



Agenda Item: Decision on Motion 2016-4 Windsor Park Rezoning

DATE: November 7, 2016
FROM: Mary Jo Gollnitz, Planner

Background/Issue:

At the October 25, 2016 Planning Board meeting, the Board unanimously recommended approving the rezoning request for Windsor Park from Conditional to O(CD) (Office Conditional District). The property is located at 10200 Northeast Parkway. There have been no changes to the proposed conditional notes since the public hearing.

An access easement agreement will be reviewed by the Town Board as a separate action at the Board's December meeting. The easement agreement is not part of the rezoning action. The Planning Board did ask that the Town Board consider requesting a one-time payment for the proposed access easement agreement instead of yearly payments.

Proposal/Solution:

Planning Board unanimously recommended approval of Motion 2016-4.

Financial Impact:

None

Related Town Goal(s) and/or Strategies:

Quality of Life
Transportation

Recommended Motion/Action:

Approve Motion 2016-4 as presented at public hearing.

**SUGGESTED
STATEMENTS OF CONSISTENCY AND REASONABLENESS
Final Decisions on Zoning-Related Issues**

ZONING MOTION # _____ **2016-4** _____

Matthews Board of Commissioners makes the following 2 conclusions:

1) The requested zoning action, as most currently amended, **IS CONSISTENT** with the policies for development as outlined by the Matthews Land Use Plan, and/or Town's long-range Vision Statements, and/or other adopted policies/plans (as specified below)

OR

_____ The requested zoning action, as most currently amended, **IS NOT CONSISTENT** with the Matthews Land Use Plan and/or other adopted land development policies and plans.

(A requested zoning can be found "consistent" and not approved, or found to be "not consistent", but approved.)

2) The requested zoning action **IS REASONABLE** and in the public interest because:
(ex., may be appropriate with specific surrounding land uses; has been shown that it will not create significant new traffic beyond area roads' capacities; creates/increases desirable use in Town.)

The rezoning will bring the property into a current zoning classification and allow the property to remain a park.

OR

_____ The requested zoning action **IS NOT REASONABLE** and in the public interest because:

(Reasons given for a zoning request being "reasonable" or "not reasonable" are not subject to judicial review.)

Decision Date November 14, 2016