



Legislation Details (With Text)

**File #:** 24-0458      **Version:** 1      **Name:** 4/15/24 3701-3713 Riverside R1D Zoning  
**Type:** Ordinance      **Status:** Passed  
**File created:** 4/15/2024      **In control:** City Council  
**On agenda:** 5/20/2024      **Final action:** 5/20/2024  
**Enactment date:** 5/20/2024      **Enactment #:** ORD-24-10

**Title:** An Ordinance to Amend Chapter 55 (Zoning), Rezoning of 0.65 Acre from TWP (Township District) to R1D (Single-Family District), 3701-3713 Riverside Drive, (CPC Recommendation: Approval - 9 Yeas and 0 Nays) (ORD-24-10)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. ORD-24-10 Briefed and Approved.pdf, 2. ORD-24-10 Briefed.pdf, 3. 3701-3713 Riverside Zoning Ordinance.pdf, 4. 3701-3713 Riverside Staff Report.pdf, 5. 3701 and 3713 Riverside Dr Zoning Map.pdf, 6. 3701 and 3713 Riverside Dr Aerial Map.pdf, 7. 3701 and 3713 Riverside Dr Aerial Map Zoom.pdf, 8. 9-19-2023 Approved CPC Minutes.pdf, 9. ORD-24-10 Approval Notice.pdf, 10. WLN clipping ORD-24-10- Approval Notice .pdf, 11. WLN clipping ORD-24-10 3701 3713 Riverside Zoning – Public Hearing Notice.pdf

Date	Ver.	Action By	Action	Result
5/20/2024	1	City Council	Held and Closed	
5/20/2024	1	City Council	Adopted on Second Reading	Pass
4/15/2024	1	City Council	Approved on First Reading	Pass

An Ordinance to Amend Chapter 55 (Zoning), Rezoning of 0.65 Acre from TWP (Township District) to R1D (Single-Family District), 3701-3713 Riverside Drive, (CPC Recommendation: Approval - 9 Yeas and 0 Nays) (ORD-24-10)

This ordinance will rezone this .65 acre area from TWP (Township) to R1D (Single-Family Residential District), now that the property has been officially annexed into the City. The Secretary of State notified the City Clerk that this boundary change was approved on March 20, 2024.

The petitioner requested a R1A Single-Family Residential District zoning, while the Planning Commission recommends R1D Single-Family Zoning for the area. The City’s Comprehensive Plan recommends single family residential and surrounding properties are zoned R1B and PL (Public Land). The City Planning Commission recommended approval of the zoning on September 19, 2023.

**Attachments:** September 19, 2023 Planning Staff Report  
September 19, 2023 Planning Commission Minutes  
**Prepared by:** Brett Lenart, Planning Manager  
**Reviewed by:** Derek Delacourt, Community Services Area Administrator  
**Approved by:** Milton Dohoney Jr., City Administrator  
(See Attached Ordinance)