

NTS
VICINITY MAP

REZONING
 PETITION NO.
 RZP-2025-126

KEY MAP

SITE LEGEND

- EXISTING PROPERTY LINE
- - - - UTILITY EASEMENT

SCALE

NOT FOR
 CONSTRUCTION

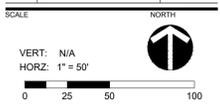
N. SHARON AMITY
 RD. REZONING

CROSLAND SOUTHEAST
 (CSE COMMUNITIES)
 4000 N SHARON AMITY RD
 CHARLOTTE, NC

LANDDESIGN PROJ.# 1025329

REVISION / ISSUANCE

NO.	DESCRIPTION	DATE
1	REZONING SUBMITTAL	11.14.2025
2	REZONING 2ND SUBMITTAL	01.22.2026
3	REZONING 3RD SUBMITTAL	02.05.2026
4	REZONING 4TH SUBMITTAL	02.12.2026
5	REZONING 5TH SUBMITTAL	03.12.2026

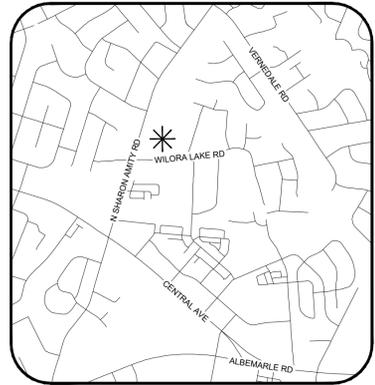


EXISTING CONDITIONS

SHEET NUMBER

RZ-1





NTS
VICINITY MAP

REZONING
PETITION NO.
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KEY MAP

SCALE

SITE DEVELOPMENT DATA:

- ACREAGE: 6.72 ACRES
- TAX PARCEL #S: PORTION OF 10306110
- EXISTING ZONING: N1-A
- PROPOSED ZONING: N2-B(CD)
- EXISTING USES: CHURCH AND VACANT
- PROPOSED USES: A MAXIMUM ONE HUNDRED THIRTY-SIX (136) DWELLING UNITS IN A MULTI-DWELLING DEVELOPMENT WITH UP TO ONE HUNDRED TWENTY-FIVE (125) SENIOR, MULTI-FAMILY STACKED DWELLING UNITS AND NO MORE THAN ELEVEN (11) DWELLING UNITS WHICH MAY INCLUDE A COMBINATION OF DUPLEX, TRIPLEX, QUADRAPLEX AND/OR MULTI-FAMILY ATTACHED DWELLING UNITS AS ALLOWED BY RIGHT AND UNDER PRESCRIBED CONDITIONS IN THE N2-B ZONING DISTRICT TOGETHER WITH ACCESSORY USES AS MORE SPECIFICALLY RESTRICTED BELOW IN SECTION 2.
- MAXIMUM BUILDING HEIGHT: NOT TO EXCEED MAXIMUM PERMITTED BY ORDINANCE.
- PARKING: WILL BE PROVIDED AS REQUIRED BY THE ORDINANCE.

SITE LEGEND

- PROPOSED PROPERTY LINE
- SETBACK
- SIDE/REAR SETBACK
- FUTURE RW
- FUTURE BOC
- LANDSCAPE YARD
- HEIGHT PLANE
- UTILITY EASEMENT
- POTENTIAL FULL MOVEMENT SITE ACCESS
- POTENTIAL RIGHT-IN/RIGHT-OUT SITE ACCESS

NOT FOR
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SCALE

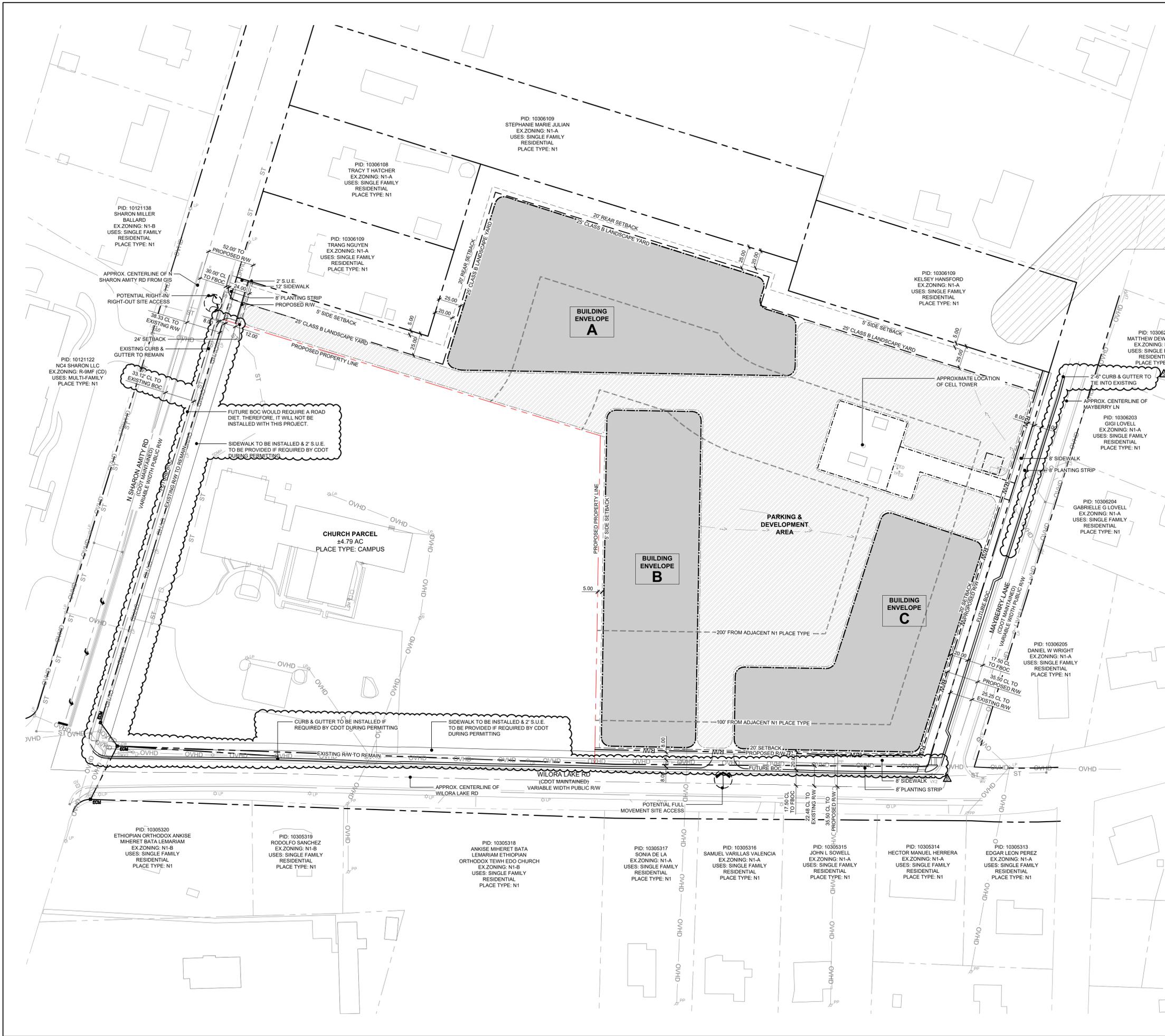
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HORZ: 1" = 50'

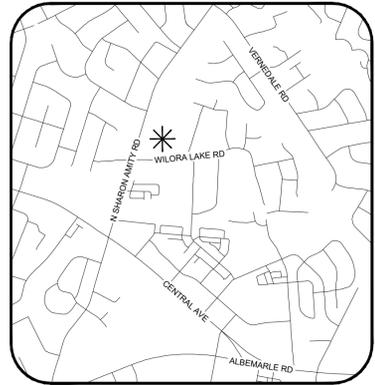
SHEET TITLE

TECHNICAL DATA SHEET

SHEET NUMBER

RZ-2





NTS
VICINITY MAP

REZONING
PETITION NO.
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KEY MAP

SCALE

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SITE LEGEND

- PROPOSED PROPERTY LINE
- SETBACK
- SIDE/REAR SETBACK
- FUTURE RW
- FUTURE BOC
- LANDSCAPE YARD
- HEIGHT PLANE
- UTILITY EASEMENT
- POTENTIAL TREE SAVE AREA
- POTENTIAL OPEN SPACE

NOT FOR
CONSTRUCTION

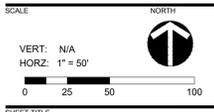
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SHEET TITLE

SHEET NUMBER

RZ-3

NOTES:
1. BUILDINGS MAY SHIFT AND MOVE SO LONG AS THEY STAY WITHIN THE BUILDING ENVELOPES SHOWN ON THE TECHNICAL DATA SHEET

