EPLAN Detail Schematic Site Plan Requirements

The schematic site plan must include:

A. A boundary survey showing the total acreage, present Zoning classification(s), date, north arrow, and vicinity map
B. All existing easements, reservations, and rights-of-way, and all yards required for the Zoning district requested (show setback, side and rear yard requirements for proposed Zoning district)
C. Proposed use of land and structures: for residential uses, this shall include the number of units and an outline for the area within which the structures will be located; for non-residential uses, this shall include approximate square footage of structures and an outline of the area within which the structure will be located
D. Traffic, parking and circulation plan, showing proposed locations and arrangements of parking spaces and entrance and exit to adjacent streets (show existing drives opposite proposed project)
E. Proposed screening, including walls, fences, or planting areas, as well as treatment of any existing natural features and any proposed buffers or landscaped yards at the project boundary
F. Generalized information as to the number, height, size, and location of structures;
G. Proposed phasing
H. Delineation of areas within the regulatory floodplain as shown on the official Charlotte flood areas map and delineation of SWIM buffers
I. Topography at four foot contour intervals or less (existing and proposed)
J. Site plan must be titled with project plan and proposed use
K. List of all conditions approved as a part of the last conditional rezoning for the subject property

For Information regarding the Administrative Site Plan Process

Please contact Planning Staff:

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