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Petition # 1984-27

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- Applications
- Correspondence
- Department Comments
- Land Use Consistency
 - Mail Info
 - Mapping
 - Other
- Site Plans



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OFFICIAL REZONING APPLICATION CITY OF CHARLOTTE

Petition No.	<u>84-27</u>
Date Filed	<u>3/6/84</u>
Received By	<u>[Signature]</u>
OFFICE USE ONLY	

Ownership Information

Property Owner 1. Tower Associates, Inc.; 2. Horace E. Hall

Owner's Address 1. Tower Associates, Inc., 2245 Carmel Road, Charlotte, NC 28226
2. Horace E. Hall, P.O. Box 9007, Charlotte, NC 28205

Date Property Acquired 1. 1/20/84 2. 2/26/66; 5/1/52; 2/16/77

Deed Reference 1. Code 127-121-23: 4781 - 162 Tax Parcel Number 127-121-23, 20, 21 & 24
2. Code 127-121-20, 21 & 24: 2701 - 125; 1550 - 532; 3917 - 813

Location Of Property (address or description) Fronts approx. 545.55 ft. on westerly margin of E. 7th Street and approx. 243.85 ft. on southerly margin of E. 5th Street and extends along Briar Creek in westerly direction to existing Eastover Park Medical Village

Description Of Property

Size (Sq. Ft.-Acres) Approx. 12.22 ac Street Frontage (ft.) See above

Current Land Use Vacant (excepting small portion at or near E. 5th Street/E. 7th Street intersection used by Hall Oil Co.)

Zoning Request

Existing Zoning R-6 MF and B-1 Requested Zoning O-6(CD) and B-1(CD)

Purpose of zoning change To accommodate office development and coordinated business development

Benj. S. Horack, Attorney

Name of Agent 112 S. Tryon St., Suite 1600, Charlotte, NC 28284

Agent's Address 377-2500

Telephone Number _____

TOWER ASSOCIATES, INC.

Name of Petitioner(s) 2245 Carmel Road, Charlotte, NC 28226

Address of Petitioner(s) 365-3420

Telephone Number _____

Signature [Signature]
P.W. Aldred, Partner

Signature of Property Owner if Other Than Petitioner _____

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 City Council and the Planning Commission.