



City of Columbia

701 East Broadway, Columbia, Missouri 65201

Department Source: Community Development - Planning

To: City Council

From: City Manager & Staff

Council Meeting Date: March 4, 2024

Re: 2501-2505 Eastwood Drive – Rezoning (Case # 58-2024) – Supplemental Memo

Executive Summary

The applicant has submitted correspondence requesting withdrawal of further Council consideration on B-31-24. Second reading on B31-24 was scheduled to occur on the March 4, 2024 agenda.

Discussion

Staff has received correspondence (see attached) to withdraw B31-24 from further Council consideration. B31-24 is the subject of a proposed rezoning from R-2 to R-MF of two parcels of land at the southeast corner of Sylvan Lane and Eastwood Drive addressed 2501-2505 Eastwood Drive. The applicant sought rezoning to permit the construction of a “large group home” on the parcels. The request was reviewed by the Planning and Zoning Commission at their January 18, 2024 meeting. Following the required public hearing, the request was recommended for denial (6-0) by the Planning and Zoning Commission.

It should also be noted that since introduction of B31-24, a protest petition opposing the requested rezoning was submitted. While a request to have this matter withdrawn from further Council consideration makes the submission of the protest petition moot, its receipt has been noted to ensure full transparency with respect to this application. Staff did verify the petition signatures and determined they represent 25.92% of the property within the 185-foot buffer surrounding the subject site. As such, the minimum of 30% threshold triggering a two-thirds (2/3) vote of the seated and not disqualified members of Council was not obtained.

Per sec. 29-6.4(n)(1)(i)(D) of the UDC, when an application is denied by the Council or withdrawn by the applicant after a negative recommendation from the Commission an application that is the same or substantially the same may not be submitted for a period of 12-months unless waived by Council. Upon receipt of the applicant's request to withdraw, 'cancel' as stated in the attached correspondence, staff informed the applicant of the above stated UDC provision. The applicant acknowledged the provision and affirmed their request to have Council take no further action on the rezoning.

Fiscal Impact

Short-Term Impact: None.

Long-Term Impact: None.



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Strategic & Comprehensive Plan Impact

Strategic Plan Impacts:

Primary Impact: Not Applicable, Secondary Impact: Secondary, Tertiary Impact: Tertiary

Comprehensive Plan Impacts:

Primary Impact: Not Applicable, Secondary Impact: Secondary, Tertiary Impact: Tertiary

Legislative History

Date	Action
2/19/2024	Rezoning of 2501-2505 Eastwood Drive from R-2 to R-MF (B31-24)

Suggested Council Action

Accept the applicant's request to withdraw further action on the rezoning of 2501-2505 Eastwood Drive (Case # 58-2024)