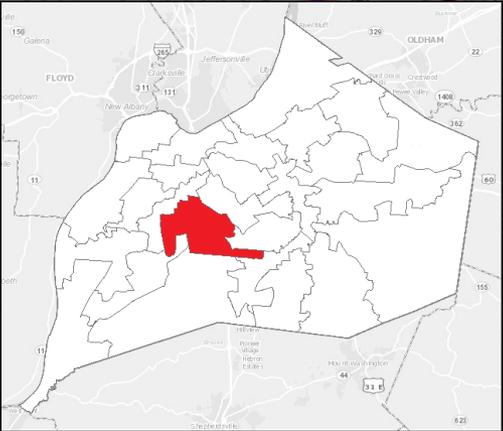
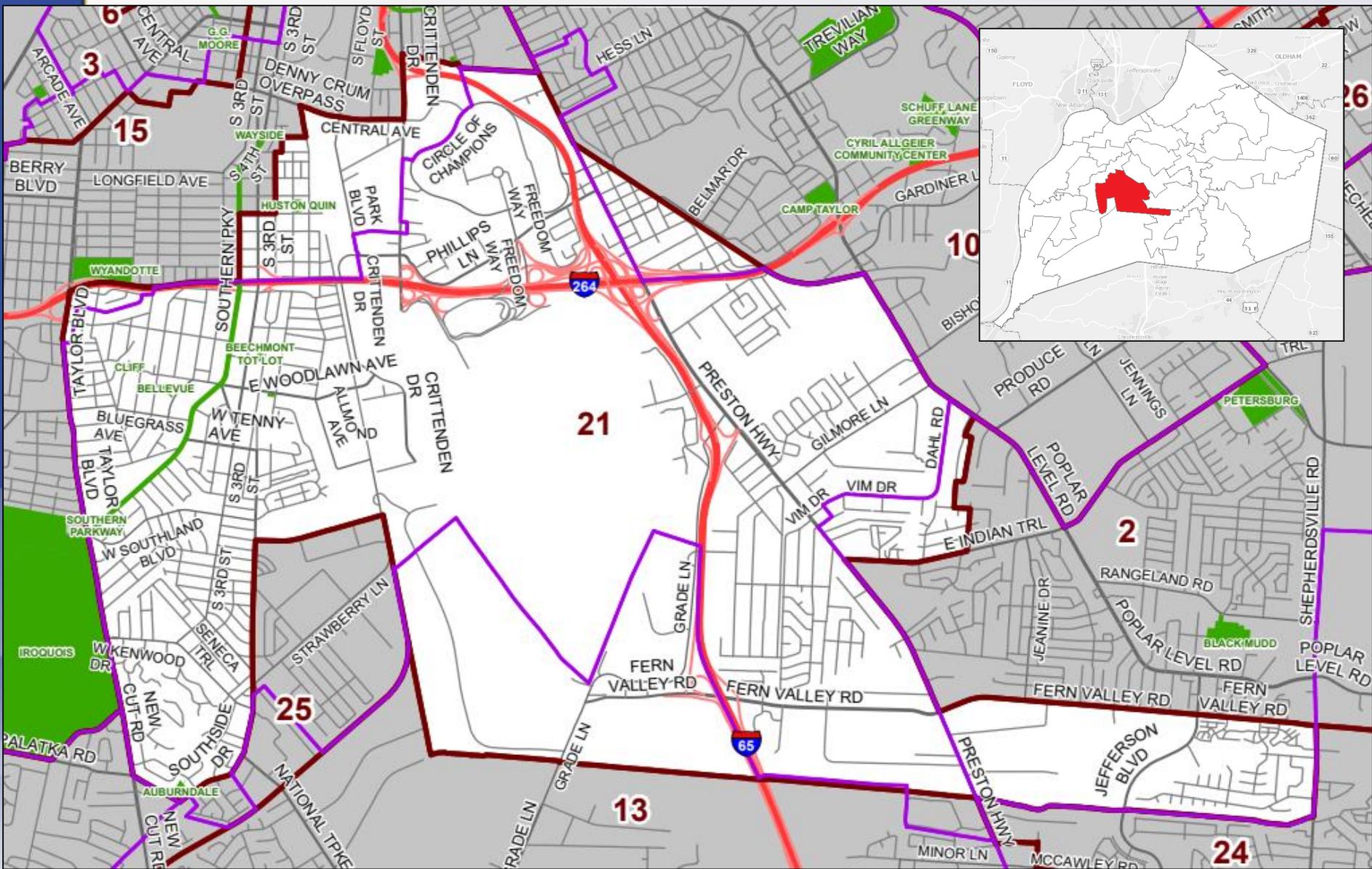


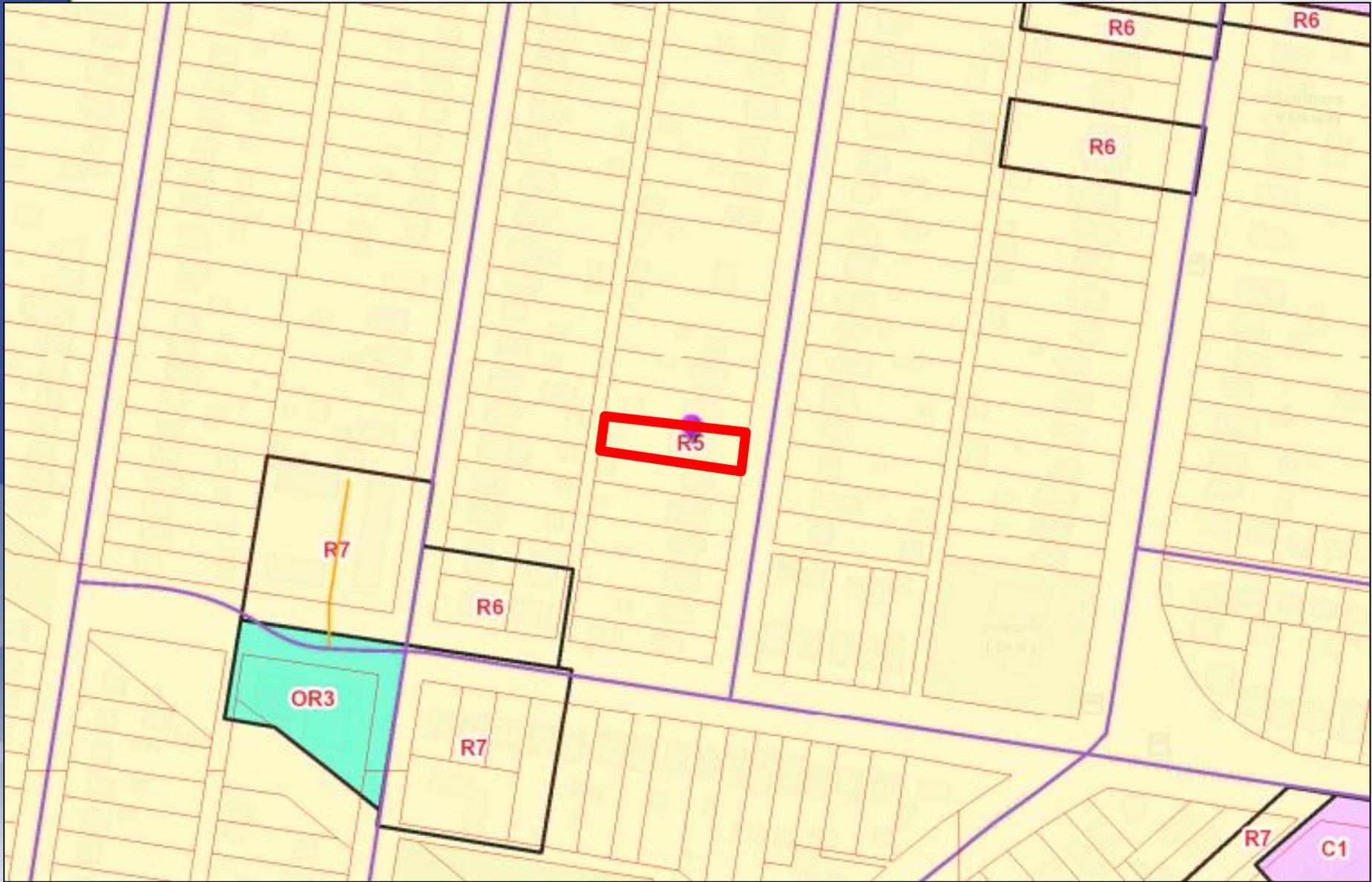
21-ZONE-0021
4634 SOUTHCREST DRIVE



Planning & Zoning Committee
February 8, 2022







Requests

- Change-in-Zoning from R-5 to R-5B (0.23 acre)
- Detailed District Development Plan

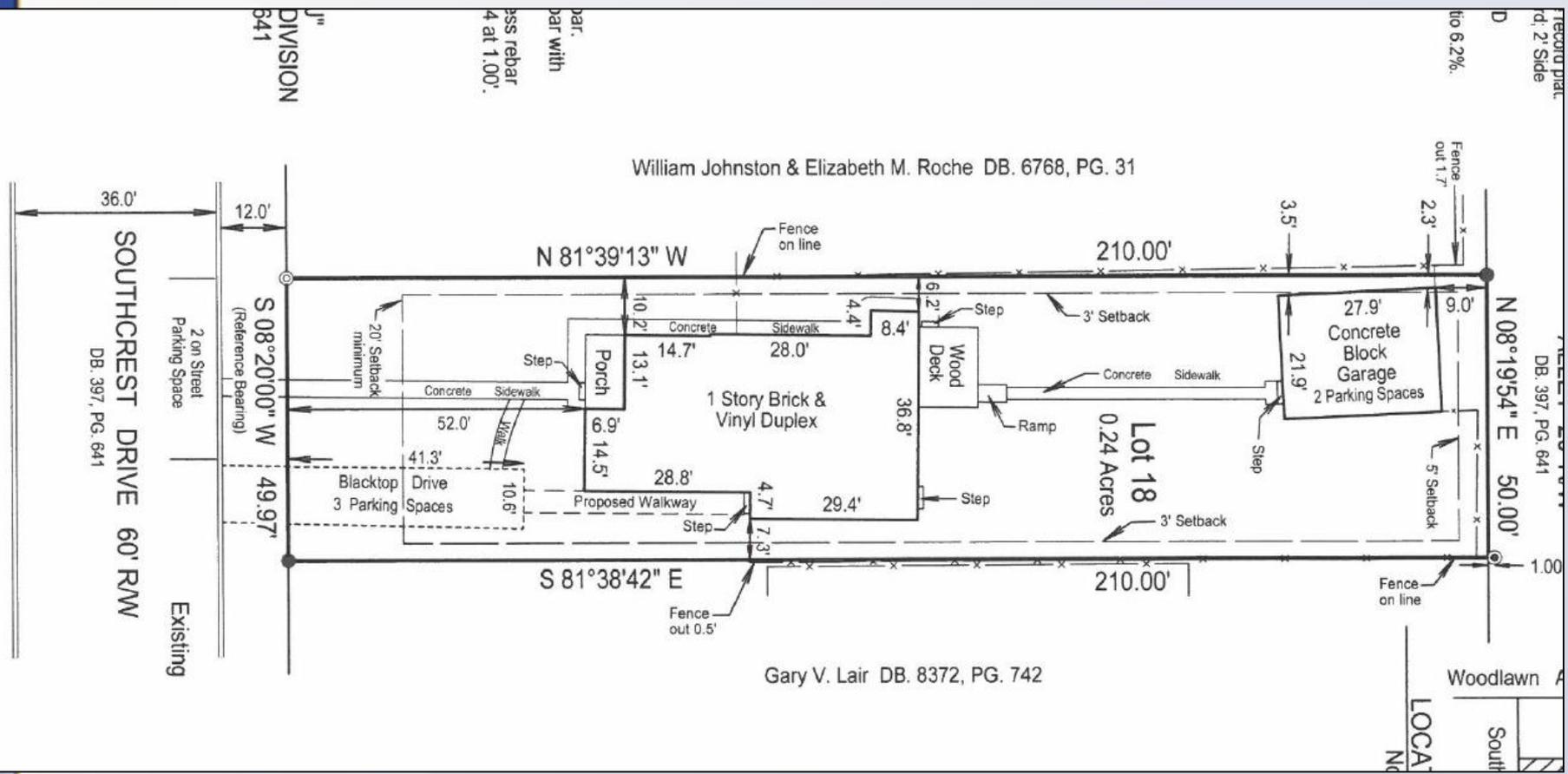
Case Summary

- The applicant has requested a change in zoning to accommodate 2 existing dwelling units within the primary structure.
- The site has access from the primary street and rear alley.
- No significant improvements to the exterior have been proposed at this time - walkway proposed to dwelling unit entrance from Southcrest Drive
- A request to establish non-conforming rights for the existing dwellings was appealed to the Board of Zoning Adjustment in case 20-APPEAL-0006 and final action was taken.
 - While the finding of the Board reflects that the property existed as a duplex, the continuous use as a duplex from 1971 to the present could not be established and nonconforming rights were denied.

Street View



Proposed Plan



Public Meetings

- Neighborhood Meeting held 3/4/2021
- LD&T meeting on 11/11/2021
- Planning Commission public hearing on 12/16/2021
 - One person spoke in opposition.
 - Motion to recommend approval of the change in zoning from R-5 to R-5B by a vote of 9-0.