

**CITY OF CONCORD PLANNING & ZONING COMMISSION**  
**Meeting Agenda**  
**Tuesday, March 21, 2023 at 6:00 PM**  
**City Hall Council Chambers - 35 Cabarrus Avenue West**

- I. CALL TO ORDER - *Chair***
- II. CHANGES TO THE AGENDA**
- III. APPROVAL OF THE MINUTES - *Motion, second, and vote needed.***
- IV. OLD BUSINESS**
- V. NEW BUSINESS**

**1. Z-01-23**

**Jacob Jordan** has submitted a Zoning Map Amendment application for +/- 0.23 acres of property located at 1089 Gaither Pl NW. from RC (Residential Compact) to C-2 (General Commercial District). PIN 5611-75-1678.

- 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. Recommend Statement of Consistency by Motion - *Motion, second, and vote needed.*
- h. Recommend Zoning and LUP Amendment by Motion - *Motion, second, and vote needed.*

**2. Z-02-23**

**Kate Underwood** has submitted a Zoning Map Amendment application for +/- 0.081 acres of property located at 117 McGill Ave NW. from C-2 (General Commercial District) to RC (Residential Compact). PIN 5621-50-3310.

- 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-03-23**

**Michael D. Rizzo** has submitted a Zoning Map Amendment application for +/- 0.17 acres of property located at 239 Brookwood Ave NW. from C-2 (General Commercial District) to RV (Residential Village). p/o PIN 5621-30-1719.

- 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. Recommend Statement of Consistency by Motion - *Motion, second, and vote needed.*
- h. Recommend Zoning and LUP Amendment by Motion - *Motion, second, and vote needed.*

**4. TA-02-23** Consider a text amendment to CDO Table 7.6.2-A to amend the maximum impervious surface coverage for multi-unit projects in the RC district.

a. Staff Presentation

b. Commission Guidance-- *Motion, second, and vote needed*

**VI. RECOGNITION OF PERSONS REQUESTING TO BE HEARD**

**VII. MATTERS NOT ON THE AGENDA**

**VIII. ADJOURNMENT**