

ELEVATIONS AND RENDERINGS

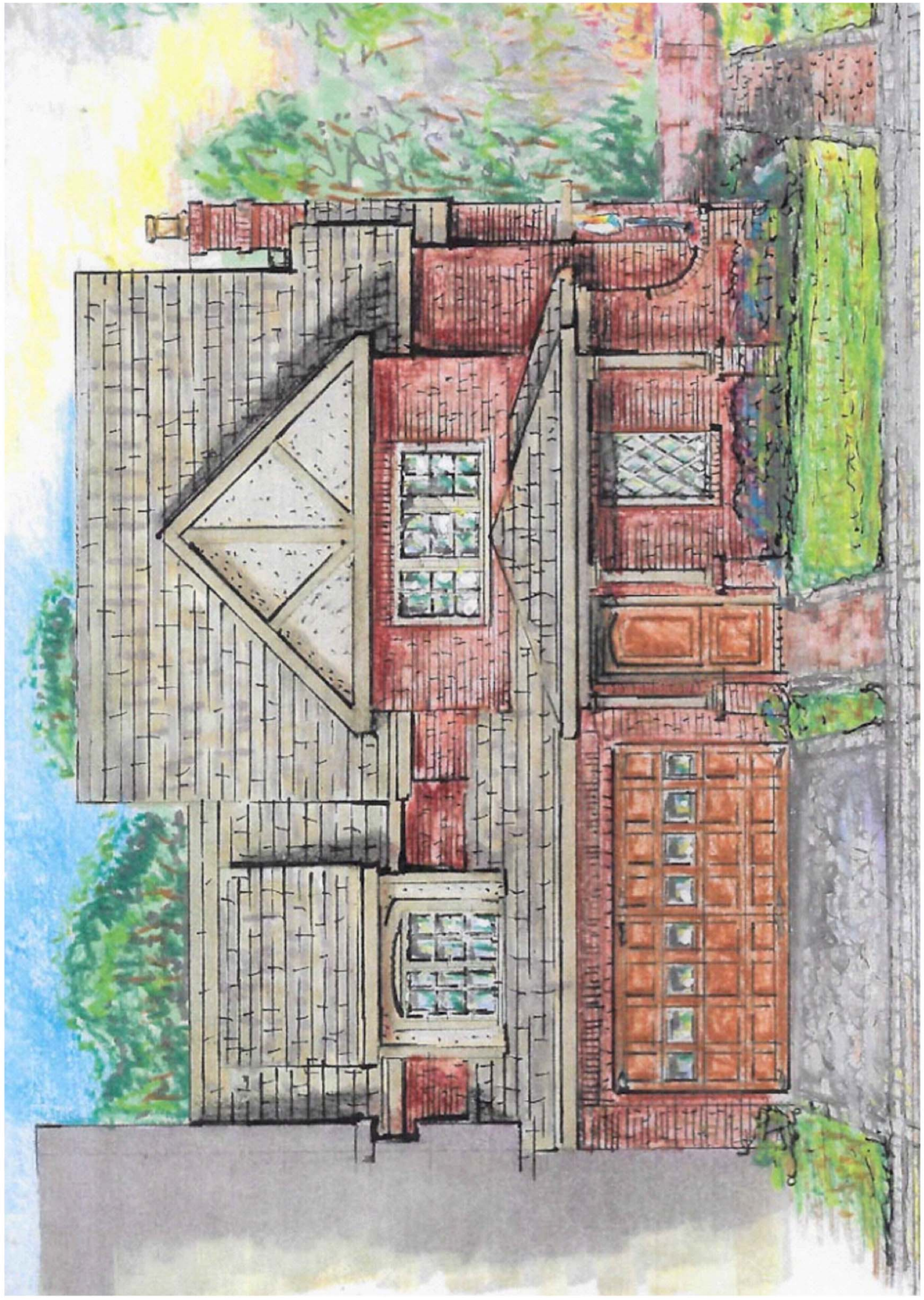
OLD PROVIDENCE ROAD TOWN HOMES
REZONING PETITION 2016-150
OLD PROVIDENCE RD
CHARLOTTE, NC

OWNER:
CWDdevelopment
MULTIFAMILY DEVELOPMENT PARTNER
200 UNIONVILLE-INDIAN TRAIL ROAD W
INDIAN TRAIL, NORTH CAROLINA 28079

REVISIONS:

MCADAMS

THE JOHN R. MCADAMS
COMPANY, INC.
3436 Tortington Way
Suite 110
Charlotte, North Carolina 28277
License No.: C-0293
(800) 733-5646 • McAdamsCo.com



ELEVATION C



ELEVATION A



RENDERING A

- CV Development
 Development Standards
 TITLE
 Revision: 2016.04
 Site Development Data
- Average = 4.13 acres
 - Site Parcel #: 18727136 and 42
 - Project Name: 18727136 and 42
 - Project Number: 18727136
 - Proposed Units: 19 two-unit attached townhomes with accessory units, as allowed by the UR-2 zoning district.
 - Proposed Floor Area Ratio: As allowed by the UR-2 zoning district.
 - Site Area: 4.13 acres
 - Parking: Parking as required by the Ordinance will be provided. No less than (10) visitor parking spaces will be provided on the site.

- General Description:**
1. Site Location: These Development Standards form part of the Rezoning Process associated with the Rezoning Petition filed by CV Development.
 2. Site Area: The total area of the site is approximately 4.13 acres and is located on Old Providence Road just west of the intersection of Old Providence Lane (the "Site").
 3. Zoning District: The rezoning of the site will be governed by the Rezoning Petition as well as the applicable provisions of the City of Charlotte Zoning Ordinance (the "Ordinance"). Unless the Rezoning Petition establishes more stringent standards than the Ordinance, the Rezoning Petition shall be subject to the Ordinance.
 4. Goals and Objectives: The goals and objectives of the Rezoning Petition are to allow for the development of a residential development that is consistent with the Comprehensive Zoning Ordinance and the Comprehensive Land Use Ordinance.
 5. Other Development: The site is currently undeveloped. The Rezoning Petition shall be subject to the Ordinance.

- Site Plan:**
1. The site plan shows the location of the proposed development and the location of the existing infrastructure.
 2. The site plan shows the location of the proposed development and the location of the existing infrastructure.
 3. The site plan shows the location of the proposed development and the location of the existing infrastructure.
 4. The site plan shows the location of the proposed development and the location of the existing infrastructure.
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- Access and Circulation:**
1. Access to the site will be provided from Old Providence Road and Old Providence Lane.
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- Utilities and Services:**
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- Landscaping and Site Amenities:**
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- Structures, Materials, and Landscaping:**
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- Other Requirements:**
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- Implementation:**
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- Notes:**
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ARCLP-CHARLOTTE LLC
 DB 22103 PG 555
 PIN 18725120

TERRY S. MCNEILL &
 PATRICIA A. MCNEILL
 DB 11793 PG 720
 PIN 18727135

EDWARD C. CHARLES &
 MARINETTE D. CHARLES
 DB 3258 PG 001
 PIN 18727137

DONALD E. SHIVES
 DB 25103 PG 334
 PIN 18727141

LEGEND

- TREE SAVE
- BUFFER

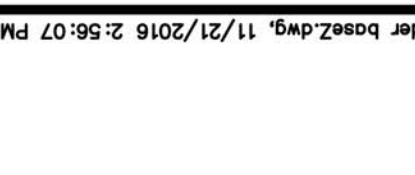
NOTES:
 PLAN ASSUMES THAT UR-2 RE-ZONING WILL BE ALLOWED WITH THE ABOVE DENSITY REQUIREMENTS.
 STORM WATER MANAGEMENT FACILITY IS CONCEPTUAL AND SUBJECT TO CHANGE.
 TRASH COLLECTION TO BE ROLL OUT.
 ALL ZONING CLASSIFICATIONS ARE FROM MECKLENBURG COUNTY POLARIS DATA.

SITE DATA

DEVELOPER: EASTWOOD HOMES (LDORITY@EASTWOODHOMES.COM)
 ATTN: JOE DORITY
 2857 WEST SPUR ROAD
 CHARLOTTE, NC 28208

PARCELS	TAX ID	AC	ZONING
TRACT 1	18727136	2.95	R-3
TRACT 2	18727142	1.18	R-3

LOT AREA: 4.13
 EXISTING ZONING: R-3
 CURRENT ZONING: UR-2(CD)
 TOTAL NUMBER OF UNITS ALLOWED: N/A
 TOTAL NUMBER OF UNITS PROPOSED: 20
 PROPOSED DENSITY: 4.8 UNITS/AC
 BUFFER TYPE: VARIES
 FLOOR AREA RATIO: 1.0



GRAPHIC SCALE
 1 inch = 90 ft.