



CHARLOTTE
CHARLOTTE-MECKLENBURG
PLANNING

MOBILE FOOD VENDING TEXT AMENDMENT

COMMUNITY INPUT MEETING

September 1, 2016

- Welcome & Introductions
- Review
- New recommendations and rationales
- Feedback
- Questions
- Next Steps



COMPARISON RECAP

<i>Current Regulation</i>	<i>Proposed Regulation</i>	<i>Benefits of Proposed Change</i>
Existing name - Mobile Food Vending Services	Change name to Mobile Food Vending	Service is already included in the definition
Allowed as a principal use in the B-1, B-2, RE-1, RE-2, RE-3, TOD-R, TOD-E, TOD-M, MUDD, I-1, & I-2	Adding additional districts for principal use to include B-D, BP, CC, UMUD, U-I	Increase the number of districts where the use is allowed
Currently mobile food vending as an accessory use is not listed	Allow as an accessory use in the O-1, O-2, O-3, B-1, B-2, B-D, BP, RE-1, RE-2, RE-3, TOD-R, TOD-E, TOD-M, MUDD, UMUD, CC, U-1, I-1 & I-2 Districts	Allow use in more zoning districts



COMPARISON RECAP

<i>Current Regulation:</i>	<i>Staff Recommendation</i>	<i>Benefits of Proposed Change</i>
Mobile food vendor required to obtain permit	Property owner will obtain zoning land use permit	Allows one permit per property annual
Permit valid for 30 days – maybe renewed twice for a total of 90 days per location	Extend the time period so that permit is valid for 365 days	Reduces the cost for annual permits
Requires a 400 foot separation from another mobile food vending service	Remove separation requirement from another mobile food vendor	Creates opportunities for clustering of mobile food trucks (RALLIES) and provides opportunities for more locations.



COMPARISON RECAP

<i>Current Regulation:</i>	<i>Staff Recommendation</i>	<i>Benefits of Proposed Change</i>
Operating hours are from 8 am to 9 pm	No limit on operating hours	Allows for more flexibility and serving of clientele.
N/A	Create separation distance of 50 feet from the entrance to any eating, drinking or entertainment establishment, or restaurant, nightclub, or bar that serves food. No separation required if on same lot under same ownership.	Provides adequate separation from brick and mortar eating establishments.

*Note that the mobile food vendor must return to the **commissary** as required by state law.*

COMPARISON RECAP

<i>Current Regulation:</i>	<i>Staff Recommendation</i>	<i>Benefits of Proposed Change</i>
Mobile food trucks required to be located at least 400' from residential use	Reduce the separation requirement of mobile food vendors from 400 feet to 100 feet from a residential use (single family, duplex, triplex or quadraplex only) when locate in a single family residential district.	Creates opportunities for more locations.

COMPARISON RECAP

<i>Current Regulation:</i>	<i>Staff Recommendation</i>	<i>Benefits of Proposed Change</i>
Special events recognized by the City and nonprofit fundraising events.	<p>When located in residential district use must locate on a non-residential lot (not right of way) or in an approved common area of neighborhood.</p> <p>Hours of operation are between 6:00 a.m. and 11:00 p.m.</p>	Allow for different opportunities for special events.



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NEW RECOMMENDATIONS

Recommendations

1. Mobile food vending, as a special event in the institutional zoning district as an accessory use.
2. The minimum lot size and number of parking spaces required for mobile food vendor(s) as a principal or accessory use on a site shall be provided at a rate based on the number of mobile food vendors on site. The minimum number of parking spaces required per number of vendors varies based on whether the site is located within a ¼ mile walk of a rapid transit station.

Recommendations

Number of Vendors	Parking Spaces Required	Parking within ¼ mile transit station -	Site Review Requirements
1-3	2	2	No
4-5	2.5	2	Yes
6-8	3	2	Yes
9-12	3.5	2	Yes
13+	42 plus 6 additional for each vendor over 12	4	Yes

Recommendations

3. Access to the property where the mobile food vending vehicles and trailers are located shall be from a major or minor thoroughfare. Parking for mobile food vending customers shall not be accessed from a local street.

Recommendations

4. A mobile food vehicle or trailer shall not be located within 50' of any eating, drinking and entertainment establishment serving food, measured from the closest point of the entrance to the closest point of the mobile food vehicle or trailer, with two exceptions:
 - (b) The vendor has written approval from all eating, drinking and entertainment establishment property owner(s) or tenant(s) located within 50' of the mobile food vendor.





NEXT STEPS

Action	Date
Community Safety Committee Presentation	September/October 2016
City Council Public Hearing	October or November 2016
City Council Decision	November or December 2016