



CITY OF BELMONT

PLANNING & ZONING

Planning and Zoning Department
PO Box 431
Belmont, NC 28012
(704) 901-2610

NOTICE OF PUBLIC MEETING

The Planning & Zoning Board will hear the following case listed below. You are receiving this notice because you are an owner of property located within the notification area and are invited to attend the public meeting.

Case ZA 2022.01 Park Street Place	
Meeting Information	Thursday, February 17th, at 6:30 PM CityWorks Community Room, 1401 E. Catawba St., Belmont, NC 28012
Subject Property Location	500 & 502 Park Street PID #305465
Proposed Zoning	Highway Commercial Conditional District (HC/CD)
Existing Zoning	General Residential (GR)
Project Intent	A request to rezone 0.80 acres located at 500 and 502 Park Street (Parcel #305465) from General Residential (GR) to Highway Commercial Conditional District (HC/CD) to accommodate an 11,376-square-foot professional office/commercial building.
Applicant & Points of Contact	Park Street Partners, LLC PO Box 810 Belmont, NC 28012 <ul style="list-style-type: none"> John Church, Park Street Partners, LCC Email: jchurch@waterstonecap.com Phone: 704-560-4857 Jennifer Church, Centra Properties Email: jennifer@centraprop.com Phone: 704-651-9605
Project Planner	Peyton Ratchford, CZO pratchford@cityofbelmont.org or 704 901-2084
Web Information	https://www.cityofbelmont.org/park-street-place/

What is a Conditional Zoning Map Amendment or Conditional Rezoning? The zoning district for a property designates the type of use permitted on a property (i.e., residential, commercial, industrial, etc.) and certain development standards. A zoning map amendment is the process to change the zoning district for a property from one district to another district. In the Conditional Rezoning process, a site-specific Concept Plan is made part of the formal approval and conditions are placed on the rezoning. The Belmont Planning and Zoning Board reviews zoning map amendment applications and provides a recommendation to the Belmont City Council, which makes the final decision in a public hearing.

Friday, February 4, 2022

The documentation on the proposed project is available for viewing from 8:00 am until 5:00 pm, Monday – Friday at the Belmont Planning Department located at 1401 E. Catawba St, Belmont by appointment only or available for viewing anytime on the city’s website.



Front Elevation from Park Street



Side Elevation from McLean Avenue

Friday, February 4, 2022