

Zoning Docket from January 8, 2018 Public Hearing

| Docket Number | Applicant | CC DIST. | STAFF REC. | GCPC REC. | P&D REC. | COUNCIL ACTION |
|------------------------|---|----------|------------|-------------------|--------------------|---|
| CZ-2018-06 | Stanley E. McLeod for Raymond Mark Cox 114 Dusty Lane 0548020100704 (portion) R-S, Residential Suburban to C-3, Commercial | 27 | Approval | Denial 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"> • Would like to place a car wash on the property • Will employ 2 to 3 people • Built to serve the community in this area • 3 million dollar project <p>2) Resident</p> <ul style="list-style-type: none"> • Grew up in this area • Believes it is not ideal for a house here <p><u>Speakers Against:</u></p> <p>None</p> <p>List of meetings with staff: None</p> | | | | | <p>Petition/Letter</p> <p><u>For:</u> None</p> <p><u>Against:</u> None</p> |
| Staff Report | <p>The subject parcel zoned R-S, Residential-Suburban, is 1.58 acres of property located on Dusty Lane approximately 0.4 miles east of the intersection of Woodruff Road and Scuffletown Road. The parcel has approximately 180 feet of frontage along Woodruff Road and 700 feet of frontage along Dusty Lane. The applicant is requesting to rezone the property to C-3, Commercial.</p> <p>The applicant did not state the proposed use.</p> <p>The subject site is located along Woodruff Road, an area that is under construction to be widened to four lanes. There currently is a dental office, library and fire station surrounding this property. Staff is of the opinion rezoning this parcel from R-S, Residential Suburban to C-3, Commercial would have minimal impact to the area and would be an appropriate rezoning. The requested rezoning is also consistent with the Imagine Greenville County Comprehensive Plan.</p> <p>Based on these reasons staff recommends approval of the requested rezoning to C-3, Commercial.</p> | | | | | |
| GCPC | <p>Planning Commission recommended denial of CZ-2018-06 based on surrounding zoning.</p> | | | | | |