

CITY OF MANZANITA

PLANNING COMMISSION MEETING

**AGENDA**

MONDAY, JULY 24, 2017

- I. CALL MEETING TO ORDER – 4:00 P.M.
- II. AUDIENCE INTRODUCTION
- III. APPROVAL OF MINUTES June 5, 2017 and June 27, 2017

**QUASI-JUDICIAL ITEM**

- IV. **PUBLIC HEARING: PRELIMINARY DEVELOPMENT PLAN POCKET NEIGHBORHOOD DEVELOPMENT OF 26 DETACHED RESIDENTIAL UNITS IN THE MEDIUM DENSITY RESIDENTIAL ZONE AND HIGH DENSITY RESIDENTIAL ZONE; LOCATION: HALLIE LANE AND SOUTH 3<sup>RD</sup> STREET; ASSESSOR'S MAP: MAP 3N 10 29CA, TAX LOT 200; APPLICANT: CITY CENTER DEVELOPMENT PARTNERS, LLC (NATE PALMER AND SCOTT IMHOLT); ZONING: R-2 – MEDIUM DENSITY RESIDENTIAL, R-3 – HIGH DENSITY RESIDENTIAL (91 NOTICES SENT)**
  
- V. **APPROVE PRELIMINARY ADVISORY REPORT: PRELIMINARY DEVELOPMENT PLAN FOR A 70 ACRE PLANNED DEVELOPMENT OF ABOUT 300 DETACHED RESIDENTIAL UNITS AND A LIMITED COMMERCIAL CENTER IN THE SPECIAL RESIDENTIAL/RECREATIONAL ZONE AND MEDIUM DENSITY RESIDENTIAL ZONE; LOCATION: CLASSIC STREET AND NECARNEY CITY ROAD; APPLICANT: ENCORE INVESTMENTS, LLC (PENTZ/HINKES); OWNER: PINE GROVE PROPERTIES, INC.**
  
- VI. ADJOURNMENT