

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

ORDINANCE NO. _____

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: DEVELOPMENT STANDARDS OF GENERAL APPLICABILITY

1. PART 5: SPECIAL REQUIREMENT FOR CERTAIN USES

- a. Amend Section 12.506, "Religious institutions in residential districts", by modifying subsection (1), "Maximum floor area ratio", subsection (b), "Medium Religious Institutions", to remove "collector street" as a permissible street for medium size religious institutions, and to remove all reference to streets, as this is covered in Section 12.506(6), titled, "Street classifications". The remaining subsections shall remain unchanged. The revised text shall read as follows:

(b) Medium Religious Institutions: Maximum FAR: .50

~~(1) — Located in a single family residential zoning districts (R-3, R-4, R-5, R-6, R-8), and located on a collector street (as classified on the most recent *Collector Street Plan*), and as defined in the Subdivision Ordinance and the Zoning Ordinance: Maximum FAR: .25~~

~~(2) — Located on a minor or major thoroughfare (as classified on the most recent *Mecklenburg Union County Metropolitan Planning Organization Thoroughfare Plan*): Maximum FAR: .50~~

- b. Amend Section 12.506, "Religious institutions in residential districts", by modifying subsection (6) by retitling the subsection to "Street Classifications". In addition, for medium size religious institutions, remove "collector" street from the street type allowed when the FAR is .25 or lower. The remaining subsections shall remain unchanged. The revised text shall read as follows:

(6) ~~Small religious institutions shall only be permitted on a lot that fronts onto, a collector, minor, or major thoroughfare (as classified on the~~

~~most recent Mecklenburg-Union County Metropolitan Planning Organization Thoroughfare Plan), the Collector Road System, and as defined in the Subdivision Ordinance and the Zoning Ordinance). Medium and large religious institutions shall only be permitted on a lot that fronts onto a minor or major thoroughfare.~~

Street Classifications. Religious institutions shall be permitted only on lots fronting the following street and thoroughfare classifications:

- a. Small religious institutions with a FAR of .25 or less shall be permitted only on a lot with frontage on a collector street, minor thoroughfare, or major thoroughfare.
- b. Small religious institutions with a FAR between .25 to .50 shall be permitted only on a lot with frontage on a minor or major thoroughfare.
- c. Medium religious institutions shall be permitted only on a lot with frontage on a minor or major thoroughfare.
- d. Large religious institutions shall be permitted only on a lot with frontage on a minor or major thoroughfare.

Street classification for the purpose of this section shall be based the most recent *Mecklenburg-Union County Metropolitan Planning Organization Thoroughfare Plan*, the *Collector Road System*, and as defined in the Subdivision Ordinance and the Zoning Ordinance.

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

Approved as to form:

City Attorney

I, _____, 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 __ day of _____, 2012, the reference having been made in Minute Book _____, and recorded in full in Ordinance Book _____, Page(s)_____.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this __ day of _____, 2012.
