

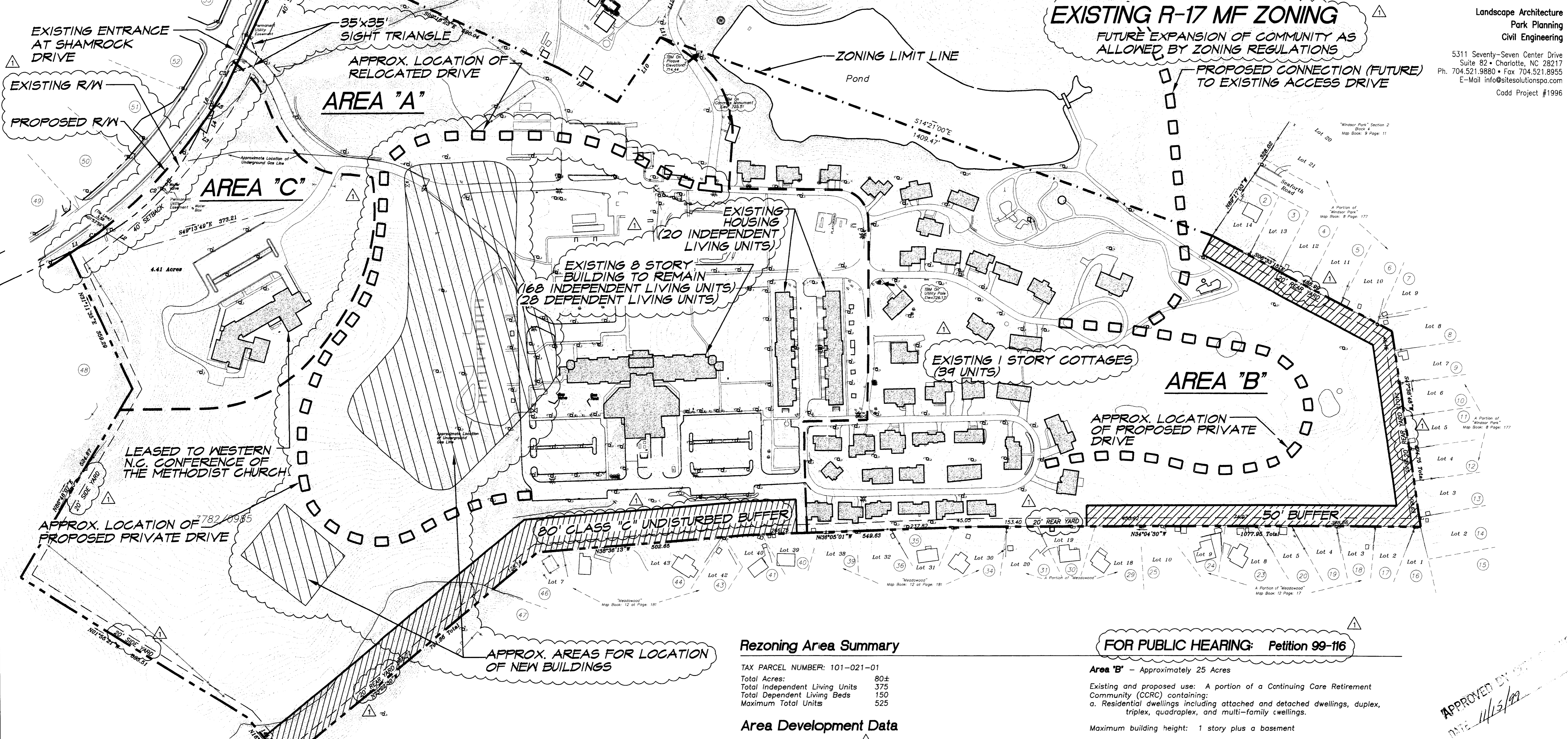
LEGEND

- PROPERTY LINE
- EXISTING TOPO LINE
- PROPOSED ZONING LINE
- DEVELOPMENT AREA LIMIT LINE
- BUFFERS PER CURRENT ZONING
- PROPOSED PRIVATE DRIVE (CONCEPTUAL)
- PROPERTY OWNER MAP CODE
- PROPOSED BUILDING
- EXISTING BUILDING



Landscape Architecture
Park Planning
Civil Engineering

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Cadd Project #1996



- Notes:**
1. CURRENT ZONING IS INST. (CD). PROPOSED ZONING IS INST. (CD).
 2. TOTAL REZONE SITE AREA = 80 +/- ACRES.
 3. DEVELOPMENT SHALL MEET THE REQUIREMENTS OF THE CITY OF CHARLOTTE STORMWATER DETENTION ORDINANCE.
 4. SIGNAGE SHALL CONFORM TO THE CITY OF CHARLOTTE SIGN ORDINANCE REQUIREMENTS.
 5. ALL PARKING, SCREENING, AND LANDSCAPING SHALL MEET CITY OF CHARLOTTE ZONING REQUIREMENTS.
 6. SURVEY INFORMATION WAS PROVIDED BY PATTERSON, BREWER & ASSOCIATES, DATED MARCH 1, 1999.
 7. COMMERCIAL USES SHALL BE LIMITED TO THOSE WHICH ARE INCIDENTAL AND PERMITTED IN CONJUNCTION WITH THE INSTITUTIONAL USE.
 8. NO DETENTION IN SETBACKS OR BUFFERS.
 9. BUFFERS PER SECTION 12-302.
 10. DUMPSTERS ENCLOSED WITH GATE.
 11. LIGHT POLES LIMITED TO 25 FT.
 12. NO WALL PAK TYPE LIGHTS.
 13. ACCESS POINTS TO SHAMROCK DRIVE LIMITED TO THOSE SHOWN.

Rezoning Area Summary

TAX PARCEL NUMBER: 101-021-01

Total Acres:	80±
Total Independent Living Units:	375
Total Dependent Living Beds:	150
Maximum Total Units:	525

Area Development Data

Area "A" - Approximately 46 Acres
Existing and proposed use: A portion of a Continuing Care Retirement Community (CCRC) containing:
a. Independent living apartments for older or disabled persons.
b. Home for the aged (HA) living units for persons requiring health and support facilities.
c. Common facilities including common dining facilities for residents, recreational and social facilities for residents, health care facilities and services for residents, gift shop, bank, barber and beauty shop, and other incidental commercial uses intended primarily for residents of the community.
d. Administrative facilities including offices and operational facilities required for the management of the community.

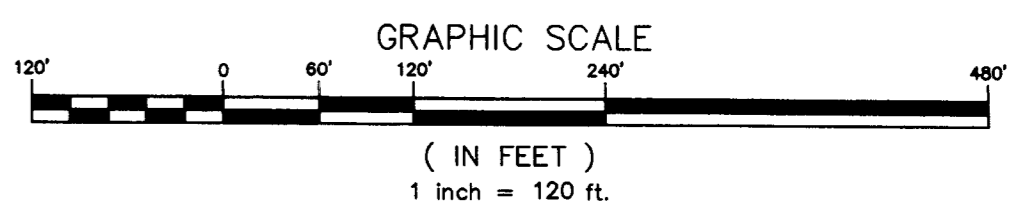
Maximum building height: 8 stories plus a basement (existing structure)
Maximum density: 150 Dependent Living Beds
300 Independent Living Units
Proposed Parking: 600 spaces maximum including 50 spaces for independent living beds and 450 spaces for independent living units.

FOR PUBLIC HEARING: Petition 99-116

Area "B" - Approximately 25 Acres
Existing and proposed use: A portion of a Continuing Care Retirement Community (CCRC) containing:
a. Residential dwellings including attached and detached dwellings, duplex, triplex, quadraplex, and multi-family dwellings.
Maximum building height: 1 story plus a basement
Maximum density: 75 dwelling units
Proposed Parking: Garage plus driveway/unit

Area "C" - Approximately 8 Acres
Existing and proposed use: Commercial office building located on land leased to the North Carolina Conference of the United Methodist Church.
Approximate building area: approx. 28,000 s.f. (existing and future expansion)
Maximum building height: 2 stories
Proposed Parking: 110 spaces maximum including existing spaces.

APPROVED BY: [Signature]
DATE: 11/15/99
99-116



SENIOR LIVING
FreemanWhite

THE METHODIST HOME
ALDRERSGATE
UNITED
METHODIST
RETIREMENT
COMMUNITY
CHARLOTTE,
REZONING
APPLICATION

TECHNICAL
DATA
SHEET

project number
■ 4120101

date
■ JUNE 25, 1999

seals
©1994 By
FreemanWhite Architects

drawn by
■ S. Stevens

checked by
■ D. Williams

revisions
■ ▲ SEPT. 15, 1999
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cpr number
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date
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includes sheets
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THIS DRAWING REFLECTS ALL CHANGES PREVIOUSLY MADE ON THIS SHEET THAT HAVE BEEN INCORPORATED INTO THE CONTRACT. PROCEEDING WITH ANY WORK NOT SPECIFICALLY REFERENCED BY THIS SHEET IS AT THE USER'S RISK.

sheet number
■ RZ-1
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