

PLANNING & ZONING COMMISSION  
Meeting Agenda  
Tuesday, October 20, 2015 at 6:00 P.M.  
City Hall  
26 Union Street, 2<sup>nd</sup> Floor

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

**1. Case Z (CD)-15-15 (LEGISLATIVE HEARING) CONTINUED  
PUBLIC HEARING**

**MGP Retail Consulting, LLC** has submitted a zoning map amendment application for property generally located at 4460 Weddington Road from Residential Village (RV) to Light Commercial – Conditional District (C1-CD) for the development of a retail grocery store. PIN 5600-74-6703

- 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

**2. Case Z(CD)-25-15 (LEGISLATIVE HEARING)**

**Wal-Mart Real Estate Business Trust** has submitted a zoning map amendment application for property generally located on the southeast quadrant of Corban Avenue (NC 73) and Branchview Drive (NC 3) from Neighborhood Commercial (B-1) and Residential Medium Density (RM-1) to Light Commercial – Conditional District (C1-CD) for the development of a retail grocery store and fuel pumps. PIN 5630-37-9342 (P/O)

- a. Open Public Hearing by Motion
- b. Staff Presentation
- c. Staff Recommendation: xxxx
- 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. Case Z (CUD)-24-07 (LEGISLATIVE HEARING)**

**NVR Inc. dba Ryan Homes** has submitted a zoning map amendment application for property generally located at 1180 Crestmont Road to amend a previously approved Residential Compact Conditional District (RC-CD) to address amenity/common open space issues. PINs – various including 5630-92-6070

- a. Open Public Hearing by Motion
- b. Staff Presentation
- c. Staff Recommendation: xxxx
- 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. Case Z (CD)-18-15 (LEGISLATIVE HEARING)**

**Josh Collins** has submitted a zoning map amendment application for property located at 576 Piegler Street from Residential Medium Density (RM-2) to Residential Compact Conditional District (RC-CD) for development of a single family subdivision. 5610-67-4096, 4225

- a. Open Public Hearing by Motion
- b. Staff Presentation
- c. Staff Recommendation: xxxx
- 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

VII. PRESENTATIONS AND DISCUSSION

VIII. RECOGNITION OF PERSONS REQUESTING TO BE HEARD

IX. MATTERS NOT ON THE AGENDA