



MEETING MINUTES

DATE	September 28 2023	PROJECT #	1023057
PROJECT NAME	West Boulevard Co-Op		
MEETING LOCATION	West Boulevard Library – 2157 West Blvd., Charlotte, NC 28208		
PURPOSE	Rezoning #2023-090 - Community meeting		
SUBMITTED BY	LandDesign		
ATTENDEES	See below/attached.		

• **Attendees**

Presenters:

- Rickey Hall, West Boulevard. Neighborhood Coalition (WBNC), Board Chair, 3133 Reid Ave., 704-451-2464, rhall6257@gmail.com
- Sharika Comfort, WBNC, Executive Director, sharika@westblvdnc.org
- Guy Cousins, WBNC, Board Member, 804-317-7744. cousins@gmail.com
- Charlie Blanton, Choate Construction, 1420 Abbey Pl., 704-602-7734, cblanton@choateco.com
- Allison Merriman, LandDesign, 704-333-0325, amerriman@landdesign.com
- Nataliya Gurina, LandDesign, 704-333-0325, ngurina@landdesign.com

Residents:

- Millicent Powell, City of Charlotte, 704-622-2020, Millicent.powell@charlotte.nc.gov
- J. Michael Moore, 509 Ivery Way, 603-732-3633, jmichaelmoore13@gmail.com
- Elliott Royes, 2221 Booker Ave., 443-534-1394
- Michael Pompey, 2101, Norwich Pl, 704-724-8189, Pompey2@aol.com
- Jimmy Cabrera, 2831, Mayfair Ave., 704-572-1299, jimmycarbera@gmail.com
- Shenequa Thomas, 3715 Blandwood Dr., 704-299-2952, mphstthomas@gmail.com
- Virginia Keogh, 12301 Portrush Ln., 704-906-6545, vwkeogh@kaldenkirchen.com
- Harriett Mahoney, 2930 Reid Ave., 704-333-2071, hmawmahoney@gmail.com
- Vickie Weathers, 2831 Hardwood Dr., 704-806-4938, vickieweather@chkud.com
- Beverly Clark, 2813 Mayfair Ave., 704-281-8547
- A.W. Burgess, 1107A Beatties Ford Rd., 704-287-006, awburgess@awburgess.com
- Cynthia Ward, 912 Homewood Pl., 980-318-1950, Cynthia40@bellsouth.net
- Robin Jones, 2741 Mayfair Ave., 704-807-0645
- Cynthia Thomas, 3715 Blandowwd Dr., 704-779-2843, cpsums37@gmail.com
- Darren Anderson, 1213 W. Morehead St., 980-225-3202
- Melco McCarthy, 347-618-0804
- Sabrina Robinson, 980-318-2200
- Brenda Campbell, 3339 Barfield Dr., 704-222-1723, brendacampbell@cloud.com

These notes reflect the author's interpretation at the referenced meeting. Any changes or additions should be submitted to the author in writing.

- Ranz Saturinas, 2831 Mayfair Ave., 980-218-0935, ranz.saturinas@gmail.com
- Godfrey Thomas, 3715 Blandwood Dr., 980-175-4129m godfreyf.thomas@gmail.com
- Kendrick Cunningham, 6340 Marquam Pl., 704-491-8029, info@kendrickcunningham.com
- Ebony Fairwell, 704-931-3555, ebonycf@msn.com
- Charli Waden, 704-712-2198, charlimathes@yahoo.com
- Eddie Walker, 3520 Archer Ave., 704-267-0290
- Jackie Mc, 2011 Norwich Pl., 980-218-0183
- Michael Scott, 2111 Norwich Pl., 704-957-4641
- Shirlee Neal, 3420 Seaman Dr., 704-497-1846
- Sherry S. Bean, 3125 Barfield Dr., 980-205-5603, s.bean7170@yahoo.com

- **Project Introduction**

- Sharika Comfort gave an overview of the project and introduced the members of the WBNC to the community residents.
- Allison Merriman gave an overview of the rezoning process, including the background of the current zoning in place.
- Sharika Comfort announced that there will be a second meeting for those residents who couldn't attend this meeting.

- **Questions from residents**

- What is the timeline for the project?
 - Sharika Comfort: 1st quarter of 2024 – project kick-off, 1st quarter of 2025 Market opening.
- Would the market be open 7 days a week?
 - Sharika Comfort: it's up for the Co-Op shareholders to decide.
- Parking capacity?
 - Allison Merriman: 15 parking spaces minimum, 60 parking spaces maximum based on 15,000 sf building per UDO requirements.
- Are there any unforeseen circumstances for the Rezoning process?
 - Allison Merriman: It's a conventional rezoning, so at this point, no obstacles anticipated.
- Is there any coordination with CATS on the bus stop location (preference to have the bus stop adjacent to the market entrance along West Blvd.)
 - Guy Cousins: the coordination with CATS will occur during the design process.
- Would Community members have priority in the hiring for the store jobs process?
 - Sharika Comfort: Yes. Funding is in place for the manager's salary for two years; two candidates are being considered. The Seeds of Change program will hopefully provide future employees.
- Concerns about the location of the parking lot – preference not to locate in place of the garden.
 - Allison Merriman: parking will not be located in place of the existing community garden area.
- Preference for the farm/garden to run during construction.
 - Noted.
- Has the Capital drive started and what would be the opportunity for the fundraising from different parties and residents?
 - Guy Cousins: The campaign started pre-covid and has raised approximately \$5.5M so far. Investments from outside of the community are welcome however benefits will be available for those within the trade area only. The salary of the Co-Op General Manager is secured with funding for two years. The community shareholders will have a chance to buy one non-transferable share per household with a one-time payment of \$100. One share equals one vote. All information regarding shares will be publicly available. The Co-Op would be a for-profit organization with a small profit margin, but nevertheless, the profit will be invested back in the community. The member/owner campaign will start in October 2023. Shares may be donated for others in the community who may not be able to afford the investment.

- Community concerns about market inventory; there is not enough fresh produce from the farm/garden to supply the whole community.
 - Guy Cousins: The Co-Op market model was studied thoroughly, An ample supply of fresh produce will be available in the store, with the intent to obtain goods from “black and brown farmers” and other suppliers within and outside of the community. Rickey Hall presented the history of this area and noted that there has not been a grocery store in this area for over 40 years. Harris Teeter and Publix are not interested in locating here. The market has a 99-year lease on the property. This is intended to “not just be a market but a movement”.
- Will this store sell alcohol and tobacco? Not being a full-service store may be an issue if trips to other stores is required to meet all needs.
 - Guy Cousins: it is the community’s decision, but as of now alcohol and tobacco is excluded. The market is intended to promote a health initiative so people must be engaged to make their own decisions.
- What type of community space will be included in the Co-op?
 - Guy Cousins: there will be community space included in the building to hold educational events, and a full kitchen to prepare hot food. Coworking space will be provided. The Coalition is looking for community input on events/classes to serve the area.
- Will the building be of sufficient size to accommodate a market and community space?
 - Charlie Blanton: Yes. The size of the building is comparable with stores on South Boulevard and NoDa.
- Have you started accepting donations?
 - Sharika Comfort: Fundraising will begin on October 7th during the Legacy Festival.
- Will there be on-going community meetings?
 - Sharika Comfort: Yes.

Respectfully submitted, this 13th day of October, 2023.

cc: Charlotte Planning, Design and Development Department – Rezoning Staff

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: West Boulevard Neighborhood Coalition Development Rezoning
 Petition #2023-090
 September 28, 2023

Name	Address	Phone	Email
Rickey Hall	3133 Reid Ave	(704) 451-2464	rhall16257@gmail.com
Chacie Beaton	4120 Abbey R.	(704) 662-7231	CBEATON@CHARLOTTE.CO
Millicent Powell	City of Charlotte 509 IVerson Way Charlotte 28203	704-622-2020	millicent.powell@charlotte.nc.gov
J. MICHAEL MOORE	221 Booker Ave CLT NC 28216	603-732-3633	jmichaelmoore13@gmail.com
ELLOTT ROYAL	2101 Morwick Pl 28208	413 534 1394	
Michael Pompey	2931 Mayfair Av	704 724 8189	Pompey@aol.com
Jimmy Cabrera	2931 Mayfair Av	704 572 1299	jimmycabrera@gmail.com
Shebequa Thomas	3715 Blandwood Dr	704 299 2952 704 299 2952	mphstramas@gmail.com
Virginia Keogh	12301 Portrush Ln	704 906 6545	vwkeogh@charlotte.nc.gov
Maunette Mahoney	2930 Reid Ave	704/333-2071	hmanmahoney@gmail.com
Guy Cousins		804 319 7744	Cousinsg@gmail.com
Vickie Weathers	2831 Jordonwood Tr.	704 806 4938	vickie.weathers@charlotte.nc.gov
Shay Baker	2526 Shearhead Dr	704 394-7853	NONE

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Petitioner: West Boulevard Neighborhood Coalition Development Rezoning
 Petition #2023-090
 September 28, 2023

Name	Address	Phone	Email
* Beverly Clark	2813 Mayfair Ave.	704-281-8547	Clarkmerton@upstate
Phyllis Hoyer	"		
A.W. Burgess	1107A Betterford Rd	704-287-0086	awburgess@awburgess.com
Cynthia Ward	912 Homewood Pl.	980-38-1950	Cynthia40@bellsouth.net
* Robin Jones	2411 Mayfair Rd	704-	807-0645 cpsulms37@gmail.com
Cynthia Thomas	3715 Blendwood dr.	704-779-2843	
* Darren Anderson	1213 W northwood st.	980-225-3202	darren@skyhalemedia.com
Mekko McCarthy		347-618-0804	MekkoCraw180@gmail.com
Sabrina Robinson		980-319-2200	srobinson@antibev.org

*

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Petitioner: West Boulevard Neighborhood Coalition Development Rezoning
 Petition #2023-090
 September 28, 2023

Name	Address	Phone	Email
* Brenda Campbell	3339 Barfield	704 222-1723	brenda.campbell@icloud.com
Ranz Saturinas	2831 Mayfair Ave	980 218 0935	ranz-saturinas@gmail.com
Godfrey Thomas	3715 Blandwood Drive	980-475-4129	godfreyf.thomas@degumic.com
Kendrick Cunningham	6340 Marquam Pl	(704)491-8029	info@kendrickcunningham.com
Ebony FAI Rwell	Farm	704 931 355	EbonyCF@MSV.co
Charli Wade	" "	(704)712-2198	Charli.Matties@yahoo.com
Eddie Walker	3520 Archer Ave	704-267-0290	EWalkerWMAI@Gmail.com
Jankie Riche	2011 Norwich	980-218-0180	
Michael Scott	2111 Norwich Pl	704-957-4841	
Shirley Neal	3420 Seaman Dr	704-497-1846	
Atwain Tillman	3125 Barfield Dr	704-421-1962	atwainatillman@yahoo.com
Sherry S. Bean	3125 Barfield Dr	980-205-5603	S.Bean717@yahoo.com

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NOTICE TO INTERESTED PARTIES
OF COMMUNITY MEETING

Subject: Community Meeting - Rezoning Petition filed by West Boulevard Neighborhood Coalition to rezone approximately 3.56 acres located at 2901 Romare Bearden Drive to allow development of a food co-op, community garden and community/event space.

Date and Time of Meeting: Thursday, September 28, 2023, at 6:00PM – 7:30PM.

Place of Meeting: West Boulevard Library's Community Room – 2157 West Boulevard, Charlotte NC, 28208

Petitioner: West Boulevard Neighborhood Coalition

Petition No.: RZP-2023-090

We are assisting the West Boulevard Neighborhood Coalition (the "Petitioner") with a Rezoning Petition filed with the Charlotte Planning, Design & Development Department seeking to rezone an approximately 3.56-acre site (the "Site") located at 2901 Romare Bearden Drive from the 0-2(CD) zoning district to NC (Neighborhood Center) zoning district. The purpose of the rezoning is to permit the development of a food co-op, community garden and community event space.

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 to discuss this rezoning proposal with nearby property owners and organizations. The Charlotte Planning, Design and Development Department's records indicate that either you are 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 West Boulevard Neighborhood Coalition (Petitioner) will hold a Community Meeting regarding this Rezoning Petition on Thursday, September 28 from 6:00 – 7:30 p.m. The Petitioner's representative's 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 Sharika Comfort at 704.631.6117.

cc: City Councilwoman Victoria Watlington

PLEASE NOTE THERE ARE TWO MAILING LISTS YOU NEED TO USE. SEE BOTH TABS BELOW AND MAIL TO ALL NAMES LISTED. PLEASE CONTACT US WITH ANY QUESTIONS.

2023-090	TAXPID	OWNERLASTN	OWNERFIRST	COWNERFIRS	COWNERLAST	MAILADDR1	MAILADDR2	CITY	STATE	ZIPCODE
2023-090	11706129	COLEMAN	JERRY	TAMIKA	O'KELLY	2833 JAMES ST		CHARLOTTE	NC	28208
2023-090	11706133	DOMICILIUM WAREHOUSING LLC				PO BOX 49422		CHARLOTTE	NC	28277
2023-090	11706134	RUSSELL	WAYNE V	SHEILA	RUSSELL	12609 WETHERBURN LN		CHARLOTTE	NC	28262
2023-090	11706135	STINSON	ROBERT L			511 W 147TH ST APT 43		NEW YORK	NY	10031
2023-090	11706136	CAROLINA GOLF CLUB INC				2415 OLD STEELE CREEK RD		CHARLOTTE	NC	28208
2023-090	11706137	CAROLINA GOLF CLUB INC				2415 OLD STEELE CREEK RD		CHARLOTTE	NC	28208
2023-090	11706142	CAROLINA GOLF CLUB INC				2415 OLD STEELE CREEK RD		CHARLOTTE	NC	28208
2023-090	11706201	WORDOFA	NEBIYU TERFA	MIKIYAS	GEBREMESKEL	1700 DONALD ROSS RD		CHARLOTTE	NC	28208
2023-090	11709101	CAROLINA GOLF CLUB INC				2415 OLD STEELE CREEK RD		CHARLOTTE	NC	28208
2023-090	14509118	LEWIS	PHYLISS J	MATTHEW JR	JACKSON	2119 NORWICH PL		CHARLOTTE	NC	28208
2023-090	14509119	CAROLINA BSH LLC				2135 PENINSULA DR		LAKE WYLIE	SC	29710
2023-090	14512318A	CITY OF CHARLOTTE HOUSING AUTHORITY				400 EAST BLVD		CHARLOTTE	NC	28203
2023-090	14512318B	NEW DALTON 1A LLC				C/O HORIZON DEVELOPMENT JPROPERTIES INC		CHARLOTTE	NC	28203
2023-090	14512319	PUBLIC LIBRARY OF CHAR	& MECKLENBURG COUNTY			101 EASTWAY DRIVE		CHARLOTTE	NC	28213
2023-090	14512507	ALLISON	RUBY SMITH		PEGGY ANN SMITH	2201 NORWICH PL		CHARLOTTE	NC	28208
2023-090	14512508	ALLISON	RUBY L		PEGGY ANN SMITH	2201 NORWICH PL		CHARLOTTE	NC	28208
2023-090	14512603	MCGOWAN	PATRONELLA	DONALD FOSTER	MCGOWAN	2134 NORWICH PLACE		CHARLOTTE	NC	28208
2023-090	14512604	WATERS	CHUNDRA L	FREDERICK D	WATERS	2128 NORWICH PL		CHARLOTTE	NC	28208
2023-090	14512605	TRAN	NGOC			10540 PARTRIDGEBURY DR		CHARLOTTE	NC	28213
2023-090	14512606	GENTRY	JEROME POWELL			2116 NORWICH PL		CHARLOTTE	NC	28208
2023-090	14512607	ARVM 5 LLC				5001 PLAZA ON THE LAKEE STE 200		AUSTIN	TX	78746
2023-090	14512609	MARSH REALTY CO INC				PO BOX 35329		CHARLOTTE	NC	28235
2023-090	14512901	THOMPSON CHILD AND FAMILY	FOCUS			6800 SANIT PETER S LN		MATTHEWS	NC	28105
2023-090	14512906	CITY OF CHARLOTTE HOUSING AUTHORITY				400 EAST BLVD		CHARLOTTE	NC	28203

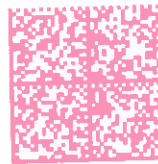
PLEASE NOTE THERE ARE TWO MAILING LISTS YOU NEED TO USE. SEE BOTH TABS BELOW AND MAIL TO ALL NAMES LISTED. PLEASE CONTACT US WITH

2023-090	full_name_neighborhood	first_name	last_name	physical_address	apartment_unit_or_suite	city	zip_code
2023-090	100 Black Men of Greater Charlo	Aaron	Means	6011 TEANECK PLACE, CHARLOTTE, NC, 28215		CHARLOTTE	28215
2023-090	Arbor Glen Homeowners Associati	Evelyn	Jones	1600 SPRING FOREST DR, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Barringer Woods Association	Martha	Mccorkle	1548 WICKHAM LN, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Barringer Woods Community	michael	pompey	2101 NORWICH PL, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Bent Creek Homeowners Associati	Andrew	Lake	1508 CHELVESTON DR, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	City Dive Outreach Center	Hamani	Fisher	2201 CARONIA ST, CHARLOTTE, NC, 28202		CHARLOTTE	28202
2023-090	Clanton Park - Roseland	Janet	Garner-Mullins	1014 COMSTOCK DRIVE, CHARLOTTE, NC, 28217		CHARLOTTE	28217
2023-090	Clanton Park - Roseland	RJ	JHarvey	1117 ROLLINGWOOD DRIVE, CHARLOTTE, NC, 28217		CHARLOTTE	28217
2023-090	Clanton Park - Roseland	Wayne	Crowe	925 HOMEWOOD PLACE, CHARLOTTE, NC, 28217		CHARLOTTE	28217
2023-090	Clanton Park Community Neighbor	Brenda	Campbell	3339 BARFIELD, CHARLOTTE, NC, 28217		CHARLOTTE	28217
2023-090	Clanton Park Community Neighbor	Charese	Baker	925 HOMEWOOD PLACE, CHARLOTTE, NC,		CHARLOTTE	28217
2023-090	Clanton Park Community Neighbor	Cynthia	Ward	912 HOMEWOOD PL., CHARLOTTE, NC, 28217		CHARLOTTE	28217
2023-090	Clanton Park Community Neighbor	Doris	Boyd	4116 BROADVIEW DR, CHARLOTTE, NC, 28217		CHARLOTTE	28217
2023-090	Clanton Park Community Neighbor	Dorothy	Waddy	4032 BROADVIEW DR, CHARLOTTE, NC, 28217		CHARLOTTE	28217
2023-090	Clanton Park Community Neighbor	Tena	Armstrong	3332 GRAYMONT DR, CHARLOTTE, NC, 28217		CHARLOTTE	28217
2023-090	Historic Camp Greene Neighborho	Cynthia	Harrison	2229 WEYLAND AVENUE, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Montibello	Robin	Jones	2741 MAYFAIR AVENUE, CHARLOTTE, NC,		CHARLOTTE	28208
2023-090	Parkview East	Christine	Howell	2508 OLD STEELE CREEK RD, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Plaza Shamrock Neighborhood Ass	Ervie	Pridgen	3036 MARKLAND DR, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Ponderosa - Wingate	Beverly	Clark	2813 MAYFAIR AVE., CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Ponderosa Neighborhood Associat	Elfredia	Brown	3036 MARKLAND DR, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Progressive Baptist Church	Terrance	Grooms	1600 CLANTON ROAD, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Reid Park Neighborhood Associat	Harriette	Mahoney	2930 REID AV, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Reid Park Neighborhood Associat	Rickey	Hall	2415 LESTER STREET, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Renewed Inspiration	Klarissa	Byers	2919 REID AVENUE, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Revolution Park	Brandon	Holmes	2729 MAYFLOWER ROAD, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Revolution Park Neighborhood As	Brett	Tempest	2728 BEECH NUT ROAD, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Revolution Park Neighborhood As	John	Howard	2701 BEECH NUT RD, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Revolution Park Neighborhood As	Sharon	Howard	2701 BEECH NUT RD, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	West Boulevard	Veronie	Gamble	1946 WEST BOULEVARD, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	West Boulevard Neighborhood Coa	Shenequa	Thomas	3715 BLANDWOOD DR, CHARLOTTE, NC, 28217		CHARLOTTE	28217
2023-090	Westerly Hills	Tangela	Faulk	2524 WESTERLY HILLS DRIVE, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Westerly Hills Neighborhood Ass	Lillie	Williams	2619 CHRISTIE ST, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Wingate Community	Darlene	Boyd	2644 MAYFAIR AVE, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Wingate Neighborhood Associatio	Garrick	Combs	1627 DODGE AVENUE, CHARLOTTE, NC, 28208		CHARLOTTE	28208
2023-090	Wingate Neighborhood Associatio	Robin	Jones	2741 MAYFAIR AVE, CHARLOTTE, NC, 28208		CHARLOTTE	28208

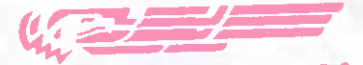
LandDesign

PO BOX 36959
CHARLOTTE, NC 28236

FIRST-CLASS



US POSTAGE IMPITNEY BOWES



ZIP 28202 \$ 000.63⁰
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Evelyn Jones
1600 SPRING FOREST DR,
CHARLOTTE, NC, 28208

NIXIE 282 DE 1 0010/01/23

RETURN TO SENDER
INSUFFICIENT ADDRESS
UNABLE TO FORWARD

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Brandon Holmes
2729 MAYFLOWER ROAD,
CHARLOTTE, NC, 28208

NIXIE 282 NFE 1 2310000/24/23

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

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28208-7021

BC: 28236695959 *2348-03031-22-46

0006141623 SEP 22 2023

WAYNE V RUSSELL SHEILA RUSSELL
12609 WETHERBURN LN
CHARLOTTE NC 28262

NIXIE 282 FE 1 0009/28/23

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

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28236>6959
28262-15190

BC: 28236695959 *2348-07583-22-45

NOTICE TO INTERESTED PARTIES
OF COMMUNITY MEETING

Subject: Community Meeting - Rezoning Petition filed by West Boulevard Neighborhood Coalition to rezone approximately 3.56 acres located at 2901 Romare Bearden Drive to allow development of a food co-op, community garden and community/event space.

Date and Time of Meeting: Thursday, September 28, 2023 at 6:00PM – 7:30PM.

Place of Meeting: West Boulevard Library's Community Room – 2157 West Boulevard, Charlotte NC, 28208

Petitioner: West Boulevard Neighborhood Coalition

Petition No.: RZP-2023-090

We are assisting the West Boulevard Neighborhood Coalition (the "Petitioner") with a Rezoning Petition filed with the Charlotte Planning, Design & Development Department seeking to rezone an approximately 3.56-acre site (the "Site") located at 2901 Romare Bearden Drive from the 0-2(CD) zoning district to NC (Neighborhood Center) zoning district. The purpose of the rezoning is to permit the development of a food co-op, community garden and community event space.

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 to discuss this rezoning proposal with nearby property owners and organizations. The Charlotte Planning, Design and Development Department's records indicate that either you are 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 West Boulevard Neighborhood Coalition

(Petitioner) will hold a Community Meeting regarding this Rezoning Petition on Thursday, September 28 from 6:00 – 7:30 p.m. The Petitioner's representative's 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 Sharika Comfort at 704.631.6117

cc: City Council Representative Victoria Watlington

****A second meeting has been scheduled for those who were unable to attend the first meeting.****

NOTICE TO INTERESTED PARTIES OF
SECOND COMMUNITY MEETING

Subject: A second meeting has been scheduled for those who were unable to attend the first meeting. - Rezoning Petition filed by West Boulevard Neighborhood Coalition to rezone approximately 3.56 acres located at 2901 Romare Bearden Drive to allow development of a food co-op, community garden and community/event space.

Date and Time of Meeting: Wednesday, October 11, 2023, from 6:00pm - 7:30pm

Place of Meeting: West Boulevard Library's Community Room – 2157 West Boulevard, Charlotte NC, 28208

Petitioner: West Boulevard Neighborhood Coalition

Petition No.: RZP-2023-090

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Accordingly, on behalf of the Petitioner, we give you notice that representatives of the West Boulevard Neighborhood Coalition (Petitioner) will hold a Community Meeting regarding this Rezoning Petition on Wednesday, October 11, 2023 from 6:00 – 7:30 p.m. The Petitioner's representative's 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 Sharika Comfort at 704.631.6117.

cc: City Councilwoman Victoria Watlington