

OFFICIAL COMMUNITY MEETING REPORT

Petitioner: MJM Group Managers, Inc.

Rezoning Petition No. 2023-105

This Community Meeting Report is being filed with the Office of the City Clerk and the Charlotte-Mecklenburg Planning, Design and Development Staff 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 written notice of the date, time and virtual format for the Community Meeting to the individuals and organizations set out on Exhibit A attached hereto by depositing such notice in the U.S. mail on October 23, 2023. A copy of the written notice is attached hereto as Exhibit B.

DATE, TIME AND FORMAT OF MEETING:

The Virtual Community Meeting was held on Monday, November 8th at 5:30 p.m. via the Zoom platform.

Recipients of the notice letter were directed to RSVP for a link to the virtual meeting via email or phone to a member of the Petitioner's team. Members of the community who were unable to access the virtual meeting were directed to email or call a member of the Petitioner's team and could be provided with a copy (including a mailed paper copy, if necessary) of the meeting presentation.

MEETING PARTICIPATION:

The Virtual Community Meeting did not have any attendees from the community. No community members have subsequently contacted the Petitioner's team as of the submittal date of this report.

Respectfully submitted this 13th day of November 2023.

cc: Joe Mangum, Charlotte-Mecklenburg Planning Department

Exhibit A

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.

2023-105	TAXPID	OWNERLASTN	OWNERFIRST	OWNERHRS	OWNERLAST	MAILADDR1	MAILADDR2	CITY	STATE	ZIPCODE
2023-105	14313103	CITY OF CHARLOTTE			C/O REAL ESTATE DIVISION	600 E 4TH ST		CHARLOTTE	NC	28202
2023-105	14313110	CITY PARK MASTER OWNERS ASSOCIATION INC			C/O POPE & LAND ENTERPRISES INC	PO BOX 3340		FORT MILL	SC	29716
2023-105	14313111	MIDAS CHARLOTTE CP, LLC				1804 BORMAN CIR DR STE 100		SAINT LOUIS	MO	63146
2023-105	14313112	CITY PARK MASTER OWNERS ASSOCIATION INC			C/O POPE & LAND ENTERPRISES INC	PO BOX 3340		FORT MILL	SC	29716
2023-105	14313114	MUDRA ESTATES LLC				1336 SANDY BOTTOM DR NW		CONCORD	NC	28027
2023-105	14313115	STERLING HOLDINGS LLC				15615 53RD AVE N		PLYMOUTH	MN	55446
2023-105	14313199	PAC CITY/PARK VIEW/LP			C/O PREFERRED APARTMENT COMMUNITIES INC	PO BOX A-3878		CHICAGO	IL	60690
2023-105	14313301	WEST TYVOLA WORKFORCE LLC				2132 THRIFT RD STE A		CHARLOTTE	NC	28208
2023-105	14320102	CITY OF CHARLOTTE			C/O REAL ESTATE DIVISION	600 E 4TH ST		CHARLOTTE	NC	28202

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2023-105	full_name_neighborhood	first_name	last_name	physical_address	apartment_unit_or_suite	city	zip_code
2023-105	Renaissance Park	Rhonda	Dean	2224 ARBOR LOOP DRIVE		CHARLOTTE NC	28217

Exhibit B

October 23, 2023

Alexander Ricks PLLC
1420 E. 7th St., Suite 100
Charlotte, North Carolina 28204

VIA US MAIL

NOTICE TO INTERESTED PARTIES OF REZONING COMMUNITY MEETING

Date: Wednesday, November 8th at 5:30 p.m.
Location: Virtual Meeting, RSVP for link (details provided below)
Petitioner: MJM Group Managers, Inc.
Petition No.: 2023-105

Dear Charlotte Neighbor:

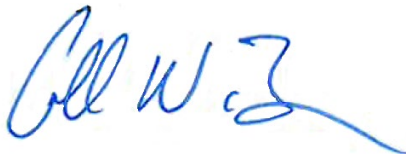
Our firm represents MJM Group Manager, Inc. (the "Petitioner") in its proposal to rezone approximately 0.83 acres located along the east side of Speer Boulevard and the northeast side of West Tyvola Road. The Petitioner is requesting a rezoning from the MUDD-O (Mixed Use – Optional) zoning district to the CAC-1 (community activity center) zoning district to accommodate its development plans. A property map is included for your reference.

In accordance with the requirements of the City of Charlotte Zoning Ordinance, the Petitioner will hold an Official 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 Property.

The Official Community Meeting will be held virtually in accordance with guidance provided by the Charlotte Planning Design & Development Department. We invite you to attend the virtual Official Community Meeting via Zoom on **Wednesday, November 8th at 5:30 p.m.** If you are interested in attending the live virtual presentation and discussion session at the scheduled time, **please send an email to Lisa.Arnold@alexanderricks.com and you will be provided with a link to RSVP and receive access information for the virtual meeting.** Please reference the petitioner ("MJM") or property ("Speer") in your email so we can send you the proper link.

If you expect you will be unable to access the virtual meeting and would like additional information, please contact Lisa.Arnold@alexanderricks.com or call 980-334-2003 and we can make alternative arrangements for you to receive the rezoning information.

Sincerely,



Collin W. Brown