

NOTES, 8803 N MOPAC, Kenneth Webb

Extracted from 2016 Zoning Guide, and Jan 31 draft LDC for MU5B

ITEM	MU5B* LDCdraft	CS	LI	GR	GO	LO
Min Lot Size, SF	5,000	5,750	5,750	5,750	5,750	5,750
Min Width, Feet	50	50	50	50	50	50
Max Bldg Coverage,	?	95%	75%	75%	60%	50%
Impervious Cover	90%	95%	80%	90%	80%	70%
FAR	2.0	2:1	1:1	1:1	1:1	.7:1
Maximum Height, Feet	60	60	60	60	60	40

MU5B* Other

MU5B, extracted from 23-3C-5-20, Jan 31, 2020 draft LDC

ITEM	MF	Live/Work	TOWNHOUSE	OTHER
Minimum Area SF	5,000	1,800	1,800	5,000
Minimum Width	59	18	18	50
FAR	2.0	0.8	0.8	2.0

I have compared the permitted uses in the Zoning Use Summary Table for CS and LI zoning. The uses for CS zoning are the same as for LI, with the following exceptions:

Uses permitted under CS which are not permitted under LI:

Family Home

Guidance Services

**Hospital Services (General)

**In MU5B

**Hospital Services (Limited)

**In MU5B

**Private Primary Educational Facilities

**In MU5B

**Private Secondary Educational Services

**In MU5B

**Public Primary Educational Facilities

**In MU5B

**Public Secondary Educational Facilities

**In MU5B

#Bed and Breakfast (Group 1) and (Group 2)

#not in MU5B

#Short Term Rental

#not in MU5B

Alternative Financial Services

Commercial Blood Plasma Center (P5)

Consumer Repair Services

**Pawn Shop Services

**In MU5B

Pet Services

Several uses permitted under LI which are not also permitted under CS, primarily industrial type uses which likely not a factor in considering the requested rezoning as CS rather than LI.