

NOTES:

- BOUNDARY AND TOPOGRAPHIC INFORMATION PROVIDED BY R.B.PHARR & ASSOCIATES.
- SEE ARCHITECTURAL PLANS PREPARED BY JENKINS PEER FOR BUILDING FOOTPRINT DIMENSIONS.
- CONTACT THE UTILITY COMPANY TO RELOCATE ANY EXISTING UTILITY POLES. ALL EXISTING FACILITIES WHICH CONFLICT WITH THE IMPROVEMENTS UNDER THE SCOPE OF THIS PROJECT MUST BE RELOCATED AT THE EXPENSE OF THE APPLICANT.
- ALL DEVELOPMENT CREATING A TOTAL 20,000 SQUARE FEET OF IMPERVIOUS AREA SINCE SEPTEMBER 1978 WILL REQUIRE STORM DRAINAGE DETENTION.
- TREES WITHIN THE STREET RIGHT-OF-WAY ARE PROTECTED BY LAW. PERMIT REQUIRED FOR REMOVAL BY CITY OF CHARLOTTE LANDSCAPE MANAGEMENT AT 704-336-4282. ALL TREES OVER 8-INCHES IN DIAMETER (4.5-FT ABOVE GROUND) IN SETBACK AREA ARE PROTECTED BY LAW. PERMIT REQUIRED FOR REMOVAL BY CITY ENGINEERING AT 704-336-6692.
- TRASH SERVICE FOR THE SITE WILL BE CONTRACTED THROUGH A PRIVATE COLLECTION COMPANY. COORDINATION FOR SERVICE IS THE RESPONSIBILITY OF THE APPLICANT.
- DIMENSIONS SHOWN ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED. CURB RADII SHALL MEASURE 4.5' FACE OF CURB UNLESS OTHERWISE NOTED.
- REFER TO PLANS BY ARCHITECT FOR A LIGHTING SCHEMATIC FOR THE SITE. FINAL SIZES AND LOCATIONS TO BE COORDINATED WITH DUKE POWER.
- ALL EXISTING METER/SERVICES TO BE DISMANTLED.
- TENTATIVE COMPLETION DATE FOR THIS PROJECT IS JANUARY, 2010

DEVELOPMENT SUMMARY

EXISTING ZONING:	R-17MF (CD)
REZONING PETITION #:	1993-24(C)
TOTAL SITE AREA:	1.64 AC
TAX PARCEL ID #:	025-311-99
PROPOSED USE:	RESIDENTIAL MULTI-FAMILY APARTMENTS
MAXIMUM DENSITY:	17 DUA x 1.64 = 27 UNITS
PROPOSED UNITS:	27 (16.46 DUA)
PARKING:	
REQUIRED:	1.5 SPACES PER UNIT
PROVIDED:	41 (1.52 SP/UNIT)
HANDICAP:	2 SPACES
TOTAL:	43 SPACES
BICYCLE PARKING:	
REQUIRED:	2 SHORT TERM SPACES
PROVIDED:	2 SHORT TERM SPACES

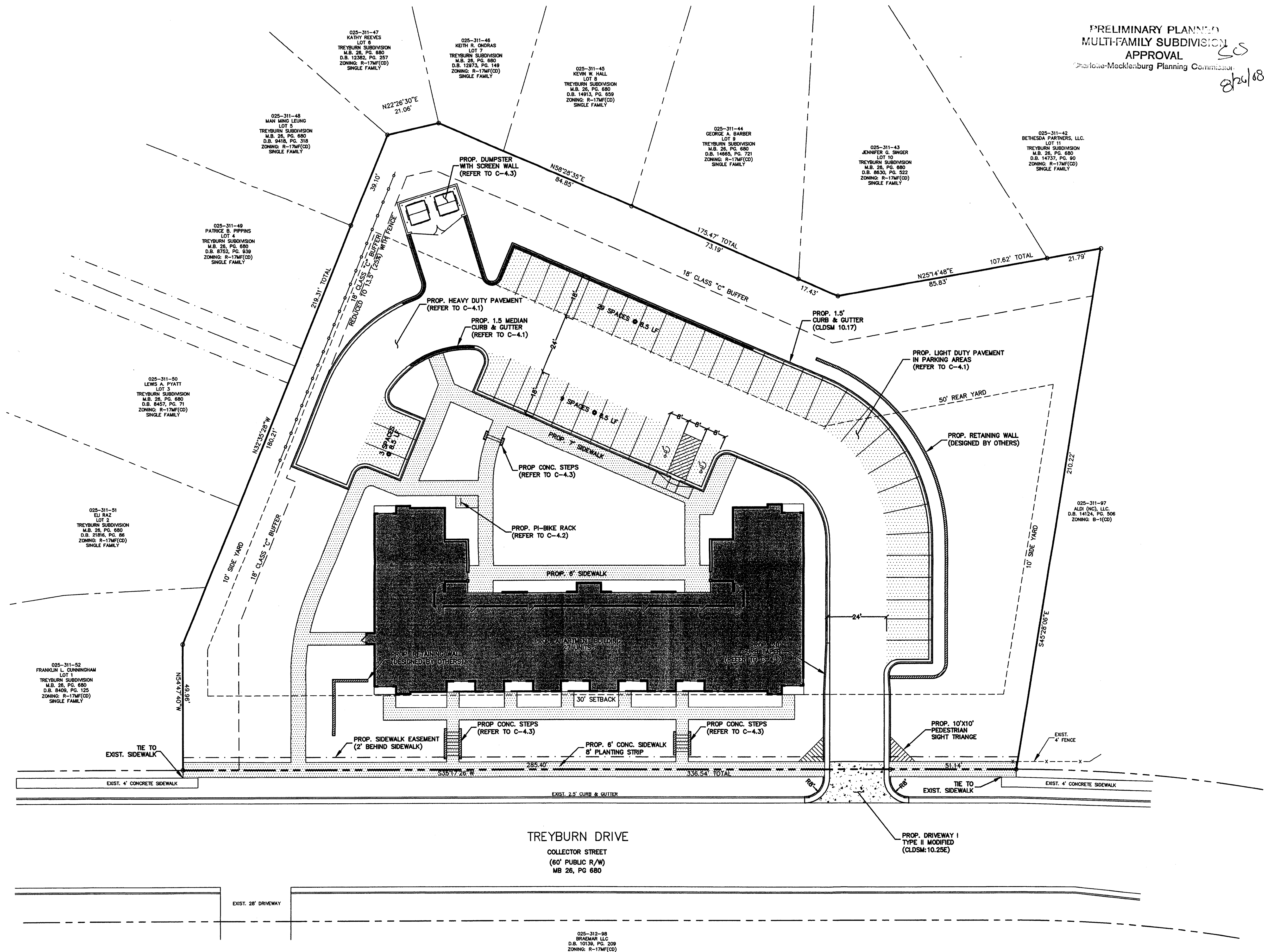
ZONING REQUIREMENTS R-17 (MF) DISTRICT

MINIMUM SETBACK:	30' FROM ROW
MINIMUM SIDE YARDS:	10'
MINIMUM REAR YARD:	50'
MAXIMUM HEIGHT:	40'
OPEN SPACE:	
REQUIRED:	45%
PROVIDED:	45%

OVERALL TREYBURN DEVELOPMENT

*PER REZONING PETITION 1993-24, 300 TOTAL MULTI-FAMILY UNITS HAVE BEEN PERMITTED FOR THE ENTIRE TREYBURN DRIVE DEVELOPMENT.

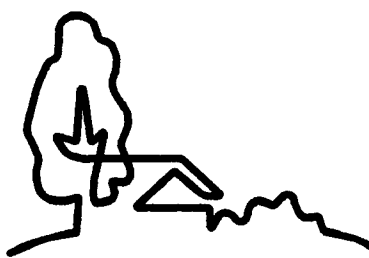
EXISTING MULTI-FAMILY UNITS:	186 UNITS
PROPOSED MULTI-FAMILY UNITS:	27 UNITS
TOTAL MULTI-FAMILY UNITS:	213 UNITS



PRELIMINARY PLANNED
MULTI-FAMILY SUBDIVISION
APPROVAL

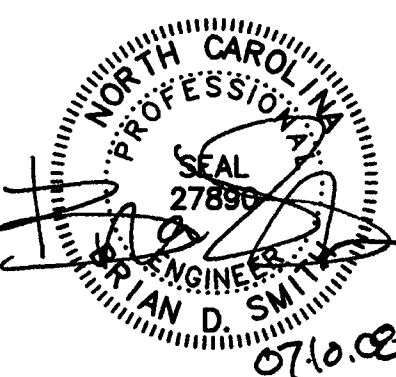
Charlotte-Mecklenburg Planning Commission

CS
8/24/08



URBAN
DESIGN
PARTNERS

1318-46 central ave. # 704.334.3303
charlotte, nc 28205 # 704.334.3305
urbandesignpartners.com



Yoruk Development Co.

Mr. Aydin Yoruk

918 Richland Drive
Charlotte, NC 28211-1250
704.557.5610

Treyburn Apartments

Site and Staking Plan

9211 Treyburn Drive, Charlotte, NC

NO. DATE BY: REVISIONS:

1 08.21.08 mek per city comments

Project No: 07-052

Date: April 4, 2008

Designed by: mek

Drawn By: mek

Scale: 1"=20'

Sheet No:

C-4.0



BEFORE YOU DIG!
CALL 1-800-632-4340
N.C. ONE-CALL CENTER
IT'S THE LAW!

GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.