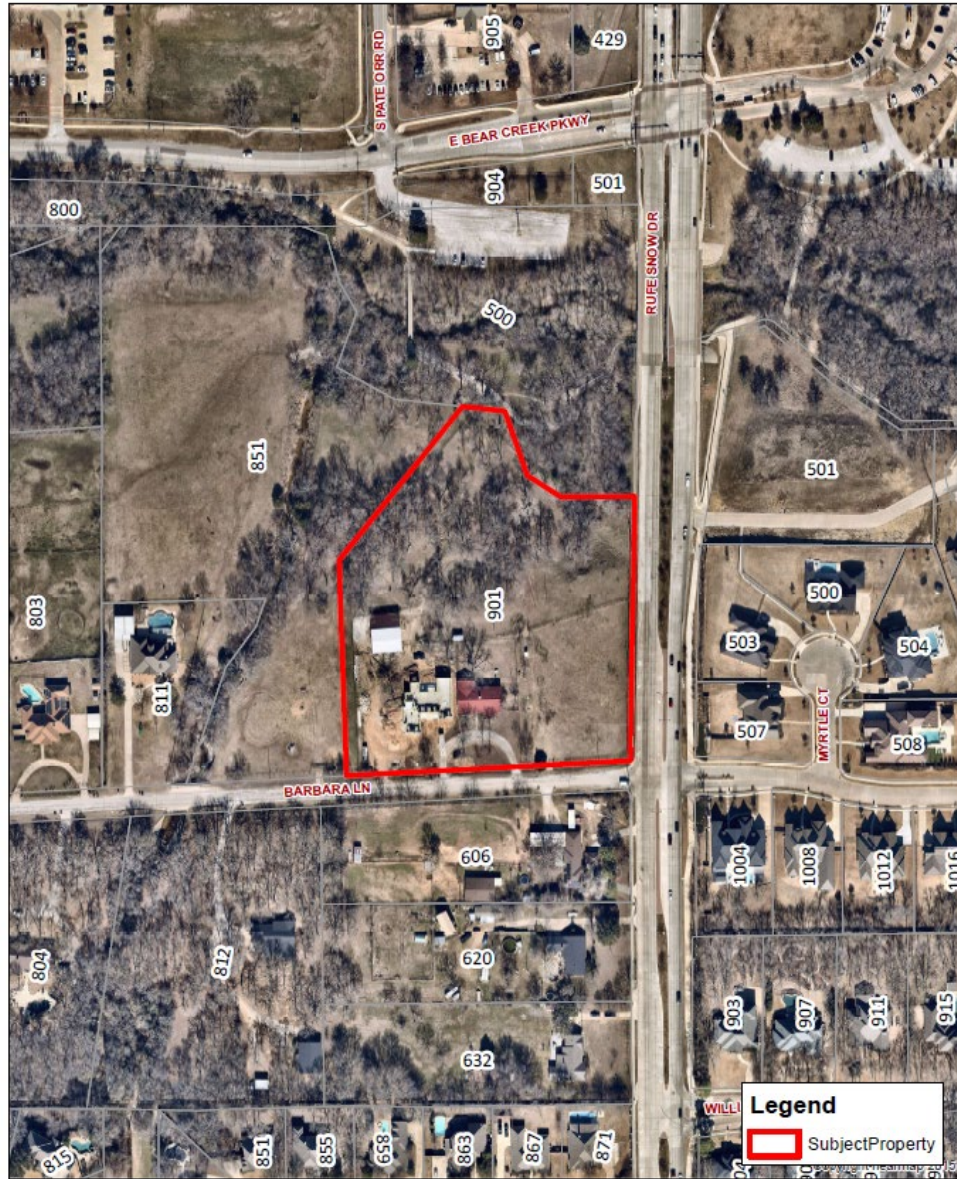


Item I-3

PUBLIC HEARING: Consider an ordinance approving an amendment to an existing Specific Use Permit (SUP) by allowing a 10-month extension to the time the Applicant may reside in the existing home while the new home is being built, on a property legally described as Lot 2, Block A of the VRA Addition, being 5.69-acres, located at the intersection of Barbara Lane and Rufe Snow Drive, zoned Single-Family 36,000 square-foot lots or greater (SF-36) and addressed as 901 Barbara Lane. Sean Alibrando, Owner/Applicant. (SUP-23-0013)

Aerial Map

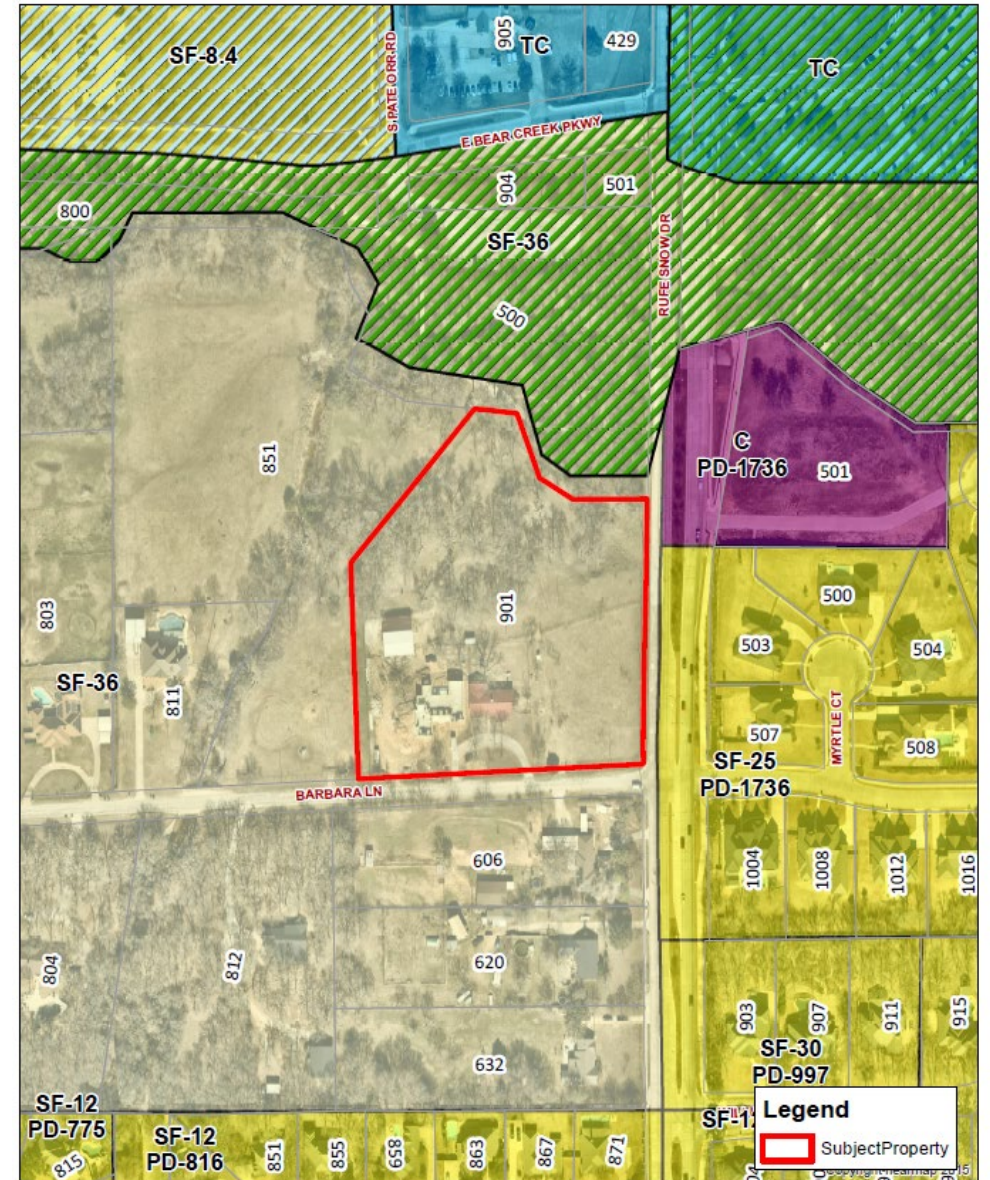


Item I-3



Zoned SF-36

Zoning Map



Item I-3

Background:

On Nov. 2, 2021, City Council approved an SUP for a 2,000-square-foot accessory structure and to allow the property owner to live in the existing home during construction of a new home. The SUP included the following conditions:

1. The removal of the existing 2,466-square-foot main structure shall be within 3 months of the building final of the new main structure.
2. The SUP allowing the applicant to reside in the existing main structure while the new main structure is being built shall expire within 18 months of the approval date.

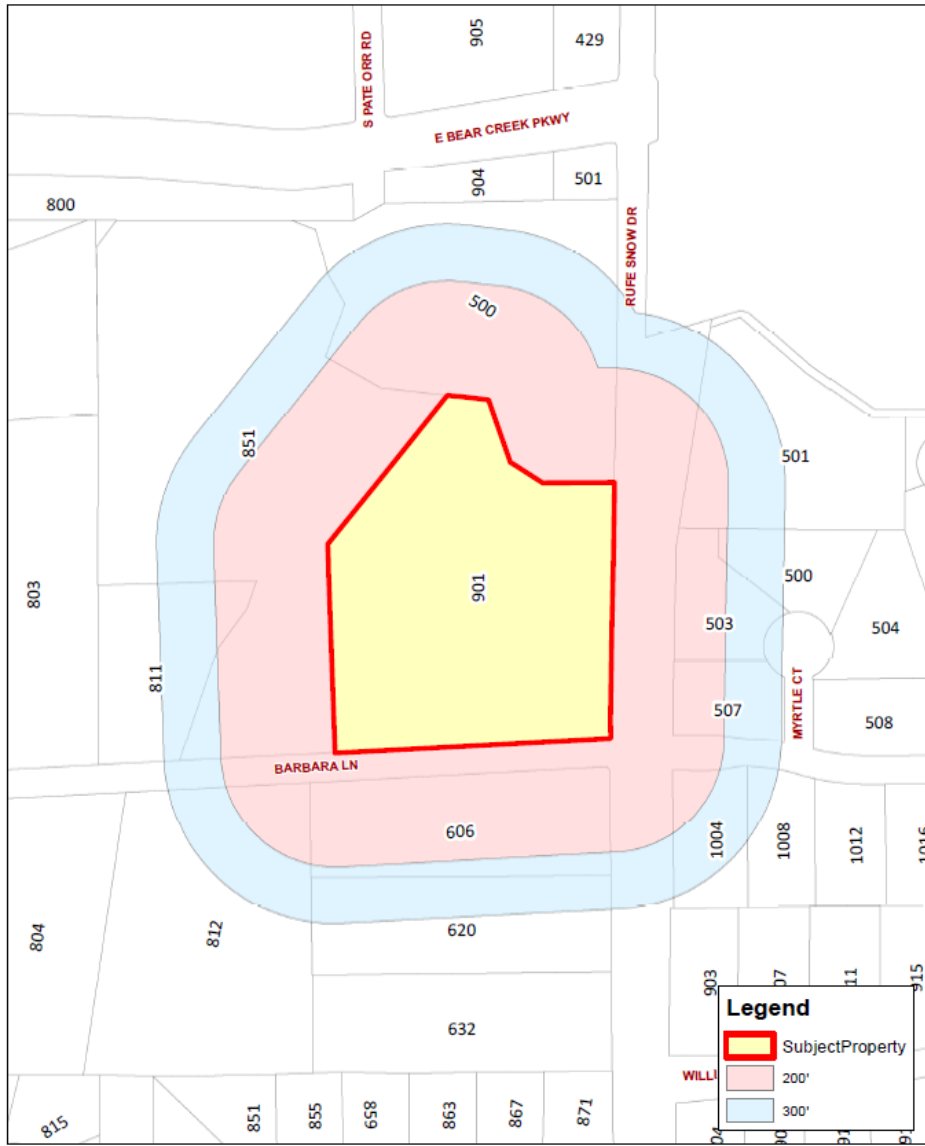
The second SUP condition expired May 2, 2023. The Applicant is requesting a 10-month extension of the time he is permitted to reside in the existing main structure.

Item I-3

Section 8.02 (F)(2)(a) of the UDC states that when considering an SUP request, the City Council shall consider the following factors:

- 1) The use is harmonious and compatible with surrounding existing uses or proposed uses;
- 2) The activities requested by the applicant are normally associated with the permitted uses in the base district;
- 3) The nature of the use is reasonable and appropriate in the immediate area;
- 4) Any negative impact on the surrounding area has been mitigated; and
- 5) That any additional conditions specified ensure that the intent of the district purposes are being upheld.

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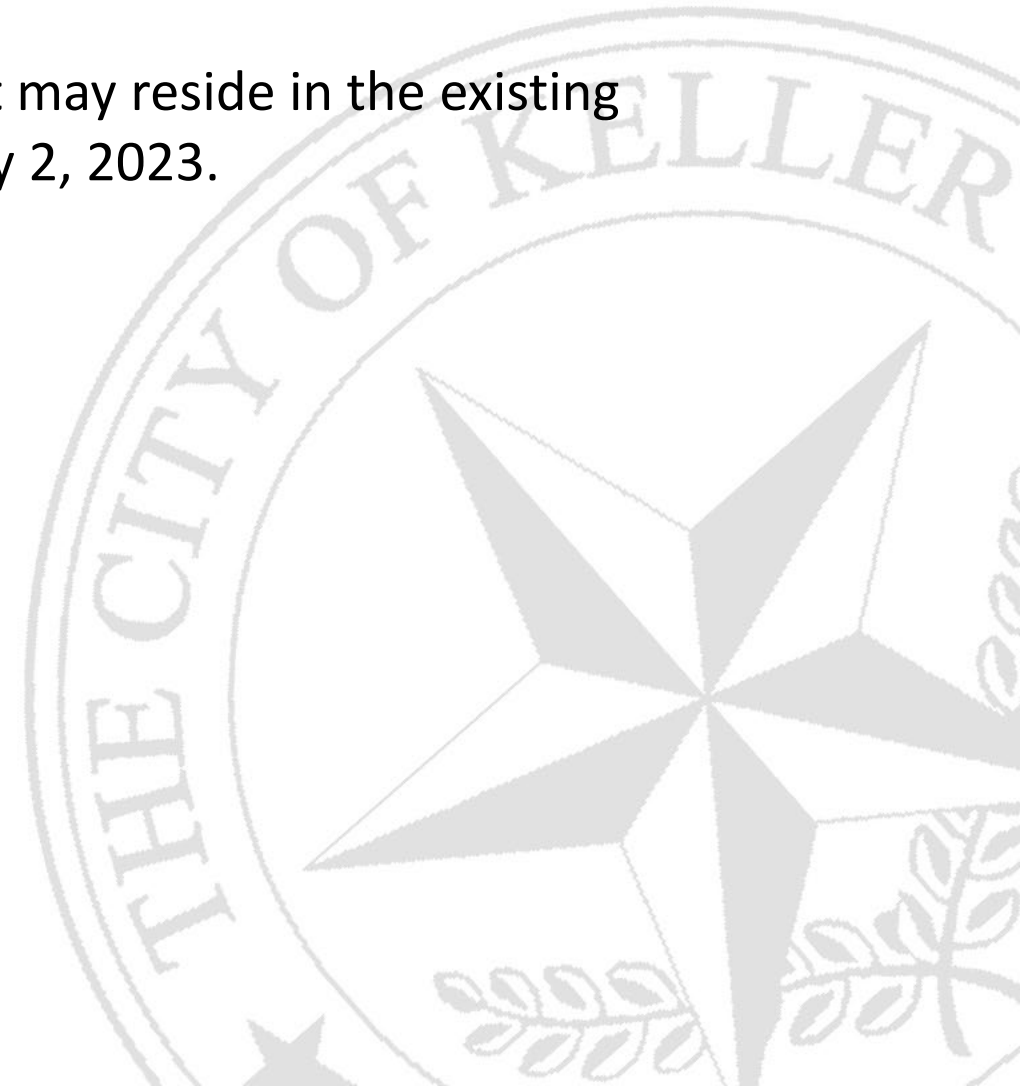


- On April 13, 2023, the City mailed 10 Letters of Notification for this Public Hearing to all property owners within three-hundred feet (300') of the subject site. A public hearing notice sign was posted on the site.
- Staff has received no response from the public on this SUP request.

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SUP Extension Request:

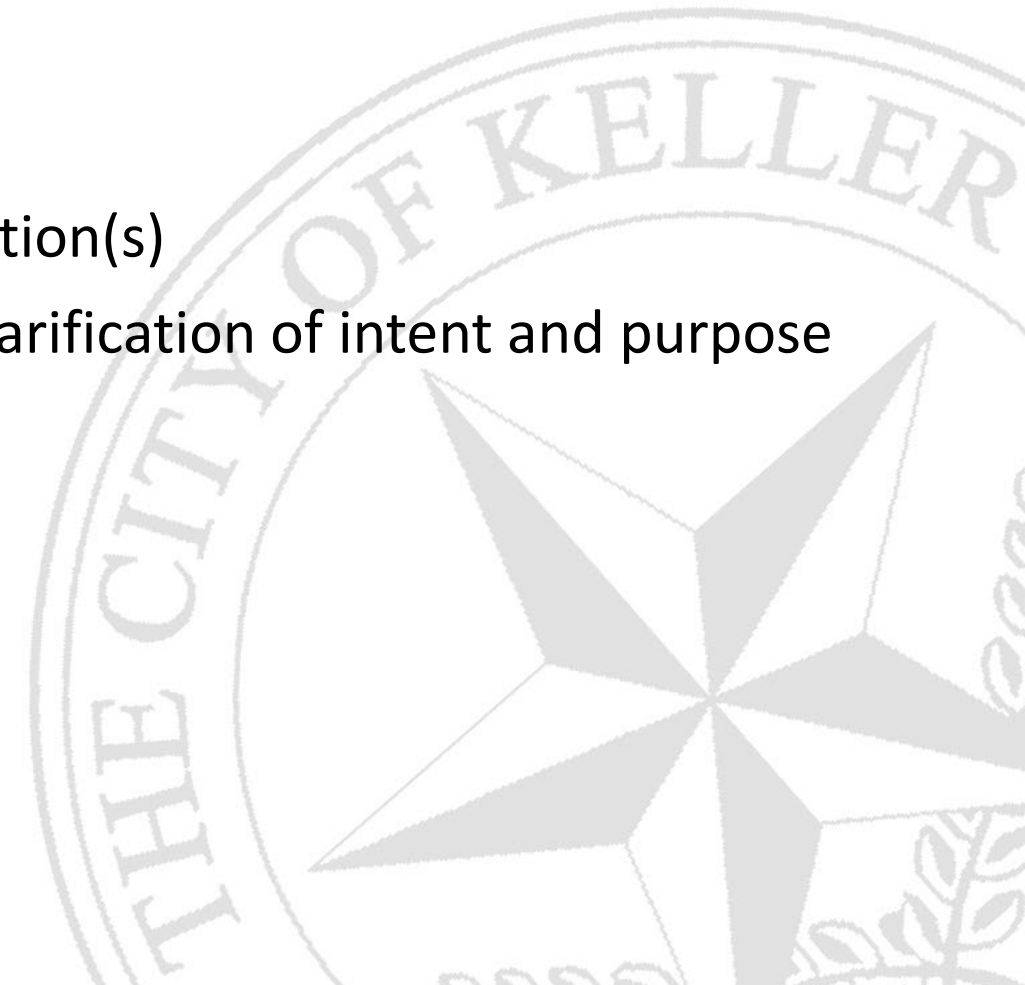
1. To allow a 10-month extension to the time the Applicant may reside in the existing home while the new home is being built, beginning on May 2, 2023.



Item I-3

The City Council has the following options when considering a Specific Use Permit (SUP) request:

- Approve as submitted
- Approve with modifications or additional condition(s)
- Table the agenda item to a specific date with clarification of intent and purpose
- Deny





**Questions?
Sarah Hensley
817-743-4130**

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