

COMMUNITY MEETING FORM
PETITION NUMBER 2016-011
4125 Yancey Road

Date of original contact: December 22, 2015

Persons and Organizations contacted with date and explanation of how contacted:

City supplied list was used to contact interested parties via first class US mail. Each name on the City provided lists was sent a letter with approximately 26 letters mailed. Both the mailing list and invitation letter are attached.

Date, time and location of meeting: January 4, 2016
7:00 p.m.
4125 Yancey Road
Charlotte, North Carolina

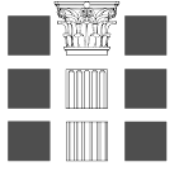
Persons in attendance at meeting: Attendance was taken with 3 persons signing the Sign-in Sheet (see attached).

Joe Lariscy and Walter Fields attended the meeting on behalf of the Petitioner.

Summary of issues discussed and changes made as a result of the meeting:

Mr. Fields opened the presentation with a description of the site and the proposed development. There was some discussion about parking and how to connect the site to other new and renovated sites in the area. There was discussion about the types of uses and activities that the renovated building could accommodate. There was an announcement about the addition of the historic "Queens Park" sign as part of the site development. There was general approval expressed for the project that will renovate an old industrial building and that it would bring added activities and opportunities to the neighborhood which was referred to by one of the attendees as 'getting really cool'. But no real questions or objections about the proposed use or the density at that location.

A number of site plan modifications have been made to the site plan as a result of review comments from staff agencies but no changes have been made as a direct result of the community meeting.



THE WALTER FIELDS GROUP, INC.
Consultants for Planning, Zoning & Land Development

December 22, 2015

Dear Neighbors:

We invite you to attend a neighborhood meeting to receive a presentation on a rezoning petition for approximately 1.16 acres located on the east side of Yancey Street at the corner of Southside Drive. The purpose of the rezoning request is to change the current industrial classification to a mixed use classification. The reason that this proposal has come forward is to allow for the conversion of the old industrial building and site to facilitate the conversion and reuse of the building for a variety of office, retail, recreation, and/or restaurant types uses. For more information on this petition, please go to the link below:

<http://charmeck.org/city/charlotte/planning/Rezoning/RezoningPetitions/2016Petitions/Pages/2016-011.aspx>

Sometimes with rezoning petitions, information is not readily available to interested parties and the facts about the request are misunderstood. We would like to take this opportunity to discuss information with you so that you may have the facts about the request. You may not have an interest in this particular rezoning, but if you do, please plan to attend this meeting to learn more about the proposal, share your comments, and have an opportunity to ask questions.

The meeting will be held on Monday January 4th from 7:00 to 8:00 pm at the site located at 4125 Yancey Street, directly across Yancey Street from the Old Mecklenburg Brewery.

If you have any questions about the meeting, please feel free to call Walter Fields at 704-372-7855.

2016-011
BY MERGER BOWERS FIBERS INC
PO BOX 31234
CHARLOTTE, NC 28231

2016-011
TIMOTHY VON DER EMBSE
CYNTHIA A AZIZ (H/W)
319 E PETERSON DR
CHARLOTTE, NC 28217

2016-011
MACA PROPERTIES LLC
C/O REINER ZEPPENFIELD, MGR
1011 BRACKEN FERN DR
NEW BERN, NC 28560

2016-011
OMB PROPERTY HOLDINGS LLC
215 SOUTHSIDE DR
CHARLOTTE, NC 28217

2016-011
P E C I GROUP LLC
4113 YANCEY RD
CHARLOTTE, NC 28217

2016-011
SOUTHSIDE ASSETS LLC
1310 SOUTH TRYON ST SUITE 104
CHARLOTTE, NC 28203

2016-011
DR EMBSE TIMOTHY S VON
CYNTHIA A AZIZ
1804 EAST BLVD
CHARLOTTE, NC 28203

2016-011
WP YANCEY LLC
4064 COLONY ROD SUITE 403
CHARLOTTE, NC 28211

2016-011
(BY MERGER) CAROLINA FOODS
INC
PO BOX 36816
CHARLOTTE, NC 28236

2016-011
BY MERGER FRANCES
INVESTMENTS INC
3521 DEWITT LN
CHARLOTTE, NC 28217

2016-011
CHARLES MCGOVERN
7701 BABE STILLWELL FARM RD
HUNTERSVILLE, NC 28078

2016-011
OMB PROPERTY HOLDINGS LLC
215 SOUTHSIDE DR
CHARLOTTE, NC 28217

2016-011
ANNIE MAE PATTERSON
315 E PETERSON DR
CHARLOTTE, NC 28217

2016-011
JOSHUA SPRINGS
307 E. PETERSON DR
CHARLOTTE, NC 28217

2016-011
TIMOTHY S VON DER EMBSE
O AZIZ
1804 EAST BV
CHARLOTTE, NC 28203

2016-011
DRJ HOLDINGS LLC
1727 EAST BV
CHARLOTTE, NC 28203

2016-011
LANELLE INC
3521 DEWITT LN
CHARLOTTE, NC 28217

2016-011
CHARLES P MCGOVERN
7701 BABE STILLWELL FARM RD
HUNTERSVILLE, NC 28078

2016-011
P E C I GROUP LLC
4113 YANCEY RD
CHARLOTTE, NC 28217

2016-011
DAVID L QUERY
200 SOUTHSIDE DR
CHARLOTTE, NC 28217

2016-011
DER EMBSE TIMOTHY S VON
CYNTHIA A AZIZ
1804 EAST BLVD
CHARLOTTE, NC 28203

2016-011
TIMOTHY S VONDEREMBSE
O AZIZ
1804 E BLVD
CHARLOTTE, NC 28203

2016-011
Lisa Yarrow
Colonial Village NA
408 Webster Place
Charlotte, NC 28209

2016-011
Alison Hall
Colonial Village NA
3624 Trent Street
Charlotte, NC 28209

2016-011
Mike Farrell
Collinswood NA
1416 Hartford Avenue
Charlotte, NC 28209

2016-011
Katie Zender
Sedgefield NA
3221 Mayfield Avenue
Charlotte, NC 28209

