Petition No.: 2021-093
Petitioner: Steele Creek (1997), LLC

ORDINANCE NO. 255-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 property identified by tax parcel numbers 20109108 and 20109115, and further identified on the attached map from R-3 (single-family residential), MUDD (CD) (mixed-use development district, conditional), I-1 (CD) (light industrial, conditional) to O-2 (CD) (office, conditional), MUDD-O (mixed-use development district - optional), UR-2 (CD) (urban residential, conditional) with five-years vested rights.

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

March 21, 2022
Ordinance Book 64, Page 609

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 609-610.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

Stephanie C. Kelly, City Clerk, MMC, NCCMC
Current Zoning: R-3 (Single Family Residential), MUDD(CD) (Mixed Use Development District, Conditional), I-1(CD) (Light Industrial, Conditional)

Requested Zoning: UR-2(CD) (Urban Residential, Conditional), O-2(CD) (Office, Conditional), MUDD-O (Mixed Use Development District, Optional)

Approximately 184.90 acres

Location of Requested Rezoning

2021-093: Steele Creek (1997), LLC

Petition
- 2021-093
- Charlotte City Limits: Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain
- Airport Noise Overlay
- Lower Lake Wylie - Critical Area
- Lower Lake Wylie - Protected Area

City Council District
- 3-Victoria Watlington

Existing Zoning & Rezoning Request

- Requested MUDD-O from R-3
- Requested O-2(CD) from R-3
- Requested UR-2(CD) from I-1(CD)
- Requested UR-2(CD) from MUDD(CD)
- Requested UR-2(CD) from R-3

Zoning Classification
- Single Family
- Multi-Family
- Mixed Residential
- Office
- Business
- Commercial Center
- Light Industrial
- General Industrial
- Mixed Use

Map Created 8/10/2021
Petition No.: 2021-111
Petitioner: Regal Oaks Investments, LLC

ORDINANCE NO. 256-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 property identified by tax parcel numbers 10326102 and 10326103, and further identified on the attached map from B-2 (CD) (neighborhood business, conditional) and B-2 (CD) (general business, conditional) to R-22 MF (CD) (multi-family residential, conditional).

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

March 21, 2022
Ordinance Book 64, Page 611

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 611-612.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

Stephanie C. Kelly, City Clerk, MMC, NCCMC
**2021-111: Regal Oaks Investments, LLC**

**Current Zoning**  B-1(CD) (Neighborhood Business, Conditional), B-2(CD) (General Business, Conditional)

**Requested Zoning**  R-17MF(CD) (Multi-Family Residential, Conditional)

Approximately 6.53 acres

**Location of Requested Rezoning**

---

**Existing Zoning & Rezoning Request**

- Requested R-17MF(CD) from B-1(CD)
- Requested R-17MF(CD) from B-2(CD)

**Zoning Classification**

- Multi-Family
- Office
- Business
- Business-Distribution

---

**Rezoning Map**

- 2021-111
- Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain
- City Council District
- 5-Matt Newton

---

**City Council District**

5-Matt Newton

**Location**

Charlotte

**Scale**

1:1,100,000

**Map Created**

8/19/2021

**Requested R-17MF(CD)**

- from B-1(CD)
- from B-2(CD)

**Approximately 6.53 acres**

**Charlotte**

**Requested R-17MF(CD)**

- from B-1(CD)
- from B-2(CD)

**Requested R-17MF(CD)**

- from B-1(CD)
- from B-2(CD)

---

**Ordinance No. 256-Z**

March 21, 2022

Ordinance Book 64, Page 612

---
Ordinance No.: 2021-146
Petitioner: Kinger Homes, LLC

ORDINANCE NO. 257-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 property identified by tax parcel number 02936111, and further identified on the attached map from R-3 (single-family residential) to R-12 MF (CD) (multi-family residential, conditional).

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

March 21, 2022
Ordinance Book 64, Page 613

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 613-614.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

______________________________
Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-146: Kinger Homes, LLC

Current Zoning  R-3 (Single Family Residential)
Requested Zoning  R-12MF(CD) (Multi-Family Residential, Conditional)

Approximately 3.701 acres

Location of Requested Rezoning

City Council District  4-Renee Perkins-Johnson

Requested R-12MF(CD) from R-3

Zoning Classification

- Single Family
- Multi-Family
- Urban Residential
- Mixed Residential
- Research
- Office
- Business

Map Created 10/1/2021

March 21, 2022
Ordinance Book 64, Page 614
Ordinance No. 257-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 property identified by tax parcel numbers 14325102 and 14325107, and further identified on the attached map from I-1 (CD) (light industrial, conditional) to UR-2 (CD) (urban residential).

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:

[Signature]
City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 615-616.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

[Signature]
Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-154: Matt Gallaghah

Current Zoning  I-1(CD) (Light Industrial, Conditional)
Requested Zoning  UR-2(CD) (Urban Residential, Conditional)

Approximately 9.3 acres

Location of Requested Rezoning

Requested UR-2(CD) from I-1(CD)

Zoning Classification
- Single Family
- Urban Residential
- Office
- Light Industrial
- General Industrial
- Mixed Use

Map Created 10/27/2021
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 property identified by tax parcel number 08910504 and 08901505, and further identified on the attached map from R-4 (single-family residential) to UR-2 (CD) (urban residential, conditional).

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

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

APPROVED AS TO FORM:

City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 617-618.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-156: Elite Team Realty & Property Management Inc.

Current Zoning  R-4 (Single Family Residential)
Requested Zoning  UR-2(CD) (Urban Residential, Conditional)

Approximately 2.0 acres

Location of Requested Rezoning

Existing Zoning & Rezoning Request

Requested UR-2(CD) from R-4

Zoning Classification

- Single Family
- Multi-Family
- Urban Residential
- Office
- Business

Map Created 10/27/2021

March 21, 2022
Ordinance Book 64, Page 618
Ordinance No. 259-Z
Petition No.: 2021-158
Petitioner: Trevi Partners, LLC

ORDINANCE NO. 260-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 property identified by tax parcel numbers listed below, and further identified on the attached map from CC SPA (commercial center, site plan amendment) and UR-C (CD) SPA (urban residential-commercial, conditional, site plan amendment) to CC SPA (commercial center, site plan amendment) and UR-C (CD) SPA (urban residential-commercial, conditional, site plan amendment), with 5-year vested rights).

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

Parcels included in Rezoning Petition 2021-158

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CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 619-620.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-158: Trevi Partners, LLC

**Current Zoning**  CC SPA (Community Center, Site Plan Amendment), UR-C(CD) (Urban Residential-Commercial, Conditional) with 5 Year Vested Rights

**Requested Zoning**  CC SPA (Community Center, Site Plan Amendment), UR-C(CD) SPA (Urban Residential-Commercial, Conditional, Site Plan Amendment)

Approximately 45.31 acres

**Location of Requested Rezoning**

**Existing Zoning & Rezoning Request**

**Zoning Classification**
- Single Family
- Multi-Family
- Urban Residential
- Mixed Residential
- Business
- Commercial Center
ORDINANCE NO. 261-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 property identified by tax parcel numbers listed below, and further identified on the attached map from I-2 (general industrial) to MUDD-O (mixed-use development – optional).

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

Parcels included in Rezoning Petition 2021-172

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CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 621-622.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

Stephanie C. Kelly, City Clerk, MMC, NCCMC
Rezoning Map

Current Zoning  I-2 (General Industrial)
Requested Zoning  MUDD-O (Mixed Use Development District, Optional)

Approximately 10.79 acres

Location of Requested Rezoning

Existing Zoning & Rezoning Request

Requested MUDD-O from I-2

Zoning Classification
- Single Family
- Urban Residential
- Office
- Business
- Light Industrial
- General Industrial
- Mixed Use
Petition No.: 2021-174
Petitioner: Blu South, LLC

ORDINANCE NO. 262-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 property identified by tax parcel numbers listed below, and further identified on the attached map from B-2 (CD) (general business, conditional), R-12 MF (multi-family residential), and R-4 (single-family residential) to UR-C (CD) (urban residential, commercial, conditional) and UR-2 (CD) (urban residential, conditional).

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

Parcels included in Rezoning Petition 2021-174

| 20511225 | 20511224 | 20511201 | 20511699 |

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 623-624.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

______________________________
Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-174: Blu South LLC

Current Zoning  B-2(CD) (General Business, Conditional), R-12MF (Multi-Family), R-4 (Single Family Residential)

Requested Zoning  UR-C(CD) (Urban Residential, Commercial, Conditional), UR-2(CD) (Urban Residential, Conditional)

Approximately 36.06 acres

Location of Requested Rezoning

Existing Zoning & Rezoning Request

Zoning Classification

- Single Family
- Multi-Family
- Business
- Light Industrial
- General Industrial
- Transit-Oriented

Map Created 3/3/2022

Rezoning Map

Charlotte

2021-174
Inside City Limits
Parcel
LYNX Blue Line Station
LYNX Blue Line
Railway
Streams
FEMA Flood Plain

City Council District

3-Victoria Watlington

March 21, 2022
Ordinance Book 64, Page 624
Ordinance No.262-Z
 ordinance no. 263-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 property identified by tax parcel numbers listed below, and further identified on the attached map from r-3 (single-family residential) to r-12 mf (cd) (multi-family residential, conditional).

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

section 3. that this ordinance shall become effective upon its adoption.

approved as to form:

[Signature]

City Attorney

Parcels included in Rezoning Petition 2021-175

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</table>

certification

i, stephanie c. kelly, city clerk of the city of charlotte, north carolina, do hereby certify that the foregoing is a true and exact copy of an ordinance adopted by the city council of the city of charlotte, north carolina, in regular session convened on the 21st day of march 2022, the reference having been made in minute book 155, and recorded in full in ordinance book 64, page(s) 625-626.

witness my hand and the corporate seal of the city of charlotte, north carolina, this 21st day of march 2022.

[Seal]

stephanie c. kelly, city clerk, mmc, nccmc
**2021-175: Green Street Land Co. LLC**

**Current Zoning**  R-3 (Single Family Residential)

**Requested Zoning**  R-12MF(CD) (Multi-Family Residential, Conditional)

Approximately 26.84 acres

**Location of Requested Rezoning**

---

**Existing Zoning & Rezoning Request**

**Zoning Classification**

- **Requested R-3 from R-12MF(CD)**
- **Single Family**
- **Multi-Family**
- **Office**
- **Business**

**Adjacent City Council District**

- **5-Matt Newton**

---

**Rezoning Map**

- **2021-175**
- **Outside City Limits**
- **Parcel**
- **Streams**
- **FEMA Flood Plain**

---

**Map Created 10/27/2021**

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**March 21, 2022**

**Ordinance Book 64, Page 626**

**Ordinance No. 263-Z**
ORDINANCE NO. 264-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 property identified by tax parcel numbers listed below, and further identified on the attached map from R-22 MF (CD) (multi-family residential, conditional) and I-1 (light industrial) to R-22 MF (CD) (multi-family residential, conditional) and R-22 MF (CD) SPA (multi-family residential, conditional, site plan amendment).

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

Parcels included in Rezoning Petition 2021-178

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CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 627-628.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

Stephanie C. Kelly, City Clerk, MMC, NCCMC
**Current Zoning**  R-22MF(CD) (Multi-Family, Conditional), I-1 (Light Industrial)

**Requested Zoning**  R-22MF(CD) (Multi-Family Residential, Conditional)

Approximately 15.97 acres

**Location of Requested Rezoning**

---

**Existing Zoning & Rezoning Request**

- **Requested R-22MF(CD) from R-22MF(CD)**
- **Requested R-22MF(CD) from I-1**

**Zoning Classification**
- Single Family
- Multi-Family
- Urban Residential
- Business
- Light Industrial
- General Industrial

---

**Map Created 2/7/2022**
Petition No.: 2021-181
Petitioner: Evolve Acquisitions, LLC

ORDINANCE NO. 265-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 property identified by tax parcel number 02508112 and a portion of 02509106 and 02508101, and further identified on the attached map from BP (business park) and R-3 (single-family residential) to UR-2 (CD) (urban residential, conditional).

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

March 21, 2022
Ordinance Book 64, Page 629

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 629-630.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-181: Evolve Acquisition, LLC

Current Zoning: B-P (Business Park), R-3 (Single Family Residential)

Requested Zoning: UR-2(CD) (Urban Residential, Conditional)

Approximately 17.828 acres

Location of Requested Rezoning

Existing Zoning & Rezoning Request

Requested UR-2(CD) from BP
Requested UR-2(CD) from R-3

Zoning Classification
- Single Family
- Urban Residential
- Business Park
- Business

City Council District
- 2-Malcolm Graham

Map Created 11/23/2021

Ordinance No. 265-Z
ORDINANCE NO. 266-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 by tax parcel number 06117193, and further identified on the attached map from R-4 (single-family residential) to R-22 MF (multi-family residential).

SEE ATTACHED MAP

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

APPROVED AS TO FORM:

City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 631-632.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-189: Bentley Pham

**Current Zoning**  R-4 AIR (Single Family Residential, Airport Noise Overlay)

**Requested Zoning**  R-22MF AIR (Multi-Family Residential, Airport Noise Overlay)

Approximately 0.52 acres

**Location of Requested Rezoning**

**Existing Zoning & Rezoning Request**

Requested R-22MF AIR from R-4 AIR

**Zoning Classification**

- Single Family
- Multi-Family

City Council District

- 3-Victoria Watlington

Map Created 11/18/2021

March 21, 2022

Ordinance Book 64, Page 632

Ordinance No. 266-Z
ORDINANCE NO. 267-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 by tax parcel number 06507114, and further identified on the attached map from R-5 AIR (single-family residential, airport noise overlay) to R-8 MF AIR (multi-family residential, airport noise overlay).

SEE ATTACHED MAP

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

APPROVED AS TO FORM:

[Signature]
City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 633-634.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

[Signature]
Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-191: Bentley Pham

**Current Zoning**  R-5 AIR (Single Family Residential, Airport Noise Overlay)

**Requested Zoning**  R-8MF AIR (Multi-Family Residential, Airport Noise Overlay)

Approximately 0.35 acres

**Location of Requested Rezoning**

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**Requested R-8MF AIR from R-5 AIR**

**Zoning Classification**
- Single Family
- Office
- Business
- General Industrial

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City Council District
- 3-Victoria Watlington

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*Map Created 11/18/2021*
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 property identified by tax parcel numbers 20120110, 20120143, 20120144, and 20120142, and further identified on the attached map from I-1, I-1 (CD) (light industrial, light industrial, conditional) to I-2 (CD) (general industrial, conditional).

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 635-636.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

______________________________
Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-193: Fork Lift Pro

**Current Zoning**  I-1 (Light Industrial), I-1(CD) (Light Industrial, Conditional)

**Requested Zoning**  I-2(CD) (General Industrial, Conditional)

Approximately 17.38 acres

**Location of Requested Rezoning**

**Existing Zoning & Rezoning Request**

**Zoning Classification**

- Single Family
- Multi-Family
- Light Industrial
- General Industrial

**City Council District**

- 3-Victoria Watlington
Petition No.: 2021-194
Petitioner: Fourstore, LLC

ORDINANCE NO. 269-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 property identified by tax parcel numbers 10917106 and 10917116, and further identified on the attached map from O-1 (office) and B-2 (general business) to MUDD-O (mixed-use development, optional).

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

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

APPROVED AS TO FORM:

______________________________
City Attorney

March 21, 2022
Ordinance Book 64, Page 637

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 637-638.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

______________________________
Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-194: Fourstore, LLC

Current Zoning  O-1 (Office), B-2 (General Business)
Requested Zoning  MUDD-O (Mixed Use Development District, Optional)

Approximately 1.24 acres

Location of Requested Rezoning

Existing Zoning & Rezoning Request

Zoning Classification

Multi-Family
Office
Business
Business-Distribution
ORDINANCE NO. 270-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 by tax parcel numbers 19311303, 19311304, and 19311106, and further identified on the attached map from B-2 (CD) (general business, conditional) and B-2 (distributive business) to B-2 (general business) and I-1 (light industrial).

SEE ATTACHED MAP

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

APPROVED AS TO FORM:

[Signature]
City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 639-640.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

[Signature]
Stephanie C. Kelly, City Clerk, MMC, NCCMC
**Rezoning Map**

**Existing Zoning & Rezoning Request**

- **Requested B-2** from B-2(CD)
- **Requested I-1** from B-D

**Zoning Classification**

- Multi-Family
- Business
- Commercial Center
- Business-Distribution
- Light Industrial

**Approximately 2.8 acres**

**Location of Requested Rezoning**

**Current Zoning** B-2(CD) (General Business, Conditional), B-D (Business-Distribution)

**Requested Zoning** B-2 (General Business), I-1 (Light Industrial)

**City Council District**

**Inside City Limits**

**Parcel**

**Streams**

**FEMA Flood Plain**

**6-Tariq Bokhari**

**Map Created 11/23/2021**
ORDINANCE NO. 271-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 by tax parcel number 06108148 and a portion of 06108141, 06108138, 06108102, and 06108147, and further identified on the attached map from B-D AIR (distributive business, airport noise overlay) and R-22 MF AIR (multi-family residential, airport noise overlay) to I-1 AIR (light industrial, airport noise overlay).

SEE ATTACHED MAP

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

APPROVED AS TO FORM:

[Signature]
City Attorney

CERTIFICATION

I, Stephanie C. Kelly, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of March 2022, the reference having been made in Minute Book 155, and recorded in full in Ordinance Book 64, Page(s) 641-642.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 21st day of March 2022.

[Signature]
Stephanie C. Kelly, City Clerk, MMC, NCCMC
2021-205: Stuart Hair

**Current Zoning**  R-22MF AIR (Multi-Family Residential, Airport Noise Overlay), B-D AIR (Business-Distribution, Airport Noise Overlay)

**Requested Zoning**  I-1 AIR (Light Industrial, Airport Noise Overlay)

Approximately 15.699 acres

**Location of Requested Rezoning**

**Existing Zoning & Rezoning Request**

**Zoning Classification**

- Single Family
- Multi-Family
- Office
- Business
- Business-Distribution
- Light Industrial

**City Council District**

- 3-Victoria Watlington

**Map Created 11/23/2021**