



To: Neighboring Property Owner and Tenants  
From: Michael Birch  
Date: January 13, 2023  
Re: Neighborhood Meeting for Rezoning of 4209 Watkins Road, 4217 Watkins Road, and 0 Watkins Road

You are invited to attend an informational meeting to discuss the proposed rezoning of 4209 Watkins Road, 4217 Watkins Road, and 0 Watkins Road (with Property Identification Numbers (PINs) 1747824660, 1747825389, and 1747921242). The meeting will be held on **Thursday, January 26, 2023, from 6:30 PM until 7:30 PM**, at the following location:

**Abbotts Creek Community Center  
Abbotts Creek CC Classroom  
9950 Durant Road,  
Raleigh, NC 27614**

The property totals approximately 35.83 acres in size and is located along Watkins Road between Watkins Towne Road and Castlegate Drive. The property is currently split-zoned Residential-4 (under Raleigh zoning) and Residential-30 (under Wake County zoning). The proposed zoning is a unified designation of Residential-6, Conditional Use (R-6-CU) for the entire assemblage. The purpose of the rezoning is to allow a broader range of residential development options.

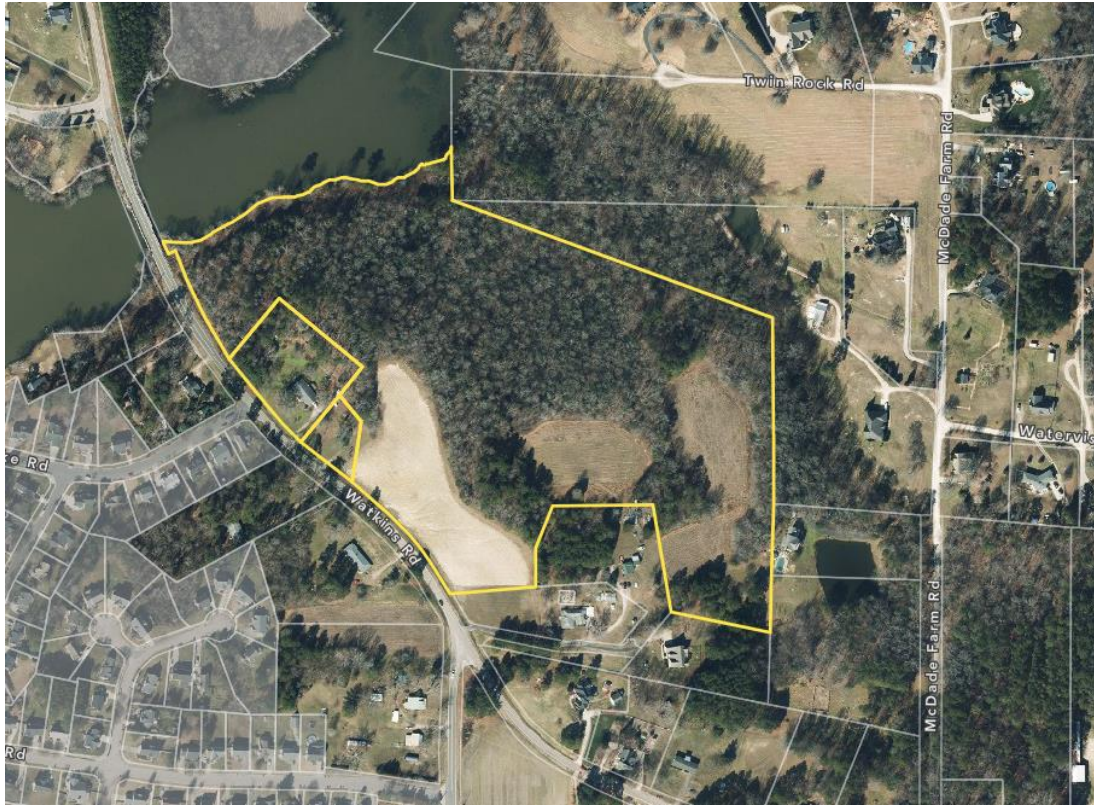
The City of Raleigh requires a neighborhood meeting involving the owners and tenants of property within 500 feet of the property prior to filing the rezoning application. After the meeting, we will prepare a report for the Planning Department regarding the items discussed at the meeting.

Please do not hesitate to contact me directly if you have any questions or wish to discuss any issues. I can be reached at 919-645-4317 and [mbirch@longleaflp.com](mailto:mbirch@longleaflp.com). Also, for more information about the rezoning, you may visit [www.raleighnc.gov](http://www.raleighnc.gov) or contact the Raleigh City Planner Robert Tate at 919-996-2235 or [robert.tate@raleighnc.gov](mailto:robert.tate@raleighnc.gov). If you would like to submit written comments or questions after the neighborhood meeting, please participate in the applicable rezoning case at [www.publicinput.com/rezoning](http://www.publicinput.com/rezoning).

Attached to this invitation are the following materials:

1. Subject Property Current Aerial Exhibit
2. Subject Property Current Zoning Exhibit

**CURRENT PROPERTY MAP**



**CURRENT ZONING MAP**

