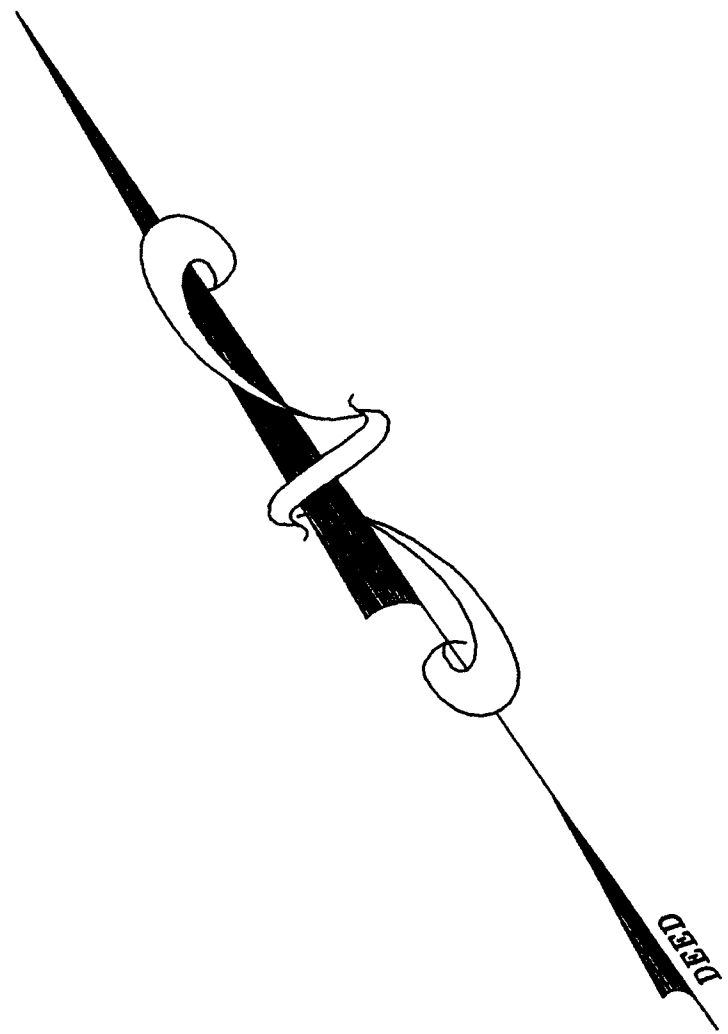




GRASS MEADOWS COS (MB 30 PG. 595)  
NOT PART OF THIS PROJECT

GRASS MEADOWS COURT  
40' PUBLIC R/W-MB 30-595

RHONDA J FLOYD  
MB 10650-877  
03920201

GRASS DRIVE  
50' PUBLIC R/W-MB 30-595

ROBERT WILKERSON  
DB 05208-454  
03920278

DONALD R. MILLER  
MARY A. MILLER  
DB 10451-378  
03920102

ROBERT WILKERSON  
DB 6329-299  
03920120

BEVERLY STENCIL  
DB 13802-211  
03920103

MARGARET HARRIS  
DB 11688-614  
03920106

LUCILLE HARRIS  
DB 16378-579

LESSIE WILLIAMS  
NO DEED FOUND  
03920108

VICINITY MAP  
N.T.S.

NOTES:

1. DEVELOPER: NEXCO, INC.  
2630-F SOUTH TRYON ST.  
CHARLOTTE, NC 28203  
(704) 376-6242
2. TAX PARCEL ID: 039-201-13, 039-20-101
3. TOTAL ACREAGE: 6.27 ACRES
4. ALLOWABLE LOT DENSITY:  $4.0 \times 6.27 = 25.08$  LOTS  
TREE SAVE BONUS:  $0.70 \text{ AC.} \times 4.0 \text{ DUA} = 2.80$  LOTS  
TOTAL ALLOWABLE LOTS: 27.88  
LOTS PROVIDED: 27
5. COS AREA PROVIDED: 1.09 AC. ( $1.09/6.27 \times 100\% = 17.38\%$ )
6. TREE SAVE AREA PROVIDED: 0.70 AC. (IN C.O.S.)  
TREE SAVE PERCENTAGE:  $(0.70/(6.27-0.18-0.09) \times 100\%) = 11.67\%$   
AREA IN GRASS DRIVE R/W: 0.09 AC.  
AREA IN SAN. SW. R/W: 0.18 AC.
7. MINIMUM LOT SIZE: 6,000 S.F.  
TYPICAL LOT DIMENSION: 50' x 120'
8. CURRENT ZONING: R-4 (DEVELOPED AS CLUSTER)
9. SETBACKS: FRONT: 20'  
SIDE: 3' INTERIOR LINE  
SIDE: 5' PERIMETER LINE  
SIDE/STREET: 10'  
REAR: 40' PERIMETER LOTS  
REAR: 30' INTERIOR LOTS
10. NO PROPOSED STUMPHOLES OR DEMOLITION LANDFILLS ON SITE.
11. NO HERITAGE TREES OBSERVED ON SITE.

LEGEND



LARGE MATURING TREE



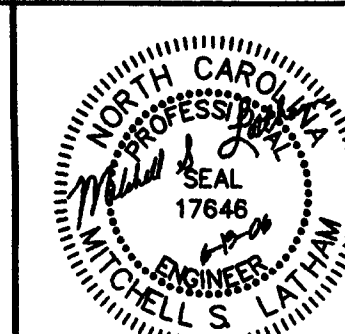
COMMON OPEN SPACE (COS)



UNDISTURBED TREE SAVE AREA

| REV. NO. | REVISIONS                               | DATE     |
|----------|-----------------------------------------|----------|
| 3        | REVISED SIDEWALK RAMP                   | 1/15/07  |
| 2        | REVISED AS PER CITY OF CHARLOTTE REVIEW | 11-13-06 |
| 1        | TRACT REMOVED/STREET RE-ALIGNED         | 8-15-06  |

**LWE**  
LATHAM-WALTERS ENGINEERING, INC.  
16507-A NORTHCROSS DRIVE  
HUNTERSVILLE, NORTH CAROLINA 28078  
(704) 895-8484 FAX (704) 895-8485



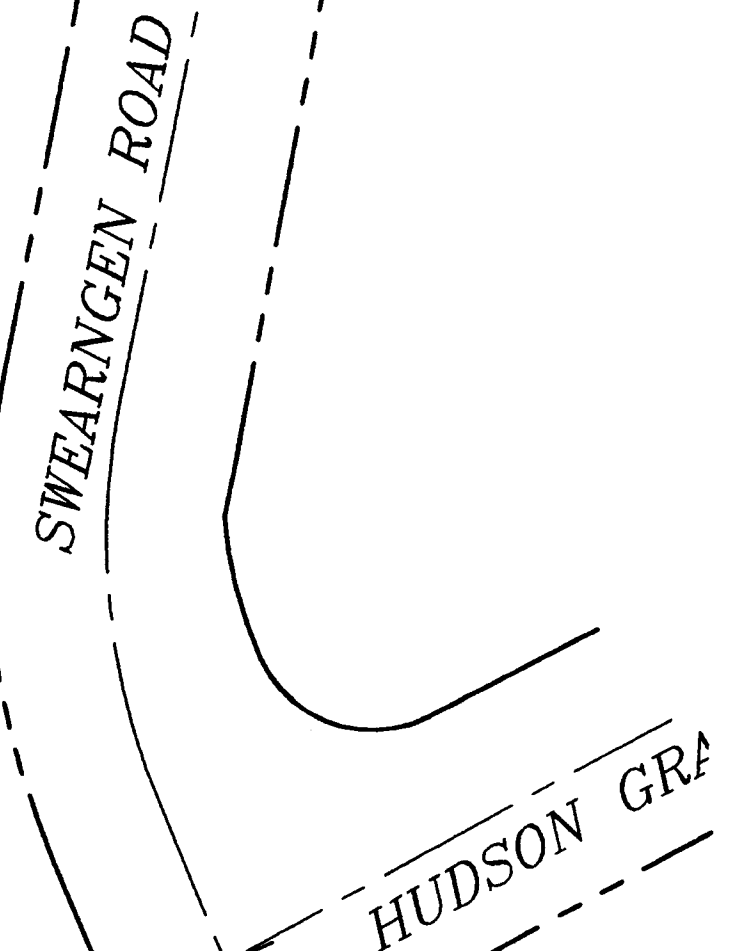
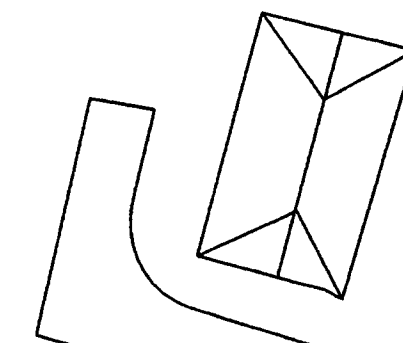
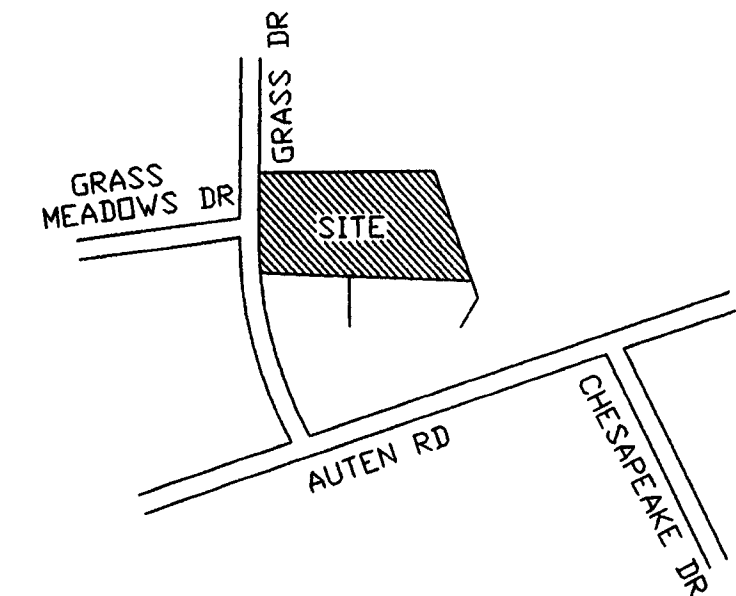
OWNER:

**NEXCO, INC.**  
10810 OLD TAYPORT PLACE  
CHARLOTTE, NORTH CAROLINA 28277  
(704) 361-7777

**BARLEY GREENS SUBDIVISION**  
720 GRASS DRIVE CITY OF CHARLOTTE, NC 28277  
**PRELIMINARY PLAT**

DATE: JUNE 2006  
SCALE: 1" = 40'  
DRAWN BY: MSL  
CHECKED BY: JLW  
PROJECT NO: 2006.34

SHEET  
2



SSMH  
RIM-806.34  
INV IN-792.96  
INV OUT-792.72

SSMH  
RIM-790.49  
INV IN-781.94

SSMH  
RIM-807.65  
INV IN-799.94  
INV OUT-799.82

SSMH  
RIM-806.86  
UNABLE TO OPEN