

CITY CDPetition No. 88-27
Arrowood Ltd.
Partnership Part IIORDINANCE NO. 2417-ZAN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

WHEREAS, a petition was presented to the City Council of the City of Charlotte requesting the rezoning of a 5.32 acre tract located on the north side of Arrowood Road relocation west of South Boulevard from R-15MF(CD) to O-15(CD); and

WHEREAS, the petition for rezoning for a parallel conditional use district as permitted by Section 3201 was submitted to the Charlotte-Mecklenburg Planning Commission, was accompanied by a schematic plan, complied with all application requirements as specified in Section 3202.1 and 3202.2, and was recommended for approval by the Charlotte-Mecklenburg Planning Commission; and

WHEREAS, the City Council has authority to amend the Zoning Ordinance by Section 1300 and a public hearing was held on April 8; and

WHEREAS, in the passage of this ordinance the City Council of the City of Charlotte has considered the promotion of the health, safety, general welfare, and public interest of the community, and each of the following which are required by Section 3202.3:

1. The policies and objectives of the comprehensive plan, particularly in relation to the proposed site and surrounding area.
2. The potential adverse impacts on the surrounding area, especially in regards but not limited to traffic, storm drainage, land values and compatibility of land use activities.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That Section 1005 of the City of Charlotte Zoning Ordinance is hereby amended by changing from R-15MF(CD) to O-15(CD) on the Official Zoning Map, City of Charlotte, North Carolina the following described property:

PARCEL I: R-12MF(CD) and B-D to B-P

BEGINNING at a point in the northerly margin of the right-of-way of Sweden Road, said point being the southwesternmost corner of the property conveyed to Regents, Inc. as same is described in deed recorded in Deed Book 3982 at Page 796 in the Mecklenburg County Public Registry, and running thence with the northerly margin of said right-of-way N 66-49-37 W 101.78 feet to a point in the westerly margin of the right-of-way of England Street; thence with the westerly margin of said right-of-way S 23-10-23 W 79.90 feet to a point; thence N 66-49-37 W 412.09 feet to a point; thence N 14-57-14 E 80.72 feet to a point; thence N 14-57-53 E 427.37 feet to the point; thence S 55-43-58 W 29.80 feet to a point; thence S 88-41-35 W 91.50 feet to a point; thence N 04-56-23 E 86.98 feet to a point; thence N 50-21-58 E 130.57 feet to a point; thence N 13-01-03 E 138.60 feet to a point; thence N 40-48-06 W 126.14 feet to a point; thence N 04-46-37 E 329.60 feet to a point; thence N 48-05-31 E 106.44 feet to a point; thence N 58-31-13 E 402.26 feet to a point; thence N 70-35-52 W 136.95 feet to a point; thence N 31-18-23 E 1070.25 feet to a point; thence N 78-48-42 W 322.77 feet to a point; thence N 18-15-17 W 92.37 feet to a point in the approximate centerline of the right-of-way of Arrowood Road (Relocation) (under construction); thence with the approximate centerline of said right-of-way five (5) calls and distances as follows: (1) N 78-08-53 E 82.57 feet to a point; (2) in a northeasterly direction with the arc of a circular curve to the right, having a radius of 1145.92 feet, an arc distance of 520.96 feet to a point; (3) S 78-48-13 E 389.79 feet to a point; (4) in a southeasterly direction with the arc of a circular curve to the left, having a radius of 1450.21 feet, an arc distance of 330.38 feet to a point; and (5) N 88-06-55 E 307.09 feet to a point in the approximate centerline of the tracks of Southern Railroad; thence with the approximate centerline of said tracks S 08-56-08 E 905.35 feet to a point; thence S 85-57-54 W 441.98 feet to a point; thence S 05-16-28 E 635.12 feet to a point; thence S 73-30-17 W 369.09 feet to a point; thence N 70-52-01 W 589.92 feet to a point in the southeasterly margin of the right-of-way of England Street Extension; thence with the southeasterly margin of said right-of-way two (2) calls and distances as follows: (1) in a southwesterly direction with the arc of a circular curve to the left, having a radius of 360.00 feet, an arc distance of 168.21 feet to a point; (2) S 23-25-14 W 1239.52 feet to a point, the point or place of beginning, all as shown on map prepared by Brice-Morris Architects, dated February 26, 1988, entitled Rezoning Map - Arrowood Limited Partnership, reference to which map is hereby made.

PARCEL II: R-9 to I-1

BEGINNING at a point in the approximate centerline of the tracks of the Southern Railroad, said point being located three (3) calls and distances along the approximate centerline of said tracks from the easternmost corner of the property conveyed to City of Charlotte as same is described in deed recorded in Deed Book 4147 at Page 370 of the Mecklenburg County Public Registry as follows: (1) N 25-00-19 E 263.34 feet to a point; (2) N 22-25-55 E 239.77 feet and (3) N 19-18-49 E

36.03 feet to the Beginning point, and running thence N 71-08-22 W 555.65 feet to a point; thence N 69-02-38 E 660.80 feet to a point; thence in a southerly direction with the arc of a circular curve to the right, having a radius of 1,910.08 feet, an arc distance of 461.65 feet to a point, the point or place of beginning, all as shown on map prepared by Brice-Morris Architects, dated February 26, 1988, entitled Rezoning Map - Arrowood Limited Partnership, reference to which map is hereby made.

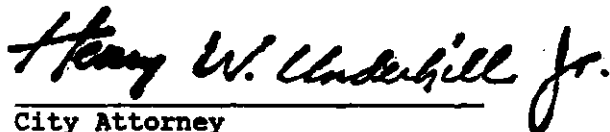
PARCEL III: R-15MF(CD) to 0-15(CD)

BEGINNING at a point in the approximately centerline of the right-of-way of Arrowood Road (Relocation) (under construction), said point being the southwesternmost corner of the property described hereinafter as Parcel III, and running thence with approximately centerline of said right-of-way two calls and distances as follows: (1) in a northwesterly direction with the arc of a circular curve to the left, having a radius of 1,145.92 feet, an arc distance of 6.49 feet to a point; and (2) S 75-08-53 W 82.57 feet to a point; thence N 18-15-17 W 646.75 feet to a point; thence N 48-05-40 E 406.63 feet to a point; thence S 85-00-00 E 22.05 feet to a point; thence S 18-15-17 E 701.78 feet to a point, the point or place of beginning, all as shown on map prepared by Brice-Morris Architects, dated February 26, 1988, entitled Rezoning Map - Arrowood Limited Partnership, reference to which map is hereby made.

Section 2. That all subsequent development and use of the property shall be in accordance with the approved plan.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:


City Attorney

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 19 88, the reference having been made in Minute Book 90, and is recorded in full in Ordinance Book 37, at page 52-54B.

Pat Sharkey
City Clerk

CITY B-1SCD

Petition No. 88-27
Arrowood Ltd.
Partnership Part III

ORDINANCE NO. 2417-Z

AN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

WHEREAS, a petition was presented to the City Council of the City of Charlotte requesting the rezoning of a 17.5 acre tract located on the north side of Arrowood Road relocation west of South Boulevard changing from R-15MF(CD) to B-1SCD; and

WHEREAS, the petition for rezoning for a parallel conditional use district as permitted by Section 3210 was submitted to the Charlotte-Mecklenburg Planning Commission, was accompanied by a schematic plan, complied with all the application requirements as specified in Section 3202 and 3210.2 and was recommended for approval by the Charlotte-Mecklenburg Planning Commission; and

WHEREAS, the City Council has authority to amend the Zoning Ordinance by Section 1300 and a public hearing was held on April 18; and

WHEREAS, in the passage of this ordinance the City Council of the City of Charlotte has considered the promotion of the health, safety, general welfare, and public interest of the community, and each of the following which are required by Section 3210.5:

- .1 Access to public streets and the adequacy of those streets to carry anticipated increased traffic.
- .2 On-site circulation for both pedestrian and vehicular traffic.
- .3 Adequacy of existing community facilities such as water, sewer, police and, fire protection.
- .4 Relationship to and impacts upon adjoining and nearby properties and the adequacy of proposed measures to minimize any adverse impacts.
- .5 For proposed shopping centers, the appropriateness of the proposal in relationship to the policies and objectives of the comprehensive plan and to a more detailed area plan, if available.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That Section 1005 of the City of Charlotte Zoning Ordinance is hereby amended by changing from R-15MF(CD) to B-1SCD on the Official Zoning Map, City of Charlotte, N.C. the following described property:

PARCEL IV: R-15MF(CD) to B-1SCD

BEGINNING at a point in the approximate centerline of the tracks of the Southern Railroad, said point also being the southeasternmost corner of the property conveyed to Zemma Roton Benfield as same is described in deed recorded in Deed Book 4680 at Page 628 of the Mecklenburg County Public Registry, and running thence with the approximate centerline of said tracks S 08-56-08 E to a point in the approximate centerline of the right-of-way Arrowood Road (Relocation) (under construction); thence with the approximate centerline of said right-of-way four (4) calls and distances as follows: (1) S 88-06-55 W 307.09 feet to a point; (2) in a northwesterly direction with the arc of a circular curve to the right, having a radius of 1,450.21 feet, an arc distance of 330.38 feet to a point; (3) N 78-48-13 W 389.79 feet to a point; and (4) in a northwesterly direction with the arc of a circular curve to the left, having a radius of 1,145.92 feet, an arc distance of 203.18 feet to a point; thence N 18-15-17 W 701.78+40 feet to a point; thence S 85-00-00 E 802.95 feet to a point in the westerly property line of the aforesaid Benfield property; thence with the westerly and southerly property lines of said Benfield property, two (2) calls and distances as follows: (1) S 03-23-10 W 211.30 feet to a point; and (2) N 87-22-20 E 576.48 feet to a point, the point or place of beginning, all as shown on map prepared by Brice-Morris Architects, dated February 26, 1988, entitled Rezoning Map - Arrowood Limited Partnership, reference to which map is hereby made.

Section 2. That all subsequent development and use of the property shall be in accordance with the approved plan.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

Henry W. Underhill Jr.

City Attorney

Read, approved, and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 19 88, the reference having been made in Minute Book 90, and is recorded in full in Ordinance Book 37, at page 52 -54B.

Pat Sharkey
City Clerk

DATE 5/16/88

CITY ZONE CHANGE

Petition No. 88-28
Arrowood Ltd. Partnership
Part I

ORDINANCE NO. 2418-Z

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That Section 1005 of the City of Charlotte Zoning Ordinance is hereby amended by change from R-9, R-12MF(CD), and B-D to BP and I-1 for 77.05 acres located on the west side of South Boulevard, north of Sweden Road, extending to Arrowood Road Extensio on the Official Zoning Map, City of Charlotte, N.C. the following described property:

PARCEL I: R-12MF(CD) and B-D to B-P

BEGINNING at a point in the northerly margin of the right-of-way of Sweden Road, said point being the southwesternmost corner of the property conveyed to Regents, Inc. as same is described in deed recorded in Deed Book 3982 at Page 796 in the Mecklenburg County Public Registry, and running thence with the northerly margin of said right-of-way N.66-49-37W. 101.78 feet to a point in the westerly margin of the right-of-way of England Street; thence with the westerly margin of said right-of-way S.23-10-23W. 79.90 feet to a point; thence N.66-49-37W. 412.09 feet to a point; thence N.14-57-14E. 80.72 feet to a point; thence N.14-57-53E. 427.37 feet to a point; thence S.55-43-58W. 29.80 feet to a point; thence S.88-41-35W. 91.50 feet to a point; thence N.04-56-23E. 86.98 feet to a point; thence N.50-21-58E. 130.57 feet to a point; thence N.13-01-03E. 138.60 feet to a point; thence N.40-48-06W. 126.14 feet to a point; thence N.04-46-37E. 329.60 feet to a point; thence N.48-05-31E. 106.44 feet to a point; thence N.58-31-13E. 402.26 feet to a point; thence N.70-35-52W. 136.95 feet to a point; thence N.31-18-23E. 1,070.25 feet to a point; thence N.78-48-42W. 322.77 feet to a point; thence N.18-15-17W. 92.37 feet to a point in the approximately centerline of the right-of-way of Arrowood Road (Relocation) (under construction); thence with the approximate centerline of said right-of-way five (5) calls distances as follows: (1) N.75-08-53E. 82.57 feet to a point; (2) in a northeasterly direction with the arc of a circular curve to the right, having a radius of 1,145.92 feet, an arc distance of 520.96 feet to a point; (3) S.78-48-13E. 389.79 feet to a point; (4) in a southeasterly direction with the arc of a circular curve to the left, having a radius of 1,450.21 feet, an arc distance of 330.38 feet to a point; and (5) N.88-06-55E. 307.09 feet to a point in the approximate centerline of the tracks of Southern Railroad; thence with the approximate centerline of said tracks S.08-56-08E. 905.35 feet to a point; thence S.85-57-54W. 441.98 feet to a point; thence S.05-16-28E. 635.12 feet to a point; thence S.73-30-17W. 369.09 feet to a point; thence N.70-52-01W. 589.92 feet to a point in the

southeasterly margin of the right-of-way of England Street Extension; thence with the southeasterly margin of said right-of-way two (2) calls and distances as follows: (1) in a southwesterly direction with the arc of a circular curve to the left, having a radius of 360.00 feet, an arc distance of 168.21 feet to a point; (2) S.23-25-14W. 1,239.52 feet to a point, the point or place of beginning, all as shown on map prepared by Brice-Morris Architects, dated February 26, 1988, entitled Rezoning Map - Arrowood Limited Partnership, reference to which map is hereby made.

PARCEL II: R-9 to I-1

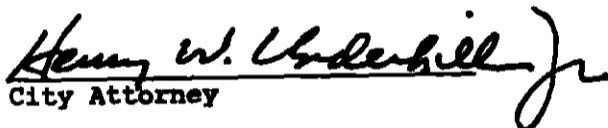
BEGINNING at a point in the approximate centerline of the tracks of the Southern Railroad, said point being located three (3) calls and distances along the approximate centerline of said tracts from the easternmost corner of the property conveyed to City of Charlotte as same is described in Deed Book 4147 at Page 370 of the Mecklenburg County Public Registry as follows:

(1) N.25-00-19E. 263.34 feet to a point; (2) N.22-25-55E. 239.77 feet and (3) N.19-18-49E. 36.03 feet to the Beginning point, and running thence N.71-08-22W. 555.65 feet to a point; thence N.69-02-38 E. 660.80 feet to a point; thence in a southerly direction with the arc of a circular curve to the right, having a radius of 1,910.08 feet, an arc distance of 461.65 feet to a point, the point or place of beginning, all as shown on map prepared by Brice-Morris Architects, dated February 26, 1988, entitled Rezoning Map - Arrowood Limited Partnership, reference to which map is hereby made.

Section 2. That all subsequent development and use of the property shall be in accordance with the approved plan.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:


City Attorney

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 1988, the reference having been made in Minute Book 91, at page ; Ordinance Book 37 at Pages 55-56.

Pat Sharkey
City Clerk

CITY ZONE CHANGE

Petition No. 88-30
Connecticut Central Life
Insurance

ZONING REGULATIONS

MAP AMENDMENT NO. 2419-Z

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That Section 1005 of the City of Charlotte Zoning Ordinance is hereby amended by change from B-1, B-2, and I-1 to B-D on the Official Zoning Map, City of Charlotte, N.C. the following described property:

BOUNDARY DESCRIPTION

BEGINNING at the intersection of the northerly right-of-way of Clanton Road and the westerly right-of-way line of St. Vardell Lane and running thence with said right-of-way with Clanton Road N.59-43-12W. 200.0 feet to the easterly right-of-way line of I-77, thence with said right-of-way of I-77 two (2) courses as follows: (1) N.35-40-30W. 40.34 feet, (2) N.02-45-30E. 215.0 feet; thence S.58-30-32E. 396.26 feet to the easterly right-of-way of St. Vardell Lane; thence N.30-16-48E. 48.38 feet; thence with the arc of a circular curve to the left having a radius of 1462.40 feet an arc distance of 138.03 feet; thence N.24-52-20E. 64.45 feet; thence with the arc of a circular curve to the right having a radius of 60.0 feet an arc distance of 43.36 feet; thence with the arc of a circular curve to the left having a radius of 60.0 feet an arc distance of 257.22 feet; thence with the arc of a circular curve to the right having a radius of 60.0 feet an arc distance of 42.44 feet; thence N.57-58-36W. 75.72 feet; thence N.64-03-36W. 94.33 feet; thence N.57-58-36W. 280.0 feet to a point in the westerly right-of-way of I-77; thence with said right-of-way six (6) courses as follows: (1) N.09-18-54E. 312.23 feet, (2) N.14-56-54E. 194.69 feet, (3) N.21-50-54E. 328.67 feet, (4) N.30-45-54E. 139.93 feet, (5) N.30-41-33E. 260.70 feet, (6) N.18-44-01E. 85.63 feet; thence S.30-56-52E. 52.97 feet; thence S.20-12-28E. 107.24 feet; thence S.13-47-57E. 214.21 feet; thence S.17-46-51E. 52.48 feet; thence S.50-05-25E. 64.63 feet; thence S.44-50-05E. 64.76 feet; thence S.59-05-18E. 51.62 feet; thence S.04-57-35E. 54.11 feet; thence S.22-18-40E. 48.04 feet; thence S.00-19-18W. 43.10 feet; thence S.11-00-58E. 42.13 feet; thence S.16-27-21E. 42.74 feet; thence S.35-49-20W. 60.86 feet;

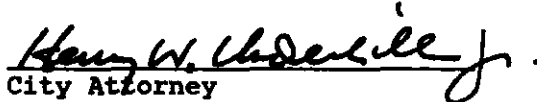
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thence S.35-23-15E. 113.48 feet; thence S.34-47-10E. 216.47 feet;
thence N.42-19-50E. 548.94 feet; thence N.43-37-13E. 12.16 feet;
thence S.20-22-47E. 48.83 feet; thence S.22-03-31E. 88.18 feet;
thence S.21-59-40E. 57.39 feet; thence S.02-05-11W. 371.78 feet;
thence S.02-10-24W. 526.95 feet; thence S.56-20-51E. 241.33 feet
to a point in the westerly right-of-way of South Tryon Street;
thence with said right-of-way three (3) courses as follows:
(1) S.33-36-27W. 265.34 feet, (2) S.33-25-25W. 319.84 feet,
(3) with the arc of a circular curve to the right having a radius
of 36.50 feet an arc distance of 52.96 feet to the Northerly
right-of-way line of Clanton Road; thence with said right-of-way
five (5) courses as follows: (1) N.63-26-12W. 131.86 feet,
(2) N.65-18-53W. 454.01 feet, (3) N.65-18-53W. 333.94 feet,
(4) N.24-41-07E. 57.55 feet, (5) N.59-43-12W. 150.29 to the
BEGINNING and containing approximately 42.172 acres.

Section 2. That this ordinance shall become effective upon its
adoption.

APPROVED AS TO FORM:


City Attorney

Read, approved and adopted by the City Council of the City of
Charlotte, North Carolina, in regular session convened on the 16th
day of May, 19 88, the reference having been made
in Minute Book 90, at page _____, and is recorded in full in
Ordinance Book 37, at page 57-57A.

Pat Sharkey
City Clerk

5/16/88

CITY CDPetition No. 88-31
City of CharlotteORDINANCE NO. 2420-ZAN ORDINANCE AMENDING THE CITY CODE WITH RESPECT TO THE ZONING ORDINANCE.

WHEREAS, a petition was presented to the City Council of the City of Charlotte requesting the rezoning of a 87 acre tract located off of Billy Graham Parkway bounded on the west by Tyvola Road Extension and on the east by the new Coliseum; and

WHEREAS, the petition for rezoning for a parallel conditional use district as permitted by Section 3201 was submitted to the Charlotte-Mecklenburg Planning Commission, was accompanied by a schematic plan, complied with all application requirements as specified in Section 3202.1 and 3202.2, and was recommended for approved by the Charlotte-Mecklenburg Planning Commission; and

WHEREAS, the City Council has authority to amend the Zoning Ordinance by Section 1300 and a public hearing was held on April 18; and

WHEREAS, in the passage of this ordinance the City Council of the City of Charlotte has considered the promotion of the health, safety, general welfare, and public interest of the community, and each of the following which are required by Section 3202.3:

1. The policies and objectives of the comprehensive plan, particularly in relation to the proposed site and surrounding area.
2. The potential adverse impacts on the surrounding area, especially in regards but not limited to traffic, storm drainage, land values and compatibility of land use activities.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHARLOTTE:

Section 1. That Section 1005 of the City of Charlotte Zoning Ordinance is hereby amended by changing from R-9 and R-15 to O-15(CD) on the Official Zoning Map, City of Charlotte, North Carolina the following described property:

PROPOSED ZONING DESCRIPTION

AREA I

Beginning at a point in the easterly right-of-way of New Tyvola Road Extension, where said right-of-way is intersected by the center (or thread) of Sugar Creek; and said point also being located S.46-58-12E., approximately 272 feet from the "TS" point at Station 142 + 93.78, as shown on engineering plans of New Tyvola Road Extension, by Ralph Whitehead and Associates.

Thence running along the right-of-way line of Tyvola Road Extension, the following courses and distances as shown:

| <u>LINE</u> | <u>BEARING</u> | <u>DISTANCE (FEET)</u> |
|-------------|-------------------|------------------------|
| L-1 | N.46-58-12W. | 272.00 |
| C-2 | SPIRAL CURVE | LS = 200.00 |
| | CH. N.45-48-48W. | 196.58 |
| C-3 | R = 1581.52' | 522.21 |
| | CH. N.34-00-38W. | LS = 200.00 |
| C-4 | SPIRAL CURVE | LS = 200.00 |
| | CH. N.21-42-34W. | 195.10 |
| C-5 | R = 3764.22' | 897.68 |
| | CH. N.12-43-09-W. | 895.56 |
| | SPIRAL CURVE | LS = 114.75 |
| | CH. N.-4-42-04W. | 112.11 |
| L-7 | N.86-49-18E. | 11.00 |
| C-8 | SPIRAL CURVE | LS = 85.25 |
| | CH. N.1-37-42W. | 81.43 |
| L-9 | N.69-17-54E. | 62.82 |
| L-10 | N.1-54-06-E. | 27.05 |
| L-11 | N.57-40-43W. | 66.85 |
| C-12 | R = 1206.74' | 85.30 |
| | CH. N.6-10-36E. | 85.28 |

To a point where the new right-of-way of Yorkmont Road intersects the right-of-way of said Tyvola Road Extension:

Thence along the new right-of-way of said Yorkmont Road, the following courses and distances:

| | | |
|------|------------------|--------|
| L-13 | N.58-42-48E. | 156.79 |
| L-14 | S.73-54-54E. | 66.16 |
| C-15 | R = 527.46' | 154.46 |
| | CH. S.82-18-45E. | 153.91 |
| L-16 | N.89-17-56E. | 300.00 |
| C-17 | R = 904.93 | 151.13 |
| | CH. S.85-55-00E. | 150.96 |
| L-18 | S.81-07-38E. | 103.66 |
| L-19 | N.3-34-22W. | 36.31 |
| L-20 | N.22-54-38E. | 66.54 |
| L-21 | N.81-07-56W. | 111.98 |
| C-22 | R = 1004.93' | 25.26 |

| | | |
|------|------------------|--------|
| | CH. N.81-50-45W. | 25.57 |
| L-23 | N.35-15-41W. | 66.12 |
| C-24 | R = 427.46' | 157.91 |
| | CH. N.29-25-02E. | 157.01 |
| L-25 | N.40-00-00E. | 155.62 |
| L-26 | S.50-00-00E. | 5.00 |
| L-27 | N.40-00-00E. | 25.00 |
| L-28 | N.50-00-00-W. | 5.00 |
| L-29 | N.40-00-00E. | 190.24 |
| C-30 | R = 522.96' | 419.64 |
| | CH. N.62-59-16E. | 408.47 |
| L-31 | S.4-01-27E. | 15.00 |
| C-32 | R = 507.96' | 88.66 |
| | CH. S.89-01-27E. | 88.54 |
| L-33 | N.5-58-33E. | 15.00 |
| C-34 | R = 522.96' | 373.94 |
| | CH. S.63-32-23E. | 366.02 |

To a point in the existing right-of-way of Old Yorkmont Road;
thence along said right-of-way of Old Yorkmont Road, the
following:

| | | |
|------|------------------|--------|
| L-35 | S.43-09-23E. | 661.95 |
| C-36 | R = 869.02' | 147.59 |
| | CH. S.47-56-55E. | 147.42 |

Thence leaving said Yorkmont Road and along a series of lines
through properties owned by the City of Charlotte, the following:

| | | |
|------|------------------|---------|
| L-37 | S.35-36-18E. | 212.74 |
| C-38 | R = 674.50' | 555.32 |
| | CH. S.12-01-10W. | 539.77 |
| L-39 | S.11-34-00E. | 96.74 |
| L-40 | S.66-06-52W. | 184.72 |
| L-41 | N.72-10-00W. | 1090+/- |

to a point in the center (or thread) of Sugar Creek;

Thence in a generally south westerly direction, and along the
meanders of Sugar creek, 1849+/- feet to the point of beginning,
and containing 72+/- acres of land.

It is the intent of this description, to follow the right-of-way
lines of the New Tyvola Road Extension shown on the plans
mentioned above, and also to follow the lines as depicted on a
survey by the City of Charlotte, entitled "Coliseum Site", dated
February 20, 1986.

Excepting and Reserving the following:

- a) All areas within the Sugar Creek Floodway Boundaries
- b) 60 ft. wide San sewer right-of-way along Sugar Creek

- c) 30 ft. wide San. sewer right-of-way near Yorkmont Road
- d) 20 ft. drainage easement
- e) Any greenway areas reserved by the City and all as shown on a map prepared by Woolpert Consultants dated February 12, 1988.

PROPOSED ZONING DESCRIPTION

AREA II

Beginning at a point in the North easterly right-of-way line of New Tyvola Road Extension, said point being 80 ft. right of Station No. 168+75 from the center line of said road as shown on engineering plans by Ralph Whitehead and Associates.

Thence running along the right-of-way of New Tyvola Road Extension, the following courses and distances:

| | | |
|-----|------------------|-------------|
| C-1 | R = 1193.24' | 120.81 |
| | CH. N.26-51-07E. | 120.76 |
| C-2 | SPIRAL CURVE | 1s = 200.00 |
| | CH. N.32-46-37E. | 193.67 |
| L-3 | N.34-15-09E. | 562.73 |

Thence running in part along the old (existing) right-of-way of Yorkmont Road,

| | | |
|-----|--------------------|--------|
| L-4 | along existing R/W | 163+/- |
| L-5 | along existing R/W | 164.83 |

Thence to a point in the new right-of-way line, 100 ft.

| | | |
|-----|--------------------|--------|
| L-6 | along existing R/W | 105.47 |
|-----|--------------------|--------|

Thence along the new right-of-way line of Wilmount, the following courses and distances:

| | | |
|------|------------------|-------------|
| C-7 | SPIRAL CURVE | LS = 150.00 |
| | CH. S.57-16-39E. | 155.06 |
| C-8 | R = 1034.93' | 126.90 |
| | CH. S.63-48-51E. | 128.77 |
| | SPIRAL CURVE | LS = 150.00 |
| | CH. S.70-21-03E. | 155.06 |
| C-10 | SPIRAL CURVE | LS = 200.00 |
| | CH. S.69-55-29E. | 193.10 |
| C-11 | R = 874.93' | 125.28 |
| | CH. S.61-46-44E. | 134.60 |

To appoint where said right-of-way of Wilmount intersects the new right-of-way of Yorkmont; thence along the new right-of-way of Yorkmont Road, the following courses and distances:

| | | |
|------|-------------|--------|
| C-12 | R = 622.96' | 626.82 |
|------|-------------|--------|

This page

not used

| | | |
|------|------------------|--------|
| | CH. S.72-18-02W. | 669.72 |
| L-13 | N.46-31-26W. | 15.00 |
| C-14 | R = 637.96' | 38.70 |
| | CH. S.41-44-17W. | 38.70 |
| L-15 | S.-40-00-00W. | 291.93 |
| L-16 | S.67-57-08E. | 15.77 |
| L-17 | S.40-00-00W. | 211.37 |
| C-18 | R = 427.46' | 492.97 |
| | CH. S.73-02-18W. | 466.10 |
| L-19 | N.73-55-02W. | 71.16 |
| L-20 | N.21-39-37W. | 143.50 |

Point and place of beginning, to the containing 15 acres of land more or less.

It is the intent of this description, to follow the right-of-way lines of the New Tyvola Road Extension shown on the plans mentioned above, and also to follow the lines as depicted on a survey by the City of Charlotte entitled "Coliseum Site," dated February 20, 1986.

Excepting and Reserving the following:

- 1) All Areas within the Sugar Creek Floodway Boundaries
- 2) 60 ft. wide San. sewer right-of-way along Sugar Creek
- 3) 30 ft. wide San. sewer right-of-way near Yorkmont Road
- 4) 20 ft. drainage easement
- 5) Any greenway reserved by the City.

And all as shown on a map prepared by Woolpert Consultants dated February 12, 1988.

Section 2. That all subsequent development and use of the property shall be in accordance with the approved plan.

Section 3. That this ordinance shall become effective upon its adoption.

APPROVED AS TO FORM:

Henry W. Underhill Jr.
City Attorney

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 19 88, the reference having been made in Minute Book 90, and is recorded in full in Ordinance Book 37, at page 58-59A-C.

Pat Sharkey
City Clerk

May 16, 1988
Ordinance Book 37 - Page 60

ORDINANCE NO. 2421-X

AN ORDINANCE TO AMEND THE 1988-89 BUDGET ORDINANCE, APPROPRIATING FUNDS FOR PROJECT CATALYST.

BE IT ORDAINED by the City Council of the City of Charlotte, North Carolina;

Section 1. That the sum of \$25,000 is hereby estimated to be available from the General Fund Contingency.

Section 2. That the sum of \$25,000 is hereby appropriated to General Fund account 0101; 530.24.

Section 3. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

Section 4. This ordinance shall become effective upon July 1, 1988.

Approved as to form:


City Attorney

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 16th day of May, 1988, the reference having been made in Minute Book 90, and is recorded in full in Ordinance Book 37, at page(s) 60.

Pat Sharkey
City Clerk