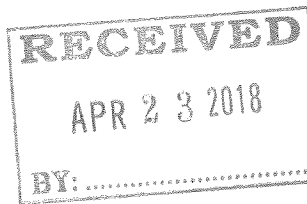


Rezoning Petition Packet

Petitions:
2018-064 through 2018-079

Petitions that were submitted in June 2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-064

Petition #:	
Date Filed:	4/23/2018
Received By:	Rf

Complete All Fields (Use additional pages if needed)

Property Owner: Pontus Vault Portfolio, LLC

Owner's Address: 875 Prospect Street Suite 303 City, State, Zip: La Jolla, CA 92037

Date Property Acquired: 04/27/2016 - Map Book 25, Page 147

Property Address: 8700 University Executive Park Drive

Tax Parcel Number(s): 04721124

Current Land Use: SunTrust Bank Size (Acres): 2.033

Existing Zoning: O-15 (CD) Proposed Zoning: B-2 (CD)

Overlay: None (Specify PED, Watershed, Historic District, etc.)

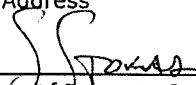
Required Rezoning Pre-Application Meeting* with: Planning Staff (Sonja Sanders, Rick Grochoske, Mandy Rosen, etc.
Date of meeting: March 27, 2018

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): Yes/ 5 yr

Purpose/description of Conditional Zoning Plan: Request rezoning of existing parcel from O-15 (CD) to B-2 (CD) to allow the construction of a Restaurant or any other use allowed within the B-2 zoning district

G. Robert George & Assoc., Inc. (Michael White)
Name of Rezoning Agent
P.O. 32158
Agent's Address
Charleston, SC 29714
City, State, Zip
843-556-4261 571-0276
Telephone Number Fax Number
grgassoc@comcast.net
E-Mail Address

Signature of Property Owner
SCOTT SIDKAS
(Name Typed / Printed)

Chick-fil-A, Inc. (Nate Thompson)
Name of Petitioner(s)
5200 Buffington Road
Address of Petitioner(s)
Atlanta, GA 30349-2998
City, State, Zip
770-363-2863 404-864-8550
Telephone Number Fax Number
nate.thompson@cfacorp.com
E-Mail Address

Signature of Petitioner
Nate Thompson
(Name Typed / Printed)

2018-064: Chick-fil-A, Inc.

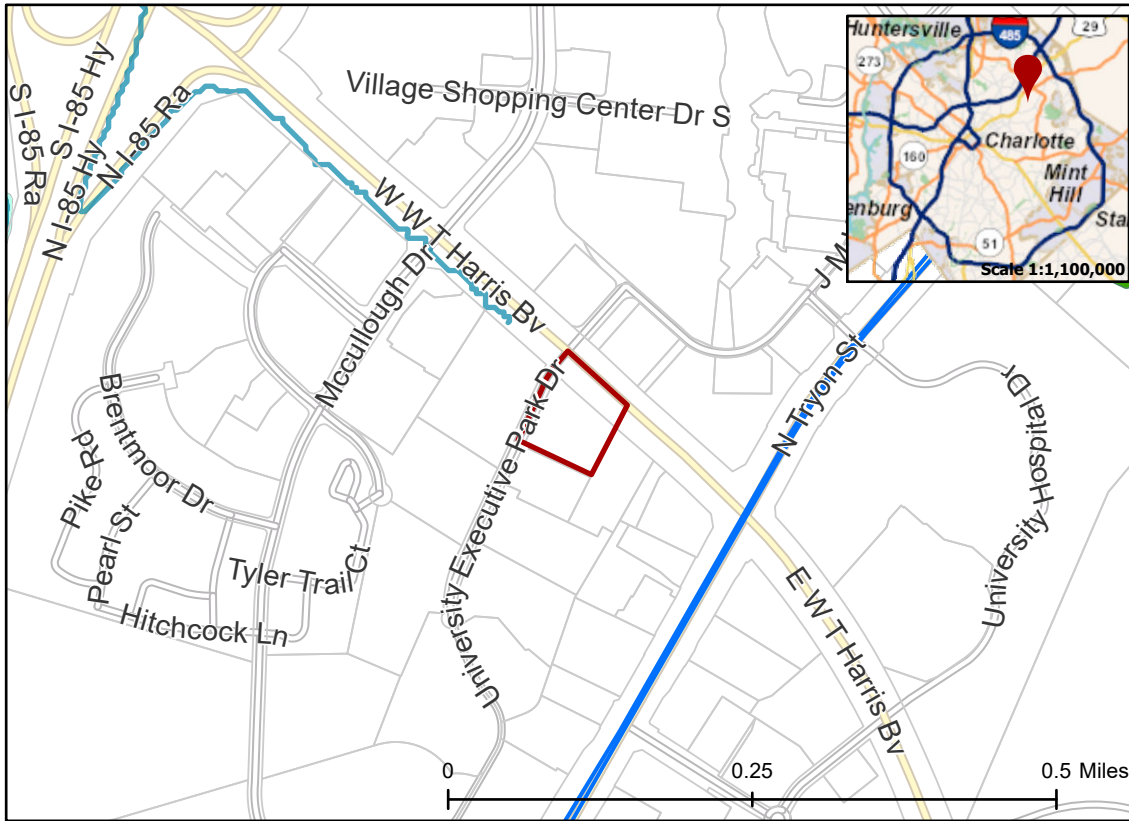
Current Zoning O-15(CD) (Office, Conditional)

Requested Zoning B-2(CD) 5 Year Vested(General Business, Conditional) with
5 Year Vested Rights

Approximately 2.033 acres

Location of Requested Rezoning

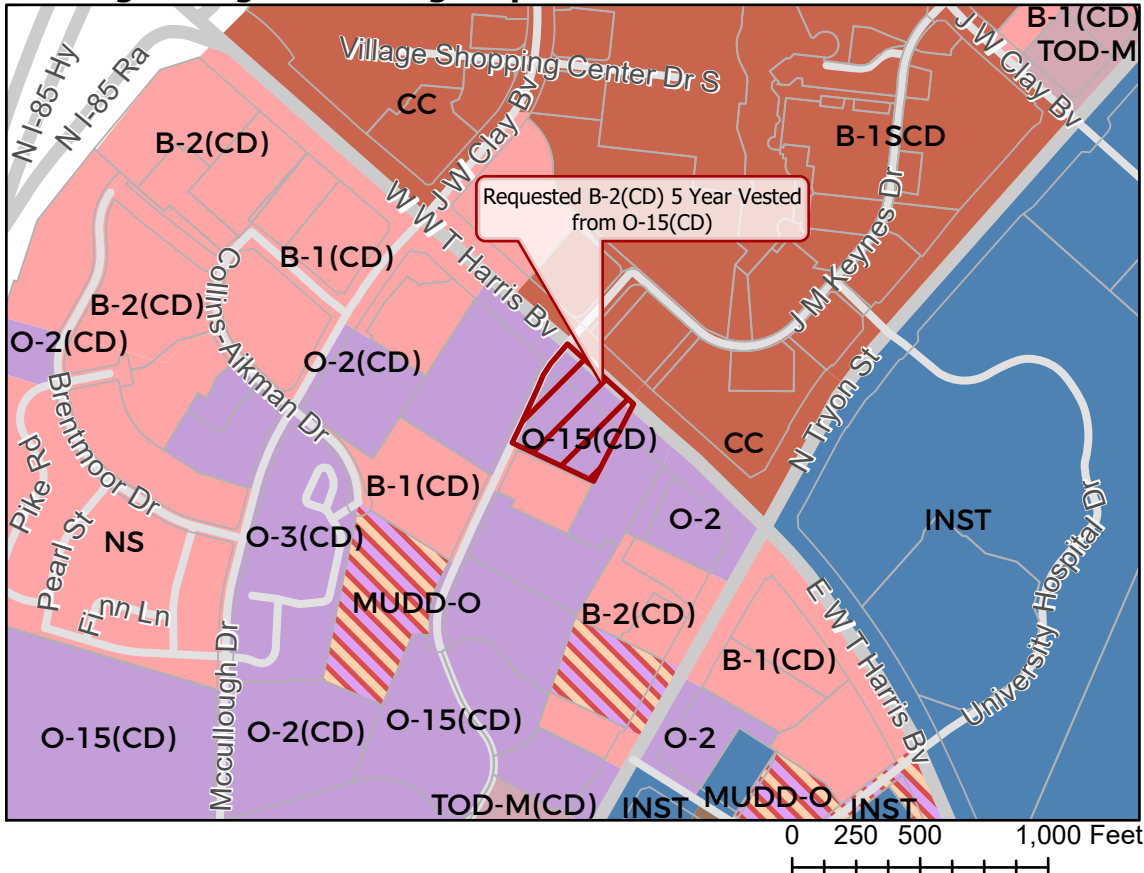
Rezoning Map



- 2018-064
- Inside City Limits
- Parcel
- LYNX Blue Line Station
- LYNX Blue Line
- Greenway
- Streams
- FEMA Flood Plain
- City Council District
- 4-Gregory A. Phipps



Existing Zoning & Rezoning Request



- Requested B-2(CD)
5 Year Vested from O-15(CD)
- Zoning Classification
- Institutional
- Office
- Business
- Commercial Center
- General Industrial
- Mixed Use
- Transit-Oriented

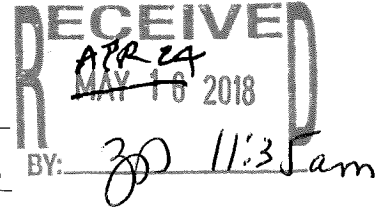


Map Created 6/5/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**

2018-065

Petition #: _____
Date Filed: 4/24/2018
Received By: BH



Complete All Fields (Use additional pages if needed)

Property Owner: South Atlantic Equipment Co., Inc.
Owner's Address: 1501 Charlotte Hwy (PO Box 501) City, State, Zip: Monroe NC 28110
Date Property Acquired: 5/25/2006 / 11/11/2008
Property Address: N. Tryon St. + W. Pavilion Blvd.
Tax Parcel Number(s): 62 905 217 / 02 937 166
Current Land Use: Commercial Size (Acres): 1.09 ac / 1.629 ac.
Existing Zoning: NS Proposed Zoning: NC (SPA)
Overlay: _____ (Specify PED, Watershed, Historic District, etc.)
Required Rezoning Pre-Application Meeting* with: Monica Holmes / Mandy Rosen
Date of meeting: 8/22/2017 w/ follow-up mts. on 9/25/2017 and 4/24/18 OKO
(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? ☒ Yes ☐ No. Number of years (maximum of 5): 5
Purpose/description of Conditional Zoning Plan: site plan amendment

Ken Orndorff
Name of Rezoning Agent
10815 Sikes Place, #300
Agent's Address
Charlotte NC 28277
City, State, Zip
704 321 1000 704 321 1001
Telephone Number Fax Number
Ken @ rataymiller.com
E-Mail Address
John F Joyner
Signature of Property Owner
John F Joyner
(Name Typed / Printed)

Ratay Miller Properties
Name of Petitioner(s)
10815 Sikes Place, Suite 300
Address of Petitioner(s)
Charlotte NC 28277
City, State, Zip
704 321 1000 704 321 1001
Telephone Number Fax Number
Ken @ rataymiller.com
E-Mail Address
G. Kenneth Orndorff
Signature of Petitioner
G. Kenneth Orndorff
(Name Typed / Printed)

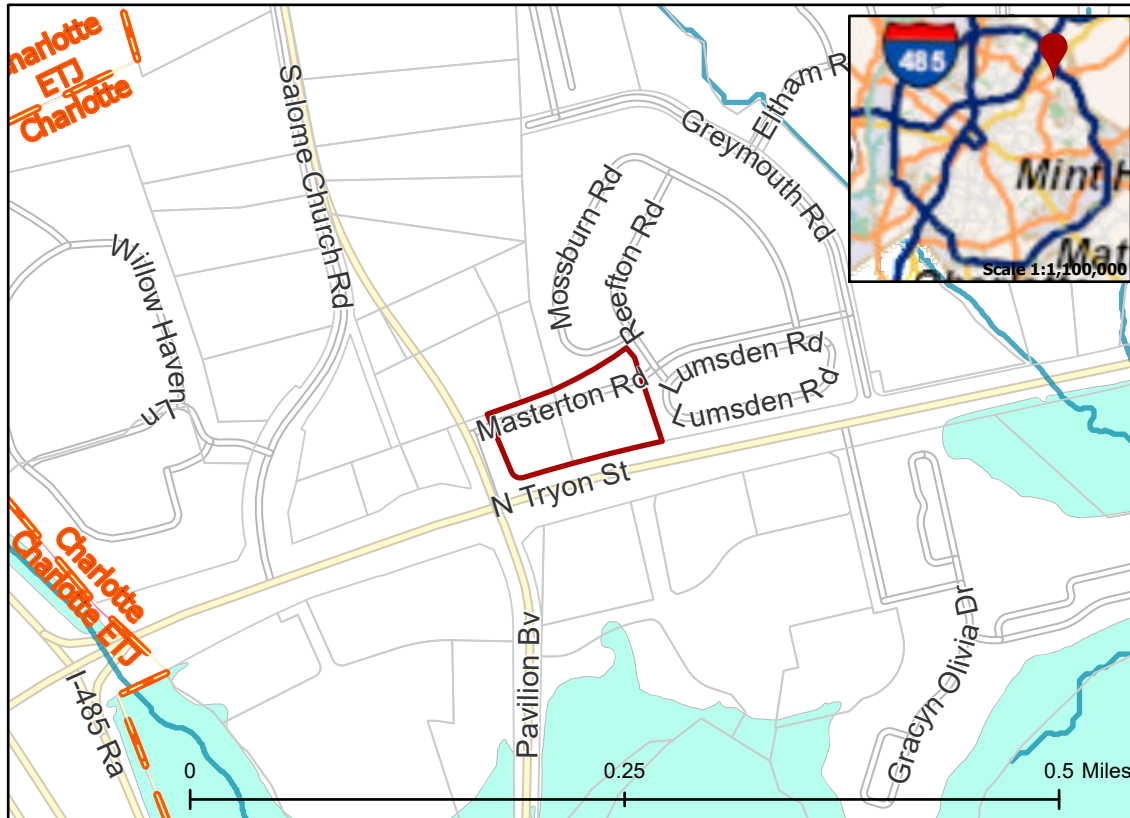
2018-065: Raley Miller Properties
Current Zoning NS (Neighborhood Services)

Requested Zoning NS SPA 5 Year Vested (Neighborhood Services, Site Plan Amendment) with 5 Year Vested Rights

Approximately 2.719 acres

Location of Requested Rezoning

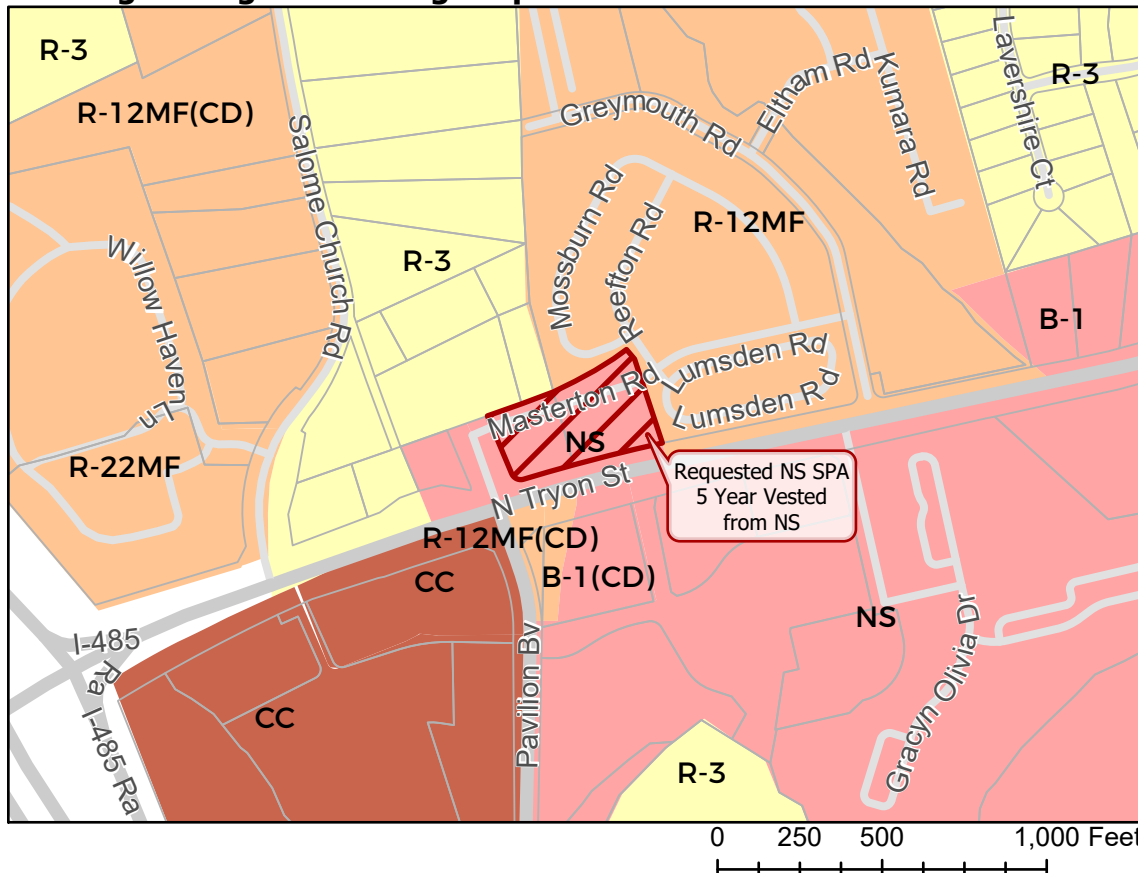
Rezoning Map



- 2018-065
- Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain
- City Council District
- 4-Gregory A. Phipps



Existing Zoning & Rezoning Request

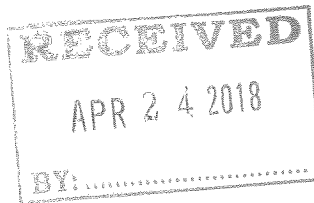


- Requested NS SPA 5 Year Vested from NS
- Zoning Classification**
- Single Family
- Manufactured Home
- Multi-Family
- Business
- Commercial Center



Map Created 7/9/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-066

Petition #:	
Date Filed:	4/24/2018
Received By:	Bj

Complete All Fields (Use additional pages if needed)

Property Owner: Pike Development Company LLC
Owner's Address: 1401 Central Ave Suite 2006 City, State, Zip: Charlotte, NC 28205
Date Property Acquired: 02/23/18
Property Address: 3101 Providence Rd Charlotte, NC 28211
Tax Parcel Number(s): 18504208
Current Land Use: Single Family Home Size (Acres): .821 acres
Existing Zoning: R-3 Proposed Zoning: R-4
Overlay: _____ (Specify PED, Watershed, Historic District, etc.)
Required Rezoning Pre-Application Meeting* with: John Kinley
Date of meeting: 2/27/18

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

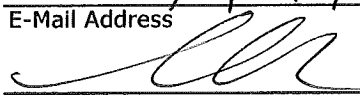
For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): _____

Purpose/description of Conditional Zoning Plan: _____

Anthony Moore
Name of Rezoning Agent
1401 Central Ave Suite 200-6
Agent's Address
Charlotte, NC 28205
City, State, Zip
707-332-3332
Telephone Number Fax Number
anthony@pikepropertiesllc.com
E-Mail Address

Signature of Property Owner
Anthony Moore
(Name Typed / Printed)

Anthony Moore
Name of Petitioner(s)
1401 Central Ave Suite 200-6
Address of Petitioner(s)
Charlotte, NC 28205
City, State, Zip
707-332-3332
Telephone Number Fax Number
anthony@pikepropertiesllc.com
E-Mail Address

Signature of Petitioner
Anthony Moore
(Name Typed / Printed)

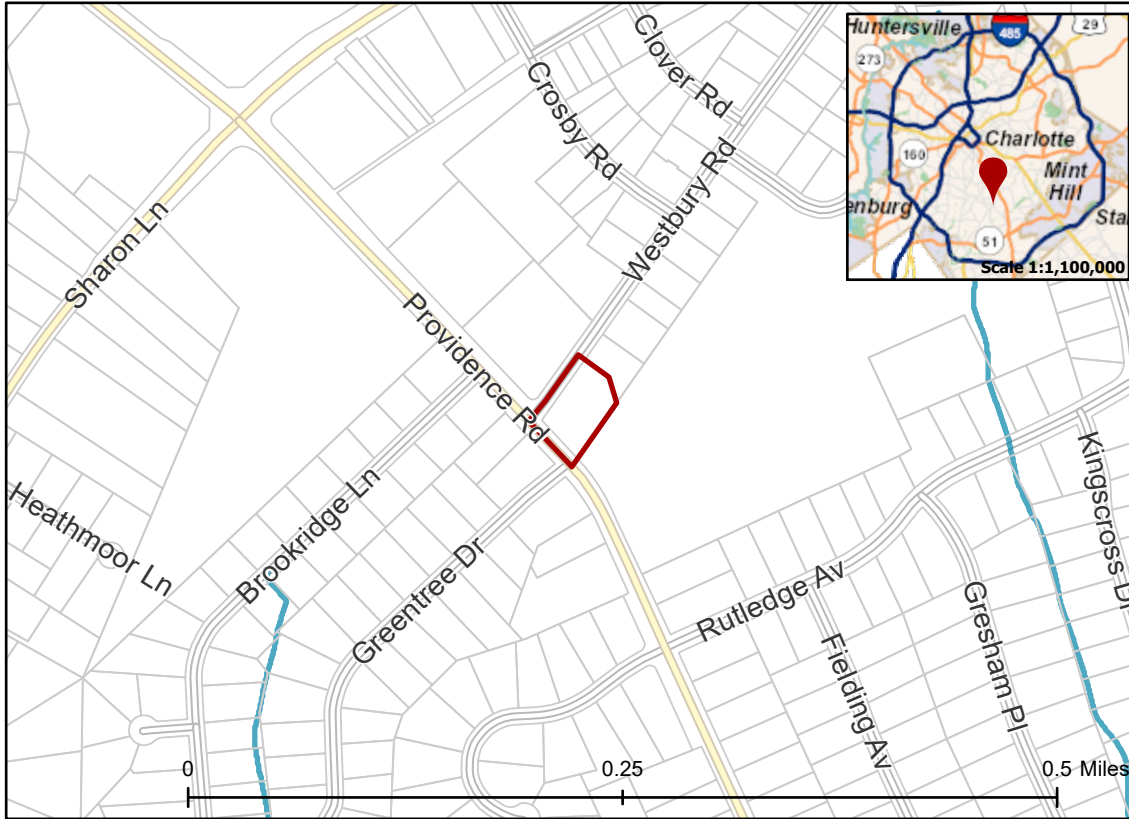
2018-066: Anthony Moore

Current Zoning R-3 (Single-Family Residential)

Requested Zoning R-4 (Single-Family Residential)

Approximately .821 acres

Location of Requested Rezoning



Rezoning Map



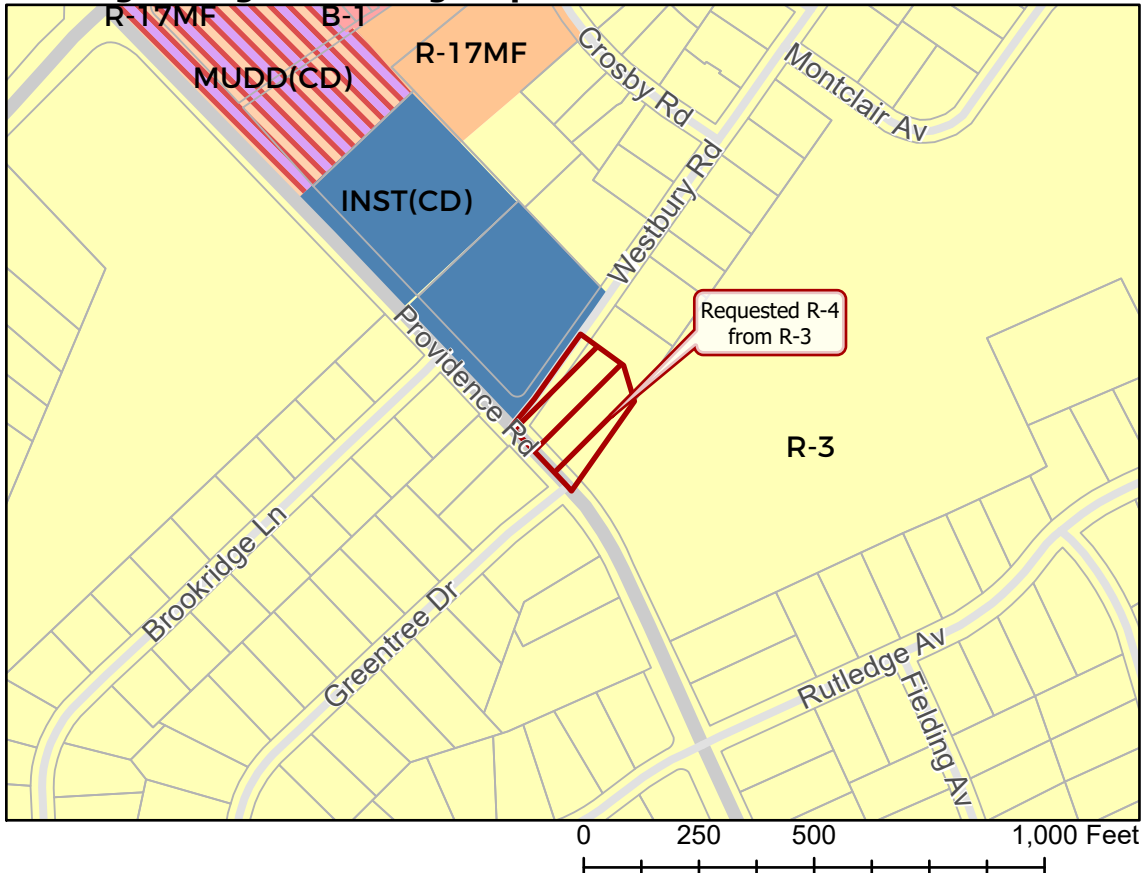
- 2018-066
- Inside City Limits
- Parcel
- Streams

City Council District

- 6-Tariq Bokhari



Existing Zoning & Rezoning Request



- Requested R-4 from R-3

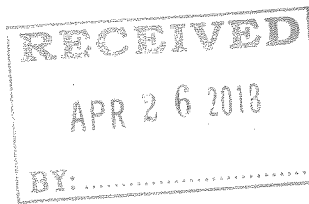
Zoning Classification

- Single Family
- Multi-Family
- Institutional
- Business
- Mixed Use



Map Created 6/5/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-067

Petition #:	
Date Filed:	4/26/2018
Received By:	PH

Complete All Fields (Use additional pages if needed)

Property Owner: Phyllis Stewart

Owner's Address: 5100 Glen Forest Drive City, State, Zip: Raleigh, NC 27612

Date Property Acquired: July 10, 1998 and February 8, 1999

Property Address: Mallard Creek Road

Tax Parcel Number(s): Portions of Tax Parcels Nos. 029-191-13, 029-191-14 and 029-191-15

Current Land Use: Vacant Size (Acres): 14.9 ~~15.68~~ acres

Existing Zoning: R-3 Proposed Zoning: UR-2 (CD)

Overlay: N/A (Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: Alberto Gonzalez, Josh Weaver, Grant Meacci, et al.

Date of meeting: April 9, 2018

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team member is held.)

For Conditional Rezonings Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): N/A

Purpose/description of Conditional Zoning Plan: To accommodate the development of a residential community on the site that could contain up to 189 single family attached dwelling units (townhomes).

John Carmichael (Robinson Bradshaw)
Name of Rezoning Agent

101 N. Tryon Street, Suite 1900
Agent's Address

Charlotte, NC 28246
City, State, Zip

704-377-8341
Telephone Number Fax Number

jcarmichael@robinsonbradshaw.com
E-Mail Address

See Attached Joinder Agreement
Signature of Property Owner

(Name Typed / Printed)

NVR, Inc. (c/o Mallie M. Colavita)
Name of Petitioner(s)

10710 Sikes Place, Suite 200
Address of Petitioner(s)

Charlotte, NC 28277
City, State, Zip

704-815-3519
Telephone Number Fax Number

mcolavit@nvrinc.com
E-Mail Address

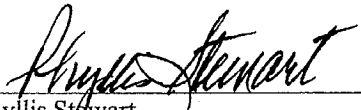
NVR, INC.
By: [Signature]
Signature of Petitioner

Mallie Colavita
(Name Typed / Printed)

**REZONING APPLICATION FILED BY NVR, INC.
JOINDER AGREEMENT**

The undersigned, as the owner of those parcels of land subject to the attached Rezoning Application filed by NVR, Inc. that are designated as Tax Parcel Nos. 029-191-13, 029-191-14 and 029-191-15 (the "Site"), hereby joins in this Rezoning Application and consents to the change in zoning for the relevant portions of the Site from the R-3 zoning district to the UR-2 (CD) zoning district as more particularly depicted on the related conditional rezoning plan, and to subsequent changes to the conditional rezoning plan.

This 18 day of April, 2018.



Phyllis Stewart

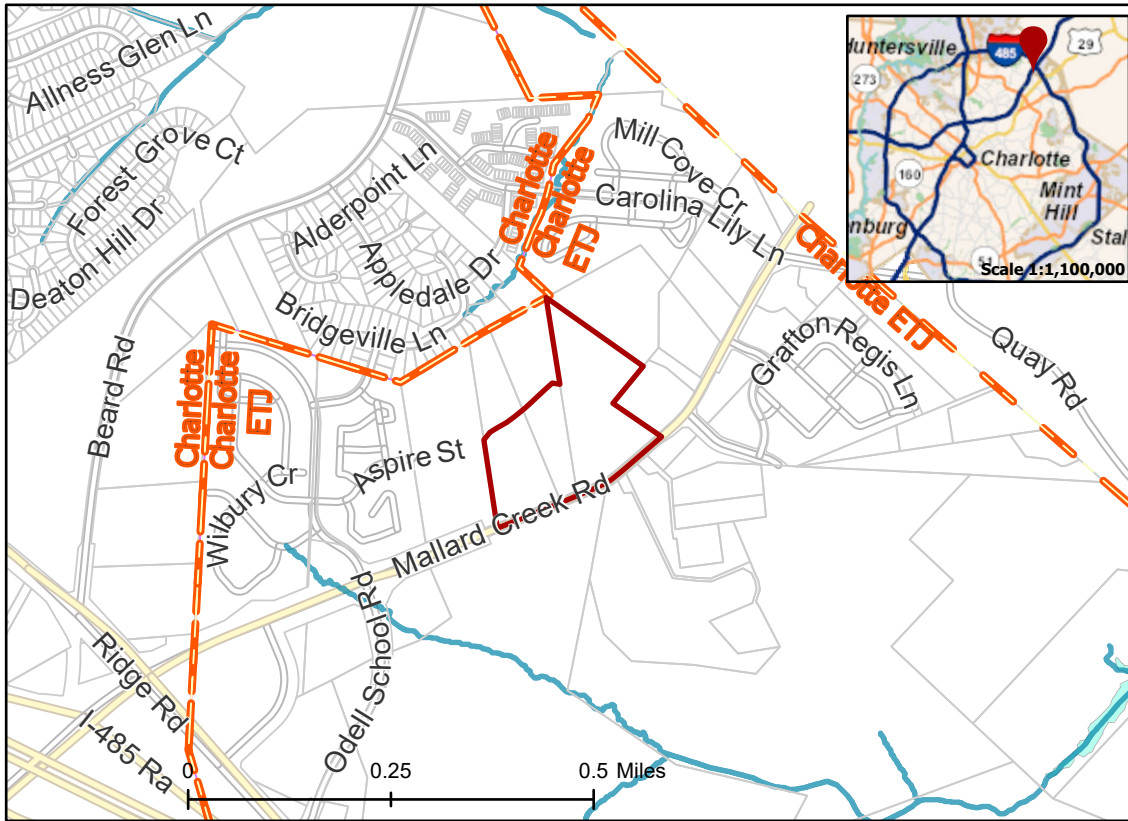
2018-067: NVR, Inc.

Current Zoning R-3 (Single-Family Residential)

Requested Zoning UR-2(CD) (Urban Residential, Conditional)

Approximately 15.68 acres

Location of Requested Rezoning



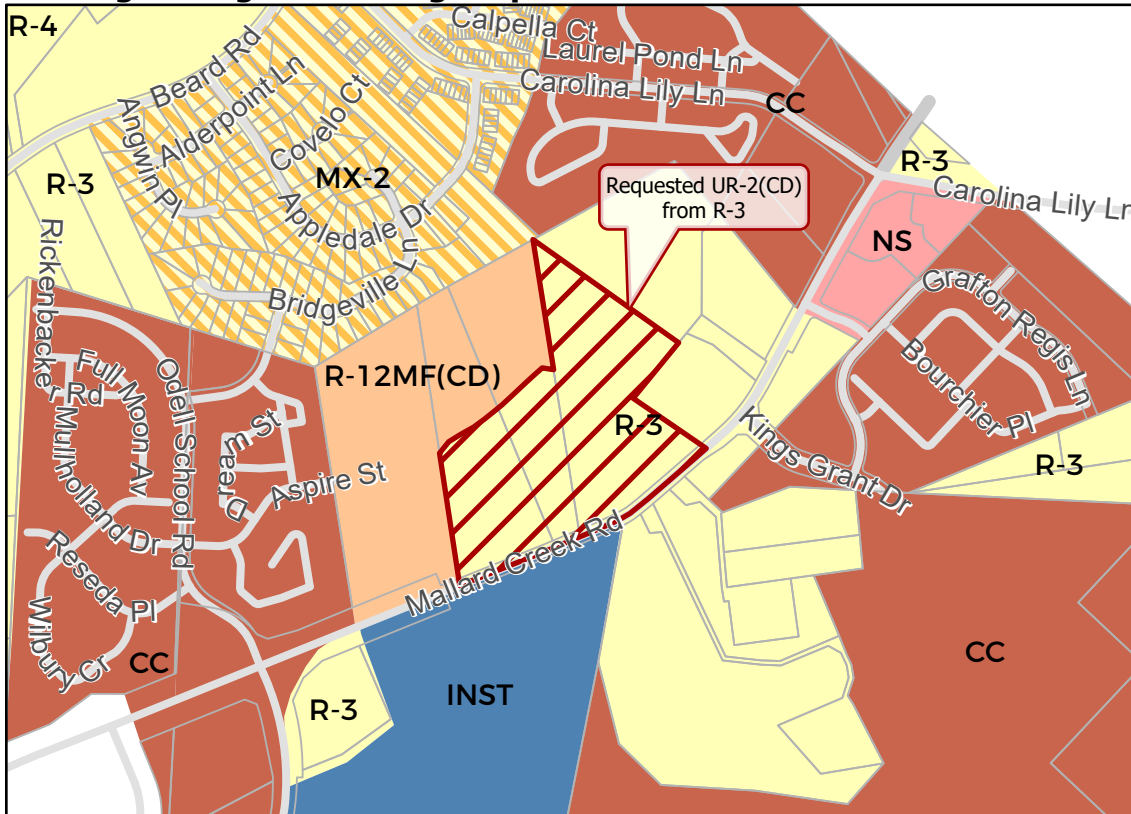
Rezoning Map



- 2018-067
- Outside City Limits
- Parcel
- Streams
- FEMA Flood Plain



Existing Zoning & Rezoning Request



- Requested UR-2(CD) from R-3

Zoning Classification

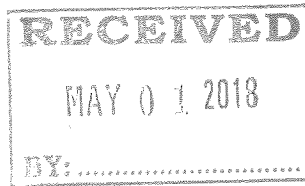
- Single Family
- Multi-Family
- Mixed Residential
- Institutional
- Business
- Commercial Center



0 250 500 1,000 Feet

Map Created 6/5/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-068

Petition #:	
Date Filed:	5/1/2018
Received By:	<i>[Signature]</i>

Complete All Fields (Use additional pages if needed)

Property Owner: J.R. Atkinson

Owner's Address: 11541 U.S. Highway 29 City, State, Zip: Chatham, VA 24531

Date Property Acquired: December 3, 1993

Property Address: 4270 Trailer Drive

Tax Parcel Number(s): 045-058-02

Current Land Use: Industrial Size (Acres): +/- 4.41 acres

Existing Zoning: I-1 Proposed Zoning: I-2

Overlay: N/A (Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: Claire Lyte-Graham, Alberto Gonzalez and Rick Grochoske

Date of meeting: March 27, 2018

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team member is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): _____

Purpose/description of Conditional Zoning Plan: _____

John Carmichael (Robinson Bradshaw)
Name of Rezoning Agent

101 N. Tryon Street, Suite 1900
Agent's Address

Charlotte, NC 28246
City, State, Zip

704-377-8341 _____
Telephone Number Fax Number

jcarmichael@robinsonbradshaw.com
E-Mail Address

J.R. Atkinson
Name of Petitioner(s)

11541 U.S. Highway 29
Address of Petitioner(s)

Chatham, VA 24531
City, State, Zip

434-432-9770 434-432-9774
Telephone Number Fax Number

chrism@atkinsontrucksales.com
E-Mail Address

[Signature]
Signature of Property Owner

J.R. Atkinson
(Name Typed / Printed)

[Signature]
Signature of Petitioner

J.R. Atkinson
(Name Typed / Printed)

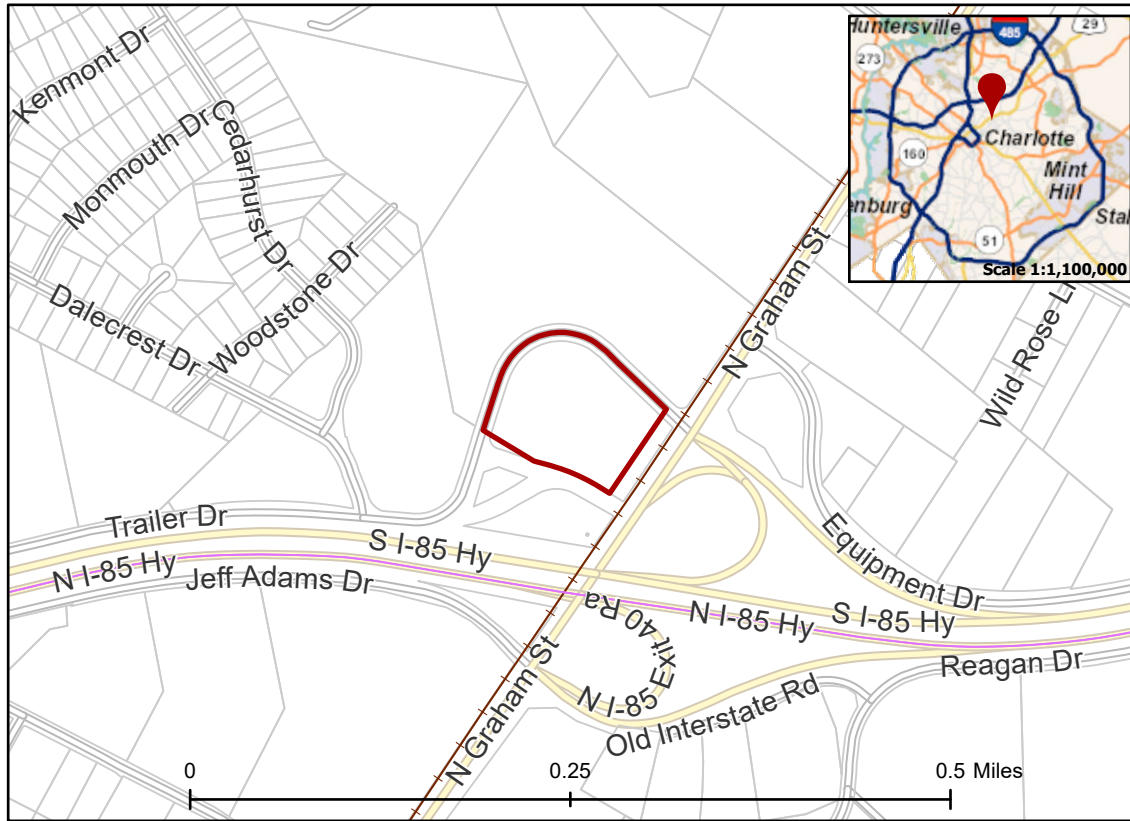
2018-068: J.R. Atkinson

Current Zoning I-1 (Light Industrial)

Requested Zoning I-2 (General Industrial)

Approximately 4.41 acres

Location of Requested Rezoning



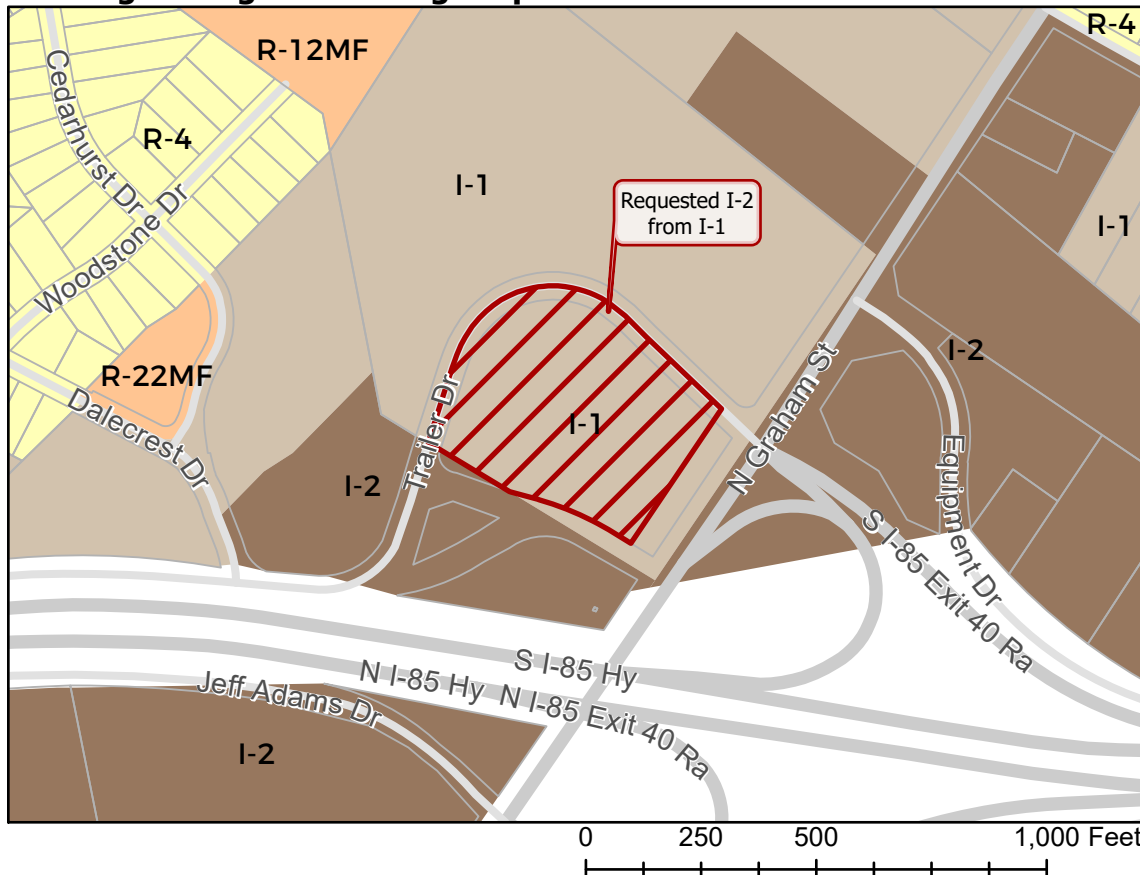
Rezoning Map



- 2018-068
- Inside City Limits
- Parcel
- Railway
- City Council District
- 4-Gregory A. Phipps



Existing Zoning & Rezoning Request

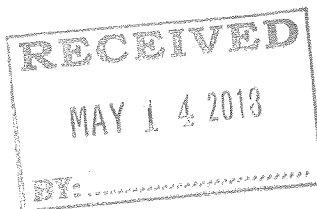


- Requested I-2 from I-1
- Zoning Classification
- Single Family
- Multi-Family
- Light Industrial
- General Industrial



Map Created 6/6/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-069

Petition #: _____
Date Filed: 5/14/2018
Received By: Be

Complete All Fields (Use additional pages if needed)

Property Owner: Huntersville Investment, LLC

Owner's Address: 5925 Carnegie Blvd, Suite 200 City, State, Zip: Charlotte, NC 28209

Date Property Acquired: 11/16/2001

Property Address: 11120 Mount Holly Road, Charlotte, NC 28214

Tax Parcel Number(s): 03114103 portion

Current Land Use: Industrial Size (Acres): 9.36

Existing Zoning: I-1 & B-2 Proposed Zoning: MX-2

Overlay: Lake Wylie (Protected & Critical Area) (Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: Claire Lyle Graham, Rick Grochoske, Grant Meacci, Joshua Weaver
Date of meeting: 04/03/2018

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): 5

Purpose/description of Conditional Zoning Plan: To accomodate the development of a multifamily residential site that will contain approximately 70 multifamily attached units.

Huntersville Investment, LLC (Billy Packer)

Name of Rezoning Agent

5925 Carnegie Blvd, Suite 200

Agent's Address

Charlotte, NC 28209

City, State, Zip

(704) 849-9044

Telephone Number

Fax Number

bpacker@sstractllc.com

E-Mail Address

Anthony William Packer
Signature of Property Owner

Anthony William Packer
(Name Typed / Printed)

Dependable Development, Inc,

Name of Petitioner(s)

2649 Brekonridge Centre Drive, Suite 104

Address of Petitioner(s)

Monroe, NC 28110

City, State, Zip

(704) 238-1229

Telephone Number

Fax Number

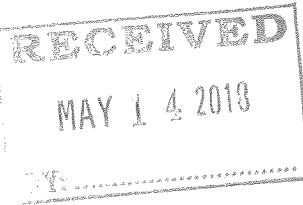
sgasparini@truehomes.com

E-Mail Address

Signature of Petitioner

(Name Typed / Printed)

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



Petition #: _____
Date Filed: _____
Received By: _____

Complete All Fields (Use additional pages if needed)

Property Owner: Huntersville Investment, LLC

Owner's Address: 5925 Carnegie Blvd, Suite 200 City, State, Zip: Charlotte, NC 28209

Date Property Acquired: 11/16/2001

Property Address: 11120 Mount Holly Road, Charlotte, NC 28214

Tax Parcel Number(s): 03114103 *portion*

Current Land Use: Industrial Size (Acres): 9.36

Existing Zoning: I-1 & B-2 Proposed Zoning: MX-2

Overlay: Lake Wylie (Protected & Critical Area) (Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: Claire Lyle Graham, Rick Grochoske, Grant Meacci, Joshua Weaver

Date of meeting: 04/03/2018

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): 5

Purpose/description of Conditional Zoning Plan: To accomodate the development of a multifamily residential site that will contain approximately 70 multifamily attached units.

Huntersville Investment, LLC (Billy Packer)
Name of Rezoning Agent

5925 Carnegie Blvd, Suite 200
Agent's Address

Charlotte, NC 28209
City, State, Zip

(704) 849-9044
Telephone Number

bpacker@sstractllc.com
E-Mail Address

Signature of Property Owner

(Name Typed / Printed)

Dependable Development, Inc,
Name of Petitioner(s)

2649 Brekonridge Centre Drive, Suite 104
Address of Petitioner(s)

Monroe, NC 28110
City, State, Zip

(704) 238-1229
Telephone Number

sgasparini@truehomes.com
E-Mail Address

Signature of Petitioner

JOHNATHAN M MCCALL
(Name Typed / Printed)

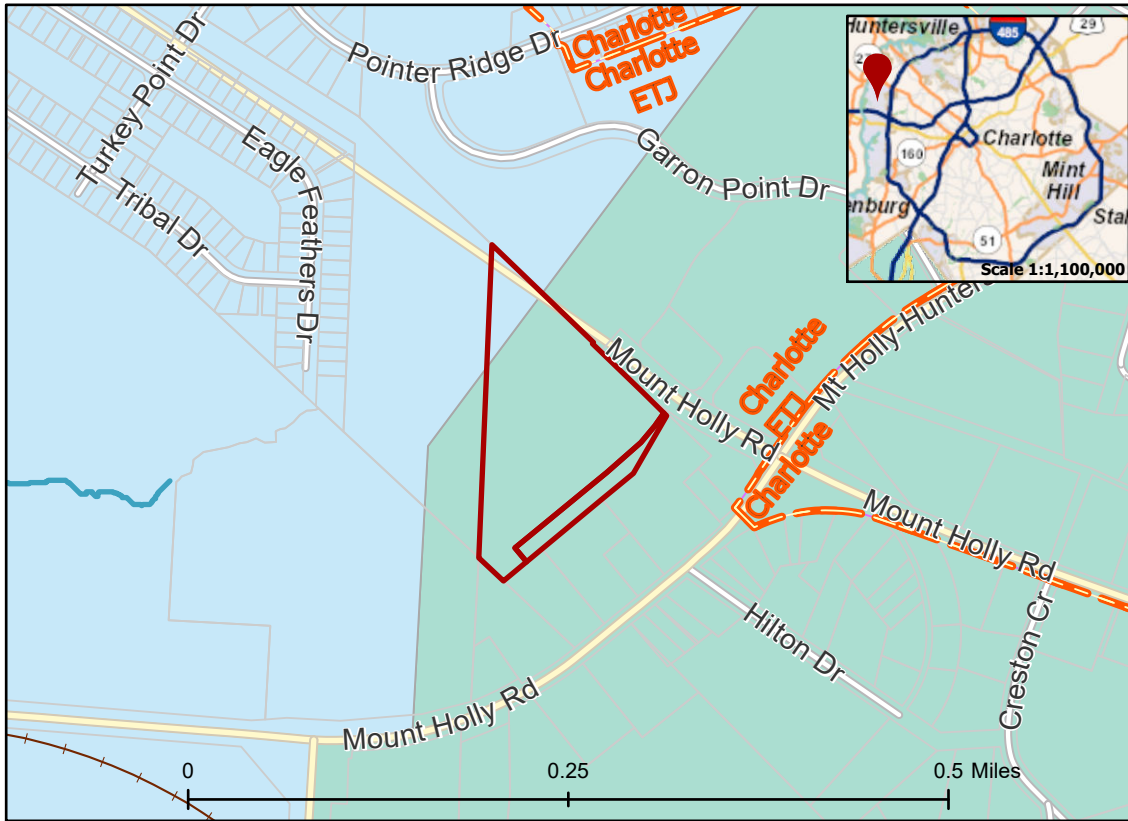
2018-069: Dependable Development, Inc.

Current Zoning I-1 (Light Industrial) B-2 (General Business)

Requested Zoning MX-2 5 Year Vested (Mixed Use) with 5 Year Vested Rights

Approximately 9.36 acres

Location of Requested Rezoning



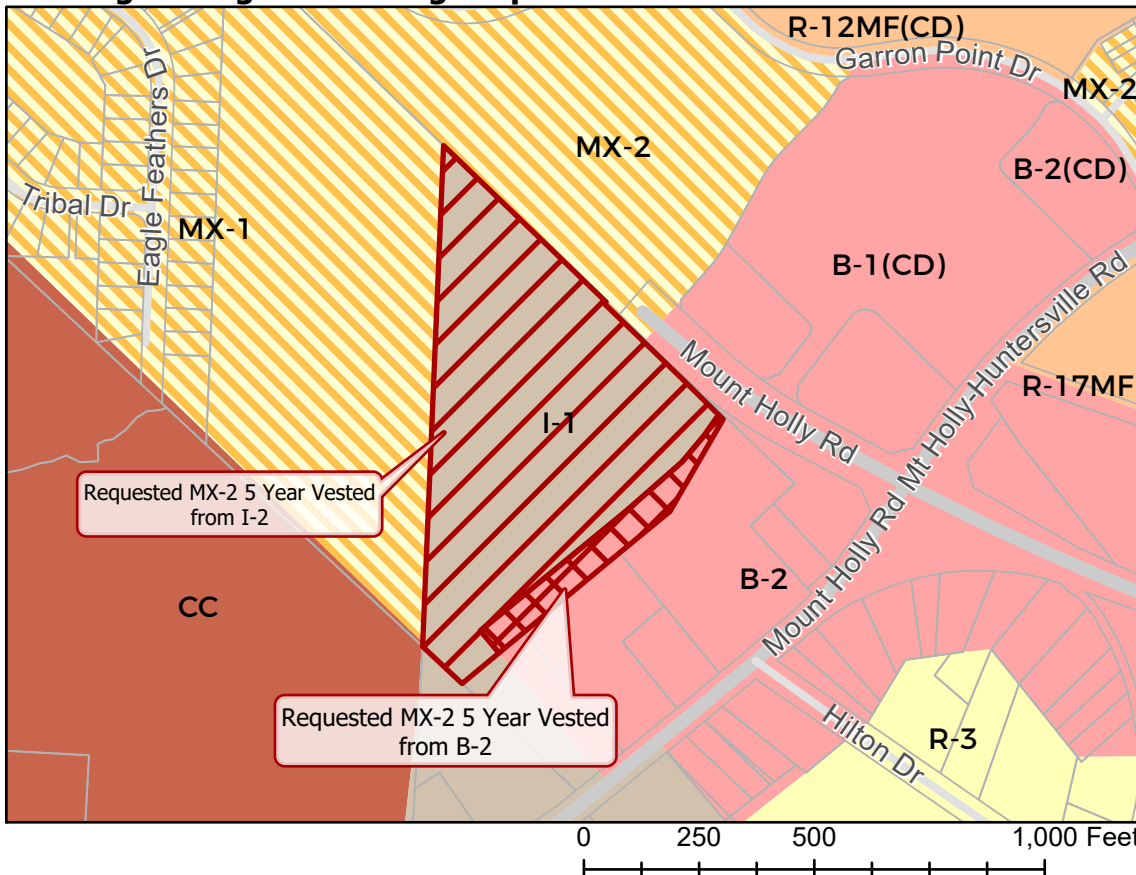
Rezoning Map



- 2018-069
- Outside City Limits
- Parcel
- Railway
- Streams
- Watershed Overlay
 - Lake Wylie - Critical Area
 - Lake Wylie - Protected Area



Existing Zoning & Rezoning Request

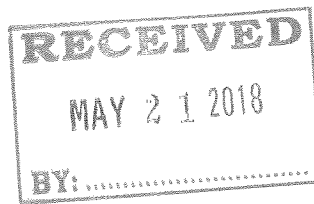


- Requested MX-2 5 Year Vested from B-2
- Requested MX-2 5 Year Vested from I-2
- Zoning Classification
 - Single Family
 - Multi-Family
 - Mixed Residential
 - Business
 - Commercial Center
 - Light Industrial



Map Created 6/6/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-070

Petition #: _____
Date Filed: 5/21/2018
Received By: [Signature]

Complete All Fields (Use additional pages if needed)

Property Owner: Florian and Oltita Balaj
Owner's Address: 543 Bubbling Well Rd. City, State, Zip: Matthews NC 28105
Date Property Acquired: 11-17-2017
Property Address: 2216 Boyer St. Charlotte NC 28208
Tax Parcel Number(s): 06127113
Current Land Use: LOT Size (Acres): .21
Existing Zoning: R17 Proposed Zoning: I2
Overlay: Airport Noise Overlay (Specify PED, Watershed, Historic District, etc.)
Required Rezoning Pre-Application Meeting* with: Alberto Gonzalez
Date of meeting: 04-10-18

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): _____
Purpose/description of Conditional Zoning Plan: _____

Florian Balaj
Name of Rezoning Agent
543 Bubbling Well Rd.
Agent's Address
Charlotte NC 28105
City, State, Zip
(704) 557-5049
Telephone Number Fax Number
florian.balaj@yahoo.com
E-Mail Address
[Signature]
Signature of Property Owner
Florian Balaj
(Name Typed / Printed)

Florian & Oltita Balaj
Name of Petitioner(s)
543 Bubbling Well Rd
Address of Petitioner(s)
Matthews NC 28105
City, State, Zip
(704) 557-5049
Telephone Number Fax Number
florian.balaj@yahoo.com
E-Mail Address
[Signature] [Signature]
Signature of Petitioner
Florian Balaj Oltita Balaj
(Name Typed / Printed)

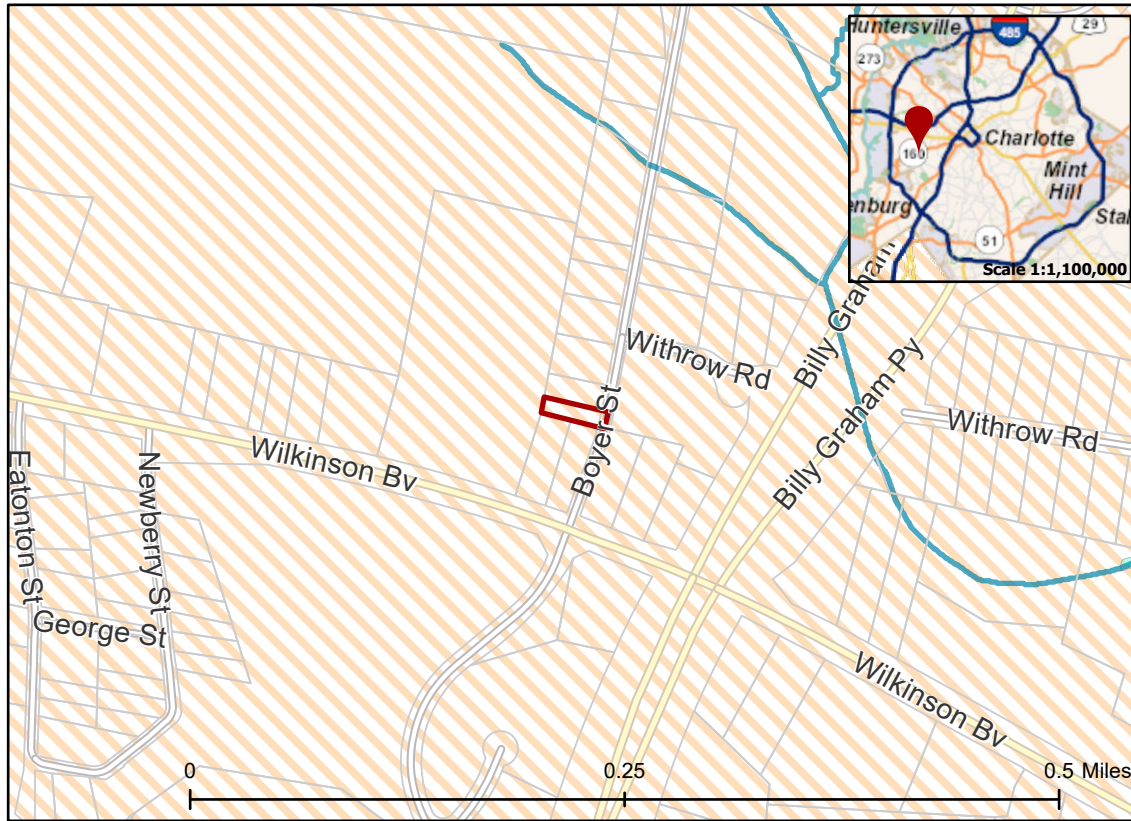
2018-070: Florian & Oltita Balaj

Current Zoning R-17MF AIR(Multi-Family Residential, Airport Noise Overlay)

Requested Zoning I-2 AIR (General Industrial, Airport Noise Overlay)

Approximately .21 acres

Location of Requested Rezoning



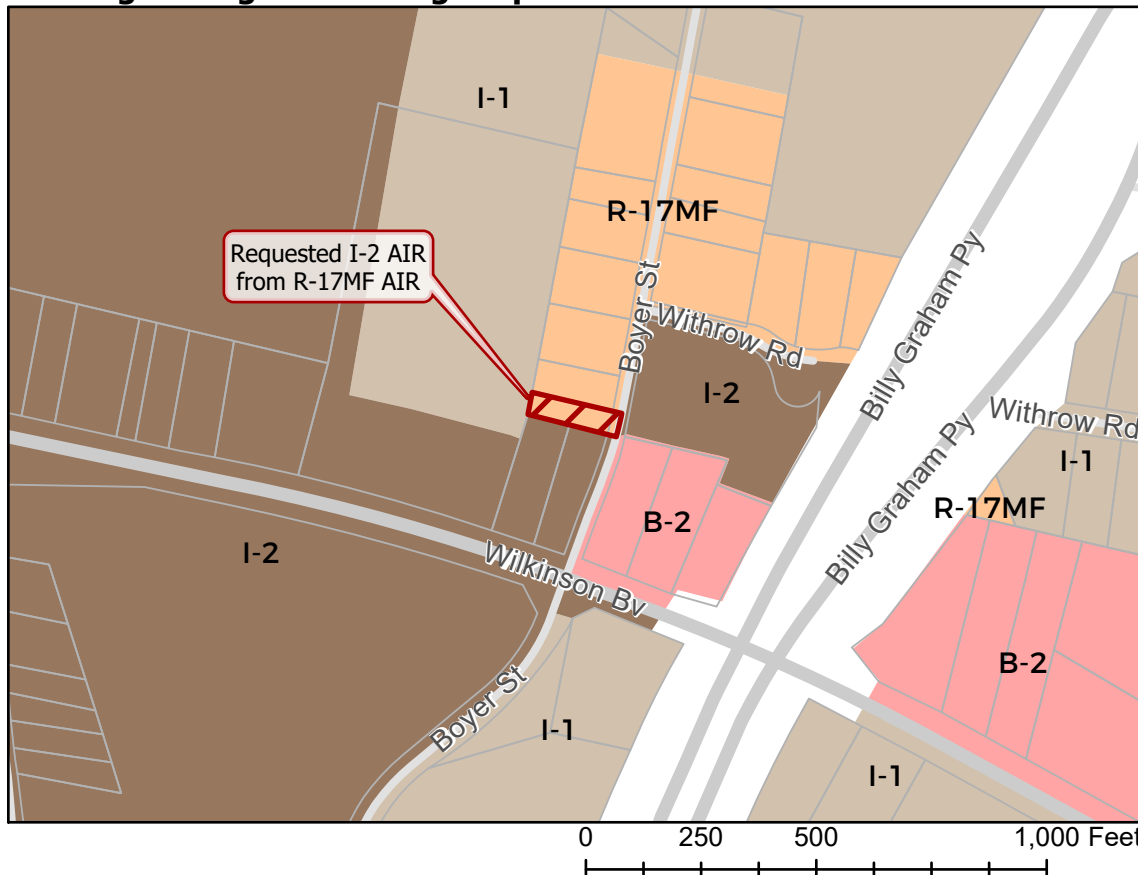
Rezoning Map



- 2018-070
- Inside City Limits
- Parcel
- Streams
- FEMA Flood Plain
- Airport Noise Overlay
- City Council District
- 3-LaWana Mayfield



Existing Zoning & Rezoning Request



- Requested I-2 AIR from R-17MF AIR

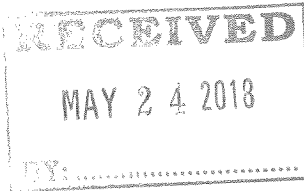
Zoning Classification

- Multi-Family
- Business
- Light Industrial
- General Industrial



Map Created 6/6/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-071

Petition #:	_____
Date Filed:	5/24/2018
Received By:	[Signature]

Complete All Fields (Use additional pages if needed)

Property Owner: Dependable Development Inc.

Owner's Address: 2627 Brekonridge Centre Drive City, State, Zip: Monroe, NC 28110

Date Property Acquired: 12/08/17

Property Address: 13713 Caldwell Road UNINC

Tax Parcel Number(s): 10517107, 10517189, 10517177

Current Land Use: Vacant Size (Acres): 9.54

Existing Zoning: R-5 CD Proposed Zoning: R-5 CD SPA

Overlay: N/A (Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: Sonja Sanders

Date of meeting: 04/12/18

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): 5

Purpose/description of Conditional Zoning Plan: Clarify Setbacks

Marc A Houle
Name of Rezoning Agent

PO Box 1198
Agent's Address

Pineville, NC 28134
City, State, Zip

704-556-1990 704-556-0505
Telephone Number Fax Number

march@y-wh.com
E-Mail Address

[Signature]
Signature of Property Owner

David Cuthbertson
(Name Typed / Printed)

Dependable Development Inc.
Name of Petitioner(s)

2627 Brekonridge Centre Drive
Address of Petitioner(s)

Monroe, NC 28110
City, State, Zip

704-779-4126 704-556-0505
Telephone Number Fax Number

sgasparini@truehomesusa.com
E-Mail Address

[Signature]
Signature of Petitioner

David Cuthbertson
(Name Typed / Printed)

2018-071: Dependable Development Inc.

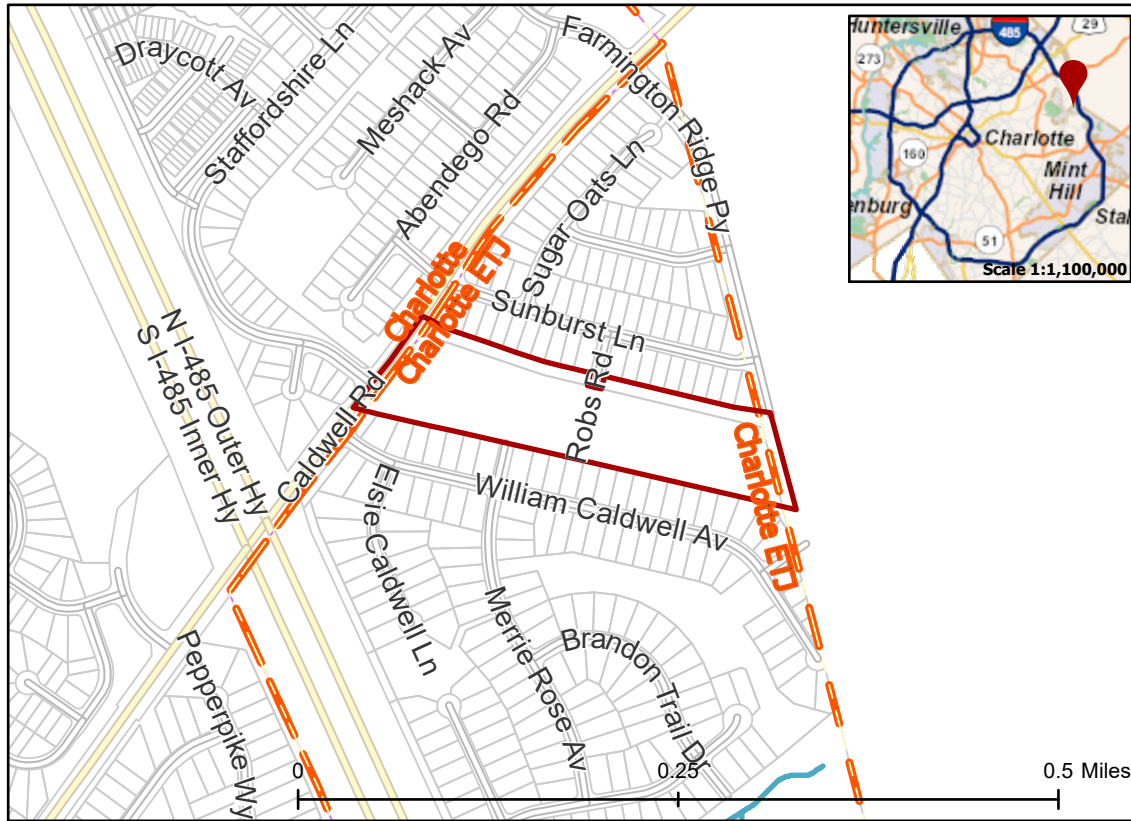
Current Zoning R-5(CD) (Single Family Residential, Conditional)

Requested Zoning R-5(CD) SPA 5 Year Vested (Single Family Residential, Conditional, Site Plan Amendment) with 5 Year Vested Rights

Approximately 9.54 acres

Location of Requested Rezoning

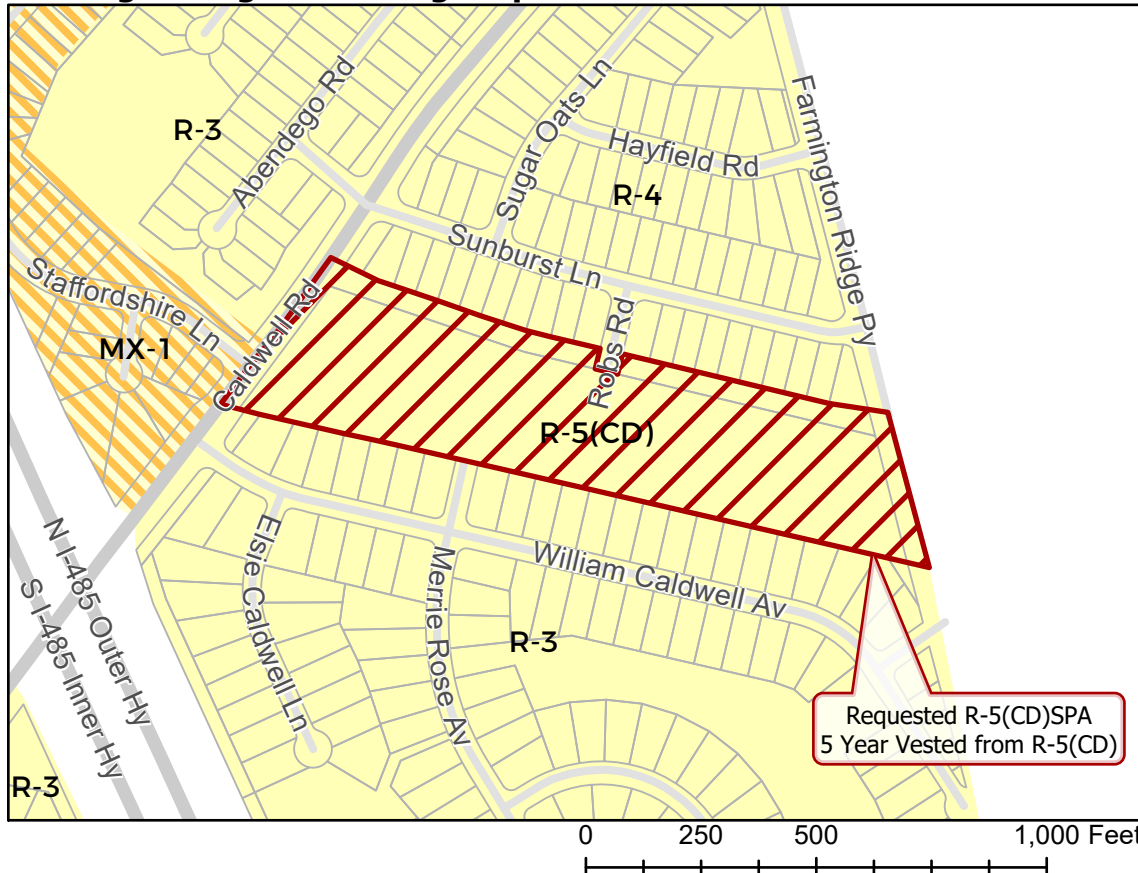
Rezoning Map



- 2018-071
- Outside City Limits
- Parcel
- Streams



Existing Zoning & Rezoning Request



- Requested R-5(CD)SPA 5 Year Vested from R-5(CD)

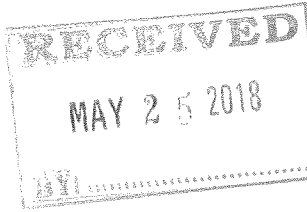
Zoning Classification

- Single Family
- Mixed Residential



Map Created 6/6/2018

I. REZONING APPLICATION CITY OF CHARLOTTE



2018-072

Petition #: _____
 Date Filed: 5/25/2018
 Received By: BT

Complete All Fields (Use additional pages if needed)

Property Owner: Peggy Gale Beach
 Owner's Address: 2528 Miranda Rd City, State, Zip: Charlotte, NC 28216
 Date Property Acquired: Not sure the exact date but in the mid 1980's
 Property Address: 2528 Miranda Rd., Charlotte NC 28216
 Tax Parcel Number(s): 03708112
 Current Land Use: Residential Size (Acres): 9.05
 Existing Zoning: R-3 Proposed Zoning: R-5(CD)
 Overlay: Lake Wylie, Protected Area
Western Catawba NC District (Specify PED, Watershed, Historic District, etc.)
 Required Rezoning Pre-Application Meeting* with: Claire Lyte-Graham and Alberto Gonzalez
 Date of meeting: 5/15/2018

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): yes, 5
 Purpose/description of Conditional Zoning Plan: The petitioner wants to maintain density of the long range area
plan of 4 dwelling units/acre (30 units), but the design flexibility
afforded by an R-5 district.

Tom Murphy
 Name of Rezoning Agent
4023 Arborway
 Agent's Address
Charlotte, NC 28211
 City, State, Zip
704-560-1333
 Telephone Number Fax Number
tmurph4023@gmail.com
 E-Mail Address

→ Peggy Gale Beach
 Signature of Property Owner
Peggy Gale Beach
 (Name Typed / Printed)

Thunderbyrd, LLC
 Name of Petitioner(s)
4023 Arborway
 Address of Petitioner(s)
Charlotte NC 28211
 City, State, Zip
704-560-1333
 Telephone Number Fax Number
tmurph4023@gmail.com
 E-Mail Address

→ Tom Murphy
 Signature of Petitioner
Tom Murphy
 (Name Typed / Printed)

2018-072: Thunderbyrd, LLC

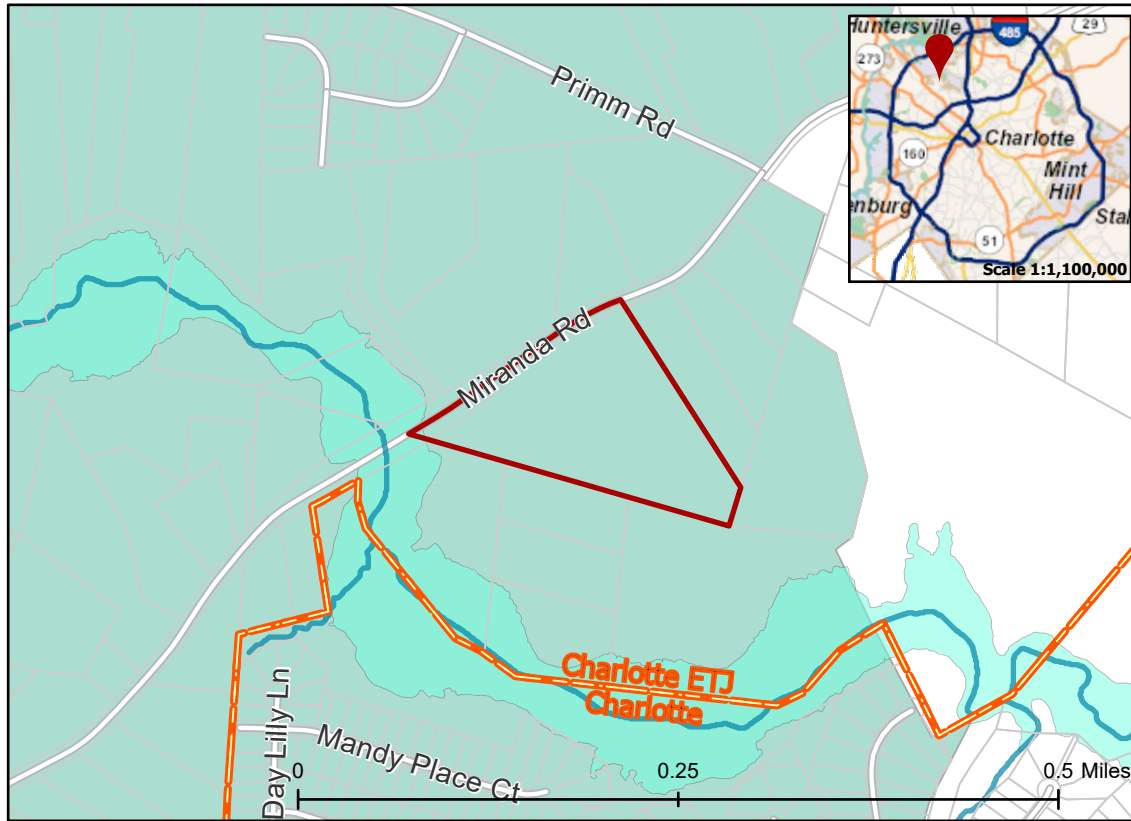
Current Zoning R-3 (Single Family Residential)

Requested Zoning R-5(CD) 5 Year Vested (Single Family Residential, Conditional) with 5 Year Vested Rights

Approximately 9.05 acres

Location of Requested Rezoning

Rezoning Map



2018-072

Outside City Limits

Parcel

Streams

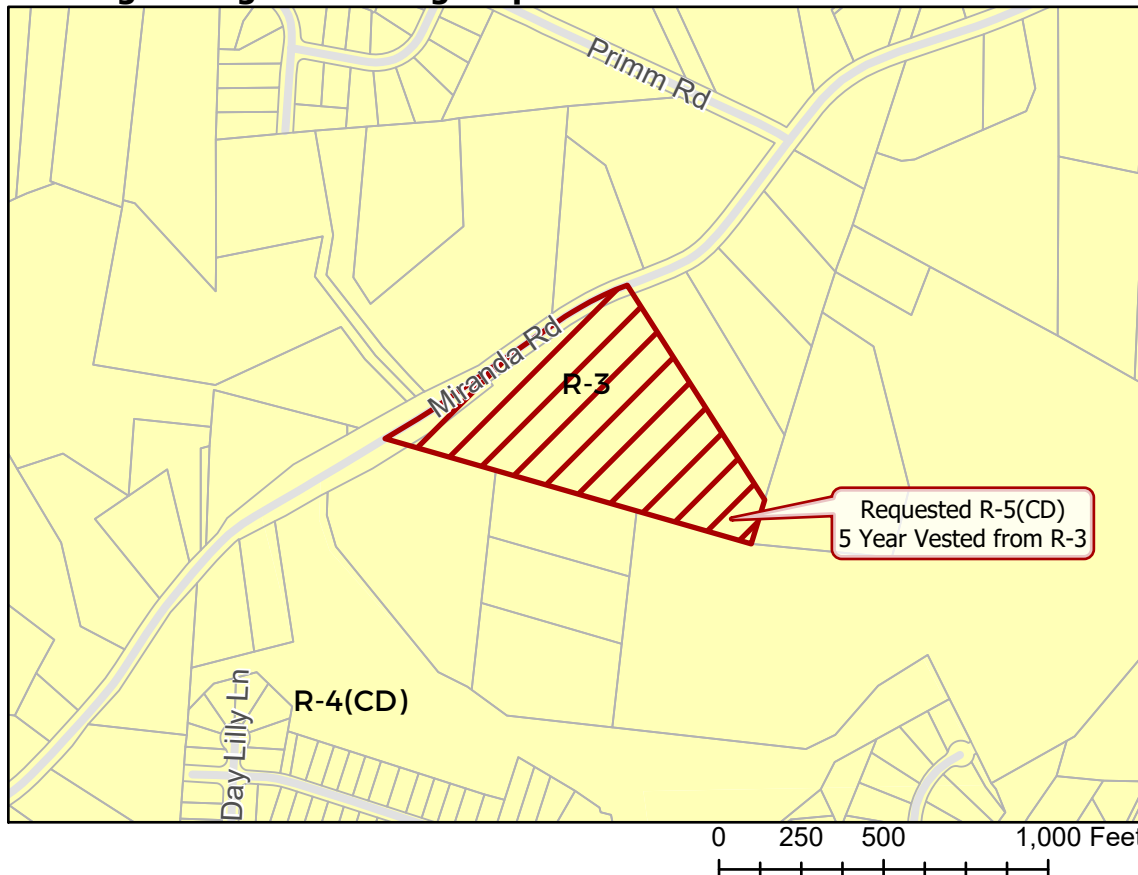
FEMA Flood Plain

Watershed Overlay

Lake Wylie - Protected Area



Existing Zoning & Rezoning Request



Requested R-5(CD) 5 Year Vested from R-3

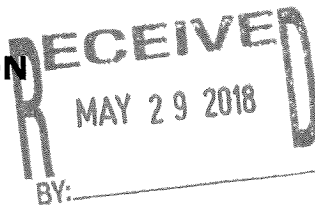
Zoning Classification

Single Family



Map Created 6/6/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-073

Petition #: _____
Date Filed: 5/29/2018
Received By: [Signature]

Complete All Fields (Use additional pages if needed)

Property Owner: J.C. Barefoot Properties of North Carolina, LLC &
Jerry C Barefoot by Entirety (The Estate of Jerry C. Barefoot)

Owner's Address: P.O. Box 19006 City, State, Zip: Charlotte, NC 28219

Date Property Acquired: 12/26/1996

Property Address: 1407 Rhyne Rd Charlotte, NC 28214

Tax Parcel Number(s): 05549113, 0559114, 05549115, & 05549128

Current Land Use: Vacant Size (Acres): 3.99

Existing Zoning: R3 Proposed Zoning: B-1(CD)

Overlay: Lower Lake Wylie Watershed - PA (Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: Clair Lyte-Graham

Date of meeting: 4/17/18

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? **Yes/No.** Number of years (maximum of 5): 5

Purpose/description of Conditional Zoning Plan: develop small retail,, restaurant, and/or office

Walter Fields
Name of Rezoning Agent

1919 South Blvd., Suite 101
Agent's Address

Charlotte, NC 28203
City, State, Zip

704-372-7855 704-372-7856
Telephone Number Fax Number

walter@walterfieldsgroup.com
E-Mail Address

See attached sheet
Signature of Property Owner

(Name Typed / Printed)

Moore's Chapel Retail, LLC
Name of Petitioner(s)

106 Foster Ave
Address of Petitioner(s)

Charlotte, NC 28203
City, State, Zip

704-319-8346
Telephone Number Fax Number

stephen.knudsen@durbangroup.com
E-Mail Address

[Signature]
Signature of Petitioner

Glen Cherry / Principal
(Name Typed / Printed)




April 19, 2018

Re: Tax Parcel ID # 05549113, 05549114, 05549115 & 05549128,


To Whom It May Concern:

The undersigned are the owner(s) of the property located at the intersection of Moores Chapel Road and Rhyne Road in the City of Charlotte, County of Mecklenburg, State of North Carolina, having the aforementioned Tax Parcel Identification Numbers (the "Property"). The undersigned owner(s) of the Property, on behalf of themselves and their respective estates and entities, hereby provides its written consent for The Durban Group, LLC and any of its subsidiaries, affiliated entities, and their agents, including Moores Chapel Retail, LLC, to act on behalf of the undersigned to file or apply for any rezoning, permits and/or general entitlements for development of the aforementioned Property for its intended use.

J.C. Barefoot Properties of North Carolina, LLC

By: Jeffrey Barefoot  04/19/2018 05:34 PM EDT
Name: Jeffrey Barefoot
Manager: Manager

Jeffrey Barefoot, Executor of the Estate of Jerry C. Barefoot

By: Jeffrey Barefoot  04/19/2018 05:34 PM EDT
Name: Jeffrey Barefoot
Title: Executor of the Estate of Jerry C. Barefoot



2018-073: Moores Chapel Retail, LLC

Current Zoning R-3 (Single Family Residential)

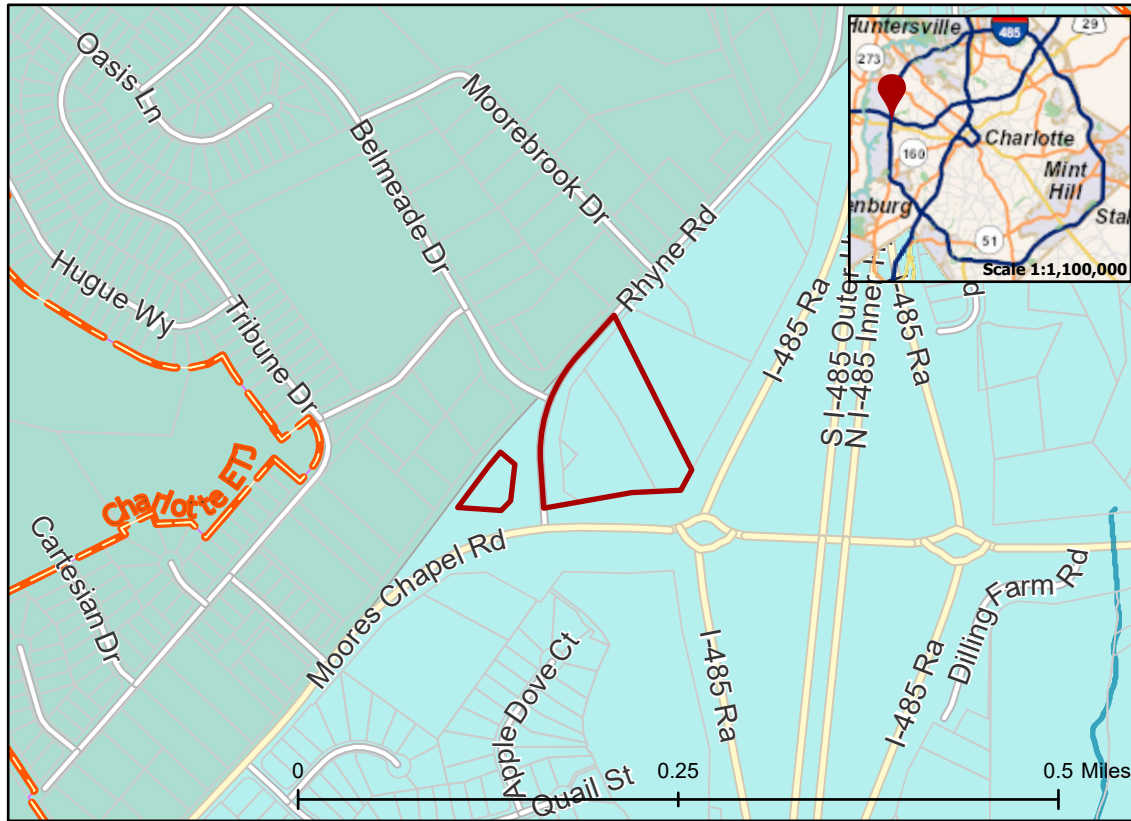
Requested Zoning B-1(CD) 5 Year Vested (Neighborhood Business, Conditional)

with 5 Year Vested Rights

Approximately 3.99 acres

Location of Requested Rezoning

Rezoning Map



2018-073

Inside City Limits

Parcel

Streams

Watershed Overlay

Lake Wylie - Protected Area

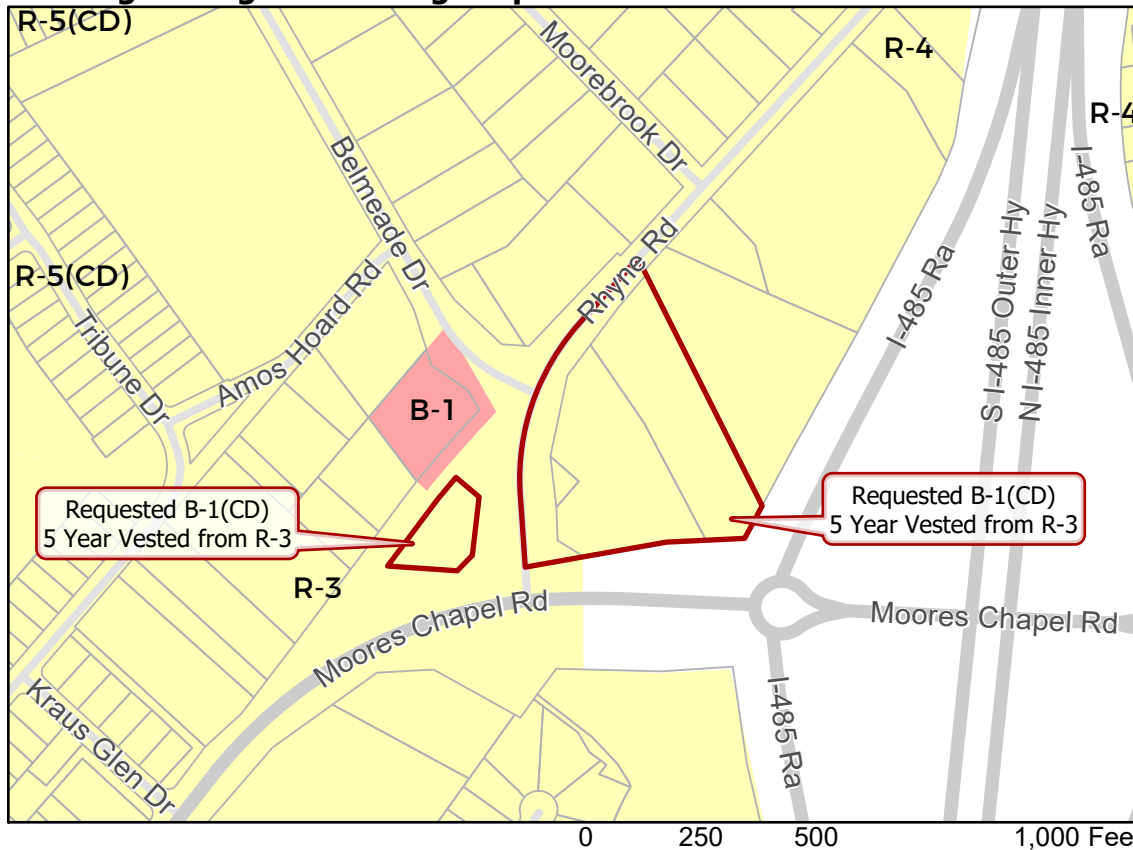
Lower Lake Wylie - Protected Area

City Council District

3-LaWana Mayfield



Existing Zoning & Rezoning Request



Requested B-1(CD) 5 Year Vested from R-3

Zoning Classification

Single Family

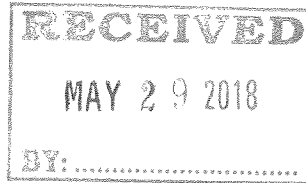
Business

N



Map Created 6/7/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-074

Petition #: _____
Date Filed: 052918
Received By: MM

Complete All Fields (Use additional pages if needed)

Property Owner: Elissa Mullis
Owner's Address: 7917 Hood Rd. City, State, Zip: Charlotte, NC 28215
Date Property Acquired: 1998
Property Address: 7917 Hood Rd., Charlotte, NC 28215
Tax Parcel Number(s): 108-08-107 / 108-081-23
Current Land Use: R-3 Size (Acres): 9.25/ 8.70 (EM.)
Existing Zoning: R-3 Proposed Zoning: Inst-CD
Overlay: N/A (Specify PED, Watershed, Historic District, etc.)
Required Rezoning Pre-Application Meeting* with: Sanja Sanders
Date of meeting: 5-29-18

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes No. Number of years (maximum of 5): 5
Purpose/description of Conditional Zoning Plan: To allow a wedding event facility on site

Self
Name of Rezoning Agent
Above
Agent's Address
Above
City, State, Zip
704-904-0177
Telephone Number Fax Number
genemullis@bellsouth.net
E-Mail Address
Elissa Mullis
Signature of Property Owner
Elissa Mullis
(Name Typed / Printed)

Elissa Mullis
Name of Petitioner(s)
7917 Hood Rd.
Address of Petitioner(s)
Charlotte, NC
City, State, Zip
704-904-0177
Telephone Number Fax Number
genemullis@bellsouth.net
E-Mail Address
Elissa Mullis
Signature of Petitioner
Elissa Mullis
(Name Typed / Printed)

2018-074: Elissa Mullis

Current Zoning R-3 (Single Family Residential)

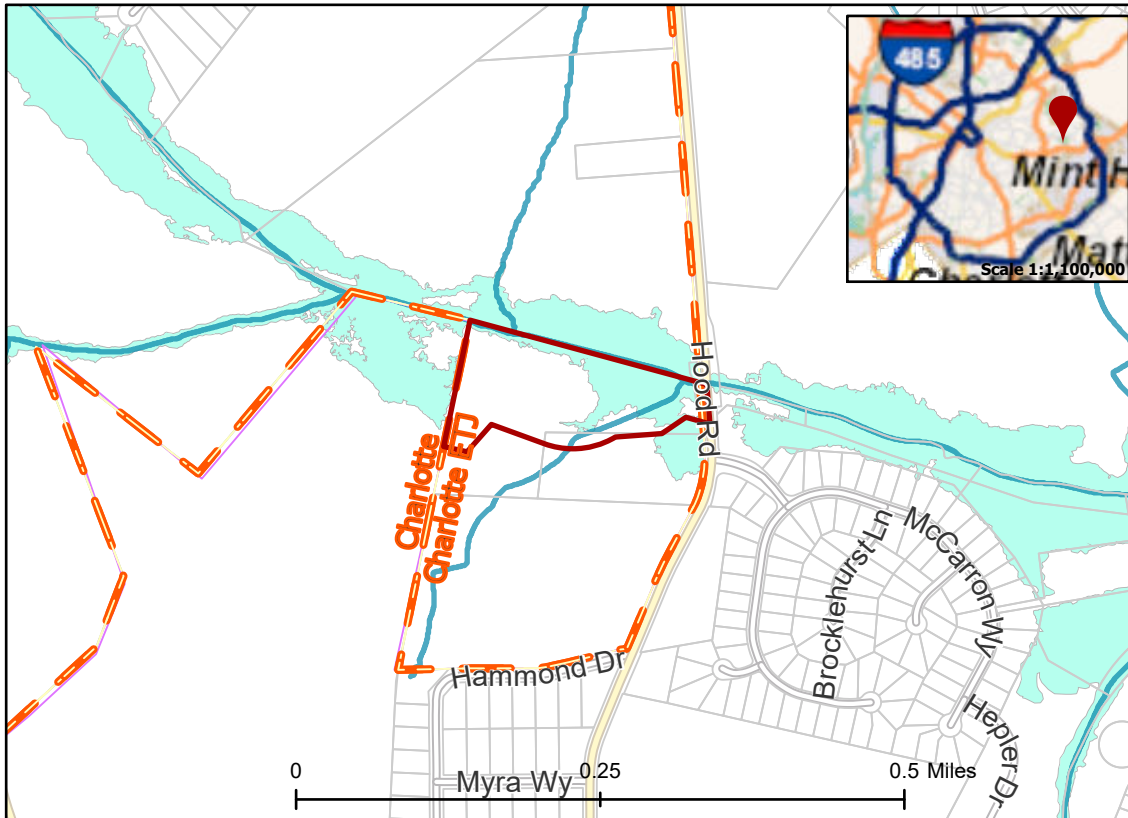
Requested Zoning INST(CD) 5 Year Vested (Institutional, Conditional)

with 5 Year Vested Rights

Approximately 9.25 acres

Location of Requested Rezoning

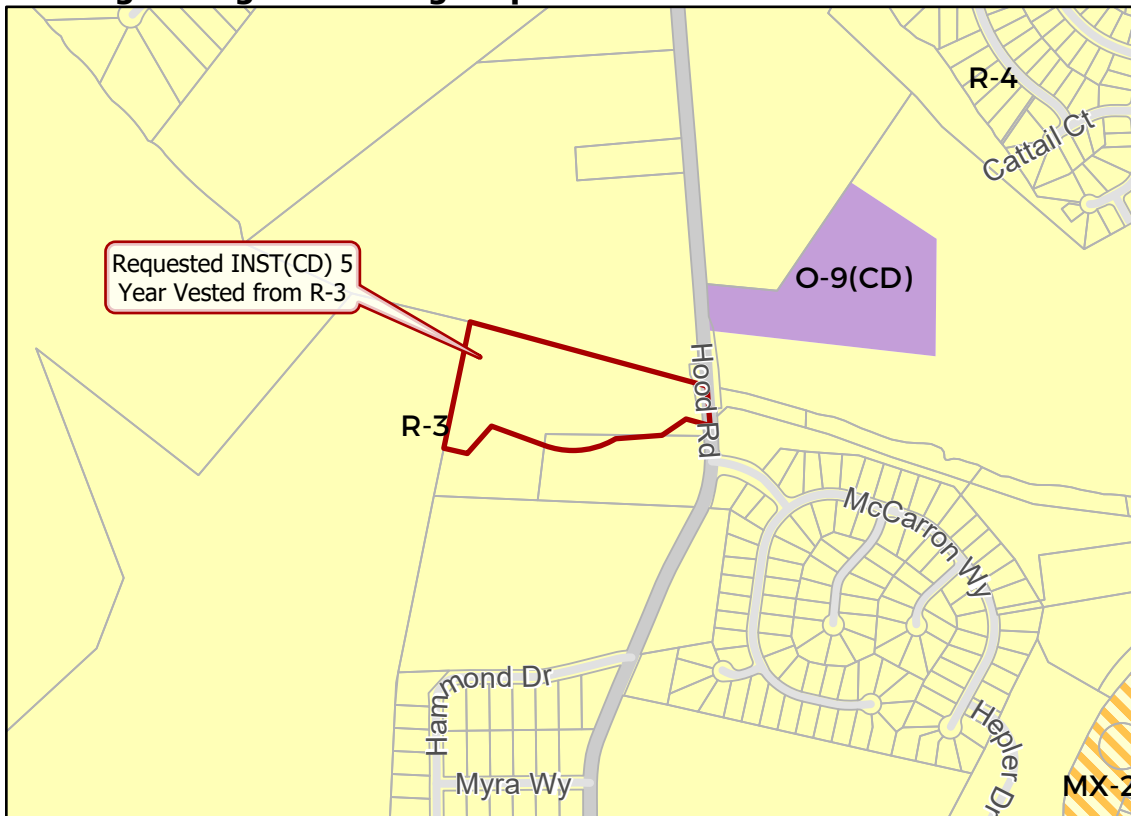
Rezoning Map



- 2018-074
- Outside City Limits
- Parcel
- Streams
- FEMA Flood Plain



Existing Zoning & Rezoning Request



- Requested INST(CD) 5 Year Vested from R-3

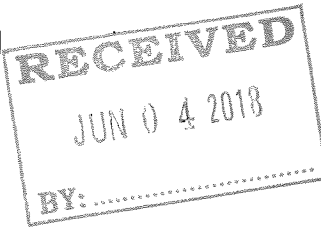
Zoning Classification

- Single Family
- Mixed Residential
- Office



Map Created 7/9/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-075

Petition #:	
Date Filed:	6/4/2018
Received By:	[Signature]

Property Owners: SEE SCHEDULE 1 ATTACHED HERETO

Owner's Addresses: SEE SCHEDULE 1 ATTACHED HERETO

Date Properties
Acquired: SEE SCHEDULE 1 ATTACHED HERETO

Property Addresses: SEE SCHEDULE 1 ATTACHED HERETO

Tax Parcel Numbers: SEE SCHEDULE 1 ATTACHED HERETO

Current Land Use: vacant/residential (Acres): ± 10.77

Existing Zoning: INST and R-12MFCD Proposed Zoning: MUDD-O

Overlay: N/A
(Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: Sonja Sanders, Isaiah Washington, Shannon Frye, Mandy Rosen, Jim Keenan, Keith Bryant

Date of meeting: 4/12/18

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team member is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? ☐Yes ☒No. Number of years (maximum of 5): N/A

Purpose/description of Conditional Zoning Plan: To allow development of the Site with a student housing community

Keith MacVean & Bridget Grant

Name of Rezoning Agent

Moore & Van Allen, PLLC
100 N. Tryon Street, Suite 4700

Agent's Address

Charlotte, NC 28202

704-331-3531 (KM) 704-378-1954(KM)
704.331.2379 (BG) 704-378-1973(BG)

Telephone Number

Fax Number

keithmacvean@mvalaw.com; bridgetgrant@mvalaw.com

E-mail Address

SEE ATTACHMENTS A-F

Signature of Property Owner

Fountain Residential Partners (Attn: Brent Little) / Marlynn

Name of Petitioner

2626 Cole Avenue, Ste. 620

Address of Petitioner

Dallas, TX 75204

City, State, Zip

972-861-5082

Telephone Number

Fax Number

blittle@fountainresidential.com

E-mail Address

SEE ATTACHMENT G

Signature of Petitioner

SCHEDULE 1

Parcel	Property Address	Owner	Owner's Address	Date Acquired
051-013-04	N/A	Sigma Phi Epsilon Nu Housing Chapter of North Carolina	PO Box 2801 Concord, NC 28025	N/A
051-013-03	N/A	Hareesha Yandapalli Sekhar Battineni Srikanth B Yellanki Pradeepti Kanagala	8405 Channel Way Waxhaw, NC 28173	3/14/2013
051-013-01	N/A			3/14/2013
051-013-02	1700 Marlynn Dr, Charlotte, NC 28213	Luis Morales	1700 Marlynn Dr Charlotte, NC 28213	2/8/2006
051-011-16	1725 Marlynn Dr, Charlotte, NC 28213	Grove Holdings I LLC	9240 Sunset Dr, Ste 236 Miami, FL 33173	2/22/2017
051-011-15	1631 Marlynn Dr, Charlotte, NC 28262	111 Hecht Place Apartments LLC	PO Box 1317 Troutman, NC 28166	12/23/2014
051-011-35	N/A	LJW Land LLC	7620 Baultusrol Ln, Charlotte, NC 28210	3/26/2009

ATTACHMENT A

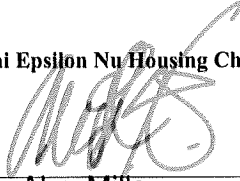
REZONING PETITION NO. 2018-____
Fountain Residential Partners

OWNER JOINDER AGREEMENT
Sigma Phi Epsilon Nu Housing Chapter of North Carolina

The undersigned, as the owner of the parcel of land located at the northeast intersection of E Mallard Creek Church Rd and University City Blvd, Charlotte, NC that is designated as Tax Parcel No. 051-013-04 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from INST zoning district to the MUDD-O zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 22nd day of April, 2018.

Sigma Phi Epsilon Nu Housing Chapter of North Carolina

By: 
Name: Alex Mills
Its: President

ATTACHMENT B

REZONING PETITION NO. 2018-____
Fountain: Residential Partners

OWNER JOINDER AGREEMENT

Hareesha Yandapalli
Sekhar Battineni
Srikanth B Yellanki
Pradeepti Kanagala

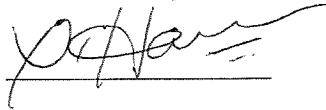
The undersigned, as the owner of the parcels of land located at

1. northeast intersection of E Mallard Creek Church Rd and University City Blvd, Charlotte, NC that is designated as Tax Parcel No. 051-013-03
2. northeast intersection of E Mallard Creek Church Rd and University City Blvd, Charlotte, NC that is designated as Tax Parcel No. 051-013-01

on the Mecklenburg County Tax Map and which are subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from INST zoning district to the MUDD-O zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 20 day of April, 2018.

Hareesha Yandapalli



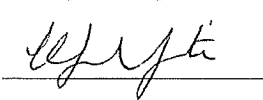
Sekhar Battineni



Srikanth B Yellanki



Pradeepti Kanagala



ATTACHMENT C

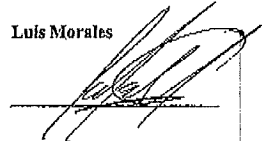
REZONING PETITION NO. 2018-____
Fountain Residential Partners

OWNER JOINDER AGREEMENT
Luis Morales

The undersigned, as the owner of the parcel of land located at 1700 Marlynn Dr, Charlotte, NC that is designated as Tax Parcel No. 051-013-02 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from INST zoning district to the MUDD-O zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 19 day of April, 2018.

Luis Morales

A handwritten signature in black ink, appearing to read 'Luis Morales', is written over a horizontal line.

ATTACHMENT D

REZONING PETITION NO. 2018-____
Fountain Residential Partners


OWNER JOINDER AGREEMENT
Grove Holdings I LLC

The undersigned, as the owner of the parcel of land located at 1725 Marlynn Dr, Charlotte, NC that is designated as Tax Parcel No. 051-011-16 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from INST zoning district to the MUDD-O zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

04/19/2018 04:32 PM

This ____ day of ____ EDT, 2018.

Grove Holdings I LLC

By: *Efrain Logreira* 
Name: Efrain H Logreira President/Manager
Title: _____

ATTACHMENT E

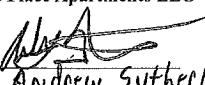
REZONING PETITION NO. 2018-_____
Fountain Residential Partners

OWNER JOINDER AGREEMENT
111 Hecht Place Apartments LLC

The undersigned, as the owner of the parcel of land located at 1631 Marlynn Dr, Charlotte, NC that is designated as Tax Parcel No. 051-011-15 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from INST zoning district to the MUDD-O zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 19th day of April, 2018.

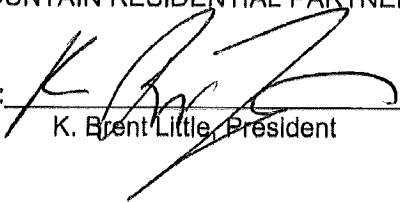
111 Hecht Place Apartments LLC

By: 
Name: Andrew Sutherland
Title: Member

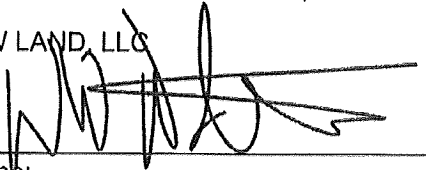
IN WITNESS WHEREOF, the parties have executed this Agreement on the respective dates.

Buyer's date of execution: April 19, 2018 Sellers' date of execution: April 18 2018

FOUNTAIN RESIDENTIAL PARTNERS, LLC

By: 
K. Brent Little, President

LJW LAND, LLC

By: 
Name:
Title:

With concurrent copies to:

Munsch Hardt Kopf & Harr, P.C.
500 N. Akard St., Suite 3800
Dallas, TX 75201
Attn: Aryn Self
P: 214.855.7586
E-mail: aself@munsch.com

With concurrent copies to:

P:
Email:

ATTACHMENT F

REZONING PETITION NO. 2018-_____
Fountain Residential Partners

OWNER JOINDER AGREEMENT
LJW Land LLC

The undersigned, as the owner of the parcel of land located at the northwest intersection of Thomas Combs Dr and University City Blvd, Charlotte, NC that is designated as Tax Parcel No. 051-011-35 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from R-12MF(CD) zoning district to the MUDD-O zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 20 day of April, 2018.

LJW Land LLC

By: [Signature]
Name: William W. Waters
Title: Manager

ATTACHMENT G

**REZONING PETITION NO. 2018-
Fountain Residential Partners**

Petitioner:

Fountain Residential Partners

By: 

Name: Brent Little

Title: President

2018-075: Fountain Residential Partners

Current Zoning INST(Institutional) R-12MF(CD)(Multi-Family Residential, Conditional)

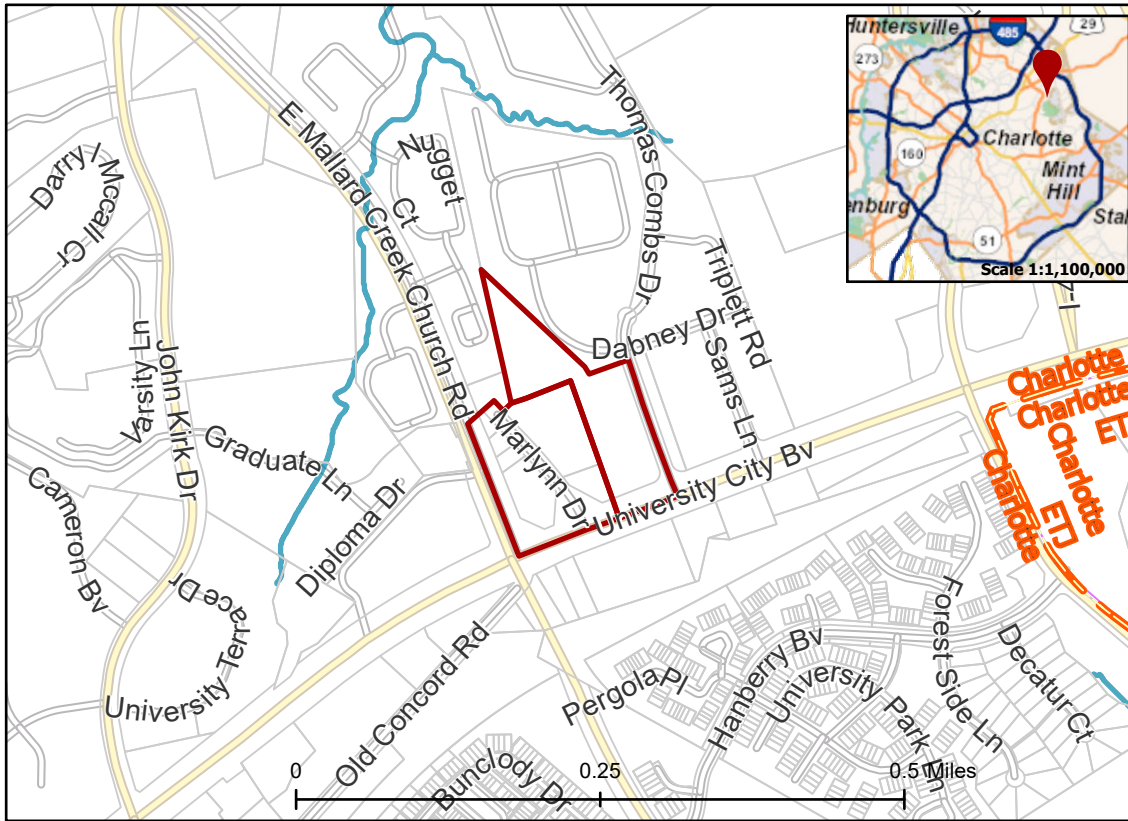
Requested Zoning MUDD-O (Mixed Use Development, Optional)

Approximately 10.77 acres

Rezoning Map



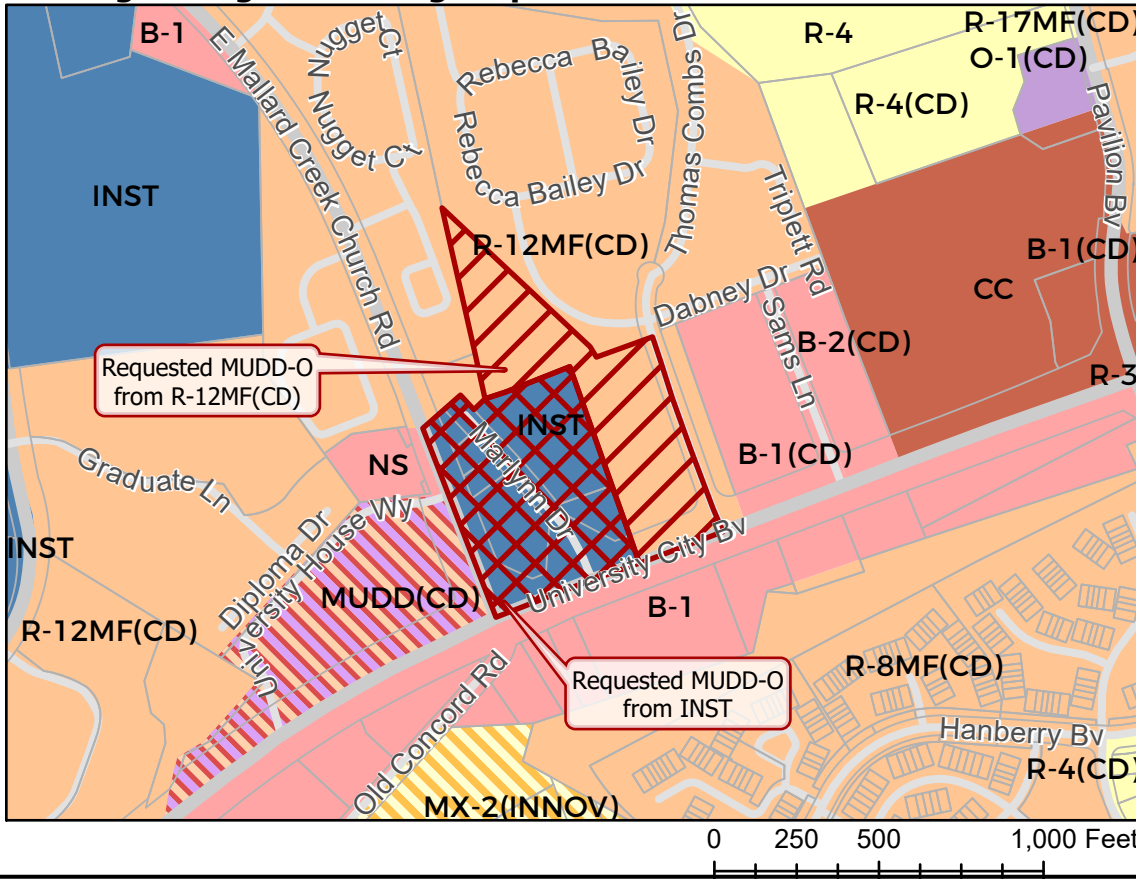
Location of Requested Rezoning



- 2018-075
- Inside City Limits
- Parcel
- Streams
- City Council District
- 4-Gregory A. Phipps



Existing Zoning & Rezoning Request



- Requested MUDD-O from R-12MF(CD)
- Requested MUDD-O from INST

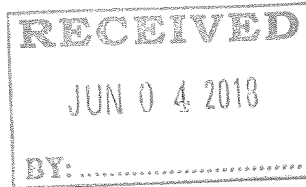
Zoning Classification

- Single Family
- Multi-Family
- Mixed Residential
- Institutional
- Office
- Business
- Commercial Center
- General Industrial
- Mixed Use



Map Created 6/12/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-076

Petition #:	
Date Filed:	6/4/2018
Received By:	B

Property Owners: SEE SCHEDULE 1 ATTACHED HERETO

Owner's Addresses: SEE SCHEDULE 1 ATTACHED HERETO

Date Properties
Acquired: SEE SCHEDULE 1 ATTACHED HERETO

Property Addresses: SEE SCHEDULE 1 ATTACHED HERETO

Tax Parcel Numbers: SEE SCHEDULE 1 ATTACHED HERETO

Current Land Use: vacant/residential (Acres): ± 25.47

Existing Zoning: R-3 Proposed Zoning: UR-2(CD)

Overlay: N/A
(Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: Sonja Sanders, Isaiah Washington, Shannon Frye, Mandy Rosen, Jim Keenan, Keith Bryant

Date of meeting: 4/12/18

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team member is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? ☐ Yes ☒ No. Number of years (maximum of 5): N/A

Purpose/description of Conditional Zoning Plan: To allow development of the Site with a student housing community

Bridget Grant & Keith MacVean

Name of Rezoning Agent

Moore & Van Allen, PLLC

100 N. Tryon Street, Suite 4700

Agent's Address

Charlotte, NC 28202

704.331.2379 (BG)

704-378-1973(BG)

704-331-3531 (KM)

704-378-1954 (KM)

Telephone Number

Fax Number

bridgetgrant@mvalaw.com; keithmacvean@mvalaw.com

E-mail Address

SEE ATTACHMENTS A-E

Signature of Property Owner

Fountain Residential Partners (Attn: Brent Little)/Carolyn
Name of Petitioner

2626 Cole Avenue, Ste. 620

Address of Petitioner

Dallas, TX 75204

City, State, Zip

972-861-5082

Telephone Number

Fax Number

blittle@fountainresidential.com

E-mail Address

SEE ATTACHMENT F

Signature of Petitioner

SCHEDULE 1

Parcel	Property Address	Owner	Owner's Address	Date Acquired
049-242-09	320 Carolyn Ln Charlotte, NC 28213	Santos Olga Rodriguez Chavez	2700 McLean Rd Charlotte, NC 28213	6/20/2016
049-242-08	328 Carolyn Ln Charlotte, NC 28213	L Frank Caldwell Virginia B Caldwell Caldwell Family Trust	352 N Caswell Rd Charlotte, NC 28204	5/27/2014
049-242-15	N/A			5/27/2014
049-242-07	400 Carolyn Ln Charlotte, NC 28213	Steven Shawn Martin Sr Deborah Anne Martin	400 Carolyn Ln Charlotte, NC 28213	7/11/2013
049-242-22	414 Joe Whitener Rd Charlotte, NC 28213	Steven L Mullis II Melissa Ellen Mullis	414 Joe Whitener Rd Charlotte, NC 28213	7/11/2013
049-242-19	336 Joe Whitener Rd Charlotte, NC 28213	Louise B Snider	336 Carolyn Ln Charlotte, NC 28213	7/10/1984

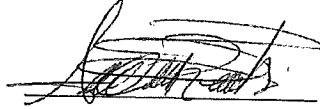
Fountains Residential Partners

OWNER JOINDER AGREEMENT
Santos Olga Rodriguez Chavez

The undersigned, as the owner of the parcel of land located at 320 Carolyn Ln, Charlotte, NC that is designated as Tax Parcel No. 049-242-09 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from R-3 zoning district to the UR-2(CD) zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 18th day of April, 2018.

Santos Olga Rodriguez Chavez



ATTACHMENT B

REZONING PETITION NO. 2018-____
Fountains Residential Partners

OWNER JOINDER AGREEMENT

L Frank Caldwell
Virginia B Caldwell
Caldwell Family Trust

The undersigned, as the owner of the parcels of land located at

1. 328 Carolyn Ln, Charlotte, NC that is designated as Tax Parcel No. 049-242-08
2. The termination of Joe Whitener Rd, Charlotte, NC that is designated as Tax Parcel No. 049-242-15

on the Mecklenburg County Tax Map and which are subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from R-3 zoning district to the UR-2(CD) zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 17TH day of APRIL, 2018.

L Frank Caldwell

Virginia B Caldwell

Caldwell Family Trust ^{5.21.14}
DATED

By: Bruce F Caldwell
Name: BRUCE F. CALDWELL
Its: TRUSTEE

ATTACHMENT C

REZONING PETITION NO. 2018-_____
Fountains Residential Partners

OWNER JOINDER AGREEMENT

Steven Shawn Martin Sr.
Deborah Anne Martin

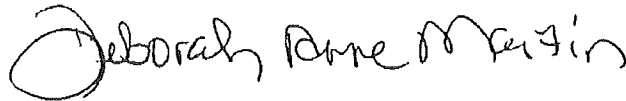
The undersigned, as the owner of the parcel of land located at 400 Carolyn Ln, Charlotte, NC that is designated as 'Tax Parcel No. 049-242-07 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from R-3 zoning district to the UR-2(CD) zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 17 day of April, 2018.

Steven Shawn Martin Sr.



Deborah Anne Martin



ATTACHMENT D

REZONING PETITION NO. 2018-_____
Fountains Residential Partners

OWNER JOINDER AGREEMENT

Steven L Mullis II
Melissa Ellen Mullis

The undersigned, as the owner of the parcel of land located at 414 Joe Whitener Rd, Charlotte, NC that is designated as Tax Parcel No. 049-242-22 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from R-3 zoning district to the UR-2(CD) zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 17 day of April, 2018.

Steven L. Mullis II

Steven L. Mullis II

Melissa Ellen Mullis

Melissa Mullis

ATTACHMENT E

REZONING PETITION NO. 2018-____
Fountains Residential Partners

OWNER JOINDER AGREEMENT
Louis B Snider

The undersigned, as the owner of the parcel of land located at 336 Joe Whitener Rd, Charlotte, NC that is designated as Tax Parcel No. 049-242-19 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby joins in the Rezoning Applications and consents to the change in zoning for the parcels from R-3 zoning district to the UR-2(CD) zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 18 day of April, 2018.

Louise B Snider

Louise B. Snider

ATTACHMENT F

**REZONING PETITION NO. 2018-
Fountain Residential Partners**

Petitioner:

Fountain Residential Partners

By: 

Name: Greg Little

Title: President

ATTACHMENT E

**REZONING PETITION NO. 2018-
Fountain Residential Partners**

Petitioner:

Fountain Residential Partners

By: 

Name: Brent Little

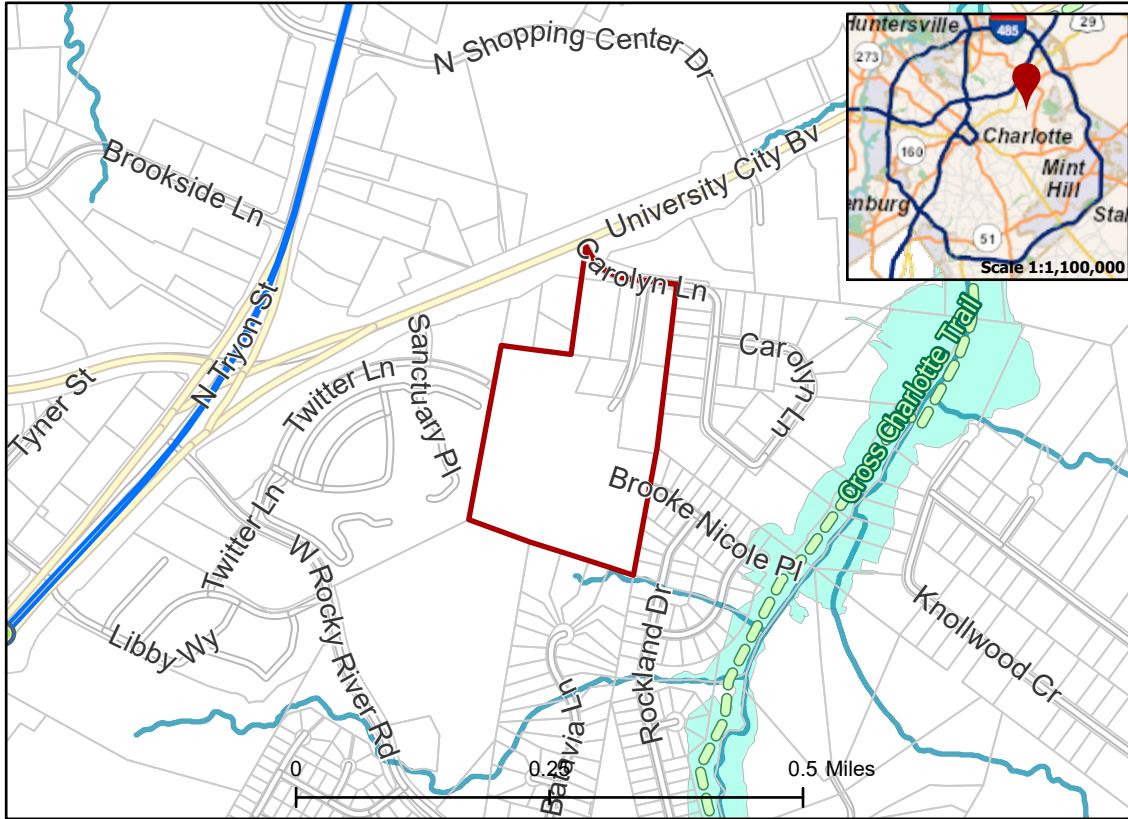
Title: President

2018-076: Fountain Residential Partners
Current Zoning R-3(Single Family Residential)
Requested Zoning UR-2(CD)(Urban Residential, Conditional)
 Approximately 25.47 acres

Rezoning Map



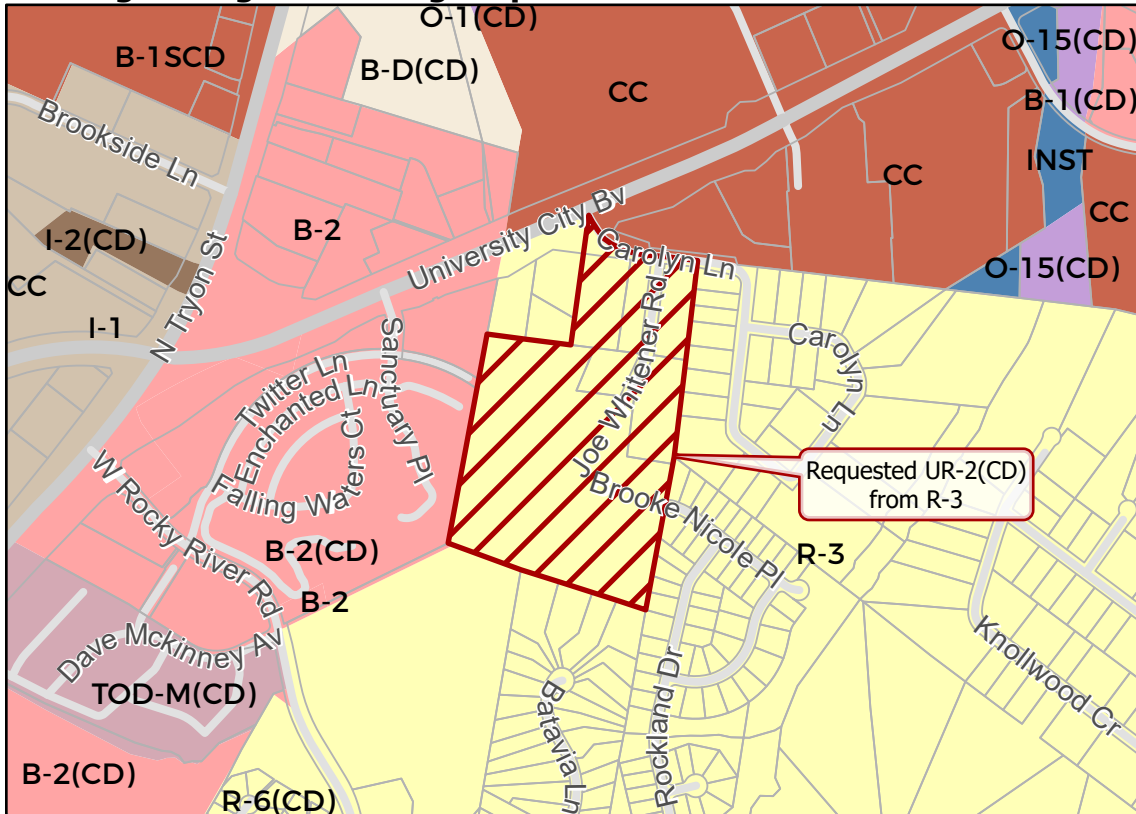
Location of Requested Rezoning



- 2018-076
- Inside City Limits
- Parcel
- LYNX Blue Line Station
- Cross Charlotte Trail
- LYNX Blue Line
- Streams
- FEMA Flood Plain
- City Council District
- 4-Gregory A. Phipps



Existing Zoning & Rezoning Request



- Requested UR-2(CD) from R-3

Zoning Classification

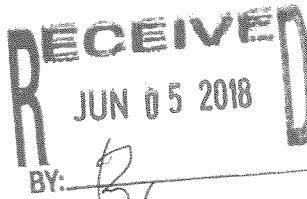
- Single Family
- Institutional
- Office
- Business
- Commercial Center
- Business-Distribution
- Light Industrial
- General Industrial
- Transit-Oriented



0 250 500 1,000 Feet

Map Created 6/12/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-077

Petition #: _____
Date Filed: 6/5/2018
Received By: [signature]

Complete All Fields (Use additional pages if needed)

Property Owner: See Exhibits A & B attached hereto

Owner's Address: See Exhibits A & B attached hereto City, State, Zip: See Exhibits A & B attached hereto

Date Property Acquired: See Exhibits A & B attached hereto

Property Address: 15500, 15510 Steele Creek Road & 13301, 13315 Hamilton Road, Charlotte, NC 28278

Tax Parcel Number(s): 219-09-127, 219-09-126, 219-09-128, 219-09-129

Current Land Use: Residential / Vacant Size (Acres): + - 7.69 acres

Existing Zoning: R-3 Proposed Zoning: UR-1(CD)

Overlay: N/A (Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with: Claire Lyte-Graham & Alberto Gonzalez / Grant Meacci

Date of meeting: 04/10/18 / 04/17/18

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): Yes, 5

Purpose/description of Conditional Zoning Plan: Petitioner requests conditional rezoning to UR-1(CD) designation for the construction of 32 townhomes.

Eddie Moore, AICP - McAdams
Name of Rezoning Agent

3430 Toringdon Way, Suite 110
Agent's Address

Charlotte, NC 28277
City, State, Zip

704-527-0800 x324
Telephone Number Fax Number

emoore@mcadamsco.com
E-Mail Address

See Exhibits A & B attached hereto
Signature of Property Owner

Eddie Moore
(Name Typed / Printed)

R2 Development (Pete Elmer)
Name of Petitioner(s)

517 Alcove Road, Suite 302
Address of Petitioner(s)

Mooresville, NC 28117
City, State, Zip

704-519-9016
Telephone Number Fax Number

pelmer@r2devpartners.com
E-Mail Address

[signature]
Signature of Petitioner

Pete Elmer
(Name Typed / Printed)

EXHIBIT A

PETITIONER JOINDER AGREEMENT:

Owner: Sarah H Stroup Revocable Trust
Frank G. Stroup Revocable Trust

Address: 15500 Steele Creek Road
Charlotte, NC 28278

Tax Parcel ID: 219-09-127, 219-09-126, 219-09-129

Acreage: +- 6 Acres

Deed Book/Page: 15217/ 316, 320

The undersigned, as owner of these parcels of land located at 15500 & 15510 Steele Creek Road and 13315 Hamilton Road in Charlotte, North Carolina that are designated as Parcel Identification Number 219-09-127, 219-09-126, 219-09-129 on the Mecklenburg County Tax Map and which is the subject of the attached Rezoning Application, hereby join and give permission to R2 Development, to request and file this Application with the City of Charlotte of Charlotte for the parcel referenced above.

This 4th day of June 2018
Day Month

Owner's Name (printed): SARAH H. STROUP, TRUSTEE

Owner's Name (signature): Sarah H Stroup

EXHIBIT B

PETITIONER JOINDER AGREEMENT:

Owner: Robert Thomas Stroup
Debra Hudson Stroup

Address: 13301 Hamilton Road
Charlotte, NC 28278

Tax Parcel ID: 219-09-128

Acreage: +- 2 Acres

Deed Book/Page: 9556 / 235

The undersigned, as owner of these parcels of land located at 13301 Hamilton Road in Charlotte, North Carolina that are designated as Parcel Identification Number 219-09-128 on the Mecklenburg County Tax Map and which is the subject of the attached Rezoning Application, hereby join and give permission to R2 Development to request and file this Application with the City of Charlotte of Charlotte for the parcel referenced above.

This 4TH day of JUNE 2018
Day Month

Owner's Name (printed): ROBERT THOMAS STROUP

Owner's Name (signature): Robert Thomas Stroup

This 5th day of June 2018
Day Month

Owner's Name (printed): DEBRA HUDSON STROUP

Owner's Name (signature): Debra Hudson Stroup

2018-077: R2 Development

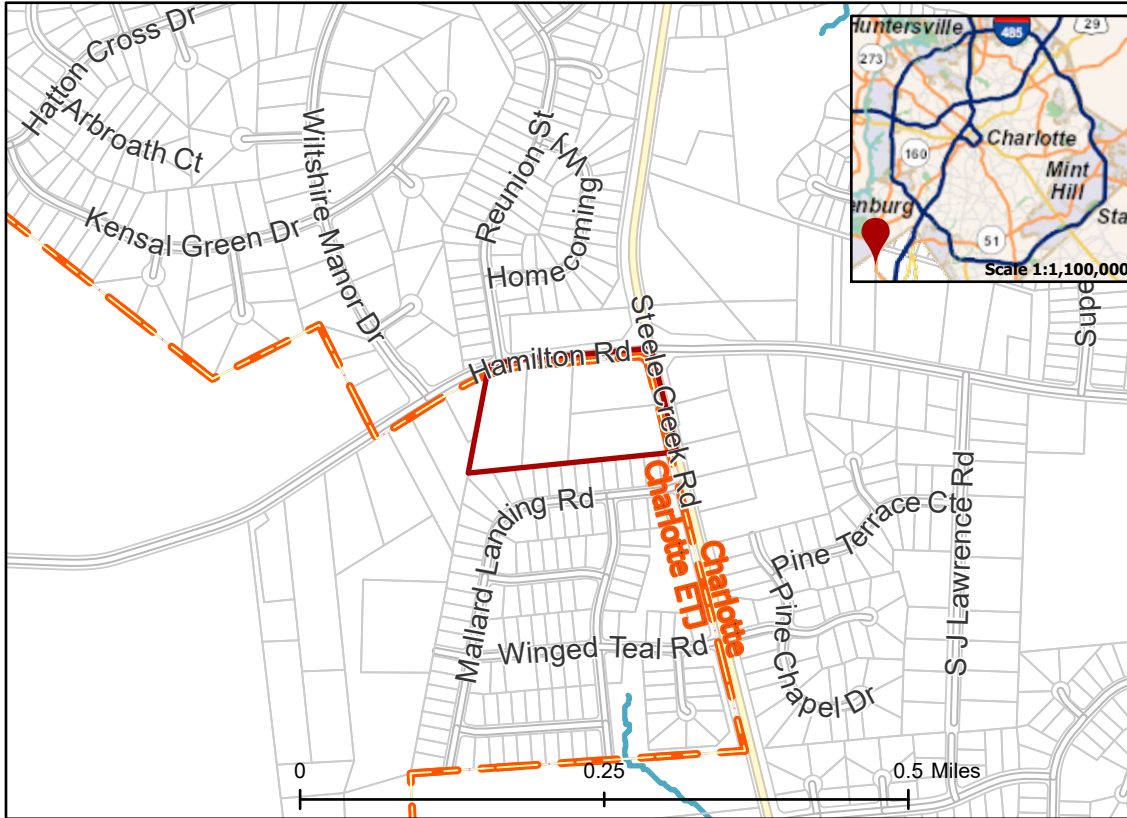
Current Zoning R-3(Single Family Residential)

Requested Zoning UR-1(CD) 5 Year Vested (Urban Residential, Conditional)

with 5 Year Vested Rights

Approximately 7.69 acres

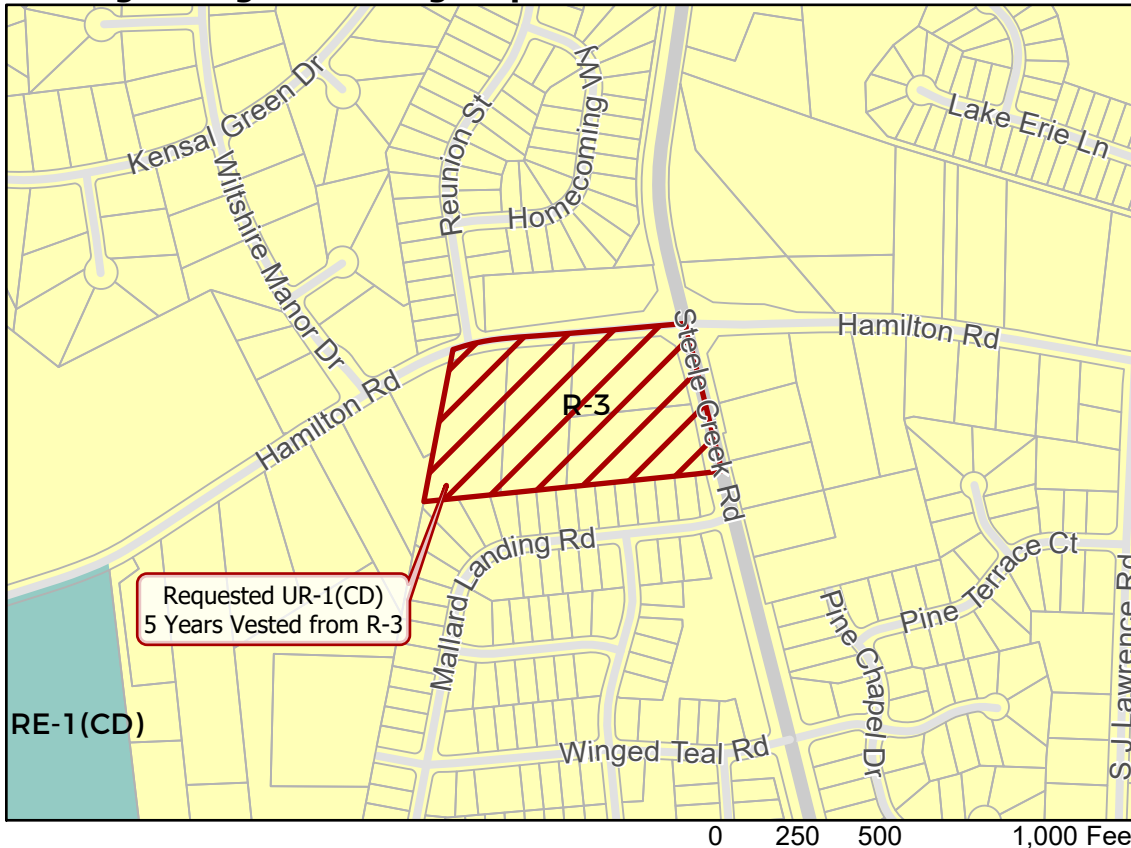
Location of Requested Rezoning



- 2018-077
- Outside City Limits
- Parcel
- Streams



Existing Zoning & Rezoning Request



- Requested UR-1(CD)
5 Years Vested from R-3

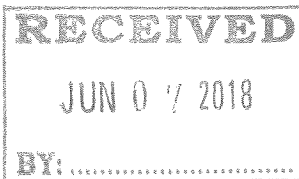
Zoning Classification

- Single Family
- Research



Map Created 6/12/2018

**I. REZONING APPLICATION
CITY OF CHARLOTTE**



2018-078

Petition #: _____
Date Filed: 6/7/2018
Received By: [Signature]

Complete All Fields (Use additional pages if needed)

Property Owner: CVHC, LLC
Owner's Address: PO BOX 33218 City, State, Zip: CHARLOTTE, NC 28233
Date Property Acquired: JAN 17, 2017
Property Address: NOT DEFINED
Tax Parcel Number(s): 125-2A-361
Current Land Use: VACANT Size (Acres): .74 ACRES
Existing Zoning: R-6 Proposed Zoning: UR-2 (CD)
Overlay: N/A Tree Survey Provided: Yes: X N/A: _____
Required Rezoning Pre-Application Meeting* with: SOLOMON FORTUNE & OTHERS
Date of meeting: 2.22.2018

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes/No. Number of years (maximum of 5): N
Purpose/description of Conditional Zoning Plan: SINGLE FAMILY LOTS (5)

MONTE RITCHEY
Name of Rezoning Agent

PO BOX 33218
Agent's Address

CHARLOTTE, NC 28233
City, State, Zip

104.334.5516 / 980.122.0922 (MOBILE)
Telephone Number Fax Number

MRITCHEY@CONFORMITYCORP.COM
E-Mail Address

[Signature]
Signature of Property Owner

MONTE RITCHEY, MEMBER
(Name Typed / Printed) CLHC, LLC

MONTE RITCHEY / CONFORMITY CORP.
Name of Petitioner(s)

PO BOX 33218
Address of Petitioner(s)

CHARLOTTE NC 28233
City, State, Zip

104.334.5516 / 980.122.0922 (MOBILE)
Telephone Number Fax Number

MRITCHEY@CONFORMITYCORP.COM
E-Mail Address

[Signature]
Signature of Petitioner

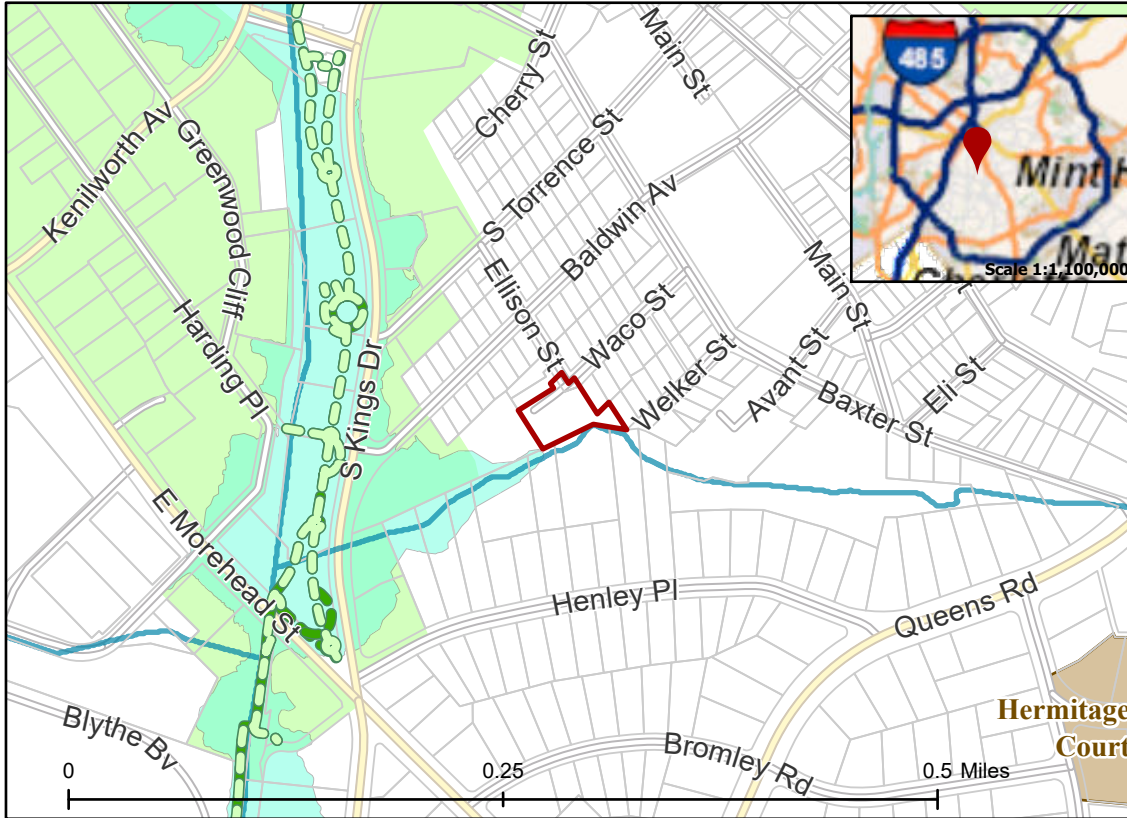
MONTE RITCHEY, PRESIDENT
(Name Typed / Printed) CONFORMITY CORP.

2018-078: Monte Richey/Conformity Corp.
Current Zoning R-6 (Single Family Residential)
Requested Zoning UR-2(CD) (Urban Residential, Conditional)
 Approximately 0.74 acres

Rezoning Map



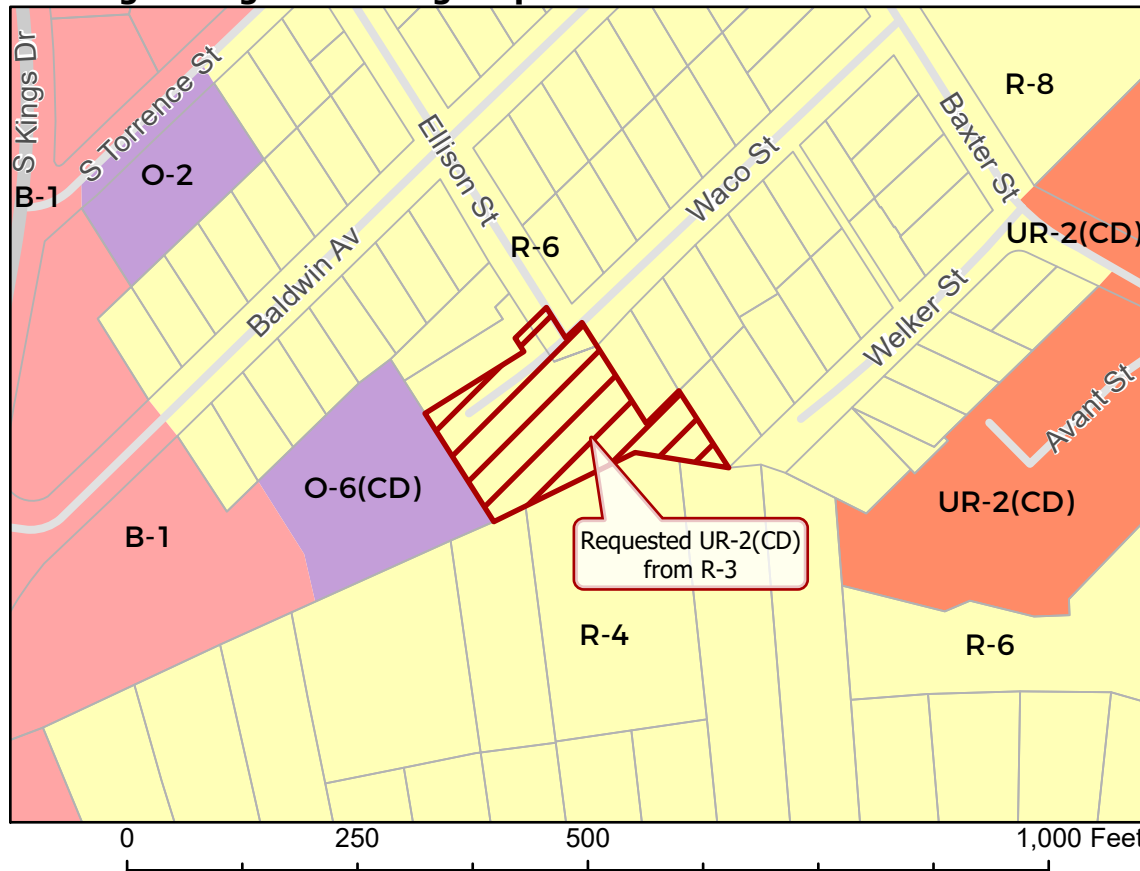
Location of Requested Rezoning



- 2018-078
- Inside City Limits
- Parcel
- Cross Charlotte Trail
- Greenway
- Streams
- FEMA Flood Plain
- Midtown Morehead Cherry
- Historic Districts
- City Council District**
- 1-Larken Egleston



Existing Zoning & Rezoning Request

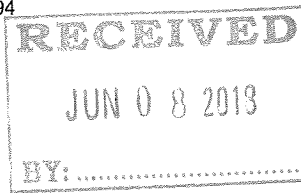


- Requested UR-2(CD) from R-3
- Zoning Classification**
- Single Family
- Urban Residential
- Office
- Business



Map Created 7/11/2018

REZONING APPLICATION CITY OF CHARLOTTE



2018-079

Petition #:	_____
Date Filed:	<u>6/8/2018</u>
Received By:	<u>[Signature]</u>

Complete All Fields (Use additional pages if needed)

Property Owner: Summit Avenue Browder Family, LLC

Owner's Address: 1440 South Tryon Street, Suite 104 City, State, Zip: Charlotte, NC 28203

Date Property Acquired: 07/29/2014

Property Address: 1800, 1808, and 1812 N. Brevard Street

Tax Parcel Number(s): 083-044-01, 083-044-30, and 083-044-29

Current Land Use: Vacant Size (Acres): ±0.747

Existing Zoning: I-2 Proposed Zoning: TOD-M(O)

Overlay: N/A Tree Survey Provided: Yes: _____ N/A: X

Required Rezoning Pre-Application Meeting* with: Sonja Sanders, Monica Holmes, Carlos Alzate, and Mandy Rosen

Date of meeting: 5/22/18

(*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes. Number of years (maximum of 5): 5

Purpose/description of Conditional Zoning Plan: To allow the site to be redeveloped and re-used with the uses allowed in the TOD-M zoning district.

Nick Tosco
Name of Rezoning Agent

401 S. Tryon St., Suite 3000
Agent's Address

Charlotte, NC 28202
City, State, Zip

704-335-6636 704-334-4706
Telephone Number Fax Number

nicktosco@parkerpoe.com
E-Mail Address

SEE ATTACHMENT A
Signature of Property Owner

SEE ATTACHMENT A
(Name Typed / Printed)

Three Pillars Capital, LLC
Name of Petitioner(s)

4315 Tangle Drive
Address of Petitioner(s)

Charlotte, NC 28211
City, State, Zip

513-226-4960
Telephone Number Fax Number

salz@threepillarsbrewing.com
E-Mail Address

[Signature]
Signature of Petitioner

Michael Salzarulo
(Name Typed / Printed)

ATTACHMENT A

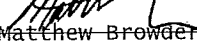
REZONING PETITION NO. 2018-____
Three Pillars Capital, LLC

OWNER JOINDER AGREEMENT
Summit Avenue Browder Family, LLC

The undersigned, as the owner of the parcels of land located at 1800, 1808, and 1812 N. Brevard Street that are designated as Tax Parcel Numbers 083-044-01, 083-044-30, and 083-044-29 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcels"), hereby joins in the Rezoning Application and consents to the change in zoning for the parcels from I-2 zoning district to the TOD-M(O) zoning district as more particular depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 8th day of June, 2018.

Summit Avenue Browder Family, LLC

By: 
Name: Matthew Browder
Its: Manager

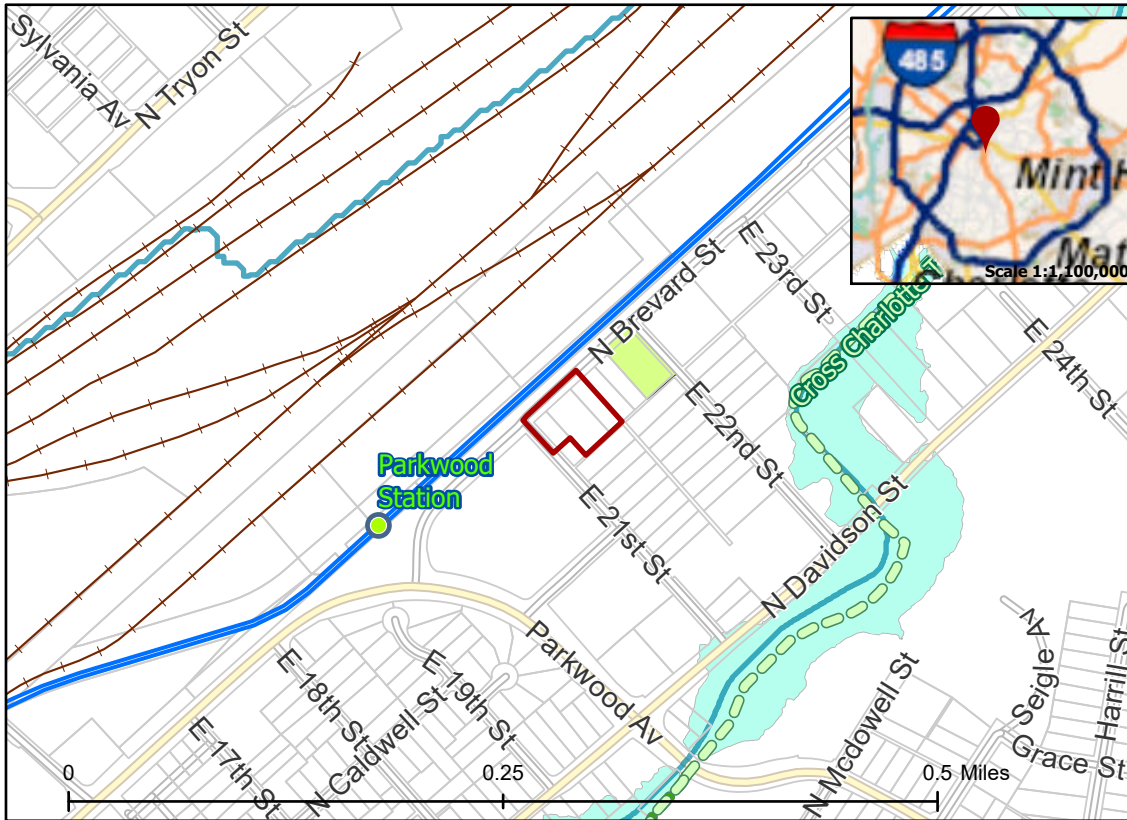
2018-079: Three Pillars Capital, LLC
Current Zoning I-2 (General Industrial)

Requested Zoning TOD-M(O) 5 Year Vested (Transit Oriented Development-Mixed Use, Optional) with 5 Year Vested Rights
Approximately .747 acres

Rezoning Map



Location of Requested Rezoning



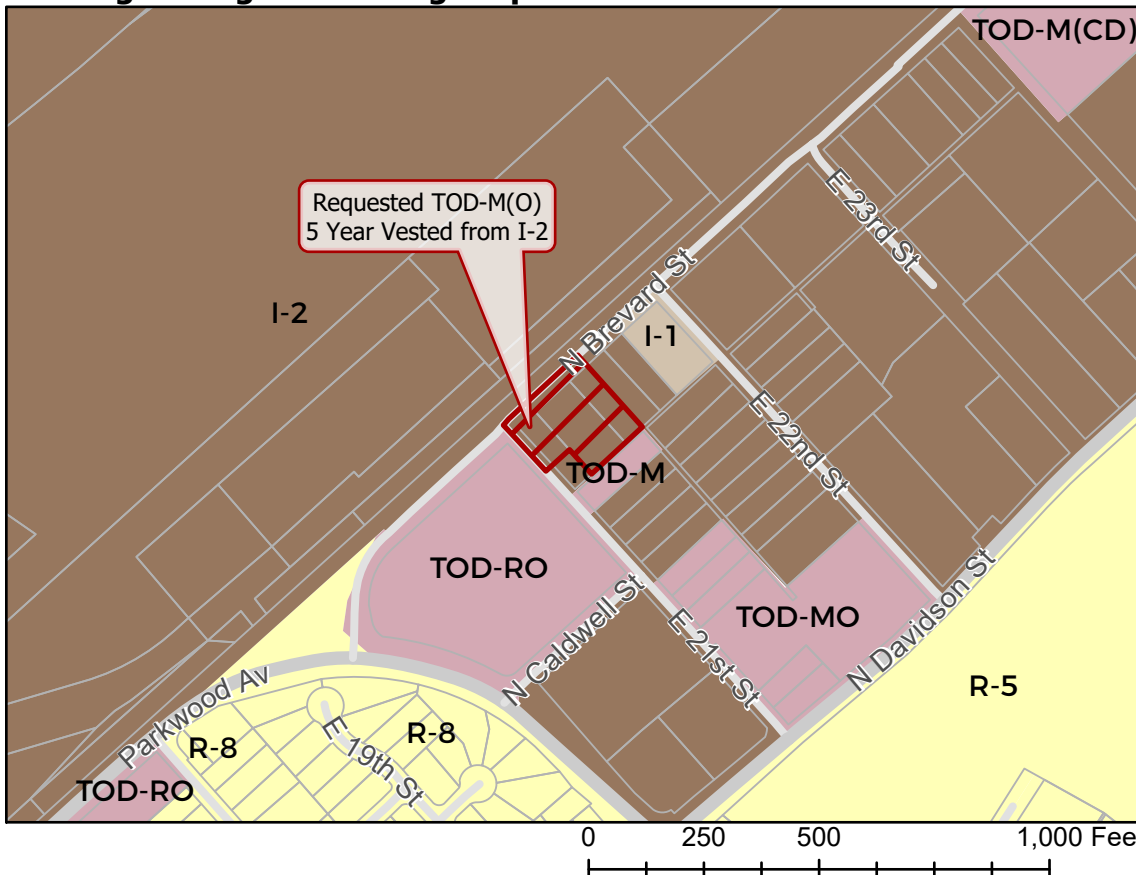
- 2018-079
- Inside City Limits
- Parcel
- LYNX Blue Line Station
- Cross Charlotte Trail
- LYNX Blue Line
- Greenway
- Railway
- Streams
- FEMA Flood Plain
- Transit Supportive Overlay

City Council District

- 1-Larken Egleston



Existing Zoning & Rezoning Request



- Requested TOD-M(O) 5 Year Vested from I-2

Zoning Classification

- Single Family
- Light Industrial
- General Industrial
- Transit-Oriented



Map Created 7/9/2018