

# CITY of REPUBLIC

*Established 1871*

Exhibit C

## AGENDA ITEM STAFF ANALYSIS

**Project/Issue Name:** Public Hearing Concerning Amending the Zoning Code and Official Map by Changing the Classification of approximately .85 Acres, owned by Patrick and Jazell Smith, located at 200 East Highway 174 from R-2 to C-1.

**Submitted By:** Patrick and Jazell Smith, Applicant  
Scott Christensen, Senior Planner

**Date:** May 29, 2007

### Issue Statement

Patrick and Jazell Smith have filed an application with the Planning and Zoning Commission and the City Council to Rezone approximately .85 Acres, located at 200 East Highway 174 from R-2 to C-1.

### Discussion and/or Analysis

The subject property located at 200 East Highway 174 currently is zoned R-2 and has one building (formerly a church) with open land around the building. The applicant is seeking approval of a C-1 zoning, which would allow for commercial development of the property. The property has residential homes to the south and west, a church to the east and school property to the north. The attached Site Map shows the location of the property.

### Recommended Action

No Action required; an ordinance will be presented to the City Council at the May 29, 2007 City Council meeting.