

Petition 2019-066 by FCP (Attn: Ross Magnette)

To Approve:

This petition is found to be **consistent** with the *Blue Line Extension Station Area Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends transit supportive land uses.

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:

- The subject site is across 36th Street from, and within a ¼-mile walk of, the 36th Street transit station.
- The site is a remnant of property reserved during the construction of the light rail station that ultimately was not needed for the station platform access.
- The proposed transit oriented development zoning is more consistent with the vision for the area than the current industrial zoning.
- TOD (transit oriented development) standards include requirements for appropriate streetscape treatment, building setbacks, street-facing building walls, entrances, and screening.

To Deny:

This petition is found to be **consistent** with the *Blue Line Extension Station Area Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends transit supportive land 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: