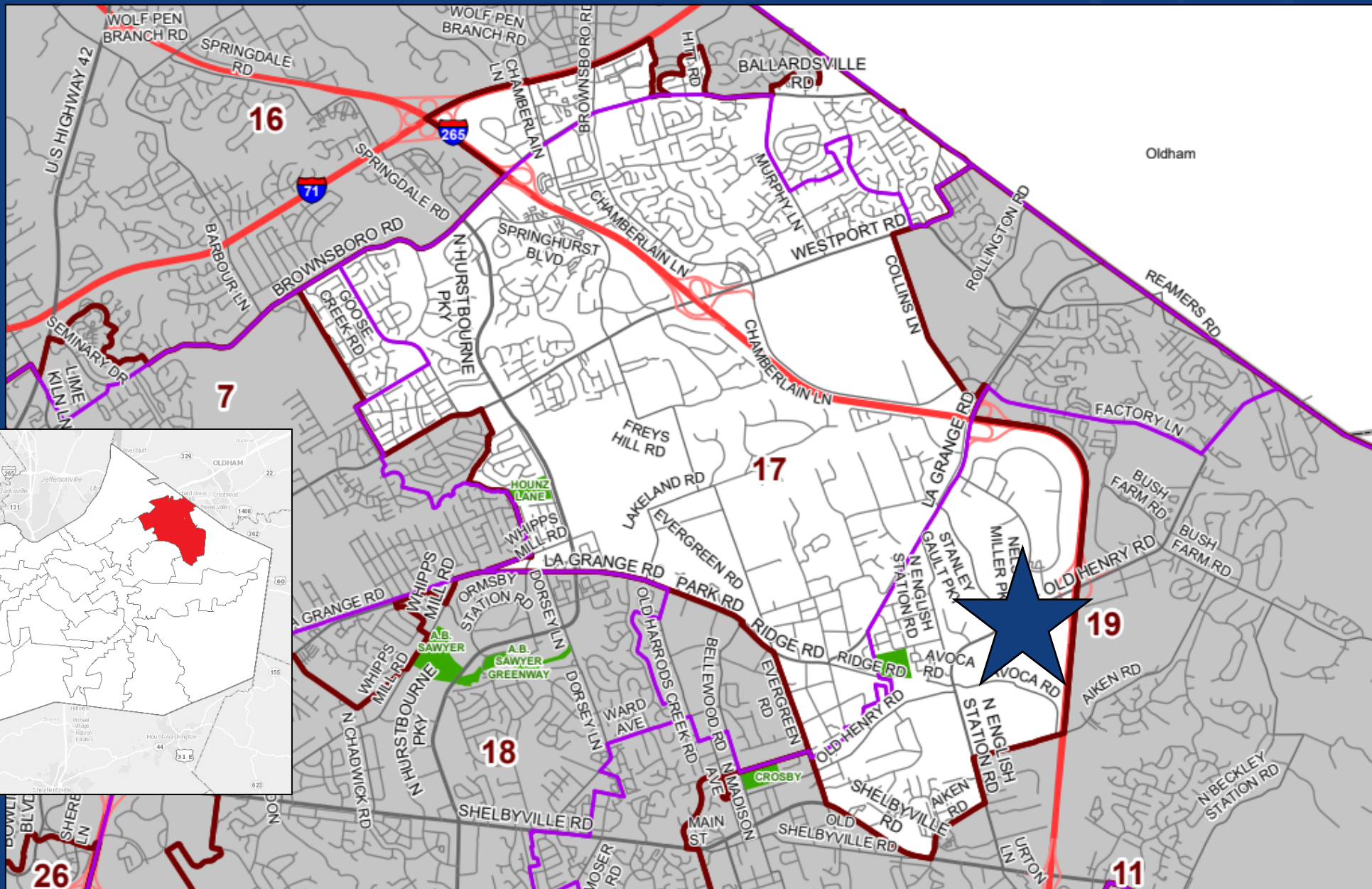


22-ZONE-0141

13110 Old Henry Road

Planning & Zoning Committee
October 3, 2023





13110 Old Henry Road
District 17 – Markus Winkler

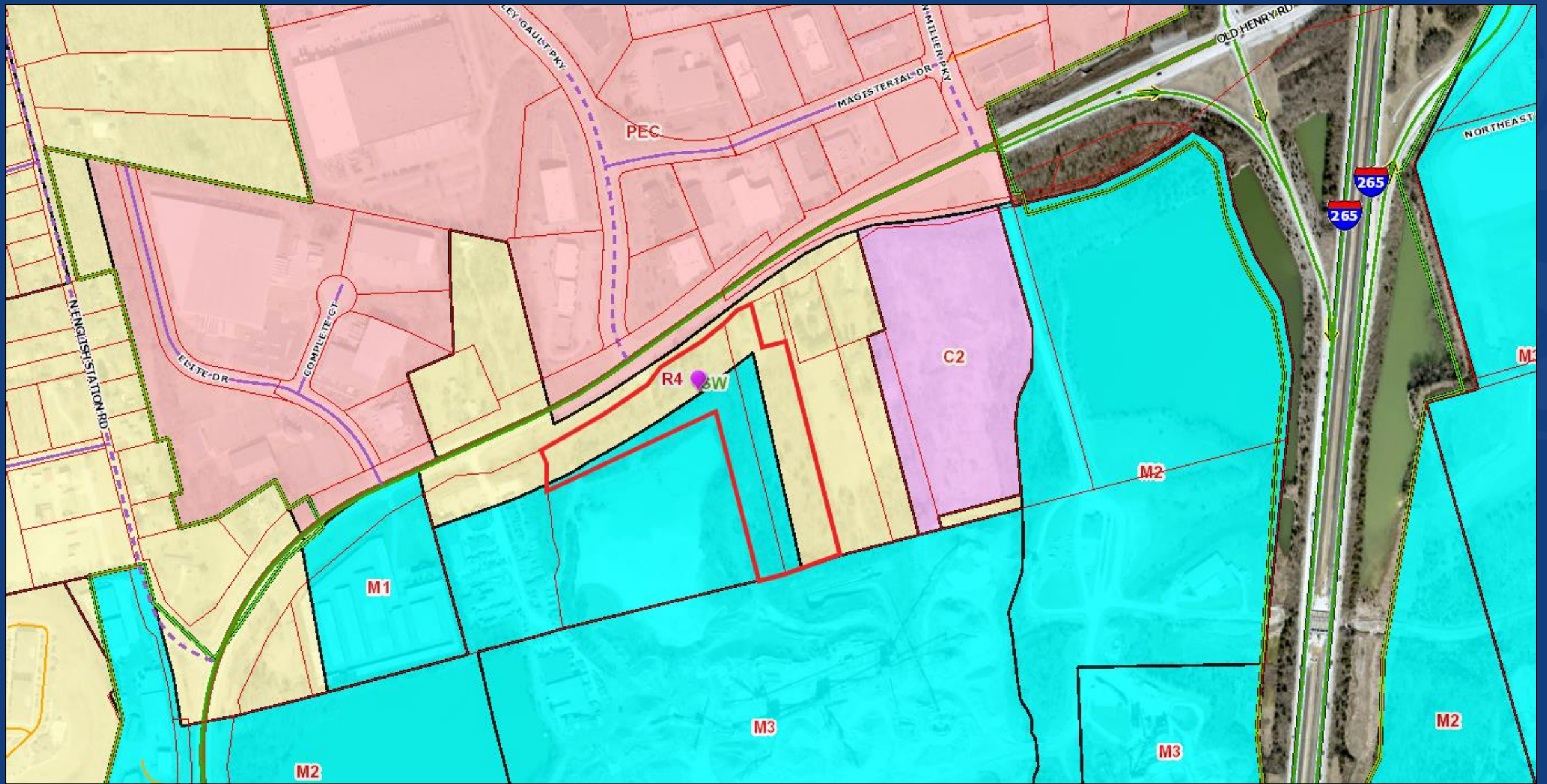
22-ZONE-0141





Existing: Vacant
Proposed: Industrial

22-ZONE-0141



Existing: R-4 & M-2/SW
Proposed: PEC/SW

22-ZONE-0141

REQUESTS

- Change in zoning from R-4 and M-2 to PEC
- Waiver of Land Development Code section 10.2.10 to not provide a Vehicle Use Area Landscape Buffer Area adjacent to the 30' private access easement.
- Detailed District Development Plan with Binding Elements

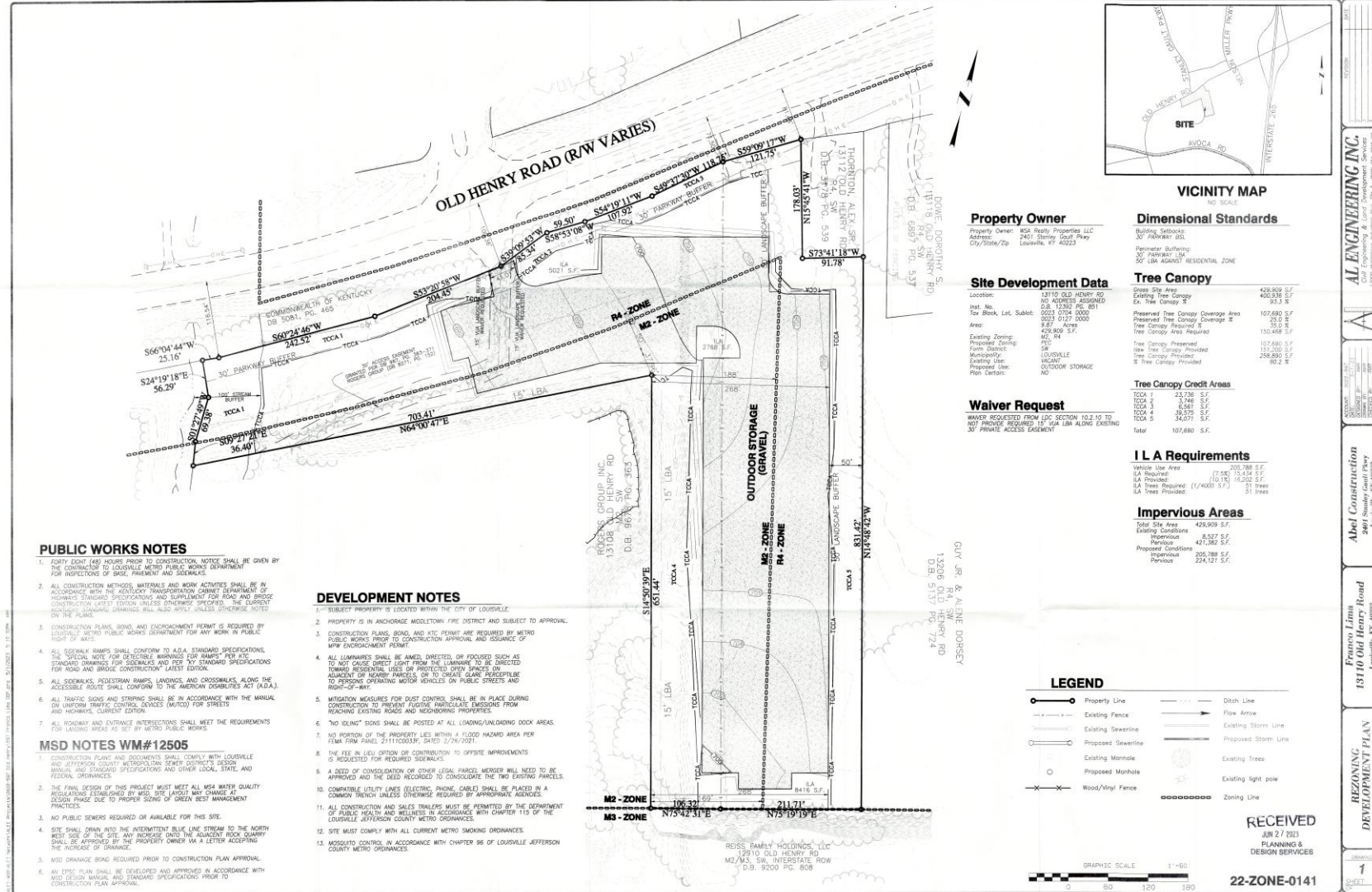


CASE SUMMARY

- Construct outdoor storage/truck parking
- Site Is vacant and wooded
- Existing Access easement to other industrial sites.



DEVELOPMENT PLAN



22-ZONE-0141

SITE PHOTOS – SUBJECT PROPERTY



PUBLIC MEETINGS

- Neighborhood Meeting on September 29, 2022
- LD&T Meeting on July 13, 2023
- Planning Commission Public Hearing on September 7, 2023
- Motion to recommend approval of the change in zoning from R-4 & M-2 to PEC passed by a vote of 8-0.

