



Zoning Committee

REQUEST

Current Zoning: R-3 (residential)
Proposed Zoning: R-4 (residential)

LOCATION

Approximately .59 acres located at 2100 Matheson Avenue,
directly adjacent to Charlotte Country Club.

(Council District 1 - Egleston)

PETITIONER

Edward Judson McAdams

**ZONING COMMITTEE
ACTION/ STATEMENT
OF CONSISTENCY**

The Zoning Committee voted 6-0 to recommend APPROVAL of this petition and adopt the consistency statement as follows:

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

- The plan recommends single family uses up to four dwelling units per acre (DUA) for the site.

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 rezoning request brings the parcel into alignment with recommended density of four DUA, per the Central District Plan.
- The requested district would not result in any other housing type permitted outside of current zoning (duplex or single family detached) and is still contextually appropriate to the surrounding neighborhood.
- The district plan stresses the importance of maintaining the existing land use pattern in established neighborhoods, which this request would achieve.

Motion/Second: Barbee / Kelly

Yeas: Barbee, Blumenthal, Kelly, McMillan, Nwasike, and Welton

Nays: None

Absent: Samuel

Recused: None

**ZONING COMMITTEE
DISCUSSION**

Staff provided a summary of the petition and noted that it is consistent with the adopted area plan.

PLANNER

There was no further discussion of this petition.

William Linville (704) 336-4090