



## Legislation Text

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**File #:** 23-0281, **Version:** 1

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Use Permit Application No. 23-0281 by T Peninsula North Parking VA LLC to Permit Multifamily Dwellings at the Unaddressed Parcel at the Intersection of Cunningham Drive and Hartford Road [LRSN: 13002016] to be Located Between Cunningham Drive and the Surface Parking Lot and Between Hartford Road and the Parking Garage

**Background Statement:**

Use Permit Application No. 23-0281 is a request to construct two (2) new multifamily dwelling buildings at the southeast and southwest corners of Cunningham Drive and Hartford Road within the Peninsula Town Center (PTC). The property is zoned Limited Commercial (C-2) and Coliseum Central Overlay (O-CC) Districts, which would allow residential apartments with an approved use permit. More specifically, 10 units are proposed within a new building planned between Hartford Road and the existing parking garage and 11 units are proposed within a new building planned between Cunningham Road and the existing parking lot for a total of 21 new townhome-style apartment units.

The Hampton Community Plan (2006, as amended) and the Coliseum Central Master Plan (2015, as amended) both recommend mixed-use land use for the subject property. The Conservation Plan for The Hampton Coliseum Mall Project (2006, as amended) presents the Peninsula Town Center as an urban mixed-use lifestyle center that has a mix of multifamily residential, general office, general retail, restaurant, and entertainment uses. Recommendations from the Coliseum Central Master Plan (2015, as amended) for PTC include infilling residential development around the north side of the Chapman Apartments, along Downey Green, around the parking structure, and within the surface parking area between Cunningham Drive, Hartford Road, and Downey Green.

**Recommendations:**

Staff Recommendation:

Approve with 8 conditions.

Planning Commission Recommendation:

Approve with 8 conditions.