



City of Breckenridge

PLANNING AND ZONING COMMISSION STAFF REPORT

Meeting

Date: June 25, 2024
To: Members of the Planning and Zoning Commission
From: Christi Tidrow
Subject: Request to replat property.

Purpose:

Consider and make recommendation on request to replat the property at 303 S. Jackson, currently legally described as Walker Caldwell 11 Addition, Block 35, Lots 8, 9, & N/48 of 10, into two lots (one lot will measure 8,400 square feet and the other 12,320 square feet). The property owner intends to sell these lots.

Existing Condition of Property:

The property in question is currently two and a half vacant lots.

Adjacent Existing Land Uses and Zoning:

North: Residential single-family home – zoned R1
South: Residential single-family home – zoned R1
East: Nursing Home outside city limits
West: Residential single-family home – zoned R1

Development Review Analysis:

The property owner would like to replat this property into two lots and sell them.

Staff Recommendation:

City staff forwards this request for your consideration.