



KEY MAP

SEAL

**NOT FOR
 CONSTRUCTION**

**PUBLIX CARMEL
 COMMONS**

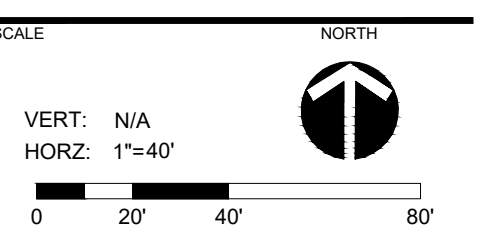
THE MORGAN COMPANIES
 CHARLOTTE, NC
 REZONING PETITION # 2021-008

LANDDESIGN PROJ.# 1020283

REVISION / ISSUANCE

NO.	DESCRIPTION	DATE
1	1ST REZONING SUBMITTAL	12.22.2020
2	2ND REZONING SUBMITTAL	04.12.2021
3	3RD REZONING SUBMITTAL	05.17.2021
4	4TH REZONING SUBMITTAL	06.24.2021

DESIGNED BY: LD
 DRAWN BY: LD
 CHECKED BY: LD



SHEET TITLE

CONCEPT PLAN

SHEET NUMBER

RZ-CP

SITE DEVELOPMENT DATA:

- **ACREAGE:** +/- 4.41 ACRES
- **TAX PARCELS:** 221-202-02
- **EXISTING ZONING:** O-1
- **PROPOSED ZONING:** MUDD-O
- **EXISTING USES:** OFFICE
- **PROPOSED USES:** RETAIL
- **MAX. DEVELOPMENT:** 55,000 SQUARE FEET
- **MAX. BUILDING HEIGHT:** 50 FEET
- **PARKING:** SHALL MEET OR EXCEED MUDD ORDINANCE STANDARDS
- **TREE SAVE:** SITE IS LOCATED WITHIN A CENTER ALLOWING FOR MITIGATION OPTIONS AT 100% INCLUDING:
 - PROVIDE TREE SAVE ON SITE (ENTIRE OR IN COMBINATION)
 - PLANT OR REPLANT TREES AT A RATE OF 36 TREES PER ACRE ON-SITE (ENTIRE OR IN COMBINATION)
 - INSTALL A GREEN ROOF (ENTIRE OR IN COMBINATION)
 - UNDERTAKE EITHER OFF-SITE MITIGATION (ENTIRE OR IN COMBINATION; MAY NOT BE USED WITH PAYMENT IN LIEU)
 - PAYMENT IN LIEU (ENTIRE OR IN COMBINATION; MAY NOT BE USED WITH OFF-SITE MITIGATION)

NOTES:

1. THE IMAGES ARE ILLUSTRATIVE TO SHOW GENERAL INTENT, CHARACTER, RELATIONSHIPS OF USES, CIRCULATION, AND BUILDING CONFIGURATION FOR THE PURPOSES OF REZONING. FINAL CONSTRUCTION MAY VARY BASED ON PERMITTING AND UNFORESEEN CONDITIONS.
2. REFER TO EXISTING CONDITIONS AND DEVELOPMENT STANDARDS SHEETS FOR ADDITIONAL INFORMATION.

LEGEND:

- EXISTING PROPERTY LINE
*BASED ON GIS INFORMATION
- PROPOSED DEDICATED R/W
- PROPOSED SETBACK
- VEHICULAR MOVEMENT

KEY MAP

SEAL

NOT FOR CONSTRUCTION

PUBLIX CARMEL COMMONS

THE MORGAN COMPANIES
CHARLOTTE, NC
REZONING PETITION # 2021-008

LANDDESIGN PROJ.# 1020283

REVISION / ISSUANCE

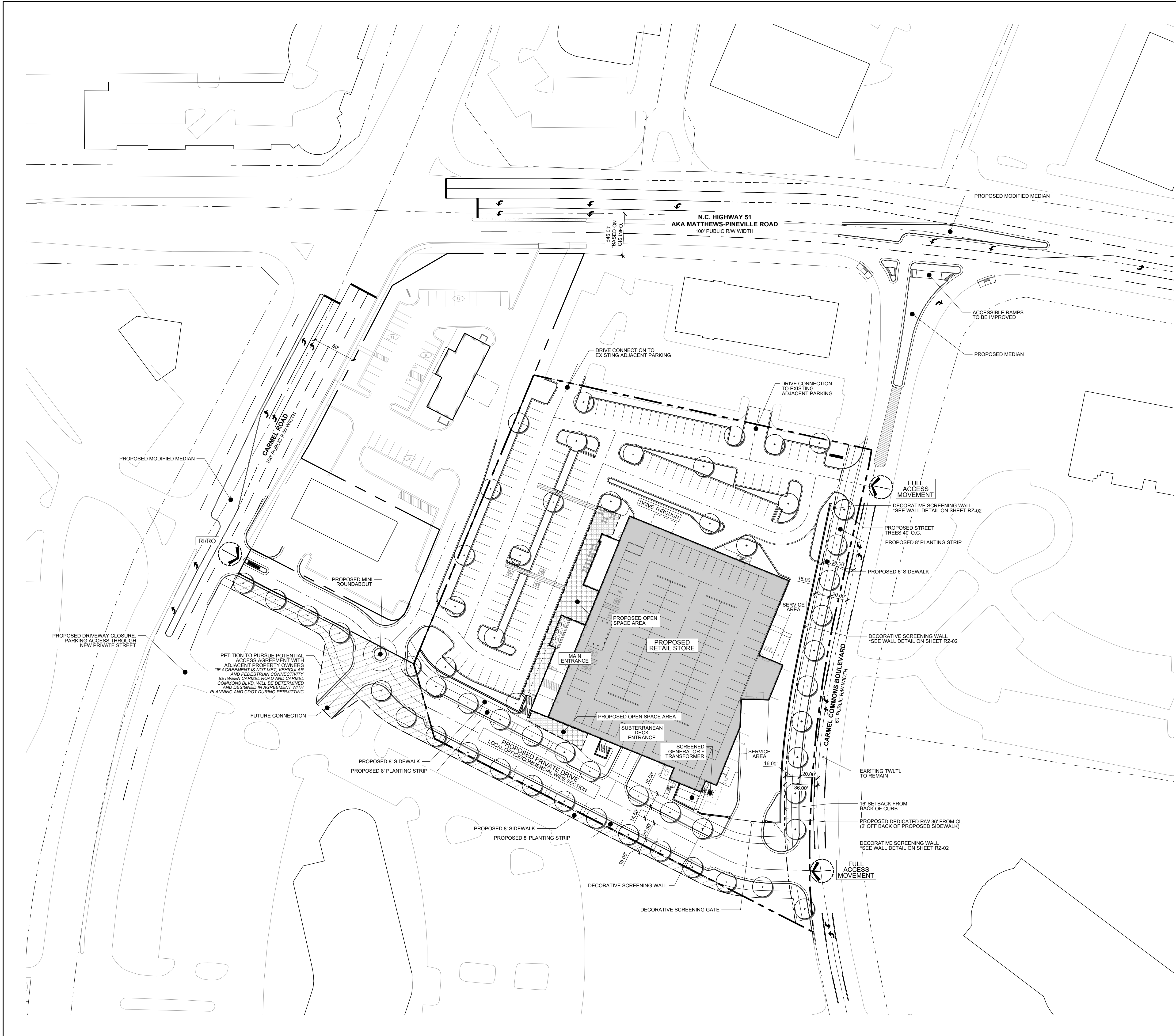
NO.	DESCRIPTION	DATE
1	1ST REZONING SUBMITTAL	12.22.2020
2	2ND REZONING SUBMITTAL	04.12.2021
3	3RD REZONING SUBMITTAL	05.17.2021
4	4TH REZONING SUBMITTAL	06.24.2021

DESIGNED BY: LD
DRAWN BY: LD
CHECKED BY: LD

SCALE: NORTH
VERT: N/A
HORZ: 1" = 50'
0 25 50 100

TECHNICAL DATA

SHEET NUMBER
RZ-01



KEY MAP

SEAL

**NOT FOR
 CONSTRUCTION**

PROJECT

**PUBLIX CARMEL
 COMMONS**

THE MORGAN COMPANIES
 CHARLOTTE, NC

REZONING PETITION # 2021-008

LANDDESIGN PROJ.# 1020283

REVISION / ISSUANCE

NO.	DESCRIPTION	DATE
1	1ST REZONING SUBMITTAL	12.22.2020
2	2ND REZONING SUBMITTAL	04.12.2021
3	3RD REZONING SUBMITTAL	05.17.2021
4	4TH REZONING SUBMITTAL	06.24.2021

DESIGNED BY: LD
 DRAWN BY: LD
 CHECKED BY: LD

SCALE NORTH

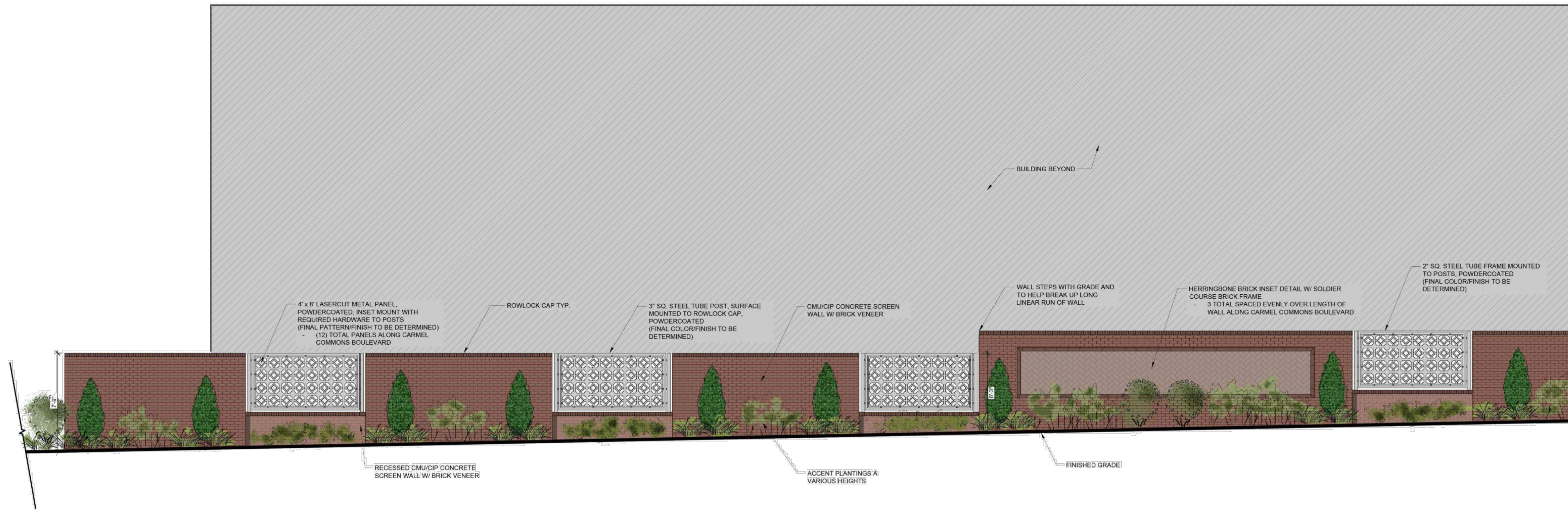
VERT: N/A
 HORZ: AS NOTED

SHEET TITLE

SECTIONS

SHEET NUMBER

RZ-02



SCREEN WALL ELEVATION

