

**NOTICE TO INTERESTED PARTIES OF A REZONING PETITION**  
**PETITION # 2016-144- MV Residential Development, LLC**

Subject: Rezoning Petition No. 2016-144  
Petitioner/Developer: MV Residential Development, LLC  
Current Land Use: Single-family/commercial/vacant  
Existing Zoning: I-2  
Rezoning Requested: TOD-M(O)  
**Date and Time of Meeting:** **Thursday, November 10<sup>th</sup> at 6:30 p.m.**  
Location of Meeting: St. Paul Baptist Church  
1401 Allen St  
Charlotte, NC 28205  
Date of Notice: 10/31/2016

We are assisting MV Residential, LLC (the “Petitioner”) on a Rezoning Petition recently filed to allow the development of the site with a quality transit-oriented residential community with ground floor retail (the “Site”) located on E 21<sup>st</sup> Street. 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 ±3.02 acre Site from I-2 to TOD-M(O). The proposed development will include a range of residential unit types, supporting amenities and open space and 3,500 square feet of ground floor commercial space fronting North Davidson. Vehicular access to the site will be from E. 21<sup>st</sup> Street. The maximum building height is 75 feet.

**Community Meeting Date and Location:**

The Charlotte-Mecklenburg Planning Department’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 Thursday, November 10<sup>th</sup>, at 6:30 p.m. at St. Paul Baptist Church, 1401 Allen St, Charlotte, NC 28205.** 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 contact Bridget Grant (704-331-2379) | [BridgetGrant@mvalaw.com](mailto:BridgetGrant@mvalaw.com) or Jeff Brown (704-331-1144). Thank you.

cc: Mayor and Members of Charlotte City Council  
Tammie Keplinger, Charlotte Mecklenburg Planning Commission  
Charlie Rulick, MV Residential Development, LLC  
Jeff Brown, Moore & Van Allen, PLLC  
Bridget Grant, Moore & Van Allen, PLLC  
Keith MacVean, Moore & Van Allen, PLLC

Site Location

