

Petition No.: 2016-025
Petitioner: BNA Homes, LLC

ORDINANCE NO. 8028-Z

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

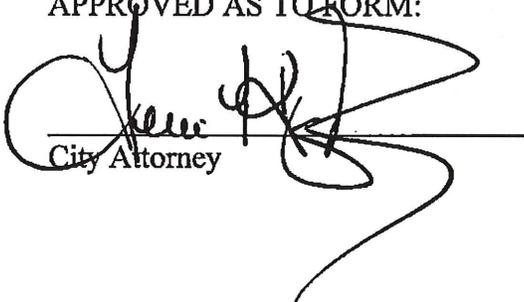
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from R-3 (Single-Family, Residential) to R-12MF(CD) (Multi-Family Residential, Conditional) and BD(CD) (Distributive Business, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

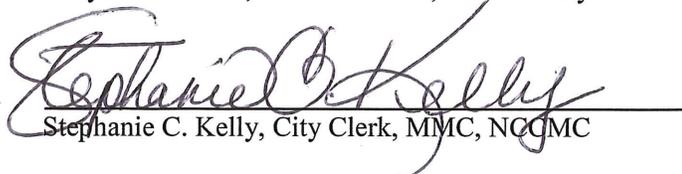

City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 2016, the reference having been made in Minute Book 140, and recorded in full in Ordinance Book 60, Page(s) 47-48.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 16th day of May, 2016.




Stephanie C. Kelly, City Clerk, MMC, NCCMC

Petition #: **2016-025**

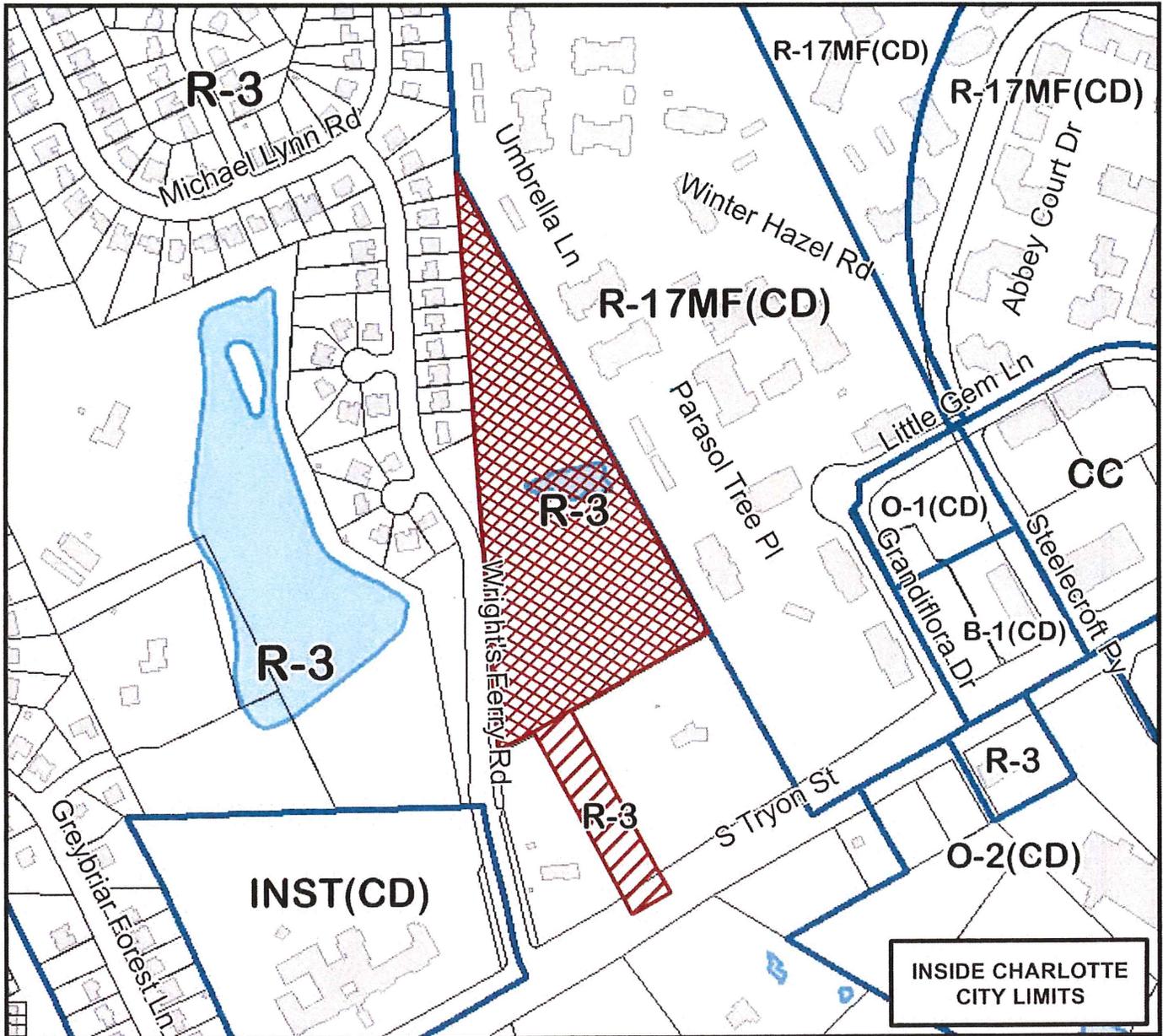
Ordinance No. 8028-Z

Petitioner: **BNA Homes, LLC**

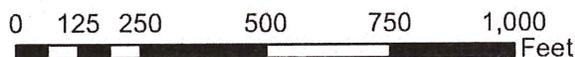
Zoning Classification (Existing): **R-3**
(Single Family, Residential)

Zoning Classification (Requested): **R-12MF(CD) & BD(CD)**
(Multi-Family, Residential, Conditional and Distributive Business, Conditional)

Acres & Location: Approximately 9.52 acres located on the east side of Wright's Ferry Road near the intersection of South Tryon Street and Wright's Ferry Road.

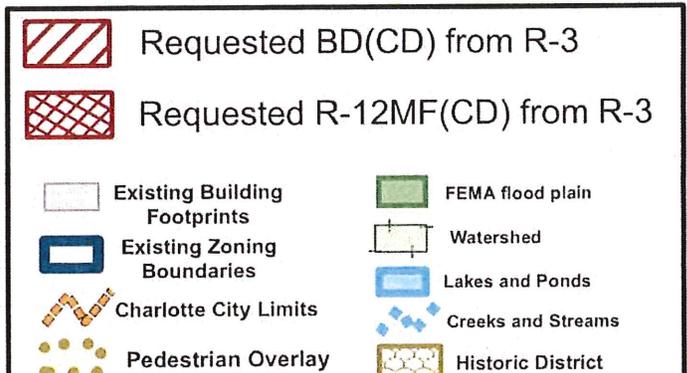


Map Produced by the Charlotte-Mecklenburg Planning Department, 12-3-2015.



Zoning Map #(s)

124



Petition No.: 2016-029
Petitioner: White Point Paces Properties, LLC

ORDINANCE NO. 8029-Z

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

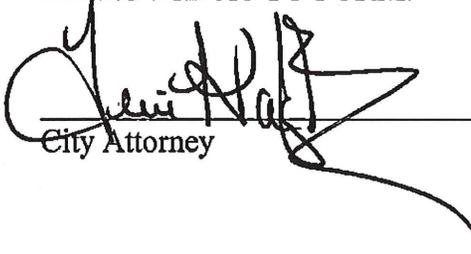
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from R-8 (Single-Family, Residential), R-22MF (Multi-Family Residential), and I-2 (General Industrial) to TOD-M(O) 5-Year Vested Rights (Transit-Oriented Development, Mixed-Use, Optional) with 5-Year Vested Rights.

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

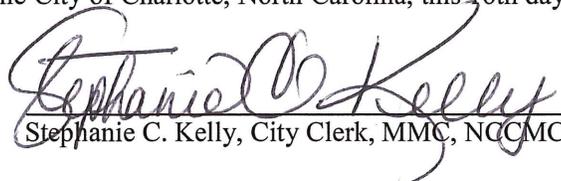


City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 2016, the reference having been made in Minute Book 140, and recorded in full in Ordinance Book 60, Page(s) 49-50.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 16th day of May, 2016.



Stephanie C. Kelly, City Clerk, MMC, NCCMC



Petition #: **2016-029**

Ordinance No. 8029-Z

Petitioner: **White Point Paces Properties, LLC**

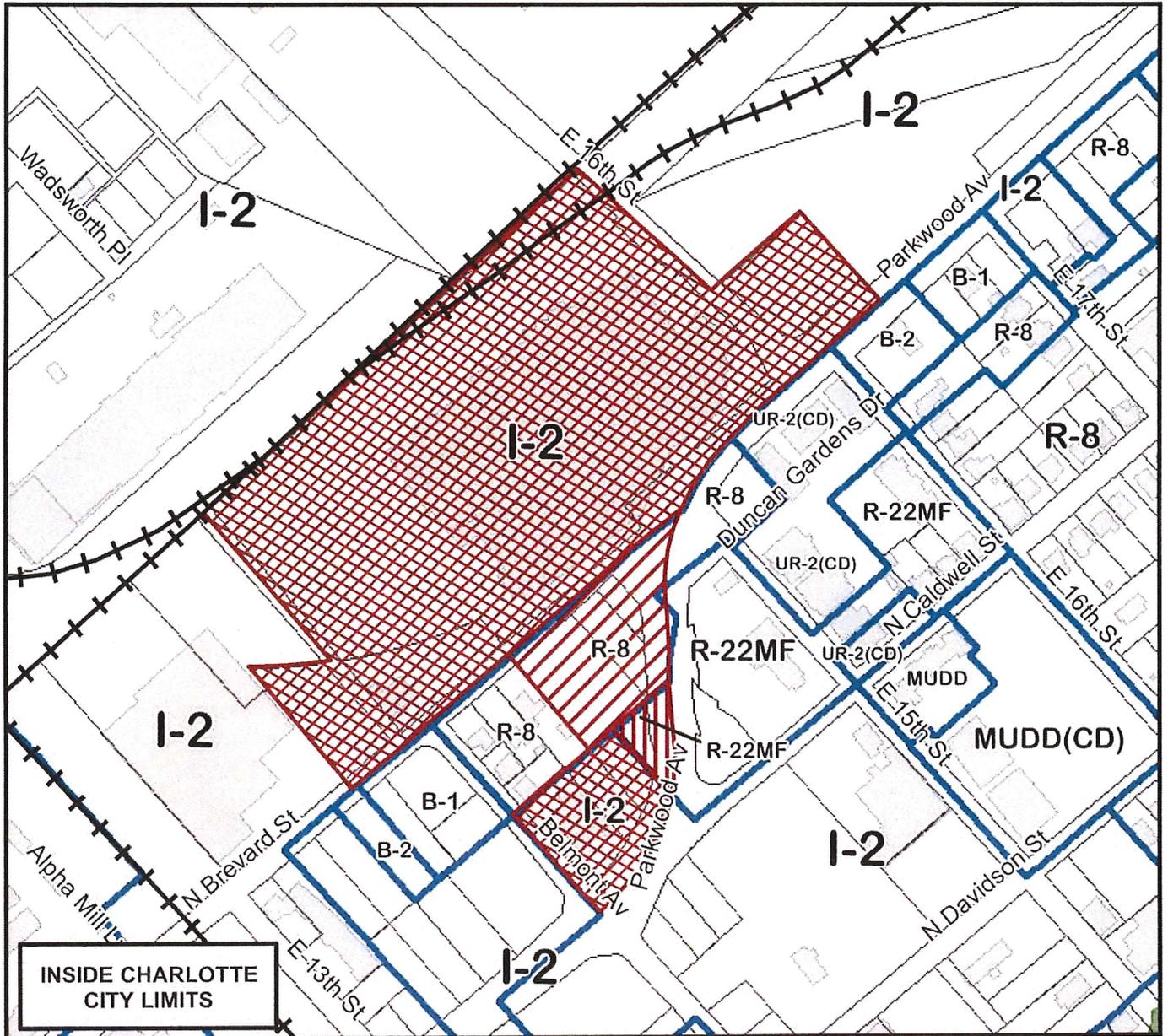
Zoning Classification (Existing): **I-2, R-8, & R-22MF**

(General Industrial; Single Family, Residential and Multi-Family, Residential)

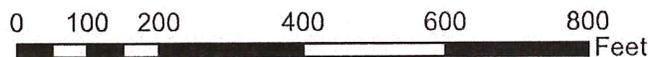
Zoning Classification (Requested): **TOD-MO 5-Year Vested Rights**

(Transit Oriented Development, Mixed Use, Optional, Five Year Vested Rights)

Acreage & Location: Approximately 11.85 acres located on the east and west side of North Brevard Street and generally surrounded by Parkwood Avenue, Belmont Avenue, East 16th Street, and North Brevard Street.



Map Produced by the Charlotte-Mecklenburg Planning Department, 3-8-2016.



Zoning Map #(s)
88, 102

-  Requested TOD-MO 5-Year Vested Rights from R-8
-  Requested TOD-MO 5-Year Vested Rights from R-22MF
-  Requested TOD-MO 5-Year Vested Rights from I-2
-  Existing Building Footprints
-  Existing Zoning Boundaries
-  Charlotte City Limits
-  Pedestrian Overlay
-  FEMA flood plain
-  Watershed
-  Lakes and Ponds
-  Creeks and Streams
-  Historic District

Petition No.: 2016-039
Petitioner: MPV Properties, LLC

ORDINANCE NO. 8030-Z

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

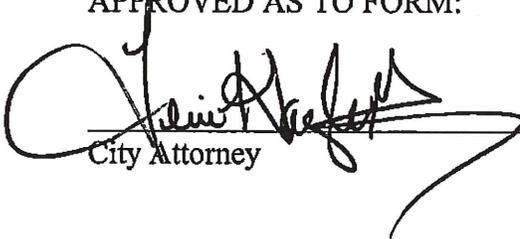
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from R-3 (Single-Family, Residential) to O-1(CD) 5-Year Vested Rights (Office, Conditional, 5-Year Vested Rights).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

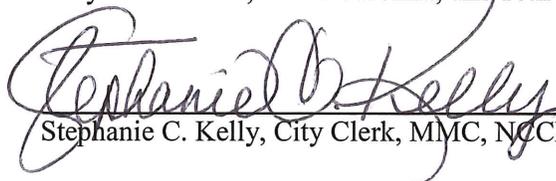

City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 2016, the reference having been made in Minute Book 140, and recorded in full in Ordinance Book 60, Page(s) 51-52.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 16th day of May, 2016.




Stephanie C. Kelly, City Clerk, MMC, NCCMC

Petition #: **2016-039**

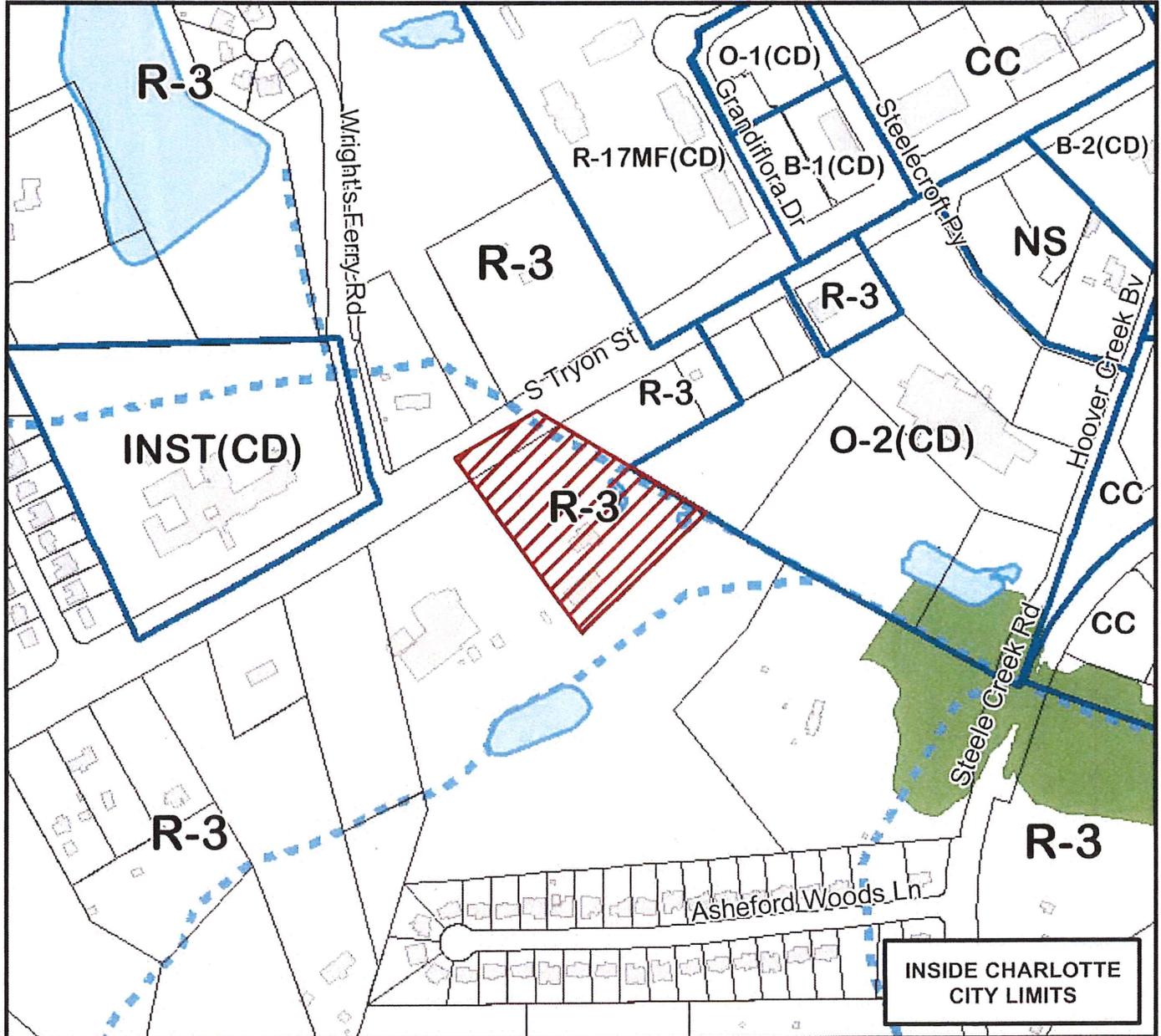
Petitioner: **MPV Properties, LLC**

Ordinance No. 8030-Z

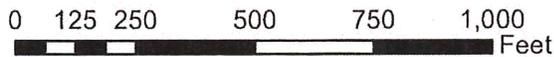
Zoning Classification (Existing): **R-3**
(Single Family, Residential)

Zoning Classification (Requested): **O-1(CD) 5-Year Vested Rights**
(Office, Conditional, Five Year Vested Rights)

Acreage & Location: Approximately 3.48 acres located on the south side of South Tryon Street between Wright's Ferry Road and Grandiflora Drive.



Map Produced by the Charlotte-Mecklenburg Planning Department, 3-8-2016.



Zoning Map #(s)

171

	Requested O-1(CD) 5-Year Vested Rights from R-3		FEMA flood plain
	Existing Building Footprints		Watershed
	Existing Zoning Boundaries		Lakes and Ponds
	Charlotte City Limits		Creeks and Streams
	Pedestrian Overlay		Historic District

Petition No.: 2016-040
Petitioner: Providence Road Farms, LLC

ORDINANCE NO. 8031-Z

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

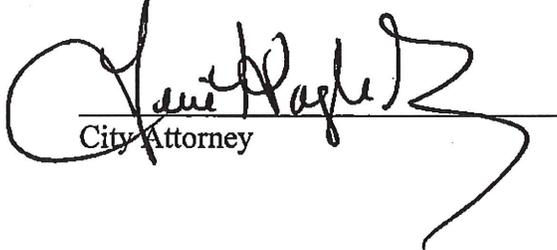
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from MUDD-O S.P.A. (Mixed-Use Development, Optional, Site Plan Amendment).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



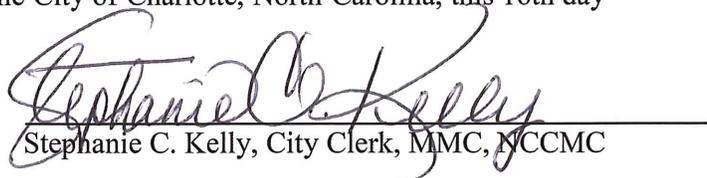
City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 2016, the reference having been made in Minute Book 140, and recorded in full in Ordinance Book 60, Page(s) 53-54.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 16th day of May, 2016.





Stephanie C. Kelly, City Clerk, MMC, NCCMC

Petition #: **2016-040**

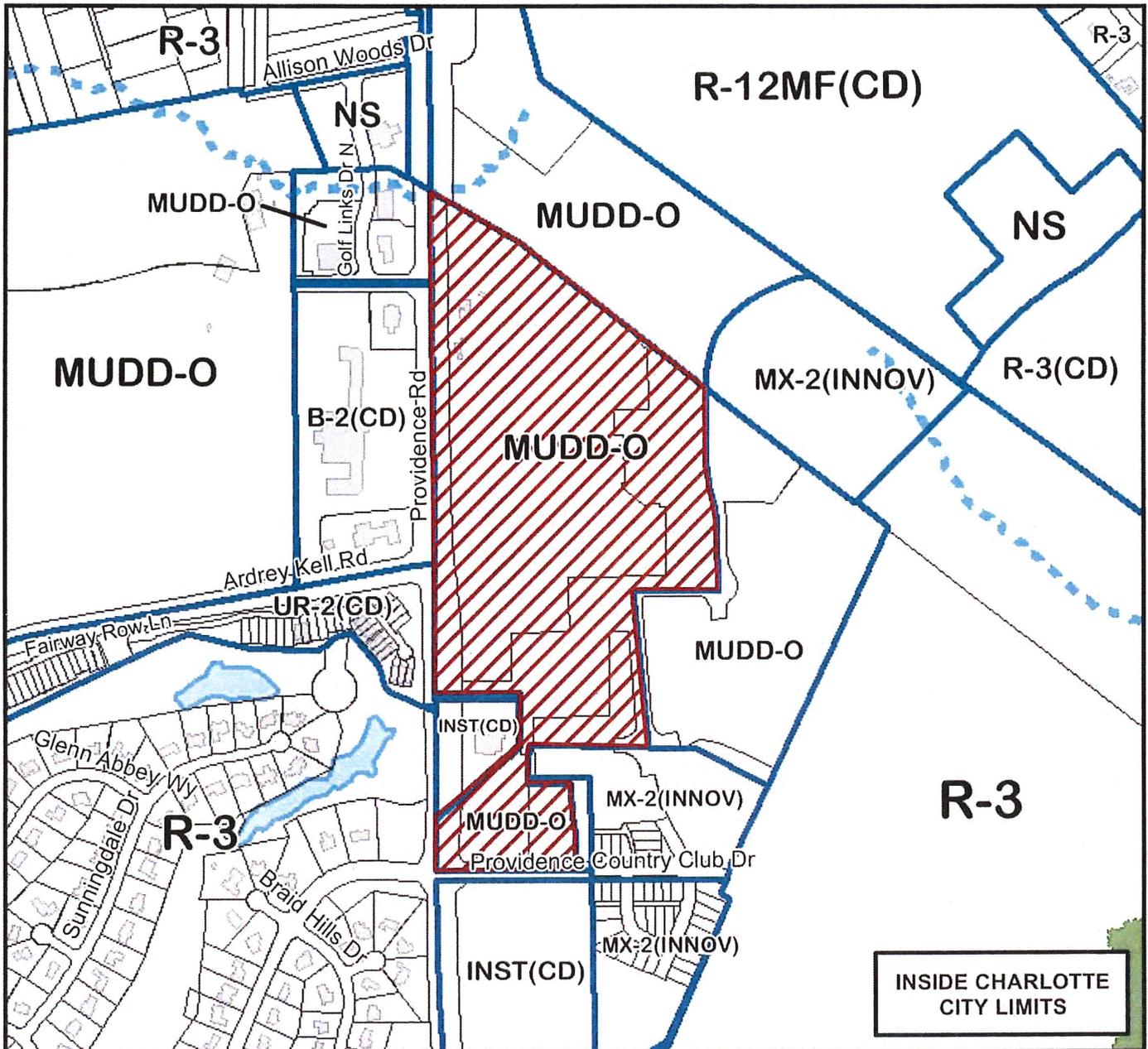
Ordinance No. 8031-Z

Petitioner: **Providence Road Farms, LLC**

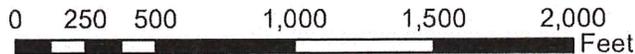
Zoning Classification (Existing): **MUDD-O**
(Mixed Use Development District, Optional)

Zoning Classification (Requested): **MUDD-O SPA**
(Mixed Use Development District, Optional, Site Plan Amendment)

Acresage & Location: Approximately 47.55 acres located on the east side of Providence Road between Providence Country Club Drive and Allison Woods Drive and across from Ardrey Kell Road.



Map Produced by the Charlotte-Mecklenburg Planning Department, 1-4-2016.



Zoning Map #(s)

180

-  Requested MUDD-O SPA from MUDD-O
-  Existing Building Footprints
-  Existing Zoning Boundaries
-  Charlotte City Limits
-  Pedestrian Overlay
-  FEMA flood plain
-  Watershed
-  Lakes and Ponds
-  Creeks and Streams
-  Historic District

Petition No.: 2016-044
Petitioner: W. Holt Parham

ORDINANCE NO. 8032-Z

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

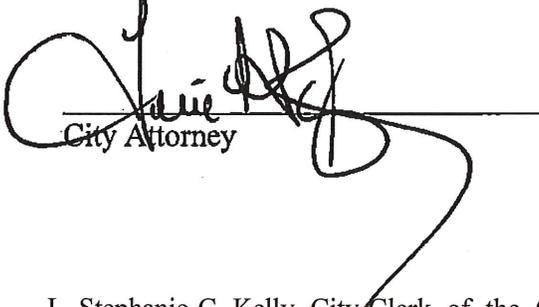
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from B-1 (Neighborhood Business) to TOD-MO (Transit-Oriented Development, Mixed-Use, Optional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

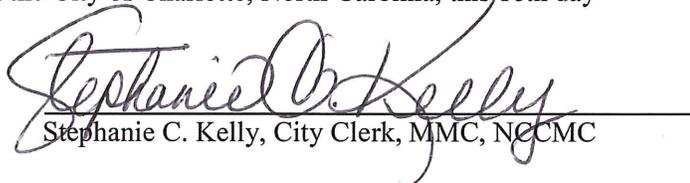

City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 2016, the reference having been made in Minute Book 140, and recorded in full in Ordinance Book 60, Page(s) 55-56.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 16th day of May, 2016.




Stephanie C. Kelly, City Clerk, MMC, NCCMC

Petition #: **2016-044**

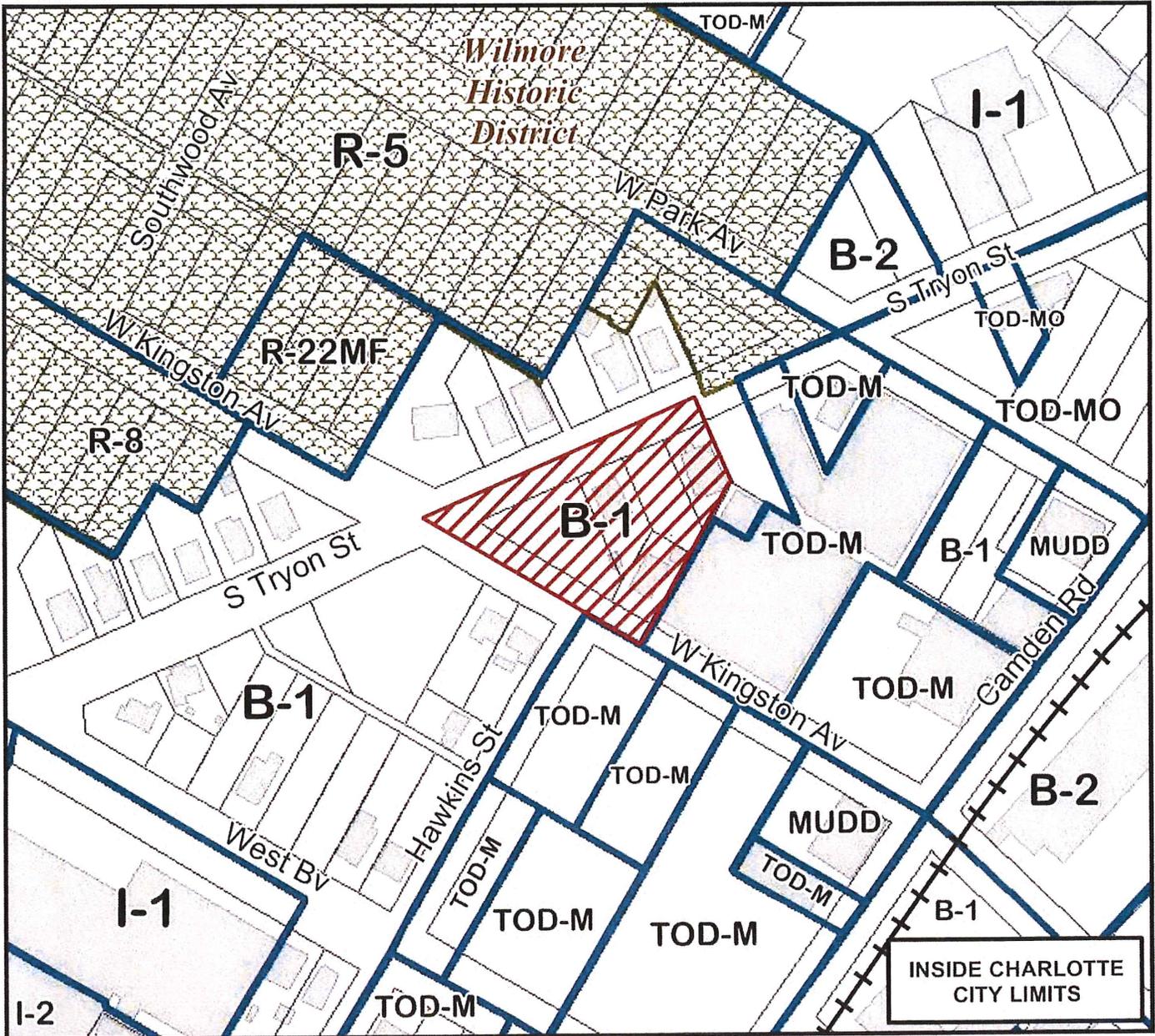
Petitioner: **W. Holt Parham**

Ordinance No. 8032-Z

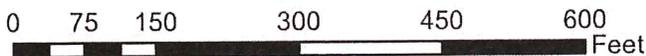
Zoning Classification (Existing): **B-1**
(Neighborhood Business)

Zoning Classification (Requested): **TOD-MO**
(Transit Oriented Development, Mixed Use, Optional)

Acreage & Location: Approximately 0.9 acres located on the northeast corner at the intersection of South Tyron Street and West Kingston Avenue.



Map Produced by the Charlotte-Mecklenburg Planning Department, 2-24-2016.



Zoning Map #(s)

102

	Requested TOD-MO from B-1		FEMA flood plain
	Existing Building Footprints		Lakes and Ponds
	Existing Zoning Boundaries		Creeks and Streams
	Charlotte City Limits		Historic District
	Pedestrian Overlay		

Petition No.: 2016-045
Petitioner: Pamlico Investments, Inc.

ORDINANCE NO. 8033-Z

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

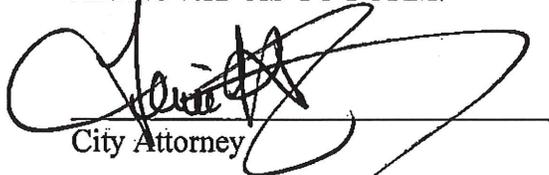
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from B-1 (Neighborhood Business) and R-22MF (Multi-Family, Residential) to MUDD-O (Mixed-Use Development, Optional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

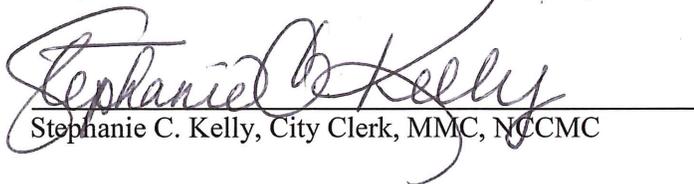

City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 2016, the reference having been made in Minute Book 140, and recorded in full in Ordinance Book 60, Page(s) 57-58.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 16th day of May, 2016.




Stephanie C. Kelly, City Clerk, MMC, NCCMC

Petition #: **2016-045**

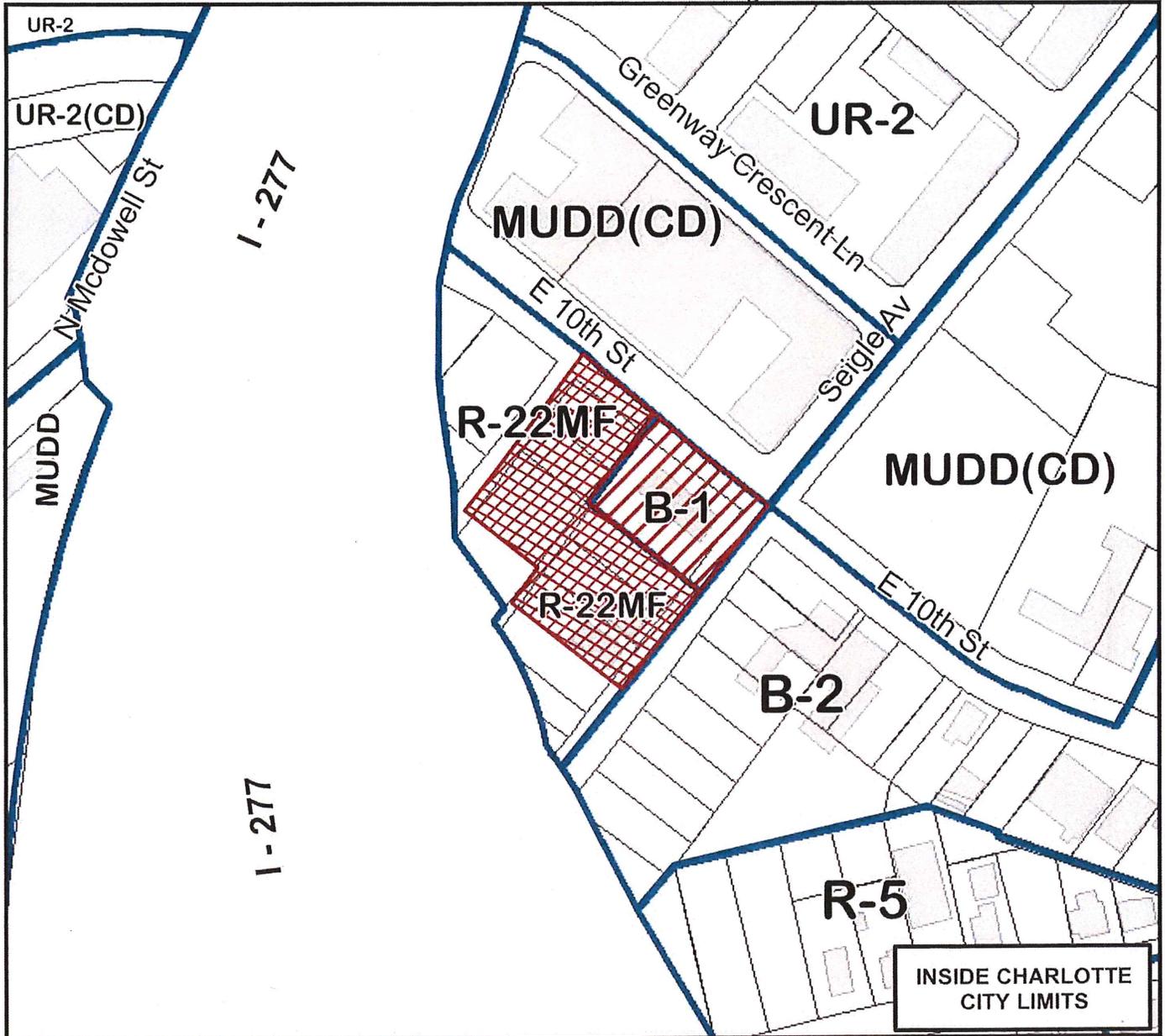
Petitioner: **Pamlico Investments, Inc.**

Ordinance No. 8033-Z

Zoning Classification (Existing): **B-1 & R-22MF**
(Neighborhood Business and Multi-Family, Residential)

Zoning Classification (Requested): **MUDD-O**
(Mixed Use Development District, Optional)

Acresage & Location: Approximately 1.37 acres located on the southwest corner at the intersection of East 10th Street and Seigle Avenue.



Map Produced by the Charlotte-Mecklenburg Planning Department, 1-30-2016.



Zoning Map #(s)

102

	Requested MUDD-O from R-22MF		FEMA flood plain
	Requested MUDD-O from B-1		Watershed
	Existing Building Footprints		Lakes and Ponds
	Existing Zoning Boundaries		Creeks and Streams
	Charlotte City Limits		Historic District
	Pedestrian Overlay		

Petition No.: 2016-055
Petitioner: Real Estate Investment Fund

ORDINANCE NO. 8034-Z

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

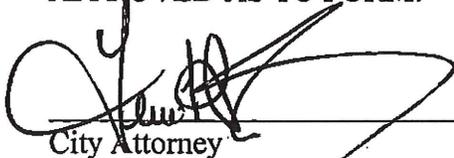
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from R-3 (Single-Family, Residential) to MUDD-O (Mixed-Use Development, Optional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



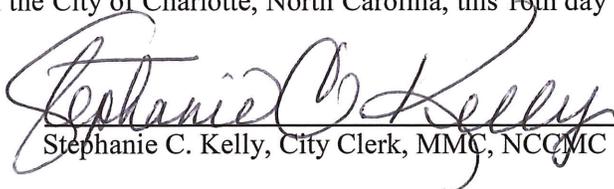
City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 2016, the reference having been made in Minute Book 140, and recorded in full in Ordinance Book 60, Page(s) 59-60.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 16th day of May, 2016.





Stephanie C. Kelly, City Clerk, MMC, NCCMC

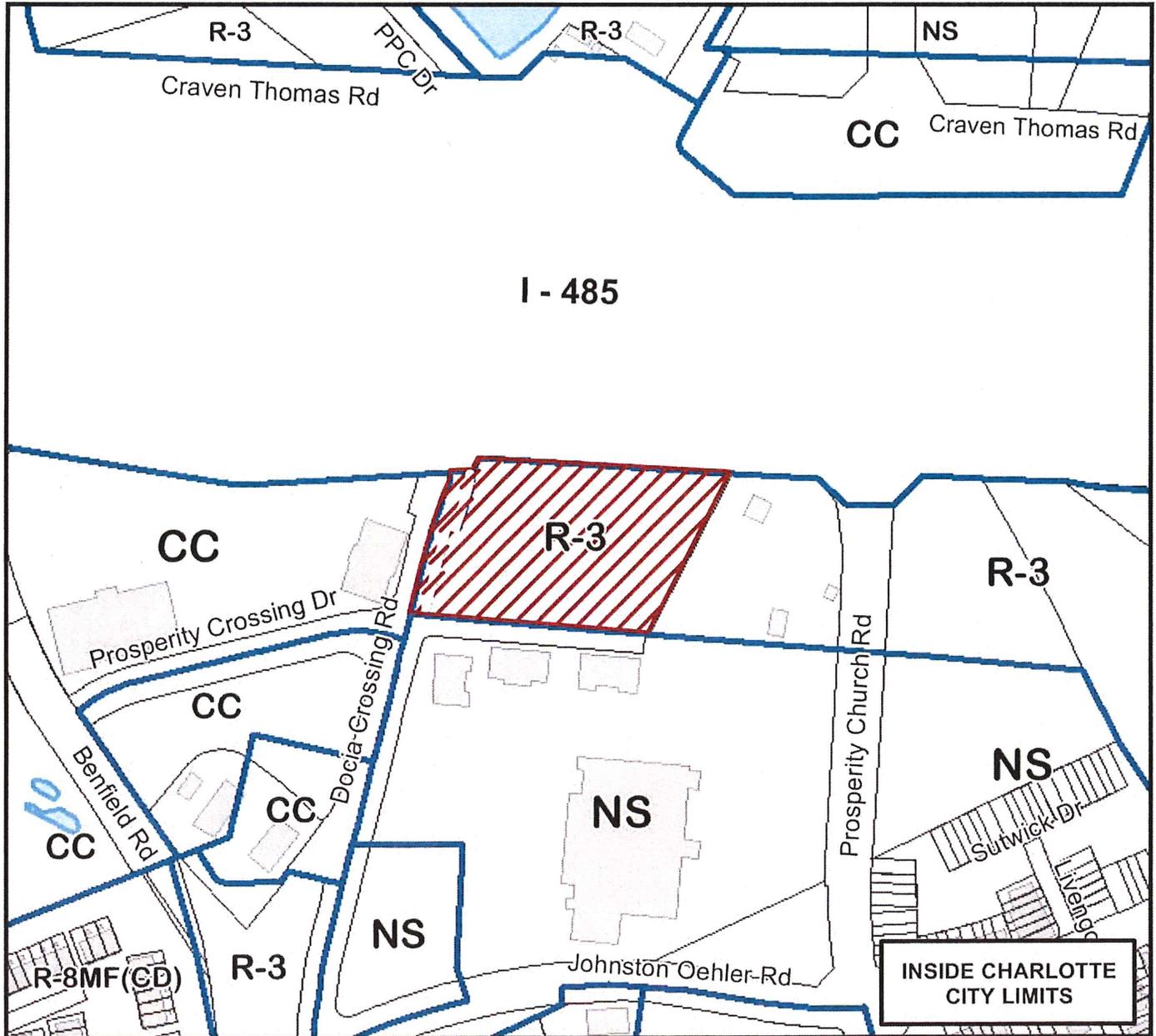
Petition #: **2016-055**

Petitioner: **Real Estate Investment Fund, LLC** Ordinance No. 8034-Z

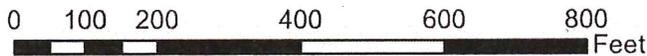
Zoning Classification (Existing): **R-3**
(Single Family, Residential)

Zoning Classification (Requested): **MUDD-O**
(Mixed Use Development District, Optional)

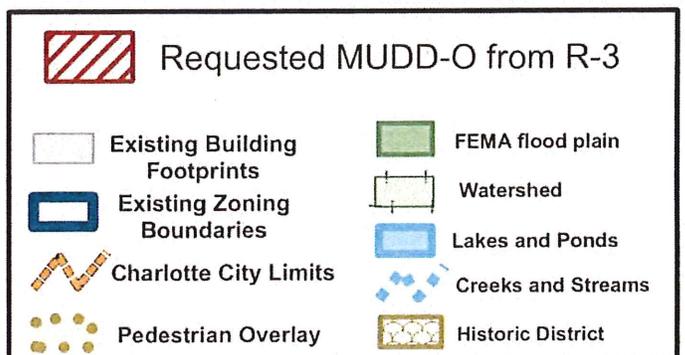
Acreage & Location: Approximately 2.52 acres located on the west side of Prosperity Church Road between Johnston Oehler Road and Interstate 485.



Map Produced by the Charlotte-Mecklenburg Planning Department, 4-12-2016.



Zoning Map #(s)
38



Petition No.: 2016-058
Petitioner: Collin Brown

ORDINANCE NO. 8035-Z

ZONING REGULATIONS

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That Section 1.104 of the City of Charlotte Zoning Ordinance is hereby amended by changing the property identified on the attached map from UMUD-O (Uptown Mixed-Use, Optional) to UMUD (Uptown Mixed-Use).

SEE ATTACHED MAP

Section 2. That this ordinance shall become effective upon its adoption.

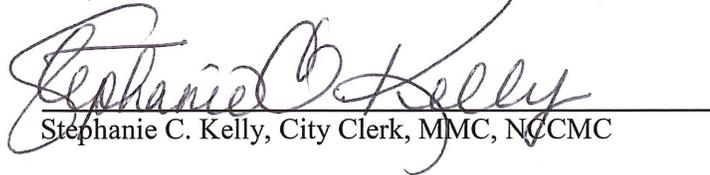
APPROVED AS TO FORM:


City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 2016, the reference having been made in Minute Book 140, and recorded in full in Ordinance Book 60, Page(s) 61-62.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 16th day of May, 2016.


Stephanie C. Kelly, City Clerk, MMC, NCCMC



Petition #: **2016-058**

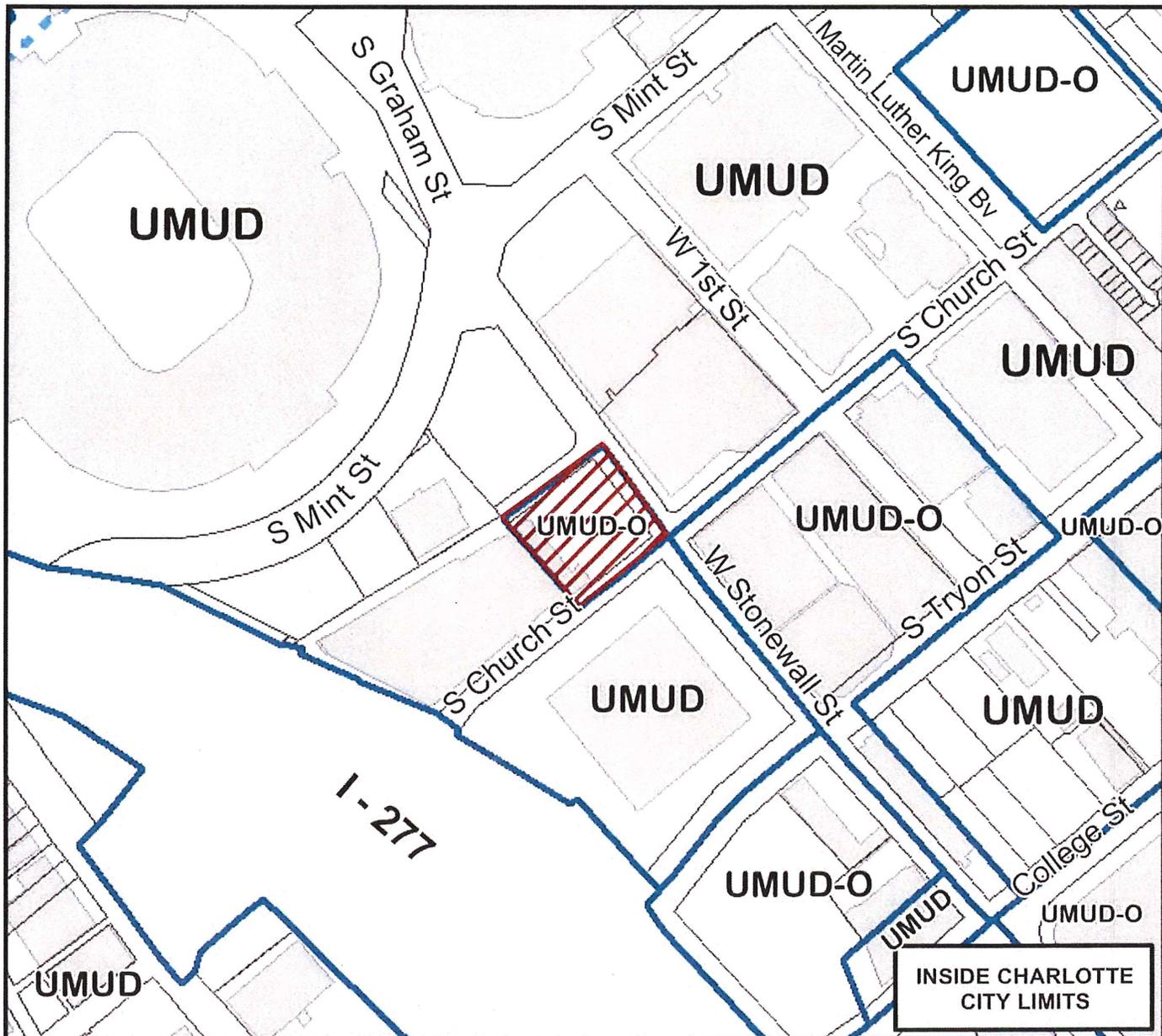
Petitioner: **Collin Brown**

Ordinance No. 8035-Z

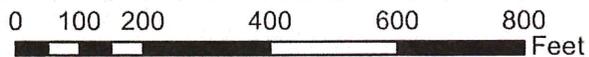
Zoning Classification (Existing): UMUD-O
(Uptown Mixed Use Development, Optional)

Zoning Classification (Requested): UMUD
(Uptown Mixed Use Development)

Acresage & Location: Approximately 0.81 acres located on the west side of South Church Street between Interstate 277 and West Stonewall Street.



Map Produced by the Charlotte-Mecklenburg Planning Department, 2-25-2016.



Zoning Map #(s)

102

	Requested UMUD from UMUD-O		FEMA flood plain
	Existing Building Footprints		Watershed
	Existing Zoning Boundaries		Lakes and Ponds
	Charlotte City Limits		Creeks and Streams
	Pedestrian Overlay		Historic District

Petition No.: 2016-060
Petitioner: Triple C Brewing Company, Inc.

ORDINANCE NO. 8036-Z

ZONING REGULATIONS

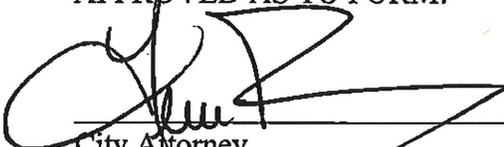
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That Section 1.104 of the City of Charlotte Zoning Ordinance is hereby amended by changing the property identified on the attached map from I-2 (General Industrial) to TOD-M (Transit-Oriented Development, Mixed-Use).

SEE ATTACHED MAP

Section 2. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 2016, the reference having been made in Minute Book 140, and recorded in full in Ordinance Book 60, Page(s) 63-64.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 16th day of May, 2016.



Stephanie C. Kelly, City Clerk, MMC, NCCMC



Petition #: **2016-060**

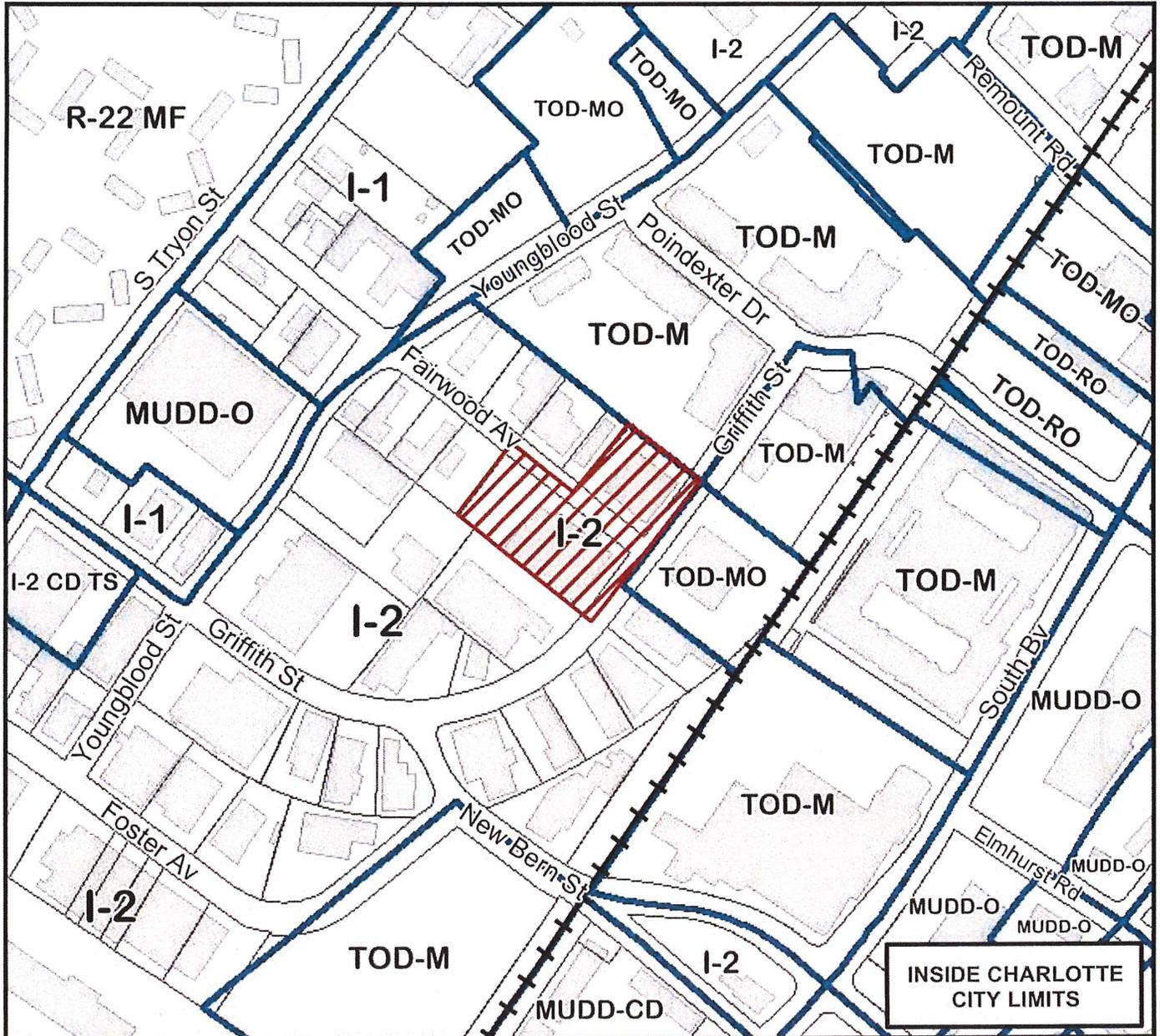
Petitioner: **Triple C Brewing Company, LLC**

Ordinance No. 8036-Z

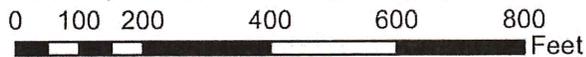
Zoning Classification (Existing): I-2
(General Industrial)

Zoning Classification (Requested): TOD-M
(Transit Oriented Development, Mixed Use)

Acreeage & Location: Approximately 1.5 acres located on the west side of Griffith Street between Poindexter Drive and Youngblood Street.



Map Produced by the Charlotte-Mecklenburg Planning Department, 4-12-2016.



Zoning Map #(s)

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