

**Zoning Docket from February 2, 2015 P and D Meeting**

Docket Number	Applicant	CC DIST.	STAFF REC.	GCPC REC.	P&D REC.	COUNCIL ACTION
CZ-2015-05	Arnold Adams for First Citizens Bank 508 State Park Road 0173010204100 and 0173010204200 0.31 acres O-D to R-12	23	Approval	Approval 1/28/15	Approval 2/2/15	
Public Comments	<p><b>Some of the general comments made by Speakers at the Public Hearing on January 12, 2015 were:</b></p> <p><u>Speakers For:</u>            1) Applicant                a) The home could not be used in the O-D designation and the property will not sell.                b) There is a contract on the property contingent upon rezoning to residential.</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 property consists of two parcels with a single family residence bisected by the common lot line. The parcels are a combined 0.31 acres, with approximately 100 feet of total road frontage.</p> <p>The subject parcel is currently zoned O-D (Office Development); this application is requesting to rezone the parcel to R-12 (Single-Family Residential). The R-12 residential districts are established as areas in which the principal use of land is for single-family dwellings and for related recreational, religious, and educational facilities normally required to provide an orderly and attractive residential area. The regulations for these districts are intended to discourage any use which, because of its characteristics, would interfere with the development of or be detrimental to the quiet residential nature of the area included in the districts.</p> <p>The proposed use listed on the application is "Residential".</p>					