

NOTICE TO INTERESTED PARTIES OF A REZONING PETITION
PETITION # 2017-103 – Asana Partners, LP

Subject: Rezoning Petition No. 2017-103

Petitioner/Developer: Asana Partners, LP

Current Land Use: commercial

Existing Zoning: I-2

Rezoning Requested: TOD-M(O)

Date and Time of Meeting: **Wednesday, July 26th at 7:00 p.m.**

Location of Meeting: Asana Partners
1616 Camden Road, Suite 210
Charlotte, NC 28203

Date of Notice: July 14th, 2017

We are assisting Asana Partners (the “Petitioner”) on a Rezoning Petition recently filed to allow the re-use of the majority of the existing buildings located at 1515, 1517, and 1519 Camden Road (the “Site”) with retail and restaurant uses as allowed by the TOD-M zoning district. 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 ±.769 acre Site from I-2 to TOD-M(O). The site plan associated with this Rezoning Petition proposes to allow the reuse of the majority of the existing buildings on the Site with restaurant (EDEE) and retail uses. The portion of the Site located at the intersection of Camden Road and W. Park Avenue will be redeveloped as an open space area for the use by the tenants of the Site, the property owners and residents of the area. The open space area will increase connectivity with the rail trail and will be improved with seating areas and landscaping and other amenities that are appropriate for the proposed open space.

The existing buildings on the Site that will be re-used will be improved to have store fronts along Camden Road. The portions of the buildings that face the light rail line will also be improved to better address the multi-use path that is part of the Lynx Blue Line.

Parking that is provided on Site and will be screened from the light rail line. Access to the proposed on-site parking will be from Camden Road.

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 Wednesday, July, 26th at 7:00 p.m. at 1616 Camden Road, Suite 210 Charlotte, NC 28203.** 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
Tammie Keplinger, Charlotte Mecklenburg Planning Department
Reed Kracke, Asana Partners, LP
Jeff Brown, Moore & Van Allen, PLLC
Bridget Grant, Moore & Van Allen, PLLC
Keith MacVean, Moore & Van Allen, PLLC

Site Location

