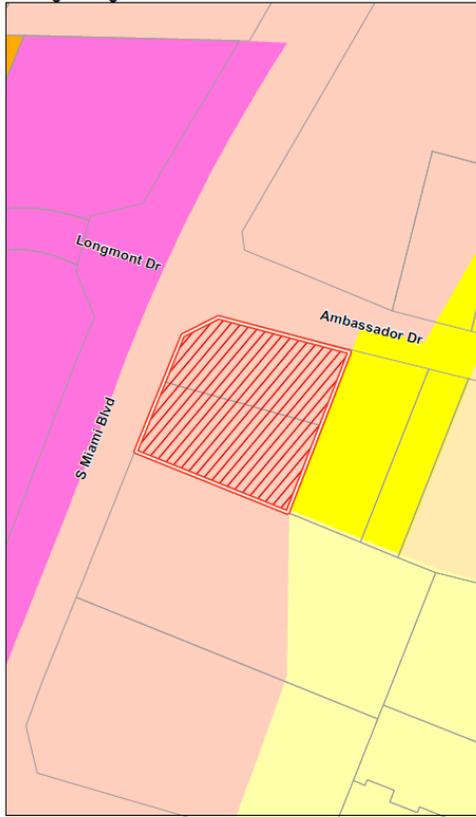


<b>Application Information – 2301 S. Miami Boulevard</b>			
<b>Reference Name</b>	2301 S. Miami Boulevard	<b>Submittal Date</b>	June 29, 2020
<b>Application Type(s) (Case#)</b>	Zoning Map Change (Z2000020)		
<b>Proposal</b>	All permitted uses within the Commercial General zoning district		
<b>Applicant</b>	Mark Kuykendall, Good Work Architects, PLLC		
<b>Staff Contact</b>	Alexander Cahill, Senior Planner at <a href="mailto:Alex.Cahill@durhamnc.gov">Alex.Cahill@durhamnc.gov</a>		
<b>Site Information</b>			
<b>Location</b>	2301 S. Miami Boulevard	<b>Legacy Cases</b>	NA
<b>Site Acreage</b>	.899	<b>Existing Use</b>	Minor auto service and sales
<b>Request</b>			
<b>Designations</b>	<b>Existing</b>	<b>Proposed</b>	
<b>Jurisdiction</b>	City	No change	
<b>Development Tier</b>	Suburban	No change	
<b>Future Land Use</b>	Commercial	No change	
<b>Zoning</b>	Commercial Neighborhood (CN)	Commercial General (CG)	
<b>Overlay Zoning District(s)</b>	NA	No change	
<b>TIA Required</b>	No		
<b>Buffers</b>			
<b>Zone to Zone</b>	<b>Adjacent to Development</b>	<b>Adjacent to Undeveloped Land</b>	
<b>CG to RS-20</b>	0.8 opacity, 50 feet	0.6 opacity, 30 feet	
<b>CG to CN/OI</b>	0.6 opacity, 30 feet	0.4 opacity, 20 feet	

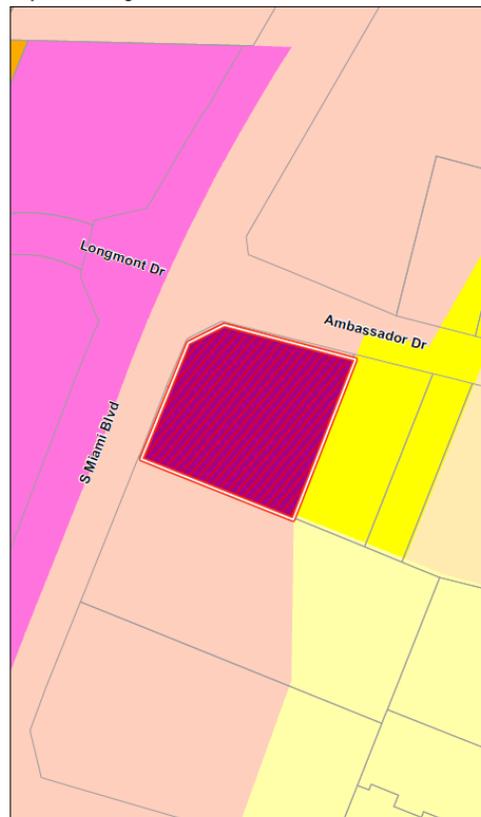
See context map on following page.

**Context Map**  
2301 S. Miami

**Existing Zoning:**



**Proposed Zoning:**



- Legend:**
-  Case Area
  -  Parcel Lines
  -  Streams
  -  Floodplain
  -  City Limits
  -  Ag Lands

- Zoning Districts:**
-  RR
  -  RS-20
  -  RS-10
  -  CN
  -  OI
  -  CG

