

Council Letter

City of Danville, Virginia



CL - 856

NEW BUSINESS F.

City Council REGULAR MEETING

Meeting Date: October 5, 2023

Subject: Consideration of a Rezoning Application to Rezone Two Winstead Drive (Parcel 51165) from HR-C Highway Retail Commercial to OT-R Old Town Residential.

From: Renee Burton, Division Director of Planning

COUNCIL ACTION

1. Public Hearing
2. An Ordinance Rezoning from HR-C, Highway Retail Commercial to OT-R, Old Town Residential Parcel ID #51165 (2 Winstead Drive).

SUMMARY

The subject property, Two Winstead Drive, is currently zoned HR-C, Highway Retail Commercial. The applicant purchased the property in June with the intent of using the property as a Short-Term Rental. The HR-C zoning classification does not allow Short-Term Rentals. Therefore, the applicant has submitted applications to rezone the subject property from HR-C, Highway Retail Commercial to OT-R Old Town Residential, and to be granted a Special Use Permit for Short Term Rental.

It is a residential structure built in 1952 that was acquired by the applicant in June of this year. There are no records that indicate this property has been used commercially in the past. It is likely that the property was zoned HR-C during the City-Wide rezoning in 2004 for its potential consolidation with 2520 West Main Street.

Twenty-six (26) notices were sent to surrounding property owners within three hundred (300) feet of the subject property. Three (3) responses were received, one (1) was unopposed and two (2) were opposed.

On September 11, 2023, the City Planning Commission voted 6 - 0 to recommend approval of Rezoning request PZ23-00274 to rezone Two Winstead Drive (Parcel ID #51165) from HR-C, Highway Retail Commercial to OT-R, Old Town Residential.

RECOMMENDATION

It is recommended that City Council adopt an Ordinance to rezoning from HR-C, Highway Retail Commercial to OT-R, Old Town Residential, Two Winstead Drive (Parcel ID #51165).

Attachments

1. Ordinance
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2. Two Winstead - Aerials
 3. Two Winstead Drive - Owners
 4. Two Winstead Drive - Landuse
 5. Planning Commission Recommendation
 6. Neighbor Responses - 121 Howeland Cir
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