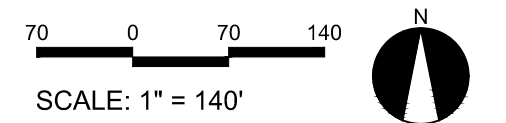


REZONING PETITION  
FOR PUBLIC HEARING  
2021-215

REZONING PETITION

MT HOLLY RD - RIVERSIDE  
CHARLOTTE (ETJ), NORTH CAROLINA  
LONGBRANCH DEVELOPMENT, LLC  
&  
REVENTURE PARK  
INVESTMENTS NORTH, INC.

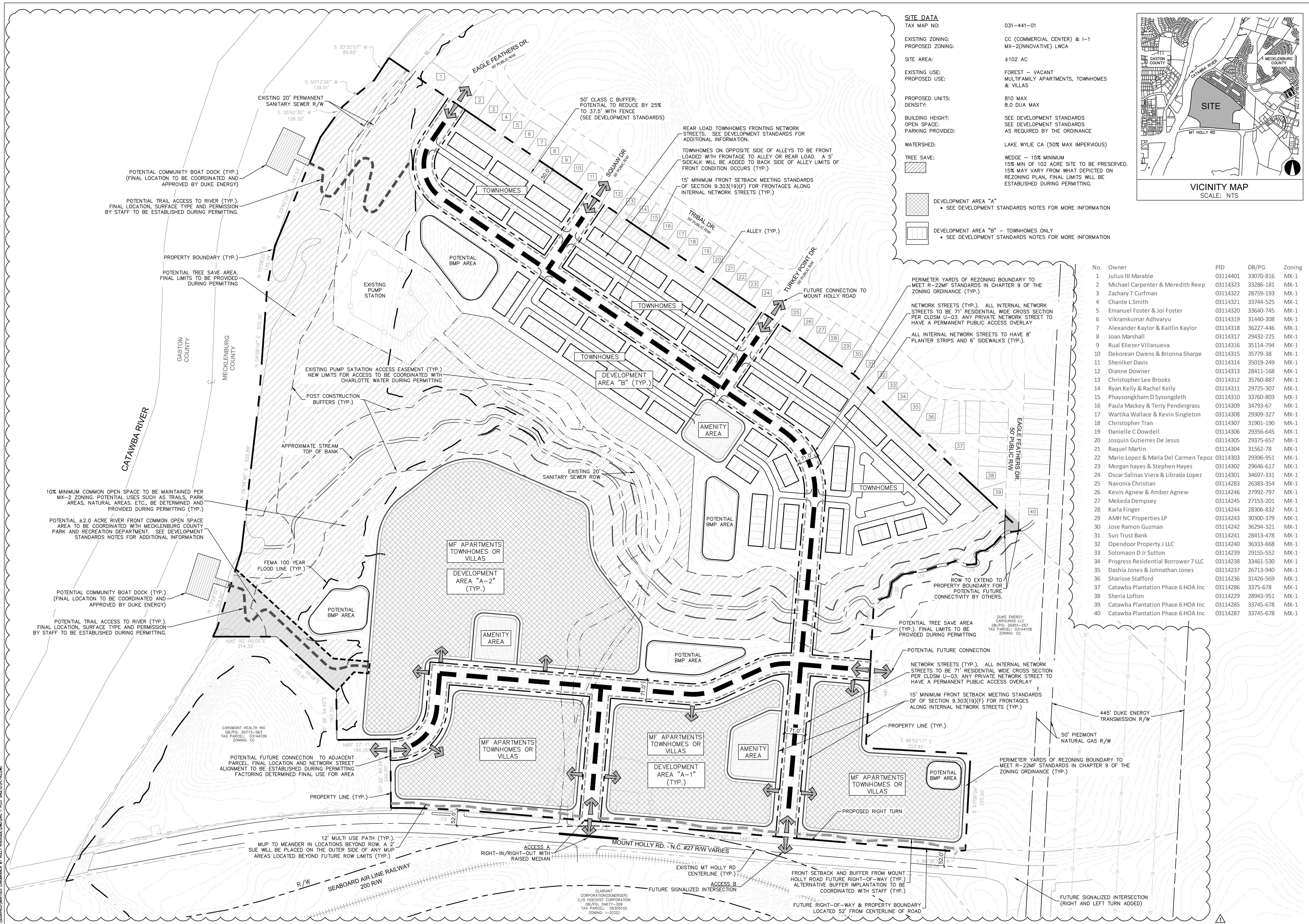
SCHEMATIC  
SITE PLAN



PROJECT #: 854-024  
DRAWN BY: JO  
CHECKED BY: NB

AUGUST 27, 2021

REVISIONS:  
2.14.22 - PER STAFF COMMENTS



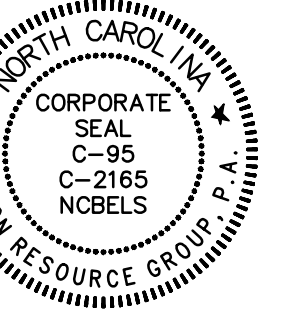
**SITE DATA**

TAX MAP NO:	031-441-01
EXISTING ZONING:	CC (COMMERCIAL CENTER) & I-1
PROPOSED ZONING:	MX-2(INNOVATIVE) LWCA
SITE AREA:	±102 AC
EXISTING USE:	FOREST - VACANT
PROPOSED USE:	MULTIFAMILY APARTMENTS, TOWNHOMES & VILLAS
PROPOSED UNITS:	810 MAX
DENSITY:	8.0 DUA MAX
BUILDING HEIGHT:	SEE DEVELOPMENT STANDARDS
OPEN SPACE:	SEE DEVELOPMENT STANDARDS
PARKING PROVIDED:	AS REQUIRED BY THE ORDINANCE
WATERSHED:	LAKE WYLIE CA (50% MAX IMPERVIOUS)
TREE SAVE:	WEDGE - 15% MINIMUM 15% MIN OF 102 ACRE SITE TO BE PRESERVED. 15% MAY VARY FROM WHAT DEPICTED ON REZONING PLAN; FINAL LIMITS WILL BE ESTABLISHED DURING PERMITTING.

- DEVELOPMENT AREA "A"  
• SEE DEVELOPMENT STANDARDS NOTES FOR MORE INFORMATION
- DEVELOPMENT AREA "B" - TOWNHOMES ONLY  
• SEE DEVELOPMENT STANDARDS NOTES FOR MORE INFORMATION

No.	Owner	PID	DB/PG	Zoning
1	Julius III Marable	03114401	33070-816	MX-1
2	Michael Carpenter & Meredith Reep	03114323	33286-181	MX-1
3	Zachary T Curfman	03114322	28759-193	MX-1
4	Chante L Smith	03114321	33744-525	MX-1
5	Emanuel Foster & Joi Foster	03114320	33640-745	MX-1
6	Vikramkumar Advharyu	03114319	31440-308	MX-1
7	Alexander Kaylor & Kaitlin Kaylor	03114318	36227-446	MX-1
8	Joan Marshall	03114317	29432-225	MX-1
9	Rual Eliezer Villanueva	03114316	35114-794	MX-1
10	Dekorean Owens & Brianna Sharpe	03114315	35779-38	MX-1
11	Sheniker Davis	03114314	35019-249	MX-1
12	Dianne Downer	03114313	28411-168	MX-1
13	Christopher Lee Brooks	03114312	35760-887	MX-1
14	Ryan Kelly & Rachel Kelly	03114311	29725-307	MX-1
15	Phaysongkham D Sysongdeth	03114310	33760-803	MX-1
16	Paula Mackey & Terry Pendergrass	03114309	34793-67	MX-1
17	Wartika Wallace & Kevin Singleton	03114308	29309-327	MX-1
18	Christopher Tran	03114307	31901-190	MX-1
19	Danielle C Dowdell	03114306	29356-645	MX-1
20	Josquin Gutierrez De Jesus	03114305	29375-657	MX-1
21	Raquel Martin	03114304	31562-78	MX-1
22	Mario Lopez & Maria Del Carmen Tepoz	03114303	29396-951	MX-1
23	Morgan Hayes & Stephen Hayes	03114302	29646-617	MX-1
24	Oscar Salinas Viera & Librada Lopez	03114301	34697-331	MX-1
25	Navonia Christian	03114283	26383-354	MX-1
26	Kevin Agnew & Amber Agnew	03114246	27992-797	MX-1
27	Mekeda Dempsey	03114245	27153-201	MX-1
28	Karla Finger	03114244	28306-832	MX-1
29	AMH NC Properties LP	03114243	30300-379	MX-1
30	Jose Ramon Guzman	03114242	36294-321	MX-1
31	Sun Trust Bank	03114241	28413-478	MX-1
32	Opendoor Property J LLC	03114240	36333-668	MX-1
33	Solomon D Jr Sutton	03114239	29155-552	MX-1
34	Progress Residential Borrower 7 LLC	03114238	33461-530	MX-1
35	Dashia Jones & Johathan Jones	03114237	26713-940	MX-1
36	Sharisse Stafford	03114236	31426-569	MX-1
37	Catawba Plantation Phase 6 HOA Inc	03114286	3375-678	MX-1
38	Sheria Lofton	03114229	28943-951	MX-1
39	Catawba Plantation Phase 6 HOA Inc	03114285	33745-678	MX-1
40	Catawba Plantation Phase 6 HOA Inc	03114287	33745-678	MX-1





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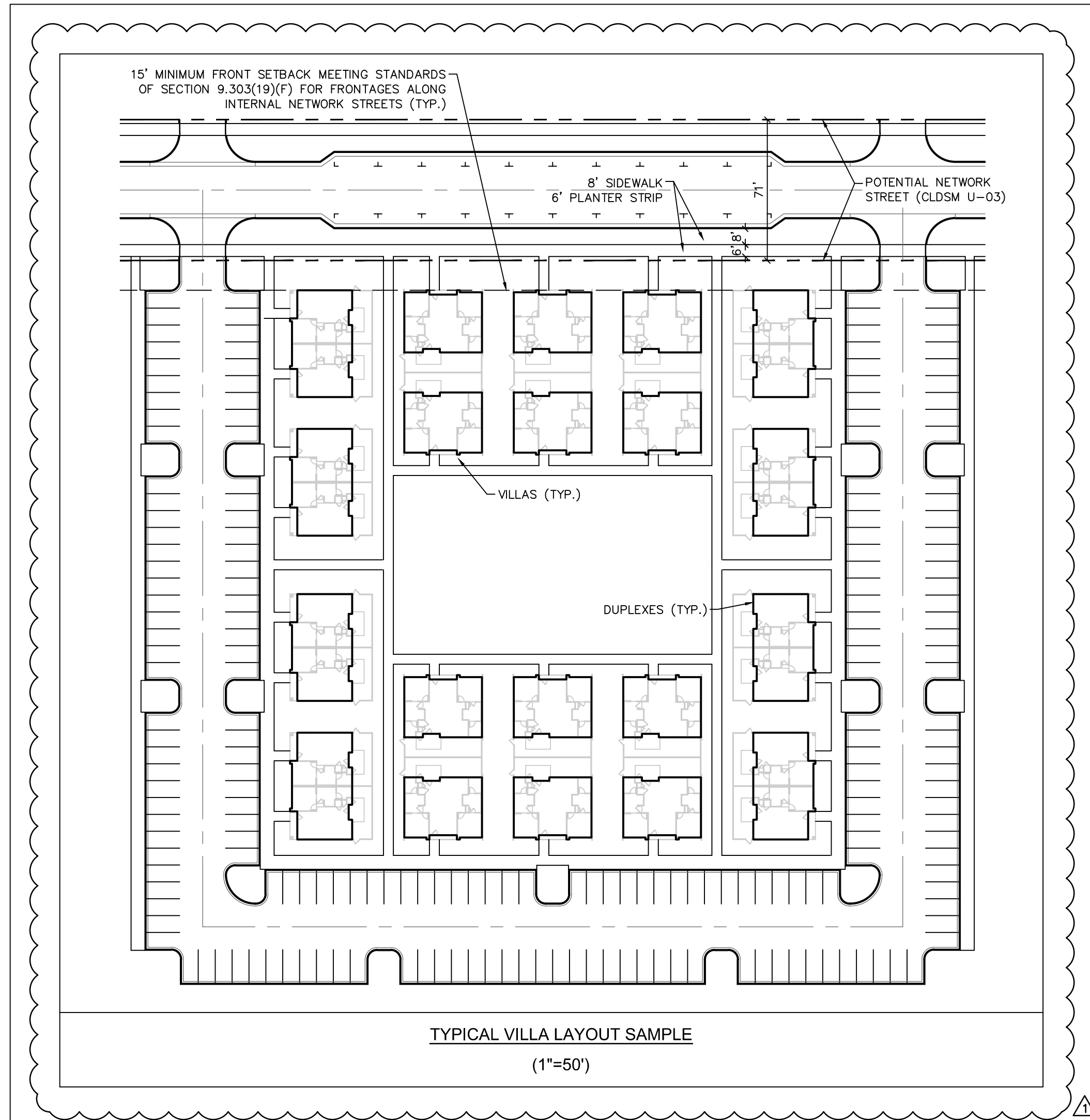
TECHNICAL  
 DATA SHEET



PROJECT #: 854-024  
 DRAWN BY: JO  
 CHECKED BY: NB

AUGUST 27, 2021

REVISIONS:  
 2.14.22 - PER STAFF COMMENTS



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