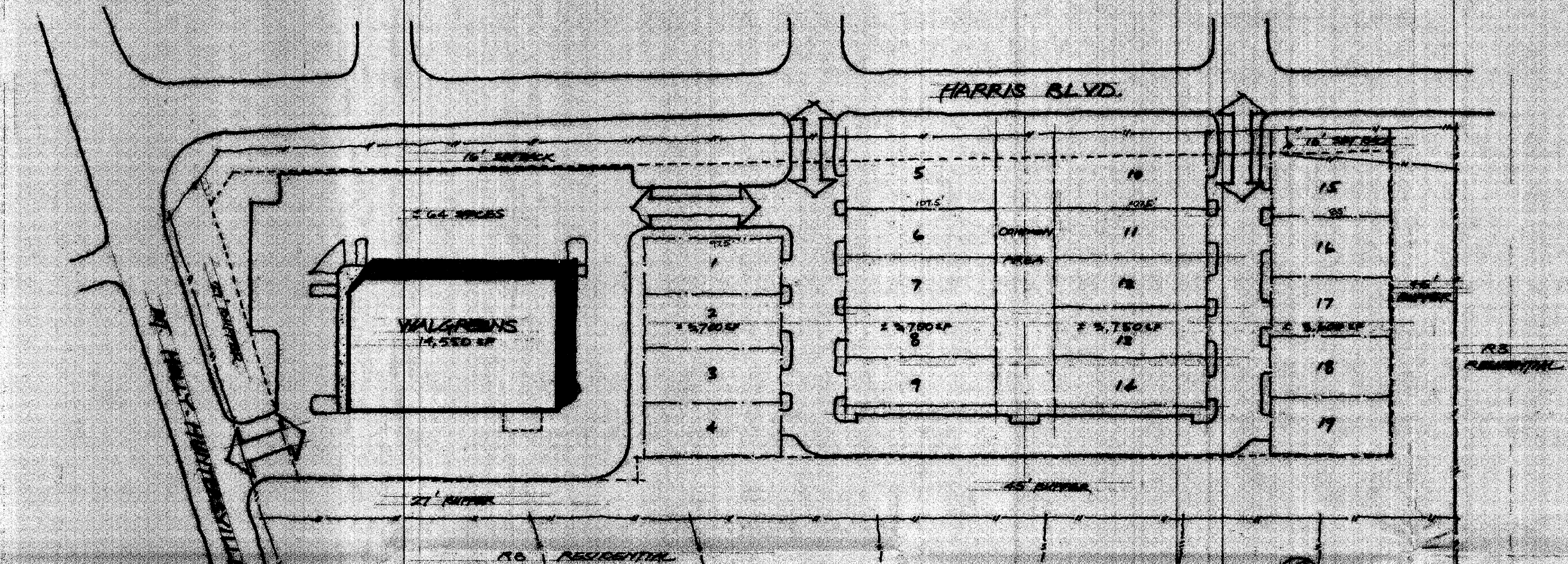


2007-145



Harris Blvd. Site - Charlotte, NC **CONCEPT SITE PLAN "F" TRIBEK Properties**

DMR/Architecture December 05, 2007 Scale: 1" = 40'

00157

DEVELOPMENT STANDARDS December 14, 2007

GENERAL PROVISIONS

1. Unless more stringent standards are established by the Planning Plan or other Development Standards, all development standards established under the City of Charlotte Zoning Ordinance (the "Ordinance") for the applicable zoning district shall be followed in connection with development of the site.
2. The development depicted on the Planning Plan is intended to reflect the anticipated use of the site, but the Planning Plan does not constitute a guarantee or warranty of any kind, and the City of Charlotte does not assume any liability for the use of the site.
3. The development depicted on the Planning Plan is intended to reflect the anticipated use of the site, but the Planning Plan does not constitute a guarantee or warranty of any kind, and the City of Charlotte does not assume any liability for the use of the site.
4. The division of the site into Tracts A and B on the Planning Plan is solely for the purpose of this Planning Plan, and does not constitute any other division of the site.

PERMITTED OVERSIGHTS (OTHER EXISTING AREAS) LISTED NUMBER OF DWG. LING UNITS

1. The portion of the site designated as Tract A on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract A:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

1. The portion of the site designated as Tract B on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract B:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

SCREENING AND LANDSCAPE AREA

1. The portion of the site designated as Tract C on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract C:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

SCREENING AND LANDSCAPE AREA

1. The portion of the site designated as Tract D on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract D:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

SCREENING AND LANDSCAPE AREA

1. The portion of the site designated as Tract E on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract E:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

SCREENING AND LANDSCAPE AREA

1. The portion of the site designated as Tract F on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract F:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

SCREENING AND LANDSCAPE AREA

1. The portion of the site designated as Tract G on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract G:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

SCREENING AND LANDSCAPE AREA

1. The portion of the site designated as Tract H on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract H:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

SCREENING AND LANDSCAPE AREA

1. The portion of the site designated as Tract I on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract I:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

SCREENING AND LANDSCAPE AREA

1. The portion of the site designated as Tract J on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract J:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

SCREENING AND LANDSCAPE AREA

1. The portion of the site designated as Tract K on the Planning Plan may be divided into any use (including any accessory use) which is permitted under the Ordinance by right or by special exception, provided that the use is not a use which is prohibited by the Ordinance. However, the following uses shall not be permitted on Tract K:
 - Adult Entertainment
 - Adult Use Centers
 - Adult Use Homes
 - Automobile Sales/Leasing, including sales of motor vehicles and parts
 - Child Care Centers
 - Child Use Centers
 - Child Use Homes

REVISIONS			
NO.	DATE	BY	DESCRIPTION

CERTIFICATION AND SEAL

PROJECT NAME
UNITY BAPTIST CHURCH SITE
VANCE ROAD & MT. HOLLY - HUNTERSVILLE ROAD
CHARLOTTE, NORTH CAROLINA

DRAWING TITLE

SITE PLAN

CADD PLOT: 00127	SCALE: NTS	DRAWING NO.
VOID PLOT:	DRAWN BY: T.J.H.	SP.100
RELEASED TO CONSTRUCTION	DATE: 12-14-07	
	REVIEWED BY:	1 OF 1 DWGS.