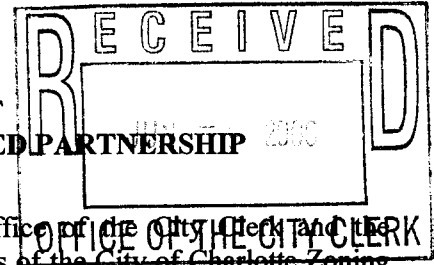


COMMUNITY MEETING REPORT
Petitioner: FAIRVIEW PLAZA ASSOCIATES LIMITED PARTNERSHIP
Rezoning Petition No. 2006-074



This Community Meeting Report is being filed with the Office of the City Clerk and the Charlotte-Mecklenburg Planning Commission pursuant to the provisions of the City of Charlotte Zoning Ordinance.

PERSONS AND ORGANIZATIONS CONTACTED WITH DATE AND EXPLANATION OF HOW CONTACTED:

A representative of the Petitioner mailed a written notice of the date, time and location of the Community Meeting to the individuals and organizations set out on **Exhibit A-1** attached hereto by depositing such notice in the U.S. mail on May 1, 2006. A copy of the written notice is attached hereto as **Exhibit A-2**.

DATE, TIME AND LOCATION OF MEETING:

The Community Meeting was held on Thursday, May 11, 2006 at 7:00 p.m. in the Chapel of Sharon Presbyterian Church, 5201 Sharon Road, Charlotte, North Carolina.

PERSONS IN ATTENDANCE AT MEETING (see attached copy of sign-in sheet):

The Community Meeting was attended by those individuals identified on the sign-in sheet attached hereto as **Exhibit B**. The Petitioner's representatives at the Community Meeting were Barry James of American Asset Corporation and John Carmichael of Kennedy Covington Lobdell & Hickman.

SUMMARY OF ISSUES DISCUSSED:

Since only one individual attended the Community Meeting, there was not a formal presentation. Rather, Ms. Strickland, Barry James and John Carmichael reviewed the plan together and discussed the rezoning proposal. The parties also discussed development in the general vicinity of the site. Barry James advised Ms. Strickland that one purpose of this Rezoning Petition is to dress up the front of the site with the two new proposed buildings. Barry James also advised that office, retail and restaurant uses could locate in either of these buildings. Barry James pointed out the trees on the site that the Petitioner would attempt to preserve.

A significant point of interest for Ms. Strickland was the height of the proposed buildings. Barry James advised that the height of the proposed buildings along Fairview Road would be one story. However, since the Community Meeting and after having reviewed its development needs in more detail, the Petitioner has determined that it requires the flexibility of allowing the buildings to be a maximum of two stories, and to have a maximum height of 50 feet above average grade along Fairview Road. The buildings could be taller along the rear and sides of the buildings due to a possible basement. The Petitioner has also determined that proposed tenants may desire to have a rooftop terrace for dining and bar areas. Because of these changes to the Conditional Rezoning Plan since the Community Meeting, the Petitioner's representative has mailed a copy of the revised Conditional Rezoning Plan to Ms. Strickland and advised her of these changes.

CHANGES MADE TO THE PETITION AS A RESULT OF THE COMMUNITY MEETING AS OF THE DATE HEREOF:

As of the date hereof, no changes have been made to this Rezoning Petition or to the Conditional Rezoning Plan solely as a result of the Community Meeting. However, as noted above, changes have been made to the Conditional Rezoning Plan since the Community Meeting.

Respectfully submitted, this 9th day of June, 2006.

Fairview Plaza Associates Limited Partnership, Petitioner

cc: Mr. Keith H. MacVean, Charlotte-Mecklenburg Planning Commission
Ms. Brenda Freeze, Clerk to City Council
Mr. Barry James, American Asset Corporation

**NOTICE TO INTERESTED PARTIES
OF COMMUNITY MEETING**

Subject: Community Meeting -- Rezoning Petition filed by Fairview Plaza Associates Limited Partnership to rezone an approximately 1.8912 acre site located at 5930-5970 Fairview Road

Date of Meeting: Thursday, May 11, 2006 at 7:00 P.M.

Place of Meeting: Sharon Presbyterian Church -- Chapel
5201 Sharon Road
Charlotte, NC

Petitioner: Fairview Plaza Associates Limited Partnership

Petition No.: 2006-074

We are assisting Fairview Plaza Associates Limited Partnership (the "Petitioner") in connection with a Rezoning Petition it has filed with the Charlotte-Mecklenburg Planning Commission seeking to rezone an approximately 1.8912 acre site located at 5930-5970 Fairview Road from the O-3(CD) zoning district to the MUDD(CD) zoning district. The purpose of the requested rezoning is to accommodate the demolition of the two existing buildings located on the site, and the construction of two new buildings on the site, one of which may contain a maximum of 15,000 square feet and the other of which may contain a maximum of 14,000 square feet. Pursuant to this rezoning request, each new building could be devoted to restaurant, retail and office uses.

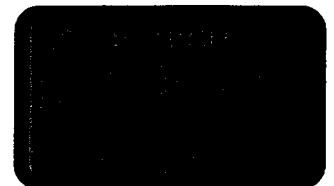
In accordance with the requirements of the City of Charlotte Zoning Ordinance, the Petitioner will hold a Community Meeting prior to the Public Hearing on this Rezoning Petition for the purpose of discussing this rezoning proposal with nearby property owners and organizations. The Charlotte-Mecklenburg Planning Commission's records indicate that you are either 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, on behalf of the Petitioner, we give you notice that representatives of the Petitioner will hold a Community Meeting regarding this Rezoning Petition on Thursday, May 11, 2006 at 7:00 P.M. at the Sharon Presbyterian Church Chapel, 5201 Sharon Road, Charlotte, NC. The Petitioner's representatives look forward to sharing this rezoning proposal with you and to answering any questions you may have with respect to this Rezoning Petition.

In the meantime, should you have any questions or comments about this matter, please call John Carmichael at (704) 331-7509.

Kennedy Covington Lobdell & Hickman, L.L.P.

cc: Mr. Andy Dulin, City Council District 6
Mr. Keith H. MacVean, Charlotte-Mecklenburg Planning Commission
Mr. Barry R. James
Mrs. Jane Crutchfield, Sharon Presbyterian Church



FAIRVIEW PLAZA ASSOCIATES LIMITED PARTNERSHIP
Petition No. 2006-074

Community Meeting Sign-in Sheet
Sharon Presbyterian Church - Chapel
Thursday, May 11, 2006
7:00 P.M.

	NAME	ADDRESS	TELEPHONE	EMAIL ADDRESS
1.	Phyllis Strickland	5809 W. W. West Ln	5531837	
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