

A street map of the area around the intersection of Highway 37 and Highway 90. The map shows Olive Sts, Hickberry Sts, Cherry Sts, Durango St, Iowa St, Presa Sts, and Riggsby Av. A star is located at the intersection of Hickberry Sts and Cherry Sts.

CASE NO: Z2003026

Staff and Zoning Commission Recommendation - City Council

Date: April 10, 2003

Zoning Commission Meeting Date: March 18, 2003

Council District: 1

Ferguson Map: 617 B8

Appeal: No

Applicant: Owner:

Mary M Carroll

Mary M. Carroll

Zoning Request: From "C-2" Commercial District to "R-4" Residential Single-Family District
Lots 5 and 6, Block 58, NCB 1586

Property Location: 117 Aransas Avenue

The property is located at the intersection of Denver Boulevard and Aransas Avenue

Proposal: To construct a single-family residence

Neighborhood Association: Denver Heights Neighborhood Association

Neighborhood Plan: None

TIA Statement: A traffic impact analysis is not required.

Staff Recommendation:

Approval.

Subject property is an existing single-family residential structure. There is currently existing single-family residential structures to the south and west of subject property. "R-4" is a downzoning from the existing "C-2" zoning. "R-4" zoning is compatible with the current nonconforming residential use of properties in the neighboring area.

Zoning Commission Recommendation:

Approval

VOTE

FOR 10

AGAINST 0

ABSTAIN 0

RECUSAL 0

CASE MANAGER : Elvin J. Gant, Jr. 207-5876

Z2003026

ZONING CASE NO. Z2003026 March 18, 2003

Applicant: Mary M. Carroll

Zoning Request: "C-2" Commercial District to "R-4" Residential Single-Family District.

Roger De La Cruz, Neighborhood Action Department, representing the owner, stated the purpose of this request is to demolish the existing home and construct a new single family home from Mrs. Carroll. He stated an inspection was made of the home and found that it is economically structurally infeasible for rehabilitation.

Staff stated there were 24 notices mailed out to the surrounding property owners, 0 returned in opposition and 4 returned in favor and Denver Heights Neighborhood Association.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

COMMISSION ACTION

The motion was made by Commissioner Kissling and seconded by Commissioner McAden to recommend approval.

1. Property is located on Lots 5 and 6, Block 58, NCB 1586 at 117 Aransas Avenue.
2. There were 24 notices mailed, 0 returned in opposition and 4 in favor.
3. Staff recommends approval.

AYES: Martinez, Grau, Kissling, McGowan, Hophan, Sherrill, McAden, Avila, Morell, Mehringer

NAYS: None

THE MOTION CARRIED.

RESULTS OF NOTICE FOR COUNCIL HEARING

To be provided at Council hearing.