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Petition # 1980-31 c

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- Applications
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 - Mapping
 - Other
- Site Plans



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OFFICIAL REZONING APPLICATION

MECKLENBURG COUNTY

Petition No. 80-316

Date Filed 9/4/80

Received By Steve Holm

OFFICE USE ONLY

Ownership Information

Property Owner 6.62 acres at SE corner of Margaret Wallace Road and McAlpine Creek: | 98.23 acres:
Owner's Address Mrs. Ruth Smith Lucas | Thompson Orphanage & Training Institution, Inc.
Route #4 | P.O. Box 25129
Matthews, N.C. 28105 | Charlotte, N.C. 28212

Date Property Acquired Lucas: 3/28/35 | Thompson: varies: 1945-1954

Deed Reference Lucas: Book 866, Page 133 | Thompson: 1160-499, 1439-35, 1606-22, 1658-204 | Tax Parcel Number Lucas: 193-011-1
Thompson: (Part) 193-011-02

Location Of Property (address or description) East of Margaret Wallace Road,
South of McAlpine Creek

Description Of Property

Size (Sq. Ft.-Acres) 104.85 acres | Street Frontage (ft.) 1,423.28 ft. on Margaret Wallace Rd.
Current Land Use Undeveloped

Zoning Request

Existing Zoning R-9 | Requested Zoning R-9MF (CD)

Purpose of zoning change To permit use of land for multi-family housing, taking advantage of the natural terrain, protecting existing nearby uses by substantial natural buffer areas.

T. Edmund Rast of Moore and Van Allen
Name of Agent
3000 NCNB Plaza, Charlotte, N.C. 28280
Agent's Address
374-1300
Telephone Number

Additional Representative:
Mr. William Hodgson
Urban Planning Associates
1703 NCNB Plaza
Charlotte, N.C. 28280
Telephone: 376-7505

Thompson Orphanage & Training Institution, Inc.
Name of Petitioner(s)
P.O. Box 25129
Charlotte, N.C. 28212
Address of Petitioner(s)
536-0375
Telephone Number

[Signature]
Signature Executive Director
Ruth S. Lucas
Signature of Property Owner if Other Than Petitioner
Mrs. Ruth Smith Lucas
Owner of 6.62 acres of Property

INSTRUCTIONS FOR FILING A PETITION FOR A CHANGE IN A ZONING CLASSIFICATION

A petitioner for a zoning change must complete and file in duplicate the application form on the reverse side of this sheet. All information requested must be given.

There is a filing fee of \$100.00 required with each rezoning petition.

No application shall be considered filed until it has been discussed with and accepted by a member of the staff of the Planning Commission.

The application must be accompanied by two copies of a map, drawn to scale, of the property to be considered for a change in zoning.

If the area proposed to be changed is part of a SUBDIVISION recorded in the plat books in the Mecklenburg County Register of Deeds Office, then the map must include the following information:

- 1) A copy of that portion of the recorded map that shows the property to be considered for the proposed zoning change, plus sufficient additional area to show the location of the property in reference to the nearest street intersection.
- 2) The lot and block number(s) of the property proposed to be changed.
- 3) The name of the subdivision, and the plat book and page number at which the map is recorded.
- 4) Dimensions and compass bearings of all lines bounding the property proposed to be changed.

If the area proposed to be changed is ACREAGE or PROPERTY NOT LOCATED IN A RECORDED SUBDIVISION then the map must include the following information:

- 1) The exact dimensions and compass bearings of all lines bounding the property to be considered for the proposed zoning change.
- 2) The location of the property in reference to a street intersection, railroad, creek, or other features easily identified on the ground. Adequate information (distances, compass bearings) must be given to show the exact location of the property with respect to the reference point.

If the petitioner is not the owner of the property; the application must be signed by the owner, or accompanied by a letter signed by the owner signifying his approval of the proposed change. (This does not apply when the petitioner is a group of neighborhood property owners seeking a general change in the zoning of lands or properties within the neighborhood.)

Petitions which have been completed and filed with the Planning Commission will be heard at the earliest feasible scheduled date.

All petitions are considered at a public hearing held jointly by the County Board of Commissioners and the Planning Commission.