

## NOTICE TO INTERESTED PARTIES OF A REZONING PETITION

Subject: Petition RZ 2026-1  
Petitioner/Developer: Jones Homes USA  
Current Land Use: Vacant/Residence  
Existing Zoning: Rural Residential (RR)  
Rezoning Requested: RO-HD (Residential Only Heritage District)  
Proposed Use: Residential

**Date and Time of Meeting:** **Wednesday, February 25, 2026, at 6:00 PM**

**Location of Meeting:** ***Marvin Village Hall  
10006 Marvin School Road  
Marvin, NC 28173***

**Meeting Registration:** ***Please send an email to [CommunityMeeting@mvalaw.com](mailto:CommunityMeeting@mvalaw.com) to register to attend the meeting and reference petition: Jones-Heritage Marvin.***

Date of Notice: 2/11/2026

Moore & Van Allen is assisting Jones Homes USA (the "Petitioner") on a request to rezone an approximately 24.15-acre site located at 1005 Meadowlark Lane at the intersection with New Town Road (the "Site"), in Marvin, North Carolina, from R to RO-HD zoning district. The request is to allow the Site to be developed with a single family residential community.

The Petitioner will hold a required **Neighborhood Meeting** to discuss this rezoning proposal with nearby property owners. In accordance with the Marvin Development Ordinance, all adjacent property owners within 1,300 feet of the exterior boundaries of the proposed rezoning are to receive notification of this meeting. You are receiving this notification because your property is within 1,300 feet of the exterior boundaries of the subject property being considered for rezoning.

**Accordingly, we extend an invitation to participate in the upcoming Community Meeting to be held on Wednesday, February 25, 2026, at 6:00 p.m. The location of the meeting is Marvin Village Hall, 10006 Marvin School Road, Marvin, NC, 28173.**

***Please send an email to [CommunityMeeting@mvalaw.com](mailto:CommunityMeeting@mvalaw.com) by February 24<sup>th</sup> to register to attend the Community Meeting and reference petition: Jones-Heritage Marvin. Please note that while registration is not required to attend, we encourage those interested to register in advance as the venue has limited seating.***

Representatives of the Petitioner look forward to discussing this rezoning proposal with you at the Neighborhood Meeting. Thank you.

cc: Hunter Nestor, Marvin Planning & Zoning Director  
Scott Stearns, Jones Homes USA  
Bridget Grant and Lisa Thompson, Moore & Van Allen, PLLC

Site location:

