

Zoning Docket from January 8, 2018 Public Hearing

Docket Number	Applicant	CC DIST.	STAFF REC.	GPC REC.	P&D REC.	COUNCIL ACTION
CZ-2018-02	Timothy L. (Chip) Buchanan, Jr. for Rob Safrit, Future FDH Projects, LLC. 3116 Highway 14 0530010100101 R-S, Residential Suburban to C-2, Commercial	21	Approval	Approval 1/24/18	Approval 2/5/18	
Public Comments	<p>Some of the general comments made by Speakers at the Public Hearing on January 8, 2018 were:</p> <p><u>Speakers For:</u></p> <p>1) Applicant</p> <ul style="list-style-type: none"> • Donut hole from previous rezoning • Combined three, one of which is this property to develop a car wash <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-S, Residential Suburban, is 0.97 acres of property located on Highway 14 approximately 0.1 miles southwest of the intersection of Pelham Road and Highway 14. The parcel does not have frontage, but has an easement to access Highway 14. The applicant is requesting to rezone the property to C-2, Commercial.</p> <p>The applicant states the proposed land use is for a car wash.</p> <p>The subject site is surrounded by C-2, Commercial zoning with retail and a restaurant to the north, east and west of the subject site. This parcel is also located in a Sub-Regional Center which recommends community-scale stores and retail. Staff believes rezoning this parcel to C-2, Commercial would be consistent with existing zoning and the transition to commercial type uses in this area.</p> <p>Based on these reasons staff recommends approval of the requested rezoning to C-2 Commercial.</p>					