

ENC #2021-00004 421 Gibbon Street

Planning Commission September 9, 2021

Site Context

OF NLEY AND

Surrounded by residences (primarily townhouse) with a nearby school and fraternal organization building



Zoned RM, Residential

SUP Request

Encroachment to allow brick mitigation wall forward of the property line.



South Front Elevation



Proposal

| A CONCERNENT AREA LINE TABL |
|--|
| |
| GIBBON STREET |
| MONUMENT LINE L2 S 09'53'35" W 5.00 |
| L3 N 80'52'09" W 14.01 |
| L4 N 09'47'57" E 5.00 ENCROACHMENT AREA = |





Mitigation Wall







Staff Recommends Approval



Flooding with no Mitigation



Before Renovation: May 2020

Before Renovation: January 2021