



TOTAL SQ. FT. 93,721 SF
 BUFFER SQ. FT. 33,721 SF
 USABLE SQ. FT. 60,000 SF

DEVELOPMENT AREA 1
 22.218 AC.
 1.454 AC. DUKE R/W
 20.764 AC.
 373,351.27 sq ft
 STREET ACCESS FROM
 ARROWOOD ROAD ONLY

DEVELOPMENT AREA 1
 90.844 AC.
 7.930 AC. DUKE POWER R/W
 82.914 AC.

DEVELOPMENT AREA 2
 31.442 AC.
 4.024 AC. DUKE POWER R/W
 ± 5.52 AC. FLOODWAY
 40.986 AC.

SITE DATA AREA 1
 SITE AREA 114.235 AC.
 EXISTING ZONING B-D (CD)
 MAXIMUM BUILDING SPACE 1,900,000 SQ.FT.

- NOTES**
1. PERMITTED USES SHALL BE ALL THOSE ALLOWED IN B-D DISTRICT.
 2. STORM WATER RETENTION SHALL BE PROVIDED IN ACCORDANCE WITH ORDINANCE REQUIREMENTS.
 3. WHERE ADJACENT TO RESIDENTIAL ZONING EXISTING VEGETATION SHALL BE SUPPLEMENTED WITH NEW PLANTING WHERE NEEDED TO PROVIDE SCREENING REQUIRED BY THE ORDINANCE.
 4. SIGNS SHALL BE PERMITTED IN ACCORDANCE WITH ORDINANCE REQUIREMENTS.
 5. ADJACENT PROPERTY OWNERS - SEE ATTACHED LIST

SITE DATA AREA 2
 SITE AREA 40.986 AC.
 CURRENT ZONING R-9
 REQUESTED ZONING B-D (CD)
 MAXIMUM BUILDING SPACE 720,000 SQ.FT.

APPROVED BY CITY COUNCIL
 DATE 8/19/85

CITY OF CHARLOTTE
 PARKS & RECREATION COMM.

1" = 200'

(# 85-47)

DEVELOPERS



REZONING PLAN

FAISON ASSOCIATES

CHARLOTTE, N. C.

REVISIONS	PROJ. NO.
1-3-85	
1-8-85	
2-9-85	
2-21-85	
2-24-85	
DATE	SHEET NO.
7/24/85	1
4/20/85	
2/15/84	
DWN BY	CKD BY
Rgg	FO

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