

Recd by 

Date: 9/16/19


RECOMMENDATION OF THE
URBAN COUNTY PLANNING COMMISSION
OF LEXINGTON AND FAYETTE COUNTY, KENTUCKY

IN RE: ZOTA 2019-4: AMENDMENT TO ARTICLE 8: B-2 ZONES FOR TOWN BRANCH COMMONS - petition for a Zoning Ordinance text amendment to update Article 8 to require compliance with the Town Branch Commons Masterplan and Design Standards in the downtown business zones.

Having considered the above matter on August 22, 2019, at a Public Hearing and having voted 8-0 that this Recommendation be submitted to the Lexington-Fayette Urban County Council, the Urban County Planning Commission does hereby recommend **APPROVAL of the Staff Alternative text** for this matter for the following reasons:

1. The proposed text amendment to Article 8 of the LFUCG Zoning Ordinance to require compliance with the Town Branch Commons Masterplan and Design Standards between the Town Branch Commons Corridor and development that is adjacent to, connected to, or interacts directly with the Town Branch Common Corridor supports the Complete Streets concept, prioritizing a pedestrian-first design that also accommodates the needs of bicycle, transit and other vehicles (Theme D, Goal #1.a). Additionally, through the implementation of the Masterplan and the Design Standards, the Urban County will also be providing quality of life opportunities that attract young, and culturally diverse professionals, and a work force of all ages and talents to Lexington (Theme C, Goal #1.d).
2. The proposed text amendment will implement Appendix B of the Comprehensive Plan, while also supporting the Policies of the Comprehensive Plan (Growth Policy #2, Livability Policy #8, and Sustainability Policy #4).

ATTEST: This 16th day of September, 2019.



Secretary, Jim Duncan

MIKE OWENS
CHAIR

At the Public Hearing before the Urban County Planning Commission, this petition was represented by **Hal Baillie, Senior Planner, Division of Planning, Planning Services Section.**

OBJECTIONS

- None

OBJECTORS

- None

VOTES WERE AS FOLLOWS:

AYES: (8) de Movellan, Forester, Mundy, Nicol, Owens, Penn, Plumlee, and Pohl

NAYS: (0)

ABSENT: (3) Bell, Brewer, and Wilson

ABSTAINED: (0)

DISQUALIFIED: (0)

Motion for **Approval** of **ZOTA 2019-4** carried.

Enclosures: Application
Staff Report, with Recommended Text attached
Applicable excerpts of minutes of above meetings