

COMMUNITY MEETING REPORT FOR REZONING PETITION NO. 2016-101

Petitioner: Shining Hope Farms
Rezoning Petition No.: 2016-101
Property: ± 34.47 acres located at the end of Kidd Road (the "Site").

This Community Meeting Report is being filed with the Office of the City Clerk and the Charlotte-Mecklenburg Planning Commission pursuant to Section 6.203 of the City of Charlotte Zoning Ordinance.

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

The required Community Meeting was held on Wednesday, June 8, 2016, 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** by depositing the Community Meeting Notice in the U.S. mail on May 27, 2016. A copy of the written notice is attached as **Exhibit B**.

TIME AND LOCATION OF MEETING:

The Community Meeting required by the Ordinance was held on June 8, 2016 at 7:00 PM, at Trinity United Methodist Church at 6230 Beatties Ford Road, Charlotte, NC 28216.

PERSONS IN ATTENDANCE AT MEETING:

The sign-in sheet from the required Community Meeting is attached as **Exhibit C**. The Petitioner's representatives at the required Community Meeting was Milinda Kirkpatrick. Also in attendance was Keith MacVean with Moore & Van Allen, PLLC.

SUMMARY OF ISSUES DISCUSSED AT MEETING:

I. Overview of Petitioner's Presentation.

Introduction and Overview of Development Plan.

Mr. Keith MacVean welcomed the attendees to the community meeting.

Mrs. Milinda Kirkpatrick gave a brief talk about the services that Shining Hope Farms provides, what led she and her husband to form the nonprofit organization and the life changing outcomes of the patients. The main attraction that Shining Hope Farms offers is the therapy services program or otherwise called the Hippotherapy program where a licensed health care professional such as a Physical, Occupational, or Speech therapist provides a rehabilitative service using the horse as a treatment strategy. She pointed out that it is the only program in a five county radius that offers this particular service.

Mr. Keith MacVean then closed the presentation and the attendees were invited to ask questions.

II. Summary of Questions/Comments and Responses:

Q. How many horses per acre are allowed by the city?

A. Two horses per acre.

Q. Are more horse planned for the farm?

A. The farm has 10 horses no more horses are currently planned.

Q. There appears to be an eroded area near the creek.

A. It will be investigated and repaired as needed.

Q. Will fencing be placed around new area?

A. The plans are to eventually fence the entire property as time and finances allow.

Q. What is the height of the lights at the riding arena?

A. The lights are 27 high and are needed for safety and security. Typically only used when days get shorter.

Comments: One attendee indicated that Shinning Hope Farms were good stewards of the land. And other attendee commented that the folks that worked and volunteered at the farm were nice people and did great work to help children.

The attendees were thanked for their time and interest; the meeting was then adjourned.

CHANGES MADE TO PETITION AS A RESULT OF THE MEETING:

Shining Hope Farm

cc: Mayor and Members of Charlotte City Council
Council Member Al Austin
Tammie Keplinger, Charlotte Mecklenburg Planning Commission
Milinda Kirkpatrick, Shinning Hope Farms
Jeff Brown, Moore & Van Allen, PLLC
Keith MacVean, Moore & Van Allen, PLLC

NOTICE TO INTERESTED PARTIES OF A REZONING PETITION
PETITION # 2016-101 – Shinning Hope Farms

Subject: Rezoning Petition No. 2016-101
Petitioner/Developer: Shinning Hope Farms
Property: 34.47 acres located at the end of Kidd Road.
Existing Zoning: R-3 & Inst.(CD)
Rezoning Requested: Inst.(CD) and Inst. (SPA)
Date and Time of Meeting: **Wednesday, June 8, 2016 at 7:00 p.m.**
Location of Meeting: Trinity United Methodist Church
6230 Beatties Ford Road
Charlotte, NC 28216
Date of Notice: May 27, 2016

We are assisting Shinning Hope Farms (the “Petitioner”) on a Rezoning Petition recently filed regarding a zoning change for approximately 34.47 acres (the “Site”) located at the end of Kidd Road. We take this opportunity to furnish you with basic information concerning the Petition and to invite you to attend a Community Meeting to discuss it.

Background and Summary of Request:

This Petition involves a request to rezone the 34.47 acre Site from Inst.(CD) and R-3 (Institutional Conditional, and Single-Family Residential) to Inst.(CD) and Inst.(CD)(SPA). The site plan associated with this rezoning petition will allow the existing therapeutic riding farm (Shinning Hope Farms) to expand on to adjacent parcels located on the south side of Kidd Lane.

The additional parcels will be used as pasture for the horses as well as other uses associated with the therapeutic riding farm. Buffers and screening as required by the Ordinance and the previously approved board of adjustment case will be provided and maintained.

Community Meeting Date and Location

The Charlotte-Mecklenburg Planning Commission’s records indicate that you are either a representative of a registered neighborhood organization or an owner of property near the Site. **Accordingly, we are extending an invitation to attend the upcoming Community Meeting to be held on Wednesday, June 8th, at 7:00 p.m. at Trinity United Methodist Church – 6230 Beatties Ford Road, Charlotte, North Carolina 28216.** Representatives of the Petitioner look forward to discussing this exciting rezoning proposal with you at the Community Meeting.

In the meantime, should you have questions about this matter, you may call Keith MacVean (704-331-3531) or Jeff Brown (704-331-1144). Thank you.

cc: Mayor and Members of Charlotte City Council
Council Member Al Austin
Tammie Keplinger, Charlotte Mecklenburg Planning Commission
Milinda Kirkpatrick, Shinning Hope Farms
Jeff Brown, Moore & Van Allen, PLLC
Keith MacVean, Moore & Van Allen, PLLC

Shining Hope Farms
 Rezoning Petition 2016-101
 Community Meeting - June 8, 2016 @ 7:00p

	<u>NAME</u>	<u>ADDRESS</u>	<u>TELEPHONE</u>	<u>EMAIL ADDRESS</u>
1	George White	7919 Mt. Holly - Hartsville	980-722-0387	glwconcrete@gmail.com
2	Lisa King	3525 Kidd Lane	704-399-5552	generallygone194@yahoo.com
3				
4				
5	Kym Sanders	3536 Kidd Ln	704 372 0216	batterse @ att.net
6	Rickey Fortner	3708 Kidd Ln	704-909-9095	R Fortner 80 Carolina.rr.com
7	Butch Sanders	3536 Kidd Ln	704-392-0216	
8	Brenda Kissee	3500 Kidd Ln.	704-395-8133	
9	Tim Kissee	"	"	
10	Melinde Fair	6922 Kinghurst Dr. 28216	704-968-4470	one/megnate@aol.com
11				
12				
13				
14				

Pet. No.	FirstName	LastName	OrgLabel	MailAddress	MailCity	MailZip
2016-101	Eric	Miller	Beaties Ford Comm. Assoc.	9901 Clairemore Place	Charlotte	NC 28216
2016-101	Clarence	Wilson	Hyde Park Estates CA	4244 Hyde Park Drive	Charlotte	NC 28216
2016-101	Roosevelt	Noise	Bahama Park Assoc.	8201 Bella Vista Court	Charlotte	NC 28216
2016-101	Caroline	Ellis	Bahama-Havana Park HOA, The	8217 Bella Vista Court	Charlotte	NC 28216
2016-101	B.Wihona	Chestnut	Hyde Park NA	4247 Hyde Park Drive	Charlotte	NC 28216
2016-101	Alan	Purvis	Hyde Park Estates	4201 Hyde Park Drive	Charlotte	NC 28216

Pet_No	TaxPID	ownerlastn	ownerfirst	ownerlast	mailaddr1	mailaddr2	city	state	zipcode
2016-101	03706119	BEAN	PHILIP WAYNE &W	ALDA B	2600 GEMWAY DR		CHARLOTTE	NC	28216
2016-101	03709109	BREWER	RONALD J	BEVERLY ABERNETHY	3733 KIDD LN		CHARLOTTE	NC	28216
2016-101	03709110	BREWER	RONALD J	BREWER	3800 KIDD LN		CHARLOTTE	NC	28216
2016-101	03709208	BREWER	RONALD J	BEVERLY A	3733 KIDD LN		CHARLOTTE	NC	28216
2016-101	03709216	BREWER	RONALD J	BEVERLY A	3733 KIDD LN		CHARLOTTE	NC	28216
2016-101	03709207	BREWER	RONALD JACKSON	BEVERLY A	3733 KIDD LN		CHARLOTTE	NC	28216
2016-101	03706102	CALDWELL	JOEL K	JANE HILTON	2740 GARVEY BRIDGE RD		CRUMPLER	NC	28617
2016-101	03709206	COX	GREGORY NEAL	CALDWELL	3807 KIDD RD		CHARLOTTE	NC	28216
2016-101	03709203	DARNELL	WM CHARLES	DARNELL	3821 KIDD LN		CHARLOTTE	NC	28216
2016-101	03709202	EVANS	ROBERT	EVANS	3801 KIDD LN		CHARLOTTE	NC	28216
2016-101	03709214	EVANS	ROBERT CLAYTON III	DEBORAH	3601 KIDD LN		CHARLOTTE	NC	28216
2016-101	03706101	FAIR	MELINDA S		6722 KINGHURST DR		CHARLOTTE	NC	28216
2016-101	03706104	FERGUSON	REGINALD ALLAN	SARAH CHILDERS	6600 KINGHURST DR		CHARLOTTE	NC	28216
2016-101	03706113	FERGUSON	REGINALD ALLEN	SARAH CHILDERS	6600 KINGHURST DR		CHARLOTTE	NC	28216
2016-101	03709212	FORTNER	RICKEY W	FERGUSON	3708 KIDD LN		CHARLOTTE	NC	28216
2016-101	03709201	GRANGE PROPERTIES LLC			PO BOX 6929		STATESVILLE	NC	28687
2016-101	03709213	GRANGE PROPERTIES LLC			PO BOX 6929		STATESVILLE	NC	28687
2016-101	03709227	GRANGE PROPERTIES LLC			PO BOX 6929		STATESVILLE	NC	28687
2016-101	03706115	HARROLD	DREASHA LYNN		2624 GEMWAY DR		CHARLOTTE	NC	28216
2016-101	03706116	HARROLD	DREASHA LYNN		4508 MERRYWOOD LN		GASTONIA	NC	28052
2016-101	03706103	HISCOCK	FREDERICK	SWOYER	6620 KINGHURST DR		CHARLOTTE	NC	28216
2016-101	03706118	JOY	STEPHEN C	JOY	2608 GEMWAY DR		CHARLOTTE	NC	28216
2016-101	03706120	KESKE	JAMES W	KESKE	39136 STATE RTE 18		WELLINGTON	OH	44090
2016-101	03709205	KIDD	GERALD CURTIS	TUCKER	7304 BEATTIES FORD RD		CHARLOTTE	NC	28216
2016-101	03741109	KIDD	LARRY A	KIDD	3700 MIRANDA RD		CHARLOTTE	NC	28216
2016-101	03709215	KING	KRISTEN CAROL	KING	3725 KIDD LN		CHARLOTTE	NC	28216
2016-101	03709211	KING	LISA C	KING	3525 KIDD LN		CHARLOTTE	NC	28216
2016-101	03709225	KISSEE	TIMOTHY WAYNE	BRENDA Q	3500 KIDD LN		CHARLOTTE	NC	28216
2016-101	03706190	QA REAL ESTATE INVESTMENTS LLC	LLC	KISSEE	3822 BEECH DOWN DR		CHANTILLY	VA	20151
2016-101	03710119	RAGAM INVESTMENTS LLC			12634 PRESERVATION POINTE DR		CHARLOTTE	NC	28216
2016-101	03709226	SANDERS	GLENN D	KYMBERLEE H	3536 KIDD LN		CHARLOTTE	NC	28216
2016-101	03706121	TRAFZER	MATTHEW A	SHANNON M	2428 SIMCA COURT		CHARLOTTE	NC	28216
2016-101	03741102	WHICHARD	DONALD	TRAFZER	3608 DICK RD		CHARLOTTE	NC	28216
2016-101	03741101	WHITE	GEORGE LEE	SYLVIA HEFNER	7919 MOUNT HOLLY HUNTERSVILLE RD		CHARLOTTE	NC	28216
2016-101	03706117	WILLIAMS	DAVID L		2615 GEMWAY DR		CHARLOTTE	NC	28216