

City of Charlotte

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



Zoning Agenda

Tuesday, October 2, 2018

Charlotte-Mecklenburg Government Center Room 280

Zoning Committee Work Session

*John Fryday - Chairperson
Elizabeth McMillan - Vice-Chairperson
Phillip Gussman
John Ham
Bolyn McClung
Keba Samuel
Cozzie Watkins*

Zoning Committee Work Session

Zoning Items

1. Rezoning Petition: 2018-001C by Northwood Ravin Development

Location: Approximately 12 acres located on the west side of Lancaster Highway, south of Southcrest Lane. (Council District - Bill James)

BOCC Public Hearing Held: September 18, 2018

Staff Resource: [John Kinley](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-001c Poststaff 10-2-18 done](#)

[2018-001\(c\) RevSitePlan 92818](#)

[2018-001c ConsistencyStatement 10-2-18 done](#)

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

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 in May 21st Zoning Agenda

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

Staff Recommendation:

Staff recommends approval of this petition.

[2017-205 Post Staff 10-02-2018 done](#)

[2017-205 RevSitePlan 9-26-2018](#)

[Previously Approved Cover Page](#)

[2017-205 PrevApp 2007-82](#)

[2017-205 ZC Consistency 10-02-2018 done](#)

3. Rezoning Petition: 2018-049 by Revolve Residential

Location: Approximately 2.57 acres bounded by Charles Avenue, Whiting Avenue, Spencer Street, and Clemson Avenue, north of Matheson Avenue. (Council District 1 - Egleston)

Public Hearing Held: September 24, 2018 - Item #29

Staff Resource: [Sonja Sanders](#)

Staff Recommendation:

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

[2018-49 poststaff 100218 done](#)

[2018-049-RevSitePlan 9-27-2018](#)

[2018-049 ConsistencyStatement done](#)

4. Rezoning Petition: 2018-056 by Wallace Lane, LLC

Location: Approximately 9.3 acres located on the north side of Wallace Lane, east of Independence Boulevard. (Council District 5 - Newton)

Public Hearing Held: September 24, 2018 - Item #33

Staff Resource: [Sonja Sanders](#)

Staff Recommendation:

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

[2018-056 Poststaff 10-2-18 done](#)

[2018-056 RevSitePlan 09-27-2018](#)

[2018-056 ConsistencyStatement 10-2-18 done](#)

5. Rezoning Petition: 2018-064 by Chick-Fil-A

Location: Approximately 2.03 acres located on the south side of West W.T. Harris Boulevard. (Council District 4 - Phipps)

Public Hearing Held: September 24, 2018 - Item #42

Staff Resource: [Sonja Sanders](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-64 post staff analysis done](#)

[2018-064 RevSitePlan 09-27-2018](#)

[Previously Approved Cover Page](#)

[2018-64 Prev Rez 1988-018C approved site plan](#)

[2018-064 Consistency Statement done](#)

6. Rezoning Petition: 2018-068 by J.R. Atkinson

Location: Approximately 4.41 acres located at the intersection of North Graham Street and Interstate 85. (Council District 4 - Phipps)

Public Hearing Held: September 24, 2018 - Item #45

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

Staff Recommendation:

Staff recommends approval of this conventional petition.

[Post 2018-068 10-02-2018 Done](#)

[2018-068 ZC Consistency 10-2-2018 done](#)

7. Rezoning Petition: 2018-077 by R2 Development

Location: Approximately 7.69 acres located on the west side of Steele Creek Road, south of Hamilton Road. (Outside City Limits)

Public Hearing Held: September 24, 2018 - Item #32

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

Staff Recommendation:

Staff recommends approval of this petition.

[Post Hearing 2018-077 10-02-2018 done](#)

[2018-077 RevSitePlan 09-27-2018](#)

[2018-077 ZC Consistency 10-2-2018 done](#)

8. Rezoning Petition: 2018-078 by Monte Ritchey/Conformity Corp.

Location: Approximately 0.74 acres located at the end of Waco Street and Ellison Street, near South Kings Drive. (Council District 1 - Egleston)

Public Hearing Held: September 24, 2018 - Item #31

Staff Resource: [Solomon Fortune](#)

Staff Recommendation:

Staff recommends approval of this petition.

[2018-078 Poststaff 10-2-18 done](#)

[2018-078 RevSitePlan 10-01-2018-tree save](#)

[2018-078 ConsistencyStatement 10-2-18 final](#)