

VICINITY MAP



Parcel 181313C99

Parcel ID	Owner Name	Mailing Address	City	State	ZIP	Deed Book	Deed Page
18131327	DOSCO Inc.	6827 Fairview Rd. Ste C	Charlotte	NC	28210-3384	6625	82
18131328	DOSCO Inc.	6827 Fairview Rd. Ste C	Charlotte	NC	28210-3384	6625	82
18131329	DOSCO Inc.	6827 Fairview Rd. Ste C	Charlotte	NC	28210-3384	6625	82
18131330	DOSCO Inc.	6827 Fairview Rd. Ste C	Charlotte	NC	28210-3384	6625	82
18131340	Edwin B Eddleman	541 Meadors Dr	Charlotte	NC	28211-6056	6295	960
18131341	Edwin B Eddleman	541 Meadors Dr	Charlotte	NC	28211-6056	6295	960
18131342	Robert J McGrath and Jan H McGrath	3642 Arbor Way	Charlotte	NC	28211-3708	6310	957
18131343	Anthony L Giordano and Deborah M Giordano	7001 Whitemarsh Ct	Charlotte	NC	28211	6321	721
18131344	Offit Limited Partnership	2209 Theford Ct	Charlotte	NC	28211	6340	884
18131345	Offit Limited Partnership	2209 Theford Ct	Charlotte	NC	28211	6340	884
18131346	R Stephen Pace and Jacquelyn S Pace	6719 Fairview Rd # C	Charlotte	NC	28210-3323	5290	698
18131347	Pace Development Group Inc.	6719 Fairview Rd # C	Charlotte	NC	28210-3323	5290	698
18131348	Steven Hugh Jaynes	6725 Fairview Rd. Ste. A	Charlotte	NC	28210-3357	9256	768
18131349	Steven H Jaynes and Sharon E Jaynes	559 Swarthmore Dr	Matthews	NC	28105	4891	581
18131350	6725 Fairview LLC	1529 East Morehead St	Charlotte	NC	28204	15202	443
18131351	John E Hodge and Stephanie G Hodge	6725-D Fairview Rd	Charlotte	NC	28210	16226	269
18131352	Conovation CHS	8300 Fairview Rd	Charlotte	NC	28226	10230	469
18131353	CHS Corporation	8300 Fairview Rd	Charlotte	NC	28226	10230	469
18131354	CHS Corporation	8300 Fairview Rd	Charlotte	NC	28226	10230	469
18131355	CHS Corporation	8300 Fairview Rd	Charlotte	NC	28226	10230	469
18131356	Frederick Inc.	4138 Fairview Dr North	Charlotte	NC	28226	6526	153
18131357	Leonard M Fox and Karen A Fox	219 Bentley Oaks Ln	Charlotte	NC	28270	5971	271
18131358	Brimson Conrad Hawkins and Partnership	6733 Fairview Rd. Ste D	Charlotte	NC	28210-3359	8614	827
18131359	S&G Development Inc.	6805 Fairview Rd. Ste D	Charlotte	NC	28210-2702	11114	306
18131360	S&G Development Inc.	6805 Fairview Rd. Ste D	Charlotte	NC	28210-2702	11114	306
18131361	S&G Development Inc.	6805 Fairview Rd. Ste D	Charlotte	NC	28210-2702	11114	306
18131362	S&G Development Inc.	6805 Fairview Rd. Ste D	Charlotte	NC	28210-2702	11114	306
18131363	David S Howey	6805 Fairview Rd	Charlotte	NC	28210	11114	327
18131364	Eugene K Ehnann and David Stan Howey	6805-C Fairview Rd	Charlotte	NC	28210	7615	133
18131365	Eugene K Ehnann and David Stan Howey	6805-C Fairview Rd	Charlotte	NC	28210	7615	133
18131366	Eugene K Ehnann and David Stan Howey	6805-C Fairview Rd	Charlotte	NC	28210	7615	133
18131367	Eugene K Ehnann and David Stan Howey	2244 La Mason Dr	Charlotte	NC	28226	7615	133
18131368	Deacon Holdings LLC	6743-A Fairview Rd	Charlotte	NC	28210	16250	988
18131369	Deacon Holdings LLC	6743-A Fairview Rd	Charlotte	NC	28210	16250	988
18131370	Gribble Development LLC	6743 Fairview Rd #C	Charlotte	NC	28210	17097	341
18131371	Harry E Munson and Dorothy G Munson	6743 Fairview Rd #D	Charlotte	NC	28210	16251	749
18131372	Allen Dds Pa Prewette	4728 Park Rd	Charlotte	NC	28209	16510	587
18131373	Allen Prewette	4728 Park Rd	Charlotte	NC	28209	16510	587
18131374	P J Properties and % R Stephen Pace	6719 Fairview Rd # C	Charlotte	NC	28210-3323	5247	873
18131375	P J Properties and % R Stephen Pace	6719 Fairview Rd # C	Charlotte	NC	28210-3323	5247	873
18131376	Sharon W Lawing	6801 Fairview Rd. Ste A	Charlotte	NC	28210-3399	10940	743
18131377	Sharon W Lawing	6801 Fairview Rd. Ste B	Charlotte	NC	28210-3399	10940	743
18131378	L & B Partnership	6801 Fairview Rd. Ste C	Charlotte	NC	28210-3399	10211	581
18131379	L & B Partnership	6801 Fairview Rd. Ste C	Charlotte	NC	28210-3399	10211	581
18131380	David S Howey	6805 Fairview Rd. Ste C	Charlotte	NC	28210-2702	7664	794
18131381	David S Howey	6805 Fairview Rd. Ste C	Charlotte	NC	28210-2702	7664	794
18131382	David S Howey	6805 Fairview Rd. Ste C	Charlotte	NC	28210-2702	7664	794
18131383	David S Howey	6805 Fairview Rd. Ste C	Charlotte	NC	28210-2702	7664	794
18131384	Ceif LLC	6809 Fairview Rd # B	Charlotte	NC	28210-2703	8020	805
18131385	Ceif LLC	6809 Fairview Rd # B	Charlotte	NC	28210-2703	8020	805
18131386	Ceif LLC	6809 Fairview Rd # B	Charlotte	NC	28210-2703	8020	805
18131387	Ceif LLC	6809 Fairview Rd # B	Charlotte	NC	28210-2703	8020	805
18131388	Dosco Inc.	6827 Fairview Rd	Charlotte	NC	28210	6905	229
18131389	Dosco Inc.	6827 Fairview Rd	Charlotte	NC	28210	6905	229
18131390	G Bryan Wall and Rosemary Simpson Wall (HW)	2001 Valencia Ter	Charlotte	NC	28226	11982	957
18131391	George Bryan Wall and Rosemary S Wall	6813 Fairview Rd. Ste D	Charlotte	NC	28210-3362	7128	148
18131392	Robert W Gotherman and Judy C Gotherman	4010 Camouse Ln	Charlotte	NC	28210-3507	10548	328
18131393	Robert W Gotherman and Judy C Gotherman	4010 Camouse Ln	Charlotte	NC	28210-3507	10548	328
18131394	William H Gill and Phyllis D Gill	6831 Fairview Rd. Ste C	Charlotte	NC	28210-3386	5298	882
18131395	William H H Gill and Phyllis D Gill	6831 Fairview Rd. Ste D	Charlotte	NC	28210-3386	7817	583
18131396	Ceif LLC	6845 Fairview Rd	Charlotte	NC	28210	11544	278
18131397	Ceif LLC	6845 Fairview Rd	Charlotte	NC	28210	11544	278
18131398	Ceif LLC	6845 Fairview Rd	Charlotte	NC	28210	11544	278
18131399	Ceif LLC	6845 Fairview Rd	Charlotte	NC	28210	11544	278

Parcel 181313C98

Parcel ID	Owner Name	Mailing Address	City	State	ZIP	Deed Book	Deed Page
18131316	William L Jr O'Connor and Patricia M O'Connor	5916 Bertway Dr	Charlotte	NC	28226	4766	326
18131317	William L Jr O'Connor and Patricia M O'Connor	5916 Bertway Dr	Charlotte	NC	28226	4766	326
18131318	William L Jr O'Connor and Patricia M O'Connor	5916 Bertway Dr	Charlotte	NC	28226	4766	326
18131319	William E Jr Harrington and Susan Harrington	6701 Fairview Rd. Ste A	Charlotte	NC	28210-3378	5003	752
18131320	William E Harrington and Susan Harrington	6701 Fairview Rd # B	Charlotte	NC	28210-3378	4796	318
18131321	J Kenneth Jr Dowd and Linda M Dowd	6701 Fairview Rd	Charlotte	NC	28210	5003	496
18131322	J Kenneth Jr Dowd and Linda M Dowd	6701 Fairview Rd	Charlotte	NC	28210	4796	233
18131323	James E Mullen and Thomas D Waters & Wks	6707 Fairview Rd. Ste A	Charlotte	NC	28210-3354	9063	333
18131324	James E Mullen and Thomas D Waters & Wks	6707 Fairview Rd. Ste A	Charlotte	NC	28210-3354	9063	333
18131325	M David Silverman and Lorin L Shara Silverman	6707 Fairview Rd. Ste C	Charlotte	NC	28210-3354	7140	214
18131326	Thomas D Waters and Claudia B Waters	6707 Fairview Rd #B	Charlotte	NC	28210	14850	755

SITE DATA

EXISTING ZONING:	R-15 MF (CD), O-2		
PROPOSED ZONING:	MUDD-O		
SITE AREA:	± 7.04 AC (GROSS)		
PROPOSED USES			
USE	MAX. SF	PARKING REQUIRED	PARKING PROVIDED
RETAIL	79,700 SF	133 SPACES	280 SPACES
OFFICE	117,600 SF	196 SPACES	352 SPACES
MULTIFAMILY	154 UNITS	154 SPACES	231 SPACES
HOTEL	120 ROOMS	60 SPACES	100 SPACES
INCLUDED PARCELS*		PARCEL AREA	EXISTING ZONING
183-133-04 (PORTION OF)		11,770 +/- SF	O-2
183-133-05		236 +/- SF	O-2
183-133-07 (PORTION OF)		189,519 +/- SF	R-15 MF
183-133-23		28,540 +/- SF	O-2
183-133-24		32,439 +/- SF	O-2
183-133-25 THRU 27		40,456 +/- SF	O-2
* AREA OF SAVINGS PLACE ASSUMED PUBLIC ROW WHICH OCCURS WITHIN THE LIMITS OF PETITION ARE INCLUDED WITHIN THE RESPECTIVE PARCELS AS SHOWN.			

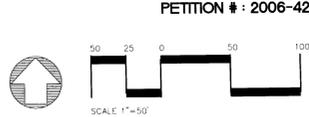
PETITIONER:
PAPPAS-TATE, L.L.C.
 6000 FAIRVIEW RD., STE. 125
 CHARLOTTE, NORTH CAROLINA 28210
 (704) 716-3900

CONSULTANTS:
KENNEDY, COVINGTON, LOBDELL & HICKMAN, L.L.P.
 HEART TOWER, 47H FLOOR
 214 NORTH TRYON STREET
 CHARLOTTE, NORTH CAROLINA 28202
 (704) 331-7598

LITTLE DIVERSIFIED ARCHITECTURAL CONSULTING
 5815 WESTPARK DRIVE
 CHARLOTTE, NORTH CAROLINA 28217
 (704) 525-6350

NOTE:
 THIS TECHNICAL DATA SHEET (03-20-06)
 WILL REPLACE THE PREVIOUSLY SUBMITTED
 SCHEMATIC SITE PLAN (02-20-06)

RECEIVED
 MAR 21 2006
 BY: _____
 PETITION #: 2006-42



LITTLE
 DIVERSIFIED ARCHITECTURAL CONSULTING

5815 Westpark Drive Charlotte, NC 28217
 T: 704.525.6350 F: 704.561.8700
 www.littleonline.com

This drawing and the design herein are the property of Little Diversified Architectural Consulting. The reproduction, copying, or other use of this drawing without their written consent is prohibited and any infringement will be subject to legal action.

PROJECT NAME:
Pappas-Tate Property Rezoning

PROJECT LOCATION:
 J. Gamble, ASLA
 C. Chastain, RLA

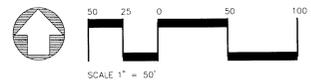
PROJECT TITLE:
Technical Data Sheet

PROJECT NO:
126.9514.00

ISSUE DATE: 3/20/06 SHEET NUMBER: **RZ-1**

EXISTING TREE SURVEY

NOTE:
 THIS DEVELOPMENT STANDARDS & TREE SURVEY PLAN (03-20-06) WILL REPLACE THE PREVIOUSLY SUBMITTED DEVELOPMENT STANDARDS & TREE SURVEY PLAN (02-20-06)



Development of the Site will be governed by the Technical Data Sheet, these Development Standards, and the applicable provisions of the City of Charlotte Zoning Ordinance (the "Ordinance"). Unless the Technical Data Sheet or these Development Standards establish more stringent standards, the regulations established under the Ordinance for the Mixed Use Development District - O (MUDD-O) Zoning Classification, subject to the Optional Provisions provided below, shall govern all development taking place on this Site.

1. STATEMENTS WITH RESPECT TO THE GRAPHICS WHICH ARE SET FORTH ON EXHIBITS ACCOMPANYING THE TECHNICAL DATA SHEET.

The ultimate layouts of the development proposed for the Site and the parcels or lots forming parts thereof, the exact alignments of streets, thoroughfares and points of access, the configurations and placements of parking decks and the precise locations, heights and masses of buildings and parking decks and other individual site elements to be constructed have not been determined. As a consequence, the graphics which accompany the Technical Data Sheet are schematic in nature and are not to be considered as final site development plans but rather as preliminary graphic representations of the types and quality of development proposed. It being understood that the exact configurations, placements and sites of streets, driveways, parking areas and decks, buildings and other individual site elements may be altered or modified within the limits prescribed by the Technical Data Sheet and the Ordinance during the design development and construction phases. All such changes are subject to approval per Section 6.206(2) of the Ordinance. Without limiting the generality of the foregoing, buildings generally depicted on the Schematic Site Plan may be combined or separated provided that the maximum number of buildings may not be increased above the number of buildings generally depicted on the Schematic Site Plan (it being understood that structures such as ATMs, kiosks, enclosed service areas and the like shall not be considered in connection with the number of buildings).

2. Permitted Uses and Maximum Development

The Site may be devoted to office, retail, commercial, hotel, restaurant, and/or residential uses along with associated accessory uses and surface and/or structured parking and service areas as allowed under the Ordinance in a MUDD District, subject, however, to the following development restrictions and provisions:

- a. Up to 107,700 square feet of gross floor area (as hereinafter defined) for retail, commercial / restaurant and / or office uses may be developed on the Site. *Subject to the following limitations for certain uses:*
 - Up to 70,700 square feet of gross floor area (as hereinafter defined) for retail, commercial and/or restaurant uses may be developed on the Site.
 - Up to 118,000 square feet of gross floor area (as hereinafter defined) for office uses may be developed on the Site.
- b. A hotel with up to 120 rooms may be developed on the Site. In the event the hotel is not developed or a hotel with a lesser number of hotel rooms is developed, residential uses may be developed in lieu of hotel rooms. In such an event, one residential unit may be developed for each hotel room that is not constructed.
- c. Up to 154 residential units may be constructed on the Site. Additional residential units may be developed by converting authorized retail, commercial, restaurant and/or office floor area to residential units at the rate of one residential unit for each 500 square feet of floor area so converted.
- d. No gasoline sales facilities shall be permitted on the Site.

2.c. Buildings within the Site shall be designed so as to ensure construction of a minimum of two stories of improvements with heated floor area. It is understood that uses within a building may be phased such that portions of the building will consist of "shelled" space for future occupancy (i.e. subject to individual unit or space upfitting) prior to completion based upon market demand and project needs.

For the purposes of the development limitations set forth in these Development Standards the term "gross floor area" shall mean and refer to the sum of the gross horizontal areas of each floor of the principal building, measured from the outside of the exterior walls or from the center line of party walls, provided, however, such term shall be exclusive of surface and structured parking facilities and related access areas, areas used for building and equipment access (such as stairs, elevator shafts and maintenance crawl space), and areas devoted to uses and structures accessory to the uses on the Site. Areas devoted to outdoor dining are not intended to be included in the calculation of the square footage limitations set forth in these Development Standards, provided that any off street parking required by the Ordinance will be provided for these areas.

3. Setbacks and Yards

- a. The building setback along Sharon Road will be at least 16 feet in width and include an 8 foot sidewalk and an 8 foot planting strip. The building setback along Fairview Road will be at least 35 feet in width and include an 8 foot sidewalk and a 6 foot planting strip.
- b. The Site can be viewed as a unified development plan. As such, yards will not be required between buildings located on the Site. The Developer reserves the right to subdivide the Site and create lots within the interior of the development with no public street frontage or side and/or rear yards as part of a unified development plan. In addition, the Site can be viewed as a unified development plan in conjunction with the adjoining Live Oak tract subject to such adjoining tract being rezoned to the MUDD-O zoning classification (Rezoning Petition Number 2006-22). As such, yards will not be required between buildings located on the Site and buildings located on the adjoining Live Oak tract.

4. Optional Development Provisions

The Petitioner hereby seeks the right through the MUDD-Optional process to obtain deviations from the strict application of the Ordinance as follows:

- a. In the event public streets or portions of public streets are located within the interior of the Site, the Petitioner seeks the following Optional provisions:
 - Allowance of a limited amount of parking and maneuvering between buildings and abutting public streets, as generally depicted on the Schematic Site Plan.
 - A reduction in the width of the required setback along interior public streets to eleven feet which would include a five foot planting strip and a six foot sidewalk.
 - Allowance for substitution of street tree planting in tree wells covered by tree grates in lieu of a 5 foot planting strip.
 - Use of a "hammerhead" in lieu of a "cul-de-sac" if a transition from a public street to a private street is required.
- b. The Petitioner seeks the Optional provision to allow parking and maneuvering between buildings and Fairview Road, as generally depicted on the Schematic Site Plan. A 14' setback from the existing Fairview Road Right of Way line will be maintained.
- c. The Petitioner seeks the Optional provision to allow one or more buildings on the Site to exceed the MUDD height limit. Such building(s) shall be limited to Development Area "A" and shall not exceed 150 feet in height. Buildings located within Development Area B shall not exceed 70 feet in height. Buildings located within Development Area C shall not exceed 55 feet in height. Building height shall be as measured from average grade.

- d. The Petitioner seeks the Optional provision to allow a variation from the MUDD signage provisions in order to allow detached, ground-mounted signs of up to 25 square feet in size and up to 10 feet in height in the general locations indicated on the Technical Data Sheet.
- e. The Petitioner seeks the Optional provision to allow up to two drive-through window facilities (within Development Areas B and C) in the general locations indicated on the Schematic Site Plan. In the event such drive-through window facilities are constructed on the Site, they shall be limited in application as follows:
 - Drive through facilities on the Site shall not be associated with restaurants.
 - Any drive through facilities associated with banks shall be limited to either single or double travel lanes.
- f. The Petitioner seeks the Optional provision to allow blank building walls on those portions of buildings abutting structured parking.
- g. The Petitioner may subdivide the Site and create lots within the interior of the development with no public street frontage or side and/or rear yards.
- h. The Petitioner reserves the option to build a structured parking facility that may straddle the common property line between the Site and the adjoining tract occupied by the Terraces at SouthPark, subject to the approval of the owner of the Terraces at SouthPark site.
- i. The bus waiting pad referenced below in Section 7.d may be located within the setback along Sharon Road.

5. Design and Performance Standards

- a. The proposed buildings and development will comply with all applicable Ordinance requirements except as noted above under (Optional Development Provisions).
- b. All sidewalks installed along the proposed private drives as depicted on the Technical Data Sheet (within the interior of the Site) shall be at least ten feet in width as measured from the face of the building to the back of curb or outside of tree grates on the Site.
- c. Streets within the Site may be either public or private. Regardless of whether the internal streets are public or private, they shall remain open and accessible to the public.
- d. A ten foot landscape edge will be established along a portion of the southernly side of the Site as generally depicted on Cross Section 1 on Sheet RZ-3. The landscaping within the 10 foot area shall include as a minimum, 4 large maturing trees and 30 evergreen shrubs per 100 linear feet.
- e. A unified streetscape plan will be implemented along the Site's frontages on Sharon Road and Fairview Road in accordance with the specifications for spacing and planting area approved by the Urban Forester.
- f. As the project develops, pedestrian scale lighting will be installed along both interior streets and streets that border the Site.
- g. All freestanding lighting and all exterior lighting on buildings will be fully shielded and downwardly directed. No wall "pak" type lighting shall be used, but attached decorative lighting fixtures such as sconces may be used.
- h. All dumpsters, loading areas and service areas will be screened in accordance with Section 12.303 of the Ordinance.
- i. Off-street vehicular parking will be provided which meets or exceeds the requirements of the Ordinance.
- j. On premises directional and instructional signage will be permitted in accordance with Section 13.106 of the Ordinance.
- k. A stub street and pedestrian connection shall be provided to the Long's Cleaners site generally as depicted on the Schematic Site Plan. The stub street and pedestrian connection shall be extended onto the Long's Cleaners site (Tax Parcel 183-133-08) subject to the approval of the owner of the Long's Cleaners site.
- l. A pedestrian connection shall be provided to the Lousburg Square development site generally as depicted on the Schematic Site Plan. The pedestrian connection shall be extended onto the Lousburg Square subject to the approval of the owner(s) of the Lousburg Square site.
- m. Areas generally depicted on the Schematic Site Plan as "Public Open Space" will include decorative paving, benches and seating areas, landscaping features and/or other amenities such as fountains or decorative architectural features.

6. Storm Water Management

- a. Storm water runoff from the Site will be managed through proven techniques which satisfy the standards imposed by the City of Charlotte Engineering Department.
- b. Surface level storm water detention shall not be located in the required building setbacks.
- c. The Petitioner shall control and treat the entire runoff volume for the post development 1 year 24 hour storm. Run off draw down time shall be a minimum of 24 hours, but not more than 120 hours. Peak storm water release rates should match pre-development rates for the 2 year and 10 year 6 hour storm events. The Petitioner will perform a downstream flood analysis of the immediately adjacent properties to determine whether additional peak control is needed, and if so, for what level of storm frequency, or if a downstream analysis is not performed, control as a maximum, the 10 year and 25 year six hour storms. The use of structural storm water treatment systems (wet ponds, extended detention wetlands, bio-retention, and / or proprietary methods) etc shall be incorporated into the Site according to the specifications in the of the NC Department of Environment and Natural Resources Best Management Practices Manual, April, 1999. Water quality systems measures and methods not approved or included within NCDENR BMP Manual shall require approval by the City of Charlotte Land Development and City of Charlotte Storm Water Services divisions. Petitioner will agree to create an operation and maintenance agreement for each Proprietary device installed within the Site per the recommendation of the vendor / supplier, and provide required maintenance of such devices.

7. Transportation Commitments

- a. The number of vehicular access points to the Site shall be limited to the number depicted on the Technical Data Sheet.
- b. The placement and configuration of each access point are subject to any minor modifications required to accommodate final site and architectural construction plans and designs and to any adjustments required for approval by the City of Charlotte and/or the North Carolina Department of Transportation.
- c. The Petitioner reserves the right to request abandonment of public streets within and immediately adjacent to the Site, through the normal right-of-way abandonment process.
- d. Prior to the issuance of a certificate of occupancy for any development within Development Area B, the Petitioner shall construct a bus waiting pad as per CATS Development Standard 60.01A along with appropriate street lighting near the waiting pad. As per the MUDD-O provision noted above in Section 4.i, the bus waiting pad may be located within the setback on Sharon Road.

8. Amendments to Rezoning Plan

Future amendments to the Rezoning Plan and these Development Standards may be applied for by the then Owner or Owners of the Tract or Tracts within the Site involved in accordance with the provisions of Chapter 6 of the Ordinance.

9. Binding Effect of the Rezoning Documents and Definitions

- a. If this Rezoning Petition is approved, all conditions applicable to development of the Site imposed under the Rezoning Plan and these Development Standards will, unless amended in the manner provided under the Ordinance, be binding upon and inure to the benefit of the Petitioner and the current and subsequent owners of the Site and their respective successors in interest and assigns.
- b. Throughout these Development Standards, the terms "Petitioner" and "owner" shall be deemed to include the heirs, devisees, personal representatives, successors in interest and assigns of the Petitioner or the owner or owners of the Site from time to time who may be involved in any future development thereof.

LITTLE
 DEVELOPER ARCHITECTURAL CONSULTING

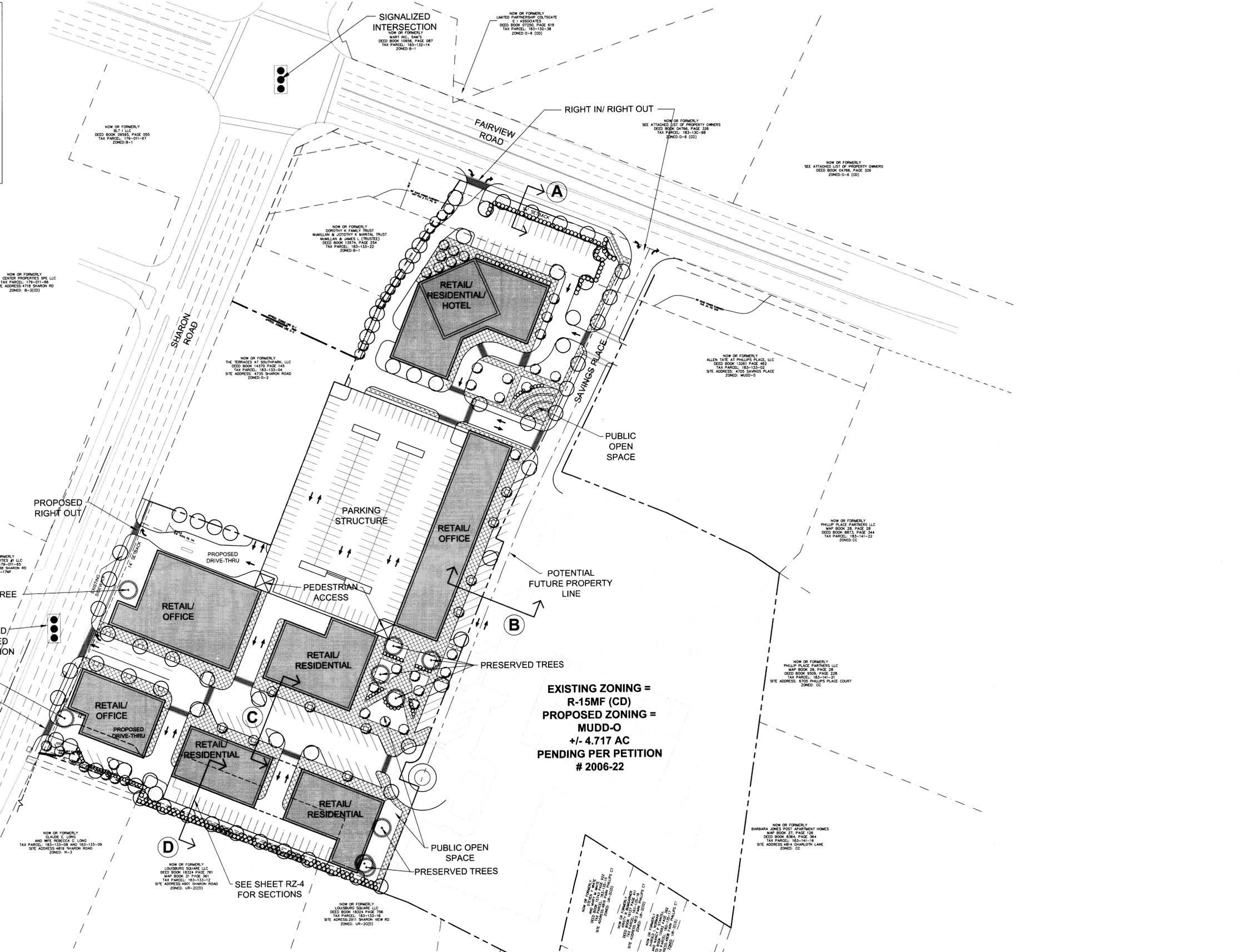
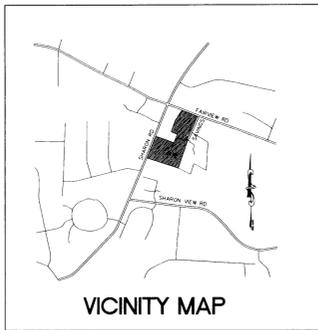
5915 Westpark Drive Charlotte, NC 28217
 T: 704.525.6350 F: 704.561.8700

www.littleonline.com

This drawing and the design shown on the property of Little Identified Architectural Consulting. The reproduction, copying or other use of this drawing without their written consent is prohibited and any infringement will be subject to legal action.

© Little 2005

PROJECT NAME		
Pappas-Tate Property Rezoning		
PROJECT TEAM		
PROJECT ARCHITECT	J. Gamble, ASLA	
PROJECT MANAGER	C. Chastain, RLA	
DESIGNER	C. Chastain, RLA	
REVISIONS		
NO.	REVISION	DATE
1	RESUBMITTAL REVISION	2/20/06
2	RESUBMITTAL REVISION	3/20/06
SHEET TITLE		
Development Standards and Tree Survey		
PROJECT NO.		
126.9514.00		
ISSUE DATE	SHEET NUMBER	
03/20/06	RZ-2	

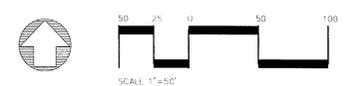


EXISTING ZONING = R-15MF (CD)
PROPOSED ZONING = MUDD-O
+/- 4.717 AC
PENDING PER PETITION # 2006-22

PETITION # : 2006-42

NOTE:
THIS PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND DEPICTS A POSSIBLE DEVELOPMENT SCHEME. FINAL LAYOUT WILL BE DETERMINED DURING DESIGN DEVELOPMENT AND CONSTRUCTION DOCUMENT PREPARATION.

NOTE:
THIS SCHEMATIC SITE PLAN (03-20-06) WILL REPLACE THE PREVIOUSLY SUBMITTED SCHEMATIC SITE PLAN (02-20-06)



PROJECT NAME
Pappas-Tate Property Rezoning

PROJECT TEAM
PRINCIPAL ARCHITECT:
J. Gamble, ASLA
PROJECT MANAGER:
C. Chastain, RLA
DRAWN BY:
C. Chastain, RLA

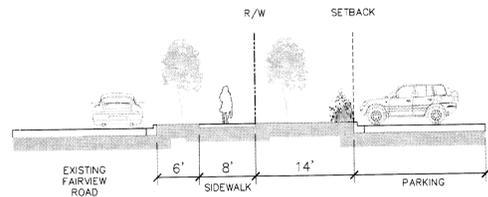
NO.	REVISION	DATE
1	REVISION: H. REUTEMAN	2/20/06
2	REVISION: H. REUTEMAN	3/20/06

SHEET TITLE
Schematic Site Plan

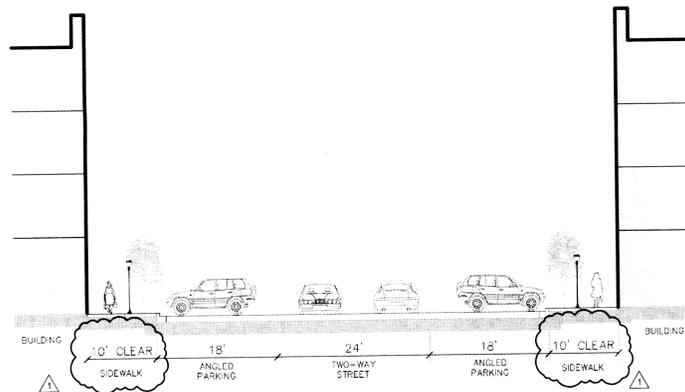
PROJECT NO.
126.9514.00

ISSUE DATE 03/20/06 **SHEET NUMBER** RZ-3

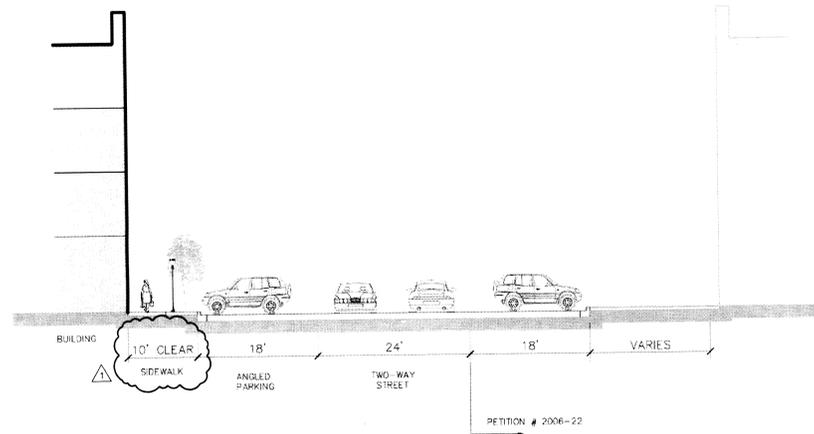
F:\SDS\SiteCivil\101-8804-00_PappasCHA\RZ-2_3-20-06.dwg Mar 20, 2006-3:40pm



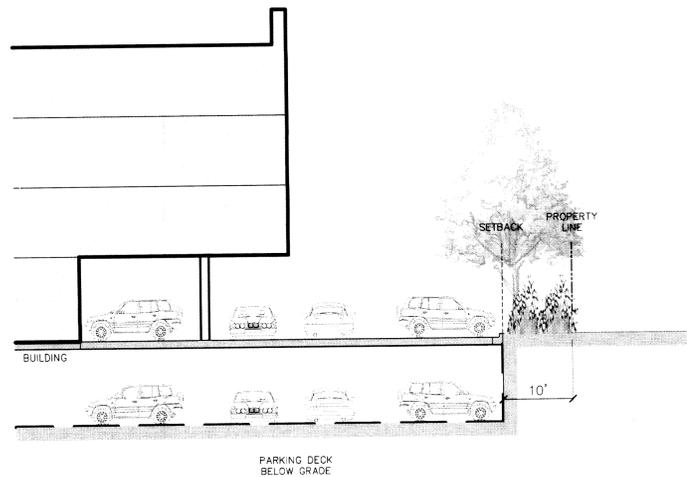
SECTION "A"
1"=10'



SECTION "C"
1"=10'



SECTION "B"
1"=10'



SECTION "D"
1"=10'

NOTE:
THIS SCHEMATIC SECTION PLAN (03-20-06) WILL REPLACE THE PREVIOUSLY SUBMITTED SCHEMATIC SECTION PLAN (02-20-06)

F:\SDS\Site\Civil\101-8804-00_Pappas\CH\RZ-2_3-20-06.dwg Mar. 20, 2006-3:53pm

PROJECT NAME

Pappas-Tate Property Rezoning

PROJECT TEAM

PRINCIPAL ARCHITECT:
J. Gamble, ASLA
PROJECT MANAGER:
C. Chastain, RLA
ARCHITECT:
C. Chastain, RLA

REVISIONS

NO.	REVISION	DATE
1	RESUBMITTAL REVISION	3/20/06

SHEET TITLE

Schematic Sections

PROJECT NO.

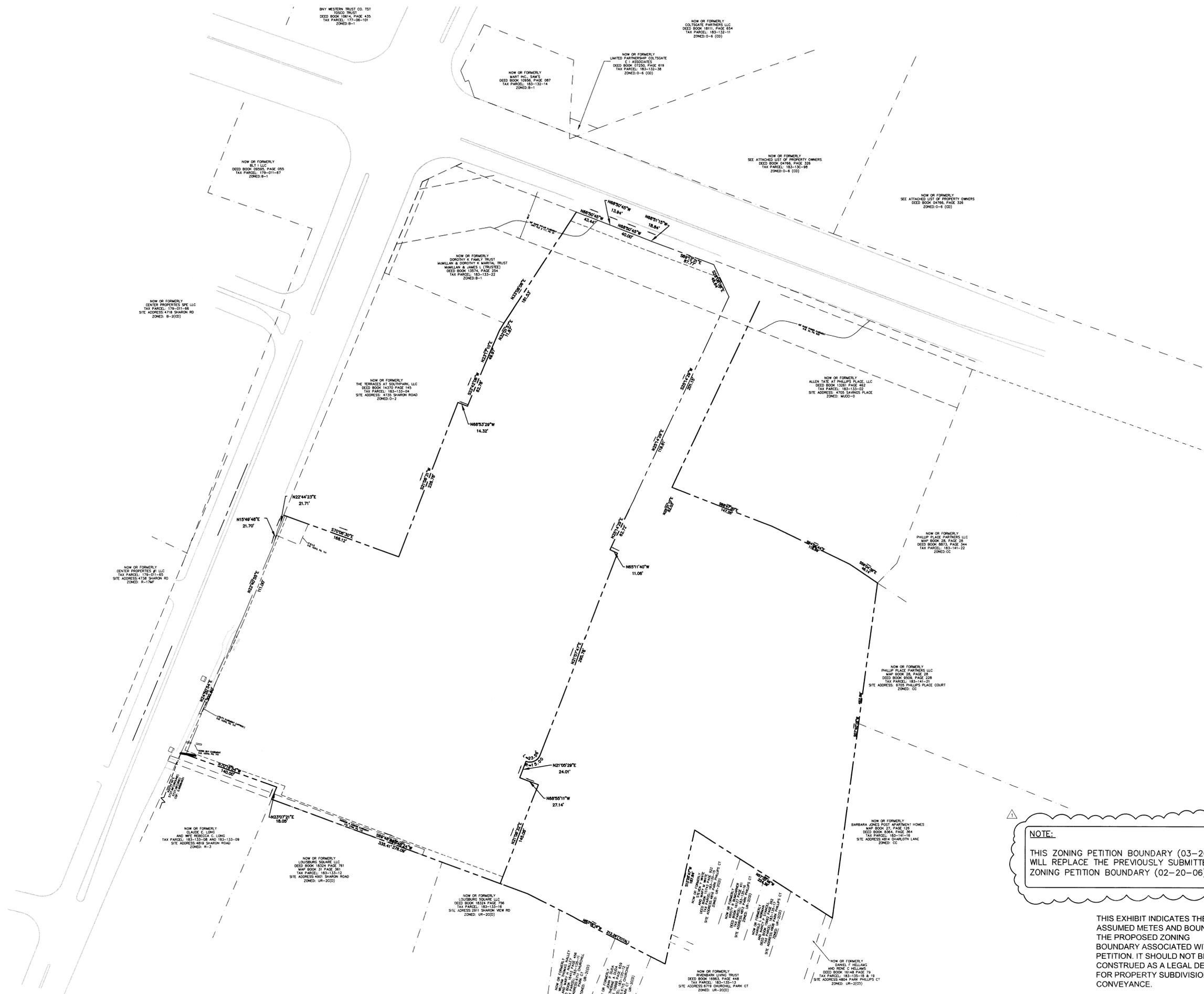
126.9514.00

ISSUE DATE SHEET NUMBER

03/20/06 RZ-4

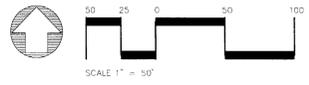
F:\SDS\SiteCivil\101-8804-00_PepposCHA\RZ-2_3-20-06.dwg Mor 20, 2006-3:49pm

ZONING PETITION BOUNDARY



NOTE:
THIS ZONING PETITION BOUNDARY (03-20-06) WILL REPLACE THE PREVIOUSLY SUBMITTED ZONING PETITION BOUNDARY (02-20-06)

THIS EXHIBIT INDICATES THE ASSUMED METES AND BOUNDS OF THE PROPOSED ZONING BOUNDARY ASSOCIATED WITH THE PETITION. IT SHOULD NOT BE CONSTRUED AS A LEGAL DEVICE FOR PROPERTY SUBDIVISION OR CONVEYANCE.



PETITION # : 2006-42

PROJECT NAME		
Pappas-Tate Property Rezoning		
PROJECT TEAM		
PROJECT ARCHITECT	J. Gamble, ASLA	
PROJECT MANAGER	C. Chastain, RLA	
DESIGNER	C. Chastain, RLA	
REVISIONS		
NO.	REASON	DATE
1	REVISION	3/20/06
SHEET TITLE		
Zoning Petition Boundary		
PROJECT NO.		
126.9514.00		
DATE	SHEET NUMBER	
03/20/06	RZ-5	