

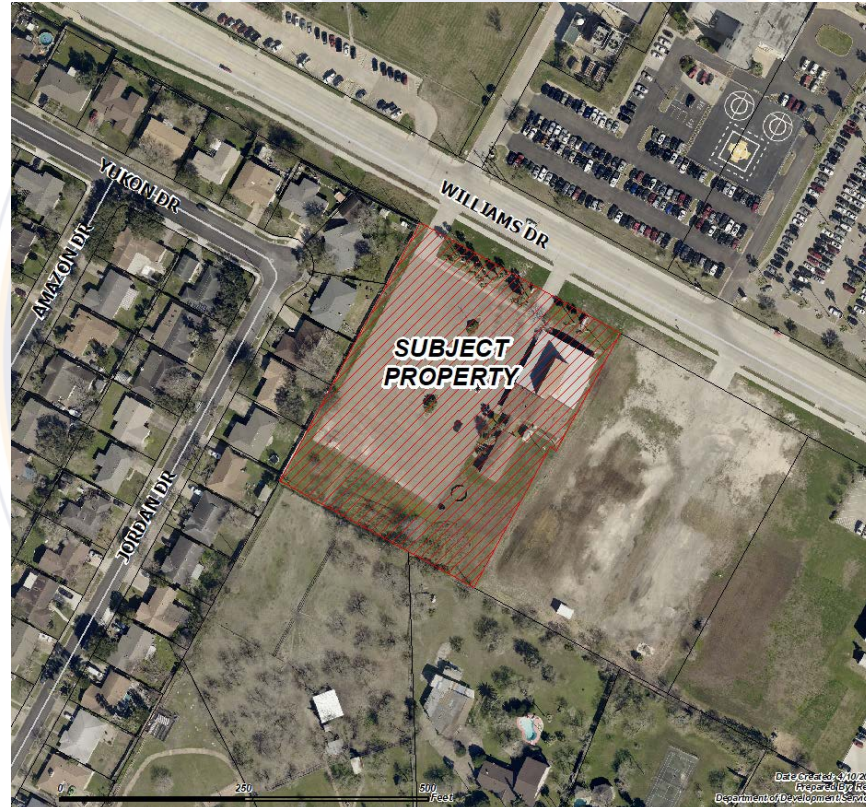
# Zoning Case #0420-03

**Covenant Baptist Church**  
**Rezoning for a Property at 7001 Williams Drive**  
**From “RS-6” To “CN-1”**

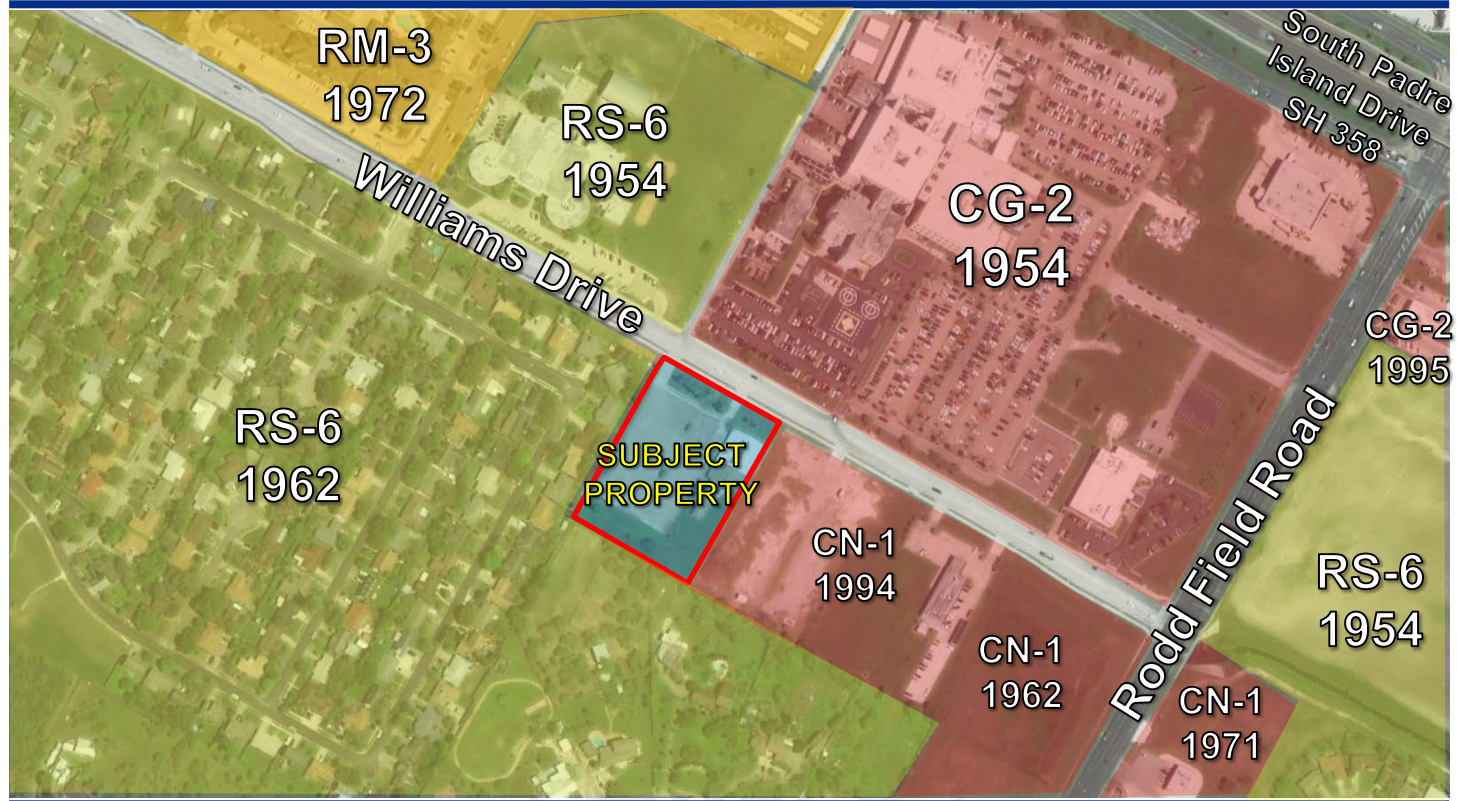


City Council  
June 16, 2020

# Aerial Overview



# Zoning Pattern



# Planning Commission and Staff Recommendation

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**Approval** of the  
“CN-1” Neighborhood Commercial District

# Public Notification

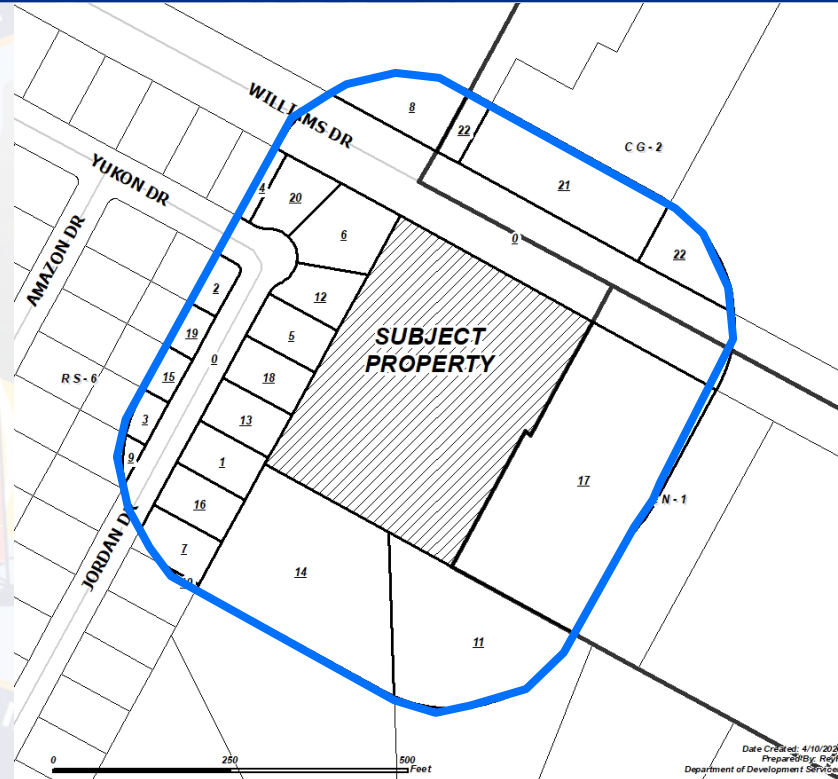
22 Notices mailed inside 200' buffer  
4 Notices mailed outside 200' buffer

Notification Area

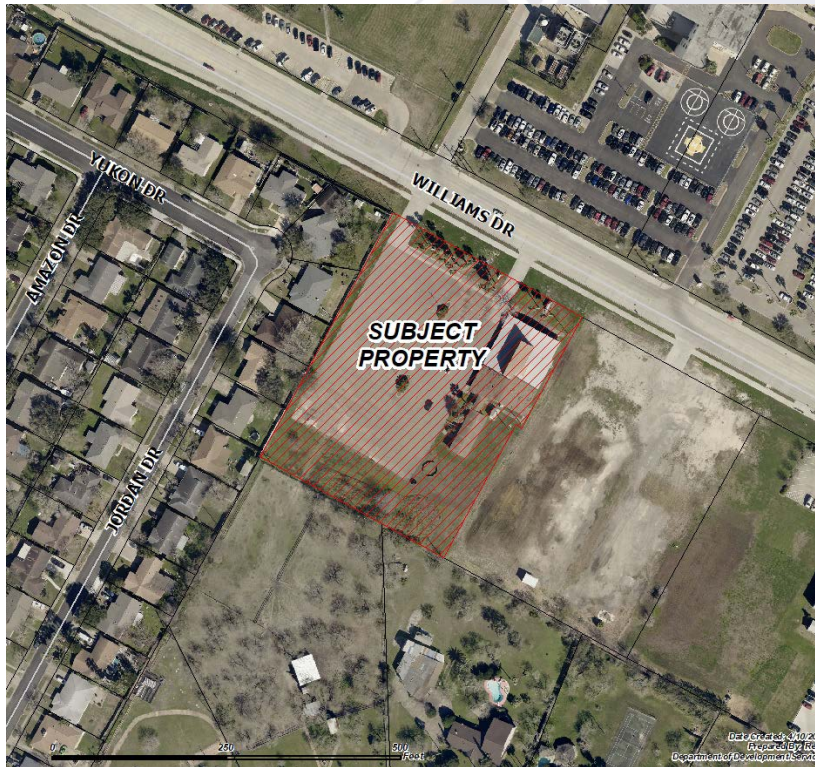
Opposed: 0 (0.00%)



In Favor: 0



# UDC Requirements



Buffer Yards:  
CN-1 to RS-6: Type B: 10' & 10 pts.

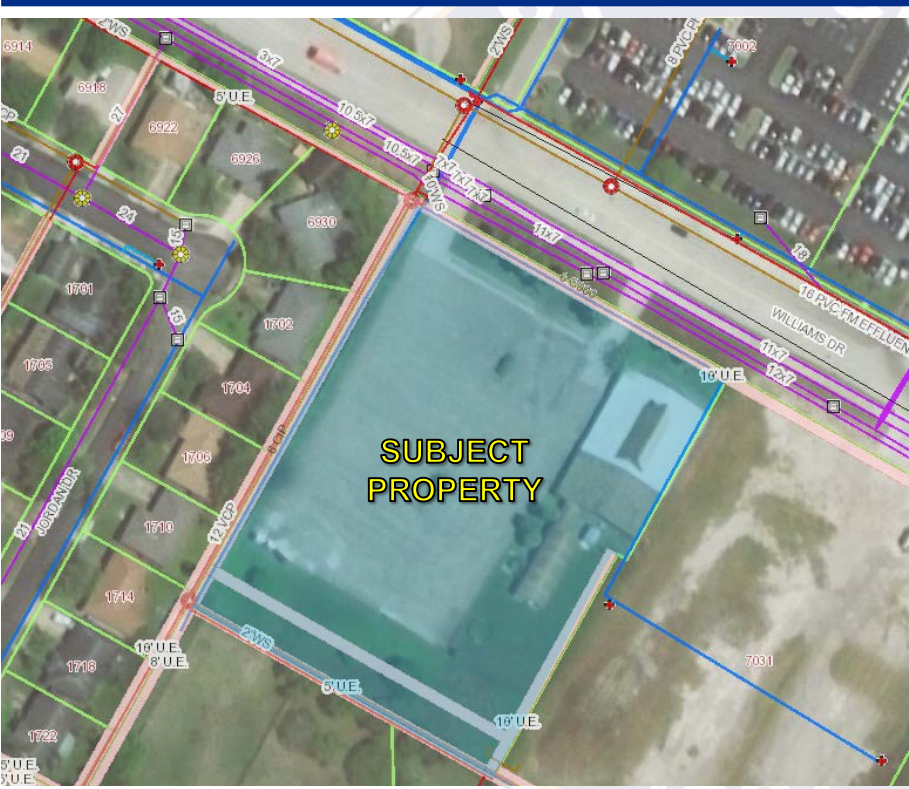
Setbacks:  
Street: 20 feet  
Side & Rear: 10 feet

Parking:  
1:225 GFA

Landscaping, Screening, and Lighting  
Standards

Uses Allowed: Retail, Offices,  
Multifamily

\*Bars/Nightclubs Not Allowed in "CN-1"

[illegible]

## Water:

## 6-inch C900

## Wastewater:

## 12-inch VCP

**Gas:**

2-inch service line

## Storm Water:

7x7-Line.