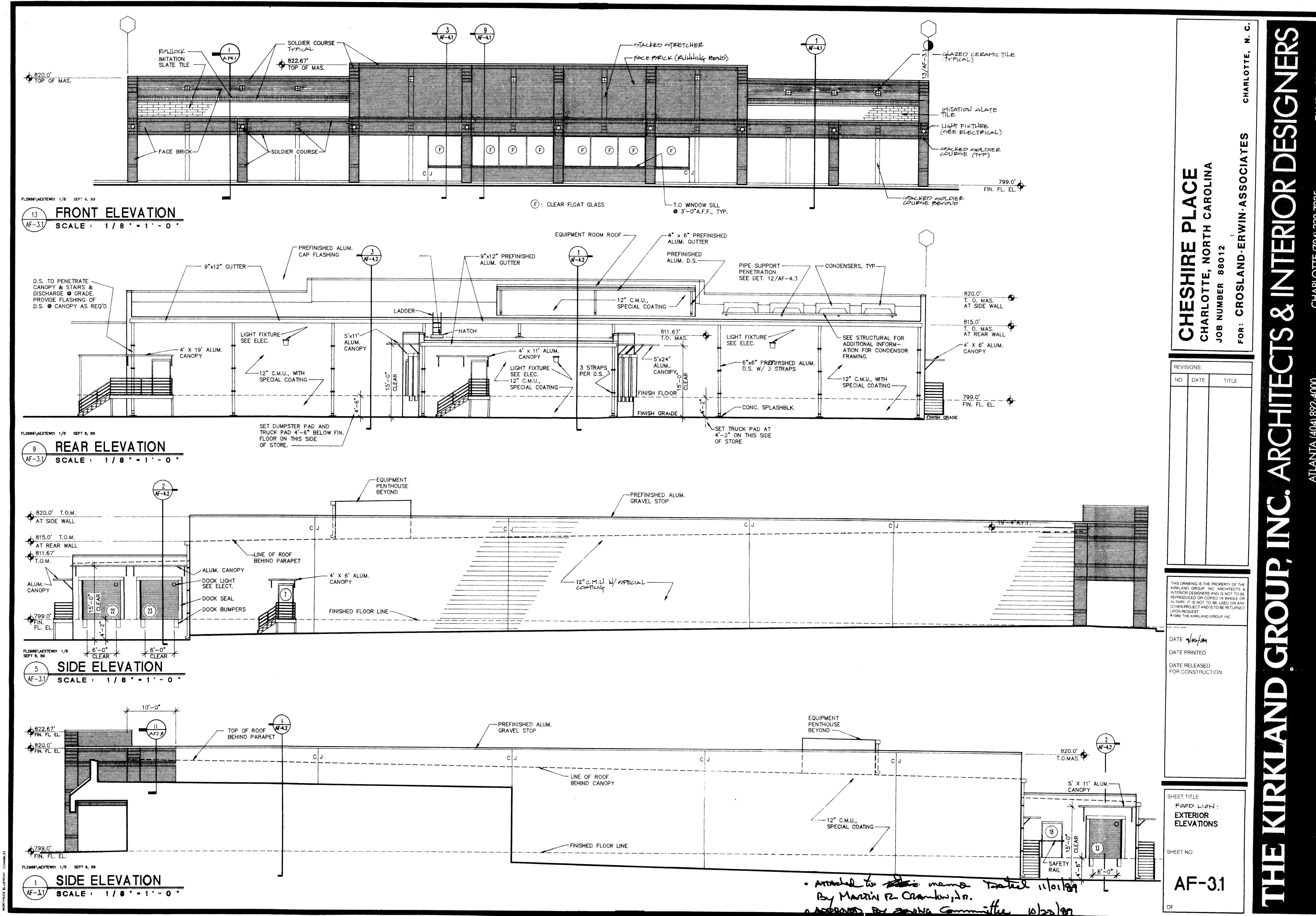
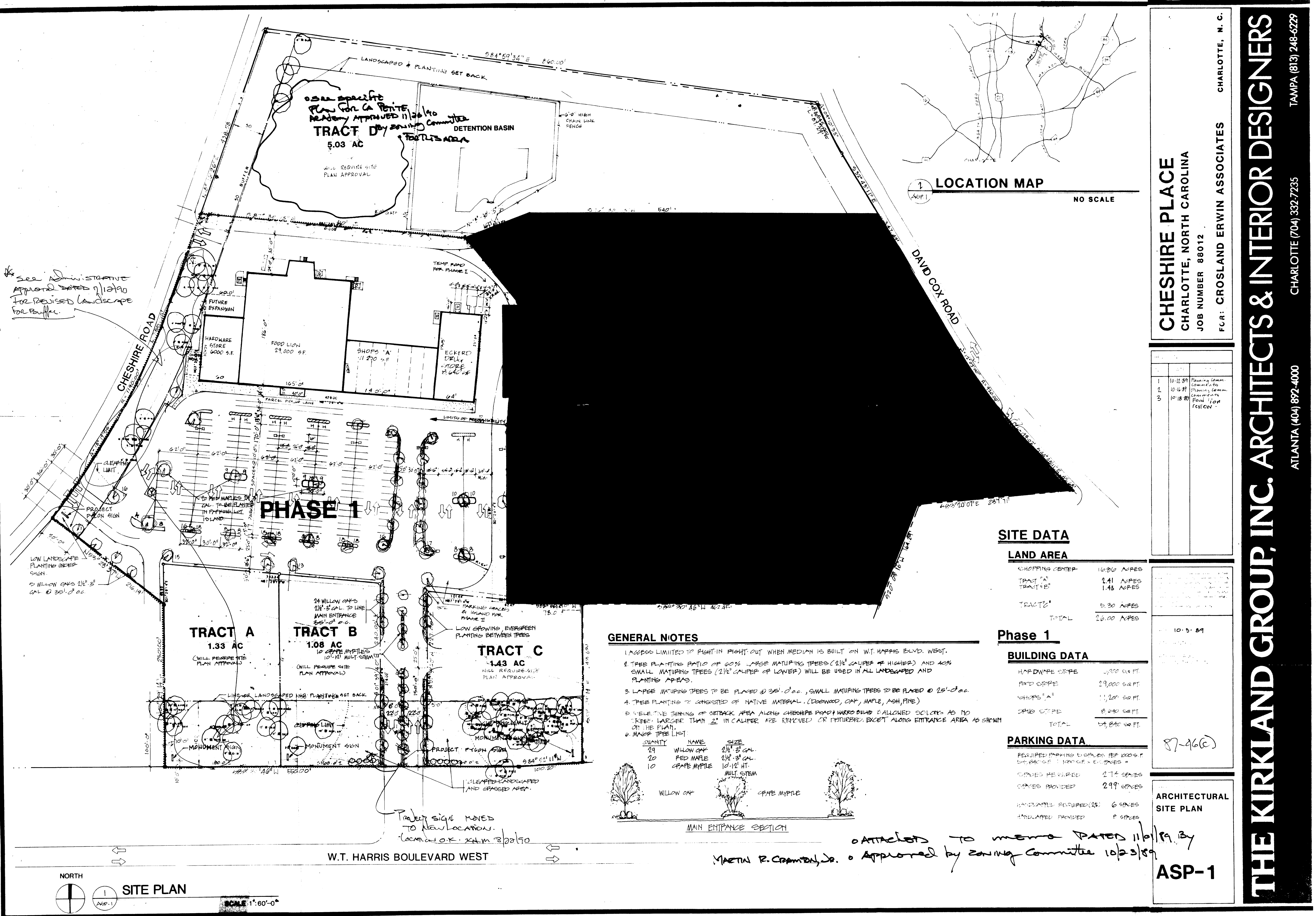




THE KIRKLAND GROUP, INC. ARCHITECTS & INTERIOR DESIGNERS

ATLANTA (404) 892-4000

CHARLOTTE (704) 332-7235

TAMPA (813) 248-6229

PILOTTE-MECKLENBURG
ANNING COMMISSION

INTER-OFFICE COMMUNICATION

DATE: November 1, 1989

Robert Brandon
Zoning Administrator

FROM: *Martin R. Cramton, Jr.*
Martin R. Cramton, Jr.
Planning Director

SUBJECT: Zoning Committee approval of specific plans for Petition No. 89-46(c)
Tax Parcel No. 027-132-05

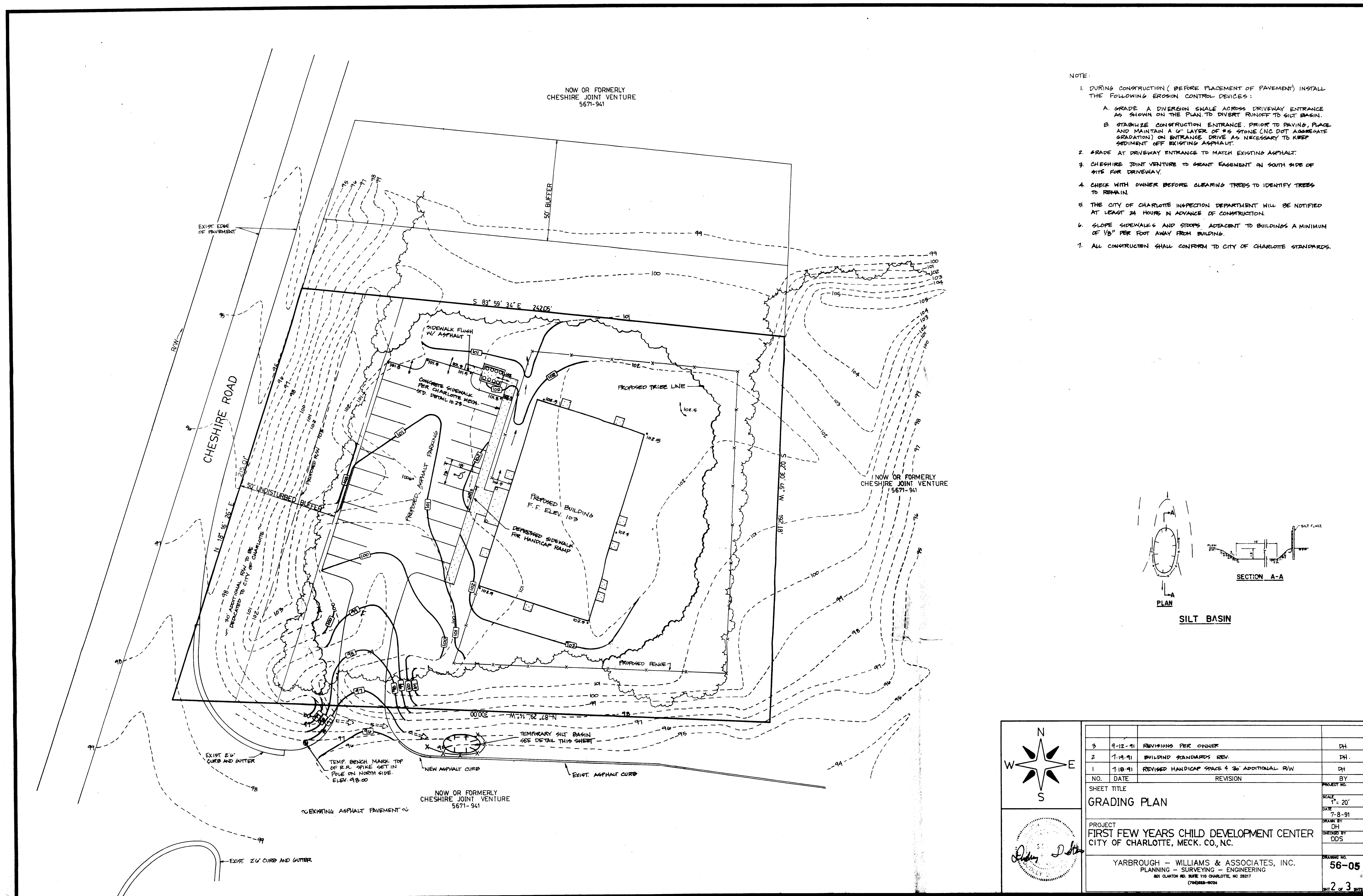
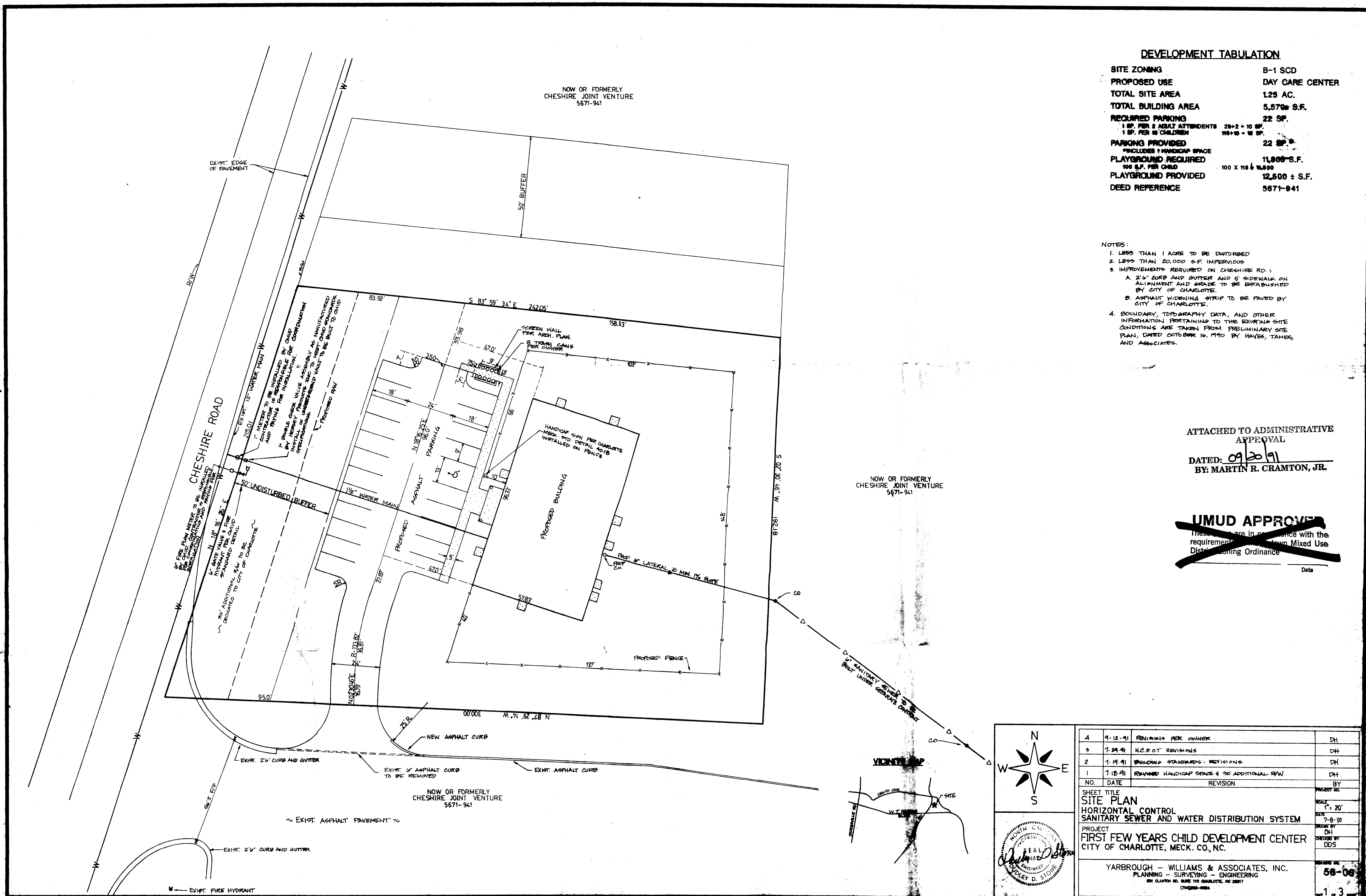
On October 23, 1989 the zoning Committee of the Planning Commission approved a specific plan for a portion of Petition No. 89-46(c). Phase One involves 54,840 sq. ft. of retail space. The out parcels shown as well as the remainder of the site will require specific plan approval by the Zoning Committee. The 100 foot buffer along W.T. Harris and the 50 foot buffer along Cheshire Road are to remain undisturbed except for the removal of underbrush and any trees smaller than 8.0" in caliper. Small portions of these buffers adjacent to the entrances may be cleared as shown on the plan.

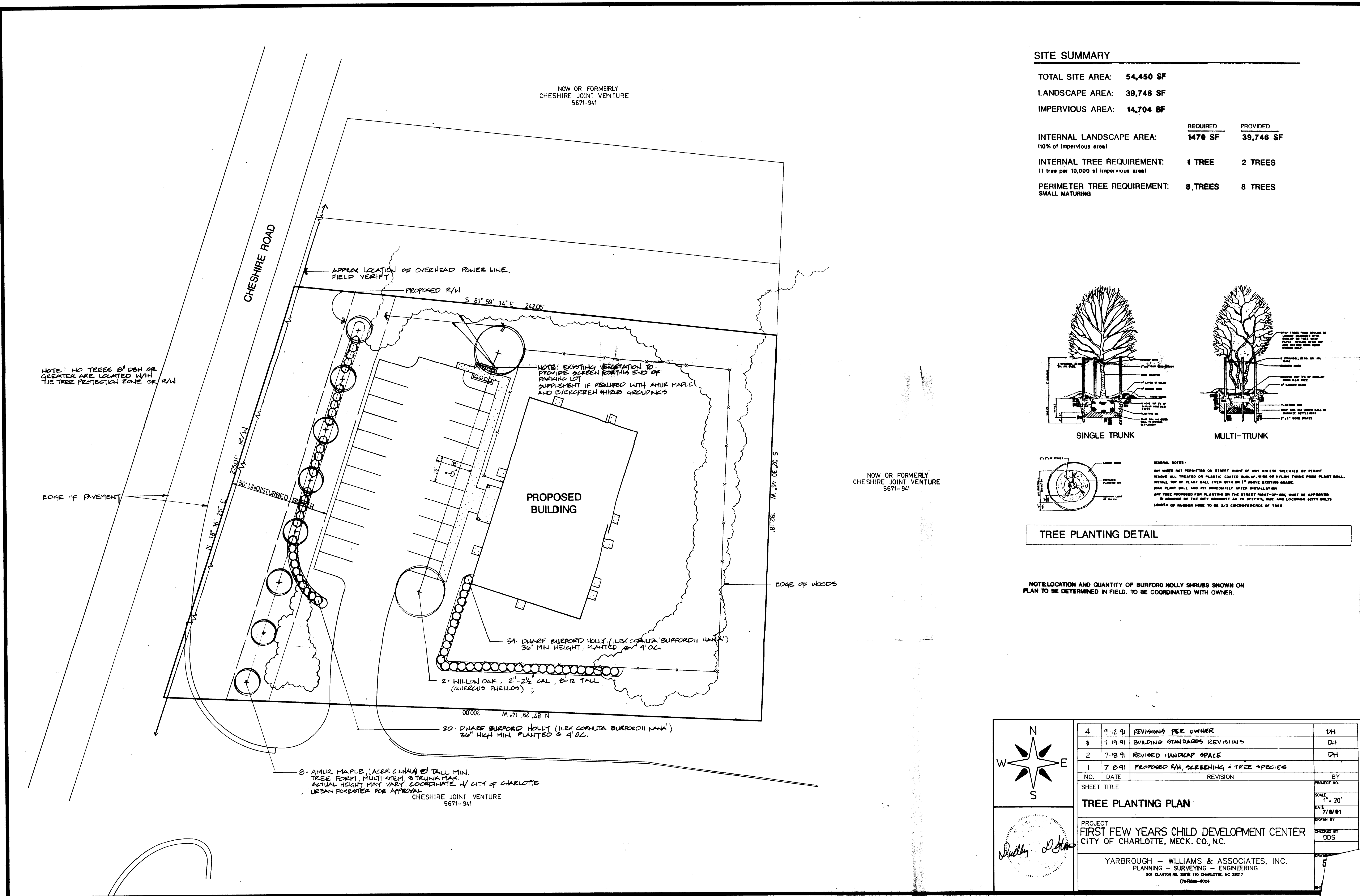
Please use this plan when evaluating requests for building permits.

MRCjr:KHM:cln

Attachment

*see administrative approval dated
for ~~the~~ CHESHIRE Rd. ~~entrances~~
Landscaping.*





CHARLOTTE-MECKLENBURG
PLANNING COMMISSION

INTER-OFFICE COMMUNICATION

DATE: September 20, 1991

FROM: Martin R. Curbishley
Planning Director

TO: Robert Brandon
Zoning Administrator

SUBJECT: Revision of plans for day care center at Cheshire Market Place. Part of Petition No. 87-46, Tax Parcel No. 027-132.

Attached is a revised plan for the First Few Years Child Development Center at Cheshire Market Place. The plans have been revised to change the location of the garbage enclosure and to modify the note regarding the landscaping along Cheshire Road to allow the owner to locate the shrubs as needed to screen the parking from the public street. Since these changes are minor I am administratively approving this plan. Please use this plan when evaluating requests for building permits and certificates of occupancy.

MR CJR/KIM/cln
Attachment

**CHARLOTTE-MECKLENBURG
PLANNING COMMISSION**

INTER-OFFICE COMMUNICATION

DATE: September 20, 1991

FROM:


Martin R. Cramton, Jr.
Planning Director

TO: Robert Brandon
Zoning Administrator

SUBJECT: Revision to specific plans for day care center at Cheshire Market Place. Part of Petition No. 87-46, Tax Parcel No. 027-132-05

Attached is a revised plan for the First Few Years Child Development Center at Cheshire Market Place. The plans have been revised to change the location of the garbage enclosure and to modify the note regarding the landscaping along Cheshire Road to allow the owner to locate the shrubs as needed to screen the parking from the public street. Since these changes are minor I am administratively approving this plan. Please use this plan when evaluating requests for building permits and certificates of occupancy.

MRCjr/KHM/cln

Attachment

36 REVISIONS
10 New planting

Existing River Birch

Existing Red Maple

Pine Tree 4-4 1/2"
WHITE PINES CANNOT
BE USED.
Lance Birch 2 1/2"
Red Maple 4-4 1/2"
Wax Myrtle 4-4 1/2"

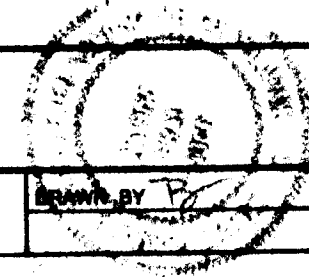
Wax Myrtle to be
PLANTED A MINIMUM
OF 30' FROM THE CENTER
LINE OF CHESHIRE ROAD. THIS
WILL AVOID CONFLICT IN THE
FUTURE WITH CHESHIRE ROAD
WIDENING.

NEW PINES AND RIVER BIRCH AND/OR
GREEN ASH TO BE PLANTED OUTSIDE DUKE
POWER EASEMENT. THE DUKE POWER EASEMENT
IS 15' EITHER SIDE OF POWER LINE. (POLES
ARE LOCATED IN CENTER OF EASEMENT)

TRACT A

20' LINE OF LANDSCAPED AND PLANTING
3 Red Maple 2 1/2-3"
4 Green Ash 2 1/2-3"

ATTACHED TO ADMINISTRATIVE
APPROVAL DATED 7/12/90
By MARTIN R. CRAMTON, JR.

Cheshire Pike		
SCALE: 1"=60'	APPROVED BY: <i>[Signature]</i>	
DATE: 7/12/90	BY: <i>[Signature]</i>	
Commercial Landscape		DRAWING NUMBER

CHARLOTTE-MECKLENBURG
PLANNING COMMISSION
INTER-OFFICE COMMUNICATION

DATE: July 12, 1990

FROM: *[Signature]*
Martin R. Cramton, Jr.
Planning Director

TO: Robert Brandon
Zoning Administrator

SUBJECT: Administrative approval for Petition #87-46(c)
by N.C.P. Tax Parcel #027-132-05

Attached is an approved landscape plan for a portion of Cheshire Market
by N.C.P. Tax Parcel #027-132-05
This plan has been required because the contractor cleared the 50-foot
along Cheshire Road and a portion of the buffer along W. T. Harris Boulevard. The
plan is to be used as the remediation plan for these two areas. The
contractor has also posted a bond in the amount of 10,000 dollars for this
landscaping. This bond is to be used in the event that the landscaping is not
installed in a timely manner (no later than January 15th 1991). Since this
bond has been posted we have no objection to the issuance of temporary or
permanent certificates of occupancy for this project if all other zoning
requirements have been met.

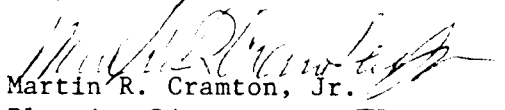
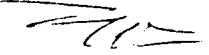
MRC, Jr.:KRM:jlb

CHARLOTTE-MECKLENBURG PLANNING COMMISSION

INTER-OFFICE COMMUNICATION

DATE: December 10, 1990

TO: Robert Brandon
Zoning Administrator

FROM: 
Martin R. Cramton, Jr.
Planning Director 

SUBJECT: Zoning Committee Approval of Specific Plans for La Petite Academy
Part of Zoning Petition No. 87-46 by N.C.F Tax Parcel No. 027-132-05

On November 26, 1990 the Zoning Committee met and approved the attached specific plan for La Petite Academy at Cheshire Market Place. Please use this plan when evaluating requests for building permits.

KHM/cln

*see plan approved
7/29/91 for building permits*



**CHARLOTTE-MECKLENBURG
PLANNING COMMISSION**

INTER-OFFICE COMMUNICATION

DATE: June 18, 1991

TO: Robert Brandon
Zoning Administrator

FROM:


Martin R. Cranton, Jr.
Planning Director

SUBJECT: Zoning Committee Approval of Specific Plans for Part of
Petition #87-46(c) by N.C.F., Tax Parcel #027-132-05

Attached is a specific plan for an Amoco gas station at Cheshire Market Place. As per the requirements of the zoning petition the Zoning Committee approved the attached plan at its May 21st meeting. The attached plan acknowledges both the 100' buffer along West W.T. Harris and a 50' buffer along Cheshire Road. Both these buffers are to remain undisturbed except for the installation of a water line, a sewer line, and a detached sign as indicated on the attached plan. Please use this plan when evaluating requests for building permits.

MRCjr/KHM/sls

Attachment

DEVELOPMENT TABULATION

SITE ZONING	B-1 SCD
PROPOSED USE	DAY CARE CENTER
TOTAL SITE AREA	1.25 AC.
TOTAL BUILDING AREA	5,570± S.F.
REQUIRED PARKING	22 SP.
1 SP. PER 2 ADULT ATTENDANTS	20+2 = 10 SP.
1 SP. PER 10 CHILDREN	118+10 = 12 SP.
PARKING PROVIDED	22 SP.*
INCLUDES HANDICAP SPACE	
PLAYGROUND REQUIRED	11,800± S.F.
100 S.F. PER CHILD	100 X 118 = 11,800
PLAYGROUND PROVIDED	12,500 ± S.F.
DEED REFERENCE	5671-941

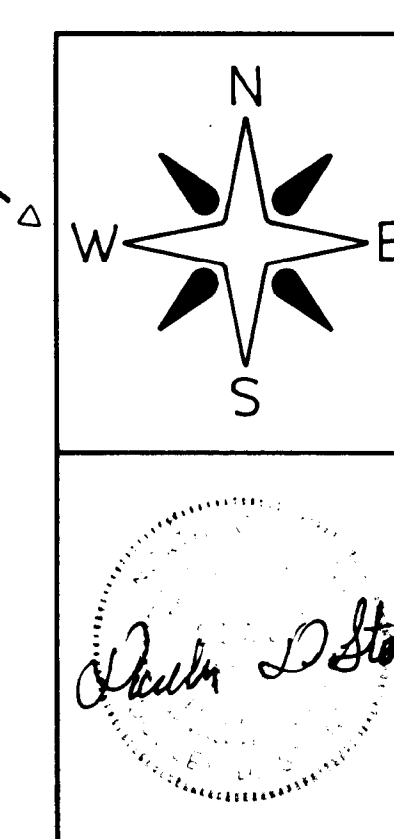
- NOTES:
1. LESS THAN 1 ACRE TO BE DISTURBED
 2. LESS THAN 20,000 S.F. IMPERVIOUS
 3. IMPROVEMENTS REQUIRED ON CHESHIRE RD.:
A. 24" CURB AND OUTER AND 6" SIDEWALK ON ALPHAMET AND GRADE TO BE ESTABLISHED BY CITY OF CHARLOTTE.
B. ASPHALT SIDEWALK STRIP TO BE PAVED BY CITY OF CHARLOTTE.
 4. BOUNDARY, TOPOGRAPHY DATA, AND OTHER INFORMATION PERTAINING TO THE EXISTING SITE CONDITIONS ARE TAKEN FROM PRELIMINARY SITE PLAN, DATED OCTOBER 16, 1990 BY HAYES, TAMES, AND ASSOCIATES.

attached to Administrative
approval dated 07/24/91 by
Martin R. Crum, Jr., Mayor

SEE ADMINISTRATIVE APPROVAL

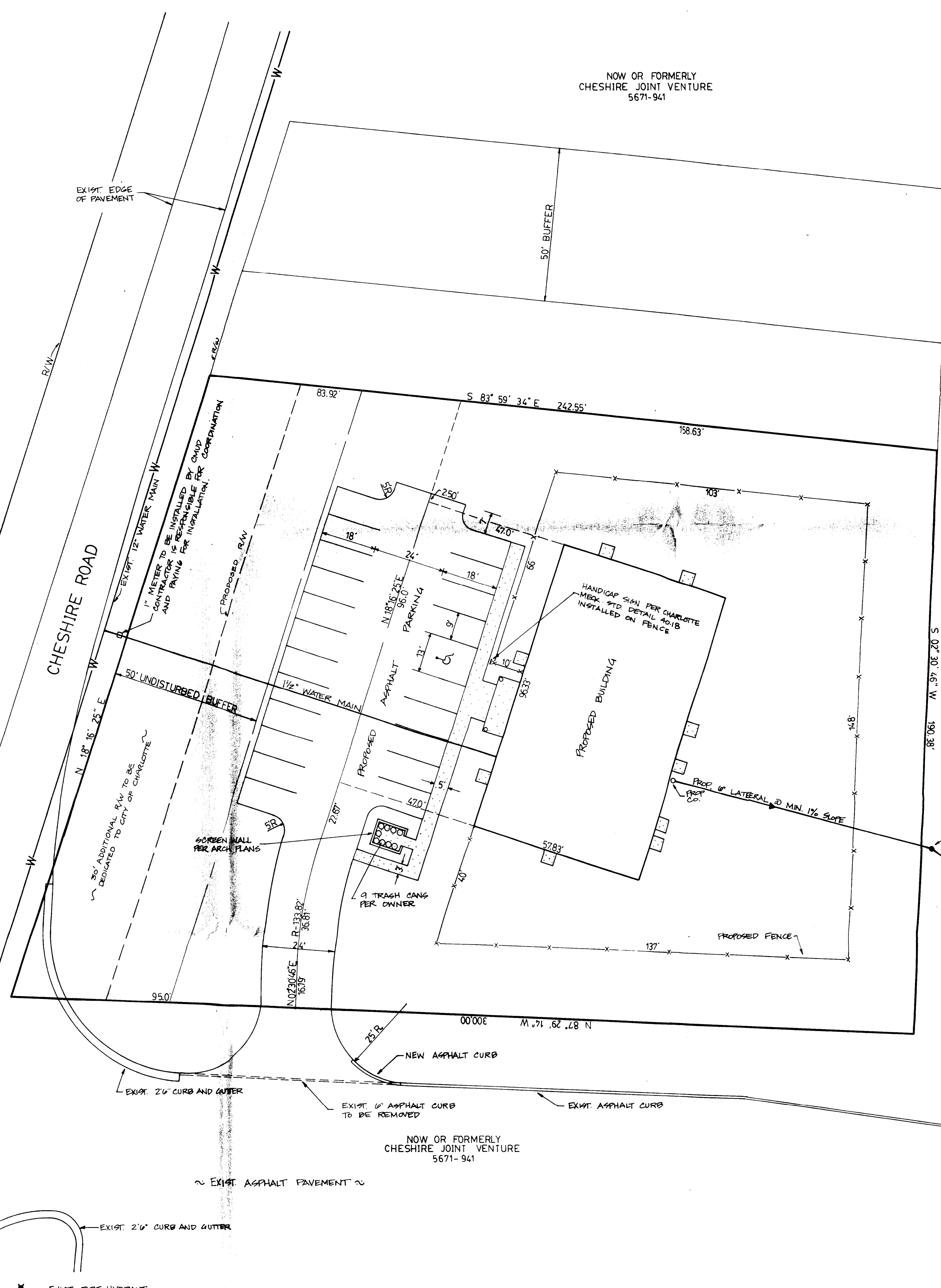
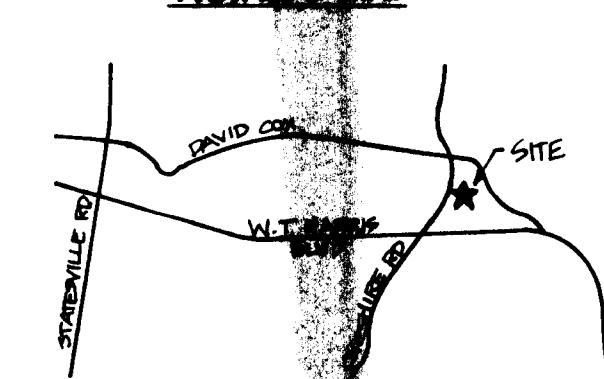
DATED: 07/24/91
BY: MARTIN R. CRUM, JR.

FOR REVISED PLAN

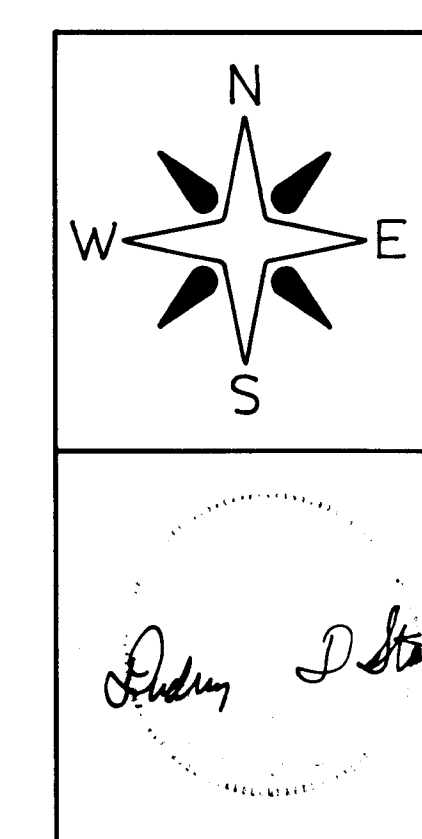
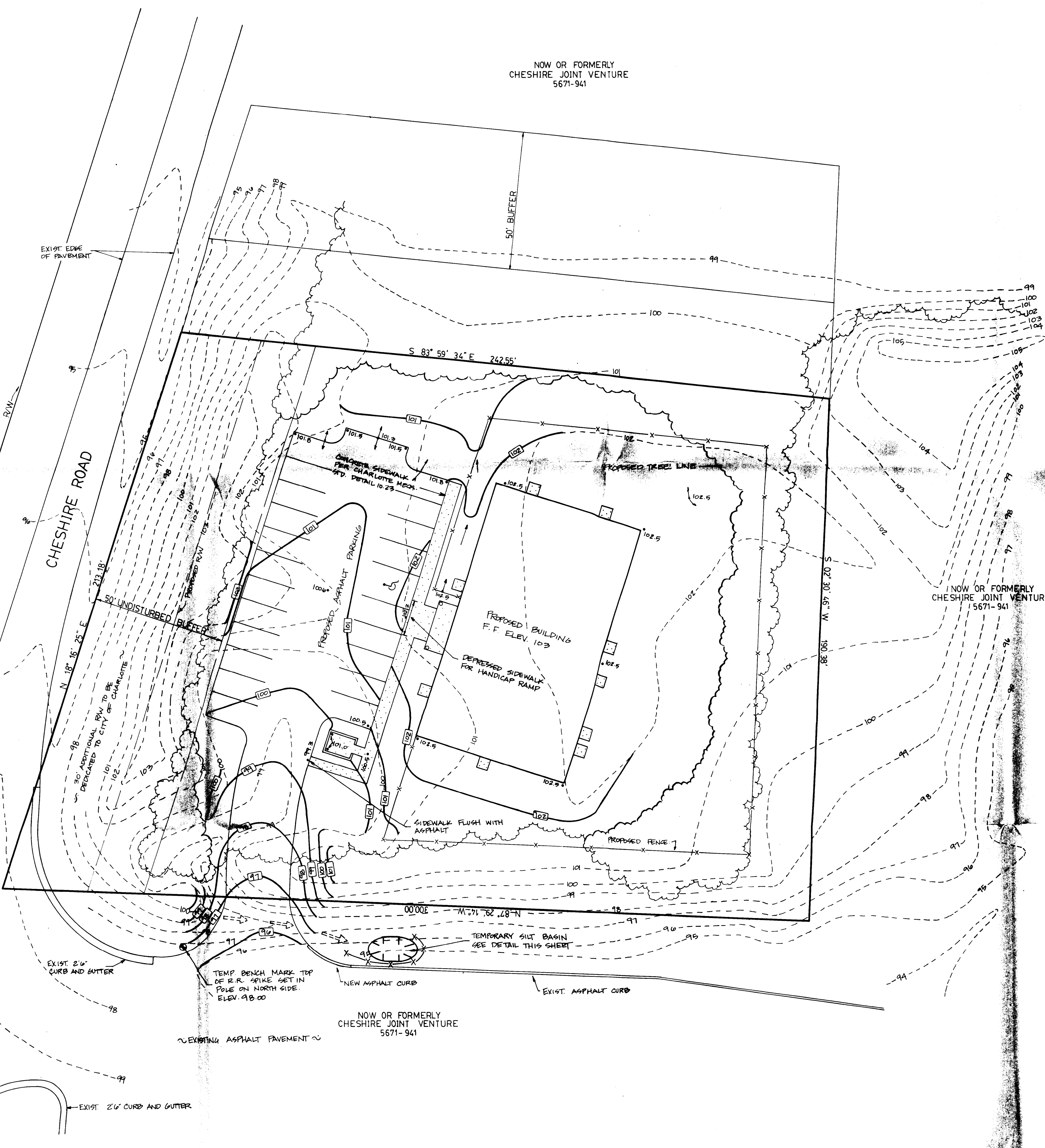
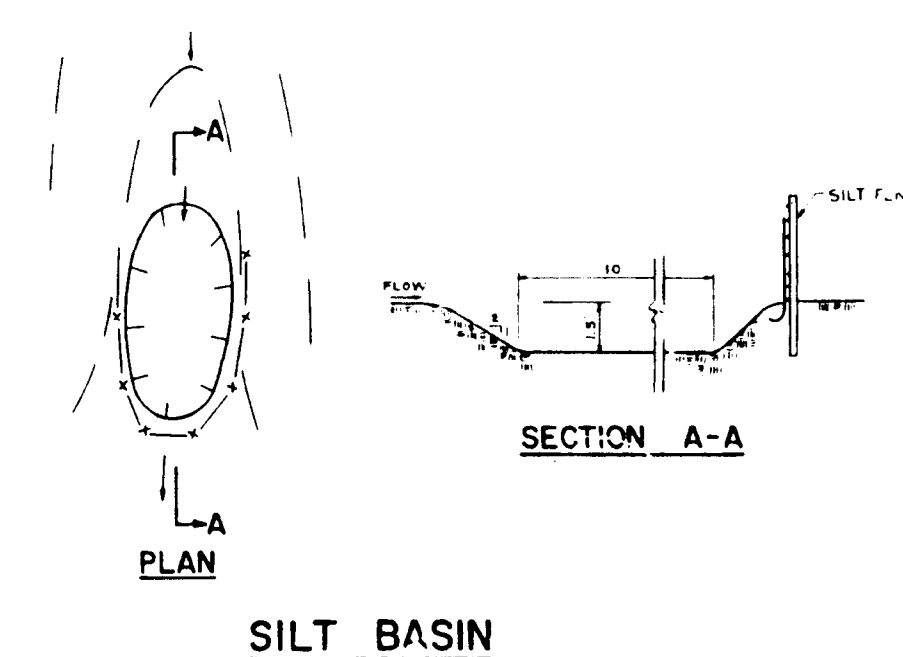


NO.	DATE	REVISION	BY
1	1.18.91	REVISED HANDICAP SPACE & 30 ADDITIONAL RVN	DH
SHEET TITLE			
SITE PLAN			
HORIZONTAL CONTROL			
SANITARY SEWER AND WATER DISTRIBUTION SYSTEM			
PROJECT			
FIRST FEW YEARS CHILD DEVELOPMENT CENTER			
CITY OF CHARLOTTE, MECK. CO., NC.			
YARBROUGH - WILLIAMS & ASSOCIATES, INC.			
PLANNING - SURVEYING - ENGINEERING			
801 CLAYTON RD. SUITE 110 CHARLOTTE, NC 28207			
(704) 382-8024			
56-06			
2 of 3			

VICINITY MAP



- NOTE:
1. DURING CONSTRUCTION (BEFORE PLACEMENT OF PAVEMENT) INSTALL THE FOLLOWING EROSION CONTROL DEVICES:
A. GRADE A DIVERSION SWALE ACROSS DRIVEWAY ENTRANCE AS SHOWN ON THE PLAN TO DIVERT RUNOFF TO SILT BASIN.
B. STABILIZE CONSTRUCTION ENTRANCE, PRIOR TO DRAINAGE PLACEMENT AND MAINTAIN A 6" LAYER OF #5 STONE (NO DOT AGGREGATE GRADATION) ON ENTRANCE DRIVE AS NECESSARY TO KEEP SEDIMENT OFF EXISTING ASPHALT.
 2. GRADE AT DRIVEWAY ENTRANCE TO MATCH EXISTING ASPHALT.
 3. CHESHIRE JOINT VENTURE TO GRANT EASEMENT ON SOUTH SIDE OF SITE FOR DRIVEWAY.
 4. CHECK WITH OWNER BEFORE CLEARING TREES TO IDENTIFY TREES TO REMAIN.
 5. THE CITY OF CHARLOTTE INSPECTION DEPARTMENT WILL BE NOTIFIED AT LEAST 24 HOURS IN ADVANCE OF CONSTRUCTION.
 6. GROUND SIDEWALKS AND STOPS ADJACENT TO BUILDINGS A MINIMUM OF 10' PER FOOT AWAY FROM BUILDING.
 7. ALL CONSTRUCTION SHALL CONFORM TO CITY OF CHARLOTTE STANDARDS.



NO.	DATE	REVISION	BY
1	1.18.91	REVISED HANDICAP SPACE & 30 ADDITIONAL RVN	DH
SHEET TITLE			
GRADING PLAN			
PROJECT			
FIRST FEW YEARS CHILD DEVELOPMENT CENTER			
CITY OF CHARLOTTE, MECK. CO., NC.			
YARBROUGH - WILLIAMS & ASSOCIATES, INC.			
PLANNING - SURVEYING - ENGINEERING			
801 CLAYTON RD. SUITE 110 CHARLOTTE, NC 28207			
(704) 382-8024			
56-05			
2 of 3			

**CHARLOTTE-MECKLENBURG
PLANNING COMMISSION**

INTER-OFFICE COMMUNICATION

DATE: September 20, 1991

TO: Robert Brandon
Zoning Administrator

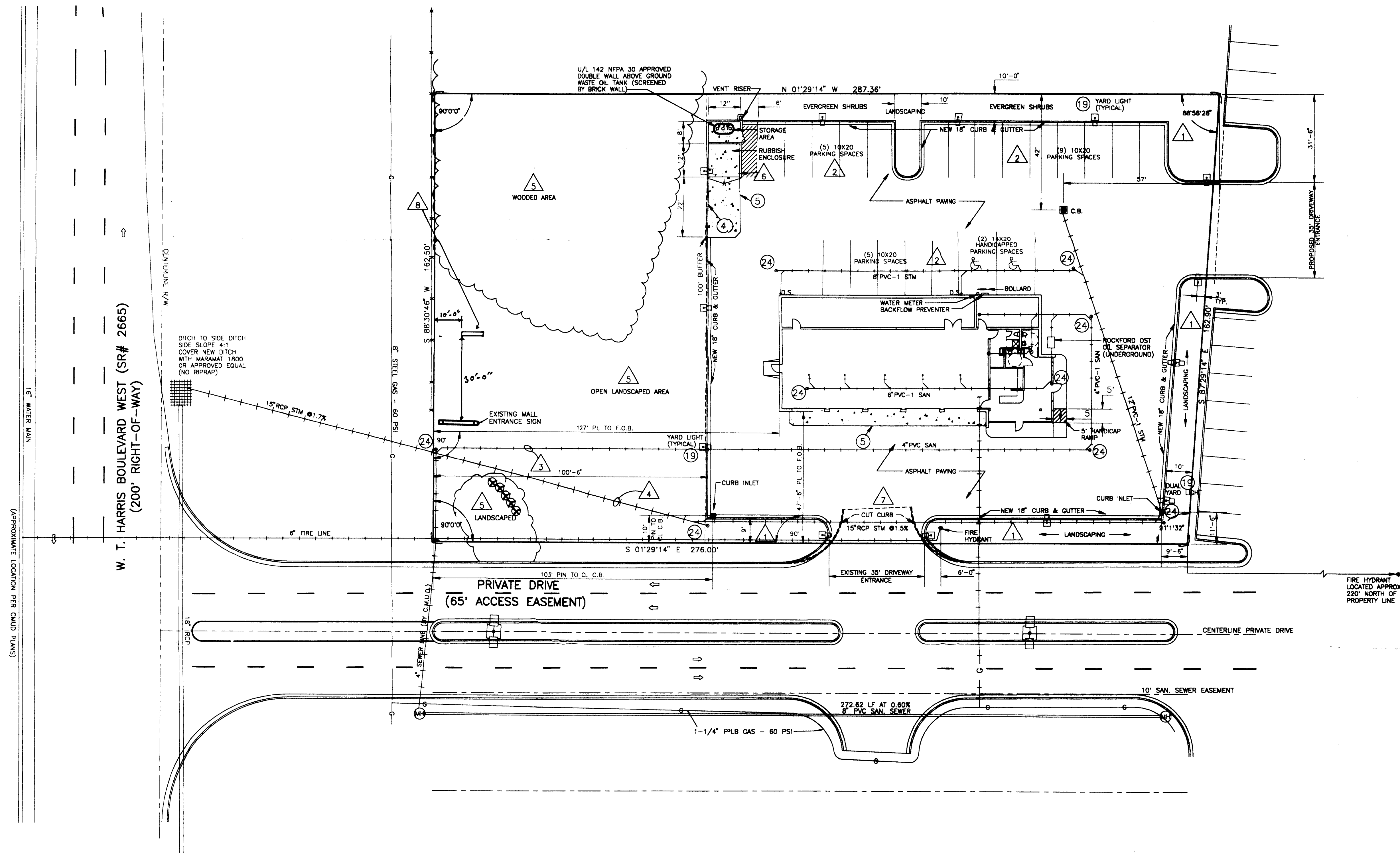
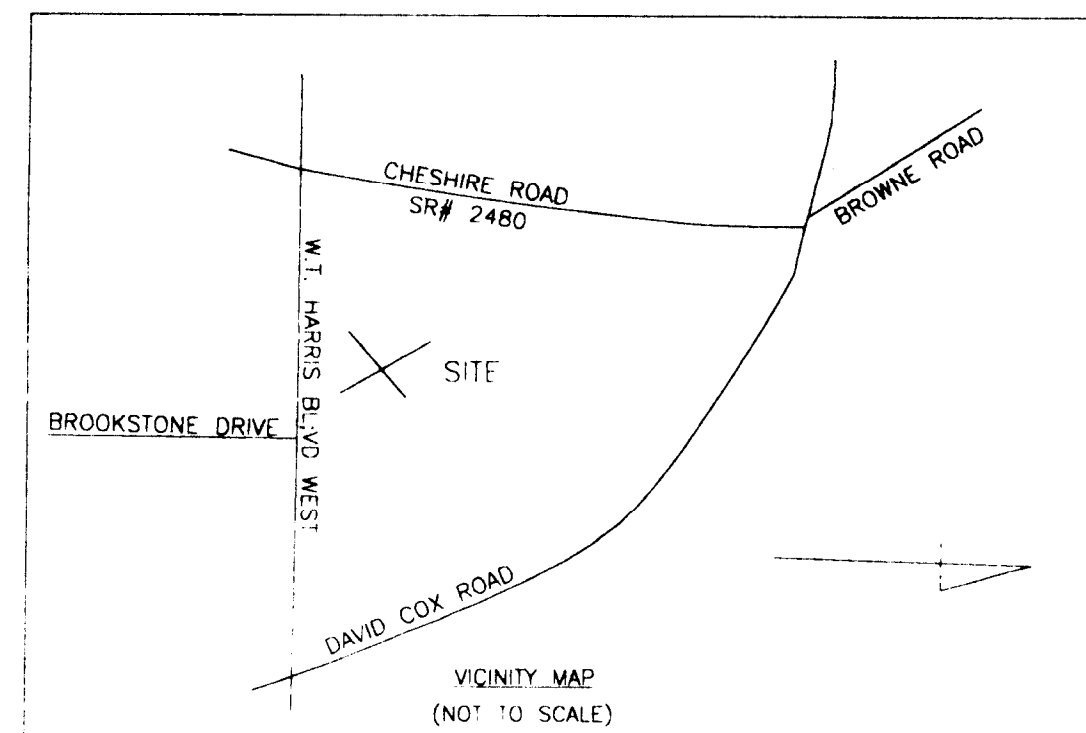
FROM: 
Martin R. Cramton, Jr.
Planning Director

SUBJECT: Revision to specific plans for day care center at Cheshire Market Place. Part of Petition No. 87-46, Tax Parcel No. 027-132-05

Attached is a revised plan for the First Few Years Child Development Center at Cheshire Market Place. The plans have been revised to change the location of the garbage enclosure and to modify the note regarding the landscaping along Cheshire Road to allow the owner to locate the shrubs as needed to screen the parking from the public street. Since these changes are minor I am administratively approving this plan. Please use this plan when evaluating requests for building permits and certificates of occupancy.

MRCjr/KHM/cln

Attachment



ALL CONSTRUCTION IS NEW.

BUILDINGS:NEW PROCARE 5 BAY IN-LINE (R) BUILDING.
BUILDING AREA = 4240 SQ.FT.INSTALL ALL ELECTRICAL AND PHONE SERVICE
UNDERGROUND TO ALL BUILDINGS**TANKS:**INSTALL (1) 500 GALLON FIBERGLASS SLOP OIL
TANK W/ 2" FIBERGLASS VENT LINE. VENT RISER TO
EXTEND A MIN. OF 12'-6" ABOVE FINISHED GRADE.**YARD & DRIVE:**SEE DWG. 16 FOR INSTALLATION DETAILS OF ITEMS
SHOWN THUS -

YARD PAVING TO BE ASPHALT TYPE "A".

NOTES:

- GENERAL CONTRACTOR TO GRADE LANDSCAPE AREAS TO 6" BELOW FINISH GRADE. OWNER WILL LANDSCAPE.
- GENERAL CONTRACTOR TO PAINT PARKING STRIPES.
- TIE NEW 6" PVC-1 SANITARY SEWER INTO EXISTING BUILDING SANITARY LATERAL.
- TIE NEW 6" PVC-1 STORM SEWER INTO EXISTING STORM SEWER LATERAL.
- DO NOT DISTURB EXISTING LANDSCAPING IN 100' BUFFER AREA. EXISTING WOODED AREA TO REMAIN UNDISTURBED. TREE PROTECTION TO BE MAINTAINED BY GENERAL CONTRACTOR.
- EXTERIOR BLOCK & BRICK WALLS OF RUBBISH ENCLOSURE & STORAGE AREA TO MATCH PROCARE BRICK DECOR. GATE POSTS TO BE 3" ROUND GALVANIZED STEEL GATE POSTS. GATES AND DOOR TO BE WHITE PAINTED URETHANE TREATED WOOD.
- REMOVE EXIST. CURB AS REQUIRED.
- 4' X 8' MONUMENT SIGN LOCATED 10'-0" NORTH OF RIGHT-OF-WAY.

ATTACHED TO ADMINISTRATIVE
APPROVALDATED: 02/6/92
BY: MARTIN R. CRAMTON, JR.**PARKING INFORMATION:**

0	EXISTING SPACES
21	PROPOSED SPACES
17	REQUIRED SPACES
21	SPACES PROVIDED
2	HANDICAPPED SPACES
DIMENSIONS NOTED ON PLAN	

BP OIL CO.
RETAIL MARKETING
DESIGN AND ENGINEERING

200 PUBLIC SQUARE
CLEVELAND, OHIO 44114

PLOT PLAN w/o GRADES
W.T. HARRIS & CHESHIRE
3728 WEST W.T. HARRIS BLVD.
CHARLOTTE, NORTH CAROLINA

DWG.NO.: 32-119-02603

REV.: 3

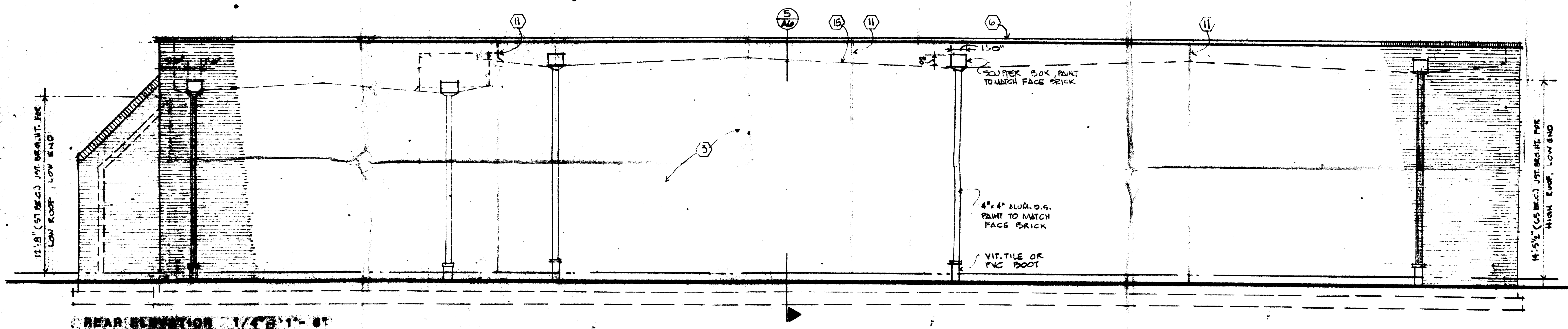
SCALE: 1" = 20'-0"

MADE BY: KDC

DATE: 12/9/91

CHECKED BY: E.H.H.

REVISIONS	DATE	DWN	CKD
1. INITIAL DESIGN & PLOTTING	12/9/91	KDC	E.H.H.
2. CORRECTED & RE-DESIGNED	12/9/91	KDC	E.H.H.
3. FINAL REVIEW & APPROVAL	12/9/91	KDC	E.H.H.



MATERIAL SCHEDULE				
GC = GENERAL CONTRACTOR O = OWNER				
ITEM NO.	EQUIPT./BLOG. COMPONENT	SUPPLIER	INSTALL.	REMARKS
1	Cond. Ftgs.	GC	GC	3 ea. #4 Bars Cont. for 12" Walls, 2 ea. #4 Bars Cont. for 8" walls
2	Conc. Blk. Found. Walls	GC	GC	99 Galv. Masy. Bolt 16" o.c., Vert.
3	4" Face Bridge & 8" Conc. Block Back-up	GC	GC	99 Galv. Masy. Bolt 16" o.c., Vert.
4	Wall-Mntd. Ext. Light Fixture	GC	GC	
5	Alum. Manual O.H. Drs. & Hdwe.	O	O	1 ea. Exhaust Fan per Door. Trussed in 2nd & 3rd story. See spec.

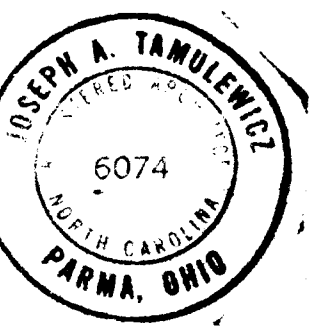
6	Pre-Fin. Alum. 0.040	O	O	Owner's Roofing Contr.. Facts to Have Concealed J.C. Covers
7	Brick (Brown) to Watch Brick A Face Brick Black Dur. Alum. Glazed Alum System Kamner 1400 Insulissa 450 T Verticals, Tri-Pac 451-Sales Particition Signage	GC	GC	Owner has National Accts. Pricing. Contact Kamner National Accts. for National Pricing.
8	Non Illum. Signage	O	O	Elect. Signage by Gen. Contr.
9	Conc. Walk & Integral Curb	GC	GC	Printed, Channel Letters
10	Heavy Expan. Jt. 4" Brick Rowlock Cap	GC	GC	Rubbed Finish on Vert. Exposed Faces and Flat Walk Finish
11	16" Alum. Break Louver	GC	GC	See Sht. #1.

14	Attic Exhaust Louver 16" x 8" (Black-Vent & Bird Screen)	GC	GC
15	1-Ply R-Tech Tech- Ply Roof Membrane	O	O
16	W.P. Elect. Outlet	GC	GC
17	Handicap Ramp	GC	GC
18	Lintel Bar & P1 w/8 x 10w/11 1/2" x 5/16" P1	GC	GC
19	3 ea. Lintel Angles 4" x 3 1/2" x 5/16"	GC	GC

Pls. Fin., Match Mass..
Exhaust Air Function
for Toilet Rms./Conf.
Rm..
Provided & Installed
By Owner's Roofing
Costr. (Incl. Insul.).

See Site Plan for Location.
Shop Prime & 6 Mil PVC
Flash., Rust-Inhibitive
Paint, 2 Coats on
Exposed Faces.
See Item 18 Remarks.

NOTE:
Provide Face Brick as Follows:
Brick "A" = #057 Waverly Iron, Standard
Modular Brick, (2 1/4" x 4
3 5/8" x 7 5/8") By
Cherokee Brick Company
919-375-3350
Brick "B" = Carolina Pink Diecast,
Standard Modular Brick,
by Brickyard Limited,
704-823-2032
Brick "C" = "8"x Blue-Green Medallions,
Standard Modular Brick,
to match existing adjacent
buildings.
Mortar to be by U.S. Cement.



BP OIL CO.
RETAIL MARKETING
DESIGN AND ENGINEERING

200 PUBLIC SQUARE
CLEVELAND, OHIO 44114

EXTERIOR ELEVATIONS

5- DAY IN-LINE BUILDING
FOR PROCARB
W. HARRIS BLVD. & CHESTNUT
CHARLOTTE, NORTH CAROLINA

[illegible]

Tabulation

Area: ±8.4 Ac.
Zoning: R-9 MF(CD)
Dwelling Units: 55
Density: 6.5 DUA

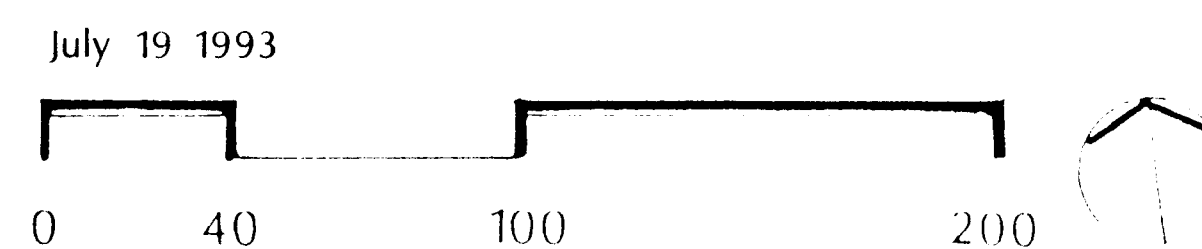
Notes

1. Clearing and grading in the buffer area shall be limited to the locations indicated and, in no case, will be more than 15 feet wide. Where existing vegetation is removed, it will be replaced with a staggered double row of evergreen tree shrubs 3 to 4 feet tall.
2. Storm water detention shall be accomplished by using an existing detention basin directly adjacent to the site. Permission to use the basin will be obtained from the adjacent property owner.
3. Trash collection areas shall be screened on all sides.
4. Buffer areas shall be protected prior to any clearing and grading.

ATTACHED TO ADMINISTRATIVE
APPROVAL

DATED: 08/11/93
BY: MARTIN R. CRAMTON, JR.

approved by zoning
committee 01/26/93



CHARLOTTE - MECKLENBURG
PLANNING COMMISSION
INTER - OFFICE COMMUNICATION

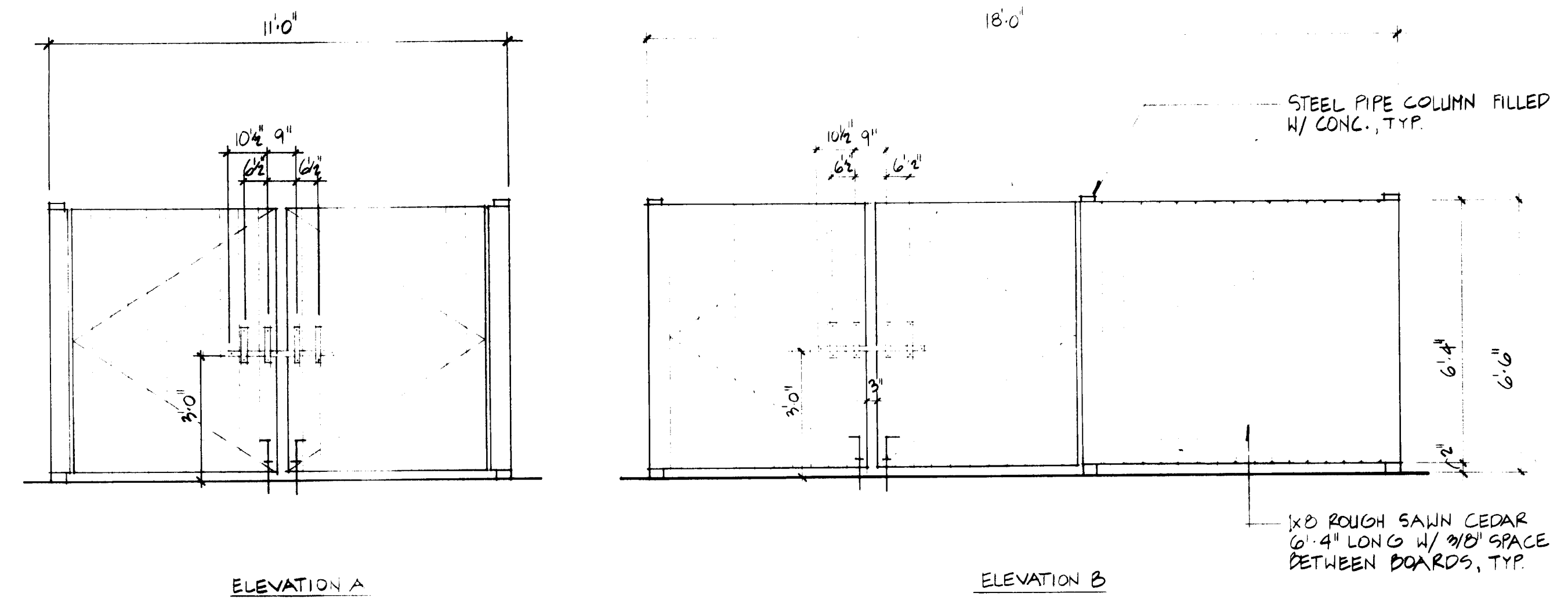
DATE: October 12, 1993
TO: Robert Brandon
Zoning Administrator
FROM: Martin R. Cramton, Jr.
Planning Director

SUBJECT: Zoning Committee Approval of a Specific Multi-Family Plan for Petition No. 87-46(c)
by N.C.F. Tax Parcel No. 027-132-05

Attached is a specific multi-family plan for parcel D of the above mentioned rezoning petition. This plan was approved by the Zoning Committee at its September 27 meeting. This plan is to be used when evaluating requests for additional approvals on this site.

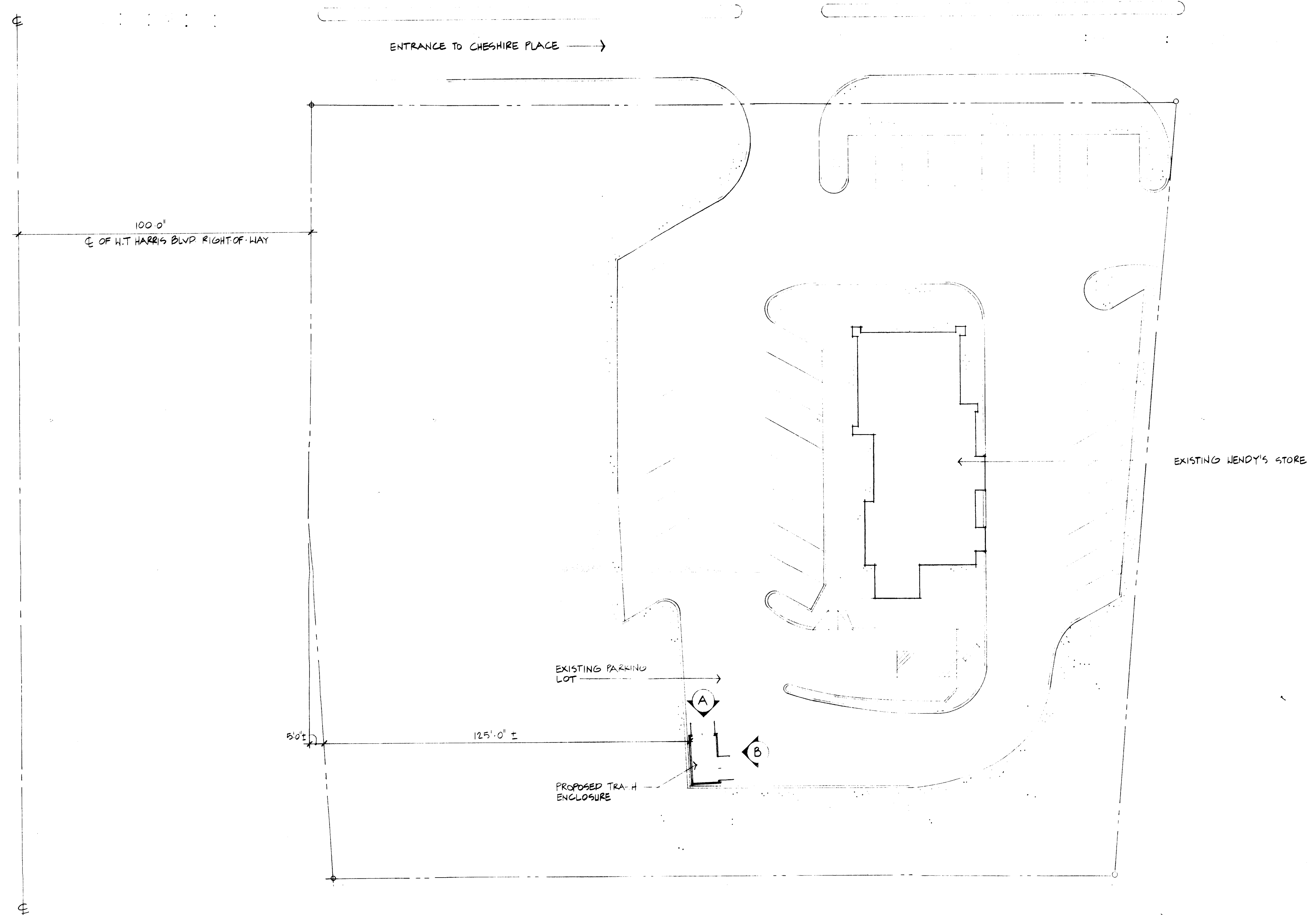
MRCjr/KHM:mlj
Attachment

David Brandon
ARCHITECTURE
Brian Sigmund
Landscape Architecture PA
7102 South Boulevard
Suite 201
Charlotte, NC 28203-4204
704.375.0725



TRASH ENCLOSURE ELEVATIONS

3/8" = 1'-0" 2



SITE PLAN

1" = 20'-0" 1

These Drawings and Project Manual and the design shown thereon are instruments of service only and remain the property of Lee Nichols Architecture. The reproduction or unauthorized use of these documents without written consent of Lee Nichols Architecture is prohibited.



HARRIS BOULEVARD
CHARLOTTE, NC

DATE	5/13/93
REVISIONS	
1	
2	
3	
4	
5	

PROJECT NUMBER
SHEET NUMBER

CHARLOTTE-MECKLENBURG
PLANNING COMMISSION
INTER-OFFICE COMMUNICATION

DATE: January 29, 1993
FROM: *Mark R. Coker*
Mark R. Coker
Planning Director

TO: Robert Brandon
Zoning Administrator

SUBJECT: Zoning Committee approval of a specific plan for Wendy's. Part of Petition No. 87-46 by M.C.P. Tax Parcel No. 027-132-05

Attached is a specific site plan for Wendy's at Chesire Market Place. This specific plan was approved by the Zoning Committee on December 21, 1992. The plan delineates a 100.0' buffer along West W.T. Harris Boulevard this buffer is to remain undisturbed. The plan also shows where screening/landscaping is to take place (i.e. edge of parking spaces and dumpsters) please use this plan when evaluating requests for building permits and certificates of occupancy.

KRCjr/KRM:sls

Existing perimeter trees required for tree ordinance compliance. Existing trees on perimeter and in parking lot must be preserved.

Interior trees required:
(160,000 sf @ 1 per 10,000sf) = 16 trees

EXISTING
2" YOSHINO CHERRY (KIP)
EXISTING
2" RED MAHOG (KIP)
EXISTING
CRAPE MYRTLE (KIP)

APPROXIMATE LIMITS OF
GRASSING - GENERAL CONTRACT

FUTURE SANCTUARY

AERATE & SEED IN AREA
SHOWN UNDER TREES.
SEE SPECS.

4" WIDE WALK FROM PARKING LOT
TO CHAPEL. SLOPE SHALL NOT
EXCEED 8%. AT CONTRACTORS OPTION,
WALK MAY BE 1/4" 6" ASPHALT ON 4" ABC
OR 3" 3,000 PSI CONC. THIS WORK
IS IN ALTERNATE NO. 1

See sheet L4 for
planting around chapel.

AREAS SHOWN UNDER
LARGE EXIST. TREES ARE TO
BE AERATED & SEEDED ONLY
SEE SPECS.

EXISTING
FELLOWSHIP HALL

PROPOSED
CHAPEL

PROPOSED
EDUCATION BUILDING

outdoor chapel

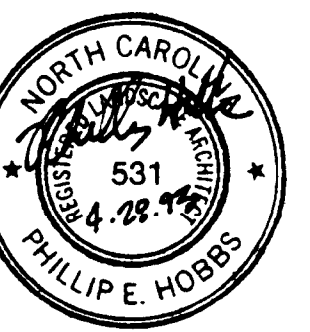
PLANT LIST-ALTERNATE 2

Quan	Botanical Name	Common Name	Root	Ht.	Cal.	Spread	Remarks
8	Cornus florida	Flowering Dogwood	B & B		2 1/2"		
2	Ilex attenuata 'Fosteri'	Fosters Holly	B & B	6-8'			
2	Ilex opaca 'Savannah'	Savannah Holly	B & B	8-10'			
2	Ilex x Nellie R Stevens	Nellie Stevens Holly	B & B	6-8'			
6	Magnolia virginiana	Sweet Bay Magnolia	B & B	8-10'			
12	Prunus yedoensis	Yoshino Cherry	B & B		2 1/2"		
5	Quercus phellos	Willow Oak	B & B		3"		
68	Azalea kurume 'Snow White'	Snow White Azalea	3 gal.				
26	Ilex cornuta Burfordii	Dwarf Burford Holly	3 gal.				
17	Ilex cornuta 'Rotunda'	Dwarf Horned Holly	3 gal.				
16	Myrica cerifera	Wax Myrtle	5 gal.				
15	Prunus laurocerasus 'Schipkaensis'	Schip Laurel	5 gal.				
250	Liriope spicata variegata	Variegated Liriope					Six bib clump, 12" o.c.
2033	Vinca minor	Periwinkle	4" pot				12" o.c.
8	Abelia grandiflora 'Sherwoodii'	Sherwood Abelia	3 gal.				

37134 sf seed

NOTE: BASE BID SHALL BE FOR
GRASSING ONLY. ALL LANDSCAPE
PLANTINGS SHALL BE IN ALTERNATE NO. 2

DEREK
CHURCH
WILLIAMS
Landscape Architecture
1321 South Boulevard
Suite 101
Charlotte, North Carolina 28203
704.333.1051



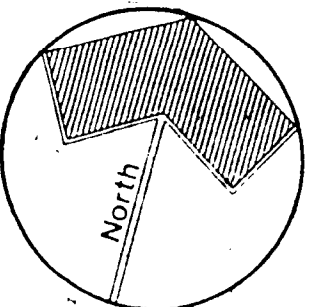
● Scott Garner Architect PA
1718 East Boulevard
Charlotte, North Carolina 28203
704.333.1051

Project Number 160
Date April 28, 1993
Revisions June 2, 1993
JUN 16, 1993

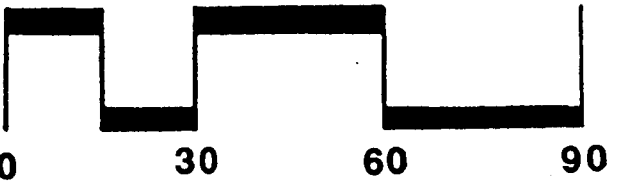
University City UMC - Phase 2
Charlotte, North Carolina

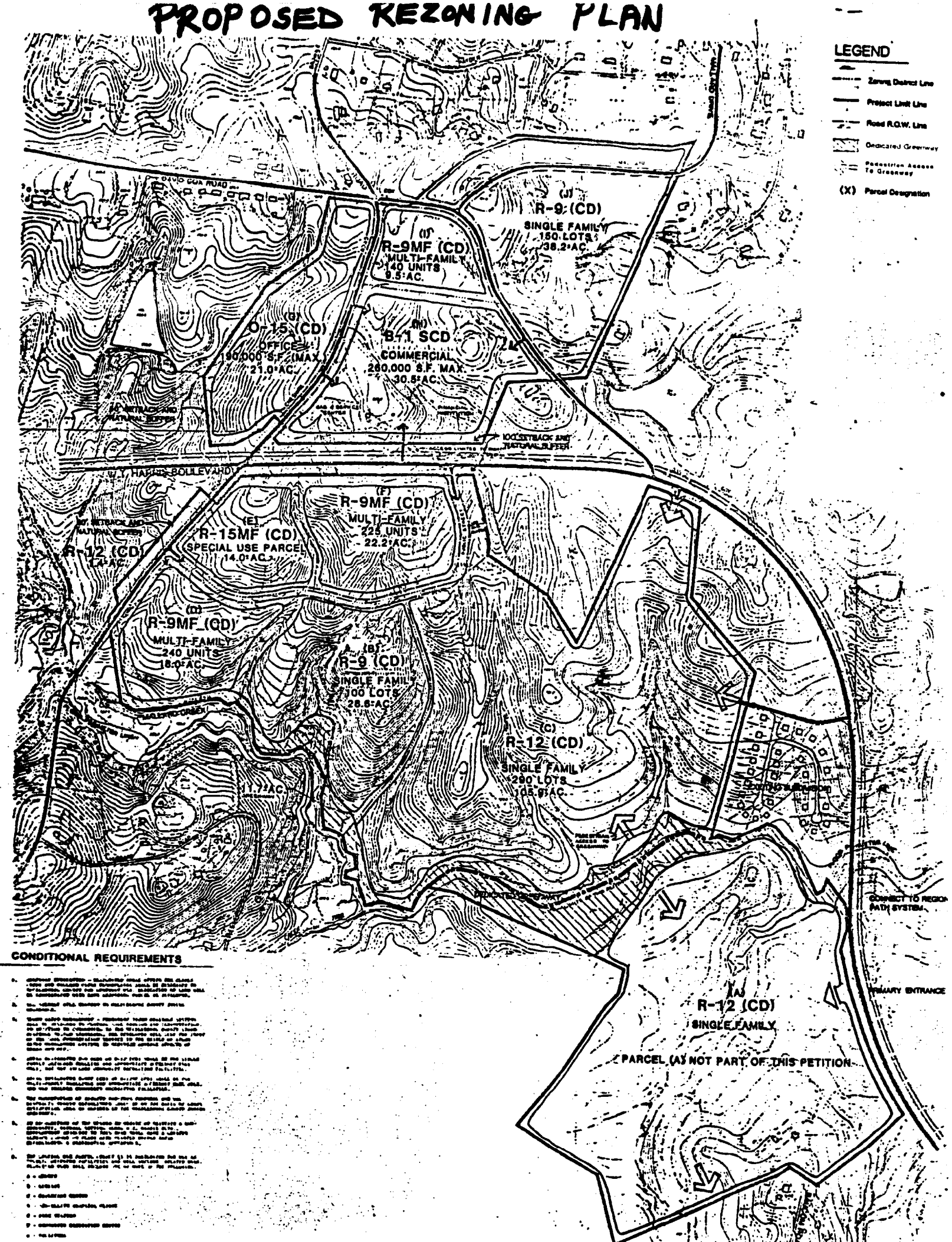
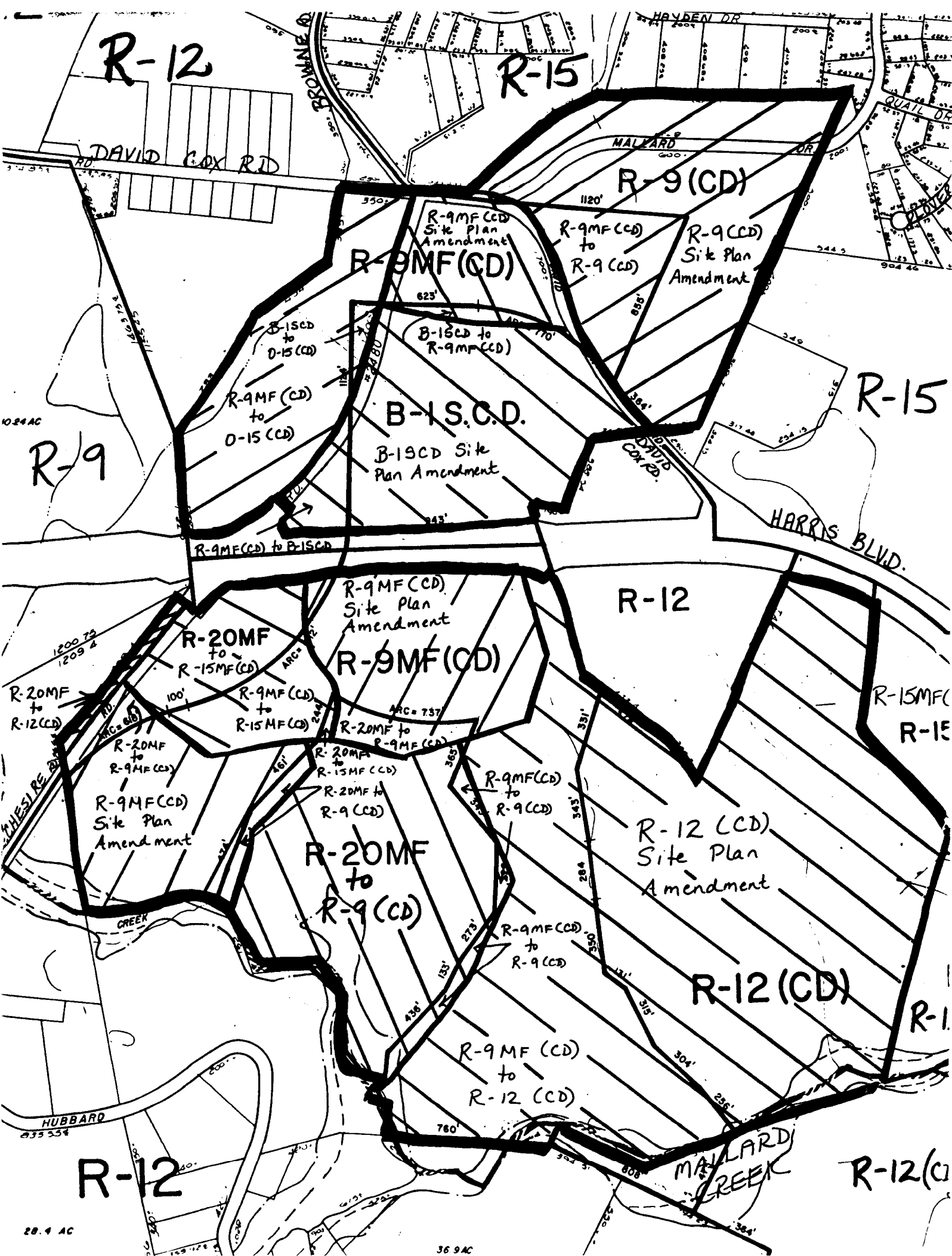
Landscape
Plan

L3



Scale: 1" = 30'





**ROLOTTE - MECKLENBURG
ANNING COMMISSION**

INTER - OFFICE COMMUNICATION

DATE: July 18, 1994

TO: Robert Brandon
Zoning Administrator

FROM: 
Martin R. Cramton, Jr.
Planning Director

SUBJECT: Administrative Approval for petition #87-46(c) by N.C.F., Tax Parcel # 027-132-05

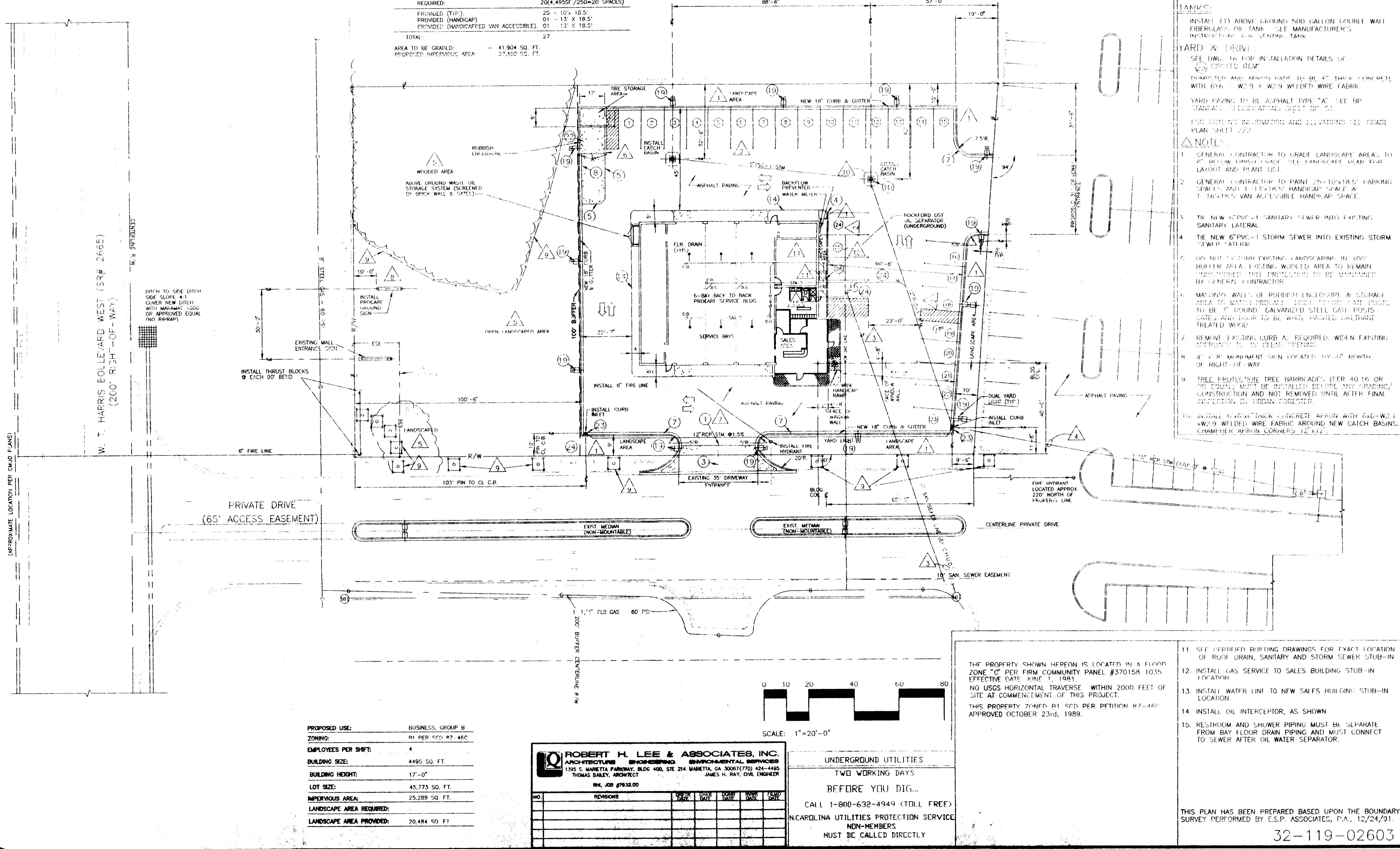
Attached is a specific plan for the expansion of the existing parking lots at the University City United Methodist Church. The proposed expansion to the parking lot is occurring at the rear of the site adjacent to the extension of Brookstone Drive. The proposed parking lots will be screened and buffered from Brookstone as indicated on the attached plan. The Zoning committee of the Planning Commission approved this plan at its June 27th meeting as per the requirements of the approved conditional plan. Please use this plan when evaluating requests for building permits and certificates of occupancy.

L2

Scale: 1" = 40'

19 COMPACT SPACES
13 HANDICAP SPACES
351 TOTAL NEW SPACES

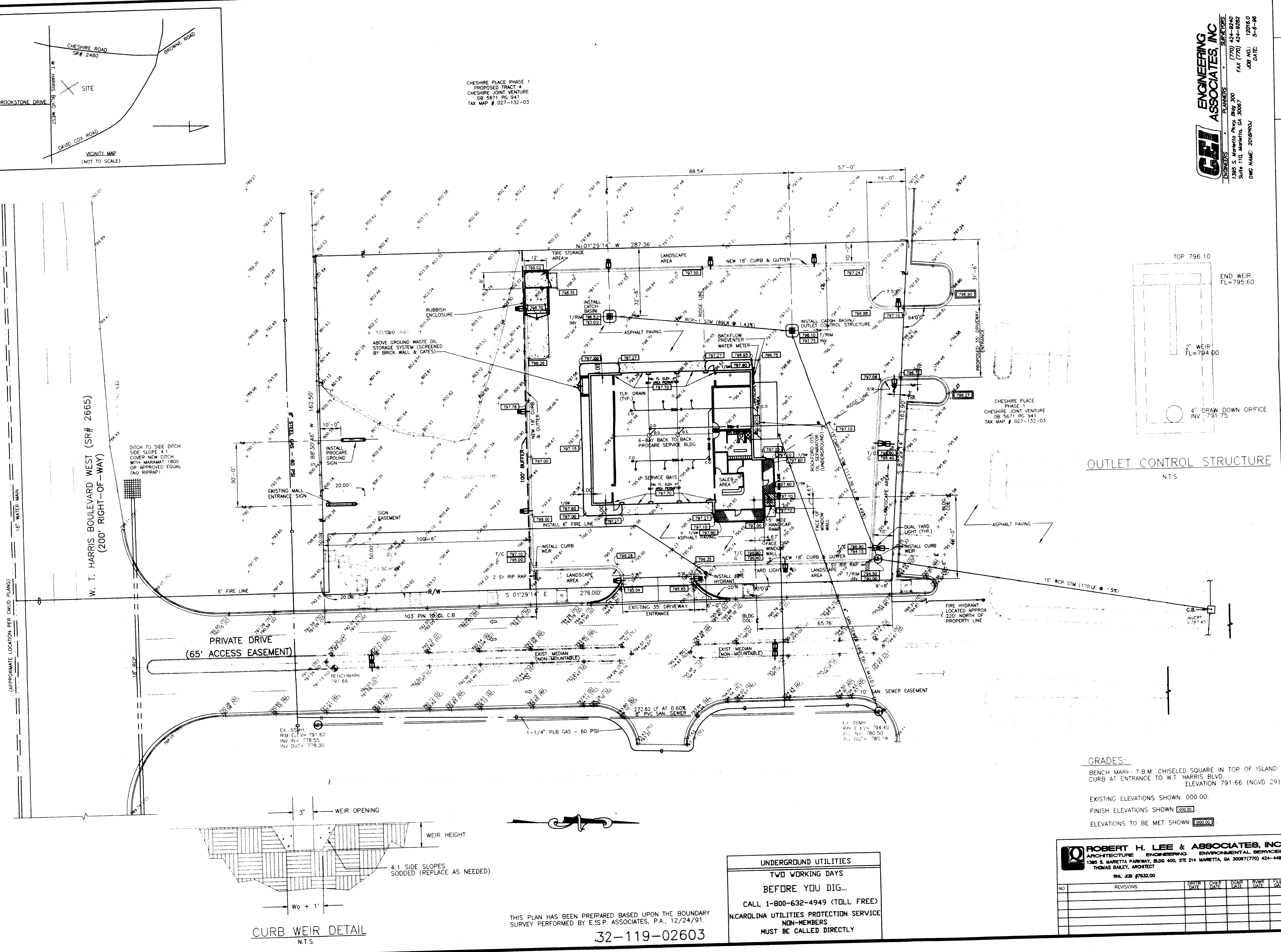
319 TYPICAL SPACES
19 COMPACT SPACES
13 HANDICAP SPACES
351 TOTAL NEW SPACES



BP
Exploration & Oil Company
Engineering and Maintenance Administration
200 Public Square, Cleveland, Ohio 44114

W.T. HARRIS & CHESHIRE
3728 WEST W. HARRIS BLVD. CHARLOTTE, N.C.
DWG NO. 32-119-02603 FILE NAME 02603PA
DATE 12/9/91 SCALE 1"=20'-0" DRAWN BY E.H.P. CHECKED BY E.H.P.
CURRENT REVISION NOTE
1 REV. PROCARE BLDG. TYPE & LAYOUT, REV. TO SITE PLAN

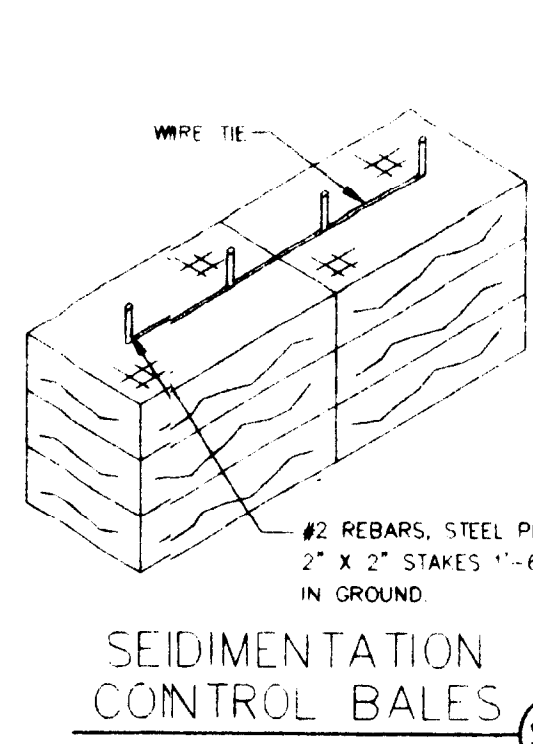
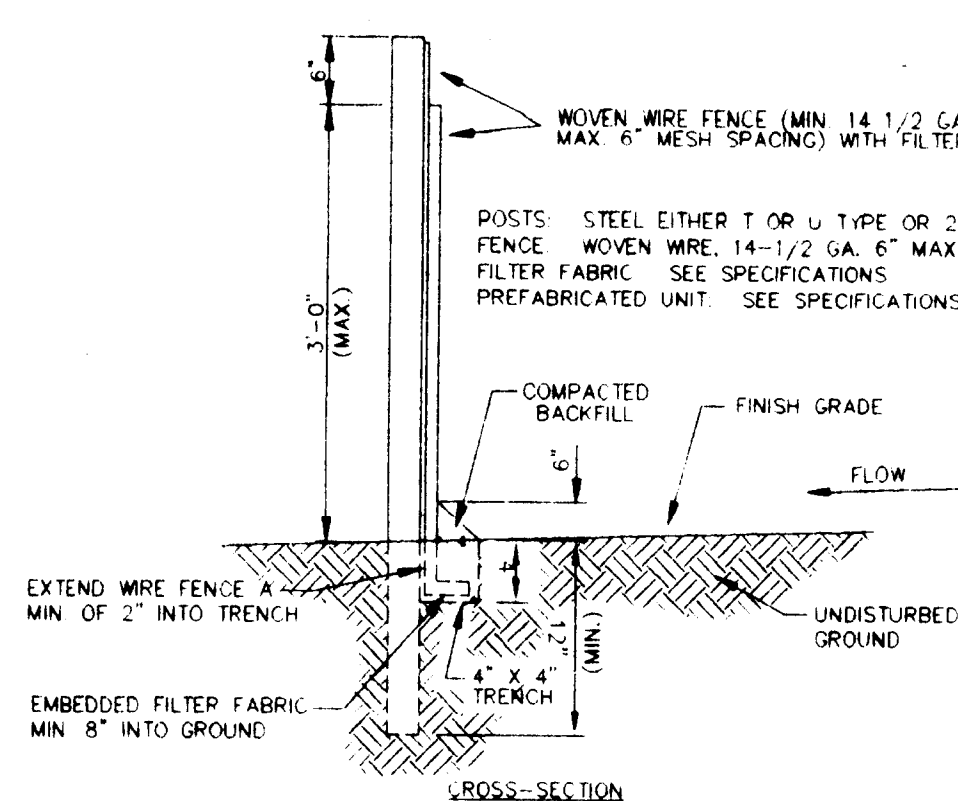
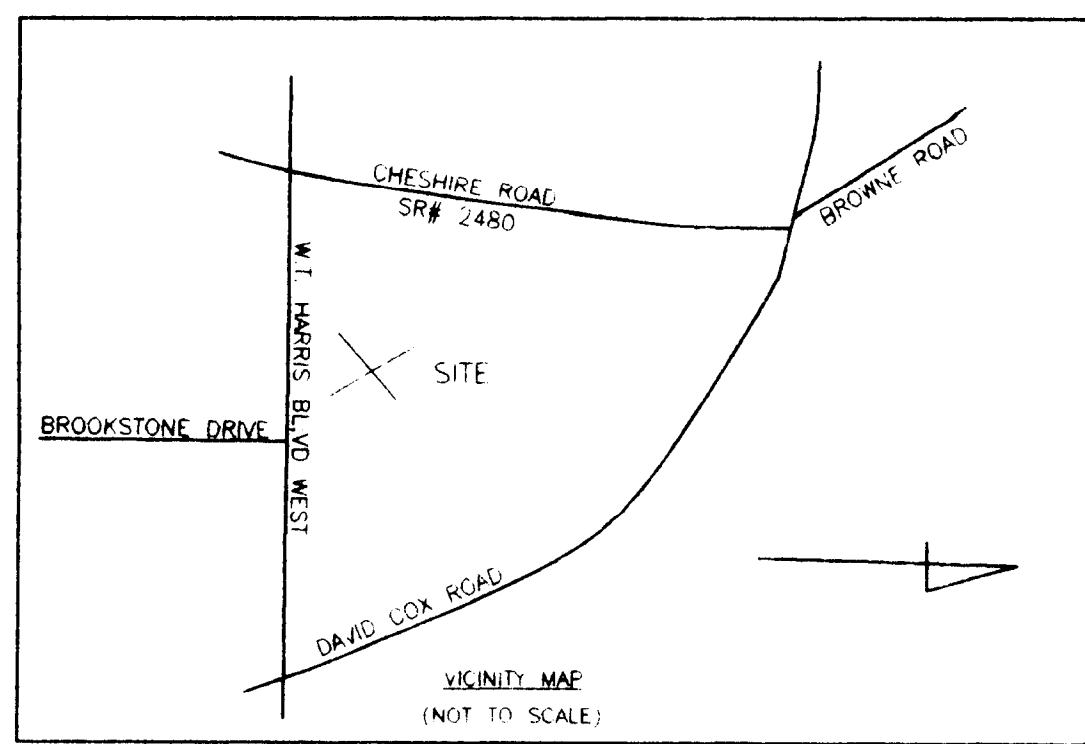
SHEET NO. 2 OF 2



BP
Exploration & Oil Company
Engineering and Maintenance Administration
200 Public Square, Cleveland, Ohio 44114

W.T. HARRIS & CHESHIRE
3728 WEST W. HARRIS BLVD. CHARLOTTE, N.C.
DWG NO. 32-119-02603 FILE NAME 02603PA
DATE 12/9/91 SCALE 1"=20'-0" DRAWN BY E.H.P. CHECKED BY E.H.P.
CURRENT REVISION NOTE
1 REV. PROCARE BLDG. TYPE & LAYOUT, REV. TO SITE PLAN

SHEET NO. 2 OF 2



SPECIES	RATE/1000 S.F.	DATES	FERTILIZER	RATE/1000 S.F.
WEEDING (OVERGRASS AND UNDESIRABLES)	1 - 2 lb.	3/1 - 6/15	6-12-12	25 - 30 lb.
LESPEDEZA (SCAMPIED)	1 - 2 lb.	3/1 - 6/15	6-12-12	25 - 30 lb.
TALL FESCUE GRASS	8 - 10 lb.	8/1 - 11/1	6-12-12	25 - 30 lb.
COMMON BERMUDA GRASS	1 - 2 lb.	4/1 - 6/15	6-12-12	25 - 30 lb.
COMMON BERMUDA GRASS (UNMULLED)	2 - 3 lb.	10/1 - 3/1	6-12-12	25 - 30 lb.
STRAW MULCH	90 lb.	ANY TIME FOR TEMPORARY COVER		

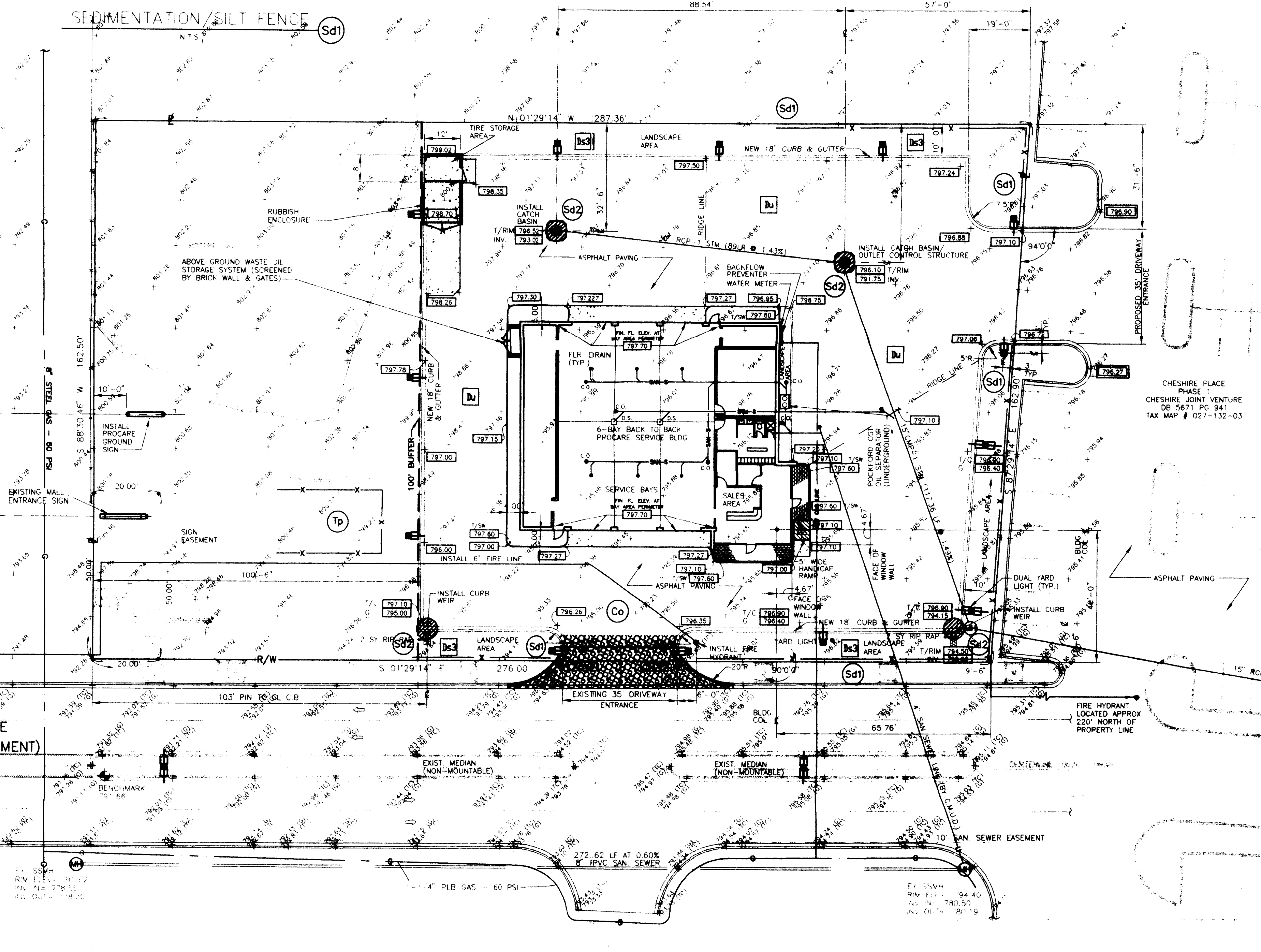
NOTES:
1. ALL AREAS TO BE SEED SHALL HAVE LIME APPLIED AT A RATE OF 80 lb/1000 S.F. APPLY LIME AND FERTILIZER BEFORE LAND PREPARATION.
2. ALL AREAS SEED SHALL HAVE AN APPLICATION OF STRAW MULCH (APPROXIMATELY TWO TONS PER ACRE) IMMEDIATELY AFTER PLANTING REGARDLESS OF PLANTING METHOD.

ENGINEERING ASSOCIATES, INC.
1300 S. HARRIS BLVD., SUITE 200
CHARLOTTE, NC 28203
(770) 421-5887
FAX (770) 421-5887
DATE: 12/24/91

W.T. HARRIS & CHESHIRE
3728 WEST W. HARRIS BLVD., CHARLOTTE, N.C.
FILE NO. 32-119-02603
DRAWN BY: J.P.C.
CHECKED BY: E.H.H.
DATE: 12/29/91
SCALE: 1"=20'-0"

MAINTENANCE
ALL MEASURES STATED IN THIS EROSION AND SEDIMENT CONTROL PLAN AND IN THE STORM WATER POLLUTION PREVENTION PLAN SHALL BE MAINTAINED IN FULLY FUNCTIONAL CONDITION UNTIL FINAL STABILIZATION OF THE SITE. ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE CHECKED BY A QUALIFIED PERSON AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND WITHIN 24 HOURS OF THE END OF A RAINFALL EVENT AND SHOULD BE CLEANED AND REPAIRED IN ACCORDANCE WITH THE FOLLOWING:

1. STRAW BALE INLET PROTECTION DEVICES AND BARRIERS SHALL BE TIED OR REPLACED IF THEY SHOW SIGNS OF UNDERMINING, OR SHALL BE REPLACED IF THEY SHOW SIGNS OF DEGRADATION.
2. ALL SEEDING AREAS SHALL BE CHECKED REGULARLY TO SEE THAT A GOOD STAND IS MAINTAINED. AREAS SHOULD BE FERTILIZED AND RESEED AS NEEDED.
3. SILT FENCES SHALL BE PREPARED TO THEIR ORIGINAL CONDITIONS IF DAMAGED. SEDIMENT SHALL BE REMOVED FROM THE SILT FENCES WHEN IT REACHES ONE THIRD TO ONE HALF THE HEIGHT OF THE SILT FENCE.
4. THE CONSTRUCTION ENTRANCES SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OF MUD INTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE CONSTRUCTION ENTRANCES AS CONDITIONS DEMAND.
5. THE TEMPORARY PARKING AND STORAGE AREA SHALL BE KEPT IN GOOD CONDITION (SUITABLE FOR PARKING AND STORAGE). THIS MAY REQUIRE PERIODIC TOP DRESSING OF THE TEMPORARY PARKING AS CONDITIONS DEMAND.



- EROSION DETAILS**
- 1. CONSTRUCTION EXIT
 - 2. SEDIMENT BARRIER
 - 3. ALEET SEDIMENT TRAP
 - 4. TOPSOILING
- EROSION NOTES**
- 1. DISTURBED AREA STABILIZATION (WITH PERMANENT VEGETATION)
 - 2. DUST CONTROL ON DISTURBED AREAS
- GENERAL EROSION NOTES**
- ALL CONTRACTORS AND SUBCONTRACTORS INVOLVED WITH STORM WATER POLLUTION PREVENTION SHALL OBTAIN A COPY OF THE STORM WATER POLLUTION PREVENTION PLAN AND THE STATE OF NORTH CAROLINA POLLUTANT DISCHARGE ELIMINATION SYSTEM GENERAL PERMIT (UNLESS EXEMPT) AND BECOME FAMILIAR WITH THEIR CONTENTS.
 - THE TEMPORARY PARKING AND STORAGE AREA SHALL ALSO BE USED AS THE EQUIPMENT MAINTENANCE AREA, EQUIPMENT CLEANING AREA, EMPLOYEE BREAK AREA, AND AREA FOR LOCATING PORTABLE FACILITIES, OFFICE TRAILERS, AND TOILET FACILITIES.
 - ALL WASH WATER (CONCRETE TRUCKS, VEHICLE CLEANING, EQUIPMENT CLEANING, ETC.) SHALL BE DISPOSED OF IN A MANNER THAT PREVENTS CONTACT BETWEEN THESE MATERIALS AND STORM WATER THAT IS DISCHARGED FROM THE SITE.
 - DUST ON THE SITE SHALL BE CONTROLLED BY SPRAYING WATER ON DRY AREAS OF THE SITE. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS FOR DUST SUPPRESSION OPERATIONS IS PROHIBITED.
 - ALL STORM WATER POLLUTION PREVENTION MEASURES PRESENTED ON THIS PLAN AND IN THE STORM WATER POLLUTION PREVENTION PLAN SHALL BE INITIATED AS SOON AS PRACTICABLE.
 - DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY HAS STOPPED FOR AT LEAST 21 DAYS SHALL BE TEMPORARILY SEED. THESE AREAS SHALL BE SEED NO LATER THAN 14 DAYS FROM THE LAST CONSTRUCTION ACTIVITY OCCURRING IN THESE AREAS.
 - ALL MATERIALS SPILLED, DROPPED, WASHED, OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED IMMEDIATELY.
 - IF SOIL STOCKPILING IS EMPLOYED ON THE SITE, SILT FENCES SHALL BE USED TO HELP CONTAIN THE SEDIMENT.

GRADES
BENCH MARK: T.B.M. CHISELED SQUARE IN TOP OF ISLAND CURB AT ENTRANCE TO W.T. HARRIS BLVD.
ELEVATION: 791.66 (NGVD 29)
EXISTING ELEVATIONS SHOWN: 000.00
FINISH ELEVATIONS SHOWN: 000.00
ELEVATIONS TO BE MET SHOWN: 000.00

CONSTRUCTION ACTIVITY SCHEDULE

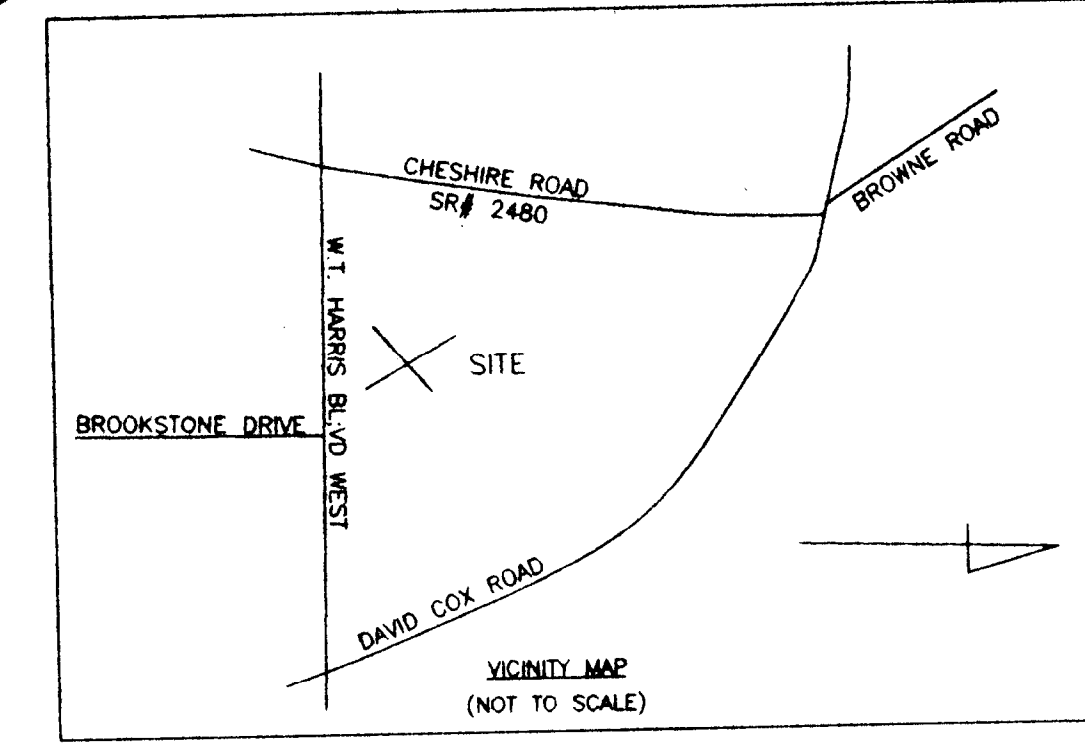
1. INSTALL STABILIZED CONSTRUCTION EXIT AND SILT FENCE: 1/2/92
2. PREPARE TEMPORARY PARKING AND STORAGE AREA: 1/2/92
3. CONSTRUCT THE TEMPORARY SEDIMENTATION AND SEDIMENT TRAP BASIN: 1/2/92
4. CLEAR AND GRUB THE SITE: 1/2/92
5. BEGIN GRADING THE SITE: 1/2/92
6. START CONSTRUCTION OF BUILDING AND STRUCTURES: 1/2/92
7. TEMPORARILY SEED DISTURBED AREAS: 1/2/92
8. INSTALL UTILITIES UNDERGRASS, STORM SEWERS, CURBS AND GUTTERS: 1/2/92
9. INSTALL INLET PROTECTION DEVICES: 1/2/92
10. PREPARE SITE FOR PAVING: 1/2/92
11. PAVE SITE: 1/2/92
12. COMPLETE GRADING AND INSTALL PERMANENT SEEDING AND PLANTING: 1/2/92
13. REMOVE ALL EROSION AND SEDIMENT CONTROL DEVICES (ONLY IF SITE IS STABILIZED): 1/2/92

W. T. HARRIS BOULEVARD WEST (SR# 2665)
(200' RIGHT-OF-WAY)

UNDERGROUND UTILITIES
TWO WORKING DAYS
BEFORE YOU DIG...
CALL 1-800-632-4949 (TOLL FREE)
N.CAROLINA UTILITIES PROTECTION SERVICE
NON-MEMBERS
MUST BE CALLED DIRECTLY

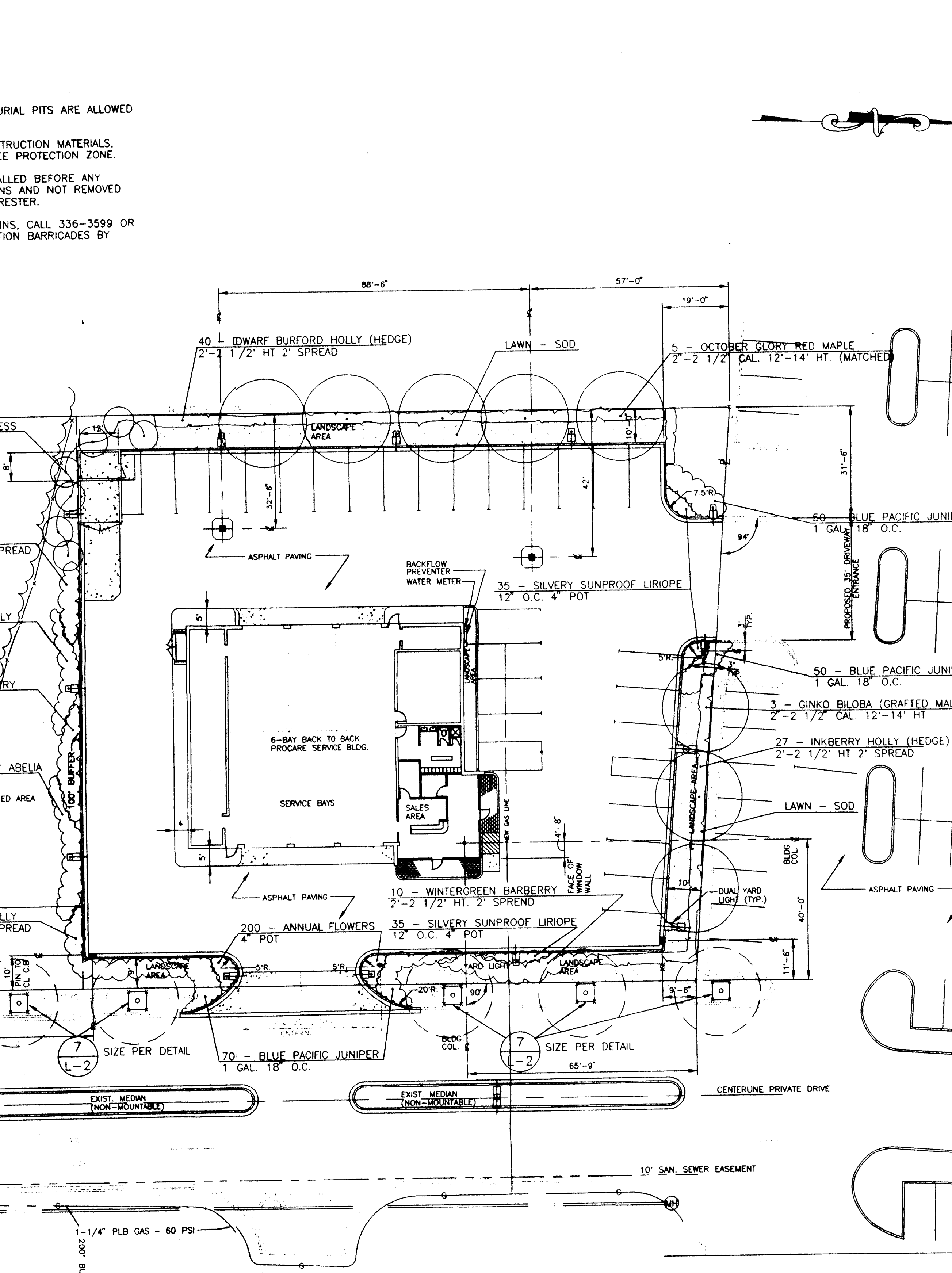
ROBERT H. LEE & ASSOCIATES, INC.
ARCHITECTURE ENGINEERING ENVIRONMENTAL SERVICES
1300 S. HARRIS BLVD., SUITE 200, CHARLOTTE, NC 28203
PHONE: (704) 547-8321

BP Exploration & Oil Company
Engineering and Maintenance Administration
200 Public Square, Cleveland, Ohio 44114



NOTES:

1. NO CONSTRUCTION MATERIALS, TRAFFIC, OR BURIAL PITS ARE ALLOWED IN THE TREE PROTECTION ZONE.
2. NO SOIL DISTURBANCE OR COMPACTION, CONSTRUCTION MATERIALS, TRAFFIC OR BURIAL PITS ARE ALLOWED IN TREE PROTECTION ZONE.
3. TREE PROTECTION BARRICADES MUST BE INSTALLED BEFORE ANY DEMOLITION, GRADING OR CONSTRUCTION BEGINS AND NOT REMOVED UNTIL AFTER FINAL INSPECTION BY URBAN FORESTER.
4. BEFORE ANY GRADING OR CONSTRUCTION BEGINS, CALL 336-3599 OR 336-2291 FOR INSPECTION OF TREE PROTECTION BARRICADES BY URBAN FORESTER.



PERIMETER TREES REQUIRED

- FRONTAGE W.T. HARRIS BOULEVARD
162'-50"=5 TREES (5 EXIST - 5 NEW)
- NO BUFFER REQUIRED ADJACENT SIMILAR LAND USE
SCREENING SHRUBS 2'-2.5' HT. MAX. 5' O.C.
3 TREES REQUIRED (3 PROVIDED)
- IMPERVIOUS AREA 25,289 SQ. FT. OR 58 AC.
3 TREES REQUIRED (3 PROVIDED)
- TOTAL LOT SIZE 45,773 SQ. FT. OR 1.05 AC.
- LANDSCAPE AREA PROVIDE 20,484 SQ. FT. OR 47 AC.

GENERAL LANDSCAPE/BID NOTES:

The Landscape Contractor shall visit the site prior to the submission of his/her bid, assess and accept the site conditions as a part of his/her contract.

The Scope of Work is that contained on the Contract Drawings and in the Specifications. Should the Landscape Contractor become aware of any Special Conditions not specifically set forth in the Drawings & Specifications, the Landscape Contractor shall address these Special Conditions in the Bid. No consideration will be given after acceptance of the Bid.

The Landscape Contractor shall submit Unit Prices for all landscape materials. The Unit Prices shall be used for additions or deletions. The Bid will not be deemed complete or acceptable without the Unit Prices. Landscape Contractor shall install quantities as shown on the drawings and not quantities as shown on the Bid.

Written specifications are a part of the Contract Drawings. Contractor is responsible to follow the Written Specifications. Written Specifications take precedence.

PRIOR TO CONSTRUCTION, the Landscape Contractor is responsible for contacting the UTILITIES PROTECTION CENTER (NORTH CAROLINA AT 1-800-632-4949). The contractor is responsible for locating all underground & overhead utilities and shall avoid damage to all utilities during construction. Should the Landscape Contractor cause damage to any utilities, the Landscape Contractor is responsible to make any necessary repairs at the Landscape Contractor's expense.

The Limits of Work Line - Property Line defines the limits of the Landscape Contractor's work. Any work requested of the Landscape Contractor outside of the Limits of Work - Property Line shall be governed by the Written Specifications and details contained in the Contract Drawings. The Unit Prices submitted with the bid will be used to determine any additional work.

Landscape contractor shall be responsible to clean and remove/dispose from the site all debris that is a part of the Landscape Contractor's operation.

The Landscape Architect may at any time prior to final acceptance reject any plant material which does not meet specifications or in the Landscape Architect's opinion is in an unacceptable condition.

Landscape Contractor shall coordinate his/her work with all other contractors on site.

Extra Work shall be submitted in writing and accepted in writing. No extra work shall commence without written authorization.

Any revisions to these documents shall be mutually agreed upon between the owner, Landscape Architect and the Contractor and stipulated in writing, in the contract, between the owner and the Contractor.

All Disturbed areas not specifically indicated as planted with trees, shrubs, ground cover or sod shall be seeded as per specs.

W. T. HARRIS BOULEVARD WEST (SR# 2665)
(200' RIGHT-OF-WAY)

UNDERGROUND UTILITIES
TWO WORKING DAYS
BEFORE YOU DIG...
CALL 1-800-632-4949 (TOLL FREE)
N.CAROLINA UTILITIES PROTECTION SERVICE
NON-MEMBERS
MUST BE CALLED DIRECTLY

ROBERT H. LEE & ASSOCIATES, INC.
ARCHITECTURE ENGINEERING ENVIRONMENTAL SERVICES
1300 S. HARRIS BLVD., SUITE 200, CHARLOTTE, NC 28203
PHONE: (704) 547-8321

BP Exploration & Oil Company
Engineering and Maintenance Administration
200 Public Square, Cleveland, Ohio 44114

Plot Date:

UNDERGROUND UTILITIES
TWO WORKING DAYS
BEFORE YOU DIG...
CALL 1-800-632-4949 (TOLL FREE)
N.CAROLINA UTILITIES PROTECTION SERVICE
NON-MEMBERS
MUST BE CALLED DIRECTLY

FRAYLOR ASSOCIATES
LANDSCAPE ARCHITECTS
1304 WATKINS AVE., ATLANTA, GA 30309 • (404) 874-9001

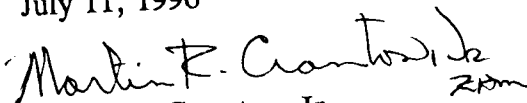
BP Exploration & Oil Company
Engineering and Maintenance Administration
200 Public Square, Cleveland, Ohio 44114

**CHARLOTTE - MECKLENBURG
PLANNING COMMISSION**

INTER - OFFICE COMMUNICATION

TO: Robert Brandon
Zoning Administrator

DATE: July 11, 1996

FROM: 
Martin R. Cramton, Jr.
Planning Director

SUBJECT: Administrative Approval for Petition No. 87-46⁰ By NCF Tax Parcel # 027-132-05 Revised
Specific Plan Approval for BP ProCare

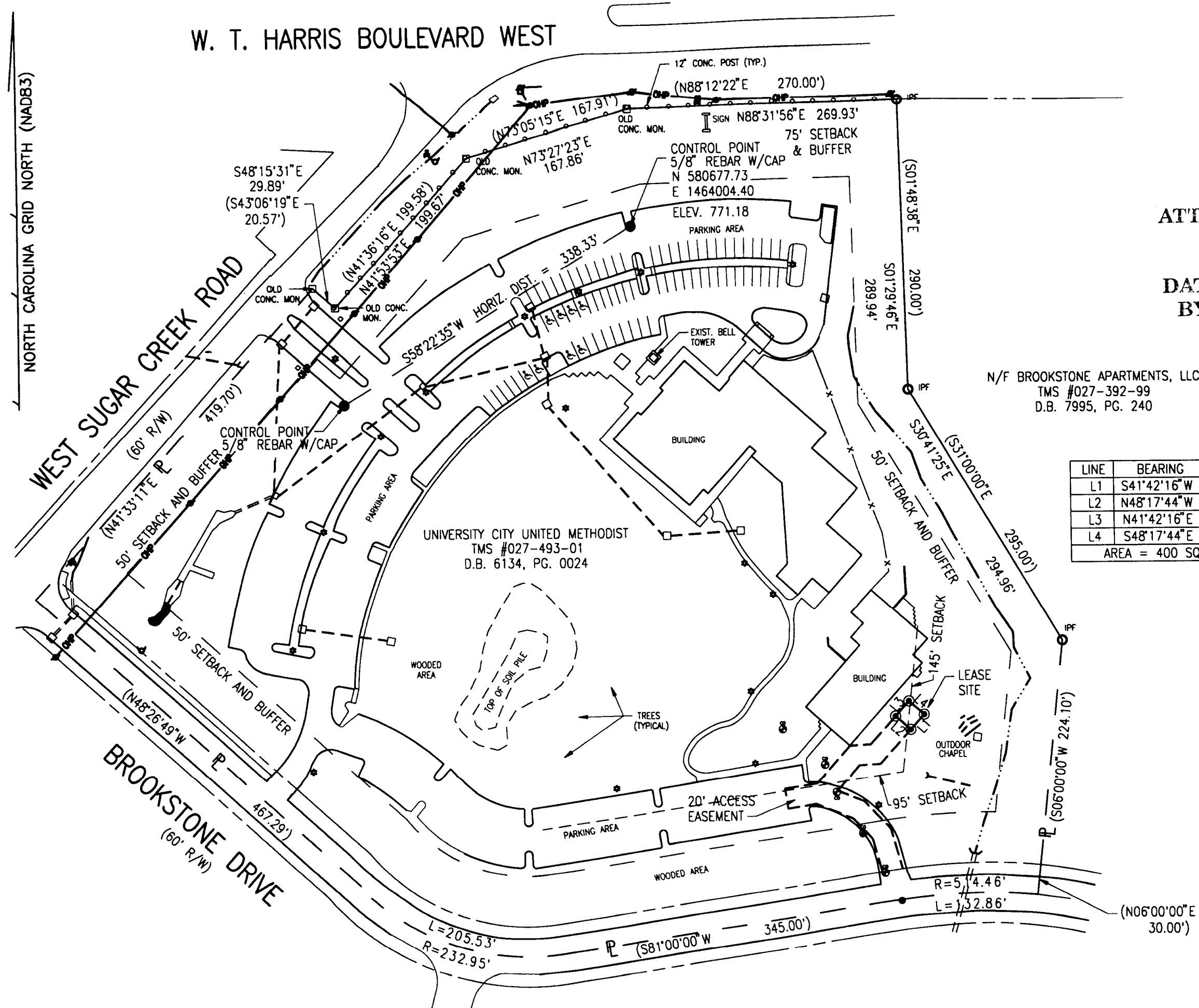
Attached is a revised plan for a proposed BP ProCare at Cheshire Market Place. The original plan for this BP ProCare was approved by the Zoning Committee on March 23rd of 1993. That approved plan was never built. At this BP is requesting that the approved plan be slightly modified to allow a smaller building to built on the site all other conditions of the previously approved plan have remained the same. Since this change is minor I am administratively approving this revised plan. Pleased use this revised plan and building elevations when evaluating requests for building permits and certificates of occupancy.

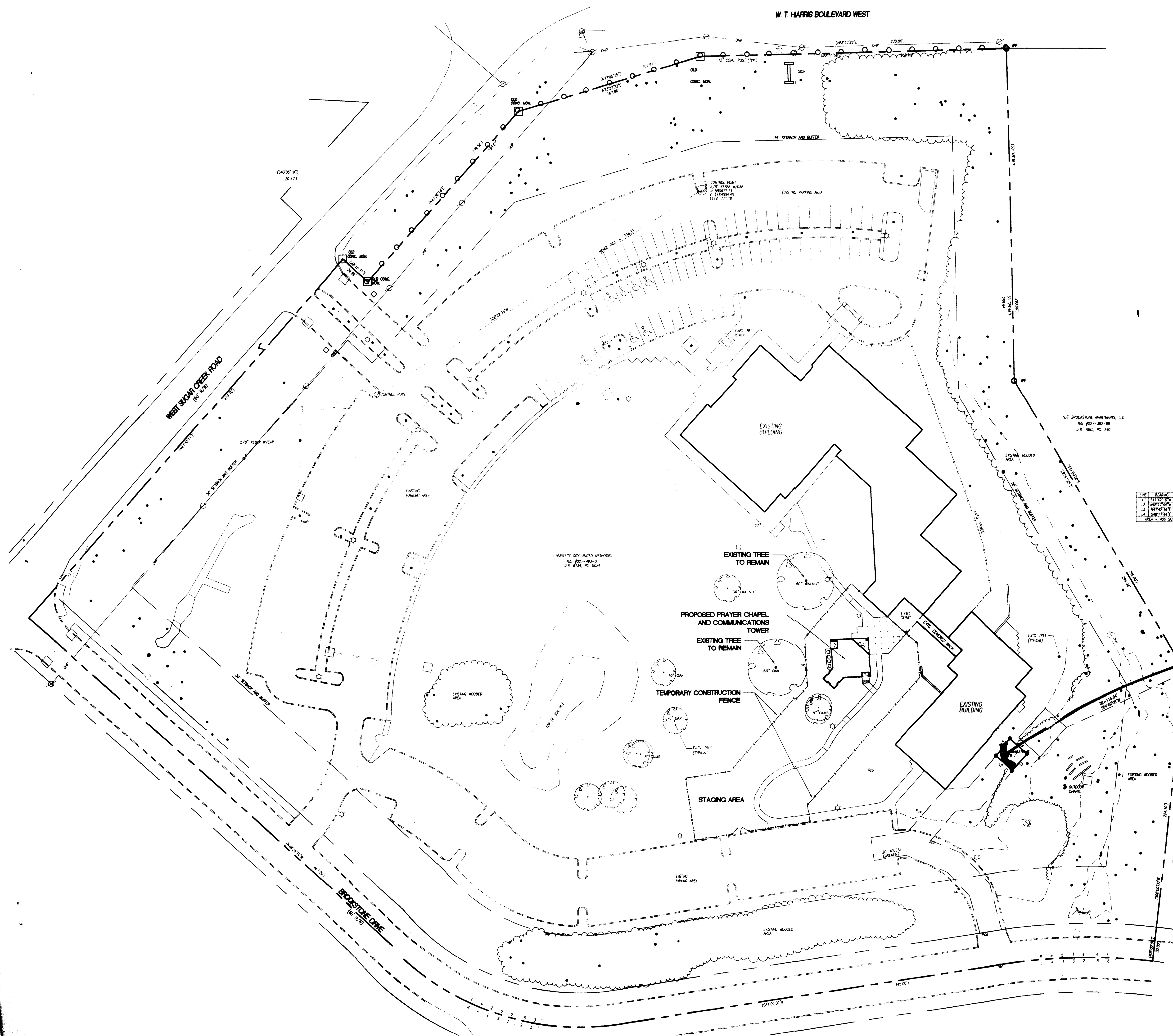
INTER - OFFICE COMMUNICATION

FROM: Martin R. Cramton, Jr.
Planning Director

SUBJECT: Administrative Approval for Petition No. 87-46(c) by N.C.F. Tax Parcel # 027-132-05

11 See ASinn. Approval ~~2/24/97~~ dated 3/19/97 For Revised Tower Location.





Derek Church Williams
landscape architecture
civil engineering
park planning
1820 SOUTH BOULEVARD
SUITE 108
CHARLOTTE, NORTH CAROLINA 28203
704.233-0088 FAX 771-1923

● Scott Garner Architect PA
1718 East Boulevard
Charlotte, North Carolina 28203
704.333.1051

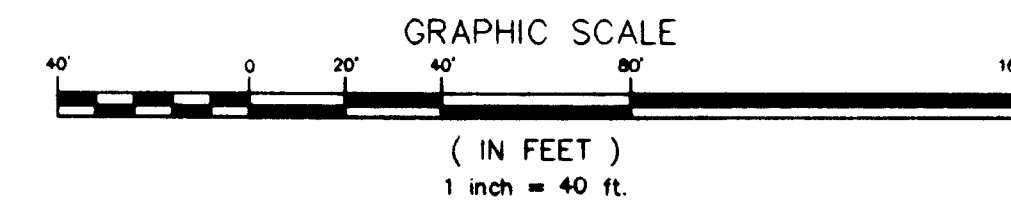
Project Number 200
Date February 19, 1997
Revisions

ATTACHED TO ADMINISTRATIVE
APPROVAL
DATED: 3/19/97
BY MARTIN R. CRAMTON, JR.

To be Removed
to insure Certificate of occupancy for new tower

LEGEND

- ⊙ EXISTING IRON PIN
- ⊙ EXISTING LIGHT POLE
- ⊙ EXISTING DRAINAGE INLET
- ⊙ FIRE HYDRANT
- ⊙ EXISTING CLEWOUT
- ⊙ EXISTING SANITARY MANHOLE
- ⊙ EXISTING UTILITY POLE
- EXISTING OVERHEAD POWER LINE
- EXISTING STORM DRAINAGE LINE
- R/W RIGHT-OF-WAY
- ⊙ EXISTING TREE TO REMAIN
- EXISTING CURB AND GUTTER
- EXISTING TREELINE



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

DATE: March 19, 1997
TO: Robert Brandon
Zoning Administrator
FROM: Martin R. Cramton, Jr.
Planning Director

SUBJECT: Administrative Approval for Petition No. 87-46(c) by N.C.F. Tax Parcel # 027-132-05
Revised Wireless Communication Tower Location

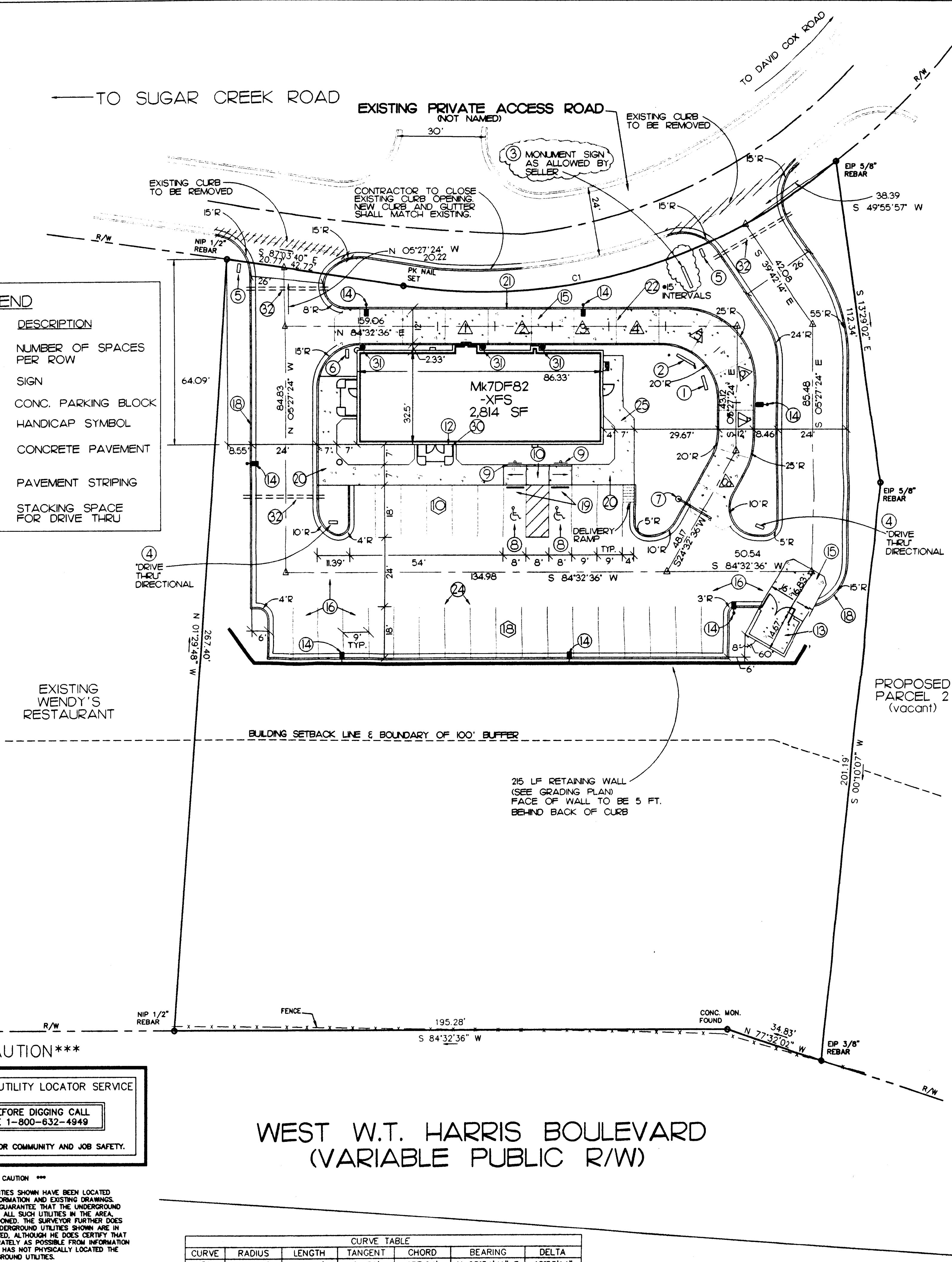
Attached is a set of specific plans for a portion of the above mentioned rezoning petition. These plans show the location of a proposed church steeple that will double as a wireless communication tower. At the base of the steeple there will be a small prayer chapel. The new steeple and prayer chapel will be architecturally compatible with the existing church. This steeple will replace the existing temporary tower currently erected on the site. Since this change is minor, I am administratively approving this revised plan. Please use this revised plan when evaluating requests for building permits and certificates of occupancy.

BELLSOUTH Mobility
Telecommunications Tower, Site 074-102D
University City UMC, Charlotte, North Carolina

OVERALL
SITEPLAN

L1

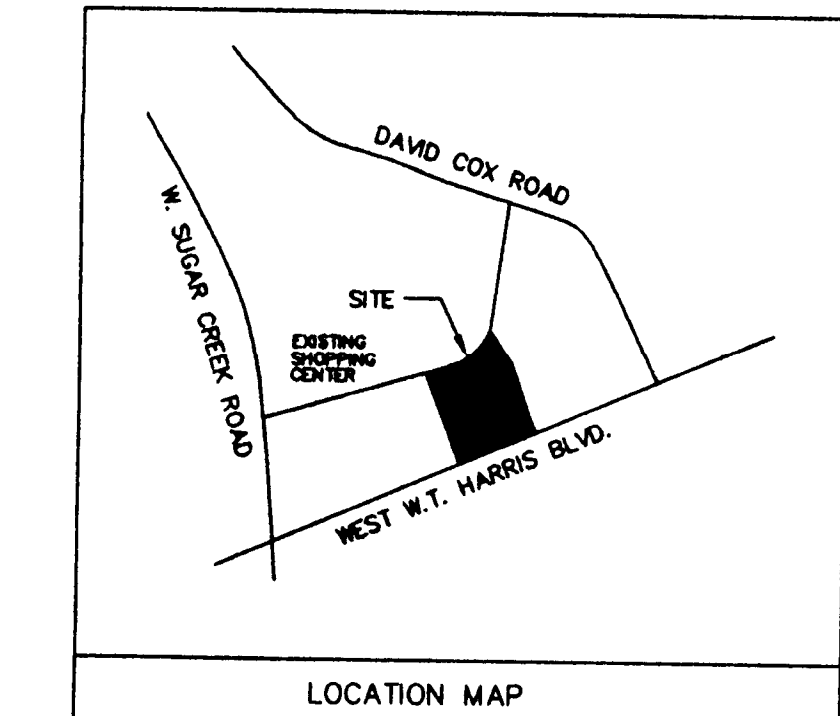
PROPOSED	DESCRIPTION
(18)	NUMBER OF SPACES PER ROW
—	SIGN
—	CONC. PARKING BLOCK
—	HANDICAP SYMBOL
—	CONCRETE PAVEMENT
—	PAVEMENT STRIPING
—	STACKING SPACE FOR DRIVE THRU



GENERAL CONDITIONS

GENERAL CONTRACTORS SHALL NOTE THAT ALL WORK TO BE DONE SUCH AS EXCAVATIONS, TRENCHES, CAISSONS, WALLS, ETC. AS INDICATED ON DRAWINGS IS SHOWN WITHOUT KNOWLEDGE OF UNDERGROUND UTILITIES ON THIS PARTICULAR SITE. THE ARCHITECT AND OWNER ASSUME NO RESPONSIBILITY FOR DETERMINING THEIR LOCATION, SIZE, DEPTH OR HAZARD.

- SITE PLAN NOTES**
1. MENU BOARD, SEE DETAIL 14/SD4 AND SHEET ES1.
 2. SPEAKER BOARD, SEE DETAIL 15/SD4 AND SHEET ES1.
 3. STANDARD MONUMENT SIGN CONDUIT AND WIRING BY ELECTRICAL CONTRACTOR. INSTALLATION AND HOOK-UP BY SIGN CONTRACTOR. SEE SHEET ES1.
 4. DIRECTIONAL SIGN, SEE SHEET ES1.
 5. ENTRY SIGN, SEE SHEET ES1.
 6. "THANK YOU" AND "DO NOT ENTER" SIGN, SEE SHEET ES1.
 7. HEIGHT CLEARANCE POLE SIGN (CLEARANCE HEIGHT TO BE 9'-0").
 8. HANDICAPPED PARKING STALL SYMBOL (SEE DETAIL 14/SD3) PARKING STALL STRIPING, AND ADJACENT ACCESS AISLE STRIPING IS TO BE PAINTED BLUE.
 9. ACCESSIBLE PARKING SIGN, SEE DETAIL 15/SD3.
 10. SLOPED WALK, SEE DETAIL 15/SD3.
 11. CURB RAMPS, SEE DETAIL 17/SD3.
 12. SYMBOL OF ACCESSIBILITY AT ENTRY DOOR, PROVIDE DECAL OF INTERNATIONAL SYMBOL OF ACCESSIBILITY PER ADA REQUIREMENTS.
 13. TRASH ENCLOSURE, SEE DETAIL 6/SD4.
 14. LIGHT STANDARD, SEE DETAIL 16/SD4 AND SHEET ES1.
 15. CONCRETE PAVING, SEE "PAVING SECTION THICKNESS" CHART ELSEWHERE ON THIS SHEET.
 16. ASPHALT PAVING, SEE "PAVING SECTION THICKNESS" CHART ELSEWHERE ON THIS SHEET.
 17. 6" HIGH CONCRETE CURB, SEE DETAIL 2/SD3.
 18. CONCRETE CURB AND GUTTER, SEE DETAIL 6/SD3.
 19. 6" LONG PRECAST CONCRETE WHEEL STOP.
 20. CONCRETE CURB AND WALK, SEE DETAIL 3/SD3.
 21. CONCRETE CURB AT DRIVE-THRU, SEE DETAIL 4/SD3.
 22. CONSTRUCTION JOINT, SEE DETAIL 7/SD3.
 23. ISOLATION JOINT, SEE DETAIL 9/SD3.
 24. 4" WIDE PAINTED WHITE LINES OR PER CITY STANDARDS.
 25. 4" THICK CONCRETE SIDEWALK, WIDTH AS NOTED ON PLAN.
 26. NEW CONCRETE APPROACH TO BE INSTALLED (NOT USED).
 27. EXISTING CONCRETE APPROACH TO BE REMOVED (NOT USED).
 28. EXISTING CONCRETE APPROACH TO REMAIN (NOT USED).
 29. EXISTING CONCRETE SIDEWALK (NOT USED).
 30. PAY TELEPHONE, SEE SHEET ES1.
 31. BARRIER POST, SEE DETAIL 16/SD4.
 32. SCHEDULE 40 PVC SLEEVE, SEE IRRIGATION PLAN, SLEEVE TO BE TWICE THE DIAMETER OF IRRIGATION PIPING.



TAX MAP NO.: 027-132-5
ZONING: B-5C-D
AREA: 1.414

Site Notes:

1. All dimensions unless otherwise noted are face of curb, face of building, or centerline of parking bay.
2. Pavement Section Design: Parking Stalls (Standard Duty)
 1" Surface Course (Section 645, Type H-9)
 2" Base Course (Section 642)
 6" Aggregate Base (Section 520, Type B or C)
3. All handicap spaces are to receive a handicap sign and handicap symbol painted on the asphalt. Stalls adjacent to 8 foot striped aisles are to receive a "Van Accessible" sign in addition to the above. A precast concrete parking stall is required in each handicap space.
4. The contractor shall refer to the architectural plans for exact locations and dimensions of the curb and entry process and precise building dimensions.
5. Drive Thru lane shall be constructed of 6" thick concrete and shall be sealed with Thompson's "Water" Sealer. The concrete shall have a minimum 28 day compressive strength of 3,000 psi. Reinforcing should consist of at least 6 #6 W4.4W14 placed vertically within the pavement. Control joints should be placed parallel to traffic at all construction joints and consist of grade 40, No. 4 reinforcing bars 24 inches in length and placed 48 inches on-center. Three-quarter inch diameter uncoated smooth dowel bars should be at all control joints perpendicular to traffic. The dowel bars should be 18 inches long and spaced c. 12 inches on-center. Control joints should be provided only where the pavement abuts fixed objects, such as the building and light poles. The material and construction procedures for the concrete pavement should be in accordance with the NCDOT Standard Specification Section 700. Information for the pavement design is provided by the Geotechnical Engineering Exploration and Analysis prepared by GWA Engineering Associates, Inc., dated November 22, 1999.

ZONING CODE SUMMARY

PROJECT NAME: JACK IN THE BOX
 OWNER: JACK IN THE BOX, INC. (770) 984-1984
 PREPARED BY: FREELAND & KAUFFMAN, INC. (864) 233-5777
 ZONING: B-1 (SOD)
 JURISDICTION: CITY OF CHARLOTTE
 PROPOSED USE: FAST FOOD RESTAURANT
 BUILDING HEIGHT: 23'-8" STORES: 1
 BUILDING COVERAGE: 4,368
 GROSS FLOOR AREA: 2,284 SF NUMBER OF UNITS: 1
 LOT SIZE: 1.414 AC.
 YARD REQUIREMENTS:
 FRONT SETBACK: 100 FEET FROM W.T. HARRIS BL.
 (ZONING BASED ON 1993 ORDINANCE - SEE ORIGINAL DEVELOPMENT PLAN FOR CHESNEY PLACE)
 REQUIRED BUFFERS: NO BUFFERS REQUIRED
 REQUIRED SCREENING: PARKING ONLY
 PAYMENT COVERAGE: 1,166 SF TOTAL GROSS AREA
 INTERIOR LANDSCAPING:
 REQUIRED: 2,844 SF PROVIDED: 1,832 SF
 PAVING DATA:
 PER OLD ZONING ORDINANCE, REQUIRED NUMBER OF SPACES IS 1 SPACE PER 200 SF OF BUILDING AREA.
 THEREFORE: 2,284 / 200 = 11.42 SPACES REQUIRED
 SPACES PROVIDED: 28
 HANDICAP SPACES REQUIRED PER ADA: 2
 HANDICAP SPACES PROVIDED: 2

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	190.00'	162.12'	86.38'	157.24'	N. 68°34'41" E	48°53'14"

N.C. ONE CALL: UTILITY LOCATOR SERVICE

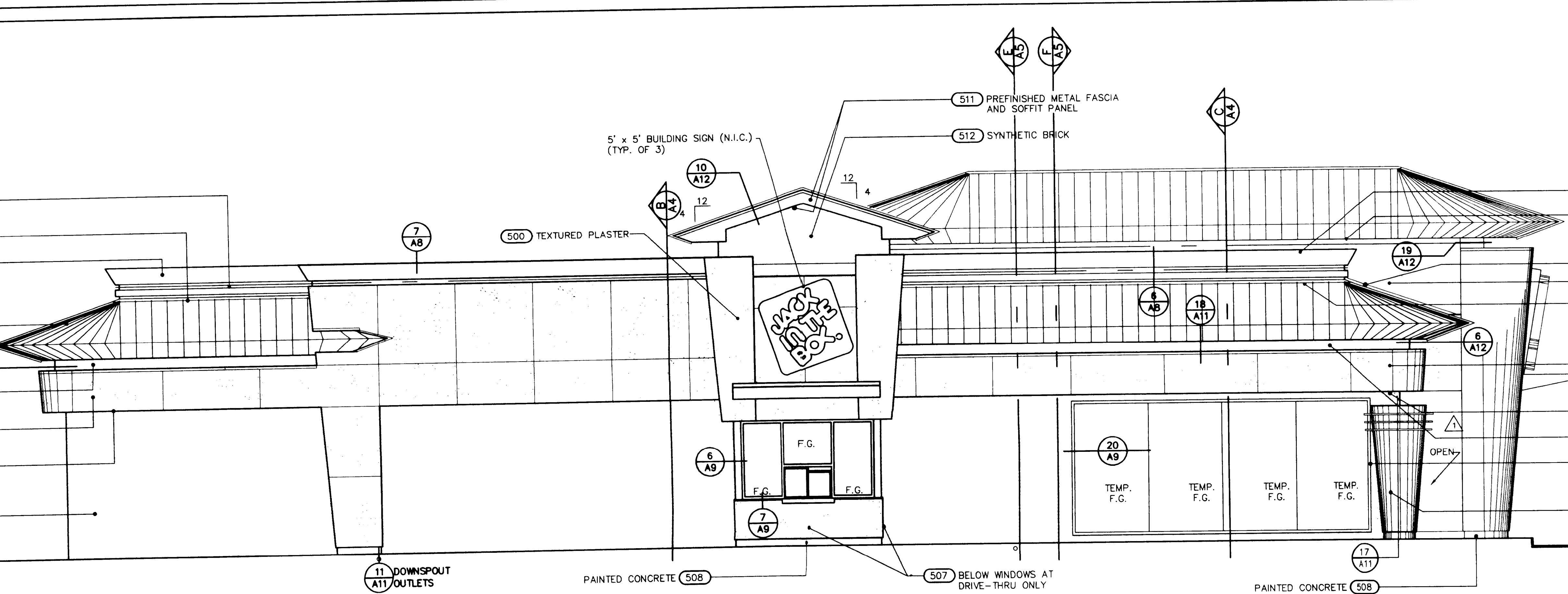
3 DAYS BEFORE DIGGING CALL
 TOLL FREE 1-800-632-4949

A ONE CALL SYSTEM FOR COMMUNITY AND JOB SAFETY.

CAUTION

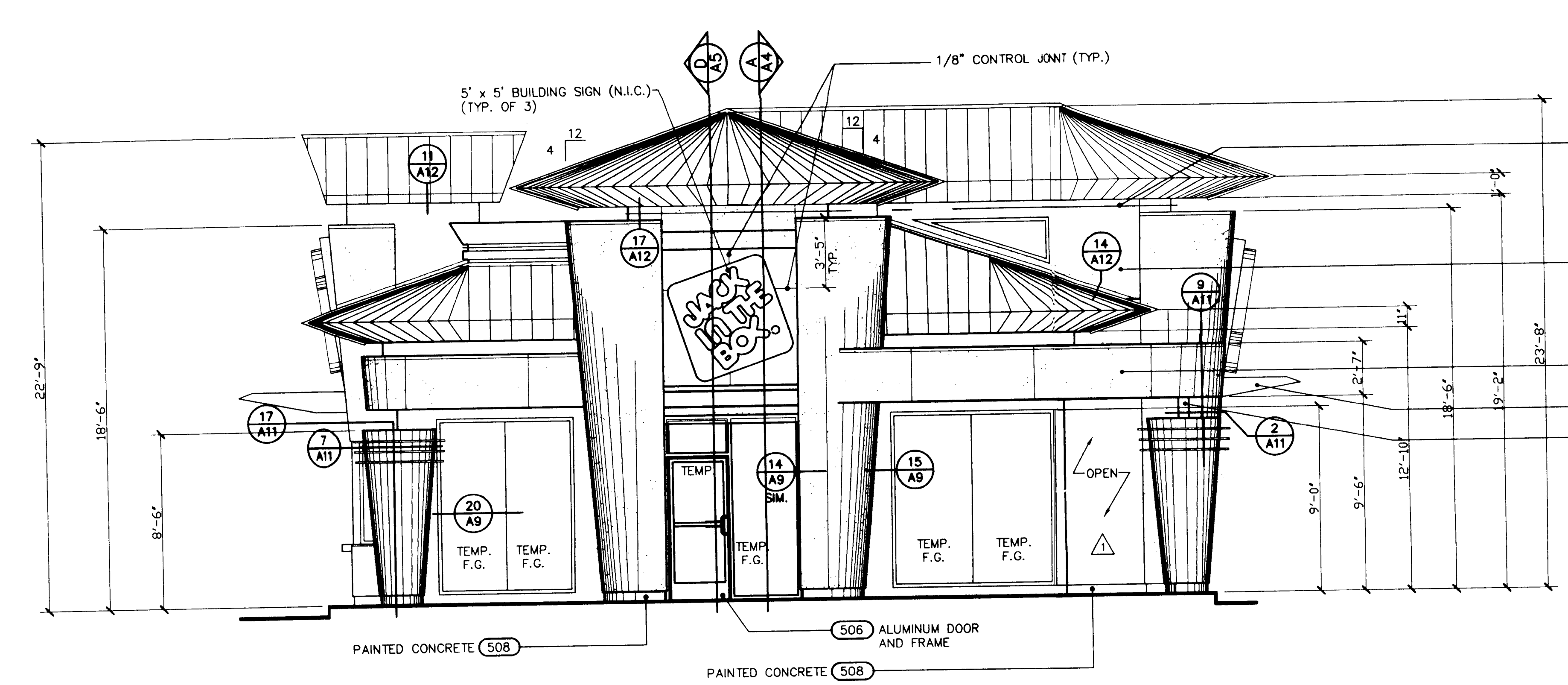
THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN CORRESPOND TO ALL UTILITIES IN THE AREA. EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED, ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.

- NEON LIGHT STRIP (N.I.C.) SEE ELEC. DRWG'S.
- METAL FLASHING (501)
- PREFINISHED METAL PARAPET COPING (503)
- STANDING SEAM METAL ROOF (504)
- TEXTURED PLASTER (500)
- TEXTURED PLASTER FASCIA (500)
- TEXTURED PLASTER SOFFIT (500)
- SYNTHETIC BRICK VENEER (512)
- FIN. FLOOR = +0'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

SCALE: 1/4" = 1'-0"

NOTE: ALL TEXTURED STUCCO TO RECEIVE A MEDIUM SAND FLOAT COLOR COAT FINISH.

500	STUCCO FINISH TO BE "MEDIUM SPRAY DASH" TO MATCH "EXPO" #52 (819-566-4343) ADD (1) COAT OF ELASTOMERIC PAINT OVER THE STUCCO ALSO MATCHING "EXPO" #52
501	PAINT: BENJAMIN MOORE HI-GLOSS ENAMEL CUSTOM "JB RED"
502	PAINT: BENJAMIN MOORE MEDIUM GLOSS #967 OFF WHITE
503	PREFINISHED METAL PARAPET COPING FURNISHED BY OWNER AND INSTALLED BY CONTRACTOR
504	ROOF: BERRIDGE TEE-PANEL AND TAPERED STANDING SEAM SYSTEM COLOR: "DEEP RED" ALTERNATE ROOF: ATAS INTERNATIONAL, INC. CUSTOM TAPERED PANEL AND 12 5/8" WIDE SYSTEM COLOR: "BRIGHT RED" REFER TO NATIONAL ACCOUNTS LIST ON SHT. A-13.
505	PREFINISHED METAL TRIM, BENJ. MOORE HI-GLOSS ENAMEL CUSTOM "JB RED" AS MANUFACTURED BY MADISON INDUSTRIES. PROVIDED AND INSTALLED BY G.C.
506	ALUM. WINDOW FRAMES, MULLIONS & ACCESSORIES: DARK BRONZE
507	HOLLOW METAL DOORS AND FRAMES, MISC. TRIM: BENJAMIN MOORE SOFT-GLOSS ENAMEL 1596 "GRAY" ON BOTH SIDES.
508	PAINTED CONCRETE: BENJAMIN MOORE SOFT-GLOSS ENAMEL 967 "WHITE"
509	PREFINISHED STEEL COLUMN COVER, PORCELAIN FINISH - "JB RED" PROVIDED BY JB AND INSTALLED BY G.C.
510	CUSTOM METAL CANOPY COVER, BENJAMIN MOORE CUSTOM "JB RED" AS MANUFACTURED BY MADISON INDUSTRIES. PROVIDED AND INSTALLED BY G.C.
511	PREFINISHED METAL SOFFIT PANEL AND FASCIA AS MANUFACTURED BY MADISON INDUSTRIES. PROVIDED AND INSTALLED BY G.C.
512	SYNTHETIC BRICK VENEER "ELDORADO STONE". COLOR TO BE "JB BLANCO" MFD BY LONE STAR OF TEXAS, INC. G.C. TO PROVIDE AND INSTALL.
500a	WHERE ANTI-GRAFFITI PAINT IS REQUIRED SUBSTITUTE: SCUFFMASTER ARMOR-COAT 1200, ALIPHATIC URETHANE COATING WITH KEVLAR COLOR TO MATCH THE ABOVE REFERENCED COLORS.
500b	SMOOTH TEXTURE

* FOR METAL FASCIA, SOFFIT PANELS, CANOPY COVER AND ASSOCIATED FLASHING REFER TO MADISON INDUSTRIES IN NATIONAL ACCOUNTS LISTING, SHEET A-13.

PAINT MFR.: BENJAMIN MOORE (800) 445-0548
 ANTI-GRAFFITI PAINT: SCUFFMASTER 800-366-3965 x185
 SYNTHETIC BRICK MFR: LONE STAR STONE OF TEXAS, INC. 1-888-377-8663
 CONTACT: SIEVE WEICK

1 EXTERIOR FINISH SCHEDULE

REVISIONS

3/14/00 - CITY COMMENTS

3/17/00 - CORP. COMMENTS

ISSUE DATE: 2/17/00

DRAWN BY: JAMB

MARK: 7D1F

JIB NUMBER: 6811

SCALE: 1/4" = 1'-0"

1999 Jack in the Box Inc.

9330 BALBOA AVENUE, SAN DIEGO, CA. 92123

These drawings and specifications are the property of Jack in the Box Inc. and shall not be copied or reproduced without its previous written consent.

SDI

3704 WEST W.T. HARRIS BLVD.

CHARLOTTE - MECKLENBURG
PLANNING COMMISSION

INTER - OFFICE COMMUNICATION

DATE: May 22, 2000

TO: Robert Brandon
Zoning Administrator

FROM: 
Martin R. Cramton, Jr.
Planning Director

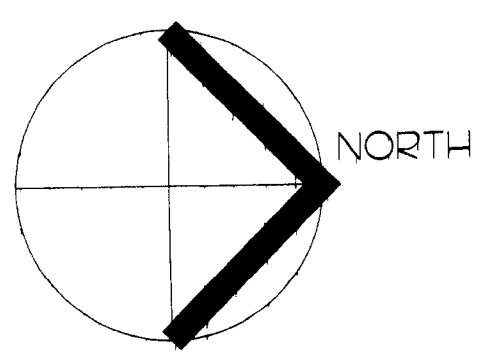
SUBJECT: Administrative Approval for Petition No. 87-46(c) by NCF. Plan approval, for Jack in the Box, within the B-1SCD site.

Attached is a specific plan, with elevations for Jack in the Box on the B-1SCD portion of the above petition. The Zoning Committee of the Planning Commission approved this plan at its May 22nd meeting. Since this plan is consistent with the requirements of the conditional rezoning the Zoning Committee has approved this plan with elevations. Please use these plans when evaluating requests for building permits and certificates of occupancy.

WEST W.T. HARRIS BOULEVARD
(VARIABLE PUBLIC R/W)

CURVE TABLE	
MARK	RADIUS AND ARC
C1	R=920.00 L=177.31
C2	R=920.00 L=30.80
C3	R=920.00 L=146.51

CHORD	
S38 21' 28" E	177.04'
S33 47' 44" E	30.79'
S39 19' 01" E	146.36'



SITE PLAN
1" = 300'

PROJECT SUMMARY

ZONING	BI-SCD
SITE AREA	3.1349 AC
TOTAL BUILDING AREA	20,004 SF
REQUIRED PARKING @ 5/1000 SF	100 SPACES (25 COMP. MAX.)
PARKING PROVIDED	138 SPACES (45 COMPACT)

ABC BOARD OF
MECKLENBURG COUNTY
MAP BOOK 26
PAGE 110

UNITED STATES
POSTAL SERVICE
9204-959

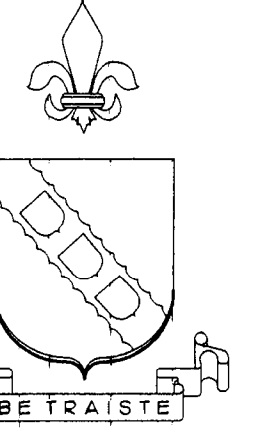
HARRIS-COX
ASSOCIATES, LLC
TRACT 2
8363-862
TOTAL AREA OF PARCEL:
74,058 SQ.FT. OR 1.7001 ACRE
PROPOSED ACCESS EASEMENT AREA:
5,224 SQ.FT. OR 0.1199 ACRE

HARRIS-COX
ASSOCIATES, LLC
TRACT 1
8363-862
TOTAL AREA OF PARCEL:
62,498 SQ.FT. OR 1.4348 ACRE
PROPOSED ACCESS EASEMENT AREA:
13,235 SQ.FT. OR 0.3039 ACRE

TOTAL AREA
136,556 SQ.FT.
OR 3.1349 ACRES

7319 VERO LANE
CHARLOTTE, NC 28215
704.904.9952
704.531.8717 FAX

Project Developed By



Shield
Property Company

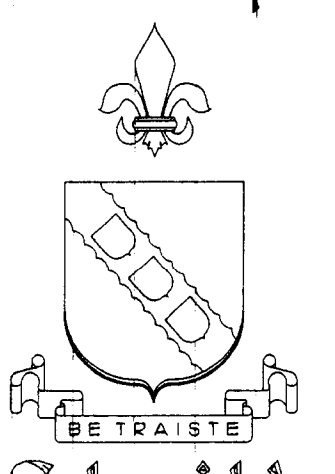
THE
TERRACES
AT
CHESHIRE
HARRIS BLVD. / DAVID COX ROAD
CHARLOTTE, NORTH CAROLINA

SUBMITTED FOR ZONING COMMITTEE APPR
MARCH 16, 2000

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COMPLETION OF THE PROJECT. COPYRIGHT AS DATED, KENNETH ANDREWS ARCHITECT

SCHEMATIC
SITE
PLAN

ATTACHED TO ADMINISTRATION
APPROVAL
DATED: 3/20/00
BY: MARTIN R. CRAWFORD, JR.
87-46(c)

Project Developed By

Shield
Property Company

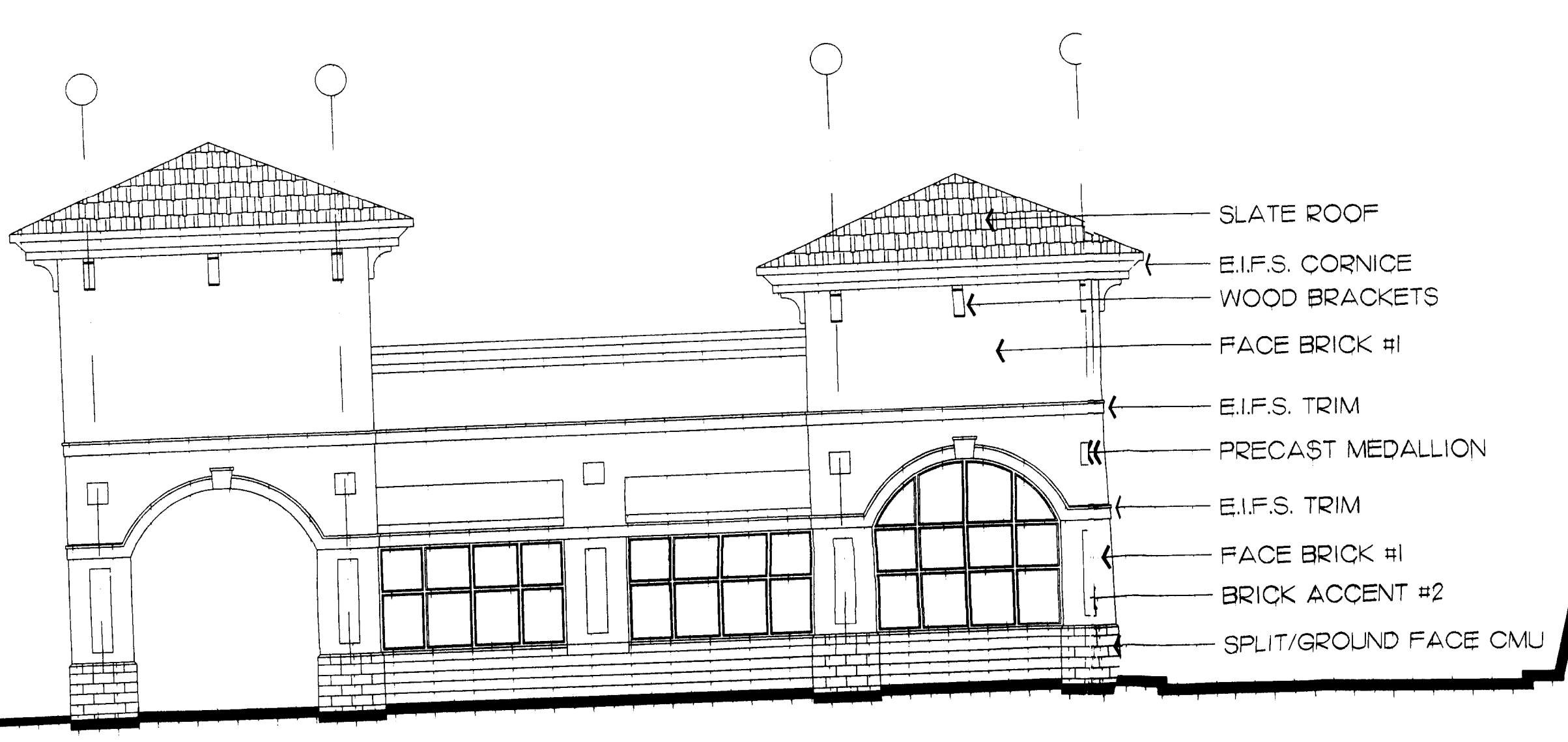
KENNETH
ANDREWS
ARCHITECT
7319 VERO LANE
CHARLOTTE, NC 28215
704.904.9952
704.531.8717 FAX

THE
TERRACES
AT
CHESHIRE
A RETAIL DEVELOPMENT
HARRIS BLVD/SUGAR CREEK RD
CHARLOTTE, NORTH CAROLINA

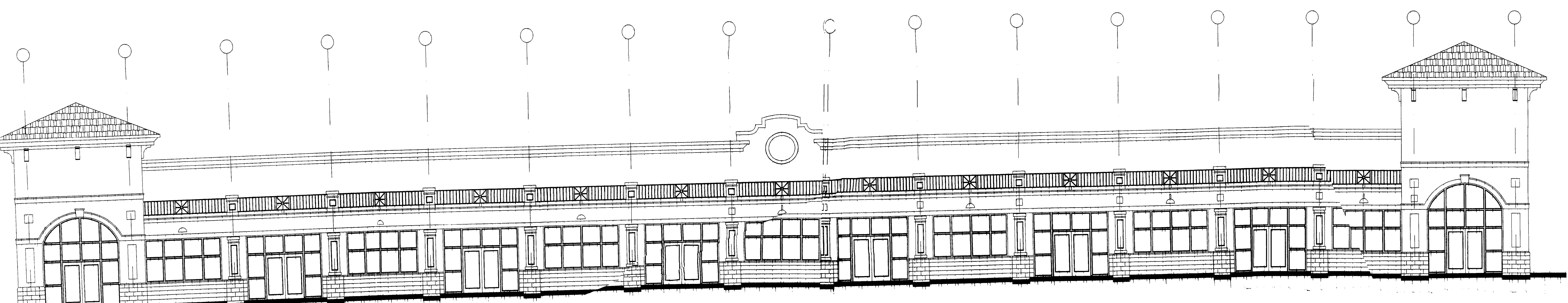
SUBMITTED FOR ZONING COMMITTEE APPR
MARCH 16, 2000

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WHOLE OR IN PART. IT IS NOT TO BE USED
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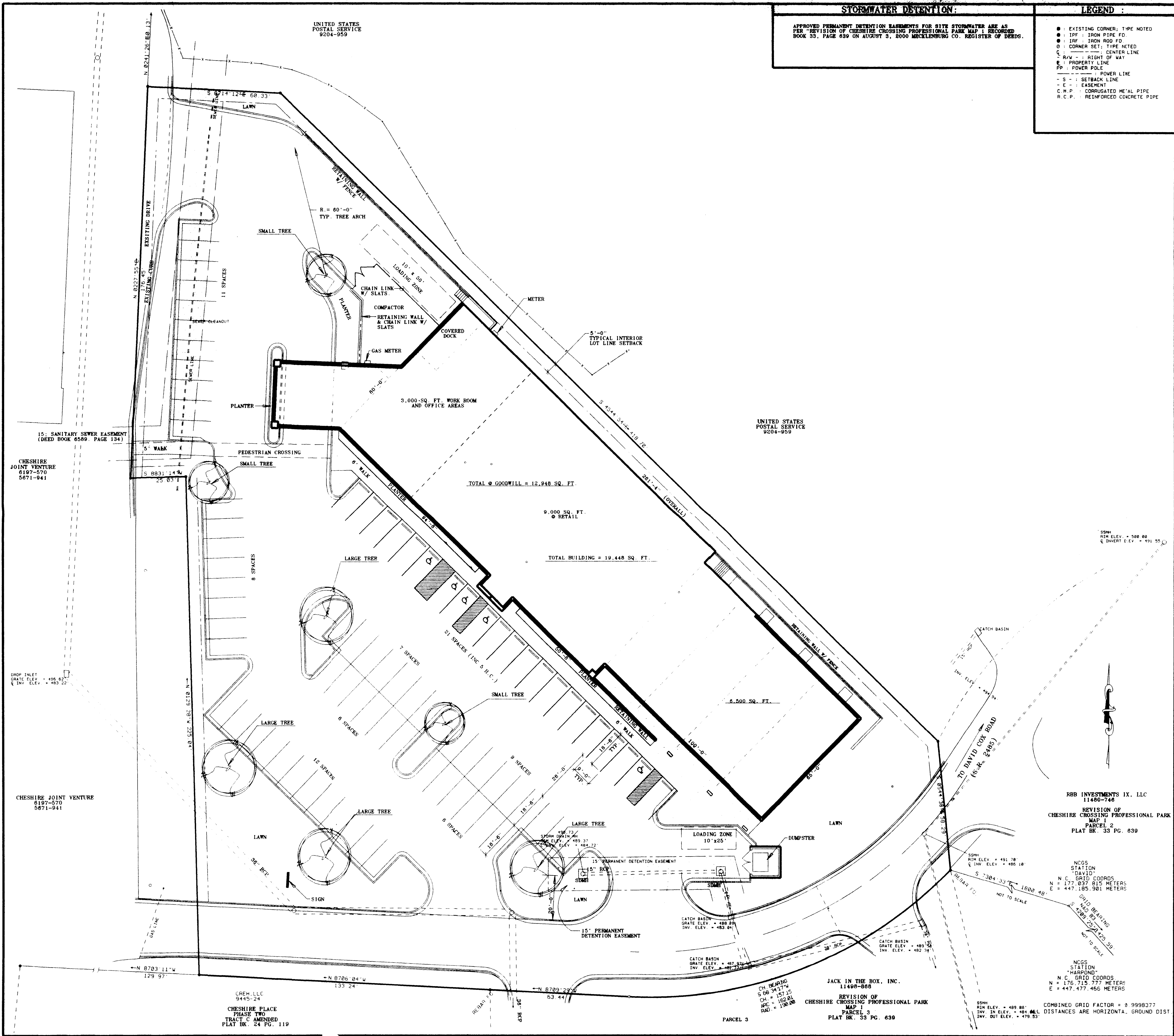
EXTERIOR
ELEVATIONS



HARRIS BLVD. ELEVATION BUILDING A
1/8" = 1'0"

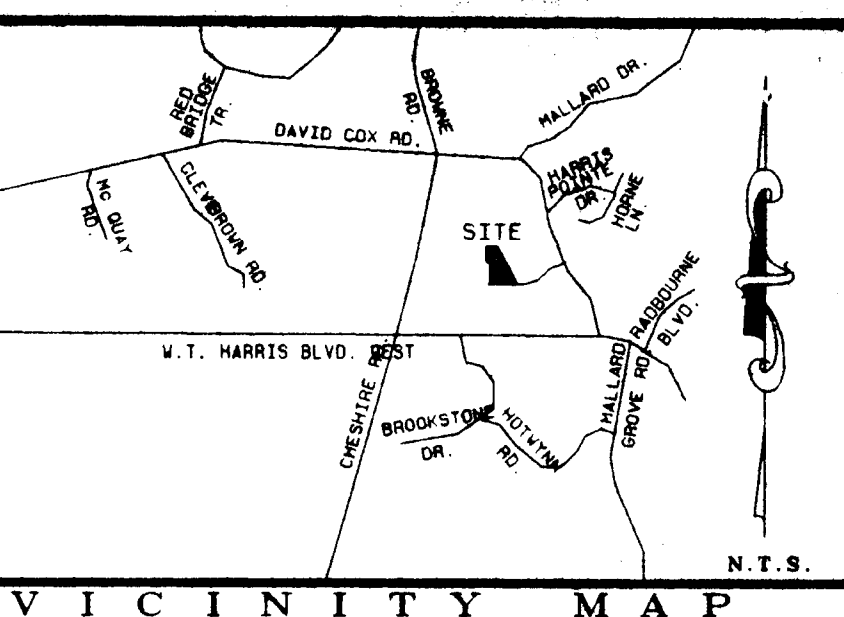


FRONT ELEVATION BUILDING A
1/8" = 1'0"



STORMWATER DETENTION:
APPROVED PERMANENT DETENTION EASEMENTS FOR SITE STORMWATER ARE AS PER REVISION OF CHESHIRE CROSSING PROFESSIONAL PARK MAP RECORDED BOOK 33, PAGE 839 ON AUGUST 3, 2000 MECKLENBURG CO. REGISTER OF DEEDS.

LEGEND:
● EXISTING CORNER: TYPE NOTED
● IPF: IRON PIPE FOOTING
● INF: IRON ROD FOOTING
● CORNER SET: TYPE NOTED
● C: CENTER LINE
● R/W: RIGHT OF WAY
● P: PROPERTY LINE
● PP: POWER POLE
● S: SETBACK LINE
● E: EASEMENT
● C.M.P.: CORRUGATED METAL PIPE
● R.C.P.: REINFORCED CONCRETE PIPE

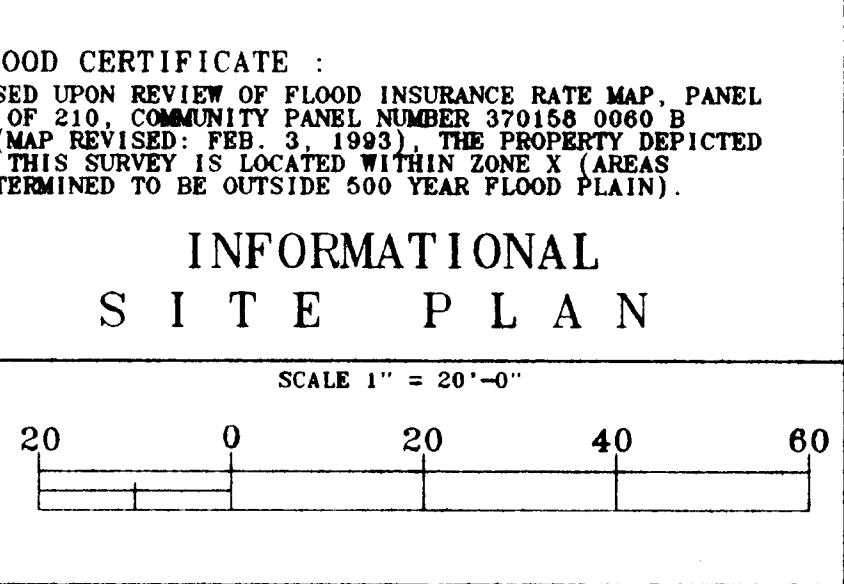


OWNER: WILLIAM L. HEAPNER
SITE: CHESHIRE CROSSING PROFESSIONAL PARK
PARCEL 4
PLAT BR. 33 PG. 839
DECLARATION OF EASEMENTS RECORDED IN DEED BK. 11480 PG. 721.
MALLARD CREEK TOWNSHIP
MECKLENBURG COUNTY, N.C.
PIN # 02713220
REF. PLAT BR. 33 PG. 839
REF. DEED BK. 8678 PG. 908
AREA: 2.2055 ACRES
COORDINATE METHOD: CONTOUR INTERVAL = 1'
CONDITIONAL USE PETITION FILE 87-46C
ZONING: B-1SCD

MINIMUM ZONING SETBACK LINES:
(SETBACKS @ EXTERIOR LOT LINES ONLY)
FRONT = 20'
SIDE = NONE
REAR = 10'
MINIMUM SETBACK @ INTERIOR LOTS AS SHOWN = 5'-0"
USE: RETAIL
BUILDING:
(1) STORY BLOCK WITH BRICK VENEER AS SHOWN
NOTE:
BUILDING SHALL BE CONSTRUCTED OF COMPATIBLE MATERIALS WITH EXISTING CENTER.
PARKING REQUIRED:
12,948 SQ. FT. @ GOODWILL
+ 8,500 SQ. FT. (RENTAL)
19,448 SQ. FT. +/- TOTAL
PARKING @ 250 / (1) SPACE = 78 SPACES (77.7)
SPACES AS SHOWN = 80
(INC. REQUIRED H.C. SPACES AS SHOWN)

PEDESTRIAN CONNECTIVITY:
SITE TO INCLUDE WALK(S) AS SHOWN ON PLAN TO CONNECT WITH EXISTING AREAS.
LANDSCAPING REQUIREMENTS:
INTERNAL PLANTING REQUIREMENT PER CITY OF CHARLOTTE TREE ORDINANCE REQUIREMENTS (CHAPTER 21 CITY CODE)
TOTAL IMPERVIOUS AREA = 63,559.7 SQ. FT.
(1) TREE REQ'D PER 10,000 SQ. FT. IMPERVIOUS AREA REQUIRED TREES = 7 (6.35)
4 LARGE TREES
3 SMALL TREES
TOTAL AREA = 98,071.58 SQ. FT.
TOTAL IMPERVIOUS AREA = 63,559.7 SQ. FT.
TOTAL AREA INC. TREES = 22,511.8 SQ. FT.
SUBURBS: LAWN ETC. = 22,511.8 SQ. FT.
LANDSCAPING - 10% MIN. 33% AS SHOWN ON PLAN
NOTES:
/ NO EXISTING TREES ON SITE.
/ PARKING SPACES TO BE WITHIN 60' OF A TREE
/ MIN. 50% OF TREES TO BE LARGE-MATURING
/ ALL AREAS TO RECEIVE LANDSCAPING COVER
TREES AS INDICATED SHALL BE IN COMPLIANCE WITH THE CITY OF CHARLOTTE TREE ORDINANCE AND SELECTED FROM APPROVED LIST OF ACCEPTABLE PLANT SPECIES - APPENDIX 1

SIGNAGE REQUIREMENTS:
(1) MONUMENT SITE SIGN AS SHOWN
BUILDING SIGNAGE NOT TO EXCEED 20 % OF BUILDING FACE
ALL SIGNAGE SHALL BE IN COMPLIANCE WITH THE CITY OF CHARLOTTE ZONING ORDINANCE CHAPTER 13 SIGN REGULATIONS.
NOTE:
ALL SITE NOTES, DETAILS, REQUIREMENTS & STANDARDS SHALL BE IN ACCORDANCE WITH THE CHARLOTTE - MECKLENBURG LAND DEVELOPMENT STANDARDS.
ATTACHED TO ADMINISTRATIVE APPROVAL
DATED: April 23, 2001
BY: MARTIN R. CRAMTON, JR.

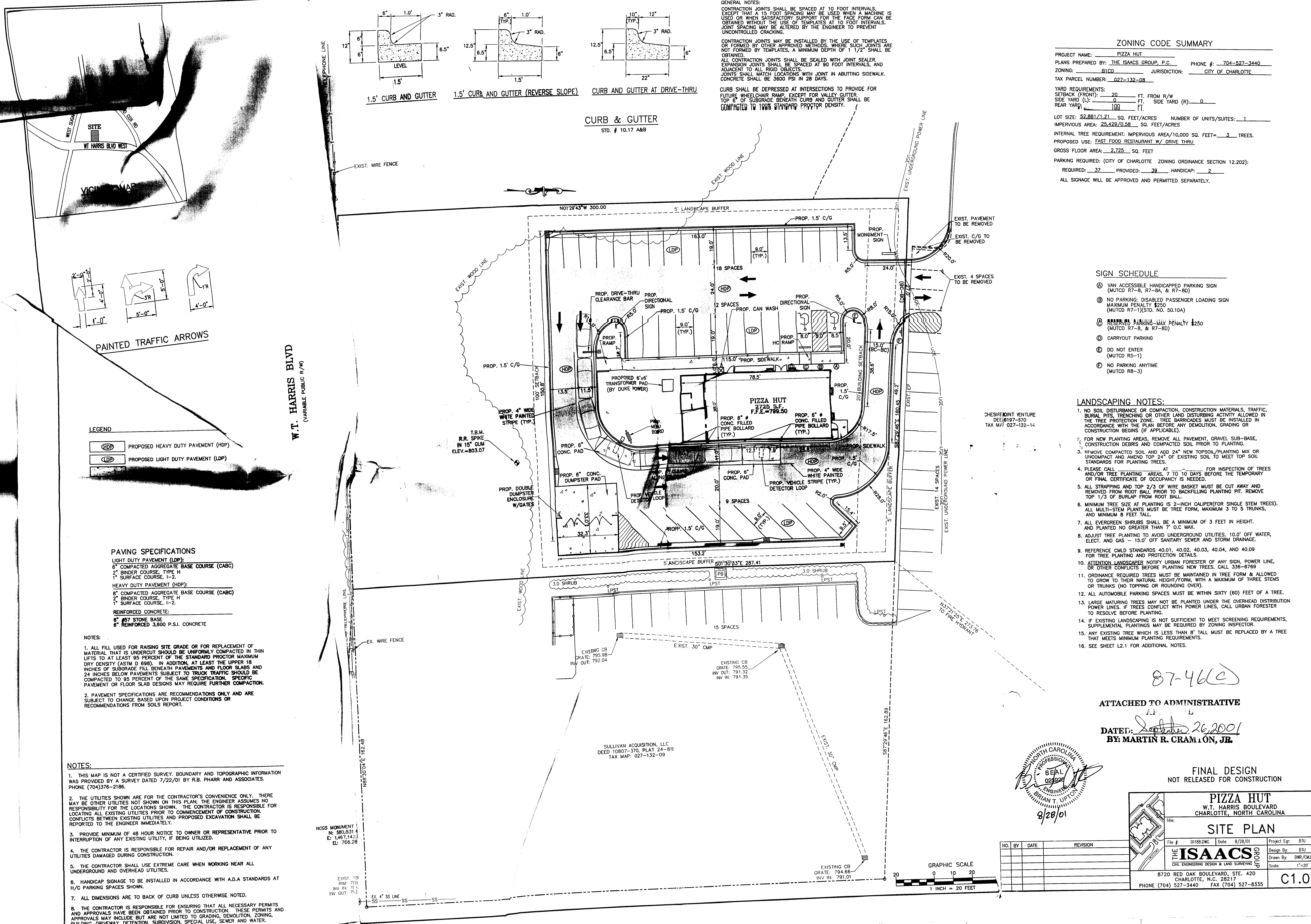


CHARLOTTE - MECKLENBURG PLANNING COMMISSION
INTER - OFFICE COMMUNICATION

DATE: April 23, 2001
FROM: Martin R. Cramton, Jr.
Planning Director
TO: Robert Brandon
Zoning Administrator
SUBJECT: Administrative Approval for Petition No. 87-46(c) by NCF. Plan approval, for a Goodwill Store and retail uses, within the B-1SCD site.

Attached is a specific plan, for a Goodwill Store and retail shops on the B-1SCD portion of the above conditional rezoning plan. The Zoning Committee of the Planning Commission approved this plan at its April 23rd meeting. Since this plan is consistent with the requirements of the conditional rezoning the Zoning Committee has approved this plan. Please use this plan when evaluating requests for building permits and certificates of occupancy.





ZONING CODE SUMMARY			
PROJECT NAME:	PIZZA HUT	PHONE #:	704-527-3440
PLANS PREPARED BY:	THE ISACS GROUP, P.C.	JURISDICTION:	CITY OF CHARLOTTE
TAX PARCEL NUMBER:	027-132-08	YARD REQUIREMENTS:	20 FT. FROM R/W
SETBACK (FRONT):	20 FT.	SETBACK (SIDE):	10 FT.
SETBACK (REAR):	10 FT.	SETBACK (REAR):	10 FT.
LOT SIZE:	52,881/121 SQ. FEET/ACRES	NUMBER OF UNITS/SUITS:	1
IMPERVIOUS AREA:	23,429/58 SQ. FEET/ACRES	INTERNAL TREE REQUIREMENT:	IMPERVIOUS AREA/10,000 SQ. FEET = 3 TREES
PROPOSED USE:	FAST FOOD RESTAURANT w/ DRIVE THRU	GROSS FLOOR AREA:	3,225 SQ. FEET
PARKING REQUIRED:	(CITY OF CHARLOTTE ZONING ORDINANCE SECTION 12.002)	REQUIRED:	37
PROVIDED:	38	HANDICAP:	2
ALL SIGNAGE WILL BE APPROVED AND PERMITTED SEPARATELY.			

- SIGN SCHEDULE**
- 1. VAN ACCESSIBLE HANDICAPPED PARKING SIGN (MUTCD R7-8, R7-9A, & R7-9B)
 - 2. NO PARKING, DISABLED PASSENGER LOADING SIGN (MUTCD R7-10) (STANDARD NO. 5010A)
 - 3. REAR VIEW MIRROR - LANE PENALTY \$250 (MUTCD R7-8, & R7-9B)
 - 4. CARRYOUT PARKING
 - 5. DO NOT ENTER (MUTCD R5-3)
 - 6. NO PARKING ANYTIME (MUTCD R8-3)

- LANDSCAPING NOTES:**
- NO SOIL DISTURBANCE OR COMPACTION, CONSTRUCTION MATERIALS, TRAFFIC, BURNING, PITS, TRENCHING OR OTHER LAND DISTURBING ACTIVITY ALLOWED IN THE TREE PROTECTION ZONE. TREE BARRICADES MUST BE INSTALLED IN ACCORDANCE WITH THE PLAN BEFORE ANY DEMOLITION, GRADING OR CONSTRUCTION BEGINS (IF APPLICABLE).
 - FOR NEW PLANTING AREAS, REMOVE ALL DEMOLITION, GRAVEL SUB-BASE, CONSTRUCTION DEBRIS AND COMPACTED SOIL PRIOR TO PLANTING.
 - REMOVE COMPACTED SOIL AND ADD 24" NEW TOPSOIL/PLANTING MIX OR UNCOMPACTED SOIL AND AMEND TOP 24" OF EXISTING SOIL TO MEET TOP SOIL STANDARDS FOR PLANTING TREES.
 - PLEASE CALL AT 7-10 DAYS BEFORE THE TEMPORARY OR FINAL CERTIFICATE OF OCCUPANCY IS NEEDED.
 - ALL STRAPPING AND TOP 2/3 OF WIRE BASKET MUST BE CUT AWAY AND REMOVED FROM ROOT BALL PRIOR TO BACKFILLING PLANTING PIT. REMOVE 1/3 OF BURLAP FROM ROOT BALL.
 - MINIMUM TREE SIZE AT PLANTING IS 2" INCH CALIPER (FOR SINGLE STEM TREES). ALL MULTI-STEM PLANTS MUST BE TREE FORM, MAXIMUM 3 TO 5 TRUNKS, AND MINIMUM 8 FEET TALL.
 - ALL EVERGREEN SHRUBS SHALL BE A MINIMUM OF 3 FEET IN HEIGHT, AND PLANTED NO GREATER THAN 7" O.C. MAX.
 - ADJUST TREE PLANTING TO AVOID UNDERGROUND UTILITIES, 10" OFF WATER, ELECT. AND GAS - 15" OFF SANITARY SEWER AND STORM DRAINAGE.
 - REFERENCE CMO STANDARDS 40.01, 40.02, 40.03, 40.04, AND 40.09 FOR TREE PLANTING AND PROTECTION DETAILS.
 - ATTENTION LANDSCAPER: NOTIFY URBAN FORESTER OF ANY SIGN, POWER LINE, OR OTHER OBSTACLES BEFORE PLANTING NEW TREES. CALL 336-6769.
 - ORIGINATOR REQUIRED: TREES MUST BE MAINTAINED IN TREE FORM & ALLOWED TO GROW TO THEIR NATURAL HEIGHT/FORM, WITH A MAXIMUM OF THREE STEMS OR TRUNKS (NO TOPPING OR ROUNDING OVER).
 - ALL AUTOMOBILE PARKING SPACES MUST BE WITHIN SIXTY (60) FEET OF A TREE.
 - LARGE MATURING TREES MAY NOT BE PLANTED UNDER THE OVERHEAD DISTRIBUTION FOR TREE PLANTING AND PROTECTION DETAILS.
 - IF EXISTING LANDSCAPING IS NOT SUFFICIENT TO MEET SCREENING REQUIREMENTS, SUPPLEMENTAL PLANTINGS MAY BE REQUIRED BY ZONING INSPECTOR.
 - ANY EXISTING TREE WHICH IS LESS THAN 8" TALL MUST BE REPLACED BY A TREE THAT MEETS MINIMUM PLANTING REQUIREMENTS.
 - SEE SHEET L2.1 FOR ADDITIONAL NOTES.

ATTACHED TO ADMINISTRATIVE
DATE: 8/26/2001
BY: MARTIN R. CRAMER, JR.

FINAL DESIGN
NOT RELEASED FOR CONSTRUCTION

ISACS GROUP, P.C.
11111 WILLOW CREEK DRIVE
CHARLOTTE, NC 28217
PHONE (704) 527-3440 FAX (704) 527-8335

PIZZA HUT
W.T. HARRIS BOULEVARD
CHARLOTTE, NORTH CAROLINA

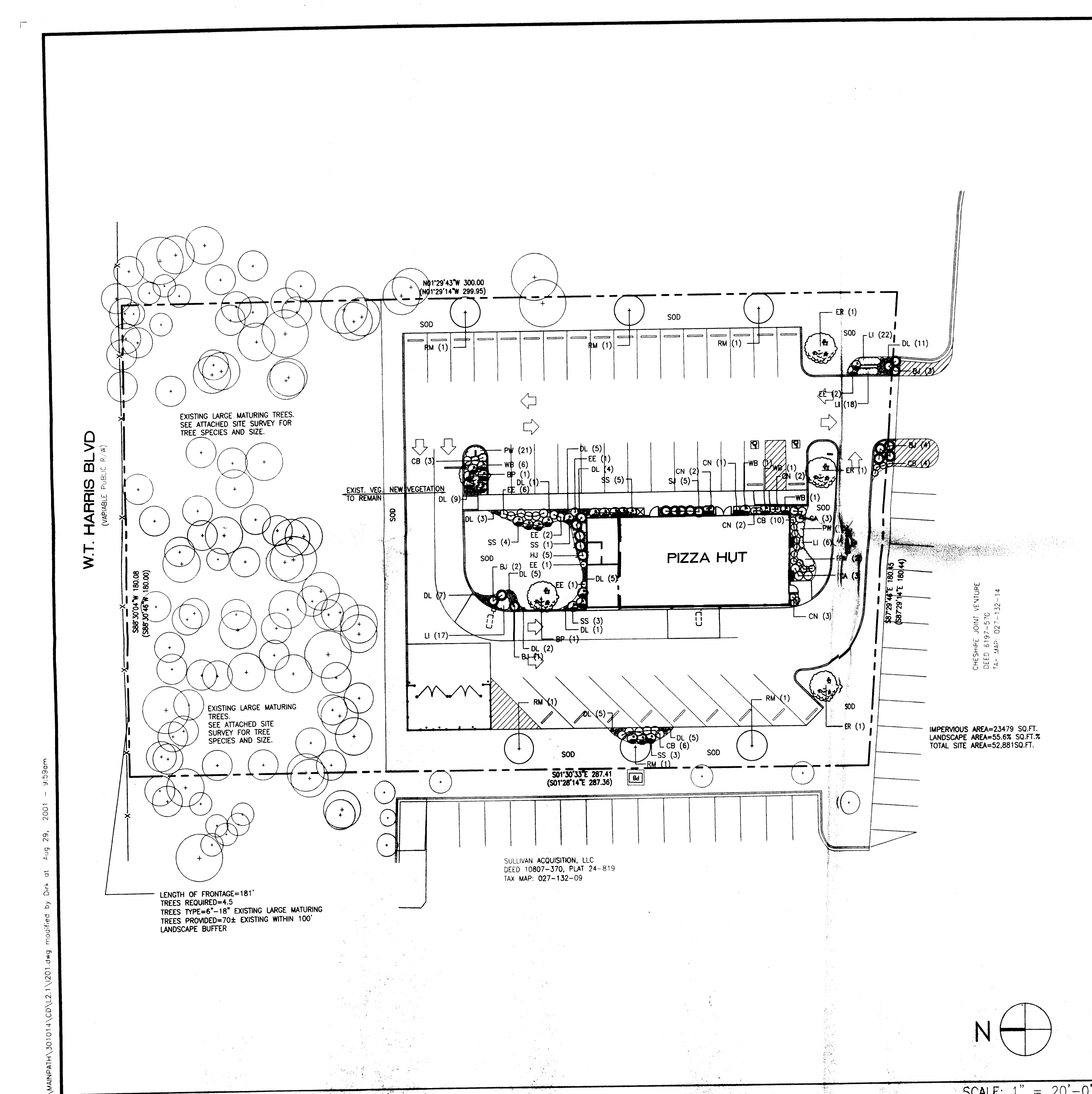
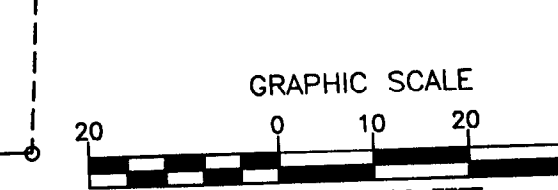
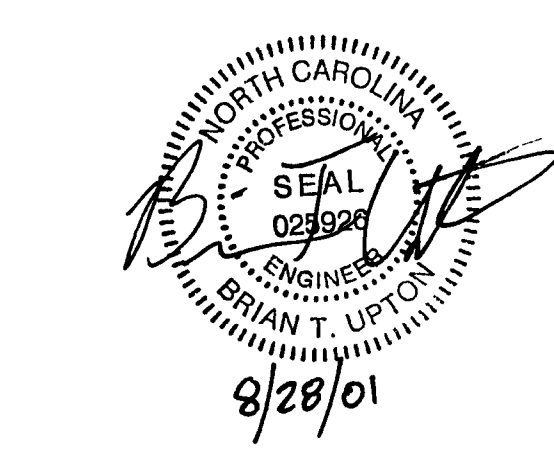
SITE PLAN

File # 011818DW Date 8/26/01 Project Egr. 8/10

Design By: ISACS
Drawn By: BMD/DM
Scale: 1" = 20'

8750 RED OAK BOULEVARD, STE. 420
CHARLOTTE, N.C. 28217
PHONE (704) 527-3440 FAX (704) 527-8335

C1.0



PLANTING NOTES				
1. NO SUBSTITUTIONS SHALL BE ALLOWED WITHOUT APPROVAL. 2. QUANTITIES IN THE PLANT LIST ARE FOR INFORMATION ONLY. CONTRACTOR SHALL VERIFY. 3. ALL PLANT LOCATIONS ARE APPROXIMATE. ADJUST AS NECESSARY TO AVOID CONFLICTS. 4. EDDING SHALL BE VINYL "VALLEYVIEW" OR OWNER APPROVED EQUAL. INSTALL STAKES IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATION. 5. THE PLANTING BEDS RECEIVING MULCH SHALL BE TREATED WITH A PRE-EMERGENT HERBICIDE PRIOR TO PLANTING AND MULCH PLACEMENT. APPLY IN ACCORDANCE WITH STANDARD TRADE PRACTICE. 6. WEED BARRIER FABRIC, AS NOTED IN THE SPECIFICATIONS, SHALL BE INSTALLED IN ALL SHRUB PLANTING BEDS. 7. TURF SHALL BE FESCUE SOO, LOCALLY AVAILABLE HARDY BLEND. 8. WHEN CLAY SOIL IS ENCOUNTERED IN THE ESTABLISHMENT OF THE LAWN OR THE INSTALLATION OF PLANT MATERIAL, SOIL SHALL BE IMPROVED IN ACCORDANCE WITH STANDARD TRADE PRACTICE. 9. ADDITION OF LIME, GYPSSUM, ETC. 10. ANY PLANTING BED ADJACENT TO WALKS OR CURBING SHALL HAVE THE GRADE LOWERED TO A SUFFICIENT DEPTH TO ALLOW THE TOP OF THE MULCH TO MATCH THE TOP OF WALK OR CURBING. 11. ALL LANDSCAPE AREAS SHALL BE SOO FROM EDGE TO EDGE UNLESS OTHERWISE NOTED.				
PLANTING LIST				
KEY	QTY.	COMMON NAME	BOTANICAL NAME	SIZE
TREES:				
BP	2	BLOODGOOD LONDON PLANETREE	PLATANUS X ACERIFOLIA 'BLOODGOOD'	2-1/2" MIN. CAL.
ER	3	EASTERN REDBUD	CERANIS CANADENSIS	2-1/2" MIN. CAL.
RM	6	RED MAPLE	RUBRUM RUBRUM	2-1/2" MIN. CAL.
SHRUBS:				
BU	10	BLUE CHIP JUNIPER	JUNIPERUS HORIZONTALIS 'BLUE CHIP'	6" MIN. HT.
CA	3	COMPACT ABELIA	ABELIA X GRANDIFLORA 'COMPACTA'	2" MIN. HT.
CN	10	COMPACT MADONNA	BERBERIS THUNBERGII 'AQUARIUM'	2" MIN. HT.
HU	5	HICKSIE YEW	TAXUS X MEDIA 'HICKSIE'	2-6" MIN. HT.
EE	13	EMERALD 'N' GOLD EUNYMUS	EUNYMUS FORTUNE 'EMERALD 'N' GOLD'	2" MIN. HT.
SJ	13	SEA GREEN JUNIPER	JUNIPERUS CHINENSIS 'SEA GREEN'	2-6" MIN. HT.
SS	16	SNOWMOUND SPIREA	SPHRAEA JAPONICA 'SNOWMOUND'	2" MIN. HT.
WB	9	WINTERGEM BOXWOOD	BUXUS MICROPHYLLA VAR. KOREANA 'WINTER GEM'	2" MIN. HT.
GROUND COVER:				
DL	63	STELLA DE ORO DAYLILY	HEMEROCALLIS 'STELLA DE ORO'	1 GAL.
LI	63	BIG BLUE LIRIOPE	LIRIOPE MUSCART 'BIG BLUE'	4" POTS
PW	61	PERIWINKLE	VINCA MINOR 'BOWLES'	15" O.C.
ADDITIONAL PLANTING NOTES				
1. MINIMUM TREE SIZE AT PLANTING IS 2" INCH CALIPER (FOR SINGLE STEM TREES). ALL MULTI-STEM PLANTS MUST BE TREE FORM, MAXIMUM 3 TO 5 TRUNKS AND MINIMUM 8 FEET TALL. 2. ALL STRAPPING AND TOP 2/3 OF WIRE BASKET MUST BE CUT AWAY AND REMOVED FROM ROOT BALL PRIOR TO BACKFILLING PLANT PIT. REMOVE TOP 1/3 OF THE BURLAP FROM ROOT BALL. 3. FOR NEW PLANTING AREAS, REMOVE ALL DEMOLITION, GRAVEL SUB-BASE AND CONSTRUCTION DEBRIS; REMOVE COMPACTED SOIL AND ADD 24" NEW TOPSOIL OR UNCOMPACTED AND AMEND THE TOP 24" OF EXISTING SOIL TO MEET TOPSOIL/PLANTING MIX STANDARDS FOR TREES (WITHIN ENTIRE MINIMUM AREA OF 200 SQUARE FEET PER TREE). 4. LARGE MATURING TREES MUST BE MINIMUM 15 TO 20 FEET FROM OVERHEAD DISTRIBUTION OR TRANSMISSION LINES. IF TREES CONFLICT WITH THE POWER LINES OR SIGNS, CALL URBAN FORESTER TO RESOLVE BEFORE PLANTING. 5. PLEASE CALL 336-6769 FOR AN INSPECTION OF TREE PROTECTION AND/OR PLANTING AREAS 7-10 DAYS BEFORE THE TEMPORARY OR FINAL CERTIFICATE OF OCCUPANCY IS NEEDED. 6. NO SOIL DISTURBANCE OR COMPACTION, CONSTRUCTION MATERIALS, TRAFFIC, BURNING, PITS, TRENCHING OR OTHER LAND DISTURBING ACTIVITY ALLOWED IN THE TREE PROTECTION ZONE. TREE BARRICADES MUST BE INSTALLED BEFORE ANY DEMOLITION, GRADING, OR CONSTRUCTION BEGINS AND NOT REMOVED UNTIL FINAL INSPECTION. 7. TREES PROTECTION BARRICADES MUST MEET OR EXCEED TREE ORDNANCE STANDARDS IN CITY OF CHARLOTTE TREE ORDNANCE GUIDELINES, APPENDIX 9) OR LAND DEVELOPMENT STANDARDS MANUAL 40.04. 8. BEFORE GRADING/CLEARING/CONSTRUCTION BEGINS, CALL 336-6769 FOR INSPECTION OF TREE PROTECTION BARRICADES BY URBAN FORESTER. 9. NO GRUBBING WITHIN TREE PROTECTION ZONE. LEAVE SOIL AND LEAF LITTER UNDISTURBED. SUPPLEMENT WITH 1-2 INCHES OF MULCH. RE-SEED WITH GRASS ONLY IN DISTURBED/GRADED AREAS. 10. BRUSH, VINES AND SMALL TREES (8" IN. DIAMETER, OR AS SMALLER AS 2" IN. CALIPER) MAY BE HAND-CLEARED ONLY CUT FLUSH WITH GROUND SURFACE. EXISTING TREES MAY BE LIMBED UP 6 FEET (AT LEAST 2/3 OF THE BRANCHED SHOULD BE LEFT) TO IMPROVE VISIBILITY. 11. EXPOSED TREE ROOTS MUST BE CLEANLY CUT WITH A SHARP PRUNING TOOL, BACKFILL ASP TO MINIMIZE EXPOSURE TO THE AIR. 12. TREE BARRICADES MUST BE INSTALLED BEFORE ANY DEMOLITION/CLEARING/GRADING/CONSTRUCTION AND NOT REMOVED UNTIL AFTER FINAL INSPECTION BY URBAN FORESTER. 13. PLEASE SUBMIT UTILITY PLANS SO THAT THEY CAN BE REVIEWED FOR UTILITY CONFLICTS WITH EXISTING AND PROPOSED TREES: ELECTRICAL, TELEPHONE, GAS, SEWER, WATER, AND SITE LIGHTING. 14. TREE PROTECTION FENCE IS TO LOCATED 1 FOOT PER TREE DIAMETER INCH AWAY FROM THE TREES IN THE SETBACK OR RIGHT OF WAY. PLEASE SHOW DIMENSIONS ON THE SITE/GRADING PLAN.				
TREE PROTECTION NOTES				
1. NO SOIL DISTURBANCE OR COMPACTION, CONSTRUCTION MATERIALS, TRAFFIC, BURNING, PITS OR OTHER LAND DISTURBING ACTIVITY ALLOWED IN THE TREE PROTECTION ZONE, EXCEPT AS SHOWN ON APPROVED PLANS. 2. TREE BARRICADES MUST BE INSTALLED BEFORE ANY DEMOLITION, GRADING OR CONSTRUCTION AND NOT REMOVED UNTIL AFTER FINAL INSPECTION BY URBAN FORESTER. 3. BEFORE DEMOLITION, GRADING OR CONSTRUCTION BEGINS, CALL 336-3599 OR 336-2291 FOR INSPECTION OF TREE PROTECTION BARRICADES BY URBAN FORESTER.				

ACCURATE MEASUREMENTS & RECORDS
ALL DIMENSIONS AND LOCATIONS SHOWN ON THIS PLAN ARE BASED ON THE SURVEY AND FIELD MEASUREMENTS.
FOR ANY CHANGES, SEE SHEET L2.1.

PLANTING PLAN

DATE: 8/26/01

PROJECT: P-6660-01B

DATE: 08.09.01

PROJECT NUMBER: 301014

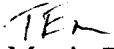
SHEET NUMBER: L2.1

CHARLOTTE - MECKLENBURG
PLANNING COMMISSION

INTER - OFFICE COMMUNICATION

DATE: September 26, 2001

TO: Robert Brandon
Zoning Administrator

FROM: 
Martin R. Cramton, Jr.
Planning Director

SUBJECT: Administrative Approval for Petition No. 87-46(c) by NCF. Plan approval, for a Pizza Hut, within the B-1SCD site.

Attached is a specific plan, for a Pizza Hut on the B-1SCD portion of the above conditional rezoning plan. The Zoning Committee of the Planning Commission approved this plan at its September 26th meeting. This plan is consistent with the requirements of the conditional rezoning and the Zoning Committee has approved this plan. Please use this plan when evaluating requests for building permits and certificates of occupancy.