

**COMMUNITY MEETING REPORT**  
**Rezoning Petition 2022-105**  
Moores Chapel Road

Date of original contact: November 22, 2022

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

The City supplied lists were used to contact interested parties via first class US mail. Each name on the City provided lists were sent a letter with approximately 43 letters mailed. Both the mailing lists and invitation letters are attached.

December 8, 2022

6:00 p.m.

Date, time and location of meetings VIRTUAL MEETING  
: Hosted by the Applicant

Persons in attendance at meeting: Approximately 8 persons ‘signed in’ to the VIRTUAL meeting in addition to the project team.

Walter Fields and Ted Barnes attended the meeting on behalf of the Petitioner.

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

Mr. Fields opened the presentation with a description of the site and the proposed development. He also reviewed the history of the site and that it had previously been rezoned for the exact same use with exactly the same site plan as before. The previously approved rezoning was challenged by a nearby property owner and it took some time before the Court concluded that there had been a technical error and the approval was rescinded. Mr. Fields presented a brief overview of the rezoning process. It was explained that the proposed use is consistent with plans for the community. The plan was presented with discussion of the access that is limited to Rhyne Road. There were several questions that covered a variety of subjects including when the development would occur and traffic questions. There were statements in support of the request as a benefit to the community by bringing more services to the community. A number of minor site plan corrections have been made to the site plan including a reference to NCDOT and typographical errors.

Community Meeting Invitation.

November 22, 2022

Dear Neighbors:

We invite you to attend a neighborhood meeting to receive a presentation on a rezoning petition for approximately 4 acres located on Rhyne Road at Moores Chapel Road. This same property was rezoned for commercial use back in 2019. But many months after that approval and as a result of a technical error, the prior rezoning approval was rescinded. After consultation with the Planning Staff, the application seeks the rezoning of the site to a conditional business classification with exactly the same plan as had been previously approved. For more information on this petition, please go to the link below:

<https://charlottenc.gov/planning/Rezoning/RezoningPetitions/2022-Petitions/2022-105/Pages/default.aspx>

Sometimes with rezoning petitions, information is not readily available to interested parties and the facts about the request are misunderstood. We would like to take this opportunity to discuss information with you so that you may have the facts about the request. You may not have an interest in this particular rezoning, but if you do, please plan to attend this virtual meeting to learn more about the proposal, share your comments, and have an opportunity to ask questions.

**The virtual meeting will be held on Thursday December 8th starting at 6:00 p.m. We would expect that the meeting would take about an hour but will continue as needed beyond 7:00 p.m. The log in information is provided below.**

Topic: Community Meeting - Moores Chapel Rd  
Time: Dec 8, 2022 06:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/86522847828>

Meeting ID: 865 2284 7828

One tap mobile

+13017158592,,86522847828# US (Washington DC)

+13052241968,,86522847828# US

Meeting ID: 865 2284 7828

Find your local number: <https://us02web.zoom.us/u/kj9QPDjiK>

If you have any questions about the meeting, please feel free to call Walter Fields at 704-372-7855

Virtual Meeting Attendee List.

| Name<br>(Original Name)    | User<br>Email                    | Total<br>Duration<br>(Minutes) | Guest |
|----------------------------|----------------------------------|--------------------------------|-------|
| Seth Stidham               | seth.stidham@durban<br>group.com | 88                             | No    |
| Walter Fields<br>(Walter)  |                                  | 88                             | Yes   |
| kdavies                    |                                  | 63                             | Yes   |
| ted barnes                 |                                  | 83                             | Yes   |
| iPhone                     |                                  | 119                            | Yes   |
| Seberta's iPhone           |                                  | 41                             | Yes   |
| Sarah Masoud               |                                  | 64                             | Yes   |
| steve thomas               |                                  | 37                             | Yes   |
| James's iPad               |                                  | 33                             | Yes   |
| Susie                      |                                  | 24                             | Yes   |
| Anthony Fox#<br>Parker Poe |                                  | 20                             | Yes   |