

**ZONING COMMITTEE
RECOMMENDATION
February 27, 2008**

Rezoning Petition No. 2008-028

Property Owner: Michael Milton

Petitioner: Michael Milton

Location: Approximately 0.39 acres located on the northeast corner of The Plaza and Shamrock Drive.

Center, Corridor, or Wedge: Wedge

Request: B-2(CD), general business conditional to B-1(CD), neighborhood business conditional.

Action: The Zoning Committee voted to recommend **APPROVAL** of this petition.

Vote:

Yeas:	Howard, Johnson, Lipton, Loflin, Rosenburgh, and Sheild
Nays:	None
Absent:	Randolph

Summary of Petition

This petition proposes to rezone approximately 0.39 acres located on the northeast corner of The Plaza and Shamrock Drive from B-2(CD), general business conditional to B-1(CD), neighborhood business conditional to develop a new 3,000 square foot retail automotive shop.

Zoning Committee Discussion/Rationale

Mr. Fortune reviewed the petition and noted that several site plan issues were still outstanding. The Zoning Committee asked the petitioner if he would correct the outstanding site plan issues. The petitioner stated that he submitted a site plan before the meeting addressing all the issues prior to the Zoning Committee meeting.

Statement of Consistency

Upon a motion made by Commissioner Johnson and seconded by Commissioner Lipton the Zoning Committee unanimously found this petition to be consistent with the *Central District Plan* and reasonable and in the public interest.

Vote

Upon a motion made by Commissioner Rosenburgh and seconded by Commissioner the Zoning Committee voted unanimously to recommend approval of this petition as modified.

Staff Opinion

Staff agrees with the recommendation of the Zoning Committee.