



DATE FILED 3-27-2020
 APPLICATION NUMBER 200-712
For office use only

**APPLICATION FOR CHANGE IN ZONING CLASSIFICATION
 OR CHANGE IN CONDITIONS
 (SEE FILING INSTRUCTIONS)**

TO: Town of Matthews Board of Commissioners
 Town of Matthews Planning Board
 232 Matthews Station Street
 Matthews, North Carolina 28105-6713

Ladies and Gentlemen:

Your consideration of this petition is requested for:

- A change in zoning classification of the property hereinafter described; or
- A change in conditions to an existing conditional zoning plan.

Tax parcel number(s): 19327121

Address of property: North Freemont Street opposite 313 & 317

Location of property:

Title to the property was acquired on 6 May 2009
 and was recorded in the name of Morris Family Investments LLC
 whose mailing address is 301 Warehouse Drive, Matthews NC 28104

The deed is recorded in Book 24240 and Page 732 in the office of the Register of Deeds for Mecklenburg County.

Present zoning classification: 0 Requested zoning classification: R-VS

List reason(s) why zoning should be changed (use separate sheet if necessary):

To build residential units instead of office

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Signature of property owner (must be original)

Morris Family Investments LLC

Print name of property owner
310 Warehouse Drive

Property owner's mailing address
Matthews NC 28104

Property owner's mailing address, continued

Property owner's mailing address, continued

704 641-1324 trmorris@iceusa.com

Property owner's phone number/email address

Signature of property owner (must be original)

Print name of property owner

Property owner's mailing address

Property owner's mailing address, continued

Property owner's mailing address, continued

Property owner's phone number/email address

Signature of agent (if any)

Print name of agent

Agent's mailing address

Agent's mailing address, continued

Agent's mailing address, continued

Agent's phone number/email address

Petitioner other than owner (if any)

Print name of petitioner

Petitioner's mailing address

Petitioner's mailing address, continued

Petitioner's mailing address, continued

Petitioner's phone number/email address

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Properties adjacent			
Parcel	Address	Owners	Owner address
19327113	120 W Matthews St	Joel & Barbara Eaves	1227 Jules Ct, Charlotte NC 28226
19327112	134 W Matthews St	Amelia P Lingle	3100 Valentine Ln, Charlotte NC 20270
19327108	200 W Matthews St	Timothy E Fincher	2209 Blue Bell Ln, Charlotte NC 28270
19327126	313 N Freemont St	Aaron & Tyleen Ehrhardt	313 N Freemont St, Matthews NC 28105
19327109	317 N Freemont St	Alvie Cecil & Elizabeth K Sumners	317 N Freemont St, Matthews NC 28105
19327128	325 N Freemont St	Benjamin & Rachel Durban	325 N Freemont St, Matthews NC 28105
19327132	330 N Freemont St	Scott A & Stephanie N Brotherton	330 N Freemont St, Matthews NC 28105
19027C98	910 Park Center Dr	Herr Bryant Eat LLC	628 Olmstead Park Place, Charlotte NC 28203
19027C98	809 Park Center Dr	TSG Matthews LLC	209 S College St, Charlotte NC 28202
19027C98	920 Park Center Dr	WGASA LLC	2324 Fern Cliff Rd, Charlotte NC 28211

List all tax parcel numbers, names, and mailing addresses of all property owners subject to notification of this zoning application. Attach additional sheets if necessary.

See item #7 in instruction sheet titled "Instructions for Filing an Application for a Change in Zoning Classification or Change in Conditions for Property located in the Town of Matthews."

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TAX PARCEL

TAX PARCEL

PROPERTY OWNER NAME(S)

PROPERTY OWNER NAME(S)

OWNER MAILING ADDRESS

OWNER MAILING ADDRESS

OWNER MAILING ADDRESS, CONTINUED

OWNER MAILING ADDRESS, CONTINUED

TAX PARCEL

TAX PARCEL

PROPERTY OWNER NAME(S)

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OWNER MAILING ADDRESS

OWNER MAILING ADDRESS

OWNER MAILING ADDRESS, CONTINUED

OWNER MAILING ADDRESS, CONTINUED

TAX PARCEL

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OWNER MAILING ADDRESS, CONTINUED

OWNER MAILING ADDRESS, CONTINUED

TAX PARCEL

TAX PARCEL

PROPERTY OWNER NAME(S)

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OWNER MAILING ADDRESS

OWNER MAILING ADDRESS

OWNER MAILING ADDRESS, CONTINUED

OWNER MAILING ADDRESS, CONTINUED

SUMMARY OF THE REZONING PROCESS

APPLICANT: Fill in dates for each action below before filing application. Refer to the current Planning Department rezoning schedule for correct dates.

PROPERTY OWNERS: These dates are assumed to be correct at the time of zoning application submittal but are subject to revision. Contact the Planning Department (704-847-4411 or email srobertson@matthewsnc.gov) for verification.

Application submitted to and received by Town Planning office March 27, 2020

Town Board of Commissioners formally accepts application and sets Public Hearing date April 13, 2020

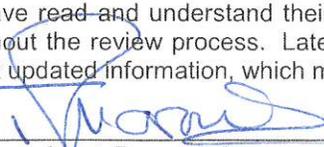
Notices sent via mail to affected/adjacent property owners on or before May 25, 2020

Public hearing: applicant gives explanation of why s/he wishes to have property rezoned and neighboring owners may ask questions and voice opinions on the proposed zoning June 8, 2020

Town Planning Board reviews request, information, and comments from the public hearing, then makes a recommendation to the Board of Commissioners on whether to approve or deny the request June 23, 2020

Town Board of Commissioners approves or denies application July 13, 2020

The Matthews Board of Commissioners General Procedures Policy on Zoning and Development Case Appearances Before the Town Board, initially adopted October 8, 2018, explains the Board of Commissioners' expectations that this application is ready for public review and action, and that the above schedule can be followed without delays. By signing below, the property owner(s) and all other parties involved in preparing and presenting this zoning application indicate they have read and understand their responsibility to submit complete and accurate documents in a timely manner throughout the review process. Late or missing (new or revised) documents may limit the applicants opportunity to present updated information, which may result in an unfavorable decision.

 17 Mar 20
 Signature of Property Owner Date
 Agent for Property Owner
 Other (please identify) _____

 Signature of Property Owner Date
 Agent for Property Owner
 Other (please identify) _____

 Signature of Property Owner Date
 Agent for Property Owner
 Other (please identify) _____

Polaris 3G Map – Mecklenburg County, North Carolina

Date Printed: 3/23/2020 11:02:38 AM



This map or report is prepared for the inventory of real property within Mecklenburg County and is compiled from recorded deeds, plats, tax maps, surveys, panoramic maps, and other public records and data. Users of this map or report are hereby notified that the aforementioned public primary information sources should be consulted for verification. Mecklenburg County and its mapping contractors assume no legal responsibility for the information contained herein.