



# PLANNING BOARD AGENDA

October 14, 2010

6:00 P.M.

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1. Approval of the minutes from September 9, 2010 Planning Board Meeting as submitted.
  2. Consideration of a **CONDITIONAL REZONING** request from Carolina Income Management Group, LLC. The property located at Lineberger Dr. and Muskedine Loop is further referenced by Iredell County Tax Map PIN's 4637-75-0571, 4637-75-0351, 4637-75-0105, 4637-75-1053, 4637-74-1914, 4637-74-0883, 4637-74-0753, 4637-74-0624, 4637-74-0503, 4637-64-9474, 4637-64-8736, 4637-64-8071, 4637-64-5442, 4637-64-6676, 4637-64-6802, 4637-65-6037 and 4637-65-6345. The request is to rezone the properties from Single Family Residential-2 (R2) to Corridor Mixed Use with Conditions (CMX-C).
  3. Consideration of a **REZONING** request Melvin & Eva Shumake, 3202 Charlotte Hwy., Mooresville, NC 28117; John & Wanda Redden, P.O. Box 126, Mooresville, NC 28115; Kay R. Cope, 3645 Amity Hill Rd., Cleveland, NC 27013; John W. Shuler, 3189 Charlotte Hwy., Mooresville, NC 28117; Harold Robertson Et. Al., 1726 Knolls Rd., Newton, NC 28658; Ronald C. Caldwell, 122 E. Waterlynn Rd., Mooresville, NC 28117; Glen Shuler, 270 Timberland Loop, Mooresville, NC 28115; Robert & Patricia Hasket, 107 W. Waterlynn Rd., Mooresville, NC 28117; Karen Hager, 106 Cobbler Cove Rd., Mooresville, NC 28117; Jay W. Hager, 129 W. Waterlynn Rd., Mooresville, NC 28117; Timothy & Mary Lay, 133 W. Waterlynn Rd., Mooresville, NC 28117; Mary E. R. Gilstrap, 124 W. Waterlynn Rd., Mooresville, NC 28117; Johnnie Robertson, 3158 Charlotte Hwy., Mooresville, NC 28117; O'Anna Minton, 3142 Charlotte Hwy., Mooresville, NC 28117; Elizabeth Lowder & George Brawley, 554 W. Park Ave., Mooresville, NC 28115 and Floyd & Phyllis Witherspoon, 3123 Charlotte Hwy., Mooresville, NC 28117. The property located at US Hwy. 21 South and Waterlynn Rd., is further referenced as Iredell County Map PIN's 4646-93-1676, 4646-93-0586, 4646-93-0484, 4646-93-4413, 4646-93-6796, 4646-93-7929, 4646-93-7951, 4646-93-8794, 4646-93-9657, 4646-94-4265, 4646-94-1265, 4646-83-7743, 4646-94-2631, 4646-94-0693, 4646-84-6395, 4646-94-3871, 4646-94-4668, 4646-94-6417, 4646-94-7518, 4646-94-5768, 4646-94-7831, 4646-94-8952, 4646-94-9118 and 4656-04-4916. The request is to rezone the properties from NMX (Neighborhood Mixed-Use) to R2 (Single Family Residential-2).
  4. Consideration of a **TEXT AMENDMENT** request from Nathan Sims. The Text Amendment is for Article 5.4.2(2)(c), (f), 5.4.2 (5)(b), (d), [(i) new], 5.4.2(7)(a), delete Table 5.4.2(7), (c) and 13.2, of the Town of Mooresville Zoning Ordinance. The property

located at 421 Richards Lane, is further referenced as Iredell County Map Tax PIN 4666-37-5214. The request is to amend the calculation method for the size of an accessory use.

5. Consideration of the US 21 Small Area Plan. The purpose of this public meeting is to present the draft plan based upon public input received at three previous workshops held on March 10, 2010, June 17, 2010, and September 13<sup>th</sup> 2010.
6. A report from the Planning Department Staff to the Planning Board concerning churches in the General Industrial (GI) Zoning District.
7. Other business the Board may consider.

**5 min – Staff Presentation**

**15 min – Applicant Presentation**

**5 min – Questions**

**3 min – Each Speaker**

**5 min – Rebuttal by Applicant**