

Report of Community Meeting  
for  
Conditional Rezoning Petition #2006-19

Petitioner: Family Support Services, Inc.  
Property Location: Approximately 9.44 Acres located at  
931 Wilann Drive, Charlotte, North Carolina

Contents  
Summary  
Meeting Notes  
Sample Meeting Announcement  
Names and Addresses of Parties Notified  
Copy of Sign In Sheet

## **Summary of Community Meeting**

1. The persons and organizations contacted about the meeting are those on a list received from the Planning Commission. The name and address list used for mailing labels is enclosed with this report.
2. The persons on the list were mailed the enclosed notice on December 27, 2005.
3. The meeting was held at 6:00 PM on Thursday, January 12, 2006, at Family Support Services Administration Building (at the site of the proposed rezoning).
4. The attendance roster is enclosed with this report.
5. The issues discussed at the meeting are summarized in the enclosed meeting notes.
6. No changes to the rezoning petition were made as a result of the Public Meeting.

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# **FAMILY SUPPORT SERVICES**

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**Community Meeting**  
**January 12, 2006 at 6:00 pm**

**In Attendance:**

Shirley Fulton (Attorney - FSS)

Tanya Jones (CEO/President - FSS)

Jackie Miller (Office Manager - FSS)

Kermitt Waddell (Chairman of the Board - FSS)

Mark Ricketson (First Charter/Lender)

Derrick Wise (Sedberry Construction/Builder)

Randolph Williams (Woolpert)

Community Persons - Sign-in log attached

**Shirley**

- Proposed plan – expected to add to FSS site
- Was a church at time of purchase
- FSS is non-profit 501(c)(3)
- Will provide service to physically & mentally challenged adults
- Proposing a 3<sup>rd</sup> building on site (9.78 acres)

**Randy**

- Building will be on front of site so it won't impact any of the neighbors
- Several positions for the building was observed, but the front (facing the intersection) was more feasible
- 3-story structure at 70 feet x 200 feet
- 42 units 1 bedroom units
- 150 feet of wooded area will not be touch
- Not a lot of pavement being added
- Building will enhance the site
- No extra parking will be added
- Will have campus type appearance
- Will add sidewalk to Wilann Drive

**Derrick**

- 3-story wood-framed building
- Building will have 50-60% brick work
- 42 units
- Should have some fencing for appearance and a circular driveway and a service road

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**Kermitt**

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- Encourage the community to look at the floor plan
- FSS will remain good neighbors
- FSS will maintain a 1<sup>st</sup> class facility
- The current buildings has been brought up to building code
- FSS has spent lots of money on the up keeping of the grounds and bringing them up to standard
- The 3<sup>rd</sup> building will be an enhancement to the community
- Out of the 42 units, 15/16 units will be reserved for FSS clients and the others will be for senior citizens
- The facility will be intended for a gated community
- A Day Health Center is coming soon to the facility
- Possible home for some people in the community
- 55 years or older will be cut off age
- The clients are in the population and have been since the building was purchased in April 2005
- There has been community activities -cookout etc. since the building was purchased, we have been good neighbors

**Tanya**

- The mission is to provide community inclusion to developmental disabled adults
- FSS has 9 group homes and 18 apartments within a 5 to 8 radius of the facility
- FSS is contracted with Area Mental Health to provide services to the clients
- Tanya has 20 years experience of working with the population
- Medicare will pay for assistant living
- FSS offer trained staffing to work with the population
- There is 24/7 supervision
- FSS provide evening/weekend activities to the clients that they serve
- The site was chosen because of the mass of land and the existing buildings

**Community**

- Define gated community? – (Kermitt) Rod-iron/decorative
- Who will be eligible for the senior housing? – (Tanya) The current population served as the client ages (55-70). Units will be fair market value to the community base seniors.
- What impact will the senior housing have on the community kids, grand kids and the school? – (Tanya) None.
- What is the ratio that is served? – (Tanya) All information is public record, all under code 5600 – developmental disability.
- Has there being problems with neighbors? – (Tanya) No problems with neighbors. Some clients have behavior problems and as part of their plan, if the client becomes uncontrollable it is instructed to call the police. The only client with extreme behavior is on highway 51.
- What is the age limit? – (Tanya) FSS only serve adults. No 18 year will live in the facility unless they have a disability. We don't foster dependency – as to improve we encourage independent living

**Meeting Adjourned 7:00 pm**

FAMILY SUPPORT SERVICES, INC.

931 WILANN DRIVE  
CHARLOTTE, NC 28215

**CORDIALLY**

**INVITES**

**YOU**

FAMILY SUPPORT SERVICES, INC

December 27, 2005

Notice of Public Meeting  
Rezoning of Land at 931 Wilann Drive

You are invited to a public meeting to discuss the proposed rezoning of property at 931 Wilann Drive,

From: R-4 - Single Family Residential, 4 Dwelling Units per Acre  
To: Institutional (CD)

If you have any interest in this rezoning request, you are encouraged to attend this meeting. The purpose of the meeting is to meet with the developers to have the opportunity to discuss this proposal.

Meeting Location: Family Support Services, Inc.  
931 Wilann Drive, Charlotte, NC

Meeting Date and Time: JANUARY 12 2006  
@ 6 PM

Petition #2006-19

Petitioner: Family Support Services, Inc.

Property Location: Approximately 9.49 Acres located northwest of Wilann and The Plaza intersection.

If you have any questions regarding this petition or the meeting, please call Shirley L. Fulton, Attorney at 704 338-1220, Ext. 232.

931 Wilann Drive, Charlotte, North Carolina 28215, 704 563-4586

# FAMILY SUPPORT SERVICES, INC

951 WILANN DRIVE  
CHARLOTTE, NC 28215

## COMMUNITY MEETING SIGN-IN LOG

Thursday, January 12, 2006 @ 6 pm

NAME	ADDRESS
FIRST NAME LAST NAME	ADDRESS, ZIP
Dan Thornton	900 Glenfiddich Dr. 28215
Wanda Thornton	910 Glenfiddich Dr. 28215
Garnett White	214 VICKERY DR 28215
Dianne Boyd	5134 Spenside Ct. 28215
Maurine Gause	5906 Old Crook Rd 28215
Dorothy Nicholson	3622 Denison Pl. 28215
Pat White	5500 Keray Ln. 28215
Julius Johnson	5424 Helix Drive 28215
Charles Johnson	5426 Coburn 28215
Grove Turner	5439 Coburn Ave 28215
Derrick Wise	1269 Robert Road Mt. Gilead, NC 27306
Lanahan 820222	4901 Criddle Lane Wn Ct, NC 28212
Jackie Miller	PO Box 680684

# FAMILY SUPPORT SERVICES, INC

931 WILANN DRIVE  
CHARLOTTE, NC 28215

## COMMUNITY MEETING SIGN-IN LOG

Thursday, January 12, 2006 @ 6 pm

NAME	ADDRESS
FIRST NAME LAST NAME	ADDRESS, ZIP
Lady Shulaki	1105 Glenfiddich Dr Charlotte NC 28215
HAI VAN NGUYEN	1116 WILANN DR. Charlotte NC 28215
Sarkis - VO	1116 WILANN DR Charlotte NC 28215
William A. Williams	5219 The Plaza, char. NC 28215
Andy Watts	480 Ashton Court Ln 28277
TURNER SUMPTER	16329 Bridlewood Ln 28215
Fred Benson	5230 Auburn Rd 28205
Vickie Fennell	5014 Grafton Dr 28215
Linda Hand	4902 Malibu Dr 28215
Ann Steele	5209 RUTH DR 28215
Charles Steele	" " "
Susan Lindsay	6205 Rosecroft Dr. 28215 <sup>Chen</sup> <sup>East Comm.</sup> <sup>Forth</sup>
Mark Richardson	7218 Golden Glow Ct 28212
Randy Williams	8731 Red Oak Blvd 28217