



## Legislation Details (With Text)

**File #:** 2020-0261      **Version:** 2

**Type:** Project      **Status:** Passed

**File created:** 7/8/2020      **In control:** Planning Commission

**On agenda:**      **Final action:** 8/10/2020

**Title:** Request for approval of the First Amendment to the PUD Agreement between Rochester University and the City of Rochester Hills to allow the 7.9-acre development of The Groves (aka Rochester University Townhomes) PUD, a 70-unit development on 7.9 acres on the Rochester University campus on Avon, east of Livernois, Rochester University, Applicant

### Sponsors:

### Indexes:

### Code sections:

**Attachments:** 1. 08102020 Agenda Summary.pdf, 2. Staff Report 07212020.pdf, 3. Amended PUD.pdf, 4. Staran email 04292020.pdf, 5. 04242020 Planning Review #1.pdf, 6. 04202020 Eng Rev.pdf, 7. Rochester University Letter of Support.pdf, 8. Original PUD Agreement.pdf, 9. Public Hearing Notice.pdf, 10. Resolution (Draft).pdf

| Date      | Ver. | Action By                    | Action                   | Result |
|-----------|------|------------------------------|--------------------------|--------|
| 8/10/2020 | 2    | City Council Regular Meeting | Adopted by Resolution    | Pass   |
| 7/21/2020 | 1    | Planning Commission          | Recommended for Approval | Pass   |

Request for approval of the First Amendment to the PUD Agreement between Rochester University and the City of Rochester Hills to allow the 7.9-acre development of The Groves (aka Rochester University Townhomes) PUD, a 70-unit development on 7.9 acres on the Rochester University campus on Avon, east of Livernois, Rochester University, Applicant

**Resolved,** that the Rochester Hills City Council hereby approves the First Amendment to the PUD Agreement between Rochester University and the City of Rochester Hills to allow the 7.9 acre development. The Groves (aka Rochester University Townhomes) PUD, a 70-unit residential development on the Rochester University campus on Avon, east of Livernois, Rochester University, Applicant, based on the amended PUD Agreement dated received April 13, 2020 with the following findings.

### Findings:

1. The proposed amended PUD Agreement is consistent with the proposed intent and criteria of the PUD option.
2. A new PUD Agreement between Pulte Homes and the City of Rochester Hills requires removal of 7.9 acres of land on the campus to be sold for a 70-unit townhome development.
3. The proposed amended PUD Agreement is consistent with the approved Final PUD plan for The Groves/Rochester University Townhomes.
4. The proposed amended PUD Agreement will not create an unacceptable impact on the public utility systems, surrounding properties or the environment.
5. The proposed amended PUD Agreement promotes the goals and objectives of the Rochester University Master Plan and the City's Master Plan as they relate to providing varied housing for the residents of the City.
6. The proposed Agreement provides for an appropriate transition between the subject site and existing land uses to

properties to the east and west.