



# Town of Johnstown

## TOWN COUNCIL AGENDA COMMUNICATIONS

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<b>AGENDA DATE:</b>	February 7, 2022
<b>SUBJECT:</b>	Ordinance 2022-223 Approving the Rezoning of the East Ledge Rock Center to Planned Unit Development – Mixed Use (PUD-MU)
<b>ACTION PROPOSED:</b>	Hold Public Hearing and Consider Ordinance 2022-223 Approving the Rezoning of the East Ledge Rock Center to Planned Unit Development – Mixed Use (PUD-MU)
<b>ATTACHMENTS:</b>	<ol style="list-style-type: none"><li>1. Vicinity Map</li><li>2. Ordinance 2022-223</li><li>3. Proposed East Ledge Rock Center Zoning Plat</li><li>4. PZC Staff Report (1/12/22)</li></ol>
<b>PRESENTED BY:</b>	Kim Meyer, Planning & Development Director

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### AGENDA ITEM DESCRIPTION:

The Applicant has requested a change of zone (rezoning) to the Planned Unit Development – Mixed Use (PUD-MU) Zone District to clarify the intent to develop this property as a Mixed Use development with commercial and mixed density residential areas. Along with this request, the Town received an Outline Development Plan (ODP) for a Mixed Use development, which is being considered concurrently.

Current zoning on the property is Planned Unit Development – Business (PUD-B) and Planned Unit Development – Residential (PUD-R). The Mixed Use designation offers similar development and uses, but with increased flexibility as to boundaries of the various uses.

The Planning & Zoning Commission held a public hearing on January 12, 2022. No public comment was received. The Commission voted unanimously to recommend approval of the East Ledge Rock Center Change of Zone to the Town Council, with the findings that are contained in the attached PZC staff report (Attachment 4) and reiterated in substance in the proposed Ordinance 2022-223 (Attachment 2).

### LEGAL ADVICE:

The Town Attorney drafted the Ordinance.

*The Community That Cares*

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**FINANCIAL ADVICE:**

NA

**RECOMMENDED ACTION:**

Approve Ordinance 2022-223 approving East Ledge Rock Center Rezoning to Planned Unit Development – Mixed Use (PUD-MU), on first reading.

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**SUGGESTED MOTIONS:**

**For Approval:** Based on findings and analysis presented at this hearing, I move to approve Ordinance 2022-223 Approving the East Ledge Rock Center Rezoning to Planned Unit Development – Mixed Use (PUD-MU),

**For Denial:** Based on information presented in this hearing, I move to deny Ordinance 2022-223 as presented.

*Reviewed and Approved for Presentation,*

  
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Town Manager

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