

ORDINANCE NO. 636

An Ordinance Amending Chapter 23  
of the City Code - Zoning Ordinance

An Ordinance Amending the City Code  
with respect to the Zoning Ordinance.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. Chapter 23, "Zoning" of the Code of the City of Charlotte is hereby amended as follows:

1. Amend Article IV Area, Yard and Height Regulations Section 23-55 by adding a new paragraph (c) to be inserted following the existing paragraph (b) as follows:

(c) Non-residential structures located in the B-3 and B-3T Districts may be converted to residential purposes and in so doing are not subject to the dimensional requirements listed in paragraph (b) above provided that:

- 1.) In no case shall the proposed conversion further encroach on yards or increase the existing floor area ratio;
- 2.) No structure which will contain less than ten (10) multi-family dwelling units shall be eligible for use in accordance with this section; and
- 3.) Only structures existing as of January 29, 1962 shall be eligible for use in accordance with this section.

Section 2. That this ordinance shall become effective upon its adoption.

Approved as to form:

s/ Henry W. Underhill, Jr.  
City Attorney

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina in regular session convened on the 21st day of May, 1979, the reference having been made in Minute Book 71, and recorded in full in Ordinance Book 27, at Page 169.

Ruth Armstrong  
City Clerk