
TO: Maxx Oliver – Entitlement Services

FROM: Maria Floren – Long Range Planning

SUBJECT: REZ 2025-036: 2040 Comprehensive Plan Consistency


LOCATION: 1425 Bryant St (PID: 06701101)

DESCRIPTION: Zoning Change Request from NC to CG(CD) – 1.55 acres.

The Long-Range Division of the Planning, Design and Development Department offers the following comments on the above referenced rezoning petition. Please communicate these comments with the petitioner to the greatest extent practical and incorporate into the public hearing staff analysis report.

Plan Consistency: This petition is **CONSISTENT** with the 2040 Policy Map recommendation for Community Activity Center (CAC).

Rationale for Recommendation: The petition could facilitate the following 2040 Comprehensive Plan Goals:

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|  | <p><u>Goal 1: 10-Minute Neighborhoods</u> – All Charlotte households should have access to essential amenities, goods, and services within a comfortable and tree-shaded 10-minute walk, bike, or transit trip by 2040. <i>This petition’s proposal to develop a driving range and private outdoor recreation facilities at this site could help advance the goal of creating 10-Minute neighborhoods by providing recreation facilities to this area.</i></p> |
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