

NOTICE TO INTERESTED PARTIES OF A REZONING PETITION
PETITION #2026-037

Subject: Rezoning Petition No. 2026-037
Petitioner/Developer: Historical Excelsior Inc.
Current Land Use: Commercial & Vacant
Existing Zoning: NC (Neighborhood Center) & N1 - C (Neighborhood 1-C)
Rezoning Requested: CAC-1(EX) (Community Activity Center 1, Exception) & N2-C(CD) (Neighborhood 2 - C, Conditional)

Date and Time of Meeting: **Thursday, July 9, 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# 2026-037.*

Date of Notice: 6/25/2026

Moore & VanAllen is assisting Historical Excelsior, Inc. (the “Petitioner”) on a recently filed request to rezone an approximately ±0.88-acre site located at 913 Beatties Ford Road in Charlotte, North Carolina (the “Site”) from NC and N1-C to CAC-1(EX) and N2-C(CD). The request is to allow redevelopment of the Site with a new Excelsior Club that honors and reflects the Site’s historic legacy. Although the use was permitted under the prior zoning, the zoning districts created through the Unified Development Ordinance do not permit the use. As a result, a rezoning is necessary to implement the proposed project.

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 Thursday, July 9, 2026, at 6:00 p.m.

Please send an email by July 8th to CommunityMeeting@mvalaw.com to receive a secure virtual meeting link and reference Petition #2026-037.

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
Shawn Kennedy, Historical Excelsior, Inc.
Bridget Grant, Moore & Van Allen, PLLC

Site Location:



2026-037: Historical Excelsior Inc.

Parcel(s):
06906619, 06906620, 06906621, 06906623, 06906624

Current Zoning:
N1-C (Neighborhood 1-C), NC (Neighborhood Center)

Requested Zoning:
N2-C(CD) (Neighborhood 2-C, Conditional),
CAC-1(EX) (Community Activity Center, Exception)

Size:
Approximately 0.88 acres

Location of Requested Rezoning



Existing Zoning & Rezoning Request

