

Zoning Docket from February 2, 2015 P and D Meeting

Docket Number	Applicant	CC DIST.	STAFF REC.	GCPC REC.	P&D REC.	COUNCIL ACTION
CZ-2015-01	Randall S. Edwards, William M. Edwards, V. Wayne Edwards and Judith Edwards Elaine Court and Elaine Avenue P015060104401, P015060104402, P015060104700, P015060104800, P015060105300, P015060105301, P015060105302, P015060105303, P015060105304, & P015060105305 2.31 acres R-20 to R-6	22	Approval	Approval 1/2/15	Approval 2/2/15	
Public Comments	<p>Some of the general comments made by Speakers at the Public Hearing on January 12, 2015 were:</p> <p><u>Speakers For:</u></p> <p>1) Applicant</p> <p> a) Most of the buildings on the land were built in the 1940-50s with the last built in the 1960's.</p> <p> b) Properties owned by four people, some properties with two houses on one lot. Rezoning would allow subdivision, single ownership of properties, and less conflict between owners.</p> <p><u>Speakers Against</u></p> <p>None</p>					<p>Petition/Letter For: None</p> <p>Against: None</p>
Staff Report	<p>The subject properties are a combined 2.3 acres consisting of ten parcels. There is approximately 120 feet of frontage along Elaine Avenue and approximately 600 feet of frontage on each side of Elaine Court.</p> <p>The subject parcels are currently zoned R-20 (Single-Family Residential); this application is requesting to rezone the parcels to R-6 (Single-Family Residential). The R-6 residential districts are established as areas in which the principal use of land is for single-family dwellings and for related recreational, religious, and educational facilities normally required to provide an orderly and attractive residential area. The regulations for these districts are intended to discourage any use which, because of its characteristics, would interfere with the development of or be detrimental to the quiet residential nature of the area included in the districts.</p>					