



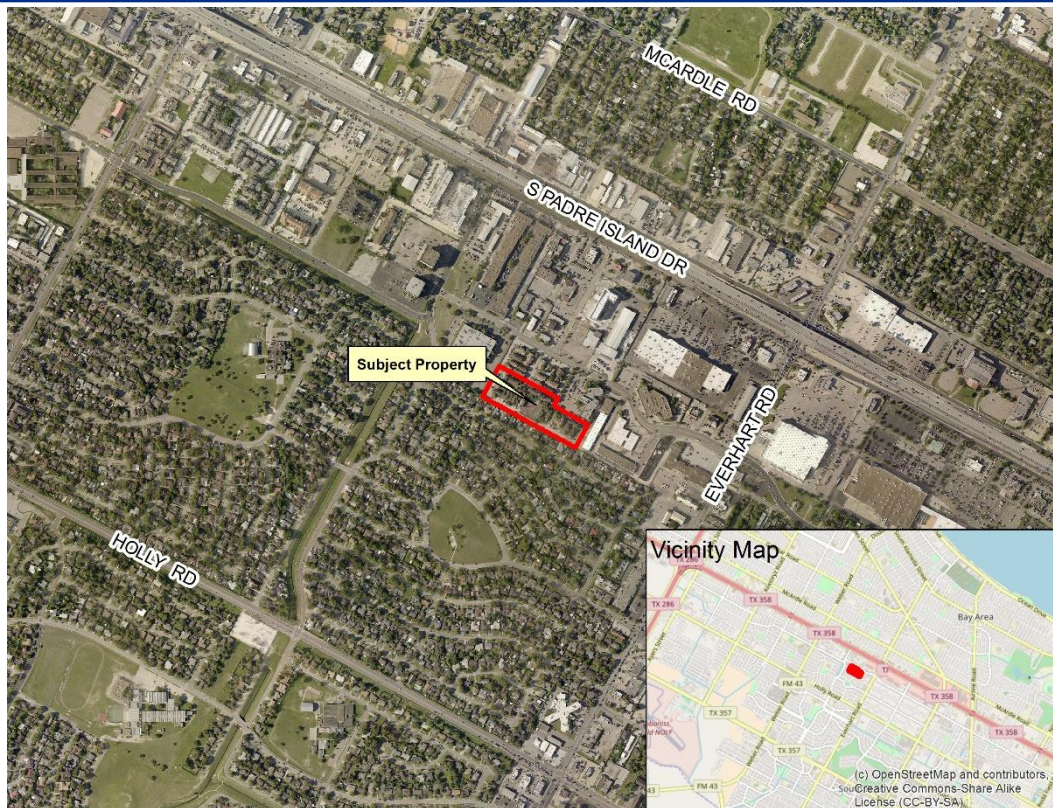
Zoning Case #0718-02 Augusta Embassy House, LLC.

Rezoning for a Property at 4502 Corona Drive

Planning Commission Presentation
July 11, 2018



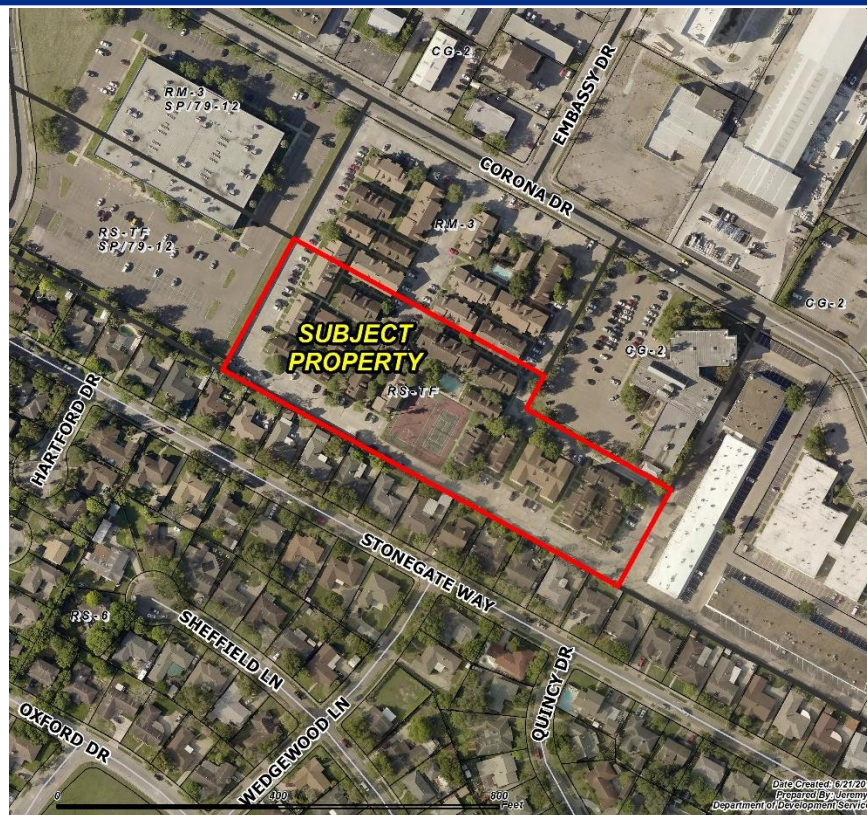
Aerial Overview



(c) OpenStreetMap and contributors,
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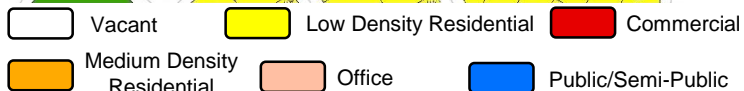
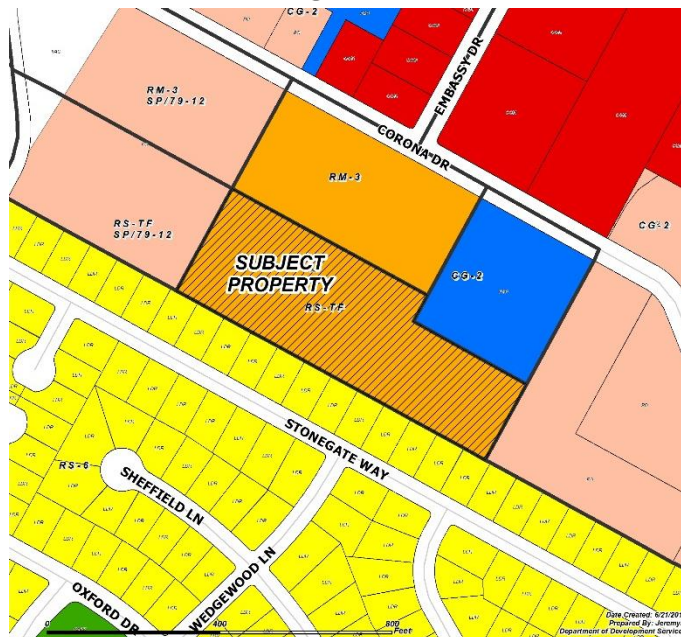
Subject Property at 4502 Corona Drive



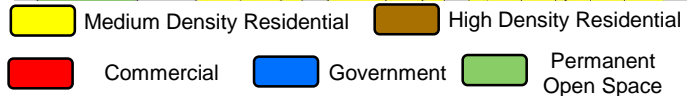
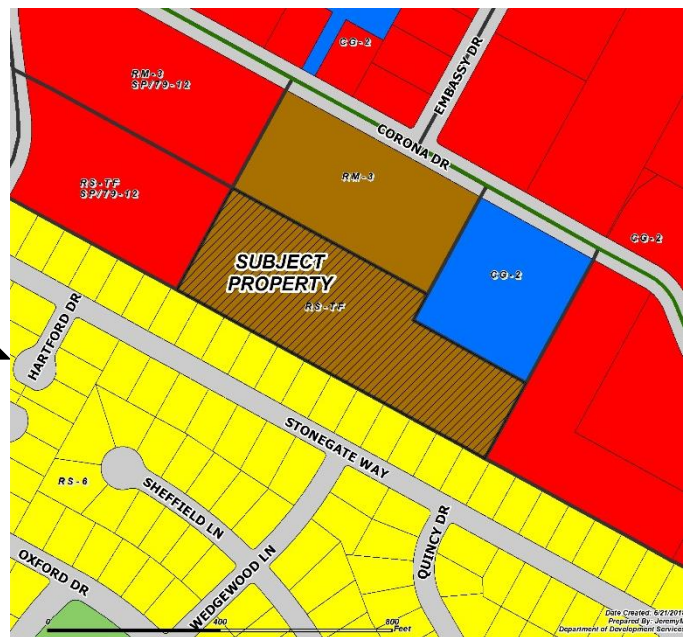


Land Use

Existing Land Use



Future Land Use





Subject Property, South on Corona Drive





Corona Drive, West of Subject Property





Corona Drive, North of Subject Property





Corona Drive, East of Subject Property





Public Notification

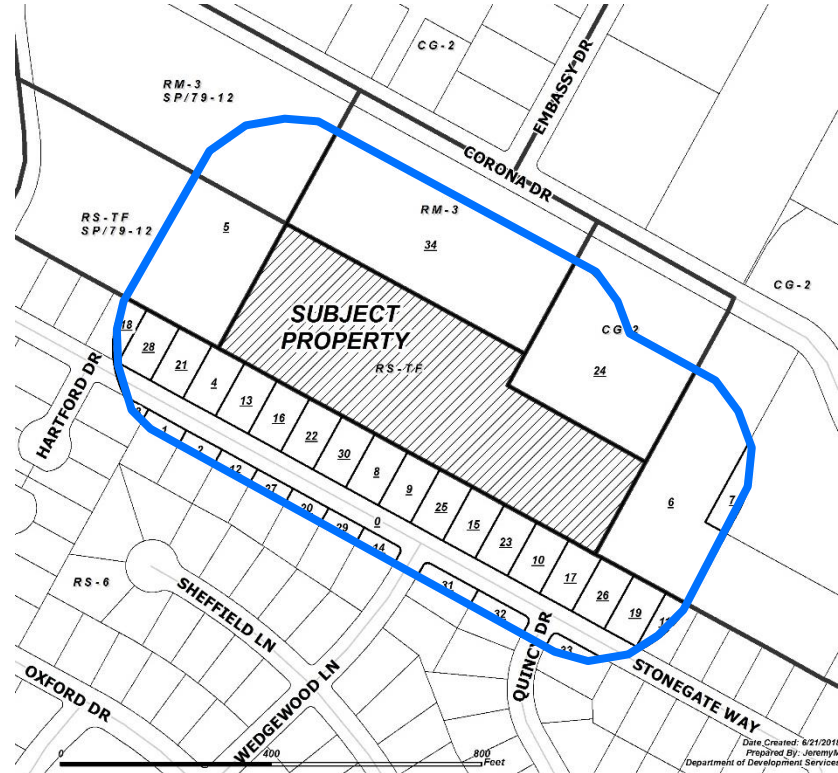
34 Notices mailed inside 200' buffer
5 Notices mailed outside 200' buffer

Notification Area

Opposed: 0 (0.00%)

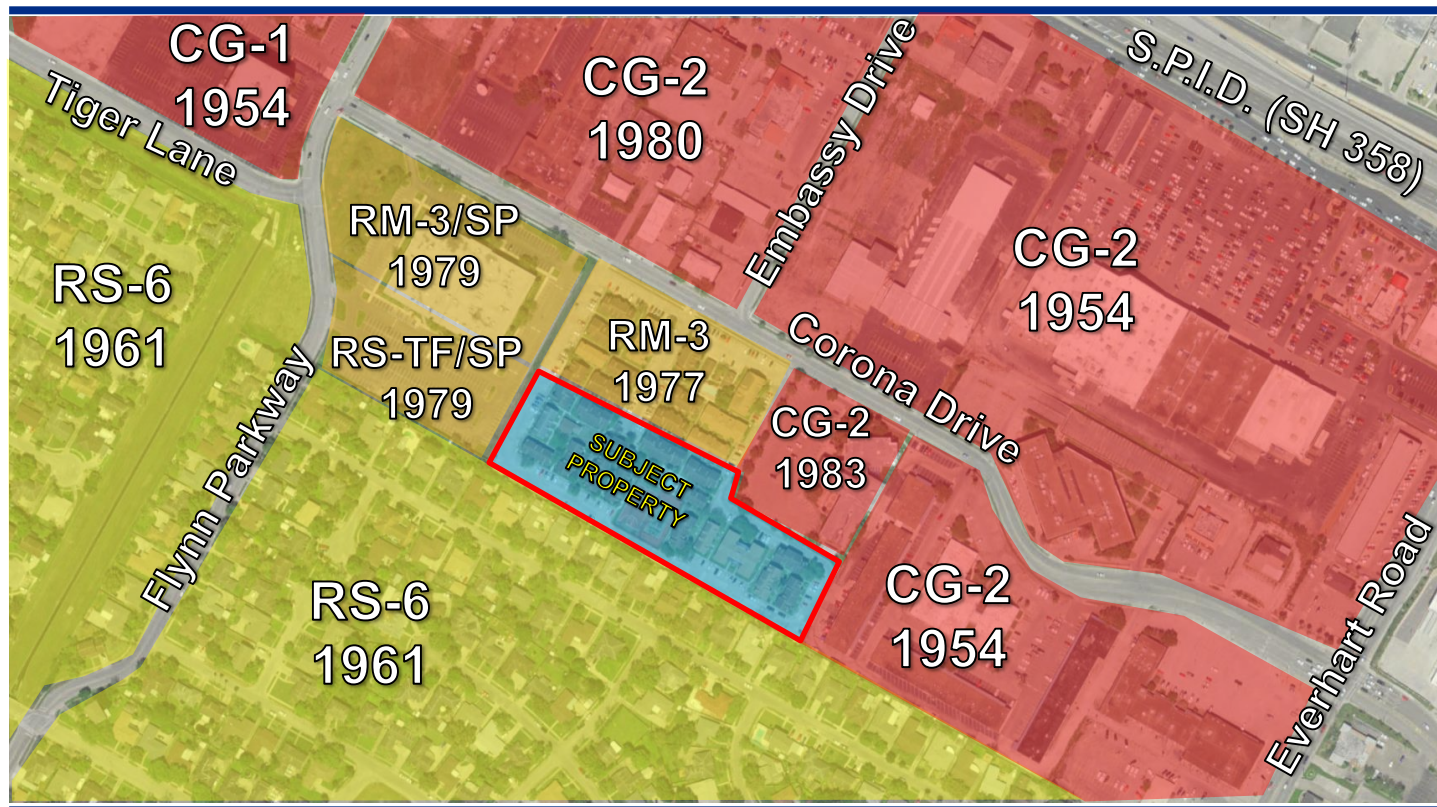


In Favor: 0



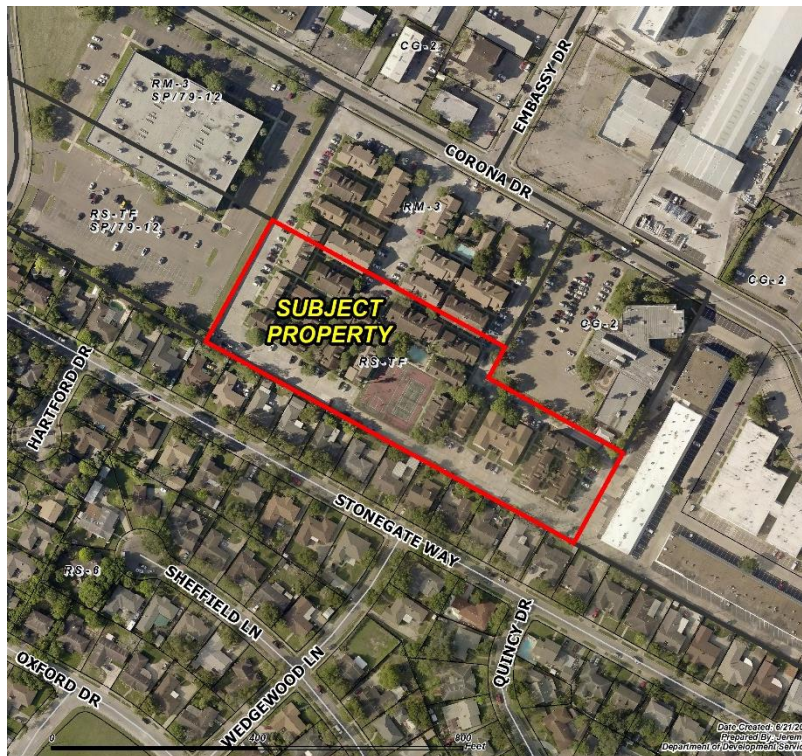


Zoning Pattern





UDC Requirements



Buffer Yards: RM-3 to RS-6:
Type A: 5 pts.

Setbacks: Street: 20 feet
Street (Corner): 15 feet
Rear: 2:1 Setback (height)

Parking: 1 BR – 1.5 spaces/unit
2 BR – 2 spaces/unit
1 space/ 5 units – Visitors

Landscaping, Screening, and Lighting
Standards

Uses Allowed: Single-Family Homes,
Duplexes, Apartments, and Day Care
Uses.



Staff Recommendation

Approval of the change of zoning from the
“RS-TF” Two-Family District to the “RM-3”
Multifamily 3 District .