



Agenda Item: Decision on Motion 2016-5 Corner of E Independence Blvd & Sam Newell Rd Rezoning

DATE: November 7, 2016
FROM: Mary Jo Gollnitz, Planner

Background/Issue:

At the October 25, 2016 Planning Board meeting, the Board unanimously recommended approving the rezoning request for corner of E Independence Blvd & Sam Newell Rd from Conditional to O(CD) (Office Conditional District). The property is further identified as Mecklenburg County Tax Parcel #193-192-04.

There have been no changes to the rezoning request since the public hearing.

Proposal/Solution:

Planning Board unanimously recommended approval of Motion 2016-5.

Financial Impact:

None

Related Town Goal(s) and/or Strategies:

Transportation

Recommended Motion/Action:

Approve Motion 2016-5 as presented at public hearing.

**SUGGESTED
STATEMENTS OF CONSISTENCY AND REASONABLENESS
Final Decisions on Zoning-Related Issues**

ZONING MOTION # _____ **2016-5** _____

Matthews Board of Commissioners makes the following 2 conclusions:

1) The requested zoning action, as most currently amended, **IS CONSISTENT** with the policies for development as outlined by the Matthews Land Use Plan, and/or Town’s long-range Vision Statements, and/or other adopted policies/plans (as specified below)

OR

_____ The requested zoning action, as most currently amended, **IS NOT CONSISTENT** with the Matthews Land Use Plan and/or other adopted land development policies and plans.

(A requested zoning can be found “consistent” and not approved, or found to be “not consistent”, but approved.)

2) The requested zoning action **IS REASONABLE** and in the public interest because:
(ex., may be appropriate with specific surrounding land uses; has been shown that it will not create significant new traffic beyond area roads’ capacities; creates/increases desirable use in Town.)

The rezoning will ensure property is available for fly over of Sam Newell Rd over US 74.

OR

_____ The requested zoning action **IS NOT REASONABLE** and in the public interest because:

(Reasons given for a zoning request being “reasonable” or “not reasonable” are not subject to judicial review.)

Decision Date November 14, 2016