



Zoning Committee

---

---

<b>REQUEST</b>	Current Zoning: R-3 (single family residential) Proposed Zoning: R-6 (single family residential)
<b>LOCATION</b>	Approximately 13.99 acres located on the south side of Robinson Church Road east of Hood Road. (Council District 5 – Newton)
<b>PETITIONER</b>	JDSI, LLC by Judson Stringfellow

---

<b>ZONING COMMITTEE ACTION VOTE</b>	The Zoning Committee vote 7-0 to recommend APPROVAL of this petition. Motion/Second: Sullivan / McClung Yeas: Fryday, Majeed, McClung, McMillan, Nelson, Spencer, and Sullivan Nays: None Absent: None Recused: None
-------------------------------------	---

**ZONING COMMITTEE DISCUSSION** Staff provided a summary of the petition and noted that it is inconsistent with the adopted area plan.

A Commissioner inquired about the community meeting report. Staff responded that a community meeting is not required for conventional rezoning petitions.

There was no further discussion of this petition.

**ZONING COMMITTEE STATEMENT OF CONSISTENCY** The Zoning Committee voted 7-0 (motion by Sullivan seconded by McClung) to adopt the following statement of consistency:

The proposed rezoning is inconsistent with the *East District Plan*, based on the information from the staff analysis and the public hearing, and because:

- The plan recommends multi-family and greenway land uses.

However this petition was found to be reasonable and in the public interest based on information from the staff analysis and the public hearing and because:

- The surrounding area is developed with single family detached and attached dwelling units recommended for residential uses ranging in densities from four dwelling units per acre up to eight dwelling units per acre, and multi-family uses; and
- The proposed R-6 (single family residential) zoning district is consistent with the surrounding single family zoning districts

in the area, which include R-3 (single family residential) and MX-2 (mixed use) zoning districts; and

- The proposed zoning will help to maintain the low to moderate density residential character of the area.

**Planner**

Sonja Strayhorn Sanders (704) 336-8327