



City of Smyrna

City of Smyrna
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Legislation Details (With Text)

File #: 2019-437 **Version:** 2 **Name:** Rezoning Case Z19-017 - 736 Windy Hill Rd
Type: Authorization **Status:** Passed
File created: 12/4/2019 **In control:** City Council
On agenda: 1/21/2020 **Final action:** 1/21/2020
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.

Sponsors:

Indexes:

Code sections:

Attachments: 1. Issue Sheet 2019-437.pdf, 2. Staff Memo_Z19-017_M&C, 3. Zoning Vicinity Map_Z19_017, 4. Land Use Map_Z19-017, 5. Application_Z19-017, 6. City Tax_Z19-017, 7. County Tax_Z19-017.pdf, 8. Deed_Z19-017, 9. Plat and Legal_Z19-017

Date	Ver.	Action By	Action	Result
1/21/2020	2	City Council	Approved with Condition(s)	Pass
12/9/2019	1	Planning and Zoning Commission	Approved Item	Pass

WARD: 5, Councilmember Susan Wilkinson

COMMITTEE: Community Development

\$ IMPACT: N/A

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.

Trustor South, Inc is requesting a rezoning from FC (Future Commercial) to LC (Limited Commercial) for ability to use the existing building by a chiropractor and office. The FC zoning category designates properties suitable to be rezoned to a commercial category. The property is occupied by an existing structure that has 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 at 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.