

Agenda
Wesley Chapel Planning Board Meeting
Monday, August 22, 2016

1. Pledge and Invocation
2. Public Comment
3. Additions, Deletions and Approval of Agenda
4. Approval of Minutes
5. Conditional Rezoning Request 16-01: Kolter

Kolter Land Partners is requesting to rezone Lot 070120005-80 from R-40 to Conditional Zoning (CZ) R-40, to develop a 119-unit senior housing community. The rezoning is part of a larger development proposal that includes five other tracts that are in Indian Trail (or are to be annexed into Indian Trail). **THIS AGENDA ITEM WAS CONTINUED FROM THE PLANNING BOARD'S JULY 22, 2016 SPECIAL MEETING.**

Included in your packets is the following information:

1. An email from Ramey Kemp, Kolter's Traffic Engineer, on how average daily traffic counts for the development were calculated; and,
2. A large drawing that shows proposed road improvements at the intersection of Wesley Chapel Road and the proposed East-West Connector through the development.
3. A copy of the study that was prepared by a consultant regarding the Faith Church Road alignment.

Kolter has not proposed any changes to the site plan that was distributed for the July 22 meeting. Please bring to the August meeting the site plan that was distributed for the July meeting. Let me know no later than August 11 if you cannot locate that site plan so another one can be furnished to you.

Also note that I spoke with the CRTPO (i.e., the MPO) regarding road improvements along Wesley Chapel Road and was informed that at this time there is no funding in place for road widening along Wesley Chapel Road.

6. Other Business
7. Adjourn

The Village of Wesley Chapel holds all public meetings in accessible rooms. Any individual with a disability that needs an interpreter or other auxiliary aids or services for this meeting should call (704)839-0157 at least 48 hours before the scheduled meeting.

As a courtesy, please turn off cell phones and pagers while meeting is in progress.