



Meeting Date: November 21, 2016

Report No. CC-16-144

Agenda Item No. 7b

Status: Public Hearing

Subject: Map Amendment: Rezoning from Residential Small-lot Single-family (RSS) to Office (O) and Residential Two-family and Multi-family (RTM) at property addressed as 1220 W 12th Avenue.

Prior Council Action or Part of an Approved Project: No

Related Items: <http://stillwater.org/agenda/view/384> (Item 2a)

Alternatives: The alternatives are identified in the Planning Commission report.

Recommendation: Planning Commission recommends approval of the Map Amendment to rezone 1220 W 12th Avenue from Residential Small-lot Single-family (RSS) to Office (O) and Residential Two-family and Multi-family (RTM) by a 5-0 vote.

Prepared by: Tom Coats, Planner I

Reviewed by: Paula Dennison, DS Director

Reviewed by: Dan Blankenship, Deputy City Manager

Submitted by: Norman McNickle, City Manager

Attachments: PC Minutes; Area Map; Zoning Comparison

Background Information: The subject property is located on the north side of 12th Avenue across from the Copper Creek office development and Stillwater Medical Center campus. The request is for the southern portion (353 feet) of the property to be rezoned to Office district and the northern portion (240 feet) to be rezoned to Residential Two-family and Multi-family.

Due to questions from the neighborhood, the applicant met with the adjacent property owners at a neighborhood meeting to discuss the vision for development of the property. A proposal for medical offices on the southern portion of the property and an apartment building on the northern portion of the property was presented. No subsequent opposition was received. Any uses allowed by the zoning code would be permitted on the property.