

COMMUNITY MEETING REPORT FOR REZONING PETITION NO. 2022-177

Petitioner: Appaloosa Real Estate Partners
Rezoning Petition No.: 2022-177
Property: ±15.52-acres along Mallard Creek Road at the intersection of Galloway Road

This Community Meeting Report is being filed with the City of City Clerk and the Charlotte-Mecklenburg Planning, Design and Development Department pursuant to 6.203 of the City of Charlotte Zoning Ordinance.

PERSONS AND ORGANIZATIONS CONTACTED WITH DATES AND EXPLANATIONS OF HOW CONTACTED:

A representative of the Petitioner mailed a written notice of the date, time and details of the Virtual Community Meeting to the individuals and organizations set out on **Exhibit A** by depositing the Community Meeting Notice in the U.S. mail on 3/24/2022. An additional notice was mailed on March 30th to clarify exact location of in-person meeting. Copies of the written notice are attached as **Exhibit B**.

TIME AND DATE OF MEETING:

The Community Meeting required by the Ordinance was held on Thursday, April 6, 2023, at 6:00 PM at the Mallard Creek Presbyterian Church Community House, 11400 Mallard Creek Road, Charlotte, NC, 28262. Copies of the sign-in sheets are attached as **Exhibit C**.

PERSONS IN ATTENDANCE AT MEETING:

The Petitioner's representatives at the required Community Meeting were Joshua Wilkes with Appaloosa Real Estate Partners, Jeremy Smith with Stanley Martin and Thomas Haapapuro with Design Resource Group. Also in attendance was Bridget Grant and Drenna Hannon with Moore & Van Allen, PLLC.

SUMMARY OF ISSUES DISCUSSED AT MEETING:

I. Overview of Petitioner's Presentation.

Introduction and Overview of Development Plan.

Ms. Grant with Moore & Van Allen started the meeting by welcoming the participants and thanking them for attending the community meeting for Rezoning Petition No. 2022-177. She then introduced the Petitioner's representatives to the meeting attendees. She also explained to the participants how the meeting would proceed and reviewed the agenda.

Ms. Grant and the petitioner's representatives provided the following information during the presentation:

The site is located along Mallard Creek Road at the intersection with Galloway Road and has 15.52 acres. The Petitioner is proposing a residential community with 186 townhome style units. The petition is seeking a change in zoning from R-3 to UR-2(CD). Access to the Site will be from Mallard Creek Road and Galloway Road. She explained the site has a future 2040 Plan place type of Neighborhood 1 making it an appropriate location for a residential development. She reviewed the site plan with attendees. She showed where amenities such as a pool and clubhouse are located along with tree save/open space, potential stormwater management, visitor parking and potential trash and recycling. She mentioned that Mallard Creek Road has funding approved to widen the road.

The rezoning schedule is for a May 15, 2023, Public Hearing, a May 30, 2023, Zoning Committee, and then a tentative decision on June 20, 2023, however this can change based on comments from City staff.

Ms. Grant then opened the meeting for questions.

II. Summary of Questions/Comments and Responses:

Attendee's questions centered around traffic management, density and water concerns. Participants explained their traffic and safety concerns. Ms. Grant explained that CMPD are aware of the growth and are reactive to the need for increased support in the area. CMPD presence will continue to grow as the community grows and as it is needed.

Participants expressed concern with 186 townhomes for the project is too dense. During a phone call with the team on March 13th, neighborhood members indicated they did not want "for rent" units. The team changed the units to "for sale" units however there is also concern homeowners will rent out their homes. Mr. Wilkes offered to include restrictions in homeowners' association regulations. Attendees stated the number of units is too high and does not fit into their existing community. Residents enjoy being outside and walking streets. An increase in the number of vehicles from the development will make it unsafe for families. Ms. Grant explained that NCDOT and CDOT have included comments about improvements to Mallard Creek and Galloway Roads. These include safety remedies. There currently are no plans to widen Galloway Road only Mallard Creek Road. Someone spoke of a road collapse/sink hole in the area and not wanting that to happen again. Mr. Happapuro indicated that they follow all guidelines required by city engineers.

Mr. Haapapuro responded to questions related to a freshwater stream on the site, underground water issues, maintaining and preserving wildlife and stormwater management. Attendees explained that they have pre-existing issues with pipes and service that are strained during surrounding construction especially water pressure. A fresh-water stream flows through the Site and the developer needs to be aware of this so it is preserved. There were concerns about the safety of the stormwater management system proposed for the Site. Mr. Haapapuro explained that they would build based on current standards where these issues are included, and they are regulated during the permitting process. He also explained that a seasonal high water table analysis is completed as well.

CMS overcrowding was mentioned as a concern. Ms. Grant explained that she spoke to a CMS representative who indicated that classrooms are not at capacity, and they are seeing more families opting for charter schools. There was a comment about architectural products used for the homes and Mr. Wilkes explained that Stanley Martin will use brick fronts and hardy plank as is seen in the adjacent neighborhood. One comment was made with disappointment that the city was not in attendance. Ms. Grant indicated that the city is present during the public hearing. A question was asked about height, and it was stated that height will not be more than is currently of single-family homes. Someone asked if the trash and recycling can be moved so it's not "in our backyard". Ms. Grant stated that they will be relocated. When asked about the square footage of the homes and price point, it was stated they would be 1,400-1,800 square feet and the price point has not been determined because it is market rate at time of completion. It was stated that there are not enough parking spaces for the number of homes. It was explained that they follow city standards on the amount of parking and not every dwelling will have more than one car.

There being no further questions, the meeting was concluded, and participants were thanked for their time and interest in the development.

CHANGES MADE TO PETITION AS A RESULT OF THE MEETING:

The development team will continue to coordinate efforts with City Staff and the community.

cc: Renee Johnson, Charlotte City Council District 4 Representative
David Pettine, Charlotte Planning, Design and Development Department
Joshua Wilkes, Appaloosa Real Estate Partners
Brian Miller, Appaloosa Real Estate Partners
Jeff Brown, Moore & Van Allen, PLLC
Bridget Grant, Moore & Van Allen, PLLC

Exhibit A

Adjacent Owners:

TAXPID	OWNERLASTN	OWNERFIRST	COWNERFIRS	COWNERLAST	MAILADDR1	MAILADDR2 CITY	STATE	ZIPCODE
02901115	RAMANATHAN	RAVISANKAR KUMARAGURUBAR	ANITHA	SANKARALINGAM	10676 SKIPPING ROCK LN NW	CONCORD	NC	28027
02901116	SHI	BILLY			2429 GALLOWAY RD	CHARLOTTE	NC	28262
02901125	XIN	WEI			132 ENSIGN PLACE	MOORESVILLE	NC	28117
02901177	HIC-UNIVERSITY LLC				135 S SHARON AMITY RD STE 100	CHARLOTTE	NC	28211
02901178	HIC-UNIVERSITY LLC				135 S SHARON AMITY RD STE 100	CHARLOTTE	NC	28211
02901179	KINGS CROSSING OWNERS ASSOCIATION	INC			717 SOUTH TORRENCE ST	SUITE 101 CHARLOTTE	NC	28204
02901181	GODDARD MALLARD CREEK LLC				543 ALLEGHENY AVE	TOWSON	MD	21204
02901182	XIN	LIYUNYANG	LINDA	XIAO	132 ENSIGN PLACE	MOORESVILLE	NC	28117
02901183	XIN	WEI			132 ENSIGN PLACE	MOORESVILLE	NC	28117
02901199	XIN	WEI			132 ENSIGN PLACE	MOORESVILLE	NC	28117
02901510	DAMICO	YOLANDA			10930 CLAUDE FREEMAN DRIVE	CHARLOTTE	NC	28269
02901511	SANTIAGO	MARY DELLA			10926 CLAUDE FREEMAN DR	CHARLOTTE	NC	28262
02901512	TOLAND	MADELINE JEAN PROEL	JOSEPH JOHN	TOLAND	10922 CLAUDE FREEMAN DR	CHARLOTTE	NC	28262
02901513	GONZALEZ	VICTOR J	BRITTANY N	GONZALEZ	10918 CLAUDE FREEMAN DR	CHARLOTTE	NC	28262
02901514	BELAVADI	TEJASWI	GAYATHRI	VISWANATHAN	10914 CLAUDE FREEMAN DR	CHARLOTTE	NC	28262
02901515	PROGRESS RESIDENTIAL 2015-1 BORROWER LLC				PO BOX 4090	SCOTTSDALE	AZ	85261
02901516	BLAKE	SUSHANNIE			10906 CLAUDE FREEMAN DR	CHARLOTTE	NC	28262
02901517	CORONADO	MICHELLE S			10902 CLAUDE FREEMAN DR	CHARLOTTE	NC	28262
02901539	ARBOR HILLS HOMEOWNERS ASSOC	INC		C/O HAWTHORNE MANAGEMENT	2221 PARK RD	CHARLOTTE	NC	28203
02936301	ELDER	JANET L			10834 TRADITION VIEW DR	CHARLOTTE	NC	28269
02936302	MOSER	GREGORY T		ELIZABETH SPENCER N MOSER (SP	10828 TRADITION VIEW DR	CHARLOTTE	NC	28269
02936303	TAIT	LESLEY			2630 MERION HILLS CT	CHARLOTTE	NC	28269
02936304	PHILLIPS	ROBERT B	DEBORAH S	PHILLIPS	2624 MERION HILLS CT	CHARLOTTE	NC	28269
02936381	CHATHAM HOMEOWNERS ASSOCIATION OF MALLARD CREEK IN				PO BOX 79032	CHARLOTTE	NC	28271
02936526	ACKERMAN	TAYLOR	JOEL JR	DOLLARHIDE	3050 TIFTON GRASS LN	CHARLOTTE	NC	28269
02936527	MILES	GAINES E	JUDY E	MILES	3042 TIFTON GRASS LN	CHARLOTTE	NC	28269
02936528	EDGERTON	DAVID J JR	ALLISON H	EDGERTON	3036 TIFTON GRASS LN	CHARLOTTE	NC	28269
02936529	SULLIVAN	DARLENE MARIE			3026 TIFTON GRASS LN	CHARLOTTE	NC	28269
02936534	MCCORKLE	CEDRIC			3009 TIFTON GRASS LN	CHARLOTTE	NC	28226
02936535	CHAMBERS	JAMES A			3017 TIFTON GRASS LN	CHARLOTTE	NC	28269
02936536	HANIF	KHURRAM	SHAIZA	KHAWAJA	3025 TIFTON GRASS LN	CHARLOTTE	NC	28269
02936537	PERRY	CARL D			3035 TIFTON GRASS LN	CHARLOTTE	NC	28269
02936538	OFFERPAD SPE BORROWER A LLC				2150 E GERMANN RD STE 1	CHANDLER	AZ	85286
02936539	LANCELIN	LARRY W	CAROL L	LANCELIN	3045 TIFTON GRASS LN	CHARLOTTE	NC	28273
02936540	BACH	JULIA S.	MATTHEW M.	BACH	3049 TIFTON GRASS LN	CHARLOTTE	NC	28269
02936541	CLOUD	AL	CATHY	CLOUD	3053 TIFTON GRASS LN	CHARLOTTE	NC	28269
02936542	MAIMOUN	MOUSA	COLLEEN	EADE	10934 TRADITION VIEW DR	CHARLOTTE	NC	28269
02936543	JOHNSON	ALICE M			10928 TRADITION VIEW DR	CHARLOTTE	NC	28269
02936544	AHMED	MOHAMMED HASEEB			10922 TRADITION VIEW DR	CHARLOTTE	NC	28269
02936545	WHITE	KEVIN L	MELINDA R	WHITE	10916 TRADITION VIEW DR	CHARLOTTE	NC	28269
02936546	HENDERSON	MYRA CHANEL			10910 TRADITION VIEW DR	CHARLOTTE	NC	28262
02936547	CHATHAM HOMEOWNERS ASSOCIATION OF MALLARD CREEK IN				PO BOX 79032	CHARLOTTE	NC	28271
02968101	COTTMAN	MAURICE L	MARY L	COTTMAN	2512 LEXINGTON APPROACH DR	CHARLOTTE	NC	28269
02968102	COTTMAN	MAURICE L	MARY L	COTTMAN	2512 LEXINGTON APPROACH DR	CHARLOTTE	NC	28269
02968103	PEREZ	FRANCISCO	ANDREA JOY	PEREZ	2102 PRIORY CT	CHARLOTTE	NC	28262
02968104	BALLARD	MATTHEW			2410 LEXINGTON APPROACH DR	CHARLOTTE	NC	28262
02968105	BALLARD	MATTHEW			2410 LEXINGTON APPROACH DR	CHARLOTTE	NC	28262
02968106	MCGRANT	JONATHAN	VONTINA	MCGRANT	11117 TAVERNAY PY	CHARLOTTE	NC	28262
02968111	LEXINGTON COMMUNITY ASSOCIATION INC				1950 SULLIVAN RD	ATLANTA	GA	30337
02968112	LEXINGTON COMMUNITY ASSOCIATION INC				1950 SULLIVAN RD	ATLANTA	GA	30337
02968113	CHISOLM	LEON III	JENNIFER	CHISOLM	11108 MALLARD CREEK RD	CHARLOTTE	NC	28262
02968114	MCGRANT	JONATHAN	VONTINA	MCGRANT	11117 TAVERNAY PKY	CHARLOTTE	NC	28262
02968199	BALLARD	MATTHEW			2410 LEXINGTON APPROACH DR	CHARLOTTE	NC	28262
02968216	GULLETT	DERRICK	SANDRA	SANDERSON	10934 LOUDON LN	CHARLOTTE	NC	28262
02968217	PANDO	MIGUEL ANGEL	SANDRA LOREE DIKA		10926 LOUDON LN	CHARLOTTE	NC	28262
02968218	BOMELY	REV PAUL H	MARTHA B	BOMELY	10918 LOUDON LN	CHARLOTTE	NC	28262
02968219	YOUNG	BRIAN K	DIANA Q	YOUNG	10906 LOUDON LN	CHARLOTTE	NC	28262
02968220	PHAM	TOVAN NHU	MY Q	NGUYEN	10905 LOUDON LN	CHARLOTTE	NC	28262
02968221	HARRIS	TONY L	MELISSA	HARRIS	10913 LOUDOUN LN	CHARLOTTE	NC	28262
02968222	MARTINEZ	JORGE L JR	MARTHA K	MARTINEZ	10921 LOUDON LN	CHARLOTTE	NC	28262
02968223	HAAG	EDWARD	JENNIFER	HAAG	10929 LOUDON LN	CHARLOTTE	NC	28262
02968224	JENKINS	RICHARD W	JEANNE E	JENKINS	11017 TAVERNAY PKWY	CHARLOTTE	NC	28262
02968225	WATKINS	STANLEY D	ALDRICHD	WATKINS	11023 TAVERNAY PKWY	CHARLOTTE	NC	28262
02968226	LEXINGTON COMMUNITY ASSOCIATION INC				1950 SULLIVAN RD	ATLANTA	GA	30337
02968227	LEXINGTON COMMUNITY ASSOCIATION INC				1950 SULLIVAN RD	ATLANTA	GA	30337
02968228	DAVE	PINA			11127 FOUNTAIN GROVE DR	CHARLOTTE	NC	28262
02968229	DAVE	KUNAL	PINA	DAVE	10908 MALLARD CREEK RD	CHARLOTTE	NC	28262
02968230	ALMERSAL	MOHAMMED			2430 GALLOWAY RD	CHARLOTTE	NC	28262
02968407	LEXINGTON COMMUNITY ASSOC INC				8916 HUNTER RIDGE DR	CHARLOTTE	NC	28226

Exhibit A (Cont.)

Neighborhood Organizations:

ORGANIZATION_NAME	FIRST_NAME	LAST_NAME	STREET_ADDRESS	UNIT_NUM	CITY	STATE	ZIP
Arbor Hills Homeowners Association	Sarah	Ziegler	10701 Claude Freeman Dr		Charlotte	NC	28262
Aria at the Park	Edna	Chirico	1626 Unison Drive		Charlotte	NC	28262
Ashley Creek Homeowners Association	John	Higdon	3111 Parker Green Tl		Charlotte	NC	28269
Avensong Homeowners Association	Debbie	Durrell	10701 Claude Feeman Dr		Charlotte	NC	28209
Chatham Homeowners Association	Paul	Corkery	3008 Parker Green Trail		Charlotte	NC	28269
Chatham Homeowners Association	William	Shepherd	3040 Parker Green Trail		Charlotte	NC	28269
Chestnut Commons Homeowners Association	Guy E.	Derby, Jr	3111 Parker Green Tl		Charlotte	NC	28269
Churchill Downs	Kelly	Voler	10701 Claude Feeman Dr		Charlotte	NC	28209
Claybrooke Neighborhood Association	Anthony	Wooding	10179 Claybrooke Dr		Charlotte	NC	28262
Colvard Park Homeowners Association	Kevin	Archer	3008 Colvard Park Wy		Charlotte	NC	28269
Fountaingrove Homeowners Association	Patrick & Helin	Beacham	11024 Fountaingrove Dr		Charlotte	NC	28262
Freedom West Community Action Association	Richard L.	Eppley	2026 Chipstone Rd		Charlotte	NC	28262
Highland Trace Neighborhood	Howard	Carmichael	10701 Claude Feeman Dr		Charlotte	NC	28209
Highland Trace Neighborhood	Willie	Caldwell	3111 Parker Green Tl		Charlotte	NC	28269
Katelyn Moors Garden Club	Robert	Harris	10409 Katelyn Dr		Charlotte	NC	28269
Lexington	Darrin	Rankin	11610 Tavernay Parkway		Charlotte	NC	28262
Lexington	David	Hoffman	10415 Dickson Lane		Charlotte	NC	28262
Lexington	Robert	Davis	2345 Treymore Lane		Charlotte	NC	28262
Lexington	Timothy	Burgess	2215 Maycroft Dr		Charlotte	NC	28262
Prosperity Point Homeowners Association	Alan	McDonald	10010 Gardendale Ct		Charlotte	NC	28269
Prosperity Point Homeowners Association	Cosby	Quinlan	3030 Driwood Court		Charlotte	NC	28269
Ramblewood Neighborhood Association	Woody	Schmidt	11020 David Taylor Dr		Charlotte	NC	28262
Robyns Glen Homeowners Association	Mickey	Kidwell	2711 Chickadee Dr		Charlotte	NC	28269
Villa Heights Community Organization	Hatti	Watkins	3820 Saxonbury Wy		Charlotte	NC	28269
Welcome Home CLT	Amarra	Ghani	11135 Cypress View Dr.		Charlotte	North Carolina	28262

Exhibit B

NOTICE TO INTERESTED PARTIES OF A REZONING PETITION PETITION #2022-177

Subject: Rezoning Petition No. 2022-177
Petitioner/Developer: Appaloosa Real Estate Partners
Current Land Use: Residential
Existing Zoning: R-3
Rezoning Requested: UR-2(CD)
Date and Time of Meeting: **Thursday April 6, 2023 at 6:00 PM**
Meeting Location & Registration: **Mallard Creek Presbyterian Church**
1600 W Mallard Creek Church Rd
Charlotte, NC 28262
Please send an email to Drenna Hannon at drennahannon@mvalaw.com to RSVP

Date of Notice: 3/24/2023

Moore & VanAllen is assisting Appaloosa Real Estate Partners (the "Petitioner") on a recently filed request to rezone an approximately ±15.52-acre site located along Mallard Creek Road near the intersection of Galloway Road in Charlotte, North Carolina (the "Site") from R-3 to UR-2(CD). The request is to allow the development of the Site with a residential townhome community. Access to the Site will be from Mallard Creek and Galloway Roads.

The Petitioner will hold a **Community Meeting on Thursday April 6th at 6:00 pm** to discuss this rezoning proposal with nearby property owners and organizations. The Charlotte-Mecklenburg Planning, Design and Development Department's records indicate that you are either a representative of a registered neighborhood organization or an owner of property near the Site.

Please send an email by April 4th to Drenna Hannon at drennahannon@mvalaw.com in order to RSVP and reference Petition #2022-177.

Residents who expect they will be unable to access the meeting or have questions about this matter are asked to email bridgetgrant@mvalaw.com or call **704-331-2379** to make alternative arrangements to receive the presentation information. Presentation materials will be shared upon request after the virtual meeting.

Representatives of the Petitioner look forward to discussing this exciting rezoning proposal with you at the Community Meeting. Thank you.

cc: Renee Johnson, Charlotte City Council District 4 Representative
David Pettine, Charlotte Planning, Design and Development Department
Joshua Wilkes, Appaloosa Real Estate Partners
Jeff Brown, Moore & Van Allen, PLLC
Bridget Grant, Moore & Van Allen, PLLC

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Exhibit B (continued)

Site Location:

**Please note, there will be no direct connections to Lexington Approach.*

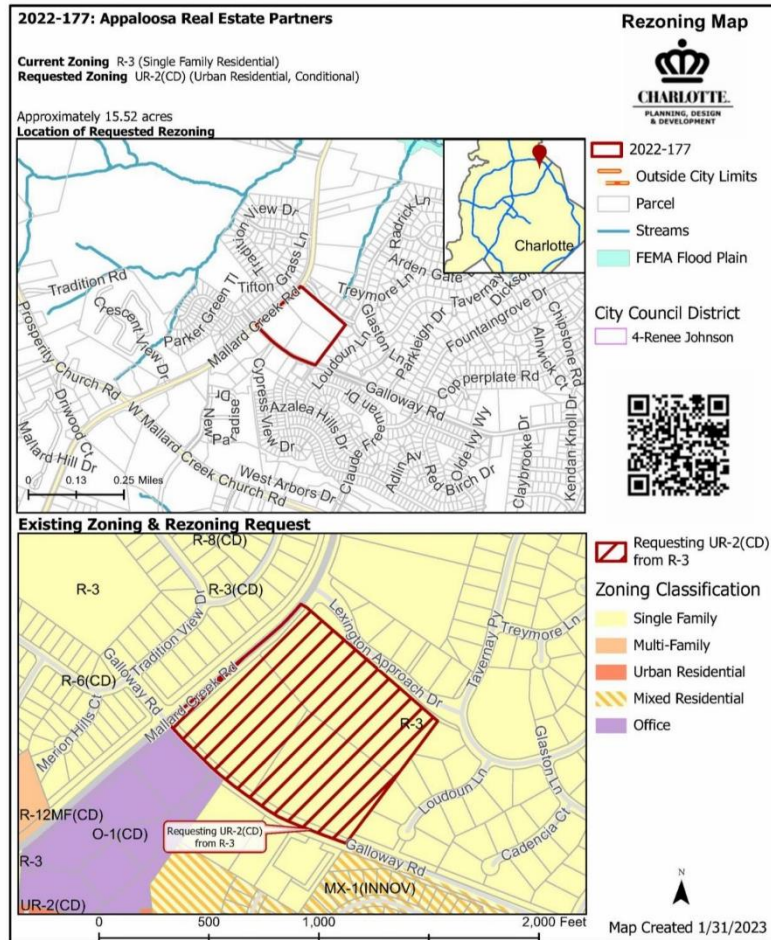


Exhibit B (Cont.)

**UPDATED NOTICE TO INTERESTED PARTIES OF A REZONING PETITION
PETITION #2022-177**

Subject: Rezoning Petition No. 2022-177
Petitioner/Developer: Appaloosa Real Estate Partners
Current Land Use: Residential
Existing Zoning: R-3
Rezoning Requested: UR-2(CD)

Date and Time of Meeting: **Thursday April 6, 2023, at 6:00 PM**

Meeting Location & Registration: **Mallard Creek Presbyterian Church – Community House**
11400 Mallard Creek Rd
Charlotte, NC 28262

Please send an email to Drenna Hannon at
drennahannon@mvalaw.com to RSVP

Date of Notice: 3/30/2023

Moore & VanAllen is assisting Appaloosa Real Estate Partners (the “Petitioner”) on a recently filed request to rezone an approximately ±15.52-acre site located along Mallard Creek Road near the intersection of Galloway Road in Charlotte, North Carolina (the “Site”) from R-3 to UR-2(CD). The request is to allow the development of the Site with a residential townhome community. Access to the Site will be from Mallard Creek and Galloway Roads.

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David Pettine, Charlotte Planning, Design and Development Department
Joshua Wilkes, Appaloosa Real Estate Partners
Jeff Brown, Moore & Van Allen, PLLC
Bridget Grant, Moore & Van Allen, PLLC

CHAR2\2792894v4

Exhibit B (Cont.)

Site Location:

**Please note, there will be no direct connections to Lexington Approach.*

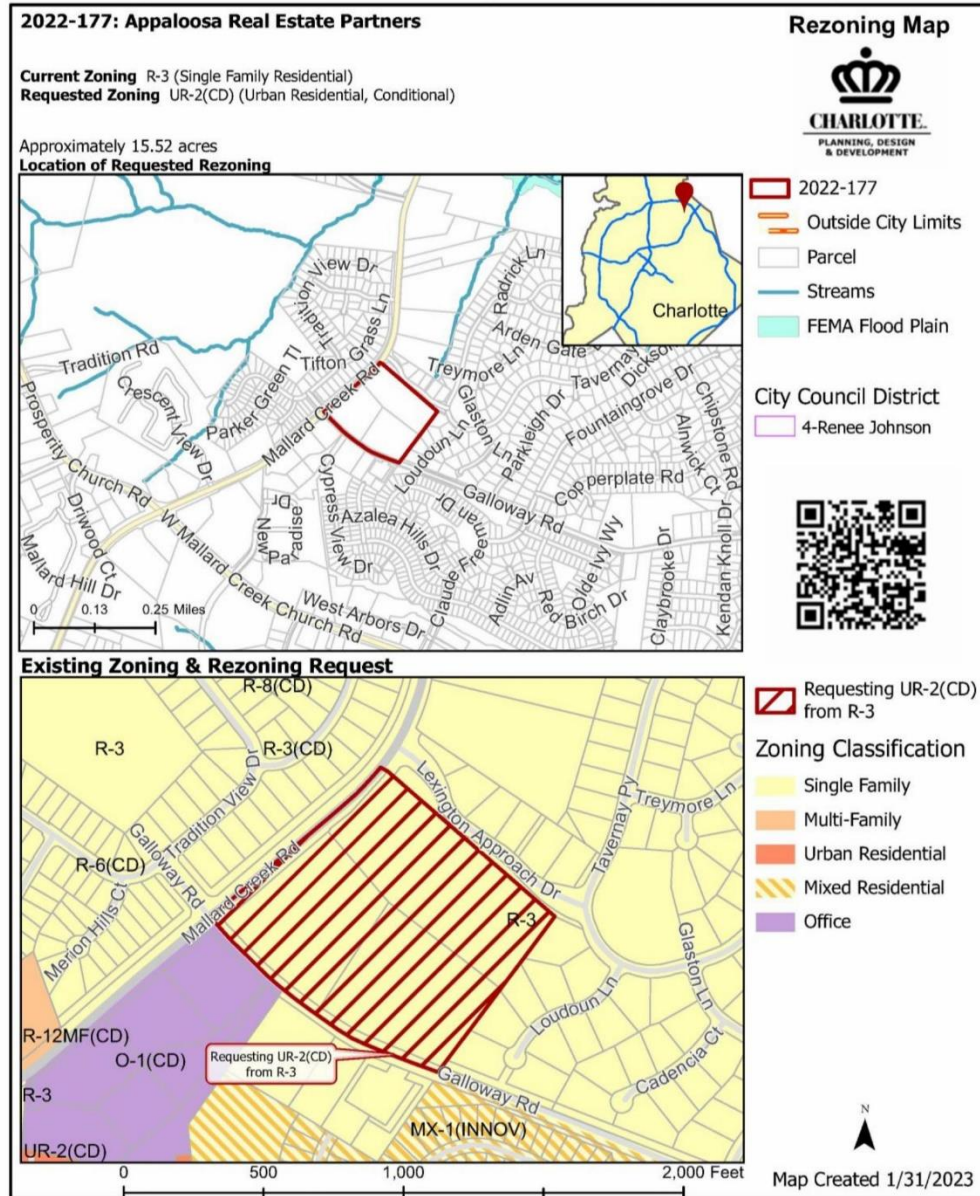


Exhibit C

Community Meeting Attendance Sheet

** This sign in sheet is to acknowledge your attendance at the community meeting and so that the City Council may know who attended the community meeting. Signing this attendance sheet does not indicate support or opposition to the proposed rezoning petition. **

Petitioner: Appaloosa Real Estate Partners

Rezoning petition Number: 2022-177

Date: April 6, 2023

Name	Address	Phone	Email
Susan Gann Carroll	11412 Tavernay Parkway, Charlotte 28262	913.706.8072	segann53@gmail.com
Sandra Dika	10926 Loudoun Ln Charlotte	704.534.0325	sandra.dika@gmail.com
Kendra Woods	11220 Tavernay Hwy Charlotte	919.308.7244	Kendra.R.Brown@gmail.com
John Trunk	COLLIER PARK	704-703-6151	
Dick Richards	2435 Thonashire	704-904-7876	didr@gmail.com
Diane Goodwin	10715 TAVERNAY PKY	704-715-8257	goodwinadk@minisprings.com
Vinay Vasude	10903 TAVERNAY	704-892-8890	
Tony Harris	10913 Loudoun Lane	704-352-8611	tonyharris1@gmail.com
Jay Jyau	11103 Fourstringer Dr	704-510-3614	JTyau@gmail.com
Allen Malinda	10727 Tavernay Hwy	980-875-7724	ALLEN.MALINDA@gmail.com
Charles and Annie Rodwell	10504 Tavernay Hwy	980-938-6096	ckrodwell@yahoo.com annieepz@yahoo.com
Janice Fiorillo	10925 Cadencia Ct	704.609-3600	janice.fiorillo@gmail.com
Ed Fiorillo	10925 Cadencia Ct	980-333-5601	fiorillo@carolina.rr.com
Sheetal Desai	2501 Redrick Lane	704.968.2636	sheetaldesai1969@gmail.com
Ironi Hawkins	2323 Arden Gate Ln	704-717-9644	irhawk@bellsouth.net
William Hawkins	2323 Arden Gate Ln	704-968-8002	wlhawkins@bellsouth.net
Philip Yolande Hunter	1710 SANRIDGE LN WIND	704-564-7305	HunterYB@bellsouth.net

Exhibit C (Cont.)

Community Meeting Attendance Sheet

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Rezoning petition Number: 2022-177

Date: April 6, 2023

Name	Address	Phone	Email
Gail Buff	1635 GALLOWAY RD	704-509-2020	SBUFF38735@ATT.net
Randy Burdette	800 B Silvert Birch Dr.	704-491-4346	Randy.Burdette@ATT.net
NEALAND LEWIS	11511 TAVERNAY PKWY	704-231-3266	NNLCL1@GMAIL.COM
Michele Miller Horck	1524 GARRISON Rd	704-252-0967	michelemillerhorck@gmail.com
ANTHONY KULIS	10928 CADENCIA CT	704-577-8216	akulis@bellsouth.net
Lucy Suddreth	1722 SERRIDGEWOOD Ln	240-351-8743	suddrethl@aol.com
Barbara Kumnick	10825 Tradition View	204-516-9834	BarbaraKumnick@gmail.com
David Hoffman	10415 DIXIE Ln	213-537-4633	hoa-socialcenter@gmail
Harper Ervin	10424 Tavernay	704-549-0000	ervinhjr@gmail.com
Robert Durschlag	10102 Tavernay Pkwy	704-608-0806	robby.durschlag@gmail.com
Heidi Durschlag	10102 Tavernay Pkwy	704-608-2423	heidi.durschlag@gmail.com
Julie Goodlife	2507 Radrick Ln	704-787-3773	juliegoodlife@gmail
Ferrona Miller	1919 Galloway Rd	704-719-7049	ferronam@gmail
Hattie Murphy	2308 Arden Gate Ln	(704) 937-8494	nattie.murphy@bellsouth.net
Lenaff Springs	10911 TAVERNAY AVE	704-651-7040	lenaff.springs@gmail.com

Exhibit C (Cont.)

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Petitioner: Appaloosa Real Estate Partners

Rezoning petition Number: 2022-177

Date: April 6, 2023

Name	Address	Phone	Email
Patricia Malone	11401 Tavernay	704-293-0193	prmalone@yahoo.com
Cavan Newsome	2533 Radrick Lane	704-626-0162	cavan0516@aatt.net
Greg Moser	10828 Tradition Vw Dr	704-526-7630	grymoser@gmail.com
R. HAULBROOK	11022 Alhwick Ct.	704-301-7154	RWHAULBROOK@gmail.com
Hon Tran	2537 Radrick Ln	704-491-3646	
Chin Liew	2537 Radrick Ln	704-491-3646	
Wm. Mitchell	243112 Radrick Ln	704-905-5390	wmitch2630@gmail.com
Cathie Clarkson	3001 Silver Birch Dr	704-562-8202	cathieclarkson@me.ia
William Woodson	11310 Tavernay	704-526-7072	bwoodson446@aol.com
Kimi McCann	3110 Parker Green Tr	919-641-1869	kjdavis7@hotmail.
Fatima Banawan	10217 Taurus Pky	(771) 287-6977	fatima@banawan.net

Exhibit C (Cont.)

Community Meeting Attendance Sheet

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Date: April 6, 2023

Name	Address	Phone	Email
Gregory Squire	11011 Chelmsford Ct	(525) 229-8937	jsquire331@yahoo.com
Juanita Munoz	" "	" "	" "
DENNIS J. SOWELL	2540 Radrick Ln	980 613-0633	djs2540@gmail.com
MAZIE L. SOWELL	" "	980 229-9962	maziel97@gmail.com
Minna Banawan	12011 Olden Ct	704 390 3030	minna@banawan.net
Sheng-Guo Wang	2516 Radrick Ln	704-503-0747	swang@uncc.edu
Geraldine Perena-Diallo	11142 Tradition View	646 515-6543	CPB 435@yahoo.com
Krishna Patel	Lexington 12019 Olden Ct	704-547-9922	itskrishnapatel@gmail
FRANK C. WOODS	10333 Clay Brooks	404 919 1378	KWAF514@yahoo.com

Exhibit C (Cont.)

Community Meeting Attendance Sheet

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Petitioner: Appaloosa Real Estate Partners

Rezoning petition Number: 2022-177

Date: April 6, 2023

Name	Address	Phone	Email
Jack + Loraine Shannon	1118 PARKLEIGH	704.905.3392	JACK.T.SHANNON@GMAIL.COM
Ken + Sandy Morgan	10916 Cadencia Ct	704-607-8741	KBMorgan45@gmail.com
MARK + MARGARET ANDERSON	10110 TAVERNAY	8642452576	mymail@bell.south-north
Jordan Boyd	2304 Arden Gate	704-591-9449	Jboydcto@gmail.com
Tim JOHNSON	2314 ARDEN GATE LANE	816-678-3000	tim.johnson26@gmail.com
WASIM SYED	10906 TAVERNAY PARKWAY	704-549-0819	WSYED@ATT.NET
Anna Guyton	2515 Radrick Ln	704-650-2522	ajguyton@gmail.com
Ricky Mitchell	2303 Arden Gate	704-578-1003	RickyMitchell@gmail.com
Rick Mitchell	"	704-562-9861	RMcKsonMitchell@gmail.com
Paul Murphy	2308 Arden Gate W	704-522-8141	murphy410@carolina.rr.com

Exhibit C (Cont.)

Community Meeting Attendance Sheet

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Rezoning petition Number: 2022-177

Date: April 6, 2023

Name	Address	Phone	Email
Cheryl Brown	10815 Tradition View Dr	704-402-3441	Bell/594H.pe CBROWN1085@
DR. A. Parker	2532 ARDEN GATE	937-367-5556	Abdulparker@aol.com
WES STOTT	2411 RADRICK LN	704-577-8985	WSTOTT@UPS.com
David Cogley	1609 Copperplate Rd	508-271-5764	davidcogley@gmail.com
DAVID SPISEK	11613 TAVERWAY PKW	980-225-4909	despisek@aol.com
MAYALE MCCRAWY JAMES MCCRAWY	10707 TAVERWAY PKW	704-408-8224 704-650-3179	JAMCCRAWY @gmail.com
Sharif Elkhouly Munira Ismail	12006 Oldham Court	704-842-7211	selkhouly@gmail.com
Brian Phillips	11109 CORWIND CT	704-277-6762	baphillips1@gmail.com
Amanda Phillips			
Rama Vasudev	10903 Tavernay Pk	704-491-2148	
Sherene Banawan	10217 Tavernay Pkwy	704-293-6482	
Wisham Elkaj-Mahmoud	11515 Tavernay Pkwy	704-783-8844	

Exhibit C (Cont.)

Community Meeting Attendance Sheet

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Rezoning petition Number: 2022-177

Date: April 6, 2023

Name	Address	Phone	Email
Annie Ideghes	11315 Tavernay Pkwy	704-969-8520	C/2kris@aol.com
Anthony & Sachin	1122 Parkleigh dr	9148747901	tonyque.ktm@gmail.com
Melissa Harris	10913 Lardain Lane	704 509 6893	melissal.harris@gmail.com
Karen Dixon	11400 Tavernay Pkwy	704 904-4543	kmdd03@gmail.com
Richard Dixon	11400 Tavernay Pkwy	704 617-3110	Rdixon023@gmail.com
Kathleen Fritts	11229 Tavernay	704 968 6817	Kathy808@aol.com
Valerie Yaks	2419 Radnet Ln	704 804 3276	valter.valerie@gmail.com
Millie Powell	2520 Arden Court Lane	704 622 8775	mill.powell@aol.com
Fatima Bahawan	10217 Tavernay Pkwy	(704) 287-6971	Fatima@Bahawan.net
Mona El-Haj Muhammad	11515 Tavernay Pkwy	(704) 277-1728	mona@Bahawan.net
Talal El-Haj Muhammad	11515 Tavernay Pkwy	(704)	

Exhibit C (Cont.)

Community Meeting Attendance Sheet

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Rezoning petition Number: 2022-177

Date: April 6, 2023

Name	Address	Phone	Email
Stan Watkins	11023 Tavernay Rd	980-213-9730	slwalkins@me.com
Joseph Morgano	11800 Prestmon Ct	980-258-4750	cmj@jnmorgano.com
Alice Chambers	2504 Kadrick Ln	6306900746	cdvbkC@hotmail.com
BADARI PANUGANTI	10700 TAVERNAY	9803378168	badpanu@yahoo.com

Exhibit C (Cont.)

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Date: April 6, 2023

Name	Address	Phone	Email
Johnny Lowe	10128 Tavernay Pkwy	704-937-5771	jlw@jdl3@yahoo.com
Susan + Alan Schmitt	11502 Tavernay Pkwy	704-618-3615	sschmitt@carolina.rr.com
James Marts	11318 TAVERNAY	704 654 5276	
Cynthia Blackman	11207 Tavernay Pkwy	704 620 5266	cynthia.blackman@gmail.com

Exhibit C (Cont.)

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