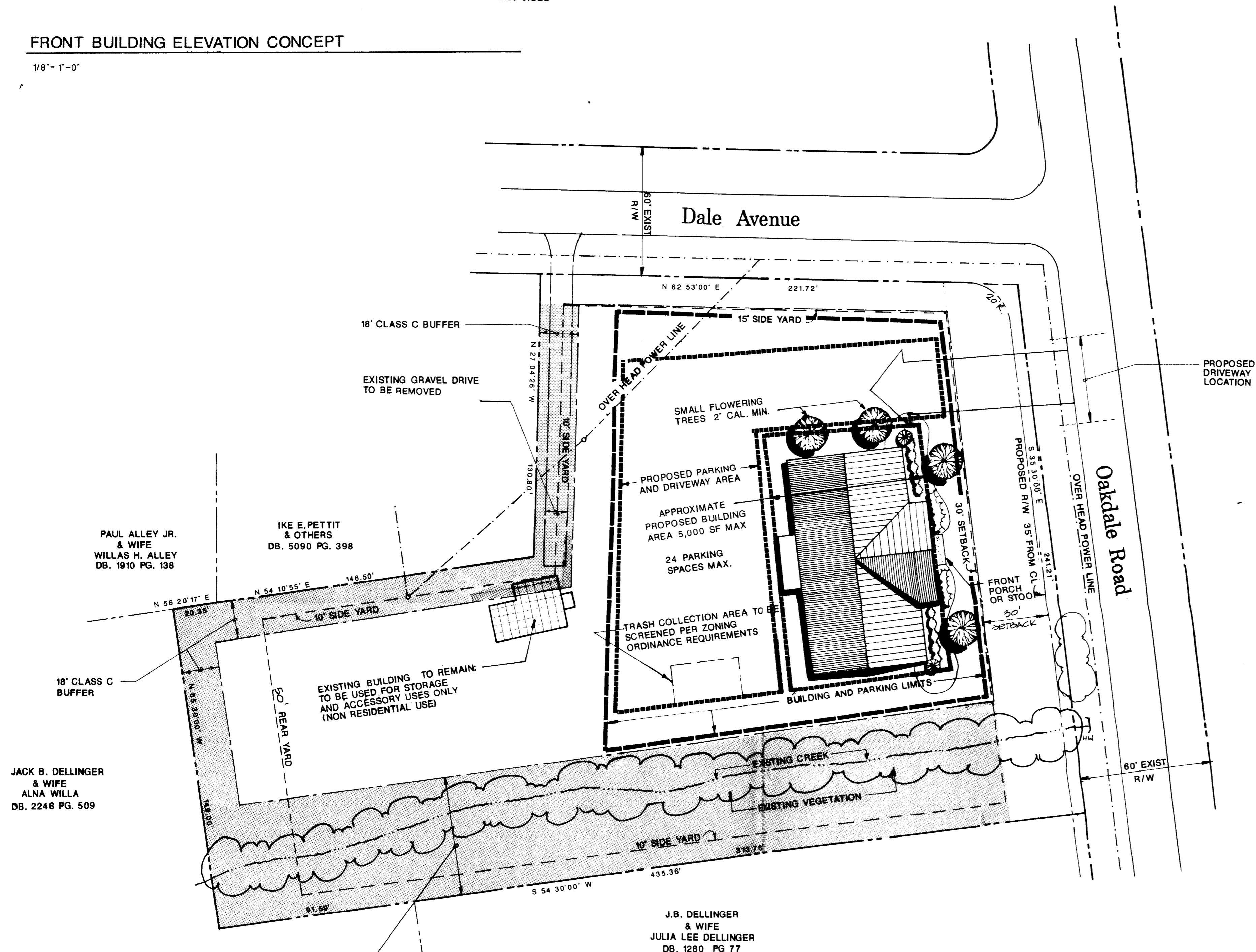


FRONT BUILDING ELEVATION CONCEPT

1/8" = 1'-0"



DEVELOPMENT DATA

TOTAL SITE AREA: 2.15 ACRES
 EXISTING ZONING: R-4
 PROPOSED ZONING: R-8MF (CD)
 MAXIMUM BUILDING SIZE: 5,000 SF
 PARKING TO BE PROVIDED: 1 SPACE PER 250 SF GROSS BLDG AREA

CONDITIONAL NOTES

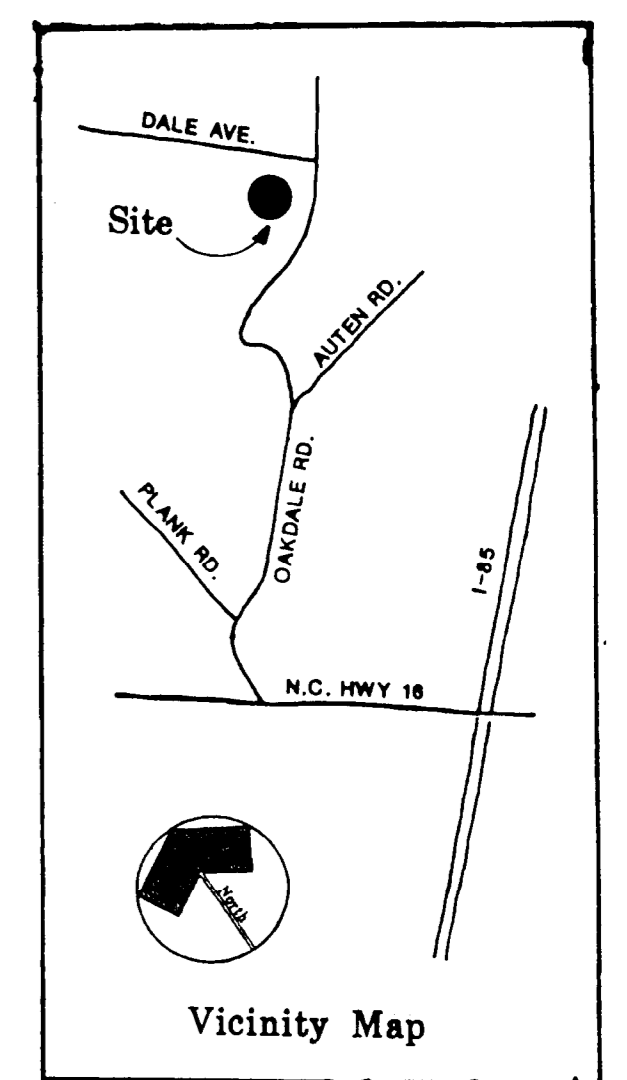
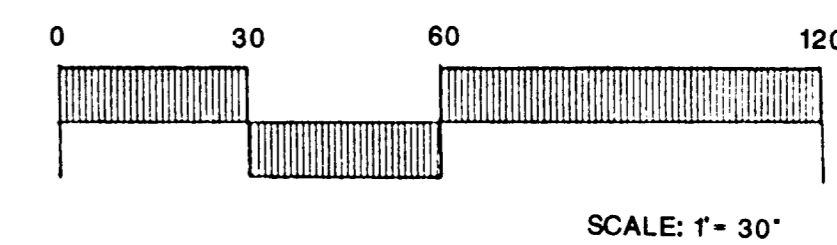
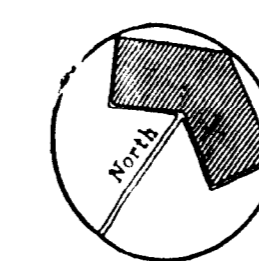
- Proposed use of site will be for fraternal organization plus any uses allowed in an R-4 district.
- Buffer plantings shall be provided in accordance with Section 12.302 of the City of Charlotte zoning ordinance.
- No driveways will be allowed from Dale Avenue. Access to parking lot shall be provided from Oakdale Road only.
- Existing building to be used for storage and accessory uses only (non-residential).
- Parking and trash collection areas shall be screened in accordance with City of Charlotte zoning ordinance requirements.
- Additional 5 feet of r.o.w. shall be dedicated along Oakdale Road prior to issuance of building permit.
- Tree protection and/or planting will be provided in accordance with the City of Charlotte Tree Ordinance.

BUILDING NOTES

- Building elevation shown on this plan is a general concept to convey the proposed building character. Minor adjustments to building may be made during final design.
- Proposed building shall conform to the following criteria:
 - Brick shall be used for exterior of all walls.
 - Roof shall be pitched at no less than 4 vertical by 12 horizontal.
 - Windows will have residential character.
 - Maximum building height shall not exceed 30 feet at the highest point. Building shall be 1 story.
 - General character of building shall be residential, to be visually compatible with typical residential construction styles in the area.

FOR PUBLIC HEARING

PETITION # 93-27
OAKDALE ROAD SITE
 REZONING PLAN
 for
OAKDALE HOME EXTENSION CLUB INC.



BUFFER NOTE: 55' CLASS C BUFFER, TO INCLUDE EXISTING TREES AND SHRUBS ALONG CREEK. WHERE EXISTING VEGETATION DOES NOT MEET BUFFER PLANTING REQUIREMENTS, ADDITIONAL PLANTINGS SHALL BE PROVIDED AS NECESSARY TO MEET BUFFER PLANTING REQUIREMENTS PER SECTION 12.302 OF THE CITY OF CHARLOTTE ZONING ORDINANCE.

DPR ASSOCIATES, INC.
 Landscape Architects
 Planners & Engineers
 2036 East Seventh Street
 Charlotte, NC 28204 704/332-1204

DPR JOB # 93068 DATE: 8/27/93.

REV: 1. 10/5/93. BLDG. ELEVATION AND SITE PLAN DETAIL OF BUILDING AREA.

APPROVED BY CITY COUNCIL
 DATE *November 22, 1993*