

NOTICE TO INTERESTED PARTIES OF A REZONING PETITION
PETITION # 2018-134- HHHunt

Subject: Rezoning Petition No. 2018-134
Petitioner/Developer: HHHunt
Current Land Use: vacant
Existing Zoning: R-4
Rezoning Requested: UR-2(CD)
Date and Time of Meeting: **Monday, November 26th at 7:00 p.m.**
Location of Meeting: Independence Hill Baptist Church
10220 Independence Hill Rd
Huntersville, NC 28078
Date of Notice: 11/15/2018

We are assisting HHHunt (the “Petitioner”) on a Rezoning Petition recently filed to allow the development of the site located at the intersection of Independence Hill Road and Old Statesville Road (the “Site”). 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 ±19.61 acre Site from R-4 to UR-2(CD) to allow the Site to be developed with a residential community with up to 335 dwelling units. The Site is currently vacant.

The proposed buildings are oriented towards Independence Hill Road and the interior public streets, parking areas are located to the rear of the buildings. The Site’s frontage on Independence Hill Road and the interior public streets will be improved with curb and gutter, an eight (8) foot planting strip and an eight (8) foot sidewalk. Buffers, tree save areas, and streetscape improvements will be provided on the Site.

As part of the development of the Site three (3) public streets will be constructed to provide access to the Site. One of the new public streets will provide the Site access to Old Statesville Road the other two (2) public streets will provide the Site access to Independence Hill Road. The proposed public streets will also provide future access to the adjoining properties when they are developed.

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 Monday, November 26th, 2018, at 7:00 p.m. at Independence Hill Baptist Church, 10220 Independence Hill Rd, Huntersville, NC 28078.** 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

Elam Hall, HHHunt
Jeff Brown, Moore & Van Allen, PLLC
Bridget Grant, Moore & Van Allen, PLLC
Keith MacVean, Moore & Van Allen, PLLC

Site Location

