CASE SUMMARY

APPLICATION TYPE: REZONING



FAX•215•2068

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File Number:10-A-01-RZApplication Filed:8/17/2001Applicant:KEITH ALLISONOwner:Comparison

PROPERTY INFORMATION

General Location:	Northeast side of Ridgefield Rd., northwest of Merchant Dr.		
Other Parcel Info.:			
Tax ID Number:	68 K H 014	Jurisdiction:	City
Size of Tract:	0.81 acre		
Accessibility:	Access is via Ridgefield Rd., a local street with 20' of pavement width and 60' of right of way.		

Related File Number:

Date of Revision:

GENERAL LAND USE INFORMATION

Existing Land Use:	Single family house		
Surrounding Land Use:			
Proposed Use:	Parking lot and office	Density:	
Sector Plan:	Northwest City	Sector Plan Designation: Low Density Residential	
Growth Policy Plan:	Urban Growth Area (Inside City Limits)		
Neighborhood Context:	This site is at the east end of a single family subdivision developed along Ridgefield Rd. within R-1 zoning. The property to the southeast along Merchant Dr. has been developed with commercial uses under C-3 zoning.		

ADDRESS/RIGHT-OF-WAY INFORMATION (where applicable)

Street:

5404 Ridgefield Rd

Sileei.

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning:	R-1 (Single Family Residential)
Former Zoning:	
Requested Zoning:	O-1 (Office, Medical, and Related Services)
Previous Requests:	OYP amendment was approved at January 11, 2001 meeting (1-B-01-PA).
Extension of Zone:	Yes. Extension of O-1 zoning to the southeast.
History of Zoning:	A one year plan amendment to Office was approved at the January 11, 2001 MPC meeting. (1-B-01-PA)

PLAN INFORMATION (where applicable)

Current Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

No. of Lots Proposed: No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge:	MAB		
Staff Recomm. (Abbr.):	APPROVE O-1 (Off	ice, Medical & Related Service).	
Staff Recomm. (Full):	O-1 zoning represents a logical extension of the O-1 to the southeast and it is supported by the One Year Plan.		
Comments:	The One Year Plan designates this site for office uses. The applicant proposes to develop the site with an office and associated parking lot.		
MPC Action:	Approved		MPC Meeting Date: 10/11/2001
Details of MPC action:			
Summary of MPC action:	APPROVE O-1 (Off	ice, Medical & Related Service)	
Date of MPC Approval:	10/11/2001	Date of Denial:	Postponements:
Date of Withdrawal:		Withdrawn prior to publication?	2: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:	City Council		
Date of Legislative Action:	11/13/2001	Date of Legislative Action, Second Reading:	11/27/2001
Ordinance Number:		Other Ordinance Number References:	
Disposition of Case:	Approved	Disposition of Case, Second Reading:	Approved
If "Other":		If "Other":	
Amendments:		Amendments:	
Date of Legislative Appeal:		Effective Date of Ordinance:	