

**Zoning Docket CZ-2015-15  
Meeting Summary**

Docket Number	Applicant	CC DIST.	STAFF REC.	GCPC REC.	P&D REC.	COUNCIL ACTION
<b>CZ-2015-15</b>	Jeff Randolph for Grace Community Church of SC Pelham Road at Boiling Springs Road 0533040101701 and 0533040101317 (portion) 2.08 acres NC & O-D to NC	21	Approval	Approval	Approval 3-16-15	
<b>Public Comments</b>	<p><b>Some of the general comments made by Speakers at the Public Hearing on February 23, 2015 were:</b></p> <p><u>Speakers For:</u> 1) Applicant     a) Needed additional property and to clarify boundaries for the NC. Entry onto Pelham and Boiling Springs Road. Need to grade the property.</p> <p><u>Speakers Against</u> None</p>					<p><b>Petition/Letter For:</b> None</p> <p><b>Against:</b> None</p>
<b>Staff Report</b>	<p>The subject properties are a combined 2.08 acres in size and there are no structures located on these parcels. There is approximately 280 feet of frontage along Boiling Springs Road and 450 feet of frontage along Pelham Road.</p> <p>Parcel 0533040101701 is currently zoned NC (Neighborhood Commercial) and Parcel 0533040101317 is currently zoned R-S (Residential Suburban); this application is requesting to rezone to NC (Neighborhood Commercial). The intent of the NC district is to provide for convenient shopping areas and professional offices that meet the daily needs of the surrounding neighborhood. The requirements of this district are designed to ensure that the NC commercial development is aesthetically compatible with neighboring residential properties, and will not create a nuisance due to noise, traffic generation, lighting, or appearance. This district typically is located at the intersection of two collector streets or a collector street and arterial street in close proximity to developed residential neighborhoods.</p>					