

Rezone

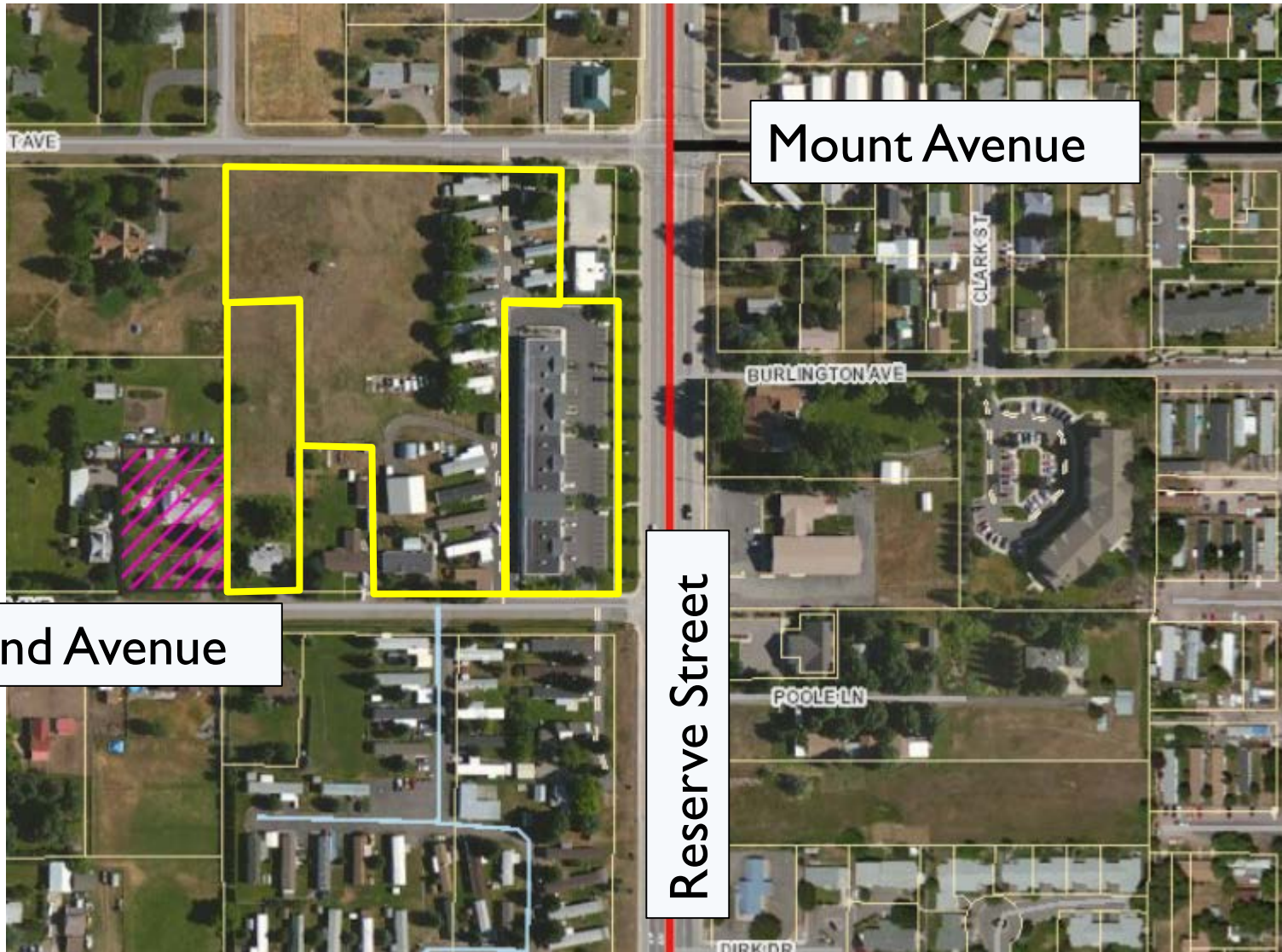
**1715 S Reserve St
2511 Mount Avenue
2518 & 2520 Strand
Avenue**

RT2.7 and CI-2 to RT2.7 and CI-2

Jenny Baker
Development Services
October 7, 2019



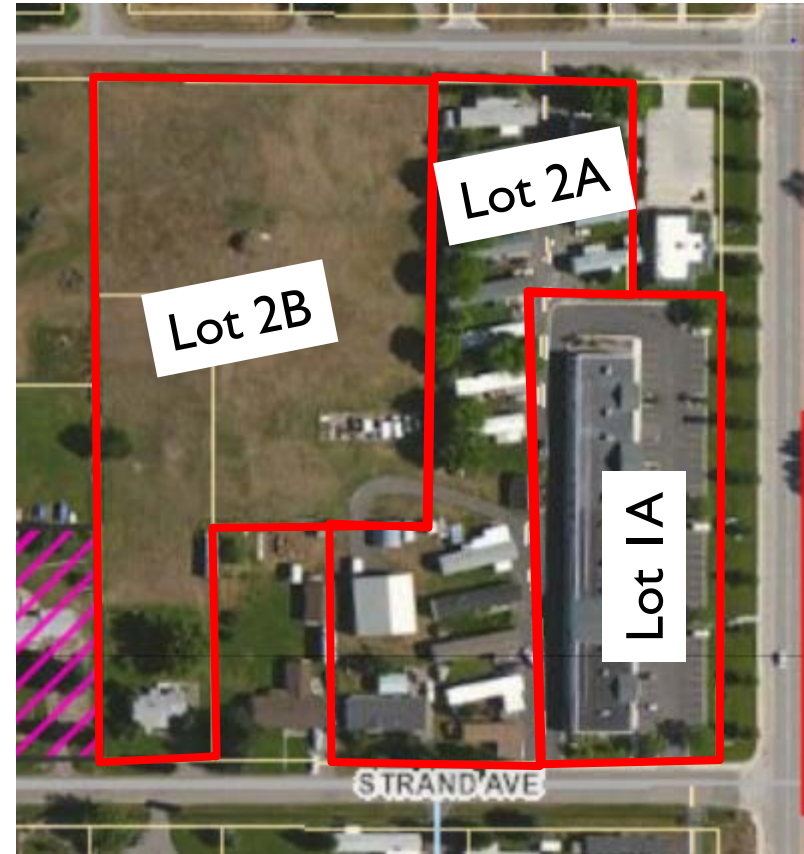
Property Aerial



Boundary Line Relocation

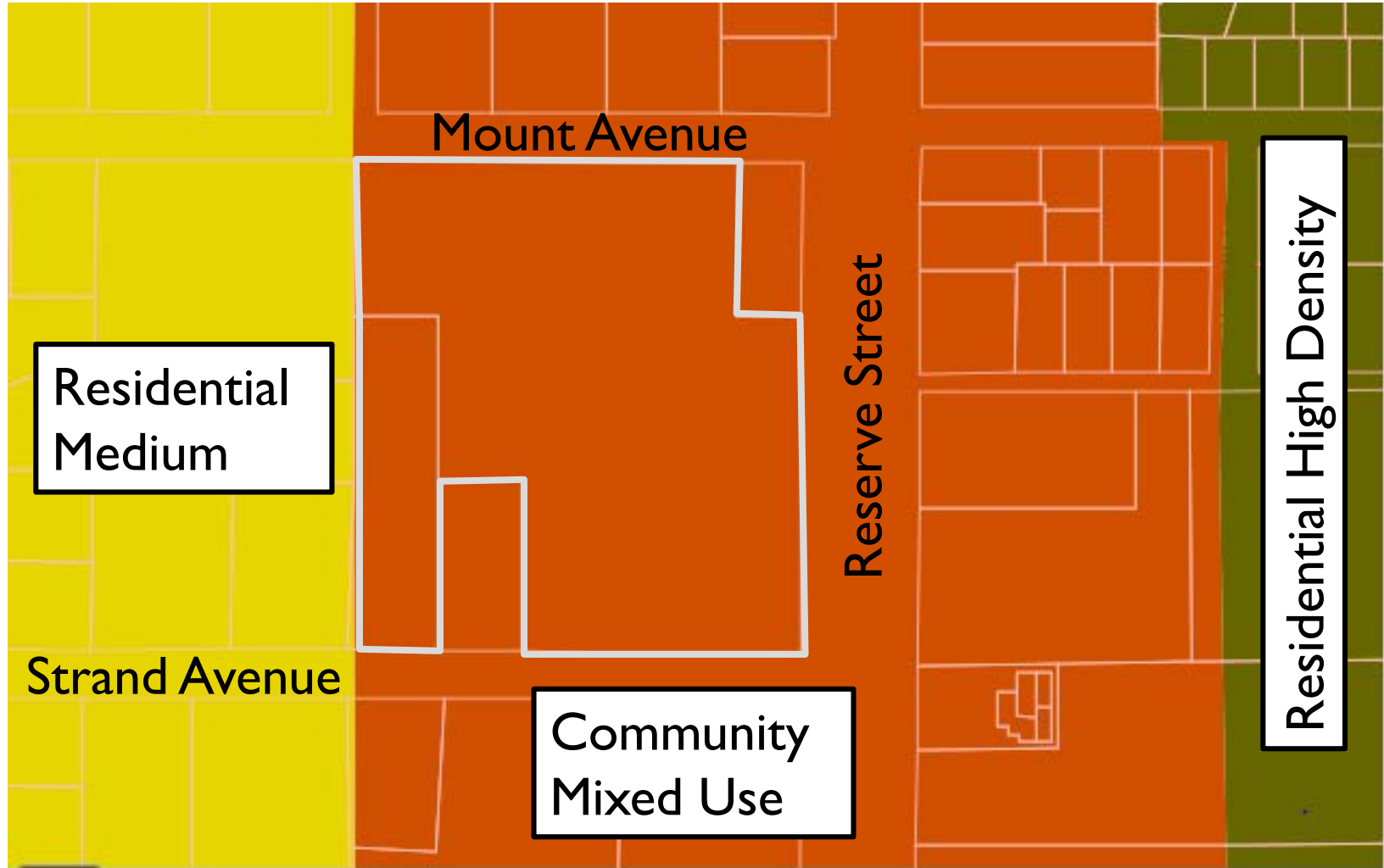


Lots Prior to Boundary
Line Relocation

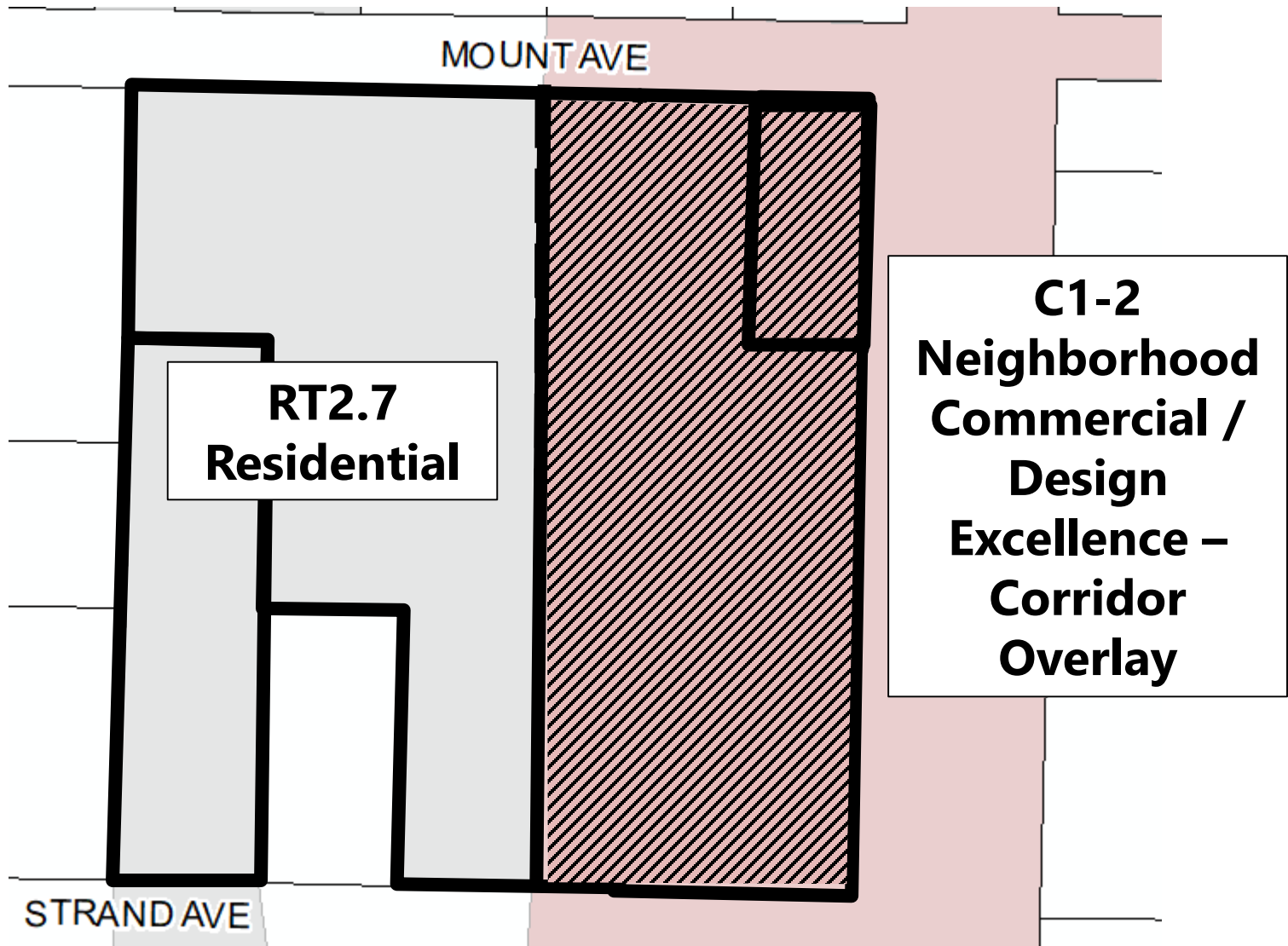


Lots Following Boundary
Line Relocation

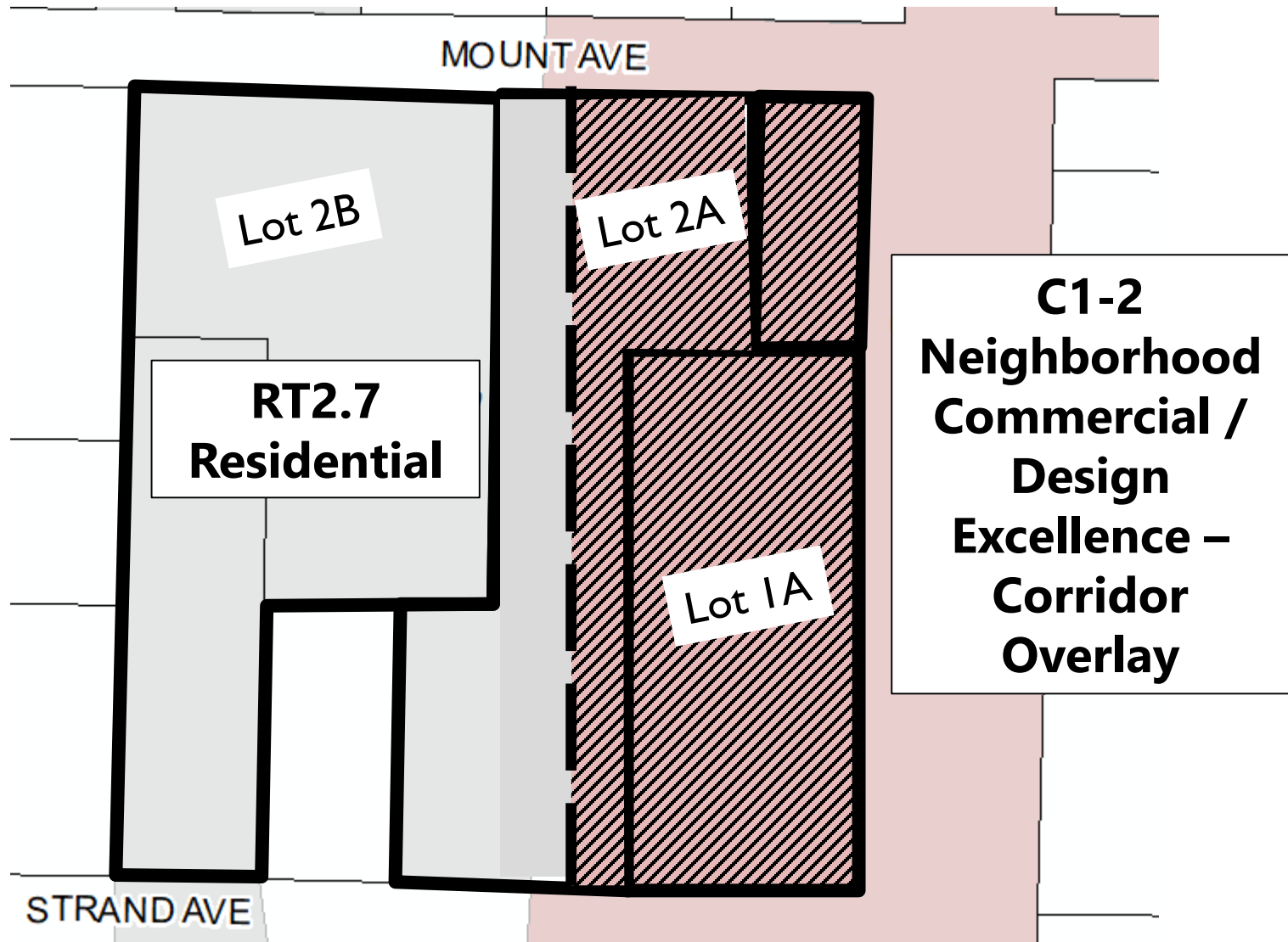
Current Growth Policy Designation



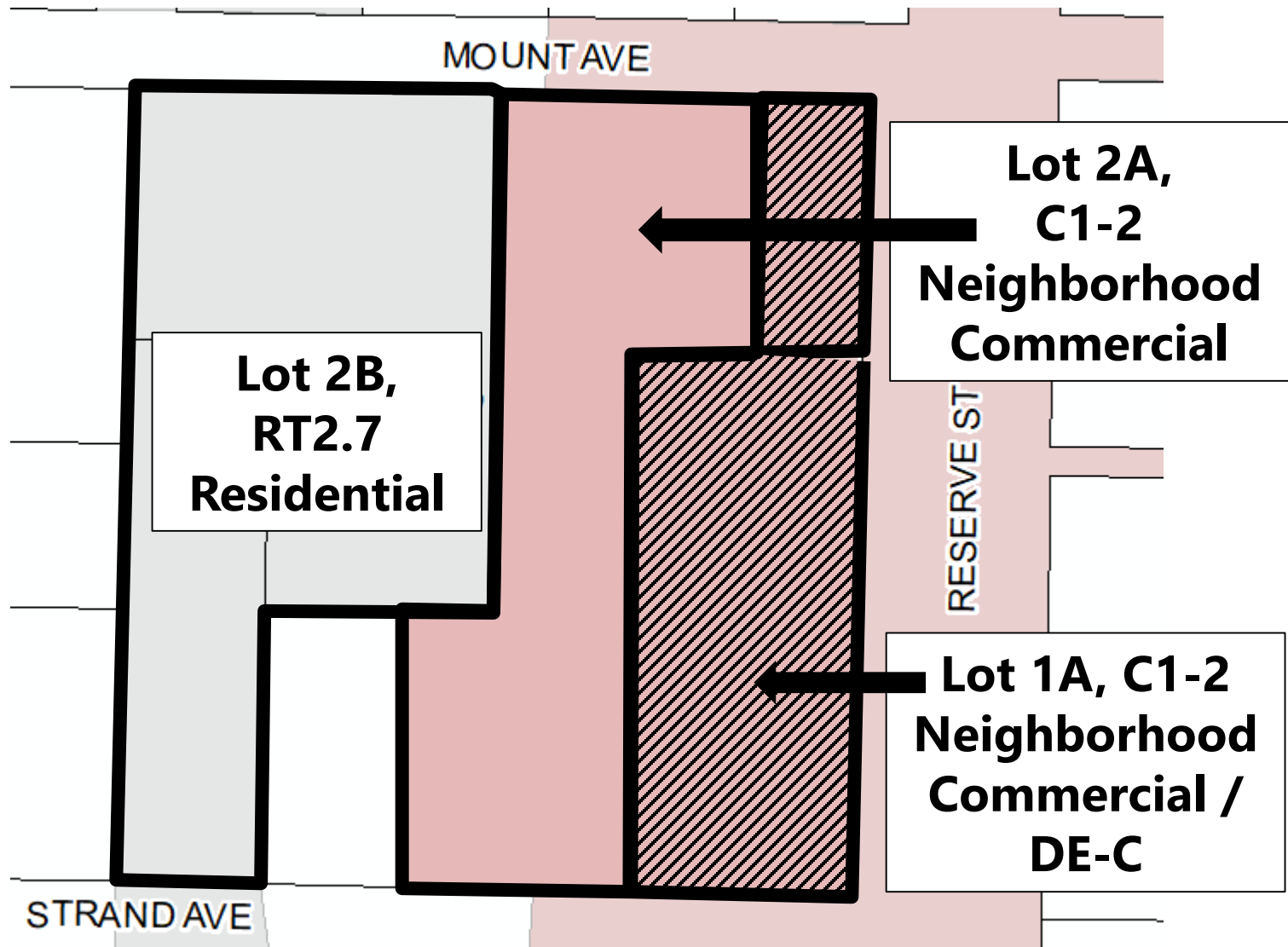
Current Zoning Map



Current Zoning, New Parcels

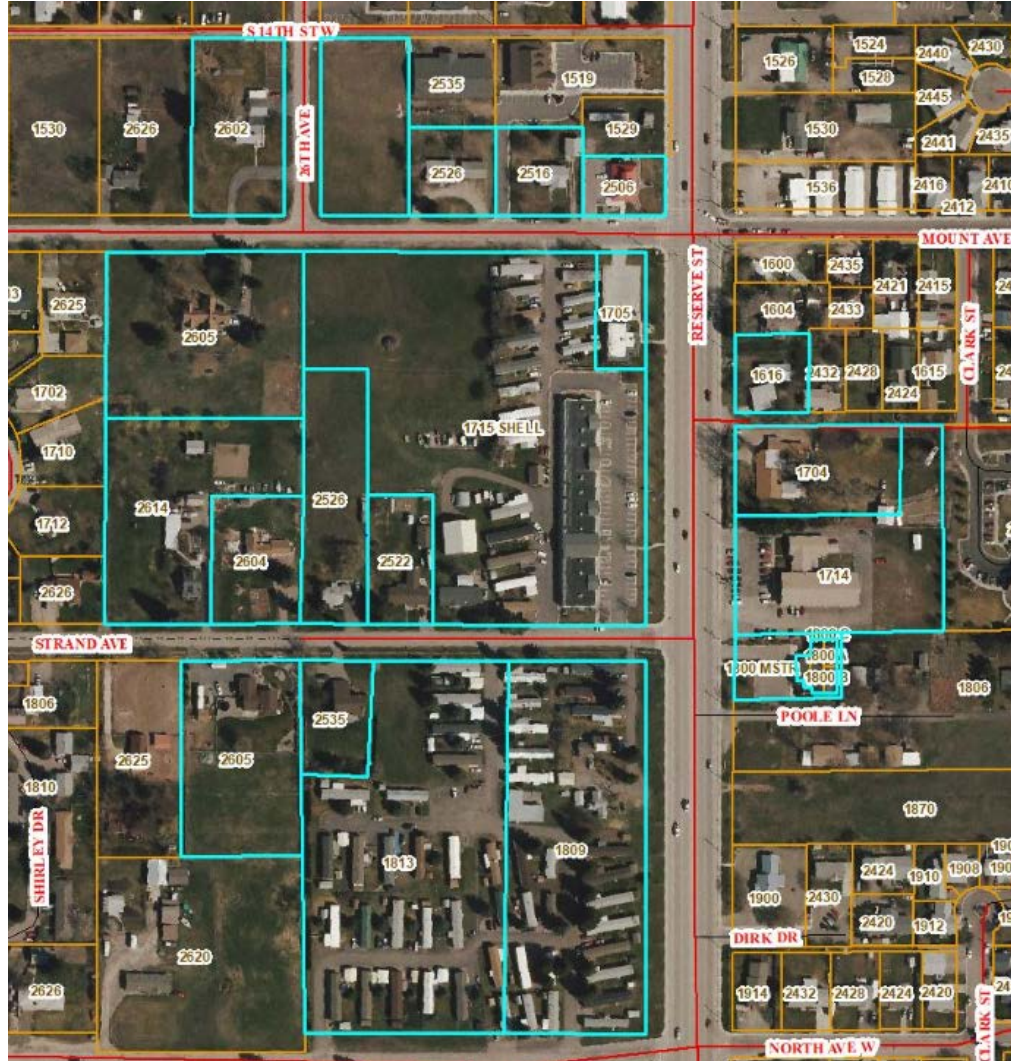


Requested Zoning, New Parcels



- I. Growth Policy**
- II. Public Services/Transportation**
- III. Compatible Urban Growth**
- IV. Promotes Public Health and Safety**
- V. District Character & Suitability of Uses**

Protest Provision



State law: 25% of parcels
within 150 feet

20 parcels, require at
least 5 valid petitions

6 valid petitions

19 additional

Total received = 25

- Planning Board, September 23
- Discussion focused on displacement of existing residents
- Rezone vote: 5 yes, 2 no

APPROVE the adoption of an ordinance to rezone from RT2.7 Residential and CI-2 Neighborhood Commercial / Design Excellence Corridor Overlay to the following, in accordance with new lot boundaries:

**Lot 1A: CI-2 Neighborhood Commercial / Design Excellence Corridor Overlay and
Lot 2A: CI-2 Neighborhood Commercial
Lot 2B; RT2.7 Residential, based on the findings of fact in the staff report.**