

**ZONING DOCKETS FROM THE 7-7-14 P and D MEETING**

Docket Number	Applicant	CC DIST.	STAFF REC.	GCPC REC.	P&D REC.	COUNCIL ACTION
CZ-2014-24	Montgomery Realty Group for Greer State Bank 164 Old West Pelzer Road 0609060100900 S-1 to R-S	26	Approval	Approval	Approval	
Public Comments	<p><b>Some of the general comments made by Speakers at the Public Hearing on June 16, 2014 were:</b></p> <p><u>Speakers For:</u> Surrounded by residential.</p> <p>Wants to build retirement home. Ideal home for pet dogs. Vacant land used for illegal tire dumping.</p> <p>Neighbor is pleased to hear potential use as single family home. Does not want industrial use for this site.</p> <p><u>Speakers Against</u> None</p>					<p><b>Petition/Letter</b></p> <p><u>For:</u> None</p> <p><u>Against:</u> None</p>
Staff Report	<p>The subject parcel contains undeveloped property located 500 feet north of the intersection of West Old Pelzer Road and Piedmont Golf Course Road. It has approximately 950 feet of frontage on West Old Pelzer Road. The parcel is currently zoned S-1 (Services); this application is requesting to rezone the parcel to R-S (Residential Suburban). The purpose of the R-S district is to provide reasonable safeguards for areas that are in the process of development with predominantly single-family dwellings but are generally still rural in character.</p> <p>Although not stated in the application, staff understands that the applicant intends to develop the land for a single family residence.</p>					