



Department of Planning & Zoning

Subdivision #2026-00005 114 East Raymond Avenue

**Planning Commission Public Hearing
June 22, 2026**



Agenda



- 1 Summary**
- 2 Background Information**
- 3 Subdivision Request**
- 4 Planning Commission Guidance**



Summary

Request

- ▶ Re-subdivision of one lot into two new lots

Findings

- ▶ New lots comply with zone regulations
- ▶ New lots are consistent with surrounding lot shapes and sizes



Background Information

Zone

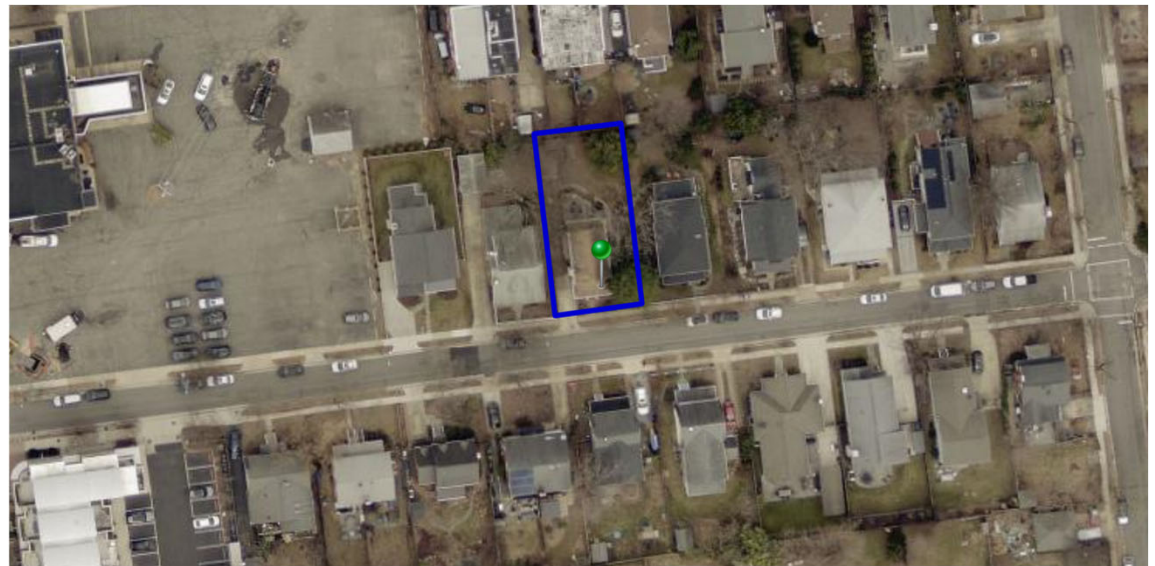
- R-2-5/Residential
- Single-unit dwelling

Small Area Plan

- Potomac West

Surrounding Uses

- Residential



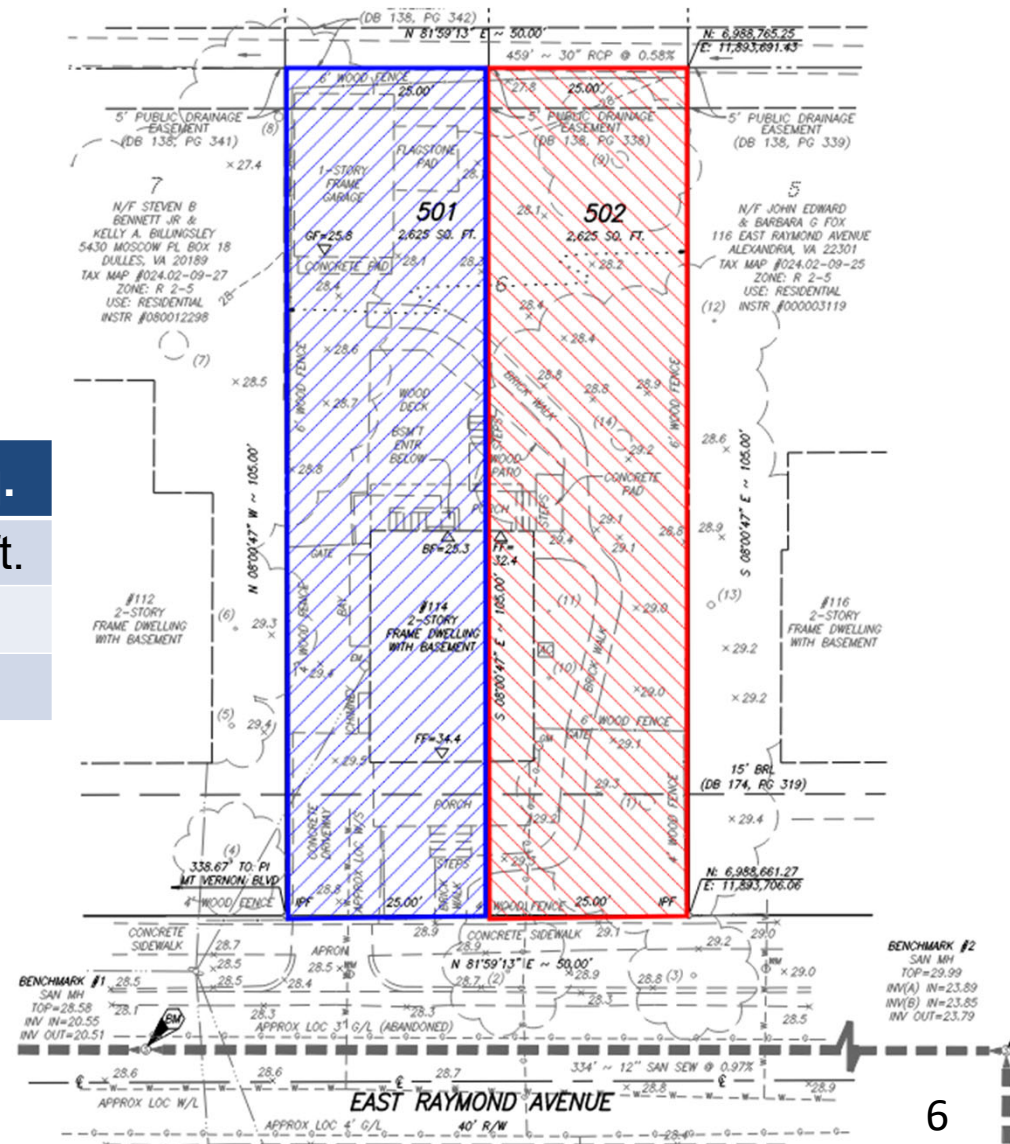
SUB2026-00005





Proposed Lots

Proposed Lots 501 and 502		Zone Req.
Size (each lot)	2,625 sq. ft.	2,500 sq. ft.
Width (each lot)	25 Ft.	25 ft.
Frontage (each lot)	25 Ft.	25 ft.



SUB2026-00005



**Staff recommend approval
subject to conditions**

