

**Summary of Planning Commission  
February 11, 2014**

**Chapel Creek (Z1300014)**

**Meeting Summary:**

**Zoning Map Change Request:** RS-20 to PDR 8.000.

**Staff Report:** Ms. Wolff presented the staff report.

**Public Hearing:** Chair Jones opened the public hearing. Two people signed up to speak, one person spoke in favor and one person spoke in opposition. Chair Jones closed the public hearing.

**Commission Discussion:** The discussion was centered as to how the rail would affect the property.

**Motion:** Approval of the Zoning Case Z1200024A. (Ms. Board, Mr. Smudski 2<sup>nd</sup>).

**Action:** Motion carried, 12-0.

**Findings:** The Planning Commission finds that the ordinance request is consistent with the adopted *Comprehensive Plan*. The Commission believes the request is reasonable and in the public interest and recommends approval based on comments received at the public hearing and the information in the staff report.

**Planning Commissioner's Comments:**

**Mr. Davis** I vote approval

**Mr. Gibbs** I approve plan. Further details of access road(s) and development need discussion @ site plan phase submission.

**Mr. Harris** Voted for approval

**Mr. Huff** I supported this development and I think it is a good one.

**Mr. Jones** I voted approval

**Ms. Walter** Previously submitted as lower density plan. Great density of this proposal supports FLUM & future transit.

**Mr. Whitley** I voted to approve