

REZONING
PETITION #
2016-070

FOR PUBLIC HEARING

WOODFIELD NORTHLAKE PHASE 2
CHARLOTTE, NORTH CAROLINA

WOODFIELD INVESTMENTS, LLC
313 ROCKLYN PLACE
CHARLOTTE, NC 28209
704.560.2793

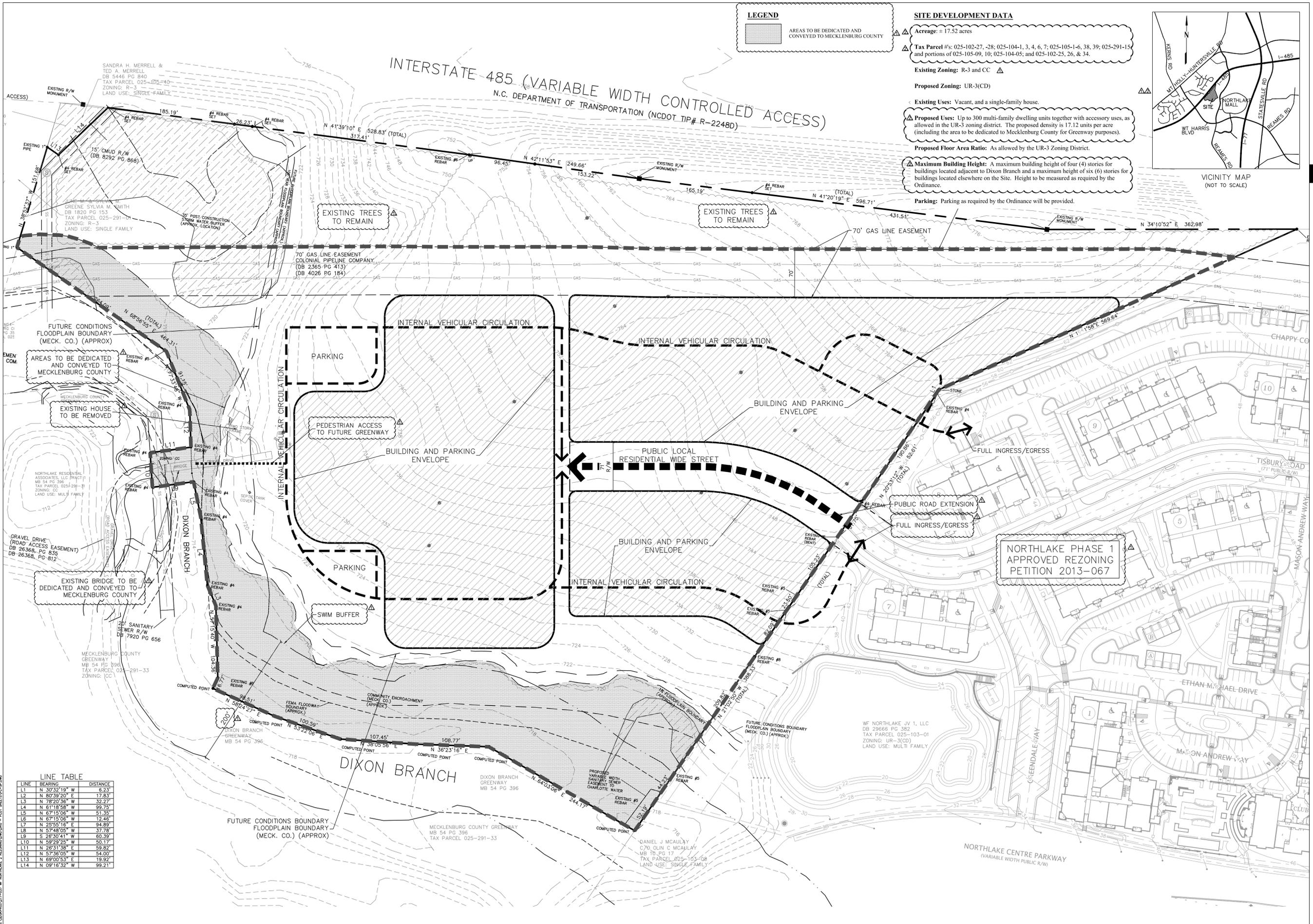
TECHNICAL
DATA PLAN

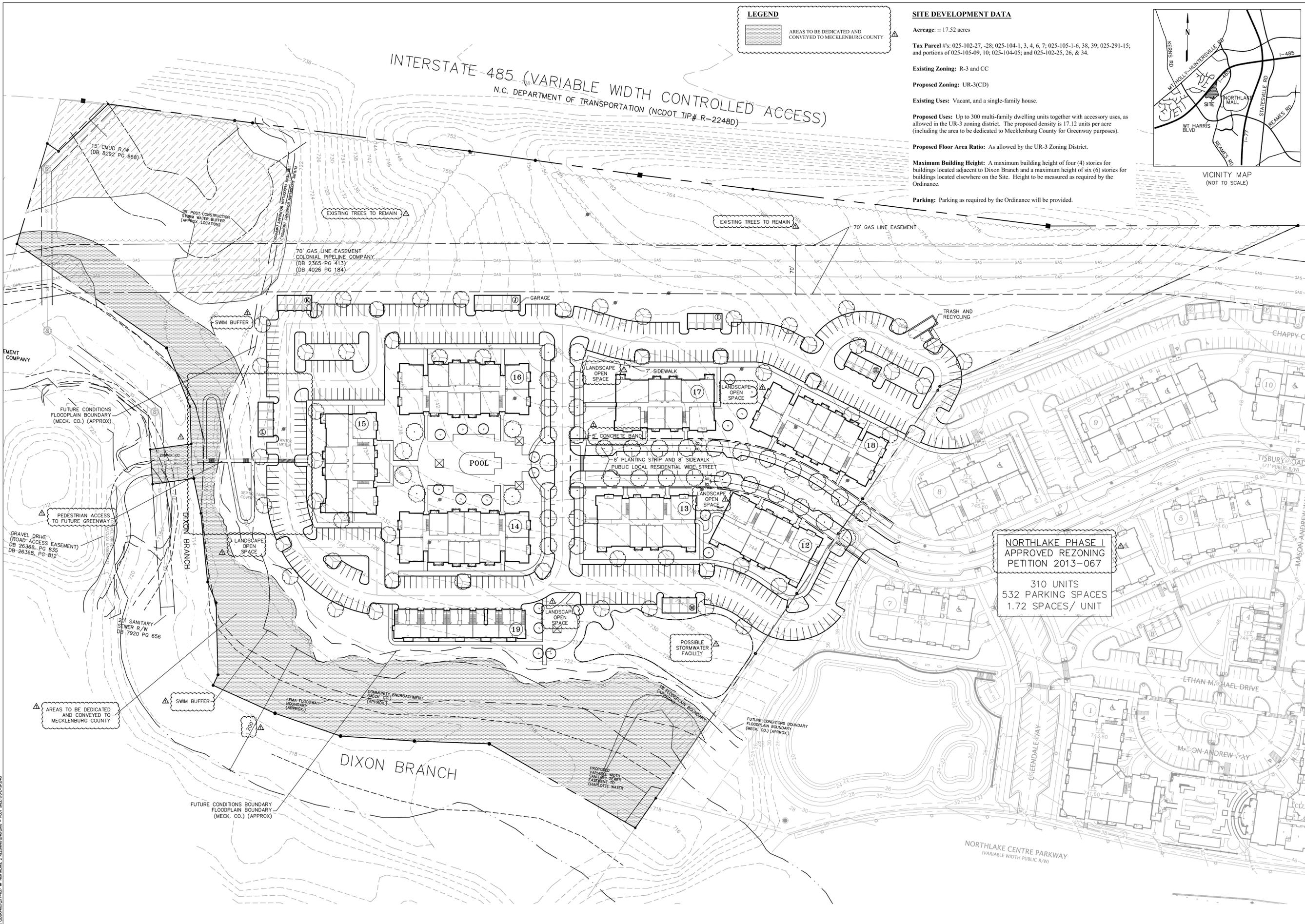
SCALE: 1" = 60'

PROJECT #: 217-037
DRAWN BY: JL
CHECKED BY: BS

FEBRUARY 22, 2016

REVISIONS:
04.18.16 1ST CITY REVIEW COMMENTS
06.08.16 REV ZONING BODY AND SITE AREA





LEGEND

AREAS TO BE DEDICATED AND CONVEYED TO MECKLENBURG COUNTY

SITE DEVELOPMENT DATA

Acreage: ± 17.52 acres

Tax Parcel #s: 025-102-27, -28; 025-104-1, 3, 4, 6, 7; 025-105-1-6, 38, 39; 025-291-15; and portions of 025-105-09, 10; 025-104-05; and 025-102-25, 26, & 34.

Existing Zoning: R-3 and CC

Proposed Zoning: UR-3(CD)

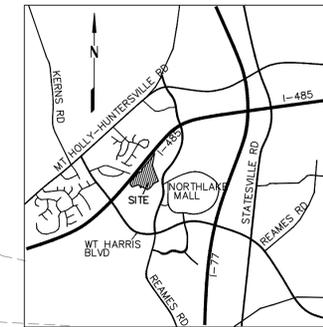
Existing Uses: Vacant, and a single-family house.

Proposed Uses: Up to 300 multi-family dwelling units together with accessory uses, as allowed in the UR-3 zoning district. The proposed density is 17.12 units per acre (including the area to be dedicated to Mecklenburg County for Greenway purposes).

Proposed Floor Area Ratio: As allowed by the UR-3 Zoning District.

Maximum Building Height: A maximum building height of four (4) stories for buildings located adjacent to Dixon Branch and a maximum height of six (6) stories for buildings located elsewhere on the Site. Height to be measured as required by the Ordinance.

Parking: Parking as required by the Ordinance will be provided.



VICINITY MAP (NOT TO SCALE)

**NORTHLAKE PHASE I
APPROVED REZONING
PETITION 2013-067**

310 UNITS
532 PARKING SPACES
1.72 SPACES/ UNIT



LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
TRANSPORTATION PLANNING

2459 Wilkinson Blvd, Ste 200 Charlotte, NC 28208
704.343.0608
www.drgrp.com

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CHARLOTTE, NC 28209
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**SCHEMATIC
SITE PLAN**

SCALE: 1" = 60'

PROJECT #: 217-037
DRAWN BY: JL
CHECKED BY: BS

FEBRUARY 22, 2016

REVISIONS:
04.18.16 1ST CITY REVIEW COMMENTS COMMUNITY MEETINGS
06.08.16 REV ZONING BODY AND SITE AREA

RZ2.00