

Petition #: 2019-046
Date Originally Filed: 03/25/2019
Date Amended: 05/13/2019
Received By: S. Fortune

AMENDED
REZONING APPLICATION
CITY OF CHARLOTTE

Complete All Fields
(Use additional pages if needed)

Please indicate reason for amended application (i.e. change in acreage, ownership, proposed district, etc.):

Amending the requested zoning to TOD-UC from TOD-M in accordance with the newly adopted TOD ordinance

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/ No. Number of years (maximum of 5): N/A

Property Owner: SEE SCHEDULE 1 ATTACHED HERETO

Owner's Address: SEE SCHEDULE 1 ATTACHED HERETO City, State, Zip: SEE SCHEDULE 1 ATTACHED HERETO

Date Property Acquired: SEE SCHEDULE 1 ATTACHED HERETO

Location of Property (Address or Description): SEE SCHEDULE 1 ATTACHED HERETO

Tax Parcel Number(s): SEE SCHEDULE 1 ATTACHED HERETO

Current Land Use: commercial/vacant Size (Acres): 2.158

Existing Zoning: I-2 Proposed Zoning: TOD-UC

Overlay: N/A (Specify PED, Watershed, Historic District, etc.) Tree Survey Provided: Yes N/A

Keith MacVean & Jeff Brown
Name of Rezoning Agent

Moore & Van Allen, PLLC
100 N. Tryon Street, Suite 4700
Agent's Address

Charlotte, NC 28202
City, State, Zip

704.331.3531 (KM) 704-378-1954(KM)
704-331-1144 (JB) 704-378-1925 (JB)
Telephone Number Fax Number

keithmacvean@mvalaw.com; jeffbrown@mvalaw.com
E-Mail Address

SEE ATTACHMENTS A-C
Signature of Property Owner(s)

Spectrum Companies (Attn: Jason Fish)
Name of Petitioner(s)

300 S. Tryon Street, Suite 210
Address of Petitioner(s)

Charlotte, NC 28202
City, State, Zip

704.338.3212
Telephone Number Fax Number

jfish@spectrumcos.com
E-Mail Address

SEE ATTACHMENT D
Signature of Petitioner

SCHEDULE 1

Parcel	Property Address	Owner	Owner's Address	Acreage	Date Acquired
073-064-29	1127 S Mint St, Charlotte, NC 28203	Speedee Prints LLC	5425 Closeburn Rd, Apt 301, Charlotte, NC 28210	.360	12/08/2016
073-064-26	1115 S Mint St, Charlotte, NC 28203	HA-CT Properties, LLC	4403 Columbine Ct, Charlotte, NC 28211	.820	01/02/2019
073-064-23	308 W Carson Blvd, Charlotte, NC 28203			.494	
073-064-28	307 W Palmer St, Charlotte, NC 28203	CCJ Properties LLC	PO Box 1144, Waxhaw, NC 28173	.484	04/26/2012

ATTACHMENT A

**REZONING PETITION NO. 2019-
Spectrum Companies**

**OWNER JOINDER AGREEMENT
Speedee Prints, LLC**

The undersigned, as the owner of the parcel of land located at 1127 S Mint St, Charlotte, NC that is designated as Tax Parcel No. 073-064-29 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from I-2 zoning district to the TOD-UC zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 9 day of May, 2019.

Speedee Prints

By: Patricia Economides

Name: PATRICIA ECONOMIDES

Its: MANAGER

ATTACHMENT B

REZONING PETITION NO. 2019-
Spectrum Companies

OWNER JOINDER AGREEMENT
HA-CT Properties, LLC

The undersigned, as the owner of the parcel of land located at

1. 1115 S Mint St, Charlotte, NC that is designated as Tax Parcel No. 073-064-26
2. 308 W Carson Blvd, Charlotte, NC that is designated as Tax Parcel No. 073-064-23

on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from I-2 zoning district to the TOD-UC zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 4th day of May, 2019.

HA-CT Properties, LLC

By:

Name: Debra Jones

Its: Trustee

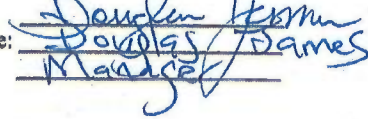
REZONING PETITION NO. 2019
Spectrum Companies

OWNER JOINDER AGREEMENT
CCJ Properties

The undersigned, as the owner of the parcel of land located at 308 W Palmer St, Charlotte, NC that is designated as Tax Parcel No. 073-064-28 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from I-2 zoning district to the TOD-UC zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 9th day of May, 2019.


CCJ Properties

By: 
Name: Douglas James
Its: Manager

REZONING PETITION NO. 2019
Spectrum Companies

Petitioner:

Spectrum Companies

By: 
Name: Jason Fish
Title: VP of Development