

# COMMUNITY PROJECT/REZONING

## Ordinance Fact Sheet

**Case No.** CD-CPC-2018-00124 (rezoning), CD-CPC-2018-00125 (area plan amendment)

### Brief Title

To approve a rezoning from M1-5 to M3-1 on about 11.8 acres and amending the Riverfront Industrial Area Plan land use recommendation from Light Industrial to Heavy Industrial.

### Details

**Location:** 6709 E US 40 Hwy (generally located west of Manchester Trafficway between Interstate 70 to the south and Highway 40 to the north.

**Reason for Legislation:** rezonings require Council approval.

See attached City Plan Commission report.

**Ordinance Number**

### Positions/Recommendations

<b>Sponsors</b>	Jeffrey Williams, AICP, Director Department of City Planning & Development
<b>Programs, Departments or Groups Affected</b>	3 <sup>rd</sup> District (Lucas, Reed)
<b>Applicants / Proponents</b>	<b>Applicant</b> Chris Mattix (Rouse Frets White Goss Gentile Rhodes)  <b>City Department</b> City Planning & Development <b>Other</b>
<b>Opponents</b>	<b>Groups or Individuals</b>  <b>Basis of Opposition</b>
<b>Staff Recommendation</b>	<input checked="" type="checkbox"/> For <input type="checkbox"/> Against  <b>Reason Against</b>
<b>Board or Commission Recommendation</b>	City Plan Commission (5-0) 10-16-2018 By Archie, Baker-Hughes, Burnette, Crowl, Macy, <input checked="" type="checkbox"/> For <input type="checkbox"/> Against <input type="checkbox"/> No Action Taken <input type="checkbox"/> For, with revisions or conditions (see details column for conditions)
<b>Council Committee Actions</b>	<input type="checkbox"/> Do Pass <input type="checkbox"/> Do Pass (as amended) <input type="checkbox"/> Committee Sub. <input type="checkbox"/> Without Recommendation <input type="checkbox"/> Hold <input type="checkbox"/> Do not pass

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<b>Policy or Program Change</b>	<input type="checkbox"/> Yes <input type="checkbox"/> No
<b>Operational Impact Assessment</b>	

**Finances**

<b>Cost &amp; Revenue Projections – Including Indirect Costs</b>	
<b>Financial Impact</b>	
<b>Funding Source(s) and</b>	

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Appropriation Account Codes	

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**Fact Sheet Prepared By:** Justin Peterson  
Staff Planner

**Date:** 10-16-2018

Justin Peterson  
Staff Planner

**Reviewed By:** Joseph Rexwinkle  
Division Manager  
Development Management

**Date:** 10-16-2018

**Initial Application Filed:** 08-31-2018  
**City Plan Commission:** 10-16-2018  
**Revised Plans Filed:** N/A

**Reference Numbers:**  
Case No. CD-CPC-2018-00124  
Case No. CD-CPC-2018-00125