

Attachment 20

Grande Oaks Applications Town Council Ordinances Public Hearing and Second and Final Reading Proposed Motions

Consideration of Second and Final Reading of the Ordinances Related to Property Commonly Referred to University Investments, LLC Consisting of 65.592 Acres, More or Less, Located at Southwest Corner of the Buckwalter Parkway and Lake Point Drive Intersection and to the West of the Retreat at Grande Oaks, and Bearing Beaufort County Tax Map Nos. R600-029-000-2484-0000, R600-029-000-2486-0000, R600-029-000-0014-0000, and R600-029-000-2410-0000 for the Following Applications:

1. Amendment to the Town of Bluffton Comprehensive Plan "Blueprint Bluffton" to Amend the Said Property's Future Land Use Designation from Suburban Living to Neighborhood Center

*"I move to **(approve/approve with conditions/postpone/deny)** Second and Final Reading of the Ordinance for the Amendment of the Town of Bluffton Comprehensive Plan "Blueprint Bluffton" to Change Beaufort County Tax Map Nos. R600-029-000-2484-0000, R600-029-000-2486-0000, R600-029-000-0014-0000, and R600-029-000-2410-0000 Future Land Use Designation From Suburban Living to Neighborhood Center."*

2. Amendment to the Buckwalter Planned Unit Development Text to Incorporate Provisions for a New Land Use Tract to be Known as the Grande Oaks Commons Land Use Tract.

*"I move to **(approve/approve with conditions/postpone/deny)** Second and Final Reading of the Ordinance for the Amendment of the Buckwalter Planned Unit Development Text to Incorporate Provisions for a New Land Use Tract to be Known as the Grande Oaks Commons Land Use Tract."*

3. Annexation of the Grande Oaks Consisting of 65.592 Acres, More or Less, Located at Southwest Corner of the Buckwalter Parkway and Lake Point Drive Intersection and to the West of the Retreat at Grande Oaks, and Bearing Beaufort County Tax Map Nos. R600-029-000-2484-0000, R600-029-000-2486-0000, R600-029-000-0014-0000, and R600-029-000-2410-0000, into the Town of Bluffton Corporate Limits

*"I move to **(approve/approve with conditions/postpone/deny)** Second and Final Reading of the Ordinance for the Annexation of the Grande Oaks property consisting of 65.592 Acres, More or Less, Located at Southwest Corner of the Buckwalter Parkway and Lake Point Drive Intersection and to the West of the Retreat at Grande Oaks, and Bearing Beaufort County Tax Map Nos. R600-029-000-2484-0000, R600-029-000-2486-0000, R600-029-000-0014-0000, and R600-029-000-2410-0000 into the Town of Bluffton Corporate Limits"*

4. Zoning Map Amendment for Approximately 65.592 Acres, More or Less, Located at Southwest Corner of the Buckwalter Parkway and Lake Point Drive Intersection and to the West of the Retreat at Grande Oaks, and Bearing Beaufort County Tax Map Nos. R600-029-000-2484-0000, R600-029-000-2486-0000, R600-029-000-0014-0000, and R600-029-000-2410-0000, as Buckwalter Planned Unit Development.

*"I move to **(approve/approve with conditions/postpone/deny)** Second and Final Reading of the Ordinance for the Amendment of the Zoning Map Amendment for Approximately 65.592 Acres, More or Less, Located at Southwest Corner of the Buckwalter Parkway and Lake Point Drive Intersection and to the West of the Retreat at Grande Oaks, and Bearing Beaufort County Tax Map Nos. R600-029-000-2484-0000, R600-029-000-2486-0000, R600-029-000-0014-0000, and R600-029-000-2410-0000, as Buckwalter Planned Unit Development."*

5. Amendment to the Buckwalter Development Agreement to Add Provisions Including but not Limited to the Incorporation of 65.592 Acres, More or Less, Located at Southwest Corner of the Buckwalter Parkway and Lake Point Drive Intersection and to the West of the Retreat at Grande Oaks, and Bearing Beaufort County Tax Map Nos. R600-029-000-2484-0000, R600-029-000-2486-0000, R600-029-000-0014-0000, and R600-029-000-2410-0000 into the Buckwalter Planned Unit Development District, Designation as the Grande Oaks Commons Land Use Tract, and Add 28 Acres of General Commercial Development Rights.

*"I move to **(approve/approve with conditions/postpone/deny)** Second and Final Reading of the Ordinance for the Amendment to the Buckwalter Development Agreement to add the following provisions:*

Add language to the 13th Amendment document for the following:

- 1. Separate each specific roadway commitment and general terms applying to all road and access commitments as subsections of Section 3.iv. for clarity.*
- 2. The frontage road must be constructed in front of buildings which front Bluffton Parkway.*
- 3. Require the frontage road, Lake Point Drive Connector, and three connectors to the Bluffton Parkway are a minimum of 50' right-of-way with two 12' lanes.*
- 4. Incorporating "..., as amended" to the language in Section 3.iv after "...Bluffton Parkway Access Management Plan".*
- 5. Add language to Section 3.iv committing the Properties are subject to the Buckwalter Parkway Access Management Plan, as amended.*

6. Amendment to the Buckwalter Planned Unit Development Concept Plan for the Subject Properties to Add Provisions Including but not Limited to the Incorporation of 65.592 Acres, More or Less, Located at Southwest Corner of the Buckwalter Parkway and Lake Point Drive Intersection and to the West of the Retreat at Grande Oaks, and Bearing Beaufort County Tax Map Nos. R600-029-000-2484-0000, R600-029-000-2486-0000, R600-029-000-0014-0000, and R600-029-000-2410-0000 into the Buckwalter Planned Unit Development District, Designation as the Grande Oaks Commons Land Use Tract, and Add 28 Acres of General Commercial Development Rights.

*"I move to (**approve/approve with conditions/postpone/deny**) Second and Final Reading of the Ordinance for the Amendment to the Buckwalter Planned Unit Development Concept Plan to add the following provisions:*

Add language to the 13th Amendment document for the following:

- 1. Separate each specific roadway commitment and general terms applying to all road and access commitments as subsections of Section 3.iv. for clarity.*
- 2. The frontage road must be constructed in front of buildings which front Bluffton Parkway.*
- 3. Require the frontage road, Lake Point Drive Connector, and three connectors to the Bluffton Parkway are a minimum of 50' right-of-way with two 12' lanes.*
- 4. Incorporating "..., as amended" to the language in Section 3.iv after "...Bluffton Parkway Access Management Plan".*
- 5. Add language to Section 3.iv committing the Properties are subject to the Buckwalter Parkway Access Management Plan, as amended.*