

Petition No.: 2021-234
Petitioner: Matt Gallagher

ORDINANCE NO. 381-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 04521308, and further identified on the attached map from R-3 (single-family residential) to R-8 (CD) (single-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:

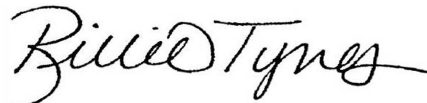


City Attorney

CERTIFICATION

I, Billie Tynes, 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 19th day of September 2022, the reference having been made in Minute Book 157, and recorded in full in Ordinance Book 65, Page(s) 217-218.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



Billie Tynes, Deputy City Clerk

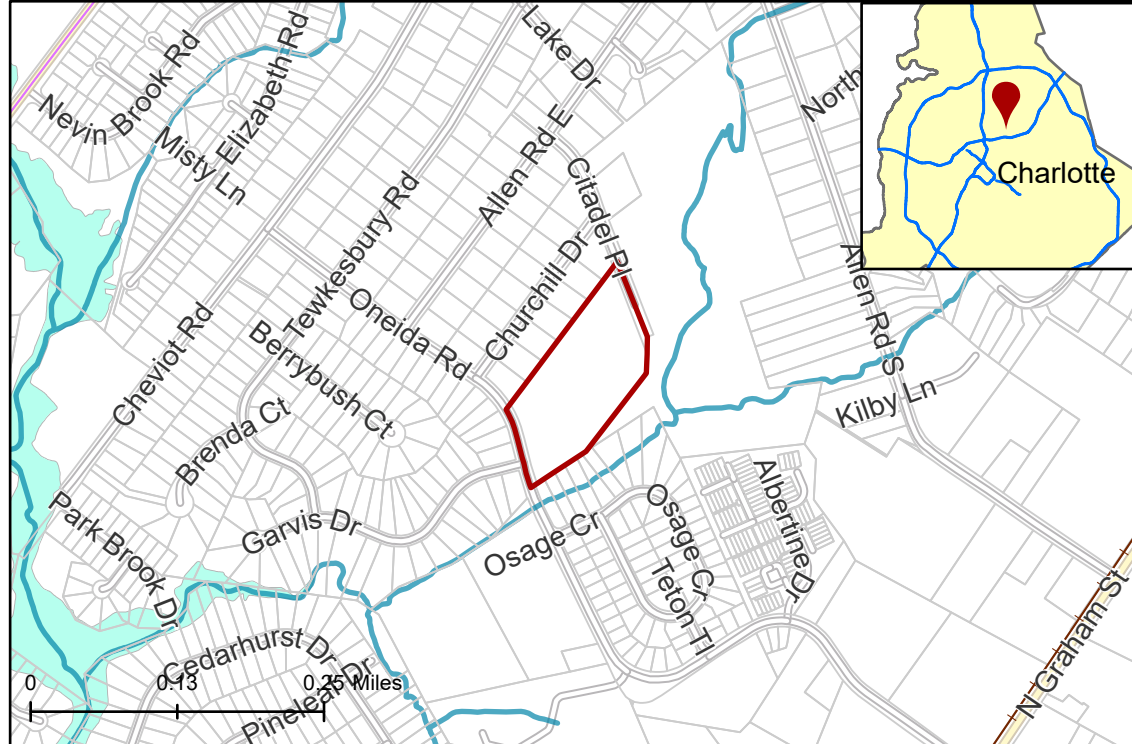
2021-234: Matt Gallagher

Current Zoning R-3 (Single Family Residential)

Requested Zoning R-8(CD) (Multi-Family Residential, Conditional)
with 5 Year Vested Rights

Approximately 7.48 acres

Location of Requested Rezoning



Rezoning Map



- 2021-234
- Inside City Limits
- Parcel
- Railway
- Streams
- FEMA Flood Plain
- City Council District
- 1-Dante Anderson



Existing Zoning & Rezoning Request



- Requested R-8(CD)
- 5 Year Vested from R-3

Zoning Classification

- Single Family
- Multi-Family



Map Created 9/9/2022

Petition No.: 2021-242
Petitioner: Robert D. Dowdy, LLC

ORDINANCE NO. 382-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 08312206, and further identified on the attached map from R-5 (single-family residential) to MUDD-O (mixed-use development - optional).

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

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

APPROVED AS TO FORM:

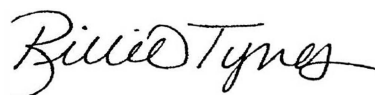


City Attorney

CERTIFICATION

I, Billie Tynes, 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 19th day of September 2022, the reference having been made in Minute Book 157, and recorded in full in Ordinance Book 65, Page(s) 219-220.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



Billie Tynes, Deputy City Clerk

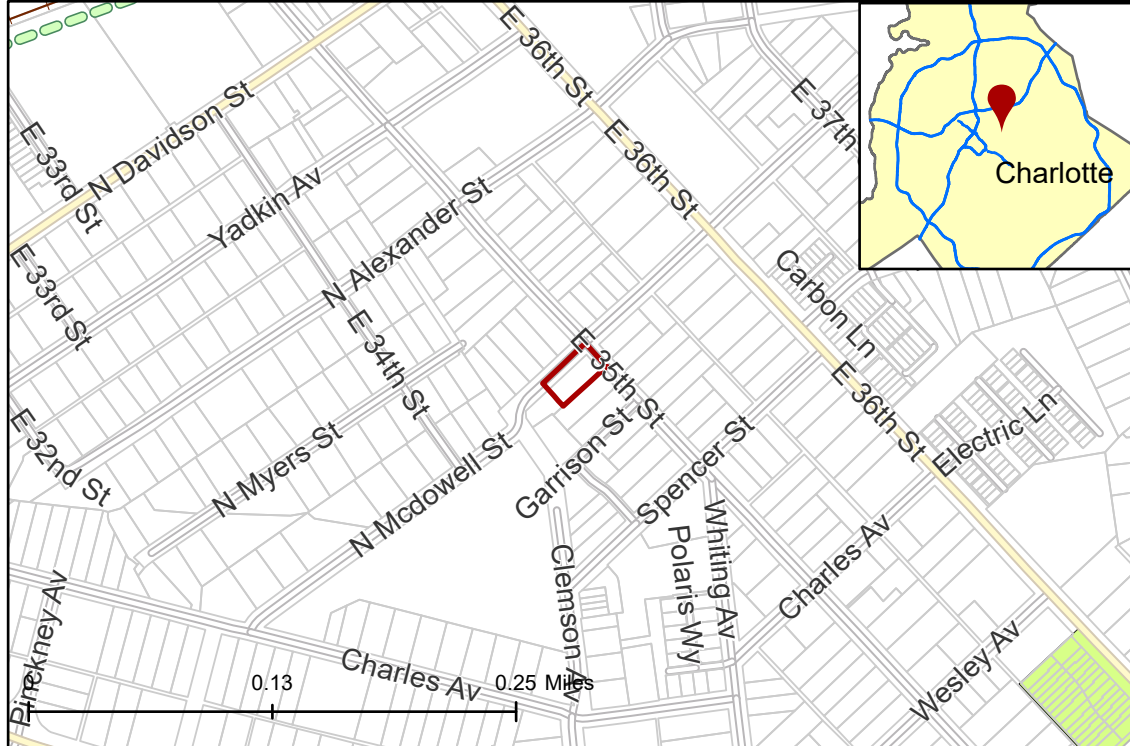
2021-242: Robert D. Dowdy, LLC

Current Zoning R-5 (Single Family Residential)

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

Approximately 0.19 acres

Location of Requested Rezoning



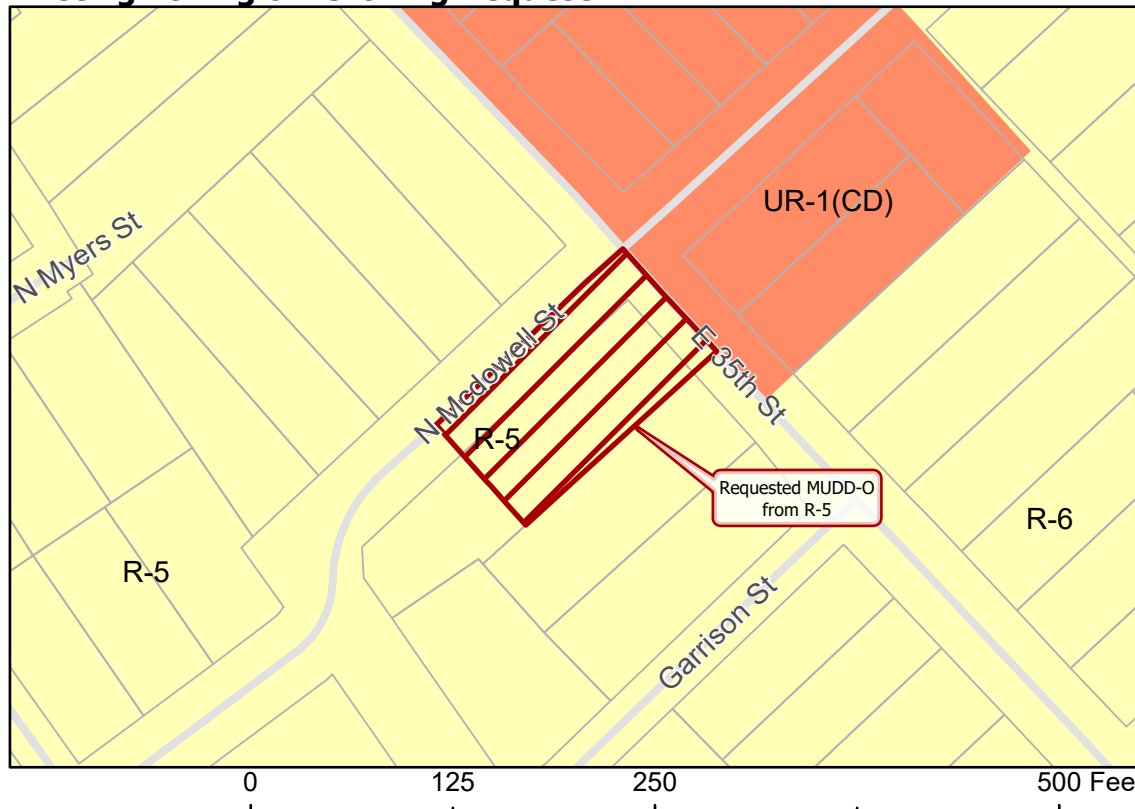
Rezoning Map



- 2021-242
- Inside City Limits
- Parcel
- Cross Charlotte Trail
- Railway
- Streams
- Transit Supportive Overlay
- City Council District
- 1-Dante Anderson



Existing Zoning & Rezoning Request



- Requested MUDD-O from R-5

Zoning Classification

- Single Family
- Urban Residential
- Business



Map Created 9/14/2022

Petition No.: 2021-246
Petitioner: MPV Properties

ORDINANCE NO. 383-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 21344175, and further identified on the attached map from R-3 (single-family residential) to O-1 (CD) (office, 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

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



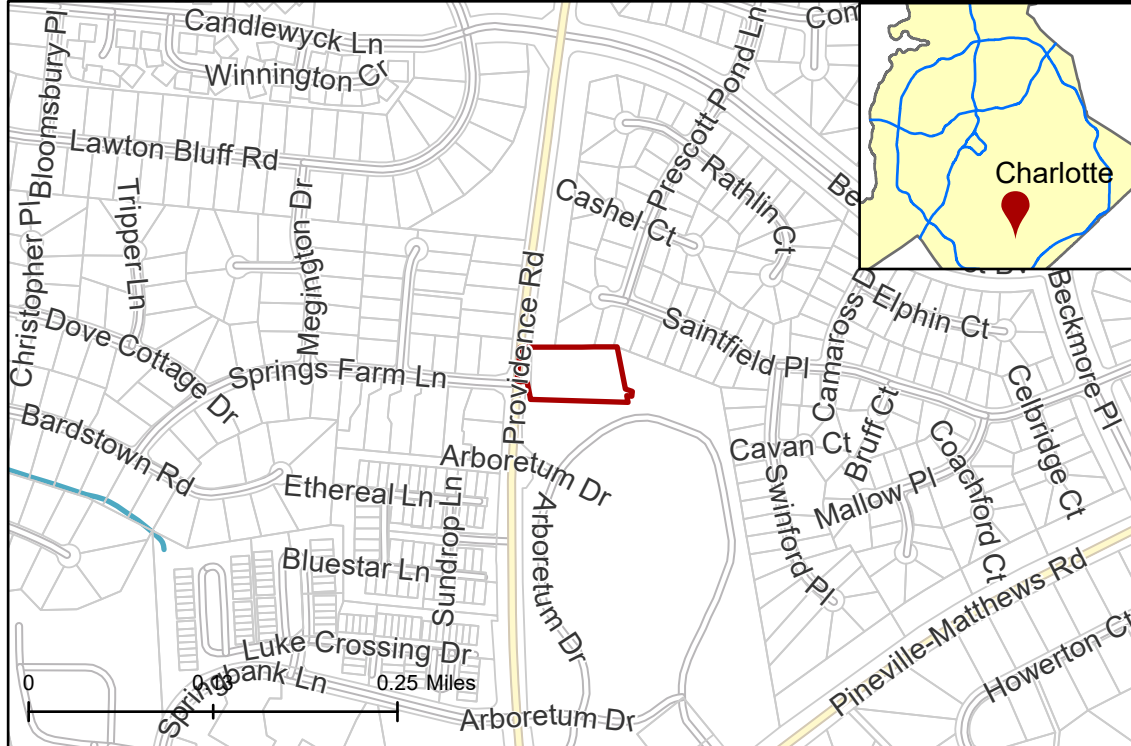
Billie Tynes, Deputy City Clerk

2021-246: MPV Properties (Mark Newell)

Current Zoning R-3 (Single Family Residential)
Requested Zoning O-1(CD) (Office, Conditional)

Approximately 1.5 acres

Location of Requested Rezoning



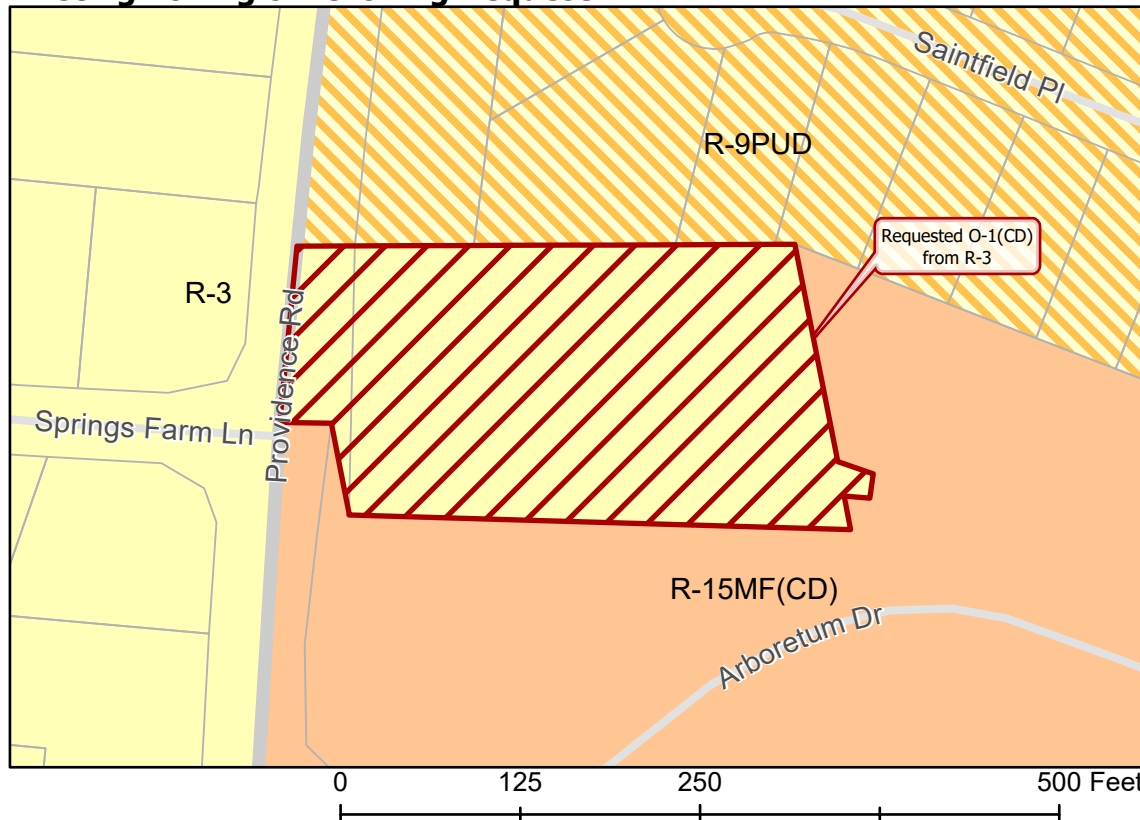
Rezoning Map



- 2021-246
- Inside City Limits
- Parcel
- Streams
- City Council District
- 7-Edmund H. Driggs



Existing Zoning & Rezoning Request



Requested O-1(CD)
from R-3

Zoning Classification

- Single Family
- Multi-Family
- Mixed Residential



Petition No.: 2021-247
Petitioner: HRLP Morrocroft LP

ORDINANCE NO. 384-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 18317502, and further identified on the attached map from B-1SCD (business, shopping center) 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

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



Billie Tynes, Deputy City Clerk

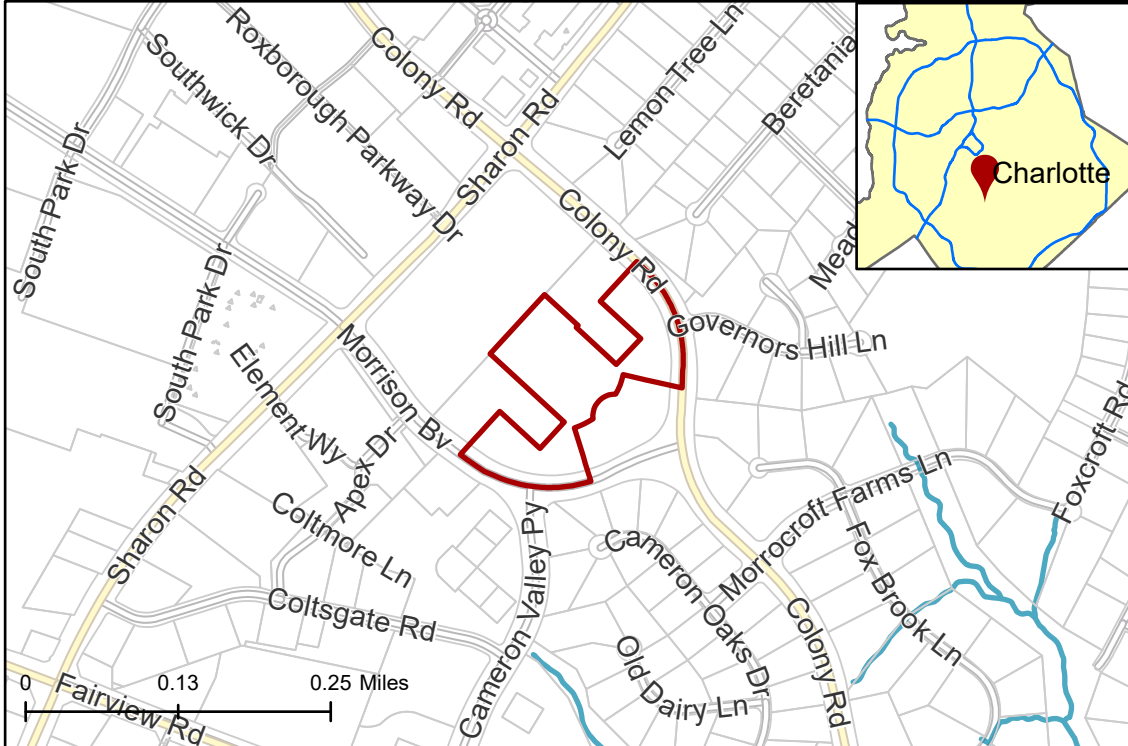
2021-247: HRLP Morrocroft, LP

Current Zoning B-1SCD (Shopping Center)

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

Approximately 7.56 acres

Location of Requested Rezoning



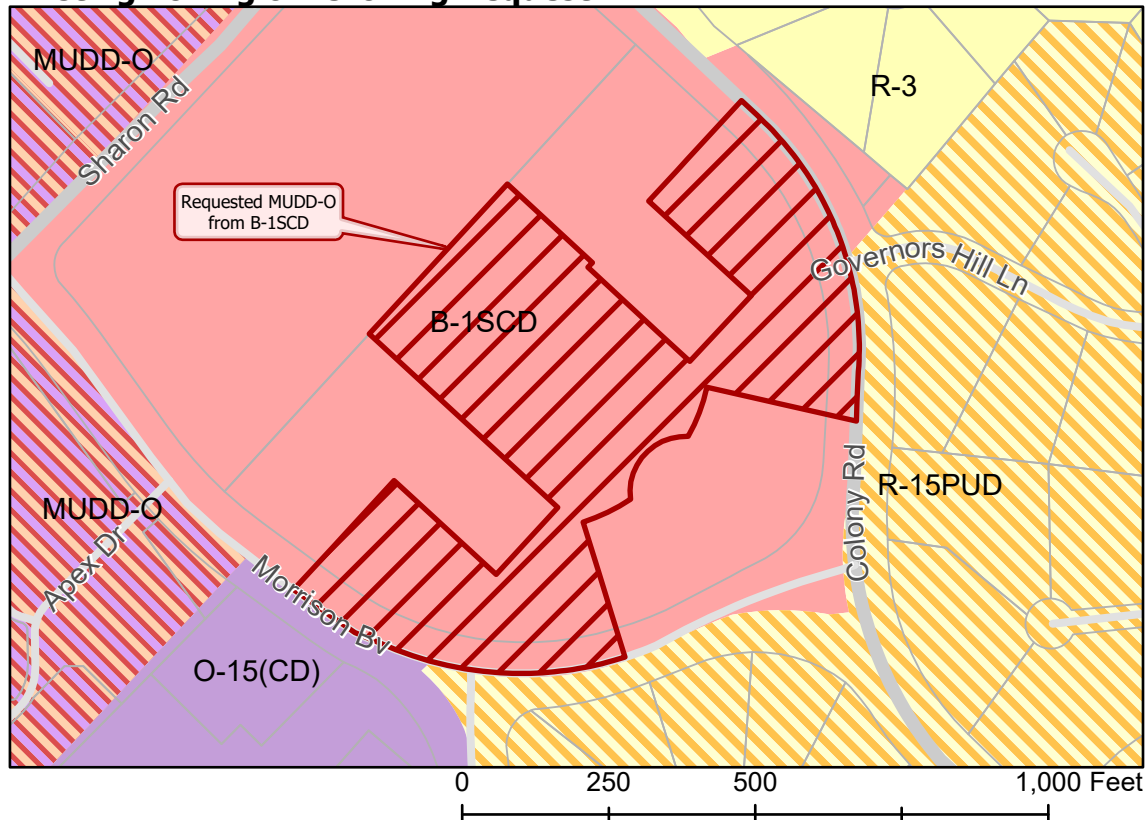
Rezoning Map



- 2021-247
- Inside City Limits
- Parcel
- Streams
- City Council District
- 6-Tariq Bokhari



Existing Zoning & Rezoning Request



- Requested MUDD-O from B-1SCD

Zoning Classification

- Single Family
- Mixed Residential
- Office
- Business
- Mixed Use



Map Created 2/18/2022

Petition No.: 2021-257
Petitioner: Lennar Carolinas, LLC

ORDINANCE NO. 385-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 11306113, and further identified on the attached map from MX-2 (INNOV) LLWCA (mixed use, innovative, Lower Lake Wylie Critical Area) to MX-2 (INNOV) LLWCA SPA (mixed use, innovative, Lower Lake Wylie Critical Area, site plan amendment).

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

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

APPROVED AS TO FORM:



City Attorney

CERTIFICATION

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



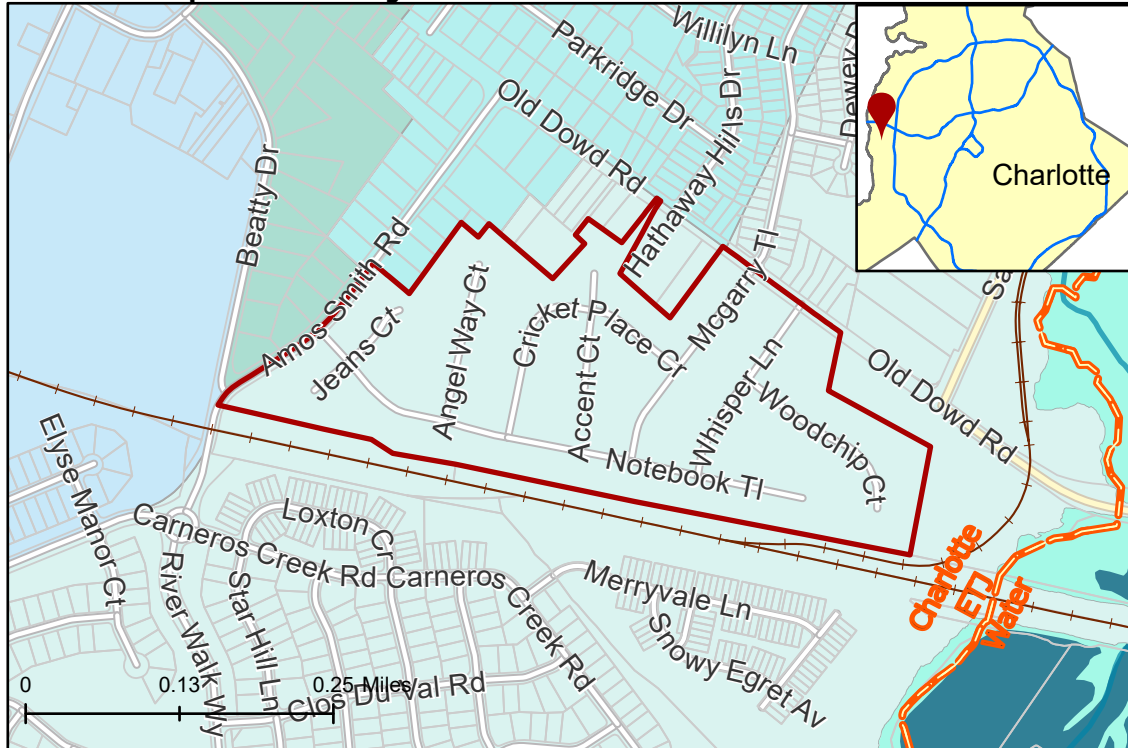
Billie Tynes, Deputy City Clerk

2021-257: Lennar Carolinas, LLC

Current Zoning MX-2(INNOV) LLWCA (Mixed Use District, Innovative, Lower Lake Wylie - Critical Area)
Requested Zoning MX-2 (INNOV) LLWCA SPA (Mixed Use District, Innovative, Lower Lake Wylie - Critical Area, Site Plan Amendment)

Approximately 52.67 acres

Location of Requested Rezoning



Rezoning Map



- 2021-257
- Outside City Limits
- Parcel
- Railway
- Streams
- Lakes & Ponds
- FEMA Flood Plain
- Lake Wylie - Critical Area
- Lake Wylie - Protected Area
- Lower Lake Wylie - Critical Area
- Lower Lake Wylie - Protected Area

City Council District

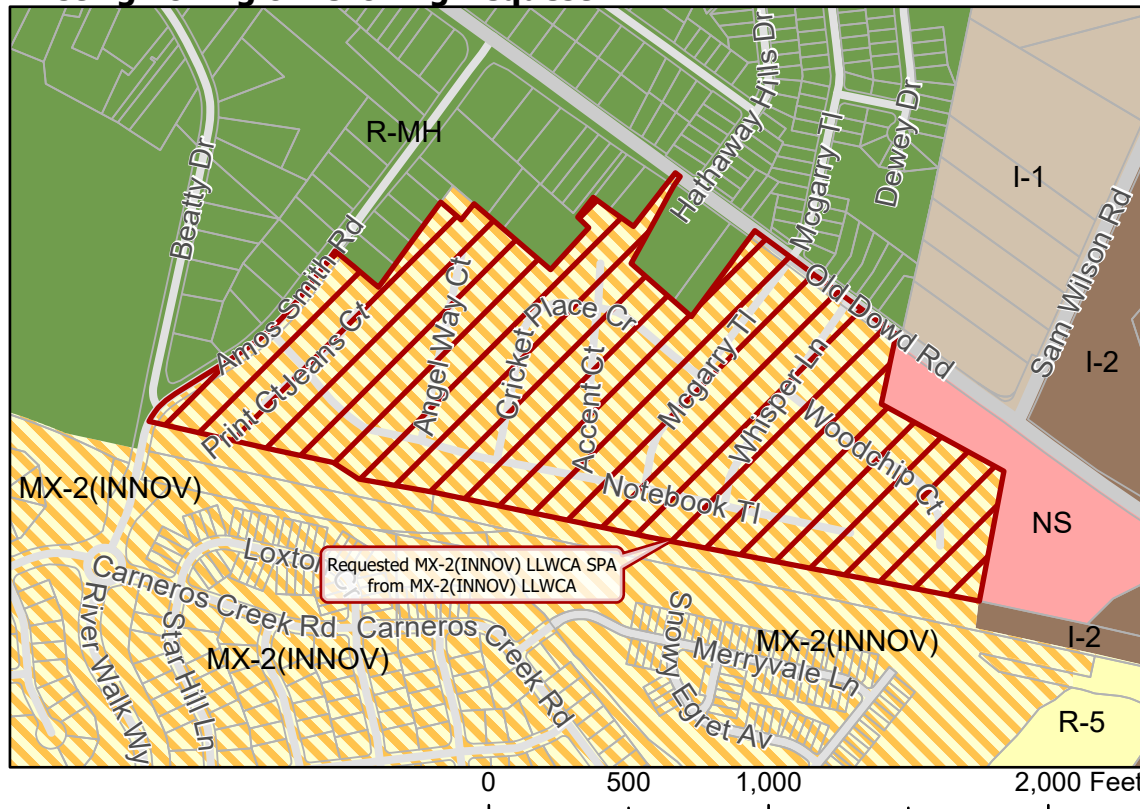
 3-Victoria Watlington

County Commissioner

 2-Vilma D. Leake



Existing Zoning & Rezoning Request



 Requested MX-2(INNOV) LLWCA SPA from MX-2(INNOV) LLWCA

Zoning Classification

- Single Family
- Manufactured Home
- Mixed Residential
- Business
- Light Industrial
- General Industrial



Map Created 3/15/2022

Petition No.: 2021-262
Petitioner: CRD Dilworth, LLC

ORDINANCE NO. 386-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 12105514, and further identified on the attached map from TOD-M (O) (transit-oriented development – mixed, optional) to TOD-NC (CD) (transit-oriented development – neighborhood center, conditional) and TOD-UC (CD) (transit-oriented development – urban center, 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, Billie Tynes, 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 19th day of September 2022, the reference having been made in Minute Book 157, and recorded in full in Ordinance Book 65, Page(s) 227-228.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



Billie Tynes, Deputy City Clerk

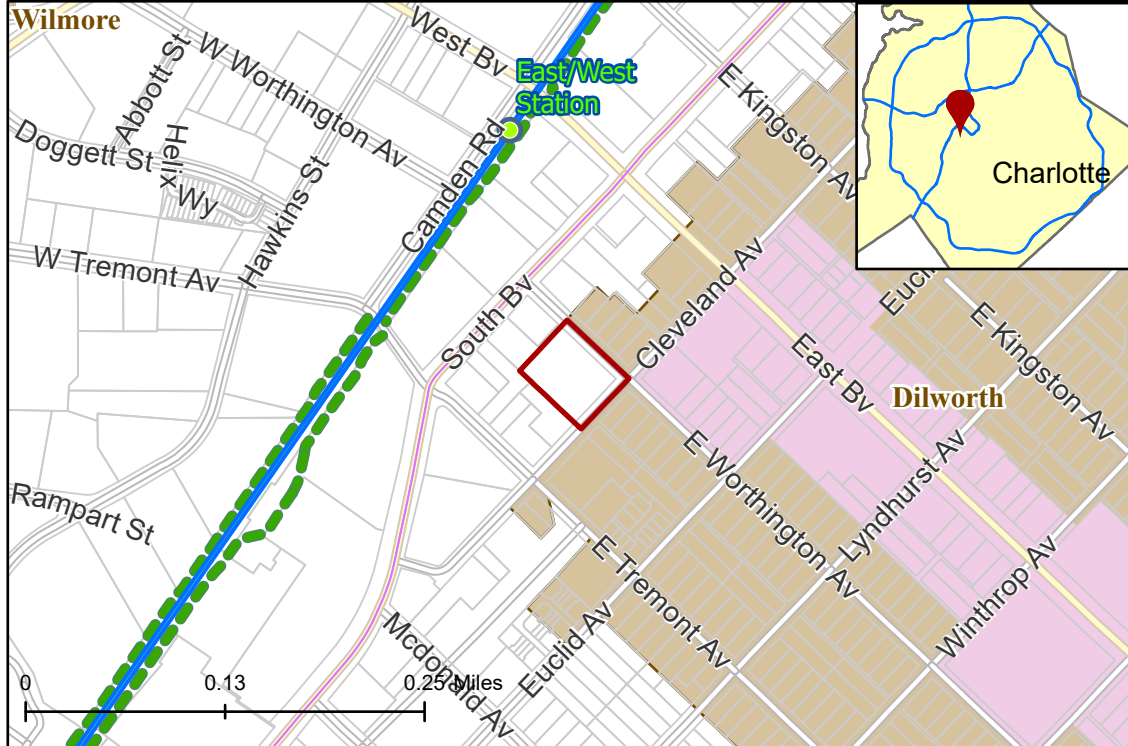
2021-262: CRD Dilworth, LLC

Current Zoning TOD-M(O) (Transit Oriented Development - Mixed, Optional)

Requested Zoning TOD-NC(CD) (Transit Oriented Development - Neighborhood Center, Conditional),
TOD-UC(CD) (Transit Oriented Development - Urban Center, Conditional)

Approximately 1.14 acres

Location of Requested Rezoning



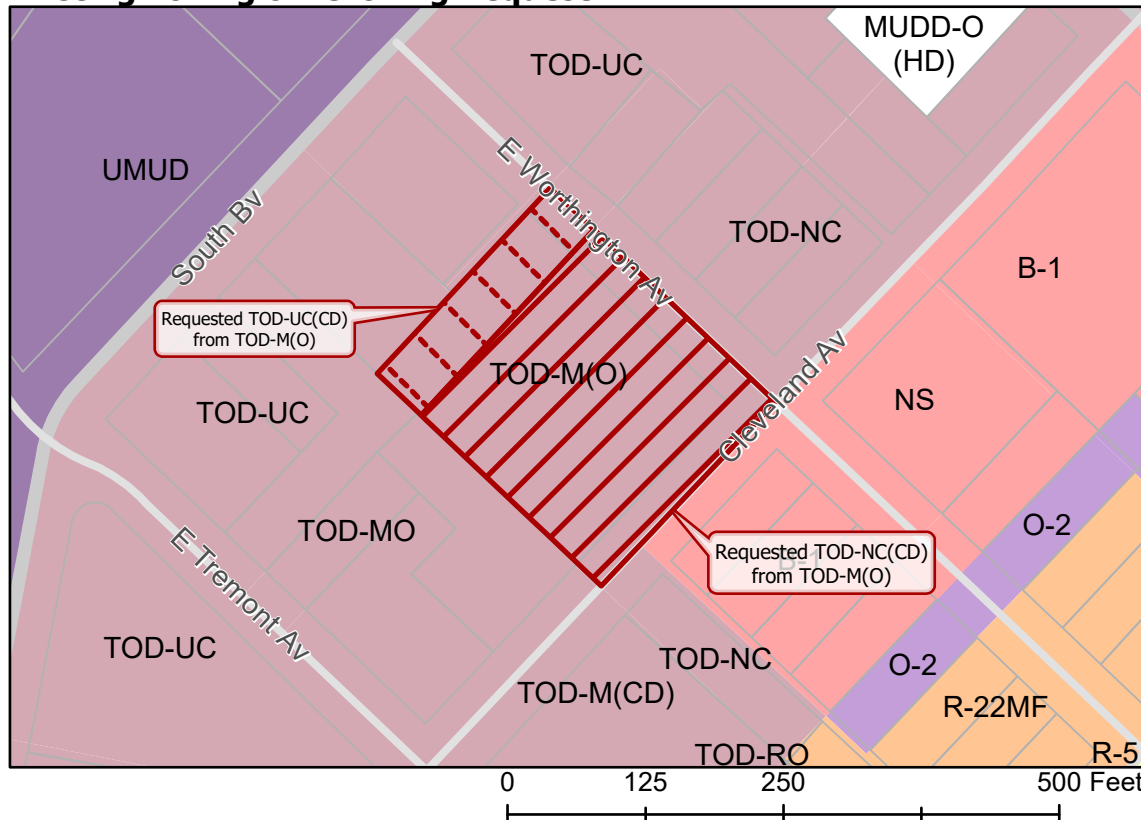
Rezoning Map



- 2021-262
- Inside City Limits
- Parcel
- LYNX Blue Line Station
- LYNX Blue Line
- Greenway
- East Blvd Pedscape Plan
- Historic Districts
- City Council District
- 1-Dante Anderson



Existing Zoning & Rezoning Request



- Requested TOD-NC(CD) from TOD-M(O)
- Requested TOD-UC(CD) from TOD-M(O)

Zoning Classification

- Single Family
- Multi-Family
- Office
- Business
- Uptown Mixed Use
- Transit-Oriented



Map Created 7/18/2022

Petition No.: 2021-263
Petitioner: Colwick Development, LLC

ORDINANCE NO. 387-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 15717222 and 15717233, and further identified on the attached map from O-2 (office) to MUDD (CD) (mixed-use development, 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, Billie Tynes, 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 19th day of September 2022, the reference having been made in Minute Book 157, and recorded in full in Ordinance Book 65, Page(s) 229-230.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



Billie Tynes, Deputy City Clerk

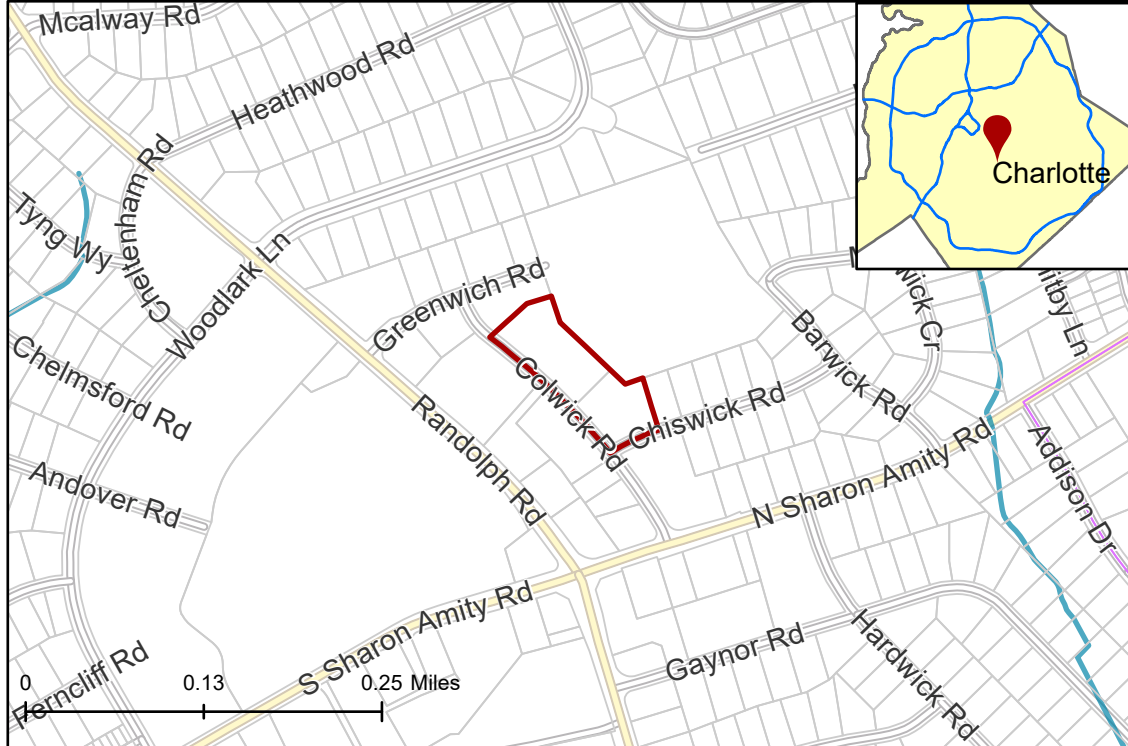
2021-263: Colwick Development, LLC

Current Zoning O-2 (Office)

Requested Zoning MUDD(CD) (Mixed Use Development District, Conditional)

Approximately 2.8 acres

Location of Requested Rezoning



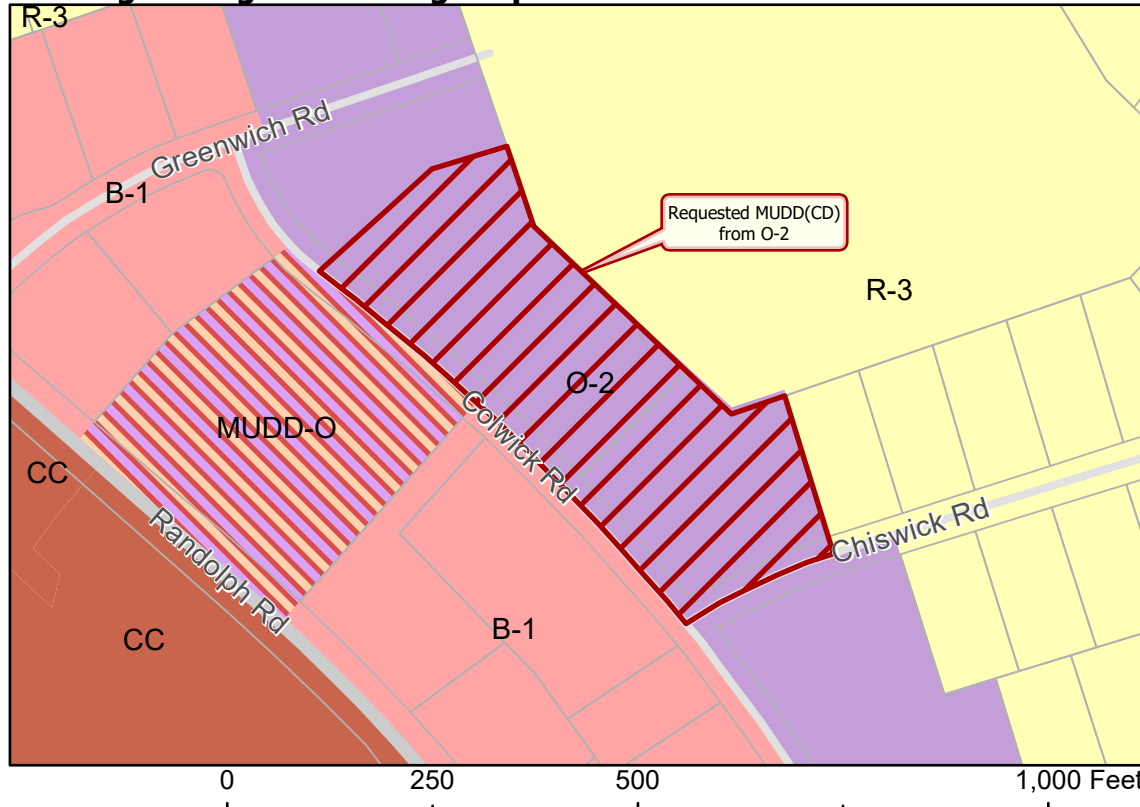
Rezoning Map



- 2021-263
- Inside City Limits
- Parcel
- Streams
- City Council District
- 6-Tariq Bokhari



Existing Zoning & Rezoning Request



- Requested MUDD(CD) from O-2

Zoning Classification

- Single Family
- Office
- Business
- Commercial Center
- Mixed Use



Map Created 3/22/2022

Petition No.: 2021-280
Petitioner: The Drakeford Company

ORDINANCE NO. 388-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 10322130, and further identified on the attached map from R-3 (single-family residential) to MX-1 (INNOV) (mixed, innovative).

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, Billie Tynes, 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 19th day of September 2022, the reference having been made in Minute Book 157, and recorded in full in Ordinance Book 65, Page(s) 231-232.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



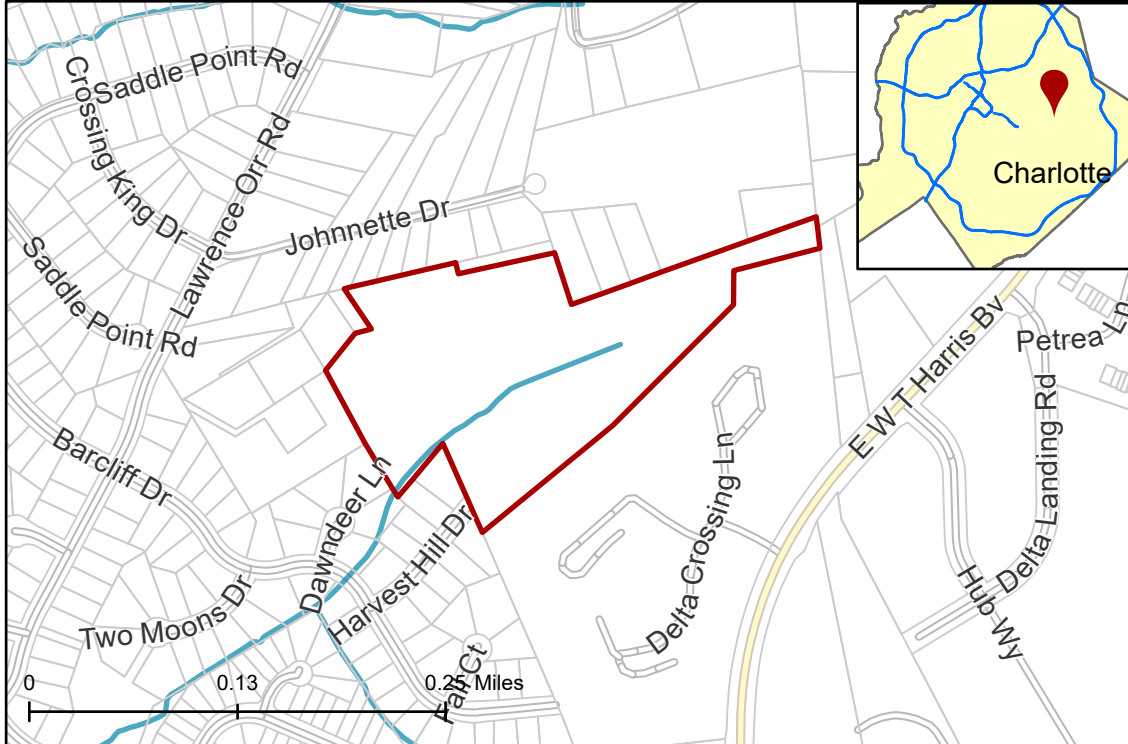
Billie Tynes, Deputy City Clerk

2021-280: The Drakeford Company

Current Zoning R-3 (Single Family Residential)
Requested Zoning MX-1 INNOV (Mixed Use District, Innovative)

Approximately 15.3 acres

Location of Requested Rezoning



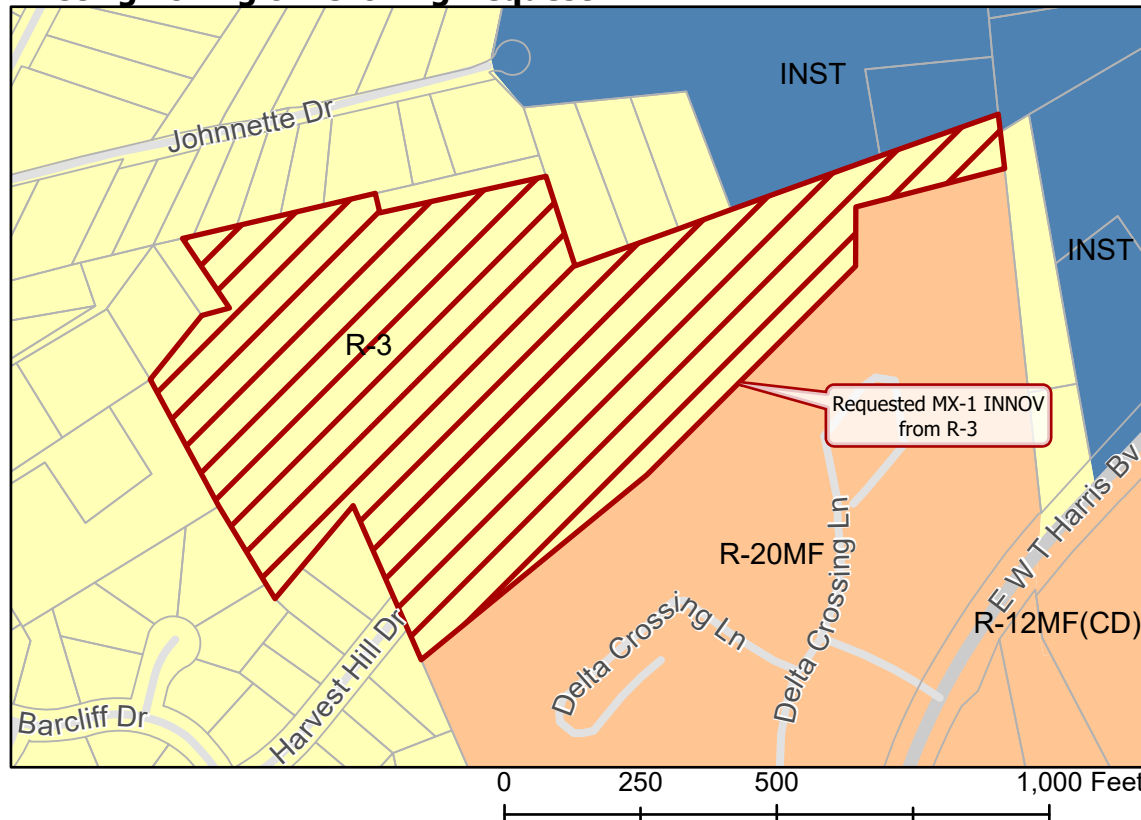
Rezoning Map



- 2021-280
- Inside City Limits
- Parcel
- Streams
- City Council District**
- 5-Marjorie Molina



Existing Zoning & Rezoning Request



- Requested MX-1 INNOV from R-3
- Zoning Classification**
- Single Family
- Multi-Family
- Institutional

Map Created 9/9/2022

Petition No.: 2021-282
Petitioner: Greystar Development East, LLC

ORDINANCE NO. 389-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 a portion of tax parcel number 22017136, and further identified on the attached map from MUDD-O (mixed-use development – optional) to MUDD (CD) (mixed-use development, 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:

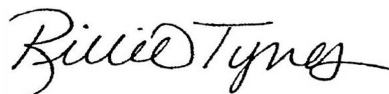


City Attorney

CERTIFICATION

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



Billie Tynes, Deputy City Clerk

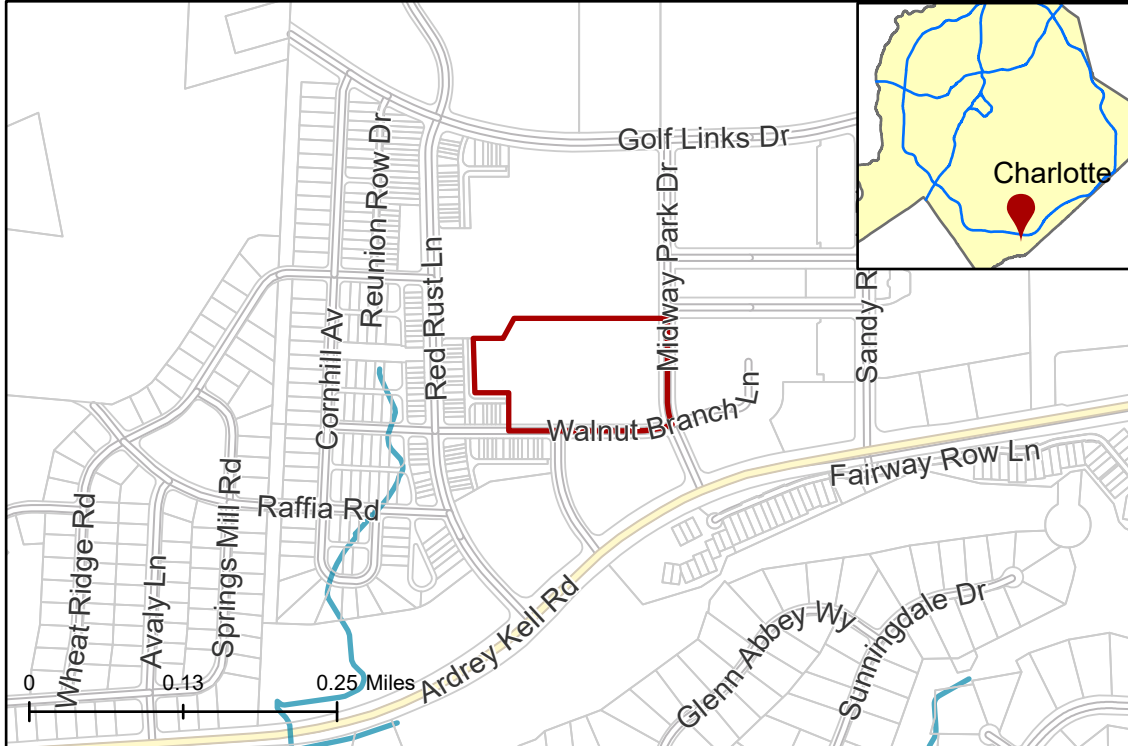
2021-282: Greystar Development East, LLC

Current Zoning MUDD-O (Mixed Use Development District, Optional)

Requested Zoning MUDD(CD) (Mixed Use Development District, Conditional)

Approximately 7.54 acres

Location of Requested Rezoning



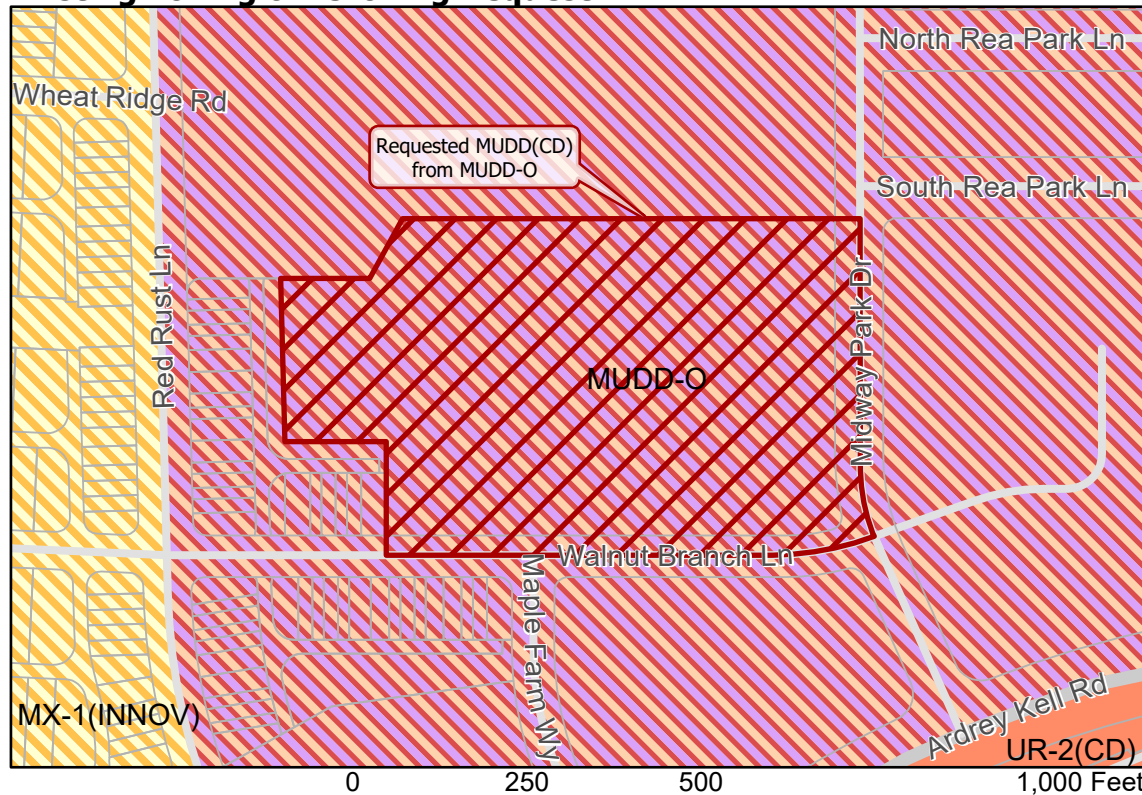
Rezoning Map



- 2021-282
- Inside City Limits
- Parcel
- Streams
- City Council District
- 7-Edmund H. Driggs



Existing Zoning & Rezoning Request



 Requested MUDD(CD) from MUDD-O

Zoning Classification

- Urban Residential
- Mixed Residential
- Mixed Use



Map Created 7/15/2022

Petition No.: 2022-004
Petitioner: White Point Partners

ORDINANCE NO. 390-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 09713101, 09713199, and 09713106, and further identified on the attached map from B-1SCD (shopping center) and B-1 (neighborhood business) to TOD-TR (CD) (transit0oriented development – transit transition, 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:

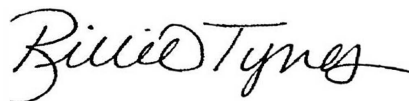


City Attorney

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



Billie Tynes, Deputy City Clerk

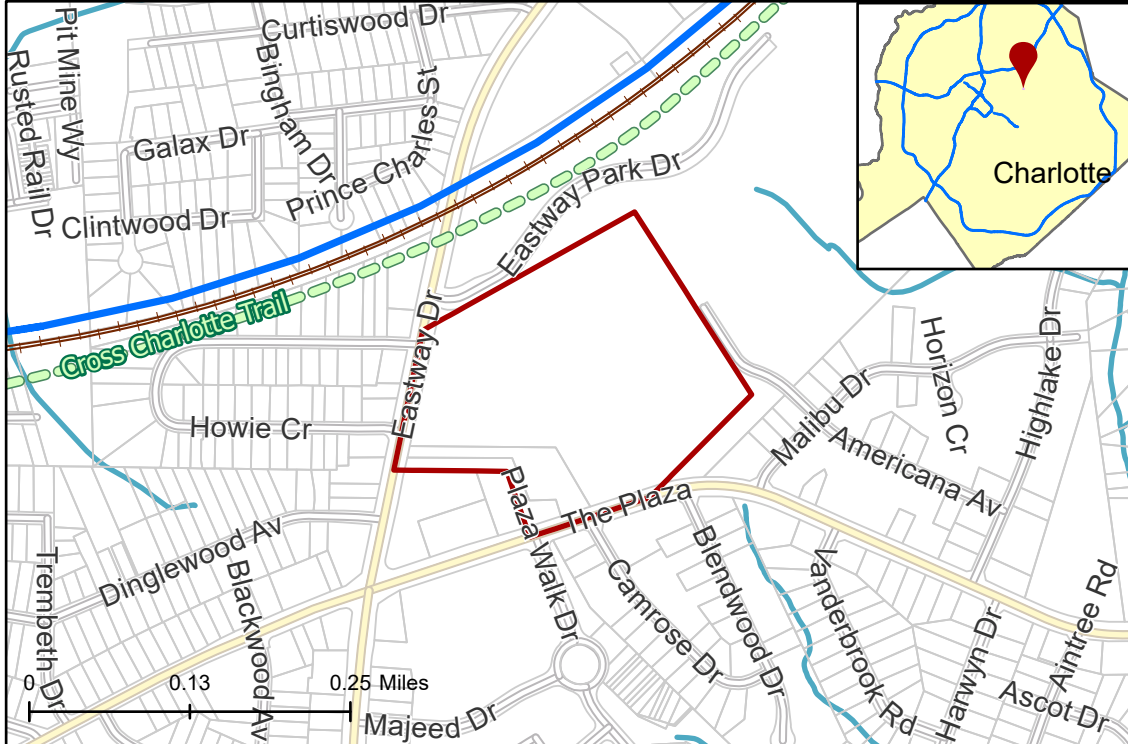
2022-004: White Point Partners

Current Zoning B-1SCD (Shopping Center), B-1 (Neighborhood Business)

Requested Zoning TOD-TR(CD) (Transit-Oriented Development - Transit Transition, Conditional)

Approximately 25.25 acres

Location of Requested Rezoning



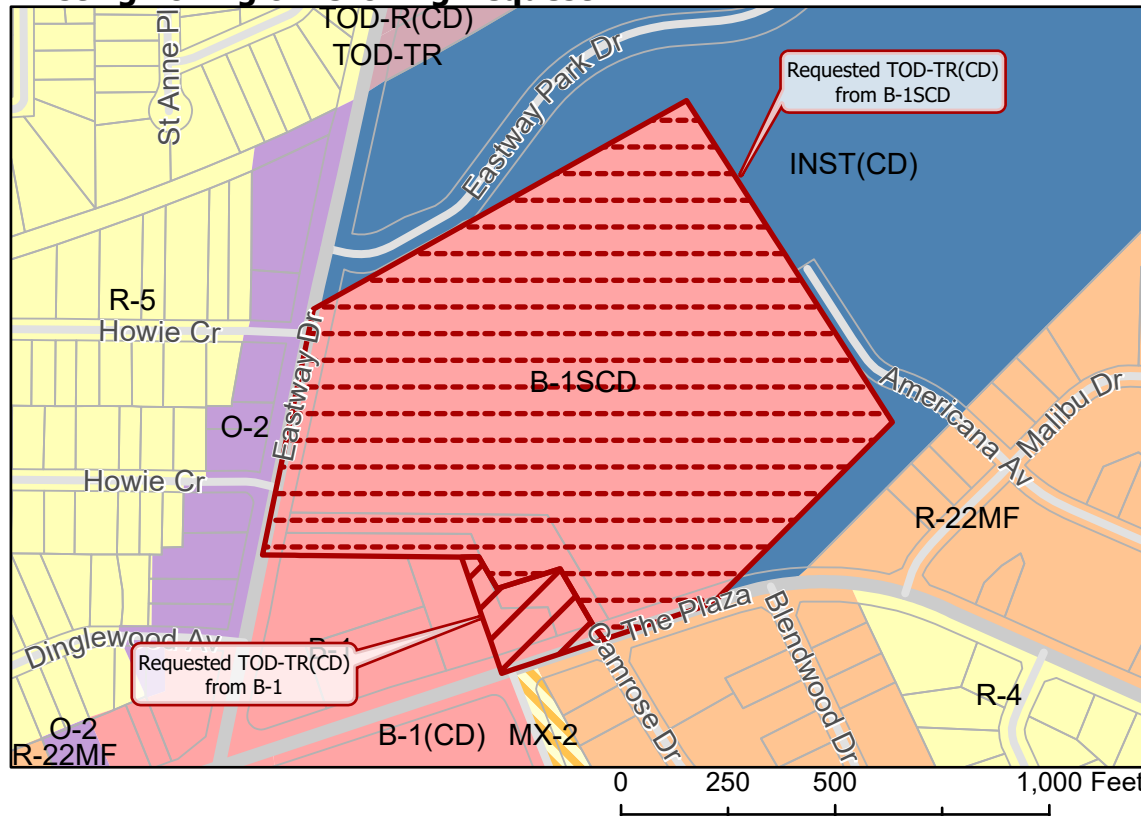
Rezoning Map



- 2022-004
- Inside City Limits
- Parcel
- Cross Charlotte Trail
- LYNX Blue Line
- Railway
- Streams
- City Council District**
- 1-Dante Anderson



Existing Zoning & Rezoning Request



- Requested TOD-TR(CD) from B-1
- Requested TOD-TR(CD) from B-1SCD

Zoning Classification

- Single Family
- Multi-Family
- Mixed Residential
- Institutional
- Office
- Business
- Transit-Oriented



Map Created 9/9/2022

Petition No.: 2022-007
Petitioner: St. Charles Avenue, LLC

ORDINANCE NO. 391-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 15720314, and further identified on the attached map from 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:

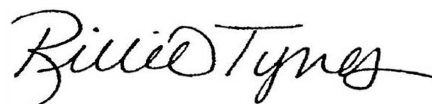


City Attorney

CERTIFICATION

I, Billie Tynes, 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 19th day of September 2022, the reference having been made in Minute Book 157, and recorded in full in Ordinance Book 65, Page(s) 237-238.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



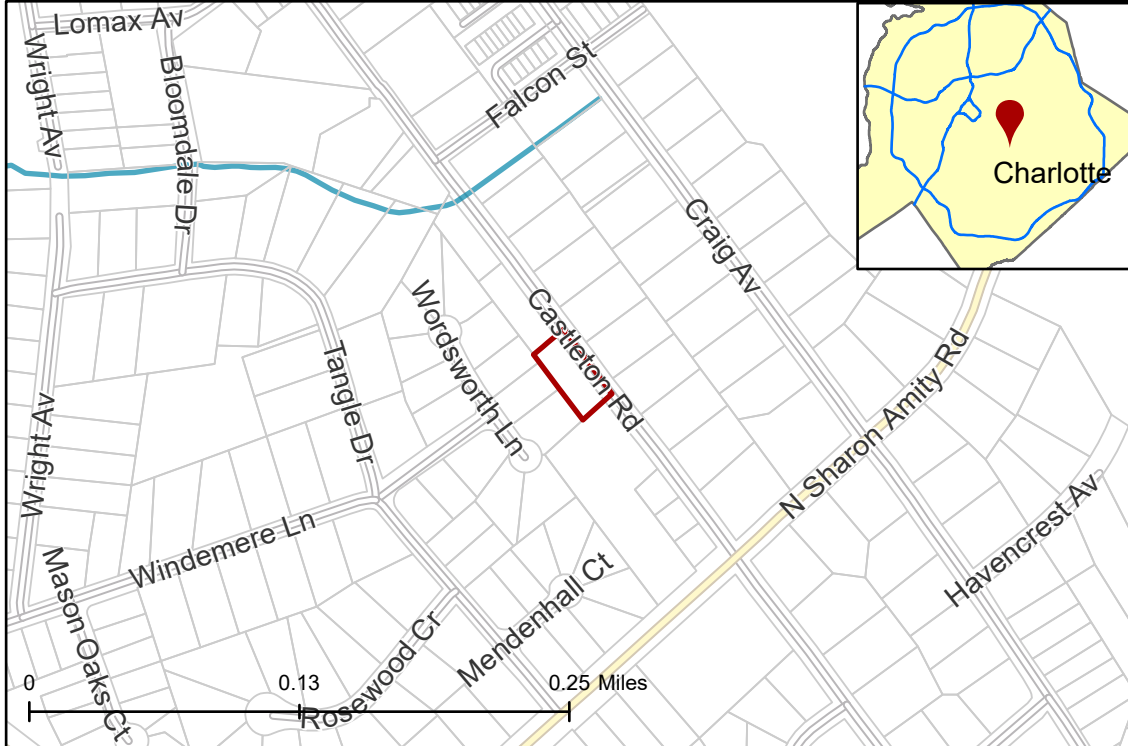
Billie Tynes, Deputy City Clerk

2022-007: St. Charles Avenue, LLC

Current Zoning R-3 (Single Family Residential)
Requested Zoning UR-2(CD) (Urban Residential, Conditional)

Approximately 0.329 acres

Location of Requested Rezoning



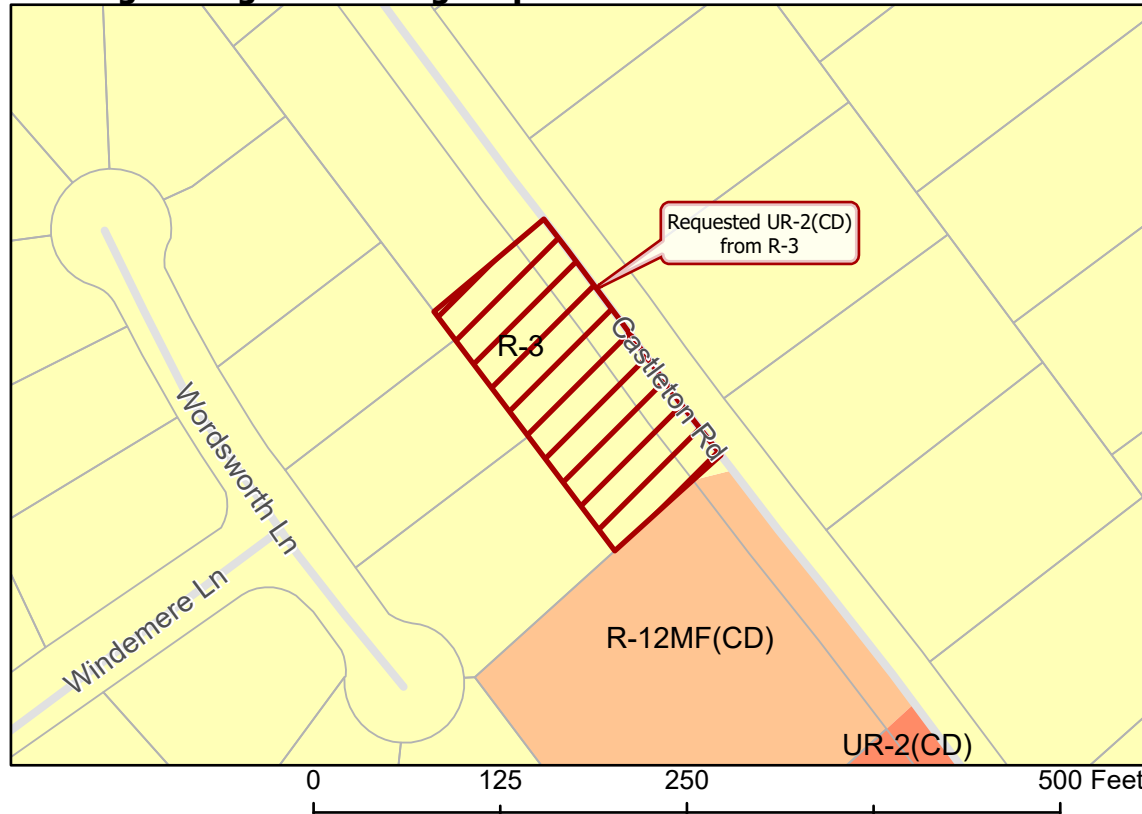
Rezoning Map



- 2022-007
- Inside City Limits
- Parcel
- Railway
- Streams
- City Council District
- 5-Marjorie Molina



Existing Zoning & Rezoning Request



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

Zoning Classification

- Single Family
- Multi-Family
- Urban Residential



Map Created 6/27/2022

Petition No.: 2022-012
Petitioner: RangeWater Real Estate

ORDINANCE NO. 392-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 a portion of tax parcel number 04739142, and further identified on the attached map from RE-2 (research) to R-17 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

CERTIFICATION

I, Billie Tynes, 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 19th day of September 2022, the reference having been made in Minute Book 157, and recorded in full in Ordinance Book 65, Page(s) 239-240.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



Billie Tynes, Deputy City Clerk

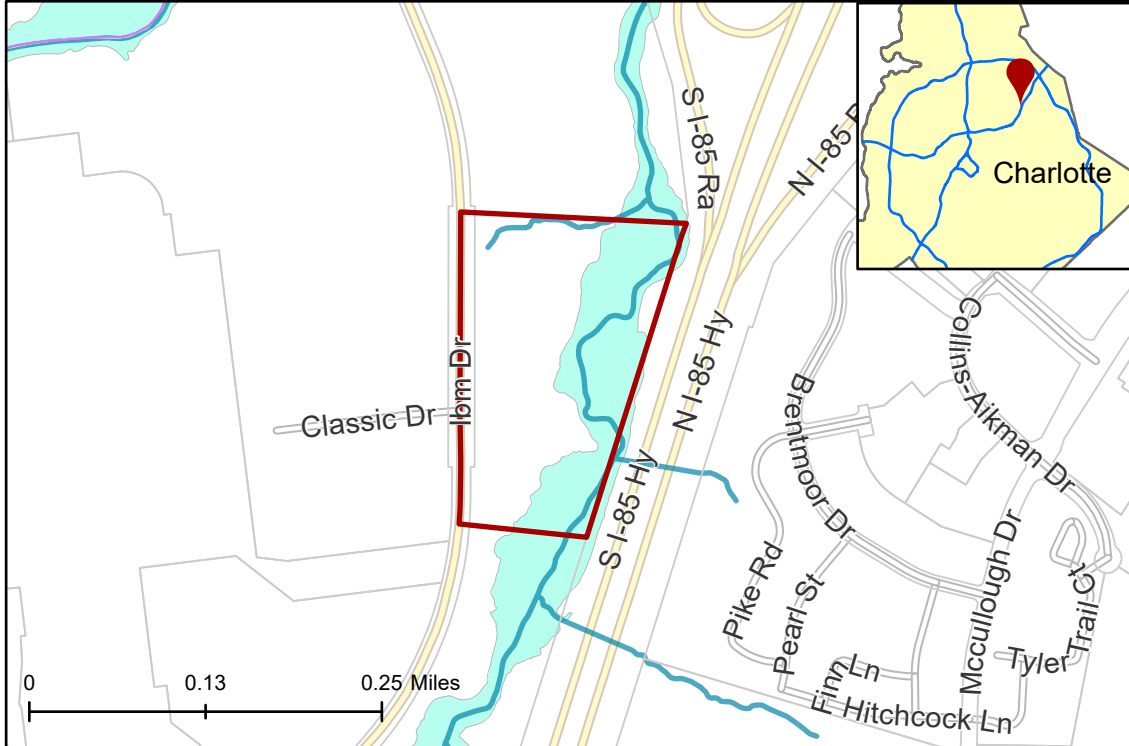
2022-012: RangeWater Real Estate

Current Zoning RE-2 (Research)

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

Approximately 18.45 acres

Location of Requested Rezoning



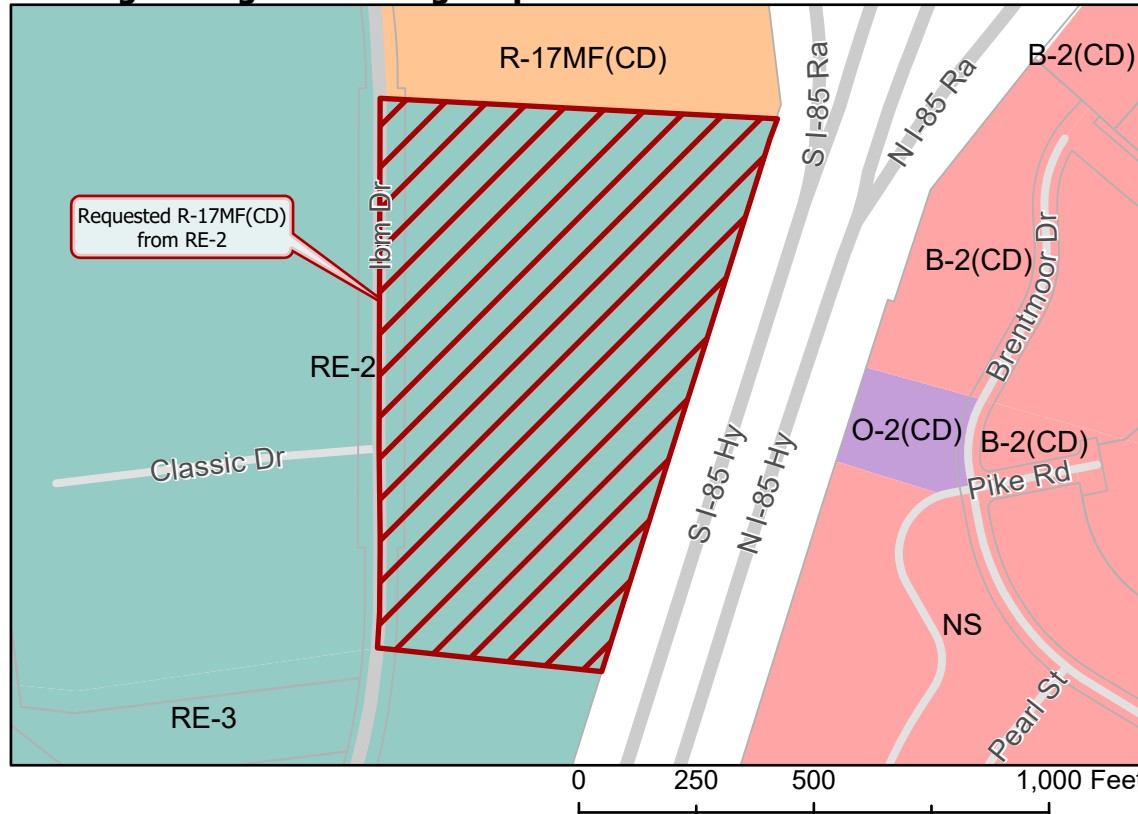
Rezoning Map



- 2022-012
- Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain
- City Council District
- 4-Renee Johnson



Existing Zoning & Rezoning Request



- Requested R-17MF(CD) from RE-2

Zoning Classification

- Multi-Family
- Research
- Office
- Business



Map Created 5/26/2022

Petition No.: 2022-022
Petitioner: Appaloosa Real Estate Partners

ORDINANCE NO. 393-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 02920102, 02920117, 02920116, 02920118, and 02920101, and further identified on the attached map from R-3 (single-family residential) to R-22 MF (CD) (multi-family residential, 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:

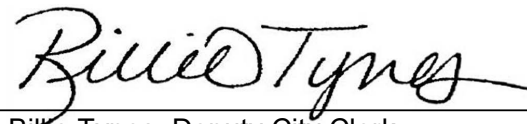


City Attorney

CERTIFICATION

I, Billie Tynes, 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 19th day of September 2022, the reference having been made in Minute Book 157, and recorded in full in Ordinance Book 65, Page(s) 241-242.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



Billie Tynes, Deputy City Clerk

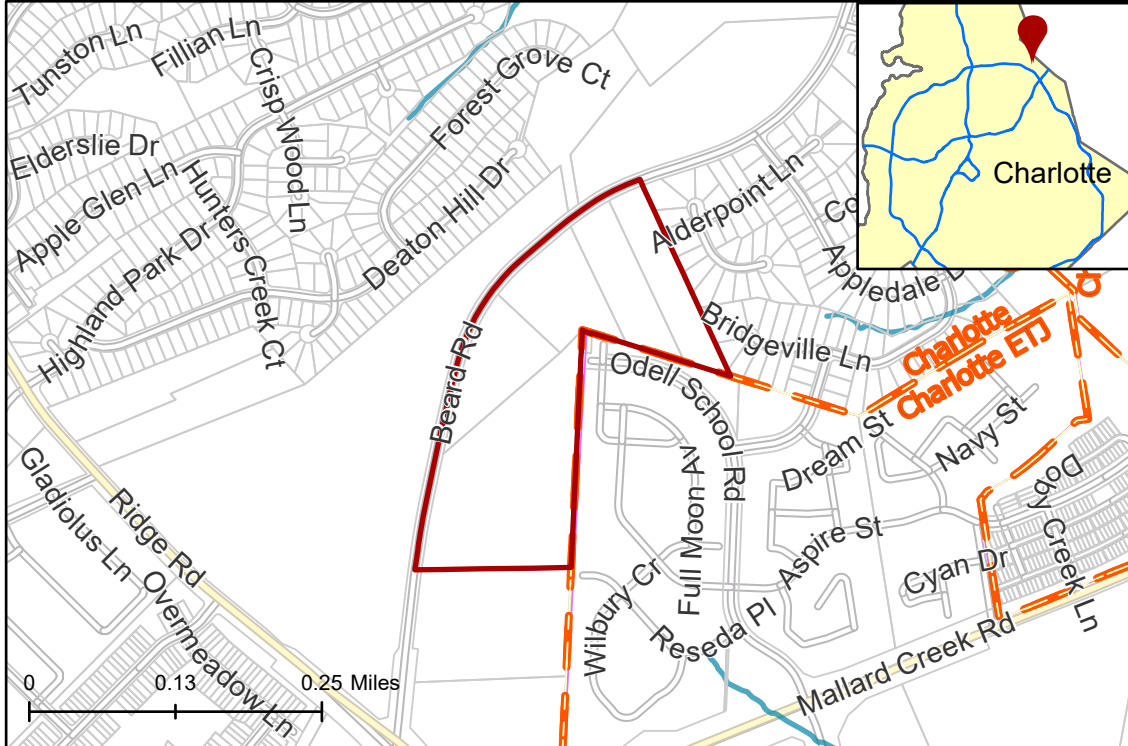
2022-022: Appaloosa Real Estate Partners

Current Zoning R-3 (Single Family Residential)

Requested Zoning R-22MF(CD) (Multi-Family Residential, Conditional), UR-2(CD) (Urban Residential, Conditional)

Approximately 26.65 acres

Location of Requested Rezoning



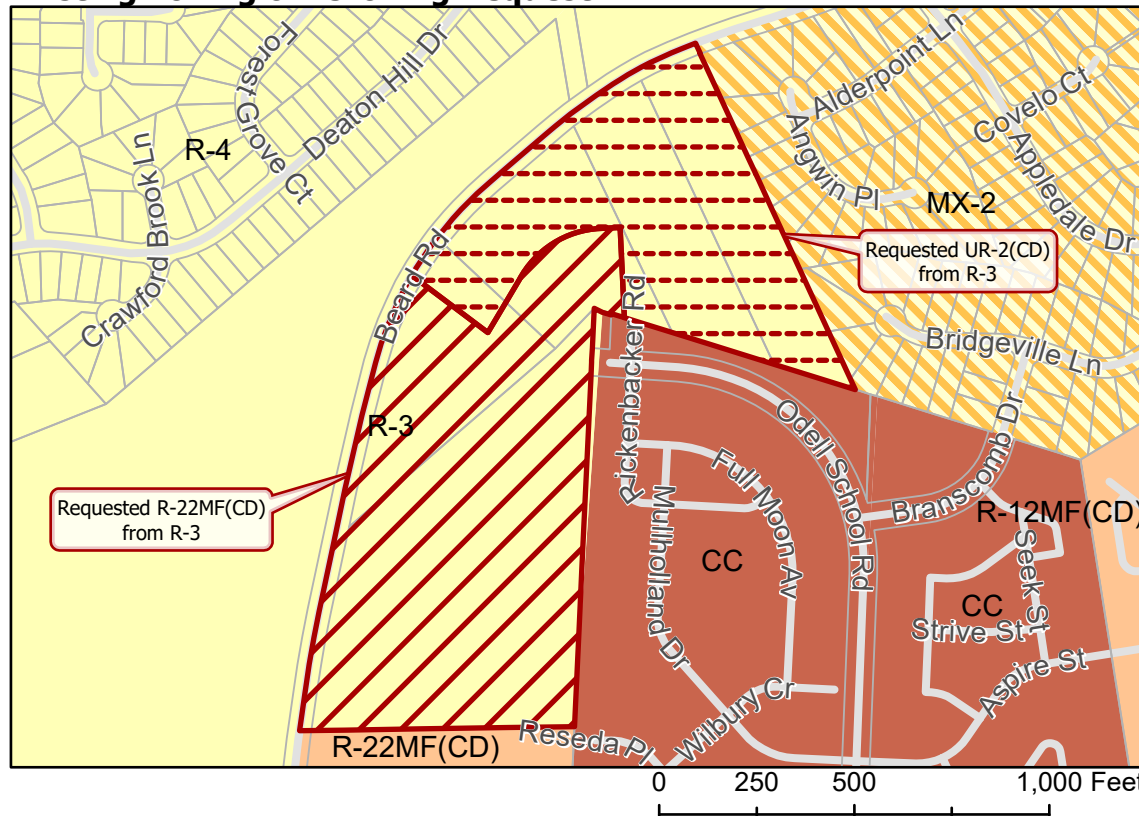
Rezoning Map



- 2022-022
- Inside City Limits
- Parcel
- Streams
- City Council District
- 4-Renee Johnson



Existing Zoning & Rezoning Request



- Requested R-22MF(CD) from R-3
- Requested UR-2(CD) from R-3

Zoning Classification

- Single Family
- Multi-Family
- Mixed Residential
- Commercial Center



Map Created 6/6/2022

Petition No.: 2022-085
Petitioner: City of Charlotte

ORDINANCE NO. 394-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 14124104, and further identified on the attached map from R-3 (single-family residential) to INST (institutional).

SEE ATTACHED MAP

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

APPROVED AS TO FORM:

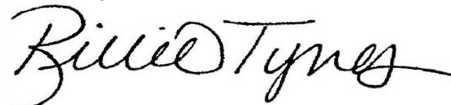


City Attorney

CERTIFICATION

I, Billie Tynes, 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 19th day of September 2022, the reference having been made in Minute Book 157, and recorded in full in Ordinance Book 65, Page(s) 243-244.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 19th day of September 2022.



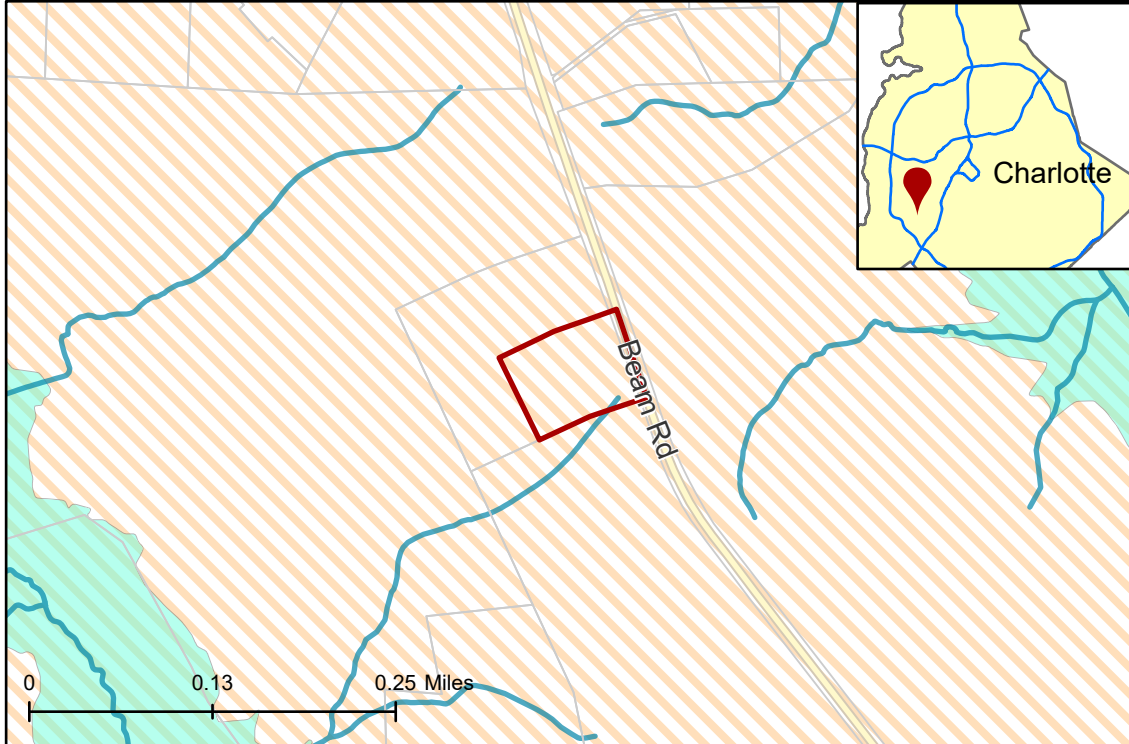
Billie Tynes, Deputy City Clerk

2022-085: City of Charlotte

Current Zoning R-3 AIR (Single Family Residential, Airport Noise Overlay)
Requested Zoning INST AIR (Institutional, Airport Noise Overlay)

Approximately 3.12 acres

Location of Requested Rezoning



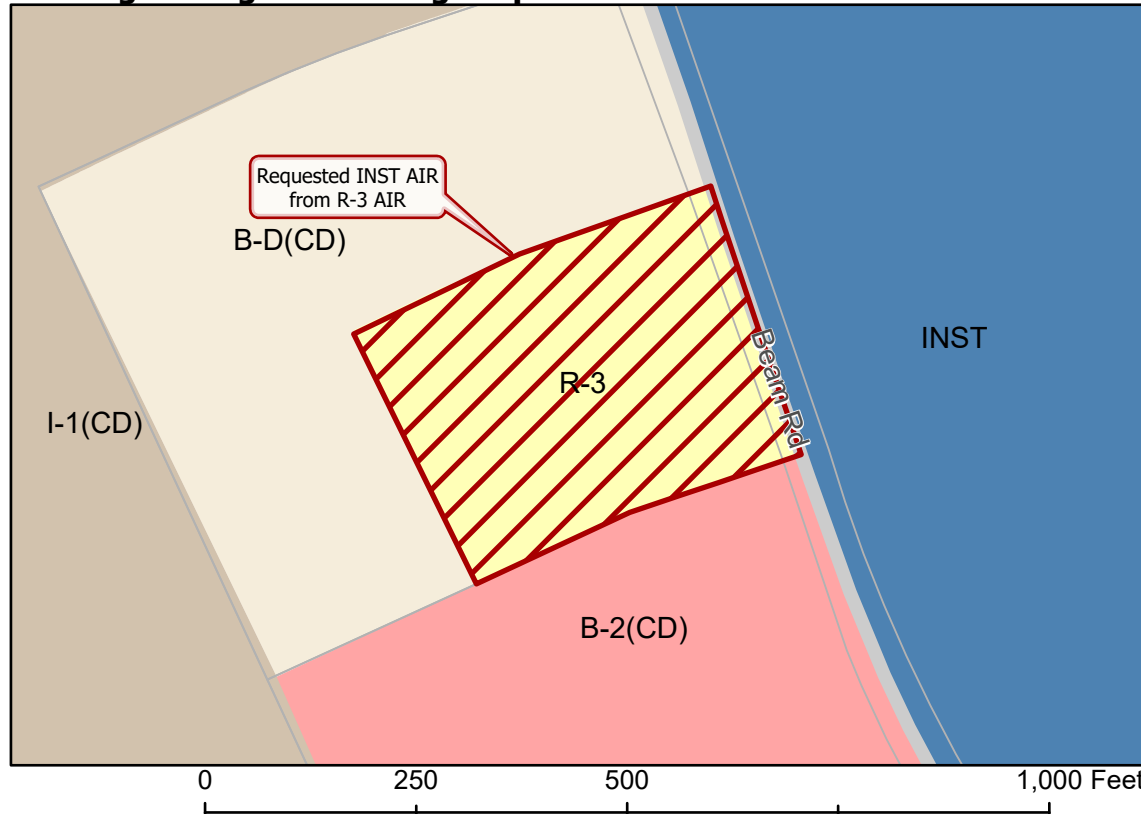
Rezoning Map



- 2022-085
- Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain
- Airport Noise Overlay
- City Council District
- 3-Victoria Watlington



Existing Zoning & Rezoning Request



- Requested INST AIR from R-3 AIR

Zoning Classification

- Single Family
- Institutional
- Business
- Business-Distribution
- Light Industrial



Map Created 5/26/2022