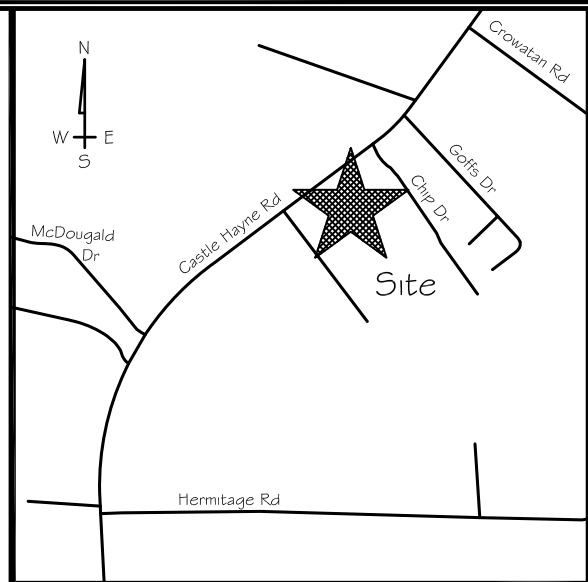


n/f
John M. Blackman
D.B. 5725-254
Zoning: RA
Land Use: Residential

Preliminary Landscape Calculations:

	Req'd.	Prov'd.
Castle Hayne Road Streetyard - 165 l.f. frontage - 24 l.f. driveway = 141 X 28 (B-2 District factor of 25 + 12% for reduction of front setback)	3948 s.f.	4365 s.f.
@ 1 tree / 600 s.f. @ 6 shrubs / 600 s.f.	7 39	
Parking Area Interior - 18,200 s.f. x 8%	1456 s.f.	1758 s.f.
Foundation Plantings - Bldg. facades to parking 93 l.f. X 12' Hgt. X 12%	134 s.f.	746 s.f.
Front facade (rduced setback) 44 l.f. X 12' Hgt. X 12%	63 s.f.	405 s.f.
Overall Site - 5.0 ac. ± development area x 15 trees/ac.	75	75+

(All existing trees to be preserved)

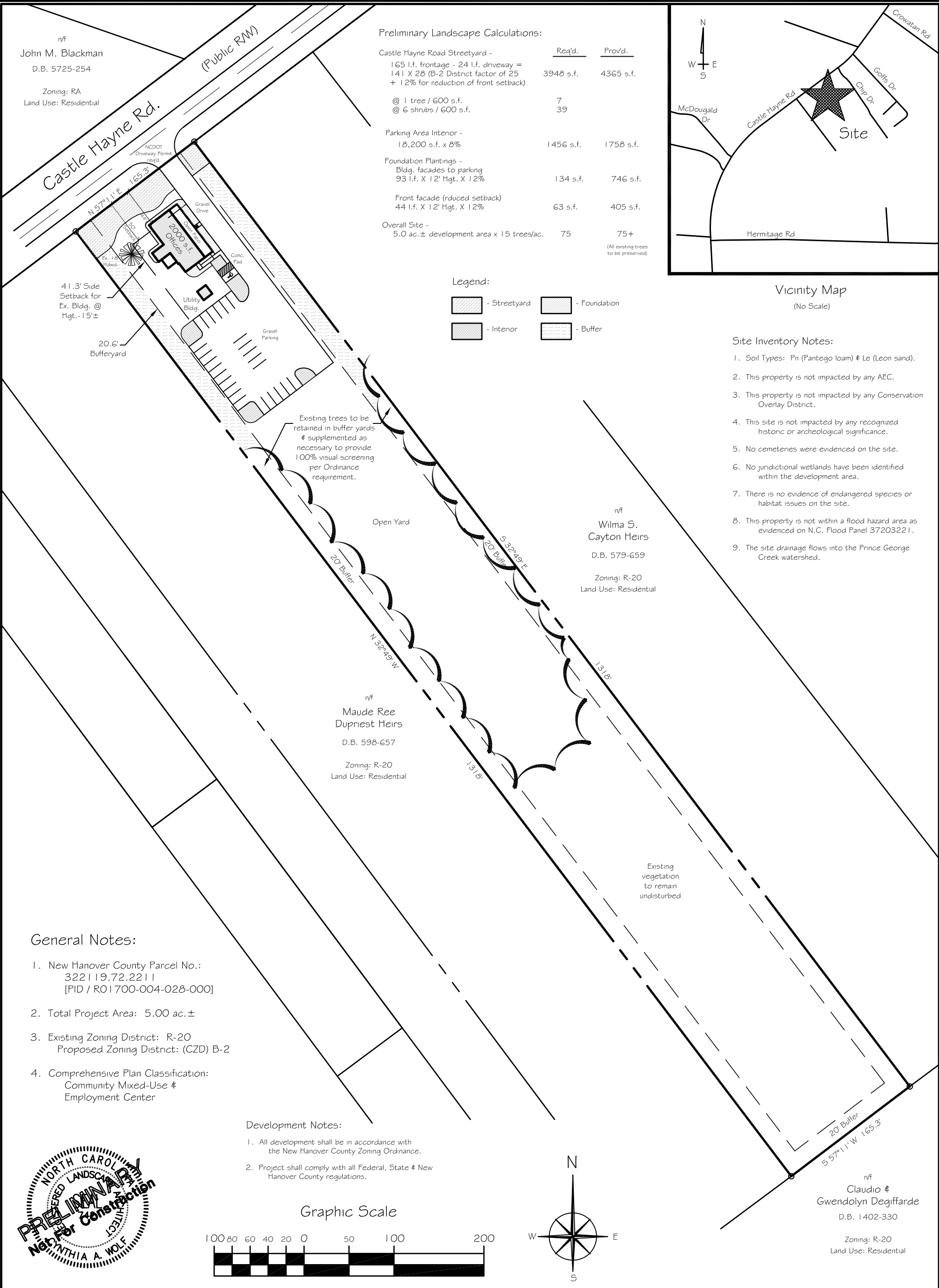
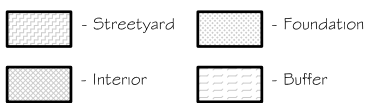


Vicinity Map
(No Scale)

Site Inventory Notes:

1. Soil Types: Pn (Pantego loam) & Le (Leon sand).
2. This property is not impacted by any AEC.
3. This property is not impacted by any Conservation Overlay District.
4. This site is not impacted by any recognized historic or archeological significance.
5. No cemeteries were evidenced on the site.
6. No jurisdictional wetlands have been identified within the development area.
7. There is no evidence of endangered species or habitat issues on the site.
8. This property is not within a flood hazard area as evidenced on N.C. Flood Panel 37203221.
9. The site drainage flows into the Prince George Creek watershed.

Legend:



Existing trees to be retained in buffer yards & supplemented as necessary to provide 100% visual screening per Ordinance requirement.

n/f
Wilma S. Cayton Heirs
D.B. 579-659
Zoning: R-20
Land Use: Residential

n/f
Maude Ree Dupnest Heirs
D.B. 598-657
Zoning: R-20
Land Use: Residential

n/f
Claudio & Gwendolyn Degiffarde
D.B. 1402-330
Zoning: R-20
Land Use: Residential

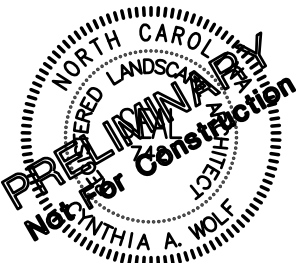
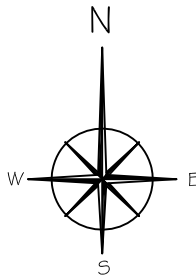
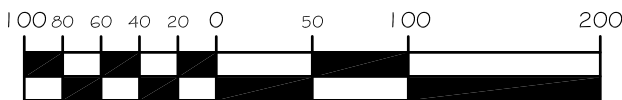
General Notes:

1. New Hanover County Parcel No.:
322119.72.2211
[PID / RO1700-004-028-000]
2. Total Project Area: 5.00 ac. ±
3. Existing Zoning District: R-20
Proposed Zoning District: (CZD) B-2
4. Comprehensive Plan Classification:
Community Mixed-Use &
Employment Center

Development Notes:

1. All development shall be in accordance with the New Hanover County Zoning Ordinance.
2. Project shall comply with all Federal, State & New Hanover County regulations.

Graphic Scale



P.O. Box 7221
Wilmington, NC 28406
Tel. 910-620-2374

Design Solutions

Owner:
Sweetwater Landscapes
PO Box 40
Holly Springs, NC 27540
www.sweetwaternc.com

Conditional
Zoning District
Concept Plan

Rev'd. 06/28/18 Scale: 1" = 100'

Property Address: 4300 Castle Hayne Road

Sweetwater Landscapes

Cape Fear Township / New Hanover County / North Carolina