

ZV 2022-259

May 9, 2022

Chooch Pickard chooch@archincmemphis.com

RE: Certificate of Zoning Parcel ID No.

 1548 Poplar Avenue
 020045 00022C

 1532 Poplar Avenue
 020045 00027

Dear Applicant,

This letter is in response to your request for zoning information regarding the above referenced property. To wit:

The current zoning classification for the subject property is:

Residential Urban – 3 (RU-3) District within the Evergreen Historic District (H).

• Is the subject property located within an Overlay District?

Yes, the subject property is located within the Midtown District (MD) Overlay.

Information regarding variances, special permits/exceptions, ordinances or conditions.

The following apply to the subject property:

A use variance (BOA 2017-059) approved by the Memphis and Shelby County Board of Adjustment on August 23, 2017. The case approved offices in relation to a philanthropic organization as well as the potential for a medical clinic. See enclosed Notice of Disposition/Final Site Plan.

 The current / proposed use of the subject property as a "Philanthropic Institution with Offices and Clinic" is a:

Use permitted in accordance with the above approved variance (BOA 2017-059). Please see attached final site plan for conditions from the case.

Link to the Unified Development Code:

https://www.develop901.com/landuse-developmentservices/zoningSubdivisionAdministration

The above information contained herein was researched on May 9, 2022. It is believed to be accurate and is based upon, or relates to, the information supplied by the requestor. No guarantees as to the accuracy of the data and information provided above are expressed or implied. This office is not responsible for any loss of profit, indirect, incidental, special, or consequential damages arising out of the use of the information provided above and assumes no liability for error and/or omission associated with this determination. All of the information contained herein was obtained from public records, which may be inspected during regular business hours.

Further information pertaining to the Unified Development Code may be obtained by visiting https://www.develop901.com/landuse-developmentservices or by contacting staff in the Land Use and Development Services Section of the Memphis and Shelby County Division of Planning and Development.

If you have questions regarding this matter, please feel free to contact me at (901) 636-6619 or via email at lucas.skinner@memphistn.gov.

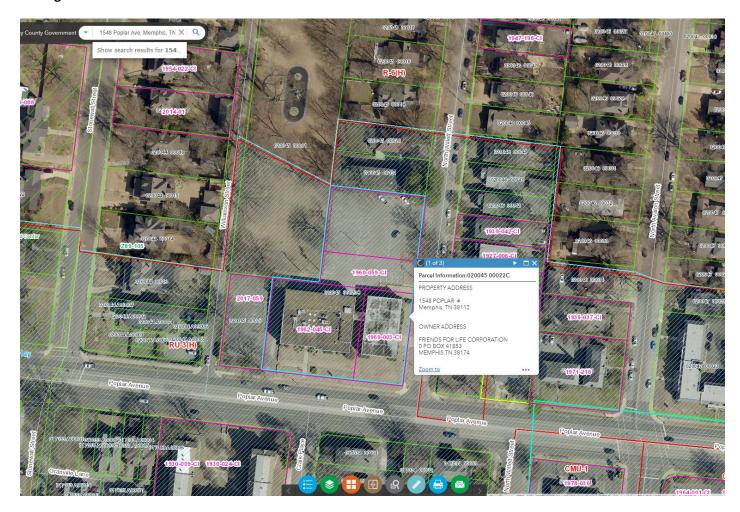
Respectfully,

Lucas Skinner Municipal Planner

Land Use & Development Services

Lucus Shin

Zoning Atlas



BOA 2017-059 - Final Approved Site Plan

