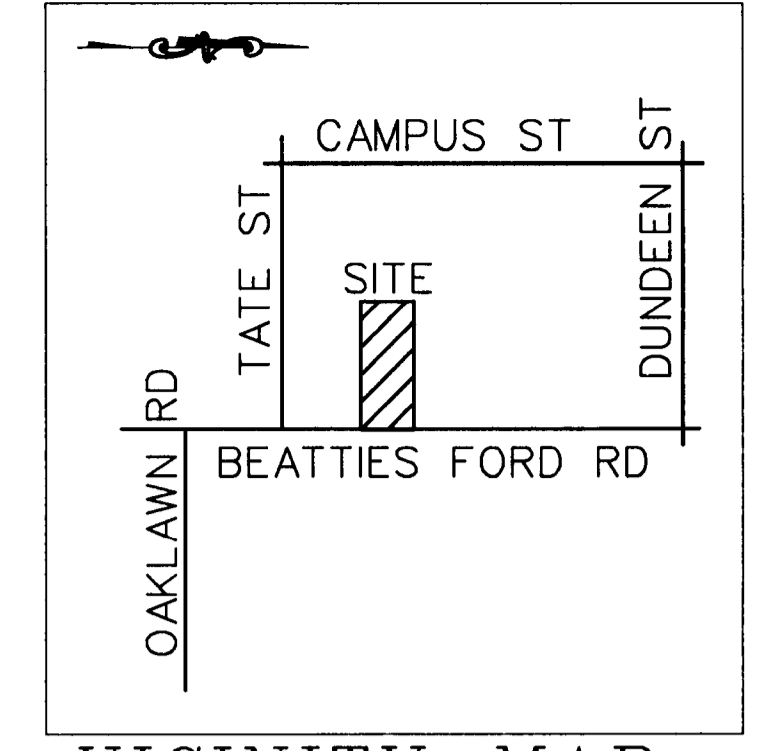
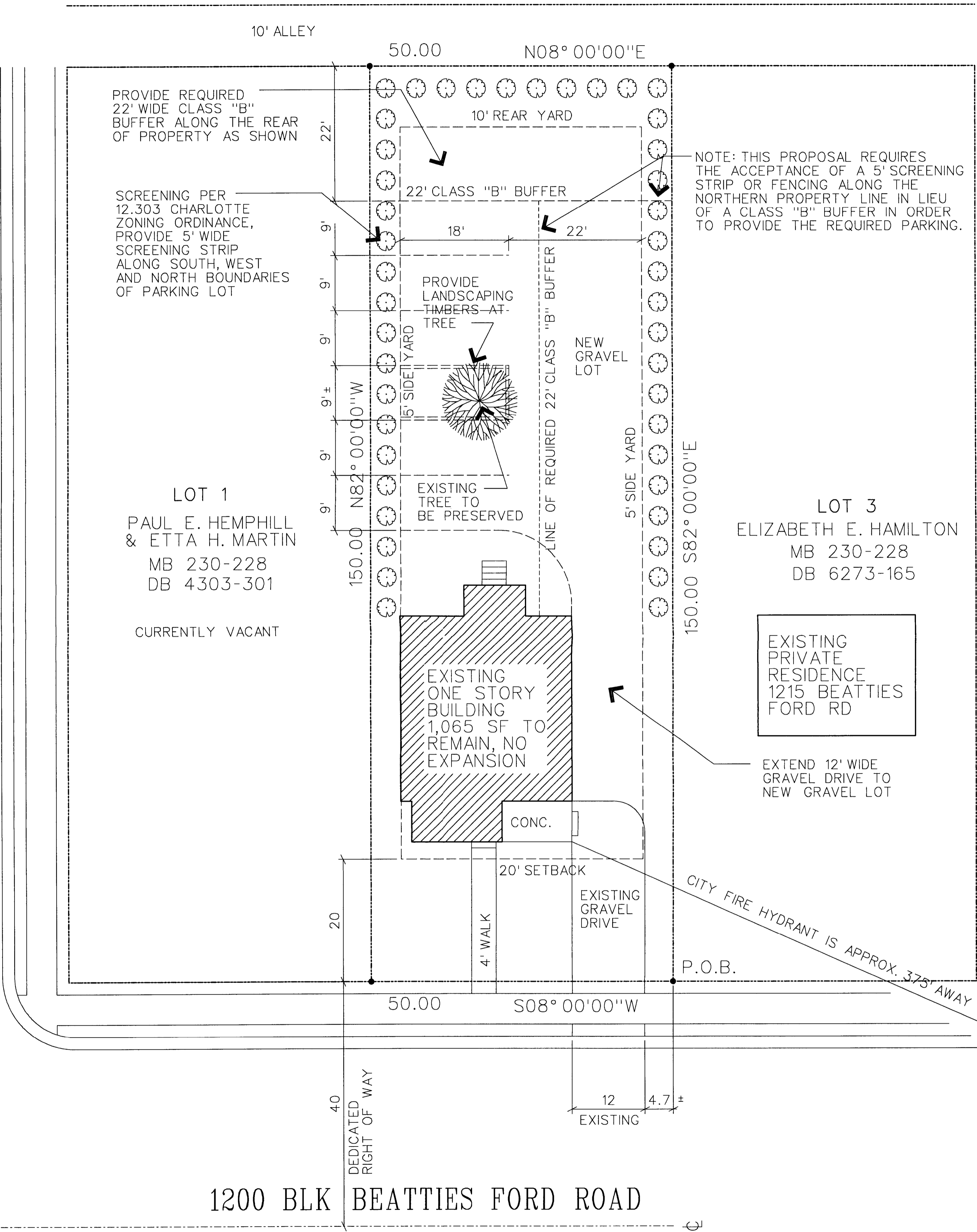


2200 BLK TATE STREET



NOTES:

1. THIS PROPERTY SHALL NOT BE ALLOWED ANY OTHER USE IN THE PROPOSED B1 ZONING THAN THAT OF A FLORIST SHOP. THIS SITE SHALL BE ALLOWED ANY AND ALL USES PRESCRIBED IN THE CURRENT O-2 ZONING.
2. THE EXISTING BUILDING SHALL REMAIN AND SHALL NOT BE ALLOWED ANY EXPANSION BEYOND ITS CURRENT FOOTPRINT.
3. THERE SHALL NOT BE ANY PARKING IN FRONT OF THE BUILDING.
4. THE TREE IN THE REAR YARD SHALL BE PRESERVED.
5. THE HEIGHT OF DETACHED LIGHTS ON THE SITE SHALL BE LIMITED TO 10'.
6. REQUIRED BUFFERS SHALL BE INSTALLED PER SECTION 12.302 OF THE CITY ZONING ORDINANCE.
7. THE BUFFERS INDICATED ON THIS PLAN MAY NOT BE REDUCED IN WIDTH FROM THST SHOWN.
8. DETACHED GROUND SIGNS MAY NOT EXCEED 50 SQUARE FEET AND ARE LIMITED TO NO MORE THAN 4 FEET IN HEIGHT.
9. WALL SIGNAGE IS LIMITED TO THE FRONT FACE OF THE BUILDING AND MAY NOT EXCEED 12 SQUARE FEET IN AREA.
10. A 5 FOOT WIDE SCREENING STRIP IS REQUIRED ALONG THE ADJACENT BUSINESS ZONED PROPERTY.
11. PETITIONER SHALL INSTALL STREETScape IMPROVEMENTS ALONG BEATTIES FORD ROAD. IMPROVEMENTS TO INCLUDE AN 8 FOOT PLANTING STRIP, 5 FOOT SIDEWALK, AND THE PLANTING OF STREET TREES PER CHARLOTTE TREE ORDINANCE.

98-47  
069-063-20

PARKING CALCULATIONS	
REQUIRED: 1 SPACE PER 200 SF RETAIL	1,065 SF. = 5 SP.
TOTAL REQUIRED:	6 SP.
PROVIDED:	5 SP.

APPROVED BY CITY COUNCIL  
DATE June 15, 1998

SITE DATA TABLE

EXISTING ZONING: O-2  
 PROPOSED ZONING: B1-CD  
 MAX. BUILDING SIZE:  
 1,065 SF (EXISTING)  
 REQUIRED PARKING: 5 SPACES  
 ACREAGE: 0.17 AC  
 PROPOSED USE: BUSINESS (FLORIST)

PROPOSED PLAN FOR PUBLIC HEARING PETITION #98-47

SCALE: 1" = 10'

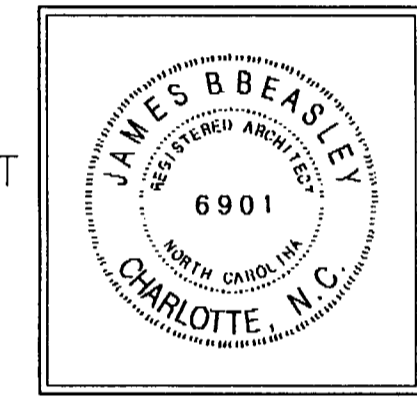
SOLUTIONS ... by design

1914 Mecklenburg Avenue  
Charlotte, North Carolina, 28205  
704-376-7723

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Written dimensions take precedence over noted dimensions.



BRIARWOOD FLORIST  
1205 BEATTIES FORD ROAD  
Charlotte, North Carolina

Date: APRIL 13, 1998  
Revision:

Sheet:  
SP1  
of: