

COMMUNITY MEETING REPORT FOR REZONING
PETITION No. 2012-047

Petitioner: O'Leary Resource Recovery Center

Rezoning Petition No. 2012-047

Property: Approximately 6.3 acres, generally located between W. Brookshire Blvd. and Odum Avenue south of Centre Street, in Charlotte NC.

This Community Meeting Report is being filed with the Office of the City Clerk and the Charlotte-Mecklenburg Planning Commission pursuant to the provisions of the City of Charlotte Zoning Ordinance.

PERSONS AND ORGANIZATIONS CONTACTED WITH DATES AND EXPLANATIONS OF HOW CONTACTED:

A representative of the Petitioner mailed a written notice of the date, time and location of the Community Meeting to the individuals and organizations set out on Exhibit A attached hereto by depositing the Community meeting Notice in the U.S. mail on April 2nd, 2012. A copy of the written notice is attached hereto as Exhibit B.

DATE, TIME AND LOCATION OF MEETING:

The Community Meeting required by the Ordinance was held on Thursday, April 12th, 2012 at 7:00 p.m. at Faith Memorial Baptist Church, 211 Lakewood Avenue in Charlotte, North Carolina 28208. Prior to the required Community Meeting the Petitioner and the Petitioners representatives met with representatives of the Lakewood Community to discuss the proposed rezoning petition.

PERSONS IN ATTENDANCE AT MEETING:

The individuals as indicated on the sign-in sheet attached hereto as Exhibit C attended the Community Meeting required by the Ordinance. The Petitioner's representatives at the Community Meeting were Brian M. O'Leary, Jimmie Jones and Robin Turner with O'Leary Resource Recovery Center. Also in attendance representing the Petitioner was Keith MacVean of King & Spalding.

SUMMARY OF ISSUES DISCUSSED AT MEETING:

The Petitioner and the Petitioners representatives introduced them selves to the attendees. The Petitioners representatives thanked Council Member James Mitchell for attending the meeting.

Brian O'Leary provided a brief history of the O'Leary Company. He indicated that O'Leary Group Waste Systems is a new company started in 2009 to respond to the need in the market for a company that specializes in picking up discarded materials from non-residential uses for the purpose of recycling a minimum of 70% of the material collected. Brian also explained his father's experience with running and operating Container Corporation of Carolina for over 25 years before selling the company. The experience learned during those 25 years are being used once again to run and operate this new company.

Brian O'Leary then described the location of the Site. He also explained the type of buildings that would be constructed on the site and showed the attendees pictures of similar buildings that the company had used in the past. He also explained how the facility would operate and how the

materials would be separated and placed in containers. The containers once filled are then delivered to other companies that would buy the recyclable materials.

The attendees then asked the following questions.

Is O'Leary a local company and where are you currently located. The company is a Charlotte company with operations in Southend and on Glenwood Avenue. If this rezoning is successful all the company operations would be consolidated to this Site.

The attendees then asked several questions relating to the operation of the facility. The attendees wanted to know what the hours of operation would be and what type of odors, fumes and noise should they expect from the facility. It is anticipated that the facility will be open Monday through Friday and possibly a half day on Saturday. Trucks would leave to start routes at 5:00 am, the recycling operation would start around 7:30 am, the main office would open at 8:00 am. The trucks would typically be done with routes by 3:00 pm and the recycling operation would close at 5:00 pm with the office closing shortly thereafter. The noise associated with the Site would come from trucks loading and unloading materials and containers. Fumes or odors would be limited to fumes and odors from diesel trucks and fork lifts. The materials collected and recycled are dry materials that do not produce odors.

One attendee wanted to know if the company bought recyclable materials from walk up customers. The facility is not designed to accept recyclable materials from walk up customers.

Attendees also wanted to know how security for the Site would be handled. The facility would have alarms, video surveillance, fencing and if necessary a watchman.

Several questions regarding how the community would benefit by having O'Leary Resource Recovery Center locate near their community were asked. The Petitioners representatives responded that the proposal would bring a new and growing business to the area that would look to hire employees from the community. New business investment and activity in the community would help raise property values and help maintain Brookshire Boulevard as a thriving business corridor.

Mr. O'Leary thanked everyone for attending the meeting.

CHANGES MADE TO THE PETITION AS A RESULT OF THE COMMUNITY MEETING:

No changes to the Petition were made as a result of the Community Meeting.

O'LEARY RESOURCE RECOVERY CENTER

cc: Mayor Anthony Foxx, and Members of Charlotte City Council
James Mitchell, Council Member District Two
Mrs. Tammie Keplinger, Charlotte-Mecklenburg Planning Commission
Ms. Claire Lyte-Graham, Charlotte-Mecklenburg Planning Commission
Brian M. O'Leary, O'Leary Resource Recovery Center
Jimmie Jones, O'Leary Resource Recovery Center

O'Leary Resource Recovery Center

Rezoning Petition No. 2012-047

Community Meeting Sign In Sheet

Thursday, April 12, 2012

7:00 p.m.

	<u>NAME</u>	<u>ADDRESS</u>	<u>TELEPHONE</u>	<u>EMAIL ADDRESS</u>
1	Henry C. M. = James	3324 Odessa Ave Spt	704-379-6191	
2	Douglas Vincent	114 Nelson Ave	704 382-0092	duvincent@ucgdisability.com
3	Rachel Ansh	3707 Cant Spk	704-891-8915	
4	George Broome		704.607.6581	george@ghec.biz
5	Chinit Dave Nichol	212 Halsey Street	704-391-0175	dave@lakenwood-cdc.org
6	Nola Murphy	300 Ramona	(704) 890-0345	
7	Charles McAlpine	1501 Providence Rd	704-361-7758	—
8	Charles Tucker	3305 Darby Ave	704 361-2567	
9	James "Smuggie" Nichol		704 577 3349	JamesDistrictLead.com
10	Wlam Ford	308 Jones St		
11	Nazir Throver	308 Jones St		
12	Norma Mucker	CMPD	704-576-5158	nmucker@cmpd.org
	Iler Ockerman	CMPD		tockerman@cmpd.org
	Robert Kopper	424 Jones St	704-392-2174	

EXHIBIT

C

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Thursday, April 12, 2012

7:00 p.m.

	<u>NAME</u>	<u>ADDRESS</u>	<u>TELEPHONE</u>	<u>EMAIL ADDRESS</u>
15	Rosetta Brown	424 Jones St,	704-392 ²⁷⁷ 4	
16	Lorenzo Walcott	308 Jones St		
17	Delores Miller	309 Ham. st	7043938049	
18	William Busck	114 Nelson Ave	(704)399-0878	wblack3@scbc-charlotte.org
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