

# Item Cover Page

## PLANNING COMMISSION AGENDA ITEM REPORT

**DATE:** February 21, 2024

**SUBMITTED BY:** Jamie Schindewolf, Planning & Community Development

**ITEM TYPE:** Ordinance

**AGENDA SECTION:** AGENDA ITEMS

**SUBJECT:** Zoning Atlas Amendment Request, Ordinance 4026, Case LU.23.4561:

Request filed by Margaret Tusing of ZNS Engineering; agent for owner MRW Associates, LLC, for a zoning atlas amendment to rezone properties located at 214 9<sup>th</sup> Street East, 208 9<sup>th</sup> Street East, 112 9<sup>th</sup> Street East, 110 9<sup>th</sup> Street East, 108 9<sup>th</sup> Street East, 406 9<sup>th</sup> Street East, and 304 9<sup>th</sup> Street East (Parcel ID Numbers 3134700008, 3134800006, 3134900004, 3135000002, 3135100000, 3137900001, and 3136200007) from T4-O (General Urban Open) to the T5 (Urban Core) zoning district. The applicant is also requesting to remove 214 9<sup>th</sup> Street East, 208 9<sup>th</sup> Street East, 112 9<sup>th</sup> Street East, 110 9<sup>th</sup> Street East, 108 9<sup>th</sup> Street East, 406 9<sup>th</sup> Street East, 304 9<sup>th</sup> Street East, 301 9<sup>th</sup> Street East, 201 9<sup>th</sup> Street East, 825 3<sup>rd</sup> Avenue East, 108 8<sup>th</sup> Street East, 106 8<sup>th</sup> Street East, and 807 3<sup>rd</sup> Avenue East (Parcel ID Numbers 3134700008, 3134800006, 3134900004, 3135000002, 3135100000, 3137900001, 3136200007, 3218500001, 3218000006, 3135800005, 3139200004, 3140300009, and 3138800002) from the Antiques Overlay District.

**SUGGESTED ACTION:** Vote to recommend approval of Case LU.23.4561.

**Is this item Quasijudicial?**

No

**Does this item require a public hearing?**

Yes

**EXPLANATION:**

The request is for a Zoning Atlas Amendment to rezone parcels from T4-O (General Urban Open) to T-5 (Urban Center) and to remove parcels owned by MRW Associates, LLC from the Antique Overlay District.

**FINANCIAL IMPACT:**

N/A

**ATTORNEY REVIEW/RECOMMENDATION:**

Reviewed by City Attorney Rudacille.

**SUGGESTED MOTION:**

Recommend to City Council approval of Case LU.23.4561.

**ATTACHMENTS:**

[Application - Ordinance 4561, Case LU.23.4561.pdf](#)

[Antiques Overlay District Removal Request - Ordinance 4561, Case LU.23.4561.pdf](#)

[Staff Report - Ordinance 4561, Case LU.23.4561.pdf](#)