

4:30 P.M. Items - RZ-2000-LE-022 - 1998 LTD.
SE-00-L-025 - 1998 LTD.
Lee District

On Wednesday, November 8, 2000, the Planning Commission voted to recommend to the Board of Supervisors the following actions:

Approval of RZ-2000-LE-022, subject to execution of proffers consistent with those dated November 7, 2000 (*Commissioner Wilson not present for the vote; Commissioner Downer absent from the meeting*);

Approval of SE-00-L-025, subject to the proposed development conditions dated November 7, 2000 (*Commissioner Wilson not present for the vote; Commissioner Downer absent from the meeting*);

Modification of the transitional screening requirement and waiver of the barrier requirement along the portion of the western property boundary abutting residential property; and, waiver of the required bike trail along Backlick Road in favor of the proposed six-foot sidewalk (*Commissioner Alcorn abstaining; Wilson not present for the vote; Commissioner Downer absent from the meeting*).

Planning Commission Meeting
November 8, 2000
Verbatim Excerpts

RZ-2000-LE-022 - 1998 LTD.
SE-00-L-025 - 1998 LTD.

After Close of the Public Hearing

Chairman Murphy: The public hearing is closed; recognize Mr. Kelso.

Commissioner Kelso Mr. Chairman, if there's no objection -- I know we did get some new proffers, but I also know that we have a long night tomorrow night -- I'd like to proceed with this application. This application seeks a rezoning in the central Springfield area south of Old Keene Mill Road from C-5 and C-8 to C-6 and a special exception to allow the construction of a new Volkswagen dealership. As you may know, CSPARC is in the final deliberations on a Plan amendment directed to the revitalization of the commercial areas in central Springfield. This effort has taken into account auto related uses with some provisions for the southern area of the CRD. This applicant has met with CSPARC on several occasions to meet common objectives and conditions related to the new planning effort. CSPARC has approved their application as presented tonight. In addition, our Lee District Transportation and Land Use Council reviewed their application last Monday evening and approved the application with those revised proffers distributed tonight. I will recommend the bike trail waiver, as the frontage with streetscaping is far to restricted for such a trail. So I will recommend the bike trail waiver. Also, CSPARC is attempting to lay out a trail through the commercial district as part of the Plan amendment in an area other than this one. Therefore, Mr. Chairman, I MOVE THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF RZ-2000-LE-022, BY 1998 LTD., SUBJECT TO THE EXECUTION OF PROFFERS DATED NOVEMBER 7, 2000

Commissioner Byers: Second.

Chairman Murphy: Seconded by Mr. Byers. Discussion? All those in favor of the motion, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries. Mr. Kelso.

Commissioner Kelso: I MOVE THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF SE-00-L-025, BY 1998 LTD., SUBJECT TO THE PROPOSED DEVELOPMENT CONDITIONS DATED NOVEMBER 7, 2000.

Commissioner Byers: Second.

Chairman Murphy: Seconded by Mr. Byers. Discussion? All those in favor of the motion, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries. Mr. Kelso.

Commissioner Kelso: Mr. Chairman this application is located within the CRD in central Springfield, therefore a few waivers are appropriate, all of which are recommended by staff, with the exception of the trail, CSPARC, our Lee District and myself. I MOVE THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF A MODIFICATION OF THE TRANSITIONAL SCREENING AND WAIVER OF THE BARRIER REQUIREMENT ALONG THAT PORTION OF THE WESTERN PROPERTY BOUNDARY ABUTTING RESIDENTIAL PROPERTY AND WAIVER OF THE REQUIRED BIKE TRAIL ALONG BACKLICK ROAD IN FAVOR OF THE PROPOSED SIX-FOOT SIDEWALK.

Commissioner Byers: Second.

Chairman Murphy: Seconded by Mr. Byers. Discussion? All those in favor of the motion, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed?

Commissioner Alcorn: Abstain.

Chairman Murphy: Motion carries. Mr. Alcorn abstains.

//

(The first and second motions carried unanimously with Commissioner Wilson not present for each vote; Commissioner Downer absent from the meeting.)

(The third motion carried by a vote of 9-0-1 with Commissioner Alcorn abstaining; Commissioner Wilson not present for each vote; Commissioner Downer absent from the meeting.)

GLW