

AGENDA ITEM SUMMARY

MEETING DATE

September 12, 2023

PRESENTED BY

Tom Martin, City Planner

AGENDA ITEM # IV.4

Rezoning to Allow Construction of an Entrance and Parking to Serve a Centra Rehabilitation Facility/Behavioral Health Hospital in Campbell County

RECOMMENDATION

This item will appear for City Council vote on the September 26, 2023 Public Hearing Agenda.
Approval of the petition of Centra Health Inc. to rezone 759 Leesville Road from R-1, Low Density Residential District to B-5C, General Business District (Conditional) and to amend the Future Land Use Map (FLUM) from Low Density Residential to Community Commercial.

SUMMARY

Centra Health Inc. is petitioning to rezone approximately two and forty-seven hundredths (2.47) acres located at 759 Leesville Road from R-1, Low Density Residential District to B-5C, General Business District (Conditional) and to amend the Future Land Use Map (FLUM) from Low Density Residential to Community Commercial. The proposed rezoning and FLUM amendment within the City would allow the construction of an entrance and parking area to serve the rehabilitation facility and behavioral health hospital that will be built on the portion of the property within the County.

The subject property is approximately sixteen (16) acres total, of which two and forty-seven hundredths (2.47) acres are located within the City. The portion within Campbell County is zoned General Commercial and recommended for Urban Development Area – Commercial on the County's FLUM. Voluntarily submitted proffers should adequately limit the impact of the proposed development.

PRIOR ACTION(S)

August 23, 2023: The Planning Commission recommended approval (5-0, with 2 abstentions; Perault and Rogers) of the rezoning petition with the submitted proffer and FLUM Amendment

August 23, 2023: The Planning Division recommended approval of the petition.

FISCAL IMPACT

N/A

CONTACT(S)

Rachel Frischeisen, Senior Planner
Tom Martin, City Planner

ATTACHMENT(S)

1. Planning Commission Minutes, Report, and Attachments

REVIEWED BY



Kent White, Director of Community Development

Date: September 07, 2023



Mercedes Braun, Executive Assistant to the City Manager

Date: September 07, 2023



Wynter C. Benda, City Manager

Date: September 07, 2023



Alicia Finney, Clerk of Council

Date: September 07, 2023