

Project:

**Tarheel Lodging
Redevelopment**
Chapel Hill, North Carolina

Developer:

**Tarheel Lodging, LLC
and
Unicorn Group
Fifteen, LLC**

6110 Falconbridge Rd. ste. 200
Chapel Hill, North Carolina 27517

Sheet Title:

**Design
Alternates
1 & 2**

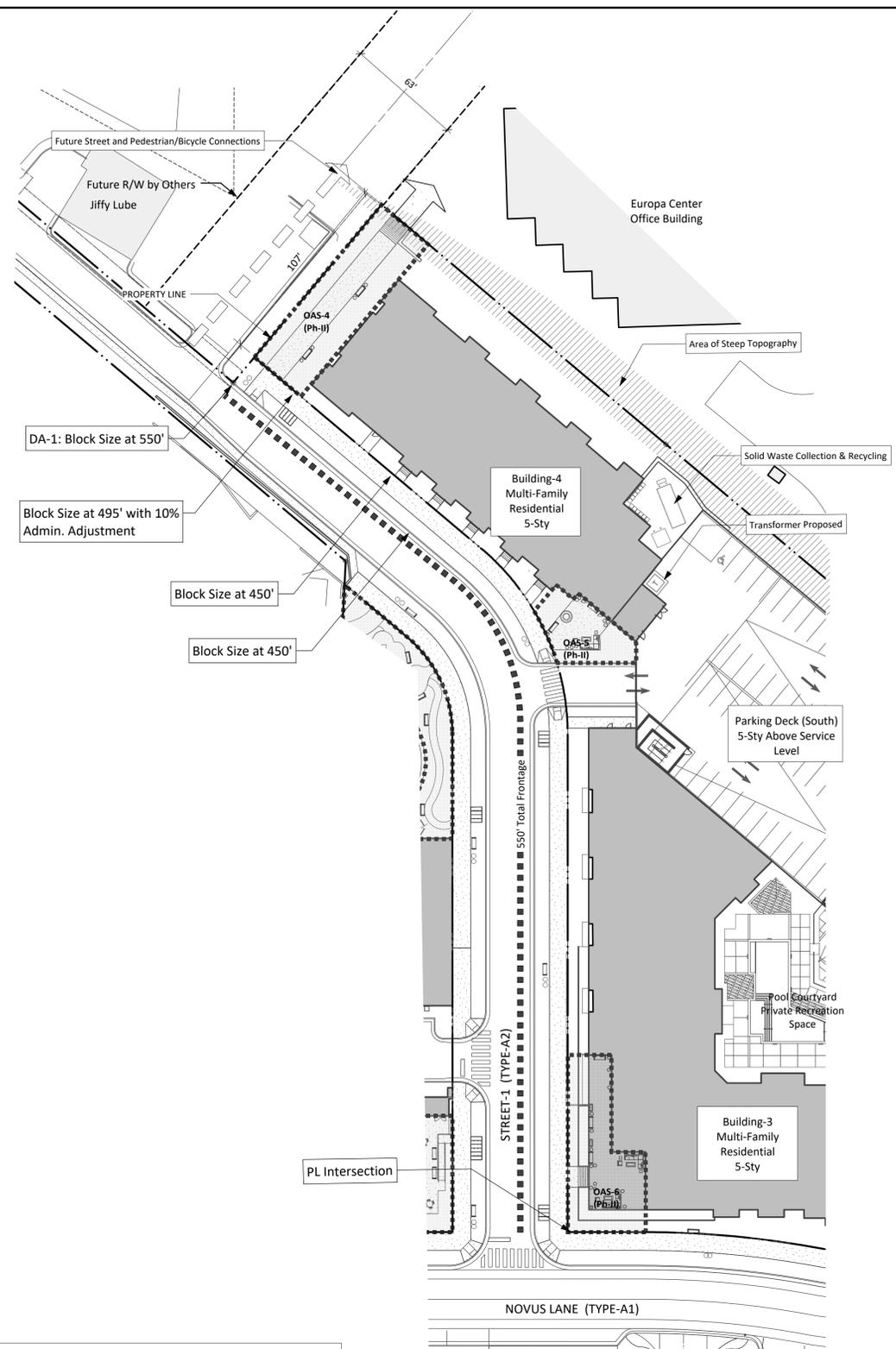
No. Date: Issue Notes:

**NOT FOR
CONSTRUCTION**

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Scale:
as shown
Date:
July 20, 2018
Drawn By:
STM
Drawing No.:
na

CS7301
of



1 DA-1 BLOCK LENGTH
1" = 40'-0"

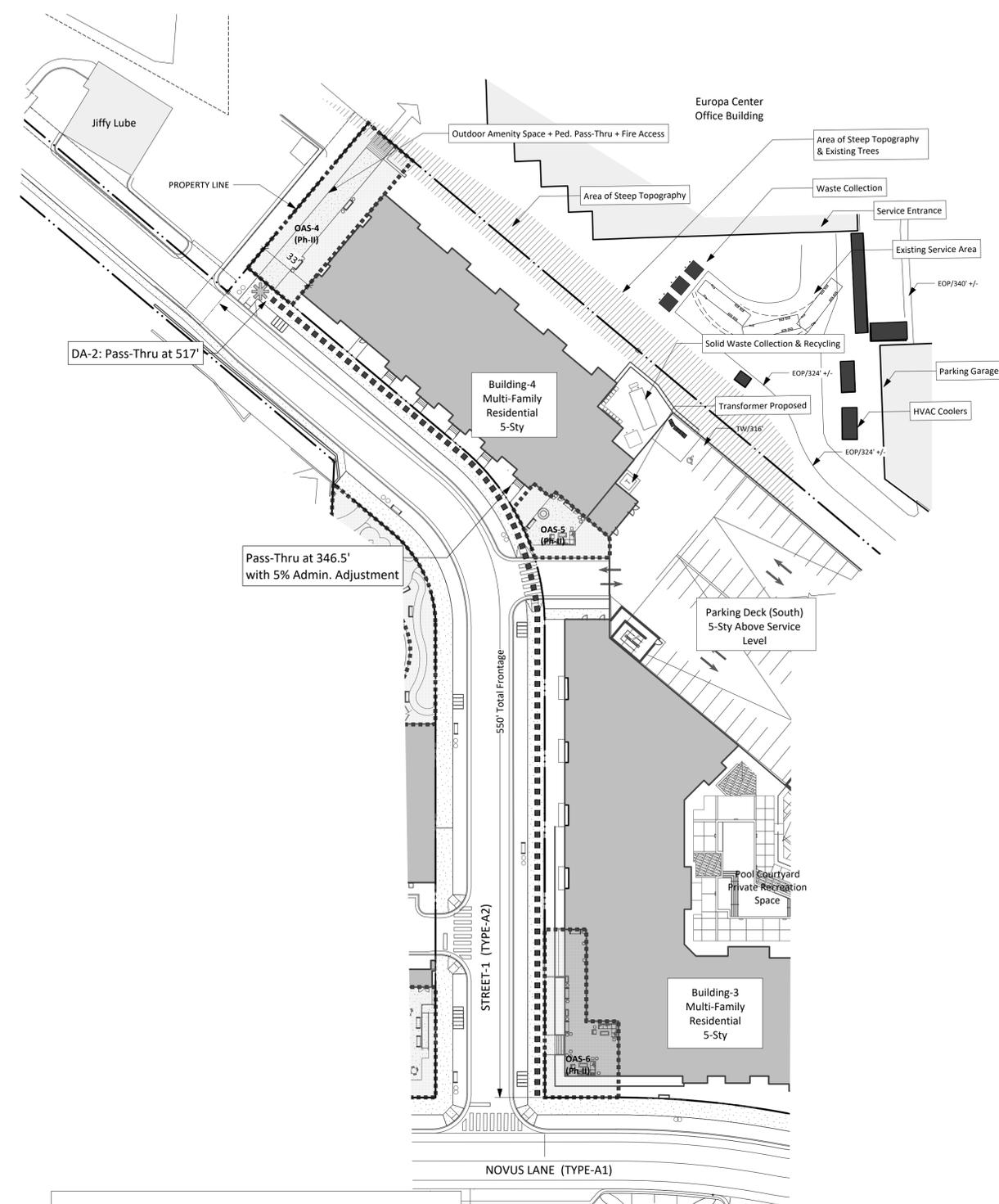


DESIGN ALTERNATE-1. Increase Maximum Block Length to 550'
FBC Requirement:
Sect. 3.11.2.4 Block Parameters
Maximum Block Length 450'
(495' with 10% Admin. Adjustment)

Site Constraints:
i - Existing Vegetated Buffer
ii - Steep Slopes
iii - Unusual Site Configuration and Adjoining Parcel Use and Permanence/Intensity

Design Alternative-1:
Increase Block Length to 550' to Align with North Facade of Europa Center

Mitigating Factors:
1. Maximize Future Connection Opportunities,
2. Minimize Slope of Street for Future Connection,
3. Minimize Impact to Steep Slopes and Existing Tree Buffer



2 DA-2 PASS-THRU
1" = 40'-0"



DESIGN ALTERNATE-2. Increase Maximum Pass-Thru Spacing to 530'
FBC Requirement:
Sect. 3.11.2.4 Lot Parameters-D
Maximum Pass-Through Spacing 330' (346.5' with 5% Admin. Adjustment)

Site Constraints:
i - Existing Vegetated Buffer
ii - Steep Slopes
iii - Unusual Site Configuration and Adjoining Parcel Use and Permanence/Intensity

Design Alternative-2:
Increase Pass-Through Spacing to 517' Align with Future Street

Mitigating Factors:
1. Maximize Future Connection Opportunities,
2. Avoid Uninviting Service Area,
3. Minimize ADA Access Grades,
4. Minimize Impact to Steep Slopes and Existing Tree Buffer