



## **Transmittal**

January 16, 2020

To: Adjacent Property Owners

From: Cindee Wolf

Re: A Performance Residential Townhome Development

My clients are interested in developing a 22-unit residential community on lands within the proximity of your property. This proposal would require a Conditional Zoning District approval from New Hanover County.

A Conditional Zoning District allows particular uses to be established only in accordance with specific standards and conditions pertaining to each individual development project. Essentially, this means that only that use, structures and layout of an approved proposal can be developed. A plan of the project layout is enclosed.

The County requires that the developer hold a meeting for all property owners within 500 feet of the tract boundary, and any and all other interested parties. This provides neighbors with an opportunity for explanation of the proposal and for questions to be answered concerning project improvements, benefits and impacts.

A meeting will be held on Tuesday, January 28<sup>th</sup>, at the Arab Shrine Club, 4510 S. College Road, 6:00 p.m. If you cannot attend, you are also welcome to contact me at telephone # 910-620-2374, or email [cwolf@lobodemar.biz](mailto:cwolf@lobodemar.biz) with comments and/or questions.

We appreciate your interest in the project and look forward to being a good neighbor and an asset to the community.





Wedgefield Drive

Hidden Valley Road

S College Road / NC Hwy 132