APPLICATION 2022-761 STAFF REPORT
ELIZABETH LANE ELEMENTARY
MOBILE CLASSROOM SUNSET REQUEST

Pre Public Hearing Staff Analysis  •  June 2022
Location
121 Elizabeth Lane

Ownership/Applicant
Charlotte Mecklenburg Schools

Zoning
R/I (CD) – Change in Conditions

Use
Elementary School

Request Summary
Charlotte Mecklenburg Schools request a 5 year extension to the mobile classroom sunset provision for classrooms located outside of the original 1995 boundary. The 5 year extension would align the project with CMS’s Capital Improvements Plan.
Site Summary

1995:
Original rezoning for included a dedicated area for mobile classrooms

2001:
CMS requested to enlarge the mobile classroom area with up to 17 units. A sunset provision for one year was put in place to revert the changes.

2016-2019:
Expansion was never removed. Sunset was extended annually.

2020:
Sunset was extended for 2 years for redistricting
PROPOSED SITE PLAN

2020-2022 BOUNDARY FOR CLASSROOMS
7 Learning Cottages located outside ‘95 boundary

8 Learning Cottages located inside the ‘95 boundary

1 mobile restroom provided
Conditions

1. Extended boundary may remain until August 1, 2027 (5 years).
2. 100’ undisturbed buffer along eastern property line remains.
3. Maintain current double-stacking traffic pattern for pick-up/drop-off. Changes should be developed with staff approval.
4. Queueing study was completed in 2019 by Design Resource Group and is valid for 3 years.

Staff Comments Outstanding Issues

Planning

The mobile classrooms boundary extension has been an on-going issue for several decades now. Given on-going planning for system-wide upgrades, an extended extension from the typical 1 year may be reasonable.

Current traffic patterns based on the queueing study should be maintained for the zoning.

The previous extension expires August 1 of this year.

Public Works

Double stacking traffic pattern for pickup and drop-off be continued as a means to alleviate off site traffic congestion per queueing study.