

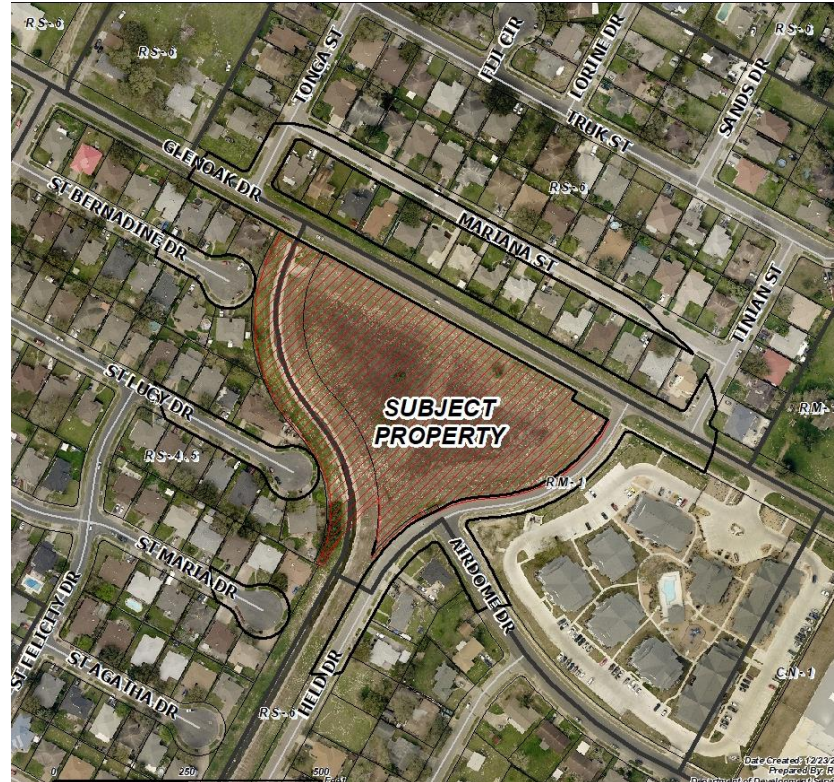
Zoning Case #0121-03

Bassam Salman
Rezoning for a Properties at 725 Glenoak
From “RM-1” to “RS-4.5”

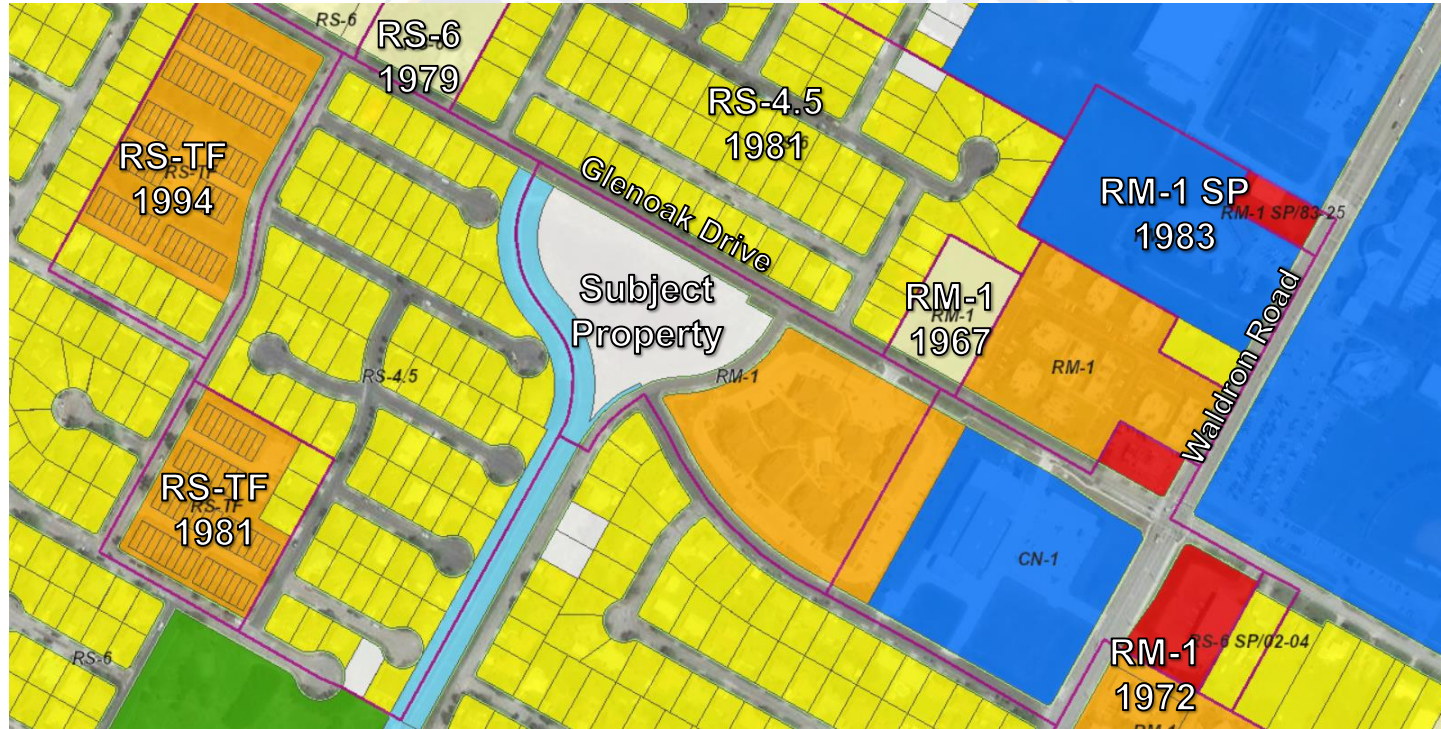


Planning Commission
January 6, 2021

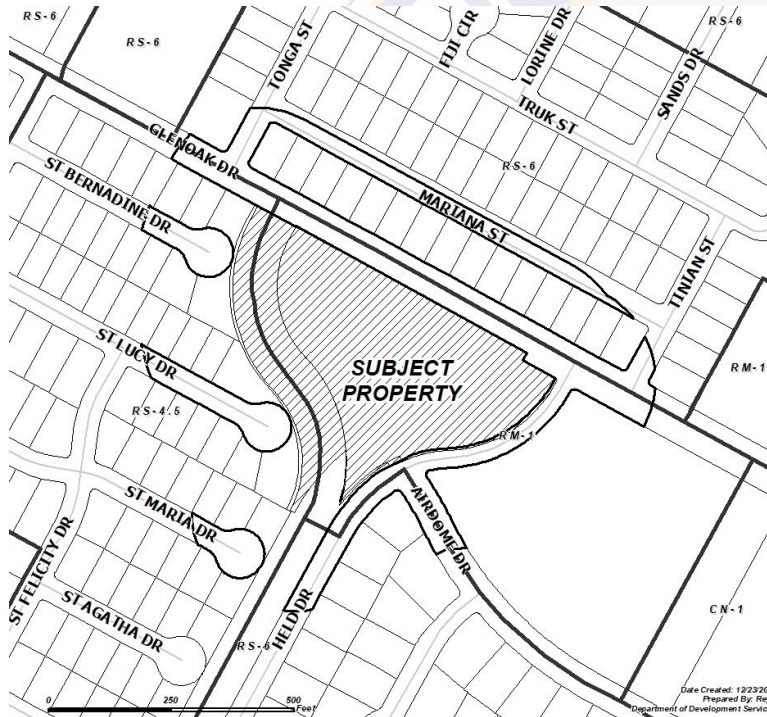
Aerial Overview



Zoning Pattern



UDC Requirements



Buffer Yards:
"RS-4.5" to "RS-4.5"
None

Setbacks:
Street: 20 feet
Side/rear: 5 feet

Parking:
2 per unit

Uses Allowed: Single-family Detached House, Group home (6 or Fewer Residents), Community Home, Educational Facility Uses, Parks and open Area Uses, Places of Worship Uses, Utilities Minor

Utilities



Water: 8-inch ACP line located along Glenoak and Held Drive



Wastewater: 10-inch VCP line located along Glenoak Drive



Gas: 4-inch PE Gas Main located along Held Drive



Storm Water: 48-inch line along Glenoak Drive

Public Notification

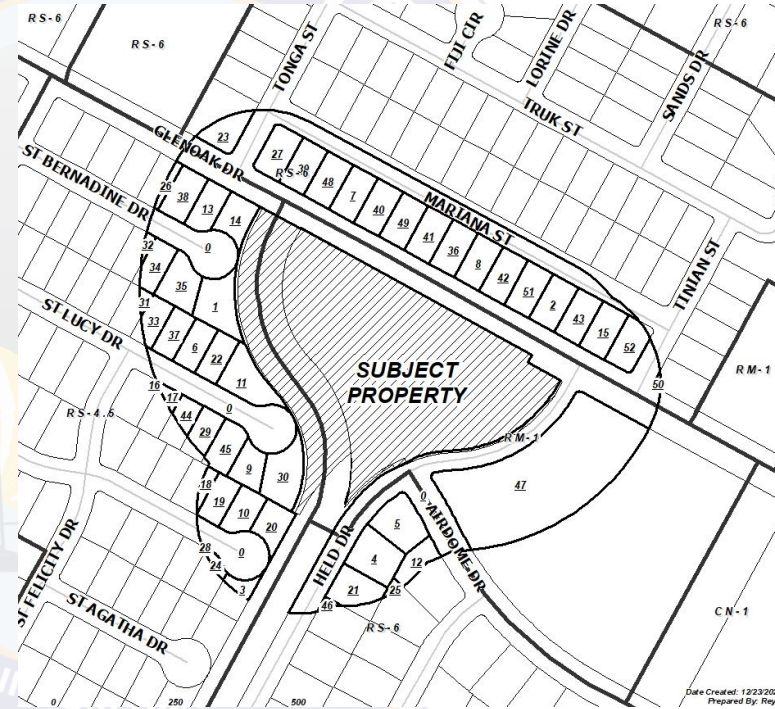
52 Notices mailed inside 200' buffer
1 Notices mailed outside 200' buffer

Notification Area

Opposed: 0 (0.00)



In Favor: 0

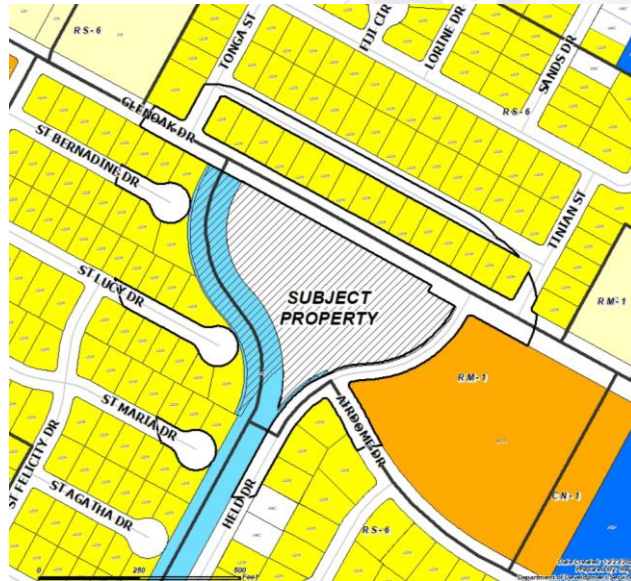


Staff Recommendation

Approval of the change of zoning
to the “RS-4.5” Single Family Residential

Land Use

Existing Land Use



Future Land Use

