

4601 Eisenhower Avenue Various SUP Uses

SUP 2024-00011

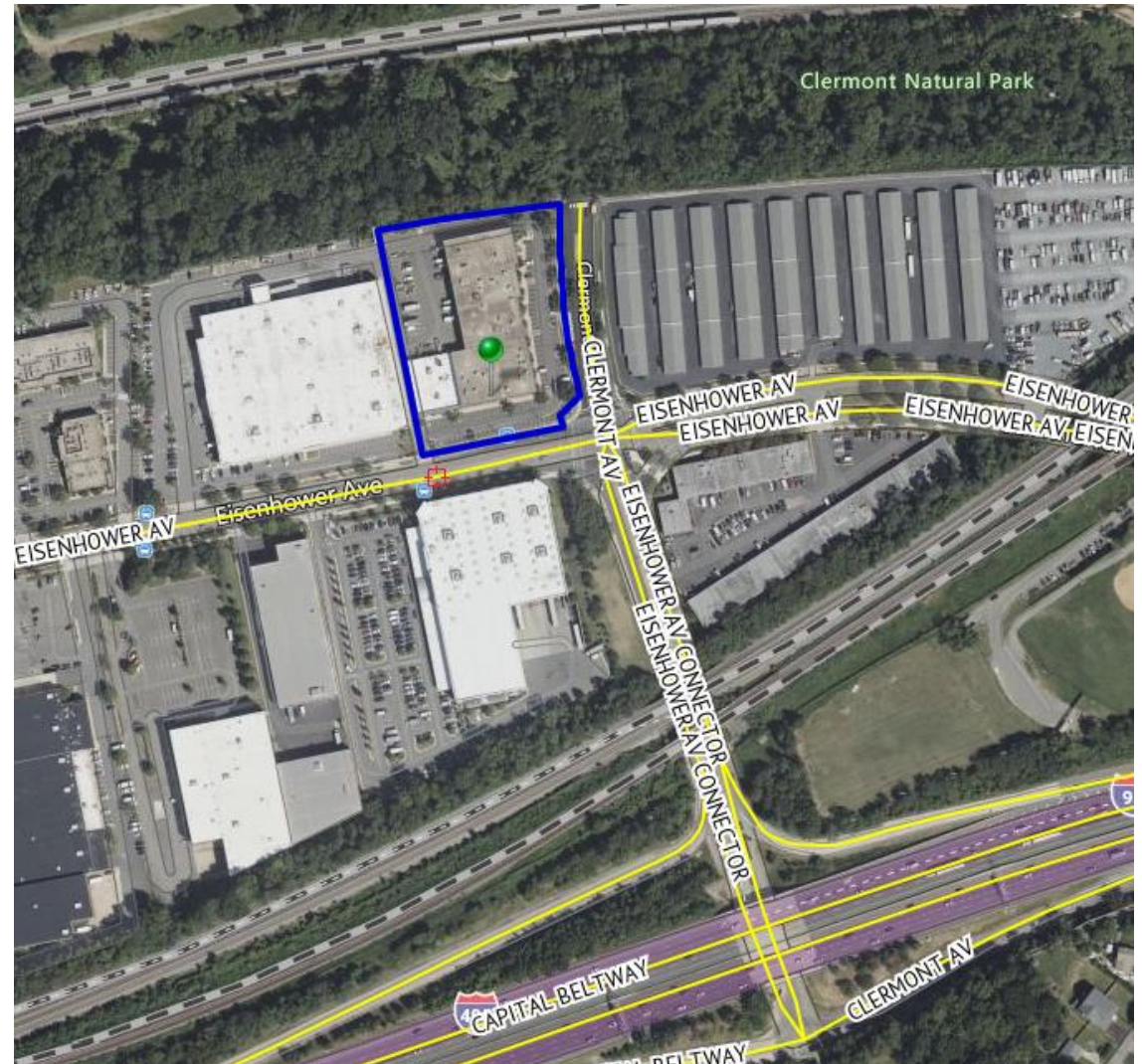
Planning Commission

May 7, 2024



Site Context

- Situated north of I-95 and west of the Eisenhower Connector Station
- Zoned OCM(100)/Office Commercial Medium
- Surrounded by commercial, industrial, office and parks



Special Use Permit Request

- Allow various administrative SUP, SUP and non-complying uses
- Expand non-complying uses from 14,654 to 45,501 square feet



Proposed Uses



Administrative Special Uses

- Animal care facility
- Catering
- Light assembly, service, and crafts
- Light automobile repair

Special Uses

- Day labor agency
- Fraternal or private club
- Private school, academic
- Public building
- Recreation and entertainment use, outdoor
- Retail shopping establishment, larger than 20,000 square feet
- Research and testing
- Wholesale business

Non-complying Uses

- Glass shop
- Food and beverage production exceeding 5,000 square feet with a retail component
- Parcel delivery
- Storage building and warehouses
- Building material storage and sales
- Laundry, dry cleaning operations
- Printing and publishing
- General automobile repair



Staff recommends approval