



PLANNING

To: Mayor and Town Council

From: David Soto, Planning Manager

Through: Ron Patterson, Interim Town Manager
Hulon T. Webb, Jr., Interim Executive Director of Development and Infrastructure Services

Re: Zoning Victory at Frontier South

Town Council Meeting – December 13, 2022

Agenda Item:

Consider and act upon an ordinance to rezone 7.9± acres from Office (O) to Planned Development-Office (PD-O), generally to modify the development standards to facilitate an office/retail development, including drive-through coffee shop as a permitted use, located on the northwest corner of Preston Road and Coleman Road. (Z21-0013).

Description of Agenda Item:

On September 27, 2022, the Town Council approved the proposed request, by a vote of 4-2 subject to the applicant revising the front two buildings, Lots 1 and 2 to be 80% stone/masonry and a maximum amount of 10% stucco to be used on any building. The applicant has submitted the revisions to meet the conditions from Town Council.

A Planned Development ordinance has been prepared accordingly.

Legal Obligations and Review:

Town Attorney, Terrence Welch of Brown & Hofmeister, L.L.P., has approved the standard ordinance as to form and legality.

Attachments:

1. Ordinance
2. Ordinance Exhibits

Town Staff Recommendation:

Town staff recommends approval of an ordinance to rezone 7.9± acres from Office (O) to Planned Development-Office (PD-O), generally to modify the development standards to facilitate an office/retail development, including drive-through coffee shop as a permitted use, located on the northwest corner of Preston Road and Coleman Road. (Z21-0013).

Proposed Motion:

I move to approve an ordinance to rezone 7.9± acres from Office (O) to Planned Development-Office (PD-O), generally to modify the development standards to facilitate an office/retail development, including drive-through coffee shop as a permitted use, located on the northwest corner of Preston Road and Coleman Road. (Z21-0013).