

## **Petition 2020-179 by Agent 89 Properties, LLC**

### **To Approve:**

This petition is found to be insert **consistent** with the *Eastland Area Plan* with respect to proposed land use, based on the information from the staff analysis and the public hearing, and because:

- The plan recommends single family uses up to four dwelling units per acre (DUA).

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 petition's increase in density aligns the parcel with the adopted future land use for the parcel.
- The request aligns with the Eastland Area Plan's goal to "support strong neighborhoods" through "ongoing investment and an influx of new residents."
- The request does not change the overall context of the residential neighborhood.
- This petition proposes residential uses, which remains consistent with the Eastland Area Plan's goal of protecting existing neighborhoods from non-residential encroachment.

### **To Deny:**

This petition is found to be insert **consistent** with the *Eastland Area Plan* with respect to proposed land use, based on the information from the staff analysis and the public hearing, and because:

- The plan recommends single family uses up to four dwelling units per acre (DUA).

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:**