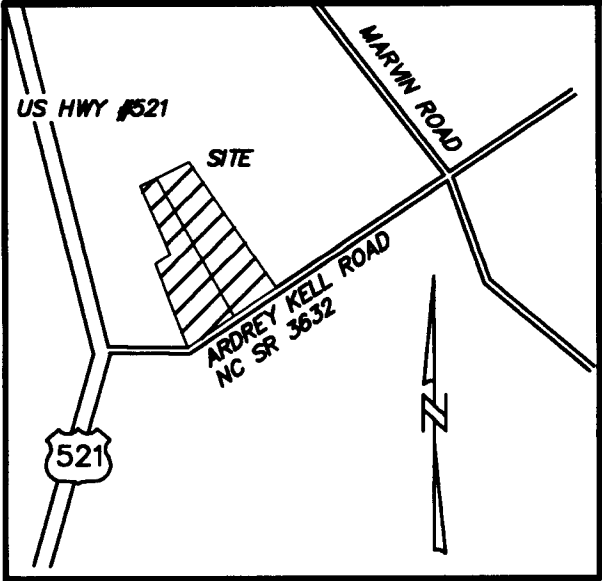




Vicinity Map - NTS

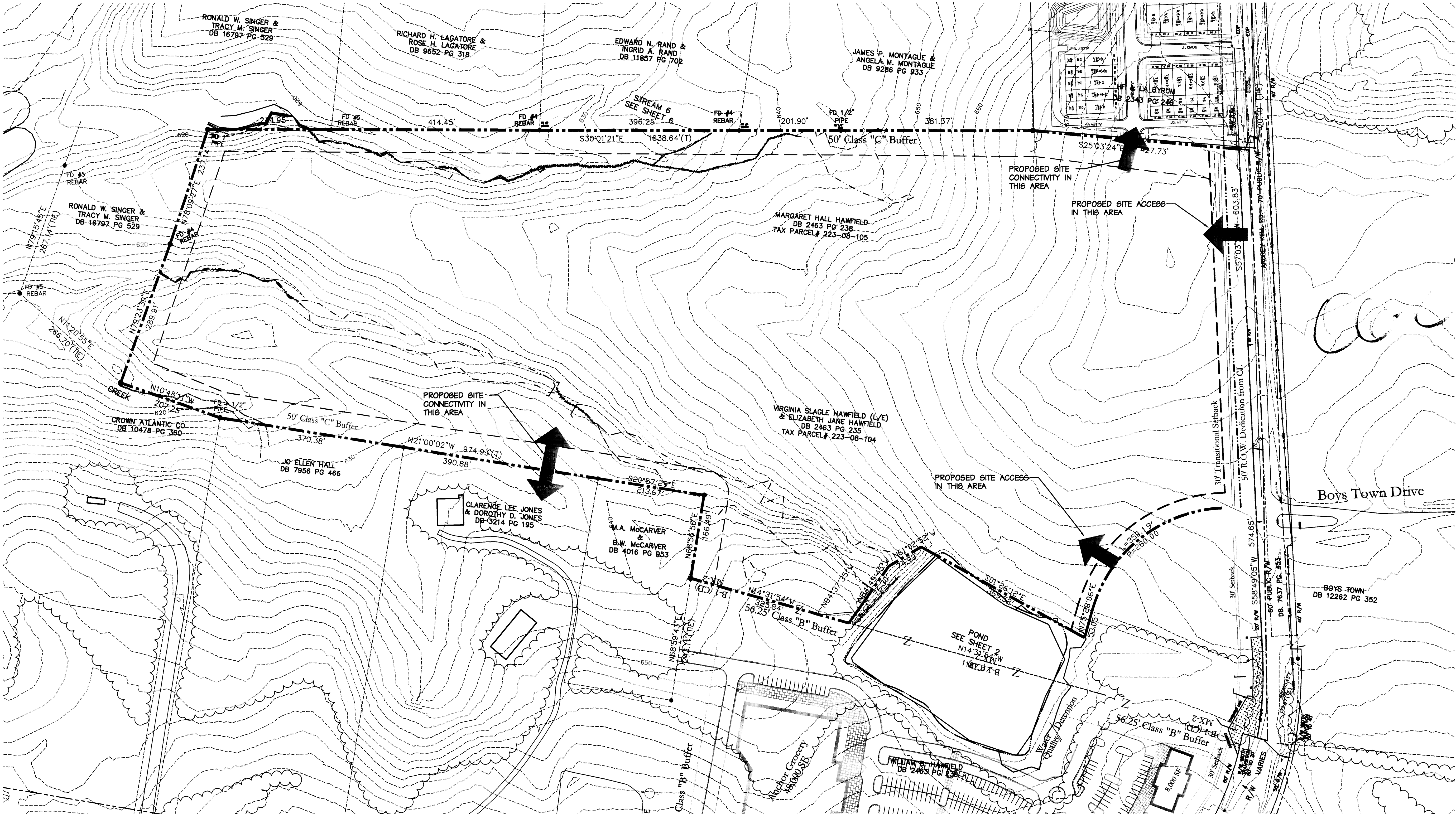
Site Data

Tax Parcel #	223-081-04 & 223-081-05
Gross Acreage	37.46 AC
Existing Zoning	R-3



2 3 2 0
W. Morehead Street
Charlotte, NC 28208
Landscape Architecture
Site Planning
Civil Engineering
www.sitesolutionspa.com
Telephone: 704-521-9880
Facsimile: 704-521-8955

Seals:

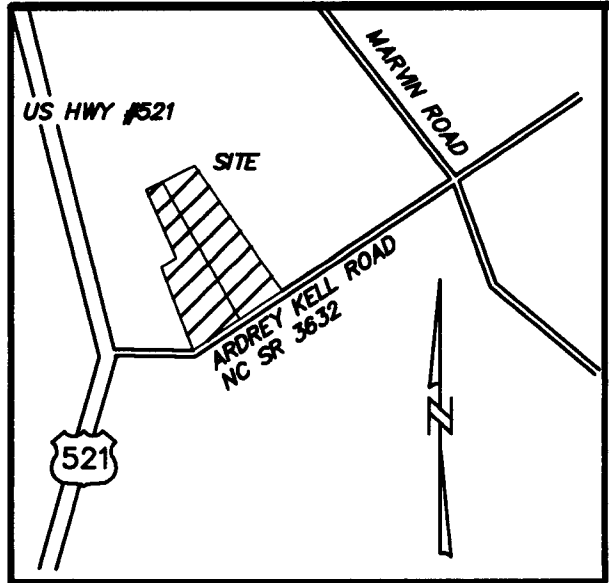


Hawfield Property
Pulte Homes
Charlotte, North Carolina

Project No:	2728
Drawn By:	P. Gorsuch
Designed By:	P. Hobbs
Checked By:	P. Hobbs
Date:	11.22.05
Revisions:	

Sheet Title:
Rezoning
Technical Data
Sheet

Sheet No:
RZ-1



Vicinity Map - NTS

**Hawfield Site
Development Standards**

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 within the building envelope line as shown on the plan per Section 6.2 of the Zoning Ordinance.

The use of the principal portion of the site will be for the construction of single-family attached homes along with related accessory uses under the MX-2 district standards. The site will be limited to a density maximum of 6 dwelling units per acre.

Any detached lighting on the site will be limited to 20 feet in height unless City standards require streetlights to be higher.

Signage will be permitted in accordance with applicable Zoning standards.

Parking will be provided which will meet or exceed the standards of the Zoning ordinance.

Access will be provided by street connections to Andrey Kell Rd. and by future connections to other properties.

The Petitioner, in accordance with the provisions of Section 11.208, "Innovative Development Standards", may propose modifications to the following standards:

Street right-of-way widths,
Street type, dimensions, and construction standards,
Setbacks

The Petitioner acknowledges that other standard development requirements imposed by other city ordinances, such as those that regulate streets, sidewalks, trees, and site development, may apply to the development of this site. These are not zoning regulations, are not administered by the Zoning Administrator, and are not separate zoning conditions imposed by this site plan.

Throughout this Rezoning Petition, the terms "Owner", "Owners", "Petitioner" or "Petitioners," shall, with respect to the Site, be deemed to include the heirs, devisees, personal representatives, successors in interest and assignees of the owner or owners of the Site who may be involved in its development from time to time.

Initial submission, November 22, 2005

Site Data

Tax Pin	223-081-04 & 223-081-05
Gross Acreage	37.46 AC
Existing Zoning	R-3
Proposed Zoning	MX-2
Maximum Density	6 Units/AC
Maximum Number of Units	224
Proposed Number of Units	224
Proposed Density	6 Units/AC



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Seals:

Hawfield Property
Pulte Homes
Charlotte, North Carolina

Project No: 2728
Drawn By: P. Gorsuch
Designed By: P. Hobbs
Checked By: P. Hobbs
Date: 11.22.05
Revisions:

Sheet Title:
**Schematic
Site Plan**

Sheet No:
RZ-2

