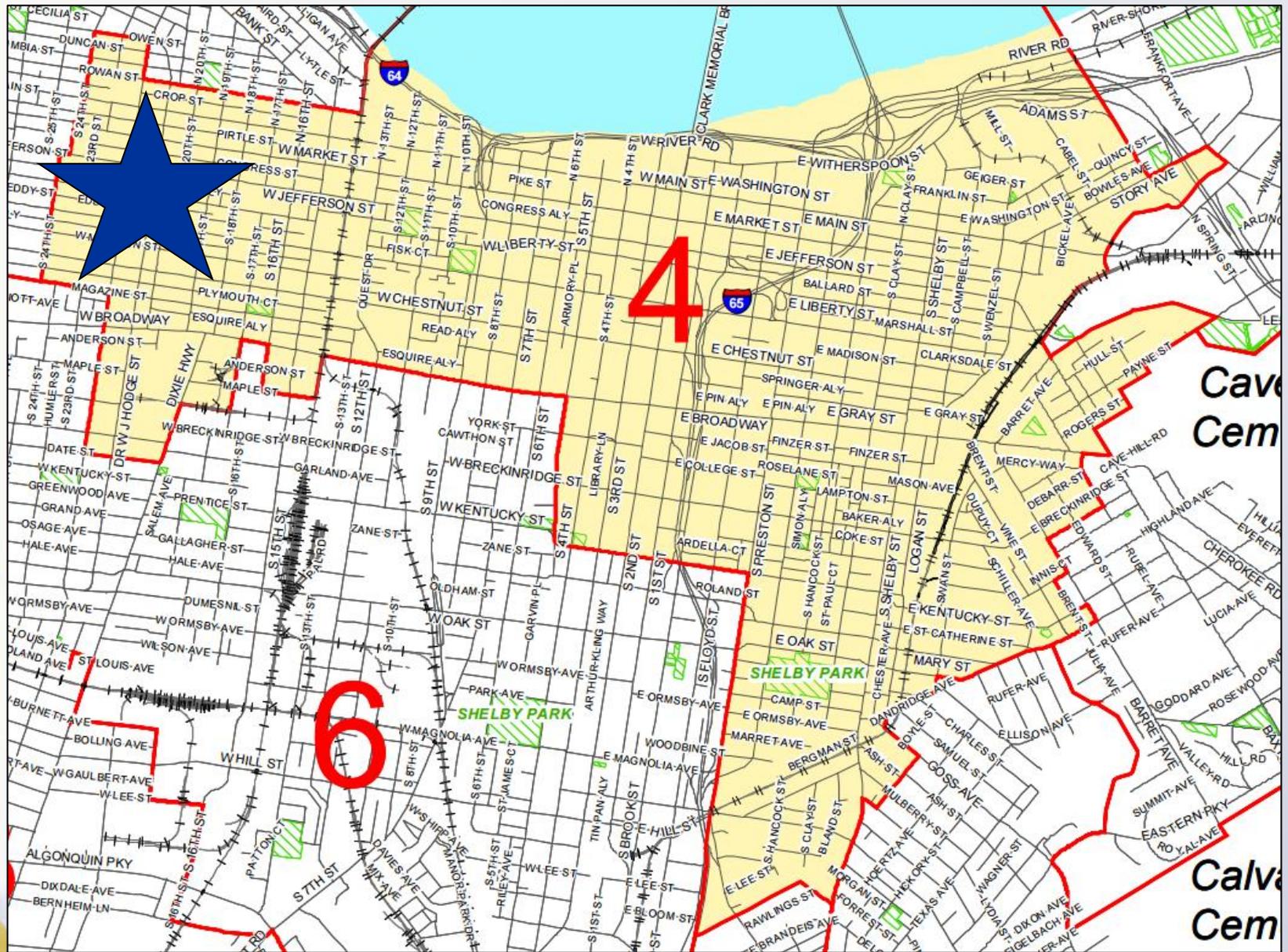


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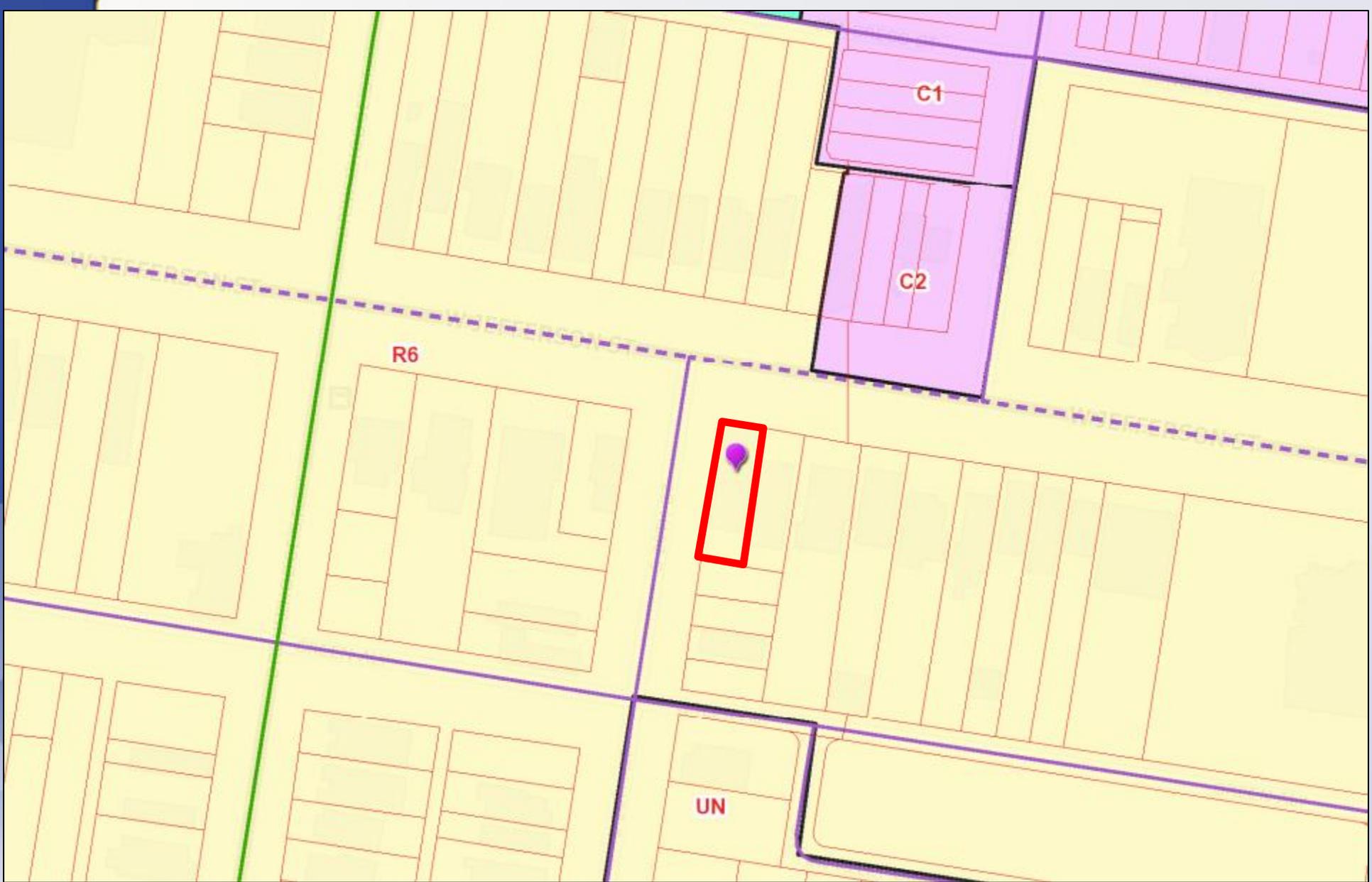
1944 W JEFFERSON STREET



**Planning & Zoning Committee
November 2, 2021**







Requests

- **Change-in-Zoning** from R-6 Multi-Family Residential to C-R Commercial-Residential (0.07 acre)
- **Waiver** of Land Development Code Section 10.2.4 for existing structure to encroach upon the required 15-foot Landscape Buffer Area
- **Detailed District Development Plan**

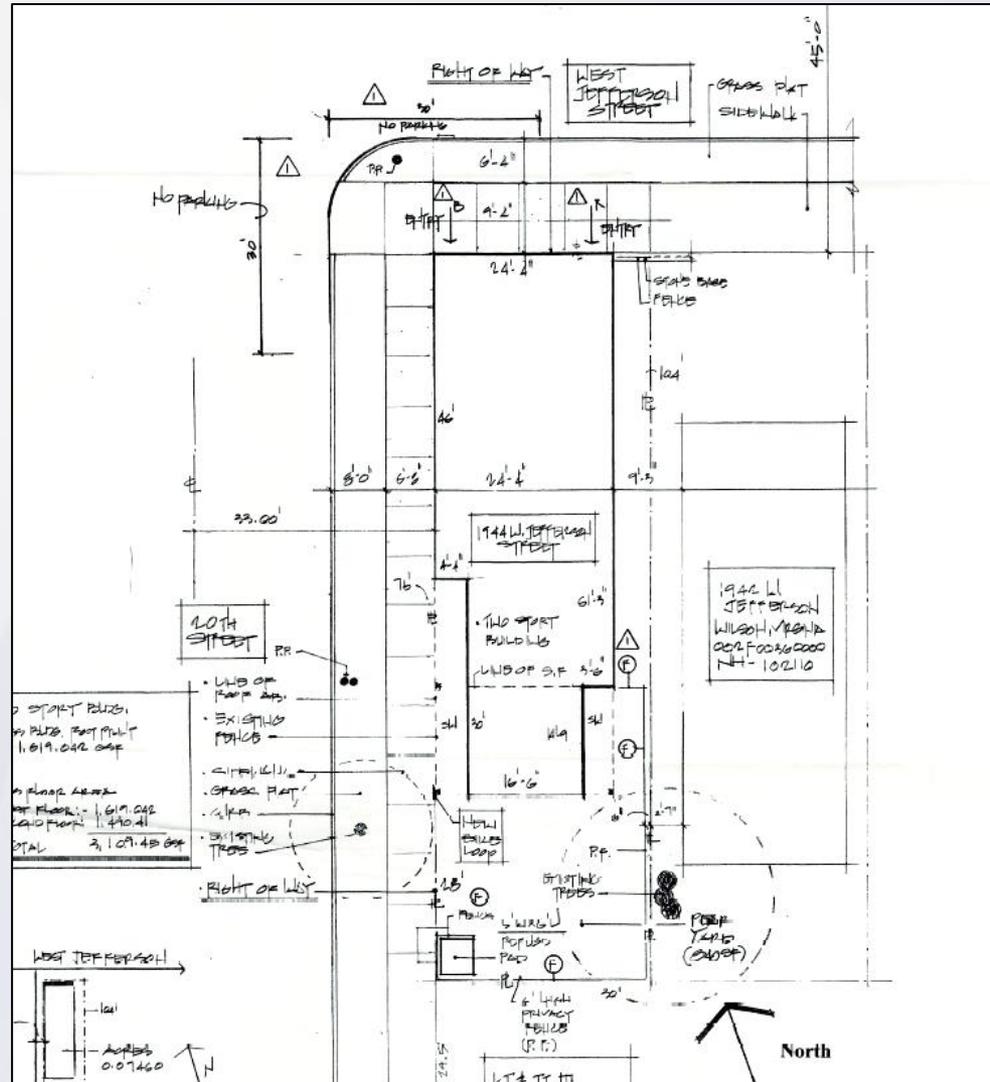
Case Summary

- Structure appears to have been constructed for corner commercial/mixed-use
- Applicant desires to bring the zoning into conformance with the structure
- A privacy fence will be added in the rear yard to screen adjacent properties
- Refuse collection area will also be included
- No other improvements which require review are proposed at this time

Street View



Applicant's Development Plan



Public Meetings

- Neighborhood Meeting held 5/28/2021
- LD&T meeting on 9/9/2021
- Planning Commission public hearing on 10/6/2021
 - No one spoke in opposition.
 - Motion to recommend approval of the change in zoning from R-6 to CR by a vote of 10-0.