

Petition No. 99-125  
PEN, LLP, Charles McLaughlin

**ORDINANCE NO. 1684-Z**

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

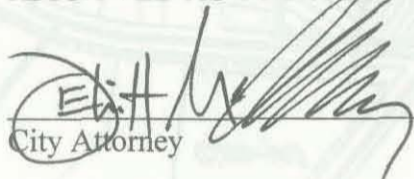
**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:**

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 to O-1(CD) and B-1(CD).

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.

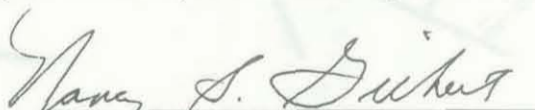
Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
City Attorney

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 681-682.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001

  
Nancy S. Gilbert, CMC, Deputy City Clerk

*Revised Map 3/15/00*

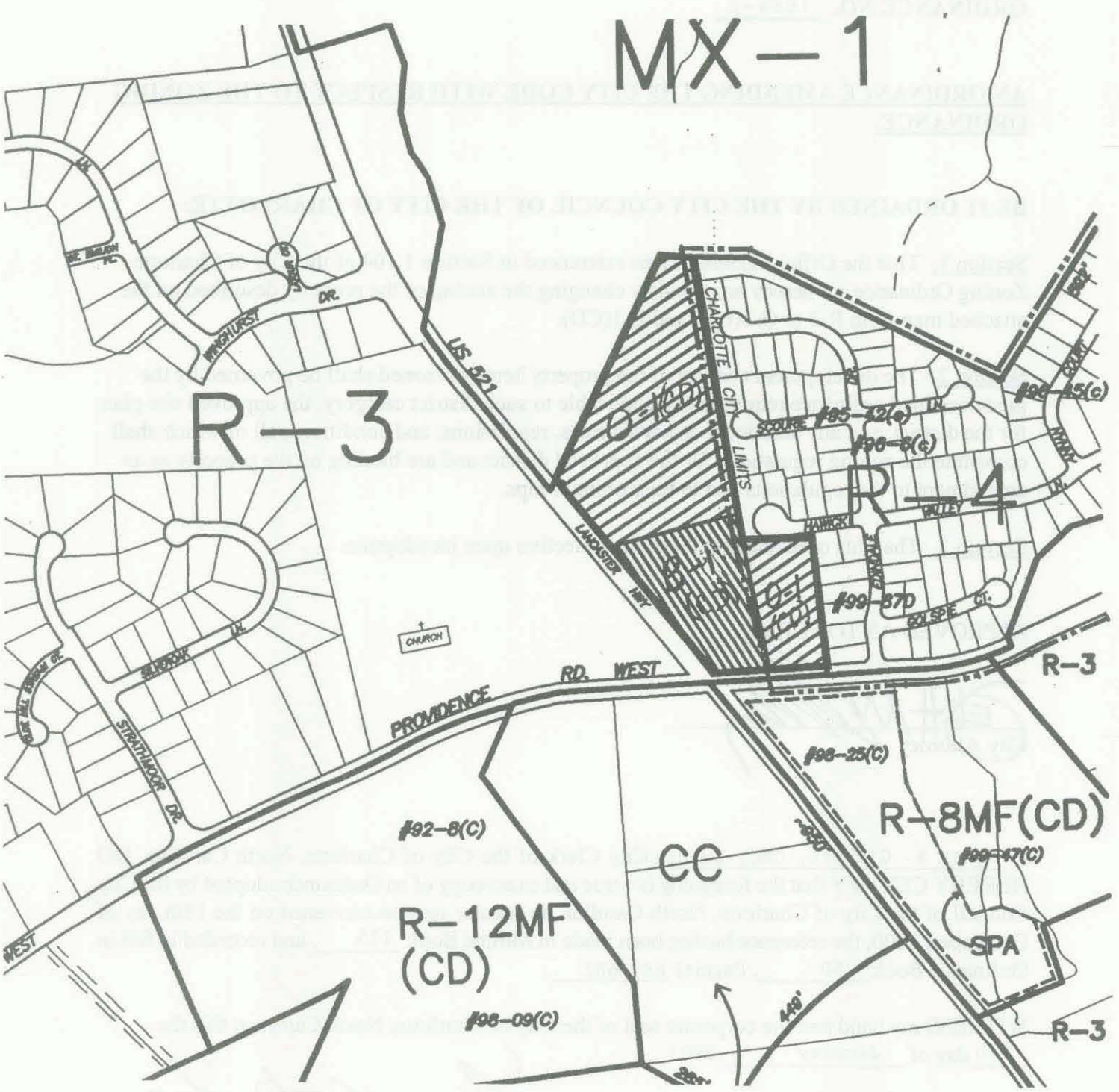
Petitioner: PEN, LLP, Charles McLaughlin

Hearing Date: ~~March 20, 2000~~ *October 18, 2000*

Zoning Classification (Existing): R-3

Zoning Classification (Requested): O-1(CD) + B-1(CD)

Location: Approximately 12 acres located on the north side of Providence Road West, east of Lancaster Highway.



Zoning Map #(s): 182 & 183

Scale: 1" = 400'

Petition No. 00-89  
Tiger Properties

**ORDINANCE NO.** 1685-Z

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

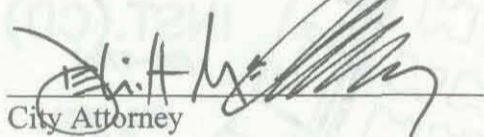
**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:**

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 O-1(CD) to O-1(CD).

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.

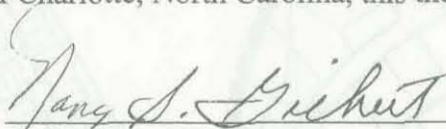
Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
\_\_\_\_\_  
City Attorney

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 683-684.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

December 18, 2000  
Ordinance Book 50, Page 684  
Petition #: 2000-89

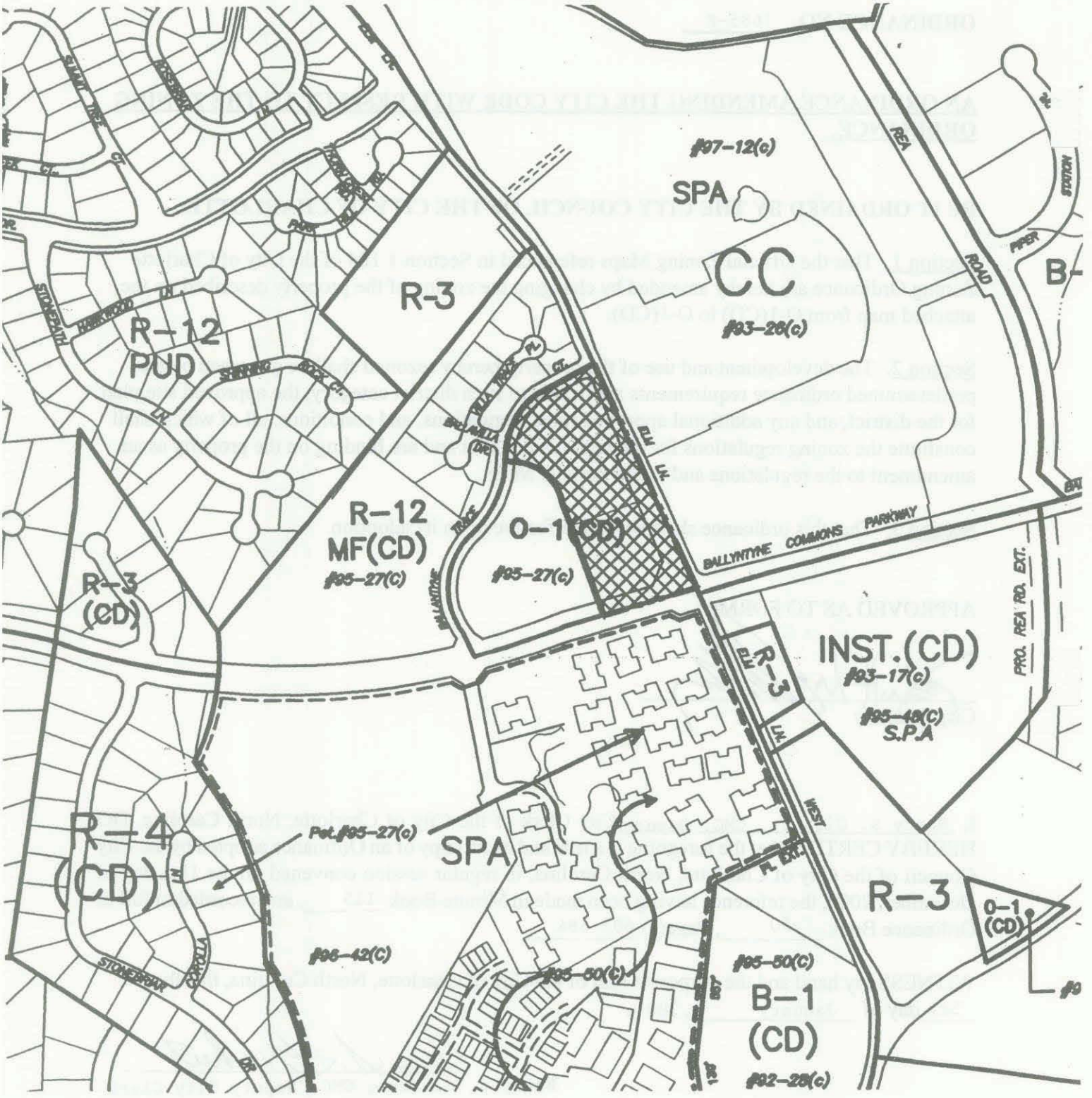
Petitioner: Tiger Properties

Hearing Date: ~~June 19, 2000~~ October 18, 2000

Zoning Classification (Existing): O-1(CD)

Zoning Classification (Requested): O-1(CD)S.P.A.

Location: Approximately 4.3 acres located on the west side of Elm Lane between Ballantyne Commons Parkway and Ballantyne Trace Court.



Zoning Map #(s): 176, 177, 181 & 182

Scale: No Scale

Petition No. 00-93  
Atrium Development, Inc.

ORDINANCE NO. 1686-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 to INST(CD).

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.

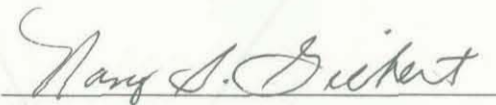
Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
\_\_\_\_\_  
City Attorney

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 685-686.

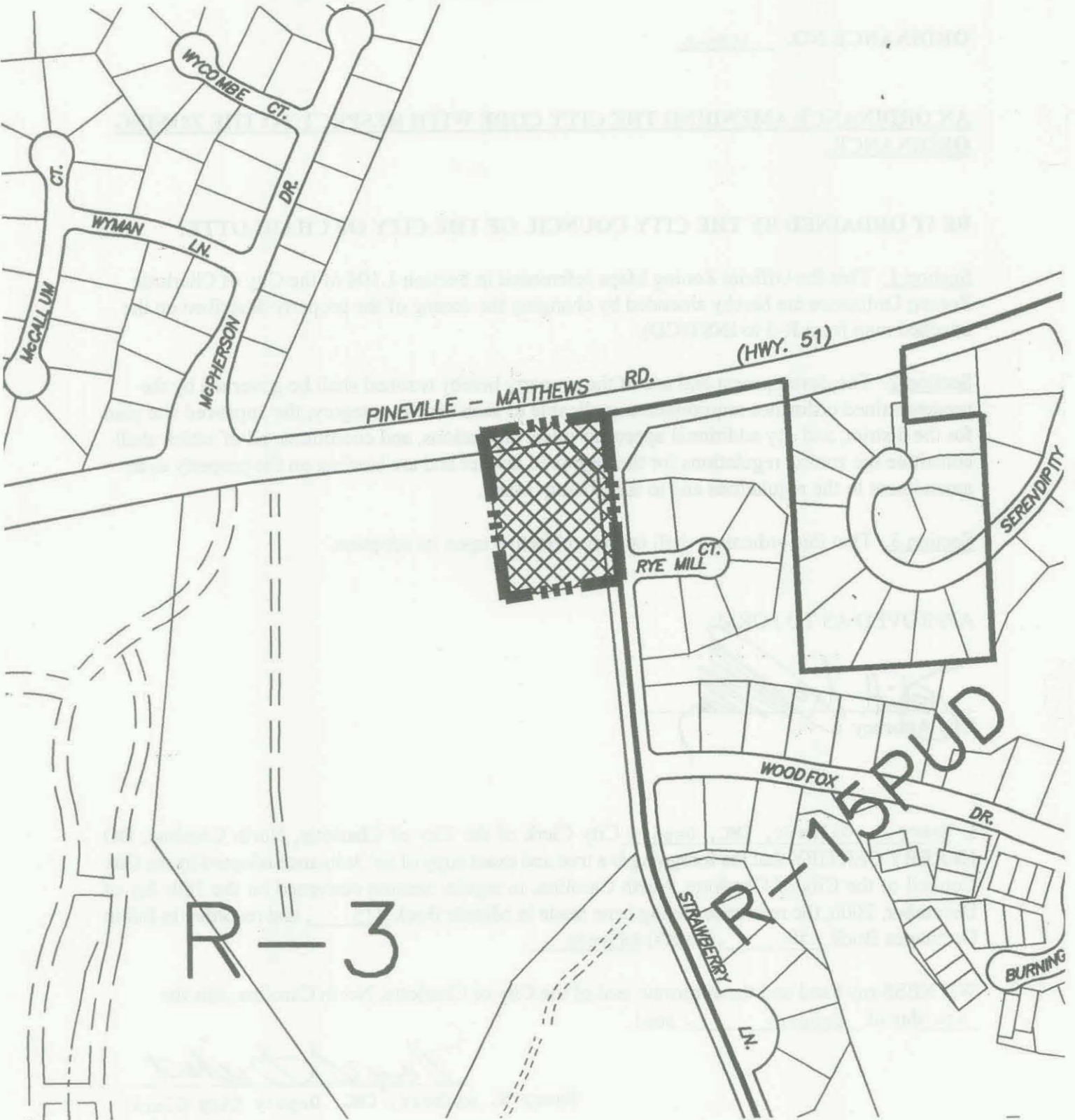
WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

Petitioner: Atrium Development, Inc.  
Hearing Date: ~~June 19, 2000~~ November 20, 2000

Zoning Classification (Existing): R-3  
Zoning Classification (Requested): INST(CD)

Location: Approximately 2.4 acres located at the intersection of Strawberry Lane and Pineville-Matthews Road (NC 51).



Zoning Map #(s): 166

Scale: No Scale

Petition No. 00-135  
Autobell Car Wash Inc.

ORDINANCE NO. 1687-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-1S.C.D. to B-2(CD).

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.

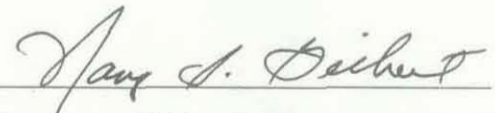
Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
\_\_\_\_\_  
City Attorney

I, Nancy S. Gilbert, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 687-688.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, -2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: 2000-135

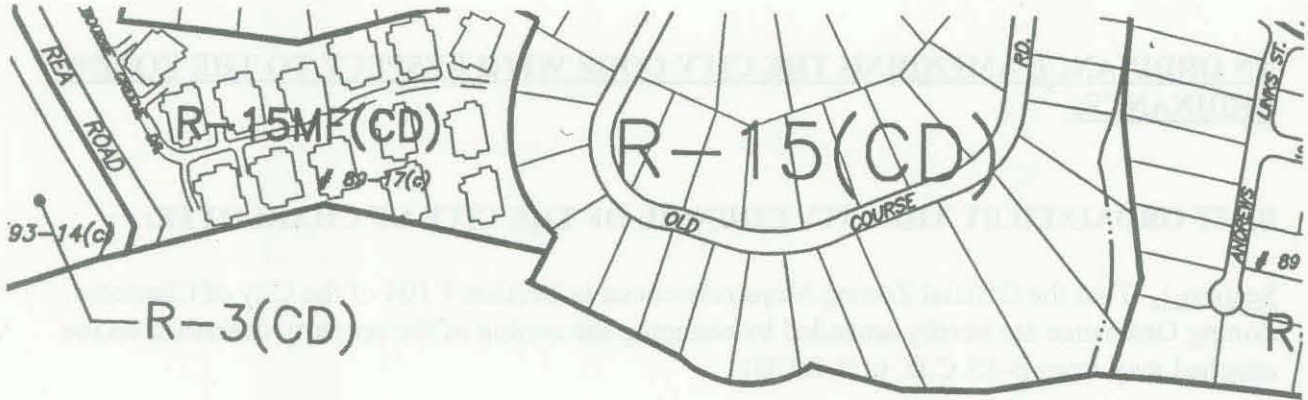
Petitioner: Autobell Car Wash Incorporated

Hearing Date: November 20, 2000

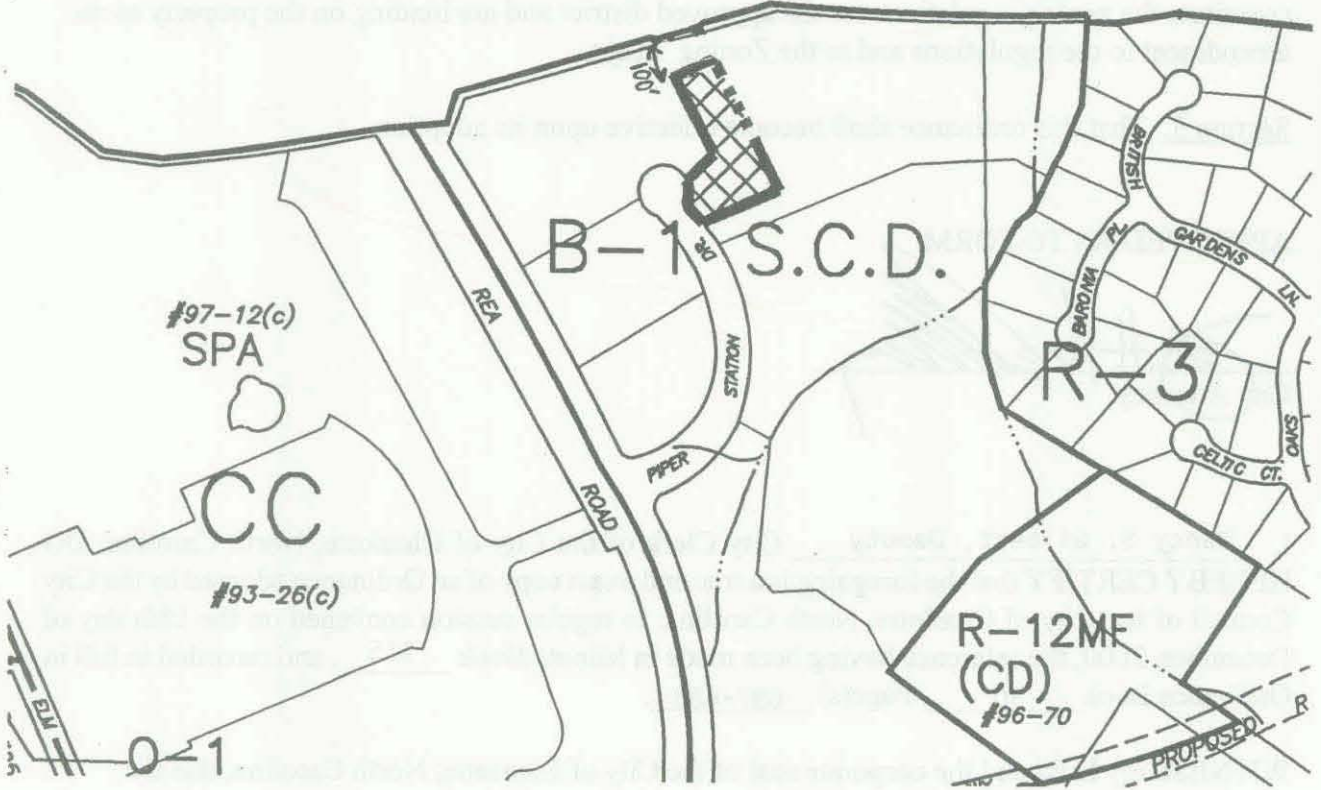
Classification (Existing): B-1S.C.D.

Zoning Classification (Requested): B-2(CD)

Location: Approximately 0.932 acres located on the east side of Piper Station Drive, south of I-485 Outer Belt and east of Rea Road.



OUTER BELTWAY I-485



Zoning Map #(s): 177

Scale: No Scale



Petition No. 00-136  
Cornerstone Real Estate Advisers, Inc.

ORDINANCE NO. 1688-Z

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

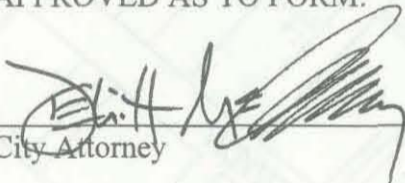
**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:**

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 UMUD to UMUD-O.

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.

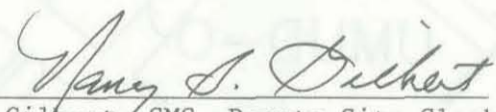
Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
\_\_\_\_\_  
City Attorney

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 689-690.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

**Petition #:** 2000-136

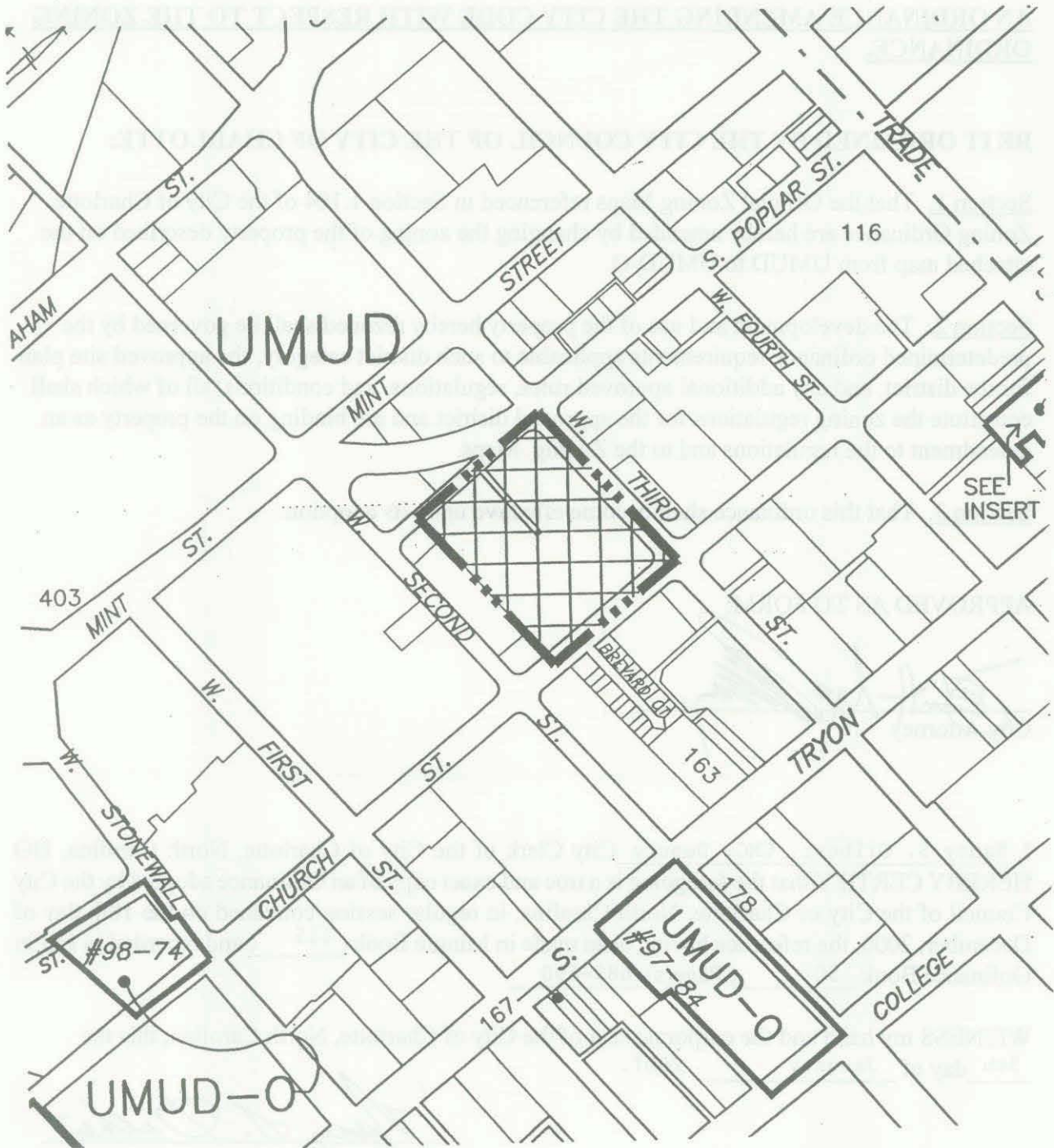
**Petitioner:** Cornerstone Real Estate Advisers, Inc.

**Hearing Date:** November 20, 2000

**Classification (Existing):** UMUD

**Zoning Classification (Requested):** UMUD-O

**Location:** Approximately 2.5 acres located on the west side of Church Street, between W. Third and W. Second Street and on the east side of Poplar Street.



**Zoning Map #(s):** 102

**Scale:** No Scale

Petition No. 00-137  
Raley Miller Properties

**ORDINANCE NO. 1689-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 and O-1(CD) to B-1(CD).

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

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 691-692.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
Nancy S. Gilbert, CMC, Deputy City Clerk

#: 2000-137

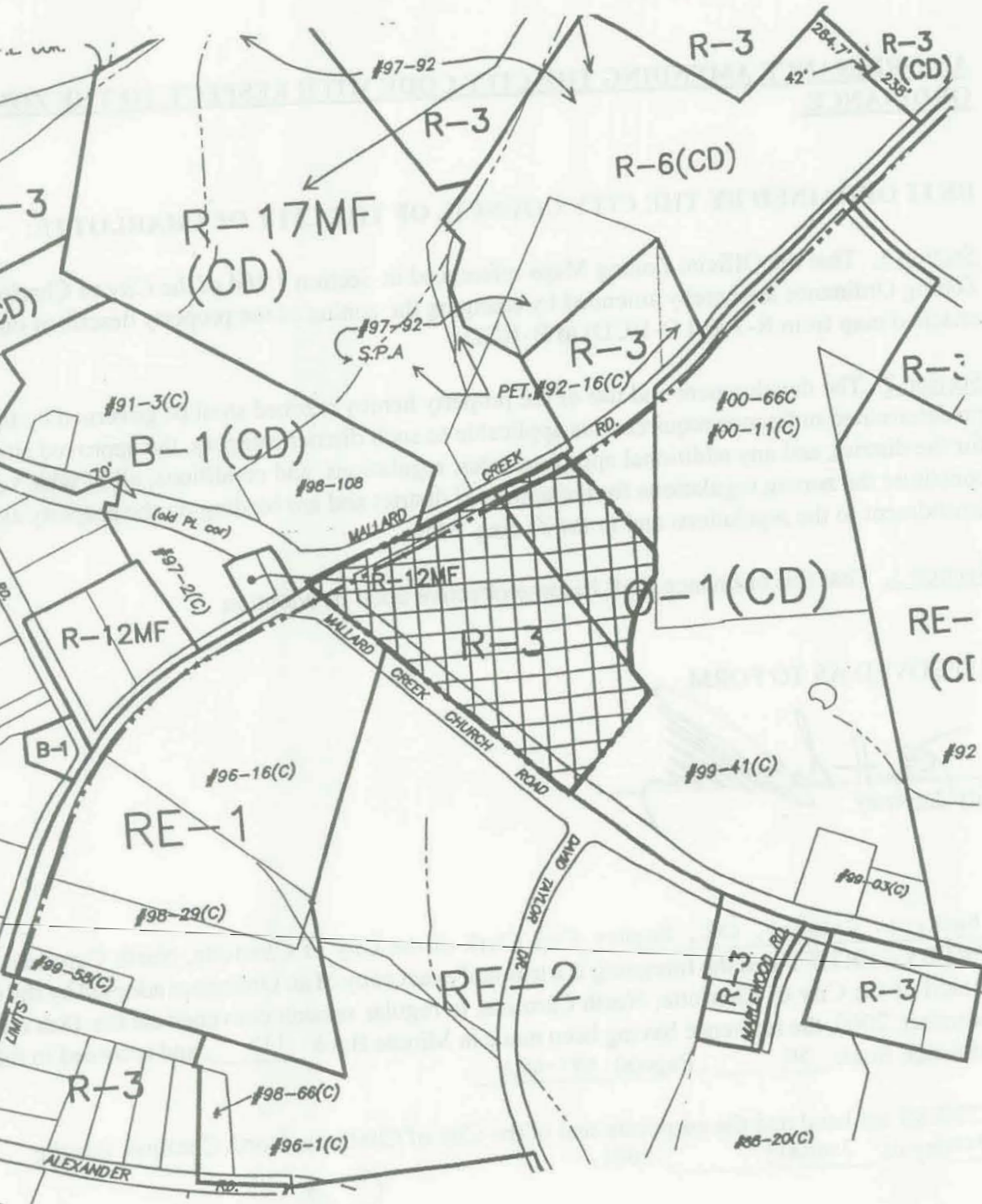
Owner: Raley Miller Properties

Effective Date: November 20, 2000

Classification (Existing): R-3 and O-1(CD)

Classification (Requested): B-1(CD)

Location: Approximately 13 acres located on the southeast corner of Mallard Creek Road and Mallard Creek Church Road.



Scale: No Scale

Planning Map #(s): 53 (42)

Petition No. 2000-141  
Petitioner: Charlotte-Mecklenburg  
Planning Commission

AN ORDINANCE AMENDING APPENDIX A  
OF THE CITY CODE - ZONING ORDINANCE

ORDINANCE NO. 1690

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

Section 1. Appendix A, "Zoning" of the Code of the City of Charlotte is hereby amended as follows:

PART 9: UPTOWN MIXED USE DISTRICT (UMUD).

1. Section 9.902. Uptown Mixed Use District; uses permitted by right, by deleting the existing item (16) which reads as follows:

(16) Off-street parking as a principal use providing for public parking, private parking, or parking in conjunction with other permitted uses.

And replacing it with the following:

(16) (RESERVED)

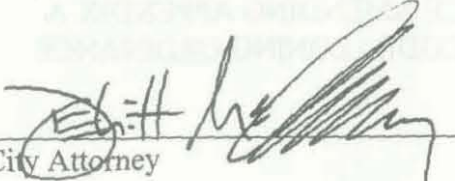
2. Section 9.903. Uptown Mixed Use District, uses permitted under prescribed conditions, by adding a new item (13.1) as follows:

(13.1) Off-street parking, subject to the following conditions:

- (a) As an accessory use to an on-site principal use.
- (b) Structured parking decks as a principal use or accessory use.
- (c) All of the above parking facilities must conform to the requirements of Section 9.906. (2) Streetscape standards.

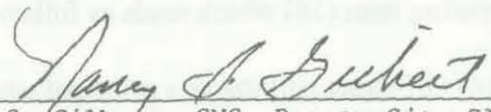
Section 2. That this ordinance shall become effective upon its adoption.

Approved as to form:

  
City Attorney

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of  
December, 2000, the reference having been made in Minute Book 115, and recorded in full in  
Ordinance Book 50, Page(s) 693-694.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th  
day of January, 2001.

  
Nancy S. Gilbert, CMC, Deputy City Clerk

CITY ZONE CHANGE

Petition No. 00-142  
Crosland Commercial

**ORDINANCE NO. 1691-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 as approximately 7.13 acres located west of York Road, north of Arrowood Road (tax parcel: 201-372-90) from O-15(CD) to O-1 on the Official Zoning Map, City of Charlotte, N.C.

SEE ATTACHED MAP

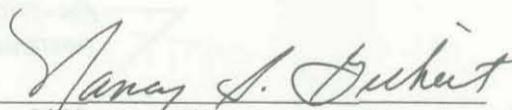
Section 2. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
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City Attorney

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

**Petition #:** 2000-142

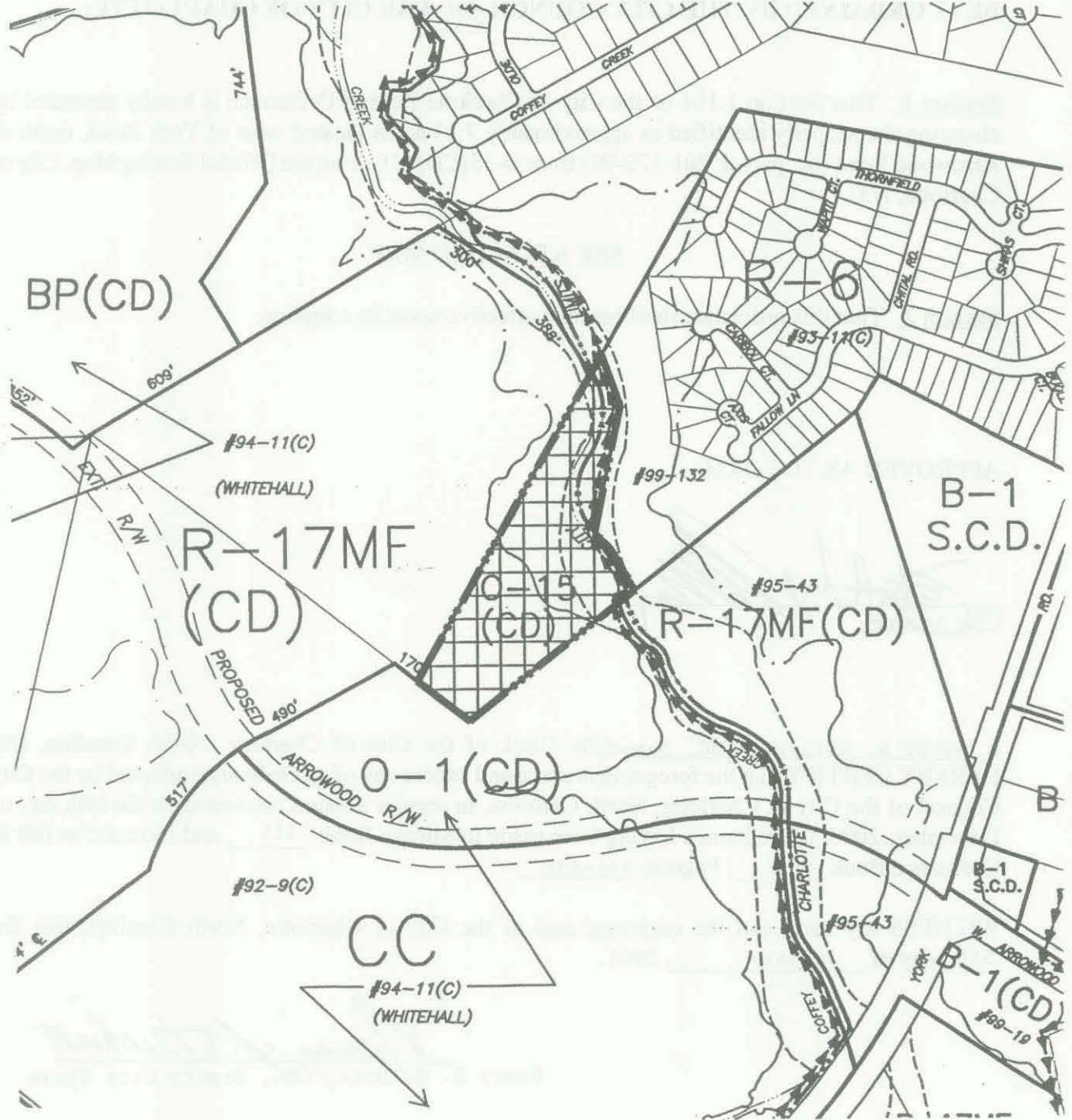
**Petitioner:** Crosland Commercial

**Hearing Date:** November 20, 2000

**Classification (Existing):** O-15(CD)

**Zoning Classification (Requested):** O-1

**Location:** Approximately 7.12 acres located west of York Road, north of the proposed Arrowood Road.



Zoning Map #(s): 133

Scale: No Scale



Petition No. 00-143  
Crosland Commercial

ORDINANCE NO. 1692-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 and O-2 to O-1(CD) and B-1(CD).

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.

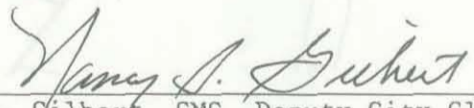
Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
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City Attorney

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

**Petition #:** 2000-143

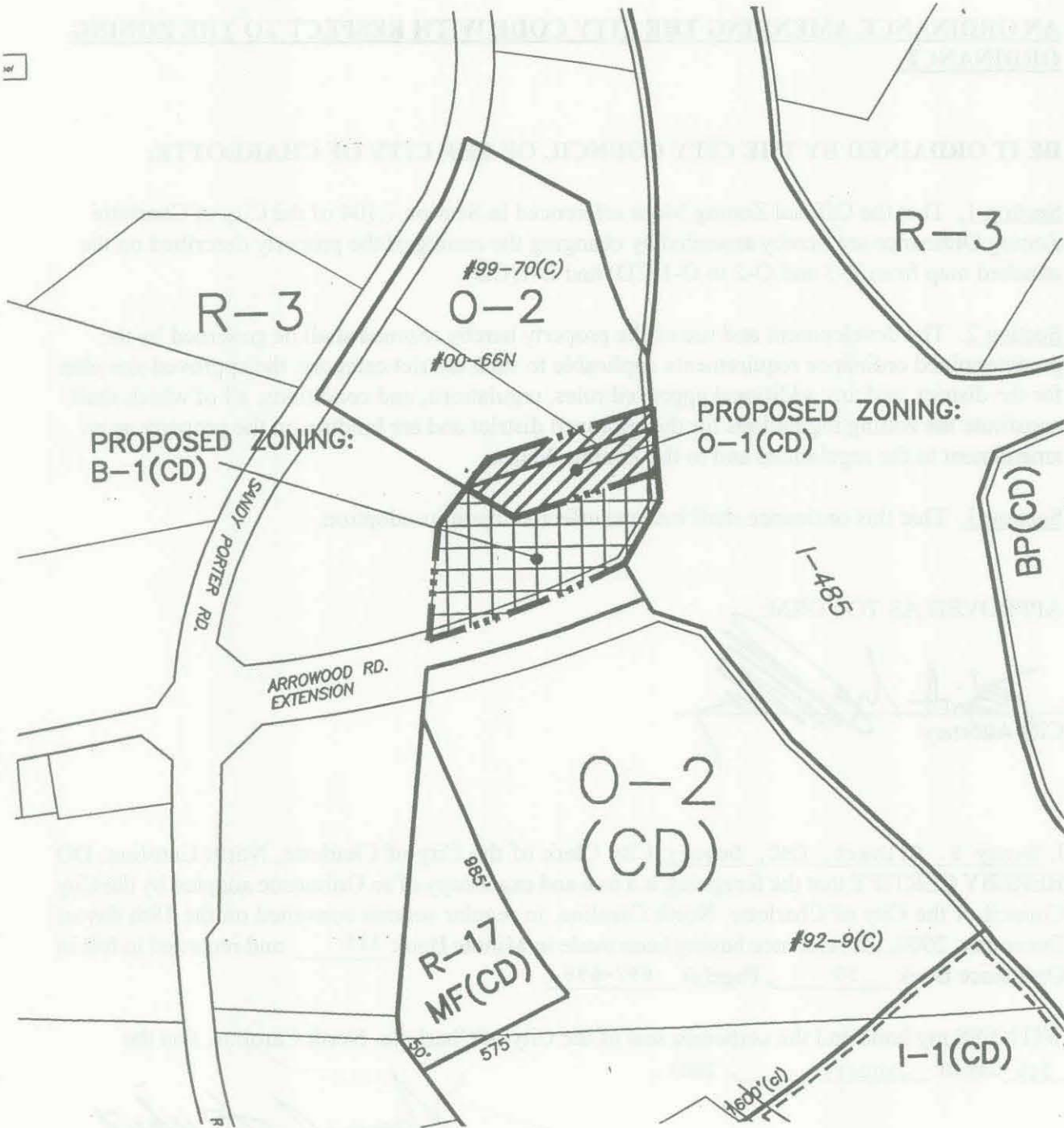
**Petitioner:** Crosland Commercial

**Hearing Date:** November 20, 2000

**Classification (Existing):** R-3 and O-2

**Zoning Classification (Requested):** O-1(CD) and B-1(CD)

**Location:** Approximately 4.6 acres located on the northwest corner of Arrowood Road Extension and I-485, east of Sandy Porter Road.



**Zoning Map #(s):** 132

**Scale:** No Scale

CITY ZONE CHANGE

Petition No. 00-144  
John Dalton & Annie M. E. Parker

ORDINANCE NO. 1693-Z

ZONING REGULATIONS

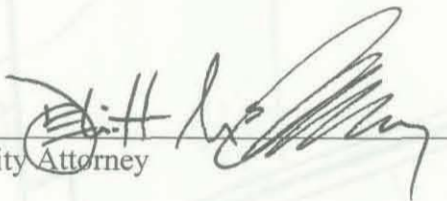
**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:**

Section 1. That Section 1.104 of the City of Charlotte Zoning Ordinance is hereby amended by changing the property identified as approximately 1.1 acres located on the north side of Sunset Road, south of Miranda Road and east of Oakdale Road (tax parcel: 037-071-15) from R-3 to R-4 on the Official Zoning Map, City of Charlotte, N.C.

SEE ATTACHED MAP

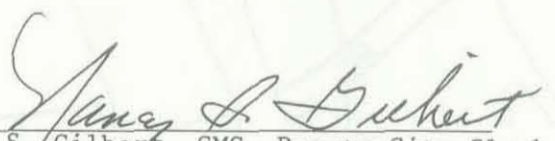
Section 2. That this ordinance shall become effective upon its adoption.

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City Attorney

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
Nancy S. Gilbert, CMC, Deputy City Clerk

**Petition #:** 2000-144

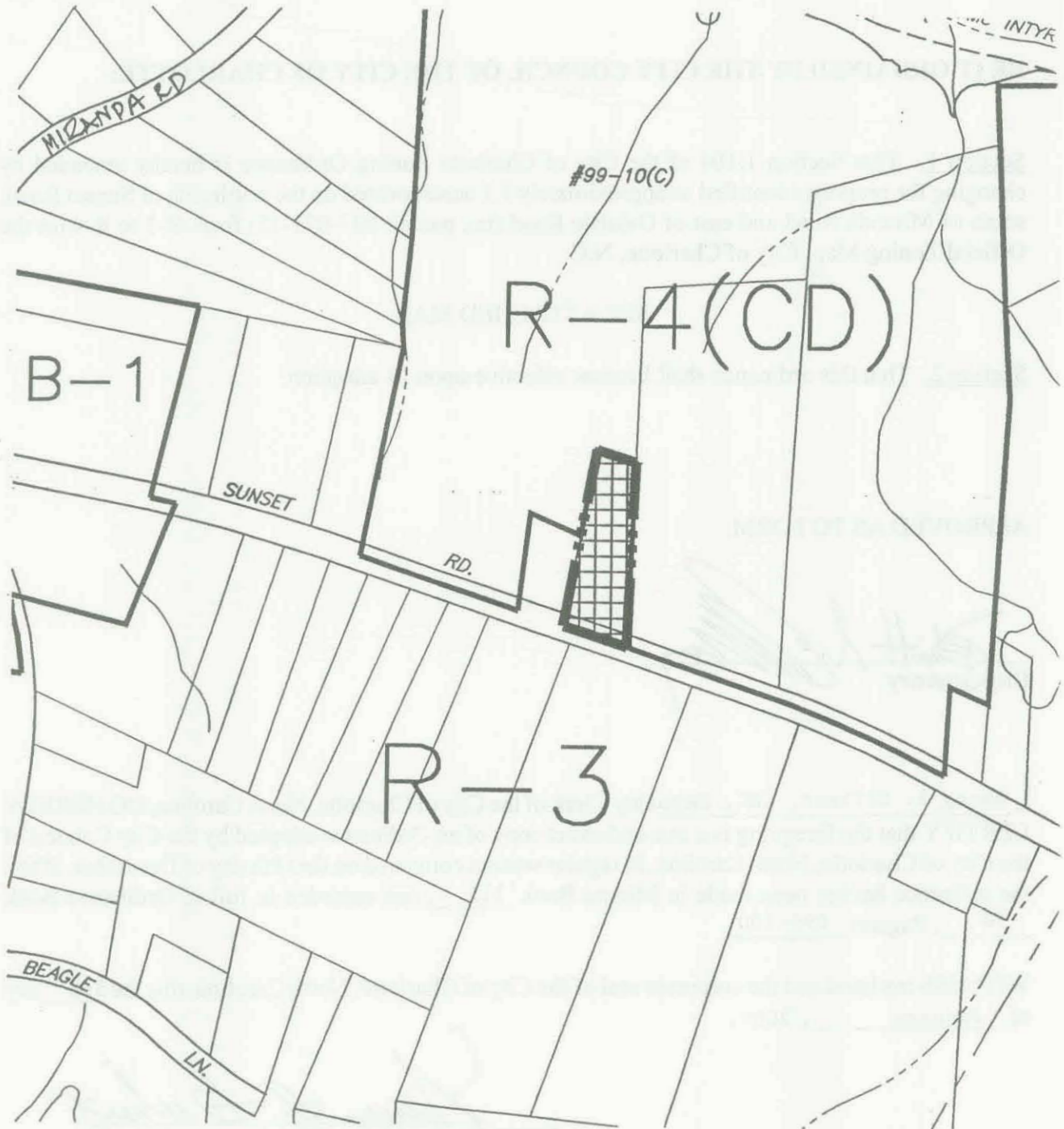
**Petitioner:** John Dalton and Annie Mae Elliott Parker

**Hearing Date:** November 20, 2000

**Classification (Existing):** R-3

**Zoning Classification (Requested):** R-4

**Location:** Approximately 1.13 acres located on the north side of Sunset Road, south of Miranda Road and east of Oakdale Road.



**Zoning Map #(s):** 50 (61)

**Scale:** No Scale

Petition No. 00-145  
Gateway Homes

**ORDINANCE NO. 1694-Z**

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

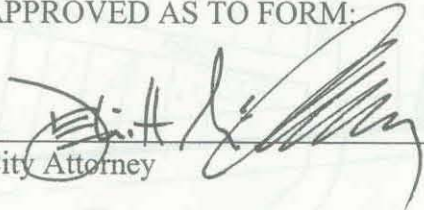
**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:**

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-5 to UR-2(CD).

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:

  
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City Attorney

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

**Petition #:** 2000-145

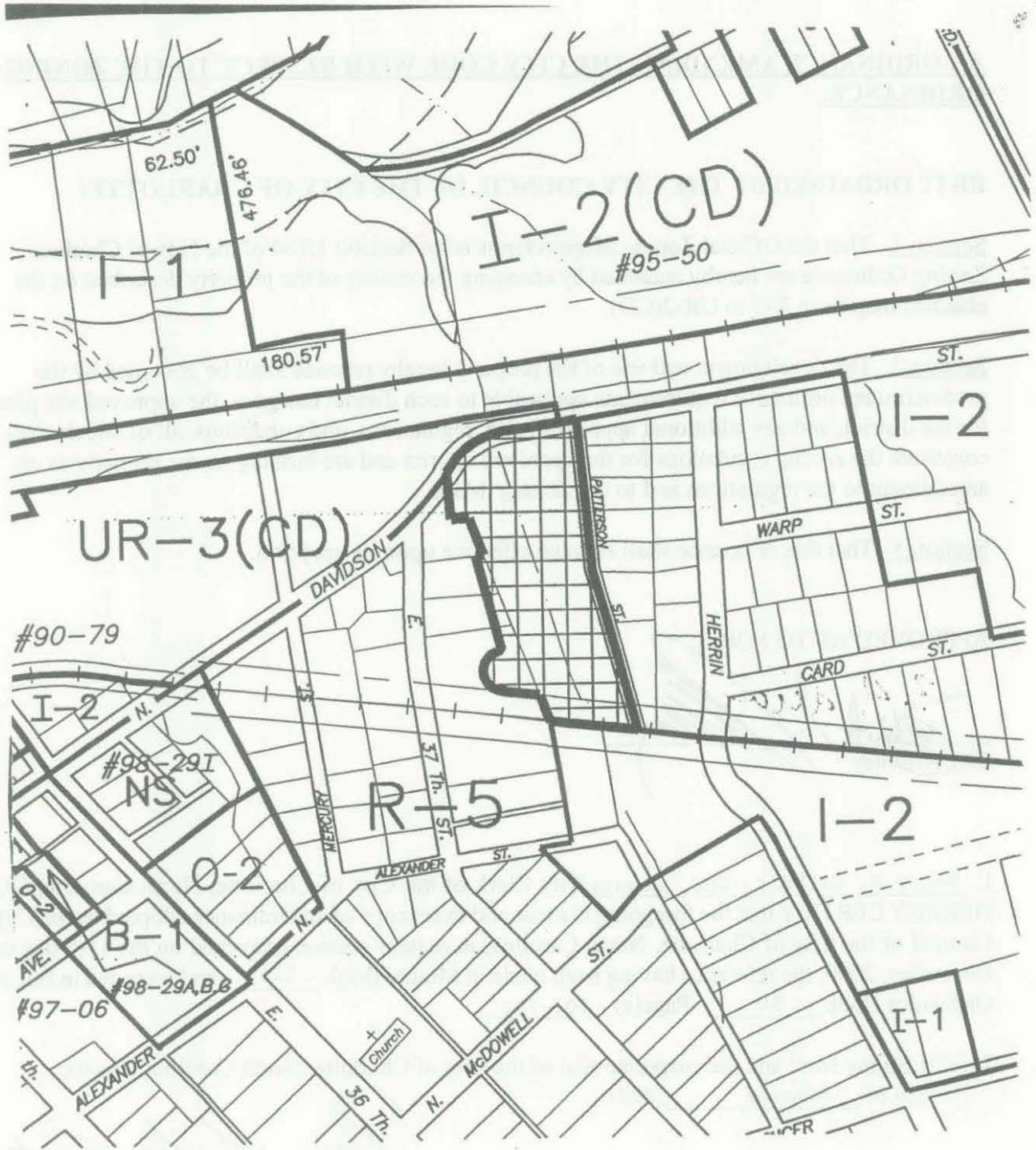
**Petitioner:** Gateway Homes

**Hearing Date:** November 20, 2000

**Classification (Existing):** R-5

**Zoning Classification (Requested):** UR-2(CD)

**Location:** Approximately 2.9 acres located on the southwest corner of Davidson Street and Patterson Street, east of 37<sup>th</sup> Street.



**Zoning Map #(s):** 89

**Scale:** No Scale

Petition No. 00-147  
Moody Lake Office Park Development, L.P.

**ORDINANCE NO.** 1695-Z

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

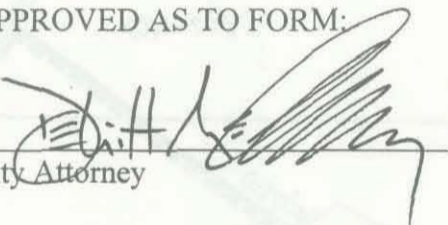
**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:**

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-17MF(CD) To B-1(CD).

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.

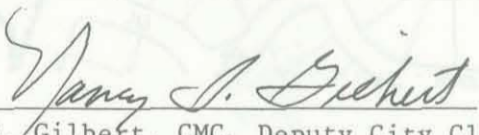
Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
\_\_\_\_\_  
City Attorney

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 703-704.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: 2000-147

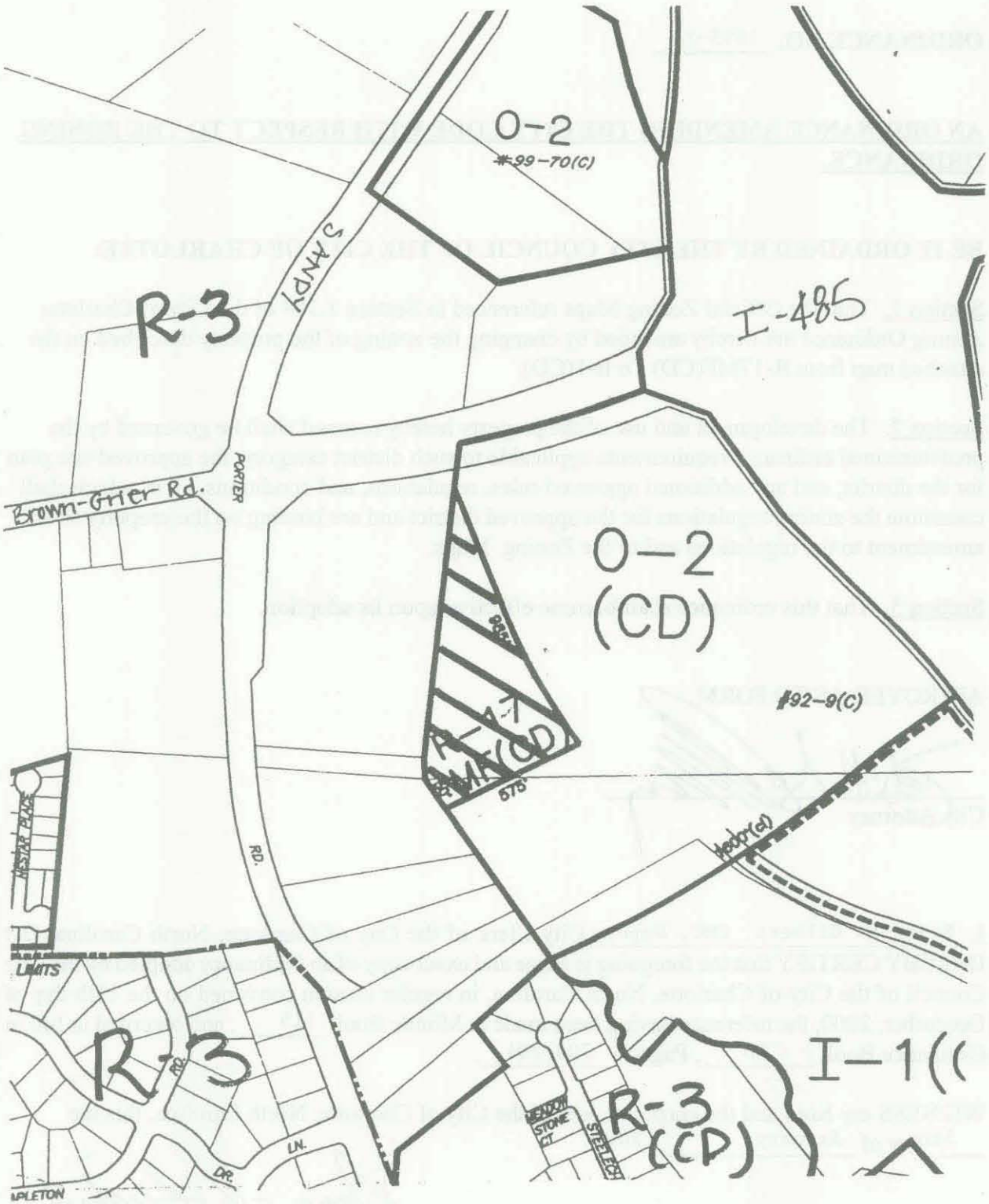
Petitioner: Moody Lake Office Park Development, L.P.

Hearing Date: November 20, 2000

Classification (Existing): R-17MF(CD)

Zoning Classification (Requested): B-1(CD)

Location: Approximately 7.3 acres located on the south side of Brown-Grier Road, east of Sandy Porter Road and west of I-485 Outer Belt.



Scale: No Scale

Zoning Map #(s): 132



CITY ZONE CHANGE

Petition No. 00-148  
D. Ballard Construction, Inc.

ORDINANCE NO. 1696-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 as approximately 0.8 acres located on the north side of Lena Avenue, east of Glenwood Drive (tax parcel: 065-101-23) from I-1 to R-8MF on the Official Zoning Map, City of Charlotte, N.C.

SEE ATTACHED MAP


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

APPROVED AS TO FORM:

  
City Attorney

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 705-706.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
Nancy S. Gilbert, CMC, Deputy City Clerk

**Petition #:** 2000-148

**Petitioner:** D. Ballard Construction, Inc.

**Hearing Date:** November 20, 2000

**Classification (Existing):** I-1

**Zoning Classification (Requested):** R-8MF

**Location:** Approximately 0.80 acres located on the north side of Lena Avenue, east of Glenwood Drive.



Zoning Map #(s): 87

Scale: No Scale

CITY ZONE CHANGE

Petition No. 00-152  
Davis Heritage, Ltd.

**ORDINANCE NO.** 1697-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 as approximately 11.8 acres located between University City Boulevard (Hwy. 49) and Margie Ann Drive, west of Mallard Creek Church Road (tax parcels: 049-295-12 through 16, 18 through 20) from INST to R-12MF on the Official Zoning Map, City of Charlotte, N.C.

SEE ATTACHED MAP

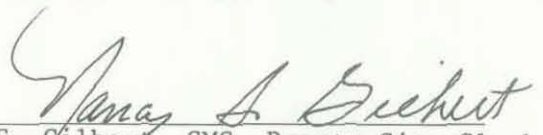
Section 2. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
\_\_\_\_\_  
City Attorney

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 707-708.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: 2000-152

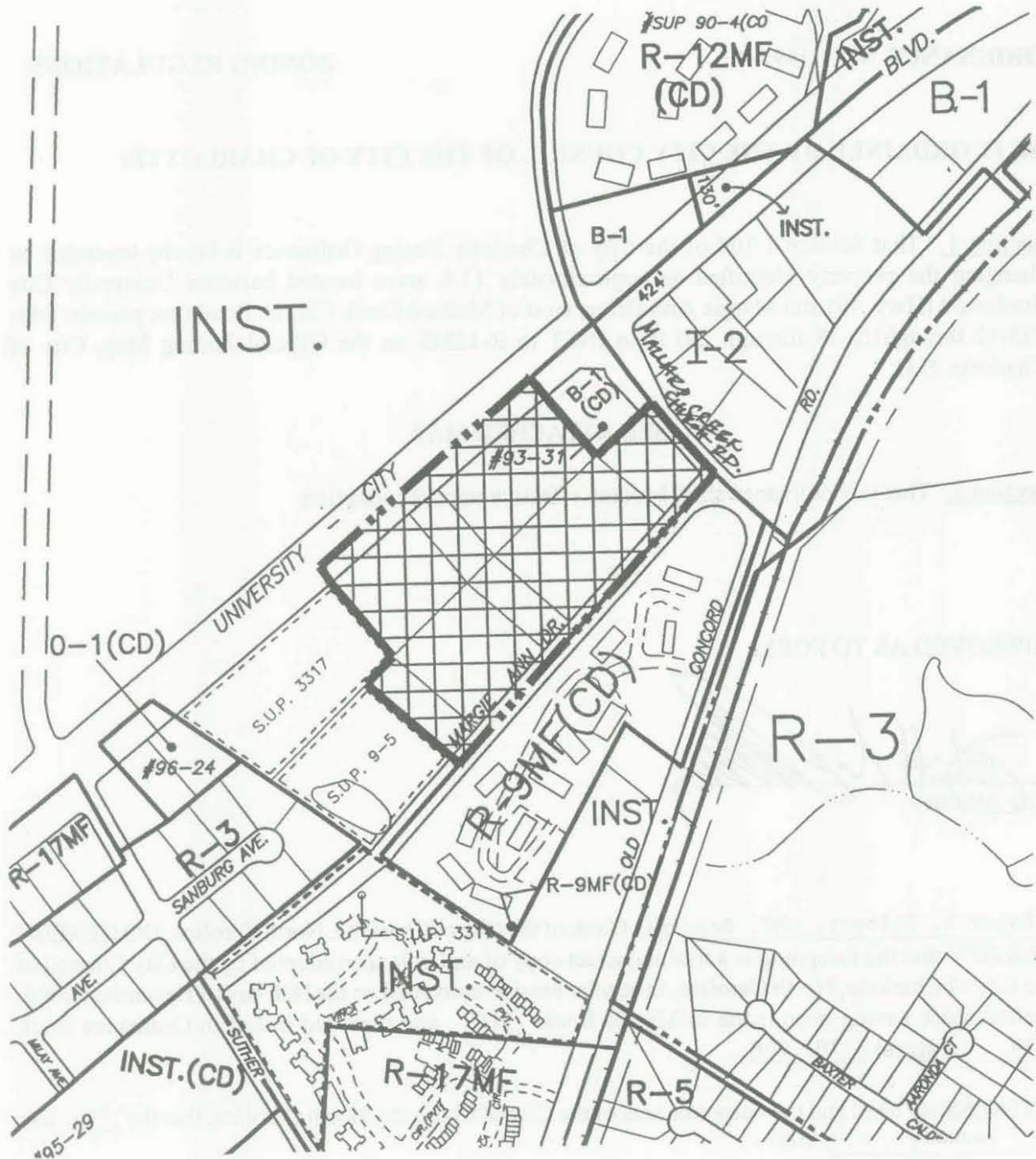
Petitioner: Davis Heritage, Ltd.

Hearing Date: November 20, 2000

Classification (Existing): INST.

Zoning Classification (Requested: R-17MF - *APPROVED AS R-12MF*)

Location: Approximately 11.8 acres located between University City Boulevard (Hwy. 49) and Margie Ann Drive, west of Mallard Creek Church Road.



Zoning Map #(s): 53

Scale: No Scale

CITY ZONE CHANGE

Petition No. 00-153  
Crescent Resources, Inc.

ORDINANCE NO. 1698-Z

ZONING REGULATIONS

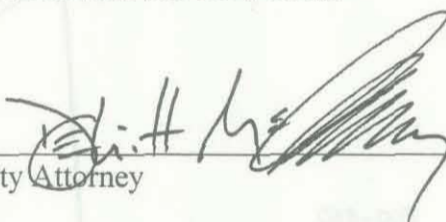
**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:**

Section 1. That Section 1.104 of the City of Charlotte Zoning Ordinance is hereby amended by changing the property identified as approximately 2.1 acres located south of Mallard Creek Church Road and east of Claude Freeman Drive (tax parcel: 047-421-02) from R-3 to RE-1 on the Official Zoning Map, City of Charlotte, N.C.

SEE ATTACHED MAP

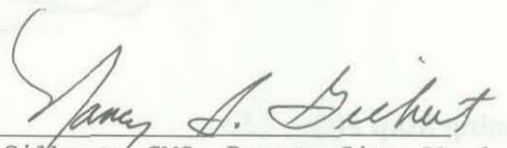
Section 2. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
\_\_\_\_\_  
City Attorney

I, Nancy S. Gilbert, CMC, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 709-710.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
\_\_\_\_\_  
Nancy S. Gilbert, CMC, Deputy City Clerk

**Petition #:** 2000-153

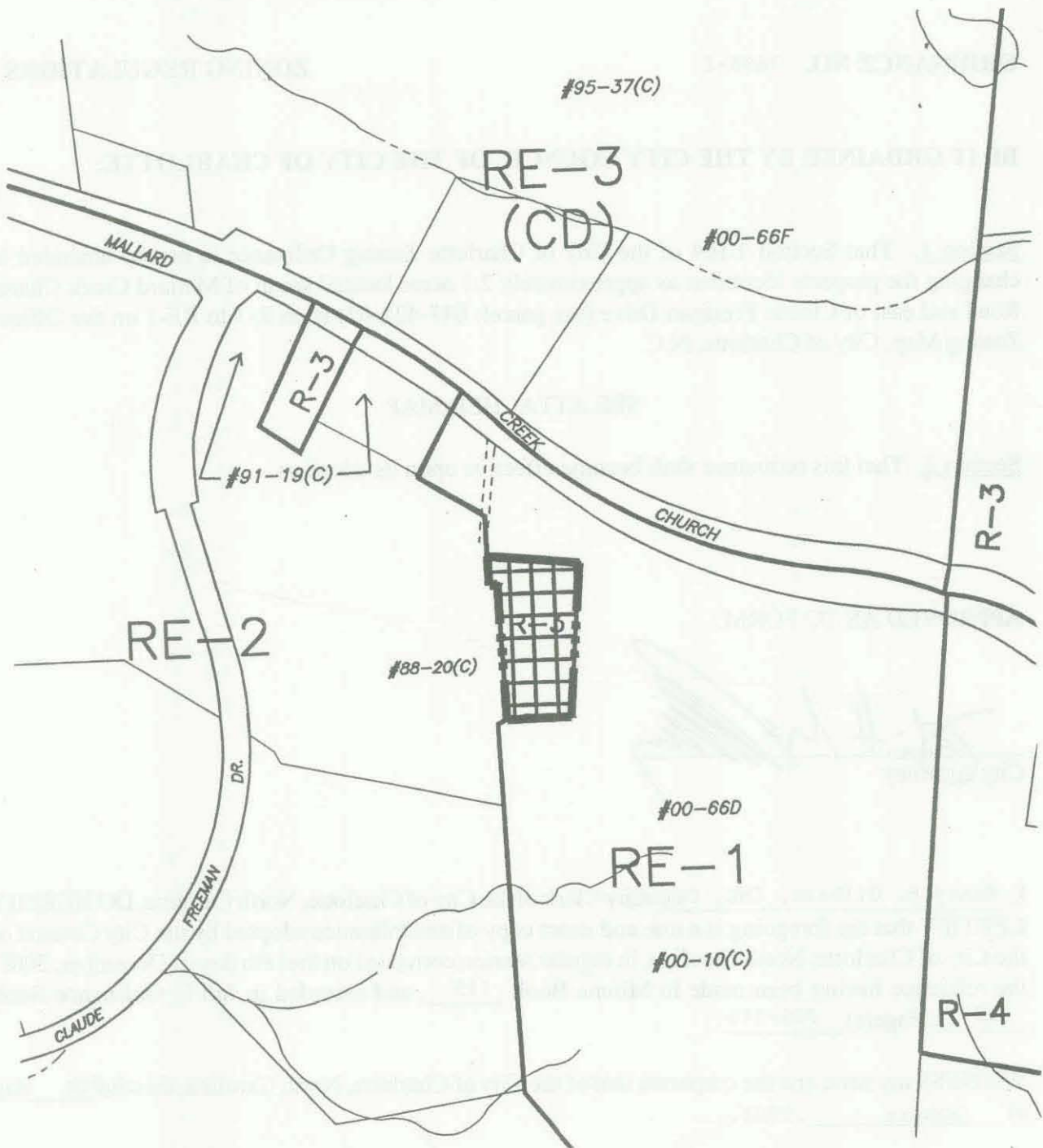
**Petitioner:** Crescent Resources, Inc.

**Hearing Date:** November 20, 2000

**Classification (Existing):** R-3

**Zoning Classification (Requested):** RE-1

**Location:** Approximately 2.12 acres located south of Mallard Creek Church Road and east of Claude Freeman Drive.



**Zoning Map #(s):** 53

**Scale:** No Scale

CITY ZONE CHANGE

Petition No. 00-154  
Seneca Park Place, LLC

ORDINANCE NO. 1699-Z

ZONING REGULATIONS

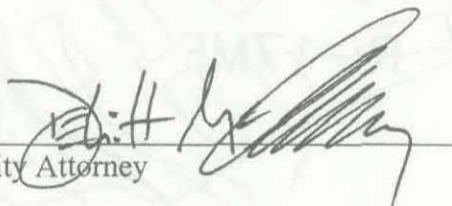
**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:**

Section 1. That Section 1.104 of the City of Charlotte Zoning Ordinance is hereby amended by changing the property identified as approximately 2.6 acres located on the east side of Park Road, north of Seneca Place and south of Mockingbird Lane (tax parcels: 175-143-03, 05 and 175-121-40) from O-1 to O-2 on the Official Zoning Map, City of Charlotte, N.C.

SEE ATTACHED MAP

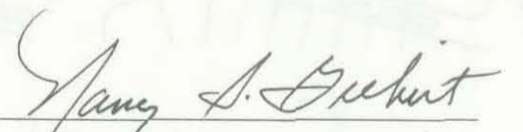
Section 2. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

  
City Attorney

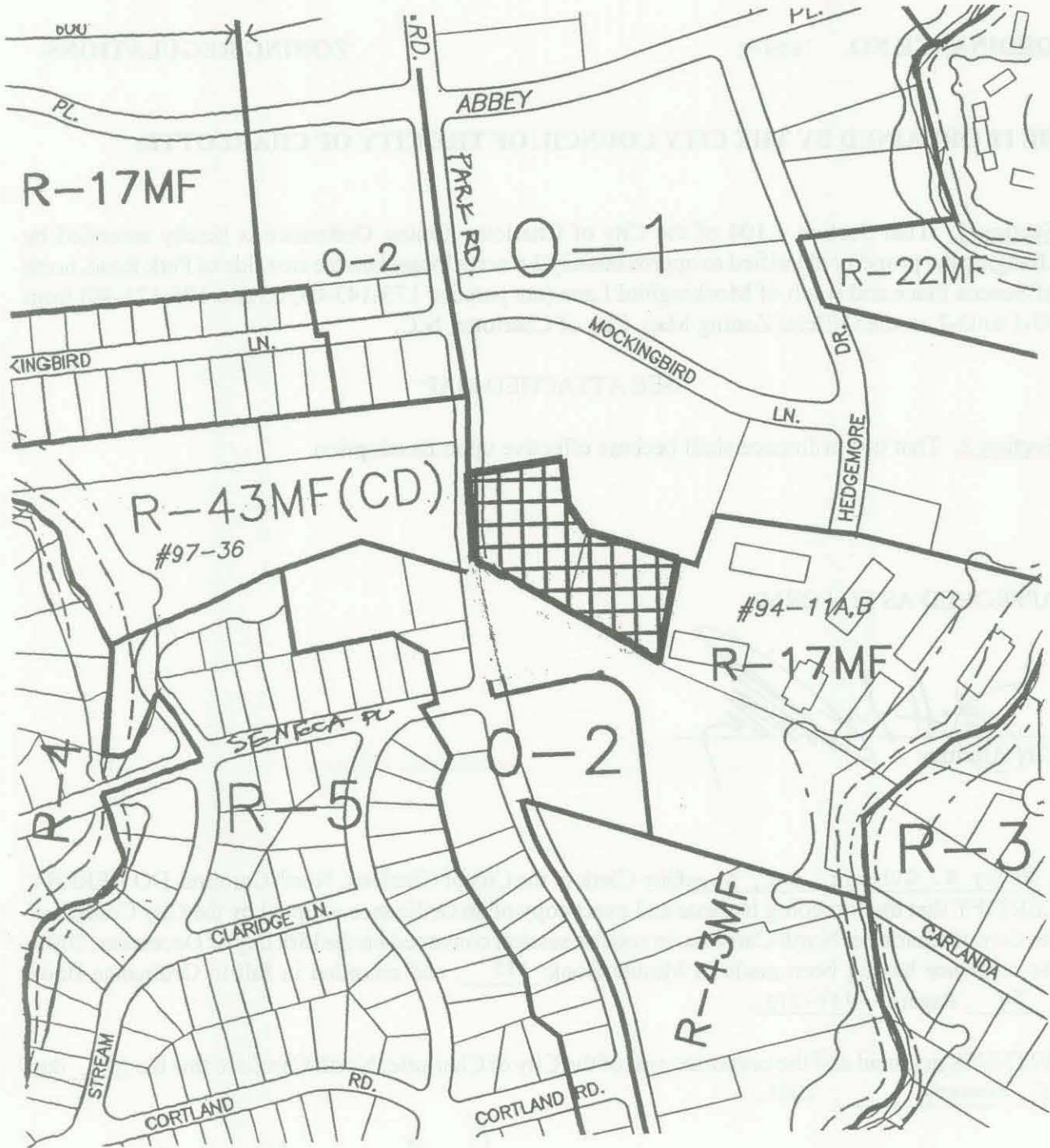
I, Nancy S. Gilbert, CMC, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 711-712.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 5th day of January, 2001.

  
Nancy S. Gilbert, CMC, Deputy City Clerk

Petitioner: Seneca Park Place, LLC  
Hearing Date: November 20, 2000  
Classification (Existing): O-1 & O-2  
Zoning Classification (Requested): O-2

Location: Approximately 2.6 acres located on the east side of Park Road, north of Seneca Place and south of Mockingbird Lane.



Zoning Map #(s): 135 (125)

Scale: No Scale



Ordinance -- Frederick Apartments

Ordinance No. 1700-X

**Ordinance designating as a Historic Landmark a property known as the "Frederick Apartments" (listed under Tax Parcel Number 078-035-14 as of August 15, 2000, and including the entire exterior of the building, the entire interior of the building, and the entire parcel of land listed under Tax Parcel Number 078-035-14 in the Mecklenburg County Tax Office, Charlotte, North Carolina, as of August 15, 2000). The property is owned by Frederick Place, LLC and is located at 515 North Church Street in the City of Charlotte, Mecklenburg County, North Carolina.**

---

WHEREAS, all of the prerequisites to the adoption of this ordinance prescribed in Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina have been met; and

WHEREAS, the members of the City Council of Charlotte, North Carolina, have taken into full consideration all statements and information presented at a joint public hearing held with the Charlotte-Mecklenburg Historic Landmarks Commission on the 18th day of December, 2000, on the question of designating a property known as the Frederick Apartments as a historic landmark; and

WHEREAS, the Frederick Apartments, built in 1927, was erected during a significant local building boom that included a wave of medium-sized apartment houses that were built in the late 1920's in response to a changing demographic; and

WHEREAS, the Frederick Apartments reflects the spatial organization and social concept of apartment life in the 1920's. It was designed to include two categories of apartments -- bachelor apartments and housekeeping units -- to appeal to two distinct types of renters; and

WHEREAS, architecturally, the Frederick Apartments is a fine example of a medium-sized apartment house from the 1920's. Though apparently created without the

Ordinance -- Frederick Apartments

benefit of an architect's services, the design reflects a good degree of sophistication, and the colored, molded clay elements on the facade are unmatched in the local architecture of the era; and

WHEREAS, the Frederick Apartments was home to W. J. Cash, a newspaperman who was best known for his seminal volume, The Mind of the South; and

WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has demonstrated that the property known as Frederick Apartments possesses special significance in terms of its history, architecture, and/or cultural importance; and

WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has jurisdiction over portions of the property known as the Frederick Apartments, because consent for interior design review has been given by the Owner; and

WHEREAS, the property known as the Frederick Apartments is owned by Frederick Place, LLC.

NOW, THEREFORE, BE IT ORDAINED by the members of the City Council of Charlotte, North Carolina:

1. That the property known as the "Frederick Apartments" (including the entire exterior of the building, the entire interior of the building, and the entire parcel of land listed under Tax Parcel Number 078-035-14 in the Mecklenburg County Tax Office, Charlotte, North Carolina, as of August 15, 2000) is hereby designated as a historic landmark pursuant to Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina. The location of said landmark is noted as being situated at 515 North

Church Street in the City of Charlotte, Mecklenburg County, North Carolina. Exterior and interior features are more completely described in the *Survey and Research Report on the Frederick Apartments* (July 20, 2000).

2. That said exterior and interior are more specifically defined as the historic and structural fabric, especially including all original exterior and interior architectural features and the original contours of landscaping.

3. That said designated historic landmark may be materially altered, restored, moved or demolished only following issuance of a Certificate of Appropriateness by the Charlotte-Mecklenburg Historic Landmarks Commission. An application for a Certificate of Appropriateness authorizing the demolition of said landmark may not be denied, except if such landmark is judged to be of State-wide significance by duly authorized officials of the North Carolina Division of Archives and History. However, the effective date of such Certificate may be delayed in accordance with Chapter 160A, Article 19, and amendments thereto, and hereinafter adopted.

4. Nothing in this ordinance shall be construed to prevent or delay ordinary maintenance or repair of any architectural feature in or on said landmark that does not involve a change in design, material or outer appearance thereof, nor to prevent or delay the construction, reconstruction, alteration, restoration, demolition or removal of any such feature when a building inspector or similar official certifies to the Commission that such action is required for the public safety because of an unsafe condition. Nothing herein shall be construed to prevent the owner of the historic landmark from making any

Ordinance -- Frederick Apartments

use of the this historic landmark not prohibited by other statutes, ordinances or regulations. Owners of locally designated historic landmarks are expected to be familiar with and to follow *The Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings*, the guidelines used by the Charlotte-Mecklenburg Historic Landmarks Commission to evaluate proposed alterations or additions.

5. That a suitable sign may be posted indicating that said property has been designated as a historic landmark and containing any other appropriate information. If the owner consents, the sign may be placed on said historic landmark.

6. That the owners of the historic landmark known as the Frederick Apartments be given notice of this ordinance as required by applicable law and that copies of this ordinance be filed and indexed in the offices of the City Clerk, Building Standards Department, Mecklenburg County Register of Deeds, and the Tax Supervisor, as required by applicable law.

7. That which is designated as a historic landmark shall be subject to Chapter 160A, Article 19, of the General Statutes of North Carolina as amended, and any amendments to it and any amendments hereinafter adopted.

Adopted the 18th day of December, 2000, by the members of the City Council of the City of Charlotte, Mecklenburg County, North Carolina.

Brenda R. Freeze, CMC

Clerk to City Council  
Brenda R. Freeze, CMC

Approved as to form:

Ordinance -- Frederick Apartments

Rebecca K. Watihouse  
City Attorney

**CERTIFICATION**

I, Brenda R. Freeze, 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 713-717.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 19th day of December, 2000.

Brenda R. Freeze, CMC  
Brenda R. Freeze, CMC, City Clerk

Ordinance No. 1701-X

**Ordinance designating as a Historic Landmark a property known as the "Helms-Bell House" (listed under Tax Parcel Number 121-068-25 as of August 15, 2000, and including the exterior and interior of a portion of the house as shown in exhibit A, and the entire parcel of land listed under Tax Parcel Number 121-068-25 in the Mecklenburg County Tax Office, Charlotte, North Carolina, as of August 15, 2000). The property is owned by Allen L. Brooks and is located at 2021 Euclid Avenue in the City of Charlotte, Mecklenburg County, North Carolina.**

---

WHEREAS, all of the prerequisites to the adoption of this ordinance prescribed in Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina have been met; and

WHEREAS, the members of the City Council of Charlotte, North Carolina, have taken into full consideration all statements and information presented at a joint public hearing held with the Charlotte-Mecklenburg Historic Landmarks Commission on the 18th day of December, 2000, on the question of designating a property known as the Helms-Bell House as a historic landmark; and

WHEREAS, the Helms-Bell House, erected in 1899, is a rare survivor of the earliest phase of development in Dilworth, Charlotte's first streetcar suburb; and

WHEREAS, the Helms-Bell House is a significant reminder of the late-nineteenth century solution to housing the burgeoning population of middle-class professionals who were drawn here by Charlotte's expansion and growing reputation as an economic center of the New South; and

WHEREAS, the Helms-Bell House is a very good example of a Queen Anne Victorian house with good integrity and in excellent condition. It has an unusual

Ordinance -- Helms-Bell House

recessed balcony, which is attributed to C. C. Hook, one of Charlotte's first professional architects ; and

WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has demonstrated that the property known as Helms-Bell House possesses special significance in terms of its history, architecture, and/or cultural importance; and

WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has jurisdiction over portions of the property known as the Helms-Bell House, because consent for interior design review has been given by the Owner; and

WHEREAS, the property known as the Helms-Bell House is owned by Allen L. Brooks.

NOW, THEREFORE, BE IT ORDAINED by the members of the City Council of Charlotte, North Carolina:

1. That the property known as the "Helms-Bell House" (including the exterior and interior of a portion of the house as shown in exhibit A, and the entire parcel of land listed under Tax Parcel Number 121-068-25 in the Mecklenburg County Tax Office, Charlotte, North Carolina, as of August 15) is hereby designated as a historic landmark pursuant to Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina. The location of said landmark is noted as being situated at 2021 Euclid Avenue in the City of Charlotte, Mecklenburg County, North Carolina. Interior and exterior features are more completely described in the *Survey and Research Report on the Craig House* (June 7, 2000).

2. That said exterior and interior are more specifically defined as the historic and structural fabric, especially including all original interior and exterior architectural features and the original contours of landscaping.

3. That said designated historic landmark may be materially altered, restored, moved or demolished only following issuance of a Certificate of Appropriateness by the Charlotte-Mecklenburg Historic Landmarks Commission. An application for a Certificate of Appropriateness authorizing the demolition of said landmark may not be denied, except if such landmark is judged to be of State-wide significance by duly authorized officials of the North Carolina Division of Archives and History. However, the effective date of such Certificate may be delayed in accordance with Chapter 160A, Article 19, and amendments thereto, and hereinafter adopted.

4. Nothing in this ordinance shall be construed to prevent or delay ordinary maintenance or repair of any architectural feature in or on said landmark that does not involve a change in design, material or outer appearance thereof, nor to prevent or delay the construction, reconstruction, alteration, restoration, demolition or removal of any such feature when a building inspector or similar official certifies to the Commission that such action is required for the public safety because of an unsafe condition. Nothing herein shall be construed to prevent the owner of the historic landmark from making any use of the this historic landmark not prohibited by other statutes, ordinances or regulations. Owners of locally designated historic landmarks are expected to be familiar with and to follow *The Secretary of the Interior's Standards for Rehabilitation and*



Ordinance -- Helms-Bell House

*Guidelines for Rehabilitating Historic Buildings*, the guidelines used by the Charlotte-Mecklenburg Historic Landmarks Commission to evaluate proposed alterations or additions.

5. That a suitable sign may be posted indicating that said property has been designated as a historic landmark and containing any other appropriate information. If the owner consents, the sign may be placed on said historic landmark.

6. That the owner of the historic landmark known as the Helms-Bell House be given notice of this ordinance as required by applicable law and that copies of this ordinance be filed and indexed in the offices of the City Clerk, Building Standards Department, Mecklenburg County Register of Deeds, and the Tax Supervisor, as required by applicable law.

7. That which is designated as a historic landmark shall be subject to Chapter 160A, Article 19, of the General Statutes of North Carolina as amended, and any amendments to it and any amendments hereinafter adopted.

Adopted the 18th day of December, 2000, by the members of the City Council of the City of Charlotte, Mecklenburg County, North Carolina.

Brenda R. Freeze, CMC  
Clerk to City Council

Brenda R. Freeze, CMC  
Approved as to form:

Sara S. Holburness  
Assistant City Attorney

...for the Commission to review proposed alterations to  
...that a suitable sign may be posted indicating that said property has been  
...as a historic landmark and containing any other appropriate information. If  
...the owner consents, the sign may be placed on said historic landmark.  
...The fee owner of the historic landmark known as the [redacted] shall please be  
...given notice of this ordinance as required by applicable law and that copies of this  
...ordinance be filed and indexed in the office of the City Clerk, Building Department  
...Department, Building Department, County Register of Deeds, and the Tax Department as required  
...by applicable law.  
...That which is described as a historic landmark shall be subject to Chapter 180A,  
...Article 18, of the General Statutes of North Carolina as amended, and any ordinance

**CERTIFICATION**

I, Brenda R. Freeze, 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 718-723 .

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 19th day of December, 2000.

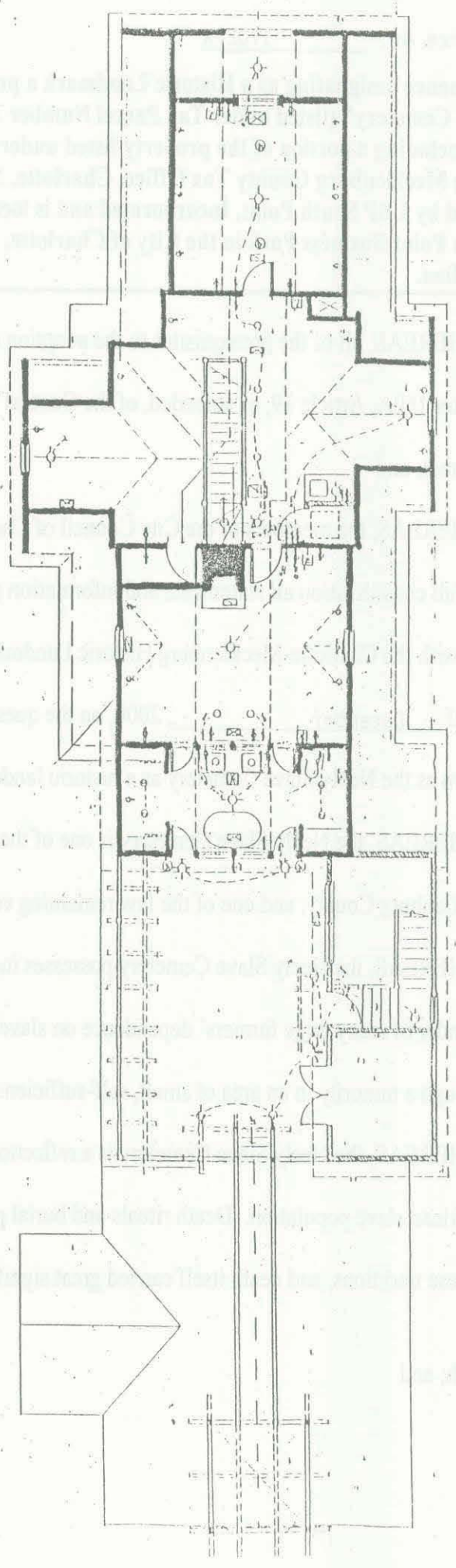
*Brenda R. Freeze, CMC*  
Brenda R. Freeze, CMC, City Clerk



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Fax: 515-281-1111

PERMITS & APPROVALS TO THE PUBLIC  
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CHARLES MC  
24

PROPERTY  
OWNER  
ADDRESS  
CITY  
STATE  
ZIP  
DATE  
SCALE



WESTING HOUSE PLAN

Ordinance – Neely Slave Cemetery

Ordinance No. 1702-X

**Ordinance designating as a Historic Landmark a property known as the “Neely Slave Cemetery” (listed under Tax Parcel Number 203-202-01 as of August 22, 2000 and including a portion of the property listed under Tax Parcel Number 203-202-01 in the Mecklenburg County Tax Office, Charlotte, North Carolina). The property is owned by LBP South Point, Incorporated and is located at South Ridge Drive in South Point Business Park in the City of Charlotte, Mecklenburg County, North Carolina.**

---

WHEREAS, all of the prerequisites to the adoption of this ordinance prescribed in Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina have been met; and

WHEREAS, the members of the City Council of Charlotte, North Carolina, have taken into full consideration all statements and information presented at a joint public hearing held with the Charlotte-Mecklenburg Historic Landmarks Commission on the 18th day of December, 2000, on the question of designating a property known as the Neely Slave Cemetery as a historic landmark; and

WHEREAS, the Neely Slave Cemetery is one of the few known slave cemeteries in Mecklenburg County, and one of the few remaining vestiges of slavery in the county; and

WHEREAS, the Neely Slave Cemetery possesses individual significance as a tangible reminder of many large farmers’ dependence on slave labor from the mid-1700s to 1864; although a minority in an area of small, self-sufficient farms; and

WHEREAS, the Neely Slave Cemetery is a reflection of the traditions of the Afro-American slave population. Death rituals and burial practices formed an important part of these traditions, and death itself carried great significance among slaves throughout the South; and

WHEREAS, the Neely Slave Cemetery is a representative example of slave cemeteries in the area – the periwinkle that covers the site, the use of found rocks to mark the graves, and the arrangement of the graves are all common features of slave cemeteries; and

WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has demonstrated that the property known as the Neely Slave Cemetery possesses special significance in terms of its history, architecture, and/or cultural importance; and

WHEREAS, the owner of the property known as the Neely Slave Cemetery is LBP South Point Inc., Blaustein Boulevard #1400, One North Charles Street, Baltimore, MD 21201.

NOW, THEREFORE, BE IT ORDAINED by the members of the City Council of Charlotte, North Carolina:

1. That the property known as the “Neely Slave Cemetery” (including a portion of the property listed under Tax Parcel Number 203-202-01 in the Mecklenburg County Tax Office, Charlotte, North Carolina, as of August 22, 2000) is hereby designated as a historic landmark pursuant to Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina. The location of said landmark is noted as being situated on South Ridge Road in South Point Business Park in the City of Charlotte, Mecklenburg County, North Carolina. Site features are more completely described in the *Survey and Research Report on the Neely Slave Cemetery* (April 1, 2000).
2. That, for purposes of description only, the location of said property is noted as being situated on a tract of land more specifically described as follows:

Graveyard Tract

Beginning at a point on the common line between Tract "H-2" and Lot 1, said point being located  $S00^{\circ}42'02''E$  268.88' from an existing rebar pin said rebar pin is also the north west corner of Lot 1 as shown on map 32 page 911 as recorded in the Mecklenburg County registry. Running thence from said point and place of Beginning with the common line between Tract "H-2" and Lot 1  $S00^{\circ}42'02''E$  155.00', to a point; thence  $S89^{\circ}17'58''W$  233.50', to a point; thence  $N00^{\circ}42'02''W$  65.00', to a point, said point reference point "A"; thence  $N00^{\circ}42'02''W$  90.00' to a point; thence  $N89^{\circ}17'58''E$  233.50', to a point on the common line between Tract "H-2" and Lot 1 marking the point and place of Beginning containing 0.83 acres more or less.

50' Site Easement

Beginning at a point on the eastern right-of-way of South Ridge Drive said right-of-way being located 30' from the centerline of the road said point being located  $S00^{\circ}13'28''W$  291.83' from an existing rebar pin said rebar pin is also the south west corner of Tract "H-4" as shown on map 32 page 911 as recorded in the Mecklenburg County registry. Running thence from said point and place of Beginning leaving the right-of-way of South Ridge Drive and running  $S89^{\circ}46'32''E$  200.08', to a point on the western line of the Graveyard tract, thence with the western line of the Graveyard tract  $S00^{\circ}42'02''E$  25.00', to a point, said point reference point "A"; thence continuing with the western line of the Graveyard tract  $S00^{\circ}42'02''E$  25.00'', to a point; thence leaving the western line of the Graveyard tract and running  $N89^{\circ}46'32''W$  200.89', to a point on the eastern right-of-way of South Ridge Drive; thence with the eastern right-of-way of South Ridge Drive  $N00^{\circ}13'28''E$  25.00', to a point, said point reference point "B"; thence continuing with the eastern right-of-way of South Ridge Drive  $N00^{\circ}13'28''E$  25.00', to a point marking the point and place of Beginning containing 0.23 acres more or less.

5' Access Easement

Beginning at a point on the eastern right-of-way of South Ridge Drive said right-of-way being located 30' from the centerline of the road said point being located  $S00^{\circ}13'28''W$  311.83' from an existing rebar pin said rebar pin is also the south west corner of Tract "H-4" as shown on map 32 page 911 as recorded in the Mecklenburg County registry. Running thence from said point and place of Beginning leaving the right-of-way of South Ridge Drive and running  $S89^{\circ}46'32''E$  200.41', to a point on the western line of the Graveyard tract; thence with the western line of the Graveyard tract  $N00^{\circ}42'02''W$  5.00', to a point, said point reference point "A"; thence leaving the western line of the Graveyard tract and running  $N89^{\circ}46'32''W$  200.48', to a point on the eastern right-of-way of South Ridge Drive, said point reference point "B", thence with the eastern right-of-way of South

Ridge Drive S00°13'28"W 5.00', to a point on the eastern right-of-way of South Ridge Drive marking the point and place of Beginning containing 0.02 acres more or less.

3. That said designated historic landmark may be materially altered, restored, moved or demolished only following issuance of a Certificate of Appropriateness by the Charlotte-Mecklenburg Historic Landmarks Commission. An application for a Certificate of Appropriateness authorizing the demolition of said landmark may not be denied, except if such landmark is judged to be of State-wide significance by duly authorized officials of the North Carolina Division of Archives and History. However, the effective date of such Certificate may be delayed in accordance with Chapter 160A, Article 19, and amendments thereto, and herein adopted.
4. That a suitable sign may be posted indicating that said property has been designated as a historic landmark and containing any other appropriate information. If the owner consents, the sign may be placed on said historic landmark.
5. That the owners and occupants of the historic landmark known as the Neely Slave Cemetery be given notice of this ordinance as required by applicable law and that copies of this ordinance be filed and indexed in the offices of the City Clerk, Building Standards Department, Mecklenburg County Register of Deeds, and the Tax Supervisor, as required by applicable law.
6. That which is designated as a historic landmark shall be subject to Chapter 160A, Article 19, of the General Statutes of North Carolina, as amended, and any amendments to it and any amendments hereinafter adopted.

Adopted the 18th day of December, 2000, by the  
members of the City Council of the City of Charlotte, Mecklenburg County, North  
Carolina.

Brenda R. Freeze, CMC

Clerk to City Council

Brenda R. Freeze, CMC

Approved as to form:

Rebecca H. Matheuse  
Asst. City Attorney

CERTIFICATION

I, Brenda R. Freeze, 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 724-728.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 19th day of December, 2000.

Brenda R. Freeze, CMC  
Brenda R. Freeze, CMC, City Clerk



Ordinance -- Thies House

Ordinance NO. 1703-X

**Ordinance designating as a Historic Landmark a property known as the "Thies House" (listed under Tax Parcel Number 155-044-06-001 as of August 15, 2000, and including the entire exterior of the house). The property is owned by Frank R. Thies & Thies Mortgage Co. and is located at 600 Ardsley Road in the City of Charlotte, Mecklenburg County, North Carolina.**

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WHEREAS, all of the prerequisites to the adoption of this ordinance prescribed in Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina have been met; and

WHEREAS, the members of the City Council of Charlotte, North Carolina, have taken into full consideration all statements and information presented at a joint public hearing held with the Charlotte-Mecklenburg Historic Landmarks Commission on the 18th day of December, 2000, on the question of designating a property known as the Thies House as a historic landmark; and

WHEREAS, the Thies House, erected in 1898 and renovated in 1918-19, is one of the oldest homes in what is now the prestigious Myers Park neighborhood; and

WHEREAS, the Thies House, situated near the intersection of Providence Road and Ardsley Road, makes a significant contribution to the integrity of the Myers Park townscape; and

WHEREAS, members of the Thies family have made important contributions to the economic, social, and cultural development of Charlotte and its environs; and

WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has demonstrated that the property known as Thies House possesses special significance in terms of its history, architecture, and/or cultural importance; and

WHEREAS, the property known as the Thies House is owned by Frank R. Thies & Thies Realty & Mortgage.

NOW, THEREFORE, BE IT ORDAINED by the members of the City Council of Charlotte, North Carolina:

1. That the property known as the "Thies House" (including the entire exterior of the house listed under Tax Parcel Number 155-044-06-001 in the Mecklenburg County Tax Office, Charlotte, North Carolina, as of August 15, 2000) is hereby designated as a historic landmark pursuant to Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina. The location of said landmark is noted as being situated at 600 Ardsley Road in the City of Charlotte, Mecklenburg County, North Carolina. Exterior features are more completely described in the *Survey and Research Report on the Thies House* (September 1, 1998).

2. That said exterior is more specifically defined as the historic and structural fabric, especially including all original exterior architectural features.

3. That said designated historic landmark may be materially altered, restored, moved or demolished only following issuance of a Certificate of Appropriateness by the Charlotte-Mecklenburg Historic Landmarks Commission. An application for a Certificate of Appropriateness authorizing the demolition of said landmark may not be denied, except if such landmark is judged to be of State-wide significance by duly authorized officials of the North Carolina Division of Archives and History. However,

Ordinance -- Thies House

the effective date of such Certificate may be delayed in accordance with Chapter 160A, Article 19, and amendments thereto, and hereinafter adopted.

4. Nothing in this ordinance shall be construed to prevent or delay ordinary maintenance or repair of any architectural feature in or on said landmark that does not involve a change in design, material or outer appearance thereof, nor to prevent or delay the construction, reconstruction, alteration, restoration, demolition or removal of any such feature when a building inspector or similar official certifies to the Commission that such action is required for the public safety because of an unsafe condition. Nothing herein shall be construed to prevent the owner of the historic landmark from making any use of the this historic landmark not prohibited by other statutes, ordinances or regulations. Owners of locally designated historic landmarks are expected to be familiar with and to follow *The Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings*, the guidelines used by the Charlotte-Mecklenburg Historic Landmarks Commission to evaluate proposed alterations or additions.

5. That a suitable sign may be posted indicating that said property has been designated as a historic landmark and containing any other appropriate information. If the owner consents, the sign may be placed on said historic landmark.

6. That the owners of the historic landmark known as the Thies House be given notice of this ordinance as required by applicable law and that copies of this ordinance be filed and indexed in the offices of the City Clerk, Building Standards Department,

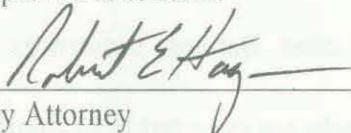
Ordinance -- Thies House

Mecklenburg County Register of Deeds, and the Tax Supervisor, as required by applicable law.

7. That which is designated as a historic landmark shall be subject to Chapter 160A, Article 19, of the General Statutes of North Carolina as amended, and any amendments to it and any amendments hereinafter adopted.

Adopted the 18th day of December, 2000, by the members of the City Council of the City of Charlotte, Mecklenburg County, North Carolina.

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Clerk to City Council  
Deputy Clerk, Nancy S. Gilbert, CMC  
Approved as to form:

  
\_\_\_\_\_  
SR. Ass. City Attorney

**CERTIFICATION**

I, Nancy S. Gilbert, Deputy 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 18th day of December, 2000, the reference having been made in Minute Book 115, and recorded in full in Ordinance Book 50, Page(s) 729-732.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 27th day of December, 2000.

  
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Nancy S. Gilbert, CMC, Deputy City Clerk