



Zoning Case #1217-02

Dorsal Development, LLC.

From: “FR” Farm Rural District

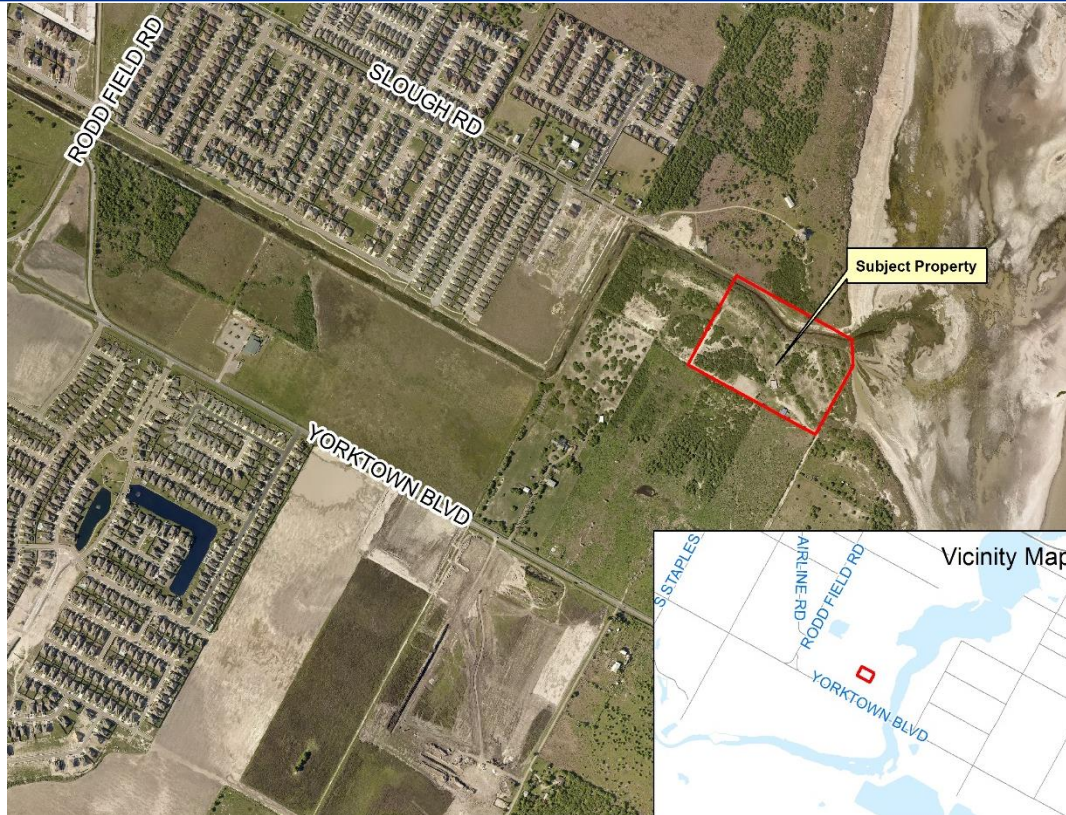
To: “RS-4.5” Single-Family 4.5 District

Planning Commission Presentation

December 13, 2017



Aerial Overview



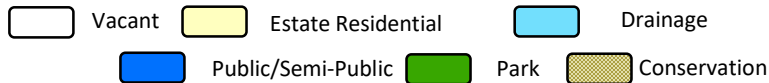
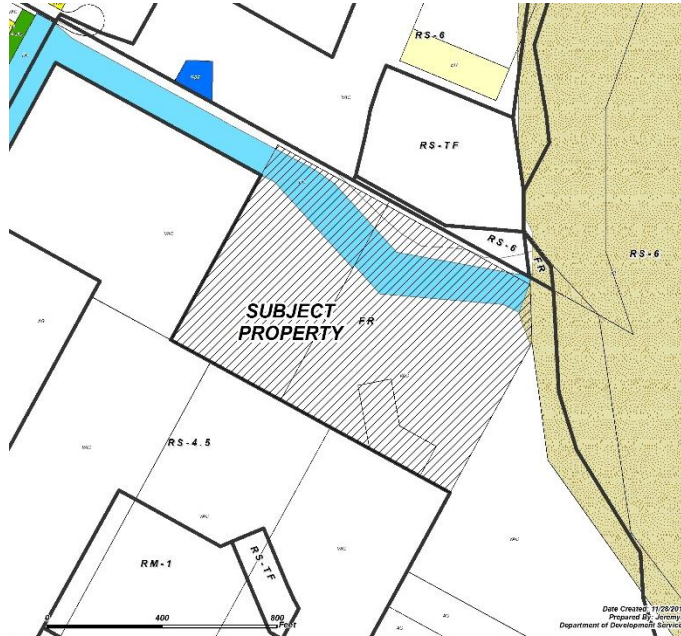


Subject Property at 8101 Slough Road

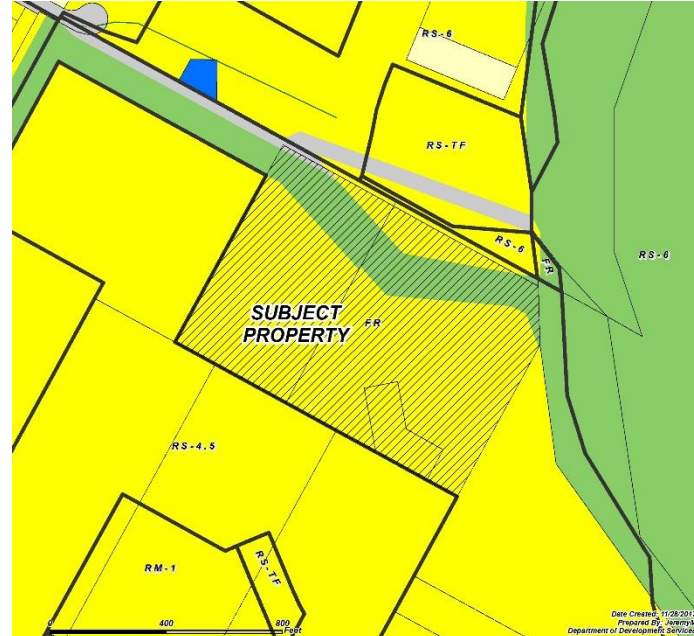




Existing Land Use



Future Land Use





Subject Property, North on Yorktown Boulevard





Yorktown Boulevard, East of Subject Property





Yorktown Boulevard, South of Subject Property





Yorktown Boulevard, West of Subject Property





Public Notification

9 Notices mailed inside 200' buffer
4 Notices mailed outside 200' buffer

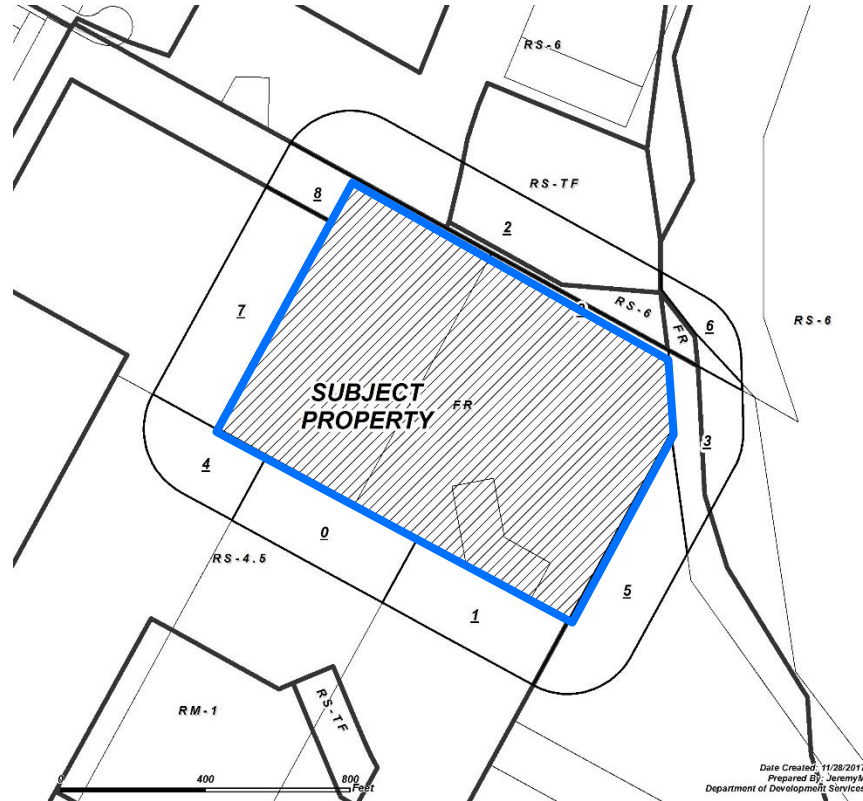
Notification Area



Opposed: 0 (0.00%)

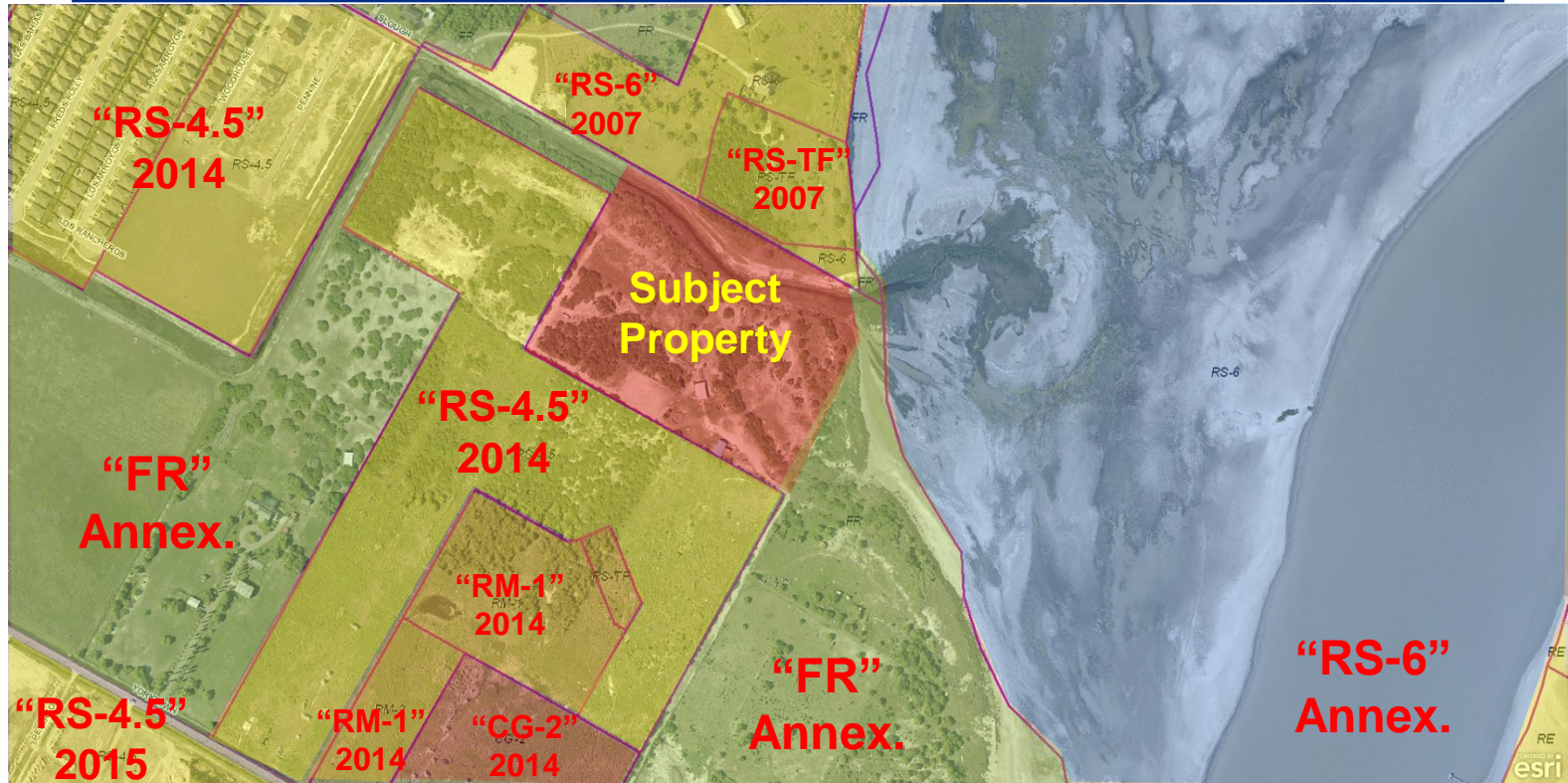


In Favor: 0





Zoning Pattern





UDC Requirements



Buffer Yards: None

Setbacks:

Street: 20 feet

Side: 5 feet

Rear: 5 feet

Parking:

2 single-family dwelling

Other Uses Allowed:

Home Occupations



Staff Recommendation

Approval of the change of zoning from the
“FR” Farm Rural District to the “RS-4.5”
Single-Family 4.5 District.