



## **RECOMMENDATION**

### **PLANNING & ZONING COMMISSION**

**To:** Honorable Mayor Ronald Belinko and Town Council

**From:** Pat Plocek, Planning & Zoning Chairman

**CC:** Deborah Botchie, Town Manager

**Date:** March 16, 2023

**Re:** Recommendation of Planning & Zoning regarding Christopher Companies, for a proposed 50-lot major subdivision

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The Planning and Zoning Commission met on Thursday, March 9, 2023, to consider for possible recommendation to the Town Council the following application:

A preliminary subdivision site plan, submitted by Civil Engineering Associates, LLC on behalf of Christopher Companies. The proposed site is located on Tax Map Parcel 134-12.00-376.00 and zoned residential plan community.

The Planning & Zoning Commission voted 4-0, with the following conditions.

- Setbacks from a single-family home be changed from six feet to seven feet.
- The playground equipment would be fenced in for security & safety.
- More overflow parking for the townhomes
- Increase the landscaping along Burbage Road and between Bishop's Landing North and the anticipated new 50-lot subdivision.

The Planning & Zoning Commission is recommending the Town Council approve the application for the above referenced.