



**Planning Advisory Commission  
Monday, October 26, 2009  
5:30 p.m.**

**<DRAFT – SUBJECT TO CHANGE>**

- Call to Order/Salute to the flag
- Roll Call
- 1. Minutes
  1. Minutes from September 28, 2009 Work Session
  2. Minutes from October 5, 2009 Regular Meeting
- 2. Correspondence
- 3. Reports
  1. Department of Community Development – September, 2009
- Public Comment - Anything on or off the agenda
- 4. Old Business to be continued to the December 7, 2009 meeting:

**None**
- 5. Old Business:
  1. Park Place
    - A. PR #30598 Revised Preliminary Land Development (TLD 12/18/09)

Proposed Revised Preliminary Land Development approval for a Traditional Neighborhood Development (TND-2) totaling 774 residential units consisting of several mixed use building, apartment buildings, townhouse units, and single family residential lots along with 12,500 square feet of commercial space, 19 live/work units, two community buildings and eight urban parks located on 195 acres along Rochester Road and Powell Road in the TND-2 Overlay zoning district.
    - B. PR# 30599 Conditional Use (TLD to open public hearing 11/25/09)

Proposed Conditional Use approval for a Traditional Neighborhood Development (TND-2) totaling 774 residential units consisting of several mixed use building, apartment buildings, townhouse units, and single family residential lots along with 12,500 square feet of commercial space, 19 live/work units, two community buildings and eight urban parks located on 195 acres along Rochester Road and Powell Road in the TND-2 Overlay zoning district.

**C. PR #30596 Final Phases II & IV Land Development (TLD 12/18/09)**

Proposed Final Phase II and IV Land Development approval for a TND-2 Development consisting of 36 Multi-family units and 100 single family residential units. The development also has a 2,500 square foot community building, tennis courts, putting green, and bocce area. The development is to be located on Powell Road and Rochester Road on 37.9 acres in the TND-2 Overlay zoning district.

**D. PR #30597 Final Phase III Land Development (TLD 12/18/09)**

Proposed Final Phase III Land Development approval for a TND-2 Development consisting of 27 single family residential units, 17 Town House Units, and 13 Live Work units. The development also includes a 7,200 square foot Community Building, putting green, bocce court, and horseshoe pit. The development is to be located on Powell Road and Rochester Road on 15.2 acres in the TND-2 Overlay zoning district.

**2. Village of Cranberry Woods**

**A. PR #30602 Preliminary Land Development (TLD 1/8/10)**

Proposed Preliminary Land Development approval for a TND-2 style development located along Longtree Way, Cranberry Woods Drive, and Franklin Road on 57.1 acres in the TND-2 Overlay zoning district. The development will include 95,877 square foot Retail, 2 Hotels with a total of 238 rooms, 120 residential units, 3,500 square foot Financial Institution, and 124,199 square foot of Mixed Use.

**B. PR #30603 Conditional Use (TLD to open public hearing 11/25/09)**

Proposed Preliminary Land Development approval for a TND-2 style development located along Longtree Way, Cranberry Woods Drive, and Franklin Road on 57.1 acres in the TND-2 Overlay zoning district. The development will include 95,877 square foot Retail, 2 Hotels with a total of 238 rooms, 120 residential units, 3,500 square foot Financial Institution, and 124,199 square foot of Mixed Use.

**6. New Business:**

**1. Cranberry Promenade**

**A. PR #30610 Revised Preliminary and Final Subdivision (TLD 1/23/09)**

Proposed Revised Preliminary and Final Subdivision approval of five (5) lots within the Cranberry Promenade Land Development site located at Route 19 and Ogle View Road totaling approximately 9 acres in the MU zoning district

**B. PR #30611 Revised Preliminary Land Development (TLD 1/23/10)**

Proposed Revised Preliminary Land Development approval for a Mixed Use Center/Large Retail/Business & Professional Office consisting of 47,938 square foot of Retail and 170,720 square foot of Business and Professional Office located at Route 19 and Ogle View Ron on 9 acres in the MU zoning district.

**C. PR #30612 Conditional Use (TLD to open public hearing 12/5/09)**

Proposed Conditional Use approval for a Mixed Use Center/Large Retail/Business & Professional Office consisting of 47,938 square foot of Retail and 170,720 square foot of Business and Professional Office located at Route 19 and Ogle View Ron on 9 acres in the MU zoning district.

**2. Hope Lutheran Church**

**A. PR# 30615 Preliminary and Final Land Development (TLD 1/23/10)**

Proposed Preliminary and Final Land Development approval for a 6,181 square foot addition to an existing Religious Establishment located at 8070 Rowan Road on 4 acres in the SP-1 zoning district.

**B. PR# 30616 Conditional Use (TLD to open public hearing 12/5/09)**

Proposed Conditional Use approval for a 6,181 square foot addition to an existing Religious Establishment located at 8070 Rowan Road on 4 acres in the SP-1 zoning district.

**7. Rezoning:**

**8. Conceptual Plan Review:**

**9. Planning Initiatives:**

**10. Ordinances:**

**11. Presentations/Discussion:**

**12. Adjournment:**

*\*Please contact the Community Development Department at 724-776-4806, extension 1104 if you have any ADA-related special needs.*