

Notice of Developer-Led Neighborhood Meeting

The Cottages at North Main, LLC
1900 West Morehead Street, Suite 201
Charlotte, NC 28208

To: Property owners, occupants, and neighborhood association representatives within 1,000 feet of
7 – 29 McNeil Court
Date mailed: March 25th, 2023
Subject: **Developer-Led Neighborhood Meeting for McNeil Court Townhomes**

Dear Neighbor(s),

You are receiving this letter as your property, address, or neighborhood association is identified to be within 1,000 feet of a pending planning application request before the City of Greenville. As the applicant/developer for the proposal, a Developer-Led Neighborhood Meeting will be held to share important information about this item. Please accept this letter as an invitation to attend the Developer-Led Neighborhood Meeting to ask questions, share concerns, and collaboratively provide input about the project.

Application Type: Multi-family
Address(es): 7 - 10 McNeil Court, Greenville, SC 29602
13 - 19 McNeil Court, Greenville, SC 29602
21 McNeil Court, Greenville, SC 29602
23 McNeil Court, Greenville, SC 29602
27 McNeil Court, Greenville, SC 29602
29 McNeil Court, Greenville, SC 29602
12117 Ashley Avenue, Greenville, SC 29602

Property Tax Map Number(s):

0007000100107
0177000800500
0007000100106
0177000800600
0007000100105
0177000800700
0007000100104
0177000800800
0007000100103
0177000800900
0007000100102
0007000100101
0177000801200
0177000801100
0177000801000
0177000801300

Zoning District: RM-1, Single-family and multifamily residential district
Property Special Overlay District: N/A
Neighborhood Area: North Main

Project Description: The proposed project is a 32-unit townhome community located along McNeil Court. The individual townhomes will be for-sale upon completion. As currently planned, the townhomes will range in size from 2,500SF to 2,900SF with a variety of floorplans including two and three-story product. 12 of the townhomes will be a master-down concept with living space on the ground floor and additional bedrooms on the second floor. Each unit will have a 2-car garage and the community will include additional on-street parking for visitors. Other community features include a central greenspace that will be programmed with landscaping and outdoor lounge areas in addition to other functional uses that we are currently contemplating including a community garden.

DEVELOPER-LED NEIGHBORHOOD MEETING INFORMATION

Date and Time: Wednesday, April 5th at 6 p.m.
Venue Name: Bobby Pearse Center Community Center (Rotary Park)
Address/Virtual Meeting Link: 904 Townes Street, Greenville, SC 29609

Please share this information with your neighbors, neighborhood association, council representative, landlord, etc. If you are unable to join us, but would like to learn more about the project, please contact Akhil Singh at Akhil.Singh@beauxwright.com or 704-877-4820.

You will receive a separate letter from the City of Greenville approximately two weeks before the Planning Commission public hearing at which this application will be considered if you are within 500 feet of the subject property and are the owner of the property. The letter will include instructions on how to view the formal application materials and to submit comments to the Board/Commission members. If you have any questions about the public hearing process, please call the Planning Office at (864) 467-4476 or email at planning@greenvillesc.gov. You may also visit the Planning Division's "Upcoming Projects" webpage at <https://greenvillesc.gov/642/Upcoming-Project-Applications> for further information.

Thank you, and we look forward to seeing you at the meeting.

Sincerely,

Beauxwright