

MATTOX LAW FIRM

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October 27, 2023

TO ALL ADDRESSEES:

RE: **NOTICE OF MEETING** Regarding Potential Rezoning of REZN-0041-2023:

A Portion of 8301 and A Portion of 8317 Buffaloe Road, (PIN 1756421236 and 1756309588)

Dear Property Owners and Tenants:

You are receiving this letter because you are the owner or tenant of property located in the vicinity of the above described property (the "Rezoning Property") for which a rezoning is being considered. The applicant has filed a rezoning application to rezone that portion of 8301 and 8317 Buffaloe Road which is now zoned CX-3-CU to CX-4-CU (the "Rezoning Application"). As you may recall, we held an initial meeting in May and would like to update you on our progress and discuss changes in our request.

In accordance with the requirements of the Raleigh Unified Development Ordinance, notice is hereby given to you as the owner or tenant of the Rezoning Property, or the owner or tenant of property within 1000 feet of the Rezoning Property, of a meeting to discuss the prospective rezoning to be held at **Marsh Creek Community Center, 3050 N. New Hope Road Raleigh, NC 27604 on Monday, November 13 at 5:30 PM.**

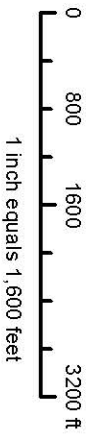
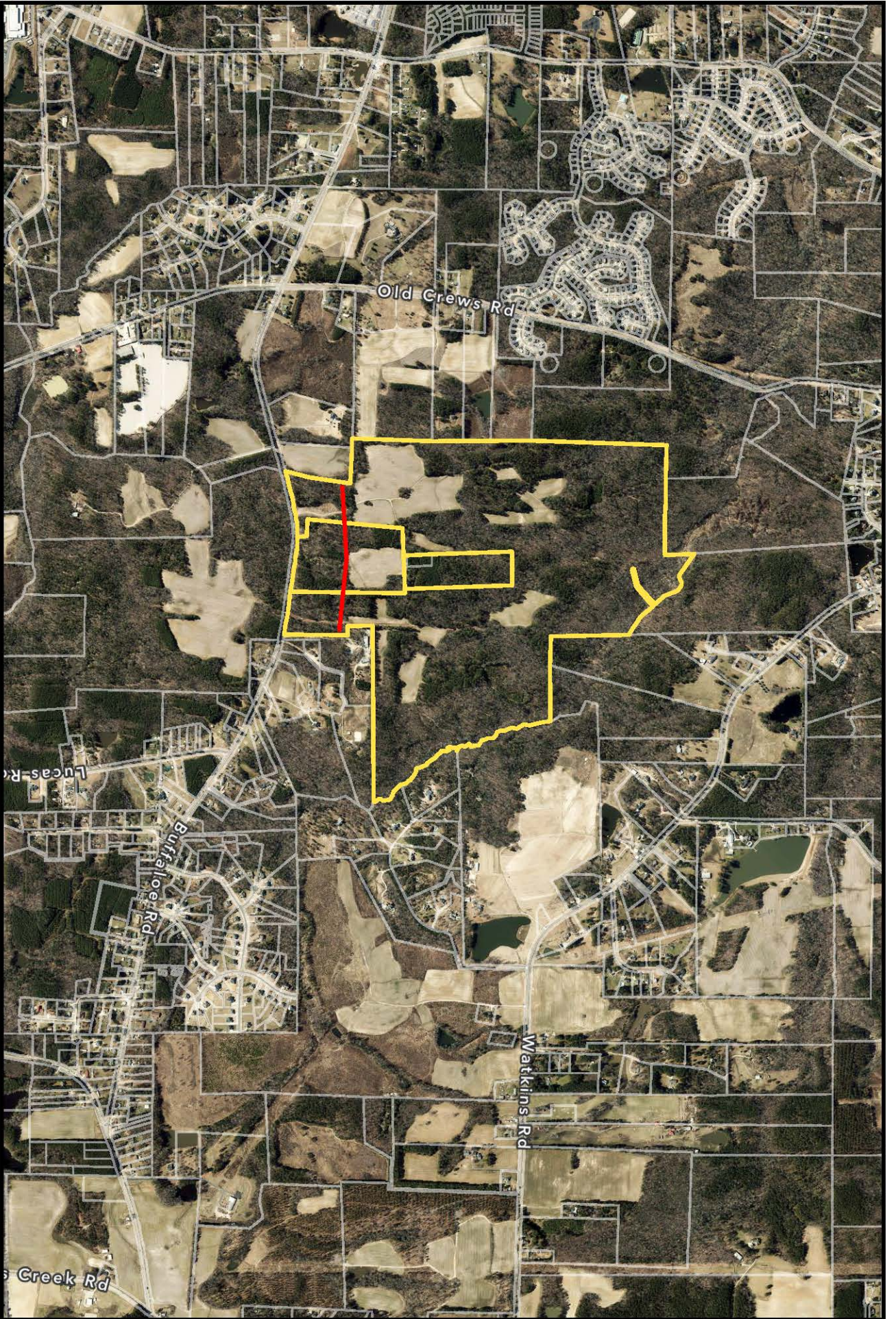
To ensure that we are able to address as many questions as possible, please submit questions via email to darby@mattoxlawfirm.com prior to the meeting. The meeting will include an introduction, explanation of rezoning request and process, answers to submitted questions, followed by a general question and answer session. To aid in your participation in the meeting, please find attached a GIS aerial photograph of the Rezoning Property, a zoning map of the Rezoning Property, and the first 2 pages of the filed rezoning application.

After the neighborhood meeting, the rezoning request will be referred to the Planning Commission for review. Information about the rezoning process is available online and can be accessed by visiting www.raleighnc.gov and searching for "Rezoning Process." If you have further questions about the rezoning process, please contact Bronwyn Redus, Raleigh Planning & Development, at (919) 996-2183 or Bronwyn.Redus@raleighnc.gov or visit the City of Raleigh website at <https://raleighnc.gov/planning/rezoning-process>. You can also contact me directly with any questions.

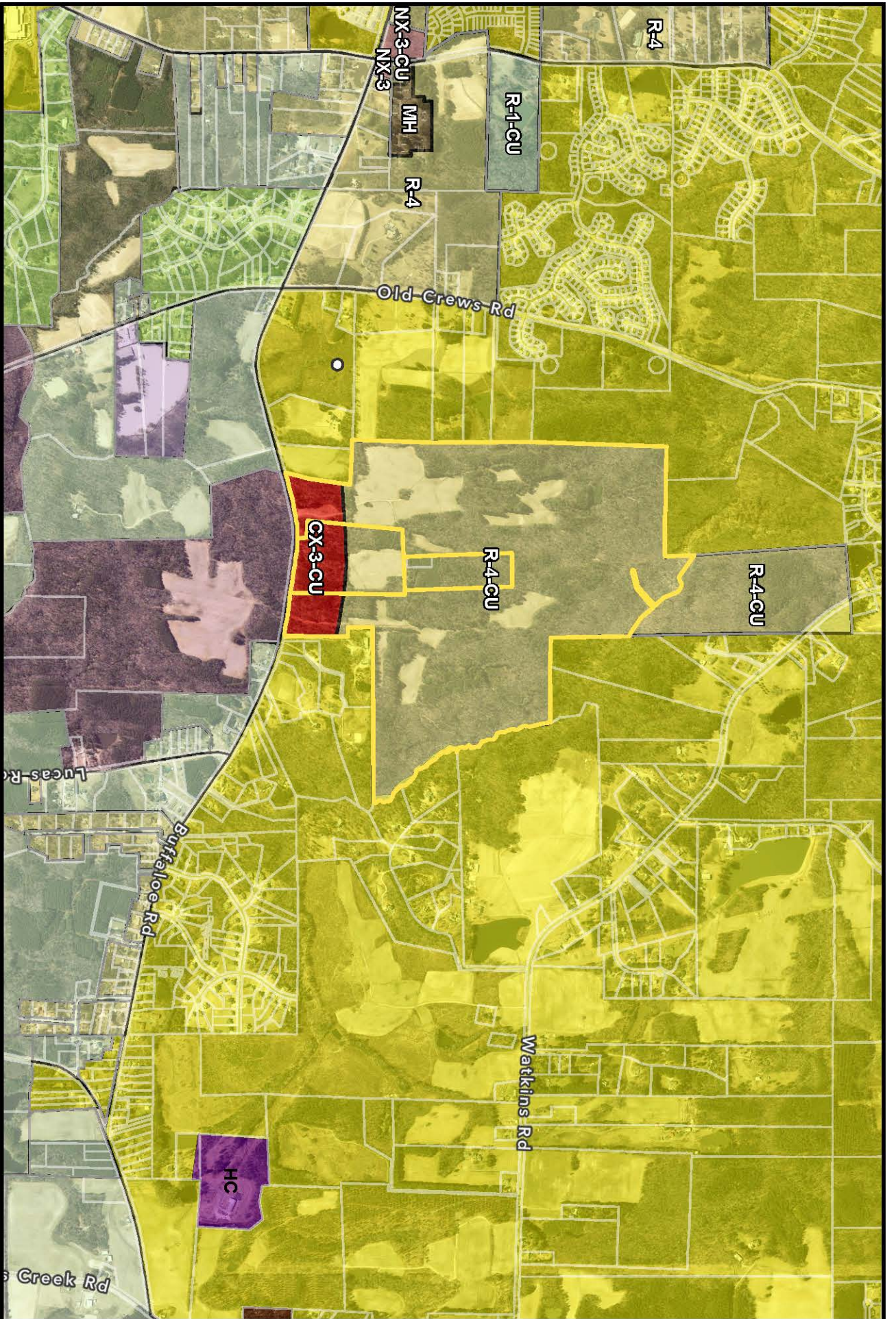
Yours very truly,

Isabel Mattox

Isabel Worthy Mattox



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Rezoning Application and Checklist

Planning and Development Customer Service Center • One Exchange Plaza, Suite 400 | Raleigh, NC 27601 | 919-996-2500



Please complete all sections of the form and upload via the Permit and Development Portal (permitportal.raleighnc.gov). Please see page 11 for information about who may submit a rezoning application. A rezoning application will not be considered complete until all required submittal components listed on the Rezoning Checklist have been received and approved. For questions email rezoning@raleighnc.gov.

Rezoning Request				
Rezoning Type	General use	Conditional use	Master plan	OFFICE USE ONLY Rezoning case #
	Text change to zoning conditions			
Existing zoning base district: CX-3-CU	Height:	Frontage:	Overlay(s):	
Proposed zoning base district: CX-4-CU	Height:	Frontage:	Overlay(s):	
Helpful Tip: View the Zoning Map to search for the address to be rezoned, then turn on the 'Zoning' and 'Overlay' layers.				
If the property has been previously rezoned, provide the rezoning case number:				

General Information		
Date:	Date amended (1):	Date amended (2):
Property address:		
Property PIN:		
Deed reference (book/page):		
Nearest intersection:		Property size (acres):
For planned development applications only:	Total units:	Total square footage:
	Total parcels:	Total buildings:
Property owner name and address:		
Property owner email:		
Property owner phone:		
Applicant name and address:		
Applicant email:		
Applicant phone:		
Applicant signature(s):		
Additional email(s):		

LP Rivertowne, LLC
a Delaware limited liability company
By: Landeavor Rivertowne Managers, LLC
a Delaware limited liability company,

By: Adam Lorry
Name: Adam Lorry
Title: President

Conditional Use District Zoning Conditions		
Zoning case #:	Date submitted:	OFFICE USE ONLY Rezoning case # _____
Existing zoning:	Proposed zoning:	

Narrative of Zoning Conditions Offered

The property owner(s) hereby offers, consents to, and agrees to abide, if the rezoning request is approved, the conditions written above. All property owners must sign each condition page. This page may be photocopied if additional space is needed.

LP Rivertowne, LLC
 a Delaware limited liability company
 By: Landeavor Rivertowne Managers, LLC
 a Delaware limited liability company,

By: Adam Lorry
 Name: Adam Lorry
 Title: President