

Petition 2018-78 by Conformity Corp.

To Approve:

This petition is found to be **consistent** with the with the land use recommendation of the *Midtown Morehead Cherry Area Plan* because:

- The plan recommends residential land uses at six dwelling units per acre.

Therefore, we find this petition to be reasonable and in the public interest, based on the information from the staff analysis and the public hearing, and because:

- The proposed development on an infill lot located within the established Cherry neighborhood; and
- The property has limited street frontage and is constrained by a SWIM buffer and sanitary sewer easement; and
- The use of the UR-2(CD) (urban residential, conditional) allows the property to be developed in a pattern and at a density similar to the existing neighborhood, despite the property's unique circumstances.

To Deny:

This petition is found to be consistent with the with the land use recommendation of the *Midtown Morehead Cherry Area Plan* because:

- The plan recommends residential land uses at six dwelling units per acre.

However, we find this petition to not be reasonable and in the public interest based on the information from the staff analysis and the public hearing, and because:

- (To be explained by the Zoning Committee)

Motion:

Approve or Deny

Maker:

2ND:

Vote:

Dissenting:

Recused: