

Zoning Docket from October 16, 2017 Public Hearing

Docket Number	Applicant	CC DIST.	STAFF REC.	GCPC REC.	P&D REC.	COUNCIL ACTION
CZ-2017-59	Anthony Vallozzi for Donald Marvin Bragg 810 West Bramlett Road 0126000501300 and 0126000501400 R-7.5, Single-Family Residential to C-1, Commercial	23	Approval	Approval 10/23/17	Approval 11/6/17	
Public Comments	<p>Some of the general comments made by Speakers at the Public Hearing on October 16, 2017 were:</p> <p><u>Speakers For:</u></p> <p>1) Owner</p> <ul style="list-style-type: none"> • Originally used as a commercial property • Property recently had a fire • Trying to see if it could be rehabilitated • Greenville revitalization interested in making this area commercial • Old City View building <p><u>Speakers Against:</u></p> <p>None</p> <p>List of meetings with staff: None</p>					<p>Petition/Letter For: None</p> <p>Against: None</p>
Staff Report	<p>The subject parcel zoned R-7.5 Single-Family Residential, is 0.25 acres of property located on West Bramlett Road approximately 0.6 miles southeast of the intersection of West Parker Road and West Blue Ridge Drive. The parcel has approximately 90 feet of frontage along West Bramlett Road and 160 feet of frontage along Belk Street. The applicant is requesting to rezone the property to C-1, Commercial.</p> <p>The applicant states the proposed land use is for a restaurant/coffee shop.</p> <p>The subject site is the location of an old City View office building. The property over decades has been used as a legal non-conforming commercial use. There is S-1, Service zoning to the north and west of the property, along with other commercial and service zoning along that side of West Bramlett Road. Staff believes rezoning this parcel to C-1, Commercial would be an appropriate rezoning due to the surrounding zoning and the existing zoning along West Bramlett Road.</p> <p>Based on these reasons staff recommends approval of the requested rezoning to C-1, Commercial.</p>					