



Legislation Details (With Text)

**File #:** ID 24-0281    **Version:** 1    **Name:**

**Type:** Action Item    **Status:** Passed

**File created:** 5/28/2024    **In control:** Planning Commission

**On agenda:** 6/3/2024    **Final action:** 6/3/2024

**Title:** Final Development Plan - Campanile Flats

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Memo, 2. Notice, 3. Location Map, 4. Final Development Plan, 5. Floor Plans, 6. Elevation Drawings, 7. Building Renderings

Date	Ver.	Action By	Action	Result
6/3/2024	1	Planning Commission		

Final Development Plan - Campanile Flats

**Summary:**

DesignArc Group has submitted a Final Development Plan for Campanile Flats. The plan proposes a redevelopment of 1.18 acres of land along Campanile Avenue. An Initial Development Plan and petition to rezone was approved by the Planning Commission in May 2024. Approval is contingent on City Council approval of the rezone and Initial Development Plan.

**Recommendation:**

Staff recommends approval including the following requests exceptions:

- Reduction of required parking by ten stalls
- Allow shared parking on lot across Campanile Ave
- Reduced setbacks for parking lot at 615 Campanile Ave
- Reduction to required landscape area in rear yard where parking is proposed
- Reduced bufferyard setback to the south
- Six-foot front yard encroachment for balconies

**Attachments:**

- Memo
- Hearing Notice
- Location Map
- Final Development Plan
- Floor Plans
- Elevation Drawings
- Building Renderings