

CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW



File Number: 9-C-18-UR **Related File Number:**
Application Filed: 7/26/2018 **Date of Revision:**
Applicant: SHANNA MASSOUH

PROPERTY INFORMATION

General Location: West side of Luttrell St., north of Gill Ave.
Other Parcel Info.:
Tax ID Number: 81 M N 008 **Jurisdiction:** City
Size of Tract: 7350 square feet
Accessibility: Access is via Luttrell St., a 2-lane local street with 34' of pavement width and 50' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: House
Surrounding Land Use:
Proposed Use: Bed and Breakfast with 2 rental rooms **Density:**
Sector Plan: Central City **Sector Plan Designation:** TDR (Traditional Neighborhood Residential)
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: The property is located in the Historic Fourth and Gill neighborhood that is predominantly single family detached houses, however, there is also a mix of duplexes and multi-dwelling structures, most of which were originally single family houses that were split into multiple units many years ago. The zoning in the neighborhood is R-1A.

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

Street: 915 Luttrell St
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: R-1A (Low Density Residential) / H-1 (Historic Overlay)
Former Zoning:
Requested Zoning:
Previous Requests:
Extension of Zone:
History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

No. of Lots Proposed:

No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Mike Reynolds

Staff Recomm. (Abbr.): WITHDRAW the Use on Review application as requested by the applicant.

Staff Recomm. (Full):

Comments: The proposal is to operate a bed and breakfast with 2 rental rooms. The applicant does not anticipate making any changes to the exterior of the house, which would require approval by the Historic Zoning Commission. A bed and breakfast requires 1 off-street parking stall for each lodging unit (room rental). For this proposal, 4 off-street parking spaces would be required (2 for the bed & breakfast and 2 for the residence). The applicant proposes providing these parking spaces off the alley.

Action: Withdrawn

Meeting Date: 11/8/2018

Details of Action:

Summary of Action: WITHDRAW the Use on Review application as requested by the applicant.

Date of Approval:

Date of Denial:

Postponements: 9/13/2018-
10/11/2018

Date of Withdrawal: 11/8/2018

Withdrawn prior to publication?: ☐ Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:

Date of Legislative Action:

Date of Legislative Action, Second Reading:

Ordinance Number:

Other Ordinance Number References:

Disposition of Case:

Disposition of Case, Second Reading:

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: