



Legislation Details (With Text)

File #: ZONE-07-20-5877(PC) **Version:** 1 **Name:**
Type: Ordinance **Status:** Reported to Council
File created: 8/24/2020 **In control:** Planning Commission
On agenda: 9/3/2020 **Final action:**
Title: Copper Creek Rezone
1368 E. Copper Creek Road from CN and R-1-8 to RM (12)
[Community #16 - Falcon Park]

Sponsors:

Indexes:

Code sections:

Attachments: 1. Staff report.pdf, 2. Concept Plan (7.28.20).pdf, 3. Neighborhood Meeting Summary (8/13/20).pdf, 4. Applicant Email-Neighborhood Meeting Summary Response, 5. Combined Resident Emails (9.2.20)

Date	Ver.	Action By	Action	Result
9/3/2020	1	Planning Commission	recommended for denial	Pass

Agenda Item Title:

Copper Creek Rezone
1368 E. Copper Creek Road from CN and R-1-8 to RM (12)
[Community #16 - Falcon Park]

Presenter:

Jake Warner

Description/Background:

Marco Diaz has submitted an application on behalf of Utah Development Group (Applicant) for a zone change of 1.02 acres located at 1368 E. Copper Creek Road from the CN ("Planned Center-Neighborhood District") and R-1-8 Zone ("Single Family Residential District") to the RM (12) Zone ("Residential Multi-Family District"). The Applicant has also submitted a concept plan. The concept plan shows 6 twin home buildings (12 units) on the subject property.

Fiscal Impact:

At the requested density, it is likely that the proposed subdivision would generate revenues to the City that would exceed expenses of the City.

Further action to be taken:

The action requested by the Application is a rezone, a legislative item, being presented to the Planning Commission for recommendation to the City Council. The City Council will make the final determination regarding the Application.

Recommended Action and/or Suggested Motion:

Alternatives:

1. Recommend that the City Council approve the zone change from CN and R-1-8 to RM (12).

2. Recommend that the City Council not approve the zone change from CN and R-1-8 to RM (12).
3. Table the decision for a future meeting.