

## Petition 2017-182 by QuikTrip Corporation

### To Approve:

This petition is found to be inconsistent with the *Northlake Area Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends residential use up to eight dwelling units per acre.

([However, 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:

- (To be explained by the Zoning Committee).

### To Deny:

This petition is found to be inconsistent with the *Northlake Area Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends residential use up to eight dwelling units per acre.

([Therefore, 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:

- The petition is inconsistent with the adopted area plan; and
- The site is located in the "Wedge Area" as identified in the area plan and the *Centers, Corridor, Wedges* framework. The wedge area is recommended to remain predominately residential. Commercial uses are only identified for the intersection of Mt. Holly-Huntersville Road and West W.T. Harris and along West W.T. Harris east of I-485 near Northlake Mall; and
- The location is not appropriate for commercial uses based on the surrounding single family uses, and the site's location outside of the Northlake Activity Center.

Motion by: Friday, Spencer, Majeed, McClung, Nelson, McMillian, or Sullivan

Motion to: Approve, Deny, Defer to \_\_\_\_\_.

Choose one: as it appears before us.  
as presented by \_\_\_\_\_  
as modified as follows: \_\_\_\_\_

And the adoption of the consistency statement

Choose one: as it appears before us.  
as presented by \_\_\_\_\_  
as modified as follows: \_\_\_\_\_

Second by: Friday, Spencer, Majeed, McClung, Nelson, McMillian, or Sullivan

Vote: \_\_\_\_\_ Recused: \_\_\_\_\_ Absent: \_\_\_\_\_