

NTS
VICINITY MAP

SITE LEGEND

- EXISTING PROPERTY LINE
- PROPOSED BUILDING ENVELOPE
- PROPOSED PARKING ENVELOPE
- PROPOSED GREENWAY DEDICATION
- FULL ACCESS MOVEMENT
- RIGHT-IN/RIGHT-OUT ACCESS

SITE DEVELOPMENT DATA

- ACREAGE: ± 18.45 ACRES
- TAX PARCEL #: PORTION OF 047-391-42
- EXISTING ZONING: RE-2
- PROPOSED ZONING: R-17MF(CD)
- EXISTING USES: VACANT
- PROPOSED USES: UP TO 300 MULTI-FAMILY RESIDENTIAL DWELLING UNITS TOGETHER WITH ACCESSORY USES, AS ALLOWED IN THE R-17MF ZONING DISTRICT.
- MAXIMUM BUILDING HEIGHT: NOT TO EXCEED 72 FEET. BUILDING HEIGHT WILL BE MEASURED AS DEFINED BY THE ORDINANCE.
- PARKING: AS REQUIRED BY THE ORDINANCE WILL BE PROVIDED.

REZONING PETITION
NUMBER RZP-2022-012

IBM DRIVE
DEVELOPMENT

RANGE WATER
CHARLOTTE, NC

LANDDESIGN PROJ # 1022007

REVISION / ISSUANCE

NO.	DESCRIPTION	DATE
1	REZONING RESUBMITTAL	07.11.2022

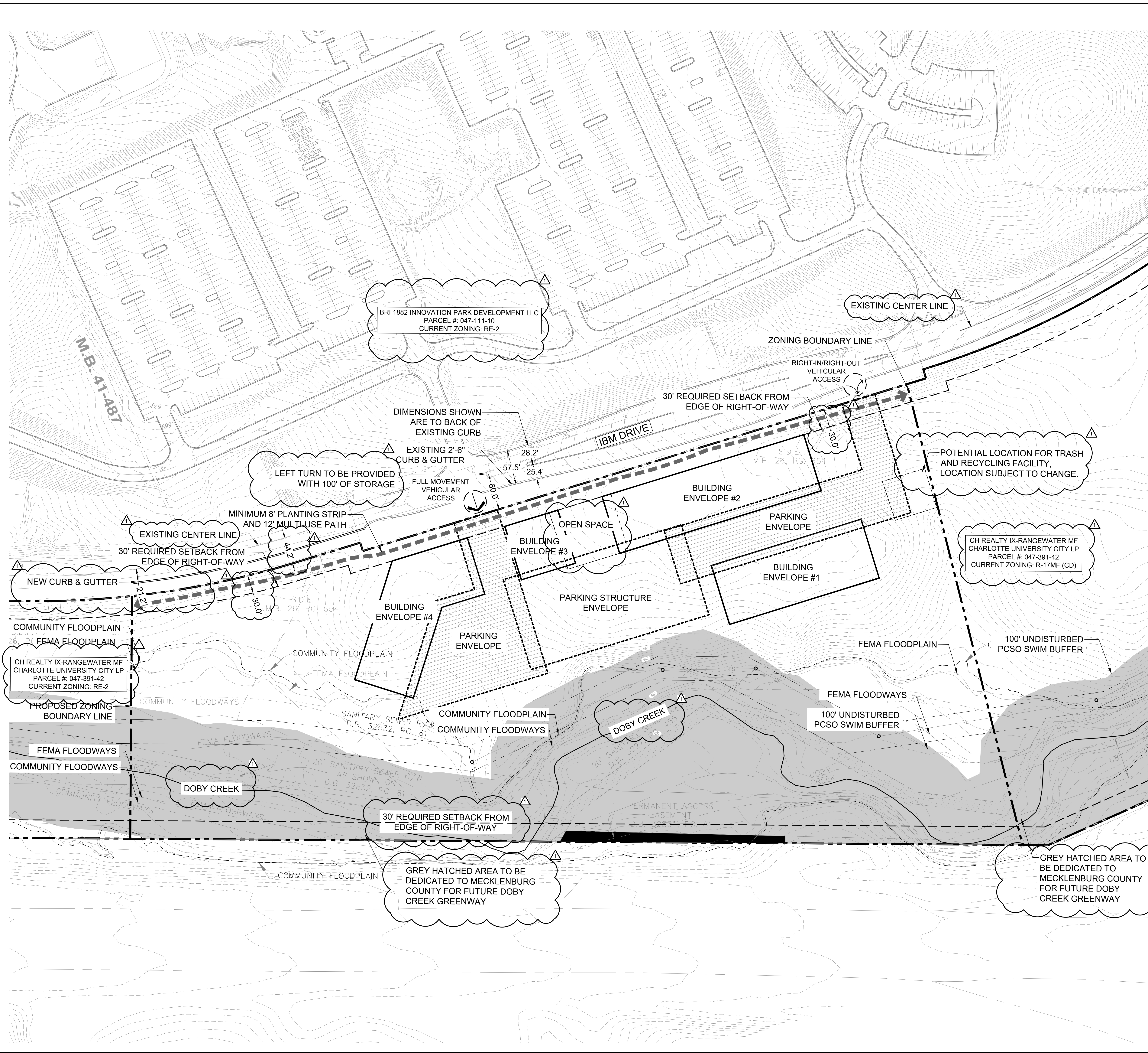
DESIGNED BY: DAW
DRAWN BY: JTA
CHECKED BY: DAW

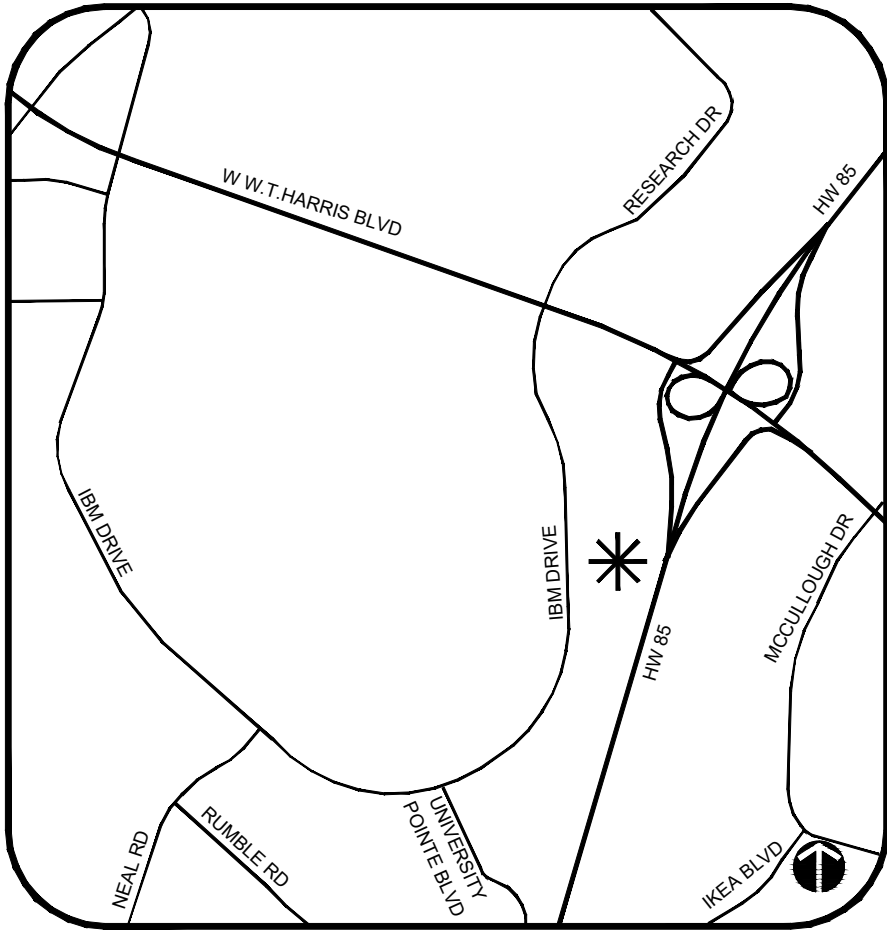
SCALE
VERT: N/A
HORZ: 1" = 60'
0 30 60 120

TECHNICAL DATA SHEET

SHEET NUMBER

RZ-1





KEY MAP

SEAL

REZONING PETITION
NUMBER RZP-2022-012

PROJECT
IBM DRIVE
DEVELOPMENT

RANGE WATER
CHARLOTTE, NC

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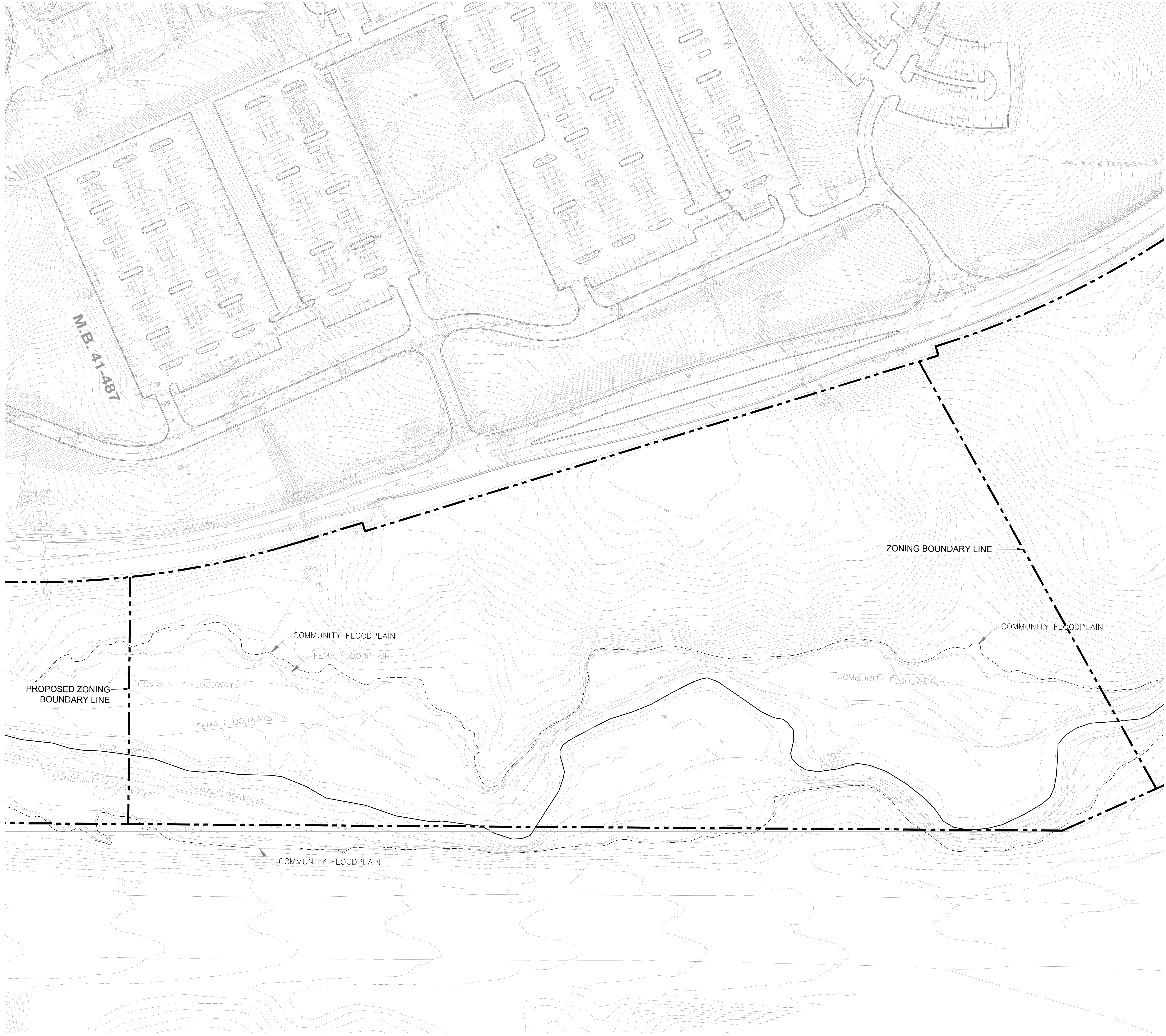
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1	REZONING RESUBMITTAL	07.11.2022

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SCALE
VERT: N/A
HORZ: 1" = 60'
0 30 60 120

SHEET TITLE
ZONING BOUNDARY

SHEET NUMBER
RZ-3



REZONING PETITION
NUMBER RZP-2022-012

IBM DRIVE
DEVELOPMENT

RANGE WATER
CHARLOTTE, NC

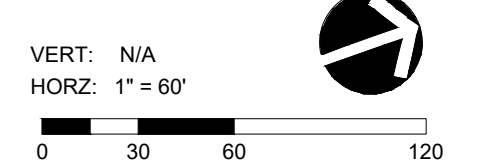
LANDDESIGN PROJ# 1022007

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SCALE
VERT: N/A
HORZ: 1" = 60'



SHEET TITLE

EXISTING CONDITIONS

SHEET NUMBER

RZ-4