

LEGAL DESCRIPTION

A DESCRIPTION OF WAL-MART STORES PROPERTY DEED BOOK 6614 PAGE 736 CITY OF CHARLOTTE, NORTH CAROLINA

ZONING NOTES

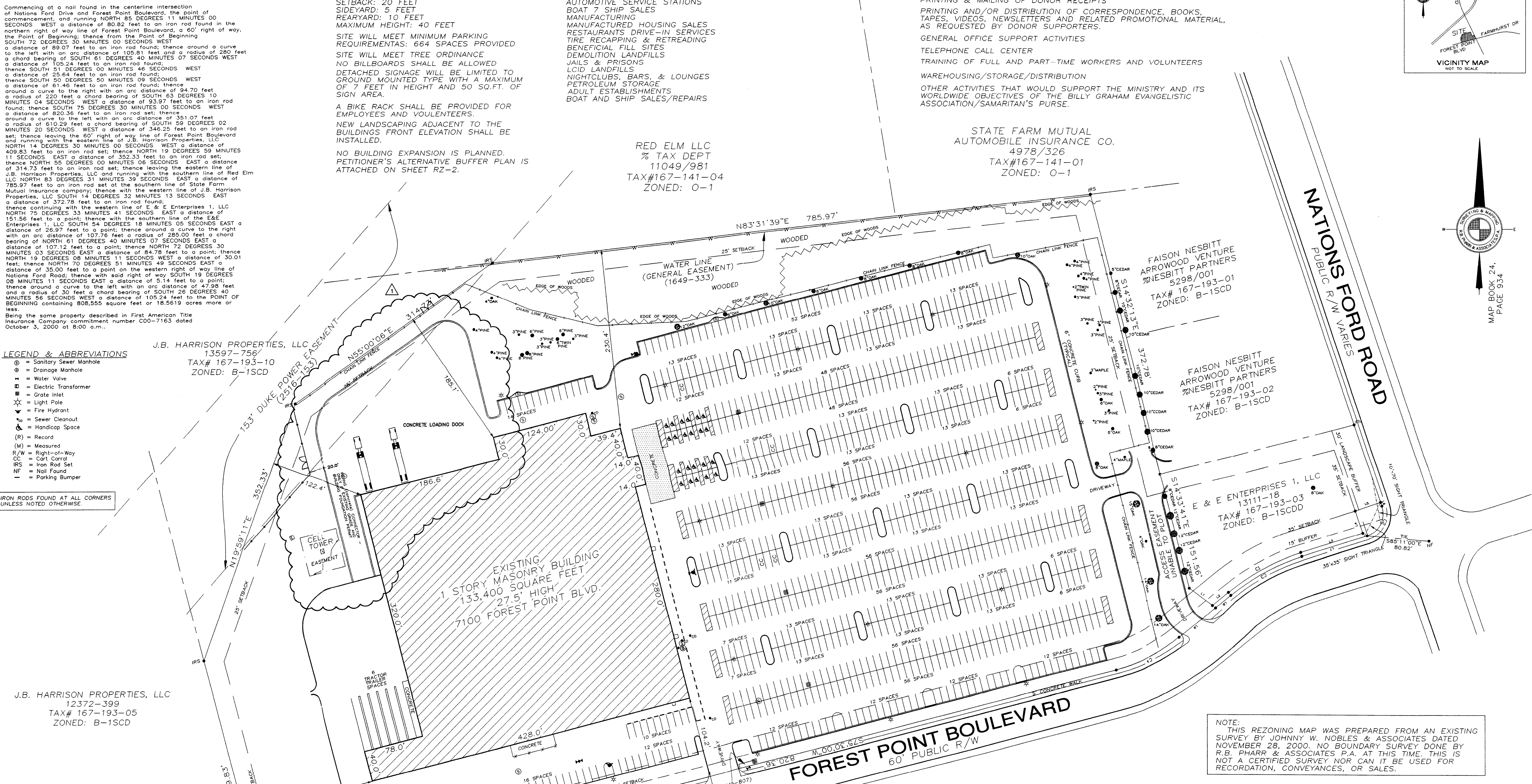
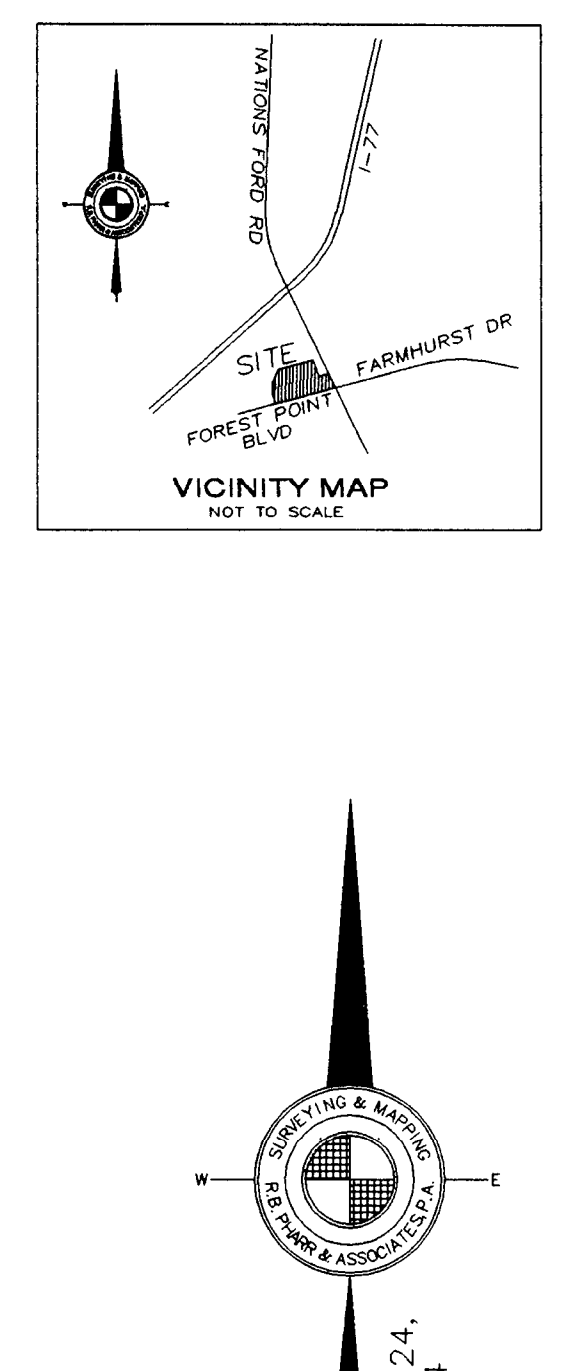
ACREAGE: 18.5619 ACRES EXISTING ZONING: B-15CD PROPOSED ZONING: R-1(100) SETBACK: 20 FEET SIDEYARD: 5 FEET REARYARD: 10 FEET MAXIMUM HEIGHT: 40 FEET SITE WILL MEET MINIMUM PARKING REQUIREMENTS: 664 SPACES PROVIDED NO BILLBOARDS SHALL BE ALLOWED DETACHED SIGNAGE WILL BE LIMITED TO GROUND MOUNTED TYPE WITH A MAXIMUM OF 7 FEET IN HEIGHT AND 50 SQ.FT. OF SIGN AREA A BIKE RACK SHALL BE PROVIDED FOR EMPLOYEES AND VOLUNTEERS NEW LANDSCAPING ADJACENT TO THE BUILDINGS FRONT ELEVATION SHALL BE INSTALLED NO BUILDING EXPANSION IS PLANNED PETITIONER'S ALTERNATIVE BUFFER PLAN IS ATTACHED ON SHEET RZ-2.

EXCLUDE THE FOLLOWING USES: AUTOMOBILE, TRUCK, & UTILITY TRAILER RENTAL; AUTOMOBILE SALES; AUTOMOBILE SERVICE STATIONS; BOAT & SHIP SALES; MANUFACTURING HOUSING SALES; RESTAURANTS DRIVE-IN SERVICES; TIRE RECAPPING & RETREADING; BENEFICIAL FILL SITES; DEMOLITION LANDFILLS; UNITS & CLUBS; NIGHTCLUBS, BARS, & LOUNGES; PETROLEUM STORAGE; ADULT ESTABLISHMENTS; BOAT AND SHIP SALES/REPAIRS

RED ELM LLC % TAX DEPT 11049/981 TAX#167-141-04 ZONED: O-1

PROPOSED USE: THE PROPOSED USE WILL SUPPORT THE MINISTRY AND WORLD WIDE OBJECTIVES OF THE BILLY GRAHAM EVANGELISTIC ASSOCIATION AND THE SAMARITAN'S PURSE/OPERATION CHRISTMAS CHILD AS FOLLOWS: RECEIVING & PROCESSING DAILY DONOR MAIL; PRINTING & MAILING OF DONOR RECEIPTS; PRINTING AND/OR DISTRIBUTION OF CORRESPONDENCE, BOOKS, TAPES, VIDEOS, NEWSLETTERS AND RELATED PROMOTIONAL MATERIAL, AS REQUESTED BY DONOR SUPPORTERS; GENERAL OFFICE SUPPORT ACTIVITIES; TELEPHONE CALL CENTER; TRAINING OF FULL AND PART-TIME WORKERS AND VOLUNTEERS; WAREHOUSING/STORAGE/DISTRIBUTION; OTHER ACTIVITIES THAT WOULD SUPPORT THE MINISTRY AND ITS WORLDWIDE OBJECTIVES OF THE BILLY GRAHAM EVANGELISTIC ASSOCIATION/SAMARITAN'S PURSE.

STATE FARM MUTUAL AUTOMOBILE INSURANCE CO. 4978/326 TAX#167-141-01 ZONED: O-1



- LEGEND & ABBREVIATIONS: Sanitary Sewer Manhole, Drainage Manhole, Water Valve, Electric Transformer, Gate Valve, Light Pole, Fire Hydrant, Sewer Cleanout, Manhole Space, Record, Measured, Right-of-Way, Call Center, Iron Rod Set, Not Found, Parking Bumper.

J.B. HARRISON PROPERTIES, LLC 12372-399 TAX# 167-193-05 ZONED: B-15CD

J.B. HARRISON PROPERTIES, LLC SEKENT 13597-756 TAX# 167-193-10 ZONED: B-15CD

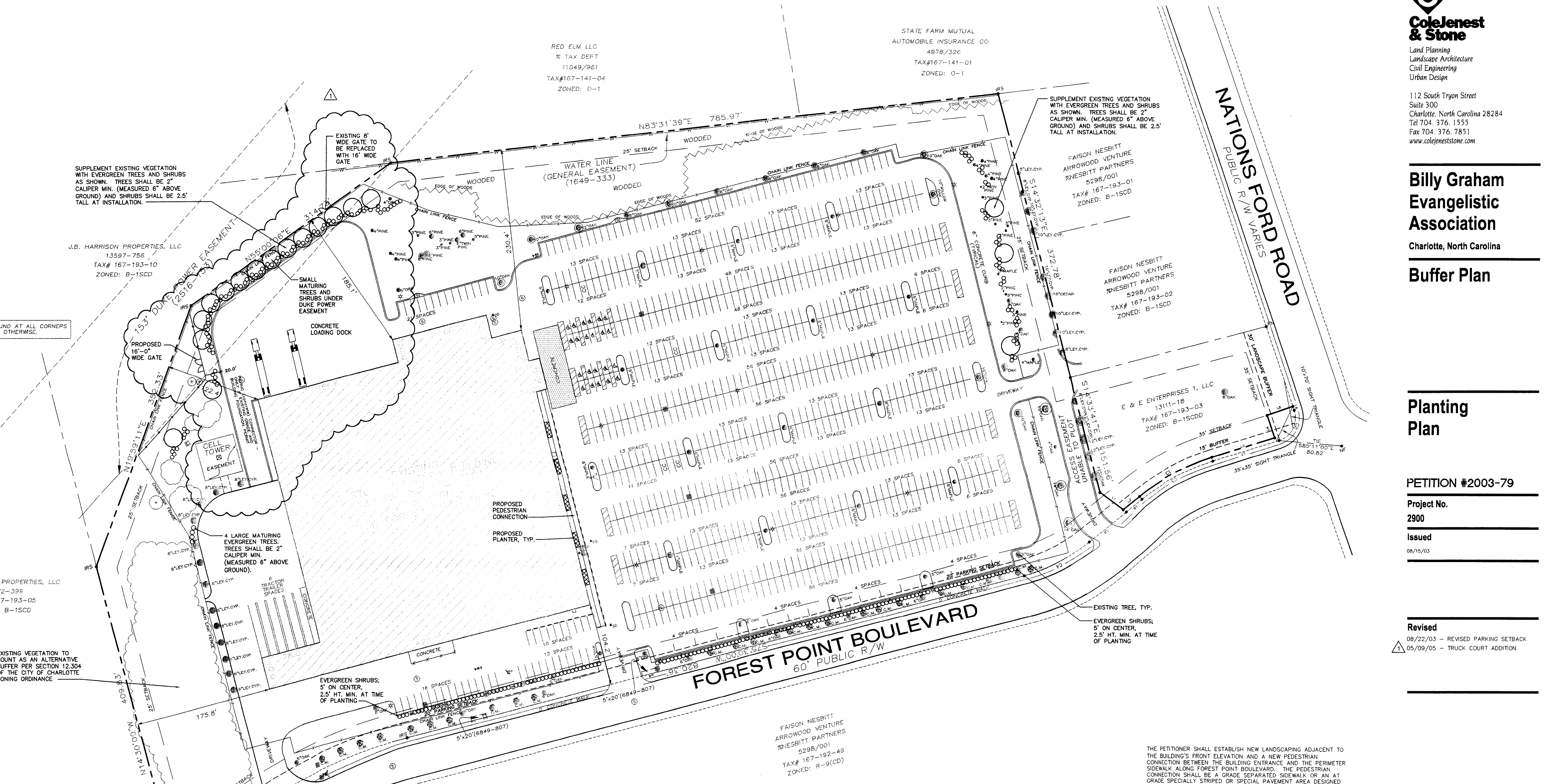
NOTE: THIS REZONING MAP WAS PREPARED FROM AN EXISTING SURVEY BY JIMMY W. NOBLES & ASSOCIATES DATED NOVEMBER 28, 2000. NO BOUNDARY SURVEY DONE BY R. PHARR & ASSOCIATES P.A. AT THIS TIME. THIS IS NOT A CERTIFIED SURVEY NOR CAN IT BE USED FOR RECORDATION, CONVEYANCES, OR SALES.

FOR PUBLIC HEARING 2003 - 79

Table with columns: CURVE, RADIUS, ARC, BEARING, CHORD. Lists curve data for the site plan.

FLOOD ZONE NOTE: By zoning meeting with this property is in Zone "C" of the Flood Insurance Rate Map, Community Panel No. 370159 0023 B, which bears an effective date of October 1, 1993 and is not in the Special Flood Hazard Area. Zone "C" represents an area outside of the flood hazard area.

REVISIONS table, REZONING MAP FOR BILLY GRAHAM EVANGELISTIC MINISTRIES, and other project details.



J.B. HARRISON PROPERTIES, LLC 12372-399 TAX# 167-193-05 ZONED: B-15CD

RED ELM LLC % TAX DEPT 11049/981 TAX#167-141-04 ZONED: O-1

STATE FARM MUTUAL AUTOMOBILE INSURANCE CO. 4978/326 TAX#167-141-01 ZONED: O-1

ColeJenest & Stone logo and contact information for Land Planning, Landscape Architecture, Civil Engineering, Urban Design.

Billy Graham Evangelistic Association, Charlotte, North Carolina, Buffer Plan.

Planting Plan

PETITION #2003-79, Project No. 2900, Issued 08/15/03, Revised 08/22/03 - REVISED PARKING SETBACK, 09/09/05 - TRUCK COURT ADDITION.

J.B. HARRISON PROPERTIES, LLC 12372-399 TAX# 167-193-05 ZONED: B-15CD

Table with columns: CURVE, RADIUS, ARC, BEARING, CHORD. Lists curve data for the site plan.

THE PETITIONER SHALL ESTABLISH NEW LANDSCAPING ADJACENT TO THE BUILDINGS FRONT ELEVATION AND A NEW PEDESTRIAN CONNECTION BETWEEN THE BUILDING ENTRANCE AND THE PERMETER SIDEWALK ALONG FOREST POINT BOULEVARD. THE PEDESTRIAN CONNECTION SHALL BE A GRADE SEPARATED SIDEWALK ON AN AT LEAST 15' WIDE STRIP OF SPECIAL PAVEMENT AREA BEHIND THE PERMETER SIDEWALK FROM VEHICULAR TRAFFIC IN THE PARKING LOT.

FOR PUBLIC HEARING, SCALE: 1" = 60', and other project details.

CHARLOTTE-MECKLENBURG PLANNING COMMISSION INTER-OFFICE COMMUNICATION

DATE: May 9, 2005 TO: Katrina Young Interim Zoning Administrator FROM: Debra Campbell Planning Director SUBJECT: Administrative Approval for Petition No. 2003-79 by Billy Graham Evangelistic Association.

Attached are copies of the revised plans for the above rezoning petition. The plans have been revised to show additional loading docks in the rear and landscaping to screen these docks. Since these changes do not alter the intent of the development and are minor, I am administratively approving these revised plans. Please use these revised plans when evaluating requests for building permits and certificates of occupancy. Note all other ordinance requirements still apply. See the elevations attached to the administrative approval dated March 29, 2005 still apply.

ATTACHED TO ADMINISTRATION APPROVAL, DATED July 9, 2005, BY: DEBRA D. CAMPBELL