

MEMORANDUM



To: Mayor Olson and City Council
From: Jason Bond, Assistant City Manager
Date: May 12, 2023
RE: **Shayne Ahlin Property Rezone Request**

Brad and Cliff Hales, with consent of Shayne Ahlin, is proposing to change the zoning of property located at approximately 685 N SR 198 (Parcel ID 30:091:0045) from the Residential Agriculture (R-Ag) zone to the I-1 Industrial zone. The area proposed to be rezoned is currently vacant and consists of approximately 4.38 acres.

A conceptual storage unit design has been provided to show a proposed use of the land if the rezone is approved (Attachment 2). This plan is the applicant's justification for why the proposed zone change should be approved and does not represent an actual project for review or approval.

This Planning Commission reviewed the proposal and made the following recommendation:

Commissioner Lance made a motion to forward a positive recommendation to the City Council on the Ahlin Property Rezone. Commissioner Romero seconded the motion.

Commissioner Wood, Yes; Commissioner Lance, Yes; Commissioner Hoffman, Absent; Commissioner McNeff, Absent; Commissioner Nixon, Absent; Commissioner Weight, Yes; Commissioner Romero, Yes. The vote was unanimously approved.

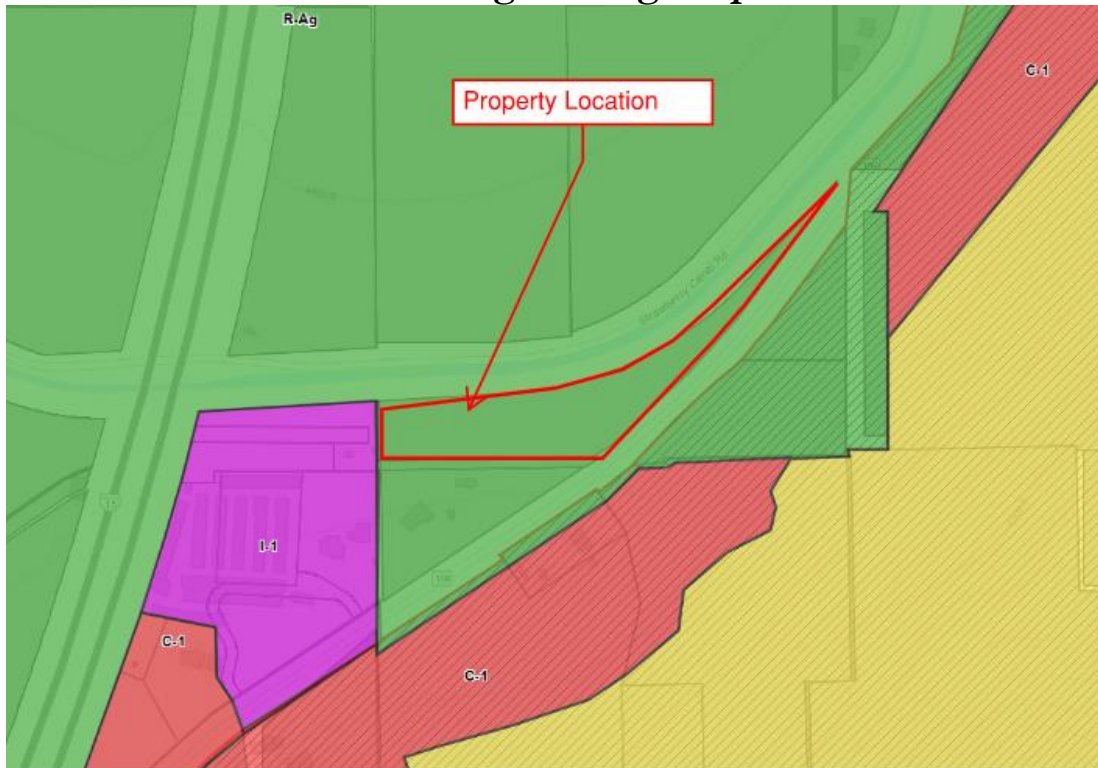
Staff recommends that if the rezone is acceptable to the City Council, an agreement be drafted and considered with the ordinance so that the applicant is held to what was presented to justify the rezone.

Recommended motion (if favorable of the rezone): "Motion to table the rezone of the Shayne Ahlin property until an agreement can be drafted to hold the applicant to the storage unit design that was presented."

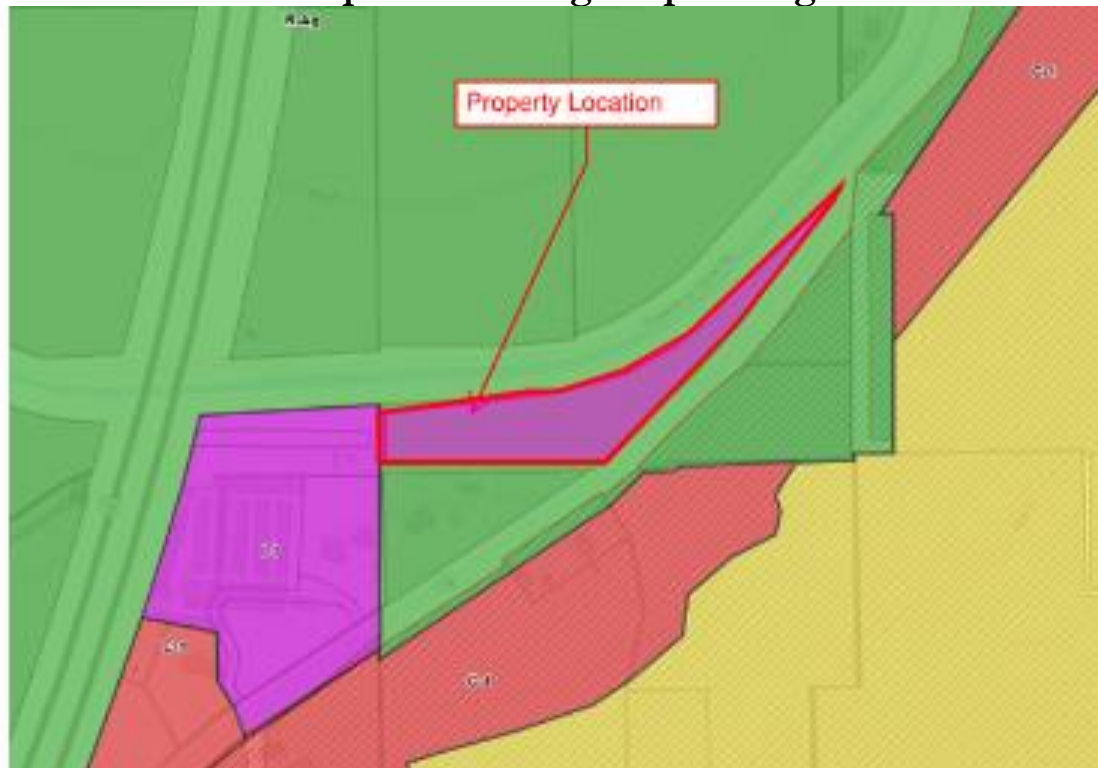
Attachments:

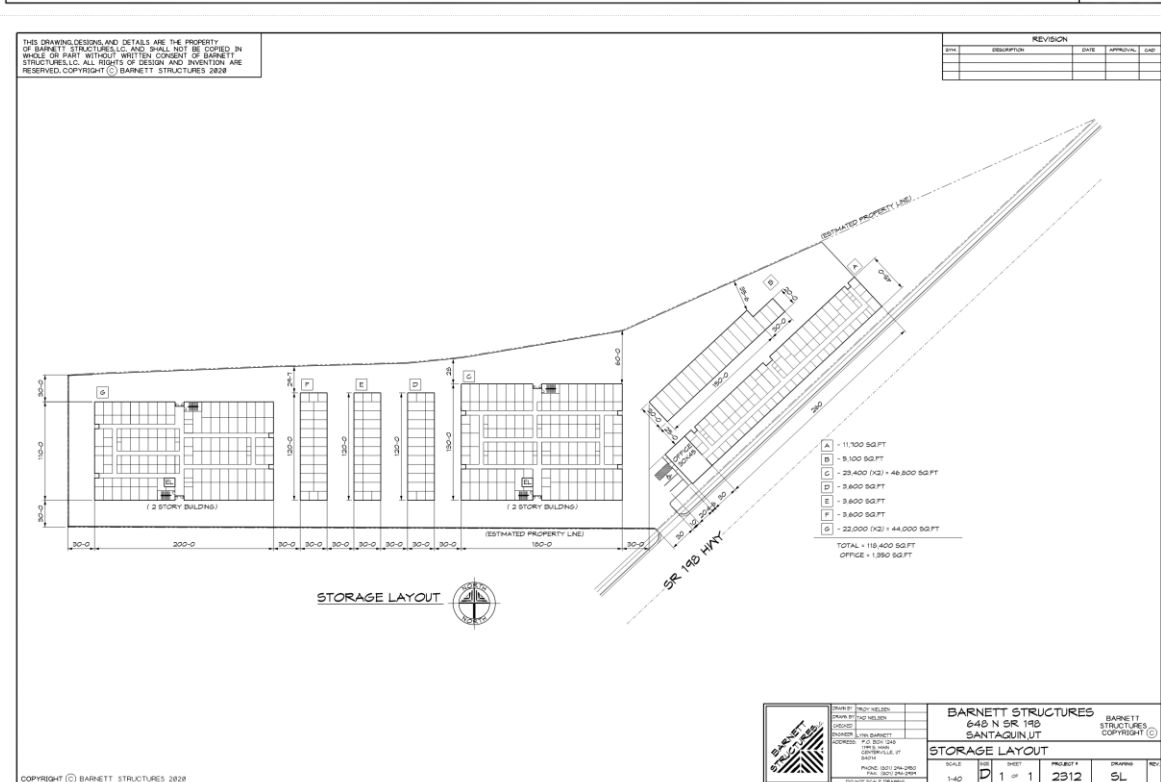
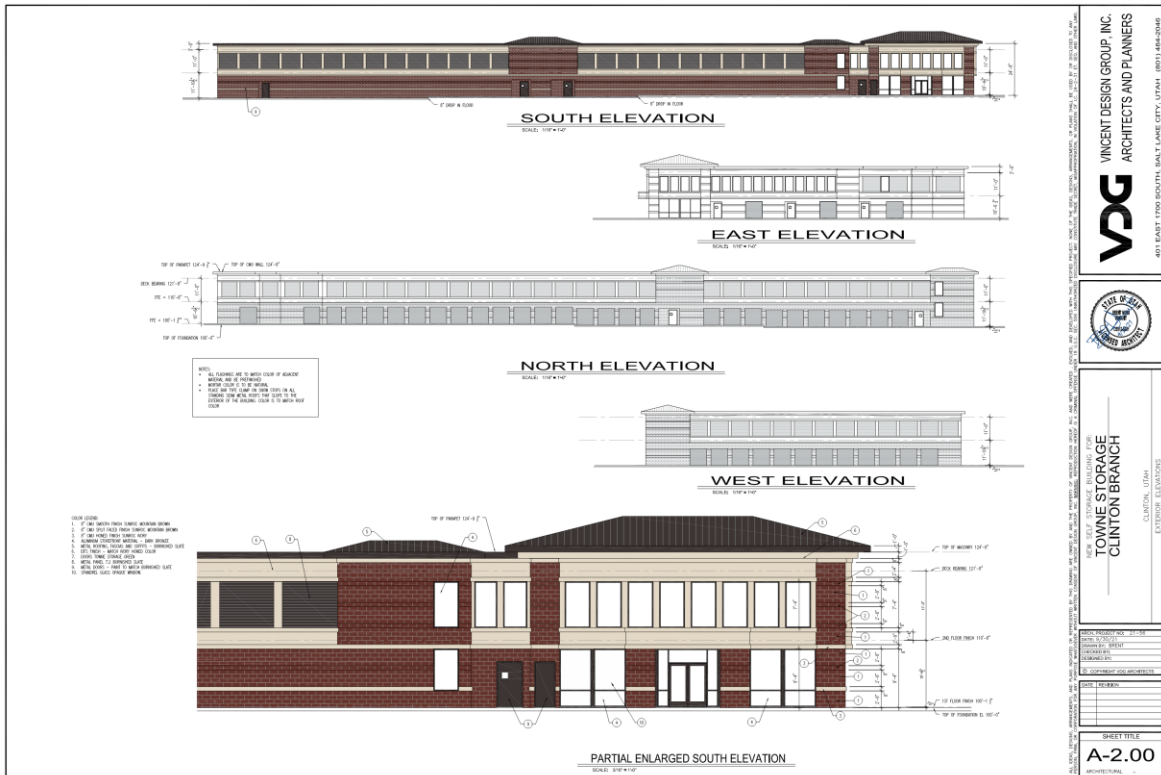
1. Existing and Proposed Zoning
2. Proposed Storage Unit Design and Owner Acknowledgment

Existing Zoning Map



Proposed Zoning Map Change





I Shayne Ahlin being the sole owner
of parcel # 30-091-0045 do hereby grant
Hales Land LLC Permission to make application
for rezoning my property from R-AG to L1.

Shayne Ahlin 4/25/23