



**Project Address:** 6602 Dominion Drive  
**Application Type:** Zoning Map Amendment for an Amended Planned Development  
**Legistar File ID #** [29606](#) and [29645](#)  
**Prepared By:** Kevin Firchow, AICP, Planning Division  
Report Includes Comments from other City Agencies, as noted

## Summary

The City Attorney's office has prepared a substitute rezoning ordinance for this project, which is attached. The Plan Commission should take action on the substitute ordinance, not the original.

The substitute ordinance would rezone the property to the amended PD-GDP-SIP (Planned Development-General Development Plan) District, not just "Amended PD-SIP" as included in the original ordinance. The 1999 approval for the first phase of this development included a condition which specified that future phases be approved as both an amendment to the GDP and the SIP.

This is consistent with the recommendation in the staff report and the prepared public notices. The attorney's office has advised that the Plan Commission can take action on the substitute ordinance this evening. As part of their motion, the Plan Commission should specify the recommendation of the substitute ordinance to the Common Council.

**Clarified Summary Recommendation:** The Planning Division recommends that the Plan Commission find that the standards for Zoning Map Amendments and Planned Developments are met and forward substitute Zoning Map Amendment 00051, rezoning 6602 Dominion Drive from PD-GDP-SIP (Planned Development Plan-General Development Plan-Specific Implementation Plan) to amended PD-GDP-SIP, to the Common Council with a recommendation of **approval**, subject to input at the public hearing and the conditions recommended by the reviewing agencies.