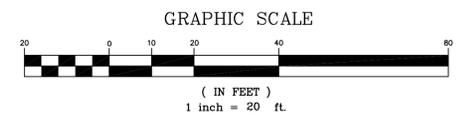


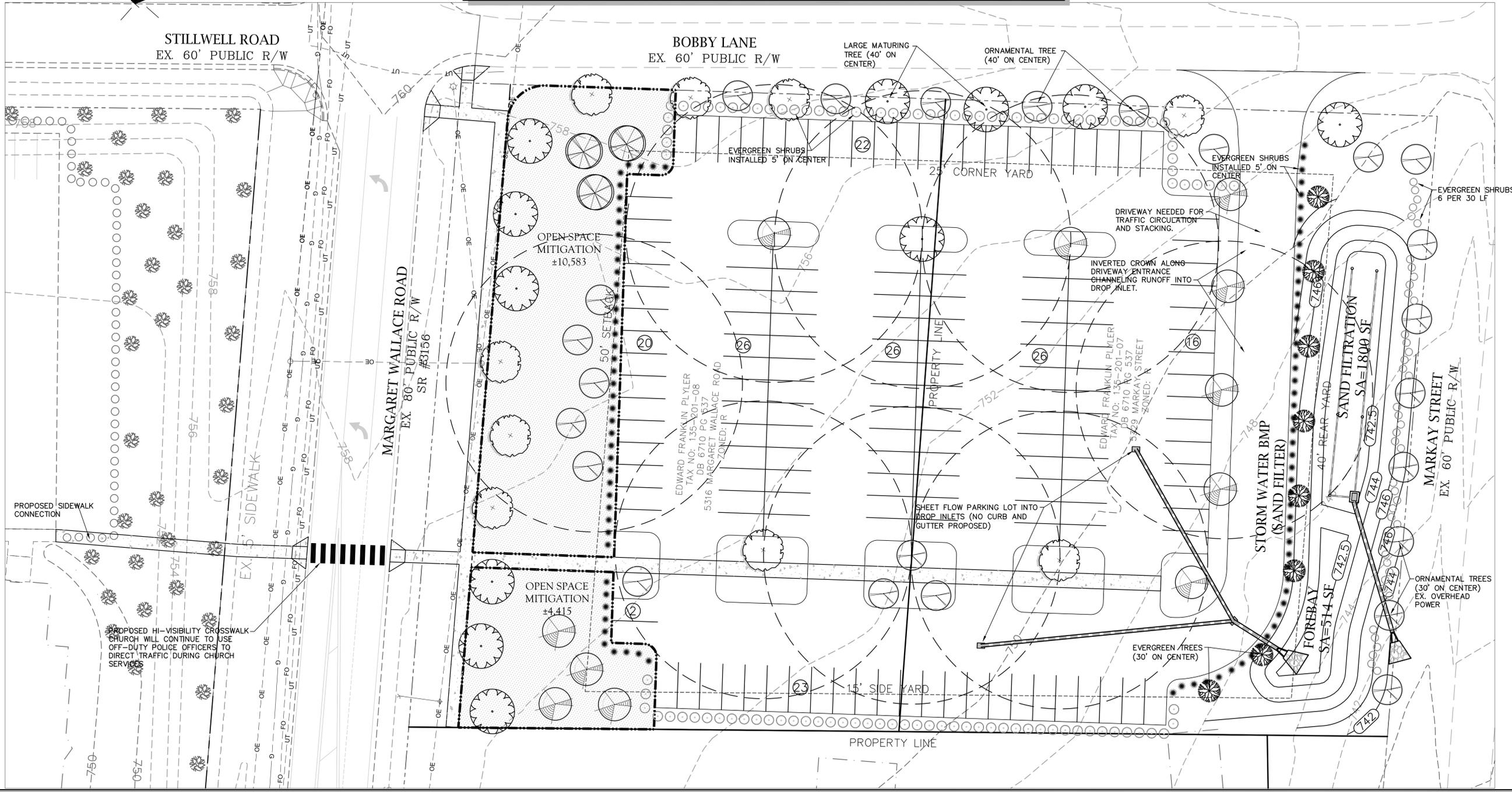
SITE AREA: 95,761 SF (2.19 AC)	
-TOTAL SITE AREA 100,967 SF (2.32 AC)	
-DEDICATED R/W ALONG MARGARET WALLACE 5,205 SF	
PARCEL IDS	135-201-07 & 135-201-08
JURISDICTION:	TOWN OF MINT HILL
CURRENT ZONING:	R
PROPOSED ZONING:	R(CD)
EXISTING USE:	VACANT
SIDE YARD:	15'
FRONT SETBACK:	50'
REAR YARD:	40'
CORNER SIDE YARD:	25'
REQUIRED UNDISTURBED OPEN SPACE:	0.22 AC (10%)
REQUIRED MITIGATED OPEN SPACE:	0.33 AC
PROPOSED MITIGATED OPEN SPACE:	0.34 AC (14,998 SF)
REQUIRED TREES:	12
PROPOSED TREES:	12
PROP. ON-SITE ASPHALT PARKING:	161
IMPERVIOUS CALCULATIONS	
PROP. ASPHALT PARKING LOT:	55,690 SF
PERCENT IMPERVIOUS:	58.1%

DEVELOPMENT SUMMARY

- PETITIONER WILL COORDINATE WITH MECKLENBURG COUNTY AND THE TOWN OF MINT HILL TO CONSTRUCT NEW ACCESS ON BOBBY LANE.
- PROPOSED DEVELOPMENT WILL COMPLY WITH TOWN OF MINT HILL ZONING ORDINANCE WITH REGARDS TO SITE SIGNAGE SECTION 6.5.2 B 2 WHICH LIMITS SIGNAGE TO 6 SQUARE FEET.
- DEVELOPMENT SHALL BE REQUIRED TO HAVE TWO SECURITY LIGHTS TO BE A MAXIMUM OF 25 FEET TALL, DIRECTED INWARDS TOWARDS THE PARKING LOT AND SHALL BE TURNED OFF NO LATER THAN 11:00 P.M.
-
- EXISTING AND PROPOSED DEVELOPMENT WILL COMPLY WITH TOWN OF MINT HILL POST CONSTRUCTION ORDINANCE WITH RESPECT TO STORM WATER MANAGEMENT.
- REQUIRED TREES FOR UNDISTURBED OPEN SPACE ON-SITE MITIGATION MUST MEET THE FOLLOWING CRITERIA:
 - MINIMUM TREE CALIPER OF 1.5 INCHES.
 - REQUIRED TREES FOR TREE SPECIES (MUST SHOW A MINIMUM OF THREE (3) DIFFERENT SPECIES IN ROUGHLY EQUAL PROPORTIONS SELECTED FROM THE LIST IN APPENDIX 6-6 (FORM #PC014) OF THE ADMINISTRATIVE MANUAL).
 - STATEMENT AS TO THE QUALITY OF THE TREES AS SET FORTH BY THE AMERICAN STANDARD FOR NURSERY STOCK.
- MATERIAL USED TO STABILIZE THE AREA AROUND AND BETWEEN TREES (MUST BE VEGETATIVE GROUND COVER AND MULCH).
- CONTOURS OF FINAL GRADE AT TWO (2) FOOT INTERVALS EXTENDING 100 FEET BEYOND THE PROPERTY BOUNDARY (SLOPE OF ANY GRADED OR DISTURBED AREA FOR ON-SITE MITIGATION CAN NOT EXCEED 3 TO 1).
- METHODS FOR THE CONTROLLING THE FLOW OF WATER ACROSS THE AREA TO PREVENT SOIL EROSION OR MULCH DISTURBANCE.
- DEPTH OF TOP SOIL (MINIMUM OF SIX (6) INCHES).
- PROVIDE SPECIFICATIONS FOR THE PLANTING OF TREES AND GROUND COVER.
- PROVIDE WRITTEN WARRANTED STATEMENT FOR THE REPLACEMENT OF DEAD OR DISEASED TREES OVER A MINIMUM OF TWO (2) YEARS FOLLOWING PLANTING.
- PETITIONER DESIRES TO INSTALL ADDITIONAL SCREENING ON BOBBY LANE AND MARKAY STREET IN LIEU OF INSTALLING CURB/GUTTER AND SIDEWALKS SINCE THERE ARE NO EXISTING SIDEWALKS AND THE AREA IS FULLY DEVELOPED.
- INTERIOR PARKING LOT LANDSCAPING SHALL INCLUDE:
 - LARGE MATURING TREES NOT MORE THAN 60' FROM ALL PARKING SPACES
 - VARYING SPECIES
 - A MINIMUM OF 8" TALL AND 2 1/2" CALIPER AT TIME OF PLANTING.
- PETITIONER SHALL INSTALL A LOCK-ABLE SECURITY GATE AT THE ENTRANCE TO THE PARKING LOT OFF OF BOBBY LANE.



**DEVELOPMENT STANDARDS
CONDITIONAL USE PLAN**



Mc² ENGINEERING
 Mc² ENGINEERING, INC.
 2110 BEN CRAIG DR., STE. 400
 CHARLOTTE, NC 28262
 PHONE 704.518.1979

THE DESIGNS AND DRAWINGS SHOWN ARE THE PROPERTY OF Mc² ENGINEERING, INC. REPRODUCTION OR USE FOR ANY PURPOSE OTHER THAN THAT AUTHORIZED BY Mc² ENGINEERING, INC. IS PROHIBITED. 2013 ©

NBCC ADDITIONAL PARKING LOT
NEW BEGINNING COMMUNITY CHURCH
 7027 STILLWELL ROAD
 MATTHEWS, NC 28105

PARKING LOT REZONING SKETCH PLAN

REVISIONS	
1	8/23/13 REVIEW COMMENTS
2	9/12/13 PIM COMMENTS
3	2/25/14 COUNCIL COMMENTS

CAD FILE: 13-015 SKETCH.DWG
 PROJECT NO.: 13-015
 DESIGNED BY: JDM
 REVIEWED BY: JDM
 DATE: JULY 20, 2013

RZ1.0