

ECONOMIC AND COMMUNITY DEVELOPMENT MEMORANDUM
No. 24-07

April 11, 2024

TO: Honorable Mayor Julie Moore Wolfe and City Council

FROM: Scot Wrighton, City Manager
Cordaryl “Pat” Patrick, Director of Economic & Community Development

SUBJECT: Ordinance Rezoning Property from R-1 Single Family Residence District to R-3 Single Family Residence District - 4210 East Lakewood Avenue

SUMMARY RECOMMENDATION: Staff recommends approval of the ordinance for rezoning. The City’s Future Land Use Map in the Comprehensive plan shows this site as Residential-Low Density and Transportation/Utility. The proposed R-3 zoning would be compatible and consistent with the surrounding zoning and uses.

The City Plan Commission voted 6-0 to recommend approval of the petition at the March 14, 2024 meeting. The minutes of the meeting are attached.

BACKGROUND: The petitioner owns both 4210 and 4230 East Lakewood Avenue (which are adjacent to one another) and would like to combine the two lots by doing a Zoning Lot but the lots must be in the same zoning district.

For further details, please refer to the attached Plan Commission staff report.

POTENTIAL OBJECTION: There were no objectors present at the Plan Commission meeting.

INPUT FROM OTHER SOURCES: N/A

STAFF REFERENCE: Any additional questions may be forwarded to Cordaryl Patrick (cpatrick@decaturil.gov).

BUDGET/TIME IMPLICATIONS: None.