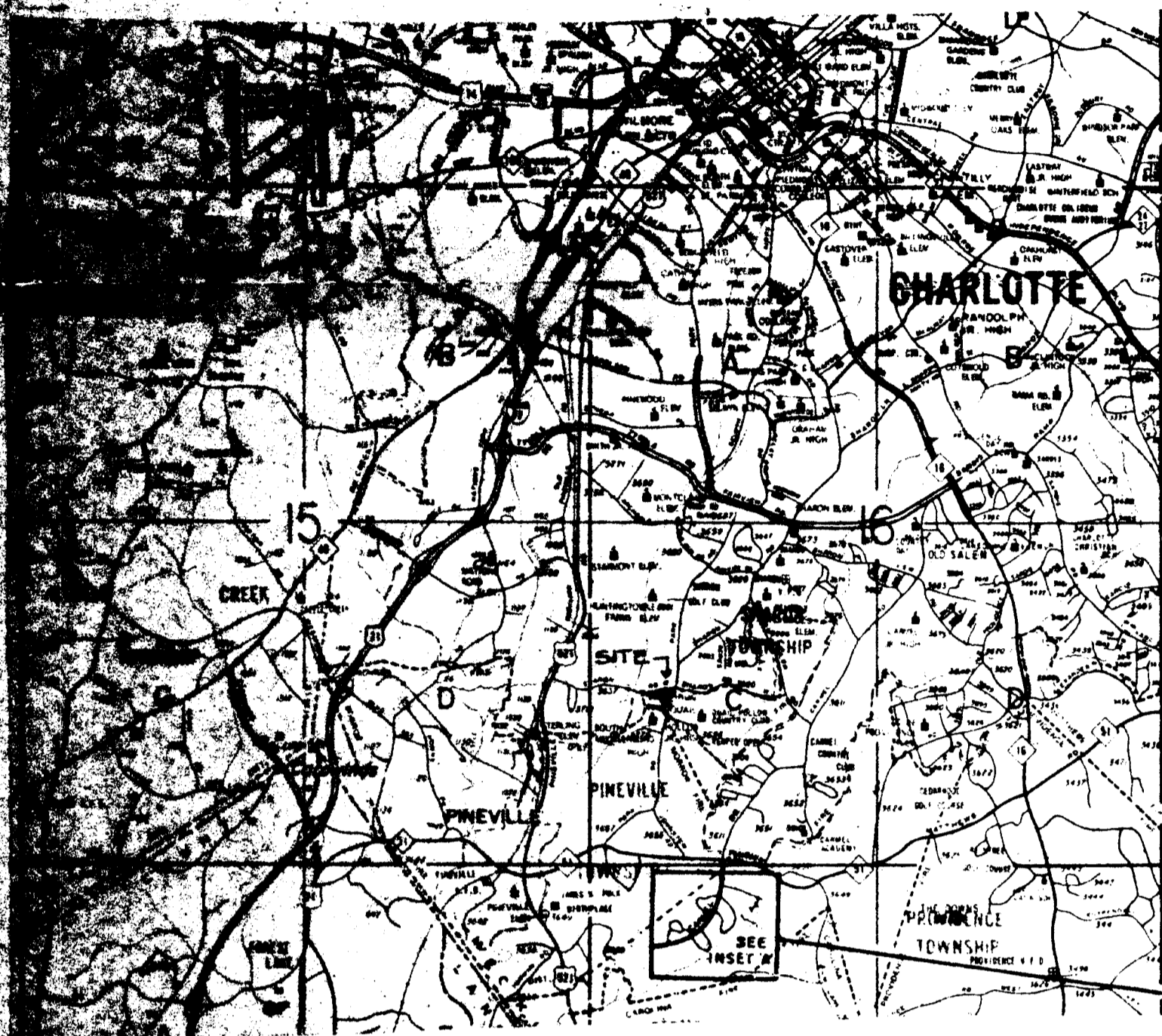
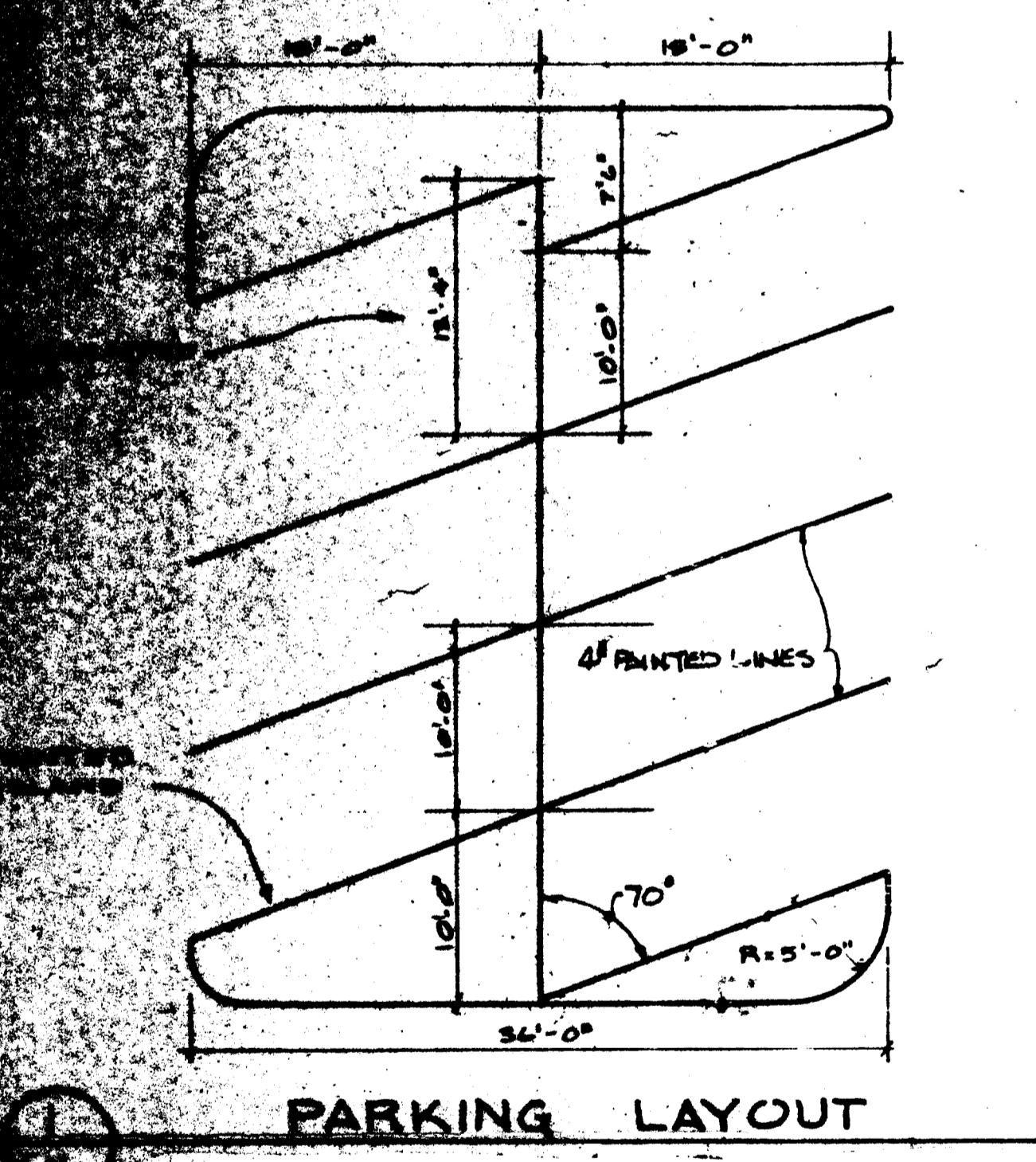


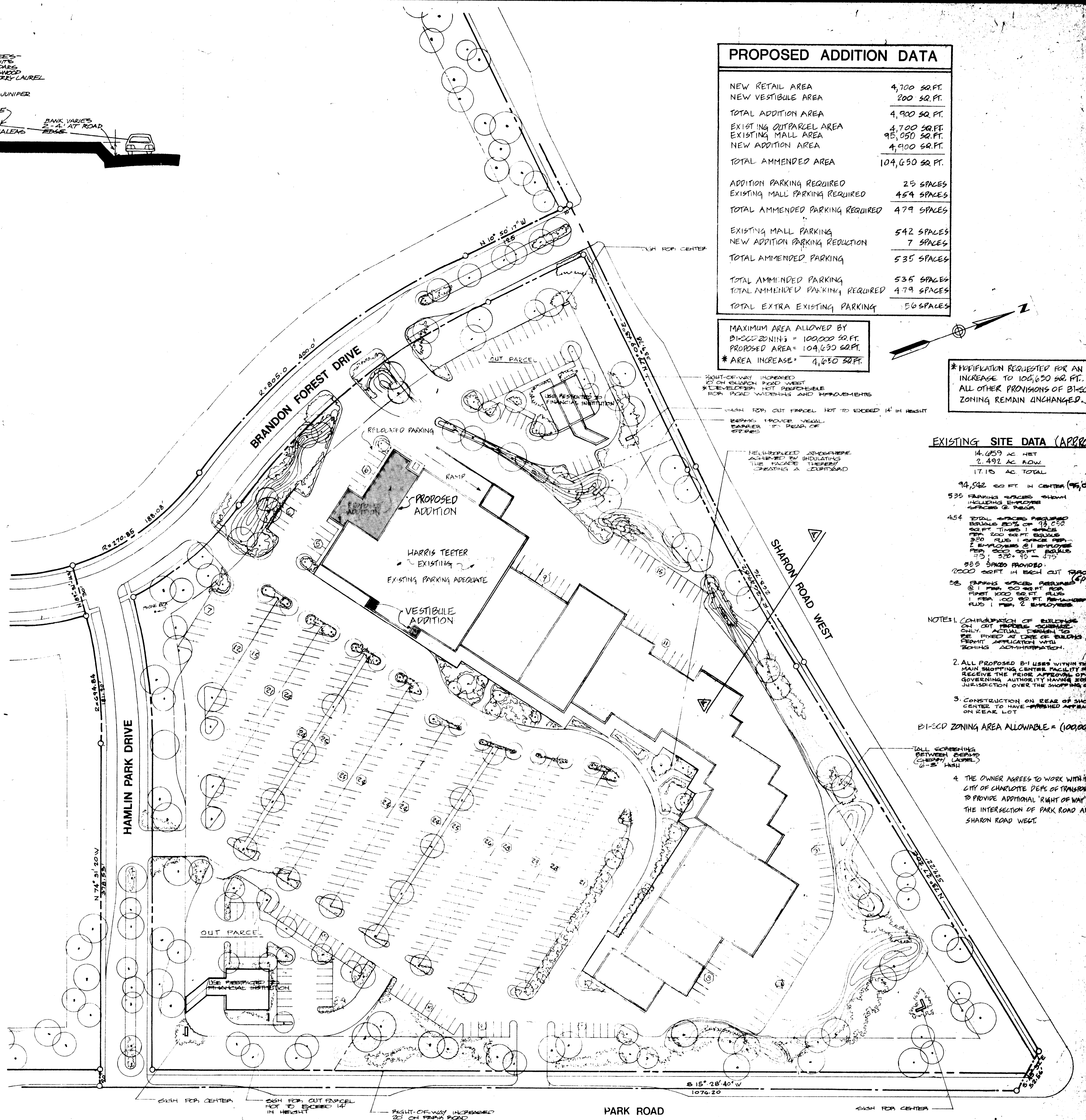
SECTION A-A
SCALE: 1"=10'



VICINITY MAP



PARKING LAYOUT



PROPOSED ADDITION DATA

NEW RETAIL AREA	4,700 SQ. FT.
NEW VESTIBULE AREA	200 SQ. FT.
TOTAL ADDITION AREA	4,900 SQ. FT.
EXISTING OUTPARCEL AREA	4,700 SQ. FT.
EXISTING MALL AREA	95,050 SQ. FT.
NEW ADDITION AREA	4,900 SQ. FT.
TOTAL AMMENDED AREA	104,650 SQ. FT.
ADDITION PARKING REQUIRED	25 SPACES
EXISTING MALL PARKING REQUIRED	454 SPACES
TOTAL AMMENDED PARKING REQUIRED	479 SPACES
EXISTING MALL PARKING	542 SPACES
NEW ADDITION PARKING REDUCTION	7 SPACES
TOTAL AMMENDED PARKING	535 SPACES
TOTAL AMMENDED PARKING	535 SPACES
TOTAL AMMENDED PARKING REQUIRED	479 SPACES
TOTAL EXTRA EXISTING PARKING	50 SPACES

MAXIMUM AREA ALLOWED BY BI-COD ZONING = 100,000 SQ. FT.
PROPOSED AREA = 104,650 SQ. FT.
* AREA INCREASE = 4,650 SQ. FT.

* MODIFICATION REQUESTED FOR AN INCREASE TO 104,650 SQ. FT. ALL OTHER PROVISIONS OF BI-COD ZONING REMAIN UNCHANGED.

EXISTING SITE DATA (APPROX.)

- 14,659 AC NET
 - 2,492 AC R.O.W.
 - 17.15 AC TOTAL
 - 94,542 SQ. FT. IN CENTER (45,000 SQ. FT. MALL)
 - 535 BUILDING SPACES (SHOWING INCLUDING EMPLOYEE SPACES & REAR)
 - 454 TOTAL SPACES PROVIDED (MALL 20% OF 18,000 SQ. FT. TIMES 1 SPACE PER 100 SQ. FT. PLUS 250 PLUS 1 SPACE PER 2 EMPLOYEES @ 1 EMPLOYEE PER 100 SQ. FT. PLUS 100 SQ. FT. PER 100 SQ. FT. PLUS 1 PER 2 EMPLOYEES)
 - 855 SPACES PROVIDED (1000 SQ. FT. IN EACH OUT PARCEL @ 1 PER 100 SQ. FT. FOR FIRST 1000 SQ. FT. PLUS 1 PER 100 SQ. FT. PER 1000 PLUS 1 PER 2 EMPLOYEES)
- NOTES:
1. CONSTRUCTION OF BUILDING ON OUT PARCELS SHOWN TO BE FINED AT DATE OF BUILDING PERMIT APPLICATION WITH ZONING ADMINISTRATION.
 2. ALL PROPOSED BI USES WITHIN THE MAIN SHOPPING CENTER FACILITY MUST RECEIVE THE PRIOR APPROVAL OF THE GOVERNING AUTHORITY HAVING JURISDICTION OVER THE SHOPPING CENTER.
 3. CONSTRUCTION ON REAR OF SHOPPING CENTER TO HAVE FINISHED APPROVAL ON REAR LOT.
- BI-COD ZONING AREA ALLOWABLE = (100,000 SQ. FT.)

- TALL SCREENING (SCREENING WALLS) 6'-2" HIGH
4. THE OWNER AGREES TO WORK WITH THE CITY OF CHARLOTTE DEPT. OF TRANSPORTATION TO PROVIDE ADDITIONAL RIGHT OF WAY NEAR THE INTERSECTION OF PARK ROAD AND SHARON ROAD WEST.

87-71

APPROVED BY CITY COUNCIL
DATE 10/19/87

NO.	DATE	DESCRIPTION

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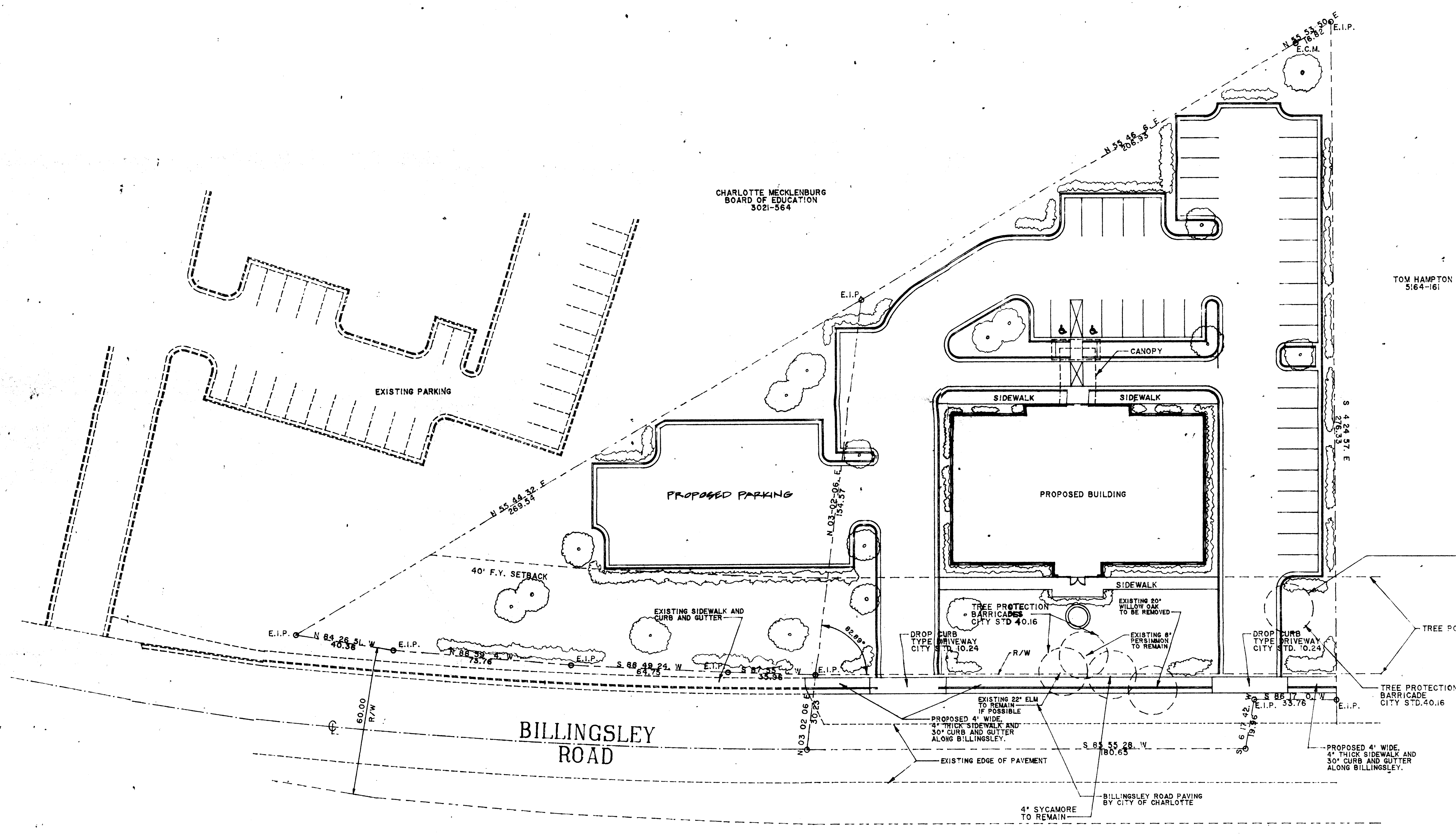
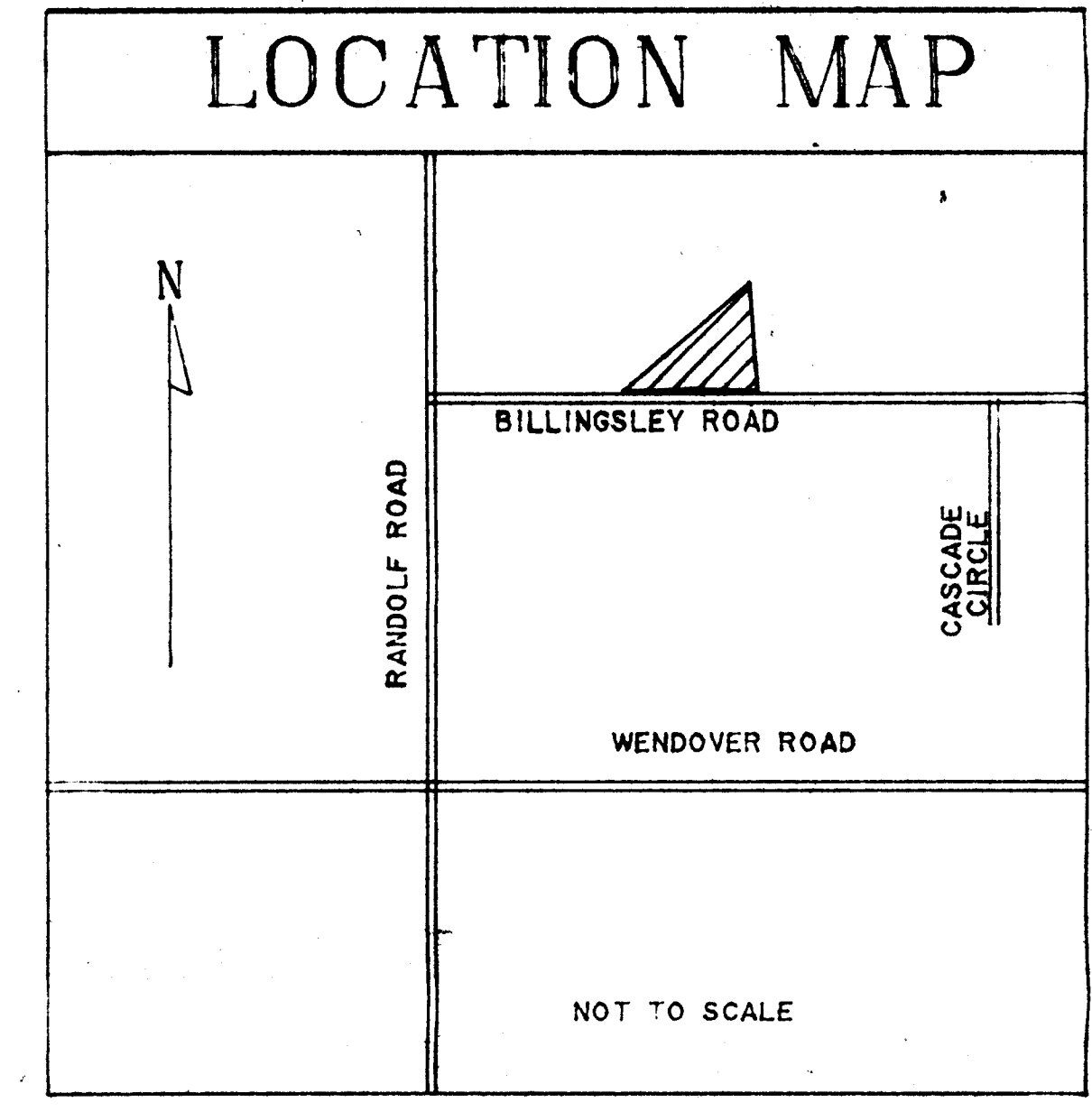
LITTLE & ASSOCIATES
ARCHITECTS • ENGINEERS • PLANNERS
CHARLOTTE NORTH CAROLINA

PROJECT TITLE
SITE PLAN 1"=50'-0"

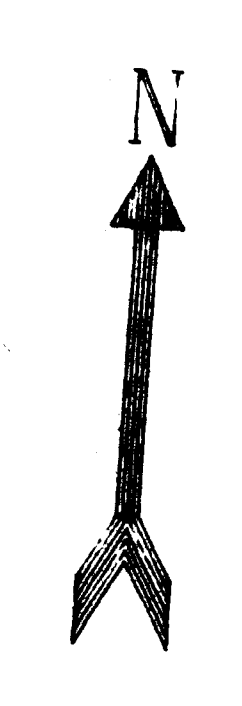
PROJECT
QUAIL CORNERS
CROSLAND - ERWIN ASSOCIATES
CHARLOTTE, N.C.

1736

REVISIONS		
NO.	DATE	DESCRIPTION



- NOTES:**
- 1.) SITE AREA - 1.5 ACRES
 - 2.) BUILDING AREA - FIRST FLOOR - 6724 S.F.
SECOND FLOOR - 6724 S.F.
TOTAL - 13,448 S.F.
 - 3.) OCCUPANCY - MEDICAL OFFICES
 - 4.) TOTAL PARKING REQUIRED - 65 SPACES
TOTAL PARKING PROVIDED - 65 SPACES
 - 5.) ALL CURB AND GUTTER TO BE 24" U.N.O.
 - 6.) DIMENSIONS FROM BACK OF CURB TYP.
 - 7.) ALL PAVING TO BE 6" STONE BASE AND 2" ASPHALT.
- LEGEND**
- EXISTING PAVING, CURB, BUILDING, ETC.
 - PROPERTY LINE
 - R/W OR SETBACK LINE
 - E.I.P. EXISTING IRON PIN
 - E.C.M. EXISTING CONCRETE MONUMENT



SITE PLAN
SCALE: 1"=20'-0"

NOTE:
SITE TO COMPLY WITH
CITY OF CHARLOTTE
TREE ORDINANCE.

*Recommended For
Approval By P.C.
10/23/89*

ISSUED BY:	DATE ISSUED:	ISSUED TO:	PARTY NO.:
			OTHER: 87P033.01
ESTWANK BUILDING BILLINGSLEY ROAD CHARLOTTE, N.C.			OWNER
S.C. HONDROS & ASSOCIATES, INC. ENGINEERS & CONTRACTORS P.O. BOX 220456 CHARLOTTE, N.C. 28222 PH 377-4614			
DRN BY:	CHK BY:	SCALE:	DATE:
TOL		1"=20'-0"	9-26-89
SITE PLAN			S-1 of 4

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