

2017-057

I. REZONING APPLICATION CITY OF CHARLOTTE



Petition #: _____
 Date Filed: 2/24/2017
 Received By: [Signature]

Property Owners: Arboretum Office #1, LLC
Bank of America, National Association
Wells Fargo Bank, N.A.

Owner's Addresses: 301 S College Street, Charlotte, NC 28202
101 N. Tryon Street, Charlotte, NC 28255
PO Box 36246, Charlotte, NC 28236

Date Properties Acquired: 06/13/1996
01/04/1989
11/10/1988

Property Addresses: 7903 Providence Road, Charlotte, NC 28270
7911 Providence Road, Charlotte, NC 28270
7939 Providence Road, Charlotte, NC 28270

Tax Parcel Numbers: a portion of 227-25-186
227-25-185
227-25-183

Current Land Use: Office/Banking Size (Acres): ± 5.4

Existing Zoning: O-15(CD) Proposed Zoning: MUDD-O

Overlay: N/A
(Specify PED, Watershed, Historic District, etc.)

Required Rezoning Pre-Application Meeting* with Kent Main, John Kinley, Jason Prescott, Carlos Alzate and Grant Meacci
 Date of meeting: 1/24/17
 (*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team member is held.)

For Conditional Rezoning Only:

Requesting a vesting period exceeding the 2 year minimum? Yes No. Number of years (maximum of 5): N/A

Purpose/description of Conditional Zoning Plan: To allow redevelopment of the site to include retail and office uses consistent with the character of a Mixed-Use Activity Center.

Bridget Grant, Keith MacVean & Jeff Brown
 Name of Rezoning Agent

Moore & Van Allen, PLLC
100 N. Tryon Street, Suite 4700
 Agent's Address

Charlotte, NC 28202

704.331.2379 (BG) **704-378-1973(BG)**
704.331.3531 (KM) **704-378-1954 (KM)**
704-331-1144 (JB) **704-378-1925 (JB)**

Telephone Number Fax Number

bridgetgrant@mvalaw.com;keithmacvean@mvalaw.com
jeffbrown@mvalaw.com
 E-mail Address

SEE ATTACHMENTS A-C
 Signature of Property Owner

Childress Klein Properties, Inc. (Attn: David Haggart and John Dosser)
 Name of Petitioner

301 S. College Street, Ste 2800
 Address of Petitioner

Charlotte, NC 28202
 City, State, Zip

704.343.4317 (DH) **704.343.4350 (JD)**
 Telephone Number Fax Number

David.haggart@childressklein.com;
john.dosser@childressklein.com
 E-mail Address

SEE ATTACHMENT D
 Signature of Petitioner

ATTACHMENT A

REZONING PETITION NO. 2017-
Childress Klein Properties, Inc.

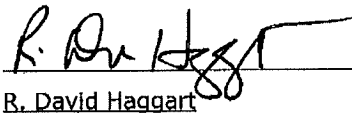
OWNER JOINDER AGREEMENT
Arboretum Office #1, LLC

The undersigned, as the owners of the parcels of land located at 7903 Providence Road that is designated as a portion of Tax Parcel No. 227-25-186 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby join in this Rezoning Application and consent to the change in zoning for the Parcels from the O-15(CD) zoning district to the NS or MUDD-O zoning district as more particularly depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 24th day of February, 2017.

Arboretum Office #1, LLC
a North Carolina limited liability company

By: Childress Klein Properties, Inc.,
its Manager

By: 

Name: R. David Haggart

Title: Vice President

ATTACHMENT B

REZONING PETITION NO. 2017-
Childress Klein Properties, LLC

PETITIONER JOINDER AGREEMENT

Bank of America, National Association, successor by merger to NCNB National Bank

The undersigned, as the owners of the parcels of land located at 7911 Providence Road that is designated as a portion of Tax Parcel No. 227-25-185 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby join in this Rezoning Application and consent to the change in zoning for the Parcels from the O-15(CD) zoning district to the NS or MUDD-O zoning district as more particularly depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 15th day of February, 2017.

BANK OF AMERICA, NATIONAL ASSOCIATION
a national banking association
Successor by merger to
NCNB National Bank

By:



Name: Sherry Cronan Watts

Title: Vice President

ATTACHMENT C

REZONING PETITION NO. 2017-
Childress Klein Properties, LLC

PETITIONER JOINDER AGREEMENT
Wells Fargo Bank, N.A., successor in interest by merger to Wachovia Bank & Trust Company

The undersigned, as the owners of the parcels of land located at 7939 Providence Road that is designated as a portion of Tax Parcel No. 227-25-183 on the Mecklenburg County Tax Map and which is subject to the attached Rezoning Application (the "Parcel"), hereby join in this Rezoning Application and consent to the change in zoning for the Parcels from the O-15(CD) zoning district to the NS or MUDD-O zoning district as more particularly depicted on the related conditional rezoning plan, and to subsequent changes to the rezoning plan as part of this rezoning application.

This 14th day of February, 2017.

**Wells Fargo Bank, N.A., successor in interest by merger
to Wachovia Bank & Trust Company**

By: 

Name: Brian A. Amick

Title: Vice President

ATTACHMENT D
PETITIONER SIGNATURE
REZONING PETITION NO. 2017-
Childress Klein Properties, Inc.

Childress Klein Properties, Inc.

By: R. David Haggart
Name: R. David Haggart
Title: Vice President