



Charlotte-Mecklenburg Planning Department

DATE: November 9, 2017

TO: Donald Moore
Zoning Supervisor

FROM: Ed McKinney
Interim, Planning
Director

SUBJECT: Administrative Approval for Petition No. 2001-140 Whitehall Commons, LLC

Attached is the revised site plan for the petition above. This request allows the modification of the proposed site plan as listed below. Since these changes do not alter the intent of the development and meets the requirements of the Charlotte Zoning Ordinance Section 6.207 Alterations to Approval, minor changes, I am administratively approving this plan. Please use these plans when evaluating requests for building permits and certificates of occupancy.

- Site Plan for a religious institutional use.
- Building elevations
- Landscaping plan

Reasons for Staff's support of the request:

- Staff is supporting the request since the use is an allowed use in the CC district and the proposed use complies with the conditional site plan and still meets the intent of the plan approved by the City Council.

Note:

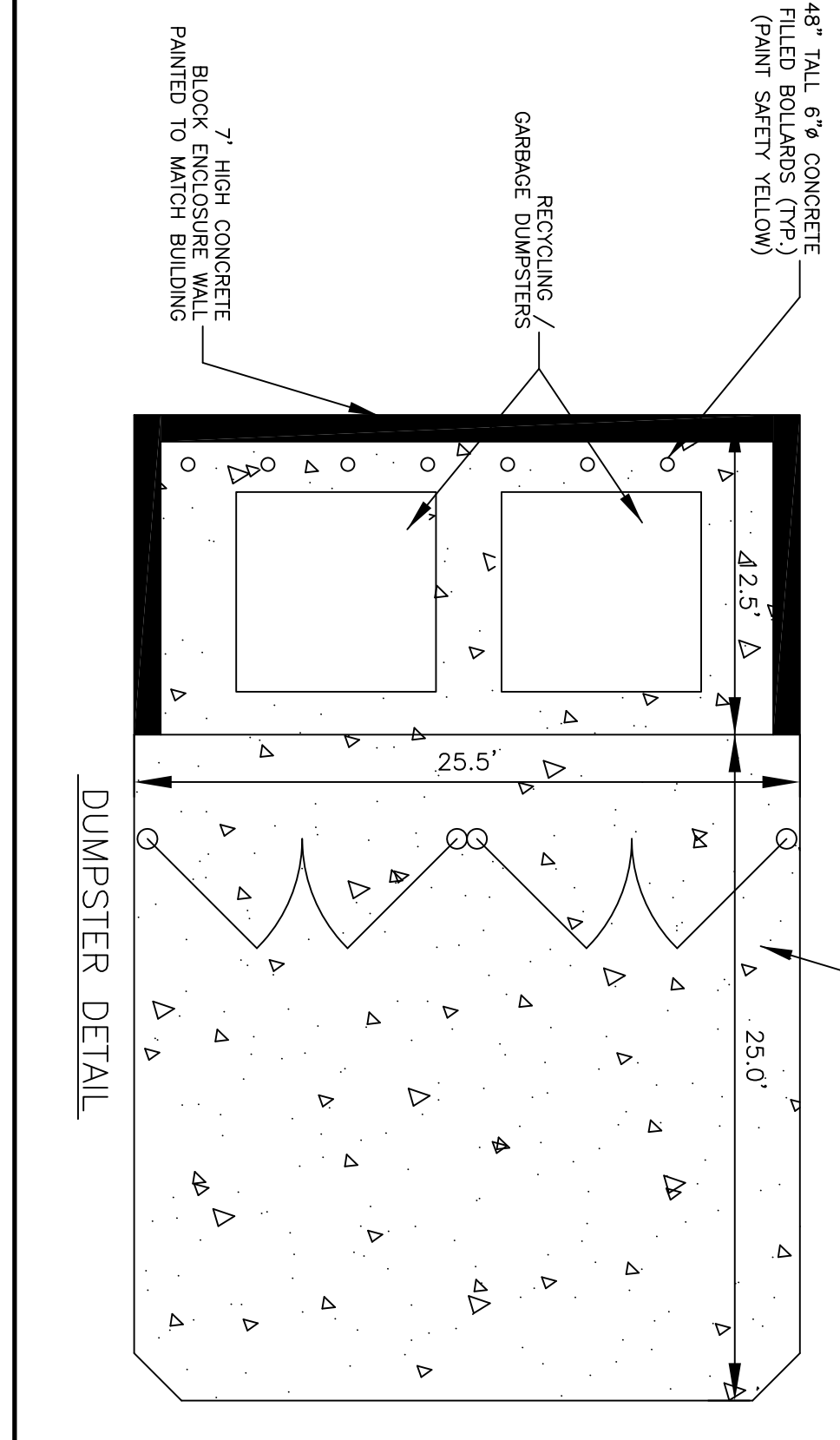
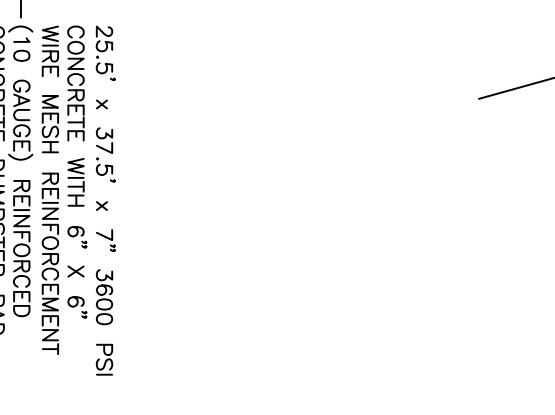
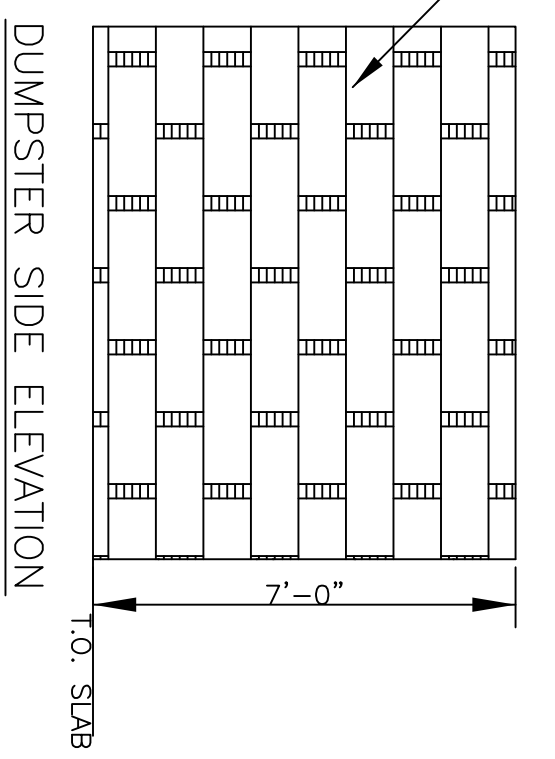
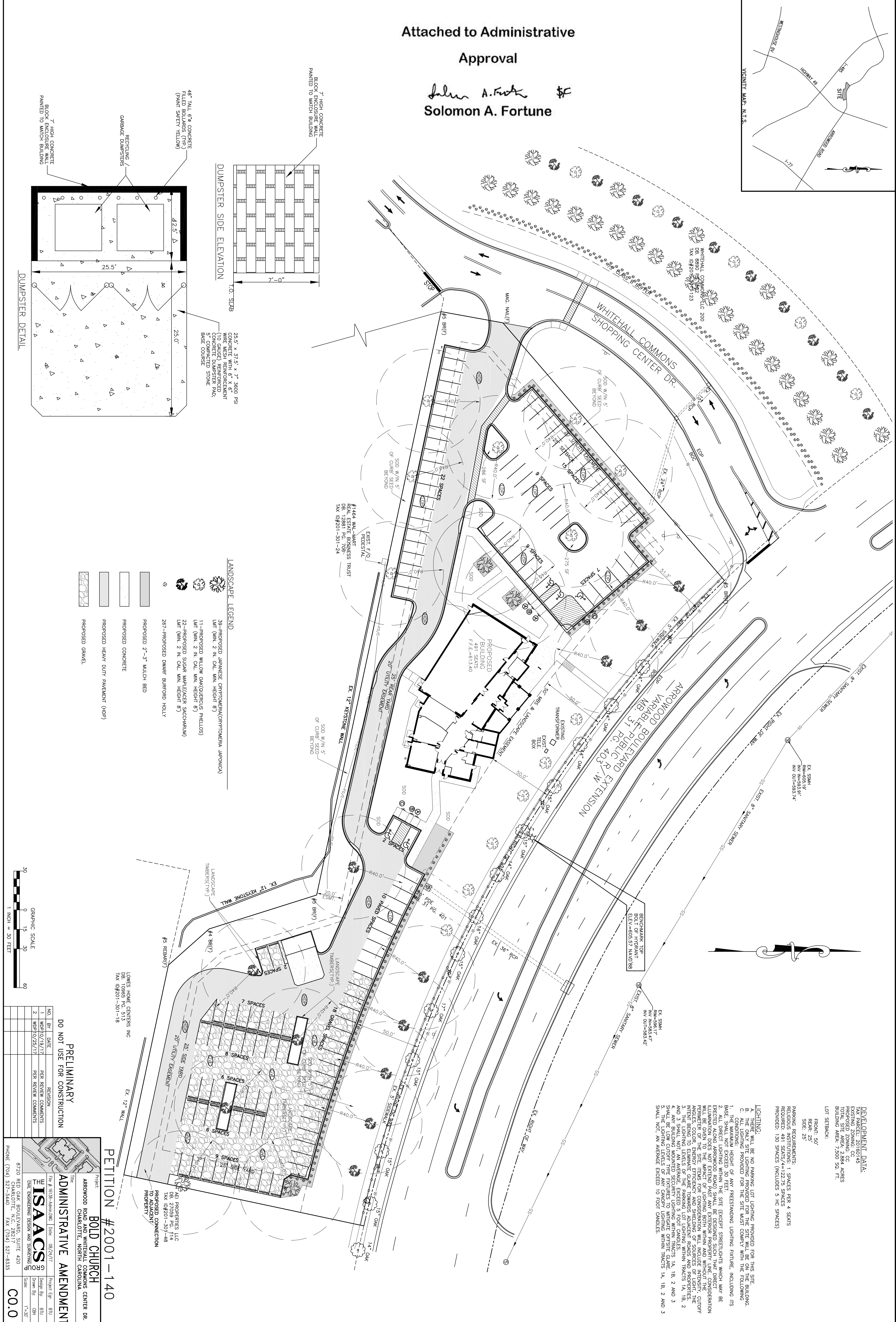
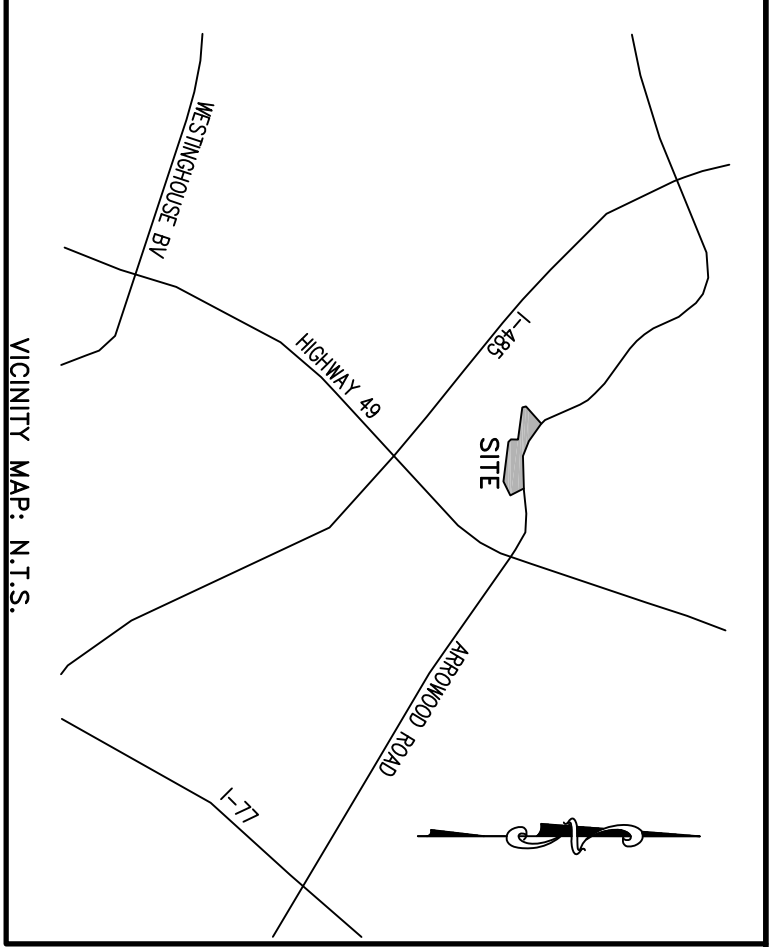
No other conditional note changes were made as part of this request.

All other Zoning, Subdivision, Tree Ordinances, Building Codes, and conditional requirements still apply.

Signage was not reviewed as part of this request.

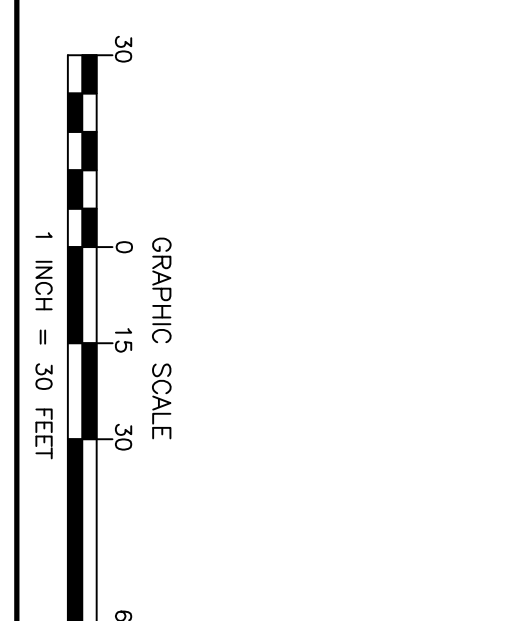
Attached to Administrative
Approval

Solomon A. Fortune
Solomon A. Fortune



LANDSCAPE LEGEND

- 39-PROPOSED JAPANESE CYPRESS (PROPRIOETARIA JAPONICA)
LMT (MIN. 2 IN. CAL. MIN. HEIGHT 8')
- 11-PROPOSED WILLOW OAK (QUERCUS PHELLOS)
LMT (MIN. 2 IN. CAL. MIN. HEIGHT 8')
- 22-PROPOSED SUGAR MAPLE (ACER SACCHARUM)
LMT (MIN. 2 IN. CAL. MIN. HEIGHT 8')
- 267-PROPOSED DWARF BURFORD HOLLY
- PROPOSED 2'-3" MULCH BED
- PROPOSED CONCRETE
- PROPOSED HEAVY DUTY PAVEMENT (HDP)
- PROPOSED GRAVEL



REVISIONS

NO.	BY	DATE	REVISION
1	WPH/10/19/17		PER REVIEW COMMENTS
2	WPH/10/25/17		PER REVIEW COMMENTS

PRELIMINARY
DO NOT USE FOR CONSTRUCTION

PETITION #2001-140

BOLD CHURCH
ARROWWOOD ROAD AND WHITEHALL COMMONS CENTER DR.
CHARLOTTE, NORTH CAROLINA

ISAACS
INC. ENGINEERING DESIGN AND SURVEYING

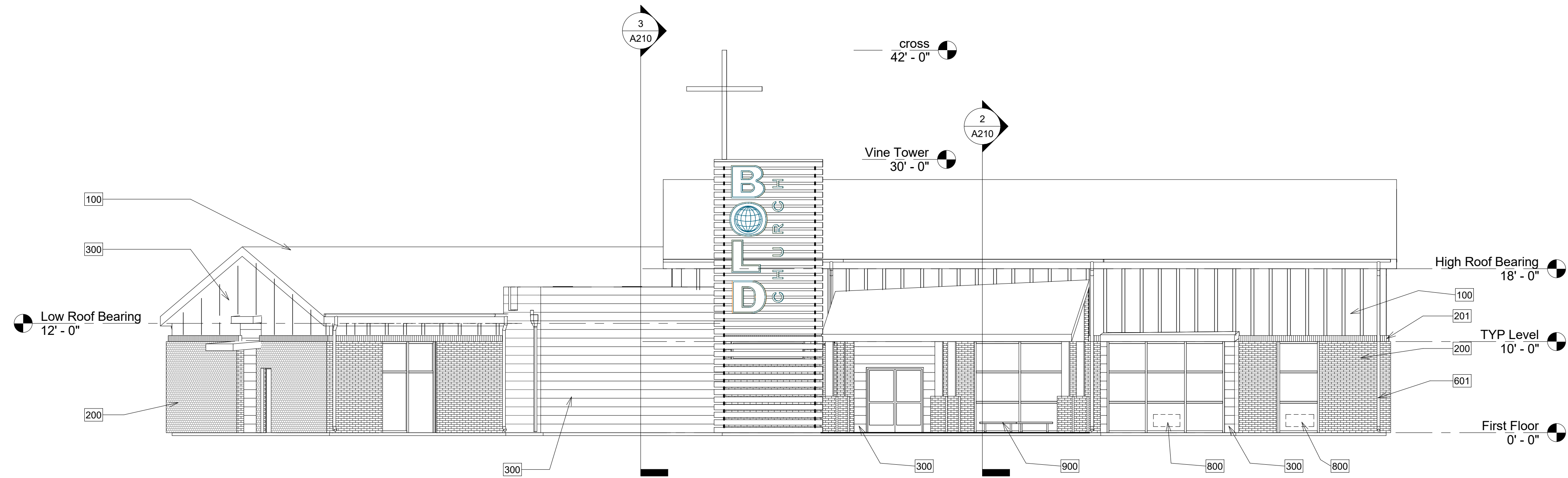
8720 RED OAK BOULEVARD, SUITE 420
CHARLOTTE, N.C. 28217
PHONE (704) 527-3440 FAX (704) 527-8335

DEVELOPMENT DATA:
TAX PARCEL: 20160145
EXISTING ZONING: CC
TOTAL SITE AREA: 2.884 ACRES
BUILDING AREA: 7,500 SQ. FT.
LOT SETBACK:
FRONT: 50'
SIDE: 25'

PARKING REQUIREMENTS: 1 SPACES PER 4 SEATS
REQUIRED: 491 SEATS/4=122.75 SPACES
PROVIDED: 130 SPACES (INCLUDES 5 HC SPACES)

LIGHTING: SHALL BE NO PARKING LOT LIGHTING PROVIDED FOR THIS SITE.
B. THE ONLY SITE LIGHTING PROVIDED FOR THE SITE WILL BE ON THE BUILDING.
C. ALL LIGHTING PROVIDED FOR THE SITE MUST COMPLY WITH THE FOLLOWING:
1. THE MAXIMUM HEIGHT OF ANY FREESTANDING LIGHTING FIXTURE, INCLUDING ITS BASE, SHALL NOT EXCEED 30 FEET.
2. ALL DIRECT LIGHTING WITHIN THE SITE (EXCEPT STREETLIGHTS WHICH MAY BE LIMITED TO ONE ARROWWOOD ROAD) SHALL BE DESIGN SPECIFIED THROUGH THE PERMITS PROCESS AND SHALL BE DESIGNED TO PROVIDE UNIFORM ILLUMINATION OF THE SITE. FIXTURES FOR CONSIDERATION WILL INCLUDE INTERESTY, CUPF (INTENT BEING TO ELIMINATE GLARE TOWARDS ADJACENT ROADS AND PROPERTIES), AND ANY BUILDING MOUNTED SECURITY LIGHTING WITHIN TRACTS 1A, 1B, 2 AND 3 SHALL BE LOW OUTPUT TYPE FIXTURES TO MITIGATE OFFSITE GLARE.
3. THE LIGHTING LEVELS OF ANY CANOPY LIGHTING WITHIN TRACTS 1A, 1B, 2 AND 3 SHALL NOT, IN ANY CASE, EXCEED 10 FOOT CANDLES.

PROJECT: #16103-ADMIN/DWG
DATE: 08/24/17
DESIGNER: ISAACS
DRAWN BY: BDU
CHECKED BY: CSH
SCALE: 1"=30'
PROJECT NO.: CO.0

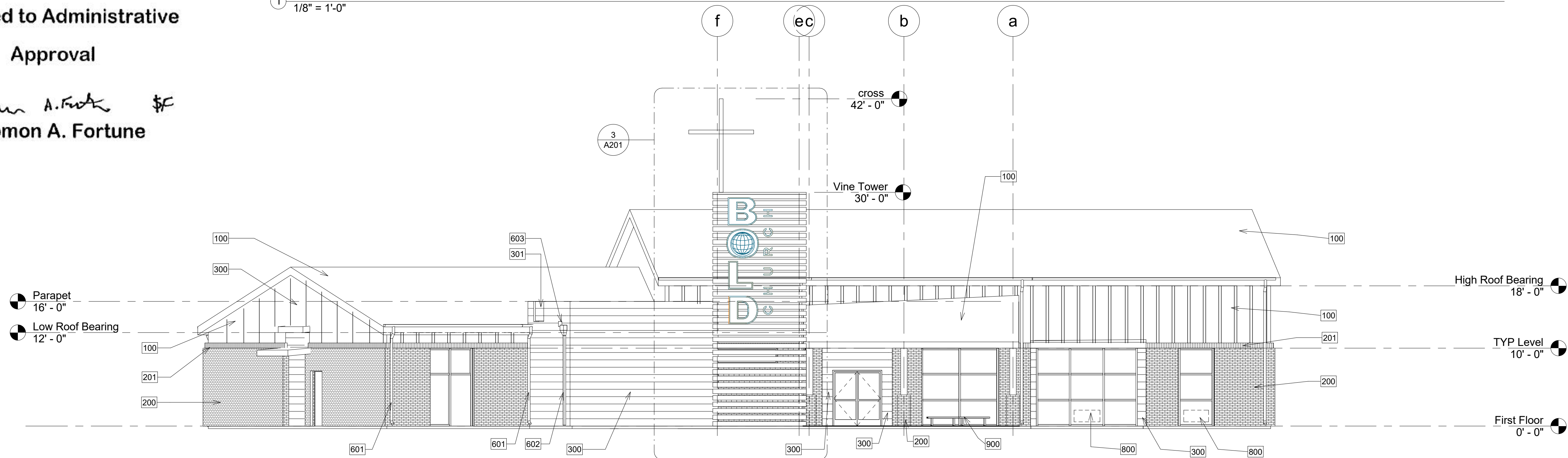


1 North
1/8" = 1'-0"

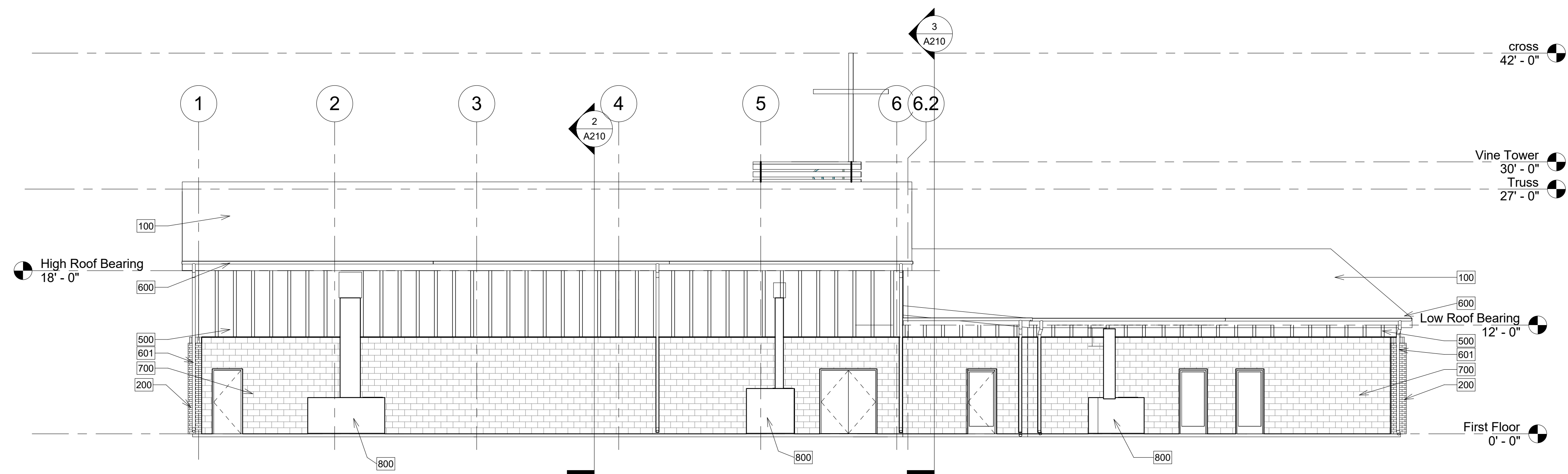
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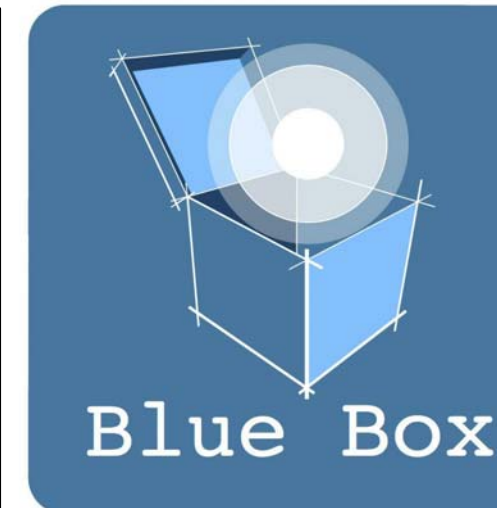
3 North1
1/8" = 1'-0"



2 South
1/8" = 1'-0"

KEY NOTES : FP & ELEV.

- 100 METAL BUILDING ROOF (WHITE) WITH SHEATHING AND (R-30) BATT INSULATION, SEE SECTIONS & MTL BUILDING
- 200 BRICK, 4" TYP COURSE, WHITE BRICK TO MATCH EXISTING PARK
- 201 BRICK, ROLOCK COURSE, WHITE TO MATCH EXISTING PARK, CONT. AT BRICK AND BLOCK FACADE
- 300 HARDIE BOARD LAP SIDING TO BE PAINTED P-8 (SEE A400 FOR PAINT INFO)
- 301 ACCESS PANEL TO ROOF HARDIE BOARD LAP SIDING TO BE PAINTED P-8 (SEE A400 FOR PAINT INFO)
- 400 VINE TOWER WITH CROSS OPEN HARDIE PLANK STRUCTURE (WHITE P-3) FOR GREENERY/ VINES AND LOGO SIGN.
- 500 BOARD AND BATTEN HARDI BOARD SIDING WITH 4" BATTENS 24" O.C., USE 6' END TRIM.
- 600 GUTTERS -WHITE ALUMN
- 601 DOWN SPOUTS- 6" WHITE ALUMN
- 602 SCUPPER & DOWN SPOUT COLOR SIMILAR TO P-8
- 603 OVERFLOW SCUPPER COLOR SIMILAR TO P-8
- 700 CMU PAINTED WHITE P-3 OR BRICK MATCH
- 800 HVAC UNIT SEE MECHANICAL DRAWINGS
- 900 NOT IN CONTRACT BENCH OR OTHER ELEMENT BY OWNER



www.BlueBoxStudio.me

14959 Scothurst Ln
Charlotte, NC 28277

1.800.959.0772
#BlueBoxSherpa

BOLD CHURCH NEW CAMPUS

2705 W ARROWOOD ROAD
CHARLOTTE, NC 28273
VACANT LOT ZONED CC

Exterior Elevations

No.	Description	Date

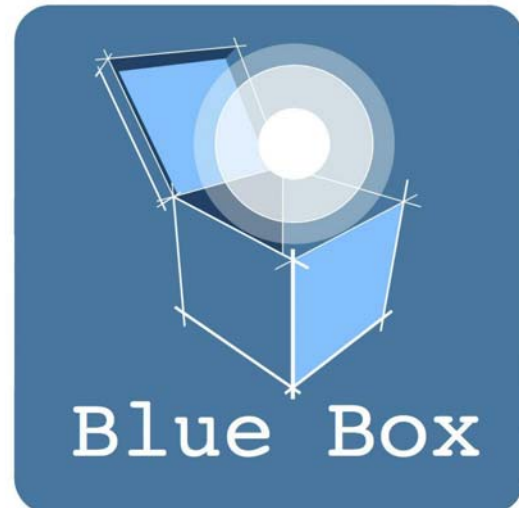
Drawn by EAB
Checked by DBD
Date 21 AUG 2017

A200

8/25/17 3:19:00 PM

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Approval

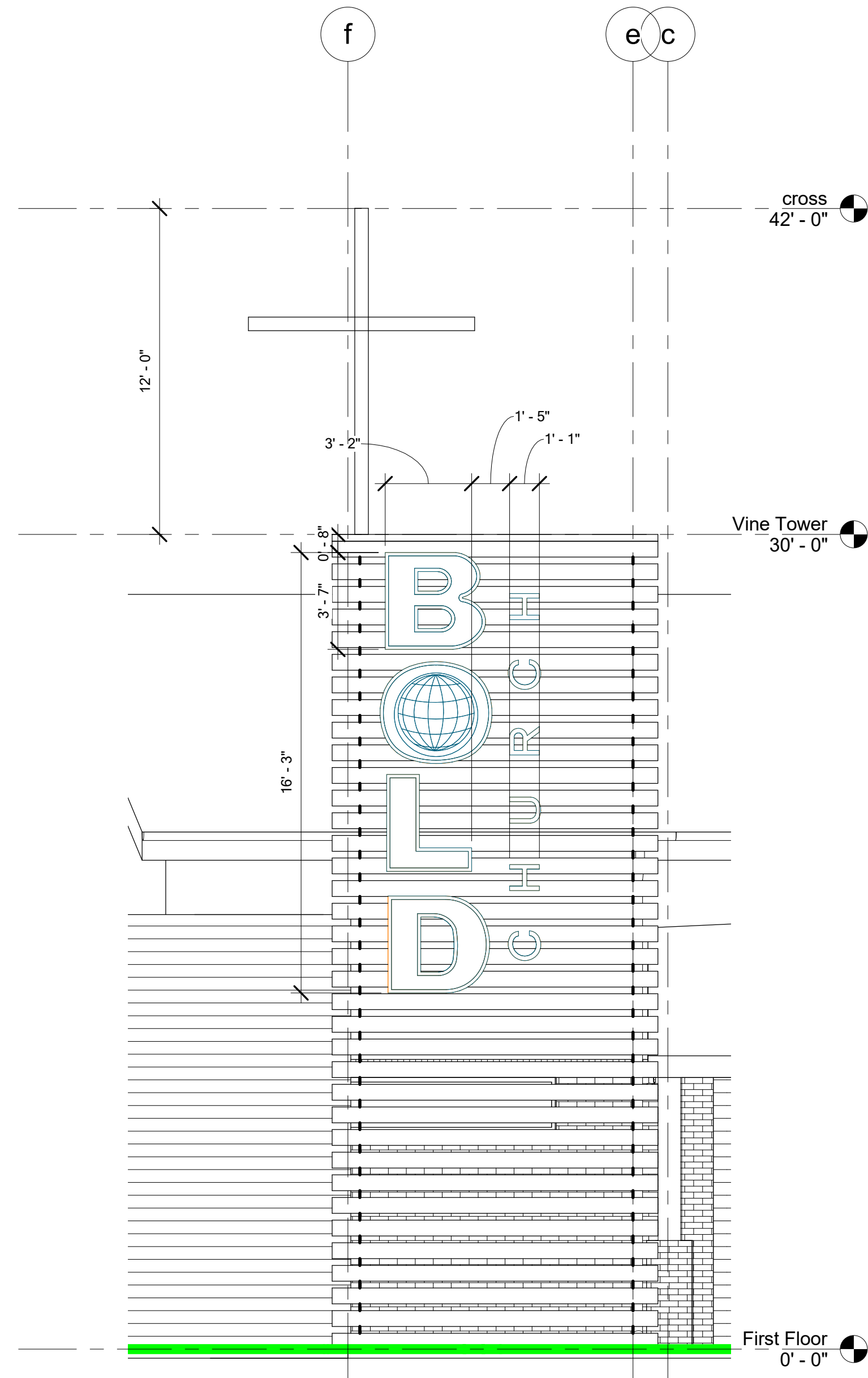
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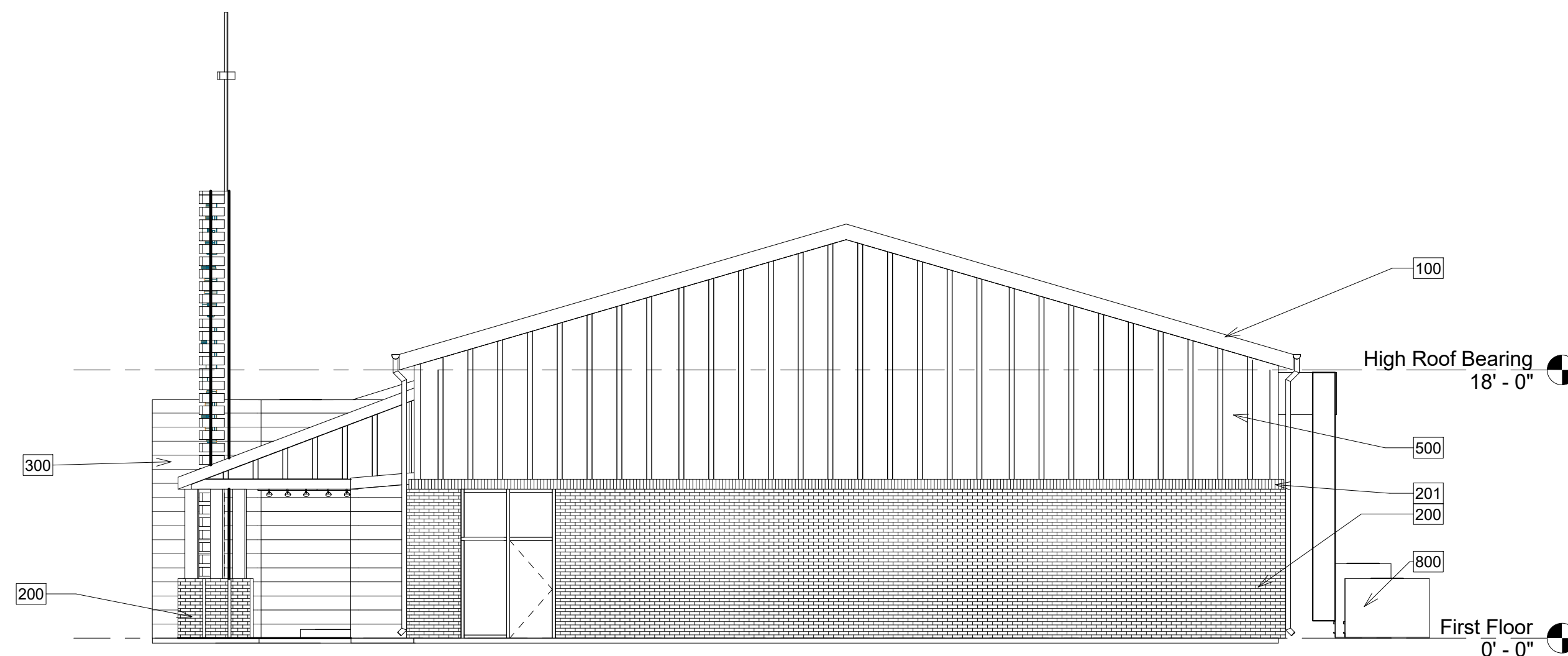
1.800.959.0772
#BlueBoxSherpa



③ North1 - Callout 1
1/4" = 1'-0"



① East
1/8" = 1'-0"



② West
1/8" = 1'-0"

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Checked by DBD
Date 21 AUG 2017

A201

text