PLANNING AND ZONING COMMISSION
November 12, 2024
STAFF REPORT

CASE NUMBER
MD-2024-0152

PROJECT NAME
Canales Orthodontics
9815 Hwy 119

SITE DATA
0.88 acres

REQUEST
Modification

ZONING/DISTRICT
B-3 in State Route 119 Overlay

COMP PLAN FLUM

Parcel ID
23 1 11 3 001 002.000

LOCATION
9815 Hwy 119

ARCHITECT
Ryan Freeman Inc

OWNER/DEVELOPER
Ricky & Overton Donald Pickett

DESCRIPTION OF USE
New Dental office

ZONING/REGULATIONS ANALYSIS
This building has a ton of windows on the front and still has only gotten to 37 % of the front surface being glazed. I cant imagine how much the building would be windows to get to 65%

DIRECTION	*ADJACENT LAND USE*	*ZONING*
N		*MR*
E		*B-3*
S		*R-6*
W		*R-6*

NEXT STEPS IF RECOMMENDED
Building Permit