



Town of Waxhaw  
Planning & Community Development  
PO Box 617  
Waxhaw, NC 28173  
704-843-2195 (Phone)  
704-243-3276 (Fax)  
www.waxhaw.com

Date Received	1-28-2016
Received By	DL
Fee	440.00

**CONDITIONAL USE PERMIT APPLICATION**

Application Number: CU- 004140-2016 Date of Application: 1/27/16

**Applicant Information**

Applicant Name: Denice Polemides (Yianni Properties)

Applicant Mailing Address: 319 Abellia Dr., Waxhaw, NC 28173

Applicant Telephone: Cell # 704-564-3381

Property Owner Name: Same as above

Property Owner Mailing Address: \_\_\_\_\_

Property Owner Telephone: \_\_\_\_\_

Relationship of Applicant to Property Owner: Same

**Subject Property Information**

Property Location: 116 W. North Main Street

Tax Map and Parcel Number(s): 05113032 A

Existing Zoning: MS In Flood Area? NO

Is Conditional Use (CU) Rezoning Requested:  Yes  No

Proposed Conditional Use: Extension of Building

Comments: \_\_\_\_\_

JR0881

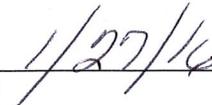
A site plan must be submitted for evaluation by the Zoning Administrator and Planning Board and subsequently approved by the Board of Commissioners prior to any development and/or construction and must be accompanied by the following:

1. Name, address, and phone number of the applicant and property owner(s) (if different from applicant).
2. A scaled boundary survey showing the total acreage, present zoning classification(s), date & north arrow.
3. The owner's names and addresses, the tax parcel numbers, and the existing land use(s) of all adjoining properties.
4. A scaled site plan showing the following information:
  - A: All existing easements, reservations, rights-of-way and all yard requirements on the property or properties which are subject to the application.
  - B: Proposed size, layout and setbacks of all proposed structures. For residential uses this shall include the number of units and an outline of the area where the structures will be located. For non-residential uses, this shall include the approximate gross floor area of all structures and an outline of the area where the structures will be located.
  - C: Traffic, parking and circulation plans, showing the proposed locations and arrangement of parking spaces and access points to adjacent streets.
  - D: Landscape plans showing proposed screening and landscaping, including walls, fences or planted areas as well as treatment of any existing natural features within the site.
  - E: Delineation of areas within the regulatory floodplain as shown on the Official Flood Plain Hazard Boundary Maps.
  - F: Proposed number, type and location of all free-standing identification signs.
5. Proposed phasing, if any, and approximate completion time of the project.
6. A fee paid in accordance with the fee schedule.

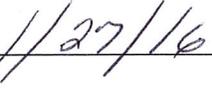
No application will be considered complete unless it has been properly completed and submitted to the Zoning Administrator by the deadline for the Planning Board Meeting.

To the best of my knowledge, all of the information herein submitted is accurate and complete.

  
\_\_\_\_\_  
(Signature of Property Owner)

  
\_\_\_\_\_  
(Date)

  
\_\_\_\_\_  
(Signature of Applicant)

  
\_\_\_\_\_  
(Date)

All of the information herein required has been submitted by the applicant and is included or attached with this application.

Lori Oakley

(Signature of Zoning Administrator)

1-28-16

(Date)

**TO BE FILLED OUT BY ZONING ADMINISTRATOR**

Completed application submitted on: \_\_\_\_\_

Reviewed by Planning Board on: \_\_\_\_\_

Action of Planning Board: \_\_\_\_\_

\_\_\_\_\_

Town Board Public Hearing Held On: \_\_\_\_\_

Date of Town Board Decision: \_\_\_\_\_

Action Taken by Town Board: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

***\*Newspaper Affidavit should be attached***

Public Hearing Notice Filed in (Newspaper): \_\_\_\_\_

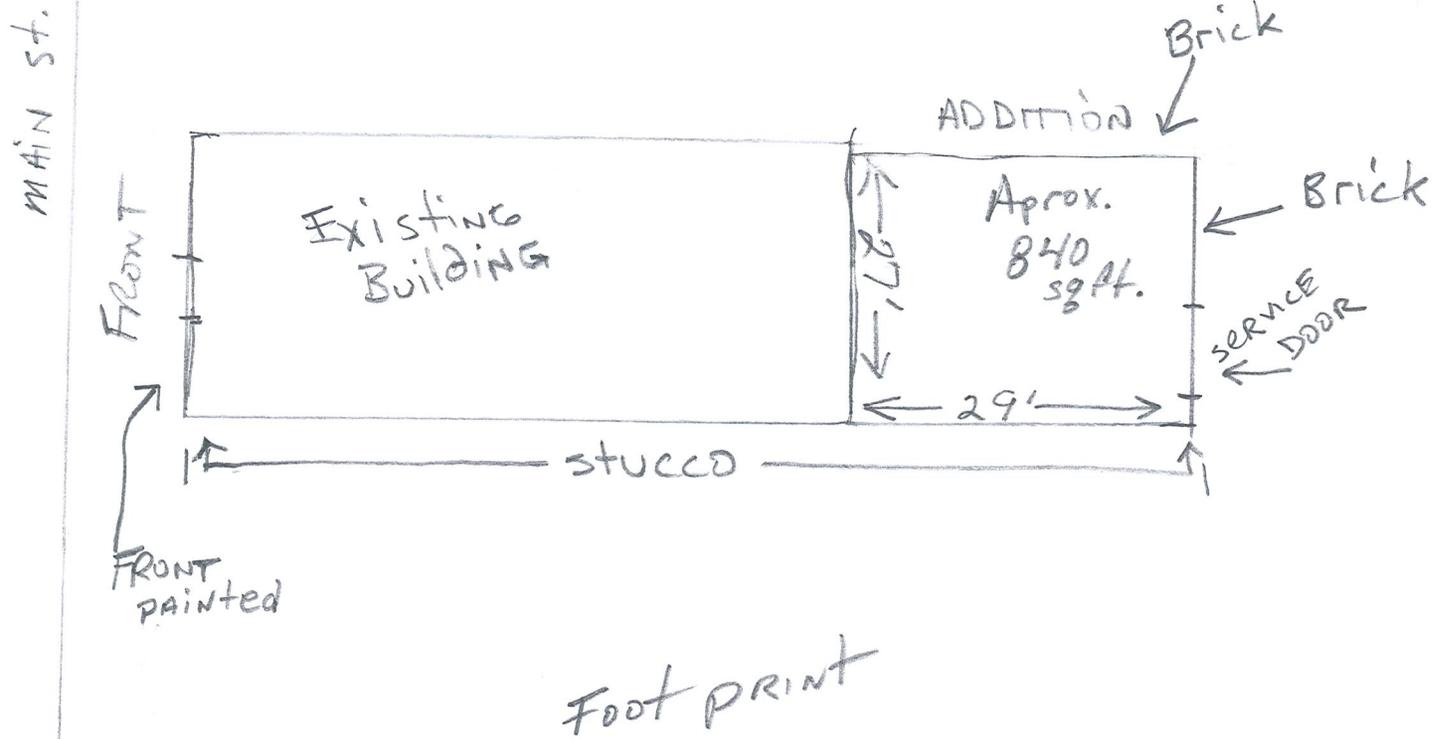
Date(s) Notices Published: \_\_\_\_\_

Notification to adjacent property owners mailed on: \_\_\_\_\_

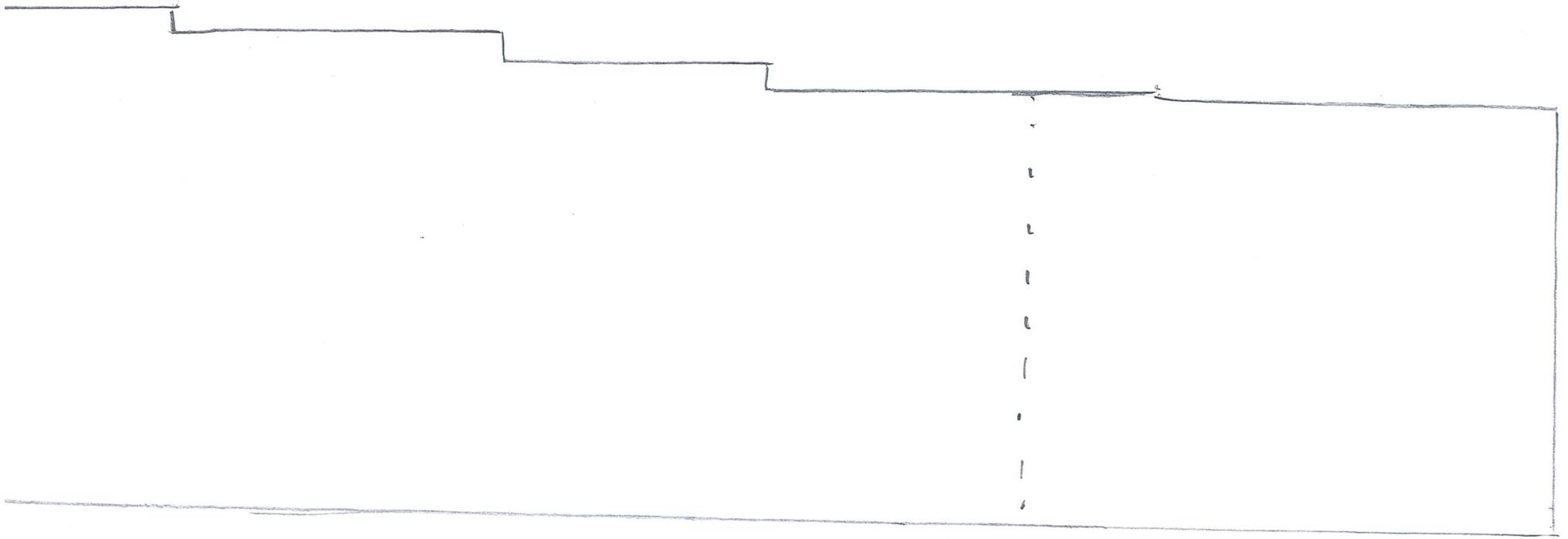
Property Posting Date: \_\_\_\_\_



Note: Addition will be no bigger than existing fence  
ADDITION IS GOING TO BE A CONTINUATION OF THE  
EXISTING BUILDING, THE REAR AND BACK SIDE WILL  
BE ALL BRICK AS REQUESTED BY TOWN OF WAXHAW.  
WILL NOT ENCREACH PROPERTY LINE.



SIDE VIEW



EXISTING Building

ADDITION ↗

REAR  
SIDE VIEW

