Planning & Zoning Commission Agenda
Wednesday, April 1, 2026 at 5:00 p.m.
City Hall (70 Court Plaza)
1st Floor North Conference Room
www.ashevillenc.gov/pzc

A pre-meeting will be held at 4:30 p.m. in the 5th Floor Large Conference Room. The pre-meeting is open to the public, but public comment will not be accepted.

PUBLIC COMMENT
Public comment for the regular meeting will be accepted by any of the following means:

- **In-person:** Presentations by the public shall be limited to a maximum of 3 minutes for individuals and 10 minutes for a group's primary spokesperson.
- **Email:** Written comments may be submitted to PZcommissioners@ashevillenc.gov (available until 5:00 p.m. the day before the meeting).

NOTICE: The Planning & Zoning Commission will hear public comments only on agenda items. All public comments received prior to the deadline will be sent to the Commission but may not be read aloud or played at the meeting.

ADMINISTRATIVE
1. Land Acknowledgement.
2. Approval of minutes from the March 4, 2026 meeting.
3. Update from committee liaisons and workgroups.
4. Report out on recent legislative and administrative actions.

LEGISLATIVE PUBLIC HEARINGS
Zoning Map Amendments
5. A request to ***conditionally rezone*** the properties located at 50 Coxe Ave from Central Business District (CBD) to Central Business Expansion - Conditional Zone (CBD EXP-CZ). The properties are identified as PINs 9648-39-4540, 9648-39-4353, and 9648-39-6366 in the Buncombe County tax record. The property owner is Buncombe County. The applicant's contact is Mr. Paul Kunze. Planner coordinating review - Will Palmquist

QUASI-JUDICIAL PUBLIC HEARINGS
6. A request for a ***special use permit*** for a government use at 179 S. Charlotte St. The properties are identified as PINs 9648-48-4134, 9648-48-4149, and 9648-48-4274 in the Buncombe County tax record. The property owner is City of Asheville. The applicant contact is Ms. Sierra Branch. Planner coordinating review - Will Palmquist
(This application has been withdrawn.)

LEGISLATIVE PUBLIC HEARINGS
Zoning Map Amendments
7. A request to ***amend the conditional zoning*** for the property located at 30 Buchanan Pl for purposes of amending project conditions. The property is identified as PIN 9648-47-8566 in the Buncombe County tax record. The property owner is City of Asheville. The applicant contact is Mr. Dustin Clemens. Planner coordinating review - Will Palmquist