

SPACE	RETAIL/OFFICE AREA	DIVISOR	EMPL.	CARS REQ'D.
EXISTING BLDG.	19,572 #	200	10	102.86
EXISTING BLDG.	1,616 #	100		16.16
PROPOSED STORE #1	45,360 #	200	20	226.8
PROPOSED STORE #2	1,292 #	200	2	7.46
3 CAR BAYS			3	15
PROPOSED BLDG. #3 (4 CAR BAYS)			4	20
FUTURE STORES	36,340 #	200	40	202.7
TOTAL REQUIRED				598.98
TOTAL SUPPLIED				619 OF WHICH 19 ARE HANDICAP

CONDITIONS & NOTES

- BOUNDARY AND TOPOGRAPHICAL INFORMATION TAKEN FROM INFORMATION SUPPLIED BY THE OWNER AND PREDOMINANTLY TAKEN FROM SURVEY PREPARED BY TIMOTHY D. TURNER, CATAWBA LAND SURVEYORS, PINEVILLE, NORTH CAROLINA, DATED JUNE 11, 1980.
- ALL SITE SIGNS SHALL CONFORM TO CITY/COUNTY ZONING ORDINANCE REQUIREMENTS.
- FINAL PARKING LAYOUT AND ENTRANCES TO PARKING LOT ARE SUBJECT TO MINOR FIELD ADJUSTMENTS TO MEET ZONING ORDINANCES, ARCHITECT'S PLAN AND/OR CITY/COUNTY STANDARD DETAILS.
- FINAL PLAN WILL ADHERE TO REQUIREMENTS OF CITY TREE ORDINANCE AS PERTAINS TO PLANTING ALONG STREET RIGHT OF WAY AND INTERIOR PLANTING/OPEN SPACES.
- LAYOUT OF FINAL BUILDING ENTRANCES ARE SUBJECT TO MINOR ADJUSTMENTS TO ACCOMMODATE WISHES OF THE TENANT.
- EXISTING CONTOURS SHOWN - EXISTING PAVING WILL BE RESURFACED - GRADES WILL BE ALTERED ONLY SLIGHTLY AT THE PERIMETER OF THE BUILDING.
- ESTIMATED COMPLETION DATE OF PROJECT - DECEMBER OF 1984
- CITY OF CHARLOTTE WATER AND SEWER ARE AVAILABLE ON SITE.
- FIRE HYDRANT LOCATIONS SHOWN ARE APPROXIMATE - LOCATIONS WILL COMPLY WITH CITY STANDARDS.
- WATER DETENTION SHALL BE AT THE REAR OF THE BUILDINGS

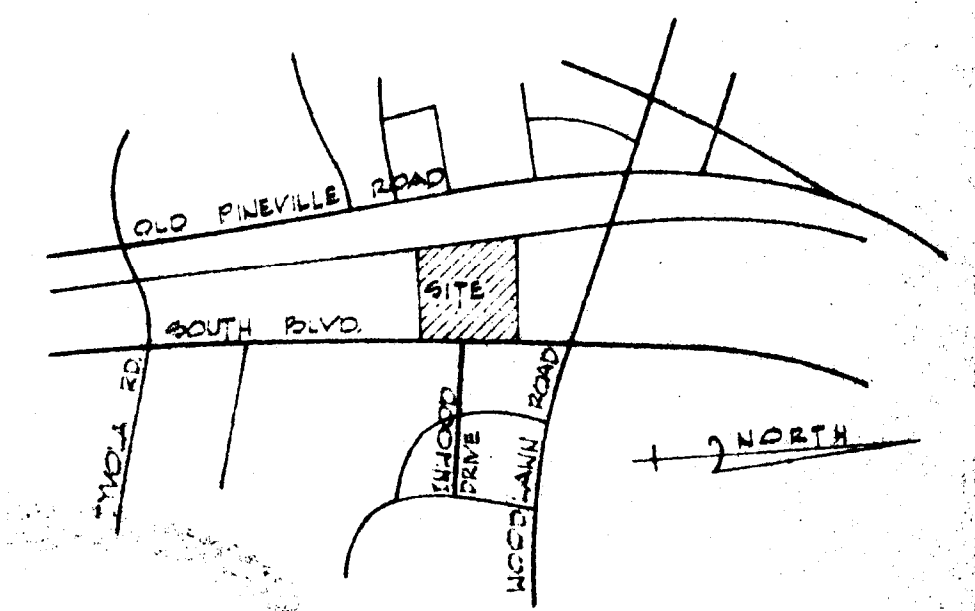
PRESENT ZONING I-2 TO B-1 SCD
(TOTAL SITE AREA TO BE REZONED - 11.13 ACRES)

LANDSCAPING AND OPEN AREAS
 PAVING AREA 231,500 #
 NEW BUILDING AREA 99,720 #
 EXISTING BUILDING AREA 47,096 #
 TOTAL IMPERVIOUS AREA 378,316 #

TREES REQUIRED
 STREET FRONTAGE 704.57/40' x 1 = 20
 700 INTERIOR TREES 378,316 / 10,000 = 38
 TOTAL REQUIRED - 58
 TOTAL TO BE INSTALLED - 58

TREES ALONG SOUTH PROPERTY LINE (DUKE POWER R/W) AND (2) TREES IN FRONT OF BANK SHALL BE SELECTED FROM CITY OF CHARLOTTE "SMALL MATURING" TREES LIST (NOT TO EXCEED 20' IN HEIGHT) REMAINDER OF TREES SHALL BE SELECTED FROM CITY OF CHARLOTTE "LARGE MATURING" TREES LIST.

INTERIOR OPEN LANDSCAPING AREA REQUIRED
 378,316 x 5% = 18,916 # REQUIRED
 OPEN AREA INSTALLED - 19,248 #

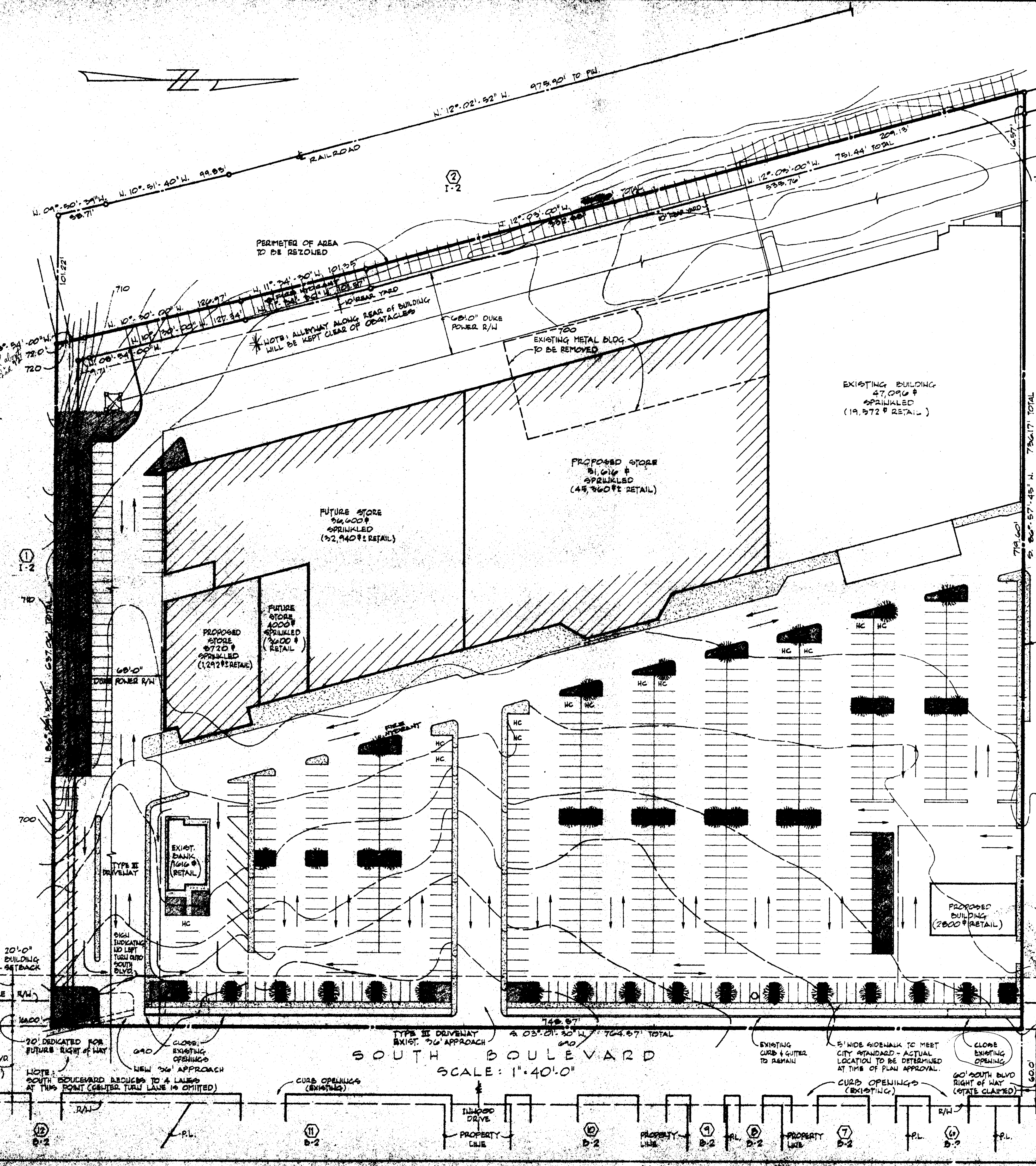


AREA MAP NO SCALE
 88-83 C.N. Reid
 APPROVED BY CITY COUNCIL
 DATE 12/19/88

NO.	DATE	MISCELLANEOUS NOTES REVISED AND/OR ADDED	BY
10-1	10-7-85		RFB
REZONING PLAN FOR BI-LO GROCERY			
CHARLOTTE, NORTH CAROLINA			
DATE 8/5/88	JOB NO. 8800-A	SHEETS 1 OF 2	
DRAWN BY RFB		SIDES AND CASE ARCHITECTS CHARLOTTE, N.C.	

ADJACENT PROPERTY OWNERS

- C.I.T. REFINERY, INC. P.O. BOX 5545 CHARLOTTE, N.C. 28205 169-071-01
- C.N. REID 3512 WILKINSON BLVD. CHARLOTTE, N.C. 28208 169-012-06
- PAYONS INVESTOR, INC. P.O. BOX C ROSELIN, N.Y. 11876 169-012-03
- HUDLEY R. GROVER P.O. BOX 220597 CHARLOTTE, N.C. 28222 171-014-22
- TAUBMAN - GRACE W. & MORTON HONETMAN, J. P.O. BOX 2710 ROANOKE, VA. 24001 171-014-21
- GEORGE INTERNATIONAL CORP HILLCREST FOODS, INC. 345 SAMMILL DRIVE SULLYVILLE, GA. 30174 171-014-20 MC-049 SOUTH BLVD.
- ANGLE ROSS & ASSOC. 1608 SPRING GARDNER ST. GREENSBORO, N.C. 27403 171-014-19
- SAMUEL C. HAN P.O. BOX 6222 CHARLOTTE, N.C. 28207 171-014-02 AND 171-014-03
- HARRY T. STEWART AND ALLEN S. MEADE & WUP 3601 MILL POND RD. CHARLOTTE, N.C. 28211 171-014-04
- WACHOVIA BANK & TRUST CO. TR. W/H B.E. JONES P.O. BOX 31680 CHARLOTTE, N.C. 28210 171-052-03
- DOROTHY HALL PROP. P.O. BOX 30469 CHARLOTTE, N.C. 28230 171-052-04
- CARLOS ROMERO - THE GRACIELA 4835 SOUTH BLVD. CHARLOTTE, N.C. 171-052-05



SOUTH BOULEVARD
 SCALE: 1"=40'0"