Planning Board
Agenda Abstract

Monday, October 19, 2026
Location:

Agenda Item

Zoning Map Amendment - Jose Jimenez - 304 E Broad Street - PIN 0667012564 - REZ-2024-21 - (ITEM TO BE WITHDRAWN)

Item Explanation

The purpose of this agenda item is to inform the Planning Board that the petitioner of the proposed rezoning of property located at 304 E Broad Street, PIN 0667012564, formally withdrew their request for rezoning on September 18, 2026.

Staff Comments

ADDITIONAL INFORMATION: Prior to the March 17, 2025 Planning Board meeting, the petitioner requested that the rezoning be tabled to the April 21, 2025 Planning Board meeting. Prior to the April 21, 2025 Planning Board meeting, the petitioner requested that the rezoning be tabled to the May 19, 2025 Planning Board meeting in order to continue to work out a real estate matter between the petitioner and the property owner. Prior to the May 19, 2025 Planning Board meeting, the petitioner requested that the rezoning be tabled indefinitely in order to continue to work out a real estate matter between the petitioner and the property owner. At the petitioner's request, the rezoning public hearing was to be presented at the March 16, 2026 Planning Board meeting, however prior to the meeting, the petitioner requested the rezoning be tabled to the April 20, 2026 meeting. Since the March 16, 2026 Planning Board meeting was cancelled due to inclement weather, the request was prepared to be presented at the April 20, 2026 meeting. Prior to the April 20, 2026 meeting, the petitioner requested that the rezoning be tabled indefinitely to allow more time to investigate the project's financial feasibility. In August 2026, the petitioner contacted staff and indicated that they were ready to proceed, and the item was placed on the October 19, 2026 Planning Board agenda. Prior to the October 19, 2026 meeting, the petitioner formally withdrew their petition citing recent NC General Statute changes regarding minimum parking requirements allowing them to develop the proposed use by right in the existing zoning district.

Fiscal Note

No

Recommendation

No Action Required - Information Only

ATTACHMENTS

REZ-2024-21 Request to Withdraw