

SUBJECT:

**Public Hearing for Modification of Zoning
Conditions - Penler, LLC.**

MEETING DATE:

July 18, 2023

SUBMITTED BY:

Thomas Trawick

SUGGESTED ACTION:

Conduct a Public Hearing regarding modifications of zoning conditions from Case # 22-03-008 for Penler, LLC.

FACTS AND ISSUES:

A petition was submitted requesting a modification of zoning conditions for property located at 4832 Hwy 92 for Penler, LLC. The property was rezoned in July 2022 to RM-16 with approval for five (5) variances/conditions. Applicant proposes to modify a zoning condition from Resolution 2022-R-036 to reduce the brick façade coverage from 60% to approximately 20% on the garages, mail kiosk and trash compactor on all four (4) sides of the structures. The condition, as approved, states, "Install brick and stone masonry on 60% of all four sides of the buildings with remaining siding to be cementitious material".

ATTACHMENTS:

[Modification_Penler, LLC_BOC 7.18.2023.pdf](#)

[Letter of Intent 5_25_2023 \(2\).pdf](#)

[Penler Cherokee - Masonry Variance Site Plan and Elevations \(2\).pdf](#)

[Resolution 2022-R-056, Zoning Penler LLC Case #22-03-008, July 19, 2022 \(1\) \(2\).pdf](#)

[Response statement \(1\).pdf](#)