

COMMUNITY MEETING REPORT
Petitioner: Lat Purser & Associates, Inc.
Rezoning Petition No. 2017 - 156

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

PERSONS AND ORGANIZATIONS CONTACTED WITH DATE AND EXPLANATION OF HOW CONTACTED:

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 attached hereto by depositing such notice in the U.S. mail on Saturday, October 28, 2017. A copy of the written notice is attached hereto as Exhibit B.

DATE, TIME AND LOCATION OF MEETING:

The Community Meeting was held on Wednesday, November 8, 2017 at 6:00PM at 1500 W Morehead Street, Suite E, Charlotte, NC 28208.

PERSONS IN ATTENDANCE AT MEETING (see attached copy of sign-in sheet):

The Community Meeting was attended by those individuals identified on the sign-in sheet attached hereto as Exhibit C. The Petitioner was represented at the Community Meeting by Mark H. Miller with Lat Purser & Associates, Inc.

SUMMARY OF PRESENTATION/DISCUSSION:

Mark H. Miller opened the meeting, welcomed the attendees and gave a short introduction of the mission of Lat Purser & Associate's objective of redeveloping 2317 Thrift Road. He then explained the exact location of the site and provided the attendees with a copy of the proposed site plan.

The site is a 3.81 acre site currently zoned I-2 (Industrial - general industrial), and is located along the west side Thrift Road, just south of the Berryhill Road intersection.

He then explained the site was being rezoned to MUDD-O (Mixed Use Development District - Optional). He then explained the rezoning process in general and stated that the purpose of the meeting was to discuss the rezoning request and the conditional site plan and respond to questions and concerns from nearby residents and property owners. He then presented the site plan and pointed out various commitments made by the Petitioner.

He explained that the footprint of the building on the site is not changing and then shared the proposed plans for the site's redevelopment. He explained that most of the property is currently vacant and discussed the layout of the proposed mixed use tenants with retail users on the front side of the site and office uses being located at the rear of the site. He also shared plans to add parking, as well as green space /common space and amenities to the site. Lastly, he shared a broad timeline of the redevelopment.

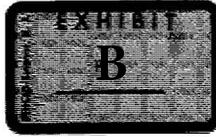
The attendees were then invited to ask questions.

Respectfully submitted, this 9th day of November, 2017.

cc: Mayor and Members of Charlotte City Council
LaWana Mayfield, District Representative



Pet_No	ORGANIZATI	FIRST_NAME	LAST_NAME	STREET_ADD	UNIT_NUM	CITY	STATE	ZIP
2017-156	Ashley Park	Victoria	Corwin	2310 Belfast Dr		Charlotte	NC	28208
2017-156	Biddleville-Smallwood Community Organization	Ashley	Curtis	2220 Roslyn Ave		Charlotte	NC	28208
2017-156	Biddleville-Smallwood Community Organization	Charles	Jones, ESQ	2014 W Trade St		Charlotte	NC	28216
2017-156	Biddleville Residents & Friends	Gerald	Greenberg	2018 West Trade St		Charlotte	NC	28216
2017-156	Blueberry Lane Homes	Amanda	Raymond	2300 Rozzelles Ferry Rd		Charlotte	NC	28216
2017-156	Camp Green Neighborhood Association	Cynthia	Harrison	1933 Camp Greene Street		Charlotte	NC	28208
2017-156	Camp Green Neighborhood Association	Marc	Dickman	2307 Wilkinson Blvd		Charlotte	NC	28208
2017-156	Code for Charlotte	Jill	Bjers	322 Katonah Ave		Charlotte	NC	28208
2017-156	Enderly Park Neighborhood Association	Pam E.	Roberson	3128 Kirkland Av		Charlotte	NC	28208
2017-156	Fairies Farms Homeowners Association	Johnny	White	2901 Coronet Wy		Charlotte	NC	28208
2017-156	Farmington Homeowners Association	Thomas John	Polys	1511 Effingham Rd		Charlotte	NC	28208
2017-156	Grass & Ground Cuttin Grass	Leon	Hollaway	2044 Camp Greene St		Charlotte	NC	28208
2017-156	Greater Enderly Park Neighborhood Assoc	Annie	Anderson	1305 Camp Greene Street		Charlotte	NC	28208
2017-156	Greater West Coalition	J'Tanya	Adams	309 Lima Av		Charlotte	NC	28208
2017-156	Historic Camp Greene Neighborhood Association	Thomas	Harris	2216 Monument St		Charlotte	NC	28208
2017-156	Historic West End Partners	J'Tanya	Adams	309 Lima Av		Charlotte	NC	28208
2017-156	Parkview Community Foundation, Inc	Gwendolyn	Johnson	1105 Pryor St		Charlotte	NC	28208
2017-156	Parkview Community Neighborhood Watch	Gwendolyn	Brown- Johnson	1100 Pryor St		Charlotte	NC	28208
2017-156	Parkview Neighborhood Association	Dorothy	Crowder	2931 Morson St		Charlotte	NC	28208
2017-156	Parkview Neighborhood Association	Sarah	Griffith	1000 Vanizir St		Charlotte	NC	28208
2017-156	Regal Heights Homeowners Association	Eugene & Angela	Perkins	3129 Columbus Cr		Charlotte	NC	28208
2017-156	Seversville Community Organization	J'Tanya	Adams	309 Lima Av		Charlotte	NC	28208
2017-156	Villages Of Leacroft (Fume)	Willie	Jefferson	417 Grandin Rd		Charlotte	NC	28208
2017-156	Wellesford	Darlene	Jones	2415 Columbus Cr		Charlotte	NC	28208
2017-156	Wellington Homeowners Association	Glenn	Gulley	2700 Columbus Cr		Charlotte	NC	28208
2017-156	Wesley Heights	Shannon	Hughes	716 Grandin Road		Charlotte	NC	28208
2017-156	Wesley Heights Community Association	David	Luddy	1524 Duckworth Ave		Charlotte	NC	28208
2017-156	Wesley Heights Community Association	Kris	Kellogg	2813 Columbus Cr		Charlotte	NC	28208
2017-156	Wesley Heights Community Association	Nevada	Graham	2727 Columbus Cr		Charlotte	NC	28208
2017-156	Wesley Heights Neighborhood Association	Stephen	Nett	133 S Summit Ave		Charlotte	NC	28208
2017-156	Wessex Square Homeowners Association	Jeff	Horton	2415 Columbus Cr		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Alberta D.	Falls	2546 Marlowe Av		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Ben	Chambers	2720 Columbus Cr		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Cherez	McClellan	2627 Columbus Cr		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Doma	Herring	2610 Columbus Cr		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Dwight	Campbell	3141 Columbus Cr		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Herbert	Bellamy	2446 Columbus Cr		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Linda S.	Collins	3021 Columbus Cr		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Robert	Blythe	2318 Marlowe Av		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Stephanie	Edwards	2354 Morton St		Charlotte	NC	28208
2017-156	Westerly Hills Neighborhood Association	Walter	Johnson	2438 Marlowe Av		Charlotte	NC	28208
2017-156	Wilmore Neighborhood Association	Colette	Forrest	209 S Summit Ave		Charlotte	NC	28208



NOTICE TO INTERESTED
PARTIES OF
COMMUNITY MEETING

Subject: Community Meeting -- Rezoning Petition filed by Lat Purser & Associates to rezone approximately 3.81 acres located at 2315 Thrift Rd. Charlotte, NC 28208 to allow the redevelopment of the existing building into office and retail uses.

Date and Time
of Meeting: Wednesday, November/8th/2017 at 6pm

Place of Meeting: Rhino Market – 1500 W Morehead St. #E

Petitioner: Lat Purser & Associates – Mark Miller

Petition No.: 2017 - 156

I am assisting Lat Purser & Associates (the "Petitioner") in connection with a Rezoning Petition it has filed with the Charlotte-Mecklenburg Planning Commission seeking to rezone an approximately 3.81 acre site (the "Site") located at 2317 Thrift Rd from the I-2 zoning district to MUDD-O zoning district. The purpose of the rezoning is to permit the redevelopment of the existing building into office and retail uses.

In accordance with the requirements of the City of Charlotte Zoning Ordinance, the Petitioner will hold a Community Meeting prior to the Public Hearing on this Rezoning Petition for the purpose of discussing this rezoning proposal with nearby property owners and organizations. The Charlotte- Mecklenburg Planning Commission's records indicate that you are either a representative of a registered neighborhood organization or an owner of property that adjoins, is located across the street from, or is near the Site.

Accordingly, on behalf of the Petitioner, we give you notice that representatives of the Petitioner will hold a Community Meeting regarding this Rezoning Petition on Wednesday, November 8th at 6pm at Rhino Market – 1500 W Morehead St. The Petitioner's representatives look forward to sharing this rezoning proposal with you and to answering any questions you may have with respect to this Rezoning Petition.

In the meantime, should you have any questions or comments about this matter, please call Mark Miller at 704 519 4247.

cc: LaWana Mayfield – District Representative

Date Mailed: 10/28/17

