

PLANNING & ZONING COMMISSION
Tuesday, October 19th, 2021 at 6:00 P.M. Meeting Agenda
City Council Chamber – 35 Cabarrus Ave. West

- I. CALL TO ORDER – *Chair***
- II. CHANGES TO THE AGENDA**
- III. APPROVAL OF THE MINUTES- *Motion, second, and vote needed.***
- IV. OLD BUSINESS - **NONE****
- V. NEW BUSINESS**

1. Z-18-21 (Legislative Hearing)

Christopher Daly, Childress Klein, has submitted a Zoning Map Amendment application for +/- 49.91 acres of property generally located at 100, 200, 251, 283, 293 Goodman Rd. from Cabarrus County LI (Limited Industrial) to City of Concord I-1 (Light Industrial). PINs 4690-69-1807; 4690-69-6432; 4690-68-0915; 4690-58-6936; 4690-69-0531

- a. Open Public Hearing by Motion - *Motion, second, and vote needed.*
- b. Staff Presentation
- c. Staff Recommendation
- d. Applicant's/Proponent's Testimony
- e. Opponent's Testimony
- f. Close Public Hearing by Motion - *Motion, second, and vote needed.*
- g. Approve Statement of Consistency by Motion - *Motion, second, and vote needed.*
- h. Approve/Deny Zoning Amendment by Motion - *Motion, second, and vote needed.*

2. Z-22-21 (Legislative Hearing)

Darin Chan Se has submitted a Zoning Map Amendment application for +/- 0.4472 acres of property located at 2050 Kannapolis Hwy from O-I (Office Institutional) to C-1 (Light Commercial). PIN 5612-91-1305

- a. Open Public Hearing by Motion - *Motion, second, and vote needed.*
- b. Staff Presentation
- c. Staff Recommendation
- d. Applicant's/Proponent's Testimony
- e. Opponent's Testimony
- f. Close Public Hearing by Motion - *Motion, second, and vote needed.*
- g. Approve Statement of Consistency by Motion - *Motion, second, and vote needed.*
- h. Approve/Deny Zoning Amendment by Motion - *Motion, second, and vote needed.*

3. Z-24-21 (Legislative Hearing)

Administrative Zoning Map Amendment application for +/- 0.1492 acres of recently annexed property located at 789 Bartram Ave from Cabarrus County MDR (Medium Density Residential) to City R-CO (Residential County Originated). PIN 5539-30-7948

- a. Open Public Hearing by Motion - *Motion, second, and vote needed.*
- b. Staff Presentation
- c. Staff Recommendation
- d. Applicant's/Proponent's Testimony
- e. Opponent's Testimony

- f. Close Public Hearing by Motion - *Motion, second, and vote needed.*
- g. Approve Statement of Consistency by Motion - *Motion, second, and vote needed.*
- h. Approve/Deny Zoning Amendment by Motion - *Motion, second, and vote needed.*

VI. PETITIONS AND REQUESTS –NO PUBLIC HEARINGS REQUIRED PRESENTATIONS AND DISCUSSION

- 4. **TA-11-21** – Administrative text amendment to CDO Article 4, “Environmental/Land-Disturbing Activities” related to Section 4.4.7 regarding annual inspection requirements for stormwater facilities

- 5. **LLD-01-21** – *Temporarily Withdrawn by the Applicant*
Michael Phillipps has submitted a Local Landmark Request for Norcott Mill located at 580, 594, and 598 Cabarrus Ave. W and 569-581 Flora Ave. NW. PIN 5620-23-7893.

VII. RECOGNITION OF PERSONS REQUESTING TO BE HEARD

VIII. MATTERS NOT ON THE AGENDA