



CASE NO: Z2005090

Staff and Zoning Commission Recommendation - City Council

Date: June 09, 2005

Zoning Commission Meeting Date: May 17, 2005

Council District: 6

Ferguson Map: 613 F7

Applicant:

Carlos & Jose Adan

Owner

Carlos & Jose Adan

Zoning Request: From R-6 Residential Single Family District to C-3 General Commercial District

Lot 1, Block 1, NCB 16373

Property Location: 7474 W. Military Drive

Proposal: To comply with existing use

Neighborhood Association: Lackland Terrace, Cable Westwood and Meadow Village Neighborhood Association

Neighborhood Plan: None

TIA Statement: A Traffic Impact Analysis is not required

Staff Recommendation:

Approval. This is an existing business at the intersection of two major thoroughfares. The business existed prior to 1975 annexation. The property is surrounded by C-3 zoning and uses. The requested zoning is appropriate at this location.

Zoning Commission Recommendation

Approval of C-3 R

VOTE

FOR 8

AGAINST 0

ABSTAIN 0

RECUSAL 0

CASE MANAGER : Richard Ramirez 207-5018

Z2005090

ZONING CASE NO. Z2005090 – May 17, 2005

Applicant: Carlos & Jose Adan

Zoning Request: "R-6" Residential Single Family District to "C-3" Commercial District.

Jose Adan, owner, stated the purpose of this zoning change is to comply with the existing use. He stated he has in operation since 1980 and was not aware of the zoning change that occurred upon being annexed in 1975. He further stated he is agreeable to a "C-3R".

FAVOR

Richard Byrd, 7450 Meadow Breeze, President of Meadow Village Neighborhood Association stated he would like to express their support. He stated he has been in contact with the Lackland Terrace and Cable Westwood Neighborhood Association who are also in support of this request.

Staff stated there were 12 notices mailed out to the surrounding property owners, 0 returned in opposition and 2 returned in favor and no response from Lackland Terrace, Cable Westwood and Meadow Village 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 Peel and seconded by Commissioner Stribling to recommend approval of "C-3R".

1. Property is located on Lot 1, Block 1, NCB 16373 at 7474 W. Military Drive.
2. There were 12 notices mailed, 0 returned in opposition and 2 in favor.
3. Staff recommends approval.

AYES: Martinez, Robbins, Dutmer, Dixon, Sherrill, Avila, Stribling, Peel

NAYS: None

THE MOTION CARRIED

RESULTS OF NOTICE FOR COUNCIL HEARING

To be provided at Council hearing.