

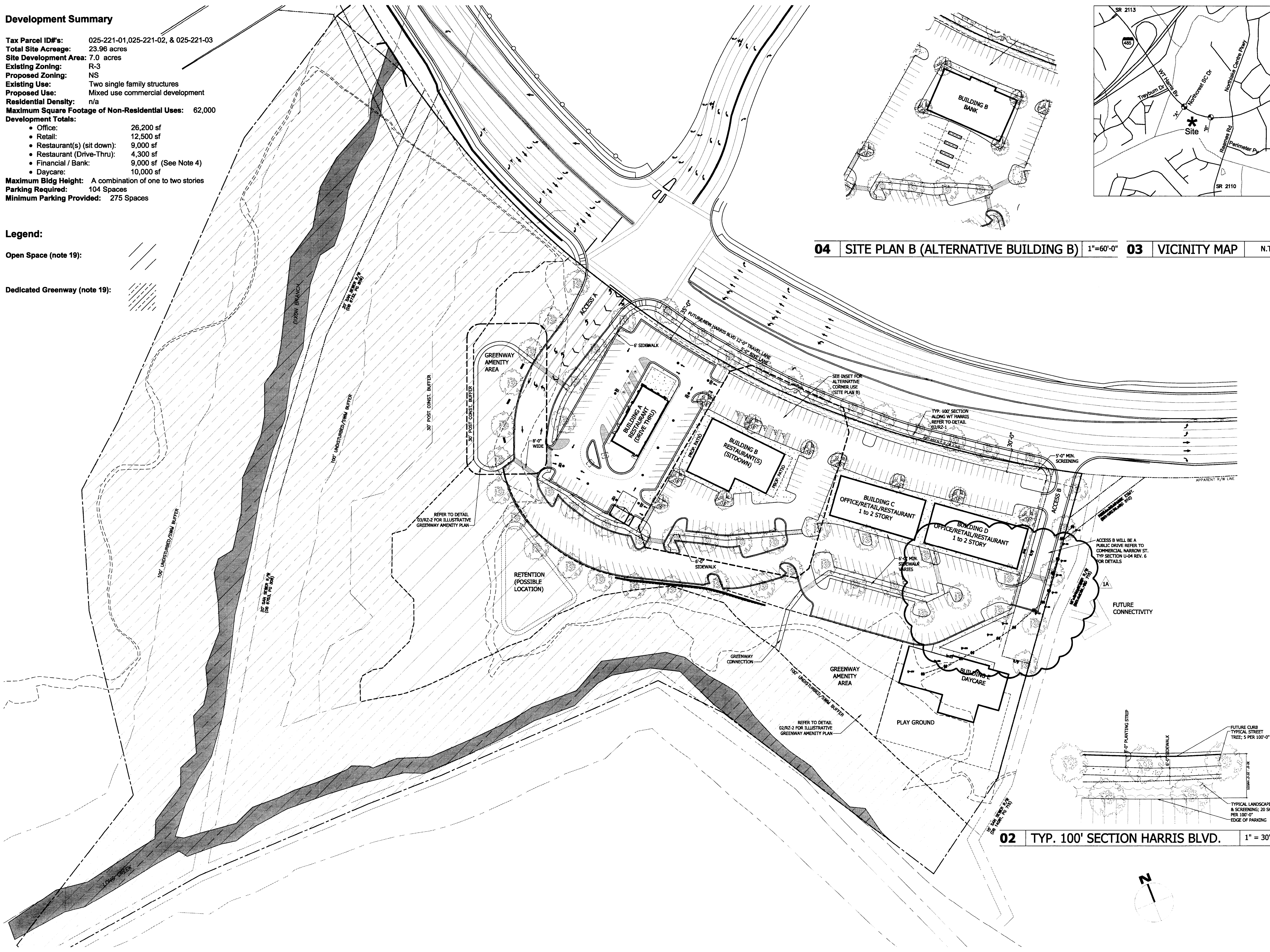


Development Summary

Tax Parcel IDs: 025-221-01, 025-221-02, & 025-221-03
 Total Site Acreage: 23.96 acres
 Site Development Area: 7.0 acres
 Existing Zoning: R-3
 Proposed Zoning: NS
 Existing Use: Two single family structures
 Proposed Use: Mixed use commercial development
 Residential Density: n/a
 Maximum Square Footage of Non-Residential Uses: 62,000
 Development Totals:
 • Office: 26,200 sf
 • Retail: 12,500 sf
 • Restaurant(s) (sit down): 9,000 sf
 • Restaurant (Drive-Thru): 4,300 sf
 • Financial / Bank: 9,000 sf (See Note 4)
 • Daycare: 10,000 sf
 Maximum Bldg Height: A combination of one to two stories
 Parking Required: 104 Spaces
 Minimum Parking Provided: 275 Spaces

Legend:

Open Space (note 19): 
 Dedicated Greenway (note 19): 



04 SITE PLAN B (ALTERNATIVE BUILDING B) 1"=60'-0" **03 VICINITY MAP** N.T.S.

01 SITE PLAN A 1"=60'-0"

02 TYP. 100' SECTION HARRIS BLVD. 1"=30'-0"



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NORTHLAKE

Charlotte, NC

PETITION # 2011-20

KEY PLAN

1	REZONING REVISION 1	: 03/18/2011
2	REZONING REVISION 2	: 04/19/2011
3	REZONING REVISION 3	: 05/17/2011
4	REZONING REVISION 4	: 05/18/2011
	SITE PLAN AMENDMENT	: 09/26/11
1A	ADMIN APPROVAL REV. 1	: 10/10/11

SITE PLAN

ATTACHED TO ADMINISTRATIVE APPROVAL

DATE: 10-11-2011 *df*
 BY: DEBRA D. CAMPBELL

RZ-1
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 ODA No. 102457 CAD File:



Charlotte-Mecklenburg Planning Department

DATE: October 11, 2011
TO: Mark Fowler, Zoning Supervisor
FROM: Debra Campbell, Planning Director

SUBJECT: Administrative Approval for Petition No. 2011-020 Percival McGuire Real Estate Development

Attached is a revised site plan for the above referenced rezoning petition. The site plan shows the restaurant and possible restaurant with drive thru service switching locations. Since this change does not alter the intent of the development and meets the requirements of the Charlotte Zoning Ordinance Section 5.207 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.

Note all other Zoning Ordinance and conditional requirements still apply.