

**A resolution recommending that the City of Roswell Mayor & City Council grant approval for property located in Land Lot 525 of the 1<sup>st</sup> District, 2<sup>nd</sup> Section containing 1.354 acres of the requested rezoning with concurrent variances to the C-2 (Neighborhood Commercial) district to allow for an existing day care to remain as per Case # RZ11-16, and CV11-06 located at 1240 Warsaw Road.**

**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 February 21, 2012; and

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

**WHEREAS:** The Planning Commission has reviewed the rezoning request 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 zoning request based on the 2030 Comprehensive Plan character area Suburban Residential; and

**NOW THEREFORE, BE IT RESOLVED,** The City of Roswell Planning Commission while in session on February 21, 2012 hereby ordains and recommends approval of this said rezoning with concurrent variances for property at 1240 Warsaw Road to the C-2 (Neighborhood Commercial) zoning district to allow for the day care subject to the following conditions.

1. To the survey stamped "received December 5, 2011, City of Roswell Community Development Department."

2. The use of this property shall be limited to a day care center.

So effective this 21<sup>st</sup> day of February, 2012.

  
Cheryl Greenway, Planning Commission Chair