



ACTION ITEM REPORT

Item Title: Consideration and ACTION to approve a conditional use permit to allow duplexes to be built on ABST 2- F L & I CO BLK 200, 3.7800 acres located the corner of S Mesquite and W. 8th Street, zoned R1A Single Family district.

Recommendation:

Owners of the property are requesting a conditional use permit to construct duplexes on the southwest corner of West 8th Street and South Mesquite. The land is currently vacant. The structures to the north on the same side of Mesquite Street are duplexes, mainly for the elderly. Across the street is single family housing but the houses do not face Mesquite. They face 8th, 9th and 10th Streets. There is also single family housing across the drainage ditch to the west. Due to the location and facing of the property, duplexes seem to fit fine in this area.

I recommend approval.