



## CITY COUNCIL AGENDA ITEM

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**SUBJECT: SPD22-0000010 Crestwind Township**

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**AGENDA SECTION:** *(check all that apply)*

☒ **PRESENTATION**    ☐ **PUBLIC HEARING**    ☐ **CONSENT AGENDA**    ☐ **OLD BUSINESS**  
☐ **NEW BUSINESS**    ☐ **OTHER, PLEASE STATE:** Click or tap here to enter text.

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**CATEGORY:** *(check all that apply)*

☐ **ORDINANCE** ☐ **RESOLUTION** ☐ **CONTRACT** ☐ **POLICY** ☐ **STATUS REPORT**  
☒ **OTHER, PLEASE STATE:** Discussion of Crestwing Townhomes

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**ACTION REQUESTED:** ☒ **DECISION** ☒ **DISCUSSION**, ☐ **REVIEW**, or ☐ **UPDATE ONLY**

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**Previously Heard Date(s):** 06/29/22 & Click or tap to enter a date.

**Current Work Session:** Monday, July 11, 2022

**Current Council Meeting:** Click or tap to enter a date.

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**SUBMITTED BY:** Keedra T. Jackson, Senior Planner

**PRESENTER:** Ray White, Director of Planning and Zoning

**PURPOSE:** The applicant proposes to construct a 260-unit townhome development adjacent to a future development of 100 plus single-family homes. The townhomes will be three-story in height with two-car garages and an extra 2 spaces per unit. There will be 67 overflow parking spaces. The public streets will be 55 ft in width boarded by 5 ft sidewalks with 8ft grass strips throughout the development. There will be one ingress/egress to the development off Hayden Quarry Road.

**FACTS:** The subject property is currently zoned C-1 (Local Commercial District) which does not allow for residential development. The intent of this district is to provide for local shopping and retail. TMOD-22-015 provided the avenue of the Stonecrest Overlay Tier 3 to allow authorize the permitted uses in C-1 and C-2 (General Commercial) District, O-I (Office Institutional) District, O-D (Office Distribution) District, M (Light Industrial) District, and MR-2 (Medium Density Residential) District. This text amendment was approved on January 24, 2022. The City of Stonecrest will need to rezone the property to the MR-2 designation.

**OPTIONS:** Choose an item. Click or tap here to enter text.

**RECOMMENDED ACTION:** Guidance/Discussion

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Revised

4/8/2022

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## **CITY COUNCIL AGENDA ITEM**

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### **ATTACHMENTS:**

- (1) Attachment 1 - Staff Report
- (2) Attachment 2 - Preliminary Plat
- (3) Attachment 3 - Click or tap here to enter text.
- (4) Attachment 4 - Click or tap here to enter text.
- (5) Attachment 5 - Click or tap here to enter text.