

**ZONING COMMITTEE
RECOMMENDATION
May 30, 2007**

Rezoning Petition No. 2007-063

Property Owner: The Trustees of Central Piedmont Community College

Petitioner: The Trustees of Central Piedmont Community College

Location: Approximately 4.00 acres located on the west side of North Kings Drive between Elizabeth Avenue and East 7th Street.

Center, Corridor or Wedge: Corridor

Request: Change in zoning from B-2, general business and O-2, office to MUDD, mixed use development district

Action: The Zoning Committee voted 6-0 to recommend **APPROVAL** of this petition.

Vote:

Yeas:	Carter, Chiu, Loflin, Randolph, Ratcliffe, and Simmons
Nays:	None
Absent:	Sheild

Summary of Petition

This petition proposes to rezone approximately 4.00 acres to facilitate development of the site for a culinary arts building associated with Central Piedmont Community College.

Zoning Committee Discussion/Rationale

Mr. MacVean reviewed the petition and noted that it was consistent with the *Central District Plan*, and *Transit Station Area Principles*.

The commission asked about the status of the Charlotte Department of Transportation's request for a conditional plan. Scott Putnam, of CDOT, said that he had requested a conditional plan to secure right-of-way for a future 5th Street extension that would cross the campus. Mr. Putnam said he had not yet received a letter from the college committing to providing the 5th Street extension right-of-way. Mr. Putnam went on to state that he was comfortable that the college would work with his department on the street extension without a conditional plan.

Statement of Consistency

Upon a motion made by Commissioner Carter and seconded by Commissioner Loflin, the Zoning Committee voted unanimously to find the petition consistent with the *Central District Plan*, and *Transit Station Area Principles*.

Vote

Upon a motion made by Commissioner Carter and seconded by Commissioner Randolph, the Zoning Committee voted unanimously to recommend approval of this petition.

Staff Opinion

Staff agrees with the opinion of the Zoning Committee.