DEVELOPMENT STANDARDS:

GENERAL PROVISIONS:

A. These development standards form part of the town technical data sheet (TDS) associated with the rezoning petition filed by the mixed-use properties identified as subject to development standards. These development standards shall be subject to change, additional conditions, and enforcement procedures as required by the Zoning Ordinance and shall be subject to the ultimate discretion of the local planning commission and the governing body. The regulations contained in these standards are subject to change at any time and may be amended at any time.

B. The development standards described in this document are intended to guide the development of property within the zoning district. The standards are designed to address a variety of development issues, including but not limited to: density, setbacks, landscaping, and parking requirements. The standards are intended to promote the goals of the local comprehensive plan and to ensure that development is consistent with the character and goals of the surrounding community.

C. The development standards described in this document are intended to apply to all parcels of land within the zoning district. The standards may be applied to individual properties, groups of properties, or entire neighborhoods. The standards are intended to provide a framework for the development of properties within the zoning district, and are subject to interpretation and enforcement by the local planning commission and the governing body.

D. The development standards described in this document are intended to apply to all parcels of land within the zoning district. The standards may be applied to individual properties, groups of properties, or entire neighborhoods. The standards are intended to provide a framework for the development of properties within the zoning district, and are subject to interpretation and enforcement by the local planning commission and the governing body.

E. The development standards described in this document are intended to apply to all parcels of land within the zoning district. The standards may be applied to individual properties, groups of properties, or entire neighborhoods. The standards are intended to provide a framework for the development of properties within the zoning district, and are subject to interpretation and enforcement by the local planning commission and the governing body.

F. This document is intended to provide guidance for the development of properties within the zoning district. The standards are intended to apply to all parcels of land within the zoning district. The standards may be applied to individual properties, groups of properties, or entire neighborhoods. The standards are intended to provide a framework for the development of properties within the zoning district, and are subject to interpretation and enforcement by the local planning commission and the governing body.
University Center II
Charlotte, N.C.

Front Elevation - Building Type I

Side Elevation - Building Type I

Rear Elevation - Building Type I

Architectural Shingles
Cement Board Siding
Decorative Shutter
Engaged Column
Open Frame Window
Porch framed w/Columns
Covered Entry w/Columns
Brick veneer wall finish

The illustration is intended to convey the type of materials which will be used for the multifamily Parcel at University Center II. Exterior finishes include a min. of 35% masonry and the balance shall be a mix of cementitious products.

Aluminum Decorative Screen used to frame and give the appearance of enclosed breezeways.

Front entry columns accented with brick veneer finish.
ELEVATION OF PROPOSED IMPROVEMENTS ALONG UNIVERSITY EXECUTIVE PARK DRIVE
University Center II
Charlotte, N.C.

Front Elevation - Building Type I
Side Elevation - Building Type I
Rear Elevation - Building Type I

Architectural Shingles
Cement Board Siding
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