

## Petition 2023-097 by Drakeford Communities

### To Approve:

This petition is found to be **consistent** with the *2040 Policy Map* (2022) based on the information from the staff analysis and the public hearing, and because:

- The *2040 Policy Map* (2022) recommendation for the Neighborhood 2 Place Type.

We find this petition to be reasonable and in the public interest, based on the information from the staff analysis and the public hearing, and because:

- This petition is appropriate and compatible as the site is within an area designated by the 2040 Policy Map for the Neighborhood 2 Place Type.
- The site is in an area with a range of uses including single-family, multi-family, institutional, and commercial, within walking distance to a grocery store, an elementary school, and two high schools.
- The site is located along a proposed and funded urban greenway that will connect to Wilkinson Boulevard.
- The site is located along the route of the number 2, 30, 34, and 235 CATS local buses providing access to the Charlotte Transportation Center (CTC), SouthPark Community CTC, Goodwill Campus, West Blvd library, and the Lynx Blue Line among other destinations.
- The petition could facilitate the following 2040 Comprehensive Plan Goals:
  - 1: 10-Minute Neighborhoods
  - 4: Trail & Transit Oriented Development
  - 5: Safe & Equitable Mobility
  - 6: Healthy, Safe & Active Communities

### To Deny:

This petition is found to be **consistent** with the 2040 Policy Map (2022) based on the information from the staff analysis and the public hearing, and because:

- The *2040 Policy Map* (2022) recommendation for the Community Activity Center Place Type.

However, we find this petition to not be reasonable and in the public interest based on the information from the staff analysis and the public hearing, and because:

- (To be explained by the Zoning Committee)