



**CITY OF HOUSTON - CITY COUNCIL**

Meeting Date: 1/19/2022

District C

Item Creation Date: 10/4/2021

PLN - Special Minimum Lot Size Block Application No. 785 (400 block of W 21st Street, north and south sides, between Nicholson Street and Ashland Street)

Agenda Item#: 5.

**Background:**

In accordance with Section 42-197 of the Code of Ordinances, the property owner of 442 W. 21st Street, LT 22, in the Heights Subdivision, initiated an application for the designation of a Special Minimum Lot Size Block (SMLS B). The application includes written evidence of support from the owners of 69% of the block. The Planning and Development Department mailed notifications to forty-three (43) property owners indicating that the SMLS B application had been submitted. The notification further stated that written protest must be filed with the Planning and Development Department within thirty (30) days of mailing. One (1) written protest was filed. The Houston Planning Commission considered the protested application on September 16, 2021 and voted to recommend that the City Council establish the SMLS B.

The Planning and Development Department recommends that City Council adopt an ordinance establishing a Special Minimum Lot Size of 3,500 square feet for the 400 block of W. 21st Street, north and south sides, between Nicholson Street and Ashland Street.

DocuSigned by:

A handwritten signature in black ink, appearing to read "Margaret Wallace Brown".

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Margaret Wallace Brown, AICP, CNU-A  
Director  
Planning and Development Department

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**ATTACHMENTS:**

**Description**

Map

**Type**

Backup Material