

16ZONE1054 JATC



Planning/Zoning, Land Design & Development
January 31, 2017

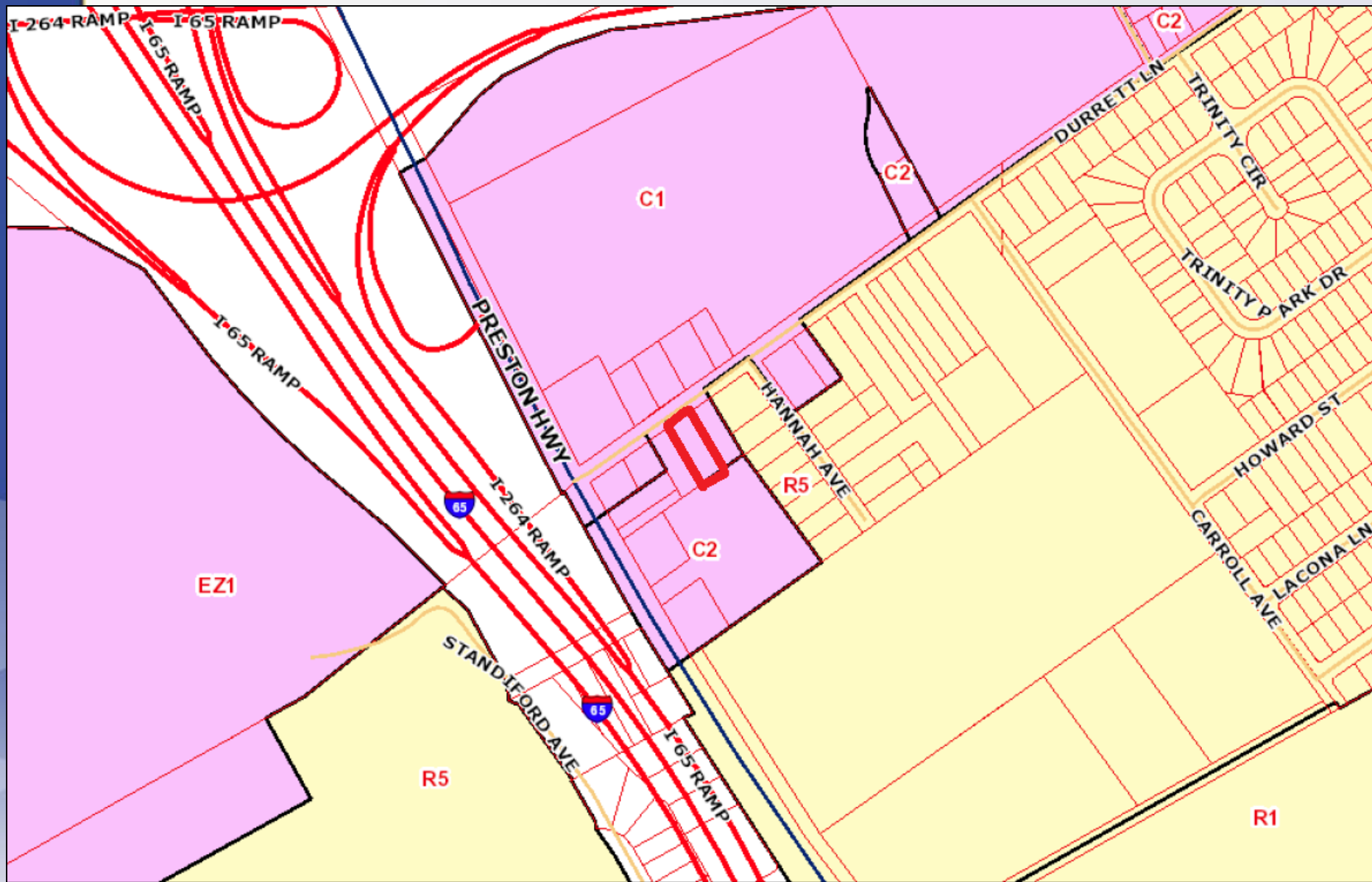


Requests

- Change in zoning from C-1 Commercial to C-2 Commercial on 0.34 acre
- District Development Plan

Case Summary / Background

- Existing single-family home and detached garage to be demolished
- New 3,500 sf training facility for apprentice electrician training
- Fully ADA-accessible for transit/bike/pedestrian
- Parking and sidewalk connections to adjacent properties along Durrett Lane
- No significant natural features on site



Adjacent Properties

North: C-1 South: C-2

East: C-1 West: C-2

Aerial Photo/Land Use

Subject Property

- Existing: Vacant/Single-Family Residential
- Proposed: Classroom/Training Facility

Adjacent Properties

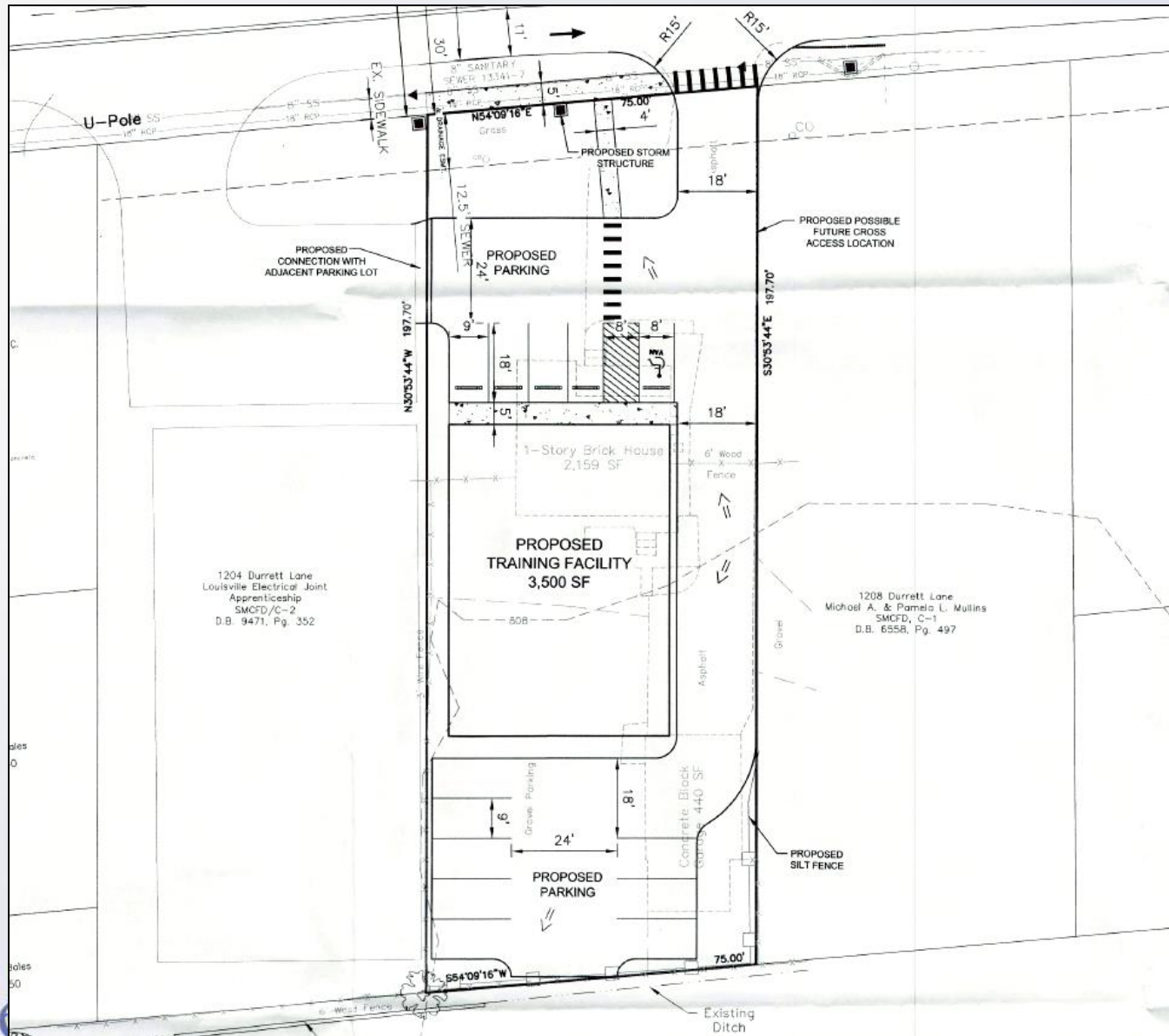
- North: Office
- South: Office
- East: Office
- West: Classroom/Training Facility

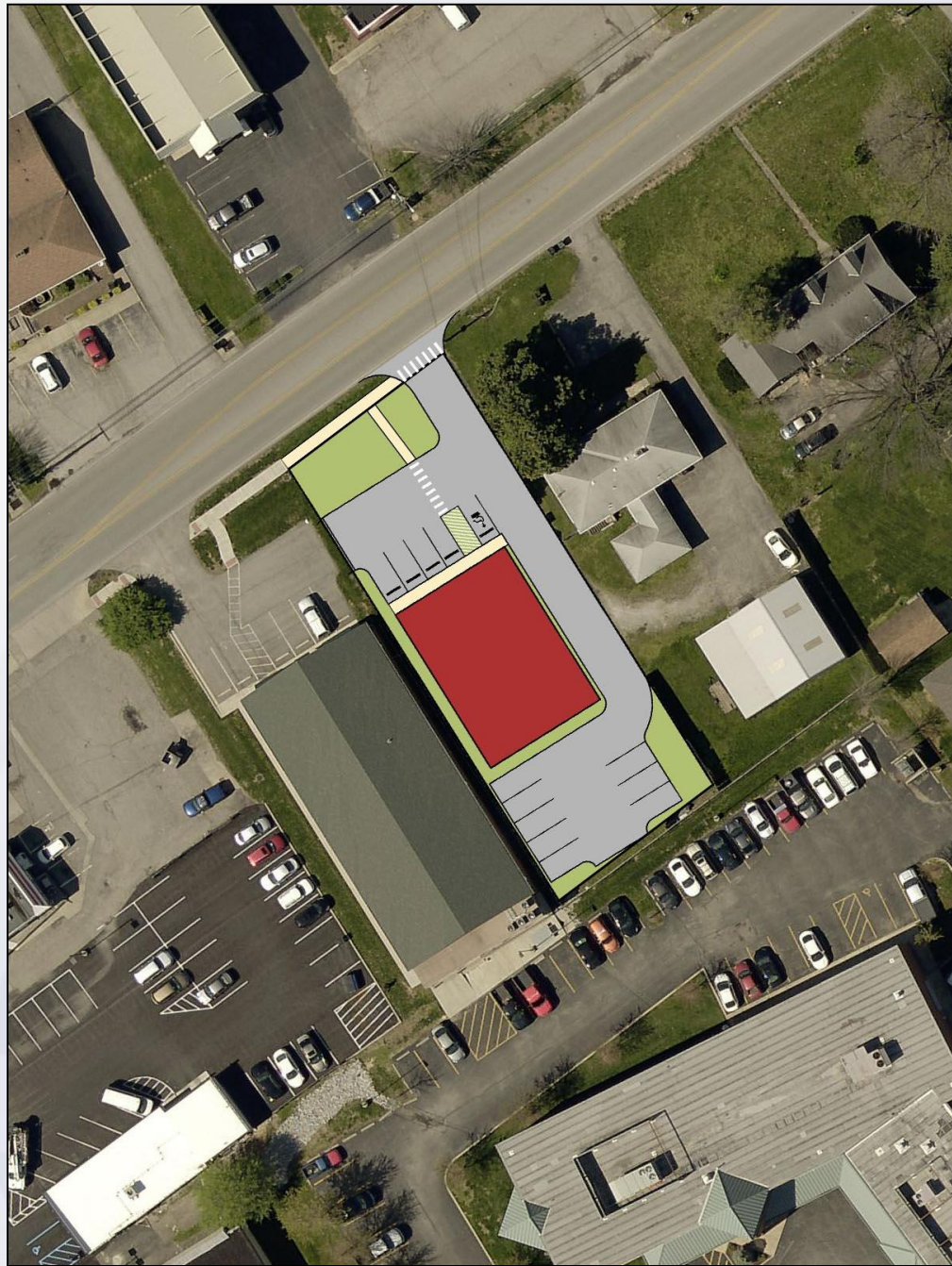


Site Photo



Development Plan





PC Recommendation

- Public Hearing was held on 12/1/2016
 - No one spoke in opposition.
- The Commission made sufficient findings that the proposal complies with the Comprehensive Plan-Cornerstone 2020
- The Commission recommended approval of the zoning map amendment from C-1 to C-2 by a vote of 9-0 (9 members voted)