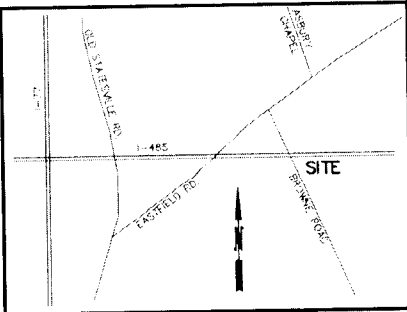


I, RUFUS JACKSON LOVE CERTIFY THAT THIS MAP WAS DRAWN FROM AN ACTUAL SURVEY UNDER MY DIRECT SUPERVISION, THAT THE RATIO OF PRECISION IS 1:10,000+ BEFORE ADJUSTMENTS, AND THAT THE ANGULAR ERROR WAS < 7.5 SECONDS PER TURN.

WITNESS MY HAND AND OFFICIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_

NCPLS L-2844  
LICENSE NO. \_\_\_\_\_  
PROFESSIONAL LAND SURVEYOR

Course	Bearing	Distance
L1	N 30°14'16" W	50.00
L2	N 35°51'34" W	49.98
L3	N 42°49'57" W	100.03
L4	N 45°31'08" W	18.31
L5	S 12°28'22" E	46.57
L6	N 72°22'01" E	121.17
L7	N 13°00'06" W	89.87
L8	N 02°39'08" W	55.47
L9	S 02°39'08" E	50.96



VICINITY MAP  
NO SCALE

**LEGEND:**

- PROPERTY LINE
- TIE LINE
- UNSURVEYED LINE
- EDGE OF PAVEMENT
- SETBACK LINE
- EXISTING CONTOUR
- BUFFER
- TREE SAVE LINE
- REZONING AREA
- CP COMPUTED POINT
- PP POWER POLE
- DL DIRECTIONAL LIGHT

DEPARTMENT OF TRANSPORTATION  
206 CHARTER STREET  
ALBEMARLE, NC 28001  
DR: 11864-668 11176-167  
I-485 CORRIDOR

EX. SANITARY SEWER  
MANHOLE SERVING  
PROPERTY

EXISTING SEWER LATERAL SERVES PROPERTY  
N 81°07'38"E 481.34'

30' CLASS C BUFFER  
ON EAST SIDE OF PROPERTY

THOMAS B. DAVIS  
& WIFE MAE MOREHEAD  
9024 BROWNE RD.  
CHARLOTTE, NC 28269  
PIN 027-090-09

NC GRID NAD 83  
N: 593,413.423'  
E: 1,461,822.488'



5.63 ACRES  
ZONED - R-3

PROPOSED BUILDING  
31,800 sq. ft.

**APPROVED BY  
CITY COUNCIL**

MAY 23 2011

CHARLES C. DAVIS, THOMAS B. DAVIS  
AND SARAH DAVIS FORINER  
9004 BROWNE RD.  
CHARLOTTE, NC 28269  
PIN 027-090-09

BASED ON  
06-9509-201  
1998

**DEVELOPMENT NOTES:**

1. PARCEL NUMBER: 027-581-05
2. CURRENT ZONING: R-3
3. PROPOSED ZONING: INST-100
4. 4.80 ACRES TO BE REZONED
5. PERMITTED USES: INDOOR TENNIS FACILITY (4 COURTS)
6. 25 NEW PARKING SPACES CREATED
7. BUFFERS: 30' CLASS C BUFFER REQUIRED. SECTION 6.2.2 OF THE ZONING ORDINANCE ALLOWS FOR THE WIDTH OF THE BUFFER TO BE REDUCED BY 25% WITH THE INSTALLATION OF A FENCE, WALL OR BERM
8. STRAIGHT FRONT - 40'  
SIDE - 20'  
REAR - 20'
9. TOTAL S.F. OF NEW BUILDING - UP TO 31,800 S.F. FOR INDOOR RECREATIONAL USES
10. DIRECTIONAL LIGHTING
11. LIGHTING: TREE SHIELDED WITH FULL-CUT-OFF (FENCE WALL TRAILER) AND DETACHED LIGHTING WILL NOT EXCEED 25' IN HEIGHT
12. ALL NEW SIGNS INSTALLED ON THE SITE WILL BE ERECTED IN ACCORDANCE WITH THE REQUIREMENTS OF THE ORDINANCE
13. TREE SAVE AREA - 1.10 ACRES
14. PROPOSED BUILDING HEIGHT - 40'
15. FLOOR AREA RATIO - 50% MAXIMUM
16. ALTERATIONS TO THE CONDITIONAL PLAN ARE SUBJECT TO SECT. 6.207

**GENERAL NOTES:**

1. THIS PROPERTY IS NOT LOCATED IN A DESIGNATED FLOOD ZONE
2. AREA DETERMINED BY COORDINATE COMPUTATION
3. CP DENOTES COMPUTED POINT. NO MONUMENT FOUND OR SET
4. UNDERGROUND UTILITIES NOT LOCATED AS OF THIS DATE
5. NO GRID MONUMENTS APPEAR TO BE WITHIN 300'
6. SUBJECT PROPERTY IS CURRENTLY ZONED - R-3
7. 4.80 ACRES TO BE REZONED INSTITUTIONAL TO CONSTRUCT INDOOR RECREATION
8. SITE IS CURRENTLY USED AS TENNIS & SWIM CLUB AND REMAINDER IS MIXED HARDWOOD WITH NO SPECIMEN TREES
9. CURRENT BUFFERS CONSIST OF RIVER BIRCH AND WAX MYRTLE
10. SITE IS SERVED BY PUBLIC WATER AND SEWER
11. PROPERTY ACQUIRED FEBRUARY 1998 AND TENNIS CLUB BUILT
12. NO WETLANDS ON PROPERTY
13. ONE PROPOSED NEW SIGN AT EXISTING ENTRANCE
14. SITE IS NOT WITHIN A WATERSHED PROTECTED AREA
15. ALTERATIONS TO THE CONDITIONAL PLAN ARE SUBJECT TO SECT. 6.207

**REZONING SITE PLAN  
PROPERTY OF  
CHARLOTTE RACQUET CLUB, LLC.**

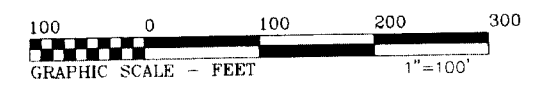
9300 BROWNE ROAD  
PART OF DEED BOOK 9509-201, PART OF PIN 027-581-05  
MALLARD CREEK TOWNSHIP, MECKLENBURG COUNTY  
CHARLOTTE, NORTH CAROLINA  
FEBRUARY 22, 2011

REVISED: MOVED BLDG. & REZONING LINES 3/2/11  
REVISED: PER CHARLOTTE-MECKLENBURG PLANNING DEPT. REVIEW 4/11/11 (SUBMITTAL #2)  
REVISED: PER CHARLOTTE-MECKLENBURG PLANNING DEPT. REVIEW 5/16/11 (SUBMITTAL #2)

FILE NAME: CHAR-RACQUET-REVISED-4-8-11

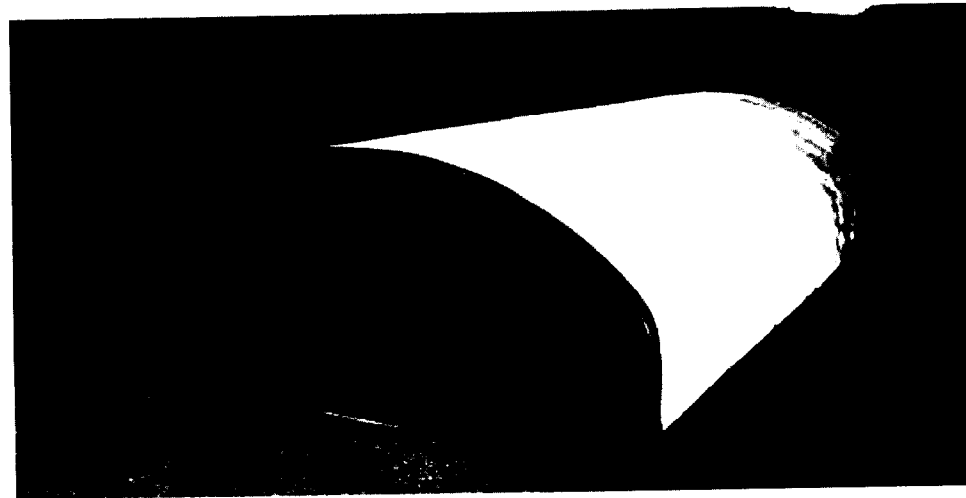
PETITIONER & OWNER: ROBBIE D. SMITH & WIFE PATRICIA T.  
11609 FOX TROT Dr., CHARLOTTE, NC 28269  
PHONE 704-492-6931 EMAIL ROMAND310@GMAIL.COM

SIGNATURE OF PETITIONER \_\_\_\_\_

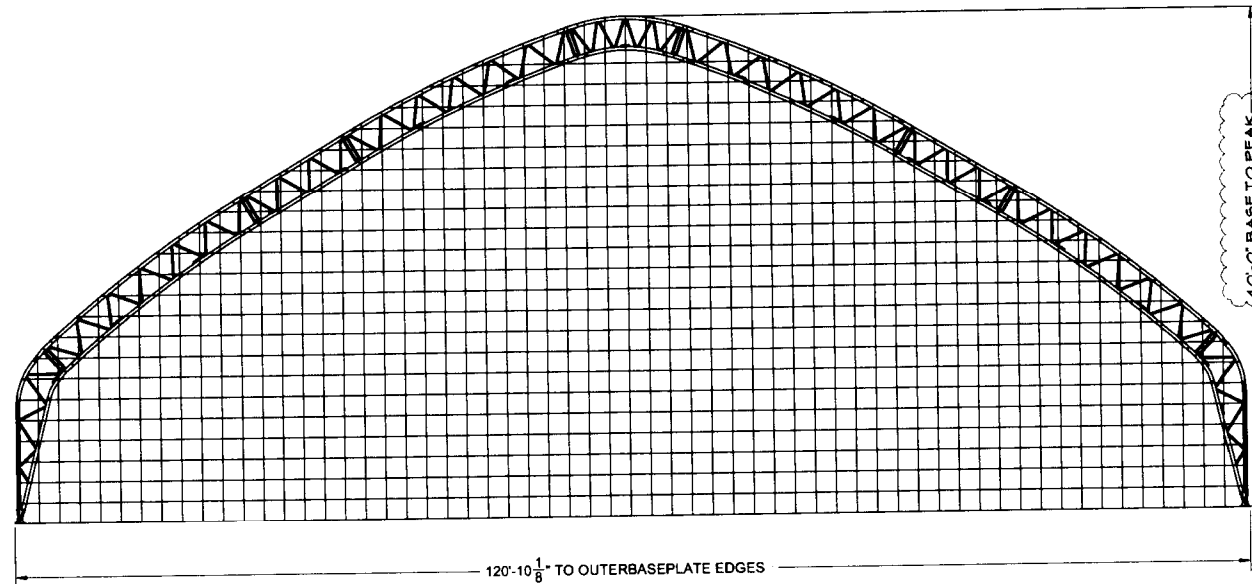


REVISED: PER CHARLOTTE-MECKLENBURG PLANNING DEPT. REVIEW 4/11/11 (SUBMITTAL #2)

**PYRAMID**  
LAND SURVEYING  
RUFUS JACKSON LOVE  
PROFESSIONAL LAND SURVEYOR L-2844  
P.O. Box 11  
Dover, NC 28036  
(704) 692-4242



1 Typical Building Perspective  
N.T.S.



2 Typical Building End Section  
N.T.S.

**Highest Quality — Built to Last**

ClearSpan's all-purpose Hercules Truss Arch fabric structures are rugged. We use the highest quality steel available — Allied Gatorshield® galvanized steel — to manufacture the most durable frames. With Allied's Fi-Coat® triple-layer process, our frames have unmatched rust and corrosion protection. Fabric covers have a patented weave that is lightweight yet exceptionally strong. Covers are also UV treated and weather resistant for long-lasting use, and flame resistant material is available. Nova-Shield II™ with ArmorKote™ covers have a 15 year warranty. ClearSpan's pre-engineered truss arch structures meet all wind and snow load regulations.



**Minimal Foundation Requirements**

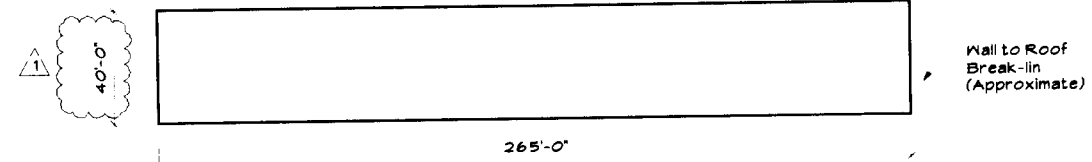
Costly concrete foundations are not necessary for ClearSpan buildings, whether for permanent or temporary use. Save money by installing a building directly on the ground with little to no site preparation. The flexible nature of our covers means that they can safely be erected on somewhat uneven surfaces. ClearSpan structures can also be constructed on asphalt or concrete, and you can add height to your building by putting it on a pony wall, shipping containers or concrete blocks. Our Mantle Ray Anchoring System for Hercules Truss Arch Buildings requires no excavation, meaning that it provides superior holding capacity while being environmentally friendly. Other anchoring options are also available.

**Fabric Covering:** Flame Retardant Nova-Shield II polyethylene or vinyl  
**Color:** White  
**Steel Frame:** See below  
**Foundation and or knee wall:** CIP or block concrete piers or walls - natural finish  
**Building Height:** Maximum building height not to exceed 40'-0"

**STEEL:**

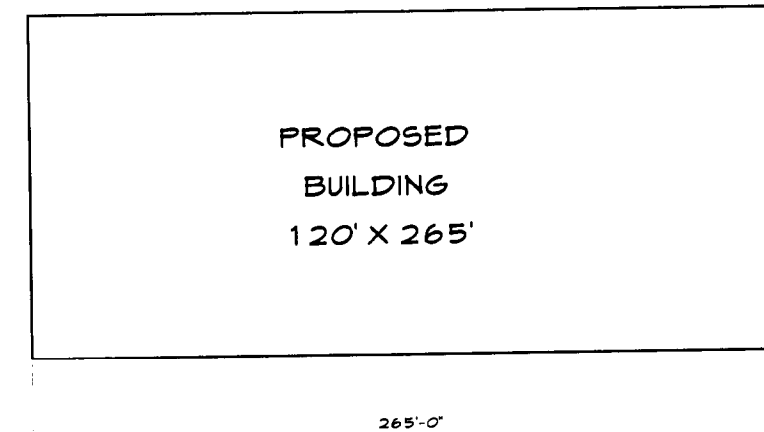
1. ALL STRUCTURAL STEEL TUBING SHALL BE GALVANIZED, MIN. YIELD STRENGTH 50 KSI, SECTION PROPERTIES, DESIGN VALUES, AND GALVANIZING PROTECTION SHALL MEET OR EXCEED STANDARDS BY ALLIED TUBE AND CONDUIT - HARVEY, ILLINOIS.
2. STEEL PLATES SHALL COMPLY WITH ASTM A572 GRADE 50 OR EQUAL. STRUCTURAL STEEL IS TO BE SHOP PRIME COATED WITH COLD GALVANIZING COMPOUND. APPLY SHOP PRIME COAT TO OBTAIN A UNIFORM DRY FILM THICKNESS OF NOT LESS THAN 2-MILS.
3. ALL BOLTED CONNECTIONS SHALL USE A325 BOLTS WITH COMPATIBLE WASHERS AND NUTS OF DIAMETERS INDICATED ON PLANS. BOLTS NEED ONLY BE TIGHTENED TO THE SNUG-TIGHT CONDITION. THE SNUG-TIGHT CONDITION IS DEFINED AS THE TIGHTNESS ATTAINED BY A FEW IMPACTS OF AN IMPACT WRENCH, OR THE FULL EFFORT OF A MAN USING AN ORDINARY SPUD WRENCH.
4. ALL STRUCTURAL STEEL IS TO BE FABRICATED IN ACCORDANCE WITH THE LATEST EDITION OF AISC SPECIFICATION FOR THE DESIGN, FABRICATION AND ERECTION OF STRUCTURAL STEEL FOR BUILDINGS.

**APPROVED BY  
CITY COUNCIL**



Wall to Roof  
Break-in  
(Approximate)

3 Building Side Elevation  
1" = 30'-0"



4 Building Floor Plan Layout  
1" = 30'-0"

**General Notes**

1. See text note this sheet for frame and exterior material specifications.
2. End doors and egress as required by code to be located in End Walls. See Perspective this sheet.

Know what's below  
Call before you dig.  
NORTH CAROLINA  
ONE-CALL CENTER INC.  
DIAL 811 or 1-800-632-4349  
2 BUSINESS DAYS BEFORE DIGGING  
www.ncocc.org

4-13-2011 Building Height and materials specs added

BUILDING ELEVATIONS AND FLOOR PLAN

CES GROUP, INC.  
274 N Hwy 16, SUITE 900  
DENVER, NC 28037

PROPERTY OF  
CHARLOTTE RACQUET CLUB, LLC.  
1000 WINDY HILLS  
DALLAS, TEXAS 75243  
MAIL ADDRESS: 1700 SHAWNEE MEADOWS DRIVE  
CHARLOTTE, NORTH CAROLINA  
FEBRUARY 22, 2011

STM  
STM  
110413 CRC Elevations  
  
AS NOTED  
BUILDING ELEVATIONS

**A1**