

**Applicant:** Ryan & Hillary Pitts

**Project Location:** 1414 George Avenue

**Case Number:** PD18-09

**Time:** 6:30 p.m.

**Applicant/Representative**

Blaine Nice, Applicant's Representative  
Steve Skinner, Applicant's Contractor

**Attendees**

No neighbors attended the meeting.

**City Staff**

Janay Greenlee, City Planner II  
Beth Muckala, Assistant City Attorney II

**Application Summary**

The applicant is requesting to rezone from R-1, Single Family Dwelling District to R-2, Two Family Dwelling District to allow a garage apartment. The applicant's proposal is to build a detached one-car garage with an attached efficiency apartment; the total square footage of the garage and apartment is 595 square feet.

In July 2018, the applicant requested a 62.5 square ft. variance to the 7,000 square ft. lot area requirement in R-2, Two Family Dwelling District to have the required lot area to build a garage apartment. The applicant received approval from the Board of Adjustment for the variance contingent on the approval of the land use amendment and rezoning request.

**Neighbor's Comments/Concerns/Responses**

N/A