

FINAL ACTION MEMO Planning Commission Meeting of March 15, 2022	
<u>AGENDA ITEM/ACTION</u>	<u>FOLLOW-UP ACTION</u>
1. Call to Order. <ul style="list-style-type: none"> Meeting called to order at 6:00 p.m. by Chair Firehock. PC members present were Ms. Firehock, Chair; Mr. Clayborne, Vice-Chair; Ms. More; Mr. Bailey; Mr. Bivins; Mr. Missel; and Mr. Carrazana PC Member absent was: Staff members present were: Charles Rapp, Jodie Filardo, Mariah Gleason, Andy Herrick and Carolyn Shaffer 	
2. Other Matters Not Listed on the Agenda from the Public	<u>Clerk:</u> None
3. Consent Agenda Approval of Minutes for February 15, 2022 and March 1, 2022. Action: On motion of Commissioner Bivins, seconded by Commissioner Missel, the Planning Commission approved the Consent Agenda by a vote of 7:0	<u>Clerk:</u> Post to website
4. Public Hearing 4a. ZMA202100015 Glenbrook MAGISTERIAL DISTRICT: White Hall TAX MAP/PARCEL: 056A2-01-00-06200 LOCATION: Undeveloped portion of the Glenbrook development located south of Three Notch'D Road, west of the westernmost edge of Union Mission Ln, north of the future extension of Park Ridge Dr, and approximately 570 feet east of the eastern terminus of Hill Top St. PROPOSAL: Request to amend the application plan and proffers concerning residential unit types associated with ZMA201600005. PETITION: Proffers previously approved with ZMA201600005 included a voluntary, percentage based mixture of residential building types, wherein a minimum of 50% of the proposed lots would be single family detached dwelling units and a minimum of 10% of the proposed lots would be single family attached or townhouse units. The applicant is requesting to remove the aforementioned requirement from this 1.89 acre portion of the 37.93 acre rezoning area. No change to the zoning district or maximum number of units are proposed. The subject property represents the final phase of the Glenbrook development. ZONING: R-6 Residential - 6 units/acre	<u>Clerk:</u> None

<p>OVERLAY DISTRICT: EC – Entrance Corridor PROFFERS: Yes COMPREHENSIVE PLAN: Middle Density Residential – Residential densities in the range of 6-12 units per acre are recommended. Residential density of up to 18 units per acre could be considered to accommodate additional affordable housing (beyond any baseline affordability requirements); or to allow for construction of small-scale housing types: bungalow courts, small and medium multiplexes, accessory dwelling units, live/work units, small single family cottages, and tiny houses. Secondary uses include religious assembly uses, schools and child care, institutional, and commercial/retail. (Mariah Gleason)</p> <p>Action: On motion of Commissioner Bivins, seconded by Commissioner Missel, the Planning Commission recommended approval ZMA2021-15 Glenbrook for the reasons stated in the Staff Report.</p> <p>Approved by a vote of 7:0</p>	
<p>5. Committee Reports: Commissioner Missel: Village of Rivanna, transportation presentation. Discussion of Comp Plan.</p> <p>Commissioner Carrazana: MPO Tech meeting discussed budget.</p> <p>Commissioner Bailey: Places29 Rio review of the corridor plan.</p>	
<p>6. Old Business / New Business Mr. Carrazana brought up the Affordable Housing Program, he was asking for some follow up report on where we are at this point. Mr. Rapp said he would work with Dr. Pethia on setting a date for her to present.</p>	
<p>7. Items for follow-up: None</p>	
<p>8. Review of Board of Supervisors Meeting: March 2, 2022</p> <p>Mr. Rapp gave an overview of the 2/02/22 BoS meeting and actions.</p>	
<p>Adjourn to April 12, 2022, at 6:00 p.m., Hybrid Meeting. The meeting adjourned at 7:10 p.m.</p>	