

COMMUNITY MEETING REPORT FOR REZONING PETITION NO. 2023-060

Petitioner: Habitat for Humanity of the Charlotte Region
Rezoning Petition No.: 2023-060
Property: ±8.34 acres along Carya Pond Lane at Hickory Grove Rd.

This Community Meeting Report is being filed with the Office of the 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 5/24/2023. A copy of the written notice is attached as **Exhibit B**.

TIME AND DATE OF MEETING:

The Community Meeting required by the Ordinance was held virtually on Wednesday, June 7, 2023, at 6:00 PM.

PERSONS IN ATTENDANCE AT MEETING:

The Petitioner's representatives at the required Community Meeting were Jennifer Morell and Bob Glusenkamp with Habitat and Liz Ward with Give Impact. Also in attendance was Bridget Grant 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 started the meeting by welcoming participants and thanking them for attending the community meeting for Rezoning Petition No. 2023-060. She then explained how the meeting would proceed and reviewed the agenda.

Ms. Grant explained the project includes ±8.34 acres located on the south side of Hickory Grove Road, east of North Sharon Amity Road and at the intersection of Shamrock Drive. Ms. Grant showed the site location identifying the parcels to be rezoned and the landmarks to the east and west. Ms. Grant reviewed the Charlotte 2040 Place Type Map indicating a Neighborhood 2 place type. The existing zoning is R-17MF(CD) and the proposed zoning is N2-B. She also explained the conventional zoning and how it aligns with the translation of N2-B zoning district.

Ms. Grant reviewed the proposed rezoning schedule with a proposed public hearing on June 20th, 2023, zoning committee on July 5th, 2023, and city council decision on July 17th, 2023. She explained that this can change with staff comments.

Ms. Grant then opened the meeting for questions and answers.

II. Summary of Questions/Comments and Responses:

Participants questions centered around traffic and access to the site.

When asked about the amount of traffic increase, Ms. Grant answered that it will be determined when the final design for the site is determined. Someone asked about access to the site and it was stated that it would be via Cary Pond. They asked about an agreement with the HOA, and it was stated it was understood that there is an access easement, and they will coordinate with the HOA or management company. There will likely be an HOA or a management company associated with new development.

It was asked if this was a Habitat community. Ms. Grant stated that they are the development partner on the site, and they are seeking general rezoning that would allow anyone to develop the site under the N2-B conditions. When asked if this was going to happen or if they could vote, Ms. Grant explained that the site is currently zoned R-17MF(CD) for a conditional development. They are seeking a rezoning that would eliminate the older plan and replace it with more current zoning that also aligns with the Neighborhood 2 place type/future land use identified in the approved 2040 plan and map.

There being no further questions, Ms. Grant thanked everyone for their participation and indicated the presentation would be sent as follow-up.

CHANGES MADE TO PETITION AS A RESULT OF THE MEETING:

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

cc: Marjorie Molina, Charlotte City Council District 5 Representative
David Pettine, Charlotte Planning, Design and Development Department
Laura Belcher, Habitat for Humanity of the Charlotte Region
Jennifer Morell, Habitat for Humanity of the Charlotte Region
Liz Ward, Give Impact, LLC
Jeff Brown and Bridget Grant, Moore & Van Allen, PLLC

Exhibit A

Adjacent Owners:

OWNERLASTN	OWNERFIRST	COWNERFIRS	COWNERLAST	MAILADDR1	MAILADDR2	CITY	STATE	ZIPCODE
ALEXANDER	MARY B			4700 SPICEWOOD DR		CHARLOTTE	NC	28227
CHARLOTTE MECKLENBURG GOVERNMENT CENTER				600 EAST FOURTH ST 5TH FLOOR		CHARLOTTE	NC	20802
SKINNER	ALICE A			6314 FARMLAKE DR		CHARLOTTE	NC	28227
PARKSIDE AT HICKORY GROVE LP				325 ROCKY SLOPE RD STE 301		GREENVILLE	SC	29607
TRAMMELL	DAVID E		FAYE SNIPES	4808 DUNART CT		CHARLOTTE	NC	28212
DELGADILLO	GREGG	CHRISTINE	DELGADILLO	4640 SUNLEA LN		CHARLOTTE	NC	28212
HARRIS LAKE CONDOMINIUM ASSOC INC				5849 HARRIS GROVE LN		CHARLOTTE	NC	28212
4700 TWISTED LLC				2110 POWERS FERRY RD STE 150		ATLANTA	GA	30339
ABADIE	CHONG Y			4804 SPRING LAKE DR Unit A		CHARLOTTE	NC	28212
SMITH	SIDNEY E JR	DEMPSEY P	MILLER	4804 SPRING LAKE DR APT B		CHARLOTTE	NC	28212
ZEMEN INC				4114 W TOUHY AVE		LINCOLNWOOD	IL	60712
ERAZO	MILLARAY D HERNANDEZ			318 HILLDALE DR		CHARLOTTE	NC	28270
PROCTOR	TIMOTHY C	BRENDA S	PROCTOR	1213 ARBORETUM DR		LEWISVILLE	NC	27023
AEDO	MARIO J			4804 SPRING LAKE DR APT F		CHARLOTTE	NC	28212
HSM PROPERTIES LLC				PO BOX 620071		CHARLOTTE	NC	28262
CORBIN	NIKKI L			5711 KELYN HILLS DR		CHARLOTTE	NC	28278
STITT	SELINA MARIE			4806 SPRING LAKE DR UNIT C		CHARLOTTE	NC	28212
CLT ALPHA HOMES LLC				5618 HICKORY GROVE RD		CHARLOTTE	NC	28215
10106 REALTY LLC				10106 PINECROFT CREEK LN		MATTHEWS	NC	28105
DAMASCHIN	NICOLAE			696 TAMARINDO WAY		ROSEVILLE	CA	95678
ILLESCAS	WILLIAMS			4801 SPRINGSLAKE DR UNIT A		CHARLOTTE	NC	28212
OLD WATER SPRING PROPERTIES LLC				3070 BRISTON ST STE 440		COSTA MESA	CA	92626
RODRUIGEZ	MARCOS DAVID TRUJILLO	NAIMA AIT SI	ABDELKADER	4801 SPRING LAKE DR UNIT C		CHARLOTTE	NC	28212
COMMUNITY APARTMENTS CORP	OF METROLINA #7			5509 S W FRIENDLY AVE STE 101		GREENSBORO	NC	27410
BLOCKUM INVESTMENTS LLC				3055 NEVIN PLACE DR		CHARLOTTE	NC	28269
WELLMAN JR	PAUL J			1715 YOUNGER AVE		STATESVILLE	NC	28677
COLEMAN	LONDON JERMAINE			962 SUMMERLAKE DR		FORT MILL	SC	29715
FERNANDEZ	JOEL	ONAIWU PERRY	FERNANDEZ	2724 TRINITY ST		MONROE	NC	28110
COLEMAN	LONDON			3038 MONTREUX VALLEY DR		FORT MILL	SC	29707
STUART	VIVIAN Y			1506 CANNONBALL DR		CHARLOTTE	NC	28213
CURRY	TONYA DENISE			2824 CHIP SHOT DR		MATTHEWS	NC	28104
VANGARD 7 LLC				4412 HATWOOD KNOLL		LAKE WYLIE	SC	29745
FERNANDEZ	JOEL	ONAIWU PEGGY	FERNANDEZ	2724 TRINITY ST		MONROE	NC	28110
Z&Z HOUSING LLC				7217 EDENBRIDGE LN		CHARLOTTE	NC	28226
SMITH	ANDRE T			4809 SPRING LAKE DR APT C		CHARLOTTE	NC	28212
COLEMAN	LONDON			3038 MONTREUX VALLEY DR		FORT MILL	SC	29707
AMIRYAN-SELPACKIS	MARIYA A			4809 SPRING LAKE DR STE E		CHARLOTTE	NC	28212
WELDEMICHAEAL	MELESS YIFTER	MEDHIN ABERA	GEBREYESUS	4809 SPRING LAKE DR UNIT F		CHARLOTTE	NC	28212
CROSS MANAGEMENT LLC				10616 METROMONT PKWY UNIT 202		CHARLOTTE	NC	28269
STUART	VIVIAN Y			1506 CANNONBALL DR		CHARLOTTE	NC	28213
MILLING	ROBERT FITZGERALD			4811 SPRING LAKE DR UNIT C		CHARLOTTE	NC	28212
HAWTHORNE	JENNIFER			1635 REGENT ST		STATHAM	GA	30666
ESCOBAR	CESAR A JR			11300 VINTAGE LN		CHARLOTTE	NC	28226
GREEN	CHARLES			2031 WEBSTER AVE		BRONX	NY	10457
MOORE	SCOTT L	SAMANTHA	MOORE	4814 SPRING LAKE DR		CHARLOTTE	NC	28212
CROSS MANAGEMENT LLC				10616 METROMONT PKWY UNIT 202		CHARLOTTE	NC	28269
WILLIAMSON	ERIK			2511 KING ARTHUR DR		MONROE	NC	28110
SMITH	ALEXIS			4814 SPRING LAKE APT D		CHARLOTTE	NC	28212
AUTOMOTIVE GROUP LLC				4814 E SPRING LAKE DR		CHARLOTTE	NC	28212
ZEMEN INC				4114 W TOUHY AVE		LINCOLNWOOD	IL	60712
COMMUNITY APARTMENTS CORP	OF METROLINA #7			5509 A WEST FRIENDLY AVE STE 101		GREENSBORO	NC	27410
VELAZQUEZ	CONSUELO HERNANDEZ	VERONICA GONZALEZ	HERNANDEZ	4816 SPRING LAKE DR APT B		CHARLOTTE	NC	28212
CAROLINA HOUSE BUYERS LLC				201 N MCDOWELL ST UNIT 30301		CHARLOTTE	NC	28230
RAYNES	TOMMY S II	MUSU VARPILAH	RAYNES	7913 JOHNSON CREEK RD		CHARLOTTE	NC	28215
CONTIGO LLC				224 E 11TH ST UNIT 19		NEW YORK	NY	10003
TSIRO	ALEKSANDR	DIANA	TSIRO	2558 SPRING BREEZE WAY		MONROE	NC	28110
EUDY	EDWARD	ANGELIA	EUDY	4801 DUNART CT		CHARLOTTE	NC	28212
COMMUNITY APARTMENTS CORP	OF METROLINA #7			5509 A WEST FRIENDLY AVE STE 101		GREENSBORO	NC	27410
ZIEGLER	DANNY P			4821 SPRING LAKE DR UNIT B		CHARLOTTE	NC	28212
WHITE	EULA	HAROLD F	WHITE	5918 MCBRIDE ST		CHARLOTTE	NC	28215
RUBINO	VIRGINIA V			PO BOX 82		LINCOLNTON	NC	28093
HARRINGTON	MARY ANN	JAMES CLIFF	HARRINGTON	1317 HAWTHORNE DR		INDIAN TRAIL	NC	28079
EASTERLING	BERTHA A			4821 SPRING LAKE DR APT F		CHARLOTTE	NC	28212
ZEMEN INC				4114 W TOUHY AVE		LINCOLNWOOD	IL	60712
HABTEMARIAM	MEHERET	TESFAMICAEAL	TSEGHAI	5219 CANNES CT		ALEXANDRIA	VA	22315
ROYAL GREEN ENTERPRISES LLC				3927 MANOR HOUSE DR		CHARLOTTE	NC	28270
COBB	CHARLES WESLEY			240 WEST SUGAR CREEK RD		CHARLOTTE	NC	28213
SS INVESTMENT GROUP LLC				25 JURGELSKY RD		MONROE	NJ	08831
TUNG	YUAN HENG		HSUEH FEN	4823 SPRING LAKE DR APT F		CHARLOTTE	NC	28212
ORTIZ	JOSE ERNESTO	DORIS FRANCISCA	ORTIZ	7513 CLAYMONT DR		CHARLOTTE	NC	28227
SEARCY	WILLIAM KENNETH			4829 SPRING LAKE DR APT B		CHARLOTTE	NC	28212
MBEMBA	ROSE NSONGA			4220 WILD RIDGE DR		CHARLOTTE	NC	28215
R PATTERSON J LLC				811 MABE DR		CHARLOTTE	NC	28216
NESBITT	PHILIP W			4829 E SPRING LAKE DR		CHARLOTTE	NC	28212
HASSELL	ENISHA			4829 SPRING LAKE DR UNIT F		CHARLOTTE	NC	28212
THOMAS	JOYCE	JEROME	THOMAS	4831 SPRING LAKE DR APT A		CHARLOTTE	NC	28212
ABM HOLDING LLC				332 ATANDO AVE		CHARLOTTE	NC	28206
BORDERS	JEFFREY S			PO BOX 36000		CHARLOTTE	NC	28236
BOE	ANDREA MARIE			4831 SPRING LAKE DR APT D		CHARLOTTE	NC	28212
FETKEVICH	MECHYSILAU			5500 FARMPOUND LN APT 206A		CHARLOTTE	NC	28212
ROBINSON	TERRY			4831 SPRING LAKE DR UNIT F		CHARLOTTE	NC	28212
BYRD	EDDIE LEWIS III			4822 SPRING LAKE DR UNIT A		CHARLOTTE	NC	28212
NAVARRETE	HERNAN BALMORE	MARIA R ORCLLANA	DE NAVARRETE	4822 SPRING LAKE DR UNIT B		CHARLOTTE	NC	28212
IRON HORSE PROPERTY				4822 SPRING LAKE DR APT C		CHARLOTTE	NC	28212
CROWN REI LLC				141 S BRUNS AVE		CHARLOTTE	NC	28208
DEWAN	RITU			9806 STONEBRIDGE WAY		MINT HILL	NC	28227
ROYAL PROPERTIES OF NC INC				8531 GETALONG RD		CHARLOTTE	NC	28213
CATAMOUNT PROPERTIES 2018 LLC				2015 MANHATTAN BEACH BLVD STE 100		REDONDO BEACH	CA	90278
CHAVAN	KSHITJJA	SHRUTI	VASUDEVAN	9524 ALICE MCGINN DR		CHARLOTTE	NC	28277
POFF	ROY S			4824 SPRING LAKE DR UNIT C		CHARLOTTE	NC	28212
ORTIZ	JOSE	DORIS	ORTIZ	4824-D SPRINGS LAKE DR		CHARLOTTE	NC	28212
CROSS MANAGEMENT LLC				10616 METROMONT PKWY UNIT 202		CHARLOTTE	NC	28269
ABM HOLDING LLC				2101 REXFORD RD STE 150E		CHARLOTTE	NC	28211
EDWARD	EDWARD	MICHELLE	HARDMON	4900 SPRING LAKE DR APT A		CHARLOTTE	NC	28212
STUART	VIVIAN Y			1506 CANNONBALL DR		CHARLOTTE	NC	28213
HAMMACHER	RUSSELL LOUIS	KAREN LEE	HAMMACHER	4900 SPRINGLAKE DR		CHARLOTTE	NC	28212
MCCAULEY	RENIA	MARCUS	MCCAULEY	8111 WHITEHALL EXECUTIVE CENTER DR		CHARLOTTE	NC	28273
LIGHTNER	LOCKEE			4900 SPRING LAKE DR APT E		CHARLOTTE	NC	28212

EXHIBIT A (Cont.)

ABM HOLDING LLC				332 ATANDO AVE		CHARLOTTE	NC	28206
HERNANDEZ VELAZQUEZ	AIDA	ROMULO ARTEMIO	MARURI	4902 SPRING LAKE DR APT A		CHARLOTTE	NC	28212
MORRIS	BETTY			4902 SPRING LAKE DR APT B		CHARLOTTE	NC	28212
JOHNSON	TAMIKA FIELDS	DEVIONNE MIKEL	FIELDS	4902 SPRING LAKE UNIT C		CHARLOTTE	NC	28212
SAFA LLC				1806 HOOSAC DR		WAXHAW	NC	28173
ZEMEN INC				4114 W TOUHY AVE		LINCOLNWOOD	IL	60712
Z&Z HOUSING LLC				7217 EDENBRIDGE LN		CHARLOTTE	NC	28226
HABITAT CHARLOTTE PROPERTIES LLC				3815 LATROBE DR		CHARLOTTE	NC	28211
HABITAT FOR HUMANITY OF THE CHARLOTTE REGION INC				PO BOX 220287		CHARLOTTE	NC	28222
VUCKOVIC	NEDELJKO	BOZANA	VUCKOVIC	6620 BALGREEN CT		CHARLOTTE	NC	28212
CATHRINE PATRICIA ENTERPRISE, LLC				10131 ANNIE OAKLEY TRAIL		CHARLOTTE	NC	28227
DAVIS	IRIS	ROBERT	JOHNSON	2529 CARYA POND LN		CHARLOTTE	NC	28212
HABITAT FOR HUMANITY OF THE CHARLOTTE REGION INC				PO BOX 220287		CHARLOTTE	NC	28222
SIMMS	STACY-ANN LATOYA	TRUSTEE OF THE	TAYLOR-MELENZIO TRUST	6920 SOUTH CREEK RD		CHARLOTTE	NC	28277
HALE	REBECA			2517 CARYA POND LN		CHARLOTTE	NC	28212
HAILE	CRYSTAL DETRALE			2525 CARYA POND LN		CHARLOTTE	NC	28215
HABITAT CHARLOTTE PROPERTIES LLC				3815 LATROBE DR		CHARLOTTE	NC	28211
VUCKOVIC	NEDELJKO	BOZANA	VUCKOVIC	6620 BELGREEN CT		CHARLOTTE	NC	28212
HANSON	GRACE M			2554 CARYA POND LN		CHARLOTTE	NC	28212
BEANE	JEREMY LANE			2548 CARYA POND LN		CHARLOTTE	NC	28216
SAUNDERS	JOYCE F			355 W MARTIN LUTHER KING BLVD UNIT 1914		CHARLOTTE	NC	28214
HABITAT FOR HUMANITY OF THE CHARLOTTE REGION INC				PO BOX 220287		CHARLOTTE	NC	28222
HC PROPERTIES LLC				3815 LATROBE DR		CHARLOTTE	NC	28211
ANDRADE	PATRICIA	WALTER	ANDRADE	2540 CARYA POND LN		CHARLOTTE	NC	28212
HABITAT FOR HUMANITY OF THE CHARLOTTE REGION INC				PO BOX 220287		CHARLOTTE	NC	28222
COSTABEL	MIRIAM CRISTINA			507 RIVER VIEW DR		LOWELL	NC	28098
WHITE	FLOYD W.	LORRAINE S.	WHITE	661 HAVEN RD		RIDGEVILLE	SC	29472
CFT INVESTMENTS LLC				9818 RUNNING CEDAR LN		INDIAN TRAIL	NC	28079
WARD	SAVANNAH R			2566 CARYA POND LN		CHARLOTTE	NC	28212
ABRAHAM	CHRISTOPHER M	SELENA E	ABRAHAM	1046 DOOLEY DR		CHARLOTTE	NC	28212
CITY VIEW PROPERTIES INC				400 CLANTON RD STE B		CHARLOTTE	NC	28217
HABITAT FOR HUMANITY OF THE CHARLOTTE REGION INC				PO BOX 220287		CHARLOTTE	NC	28222
MILLER	TRACEY	HURLIE	MILLER	2558 CARYA POND LN		CHARLOTTE	NC	28212
HABITAT CHARLOTTE PROPERTIES LLC				3815 LATROBE DR		CHARLOTTE	NC	28211
VICTORIA A WILLIAMS-OGBONNA REVOABLE LIVING	TRUST			777 E OCEAN BLVD APT 2509		LONG BEACH	CA	90802
HOLMES	DARLENE M			5117 FAIR WIND LN		CHARLOTTE	NC	28212
WHITLOCK	VALERIE F			5901 AMITY SPRINGS DR		CHARLOTTE	NC	28212
COVEN	FRANCESCA M			5113 FAIR WIND LN		CHARLOTTE	NC	28212
RICHARDSON	BRUCE			PO BOX 32813		CHARLOTTE	NC	28232
DMG INVESTMENT HOLDINGS LLC				3111 GLEN SUMMIT DR		CHARLOTTE	NC	28270
DAVIS	PAMELA			42067 FREEMONT PRESERVE SQUARE		STONE RIDGE	VA	20105
BERNARD	RAVEN			5106 FAIR WIND LN		CHARLOTTE	NC	28212
SMITH	ROSALYN K			5108 FAIR WIND LN		CHARLOTTE	NC	28212
EZAZ	BINIAM			5110 FAIR WIND LN		CHARLOTTE	NC	28212
HERRERA	FRANK			5114 FAIR WIND LN		CHARLOTTE	NC	28212
WOLDEKRISTOS	SABA T			6807 RAMBLING ROSE DR		CHARLOTTE	NC	28212
ASFAHA	TESFALDET ABRAHA			5118 FAIR WIND LN		CHARLOTTE	NC	28212
CHAMBLISS	TIARRA			5120 FAIR WIND LN		CHARLOTTE	NC	28212
BERTHOLD	RICHARD			5122 FAIR WIND LN		CHARLOTTE	NC	28212
HAMPTON	JENNIE D			5204 FAIR WIND LN		CHARLOTTE	NC	28212
DAVIS	KIMBERLY			5206 FAIR WIND LN		CHARLOTTE	NC	28212
PEREIRA	CARLOS			5208 FAIR WIND LN		CHARLOTTE	NC	28212
DAVIS	DESMOND			5210 FAIR WIND LN		CHARLOTTE	NC	28212
FISCUS	ANNA M			5212 FAIR WIND LN		CHARLOTTE	NC	28212
HOWARD	GRAZELL R			5214 FAIR WIND LN		CHARLOTTE	NC	28212
HIDEAWAY BAY ASSOCIATION INC				919 NORLAND RD		CHARLOTTE	NC	28205
ROGERS	RAYMOND A		TRACEY CHISHOLM	2640 VALLEYVIEW DR		CHARLOTTE	NC	28212
THANG	REUBEN HAU HLEIH	BAWI LIAN	SUI	2600 VALLEYVIEW DR		CHARLOTTE	NC	28212
CONNOR	EDWARD C	GWENDOLYN K	CONNOR	9418 FOUR WINDS DR		ELK GROVE	CA	95758
UNITED METHODIST AGENCY				PO BOX 1558		HUNTERSVILLE	NC	28070
MAPOUKA	NINA FLORE			2622 VALLEYVIEW DR		CHARLOTTE	NC	28212
HORIZON DEVELOPMENT PROPERTIES	INC			PO BOX 36795		CHARLOTTE	NC	28236
ACCESSIBLE APARTMENTS OF CHARLOTTE INC				5032 HICKORY GROVE RD STE C		CHARLOTTE	NC	28215
HERNANDEZ	JONATAN LOPEZ			13141 CABARRUS STATION RD		MIDLAND	NC	28107
COKIJAT	DENIAL	LEJLA	COKIJAT	12720 MOORES MILL RD		HUNTERSVILLE	NC	28078
KENNEDY	JOHN CLAYTON			5234 BIEDERBECK DRIVE		CHARLOTTE	NC	28212
SMITH	JARROD A	COLLEEN R	BOYEA-SMITH	5230 BIEDERBECK DR		CHARLOTTE	NC	28212
CUNNINGHAM	JACKQULYN ELAINE			2633 VALLEYVIEW DR		CHARLOTTE	NC	28212

Exhibit A (Cont'd)

Neighborhood Organizations:

ORGANIZATION_NAME	FIRST_NAME	LAST_NAME	STREET_ADDRESS	UNIT_NUM	CITY	STATE	ZIP
Charlotte East Community Partners	Darrell	Bonapart	5707 Justins Forest Dr		Charlotte	NC	28212
Charlotte East Community Partners	Heather	Ferguson	6031 Hanna Ct		Charlotte	NC	28212
Charlotte East Community Partners	Susie	Hines	6023 Hanna Court		Charlotte	NC	28212
CharlotteEAST	J. Michael	Haithcock	4300 Somerdale Lane		Charlotte	NC	28205
Four Seasons Homeowners Association	Dian	Threatt	5050 Farm Pond Ln.		Charlotte	NC	28212
Four Seasons Homeowners Association	Robert Bruce	Dannelly	5050 Farm Pond Ln.		Charlotte	NC	28212
Four Seasons Homeowners Association	Yessenia	Cordero	4824 farm pond ln		Charlotte	NC	28212
Harris Lake COA	Hal	Roth	5843 Harris Grove Lane		Charlotte	NC	28212
Hickory Grove	Nick	Polyzos	5622 Langley Cr		Charlotte	NC	28215
Holiday Hills & Alexander Place Neighborhood Association	Kim M.	Ratliff	4601 Hezekiah Pl		Charlotte	NC	28215
Hunter Acres Park Association, Inc	Chuck	Crawford	4120 Dunwoody Dr		Charlotte	NC	28215
Mcalpine Neighborhood Association	Thang	Bawi	5451 Springset Dr Apt - H		Charlotte	NC	28226
Milton Acres	Pamela	Foxx	4301 Stepping Stone Dr.		Charlotte	NC	28215
Sharon Chase Homeowners Association	Steve	Wellman	4624 Sharon Chase Dr		Charlotte	NC	28215
Venedale Farms	Heather	Ferguson	6031 Hanna Ct		Charlotte	NC	28212
Venedale Farms	Larry	Hines	6023 Hanna Ct		Charlotte	NC	28212
Venedale Farms	Susie	Hines	6023 Hanna Court		Charlotte	NC	28212
Venedale Neighborhood Association	Nilda	Navedo	4812 Cricklewood Lane		Charlotte	NC	28212
VIRTUE, Inc.	La'Shell	Clark	639 Wilora Landing Rd		Charlotte	NC	28212
Westerly Hills Neighborhood Association	Tollie	Woods	5701 Wilora Lake Rd		Charlotte	NC	28212
Wilora Lake Neighborhood Association	Bobbi	Almond	617 Wilora Landing Road		Charlotte	NC	28212
Wilora Lake Neighborhood Association	Mary	Traynham	4044 Mayberry lane		Charlotte	NC	28212
Windsor Park	Jason	Boone	2050 Birchcrest Drive		Charlotte	NC	28205
Windsor Park	Jennifer	Bourne	3917 Abbeydale Drive		Charlotte	NC	28205
Windsor Park Neighborhood Association, Inc.	Denise	Simpson	4024 Shamrock Dr		Charlotte	North Carolina	28215
Windsor Park Neighborhood Association, Inc.	Denise	Simpson	4024 Shamrock Dr.		Charlotte	North Carolina	28215
Windsor Park Neighborhood Association, Inc.	Glenn	Wingate	4007 Belshire Lane		Charlotte	North Carolina	28205
Windsor Park Neighborhood Association, Inc.	Scott	Robinson	4026 Woodgreen Terrace		Charlotte	North Carolina	28205

Exhibit B

NOTICE TO INTERESTED PARTIES OF A REZONING PETITION PETITION #2023-060 HABITAT FOR HUMANITY OF THE CHARLOTTE REGION

Subject: Rezoning Petition No. 2023-060
Petitioner/Developer: Habitat for Humanity of the Charlotte Region
Current Land Use: Vacant
Existing Zoning: R-17MF(CD)
Rezoning Requested: N2-B

Date and Time of Meeting: **Wednesday, June 7, 2023, at 6:00 PM**

Virtual Meeting Registration: *Please send an email to Drenna Hannon at drennahannon@mvalaw.com to receive a secure meeting link.*

Date of Notice: 5/24/2023

Moore & VanAllen is assisting Habitat for Humanity of the Charlotte Region (the "Petitioner") on a recently filed request to rezone an approximately ±8.337-acre site located along Carya Pond Lane at Hickory Grove Road in Charlotte, North Carolina (the "Site") from R-17MF(CD) to N2-B. The request is to allow the development of the Site with all uses permitted in N2-B. Access to the Site will be from Hickory Grove Road and Carya Pond Lane.

The Petitioner will hold a **Virtual Community Meeting** 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.

Accordingly, we are extending an invitation to participate in the upcoming Virtual Community Meeting to be held on Wednesday, June 7, 2023, at 6:00 p.m.

Please send an email by June 6th to Drenna Hannon at drennahannon@mvalaw.com in order to receive a secure virtual meeting link and reference Petition #2023-060.

Residents who expect they will be unable to access the virtual 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 Virtual Community Meeting. Thank you.

cc: Marjorie Molina, Charlotte City Council District 5 Representative
David Pettine, Charlotte Planning, Design and Development Department
Laura Belcher, Habitat for Humanity of the Charlotte Region
Jennifer Morell, Habitat for Humanity of the Charlotte Region
Liz Ward, Give Impact, LLC
Jeff Brown, Moore & Van Allen, PLLC
Bridget Grant, Moore & Van Allen, PLLC

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Exhibit B (continued)

Site Location:

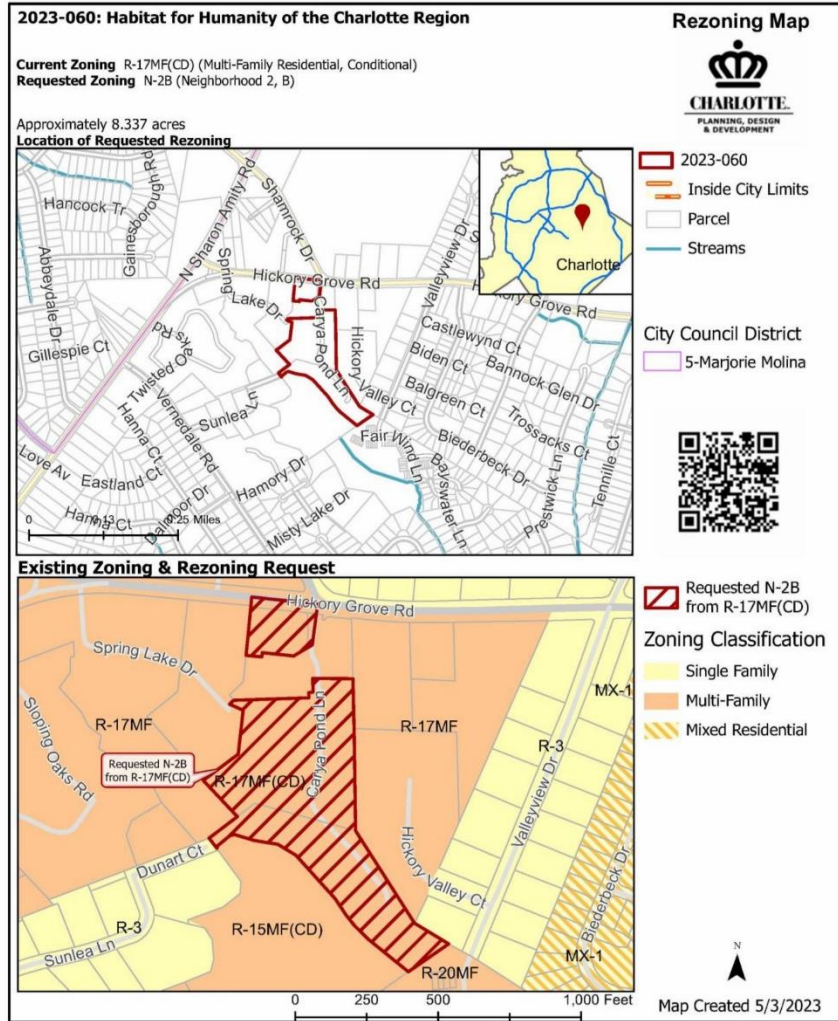


Exhibit C

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