

Z-9-15 – South West Street – approximately 0.53 acre, rezoned from Business, Residential – 20 and Neighborhood Business (BUS, R-20, and NB) to Neighborhood Mixed Use – 3 Stories – Urban Limited – Conditional Use (NX-3-UL-CU) (PINs 1703467496, 1703468401, 1703468308, and 1703468324).

Conditions dated: May 13, 2015

1. **Uses prohibited on the properties to be rezoned:** Special care facility, Cemetery, Telecommunication Tower (<250 ft.), Telecommunication Tower (\geq 250 ft.), Outdoor sports or entertainment facility (\leq 250 seats), Outdoor sports or entertainment facility ($>$ 250 seats), Indoor recreation (all types), Vehicle Sales/Rental, Detention center, jail, prison, and Vehicle repair (minor), Drive-in and drive-through facilities, commercial parking lots, remote parking lots, and vehicular fuel sales.
2. Maximum overall density for residential uses shall be limited to 30 units per acre.
3. Maximum overall intensity for office and/or medical uses shall be 14,600 square feet gross floor area.
4. Maximum overall intensity for retail sales uses shall be 7,600 square feet gross floor area.
5. New mixed uses building types or general building types constructed after the effective date of this rezoning that include office, medical, and/or retail sales uses shall have the appearance of early twentieth century storefronts, such as those found in the nearby Depot National Register Historic District (e.g. 217, 307, 309, 311, or 313 W. Martin Street), and will be a minimum of two stories in height.