



**METROPOLITAN DEVELOPMENT COMMISSION  
HEARING EXAMINER**

**November 21, 2024**

**Case Number:** 2024-CZN-842 / 2024-CVR-842  
**Property Address:** 2147 Columbia Avenue and 1315 East 22<sup>nd</sup> Street  
**Location:** Center Township, Council District #13  
**Petitioner:** Keyon Johnson and K & D Epic Holdings, LLC, by David Gilman  
**Current Zoning:** D-A  
**Request:** Rezoning of 0.264-acre from the D-8 and I-3 districts to the D-5 district to provide for a four-unit dwelling.  
Variance of Development Standards of the Consolidated Zoning and Subdivision Ordinance to provide for a four-unit dwelling, with a walkway along the south side yard lot line (walkways permitted to encroach up to two feet into the side yard) and to provide for one off-street parking space within the corner side yard (minimum eight-foot corner side yard setback required).  
**Current Land Use:** Residential Use  
**Staff Reviewer:** Kathleen Blackham, Senior Planner

**PETITION HISTORY**

Staff is requesting a **continuance of these petitions from the November 21, 2024 hearing, to the December 12, 2024 hearing**, to provide additional time for discussions with the petitioner's representative related to the site plan submitted with the petition.