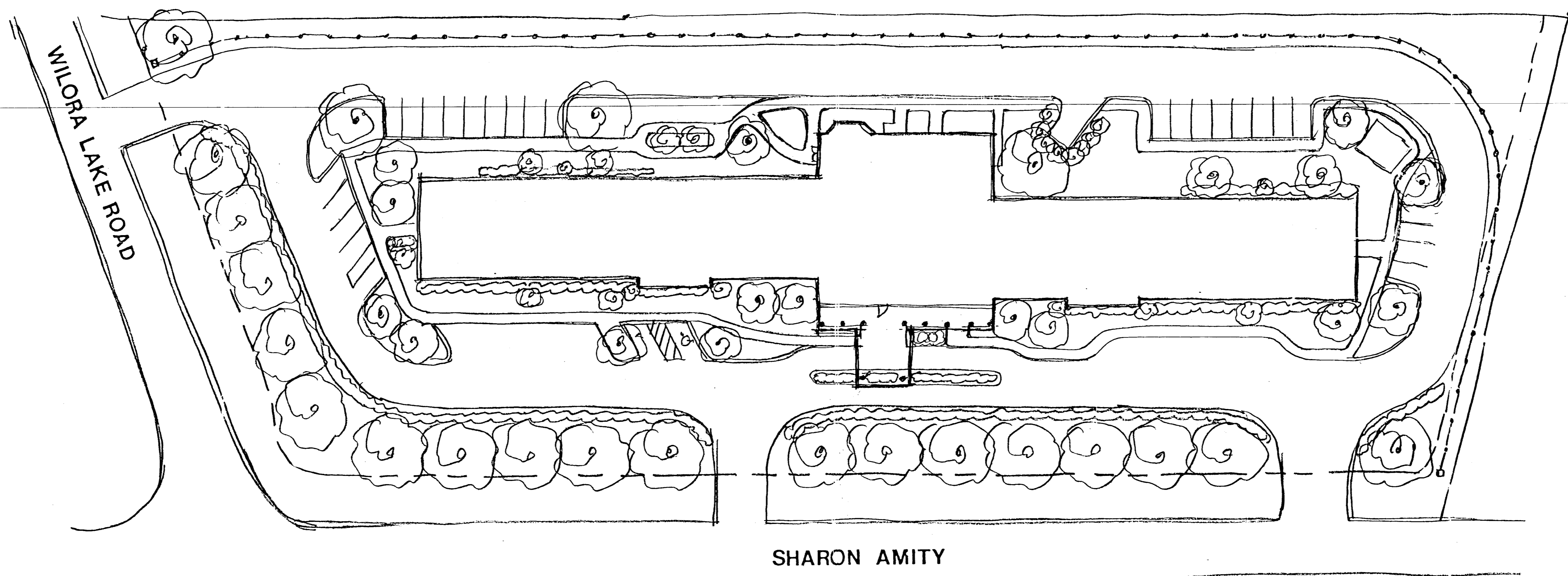




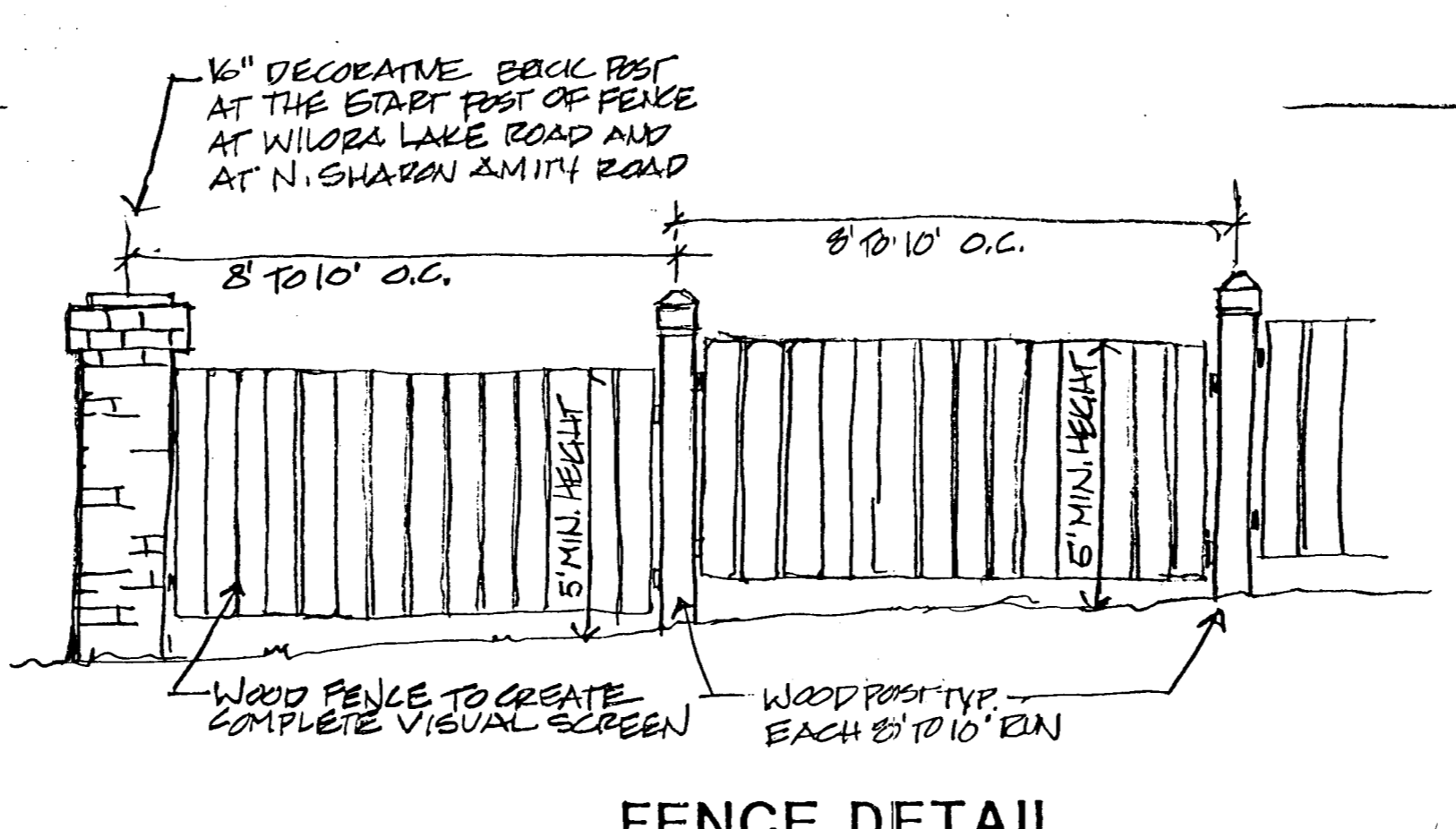
**BUILDING ELEVATION  
FROM SHARON AMITY**



**SHARON AMITY**

**PLANT LIST**

TREES	SHURBS
2" BRADFORD PEAR	3 gal. RED TIP PHOTINIA
8" WEeping JADE CRAB	3 gal. GREEN LUSTER HOLLY
3" MAPLE	3 gal. HELLIERI HOLLY
5" WHITE DOGWOOD	5 gal. NELLIE STEVENS HOLLY
3" WILLOW OAK	2 gal. ANDORRA JUNIPER
10" RIVER BIRCH	2" RHODODENDRON HYBRID
5" MAGNOLIA	3 gal. AZALEA HYBRID
	3 gal. SCARLET FIRETHORN

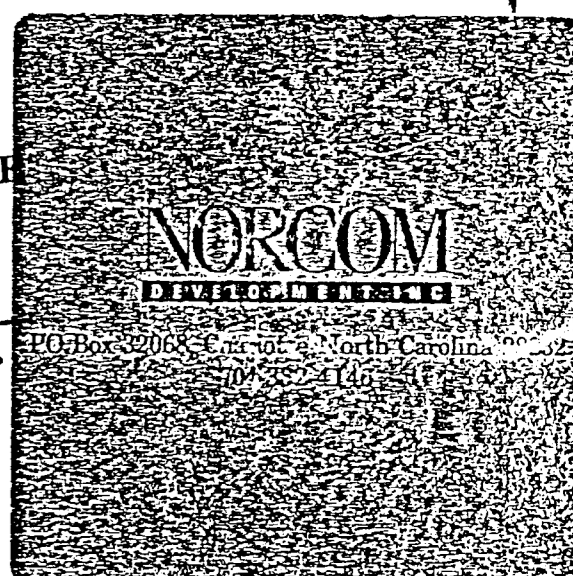


**FENCE DETAIL**

**SITE/LANDSCAPE PLAN**

**INTERMEDIATE ELDERLY CARE FACILITY  
CHARLOTTE, NORTH CAROLINA**

ATTACHED ADMINISTRATIVE APPROVAL  
DATED: 11/21/87  
BY: MARTIN R. CRAMTON, JR.



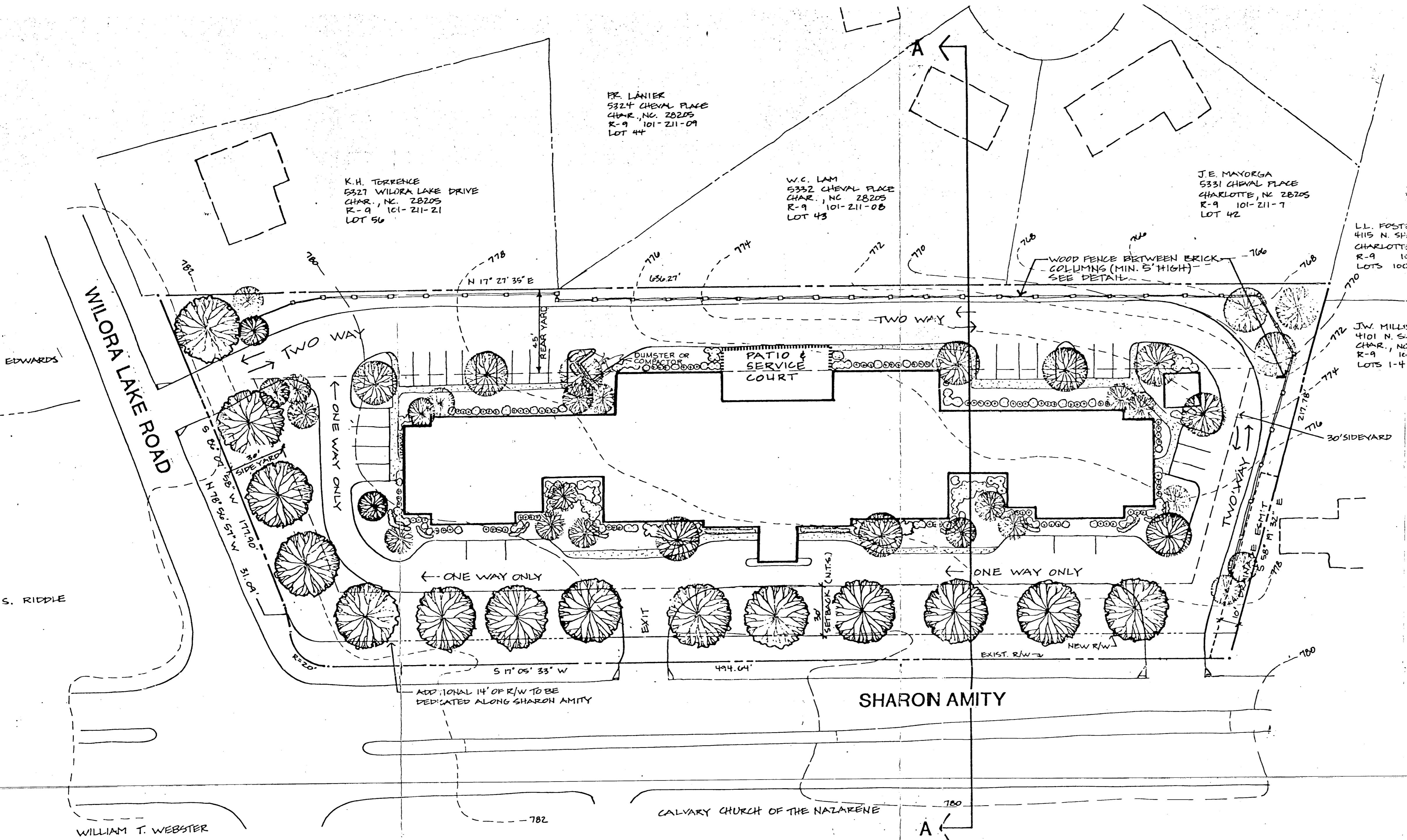
PRINTED  
APR 14 1987  
DPR ASSOCIATES

PETITION #  
SHEET  
**RZ-2**

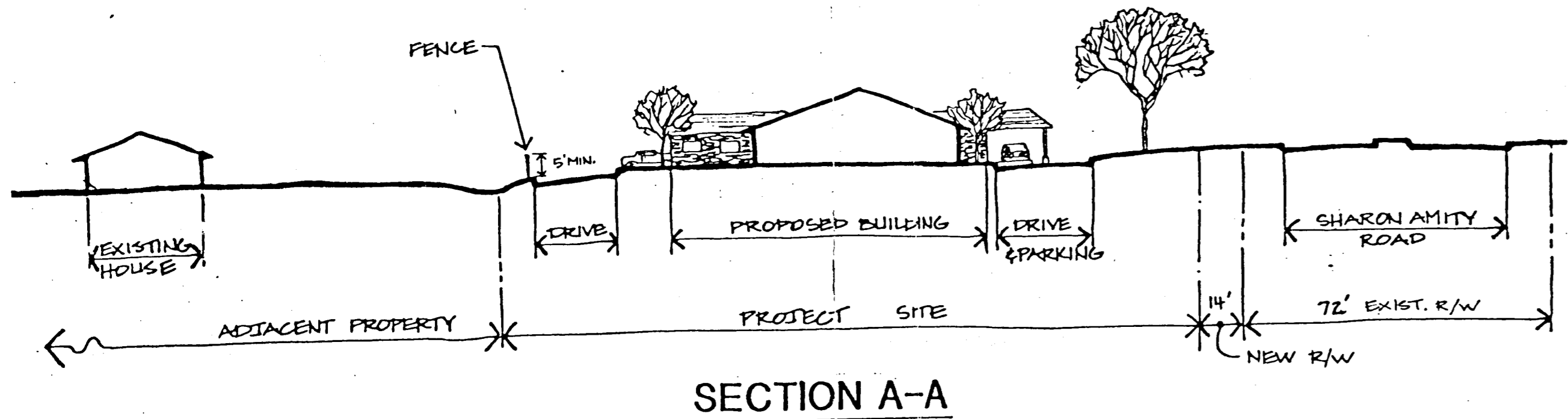
**DEVELOPMENT DATA**

SIZE: 2.779 ACRES (± 0.16 AC. NEW R/W) ± 2.619
EXISTING ZONING: R-9
PROPOSED ZONING: R-9 MF (CD)
MAX. RESIDENTS PERMITTED BY ORDINANCE: 225
MAX. RESIDENTS REQUESTED BY THIS PETITION: 88
PARKING REQUIRED:
RESIDENTS: 72 ± 4 = 18 SPACES
EMPLOYEES: 18 ± 2 = 9 SPACES
TOTAL: 27 SPACES
PARKING PROVIDED: 29 SPACES
OPEN SPACE PROVIDED ± 2.15 AC. = 77%

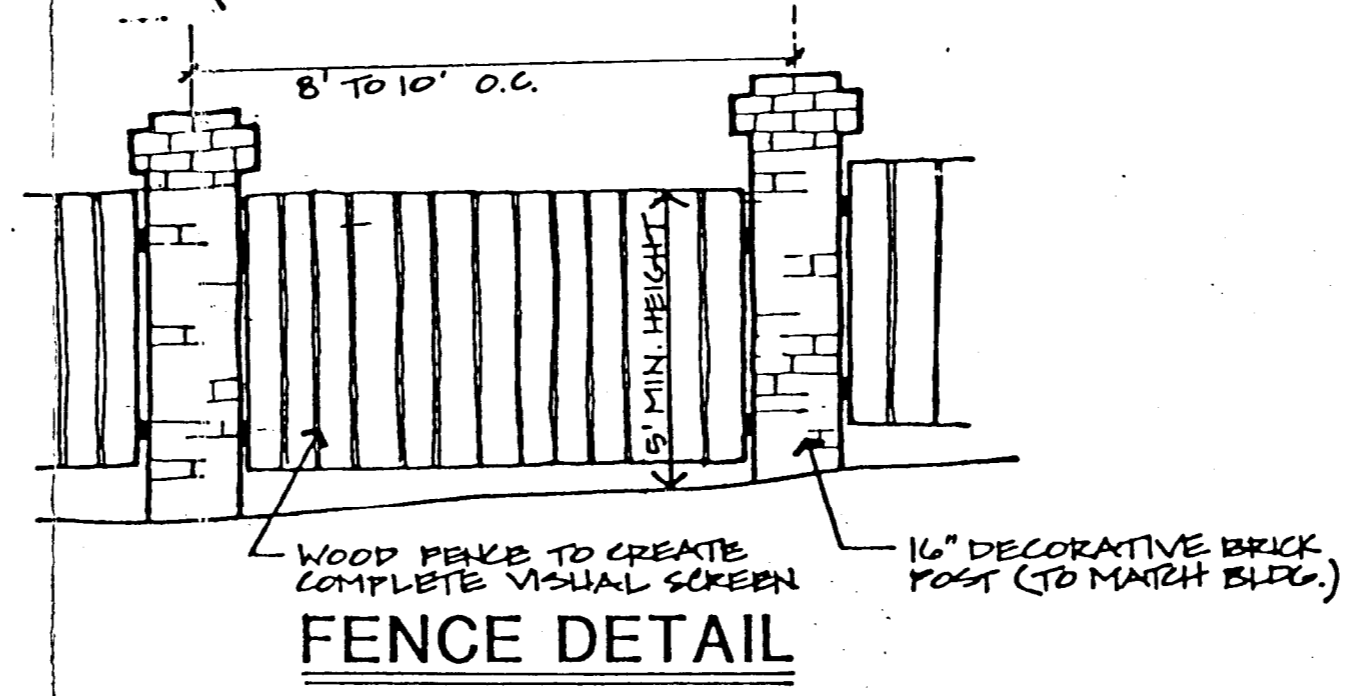
- NOTES**
- USE OF THIS FACILITY SHALL BE FOR REST HOME AND HOUSING FOR THE ELDERLY (AGED).
  - MINOR ADJUSTMENTS TO THE BUILDING AND PARKING MAY BE MADE DURING FINAL DESIGN, BUT GENERAL BUILDING SHAPE AND LOCATION WILL NOT CHANGE.
  - BUILDING WILL BE ONE STORY AND SHALL HAVE RESIDENTIAL ARCHITECTURAL STYLE AND DETAILS. STORAGE BUILDING WILL BE OF SAME EXTERIOR DESIGN AS MAIN BUILDING.
  - SCREENING SHOWN SHALL BE DESIGNED TO EFFECTIVELY BLOCK VIEW OF PARKING AND SERVICE FACILITIES FROM ADJACENT RESIDENCES.
  - EXTERIOR SAFETY LIGHTING SHALL BE DESIGNED AND LOCATED TO DIRECT LIGHT INWARD AND DOWN, AND SHALL NOT CREATE GLARE AS VIEWED FROM ADJACENT HOMES.
  - STREET TREE PLANTING SHALL BE PROVIDED TO MEET OR EXCEED THE CITY TREE ORDINANCE REQUIREMENTS. ADDITIONAL INTERIOR PLANTING WILL BE PROVIDED TO MEET OR EXCEED PLANTING SHOWN ON PLAN.
  - USES AND IMPROVEMENTS NORMALLY ASSOCIATED WITH SUCH A FACILITY MAY BE PROVIDED. EXAMPLES: FLAG POLES, IDENTIFICATION SIGNS, (GREETING ORDINANCE REQUIREMENTS) ENTRANCE WAYS AND PLANTING, WALKING TRAILS, COVERED OUTSIDE SEATING, ETC.
  - STORMWATER DETENTION SHALL BE PROVIDED IN ACCORDANCE WITH ALL CITY ORDINANCES.
  - TRAFFIC CIRCULATION PATTERNS MAY BE AMENDED IF APPROVED BY CHARLOTTE D.O.T.
  - BUILDING SHALL HAVE FIRE SPRINKLER SYSTEM.
  - 36" SIGHT TRIANGLES TO BE PROVIDED AT ALL ENTRANCES AND EXITS, AND NO OTHER FEATURES SHALL CREATE SIGHT OBSTRUCTION PROBLEMS.
  - FENCE DETAILS MAY BE AMENDED IF APPROVED BY PLANNING COMMISSION.
  - THE ATTACHED SHEET (RZ-2) INDICATES A FIRM CONCEPT OF BUILDING DESIGN INCLUDING SCALE, ROOF FEATURES AND BASIC FORM. MINOR VARIATIONS IN DETAIL FEATURES MAY OCCUR IN ORDER TO REFLECT FINAL PRODUCTS.
  - THIS CONDITIONAL PLAN CONSIST OF TWO SHEETS NUMBERED RZ-1 AND RZ-2.



**SHARON AMITY**



**SECTION A-A**



**FENCE DETAIL**

PETITION No. 87-21

**INTERMEDIATE ELDERLY CARE FACILITY**  
BY HUNT & ASSOCIATES

PRINTED  
APR 14 1987  
DPR ASSOCIATES

SCALE: 1" = 30'

DATE: 1/29/87

DESIGN NO. 87002  
DRAWN: [Name]  
LAID: [Name]  
CHECKED: [Name]

**REZONING PLAN**

LANDSCAPE ARCHITECTS  
DPR ASSOCIATES  
DESIGN - PLANNING - RESEARCH  
104132-1204 - 2036 E SEVENTH STREET  
CHARLOTTE, NORTH CAROLINA 28204

SHEET NO. **RZ-1**  
OF 2

**CHARLOTTE-MECKLENBURG  
PLANNING COMMISSION**  
INTER-OFFICE COMMUNICATION

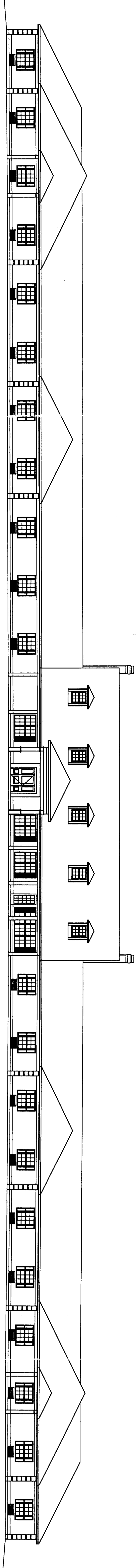
DATE: October 14, 1988

TO: Robert Brandon  
Zoning Administrator

FROM: Martin R. Cramton, Jr.  
Planning Director

SUBJECT: Administrative Approval for Petition No. 87-21 by Hunt and Associates, Tax Parcel 101-211-22.

Attached is a specific plan showing a revised building envelope, elevations and fence detail for the above conditional plan. All other conditions as outlined on sheet RZ-1 will still apply. Since these changes are minor and do not alter the intent of the existing plan, I am administratively approving these modifications. Please use this revised plan when evaluating requests for building permits and certificates of occupancy.



**TECHNICAL CREDITS**

**CIVIL**  
 GARY B. COURSEY & ASSOCIATES, ARCHITECTS, AIA  
 200 WALL STREET  
 CALHOUN, GEORGIA 30701  
 TEL: 706-602-4602  
 FAX: 706-602-4603  
 WWW.COURSEYARCHITECTS.COM

**STRUCTURAL**  
 WOODWORK ENGINEERING, INC.  
 1000 W. GARDNER STREET, SUITE 200  
 ALBANY, GEORGIA 31707  
 TEL: 404-258-2728  
 FAX: 404-258-2729  
 WWW.WOODWORKENGINEERING.COM

**Mechanical**  
 FOSTER ENGINEERING, INC.  
 200 WALL STREET, SUITE 200  
 CALHOUN, GEORGIA 30701  
 TEL: 706-602-4602  
 FAX: 706-602-4603  
 WWW.FOSTERENGINEERING.COM

**ELECTRICAL**  
 STANTUM ELECTRIC, INC.  
 1000 W. GARDNER STREET, SUITE 200  
 ALBANY, GEORGIA 31707  
 TEL: 404-258-2728  
 FAX: 404-258-2729  
 WWW.STANTUMELECTRIC.COM

**PLUMBING**  
 CONTRACT PLUMBING, INC.  
 1000 W. GARDNER STREET, SUITE 200  
 ALBANY, GEORGIA 31707  
 TEL: 404-258-2728  
 FAX: 404-258-2729  
 WWW.CONTRACTPLUMBING.COM

**ARCHITECT**  
 GARY B. COURSEY & ASSOCIATES, ARCHITECTS, AIA  
 200 WALL STREET  
 CALHOUN, GEORGIA 30701  
 TEL: 706-602-4602  
 FAX: 706-602-4603  
 WWW.COURSEYARCHITECTS.COM

**PROJECT AREA**  
 ASSIGNED LIVING - CROSS AREA  
 14,848 SQ. FT.  
 GROSS FLOOR AREA  
 23,200 SQ. FT.  
 TOTAL AREA  
 602 SQ. FT.

**PROJECT AREA**  
 ASSIGNED LIVING - CROSS AREA  
 14,848 SQ. FT.  
 GROSS FLOOR AREA  
 23,200 SQ. FT.  
 TOTAL AREA  
 602 SQ. FT.

**PROJECT AREA**  
 ASSIGNED LIVING - CROSS AREA  
 14,848 SQ. FT.  
 GROSS FLOOR AREA  
 23,200 SQ. FT.  
 TOTAL AREA  
 602 SQ. FT.

**CHARLOTTE, NORTH CAROLINA**

**CODES & ORDINANCES**  
 NORTH CAROLINA STATE BUILDING CODE - 1994 EDITION  
 INTERNATIONAL RESIDENTIAL CODE - 1997  
 INTERNATIONAL MECHANICAL CODE - 1999  
 INTERNATIONAL PLUMBING CODE - 1999  
 INTERNATIONAL ELECTRICAL CODE - 1999  
 INTERNATIONAL FIRE ALARMS AND SIGNALING CODE - 1999  
 INTERNATIONAL SAFETY CODE - 1999  
 LIFE SAFETY CODE - 1994 EDITION

**MATERIALS & SYMBOLS**

CONCRETE  
 FATH  
 GRAVEL  
 PRE-CAST CONCRETE  
 CLU  
 BRICK  
 CERAMIC TILE  
 CLAY TILE  
 STEEL, IRON  
 ALUMINUM  
 PL-WOOD (SA SCALD)  
 PL-WOOD (LS SCALD)  
 STONE  
 PLASTER, MULLBOND  
 METAL STUD WALLS  
 RIGID INSULATION  
 BATT INSULATION  
 CONSTRUCTION  
 GRANITE  
 CERAMIC TILE  
 ACoustICAL  
 CEILING TILE  
 WOOD FINISH

DOOR NUMBER  
 WINDOW NUMBER  
 DRAWING NUMBER  
 FINISHED FLOOR  
 DATA LINE  
 ROOM NUMBER  
 COLUMN INDICATION  
 DETAIL NUMBER  
 SECTION INDICATION  
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**GENERAL NOTES**

1. SHOW LOCATION, NUMBER AND SIZE AND ANY APPLICABLE UNDER THE BUILDING DEPARTMENT & SEPARATE.
2. ANY TOILET ROOMS SHALL BE PROVIDED WITH TOILET SEAT AND TOILET PAPER DISPENSER.
3. ALL TOILET ROOMS TO BE OPEN TO THE HALLWAY FOR VENTILATION AND TO BE OPEN TO THE HALLWAY FOR VENTILATION.
4. CONFORMANCE WITH SPECIFICATIONS FOR PLUMBING, MECHANICAL, ELECTRICAL, STRUCTURAL, AND OTHER TRADES SHALL BE MAINTAINED THROUGHOUT THE PROJECT.
5. CONFORMANCE WITH SPECIFICATIONS FOR PLUMBING, MECHANICAL, ELECTRICAL, STRUCTURAL, AND OTHER TRADES SHALL BE MAINTAINED THROUGHOUT THE PROJECT.
6. FLOOR FINISHES ON ALL FLOOR SURFACES SHALL BE MAINTAINED THROUGHOUT THE PROJECT.
7. ALL ROOF FINISHES AND ROOF FINISHING SHALL BE RECORDED TO TOP OF FINISH WITH HISTORIC CARP.
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**REVISIONS**

REV. 10 AUG 98  
 REV. 10 OCT 98

**COVER SHEET**

**ASCEND SHARON AMITY**  
**NORTH SHARON AMITY ROAD**  
**CHARLOTTE, NORTH CAROLINA**  
**ASCEND HEALTHCARE, INC.**  
**200 WALL STREET**  
**CALHOUN, GEORGIA 30701**  
**706-602-4602**

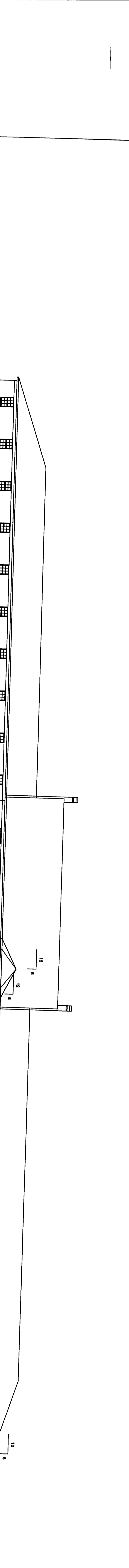
**DATE:** 10 FEB 1998  
**COMMISSION #:**  
**DRAWN BY:** GEMMOR  
**CHECKED BY:** GARY B. COURSEY AIA

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**gary b. coursey & associates, architects, inc. aia**

architecture  
interior design  
planning

1215 hightower trail  
building b, suite 220  
atlanta, georgia 30350-2970  
770.998.3333  
www.courseyarchitects.com



**REVISIONS**

REV. 10 AUG 98

**ASCEND SHARON AMITY**  
**NORTH SHARON AMITY ROAD**  
**CHARLOTTE, NORTH CAROLINA**  
**ASCEND HEALTHCARE, INC.**  
**200 WALL STREET**  
**CALHOUN, GEORGIA 30701**  
**706-602-4602**

**DATE:** 10 FEB 1998  
**COMMISSION #:**  
**DRAWN BY:** GEMMOR  
**CHECKED BY:** GARY B. COURSEY AIA

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**GENERAL NOTES:**

1. TYPICAL ROOF CORNER 18 INCHES
2. ROOF FINISH 6 IN 12 PITCHES ESSENTIAL AND HURRICANE ANCHORS TO BE INSTALLED AT ALL ROOF CORNERS AND FINISHING SHALL BE RECORDED TO TOP OF FINISH WITH HISTORIC CARP.
3. FLOOR FINISHES ON ALL FLOOR SURFACES SHALL BE MAINTAINED THROUGHOUT THE PROJECT.
4. ALL ROOF FINISHES AND ROOF FINISHING SHALL BE RECORDED TO TOP OF FINISH WITH HISTORIC CARP.
5. INSTALL SMOKE BARRIER FROM SLAB TO UNDERSIDE OF ROOF AS INDICATED

**REVISIONS**

REV. 10 AUG 98

**COVER SHEET**

**ASCEND SHARON AMITY**  
**NORTH SHARON AMITY ROAD**  
**CHARLOTTE, NORTH CAROLINA**  
**ASCEND HEALTHCARE, INC.**  
**200 WALL STREET**  
**CALHOUN, GEORGIA 30701**  
**706-602-4602**

**DATE:** 10 FEB 1998  
**COMMISSION #:**  
**DRAWN BY:** GEMMOR  
**CHECKED BY:** GARY B. COURSEY AIA

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architecture  
interior design  
planning

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770.998.3333  
www.courseyarchitects.com

**CHARLOTTE-MECKLENBURG**  
**PLANNING**  
**INTER-OFFICE COMMUNICATION**

**DATE:** November 5, 1998  
**FROM:** Robert R. Cannon, Jr.  
 Planning Director

**TO:** Robert Brundage  
 Zoning Administrator

**SUBJECT:** Administrative Approval for Petition No. 87-21 to Alter and Amend, The Petition for a Special Use Permit for the proposed development of a 100,000 square foot medical office building on parcel 87-21 from the original CD and subsequent amendments will all other zoning and subdivision regulations. Please see the attached petition and supporting documents for details. Please see the attached petition and supporting documents for details.