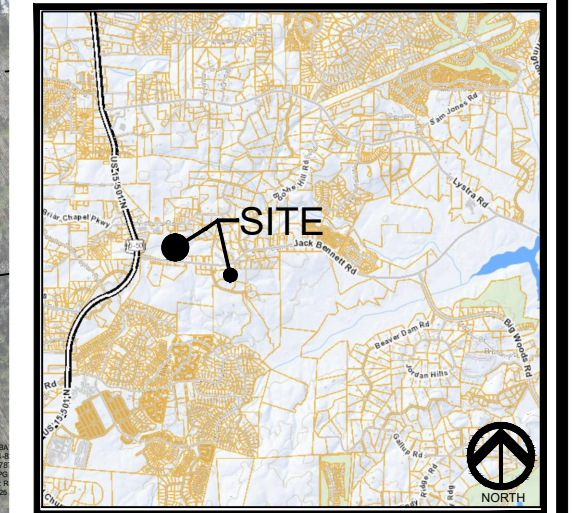


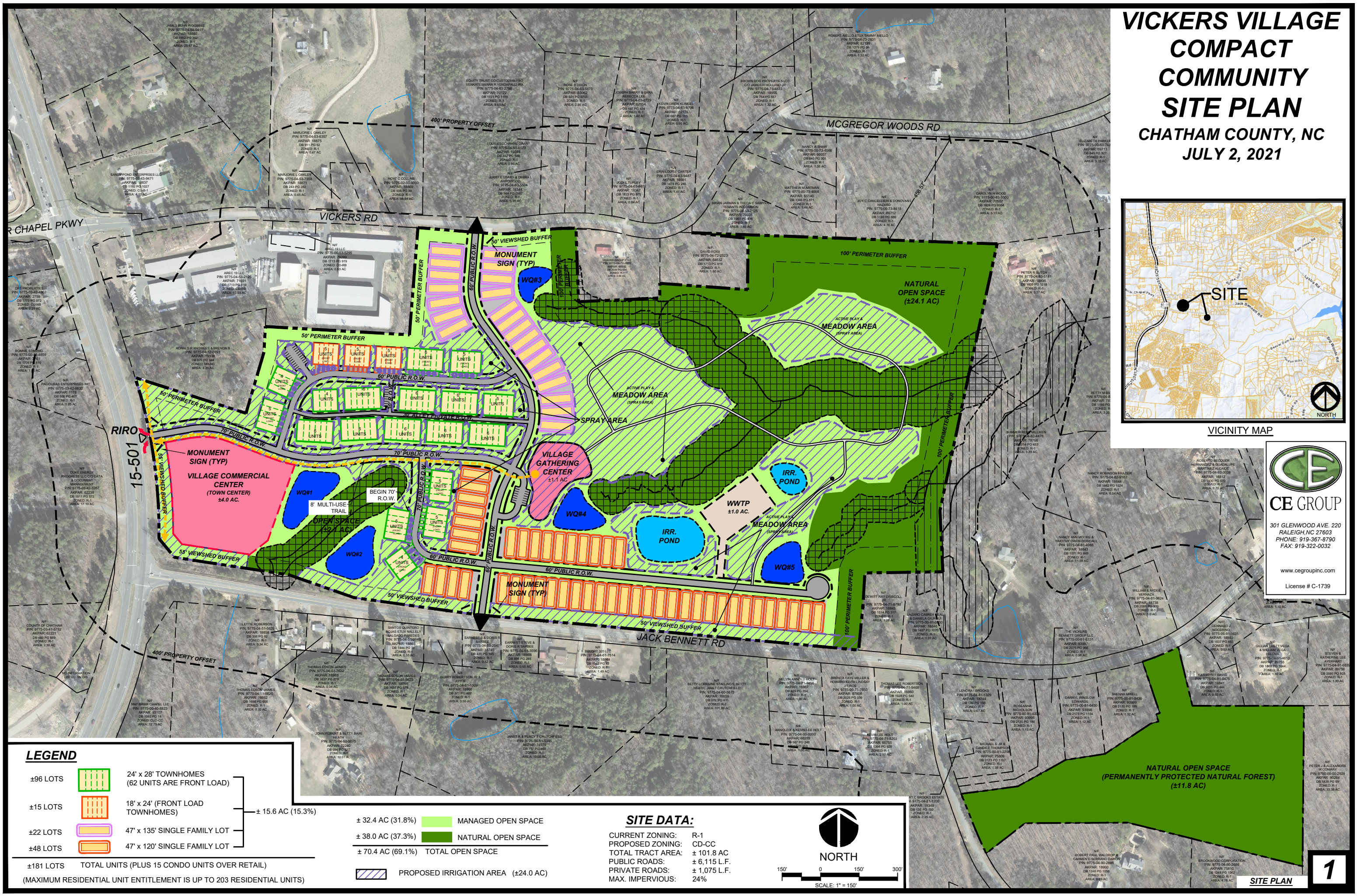
# VICKERS VILLAGE COMPACT COMMUNITY SITE PLAN

CHATHAM COUNTY, NC  
JULY 2, 2021



VICINITY MAP

**CE GROUP**  
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**LEGEND**

±96 LOTS		24' x 28' TOWNHOMES (62 UNITS ARE FRONT LOAD)	± 15.6 AC (15.3%)
±15 LOTS		18' x 24' (FRONT LOAD TOWNHOMES)	
±22 LOTS		47' x 135' SINGLE FAMILY LOT	± 70.4 AC (69.1%) TOTAL OPEN SPACE
±48 LOTS		47' x 120' SINGLE FAMILY LOT	
±181 LOTS	TOTAL UNITS (PLUS 15 CONDO UNITS OVER RETAIL) (MAXIMUM RESIDENTIAL UNIT ENTITLEMENT IS UP TO 203 RESIDENTIAL UNITS)		

**SITE DATA:**

± 32.4 AC (31.8%)		MANAGED OPEN SPACE
± 38.0 AC (37.3%)		NATURAL OPEN SPACE
± 70.4 AC (69.1%)		PROPOSED IRRIGATION AREA (±24.0 AC)

**SITE DATA:**  
CURRENT ZONING: R-1  
PROPOSED ZONING: CD-CC  
TOTAL TRACT AREA: ± 101.8 AC  
PUBLIC ROADS: ± 6,115 L.F.  
PRIVATE ROADS: ± 1,075 L.F.  
MAX. IMPERVIOUS: 24%

