

Rezoning Petition Packet

Petitions:

2019-065 through 2019-069

Petitions that were submitted in May 2019

RECEIVED
APR 10 2019
BY:

2019-065

Petition #: _____
Date Filed: 4/10/2019
Received By: GH

**I. REZONING APPLICATION
CITY OF CHARLOTTE**

Complete All Fields (Use additional pages if needed)

Property Owner: City of Charlotte

Owner's Address: 600 East Fourth St City, State, Zip: Charlotte, NC 28208

Date Property Acquired: 07/02/1997

Property Address: 8474 Tuckaseegee Rd.

Tax Parcel Number(s): 05537121 (portion to be bordered by Wilkinson Blvd, Todd Road and Tuckaseegee Road)

Current Land Use: Vacant Size (Acres): +/- 15.17 acres

Existing Zoning: B-2 Proposed Zoning: I-2

Overlay: Lower Lake Wylie, PA and West Side Strategic Plan Tree Survey Provided: Yes: yes N/A: _____

Required Rezoning Pre-Application Meeting* with: Claire Lyte-Graham, Alberto Gonzalez, Jason Prescott, Grant Meacci, and Carlos Alzate
Date of meeting: February 5, 2019

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezonings Only:
Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): _____
Purpose/description of Conditional Zoning Plan: _____

Stuart Hair
Name of Rezoning Agent

5601 Wilkinson Blvd.
Agent's Address

Charlotte, NC 28208
City, State, Zip

704-359-4895 _____
Telephone Number Fax Number

sphair@cltairport.com
E-Mail Address


Signature of Property Owner

Stuart Hair
(Name Typed / Printed)

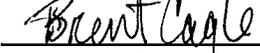
Charlotte Douglas International Airport
Name of Petitioner(s)

5601 Wilkinson Blvd.
Address of Petitioner(s)

Charlotte, NC 28208
City, State, Zip

704-359-4895 _____
Telephone Number Fax Number

sphair@cltairport.com
E-Mail Address


Signature of Petitioner

Brent Cagle
(Name Typed / Printed)

RECEIVED
APR 15 2019
BY:

2019-066

**I. REZONING APPLICATION
CITY OF CHARLOTTE**

Petition #: _____
Date Filed: 4/15/2019
Received By: [Signature]

Property Owners: TCB NODA Mills, LLC
Owner's Addresses: 1003 K St NW, Ste 700, Washington, DC 20001
Date Properties Acquired: 07/18/2011
Property Addresses: 405 R 36th Street, Charlotte, NC 28205
Tax Parcel Numbers: portion of 091-101-54
Current Land Use: vacant _____ (Acres): ±.177
Existing Zoning: 1-2 Proposed Zoning: TOD-~~B~~CC
Overlay: N/A Tree Survey Provided: Yes _____ N/A: _____
Required Rezoning Pre-Application Meeting* with: Sonia Sanders, Mandi Rosen, Carlos Alzate, and Grant Meacci
Date of meeting: March 19, 2019

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team member is held.)

For Conditional Rezoning Only:
Requesting a vesting period exceeding the 2 year minimum? Yes No. Number of years (maximum of 5): N/A
Purpose/description of Conditional Zoning Plan: N/A

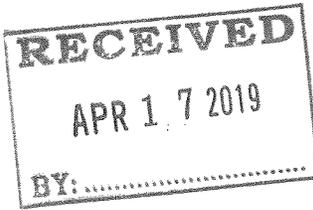
Bridget Grant, Dujuana Keys, & Jeff Brown
Name of Rezoning Agent
Moore & Van Allen, PLLC
100 N. Tryon Street, Suite 4700
Agent's Address
Charlotte, NC 28202
City, State, Zip
704.331.2379 (BG) 704-378-1973(BG)
704-331-2371 (DK) 704-339-5888 (DK)
704-331-1144 (JB) 704-378-1925 (JB)
Telephone Number Fax Number
bridgetgrant@mvalaw.com;
dujuanakeys@mvalaw.com; jeffbrown@mvalaw.com
E-mail Address

FCP (Attn: Ross Magette)
Name of Petitioner
4445 Willard Avenue, Ste 900
Address of Petitioner
Chevy Chase, MD 20815
City, State, Zip
240.395.2035
Telephone Number Fax Number
rmagette@fcpdc.com
E-mail Address

[Signature]
Signature of Property Owner

[Signature]
Signature of Petitioner

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2019-067

Petition #: _____
Date Filed: 4/17/2019
Received By: [Signature]

Complete All Fields (Use additional pages if needed)

Property Owner: Worthington Avenue Partners

Owner's Address: 215 E Worthington Avenue City, State, Zip: Charlotte, NC 28203

Date Property Acquired: April 26, 2013

Property Address: 215 E Worthington Avenue

Tax Parcel Number(s): 12105402

Current Land Use: Iron Tribe Fitness Size (Acres): .15 acres

Existing Zoning: B-1 Proposed Zoning: TOD-UC

Overlay: Southend Transit Station Area Plan / DILWORTH H.D. Tree Survey Provided: Yes: _____ N/A: X

Required Rezoning Pre-Application Meeting* with: Solomon Fortune, Carlos Alzate, Grant Meacci, Catherine Mahoney, Kirsty Sanchez

Date of meeting: April 10, 2019

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezonings Only:
Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): _____
Purpose/description of Conditional Zoning Plan: _____

Caren Wingate
Name of Rezoning Agent

1201 S Graham Street
Agent's Address

Charlotte, NC 28203
City, State, Zip

704-641-2154
Telephone Number Fax Number

cwingate@wingadgroup.com
E-Mail Address

[Signature]
Signature of Property Owner

Caren Wingate
(Name Typed / Printed)

J D Brooks
Name of Petitioner(s)

215 E Worthington Avenue
Address of Petitioner(s)

Charlotte, NC 28203
City, State, Zip

704-562-3754
Telephone Number Fax Number

jdbrooks@irontribefitness.com
E-Mail Address

[Signature]
Signature of Petitioner

J D Brooks
(Name Typed / Printed)

**I. REZONING APPLICATION
CITY OF CHARLOTTE**

RECEIVED
APR 22 2019
BY:

2019-068

Petition #: _____
Date Filed: 4/22/2019
Received By: PH

Complete All Fields (Use additional pages if needed)

Property Owner: See Exhibit A attached hereto

Owner's Address: See Exhibit A attached hereto City, State, Zip: See Exhibit A attached hereto

Date Property Acquired: See Exhibit A attached hereto

Property Address: See Exhibit A attached hereto

Tax Parcel Number(s): 205-102-07, 205-102-08, 205-102-09, 205-102-10 and 205-102-06

Current Land Use: Vacant Single Family Residential Size (Acres): +/- 6.167 acres

Existing Zoning: R-4 Proposed Zoning: R-8

Overlay: N/A (Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: John Kinley, Jason Prescott, Carlos Alzate et al.

Date of meeting: March 26, 2019

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team member is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): _____

Purpose/description of Conditional Zoning Plan: _____

John Carmichael (Robinson Bradshaw)
Name of Rezoning Agent

101 N. Tryon Street, Suite 1900
Agent's Address

Charlotte, NC 28246
City, State, Zip

704-377-8341 _____
Telephone Number Fax Number

jcarmichael@robinsonbradshaw.com
E-Mail Address

Signature of Property Owner

(Name Typed / Printed)

Chelsea Building Group, LLC (c/o Joe Fontana)
Name of Petitioner(s)

131 Matthews Station Street, Suite 2A
Address of Petitioner(s)

Matthews, NC 28105
City, State, Zip

980-221-0500 _____
Telephone Number Fax Number

jfontana@chelseabuildinggroup.com
E-Mail Address

CHELSEA BUILDING GROUP, LLC
By: _____
Signature of Petitioner

Joe Fontana
(Name Typed / Printed)

Exhibit A to Rezoning Application Filed by Chelsea Building Group, LLC

Property Owners Information, Acquisition Dates and Site Addresses

Tax Parcel No. 205-102-07

Robert Eugene Davis
9725 China Grove Church Road
Pineville, NC 28134

Acquisition Date: August 30, 1967 Per Polaris

Site Address: None

Tax Parcel No. 205-102-08

Frances Elizabeth Davis Webb
c/o Robert Davis
9725 China Grove Church Road
Pineville, NC 28134

Acquisition Date: August 30, 1967 Per Polaris

Site Address: 9733 China Grove Church Road

Tax Parcel No. 205-102-09

Robert S. Webb and Frances D. Webb
3606 Wabash Avenue
Baltimore, MD 21215

Acquisition Date: September 21, 1965

Site Address: 9739 China Grove Church Road

Tax Parcel No. 205-102-10

Walter Lewis Davis
9725 China Grove Church Road
Pineville, NC 28134

Acquisition Date: August 30, 1967 Per Polaris

Site Address: 9819 Packard Street

Tax Parcel No. 205-102-06

Frances Elizabeth Davis Webb
3606 Wabash Avenue
Baltimore, MD 21215

Acquisition Date: No information on Polaris

Site Address: None

**I. REZONING APPLICATION
CITY OF CHARLOTTE**

RECEIVED
APR 29 2019
BY:

2019-069
Petition #: _____
Date Filed: 4/29/2019
Received By: BT

Complete All Fields (Use additional pages if needed)

Property Owner: Roma Homes LLC & Lien Thi Bragg

Owner's Address: 3415 Holt Street City, State, Zip: Charlotte, NC 28205

Date Property Acquired: 6/14/2018

Property Address: 720, 724 & 730 East 36th Street Charlotte, NC 28105

Tax Parcel Number(s): 083-087-08, 083-087-07, 083-087-06

Current Land Use: Vacant and Single Family Residential Size (Acres): .9ac

Existing Zoning: R-5 Proposed Zoning: TOD-NC

Overlay: n/a Tree Survey Provided: Yes: _____ N/A: X

Required Rezoning Pre-Application Meeting* with: Grant Meacci, Sonja Sanders, Molly Haynes

Date of meeting: 4/11/2019

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezonings Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): _____

Purpose/description of Conditional Zoning Plan: _____

Paul Pennell - Urban Design Partners
Name of Rezoning Agent

1318-e6 Central Ave
Agent's Address

Charlotte, NC 28205
City, State, Zip

704-334-3303 Fax Number
Telephone Number

Paul@Urbandesignpartners.com
E-Mail Address

[Signature]
Signature of Property Owner

Bill Katsaros - Roma Homes LLC
(Name Typed / Printed)

Harrison Tucker - CoHab LLC
Name of Petitioner(s)

1918 Beverly Drive
Address of Petitioner(s)

Charlotte, NC 28207
City, State, Zip

704-995-2254 Fax Number
Telephone Number

HTucker@cohabdev.com
E-Mail Address

[Signature]
Signature of Petitioner

Harrison Tucker
(Name Typed / Printed)

Attachment A
Rezoning Petition Joinder Agreement

CoHab LLC

The undersigned, as the owner of the parcel of land that is designated as Tax Parcel #: 083-087-07 & 083-087-07 in Mecklenburg County, North Carolina and which is subject of the attached Rezoning Application, hereby joins in this Rezoning Application as more particularly depicted on the related Rezoning Site Plan and to subsequent changes to the rezoning plan as part of this Rezoning Application.

Lien Thi Bragg:

Signature: _____

Name (Printed): _____

Title: _____

Date: _____

Lien Thi Bragg

LIEN T BRAGG

Property owner

4-27-19