

COMMUNITY MEETING FORM 2007-099

Date of original contact: 6-19-07

Persons and Organizations contacted with date and explanation of how contacted:

ALL PERSONS AND ORGANIZATIONS WERE CONTACTED VIA DIRECT
MAIL ON 6-19-07. SEE ATTACHED "EXHIBIT A" FOR A LIST OF THOSE
PERSONS CONTACTED.

Date, time and location of meeting. THURSDAY, JUNE 28TH, 2007, AT 6:00 PM AT
HOLY TRINITY GREEK ORTHODOX AT 600 EAST BOULEVARD.

Persons in attendance at meeting: (Include a copy of the sign in sheet).

Summary of issues discussed and changes made to the petition as a result of the meeting:

- VISION STATEMENT FOR OUR FIRM, BOULEVARD CENTRO, AND SUMMARIZED PROJECT HISTORY
- BACKGROUND OF CURRENT POSITIONS OF HDC, DCDA, AND PLANNING
- EXPLANATION OF NEW PLAN AND PROGRESSION OF PROJECT
- EXPLANATION THAT MAKING ENTIRE NEW BUILDING 3-STORIES DOES NOT MAKE A VIABLE PRO FORM
- DISCUSSION ABOUT RENOVATION OF EXISTING APARTMENT BUILDING
- DISCUSSION ABOUT ADDED ON STREET PARKING

CONT.

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Note that in the event the petitioner has not held at least one meeting as required, the petitioner must file a report documenting efforts that were made to arrange such a meeting and stating the reasons such a meeting was not held.

- DISCUSSIONS ON HEIGHT AND DENSITY
 - SOME NEIGHBORS STILL CONCERNED
 - OTHERS THINK IT WILL HELP COMPLIMENT EXISTING STREETScape
- NO CHANGES TO BE MADE TO THE PETITION AS A RESULT OF THIS MEETING

ETALON REZONING
PETITION # 2007-098

PLEASE SIGN:

NAME:

ADDRESS:

DICK GRIFFIN

4119 FAIRWAY DOWNS

KEVIN DEERY & Mary 4300 ROSECLIFF

Wally Burlingham

8057 Strawberry Lane

Fred & Lynn Charles

4125 Woodfox Dr

LANCE OLLIVIERRE

4138 WOODFOX DRIVE

REZONING PETITION 2007-099

Community Meeting
Sign In Sheet
June 28, 2007

Jack Fenlon
NAME

409 E. Worthington Ave / DCDA
ADDRESS / ORGANIZATION

JASON THOMPSON
NAME

1912 EUCLID AVE
ADDRESS / ORGANIZATION

DAVID FULLER
NAME

1920 EUCLID - OWNER REP
ADDRESS / ORGANIZATION

NAME

ADDRESS / ORGANIZATION

NAME

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B O U L E V A R D CENTRO

June 19, 2007

Dear Neighbor,

Since the end of last year our firm, Boulevard Centro, has been working on a plan to redevelop a portion of the block at northwest corner of the intersection between Tremont Avenue and Euclid Avenue. This exciting new residential project will include the restoration of two historic structures; the 12-unit apartment building at 1920 Euclid Avenue and the single family house at 325 Tremont Avenue. In addition we will create 36 new for sale residential condos and associated parking for the entire project.

As part of this process the site must be rezoned to allow for the proposed use. The property is currently a combination of B-1 and R22-MF zoning and is being used as office space, single-family residential and multi-family residential. We have applied to rezone all of the parcels to UR-2(CD) under rezoning petition 2007-099. This rezoning will allow for a plan that makes an appropriate transition from the adjacent 4-story Tidewater project to the single family homes on the opposite side of Euclid from the site.

We would like to share the new plan with you, as neighbors of this development, in a meeting we have scheduled for Thursday, June 28th, 2007, at 6:00 p.m. It will take place at Holy Trinity Greek Orthodox Church at 600 East Boulevard, Charlotte, in the Social Room. Hopefully you can attend this meeting to see what we propose and let us know your thoughts on the project.

Sincerely,



David F. Furman

Rezoning Petition 2007-099

**Tremont & Euclid Avenue
Boulevard Centro**

**Community Meeting
June 28, 2007**

// COMMUNITY MEETING NOTES #099-2007 //

6:10 CALL TO ORDER

DAVID INTRODUCES CENTRO

"

GOES THROUGH HISTORY OF OUR PROJECT

TELLS ABOUT DCDA, HDC, PLANNING

QUESTIONS ABOUT APARTMENT BUILDING

- DENSITY HEIGHT CHANGING?
- EXTERIOR RENOVATION/ADDITION?

DAVID GOES THROUGH EXISTING HOMES

QUESTION ABOUT WHAT HDC IS SAYING

DAVID EXPLAINS

DAVID EXPLAINS NEW PLAN/RUNS THROUGH BLDG

QUESTIONS:

WHY NOT 3-STORY EVERYWHERE?

ECONOMICS, NOT ENOUGH SF

WHAT ABOUT THE ON-STREET PARKING?

EXPLAIN DOT LETTER

PROP OWNER SAYS HE WOULD WELCOME
ON STREET
MORE PARKING ^ B/C SLOWER TRAFFIC

DO WE ANTICIPATE STAFF RECOMMENDATION

PLANNING:NO, HDC:NO, DINKWORTH:NO

STILL CONCERNED ABOUT HEIGHT/DENSITY

JASON SAYS STREETSCAPE MAY IMPROVE