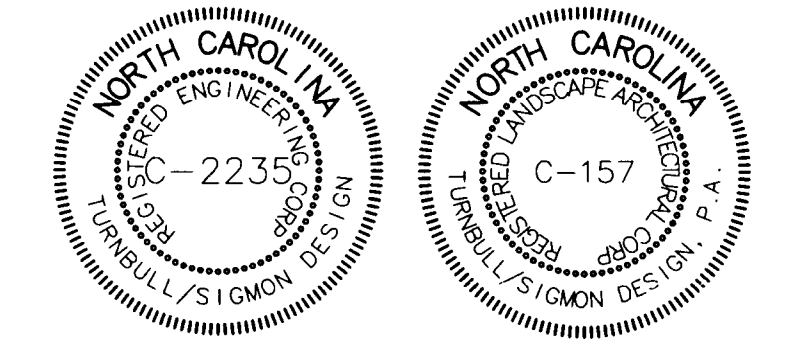


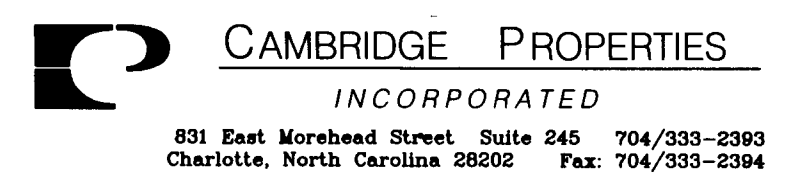
LAND DEVELOPMENT DESIGN SERVICES



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Charter Properties Inc.

1520 SOUTH BLVD.
CHARLOTTE, NC 28203
704-377-4172



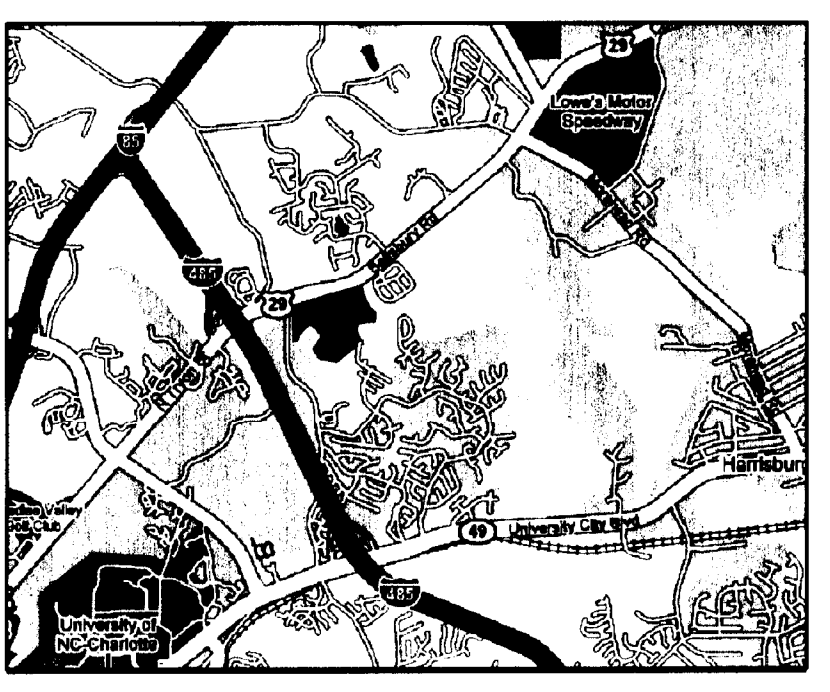
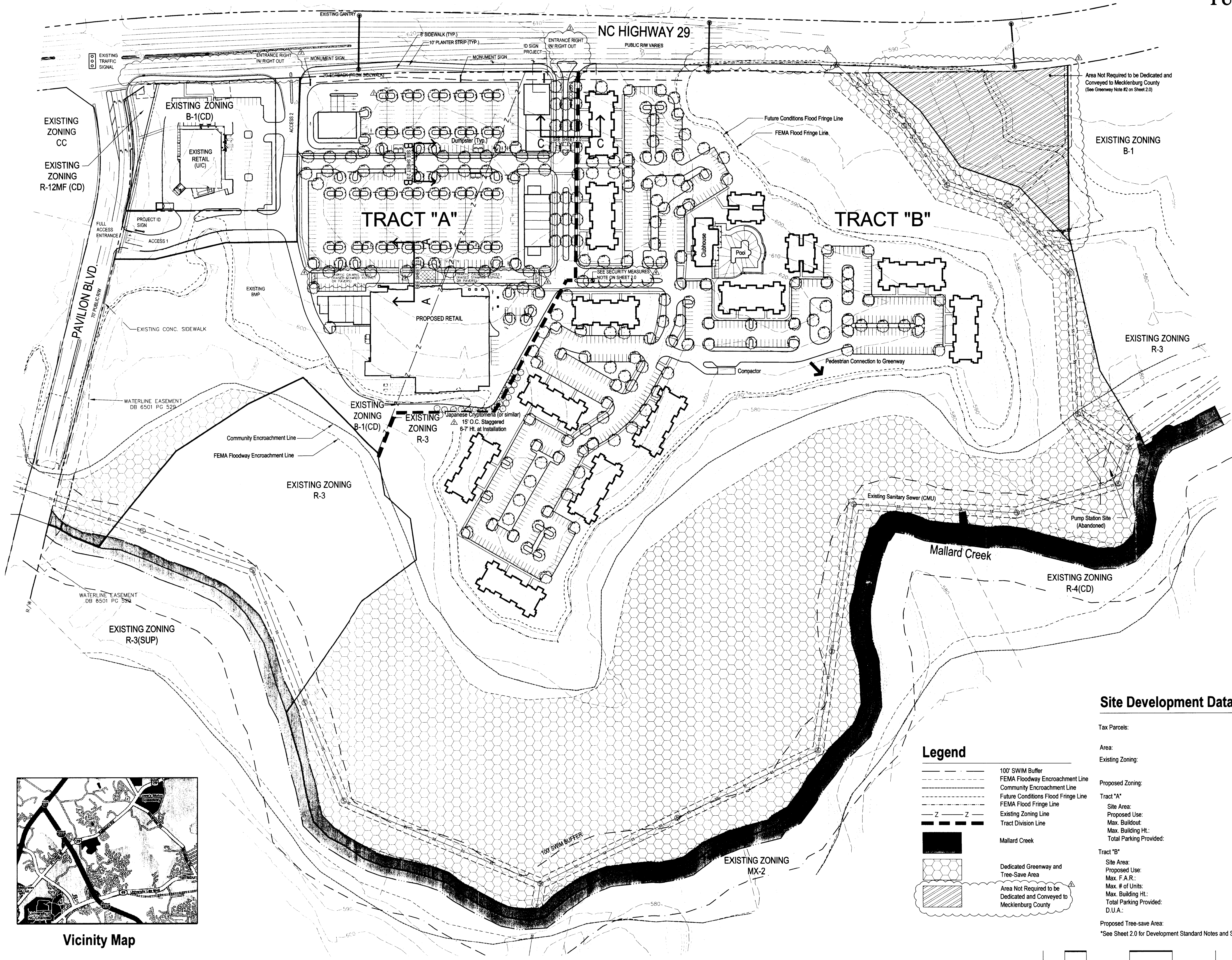
For Public Hearing

Pavilion Pointe
Petition # 07-079

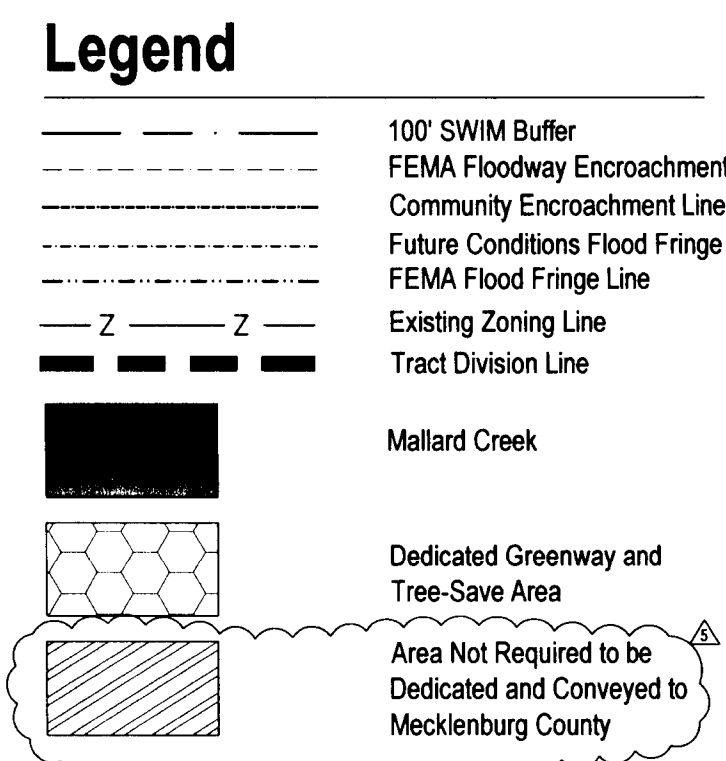
CITY OF CHARLOTTE
Rezoning Plan

PROJECT NUMBER: 06-099
DRAWN BY: JKG
DESIGNED BY: BCS
ISSUE DATE: 03-26-2007
ATTACHED TO ADMINISTRATIVE APPROVAL
BY: *Debra D. Campbell*
BY: DEBRA D. CAMPBELL

NO. DATE: BY: REVISIONS:
4-2-2008 JKG Greenway Dedication
11-19-2007 ABS/JKG Per Staff Review
9-21-2007 JKG Per Staff Review
7-16-2007 JKG Per Staff Review
5-23-2007 JKG/EL Revisions Per City Staff Comments

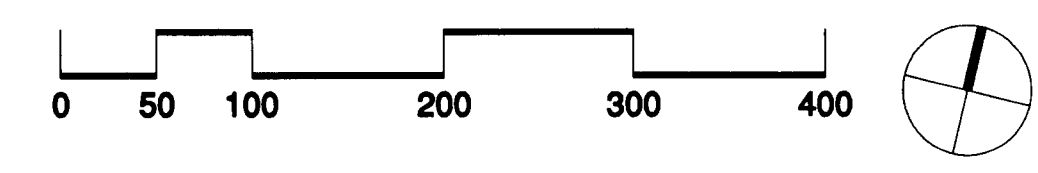


Vicinity Map



Site Development Data:

Tax Parcels:	#051-41-103 #051-41-104
Area:	72.27 +/- Ac.
Existing Zoning:	R-3 B-1(CD) B-1 NS
Proposed Zoning:	
Tract "A":	
Site Area:	17.50 Ac.
Proposed Use:	Retail/Service
Max. Building:	100,000 sq. ft.
Max. Building Ht.:	60'
Total Parking Provided:	3,811,000 Min.
Tract "B":	
Site Area:	54.77 Ac.
Proposed Use:	Multi-Family
Max. F.A.R.:	2.0
Max. # of Units:	295
Max. Building Ht.:	60'
Total Parking Provided:	295 Min.
D.U.A.:	5.39 Units/Ac.
Proposed Tree-Save Area:	15% Min.



CHARLOTTE - MECKLENBURG PLANNING COMMISSION
INTER - OFFICE COMMUNICATION

DATE: April 7, 2008
FROM: Debra Campbell, Planning Director
TO: Gary Huss, Zoning Supervisor

SUBJECT: Administrative Approval for Petition No. 2007-79, Charter Properties.

Attached are revised plans for the above petition. The plans have been revised to show an area located in tract "B" that the developer will no longer be required to dedicate to the Parks and Recreation Department. The County has determined that this area contains a solid waste landfill and no longer requests dedication. Since this change does not alter the intent of the development and meets the requirements of the Charlotte Zoning Ordinance Section 6.207 Alterations to Approval, minor changes, I am administratively approving these plans. Please use these plans when evaluating requests for building permits and certificates of occupancy.

Note all other ordinance requirements still apply.