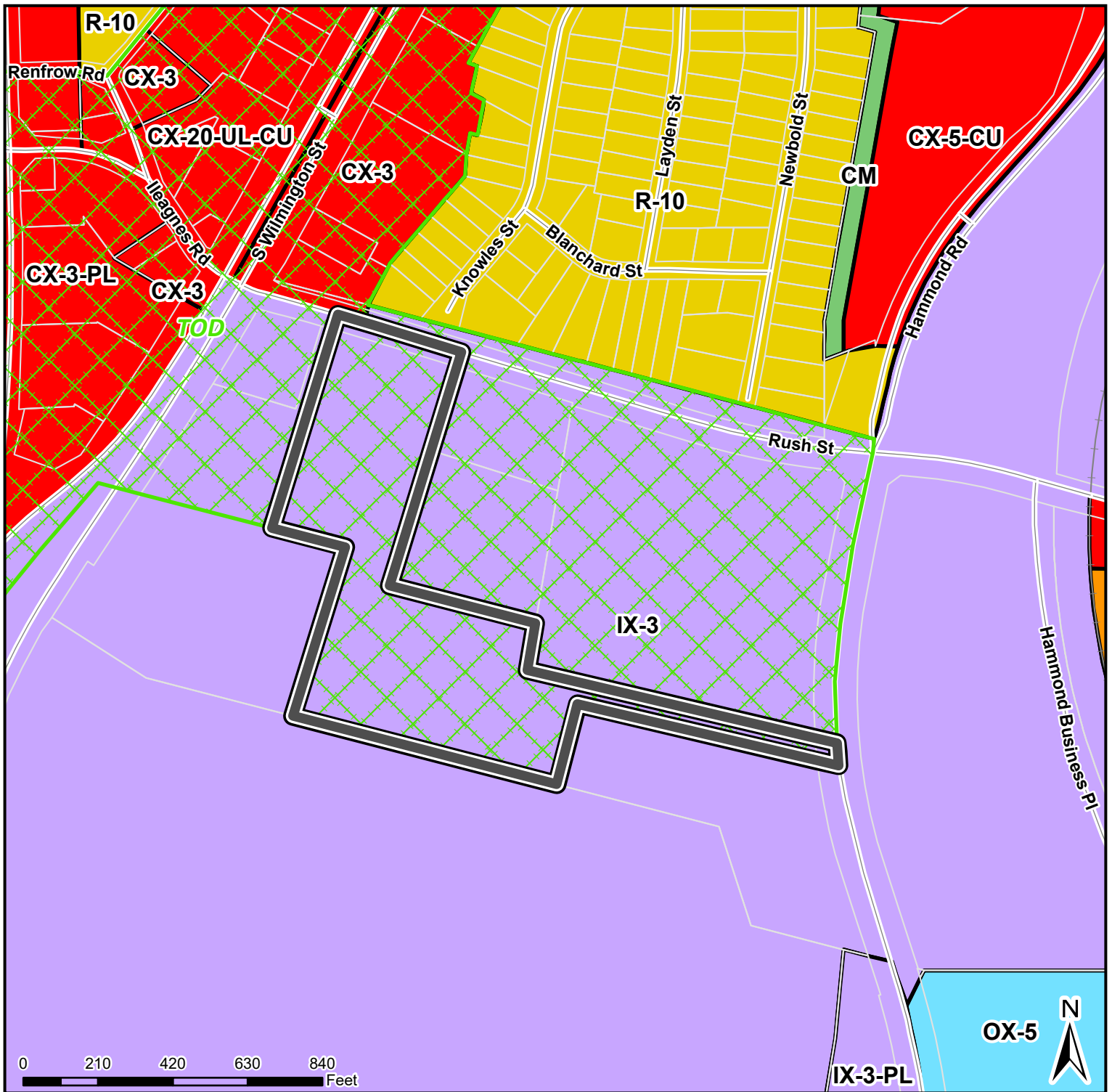


Existing Zoning

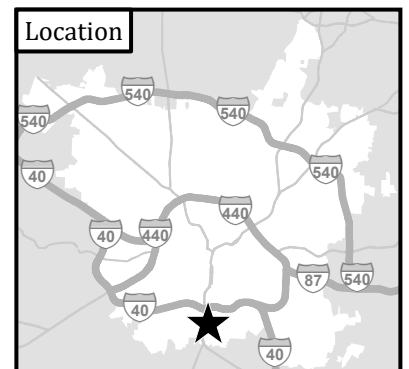
Z-18-2024



0 210 420 630 840 Feet



Property	120 Rush St
Size	12.81 acres
Existing Zoning	IX-3 w/ TOD
Requested Zoning	OX-5-CU w/ TOD



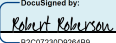


Rezoning Application and Checklist

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 18 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	X Conditional Use	Master Plan	Office Use Only Rezoning case #
	Text change to zoning conditions			
Existing zoning base district: IX	Height: 3	Frontage:	Overlay(s): TOD	
Proposed zoning base district: OX	Height: 5	Frontage:	Overlay(s): TOD	
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: 120 Rush Street		
Property PIN: 1702543840		
Deed reference (book/page): DB 10429, PG 1770		
Nearest intersection: S Wilmington St and Rush St		Property size (acres): 12.81
For planned development applications only	Total units:	Total square footage:
	Total parcels:	Total buildings:
Property owner name and address: Rush Street Associates LLC; PO Box 27705, Raleigh, 27611		
Property owner email:		
Property owner phone:		
Applicant name and address: Toby Coleman		
Applicant email: tcoleman@smithlaw.com		
Applicant phone: 919.821.6778		
Applicant signature(s): 		
Additional email(s): rr@davidallen.com		

Conditional Use District Zoning Conditions		
Zoning case #:	Date submitted:	Office Use Only Rezoning case # _____
Existing zoning: IX-3 w/TOD	Proposed zoning: OX-5-CU w/TOD	

Narrative of Zoning Conditions Offered

1. The following Principal Uses as listed in UDO Section 6.1.4 that are permitted, limited, or special uses in the OX- District shall be prohibited: Cemetery, Outdoor sports or entertainment facility (>250 seats).

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.

Property Owner(s) Signature: DocuSigned by: Robert Roberson

Printed Name(s): Robert Roberson

Certificate Of Completion

Envelope Id: 2D7F8D8FAF024748BA4B1BDD63BAEAC7	Status: Completed
Subject: Complete with DocuSign: 120 Rush Street_Rezoning Application(12190131.2).pdf	
Source Envelope:	
Document Pages: 33	Signatures: 2
Certificate Pages: 1	Initials: 0
AutoNav: Enabled	Envelope Originator:
Envelope Stamping: Enabled	James Heilbron
Time Zone: (UTC-08:00) Pacific Time (US & Canada)	106 Hatfield Lane
	nil
	Raleigh, NC, NC 27603
	tedh@kelleydc.com
	IP Address: 98.121.20.175

Record Tracking

Status: Original	Holder: James Heilbron	Location: DocuSign
6/5/2024 3:19:17 PM	tedh@kelleydc.com	

Signer Events

Robert Roberson
 robertroberson@davidallen.com
 Robert Roberson, Manager
 Security Level: Email, Account Authentication (None)

Signature

DocuSigned by:

 B2C07230D9264B9...
 Signature Adoption: Pre-selected Style
 Using IP Address: 24.106.181.2

Timestamp

Sent: 6/5/2024 3:21:21 PM
 Viewed: 6/6/2024 8:08:13 AM
 Signed: 6/6/2024 8:09:03 AM

Electronic Record and Signature Disclosure:
 Not Offered via DocuSign

In Person Signer Events	Signature	Timestamp
Editor Delivery Events	Status	Timestamp
Agent Delivery Events	Status	Timestamp
Intermediary Delivery Events	Status	Timestamp
Certified Delivery Events	Status	Timestamp
Carbon Copy Events	Status	Timestamp
Witness Events	Signature	Timestamp
Notary Events	Signature	Timestamp
Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	6/5/2024 3:21:21 PM
Certified Delivered	Security Checked	6/6/2024 8:08:13 AM
Signing Complete	Security Checked	6/6/2024 8:09:03 AM
Completed	Security Checked	6/6/2024 8:09:03 AM
Payment Events	Status	Timestamps


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 18 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	X Conditional Use	Master Plan	Office Use Only Rezoning case #
	Text change to zoning conditions			
Existing zoning base district: IX	Height: 3	Frontage:	Overlay(s): TOD	
Proposed zoning base district: OX	Height: 5	Frontage:	Overlay(s): TOD	
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:				

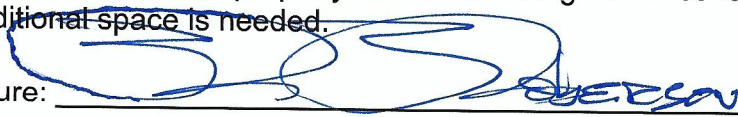
General Information		
Date: 05/23/2024	Date amended (1):	Date amended (2):
Property address: 120 Rush Street		
Property PIN: 1702543840		
Deed reference (book/page): DB 10429, PG 1770		
Nearest intersection: S Wilmington St and Rush St		Property size (acres): 12.81
For planned development applications only	Total units:	Total square footage:
	Total parcels:	Total buildings:
Property owner name and address: Rush Street Associates LLC; PO Box 27705, Raleigh, 27611		
Property owner email:		
Property owner phone:		
Applicant name and address: Toby Coleman		
Applicant email: tcoleman@smithlaw.com		
Applicant phone: 919.821.6778		
Applicant signature(s): 		
Additional email(s):		

Conditional Use District Zoning Conditions		
Zoning case #:	Date submitted:	Office Use Only Rezoning case # _____
Existing zoning: IX-3 w/TOD	Proposed zoning: OX-5-CU w/TOD	

Narrative of Zoning Conditions Offered

1. The following Principal Uses as listed in UDO Section 6.1.4 that are permitted, limited, or special uses in the OX- District shall be prohibited: Cemetery, Outdoor sports or entertainment facility (>250 seats).

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.

Property Owner(s) Signature: 

Printed Name(s): Robert Roberson

Rezoning Application Addendum #1

Comprehensive Plan Analysis

Office Use Only

Rezoning case #

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.

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

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.

Office Use Only
Rezoning case #

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.

Public Mitigation

Provide brief statements describing actions that will be taken to mitigate all negative impacts listed above.

Design Guidelines

The Applicant must respond to the **Urban Design Guidelines** contained in the 2030 Comprehensive Plan if:

- a) The property to be rezoned is within a "City Growth Center", "Mixed-Use Center", or "Transit Station Areas", OR;
- b) The property to be rezoned is located along a "Main Street" or "Transit Emphasis Corridor" as shown on the Urban Form Map in the 2030 Comprehensive Plan.

Policy UD 7.3:

The Design Guidelines in Table UD-1 shall be used to review rezoning petitions and development applications for mixed-use developments; or rezoning petitions and development applications along Main Street and Transit Emphasis Corridors or in City Growth, TOD and Mixed-Use Centers, including preliminary site plans and development plans, petitions for the application of Downtown Overlay Districts, Planned Development Districts, and Conditional Use zoning petitions.

The Applicant must respond to the **Downtown Urban Design Guidelines** contained in the 2030 Comprehensive Plan if:

- a) The property to be rezoned is within "Downtown" as shown on the Urban Form Map in the 2030 Comprehensive Plan.

Policy DT 7.18:

The design guidelines in Table DT-1 shall be used to review rezoning, alternative means of compliance, special use permits, and planned development master plan applications in downtown.

Please [click here](#) to download the Design Guidelines Addendum if required.

Urban Form Designation:

Click [here](#) to view the Urban Form map.

Please continue to the next page for the Rezoning Checklist Submittal Requirement.

Urban Design Guidelines

The applicant must respond to the Urban Design Guidelines contained in the 2030 Comprehensive Plan if:

- a) The property to be rezoned is within a "City Growth Center" or "Mixed-Use Center", OR;
- b) The property to be rezoned is located along a "Main Street" or "Transit Emphasis Corridor" as shown on the Urban Form Map in the 2030 Comprehensive Plan.

Urban form designation:

Click [here](#) to view the Urban Form Map.

1	<p>All Mixed-Use developments should generally provide retail (such as eating establishments, food stores, and banks), and other such uses as office and residential within walking distance of each other. Mixed uses should be arranged in a compact and pedestrian friendly form.</p> <p>Response:</p>
2	<p>Within all Mixed-Use Areas buildings that are adjacent to lower density neighborhoods should transition (height, design, distance and/or landscaping) to the lower heights or be comparable in height and massing.</p> <p>Response:</p>
3	<p>A mixed-use area's road network should connect directly into the neighborhood road network of the surrounding community, providing multiple paths for movement to and through the mixed-use area. In this way, trips made from the surrounding residential neighborhood(s) to the mixed-use area should be possible without requiring travel along a major thoroughfare or arterial.</p> <p>Response:</p>
4	<p>Streets should interconnect within a development and with adjoining development. Cul-de-sacs or dead-end streets are generally discouraged except where topographic conditions and/or exterior lot line configurations offer no practical alternatives for connection or through traffic. Street stubs should be provided with development adjacent to open land to provide for future connections. Streets should be planned with due regard to the designated corridors shown on the Thoroughfare Plan.</p> <p>Response:</p>
5	<p>New development should be comprised of blocks of public and/or private streets (including sidewalks). Block faces should have a length generally not exceeding 660 feet. Where commercial driveways are used to create block structure, they should include the same pedestrian amenities as public or private streets.</p> <p>Response:</p>
6	<p>A primary task of all urban architecture and landscape design is the physical definition of streets and public spaces as places of shared use. Streets should be lined by buildings rather than parking lots and should provide interest especially for pedestrians. Garage entrances and/or loading areas should be located at the side or rear of a property.</p> <p>Response:</p>

7	<p>Buildings should be located close to the pedestrian-oriented street (within 25 feet of the curb), with off-street parking behind and/or beside the buildings. When a development plan is located along a high-volume corridor without on-street parking, one bay of parking separating the building frontage along the corridor is a preferred option.</p> <p>Response:</p>
8	<p>If the site is located at a street intersection, the main building or main part of the building should be placed at the corner. Parking, loading or service should not be located at an intersection.</p> <p>Response:</p>
9	<p>To ensure that urban open space is well-used, it is essential to locate and design it carefully. The space should be located where it is visible and easily accessible from public areas (building entrances, sidewalks). Take views and sun exposure into account as well.</p> <p>Response:</p>
10	<p>New urban spaces should contain direct access from the adjacent streets. They should be open along the adjacent sidewalks and allow for multiple points of entry. They should also be visually permeable from the sidewalk, allowing passersby to see directly into the space.</p> <p>Response:</p>
11	<p>The perimeter of urban open spaces should consist of active uses that provide pedestrian traffic for the space including retail, cafés, and restaurants and higher-density residential.</p> <p>Response:</p>
12	<p>A properly defined urban open space is visually enclosed by the fronting of buildings to create an outdoor "room" that is comfortable to users.</p> <p>Response:</p>
13	<p>New public spaces should provide seating opportunities.</p> <p>Response:</p>

14	<p>Parking lots should not dominate the frontage of pedestrian-oriented streets, interrupt pedestrian routes, or negatively impact surrounding developments.</p> <p>Response:</p>
15	<p>Parking lots should be located behind or in the interior of a block whenever possible. Parking lots should not occupy more than 1/3 of the frontage of the adjacent building or not more than 64 feet, whichever is less.</p> <p>Response:</p>
16	<p>Parking structures are clearly an important and necessary element of the overall urban infrastructure but, given their utilitarian elements, can give serious negative visual effects. New structures should merit the same level of materials and finishes as that a principal building would, care in the use of basic design elements can make a significant improvement.</p> <p>Response:</p>
17	<p>Higher building densities and more intensive land uses should be within walking distance of transit stops, permitting public transit to become a viable alternative to the automobile.</p> <p>Response:</p>
18	<p>Convenient, comfortable pedestrian access between the transit stop and the building entrance should be planned as part of the overall pedestrian network.</p> <p>Response:</p>
19	<p>All development should respect natural resources as an essential component of the human environment. The most sensitive landscape areas, both environmentally and visually, are steep slopes greater than 15 percent, watercourses, and floodplains. Any development in these areas should minimize intervention and maintain the natural condition except under extreme circumstances. Where practical, these features should be conserved as open space amenities and incorporated in the overall site design.</p> <p>Response:</p>
20	<p>It is the intent of these guidelines to build streets that are integral components of community design. Public and private streets, as well as commercial driveways that serve as primary pedestrian pathways to building entrances, should be designed as the main public spaces of the City and should be scaled for pedestrians.</p> <p>Response:</p>

21	<p>Sidewalks should be 5-8 feet wide in residential areas and located on both sides of the street. Sidewalks in commercial areas and Pedestrian Business Overlays should be a minimum of 14-18 feet wide to accommodate sidewalk uses such as vendors, merchandising and outdoor seating.</p> <p>Response:</p>
22	<p>Streets should be designed with street trees planted in a manner appropriate to their function. Commercial streets should have trees which complement the face of the buildings and which shade the sidewalk. Residential streets should provide for an appropriate canopy, which shadows both the street and sidewalk, and serves as a visual buffer between the street and the home. The typical width of the street landscape strip is 6-8 feet. This width ensures healthy street trees, precludes tree roots from breaking the sidewalk, and provides adequate pedestrian buffering. Street trees should be at least 6 1/4" caliper and should be consistent with the City's landscaping, lighting and street sight distance requirements.</p> <p>Response:</p>
23	<p>Buildings should define the streets spatially. Proper spatial definition should be achieved with buildings or other architectural elements (including certain tree plantings) that make up the street edges aligned in a disciplined manner with an appropriate ratio of height to width.</p> <p>Response:</p>
24	<p>The primary entrance should be both architecturally and functionally on the front facade of any building facing the primary public street. Such entrances shall be designed to convey their prominence on the fronting facade.</p> <p>Response:</p>
25	<p>The ground level of the building should offer pedestrian interest along sidewalks. This includes windows entrances, and architectural details. Signage, awnings, and ornamentation are encouraged.</p> <p>Response:</p>
26	<p>The sidewalks should be the principal place of pedestrian movement and casual social interaction. Designs and uses should be complementary to that function.</p> <p>Response:</p>

Rezoning Checklist (Submittal Requirements)					
To be completed by Applicant			To be completed by 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					
2. Pre-application conference					
3. Neighborhood meeting notice and report					
4. Rezoning application review fee (see Development Fee Guide for rates).					
5. Completed application submitted through Permit and Development Portal					
6. Completed Comprehensive Plan consistency analysis					
7. Completed response to the urban design or downtown design guidelines					
8. Two sets of stamped envelopes addressed to all property owners of area to be rezoned and properties with 500 feet of area to be rezoned					
9. Trip generation study					
10. Traffic impact analysis					
For properties requesting a Conditional Use District:	Yes	N/A	Yes	No	N/A
11. Completed zoning conditions, signed by property owner(s)					
If applicable, see page 18:	Yes	N/A	Yes	No	N/A
12. Proof of Power of Attorney or Owner Affidavit					
For properties requesting a Planned Development or Campus District:	Yes	N/A	Yes	No	N/A
13. Master plan (see Master Plan submittal requirements)					
For properties requesting a text change to zoning conditions:	Yes	N/A	Yes	No	N/A
14. Redline copy of zoning conditions with proposed changes					
15. Proposed conditions signed by property owner(s)					

Please continue to the next page for the Master Plan Submittal Requirements checklist.

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:

Attestation Statement

I, the undersigned, do hereby attest that the electronic verification document submitted herewith accurately reflects notification letters, enclosures, envelopes and mailing list for mailing the neighborhood meeting notification letters as required by Chapter 10 of the City of Raleigh UDO, and I do hereby further attest that that I did in fact deposit all of the required neighborhood meeting notification letters with the US. Postal Service on the 26th day of April, 2024. I do hereby attest that this information is true, accurate and complete to the best of my knowledge and I understand that any falsification, omission, or concealment of material fact may be a violation of the UDO subjecting me to administrative, civil, and/or, criminal liability, including, but not limited to, invalidation of the application to which such required neighborhood meeting relates.



Signature of Applicant/Applicant Representative

04/26/2024

Date

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

LAWYERS

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

AMY C. CROUT
DIRECT DIAL: (919) 821-6694
E-Mail: acrout@smithlaw.com

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

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

April 26, 2024

Re: Notice of neighborhood meeting to discuss proposed rezoning of lands located at 120 Rush Street, Raleigh, NC 27603 (PIN: 1702543840)

Dear Neighbors:

We are writing to invite you to a Neighborhood Meeting to discuss a proposed rezoning of the lands located at 120 Rush Street, Raleigh, NC 27603 (PIN: 1702543840) (the "Property").

The neighborhood meeting will be held on May 8, 2024 from 6:30 p.m. to 7:30 p.m. in the Carolina Pines Community Center located at 2305 Lake Wheeler Road, Raleigh, North Carolina 27603.

The Property is currently zoned Industrial Mixed Use, 3 Stories with Transit Overlay District (IX-3 with TOD) and is proposed to be rezoned to Office Mixed Use, 5 Stories with Transit Overlay District (OX-5 with TOD). The enclosed maps show the location of the Property and the current zoning of the neighborhood.

At the Neighborhood Meeting, we will discuss the proposed rezoning, including the potential zoning conditions for the development of the Property.

Prior to submitting the rezoning application, the City of Raleigh requires that a neighborhood meeting be held for all property owners, residents, or tenants within 500 feet of the property requested for rezoning. After the meeting, we will prepare a report for the Raleigh Planning Department regarding the items discussed at the meeting.

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:

Matthew McGregor
Raleigh Planning & Development
(919) 996-4637
matthew.mcgregor@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 at 919-821-6694 or via email at acrout@smithlaw.com.

Sincerely,

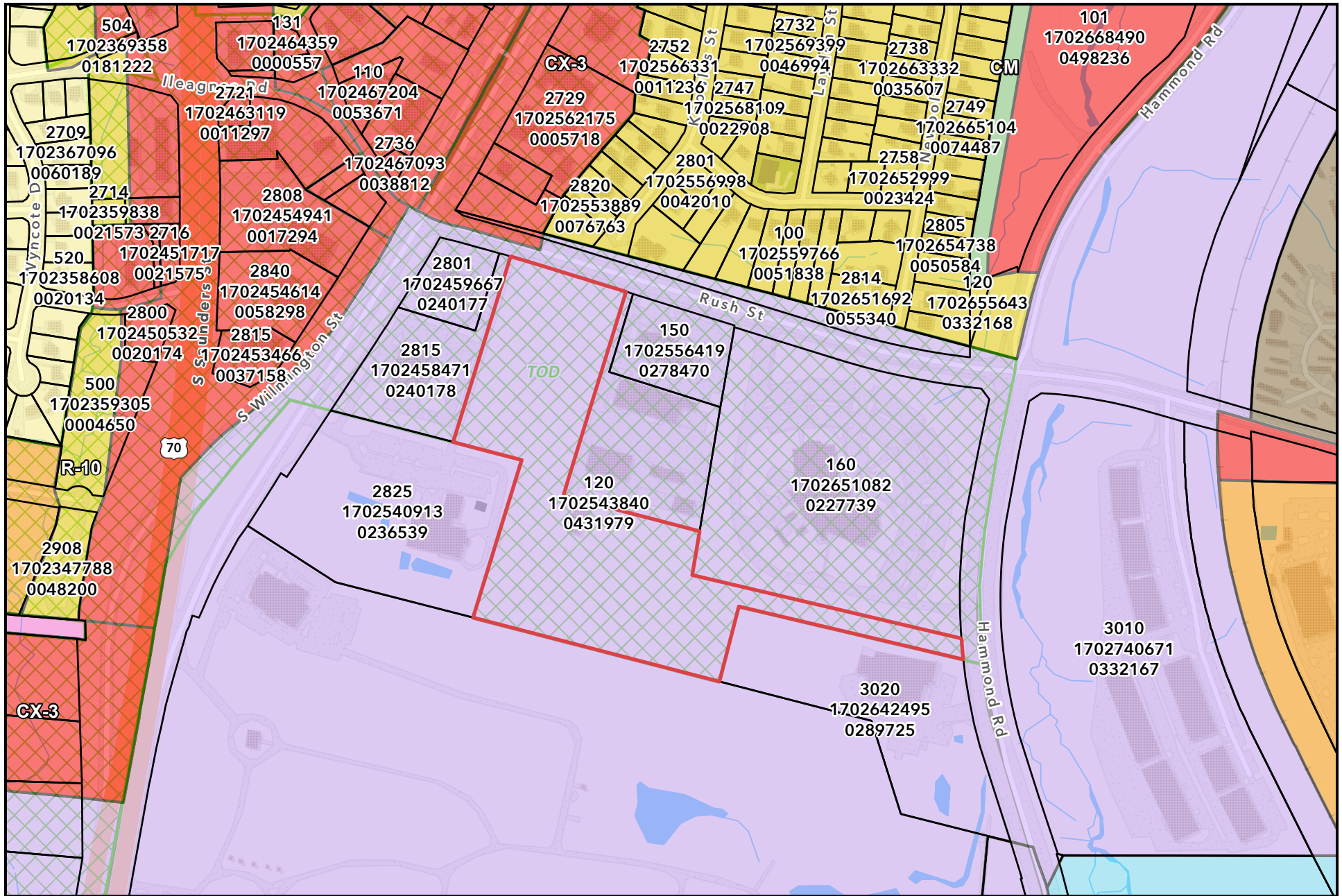


Amy C. Crout

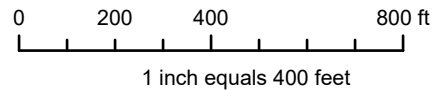
enclosures

MEETING AGENDA

1. Meeting Welcome and Introductions of Speakers.
2. Project Presentation
3. Question and Answer



120 Rush Street with zoning overlay



Disclaimer
 iMaps makes every effort to produce and publish the most current and accurate information possible. However, the maps are produced for information purposes, and are **NOT** surveys. No warranties, expressed or implied, are provided for the data therein, its use, or its interpretation.

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
160 RUSH ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2815 S WILMINGTON ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2804 KNOWLES ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

DUKE ENERGY PROGRESS INC
TAX DEPT - DEC41B
550 S TRYON ST
CHARLOTTE NC 28202-4200

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

HARING, BERNADETTE JOAN
4290 ARABELLA WAY
LITTLE RIVER SC 29566-7647

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04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2736 S WILMINGTON ST
RALEIGH, NC 27603

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US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
140 RUSH ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

HERMENEGILDO, ALFONSO
2808 KNOWLES ST
RALEIGH NC 27603-2556

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2801 S WILMINGTON ST
RALEIGH, NC 27603

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2734 S WILMINGTON ST
RALEIGH, NC 27603

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
150 RUSH ST
RALEIGH, NC 27603

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2812 KNOWLES ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

RUSH STREET ASSOCIATES LLC
PO BOX 27705
RALEIGH NC 27611-7705

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2800 KNOWLES ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2729 S WILMINGTON ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2808 S WILMINGTON ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰

 ZIP 27601
011E11686204

MURRAY, CHRISTOPHER
MURRAY, BRADLEY
100 BLANCHARD ST
RALEIGH NC 27603-2502

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰

 ZIP 27601
011E11686204

OAKLEY, MICHAEL E
OAKLEY, EVA C
208 BLANCHARD ST
RALEIGH NC 27603-2504

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰

 ZIP 27601
011E11686204

HAMMOND ROAD PROPERTIES EAST LLC
PO BOX 566
GREENVILLE NC 27835-0566

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰

 ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2911 S WILMINGTON ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

DUMONT PROPERTIES
303 BATHGATE LN
CARY NC 27513-5565

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

BATTEN, RYAN FRANKLIN
212 BLANCHARD ST
RALEIGH NC 27603-2504

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

HUDSON, JAMES A
HUDSON, KIMBERLY W
104 BLANCHARD ST
RALEIGH NC 27603-2502

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

SANT INC
BUDGET INN
2729 S WILMINGTON ST
RALEIGH NC 27603-2551

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CITY OF RALEIGH
PO BOX 590
RALEIGH NC 27602-0590

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CELLCO PARTNERSHIP
VERIZON WIRELESS
PO BOX 2549
ADDISON TX 75001-2549

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

FARMAND, VAHIDULLAH
ROHANI, GITA ROUHOLLAH
5042 ISABELLA CANNON DR
RALEIGH NC 27612-4804

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

TOP SHOP PROPERTIES II LLC
6101 QUAIL SIDE CT
RALEIGH NC 27603-9447

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

ANDREWS, DAVID R JR
5405 CHASSCOT CT
RALEIGH NC 27606-5702

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

GILMORE, ERIC
GILMORE, CAITLIN CARY
2821 KNOWLES ST
RALEIGH NC 27603-2555

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

KING, JENNIFER
216 BLANCHARD ST
RALEIGH NC 27603-2504

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

KIZAR, ELIZABETH G HEIRS
MARY BLAKE
217 NORHAM DR
CARY NC 27513-4812

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

FARMAND, VAHIDULLAH
5042 ISABELLA CANNON DR
RALEIGH NC 27612-4804

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

TOP SHOP PROPERTIES LLC
6101 QUAIL SIDE CT
RALEIGH NC 27603-9447

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

MILANO, JULIAN TYLER
3021 QUINCEMOOR RD
DURHAM NC 27712-1040

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

COLLINS, DONALD C
406 HILLTOP AVE
GARNER NC 27529-3610

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

ROBERT ROBERSON 2801 LLC
ROBERT C ROBERSON
PO BOX 27705
RALEIGH NC 27611-7705

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

HAMMOND ROAD PROPERTIES EAST, LLC
PO BOX 566
GREENVILLE NC 27835-0566

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

PARKLAND REDEVELOPMENT LLC
PO BOX 6309
RALEIGH NC 27628-6309

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

HARING, BERNADETTE
DICKENS, ADONNA
4290 ARABELLA WAY
LITTLE RIVER SC 29566-7647

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰
 ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2840 S WILMINGTON ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰
 ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2751 KNOWLES ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰
 ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
3020 HAMMOND RD
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰
 ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2824 KNOWLES ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰
 ZIP 27601
011E11686204

WITHROW PROPERTIES LLC
3405 GEMINI DR
RALEIGH NC 27604-4282

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰
 ZIP 27601
011E11686204

WINDSOR CREST PROPERTIES INC
10014A CHAPEL HILL RD
MORRISVILLE NC 27560-9399

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰
 ZIP 27601
011E11686204

STONEMOR NORTH CAROLINA LLC
C/O STONEMOR OPERATING LLC
3600 HORIZON BLVD STE 100
TREVOSSE PA 19053-4965

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰
 ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2801 KNOWLES ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
201 BLANCHARD ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2731 S WILMINGTON ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
3010 HAMMOND BUSINESS PL
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

VICTORY CHURCH INTERNATIONAL, INC
MITCHELL HORTON
1250 AVERSBORO RD
GARNER NC 27529-4225

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

REYES, RICARDO ALONSO LAZO
ESCOBAR, DORIS ELIZABETH VENTU
1513 CREECH RD
GARNER NC 27529-2707

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

ARREDONDO, FATIMA ARELLANO
2820 KNOWLES ST
RALEIGH NC 27603-2556

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2816 KNOWLES ST
RALEIGH, NC 27603

Hasler FIRST-CLASS MAIL
04/26/2024
US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

CURRENT RESIDENT OR TENANT
2805 KNOWLES ST
RALEIGH, NC 27603

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

NMS WILMINGTON LLC
411 SE OSCEOLA ST STE 200
STUART FL 34994-2509

Hasler

FIRST-CLASS MAIL

04/26/2024

US POSTAGE \$000.64⁰



ZIP 27601
011E11686204

LEWIS, LISA
204 BLANCHARD ST
RALEIGH NC 27603-2504