

McADAMS

The John R. McAdams Company, Inc.

2100 South Tryon Street

Suite 400

Charlotte, NC 28203

phone 704.527.0800

fax 919.361.2269

license number: C-0293, C-187

www.mcadamsco.com

CLIENT

AREG US OPP IV SHOPTON RD HOLDCO LLC
3060 PEACHTREE RD NORTHWEST
SUITE 800
ATLANTA, GA 30305

5508 SHOPTON ROAD
REZONING PETITION #2025-128

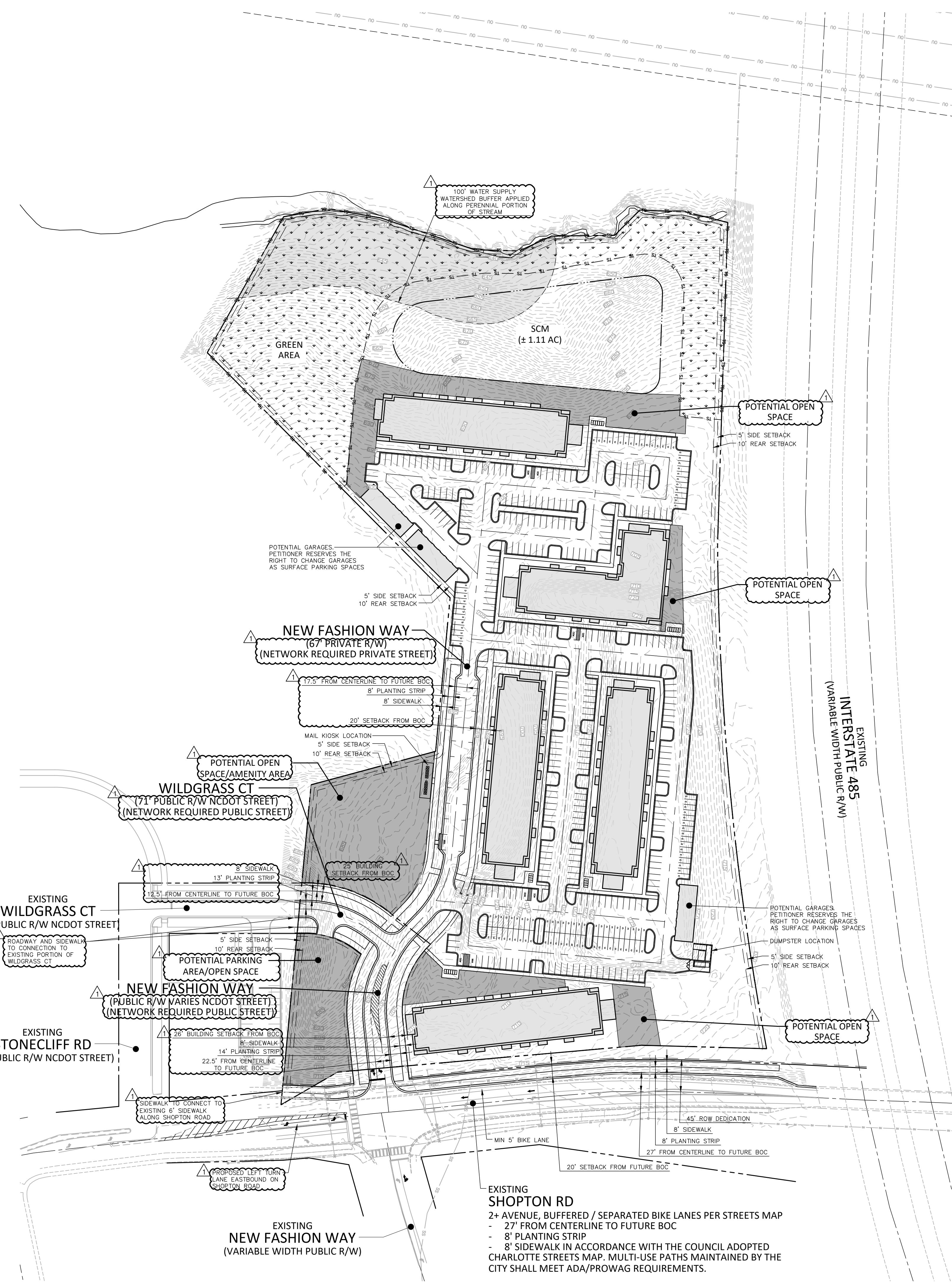
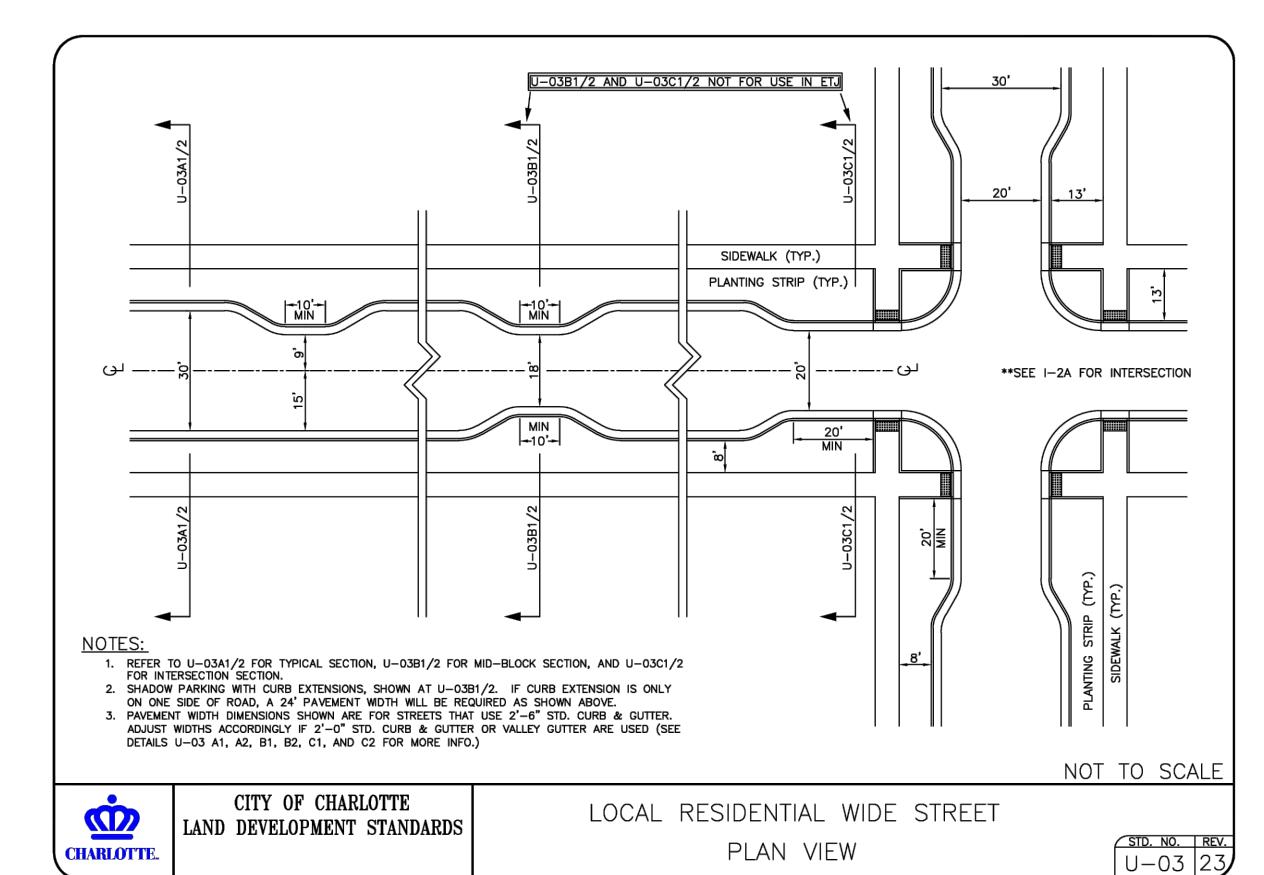
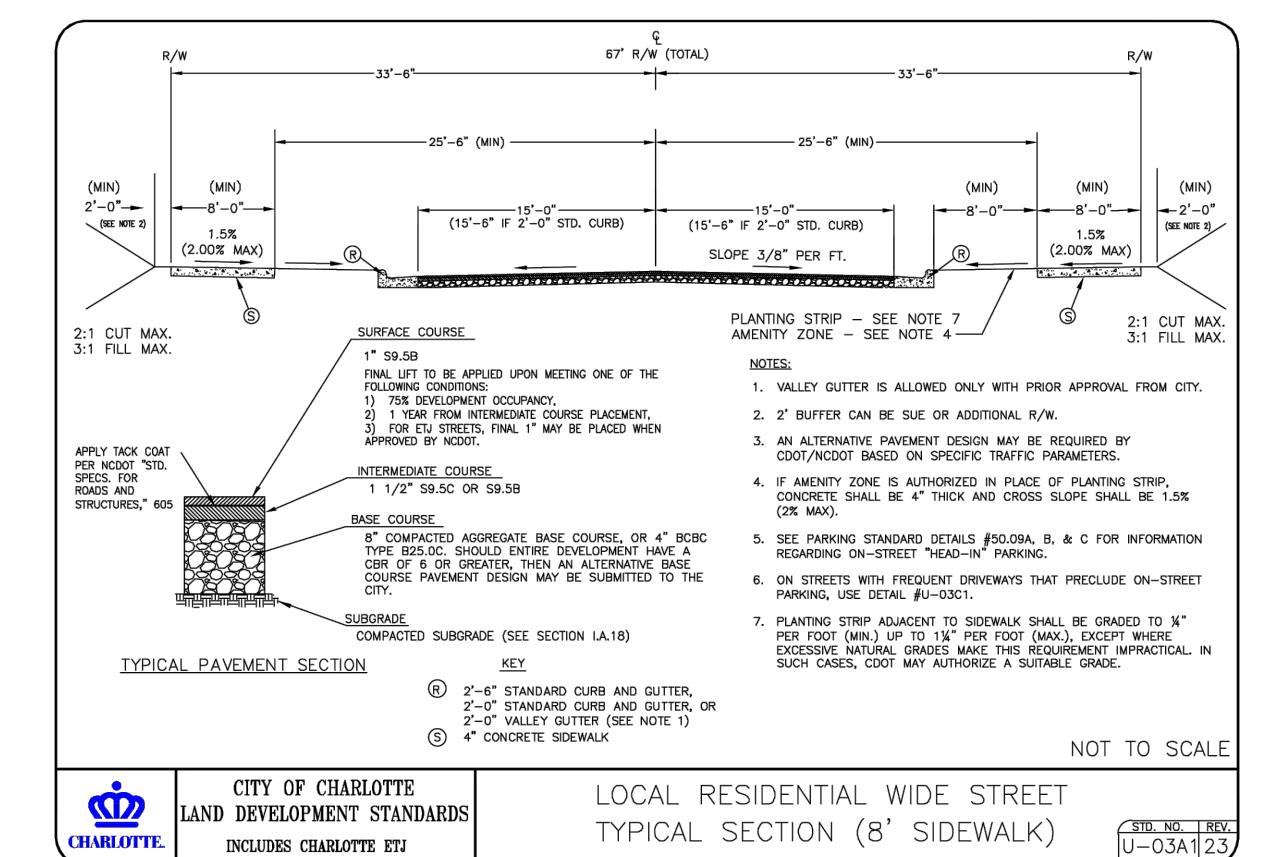
5508 SHOPTON RD
CHARLOTTE, NORTH CAROLINA, 28209



SITE LEGEND

- PROPERTY LINE
- RIGHT-OF-WAY LINE
- CENTERLINE
- STREAM BUFFER
- POTENTIAL GREEN AREA / OPEN SPACE

SITE DATA	
DEVELOPER:	AREG US OPP IV SHOPTON RD HOLDCO LLC 3060 PEACHTREE ROAD, NORTHWEST SUITE 800 ATLANTA, GEORGIA 30305
PARCEL NUMBER:	14117110 & 14117122
TOTAL SITE ACREAGE:	± 15.16 AC
EXISTING ZONING:	BP (CD)
PROPOSED ZONING:	N2-B (CD)
PROPOSED USE:	MULTI-FAMILY STACKED
BUILDING SETBACK REQUIREMENTS:	
FRONT:	20' FROM BACK OF CURB AND FUTURE BACK OF CURB ALONG PUBLIC AND PRIVATE STREETS
SIDE:	5'
REAR:	10'
MAXIMUM BUILDING HEIGHT:	PER ORDINANCE
PARKING:	PER ORDINANCE
TOTAL DWELLING COUNT:	UP TO 330
REQUIRED OPEN SPACE: 10% OF SITE AREA	± 1.52 ACRES
PROVIDED OPEN SPACE:	± 1.52 ACRES
REQUIRED GREEN AREA (15% OF SITE):	± 2.27 AC
PROVIDED GREEN AREA:	± 2.27 AC
STORMWATER MANAGEMENT:	± 1.13 AC
NOTE:	1. ONSITE GARBAGE AND RECYCLE REQUIREMENTS TO BE MET PER ARTICLE 21.



REVISIONS

NO. DATE
1 01.12.2026 PER CITY COMMENTS

PLAN INFORMATION

PROJECT NO. SPEC25467

FILENAME SPEX25467-RZ1

CHECKED BY EM

DRAWN BY JH

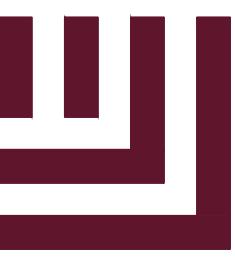
SCALE 1"=80'

DATE 11.14.2025

SHEET

REZONING PLAN

RZ.01



McADAMS

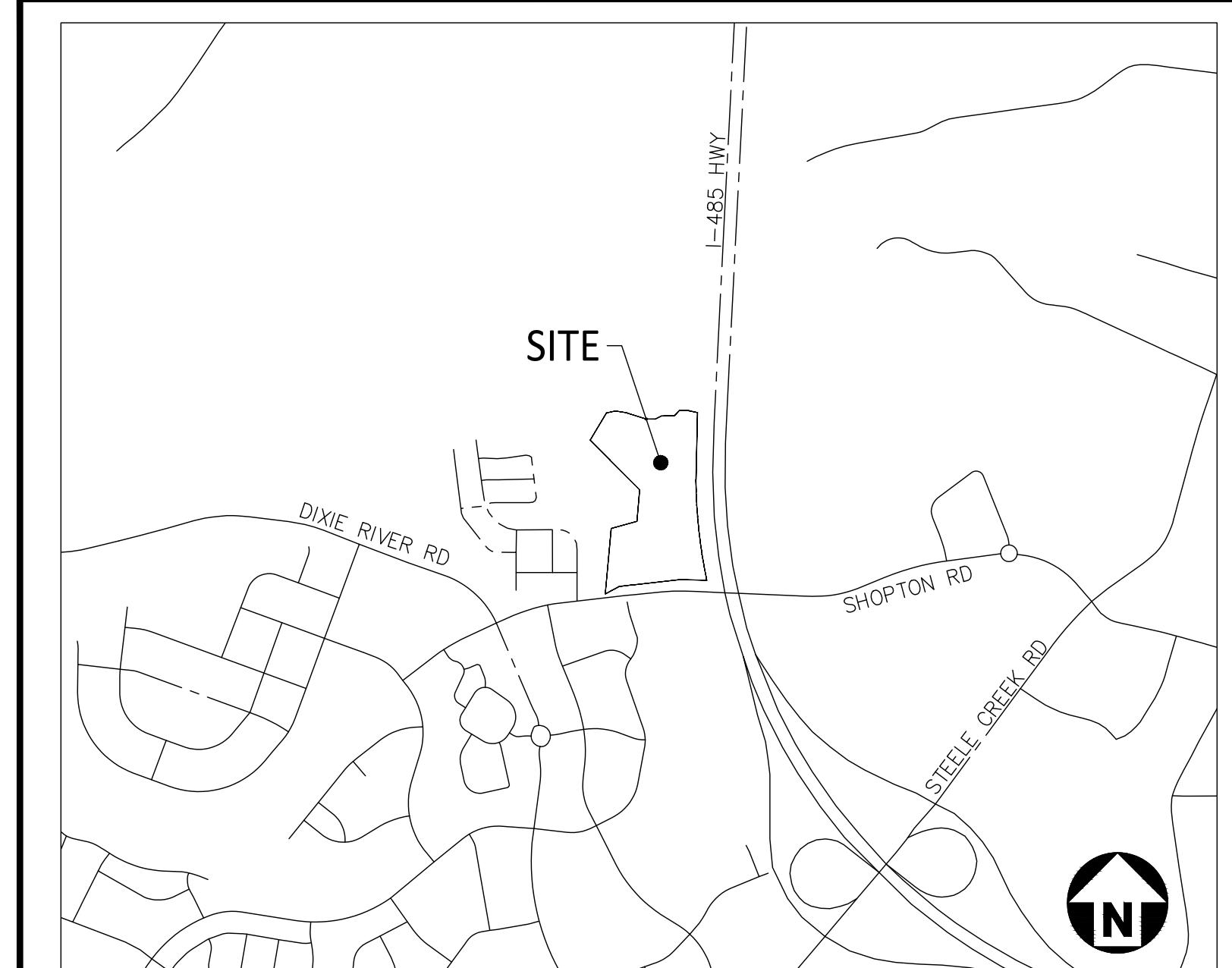
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SUITE 800
ATLANTA, GA 30305

**5508 SHOPTON ROAD
REZONING PETITION #2025-128
TREE SURVEY
5508 SHOPTON RD
CHARLOTTE, NORTH CAROLINA, 28209**

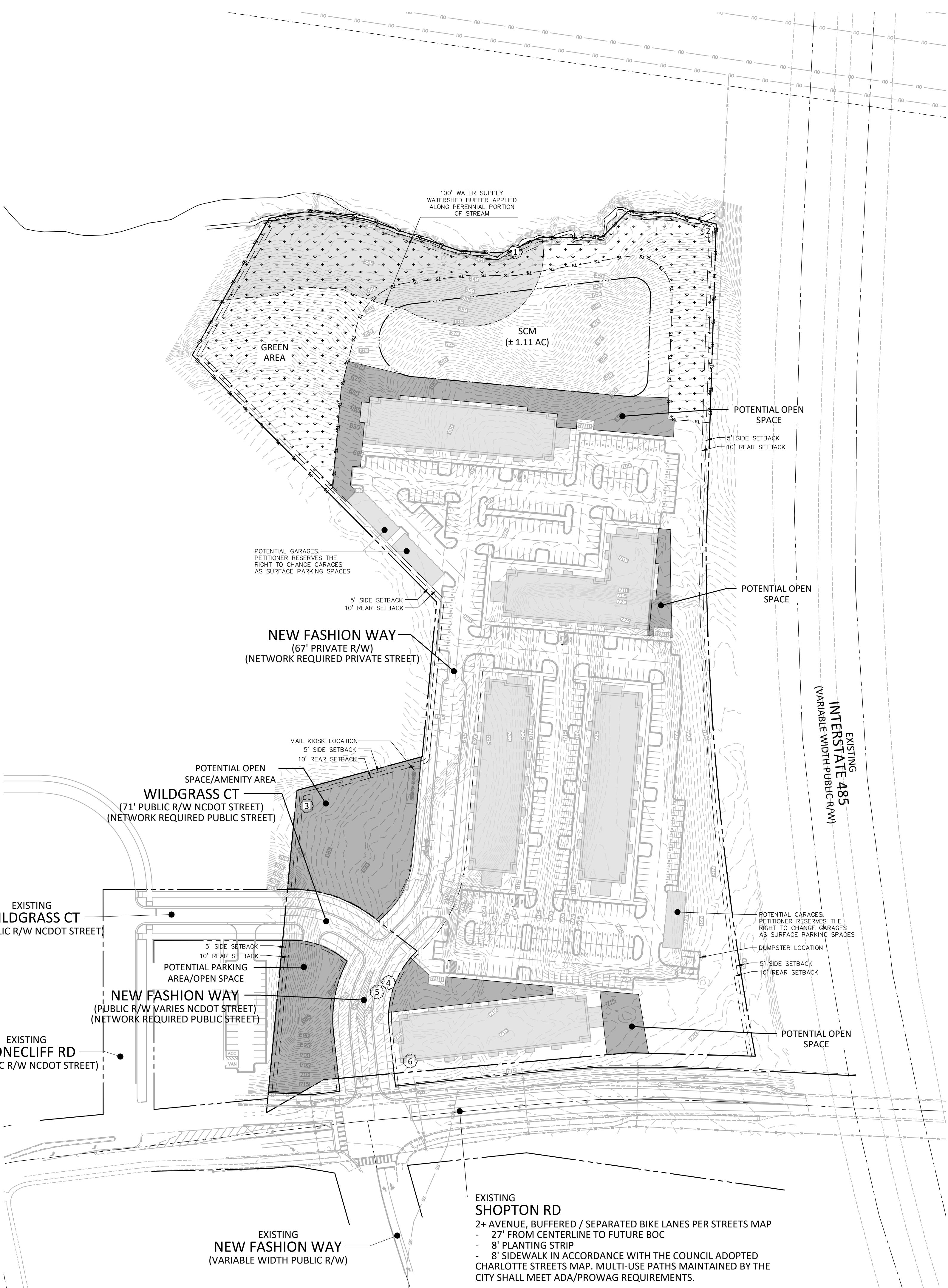


SITE LEGEND

- PROPERTY LINE
- RIGHT-OF-WAY LINE
- CENTERLINE
- POST CONSTRUCTION BUFFER
- POTENTIAL GREEN AREA / OPEN SPACE

SITE DATA	
DEVELOPER:	AECG US OPP IV SHOPTON RD HOLDCO LLC 3060 PEACHTREE ROAD, NORTHWEST SUITE 800 ATLANTA, GEORGIA 30350
PARCEL NUMBER:	14117110 & 14117122
TOTAL SITE ACREAGE:	± 15.16 AC
EXISTING ZONING:	BP (CD)
PROPOSED ZONING:	N2-B (CD)
PROPOSED USE:	MULTI-FAMILY STACKED
BUILDING SETBACK REQUIREMENTS:	
FRONT:	20' FROM BACK OF CURB AND FUTURE BACK OF CURB ALONG PUBLIC AND PRIVATE STREETS
SIDE:	5'
REAR:	10'
MAXIMUM BUILDING HEIGHT:	PER ORDINANCE
PARKING:	PER ORDINANCE
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REQUIRED OPEN SPACE: 10% OF SITE AREA	± 1.52 ACRES
PROVIDED OPEN SPACE:	± 1.52 ACRES
REQUIRED GREEN AREA (15% OF SITE):	± 2.27 AC
PROVIDED GREEN AREA:	± 2.27 AC
STORMWATER MANAGEMENT:	± 1.13 AC
NOTE:	1. ONSITE GARBAGE AND RECYCLE REQUIREMENTS TO BE MET PER ARTICLE 21.

TREE CHART		
Tree #	Trunk Dia.	Species
1	32"	POPLAR
2	31"	POPLAR
3	34"	OAK
4	31"	OAK
5	32"	OAK
6	32"	OAK



REVISIONS

NO. DATE
1 01.12.2026 PER CITY COMMENTS

PLAN INFORMATION

PROJECT NO. SPEC25467
FILENAME SPEX25467-RZ1
CHECKED BY EM
DRAWN BY JH
SCALE 1"=80'
DATE 11.14.2025

SHEET

TREE SURVEY

RZ.03