



HAWKINS POINTE

SENIOR LIVING

UNIT MIX

52 Total Units:

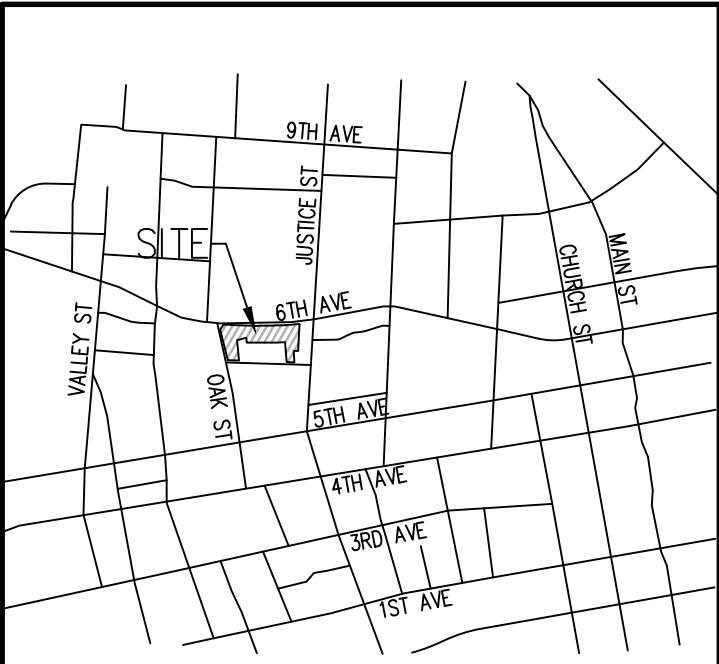
(12)	Unit 1B	(1 BR, Type B Accessible with Tub)	660 sf
(5)	Unit 1LB	(1 BR, Type B Accessible with Tub)	672 sf
(10)	Unit 1B-C	(1 BR, Type B Accessible with Curb Shower)	660 sf
(8)	Unit 1LB-C	(1 BR, Type B Accessible with Curb Shower)	672 sf
(2)	Unit 1A W/ TUB	(1 BR, Type A Accessible)	660 sf
(2)	Unit 1LA-S	W/ ROLL-IN SHOWER (1 BR, Type A Accessible) (Includes Audio-Visual Impairment Accommodations in Designated Unit)	672 sf
(6)	Unit 2B	(2 BR, Type B Accessible with Tub)	901 sf
(5)	Unit 2B-C	(2 BR, Type B Accessible with Curb Shower)	901 sf
(1)	Unit 2A W/ TUB	(2 BR, Type A Accessible)	901 sf
(1)	Unit 2A-S	W/ ROLL-IN SHOWER (2 BR, Type A Accessible) (Includes Audio-Visual Impairment Accommodations)	901 sf

BUILDING AREAS

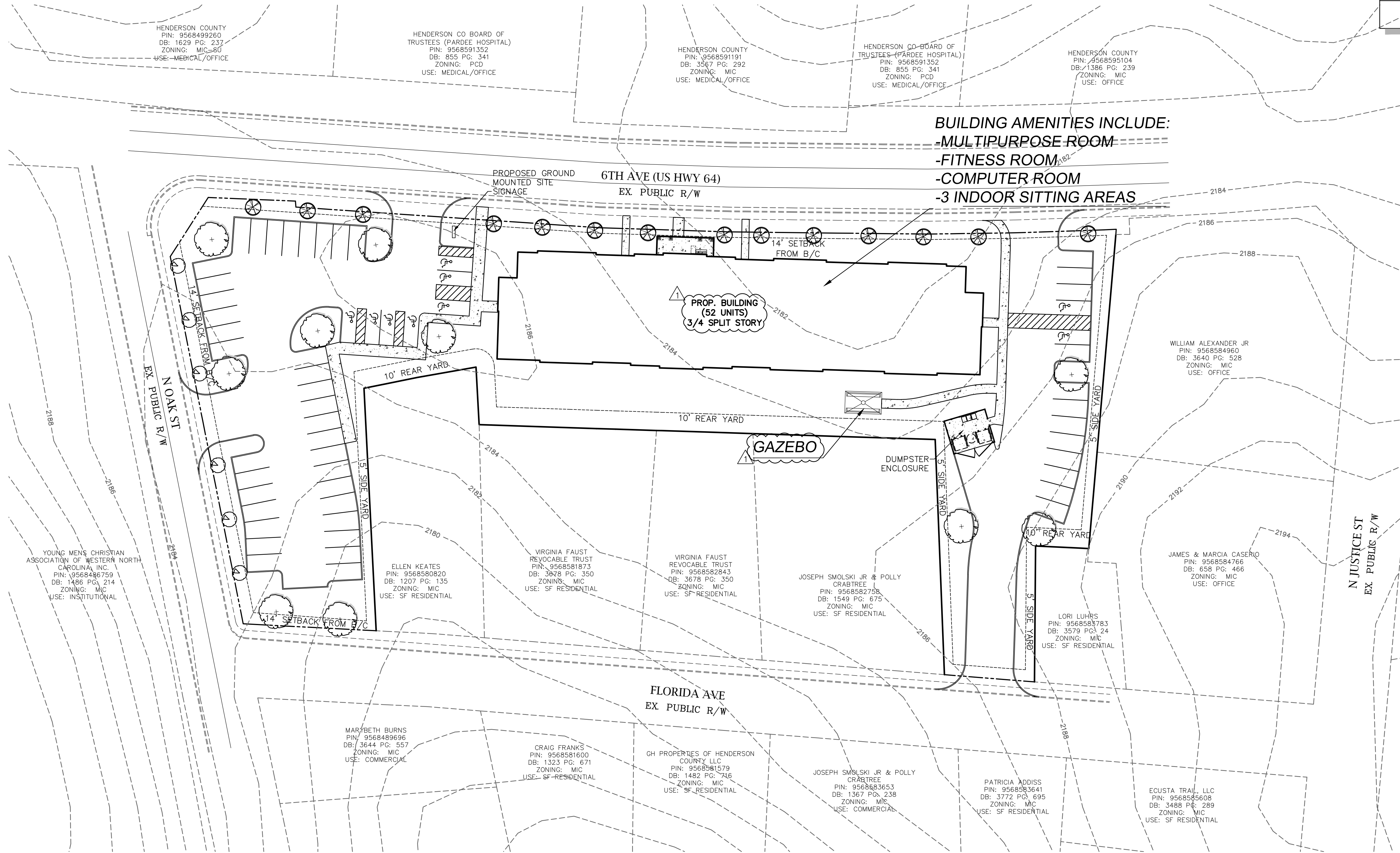
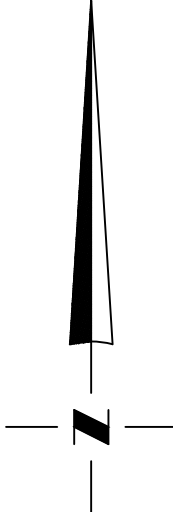
Total Net Area: 55,535 sf
Total Gross Area: 55,841 sf

AMENITIES

Laundry Room, Mail Area, Office,
Indoor Sitting Areas,
Multipurpose Rm w/ Kitchen, Gazebo,
Covered Patio w/ Seating, Computer Room,
Balcony w/ Seating, Exercise Room



LOCATION MAP
NTS



BUILDING AMENITIES INCLUDE:
-MULTIPURPOSE ROOM
-FITNESS ROOM
-COMPUTER ROOM
-3 INDOOR SITTING AREAS

PROPERTY OWNERS:	1 SIXTH AVENUE LLC 14 MCDOWELL STREET ASHEVILLE, NC 28801
	2 REGIONAL PROPERTIES A NC GENERAL PARTNERSHIP 14 MCDOWELL STREET ASHEVILLE, NC 28801
	3 CASTLES AND COTTAGES, LLC 265 ROANOKE RD FLETCHER, NC 28732
PARCEL #:	9568583734, 956884911, 9568582974, 9568581916, 9568489996 & 9568489860
DEED BOOK & PAGE:	3108/643, 1221/642, 816/168, & 1691/331
TOTAL SITE ACREAGE:	±1.68 AC (±73,030 SF)
CURRENT ZONING:	MIC
PROPOSED ZONING:	UR
EXISTING USE:	VACANT/BUILDINGS
PROPOSED USE:	MULTI-FAMILY HOUSING (SENIOR)
PROPOSED DENSITY:	1 52 UNITS
FRONT SETBACK:	14' (FROM EX/PROP BACK OF CURB)
SIDE YARD:	5'
REAR YARD:	10'
REQUIRED PARKING:	1 52 1.0 SPACE PER UNIT (ELDERLY MULTIFAMILY DWELLING)
PROPOSED PARKING:	56

DEVELOPMENT SUMMARY

Mc²
ENGINEERING

Mc² ENGINEERING, INC.
2110 BEN CRAIG DR., STE. 400
CHARLOTTE, NC 28262
PHONE 704.510.9797

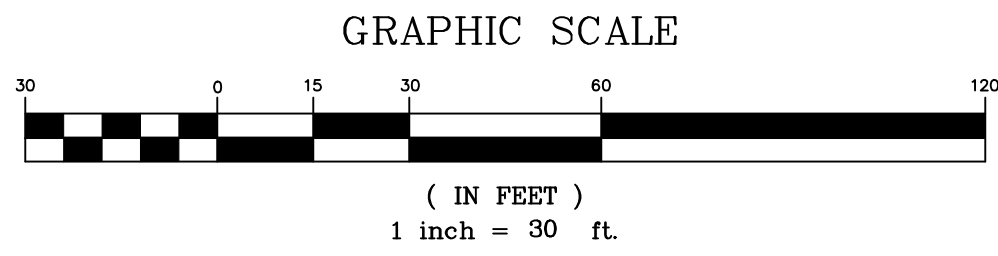
PROPOSED DEVELOPMENT:
HAWKINS POINTE
6TH AVENUE
HENDERSONVILLE, NC

DEVELOPED BY:
**WODA COOPER
DEVELOPMENT, INC**
500 SOUTH FRONT STREET, 10th FLOOR
COLUMBUS, OH 43215

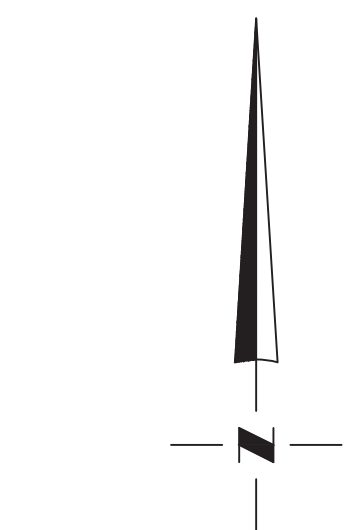
REZONING SITE PLAN

REVISIONS		
1	3/4/22	REVISED GAZEBO/BLDG/PARKING

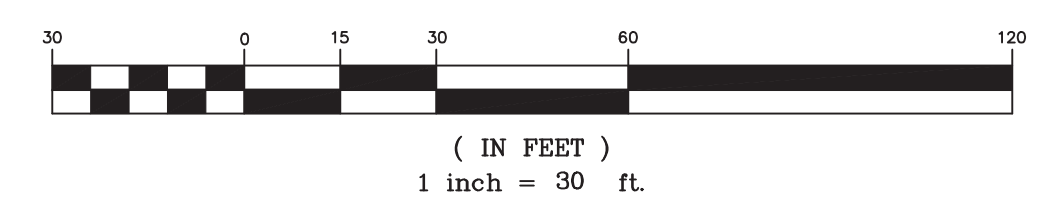
CAD FILE: 22-004 BASE.DWG
PROJECT NO.: 22-004
DESIGNED BY: JDM
DATE: JANUARY 14, 2022



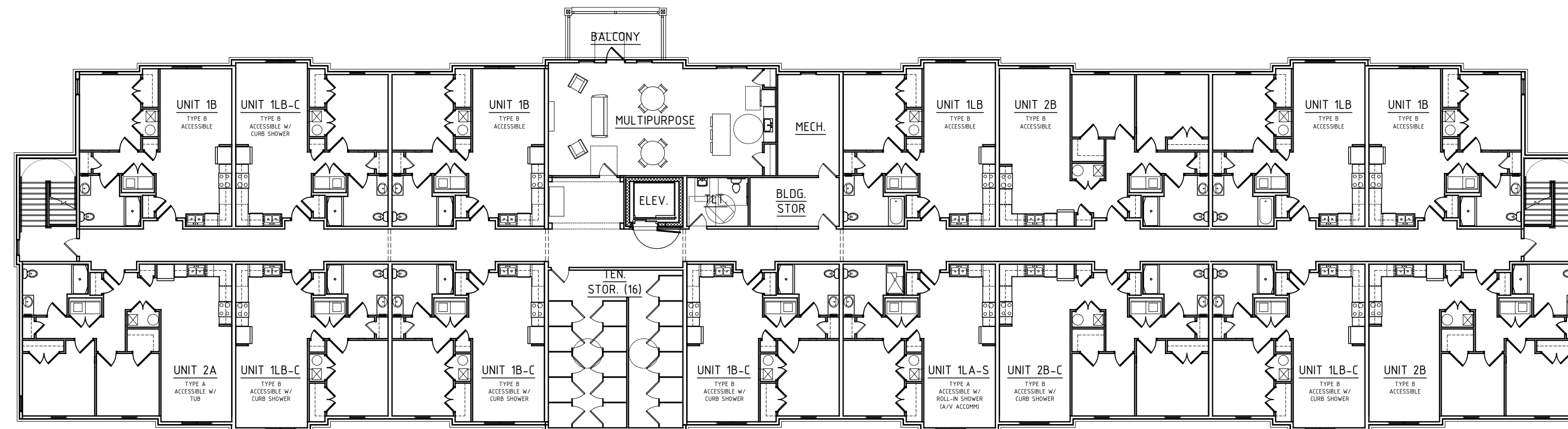
RZ1.0



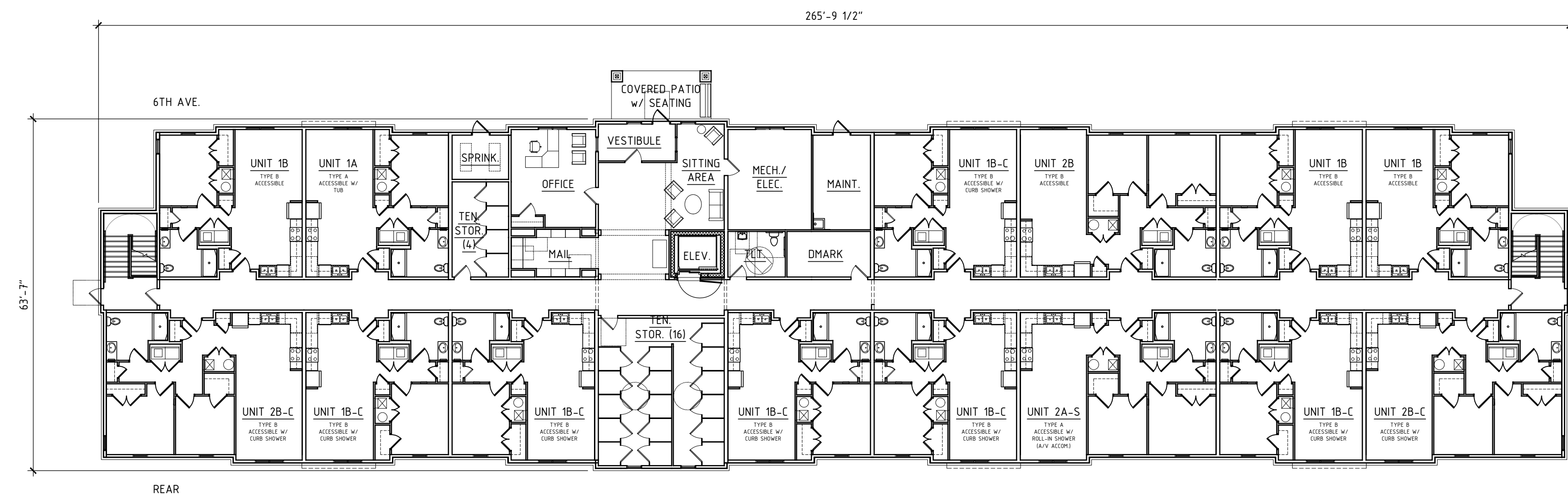
TREE LEGEND



RZ2.0



SECOND FLOOR PLAN
1/16" = 1'-0"



FIRST FLOOR PLAN
1/16" = 1'-0"



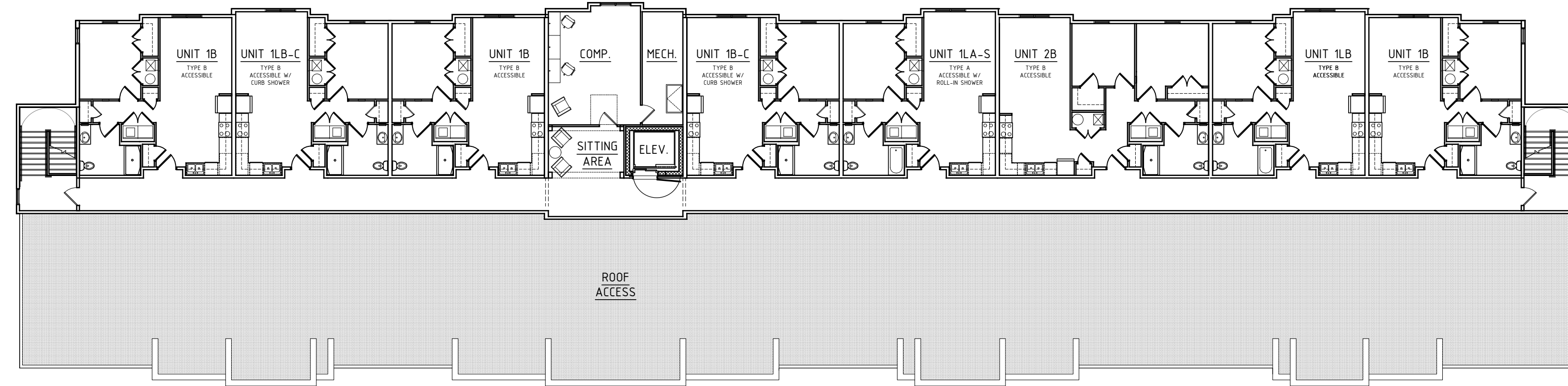
TightLines Designs
creating great places to live

19 W. Hargett St, Suite 501 • Raleigh, NC 27601
919.834.3600 • www.tightlinesdesigns.com

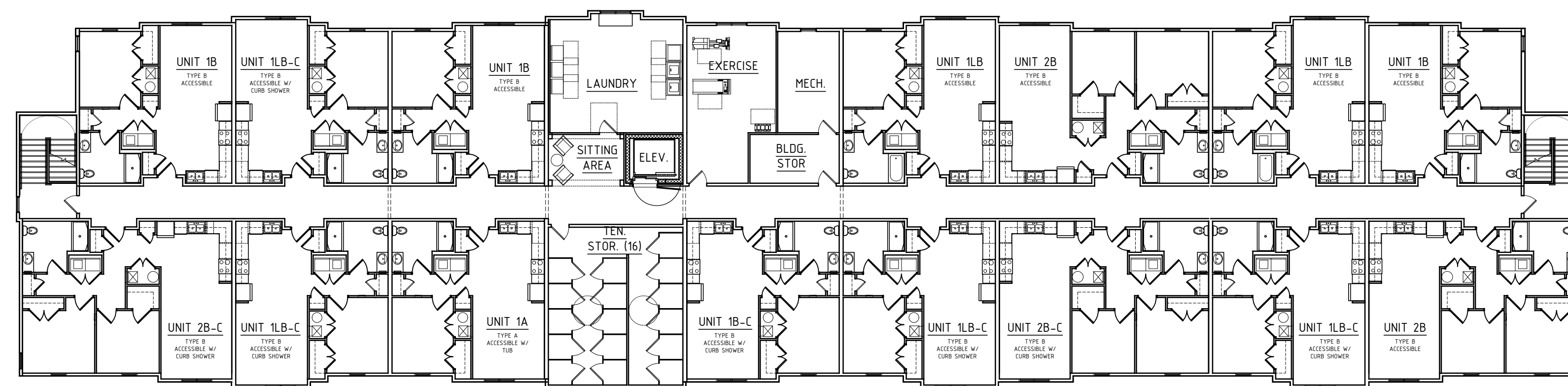
HAWKINS POINTE

Hendersonville, North Carolina

FLOOR PLANS	A1.1
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FOURTH FLOOR PLAN
1/16" = 1'-0"



THIRD FLOOR PLAN
1/16" = 1'-0"



REAR ELEVATION

1/16" = 1'-0"



LEFT ELEVATION

1/16" = 1'-0"



RIGHT ELEVATION

1/16" = 1'-0"

BUILDING MATERIALS:

GUTTERS & DOWNSPOUTS - ALUMINUM (WHITE)

SIDING & TRIM - VINYL LAP SIDING (TWO COLORS) AND TRIM (TYP.)

ACCENT SIDING - VERTICAL VINYL SIDING

WINDOWS - VINYL W/ WIDE TRIM

MASONRY - BRICK VENEER W/ CONTINUOUS ROWLOCK CAP

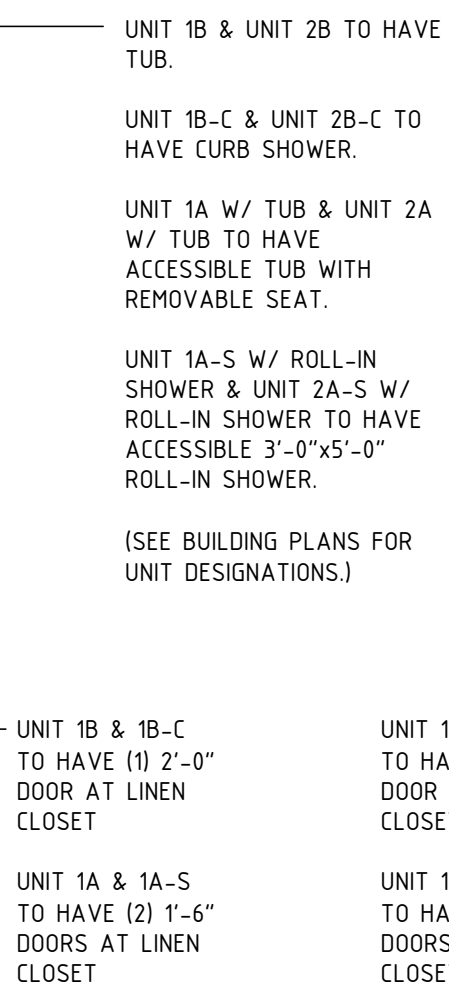
COLUMNS - FIBER CEMENT BOARD & TRIM (WHITE) OVER BRICK



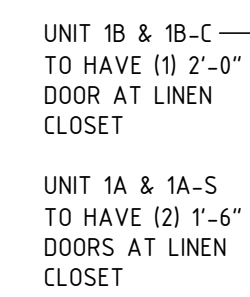
FRONT ELEVATION (6TH AVE)

1/16" = 1'-0"

NOTE: WINDOWS VARY
THROUGHOUT THE BUILDING.
SEE BUILDING PLANS AND
ELEVATIONS FOR WINDOW
SIZES AND LOCATIONS FOR
EACH UNIT.



UNIT TYPE 2B, 2B-C, 2A & 2A-S - TWO BEDROOM UNIT PLAN
1/16" = 1'-0" 901 SF



UNIT TYPE 1B, 1LB, 1B-C, 1LB-C 1A & 1LA-S - ONE BDRM PLAN
1/16" = 1'-0" 660 SF/672 SF