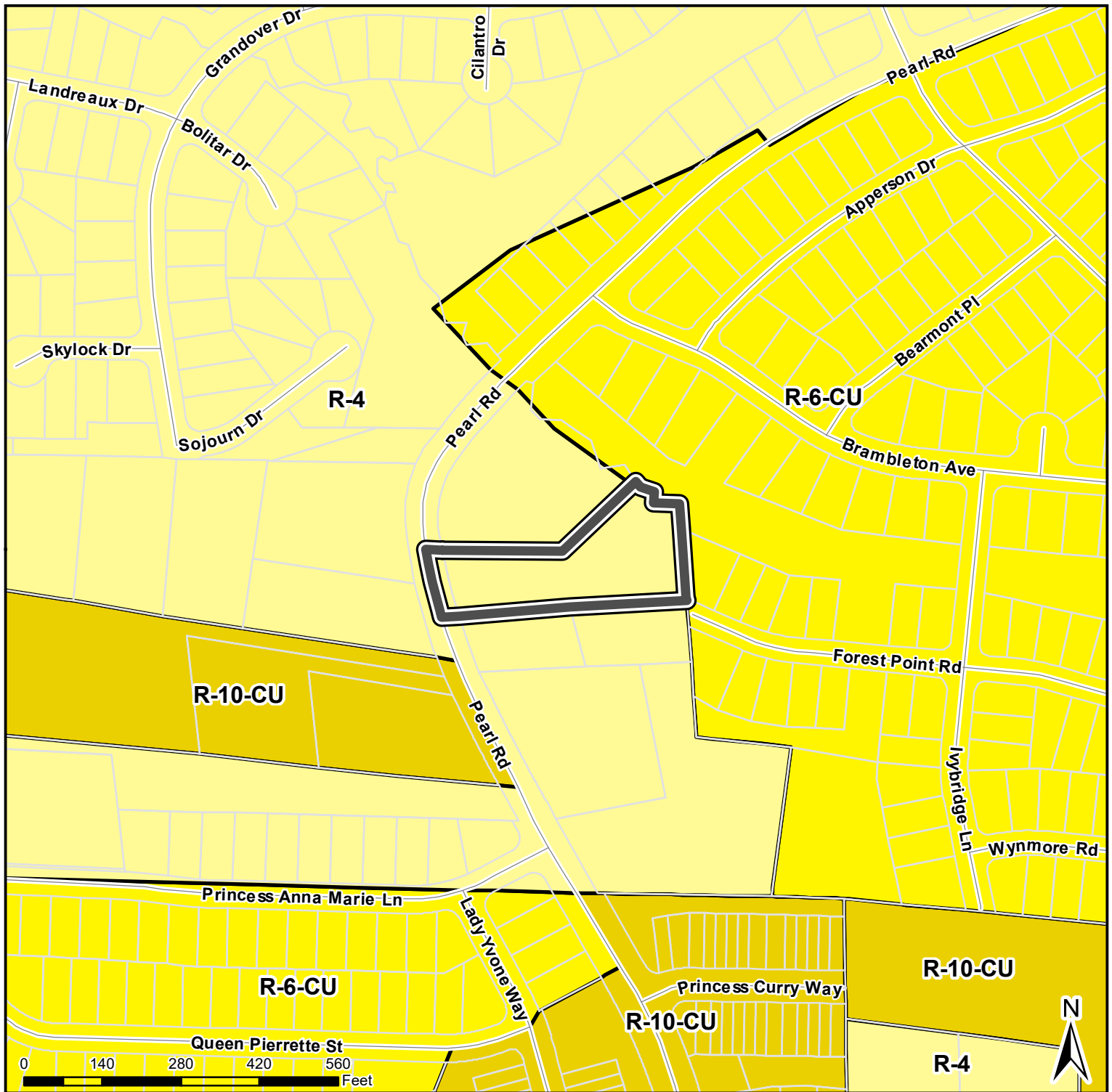
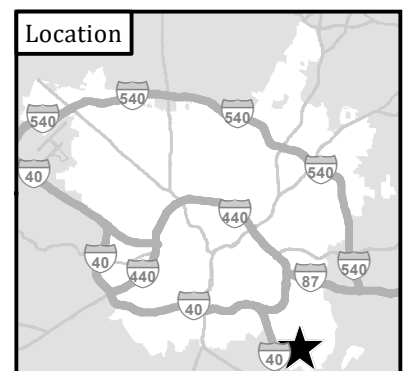


Existing Zoning

Z-5-2021



Property	4113 Pearl Rd
Size	1.35 acres
Existing Zoning	R-4
Requested Zoning	R-10-CU



To	Marchell Adams-David, City Manager
Thru	Patrick O. Young, AICP, Director
From	Ira Mabel, AICP, Senior Planner
Department	Planning and Development
Date	May 4, 2021
Subject	City Council agenda item for May 18, 2021 – Z-5-21 Pearl Road

On May 4, 2021, City Council authorized the public hearing for the following item:

Z-5-21 Pearl Road, approximately 1.35 acres located [on the east side of Pearl Road, approximately ½-mile south of its intersection with Rock Quarry Road](#).

Signed zoning conditions provided on January 27, 2021 limit density to six units per acre.

Current zoning: Residential-4 (R-4).

Requested zoning: Residential-10-Conditional Use (R-10-CU).

The request is **consistent** with the 2030 Comprehensive Plan.

The request is **inconsistent** with the Future Land Use Map.

The Planning Commission recommends approval of the request (9 - 0).

Attached are the Planning Commission Certified Recommendation (including Staff Report), the Zoning Conditions, the Petition for Rezoning, and the Neighborhood Meeting Report.



RALEIGH PLANNING COMMISSION CERTIFIED RECOMMENDATION

CR# 13012

CASE INFORMATION: Z-5-21 PEARL ROAD

Location	On the east side of Pearl Road, approximately ½-mile south of its intersection with Rock Quarry Road Address: 4113 Pearl Road PINs: 1731092196 iMaps , Google Maps , Directions from City Hall
Current Zoning	R-4
Requested Zoning	R-10-CU
Area of Request	1.35 acres
Corporate Limits	The site is within Raleigh's corporate limits, with ETJ adjacent to the north, west, and south
Property Owner	Sunage Properties, LLC 321 Hendrick Drive Henderson, NC 27537
Applicant	Toby Coleman, Smith Anderson
Council District	C
PC Recommendation Deadline	June 28, 2021

SUMMARY OF PROPOSED CONDITIONS

1. Density shall be limited to 6 units/acre.

COMPREHENSIVE PLAN GUIDANCE

Future Land Use	Low Density Residential
Urban Form	N/A
Consistent Policies	LU 8.1—Housing Variety LU 8.10—Infill Development LU 8.12—Infill Compatibility H 1.8—Zoning for Housing
Inconsistent Policies	LU 1.2—Future Land Use Map and Zoning Consistency

FUTURE LAND USE MAP CONSISTENCY

The rezoning case is ☐ **Consistent** ☒ **Inconsistent** with the Future Land Use Map.

COMPREHENSIVE PLAN CONSISTENCY

The rezoning case is ☒ **Consistent** ☐ **Inconsistent** with the 2030 Comprehensive Plan.

PUBLIC MEETINGS

First Neighborhood Meeting	Second Neighborhood Meeting	Planning Commission	City Council
10/8/2020 3 attendees	N/A	3/30/2021 (consent) 4/27/2021	5/4/2021

PLANNING COMMISSION RECOMMENDATION

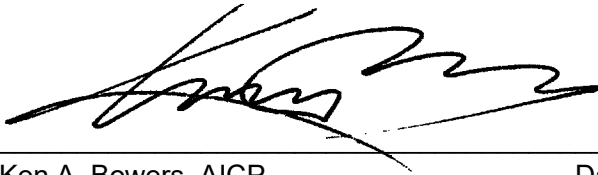
The rezoning case is **Inconsistent** with the Future Land Use Map and **Consistent** with the relevant policies in the Comprehensive Plan, furthermore **Approval** is reasonable and in the public interest because:

Reasonableness and Public Interest	Approval of the request is reasonable and in the public interest because the request is consistent with the policies of the Comprehensive Plan, and the request would provide greater housing choice and, by increasing supply, improve housing affordability.
Change(s) in Circumstances	N/A
Amendments to the Comprehensive Plan	If approved, the Future Land Use Map will be amended as to the subject parcel(s) only from Low Density Residential to Moderate Density Residential.
Recommendation	Approval
Motion and Vote	Motion: McIntosh; Second: O'Haver In Favor: Bennett, Fox, Lampman, Mann, McIntosh, Miller, O'Haver, Rains, and Winters Opposed: None
Reason for Opposed Vote(s)	N/A

ATTACHMENTS

1. Staff Report
2. Comprehensive Plan Amendment Analysis
3. Rezoning Application
4. Original conditions

This document is a true and accurate statement of the findings and recommendations of the Planning Commission. Approval of this document incorporates all of the findings of the attached Staff Report and Comprehensive Plan Amendment Analysis.



Ken A. Bowers, AICP
Planning and Development Deputy Director

Date: 4/27/2021

Staff Coordinator: Ira Mabel: (919) 996-2652; Ira.Mabel@raleighnc.gov



ZONING STAFF REPORT – CASE Z-5-21

Conditional Use District

OVERVIEW

This request is to rezone approximately 1.35 acres from Residential-4 (R-4) to Residential-10-Conditional Use (R-10-CU). Proposed zoning conditions limit density to six units per acre.

The subject site is a single parcel on the east side of Pearl Road approximately 0.5 miles driving distance south of Rock Quarry Road. Forest Point Road is a public street that ends to the east and just south of the site. The site is currently undeveloped and wooded, fairly flat nearer to Pearl Road but sloping down to a stream at the northeast corner of the parcel. The stream is subject to the 50-foot Neuse River riparian buffer.

To the north, west, and south of the site are detached houses in an R-4 zoning district. To the southeast is an R-10-CU district (Z-17-18), although the site has not yet been developed. To the east are detached units in the Abbington Ridge subdivision, zoned R-6-CU and constructed in the early 2000's. Both of these conditional use districts prohibit apartment buildings. Abbington Ridge and the rezoning site are within Raleigh's corporate limits, but the other immediately adjacent properties are not.

The larger area surrounding the site is characterized by primarily low density, detached single-family homes. Zoning districts in the area are predominately R-4, R-6, and R-10, although there is approximately 1,000 acres of land zoned for industrial uses west of the site between Big Branch and I-40.

The subject site is designated as Low Density Residential on the Future Land Use Map, as is the area to the north, east, and south. Land to the west of Pearl Road is Moderate Density Residential. There is Private Open Space designated along the stream just to the north of the rezoning site.

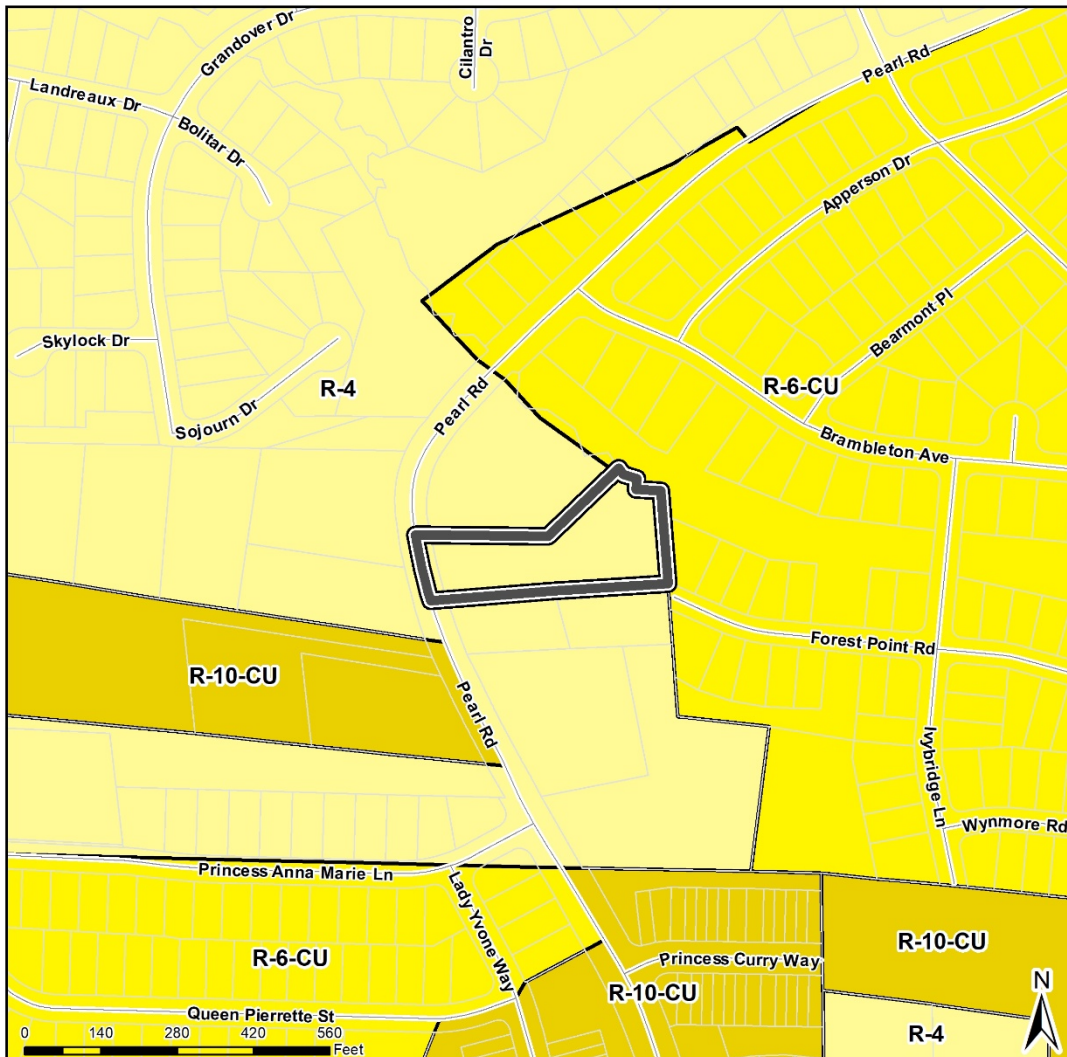
There is no Urban Form Map designation for the site.

OUTSTANDING ISSUES

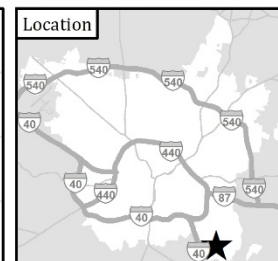
Outstanding Issues	1. None.	Suggested Mitigation	1. None.
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Existing Zoning

Z-5-2021



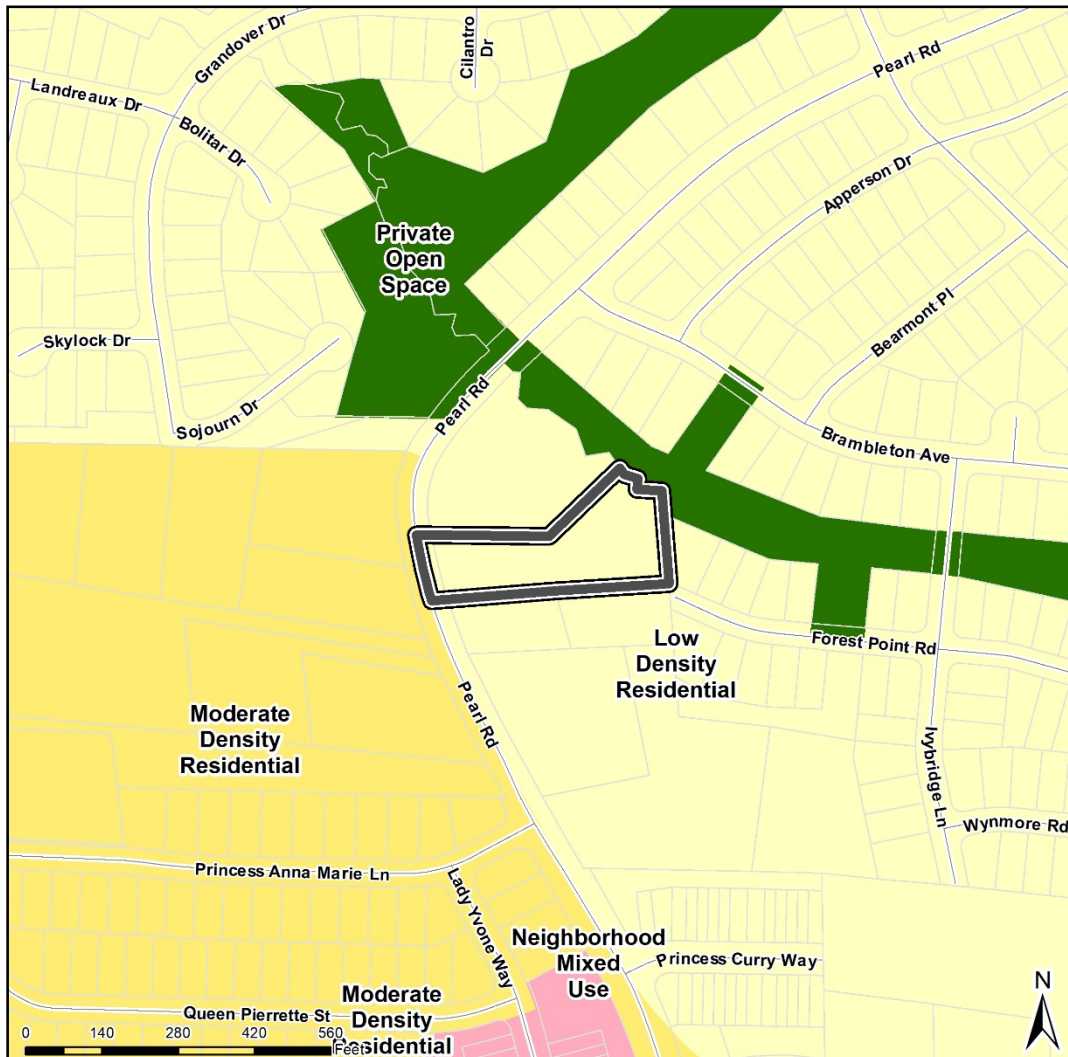
Property	4113 Pearl Rd
Size	1.35 acres
Existing Zoning	R-4
Requested Zoning	R-10-CU



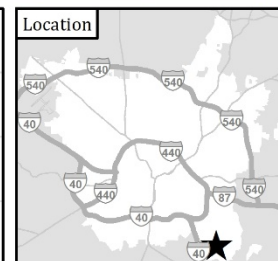
Map by Raleigh Department of City Planning (kuanc): 2/5/2021

Future Land Use

Z-5-2021



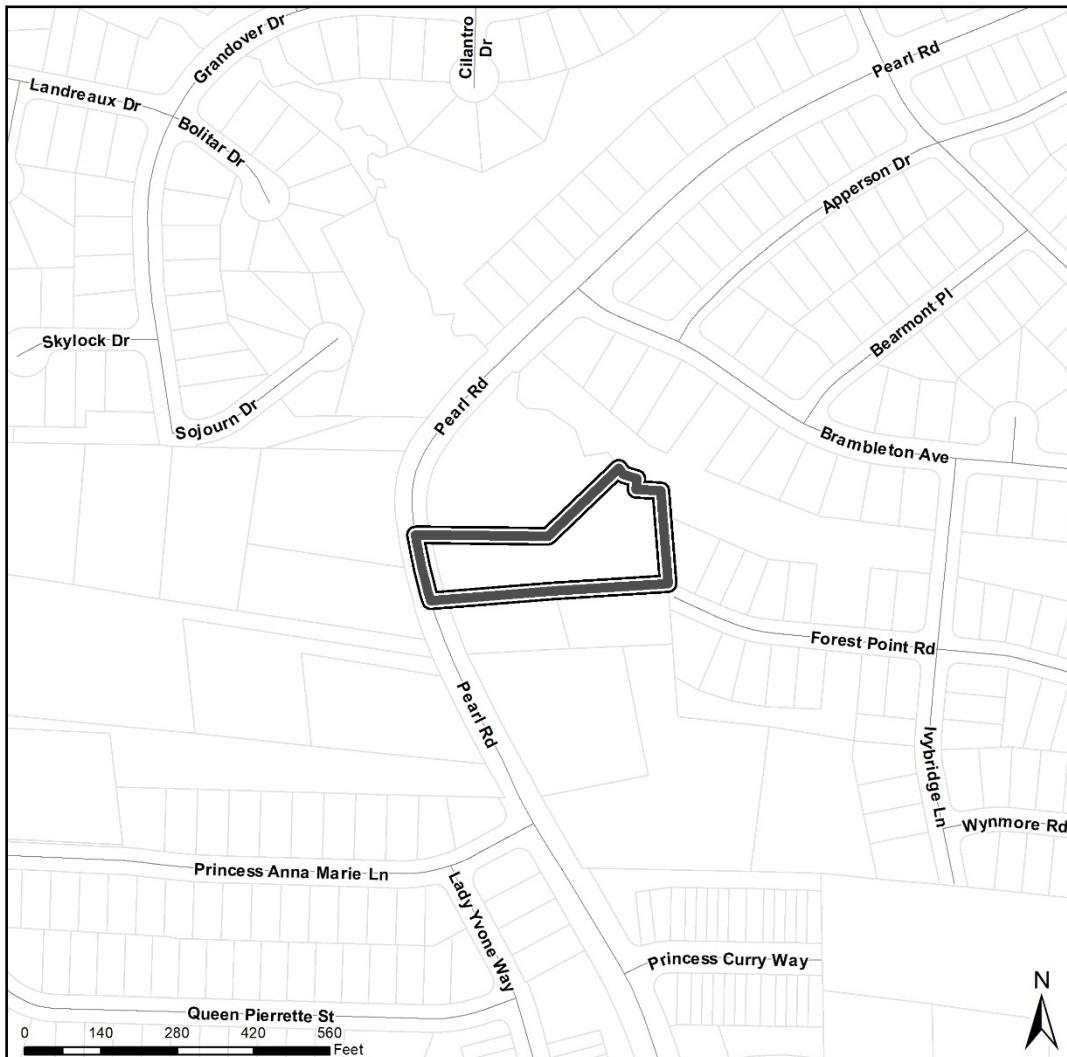
Property	4113 Pearl Rd
Size	1.35 acres
Existing Zoning	R-4
Requested Zoning	R-10-CU



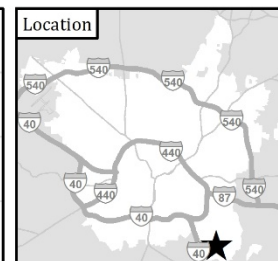
Map by Raleigh Department of City Planning (kuanc): 2/5/2021

Urban Form

Z-5-2021



Property	4113 Pearl Rd
Size	1.35 acres
Existing Zoning	R-4
Requested Zoning	R-10-CU



Map by Raleigh Department of City Planning (kuanc): 2/5/2021

COMPREHENSIVE PLAN

Determination of the conformance of a proposed use or zone with the Comprehensive Plan includes consideration of the following questions:

- A. Is the proposal consistent with the vision, themes, and policies contained in the Comprehensive Plan?

Yes, the request is consistent with the vision and themes in the Comprehensive Plan.

The request is consistent with the **Expanding Housing Choices** vision theme, which encourages expanding the supply of affordable housing. The request would permit up to 8 units, which is an increase over the five units permitted under the current zoning, and would permit attached and apartment building types, which are generally more affordable housing options than single-family homes, increasing the choice of housing types and prices in the area.

The request is consistent with the **Growing Successful Neighborhoods and Communities** vision theme, which encourages careful infill that complements the existing character of the area and responds to natural features. If approved, the subject site could accommodate six dwelling units per acre, which is comparable to the density allowed in the nearby Abbingdon Ridge detached and townhouse subdivisions.

- B. Is the use being considered specifically designated on the Future Land Use Map in the area where its location is proposed?

Not entirely. The subject site is identified as Low Density Residential, which suggests single-family detached homes up to 6 units per acre. However, smaller lots and townhouses are described as appropriate for this land use category if they are part of a conservation development, which requires 40% of the site to be dedicated to open space. Although proposed conditions limit the potential density of the site to 6 units per acre, no additional open space is included.

- C. If the use is not specifically designated on the Future Land Use Map in the area where its location is proposed, is it needed to service such a planned use, or could it be established without adversely altering the recommended land use and character of the area?

The use is provisionally designated on the Future Land Use Map in the case of a Conservation Development, and therefore can potentially be established without altering the character of the area.

- D. Will community facilities and streets be available at City standards to serve the use proposed for the property?

Yes. Community facilities and streets appear to be sufficient to serve the proposed use

Future Land Use

Future Land Use designation: Low Density Residential

The rezoning request is

☐ **Consistent** with the Future Land Use Map.

☒ **Inconsistent**

The subject site is identified as Low Density Residential, which suggests single-family detached homes up to 6 units per acre. However, smaller lots and townhouses are described as appropriate for this land use category if they are part of a conservation development, which requires 40% of the site to be dedicated to open space. Although, proposed conditions limit the potential density of the site to 6 units per acre, no additional open space is included.

Urban Form

Urban Form designation: None

The rezoning request is

☐ **Consistent** with the Urban Form Map.

☐ **Inconsistent**

☒ **Other** (no Urban Form designation)

Compatibility

The proposed rezoning is

☒ **Compatible** with the property and surrounding area.

☐ **Incompatible.**

The request is compatible with the property and the surrounding area and can be established without adversely impacting neighboring properties. Nearby zoning districts are almost entirely residential, ranging from R-4 to R-10. The rezoning would only permit residential development at 6 dwelling units per acre.

Public Benefits of the Proposed Rezoning

- The request would provide greater housing choice and, by increasing supply, improve housing affordability.

Detriments of the Proposed Rezoning

- No significant detriments of the rezoning have been identified.

Policy Guidance

*The rezoning request is **consistent** with the following policies:*

Policy LU 8.1—Housing Variety

Accommodate growth in newly developing or redeveloping areas of the city through mixed-use neighborhoods with a variety of housing types.

Policy H 1.8—Zoning for Housing

Ensure that zoning policy continues to provide ample opportunity for developers to build a variety of housing types, ranging from single-family to dense multi-family. Keeping the market well supplied with housing will moderate the costs of owning and renting, lessening affordability problems, and lowering the level of subsidy necessary to produce affordable housing. In areas characterized by detached houses, accommodations should be made for additional housing types while maintaining a form and scale similar to existing housing.

- Permission of housing types beyond single-family development on the site would increase the variety of housing stock in the area.

Policy LU 8.10—Infill Development

Encourage infill development on vacant land within the city, particularly in areas where there are vacant lots that create “gaps” in the urban fabric and detract from the character of a commercial or residential street. Such development should complement the established character of the area and should not create sharp changes in the physical development pattern.

Policy LU 8.12—Infill Compatibility

Vacant lots and infill sites within existing neighborhoods should be developed consistently with the design elements of adjacent structures, including height, setbacks, and massing through the use of zoning tools including Neighborhood Conservation Overlay Districts.

- The site is currently vacant and creates a gap in the built environment. The request to permit residential uses on the subject site is in keeping with the character of the nearby area, which is almost entirely residential zoning districts, and will reinforce neighborhood built form.

*The rezoning request is **inconsistent** with the following policies:*

Policy LU 1.2—Future Land Use Map and Zoning Consistency

The Future Land Use Map and associated Comprehensive Plan policies shall be used to guide zoning, ensure the efficient and predictable use of land capacity, guide growth and development, protect public and private property investments from incompatible land uses, and efficiently coordinate land use and infrastructure needs.

- The request is inconsistent with the recommendations of the Future Land Use Map of Low Density Residential, which does support up to 6 units per acre but only if significant open space is also set aside.

HOUSING AFFORDABILITY & ENERGY EFFICIENCY ANALYSIS

Carbon Footprint: Transportation

	City Average	Site	Notes
Transit Score	30	24	The closest transit service is on Rock Quarry Road.
Walk Score	31	13	There are few commercial destinations within a reasonable distance of the site.
Bike Score	41	15	

Source: [Walk Score](#) is a publicly available service that measures pedestrian friendliness by analyzing population density and road metrics such as block length and intersection density. The higher the Transit Score or Walk Score, the greater the percentage of trips that will be made on transit or by walking, and the smaller the carbon footprint. The scores also correlate with shorter vehicle trips, which also produce less carbon. The city has a wide range of scores. Raleigh Municipal Building, for instance, has a Walk Score of 92, meaning the area is highly pedestrian-friendly and that many destinations are within a short walk. Some areas in the city have scores in single digits, indicating that few if any destinations are within walking distance, so nearly all trips are made by car.

Summary: Residents of any development on the site will be heavily dependent on cars.

Carbon/Energy Footprint: Housing

Housing Type	Average Annual Energy Use (million BTU)	Permitted in this project?
Detached House	82.7	Yes
Townhouse	56.5	Yes
Small Apartment (2-4 units)	42.1	Yes
Larger Apartment	34.0	No

Source: U.S. Energy Information Administration, 2015 survey. Statistics for residential structures in the South.

Summary: The proposed district would permit all residential building types, including those that are more energy-efficient

Housing Supply and Affordability

Does it add/subtract from the housing supply?	Adds	The potential residential entitlement will increase from 5 to 8 units.
Does it include any subsidized units?	No	
Does it permit a variety of housing types beyond detached houses?	Yes	The proposed district will permit all residential building types.
If not a mixed-use district, does it permit smaller lots than the average?*	Yes	The minimum lot size in R-10 is 4,000 square feet, which is approximately one-third the size of Raleigh's average detached house lot.
Is it within walking distance of transit?	No	There is currently no existing transit service within walking distance of the site.

**The average lot size for detached residential homes in Raleigh is 0.28 acres.*

Summary: The request would allow apartment and townhouse building types, which are on average more affordable than detached.

IMPACT ANALYSIS

Historic Resources

1. The site is not located within or adjacent to a National Register Historic District or Raleigh Historic Overlay District. It does not include nor is adjacent to any National Register individually-listed properties or Raleigh Historic Landmarks.

Impact Identified: None.

Parks and Recreation

1. This site is not directly impacted by any existing or proposed greenway trails, corridors, or connectors.
2. Nearest existing park access is provided by Barwell Rd. Park (0.6 miles) and Poole Rd. Canoe Launch (3.0 miles).
3. Nearest existing greenway trail access is provided by Neuse River Greenway Trail (2.6 miles).
4. Current park access level of service in this area is graded a D letter grade.

Impact Identified: None.

Public Utilities

1. The proposed rezoning would add approximately 1,875 gpd to the wastewater collection and water distribution systems of the City.
2. There are existing sanitary sewer and water mains adjacent to the proposed rezoning area.
3. At the time of development plan submittal, a Downstream Sewer Capacity Study may be required to determine adequate capacity to support the proposed development. Any improvements identified by the study would be required to be permitted prior to the issuance of Building Permit & constructed prior to release of a Certificate of Occupancy.
4. Verification of water available for fire flow is required as part of the Building Permit process. Any water system improvements recommended by the analysis to meet fire flow requirements will also be required of the Developer.

	Maximum Demand (current use)	Maximum Demand (current zoning)	Maximum Demand (proposed zoning)
Water	0	3,125	5,000
Waste Water	0	3,125	5,000

Impact Identified: None.

Stormwater

Floodplain	n/a
Drainage Basin	Big Branch-S
Stormwater Management	UDO Chapter 9
Overlay District	n/a

Impact Identified: No downstream flooding issues identified.

Transportation

1. **Location:** The Z-5-21 site is located in southeast Raleigh. It is on Pearl Road, near its intersection with Rock Quarry Road.
2. **Area Plans:** The Z-5-21 site is not located within any existing or active are or corridor plans. It is about ¾ mile east of the Rock Quarry – Battle Bridge area plan.
3. **Streets:** Pearl Road is designated as two-lane undivided avenues in Map T-1 of the Comprehensive Plan (Street Plan). It is maintained by NCDOT. Improvements include curb and gutter and sidewalks are sporadic due to many undeveloped parcels.

In accordance with UDO section 8.3.2, the maximum block perimeter for RX-10- zoning districts is 2,500 feet, and the maximum length for a dead-end street is 300 feet. The current block perimeter for this site is approximately 10,500 feet. There are many stubbed streets within the block. Extension of these stubs will greatly improve block perimeter. Extension of Forest Point Road would result in the Z-5-21 site having a block perimeter of approximately 2,500 feet.

4. **Pedestrian Facilities:** Sidewalks in the vicinity of this site are intermittent. There are existing sidewalks on both sides of Pearl Road approximately 500 feet north of the site. The Barwell Road – South project will extend these sidewalks to Rock Quarry Road and beyond. Subdivisions and tier three site plans require the addition of sidewalks on all public street frontages.

5. **Bicycle Facilities and Greenways:** There are no existing bikeways near subject property. A shared-use path is included on Pearl Road and Barwell Road as a part of the Barwell Road – South project. Pearl Road is designated for a bicycle lane in Map T-3 of the Comprehensive Plan.
6. **Transit:** GoRaleigh Routes 17 and 18 serve Rock Quarry Road. Both have with hourly service. Service is about ½ mile from the Z-5-21 site.
7. **Access:** Access to the subject site is via Pearl Road.
8. **Other Projects in the Area:** The City of Raleigh and NCDOT have a project to improve and widen Rock Quarry Road to a consistent five lane cross section between Sunnybrook Road and Olde Birch Drive. This project is U-6093 in the Capital Area Metropolitan Transportation Planning Organization (CAMPO) Transportation Improvement Program (TIP). It is expected to be built by NCDOT along with the current design-build project to widen I-40 between Garner and I-440 (project I-5111), which is currently under construction. A specific schedule for design and construction is not know at this time.

The City of Raleigh plans to improve Barwell Road and Pearl Road from Advantis Drive to Berkeley Lake Road. Improvements include a center turn lane, sidewalks, a shared-use-path, and a traffic signal at Rock Quarry Road. The project will realign Pearl Road so that it meets Rock Quarry Road opposite Barwell Road. The project is currently in right-of-way acquisition and permitting. Construction is planned to start in the winter of 2021-2022.

9. **TIA Determination:** Based on the Envision results, approval of case Z-5-21 would increase the amount of projected vehicular peak hour trips to and from the site as indicated in the table below. The proposed rezoning from R-4 to R-10-CU is projected to generate 2 new trips in the AM peak hour and 3 new trips in the PM peak hour. These values do not trigger a rezoning Traffic Impact Analysis based on the trip generation thresholds in the Raleigh Street Design Manual.

Z-5-21 Existing Land Use Vacant	Daily	AM	PM
	0	0	0
Z-5-21 Current Zoning Entitlements Residential	Daily	AM	PM
	47	4	5
Z-5-21 Proposed Zoning Maximums Residential	Daily	AM	PM
	76	6	8
Z-5-21 Trip Volume Change (Proposed Maximums minus Current Entitlements)	Daily	AM	PM
	28	2	3

Impact Identified: None.

Urban Forestry

1. This request does not affect the requirements of Urban Forestry.

Impact Identified: None.

Impacts Summary

No significant impacts have been identified.

Mitigation of Impacts

No mitigation steps are necessary.

CONCLUSION

This request is to rezone one parcel totaling approximately 1.35 acres from Residential-4 (R-4) to Residential-10-Conditional Use (R-10-CU). Proposed zoning conditions limit density to six units per acre.

The request is **consistent** with Comprehensive Plan overall, and **inconsistent** with the Future Land Use Map.

The request is **consistent** with Comprehensive Plan policies regarding infill development and zoning for housing. The request is **inconsistent** with the policy that reinforces the Future Land Use Map.

The request would support the Vision Theme of *Expanding Housing Choice* and *Growing Successful Neighborhoods and Communities*.

CASE TIMELINE

Date	Action	Notes
1/27/2021	Submitted rezoning application	
3/30/2021	Planning Commission	Consent agenda
4/27/2021	Planning Commission	

APPENDIX

SURROUNDING AREA LAND USE/ ZONING SUMMARY

SUBJECT PROPERTY		NORTH	SOUTH	EAST	WEST
Existing Zoning	R-4	R-4	R-4	R-6-CU	R-4
Additional Overlay	N/A	N/A	N/A	N/A	N/A
Future Land Use	Low Density Residential	Low Density Residential; Private Open Space	Low Density Residential	Low Density Residential	Moderate Density Residential
Current Land Use	Undeveloped	Detached dwellings	Detached dwellings	Detached dwellings	Detached dwellings
Urban Form	N/A	N/A	N/A	N/A	N/A

CURRENT VS. PROPOSED ZONING SUMMARY

EXISTING ZONING		PROPOSED ZONING
Zoning	R-4	R-10-CU
Total Acreage	1.35	1.35
Setbacks:	(detached house)	(apartment)
Front	20'	10'
Side	10'	0' or 6'
Rear	30'	20'
Residential Density:	3.70	5.93
Max. # of Residential Units	5	8
Max. Gross Building SF	7,418	12,096
Max. Gross Office SF	-	-
Max. Gross Retail SF	-	-
Max. Gross Industrial SF	-	-

*The development intensities for proposed zoning districts were estimated using an impact analysis tool. The estimates presented are only to provide guidance for analysis.



COMPREHENSIVE PLAN AMENDMENT ANALYSIS – CASE Z-5-21

OVERVIEW

The approval of Z-5-21 would require an amendment to the Future Land Use Map.

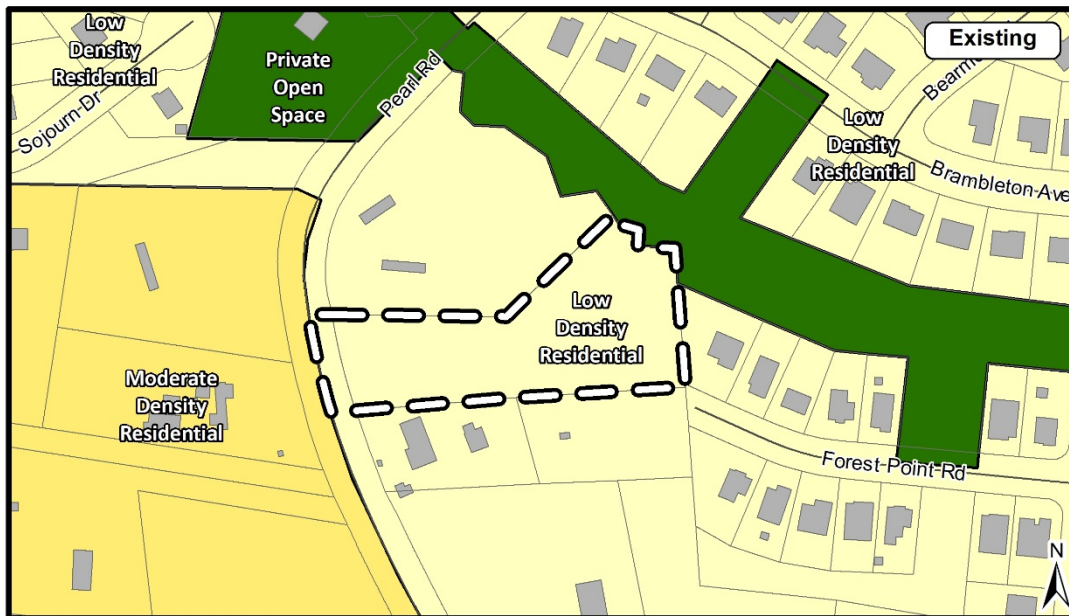
The Future Land Use Map identifies the subject site as Low Density Residential on the Future Land Use Map, which recommends up to six units per acre with smaller lots, townhouses, and multi-family dwellings only appropriate alongside significant open space set-aside. The rezoning request limits density to six units per acre, but does not require additional open space.

If approved, the Future Land Use Map would be amended to Moderate Density Residential, of which the 2030 Comprehensive Plan states:

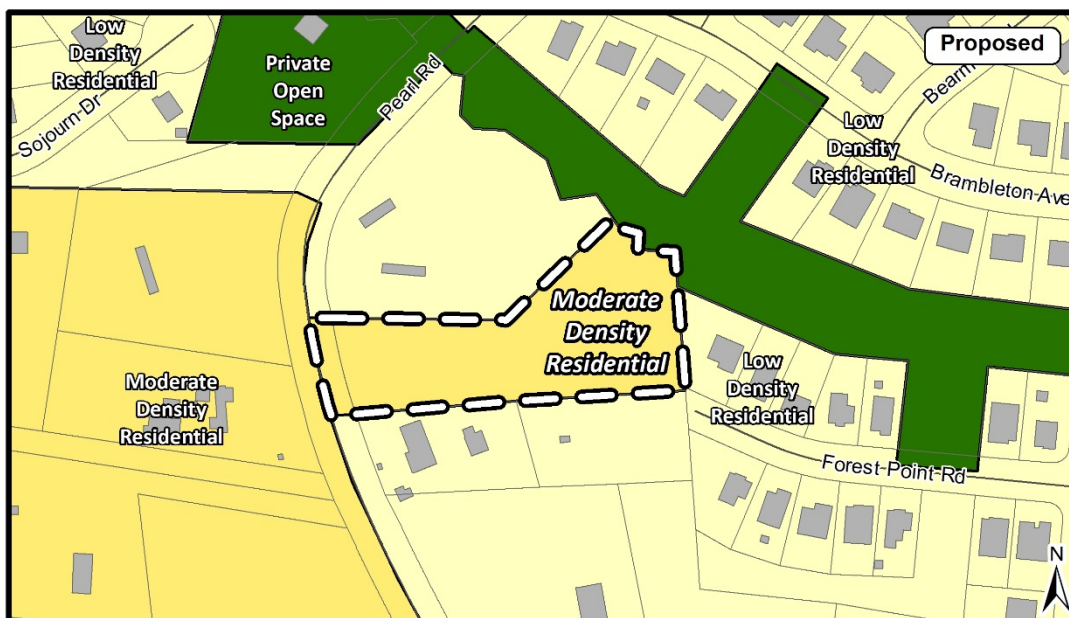
This category applies to some of the city's older single-family residential neighborhoods, along with newer small lot single-family subdivisions and patio home developments. Other housing types including townhouses and multifamily dwellings would be consistent with this designation as long as an overall gross density not exceeding 14 units per acre was maintained. Gross density in these areas would be 6 to 14 units per acre. Corresponding zoning districts are R-6 and R-10, or RX conditioned to limit density. In some instances, small-scale commercial uses allowed in RX districts may be appropriate. Comprehensive Plan Land Use Section policies should be consulted for additional guidance.

Z-5-2021: Required Amendment to the Future Land Use Map

Existing Designation: Low Density Residential



Proposed Designation: Moderate Density Residential



CONDITIONAL USE DISTRICT ZONING CONDITIONSZoning Case Number **Z-5-21****OFFICE USE ONLY**Date Submitted **January 27, 2021****Rezoning Case #**Existing Zoning **R-4** Proposed Zoning **R-10-CU****Narrative of Zoning Conditions Offered**

1. Density shall be limited to six (6) units per acre.

The property owner(s) hereby offers, consents to, and agrees to abide by, 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.

Property Owner(s) Signature

Francis Aniekwensi
 DocuSigned By: Francis Aniekwensi

Print Name

Francis Aniekwensi

Rezoning Application



RALEIGH
DEPARTMENT OF
CITY PLANNING



Department of City Planning | 1 Exchange Plaza, Suite 300 | Raleigh, NC 27601 | 919-996-2682

REZONING REQUEST			
<input type="checkbox"/> General Use <input checked="" type="checkbox"/> Conditional Use <input type="checkbox"/> Master Plan			OFFICE USE ONLY Rezoning Case #
Existing Zoning Base District R-4 Height Frontage Overlay(s) _____			
Proposed Zoning Base District R-10 Height Frontage Overlay(s)			
Click here to view the Zoning Map. 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 1/27/21		Date Amended (1)	Date Amended (2)
Property Address 4113 Pearl Rd., Raleigh, NC 27610			
Property PIN 1731092196		Deed Reference (book/page) 17450/2765	
Nearest Intersection Pearl Rd. and Brambleton Ave.			
Property Size (acres) 1.35	For Planned Development Applications Only:	Total Units	Total Square Footage
		Total Parcels	Total Buildings
Property Owner Name/Address Sunage Properties LLC 321 Hedrick Dr. Henderson, NC 27537-6236		Phone	Fax
		Email	
Applicant Name/Address Tobias R. Coleman Smith Anderson 150 Fayetteville St., Ste. 2300 Raleigh, NC 27601		Phone 919-821-6778	Fax 919-821-6800
		Email tcoleman@smithlaw.com	
Applicant* Signature(s) <i>Francis Aniekwensi</i>		Email fcaniekwensi@yahoo.com	

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DocuSigned By: Francis Aniekwensi

*Please see Page 11 for information about who may submit rezoning applications. A rezoning application will not be considered complete until all required submittal components listed on the Rezoning Checklist have been received and approved.

REZONING APPLICATION ADDENDUM #1	
Comprehensive Plan Analysis The applicant is asked to analyze the impact of the rezoning request and its consistency with the Comprehensive Plan. The applicant is also asked to explain how the rezoning request is reasonable and in the public interest.	OFFICE USE ONLY Rezoning Case #
STATEMENT OF CONSISTENCY	
Provide brief statements regarding whether the rezoning request is consistent with the future land use designation, the urban form map, and any applicable policies contained within the 2030 Comprehensive Plan.	
PUBLIC BENEFITS	
Provide brief statements explaining how the rezoning request is reasonable and in the public interest.	

REZONING APPLICATION ADDENDUM #2	
Impact on Historic Resources	OFFICE USE ONLY Rezoning Case #
The applicant is asked to analyze the impact of the rezoning request on historic resources. For the purposes of this section, a historic resource is defined as any site, structure, sign, or other feature of the property to be rezoned that is listed in the National Register of Historic Places or designated by the City of Raleigh as a landmark or contributing to a Historic Overlay District.	
INVENTORY OF HISTORIC RESOURCES	
List in the space below all historic resources located on the property to be rezoned. For each resource, indicate how the proposed zoning would impact the resource.	
PROPOSED MITIGATION	
Provide brief statements describing actions that will be taken to mitigate all negative impacts listed above.	

REZONING APPLICATION SUBMITTAL REQUIREMENTS ("Rezoning Checklist")					
TO BE COMPLETED BY APPLICANT			COMPLETED BY CITY STAFF		
General Requirements – General Use or Conditional Use Rezoning	YES	N/A	YES	NO	N/A
1. I have referenced this Rezoning Checklist and by using this as a guide, it will ensure that I receive a complete and thorough first review by the City of Raleigh	<input type="checkbox"/>	<input type="checkbox"/>			
2. Pre-Application Conference	<input type="checkbox"/>	<input type="checkbox"/>			
3. Neighborhood Meeting notice and report	<input type="checkbox"/>	<input type="checkbox"/>			
4. Rezoning application review fee (see Fee Schedule for rate)	<input type="checkbox"/>	<input type="checkbox"/>			
5. Completed application, submitted through Permit & Development Portal	<input type="checkbox"/>	<input type="checkbox"/>			
Completed Comprehensive Plan Consistency Analysis	<input type="checkbox"/>	<input type="checkbox"/>			
Completed Response to the Urban Design Guidelines	<input type="checkbox"/>	<input type="checkbox"/>			
6. Two sets of stamped envelopes addressed to all property owners of area to be rezoned and properties within 500 feet of area to be rezoned	<input type="checkbox"/>	<input type="checkbox"/>			
7. Trip Generation Study	<input type="checkbox"/>	<input type="checkbox"/>			
8. Traffic Impact Analysis	<input type="checkbox"/>	<input type="checkbox"/>			
For properties requesting a conditional use district:					
9. Completed zoning conditions, signed by property owner(s)	<input type="checkbox"/>	<input type="checkbox"/>			
If applicable (see Page 11):					
10. Proof of power of attorney or owner affidavit	<input type="checkbox"/>	<input type="checkbox"/>			
For properties requesting a Planned Development (PD) or Campus District (CMP):					
10. Master Plan (see Master Plan Submittal Requirements)	<input type="checkbox"/>	<input type="checkbox"/>			
For properties requesting an Accessory Dwelling Unit Overlay District (ADUOD):					
15. Copy of ballot and mailing list	<input type="checkbox"/>	<input type="checkbox"/>			

**SMITH, ANDERSON, BLOUNT,
DORSETT, MITCHELL & JERNIGAN, L.L.P.**

LAWYERS

OFFICES
Wells Fargo Capitol Center
150 Fayetteville Street, Suite 2300
Raleigh, North Carolina 27601

TOBY R. COLEMAN
DIRECT DIAL: (919) 821-6778
E-Mail: tcoleman@smithlaw.com

September 24, 2020

MAILING ADDRESS
P.O. Box 2611
Raleigh, North Carolina
27602-2611

TELEPHONE: (919) 821-1220
FACSIMILE: (919) 821-6800

Re: Notice of neighborhood meeting to discuss proposed rezoning of land located at 4113 Pearl Road, Raleigh, NC 27610 (PIN: 1731092196) (the "Property")

Dear Neighboring Property Owners:

We are writing to invite you to a Neighborhood Meeting to discuss proposed rezoning of the Property. The neighborhood meeting will be held on October 8, 2020 at 5p.m. The meeting will be held virtually. You can participate online or listen by telephone.

To participate online, please visit:

<https://attendee.gotowebinar.com/register/1143811361039580686>

OR

<http://bit.ly/4113PearlRoadRezoning>

To listen via telephone, please call:

888-363-9082

Access Code: 3204260#

The Property is currently zoned Residential-4 ("R-4"). At the Neighborhood Meeting, we will discuss the proposed rezoning, which would rezone the Property to Residential-10 ("R-10").

The rezoning would permit duplexes, triplexes, and/or townhomes on the Property. As reflected on the attached map, the Property encompasses about 1.35 acres on the eastern side of Pearl Road between Brambleton Avenue and Princess Anna Marie Lane. The property is currently vacant.

At the Neighborhood Meeting, we will also discuss the proposed zoning conditions for the development of the Property limiting residential density to 6 units per acre.

Before a rezoning application can be submitted for this Property, the City of Raleigh requires that a neighborhood meeting be held for all property owners within 500 feet of the property requested for

rezoning. After the meeting, we will prepare a report regarding the items discussed at the meeting that will be included in the rezoning application.

Information about the rezoning process is available online; visit www.raleighnc.gov and search for "Rezoning Process." If you have further questions about the rezoning process, please contact:

JP Mansolf
Raleigh Planning & Development
(919) 996-2180
Jonathan.Mansolf@raleighnc.gov

If you have any concerns or questions about this potential rezoning, please do not hesitate to contact me. I can be reached via my office phone number at (919) 821-6778. My email address is tcoleman@smithlaw.com.

Sincerely,

A handwritten signature in black ink, appearing to read "Toby Coleman", with a long horizontal flourish extending to the right.

Toby R. Coleman

enclosures

PIN	Owner	Mail Address 1	Mail Address 2	Mail Address 3	Site Address	Use Type	Land Class
1731087790	ABBINGTON RIDGE COMMUNITY ASSOC INC	HRW INC	4700 HOMEWOOD CT STE 380	RALEIGH NC 27609-5732	0 IVYBRIDGE LN		HOA
1721995203	PATTERSON, JAMES THOMAS PATTERSON, MARY A	4116 PEARL RD	RALEIGH NC 27610-6110		0 PEARL RD		Vacant
1721999358	DARDEN, CAROL TAYLOR DUNN	124 SANDY RIDGE DR E	CLAYTON NC 27520-7209		0 PEARL RD		Vacant
1731098711	PEACOCK, BRIAN M	4017 APPERSON DR	RALEIGH NC 27610-6139		4017 APPERSON DR	SINGLFAM	Residential Less Than 10 Acres
1731097678	FEDRICK, PATRICIA	4021 APPERSON DR	RALEIGH NC 27610-6139		4021 APPERSON DR	SINGLFAM	Residential Less Than 10 Acres
1731096749	ABRA, GARY	4024 APPERSON DR	RALEIGH NC 27610-6138		4024 APPERSON DR	SINGLFAM	Residential Less Than 10 Acres
1731097624	WILLIAMS, LATONYA	4025 APPERSON DR	RALEIGH NC 27610-6139		4025 APPERSON DR	SINGLFAM	Residential Less Than 10 Acres
1731099582	THE BEARMONT 4025 TRUST	2054 KILDAIRE FARM RD # 222	CARY NC 27518-6614		4025 BEARMONT PL	SINGLFAM	Residential Less Than 10 Acres
1731099582	RESIDENT/TENANT	4025 BEARMONT PL	RALEIGH NC 27610		4025 BEARMONT PL	SINGLFAM	Residential Less Than 10 Acres
1731096706	BILLMEYER, SUSAN K	1005 COVE BRIDGE RD APT 105	RALEIGH NC 27604-8695		4028 APPERSON DR	SINGLFAM	Residential Less Than 10 Acres
1731096706	RESIDENT/TENANT	4028 APPERSON DR	RALEIGH NC 27610		4028 APPERSON DR	SINGLFAM	Residential Less Than 10 Acres
1731098661	OSSAI, EMMANUEL U	4028 BEARMONT PL	RALEIGH NC 27610-4078		4028 BEARMONT PL	SINGLFAM	Residential Less Than 10 Acres
1731094803	HUNTER, ANGELA MARIE	4028 PEARL RD	RALEIGH NC 27610-6108		4028 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731095762	LEE, MICHAEL J	4032 APPERSON DR	RALEIGH NC 27610-6138		4032 APPERSON DR	SINGLFAM	Residential Less Than 10 Acres
1731098518	HOUSING AUTH CITY OF RALEIGH	900 HAYNES ST	RALEIGH NC 27604-1462		4032 BEARMONT PL	SINGLFAM	EXEMPT
1731098518	RESIDENT/TENANT	4032 BEARMONT PL	RALEIGH NC 27610		4032 BEARMONT PL	SINGLFAM	EXEMPT
1731093759	UVINO, CHRISTOPHER	517 MEADOW RUN	KNIGHTDALE NC 27545-9483		4032 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731093759	RESIDENT/TENANT	4032 PEARL RD	RALEIGH NC 27610		4032 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731095626	WOODARD, FLORENCE B WOODARD, DAVID	4036 APPERSON DR	RALEIGH NC 27610-6138		4036 APPERSON DR	SINGLFAM	Residential Less Than 10 Acres
1731093715	DOBBIN, LAKRYSTAL L DOBBIN, CHRISTIE W	4036 PEARL RD	RALEIGH NC 27610-6108		4036 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731092771	CROMITY, KELVIN TERRELL TRUSTEE CROMITY, JACQUELINE DENISE TRUSTEE	108 TALLOWWOOD DR	GARNER NC 27529-5922		4040 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731092771	RESIDENT/TENANT	4040 PEARL RD	RALEIGH NC 27610		4040 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731092627	WIGGINS, TONYA R	4044 PEARL RD	RALEIGH NC 27610-6108		4044 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731091682	MOORE, LYVONNE MOORE, JANAY	4048 PEARL RD	RALEIGH NC 27610-6108		4048 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731090561	STRICKLAND, GRADY E STRICKLAND, FAYE W	6820 BATTLE BRIDGE RD	RALEIGH NC 27610-6214		4100 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731090561	RESIDENT/TENANT	4100 PEARL RD	RALEIGH NC 27610		4100 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731096626	ABBINGTON RIDGE COMMUNITY ASSOC INC	HRW INC	4700 HOMEWOOD CT STE 380	RALEIGH NC 27609-5732	4104 IVYBRIDGE LN		HOA
1731092304	NAJERA, ANDREA CISNEROS	3316 DUTCHMAN RD	RALEIGH NC 27610-4188		4105 PEARL RD		Vacant
1731092196	SUNAGE PROPERTIES LLC	321 HEDRICK DR	HENDERSON NC 27537-6236		4113 PEARL RD		Vacant
1721996272	EVANS, CLARENCE EVANS, ETHEL D	4114 PEARL RD	RALEIGH NC 27610-6110		4114 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731094025	NUNN, JOSEPH W NUNN, LINDA Y	4201 PEARL RD	RALEIGH NC 27610-6111		4117 PEARL RD		Vacant
1721998286	DARDEN, CAROL TAYLOR DUNN	124 SANDY RIDGE DR E	CLAYTON NC 27520-7209		4120 PEARL RD		Vacant
1721998170	BRANCH, ROBERT GILLIS-BRANCH, DOROTHY M	4124 PEARL RD	RALEIGH NC 27610-6110		4124 PEARL RD	MOBILE	Residential Less Than 10 Acres
1721992011	CAMELOT DEVELOPMENT LLC	PO BOX 20667	RALEIGH NC 27619-0667		4200 PEARL RD		Vacant
1731092042	NUNN, JOSEPH W NUNN, LINDA Y	4201 PEARL RD	RALEIGH NC 27610-6111		4201 PEARL RD		Vacant
1731083825	WATKINS, ANNA E	4205 PEARL RD	RALEIGH NC 27610-6111		4205 PEARL RD	SINGLFAM	Residential Less Than 10 Acres
1731089814	HOLLOMAN, JEANETTE	4208 IVYBRIDGE LN	RALEIGH NC 27610-4089		4208 IVYBRIDGE LN	SINGLFAM	Residential Less Than 10 Acres
1721987943	CAMELOT DEVELOPMENT LLC	CAMELOT DEVELOPMENT LLC	PO BOX 20667	RALEIGH NC 27619-0667	4208 PEARL RD		Vacant
1721989838	CAMELOT DEVELOPMENT LLC	PO BOX 20667	RALEIGH NC 27619-0667		4210 PEARL RD		Vacant
1731089719	HARRIS, GENEVA HARRIS, DELGADO	4212 IVYBRIDGE LN	RALEIGH NC 27610-4089		4212 IVYBRIDGE LN	SINGLFAM	Residential Less Than 10 Acres
1721987797	WHITFIELD, ALPHONSO	PO BOX 95	CAMDEN NJ 08101-0095		4216 PEARL RD		Vacant
1721996565	JARRETT, TIFFANY	4301 GRANDOVER DR	RALEIGH NC 27610-6187		4301 GRANDOVER DR	SINGLFAM	Residential Less Than 10 Acres
1731085732	SURE PROMISE CHRISTIAN CHURCH INC	4301 PEARL RD	RALEIGH NC 27610-6113		4301 PEARL RD	CHURCH	EXEMPT
1731082517	VISVANATHAIYER, RATNAHARAN RATNAHARAN, SASIREKA	4303 LADY YVONE WAY	RALEIGH NC 27610-8703		4303 LADY YVONE WAY	SINGLFAM	Residential Less Than 10 Acres
1721996580	VERGARA-MENDIOLA, MIGUEL	4305 GRANDOVER DR	RALEIGH NC 27610-6187		4305 GRANDOVER DR	SINGLFAM	Residential Less Than 10 Acres
1721996475	LANGSTON, TARA T	4309 GRANDOVER DR	RALEIGH NC 27610-6187		4309 GRANDOVER DR	SINGLFAM	Residential Less Than 10 Acres
1721987636	FREITES, JOSEPHINE	4737 PRINCESS ANNA MARIE LN	RALEIGH NC 27610-8701		4737 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1721987696	TYSON, KENNETH E	4741 PRINCESS ANNA MARIE LN	RALEIGH NC 27610-8701		4741 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1721988656	NEWSOME, JOSHUA R APPLEWHITE, BRITTANY S	4745 PRINCESS ANNA MARIE LN	RALEIGH NC 27610-8701		4745 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1721989606	HOLLAND, ERIC M	4749 PRINCESS ANNA MARIE LN	RALEIGH NC 27610-8701		4749 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1721989666	SMITH, MELAN T. HUBBARD, BLANCHIE	4753 PRINCESS ANNA MARIE LN	RALEIGH NC 27610-8701		4753 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1731080626	PROGRESS RALEIGH LLC	PO BOX 4090	SCOTTSDALE AZ 85261-4090		4757 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1731080626	RESIDENT/TENANT	4757 PRINCESS ANNA MARIE LN	RALEIGH NC 27610		4757 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1731080686	NESTOR, MARLON	4761 PRINCESS ANNA MARIE LN	RALEIGH NC 27610-8701		4761 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1731081657	BLAKE/SOUTHERN ENTERPRISE INC	15 E MARTIN ST	RALEIGH NC 27601-1841		4765 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1731081657	RESIDENT/TENANT	4765 PRINCESS ANNA MARIE LN	RALEIGH NC 27610		4765 PRINCESS ANNA MARIE LN	SINGLFAM	Residential Less Than 10 Acres
1721997399	VILLAGES AT PEARL RIDGE HOMEOWNERS ASSOCIATION	4700 HOMEWOOD CT STE 380	RALEIGH NC 27609-5732		5602 SOJOURN DR		HOA
1732004066	PEARL RIDGE HOMEOWNERS ASSOC INC WILCO PROPERTIES INC	3117 POPLARWOOD CT STE 326	RALEIGH NC 27604-1040		5604 ADVANTIS DR		HOA
1721998475	MCDUGALD, DEBORAH	5606 SOJOURN DR	RALEIGH NC 27610-6192		5606 SOJOURN DR	SINGLFAM	Residential Less Than 10 Acres
1721997584	WALTERS, RALPH WALTERS, MARY	5607 SOJOURN DR	RALEIGH NC 27610-6193		5607 SOJOURN DR	SINGLFAM	Residential Less Than 10 Acres
1721997652	VELASQUEZ, SAMUEL	5611 SOJOURN DR	RALEIGH NC 27610-6193		5611 SOJOURN DR	SINGLFAM	Residential Less Than 10 Acres
1721998633	FOSTER, RONNEY D FOSTER, DIANE M	5615 SOJOURN DR	RALEIGH NC 27610-6193		5615 SOJOURN DR	SINGLFAM	Residential Less Than 10 Acres
1721999602	BURROUGHS, BRIDGETTE	5619 SOJOURN DR	RALEIGH NC 27610-6193		5619 SOJOURN DR	SINGLFAM	Residential Less Than 10 Acres
1731093555	YAMASA CO LTD	PO BOX 4090	SCOTTSDALE AZ 85261-4090		5700 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres

Mailing List for Rezoning of 4113 Pearl Rd.--Updated January 2021

PIN	Owner	Mail Address 1	Mail Address 2	Mail Address 3	Site Address	Use Type	Land Class
1731093555	RESIDENT/TENANT	5700 BRAMBLETON AVE	RALEIGH NC 27610		5700 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731085969	AMH 2014-3 BORROWER LLC	AMERICAN HOMES 4 RENT	30601 AGOURA RD STE 200	AGOURA HILLS CA 91301-2148	5700 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731085969	RESIDENT/TENANT	5700 FOREST POINT RD	RALEIGH NC 27610		5700 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731094689	ABBINGTON RIDGE COMMUNITY ASSOC INC	HRW INC	4700 HOMEWOOD CT STE 380	RALEIGH NC 27609-5732	5701 BRAMBLETON AVE		HOA
1731095156	WHITAKER, FELICIA	5701 FOREST POINT RD	RALEIGH NC 27610-6053		5701 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731094510	WARREN, WILLIAN SPENCE, CHANDA	5704 BRAMBLETON AVE	RALEIGH NC 27610-5542		5704 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731096114	KILMER, EDWARD J III KILMER, AMALIA C	5705 FOREST POINT RD	RALEIGH NC 27610-6053		5705 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731094487	BROOKS, VERNON E WHITFIELD, DEBORAH R	5708 BRAMBLETON AVE	RALEIGH NC 27610-5542		5708 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731086926	HOUSING AUTHORITY CITY OF RALEIGH	900 HAYNES ST	RALEIGH NC 27604-1462		5708 FOREST POINT RD	SINGLFAM	EXEMPT
1731086926	RESIDENT/TENANT	5708 FOREST POINT RD	RALEIGH NC 27610		5708 FOREST POINT RD	SINGLFAM	EXEMPT
1731096152	AWUONDA, THOMAS O	57 BRASSIE CT	MONTGOMERY VILLAGE MD 20886-1920		5709 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731096152	RESIDENT/TENANT	5709 FOREST POINT RD	RALEIGH NC 27610		5709 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731095434	RAY, LISA	5712 BRAMBLETON AVE	RALEIGH NC 27610-5542		5712 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731086975	CRAWFORD, CONNIE S	5712 FOREST POINT RD	RALEIGH NC 27610-6052		5712 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731096549	CHRISTIAN, RODERIC	5713 BRAMBLETON AVE	RALEIGH NC 27610-5576		5713 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731097100	MITZ, GLORIA J	5713 FOREST POINT RD	RALEIGH NC 27610-6053		5713 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731087924	WALTON, WILLIAM D	5716 FOREST POINT RD	RALEIGH NC 27610-6052		5716 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731097505	MITCHELL, CRYSTAL	5717 BRAMBLETON AVE	RALEIGH NC 27610-5576		5717 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731097069	MOORE, ROBERT LEE MOORE, VICKY C.	5717 FOREST POINT RD	RALEIGH NC 27610-6053		5717 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731096367	REMY, JASON R REMY, JENNIFER L	5720 BRAMBLETON AVE	RALEIGH NC 27610-5542		5720 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731087984	RICHARDSON, MATTHEW K RICHARDSON, JENNA L	5720 FOREST POINT RD	RALEIGH NC 27610-6052		5720 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731097551	LAWRENCE, CLARA M	5721 BRAMBLETON AVE	RALEIGH NC 27610-5576		5721 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731097314	KENT, LATOYA	5724 BRAMBLETON AVE	RALEIGH NC 27610-5542		5724 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731088827	ABBINGTON RIDGE COMMUNITY ASSOC INC	HRW INC	4700 HOMEWOOD CT STE 380	RALEIGH NC 27609-5732	5724 FOREST POINT RD		HOA
1731099008	CHIEF, JEFFREY A	5725 FOREST POINT RD	RALEIGH NC 27610-6053		5725 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731097381	STOKES, LINDA D	5728 BRAMBLETON AVE	RALEIGH NC 27610-5542		5728 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731088993	MIZELLE, ALVIN T MIZELLE, TERESA M L	5728 FOREST POINT RD	RALEIGH NC 27610-6052		5728 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731098475	BOYLE, CHRISTIANA	5729 BRAMBLETON AVE	RALEIGH NC 27610-5576		5729 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731099068	FINOL, LUIS ELEXIS FINOL, YOSSIANNA F	5729 FOREST POINT RD	RALEIGH NC 27610-6053		5729 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731098249	GRANICK, ISAAC MOSS, JILLIAN	5732 BRAMBLETON AVE	RALEIGH NC 27610-5542		5732 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731089942	LACY, ALICE M	5732 FOREST POINT RD	RALEIGH NC 27610-6052		5732 FOREST POINT RD	SINGLFAM	Residential Less Than 10 Acres
1731099217	DROEGE, BRENT MICHAEL DROEGE, KAITLIN MARIE	1404 YARDLEY DR	WAKE FOREST NC 27587-9843		5736 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731099217	RESIDENT/TENANT	5736 BRAMBLETON AVE	RALEIGH NC 27610		5736 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731099444	STOVER, TERI	5737 BRAMBLETON AVE	RALEIGH NC 27610-5576		5737 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731099278	JOYCE, ASHLEY	5740 BRAMBLETON AVE	RALEIGH NC 27610-5542		5740 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres
1731190403	TAITT, RICARDO L	5741 BRAMBLETON AVE	RALEIGH NC 27610-5576		5741 BRAMBLETON AVE	SINGLFAM	Residential Less Than 10 Acres

SUMMARY OF ISSUES

A neighborhood meeting was held on _____(date) to discuss a potential rezoning located at _____(property address).
The neighborhood meeting was held at _____(location).
There were approximately _____(number) neighbors in attendance. The general issues discussed were:

Summary of Issues:

General Information

Webinar Name

Virtual Neighborhood Meeting: 4113 Pearl Rd. Rezoning

Scheduled Start Date

10/08/2020

Scheduled Start Time

05:00:00 PM EDT

Registrants

First Name

Josephine

Donald

Tiffany

Robert

Last Name

Freites

Belk

Jarrett

Moore

Email

jfpr094@yahoo.com

donald.belk@raleighnc.gov

twhyjarrett@yahoo.com

vrmoore823@gmail.com

Address

4737 Princess Anna Marie Lane

4301 Grandover Dr

5717 Forest Point Road

City

RALEIGH

Raleigh