

2019-019

**I. REZONING APPLICATION  
CITY OF CHARLOTTE**

Petition #:	_____
Date Filed:	<u>1/28/2019</u>
Received By:	<u>BH</u>

Property Owners: TDCA resource Square, LLC C/O The Dilweg Companies, LLC

Owner's Addresses: 5310 South Alston Ave, Ste 210, Durham, NC 27713

Date Properties Acquired: 2/26/2016

Property Addresses: 10926 and 10925 David Taylor Drive, Charlotte, NC 28262

Tax Parcel Numbers: portion of 047-162-12 and 047-168-21

Current Land Use: Institutional Size (Acres): ± 4.64 (including David Taylor Drive ROW)

Existing Zoning: RE-2 Proposed Zoning: RE-3- Optional

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

Required Rezoning Pre-Application Meeting\* with Claire Lyte-Graham and Rick Grochoske

Date of meeting: 8/28/18  
*(\*Rezoning applications will not be processed until a required pre-application meeting with a rezoning team member is held.)*

**For Conditional Rezonings 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 two buildings with retail, restaurant and other commercial uses, which will be pedestrian friendly and support the objectives of the University City research Park Charlotte Area Plan.

Keith MacVean & Jeff Brown  
Name of Rezoning Agent

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

Charlotte, NC 28202

704.331.3531 (KM)      704-378-1954 (KM)  
704-331-1144 (JB)      704-378-1925 (JB)  
Telephone Number      Fax Number

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

SEE ATTACHMENT A  
Signature of Property Owner

Stanchion Asset Partners (Attn: Alex Kelly)  
Name of Petitioner

2820 Selwyn Ave, Ste 500  
Address of Petitioner

Charlotte, NC 28209  
City, State, Zip

704.817.3675  
Telephone Number      Fax Number

alex@stanchionap.com  
E-mail Address

SEE ATTACHMENT B  
Signature of Petitioner

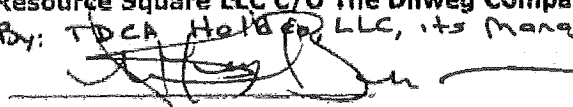
**ATTACHMENT A**

**REZONING PETITION NO. 2019-  
Stanchion Asset Partners**

**OWNER JOINDER AGREEMENT  
TDCA Resource Square LLC C/O The Dilweg Companies, LLC**

The undersigned, as the owners of the parcels of land located at 10926 David Taylor Drive and 10925 David Taylor Drive and that are designated as a portion of Tax Parcel No. 047-162-12 and a portion of Tax Parcel No. 047-168-21 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 RE-2 zoning district to the RE-3-Optional 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 25<sup>th</sup> day of January, 2019.

**TDCA Resource Square LLC C/O The Dilweg Companies,  
LLC, By: TDCA Holdings LLC, its Manager**  
By:   
Name: Stacey A Benson  
Title: President

**ATTACHMENT B**

PETITIONER SIGNATURE  
REZONING PETITION NO. 2019-  
**Stanchion Asset Partners**

**Stanchion Asset Partners**

By:

Name:

Title:

  
*Alexander G Kelly*  
*Member - MANAGER*