

# City Council



# Special Use Permit

*October 23, 2023*



**Owner:** Bethel Christian Assembly Incorporated

**Applicant:** Del Crawford, Crawford Design Company

**Request:** SUP – School in SF-6

**Located:** 4502 Rosehill Rd

**Acreage:** 12.17

**District:** 3 - Mario Benavente

**REID #:** 0429683699000






**Aerial Notification Map**

Case #: SUP23-08

**Request:** Special Use Permit for a School

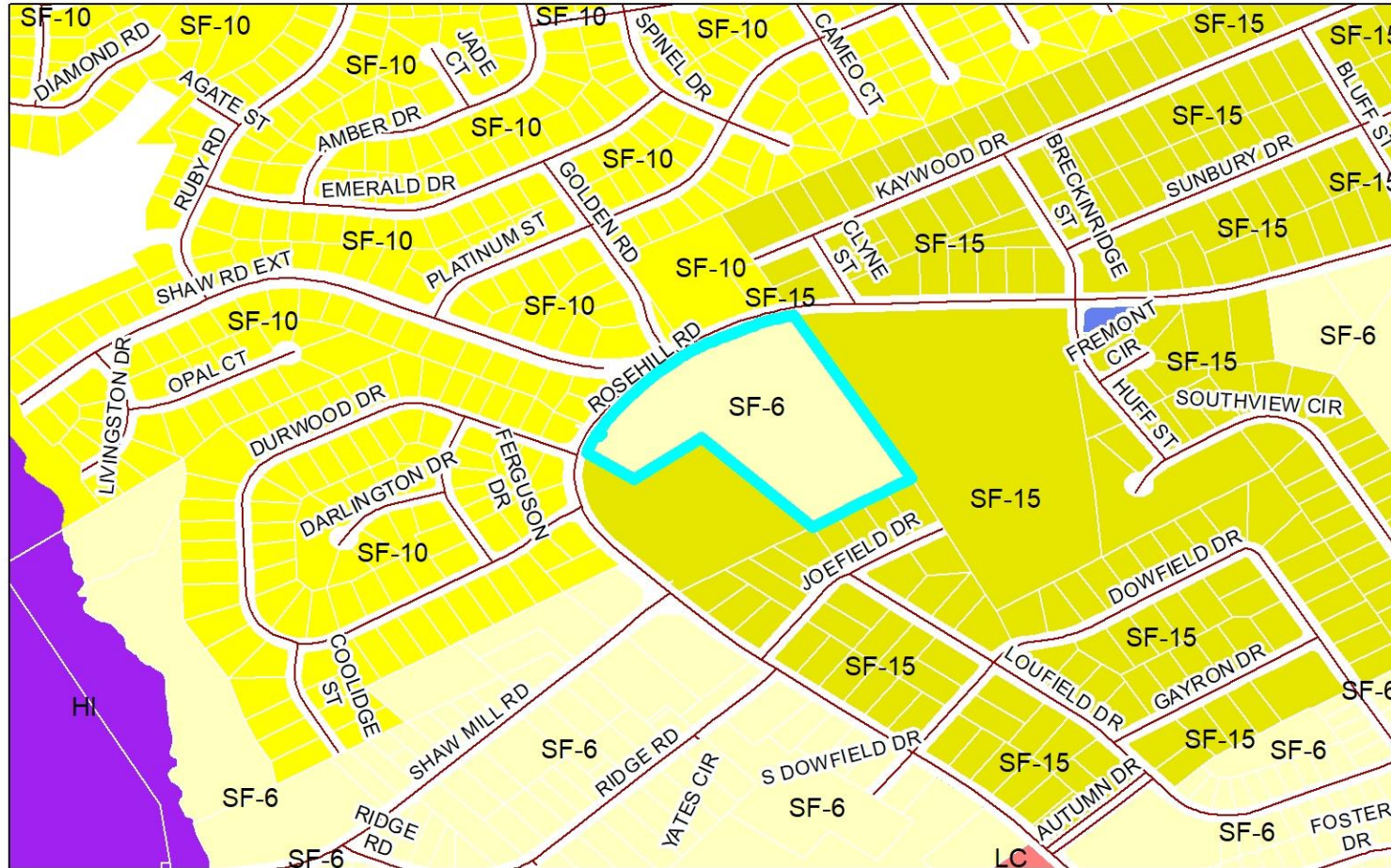
**Location:** 5402 Rosehill Road

**Legend**

 1,000' Notification Area



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









### Zoning Map

Case #: SUP23-08

**Request: Special Use Permit for a School**

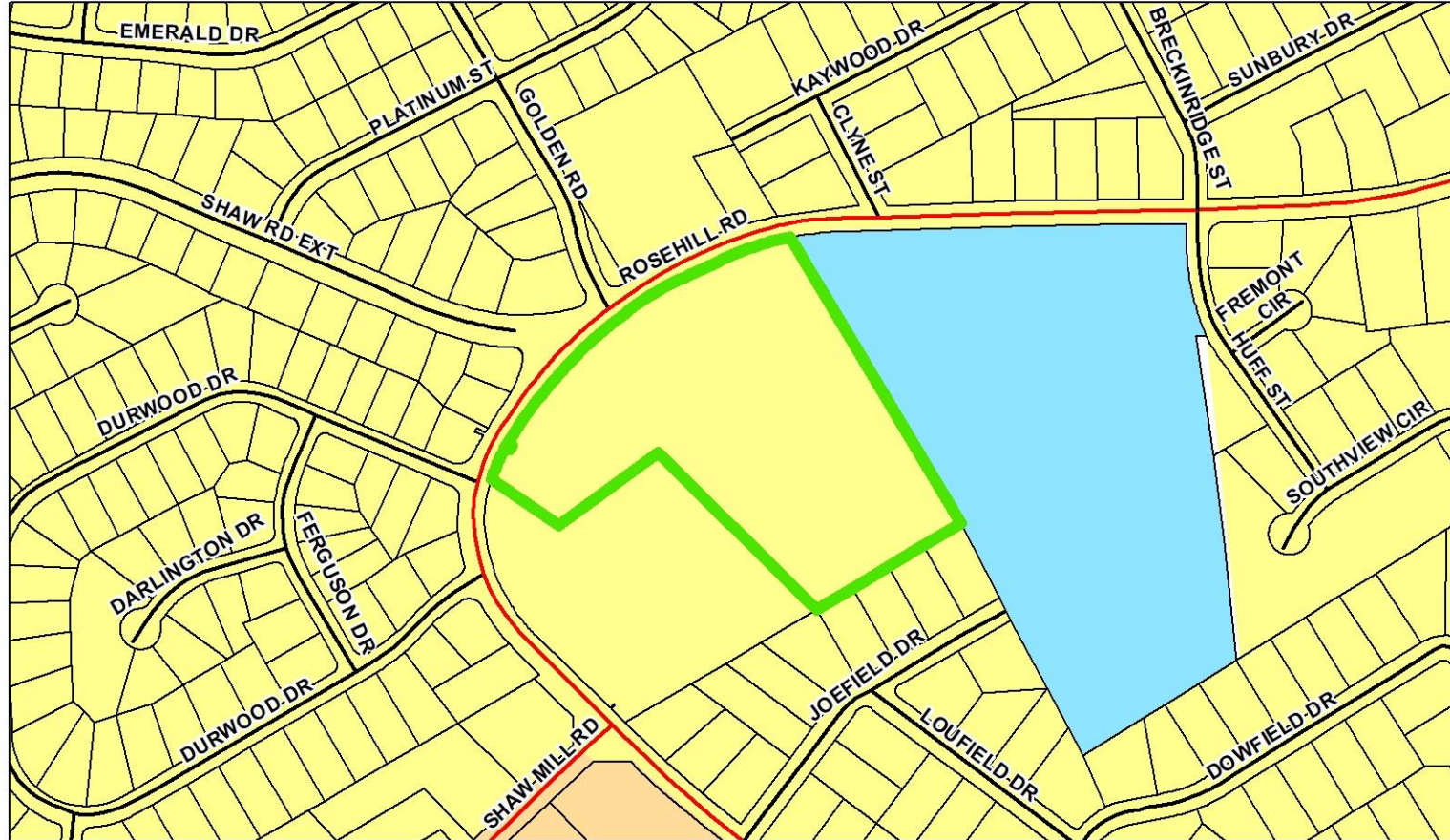
**Location: 5402 Rosehill Road**

### Legend

-  HI - Heavy Industrial
-  LC - Limited Commercial
-  OI - Office & Institutional
-  SF-6 - Single-Family Residential 6
-  SF-10 - Single-Family Residential 10
-  SF-15 - Single-Family Residential 15



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



## Land Use Plan Map

Case #: SUP23-08

Request: Special Use Permit for a School


Location: 5402 Rosehill Road

### Legend

 Parcels

### Future Land Use 2040

#### Character Areas

 LDR - LOW DENSITY

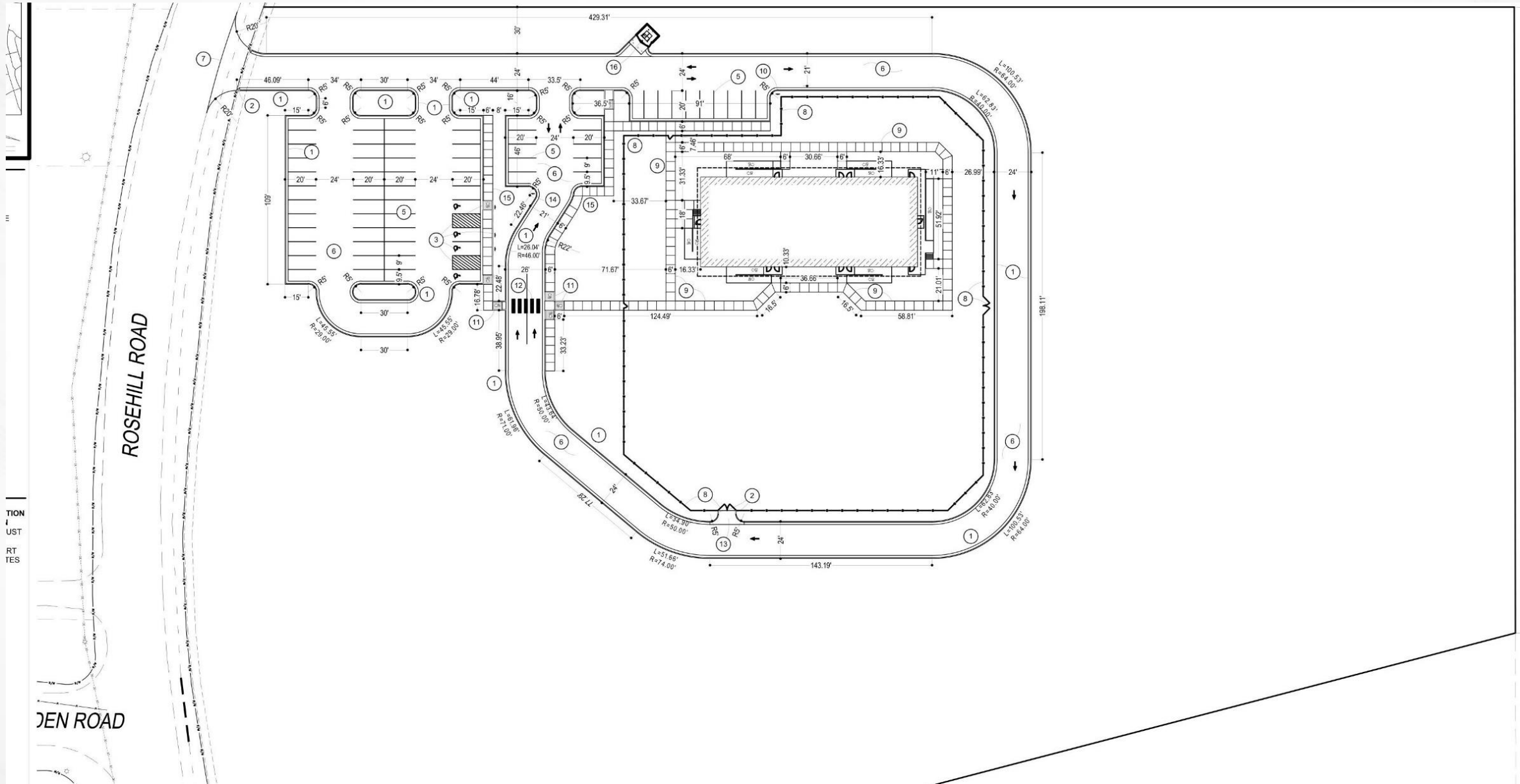
 MDR - MEDIUM DENSITY

 OI - OFFICE / INSTITUTIONAL











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

- (1) The special use complies with all applicable standards in Section 30-4.C, Use-Specific Standards; [insert supporting facts]
- (2) The special use will be in harmony with the area in which it is located; [insert supporting facts]
- (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; [insert supporting facts]
- (4) The special use is in general conformity with the City's adopted land use plans and policies; [insert supporting facts].
- (5) The special use will not substantially injure the value of the abutting land, or the special use is a public necessity; and; [insert supporting facts]
- (6) The special use complies with all other relevant City, State, and Federal laws and regulations. [insert supporting facts].



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