

ADVANCE AUTO PARTS

Preliminary Plan of Subdivision

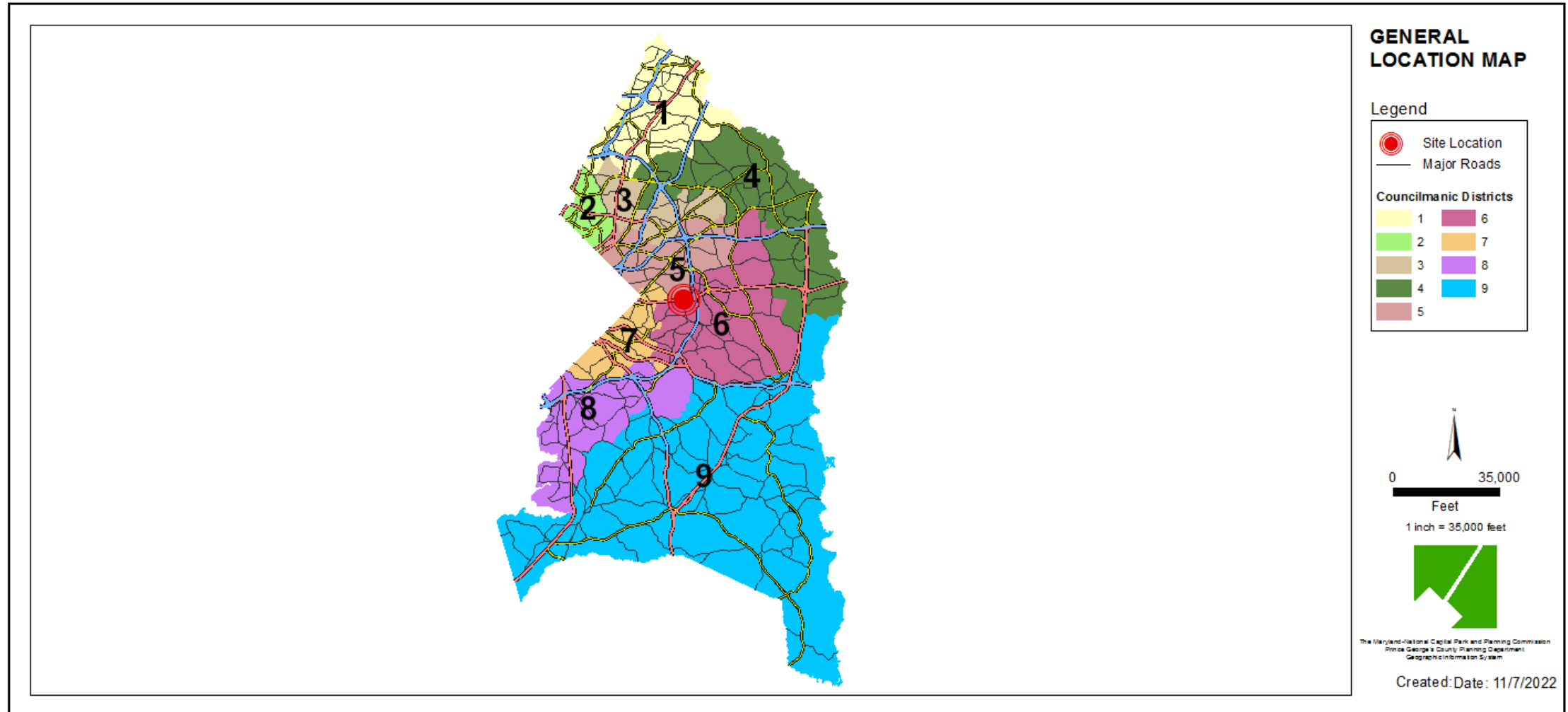
Staff Recommendation: APPROVAL with conditions



GENERAL LOCATION MAP

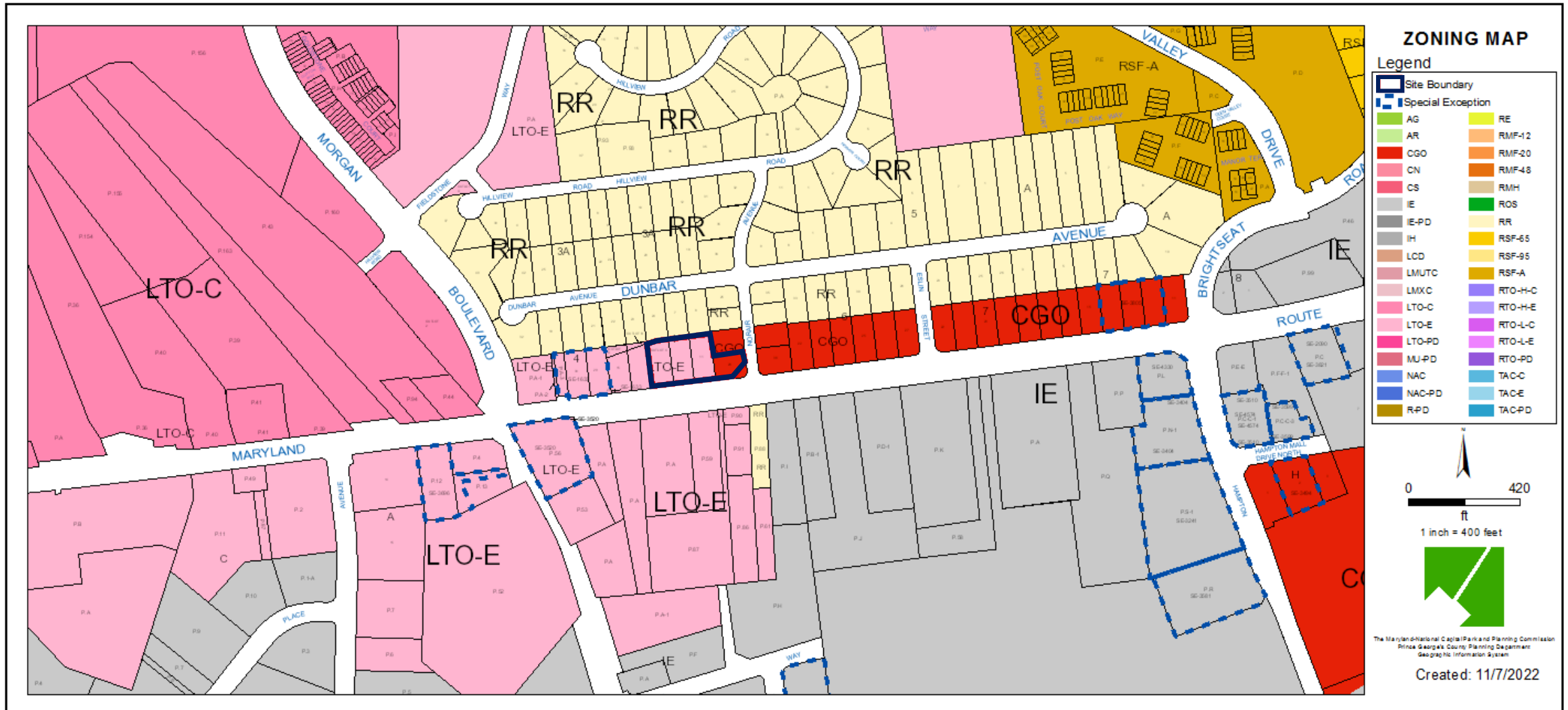
Council District: 05

Planning Area: 72



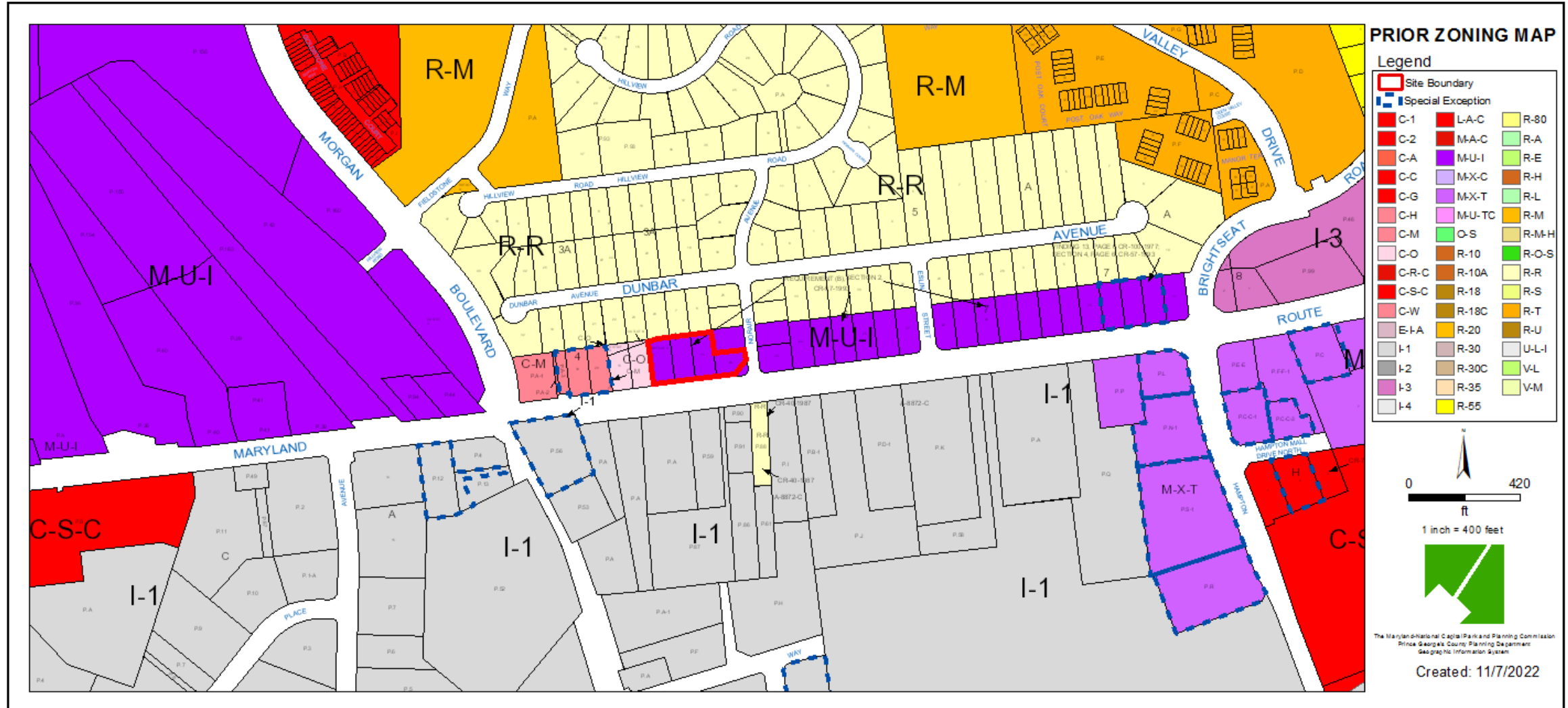
ZONING MAP (CURRENT)

Property Zone: LTO-E/CGO

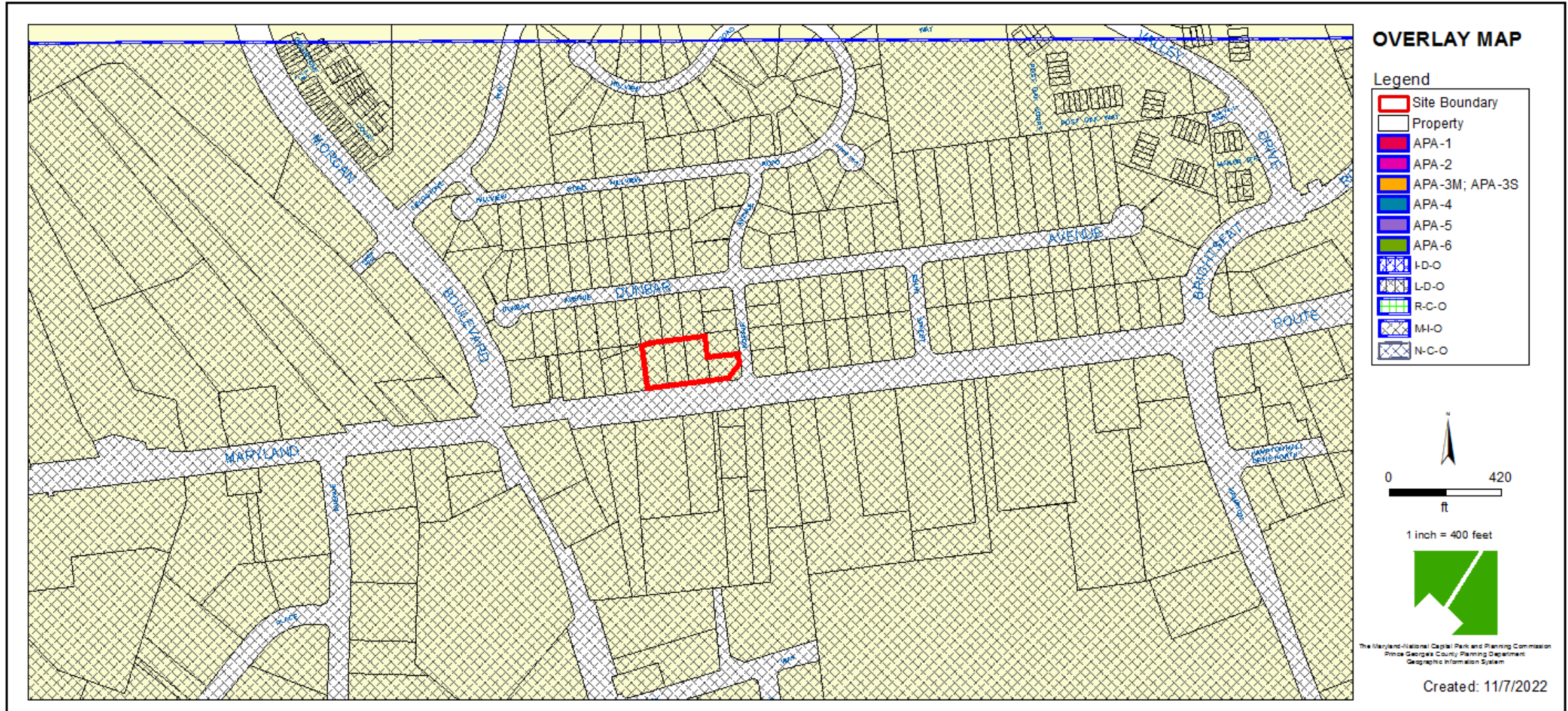


ZONING MAP (PRIOR)

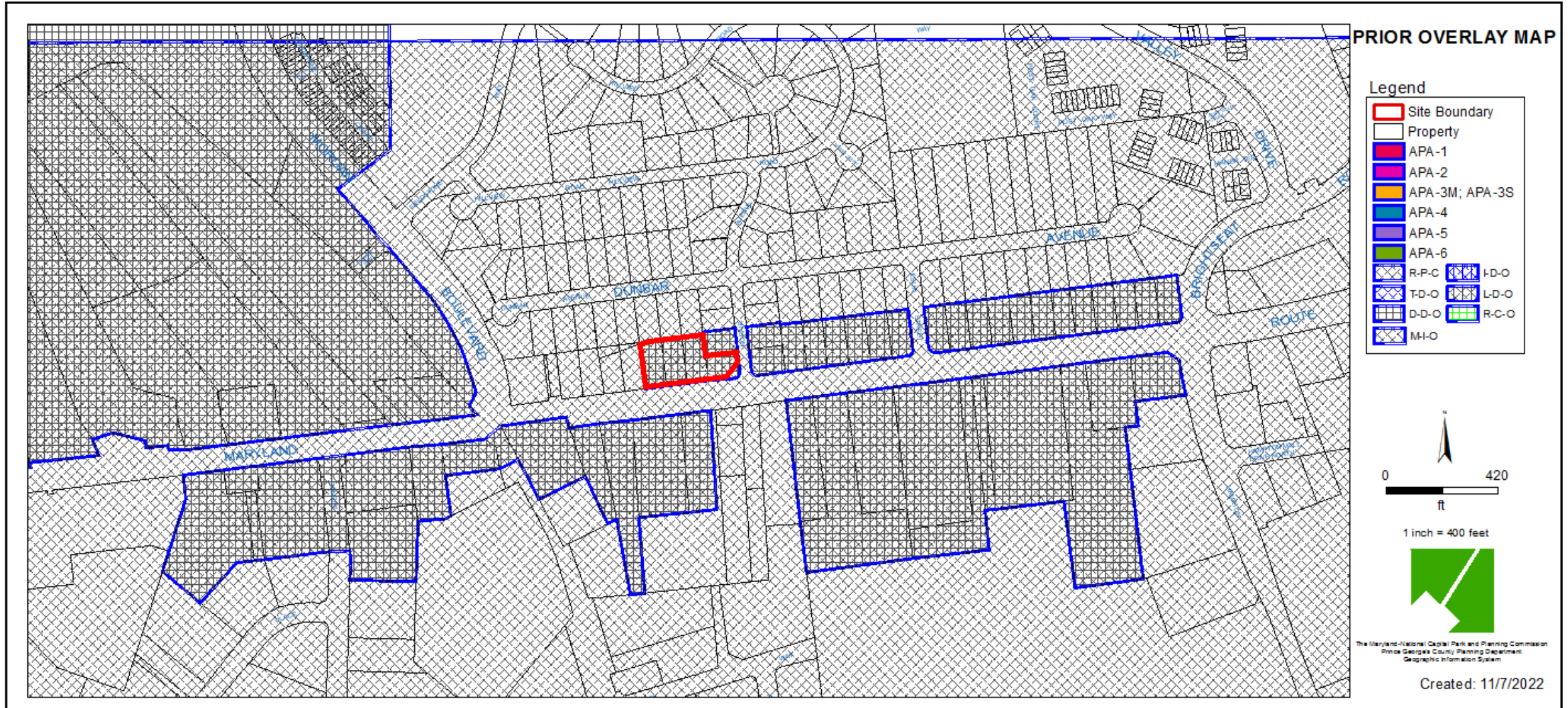
Property Zone: M-U-I



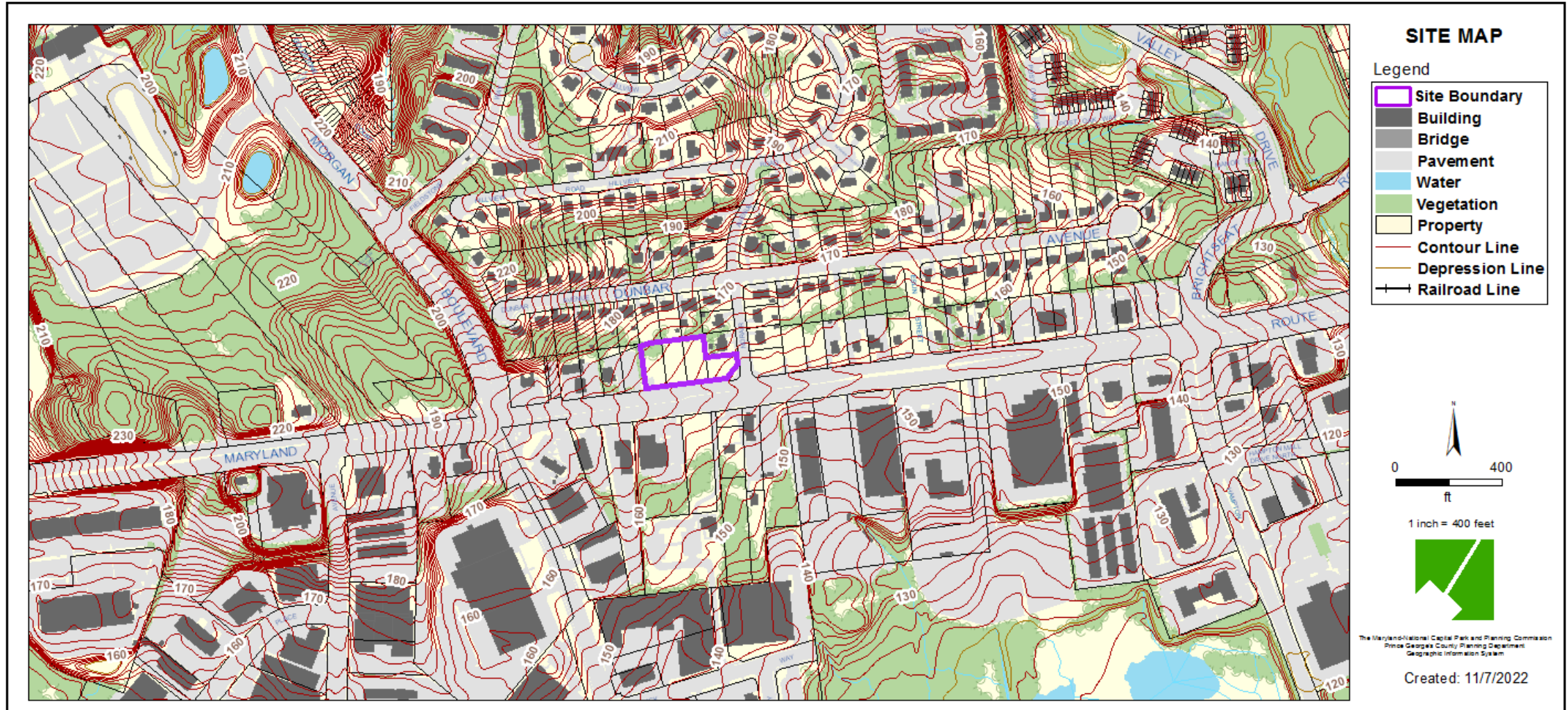
OVERLAY MAP (CURRENT)



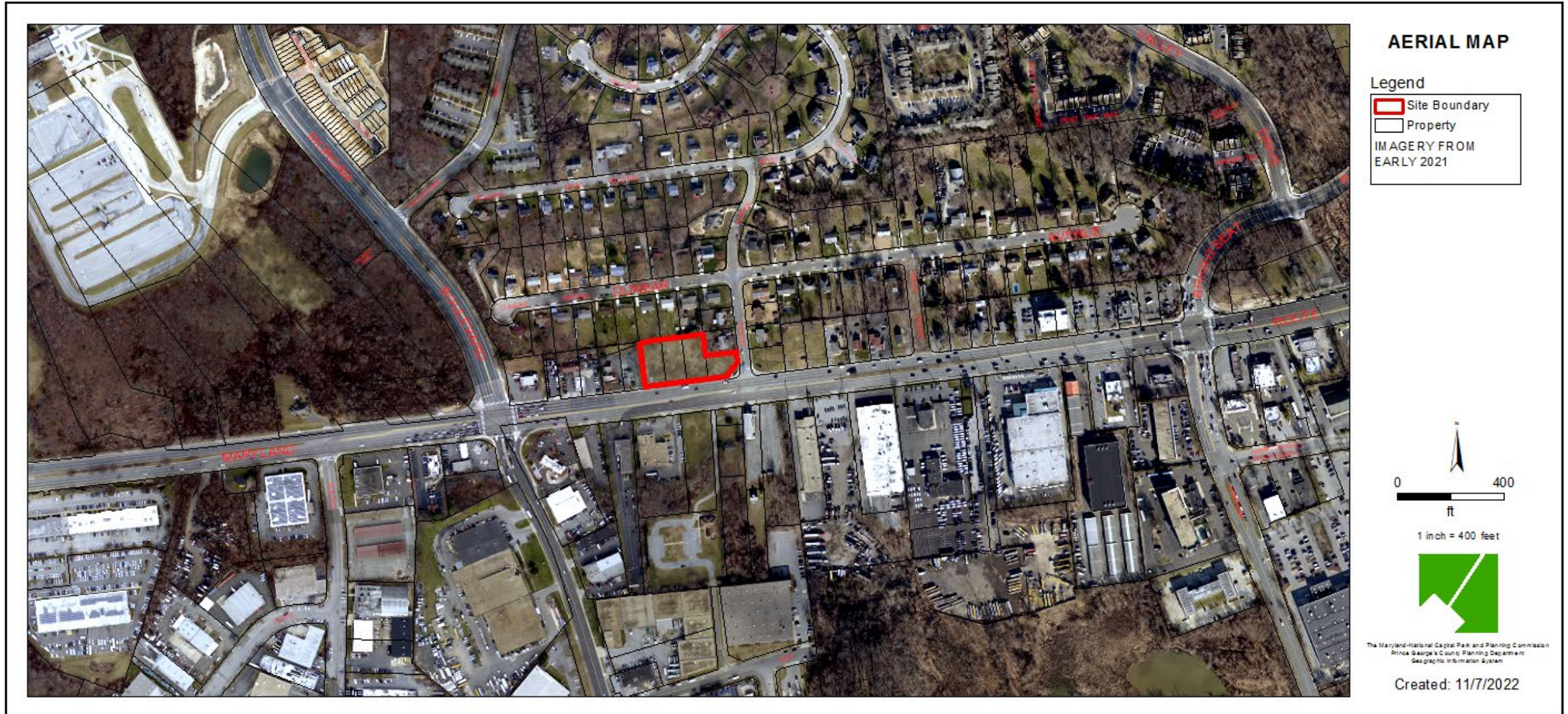
OVERLAY MAP (PRIOR)



SITE MAP



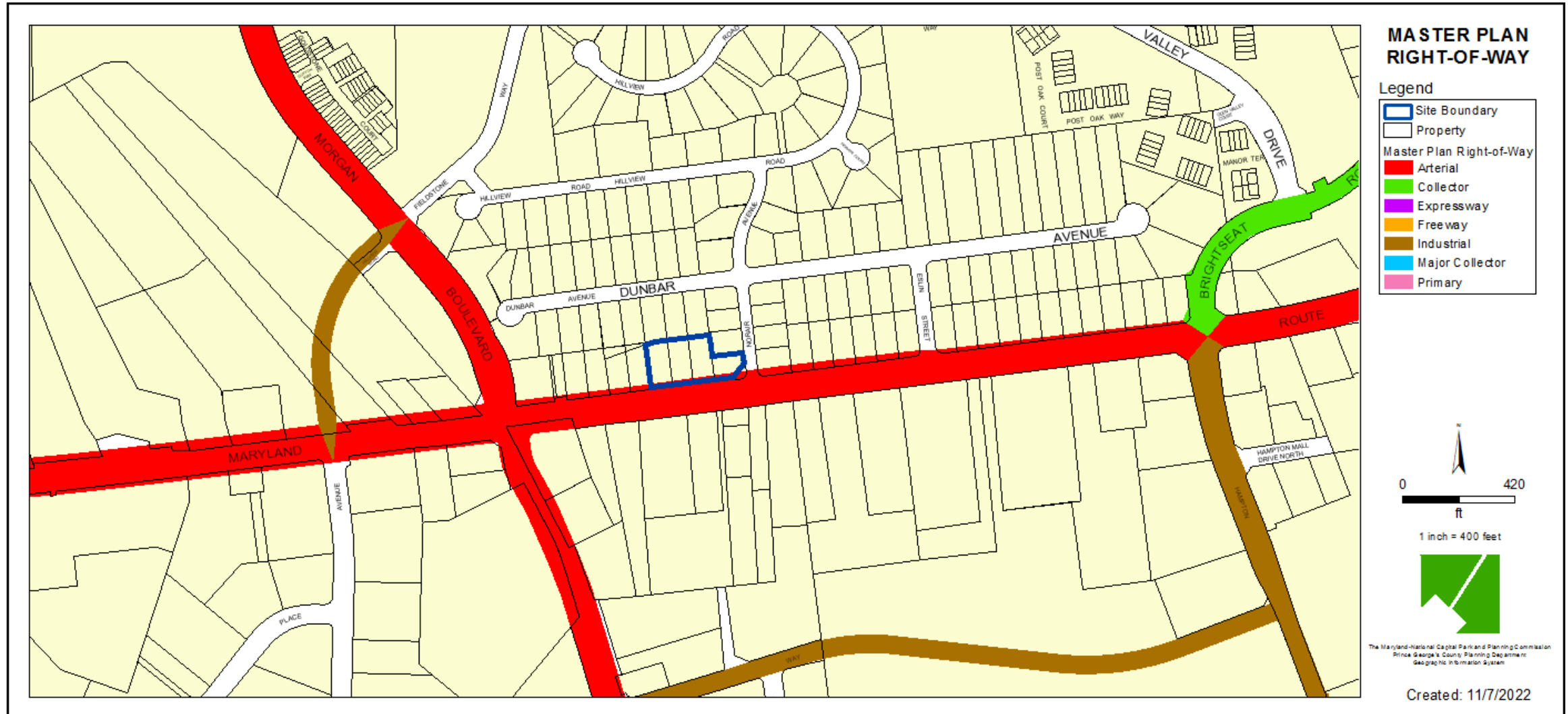
AERIAL MAP



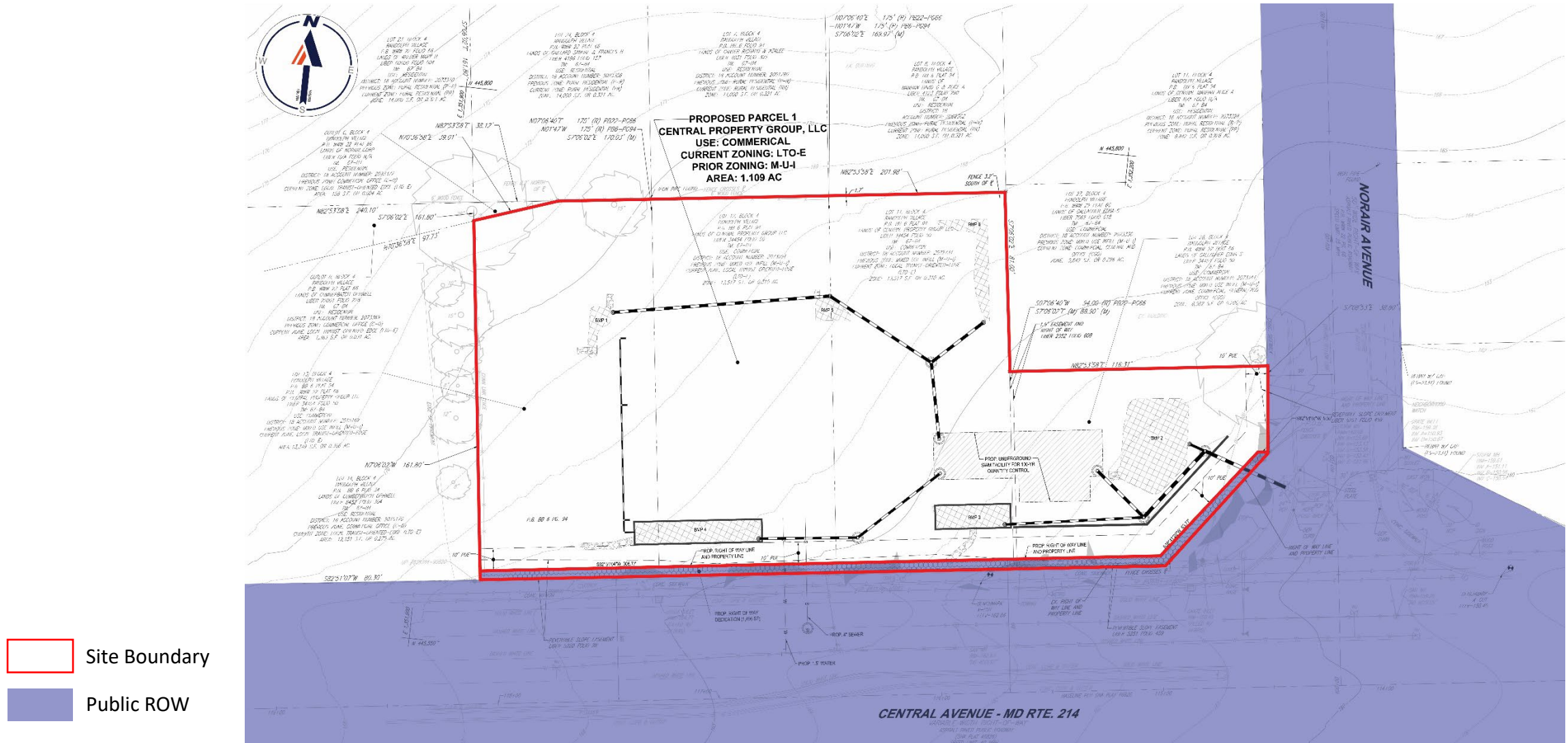
BIRD'S-EYE VIEW WITH APPROXIMATE SITE BOUNDARY OUTLINED



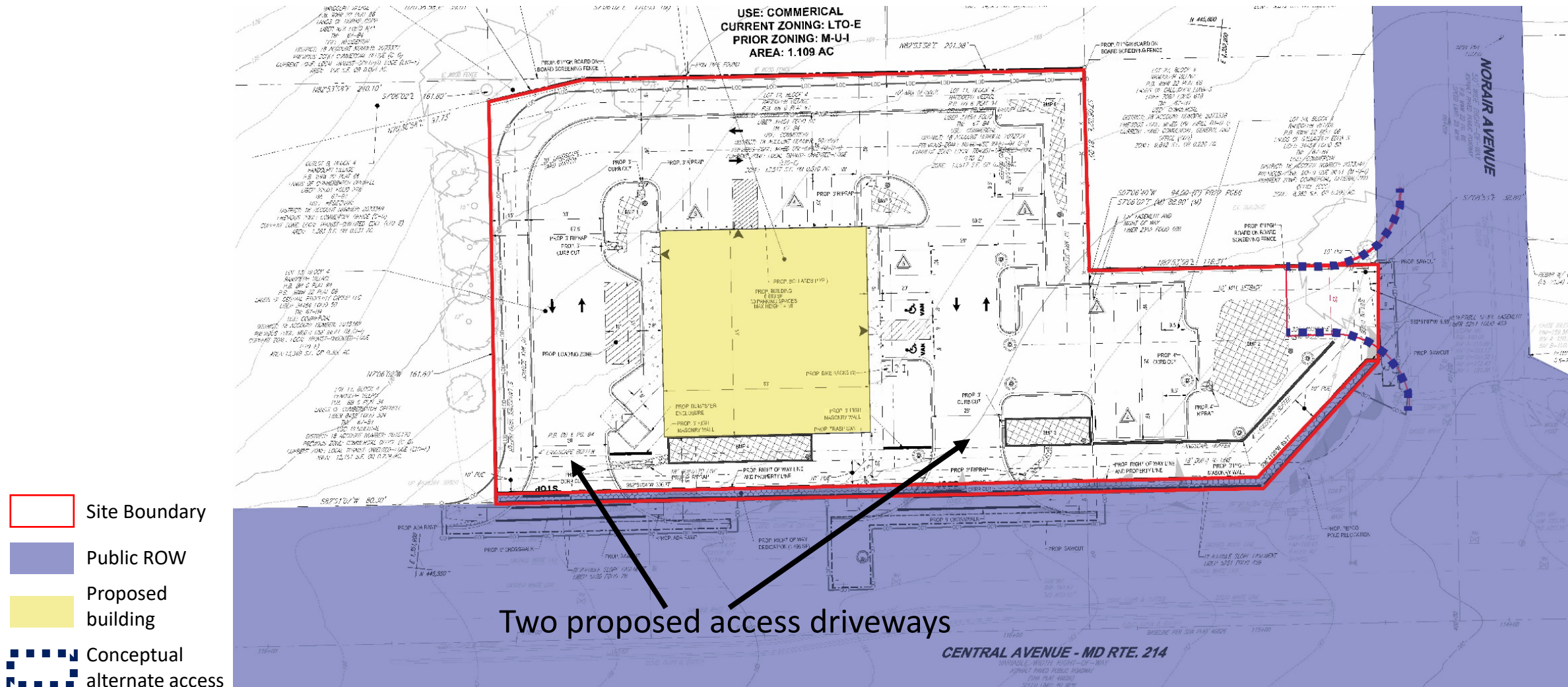
MASTER PLAN RIGHT-OF-WAY MAP



PRELIMINARY PLAN OF SUBDIVISION



VARIATION TO SECTION 24-121(A)(3)



STAFF RECOMMENDATION

APPROVAL with 5 conditions

- Approval of 4-22042
- Approval of a variation to Section 24-121(a)(3) for two direct driveway access to MD 214

Major Issues:

- None

Applicant Required Mailings:

- Informational Mailing: 6/30/2022
- Acceptance Mailing: 10/11/2022