



City of Smyrna

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Issue Sheet

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COMMITTEE: Community Development

\$ IMPACT: N/A

Agenda Title:

Public Hearing - Zoning Request Z16-004 - Approval for the renewal of a special land use permit for a modular classroom building at Whitefield Academy - 51.54 Acres - Land Lots 542, 543, 610 & 611 - 1 Whitefield Drive - Whitefield Academy

ISSUE: Whitefield Academy is a classical Christian school for grades K through 12. The school is requesting re-approval of the existing modular building used as classroom space in their lower school. Whitefield Academy was initially approved for the use of the modular classroom building by the Mayor and Council by a vote of 7-0 on May 19, 2014. As part of the initial approval, the Mayor and Council placed a stipulation on the use of the modular building. The stipulation only allowed the use of the modular building for a 24 month period from the date of approval and required the applicant to reapply for approval of modular building should use of the building exceed the 24 month period.

Whitefield Academy originally planned to construct a new lower school as the next phase of construction for the campus. Since then, the school has acquired additional property, hired new architects and developed a new master plan for the campus facilities. The new master plan for the campus was presented to and approved by the City Council on December 21, 2015. During the past two years, the school has completed feasibility studies for both school facilities and funding. The result of those studies has shifted the school's priority from building a new lower school building to constructing a learning commons, which will include a dining facility and additional classroom space. Therefore, Whitefield Academy needs to extend the approval for use of the modular building out another two years.

BACKGROUND: Whitefield Academy was approved by the Mayor and Council on May 19, 2014 to place a temporary modular classroom building on school property at 1 Whitefield Drive. Whitefield Academy requested that Mayor and Council allow the temporary modular classroom building, as additional classroom space for the 2014 - 2016 school years, while it's actively seeking funding for a permanent building for their lower school (K through 5th) through its capital campaign.

RECOMMENDATION/REQUESTED ACTION: Community Development recommends approval of the requested modular building with the following condition:

1. The modular building shall only be allowed for a period 24 months after the date of approval. If the applicant shall need the modular building for a longer period of time, the applicant shall reapply for approval of the modular building.