

CITY of REPUBLIC

Established 1871

Exhibit O

AGENDA ITEM STAFF ANALYSIS

Project/Issue Name: Bill #07-12 an Ordinance Amending the Zoning Code and Official Map by Changing the Classification of approximately 12.85 Acres, owned by Wilson Properties, Inc., located in the 1000 Block of North Oakwood Avenue from AG to C-2

Submitted By: Wilson Properties, Inc., Applicant
Scott Christensen, Senior Planner

Date: February 26, 2007

Issue Statement

Wilson Properties, Inc. has filed an application with the Planning and Zoning Commission and the Board of Aldermen to Rezone approximately 12.85 Acres, located in the 1000 Block of North Oakwood Avenue from AG to C-2.

Discussion and/or Analysis

The subject property located in the 1000 Block of North Oakwood Avenue currently is zoned AG and is a lot with open field and no houses. The applicant is seeking approval of a C-2 zoning, which would allow for less restrictive commercial and service related businesses. The property surrounding this parcel is zoned as follows: to the east AG; to the north and south R-3; and to the west C-1. The Planning and Zoning Commission approved the rezone with a vote of 4-0.

Recommended Action

Based on the conformance of the rezoning request to the Land Use Plan, staff recommends approval of the rezone of approximately 12.85 Acres, owned by Wilson Properties Inc., located in the 1000 Block of North Oakwood Avenue from AG to C-2.