

SITE DEVELOPMENT DATA

JURISDICTION: TOWN OF DAVIDSON, MECK. CO.
 ZONING: RURAL PLANNING AREA
 TAX ID#: 00716209
 PROPOSED USE: RESIDENTIAL
 TOTAL SITE: 61.99 ACRES + 3.545 ACRES Deeded to the Woodlands at Davidson Development Company (Platted with Phase II of the Woodlands) = 65.535 ACRES
 PROPOSED DEVELOPMENT: TYPE 1 LOTS

<115' wide	7
115' wide	14
130' wide	13
>140' wide	11
	45 lots

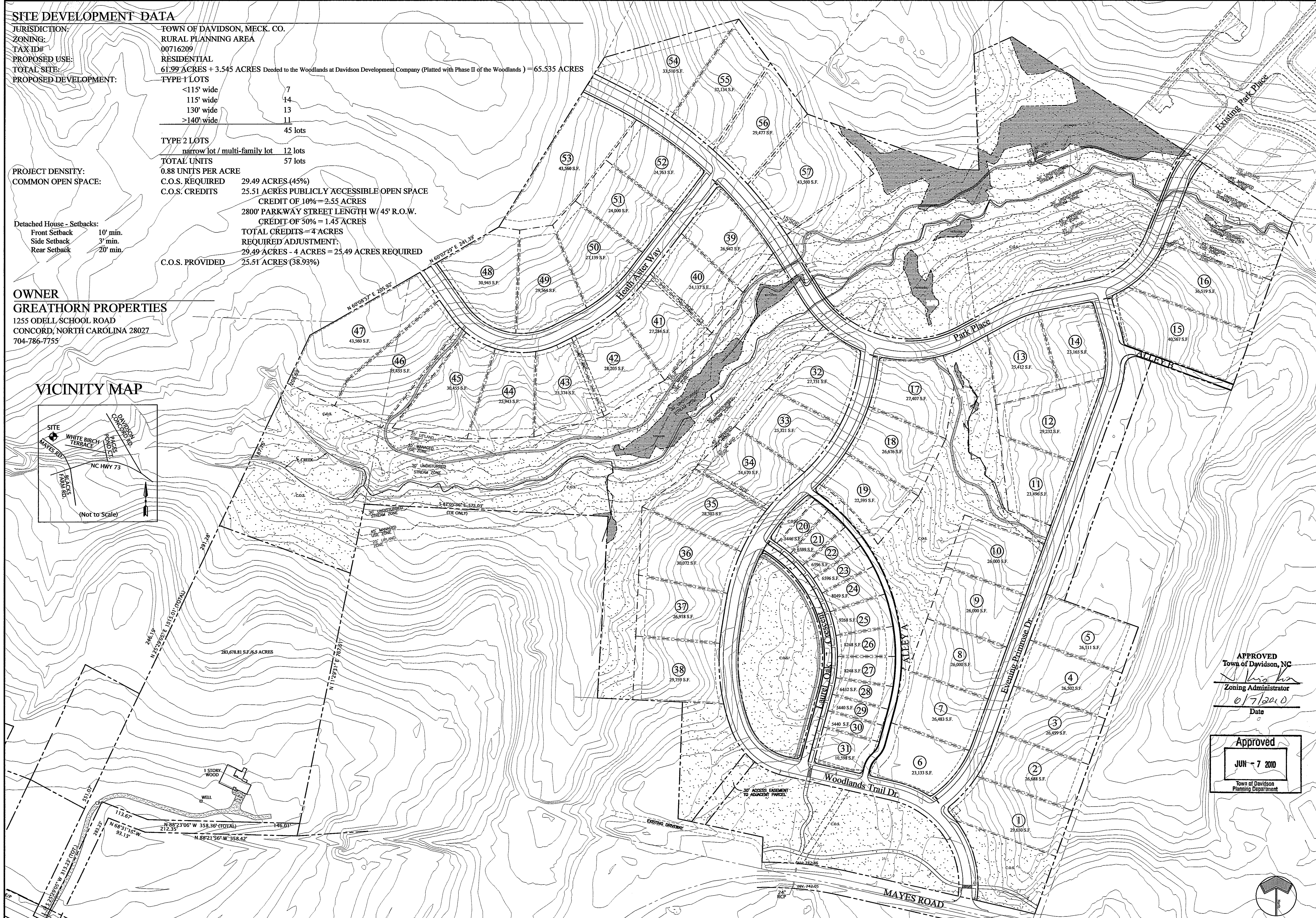
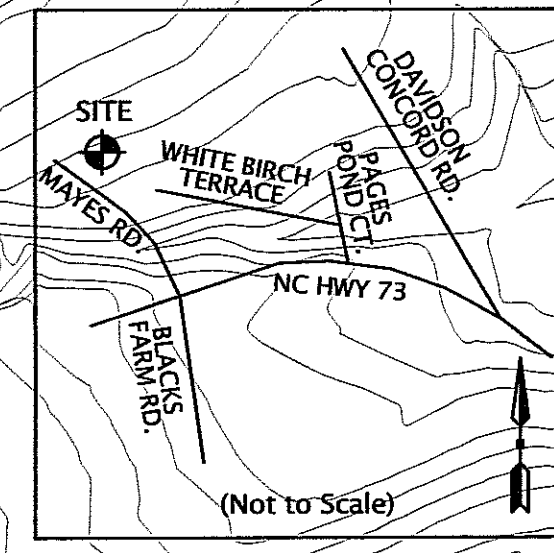
TYPE 2 LOTS
 narrow lot / multi-family lot 12 lots
 TOTAL UNITS 57 lots

PROJECT DENSITY: 0.88 UNITS PER ACRE
 COMMON OPEN SPACE: C.O.S. REQUIRED 29.49 ACRES (45%)
 C.O.S. CREDITS 25.51 ACRES PUBLICLY ACCESSIBLE OPEN SPACE
 CREDIT OF 10% = 2.55 ACRES
 2800' PARKWAY STREET LENGTH W/ 45' R.O.W.
 CREDIT OF 50% = 1.45 ACRES
 TOTAL CREDITS = 4 ACRES
 REQUIRED ADJUSTMENT: 29.49 ACRES - 4 ACRES = 25.49 ACRES REQUIRED
 C.O.S. PROVIDED 25.51 ACRES (38.93%)

Detached House - Setbacks:
 Front Setback 10' min.
 Side Setback 3' min.
 Rear Setback 20' min.

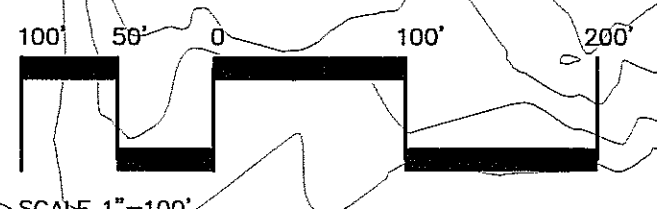
OWNER
GREATHORN PROPERTIES
 1255 ODELL SCHOOL ROAD
 CONCORD, NORTH CAROLINA 28027
 704-786-7755

VICINITY MAP



APPROVED
 Town of Davidson, NC
 [Signature]
 Zoning Administrator
 01/7/2010
 Date

Approved
 JUN - 7 2010
 Town of Davidson
 Planning Department



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Project Title:

MASTER PLAN AMENDMENT
The Woodlands
 DAVIDSON, NORTH CAROLINA

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No.	Revision Description	Date

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 JUN - 7 2010
 Town of Davidson
 Planning Department

Sheet Title: **SITE PLAN**
 Project Number: 10058.001
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