



ZONING AND PLATTING COMMISSION RECOMMENDATION 20190917-C-02

Date: September 17, 2019

Subject: 814-96-0003.14 - Pioneer Crossing PUD Amendment #14

Motioned By: Commissioner Goff

Seconded By: Commissioner Smith

Recommendation to City Council:

- 1) Pursuant to Section 25-2-282 (C) of the Land Development Code grant staff's recommendation for PUD, district zoning, to change a condition of zoning for C814-96-0003.14 - Pioneer Crossing PUD Amendment #14, located at 3124 East Parmer Lane and include additional Environmental conditions.

Additional Conditions:

1. Remove request to revise building setback allowances along Tributary #6 to Harris Branch.
2. Remove all references to golf course and golf cart trails from 2005 PUD ordinance 20050512-058.
3. Establish conservation easement for Tributary #6 outside the looped road - up and downstream of RA-8 and RA-9 to the extent of the 500-year floodplain
4. Revegetation of any disturbance within building setback on Tributary #6 shall be to 609S standard specification – Native Seeding and Planting for Restoration.
5. Retain impervious cover allowance of 25% for RA-1, reduce impervious cover on development parcels to retain total impervious cover area approved through Revision 13. Allow no change to overall impervious cover.
6. Increase width of conservation easements from the 100-year floodplain to the 500-year floodplain.
7. In Part 7(C)(6), limit roadway crossings to only two new crossings, in addition to the existing crossing at Yager Lane, as shown on Exhibit B. Trails are allowed in the building set back consistent with current code requirements for trails in the critical water quality zone at the time of site development permit application.

- 2) **Request Council consider a peripheral review by Environmental Commission.**

Vote: 10-0

For: Chair Kiolbassa, Vice-Chair Duncan and Commissioner Aguirre, Barrera-Ramirez, Denkler, Evans, Goff, King, Ray and Tatkov

Against:

Abstain:

Absent: Commissioner Evans

Attest:



Andrew D. Rivera
Land Use Commissions Liaison