

Petition 2020-080 by The Courtyard at Park Road, LLC

To Approve:

The petition is found to be **consistent** with the *Dilworth Land Use and Streetscape Plan*, based on information from the staff analysis and the public hearing, and because:

- The plan recommends residential/office/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 rezoning request is consistent with the adopted land use plan recommendation and with the current mix of uses in the shopping center.
- The proposed NS district allows all uses in the B-1 zoning district.
- The request will provide more parking than required under the proposed NS district.
- The request does not involve expansion of the existing building.

To Deny:

The petition is found to be **consistent** with the *Dilworth Land Use and Streetscape Plan*, based on information from the staff analysis and the public hearing, and because, and because:

- The plan recommends residential/retail/office 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: