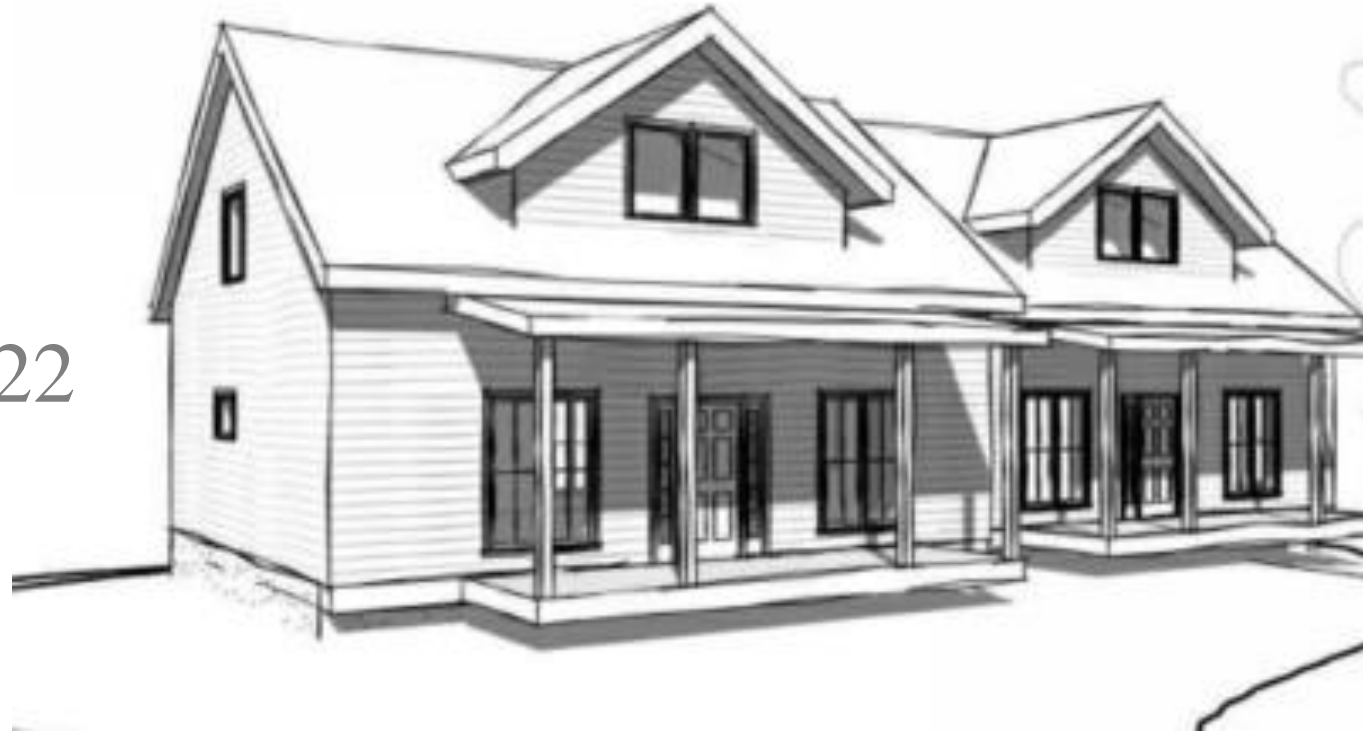
CONDITIONAL ZONING— GATTIS COURT





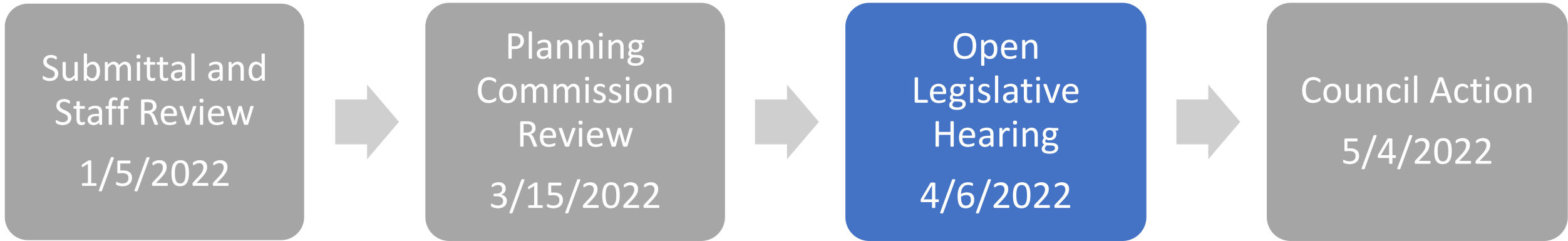
RECOMMENDATION

- Open the Legislative Hearing
- Receive comments
- Continue hearing to May 4, 2022





PROCESS





PROJECT SUMMARY

- ❑ 0.29-acre site
- ❑ Conditional Zoning
- ❑ Currently R-3
- ❑ Proposing R-SS-CZD
- ❑ Existing single-family home
- ❑ Construct 4 affordable housing units (2 duplexes)





SITE PLAN

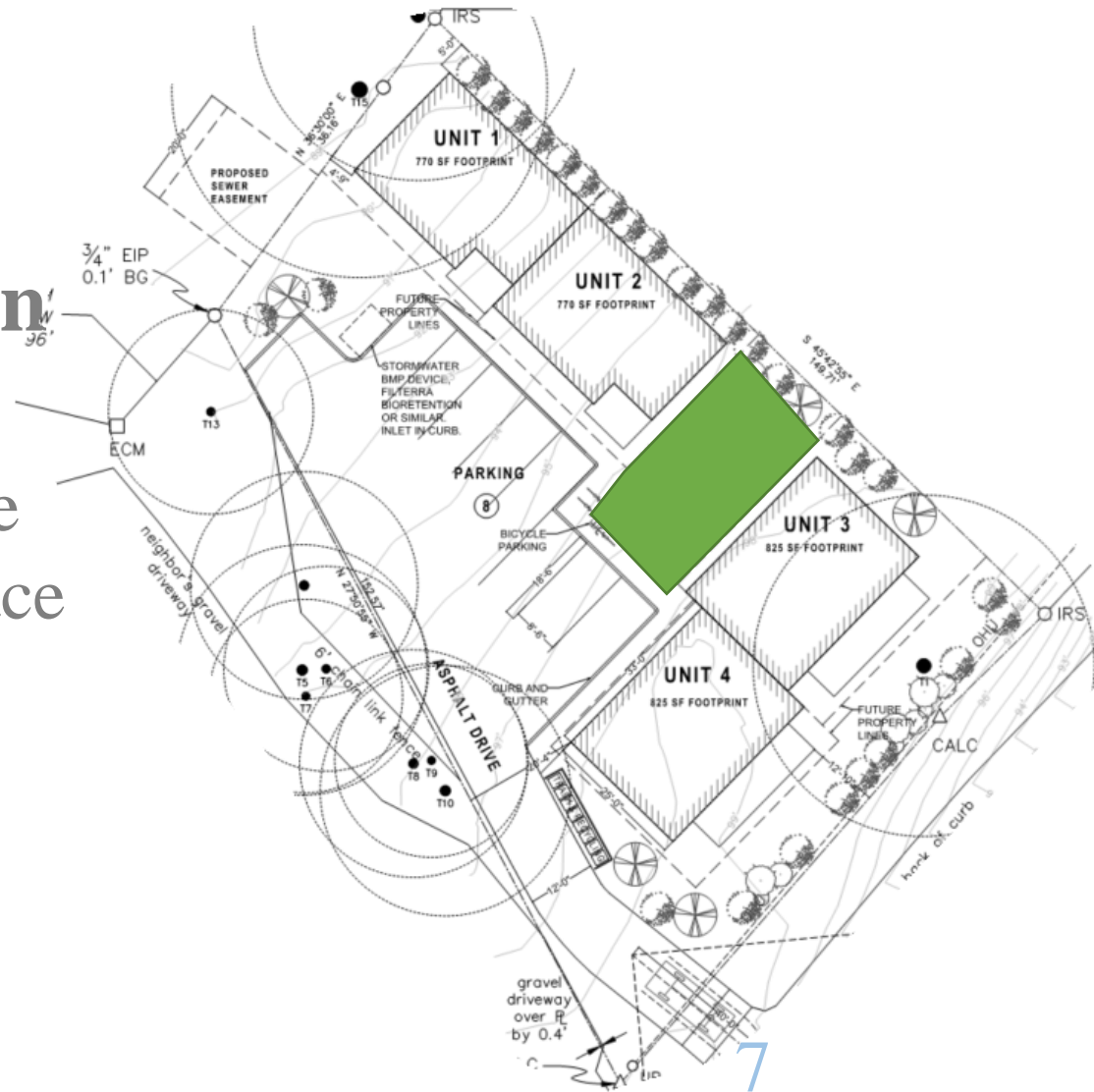




PROPOSED MODIFICATIONS

LUMO 5.5.2(g): Minimum Recreation Area

- Required: 698 sq. ft. *active* recreation space
- Proposed: 790 sq. ft. *passive* recreation space





PROPOSED MODIFICATIONS

LUMO 5.8.1(e): External Circulation

- Required: sidewalks along N. Roberson St. frontage
- Proposed: crosswalk across N. Roberson St. and Whitaker St.





Advisory Board Recommendations

Planning Commission:

Special Consideration – Town staff should study the viability of a three-way stop at the intersection of Roberson Street and Whitaker Street.



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