

City Council



Special Use Permit

June 24, 2024



Owner: H & A Joint Adventures LLC and J & P Towing and Transporting LLC

Applicant: Jainelys Prather

Request: SUP – Reduction in separation between uses

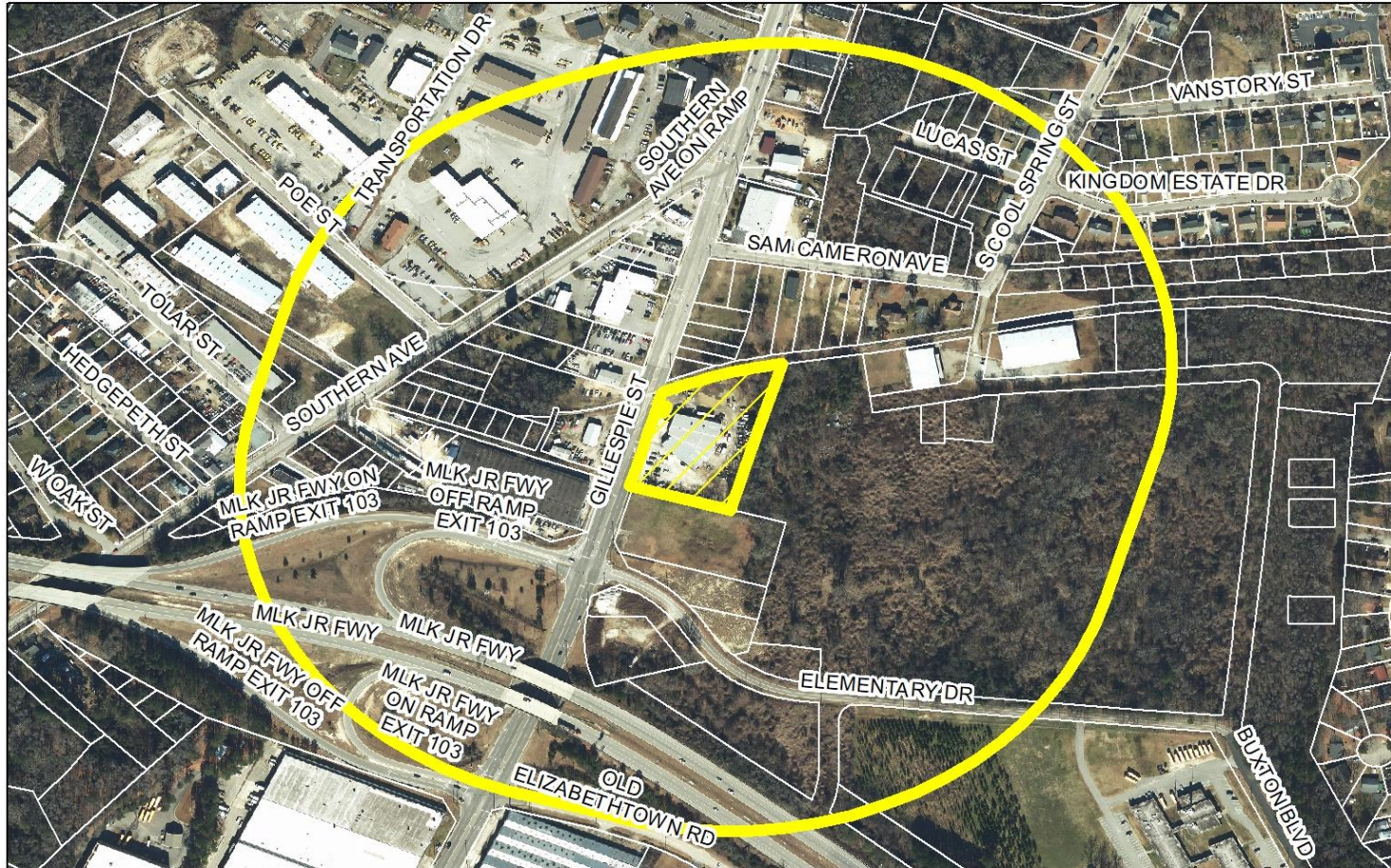
Located: 639 Gillespie Street

Acreage: 2.38 acres

District: 2

REID #: 0436592379000






Aerial Notification Map

Case #: SUP24-04

Request: SUP - Reduction in separation between uses

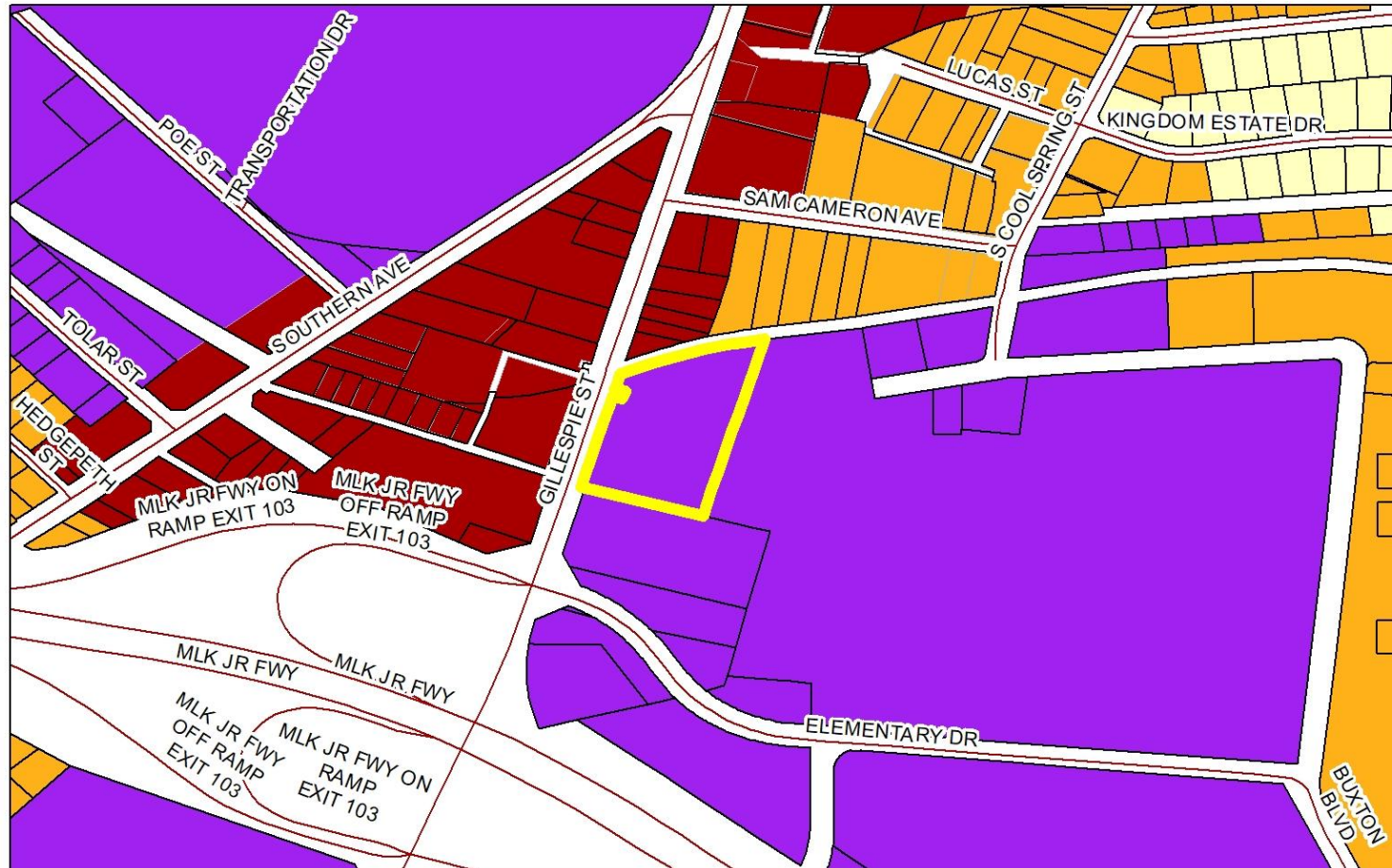
Location: 639 Gillespie Street
REID 0436592379000

Legend

 1,000' Notification Buffer



Letters are being sent to all property owners within the 1,000' buffer. Subject property is shown in the hatched pattern.



Zoning Map

Case #: SUP24-04

Request: SUP – Reduction in separation between uses

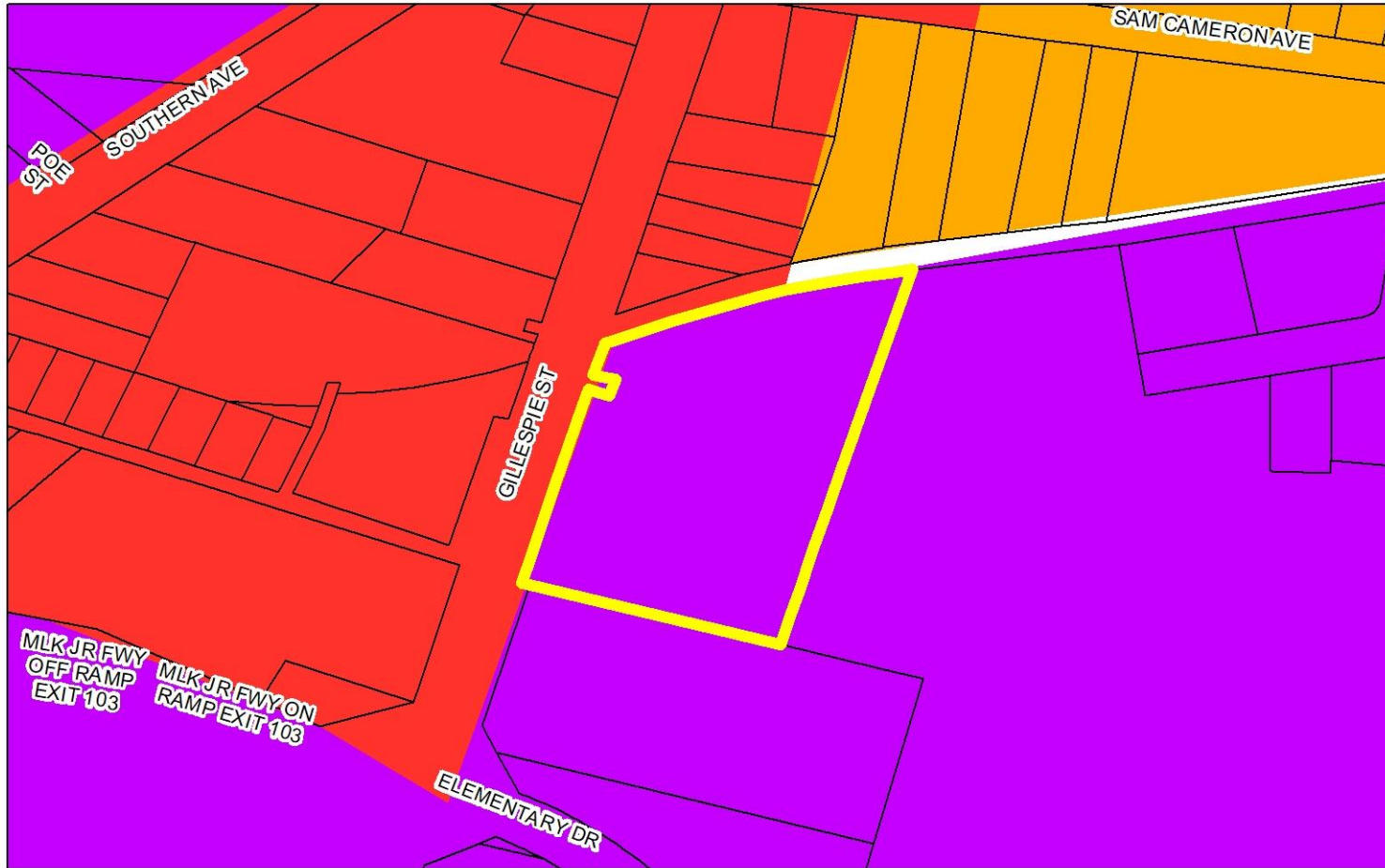
Location: 639 Gillespie Street
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Legend

- CC - Community Commercial
- HI - Heavy Industrial
- MR-5 - Mixed Residential 5
- SF-6 - Single-Family Residential 6



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Land Use Map

Case #: SUP24-04

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Legend

Land Use Plan 2040 Character Areas

- HDR - HIGH DENSITY RESIDENTIAL
- HC - HIGHWAY COMMERCIAL
- EC - EMPLOYMENT CENTER



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- The Future Land Use Plan calls for Industrial / Employment Center consists of high intensity nonresidential uses with high impact or likelihood of nuisance uses. Regional employment centers including larger industrial uses or business parks.
- The property is currently zoned Heavy Industrial (HI).
- The closest residential structure is approximately 300 feet from this property.
- This property is separated from residential zoning districts by a rail road right of way.

For a motion to approve, all six findings below must be met:

1. The special use complies with all applicable standards, conditions, and specifications in this Ordinance, including in Section 30-4.C, Use-Specific Standards;
2. The special use will be in harmony with the area in which it is located;
3. The special use will not materially endanger the public health or safety if located where proposed and developed according to the plan as submitted and approved;
4. The special use is in general conformity with the City's adopted land use plans and policies;
5. The special use will not substantially injure the value of the abutting land, or the special use is a public necessity; and
6. The special use complies with all other relevant City, State, and Federal laws and regulations.



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