

DARRYL E. HILL
L124 M6-901
DB 09140 PG 600
PIN# 08307108
3037 YADKIN AVE
ZONED R-5

CA2 Design
3329 Holt Street
Studio #100
Charlotte, NC 28209

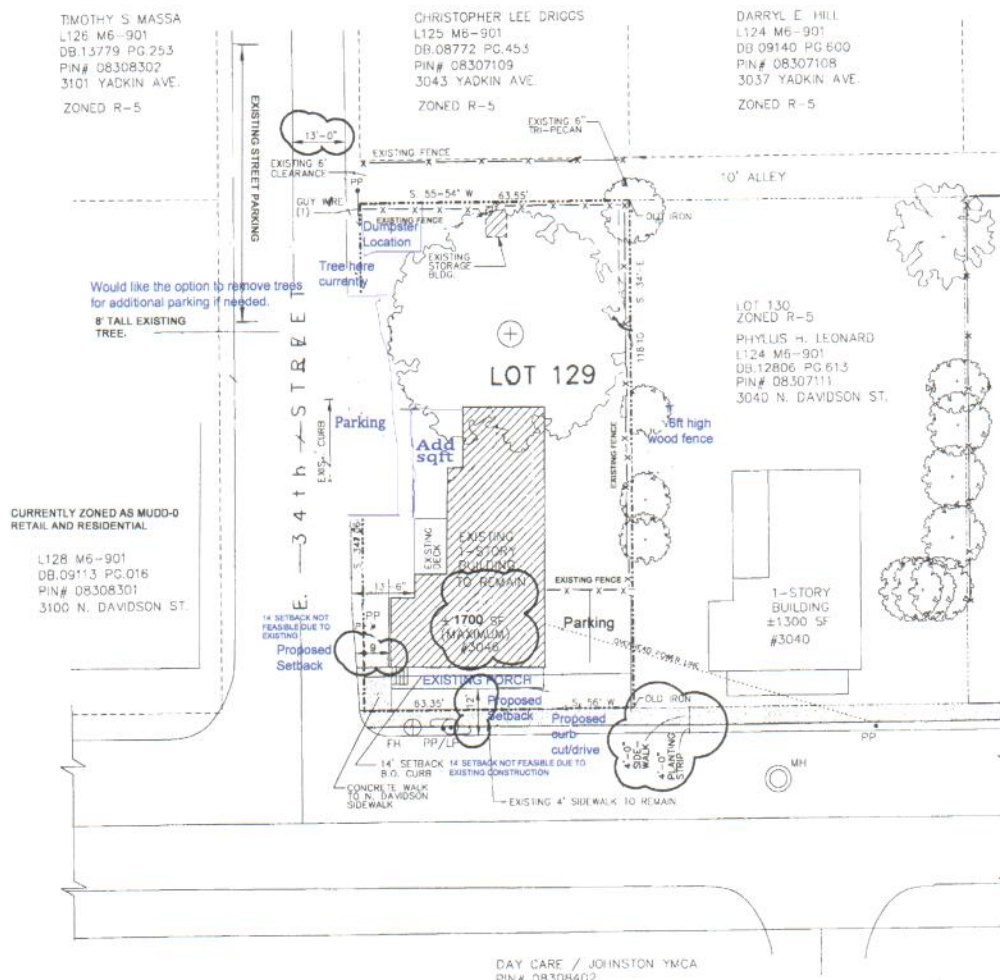
Petition #
2013-102

FOR
PUBLIC
HEARING

North
Davidson
Street
Re-Zoning

CHARLOTTE
NORTH CAROLINA

REVISION DATE:
01/20/2014 V-3



LOT 129

SITE DATA

Wajahat and Ferah Syed
3046 N. Davidson Street
L29 M6-901
PIN#: 08307110

EXISTING ZONING: MUDD-O
REQUESTED ZONING: MUDD-O SPA

Reduce required 14-foot setback along North Davidson Street to 12 feet to accommodate existing porch.

Reduce required 14-foot setback along 34th Street to nine feet to accommodate the existing building.

Allow existing four-foot sidewalk and four-foot planting strip along North Davidson to remain.

Allow existing streetscape along 34th Street to remain.

Allow parking and maneuvering space within the required setback.

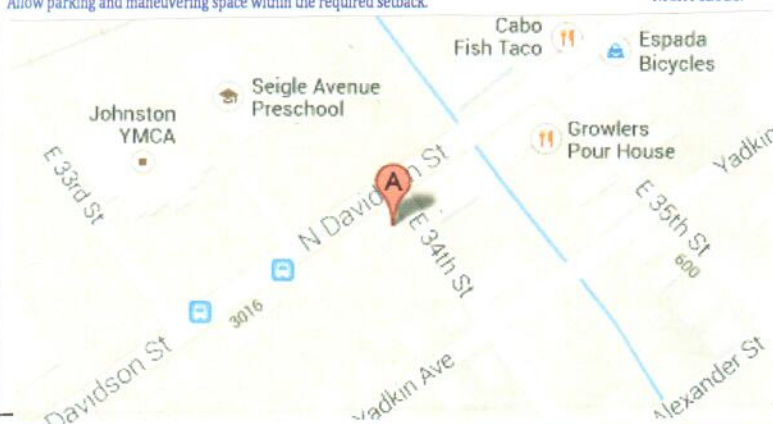
DAY CARE / JOHNSTON YMCA
PIN# 08308402
ZONED 1-2

LEGEND

FH = FIRE HYDRANT
 MH = MANHOLE
 CB = CATCH BASIN
 PP = POWER POLE
 LP = LIGHT POLE

GENERAL NOTES

1. THIS DRAWING IS IN SUPPORT OF A REZONING APPLICATION FOR LOT 129 OF THE HIGHLAND PARK CO. MFG. PROPERTY.
2. EXISTING BUILDING WILL REMAIN AND WILL RETAIN RESIDENTIAL CHARACTER, INCLUDING ANY ADDITIONS OR EXPANSIONS.
3. EXTERIOR LIGHTING WILL BE OF RESIDENTIAL CHARACTER.
4. IF DUMPSTERS ARE REQUIRED BY TENANT(S) THEY WILL BE SCREENED ACCORDING TO ZONING REQUIREMENTS WITH AN ENCLOSURE AND A GATE.
5. USES PERMITTED BY THE MUDD DISTRICT WILL BE PERMITTED, EXCLUDING AUTOMOTIVE SERVICE STATIONS, ADULT ESTABLISHMENTS, CAR WASHES, RESTAURANTS WITH DRIVE-THRU WINDOWS, BARS AND NIGHTCLUBS.



CA2 Design

3329 Holt Street
Studio #100
Charlotte, NC 28209

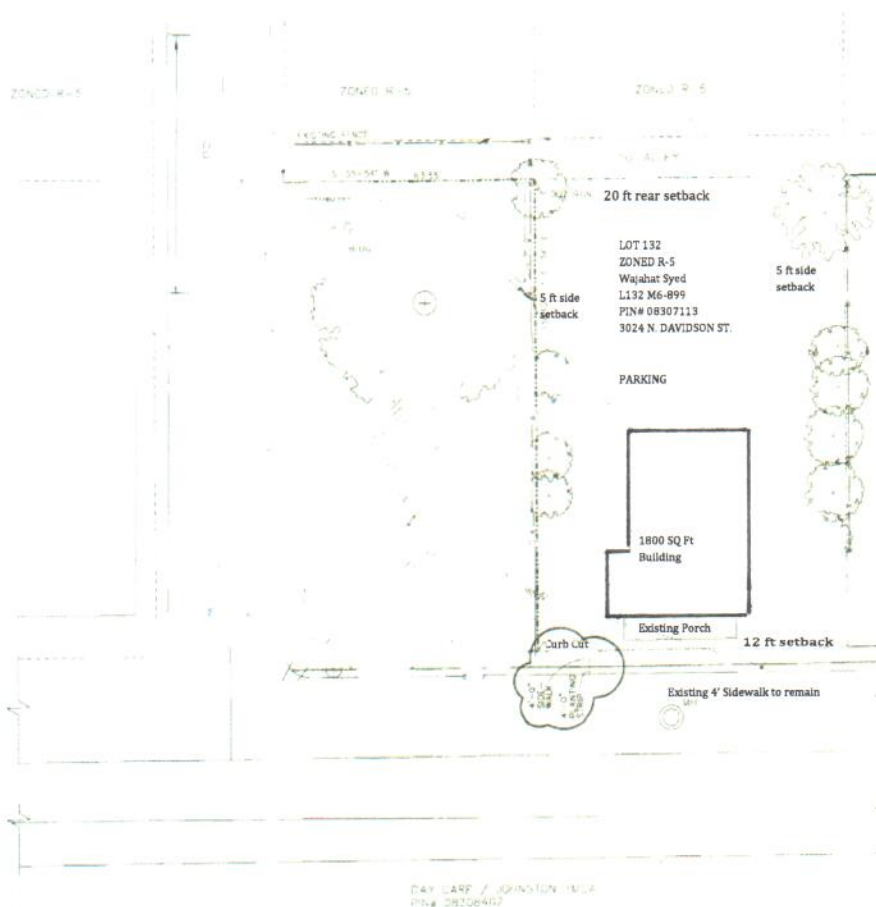
Petition #
2013-102

FOR
PUBLIC
HEARING

North Davidson Street Re-Zoning

CHARLOTTE
NORTH CAROLINA

REVISION DATE:
01/22/2014 V-2



LOT 132

SITE DATA

Wajahat and Ferah Syed
3024 N. Davidson Street
L132 M6-899
PIN# 08307113

EXISTING ZONING: R-5
REQUESTED ZONING: TOD-MO

TOD-MO REQUEST

Reduce required 14-foot setback along North Davidson Street to 12 feet to accommodate existing porch.

Allow existing four-foot sidewalk and four-foot planting strip along North Davidson to remain.

Allow existing streetscape along N. Davidson to remain.

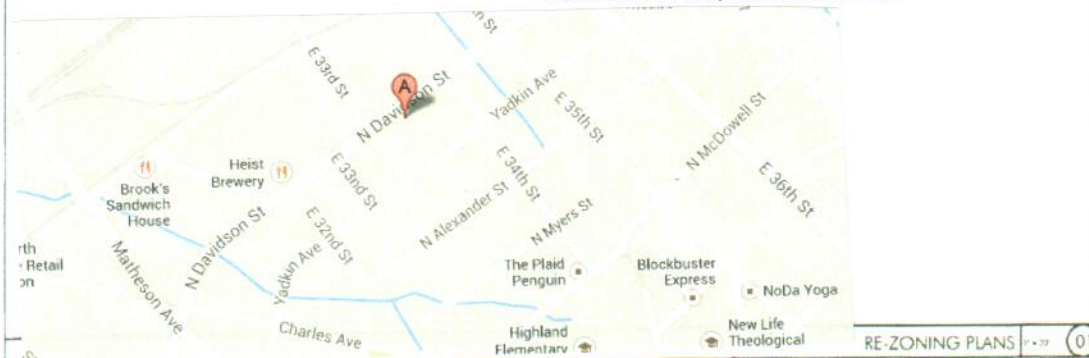
Allow parking and maneuvering space within the required setback.

LEGEND

TH - THICK LINE
WH - WALL
DW - DRAINAGE
FL - FLOOR PLAN
CL - CLUTTER

GENERAL NOTES

1. THIS DRAWING IS IN SUPPORT OF A REZONING APPLICATION FOR A LOT OF THE HIGHLAND PARK CO. MFG. PROPERTY.
2. EXISTING BUILDING WILL REMAIN AND WILL RETAIN RESIDENTIAL CHARACTER, INCLUDING ANY ADDITIONS OR EXPANSIONS.
3. EXTERIOR LIGHTING WILL BE OF RESIDENTIAL CHARACTER.
4. IF DUMPSTERS ARE REQUIRED BY TENANT(S) THEY WILL BE SCREENED ACCORDING TO ZONING REQUIREMENTS WITH AN ENCLOSURE AND A GATE.
5. USES PERMITTED BY THE TOD DISTRICT WILL BE PERMITTED, EXCLUDING AUTOMOTIVE SERVICE STATIONS, ADULT ESTABLISHMENTS, CAR WASHES, RESTAURANTS WITH DRIVE-THRU WINDOWS, BARS AND NIGHTCLUBS.



RE-ZONING PLANS 01