

VICINITY MAP
NOT TO SCALE

THE PETITIONER WILL PROVIDE A 10-FOOT WIDE, 50-FOOT NORTHBOUND PROSPERITY CHURCH ROAD LEFT TURN STORAGE LANE WITH APPROPRIATE BAY TAPER

14' FRONT SETBACK FROM B.O.C. FALLS ON THE FUTURE R/W LINE

CONCRETE MONOLITHIC ISLAND TO PREVENT LEFT HAND TURNS INTO DRIVEWAY

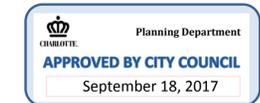
PROSPERITY VILLAGE SQUARE

LEGEND FOR PROPOSED IMPROVEMENTS	
	PROPOSED BUILDING
	PROPOSED CURB AND GUTTER
	PROPOSED SITE NOTE
	PROPOSED PARKING SPACES
	PROPOSED HEAVY DUTY ASPHALT PAVEMENT
	PROPOSED HEAVY DUTY CONCRETE PAVEMENT
	PROPOSED STANDARD DUTY CONCRETE PAVEMENT
	PROPOSED STANDARD DUTY ASPHALT PAVEMENT
	PROPOSED STRUCTURE

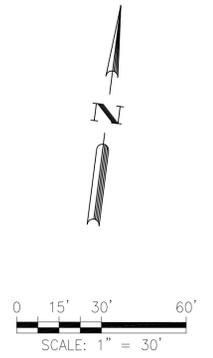
ZONING CODE SUMMARY

PROJECT NAME: RIDGE ROAD TRACT 3
 OWNER: HALVORSEN DEVELOPMENT CORPORATION
 PLANS PREPARED BY: KIMLEY-HORN AND ASSOCIATES PHONE# (704)333-5131
 TAX PARCEL ID: 02931201
 STREET ADDRESS: PROSPERITY CHURCH ROAD AND RIDGE ROAD, CHARLOTTE, NC
 EXISTING ZONING: NEIGHBORHOOD SERVICES (NS) DISTRICT

- SITE DEVELOPMENT DATA:**
- ACREAGE: ± 1.623 ACRES
 - TAX PARCEL #: 029-312-01
 - EXISTING ZONING: UR-2(CD) AND NS
 - PROPOSED ZONING: NS AND NS(SPA)
 - EXISTING USES: VACANT
 - PROPOSED USES: RETAIL, PERSONAL SERVICE, EDEE (RESTAURANTS), AND GENERAL AND MEDICAL OFFICE USES AS PERMITTED BY RIGHT AND UNDER PRESCRIBED CONDITIONS TOGETHER WITH ACCESSORY USES, AS ALLOWED IN THE NS ZONING DISTRICT (AS MORE SPECIFICALLY DESCRIBED AND RESTRICTED BELOW IN SECTION 2).
 - PROHIBITED USES: THE FOLLOWING USE IS NOT PERMITTED ON THE SITE: AUTOMOTIVE SERVICE STATIONS WITH OR WITHOUT A CONVENIENCE STORE.
 - MAXIMUM GROSS SQUARE FEET OF DEVELOPMENT: UP TO 5,000 SQUARE FEET OF GROSS FLOOR AREA
 - MAXIMUM BUILDING HEIGHT: AS ALLOWED BY THE ORDINANCE.
 - PARKING: PARKING WILL BE PROVIDED AS REQUIRED BY THE ORDINANCE.



PETITION NO. 2016-131
FOR PUBLIC HEARING



<p>HALVORSEN DEVELOPMENT</p> <p>RIDGE ROAD TRACT III</p> <p>REZONING SITE PLAN - PETITION NO: 2016-131</p>	<p>RZ-1</p>
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BROWN & GAY ENGINEERS, INC.
121 W. TRADE STREET, SUITE 1030
CHARLOTTE, NC 28202
www.bgeinc.com

REV	DATE	DESCRIPTION
06/05/17	REV	REVISD PER STAFF COMMENTS



Perspective View - Play Area

Clear glass facing Prosperity Church Road showing views of the Dining room and Play area at the pedestrian level

Taller entrance tower and parapet height to create the appearance of a two-story building

Clear glass facing Ridge Road showing views of the Dining room and Play Area at the pedestrian level

Customer Entrance facing Ridge Road



Perspective View - Drive-Thru

Clear glass facing Prosperity Church Road showing views of the Dining room



Perspective View - Service Entrance

Taller entrance tower and parapet height to create the appearance of a two-story building

Customer Entrance facing Ridge Road
Clear glass facing Ridge Road showing views of the Dining room and Play Area at the pedestrian level

Building Perspective Views

REVISED 06/01/2017

03998 Prosperity Church, Charlotte, NC, SO8H-SQ-LARGE Custom





Perspective View - East Plaza



Perspective Views - North Plaza



Outdoor Plazas

05/11/2017

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Perspective View - Street Level View



Perspective View - Street Level View

05/11/2017

Site Exterior Wall Perspectives -1

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Perspective View - Street Level View



Perspective View - Street Level View

05/11/2017

Site Exterior Perspectives - 2

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STC-1
STC-2
STC-3
STC-1
BR-1
ST-1
BR-2

Taller entrance tower and parapet height to create the appearance of a two-story building

Clear glass facing Ridge Road showing views of the Dining room and Play Area at the pedestrian level

T/ROOF CAP
33'-9"

T/PARAPET
29'-5 1/2"

T/PARAPET
21'-3"

T/BAND
15'-6"

T/WINDOW
10'-0"

Elevation - Entry & Service Yard facing Ridge Road

Customer Entrance facing Ridge Road

EXTERIOR FINISHES LEGEND	
STC-1	STUCCO COLOR #1 SHERWIN WILLIAMS - #SW7757 'HIGH REFLECTIVE WHITE'
STC-2	STUCCO COLOR #2 SHERWIN WILLIAMS - #SW7631 'CITY LOFT'
STC-3	STUCCO COLOR #3 SHERWIN WILLIAMS - #SW2820 'DOWNING EARTH'
BR-1	BRICK # 1 (MODULAR SIZE) GENERAL SHALE - SMOKE GRAY VELOUR
BR-2	BRICK # 2 (MODULAR SIZE) GENERAL SHALE - GRAYSTONE VELOUR
ST-1	STOREFRONT YKK - YES 45 COLOR - DARK BRONZE (MATTE)
BAND	FIBERGLASS TRIM EDON CORPORATION COLOR - WHITE



STC-1
STC-2
STC-3
STC-1
BR-1
ST-1
BR-2

Taller entrance tower and parapet height to create the appearance of a two-story building

T/ROOF CAP
33'-9"

T/PARAPET
29'-5 1/2"

T/PARAPET
21'-3"

T/WINDOW
12'-0"

T/WINDOW
10'-0"

Elevation - Entry facing parking lot

REVISED 06/01/2017

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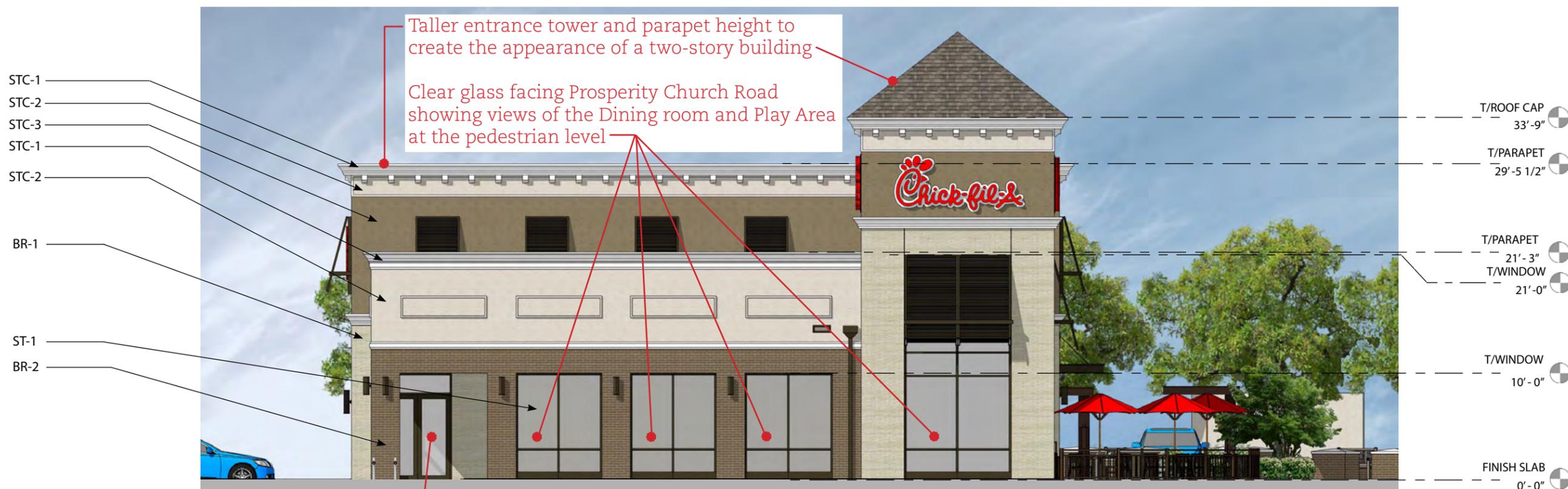
Exterior Elevations





Elevation - Drive-Thru facing parking lot

EXTERIOR FINISHES LEGEND	
(STC-1)	STUCCO COLOR #1 SHERWIN WILLIAMS - #SW7757 'HIGH REFLECTIVE WHITE'
(STC-2)	STUCCO COLOR #2 SHERWIN WILLIAMS - #SW7631 'CITY LOFT'
(STC-3)	STUCCO COLOR #3 SHERWIN WILLIAMS - #SW2820 'DOWNING EARTH'
(BR-1)	BRICK # 1 (MODULAR SIZE) GENERAL SHALE - SMOKE GRAY VELOUR
(BR-2)	BRICK # 2 (MODULAR SIZE) GENERAL SHALE - GRAYSTONE VELOUR
(ST-1)	STOREFRONT YKK - YES 45 COLOR - DARK BRONZE (MATTE)
(BAND)	FIBERGLASS TRIM EDON CORPORATION COLOR - WHITE



Taller entrance tower and parapet height to create the appearance of a two-story building

Clear glass facing Prosperity Church Road showing views of the Dining room and Play Area at the pedestrian level

Elevation - Main Entry facing Prosperity Church Road

Customer Entrance facing Ridge Road

Exterior Elevations

REVISED 06/01/2017

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