

City of Charlotte

Charlotte-Mecklenburg Government Center
600 East 4th Street
Charlotte, NC 28202



Zoning Agenda

Monday, July 2, 2018

Charlotte-Mecklenburg Government Center-Room 280

Zoning Committee Work Session

Zoning Committee Work Session

Zoning Items

Deferrals

1. Rezoning Petition: 2017-205 by Pope & Land Enterprises, Inc.

Update: Petitioner is requesting deferral of Zoning Committee Recommendation to July 31, 2018

Location: Approximately 23.38 acres located on the north side of West Tyvola Road, south of Yorkmont Road. (Council District 3 - Mayfield)

Public Hearing Held: May 30, 2018 - Item #30 on the May 21st Zoning Agenda

Staff Resource: [Claire Lyte-Graham](#)

2. Rezoning Petition: 2017-203 by South End West Syndicate, LLC

Location: Approximately 0.75 acres located at the intersection of South Tryon Street and West Worthington Avenue, south of West Boulevard. (Council District 3 - Mayfield)

Public Hearing Held: June 18, 2018 - Item #34

Staff Resource: [Solomon Fortune](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2017-203 Post 07-02-2018 done](#)

[2017-203 RevSitePlan 06-29-2018](#)

[2017-203 Consistency Statement 7-2-18 done](#)

3. Rezoning Petition: 2017-204 by Ed Zepsa

Location: Approximately 0.95 acres located on the west side of Nations Crossing Road, south of Old Pineville Road. (Council District 3 - Mayfield)

Public Hearing Held: May 30, 2018 - Item #29 on the May 21st Zoning Agenda

Staff Resource: [Solomon Fortune](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2017-204 Poststaff 07-02-2018 done](#)

[2017-204 RevSitePlan 04-16-2018](#)

[2017-204 Consistency Statement 07-02-2018 done](#)

4. Rezoning Petition: 2018-012 by Harrison Tucker & John Perovich

Location: Approximately 0.16 acres located at the intersection of North Davidson Street and East 17th Street. (Council District 1 - Egleston)

Public Hearing Held: April 16, 2018 - Item #41

Staff Resource: [Sonja Sanders](#)

Staff Recommendation:

Staff does not recommend approval of this petition in its current form.

[2018-012 POSTstaff 07-02-18 done](#)

[2018-012 RevSitePlan 05-29-2018](#)

[Consistency Statement -070218 done](#)

5. Rezoning Petition: 2018-022 by Kyle Short

Location: Approximately 1.57 acres located on the south side of East Woodlawn Road, between Old Woods Road and Fairbluff Place, east of South Boulevard. (Council District 6 - Bokhari)

Public Hearing Held: June 18, 2018 - Item #39

Staff Resource: [John Kinley](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-022 Poststaff 7-02-18 done](#)

[2018-022 RevSitePlan 06-25-2018](#)

[Previously Approved Cover Page](#)

[2018-022 prev approved plan 2016-137](#)

[2018-022 ConsistencyStatement-done](#)

6. Rezoning Petition: 2018-030 by JV Transport, Inc.

Location: Approximately 2.75 acres located on the east side of Northpointe Industrial Boulevard, north of North Hoskins Road. (Council District 2 - Harlow)

Public Hearing Held: June 18, 2018 - Item #36

Staff Resource: [Claire Lyte-Graham](#)

Staff Recommendation:

Staff recommends approval of this petition upon resolution of outstanding issues related to environment.

[Post 2018-030 07-02-2018 CLG done](#)

[2018-030 RevSitePlan 04-16-2018](#)

[2018-030 ZC Consistency 7-2-2018 CLG done](#)

7. Rezoning Petition: 2018-031 by CitiSculpt

Location: Approximately 0.49 acres located on the south side of Kenilworth Avenue, east of Harding Place. (Council District 1 - Egleston)

Public Hearing Held: May 30, 2018 - Item #43 on the May 21st Zoning Agenda

Staff Resource: [Solomon Fortune](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-031 Posth staff 07-02-2018 done](#)

[2018-031 RevSitePlan 06-25-2018](#)

[2018-031 Consistency Statement 07-02-2018-done](#)

8. Rezoning Petition: 2018-032 by Myers Park Methodist Church

Location: Approximately 4.62 acres located on the south side of the intersection of Providence Road and Queens Road, north of Oxford Place. (Council District 6 - Bokhari)

Public Hearing Held: June 18, 2018 - Item #39

Staff Resource: [Solomon Fortune](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-032 Post Staff 07-02-2018-done](#)

[2018-032 RevSitePlan 06-25-2018](#)

[Previously Approved Cover Page](#)

[2018-032 previously approved plan 2000-088](#)

[2018-032 Consistency Statement 07-02-2018-done](#)

9. Rezoning Petition: 2018-036 by No Fear Investments, LLC

Location: Approximately 0.41 acres located on the east side of Olando Street south of Norris Avenue, north of Moretz Avenue. (Council District 1 - Egleston)

Public Hearing Held: June 18, 2018 - Item #43

Staff Resource: [Michael Russell](#)

Staff Recommendation:

Staff recommends approval of this conventional petition.

[2018-036 Post staff done](#)

[2018-036 consistency statement done](#)

10. Rezoning Petition: 2018-037 by Adam Fiorenza

Location: Approximately 12.5 acres located on the west side of Steele Creek Road, north of South Tryon Street. (Council District 3 - Mayfield)

Public Hearing Held: June 18, 2018 - Item #38

Staff Resource: [Claire Lyte-Graham](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-037 Post 07-02-2018 CLG-done](#)

[2018-037 RevSitePlan 06-25-2018](#)

[2018-037 ZC Consistency 7-2-2018 CLG done](#)

11. Rezoning Petition: 2018-038 by Derrick Walker

Location: Approximately 1.45 acres located on the north side of Horseshoe Lane, east of West Boulevard. (Council District 3 - Mayfield)

Public Hearing Held: June 18, 2018 - Item #44

Staff Resource: [Claire Lyte-Graham](#)

Staff Recommendation:

Staff recommends approval of this petition.

[Post 2018-038 07-02-2018 CLG done](#)

[2018-038 ZC Consistency 7-2-2018 CLG-done](#)

12. Rezoning Petition: 2018-039 by Lischerong Enterprises & Holdings

Location: Approximately 0.17 acres located on the north side of Fairwood Avenue, east of South Tryon Street. (Council District 3 - Mayfield)

Public Hearing Held: June 18, 2018 - Item #45

Staff Resource: [Solomon Fortune](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-039 Post staff 07-02-2018-done](#)

[2018-039 Consistency Statement 07-02-2018-done](#)

13. Rezoning Petition: 2018-040 by Charlie Casselman

Location: Approximately 0.38 acres located on the north side of Monroe Road, west of Commonwealth Avenue. (Council District 5 - Newton)

Public Hearing Held: June 18, 2018 - Item #46

Staff Resource: [Sonja Sanders](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-40 POSTstaff 070218 done](#)

[2018-040 Consistency Statement 070218-done](#)

14. Rezoning Petition: 2018-041 by Saussy Burbank, LLC

Location: Approximately 1.27 acres located on the north side of East 36th Street, east of Spencer Street. (Council District 1 - Egleston)

Public Hearing Held: June 18, 2018 - Item #47

Staff Resource: [Sonja Sanders](#)

Staff Recommendation:

Staff recommends approval of this petition upon resolution of outstanding issues related to transportation and the environment.

[2018-41_POSTstaff_070218_done](#)

[2018-041_RevSitePlan_05-14-2018](#)

[Previously Approved Cover Page](#)

[2018-41_prev approved plan 2017-071](#)

[2018-041_Consistency_Statement_070218-done](#)

15. Rezoning Petition: 2018-042 by SBBH, LLC

Location: Approximately 3.15 acres located on the southeast corner of the North Graham Street and Dalton Avenue. (Council District 1 - Egleston)

Public Hearing Held: June 18, 2018 - Item #41

Staff Resource: [Sonja Sanders](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-42_POSTstaff-070218_done](#)

[2018-042_RevSitePlan_06-25-2018](#)

[2018-042_Consistency_Statement_070218_done](#)