

Speaking in favor of the request:

- Bill Kent
- Matt King

Mr. Kent stated he is the project engineer. He stated the road abandonment is moving forward and his office will handle any traffic concerns and water runoff.

Mr. King stated he is the owner and contractor for the project and offered to answer any questions the Commissioners may have.

Speaking against the request:

- Katherine Mayer

Ms. Mayer stated she is concerned about the increase in traffic/parking, and the abandonment of more streets.

Commissioner Graham asked about the parking requirements; Mr. Martin stated the standards have changed and additional parking is required. Commissioner Graham stated he thinks Mary Street is overcrowded.

There being no further discussion, Chairperson Rountree called for a motion. Motion by Commissioner Hightower to recommend denial of the request to rezone to R-P, Commissioner Willis second. All in favor, no one opposed. Motion carried.

Agenda Item #12

REZ-2022-15 Gary O'Neal, 2547 US 84 West, 0089-094 and 095, 3.24 Acres, Current Zoning: R-21 (Medium Density Residential) Proposed Zoning: C-H (Highway Commercial)

This is a request to rezone the subject property from Medium Density Residential zoning (R-21) zoning to Highway Commercial (C-H) zoning. This same request was made last year and denied by the Board of Commissioners (3-2). The general motivation in this case is to obtain a single commercial zoning on the subject property for speculative commercial marketing. For reference, a chart showing the allowable uses in C-H zoning is attached. Access to and from the subject property is off of US Hwy 84 W, a State maintained arterial road, and therefore within the 84 West Corridor Overlay district. Concerning the Comprehensive Plan Character Area Map the subject property is within the Urban Service Area and depicted as a Community Activity Center Character Area, which lists C-H zoning as permitted. A Petition of Support from the neighbors has been included with the request.