

## **NOTICE OF PUBLIC HEARINGS ON PETITIONS**

### **FOR ZONING CHANGES BY CITY COUNCIL**

#### **OF THE CITY OF CHARLOTTE, N.C.**

NOTICE is hereby given that public hearings to be conducted at 5:00 p.m. at the Charlotte-Mecklenburg Government Center, 600 East Fourth St; Charlotte, North Carolina 28202, on Monday, **the 18th of March** on the following petitions that propose changes to the Official Zoning Map of the City of Charlotte, North Carolina. Due to the number of public hearings scheduled for the **March 18, 2024**, City Council Zoning Meeting, the meeting may be recessed at 10:00 pm. Please note this meeting will be available for live viewing through the City of Charlotte's Government Channel, Facebook page, and YouTube channel.

**2022-017 by Alton Oliver Self, Jr.** For a change in zoning for approximately 1.66 acres located on the north side of Mount Holly-Huntersville Road, west of Abbingtion Holly Drive, and east of Bellhaven Boulevard from N1-A to B-2(CD).

**2022-121 by RK Investments Charlotte, LLC** for a change in zoning for approximately 53.07 acres located on the east side of Elm Lane and west side of Rea Road, south of Bevington Place from N1-A to UR-2(CD) with 5-years vested rights.

**2023-033 by CRD Elizabeth, LLC** for a change in zoning for approximately 1.63 acres located along the northeast side of East 7th Street, south of Lamar Avenue, and north of Clement Avenue from CG to MUDD-O.

**2023-046 by Childress Klein Properties & Charlotte-Mecklenburg Schools** for a change in zoning for approximately 124.60 acres located along the east side of Tom Short Road, west of Red Rust Lane, and north of Ardrey Kell Road from MX-1 (INNOV) to MX-2 (INNOV) with 5-years vested rights.

**2023-062 by White Point Partners** for a change in zoning for approximately 2.59 acres located along the south side of Commonwealth Avenue, west of The Plaza, and east of Pecan Avenue from NC to CAC-2(CD).

**2023-107 by Penmith Holdings, LLC** for a change in zoning for approximately 12.3 acres located along the north side of Rocky River Road and the east side of John Russell Road from NS to N2-A(CD).

**2023-112 by FCA, LLC** for a change in zoning for approximately 5.03 acres located at the dead-end of Christie Lane, north of Douglas Drive, east of Steele Creek Road from N1-A to ML-2(CD).

**2023-113 by Sri Sri, LLC** for a change in zoning for approximately 1.14 acres located along the west side of Southern Pine Boulevard, south of West Arrowood Road, north of Arrow Pine Drive from ML-1 to CG(CD).

**2023-124 by The Paces Foundation** for a change in zoning for approximately 10.54 acres located on the east side of Dilling Farm Road, just south of Moores Chapel Road from MX-2 to N2-A(CD).

**2023-132 by Freedom Communities** for a change in zoning for approximately 1.67 acres located along the south side of Tuckaseegee Road and the north side of Rogers Street, west of Karendale Avenue from UR-C(CD) to NC(CD).

**2023-150 by Caren Wingate** for a change in zoning for approximately 0.51 acres located on the east side of North Tryon Street, south of East Arrowhead Drive, and west of North Hills Circle from ML-2 to IMU.

**2023-154 by UNC Capital LLC** for a change in zoning for approximately 7.17 acres located on the south side of York Road, west of Youngblood Road from N1-A to N2-B(CD).

**2023-155 by CH Land Company, LLC** for a change in zoning for approximately 16.15 acres located at the northeast intersection of Beatties Ford Road and Trinity Road, south of Lakeview Road from CG and N1-A to N-2B(CD).

**2023-166 by Milburn Davant** for a change in zoning for approximately 0.40 acres located at the northeast intersection of Pinckney Avenue and East 28th Street, south of Matheson Avenue from N1-C to N1-D.

**2023-167 by Beacon Properties** for a change in zoning for approximately 5.63 acres located on the west side of Atando Avenue, north of North Tryon Street from ML-2 to IMU.

**2023-168 by Cutter Family Properties, LLC** for a change in zoning for approximately 9.13 acres located on the north and south side of Dalton Avenue, west of Plymouth Avenue from ML-2 to IMU.

**2023-169 by D.R. Horton** for a change in zoning for approximately 33.95 acres located east of Bending Branch Road and west of Interstate 485, north of Albemarle Road from MX-1 to N2-A(CD).

**2023-170 by BVB Properties** for a change in zoning for approximately 1.58 acres located on the east side of North Tryon Street, south of Orr Road, and north of Old Concord Road from ML-2 to IMU.

**2023-171 by Strategic Capital Partners, LLC** for a change in zoning for approximately 2.21 acres located on the north side of Walkers Ferry Road, west of Interstate 485, and south of Old Dowd Road from N1-A to ML-2.

**2023-172 by BVB Properties** for a change in zoning for approximately 0.79 acres located at the southeast intersection of Mt. Holly-Huntersville Road and Lawing School Road, west of Bellhaven Boulevard from B-1(CD) to CG(CD).

**2023-175 by United Rentals (North America) Inc.** for a change in zoning for approximately 9.95 acres located along the west side of Old Nations Ford Road, north side of East Westinghouse Boulevard, and east side of Interstate 485 from ML-2 to ML-1(CD).

**2023-176 by Smith Douglas Homes** for a change in zoning for approximately 14.85 acres located on the northeast side of Paw Creek Road, east of Little Rock Road from N1-A to N2-A(CD).

Interested parties and citizens have an opportunity to be heard and may obtain further information on the proposed changes from the Charlotte Planning, Design & Development Department Office, Charlotte-Mecklenburg Government Center, 600 East Fourth Street, 704-336-2205. [www.rezoning.org](http://www.rezoning.org)

## **NOTICE OF PUBLIC HEARING BY THE CITY OF CHARLOTTE, NORTH CAROLINA ON CHANGES TO THE ORDINANCE TO ADOPT THE UNIFIED DEVELOPMENT ORDINANCE**

NOTICE is hereby given that pursuant to NCGS 160D-601, a public hearing will be held by the City Council beginning at 6:30 p.m. at the Charlotte-Mecklenburg Government Center, 600 East Fourth Street, Charlotte, North Carolina, 28202, on Monday, **the 18th day of March 2024** on the following changes to Text Amendment to update the Campus zoning district to: 1) restructure the use matrix for these districts, adding specific uses for OFC, IC-1, and IC-2; 2) modify the prescribed conditions for certain uses allowed in the Campus zoning districts; and 3) create a new General Office (OG) zoning district.

To speak at the public hearing, please call the City Clerk's Office at 704-336-2248, sign up online at <https://charlottenc.gov/CityClerk/Pages/Speak.aspx>, or sign up to speak in-person with the City Clerk prior to the start of the public hearing. Alternatively, public comments of 350 words or less on the subject of the public hearing may be submitted to the City Clerk's Office at [cityclerk@charlottenc.gov](mailto:cityclerk@charlottenc.gov),

between publication of this notice and 24 hours prior to the scheduled time of the start of the public hearing.