



City of Smyrna

2800 King Street
Smyrna, GA 30080
www.smyrnacity.com

Issue Sheet

File Number: 2018-512

Agenda Date: 1/22/2019

Version: 2

Status: Agenda Ready

In Control: City Council

File Type: Authorization

Agenda Number: B.

WARD: 5

COMMITTEE: Community Development

\$ IMPACT: N/A

Agenda Title:

Public Hearing - Zoning Request Z18-017 - Rezoning from R-15 to OI for an office use - 0.88 Acres - Land Lot 420 - 894 Pat Mell Road - Melba Bush

ISSUE: Melba Bush is proposing to rezone the property at 894 Pat Mell Road from R-15 to OI for the continued use of the existing structure as an office building. The subject property was developed and used for a dentist's office (operated by her husband Mr. Bush) over the last few decade. The site has sat vacant since Dr. Bush retired. Due to the property being vacant for several years, the subject property has lost its legal non-conforming status and therefore requires rezoning to be used for office use.

BACKGROUND: The rezoning request was heard by the Planning and Zoning Board on December 10, 2018 and was recommended for approval with staff conditions by vote of 7-0.

RECOMMENDATION/REQUESTED ACTION: Community Development recommends **approval** of the proposed rezoning from R-15 to OI for use as an office building with the following conditions:

1. Vehicular access to and from Wells Circle shall be prohibited.
2. A 35' undisturbed buffer shall be maintained along Wells Circle.