

Employment Area, the C-3 District is less intense than the existing BP District and more compatible with the surrounding residential neighborhoods. The C-3 District provides the opportunity for a greater variety of commercial and retail uses located in proximity to neighborhoods, while still providing employment opportunities in alignment with the Employment Area designation.

The Planning Commission held a public hearing on February 26, 2024, and no individuals spoke during the hearing. Staff recommended approval and the Planning Commission voted 6-0 to recommend approval of RZ24-0001 as presented.

FINANCIAL IMPACT:

None

ACTION NEEDED:

1. Approve Ordinance No. 24-09 for a rezoning to the C-3 District as recommended by the Planning Commission (4 positive votes required).
2. Deny Ordinance No. 24-09 for a rezoning to the C-3 District (5 positive votes required).
3. Return the application to the Planning Commission for further consideration with a statement specifying the basis for the Governing Body's failure to approve or disapprove (4 positive votes required).

ATTACHMENT(S):

- A. Planning Commission Packet
- B. Planning Commission Minutes
- C. Ordinance No. 24-09