

GENERAL PROVISIONS

1. All development standards established under the Ordinance shall be deemed to be incorporated into the B-1 (SCD) zoning classification and shall be applied to all development on the site. The building configuration, placement, and use shown on the site plan shall be deemed to be in compliance with the Ordinance. The building configuration, placement, and use shown on the site plan shall be deemed to be in compliance with the Ordinance. The building configuration, placement, and use shown on the site plan shall be deemed to be in compliance with the Ordinance.
2. The total gross floor area within the site which may be devoted to retail uses cannot exceed 250,000 square feet.
3. Retail uses are intended to include any use (including any accessory use) which is primarily for the sale of goods or services to the general public.
4. A 12' wide strip located immediately behind parcel 22 and extending along the eastern boundary of the site shall be reserved for the express purpose of providing a loading area for single entry truck deliveries.

SETBACKS

1. Building setbacks shall be a minimum of 25' off all public streets and a minimum of 25' from all other property lines.
2. Parking is permitted within the setbacks if allowed under the Ordinance, but not within any buffer areas established by the Rezoning Plan.

BUFFER AREAS

1. All development within the site will be subject to the buffer areas established by and depicted on the Rezoning Plan.
2. The buffer area extending around the perimeter of the site area to remain as open space, except to the extent necessary to accommodate pedestrian pathways, access points, parking, and other uses, shall be a minimum of 25' wide. The buffer area shall be landscaped with trees, shrubs, and other plants. The buffer area shall be landscaped with trees, shrubs, and other plants. The buffer area shall be landscaped with trees, shrubs, and other plants.
3. No building, roadway or parking may be placed within any buffer areas.
4. In all buffer areas, except station point areas, where existing trees and natural vegetation have been cleared to accommodate walls, beams, fences, grading, signs, lighting, and other uses, the applicant shall submit a site plan showing the location and species of trees to be replanted. The replanting shall be completed within 90 days of the start of construction. The replanting shall be completed within 90 days of the start of construction.

MAXIMUM BUILDING HEIGHT

1. No structure constructed on this site may exceed one story and its height may not exceed 30 feet. The maximum height shall be measured from the lowest finished grade to the highest point of the structure. The maximum height shall be measured from the lowest finished grade to the highest point of the structure.
2. The maximum height shall be measured from the lowest finished grade to the highest point of the structure. The maximum height shall be measured from the lowest finished grade to the highest point of the structure.

ACCESS POINTS (DRIVEWAYS)

1. The location of all access points shall be shown on the Rezoning Plan. The location of all access points shall be shown on the Rezoning Plan.
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RIGHT-OF-WAY DEDICATION

1. The Petitioner agrees to dedicate to the City and/or State as applicable, the area shown on the Rezoning Plan, as depicted on the Rezoning Plan, as depicted on the Rezoning Plan.
2. The Petitioner agrees to dedicate to the City and/or State as applicable, the area shown on the Rezoning Plan, as depicted on the Rezoning Plan, as depicted on the Rezoning Plan.

LANDSCAPING & SCREENING

1. Landscaping and screening shall conform with the standards and requirements specified in the Ordinance. Landscaping and screening shall conform with the standards and requirements specified in the Ordinance.
2. Landscaping and screening shall conform with the standards and requirements specified in the Ordinance. Landscaping and screening shall conform with the standards and requirements specified in the Ordinance.

ARCHITECTURAL CONTROLS

1. The Petitioner agrees to comply with the standards and requirements specified in the Ordinance. The Petitioner agrees to comply with the standards and requirements specified in the Ordinance.
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STORM WATER MANAGEMENT

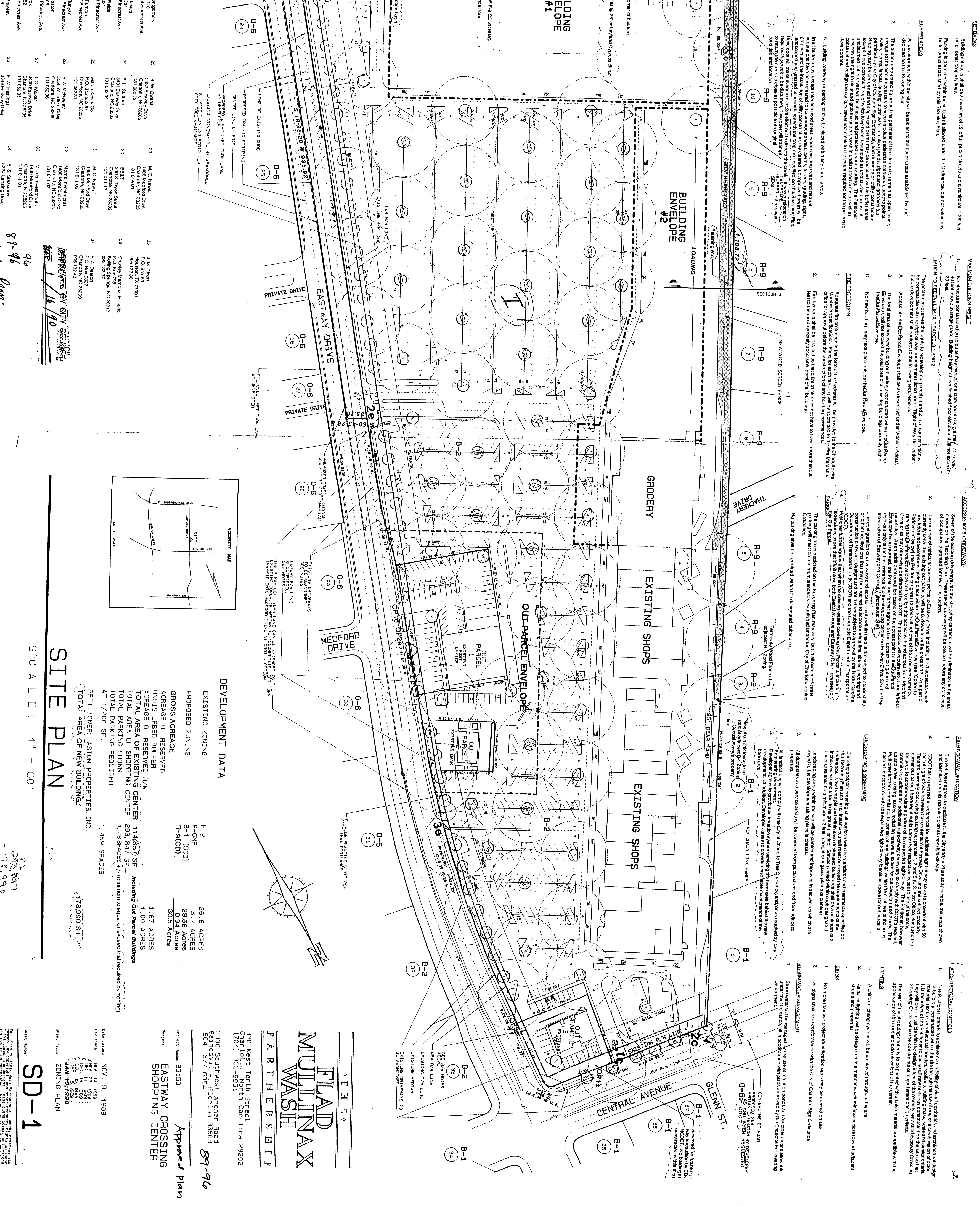
1. Storm water will be managed in accordance with the standards and requirements specified in the Ordinance. Storm water will be managed in accordance with the standards and requirements specified in the Ordinance.
2. Storm water will be managed in accordance with the standards and requirements specified in the Ordinance. Storm water will be managed in accordance with the standards and requirements specified in the Ordinance.

SIGNS

1. No more than two project identification signs may be erected on site.
2. All signs shall be in accordance with the City of Charlotte Sign Ordinance.

APPROVED BY CITY ENGINEER

APPROVED BY CITY ENGINEER
DATE: 1/16/10
89-96
Aston Pump



| NO. | NAME | ADDRESS | PHONE |
|-----|---------------|---------------------|----------|
| 1 | A. R. Finney | 1427 Carolyn Drive | 781-9911 |
| 2 | M. T. Gorman | 1510 Carolina Drive | 781-9911 |
| 3 | A. R. Logan | 1518 Carolyn Drive | 781-9911 |
| 4 | K. S. Shaling | 1521 Carolyn Drive | 781-9911 |
| 5 | C. W. T. Jr. | 1521 Carolyn Drive | 781-9911 |
| 6 | G. R. Simpson | 1521 Carolyn Drive | 781-9911 |
| 7 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 8 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 9 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 10 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 11 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 12 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 13 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 14 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
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| 19 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 20 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 21 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
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| 38 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 39 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |
| 40 | J. E. Rusk | 1521 Carolyn Drive | 781-9911 |

DEVELOPMENT DATA

| EXISTING ZONING | PROPOSED ZONING | GROSS ACREAGE | AGE OF RESERVED ACREAGE OF RESERVED R/W | TOTAL AREA OF EXISTING CENTER | TOTAL AREA OF SHOPPING CENTER | TOTAL PARKING SHOWN | TOTAL PARKING REQUIRED |
|-----------------|-----------------|---------------|---|-------------------------------|-------------------------------|---------------------|------------------------|
| B-2 | B-2 | 26.9 ACRES | 1.87 ACRES | 114,857 SF | 293,847 SF | 1,000 SPACES | 1,469 SPACES |
| R-6C | R-6C | 29.56 ACRES | 1.00 ACRES | 293,847 SF | 293,847 SF | 1,000 SPACES | 1,469 SPACES |
| R-9 | R-9 | 30.5 ACRES | 1.00 ACRES | 293,847 SF | 293,847 SF | 1,000 SPACES | 1,469 SPACES |



PARTNERSHIP
330 West Tenth Street
Charlotte, North Carolina 28202
(704) 333-9951

FLAD MULTIMAX WASH

APPROVED PLAN
Project: 89130
Eastway Crossing Shopping Center
Date Issued: NOV. 9, 1989
Revisions: 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.

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