



## Legislation Details (With Text)

<b>File #:</b>	14254	<b>Status:</b>	Agenda Ready
<b>Type:</b>	P&Z Agenda Item	<b>In control:</b>	Planning & Zoning Commission
<b>File created:</b>	6/28/2024	<b>Final action:</b>	
<b>On agenda:</b>	7/8/2024	<b>Enactment #:</b>	
<b>Enactment date:</b>			
<b>Title:</b>	Rezoning Petition submitted by Alan Garman of ProvCivil360, LLC on behalf of KAL Holdings, LLC (H-24-11)		
<b>Sponsors:</b>			
<b>Indexes:</b>			
<b>Code sections:</b>			
<b>Attachments:</b>	1. H-24-11 Staff Report, 2. H-24-11 Application Packet, 3. H-24-11 Maps, 4. H-24-11 Master Plan		

Date	Ver.	Action By	Action	Result
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### TITLE

Rezoning Petition submitted by Alan Garman of ProvCivil360, LLC on behalf of KAL Holdings, LLC (H-24-11)

### BRIEF OVERVIEW

#### Request:

Rezoning from AR (Agricultural/Residential) and C-2 (Highway Commercial) to PDP(GC)/ Planned Development Project (General Commercial) with a specific C-2 use for outdoor storage

#### General Location:

West side of Broad Street (US HWY 41) at its intersection with Old Ayres Road

#### Hearing Detail:

On June 10, 2024, Planning and Zoning Commission voted 5-0 to postpone the petitioner request to Rezoning from AR (Agricultural/Residential) and C-2 (Highway Commercial) to PDP(HC)/ Planned Development Project (Highway Commercial) with the C-2 use of outdoor storage to allow for additional time for the petitioner to work with staff.

### FINANCIAL IMPACT

A matter of policy. There is no financial impact.

### LEGAL NOTE

The Planning and Zoning Commission has jurisdiction to make a recommendation on the subject application. The Applicable Criteria for a Zoning District Amendment are contained in Appendix A, (Zoning Code) Article VI. The Applicable Criteria for Planned Development Projects are contained in Appendix A, (Zoning Code) Article VIII. The Zoning District Amendment to the Planned Development District and applicable PDP master plan must be consistent with the Comprehensive Plan.

## **RECOMMENDATION**

It is recommended the Planning and Zoning Commission postpone the petitioner request to Rezoning from AR (Agricultural/Residential) and C-2 (Highway Commercial) to PDP(HC)/ Planned Development Project (Highway Commercial) with the C-2 use of outdoor storage in order to provide additional time to coordinate with the petitioner. As the Item was advertised for public hearing, an action to postpone to a future hearing, Planning and Zoning Commission hearing is requested by staff.