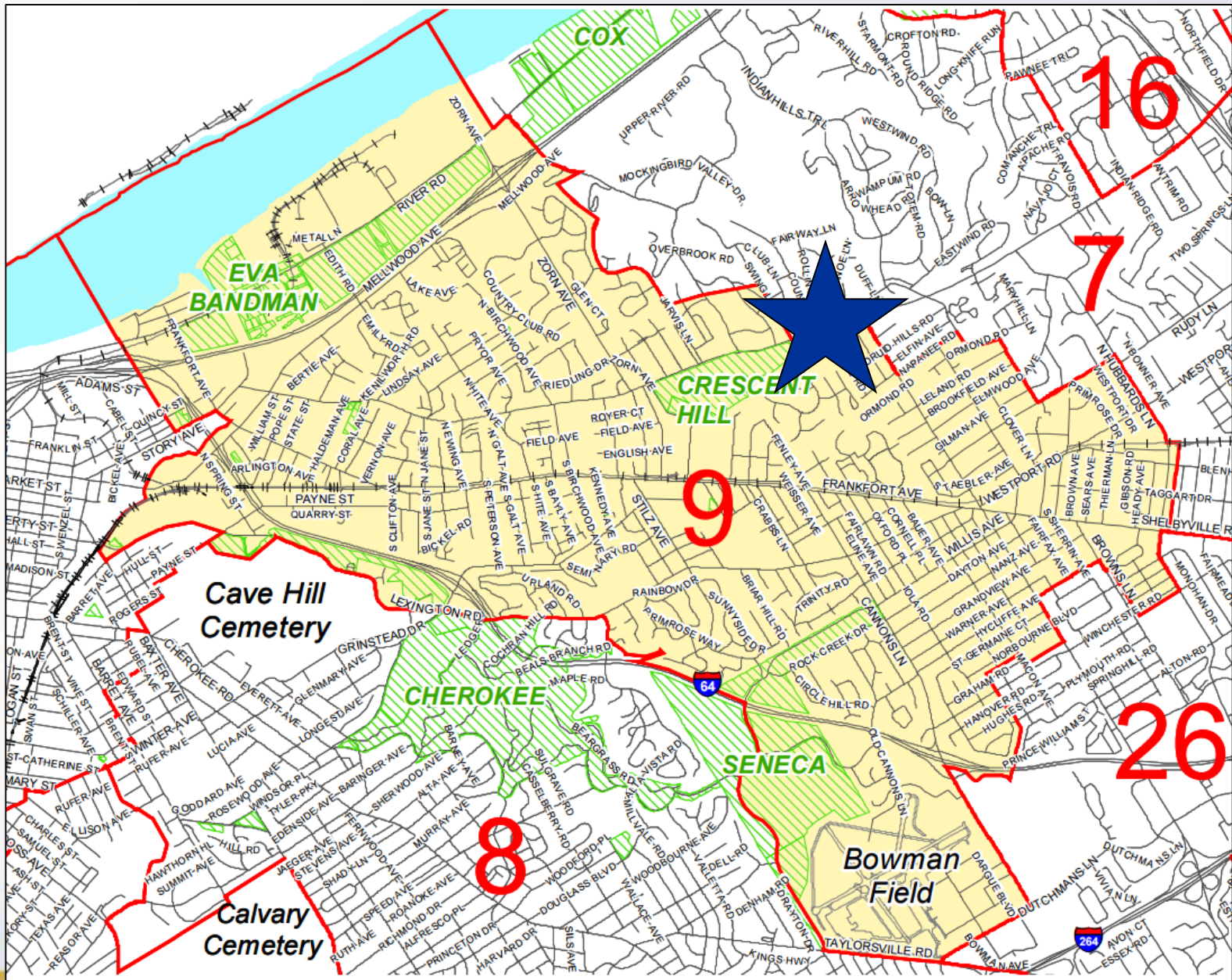


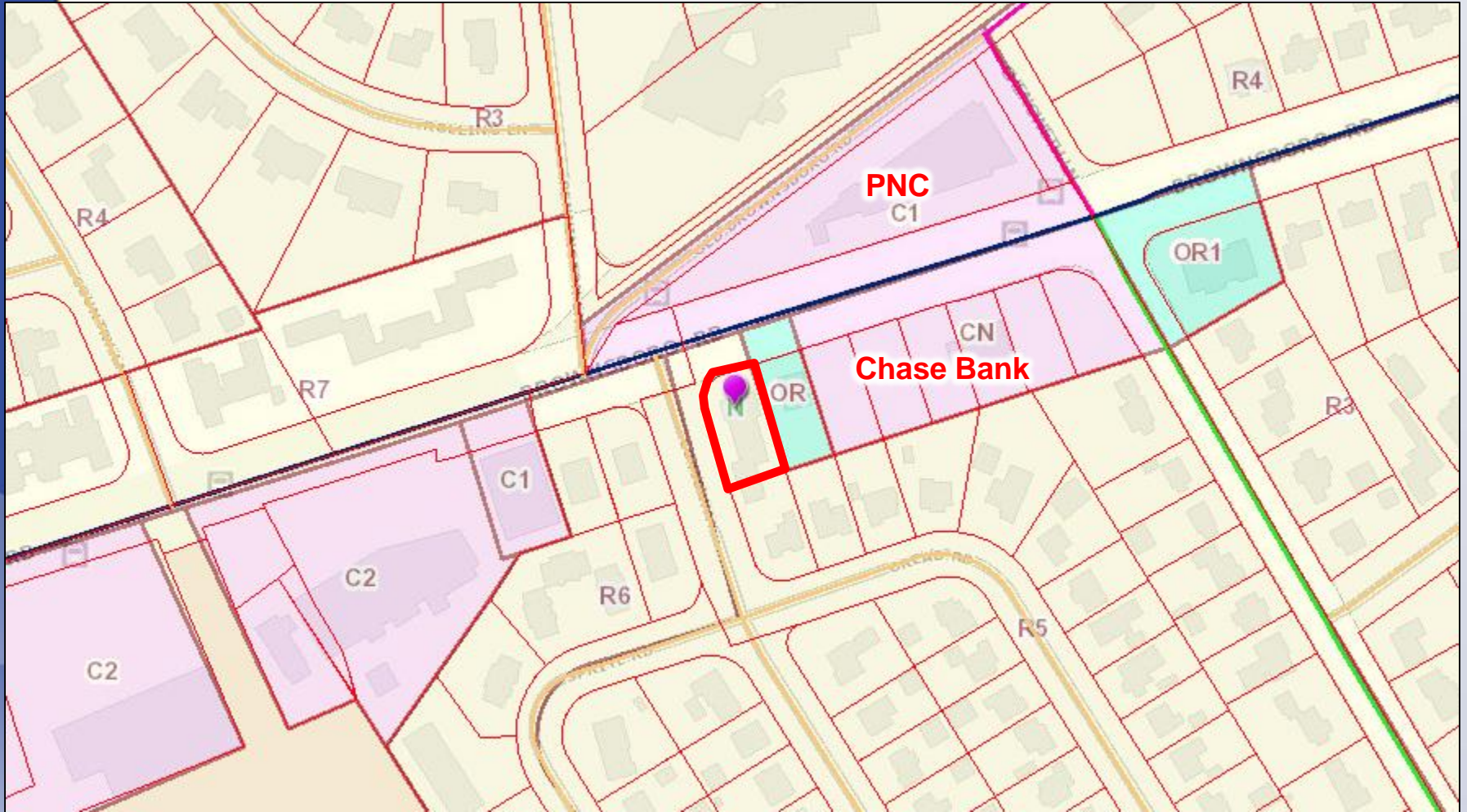
19-ZONE-0049

BURTON OFFICE

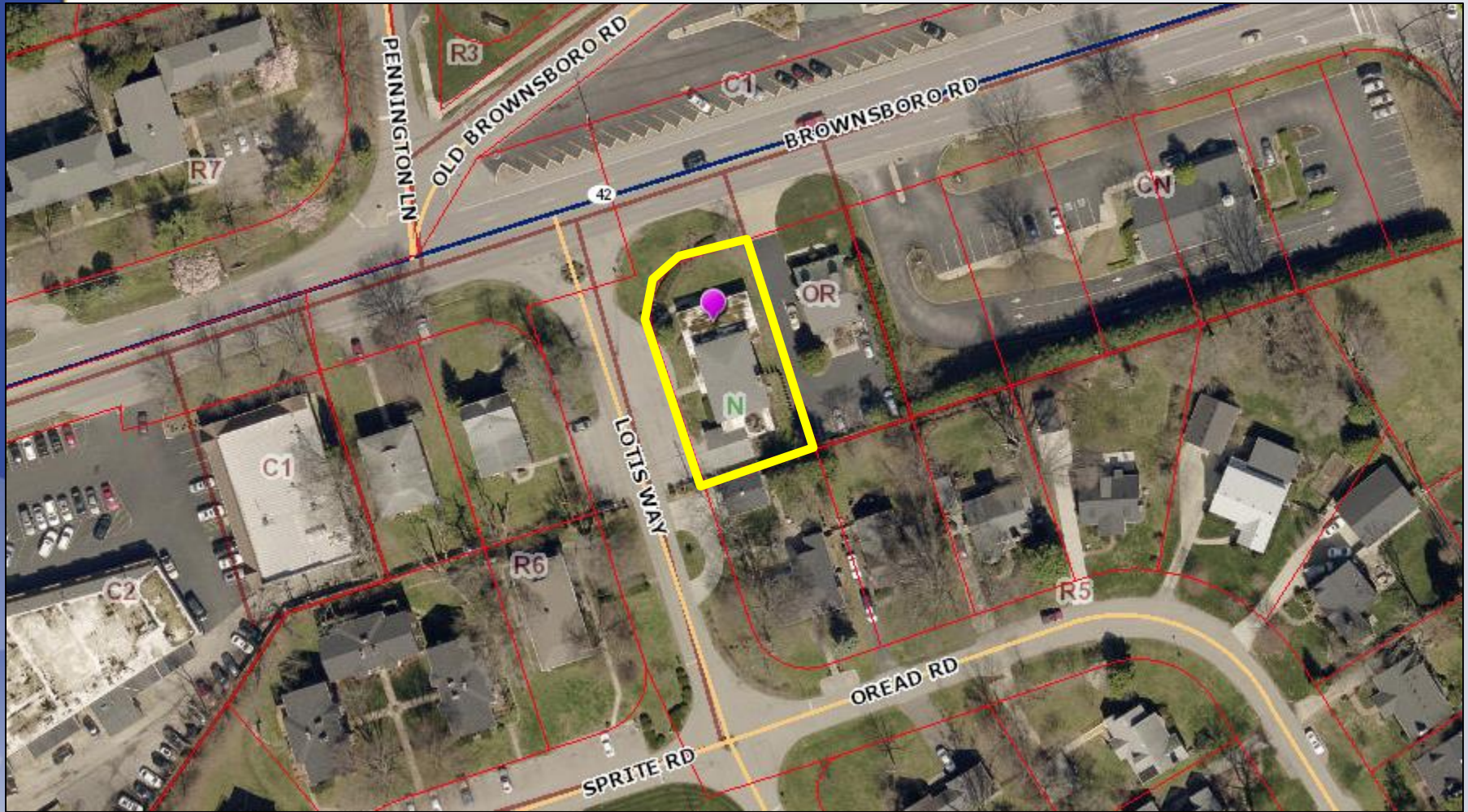


Planning & Zoning Committee
January 7, 2020





Existing: R-5/N
Proposed: OR-1/N



Existing: Office
Proposed: Office

Requests

- **Change-in-Zoning** from R-5 Single-Family Residential to OR-1 Office-Residential
- **Waiver** of Land Development Code Section 10.2.4 to permit existing encroachment in the 15' landscape buffer area
- **Detailed District Development Plan**

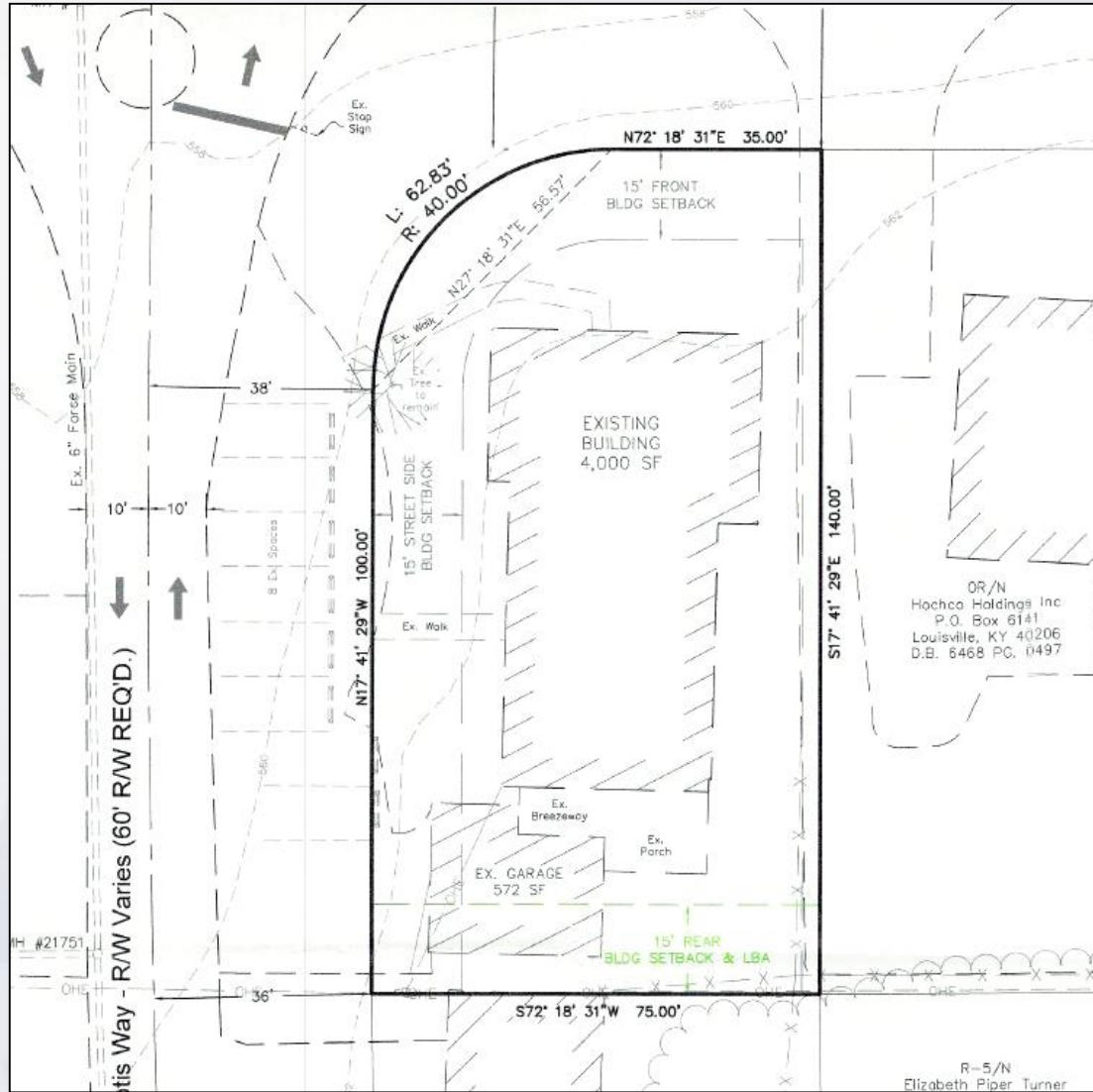
Case Summary

- A “right-zoning” for an existing dental office is being requested to bring the existing and potential future office uses into compliance with the zoning district regulations.

Site Photos-Site Context



Applicant's Development Plan



Public Meetings

- Neighborhood Meeting held on 8/28/2019
 - One person attended the meeting.
- LD&T meeting on 10/24/2019
- Planning Commission public hearing on 11/21/2019
 - No one spoke in opposition.
 - The Commission recommended approval of the zoning map amendment from R-4 to OR-1 by a vote of 7-0 (two members were not present).