

Zoning Docket from March 19, 2018 Public Hearing

Docket Number	Applicant	CC DIST.	STAFF REC.	GCPC REC.	P&D REC.	COUNCIL ACTION
CZ-2018-20	Graham Thomas Mullikin for F & F Realty Investments, LLC 327 White Horse Road 0383000100900 (portion) I-1, Industrial To C-3, Commercial	25	Approval	Approval 3-28-18	Approval 4-2-18	
Public Comments	<p>Some of the general comments made by Speakers at the Public Hearing on March 19, 2018 were:</p> <p><u>Speakers For:</u></p> <p>1) Applicant</p> <ul style="list-style-type: none"> • One of the owners of the property • Property needs a face lift • Previous use for building was a thrift store • Neighborhood grocery store wants to expand to this site • Building behind it is separate • Need for a grocery store in this area <p><u>Speakers Against:</u></p> <p>None</p> <p>List of meetings with staff: Applicant: 1/22/18</p>					<p>Petition/Letter</p> <p><u>For:</u> None</p> <p><u>Against:</u> None</p>
Staff Report	<p>The subject parcel zoned I-1, Industrial, is 0.44 acres of property located on White Horse Road approximately 0.2 miles north of the intersection of White Horse Road and Augusta Road. The parcel has approximately 130 feet of frontage along White Horse Road. The applicant is requesting to rezone the property to C-3, Commercial.</p> <p>The applicant states the proposed land use is for a grocery store/retail.</p> <p>The subject site is located along White Horse Road in a highly commercialized area, with C-2, Commercial zoning to the east. The applicant is proposing to rezone the property to C-3, Commercial to allow for a grocery store and retail. This portion of the parcel is currently zoned I-1, Industrial, with the surrounding land uses being a warehouse, body shop, retail, an office and a mobile home park. Staff is of the opinion rezoning this parcel to C-3, Commercial would be more consistent with the surrounding land uses and would have minimal impact to the area.</p> <p>Based on these reasons staff recommends approval for the requested rezoning to C-3, Commercial.</p>					