

DEVELOPER

LANDSCAPE ARCHITECT
AND CIVIL ENGINEERING

D.R. Horton - Charlotte
8001 Arrowridge Boulevard
Charlotte, NC 28273
(704) 572-5414
Contact: David Hughes

LandDesign, Inc.
223 N Graham Street
Charlotte, NC 28202
(704) 376-7777
Contact: Kevin Vogel

SURVEY

LDSI, Inc.
508 W 5th Street, Suite 125
Charlotte, NC 28202
(704) 337-8329
Contact: David Boyles

VILLAGE OF INVERNESS

NEIGHBORHOOD DEVELOPMENT

PHASE IIA

DIXIE RIVER ROAD

CHARLOTTE, NC 28204



ENGINEERING
PCO / DETENTION / DRAINAGE PLAN

EROSION CONTROL
NOTE: SCHEDULE PRE-CONSTRUCTION MEETING AT LEAST 48 HRS. PRIOR TO ANY LAND DISTURBING ACTIVITY USING THE ONLINE FORM AT <http://development.charmeck.org>

URBAN FORESTRY
TREE ORDINANCE

CDOT

NOTE: THIS PLAN APPROVAL DOES NOT INCLUDE COMMERCIAL ZONING. ALL BUILDING PERMITS AND ZONING APPROVALS CAN BE OBTAINED AT MECKLENBURG COUNTY CODE ENFORCEMENT. PLEASE CALL CTAC AT 704-336-3829 FOR MORE INFORMATION.

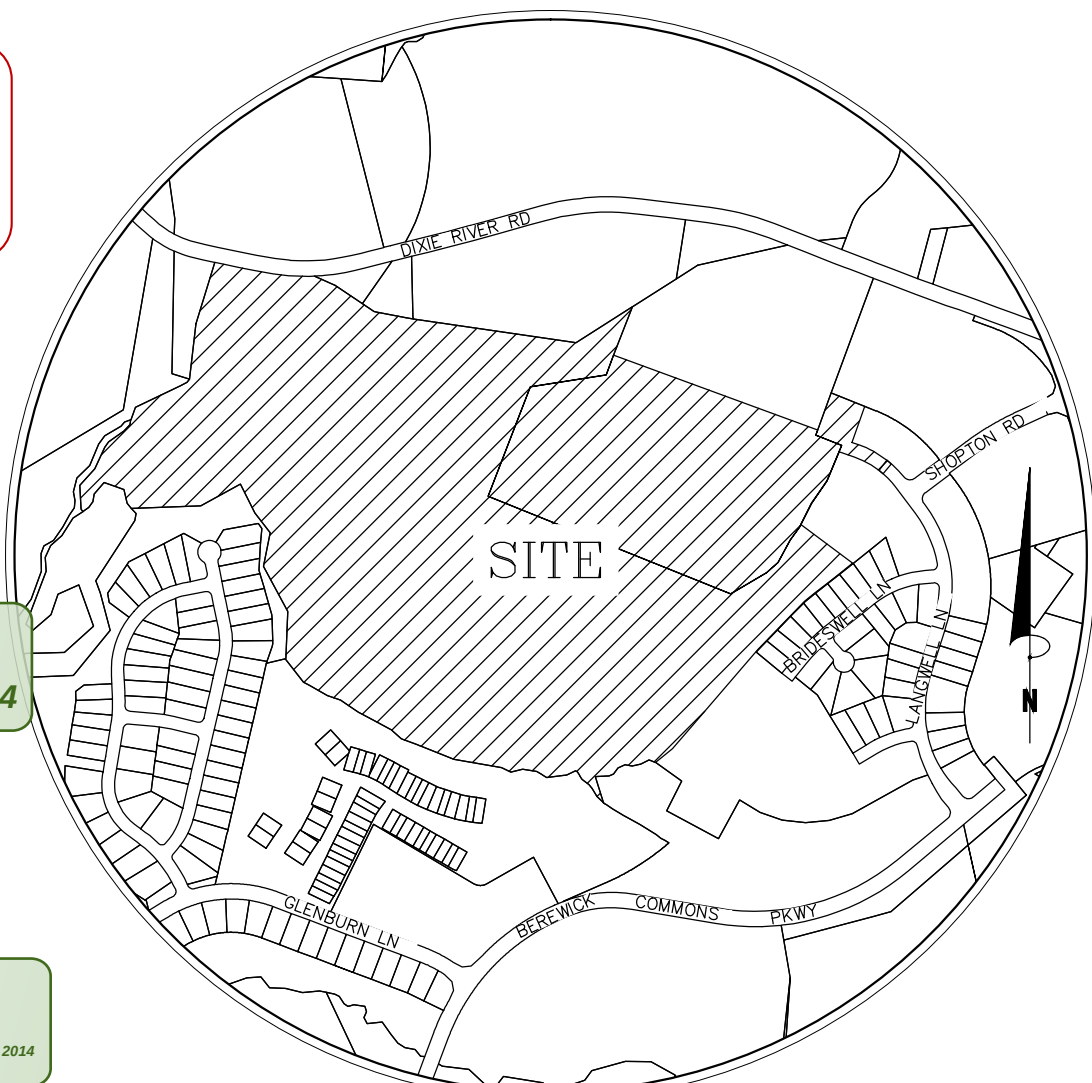
**APPROVED FOR
CONSTRUCTION**
CHARLOTTE-MECKLENBURG PLANNING DEPARTMENT
By: Joshua Weaver 5-29-2014 1 of 3

APPROVED
By Robert Zink at 10:14 am, Jun 02, 2014

APPROVED

APPROVED
By Kelly Robertson 704-336-4364 (krobertson@ci.charlotte.nc.us) at 5:31 pm, May 20, 2014

APPROVED



VICINITY
MAP
SCALE: 1"=750'

SHEET INDEX:		CITY OF CHARLOTTE SUBDIVISION PLAN REVIEW	CITY OF CHARLOTTE SUBDIVISION PLAN 2ND REVIEW	CITY OF CHARLOTTE SUBDIVISION PLAN 3ND REVIEW		CITY OF CHARLOTTE SUBDIVISION PLAN REVIEW	CITY OF CHARLOTTE SUBDIVISION PLAN 2ND REVIEW	CITY OF CHARLOTTE SUBDIVISION PLAN 3ND REVIEW
C-0.0	Cover	11/26/2013	1/24/2014	4/23/2014	C-5.3	Stormwater Plan - Area C	11/26/2013	1/24/2014
C-1.0	Existing Conditions Plan	11/26/2013	1/24/2014	4/23/2014	C-5.4	Stormwater Plan - Area D	11/26/2013	1/24/2014
C-1.1	Boundary Survey	11/26/2013	1/24/2014	4/23/2014	C-5.5	Inverness Bay Road Plan & Profile - Sta. 6+76.79 To Sta. 13+00.00	11/26/2013	1/24/2014
C-1.2	Tree Save and Open Space Map	11/26/2013	1/24/2014	4/23/2014	C-5.6	Inverness Bay Road Plan & Profile - Sta. 13+00.00 To Sta. 19+00.00	11/26/2013	1/24/2014
C-1.3	Berewick Reoning 2006-078	11/26/2013	1/24/2014	4/23/2014	C-5.7	Inverness Bay Road Plan & Profile - Sta. 19+00.00 To Sta. 25+94.07	11/26/2013	1/24/2014
C-1.4	Berewick Reoning 2006-078	11/26/2013	1/24/2014	4/23/2014	C-5.8	Hamilton Bridge Road Plan & Profile - Sta. 15+56.93 To Sta. 23+10.66	11/26/2013	1/24/2014
C-1.5	Berewick Reoning 2006-078	11/26/2013	1/24/2014	4/23/2014	C-5.9	Oban Court Plan & Profile - Sta. 0+00.00 To Sta. 2+90.00	11/26/2013	1/24/2014
C-1.6	Berewick Reoning 2006-078	11/26/2013	1/24/2014	4/23/2014	C-5.10	Perth Moor Road Plan & Profile - Sta. 11+96.40 To Sta. 15+43.18	11/26/2013	1/24/2014
C-2.0	Overall Site Plan	11/26/2013	1/24/2014	4/23/2014	C-5.11	Dallas Bay Road Plan & Profile - Sta. 10+92.50 To Sta. 12+49.95	11/26/2013	1/24/2014
C-2.1	Preliminary Plat Plan	11/26/2013	1/24/2014	4/23/2014	C-5.12	Langwell Road Plan & Profile - Sta. 5+80.34 To Sta. 11+46.71	11/26/2013	1/24/2014
C-2.2	Layout Plan - Area A	11/26/2013	1/24/2014	4/23/2014	C-5.13	Stormwater Details	11/26/2013	1/24/2014
C-2.3	Layout Plan - Area B	11/26/2013	1/24/2014	4/23/2014	C-5.14	Stormwater Details	11/26/2013	1/24/2014
C-2.4	Layout Plan - Area C	11/26/2013	1/24/2014	4/23/2014	C-5.15	BMP Plan - Wetpond	11/26/2013	1/24/2014
C-2.5	Layout Plan - Area D	11/26/2013	1/24/2014	4/23/2014	C-5.16	BMP Details	11/26/2013	1/24/2014
C-2.6	Site Details	11/26/2013	1/24/2014	4/23/2014	C-7.0	Overall Pre-Developed Drainage Map	11/26/2013	1/24/2014
C-2.7	Site Details	11/26/2013	1/24/2014	4/23/2014	C-7.0A	Overall BMP Post-Developed Drainage Map	11/26/2013	1/24/2014
C-2.8	Street Typical Section Details	11/26/2013	1/24/2014	4/23/2014	C-7.1	Overall Post-Developed Drainage Map	11/26/2013	1/24/2014
C-3.0	Erosion Control - Phase 1	11/26/2013	1/24/2014	4/23/2014	C-7.2	Post-Developed Drainage - Area A	11/26/2013	1/24/2014
C-3.1	Erosion Control - Phase 2 A	11/26/2013	1/24/2014	4/23/2014	C-7.3	Post-Developed Drainage - Area B	11/26/2013	1/24/2014
C-3.2	Erosion Control - Phase 2 B	11/26/2013	1/24/2014	4/23/2014	C-7.4	Post-Developed Drainage - Area C	11/26/2013	1/24/2014
C-3.3	Erosion Control - Phase 2 C	11/26/2013	1/24/2014	4/23/2014	C-7.5	Post-Developed Drainage - Area D	11/26/2013	1/24/2014
C-3.4	Erosion Control - Phase 3	11/26/2013	1/24/2014	4/23/2014	C-9.0	Planting Plan	11/26/2013	1/24/2014
C-3.5	Erosion Control Details	11/26/2013	1/24/2014	4/23/2014	C-9.1	Planting Details	11/26/2013	1/24/2014
C-3.6	Erosion Control Details	11/26/2013	1/24/2014	4/23/2014	C-9.2	Wetpond Planting Plan	-	1/24/2014
C-3.7	Erosion Control Details	11/26/2013	1/24/2014	4/23/2014	DA-1	Drianage Area Delineation/Impervious Area Tracking Map	11/26/2013	1/24/2014
C-4.0	Overall Grading Plan	11/26/2013	1/24/2014	4/23/2014				
C-4.1	Grading Plan - Area A	11/26/2013	1/24/2014	4/23/2014				
C-4.2	Grading Plan - Area B	11/26/2013	1/24/2014	4/23/2014				
C-4.3	Grading Plan - Area C	11/26/2013	1/24/2014	4/23/2014				
C-4.4	Grading Plan - Area D	11/26/2013	1/24/2014	4/23/2014				
C-4.5	SWEL Plans	-	-	4/23/2014				
C-4.6	SWEL Plans	-	-	4/23/2014				
C-5.0	Overall Stormwater Plan	11/26/2013	1/24/2014	4/23/2014				
C-5.1	Stormwater Plan - Area A	11/26/2013	1/24/2014	4/23/2014				
C-5.2	Stormwater Plan - Area B	11/26/2013	1/24/2014	4/23/2014				

NOTE:
SITE IS CURRENTLY IN THE PROCESS OF ANNEXATION INTO THE CITY OF CHARLOTTE.

INVERNESS - PHASE IIA
NEIGHBORHOOD DEVELOPMENT
STEELE CREEK TOWNSHIP, MECKLENBURG COUNTY, NC
D.R. HORTON, CHARLOTTE, NC
COVER

REVISIONS:
01/24/14 - PER CITY COMMENTS
04/23/14 - PER CITY COMMENTS

DATE: 6/4/2013
DESIGNED BY: DGG
DRAWN BY: SJK
CHECKED BY: DGG
SCALE: 1"=750'
PROJECT #: 101080
SHEET #:

C-0.0

LandDesign
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V: 704.333.0325 F: 704.332.3246
www.LandDesign.com
NC Engineering Firm License # C-0658



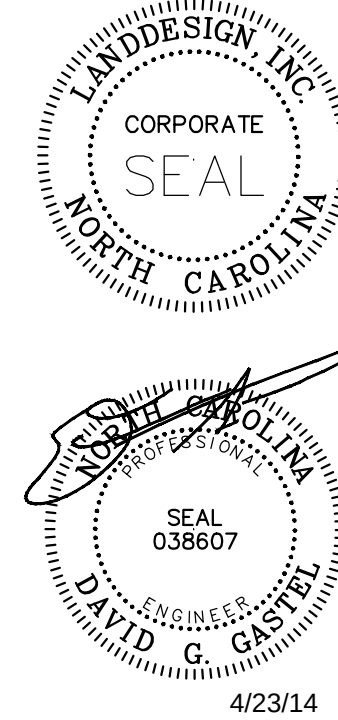


PHASE 2A DEVELOPMENT SUMMARY:

SITE ACREAGE:	± 32.78 ACRES
TOTAL LOTS:	82 LOTS
51' LOTS:	61 LOTS
60' LOTS:	21 LOTS
LOT REQUIREMENTS / YARDS	
LOT SIZE:	4,500 SF MIN.
LOT WIDTH:	40 FT MIN.
FRONT YARD:	20 FT
SIDE YARD:	5 FT
CORNER SIDE YARD:	10 FT
REAR YARD:	30 FT
BUILDING HEIGHT:	40 FT MAXIMUM
MAX IMPERVIOUS PER LOT:	4,125 SF
CRITICAL AREA-SUB-AREA F	
NUMBER OF LOTS:	48 LOTS
IA/LOT:	4,125 SF
PROTECTED AREA-SUB-AREA G	
NUMBER OF LOTS:	34 LOTS
IA/LOT:	4,125 SF

DATE: 6/4/2013
DESIGNED BY: DGG
DRAWN BY: JIK
CHECKED BY: DGG
SCALE: 1"=100'
PROJECT #: 1012080
SHEET #:

INVERNESS - PHASE IIA
NEIGHBORHOOD DEVELOPMENT
STEELE CREEK TOWNSHIP, MECKLENBURG COUNTY, NC
D.R. HORTON, CHARLOTTE, NC
OVERALL SITE PLAN



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C-2.0

