



Legislation Details (With Text)

**File #:** 10854  
**Type:** P&Z Agenda Item      **Status:** Agenda Ready  
**File created:** 7/22/2022      **In control:** Planning & Zoning Commission  
**On agenda:** 8/8/2022      **Final action:**  
**Enactment date:**      **Enactment #:**  
**Title:** H2219 - Pulte Home Company, LLC:  
Rezoning from AG/Agricultural) to PDP(SF)/Planned Development Project (Single Family) with  
Deviations; South side of Powell Road, approximately 1,600' west of California Street  
**Sponsors:**  
**Indexes:**  
**Code sections:**  
**Attachments:** 1. H2219 Staff Report, 2. H2219 Maps, 3. H2219 Application Packet, 4. H2219 Transportation  
Analysis, 5. H2219 PIW Documents, 6. H2219 Non-Binding Capacity Analysis, 7. H2219 Petitioner  
P&Z Exhibit, 8. H-22-19 P&Z Action, 9. H-22-19 Proof of Publication

Date	Ver.	Action By	Action	Result
8/8/2022	1	Planning & Zoning Commission	adopted	Pass

**TITLE**

H2219 - Pulte Home Company, LLC:  
Rezoning from AG/Agricultural) to PDP(SF)/Planned Development Project (Single Family) with  
Deviations; South side of Powell Road, approximately 1,600' west of California Street

**BRIEF OVERVIEW**

**Request:**  
Rezoning from AG/Agricultural) to PDP(SF)/Planned Development Project (Single Family) with  
Deviations

**General Location:**

South side of Powell Road, approximately 1,600' west of California Street

**FINANCIAL IMPACT**

A matter of policy. No financial impact.

**LEGAL NOTE**

The Planning and Zoning Commission has jurisdiction to make a recommendation on the subject  
application. The Applicable Criteria for a Zoning District Amendment are contained in Appendix A,  
(Zoning Code) Article VI. The Applicable Criteria for Planned Development Projects are contained in  
Appendix A, (Zoning Code) Article VIII. The Zoning District Amendment to the Planned Development  
District and applicable PDP master plan must be consistent with the Comprehensive Plan.

**RECOMMENDATION**

It is recommended that the Planning and Zoning Commission recommend the Board of county

Commissioners adopt a resolution approving the petitioner's request for rezoning from AG/Agricultural) to PDP(SF)/Planned Development Project (Single Family) with Deviations and performance conditions.