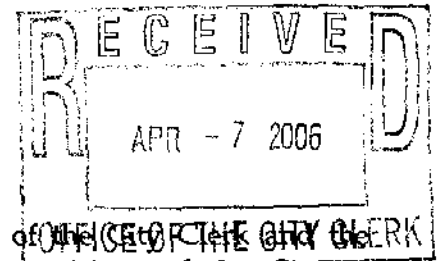


COMMUNITY MEETING REPORT
Petitioner: AAC Acquisitions, LLC
Rezoning Petition No. 2006-005



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-1 attached hereto by depositing such notice in the U.S. mail on March 24, 2006. A copy of the written notice is attached hereto as Exhibit A-2.

DATE, TIME AND LOCATION OF MEETING:

The Community Meeting was held on Monday, April 3, 2006 at 7:00 p.m. at Steele Creek Baptist Church, 9526 Shopton Road West, Charlotte, North Carolina.

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 B. The Petitioner's representatives at the Community Meeting were Barry James and Brooke Gibson of AAC Acquisitions, LLC, Steve Blakley and John Townsend of Kimley-Horn and Associates, Inc., the Petitioner's traffic engineer, Christi Magas and Daniel Windham of Land Design, Petitioner's land planner, and John Carmichael of Kennedy Covington Lobdell & Hickman.

SUMMARY OF ISSUES DISCUSSED:

Other than the Petitioner's representatives, only a few individuals attended the Community Meeting. Therefore, the Community Meeting was very informal. As a result, other than announcing the schedule of events relating to this Rezoning Petition, there was no formal presentation to the individuals who attended the Community Meeting. Rather, those individuals simply spoke with the Petitioner's representatives while reviewing the Petitioner's Conditional Rezoning Plan.

The Petitioner's representatives described the design of the proposed retail and office development, the buildings proposed to be developed on the site and the proposed uses that would be allowed on the site. There was a discussion of the 75-foot Class B buffer to be located along a portion of the site's southern boundary line, and the 100-foot undisturbed Woodland buffer along Sandy Porter Road. There was also a discussion regarding whether there was a timetable for construction of this proposed development, and Barry James indicated that a

timetable had not been set. There was a brief discussion regarding the traffic patterns in the vicinity of the site as well.

The proposed development seemed to be well received by those in attendance.

**CHANGES MADE TO THE PETITION AS A RESULT OF THE COMMUNITY MEETING
AS OF THE DATE HEREOF:**

No changes have been made to this Rezoning Petition or to the Conditional Rezoning Plan as a result of the Community Meeting.

Respectfully submitted, this 7th day of April, 2006.

AAC Acquisitions, LLC, Petitioner

cc: Mr. Keith H. MacVean, Charlotte-Mecklenburg Planning Commission
Ms. Brenda Freeze, Clerk to City Council
Mr. Barry James, AAC

**NOTICE TO INTERESTED PARTIES
OF COMMUNITY MEETING**

Subject: Community Meeting -- Rezoning Petition filed by AAC Acquisitions, LLC to rezone an approximately 18.7 acre site located at Whitehall Park Drive, Arrowood Road and Sandy Porter Road

Date of Meeting: Monday, April 3, 2006 at 7:00 P.M.

Place of Meeting: Steele Creek Baptist Church
9526 Shopton Road West
Charlotte, NC 28278

Petitioner: AAC Acquisitions, LLC

Petition No.: 2006-005

We are assisting AAC Acquisitions, LLC (the "Petitioner") in connection with a Rezoning Petition it has filed with the Charlotte-Mecklenburg Planning Commission seeking to rezone an approximately 18.7 acre site located adjacent to Whitehall Business Park at the intersection of Sandy Porter Road and Arrowood Road from the R-3 and B-1(CD) zoning districts to the B-1(CD) and O-2(CD) zoning districts. The purpose of the requested rezoning is to accommodate a mixed use development comprised of office, retail and restaurant 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 Monday, April 3, 2006 at 7:00 P.M. at Steele Creek Baptist Church, 9526 Shopton Road West, Charlotte, NC. 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. The Petitioner may subsequently amend the conditional rezoning plan that was filed with the Rezoning Petition as a result of comments received at the Community Meeting, comments received from the Charlotte-Mecklenburg Planning Commission Staff and/or the Charlotte Department of Transportation, or as a result of modifications deemed necessary by the Petitioner for any other reason.

In the meantime, should you have any questions or comments about this matter, please call John Carmichael at (704) 331-7509.

Kennedy Covington Lobdell & Hickman, L.L.P.

cc: Mr. Warren Turner, City Council District 3
Mr. Keith H. MacVean, Charlotte-Mecklenburg Planning Commission
Mr. Barry R. James
Ms. Brooke Gibson
Ms. Christy Magas
Mrs. Gail Hinson, Steele Creek Baptist Church



AAC Acquisitions, LLC

Community Meeting Sign-in Sheet
Steele Creek Baptist Church
Monday, April 3, 2006
7:00 P.M.

	NAME	ADDRESS	TELEPHONE	EMAIL ADDRESS
1.	John Carmichael	214 N. Tryon Street 47th Fl.	704-331-7509	
2.	Al Mungro	12238 Winged Rd	588-3913	
3.	Chris Magas	223 N. Graham St	704-333-0325	
4.	DANIEL WINDHAM	223 N. GRAHAM ST.	704-333-0325	
5.	STEVE BLAKLEY	4651 CHARLOTTE PIKE S.E. 300 CHARLOTTE 28217	704-954-7474	
6.	Bryan Gibson	214 Montford Dr 78701	714-295-4000	
7.	Jeff Gordon	3632 Sandy Porter Rd	704-588-7446	
8.	John Townsend	4651 Charlotte Pike Drive	704-954-1766	
9.	JIM TEAT	2927 Maple Ave.	704-344-9333	
10.	Dave Wiggins	13938 Dingess Rd Cit 28276	704-584-3453	
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