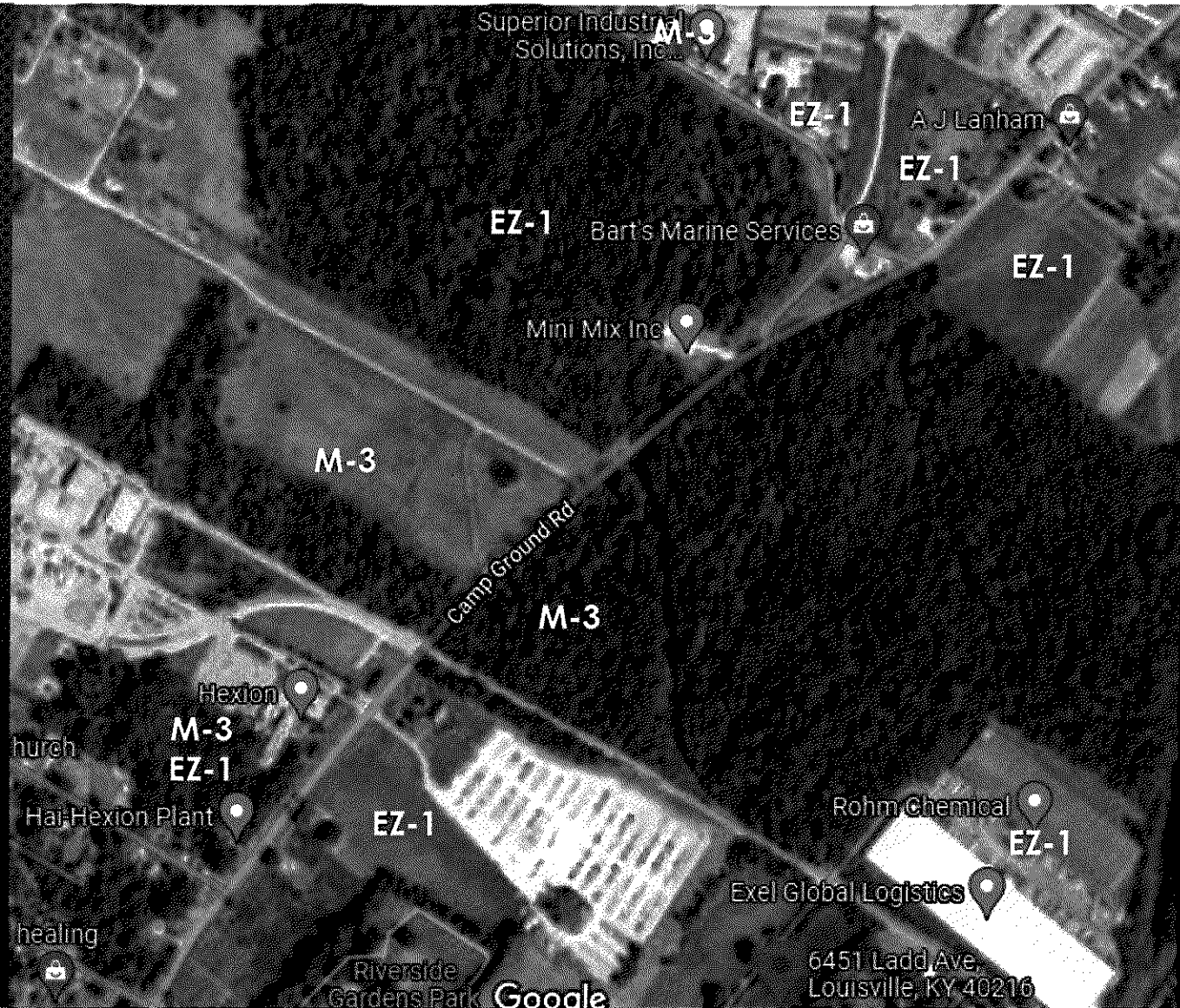
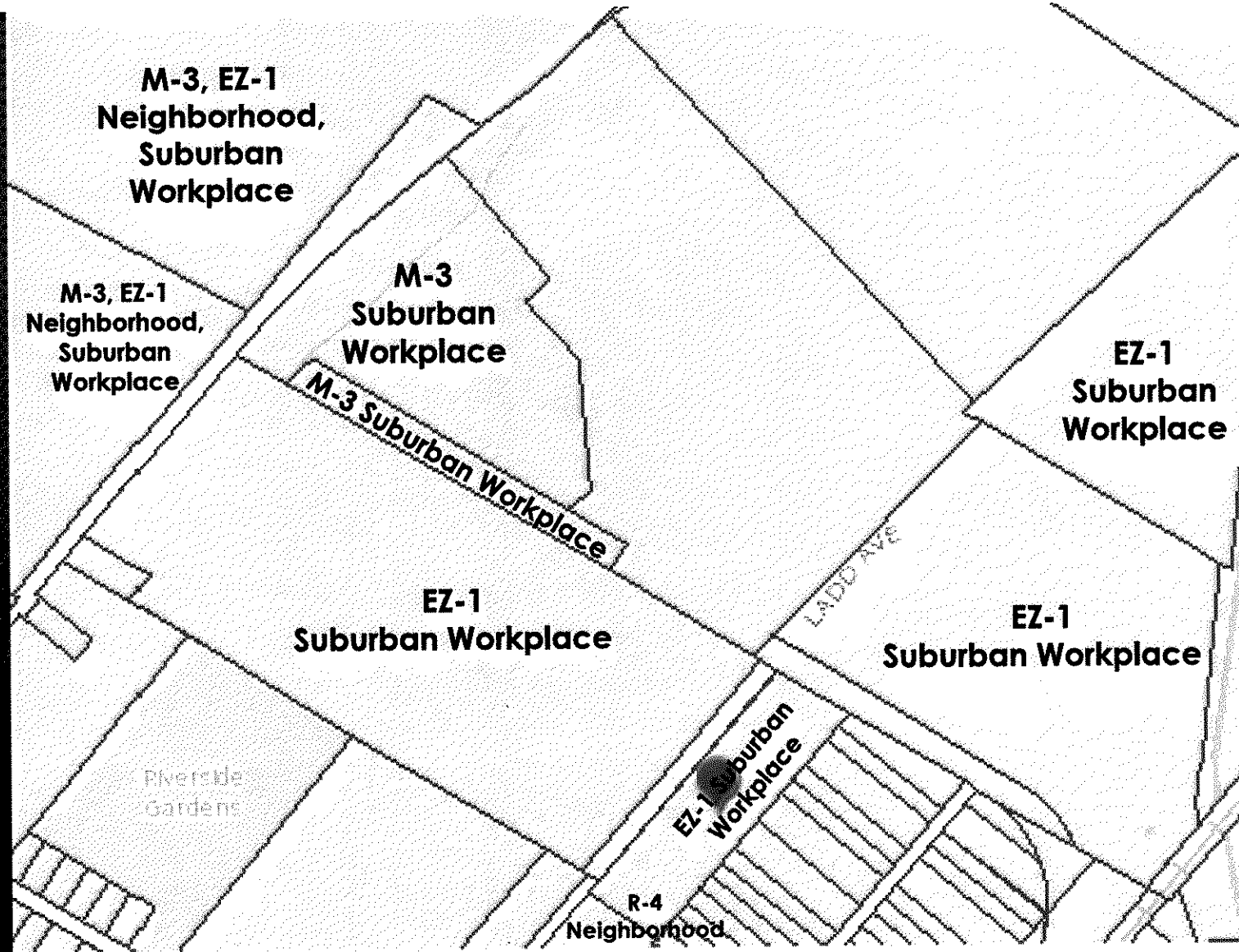


# SUBJECT PROPERTY AND SURROUNDINGS



# ZONING IN THE AREA

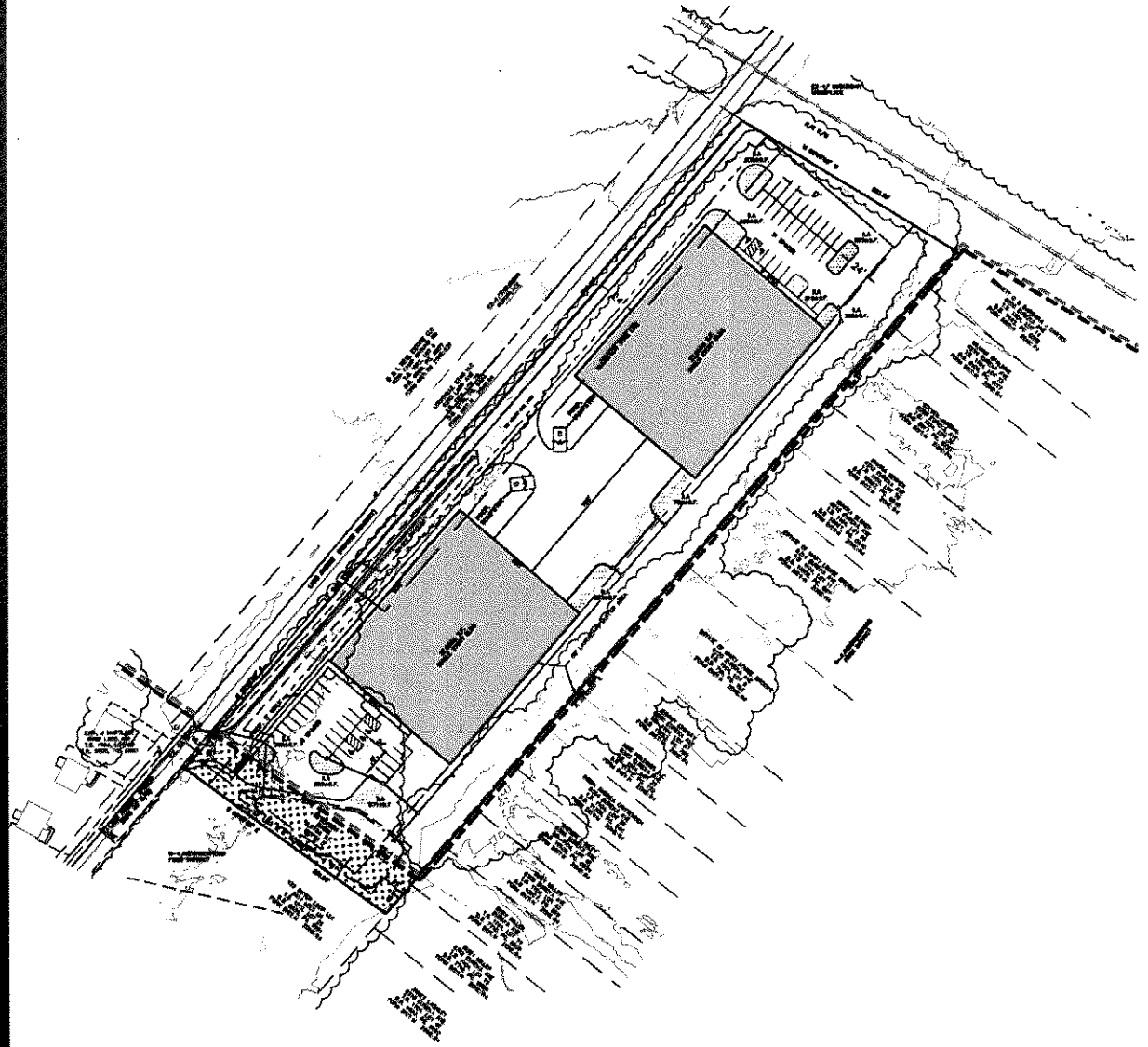


●  
AREA TO BE  
REZONED  
  
R-4  
TO  
EZ-1  
●



**PROPOSED  
DEVELOPMENT PLAN**

Two Distribution  
Warehouses





# 6451 LADD AVENUE

CASE No. 21-ZONE-0078

- Change in form district from Neighborhood to Suburban Workplace
- Change in zoning from R-4 to EZ-1
- Landscape Waiver from Chapter 10.2.10 to not provide the 15' Vehicular Use Area Landscape Buffer Area along Ladd Avenue
- Detailed District Development Plan

Concord Equity Group, LLC  
Dinsmore & Shohl, LLP

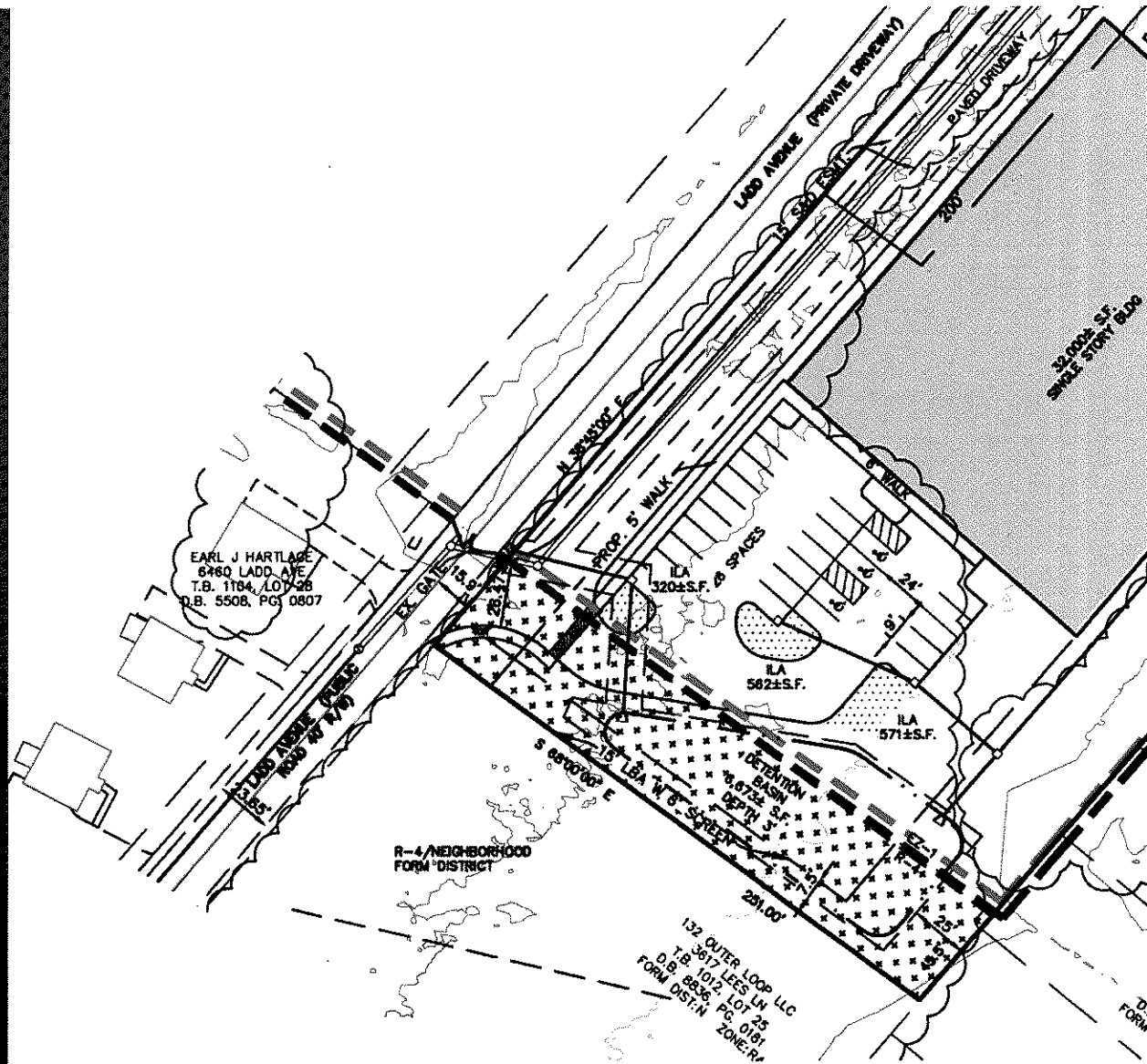
**SUBJECT  
PROPERTY AND  
SURROUNDINGS**



R-4 to EZ-1

Neighborhood to  
Suburban Workplace

Landscape Waiver



## STAFF REPORT

- **STAFF FINDING**

- Staff finds that the proposal is compliant with Plan 2040.