



May 28, 2026

Dear Property Owner or Resident,

You are receiving this letter because your property or residence is within 1,000 feet of a City-initiated rezoning request.

Request A City-initiated rezoning request associated with the redevelopment of the parcels 5507 & 5511 Hillsborough Street and 0 and 5508 Western Boulevard (PINs 0784318842, 0784317790, 0784317428 and 0784319416; see map below).

Summary The parcels on Hillsborough Street are currently zoned Industrial Mixed Use-3 Stories-Parking Limited Frontage with Transit Overlay District and Special Residential Parking Overlay District (IX-3-PL w/TOD & SRPOD). The parcels on Western Boulevard are currently zoned Residential-10 with Transit Overlay District and Special Residential Parking Overlay District (R-10 w/TOD & SRPOD). This rezoning request proposes to change the zoning for these four parcels to Residential Mixed Use-3 Stories with Transit Overlay District and Special Residential Parking Overlay District (RX-3 w/TOD & SRPOD). These parcels are owned by the City and will be redeveloped to include affordable housing.

Staff will discuss this request at an upcoming public meeting.

When June 17, 2026, from 6:30pm to 7:30pm

Where Method Community Center- Pioneer Building Large Room
514 Method Rd, Raleigh, NC 27607

If you have questions, please reach out to the staff contact:

Lauren North, redvelopment@raleighnc.gov, 919-996-4330

Metra Sheshbaradaran, metra.sheshbaradaran@raleighnc.gov, 919-996-2638

What is a rezoning?

A property owner requests a rezoning to change the rules for how they can develop their land. This could mean land use (residential, commercial, industrial, etc.) and/or building characteristics (maximum building height, minimum front yard, etc.).

Does this apply to my property?

This request would only change the zoning to the city-owned property listed on the previous page. You're receiving this letter because you own or rent property nearby. A map of the properties requested for rezoning is enclosed.

How can I participate?

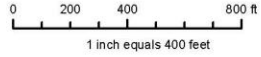
- You can attend the neighborhood meeting. At the meeting, staff will provide information about the request and the rezoning process. There will be time for questions and comments.
- You can email the Planning Commission: Planning.Commission@raleighnc.gov.
- You can submit written comments to: Raleigh Housing and Community Development, ATTN: Lauren North, PO Box 590, Raleigh, NC 27602

Sincerely,

Emila Sutton
Director, Housing and Community Development



Hillsborough-Western



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