

Community Meeting Report Petition #2012-079

The Community Meeting was held on September 10, 2012 from 6:30 to 7:30 at Mallard Creek Presbyterian Church. Enclosed is the list of persons and/or organizations who were invited to attend the meeting. Also enclosed is a copy of one of the letters, all of which were identical. Representing the petitioner at the meeting was Henry Atkins and David Atkins from TAG Ventures (the project developers) and Brian Upton from The Isaacs Group. In addition, three invitees were in attendance and the sign-in sheet is enclosed.

A brief presentation was made by Brian Upton to explain that the purpose of the rezoning was to allow a drive-thru drop-off/pick-up area for the proposed dry cleaner. Under the current zoning conditions of the property, a drive-thru is allowed only for financial institutions, but the rezoning would allow the dry cleaner to also be permitted a drive-thru. No other use would be allowed a drive-thru.

Henry Atkins also explained that this site would be for a Tide Dry Cleaner, which is a new concept to the Charlotte area. Tide is very concerned about brand image and customer service and the drop-off/pick-up area is another way Tide wants to make it convenient for customers. There are no speaker boxes and employees come out to customer's vehicles to retrieve or return clothes to customers. Website information for Tide was provided to the attendees if they had additional questions, in particular, questions regarding the environmentally friendly chemicals that are used.

The attendees inquired about other potential tenants for the building, but Henry Atkins explained that at this time the property has not been marketed and is undetermined. There were also questions asked regarding access and parking and the current site plan was referenced to show that all access would be off West Arbors Drive and that the site has adequate parking. It was also pointed out that the drive-thru would be located on the Mallard Creek Church Road side of the building; the same side that the adjacent bank's drive-thru is located.

In addition to the attendees at the Community Meeting, one phone call has been received from one of the invitees, Dr. Kyle Taylor, over the environmental concerns and he also asked what additional tenants may go in the proposed building. The same Tide Dry Cleaner website information has been provided to Dr. Taylor that was provided to the Community Meeting attendees.

