

May 30, 2025

Re: Notice of Neighborhood Meeting

Dear Property Owner:

This letter is to notify you of a pending Rezoning Map Amendment Application (Case# REZ-25-01) for a development near your property. The applicant is holding a neighborhood meeting on June 10, 2025 at 6:00pm to explain the proposal. The meeting will be at the Village Church Rolesville located at 410 Southtown Circle, Rolesville, NC 27571. Questions or comments on the proposed project prior to the meeting are welcome – please see my contact information below.

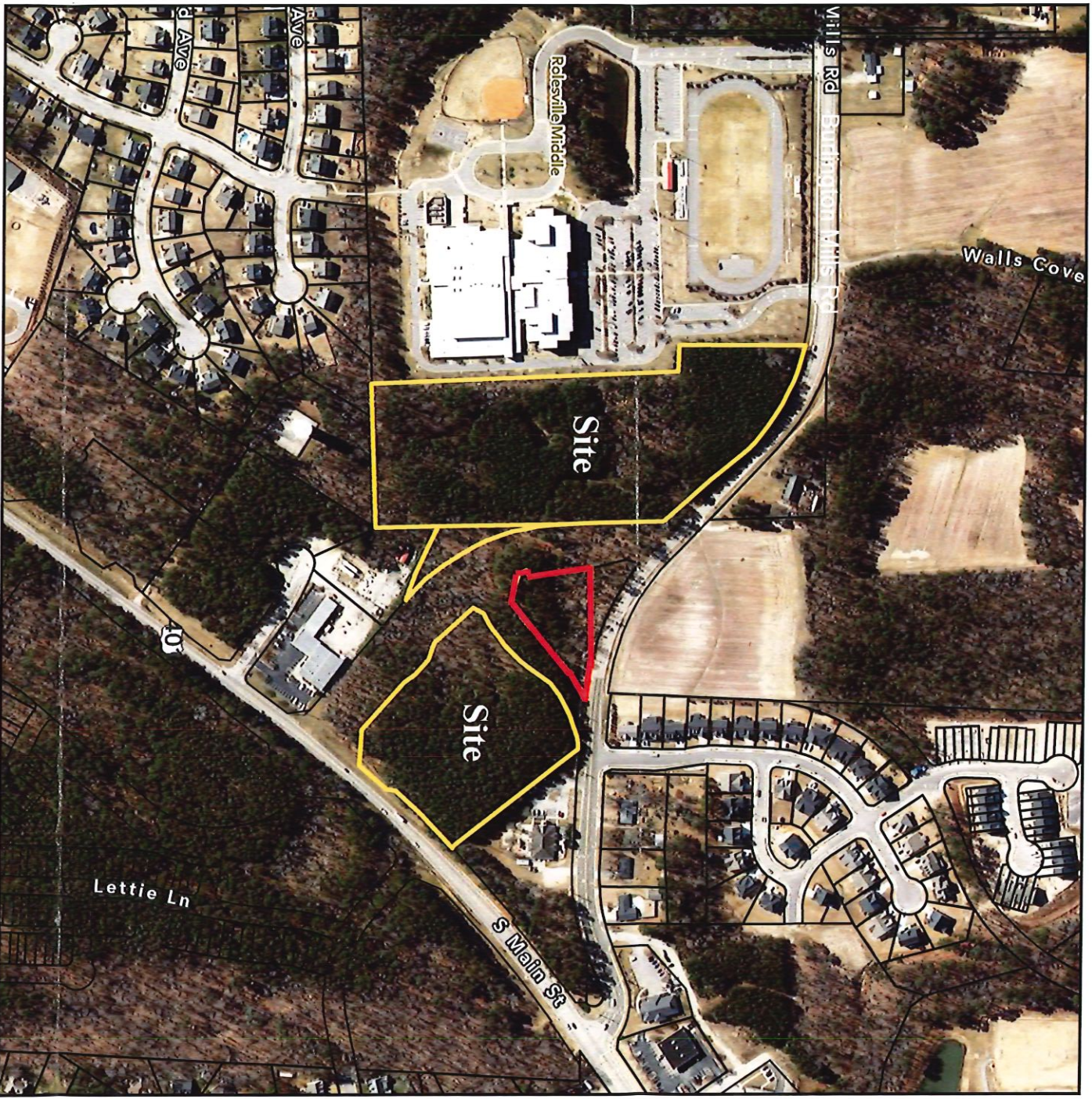
This case involves a request to rezone 2 parcels of land located at 4724 Burlington Mills Road (PIN 1758486155) and *a portion of* 0 S Main Street (PIN 1758582090) (the “Site”), as more specifically shown on the attached vicinity map. The Site is currently zoned Residential High Density-Conditional Zoning (RH-CZ) and General Commercial-Conditional Zoning (GC-CZ). This proposal would rezone the Site to Town Center District-Conditional Zoning (TC-CZ) to allow for a mixed-use development consisting of multifamily residential and commercial uses. Enclosed for your reference is a vicinity map outlining the location of the subject parcels and a preliminary concept plan.

During the meeting, the applicant will describe the nature of the requests and field questions from those attending. After the neighborhood meeting, the applications will be presented to the Town Planning Board for review and recommendation, and then a public hearing will be conducted and action taken by the Town Board of Commissioners at a future date. The Town Board of Commissioners is the elected body that will make the final determination and decision on these applications. You will receive another similar notification from the Town of Rolesville about the date, time, and location of these public hearings.

If you have any questions, please contact me directly at (919) 835-4023 or by email at markfrederick@parkerpoe.com.

Sincerely,

Mark D. Frederick
Applicant



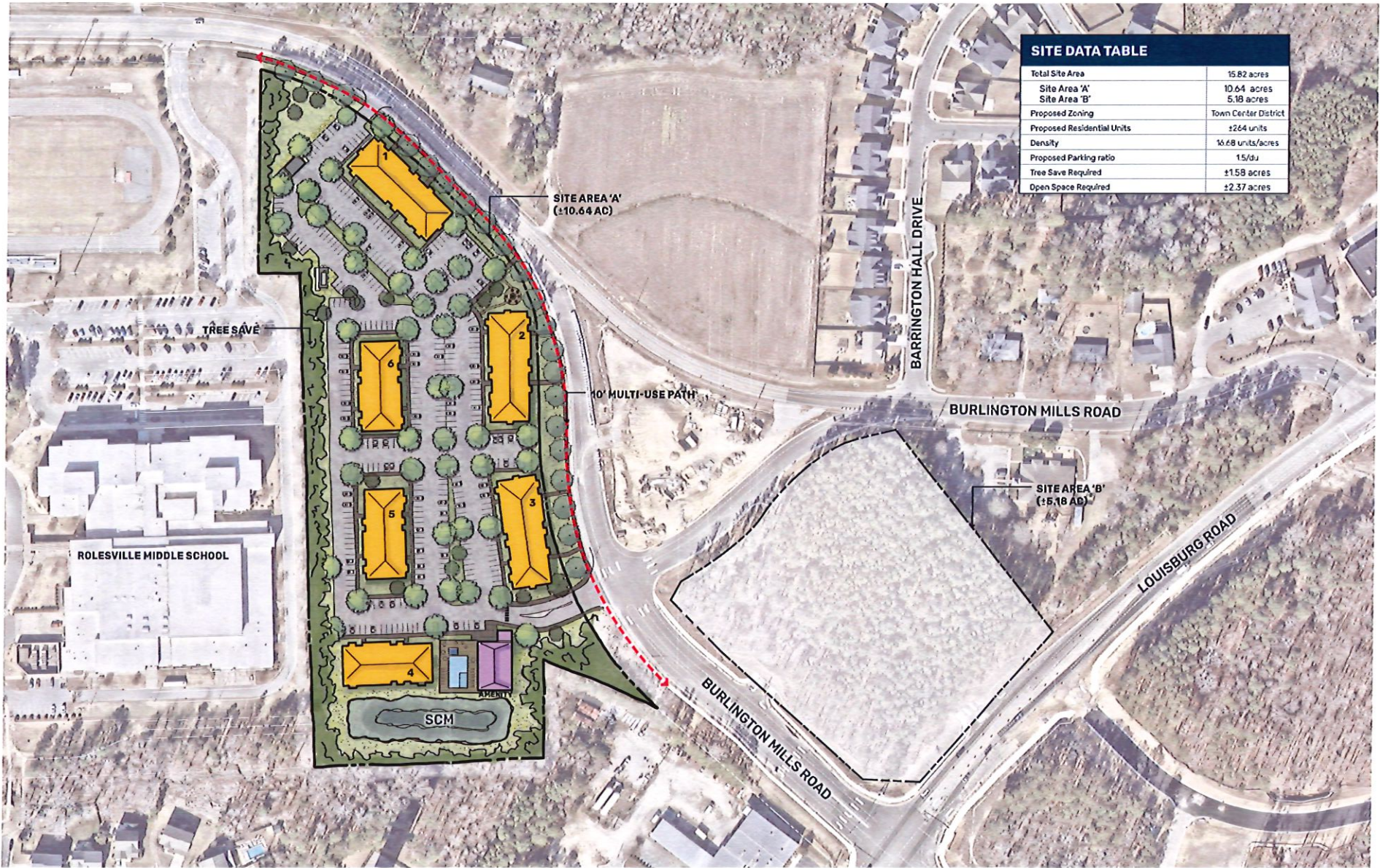
4724 Burlington Mills Road; & 0 S Main Street

Vicinity Map

 = Portion of 0 S. Main Street parcel
not included in rezoning request

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WALLBROOK FLATS CONCEPT PLAN



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