



City of Columbia
Planning Department
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Statement of Intent Worksheet

For office use:

Case #: 201-20	Submission Date: 11/23/20	Planner Assigned: JBK
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Please provide the following information, at a minimum, which shall serve as the statement of intent for the proposed PD (planned district) zoning:

1. The uses proposed in the PD District using the same names for uses, or combinations of those names, shown in Table 29-3.1. Such list may not contain any use that is not shown in Table 29-3.1 as that table appears at the time of the application.

Dwelling, One-family Detached

2. The type(s) of dwelling units proposed and any accessory buildings proposed.

All units shall be single-family detached units which may contain a single detached accessory building per lot.

3. The maximum number of dwelling units and bedroom mix (multi-family only) proposed and the development density (net and gross).

The maximum number to single-family houses shall be 16. The density of this development shall be 6.7 units per acre. This density includes the right-of-way for the internal street.

4. Minimum lot sizes, if applicable, maximum building height, minimum building setbacks from perimeter and interior streets, other property lines and minimum setbacks between buildings.

The minimum lot size and setbacks shall be:

Minimum lot size: 3400 SF

Minimum lot width at building line: 30 feet

Minimum front yard setback: 20 feet

Minimum width of side yard: 6 feet

Minimum rear yard setback: 10 feet

Maximum building height: 35 feet

Minimum side yard - corner lot street side 20 feet

5. The total number of parking spaces proposed (on-site or off-site) and the parking ratio per dwelling unit. Where off-site parking is proposed documentation shall be provided showing compliance with the provisions of this Chapter.

The total number of off-street parking shall a minimum of 2 spaces per dwelling. These two spaces can be provided either in the garage of the unit or in the driveway in front of the garage. This development shall be allowed to have both single-car and double-car garages.

6. The minimum percentage of the entire site to be maintained in open space, shown by the percent in landscaping and the percent left in existing vegetation.

A minimum of 30% of the site shall be maintained in landscaping on this site. No existing vegetation is required to be preserved.

7. Any amenities proposed, such as swimming pools, golf courses, tennis courts, hiking trails or club houses.

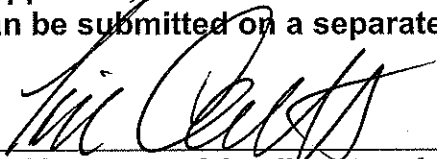
Micro-amenities being proposed include:

Park bench

Picnic table

Dog waste station

Note: At the discretion of the applicant, the statement of intent may include other aspects of the proposed development, can be submitted on a separate form, and with additional pages.



Signature of Applicant or Agent

Tim Crockett

Printed Name

11-23-2020

Date