

## **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 17th of June** 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 **June 17, 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.

**2023-124 by The Paces Foundation** for a change in zoning for approximately 10.54 acres located along the southeast side of Dilling Farm Road, south of Moores Chapel Road, and east of Interstate 485 from MX-2 to N2-B(CD).

**2023-152 by Sam's Commercial Properties, LLC** for a change in zoning for approximately 1.1 acres located at the southwest intersection of Mallard Creek Road and Carolina Lily Lane, east of Kings Grant Drive from CC to CG.

**2023-165 by Central Avenue Multifamily, LLC** for a change in zoning for approximately 2.839 acres bound by the south side of Central Avenue, west side of Piedmont Street, north side of Sunnyside Avenue, and east side of the Independence/I-277 Ramp from NC, N1-D, and O-6(CD) to CAC-1(EX).

**2024-011 by Eastwood Homes** for a change in zoning for approximately 17.48 acres located along the south side of Johnston Oehler Road, east of Prosperity Ridge Road from N1-A to N2-A(CD).

**2024-013 by Above and Beyond Students** for a change in zoning for approximately 0.24 acres located on the west side of Park Road, south of Seneca Place and north of Cortland Road from OFC to CAC-1.

**2024-014 by KB Holdings LLC** for a change in zoning for approximately 0.98 acres located on the north side of West Boulevard, south side of Nobles Avenue, and west side of Holabird Lane from B-1(CD) to N2-B.

**2024-015 by BV Belk Properties** for a change in zoning for approximately .38 acres located on the east side of Milhaven Lane, south of Sunset Road, and west of Statesville Road from I-1(CD) to CG.

**2024-022 by QTR Development Partners & Sunset Road Partners LLC** for a change in zoning for approximately 12.11 acres located on the south side of Sunset Road, east of Oakdale Road from N1-A to N2-A(CD).

**2024-029 by Embrey Development Company** for a change in zoning for approximately 19.81 acres located on the south side of Alexandriana Road, east side of Statesville Road, and west of Twin Lakes Parkway, north of Interstate 485 from OFC to IMU(CD)

**2024-030 by Asana Partners LP** for a change in zoning for approximately 0.39 acres located at the northwest intersection of South Sharon Amity Road and Randolph Road, south of Woodlark Lane from CC to NC.

**2024-032 by Troy Knight** for a change in zoning for approximately 0.17 acres located on the west side of Montgomery Street, north of Frazier Avenue, and east of West Trade Street from NC to N2-B.

**2024-034 by Jackson Kastle, LLC** for a change in zoning for approximately 0.37 acres located on the north and south side of Bearwood Avenue and east side of East Sugar Creek Road, west of Eastway Drive from CG to N1-C.

**2024-035 by City of Charlotte** for a change in zoning for approximately 48 acres located along the north side of Pine Oaks Drive, south of Byrum Drive, and west of Beam Drive from N1-A(ANDO) to ML-2(ANDO).

**2024-036 by Julio Barriga** for a change in zoning for approximately 0.232 acres located on the west side of Westerly Hills Drive, north of Wilkinson Boulevard, and east of Pruitt Street from N1-A to NC(CD).

**2024-038 by Cambridge Properties, Inc** for a change in zoning for approximately 3.02 acres located at the northwest intersection of West W. T. Harris and Davis Lake Parkway, south of David Cox Road from CC to CG.

**2024-039 by Gethsemane Cemetary and Memorial Gardens** for a change in zoning for approximately 10.65 acres located on the east side of West Sugar Creek Road and north side of The Roman Road, west of Mineral Springs Road from N1-B to IC-1.

**2024-041 by McAlway Road Ventures, LLC** for a change in zoning for approximately 0.548 acres located on the east side of McAlway Road, west of Craig Avenue, north of Bobby Lane from OFC and N2-B to N2-B.

#### **NOTICE OF PUBLIC HEARING BY THE CITY OF CHARLOTTE, NORTH CAROLINA ON CHANGES TO 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 17th of June** on the following Text Amendment.

**2024-067 by City of Charlotte Planning, Design & Development Department** to create a new compact residential development option in certain Neighborhood 1 zoning districts to provide for smaller lot sizes and adjustments to other standards, in exchange for open space in the development. The proposed amendment also revises allowances for triplexes in the N1-A and N-1B zoning districts.

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.

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)