

# Discovery Time Learning Center

417 Hume Avenue | DSP2022-00025

---

Planning Commission

January 5, 2023



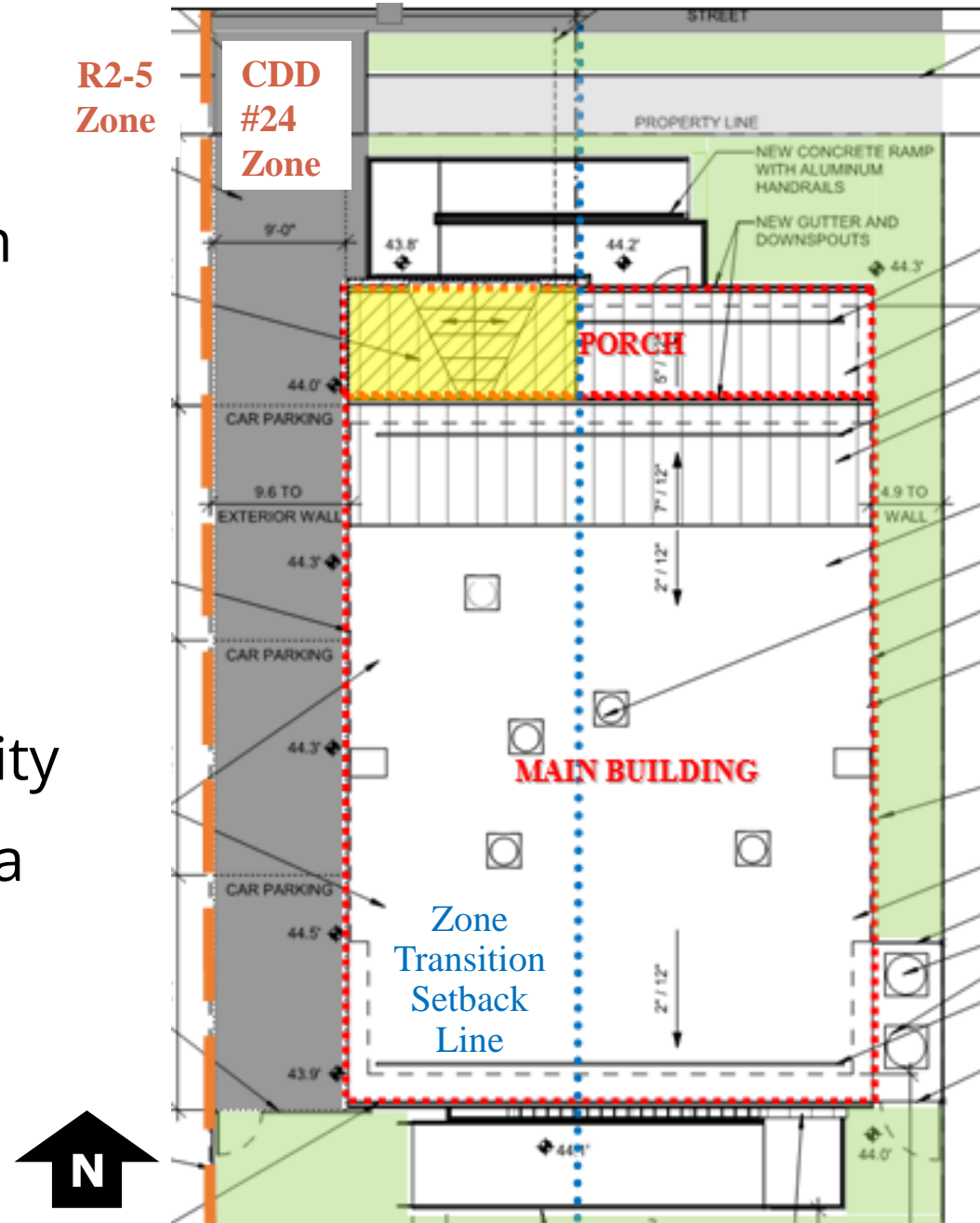
*This presentation is subject to changes prior to hearing*

# Project Location



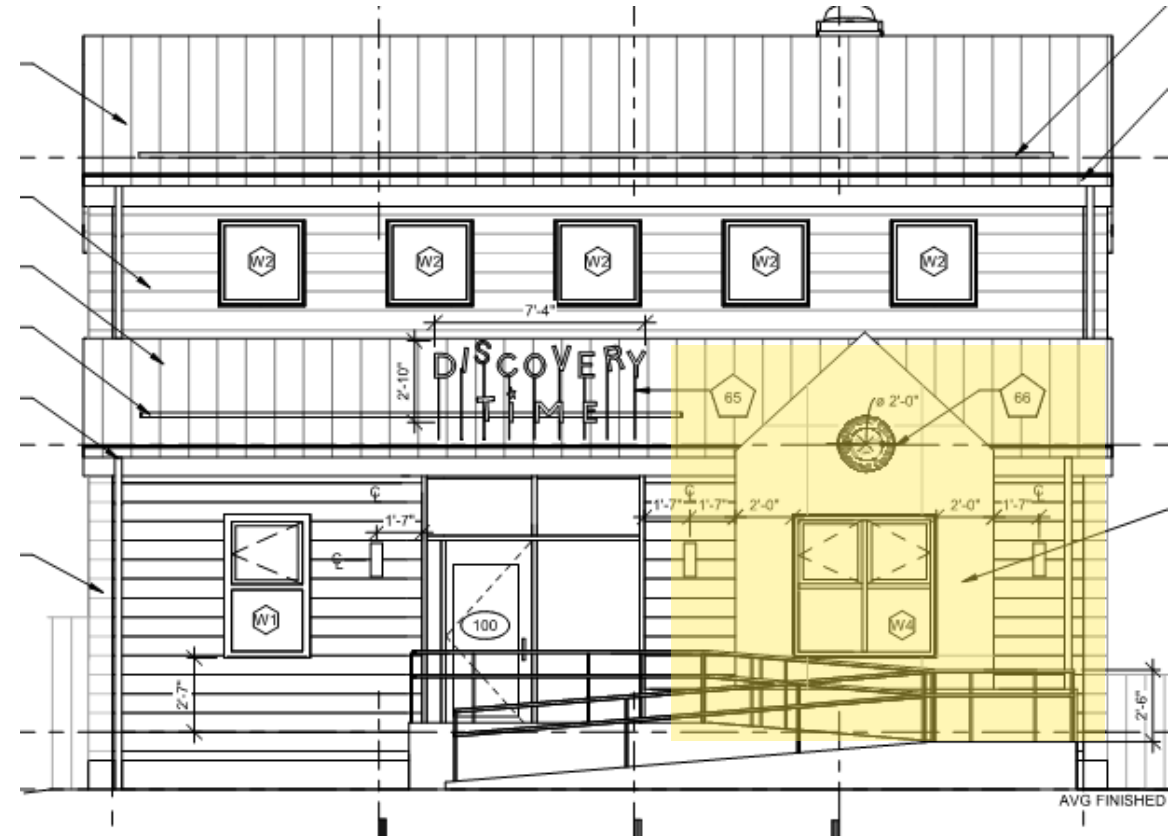
# Background

- Additional day care center location
- Approvals in place for most of the project
- Portion of existing front porch located in 25-foot zone transition setback on side
- Increase in degree of nonconformity
- Section 7-903 provides for relief via Development Site Plan (DSP)



# Project Description

- DSP approval to allow enclosure of 120 SF portion of front porch
- 16-foot encroachment into 25-foot zone transition setback on side
- DSP request is limited to the porch request only
- Setback relief is sole reason for DSP request



# Conclusion

- Porch enclosure is minor in nature, no impacts expected
- Staff recommends APPROVAL subject to limited conditions



# APPENDIX



# Section 7-903

*The planning commission may vary the requirements of this [section 7-900](#) as part of the site plan process, notwithstanding that a site plan is not otherwise required for the proposed development. In the event that application is made for site plan approval exclusively to secure relief from the provisions of this [section 7-900](#), then notwithstanding any contrary provision of [section 11-400](#), the required site plan application material shall be limited to that reasonably necessary to enable review under this [section 7-900](#), and the fee shall be the minimum site plan fee as prescribed pursuant to [section 11-104](#).*