

Petition No. 2002-075
Petitioner: Centex Homes

ORDINANCE NO. 2207-Z

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

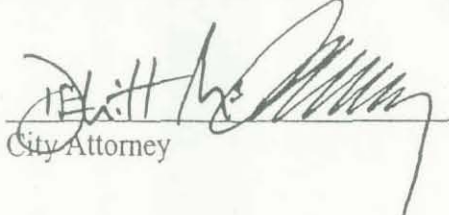
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

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 MX-1.

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.

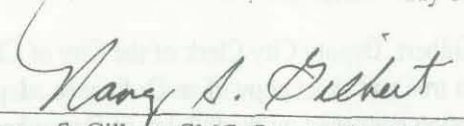
APPROVED AS TO FORM:


City Attorney

CERTIFICATION

I, 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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 954-955.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.


Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: **2002-75**

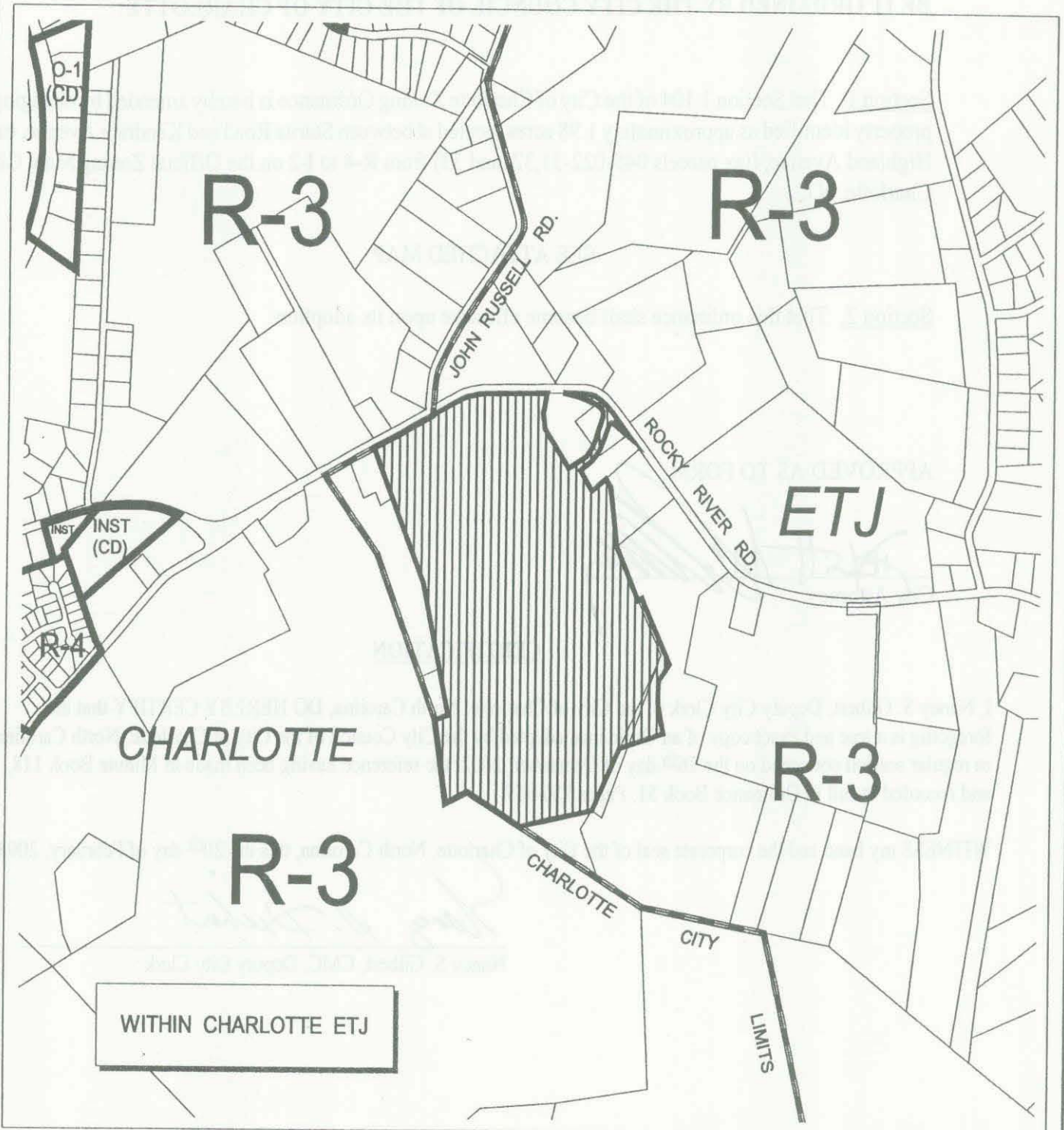
Petitioner: Centex Homes c/o Todd Harrison

Hearing Date: October 23, 2002

Zoning Classification (Existing): R-3

Zoning Classification (Requested): MX-1

Acresage & Location Approximately 101.30 acres located on the south side of Rocky River Road across from John Russell Road



Zoning Map #(s):

76

Map Legend

	ETJ		Floodplain (shp)
	Altrnoise (shp)		County Line
	Watershed		City Limits (arc)
	Historic District		

CITY ZONE CHANGE

Petition No. 2002-123
Petitioner: DLT, LLC

ORDINANCE NO. 2208-Z

ZONING REGULATIONS

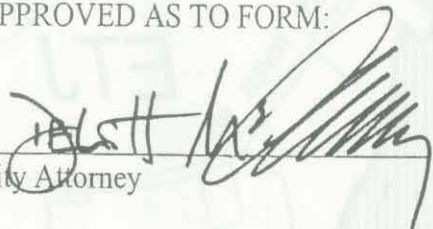
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That Section 1.104 of the City of Charlotte Zoning Ordinance is hereby amended by changing the property identified as approximately 1.98 acres located at between Starita Road and Kendrick Avenue, east of Highland Avenue, (tax parcels 045-022-31,32, and 33) from R-4 to I-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:

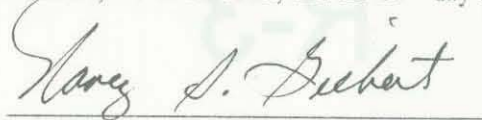


City Attorney

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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 956-957.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.



Nancy S. Gilbert, CMC, Deputy City Clerk



Petition #: 2002-123

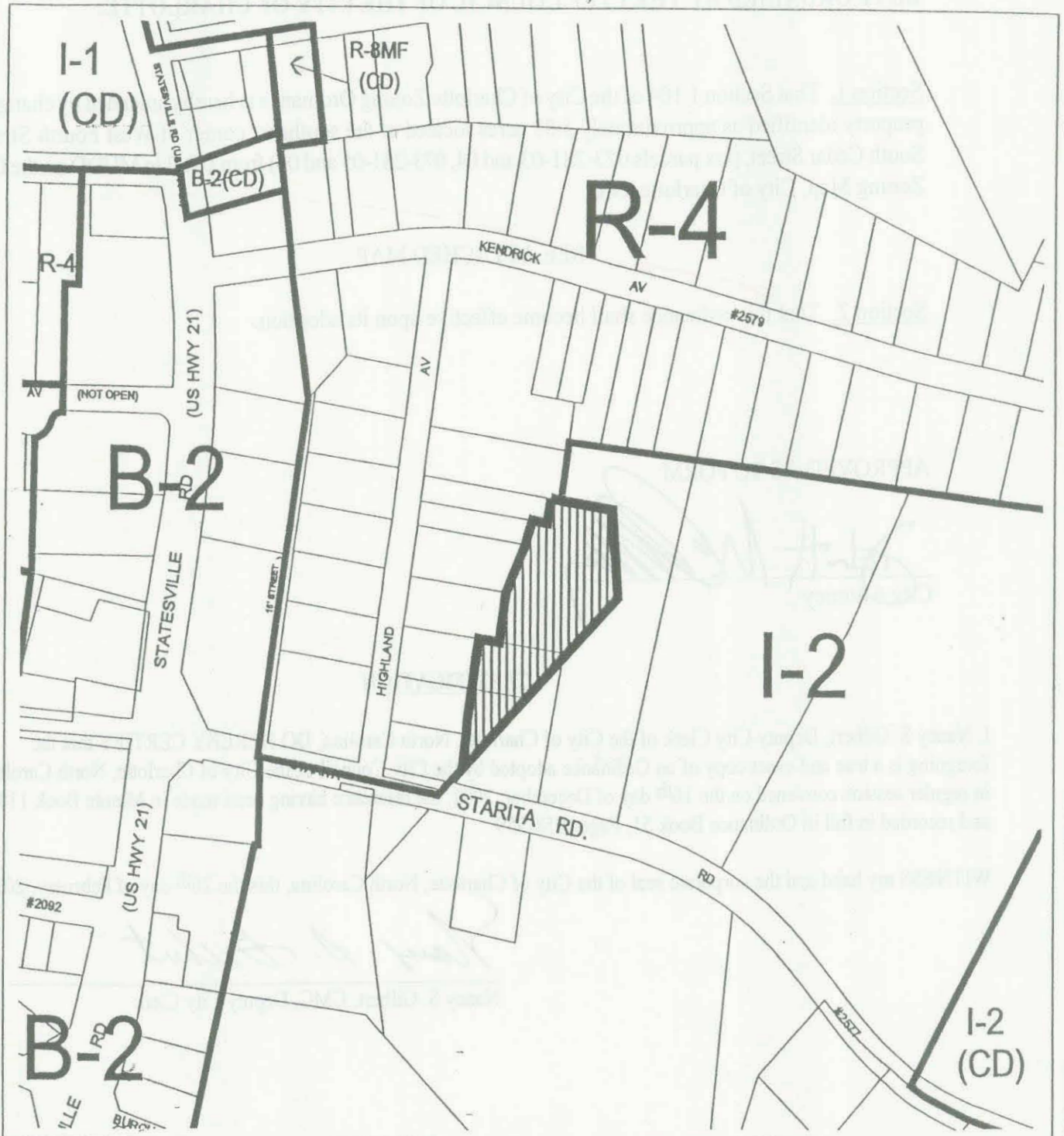
Petitioner: DLT, LLC

Hearing Date: November 18, 2002

Zoning Classification (Existing): R-4

Zoning Classification (Requested): I-2

Acresage & Location Approximately 1.98 acres located between Kendrick Avenue and Starita Road, east of Highland Avenue



Zoning Map #(s);

69

Map Legend

- | | |
|-------------------|----------------|
| ETJ | Floodplain/shp |
| Aesthetic/shp | County Line |
| Watershed | City Limit/shp |
| Historic District | |

CITY ZONE CHANGE

Petition No. 2002-124
Petitioner: City of Charlotte

ORDINANCE NO. 2209-Z

ZONING REGULATIONS

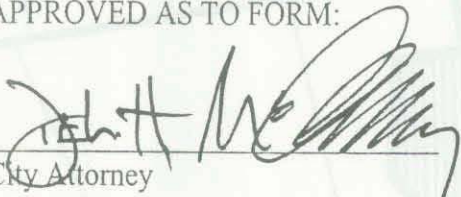
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That Section 1.104 of the City of Charlotte Zoning Ordinance is hereby amended by changing the property identified as approximately 5.83 acres located at the southeast corner of West Fourth Street and South Cedar Street, (tax parcels 073-281-03 and 04, 073-281-05 and 06) from UR-3 to MUDD on the Official Zoning Map, City of Charlotte, N.C.

SEE ATTACHED MAP

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

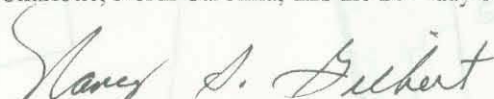
APPROVED AS TO FORM:


City Attorney

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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 958-959.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.


Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: 2002-124

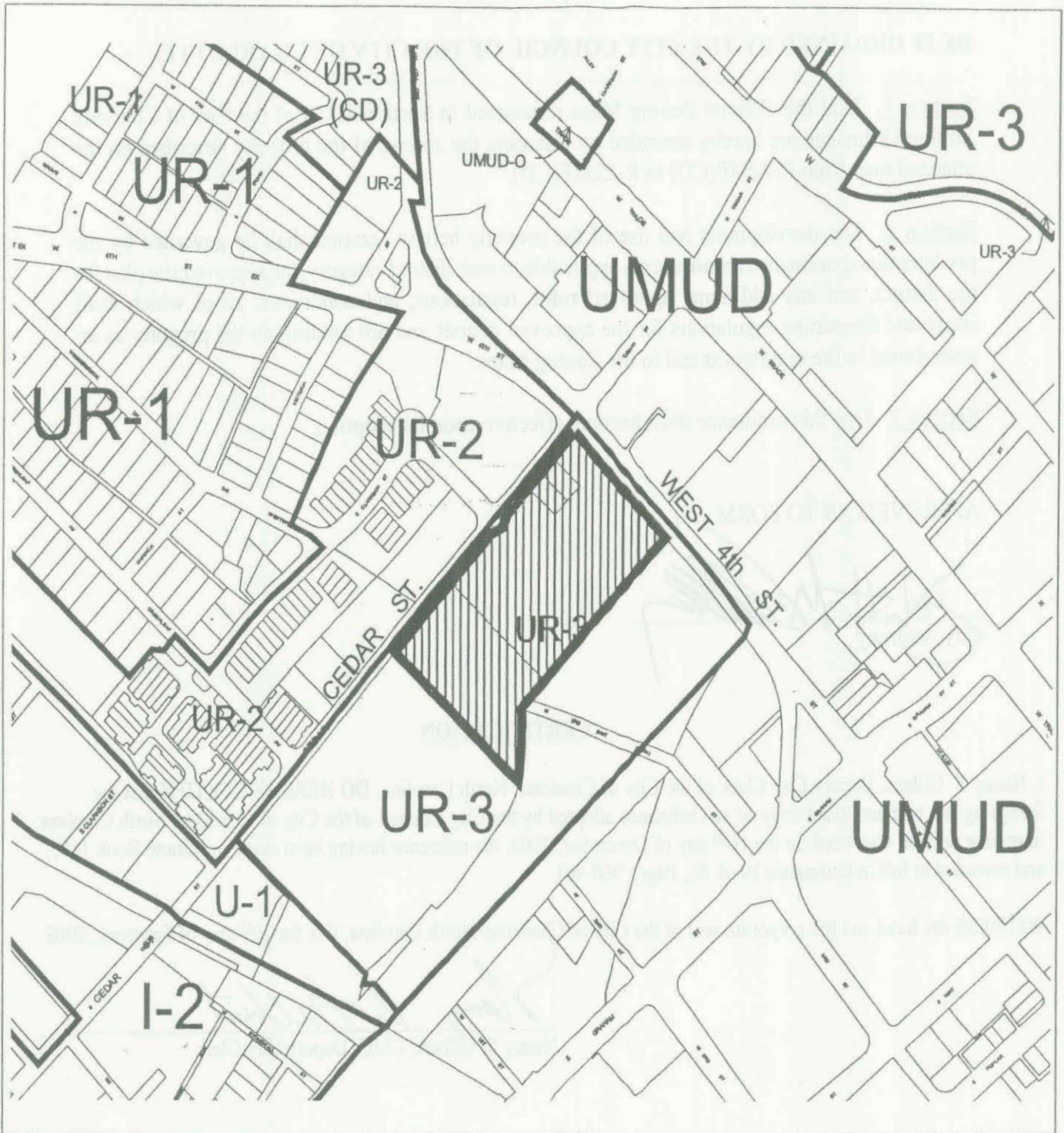
Petitioner: City of Charlotte

Hearing Date: November 18, 2002

Zoning Classification (Existing): UR-3

Zoning Classification (Requested): MUDD

Acresage & Location Approximately 5.83 located at the southeast corner of West Fourth Street and South Cedar Street



Zoning Map #(s);

102

Map Legend

- | | |
|---|--|
|  ETU |  Floodplain.shp |
|  Airnoise.shp |  County Line |
|  Watershed |  City Limits(arc) |
|  Historic District | |

Petition No. 2002-125
Petitioner: Mulvaney Group LTD.

ORDINANCE NO. 2210-Z

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

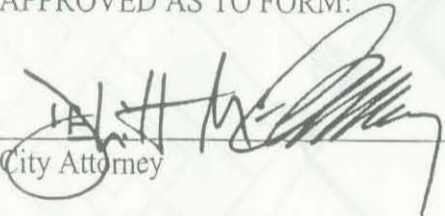
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

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-22MF(CD) to R-22MF(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

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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 960-961.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.



Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: 2002-125

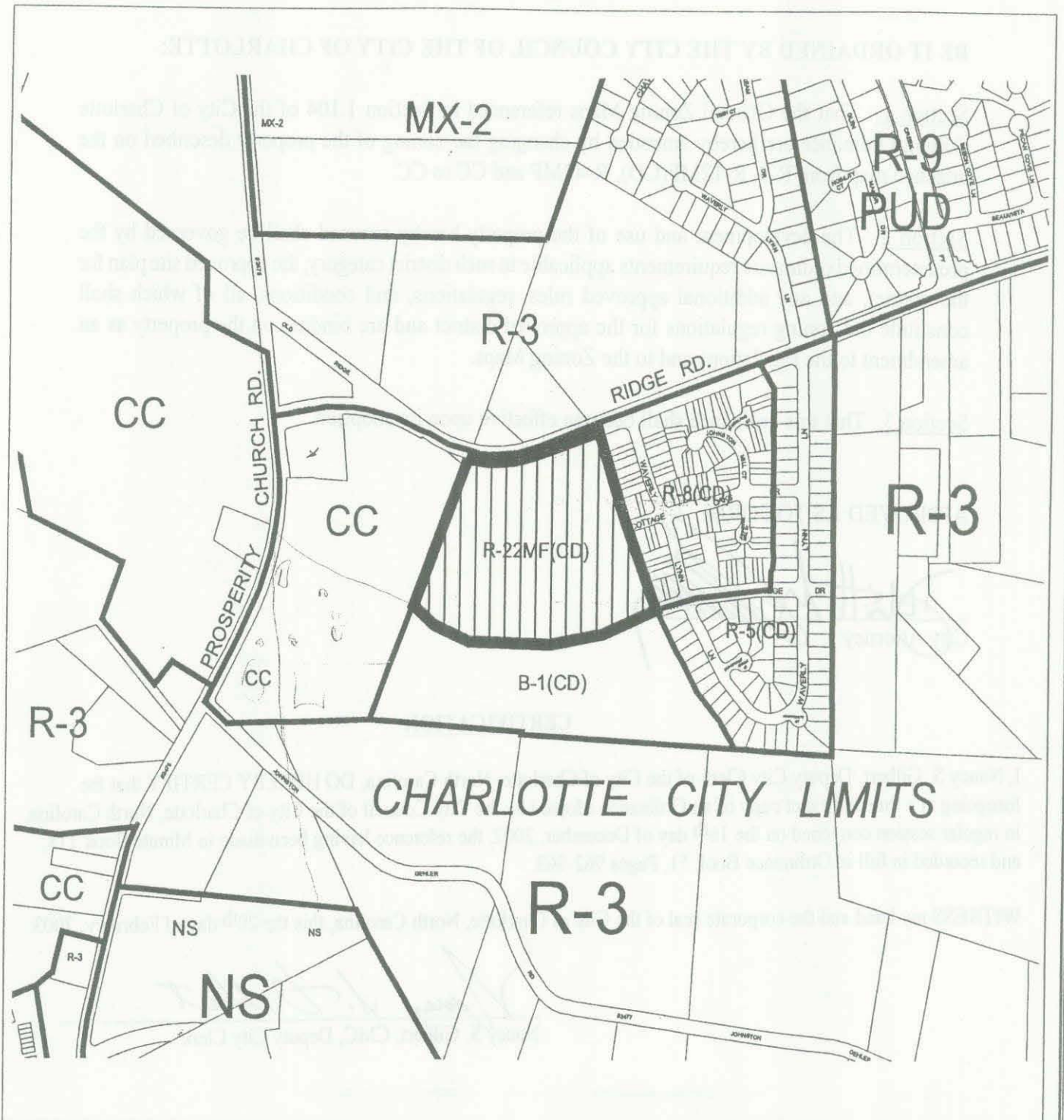
Petitioner: The Mulvaney Group, LTD.

Hearing Date: November 18, 2002

Zoning Classification (Existing): R-22MF(CD)

Zoning Classification (Requested): R-22MF(CD) S.P.A.

Acresage & Location Approximately 16.82 acres located on the south side of Ridge Road, west of Prosperity Church Road



Zoning Map #(s); 39

Map Legend

	ETJ		Floodplain.shp
	Almske.shp		County Line
	Watershed		City Limits(arc)
	Historic District		

Petition No. 2002-127
Petitioner: Pinnacle Properties, LLC

ORDINANCE NO. 2211-Z

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

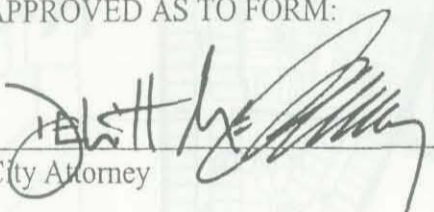
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

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, R-12MF(CD), R-43MF and CC to CC.

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.

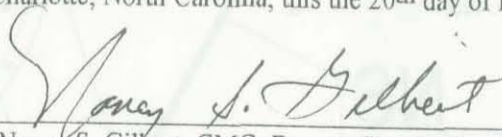
APPROVED AS TO FORM:


City Attorney

CERTIFICATION

I, 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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 962-963.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.


Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: **2002-127**

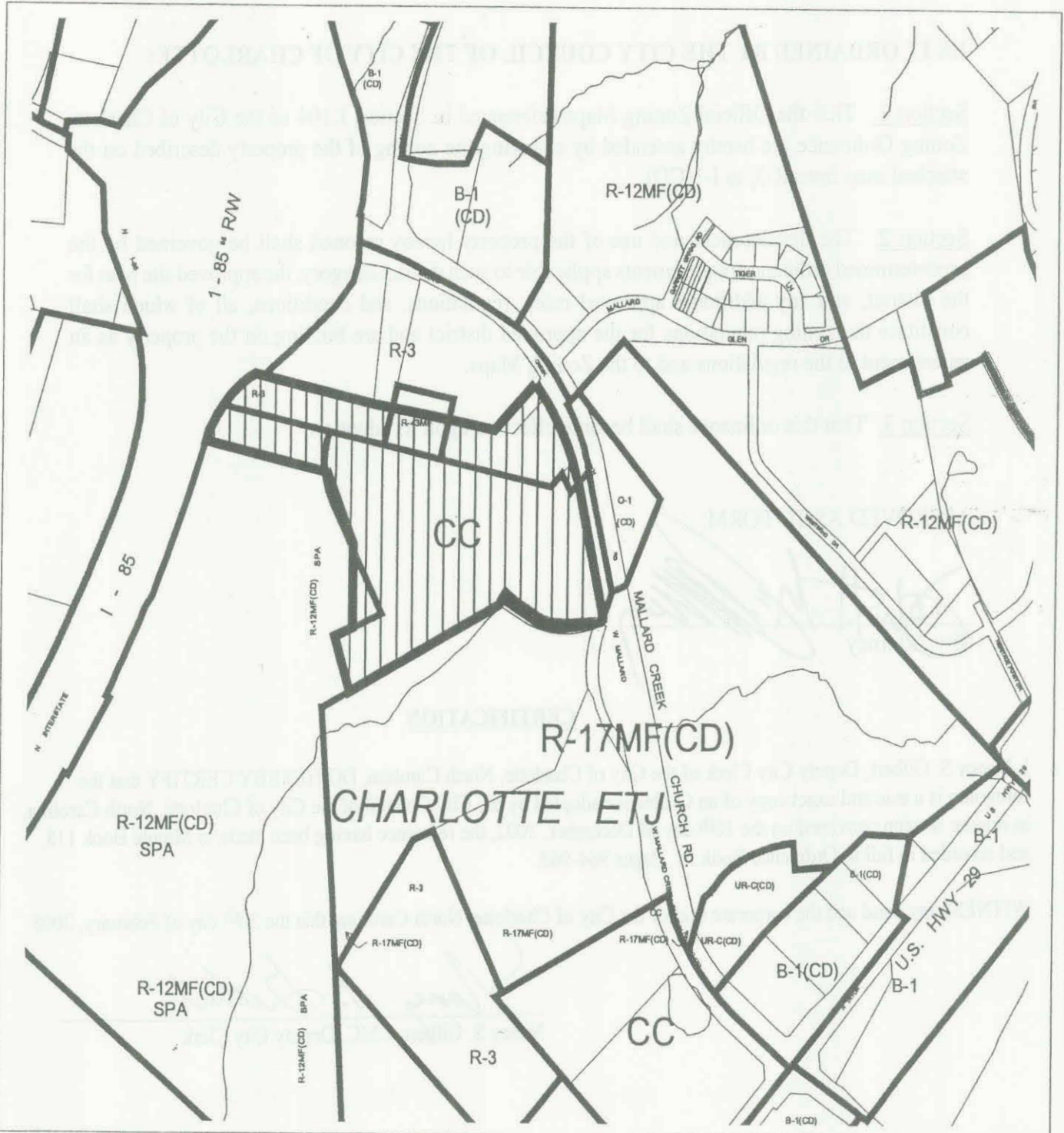
Petitioner: Pinnacle Properties, LLC

Hearing Date: November 18, 2002

Zoning Classification (Existing): R-3, R-12MF(CD), R-43MF, CC

Zoning Classification (Requested): CC and CC Site Plan Amendment

Acreeage & Location Approximately 33 acres located between Interstate 85 (I-85) and Mallard Creek Church Road, north of North Tryon Street (U.S. Hwy 29)



Zoning Map #(s); **53,54**

Map Legend

	ETJ		Floodplain.shp
	Almsobe.shp		County Line
	Watershed		City Limits(arc)
	Historic District		

Petition No. 2002-131
Petitioner: CK Development # 2, LLC

ORDINANCE NO. 2212-Z

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

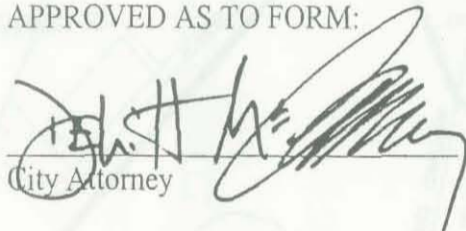
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

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 I-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.

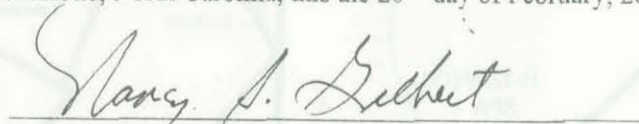
APPROVED AS TO FORM:


City Attorney

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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 964-965.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.


Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: 2002-131

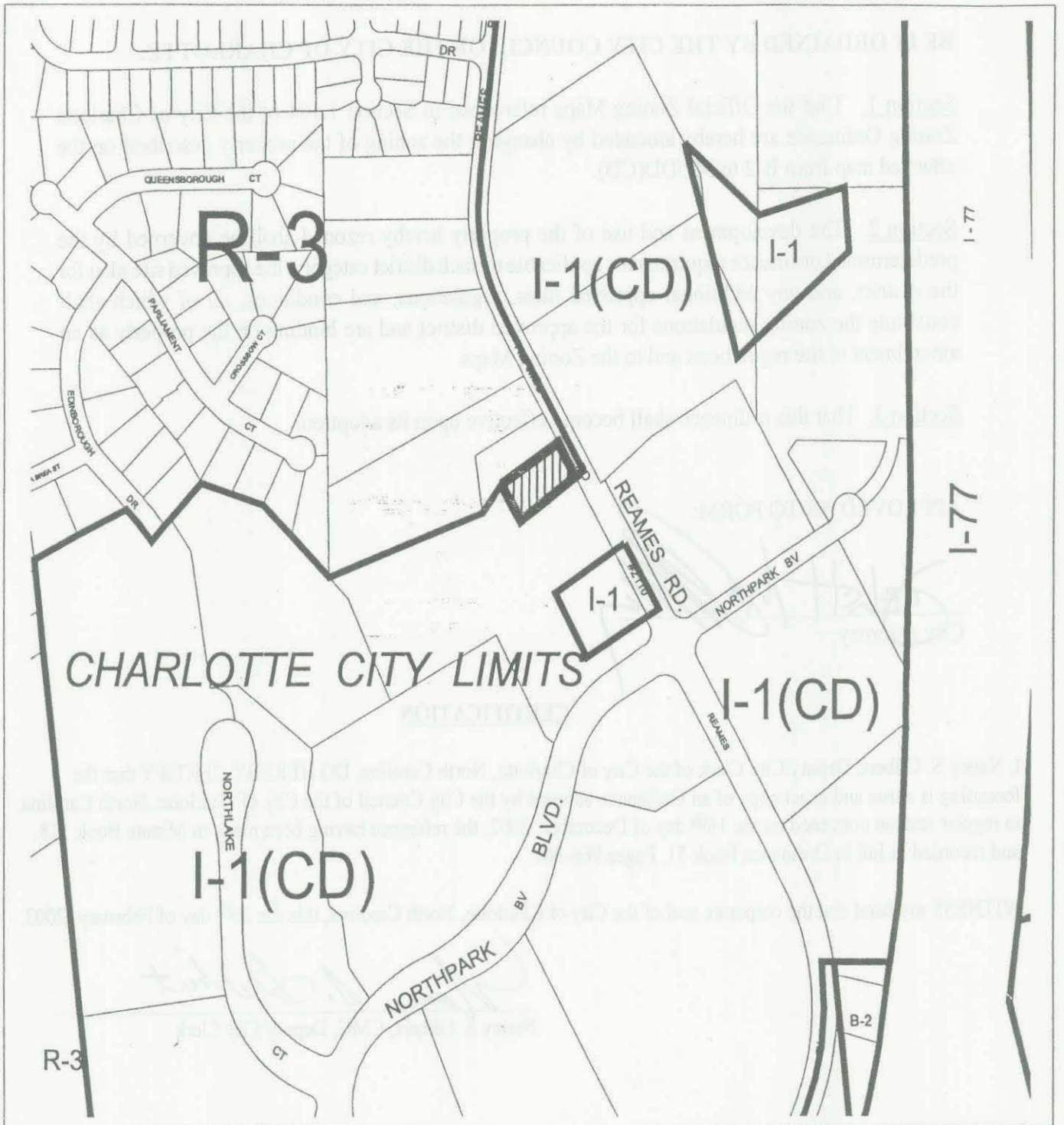
Petitioner: Childress Klein Properties

Hearing Date: November 18, 2002

Zoning Classification (Existing): R-3

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

Acreage & Location Approximately 0.543 acres located on the west side of Reames Road, north of Northpark Boulevard



Zoning Map #(s);

60

Map Legend

	EU		Floodplain.shp
	Almslee.shp		County Line
	Watershed		City Limits(arc)
	Historic District		

Petition No. 2002-132
Petitioner: Richard Fuqua

ORDINANCE NO. 2213-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-2 to MUDD(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

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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 966-967.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.



Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: 2002-132

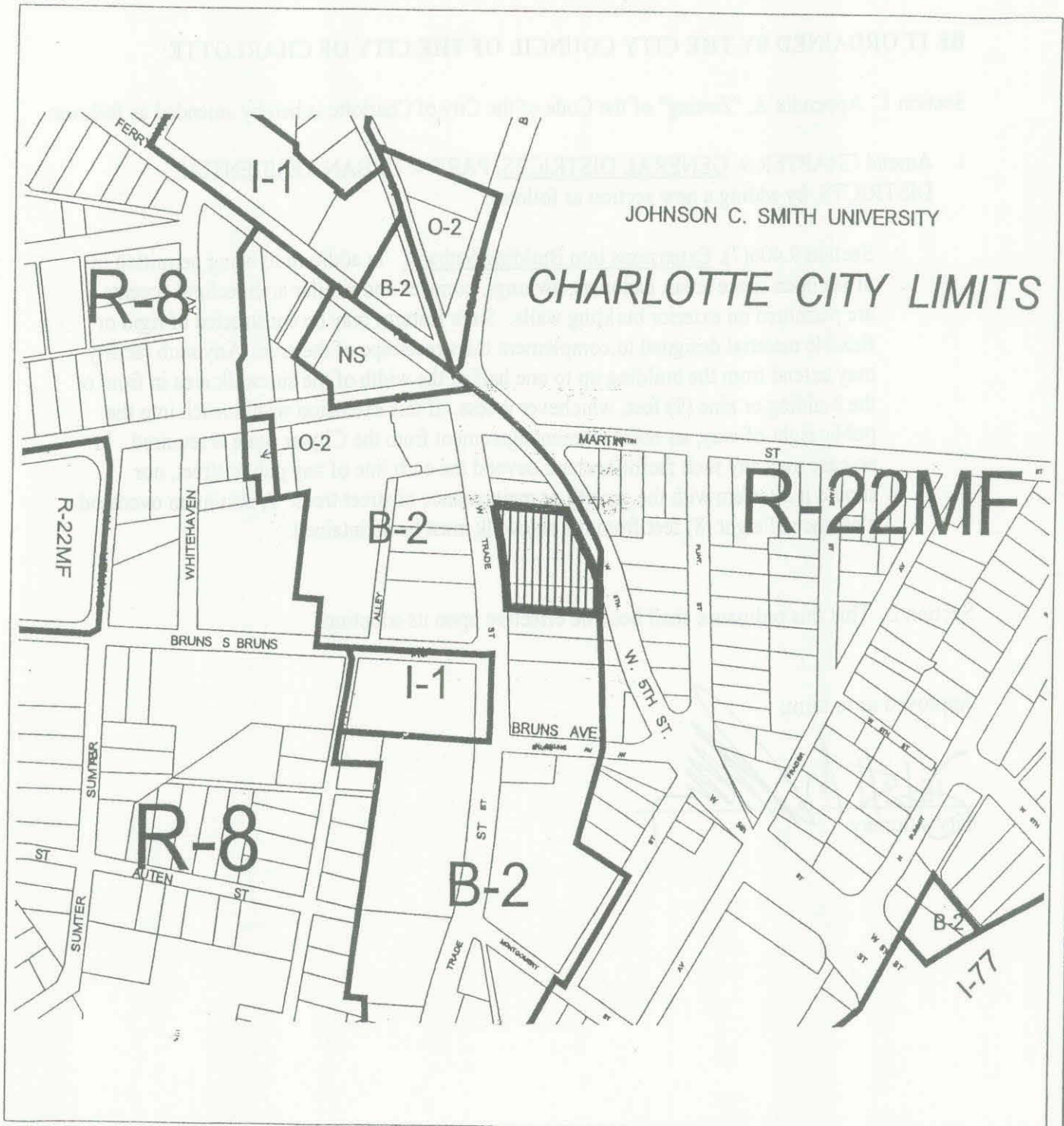
Petitioner: Richard C. Fuqua

Hearing Date: November 18, 2002

Zoning Classification (Existing): B-2

Zoning Classification (Requested): MUDD(CD)

Acreage & Location Approximately 0.90 acres located between West Trade Street and West 5th Street, north of Bruns Avenue.



Zoning Map #(s); 88

Map Legend

	ETJ		Floodplain
	Airmobile		County Line
	Watershed		City Limits
	Historic District		

Petition #: 2002-135
Petitioner: The Boulevard at Graham Street, LLC

ORDINANCE NO. 2214-Z AN ORDINANCE AMENDING APPENDIX A
OF THE CITY CODE -ZONING ORDINANCE

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

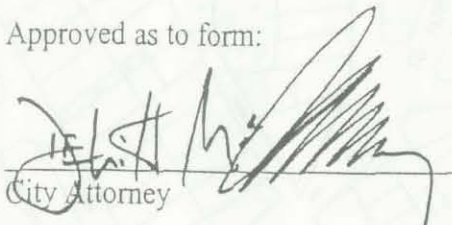
Section 1. Appendix A, "Zoning" of the Code of the City of Charlotte is hereby amended as follows:

1. Amend CHAPTER 9: GENERAL DISTRICTS, PART 4: URBAN RESIDENTIAL DISTRICTS, by adding a new section as follows:

Section 9.406(7). Extensions into Building Setback. In addition to being permitted in urban open space areas, canopies, awnings, cornices and similar architectural accents are permitted on exterior building walls. Such features may be constructed of rigid or flexible material designed to complement the streetscape of the area. Any such facility may extend from the building up to one half of the width of the sidewalk area in front of the building or nine (9) feet, whichever is less. If this extension would reach into the public right-of-way, an encroachment agreement from the City or State is required. In no case may any such facility extend beyond the curb line of any public street, nor should it interfere with the growth or maintenance of street trees. A minimum overhead clearance of eight (8) feet from the sidewalk must be maintained.

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

Approved as to form:

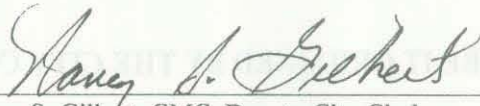

City Attorney

December 16, 2002
Ordinance Book 51, Page 969

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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 968-969.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 26th day of February, 2003.



Nancy S. Gilbert, CMC, Deputy City Clerk

Petition No. 2002-136
Petitioner: Corinthian International, Inc.

ORDINANCE NO. 2215-Z

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

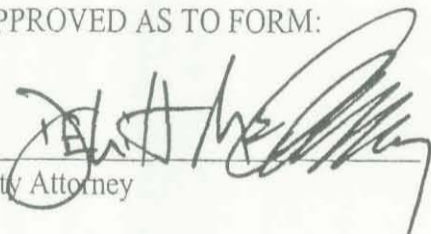
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

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-15PUD 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:

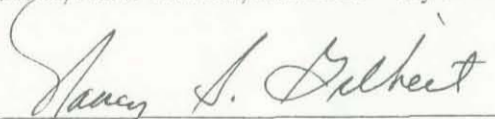


City Attorney

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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 970-971.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.



Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: **2002-136**

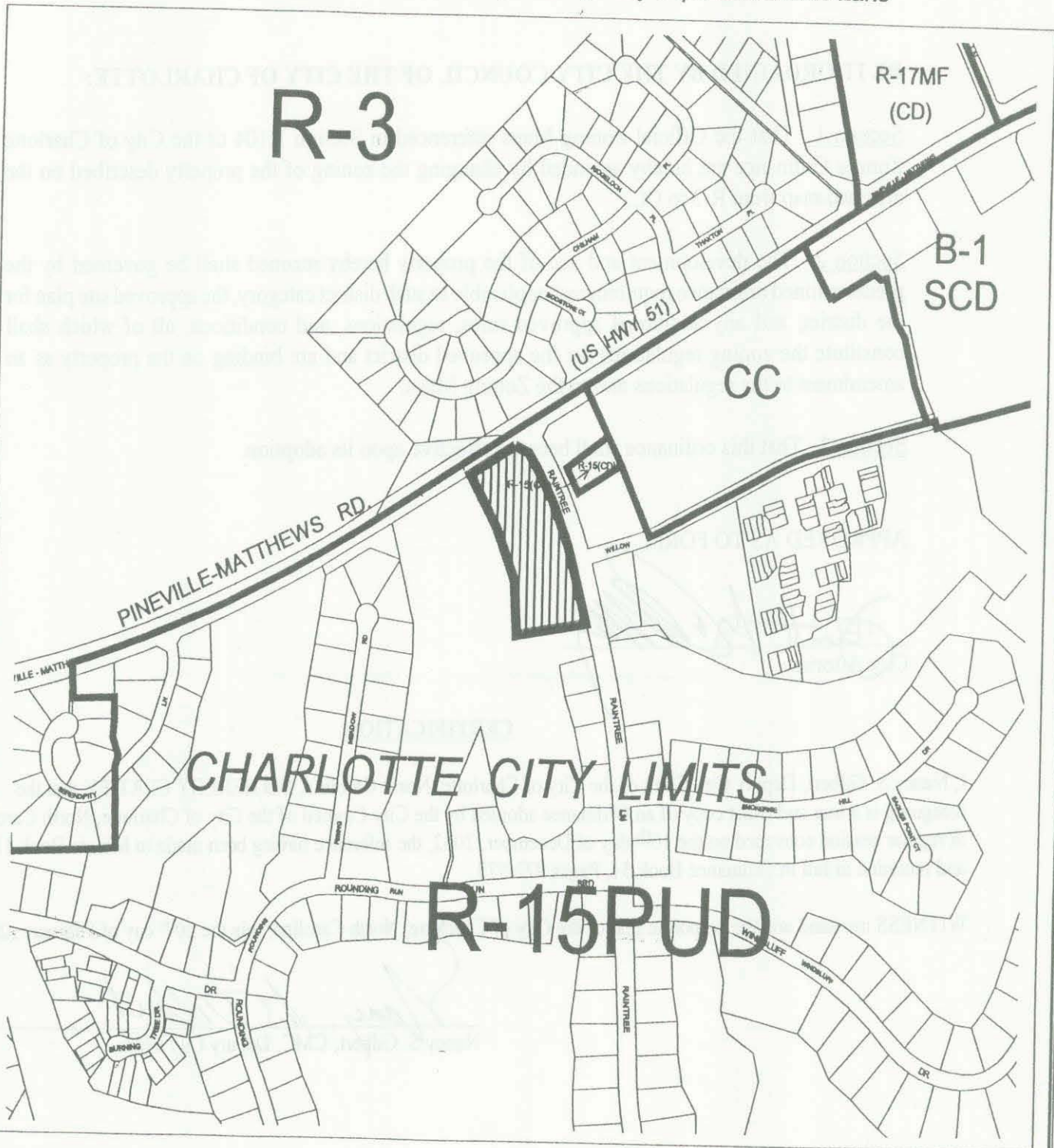
Petitioner: Corinthian International, Inc./Corinthian Properties

Hearing Date: November 18, 2002

Zoning Classification (Existing): R-15 PUD

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

Acresage & Location Approximately 4.35 acres located at the southwest corner of Pineville-Matthews Road(U.S. Highway 51) and Raintree Lane



Zoning Map #(s); **166**

Map Legend

ETJ	Floodplain.shp
Airmoeshp	County Line
Watershed	City Limits(arc)
Historic District	

Petition No. 2002-103
Petitioner: APS Investments, LLC

ORDINANCE NO. 2216-Z

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

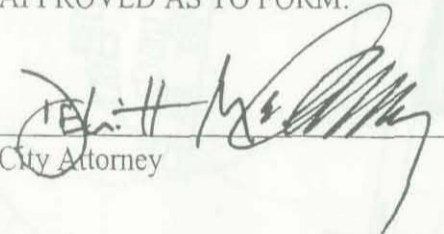
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

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 CC.

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.

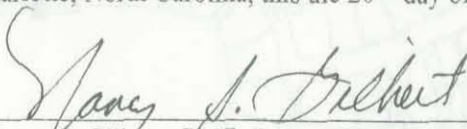
APPROVED AS TO FORM:


City Attorney

CERTIFICATION

I, 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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 972-973.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.


Nancy S. Gilbert, CMC, Deputy City Clerk

December 16, 2002
Ordinance Book 51, Page 973

Petition #: **2002-103**

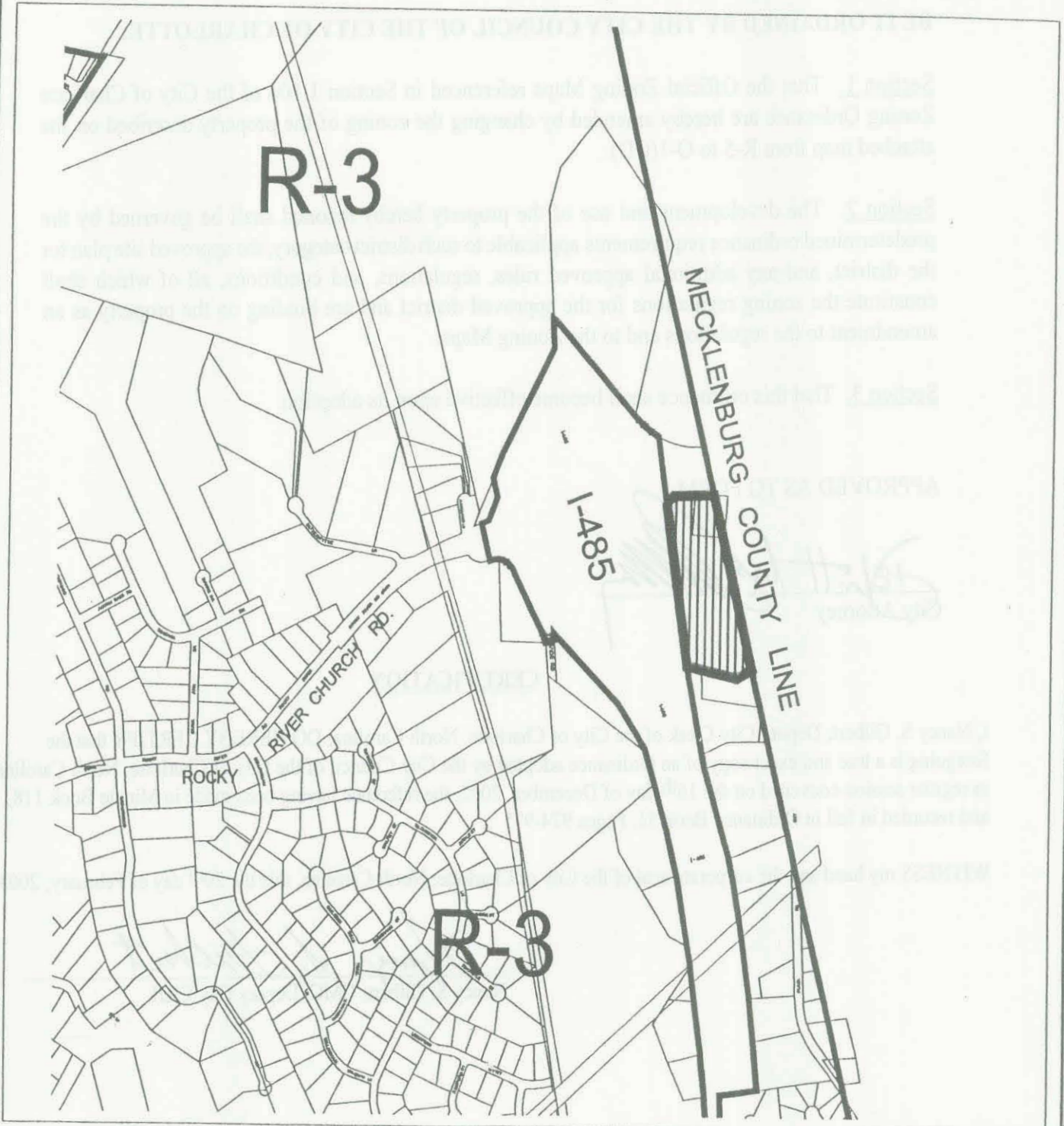
Petitioner: APS Investments, LLC

Hearing Date: September 17, 2002

Zoning Classification (Existing): R-3

Zoning Classification (Requested): CC

Acreage & Location Approximately 9.6 acres located on the southeast corner of Interstate 485 and Rocky River Road bounded by the Mecklenburg County Line to the east



Zoning Map #(s); **73**

Map Legend

	ECU		Floodplain.shp
	Almsike.shp		County Line
	Watershed		City Limits(arc)
	Historic District		

Petition No. 2002-093
Petitioner: Richard Vinroot

ORDINANCE NO. 2217-Z

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

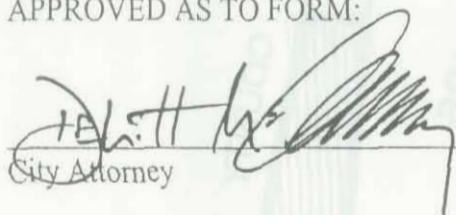
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

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 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.

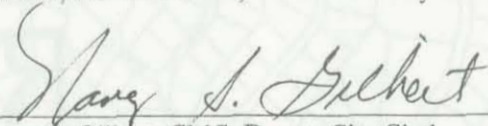
APPROVED AS TO FORM:


City Attorney

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 16th day of December, 2002, the reference having been made in Minute Book 118, and recorded in full in Ordinance Book 51, Pages 974-975.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of February, 2003.


Nancy S. Gilbert, CMC, Deputy City Clerk

Petition #: **2002-93**

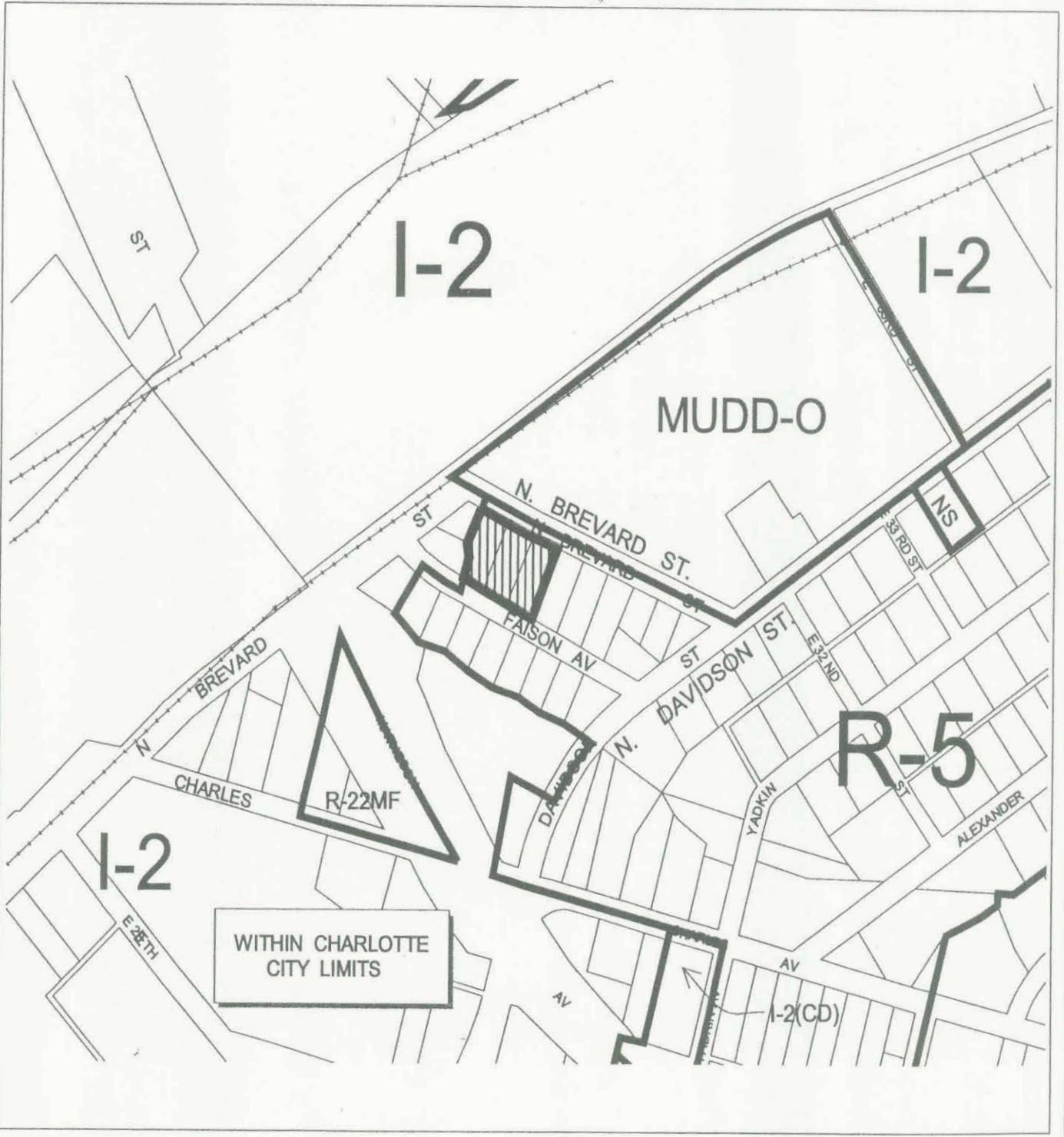
Petitioner: Richard Vinroot

Hearing Date: December, 16 2002

Zoning Classification (Existing): R-5

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

Acresage & Location: Approximately 0.52 acres located between North Brevard Street and Faison Avenue, north of North Davidson Street



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

Map Legend

ETJ	Floodplain LHP
Airphoto LHP	County Line
Watershed	City Limits (arc)
Historic District	