

Petition No.: 2025-131
Petitioner: Cole Hunt

ORDINANCE NO. 1157-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

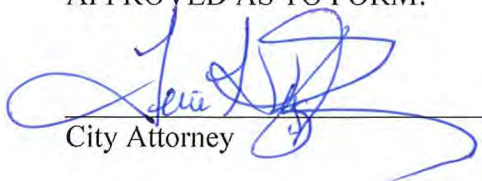
Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 10503131 and further identified on the attached map N1-A (Neighborhood 1-A) to N2-A(CD) (Neighborhood 2-A, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 119-120.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.





Billie Tynes, Deputy City Clerk, NCCMC



2025-131: Cole Hunt

Parcel(s):

10503131

Current Zoning:

N1-A (Neighborhood 1-A)

Requested Zoning:

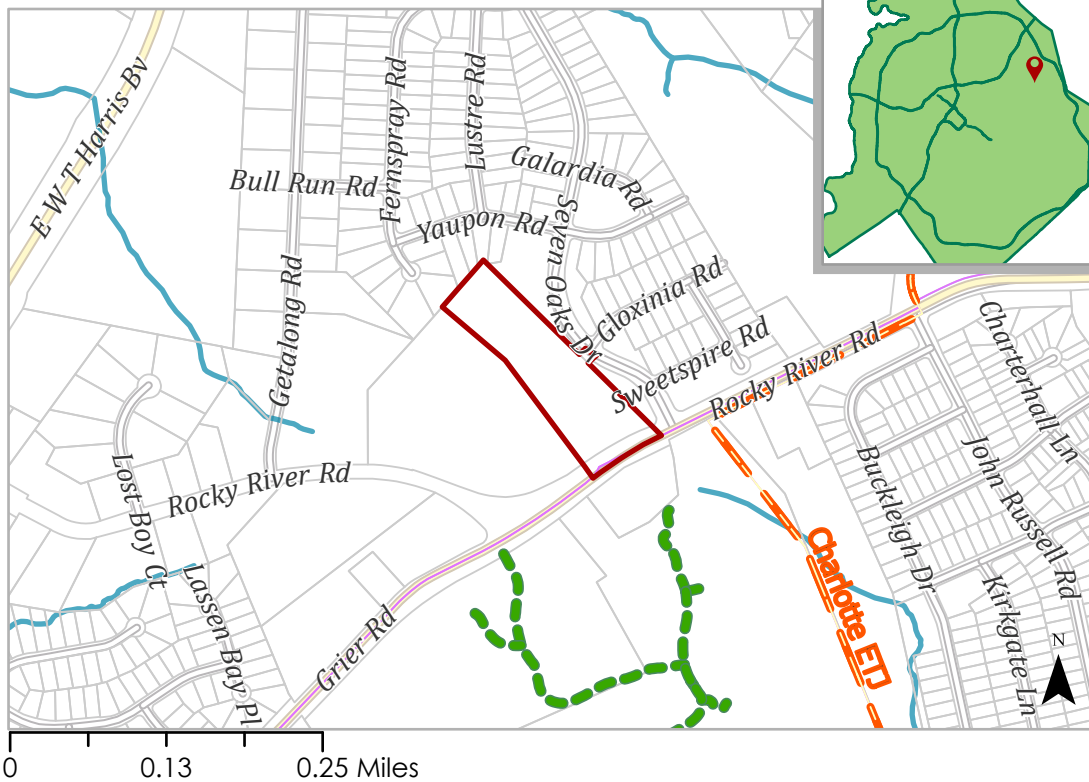
N2-A(CD) (Neighborhood 2-A, Conditional)

Size:

Approximately 6 acres

1157-Z

Location of Requested Rezoning



Rezoning Area

- 2025-131
- Inside City Limits
- Parcel
- Greenway
- Streams

City Council District:

- 4-Reneé Johnson

Existing Zoning & Rezoning Request



Zoning Classification

- Neighborhood 1
- Neighborhood 2
- Mixed Residential
- Campus
- Institutional
- Requested N2-A(CD) from N1-A

Petition No.: 2025-141
Petitioner: Darway H Dalmeida

ORDINANCE NO. 1158-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel numbers 04116109, 04116110, and further identified on the attached map from N1-B (Neighborhood 1-B) to N1-C (Neighborhood 1-C).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



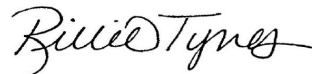
City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 121-122.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.





Billie Tynes, Deputy City Clerk, NCCMC



2025-141: Darway H Dalmeida

Parcel(s):

04116109, 04116110

Current Zoning:

N1-B (Neighborhood 1-B)

Requested Zoning:

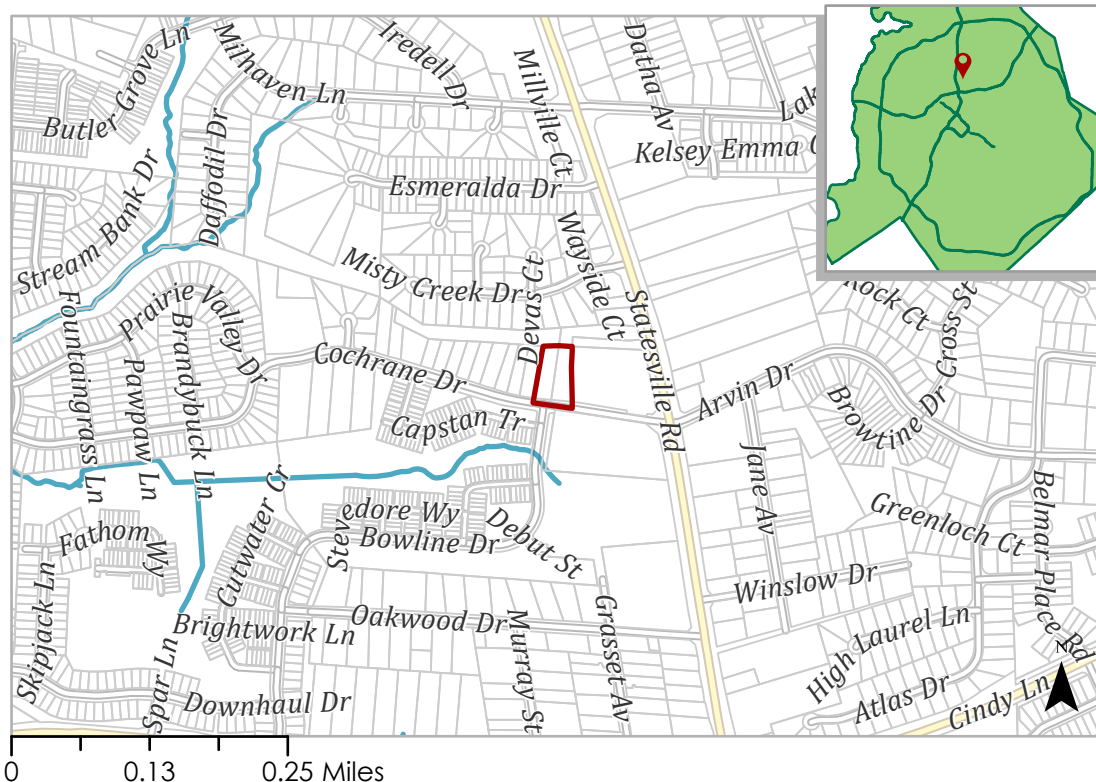
N1-C (Neighborhood 1-C)

Size:

Approximately 0.701 acres

1158-Z

Location of Requested Rezoning



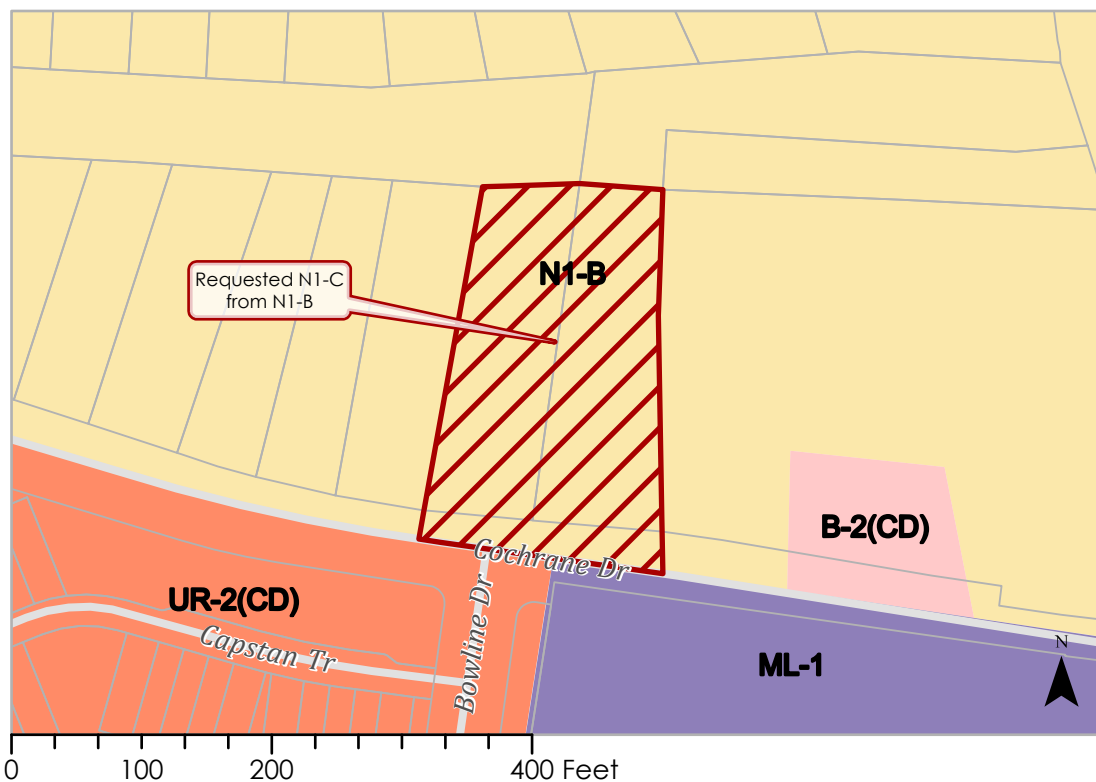
Rezoning Area

- 2025-141
- Inside City Limits
- Parcel
- Streams

City Council District:

- 2-Malcom Graham

Existing Zoning & Rezoning Request



Zoning Classification

- Neighborhood 1
- Urban Residential
- Business
- Manufacturing & Logistics
- Requested N1-C from N1-B

Petition No.: 2026-004
Petitioner: Chuda Dhimal

ORDINANCE NO. 1159-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

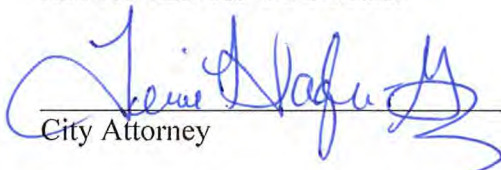
Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 03701401 and further identified on the attached map OFC (Office Flex Campus) to CG(CD) (General Commercial, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

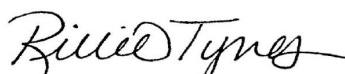

City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 123-124.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.




Billie Tynes, Deputy City Clerk, NCCMC



2026-004: Chuda Dhimial

Parcel(s):

03701401

Current Zoning:

OFC (Office Flex Campus)

1159-Z

Requested Zoning:

CG(CD) (General Commercial, Conditional)

Size:

Approximately 1.94 acres

Location of Requested Rezoning



Rezoning Area

2026-004

Inside City Limits

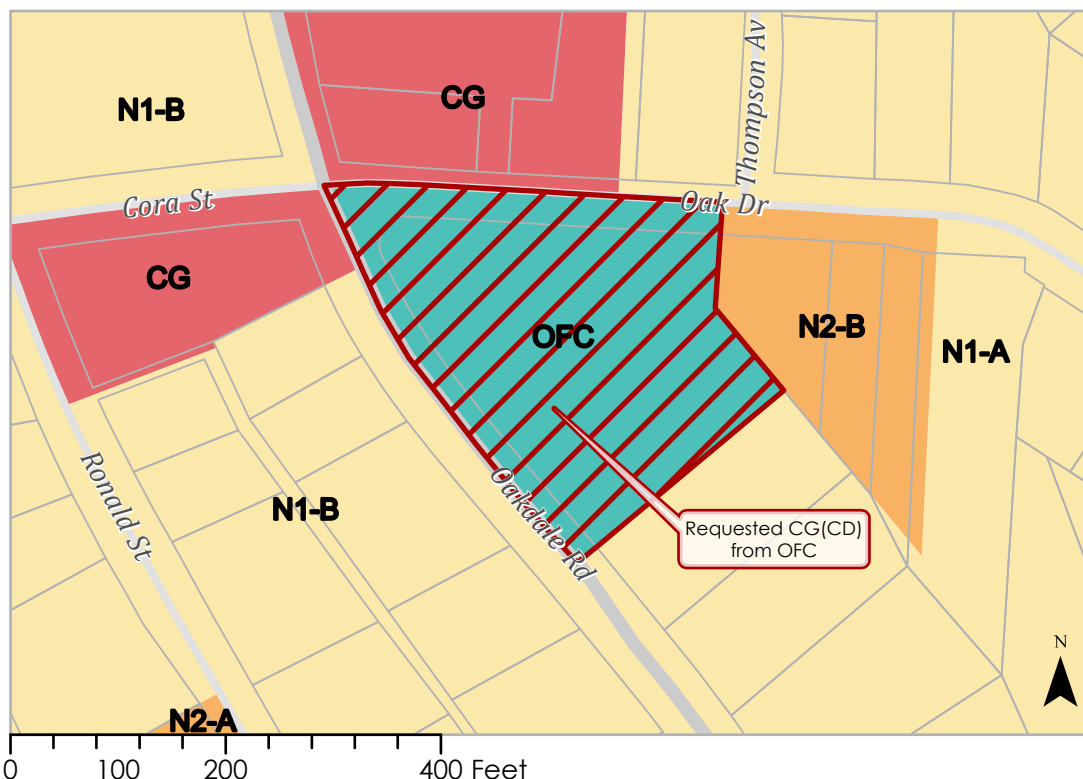
Parcel

Streams

City Council District:

2-Malcolm Graham

Existing Zoning & Rezoning Request



Zoning Classification

Neighborhood 1

Neighborhood 2

Campus

Commercial

Requested CG(CD) from OFC

Petition No.: 2026-005
Petitioner: Thurman Brooks

ORDINANCE NO. 1160-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

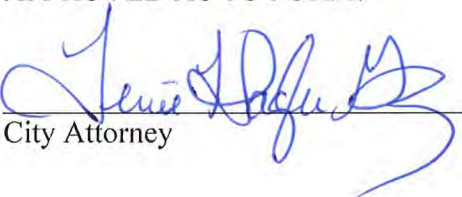
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 02509211 and further identified on the attached map from ML-1 (Manufacturing and Logistics-1) to CG (General Commercial).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

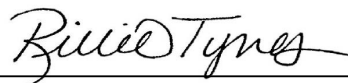
APPROVED AS TO FORM:


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 125-126.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.



Billie Tynes, Deputy City Clerk, NCCMC



2026-005: Thurman Brooks

Parcel(s):

02509211

Current Zoning:

ML-1 (Manufacturing and Logistics-1)

Requested Zoning:

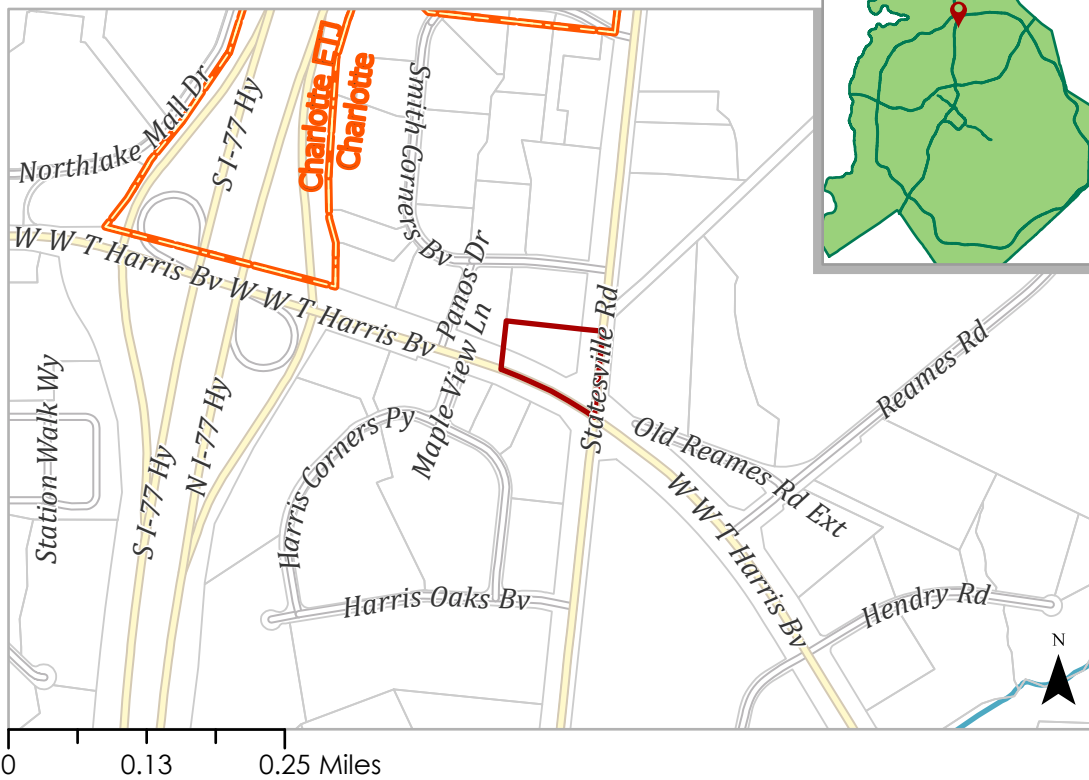
CG (General Commercial)

Size:

Approximately 1.53 acres

1160-Z

Location of Requested Rezoning



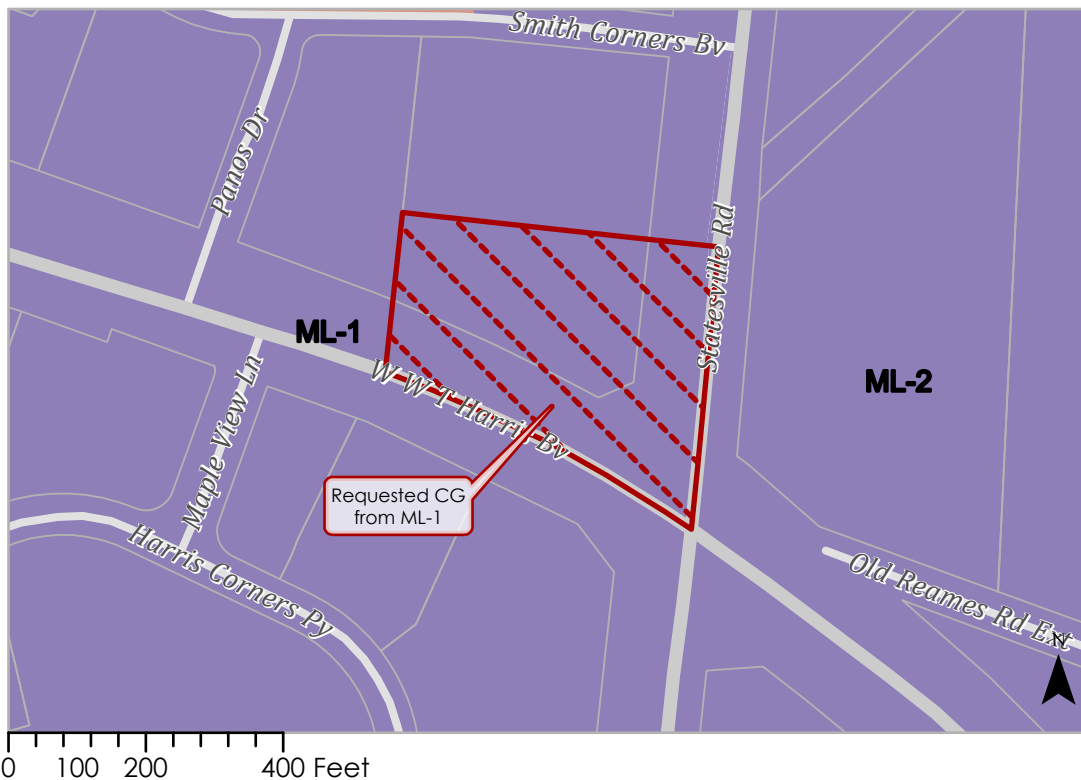
Rezoning Area

- 2026-005
- Inside City Limits
- Parcel
- Streams

City Council District:

 4-Reneé Johnson

Existing Zoning & Rezoning Request



Zoning Classification

- Commercial Center
- Manufacturing & Logistics
- Requested CG from ML-1

Petition No.: 2026-006

Petitioner: Prosperity Medical I LLC

ORDINANCE NO. 1161-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

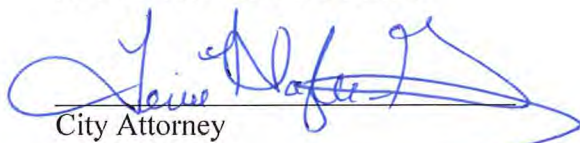
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel numbers 02707229, 0270720, and further identified on the attached map from CC (Commercial Center) to CAC-1 (Community Activity Center-1).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 127-128.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.





Billie Tynes, Deputy City Clerk, NCCMC

June 15, 2026

Ordinance Book 70, Page 128

2026-006: Prosperity Medical I LLC



Parcel(s):

02707229, 0270720

Current Zoning:

CC (Commercial Center)

Requested Zoning:

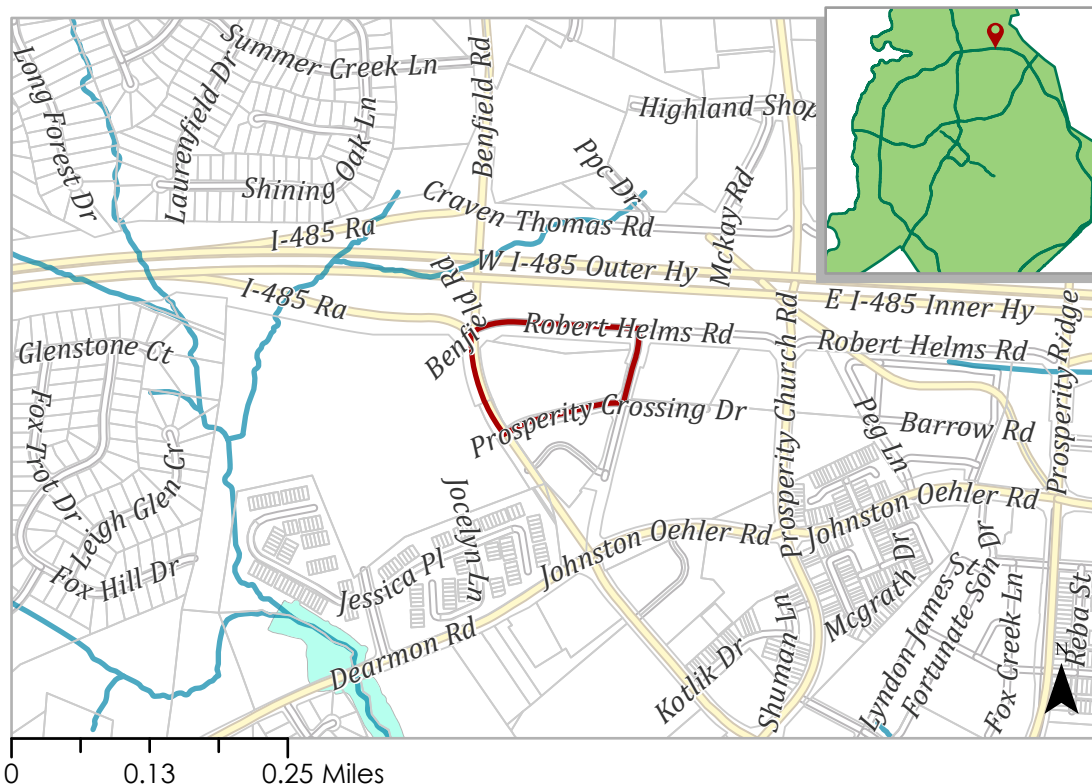
CAC-1 (Community Activity Center-1)

Size:

Approximately 5 acres

1161-Z

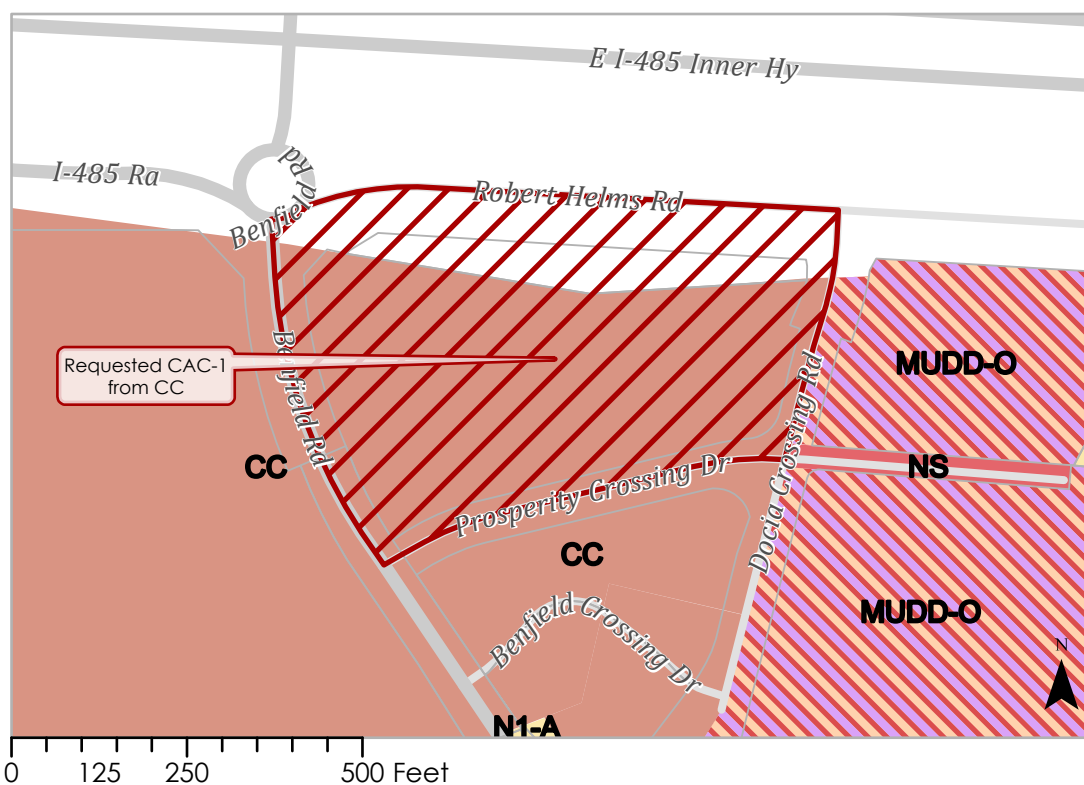
Location of Requested Rezoning



Rezoning Area

- 2026-006
- Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain
- City Council District:**
- 4-Reneé Johnson

Existing Zoning & Rezoning Request



Zoning Classification

- Neighborhood 1
- Multi-Family
- Commercial
- Commercial Center
- Mixed Use
- Requested CAC-1 from CC

Petition No.: 2026-010
Petitioner: HAD Holdings LLC

ORDINANCE NO. 1162-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 02506208 and further identified on the attached map OFC (Office Flex Campus) to ML-1 (Manufacturing and Logistics-1).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



City Attorney

CERTIFICATION

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WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.





Billie Tynes, Deputy City Clerk, NCCMC



2026-010: HAD Holdings LLC

Parcel(s):

02506208

1162-Z

Current Zoning:

OFC (Office Flex Campus)

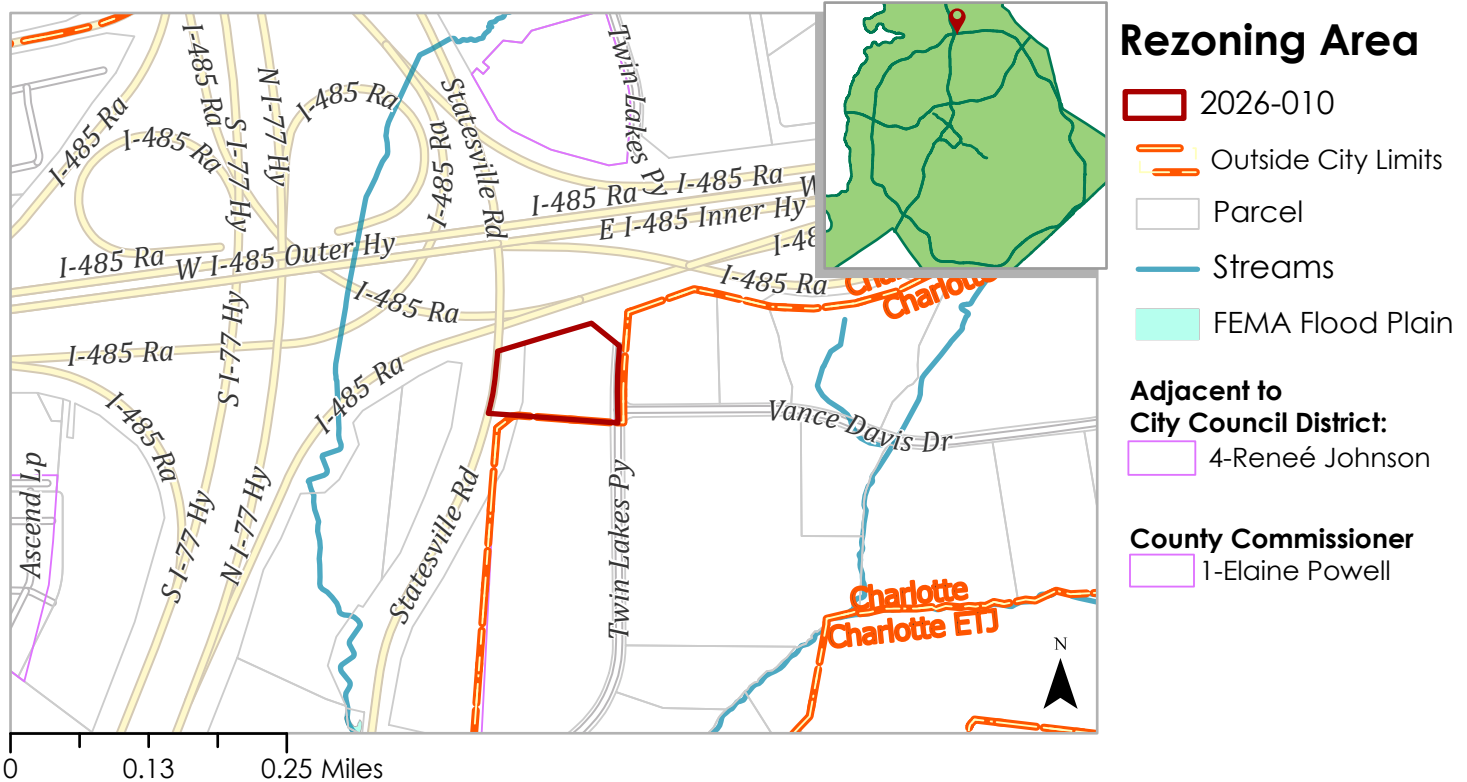
Requested Zoning:

ML-1 (Manufacturing and Logistics-1)

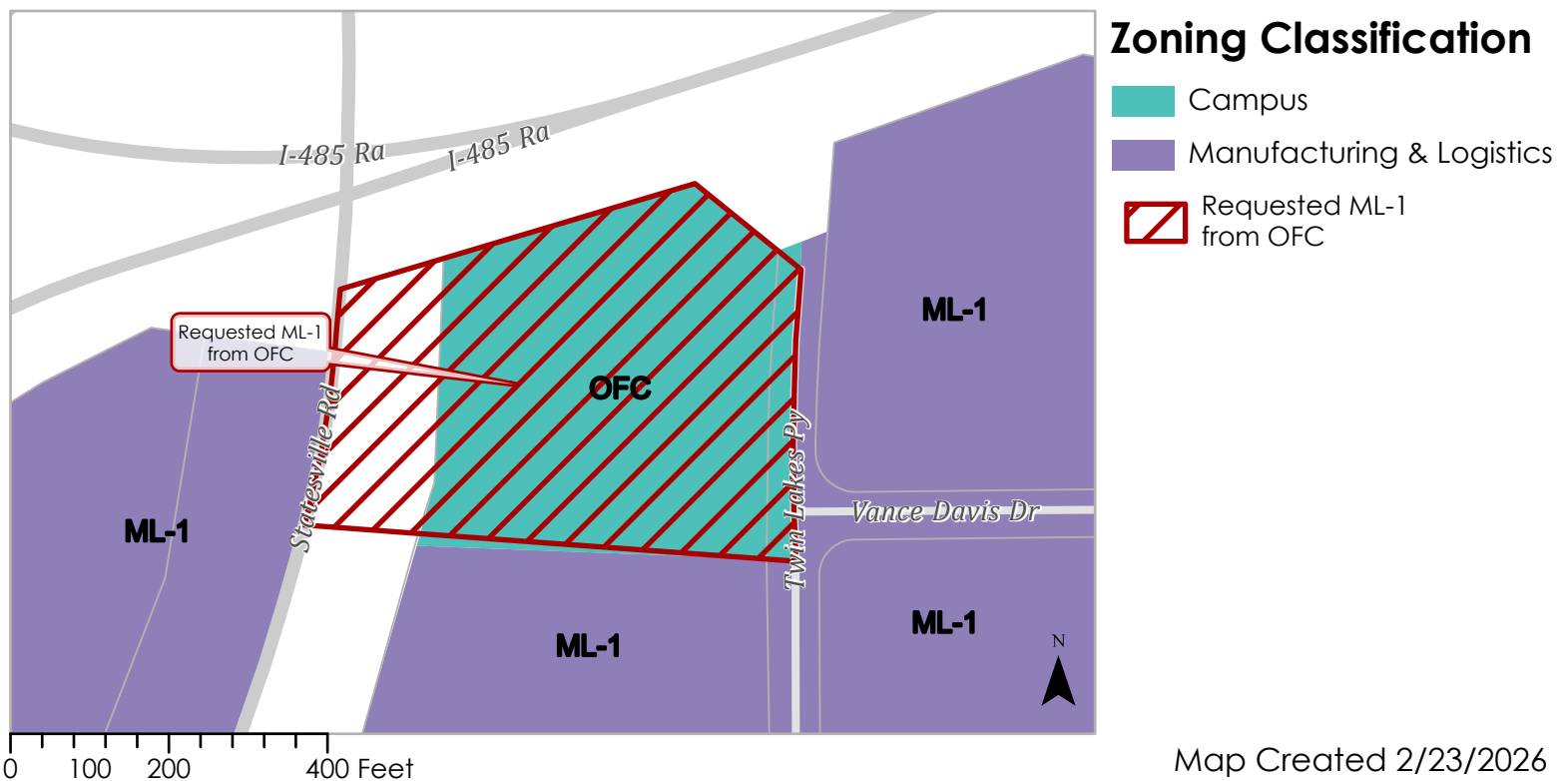
Size:

Approximately 4 acres

Location of Requested Rezoning



Existing Zoning & Rezoning Request



Petition No.: 2026-013
Petitioner: AVATAR HOLDINGS LLC

ORDINANCE NO. 1163-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

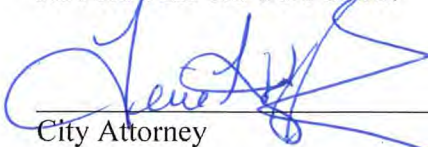
Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number portion of 19924158 and further identified on the attached map MUDD-O (Mixed Use Development District) to MUDD-O(SPA) (Mixed Use Development District, Site Plan Overlay).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 131-132.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.





Billie Tynes, Deputy City Clerk, NCCMC



2026-013: AVATAR HOLDINGS LLC

Parcel(s):

Portion of 19924158

1163-Z

Current Zoning:

MUDD-O (Mixed Use Development District)

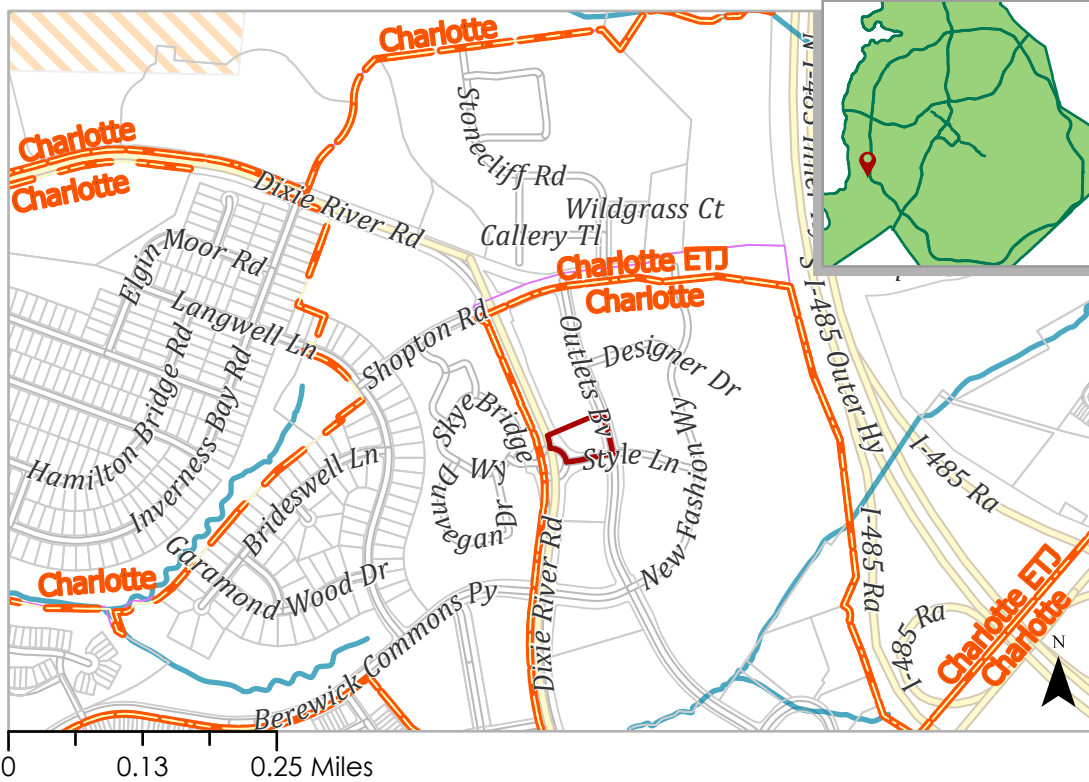
Requested Zoning:

MUDD-O(SPA) (Mixed Use Development District, Site Plan Overlay)

Size:

Approximately 0.63 acres

Location of Requested Rezoning



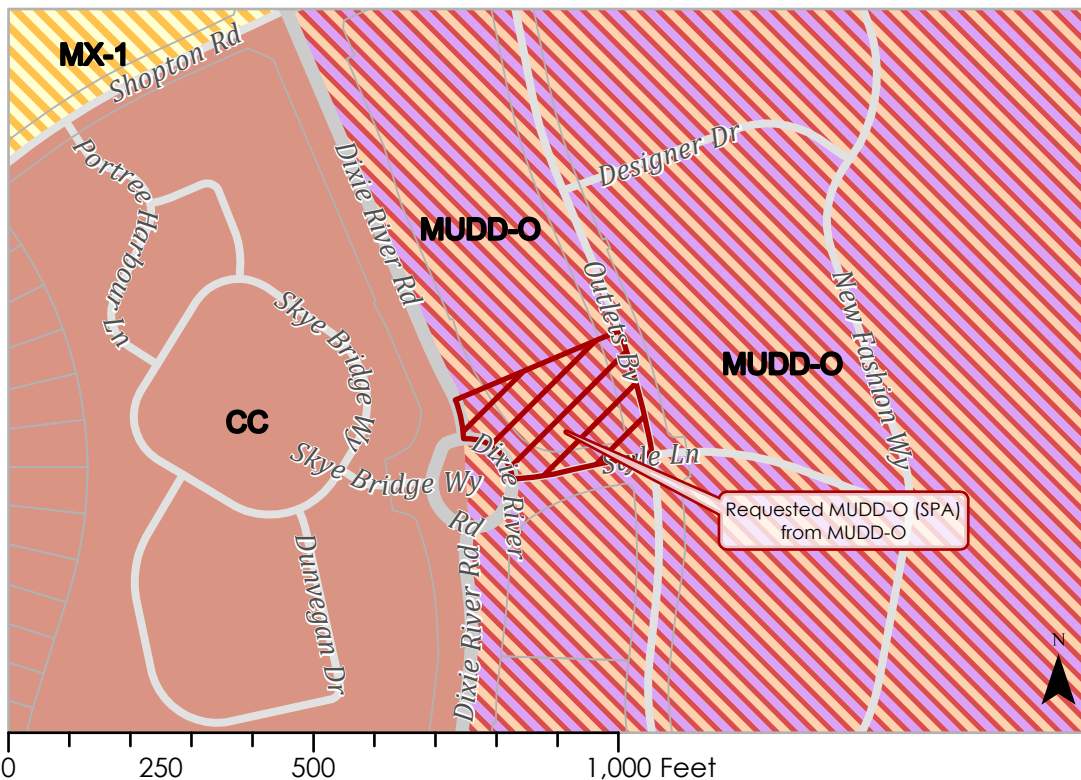
Rezoning Area

- 2026-013
- Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain
- Airport Noise Overlay

City Council District:

- 3-Joi Mayo

Existing Zoning & Rezoning Request



Zoning Classification

- Mixed Residential
- Commercial Center
- Mixed Use
- Requested MUDD-O (SPA) from MUDD-O

Petition No.: 2026-022

Petitioner: Orange Barrel Media for the Charlotte Hornets

ORDINANCE NO. 1164-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

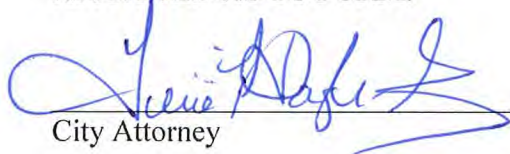
Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 08001320 and further identified on the attached map UMUD-O (Uptown Mixed Use District, Optional) to UMUD-O SPA (Uptown Mixed Use District, Optional, Site Plan Amendment).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 133-134.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.





Billie Tynes, Deputy City Clerk, NCCMC

Parcel(s):
08001320

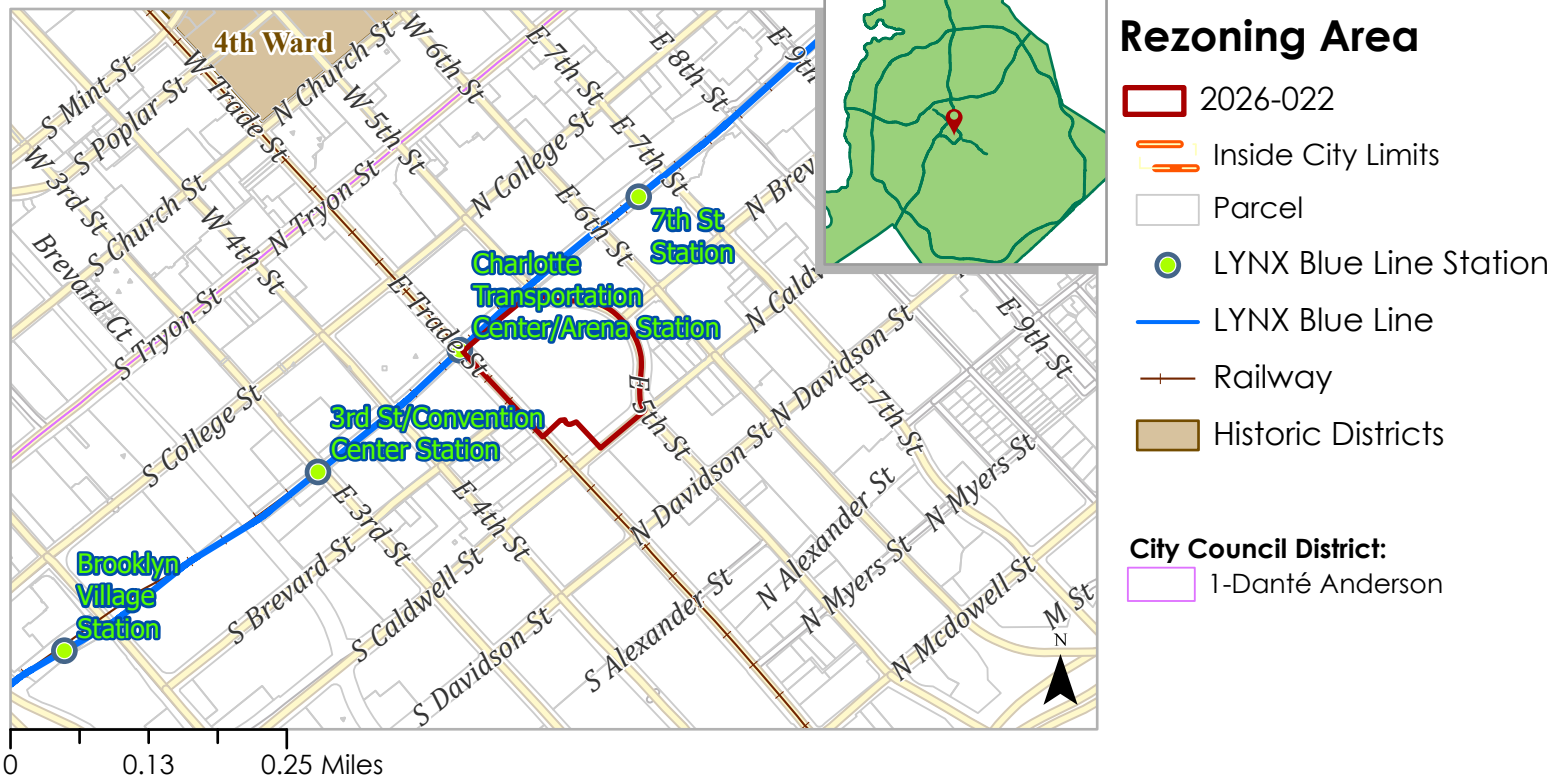
Current Zoning:
UMUD-O (Uptown Mixed Use District, Optional)

1164-Z

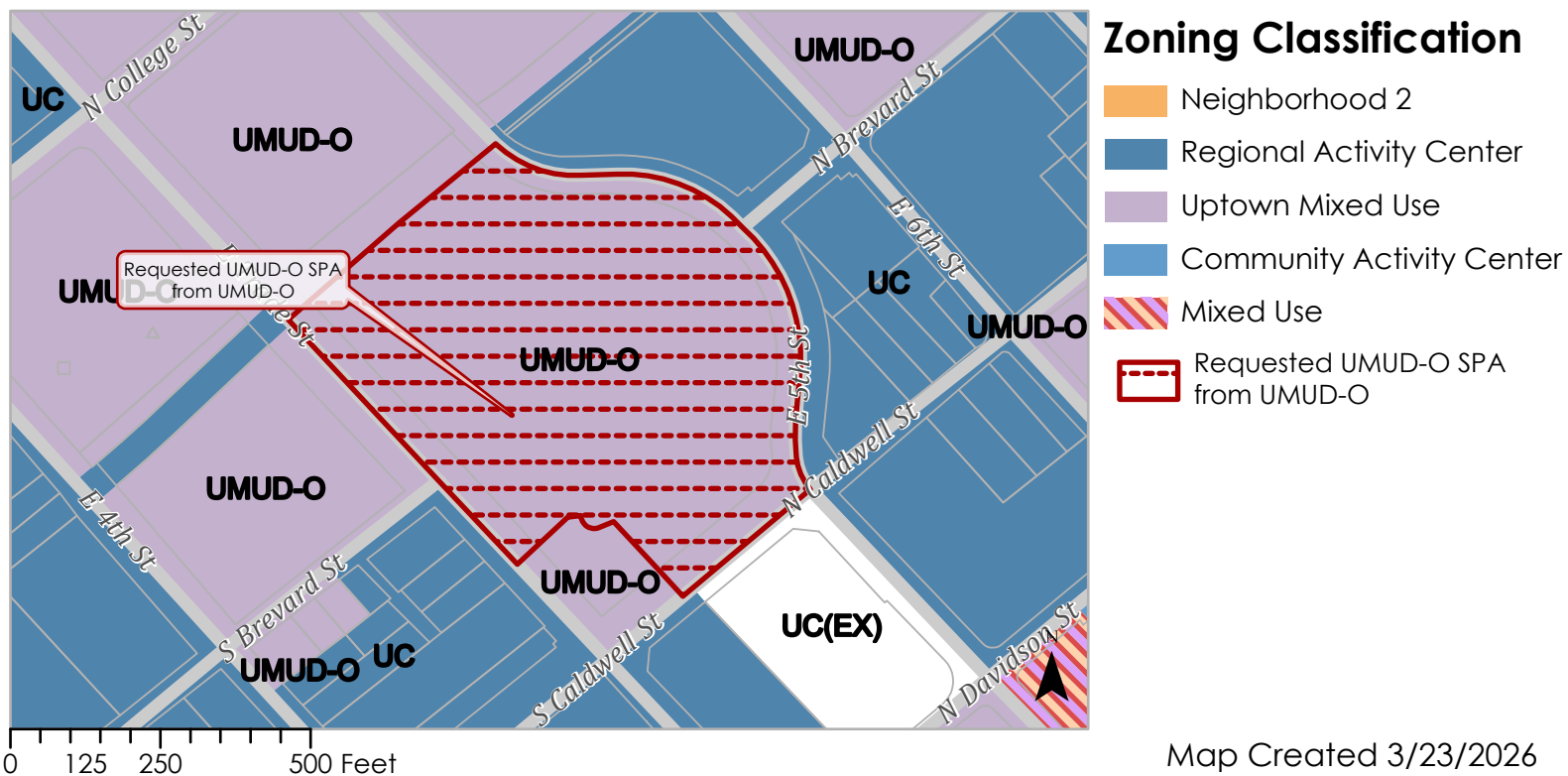
Requested Zoning:
UMUD-O SPA (Uptown Mixed Use District, Optional, Site Plan Amendment)

Size:
Approximately 7.69 acres

Location of Requested Rezoning



Existing Zoning & Rezoning Request



Petition No.: 2025-027

Petitioner: Mission City Church and Freedom Communities

ORDINANCE NO. 1165-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

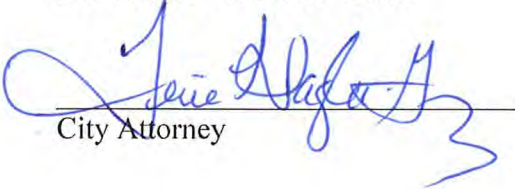
Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel numbers 03521305, 03521314, and further identified on the attached map CG (General Commercial) and N1-B (Neighborhood 1-B) to N2-A(CD) (Neighborhood 2-A, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:



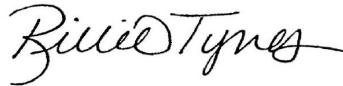
City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 135-136.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.





Billie Tynes, Deputy City Clerk, NCCMC



2025-027: Mission City Church and Freedom Communities

Parcel(s):

03521305, 03521314

Current Zoning:

CG (General Commercial), N1-B (Neighborhood 1-B)

Requested Zoning:

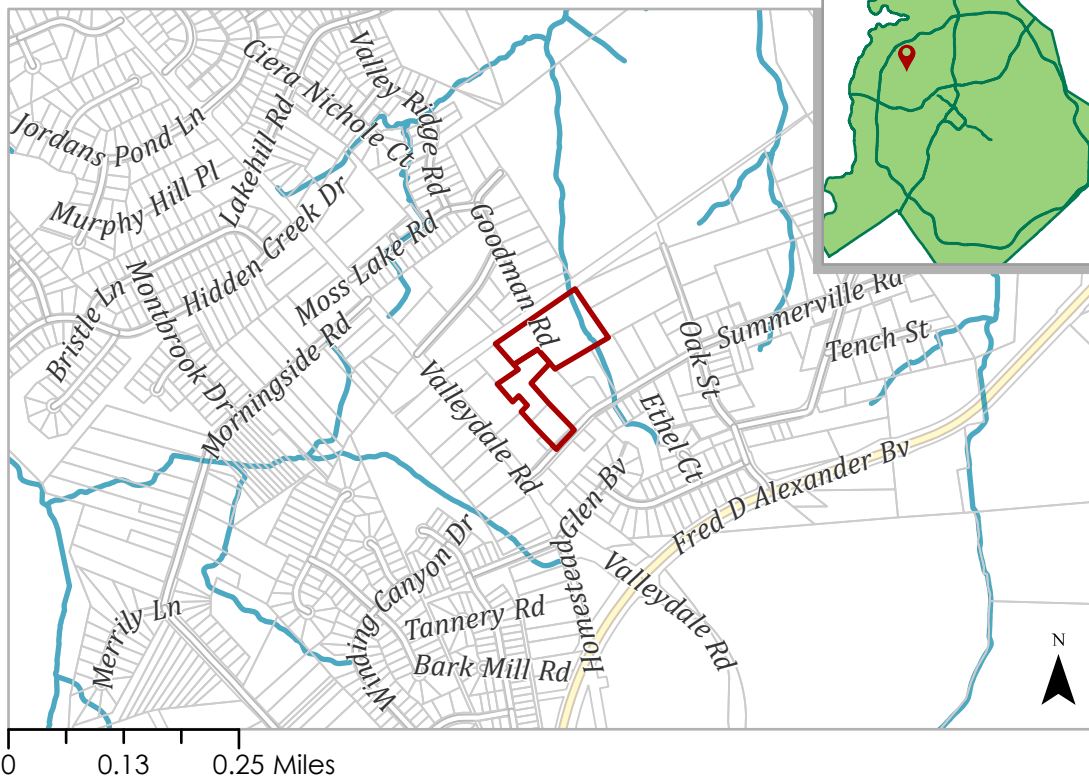
N2-A(CD) (Neighborhood 2-A, Conditional)

Size:

Approximately 5.38 acres

1165-Z

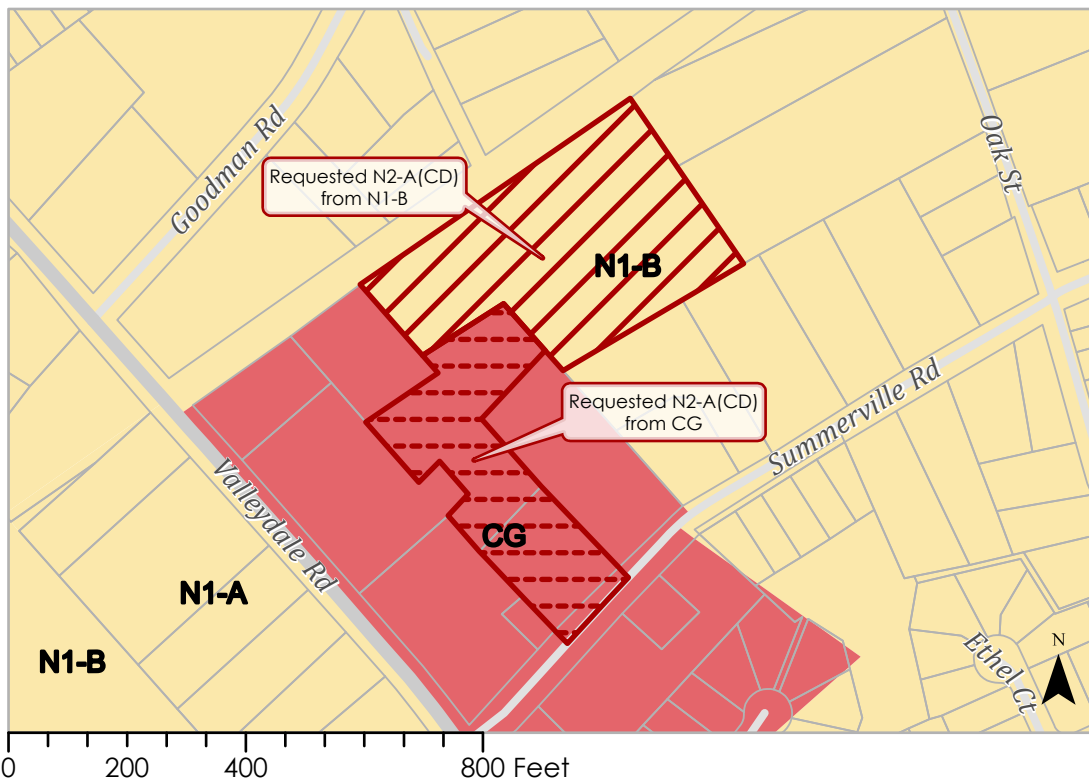
Location of Requested Rezoning



Rezoning Area

- 2025-027
- Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain
- City Council District:**
- 2-Malcolm Graham

Existing Zoning & Rezoning Request



Zoning Classification

- Neighborhood 1
- Commercial
- Requested N2-A(CD) from CG
- Requested N2-A(CD) from N1-B

Petition No.: 2025-058
Petitioner: StudioOne9 Architecture, PLLC

ORDINANCE NO. 1166-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

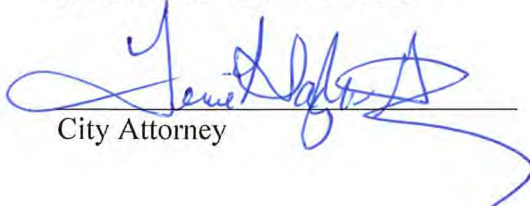
Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 08702225, and further identified on the attached map N1-B (Neighborhood 1-B) to N2-A(CD) (Neighborhood 2-A, Conditional).

Section 2. The development and use of the property hereby rezoned shall be governed by the predetermined ordinance requirements applicable to such district category, the approved site plan for the district, and any additional approved rules, regulations, and conditions, all of which shall constitute the zoning regulations for the approved district and are binding on the property as an amendment to the regulations and to the Zoning Maps.

SEE ATTACHED MAP

Section 3. This ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

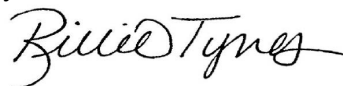

City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 137-138.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.





Billie Tynes, Deputy City Clerk, NCCMC

2025-058: StudioOne9 Architecture, PLLC

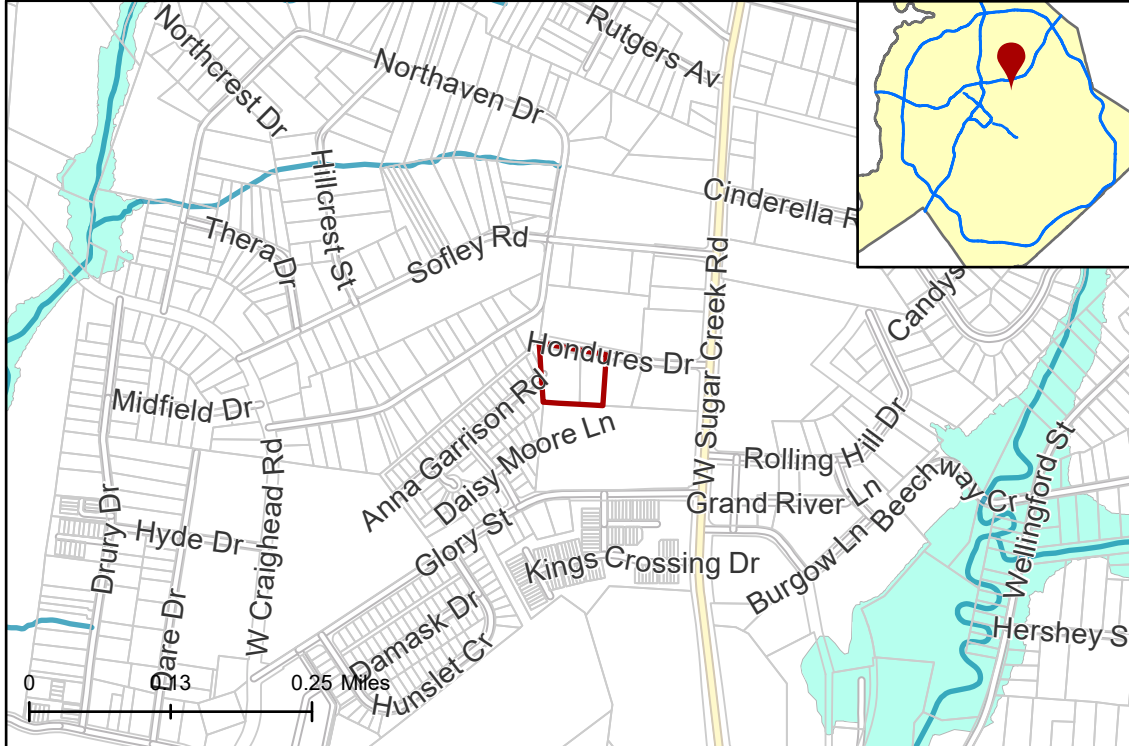
Parcel(s) 08702225

Current Zoning N1-B (Neighborhood 1-B)

Requested Zoning N2-A(CD) (Neighborhood 2-A, Conditional)

Approximately 1.607 acres

Location of Requested Rezoning



Rezoning Map

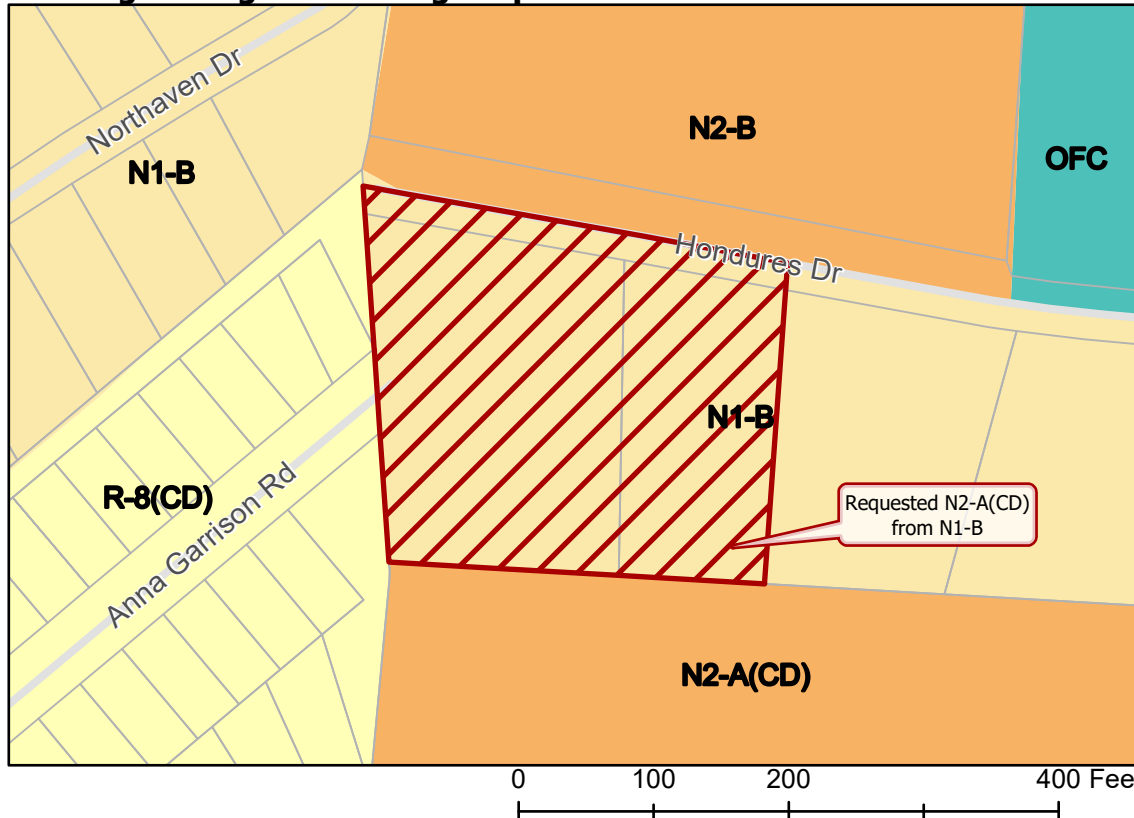


- 2025-058
- Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain

City Council District

- 1-Danté Anderson

Existing Zoning & Rezoning Request



- Requested N2-A(CD) from N1-B

Zoning Classification

- Neighborhood 1
- Single Family
- Neighborhood 2
- Campus



Map Created 6/18/2025

Petition No.: 2025-136
Petitioner: Larry Cooper

ORDINANCE NO. 1167-Z

ZONING REGULATIONS

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

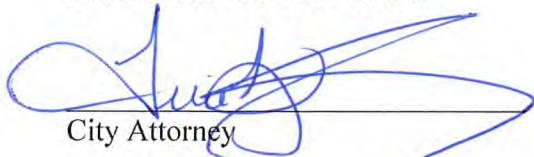
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That the Official Zoning Maps referenced in Section 3.4 of the City of Charlotte Unified Development Ordinance is hereby amended by changing the property identified by tax parcel number 04724116, and further identified on the attached map from N1-B (Neighborhood 1-B) to N1-C (Neighborhood 1-C).

SEE ATTACHED MAP

Section 2. This ordinance shall become effective upon its adoption.

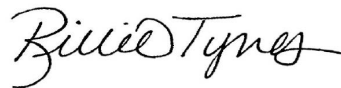
APPROVED AS TO FORM:


City Attorney

CERTIFICATION

I, Billie Tynes, Deputy City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of June, 2026, the reference having been made in Minute Book 163, and recorded in full in Ordinance Book 70 Page(s) 139-140.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this 15th day of June 2026.



Billie Tynes, Deputy City Clerk, NCCMC





2025-136: Larry Cooper

Parcel(s):

04724116

Current Zoning:

N1-B (Neighborhood 1-B)

Requested Zoning:

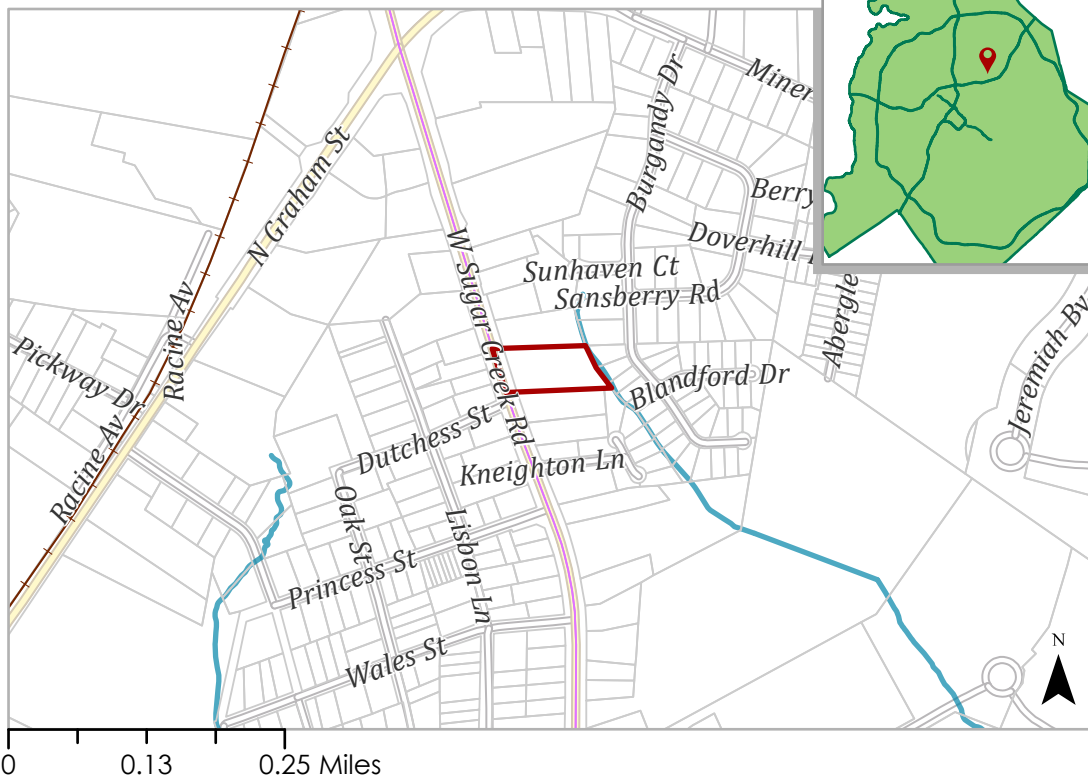
N1-C (Neighborhood 1-C)

Size:

Approximately 2.023 acres

Ordinance No. 1167-Z

Location of Requested Rezoning



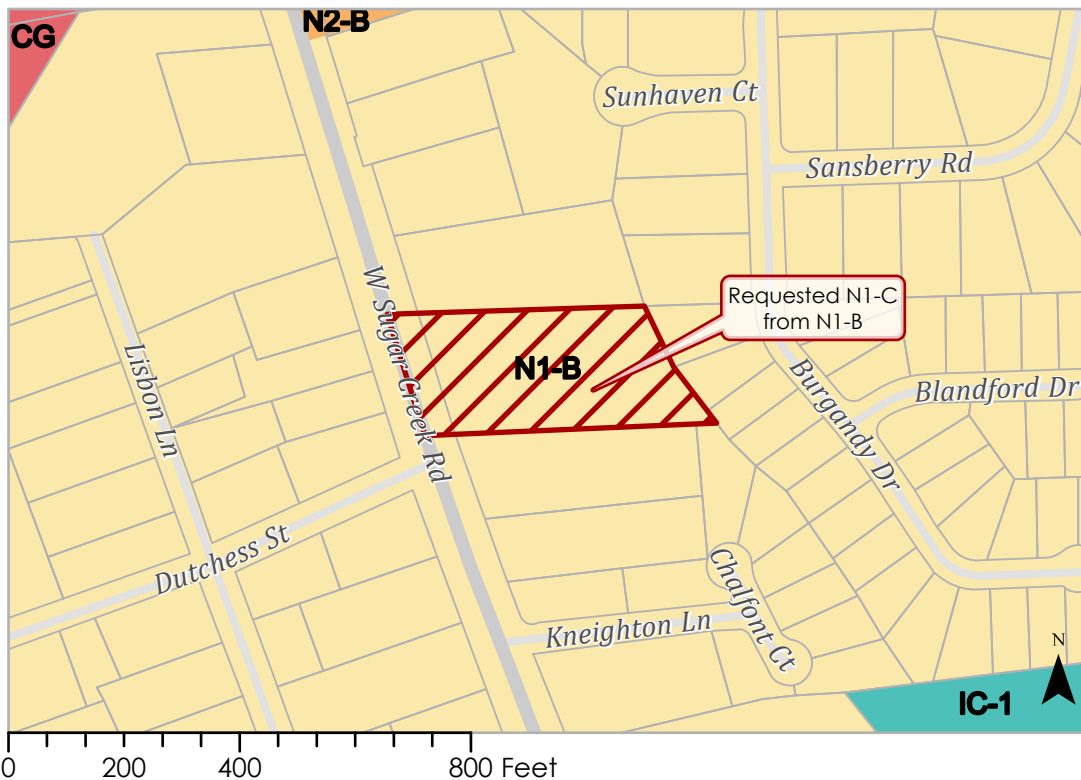
Rezoning Area

- 2025-136
- Inside City Limits
- Parcel
- Railway
- Streams

City Council District:

- 4-Reneé Johnson

Existing Zoning & Rezoning Request



Zoning Classification

- Neighborhood 1
- Neighborhood 2
- Campus
- Institutional
- Commercial
- Requested N1-C from N1-B