

# TANTILLA VILLAS

REZONING PLAN - PETITION NO.  
CHARLOTTE, NORTH CAROLINA

APPROVED BY CITY COUNCIL

DATE December 5, 1994

**SITE DATA**

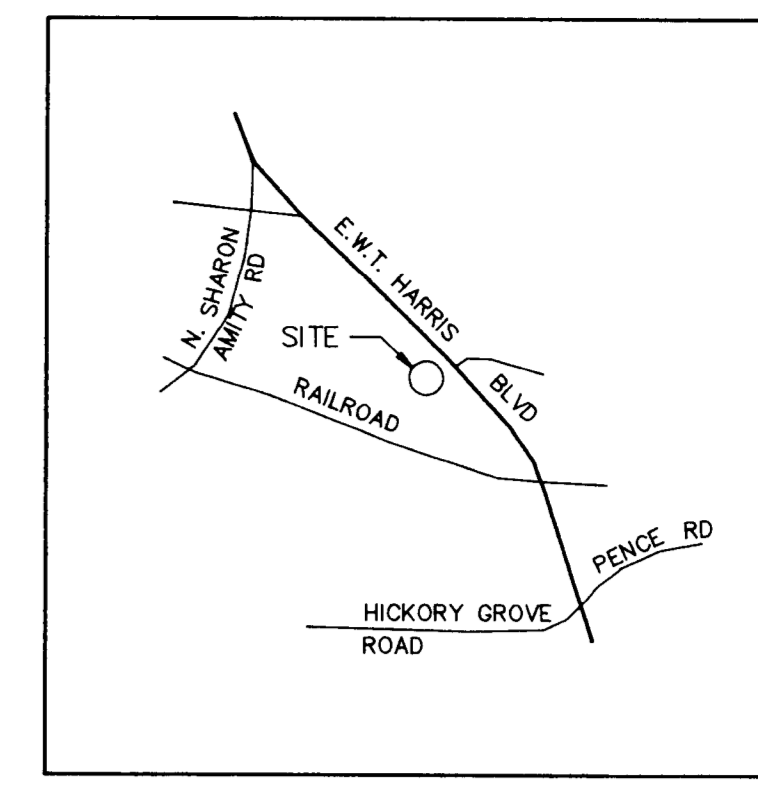
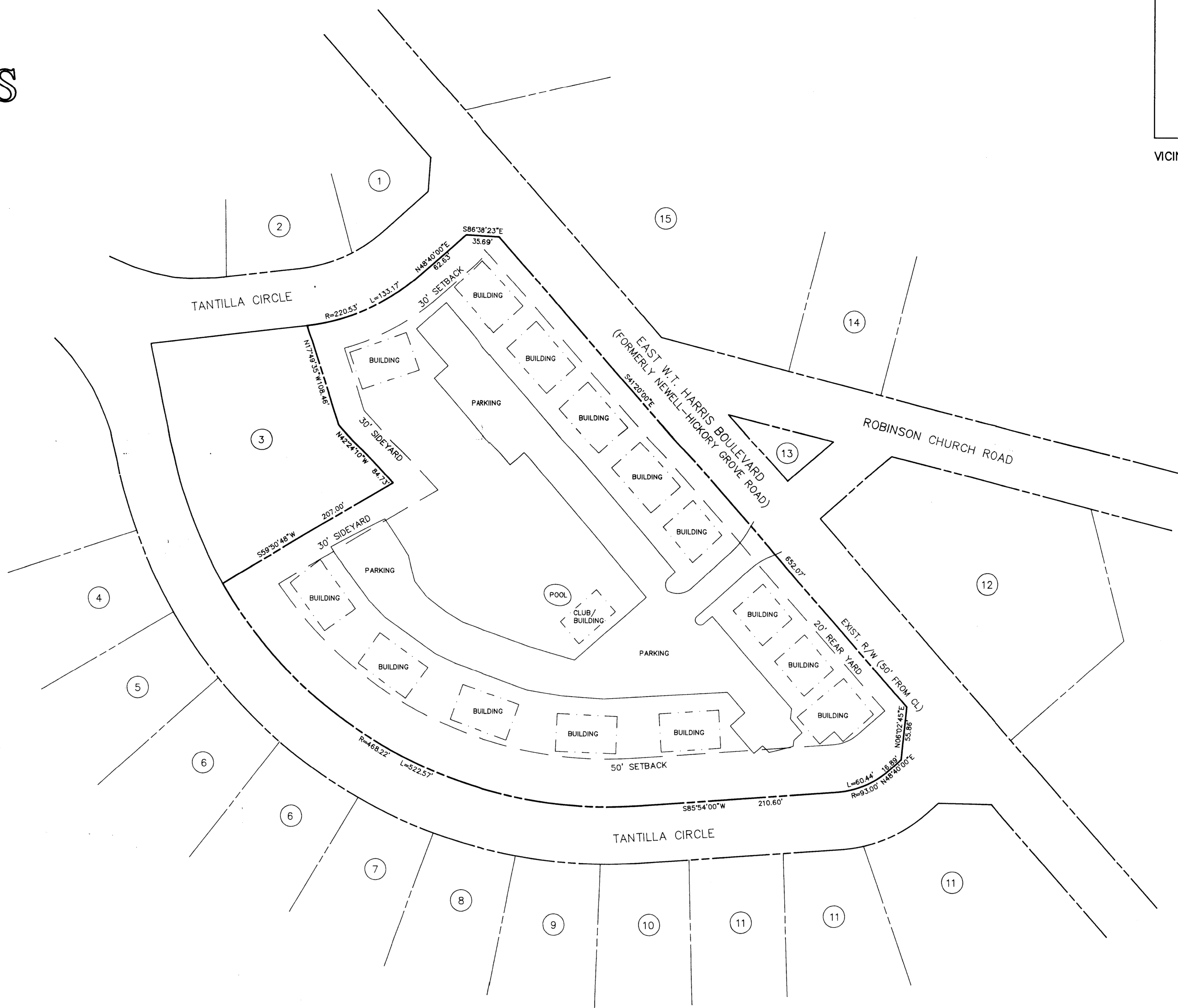
Existing Zone: R9M(PCD)  
Proposed Zone: R12M(PCD)  
Density: 9.3 D.U./Ac.  
Existing Parking: 114 Spaces

**DEVELOPMENT NOTES**

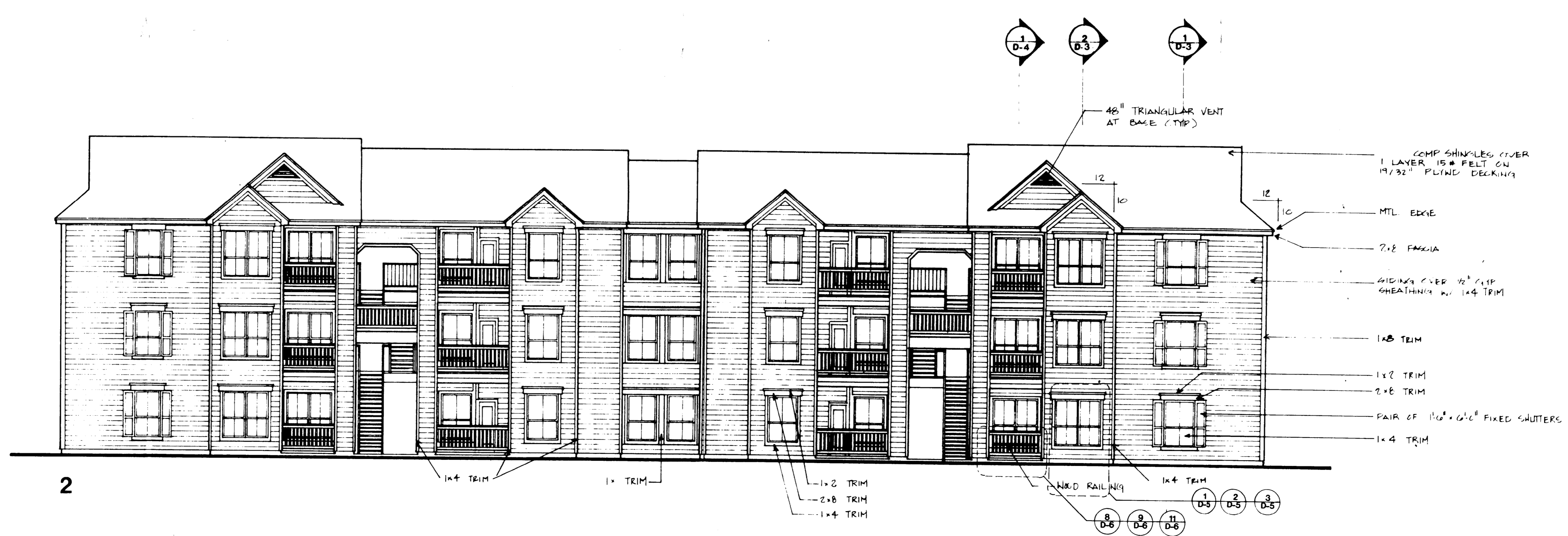
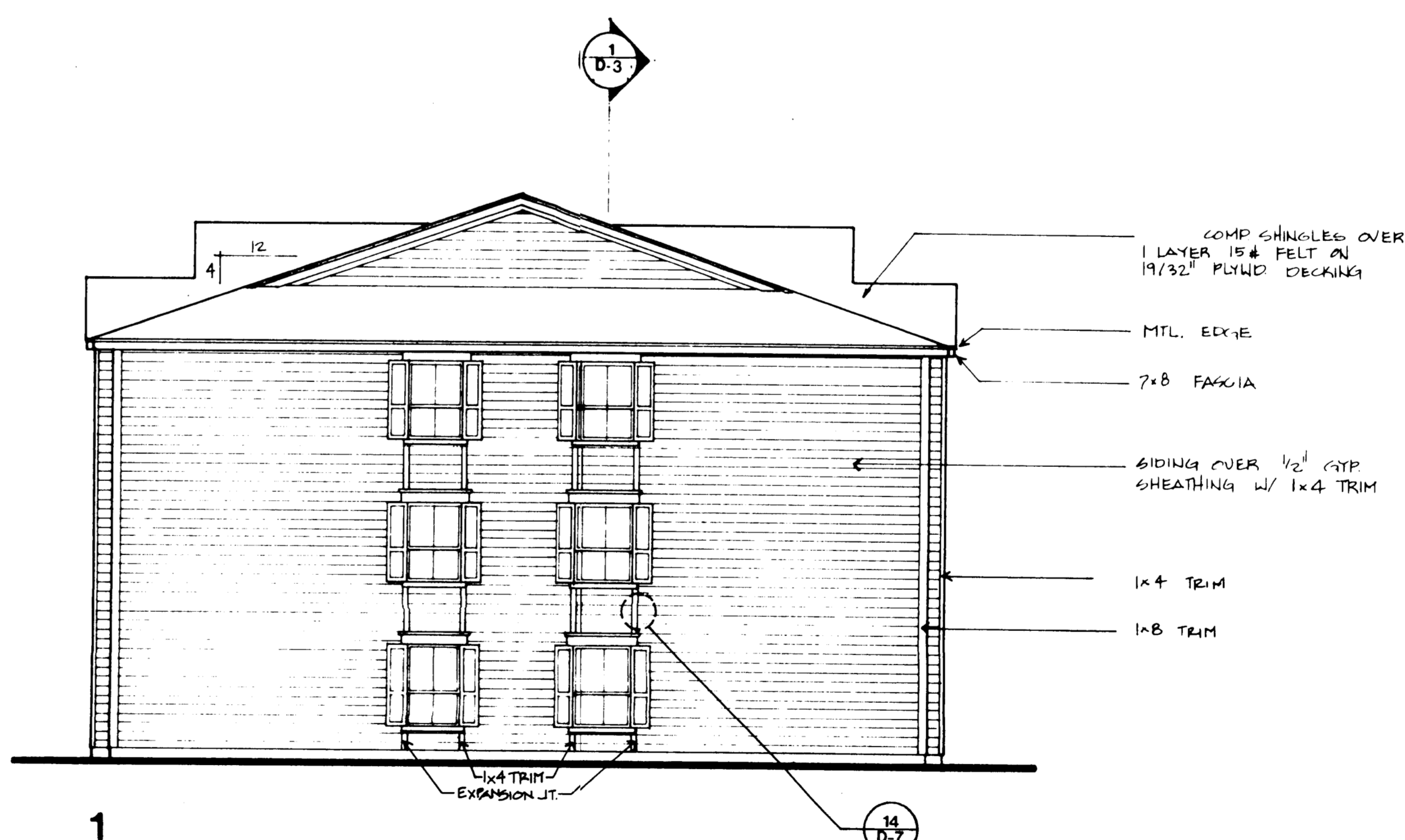
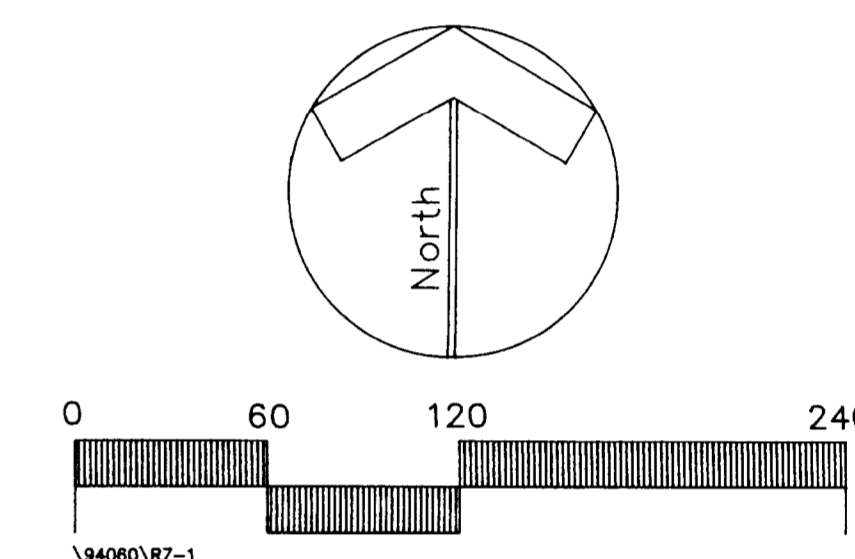
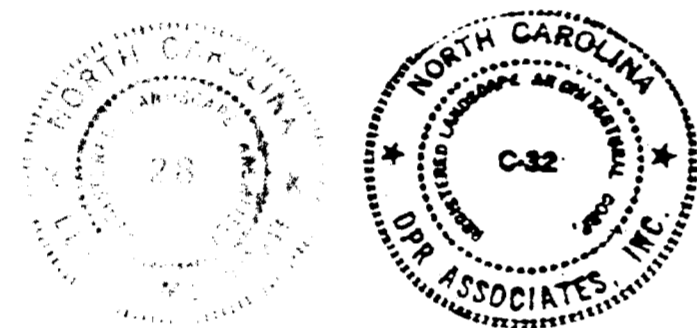
1. R12M(PCD) Zoning to allow 56 units. No additional units, beyond those already constructed, will be allowed.
2. There shall be a maximum of 4 dwelling units per building.
3. An area shall be devoted to landscaping, which is at least equal to 10% of the parking area.
4. All service areas shall be oriented away from public rights-of-way and screened from the view of a public right-of-way.
5. All signage shall meet Zoning Ordinance requirements and shall be compatible with the building and landscape.
6. Screening will be provided and located in accordance with the Zoning Ordinance requirements.

**ADJACENT PROPERTY OWNERS**

1. Tax Parcel No. 99-292-15  
Johnny Franklin  
4330-B Tantilla Circle  
Charlotte, North Carolina 28215
2. Tax Parcel No. 99-292-14  
John P. Kieranski  
5946 Shaker Drive  
Charlotte, North Carolina 28210
3. Tax Parcel No. 99-291-02  
Gary W. and Catherine Simmons  
4401 Tantilla Circle  
Charlotte, North Carolina 28215
4. Tax Parcel No. 99-292-11  
Douglas I. and Terri T. Marsh  
P.O. Box 555  
Indian Trail, North Carolina 28079
5. Tax Parcel No. 99-292-10  
James Hill and Majorie M. Rhodes  
4408 Tantilla Circle  
Charlotte, North Carolina 28215
6. Tax Parcel No. 99-292-09  
Charles A. and Lavella M. Pruitt  
4424 Tantilla Circle  
Charlotte, North Carolina 28215
7. Tax Parcel No. 99-292-08  
Donald Rayford and Carole S. Post  
4500 Tantilla Circle  
Charlotte, North Carolina 28215
8. Tax Parcel No. 99-292-07  
Donald Rayford Post  
4500 Tantilla Circle  
Charlotte, North Carolina 28215
9. Tax Parcel No. 99-292-06  
George I. and Jane Bailey  
4500 Tantilla Circle  
Charlotte, North Carolina 28215
10. Tax Parcel No. 99-292-03  
Josephine W. Stone  
4514 Tantilla Circle  
Charlotte, North Carolina 28215
11. Tax Parcel No. 99-292-01  
Grove Apartments Partnership  
3017 Kilbourne Drive  
Charlotte, North Carolina 28205
12. Tax Parcel No. 107-301-02  
City of Charlotte  
Housing Authority  
600 East 4th Street  
Charlotte, North Carolina 28202
13. Tax Parcel No. 107-301-01  
William Lasso and Gene H. Maye  
7706 Peace Road  
Charlotte, North Carolina 28215
14. Tax Parcel No. 107-291-03  
Rebecca B. Edwards  
6105 Robinson Church Road  
Charlotte, North Carolina 28215
15. Tax Parcel No. 107-291-02  
Randy S. and Betty B. Cecil  
6315 East W.T. Harris Boulevard  
Charlotte, North Carolina 28215



VICINITY MAP



PROJECT NO.	94-45
DATE DRAWN	
BID DATE	
DATE WITH PERMITS	
REVISIONS	

**WATERFORD SQUARE II**  
APARTMENTS

**WALLACE + ASSOCIATES, A.I.A.**  
ARCHITECTS & PLANNERS  
5000 BERING DRIVE SUITE 210 HOUSTON, TEXAS 77057 713-866-8678

**PRELIMINARY SCHEMATIC BUILDING ELEVATION**

NOTE: WHILE THIS PLAN REFLECTS A DEFINITE INTENT TO DEVELOP, ALTERATIONS IN BUILDING DETAILS MAY OCCUR AS NECESSARY TO MEET FINAL DESIGN CONSIDERATIONS.