



STAFF REPORT

Planning Commission Meeting: February 26, 2024

Application	<u>RZ24-0003</u>: Request for a rezoning from the C-2 (Community Center) District to the CC (Cedar Creek) District with a preliminary site development plan for Cedar Ridge (formerly known as Shadow Glen) Mixed Use Community
Location	Southeast of S. Cedar Creek Parkway and W. Valley Parkway
Applicant	Henry Klover, Klover Architects Inc.
Owner	Craig Eymann, CC Property Investment I LLC
Developer	Rick Oddo, Oddo Development
Engineer	David Rinne, Schlagel & Associates
Staff Contact	Nathan Jurey, AICP, Senior Planner

1. Introduction

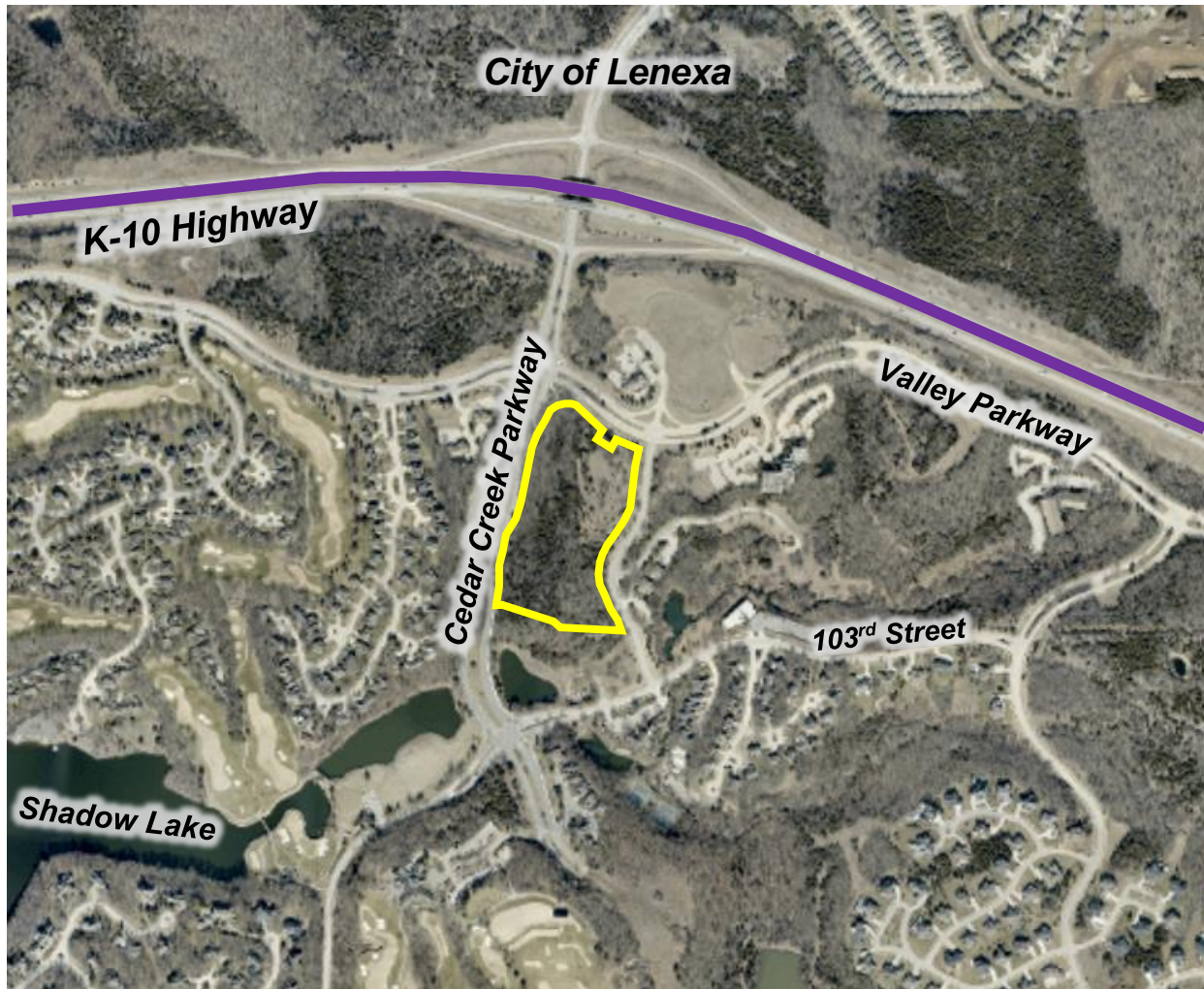
Staff is requesting, and the applicant is amenable to, a continuance of this application to a future Planning Commission meeting. The applicant revised the building architecture and site layout submitted with the preliminary site development plan application, and this continuance will provide additional time to collaborate with staff. Notification will be sent to surrounding property owners and public notice signs will be posted on the property with the revised meeting date.

An aerial map of the subject site is included on the following page.

2. Staff Recommendation

Staff recommends continuing this application to a future Planning Commission meeting.

3. Location



Aerial map with subject site outlined in yellow.