



Legislation Details (With Text)

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Title: Public Hearing for an Ordinance for Original Zoning at 4490 Chickasha Drive - Tim Hash, for Chickasha I, LLC

Sponsors:

Indexes:

Code sections:

Attachments: 1. PL(Z)20-37-4490Chickasha-Zoning.pdf, 2. PL(Z)20-37-4490ChickashaDr-Aerial.pdf, 3. PL(Z)20-37-4490ChickashaDr-FLUM.pdf, 4. PL(Z)20-37-4490ChickashaDr-FBF.pdf, 5. zoning staff report for PLZ 20-37 (4490 Chickasha Dr).pdf, 6. chickasha SOS.pdf, 7. Zoning Minutes for PL(Z) 20-37 (4490 Chickasha Dr).pdf, 8. zoning statement for PL(Z) 20-37 (4490 Chickasha Dr).pdf, 9. 21-0042 ORD (4490 Chickasha Dr).pdf

Date	Ver.	Action By	Action	Result
1/19/2021	1	City Council	adopt	Pass

Public Hearing for an Ordinance for Original Zoning at 4490 Chickasha Drive - Tim Hash, for Chickasha I, LLC

Council Priority: Create an Environment to Promote Economic Development Opportunities and Job Creation; and Maintain Infrastructure and Provide Sustainable Growth Opportunities

Department: Planning
Council District: District 2

Public Hearing: Yes
Advertising Date/By: January 7 and 14, 2020

Contact 1 and Phone: Sue Schwartz, 373-2149
Contact 2 and Phone: Mike Kirkman, 373-4649

PURPOSE:

Tim Hash, for Chickasha I, LLC is requesting original zoning from County CU-HI (Conditional Use Heavy Industrial) to City CD-HI (Conditional District Heavy Industrial) for 4490 Chickasha Drive, generally described as south of Chickasha Drive and west of Summit Avenue.

As this request is associated with a voluntary annexation petition, the City Council will conduct a public hearing to consider and take action on this request at its January 19, 2021 meeting.

BACKGROUND:

Following a public hearing on December 21, 2020 the Zoning Commission voted 8-0 to approve this request. There were no speakers in favor and none in opposition. (See minutes of the December 21, 2020 Zoning Commission meeting). This request is associated with a voluntary annexation petition to access City services for a new industrial use. This request contains the following condition:

1. Building height shall not exceed 50 feet.

BUDGET IMPACT:

This item will have no budget impact.

RECOMMENDATION / ACTION REQUESTED:

The Zoning Commission recommended approval of this request 8-0.

Planning recommends approval of the CD-HI zoning request based on:

- Request is consistent with the Growing Economic Competitiveness Big Idea so Greensboro will build a prosperous, resilient economy that creates equitable opportunities to succeed
- Request is consistent with Goal B of the Growing Economic Competitiveness Big Idea to increase and preserve the inventory of developable sites compatible with corporate and industrial uses