

**C14-04-0030**

<b>Item #</b>	<b>Case #</b>	<b>Request</b>	<b>Staff Recommendation</b>	<b>Planning Commission Recommendation</b>
<b>Z-31</b>	1405 & 1415 East Riverside Drive (South side of East Riverside Drive, between IH 35 South and Summit Street).	From LO and SF-3 to GR-MU.	To grant GR-MU-CO, subject to a conditional overlay that would prohibit auto oriented uses (auto sales, repair, washing-any kind or rental), prohibit a drive-in service as an accessory use, prohibit motor vehicle access to Manlove Street and to Summit Street, and a 2,000 vehicle trips per day limitation.	Recommended denial. However, noting the Planning Commission will consider a rezoning request that provides for a more sensitive development and encourages dialogue between the developer and the neighborhood during the neighborhood planning process. (Vote: 5-3, Cortez, Galindo and Moore-nay.)

Note: A valid petition of 32.96% has been filed in opposition to this rezoning request.

11-2

