



## City Commission Agenda Item

Meeting Date: January 6, 2026

From: Josh White, Principal Planner

Item: 706 E Madison Rezone

**Motion:** An Ordinance authorizing the rezoning of 706 E Madison Ave, from “R-2” (Medium Density Residential District) to “C-3” (General Commercial District). (***Roll Call Vote***)

**Background:** The subject property is located at 706 E Madison Ave. The surrounding area is comprised of commercial uses. The property consists of approximately 0.71 acres. The project will involve the construction of a new building to park equipment for the neighboring business at 708 also owned by the applicants. The applicant is requesting a rezone from the R-2, Medium Density Residential District to a C-3, General Commercial District. Staff recommend approval of the rezone.

The Planning Commission held a public hearing on Tuesday, December 9, 2025 and voted unanimously to recommend that the City Commission approve the request.

**Commission Options:**

1. Approve ordinance on the first reading
2. Table and approve on second reading
3. Dissapprove ordinance with 2/3 majority
4. Table and send back to Planning Commission for further consideration

**Fiscal Impact:** Amount: **Cost of Publication**

Fund: Department: Expense Code:

☐ Included in budget ☐ Grant ☐ Bonds ☐ Other Not Budgeted

**Attachments:** Staff report & ordinance

**Approved for Agenda by:**

Randy Frazer, City Manager