

OFFICIAL COMMUNITY MEETING REPORT

Petitioner: Thurman Brooks

Rezoning Petition No.: RZP-2026-005

Property Location: 9253 Statesville Road, Charlotte, NC

This Community Meeting Report is being filed with the Office of the City Clerk and the Charlotte-Mecklenburg Planning, Design, and Development Staff pursuant to the provisions of the City of Charlotte Unified Development Ordinance (UDO).

1. PERSONS AND ORGANIZATIONS CONTACTED (Including Date and Explanation of Contact)

A representative of the Petitioner mailed written notice of the date, time, and virtual format for the Community Meeting to the adjacent property owners and neighborhood organizations set out on Exhibit A attached hereto. These notices were deposited in the U.S. mail on March 12, 2026. A copy of the written notice is attached hereto as Exhibit B.

2. DATE, TIME, AND FORMAT OF MEETING

The Virtual Community Meeting was scheduled and hosted via the Zoom platform on **March 26, 2026 at 6:30 PM.**

- **RSVP Process:** Recipients of the notice letter were directed to RSVP via email or phone to a member of the Petitioner's team to receive the direct link to the virtual meeting. They were also advised to reach out if they had any other questions or concerns.

3. MEETING PARTICIPATION

The Virtual Community Meeting had zero (0) attendees from the community, as reflected in the sign-in/attendance sheet (Exhibit C). The Petitioner, Thurman Brooks, hosted the Virtual Community Meeting.

4. SUMMARY OF PRESENTATION / DISCUSSION

No formal presentation was given and no discussion occurred, as no community members attended the meeting.

EXHIBIT A

2026-005	TAXPID	OWNERLASTN	OWNERFIRST	COWN	OWNERLAST	MAILADDR1	CITY	STATE	ZIPCODE	PHYSICAL ADDRESS	PHYSIC
			RST	ERRS							AL ZIP
2026-005	02509210	NORTHLAKE HOSPITALITY LLC				10801 JOHNSTON RD STE 220	CHARLOTTE	NC	28226-7856	9315 STATESVILLE RD CHARLOTTE NC	28269
2026-005	02509211	PEO HOLDING 4 LLC				8111 SMITHS MILL RD	NEW ALBANY	OH	43054	9253 STATESVILLE RD CHARLOTTE NC	28269
2026-005	02509212	SERIES 7000NC OF LIVING PONO LLC			ATTN:PROPERTY TAX DEPT. JIB #006804	9357 SPECTRUM CENTER BLVD	SAN DIEGO	CA	92123-1516	7000 W W T HARRIS BV CHARLOTTE NC	28269
2026-005	02509213	WTH TIMES LLC				PO BOX 795	LINCOLNTON	NC	28093	7008 W W T HARRIS BV CHARLOTTE NC	28269
2026-005	02511102	CL HARRIS CORNERS NC LP				3300 ENTERPRISE PKWY	BEACHWOOD	OH	44122-7200	9200 HARRIS CORNERS PY CHARLOTTE NC	28269
2026-005	02511501	EH21 LLC				1621 N KENT ST STE 1115	ARLINGTON	VA	22209	9110 HARRIS CORNERS PY CHARLOTTE NC	28269
2026-005	02511503	JINC LLC				5614 ZION CHURCH RD	CONCORD	NC	28025	9130 HARRIS CORNERS PY CHARLOTTE NC	28269
2026-005	02511504	AM NORTHLAKE PROPERTY LLC				144 TWIN SISTERS LN	MOORESVILLE	NC	28117	9120 HARRIS CORNERS PY CHARLOTTE NC	28269
2026-005	02526102	APG INDUSTRIAL CHARLOTTE LLC			C/O ALTERRA PROPERTY GROUP LLC	414 SOUTH 16TH ST STE 100	PHILADELPHIA	PA	19146	9326 STATESVILLE RD CHARLOTTE NC	28269
2026-005	02526103	REAMES ROAD CHARLOTTE LLC				1105 BAYFIELD DR	RALEIGH	NC	27606	10601 REAMES RD CHARLOTTE NC	28269
2026-005	02526109	LEVEL THREE COMMUNICATIONS LLC				1025 ELDORADO BV	BROOMFIELD	CO	80021-8869	STATESVILLE RD CHARLOTTE NC	28269

EXHIBIT B

NOTICE TO INTERESTED PARTIES
OF COMMUNITY MEETING

Subject: Community Meeting - Rezoning Petition filed by Thurman Brooks to rezone approximately 1.53 acres located at 9253 Statesville Rd

Date and Time of Meeting: Thursday March 26, 2026, starting at 6:30 p.m.

Place of Meeting: Virtual

Petitioner: Thurman Brooks

Petition No.: RZP-2026-005

Thurman Brooks (the "Petitioner") has filed a Rezoning Petition with the Charlotte Planning, Design & Development Department seeking to rezone an approximately 1.53-acre site (the "Site") located at 9253 Statesville Road, Charlotte, NC 28269 from the ML-1 zoning district to CG zoning district. The purpose of the rezoning is to bring the property's zoning into alignment with:

- **Historical Use:** The long-standing commercial character of the subject property and its historical operations.
- **Surrounding Context:** The established commercial uses of the immediate neighboring parcels along the Statesville Road corridor.
- **2040 Policy:** The Place Type recommendations found in the Charlotte Future 2040 Comprehensive Plan, ensuring the property conforms to the city's long-term growth and land-use goals.

There is no proposed new development or change with existing tenant.

For more information on this petition, please go to the Link: <https://www.charlottenc.gov/Growth-and-Development/Planning-and-Development/Rezoning/2026/2026-005>

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 to discuss this rezoning proposal with nearby property owners and organizations. The Charlotte Planning, Design and Development Department's records indicate that either you are 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, we are giving you notice that the Petitioner will hold a virtual Community Meeting regarding this Rezoning Petition on Thursday March 26, 2026, starting at 6:30 p.m.. The Petitioner and representative's look forward to sharing this rezoning proposal with you and to answering any questions you may have with respect to this Rezoning Petition.

RSVP INSTRUCTIONS: If you are interested in attending the live virtual discussion at the scheduled time, please send an email to tbrooks@providencegroup.com and you will be provided with a link to RSVP and receive access information for the virtual meeting. Please reference the petitioner ("Thurman Brooks") or the property location ("9253 Statesville Road") in your email so we can send you the proper link.

In the meantime, should you have any questions or comments about this matter, please call Thurman Brooks at 704-644-4585 or send an email to tbrooks@providencegroup.com.

Date Mailed: March 12, 2026

cc: Renee Johnson - District 4

EXHIBIT C

