

Public Records Request #2310

The following materials have been gathered in response to public records request #2310. These materials include:

- Zoning Enforcement Case #Z20140016009 Documents

This information was provided as a response to a public records request on 4/30/19 and is current to that date. There is a possibility of more current information and/or documents related to the stated subject matter.

Further Information

For further information about this request or the Citywide Records Program, please contact:

Cheyenne Flotree
Citywide Records Program Manager
City of Charlotte/City Clerk's Office
600 East 4th Street, 7th Floor
Charlotte, NC 28202
Cheyenne.Flotree@charlottenc.gov

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City of Charlotte/City Clerk's Office
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Amelia.Knight@charlottenc.gov

Detail Desc: RESIDENCE HAS BEEN CONVERTED TO COMMERCIAL USE WITHOUT OBTAINING

Title: ZONING/COMPLAINT/ INSPECT

Request Location

Number	Dir	Street	Type	Ext	Apt	Suite	Group:	HNS Zoning	Unit:	EDWARDS, TERR
4127	S	TRYON	ST				Due Dte:	04/30/2014	Time:	17:13
City/St/Zip:		CHARLOTTE	NC	28217	Creek:		Priority:	C	SW Area:	West
Ending Block Number or Intersecting Street							Origin:	FIELD OBSERVATION		

Emerald Editor

RESIDENCE HAS BEEN CONVERTED TO COMMERCIAL USE WITHOUT OBTAINING CHANGE OF USE
 04/25/2014 NOTICE OF VIOLATION SENT ABW
 05/23/2014 OWNER REQUESTING 30 DAY EXTENSION ABW
 06/03/2014 WORKING WITH COUNTY ON CHANGE OF USE, EXTENSION GRANTED ABW
 06/10/2014 EMAIL UPDATE RECEIVED ABW
 09/10/2014 REQUESTED UPDATE REGARDING REZONING PROCESS VIA EMAIL ABW
 09/11/2014 THEY ADVISE ALL REZONING PAPERWORK WILL BE SUBMITTED IN OCTOBER ABW
 11/13/2014 REQUESTED EMAIL UPDATE ON PROGRESS ABW
 11/13/2014 THEY ARE ACTIVELY WORKING WITH THE COUNTY ON REZONING ABW
 12/05/2014 EMAIL UPDATE RECEIVED ABW
 01/13/2014 EMAIL UPDATE RECEIVED ABW
 02/19/2015 EMAIL UPDATE RECEIVED ABW
 05/18/2015 EMAIL UPDATE REQUESTED ABW
 06/17/2015 NO CHANGE. REQUESTED UPDATE, OWNER ADVISES PAPERWORK WILL BE TURNED IN ON THE 24TH.
 IF NO MOVEMENT HAS BEEN MADE AND/OR THERE IS NO UPDATE BY THAT TIME, CITATION WILL BE SENT ABW
 06/24/2015 NO CHANGE IN POSSE, NO EMAIL UPDATE, \$50 CITATION SENT ABW
 06/26/2015 EMAIL UPDATE ADVISES REZONING PAPERWORK HAS BEEN TURNED IN AND HEARING IS IN OCTOBER
 ABW
 11/04/2015 EMAIL UPDATE RECEIVED, THEY ADVISE THE COUNTY HAS REQUIRED CHANGES TO THE PLAN BEFORE
 SUBMITTAL ABW
 7/1/16 T.EDWARDS Plans have been submitted and approved for additional outdoor seating.

Location Citizen Info Prompt

Citizen Information

Name(F,M,L):

Street:

PO Box: Apt:

City/St/Zip:

Call History for:

Request #	Title

Z 20140016009

Case Z20140016009

Activity Type	Subject	Description	Activity Status	Actual End	Due Date	Owner	Date Created
Inspection	Reinspection performed on		Completed	6/30/2016 8:00	6/30/2016 8:00	Anmarie Wyrick	11/4/2015 9:20 AM
Inspection	Reinspection performed on		Completed	11/3/2015 7:00	11/3/2015 7:00	Anmarie Wyrick	6/24/2015 1:26 PM
Case Letter	3-Zoning Citation - 06/24/2015	RESIDENTIAL PROPERTY HAS BEEN CONVERTED TO COMMERCIAL BUSINESS WITH OUTDOOR EMPLOYEE PARKING AREA AND OUTDOOR STORAGE OF COMMERCIAL EQUIPMENT/SUPPLIES WITHOUT FIRST OBTAINING A CHANGE OF USE AND ANY/ALL REQUIRED BUILDING AND ZONING PERMITS.	Completed			Anmarie Wyrick	6/23/2015 8:00 PM
		PROPERTY OWNER MUST SUBMIT ZONING REQUESTS TO COMMERCIAL PLAN REVIEW FOR APPROVAL OF COMMERCIAL ACTIVITIES ON THIS PARCEL. ZONING APPROVAL REQUESTS CAN BE SUBMITTED AT THE HAL MARSHALL GOVERNMENT BUILDING LOCATED AT 700 NORTH TRYON STREET.					
		CORRECT ALL VIOLATIONS TO AVOID ADDITIONAL CITATIONS.					
Inspection	Reinspection performed on		Completed	6/23/2015 8:00	6/23/2015 8:00	Anmarie Wyrick	6/17/2015 8:16 AM
Inspection	Reinspection performed on		Completed	6/16/2015 8:00	6/16/2015 8:00	Anmarie Wyrick	5/18/2015 4:43 AM
Inspection	Reinspection performed on		Completed	5/17/2015 8:00	5/17/2015 8:00	Anmarie Wyrick	3/16/2015 4:04 AM
Inspection	Reinspection performed on		Completed	3/15/2015 8:00	3/15/2015 8:00	Anmarie Wyrick	1/13/2015 9:29 AM

Inspection	Reinspection performed on 01/13/2015	Just an update on where we are. We are have calls in to several surveyors to set up our survey and have hired Chambers Residential to do the site plans for rezoning. Once the survey is complete she will do the plans and we should be on our way to completion Chambers Residential Shea Chambers 704-287-8020	Completed	1/12/2015 7:00 1/12/2015 7:00 Anmarie Wyrick	12/5/2014 8:45 AM
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Inspection	Reinspection performed on 12/05/2014	12-05-14	Completed	12/4/2014 7:00	12/4/2014 7:00	Anmarie Wyrick	11/13/2014 7:10 AM
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Hi Ed and Sam,

It was nice meeting you Ed. Here is the City Attendees for the presubmittal meeting today.

I will get you a proposal out next week for the site design.

I will check on the backflow also.

Let me know if you need anything else.

Wanda

Inspection	Reinspection performed on		Completed	11/12/2014 7:0	11/12/2014 7:0	Anmarie Wyrick	9/11/2014 5:50 AM
Inspection	Reinspection performed on		Completed	9/10/2014 8:00	9/10/2014 8:00	Anmarie Wyrick	9/10/2014 5:00 AM
Inspection	Reinspection performed on		Completed	9/9/2014 8:00	9/9/2014 8:00	Anmarie Wyrick	6/10/2014 1:52 PM
Inspection	Reinspection performed on		Completed	6/9/2014 8:00	6/9/2014 8:00	Anmarie Wyrick	6/3/2014 11:01 AM

Inspection	Reinspection performed on		Completed	6/2/2014 8:00 6/2/2014 8:00 Anmarie Wyrick	5/23/2014 7:02 AM
Inspection	Reinspection performed on		Completed	5/22/2014 8:00 5/22/2014 8:00 Anmarie Wyrick	4/25/2014 1:15 PM
Inspection	Inspection performed on	LEON SHANKLIN	Completed	4/24/2014 8:00 4/24/2014 8:00 Anmarie Wyrick	4/25/2014 1:15 PM
	04/25/2014	704-201-0949			

06/10/2014: Mrs. Wyrick I am writing to you to update you on where we are on rezoning. We had a meeting at 1000 hrs on 6/10/14 with John Kenlee from planning about rezoning 4127 s Tryon St. and he said he would check out what we want to do and get back to us in a week or two with what they recommend they are also looking at us rezoning 4125 s Tryon. We will keep you updated on our progress and ask for an extension if necessary if you would please email back to let me know your thoughts on our progress it would be greatly appreciated.

Mike Bacon
EMF Electric Inc
4127 S Tryon St
Charlotte, N.C. 28217
Cell 704-615-1458
Another update

GPA Professional Land Surveyors of NC has started on the survey of our properties so we can move forward. We are waiting on them to complete their site plan and forward to us to give to the architect to finalize the site plan.

Case Letter

1-Zoning
Notice of
Violation -
04/25/2014

RESIDENTIAL PROPERTY HAS BEEN CONVERTED TO COMMERCIAL BUSINESS WITH OUTDOOR EMPLOYEE PARKING AREA AND OUTDOOR STORAGE OF COMMERCIAL EQUIPMENT/SUPPLIES WITHOUT FIRST OBTAINING A CHANGE OF USE AND ANY/ALL REQUIRED BUILDING AND ZONING PERMITS. Completed

Anmarie Wyrick

4/24/2014 8:00 PM

PROPERTY OWNER MUST SUBMIT ZONING REQUESTS TO COMMERCIAL PLAN REVIEW FOR APPROVAL OF COMMERCIAL ACTIVITIES ON THIS PARCEL. ZONING APPROVAL REQUESTS CAN BE SUBMITTED AT THE HAL MARSHAL GOVERNMENT BUILDING LOCATED AT 700 NORTH TRYON STREET.

CORRECT ALL VIOLATIONS TO AVOID MONETARY CITATIONS.