February 20, 2006
Ordinance Book 54, Page 145

Petition No. 2005-107
Petitioner: Charlotte Truck Rental

ORDINANCE NO. 3207-Z

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. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from I-2 to I-1(CD).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

City Attorney

CERTIFICATION

I, Brenda R. Freeze, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 20th day of February, 2006, the reference having been made in Minute Book 123, and recorded in full in Ordinance Book 54, Page(s) 145-146.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 22nd day of May, 2006.

Brenda R. Freeze, CMC, City Clerk
Petition #: 2005-107

Petitioner: Charlotte Truck Rental

Zoning Classification (Existing): I-2
(General Industrial)

Zoning Classification (Requested): I-1 (CD)
(Light Industrial, Conditional)

Acreage & Location: Approximately 2.36 acres located on the west side of Rozzelles Ferry Rd., southeast of Coronet Wy.
February 20, 2006  
Ordinance Book 54, Page 147

Petition No. 2005-122  
Petitioner: Hord Properties, LLC

APPROVED BY CITY COUNCIL  
DATE 2/20/06

ORDINANCE #3208-Z

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. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from R-17MF to NS.

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

City Attorney

CERTIFICATION

I, Brenda R. Freeze, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 17th day of April, 2006, the reference having been made in Minute Book 123, and recorded in full Ordinance Book 54, Page(s) 147-148.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 12th day of July, 2006.

Brenda R. Freeze, CMC, City Clerk
Petition #: 2005-122

Petitioner: Hord Properties, LLC.

Zoning Classification (Existing): R-17 MF
(Multi-family Residential, up to 17 dwelling units per acre)

Zoning Classification (Requested): NS
(Neighborhood Services, Conditional)

Acreage & Location: Approximately 0.912 acres located north of the intersection of Sandy Porter Rd. and S. Tryon St.
AN ORDINANCE AMENDING APPENDIX A
OF THE CITY CODE – ZONING ORDINANCE

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

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

A. CHAPTER 9: GENERAL DISTRICTS

1. PART 9: UPTOWN MIXED USE DISTRICT

a. Amend Section 9.906, "Uptown Mixed-Use District: Urban Design and Development Standards", subsection (e)(1), "Off-premise Major Event Banners", subsection (a) to: 1) enlarge the size of a temporary event banner from 200 square feet to 1,000 square feet or 10% of the wall, whichever is least, 2) allow banners to be erected 7 days before the major event, instead of 3 days, 3) allow banners on each wall rather than per establishment, and 4) requires a written notice of the proposed banner location, number, and sizes, and duration be sent to Charlotte Center City Partners, prior to the issuance of a permit. The current section reads as follows:

(e) Signs, banners, flags and pennants. Where signs, banners, flags and pennants for identification or decoration are provided, they must conform to the requirements of Chapter 13, with the exception that Off-premise Major Event Banners shall meet the following requirements: (Petition No. 2005-007, § 9.906(2)(5), 03/21/05)

1. Off-premise Major Event Banners

The purpose this type of banner is to inform the public of major events, open to the public, with community-wide interest or regional significance. Major events may include, but are not limited to, religious, educational, charitable, civic, fraternal, sporting, or similar events including, but not limited to, golf tournaments, festivals, and major or seasonal sporting events. The banner is off-premise from the location of the major event.
event, or seasonal event. If sports related, each game or competition shall be considered a separate event. Seasonal events such as regional team sporting events (i.e. Bobcats, Panthers, Checkers, etc.) may be issued one permit for the season (Petition No. 2005-78 §9.906(2)(e)(1)(g).06/20/05)

(i) The permit number and duration shall be visible on the banner.

(j) Due to the short-term nature of banners, any violation of the provisions of these regulations shall be cited by Neighborhood Development. A one-day warning notice of violation requesting immediate compliance will be issued first. Citations can then be issued for any violation that has not been corrected. (Petition No. 2005-78 §9.906(2)(e)(1)(l).06/20/05)

This subsection does not preempt the regulations of Section 206 of Chapter 19, Article 7 of the City Code for decorative banners and signs.

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

Approved as to form:

City Attorney

CERTIFICATION

I, Brenda R. Freeze, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the attached is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 20th day of February, 2006, the reference having been made in Minute Book 123, and recorded in full in Ordinance Book 54, Pages 149-153.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 23rd day of February, 2007.

Brenda R. Freeze, CMC, City Clerk
ORDINANCE #3210

AN ORDINANCE AMENDING APPENDIX A OF THE CITY CODE – ZONING ORDNANCE

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

Section 1: Appendix A, “Zoning” of the Code of the City of Charlotte is hereby amended as follows:

A. CHAPTER 12: SUPPLEMENTAL DEVELOPMENT STANDARDS.
   1: Part 2: OFF-STREET PARKING AND LOADING

   a. Amend Section 12.204, “Size of required parking spaces and aisles”, subsection (2) by permitting compact car parking spaces in MUDD, UMUD PED, TOD, UL, and UR, zoning districts, based on the same percentages as the other zoning districts. Add a modification that no more than 40% of the total provided parking spaces may be designed for compact cars. Delete subsection (5). The current section reads as follows:

   Section 12.204. Size of required parking spaces and aisles.

   (1) Each required parking space shall meet the minimum dimensional requirements as set out in the Charlotte-Mecklenburg Land Development Standards Manual.

   (2) In parking lots with 20 or more spaces, no more than 25 percent of all required parking spaces shall be designed and designated for compact cars.

   (3) Each required parking space shall have direct and unrestricted access to an aisle of the minimum width as set out in the Charlotte-Mecklenburg Land Development Standards Manual.

   (4) Diagonal or perpendicular parking spaces shall be developed as set out in the Charlotte-Mecklenburg Land Development Standards Manual.
The revised text shall read as follows:

Section 12.204. Size of required parking spaces and aisles.

(1) Each required parking space shall meet the minimum dimensional requirements as set out in the Charlotte-Mecklenburg Land Development Standards Manual.

(2) In parking lots with 20 or more spaces, no more than 25 percent of all required parking spaces shall be designed and designated for compact cars. Where additional parking spaces are permitted, no more than 40% of the total provided parking spaces may be designed and designated for compact cars.

(3) Each required parking space shall have direct and unrestricted access to an aisle of the minimum width as set out in the Charlotte-Mecklenburg Land Development Standards Manual.

(4) Diagonal or perpendicular parking spaces shall be developed as set out in the Charlotte-Mecklenburg Land Development Standards Manual.

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

Approved as to form:

[Signature]
City Attorney

CERTIFICATION

I, Brenda R. Freeze, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the attached is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 20th day of February, 2006, the reference having been made in Minute Book 123, and recorded in full in Ordinance Book 54, Page(s) 154-155.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 23rd day of February, 2007.

Brenda R. Freeze, CMC. Civ Clerk
February 20, 2006
Ordinance Book 54, Page 157

CITY ZONE CHANGE

APPROVED BY CITY COUNCIL

DATE 2/20/06

ORDINANCE NO. 3211-Z

ZONING REGULATIONS

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

Section 1. That Section 1.104 of the City of Charlotte Zoning Ordinance is hereby amended by changing the property identified on the attached map from I-2 to TOD-M on the Official Zoning Map, City of Charlotte, N.C.

SEE ATTACHED MAP

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

APPROVED AS TO FORM:

City Attorney

CERTIFICATION

I, Brenda R. Freeze, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 20th day of February, 2006, the reference having been made in Minute Book 123, and recorded in full in Ordinance Book 54, Page(s) 157-158.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 22nd day of May, 2006.

Brenda R. Freeze, CMC, City Clerk
Petition #: 2006-008
Petitioner: 1927 South Tryon LLC

Zoning Classification (Existing): I-2
(General Industrial)

Zoning Classification (Requested): TOD-M
(Transit Oriented Development, Mixed-use)

Acreage & Location: Approximately 1.621 acres located north of Doggett St. and southeast of S. Tryon St.
CITY ZONE CHANGE

APPROVED BY CITY COUNCIL

ORDINANCE NO. 3212-Z

ZONING REGULATIONS

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

Section 1. That Section 1.104 of the City of Charlotte Zoning Ordinance is hereby amended by changing the property identified on the attached map from B-2 to TOD-M on the Official Zoning Map, City of Charlotte, N.C.

SEE ATTACHED MAP

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

APPROVED AS TO FORM:

City Attorney

CERTIFICATION

I, Brenda R. Freeze, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 20th day of February, 2006, the reference having been made in Minute Book 123, and recorded in full in Ordinance Book 54, Page(s) 159-160.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 22nd day of May, 2006.

Brenda R. Freeze, CMC, City Clerk
Petition #: 2006-009

Petitioner: Charlotte Mecklenburg Planning Commission

Zoning Classification (Existing): B-2
(General Business)

Zoning Classification (Requested): TOD-M
(Transit Oriented Development, Mixed-use)

Acreage & Location: Approximately 8.248 acres located west of South Blvd and north of Freeland Ln.
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. That the Official Zoning Maps referenced in Section 1.104 of the City of Charlotte Zoning Ordinance are hereby amended by changing the zoning of the property described on the attached map from R-3 to MX-2(Innovative).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

Section 3. That this ordinance shall become effective upon its adoption.

CERTIFICATION

I, Brenda R. Freeze, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 20th day of February, 2006, the reference having been made in Minute Book 123, and recorded in full in Ordinance Book 54, Page(s) 161-162.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 22nd day of May, 2006.
Petition #: 2006-013

Petitioner: The McAlpine Company

Zoning Classification (Existing): R-3
(Single-family Residential, up to 3 dwelling units per acre)

Zoning Classification (Requested): MX-2 (Innovative)
(Mixed-Use Residential/Retail, Conditional, Innovative Design Standards)

Acreage & Location: Approximately 22.9 acres located west of Lancaster Hwy. north of Ardrey Kell Dr

WITHIN CHARLOTTE CITY LIMITS

Requested MX-2 Innovative from R-3

Map Produced by the Charlotte-Mecklenburg Planning Commission 10-28-2005
ORDINANCE #3214  
AN ORDINANCE AMENDING APPENDIX A OF THE  
CITY CODE – ZONING ORDINANCE

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

Section 1: Appendix A, “Zoning” of the Code of the City of Charlotte is hereby amended as follows:

A. CHAPTER 12: SUPPLEMENTAL DEVELOPMENT STANDARDS

1. PART 2: OFF-STREET PARKING AND LOADING.

   a. Amend Section 12.214, “Number, size, and location of loading spaces” by adding a new subsection (3). The current text reads as follows:

   Section 12.214. Number, size, and location of loading spaces.

   (1) Loading spaces of the size and number indicated shall be provided in accordance with Table 12.214. These requirements shall not apply in the MUDD, PED, TOD-R, TOD-E, TOD-M, TOD-RO, TOD-EO, TOD-MO, TS, UI, UMUD, and UR districts established in these regulations. (Petition No. 2004-128, § 12.214(1) 2/21/05)

   (2) Any loading space and any area required for maneuvering a vehicle into and out of the loading space shall be located entirely on the same lot as the use it serves, and not on any public right-of-way or other lot. (Petition No. 2004-128, § 12.214(2) 2/21/05)

   The revised section shall read as follows:

   Section 12.214. Number, size, and location of loading spaces.

   (1) Loading spaces of the size and number indicated shall be provided in accordance with Table 12.214. These requirements shall not apply in the MUDD,
PED, TOD-R, TOD-E, TOD-M, TOD-RO, TOD­EO, TOD-MO, TS, UI, UMUD, and UR districts established in these regulations. (Petition No. 2004-128, § 12.214(1) 2/21/05)

(2) Any loading space and any area required for maneuvering a vehicle into and out of the loading space shall be located entirely on the same lot as the use it serves, and not on any public right-of-way or other lot. (Petition No. 2004-128, § 12.214(2) 2/21/05)

(3) Loading and unloading spaces and areas shall be located a minimum of 60' from residentially used or zoned property. Distances shall be measured from the closest edge of the loading and unloading area to the property line of the residentially used or zoned property. These requirements shall not apply in the MUDD, PED, TOD-R, TOD-E, TOD-M, TOD-RO, TOD-EO, TOD-MO, TS, UI, UMUD, and UR districts.

Section 4. That this ordinance shall become effective upon its adoption.

Certification

Brenda R. Freeze, CMC, City Clerk