

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTHWEST COUNTY SECTOR PLAN AMENDMENT



File Number: 10-L-21-SP Related File Number:
Application Filed: 8/31/2021 Date of Revision:
Applicant: HUBER PROPERTIES, LLC

PROPERTY INFORMATION

General Location: East side of Helmbolt Road, west side of Francis Road, south of Amherst Road
Other Parcel Info.:
Tax ID Number: 106 C A 02301, 00401, 004 & 001 Jurisdiction: City
Size of Tract: 16.6 acres
Accessibility: Access is via Helmbolt Road, a minor arterial, with a pavement width of 20-ft within a right-of-way width of 60-ft. Access is also via Francis Road, a local street, with a pavement width of 19-ft within a right-of-way width of 40-ft.

GENERAL LAND USE INFORMATION

Existing Land Use: Agriculture/forestry/vacant, single family residential
Surrounding Land Use:
Proposed Use: Density:
Sector Plan: Northwest County Sector Plan Designation: LDR (Low Density Residential)
Growth Policy Plan:
Neighborhood Context: This area is a mix of single family residential with some larger vacant and rural residential lots remaining, adjacent to a railroad line. It is within the PRZ (Parental Responsibility Zone) for Bearden Middle School.

ADDRESS/RIGHT-OF-WAY INFORMATION (where applicable)

Street: 1817 & 0 Francis Road, 0 Old Amherst Road & Helmbolt Rd.
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning:
Former Zoning:
Requested Zoning: RN-5 (General Residential Neighborhood)
Previous Requests:
Extension of Zone: No, MDR/O is not adjacent.
History of Zoning: None noted.

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential)
Requested Plan Category: MDR/O (Medium Density Residential/Office)

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:
No. of Lots Proposed: **No. of Lots Approved:** 0
Variances Requested:
S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Liz Albertson
Staff Recomm. (Abbr.): Withdraw the application per the applicant's request
Staff Recomm. (Full):
Comments:
Action: Withdrawn **Meeting Date:** 3/10/2022
Details of Action:
Summary of Action: Withdraw the application per the applicant's request
Date of Approval: **Date of Denial:** **Postponements:** 10/14/2021, 11/10/2021
Date of Withdrawal: 1/12/2023 **Withdrawn prior to publication?:** ☐ **Action Appealed?:**

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:
Date of Legislative Action: **Date of Legislative Action, Second Reading:**
Ordinance Number: **Other Ordinance Number References:**
Disposition of Case: **Disposition of Case, Second Reading:**
If "Other": **If "Other":**
Amendments: **Amendments:**
Date of Legislative Appeal: **Effective Date of Ordinance:**