

## Petition 2020-169 by Charlotte-Mecklenburg Housing Partnership

### To Approve:

The petition is found to be **consistent** with the *Central District Plan*, based on information from the staff analysis and the public hearing, and because:

- The plan recommends multi-family residential with no specified density.

Therefore, 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:

- The adopted plan supports multifamily residential development.
- The proposal development supports the need for variety in housing types and housing needs.
- The request commits to 8-foot sidewalk and 8-foot planting strip along Billingsley Road and 10-foot multi-use path and 8-foot planting strip along Marvin Road.
- The request commits to provision of an ADA compliant bus waiting pad with location to be coordinated during the Land Development permitting process.
- The request provides a Class C buffer along all property lines abutting single family residential zoning or in single family residential use.
- The site is surrounded by a mix of single family, multifamily, institutional, office, and retail uses.

### To Deny:

The petition is found to be **consistent** with the *Central District Plan*, based on information from the staff analysis and the public hearing and because:

- The plan recommends multi-family residential with no specified density.

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 Zoning Committee)

### Motion:

### Approve or Deny

### Maker:

2<sup>ND</sup>:

### Vote:

### Dissenting:

### Recused: