

DEVELOPMENT NOTES:

THE DEVELOPMENT STANDARDS OF THIS SITE SHALL BE GOVERNED BY THE STANDARDS INDICATED ON THIS REZONING PLAN AND THE CHARLOTTE ZONING ORDINANCE (THE "ORDINANCE"). THE DEVELOPMENT DEPICTED ON THIS REZONING PLAN IS SCHEMATIC IN NATURE AND IS INTENDED TO REFLECT THE ARRANGEMENTS OF PROPOSED BUILDINGS AND USES ON THE SITE, BUT THE EXACT CONFIGURATIONS OF BUILDINGS, PLACEMENTS AND SIZES OF INDIVIDUAL SITE ELEMENTS, VEHICULAR AND PEDESTRIAN CIRCULATION, RESIDENTIAL UNIT CONFIGURATIONS AND ARCHITECTURAL ELEVATIONS MAY BE ALTERED OR MODIFIED WITHIN THE LIMITS PRESCRIBED BY THE ORDINANCE DURING THE DESIGN DEVELOPMENT AND CONSTRUCTION PHASES.

1. **PERMITTED USES AND MAXIMUM DEVELOPMENT**
- A. THE SITE SHALL BE DEVOTED TO RESIDENTIAL USES ONLY ALONG WITH ASSOCIATED PARKING AND SERVICE AREAS ALLOWED UNDER THE ORDINANCE IN A MUDD DISTRICT; SUBJECT TO THE FOLLOWING DEVELOPMENT RESTRICTIONS:
1. NO MORE THAN 400 RESIDENTIAL UNITS MAY BE DEVELOPED ON THE SITE; AND
2. THE MAXIMUM RESIDENTIAL LEVELS SHALL BE THREE (3) STORIES (PLUS LOFT) ON UNITS FACING 7TH AND BASCOM STREETS AND FOUR (4) STORIES (PLUS LOFT) FOR THE REMAINING UNITS AS INDICATED ON THE REZONING SITE PLAN.
2. **DESIGN AND PERFORMANCE STANDARDS**
- A. THE PROPOSED BUILDINGS AND DEVELOPMENT WILL COMPLY WITH ALL APPLICABLE ORDINANCE REQUIREMENTS FOR A MUDD DISTRICT, INCLUDING FOR SIGNAGE AND LANDSCAPING.
- B. THE MINIMUM SETBACK ON 7TH STREET, BASCOM STREET EXTENSION AND WEDDINGTON AVENUE IS 14' AS SHOWN ON THE REZONING SITE PLAN.
- C. STREETS WITHIN THE SITE WILL BE PRIVATE AND WILL REMAIN OPEN AND ACCESSIBLE TO THE PUBLIC EXCEPT FOR THE SERVICE DRIVES ON WEDDINGTON AVENUE.
- D. PEDESTRIAN SCALE LIGHTING WILL BE PROVIDED ALONG THE INTERIOR, PRIVATE STREETS AND THE PUBLIC STREETS THAT BORDER THE SITE.
- E. ALL FREESTANDING LIGHTING AND EXTERIOR LIGHTING ON BUILDINGS WILL BE CAPPED SO AS TO MINIMIZE THE IMPACT FROM LIGHTS THAT MAY BE VISIBLE FROM NEARBY PROPERTIES.
- F. ALL DUMPSTERS, LOADING AREAS AND SERVICE AREAS WILL BE SCREENED IN ACCORDANCE WITH SECTION 12.303 OF THE ORDINANCE.
- G. OFF-STREET VEHICULAR PARKING WILL BE PROVIDED WHICH MEETS OR EXCEEDS THE REQUIREMENTS OF THE ORDINANCE.
- H. THE PETITIONER RESERVES THE RIGHT TO CONSTRUCT PARALLEL PARKING WITHIN THE LIMITS OF THE PROJECT AND WITHIN THE RIGHT-OF-WAY ALONG WEDDINGTON AVENUE AS INDICATED ON THE REZONING SITE PLAN. THIS PARKING IS IN ADDITION TO THE MINIMUM REQUIRED PARKING FOR THE PROJECT.
- I. THE REQUIRED URBAN OPEN SPACE WILL MEET OR EXCEED THE REQUIREMENTS OF THE ORDINANCE.
- J. THE DEVELOPMENT OF THE PROJECT MAY BE PHASED, BUT LIMITED TO TWO (2) PHASES.
3. **STORM WATER MANAGEMENT**
- A. THE DEVELOPMENT OF THE SITE WILL COMPLY WITH THE POST CONSTRUCTION CONTROLS ORDINANCE (PCCO), THE CHARLOTTE-MECKLENBURG STORM WATER DESIGN MANUAL AND THE CHARLOTTE-MECKLENBURG BMP DESIGN MANUAL.
- B. THE STORM WATER DETENTION AND WATER QUALITY MEASURES MAY BE PROVIDED EITHER ON THE SURFACE OF THE SITE OR BELOW GRADE.
4. **TRANSPORTATION COMMITMENTS**
- A. THE PETITIONER WILL COORDINATE WITH CHARLOTTE DEPARTMENT OF TRANSPORTATION (CDOT) AND NORTH CAROLINA DEPARTMENT OF TRANSPORTATION (NCDOT) FOR THE EXTENSION OF BASCOM STREET FROM WEDDINGTON AVENUE TO 7TH STREET AS SHOWN ON THE REZONING SITE PLAN. THE BASCOM STREET EXTENSION SHALL BE CONSTRUCTED TO PUBLIC STREET STANDARDS AND DEDICATED TO THE CITY OF CHARLOTTE.
- B. THE VEHICULAR ACCESS TO THE SITE IS AS GENERALLY DEPICTED ON THE REZONING SITE PLAN WITH FULL ACCESS MOVEMENTS ON 7TH STREET AND WEDDINGTON AVENUE. THE EXACT LOCATION OF THE PRIVATE DRIVE MAY VARY DUE TO FINAL BUILDING LAYOUT AND APPROVAL FROM NCDOT AND CDOT.
5. **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.

ADJACENT PROPERTY OWNERS

1. ELIZABETH COURT CONDOMINIUMS
PID: 127-092-45 TO 127-092-89
2. HENRY R HELMS
3009 GRIFFITHS STREET
CHARLOTTE, NC 28203
PID: 127-092-20
3. WINTER ELIZABETH, LLC
1330 SPRINGS ST NW
ATLANTA, GA 30309
PID: 129-092-21
4. WINTER ELIZABETH, LLC
1330 SPRINGS ST NW
ATLANTA, GA 30309
PID: 129-092-21
5. MEREDITH KNOX
2625 E 5TH STREET
UNIT # A
PID: 127-131-27
- JACQUELINE LEE AND DENISE LEE
2625 E 5TH STREET
UNIT # B
PID: 127-131-28
- NICOLE L HAND
2625 E 5TH STREET
UNIT # C
PID: 127-131-29
- THOMAS DERHODES
2625 E 5TH STREET
UNIT # D
PID: 127-131-30
- HANNAH H LIM
2625 E 5TH STREET
UNIT # E
PID: 127-131-31
- SARAH J SMYTHE
2625 E 5TH STREET
UNIT # F
PID: 127-131-32
6. HENRY R HELMS
3009 GRIFFITHS STREET
CHARLOTTE, NC 28203
PID: 127-131-17
7. HENRY R HELMS
3009 GRIFFITHS STREET
CHARLOTTE, NC 28203
PID: 127-131-18
8. DANIEL J KUNKLEMAN
4001 WILSON DRIVE
CHARLOTTE, NC 28270
PID: 127-131-19
9. EVELYN H FURR
2010 SHARON LANE
CHARLOTTE, NC 28211
PID: 127-131-20
10. DANIEL KEMPF AND LISA BREITENBACH
2413 E 5TH STREET
CHARLOTTE, NC 28204
PID: 127-131-21
11. DAVID T LEE
2522 E 5TH STREET
CHARLOTTE, NC 28204
PID: 127-131-22
12. M&M INNOVATIVE PROPERTIES LLC
401 HAWTHORNE LANE
SUITE 110-224
CHARLOTTE, NC 28204
PID: 127-131-23
13. LINDSEY A MARKIN
2514 E 5TH STREET
CHARLOTTE, NC 28204
PID: 127-131-24
14. OJ WEAVER AND MAGERY S GARMON
536 BERTONLEY AVENUE
CHARLOTTE, NC 28211
PID: 127-131-25
15. MATTHEW W BARREAREE AND JOE COMER
2508 E 5TH STREET
CHARLOTTE, NC 28205
PID: 143-133-04
16. ROBERT E BRADDOCK JR AND JANET WATSON
2500 7TH STREET
CHARLOTTE, NC 28209
PID: 127-131-01
17. LUCILLE W CURTIS
2420 E 7TH STREET
CHARLOTTE, NC 28204
PID: 127-132-27
18. ROBERT J HARTLEY AND DEBRA R CORSBIE
16630 CHICAGO PLAZA,
APT 6
OMAHA, NE 68118
PID: 127-132-18
19. CATHERINE M MCGERALD
2414 E 7TH STREET
CHARLOTTE, NC 28204
PID: 127-132-19
20. JAMES O STASSINOS
4930 CHARMPEG AVENUE
CHARLOTTE, NC 28211
PID: 127-132-20
21. KATSUN LLC
8421 AMELIA DRIVE
CHARLOTTE, NC 28211
PID: 127-132-21
22. NANCY AND THOMAS KERR FREEMAN AND JANE P FREEMAN
2716 CHELSEA DRIVE
CHARLOTTE, NC 28209
PID: 127-132-01
23. KENNETH E GREER JR8
2348 E 7TH STREET
CHARLOTTE, NC 28204
PID: 127-133-11
24. TRAVIS V BROOKS
2342 E 7TH STREET
CHARLOTTE, NC 28204
PID: 127-133-12
25. HENRY R HELMS
3009 GRIFFITHS STREET
CHARLOTTE, NC 28203
PID: 127-092-02
26. MICHAEL S DOUGLAS
228 COTTAGE PLACE
CHARLOTTE, NC 28207
PID: 127-093-06
27. QUEEN CITY LUMBER AND SUPPLY CO
PO BOX 35084
CHARLOTTE, NC 28235
PID: 127-097-01

REZONING SUMMARY

EXISTING ZONING:

PROPOSED ZONING:

(PARCELS:

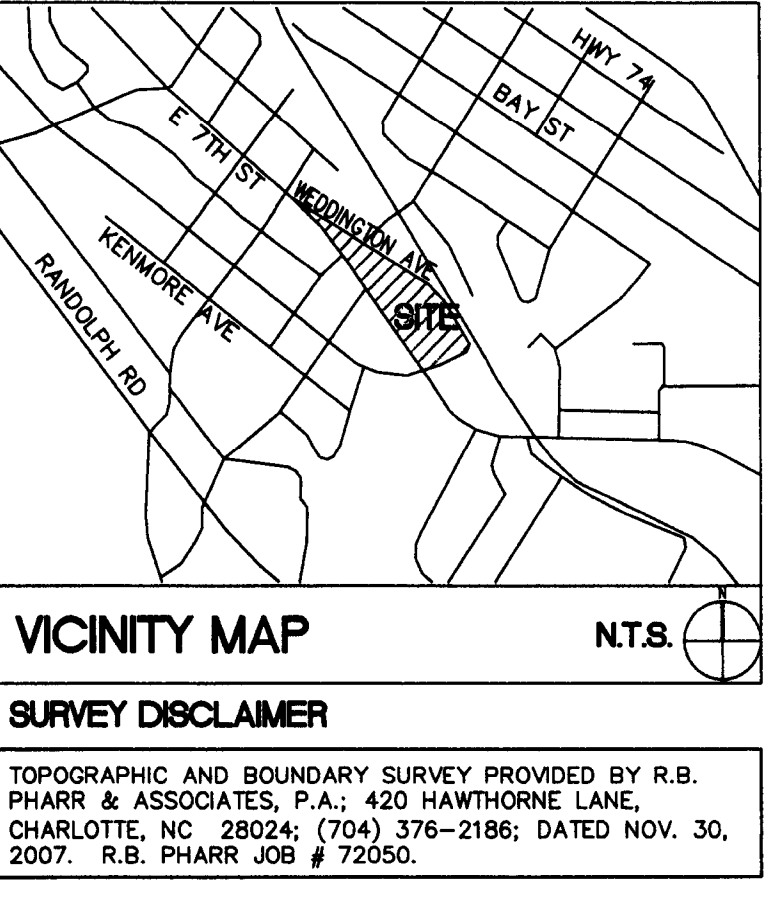
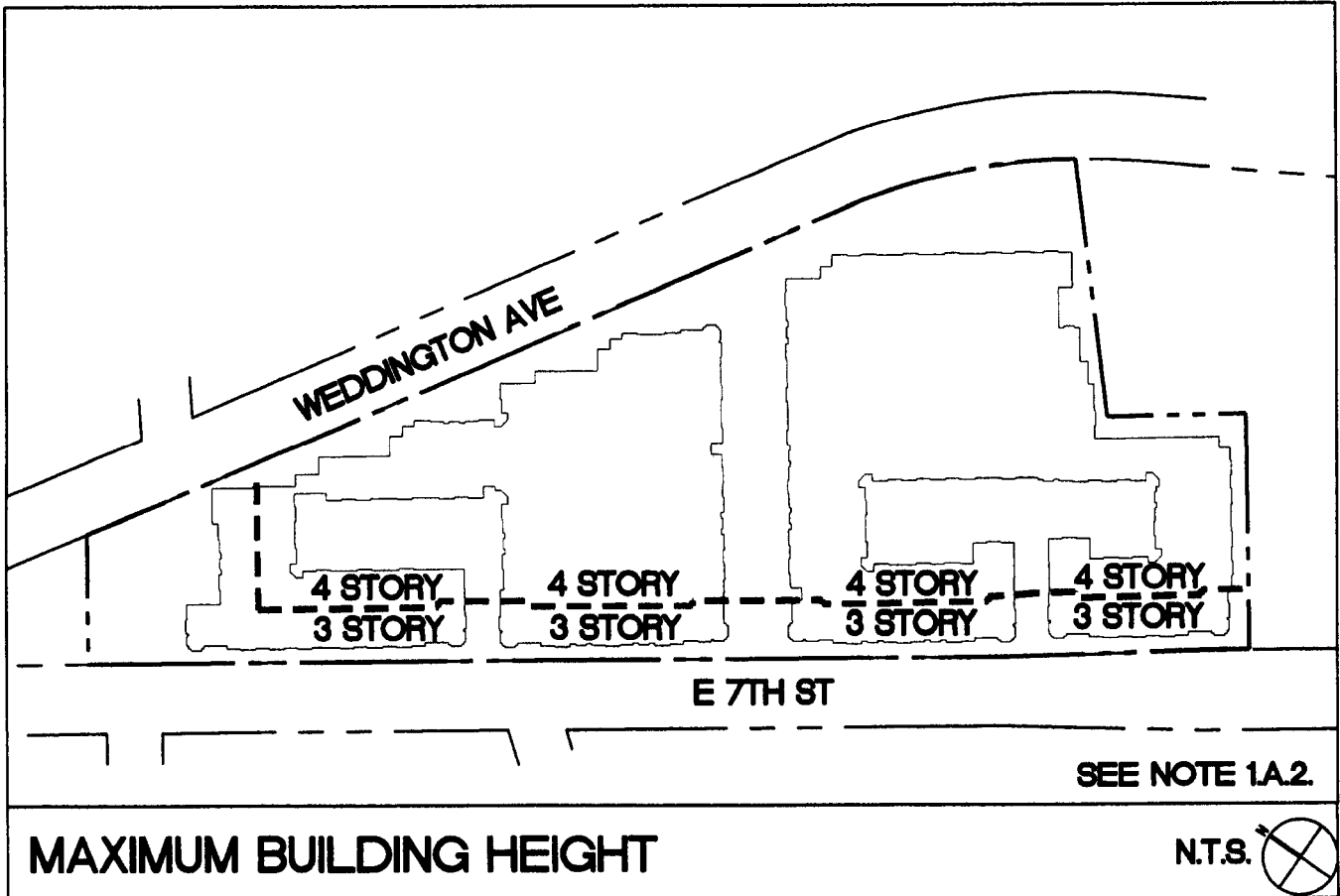
	R-22 MF	
	MUDD (CD)	
127-092-03	127-092-13	127-092-35
127-092-04	127-092-14	127-092-36
127-092-05	127-092-15	127-092-37
127-092-06	127-092-16	127-092-38
127-092-07	127-092-17	127-092-39
127-092-08	127-092-18	127-092-41
127-092-09	127-092-19	127-092-42
127-092-10	127-092-32	127-092-43
127-092-11	127-092-33	127-092-44
127-092-12	127-092-34	

DEVELOPMENT SITE AREA:

6.87 AC (TOTAL)

PETITIONER:

WINTER ELIZABETH, LLC
590 MEANS STREET, SUITE 220
ATLANTA, GA 30318



ColeJenest & Stone

Shaping the Environment
Realizing the Possibilities

Land Planning
Landscape Architecture
Civil Engineering
Urban Design

200 South Tryon Street, Suite 1400
Charlotte, North Carolina 28202
p+ 704.376.1555 f+ 704.376.7851
url+ www.colejeneststone.com

WINTER
ELIZABETH, LLC
590 MEANS STREET
SUITE 220
ATLANTA, GA 30318

WINTER
ELIZABETH

REZONING SITE
PLAN

Petition #

Project No.

3925

Issued

04/23/09

Revised

2609-048

SCALE: 1"=50'
0 25 50 100

RZ1.0

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FOR PUBLIC HEARING
PETITION #



3 VIEW AT COURTYARD ENTRY



2 BASCOM STREET ELEVATION



1 SEVENTH STREET PARTIAL ELEVATION



NarmourWright

127 W. Worthington Avenue
Suite 200
Charlotte, NC 28203
p 704.332.5668
f 704.332.9056
www.narmourwright.com

Progress Drawings

Not for pricing, permitting or construction. If used for estimating, it must be understood by all that the drawings and specifications at this point in time are incomplete and cannot be assumed to be the basis for correct budgeting or bidding.

Winter Elizabeth
Charlotte, North Carolina

REUSE
April 23, 2009
REZONING PETITION #:

PROJECT NUMBER
09-025

SCHEMATIC
ELEVATIONS FOR
REZONING

RZ2.0



NarmourWright

127 W. Worthington Avenue
Suite 200
Charlotte, NC 28203
p 704.332.5668
f 704.332.9556
www.narmourwright.com

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Progress Drawings

Not for pricing, permitting or construction. If used for estimating, it must be understood by all that the drawings and specifications at this point in time are incomplete and cannot be assumed to be the basis for correct budgeting or bidding.

Winter Elizabeth Charlotte, North Carolina

ISSUE:
April 23, 2019

REZONING PETITION # :

PROJECT NUMBER
19-005

SCHEMATIC
ELEVATIONS FOR
REZONING

RZ2.1



2 SEVENTH STREET PARTIAL ELEVATION



1 SEVENTH STREET PARTIAL ELEVATION

BFP - BACK FLOW PREVENTOR
C.C. - CURB CUT
C&G - CURB & GUTTER
CF - CATCH BASIN
CLFN - CHAINLINK FENCE
C.I. - CURB INLET
CONC. - CONCRETE
CMP - CORRUGATED METAL PIPE
CP - CALCULATED POINT
CPP - CORRUGATED PLASTIC PIPE
C/O - CLEAN OUT
D - DEED
D.B. - DEED BOOK
DI - DROP INLET
DIP - DUCTILE IRON PIPE
ECM - EXISTING CONCRETE MONUMENT
EI - EXISTING IRON PIPE
EIR - EXISTING IRON RING
EMM - EXISTING METAL MONUMENT
EN - EXISTING NAIL
EOG - EDGE OF GRAVEL
EP - EDGE OF PAVEMENT
EU - END UNKNOWN
FC - FIRE CONNECTION
FH - FIRE HYDRANT
FV - FIRE VALVE
GDH - GUARD POST
GM - GAS METER
GP - GATE POST
GV - GAS VALVE
GW - GUY WIRE
H - HIGH
HV - HIGH VENTILATION, AIR COND.
IG - IRRIGATION CONTROL VALVE

PROPERTY LINE	_____
PROPERTY LINE (NOT SURVEYED)	_____
RIGHT-OF-WAY	_____
RIGHT-OF-WAY (NOT SURVEYED)	_____
EASEMENT	_____
SETBACK	_____
CABLE TV LINE	C _____
FIBER OPTIC LINE	FO _____
GAS LINE	G _____
POWER LINE	_____
POWER LINE (UNDERGROUND)	UE _____
STANDARD SEWER PIPE	SS _____
STORM DRAIN PIPE	SD _____
TELEPHONE LINE	T _____
TELEPHONE LINE (UNDERGROUND)	UT _____
WATER LINE	W _____

BCH - BEECH
BRC - BIRCH
BRAD - BRADFORD P
CDR - CEDAR
CHY - CHERRY
CRP - CREPE MYRTLE
DGW - DOGWOOD
HIC - HICKORY
HOL - HOLLY
LOC - LOCUST
MAG - MAGNOLIA
MAP - MAPLE
PEC - PECAN
PIN - PINE
POP - POPLAR
SYC - SYCAMORE
TR - TREE
WLN - WALNUT
WLC - WILD CHERRY

ZONING RESTRICTIONS AS PER ZONING ORDINANCE:
SUBJECT PROPERTY ZONED: R-22MF

MINIMUM SETBACK: 20'
MINIMUM SIDE YARD: 5'
MINIMUM REAR YARD: 20'
MAXIMUM BUILDING HEIGHT: 40'

FOR FURTHER INFORMATION CONTACT THE
CHARLOTTE-MECKLENBURG ZONING DEPARTMENT
AT 704-336-3569.

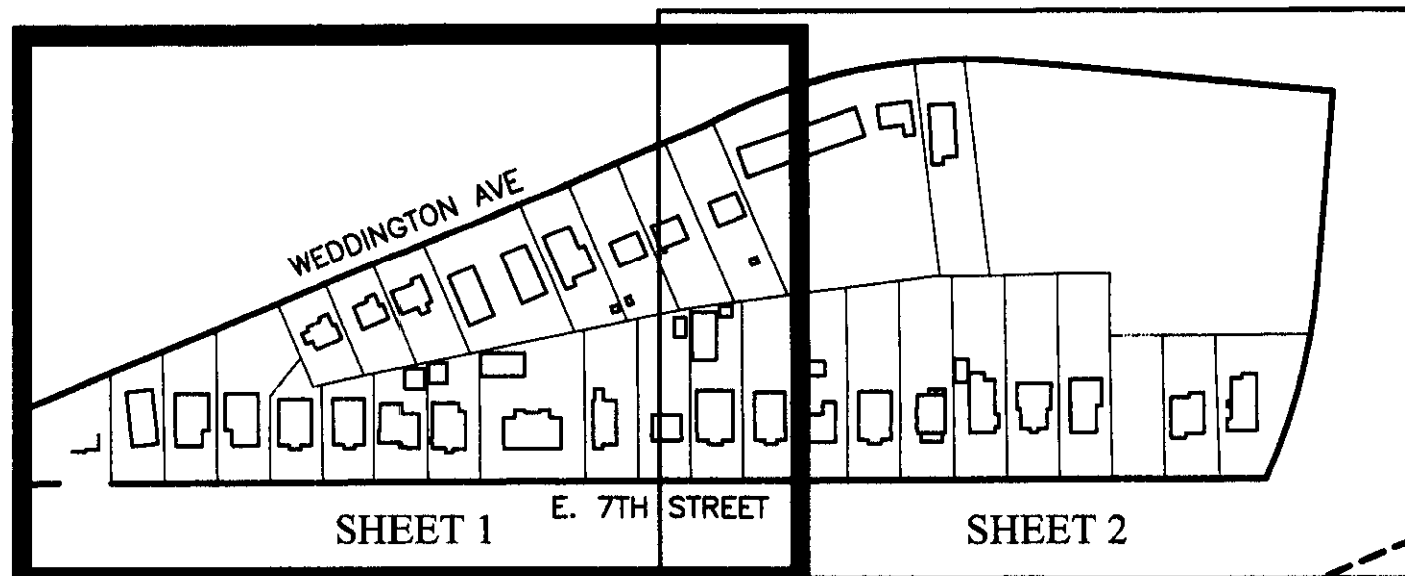
POWER
DUKE POWER ENERGY
1-800-777-9898

TELEPHONE
BELL SOUTH TELECOMMUNICATIONS
(704) 357-6974 NEW CONNECTIONS
(704) 357-5980 EXISTING SERVICES

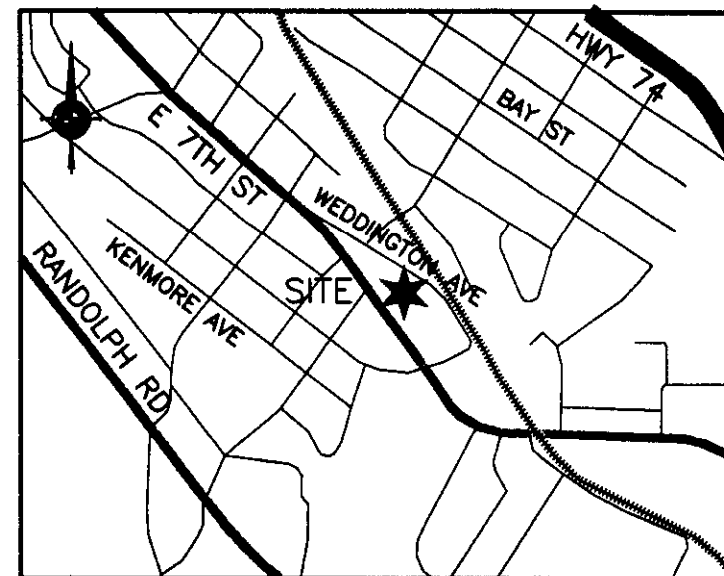
WATER & SEWER
CHAR.-MECK. UTILITY DEPT. (CMUD)
(704) 399-2221

GAS
PIEDMONT NATURAL GAS CO.
(704) 525-5585 NEW CONNECTIONS
(704) 525-5585 EXISTING CONNECTIONS

CABLE TELEVISION
TIME WARNER CABLE
1-877-566-4892



MAP KEY
NOT TO SCALE



VICINITY MAP
NOT TO SCALE

1. THIS PLAT IS NOT FOR RECORDATION AS PER G.S. 47-30 AS AMENDED.
2. ALL CORNERS MONUMENTED AS SHOWN.
3. NO RECOVERABLE NGS MONUMENT LOCATED WITHIN 2,000 FEET OF SUBJECT PROPERTY.
4. THE LOCATION OF UNDERGROUND UTILITIES SHOWN ON THIS MAP IS APPROXIMATE, BASED ON INFORMATION PROVIDED BY OTHERS OR BY FIELD LOCATION. UTILITY LOCATIONS AS SHOWN HEREON ARE INTENDED FOR PLANNING ONLY. ACTUAL LOCATION, SIZE, OR DEPTH OF LINES SHOULD BE VERIFIED WITH THE INDIVIDUAL UTILITY COMPANY BEFORE CONSTRUCTION.
5. THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A TITLE COMMITMENT RECORD. R.B. PHARK & ASSOCIATES, P.A. DOES NOT CLAIM THAT ALL MATTERS OF RECORD WHICH MAY OR MAY NOT AFFECT THE SUBJECT PROPERTY ARE SHOWN HEREON.
6. ELEVATIONS BASED ON N.G.S. MONUMENT "CHUBBY". ELEVATION = 699.67' (NAVD 88).
7. BROKEN LINES INDICATE PROPERTY LINES NOT SURVEYED.
8. E. 17TH STREET IS SHOWN AS A "MAJOR THOROUGHFARE" ON THE MECKLENBURG-UNION METROPOLITAN PLANNING ORGANIZATION THOROUGHFARE PLAN OF 2004 AND MAY BE SUBJECT TO A FUTURE RIGHT-OF-WAY OF 40' FROM CENTERLINE.
9. THE OFF-SITE RIGHT-OF-WAY SHOWN HEREON IS FOR ILLUSTRATIVE PURPOSES ONLY. THE UNDERSIGNED CERTIFIES ONLY TO THE RIGHT-OF-WAY WAS SURVEYED, AND THE WIDTH OF ANY ADJACENT PROPERTIES.

Winter Elizabeth, LLC ~ Parcel 1

That certain parcel of land, situated, lying and being in the City of Charlotte, Mecklenburg County, North Carolina and being more particularly described as follows:

COMMENCING at a *NGS Monument Chubby*, having NC Grid coordinates of *N53.343, 343.91, E1.466, 394.04*; that *74°15'38" W* a ground distance of *1,247.46* feet to a new nail, said nail having NC Grid coordinates of *N53.343, 343.91*; that *89°59'55" W* a ground distance of *1,476.71* feet to a new nail, said nail being at the intersection of the southerly margin of *Wedgefield Avenue* (a 60 foot public right-of-way), with the northerly corner of lands of *Elizabeth Court Condominiums* as shown on *Unit Ownership File 828, Page 1*, recorded in the *Mecklenburg County Public Registry*, which is the **POINT OF BEGINNING**;

Thence along the northerly and westerly lines of the aforesaid lands of *Elizabeth Court Condominiums* for the follows five (5) courses and distances: 1) *S49°59'55" W* a distance of *127.48* feet to an existing iron ring; 2) *S34°07'42" E* a distance of *14.91* feet to an existing iron ring; 3) *S89°59'55" W* a distance of *14.91* feet to an existing iron ring; 4) *S89°59'55" W* a distance of *57.78* feet to an existing iron ring; 5) *S55°03'18" W* a distance of *65.11* feet to an existing iron ring, said point being a common corner to the aforesaid lands of *Elizabeth Court Condominiums* as shown on *Unit Ownership File 828, Page 1*, recorded in the *Mecklenburg County Public Registry*; thence along a common line between the aforesaid Lots 32, 33, 3, *S54°59'31" W* a distance of *145.76* feet to a new nail, said point lying on the northeasterly margin of *East 7th Street* (a variable width public right-of-way); thence along the northeasterly margin of *East 7th Street* (a variable width public right-of-way); thence along the northeasterly margin of *East 7th Street* (a variable width public right-of-way); thence along a distance of *55.00* feet to an existing nail; 2) *S37°02'17" W* a distance of *55.18* feet to an existing iron ring; 3) the aforesaid *N63°00'04" W* a distance of *112.28* feet to an existing iron ring; 4) *S34°07'42" E* a distance of *14.91* feet to an existing iron ring; 5) *S89°59'55" W* a distance of *14.91* feet to an existing iron ring of *Lots 3 & 4* of the aforesaid *Map Book 3, Page 321*; thence along a common line between the aforesaid *Lots 3 & 4*, *N64°29'48" E* a distance of *114.76* feet to an existing iron pipe, said point lying on the aforesaid southerly margin of *Wedgefield Avenue*; thence along the southerly margin of *Wedgefield Avenue* (a 60 foot public right-of-way); thence along a distance of *767.17* feet to a new iron ring; and 2) with the arc of a circular curve turning to the right with a radius of *589.47* feet, an arc length of *188.43*, (chord of *S49°07'44" W* a distance of *187.17* feet) to the **POINT OF BEGINNING**;

Together with all of Lots 30 & 31 as shown on Map Book 3, Page 321, recorded in the Mecklenburg County Public Registry and being more particularly described as follows:

COMMENCING at a *NGS Monmouth Chubby*, having NC Grid coordinates of *N53.533, 343.91*, *E1.466, 395.4*, then *77.521°44'* W a ground distance of *7,162.41* feet to a existing punch-top pipe, said point lying at the intersection of the northerly margin of Firefighter Place and the public right-of-way; thence *S89°59'58"* E a distance of *145.83* feet to the common line between the *Monmouth* and *Ownership* File #28, Page 3, recorded in the Mecklenburg County Public Registry, with the easterly corner of the aforesaid Lot 30, having NC Grid coordinates of *N53.447, 96*, *E1.459, 397.70*, which is the **POINT OF BEGINNING**;

Thence along the aforesaid northerly margin of Firefighter Place, with an arc of a circular curve turning to the right with a radius of *760.29* feet, and an arc length of *152.55*, feet, to *N71°07'44"* E a distance of *145.83* feet to the common line between the northerly intersection of the aforesaid northerly margin of Firefighter Place, with the northerly margin of East 7th Street (a variable width public right-of-way); thence *N35°21'40"* W a distance of *110.08* feet to a new nail, said nail being a common corner to Lots 31 & 32 as shown on Map Book 3, Page 321, recorded in the Mecklenburg County Public Registry; thence along the common line between the two (2) aforesaid lots, *N53°53'11"* E a distance of *145.83* feet to a new iron rod, said point lying on the westerly line of the aforesaid lands of Elizabeth Court Condominiums; thence along the aforesaid westerly line *S35°24'40"* E a distance of *155.13* feet to a *POINT OF BEGINNING*.

Containing 19,731 square feet of 0.4530 acre.

Witness my hand and the seal of said County, this 28th day of November, 2007. (U.S. Map No. 3581).

TOTAL AREA
318,986 SQ. FT. OR 7.3230 ACRES

7TH STREET & WEDDINGTON AVENUE
CITY OF CHARLOTTE, MECKLENBURG COUNTY, N.C.
LOTS 4 THROUGH 21, 30 THROUGH 49, BLOCK 13
PART OF ROSEMOUNT, MAP BOOK 1, PAGE 321
PARCEL #: 127-092-03 TO 22, & 32 TO 44

R. B. PHARR & ASSOCIATES P.A.

REVISIONS 12/19/07 - ADD LEGAL DESCRIPTION. 03/09/09 - ADD R/R R/W & EASEMENTS.			SURVEY PREPARED FOR: WINTER ELIZABETH, LLC 7TH STREET & WEDDINGTON AVENUE CITY OF CHARLOTTE, MECKLENBURG COUNTY, N.C. LOTS 4 THROUGH 21, 30 THROUGH 49, BLOCK 13 PART OF ROSEMOND, MAP BOOK 1, PAGE 321 TAX PARCEL #: 127-092-03 TO 22, & 32 TO 44 SHEET # 1 OF 2		
			R.B. PHARR & ASSOCIATES, P.A. SURVEYING & MAPPING 420 HAWTHORNE LANE CHARLOTTE, N.C. 28204 TEL. (704) 376-2186		
CREW: DRAWN: REVISED:			SCALE: DATE:		FILE NO. W-3581 JOB NO. 72050
SM/PT	NM	CW	1" = 30' NOV 30, 2007		

THIS IS TO CERTIFY THAT THE SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS SHOWN ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FEDERAL INSURANCE ADMINISTRATION, DATED FEBRUARY 4, 2004

COMMUNITY PANEL NO. 370128 0187E; ZONE X

THIS IS TO CERTIFY THAT ON THE 30TH DAY OF SURVEY WAS MADE UNDER MY SUPERVISION OF THE PROPERTY AND THE IMPROVEMENTS, IF ANY, ARE AS SHOWN HEREON. THE TOTAL ERROR IN NORTH CAROLINA BOARD RULES 1600 EXCEED AN ERROR OF CLOSURE OF ONE (1) FOOT PER 10,000 THE SQUARE ROOT OF THE NUMBER OF ANGLES TURNED.

SIGNED

(IN FEET)

1 inch = 30 ft.

