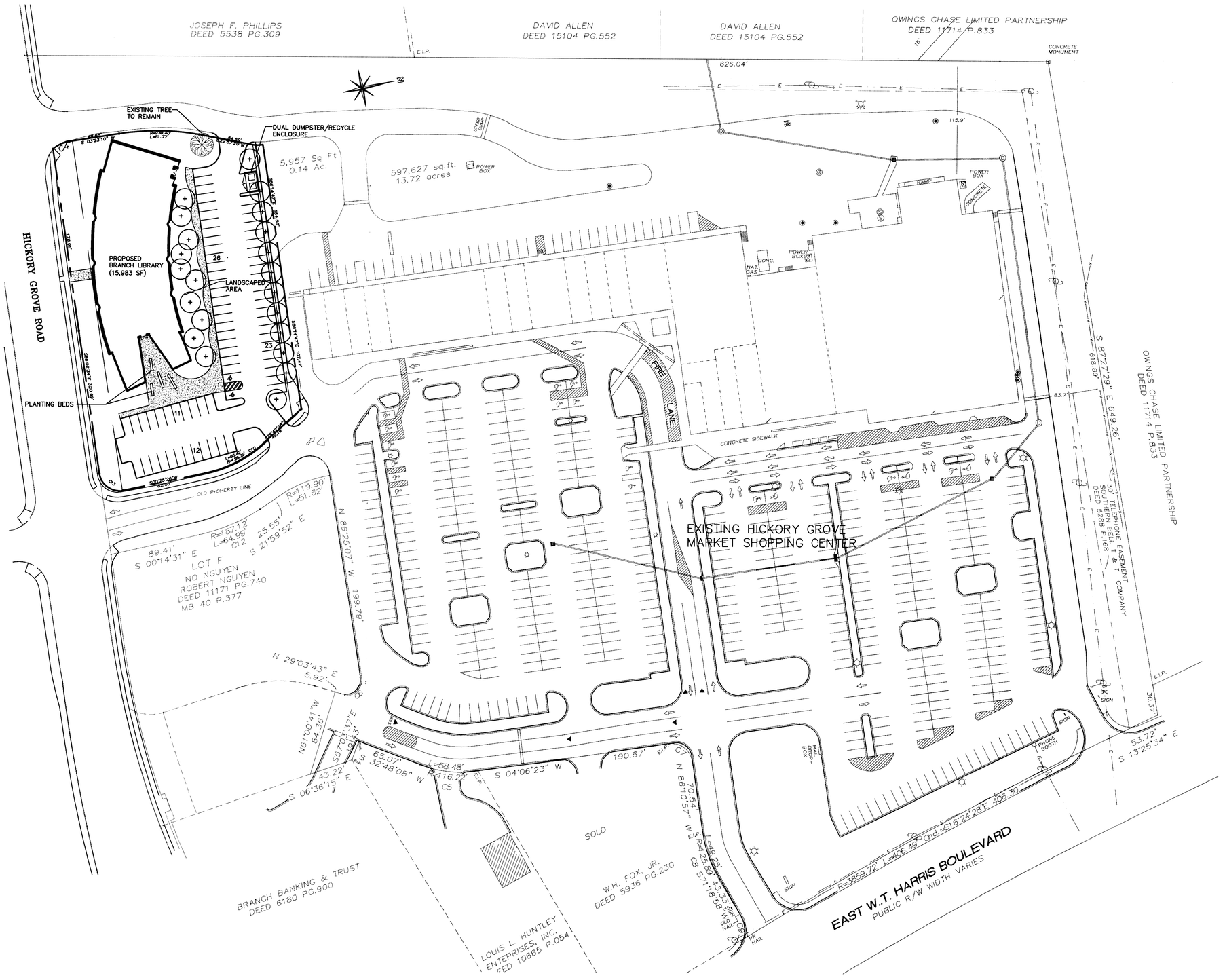
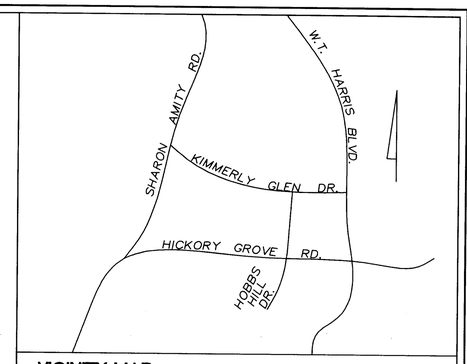
CURVE_TABLE				
CURVE	LENGTH	RADIUS	CHORD	CHD_BRG
C1	38.82	24.23	34.80	S40°31'37"E
C2	19.40	16.00	18.23	S41°20'02"W
C3	80.36	82.75	77.24	N76°07'01"W
C4	17.90	32.29	17.67	S12°29'33"E
C5	58.48	116.22	57.86	N18°23'15"E
C6	30.23	15.00	25.37	N28°40'43"W
C7	31.45	20.06	28.33	S48°54'12"W
C8	49.25	125.89	48.94	N82°30'45"E
C9	19.63	40.00	19.43	S85°21'16"W
C10	66.42	126.29	65.65	N14°38'31"W
C11	51.62	119.90	51.22	S09°09'29"E
C12	64.99	187.12	64.67	N10°22'37"W
C13	32.65	20.00	29.14	N47°11'26"E





VICINITY MAP

DEVELOPMENT SUMMARY:

- TAX PARCEL#: 099-311-16 (A PORTION OF)
- 15.36 ACRES TOTAL
  (1.54 ACRE VACANT OUTPARCEL)
- EXISTING ZONING: B1 SCD (PETITION #85-31(C))
- PROPOSED ZONING: B1 SCD SITE PLAN AMENDMENT
- PROPOSED LAND USE: BRANCH LIBRARY ON VACANT OUTPARCEL AND AN EXISTING SHOPPING CENTER
- MAXIMUM BUILDING AREA NOT TO EXCEED 16,000 SF
- TOTAL PARKING SPACES: 72 SPACES (ON THE BRANCH LIBRARY PARCEL)
- ± 2,000 SF TREE SAVE AREA PROVIDED WITH ONE EXISITNG SPECIMEN TREE TO BE SAVED

GENERAL NOTES

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 CODES AND ORDINANCES. THE BUILDINGS, 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. SCREENING WILL CONFORM TO THE PROVISIONS OF SECTION 12.303. LANDSCAPED AREAS WITHIN THE SITE WILL BE IMPROVED AS PART OF THE OVERALL SITE DEVELOPMENT. ALL GARBAGE/TRASH DISPOSAL AREAS, DUMPSTER'S, ETC.. WILL BE SCREENED WITH A SOLID ENCLOSURE AND GATES.
3. 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.
4. SIGNAGE ON THE SITE WILL BE PERMITTED IN ACCORDANCE WITH APPLICABLE ORDINANCE PROVISIONS.
5. NO "WAL-PAK" LIGHTING ALLOWED ON BUILDINGS. ALL LIGHTING LEVELS SHALL BE FULLY SHIELDED WITH FULL CUT-OFF FIXTURES.
6. MAXIMUM BUILDING HEIGHT SHALL NOT EXCEED 30 FEET.
7. AN EASEMENT WILL BE PROVIDED FOR ANY SIDEWALK OR STREET TREES LOCATED OUTSIDE THE PUBLIC RIGHT-OF-WAY OF HICKORY GROVE ROAD.
8. THE SIDEWALK BETWEEN THE PARKING LOT AND THE BUILDINGS SHALL BE A MINIMUM OF SEVEN (7) FEET IN WIDTH OR WHEEL STOPS MUST BE INSTALLED TO PREVENT BUMPER OVERHANG.

MAGNETIC

GRAPHIC SCALE

(IN FEET)
1 inch = 50 ft.

NO.	DATE	DESCRIPTION

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HICKORY GROVE BRANCH LIBRARY REZONING
CHARLOTTE, NORTH CAROLINA

PRELIMINARY SITE PLAN

DATE: 02-20-08

SCALE: HORIZ : 1" = 60'

JOB NO. X8006

SHEET: 1 OF 1

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