



Mr. Chris Timberlake
Catawba County Senior Planner
25 Government Drive
Newton, NC 28658

Subject: Application for Catawba County Rezoning

Dear Mr. Timberlake:

Matt Coffey, the owner of Pure Fitness, Inc and Coffey & Johnson, CPA-PLLC are applying to have the 1.510-acre property owned by Petram Properties, LLC and located at 9173 Sherrills Ford Rd, Terrell (PIN# 461709163151) rezoned. The current zoning designation is R-20. The requested zoning is HC or O-1 if HC is not an option. The requested rezoning is intended for the construction of a new fitness center and offices for a CPA firm to meet the needs of the growing population around Sherrills Ford and Terrell

ABOUT US

Pure Fitness 24/7 opened in Terrell in 2008 by local graduates of Bandys High School. We currently have approximately 900 members that live in the adjoining communities. We offer a state-of-the-art facility with top-grade equipment, approximately 26 group fitness classes, top notch athletic trainers and a full-service smoothie bar. We currently have 8 full and part-time employees and another 10 trainers and instructors who work as independent contractors. Pure Fitness has been an integral part of the Sherrills Ford and Terrell Communities and a good neighbor for almost 20 years. We are a place where locals from the community of health and fitness minded people gather, belong and create lifetime friendships. We provide a deeply needed service to our community. We know this community because we were raised in this community! Our roots are deep here, we support the local Catawba County schools and we want to continue creating an atmosphere where people go to belong and stay healthy for the next 50 years!

Coffey & Johnson, CPA-PLLC opened in Terrell in 2008. We provide the Lake Norman area with Individual, Corporate and Partnership tax preparation, planning and consulting. We also provide accounting, payroll and financial planning. We currently have 6 employees and need additional space for growth. We provide accounting services to over 800 clients in the Lake Norman area.

Project Description

The proposed project, to be completed within the next 2 to 3 years, would be to construct a building around 12,000 square feet. This property would have office space of approximately 2,000 square feet for the CPA firm and the remainder of the square footage would be used for the fitness center. Additionally, we would like to develop outdoor green space for outdoor workouts and a running track. The property has approximately 180 feet of frontage on Hwy 150 on Sherrills Ford Rd. The Catawba County Library is across the road, Phoenix Physical Therapy is two lots up (formerly Long Island Marina boat sales).

Sincerely,

Matt Coffey
Owner of Pure Fitness, Inc and Matt Coffey, CPA-PLLC