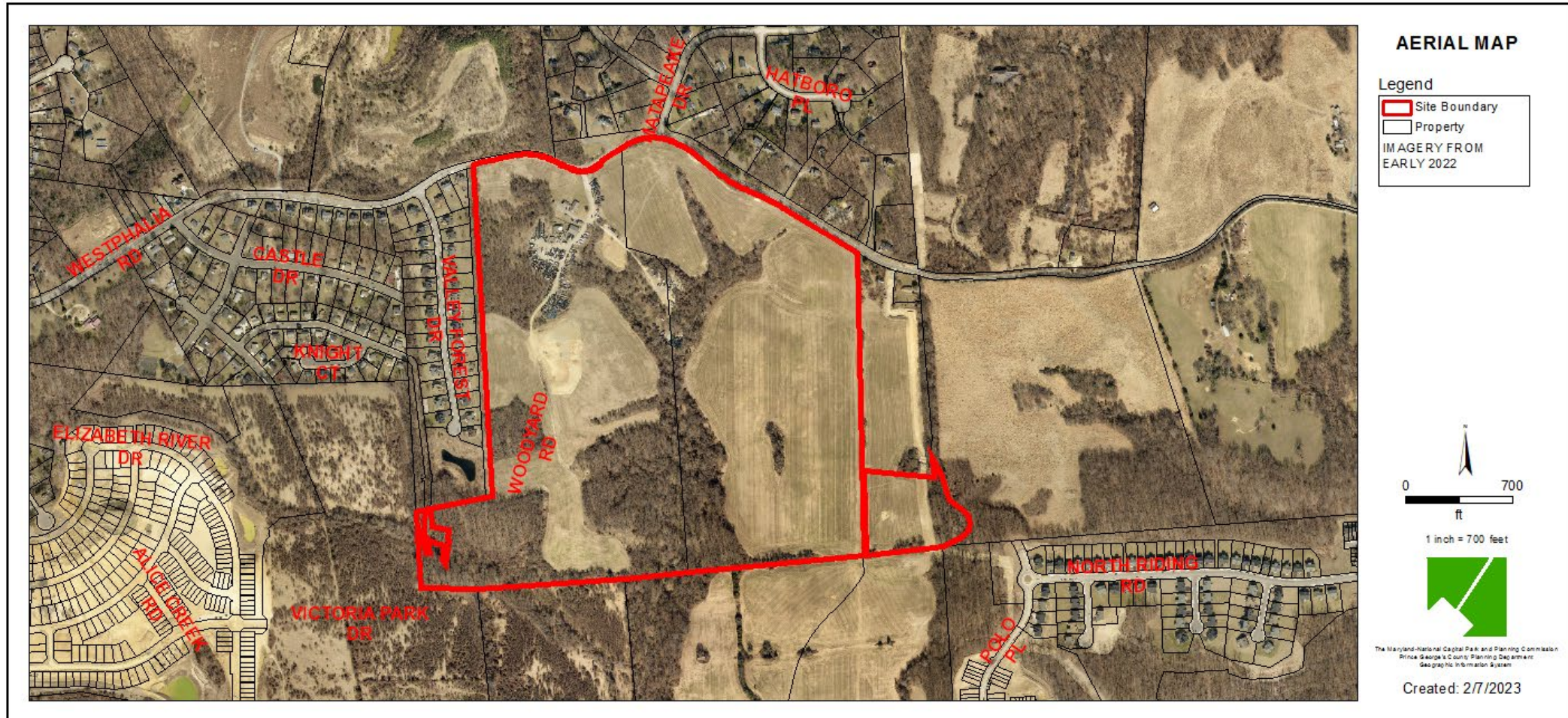


CASE YERGAT

SPECIFIC DESIGN PLAN

TCP2-048-2022

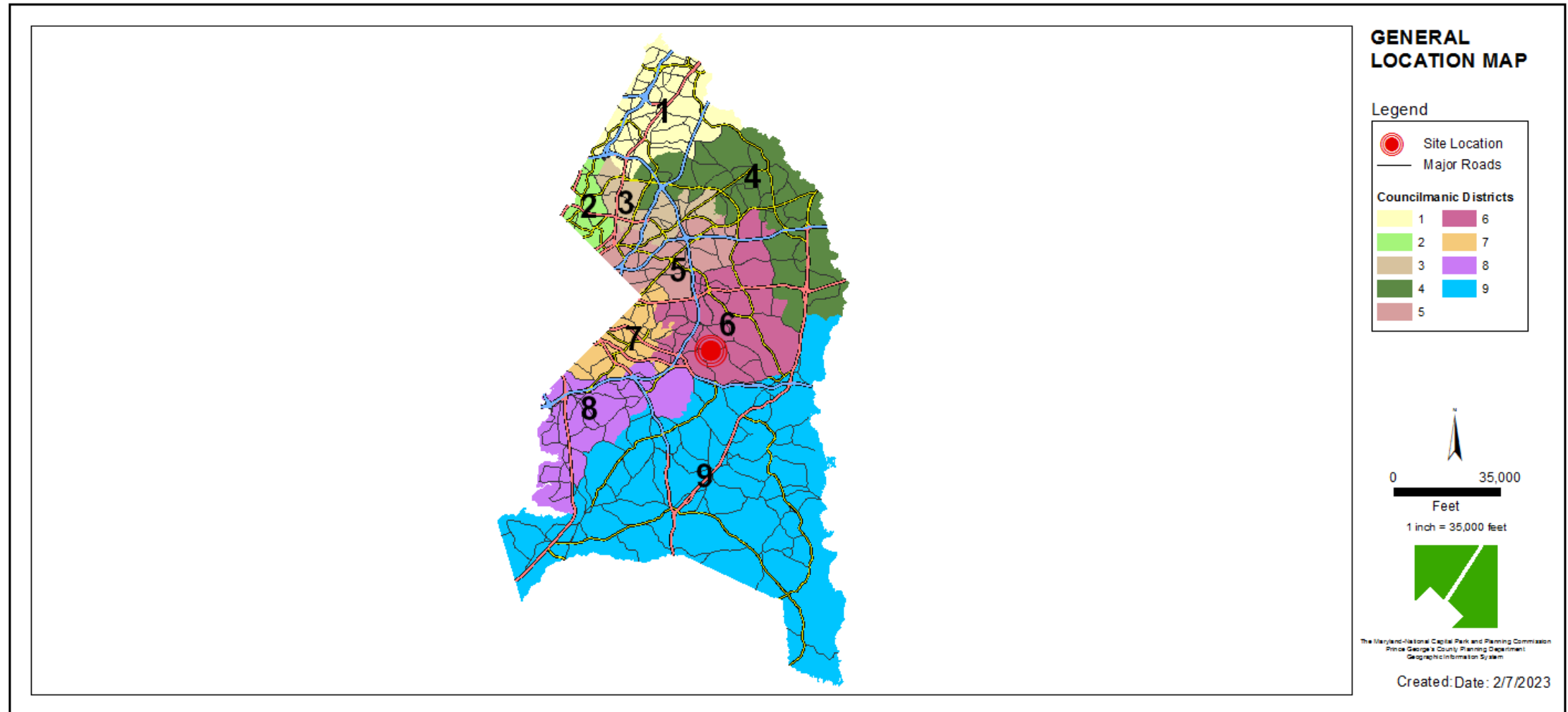
Staff Recommendation: APPROVAL with conditions



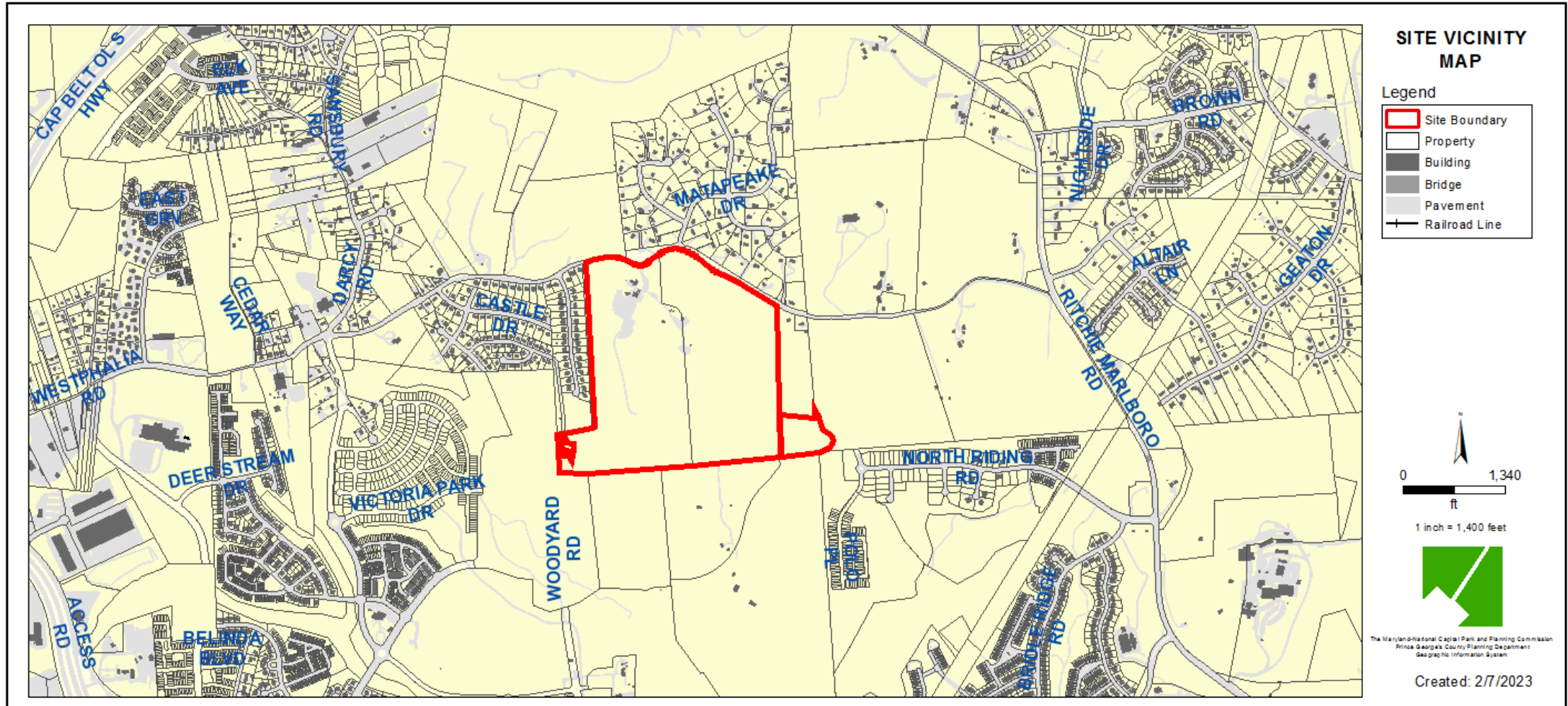
GENERAL LOCATION MAP

Council District: 06

Planning Area: 078

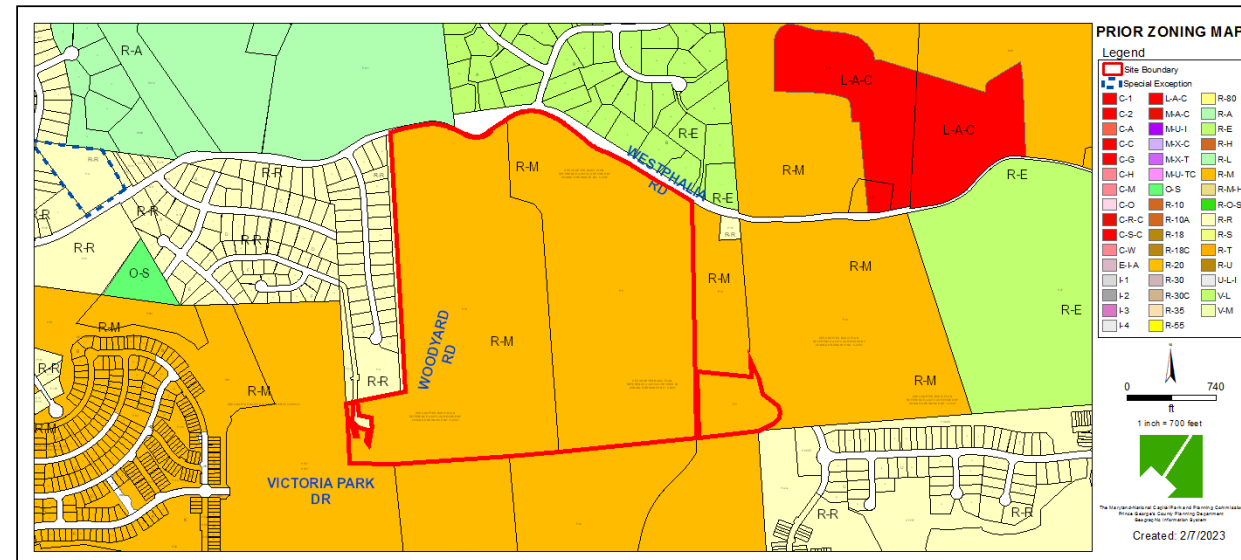


SITE VICINITY MAP



Property Zone: LCD/MIO
Prior Property Zone: R-M/M-I-O

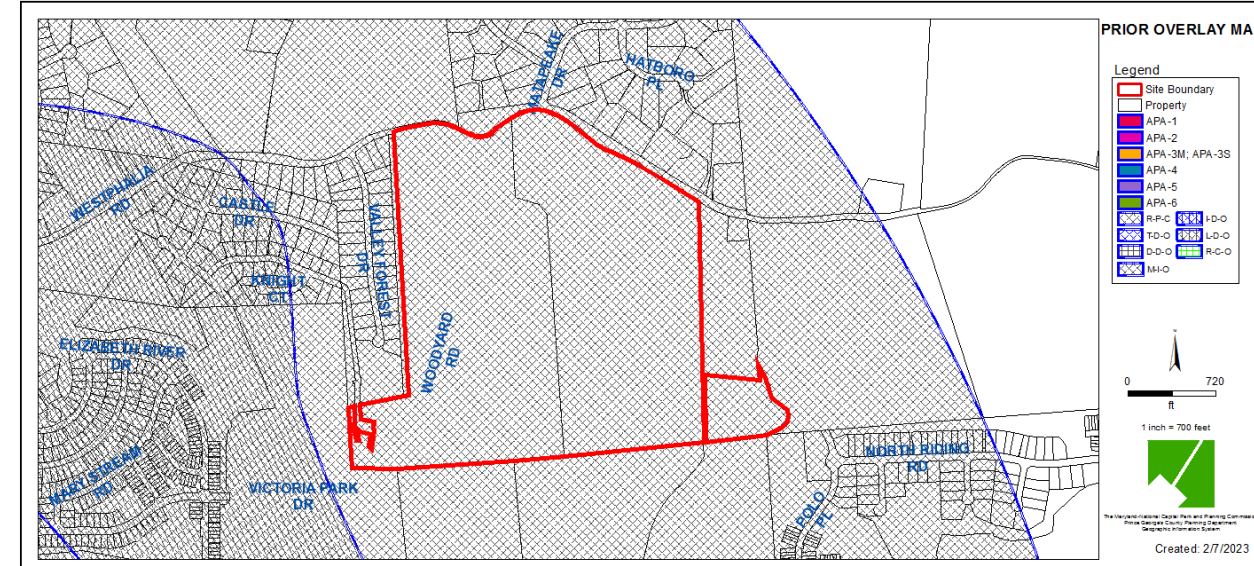
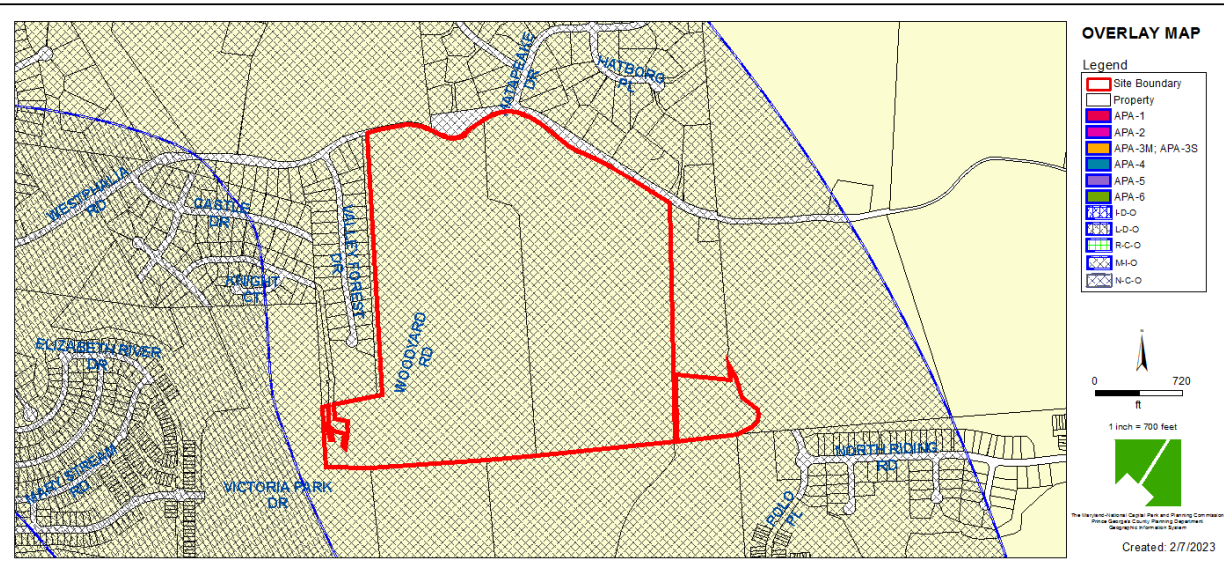
PRIOR ZONING MAP



OVERLAY MAP (CURRENT & PRIOR)

CURRENT OVERLAY MAP

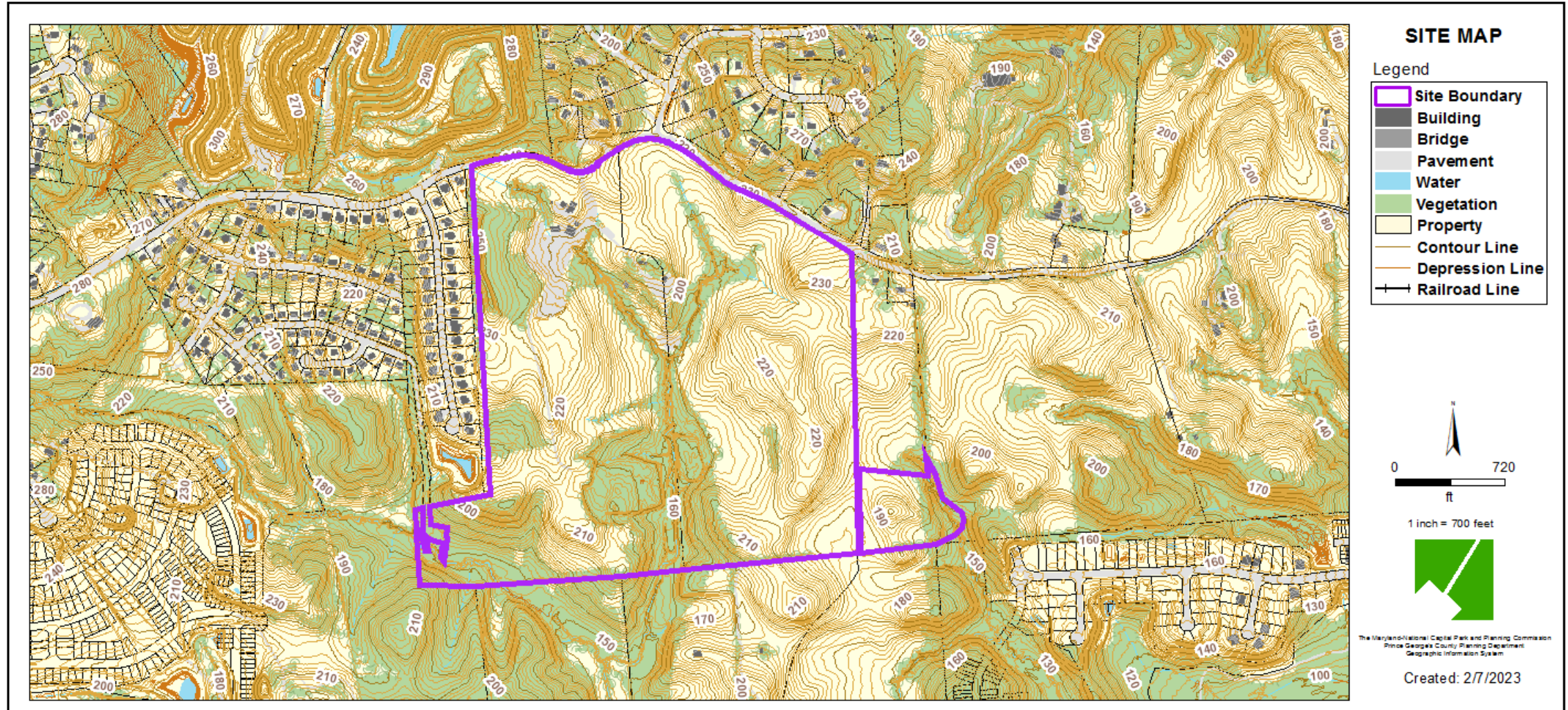
PRIOR OVERLAY MAP



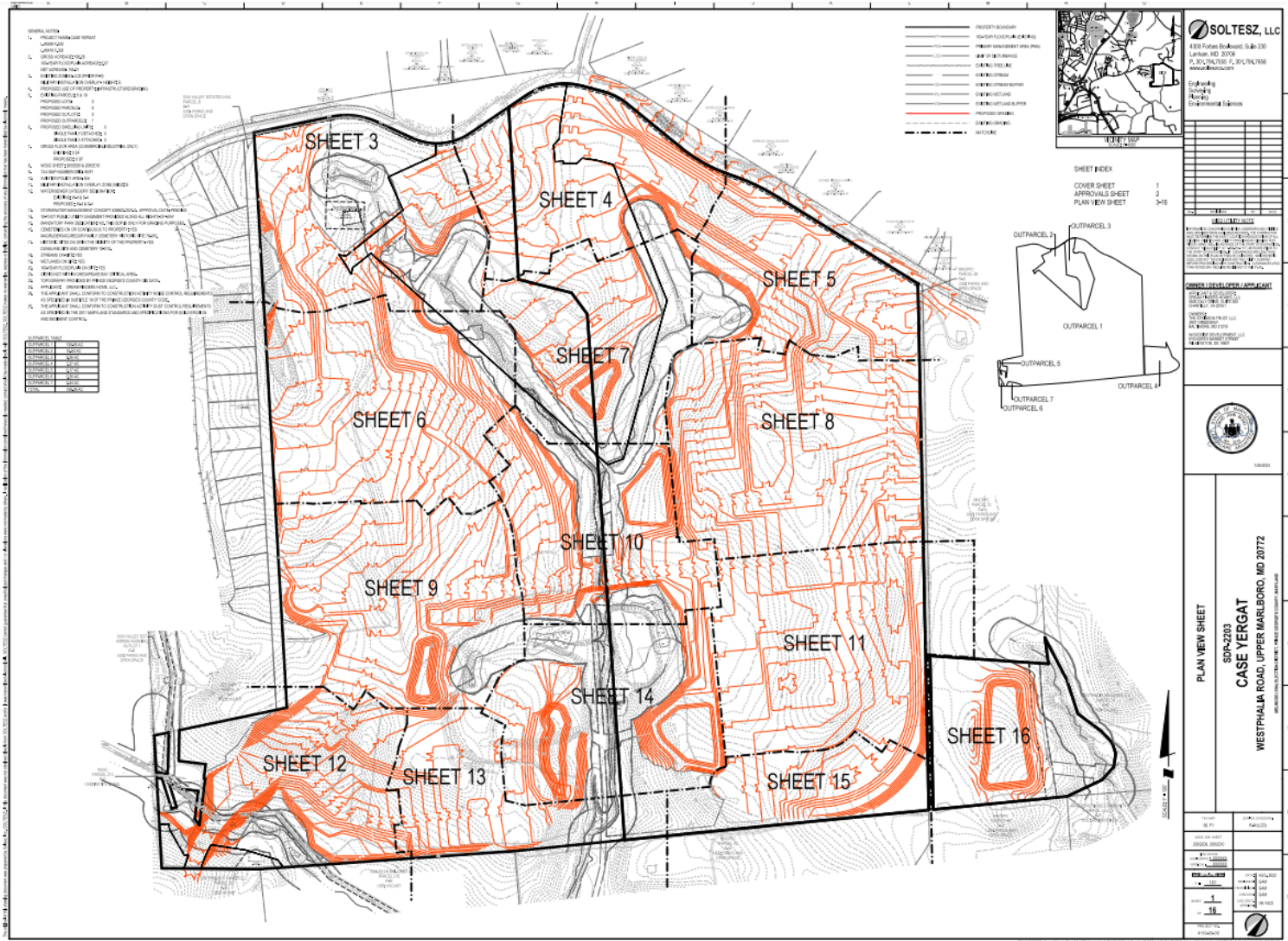
AERIAL MAP



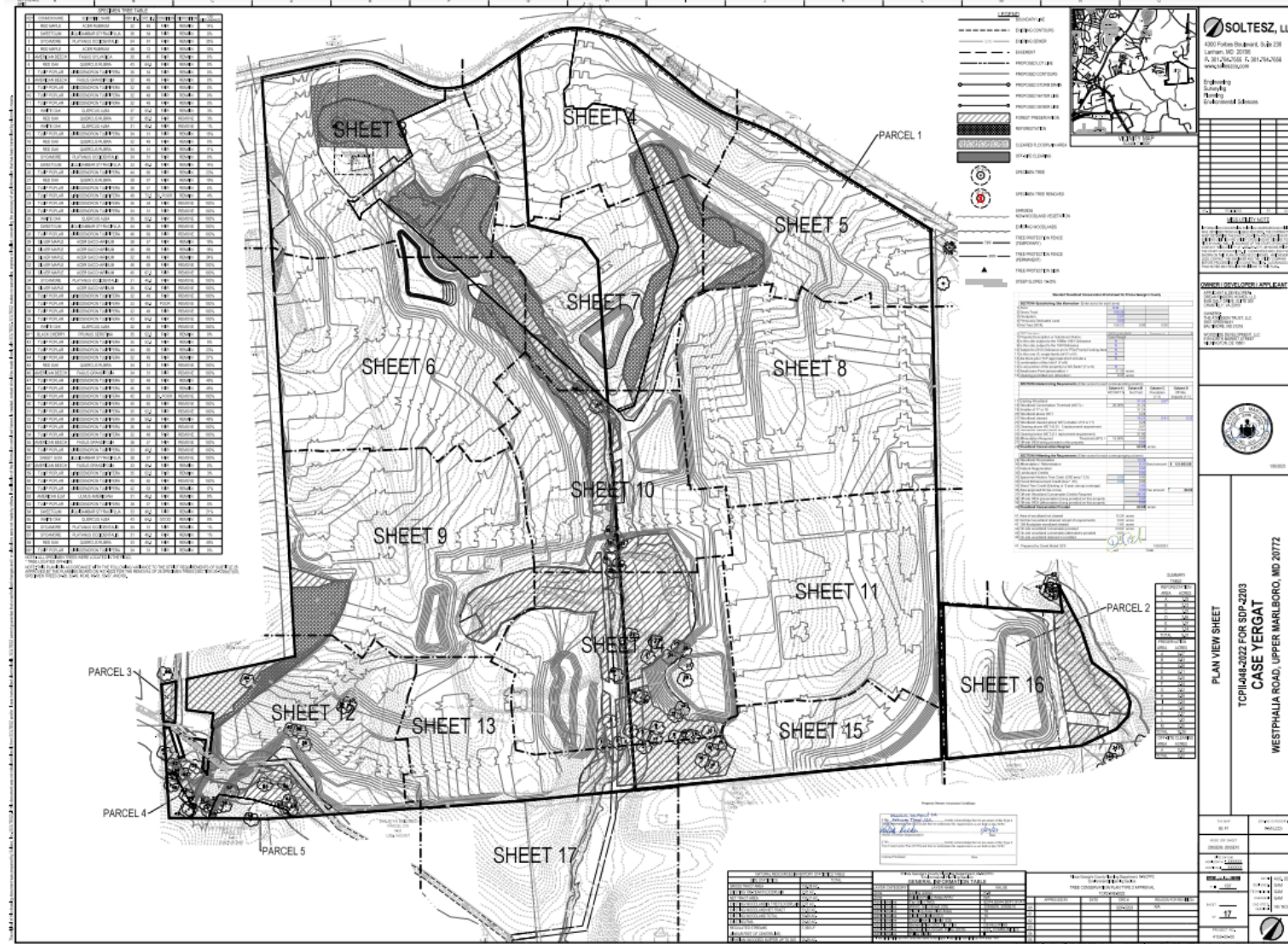
SITE MAP



SITE DEVELOPMENT PLAN



TYPE II TREE CONSERVATION PLAN



STAFF RECOMMENDATION

APPROVAL with conditions
APPROVAL with conditions
2022

Specific Design Plan SDP-2203
Type 2 Tree Conservation Plan TCP2-048-

Major Issues:
N/A

Applicant Required Mailings:

- Informational Mailing 3/15/2022
- Acceptance Mailing 11/15/2022