



16-310Z2

**TITLE:** Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "RS 60" - Single Family Residence District to "C3" - Regional Commercial District, Located at 1605 South McDonald Street, and Accompanying Ordinance

**COUNCIL GOAL:** Direction for Strategic and Economic Growth

**MEETING DATE:** January 3, 2017

**DEPARTMENT:** Planning

**CONTACT:** Brian Lockley, Director of Planning, AICP, CPM  
Matt Robinson, Planning Manager, AICP  
Melissa Spriegel, Planner I

**RECOMMENDED CITY COUNCIL ACTION:**

- Staff recommends approval of the proposed rezoning request.

**ITEM SUMMARY:**

- The applicant is requesting to rezone approximately 0.83 acres of land from "RS-60" - Single Family Residence District to "C3" - Regional Commercial District, generally for commercial uses.

**BACKGROUND INFORMATION:**

- Please see the attached Planning and Zoning Commission meeting Staff Report.

**FINANCIAL SUMMARY:**

- N/A

**BOARD OR COMMISSION RECOMMENDATION:**

- On December 13, 2016 the Planning and Zoning Commission voted 6-0-1 to recommend approval of the rezoning request.

**SUPPORTING MATERIALS:**

[DRAFT PZ Minutes 12.13.pdf](#)

[PZ Report](#)

[Location Map and Aerial Exhibit](#)

[Letter of Intent](#)

[Letter of Opposition](#)

[Comprehensive Plan Maps](#)

[Fiscal Impact Analysis](#)

[Land Use and Tax Base Summary Map](#)

[Land Use Comparison Table](#)

[Proposed Ordinance](#)

[Proposed Exhibits A-C](#)

[PowerPoint Presentation](#)