

Petition 2021-181 by Evolve Acquisition, LLC

To Approve:

This petition is found to be **consistent** with the *Northlake Area Plan* (2008) based on the information from the staff analysis and the public hearing, and because:

- The plan recommends residential, office and/or retail mix, and park/open space, with residential densities of up to 22 DUA permitted as a single use.

Therefore, we find this petition to be reasonable and in the public interest, based on the information from the staff analysis and the public hearing, and because:

- This petition fulfills the area plan's goals of accommodating growth, improving housing choices and encouraging mixed-use centers.
- The introduction of up to 336 new dwelling units will contribute to increased diversity in housing options in this area.
- The petition commits to enhancing the pedestrian environment on the site with multiple site design elements.

To Deny:

This petition is found to be **consistent** with the *Northlake Area Plan* (2008) based on the information from the staff analysis and the public hearing, and because:

- The plan recommends residential, office and/or retail mix, and park/open space, with residential densities of up to 22 DUA permitted as a single use.

However, we find this petition to not be reasonable and in the public interest based on the information from the staff analysis and the public hearing, and because:

- (To be explained by the Zoning Committee)

Motion:

Approve or Deny

Maker:

2ND:

Vote:

Dissenting:

Recused: