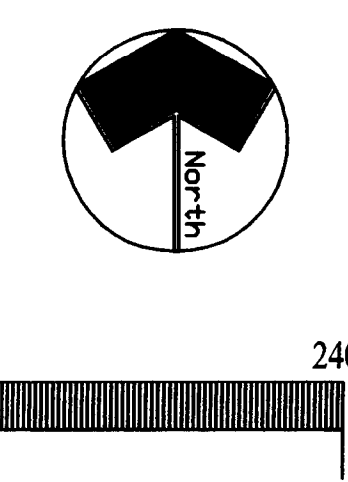


VICINITY MAP
N.T.S.

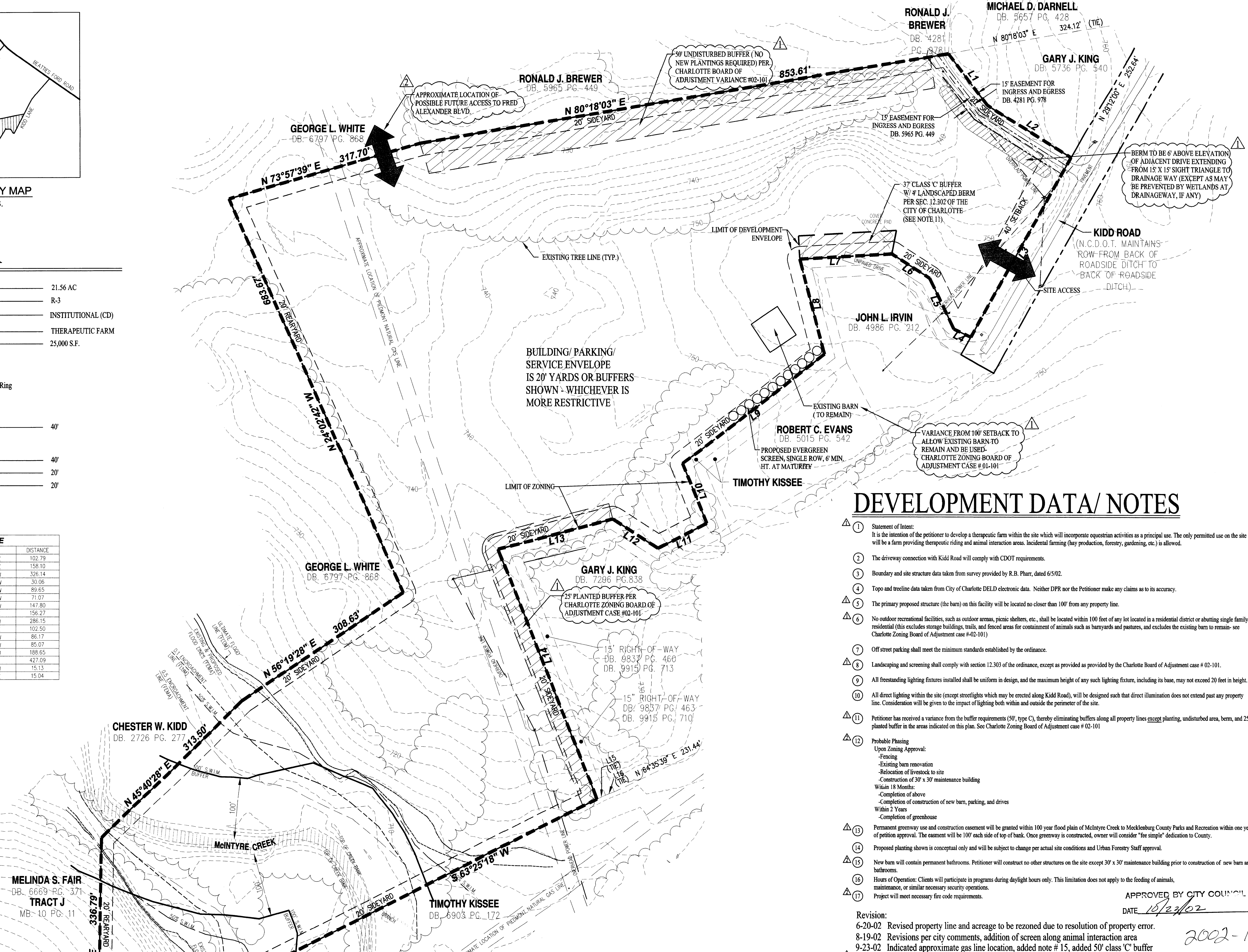
SITE DATA

Site Area:	21.56 AC
Existing Zoning:	R-3
Proposed Zoning:	INSTITUTIONAL (CD)
Proposed Use:	THERAPEUTIC FARM
Max. Building Area @ Build-out:	25,000 S.F.
Includes:	
Existing Barn	
Proposed Stables/Indoor Riding Ring	
Proposed Greenhouse	
Proposed Storage Building	
Maximum Height Allowed	40'
Required Yards	
Setback	40'
Sideyard	20'
Rearyard	20'

LINE	BEARING	DISTANCE
L1	S37°26'52"E	102.79
L2	S27°45'57"E	158.10
L3	S28°12'00"W	234.44
L4	N64°37'02"W	30.06
L5	N2°29'02"W	89.65
L6	N02°09'02"W	71.97
L7	S86°42'38"W	147.83
L8	S14°43'02"E	135.27
L9	S52°42'05"W	236.15
L10	S21°37'00"E	102.50
L11	S63°25'18"W	85.07
L12	N56°19'20"E	308.63
L13	S75°48'21"W	188.85
L14	S21°43'39"E	427.68
L15	S83°25'38"W	15.13
L16	N88°28'36"E	15.04



JOEL K. CALDWELL
DB: 63079 PG. 77
TRACT H
MB: 10 PG. 11



DEVELOPMENT DATA/NOTES

- Statement of Intent: It is the intention of the petitioner to develop a therapeutic farm within the site which will incorporate equestrian activities as a principal use. The only permitted use on the site will be a farm providing therapeutic riding and animal interaction areas. Incidental farming (hay production, forestry, gardening, etc.) is allowed.
- The driveway connection with Kidd Road will comply with CDOT requirements.
- Boundary and site structure data taken from survey provided by R.B. Plant, dated 6/5/02.
- Topo and rectified data taken from City of Charlotte DEDL electronic data. Neither DPR nor the Petitioner make any claims as to its accuracy.
- The primary proposed structure (the barn) on this facility will be located no closer than 100' from any property line.
- No outdoor recreational facilities, such as outdoor arenas, picnic shelters, etc., shall be located within 100 feet of any lot located in a residential district or abutting single family residential (this includes storage buildings, walls, and fenced areas for containment of animals such as barnyards and pastures, and excludes the existing barn to remain - see Charlotte Zoning Board of Adjustment case # 02-101).
- Off street parking shall meet the minimum standards established by the ordinance.
- Landscaping and screening shall comply with section 12.303 of the ordinance, except as provided as provided by the Charlotte Board of Adjustment case # 02-101.
- All freestanding lighting fixtures installed shall be uniform in design, and the maximum height of any such lighting fixture, including its base, may not exceed 20 feet in height.
- All direct lighting within the site (except streetlights which may be erected along Kidd Road), will be designed such that direct illumination does not extend past any property line. Consideration will be given to the impact of lighting both within and outside the perimeter of the site.
- Petitioner has received a variance from the buffer requirements (50' type C), thereby eliminating buffers along all property lines except planting, undisturbed area, barn, and 25' planted buffer in the areas indicated on this plan. See Charlotte Zoning Board of Adjustment case # 02-101.
- Prohibit Phoning Upon Zoning Approval:
 - Screening
 - Existing barn renovation
 - Relocation of livestock to site
 - Construction of 30' x 30' maintenance building
 Within 18 Months:
 - Completion of above
 - Completion of construction of new barn, parking, and drives
 Within 2 Years:
 - Completion of greenhouse
- Permanent greenway use and construction easement will be granted within 100 year flood plain of McIntyre Creek to Mecklenburg County Parks and Recreation within one year of petition approval. The easement will be 100' each side of top of bank. Once greenway is constructed, owner will consider "fee simple" dedication to County.
- Proposed planting shown in conceptual plan and will be subject to change per actual site conditions and Urban Forestry Staff approval.
- New barn will contain permanent bathrooms. Petitioner will construct no other structures on the site except 30' x 30' maintenance building prior to construction of new barn and bathrooms.
- Hours of Operation: Clients will participate in programs during daylight hours only. This limitation does not apply to the feeding of animals, maintenance, or similar necessary security operations.
- Project will meet necessary fire code requirements.

APPROVED BY CITY COUNCIL
DATE: 10/23/02

2002-105

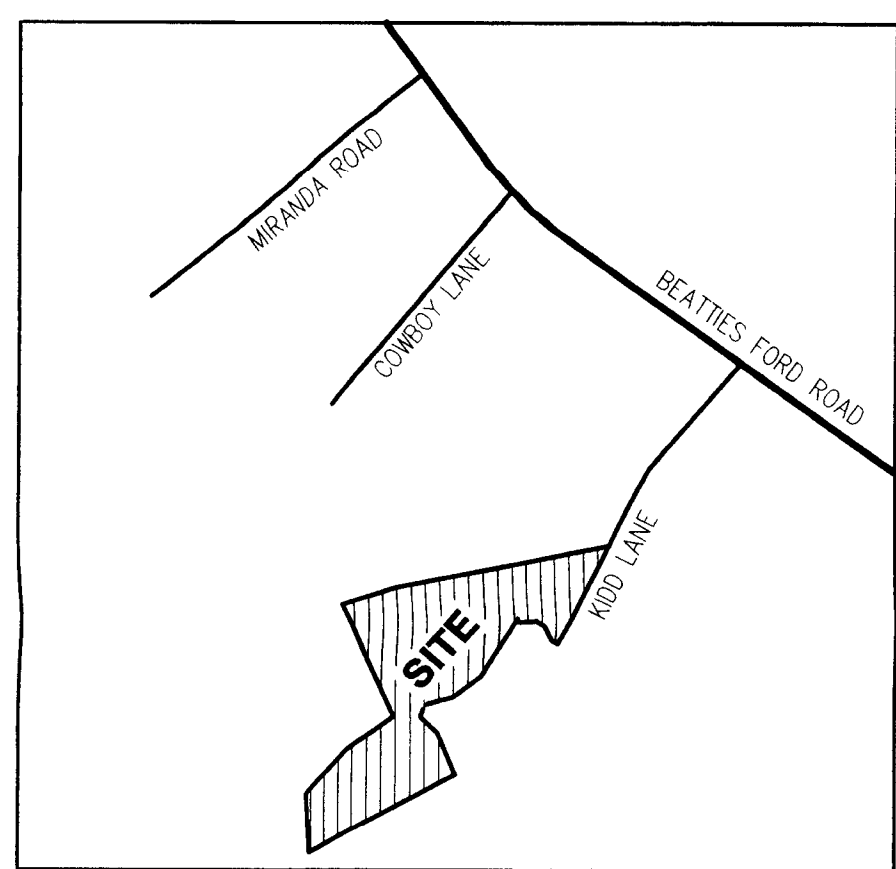
JOSHUA'S FARM TECHNICAL DATA SHEET

SCALE: 1" = 60' DATE: 6/12/02
MECKLENBURG COUNTY, NORTH CAROLINA

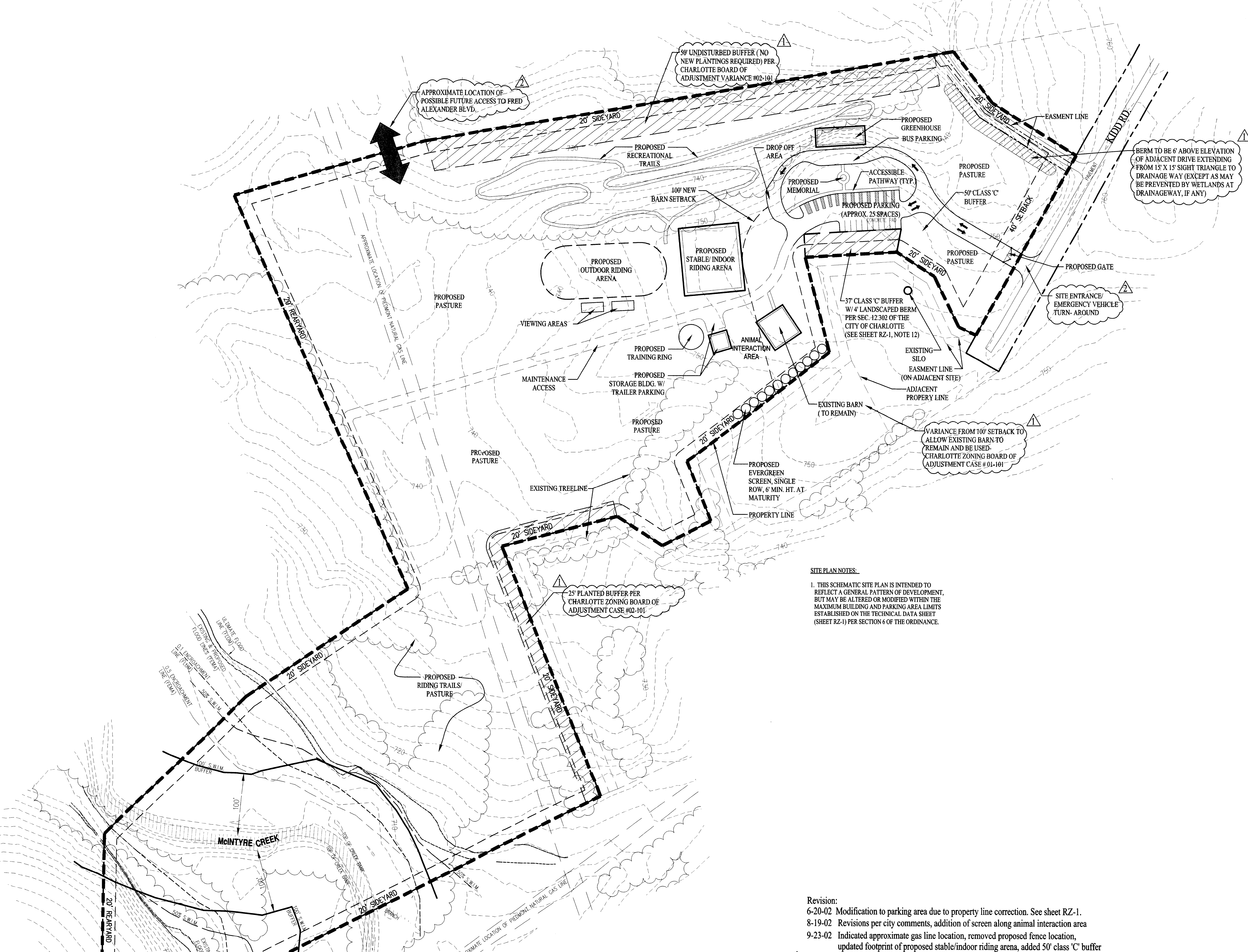
PETITION # 2002-105
SHEET NO. RZ-1 OF 2



DPR ASSOCIATES, INC.
Landscape Architects
Planners & Engineers
420 Hawthorne Lane
Charlotte, NC 28204
704/332-1204



VICINITY MAP
N.T.S.



SITE PLAN NOTES:

- THIS SCHEMATIC SITE PLAN IS INTENDED TO REFLECT A GENERAL PATTERN OF DEVELOPMENT, BUT MAY BE ALTERED OR MODIFIED WITHIN THE MAXIMUM BUILDING AND PARKING AREA LIMITS ESTABLISHED ON THE TECHNICAL DATA SHEET (SHEET RZ-1) PER SECTION 4 OF THE ORDINANCE.

- Revision:
- 6-20-02 Modification to parking area due to property line correction. See sheet RZ-1.
 - 8-19-02 Revisions per city comments, addition of screen along animal interaction area
 - 9-23-02 Indicated approximate gas line location, removed proposed fence location, updated footprint of proposed stable/indoor riding arena, added 50' class 'C' buffer
 - 9-25-02 Revisions to 'Development Data' for clarity (sheet RZ-1) and to incorporate decisions of the Charlotte Zoning Board of Adjustment - case # 02-101
 - 10-8-02 Revisions to notes and the addition of the possible future connection.

JOSHUA'S FARM SCHEMATIC SITE PLAN

SCALE: 1" = 60' DATE: 6/12/02
MECKLENBURG COUNTY, NORTH CAROLINA

PETITION # 2002-105
SHEET NO. RZ-2 OF 2



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