



**SITE DATA**

DEVELOPER: EASTWOOD HOMES  
ATTN: JOE DORITY (JDORITY@EASTWOODHOMES.COM)  
P.O. BOX 667  
2857 WESTPORT ROAD  
CHARLOTTE, NC 28208

PARCELS	TAX ID	AC	ZONING
TRACT 1	02721103	2.78	R-4
TRACT 2	02721104	4.02	R-4
TRACT 3	02721108	3.33	RU-CUD
TRACT 4	02721105	1.15	R-4/R9-PUD
TRACT 5	02721109	1.10	R-4
TRACT 6	02721110	3.00	R-4

LOT AREA: 15.38 AC  
ACERAGE: 15.38 AC

EXISTING ZONING: R-4, RU(CD)  
CURRENT USE: RESIDENTIAL  
PROPOSED ZONING: UR-2(CD)

TOTAL NUMBER OF UNITS ALLOWED: N/A  
TOTAL NUMBER OF UNITS PROPOSED: 125

PROPOSED DENSITY: 7.7 UNITS/AC

SIDE SETBACK: 5'  
FRONT SETBACK: 20'  
REAR SETBACK: 18.5'  
BUFFER TYPE: VARIES  
FLOOR AREA RATIO: 1.0

**NOTES:**  
 PLAN ASSUMES THAT UR-2 RE-ZONING WILL BE ALLOWED WITH THE ABOVE DENSITY REQUIREMENTS.  
 STORM WATER MANAGEMENT FACILITY IS CONCEPTUAL AND SUBJECT TO CHANGE.  
 TRASH COLLECTION TO BE ROLL OUT.  
 SEE RZ-2 FOR SETBACKS PERTAINING TO INDIVIDUAL LOTS.  
 ALL ZONING CLASSIFICATIONS ARE FROM MECKLENBERG COUNTY POLARIS DATA.



**THE JOHN R. McADAMS COMPANY, INC.**  
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REVISIONS:

DEVELOPER: DEMETER PROPERTIES, LLC  
 19421 LIVEPOOL PARKWAY  
 CORNELIUS, NORTH CAROLINA 28031

**DAVIS LAKE TOWN HOMES**  
 REZONING PETITION NO. 2016-083  
 DAVID COX ROAD  
 CHARLOTTE, NORTH CAROLINA 28262

**TECHNICAL DATA SHEET**

PROJECT NO.: EAS-16000  
 FILENAME: EAS-1600RZ  
 DESIGNED BY: JDM  
 DRAWN BY: ANL  
 SCALE: 1" = 50'  
 DATE: 05-23-2016  
 SHEET NO.: RZ-1

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PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

