

Legislation Text

File #: 21-5748, **Version:** 1

Conduct a public hearing and consider an ordinance for Zoning Application No. Z1220-0172, submitted by Roberto Nunez of Alchemi Development Partners, for a change of zoning from Service Station to Service Station with a Conditional Use Permit to allow a convenience store with limited fuel sales and a modification to the 500-foot separation requirement from a residential zoning district, located at 1028 West Cartwright Road. (No responses in favor or in opposition to the application have been received from property owners within the statutory notification area. The Planning and Zoning Commission recommends approval with certain stipulations.)

The applicant proposes a 902-square-foot expansion in an existing convenience store. The business currently has fuel sales and no changes in the fuel sales are proposed. A portion of the expansion may be used as a separate tenant space.

On October 25, 2021, the Planning and Zoning Commission voted unanimously to approve a change of zoning from Service Station to Service Station with a Conditional Use Permit to allow a convenience store with limited fuel sales and a modification to the 500-foot separation requirement from a residential zoning district.

Recommended/Desired Action

Following the public hearing, Staff recommends approval of the ordinance.

Attachment(s)

Staff report & maps
P&Z minutes
Ordinance

Drafter

Jeff Armstrong

Head of Department

Jeff Armstrong