

A resolution recommending that the City of Roswell Mayor & City Council grant approval for property located in Land Lot 824 of the 1st District, 2nd Section containing 5.94 acres of the requested rezoning and conditional use with concurrent variances to allow for an assisted living facility per Case # RZ12-11, CU 12-05, CV12-06 located at 2715 and 2725 Holcomb Bridge Rd.

WHEREAS: Notice to the public regarding said zoning has been duly published in the Roswell Neighbor, the official news organ of the City of Roswell; and

WHEREAS: A public hearing was held by the Planning Commission on March 19, 2013; and

WHEREAS: The Planning Commission is a recommending body to the Mayor and City Council; and

WHEREAS: The Planning Commission has reviewed the rezoning and conditional use based on the Standards of Review found in Section 31.1.12, Table 31.1.4 of the Roswell Zoning Ordinance; and

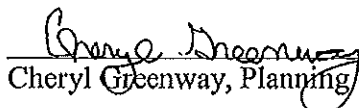
WHEREAS: The Planning Commission has reviewed the variance request based on the Authority to Grant Concurrent Variances found in Section 31.1.29 and the Criteria to Consider for Concurrent Variances found in Section 31.1.31 of the Roswell Zoning Ordinance; and

WHEREAS: The Planning Commission has reviewed the rezoning and conditional use based on the 2030 Comprehensive Plan character area Holcomb Bridge Road SR 140 Corridor; and

NOW THEREFORE, BE IT RESOLVED, The City of Roswell Planning Commission while in session on March 19, 2013 hereby ordains and recommends approval of this said rezoning and conditional use with a concurrent variance for the setback, buffer and height for property at 2715 and 2725 Holcomb Bridge Road to allow for assisted living facility subject to the following conditions.

1. The owner/developer shall develop the property in accordance with the site plan stamped "Received March 7, 2013 City of Roswell Community Development Department."
2. A combination plat for the two parcels shall be completed and recorded prior to the issuance of the Land Development Permit

So effective this 19th day of March, 2013.


Cheryl Greenway, Planning Commission Chair