



## AGENDA ITEM

### Planning & Zoning

**REPORT TO:** Work Session (12/08/25)

**REPORT TO:** Voting Meeting (12/11/25)

**ITEM NO:** 671/2025

**SUBJECT:** **221 Highland Terrace | Variance to Section 8.1** | to reduce the required parking | on a 0.34± acre tract located on the west side of Highland Terrace approximately 125 feet from its intersection with West Highland Drive | Zoned I-1; Tax Parcel 00128 002009B | **Proposed Use: Place of worship** | Commission District 4 | **Generacion De Fe, applicant**

### Meetings:

**Work Session Date:** 12/08/25

**Voting Meeting Date:** 12/11/25

### Executive Summary:

**Presenter:** KA

**Recommendation:**

Staff recommends approval of the applicant's request with the following conditions:

1. The property shall be developed in accordance with the site plan dated June 13, 2025, and as described in the project narrative dated August 15, 2025, modified as necessary for compliance with conditions herein and development standards enforced at the time of site plan approval.
2. All conditions of zoning shall be made a part of any plats or construction plans created for the property.

**Purpose of Request:**

**221 Highland Terrace | Variance to Section 8.1** | to reduce the required parking | on a 0.34± acre tract located on the west side of Highland Terrace approximately 125 feet from its intersection with West Highland Drive | Zoned I-1; Tax Parcel 00128 002009B | **Proposed Use: Place of worship** | Commission District 4 | **Generacion De Fe, applicant**

**History:**

**Facts and Issues:**

**Options:**

**Funding Requested**

\$ 0.00

**Are funds within current budget?**

No

**Source of Funds**

**Does the action involve a Resolution, Ordinance, Contract, Agreement, etc.?**

No

**Has it been reviewed by the County Attorney?**

Yes

**Is there a deadline for this item?**

**Approvals:**

<b>Submit</b>	<b>Approve</b>	<b>Attorney</b>	<b>Administration</b>
KE	KA	JL	CR
<b>Clerk</b>			
JR			

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**Attachments:**

Staff Report

Application

Narrative

Site Plan

Plat

Maps

Deed

Environmental Health Comment

GDOT Comments

Public Works Comment

Fire Comment

Staff Comment

Public Comment

Notice Sign