



Legislation Text

---

File #: 24-262, Version: 1

---

**AGENDA DATE:** January 18, 2024  
**COUNCIL DISTRICT(S):** 1  
**DEPARTMENT:** Department of Planning and Urban Design

---

**SUBJECT**

A City Plan Commission authorized hearing to determine the proper zoning for the area to include but not limited to use, development standards, and other appropriate regulations in an area generally, along both sides of Edgefield Avenue from Tennessee Avenue to the alley south of Newport Avenue, both sides of Balboa Drive between Pioneer Drive and Berkley Avenue, both sides of Ferndale Avenue from the alley east of Tennessee Avenue to the alley east of Balboa Drive, both sides of Brunner Avenue, between Balboa Drive and Edgefield Drive, and both sides of Newport Avenue between Balboa Drive and Edgefield Drive, and containing approximately 14 acres.

Staff Recommendation: **Approval** of a WMU-3 Walkable Urban Mixed-Use district and a Shopfront Overlay on a portion.

Planner: Sef Okoth

Council District: 1

**Z178-142(SO)**