

OFFICIAL REZONING APPLICATION
CITY OF CHARLOTTE

FY2014
Petition #: 2014-022 Date F
Received By: _____

Complete All Fields

OWNERSHIP INFORMATION:

Property Owner: Noah Lazes / Music Factory Condominiums, LLC / Fiber Mills LLC

Owner's Address: 19401 Old Jetton Rd. ste. 100 City, State, Zip: Cornelius, NC 28031

Date Property Acquired: 05/17/2007 and 06/13/2001 Utilities Provided: (Water) CMUD (Sewer) CMUD
(CMUD, Private, Other) (CMUD, Private, Other)

LOCATION OF PROPERTY (Address or Description): 920 Hamilton Street, Charlotte NC / 1000 NC Music Factory Blvd

Tax Parcel Number(s): 07842513 / 07842501

Current Land Use: Restaurant / Commercial Mixed Use

Size (Sq.Ft. or Acres): 1.774 AC / 7.4 AC

ZONING REQUEST:

Existing Zoning: MUDD-O Proposed Zoning: MUDD-O Provisional Amendment

Purpose of Zoning Change: (Include the maximum # of residential units or non-residential square footages):

SEE ATTACHED

Music Factory Condominiums LLC
Fiber Mills LLC
Name of Agent

19401 Olde Jetton Rd
Agent's Address

Cornelius, NC 28031
City, State, Zip

704-987-0612 704-987-0767
Telephone Number Fax Number

noah@arkgroupus.com ARKGROUPUS.COM
E-Mail Address

[Signature]
Signature of Property Owner if other than Petitioner

Noah Lazes
(Name Typed / Printed)

Ingenuity Sun Media LLC
Name of Petitioner(s)

405 Palmerston Lane
Address of Petitioner(s)

Waxhaw, NC 28173
City, State, Zip

704-526-8234
Telephone Number Fax Number

rcolsen@ingenuitysunmedia.com
E-Mail Address

[Signature]
Signature

Ralph C. Olsen
(Name Typed / Printed)

Digital Screen System Information and Sizing for NC Music Factory

NC Music Factory has engaged Ingenuity Sun Media LLC to design a Solar Generating digital sign system to be installed on the property in which to enhance the visitor experience and generate revenue for NC Music Factory. The system consists of 4 Sun Media Trees and 1 Sun Media Street display. All of the screens will display the same message at the same time at different locations on the property. Additionally, this system will have the capability to broadcast Civic Messaging such as Severe Weather or Amber Alerts, thus enhancing public safety. The screens are oriented so that they are not directly facing the public right of way and are intended to serve the patrons visiting the NC Music Factory. Each screen is approximately 3'x5' and if placed on a Sun Media Tree will be mounted at a minimum height of 8' so that there is proper clearance for pedestrians. Please see location map for placement on Property. When used as a ground mounted version, or Street Furniture, these screens are mounted on a 2' base plate and will stand 7' in total height.

Please see site map for locations, orientation and unit descriptions.

Polaris 3G Map – Mecklenburg County, North Carolina

NC Music Factory Buffers

Date Printed: 12/16/2013 9:01:08 AM



This map or report is prepared for the inventory of real property within Mecklenburg County and is compiled from recorded deeds, plats, tax maps, surveys, planimetric maps, and other public records and data. Users of this map or report are hereby notified that the aforementioned public primary information sources should be consulted for verification. Mecklenburg County and its mapping contractors assume no legal responsibility for the information contained herein.

NC Music Factory Digital Screen Locations





1

Location 1. Sun Media Tree will be facing into Parking Lot and seating area of VBGB.





2

Location #2.
Sun Media Tree will be perpendicular to Hamilton Street facing South into building and oncoming sidewalk pedestrian traffic.





3

Location #3.
Sun Media Tree will be mounted
in Parking lot next to patio.
Screen will face into building and
parking / patio area.





4

Location #4.
Ground Mounted Sun Media "Street Furniture" will be in grassy island facing in toward to patio and parking lot areas.





5

Location #5.
Sun Media Tree will be located between the parking lot and pedestrian walkway and will be facing into the parking lot area.



© 2016 Google - Image Date: September 2011

Report a problem



Indicates Screen Direction.
Short side is front facing screen

NC Music Factory SMT Locations

- Notes:**
- Signs will face internal to site
 - Signs will not directly face public right of way
 - No trees will be removed to install signs
 - If any trees are required to be moved, they will be placed as near to the current location as possible

9 Panel Solar Array Sun Media Tree installed in Grassy area next to sand volleyball courts outside VBGB. Screen oriented facing East towards VBGB and parking lot area away from Hamilton Street. Hamilton Street is 60' to the West of location.

28 Panel Solar Array on low roof next to entrance of The Fillmore

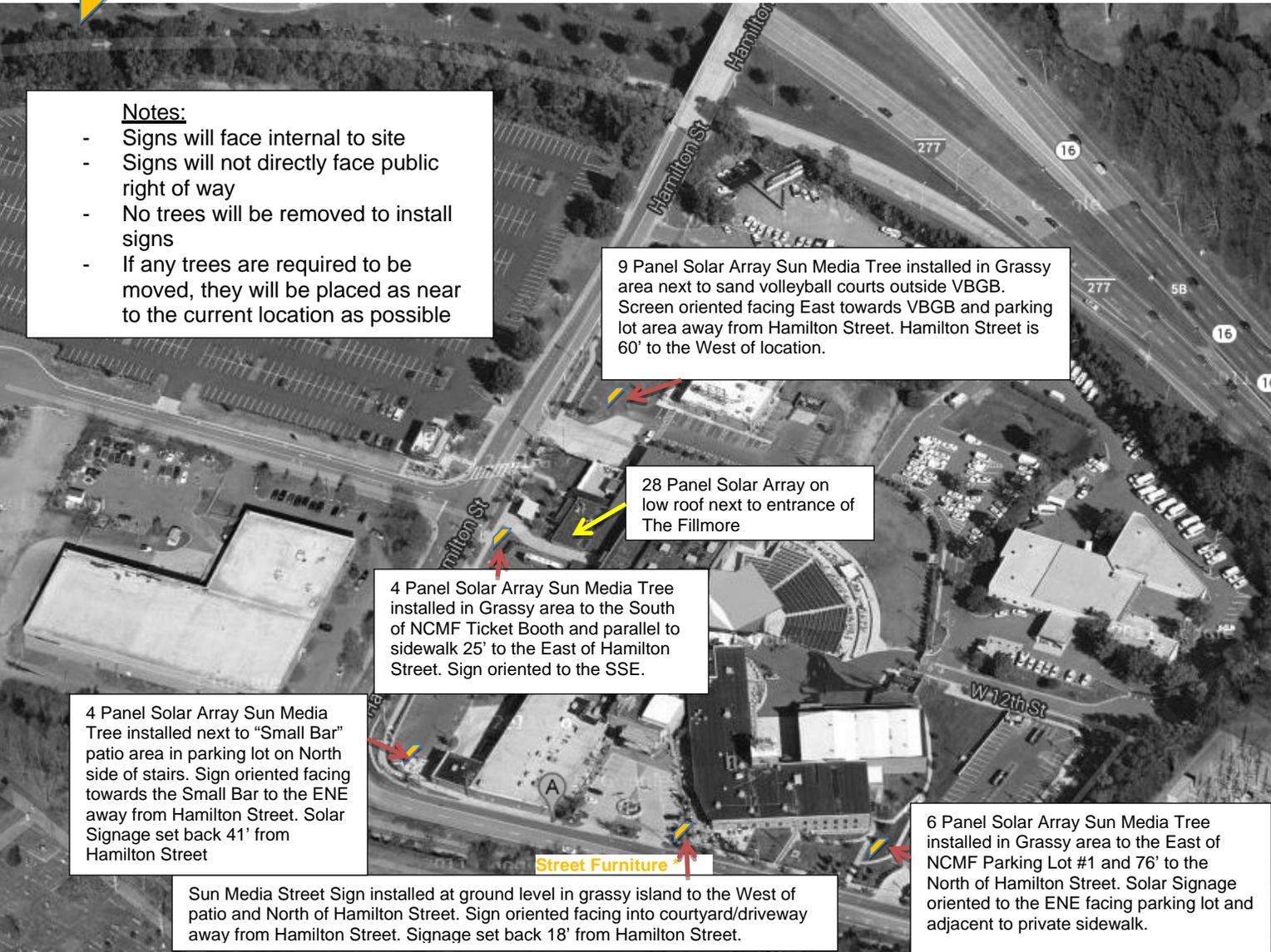
4 Panel Solar Array Sun Media Tree installed in Grassy area to the South of NCMF Ticket Booth and parallel to sidewalk 25' to the East of Hamilton Street. Sign oriented to the SSE.

4 Panel Solar Array Sun Media Tree installed next to "Small Bar" patio area in parking lot on North side of stairs. Sign oriented facing towards the Small Bar to the ENE away from Hamilton Street. Solar Signage set back 41' from Hamilton Street

Street Furniture

Sun Media Street Sign installed at ground level in grassy island to the West of patio and North of Hamilton Street. Sign oriented facing into courtyard/driveway away from Hamilton Street. Signage set back 18' from Hamilton Street.

6 Panel Solar Array Sun Media Tree installed in Grassy area to the East of NCMF Parking Lot #1 and 76' to the North of Hamilton Street. Solar Signage oriented to the ENE facing parking lot and adjacent to private sidewalk.



Polaris 3G Map - Mecklenburg NCMF - Main Detail

Petition no. 2014-022

NC Music Factory Rezone Area

Da



0 0.0125 .025 0.05 Miles

This map or report is prepared for the inventory of real property within Mecklenburg County and is compiled from recorded deeds, plats, tax maps, surveys, planimet Users of this map or report are hereby notified that the aforementioned public primary information sources should be consulted for verification. Mecklenburg County responsibility for the information contained herein.

Sun Media Tree: 6 panel version with 3'x5' LED Screen

