

**Zoning Docket from August 20, 2018 Public Hearing**

Docket Number	Applicant	CC DIST.	STAFF REC.	GCPC REC.	P&D REC.	COUNCIL ACTION
CZ-2018-50	Donna Williamson 908 Old Buncombe Road 0479000101908 S-1, Services to R-12, Single-Family Residential	19	Approval	Approval 8-22-18	Approval 8-27-18	
Public Comments	<p><b>Some of the general comments made by Speakers at the Public Hearing on August 20, 2018 were:</b></p> <p><u>Speakers For:</u></p> <p>1) Applicant</p> <ul style="list-style-type: none"> <li>• Currently have a home and live on the property</li> <li>• Wants to be able to make home improvements, build a garage and possibly place a pool on the property</li> </ul> <p><u>Speakers Against:</u></p> <p>None</p> <p><b>List of meetings with staff: None</b></p>					<p><b>Petition/Letter</b></p> <p><u>For:</u> None</p> <p><u>Against:</u> None</p>
Staff Report	<p><b>ANALYSIS:</b></p> <p>There has been a single-family home on this property since the mid 90's. The Swamp Rabbit Trail crosses just to the north on Old Buncombe Road. There are no new road improvements planned for Old Buncombe Road.</p> <p><b>SUMMARY:</b></p> <p>The subject parcel zoned S-1, is 1.0 acres of property located on Old Buncombe Road approximately 0.15 miles northwest of the intersection of Old Buncombe Road and Highway 25. The parcel has approximately 250 feet of frontage along Old Buncombe Road. The applicant is requesting to rezone the property to R-12, Single-Family Residential, which would bring the existing residence into conformance.</p> <p>The applicant states the proposed land use is for residential use.</p> <p><b>CONCLUSION:</b></p> <p>The subject site is located in an area surrounded by single-family residential homes and vacant wooded land. The subject site is also surrounded by residential zoning. Staff is of the opinion rezoning to R-12, Single-Family Residential is consistent with the existing land uses and zoning in this area. 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 R-12, Single-Family Residential.</p>					