



Zoning Committee

REQUEST Current Zoning: R-22MF AIR (multi-family residential, Airport Noise Overlay)
Proposed Zoning: I-1(CD) (light industrial, conditional)

LOCATION Approximately 47.46 acres located on the west side of the intersection of Billy Graham Parkway and West Tyvola Road. (Council District 3 - Mayfield)

PETITIONER Exeter Meadow Oak, LLC

ZONING COMMITTEE ACTION/ STATEMENT OF CONSISTENCY The Zoning Committee voted 7-0 to recommend APPROVAL of this petition and adopt the consistency statement as follows:

This petition is found to be consistent with the *Westside Strategic Plan*, based on the information from the staff analysis and the public hearing and because:

- The plan recommends business/office park and industrial land uses for this site.

Therefore, we find this petition to be reasonable and in the public interest based on information from the staff analysis and the public hearing and because:

- The proposed light industrial land use is consistent with the adopted future land use for the site.
- The site is surrounding by industrial uses, located just south of Charlotte-Douglas International Airport, and north of the more office oriented uses along West Tyvola Road.
- The proposed industrial zoning is more compatible with the area than the currently zoning of R-22MF.
- The proposed site plan includes road connections which would improve connectivity in the area.

Motion/Second: McClung / Gussman
Yeas: Fryday, Gussman, Ham, McClung, McMillan, Samuel and Watkins
Nays: None
Absent: None
Recused: None

ZONING COMMITTEE DISCUSSION Staff provided a summary of the petition and noted all outstanding issues were addressed. Staff stated the request is consistent with the adopted plan and recommended approval. There was no discussion of this request.

PLANNER Claire Lyte-Graham (704) 336-3782