



# CASE NO: Z2003132

## Staff and Zoning Commission Recommendation - City Council

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**Date:** August 28, 2003

**Zoning Commission Meeting Date:** August 05, 2003

**Council District:** 2

**Ferguson Map:** 619 C1

**Appeal:** No

**Applicant:** Owner:

Kaufmann and Associates, Inc.

Knox Miller

**Zoning Request:** From "R-6" Residential Single-Family District to "R-5" Residential Single-Family District

33.27 acres out of NCB 16612

**Property Location:** Foster Road near Candle Meadow

**Proposal:** To permit development of a single-family residential subdivision at the "R-5" density level

**Neighborhood Association:** None

**Neighborhood Plan:** I.H. 10 East Corridor Perimeter Plan

**TIA Statement:** A Traffic Impact Analysis is not required.

### Staff Recommendation:

Approval. The I.H. 10 East Corridor Perimeter Plan specifically calls for single-family residential development for this site. The subject property is presently zoned "R-6". The requested density increase to the "R-5" level will permit development of housing comparable to the existing adjacent subdivision (5700 - 5900 square foot lots).

### Zoning Commission Recommendation:

Approval

### VOTE

**FOR** 8

**AGAINST** 0

**ABSTAIN** 0

**RECUSAL** 0

**CASE MANAGER :** Fred Kaiser 207-7942

**Z2003132**

**ZONING CASE NO. Z2003132** – August 5, 2003

Applicant: Kaufman & Associates, Inc.

Zoning Request: "R-6" Residential Single Family District to "R-5" Residential Single Family District.

Rob Killen, 100 W. Houston, representing the owner, stated their intent is to develop a single family subdivision on the subject property.

Staff stated there were 3 notices mailed out to the surrounding property owners, 0 returned in opposition and 2 returned in favor.

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 Mehringer and seconded by Commissioner Grau to recommend approval.

1. Property is located on 33.27 acres out of NCB 16612 at Foster Road near Candle Meadow.
2. There were 3 notices mailed, 0 returned in opposition and 2 in favor.
3. Staff recommends approval.

**AYES: Martinez, Grau, Cardenas-Gamez, Kissling, Sherrill, McAden, Avila, Mehringer**

**NAYS: None**

**THE MOTION CARRIED.**

**RESULTS OF NOTICE FOR COUNCIL HEARING**

To be provided at Council hearing.