

**ZONING COMMITTEE
RECOMMENDATION
June 27, 2007**

Rezoning Petition No. 2007-013

Property Owner: Iheanyi and Eddit Okwara

Petitioner: Iheanyi and Eddit Okwara

Location: Approximately 0.58 acres located on the north side of Gibbon Road between Nevin Road and Poplar Springs Drive

Request: R-3, single family residential to I-1(CD), light industrial conditional

Action: The Zoning Committee voted unanimously to **DEFER** consideration of this petition for one (1) month.

Vote: Yeas: Chiu, Lipton, Loflin, Ratcliffe, Sheild and Simmons

Nays: None

Absent: Rosenburgh

Summary of Petition

This petition seeks to rezone approximately 0.58 acre site occupied by a single family residence, from R-3 to I-1(CD). The property is currently being used for commercial purposes. Neighborhood Development has issued a zoning notice of violation to the owners. The owners are attempting to correct the zoning violation by rezoning the property.

Zoning Committee Discussion/Rationale

Mr. MacVean reviewed the petition and informed the Zoning Committee that staff had received a revised site plan on June 25, 2007. Mr. MacVean stated that Planning Department staff had reviewed and written comments on the new site plan, but still needed to receive responses from other city and county departments. He said that both staff and the petitioner were requesting a one month deferral to work on a new conditional site plan.

Vote

Upon a motion made by Commissioner Ratcliffe and seconded by Commissioner Sheild the Zoning Committee unanimously voted to defer consideration of the petition until its July meeting.

Staff Opinion

Staff agrees with the opinion of the Zoning Committee.