



Zoning Committee

REQUEST	Current Zoning: B-1SCD (business shopping center) Proposed Zoning: MUDD-O (mixed use development, optional)
LOCATION	Approximately 4.19 acres located on the north side of Central Avenue, east of North Sharon Amity Road. (Council District 5 - Newton)
PETITIONER	Movement Resources, Garrett McNeill

**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 *Eastland Area Plan*, based on the information from the staff analysis and the public hearing and because:

- The plan recommends residential, civic, office, and retail uses within a Town Center environment.

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 proposal is to rezone a portion of a site adjacent to the former Eastland Mall property to an urban mixed-use zoning district, but limit the permitted land uses to schools, religious institutions, and eating, drinking, and entertainment establishments.
- The requested urban mixed-use zoning will allow the reuse of an existing building and accommodate site constraints.
- The proposed land uses are consistent with the area plan's recommendation for a mix of uses, including entertainment and civic uses, in a compact, pedestrian-oriented town center.
- The project will provide internal sidewalks and pedestrian connections to the site to enhance pedestrian safety.

Motion/Second: McClung / Watkins

Yeas: Gussman, Ham, McClung, Nwasike, Spencer, Watkins, and Wiggins

Nays: None

Absent: None

Recused: None

**ZONING COMMITTEE
DISCUSSION**

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

There was a comment from one of the committee members that this petition would be beneficial for Charlotte-Mecklenburg Schools to potentially relieve overcrowding.

There was no further discussion of this petition.

PLANNER

Lisa Arnold (704) 336-5967