



CITY OF CHARLOTTE ZONING BOARD OF ADJUSTMENT MEETING
GOVERNMENT CENTER – ROOM 280 – 600 EAST FOURTH STREET
TUESDAY, MAY 31, 2022 – 9:00 A.M.

RECOMMENDATION AGENDA

CASE NO. 2022-043

Independent Building, LLC (Represented by Brian Crutchfield P.E. of Timmons Group) for property located at 919 Norland Road, tax parcel 131-083-02.

Requesting a 2.25 foot variance from the 20.25 foot Class B buffer required when a fence is provided to permit an existing office building to be converted to an arcade/restaurant use.

APPEAL

CASE NO. 2020-120

James Brock Kitchen for property located at 3301 Central Avenue, tax parcel 095-122-01.
Appealing Notice of Violation that the property is a commercial use and not a Customary Home Occupation.

HISTORIC DISTRICT APPEAL

CASE NO. 2019-061

Robert Edward Lesnick for property located at 1101 Myrtle Avenue, tax parcel 123-051-79.
Appealing the Historic District Commission's Certificate of Appropriateness approval citing the following were applied in error:

- A. Charlotte Historic District Commission Rules of Procedure: Submission Requirements 7.3
- B. Charlotte Historic District Guideline: Part 6: For Height and Width Guideline 2
- C. Charlotte Historic District Guidelines: Part 6: For Foundations Guideline 1
- D. Charlotte Historic District Guidelines: Part 8: For Landscaping and Yards Guideline 7
- E. Charlotte Historic District Guidelines: Part 8: For Trees Guidelines 1 & 4

APPROVAL OF MINUTES

April Regular Meeting Minutes

THE BOARD RESERVES THE RIGHT TO DEVIATE FROM THE AGENDA.

City of Charlotte will comply with the American Disabilities Act (ADA), which prohibits discrimination on the basis of disability. Anyone needing special accommodations when attending this meeting and/or if this information is needed in an alternative format because of a disability please contact the Clerk to the Charlotte Zoning Board of Adjustment, (704) 336-3818 or terry.edwards@charlottenc.gov at least 72 hours prior to the meeting.
