



# Density Averaging Certificate Application

**INCOMPLETE SUBMISSIONS WILL NOT BE ACCEPTED. PLEASE CHECK ALL ITEMS CAREFULLY.**

The terms "lot" and "parcel" are used interchangeably.

## 1. Description of Request

Briefly explain the nature of this request. If a separate sheet is necessary, please attach to this application.

I am requesting a Density Averaging Certificate for my former property at 15710 Pine Street, Huntersville, NC. My co-applicants are Mitchell W. Spahn and Sheryl M. Spahn, who are the new owners of this property. This is an amended Application for a Density Averaging Certificate. The original application was submitted on November 12, 2020 while I was the owner of this property, and this matter has been assigned file number DA 20-1. Please see the attached Addendum, which has more details in support of the Amended Application.

## 2. Receiving Parcel Information (Receiving parcel shall not be located in the Critical Area, CA)

\* Printed Name Laurie R. Martin, Mitchell W. Spahn, and Sheryl M. Spahn Phone (704) 622-6555

Corporation  Limited Liability Company  Trust  Partnership  Other: Individual

Title: Owner Email shlauriem1@yahoo.com; mspahn@columbusobgyn.com; sspahn@columbusobgyn.com

Address of Property Owner 15710 Pine Street, Huntersville, NC 28078

Signature Mitchell Spahn Mitchell Spahn [Signature] Sheryl Spahn

\* Property owner hereby grants permission to the Town of Huntersville personnel to enter the subject property for any purpose required in processing this application.

Parcel Identification Number of Receiving Lot (PIN)	001-452-67
Zoning District	GR
Watershed Overlay	Lake Norman Critical Area
Property Size (acres)	.459
Amount of Existing Impervious Lot Coverage (sf)	See survey
Amount Impervious Area Receiving from Giving Lot (sf)	4C49F4C86F714A0...
Has a watershed variance ever been granted for this parcel?	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO

If this application is signed by an agent on behalf of the Property Owner(s), this application MUST be accompanied by a notarized Limited Power of Attorney signed by the property owner (s), specifically authorizing the agent to act on the owner (s) behalf in signing this application. Failure of each owner, or their duly authorized agent, to sign, or failure to include the authority of the agent signed by the property owner, will result in an INVALID APPLICATION. **If additional space is needed for signatures, attach the Town of Huntersville Signature Addendum Form.**

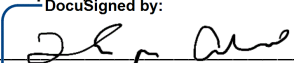
### 3. Giving Parcel Information

\* Printed Name Thomas M. Almond Phone (704) 661-5560

Corporation  Limited Liability Company  Trust  Partnership  Other: Individual

Title Owner Email Tommy\_almond73@yahoo.com

Address of Property Owner 16401 Terry Lane, Huntersville, NC 28078

Signature  DocuSigned by: Thomas M. Almond

\* Property owner hereby grants permission to the Town of Huntersville personnel to enter the subject property for any purpose required in processing this application.

Parcel Identification Number of Receiving Lot (PIN)	001-023-51
Zoning District	GR
Watershed Overlay	Lake Norman Critical Area
Property Size (acres)	.553
Amount of Existing Impervious Lot Coverage (sf)	See survey
Has a watershed variance ever been granted for this parcel?	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO

If this application is signed by an agent on behalf of the Property Owner(s), this application MUST be accompanied by a notarized Limited Power of Attorney signed by the property owner (s), specifically authorizing the agent to act on the owner (s) behalf in signing this application. Failure of each owner, or their duly authorized agent, to sign, or failure to include the authority of the agent signed by the property owner, will result in an INVALID APPLICATION. **If additional space is needed for signatures, attach the Town of Huntersville Signature Addendum Form.**

### 4. Site Plan Submission Schedule

Density Averaging Plats must be reviewed by the Town of Huntersville Planning Department and approved by the Board of Adjustment. The [Board of Adjustment Submittal Deadlines and Meeting Schedule](#) can be found through the Planning Department website.

### 5. Reference Information

Please see the Town Website below for the following:

- [Town of Huntersville Impervious Applicability Map](#)
- [Town of Huntersville Fee Schedule](#)
- [Density Averaging Certificate Checklist](#)
- [Density Averaging Review Process](#)
- Town of Huntersville Zoning Ordinance Watershed Overlays
  - For Parcels in the Mountain Island Lake Watershed Overlay (MIL-O), See [Article 3.3.2](#)
  - For Parcels in the Lake Norman Watershed Overlay (LN-O), See [Article 3.3.3](#)

### Contact Information

<b>Town of Huntersville</b>	Phone:	704-875-7000
<b>Planning Department</b>	Fax:	704-992-5528
PO Box 664	Physical Address:	105 Gilead Road, Third Floor
Huntersville, NC 28070	Website:	<a href="https://www.huntersville.org/228/Planning-Department">https://www.huntersville.org/228/Planning-Department</a>

Date Received by Staff \_\_\_\_\_