

## Petition 2019-131 by Red Cedar Capital Partners

### To Approve:

This petition is found to be **consistent** with the *Northwest District Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends single family land uses for this site.

([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 proposed R-4 zoning district, is consistent with the existing land use recommendation of single family up to 4 DUA for this site.
- The site is in an area that is predominantly residential in nature, and the R-4 zoning request would be compatible with the R-3 zoning found around the site; and
- The request would provide the ability to provide a moderate increase in the number of units, while maintaining compatibility and consistency with the area.

### To Deny:

This petition is found to be **consistent** with the *Northwest District Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends single family land uses for this site.

([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:

2<sup>ND</sup>:

### Vote:

### Dissenting:

### Recused: