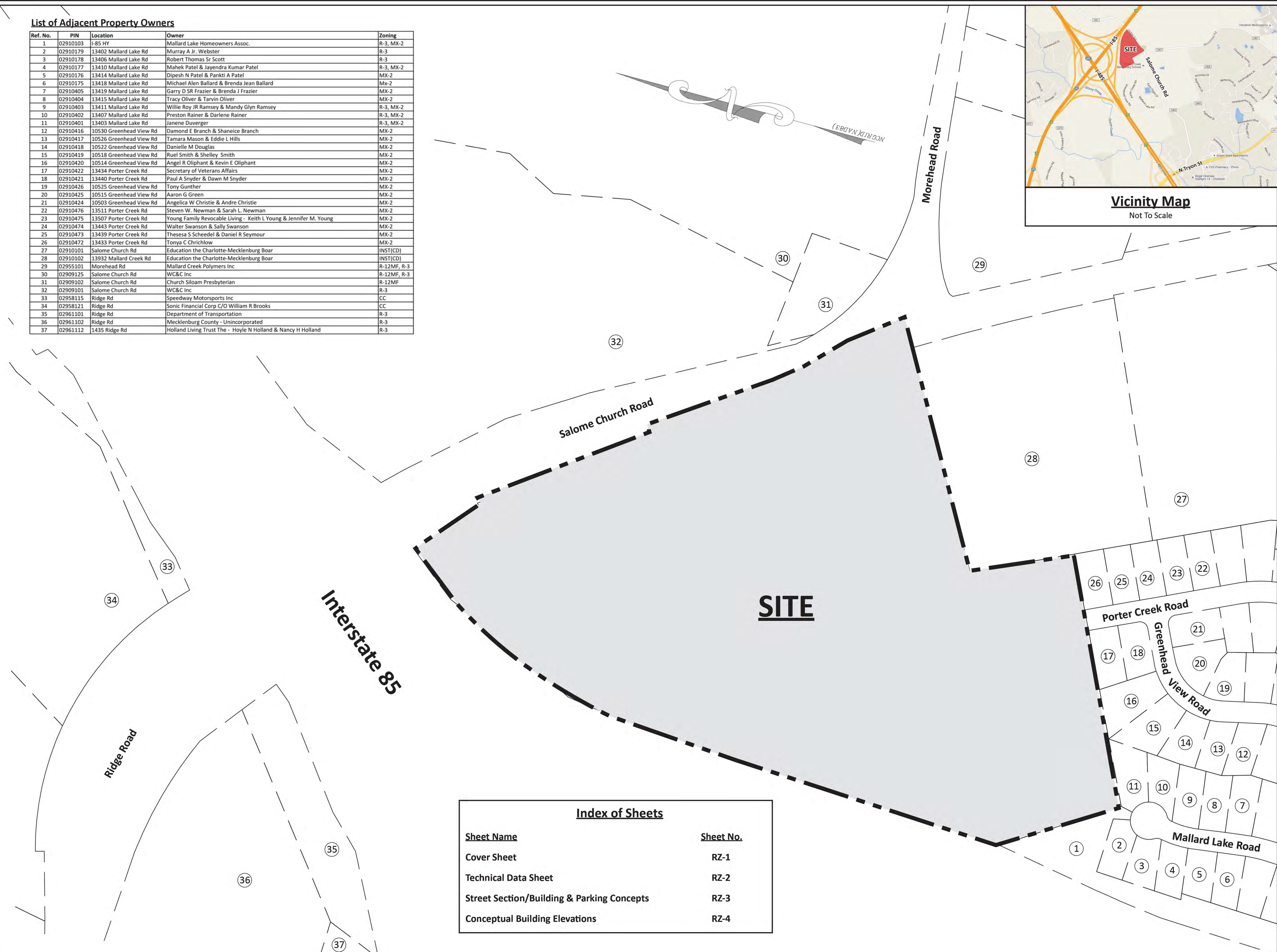


Ref. No.	PIN	Location	Owner	Zoning
1	02910103	I-85 HY	Mallard Lake Homeowners Assoc.	R-3, MX-2
2	02910179	13402 Mallard Lake Rd	Murray A Jr. Webster	R-3
3	02910178	13406 Mallard Lake Rd	Robert Thomas Sr Scott	R-3
4	02910177	13410 Mallard Lake Rd	Mahek Patel & Jayendra Kumar Patel	R-3, MX-2
5	02910176	13414 Mallard Lake Rd	Dipesh N Patel & Pankti A Patel	MX-2
6	02910175	13418 Mallard Lake Rd	Michael Allen Ballard & Brenda Jean Ballard	MX-2
7	02910405	13419 Mallard Lake Rd	Garry D SR Frazier & Brenda J Frazier	MX-2
8	02910404	13415 Mallard Lake Rd	Tracy Oliver & Tarvin Oliver	MX-2
9	02910403	13411 Mallard Lake Rd	Willie Roy JR Ramsey & Mandy Glyn Ramsey	R-3, MX-2
10	02910402	13407 Mallard Lake Rd	Preston Rainer & Darlene Rainer	R-3, MX-2
11	02910401	13403 Mallard Lake Rd	Janene Duverger	R-3, MX-2
12	02910416	10530 Greenhead View Rd	Diamond E Branch & Shaneice Branch	MX-2
13	02910417	10526 Greenhead View Rd	Tamara Mason & Eddie L Hills	MX-2
14	02910418	10522 Greenhead View Rd	Danielle M Douglas	MX-2
15	02910419	10518 Greenhead View Rd	Ruel Smith & Shelley Smith	MX-2
16	02910420	10514 Greenhead View Rd	Angel R Oliphant & Kevin E Oliphant	MX-2
17	02910422	13434 Porter Creek Rd	Secretary of Veterans Affairs	MX-2
18	02910421	13440 Porter Creek Rd	Paul A Snyder & Dawn M Snyder	MX-2
19	02910426	10525 Greenhead View Rd	Tony Gunther	MX-2
20	02910425	10515 Greenhead View Rd	Aaron G Green	MX-2
21	02910424	10503 Greenhead View Rd	Angelica W Christie & Andre Christie	MX-2
22	02910476	13511 Porter Creek Rd	Steven W. Newman & Sarah L. Newman	MX-2
23	02910475	13507 Porter Creek Rd	Young Family Revocable Living - Keith L Young & Jennifer M. Young	MX-2
24	02910474	13443 Porter Creek Rd	Walter Swanson & Sally Swanson	MX-2
25	02910473	13439 Porter Creek Rd	Theresa S Scheedel & Daniel R Seymour	MX-2
26	02910472	13433 Porter Creek Rd	Tonya C Chrichlow	MX-2
27	02910101	Salome Church Rd	Education the Charlotte-Mecklenburg Boar	INST(CD)
28	02910102	13932 Mallard Creek Rd	Education the Charlotte-Mecklenburg Boar	INST(CD)
29	02955101	Morehead Rd	Mallard Creek Polymers Inc	R-12MF, R-3
30	02909125	Salome Church Rd	WC&C Inc	R-12MF, R-3
31	02909102	Salome Church Rd	Church Siloam Presbyterian	R-12MF
32	02909101	Salome Church Rd	WC&C Inc	R-3
33	02958115	Ridge Rd	Speedway Motorsports Inc	CC
34	02958121	Ridge Rd	Sonic Financial Corp C/O William R Brooks	CC
35	02961101	Ridge Rd	Department of Transportation	R-3
36	02961102	Ridge Rd	Mecklenburg County - Unincorporated	R-3
37	02961112	1435 Ridge Rd	Holland Living Trust The - Hoyle N Holland & Nancy H Holland	R-3

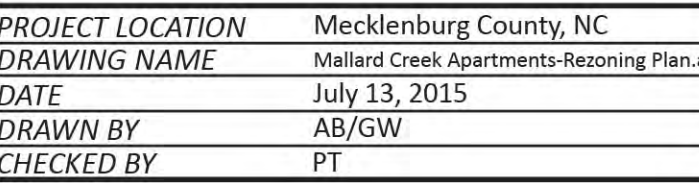
**CLIENT**

2627 Brekonridge Centre Drive
Monroe, NC 28110

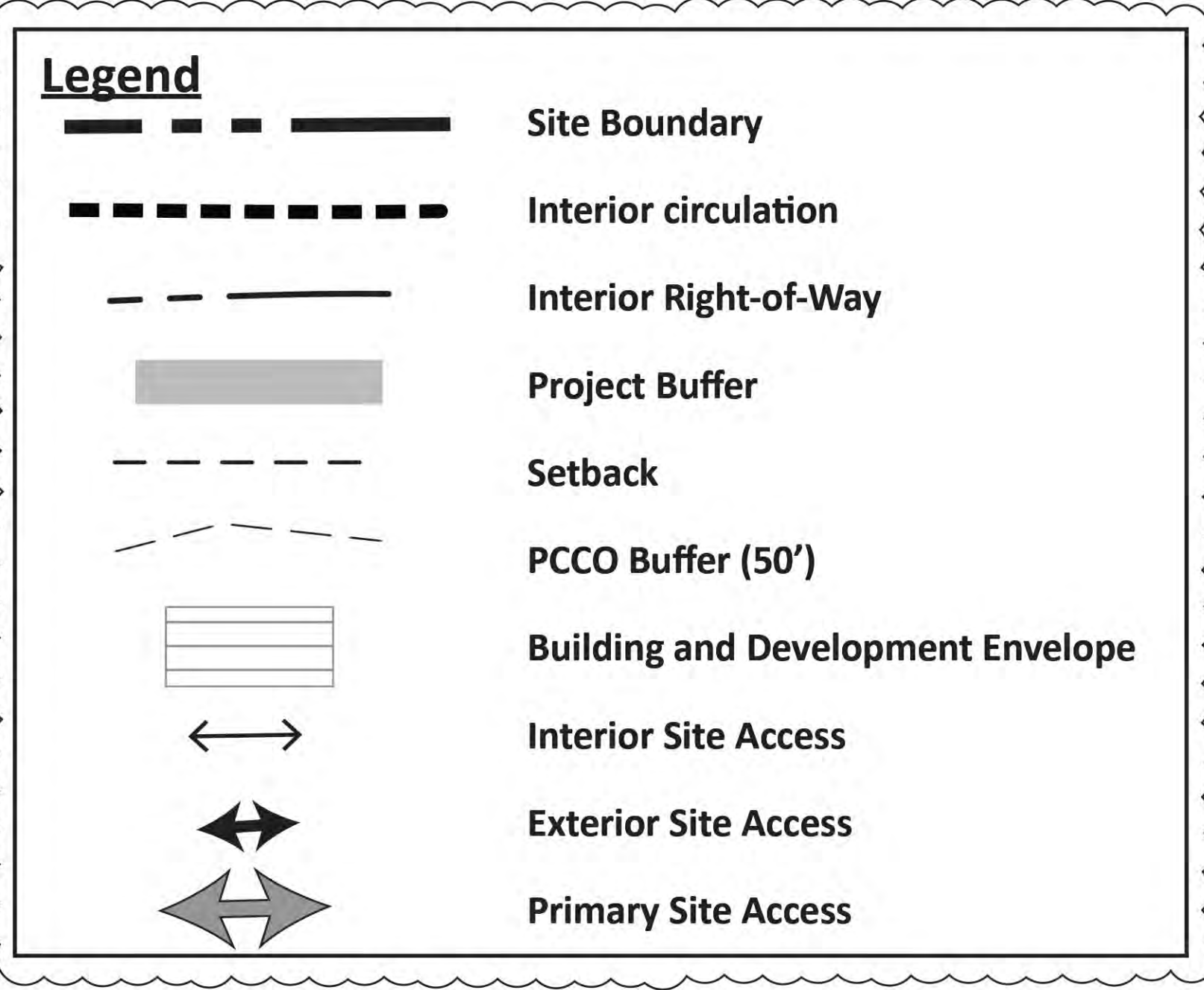
PROJECT

SHEET TITLE

PROJECT LOCATION	Mecklenburg County, N
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RZ-1



<u>Site Data</u>	
Tax Parcels:	02910105, 02910104, & 02910180
Total Acreage:	+/- 26.5 Acres
Location:	Mecklenburg County, NC
Existing Zoning:	CC (Commercial Center)
Proposed Zoning:	CC Site Plan Amendment
Intended Use:	Up to 380 Multi-Family Units
Proposed Floor Area Ratio:	As allowed by the CC Zoning District
Setbacks:	
Front:	35'
Rear:	25'
Side:	25'
Open Space:	Per Ordinance
Tree Save:	15% Minimum
Maximum Building Height:	55' (Not to exceed three (3) stories)

RZ-2



CLIENT:

2627 Brekonridge Centre Drive
Monroe, NC 28110

PROJECT

SHEET TITLE

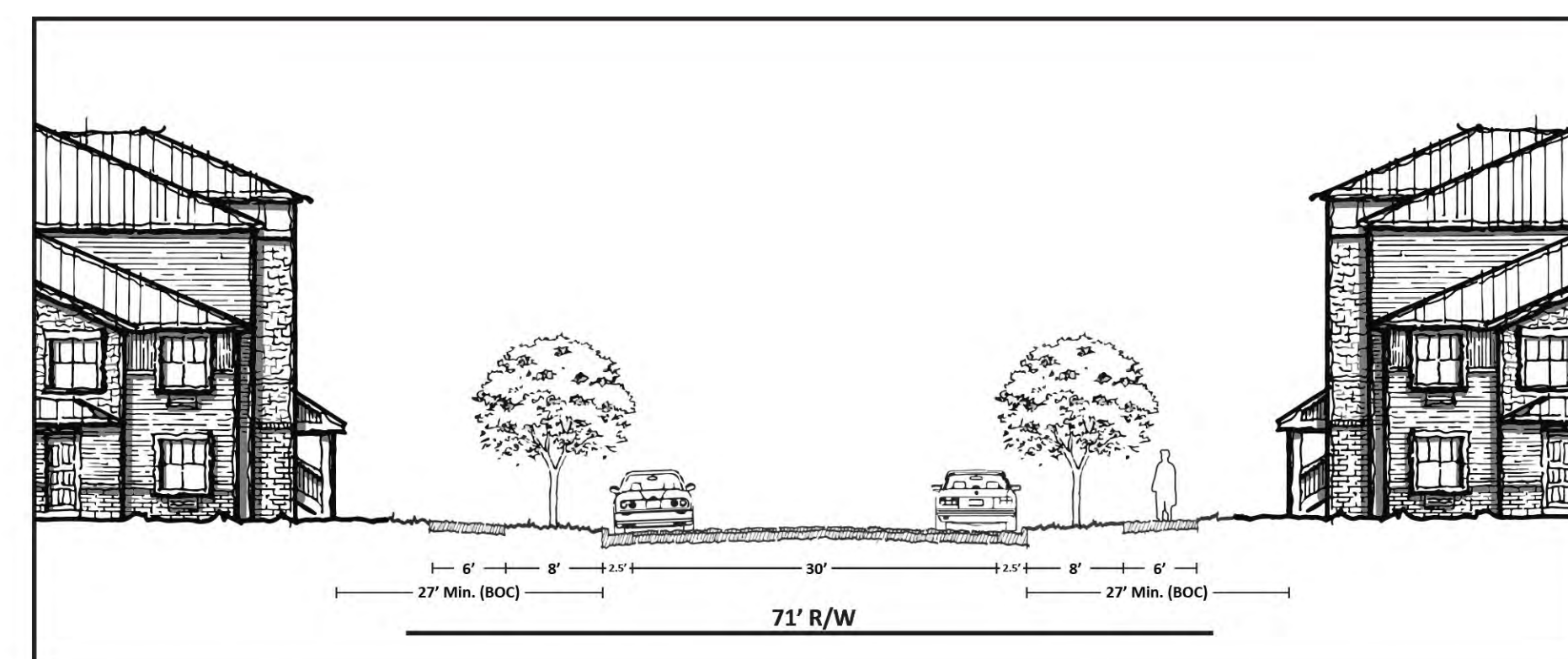
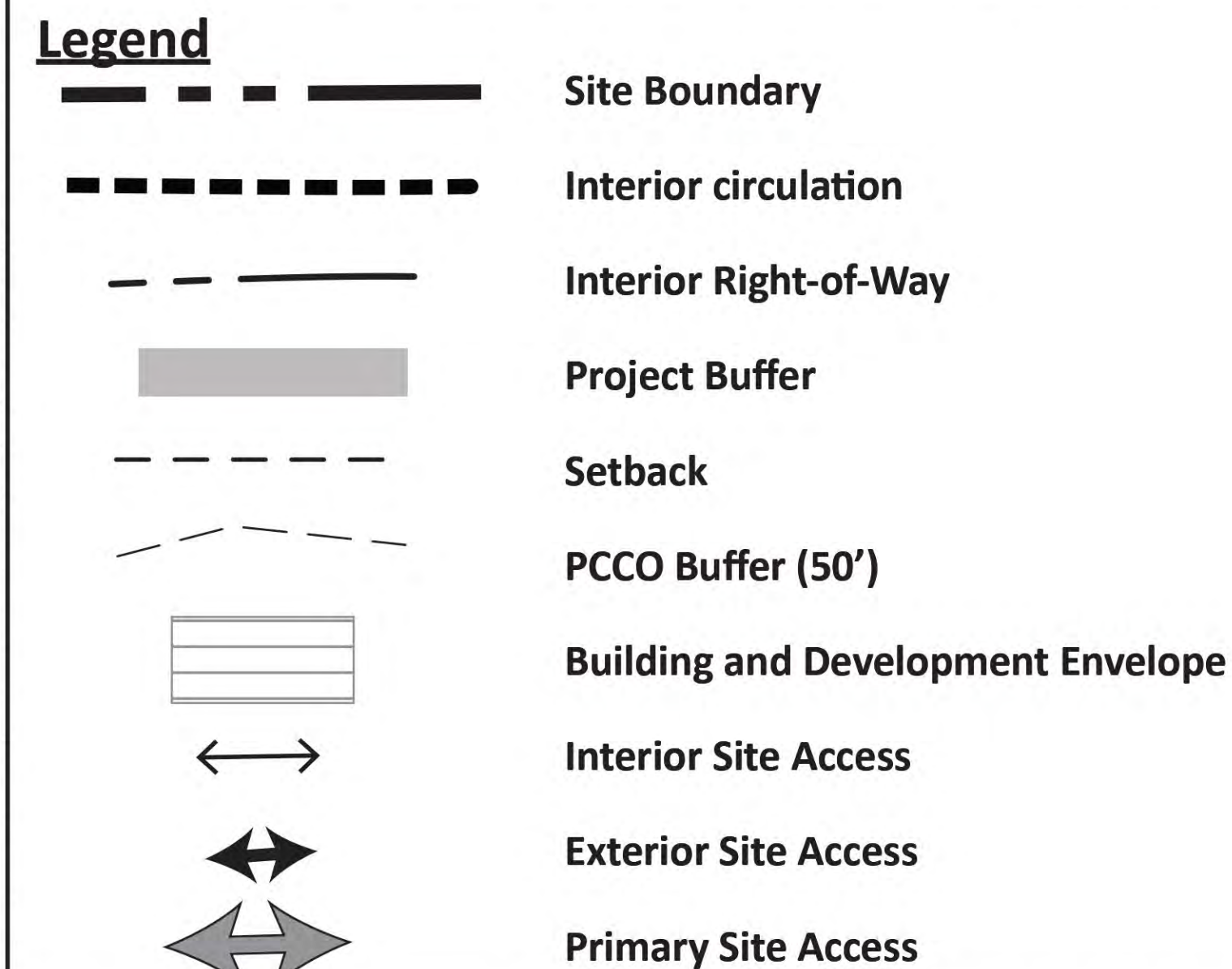
PROJECT LOCATION	Mecklenburg County, N
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NOT TO SCALE

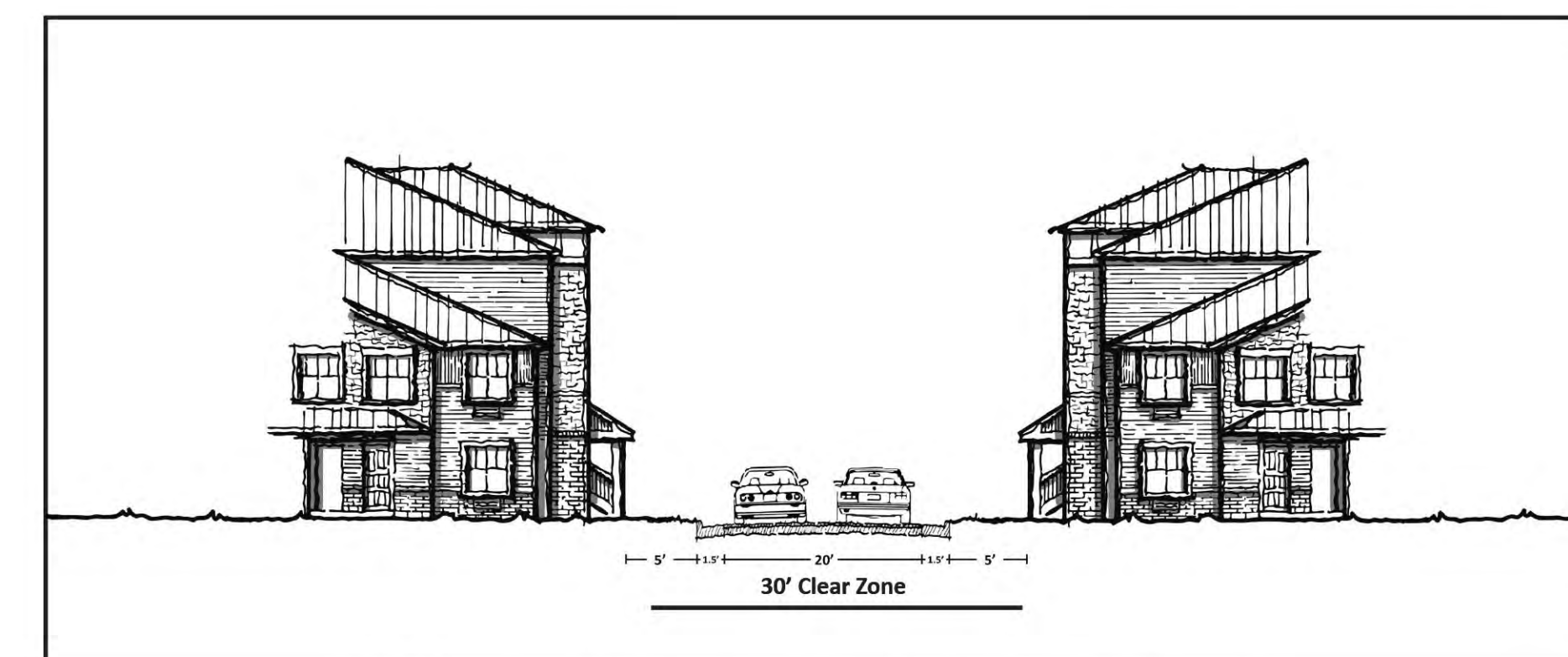
<u>PROJECT LOCATION</u>	Mecklenburg County, NC
<u>DRAWING NAME</u>	Mallard Creek Apartments-Rezoning Plan.
<u>DATE</u>	July 13, 2015
<u>DRAWN BY</u>	AB/GW
<u>CHECKED BY</u>	PT

AGENCY / SUBMITTAL REVISION

NO.	DATE	BY	REVISION
01	8/21/15	GW	Response to Staff Comments



7. USDG Local Residential Wide Street w/ On-Street Parking (71' R/W)



8. Typical Private Street w/ 30' Clear Zone



CLIENT

**Carolina
Development
Services**

2627 Brekonridge Centre Drive
Monroe, NC 28110

PROJECT

Mallard Creek Apartments

SHEET TITLE

Conceptual Building Elevations

PROJECT LOCATION	Mecklenburg County, N
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NOT TO SCALE

<u>PROJECT LOCATION</u>	Mecklenburg County, NC
<u>DRAWING NAME</u>	Mallard Creek Apartments-Rezoning Plan.
<u>DATE</u>	July 13, 2015
<u>DRAWN BY</u>	AB/GW
<u>CHECKED BY</u>	PT

[illegible]

RZ-4



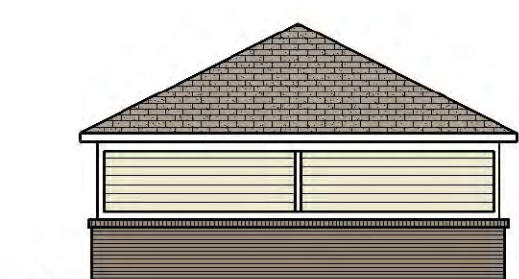
Conceptual Front & Rear Elevation



Conceptual Side Elevation



Conceptual Front Elevation - Garage



Conceptual Side Elevation - Garage

Notes:

1. Conceptual Building Elevation images depicted on the Conceptual Building Elevations sheet are representative of the overall scale, size, architectural character and quality of the proposed buildings for the Mallard Creek Apartments. The actual buildings constructed on site are may vary slightly from the Conceptual Building Elevations as long as they meet the Architectural Standards established on the Technical Data Sheet.

2. Conceptual Front and Rear Building Elevations are identical designs.