

Planning & Zoning Commission Agenda
Wednesday, September 2, 2015 @ 5:00 pm
City Hall - 70 Court Plaza
First Floor North Conference Room
www.ashevillenc.gov (search "Planning & Zoning Commission")

PRE-MEETING AGENDA – 4:30 PM, 5TH FLOOR CITY HALL

1. Review of agenda items.
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PLANNING & ZONING COMMISSION AGENDA – 5:00 PM 1ST FLOOR CITY HALL

The Planning and Zoning Commission will hear public comments only on items that appear on the agenda. Presentations by the public shall be limited to no more than ten (10) minutes for the main spokesperson for a group and no more than three (3) minutes for other individuals. Additional information may be conveyed to the Planning and Zoning Commission in written form.

ADMINISTRATIVE

1. Approval of minutes from the August 5, 2015 meeting.

LEVEL II

1. Review of a site-plan for the construction of a 58,803 sq. ft. five-story building containing 48 multi-family units and a 2 level parking garage. The subject parcel is 0.55 acres located at 11 Collier Avenue and PIN 9648-38-5770. The property is owned by Collier Avenue Properties, LLC and the project contact is Brian Kaiser. Planner coordinating review- Alan Glines
 - a. Variance: Variance to design and operational standards found in Section 7-8-18(f)(13)a.(1.) & (2.) of the UDO relating to streetwall setback.
2. A review of a site plan for the construction of a 48,477 square foot, 3-story medical office building on property known as 320 Long Shoals Road and PINs 9644-29-8393 & 9644-39-3056. The property is owned by Mission Hospital, Inc. and the project contact is Will Buie. Planner coordinating review- Jessica Bernstein.
3. A review of a site plan for the construction of: a 72,238 square foot grocery store; a 3,978 square foot fueling station; and a 3,700 square foot retail structure all with shared parking. The subject property is 8.06 acres and is located at 863 Brevard Road with PIN 9626-77-0588. The property is owned by Ingles Markets, Inc. and the project contact is Randy Jameson. Planner coordinating review – Shannon Tuch

CONDITIONAL ZONING

1. Request for conditional rezoning from RM-16 (Residential Multi-Family High Density) to Office CZ (Office Conditional Zone) for the adaptive reuse of an existing historic structure for office use and the construction of a new residential building on property known as 95 Charlotte Street and PIN 9649-63-1039. The property is owned by 95 Charlotte Street, LLC and the project contact is Mark Wilson. Planner coordinating review – Jessica Bernstein

CONDITIONAL ZONING AMENDMENT

1. An amendment to a previously approved conditionally zoned multi-family development. Total number of units in Phases II & III has increased by 22 for a total of 142 units. The subject property is 12.75 acres located at 40, 50 and 60 Gerber Road with PIN 9655-26-7600 and PIN 9655-26-3627. The property is owned by Givens Estates, Inc. and the project contact is Suzanne Godsey. Planner coordinating review- Shannon Tuch

LEVEL III CONDITIONAL USE PERMIT

1. A request for a Level III review for the construction of a 12-story, 681,000 square foot tower addition to Mission Hospital facility on 30.50 acres known as 509 Biltmore Avenue and PIN 9648-43-8750, 9648-44-5476 and 9648-43-3912. The property is owned by Mission Hospital and the project contact is Chris Tidwell. Planner coordinating review- Jessica Bernstein

WORDING AMENDMENT

1. Consideration of an amendment to Sec. 7-16-1 of the Unified Development Ordinance establishing requirements for Utility Substations.

NEXT MEETING

1. The next meeting will be October 7, 2015 at 5:00 pm.