



Legislation Text

File #: 16-5721, **Version:** 1

PUBLIC HEARING TO CONSIDER A USE PERMIT AMENDMENT TO REMOVE A STIPULATION PROHIBITING VEHICULAR ACCESS ONTO NORTH 161ST AVENUE

RECOMMENDATION:

1. Conduct a public hearing to consider an amendment to the Use Permit for Compass Church to remove a stipulation prohibiting vehicular access onto North 161st Avenue.
 - a. Open public hearing
 - b. Staff presentation
 - c. Receive public comment
 - d. Close public hearing
2. Deny an amendment, as recommended by the Planning and Zoning Commission, to the Use Permit for Compass Church to remove a stipulation prohibiting vehicular access onto North 161st Avenue;

Or in the alternative,

Approve an amendment, as recommended by staff, to the Use Permit for Compass Church to remove a stipulation prohibiting vehicular access onto North 161st Avenue, subject to stipulations.

PURPOSE:

This request is to amend the Use Permit for the Compass Church to remove the stipulation prohibiting access onto 161st Avenue. The Church would like to utilize the existing driveway onto 161st Avenue for non-emergency purposes. However, removal of the stipulation prohibiting access would be required for this to occur. Staff finds that the proposed Use Permit amendment will not be a material detriment to surrounding properties and will be reasonably compatible with uses allowed in the surrounding area. The opening of the driveway to non-emergency traffic should not adversely affect residents living along 161st Avenue and Wade Lane. The Planning and Zoning Commission considered this item at its regular meeting of December 16, 2015. The Commission recommendation is denial of the Use Permit amendment. (Steve Careccia, Planner III)