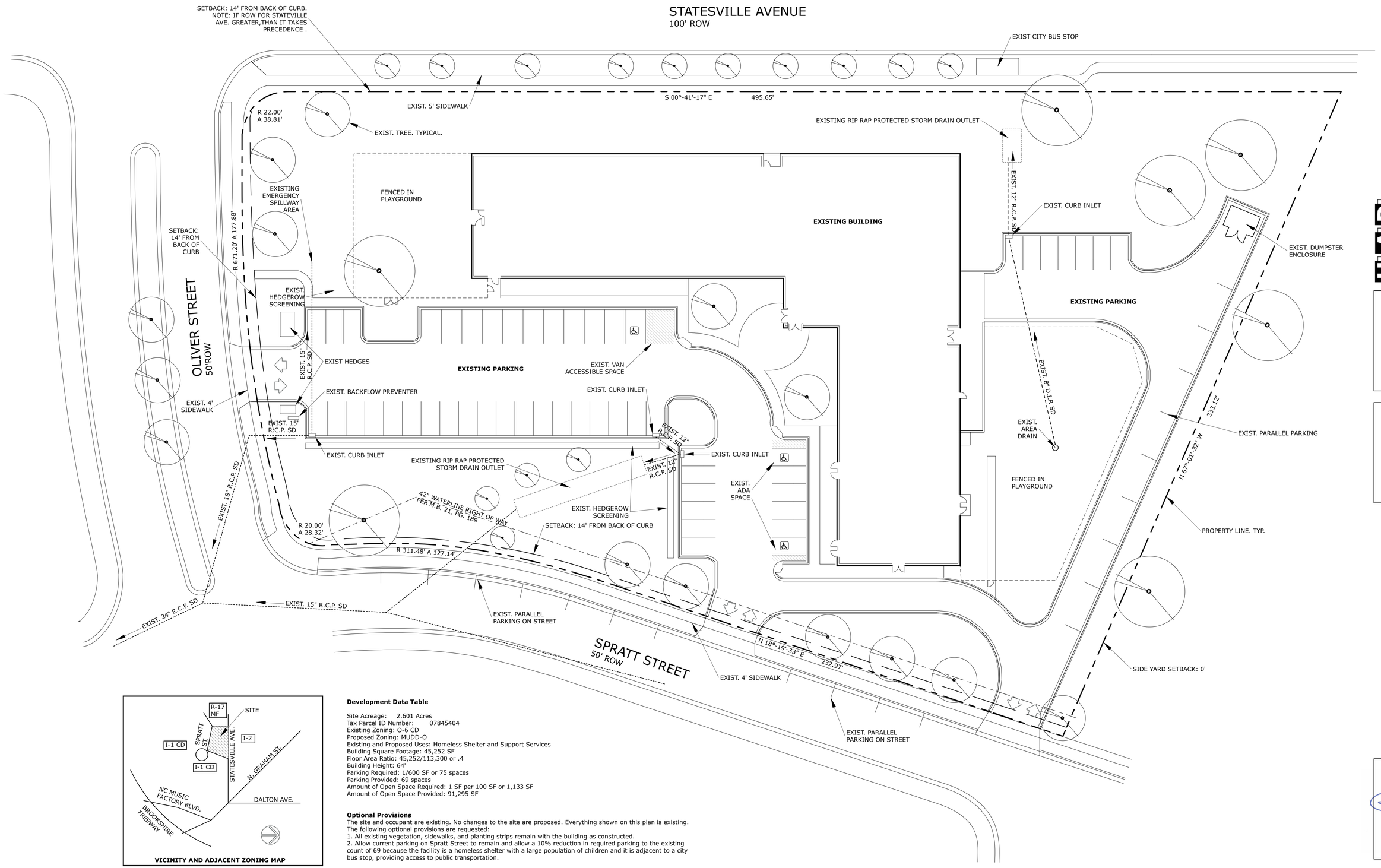

VICINITY AND ADJACENT ZONING MAP

Development Data Table

Site Acreage: 2.601 Acres
Tax Parcel ID Number: 07845404
Existing Zoning: O-6 CD
Proposed Zoning: MUDD-O
Existing and Proposed Uses: Homeless Shelter and Support Services
Building Square Footage: 45,252 SF
Floor Area Ratio: 45,252/113,300 or .4
Building Height: 64'
Parking Required: 1/600 SF or 75 spaces
Parking Provided: 69 spaces
Amount of Open Space Required: 1 SF per 100 SF or 1,133 SF
Amount of Open Space Provided: 91,295 SF

Optional Provisions

The site and occupant are existing. No changes to the site are proposed. Everything shown on this plan is existing.
The following optional provisions are requested:
1. All existing vegetation, sidewalks, and planting strips remain with the building as constructed.
2. Allow current parking on Spratt Street to remain and allow a 10% reduction in required parking to the existing count of 69 because the facility is a homeless shelter with a large population of children and it is adjacent to a city bus stop, providing access to public transportation.

0 20 40

1 RZ1 Rezoning Site Plan
1" = 20'

N

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Issue Date:
10.31.14 Rezoning

Corporate Seal
HAPPY BOX ARCHITECTURE PLLC
REGISTERED ARCHITECTURAL COMPANY
LICENSE NO. 51282
NORTH CAROLINA
CHARLOTTE, NC

Salvation Army Center of Hope
Rezoning
534 Spratt Street
Charlotte, NC 28206

Individual Seal
CARRIE L. GAULT
REGISTERED ARCHITECT
8274
NORTH CAROLINA
CHARLOTTE, NC
10.31.14

Rezoing Site Plan
RZ1
Job # 14-02