

COMMUNITY MEETING REPORT FOR REZONING PETITION NO. 2020-053

Petitioner: Laurel Oak Farm LLC
Rezoning Petition No.: 2020-053
Property: ± 1.39 acres located at 16223 Youngblood Road (the "Site").

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 Section 6.203 of the City of Charlotte Zoning Ordinance.

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

The required Community Meeting was held virtually on Thursday, June 11th, 2020. 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 5/29/2020. 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 Thursday, June 11th, 2020, at 6:30 PM.

PERSONS IN ATTENDANCE AT MEETING:

The list of registered attendees from the required Virtual Community Meeting is attached as **Exhibit C**. The Petitioner's representatives at the required Community Meeting were William Hodges, Janie Hodges and Danielle Steele with Laurel Oak Farm and Scot Kiger and Joe Niland with Design Resource Group. Also, in attendance were Keith MacVean and Dujuana Keys with Moore & Van Allen, PLLC.

SUMMARY OF ISSUES DISCUSSED AT MEETING:

I. Overview of Petitioner's Presentation.

Introduction and Overview of Development Plan.

This Petition involves a request to rezone the ± 1.39-acre Site from R-3 and MUDD-O to MUDD-O SPA (Site Plan Amendment), to allow the expansion of the site with continued pet service uses.

The site plan associated with this rezoning petition proposes to expand the site with an additional indoor kennel and outdoor play yards. Access to the site will be from the existing driveway on Youngblood Road.

II. Summary of Questions/Comments and Responses:

There were no attendees in attendance.

CHANGES MADE TO PETITION AS A RESULT OF THE MEETING:

cc: Victoria Watlington, Charlotte City Council District 3 Representative
David Pettine, Charlotte Planning, Design and Development Department
William Hodges, Laurel Oak Farm LLC
Jeff Brown, Moore & Van Allen, PLLC
Keith MacVean, Moore & Van Allen, PLLC

2020-053	TAXPID	OWNERLASTN	OWNERFIRST	COWNERFIRS	COWNERLAST	MAILADDR1	CITY	STATE	ZIPCODE
2020-053	21705102	BALAMUCKI	BRET C	MISTY DAWN	BALAMUCKI	16717 WATERMELON LN	CHARLOTTE	NC	28278
2020-053	21705104	HODGES	WILLIAM A JR	JACQUELINE H	HODGES	16223 YOUNGBLOOD RD	CHARLOTTE	NC	28278
2020-053	21705105	BEVANS	PAUL	IRENE	BEVANS	16315 YOUNGBLOOD RD	CHARLOTTE	NC	28279
2020-053	21705112	AUSTIN JR EXECUTOR OF	JACK CLIFFORD		JACK CLIFFORD AUSTIN SR ESTATE	16560 YOUNGBLOOD RD	CHARLOTTE	NC	28278
2020-053	21705114	LEWIS	KEITH G	YVONNE L	LEWIS	16710 WATERMELON LN	CHARLOTTE	NC	28278
2020-053	21705115	LKW PROPERTIES LLC				17224 DUE WEST DR	CHARLOTTE	NC	28278
2020-053	21705116	TIPP	MATTHEW E	KARA S	TIPP	16101 YOUNGBLOOD RD	CHARLOTTE	NC	28278
2020-053	21705118	LKW PROPERTIES LLC				17224 DUE WEST DR	CHARLOTTE	NC	28278
2020-053	21705127	HODGES	WILLIAM A	LINDA T	HODGES	16223 YOUNGBLOOD RD	CHARLOTTE	NC	28278
2020-053	21726120	GAINES	RICHARD L	PATRICIA C	GAINES	13545 HIGHFLYER WOODS LN	CHARLOTTE	NC	28278
2020-053	21726121	AKSAMENOTOVA	YELENA	VLADISLAV	OSTROVSKIY	13825 DERBY FARM LN	CHARLOTTE	NC	28278
2020-053	21726122	WILBON	YOLANDA GALE			13831 DERBY FARM LN	CHARLOTTE	NC	28278
2020-053	21726123	HARRISON	TERRY L	KRISTINA R	HARRISON	13903 DERBY FARM LN	CHARLOTTE	NC	28278
2020-053	21726124	WYNN	TORRIAN D	KENYA SONJIA	WYNN	13909 DERBY FARM LN	CHARLOTTE	NC	28278
2020-053	21726138	BEKELE	SOLOMON	ATALFIM M	BEKELE	13548 HIGHFLYER WOODS LN	CHARLOTTE	NC	28278
2020-053	21726139	ADAMS-CALDWELL	MALINDA K	DARRYL	CALDWELL	13542 HIGHFLYER WOODS LN	CHARLOTTE	NC	28278
2020-053	21726163	VINCENT	JERON	SANJUSHA	MATHEW	16804 ALYDAR COMMONS LN	CHARLOTTE	NC	28278
2020-053	21726164	GOFFA	KIERA SUSANNA	JOSEPH PETER	GOFFA	14003 DERBY FARM LN	CHARLOTTE	NC	28278
2020-053	21726175	SOUTHERN TRACE COMMUNITY ASSOCIATION INC			C/O BRAESAEL MANAGEMENT COMPANY	PO BOX 3070	MATTHEWS	NC	28106
2020-053	21726176	SOUTHERN TRACE COMMUNITY ASSOCIATION INC			C/O BRAESAEL MANAGEMENT COMPANY	PO BOX 3070	MATTHEWS	NC	28106
2020-053	21729201	MONTREUX DEVELOPMENT GROUP				PO BOX 79032	CHARLOTTE	NC	28271
2020-053	21729202	MOGELEFSKY	STEPHEN			10305 WINYAH BAY LN	CHARLOTTE	NC	28278
2020-053	21729277	ROGERS	TISA			16025 ALSACE DR	CHARLOTTE	NC	28278
2020-053	21729278	JAMARILLO	EDGAR	JENNIFER	PUGA	16035 ALSACE DR	CHARLOTTE	NC	28278
2020-053	21729279	WILLIAMS	CHLONN	NISAN	WILLIAMS	16111 ALSACE DR	CHARLOTTE	NC	28278
2020-053	21729280	JENKINS	JOEANN			16121 ALSACE DR	CHARLOTTE	NC	28278
2020-053	21729281	PATEL	NISIT H	KHUSHBU N	PATEL	16131 ALSACE DR	CHARLOTTE	NC	28278
2020-053	21729282	MONTREUX DEVELOPMENT GROUP				PO BOX 79032	CHARLOTTE	NC	28271
2020-053	21729311	PAHL	WESLEY S	PATRICIA E	PAHL	14815 BATTELIERE DR	CHARLOTTE	NC	28278
2020-053	21729312	BAKER	HAROLD WAYNE	ELANA M	BAKER	14819 BATTELIERE DR	CHARLOTTE	NC	28278
2020-053	21729313	ONQUE	CARL W JR	MIA-ANN K	ONQUE	14823 BATTELIERE DR	CHARLOTTE	NC	28278
2020-053	21729314	SAWYER	TINA MARIE			14827 BATTELIERE DR	CHARLOTTE	NC	28278
2020-053	21729376	THE MERIDIANS OWNERS ASSOCIATION INC				11605 N COMMUNITY HOUSE RD STE 250	CHARLOTTE	NC	28277

**NOTICE TO INTERESTED PARTIES OF A REZONING PETITION
PETITION # 2020-053 – Laurel Oak Farm LLC**

Subject: Rezoning Petition No. 2020-053
Petitioner/Developer: Laurel Oak Farm LLC
Current Land Use: Dog Kennel
Existing Zoning: R-3 and MUDD-O
Rezoning Requested: MUDD-O SPA

Date and Time of Meeting: *Thursday, June 11th, 2020 at 6:30 p.m.*

Virtual Meeting RSVP: *Please email dujuanakeys@mvalaw.com or call 704.331.2371 to provide your email address in order to receive a secure virtual meeting link. Please reference petition 2020-053 in your response*

Date of Notice: 5/29/2020

We are assisting Laurel Oak Farm LLC (the “Petitioner”) on a Rezoning Petition recently filed to allow an expansion to the existing pet service use located at 16223 Youngblood Road (the “Site”). We take this opportunity to furnish you with basic information concerning the Petition, and in accordance with local and state orders in place to prevent the further spread of COVID-19, the meeting will be held virtually. *Please email dujuanakeys@mvalaw.com or call 704.331.2371 to provide your email address in order to receive a secure virtual meeting link by June 10th.*

Residents or property owners who expect they will be unable to access the virtual meeting are asked to email dujuanakeys@mvalaw.com or call 704.331.2371 to make alternative arrangements for receiving the presentation information.

Background and Summary of Request:

This Petition involves a request to rezone the ± 1.39-acre Site from R-3 and MUDD-O to MUDD-O SPA (Site Plan Amendment), to allow the expansion of the site with continued pet service uses.

The site plan associated with this rezoning petition proposes to expand the site with an additional indoor kennel and outdoor play yards. Access to the site will be from the existing driveway on Youngblood Road.

Community Meeting Date and Location:

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 Thursday, June 11th, 2020, at 6:30 p.m.** Representatives of the Petitioner look forward to discussing this exciting rezoning proposal with you at the Community Meeting.

In the meantime, should you have questions about this matter, you may call or email Keith MacVean (704-331-3531) keithmacvean@mvalaw.com - Thank you.

cc: Victoria Watlington, Charlotte City Council District 3 Representative
David Pettine, Charlotte Planning, Design and Development Department

William Hodges, Laurel Oak Farm LLC
Jeff Brown, Moore & Van Allen, PLLC
Keith MacVean, Moore & Van Allen, PLLC

Site Location



2020 -053 Virtual Community Meeting Registered Attendees
6.11.2020

Name	Address	Email
There were no attendees in attendance		