

SITE CHARACTERISTICS

Location

The subject site is located on Pelham Road east of the City of Greenville approximately 5 miles from downtown Greenville. (see location map)

Size

The subject property contains 14.86 acres with 787 feet frontage on Pelham Road and having an average depth of 913 feet. The property is roughly rectangular shaped with the exception of the southern boundary which is irregular. The site is of adequate size to accomodate the proposed development.

Topography

The topography of a site is of particular concern, environmentally not only to the integrity of the site itself and adjacent properties but also to the ability of the land to support development activities.

The entire subject property is well suited for development. Generally, the topography ranges from a 1 to 5% slope throughout the site with the exception of the extreme rear portion which slopes an average of 7% to Rocky Creek.

Vegetation

Native vegetation on the site includes a relatively dense mixture of hardwood and pine with an understory of shrubs, briars and native grasses. Little or no open

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