

**MOTION # 2019-2**

**MOTION TO CHANGE:**

       TEXT  
  X   **DISTRICT BOUNDARIES**

(IF A CHANGE IN DISTRICT BOUNDARIES, LIST PARCEL(S) AFFECTED)

- A) Parcel 215-014-06 433 E John Street
- B) Parcel 215-081-07 1364 Matthews-Mint Hill Road
- C) Parcel 215-081-29 11210 Brigman Road

**PUBLIC HEARING DATE** May 13, 2019

**PROPOSED ACTION**

- Change zoning from
- A) I-1 (Light Industrial) to R-12 (Residential)
  - B) B-H (Highway Business) to R-15 (Residential)
  - C) B-H (Highway Business) to R-15 (Residential)

**AFFECTED AND/OR ADJACENT PROPERTY OWNERS NOTIFIED** by April 29, 2019

**ATTACHMENTS INCLUDE** tax map outlining the parcel, adjacent property owners within 100ft of the parcel.

Map Number	Parcel ID	Address	Date acquired	Name Recorded in	Deed Book	Deed Page
A.	215-014-06	433 E John Street	1/21/2014	433 EAST JOHN STREET CORPORATION,  C/O HOOD CONTAINER CORPORATION,	28957	67
B.	215-081-07	1364 Matthews-Mint Hill Road	7/10/1957	BRIGMAN, LINDA LITTLE; JONES, SYBIL BRIGMAN; GRIGSTON, FRANCIS JEAN BRIGMAN; BRIGMAN, ROBERT WAYNE; SIPPPELL, KYLA JANELLE JONES	01928	202
C.	215-081-29	11210 Brigman Road	3/24/2004	iSTAR Bowling Centers II LP; AMF Bowling Centers, Inc	16938	402

### 433 E John Street 100 Ft Buffer

PARCEL_ID	OWNER_NAME	MAILING_ADDRESS
21501405	CHURCH OF GOD,	PO BOX 2754 MATTHEWS NC 28106
21501406	C/O HOOD CONTAINER CORPORATION,  433 EAST JOHN STREET CORPORATION,	PO BOX 1828 HATTIESBURG MS 39403
21501407	MARY FUNDERBURK REVOCABLE, LIVING TRUST FUNDERBURK THOMAS REVOCABLE, LIVING TRUST	831 KILARNEY CT MATTHEWS NC 28104
21501419	CHURCH OF GOD - MATTHEWS,	OLD MONROE RD MATTHEWS NC 28105
21501423	TOWN OF MATTHEWS,	232 MATTHEWS STATION ST MATTHEWS NC 28105
22701311	POPE, LULA MAE H	508 E JOHN ST MATTHEWS NC 28105
22701312	2018-2 IH BORROWER LP,  C/O INVITATION HOMES,	PO BOX 13270 SCOTTSDALE AZ 85267
22701313	EARNHARDT, DANIELLE CARMEN EARNHARDT, JACOB	448 E JOHN ST MATTHEWS NC 28105
22701314	YANDLE, THOMAS REID	3615 COUNTRY CLUB DR CHARLOTTE NC 28205
22701315	FAHM LLC,	3919 PLEASANT PLAINS RD MATTHEWS NC 28104
22701316	DISHINGER, BOBBIE PRICE	416 E JOHN ST MATTHEWS NC 28105

1364 Matthews-Mint Hill Road 100 Ft Buffer

PARCEL_ID	OWNER_NAME	MAILING_ADDRESS
19328222	HAHN PROPERTIES LLC,	1419 MATTHEWS MINT HILL RD MATTHEWS NC 28105
19328224A	HAGER, MARTHA M	17008 BELLE ISLE DR CORNELIUS NC 28031
19328224B	WACHOVIA BANK & TRUST CO, CORP TAX DEPT.	PO BOX 2609 CARLSBAD CA 92018
19328227	SMITH, ETHRIDGE Z SMITH, NANCY	PO BOX 1071 MATTHEWS NC 28105
19328234	EDWARDS, LOIS C EDWARDS, DON R	8307 LANGTREE LN CHARLOTTE NC 28227
21508107	BRIGMAN, LINDA LITTLE JONES, SYBIL BRIGMAN GRIGSTON, FRANCIS JEAN BRIGMAN BRIGMAN, ROBERT WAYNE SIPPRELL, KYLA JANELLE JONES	88 GRACELYN RD ASHEVILLE NC 28804
21508113	BRIGMAN FAMILY FARM PROPERTIES,  % CYBIL JONES,	88 GRACELYN RD ASHEVILLE NC 28804
21508125	WOODSPRING SUITES CHARLOTTE MATTHEWS LLC,	8621 E 21ST ST STE 200 WICHITA KS 67206
21508127	MORAN, SHANNON LOVALLO, JOSEPH	743 HAMPSHIRE HILL RD MATTHEWS NC 28105
21508129	%AMF BOWLING CENTERS, INC,  iSTAR BOWLING CENTERS II LP,	7313 BELL CREEK ROAD MECHANICSVILLE VA 23111

11210 Brigman Road 100 Ft Buffer

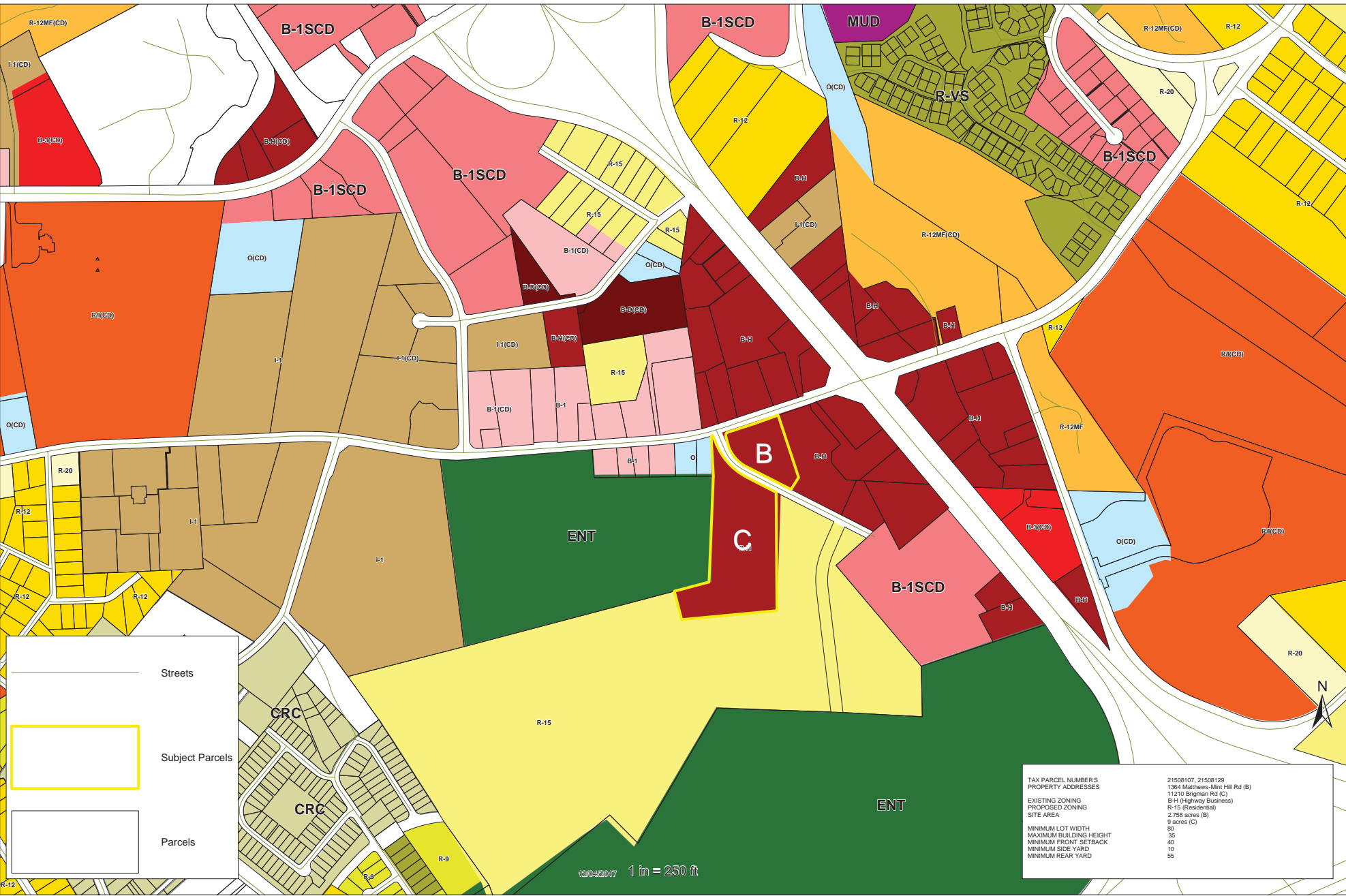
PARCEL_ID	OWNER_NAME	MAILING_ADDRESS
19328221	EMANUEL PROPERTIES LLC,	2280 NW 16TH ST POMPANO BEACH FL 33069
19328227	SMITH, ETHRIDGE Z SMITH, NANCY	PO BOX 1071 MATTHEWS NC 28105
19328234	EDWARDS, DON R EDWARDS, LOIS C	8307 LANGTREE LN CHARLOTTE NC 28227
21508107	BRIGMAN, LINDA LITTLE JONES, SYBIL BRIGMAN GRIGSTON, FRANCIS JEAN BRIGMAN BRIGMAN, ROBERT WAYNE SIPPRELL, KYLA JANELLE JONES	88 GRACELYN RD ASHEVILLE NC 28804
21508113	% CYBIL JONES,  BRIGMAN FAMILY FARM PROPERTIES,	88 GRACELYN RD ASHEVILLE NC 28804
21508119	REALCOM MATTHEWS 1312 LLC,	5101 CINNAMON DR MATTHEWS NC 28104
21508125	WOODSPRING SUITES CHARLOTTE MATTHEWS LLC,	8621 E 21ST ST STE 200 WICHITA KS 67206
21508127	LOVALLO, JOSEPH MORAN, SHANNON	743 HAMPSHIRE HILL RD MATTHEWS NC 28105
21508129	iSTAR BOWLING CENTERS II LP,  %AMF BOWLING CENTERS, INC,	7313 BELL CREEK ROAD MECHANICSVILLE VA 23111
21508134	MATTHEWS APARTMENT OWNER LP,	1420 EAST 7TH ST STE 150 CHARLOTTE NC 28204
21508135	1100 MATTHEWS MINT HILL LLC,	1355 GREENWOOD CLIFF STE 150 CHARLOTTE NC 28204



MOTION 2019-2

Parcels B and C

MOTION 2019-2



Streets

Subject Parcels

Parcels

TAX PARCEL NUMBER S	21508107, 21508129
PROPERTY ADDRESSES	1364 Matthews-Merrill Rd (B) 11210 Brigman Rd (C)
EXISTING ZONING	B-41 (Highway Business)
PROPOSED ZONING	R-15 (Residential)
SITE AREA	2.758 acres (B) 9 acres (C)
MINIMUM LOT WIDTH	80
MAXIMUM BUILDING HEIGHT	35
MINIMUM FRONT SETBACK	40
MINIMUM SIDE YARD	10
MINIMUM REAR YARD	55

13/04/2017 1 in = 250 ft

