



Community Development – Zoning Division

John Pederson – Division Manager

ZONING CASE

Z-35-2022

SITE BACKGROUND

Applicant	Morrison Building & Investment, LLC
Phone	678-698-2012
Email	morrisonbuilding@aol.com
Representative Contact	Rodney L. Morrison
Phone	678-698-2012
Email	rodneymorrison1@gmail.com
Titleholder	Morrison Building & Investment, LLC
Property Location	Located on the south side of Veterans Memorial Highway, north of Lee Road
Address	259 Veterans Memorial Highway
Access to Property	Veterans Memorial Highway

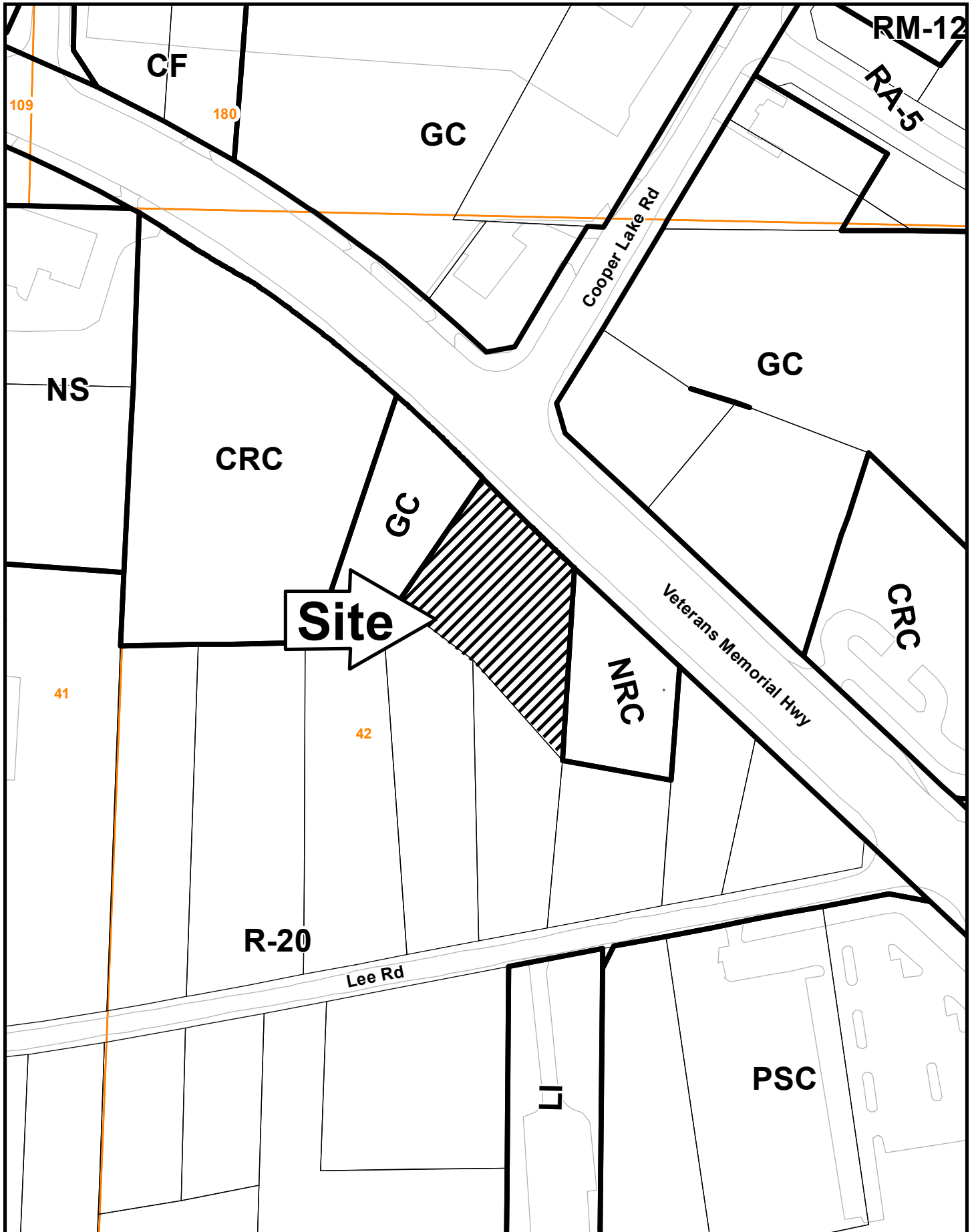
QUICK FACTS

Commission District	4-Sheffield
Current Zoning	R-20
Current Use of Property	Single-family residence
Proposed Zoning	NRC
Proposed Use	Commercial
Future Land Use	NAC
Site Acreage	0.4
District	18
Land Lot	42
Parcel #	18004200210
Taxes Paid	Yes

FINAL ZONING STAFF RECOMMENDATIONS



[Click here to enter text.](#)

Z-35 2022-GIS



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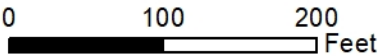
0 100 200
Feet



 Zoning Boundary
 City Boundary

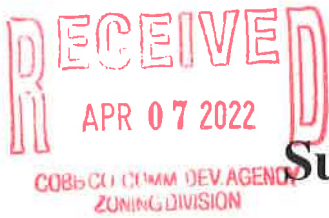
Z-35 Aerial Map



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-  Zoning Boundary
-  City Boundary



Application No. 239

Summary of Intent for Rezoning

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Part 1. Residential Rezoning Information (attach additional information if needed)

- a) Proposed unit square-footage(s): 1000.
- b) Proposed building architecture: Ranch-Style House
- c) List all requested variances: _____

.....
Part 2. Non-residential Rezoning Information (attach additional information if needed)

- a) Proposed use(s): _____
- b) Proposed building architecture: Ranch-Style
- c) Proposed hours/days of operation: _____
- d) List all requested variances: _____

.....
Part 3. Other Pertinent Information (List or attach additional information if needed)

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Part 4. Is any of the property included on the proposed site plan owned by the Local, State, or Federal Government?

(Please list all Right-of-Ways, Government owned lots, County owned parcels and/or remnants, etc., and attach a plat clearly showing where these properties are located).

N/A