

Key Plan

Rezoning Plan

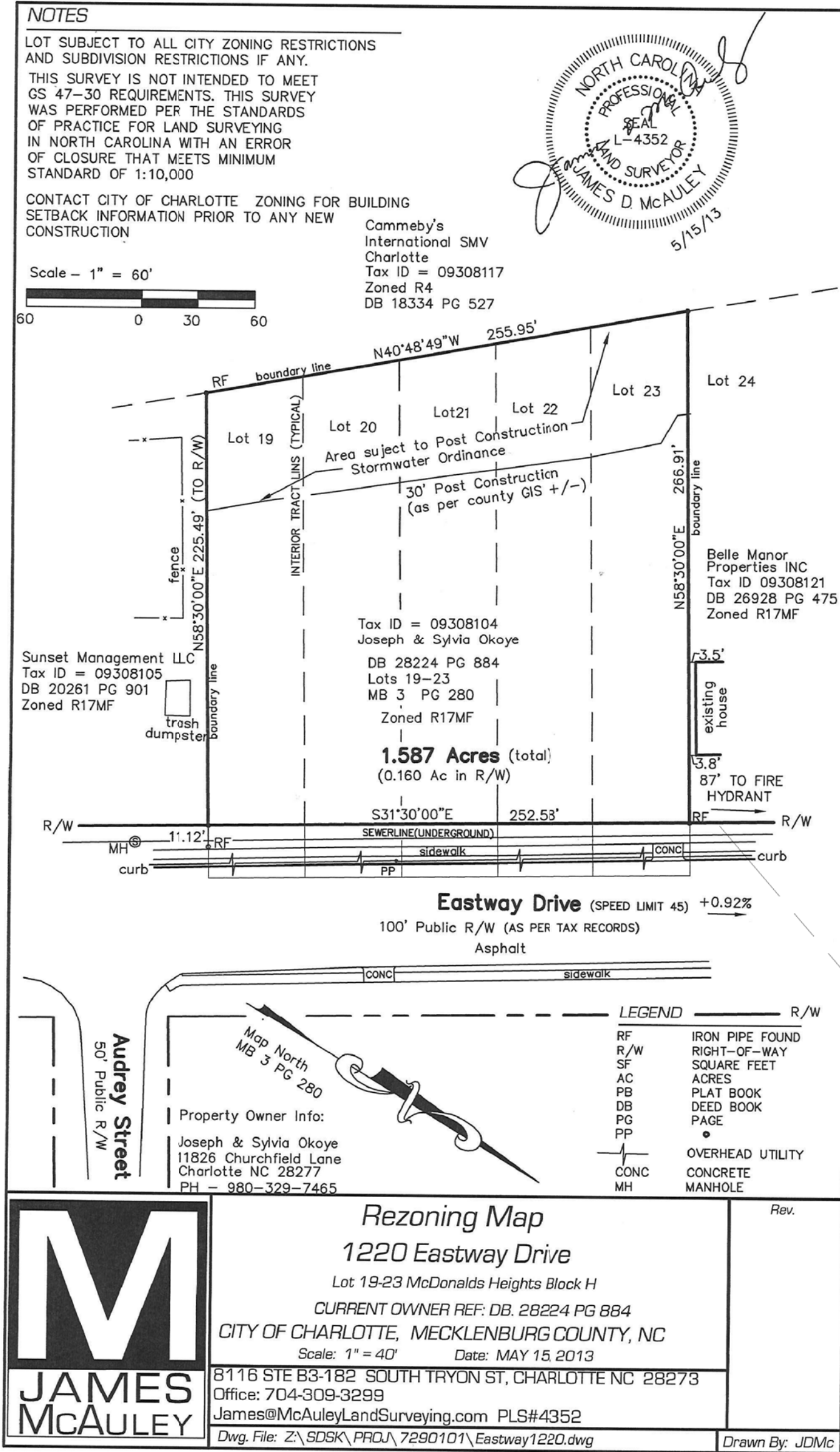
for  
DR. SYLVIA OKOYE &  
DR. JOSEPH OKOYE  
MEDICAL OFFICE  
Charlotte, North Carolina

No	01.03.14 Date	Resubmittal Description	INST(CD)
Project Principal		Mike Barnes , PE	
Project Manager		Stuart Wallace, AIA	
Project Architect		Stuart Wallace, AIA	
Project Engineer			
Drawn By		SW/JHB	

Pease Project Number 213539  
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Rezoning Plan  
2013-079

A001



REZONING GENERAL NOTES:

1. PROPOSE CHANGE OF ZONING TO **INST (CONDITIONAL)** FROM EXISTING ZONING OF R17MF.
2. NEW BUFFER REQUIREMENTS ARE BASED ON C CLASS PER TABLE 12.302(b) AND 2.0 ACRES.
3. DETACHED LIGHTING WILL BE LIMITED TO A MAX. HEIGHT OF 20'. ALL LIGHTING WILL UTILIZE FULL CUT-OFF FIXTURES.

SITE ACREAGE: 1.59 ACRES  
TAX PARCEL: 093-081-04  
EX. ZONING: R-17 MF  
PROP. ZONING: INST. (CONDITIONAL)  
EX. USE: VACANCY  
PROP. USE: MEDICAL OFFICE/GENERAL OFFICE  
MAX SF: 5,000SF  
MAX HT: 40'-0"  
PARKING RATIO: 1 SPACE PER 200 SF

CAMMEBY'S INTERNATIONAL SMV  
CHARLOTTE  
TAX ID= 09308117  
ZONED R4  
DB 18334 PG 527  
USE: RETIREMENT CENTER/  
NURSING HOME

MICHAEL T. GARNER  
TAX ID= 09308114  
ZONED R4  
USE: SINGLE FAMILY

**PROPOSED BUILDING MATERIALS:**

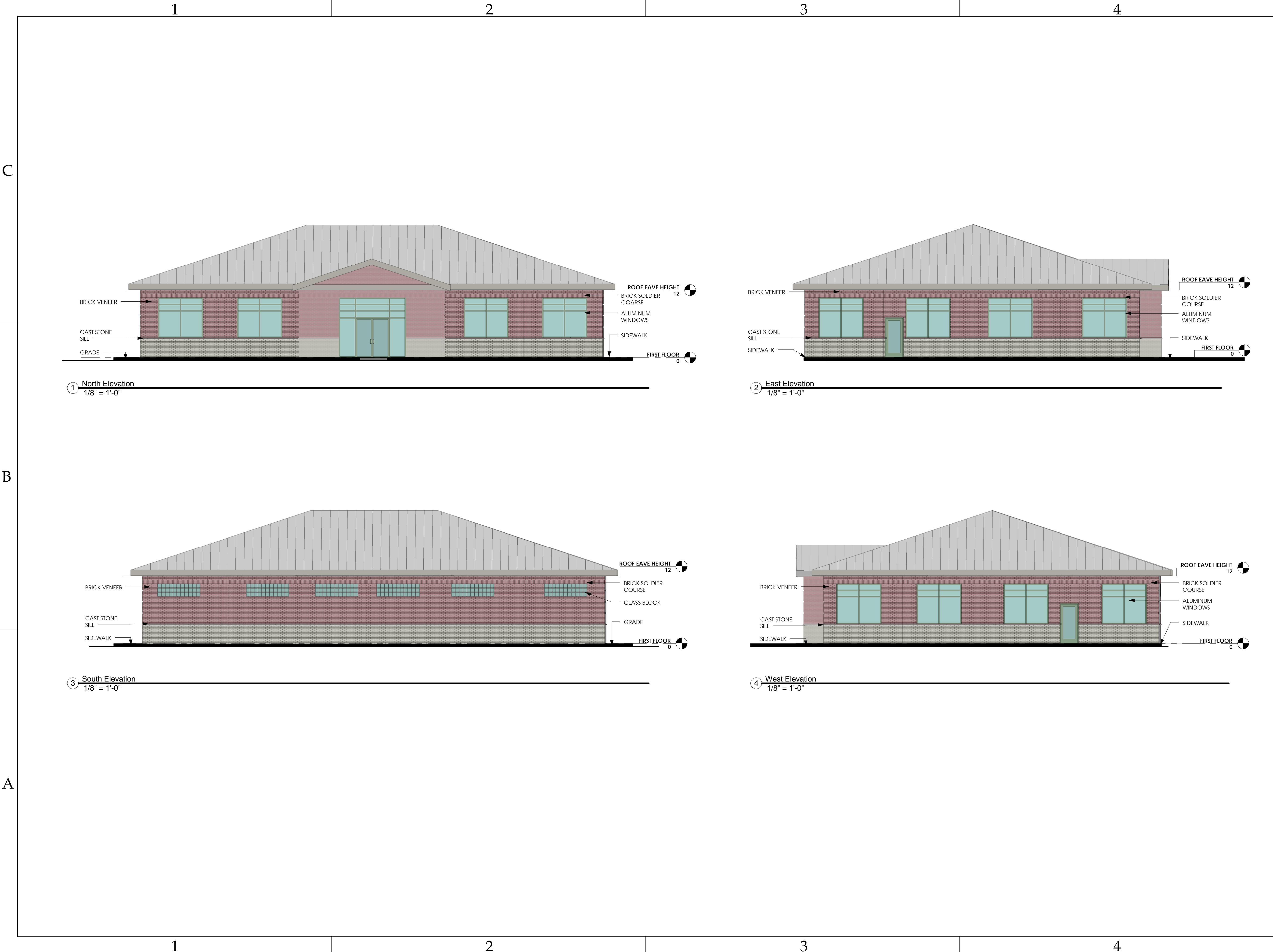
- BRICK/CAST STONE MASONRY VENEER
- CAST STONE PARAPET CAP
- ALUMINUM STOREFRONT WINDOWS
- SLOPED METAL ROOFING/ GLASS BLOCK WINDOWS

BELLE MANOR PROPERTIES INC  
TAX ID 09308121  
DB 26928 PG 475  
ZONED R17MF  
USE: SINGLE FAMILY

TAX ID= 09308104  
JOSEPH AND SYLVIA OKOYE  
DB 28224 PG 884  
LOTS 19-23  
MB 3 PG 280  
ZONED R17MF

SUNSET MANAGEMENT LLC  
TAX ID= 09308105  
DB 20261 PG 901  
ZONED R17MF  
USE: DAYCARE





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Building  
Elevations  
2013-079

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