

# Zoning Case #0415-01 MPM Development, LP

**From:** “FR” Farm Rural District

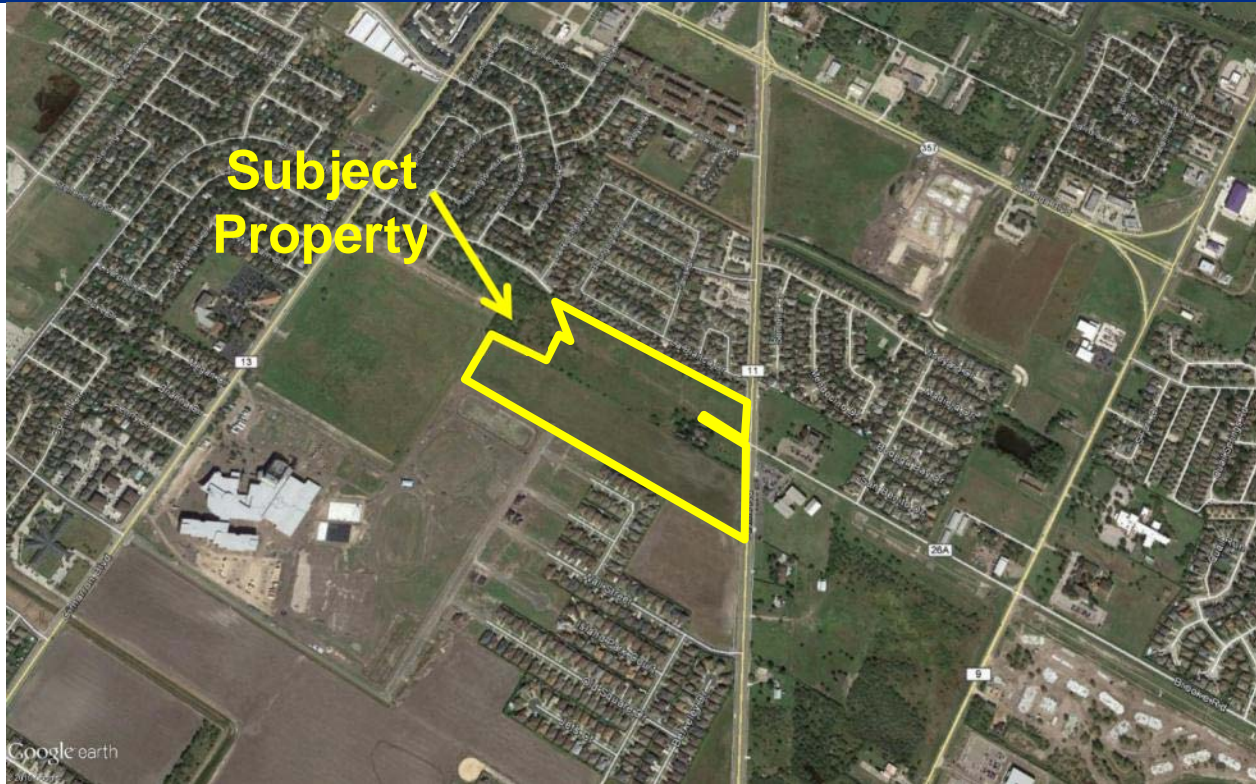
**To:** “RS-6” Single-Family 6 District on Tract 1  
“CN-1” Neighborhood Commercial District on Tract 2  
“RM-2” Multifamily 2 District on Tract 3



Planning Commission  
April 8, 2015

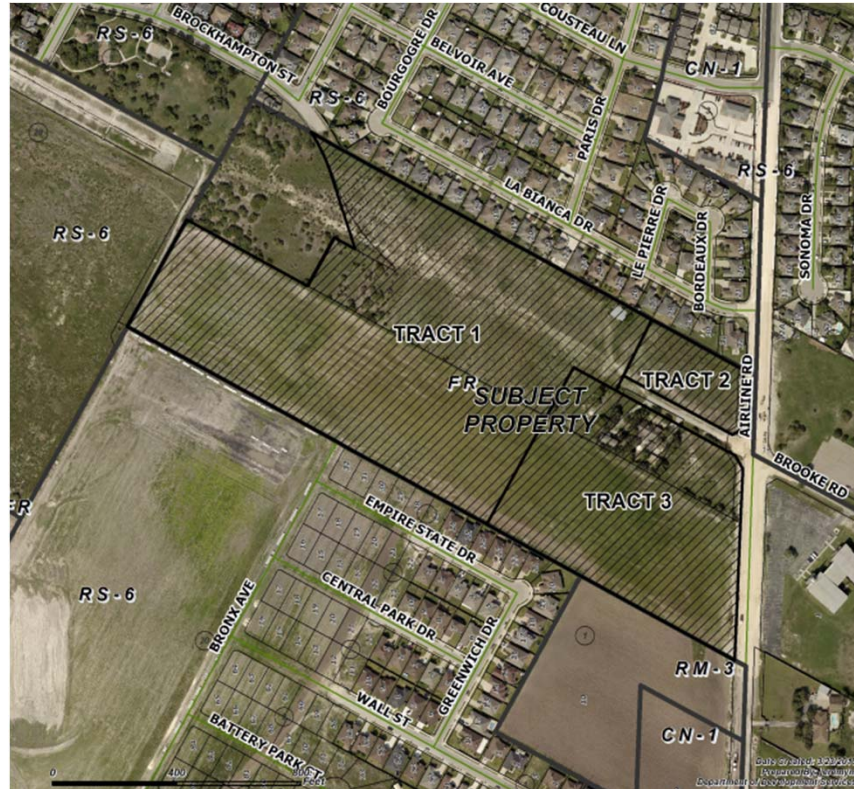


# Aerial Overview





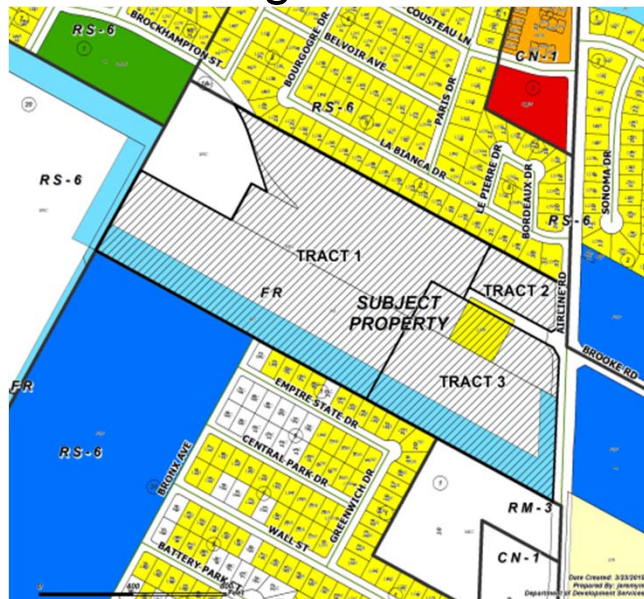
# Aerial



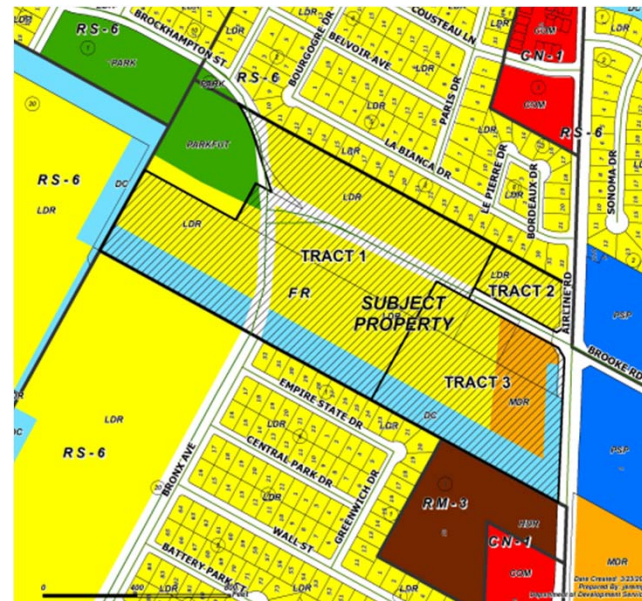








# Land Use

## Existing Land Use



## Future Land Use









- |   |            |   |                            |   |                     |
|---|------------|---|----------------------------|---|---------------------|
|  | Commercial |  | Medium Density Residential |  | Professional Office |
|  | Vacant     |  | Low Density Residential    |  | Public/Semi-Public  |



# Future Land Use



- |  |  |   |
|--|--|---|
|  Commercial |  Medium Density Residential |  Professional Office |
|  Vacant     |  Low Density Residential    |  Public/Semi-Public  |



# Site Photos

Subject Property and west from Airline Road





# Site Photos

## North from Airline Road





# Site Photos

## East from Airline Road







# Site Photos

## South from Airline Road





# Public Notification

80 Notices mailed inside 200' buffer  
11 Notices mailed outside 200' buffer

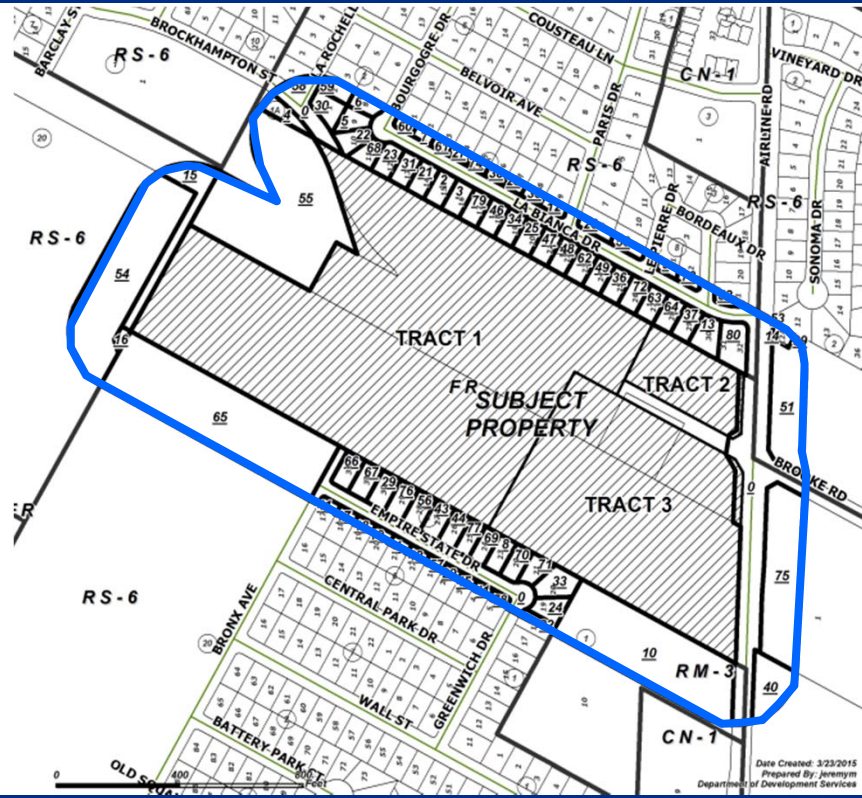
Notification Area



Opposed: 0



In Favor: 0





# Staff Recommendation

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Approval of the change of zoning from the  
“FR” Farm Rural District to:  
“RS-6” Single-Family 6 District on Tract 1,  
“CN-1” Neighborhood Commercial District on  
Tract 2, and  
“RM-2” Multifamily 2 District on Tract 3