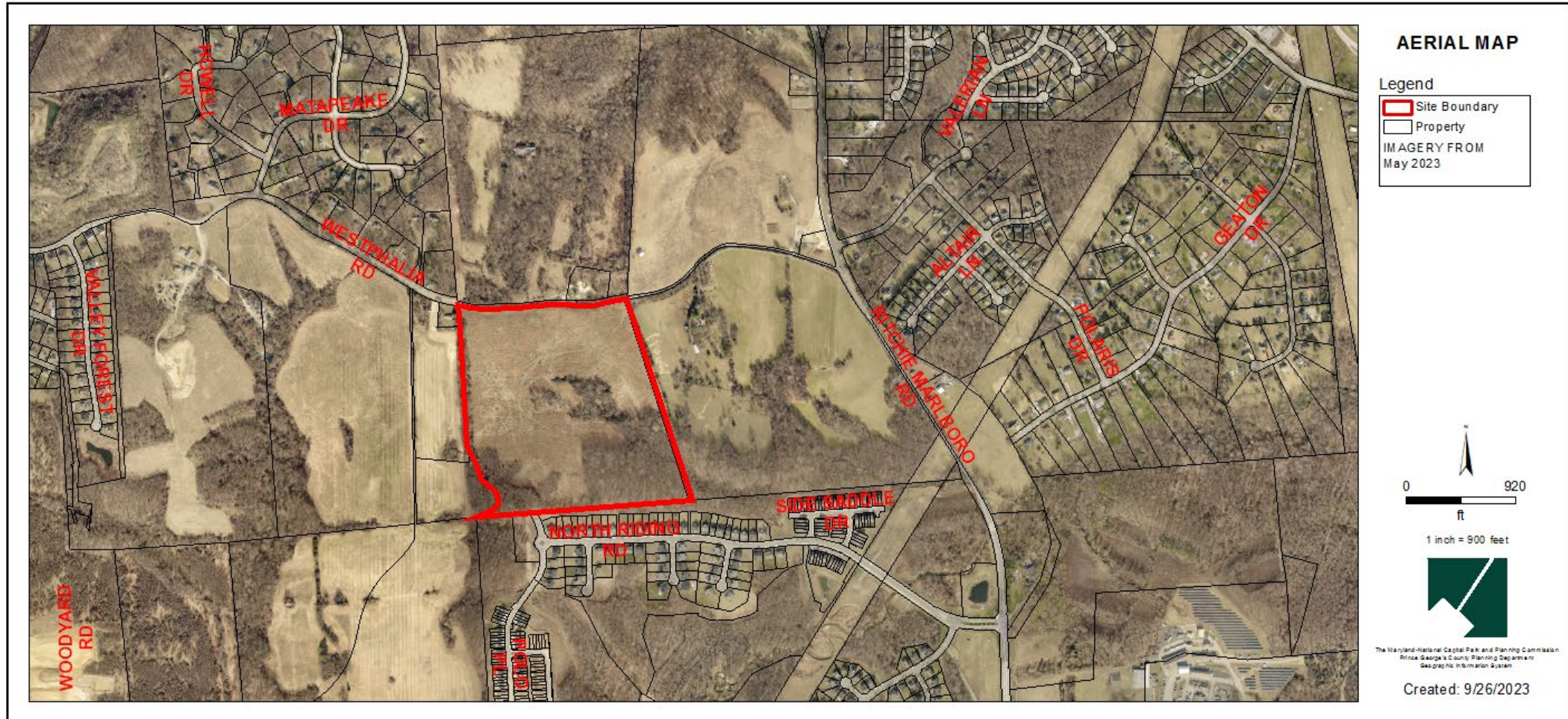


WOODSIDE VILLAGE - WESTPHALIA MEADOWS

Preliminary Plan of Subdivision

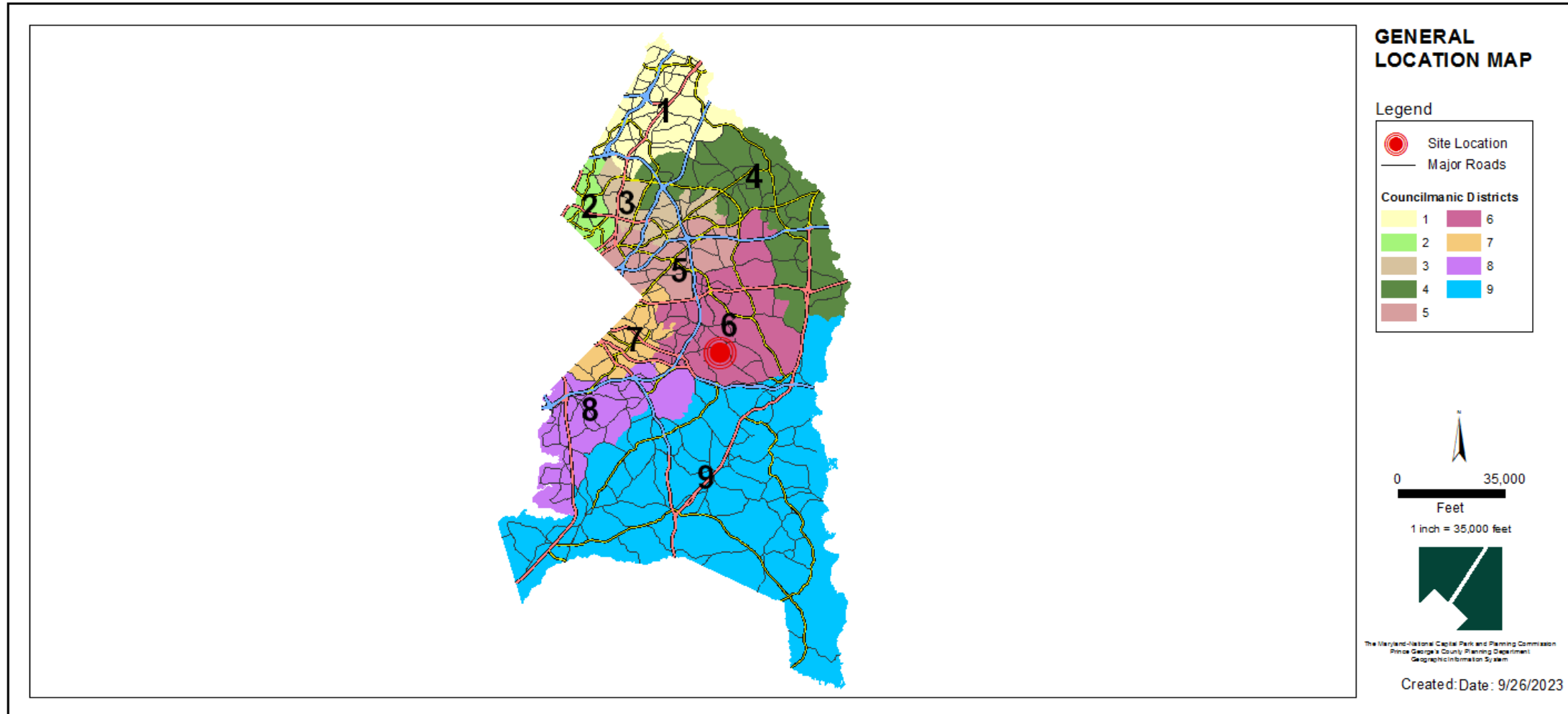
Staff Recommendation: APPROVAL with conditions



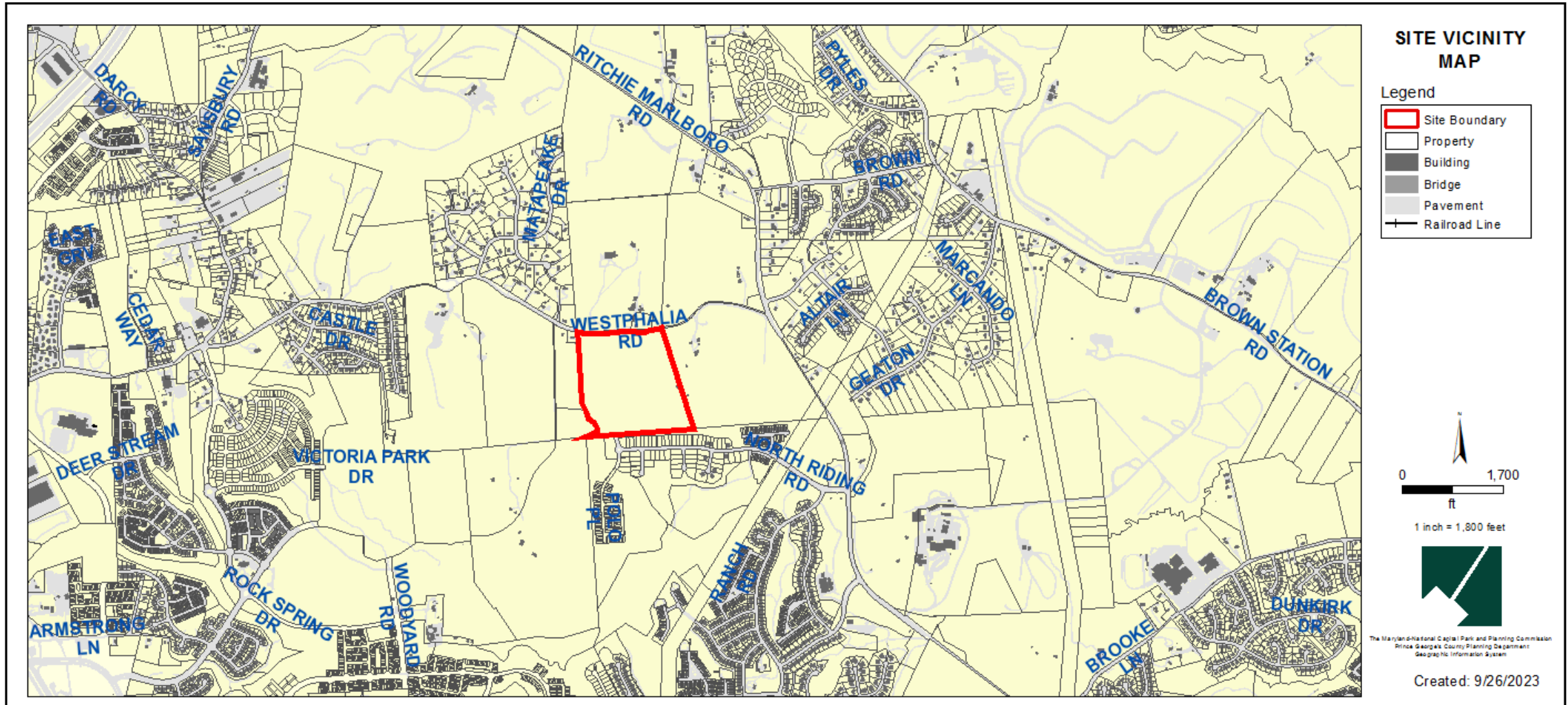
GENERAL LOCATION MAP

Council District: 06

Planning Area: 078



SITE VICINITY MAP



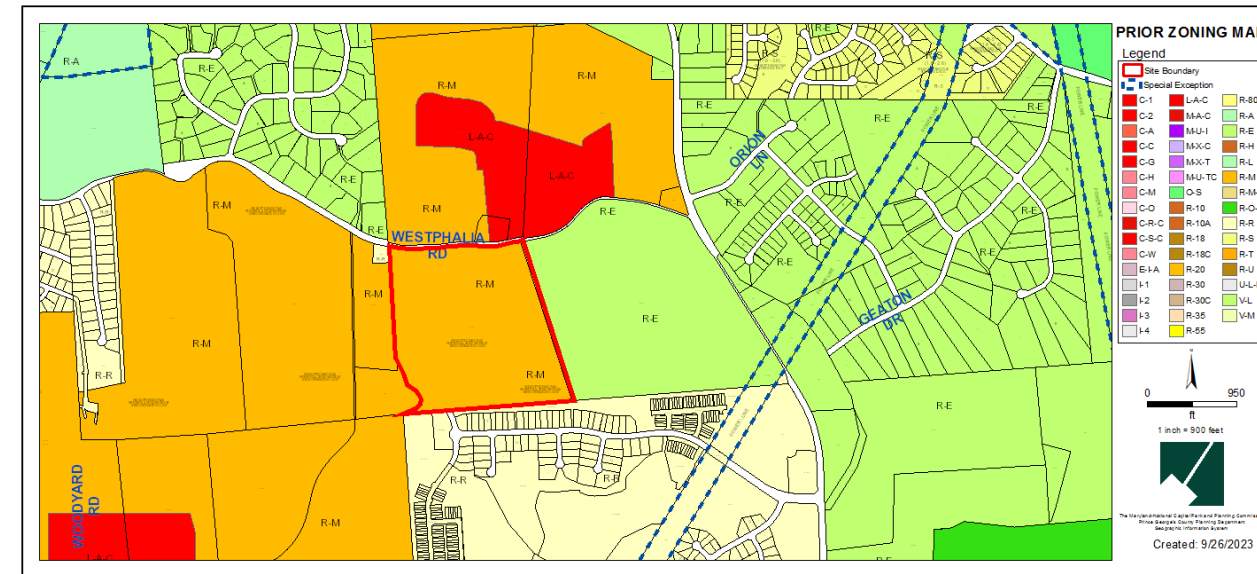
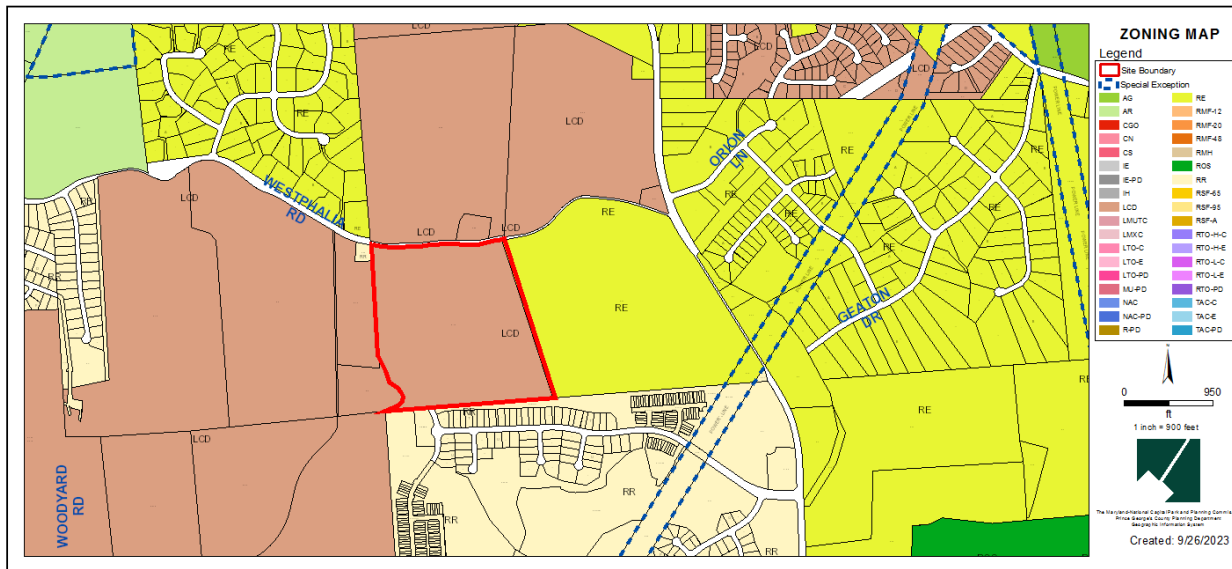
ZONING MAP (CURRENT AND PRIOR)

Current Property Zone: LCD

Prior Property Zone: R-M

Current Zoning Map

Prior Zoning Map



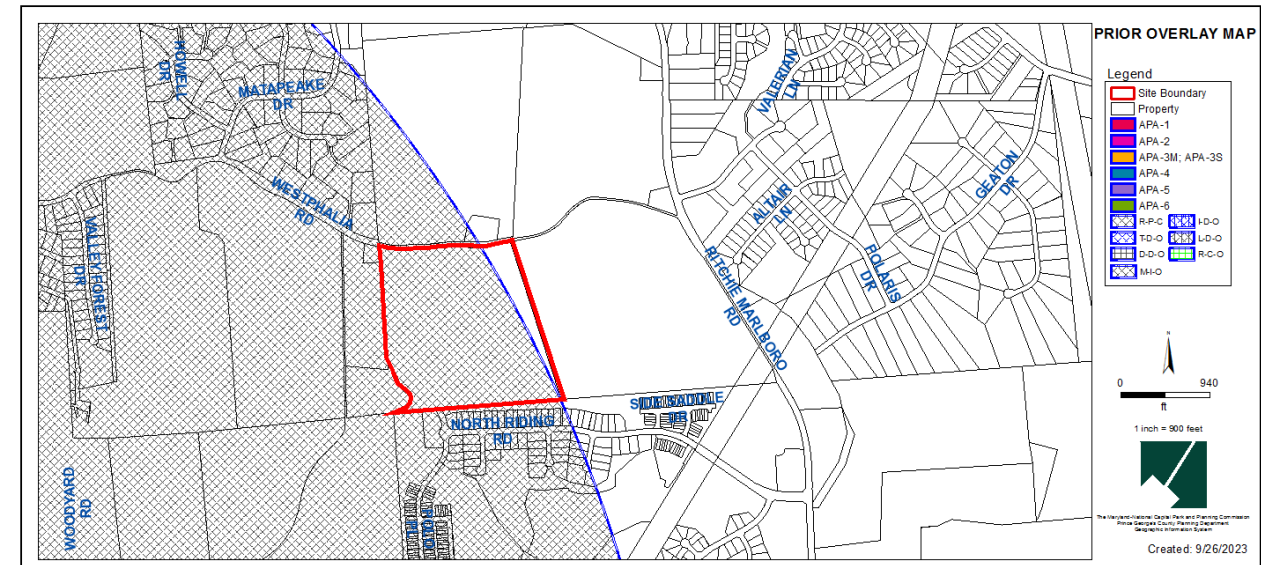
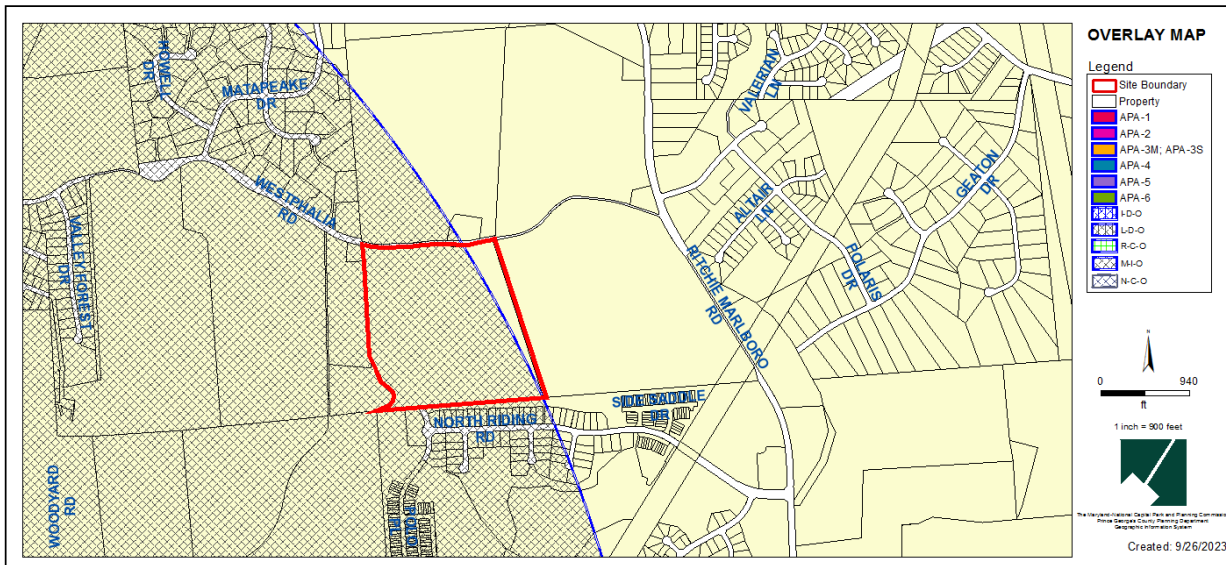
OVERLAY MAP

Current Overlay Zone: MIO

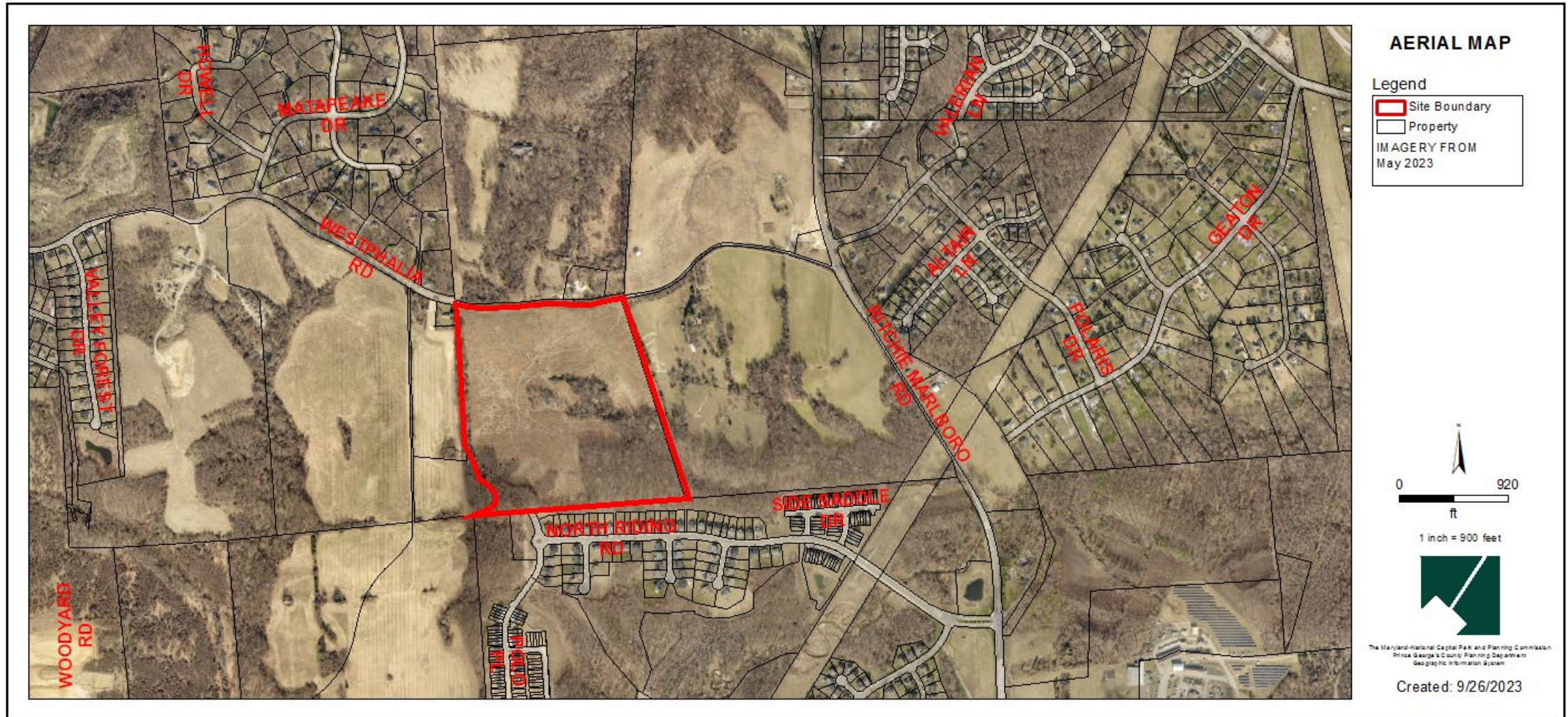
Prior Overlay Zone: M-I-O

Current Overlay Map

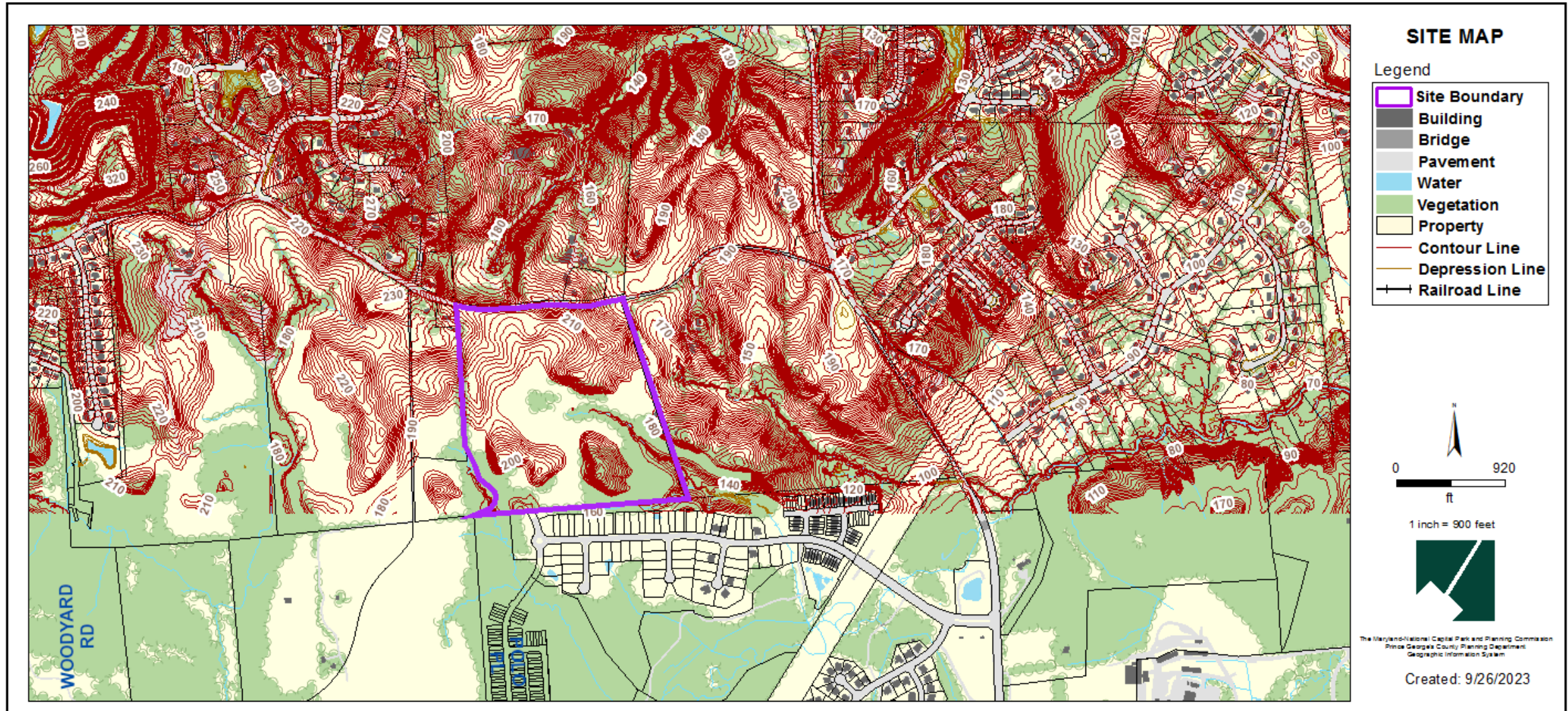
Prior Overlay Map



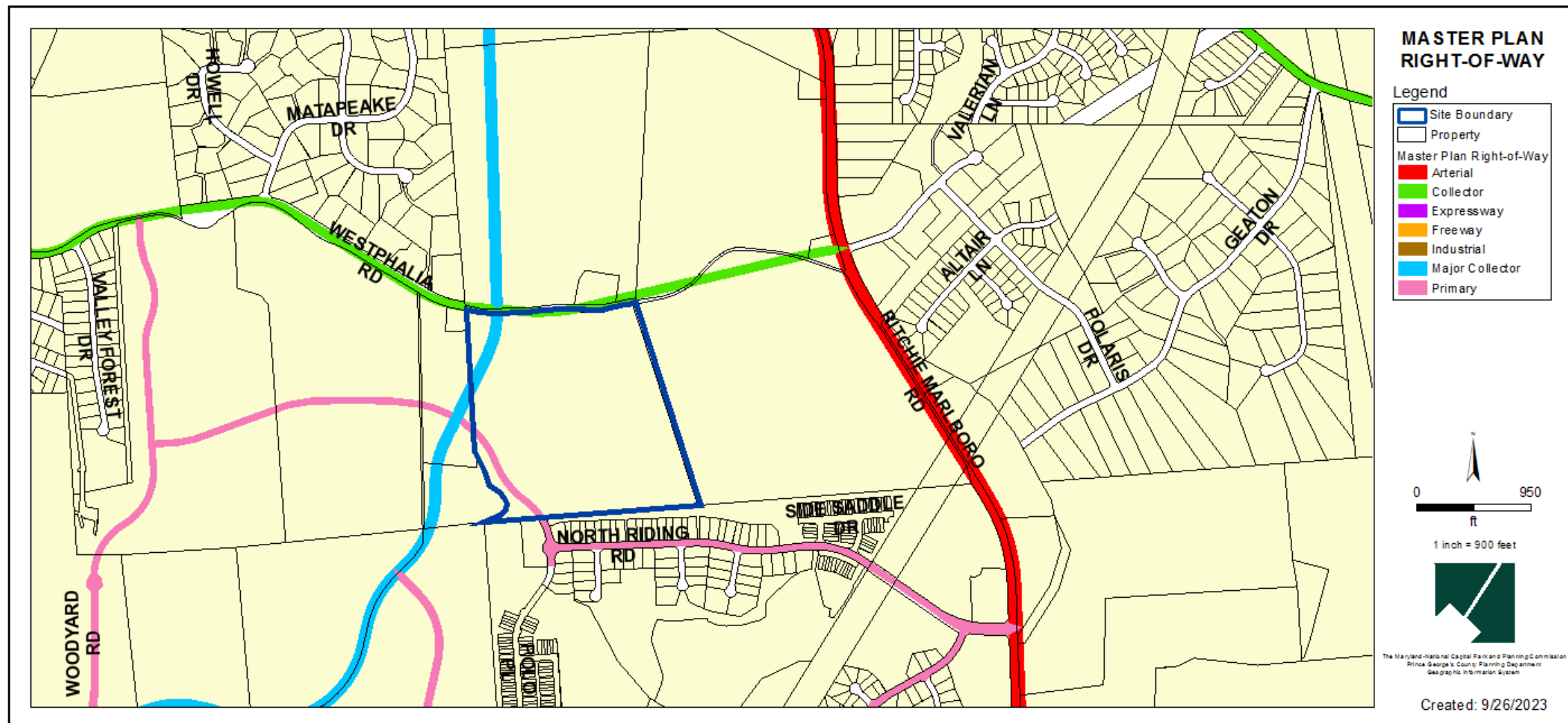
AERIAL MAP



SITE MAP



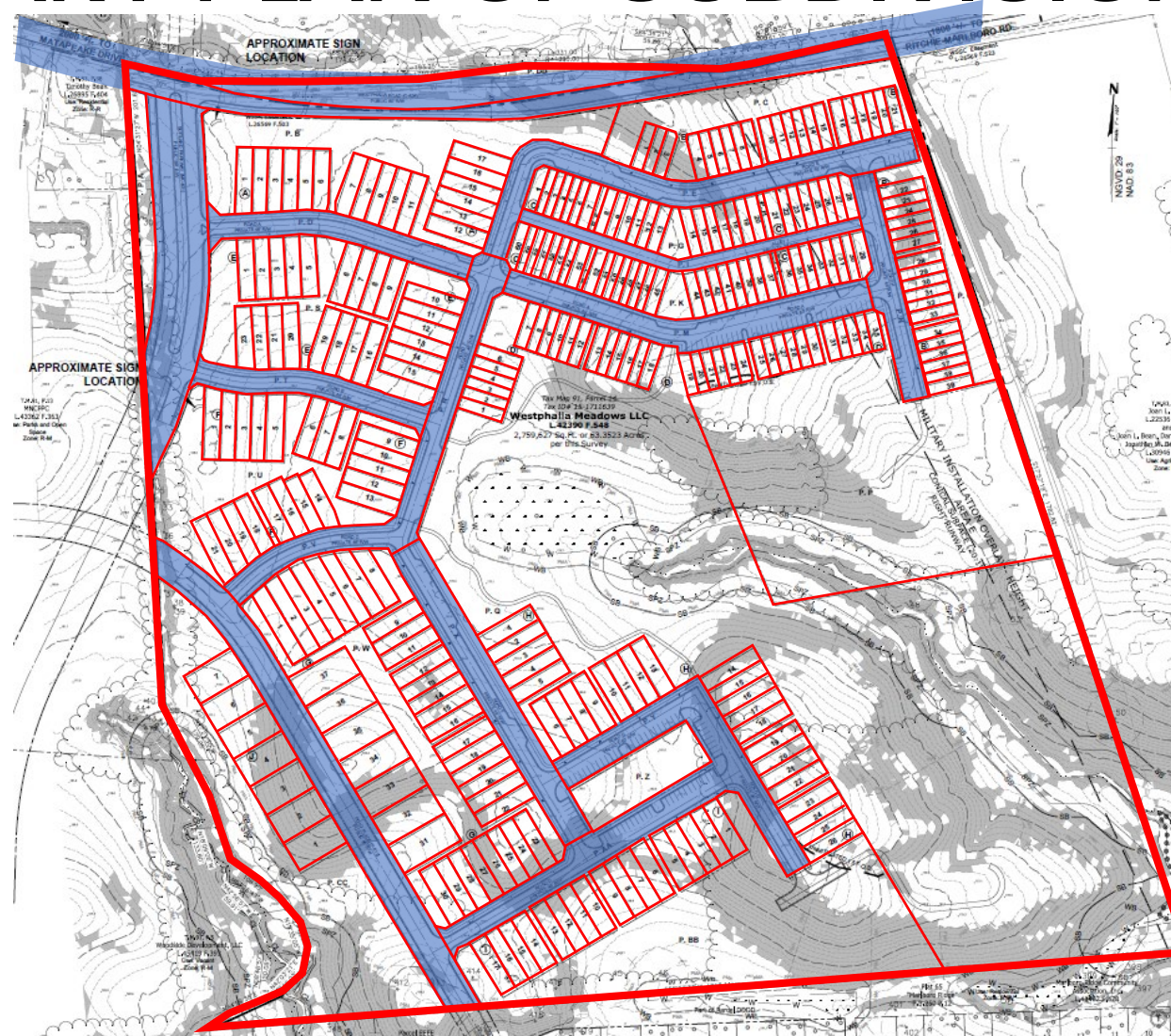
MASTER PLAN RIGHT-OF-WAY MAP



BIRD'S-EYE VIEW WITH APPROXIMATE SITE BOUNDARY OUTLINED



PRELIMINARY PLAN OF SUBDIVISION

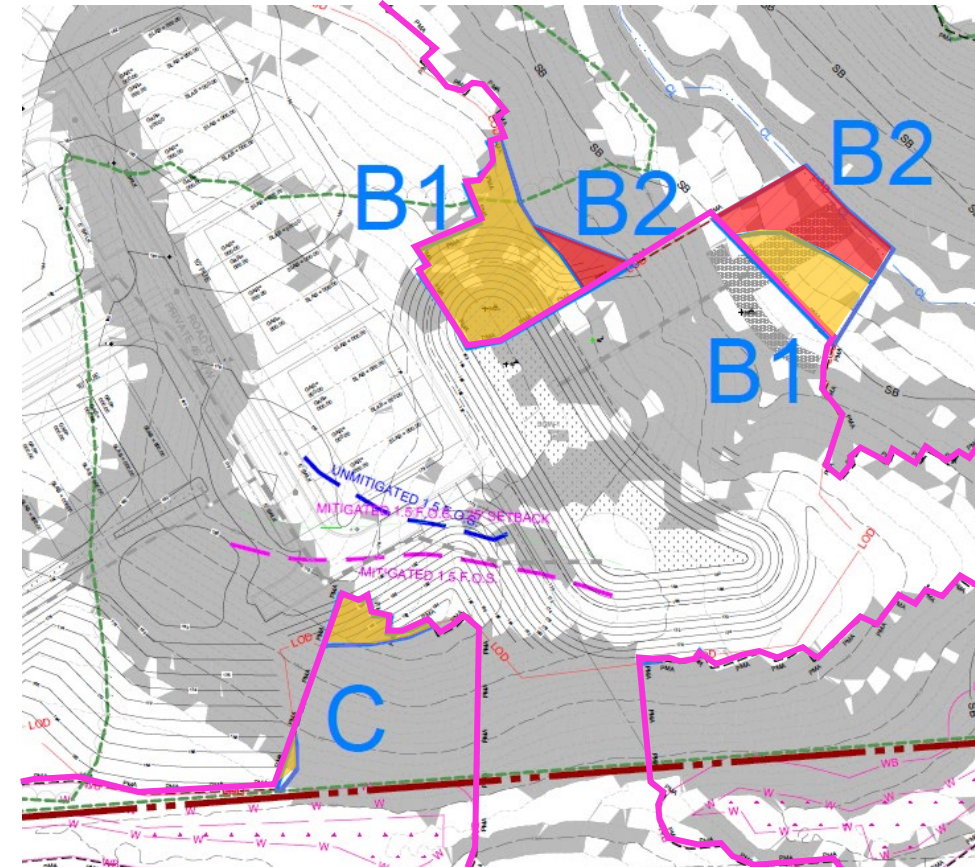
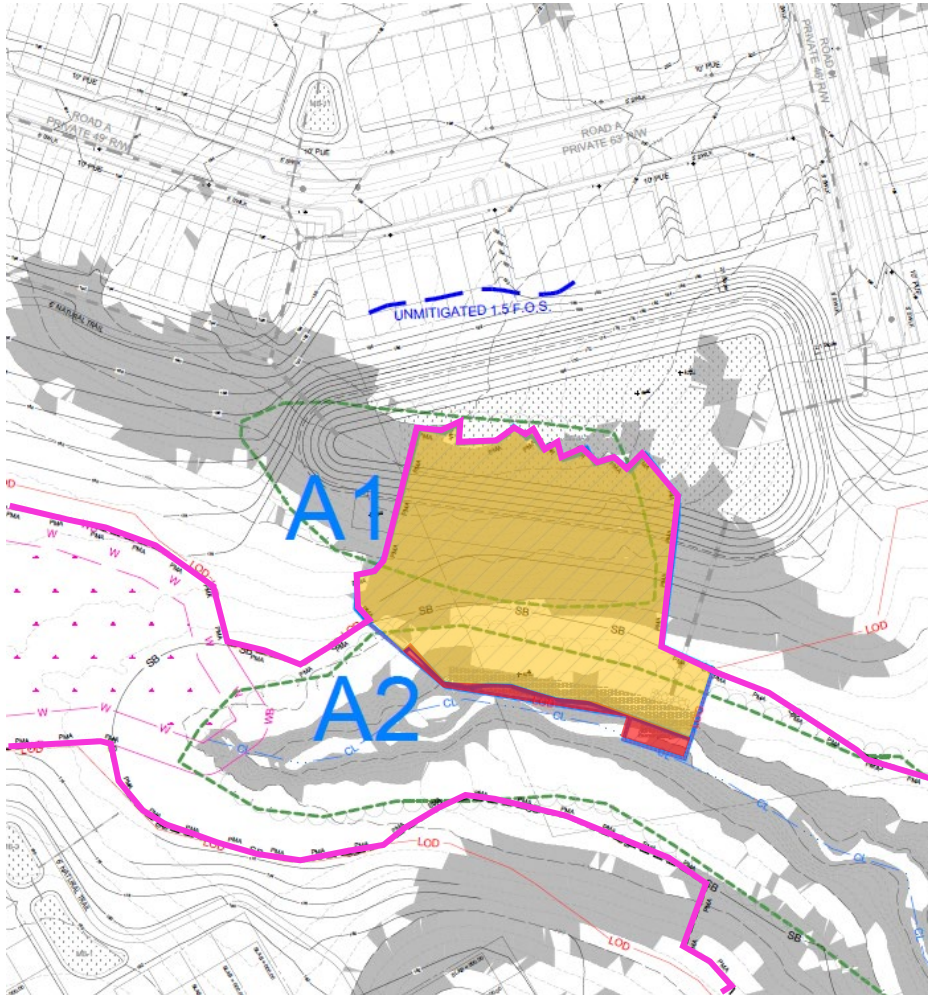


EXISTING / PROPOSED RIGHTS-OF-WAY

TYPE I TREE CONSERVATION PLAN

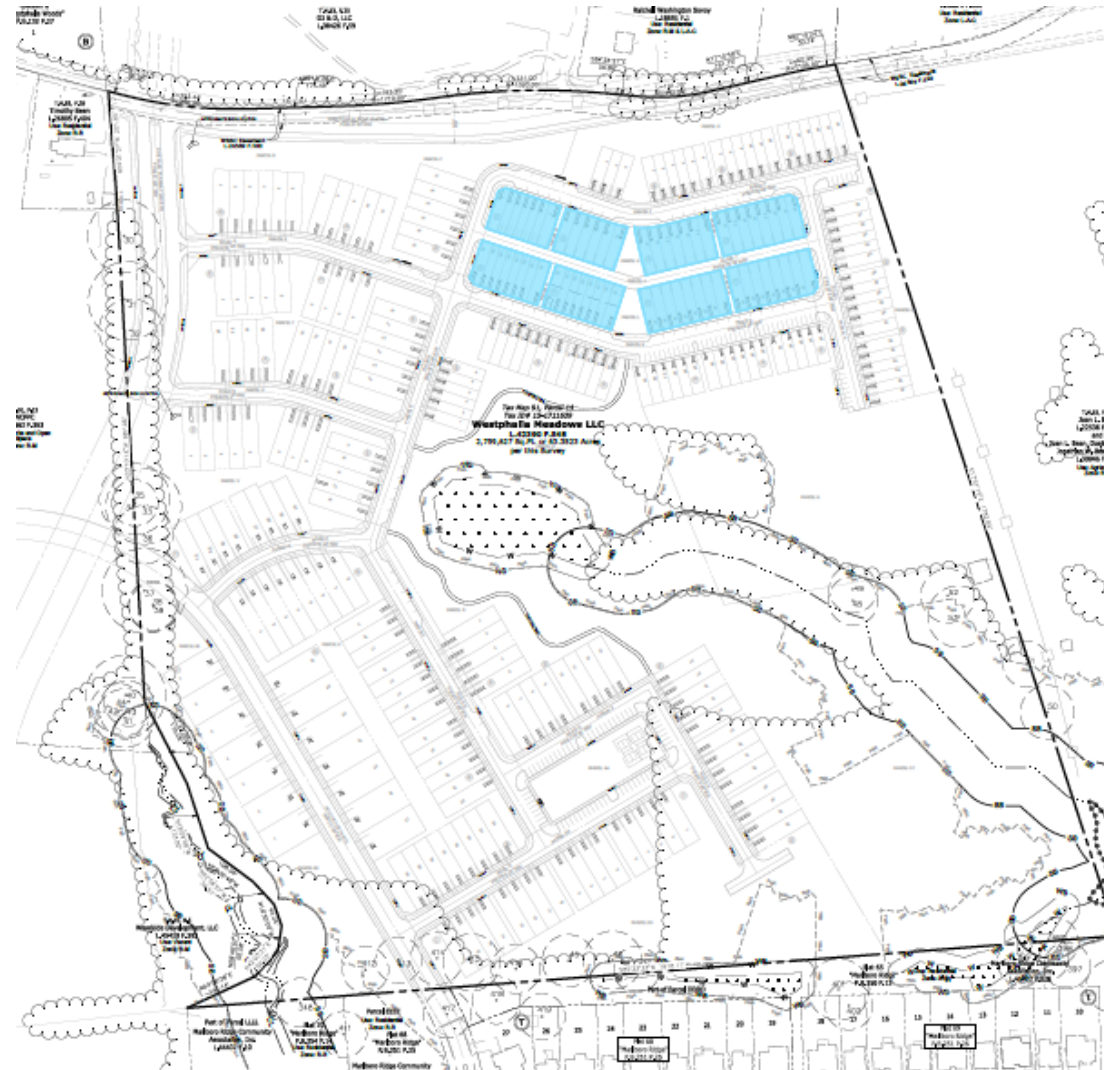


PMA IMPACTS



- PMA
- PMA IMPACTS (RECOMMENDING APPROVAL)
- PMA IMPACTS (RECOMMENDING DISAPPROVAL)

VARIATION REQUEST



STAFF RECOMMENDATION

APPROVAL with 20 conditions

- 4-22064
- TCP1-002-2023-01
- Variance from Section 25-122(b)(1)(G)
- Variation from Section 24-128(b)(7)(A)

Major Issues:

- N/A

Applicant Required Mailings:

- Informational Mailing: 01/20/2023
- Acceptance Mailing: 07/19/2023