

NOTICE TO INTERESTED PARTIES OF A REZONING PETITION
PETITION #2026-035

Subject: Rezoning Petition No. 2026-035

Petitioner/Developer: DreamKey Partners

Current Land Use: Residential

Existing Zoning: N1-B (Neighborhood -1, B, Conditional)

Rezoning Requested: N2-A (CD) (Neighborhood -2, A, Conditional)

Date and Time of Meeting: **Monday, June 29, 2026, at 6:00 PM**

Virtual Meeting Registration: *Please send an email to CommunityMeeting@mvalaw.com to receive a secure meeting link and reference petition# 2026-035.*

Date of Notice: 6/16/2026

Moore & VanAllen is assisting DreamKey Partners (the “Petitioner”) on a recently filed request to rezone an approximately ±6.0-acre site located at 3998 Beatties Ford Road in Charlotte, North Carolina (the “Site”) from N1-B to N2-A(CD). The request is to allow development of the site with a residential community consisting of duplex, triplex and quadraplex units. Access to the site will be from the Old Point Comfort Phase 1 neighborhood adjacent to the site, and off Beatties Ford Road.

The Petitioner will hold a **Virtual Community Meeting** to discuss this rezoning proposal with nearby property owners and organizations. The Charlotte-Mecklenburg Planning, Design and Development 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 extend an invitation to participate in the upcoming Virtual Community Meeting to be held on Monday, June 29, 2026, at 6:00 p.m.

Please send an email by June 26th to CommunityMeeting@mvalaw.com to receive a secure virtual meeting link and reference Petition #2026-035.

Representatives of the Petitioner look forward to discussing this rezoning proposal with you at the Virtual Community Meeting. Thank you.

cc: Malcolm Graham, Charlotte City Council District 2 Representative
Holly Cramer, Charlotte Planning, Design and Development Department
Dan Cimaglia, DreamKey Partners
Bridget Grant, Moore & Van Allen, PLLC

Site Location:



2026-035: DreamKey Partners

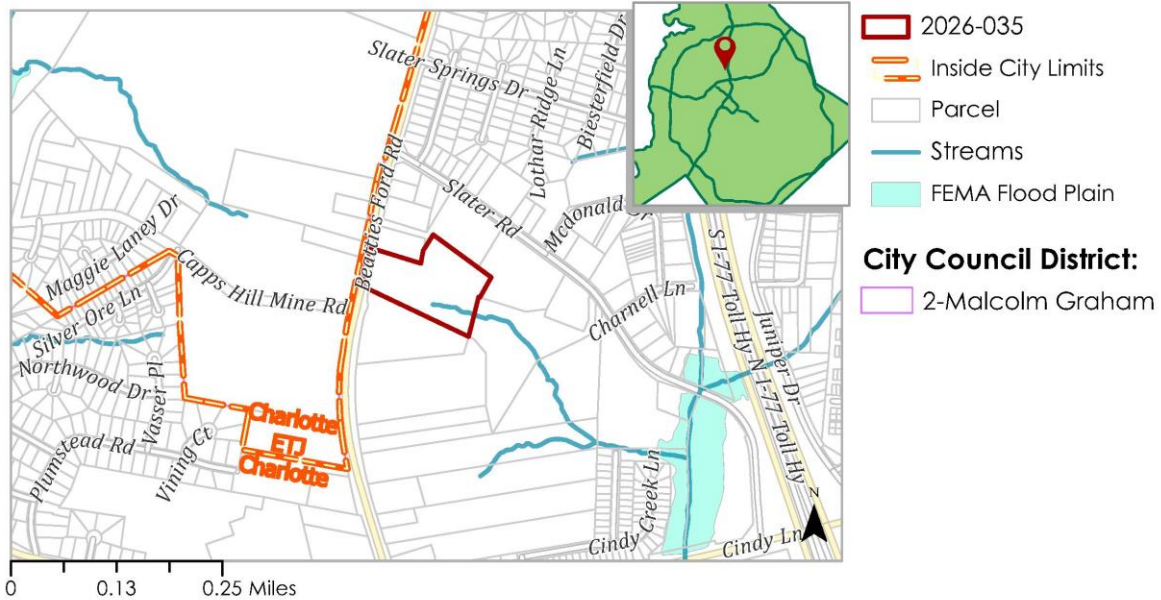
Parcel(s):
04108110

Current Zoning:
N1-B (Neighborhood 1-B)

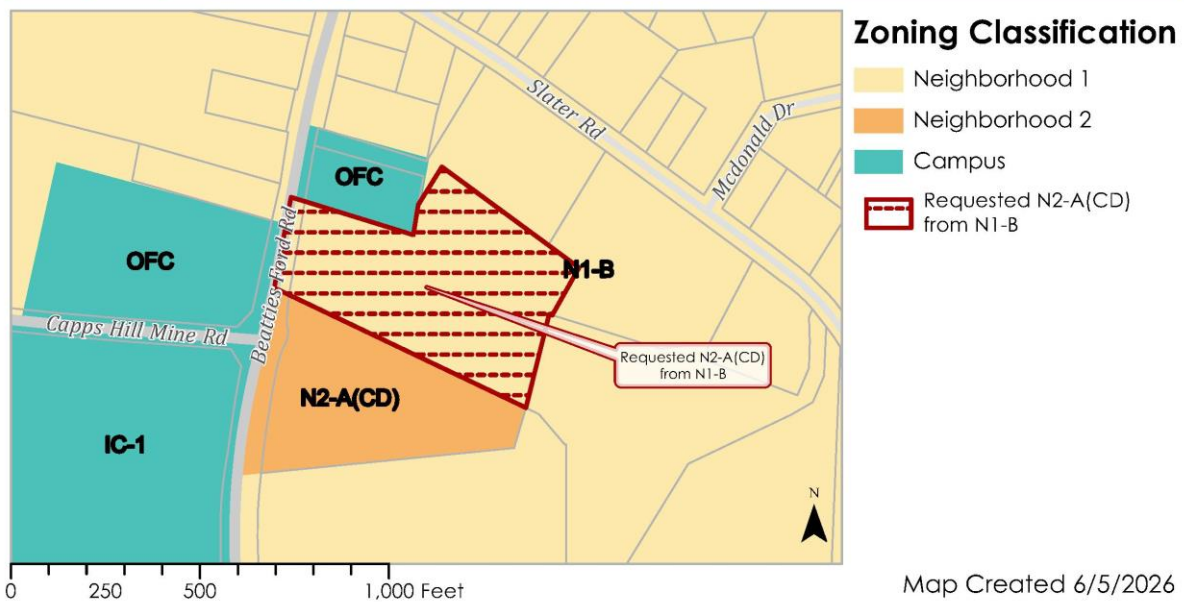
Requested Zoning:
N2-A(CD) (Neighborhood 2-B)

Size:
Approximately 6 acres

Location of Requested Rezoning



Existing Zoning & Rezoning Request



Map Created 6/5/2026