

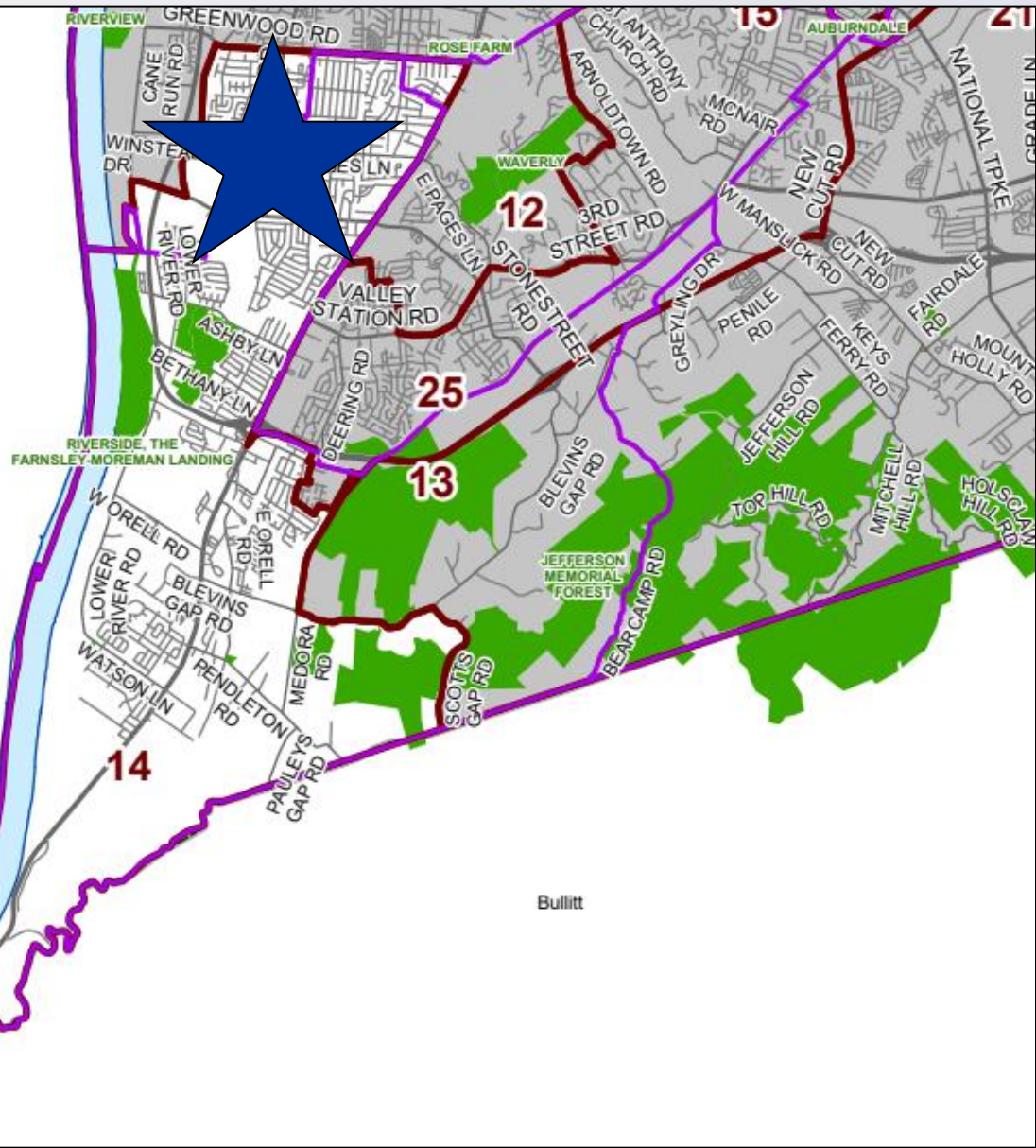
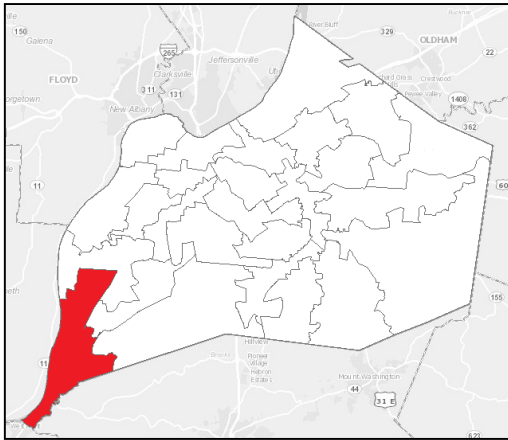
# 21-ZONE-0025

# PLEASURE RIDGE TOWN

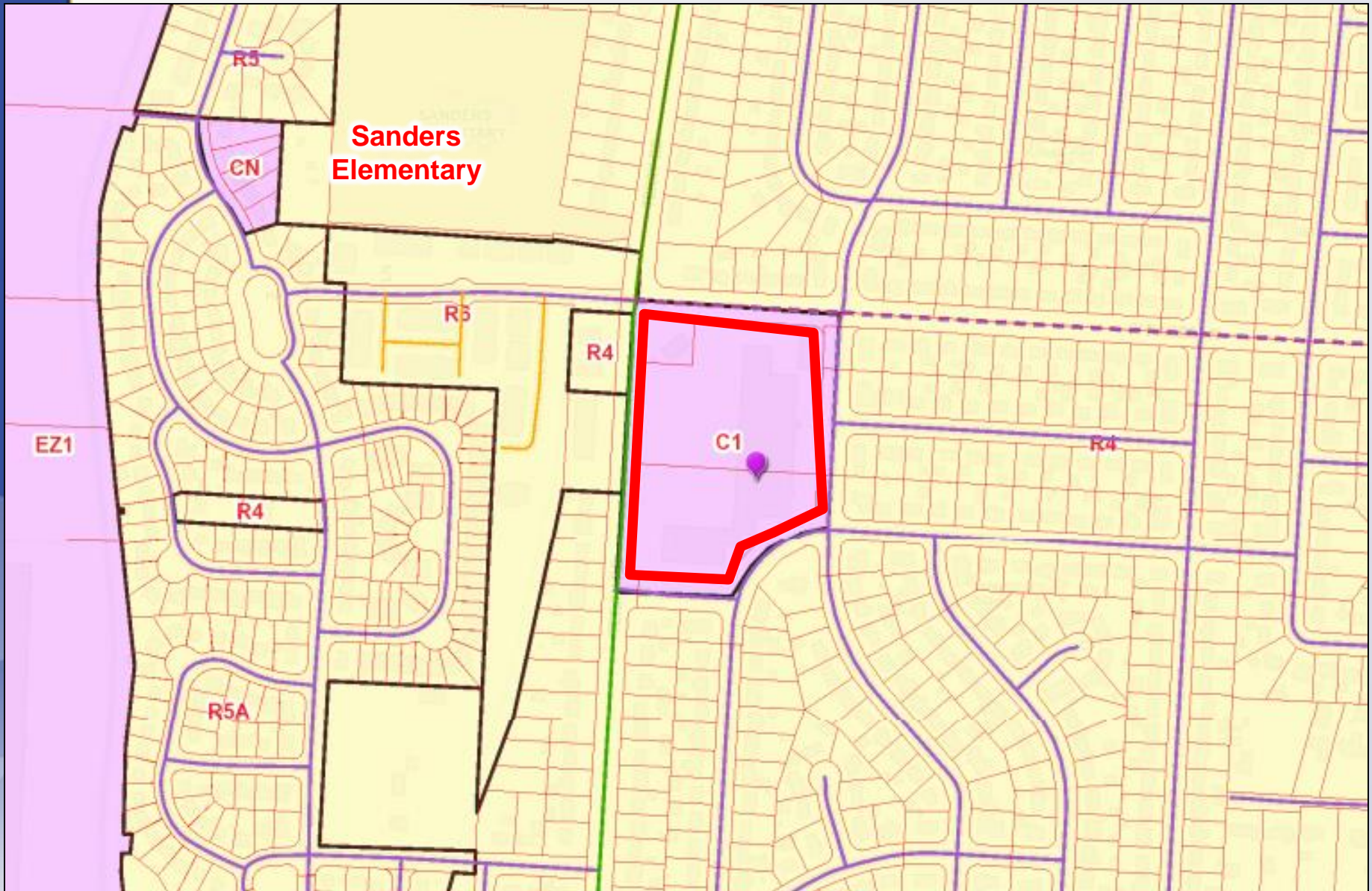
# CENTRE



Planning & Zoning Committee  
January 25, 2022







# Requests

- Change-in-Zoning from C-1 to C-2 (7.98 acres)
- Detailed District Development Plan

# Case Summary

- Proposed expansion of permitted uses within an existing activity center
- Site is served by TARC route #63
- Sidewalks are present on Terry Road, but not along W. Pages Lane
- Pedestrian connectivity added:
  - Intersection of Seaforth Drive and W. Pages Road (existing)
  - Terry Road (proposed)

# Case Summary

- Interior landscape islands have been added since the applicant's purchase of the property
- Curbs will be reduced at the rear and dumpsters enclosed
- Bike parking and drive-through to be added

# Street View

## Terry Road at Manse Drive





# Street View

## Terry Road Entrance



# Street View

## W. Pages Lane at Terry Road



# Street View

## W. Pages Lane at Seaforth Drive

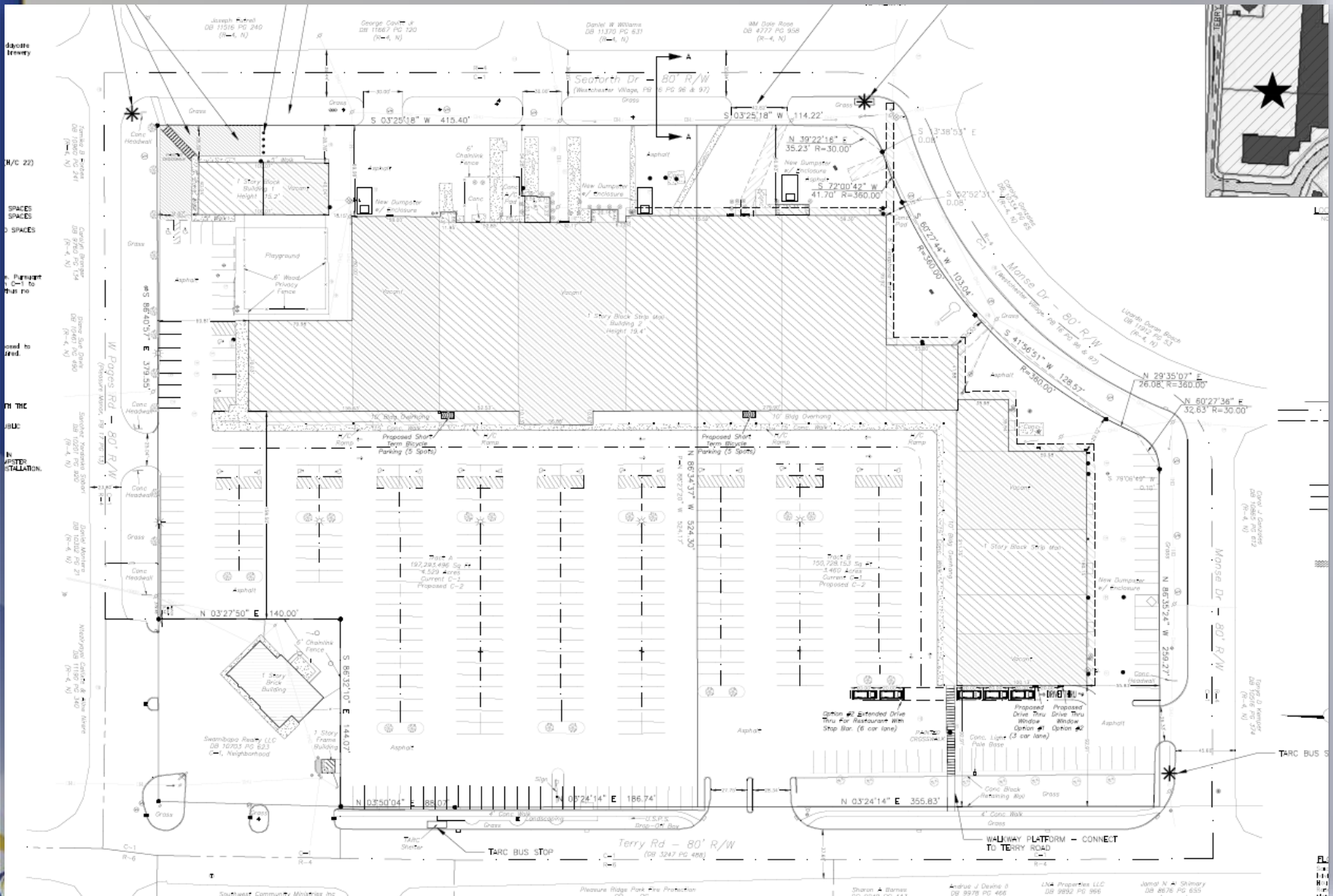


# Street View

## Seaforth Drive



# Proposed Plan (11/30)



# Public Meetings

- Neighborhood Meeting held 1/4/2021
- LD&T meeting on 10/28/2021
- Planning Commission public hearing on 12/2/2021
  - No one spoke in opposition.
  - Motion to recommend approval of the change in zoning from C-1 to C-2 by a vote of 8-0.