

Zoning and Platting Commission March 29, 2022 Q & A Report

Item B-02

Commissioner Denkler / Staff Response in red.

How many units is the applicant proposing?

Per the application, the applicant is proposing 185 condominium units.

Are there any COA plans for improving Sprinkle Cutoff?

From ATD: Sprinkle Cutoff Road is slated for widening and improvements through the Street Impact Fund. It is likely to be completely funded within the next 5-10 years.

What's your rough guess regarding the number of units if it was SF-4 or SF-5? (What is the appreciable difference between SF-5 or SF-6, by the way!)

I really can't estimate. COA site development standards do not have a maximum number of units per acre for these 3 categories. I can say that SF-4 and SF-5 require public streets to be platted while SF-6 allows driveways. The size and design requirements for streets are greater than required for driveways. SF-4 and SF-5 also have specific development regulations for each lot making it hard to lay out a SF-1, 2,3, 4, 5 subdivision since these categories do not allow clustering of units on 1 parcel.

What kind of residential the applicant is proposing? Townhomes, etc

Their application says condominium but doesn't specify if they are attached, detached, etc.