

**OFFICIAL REZONING APPLICATION
CITY OF CHARLOTTE**

FY2015 Petition #:	<u>2015-093</u>
Date Filed:	_____
Received By:	_____

Complete All Fields

OWNERSHIP INFORMATION:

Property Owners: (1351 Woodlawn) 1351 Woodlawn (Melrose), LLC
(Guiney) Richard Daniel Guiney, Jr. and Rita S. Guiney
(Deese/Moore) Thomas P. Moore and Dwayne Deese
(Sparks) Clarence J. Sparks

Owner's Addresses: (1351 Woodlawn) 2026 Greenway Avenue, Charlotte, NC 28204
(Guiney) P.O. Box 680035, Charlotte, NC 28216
(Deese/Moore) 3816 Mooreland Farms Road, Charlotte, NC 28226
(Sparks) 3440 Windsor Drive, Charlotte, NC 28209

Date Properties Acquired: (1351 Woodlawn) 12/10/04
(Guiney) 12/14/88
(Deese/Moore) 5/24/05 and 7/9/10
(Sparks) 9/8/89

Utilities Provided: (Water) CMUD (Sewer) CMUD
(CMUD, Private, Other) (CMUD, Private, Other)

LOCATION OF PROPERTIES:

(1351 Woodlawn) 1351 E. Woodlawn Road, Charlotte, NC
(Guiney) 1426 Drexel Place, Charlotte, NC
(Deese/Moore) 1414 and 1420 Drexel Place, Charlotte, NC
(Sparks) 1408 Drexel Place, Charlotte, NC

Tax Parcel Numbers: (1351 Woodlawn) 149-206-18
(Guiney) 149-206-24
(Deese/Moore) 149-206-25 and 149-206-26
(Sparks) 149-206-27

Current Land Use: multi-family and single-family homes

Total Size (Acres): ± 2.9 acres

ZONING REQUEST:

Existing Zoning: UR-3(CD) and R-4 Proposed Zoning: MUDD-O

Purpose of Zoning Change: (Include the maximum # of residential units or non-residential square footages): To allow for the redevelopment of the Site with a well-designed high multi-family residential community.

[SIGNATURES FOLLOW]

Jeff Brown
Keith MacVean
Name of Agent

Moore & Van Allen; 100 N. Tryon Street, Suite 4700
Agent's Address

Charlotte, NC 28202
City, State, Zip

704-331-1144 (JB)	704-378-1925 (JB)
704-331-3531 (KM)	704-378-1954 (KM)
Telephone Number	Fax Number

jeffbrown@mvalaw.com and keithmacvean@mvalaw.com
E-Mail Address

See Attachments A through C
Signature of Property Owners if other than Petitioner

(Name Typed / Printed)

1351 Woodlawn (Melrose), LLC; (Attn: Dwayne Deese)
Name of Petitioner

2026 Greenway Avenue
Address of Petitioner

Charlotte, NC 28204
City, State, Zip

704-400-3762	
Telephone Number	Fax Number

dwaynedeese@gmail.com
E-Mail Address

See Attachment D
Signature

(Name Typed / Printed)

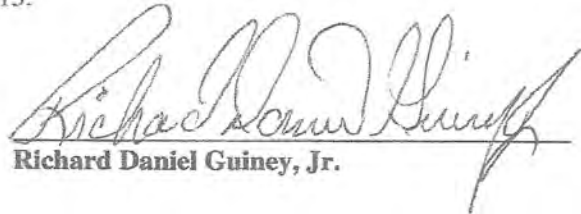
ATTACHMENT A

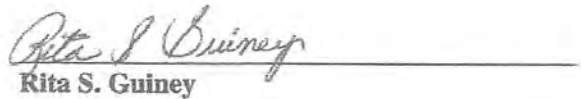
REZONING PETITION NO. [2015-____]
1351 Woodlawn (Melrose), LLC

PETITIONER JOINDER AGREEMENT
Richard Daniel Guiney, Jr. and Rita S. Guiney

The undersigned, as the owners of the parcel of land located at 1426 Drexel Place that is designated as Tax Parcel No. 146-206-24 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby join in this Rezoning Application and consent to the change in zoning for the Parcel from the R-4 zoning district to the MUDD-O zoning district as more particularly depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 17 day of June, 2015.


Richard Daniel Guiney, Jr.


Rita S. Guiney

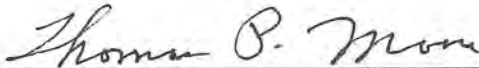
ATTACHMENT B

REZONING PETITION NO. [2015-____]
1351 Woodlawn (Melrose), LLC

PETITIONER JOINDER AGREEMENT
Thomas P. Moore and Dwayne Deese

The undersigned, as the owners the parcels of land located at 1414 and 1420 Drexel Place that are designated as Tax Parcel Nos. 149-206-26 and 149-206-25, respectively, on the Mecklenburg County Tax Map and which are subject to the attached Rezoning Application (collectively, the "Parcels"), hereby join in this Rezoning Application and consent to the change in zoning for the Parcels from the R-4 zoning district to the MUDD-O zoning district as more particularly depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 18th day of June, 2015.



Thomas P. Moore



Dwayne Deese

ATTACHMENT C

REZONING PETITION NO. [2015-_____]]
1351 Woodlawn (Melrose), LLC

PETITIONER JOINDER AGREEMENT
Clarence J. Sparks

The undersigned, as the owner of the parcel of land located at 1408 Drexel Place that is designated as Tax Parcel No. 146-206-27 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in this Rezoning Application and consents to the change in zoning for the Parcel from the R-4 zoning district to the MUDD-O zoning district as more particularly depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 15th day of JUNE, 2015.

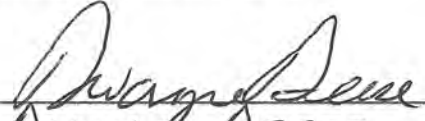

Clarence J. Sparks

ATTACHMENT D

REZONING PETITION NO. [2015-___]

PETITIONER:

1351 Woodlawn (Melrose), LLC

By: 
Name: Dwayne Seese
Title: Managing Member