



**DEVELOPMENT DATA:**  
 ACREAGE: ± 11.012 GROSS ACRES (INCLUDING EXISTING RIGHT-OF-WAY); 10.812 NET ACRES  
 (NOT INCLUDING R/W FOR A PORTION 27TH STREET THAT IS TO BE ABANDONED)  
 TAX PARCEL S: 079-082-14, 079-082-15, 079-083-01, 079-083-02  
 EXISTING ZONING: UR-2MF  
 PROPOSED ZONING: UR-2(CD)  
 EXISTING USES: VACANT  
 PROPOSED USES: RESIDENTIAL DWELLING UNITS AS PERMITTED BY RIGHT AND UNDER  
 PRESCRIBED CONDITIONS TOGETHER WITH ACCESSORY USES AS ALLOWED IN  
 THE UR-2 ZONING DISTRICT (AS MORE SPECIFICALLY DESCRIBED AND RESTRICTED  
 BELOW IN SECTION 3).  
 MAXIMUM DEVELOPMENT: UP TO 323 RESIDENTIAL DWELLINGS UNITS, SUBJECT TO THE LIMITATIONS  
 DESCRIBED BELOW.  
 MAXIMUM BUILDING HEIGHT: BUILDING HEIGHT ON THE SITE WILL BE LIMITED TO THREE (3)  
 STORES AND NOT TO EXCEED 50 FEET. BUILDING HEIGHT WILL BE MEASURED  
 AS DEFINED BY THE ORDINANCE.  
 PARKING: AS REQUIRED AND ALLOWED BY THE ORDINANCE FOR THE UR-2 ZONING DISTRICT.

DATE	
REV	
PROJECT NUMBER	
PROJECT NAME	
PROJECT DATE	
PROJECT PHASE	
PROJECT TYPE	
PROJECT LOCATION	
PROJECT OWNER	
PROJECT ENGINEER	
PROJECT SURVEYOR	
PROJECT DRAFTER	
PROJECT CHECKER	
PROJECT APPROVER	

**NORTH POPLAR MULTI-FAMILY**  
**NORTH POPLAR DEVELOPMENT PARTNERS LLC**

**TECHNICAL DATA SHEET**

**RZ-1**

**REZONING PETITION # 2020-**  
**SUBMITTAL DECEMBER 11, 2020**

BOUNDARY AND TOPOGRAPHIC SURVEY BASE MAP TAKEN FROM A SURVEY PREPARED BY  
 A.C. ZOUTEWELLE SURVEYORS, DATED JANUARY 16, 2008



SCALE: 1" = 40'







