# CASE SUMMARY

APPLICATION TYPE: REZONING



FAX•215•2068

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File Number:2-I-02-RZApplication Filed:1/17/2002Applicant:CLAY PROPERTIESOwner:Comparison

#### PROPERTY INFORMATION

General Location:	South side Westland Dr., east of Middleton Place	
Other Parcel Info.:		
Tax ID Number:	133 35.01	Jurisdiction: County
Size of Tract:	2.4 acres	
Accessibility:	Access is via Westland Dr., a major collector street v	vith a 20' pavement width within a 40' right-of-way.

**Related File Number:** 

Date of Revision:

## GENERAL LAND USE INFORMATION

Existing Land Use:	Dwelling		
Surrounding Land Use:			
Proposed Use:	Detached single family residential		Density: 5 du/ac
Sector Plan:	Southwest County	Sector Plan Designation:	
Growth Policy Plan:	Planned Growth Area		
Neighborhood Context:	This site is part of the residential development that is occurring within PR and RA zones.		

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

8528 Westland Dr.

Street: Location:

**Proposed Street Name:** 

**Department-Utility Report:** 

Reason:

## ZONING INFORMATION (where applicable)

Current Zoning:	A (Agricultural)
Former Zoning:	
Requested Zoning:	PR (Planned Residential)
Previous Requests:	None noted
Extension of Zone:	Yes
History of Zoning:	None noted for this site, but other property in the area has been zoned PR for residential development in recent years.

## PLAN INFORMATION (where applicable)

Current Plan Category:

**Requested Plan Category:** 

## SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

No. of Lots Proposed: Variances Requested: No. of Lots Approved: 0

S/D Name Change:

#### OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

	MPC	ACTION AND DISPOSITION	
Planner In Charge:	Ken Pruitt		
Staff Recomm. (Abbr.):	APPROVE PR (Planned Residential) zoning APPROVE a density of 1 to 5 dwellings per acre		
Staff Recomm. (Full):	PR zoning at 1 to 5 dwellings per acre is consistent with surrounding residential zoning and development. The sector plan proposes low density residential use for this site.		
Comments:	This parcel is being incorporated into the residential subdivision to the east. The applicant is preparing to preserve the old house on this site as part of the new subdivision.		
MPC Action:	Approved		MPC Meeting Date: 2/14/2002
Details of MPC action:			
Summary of MPC action:	APPROVE PR (Planned Residential) at a density of 1 to 5 dwelling units per acre		
Date of MPC Approval:	2/14/2002	Date of Denial:	Postponements:
Date of Withdrawal:		Withdrawn prior to publication?:	Action Appealed?:

#### LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:	County Commission			
Date of Legislative Action:	3/25/2002	Date of Legislative Action, Second Reading: 5/28/2002		
Ordinance Number:		Other Ordinance Number References:		
Disposition of Case:	Postponed	Disposition of Case, Second Reading:	Approved	
If "Other": Postponed 3/25/02, 4/22/02		If "Other":		
Amendments:		Amendments:		
Date of Legislative Appeal:		Effective Date of Ordinance:		