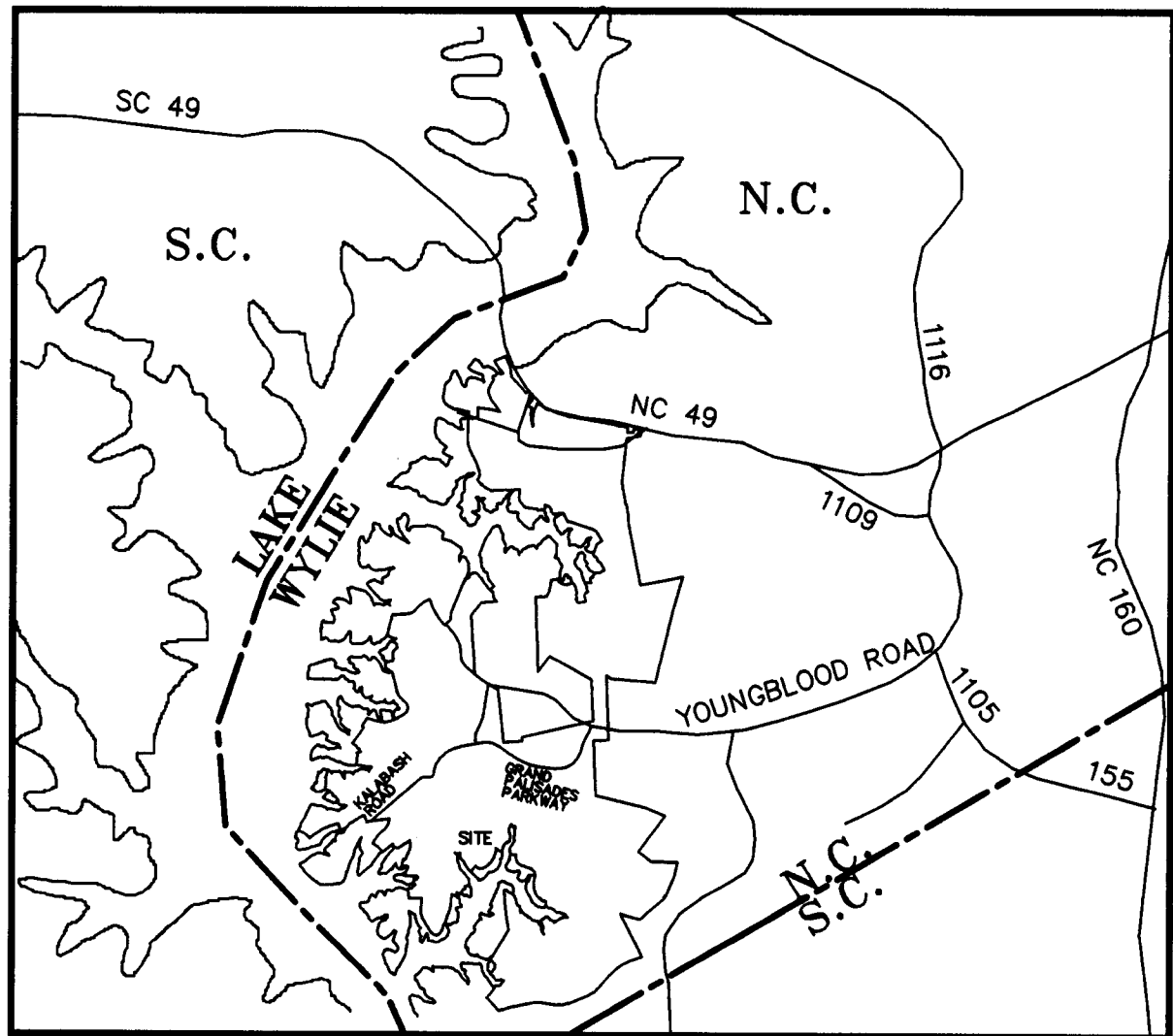


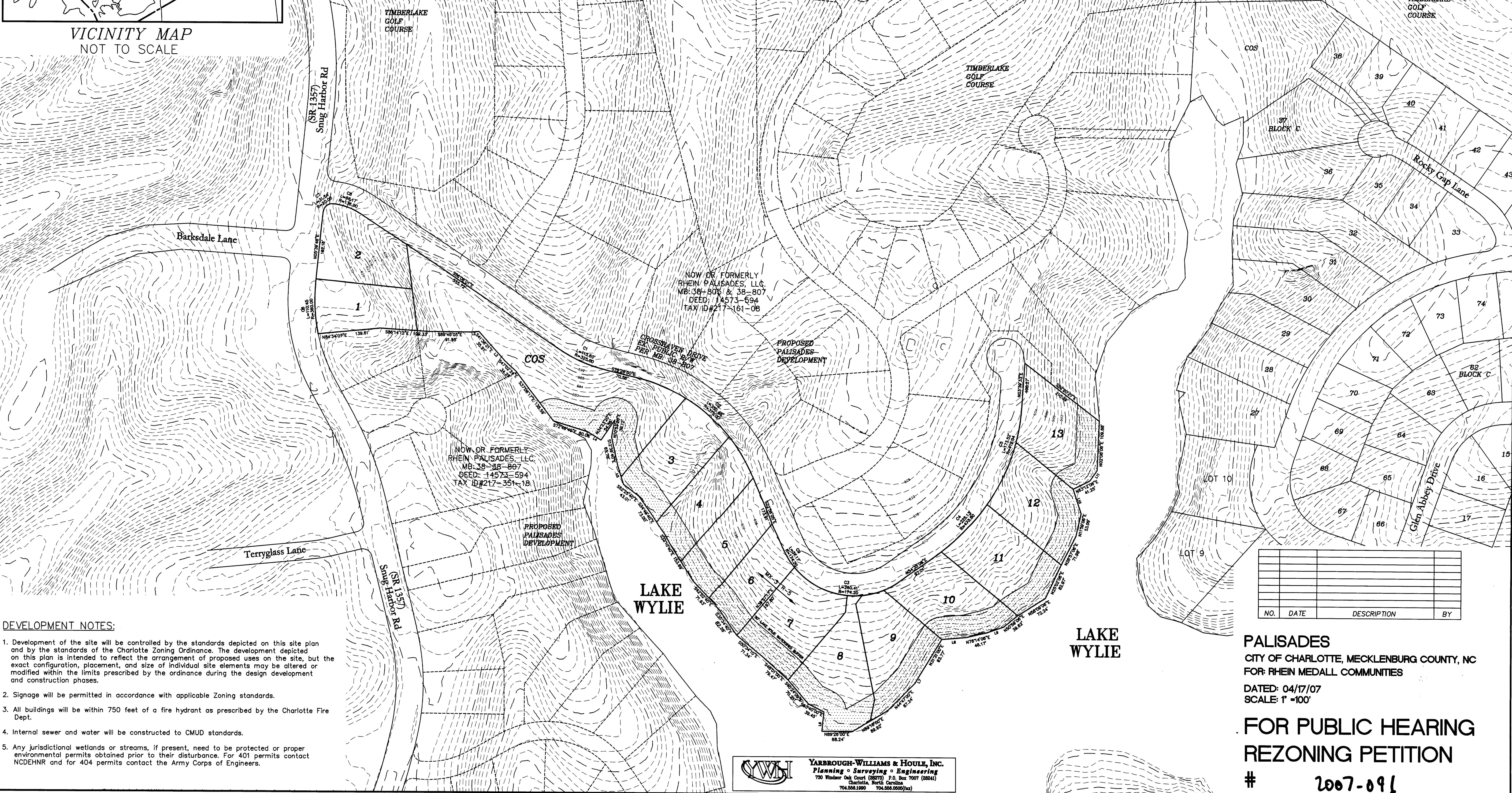


VICINITY MAP
NOT TO SCALE

PROJECT INFORMATION
TOTAL SITE AREA - 10.35 ACRES
EXISTING ZONING - R-5 (5.02 ACRES) & MX-3 (5.33 ACRES)
PROPOSED ZONING - MX-1
COS - 1.86 ACRES (17.8%)
TREESAVE - 2.38 ACRES (23.0%)
LOTS PROPOSED - 13 (1.25 UNITS/ACRE)
TAX PARCELS - 217-35-112, 217-35-117, A PORTION OF 217-35-118 & 217-35-120
MIN. LOT WIDTH 60'
MIN. LOT FRONTAGE (CUL-DE-SAC) 15'
MIN. LOT SIZE 4,500 SF
MIN. FRONT SETBACK 20'
MIN. SIDEYARD 5'
MIN. CORNER SIDEYARD 10'
MIN. REARYARD 30'

CURVE TABLE					
CURVE	LENGTH	RADIUS	CHORD	BEARING	DELTA
C1	115.60	385.00	114.99	S66°17'25"E	20°22'49"
C2	296.44	375.00	337.84	S49°42'27"E	53°38'45"
C3	266.41	174.80	254.81	S88°29'21"E	89°39'05"
C4	688.13	473.80	223.02	N40°58'21"E	27°13'30"
C5	173.32	419.04	172.29	N03°07'36"E	23°43'53"
C6	110.45	360.00	110.02	N03°07'36"E	17°34'44"
C7	31.54	80.00	28.37	N50°50'25"E	30°21'38"
C8	56.17	136.00	45.78	S70°03'01"E	27°02'29"
C9	51.17	174.20	50.99	S31°20'38"E	16°49'47"

LINE TABLE		
LINE	LENGTH	BEARING
L2	18.72	N86°15'00"E
L3	50.92	S41°01'48"E
L4	35.50	S36°44'40"E
L5	43.03	S71°14'00"E
L6	43.42	N05°15'00"E
L7	51.51	N59°44'00"E
L8	55.09	N85°28'29"E
L9	48.44	N71°08'06"E
L10	58.06	N58°03'00"E
L11	28.16	N35°30'06"E



- DEVELOPMENT NOTES:
- Development of the site will be controlled by the standards depicted on this site plan and by the standards of the Charlotte Zoning Ordinance. The development depicted on this plan is intended to reflect the arrangement of proposed uses on the site, but the exact configuration, placement, and size of individual site elements may be altered or modified within the limits prescribed by the ordinance during the design development and construction phases.
 - Signage will be permitted in accordance with applicable Zoning standards.
 - All buildings will be within 750 feet of a fire hydrant as prescribed by the Charlotte Fire Dept.
 - Internal sewer and water will be constructed to CMUD standards.
 - Any jurisdictional wetlands or streams, if present, need to be protected or proper environmental permits obtained prior to their disturbance. For 401 permits contact NCDEHNR and for 404 permits contact the Army Corps of Engineers.

NO.	DATE	DESCRIPTION	BY

PALISADES
CITY OF CHARLOTTE, MECKLENBURG COUNTY, NC
FOR: RHEIN MEDALL COMMUNITIES
DATED: 04/17/07
SCALE: 1" = 100'
FOR PUBLIC HEARING
REZONING PETITION
2007-091

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