



Legislation Details (With Text)

**File #:** 13-0675      **Version:** 1      **Name:** 7/1/13 Capital Investments Rezoning  
**Type:** Ordinance      **Status:** Defeated  
**File created:** 7/1/2013      **In control:** City Council  
**On agenda:** 7/1/2013      **Final action:** 7/1/2013  
**Enactment date:** 7/1/2013      **Enactment #:**

**Title:** An Ordinance to Amend Chapter 55 (Zoning), Rezoning of 2.24 Acres from M1 (Limited Industrial District) to M1A (Limited Light Industrial District), Capital Investments, 2271 South State Street (CPC Recommendation: Denial - 1 Yea and 8 Nays)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 2271 S. State St. Zoning Ordinance.pdf, 2. 5/21/13 Planning Staff Report, 3. 5/21/13 Planning Action Minutes

Date	Ver.	Action By	Action	Result
7/1/2013	1	City Council	Approved on First Reading	Fail

An Ordinance to Amend Chapter 55 (Zoning), Rezoning of 2.24 Acres from M1 (Limited Industrial District) to M1A (Limited Light Industrial District), Capital Investments, 2271 South State Street (CPC Recommendation: Denial - 1 Yea and 8 Nays)

This ordinance will zone this property to M1A (Limited Light Industrial District). The petitioner proposes to rezone this property to allow for an automobile sales use. The current M1 zoning allows for auto repair uses, but does not allow for auto sales.

The City Planning Commission, at its meeting of May 21, 2013, recommended denial of the request as the rezoning does not follow the recommendations of the recently adopted South State Street Corridor Plan.

Chapter 57 (Subdivision and Land Use Control) requires an Area Plan accompany a rezoning request, but because the petitioner is not proposing any new floor area on the site at this time, the Planning Commission approved a waiver of the Area Plan requirement.

**Attachments:** 5/21/13 Planning Staff Report  
5/21/13 Planning Commission Minutes

**Prepared by:** Chris Cheng, City Planner

**Reviewed by:** Wendy L. Rampson, Planning Manager  
Sumedh Bahl, Community Services Area Administrator

(See attached ordinance)