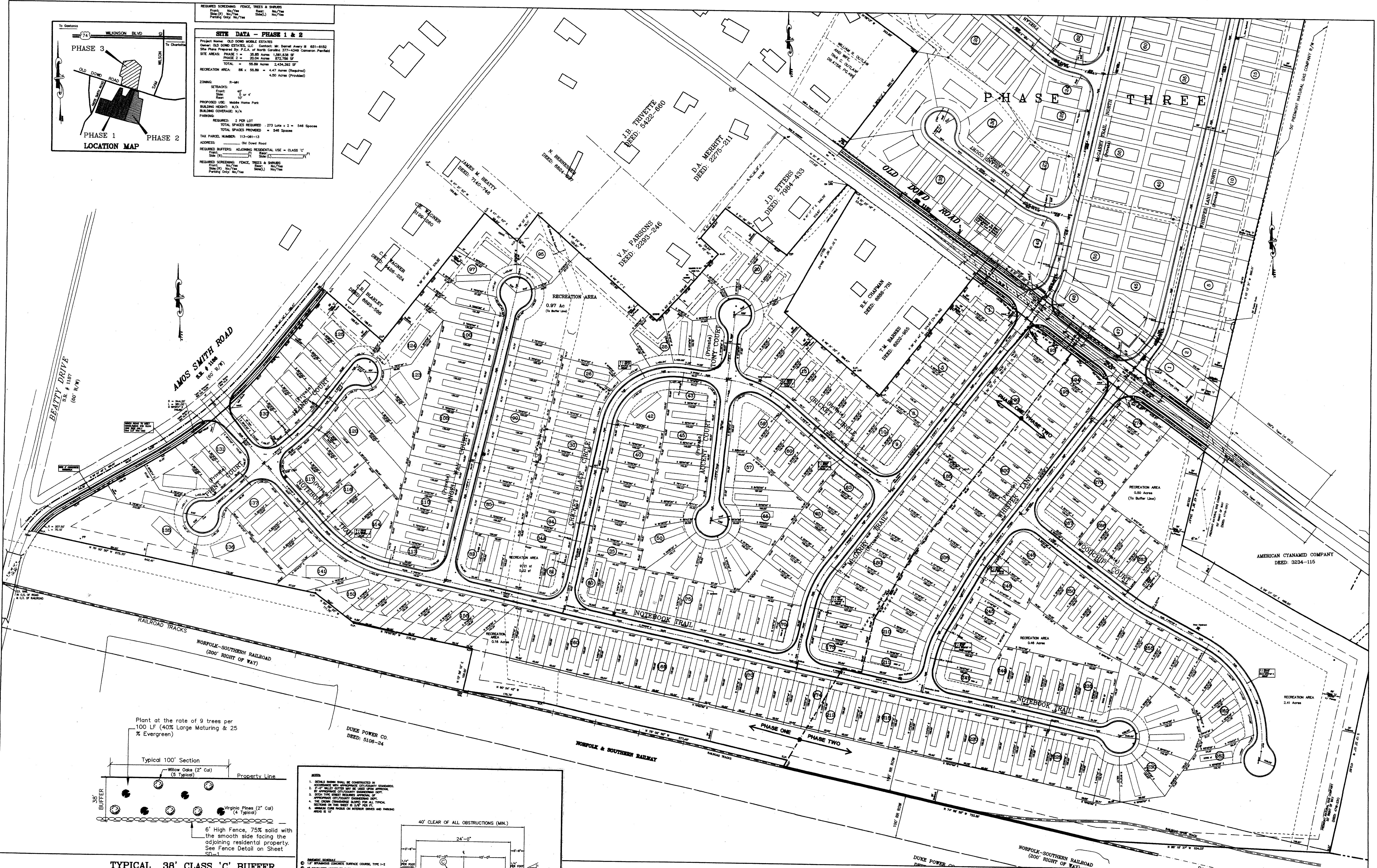
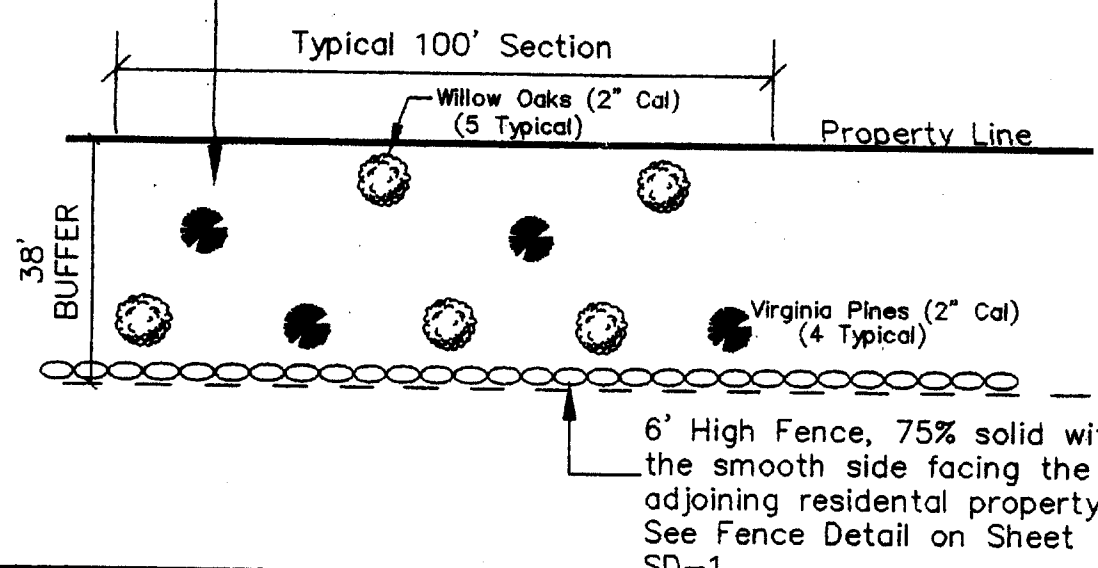


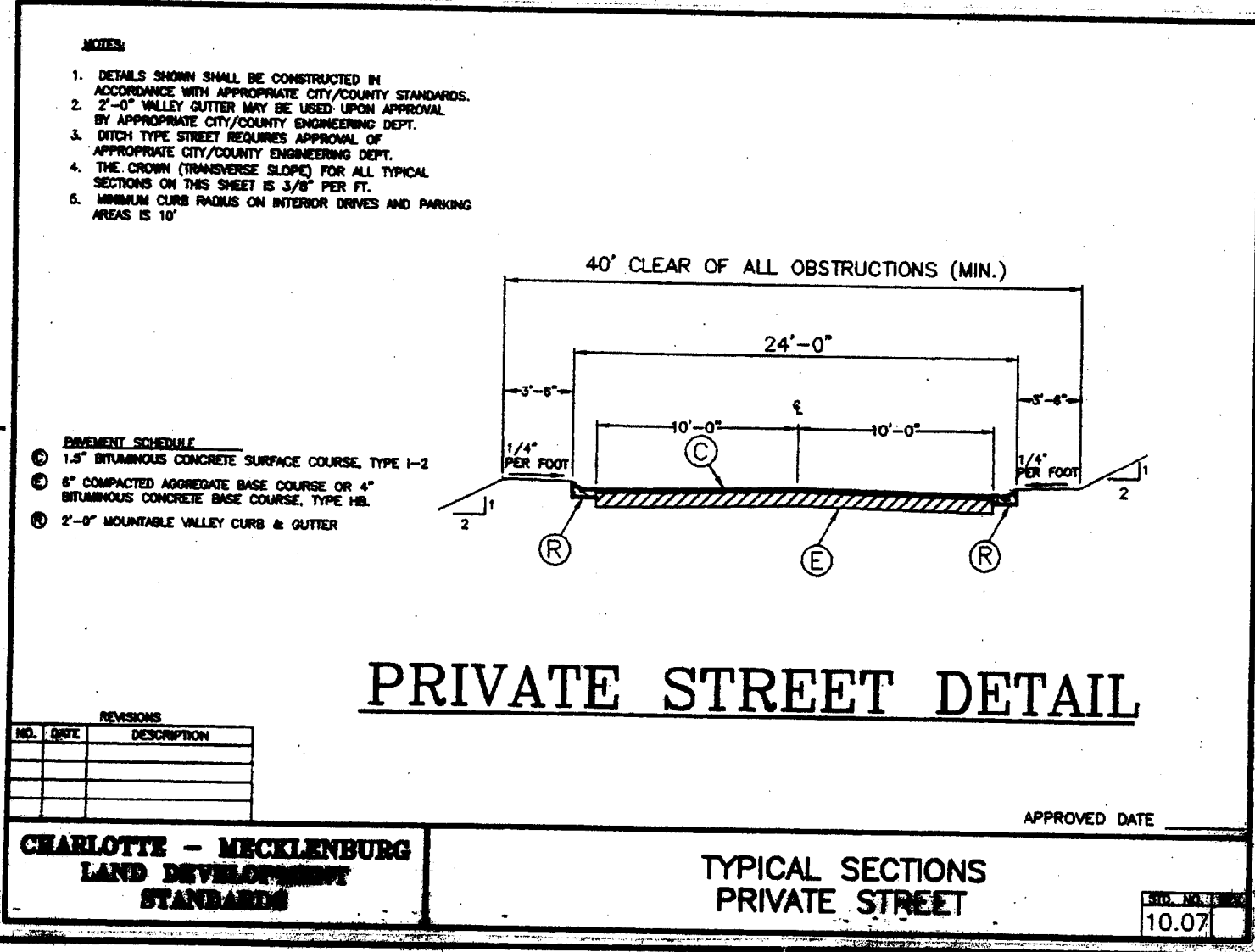
SITE DATA - PHASE 1 & 2			
Project Name: OLD DOWD MOBILE ESTATES			
Owner: OLD DOWD ESTATES, LLC. Contact: Mr. Darral Avery III 651-6152			
Site Plan Prepared By: P.E.A. of North Carolina 377-4349 Contract Period:			
SITE AREAS: PHASE 1 = 35.85 Acres 1,261,528 SF			
PHASE 2 = 20.04 Acres 672,788 SF			
TOTAL = 55.89 Acres 2,434,316 SF			
RECREATION AREA: 88 x 55.89 = 4.87 Acres (Required)			
ZONING: R-MH			
SETBACKS: Front: 40' Side: 10' Rear: 10'			
PROPOSED USE: Mobile Home Park			
BUILDING HEIGHT: N/A			
BUILDING COVERAGE: N/A			
PARKING: REQUIRED: 2 PER LOT			
TOTAL SPACES REQUIRED: 273 Lots x 2 = 546 Spaces			
TOTAL SPACES PROVIDED: = 546 Spaces			
TAX PARCEL NUMBER: 113-091-13			
ADDRESS: Old Dowd Road			
REQUIRED BUFFERS: ADJOINING RESIDENTIAL USE = CLASS 'C'			
SLOPE: 1% (S) 1% (S) 1% (S)			
REQUIRED SCREENING: FENCE, TREES & SHRUBS			
Fence: No/Yes Screen: No/Yes Shrubs: No/Yes			
Planting: No/Yes Screening: No/Yes			



Plant at the rate of 9 trees per 100 LF (40% Large Maturing & 25 % Evergreen)



TYPICAL 38' CLASS 'C' BUFFER



PRIVATE STREET DETAIL

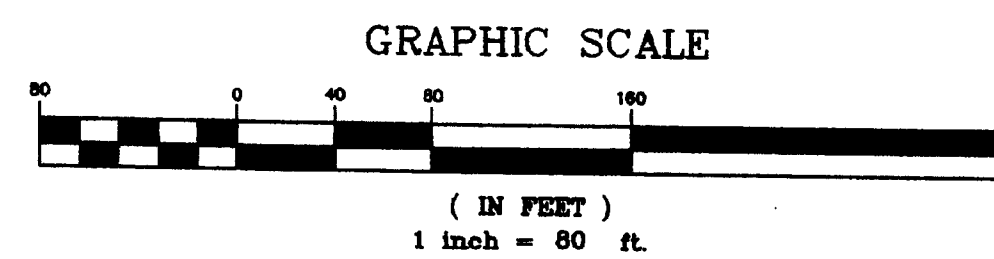
EXISTING CONDITIONS

FOR REFERENCE ONLY

FOR PUBLIC HEARING

PETITION NO. 2007-050

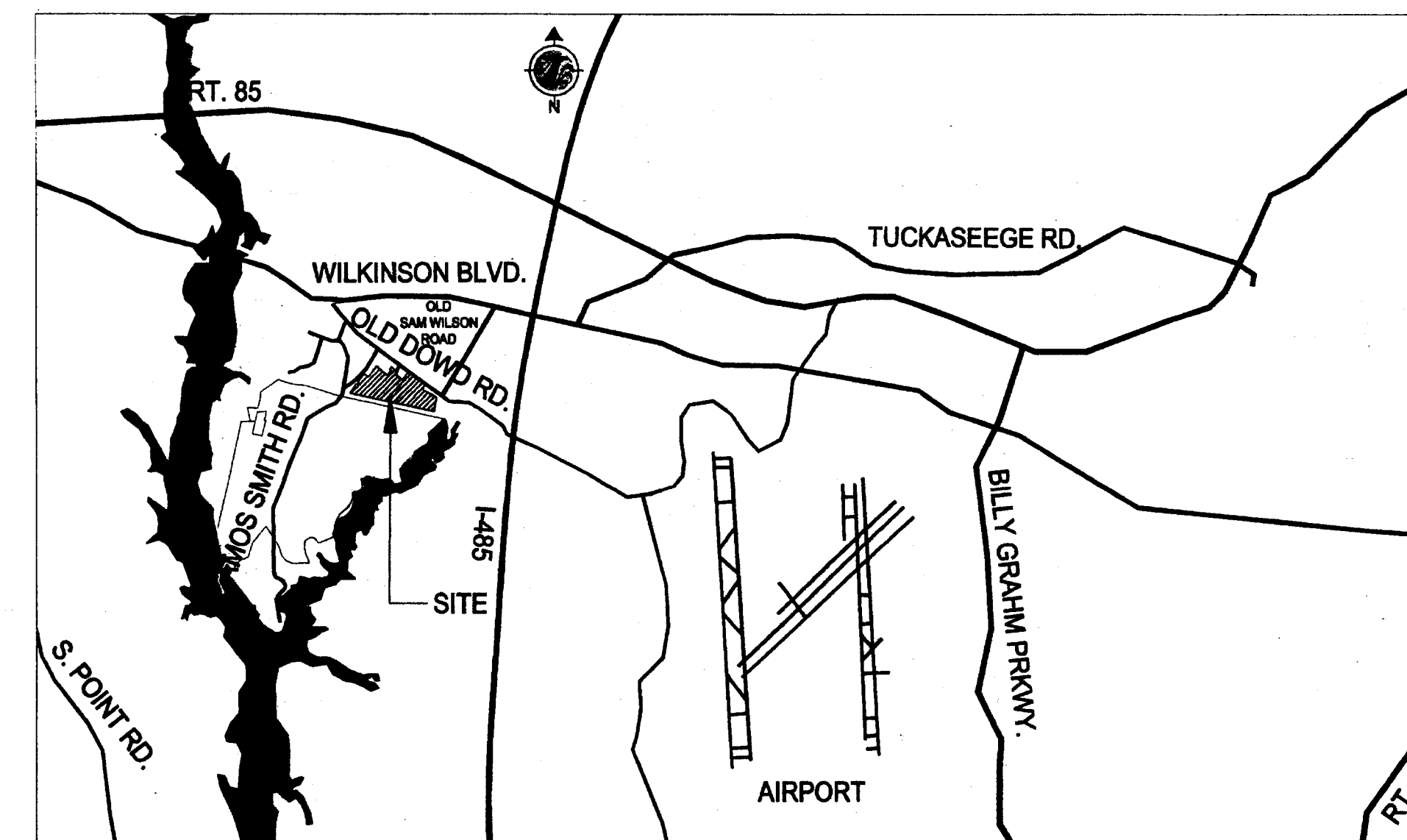
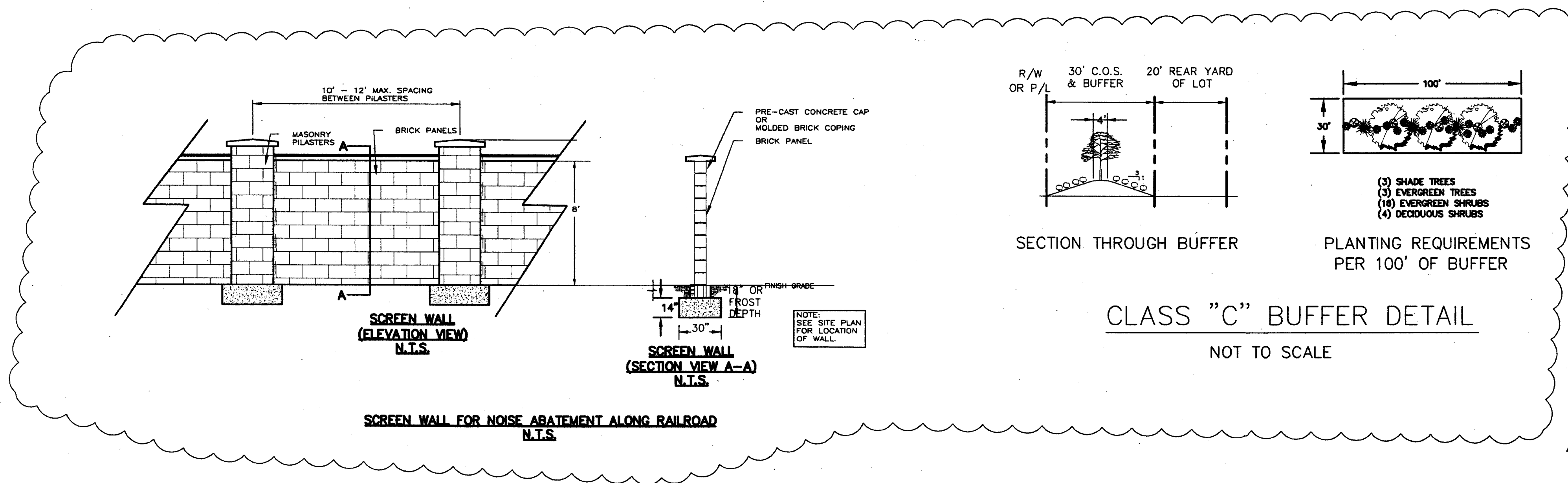
SHEET 2 of 4



3. CP	Revised Lots at West End to Double Width	8/19/99
2. CP	Widen Street Entrances per NCOT	8/21/98
1. CP	Widen Old Dowd Road	7-24-98
No. By Ck.	Description	Date
Revisions		
OLD DOWD ESTATES, LLC		
P.O. BOX 472888		
CHARLOTTE, N.C. 28216 (704) 651-6152		
SITE PLAN		
OLD DOWD MOBILE ESTATES		
OLD DOWD ROAD		
MECKLENBURG COUNTY		
DES. C.W.P.	SCALE 1" = 80'	JOB NO. 96040
DN. C.P.	CK. C.W.P.	DATE 5-19-98 DWG. NO. SW-1

P.E.A.
of
North Carolina
1409 East Boulevard
Charlotte, N.C. 28203
(704) 377-4349

PRINTED
MAY 10 2006



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Notes

SITE DATA

PARCEL ID: 11 306 113A, 11 306 113B, 11 306 113C, 11 306 113D, 11 306 113E, 11 306 113F, 11 306 113G, 11 306 113H, 11 306 113I, 11 306 113J, 11 306 113K, 11 306 113L, 11 306 113M, 11 306 113N, 11 306 113O, 11 306 113P, 11 306 113Q, 11 306 113R, 11 306 113S, 11 306 113T, 11 306 113U, 11 306 113V, 11 306 113W, 11 306 113X, 11 306 113Y, 11 306 113Z, 11 306 114A, 11 306 114B, 11 306 114C, 11 306 114D, 11 306 114E, 11 306 114F, 11 306 114G, 11 306 114H, 11 306 114I, 11 306 114J, 11 306 114K, 11 306 114L, 11 306 114M, 11 306 114N, 11 306 114O, 11 306 114P, 11 306 114Q, 11 306 114R, 11 306 114S, 11 306 114T, 11 306 114U, 11 306 114V, 11 306 114W, 11 306 114X, 11 306 114Y, 11 306 114Z, 11 306 115A, 11 306 115B, 11 306 115C, 11 306 115D, 11 306 115E, 11 306 115F, 11 306 115G, 11 306 115H, 11 306 115I, 11 306 115J, 11 306 115K, 11 306 115L, 11 306 115M, 11 306 115N, 11 306 115O, 11 306 115P, 11 306 115Q, 11 306 115R, 11 306 115S, 11 306 115T, 11 306 115U, 11 306 115V, 11 306 115W, 11 306 115X, 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