



## Legislation Details (With Text)

**File #:** 17-0034      **Version:** 2      **Name:**  
**Type:** Action Item      **Status:** Passed  
**File created:** 3/7/2017      **In control:** Planning & Zoning Board  
**On agenda:** 3/13/2017      **Final action:** 3/13/2017  
**Title:** Review of Preliminary Development Plan - Belleview Biltmore Golf Course  
**Sponsors:**  
**Indexes:**  
**Code sections:**

**Attachments:** 1. Pelican Golf Club Staff report\_3-13-17, 2. Pelican Golf Club Narrative, 3. comprehensive plan references, 4. Complete Submittal - Pelican Golf Club 3.3.17, 5. Sec.\_66\_6.\_\_\_\_Intent., 6. Sec.\_74\_172.\_\_\_\_Number\_of\_parking\_spaces., 7. Sec.\_74\_173.\_\_\_\_Off\_street\_loading., 8. Sec.\_74\_232.\_\_\_\_Required\_landscaping., 9. Sec.\_74\_287.\_\_\_\_Fences\_and\_fence\_walls., 10. Sec.\_74\_383.\_\_\_\_Conditions\_for\_removal\_\_replacement., 11. Nash - 1501 IRR PGC-Prelim Rev, 12. Simineau NTA Pelican GC

Date	Ver.	Action By	Action	Result
3/13/2017	2	Planning & Zoning Board	adopted	Pass
3/13/2017	2	Planning & Zoning Board	adopted	Pass
3/13/2017	2	Planning & Zoning Board	approved with conditions	Pass
3/13/2017	2	Planning & Zoning Board	adopted	Pass
3/13/2017	2	Planning & Zoning Board	adopted	Pass
3/13/2017	2	Planning & Zoning Board	adopted	Pass

### Summary

To: Planning and Zoning Board  
From: Micah Maxwell. Town Manager  
Date: 3/7/2017

**Subject:**  
Review of Preliminary Development Plan - Belleview Biltmore Golf Course

**Summary:**  
This item is a review of the Preliminary Development Plan (PDP) applied for by Pelican Golf, LLC, on behalf of the town for the Belleview Biltmore Golf Course (BBGC). The PDP includes redevelopment of the clubhouse and golf course.  
**Previous Commission Action:** The town commission provided authorization to the applicant to make application for a PDP in July of 2016.

**Background/Problem Discussion:** As part of the proposed sale of the BBGC, the buyer of the course has applied for a PDP for the site and the closing of the sale is contingent on the approval of the PDP. Attached to this item is a staff report from the town's planner, Chris Brimo, summarizing the request, which includes five variances to the town code. Mr. Brimo has also detailed those areas for which a variance is being requested

why the applicant does not meet the requirements of the code, outlines the authority of the town commission to grant variances, identifies the determinations that the town commission must make prior to approving the five requested variances, and includes comments by staff in relation to the variances.

**Expenditure Challenges** N/A

**Financial Implications:** N/A

**Recommendation:** N/A

**Proposed Motion** N/A