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Petition # 1985-10

Document type:

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



* 0 0 B R E A K 0 0 *

withdrew 2/18/85

OFFICIAL REZONING APPLICATION CITY OF CHARLOTTE

Petition No.	<u>85-10</u>
Date Filed	<u>2/12/85</u>
Received By	<u>[Signature]</u>
OFFICE USE ONLY	

Ownership Information

Property Owner J.T.R. Land Partnership

Owner's Address 3 Gateway Center 13th Floor
Pittsburgh, Pennsylvania 15222

Date Property Acquired 4 pieces - see attach list

Deed Reference See attached Tax Parcel Number See attached

Location Of Property (address or description) West of South Blvd. between
Sweden Road & proposed relocation of Arrowood Road.

Description Of Property

Size (Sq. Ft.-Acres) 110.435 AC. Street Frontage (ft.) See Plat

Current Land Use Golf course and undeveloped land

Zoning Request

Existing Zoning B-D, I-1, I-2, R-9* Requested Zoning R-12MF (CD)

Purpose of zoning change For construction of Multi-Family Development

Ben Horack
Name of Agent
1600 One Tryon Center, 112 S. Tryon Street.
Agent's Address Charlotte, N.C. 28284
377-2500
Telephone Number

*Note: A major portion of existing R-9 is zoned "Conditional Recreational Use" per former Sec. 8-23.

J.T.R. Land Partnership
Name of Petitioner(s)
3 Gateway Center 13th Floor
Address of Petitioner(s)
412-566-1553
Telephone Number
[Signature]
Signature
See Attached Letter
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.

J.T.R. LAND PARTNERSHIP

Description of Property to be Rezoned

<u>Date Acquired</u>	<u>Deed Book & Page</u>	<u>Approx. Acreage</u>	<u>Tax Parcel Number</u>	<u>Existing Zoning</u>
10/17/84	4917-246	39.080 ac	205-171-16	R-9 (Cond. Recreational Use Per Prior Sec. 8-23)
11/14/84	4929-681	54.540 ac	205-171-02	B-D
11/29/84	4936-437	8.204 ac	205-165-02	I-2 & I-1
*04/04/79	4397-429	<u>8.611 ac</u> 110.435 ac	205-165-05	I-1 & R-9

*This parcel presently titled in names of Danny O. Hare and Thomas E. Cummings who are scheduled to convey it to J.T.R. Partnership in mid January, 1985. See attached letter of authorization regarding rezoning Petition and proceedings.

January 2, 1985

Charlotte-Mecklenburg Planning Commission
Cameron Brown Building
301 S. McDowell Street
Charlotte, North Carolina 28204

RE: Zoning Petition of J.T.R. Land
Partnership - Approximately 110.435
Acres Located West of South Blvd.
Between Sweden Road and Proposed
Relocation of Arrowwood Road


Gentlemen:

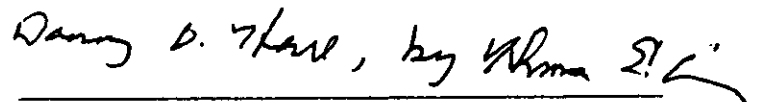
The undersigned are owners of approximately 8.611 acres near South Boulevard, which comprises a portion of the property that is the subject of the above-mentioned Zoning Petition. The 8.611 acre parcel was acquired by Deed dated April 4, 1979 and recorded in Book 4397 at Page 429 in the Mecklenburg Registry.

We have contracted to sell this 8.611 acre parcel to J.T.R. Land Partnership and the sale and purchase is scheduled for closing on or about January 15, 1985.

We are writing to advise that we join in the above-mentioned Petition and acknowledge the J.T.R. Land Partnership is filing the Petition on our behalf and is authorized by us to handle all zoning proceedings with respect to that Petition.

Very sincerely yours,


Thomas E. Cummings


Danny O. Hare