

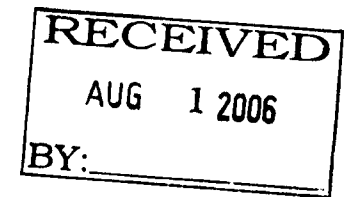
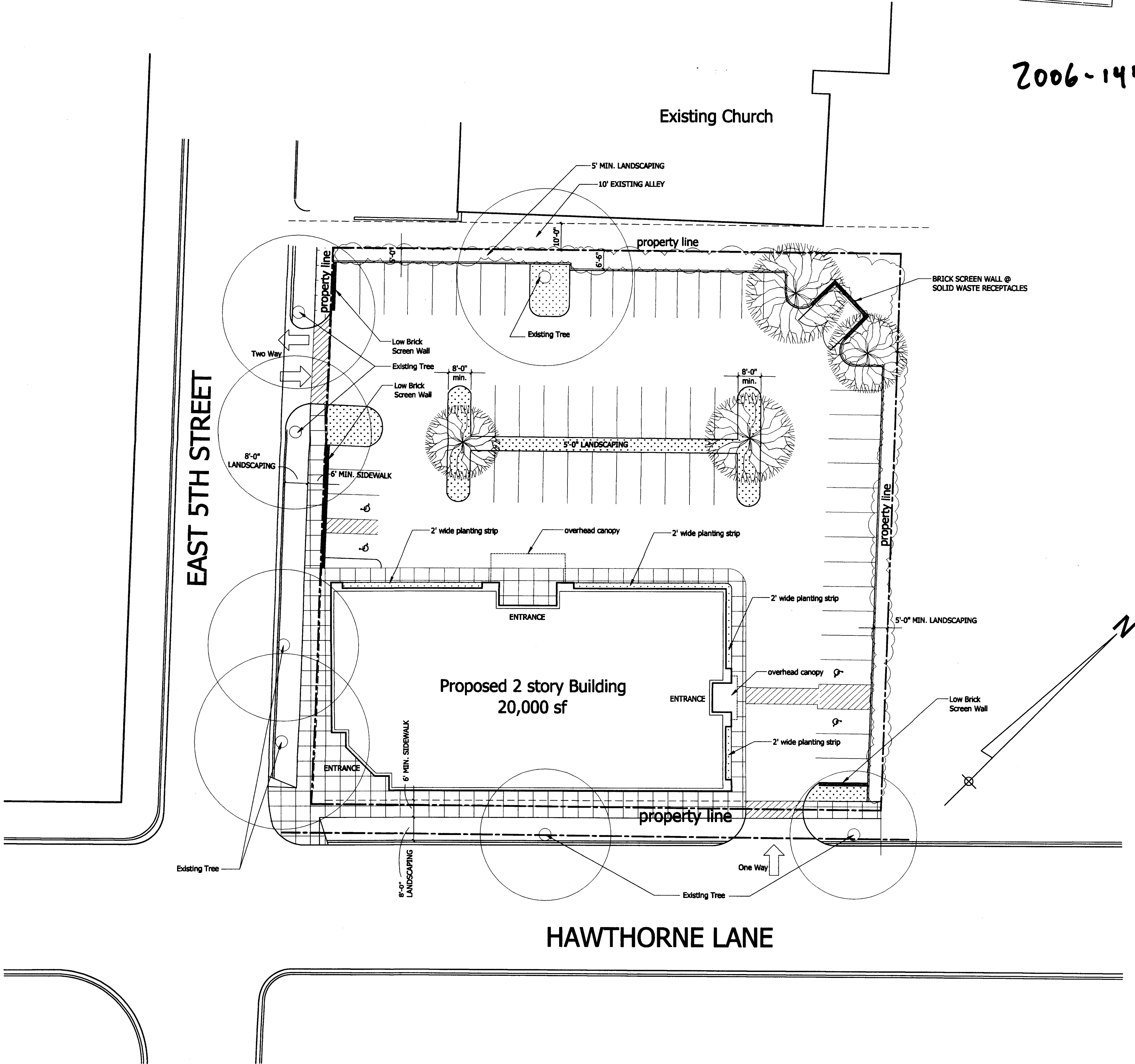
**B&E Properties, LLC MUDD
Site Plan Notes**

1. Development of the site will be controlled by the standards depicted on this site plan and by the standards of the Charlotte Zoning Ordinance. The development depicted uses on arrangement of proposed buildings and on this plan is intended to reflect the the site, but the exact configuration, placement, and size of individual site elements may be altered or modified within the limits prescribed by the ordinance during the design development and construction phases.
2. Access to the site will be provided by driveway connections to Hawthorne Lane and East 5th Street as generally depicted on this site.
3. The proposed use of the property will be for the redevelopment of the site to g with associated parking and service accommodate a medical office building alon areas.
4. All dumpsters will be screened with solid enclosures and gates.
5. The proposed development will comply with all applicable Ordinance requirements for signage, screening, and landscaping.
6. Parking will be provide d which meets or exceeds the requirements of the Ordinance.
7. The Petitioner acknowledges that other standard development requirements imposed by other city ordinances, such as those that regulate streets, sidewalks, trees, and site development, may apply t o the development of this site. These are not zoning regulations, are not administered by the Zoning Administrator, and are not separate zoning conditions imposed by this site plan. Unless specifically noted in the conditions for this site plan, these ot her standard development requirements will be applied to the development of this site as defined by those other city ordinances.
8. Throughout this Rezoning Petition, the terms "Owner", "Owners", "Petitioner" or , be deemed to include the heirs, devisees, "Petitioners," shall, with respect to the Site personal representatives, successors in interest and assignees of the owner or owners

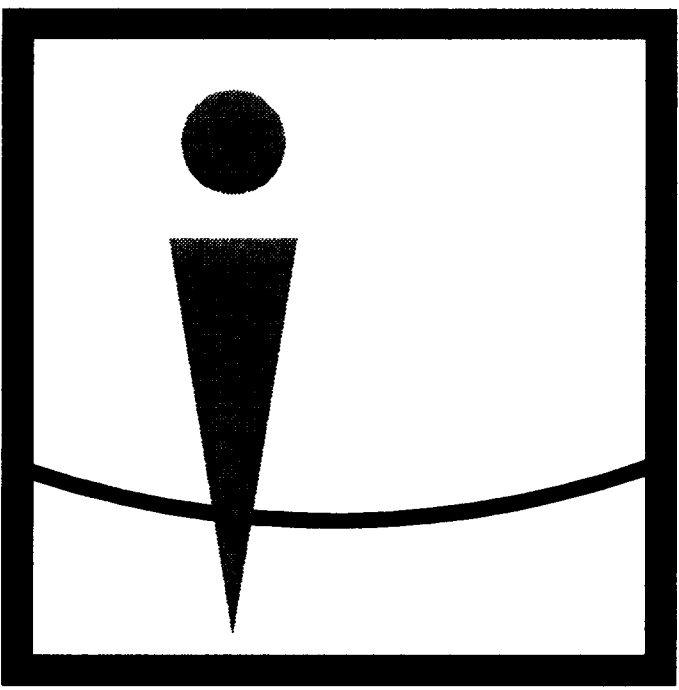
July 26 2006, Initial submission.

SITE DATA TABLE

TAX PARCEL NO.: 080-198-04
SITE AREA: Approx. 0.88 Acres
EXISTING ZONING: O-2
PROPOSED ZONING: MUDD
BUILDING AREA PROPOSED: 20,000 sf
ADDITIONAL IMPERVIOUS AREA: 3,848 sf
PARKING: 57 spaces provided (1:350)



2006-144



**Overcash Demmitt
Architects**

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B&E Properties, LLC

PROPOSED DEVELOPMENT

301 Hawthorne Lane
Charlotte, NC

PETITION #:

ISSUED	:	MM/DD/YY
FOR REZONING	:	7/27/06
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SITE PLAN