

Property Owner:	City of Charlotte Housing Authority and Gwendolyn Curry dba Present Day Ministries
Petitioner:	Charlotte Mecklenburg Development Corporation
Location:	Approximately 26.96 acres located between Rozzelles Ferry Road and W. Trade Street, west of S. Smallwood Place
Center, Corridor or Wedge:	Wedge
Request:	R-22 MF, multi-family residential, B-2, general business and I-1, light industrial and to I-2 (CD), general industrial conditional district.
Action:	The Zoning Committee voted unanimously to recommend APPROVAL of this petition.
Vote:	
Yeas:	Howard, Johnson, Lipton, Loflin, Randolph, Rosenburgh, and Sheild
Nays:	None
Absent:	None

This petition proposes to develop an 18-parcel business park. Improvements to the site include planting strips and sidewalks throughout the development, dedication to the greenway system and the potential redevelopment of some of the existing buildings currently located on the site. Uses are limited to those that will create the least amount of conflict between the industrial park and the surrounding residential properties.

Keith MacVean reviewed petition and noted that all outstanding site plan issues had been resolved. The petition is inconsistent with the Central District Plan but staff is recommending approval of the petition.

Statement of Consistency

Upon a motion made by Commissioner Randolph and seconded by Commissioner Johnson the Zoning Committee unanimously found this petition to be inconsistent with the *Central District Plan* but reasonable and in the public interest.

Vote

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

Staff Opinion

Staff agrees with the recommendation of the Zoning Committee.