

Memo

To: City of Charlotte Planning Commission
From: Bryan Myrkle, Community Development Director
Date: February 1, 2019
Re: Rezone request – 117 E. Harris

On your agenda for February is a request for consideration of rezoning for a retail use at 117 E. Harris Street.

The property is currently zoned OS-1 Office Service District, and Mr. Jeff Kenyon is requesting a change to B-1 Local Business District. Mr. Kenyon has a purchase agreement for the site, pending the approval of this rezoning action.

He would like to create a retail space for crafts and artisan products similar to an existing shop he owns in Portland, MI. This small church building has been for sale for a long time and is not attracting any interest for uses currently allowed in OS-1.

Furthermore, the City Council and Planning Commission recently took identical action for a neighboring property in this block, to specifically allow for retail use in this area – Charlotte Plaza Floral and Crusty's Bagles.

The City Council has approved a first reading of a change to the city's zoning map for this, but this requires a public hearing before the Planning Commission, and a recommendation for action to the City Council.