

November 7, 2025

Re: Notice of Second Neighborhood Meeting

Neighboring Property Owners and Residents:

You are invited to attend a second neighborhood meeting on November 19, 2025, from 7:00-8:00pm at The McKimmon Conference and Training Center at NC State, located at 1101 Gorman Street, Raleigh, NC 27606. The purpose of the meeting is to discuss Z-37-25, the requested rezoning of 17 parcels of land located at 2615 Avent Ferry Road (PIN: 0793365128), 2617 Avent Ferry Road (PIN: 0793355939), 610 Chappell Drive (PIN: 0793366103), 616 Chappell Drive (PIN: 0793366071), 633 Chappell Drive (PIN: 0793450865), 635 Chappell Drive (PIN: 0793451712), 639 Chappell Drive (PIN: 0793451624), 650 Chappell Drive (PIN: 0793356894), 670 Chappell Drive (PIN: 0793358763), 703 Chappell Drive (PIN: 0793451526), 2604 Broadwell Drive (PIN: 0793357668), 2610 Broadwell Drive (PIN: 0793356663), 2618 Broadwell Drive (PIN: 0793355568), 2624 Broadwell Drive (PIN: 0793354784), 2714 Broadwell Drive (PIN: 0793352548), 610 Sure and Steadfast Court (PIN: 0793353623), and 611 Sure and Steadfast Court (PIN: 0793354651) (the "Site").

The Site is currently zoned Residential-10 w/ Special Residential Parking Overlay District (R-10 w/ SRPOD), Residential Mixed Use- 3 stories- w/ Special Residential Parking Overlay District (RX-3 w/ SRPOD), and Conservation Management w/ Special Residential Parking Overlay District (CM w/ SRPOD). This proposal would rezone the Site to Residential Mixed Use- 4 stories-w/ Conditions- w/ Special Residential Parking Overlay District (RX-4-CU w/ SRPOD). During the meeting, the applicant will describe the nature of the request, provide updates since the first neighborhood meeting, and field any questions from the public. Enclosed are: (1) a vicinity map outlining the location of the parcels; and (2) a current zoning map of the subject area.

After the Rezoning Application has been filed, but prior to review by the Planning Commission, the City of Raleigh requires that a second neighborhood meeting be held for all residents and property owners within 1,000 feet of the area requested for rezoning. After the meeting, a report will be submitted to the Raleigh Planning and Development Department. Any other person attending the meeting can submit written comments about the meeting, but to be included in the Planning Commission agenda packet, written comments must be received at least 10 days prior to the date of the Planning Commission meeting where the case is being considered. Information about the rezoning process is available online; visit www.raleighnc.gov and search for "Rezoning Process." If you would like to submit written comments or questions after the meeting, please participate in the applicable rezoning case at www.publicinput.com/rezoning. If you have further questions about the rezoning process, or would like to submit written comments after the meeting, please contact:

Arthur Cashwell IV
Raleigh Planning & Development
(919) 996-2183
arthur.cashwell@raleighnc.gov

If you have any questions about this request, please contact me at (919) 835-4043 or via email at ashleyterrazas@parkerpoe.com.

Thank you,

Ashley Honeycutt Terrazas



**2615/2617 Avent Ferry Road;
610/616/633/635/639/650/670/703 Chappell Drive;
2604/2610/2618/2625/2714 Broadwell Drive; &
610/611 Sure and Steadfast Court**



0 100 200 400 ft
1 inch equals 200 feet

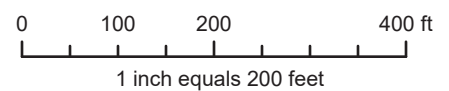
Vicinity Map

Disclaimer

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Zoning Map

**Current Zoning: R-10 w/ SRPOD;
RX-3 w/ SRPOD; &
CM w/ SRPOD**

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