



City of Grand Island

Tuesday, October 25, 2011

Council Session

Item E4

Public Hearing on Request to Rezone Properties Located West of Webb Road, South of Faidley Avenue and North of West North Front Street from LLR – Large Lot Residential to B2 – General Business Zone

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: October 25, 2011

Subject: Request to Rezone Properties Located West of Webb Road, North of West North Front Street and South of Faidley Avenue from Large Lot Residential to B2 – General Business Zone

Item #'s: E-4 & F-2

Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

Concerning a request to rezone properties located west of Webb Road, north of west North Front Street and south of Faidley Ave. From Large Lot Residential to B2 – General Business Zone, in the City of Grand Island.

Discussion

At the regular meeting of the Regional Planning Commission, held October 5, 2011 the above item was considered following a public hearing.

O'Neill opened the Public Hearing.

Nabity briefly explained this was a request to rezone properties located north of Front Street and west of Webb Road from LLR Large Lot Residential to B2 General Business Zone. This would allow for commercial development. Nabity stated the comprehensive plan for Grand Island, the long-term land use plan for the City, calls for that Webb Road area to be developed commercially in the future.

There was no further discussion.

There was no further discussion.

O'Neill closed the Public Hearing.

The Planning Director's recommendation to the Planning Commission is also attached to this recommendation from the Planning Commission.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the rezoning request as presented
2. Modify the rezoning request to meet the wishes of the Council
3. Postpone the issue

Recommendation

A motion was made by Eriksen to approve the Rezone from LLR Large Lot Residential to B2 General Business Zone and was seconded by Reynolds. The motion carried with 9 members present and 9 voting in favor (O'Neill, Ruge, Hayes, Reynolds, Eriksen, Haskins, Connelly, Bredthauer and Snodgrass) and no member abstaining.

Sample Motion

Move to approve the rezone request for property proposed for platting as Olson Subdivision.