

November 17, 2018

Mr. Jay Camp  
Senior Planner  
Town of Matthews  
232 Matthews Station Street  
Matthews, NC 28105

RE: Novant Matthews Medical Center Zoning Application 2018-690

Dear Mr. Camp,

Based on comments received from Town Board of Commissioners at the Joint Public Hearing, the petitioner would like to amend the following development standards/conditions as noted on the site plan:

#### Architectural Elevations

Original Condition:

*4. Architecture for future buildings facing Matthews-Mill Hill Road shall be similar to the existing main hospital building. Primary façade material shall consist of brick. Buildings shall front and address Matthews-Mint Hill Road. Primary entrances may be located on opposite side of building away from Matthews Mint Hill Road. Utilities shall be screened from public view.*

Revised Condition:

4. Future buildings shall be compatible with the existing main hospital building architecture. Primary façade material shall consist of brick. Buildings within Development Area D shall front and address Matthews-Mint Hill Road. Primary entrances may be located on the campus side of the building(s), away from Matthews Mint Hill Road. Mechanical equipment shall be screened from view of public streets. Prior to the issuance of building permits, final architectural elevations shall be submitted for review and approval by the Board of Commissioners.

#### CATS Silver Line

Original Condition:

*14. The Petitioner acknowledges that the Charlotte Area Transit Systems (CATS) is desirous of having a portion of the Silver Line in the proximity of the site. The Petitioner is willing to work with CATS for the potential of the Silver Line to be located through a portion of the site.*



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2018-690  
11/19/2018

Revised Condition:

14. The Petitioner acknowledges that the Charlotte Area Transit Systems (CATS) is desirous of having a portion of the Silver Line in the proximity of the site. The Petitioner is willing to work with CATS for the potential of the Silver Line to be located through a portion of the site. Buildings and parking within Development Area D, as depicted on the site plan, shall have the flexibility to shift locations to accommodate the agreed upon location of the Silver Line. Buildings within Development Area D shall meet the requirements as outlined in Development Standard #4 above.

Please let us know if you have any questions or concerns with the revised language for the conditions.

Sincerely,

A handwritten signature in blue ink that reads 'Luke A. Dickey'.

Luke A. Dickey  
Partner / Senior Project Manager  
Stimmel Associates, PA

cc. Matthew Stiene - Novant Health, Inc.