

Petition #: 2007-158
Petitioner: Charlotte-Mecklenburg Planning Commission

Revised 12-2-07

ORDINANCE NO. ____

**AN ORDINANCE AMENDING APPENDIX A
OF THE CITY CODE – ZONING ORDINANCE**

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

Section 1. Appendix A, “Zoning” of the Code of the City of Charlotte is hereby amended as follows:

A. CHAPTER 9: GENERAL DISTRICTS.

1. PART 4: Urban Residential Districts (UR-1, UR-2, UR-3, and UR-C)

- a. Amend Section 9.408, “Urban Residential Districts; off-street parking and loading standards” by adding a new subsection (7) requiring that new structured parking decks associated with residential development include controlled access for the residential parking component. The new subsection shall read as follows:

(7) Structured parking decks and underground parking decks providing required parking for residential dwelling units, in the UR-2, UR-3, or UR-C zoning districts, shall meet the following requirements:

(a) Residential developments, including mixed-use or multi-use developments with a residential component, shall provide security for residents by controlling vehicular and pedestrian access to structured or underground parking areas designated for residential parking.

(b) Controlled gate locations are subject to the approval of CDOT.

2. PART 8.5, MIXED USE DEVELOPMENT DISTRICT

- a. Amend Section 9.8507, “Mixed Use Development District; parking and loading standards” by adding a new subsection (8) requiring that new structured parking decks associated with residential development include controlled access for the residential parking component. The new subsection shall read as follows:

(8) Structured parking decks and underground parking decks providing required parking for residential dwelling units, in the MUDD zoning district, shall meet the following requirements:

- (a) Residential developments, including mixed-use or multi-use developments with a residential component, shall provide security for residents by controlling vehicular and pedestrian access to structured or underground parking areas designated for residential parking.
- (b) Controlled gate locations are subject to the approval of CDOT.

3. PART 9: UPTOWN MIXED USE DISTRICT

- a. Amend Section 9.907, “Uptown Mixed Use District; parking and loading standards”, subsection (1), “Parking standards”, by adding a new subsection (j) that would require new structured parking decks associated with residential development to include controlled access for the residential parking component. The new subsection shall read as follows:

- (j) Structured parking decks and underground parking decks providing required parking for residential dwelling units, in the UMUD zoning districts, shall meet the following requirements:

- (a) Residential developments, including mixed-use or multi-use developments with a residential component, shall provide security for residents by controlling vehicular and pedestrian access to structured or underground parking areas designated for residential parking.
 - (b) Controlled gate locations are subject to the approval of CDOT.

4. PART 12: TRANSIT ORIENTED DEVELOPMENT DISTRICTS.

- a. Amend Section 9.1208, “Development Standards”, subsection (6)(l) by adding a new subsection (5) that would require new structured parking decks associated with residential development to include controlled access for the residential parking component. The new subsection shall read as follows:

- (5) Structured parking decks and underground parking decks providing required parking for residential dwelling units, in all the TOD zoning districts, shall meet the following requirements:

- (a) Residential developments, including mixed-use or multi-use developments with a residential component, shall provide security for residents by controlling vehicular and pedestrian access to structured or underground parking areas designated for residential parking.

(b) Controlled gate locations are subject to the approval of
CDOT.

B. CHAPTER 10, OVERLAY DISTRICTS

1. PART 9, Transit Supportive Overlay District

- a. Amend Section 10.907, "Development Standards", subsection (6), "Parking Standards", subsection (l) by adding a new subsection "5" that would require new structured parking decks associated with residential development to include controlled access for the residential parking component. The new subsection shall read as follows:

5. Structured parking decks and underground parking decks
providing required parking for residential dwelling units, in the
TS zoning district, shall meet the following
requirements:

(a) Residential developments, including mixed-use or multi-
use developments with a residential component,
shall provide security for residents by controlling vehicular
and pedestrian access to structured or underground parking
areas designated for residential parking.

(b) Controlled gate locations are subject to the approval of
CDOT.

Section 2. That this ordinance shall become effective upon its adoption.

Approved as to form:

City Attorney

I, _____ 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 _____ day of _____, 2008, the reference having been made in Minute Book _____, and recorded in full in Ordinance Book _____, Page(s) _____.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the _____ day of _____, 2008.