

Petition 2020-033 by Fifth Third Bank

To Approve:

The petition is found to be **consistent** with the *Central District Plan*, based on information from the staff analysis and the public hearing, and because:

- The plan recommends retail uses.

Therefore, we find this petition to be reasonable and in the public interest, based on the information from the staff analysis and the public hearing, and because:

- The proposed land use is consistent with the current mix of uses in the area.
- The proposed use is permitted in business districts, office, and MUDD districts.
- The proposed building height is limited to 50 feet, which is consistent with the height pattern along Providence Road.
- The proposed development will be screened from the adjacent townhouse community via an existing privacy wall and a proposed 6.5' planting strip along the eastern property line.
- The petition provides architectural design commitments for the building that break up the massing, enhances the overall streetscape, encourages pedestrian activity, and complements pedestrian environment.

To Deny:

The petition is found to be **consistent** with the *Central District Plan*, based on information from the staff analysis and the public hearing, and because, and because:

- The plan recommends retail uses.

However, we find this petition to not be reasonable and in the public interest based on the information from the staff analysis and the public hearing, and because:

- (To be explained by Zoning Committee)

Motion:
Approve or Deny
Maker:
2ND:

Vote:
Dissenting:
Recused: