

ZONING DOCKETS FROM NOVEMBER 4, 2013 P AND D COMMITTEE MEETING

Docket Number	Applicant	CC DIST.	STAFF REC.	GCPC REC.	P&D REC.	COUNCIL ACTION
CZ-2013-42	Steve Timmons Beacon Drive and Pelham Road C-1 to C-3 0533040100702	21	Approval	Approval	Approval	
Public Comments	<p>Some of the general comments made by Speakers at the Public Hearing on October 14, 2013 were:</p> <p><u>Speakers For:</u></p> <p>1. Applicant intends to rezone the property for future hotel development</p> <p><u>Speakers Against:</u></p> <p>None</p>					Petition/Letter For - None Against - None
Staff Report	<p>The subject property is a commercially-zoned lot that was partially developed with a bank and a gas station. This 11.67-acre site is abutted by single-family and multi-family residential neighborhoods to the west and non-residential uses to the north, south, and east. In 1997, two (2) hotels were constructed on the abutting properties to the south. As previously mentioned, the intent of this application is to rezone the C-1 zoned portion of the main lot to the C-3 district and leave the remaining portion under R-20 zoning. This is done intentionally in order for the R-20 zoned portion to serve as a means for an appropriate buffer between the commercial activities on the subject site and the residential neighborhoods on the abutting properties to the west. Therefore, based on the aforementioned reasons, staff recommends approval of the application to rezone from the C-1 district to the C-3 district.</p>					