

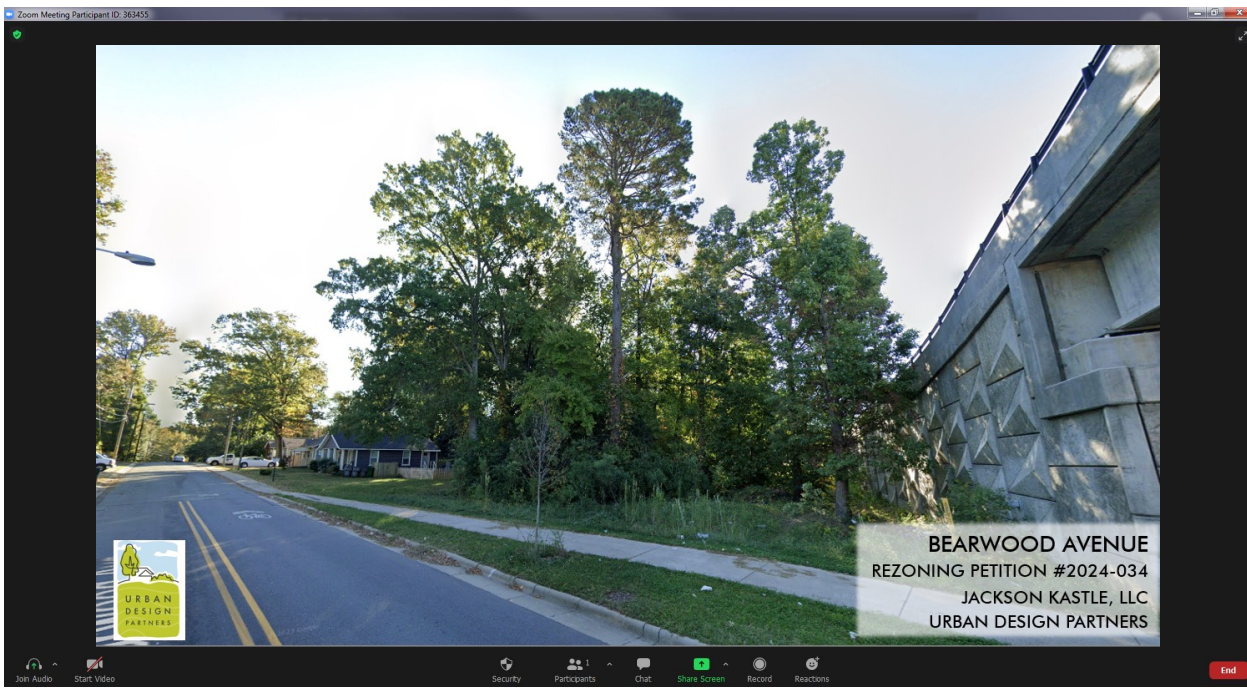


**BEARWOOD AVENUE**  
**REZONING PETITION #2024-034**  
**JACKSON KASTLE, LLC**  
**URBAN DESIGN PARTNERS**

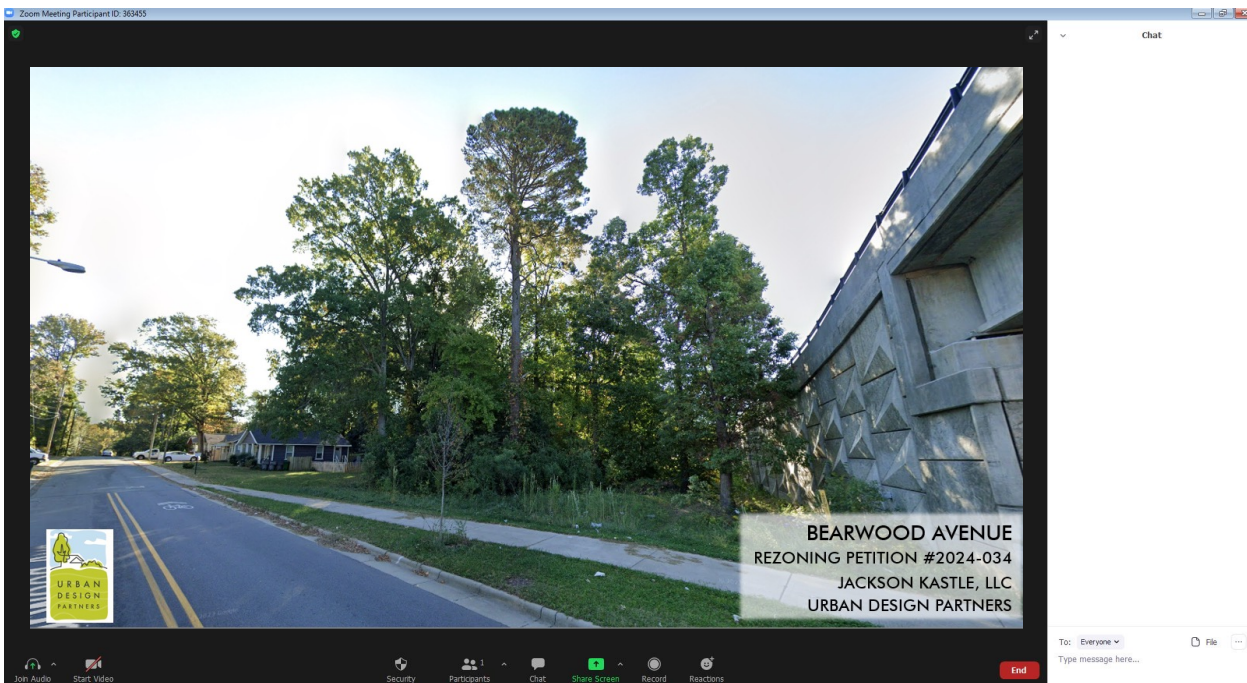




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1. To ask a question during the virtual meeting, click '**Chat**' in the meeting controls.



2. This will open the **chat window** on the right-hand side your screen. You can then type your question into the chat box and hit the '**Enter**' key on your keyboard to send the question.

E SUGAR  
CREEK RD

★  
SITE

BEARWOOD AVE

★  
SITE

N DAVIDSON ST

REDWOOD AVE



# WHAT IS ZONING?

Zoning is the city's method of classifying land by usage.

**N1-A**

**N1-B**

**N1-C**

**N1-D**

**N1-E**

**N1-F**

**N2-A**

**N2-B**

**N2-C**

**CG**

**CR**

**IC-1**

**IC-2**

**OFC**

**RC**

**ML-1**

**ML-2**

**IMU**

**NC**

**CAC-1**

**CAC-2**

**RAC**

**UE**

**UC**

**TOD-TR**

**TOD-CC**

**TOD-NC**

**TOD-UC**

- Conventional vs Conditional
- “CD” Conditional Ex: N2-A (CD)
- Types of Zoning Districts:
  - Neighborhood
  - Employment
  - Centers
  - Special Purpose & Overlay

# CHARLOTTE UNIFIED DEVELOPMENT ORDINANCE (UDO)

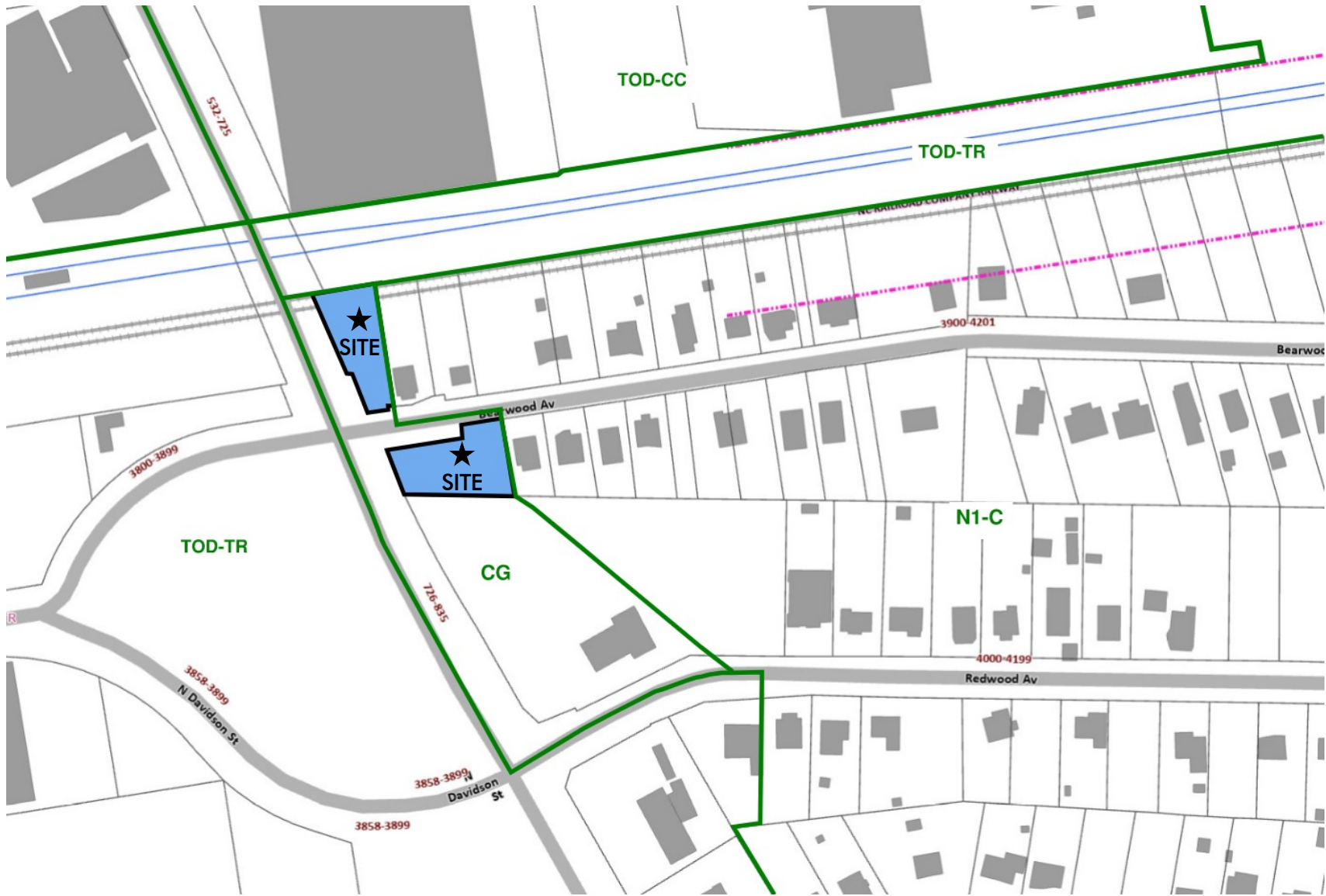
The UDO simplifies, consolidates and updates the regulations that guide Charlotte's development into a single document and aligns these standards with the vision of the 2040 Comprehensive Plan.

## CLT 2040 COMPREHENSIVE PLAN

The Comprehensive Plan is a living document that provides a policy framework that will guide our city's decision-making and investment in both the near and long term. [CLTFuture2040plan.com](http://CLTFuture2040plan.com)

## 2040 POLICY MAP

With continuing input from the community, the Planning Department is using a place types tool to create a map that translates place-based policies from the plan to specific locations throughout the community.



# EXISTING ZONING MAP AND DISTRICTS:

- N1-C
- CG
- TOD-CC
- TOD-TR





# 2024-034 ZONING PETITION TIMELINE

- Petitioner Community Meeting: April 30, 2024
- Public Hearing: June 17, 2024
- Zoning Committee: July 2, 2024
- City Council Decision: August 19, 2024

# Questions?

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Urban Design Partners

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