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City of Charlotte – Planning Dept. Scanning Rezoning Files

Petition # _____

Document type:

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



* 0 0 B R E A K 0 0 *

Petition #: **2002-07**

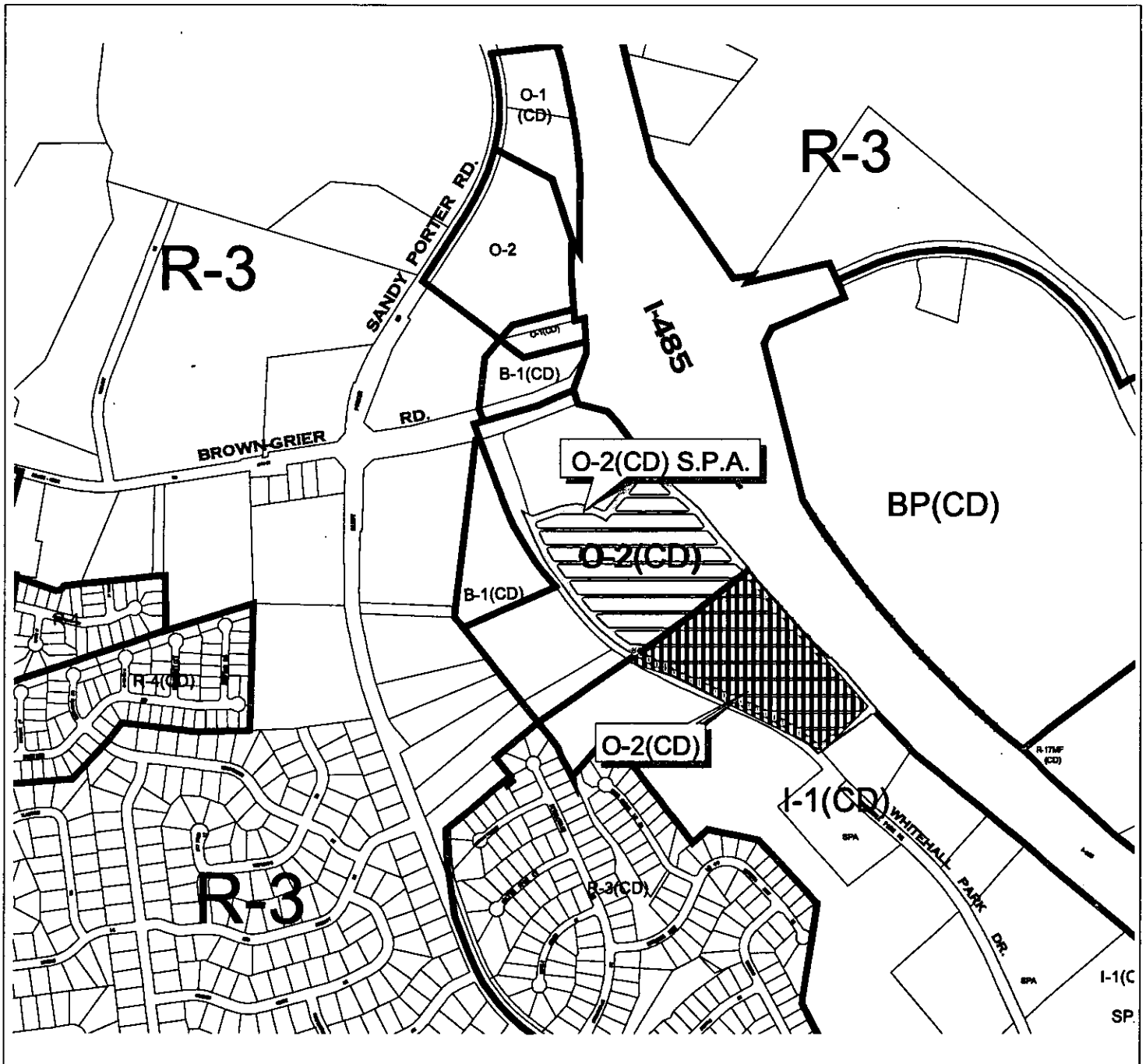
Petitioner: Moody Lake Office Park

Hearing Date: March 18, 2002

Zoning Classification (Existing): O-2(CD) and I-1(CD)

Zoning Classification (Requested): O-2(CD) S.P.A. and O-2(CD)

Acreeage & Location Approximately 27 acres located between Whitehall Park Drive and Interstate 485 (I-485), south of Brown-Grier Road.



Zoning Map #(s);

132

Charlotte-Mecklenburg Planning Commission

Map Legend

	ETD		Floodplain/shp
	Airtoleship		County Line
	Watershed		City Limits(arc)
	Historic District		

MECKLENBURG COUNTY, NC GIS PUBLIC ACCESS SYSTEM

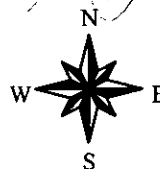


Tax Parcel-Id#s Selected: 20102111, 20102112, 20102113, 20104301, 20104302, 20104303, 20104304, 20104399, 20105106, 20145101, 20145105

Tax Book & Page Selected: N/A

LEGEND

- County Boundary
- Rivers/Creeks/Streams
- Railroad ROW
- Water Bodies



Countywide Inset Map



Scale : 1 Inch = 2000 Feet

Map Created on Thursday, February 21, 2002 04:55 PM

This map is prepared for the inventory of real property within Mecklenburg County and is compiled from recorded deeds, plats, tax maps, surveys, planimetric maps, and other public records and data. Users of this map are hereby notified that the aforementioned public primary information sources should be consulted for verification. Mecklenburg County and its mapping contractors assume no legal responsibility for the information contained herein.



MECKLENBURG COUNTY, NC

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Note : Records are sorted in Parcel Number order.

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Record No.: 1 **BUILDING KEY NUMBER :** 20102111 001
PARCEL-ID : 20102111 **NEIGHBORHOOD CODE :** 20101 **ZONING CLASS :** I1CD
OWNER'S NAME : MOODY LAKE OFFICE PARK DEV LP % AAC REAL ESTATE SERVICES INC
MAILING ADDRESS : 5970 FAIRVIEW RD # 200
CITY : CHARLOTTE **STATE :** NC **ZIP CODE :** 282103167

PROPERTY LOCATION : 3030 WHITEHALL PARK DR
LEGAL DESC. : PARCELS GG, HH & JJ U/M **DEED BK,PG & DATE :** 11001 /012 1999-12-30
ACREAGE : 27.000 **SALE PRICE :** \$0 **QUALIFIED SALE (Y/N) :** N
LAND VALUE : \$1,612,370 **IMPVMTS VALUE :** \$0 **TOTAL VALUE :** \$1,612,370

LAND-USE TYPE : VACANT **BUILDING TYPE :** INDUSTRIAL
YEAR BUILT : 0 **SQUARE FEET :** 0 **STYLE CODE :**
BEDROOMS : 0 **BATHROOMS :** 0 **RESTROOMS :** 0 **BASEMENT :** N **GARAGE :** N
EXTERIOR TYPE : **QUALITY GRADE :** 0 **IMPVMT. VALUE :** \$0
A/C : **FIREPLACE :**

Record No.: 2 **BUILDING KEY NUMBER :** 20102112 001
PARCEL-ID : 20102112 **NEIGHBORHOOD CODE :** 20101 **ZONING CLASS :** R3
OWNER'S NAME : CATAWBA LANDS CONSEVANCY
MAILING ADDRESS : 1617 EAST BLVD # 200
CITY : CHARLOTTE **STATE :** NC **ZIP CODE :** 282035821

PROPERTY LOCATION : SANDY PORTER RE
LEGAL DESC. : N/A **DEED BK,PG & DATE :** 08663 /275 1996-07-18
ACREAGE : 42.000 **SALE PRICE :** \$0 **QUALIFIED SALE (Y/N) :** N
LAND VALUE : \$171,080 **IMPVMTS VALUE :** \$0 **TOTAL VALUE :** \$171,080

LAND-USE TYPE : VACANT **BUILDING TYPE :** INDUSTRIAL
YEAR BUILT : 0 **SQUARE FEET :** 0 **STYLE CODE :**
BEDROOMS : 0 **BATHROOMS :** 0 **RESTROOMS :** 0 **BASEMENT :** N **GARAGE :** N
EXTERIOR TYPE : **QUALITY GRADE :** 0 **IMPVMT. VALUE :** \$0
A/C : **FIREPLACE :**

Record No.: 3 **BUILDING KEY NUMBER :** 20102113
PARCEL-ID : 20102113 **NEIGHBORHOOD CODE :** 20101 **ZONING CLASS :** R3
OWNER'S NAME : WHITEHALL LAND & DEVELOPMENT LTD PARTNERSHIP % AAC REAL EST
MAILING ADDRESS : 5950 FAIRVIEW RD #200
CITY : CHARLOTTE **STATE :** NC **ZIP CODE :** 28210

PROPERTY LOCATION :
LEGAL DESC. : NA **DEED BK,PG & DATE :** 11637 /520 2000-10-11
ACREAGE : 3.000 **SALE PRICE :** \$0 **QUALIFIED SALE (Y/N) :**
LAND VALUE : \$0 **IMPVMTS VALUE :** \$0 **TOTAL VALUE :** \$0

LAND-USE TYPE : **BUILDING TYPE :**
YEAR BUILT : 0 **SQUARE FEET :** 0 **STYLE CODE :**
BEDROOMS : 0 **BATHROOMS :** 0 **RESTROOMS :** 0 **BASEMENT :** **GARAGE :**
EXTERIOR TYPE : **QUALITY GRADE :** 0 **IMPVMT. VALUE :** \$0
A/C : **FIREPLACE :**

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Record No.: 4 **BUILDING KEY NUMBER:** 20104301 001
PARCEL-ID: 20104301 **NEIGHBORHOOD CODE:** 20101 **ZONING CLASS:** R3
OWNER'S NAME: GALLANT DOROTHY CAROL (BY WILL)
MAILING ADDRESS: PO BOX 734
CITY: HARPER'S FERRY **STATE:** W' **ZIP CODE:** 25425

PROPERTY LOCATION: SANDY PORTER RE
LEGAL DESC.: NA **DEED BK,PG & DATE:** 06402 /181 1990-11-07
ACREAGE: 11.000 **SALE PRICE:** \$0 **QUALIFIED SALE (Y/N):** N
LAND VALUE: \$123,840 **IMPVMTS VALUE:** \$0 **TOTAL VALUE:** \$123,840

LAND-USE TYPE: VACANT **BUILDING TYPE:** SINGLE FAMILY RESIDENTIAL
YEAR BUILT: 0 **SQUARE FEET:** 0 **STYLE CODE:**
BEDROOMS: 0 **BATHROOMS:** 0 **RESTROOMS:** 0 **BASEMENT:** N **GARAGE:** N
EXTERIOR TYPE: **QUALITY GRADE:** 0 **IMPVMT. VALUE:** \$0
A/C: **FIREPLACE:**

Record No.: 5 **BUILDING KEY NUMBER:** 20104302 001
PARCEL-ID: 20104302 **NEIGHBORHOOD CODE:** 20101 **ZONING CLASS:** B1CD
OWNER'S NAME: MOODY LAKE OFFICE PARK DEV LP
MAILING ADDRESS: 5950 FAIRVIEW RD STE 200
CITY: CHARLOTTE **STATE:** NC **ZIP CODE:** 28210

PROPERTY LOCATION: SANDY PORTER RE
LEGAL DESC.: NA **DEED BK,PG & DATE:** 11224 /808 2000-04-18
ACREAGE: 7.000 **SALE PRICE:** \$425,000 **QUALIFIED SALE (Y/N):** Y
LAND VALUE: \$441,070 **IMPVMTS VALUE:** \$0 **TOTAL VALUE:** \$441,070

LAND-USE TYPE: VACANT **BUILDING TYPE:** COMMERCIAL
YEAR BUILT: 0 **SQUARE FEET:** 0 **STYLE CODE:**
BEDROOMS: 0 **BATHROOMS:** 0 **RESTROOMS:** 0 **BASEMENT:** N **GARAGE:** N
EXTERIOR TYPE: **QUALITY GRADE:** 0 **IMPVMT. VALUE:** \$0
A/C: **FIREPLACE:**

Record No.: 6 **BUILDING KEY NUMBER:** 20104303 001
PARCEL-ID: 20104303 **NEIGHBORHOOD CODE:** 20101 **ZONING CLASS:** O2CD
OWNER'S NAME: MOODY LAKE OFFICE PARK DEV LP % AAC REAL ESTATE SERVICES INC
MAILING ADDRESS: 5970 FAIRVIEW RD # 200
CITY: CHARLOTTE **STATE:** NC **ZIP CODE:** 282103167

PROPERTY LOCATION: 3800 ARCO CORPORATE DR
LEGAL DESC.: PARCEL II U/M **DEED BK,PG & DATE:** 10815 /847 1999-10-06
ACREAGE: 8.000 **SALE PRICE:** \$0 **QUALIFIED SALE (Y/N):** N
LAND VALUE: \$545,950 **IMPVMTS VALUE:** \$7,493,300 **TOTAL VALUE:** \$8,039,250

LAND-USE TYPE: OFFICE **BUILDING TYPE:** OFFICE HIGH RISE
YEAR BUILT: 2,000 **SQUARE FEET:** 118,542 **STYLE CODE:** 2.5 STORIES OR MORE
BEDROOMS: 0 **BATHROOMS:** 0 **RESTROOMS:** 0 **BASEMENT:** N **GARAGE:** N
EXTERIOR TYPE: **QUALITY GRADE:** 5 **IMPVMT. VALUE:** \$6,868,490
A/C: CENTRAL **FIREPLACE:** NONE



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Record No.: 7 **BUILDING KEY NUMBER :** 20104304 001
PARCEL-ID : 20104304 **NEIGHBORHOOD CODE :** 20101 **ZONING CLASS :** O2CD
OWNER'S NAME : MOODY LAKE OFFICE PARK DEV LP % AAC REAL ESTATE SERVICES INC
MAILING ADDRESS : 5950 FAIRVIEW RD STE 200
CITY : CHARLOTTE **STATE :** NC **ZIP CODE :** 282103149

PROPERTY LOCATION : WHITEHALL PARK DR
LEGAL DESC. : PARCEL KK U/M **DEED BK,PG & DATE :** 11001 /012 1999-12-30
ACREAGE : 6.000 **SALE PRICE :** \$0 **QUALIFIED SALE (Y/N) :** N
LAND VALUE : \$577,870 **IMPVMTS VALUE :** \$0 **TOTAL VALUE :** \$577,870

LAND-USE TYPE : VACANT **BUILDING TYPE :** INDUSTRIAL
YEAR BUILT : 0 **SQUARE FEET :** 0 **STYLE CODE :**
BEDROOMS : 0 **BATHROOMS :** 0 **RESTROOMS :** 0 **BASEMENT :** N **GARAGE :** N
EXTERIOR TYPE : **QUALITY GRADE :** 0 **IMPVMT. VALUE :** \$0
A/C : **FIREPLACE :**

Record No.: 8 **BUILDING KEY NUMBER :** 20104399 001
PARCEL-ID : 20104399 **NEIGHBORHOOD CODE :** 20101 **ZONING CLASS :** I1CD
OWNER'S NAME : WHITEHALL LAND & DEV LP % AAC MTG
MAILING ADDRESS : 5970 FAIRVIEW RD # 600
CITY : CHARLOTTE **STATE :** NC **ZIP CODE :** 282103167

PROPERTY LOCATION : WHITEHALL PARK DR
LEGAL DESC. : PROPOSED R/W WHITEHALL PARK DR **DEED BK,PG & DATE :** 08055 /267 1995-02-10
ACREAGE : 8.000 **SALE PRICE :** \$0 **QUALIFIED SALE (Y/N) :** N
LAND VALUE : \$407,380 **IMPVMTS VALUE :** \$0 **TOTAL VALUE :** \$407,380

LAND-USE TYPE : VACANT **BUILDING TYPE :** INDUSTRIAL
YEAR BUILT : 0 **SQUARE FEET :** 0 **STYLE CODE :**
BEDROOMS : 0 **BATHROOMS :** 0 **RESTROOMS :** 0 **BASEMENT :** N **GARAGE :** N
EXTERIOR TYPE : **QUALITY GRADE :** 0 **IMPVMT. VALUE :** \$0
A/C : **FIREPLACE :**

Record No.: 9 **BUILDING KEY NUMBER :** 20105106 001
PARCEL-ID : 20105106 **NEIGHBORHOOD CODE :** 20101 **ZONING CLASS :** R3
OWNER'S NAME : STEELE CREEK (1997) LP
MAILING ADDRESS : 6100 FAIRVIEW RD STE 640
CITY : CHARLOTTE **STATE :** NC **ZIP CODE :** 282104258

PROPERTY LOCATION : SANDY PORTER RC
LEGAL DESC. : NA **DEED BK,PG & DATE :** 09064 /072 1997-05-19
ACREAGE : 243.000 **SALE PRICE :** \$0 **QUALIFIED SALE (Y/N) :** N
LAND VALUE : \$1,396,540 **IMPVMTS VALUE :** \$0 **TOTAL VALUE :** \$1,396,540

LAND-USE TYPE : VACANT **BUILDING TYPE :** SINGLE FAMILY RESIDENTIAL
YEAR BUILT : 0 **SQUARE FEET :** 0 **STYLE CODE :**
BEDROOMS : 0 **BATHROOMS :** 0 **RESTROOMS :** 0 **BASEMENT :** N **GARAGE :** N
EXTERIOR TYPE : **QUALITY GRADE :** 0 **IMPVMT. VALUE :** \$0
A/C : **FIREPLACE :**

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Record No.: 10 **BUILDING KEY NUMBER :** 20145101 001
PARCEL-ID : 20145101 **NEIGHBORHOOD CODE :** 20101 **ZONING CLASS :** R3
OWNER'S NAME : WHITEHALL DEV L P
MAILING ADDRESS : 125 SCALEYBARK RD # 3A
CITY : CHARLOTTE **STATE :** NC **ZIP CODE :** 282092608

PROPERTY LOCATION : I-485 **HY**
LEGAL DESC. : NA **DEED BK,PG & DATE :** 07974 /814 1994-11-17
ACREAGE : 30.000 **SALE PRICE :** \$0 **QUALIFIED SALE (Y/N) :** N
LAND VALUE : \$439,080 **IMPVMTS VALUE :** \$0 **TOTAL VALUE :** \$439,080

LAND-USE TYPE : VACANT **BUILDING TYPE :** SINGLE FAMILY RESIDENTIAL
YEAR BUILT : 0 **SQUARE FEET :** 0 **STYLE CODE :**
BEDROOMS : 0 **BATHROOMS :** 0 **RESTROOMS :** 0 **BASEMENT :** N **GARAGE :** N
EXTERIOR TYPE : **QUALITY GRADE :** 0 **IMPVMT. VALUE :** \$0
A/C : **FIREPLACE :**

Record No.: 11 **BUILDING KEY NUMBER :** 20145105 001
PARCEL-ID : 20145105 **NEIGHBORHOOD CODE :** 20101 **ZONING CLASS :** BPCD
OWNER'S NAME : MOODY LAKE OFFICE PARK **DEVELOPMENT LTD PARTNERSHIP**
MAILING ADDRESS : 5950 FAIRVIEW RD STE 200
CITY : CHARLOTTE **STATE :** NC **ZIP CODE :** 282103149

PROPERTY LOCATION : I-485 **HY**
LEGAL DESC. : NA **DEED BK,PG & DATE :** 10257 /968 1999-02-16
ACREAGE : 93.000 **SALE PRICE :** \$11,793,500 **QUALIFIED SALE (Y/N) :** Y
LAND VALUE : \$4,436,540 **IMPVMTS VALUE :** \$0 **TOTAL VALUE :** \$4,436,540

LAND-USE TYPE : VACANT **BUILDING TYPE :** COMMERCIAL
YEAR BUILT : 0 **SQUARE FEET :** 0 **STYLE CODE :**
BEDROOMS : 0 **BATHROOMS :** 0 **RESTROOMS :** 0 **BASEMENT :** N **GARAGE :** N
EXTERIOR TYPE : **QUALITY GRADE :** 0 **IMPVMT. VALUE :** \$0
A/C : **FIREPLACE :**