FUTURE
SINGLE-FAMILY USE

BMP

MULTI-FAMILY USE

MX-2

SINGLE FAMILY USE

PAINTED ASPHALTIC WALKWAY

SECTION A

STREET

CONCRETE WALKWAY

PARCEL B I.D. SIGN

PARCEL B

MX-2
MULTI-FAMILY USE
20.0 ACRES±

COLLECTOR

SHOPS

B-1(CD)
NEIGHBORHOOD
RETAIL CENTER
11.6 ACRES±

COMMUNITY RECREATION
AMENITY AREA: 2.4 AC ± (GROSS)

DUKE POWER
450' POWER EASEMENT
(COMMON OPEN SPACE)

SECTION A

SHOPS

PAINTED WALKWAY

CONCRETE WALKWAY

SHOPPING CENTER I.D. SIGN

CONCRETE MEDIAN PER NCDOT STANDARDS

20' ROW DEDICATION (50' FROM EXISTING CENTERLINE)

PROPOSED MOUNT HOLLY ROAD REALIGNMENT

PARCEL A

PARCEL A I.D. SIGN

40' SETBACK

SHOPS

STREET B

PROPOSED ROW

PROPOSED ROW

EXISTING MOUNT HOLLY ROAD

MOUNT HOLLY-HUNTERSVILLE ROAD

FUTURE
SINGLE-FAMILY USE

FUTURE
MT. HOLLY ROAD EXTENSION
(BY OTHERS)

ALDEN Q. BEATY
(NOW OR FORMERLY)
DEED: 6107-477

PROPOSED
MT. HOLLY ROAD EXTENSION

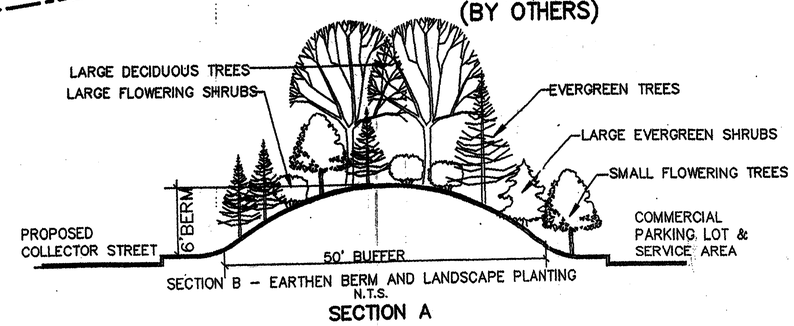
House

Fence

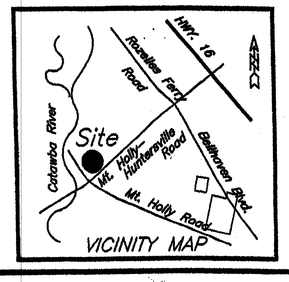
DRIVE

NOTES:

1) MODIFICATIONS TO THE ILLUSTRATIVE SITE PLAN CAN BE MADE PER SECTION 6.206(2) OF THE ZONING ORDINANCE.
2) PROPOSED PLANTING SHOWN IS CONCEPTUAL ONLY AND WILL BE SUBJECT TO CHANGE ON ACTUAL SITE CONDITIONS AND URBAN FORESTRY STAFF APPROVAL.
3) THE PROPOSED REALIGNMENT OF MT. HOLLY ROAD WAS PROVIDED BY C-DOT., NC-DOT AND THE CITY'S ENGINEERING AND PROPERTY MANAGEMENT DEPARTMENT.
4) SITE IS IN THE PA1 WHICH ALLOWS 24% MAX. IMPERVIOUS COVERAGE. THE PROPOSED SITE CONCEPT IS ±20% COVERAGE.



SECTION A



VICINITY MAP

1"=100'

APPROVED BY CITY COUNCIL
DATE 01/16/01

ATTACHED TO ADMINISTRATIVE APPROVAL
BY: MARTIN R. CRAMTON, JR.

ATTACHED TO ADMINISTRATIVE APPROVAL
DATE 01/29/2003
BY: MARTIN R. CRAMTON, JR.

PETITION #00-139
FOR PUBLIC HEARING
ILLUSTRATIVE SITE PLAN

CATAWBA PLANTATION

MECKLENBURG COUNTY, NORTH CAROLINA
CHARLOTTE, NORTH CAROLINA, 28210, 704-54

JULY 21, 2000
REV. 10/19/00
REV. 12/06/00

COOPER ENVIRONMENTAL
ENGINEERS GEOLOGISTS SCIENTISTS
2300 SARDIS ROAD NORTH
SUITE Q
CHARLOTTE, NC 28227
(704) 845-2000