

**AGENDA
ZONING COMMITTEE MEETING**

**November 7, 2024
1:30 p.m., Phoenix Building, 3rd Floor Conference Room**

I. NEW ITEMS – ZONING MAP AMENDMENTS

- a. **PLN-MAR-22-00017: ROSE HOLDINGS-LEXINGTON, LLC** – a petition for a zone map amendment from a Single Family Residential (R-1A) zone to a Planned Neighborhood Residential (R-3) zone, for 11.587 net (11.924 gross) acres for property located at 1899 Parkers Mill Road.

PLN-MJDP-24-0017: LANE ALLEN PARK, LOTS 2 AND 3

II. NEW ITEMS – ZONING ORDINANCE TEXT AMENDMENTS

- a. **PLN-ZOTA-24-00007: AMENDMENT TO UPDATE SHORT TERM RENTAL REGULATIONS** – a text amendment to update Articles 3, 8, and 23, to update regulations relating to Short Term Rentals.
- b. **PLN- ZOTA-24-00008: AMENDMENT TO ARTICLE 17 FOR DIGITAL BILLBOARDS** – a text amendment to Article 17 to define and regulate digital billboards in the B-3, B-4, I-1, I-2, and CN zones.

III. POSTPONED ITEMS – ZONING MAP AMENDMENTS

- a. **PLN-MAR-22-00016: REALTY UNLIMITED BLUEGRASS, LLC** – a petition for a zone map amendment from a Single Family Residential (R-1C) zone to a Townhouse Residential (R-1T) zone, for 0.520 net (0.756 gross) acres for property located at 940 Higbee Mill Road. The applicant is requesting a variance to reduce the required side yard where the property adjoins Single Family Residential (R-1C) zoning from eight (8) feet to five (5) feet and to reduce the required side yard where the property adjoins Single Family Residential (R-1D) zoning from ten (10) feet to three (3) feet. Additionally, the applicant is requesting a variance to the perimeter property landscape buffer from fifteen (15) feet to three (3) feet where the property adjoins single-family residential zoning and a variance to increase the maximum amount of paving permitted in the required front yard area from 60% to 68%.

- b. **PLN-MJDP-22-00059: HIGBEE MILL COURT, LOT 11**

IV. POSTPONED ITEMS – ZONING ORDINANCE TEXT AMENDMENTS

- a. **PLN-ZOTA-24-00006: REVISIONS TO ARTICLE 23A-10 FOR THE ECONOMIC DEVELOPMENT (ED) ZONE** – a text amendment to modify the Economic Development (ED) zone.

V. STAFF ITEMS

VI. NEXT MEETING DATE - Thursday, December 5, 2024, 1:30 p.m.

VII.ADJOURNMENT