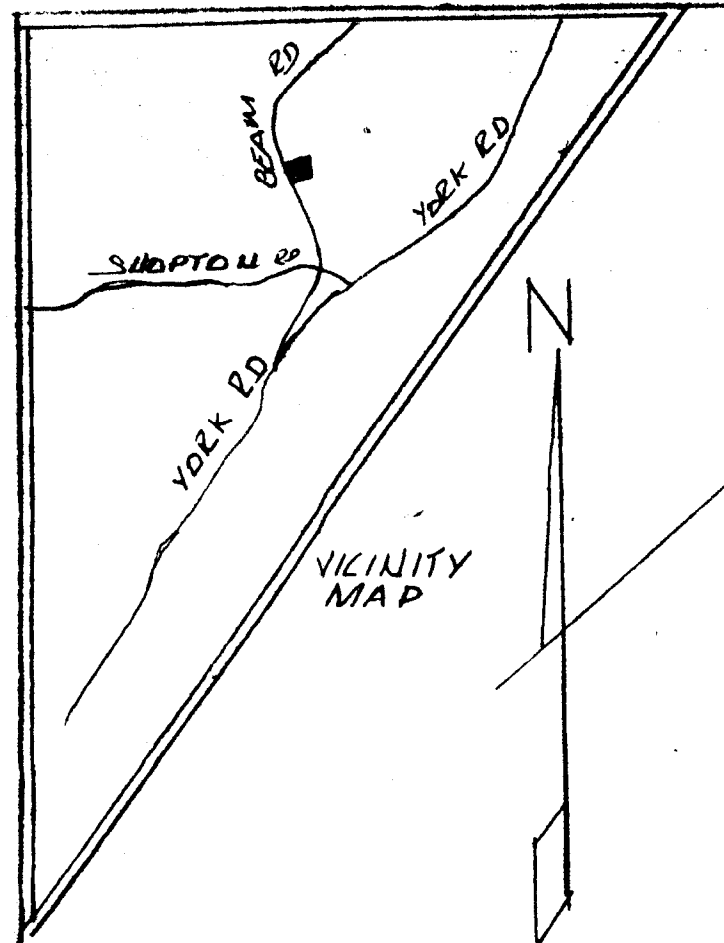
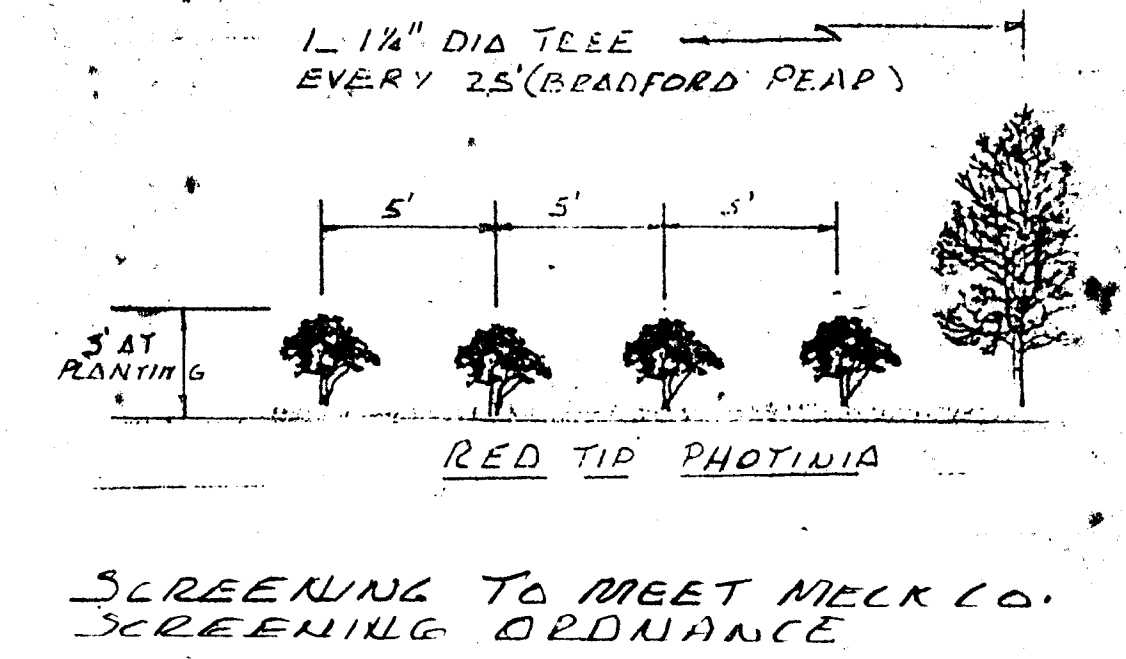


1" = 30'



- ADJACENT PROPERTY OWNERS -**
- ① ALMA S. COUDES - PH. 14322101
5424 SHARON VIEW RD
CHARLOTTE, N.C. 28226
 - ② DUKE POWELL CO - PH. 14141411
430 S. CHURCH ST.
CHARLOTTE, N.C. 28202
 - ③ BURCHMONT LAND ASSOC.
110 HARVEY B. HUNTER P.N. 1407110
2200 SHOPTON ROAD
CHARLOTTE, N.C. 28217
 - ④ COFFEE CREEK II ASSOC. PH. 14321104
3900 BEAM ROAD
CHARLOTTE, N.C. 28217

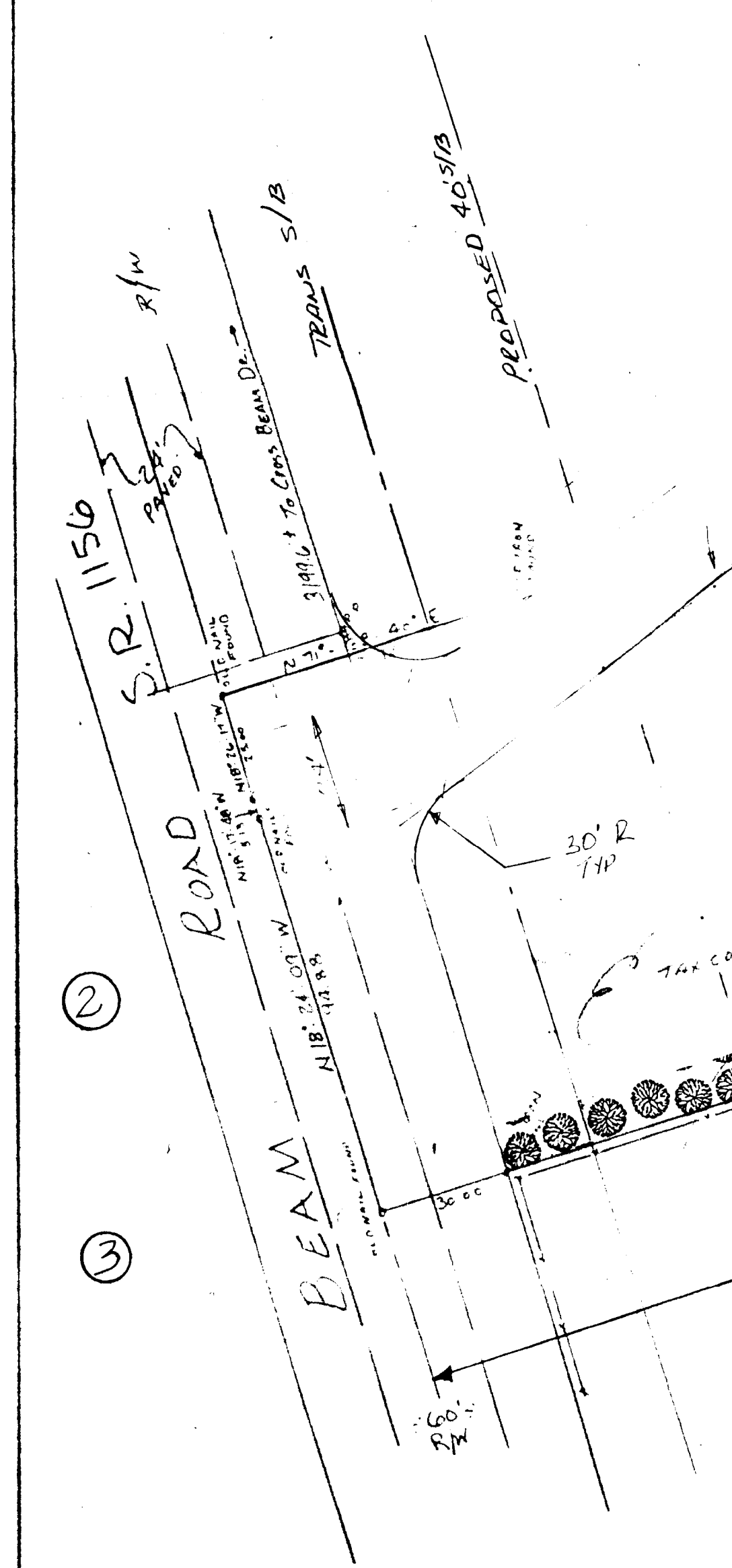
PARKING SUMMARY
 1. 15 SPACES FOR EACH BAY
 2. 15 SPACES FOR EACH EMPLOYEE
 3. 6 BAYS, 5 EMPLOYEES
 4. 26 SPACES REQUIRED
 5. 26 SPACES SHOWN



BEGINNING at an old nail found in the center line of Beam Road (S.R. # 1156), common corner with Coffee Creek II Associates (Book 5237, Page 780) and runs thence with four of its lines: (1) N. 71-38-40 E. 73.34' to an old iron found; (2) N. 52-44-05 E. 377.19' to an old iron found; (3) N. 88-28-08 E. 491.35' to an old iron found; and (4) S. 1-48-10 E. 286.73' to an old iron found, common corner with Goude's (Book 4634, Page 122); thence with two lines of Goude's: (1) S. 88-34-57 W. 518.32' to an old iron found; and (2) S. 71-35-27 W., passing an old iron found at 298.54', a total of 328.54' to an old nail found in the center line of Beam Road; thence with said center line three calls: (1) N. 18-24-09 W. 94.88' to an old nail found; (2) N. 18-17-48 W. 5.13' to a point; and (3) N. 18-26-17 W. 25.00' to the place of Beginning, according to survey by R. Dennis Smith, N.C.R.L.S., dated March 25, 1990.

Grantor and Grantee is one and the same person and is the widow of Arthur W. Gardner who died testate on February 10, 1981. This deed is made for the purpose of combining into one tract the four tracts conveyed in Book 1405, Page 446; Book 1410, Page 88; Book 4604, Page 248; and Book 4634, Page 124.

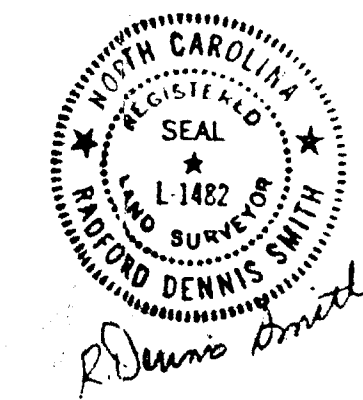
- REQUIRED S/B**
- 1. WEST FRONT YARD S/B - 40'
 - 3. SOUTH SIDE YARD S/B - 20'
 - 4. NORTH SIDE YARD S/B - 10'
 - 5. EAST REAR YARD S/B - 20'



50' RIGHT-OF-WAY FROM CENTERLINE OF BEAM ROAD WILL BE DEDICATED BY OWNER - PETITIONER PRIOR TO ISSUANCE OF BUILDING PERMIT

TAX CODE 143-211-02 (A15A2)
 ZONED R-15 LAND USE 11
 TAX CODE 143-221-11 (O.379A2)
 ZONED INST. LAND USE 04
 TOTAL AREA 4.53 AC.

PROPERTY OF
MAMIE T. GARDNER
 BERRYHILL TOWNSHIP, MECKLENBURG COUNTY, N.C.
 SCALE: 1" = 30' DATE: MARCH 24, 1990
 SURVEYOR: R. DENNIS SMITH L. 1482
 115 MCGOWAN ST.
 CHARLOTTE, N.C. 28216
 704/394-3178



- NOTES:**
- 1. CITY WATER IS NEARBY. SEPTIC SYSTEM WILL BE USED.
 - 2. EXISTING ZONING IS R-15. REQUESTED ZONING B2-CD.
 - 3. BUILDINGS:

- ① RESIDENTIAL - 1360 SQ FT
- ② RESIDENTIAL - 674 SQ FT
- ③ EXISTING BODY SHOP 1061 SQ FT
- ④ STORAGE - 1280 SQ FT
- ⑤ STORAGE - 676 SQ FT
- ⑥ STORAGE - 1440 SQ FT

REVISED: 8-17-90 TOTAL SQ FT 6519
 FOR PUBLIC HEARING

REZONING PERMIT FOR:	
MAMIE T. GARDNER	
FOR EXPANSION & RE-LOCATION OF AN EXISTING AUTO BODY SHOP	DATE: 11-19-90
3900 BEAM ROAD	
B-179D	APPROVED BY: [Signature]
DWG NO.	1

APPROVED BY COUNTY COMMISSIONER
 DATE 19 Nov 1990

90-34(c)