

PLANNING & ZONING COMMISSION
Meeting Agenda
Tuesday, March 20, 2018 at 6:00 P.M.
City Hall
35 Cabarrus Avenue, West, City Council Room

- I. CALL TO ORDER
- II. CHANGES TO THE AGENDA
- III. APPROVAL OF THE MINUTES
- IV. OLD BUSINESS
- V. NEW BUSINESS

1. SUP-02-18 TABLE

Tom Hodges, Teramore Development LLC, has submitted a Comprehensive Sign Package request (Special Use Permit) for the New Life Apostolic Church/Dollar General Planned Unit Development at the intersection of Zion Church Rd, Zion Church Rd East and intersecting with Piney Church Rd. PINs 5538-18-5719, 5538-18-7672, 5538-19-6020, and 5538-26-3525

- a. Witnesses to be sworn in
- b. Open Public Hearing by Motion
- c. Staff Presentation
- d. Applicant's Testimony
- e. Opponent's Testimony
- f. Close Public Hearing by Motion
- g. Approve Findings of Fact by Motion
- h. Approve Conclusions of Law by Motion.
- i. Approve/Deny Conditions and Permit by Motion

2. Z(CD)-01-18

Randy Nassar, Brookwood Homes, has submitted a zoning map amendment application for property located at 241 Pitts School Rd from RM-1 (Residential Medium Density) to RV-CD (Residential Village Conditional District) to allow development of a single-family detached residential subdivision. PIN 5509-51-6333

- a. Open Public Hearing by Motion
- b. Staff Presentation
- c. Staff Recommendation: No objection
- d. Applicant's Testimony
- e. Opponent's Testimony
- f. Close Public Hearing by Motion
- g. Approve Statement of Consistency by Motion
- h. Approve/Deny Zoning Amendment by Motion

3. Z(CD)-02-2018 – Dalton Woods – TABLE

Tim Arey, Arey Properties, has submitted a zoning map amendment application for recently annexed property located at and about 10537/10575 Ellenwood Rd from Cabarrus County LDR (Low Density Residential) to City of Concord RV-CD (Residential Compact Conditional District) for a single-family attached (townhome) development. PINs 4670-73-0952 and 4670-73-6766

- a. Open Public Hearing by Motion
- b. Staff Presentation

- c. Staff Recommendation: No objection
- d. Applicant's Testimony
- e. Opponent's Testimony
- f. Close Public Hearing by Motion
- g. Approve Statement of Consistency by Motion
- h. Approve/Deny Zoning Amendment by Motion

4. Z-03-18

Lori Kelley, Cirq-U (Circus University), has submitted a zoning map amendment application for property located at 284 Ann St. from I-2 (Heavy Industrial) to I-1 (Light Industrial. PIN 5620-49-9360

- a. Open Public Hearing by Motion
- b. Staff Presentation
- c. Staff Recommendation: No objection
- d. Applicant's Testimony
- e. Opponent's Testimony
- f. Close Public Hearing by Motion
- g. Approve Statement of Consistency by Motion
- h. Approve/Deny Zoning Amendment by Motion

VI. PETITIONS AND REQUESTS –NO PUBLIC HEARINGS REQUIRED

1. Article 5 - “Subdivision Plats, Site Plans, and Construction Plans”

VII. PRESENTATIONS AND DISCUSSION

VIII. RECOGNITION OF PERSONS REQUESTING TO BE HEARD

IX. MATTERS NOT ON THE AGENDA