



AGENDA MEMORANDUM

Public Hearing and First Reading for the City Council Meeting of March 19, 2019
Second Reading for the City Council Meeting of March 26, 2019

DATE: February 12, 2019

TO: Keith Selman, Interim City Manager

FROM: Nina Nixon-Mendez, FAICP, Director,
Development Services Department
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Rezoning property at or near 542 Airline Road

CAPTION:

Case No. 0119-05 Bar Property Management, LLC: Request for rezoning a property at or near 542 Airline Road from the "CN-1" Neighborhood Commercial District to the "CG-2" General Commercial District.

PURPOSE:

The purpose of this item is to allow for the construction of an automated car wash.

RECOMMENDATION:

Planning Commission and Staff Recommendation (February 6, 2019): Denial of the change of zoning from the "CN-1" Neighborhood Commercial District to the "CG-2" General Commercial District, in lieu thereof, approval of the "CN-1/SP" Neighborhood Commercial District with a Special Permit (SP) with conditions.

Vote Results:

For: 9
Opposed: 0
Absent: 0
Abstained: 0

ALTERNATIVES:

1. Deny the request (Requires $\frac{3}{4}$ Vote).
2. Less restrictive Special Permit requirements as to use or density (Requires $\frac{3}{4}$ Vote).

OTHER CONSIDERATIONS:

CONFORMITY TO CITY POLICY:

The subject property is located within the boundaries of the Midtown Area Development Plan (ADP), formerly known as the Southeast Area Development Plan (ADP) and is planned for commercial uses. The proposed rezoning to the "CG-2" General Commercial District is inconsistent with the adopted Comprehensive Plan (Plan CC) in relation to the proposed use.

EMERGENCY / NON-EMERGENCY:

Non-Emergency

DEPARTMENTAL CLEARANCES:

Legal and Planning Commission

FINANCIAL IMPACT:

☐ Operating ☐ Revenue ☐ Capital ☒ Not applicable

Fiscal Year: 2018-2019	Project to Date Expenditures (CIP only)	Current Year	Future Years	TOTALS
Line Item Budget				
Encumbered / Expended Amount				
This item				
BALANCE				

Fund(s):

Comments: None

LIST OF SUPPORTING DOCUMENTS:

Ordinance

Presentation - Aerial Map

Planning Commission Final Report