

**Title:** Rezoning Z-2-25 201 Bragg Street, northeast at the intersection of Bragg Street and South Blount Street  
**Meeting Date:** July 1, 2025  
**Meeting Type:** City Council Meeting - First Tuesday - Afternoon & Evening Sessions  
**Department:** Planning and Development - Planning (Long Range)  
**Sponsor:** Bynum Walter

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**Agenda Content:**

Bynum Walter, Planning and Development

Blannie Miller, Planning Commission

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Current Zoning: Residential-10 with South Park Neighborhood Conservation Overlay District (R-10 w/ NCOD)

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Requested Zoning: Neighborhood Mixed Use-3 stories with South Park Neighborhood Conservation Overlay District (NX-3 w/ NCOD)

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Approximately 0.07 acres are requested to be rezoned by Ashly Hum on behalf of the property owners Catherine and Arnold Brown. The rezoning request would permit a broader range of neighborhood serving commercial uses on the property while maintaining the South Park Neighborhood Conservation Overlay District (NCOD).

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The request is inconsistent with the Future Land Use Map.

The request is consistent with the 2030 Comprehensive Plan overall.

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The RHDC recommends approval (8-0).

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The Planning Commission recommends approval (8-1).

**Recommended Action:** The City Council may set a date for a public hearing on this case. Alternatively, the request can be held or referred to committee for further review. If a hearing is authorized, staff recommends a hearing date of August 19, 2025.