



ZONING CASE #Z17-10
“B-5” TO “R-3A”

PH-17-024B

April 4, 2017



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- The property is zoned as “B-5” (Business District)
- The applicant initially requested “R-3A” (Multifamily Apartment Residential District)



Exhibit 1. Zoning map

Lot 41, Block 1, Grover Park, being locally known as 6501 Vahrenkamp Drive



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The project area is undeveloped. The surrounding land uses are:

- Single Family residential to the south
- Two Family Residential to the north
- Commercial to the east
- Single Family residential to the west



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- The property is designated as ‘General Commercial’ on the FLUM; not consistent
- Several Residents not in favor of the request
- The Planning and Zoning Commission recommended approval of “R-2” (Two Family Residential District) on March 20, 2017, by a vote of 3 to 2