



Legislation Details (With Text)

File #:	PC 15-153	Version:	1	Name:	Two Appeals of Planning File SP 14-01 - Beavercreek Road Live/Work Apartments (Planning Files: AP 14-01 and AP 14-02)
Type:	Planning Item	Status:			Passed
File created:	2/10/2015	In control:			City Commission
On agenda:	2/18/2015	Final action:			2/18/2015
Title:	Two Appeals of Planning File SP 14-01- Beavercreek Road Live/Work Apartments (Planning Files: AP 14-01 and AP 14-02).				
Sponsors:	Tony Konkol				
Indexes:					
Code sections:					
Attachments:	1. Staff Report, 2. AP 14-01 AP 14-02 City Attorney Memo, 3. City Engineer Memorandum, 4. Replinger and Associates Memorandum, 5. Public Comments and Exhibits entered into record on January 21, 2015, 6. All Public Testimony Submitted since January 21, 7. Public Comments Matrix, 8. Applicant Proposal for Sewer Options 02.04.15, 9. Applicant 120 day extension, 10. AP 14-01 AP 14-02 Staff Memo 1.15.2015, 11. Exhibit 1. SP 14-01 Decision Full Record, 12. Exhibit 2. AP 14-01 Applicant Appeal, 13. Exhibit 3. AP 14-02 Graser-Lindsay Appeal, 14. Exhibit 4. City Engineer Memo regarding AP 14-01 Sewer, 15. Exhibit 5. CFD#1 Email, 16. Exhibit 6. OCPD Coverage Letter - Chief Band, 17. Exhibit 7. CRW Comments				

Date	Ver.	Action By	Action	Result
2/18/2015	1	City Commission	approve	Pass

Two Appeals of Planning File SP 14-01- Beavercreek Road Live/Work Apartments (Planning Files: AP 14-01 and AP 14-02).

RECOMMENDED ACTION (Motion):

Staff recommends the City Commission deny the two appeals, one filed by the applicant, Beavercreek Road LLC, AP 14-01, and one filed by Elizabeth Graser-Lindsey, AP 14-02, and uphold the Community Development Director's decision to conditionally approve the application.

BACKGROUND:

This item was continued from February 4, 2015.

SP 14-01 is an application for Site Plan and Design Review for a 121-unit Apartment complex and 59 Live-Work Units on 9.7 acres (Zoned MUC-1). The Community Development Director approved the application as a Type II Limited Land Use decision on November 14, 2014.

AP 14-01 is an appeal by the Applicant regarding Condition of Approval #37.

AP 14-02 is an appeal by Elizabeth Graser-Lindsey for various reasons.

Please see attached memorandum from City Attorney Carrie Richter for analysis and recommendation.

Additionally, a supplemental memorandum from the City Engineer and City Transportation Consultant are provided and will be presented on February 18, 2015.

Items submitted into the record on January 21, 2015 and February 4, 2015 have also been added.