

Hearing Request Application - Form 1

Zoning Board of Adjustment

City of Charlotte

Date Filed: **FEB 26 2009**

Case Number: _____

Received by: Sonda Kennedy
ZBA Clerk

Instructions

This form must be filed out completely. Please attach the appropriate additional form depending on your request type along with required information as outlined in the appropriate checklist. Please type or print legibly. All property owners must sign and consent to this application, attach additional sheets if necessary. If the applicant is not the owner, the owners must sign the Designation of Agent section at the bottom of this form.

The Applicant Hereby (check all that apply):

- ☐ Requests a variance from the provisions of the zoning ordinance as stated on Form 2
- ☐ Appeals the determination of a zoning official as stated on Form 3
- ☐ Requests an administrative deviation as stated on Form 4

Applicant or Agent's Name: Austin Hughes

Mailing Address: 6542 Rumphe Rd

City, State, Zip: CHARLOTTE, N.C. 28262

Daytime Telephone: _____ Home Telephone: _____

Interest in this Case (please circle one): Owner Adjacent Owner Other

Property Owner(s) [if other than applicant/agent]: _____

Mailing Address: 6542 Rumphe Rd

City, State, Zip: CHARLOTTE N.C. 28262

Daytime Telephone: _____ Home Telephone: _____

Property Address: 4021 N. HAVEN DR. CHARLOTTE N.C. 28206

Tax Parcel Number: 087-021-14 Zoning District: R-4

Subdivision Name: SUGAR CREEK HEIGHTS Conditional District: YES NO

Applicant Certification and Designation of Agent

I (we) certify that the information in this application, the attached form(s) and documents submitted by me (us) as part of this application are true and correct. In the event any information given is found to be false, any decision rendered may be revoked at any time. I (we) hereby appoint the person named above as my (our) agent to represent me (us) in this application and all proceedings related to it. I (we) further certify to have received, read and acknowledged the information and requirements outlined in this packet.

2/25/09
Date

2/25/09
Date

[Signature]
Property Owner

[Signature]
Property Owner

Appeal Application - Form 3
Zoning Board of Adjustment
City of Charlotte

Date Filed: _____ Case Number: _____ Fee Collected: _____

Has work started on this project? YES ☒ NO ☐ *MOBILE HOME MOVED ON LOT*
If yes, Did you obtain a building permit? YES ☐ NO ☐ *APPLIED FOR TWO TIMES*
Have you received a Notice of Violation for this project? YES ☐ NO ☒ If yes, attach a copy.
Has this property been rezoned? YES ☐ NO ☒ If yes, Petition Number: _____

(1) What zoning ordinance section numbers do you allege were applied in error? Please list each section, the requirement and the requested variance.

Item	Code Section	Code Requirement
Example	9.205 (1)(g)	45 foot rear yard
A		
B		
C		
D		
E		

(2) Please describe why you feel the code sections listed above were applied in error. Tell the Board what you feel is the appropriate application of each code section.

(a) Code Section _____

LOT IS GRANDFATHERED
MOBILE HOME WAS NEW - PUT ON THIS LOT IN 1956 BY
VICKIE STRIDER - LOT WILL ALWAYS BE GRANDFATHERED
NC LAW UP HOLDS THE GRANDFATHERED CLAUSE
WAS TOLD BY TOM DRAKE I HAD 1 YEAR TO PUT
MOBILE HOME BACK ON LOT
HE SAID EVERYTHING WAS OK TO BUY HOME AND
PUT ON LOT.
HE SAID A MISS YOUNG WOULD SIGN PAPER ~~FOR~~ SO
I COULD GET A PERMIT THE NEXT WEEK

(b) Code Section _____ AFTER MISS YOUNG DISSESSED THE MATTER
WITH ZONING AND NEIGHBORHOOD DEVELOPMENT MISS
YOUNG WAS TOLD NOT TO SIGN PAPER
LESLIE COOK LIED TO MISS YOUNG
LESLIE COOK IS ALSO A THIEF - SHE STOLE
JEWELRY FROM GERTIE ROBINSON WHEN SHE
WORKED WITH JIM BEACH TO THROW THE
81 YEAR OLD OUT IN THE STREET
NEIGHBOR DEVELOPMENT REFUSED TO LOOK INTO
THE STEALING - THEY WOULD HAVE TO FIRE HER
THE STEALING HAS BEEN REPORTED SIX TIMES

(c) Code Section _____

JANICE WILLS SPENT HER LIFE SAVINGS AFTER TEAM
DRAKE GAVE THE OK TO BUY ~~THE~~ AND HAVE
IT MOVED ON LOT # 4021 N. HAVE DRIVE
THE MOBILE HOME LOOKS AS GOOD AS ANY
HOME OUT THERE
NEIGHBOR DEVELOPMENT MAKE UP THEIR OWN
RULES AND LAWS AS THEY GO ALONG
I HAVE KEEP THIS LOT CLEANED UP AND GRASS
MOWED
I DON'T THINK ANY ONE HAS THE BALLS TO SAY ANY
DIFFERENT - I HAVE BEEN LIES^T BY MEMBERS OF
NEIGHBORHOOD DEVELOPMENT AND HAD ADS PUT
IN THE NEWS PAPER LYING ON ME.
(d) Code Section _____

NEIGHBORHOOD DEVELOPMENT HAS A COMPANY BY CAROLINA
LANDSCRAPING THAT IS NOT LEGAL IN NORTH
CAROLINA - TRUCK NO REGISTERED WITH N.C.
WHITITYS, COMM. - NO FOR HIRE LICENSE
CHARGING \$360.00 PER HOUR. BLUE MAX TRUCKING
LEGAL - ONLY CHARGE \$35.00 PER HOUR
THEY ALSO LIE TO CITY COUNCIL ABOUT VALUE
OF MY PROPERTY - FOR LESLIE COOK
LESLIE COOK CALLED IN AND HAD MY ELECTRICAL
PERMIT CORRECTED

(e) Code Section _____

JANICE WILLS IS DISABLED AND HANDICAPPED AND IN
NEED OF A PLACE TO LIVE
I HAVE GIVEN HER A FREE 1 YR LEASE ON
LOT # 4021 N HAVE DR. TO TAKE CARE OF
GRAND FATHER CLAUSE
MOBILE HOME WAS ON LOT BEFORE GRAND FATHER
CLAUSE EXPIRED
I AM BEING DISCRIMINATED BY NEIGHBORHOOD
DEVELOPMENT, ZONING, AND PLANNING

APPLICATION FOR BUILDING PERMIT

TD 115709

ADDRESS	TYPE PERMIT	<input checked="" type="checkbox"/> Single Family	<input type="checkbox"/> Two Family	<input type="checkbox"/> Commercial	<input checked="" type="checkbox"/> Mobile Home	<input type="checkbox"/> Modular	PERMIT # 1123109 [Signature]		
	STREET # (N,S,E,W)	4021	STREET NAME	NORTHAVEN	(AV, RD, ST, etc)	DR			
	SUITE/UNIT(S):								
SITE DATA	TAX JURISDICTION: (Check One)	<input checked="" type="checkbox"/> 0-Mecklenburg	<input checked="" type="checkbox"/> 1-Charlotte	<input type="checkbox"/> 2-Davidson	<input type="checkbox"/> 3-Cornelius	<input type="checkbox"/> 4-Pineville	<input type="checkbox"/> 5-Matthews	<input type="checkbox"/> 6-Huntersville	<input type="checkbox"/> 7-Mint Hill
	PROJECT/SUBDIVISION NAME				PHASE	SECTION	PROJECT #		
	OWNER	JANICE WILLS			ADDRESS				
PROJECT DATA	CITY	4021 N. HAVEN DR			STATE	NC	ZIP	28206	
	TAX PARCELS	087-026-14			LOT #	BLOCK #		LAND AREA (sq. ft.)	
	CENSUS	A-4			ZONING	JURIS		MAP #	R/W
PROJECT	SPECIAL (Circle) C D N P S	FLOOD PLAIN: <input type="checkbox"/> Yes FLOOD ELEV			FIRE DIST: <input type="checkbox"/> Yes			APR'D	
	LOT <input type="checkbox"/> CORNER <input type="checkbox"/> THROUGH	FRONT SHEET (if different)			REAR			REQ. PARK'G	
	MINIMUM SETBACKS: FRONT	LEFT SIDE			RIGHT SIDE			REAR	
PROJECT	JOB #	TYPE WORK: <input type="checkbox"/> New <input type="checkbox"/> Addition <input type="checkbox"/> Accessory <input type="checkbox"/> Upfit <input type="checkbox"/> Shelf <input type="checkbox"/> Demolish <input type="checkbox"/> Other							
	USDC #	PROJECT DESCRIPTION (Residence, Office, etc.) Mobile Home: include Yr./Make & Serial #							
	PURPOSE	AREA (sq. ft.): Heated 14X52 Unheated				Deck(s)		# STORIES	BASEMENT <input type="checkbox"/> Yes
PROJECT	OCC. TYPE	ONE/TWO FAMILY, MODULAR, OR MOBILE HOME: TOTAL # ROOMS # BEDROOMS 2 # BATHS 1							
	CONST.	Work includes: <input type="checkbox"/> Attached Carport <input type="checkbox"/> Attached Garage <input type="checkbox"/> Masonry Fireplace(s)							
	SPRINKLERS <input type="checkbox"/> Yes	# UNITS			MULTI-FAMILY: # HANDICAP UNITS				
SERVICES	ELECTRICAL	Power Company DUKES Service: <input type="checkbox"/> New <input type="checkbox"/> Existing Total Amps 100 # Circuits							
	MECHANICAL:	Gas Company # Gas Conn # Appliances <input checked="" type="checkbox"/> Heat Only <input type="checkbox"/> Central A/C Only <input checked="" type="checkbox"/> Heat and A/C							
	PLUMBING:	# of Fixtures (Sink, Water Closet, etc.) # of Appliances (Dishwasher, Water Heater, etc.)							
CONTRACTORS	UTILITIES:	<input type="checkbox"/> New <input checked="" type="checkbox"/> Existing							
	Public	1-Individual Meter/Connection <input checked="" type="checkbox"/> Water <input checked="" type="checkbox"/> Sewer Private 3-Individual <input type="checkbox"/> Well <input type="checkbox"/> Septic							
	2-Master Meter/Connection	<input type="checkbox"/> Water <input type="checkbox"/> Sewer 4-Community <input type="checkbox"/> Well <input type="checkbox"/> Septic							
CONTRACTORS	ACCT #	CONTRACTOR(S): (Name/Address as appears on license)						CONTRACT COST	APR'D
	Bldg	STEVE CASSIDY 704						Nearest \$100	FEES \$
	Add	MARSHVILLE, NC City/St Zip 28103						Bldg \$ 130.00	
CONTRACTORS	Elect	SOUTHERN IMAGE ELECTRIC CO. 987-0300 Lic # E1760397						Elect. 100.00	
	Add	CORNELIUS, NC. City/St Zip 28031-6742							
	Mech	CHARLES STEPHEN'S 366-8949 Lic # 4687						Mech. 25.00	
CONTRACTORS	Add	CHARLOTTE NC. City/St Zip 28269							
	Plbg	CHARLES STEPHEN'S 394-8591 Lic # 4687						Plbg. 40.00	
	Add	CHARLOTTE NC. City/St Zip 28269							
OTHER	PLANS	Arch./Eng Phone Lic #						Total Const. Cost	
	FT <input type="checkbox"/>	TOTAL ESTIMATED PROJECT COST FOR FAST TRACK OR MODULAR \$						FT FEE \$	
	REMARKS:	SOUTHERN IMAGE ELECTRIC AND MOVE ON CORNELIUS NC NO MOBILE HOME ALLOWED						OTHER FEES \$	
							TOTAL FEES \$		

THE UNDERSIGNED HEREBY CERTIFIES THAT HE/SHE IS EITHER THE OWNER OR THE AUTHORIZED AGENT OF THE OWNER AND HEREBY MAKES APPLICATION FOR PERMIT AND INSPECTION OF WORK DESCRIBED AND AGREES TO COMPLY WITH ALL APPLICABLE LAWS REGULATING THE WORK.

JANICE WILLS

APPLICANT'S SIGNATURE

DATE

JANICE WILLS

PRINT APPLICANT'S NAME

METHOD OF PAYMENT

☒ CASH/CHECK ☐ ACCOUNT

HOLDS	PROCESSED BY	APPROVED BY	VALIDATED BY

ONE/TWO FAMILY, MODULAR, MOBILE HOME OR ZONING USE

LOCATION

STREET # (N,S,E,W) 4021 ~~A~~ STREET NAME ~~HAVEN~~ NORTHAVEN (AV,RD,ST, etc) DR.

PERMIT #

SUITE/UNIT(S): _____

TAX JURISDICTION:
(Check One)

☐ 0-Mecklenburg
☐ 4-Pineville

☐ 1-Charlotte
☐ 5-Matthews

☐ 2-Davidson
☐ 6-Huntersville

☐ 3-Cornelius
☐ 7-Mint Hill

TAX PARCEL # 087-021-14

JOB #

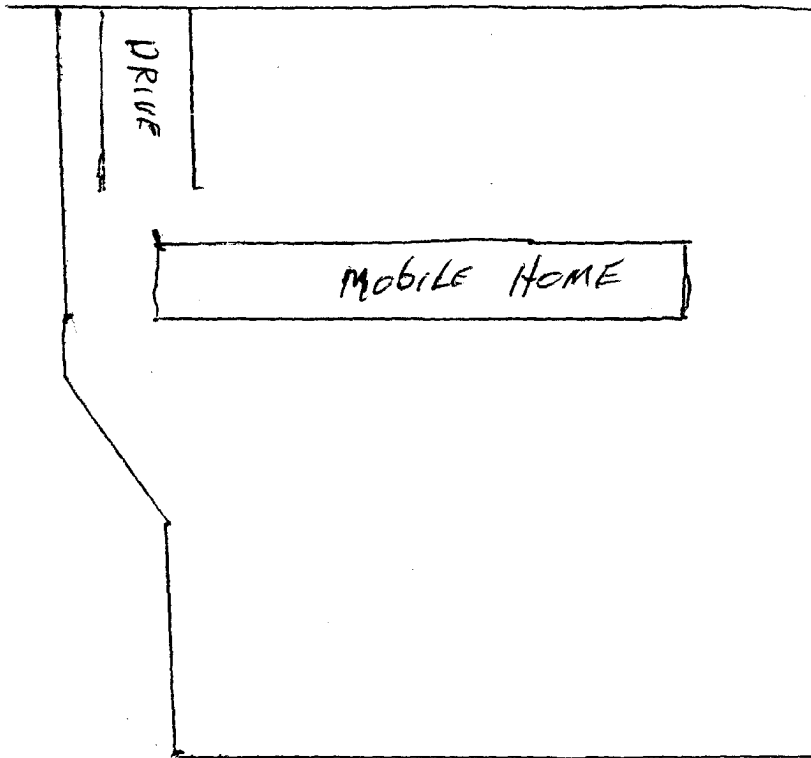
- INSTRUCTIONS -

In the space provided below, draw plot plan as neatly and accurately as possible, from survey if available.

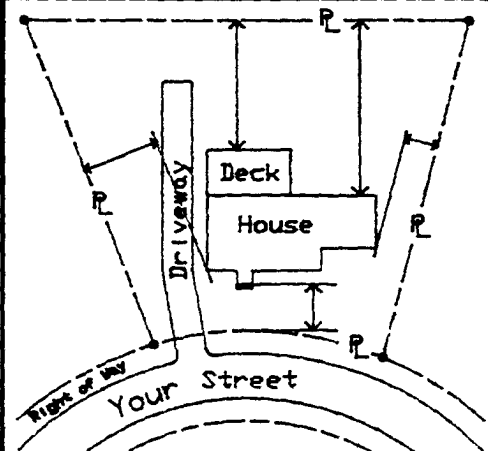
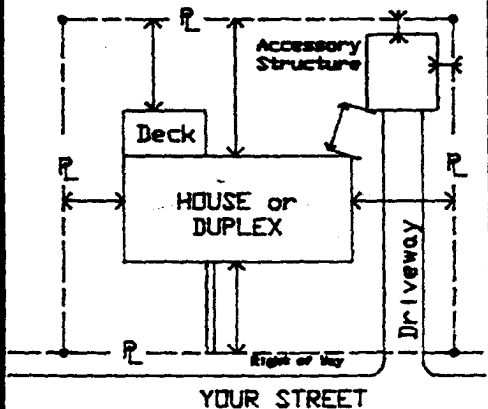
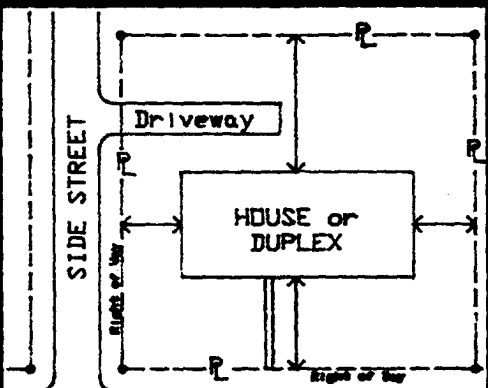
1. Draw street(s) and right-of-way(s).
2. Draw property lines with dimensions.
3. Draw proposed and existing buildings showing any attached porch(es), deck(s), chimney(s), carport(s), or garage(s), etc...
4. Show distances of buildings from property lines or other structures.
5. Separate application and plot plan required for each building.

- PLOT PLAN -

N. HAVEN DR.



EXAMPLES / P L T P L A N



ALL EXISTING AND PROPOSED BUILDING(S) ON LOT ARE SHOWN WITH MEASUREMENTS INDICATED

APPLICANT'S SIGNATURE _____

DATE _____

PRINT APPLICANT'S NAME _____

APPROVED BY _____

Neighborhood Development Site
Office
Code Enforcement Division
Belmont Center
700 Parkwood Avenue
Charlotte, NC 28205



1/23/2009

GREG HUGHES AND TAMMY
BIRMINGHAM
6542 RUMPLE RD
CHARLOTTE, NC 28262

OCCUPANT
4021 NORTHAVEN DR
CHARLOTTE, NC 28206

Zoning Violations Letter
2005006409

RE: Address 4021 NORTHAVEN DR
Parcel Number: 08702114

Zoning: R-4
Map:
Inspection Date:
1/23/2009

The provision(s) of the City of Charlotte Zoning Ordinance indicated on the next page(s) have been violated:

You are hereby instructed to cease and desist
ALLOWING NON PERMITTED MOBILE HOME TO REMAIN ON RESIDENTIALLY ZONED LOT. MOBILE HOMES ARE
NOT PERMITTED IN THIS ZONE. REMOVE IMMEDIATELY TO AVOID MONETARY CITATIONS.

IMMEDIATELY CORRECT THE VIOLATION. If the violation is not corrected and there is no appeal to the Zoning Board of Adjustment, the Division reserves the right to exercise any one of the following REMEDIES: REVOCATION OF A CERTIFICATION OF OCCUPANCY making continued occupancy unlawful, issuing a CITATION, if unpaid and a judgement, could become a LIEN on the property, seeking of an INJUNCTION, or the issuance of a CRIMINAL SUMMONS.

The Zoning Board of Adjustment is empowered to rule on the interpretation of the Zoning Ordinance and to grant variances when a difficulty or hardship exists. Appeals will not be heard by the Board unless application is properly filed in the Zoning Administrator's office within thirty (30) days of the date on this Notice of Violation. Once the deadline has passed, your right of appeal is forfeited. Forms are available in this office.

If you have any questions as to what is required by this Notice, please contact me between 8:00 and 9:00 A.M. at the number below.

Attachments:

Section 8.105
Section 8.106