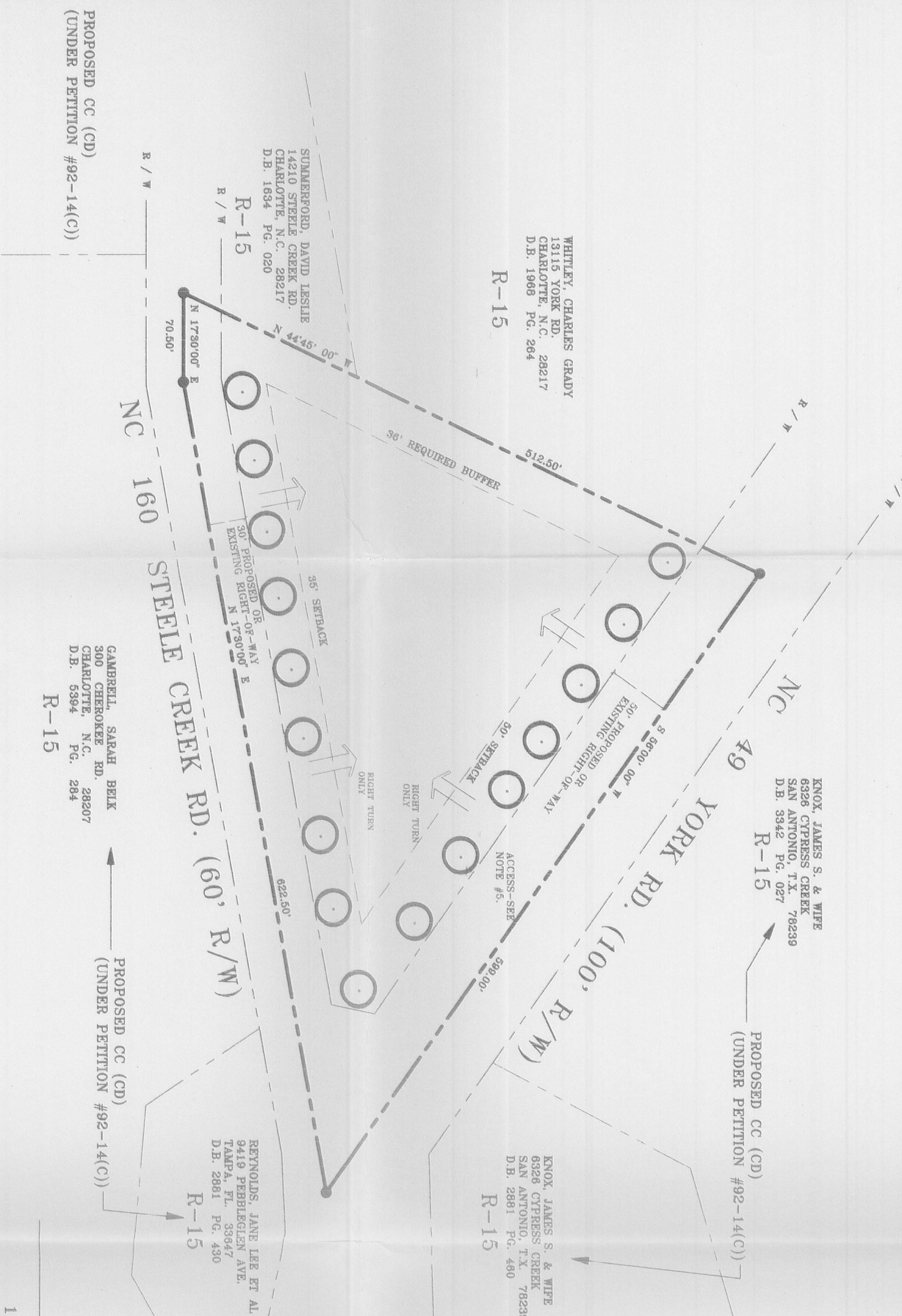


DEVELOPMENT DATA

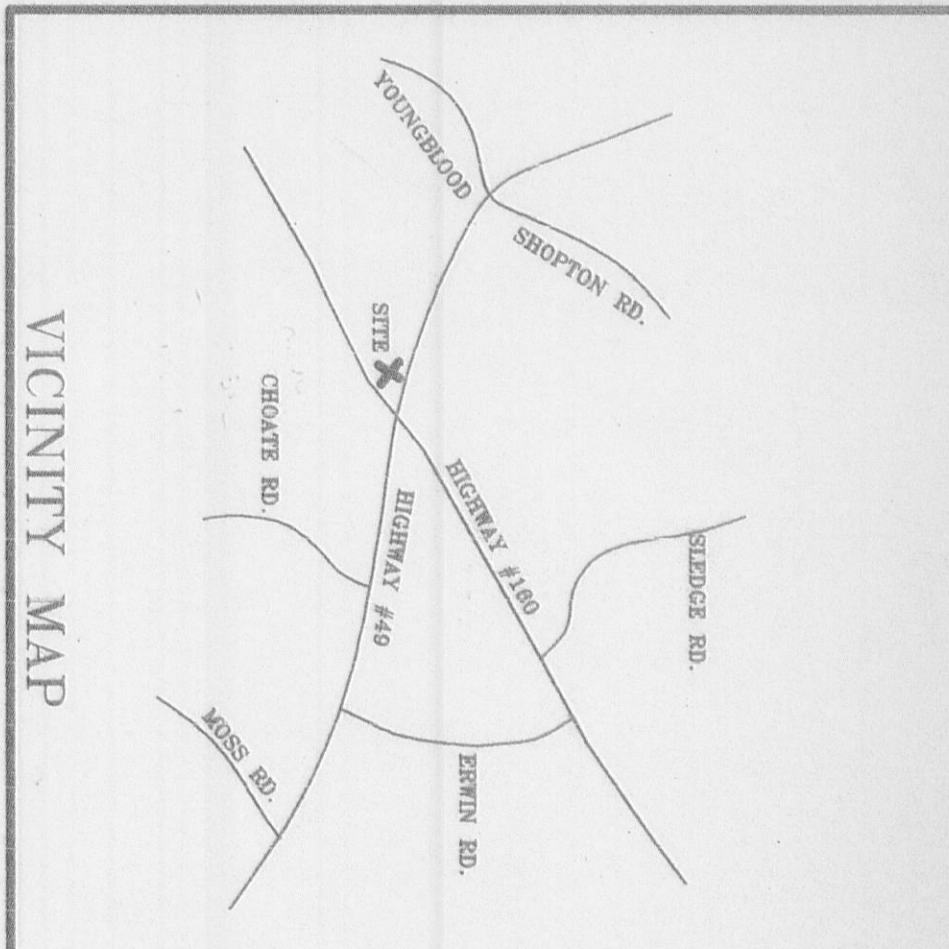
SITE AREA

EXISTING ZONING 3.58 Ac. (Inc. R/W)
 PROPOSED ZONING 2.46 Ac. (Excl. R/W)
 MAXIMUM BLDG. AREA 50,000 S.F.
 R-15
 B2-CD



DEVELOPMENT DATA

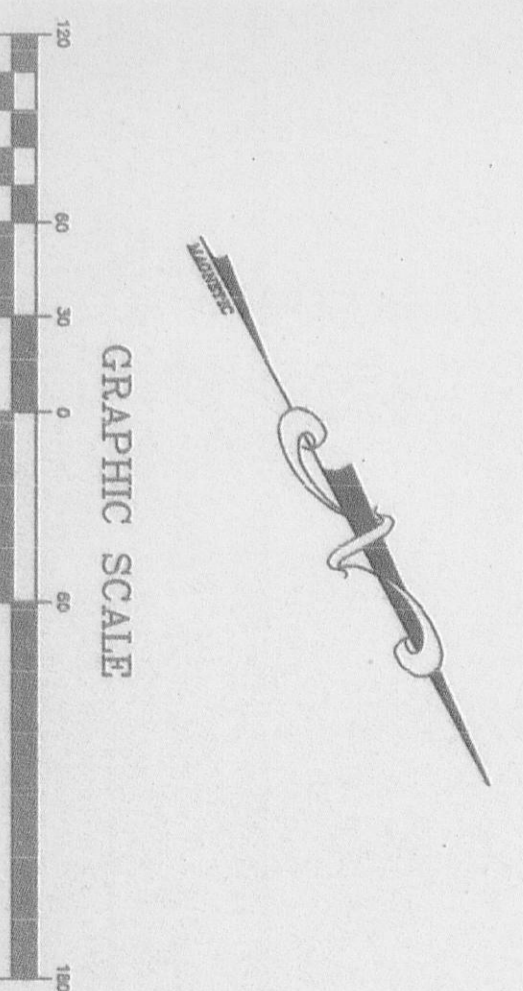
1. SITE BOUNDARY INFORMATION FROM NORTH CAROLINA GENERAL WARRANTY DEED, DATED DECEMBER 9, 1963.
2. PROPERTY USE WILL BE RESTRICTED TO THOSE USES ALLOWED IN THE B₂ ZONING DISTRICT EXCEPT THAT HOTEL/MOTEL USE WILL BE ALLOWED, AND DRIVE THROUGH SERVICE MAY BE PERMITTED.
3. SEE SEPARATE SHEETS OF NOTES FOR CONDITIONS OF THE FOLLOWING ITEMS: STREETScape, SETBACKS, LANDSCAPE DESIGN, SIDEWALKS, LIGHTING, SIGNS, PARKING AREAS, ARCHITECTURAL CONTROLS, AND STORMWATER MANAGEMENT.
4. BUFFERS, SCREENING, PARKING AND SIGNAGE WILL MEET APPLICABLE ZONING ORDINANCE REQUIREMENTS.
5. DRIVEWAY CONNECTIONS TO YORK ROAD AND STEELE CREEK ROAD WILL BE COORDINATED WITH NCDOT. A MAXIMUM OF 2 DRIVEWAYS ONTO YORK ROAD AND 2 DRIVEWAYS ONTO STEELE CREEK ROAD WILL BE ALLOWED. LOCATIONS ARE SUBJECT TO CHANGE BASED ON FINAL DESIGN OF YORK ROAD REALIGNMENT. THE TWO DRIVEWAYS CLOSEST TO THE EXISTING INTERSECTION WILL BE RIGHT TURN ONLY, AS NOTED ON PLAN.



VICINITY MAP
NOT TO SCALE

FOR PUBLIC HEARING

ATTACHED TO ADMINISTRATIVE APPROVAL
 DATED: 7/14/97
 BY: MARTIN R. CRAWFORD, JR.



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BURTON ENGINEERING ASSOCIATES
 CIVIL ENGINEERS
 LAND PLANNERS

2115 Rexford Rd. • Suite 540 • Charlotte, NC 28211
 (704) 365-8883 • Fax (704) 365-4508

Project: **PROPOSED REZONING PLAN - PETITION NO. 91-46(C)**
 MECKLENBURG COUNTY, NORTH CAROLINA
 Sheet Title: **PROPOSED REZONING PLAN MODIFIED FROM PLAN PROVIDED BY DPR ASSOCIATES, Inc. FOR CLYDE & MARY LETA ARMSTRONG**

Engineer	CTB
Drawn By	DAW
Date	6-25-97
Revisions	
Project Number	99-001
Sheet	C1
of	1

TO: Robert Brandon
 Zoning Administrator

DATE: July 14, 1997

FROM: *Martin R. Crawford, Jr.*
 Planning Director

SUBJECT: Administrative Approval for Petition No. 91-46(C) by Clyde A. Armstrong Tax Parcel # 219-123-03

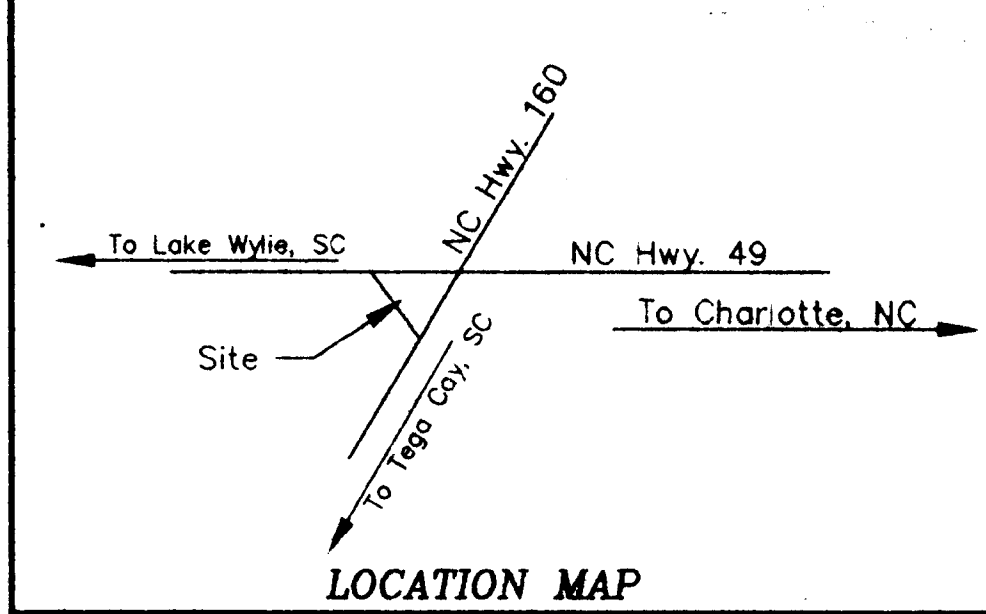
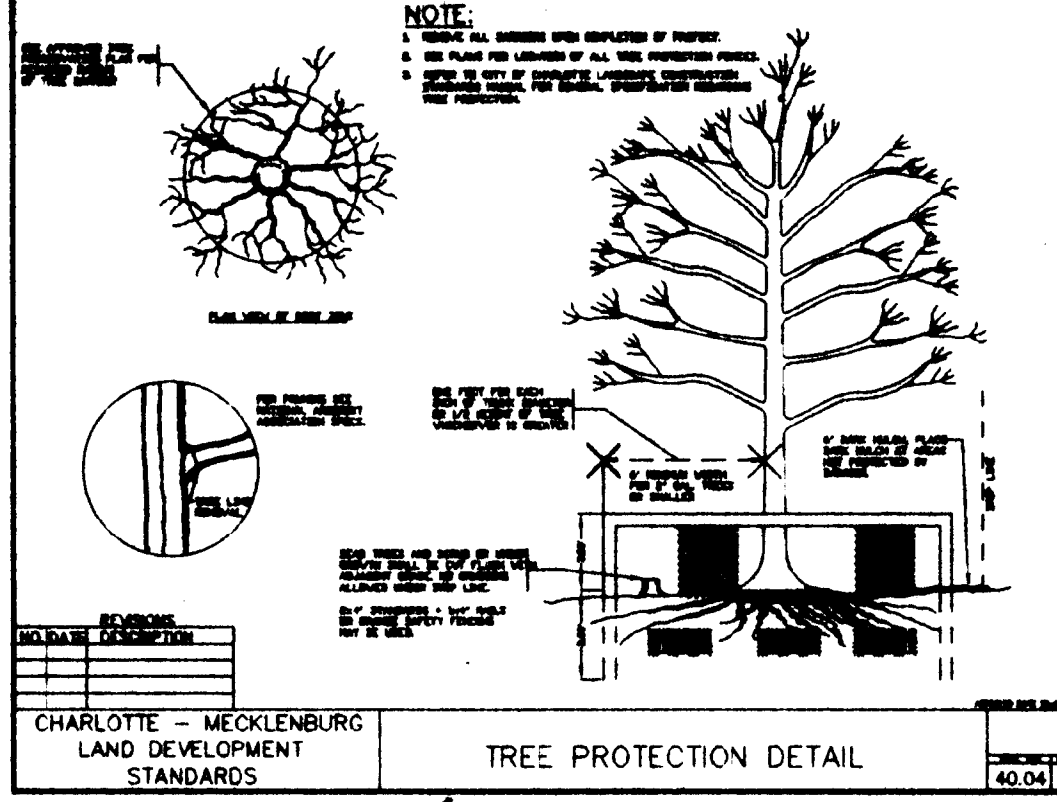
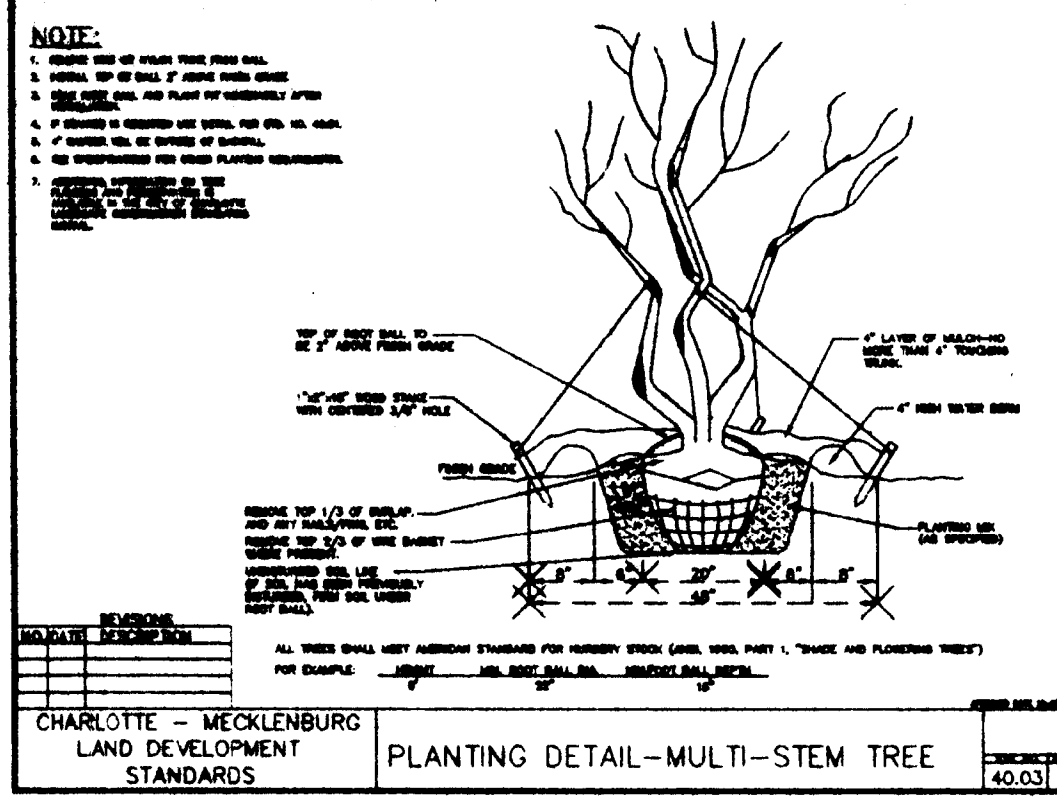
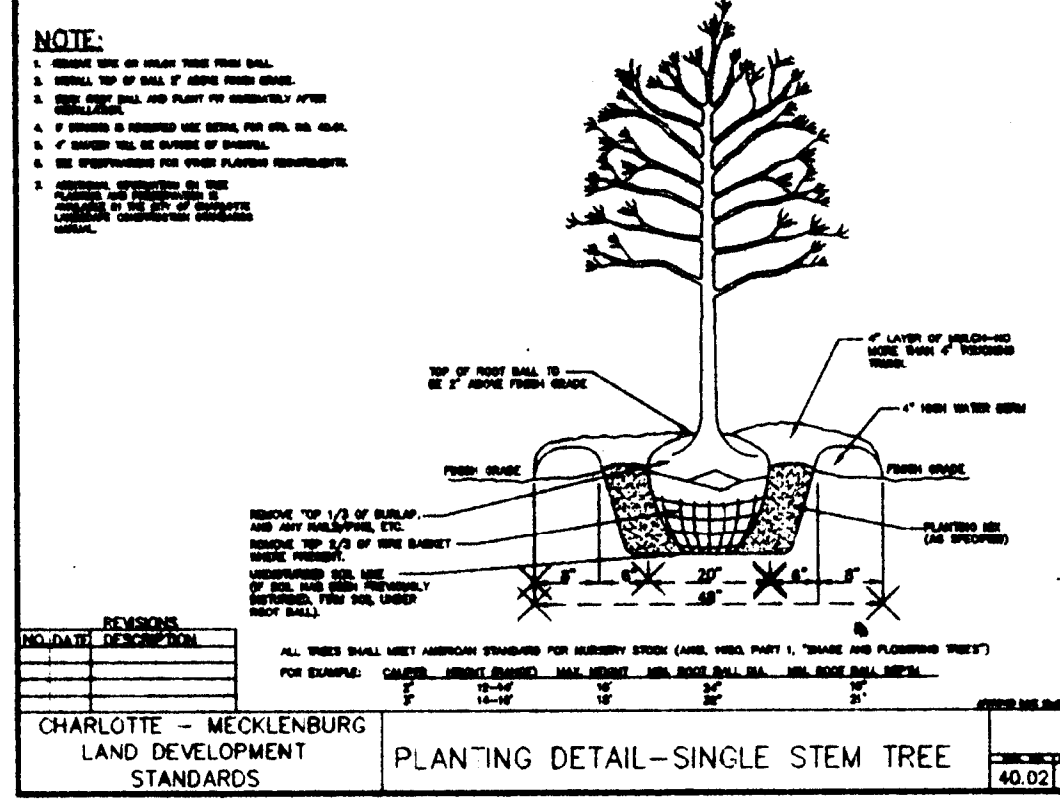
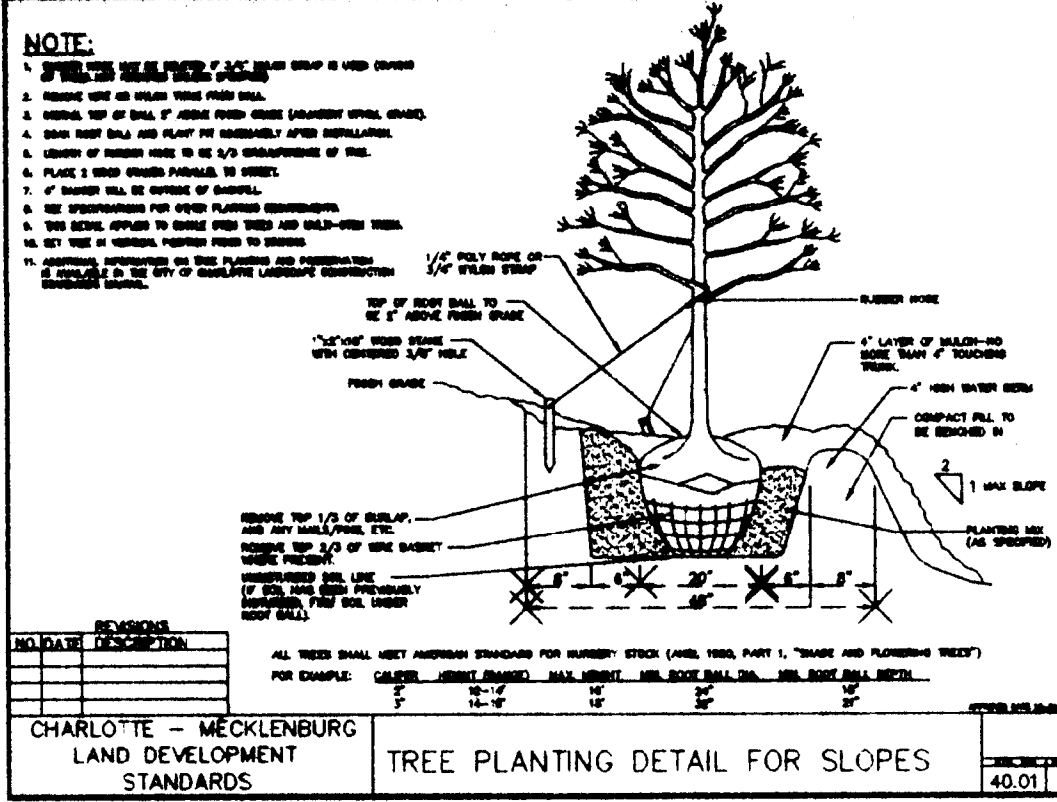
Attached is a revised conditional plan for the above mentioned rezoning petition. The plan has been revised to reduce the amount of required right-of-way along N.C. 160 Steel Creek Road from the currently indicated 50 feet from the center line to 30 feet from the center line. This reduction in the proposed right-of-way has been made possible by the relocation of N.C. 160 to the East of this site making this portion of N.C. 160 no longer a portion of the thorough fare system. Since this portion of N.C. 160 is no longer a major thorough fare requiring 50 feet of right-of-way from the center line, we are reducing the required right-of-way to 30 feet from the center line. The required 35 foot setback will be measured from the proposed 30 feet from the center line of N.C. 160. All other conditions of the approved conditional plan remain unchanged.

PLANTING CALCULATION

TOTAL SITE	2.41± ACRES
IMPERVIOUS AREA	.69± ACRES
LANDSCAPE AREA REQUIRED	10% OF SITE
LANDSCAPE AREA PROVIDED	71%
INTERNAL TREES REQUIRED	1/10,000 SF/IMPERVIOUS AREA
INTERNAL TREES PROVIDED	1/60' OF PARKING SPACES
INTERNAL TREES PROVIDED	7 TREES PROVIDED

TREE ORDINANCE REQUIREMENT

REQUIRED	PROVIDED
NC HWY. 49 - 456.94 LF/30 LF	15 TREES
NC HWY. 160 - 562.02 LF/40 LF	14 TREES
	15 UNDERSTORY TREES
	14 LARGE MATURING TREES



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JMA

501 N. Park St.
P.O. Box 891
Riverside, North Carolina 28134
(704) 886-8200

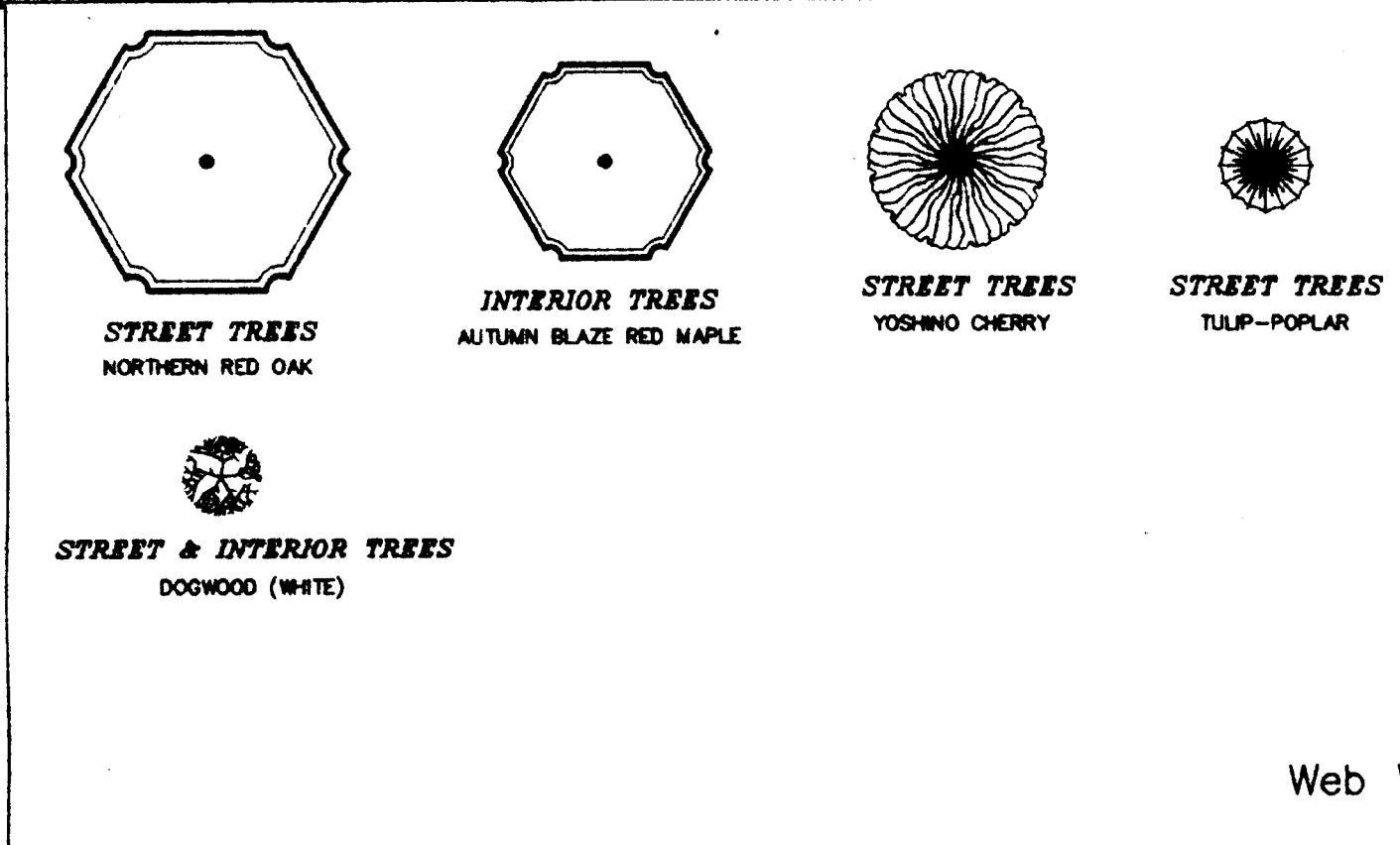
James McGovern & Associates
Consulting Engineers

PLANT LIST

QTY	BOTANICAL NAME	COMMON NAME	CALIPER	SIZE	COMP.	REMARKS
24	ACER RUBRUM 'AUTUMN BLAZE'	AUTUMN BLAZE RED MAPLE	2 1/2" - 3" CAL.	5 FT / 10 FT	BAR	STRAIGHT TRUNK, FULL CANOPY
18	CONIUS FLORIDA	DOODOOD, FLOWERING LINDEN	1 1/2" - 2" CAL.	5 FT / 10 FT	BAR	STRAIGHT TRUNK, FULL CANOPY
14	YOSHINO CHERRY	YOSHINO CHERRY	1 1/2" - 2" CAL.	5 FT / 10 FT	BAR	STRAIGHT TRUNK, FULL CANOPY
14	QUERCUS RUBRA	NORTHERN RED OAK	2 1/2" - 3" CAL.	5 FT / 10 FT	BAR	STRAIGHT TRUNK, FULL CANOPY
62	CONIUS FLORIDA	DOODOOD, FLOWERING LINDEN	1 1/2" - 2" CAL.	5 FT / 10 FT	BAR	STRAIGHT TRUNK, FULL CANOPY
28	Liquidambar styraciflua	Sweetgum	1 1/2" - 2" CAL.	5 FT / 10 FT	BAR	STRAIGHT TRUNK, FULL CANOPY
QTY <th>BOTANICAL NAME</th> <th>COMMON NAME</th> <th>CALIPER</th> <th>SIZE</th> <th>COMP.</th> <th>REMARKS</th>	BOTANICAL NAME	COMMON NAME	CALIPER	SIZE	COMP.	REMARKS
2884	LIQUIDAMBAR STYRACIFLUA	JAPANESE PRIVET	3" - 4" CAL.	2' - 3' ON CENTER	CONT.	

SEEDING MIXTURE

SPECIES	RATE(lb/acre)
TALL FESCUE BLEND (EQUAL PARTS OF TWO OR PREFERRED) THREE TURF-TYPE TALL FESCUES)	200-250
SEEDING DATES:	BEST POSSIBLE
BELOW 2500 ft. Aug. 15 - Sept. 1	July 25 - Sept. 15
2500 - 3000 ft. Apr. 1 - Apr. 15	Mar. 1 - May 10
ABOVE 2500 ft. July 25 - Aug. 15	July 15 - Aug. 30
	Mar. 5 - May 15



SEEDING MIXTURE

SPECIES	RATE(lb/acre)
GERMAN MILLET	40

IN THE PIEDMONT AND MOUNTAINS, A SMALL-STEMMED SUDANGRASS MAY BE SUBSTITUTED AT A RATE OF 50 LB/ACRE.

SEEDING DATES: BEST POSSIBLE

MOUNTAINS-MAY 15 - AUG. 15
PIEDMONT-MAY 1 - AUG. 15
CONVAL PLAN-APR. 15 - AUG. 15

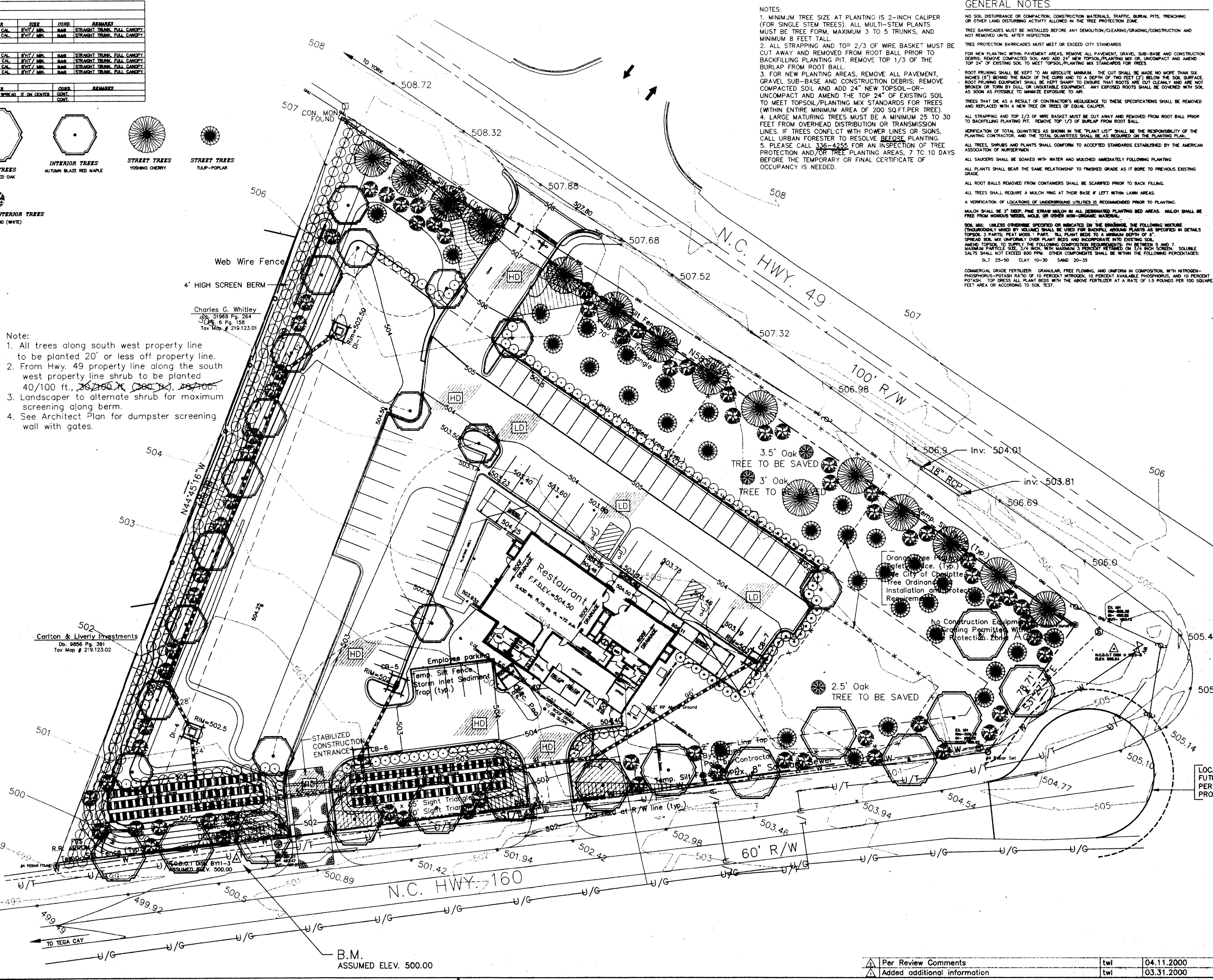
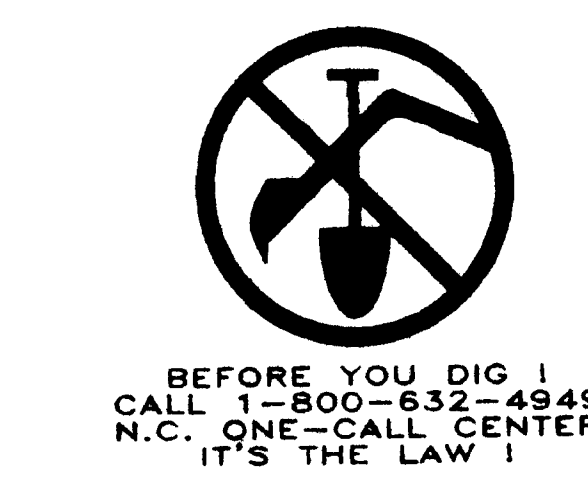
Soil amendments:
FOLLOW RECOMMENDATIONS OF SOIL TESTS OR APPLY 2,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 750 LB/ACRE 10-10-10 FERTILIZER.

Mulch:
APPLY 4,000 LB/ACRE STRAW, JUNKHORN STRAW BY TACKLING WITH AGRICULTURAL METTING, OR A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

Maintenance:
REFERENCING IF GROWTH IS NOT FULLY ADEQUATE, RESEED, REFERENCING AND MULCH IMMEDIATELY FOLLOWING EROSION OR OTHER DAMAGE.

- Note:
- All trees along south west property line to be planted 20' or less off property line.
 - From Hwy. 49 property line along the south west property line shrub to be planted 40/100 ft., 26/160 ft., 780 ft., 48/100 ft.
 - Landscape to alternate shrub for maximum screening along berm.
 - See Architect Plan for dumpster screening wall with gates.

Charles G. Whitley
504 E. 6th St.
Tox Map # 219123.01



- NOTES:**
- MINIMUM TREE SIZE AT PLANTING IS 2-INCH CALIPER (FOR SINGLE STEM TREES). ALL MULTI-STEM PLANTS MUST BE TREE FORM, MAXIMUM 3 TO 5 TRUNKS, AND MINIMUM 8 FEET TALL.
 - ALL STRAPPING AND TOP 2/3 OF WIRE BASKET MUST BE CUT AWAY AND REMOVED FROM ROOT BALL PRIOR TO BACKFILLING PLANTING PIT. REMOVE TOP 1/3 OF THE BURLAP FROM ROOT BALL.
 - FOR NEW PLANTING AREAS, REMOVE ALL PAVEMENT, GRAVEL SUB-BASE AND CONSTRUCTION DEBRIS; REMOVE COMPACTED SOIL AND ADD 24" NEW TOPSOIL/PLANTING MIX OR UNCOMPACTED AND AMEND THE TOP 24" OF EXISTING SOIL TO MEET TOPSOIL/PLANTING MIX STANDARDS FOR TREES (WITHIN ENTIRE MINIMUM AREA OF 200 SQ FT PER TREE).
 - LARGE MATURING TREES MUST BE A MINIMUM 25 TO 30 FEET FROM OVERHEAD DISTRIBUTION OR TRANSMISSION LINES. IF TREES CONFLICT WITH POWER LINES OR SIGNS, CALL URBAN FORESTER TO RESOLVE BEFORE PLANTING.
 - PLEASE CALL 336-4255 FOR AN INSPECTION OF TREE PROTECTION AND/OR TREE PLANTING AREAS, 7 TO 10 DAYS BEFORE THE TEMPORARY OR FINAL CERTIFICATE OF OCCUPANCY IS NEEDED.

- GENERAL NOTES:**
- NO SOIL DISTURBANCE OR COMPACTION, CONSTRUCTION MATERIALS, TRAFFIC, BURIAL PITS, TRECHING OR OTHER LAND DISTURBING ACTIVITY ALLOWED IN THE TREE PROTECTION ZONE.
 - TREE BARRICADES MUST BE INSTALLED BEFORE ANY DEMOLITION/CLEARING/GRADING/CONSTRUCTION AND NOT REMOVED UNTIL AFTER INSPECTION.
 - TREE PROTECTION BARRICADES MUST MEET OR EXCEED CITY STANDARDS.
 - FOR NEW PLANTING WITHIN PAVEMENT AREAS, REMOVE ALL PAVEMENT, GRAVEL SUB-BASE AND CONSTRUCTION DEBRIS; REMOVE COMPACTED SOIL AND ADD 24" NEW TOPSOIL/PLANTING MIX OR UNCOMPACTED AND AMEND TOP 24" OF EXISTING SOIL TO MEET TOPSOIL/PLANTING MIX STANDARDS FOR TREES.
 - ROOT PRUNING SHALL BE KEPT TO AN ABSOLUTE MINIMUM. THE CUT SHALL BE MADE NO MORE THAN SIX INCHES (6") BEHIND THE BACK OF THE CURB AND TO A DEPTH OF TWO FEET (2') BELOW THE SOIL SURFACE. ROOT PRUNING EQUIPMENT SHALL BE KEPT SHARP TO ENSURE THAT ROOTS ARE CUT CLEANLY AND ARE NOT BROKEN OR TORN BY DULL OR UNDESIRABLE EQUIPMENT. ANY EXPOSED ROOTS SHALL BE COVERED WITH SOIL AS SOON AS POSSIBLE TO MINIMIZE EXPOSURE TO AIR.
 - TREES THAT DIE AS A RESULT OF CONTRACTOR'S NEGLIGENCE TO THESE SPECIFICATIONS SHALL BE REMOVED AND REPLACED WITH A NEW TREE OR TREES OF EQUAL CALIPER.
 - ALL STRAPPING AND TOP 2/3 OF WIRE BASKET MUST BE CUT AWAY AND REMOVED FROM ROOT BALL PRIOR TO BACKFILLING PLANTING PIT. REMOVE TOP 1/3 OF BURLAP FROM ROOT BALL.
 - VERIFICATION OF TOTAL QUANTITIES AS SHOWN IN THE 'PLANT LIST' SHALL BE THE RESPONSIBILITY OF THE PLANTING CONTRACTOR AND THE TOTAL QUANTITIES SHALL BE AS REQUIRED ON THE PLANTING PLAN.
 - ALL TREES, SHRUBS AND PLANTS SHALL CONFORM TO ACCEPTED STANDARDS ESTABLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN.
 - ALL SAUKERS SHALL BE SOAKED WITH WATER AND MULCHED IMMEDIATELY FOLLOWING PLANTING.
 - ALL PLANTS SHALL BEAR THE SAME RELATIONSHIP TO FINISHED GRADE AS IT BORE TO PREVIOUS EXISTING GRADE.
 - ALL ROOT BALLS REMOVED FROM CONTAINERS SHALL BE SCAMPED PRIOR TO BACK FILLING.
 - ALL TREES SHALL REQUIRE A MULCH RING AT THEIR BASE IF LEFT WITHIN LAWN AREAS.
 - A VERIFICATION OF LOCATIONS OF UNDERGROUND UTILITIES IS RECOMMENDED PRIOR TO PLANTING.
 - MULCH SHALL BE 3" DEEP OVER THE ENTIRE PLANTING BED AREAS. MULCH SHALL BE FREE FROM HONDUUS TREES, MOLLS, OR OTHER NON-ORGANIC MATERIAL.
 - SOIL MIX: UNLESS OTHERWISE SPECIFIED OR INDICATED ON THE DRAWINGS, THE FOLLOWING MIXTURE (THROUGHOUT) SHALL BE USED FOR BACKFILL AND/OR PLANTING BED AREAS. SPECIFIED IN DETAILS TOPSOIL: 3 PARTS; FEAT MOSS: 1 PART. ALL PLANT BEDS TO A MINIMUM DEPTH OF 6" SPREAD SOIL MIX UNIFORMLY OVER PLANT BEDS AND INCORPORATE WITH EXISTING SOIL. AMEND TOPSOIL TO MEET THE FOLLOWING COMPOSITION REQUIREMENTS: PERCENTAGES 5 AND 7 MAXIMUM PARTICLE SIZE 3/4" INCH, WITH MAXIMUM 5 PERCENT RETAINED ON 1/2" RICH SCREEN. SOLUBLE SALTS SHALL NOT EXCEED 600 PPM. OTHER COMPONENTS SHALL BE WITHIN THE FOLLOWING PERCENTAGES: Silt 25-50 CLAY 10-30 SAND 20-35
 - COMMERCIAL GRADE FERTILIZER: GRANULAR, FREE FLOWING, AND UNIFORM IN COMPOSITION, WITH NITROGEN-PHOSPHORUS-POTASH RATIO OF 10 PERCENT NITROGEN, 10 PERCENT AVAILABLE PHOSPHORUS, AND 10 PERCENT POTASH. TOP DRESS ALL PLANT BEDS WITH THE ABOVE FERTILIZER AT A RATE OF 1.5 POUNDS PER 100 SQUARE FEET AREA OR ACCORDING TO SOIL TEST.

Project: **Restaurant Hwy 49 & 160 Charlotte, North Carolina**

Sheet Title: **Landscape Plan**

Graphic Scale: 0 10 20 40

Scale: 1" = 20'

Engineer: **J.J. McGovern**

Senior Designer: **Ted W. Lawrence**

Date: **01-27-00**

Revisions:

No. 1	Date 03.31.2000
No. 2	Date 04.11.2000
No.	Date
No.	Date
No.	Date
No.	Date

LOCAL FUTURE PROJECT

Project Number: **348/017**

Sheet No. **L-1** of **1**

Graphic Scale: 0 10 20 40

Scale: 1" = 20'

Engineer: **J.J. McGovern**

Senior Designer: **Ted W. Lawrence**

Date: **01-27-00**

Revisions:

No. 1	Date 03.31.2000
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LOCAL FUTURE PROJECT

Project Number: **348/017**

Sheet No. **L-1** of **1**

D:\SS0900\348017\Draw\lanshp.dwg Tue Apr 18 12:33:05 2000 T.M.L.

Per Review Comments	twl	04.11.2000
Added additional information	twl	03.31.2000

PLANTING CALCULATION

TOTAL SITE	2.41± ACRES
IMPERVIOUS AREA	.69± ACRES
LANDSCAPE AREA REQUIRED	10% OF SITE
LANDSCAPE AREA PROVIDED	71%
INTERNAL TREES REQUIRED	1/10,000 SF/IMPERVIOUS AREA
INTERNAL TREES PROVIDED	1/60' OF PARKING SPACES
INTERNAL TREES PROVIDED	7 TREES PROVIDED

TREE ORDINANCE REQUIREMENT

	REQUIRED	EXISTING	PROVIDED
NC HWY. 49 RD. FRONTAGE-456.94 LF/30 LF	16 TREES	2 TREES	14 UNDERSTORY TREES
NC HWY.160 ROAD FRONTAGE-562.02 LF/40 LF	15 TREES	15 LARGE MATURING TREES	

PLANT LIST

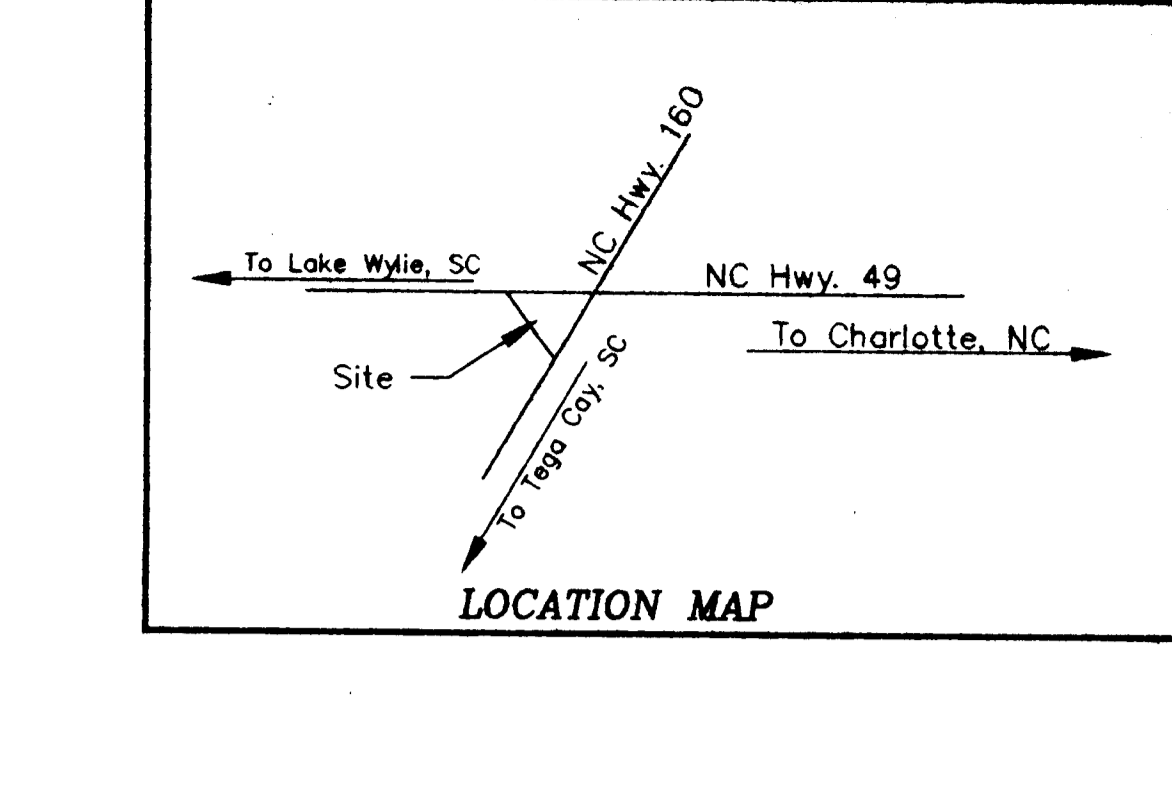
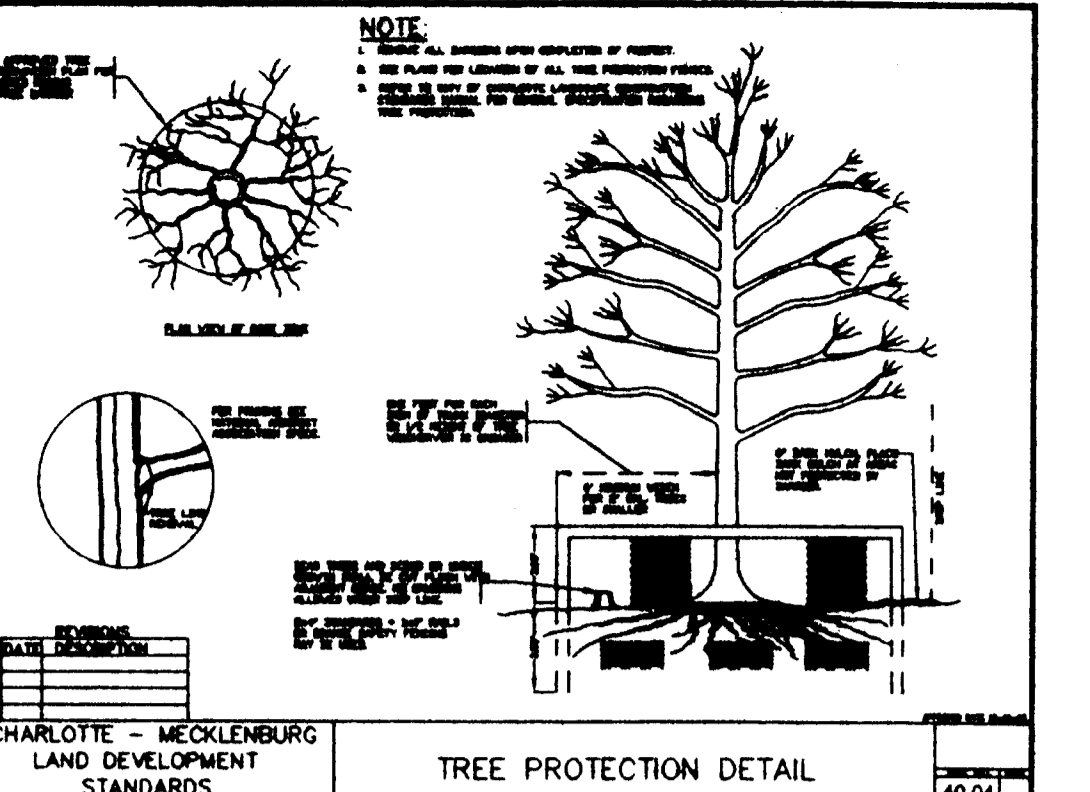
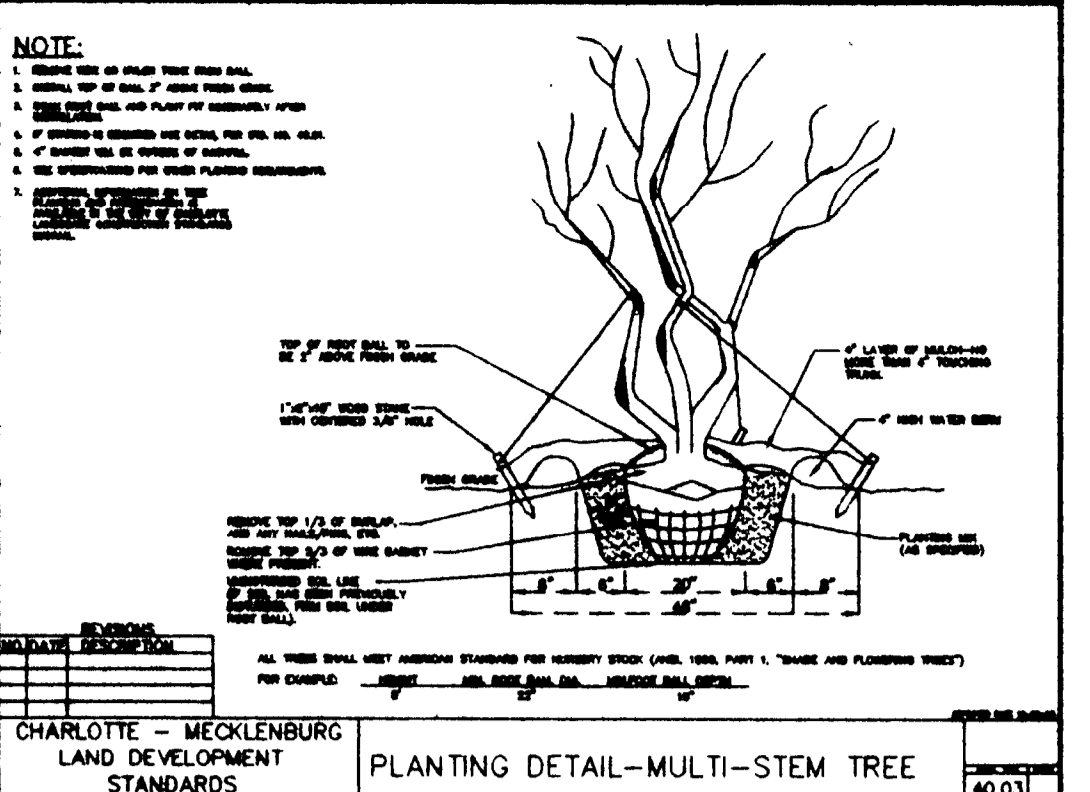
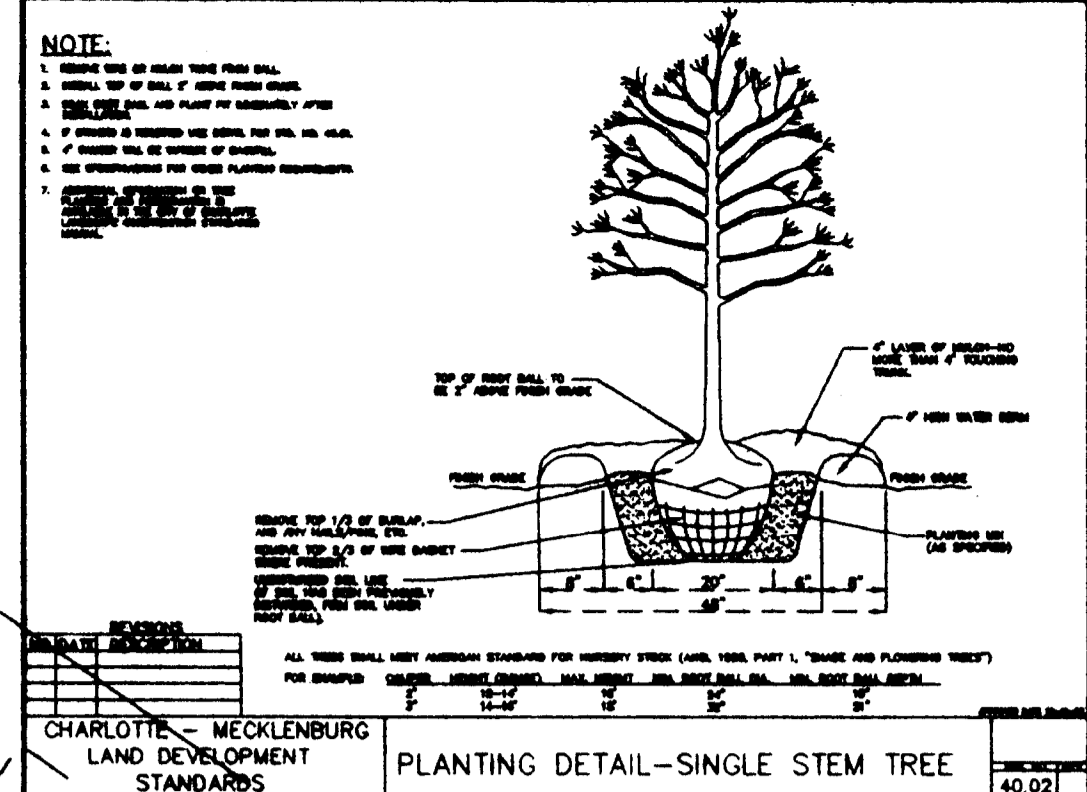
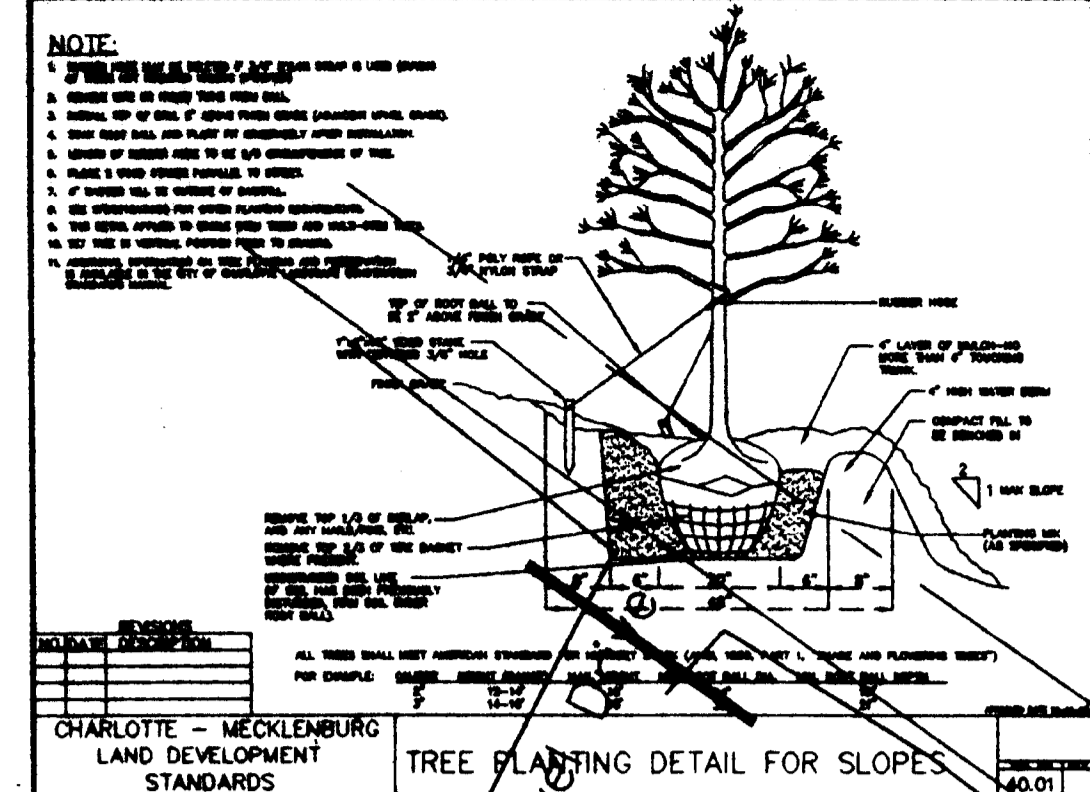
QTY.	SYMBOL	SCIENTIFIC NAME	COMMON NAME	CAULIPER	SPACING	CONDR.	REMARKS
18		ALBIZIA JULIBRIATA	AUTUMN BLAZE RED MAPLE	2-1/2" - 3" CAL.	10' x 10'	RAM.	STRAIGHT TRUNK, FULL CANOPY
1		DOODOOD. FLORENSIS (W.B.A.)	DOODOOD (WHITE)	2-3 1/2" CAL.	10' x 10'	RAM.	STRAIGHT TRUNK, FULL CANOPY
14		PRUNUS VIRGINIANA	PINK YEWING	2-3 1/2" CAL.	10' x 10'	RAM.	STRAIGHT TRUNK, FULL CANOPY
14		PRUNUS VIRGINIANA	YOSHINO CHERRY	2-3 1/2" CAL.	10' x 10'	RAM.	STRAIGHT TRUNK, FULL CANOPY
14		QUERCUS FLORIDA	NORTHERN RED OAK	2-3 1/2" CAL.	10' x 10'	RAM.	STRAIGHT TRUNK, FULL CANOPY
10		QUERCUS FLORIDA	DOODOOD (WHITE)	1-1/2" - 2" CAL.	10' x 10'	RAM.	STRAIGHT TRUNK, FULL CANOPY
7		QUERCUS FLORIDA	NORTHERN RED OAK	1-1/2" - 2" CAL.	10' x 10'	RAM.	STRAIGHT TRUNK, FULL CANOPY
7		QUERCUS FLORIDA	NORTHERN RED OAK	1-1/2" - 2" CAL.	10' x 10'	RAM.	STRAIGHT TRUNK, FULL CANOPY

QTY.	SYMBOL	SCIENTIFIC NAME	COMMON NAME	CAULIPER	SPACING	CONDR.	REMARKS
1		QUERCUS FLORIDA	NORTHERN RED OAK	2-3 1/2" CAL.	10' x 10'	RAM.	STRAIGHT TRUNK, FULL CANOPY
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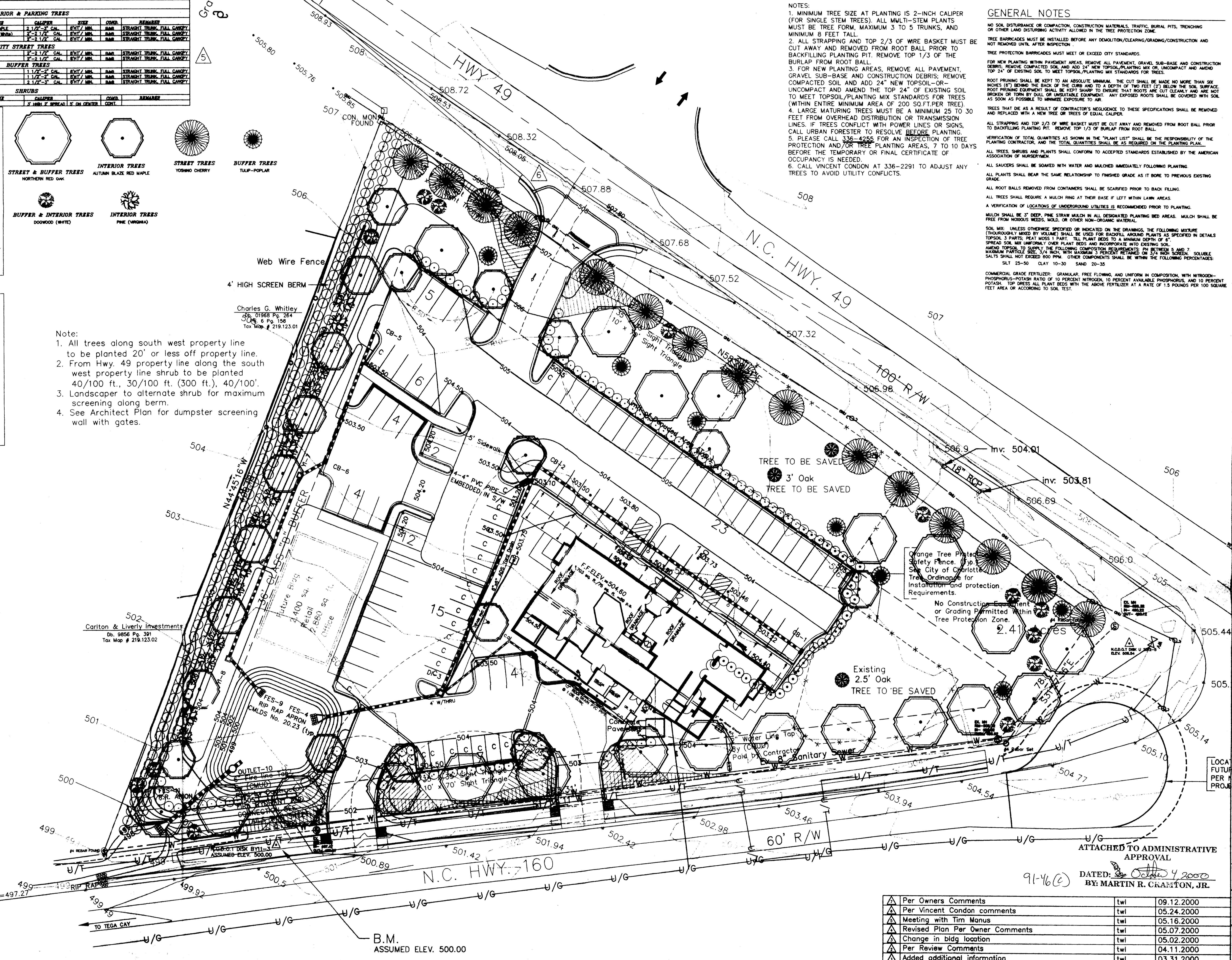
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SEEDING MIXTURE
 SPECIES: BEST POSSIBLE
 MOUNTAINS: MAY 15 - AUG 15
 PIEDMONT: MAY 1 - AUG 15
 COASTAL PLAIN: APR 15 - AUG 15



JMA
 581 N. Park St.
 P.O. Box 801
 Asheville, North Carolina 28814
 (704) 688-8200
 James McGovern & Associates
 Consulting Engineers

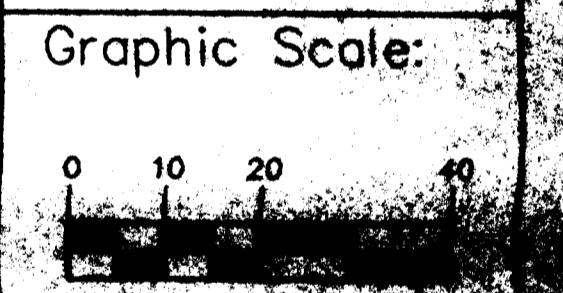
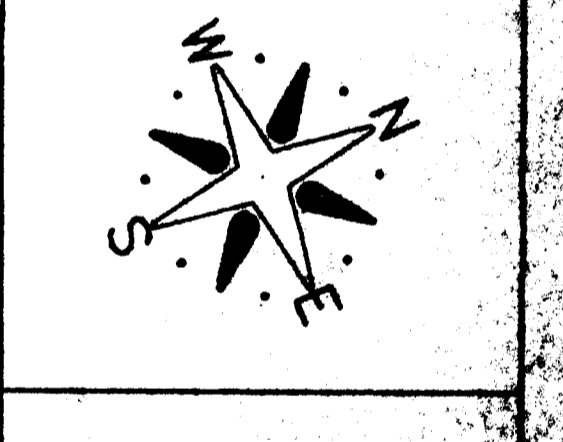


Note:
 1. All trees along south west property line to be planted 20' or less off property line.
 2. From Hwy. 49 property line along the south west property line shrub to be planted 40/100 ft., 30/100 ft. (300 ft.), 40/100'.
 3. Landscaper to alternate shrub for maximum screening along berm.
 4. See Architect Plan for dumpster screening wall with gates.

NOTES:
 1. MINIMUM TREE SIZE AT PLANTING IS 2-INCH CAULIPER (FOR SINGLE STEM TREES). ALL MULTI-STEM PLANTS MUST BE TREE FORM, MAXIMUM 3 TO 5 TRUNKS, AND MINIMUM 8 FEET TALL.
 2. ALL STRAPPING AND TOP 2/3 OF WIRE BASKET MUST BE CUT AWAY AND REMOVED FROM ROOT BALL PRIOR TO BACKFILLING PLANTING PIT. REMOVE TOP 1/3 OF THE BURLAP FROM ROOT BALL.
 3. FOR NEW PLANTING AREAS, REMOVE ALL PAVEMENT, GRAVEL SUB-BASE AND CONSTRUCTION DEBRIS. REMOVE UNCOMPACTED SOIL AND ADD 24" NEW TOPSOIL-OR-UNCOMPACTED AND AMEND THE TOP 24" OF EXISTING SOIL TO MEET TOPSOIL/PLANTING MIX STANDARDS FOR TREES (WITHIN ENTIRE MINIMUM AREA OF 200 SQ.FT.PER TREE).
 4. LARGE MATURING TREES MUST BE A MINIMUM 25 TO 30 FEET FROM OVERHEAD DISTRIBUTION OR TRANSMISSION LINES. IF TREES CONFLICT WITH POWER LINES OR SIGNS, CALL URBAN FORESTER TO RESOLVE BEFORE PLANTING.
 5. PLEASE CALL 336-4255 FOR AN INSPECTION OF TREE PROTECTION AND/OR TREE PLANTING AREAS, 7 TO 10 DAYS BEFORE THE TEMPORARY OR FINAL CERTIFICATE OF OCCUPANCY IS NEEDED.
 6. CALL VINCENT CONDON AT 336-2291 TO ADJUST ANY TREES TO AVOID UTILITY CONFLICTS.

GENERAL NOTES:
 NO SOIL DISTURBANCE OR COMPACTION, CONSTRUCTION MATERIALS, TRAFFIC, BURIAL PITS, TRENCHING OR OTHER LAND DISTURBING ACTIVITY ALLOWED IN THE TREE PROTECTION ZONE.
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 TREES THAT DIE AS A RESULT OF CONTRACTOR'S NEGLIGENCE TO THESE SPECIFICATIONS SHALL BE REMOVED AND REPLACED WITH A NEW TREE OR TREES OF EQUAL CALIPER.
 ALL STRAPPING AND TOP 2/3 OF WIRE BASKET MUST BE CUT AWAY AND REMOVED FROM ROOT BALL PRIOR TO BACKFILLING PLANTING PIT. REMOVE TOP 1/3 OF BURLAP FROM ROOT BALL.
 VERIFICATION OF TOTAL QUANTITIES AS SHOWN IN THE "PLANT LIST" SHALL BE THE RESPONSIBILITY OF THE PLANTING CONTRACTOR, AND THE TOTAL QUANTITIES SHALL BE AS REQUIRED ON THE PLANTING PLAN.
 ALL TREES, SHRUBS AND PLANTS SHALL CONFORM TO ACCEPTED STANDARDS ESTABLISHED BY THE AMERICAN ASSOCIATION OF NURSERYMEN.
 ALL PLANTS SHALL BEAR THE SAME RELATIONSHIP TO FINISHED GRADE AS IT BORE TO PREVIOUS EXISTING GRADE.
 ALL ROOT BALLS REMOVED FROM CONTAINERS SHALL BE SCARIFIED PRIOR TO BACK FILLING.
 ALL TREES SHALL REQUIRE A MULCH RING AT THEIR BASE IF LEFT WITHIN LAWN AREAS.
 A VERIFICATION OF LOCATIONS OF UNDERGROUND UTILITIES IS RECOMMENDED PRIOR TO PLANTING.
 MULCH SHALL BE 3" DEEP, PINE STRAW MULCH IN ALL DESIGNATED PLANTING BED AREAS. MULCH SHALL BE FREE FROM NOXIOUS WEEDS, MOULD, OR OTHER NON-ORGANIC MATERIAL.
 SOIL MIX, UNLESS OTHERWISE SPECIFIED OR INDICATED ON THE DRAWINGS, THE FOLLOWING MIXTURE (THOROUGHLY MIXED BY VOLUME) SHALL BE USED FOR BACKFILL PLANTING AS SPECIFIED IN DETAILS: SPREAD SOIL MIX UNIFORMLY OVER PLANT BEDS AND INCORPORATE INTO EXISTING SOIL. AMEND TOPSOIL TO SUPPLY THE FOLLOWING COMPOSITION REQUIREMENTS: PH BETWEEN 5 AND 7. AMEND PARTICLE SIZE, CLAY, SILT, AND SAND TO MEET THE FOLLOWING PERCENTAGES: SOLUBLE SALTS SHALL NOT EXCEED 600 PPM. OTHER COMPONENTS SHALL BE WITHIN THE FOLLOWING PERCENTAGES: SILT 25-50 CLAY 10-30 SAND 20-35
 COMMERCIAL GRADE FERTILIZER: GRANULAR, FREE FLOWING, AND UNIFORM IN COMPOSITION, WITH NITROGEN-PHOSPHORUS-POTASH RATIO OF 10 PERCENT NITROGEN, 10 PERCENT AVAILABLE PHOSPHORUS, AND 10 PERCENT POTASH. TOP DRESS ALL PLANT BEDS WITH THE ABOVE FERTILIZER AT A RATE OF 1.5 POUNDS PER 100 SQUARE FEET AREA OR ACCORDING TO SOIL TEST.

Project: Restaurant Hwy 49 & 160 Charlotte, North Carolina
Sheet Title: Landscape Plan



Scale: 1"=20'
Engineer: J.J. McGovern
Senior Designer: Ted W. Lawrence
Date: 01-27-00
Revisions:
 No 1 Date 03.31.2000
 No 2 Date 04.11.2000
 No 3 Date 05.02.2000
 No 4 Date 05.07.2000
 No 5 Date 05.18.2000
 No 6 Date 05.24.2000
 No 7 Date 06.12.2000

Dwg. No.: 348017.dwg_base_D.dwg
Project Number: 348/017
Sheet No.: L-1
No. of Sheet: 1

BEFORE YOU DIG!
 CALL 800-632-4949
 N.C. ONE-CALL CENTER
 IT'S THE LAW!

D:\348017\348017.dwg User: J.McG. Thu Sep 14 12:08:58 2000 T.M.L.

NO.	DESCRIPTION	DATE
1	Per Owners Comments	09.12.2000
2	Per Vincent Condon comments	05.24.2000
3	Meeting with Tim Manus	05.16.2000
4	Revised Plan Per Owner Comments	05.07.2000
5	Change in bldg location	05.02.2000
6	Per Review Comments	04.11.2000
7	Added additional information	03.31.2000

DRAWING STATUS:

● DRAWINGS FOR APPROVAL

STREET CREEK AREA SIGNATURE:

DATE:

ORIGINAL ISSUE DATE:

09/27/00

REVISIONS:

▲ 10/02/00
SIGN REVISION

PROJECT SCALE:

1"=1'

DRAWING TITLE:

GIADTSP-ARBDDWC

PROJECT:

DATE:

10/02/00

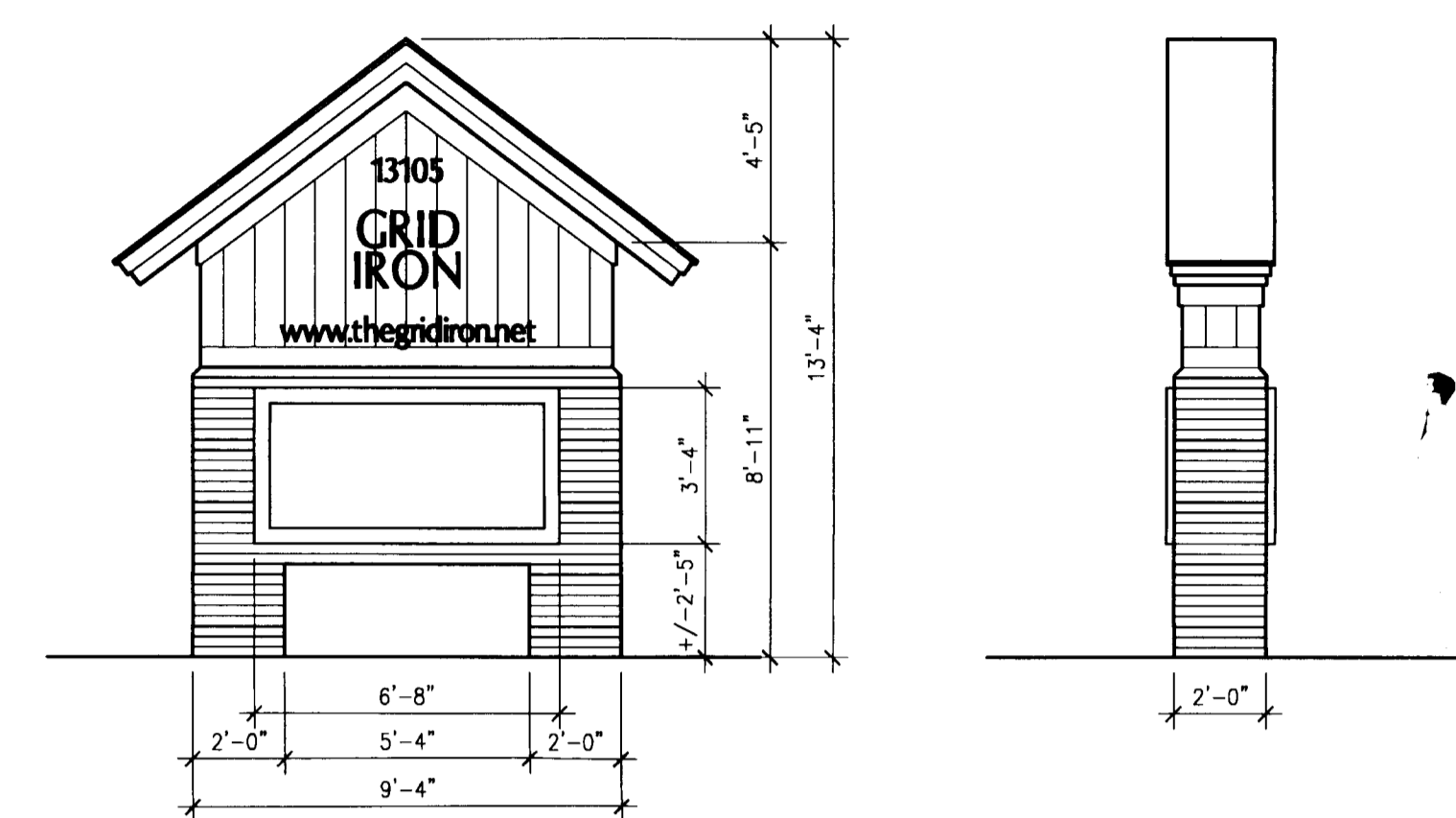
SHEET TITLE:

SITE PLAN

SHEET:

A0.1

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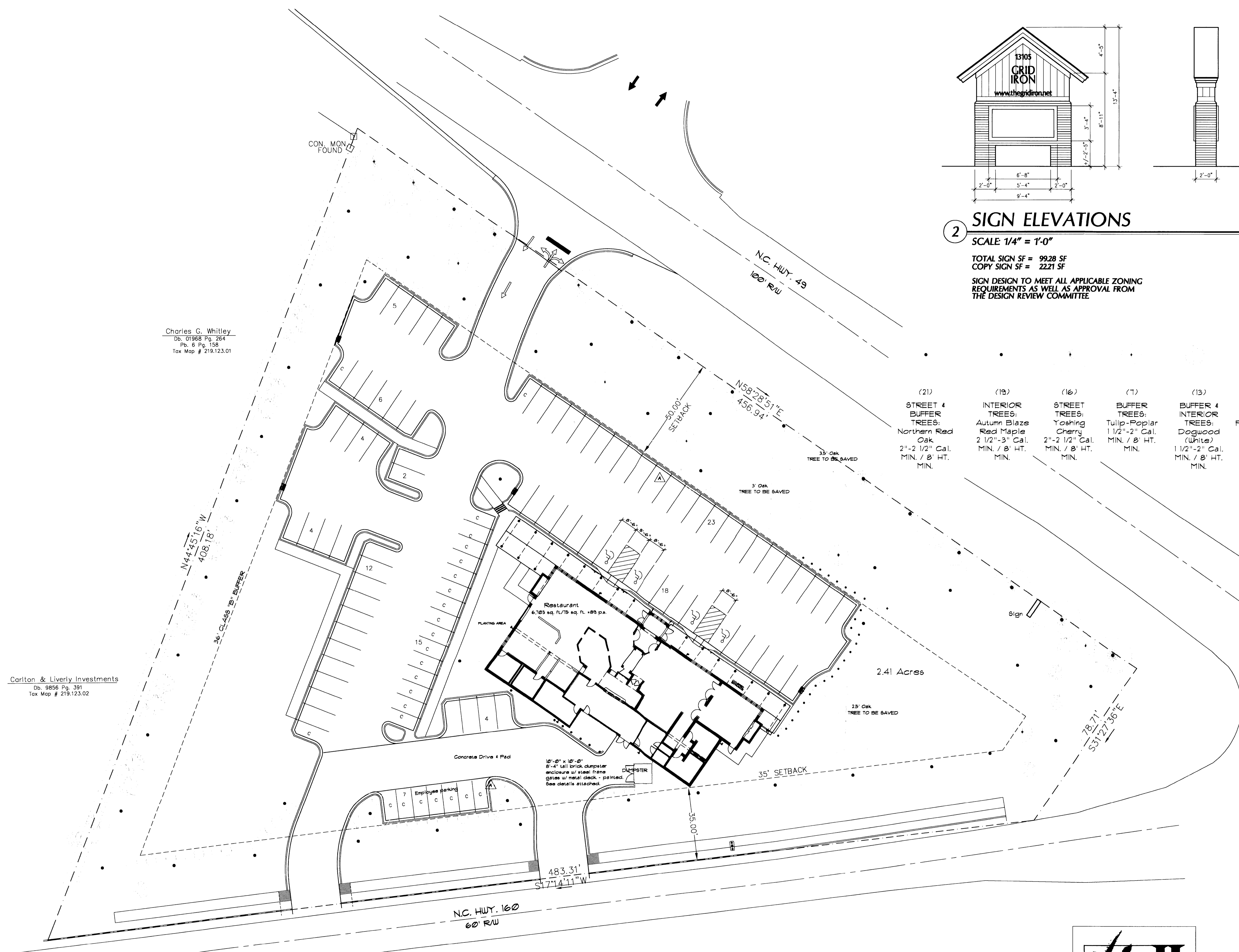
2 SIGN ELEVATIONS

SCALE 1/4" = 1'-0"

TOTAL SIGN SF = 9928 SF
COPY SIGN SF = 2221 SF

SIGN DESIGN TO MEET ALL APPLICABLE ZONING REQUIREMENTS AS WELL AS APPROVAL FROM THE DESIGN REVIEW COMMITTEE.

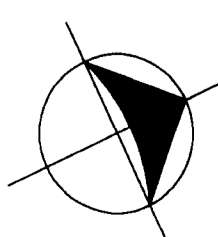
- | | | | | | | |
|--|--|---|---|--|--|--|
| (21) STREET 4 BUFFER TREES:
Northern Red Oak
2 1/2 - 2 1/2" Cal.
MIN. / 8' HT. MIN. | (19) INTERIOR TREES:
Autumn Blaze Red Maple
2 1/2" - 3" Cal.
MIN. / 8' HT. MIN. | (16) STREET TREES:
Yoshing Cherry
2 1/2 - 2 1/2" Cal.
MIN. / 8' HT. MIN. | (7) BUFFER TREES:
Tulip-Poplar
1 1/2" - 2" Cal.
MIN. / 8' HT. MIN. | (13) BUFFER 4 INTERIOR TREES:
Dogwood (White)
1 1/2" - 2" Cal.
MIN. / 8' HT. MIN. | (14) INTERIOR TREES:
Pine (Virginia)
2 1/2 - 2 1/2" Cal.
MIN. / 8' HT. MIN. | (4/-280) SHRUB:
Japanese Privet 3' H., 2' spread, 5' O.C. |
|--|--|---|---|--|--|--|



Charles C. Whitley
Db. 01968 Pg. 264
Pb. 6 Pg. 158
Tax Map # 219.123.01

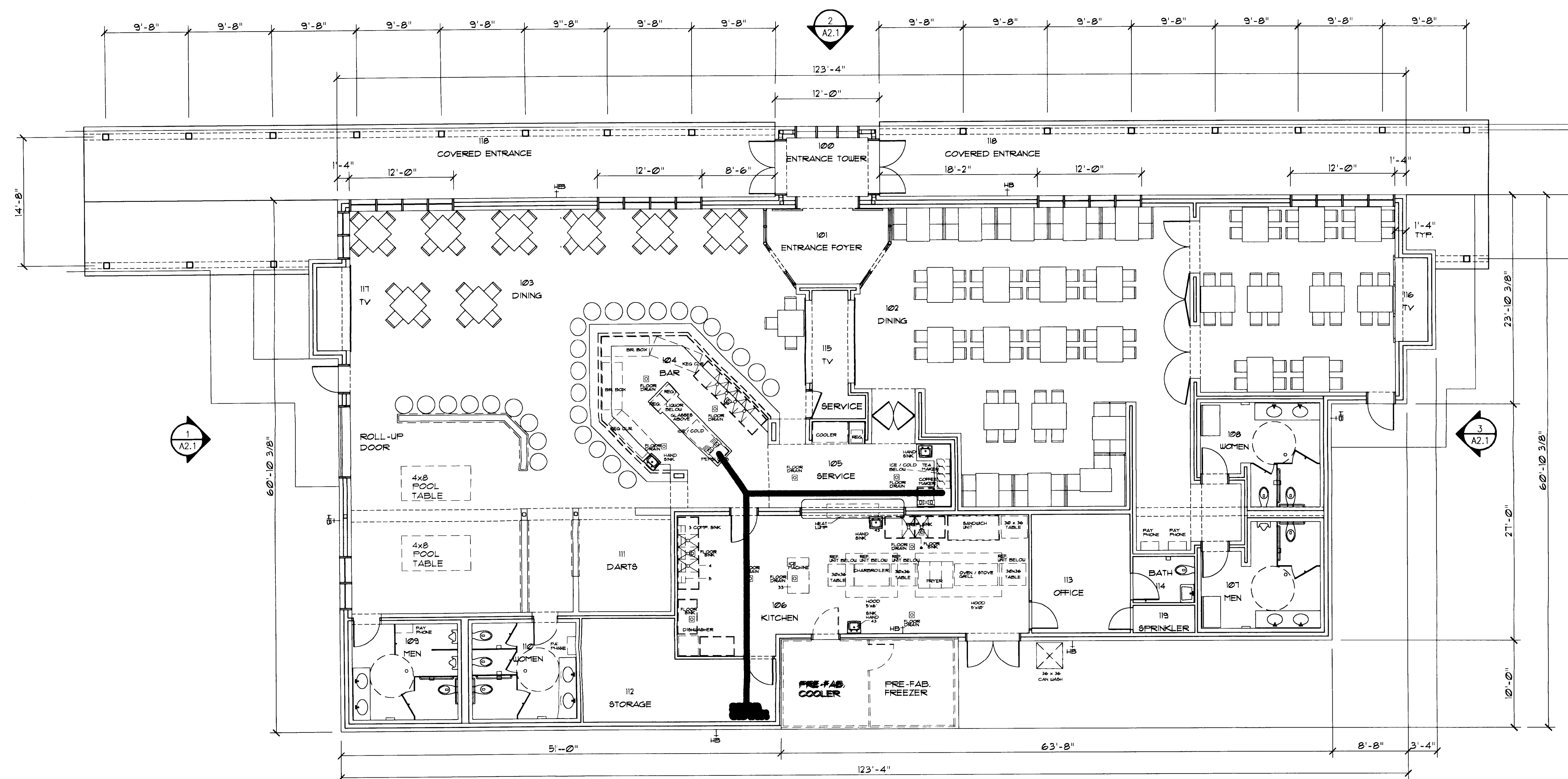
Carlton & Lively Investments
Db. 9856 Pg. 391
Tax Map # 219.123.02

**THE GRIDIRON
13105 YORK ROAD
CHARLOTTE, NC**

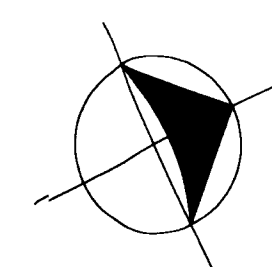


1 SITE PLAN
SCALE 1" = 20'-0"

NOTE:
SIGNAGE AND EXTERIOR LIGHTING TO MEET THE REQUIREMENTS OF THE LOWER STEELE CREEK AREA MIXED USE CENTER PLAN. DESIGN GUIDELINES, MECKLENBURG COUNTY ZONING PETITION 92-1463 DATED DECEMBER 1, 1992, AS WELL AS ADDITIONAL REQUIREMENTS PER CODE.



THE GRIDIRON
13105 YORK ROAD
CHARLOTTE, NC



1 FLOOR PLAN
SCALE 1/8" = 1'-0"

9/27/00



DRAWING STATUS:

● DRAWINGS FOR APPROVAL

STEELE CREK ARCH SIGNATURE:

DATE:

ORIGINAL ISSUE DATE:
09/27/00

REVISIONS:

PLOT SCALE:
1/4" = 1'
DRAWING TITLE:
CIATIFP-ARB.DWG

PROJECT:
00-004

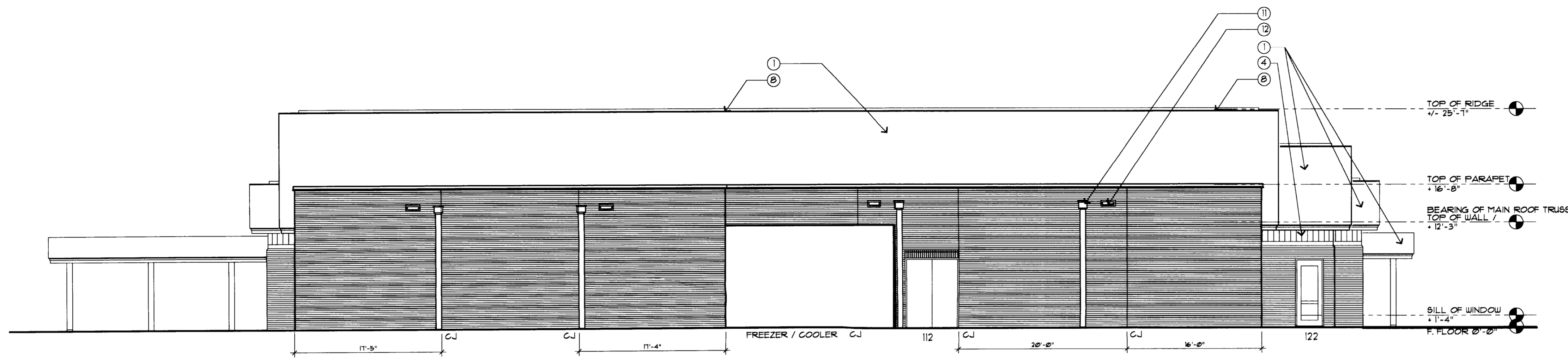
DATE:
09/27/00

SHEET TITLE:
FLOOR PLAN

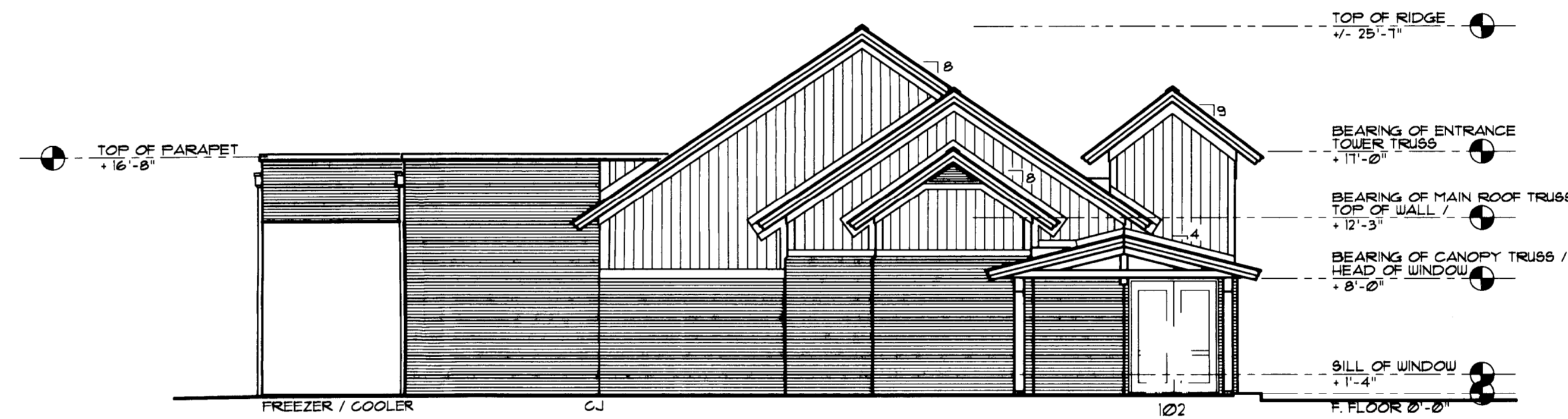
SHEET:

A1.1

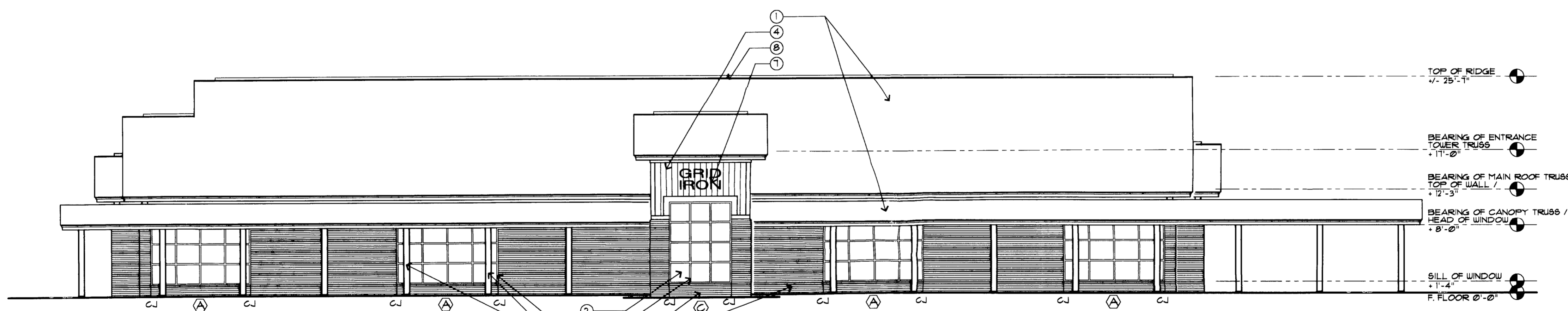
'THE GRIDIRON'
13105 York Road
Charlotte, NC



4 SOUTH ELEVATION
SCALE: 1/8" = 1'-0"



3 EAST ELEVATION
SCALE: 1/8" = 1'-0"



2 NORTH ELEVATION
SCALE: 1/8" = 1'-0"

