



Chatham County Planning Department
 PO Box 54/80-A East Street
 Pittsboro, NC 27312
 Ph: (919) 542-8204
 Fax: (919) 542-2698

CHATHAM COUNTY APPLICATION FOR
 CHANGE IN GENERAL USE ZONING
DISTRICTS

Applicant Information:

NAME: Moncure Holdings, LLC; c/o Beth Trahos
 ADDRESS: Nelson Mullins, 4140 Parklake Ave., Suite 200
Raleigh, NC 27612
 CONTACT PH: (919) 349-3884
 EMAIL: beth.trahos@nelsonmullins.com

Landowner Information:

NAME: Please see attached Exhibit A for a list of parcels.
 ADDRESS: _____
 CONTACT PH: ()
 EMAIL: _____

PROPERTY IDENTIFICATION

Physical (911) Address: Please see attached Exhibit A. PARCEL (AKPAR) No.: Please see attached Exhibit A.
 Township: Cape Fear Township Total Acreage: Please see attached Exhibit A Acreage to be Rezoned: _____
 (Do not round acreage. Use exact acreage from tax record or survey)

CURRENT ZONING DISTRICT/CLASSIFICATION: R-1 and CU IH

PROPOSED ZONING DISTRICT/CLASSIFICATION:

- R-1 Residential R-2 Residential R-5 Residential O & I Office & Institutional
 NB Neighborhood Business CB Community Business Regional Business IL Light Industrial
 IH Heavy Industrial

FEMA Flood Map Information:

Flood Map No. : 3710969800J 2/2/2007 Map Date: 11/17/2017 Flood Zone: _____

WATERSHED Information:

Current Watershed Classification: WS-IV PA Within Jordan Lake Buffer Area: Yes No Unknown

APPLICATION SUBMITTAL REQUIREMENTS

Attach the following as required in Section 19.4.C of the zoning ordinance:

- Map of the property showing the parcel or portions thereof that are affected by this rezoning request.
- Written legal description of such land
- Any alleged error in the Ordinance, if any, which would be remedied by the proposed amendment
- The changed or changing conditions, if any, which make the proposed rezoning reasonably necessary
- The manner in which the proposed rezoning will carry out the intent and purpose of the adopted Land Use Plan or part thereof
- List all other circumstances, factors, and reason which the applicant offers in support of the proposed amendment
- All other information required on this application or as offered by the applicant in support of the request

Please provide 16 sets of this application submittal with all supporting documentation, maps, summaries, etc.

No application packets will be taken after 4pm. All fees must be paid at the time of application submittal. For the purposes of calculating this application fee, use the following:

Application Fee: \$500.00 plus \$25/per acre (ex: \$25 x 1.42ac = \$35.50 plus \$500 = \$535.50 total fee)



Chatham County Planning Department
PO Box 54/80-A East Street
Pittsboro, NC 27312
Ph: (919) 542-8204
Fax: (919) 542-2698

PLEASE SIGN THE MOST ACCURATE SIGNATURE OPTION BELOW (1, 2, OR 3)

(1) I hereby certify that **I am the owner or authorized agent of said property** and that the information provided is complete and the statements given are true to the best of my knowledge.

Nelson Mullins Beth

3-2-18

Signature Beth Trahos,

Date

Print Name

The owner must sign the following if someone other than the owner is making the application.

(2) I hereby certify that (please print) Beth Trahos, Nelson Mullins Riley & Scarborough, LLP is an authorized agent for said property and is permitted by me to file this application.

~~Moncure Holdings, LLC~~

JK

2-28-18

Signature Jason Kaplan, manager

Date

Print Name

(3) I acknowledge that **I am not the landowner OR authorized agent** of the property for which this application is being made, but I do live within the zoned area of the county.

Signature _____

Date _____

Print Name _____

FOR OFFICE USE ONLY

Application No.: PL20

Date Received: _____ 20____

Payment Received: \$ _____

Check No. _____

Cash

Credit Card

Money Order

Planning Department

Revised March 2017 apb

Exhibit A

Parcel Number	Parcel Address	Owner Name and Address	Acreage	To be Rezoned	Current Zoning
Part of 5620	0 Christian Chapel Church Road	Moncure Holdings, LLC 2717 New Hill Olive Chapel Road New Hill, NC 27562	142.39	77.04	R-1 Residential
Part of 65277	0 Christian Chapel Church Road	Moncure Holdings, LLC 2717 New Hill Olive Chapel Road New Hill, NC 27562	34.98	34.81	R-1 Residential
66669	0 Christian Chapel Church Road	Moncure Holdings, LLC 2717 New Hill Olive Chapel Road New Hill, NC 27562	50.9	50.9	R-1 Residential
Part of 65276	0 Moncure Flatwood Road	Moncure Holdings, LLC 2717 New Hill Olive Chapel Road New Hill, NC 27562	268.03	231.16	CU- Industrial Heavy (93 acres; no CUP); remainder R-1 Residential
5369	0 Moncure Flatwood Road	Moncure Holdings, LLC 2717 New Hill Olive Chapel Road New Hill, NC 27562	45.75	45.75	R-1 Residential
5623	0 Christian Chapel Church Road	Moncure Holdings, LLC 282 Century Place, Suite 2000 Louisville, CO 80027	246.79	246.79	R-1 Residential
Total			788.84	686.45	
				\$	17,656.25