

**SITE DATA TABLE:**

- EXISTING ZONING - UMUD
- PROPOSED ZONING - UMUDO
- MINIMUM STREET SETBACK - 12' FROM BACK OF CURB
- SIDE SETBACK - NONE
- REAR SETBACK - NONE
- TOTAL AREA - 137,973 S.F. (3.1674 ACRES)
- ALL SURVEY INFORMATION PROVIDED BY R.R. PHARR AND ASSOCIATES FROM SURVEY DATED JUNE 9, 2000.

12501310  
 BB & T CENTER LTD PARTNERSHIP  
 200 S COLLEGE ST # 105NTER  
 CHARLOTTE NC 28202-2005  
 3528 177  
 1.89 AC

COLLEGE STREET DESIGN  
 BASED ON PRELIMINARY  
 DESIGN BY CDOT. FINALIZED  
 LANE CHANGES AND DROP OFF  
 AREA TO BE DETERMINED BY  
 CDOT DURING UMUD REVIEW.

REZONING LINE  
 (BACK OF CURB)

12501401  
 RETIREMENT SYSTEM  
 CALIFORNIA STATE TEACHERS  
 PO BOX 638  
 ADDISON TX 75001  
 10716-772  
 2.35 AC

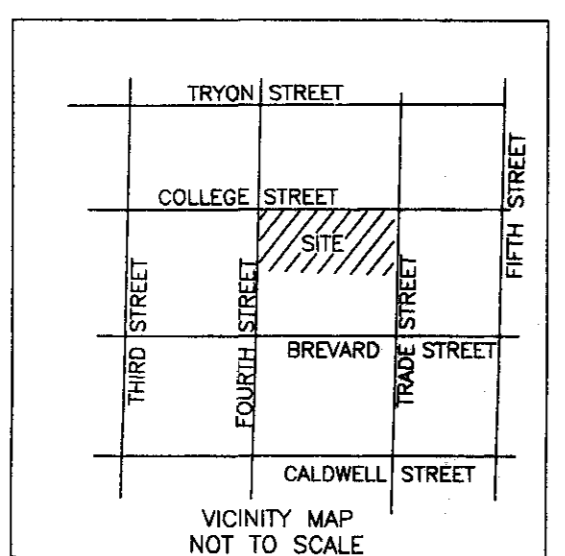
LEGAL DESCRIPTION  
 100R CHARLOTTE 1 LLC  
 3.1674 ACRES  
 101 EAST TRADE STREET, CHARLOTTE, NC

That certain tract or parcel of land situated, lying and being in the City of Charlotte, Mecklenburg County, North Carolina and being more particularly described as follows:

BEGINNING at a new nail at the intersection of the proposed easterly margin of East Fourth Street (variable right-of-way) and the proposed southerly margin of South College Street (variable right-of-way), and runs thence with the proposed southerly margin of South College Street the following three (3) courses and distances: (1) with the arc of a circular curve to the right having a radius of 14.00 feet an arc length of 17.36 feet, (chord: North 08-56-44 East 16.27 feet) to a new nail; (2) North 51-03-33 East 309.41 feet to a new nail; (3) with the arc of a circular curve to the right having a radius of 30.00 feet an arc length of 45.54 feet, (chord: South 85-24-53 East 41.30 feet) to a new nail on the proposed westerly margin of East Trade Street (variable right-of-way), thence with the proposed westerly margin of East Trade Street South 41-55-19 East 360.34 feet to a new nail; thence South 48-41-51 West 354.25 feet to a new nail on the proposed easterly margin of East Fourth Street (variable right-of-way), thence with the proposed easterly margin of East Fourth Street North 41-19-08 West 388.82 feet to the point and place of BEGINNING, containing 137,973 square feet or 3.1674 acres of land as shown on a survey prepared by R. B. Pharr & Associates, P.A., dated June 9, 2000 last revised June 28, 2000 bearing file No. W-2282.

CURVE TABLE

NUMBER	RADIUS	ARC LENGTH	BEARING	DISTANCE
C1	14.00	17.36	N 08° 56' 44" E	16.27
C2	30.00	45.54	S 85° 24' 53" E	41.30



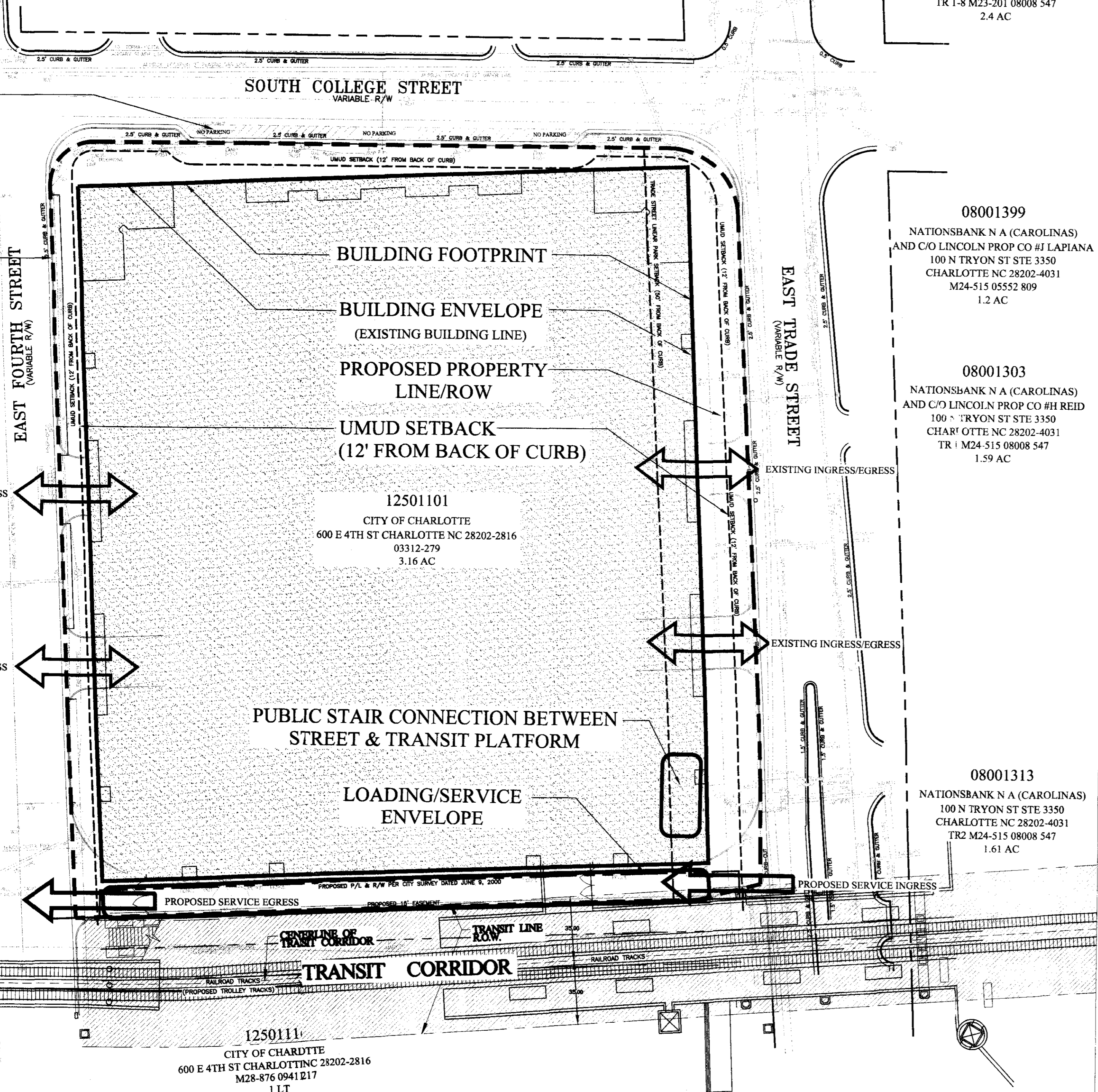
12501C99  
 Multiple land ownership,  
 Condominium complex owners,  
 or leaseholds may be present on this selected  
 piece of property

08001203  
 NATIONSBANK N A (CAROLINAS)  
 AND C/O LINCOLN PROP CO/HH REID  
 100 N TRYON ST STE 3350  
 CHARLOTTE NC 28202-4031  
 TR 1-8 M23-201 08008 547  
 2.4 AC

08001399  
 NATIONSBANK N A (CAROLINAS)  
 AND C/O LINCOLN PROP CO/HJ LAPIANA  
 100 N TRYON ST STE 3350  
 CHARLOTTE NC 28202-4031  
 M24-515 05552 809  
 1.2 AC

08001303  
 NATIONSBANK N A (CAROLINAS)  
 AND C/O LINCOLN PROP CO/HH REID  
 100 N TRYON ST STE 3350  
 CHARLOTTE NC 28202-4031  
 TR 1 M24-515 08008 547  
 1.59 AC

08001313  
 NATIONSBANK N A (CAROLINAS)  
 100 N TRYON ST STE 3350  
 CHARLOTTE NC 28202-4031  
 TR2 M24-515 08008 547  
 1.61 AC



12501111  
 CITY OF CHARLOTTE  
 600 E 4TH ST CHARLOTTE NC 28202-2816  
 M28-876 0941217  
 1 LT

**DEVELOPMENT STANDARDS**

**DEVELOPMENT STANDARDS**  
 3.1674 ACRE SITE  
 (REVISED 2-2-2004)

**DEVELOPMENT STANDARDS**

**General Provisions**

These Development Standards form a part of the Technical Data Sheet associated with the Rezoning Petition filed by Spectrum Properties to accommodate redevelopment of that 3.16 acre site located at the intersection of Trade Street and College Street which includes the former Convention Center and which is more particularly described on the Technical Data Sheet (the "Site").

Development of the Site will be governed by the Technical Data Sheet, these Development Standards and the applicable provisions of the City of Charlotte Zoning Ordinance (the "Ordinance"). Unless the Technical Data Sheet or these Development Standards establish more stringent standards, the regulations established under the Ordinance for the UMUD zoning classification shall govern all development taking place on the Site, subject, however, to the "Optional" provisions provided below.

**1. Summary of Request**

A. The Site is currently zoned UMUD. This Petition seeks the ability to redevelop and reuse the former Convention Center for the purpose of establishing new restaurant, commercial, retail, office, entertainment, theater and other similar principal uses together with any accessory uses associated therewith. The redevelopment may occur in phases over an extended time frame.

B. This Petition also accommodates redevelopment of the Site with new construction in accordance with any and all of the regulations established under the Ordinance for the UMUD zoning classification. In such an event, the Optional provisions noted below shall not be applicable.

**2. Permitted Uses**

Subject to the maximum building area set forth below, the Site may be devoted to any uses (including any accessory uses) as are permitted in the UMUD Zoning Classification.

**3. Maximum Building Area**

The existing building on the Site includes approximately 200,000 square feet of floor area. This building may be renovated and reused and, in addition, may also be expanded to up to approximately 250,000 square feet. Areas devoted to outdoor dining, courtyards and plazas shall also be allowed and will not be included in the calculation of the square footage limitation specified above.

**4. Building Materials**

Redevelopment of the existing building will utilize primarily stone, brick, stucco, cast stone, finished metal, glass, and/or architectural faced CMU construction materials.

**5. UMUD-Optional Provisions**

The Petitioner is requesting the following variations from the UMUD minimum standards for design and development as part of this UMUD (Optional) application:

A. **Setbacks** (Section 9.905) and **Linear Park** (Section 9.906): The existing building encroaches approximately 2 feet into the 12 foot setback along South College Street in the area near the intersection of South College Street and East Trade Street and approximately 25 feet into the 50 foot linear park along East Trade Street, as generally depicted on the Technical Data Sheet. These encroachments may continue. In addition, new building area may be permitted to project up to six feet beyond the base of the building in order to screen the face of the building. However, along East Trade Street, the Petitioner reserves the right to install raised planters along the face of the building in order to screen the base of the building and to augment the pedestrian's sense of the East Trade Street Linear Park. These planters may project up to six feet beyond the base of the building.

B. **Rail Transit Corridor** (Section 9.906): The service driveway and loading area may extend below grade approximately 15 feet into the 35 foot from centerline setback along the rail transit corridor, through a permanent encroachment easement as generally depicted on the Technical Data Sheet, subject to the approval of CATS or other appropriate governmental entity. The service driveway may also be gated. In addition, construction activity may extend approximately 20 feet into the setback subject to the approval of CATS or other appropriate governmental entity.

C. **Urban Open Space** (Section 9.906): The urban open space provisions shall not be applicable to the site. A terrace will extend from College Street and Trade Street to the rail line area. Although the amount of open space provided would exceed the ordinance provisions, it will be more than three feet above the level of the adjoining rights-of-way and therefore not in conformance with the specifications outlined by the Ordinance.

D. **Street Trees** (Section 9.906): The existing planters along East Trade Street may be eliminated. Along East Trade Street, the Petitioner reserves the right to install raised planters along the face of the building in order to screen the base of the building and to augment the pedestrian's sense of the East Trade Street Linear Park. These planters may project up to six feet beyond the base of the building. Along East Trade Street and South College Street, street trees will be placed in planters. Other aspects of the streetscape plan, such as tree species and tree spacing, shall remain in effect.

E. **Signage** (Chapter 13): The UMUD signage provisions may be modified to allow a vibrant, exciting signage system that identifies the Site and the tenants within the building as a signature urban retail/entertainment venue and creates a sense of place. All signage associated with the site shall conform to Section 13.108(a) of the Ordinance with the exception of the following *Optional* variations:

- Allowable signage types include all detached and attached signs permitted under Chapter 13 including and/or in addition to projecting signs and/or roof signs that may extend up to 20 feet above and/or beyond the roof or parapet.
- Permitted signage types include all signs permitted under Chapter 13 including and/or in addition to the following: computer programmable L.E.D. systems with full-color, full-matrix display, full color outdoor video display, blade signs, decorative signs, fabricated letters, symbols and/or logos, message centers including ticker tape type moving messages, signs with moveable parts, marquee signs, movie posters, signs and/or banners, changeable copy signs, on premises signage, movie type projected images from either direct projection or rear screen projection, digitally printed vinyl wall signs wrapped around a supporting structure, mural/network, and advertising banners.
- Wall signage may cover up to 75% of a single wall but may not cover more than an average of 50% of the total area of the building walls;
- No additional area limitation shall apply to wall signage and there is no additional maximum area per wall or tenant;
- Wall signage may be transferred to another wall;
- Wall signage may be located on any exterior building wall and/or any interior atrium/gallery wall;
- Wall signage may extend up to 20 feet above and/or beyond the parapet or roofline of the building;
- Signage may cover all or a part of an individual window but may not cover more than 30% of the total window area of the building;
- Window signage shall not be calculated as a part of the maximum allowable wall signage area noted above;

REVISED 1-21-2004  
 PROPOSED PL & ROW REMOVED FROM STREET FRONTAGE FOR CLARITY

10. Signage may extend from the building face and/or up to 20 feet above and/or beyond the parapet or roof. Signage located in the area between grade level and up to 10 feet in height from grade level may extend up to four inches into the 12 foot required setback on South College Street and East Fourth Street and the 25 foot required setback along East Trade Street. There may be any number of projecting signs located over 9 feet in height that conform to the standard UMUD sign provisions outlined in Section 13.108(a) and the area of those signs shall be included within and calculated as part of the area outlined above in Section 5.E.3. Up to 10 projecting signs per building wall may be placed on that portion of the building wall located between 10 feet and 20 feet above grade level. These projecting signs may extend up to 8 feet into the 12 foot required setback on South College Street and East Fourth Street and the 25 foot required setback along East Trade Street and the area of those signs shall not be included in or calculated as part of the area outlined above in Section 5.E.3. Up to 10 projecting signs per building wall may be placed on that portion of the 12 foot required setback on South College Street and East Fourth Street which may extend up to 14 feet into the 12 foot required setback on South College Street and East Fourth Street and the 25 foot required setback along East Trade Street and the area of those signs shall not be included in or calculated as part of the area outlined above in Section 5.E.3.

- There shall be no limit on the maximum sign area of individual projecting signs;
- A projecting sign, wall sign, or combination of both may be located on any building wall;
- Projecting signage shall not be calculated as a part of the maximum allowable wall signage area noted above except as otherwise provided in Section 5.E.10;
- Canopies and/or awnings shall not be calculated as a part of the maximum allowable wall signage area noted above;
- Signage placed on canopies and/or awnings shall not be calculated as a part of the maximum allowable wall signage area noted above;
- Up to five monolithic style monument signs of up to 15 feet in height may be placed within the required setbacks as long as they do not block the sidewalk and are generally in alignment with the street trees and eight feet in height shall not exceed three feet in width. Those portions of the monument signs over eight feet in height shall not exceed 10 feet in width. Such detached signage will be limited to project identification signs.
- All signs may be internally or externally lit by any means and at any times;
- All signs may be temporary or permanent;
- Signs may be in a fixed location or movable;
- Artwork, such as but not limited to murals, may be painted directly onto the building facade(s) or digitally printed on an acrylic or vinyl type material and permanently applied to a facade;
- In no event shall digitally printed vinyl projecting signs be allowed;
- In no event shall internally illuminated flat panel acrylic face embossed signs with translucent vinyl graphics be allowed;
- Any sign upon which the copy relates to upcoming or pending tenant sales events or building space leasing matters is subject to the standard UMUD sign provisions outlined in Section 13.108(a) rather than these "Optional" provisions.
- Although building or site lighting is not considered signage under the Ordinance, these provisions recognize that lighting will be a key design element for the project. Any type of lighting, such as but not limited to accent lighting, flood type lighting, neon lights, flashing lights, colored lights, attached lighting, major or minor projecting lighting, light beams of any color and purpose lighting may be utilized on the Site. Any lighting on the Site shall not be calculated as a part of the maximum allowable wall signage area noted above. In addition, year-round decorative lighting may be attached to trees on the site and/or within abutting rights-of-way subject to any necessary approval from the appropriate governmental entity.
- Access Configuration:** Vehicular access shall be as generally depicted on the Technical Data Sheet and Schematic Parking Level Two Plan. The overall access configuration including but not limited to the width of the service driveway along the abutting rail corridor, the turning radii along the abutting streets and the two existing and one proposed right turns only driveways on East Fourth Street, the two existing full movement driveways on East Trade Street and the one proposed right turn only driveway on East Trade Street shall be as generally depicted on the Technical Data Sheet and Schematic Parking Level Two Plan.
- In addition to the above UMUD Optional variations, it is the intention of the Petitioner to retain and preserve any and all grandfathering rights under the Ordinance during the various phases of the redevelopment process with respect to the structure and other improvements currently in place on the Site which are not required to be renovated to accommodate the particular associated redevelopment phase.

**6. Parking**

The existing parking structure is being maintained and reused along with several enclosed storage areas being reclaimed for additional parking spaces. These parking spaces are to be treated as existing parking spaces with any and all associated grandfathering status and privileges. Any and all parking areas may be restriped to accommodate the proposed parking structure. Bicycle parking spaces shall be provided in the parking structure near the vehicular entrances. The minimum number of bicycle parking spaces shall be equivalent to five percent of the number of automobile parking spaces provided within the parking structure.

**7. Vehicular Access**

Vehicular access to the Site shall be as generally depicted on the Technical Data Sheet with two existing and one proposed right turns only access points along East Fourth Street and two existing full movement and one proposed right turns only access points along East Trade Street.

**8. Fire Protection**

Adequate fire protection in the form of fire hydrants will be provided to the Charlotte Fire Marshal's specifications.

**9. Amendments to Rezoning Plan**

Future amendments to the Technical Data Sheet, the Schematic Plan and these Development Standards may be applied for by the then Owner or Owners of the tract or tracts within the Site involved in accordance with the provisions of Chapter 6 of the Ordinance.

**10. Binding Effect of the Rezoning Documents and Definitions**

A. If this Rezoning Petition is approved, all conditions applicable to development of the Site imposed under this Technical Data Sheet will, unless amended in the manner provided under the Ordinance, be binding upon and inure to the benefit of the Petitioner and the current and subsequent owners of the Site and their respective successors in interest and assigns.

B. Throughout these Development Standards, the terms "Petitioner" and "owner" or "owners" shall be deemed to include the heirs, devisees, personal representatives, successors in interest and assigns of the Petitioner or the owner or owners of the Site from time to time who may be involved in any future development thereof.

**11. Statement With Respect To The Graphics Which Are Set Forth On Exhibits Accompanying The Technical Data Sheet**

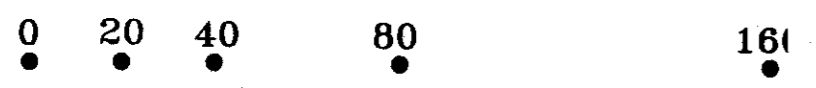
A. The intent of the proposed redevelopment concept is to create a variety of architectural experiences. The redevelopment will utilize primarily stone, brick, stucco and/or architectural face block construction materials. The attached perspective and building elevations are intended to describe the conceptual architectural theme proposed for the building. However, it should be noted that the perspective and building elevations are schematic in nature. Accordingly, the architectural concept may be altered or simplified during design development and construction phases. Regardless of any design alterations, redevelopment of the existing building will utilize primarily stone, brick, stucco, cast stone, finished metal, glass and/or architectural face block construction materials.

B. It is currently contemplated that the rooftop will be used for active public space. However, it should be noted that the perspective and building elevations are schematic in nature and the rooftop concept may be altered or simplified during design development and construction phases. In addition, the existing rooftop structure may be preserved.

C. The intent of the proposed redevelopment concept is also to create an exciting signage system that creates a sense of place and identifies the Site and the building tenants as a signature urban retail/entertainment venue. The signage graphics which accompany the Technical Data Sheet are intended to describe the conceptual signage system proposed for the Site. However, it should be noted that the signage graphics are schematic in nature and are not to be considered as specific signage plans but rather as preliminary graphic representations of the types and quality of signage proposed. Accordingly, the signage concept may be altered during design development and construction phases.

**RZ-1**  
 PETITIONER:  
 SPECTRUM PROPERTIES  
 CONTACT: MR. JIM DULIN

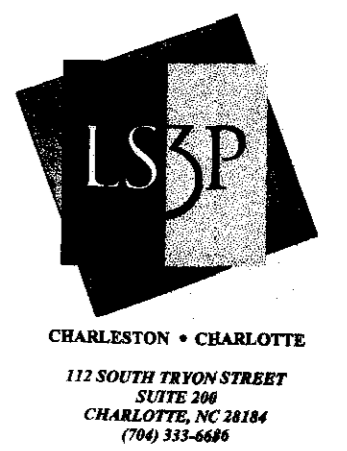
04 FEBRUARY 2004  
 SCALE: 1" = 40'



**URBAN ENTERTAINMENT/MIXED USE CENTER**  
 ADAPTIVE REUSE OF THE OLD CONVENTION CENTER  
 CHARLOTTE, NC

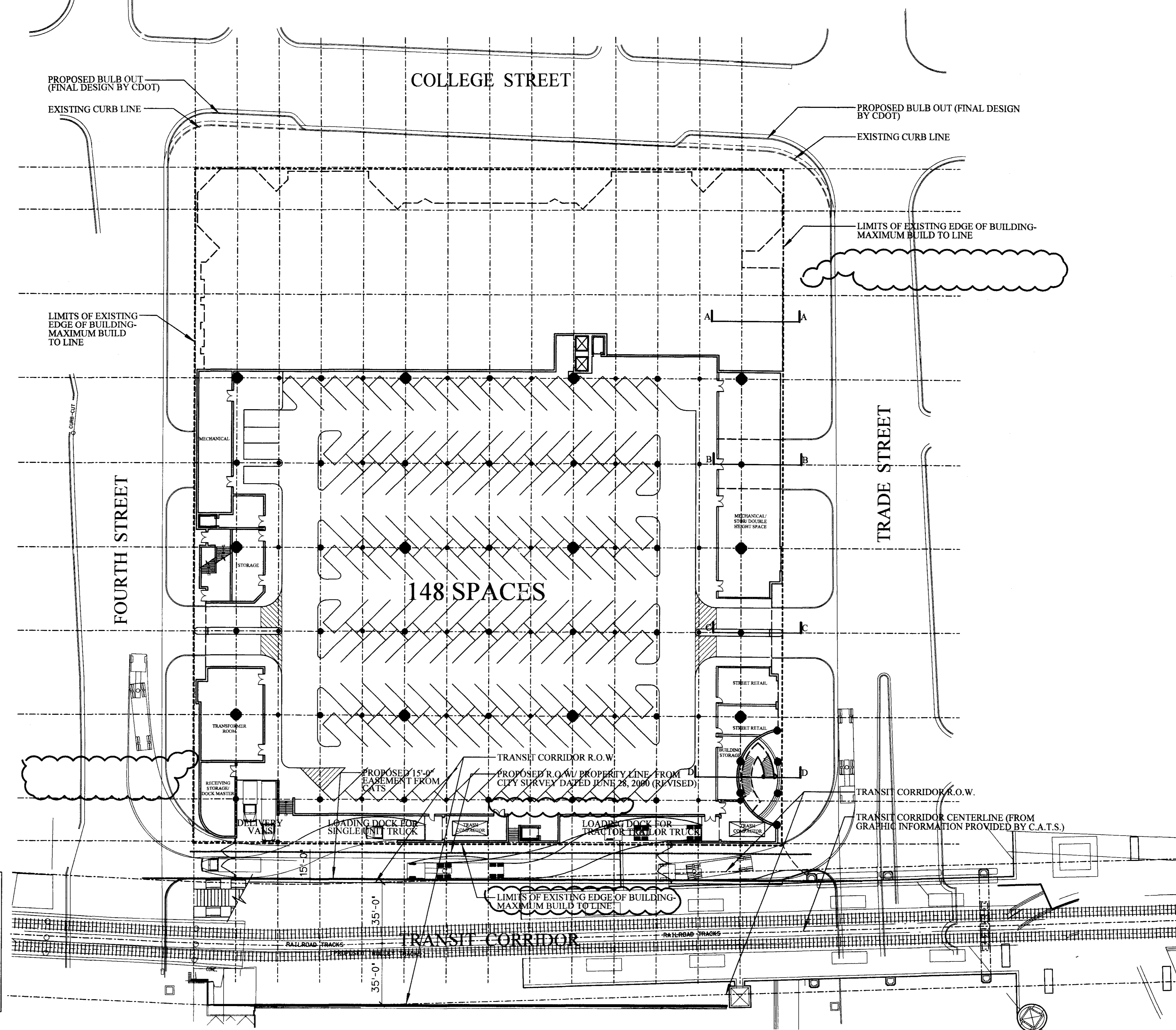
**REZONING REQUEST**

TECHNICAL DATA SHEET



APPROVED BY CITY COUNCIL  
 DATE 3/15/04





THESE PLANS ARE SCHEMATIC IN NATURE AND ARE INTENDED TO CONVEY THE ARCHITECTURAL PLANNING CONCEPTS AT THIS TIME. THE SPECIFICS OF THIS PLAN MAY BE MODIFIED AS THE PROJECT PROGRESSES THROUGH THE DESIGN DEVELOPMENT AND CONSTRUCTION DOCUMENTATION PHASES OF THE DESIGN PROCESS. HOWEVER, THE GENERAL ARCHITECTURAL CONCEPT WILL REMAIN CONSTANT, AND THE BUILDING FACADES WILL NOT EXTEND BEYOND THE LINE OF THE EXISTING FACE OF THE BUILDING (EXCEPTING STREET LEVEL PLANTERS, TERRACES, BALCONIES, PORTICOS/ ROOFS, ET CETERA.)

APPROVED BY CITY COUNCIL  
DATE 3/15/04

RZ-4 (REVISED)

SCHEMATIC PARKING LEVEL TWO

URBAN ENTERTAINMENT/ MIXED-USE CENTER

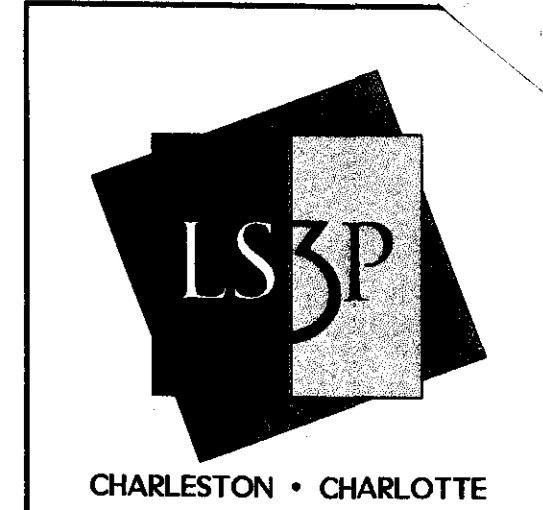
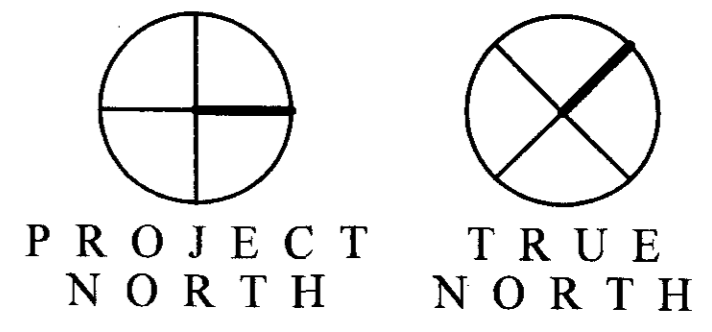
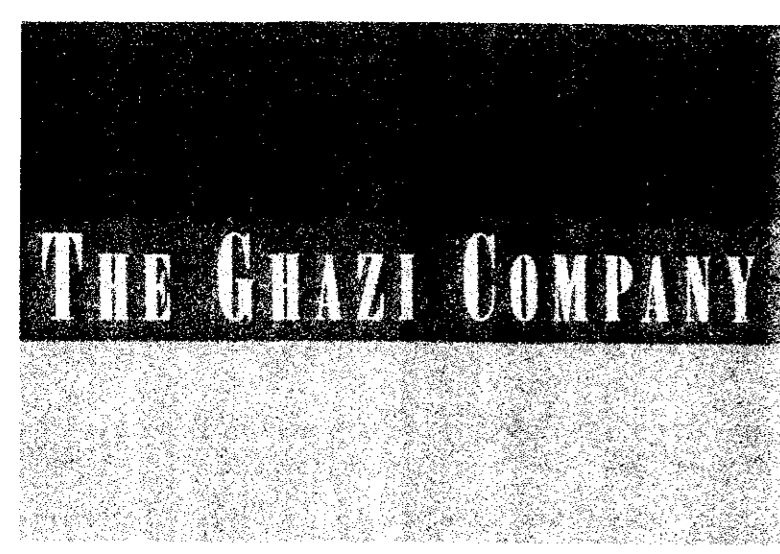
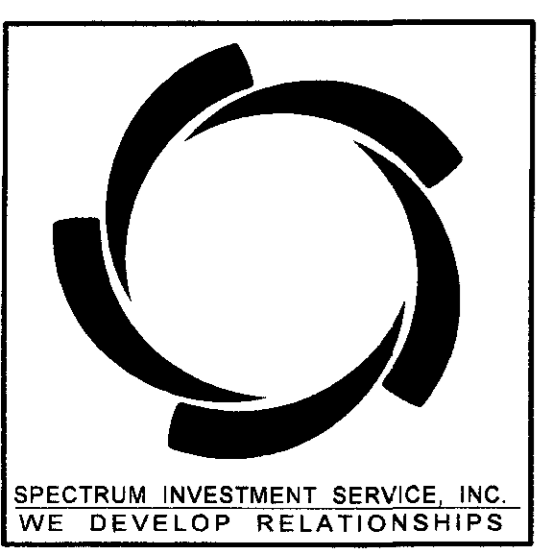
ADAPTIVE REUSE OF THE OLD CONVENTION CENTER

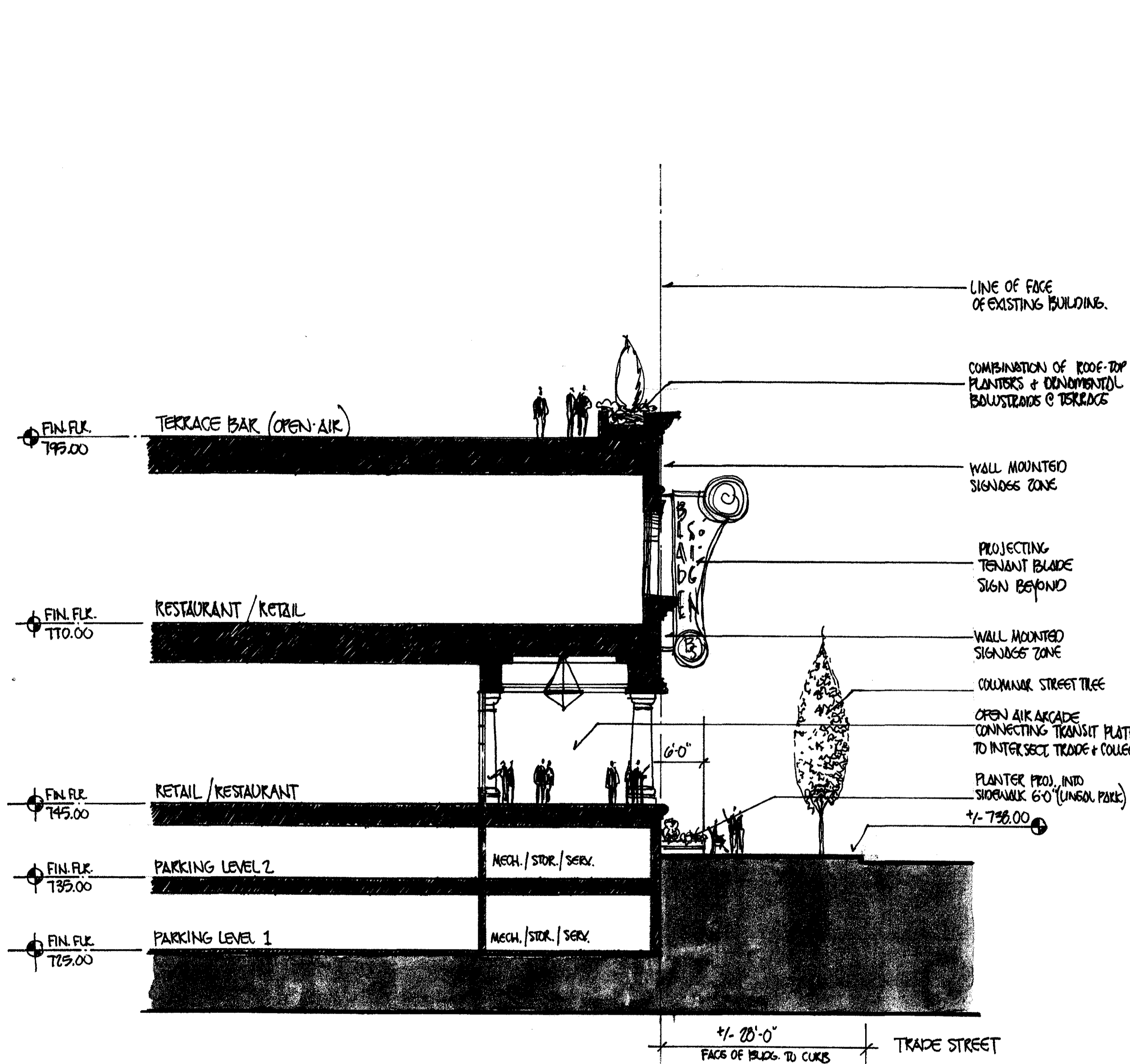
CHARLOTTE, NC

0' 15' 30' 60'

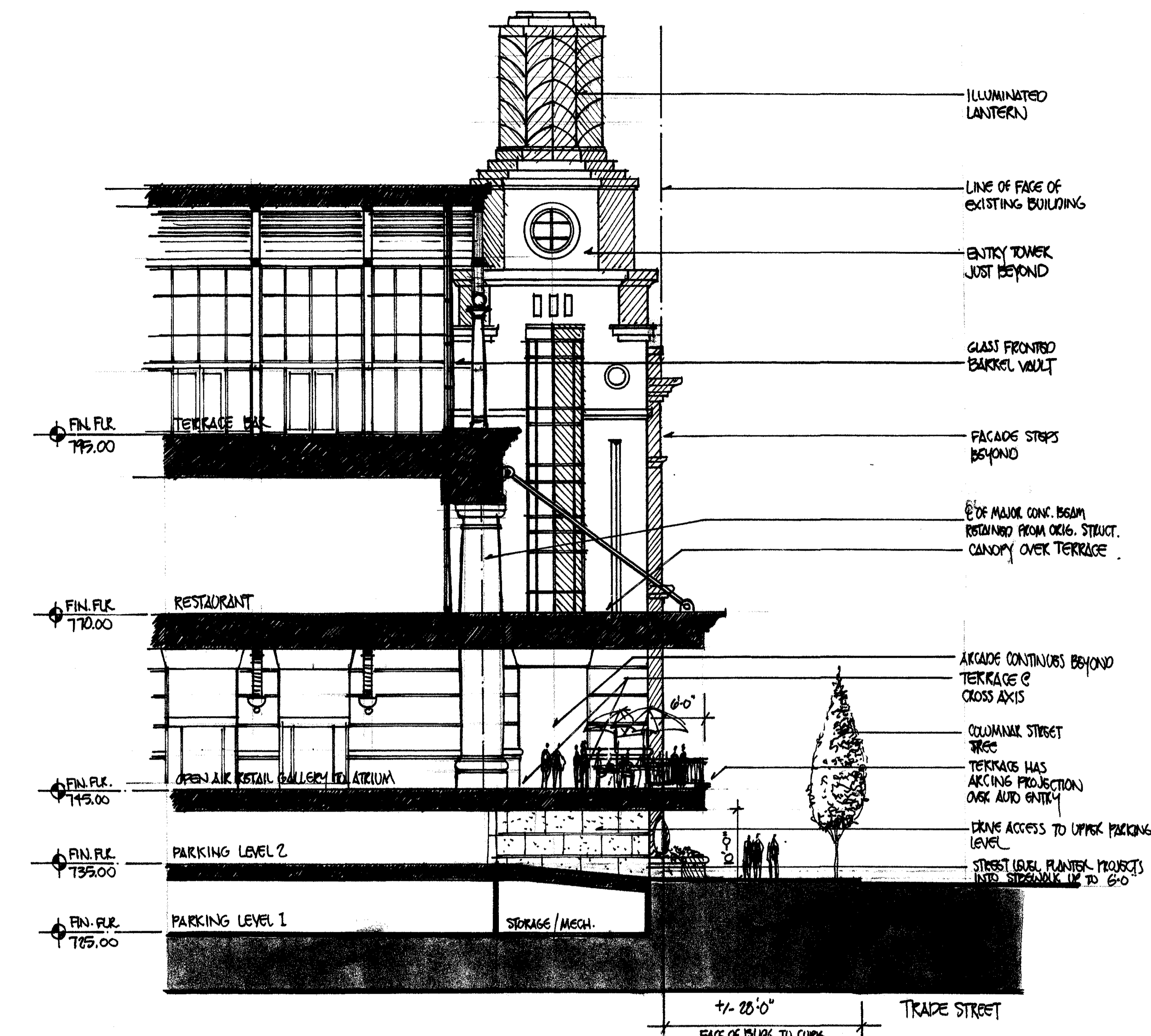
DECEMBER 23, 2003  
REVISED - JANUARY 21, 2004

RECEIVED  
FEB 05 2004





SECTION AA  
1"=10'-0"



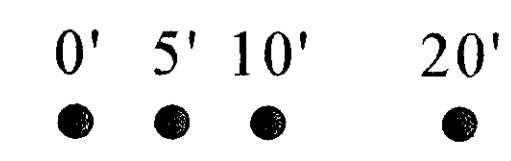
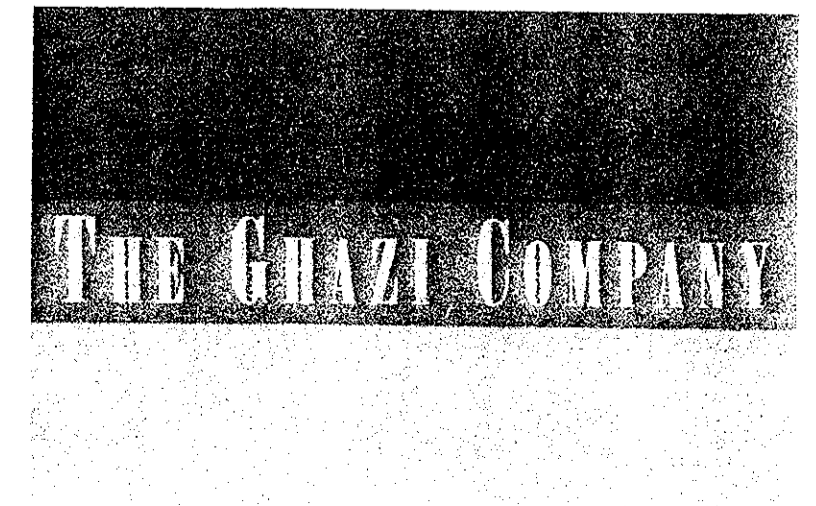
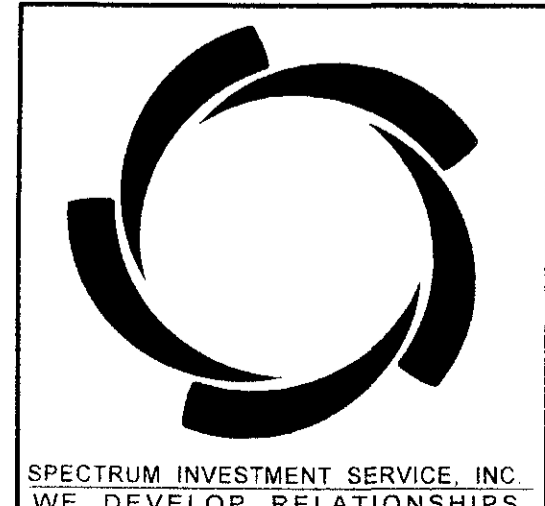
SECTION BB  
1"=10'-0"

THESE SECTIONS ARE SCHEMATIC IN NATURE AND ARE INTENDED TO CONVEY THE ARCHITECTURAL PLANNING CONCEPTS AT THIS TIME. THE SPECIFICS OF THESE SECTIONS MAY BE MODIFIED AS THE PROJECT PROGRESSES THROUGH THE DESIGN DEVELOPMENT AND CONSTRUCTION DOCUMENTATION PHASES OF THE DESIGN PROCESS. HOWEVER, THE GENERAL ARCHITECTURAL CONCEPT, GENERAL USE OF MATERIALS INDICATED, AND GENERAL USE OF SIGNAGE WILL REMAIN CONSTANT, AND THE BUILDING FACADES WILL NOT EXTEND BEYOND THE LINE OF THE EXISTING FACE OF THE BUILDING (EXCEPTING STREET LEVEL PLANTERS, TERRACES, BALCONIES, PORTICOS/ ROOFS, ET CETERA.)

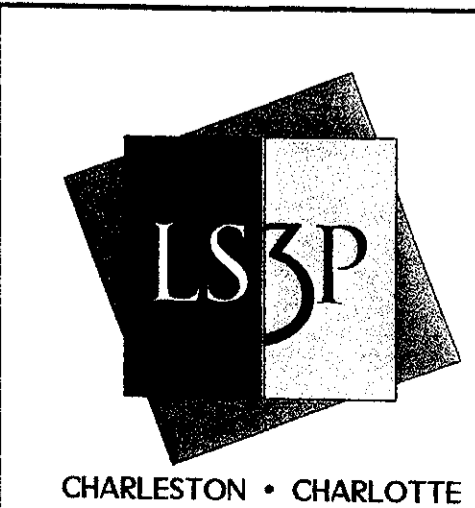
RZ-14

SCHEMATIC SECTIONS THROUGH ARCADE  
 URBAN ENTERTAINMENT/ MIXED-USE CENTER  
 ADAPTIVE REUSE OF THE OLD CONVENTION CENTER  
 CHARLOTTE, NC

APPROVED BY CITY COUNCIL  
 DATE 3/1/04

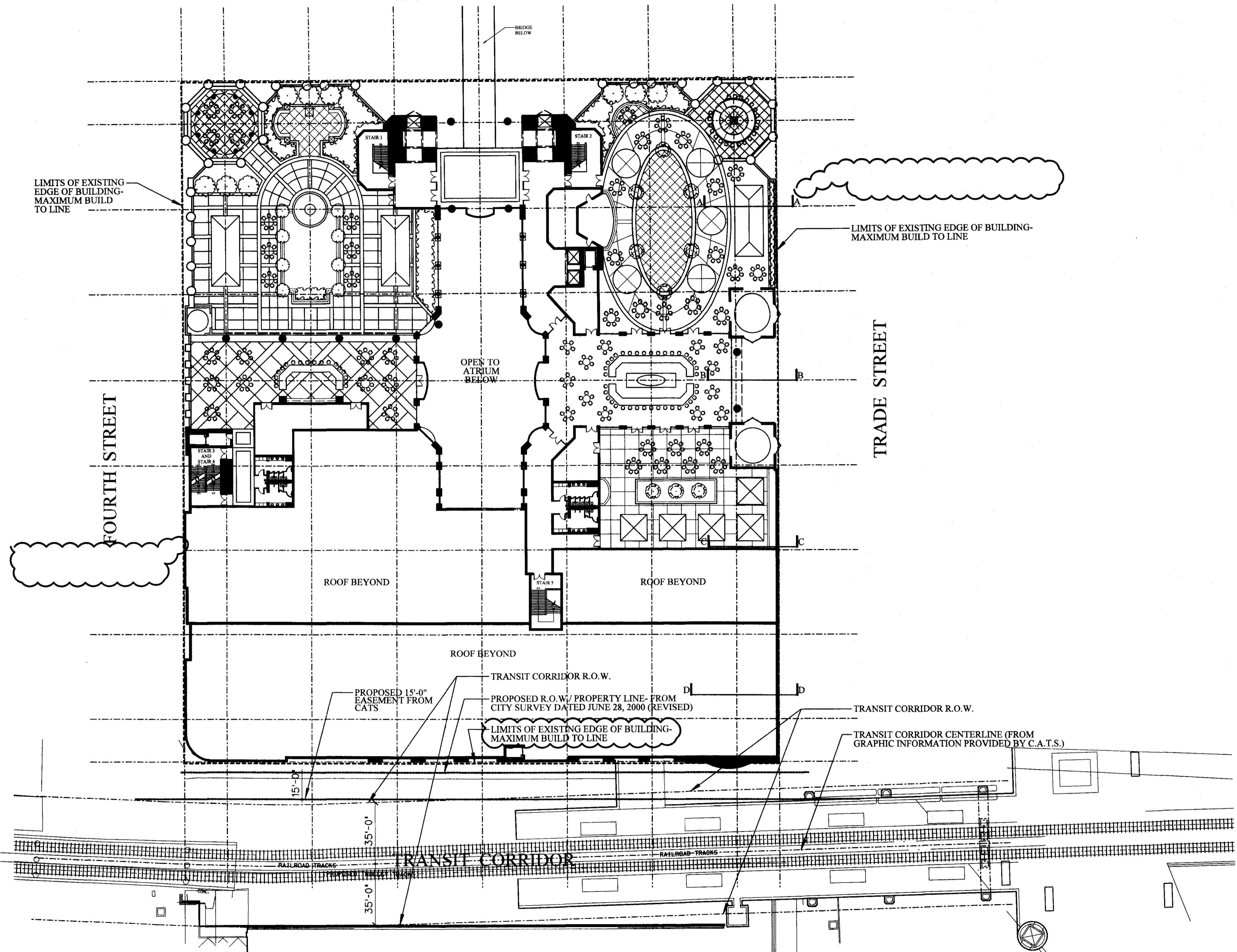


DECEMBER 23, 2003





COLLEGE STREET



LIMITS OF EXISTING  
EDGE OF BUILDING-  
MAXIMUM BUILD  
TO LINE

LIMITS OF EXISTING EDGE OF BUILDING-  
MAXIMUM BUILD TO LINE

FOURTH STREET

TRADE STREET

OPEN TO  
ATRIUM  
BELOW

ROOF BEYOND

ROOF BEYOND

ROOF BEYOND

PROPOSED 15'-0"  
EASEMENT FROM  
CATS

TRANSIT CORRIDOR R.O.W.  
PROPOSED R.O.W./ PROPERTY LINE- FROM  
CITY SURVEY DATED JUNE 28, 2000 (REVISED)

LIMITS OF EXISTING EDGE OF BUILDING-  
MAXIMUM BUILD TO LINE

TRANSIT CORRIDOR R.O.W.

TRANSIT CORRIDOR CENTERLINE (FROM  
GRAPHIC INFORMATION PROVIDED BY C.A.T.S.)

15'-0"

35'-0"

35'-0"

TRANSIT CORRIDOR

RAILROAD TRACKS

RAILROAD TRACKS

THESE PLANS ARE SCHEMATIC IN NATURE AND ARE INTENDED TO CONVEY THE ARCHITECTURAL PLANNING CONCEPTS AT THIS TIME. THE SPECIFICS OF THIS PLAN MAY BE MODIFIED AS THE PROJECT PROGRESSES THROUGH THE DESIGN DEVELOPMENT AND CONSTRUCTION DOCUMENTATION PHASES OF THE DESIGN PROCESS. HOWEVER, THE GENERAL ARCHITECTURAL CONCEPT WILL REMAIN CONSTANT, AND THE BUILDING FACADES WILL NOT EXTEND BEYOND THE LINE OF THE EXISTING FACE OF THE BUILDING (EXCEPTING STREET LEVEL PLANTERS, TERRACES, BALCONIES, PORTICOS/ ROOFS, ET CETERA.)

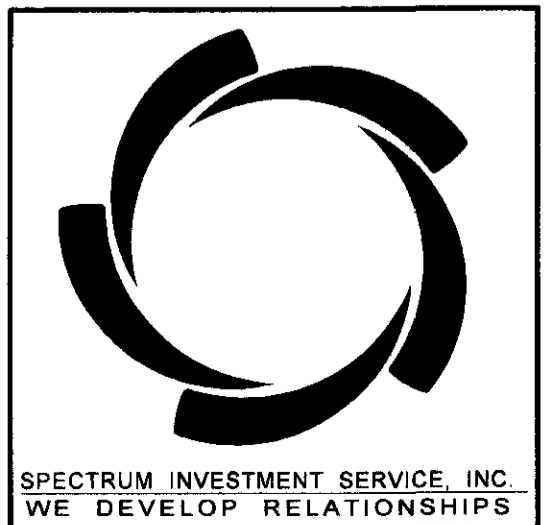
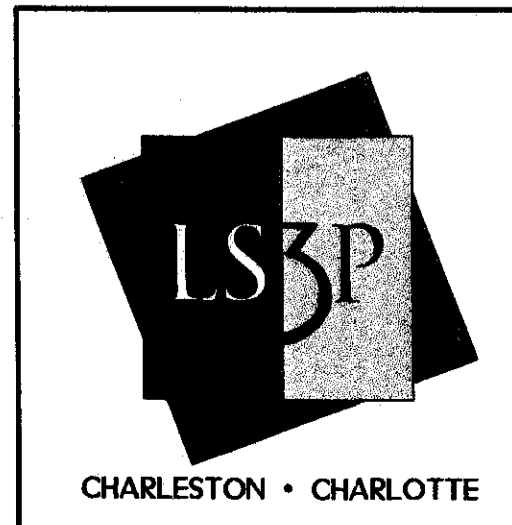
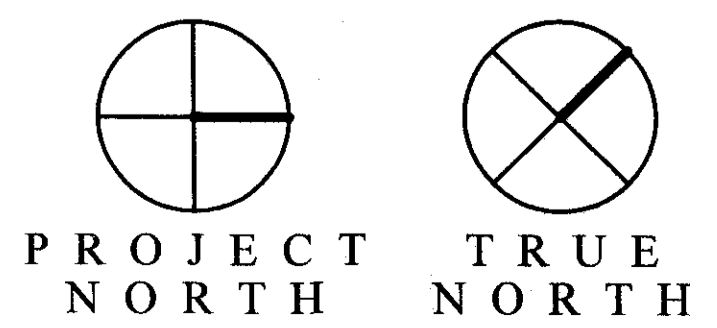
RZ-8 (REVISED)

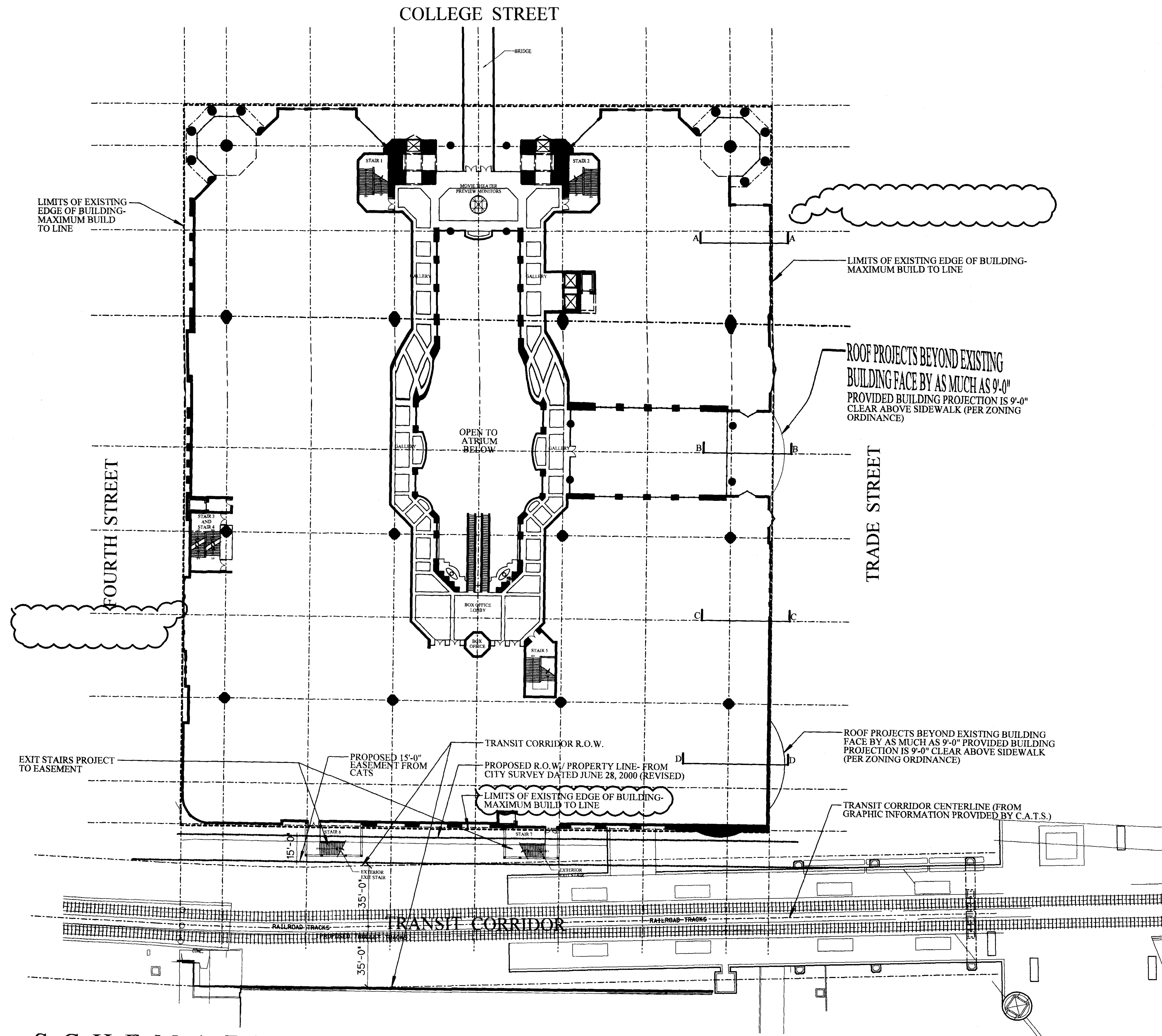
APPROVED BY CITY COUNCIL  
DATE 3/15/04

SCHEMATIC THIRD LEVEL FLOOR PLAN  
 URBAN ENTERTAINMENT/ MIXED-USE CENTER  
 ADAPTIVE REUSE OF THE OLD CONVENTION CENTER  
 CHARLOTTE, NC

0' 15'30' 60'  
● ● ● ●

DECEMBER 23, 2003  
REVISED - JANUARY 21, 2004



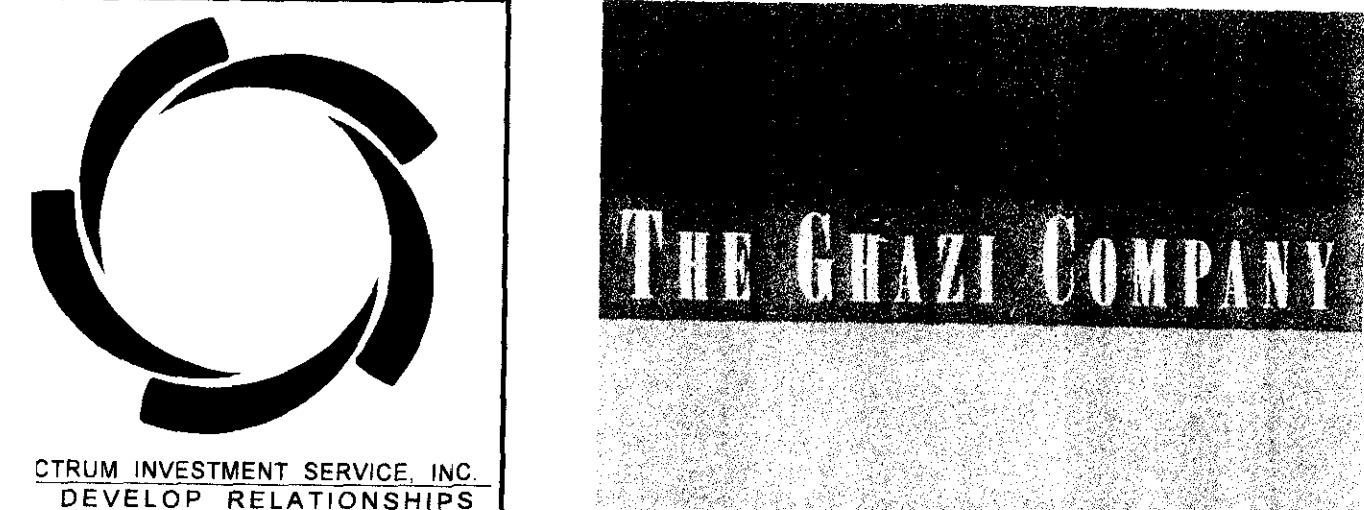


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UZ-7 (REVISED)

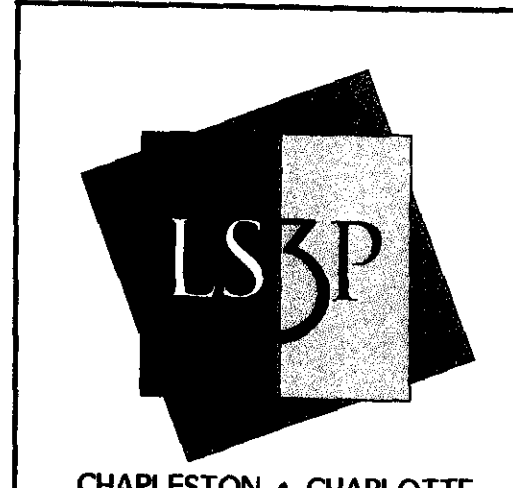
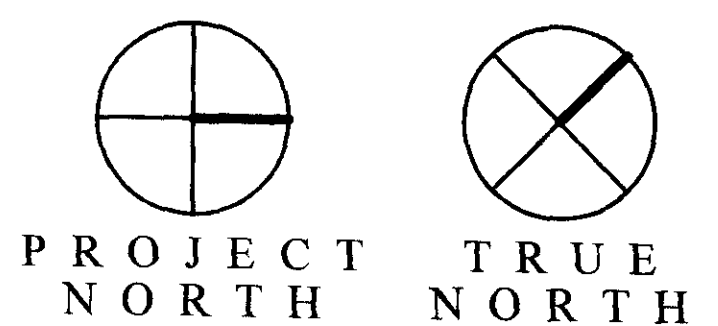
SCHEMATIC SECOND LEVEL FLOOR PLAN  
 URBAN ENTERTAINMENT/ MIXED-USE CENTER  
 ADAPTIVE REUSE OF THE OLD CONVENTION CENTER  
 CHARLOTTE, NC

APPROVED BY CITY COUNCIL  
 DATE \_\_\_\_\_

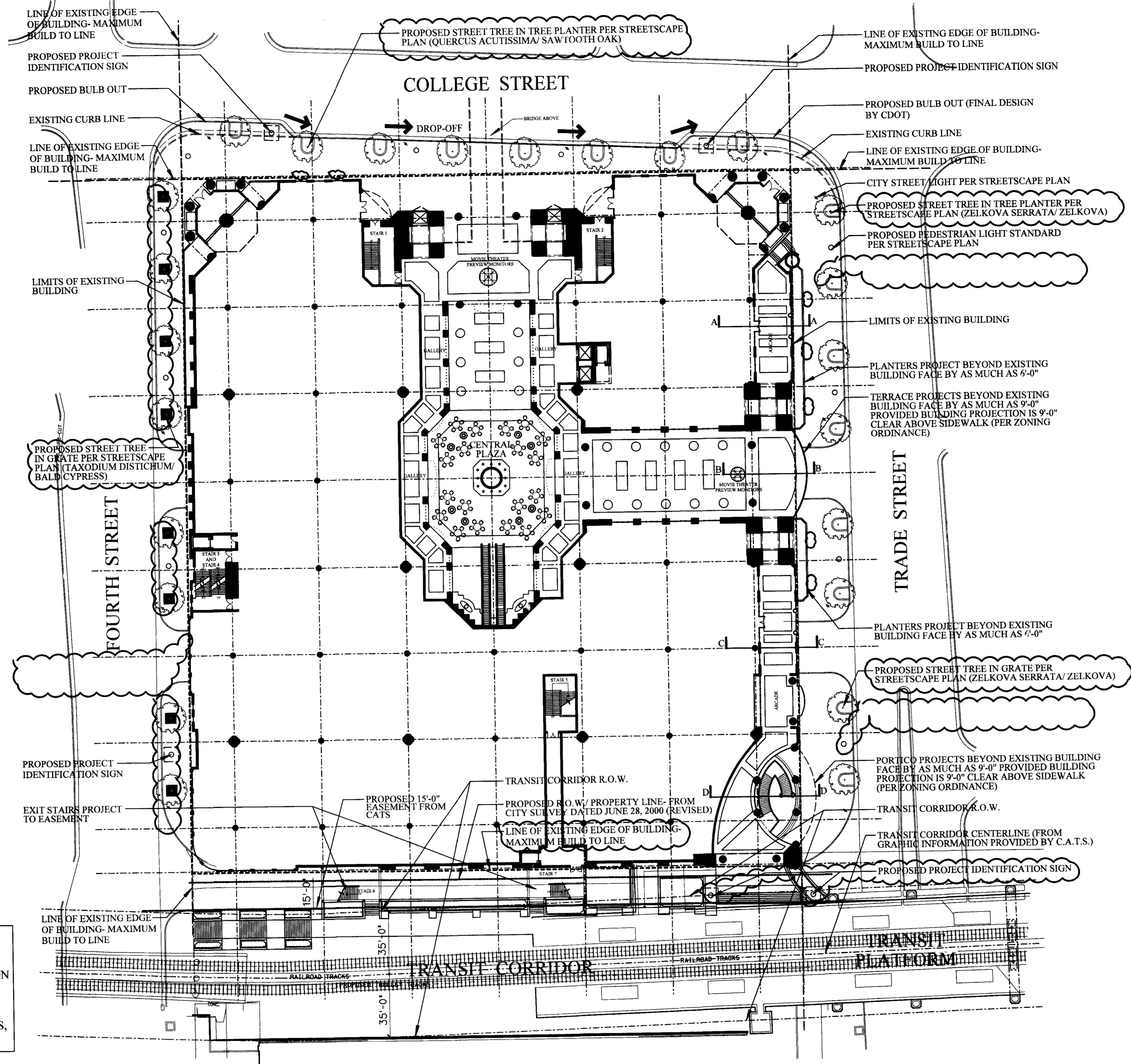


0' 15' 30' 60'  
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DECEMBER 23, 2003  
 REVISED - JANUARY 21, 2004







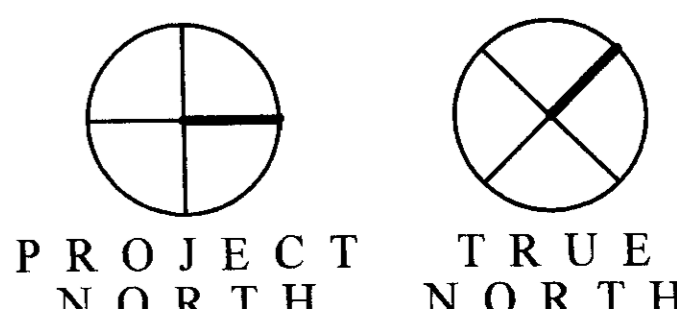
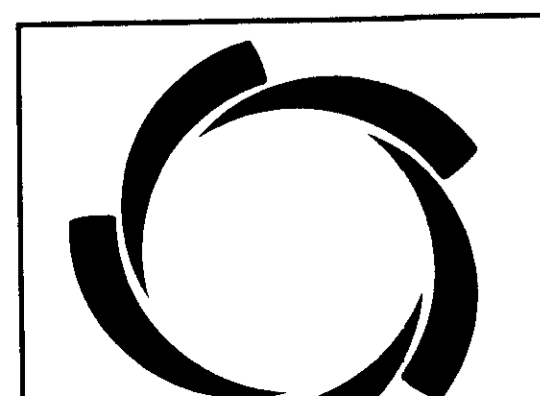
THESE PLANS ARE SCHEMATIC IN NATURE AND ARE INTENDED TO CONVEY THE ARCHITECTURAL PLANNING CONCEPTS AT THIS TIME. THE SPECIFICS OF THIS PLAN MAY BE MODIFIED AS THE PROJECT PROGRESSES THROUGH THE DESIGN DEVELOPMENT AND CONSTRUCTION DOCUMENTATION PHASES OF THE DESIGN PROCESS. HOWEVER, THE GENERAL ARCHITECTURAL CONCEPT WILL REMAIN CONSTANT, AND THE BUILDING FACADES WILL NOT EXTEND BEYOND THE LINE OF THE EXISTING FACE OF THE BUILDING (EXCEPTING STREET LEVEL PLANTERS, TERRACES, BALCONIES, PORTICOS/ ROOFS, ET CETERA.)

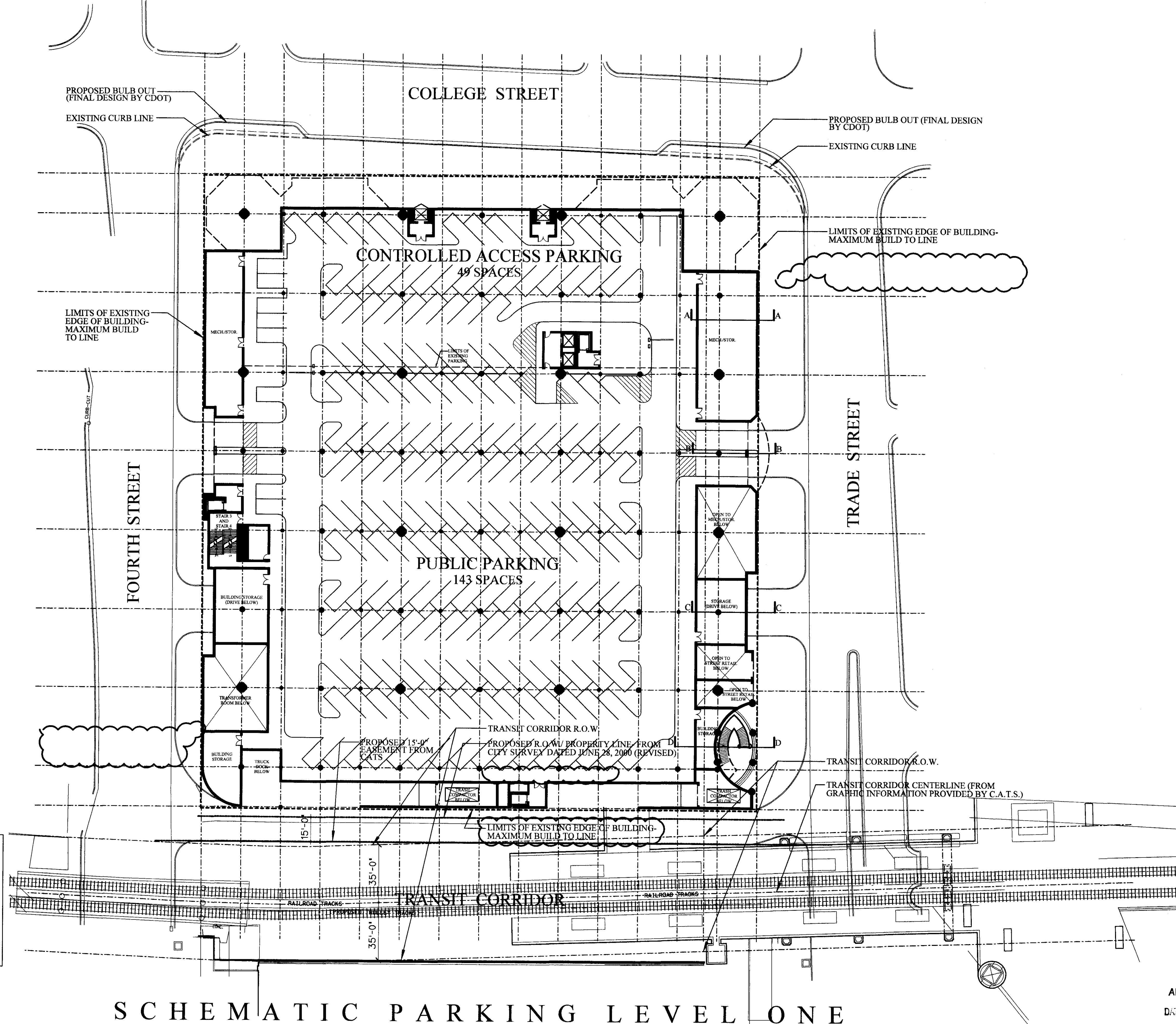
APPROVED BY CITY COUNCIL  
DATE 3/1/04

RZ-6 (REVISED)

SCHEMATIC GROUND LEVEL FLOOR PLAN  
 URBAN ENTERTAINMENT/ MIXED-USE CENTER  
 ADAPTIVE REUSE OF THE OLD CONVENTION CENTER  
 CHARLOTTE, NC

NOVEMBER 21, 2003



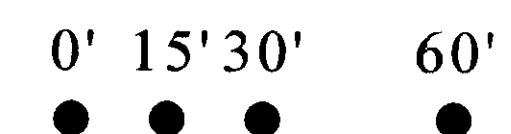
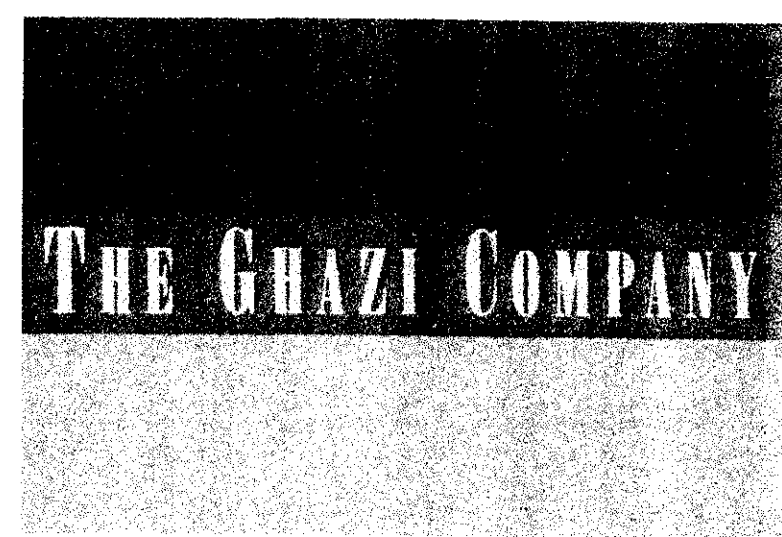
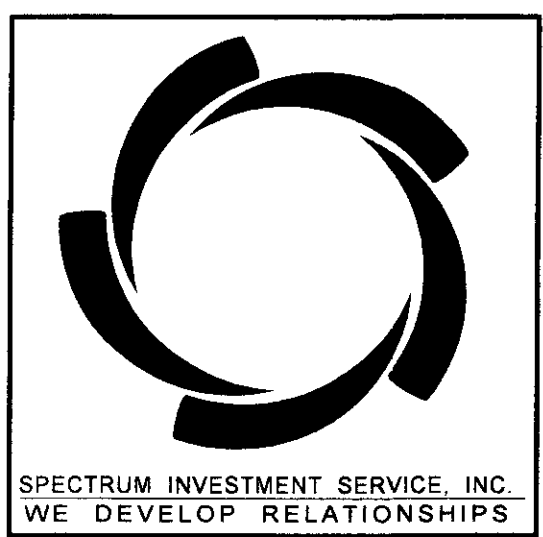


THESE PLANS ARE SCHEMATIC IN NATURE AND ARE INTENDED TO CONVEY THE ARCHITECTURAL PLANNING CONCEPTS AT THIS TIME. THE SPECIFICS OF THIS PLAN MAY BE MODIFIED AS THE PROJECT PROGRESSES THROUGH THE DESIGN DEVELOPMENT AND CONSTRUCTION DOCUMENTATION PHASES OF THE DESIGN PROCESS. HOWEVER, THE GENERAL ARCHITECTURAL CONCEPT WILL REMAIN CONSTANT, AND THE BUILDING FACADES WILL NOT EXTEND BEYOND THE LINE OF THE EXISTING FACE OF THE BUILDING (EXCEPTING STREET LEVEL PLANTERS, TERRACES, BALCONIES, PORTICOS/ ROOFS, ET CETERA.)

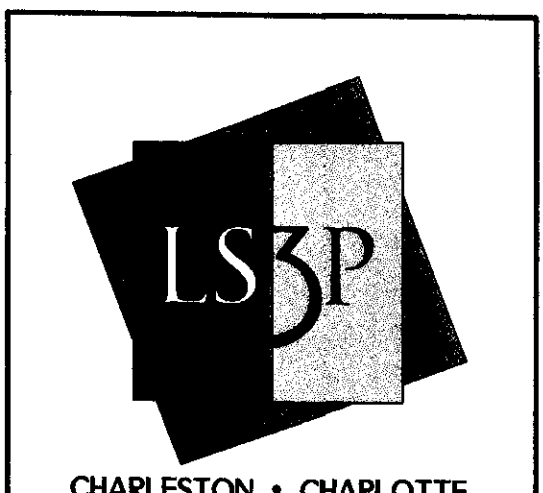
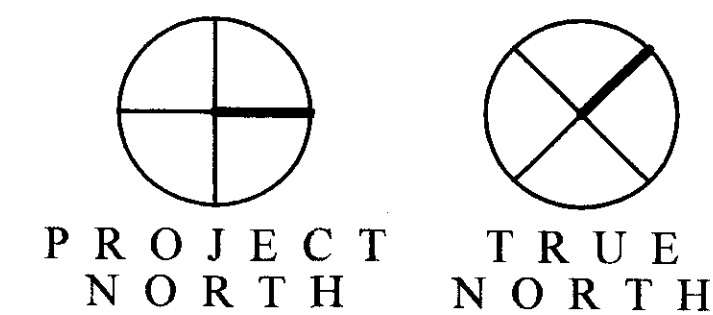
RZ-5 (REVISED)

SCHEMATIC PARKING LEVEL ONE  
 URBAN ENTERTAINMENT/ MIXED-USE CENTER  
 ADAPTIVE REUSE OF THE OLD CONVENTION CENTER  
 CHARLOTTE, NC

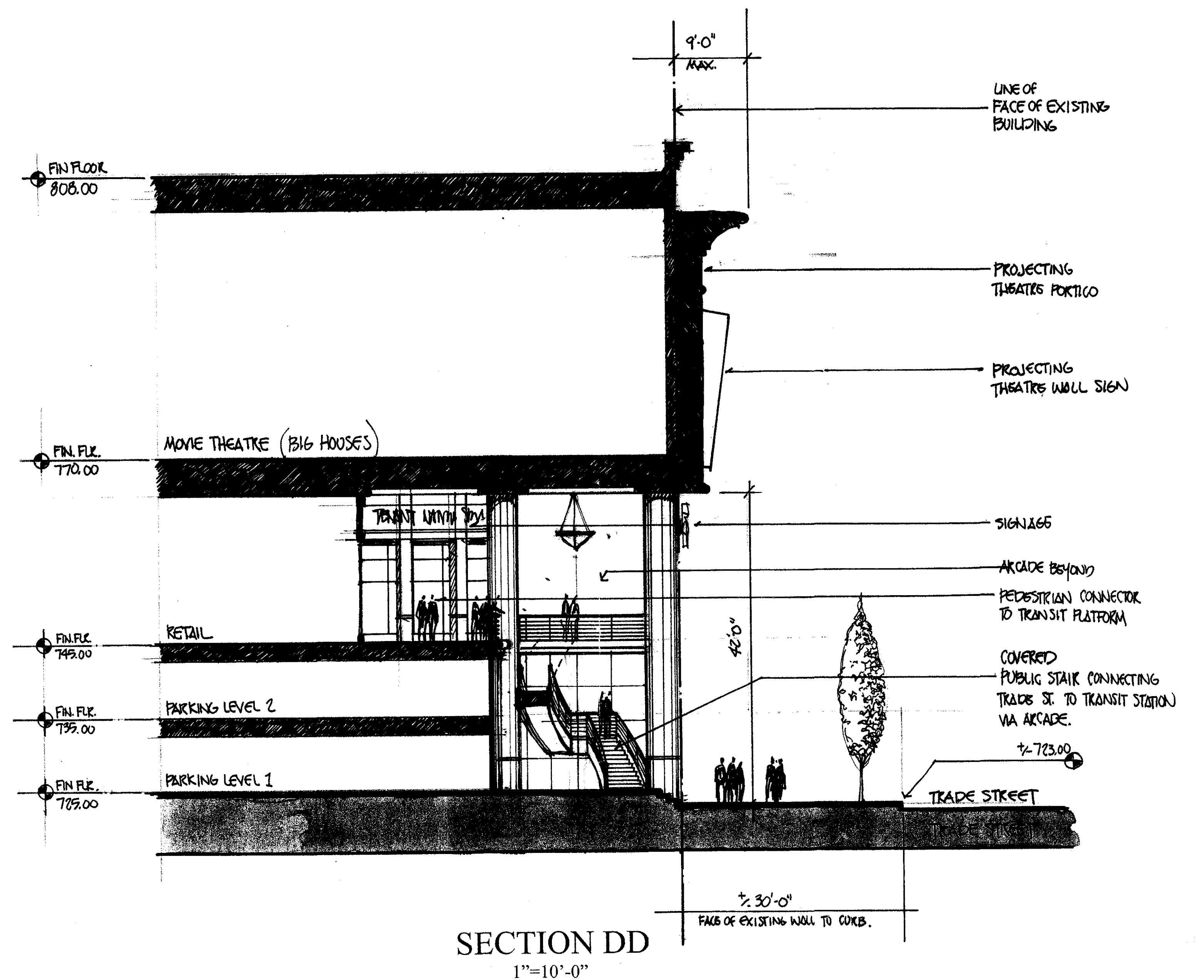
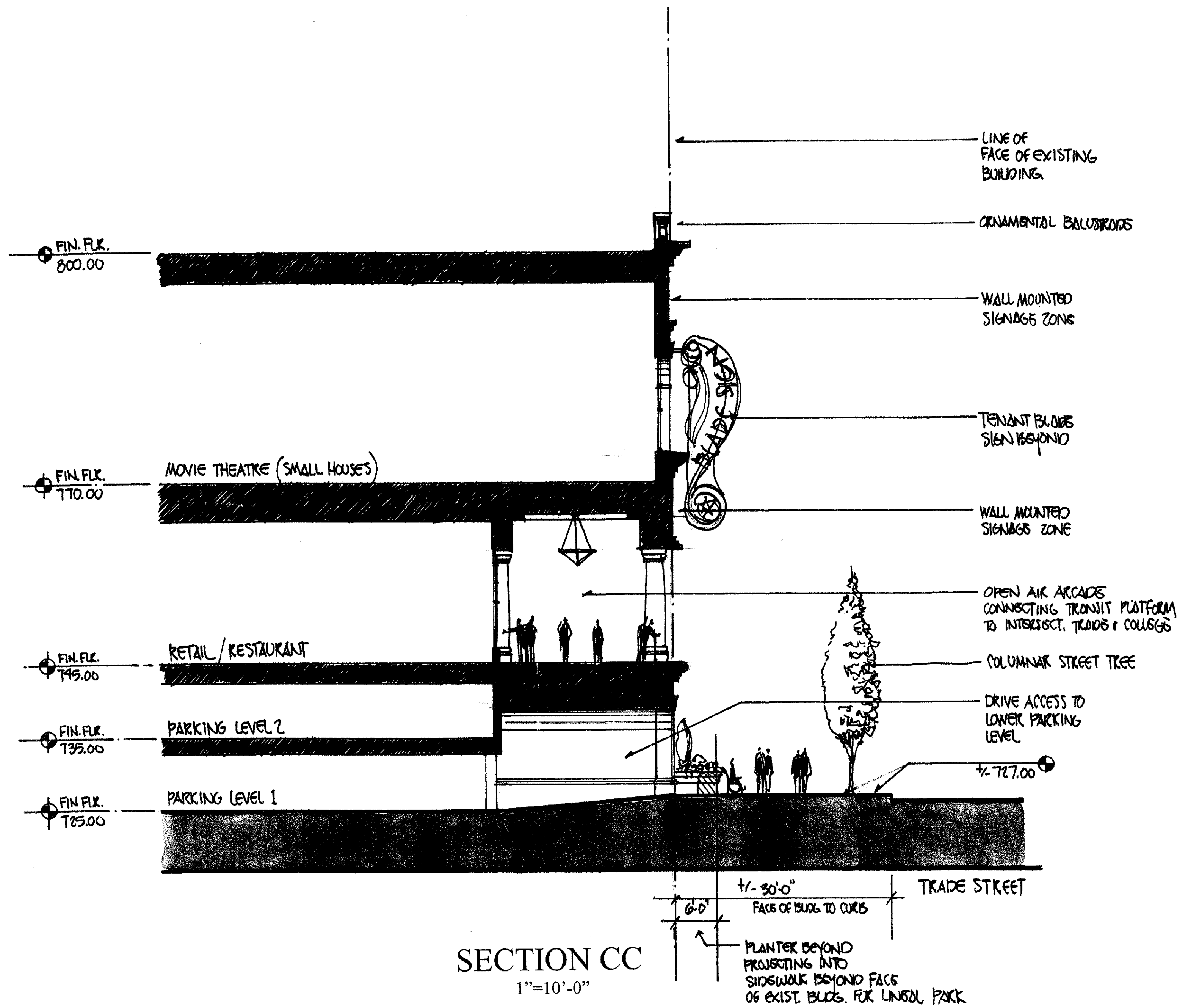
APPROVED BY CITY COUNCIL  
 DATE 3/15/04



DECEMBER 23, 2003  
 REVISED - JANUARY 21, 2004





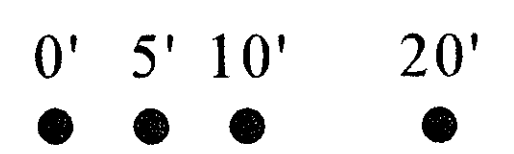
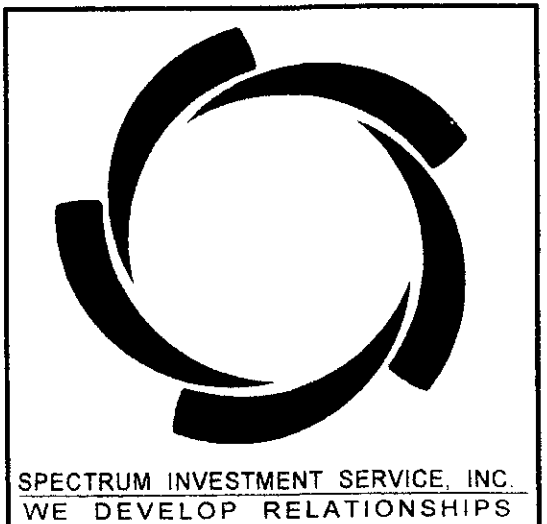


THESE SECTIONS ARE SCHEMATIC IN NATURE AND ARE INTENDED TO CONVEY THE ARCHITECTURAL PLANNING CONCEPTS AT THIS TIME. THE SPECIFICS OF THESE SECTIONS MAY BE MODIFIED AS THE PROJECT PROGRESSES THROUGH THE DESIGN DEVELOPMENT AND CONSTRUCTION DOCUMENTATION PHASES OF THE DESIGN PROCESS. HOWEVER, THE GENERAL ARCHITECTURAL CONCEPT, GENERAL USE OF MATERIALS INDICATED, AND GENERAL USE OF SIGNAGE WILL REMAIN CONSTANT, AND THE BUILDING FACADES WILL NOT EXTEND BEYOND THE LINE OF THE EXISTING FACE OF THE BUILDING (EXCEPTING STREET LEVEL PLANTERS, TERRACES, BALCONIES, PORTICOS/ ROOFS, ET CETERA.)

APPROVED BY CITY COUNCIL  
DATE 3/15/04

RZ-15

SCHEMATIC SECTIONS THROUGH ARCADE  
 URBAN ENTERTAINMENT/ MIXED-USE CENTER  
 ADAPTIVE REUSE OF THE OLD CONVENTION CENTER  
 CHARLOTTE, NC



DECEMBER 23, 2003

