



Agenda Item :

MEMORANDUM TO THE BOARD OF COMMISSIONERS

FROM: Clint Mack
DATE: 7/2/2024
SUBJECT: NMRC Proposal

INFORMATION:

Current Zoning: **CBD**

Required Zoning: (Dependent on declared *primary use*):

- 4.4-Social, club, fraternity- **NOT Permissible**
- 18.1-Government, client, professional services offices- **Permissible**
- 18.3-Physicians office less than 10,000 sq/ft- **Permissible/Special Use Permit**
- 20.0-Nursery, Day/Child Care Centers- **NOT Permissible**

FINANCIAL IMPACT STATEMENT:

- Proposal is to lease Parcel # 20190144 (only 1 parcel is available for use) indefinitely for \$1.
- Building improvements will help appreciate the property value.
- Recommend any proposal chosen to be financially responsible for all utilities, maintenance, and construction costs.