

Mayor Patrick McCrory

Rod Autrey
Patrick D. Cannon
Nancy G. Carter
Mike Castano
Malcolm Graham

Mayor Pro Tem Susan Burgess

Don Lochman
James Mitchell, Jr.
Sara Spencer
Lynn Wheeler
Joe White

CITY COUNCIL ZONING AGENDA

Thursday, May 18, 2000

5:00 p.m. - Council-Manager Dinner
Meeting Chamber Conference Room

- Briefing on legislative options for the conditional rezoning process.
- Briefing on proposed plan amendment to the South District Plan.

6:00 p.m. - ZONING DECISIONS
Meeting Chamber

DECISIONS

- 1. Petition No. 2000-53 (decision)** by Central Piedmont Community College for a change in zoning for approximately 14 acres located on the east side of East W. T. Harris Boulevard, south of Grier Road and north of Plaza Road Extension from R-20MF to R-3.

Zoning Committee voted to recommend approval of this petition.

Attachment No. 1

- 2. Petition No. 2000-55 (decision)** by Jack & Gail Christian for a change in zoning for approximately 0.91 acres located at the northwest corner of Old Concord Road and Torrence Grove Road, south of Rocky River Road from R-3 and B-1 to O-1.

Zoning Committee voted to recommend approval of this petition.

Attachment No. 2

3. **Petition No. 2000-62 (decision)** by Charlotte-Mecklenburg Planning Commission to consider a text amendment to establish concealment requirements for wireless communication transmission facilities when located in or within 400 feet of a residential district.

Planning Committee voted to recommend approval of this petition.

Attachment No. 3

4. **Petition No. 2000-63 (decision)** by Mecklenburg County Department of Environmental Protection to consider a text amendment to clarify mitigation requirements when mandated undisturbed buffers are disturbed and to cite “The Watershed Buffer Guidelines for Mecklenburg County” as the official reference for establishing and re-establishing watershed buffers.

Planning Committee voted to recommend approval of this petition.

Attachment No. 4

5. **Petition No. 2000-64 (decision)** by Mecklenburg County Department of Environmental Protection to consider a text amendment to maintain the existing level of water supply watershed protection in areas affected by the City of Charlotte’s November 22, 1999 assumption of zoning jurisdiction within its Extra Territorial Jurisdiction. The language in the proposed Catawba River/Lake Wylie Watershed Overlay is consistent with the protective measures originally recommended by a stakeholder group and enacted by the Mecklenburg County Board of Commissioners.

Planning Committee voted to recommend approval of this petition.

Attachment No. 5

6. **Petition No. 2000-65 (decision)** by Mecklenburg County Department of Environmental Protection to consider a text amendment to clarify mitigation requirements when mandated undisturbed buffers are disturbed and to cite “The Watershed Buffer Guidelines for Mecklenburg County” as the official reference for establishing and re-establishing watershed buffers.

Planning Committee voted to recommend approval of this petition.

Attachment No. 6

PUBLIC HEARINGS

7. **Plan Amendment No. 2000-02 (public comment)** by Candlewyck Homes Association and Providence Springs Association, Inc. to amend the South District Plan to recommend that the southern portions of the property developed as Providence Springs subdivision and three parcels located between the subdivision and Providence Road be developed as single family, at a density of 3 units per acre.

The petitioner requests that a decision be made the same night as the public comment session.

Attachment No. 7

8. **Petition No. 2000-20 (hearing)** by Fairfield Residential, LLC for a change in zoning for approximately 3.3 acres located between South Church Street and Winnifred Street, north of West Bland Street from I-2 to MUDD.

A protest petition has been filed.

Attachment No. 8

9. **Petition No. 2000-37 (hearing)** by Jennifer T. Cochrane, Naomi Griffin and Phillip E. Lewis, Sr. for a change in zoning for approximately 18.446 acres located on the west side of Enoch Drive, south of West Sugar Creek Road, west of Hubbard Road from R-3 to R-5.

Attachment No. 9

10. **Petition No. 2000-40 (hearing)** by Camden Square Associates, LLC for a change in zoning for approximately 6.5 acres located on the southeast corner of South Tryon Street and West Worthington Avenue from I-2 and UMUD to MUDD.

Attachment No. 10

11. **Petition No. 2000-54 (hearing)** by Thompson Children's Home, Inc. for a change in zoning

for approximately 40 acres located at the end of St. Peter's Lane, north of Margaret Wallace Road from R-4 to INST.

Attachment No. 11

12. **Petition No. 2000-59 (hearing)** by Don Hanley for a change in zoning for approximately 42.04 acres located on the east side of Moores Chapel Road, north of Wildlife Road from R-3 to R-4

A protest petition has been filed and is sufficient to invoke the $\frac{3}{4}$ voting rule.

The petitioner requests a two month deferral of this petition.

Attachment No. 12

13. **Petition No. 2000-60 (hearing)** by Diamond Oak Development, Inc. for a change in zoning for approximately 23 acres located on the north side of Tuckaseegee Road, east of Heather Glen Lane and west of Freedom Drive from R-4 to R-5 Cluster.

A protest petition has been filed and is sufficient to invoke the $\frac{3}{4}$ voting rule.

Attachment No. 13

14. **Petition No. 2000-70 (hearing)** by Highland Mills, LLC for a change in zoning for approximately 9.3 acres located on the west side of North Davidson Street between Mallory Street and East 33rd Street from I-2 to I-1.

Attachment No. 14

15. **Petition No. 2000-74 (hearing)** by The YMCA of Greater Charlotte for a change in zoning for approximately 22.9 acres located at the southeast corner of Community House Road and Bryant Farms Road from R-12PUD to INST.

Attachment No. 15

16. **Petition No. 2000-75 (hearing)** by GDL Properties, LLC for a change in zoning

for approximately 7.1 acres located at the northwestern corner of the intersection of Brookshire Boulevard and Mount Holly-Huntersville Road from R-12MF(CD) and O-15(CD) to B-1.

Attachment No. 16

17. **Petition No. 2000-77 (hearing)** by Mildred Almond and Jeanne Toalson for a change in zoning for approximately 14.5 acres located on the south side of Mallard Creek Road, south of Odell School Road and east of Mallard Creek Place from R-3 to R-4.

Attachment No. 17

18. **Petition No. 2000-78 (hearing)** by Frances C. Mizelle for a change in zoning for approximately 25.2 acres located on the east side of Prosperity Church Road, south of Johnston Oehler Road from R-3 to R-12MF, O-1 and B-1.

Attachment No. 18

19. **Petition No. 2000-79 (hearing)** by The Everett Company for a change in zoning for approximately 0.5 acres located on the east side of Sardis Road, south of Timber Lane and north of Providence Road from R-3 to R-12MF.

Attachment No. 19

20. **Petition No. 2000-80 (hearing)** by Lisa A. Modzelewski for a change in zoning for approximately 3.2 acres located southeast corner of Browne Road and DeArmon Road from B-1(CD) to R-6.

Attachment No. 20

21. **Petition No. 2000-82 (hearing)** by Larry Reed for a change in zoning for approximately 20.1 acres located on the east and west sides of James Road, south of Gera Emma Road and north of Frances Irene Drive from R-3 and MH-O to R-4.

Attachment No. 21

22. **Petition No. 2000-86 (hearing)** by Hickory Grove Baptist Church for a change in zoning for

approximately 0.73 acres located on the west side of East W. T. Harris Boulevard, south of Trysting Road from R-I to INST

Attachment No. 22

23. Discussion of legislative options for the conditional district rezoning process.

24. Arbor Glen at Dalton Village Grant – To change a \$2 million infra-structure improvement grant that has been made to the Dalton Village Development to a 30 year deferred loan.

Attachement No. 24