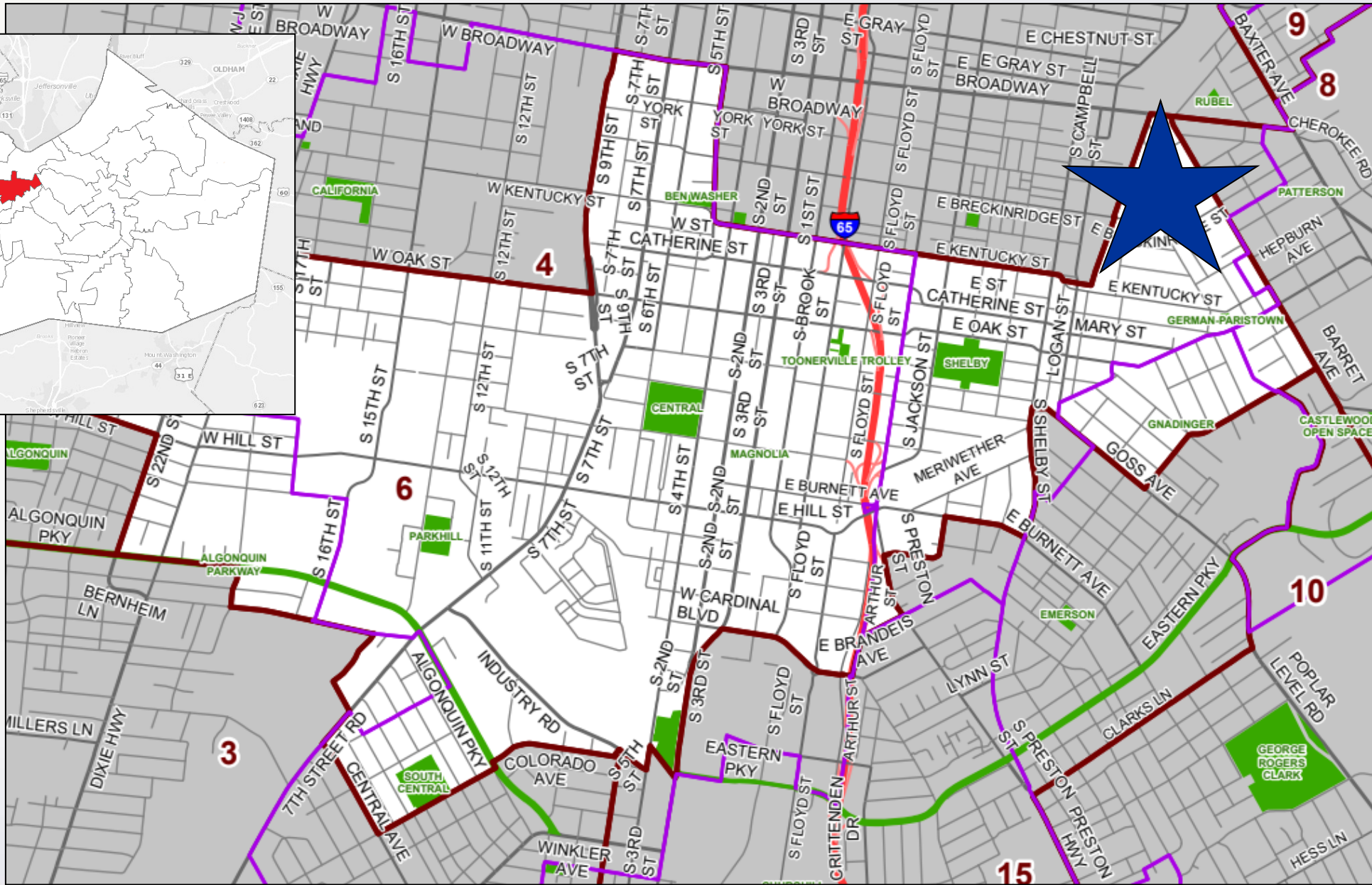
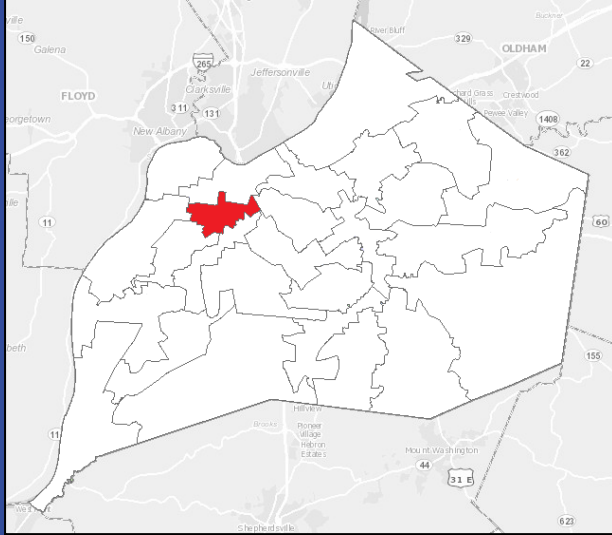


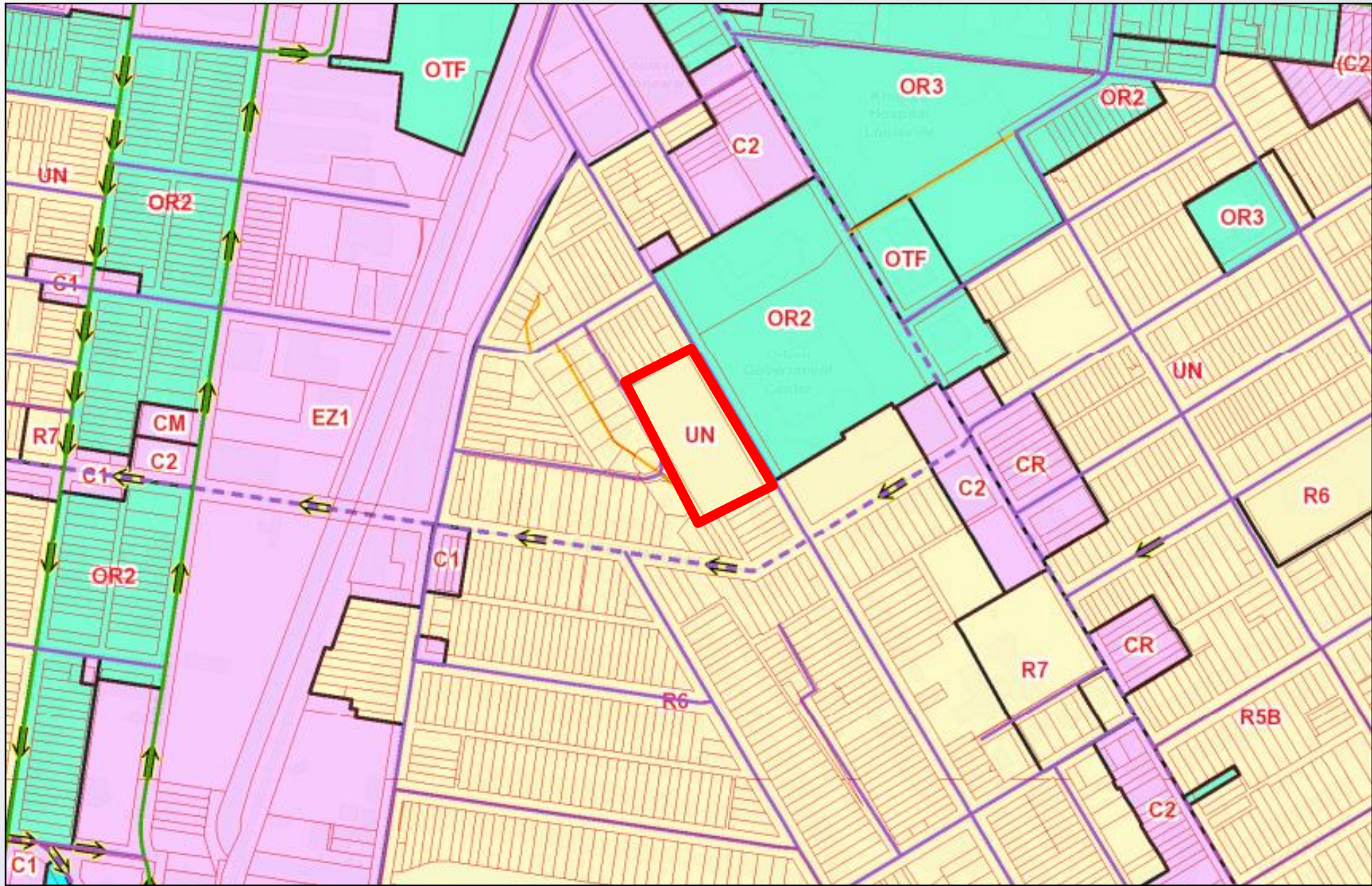
22-DDP-0116
COTTAGES ON VINE



Planning & Zoning Committee
March 7, 2023







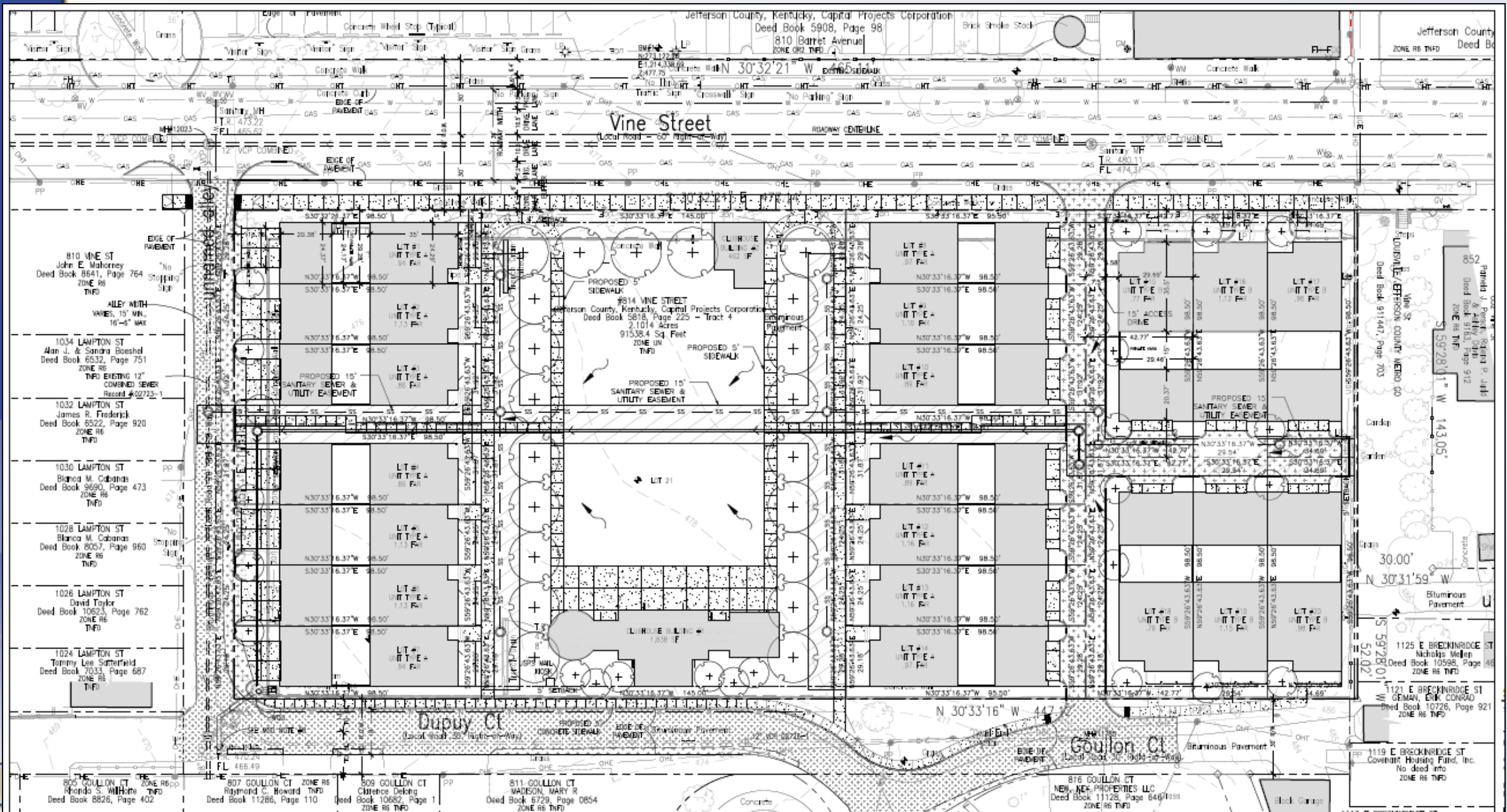
Existing: U-N/TN
Proposed: U-N/TN

Requests

- **PD Option** in the U-N zoning district with Pattern Book
- **Revised Detailed District Development Plan/Major Preliminary Subdivision** with revised Binding Elements

Case Summary

- Site of former Urban Government Center parking lot
- Proposed single-family subdivision
- Pattern Book
- Previously rezoned from R-6 to U-N (18ZONE1062)
- Proposing 20 single-family buildable lots



Site Photos-Subject Property



Site Photos-Surrounding Areas

Mixed non-residential
down Barret Avenue

Mixed non-residential
down Barret Avenue



Site Photos-Surrounding Areas

Mixed use down E Breckinridge Street

Mixed use down E Breckinridge Street
(primarily residential)

Site Photos-Surrounding Areas

Mixed use down Vine Street (mostly residential)

Adjacent mixed use along Vine Street



Public Meetings

- Neighborhood Meeting on 5/12/2022
- Planning Commission public hearing on 2/7/2023
 - Six people spoke in opposition.
 - Motion to approve the change in zoning from R-6, C-2 & OR-2 to PD by a vote of 7-0.