

Vicinity Map

SOUTH PARK SHOPPING CTR.

MORRISON BLVD.

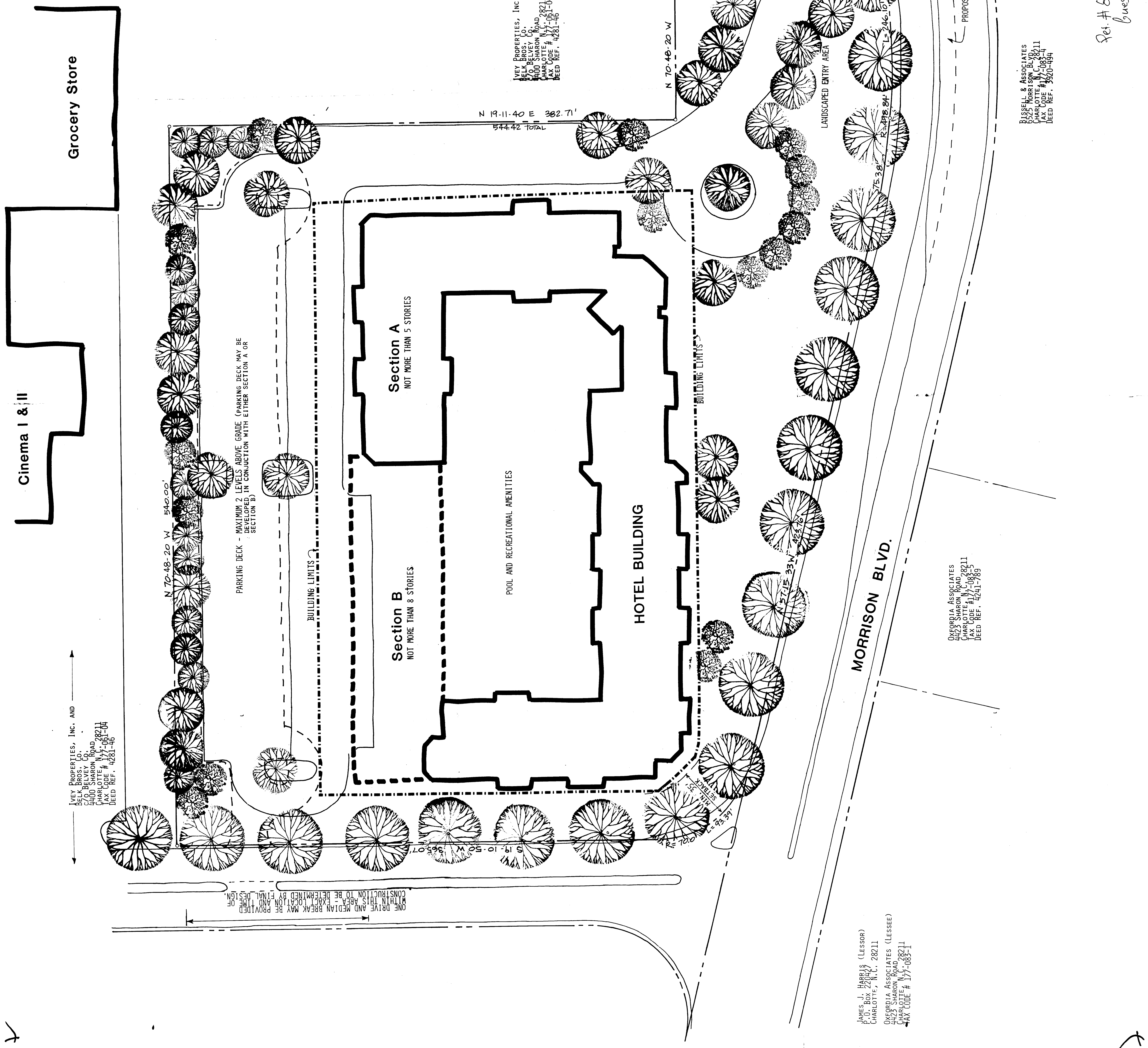
POLICY PLACE

Site

- NOTES:**
- EXISTING TREES ALONG MORRISON BOULEVARD AND ENTRANCE DRIVE TO SOUTH PARK WILL BE SAVED.
 - LANDSCAPE MATERIALS SHOWN ARE ILLUSTRATIVE ONLY AND ARE INTENDED TO INDICATE THE EXTENSIVE LANDSCAPING WHICH WILL BE PROVIDED TO ENHANCE THE VISUAL QUALITY OF THIS PROJECT.
 - CONFIGURATION OF BUILDING FOOTPRINT IS SUBJECT TO MODIFICATION WITHIN THE "BUILDING LIMITS" IDENTIFIED ON THE PLAN.
 - PARKING LAYOUT SHOWN IS APPROXIMATE AND IS SUBJECT TO MINOR MODIFICATION.
 - STORMWATER WILL BE DETAINED IN ACCORDANCE WITH THE REQUIREMENTS OF THE CITY STORMWATER DETENTION ORDINANCE.
 - ANY SERVICE AREAS WILL BE EFFECTIVELY SCREENED.
 - THE PROJECT MAY BE BUILT IN PHASES.
 - PORTIONS OF THE SITE WITHIN THE BUILDING LIMITS LINE WHICH ARE NOT OCCUPIED BY BUILDING IMPROVEMENTS MAY BE UTILIZED FOR PARKING, TENNIS, AND/OR OTHER RECREATIONAL USES.
 - PARKING TABULATION MAY VARY SLIGHTLY DUE TO BUILDING MODIFICATIONS.
 - SITE PLAN PROVIDED BY CLARK, TRIBBLE, HARRIS & LI, ARCHITECTS & ENGINEERS.
 - SURVEY INFORMATION TAKEN FROM A SURVEY BY R. B. PHARR & ASSOC., DATED MARCH 2, 1982.
 - EXACT DESIGN AND DETAILS OF ENTRANCE AT MORRISON BLVD. WILL BE AS REQUIRED BY CITY ENGINEERING DEPARTMENT.
 - MAXIMUM TOTAL NUMBER OF SUITES = 333
 - IF DEVELOPMENT OF LESS THAN THE FULLY AUTHORIZED NUMBER OF UNITS OCCUR, OFF STREET PARKING WILL BE PROVIDED TO COMPENSATE FOR THE ACTUAL NUMBER OF BUILDING UNITS BEING CONSTRUCTED AT ANY ONE TIME. PARKING DECK SHOWN WILL NOT BE BUILT UNTIL REGULATIONS VIA GROUND LEVEL FACILITIES WHICH CANNOT BE SATISFIED.
 - THE AMOUNT OF PARKING SHOWN IS APPROXIMATE AND MAY BE LESS IF NOT ACTUALLY REQUIRED BY SEC. 22-62 OF THE ZONING ORDINANCE.

SITE DATA (FULL DEVELOPMENT)

STATE AREA	6.57 ACRES
CURRENT ZONING	R1-500 (PLAN MODIFICATION)
PARKING REQUIRED:	
A. GUEST ROOMS	333
B. MANAGEMENT	118
C. FUNCTION	118
D. EMPLOYEES	509
TOTAL	1078
PARKING SHOWN	333
A. PARKING LEVELS	100
B. TOTAL	509



CHARLOTTE-MECKLENBURG PLANNING COMMISSION

INTER-OFFICE COMMUNICATION

DATE: April 8, 1989

FROM: Martin B. Ganssler, Jr., Planning Director

TO: Mr. Rob Long, Charlotte-Mecklenburg Building Standards Department

SUBJECT: Revised Site Plan, Guest Quarters Hotel, Morrison Boulevard (Zoning Petition No. 82-38 by Guest Quarters Development)

Attached is a preliminary general site plan for the above-referenced project which I am administratively reviewing and providing for under section 22-35(f) of the Charlotte Zoning Ordinance.

The basic changes involve "filling in" the building setbacks and accompanying minor shifting in the "building limits" outline. Also, the combined driveway and parking along Morrison Boulevard and along the private Southside Blvd access road has been eliminated.

MBCR: JDI/dmb

Attachment:

cc: Mr. Fred E. Bryant, Planner
Providence Center
4425 Sharon Road
Charlotte, North Carolina 28204

Scale: 1" = 30'

Date: 5-6-82

Rev: 4-2-89

REV. 2.0.82

GUEST QUARTERS
Petition No. 82-38

DPR
associates

LANDSCAPE ARCHITECTS
DESIGN - PLANNING - RESEARCH
1000 SOUTH PARK BLVD.
CHARLOTTE, NORTH CAROLINA 28204

Ret. # 82-38
Guest Quarters Development Company - Chris Ho