

Applicant: Norman Premium Real Estate, LLC

Project Location: Northeast Corner of the Intersection of 24th Ave. NE and E Alameda St.

Case Number: PD25-32

Time: 5:30 p.m.

Applicant Representative:

Gunner Joyce

Attendees:

Jennifer Golden
Michael Tribble
Eryn Tribble
Allyah Tribble
Stephen Carter
Michael Brown
Judy Croshie
Bonnie Rathert
Michael Jablonski
Rick Greene
Mary Jean Greene
Chong Dillon
David Dillon
Patrick Schrank
Greg Anderson
James Jackson
Donna Dray
Carrie James

City Staff:

Kelly Abell, Planner I
Logan Gray, Planner II

Application Summary:

The applicant is requesting a rezoning from C-2, General Commercial District, and R-1, Single-Family Dwelling District, to RM-6, Medium-Density Apartment District. The southwest corner of the property will remain C-2, General Commercial District. The proposed rezoning and associated plat will allow for a mixed-use development containing commercial and multi-family residential uses.

Neighbors' Comments/Concerns/Responses:

Several neighboring residents were in attendance and shared concerns about the proposed development. Some attendees expressed concern about the proposed

development's impact on nearby Upper Rock Creek through increased impervious coverage and removal of existing vegetation. Attendees that raised these concerns suggested that there had not been enough consideration given to proposed development's impact in this regard. Other neighbors were concerned that the proposed multifamily development will negatively impact surrounding property values.