

**SITE DEVELOPMENT DATA:**

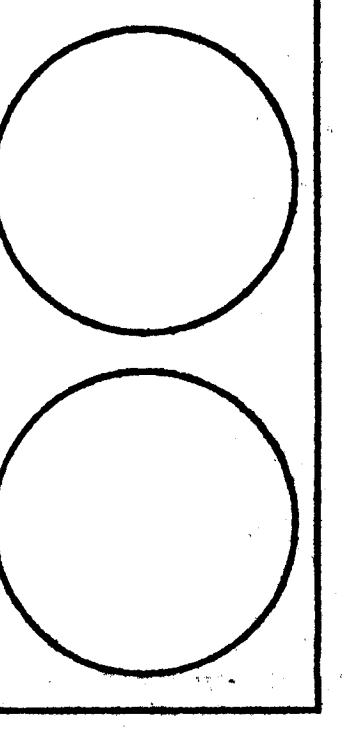
- TAX PARCEL #131-051-29
- CURRENT ZONING: R-4 W/SPECIAL USE PERMIT #3319
- PROPOSED ZONING: R-8MF (CD) AND TERMINATION OF SPECIAL USE PERMIT #3319
- .518 ACRES
- PROPOSED USE: EXPANSION TO AN EXISTING CHILD CARE CENTER
- 1500 S.F. MAXIMUM EXPANSION
- 65 CHILDREN MAXIMUM
- PARKING REQUIREMENTS:
  - 1 SPACE PER 10 CHILDREN: 6 SPACES
  - 1 SPACE PER EACH ADULT: 4 SPACES
  - 10 SPACES REQUIRED/PROPOSED
- PLAY SPACE REQUIREMENTS: 75 SF/CHILD = 2,250 SF REQUIRED (FOR 30 CHILDREN MINIMUM)
- 8,000 SF PROPOSED

**CONDITIONAL NOTES:**

1. THE PROPOSED SITE PLAN REPRESENTS THE ANTICIPATED AND PREFERRED ARRANGEMENT OF BUILDINGS AND PARKING/CIRCULATION AREAS. HOWEVER, MINOR MODIFICATIONS TO THE SHAPE AND ARRANGEMENT OF BUILDING LAYOUT AS WELL AS PARKING AND CIRCULATION AREAS ARE PERMITTED AS A MATTER OF RIGHT.
2. THE PROPOSED DEVELOPMENT SHALL COMPLY WITH ALL APPLICABLE CITY OF CHARLOTTE REGULATIONS PERTAINING TO OFF-STREET PARKING, SIGNAGE, BUFFERS, TREE ORDINANCE, ETC.
3. THE PROPOSED REZONING TO R-8MF(CD) FOR THE DAY CARE CENTER EXPANSION SHALL HAVE THE EFFECT OF TERMINATING THE CURRENT SPECIAL USE PERMIT, WHICH NO LONGER EXISTS IN THE ZONING CONTRACT.
4. A CLASS "C" BUFFER MEASURING 12 FEET SHALL BE ESTABLISHED AS SHOWN AS WELL AS 9 FOOT BUFFER ALONG THE SOUTHERLY EXISTING BOUNDARY OF THE SITE. THE REDUCED BUFFER SHALL EMPLOY THE USE OF A SOLID WOODEN FENCE, WHICH SHALL BE RELOCATED TO THE INTERIOR EDGE OF THE BUFFER.
5. BUILDING ADDITION SHALL BE ARCHITECTURALLY COMPATIBLE WITH THE EXISTING DAYCARE.
6. NO DETACHED EXTERIOR LIGHTS WILL BE ALLOWED.
7. EXISTING TREES WITHIN BUFFERS AND SETBACKS WILL BE PRESERVED.
8. STORMWATER DETENTION WILL NOT BE REQUIRED AS NEW IMPERVIOUS AREA WILL NOT EXCEED 20,000 SF.
9. THERE IS AN EXISTING FIRE HYDRANT AT THE INTERSECTION OF CAMPBELL DRIVE AND N. SHARON AMITY ± 400 LF FROM SUBJECT DAYCARE CENTER.
10. STATE STANDARDS SHALL BE MET REGARDING STAFF TO CHILD RATIOS.
11. NO PLAYGROUND AREA SHALL OCCUR IN THE BUFFER.

99-54

**GNA DESIGN ASSOCIATES, Inc.**  
 428 East Fourth Street  
 Suite 408 (704) 373-1907  
 Charlotte, NC 28202  
 Surveying • Landscape Architecture • Civil Engineering



© Copyright  
 The use of these drawings without written permission from the architect/engineer is prohibited. Violators will be subject to legal action.

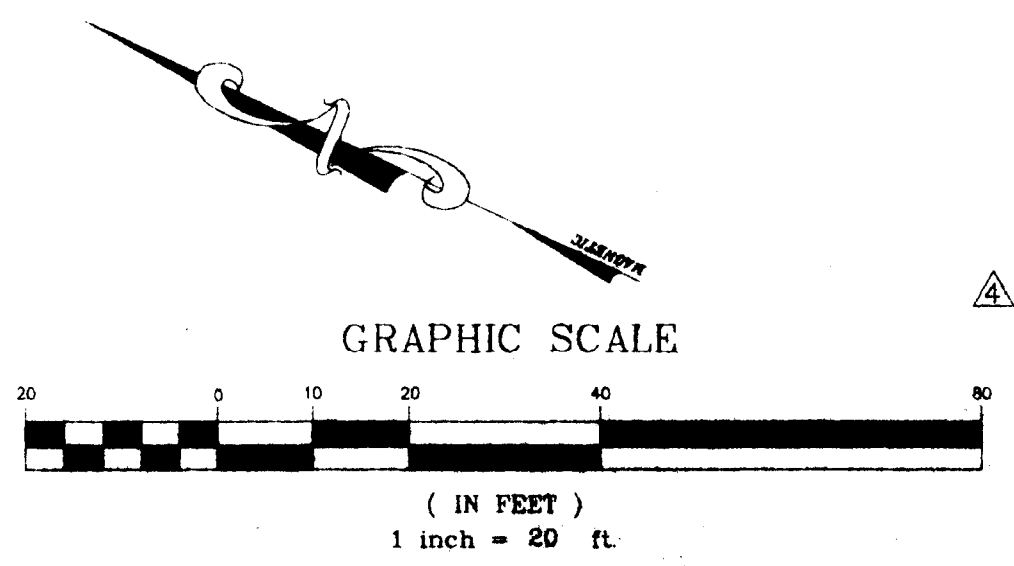
**FOR PUBLIC HEARING : PETITION #99-54**

PROJECT: CONDITIONAL REZONING REQUEST  
**KIDZOO CHILD DEVELOPMENT CENTER**  
 3230 CAMPBELL DRIVE CHARLOTTE, NC

SHEET TITLE: PETITIONER: ANTHONY L. OWENS  
**C. D. REZONING REQUEST**

APPROVED BY CITY COUNCIL  
 DATE: *July 19, 1999*

Project No.	42986
Checked by	TLH
Drawn by	PAB
Date Drawn	2/2/99
Revisions	
Δ 4/16/99	FOR PUBLIC HEARING
Δ 5/24/99	PER OWNER REVISIONS
Δ 6/11/99	PER PLANNING
Sheet	
1 OF 1	



CADD FILE: G:\CADD\PROJ\42986\REZONING