CONCEPT PLAN APPLICATION

TOWN OF CHAPEL HILL
Planning Department
405 Martin Luther King Jr. Blvd
phone (919) 968-2728 *fax* (919) 969-2014
www.townofchapelhill.org

Parcel Identifier Number (PIN): 9788-48-5227 & 9788-48-4398 Date: 8 Mar 2016

Section A: Project Information

Project Name: Alpha Phi Sorority

Property Address: 219 East Rosemary Street & 205 Friendly Lane Zip Code: 27516

Existing Zoning District: R-6

Project Description: Expansion of existing 2-story house to form a new sorority house, and construction of associated amenities.

Section B: Applicant, Owner and/or Contract Purchaser Information

Applicant Information (to whom correspondence will be mailed)

Name: Dave Ballentine

Address: 221 Providence Road

City: Chapel Hill State: NC Zip Code: 27514

Phone: 919-929-0481 ext. 121 Email: davidb@bapa.eng.pro

The undersigned applicant hereby certifies that, to the best of his knowledge and belief, all information supplied with this application is true and accurate.

Signature: Date: 8 Mar 2016

Owner/Contract Purchaser Information:

☑ **Owner** ☐ **Contract Purchaser**

Name: Alpha Phi International Fraternity - Tonya Ryan

Address: 1930 Sherman Avenue

City: Evanston State: IL Zip Code: 60201

Phone: 847-316-8976 Email: tryan@alphaphi.org

The undersigned applicant hereby certifies that, to the best of his knowledge and belief, all information supplied with this application is t

Signature: DocuSigned by: C654DAE73EDB46A... Date: 3/7/2016

Section C: Project Information

Project Size (acres)	0.54	Square feet	23,358
Floor Area (permitted)		Proposal	
Proposed number of dwelling units		Units per Acre	
Existing Impervious Surface		Proposed Impervious Surface	

Please indicate which organization should receive this application for review

☐ Community Design Commission ☑ Historic District Commission ☐ Town Council

Section D: Submittal Requirements

The following must accompany your application. Failure to do so will result in your application being considered incomplete. For assistance with this application, please contact the Chapel Hill Planning Department (Planning) at (919)968-2728 or at planning@townofchapelhill.org. For detailed information, please refer to the Description of Detailed Information handout.

✓ **Application fee** (refer to fee schedule) Amount Paid $ 360.00

✓ **Pre-Application meeting –** with appropriate staff

✓ **Digital Files** - provide digital files of all plans and documents

✓ **Mailing list of owners of property within 1,000 feet perimeter of subject property** (see GIS notification tool)

✓ **Mailing fee for above mailing list** Amount Paid $ 109.60

✓ **Application Cover Sheet** (8 copies) (on top of application) 137 x $0.80

✓ **Statement of Compliance with Design Guidelines** (8 copies)

✓ **Statement of Compliance with Comprehensive Plan** (8 copies)

✓ **Digital Photographs of site and surrounding properties** (8 copies)

✓ **Developer's Program:**

A brief written statement of the development program, including developer's goals and objectives. The development program should be based on the constraints of the site as identified by the site analysis and include marketing objective of the developer. This preliminary development program will help evaluate the conceptual plan for the site, while also determining traffic impact and demand on community facilities and infrastructure.

✓ **Reduced Site Plan Set (reduced to 8.5"x11")**

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Plan Sets (10 copies to be submitted no larger than 24”x36”)

Plans should be legible and clearly drawn. All plan sets sheets should include the following:

- Project Name
- Legend
- Labels
- North Arrow (North oriented toward top of page)
- Property Boundaries with bearing and distances
- Scale (engineering), denoted graphically and numerically
- Setbacks
- Streams, RCD Boundary, Jordan Riparian Buffer Boundary, Floodplain, and Wetland Boundaries, where applicable

Area Map

a) Project name, applicant, contact information, location, PIN, & legend
b) Dedicated open space, parks, and greenways
c) Overlay Districts, if applicable
d) Property lines, zoning district boundaries, land uses, project names of site and surrounding properties, significant buildings, corporate limit lines
e) Existing roads (public & private), rights-of-way, sidewalks, driveways, vehicle parking areas, bicycle parking, handicapped parking, street names
f) 1,000 foot notification boundary

Existing Conditions Plan

a) Slopes, soils, environmental constraints, existing vegetation, and any existing land features
b) Location of all existing structures and uses
c) Existing property line and right-of-way lines
d) Existing utilities & easements including location & sizes of water, sewer, electrical, & drainage lines
e) Existing topography at minimum 2-foot intervals and finished grade
f) Natural drainage features & water bodies, floodways, floodplain, RCD, Jordan Buffers & Watershed boundaries

Proposed Plan

a) General location of proposed structures
b) Parking areas
c) Open spaces and landscaped areas
d) Conceptual recreation areas
e) Conceptual building masses
f) Conceptual utility locations (optional)
g) Conceptual grading plan (optional)

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