From: Alice Helms <helms.alice@gmail.com>

Sent: 10/4/2018 2:19:06 PM

To: Asheville City Council <AshevilleNCCouncil@ashevillenc.gov>

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Subject: Vote "no" to request for Conditional Zoning on Maxwell Street on October G

Dear Mayor and City Council members,

October 9th meeting. I'm writing to ask you **not** to approve the request by Reid Thompson for conditional zoning on Maxwell Street at your

neighborhoods. The staff report concerning this request points out many good reasons why this application should not be approved, including the fact that it would be inconsistent with council's past actions taken to eliminate STVRs in residential

rentals; walkable to downtown and shopping, and near a bus line. His justification for this request does not make sense--I do not see how the street can be uninhabitable to long term tenants and at the same time ideal for STVRs. This neighborhood is a good location for much needed long term

a Lodging Zone which would allow STVRs. that allowing Green Life Grocery to install an unbuffered loading dock on Maxwell Street was a huge mistake, and Street. I live in the Five Points Neighborhood, and have often walked on that street in the past five years. I agree situation with Whole Foods (Green Life) Grocery somehow justifies his request to create a Lodging Zone on Maxwell be trying to solving that problem. But, that it causes regular visual and audible disruptions to residents on the block. And, in my opinion, the city should Please don't be swayed, as the Planning and Zoning Commission apparently was, by Mr. Thompson's claim that the I do not agree with Mr. Thompson that the solution is to make Maxwell Street

Thank you.

Alice Helms

131 Hillside Street

From: Joe Ebel <joeebel@gmail.com>

Sent: 10/13/2018 7:28:33 PM

To: jtweed@ashevillenc.gov

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Subject: Traffic light at Chestnut and Merrimon

Mr. Tweed,

shop at what I call the "holy triumvirate" My wife and I live in North Asheville. She is a native of Asheville and I have lived here for 20 years. We often of grocery stores: Trader Joe's, Greenlife, and Harris Teeter.

However, I am often stuck on West Chestnut, eastbound, at least a block before Trader Joe's waiting on a car intersection attempting to turn left. I have experienced multi-block lines of traffic with only one vehicle proceeding left through the green light. at the

traffic flow. Is it possible to add a left turn arrow for Chestnut Street eastbound traffic at Merrimon? I'm sure it would improve

Just wanted to voice an opinion. Have a great day!

Joe Ebel 828-242-2021

From: Reid Thompson <reidt40@gmail.com>

Sent: 10/12/2018 8:56:12 AM

Cathy Ball <cball@ashevillenc.gov>,ashevillenccouncil@ashevillenc.gov,esthermanheimer@avlcouncil.com

Cc: juliemayfield@avlcouncil.com,gwenwisler@avlcouncil.com,keithyoung@avlcouncil.com,Sheneika Smith <sheneikasmith@avlcouncil.com>,Vijay Kapoor <vijaykapoor@avlcouncil.com>,Brian Haynes <bri>brianhaynes@avlcouncil.com>

Subject: Selective enforcement continues.

certainly relevant.

Attachments: image1.jpeg, attachment.txt, image2.jpeg, attachment.txt

action. It was all a charade for the public Shannon Tuch never took this through conditional zoning as required and directed by a previous council. Council must've been complicit because they took no further

Different levels of enforcement depending on your political connections. Does this look residential to you? This is a commercial use of a residential street for a private business gone unmitigated for 14 years... Are the Turner is the only stakeholders in the community? Why wasn't this covered in the staff report, it

council members are personal friends with the owners of the property. In fact Charles Worley, a sitting mayor and the Turner's attorney at the time, went behind closed doors with the rest of counsel to discuss, years ago, he felt no need to recuse himself...

long-standing tradition of abusing the neighbors on Maxwell Street.

From: Polly McDaniel <pmcdaniel@ashevillenc.gov>

Sent: 10/17/2018 8:37:48 AM

To: Virginia Daffron <vdaffron@mountainx.com>

Cc:

Subject: Regarding your question

Hi Virginia,

You may attribute this to me:

The City is reviewing ways to bring the trucks delivering items to Greenlife into compliance, with stricter enforcement, to include more ticketing if necessary.

No Notice of Violations have been filed or are in process.

Thank you and I hope to see you later today, Polly

Polly McDaniel

Communication Specialist | City of Asheville

828-232-4507 - Office | 828-774-7602 - Cell

pmcdaniel@ashevilleNC.gov

Asheville City Source

www.ashevillenc.gov

From: glasbrae@gmail.com <glasbrae@gmail.com>

Sent: 11/11/2018 5:50:25 PM

To: webmaster@ashevillenc.gov

Subject: Reducing Charlotte St. Lanes to 3; Giant Building at Fuddruckers Site

Susan Hunt, living 1.5 miles from the Charlotte/Chestnut St. intersection Teeter debacle on Merrimon. I no longer go to Trader Joe's b/c there is never enough parking space, and Chestnut St. is totally overburdened with traffic from 4 directions. I think your plans are terribly flawed. It seems to me that you are ignoring traffic consequences for those who live along the N. Charlotte corridor, myself included. If the lanes are reduced from 4 to 3, and this very large residential building is built in the same vicinity, where will residents park (who park on the streets now), and how will residents even drive to their houses in a timely fashion? The plan reminds me of the Greenlife/Trader Joe's/Harris

From: Joel Tweed <jtweed@ashevillenc.gov>

Sent: 10/16/2018 5:48:40 AM

To: Joe Ebel <joeebel@gmail.com>

Cc:

Subject: Re: Traffic light at Chestnut and Merrimon

Joe,

No problem, If I can help with anything else let me know.

On Mon, Thanks for the info! I should have known US 25 belonged to NCDOT!! D'oh!! Oct 15, 2018 at 11:48 PM, Joe Ebel < joeebel@gmail.com > wrote:

Joe

On Oct 15, 2018, at 8:59 AM, Joel Tweed < jtweed@ashevillenc.gov wrote:

Thank you, That traffic signal is maintained by NCDOT. You can contact them with your concerns at 828-298-0094

Joel

On Sat, Oct 13, 2018 at 8:28 PM, Joe Ebel < joeebel@gmail.com > wrote:

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would improve traffic possible to add a left turn arrow for Chestnut Street eastbound traffic at Merrimon? I'm sure it flow.

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Joe Ebel 828-242-2021

From: Joel Tweed <jtweed@ashevillenc.gov>

Sent: 10/15/2018 7:59:14 AM

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828-242-2021

gael C. Tweed

Signal Supervisor

Traffic Engineering | Transportation Department

City of Asheville | P.O.Box 7148 | Asheville, NC 28802

Phone: 828-259-5873

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gael C. Truced

Sent: 11/18/2018 6:16:29 PM

From:

Julie Mayfield <juliemayfield@avlcouncil.com>

To: 'Cathy Ball' <cball@ashevillenc.gov>

Cc: Brian Haynes' <brianhaynes@avlcouncil.com>,councilmembers@avlcouncil.com,'Tammy Hooper' <thooper@ashevillenc.gov>,'Ken Putnam' <kputnam@ashevillenc.gov>,'Harry Brown' <hbrown@ashevillenc.gov>

Subject: RE: Maxwell Street

I hope the parking dept data is better on the trucks than this. These stats would seem to bear out the concern that weâ ewe heard that residents are bearing most of the brunt of the increased enforcement

Sent: Sunday, November 18, 2018 1:00 PM From: Cathy Ball [mailto:cball@ashevillenc.gov]

Cc: Brian Haynes <a hrian haynes@avlcouncil.com>; councilmembers@avlcouncil.com; Tammy Hooper "thooper@ashevillenc.gov">"thooper@ashevillenc.gov">"thooper@ashevillenc.gov<">thooper@ashevillenc.gov>; Ken Putnam "thooper@ashevillenc.gov>; Ken Putnam "thooper@ashevillenc.gov); Thooper@ashevillenc.gov> To: Julie Mayfield < juliemayfield@avlcouncil.com>

Subject: Re: Maxwell Street

Julie,

We have gotten the initial numbers from APD and are waiting on the numbers from Parking Services.

The data from APD is:

93. Permitted Parking Only: 6

98. Parking against traffic: 3

Gross vehicle weight restriction violation: 1

93. Grand Total since 10/22/18, 44 93. Total since last Tuesday: 10

98. Cars: 39

I will update you on the parking numbers when I get them.

Cathy D. Ball, PE

City of Asheville Interim City Manager

P.O. Box 7148

(W) 828-259-5939 Asheville, NC 28802

(C) 828-691-4623

On Fri, Nov 16, 2018 at 4:56 PM Julie Mayfield < julierrayfield@avlcourcil.com> wrote:

Cathy â€" do you know yet how many trucks have been tickets since we started posting someone out there?

From: Brian Haynes [mailto:brianhaynes@avlcouncil.com]

Sent: Friday, November 16, 2018 12:36 PM

To: Cathy Ball < cball@ashevillenc.gov>; councilmembers@avlcouncil.com

Subject: Maxwell Street

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When Council asked that violations be enforced on Maxwell Street it was meant to address Whole Foods violations not to further disturb the quality of life for the residents.

I'm extremely disappointed in how we've dealt with this matter and think more often than not the wrong parties have been targeted

From: Brian Haynes <bri>Strianhaynes@avlcouncil.com>

Sent: 11/18/2018 7:25:52 PM

To: Cathy Ball <cball@ashevillenc.gov>

Cc: Julie Mayfield <juliemayfield@avlcouncil.com>, Harry Brown <hbrown@ashevillenc.gov>, Tammy Hooper <thooper@ashevillenc.gov>, Ken Putnam <kputnam@ashevillenc.gov>, councilmembers@avlcouncil.com

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P.O. Box 7148 Asheville, NC Â 28802 City of Asheville Interim City Manager Cathy D. Ball, PE

(W) 828-259-5939
(C) 828-691-4623

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From: Julie Mayfield <juliemayfield@avlcouncil.com>

Sent: 11/16/2018 4:56:02 PM

To: Brian Haynes' <brianhaynes@avlcouncil.com>,'Cathy Ball' <cball@ashevillenc.gov>,councilmembers@avlcouncil.com'

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From: Chase Cutshaw <ccutshaw@ashevillenc.gov>

Sent: 11/14/2018 12:03:05 PM

To: Ken Putnam < kputnam@ashevillenc.gov>

Cc:

Subject: Re: Maxwell Street

Yes sir. 828-772-1382

On Wed, Nov 14, 2018 at 11:02 AM Ken Putnam < kputnam@ashevillenc.gov> wrote:

Chase, please send me your cell phone number and I will call you in a few minutes.

On Wed, Nov 14, 2018 at 10:48 AM, Chase Cutshaw < ccutshaw@ashevillenc.gov > wrote: telling me. All help with the situation is appreciated. conversation when he came to speak with me. I have a couple of questions regarding that ordinance and what he was trucks being prohibited on designated streets. I also just had a gentleman film me and then record our Good morning sir. I am over here doing the activity log and have found what I think is the right ordinance for

Thank you, Chase Cutshaw

From: Cathy Ball <cball@ashevillenc.gov>

Sent: 11/16/2018 12:42:30 PM

10: Brian Haynes <brianhaynes@avlcouncil.com>,Tammy Hooper <thooper@ashevillenc.gov>,Ken Putnam <kputnam@ashevillenc.gov>

. ე councilmembers@avlcouncil.com

Subject: Re: Maxwell Street

Brian

addition to cars. on the street. A am copying Ken and Tammy on this email.Â I received a report from Tammy earlier this week showed that we have written tickets to Unfortunately we cannot do selective enforcement of parking violations trucks in

Cathy

P.O. Box 7148 Asheville, NC Â 28802 City of Asheville Interim City Manager Cathy D. (\mathbb{N}) 828-691-4623 828-259-5939 Ball, PE

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Sent: 11/14/2018 12:02:31 PM

To: Chase Cutshaw <ccutshaw@ashevillenc.gov>

Cc:

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 Gross vehicle weight restriction violation: 1
- Total since last Tuesday: 10A

Grand Total since 10/22/18, 44

Trucks: 5 Cars: 39

I will update you on the parking numbers when I get them.

City of Asheville Asheville, NC A 28802 P.O. Box 7148 (W) 828-259-5939 (C) 828-691-4623 Interim City Manager Cathy D. Ball, PE

On Fri, Nov 16, 2018 at 4:56 PM Julie Mayfield <juliemayfield@avlcouncil.com> wrote:

Cathy â€" do you know yet how many trucks have been tickets since we started posting someone out there?

Julie

D

From: Brian Haynes [mailto:brianhaynes@avlcouncil.com]

Sent: Friday, November 16, 2018 12:36 PM

To: Cathy Ball < cball@ashevillenc.gov >; councilmembers@avlcouncil.com

Subject: Maxwell Street

As he routinely does, Reid Thompson just visited me at the Habitat ReStore. Sometimes he's just shopping, but more often than not, seeking relief from what he perceives as the daily injustice that takes place on Maxwell St. he is

D

and approached me today in tears from this morning''s events. He informed me of multiple tickets that he and his neighbors have been written this morning was told to move the rental car he was sitting in from the front of his home or he would be ticketed

From: Cathy Ball <cball@ashevillenc.gov>

Sent: 11/16/2018 12:42:30 PM

To: Brian Haynes <bri>drianhaynes@avlcouncil.com>, Tammy Hooper <thooper@ashevillenc.gov>, Ken Putnam <kputnam@ashevillenc.gov>

Cc: councilmembers@avlcouncil.com

Subject: Re: Maxwell Street

Brian,

on the street.Â addition to cars. I am copying Ken and Tammy on this email.Â received a report from Tammy earlier this week showed that we have written tickets to Unfortunately we cannot do selective enforcement of parking violations trucks in

Cathy

Cathy D. Ball, PE
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purpose. If that's the case then I see no reason for them being there.Â violation but no trucks are He stated that someone from Parking Enforcement has been parked on Maxwell St. being written citations. He said the officer told him he was there strictly for that ticketing the cars parked in

to further disturb When Council asked the quality of life for the residents. $\hat{\mathbb{A}}$ that violations be enforced on Maxwell Street it was meant to address Whole Foods violations not

I'm extremely disappointed in how we've dealt with this matter and think more often than not the wrong parties have been targeted.

From: Joseph Minicozzi <joe@urban-three.com>

Sent: 10/8/2018 9:14:16 PM

To: dphairas@ashevillenc.gov

Cc: Maggie Burleson <mburleson@ashevillenc.gov>

Subject: Re: Maxwell Street Re-Zoning - 10/6

Cheers Great!Â I'll swing by at 10:30 to run through the computer! \hat{A} Thanks for your help!!

On Mon, Joe, Oct 8, 2018 at 4:38 PM Dan Phairas < dphairas@ashevillenc.gov> wrote:

Joe

I just loaded all the presentations on the Council computer and brought up the "R" version and gave it a look. It seems to look good and the video & audio on slides 63 &eem 65 all play fine.

for you? We could plan to meet at Council Chambers at 10:30 tomorrow morning so you can go over them too. Does 10:30 work

Best, Dan

Dan Phairas

Media Specialist Communication & Public Engagement Department 828.232.4594

www.AshevilleNC.gov



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Hi Joe.Â You can either drop it off to me on a thumb drive, 9

Maggie

On Mon, Oct 8, 2018 at 12:31 AM, Joseph Minicozzi < joe@urban-three.com> wrote:

Hello Maggie site where I can dropbox it, I can do that from here and send you a link. Otherwise, load up a version of the powerpoint. It will be a very large file, and won't email.Â I just unearthed this in my inbox.Â Sorry that I didn't see it until now.Â Ignore my last email.Â I can walk it over If you have an FTP

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urban-three.com Asheville | Durham 828-255-7951x208 @joeurbanthree Joe Minicozzi, AICP

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Asheville's Interactive Zoning Map:Â <u>Qlick here</u>

TRC Development Map: Qick here

Asheville, NC Â 28802 828-259-5601 PO Box 7148 City of Asheville City Clerk Maggie Burleson, NCCMC, MMC mburleson@ashevillenc.gov

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Cc: Maggie Burleson <mburleson@ashevillenc.gov>

Subject: Re: Maxwell Street Re-Zoning - 10/6

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From: Maggie Burleson <mburleson@ashevillenc.gov>

Sent: 10/8/2018 2:58:08 PM

Ho: Joseph Minicozzi <joe@urban-three.com>

Cc:

Subject: Re: Maxwell Street Re-Zoning - 10/6

Great!

Maggie Thanks

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From: Joseph Minicozzi <joe@urban-three.com>

Sent: 10/8/2018 2:55:26 PM

To: Maggie Burleson <mburleson@ashevillenc.gov>

. b dphairas@ashevillenc.gov

Subject: Re: Maxwell Street Re-Zoning - 10/6

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chambers. the video one. Once I know where it is then I'll ensure Do you know which slide # has the video embedded in it? that everything plays correctly with audio, etc, There are 230 slides in the presentation and I'm not seeing in council

Thanks,

Dan Phairas

Media Specialist Communication & Public Engagement Department 828.232.4594

www.AshevilleNC.gov



On Mon, Oct 8, 2018 at 11:11 AM Maggie Burleson < mburleson@ashevillenc.gov> wrote:

bring it down for you. Joe, Dan Phairas is our "TV guy" so you two will need to touch base.Â Dan, I've just got the thumb drive and I'll

Thanks to both of you,

Maggie

On Mon, Oct 8, Hello Maggie: 2018 at 11:07 AM, Joseph Minicozzi <joe@urban-three.com> wrote:

On Wed, Oct 3, Hello 2018 at 10:39 PM Joseph Minicozzi < joe@urban-three.com> wrote:

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On Wed, Sep 12, All, 2018 at 1:15 PM Jessica Bernstein < <u>jbernstein@ashevillenc.gov</u> wrote:

checking to see if there is anything new to incorporate or if the proposal stands as it was last privy to but as far as the conditional zoning review that is scheduled for 10/6 at Council - I'm I believe there at P&Z. have been a number of parallel discussions going on related to this project that I am not for ac the conditional zoning review that is scheduled for 10/6 at Council - I'm just presented

Thanks please let me know if you have any adjustments or revisions.

Jessica

Jessica Bernstein
Urban Planner II
City of Asheville
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Asheville, NC 28802
828.259.5525
828.350.0104 fax
jabernstein@ashevillenc.gov

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@joeurbanthree urban-three.com

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From: Dan Phairas <dphairas@ashevillenc.gov>

Sent: 10/8/2018 10:39:11 AM

Ho: Maggie Burleson <mburleson@ashevillenc.gov>

Cc: joe@urban-three.com

Subject: Re: Maxwell Street Re-Zoning - 10/6

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From: Maggie Burleson <mburleson@ashevillenc.gov>

Sent: 10/8/2018 10:11:05 AM

To: Joseph Minicozzi <joe@urban-three.com>

Cc: Dan Phairas <dphairas@ashevillenc.gov>

Subject: Re: Maxwell Street Re-Zoning - 10/6

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Asheville, NC 28802 828-259-5601 mburleson@ashevillenc.gov

From: Joseph Minicozzi <joe@urban-three.com>

Sent: 10/8/2018 10:07:52 AM

To: Maggie Burleson <mburleson@ashevillenc.gov>

Cc:

Subject: Re: Maxwell Street Re-Zoning - 10/6

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jabemstein@ashevillenc.gov

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Maggie Burleson, NCCMC, MMC City Clerk
City of Asheville

PO Box 7148

From: Maggie Burleson <mburleson@ashevillenc.gov>

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Cc:

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28802

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Asheville | Durham 828-255-7951x208 Joe Minicozzi, AICP

Asheville, NC 828-259-5601

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From: Joseph Minicozzi <joe@urban-three.com>

To: Maggie Burleson <mburleson@ashevillenc.gov>

Jessica Bernstein <jbernstein@ashevillenc.gov>,Reid Thompson <reidt40@gmail.com>,TC Morphis <morphis@broughlawfirm.com>,Todd Okolichany <tokolichany@ashevillenc.gov>

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Maggie Burleson, the City Clerk, has been trying to contact you with the instructions and parameters on the presentation. Please let me know if you did not receive her emails.

I don't have any new or additional information on Greenlife but Todd is copied on this email since you mentioned that you had been waiting to hear from him.

Jessica

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URBAN3

Joe Minicozzi, AICP Asheville|Durham 828-255-7951x208 @joeurbanthree urban-three.com

From: Todd Okolichany <tokolichany@ashevillenc.gov>

Sent: 10/5/2018 10:23:57 AM

Ho: Joseph Minicozzi, AICP < joe@urban-three.com>

. Cc: Jessica Bernstein <jbernstein@ashevillenc.gov>,Reid Thompson <reidt40@gmail.com>,TC Morphis <morphis@broughlawfirm.com>

Subject: Re: Maxwell Street Re-Zoning - 10/6

Joe,

Sorry for the late reply. A

expanded. During our review of this imagery we realized that some of the aerials we were looking at appeared to be of the same exact image, but that they were labeled with different dates. This imagery came from a state database and we are in the process of reconciling this information to make sure we are using accurate data. plan for that approval so we have been trying to obtain historical aerial imagery to understand if the lot was ever permit number PZ 04-10000102, submitted in November 2004 and closed out in February 2005. We don't have a site We know that a gravel lot was permitted separately for Greenlife. It was reviewed and approved as a Level I under

I'll follow-up with you once we sort this out.

Regards,

Todd Okolichany, AICP, LEED AP ND

Director

City of Asheville | Planning & Urban Design

PO Box 7148 | Asheville, NC 28802

ph: 828.259.5840 | fax: 828.250.8945 | tokolichany@ashevillenc.gov

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From: Todd Okolichany <tokolichany@ashevillenc.gov>

Sent: 10/5/2018 9:54:33 AM

To: Jessica Bernstein <jbernstein@ashevillenc.gov>

Cc: Shannon Tuch <stuch@ashevillenc.gov>

Subject: Re: Maxwell Street Re-Zoning - 10/6

also going to check historical aerial imagery. My understanding is that the gravel lot was permitted separately from Greenlife in February 2005 but were

more clues? Shannon, did you ever have a chance to check with IT about historical aerial imagery to see if that provided any

Thanks,
Todd Okolichany, AICP, LEED AP NI
Director

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ph: 828.259.5840 | **fax**: 828.250.8945 | <u>tokolichany@ashevillenc.gov</u>

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----- Forwarded message -----

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Date: Wed, Oct 3, 2018 at 10:39 PM

Subject: Re: Maxwell Street Re-Zoning - 10/6

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Sent: 10/5/2018 9:42:23 AM

To: Jessica Bernstein <jbernstein@ashevillenc.gov>

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