

**CHARLOTTE - MECKLENBURG  
PLANNING COMMISSION**

**INTER - OFFICE COMMUNICATION**

**DATE:** February 2, 1999

**TO:** Robert Brandon  
Zoning Administrator

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

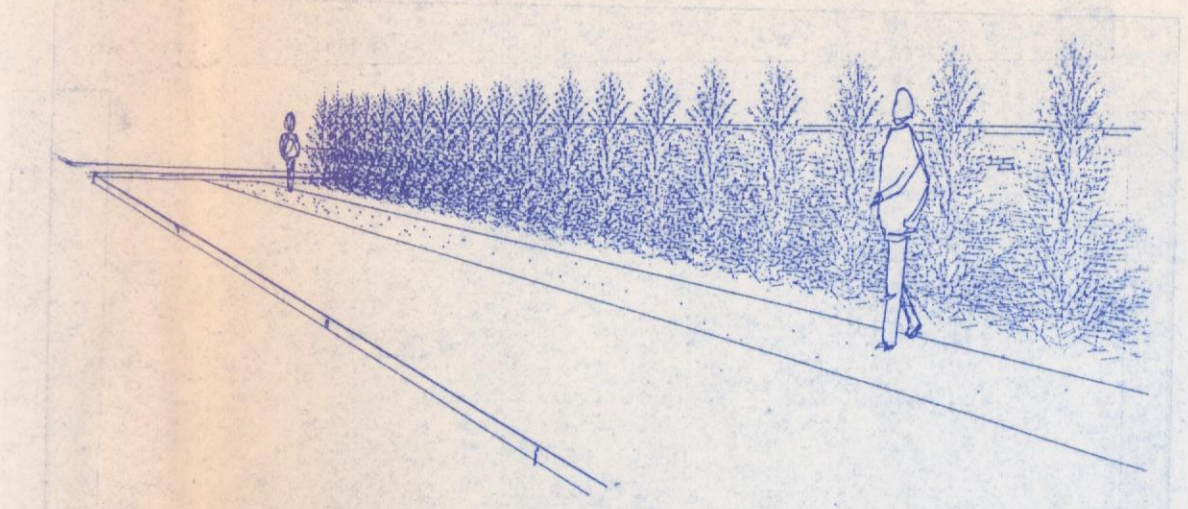
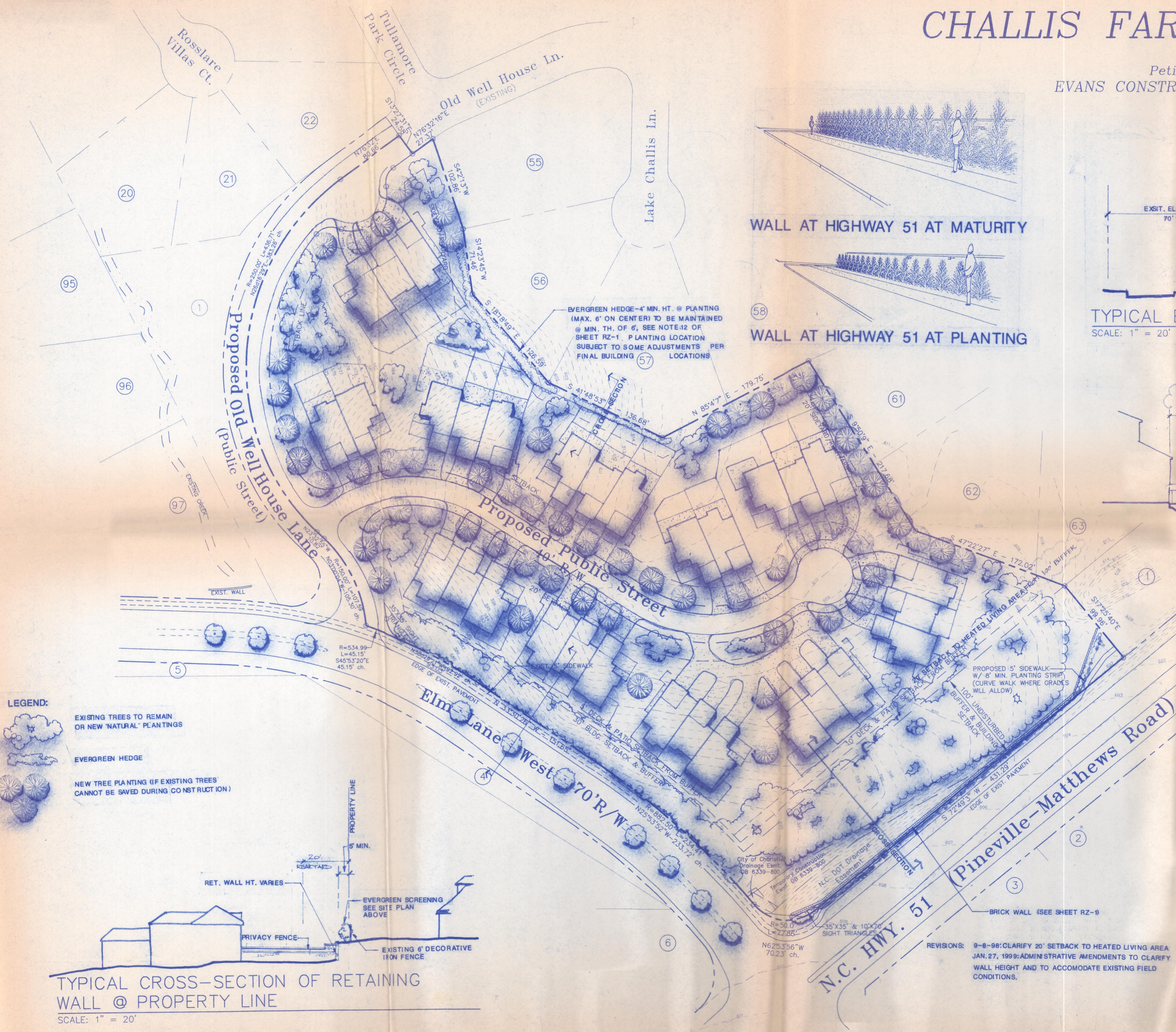
**SUBJECT:** Administrative Approval for Petition No. 97-61 by Evans Construction, Tax Parcel 211-622-99(portion).

Attached is a revised conditional plan which indicates the brick wall along Highway 51 will be 5 feet above the grade at Highway 51 rather than 5 feet above the grade 2 feet behind the back of curb. Since this change is minor and does not alter the intent of the existing plan, I am administratively approving this modification. Please use this revised plan when evaluating requests for building permits and certificates of occupancy.

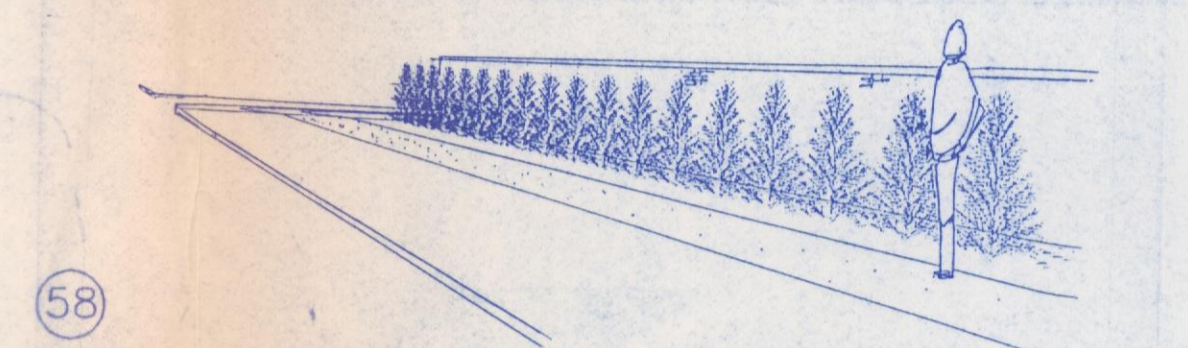


# CHALLIS FARM REZONING

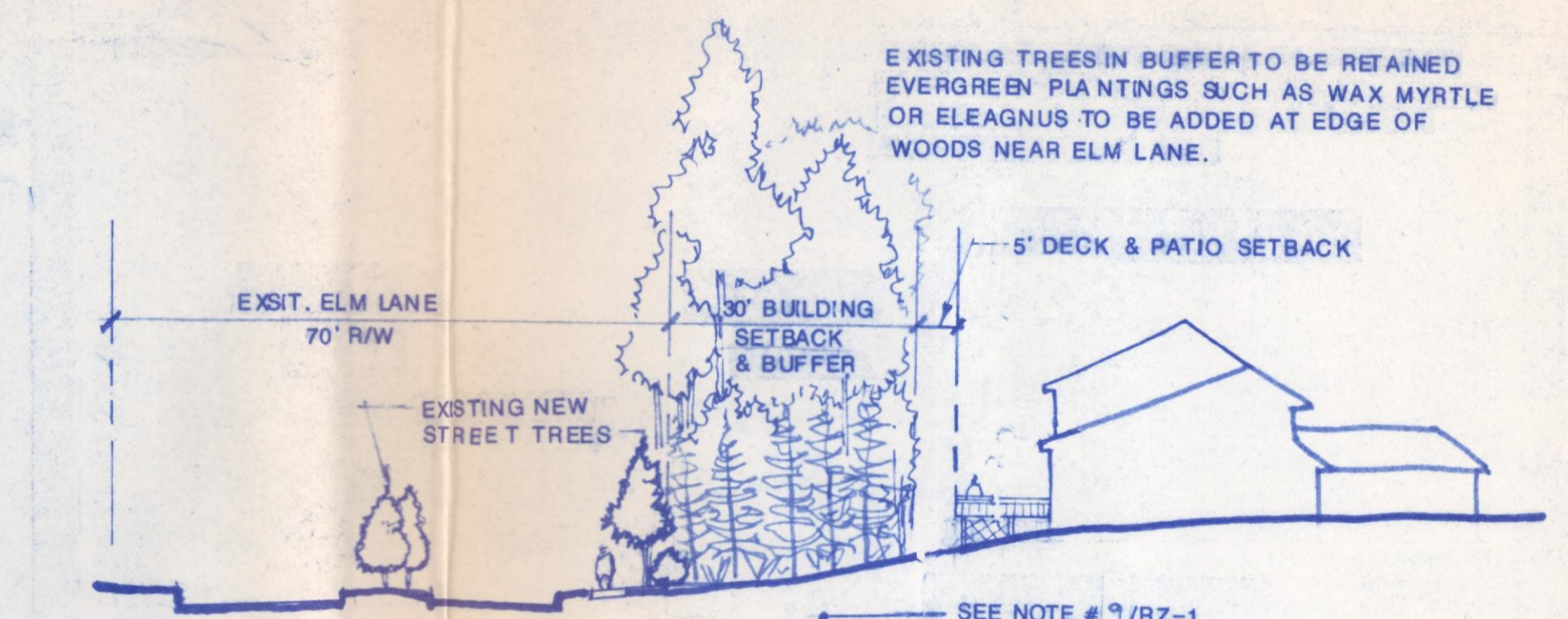
Petitioner  
EVANS CONSTRUCTION COMPANY



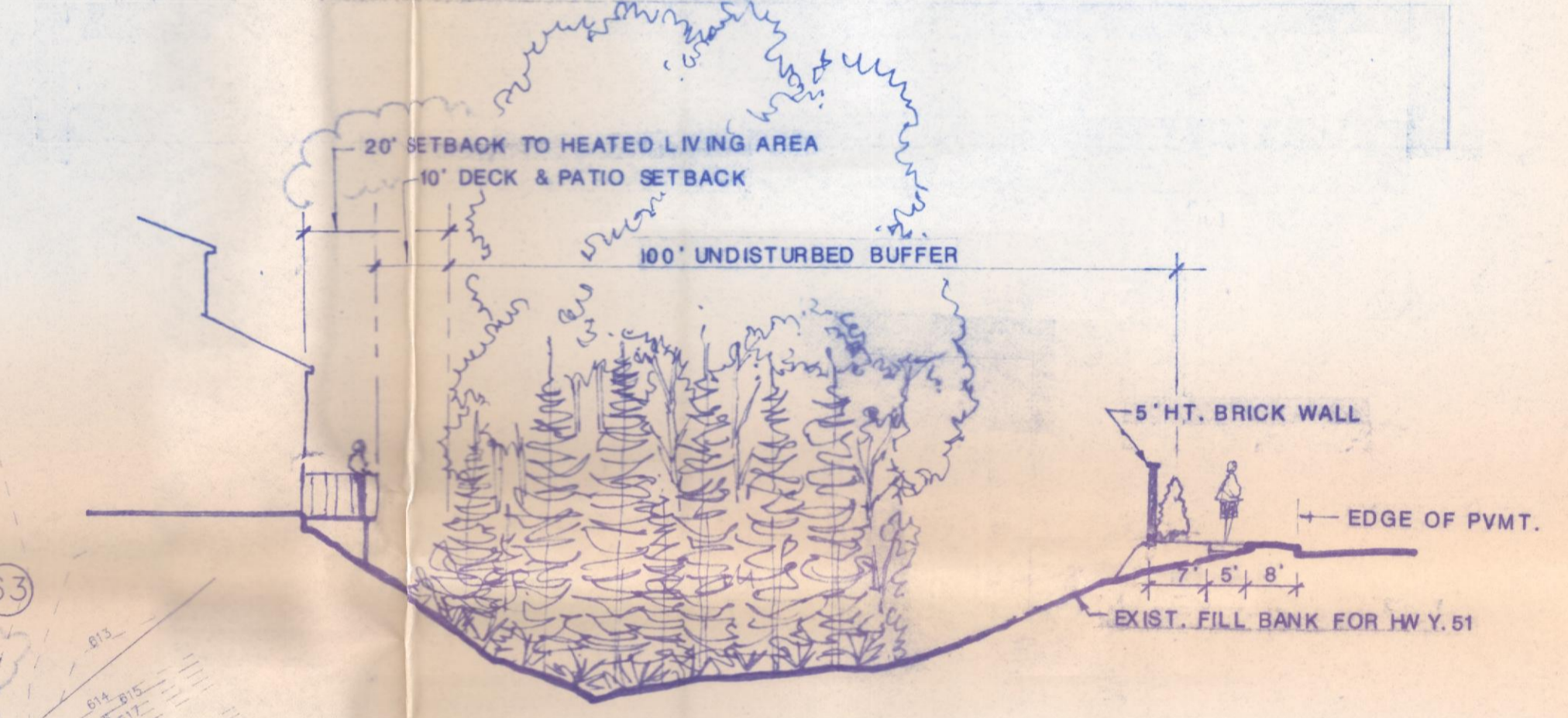
WALL AT HIGHWAY 51 AT MATURITY



WALL AT HIGHWAY 51 AT PLANTING



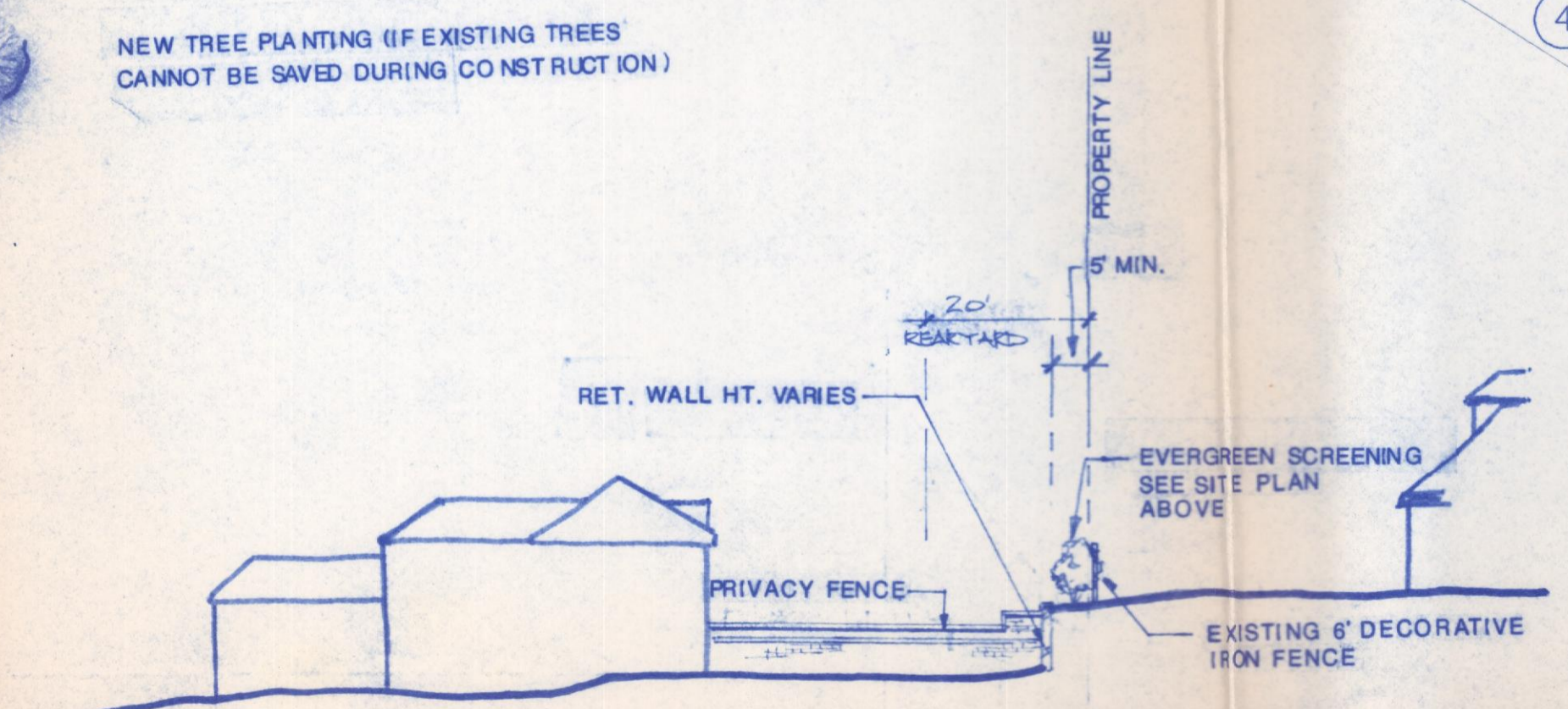
TYPICAL ELM LANE CROSS-SECTION  
SCALE: 1" = 20'



SECTION AT HIGHWAY 51  
SCALE: 1" = 20' HORIZ.  
1" = 10' VERT.

NOTE:  
THIS SITE PLAN IS CONCEPTUAL IN NATURE, AND IS SUBJECT TO SOME MODIFICATION TO ADJUST TO SITE FEATURE AND FINAL ARCHITECTURAL DESIGN, AS DETAILED ENGINEERING AND CONSTRUCTION DRAWINGS ARE COMPLETED.

- LEGEND:**
- EXISTING TREES TO REMAIN OR NEW 'NATURAL' PLANTINGS
  - EVERGREEN HEDGE
  - NEW TREE PLANTING (IF EXISTING TREES CANNOT BE SAVED DURING CONSTRUCTION)

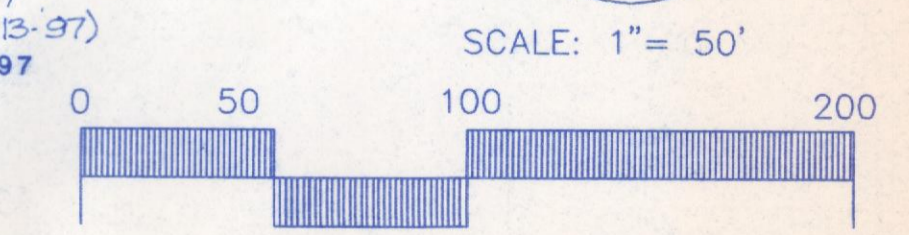


TYPICAL CROSS-SECTION OF RETAINING WALL @ PROPERTY LINE  
SCALE: 1" = 20'

"FOR PUBLIC HEARING"  
CONCEPTUAL SITE PLAN  
PETITION NO. 97-61

JUNE 20, 1997  
(REVISED DRIVEWAYS 7-13-97)  
REVISED 7-18-97, 7-19-97

SHEET RZ-2



REVISIONS: 9-8-98: CLARIFY 20' SETBACK TO HEATED LIVING AREA  
JAN. 27, 1999: ADMINISTRATIVE AMENDMENTS TO CLARIFY WALL HEIGHT AND TO ACCOMMODATE EXISTING FIELD CONDITIONS.

**DPR**  
DESIGN-PLANNING-RESEARCH

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