


# ZONING ORDINANCE TEXT AMENDMENT APPLICATION

## CITY OF CHARLOTTE

FY2009 Petition #: <u>2011-018</u>
Date Filed: <u>12-28-10</u>
Received By: <u></u>
Office Use Only

Section #: 9.601—9.605, 11.701—11.706, 6.201, 12.202, 12.218, 12.301, 12.413, 12.415, 12.416, 12.417, 12.502, 12.532, 12.534, 12.538, 13.108(b)

Research Districts (RE-1, RE-2, and RE-3) and other relevant sections  
(Title)

### Purpose of Change:

The uses and development standards that are currently set forth in the Research Districts are the out of date with respect current best practices for employment centers in the US. Also, they are inconsistent with the City's recently adopted plans and policies for the areas in which the research districts are currently applied, such as University Research Park. Successful employment centers, some of which include research uses, are characterized by a mixture of complementary uses connected through design details that enhance the aesthetic appeal and cohesiveness of a center and through physical connections linking public and private spaces and destinations. To remain competitive, sites within the City of Charlotte that are zoned or will be zoned for research should accommodate a broader range of complementary uses. Furthermore, development within these districts should adhere to standards that promote high quality design and connectivity. Therefore, the proposed amendment expands the range of permitted uses in each district and establishes development and design standards to ensure a level of investment that will help to strengthen the long-term viability of research uses and desirability of their locations.

With the amendments to the RE-3 district, changes to other sections (6.201, 12.202, 12.218, 12.301, 12.413, 12.415, 12.416, 12.417, 12.502, 12.532, 12.534, 12.538, 13.108(b)) are required to ensure consistency throughout the City of Charlotte Zoning Ordinance. Such changes are indicated in this proposed amendment.

LandDesign, Inc.  
Name of Agent

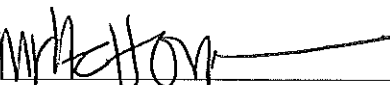
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Telephone Number

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Rhett Crocker (rcrocker@landdesign.com)  
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Signature of Agent

University City Partners  
Name of Petitioner(s)

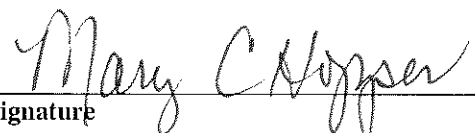
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Address of Petitioner(s)

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704-688-2484  
Fax Number

Mary Hopper (mhopper@universitycitypartners.org)  
E-Mail Address

  
Signature

Petition #:

Petitioner:

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:

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 \_\_\_\_\_, 20\_\_\_\_, 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 \_\_\_\_\_, 20\_\_.

\_\_\_\_\_