

Office Use Only:

Application #:

Payment Method: Cash Check Credit Card Amount \$ _____ Date Paid _____

Zoning Application

Note: Application will not be considered until all required submittal components listed have been completed

Applicant's Name: South Oak Partners, LLC Phone: 704-995-2808

Applicant's Mailing Address: 8111 Sealey Court, Charlotte, NC 28277

Property Information:

Property Location: 606 North Polk St.; 607 Morrow Ave.; 609 Morrow Ave., Pineville, NC 28134

Property Owner's Mailing Address: 601 Belle Meade Ct., Waxhaw, NC 28173

Property Owner Name: Daniel and Penelope Macuga Trust Phone: _____

Tax Map and Parcel Number: 207-09-205, 207-09-208, 207-09-209 Existing Zoning: B-3

Which are you applying (Check all that apply):

Rezoning by Right Conditional Zoning Conditional Rezoning Text Amendment

Fill out section(s) that apply:

Rezoning by Right:

Proposed Rezoning Designation _____

Conditional Zoning:

Proposed Conditional Use Residential Conditional to allow for 19 Town Homes

Acreage +/- 1.21 Ac Square Feet +/- 45.6K SF Approximate Height 38' # of Rooms 114

Parking Spaces Required _____ Parking Spaces Provided _____ ****Please Attach Site Specific Conditional Plan**

Conditional Rezoning:

Proposed Conditional Rezoning Designation B-3 Conditional to allow for 19 Town Homes


Text Amendment:

Section B-3 Uses Reason Allow for residential use where currently not allowed.

Proposed Text Change (Attach if needed) 6.1.6 General Business District (B-3)

This business district located adjacent to Pineville's historic Downtown Core and intended to closely reflect that. This district is designed to accommodate a wide variety of smaller and medium-sized retail, and commercial, and residential us

I do hereby certify that all information which I have provided for this application is, to the best of my knowledge, correct.


 Signature of Applicant SOUTH OAK PARTNERS, LLC

8-15-2024
 Date

 Signature of Property Owner (If not Applicant)

 Date

 Signature of Town Official

 Date