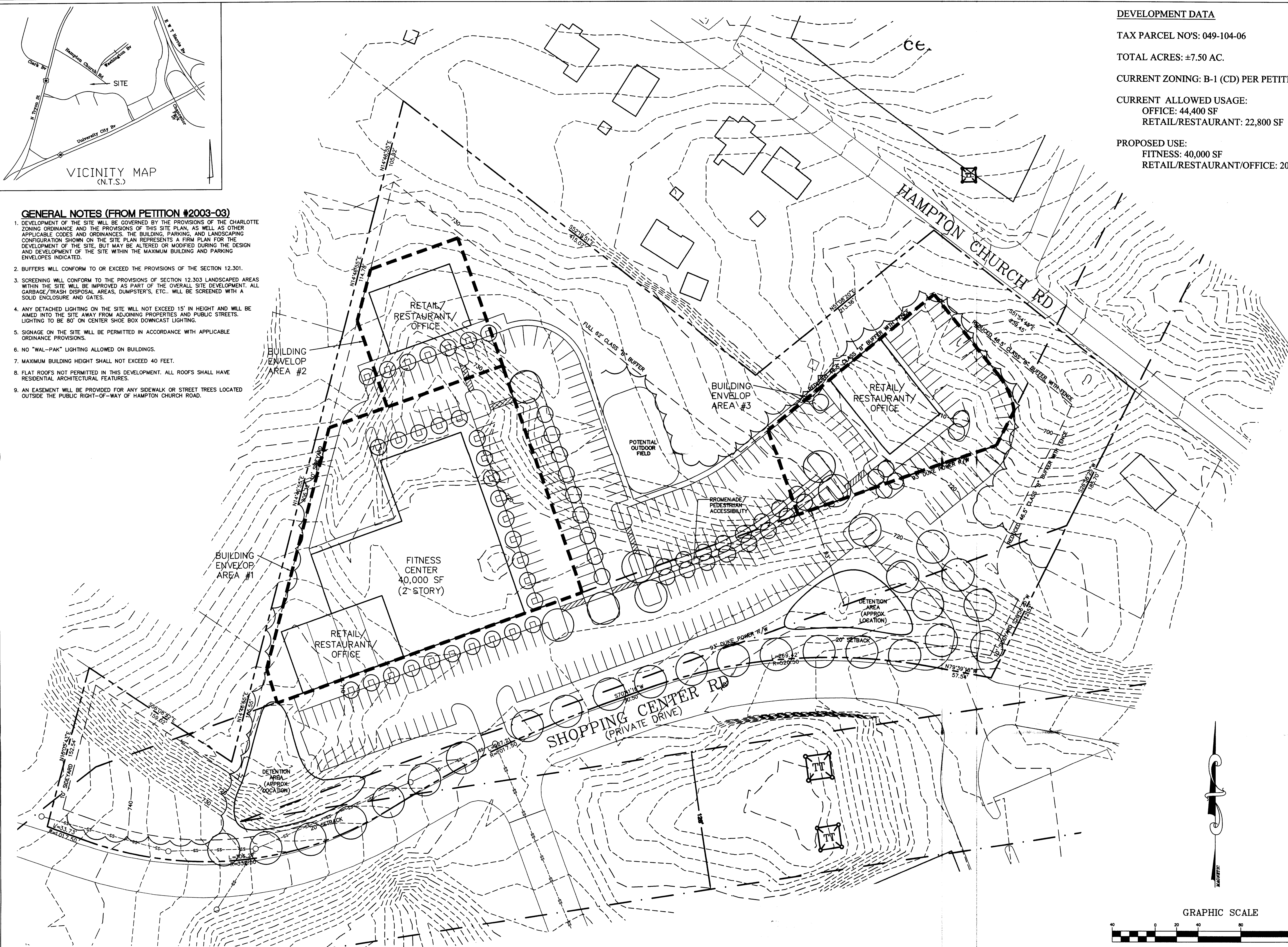


### GENERAL NOTES (FROM PETITION #2003-03)

1. DEVELOPMENT OF THE SITE WILL BE GOVERNED BY THE PROVISIONS OF THE CHARLOTTE ZONING ORDINANCE AND THE PROVISIONS OF THIS SITE PLAN, AS WELL AS OTHER APPLICABLE ORDINANCES. THE BUILDING, PARKING, AND LANDSCAPING CONFIGURATION SHOWN ON THE SITE PLAN REPRESENTS A FIRM PLAN FOR THE DEVELOPMENT OF THE SITE, BUT MAY BE ALTERED OR MODIFIED DURING THE DESIGN AND DEVELOPMENT OF THE SITE WITHIN THE MAXIMUM BUILDING AND PARKING ENVELOPES INDICATED.
2. BUFFERS WILL CONFORM TO OR EXCEED THE PROVISIONS OF THE SECTION 12.301.
3. SCREENING WALL CONFORM TO THE PROVISIONS OF SECTION 12.303 LANDSCAPED AREAS WITHIN THE SITE WILL BE IMPROVED AS PART OF THE OVERALL SITE DEVELOPMENT. ALL DRIVEWAYS/TRASH ORDS AREAS, DUMPSTERS, ETC.. WILL BE SCREENED WITH A SOLID ENCLOSURE AND GATES.
4. ANY DETACHED LIGHTING ON THE SITE WILL NOT EXCEED 15' IN HEIGHT AND WILL BE AIMED INTO THE SITE AWAY FROM ADJOINING PROPERTIES AND PUBLIC STREETS. LIGHTING TO BE 80' ON CENTER SHOE BOX DOWNCAST LIGHTING.
5. SIGNAGE ON THE SITE WILL BE PERMITTED IN ACCORDANCE WITH APPLICABLE ORDINANCE PROVISIONS.
6. NO "WAL-PAK" LIGHTING ALLOWED ON BUILDINGS.
7. MAXIMUM BUILDING HEIGHT SHALL NOT EXCEED 40 FEET.
8. FLAT ROOFS NOT PERMITTED IN THIS DEVELOPMENT. ALL ROOFS SHALL HAVE RESIDENTIAL ARCHITECTURAL FEATURES.
9. AN EASEMENT WILL BE PROVIDED FOR ANY SIDEWALK OR STREET TREES LOCATED OUTSIDE THE PUBLIC RIGHT-OF-WAY OF HAMPTON CHURCH ROAD.



## DEVELOPMENT DATA

TAX PARCEL NO'S: 049-104-06

**TOTAL ACRES: ±7.50 AC**

**CURRENT ZONING: B-1 (CD) PER PETITION #2003-03**

### CURRENT ALLOWED USAGE

OFFICE: 44 400 ST

RETAIL/RESTAURANT: 22 800 ST

PROPOSED USE

FITNESS: 40 000 SE

**RETAIL /RESTAURANT/OFFICE: 20,000 SE**

**200 S COLLEGE ST  
SUITE 720  
CHARLOTTE, NC 28202  
T 704.334.7925  
F 704.334.7926  
[www.stewart-eng.com](http://www.stewart-eng.com)**

**STEWART**

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SITE PLAN AMENDMENT  
REQUEST TO PETITION 2003-03  
MIXED USE RETAIL/OFFICE

CHARLOTTE, NC

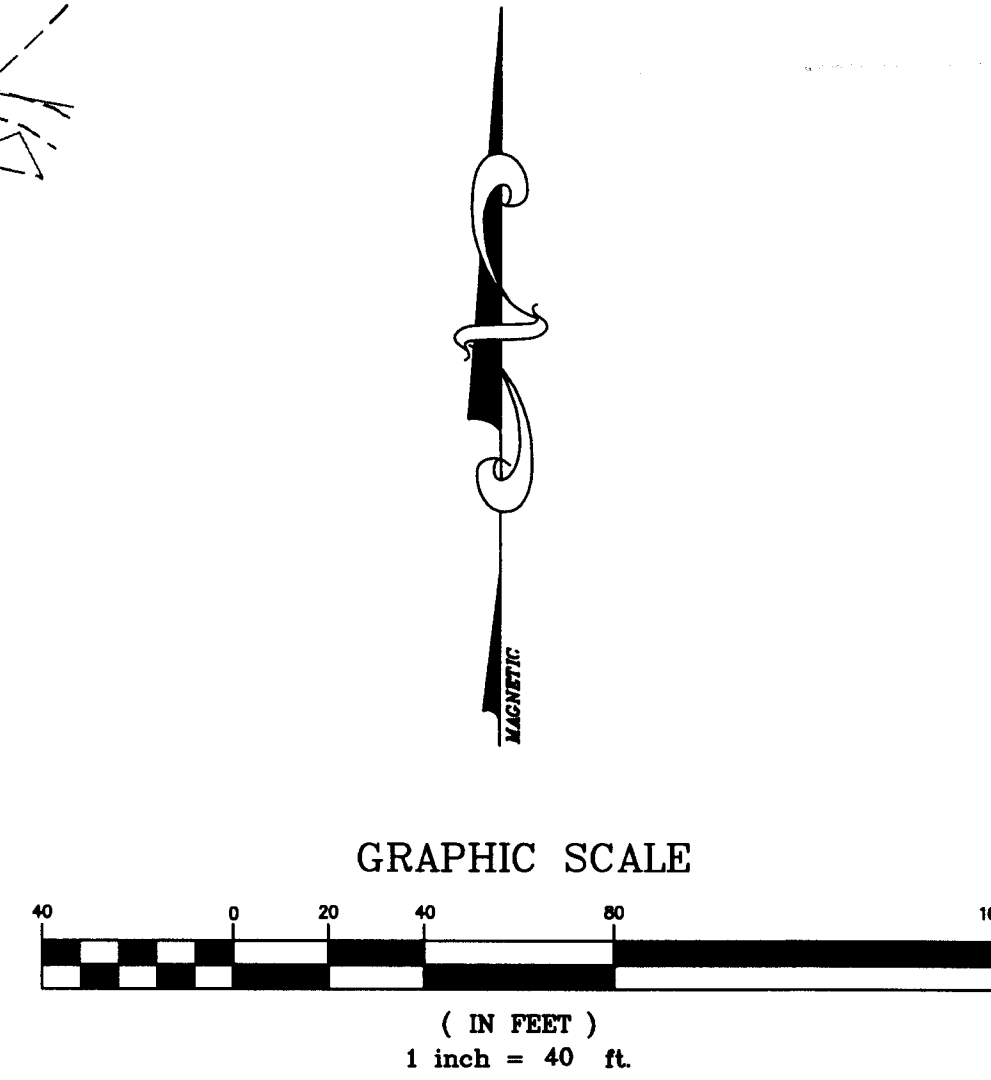
# PRELIMINARY SITE PLAN

DATE: 10.10.07

SCALE: HORIZ: 1" = 40'

APPENDIX A

SHEET: 1 OF 1



2008-21