ACREAGE: ± 8.73 ACRES

EXISTING ZONING: O-1(CD)

PROPOSED ZONING: UR-2(CD)

EXISTING USES: VACANT

PROPOSED USES: UP TO 156 MULTI-FAMILY RESIDENTIAL DWELLING UNITS TOGETHER WITH ACCESSORY USES, AS ALLOWED IN THE UR-2 ZONING DISTRICT.

PROPOSED FLOOR AREA RATIO: AS ALLOWED BY THE UR-2 ZONING DISTRICT.

MAXIMUM BUILDING HEIGHT: THE PROPOSED BUILDINGS WILL BE A MAXIMUM OF THREE (3) STORY BUILDINGS. THE ALLOWED BUILDING HEIGHT WILL BE MEASURED AS REQUIRED BY THE ORDINANCE.

PARKING: PARKING AS REQUIRED BY THE ORDINANCE WILL BE PROVIDED.
NOTES:
1. THE RENDERING IS CONCEPTUAL IN NATURE ONLY AND IS INTENDED TO REFLECT THE OVERALL SCALE OF THE BUILDING AND VARIOUS BUILDING EXPRESSIONS ALONG THE PUBLIC STREET WIDTH. HEIGHT SHALL BE PERMITTED AS SET FORTH IN SECTION 5 OF THESE DEVELOPMENT STANDARDS. THE ACTUAL BUILDINGS TO BE CONSTRUCTED ON THE SITE MAY VARY.
2. REFER TO SHEETS AND NOTES AS PART OF THIS SET FOR ADDITIONAL INFORMATION.
The rezoning will provide for the issuance of the first certificate of occupancy. Right-of-way conveyance to be located two feet behind the sidewalk.

The planning board will determine if such minor modifications are allowed for this parcel and, if so, it is determined that the described parcel does not meet the criteria described above. The planner shall then issue an administrative issuance process prior to the issuance of the first certificate. The issuance of the first certificate will be issued by the planner to the party that has submitted an application for the issuance of the first certificate.

The use of the space above shall be restricted to the issuance of the first certificate. The issuance of the first certificate will be issued by the planner to the party that has submitted an application for the issuance of the first certificate.