

OFFICIAL REZONING APPLICATION
CITY OF CHARLOTTE

FY2013
Petition #: 13-48
Date Filed: 2-25-13
Received By: [Signature]

Complete All Fields

OWNERSHIP INFORMATION:

Property Owner: YFP, LLC and YFP Timber, LLC

Owner's Address: Attn: Rick Yager, 1300 Altura Road City, State, Zip: Fort Mill, SC 29708

Date Property Acquired: _____ Utilities Provided: (Water) CMUD (Sewer) CMUD
(CMUD, Private, Other) (CMUD, Private, Other)

LOCATION OF PROPERTY (Address or Description): +/- 21 gross acres

Tax Parcel Number(s): 223-511-03; 223-532-01; portion of 223-511-01; portion of 223-511-02

Current Land Use: 2 single family residences and vacant land

Size (Sq.Ft. or Acres): +/- 21 gross acres

ZONING REQUEST:

Existing Zoning: R-17 MF(CD); NS Proposed Zoning: 0-1 (CD)

Purpose of Zoning Change: *(Include the maximum # of residential units or non-residential square footages):*

To allow for the development of a maximum 264,00 GSF religious institution comprised of 42,000 GSF (1600 seat) worship center; 22,000 GSF children's ministry; and up to 200,000 GSF office.

Susanne Todd
Brian Schoeck
Name of Agent
Johnston, Allison & Hord, P.A.
1065 E. Morehead Street
Agent's Address
Charlotte, NC 28204
City, State, Zip
704-998-2306 (ST)
704-998-2252 (BS) 704-376-1628
Telephone Number Fax Number
stodd@jahlaw.com
bschoeck@jahlaw.com
E-Mail Address

Elevation Church
Attn: Joshua Blackson
Name of Petitioner(s)
c/o George Macon
Merrifield, Patrick, Vermillion, 521 E. Morehead St. #400
Address of Petitioner(s)
Charlotte, NC 28202
City, State, Zip
704-561-5308 704-248-2101
Telephone Number Fax Number
gmacon@mpvre.com
E-Mail Address

[Signature]
Signature of Property Owner if other than Petitioner
Rick Yager, Manager of YFP, LLC and YFP Timber, LLC
(Name Typed / Printed)

[Signature]
Signature
James Brett ("Chunks") Corbett, CFP/Treasuer Elevation Church
(Name Typed / Printed)

Elevation Church Rezoning Petition
Legal Description - 22.1456 acres

That certain parcel or tract of land situated, lying and being in the City of Charlotte, Township of Providence, County of Mecklenburg, State of North Carolina and being all of the lands as described in Deed Book 27003, Page 414, Tract 3 of Deed Book 6449, Page 770, a portion of Deed Book 27003, Page 425, a portion of Deed Book 15706, Page 559 and a portion of an unopened area of Old U.S. Highway 521 and being more particularly described as follows:

Beginning at a common corner between the lands of YFP, LLC as described as Tract 3 Deed Book 6449, Page 770, all Deed and Map Books recorded in the Mecklenburg County Public Register of Deeds, with the lands of YFP Timber, LLC as described in Deed Book 27033, Page 425, also with the northeasterly corner of the lands as shown on Unit Ownership File 572, Page 1; thence along a common line between the aforesaid lands of YFP Timber, LLC and Unit Ownership File 572, Page 1 South $84^{\circ}20'34''$ West a distance of 1029.24 feet to a point; thence with a new line over, upon and through the aforesaid lands of YFP Timber, LLC and YFP, LLC as described in Deed Book 15706, Page 559 for the following nine (9) courses and distances; 1) North $05^{\circ}39'26''$ West a distance of 94.18 feet to a point; 2) along the arc of a curve to the left said curve having an arc length of 215.93 feet a radius of 281.00 feet (chord bearing of North $40^{\circ}25'03''$ East and chord distance of 210.65 feet) to a point; 3) North $18^{\circ}24'14''$ East a distance of 121.75 feet to a point; 4) along the arc of a curve to the right said curve having an arc length of 298.51 feet a radius of 259.50 feet (chord bearing of North $51^{\circ}21'29''$ East and chord distance of 282.32 feet) to a point; 5) North $84^{\circ}18'43''$ East a distance of 346.25 feet to a point; 6) along the arc of a curve to the right said curve having an arc length of 35.50 feet a radius of 135.50 feet (chord bearing of South $88^{\circ}10'58''$ East and chord distance of 35.40 feet) to a point; 7) South $80^{\circ}40'40''$ East a distance of 202.72 feet to a point; 8) along the arc of a curve to the left said curve having an arc length of 161.72 feet a radius of 225.50 feet (chord bearing of North $78^{\circ}46'38''$ East and chord distance of 158.28 feet) to a point; 9) North $58^{\circ}13'56''$ East a distance of 311.50 feet to a point, situated within the right-of-way of Lancaster Highway (Old U.S. Highway 521) (a variable width public right-of-way); thence within the aforesaid right-of-way for the following five (5) courses and distances; 1) South $31^{\circ}04'39''$ East a distance of 30.55 feet to a point; 2) South $29^{\circ}02'29''$ East a distance of 100.00 feet to a point; 3) South $26^{\circ}57'54''$ East a distance of 100.00 feet to a point; 4) South $24^{\circ}58'29''$ East a distance of 50.97 feet to a point; 5) along the arc of a curve to the left said curve having an arc length of 47.32 feet a radius of 607.66 feet (chord bearing of South $52^{\circ}50'09''$ East and chord distance of 47.30 feet) to an existing nail, situated on the southwesterly margin of the aforesaid Lancaster Highway; thence along the aforesaid southwesterly margin for the following two (2) courses and distances; 1) continue along the arc of a curve to the left said curve having an arc length of 237.04 feet a radius of 607.66 feet (chord bearing of South $66^{\circ}14'30''$ East and chord distance of 235.54 feet); 2) South $18^{\circ}59'22''$ East a distance of 62.83 feet to a point, situated on the westerly margin of Johnston Road (U.S Highway 521); thence along the aforesaid westerly margin with the arc of a curve to the left said curve having an arc length of 391.58 feet a radius of 1532.39 feet (chord bearing of South $04^{\circ}41'21''$ West and chord distance of 390.52 feet) to an existing metal monument, situated on the northeasterly margin of an unopened portion of Old U.S. Highway 521; thence along the aforesaid northeasterly margin North $20^{\circ}11'40''$ West a distance of 5.35 feet to a point lying on the northerly line Unit Ownership File 572, Page 50; thence along the northerly line of the

aforesaid Unit Ownership File 572, Page 50 also along the northerly line of Unit Ownership File 572, Page 46, South $70^{\circ}56'39''$ West passing an existing iron pipe at 44.90 feet for a total distance of 541.99 feet to a point, situated on the easterly line of the aforesaid Unit Ownership File 572, Page 1; thence along the aforesaid easterly line North $32^{\circ}00'50''$ West a distance of 416.70 feet to the Point of Beginning; Containing 964,664 square feet or 22.1456 acres as shown on a survey prepared by R. B. Pharr & Associates, P.A. dated February 19, 2013 (Map File No. W-4316) (Project No.79196).