



City of Smyrna

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Issue Sheet

File Number: 2019-437

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Status: Agenda Ready

In Control: City Council

File Type: Authorization

Agenda Number: B.

WARD: 5, Councilmember Susan Wilkinson

COMMITTEE: Community Development

\$ IMPACT: N/A

Agenda Title:

Public Hearing - Zoning Request - Z19-017 - Rezoning from FC to LC for use as a chiropractor and office - 0.23 Acres - Land Lot 375 - 736 Windy Hill Road - Trustor South, Inc.

ISSUE: Trustor South, Inc is requesting a rezoning from FC (Future Commercial) to LC (Limited Commercial) for the ability to use the existing building by a chiropractor and office. The FC zoning category designates properties that are suitable to be rezoned to a commercial category. The property is occupied by an existing structure that has been historically used commercially. The applicant is requesting to rezone the property to LC to formalize how the property has historically been used.

BACKGROUND: The Planning and Zoning Board recommended approval by a vote of 7-0 at the December 9, 2019 meeting.

RECOMMENDATION/REQUESTED ACTION: Community Development has reviewed the proposed development against the requirements of the Zoning Ordinance with respect to the use as a chiropractor office. The proposed development meets all the zoning requirements for a chiropractor office. Community Development Staff is supportive of the change in zoning from FC to LC. Community Development recommends **approval** of the rezoning from FC to LC on 0.23 acres.