

TARHEEL LODGING REDEVELOPMENT

Certificate of Appropriateness and Design Alternatives

PIN # 9799368876, 9799460556, 9799461879



JDAVIS >

RBAGROUP
ARCHITECTURE
INTERIORS

Pennoni

COMMUNITY DESIGN COMMISSION

August 27, 2018

Revised November 27, 2018

SCOTT MURRAY
LAND PLANNING, INC.

PowerPoint Presentation

ATMA
HOTEL GROUP, INC.

DESIGN MODIFICATIONS FROM CDC and STAFF REVIEW

- TRU Architecture and Materials Providing Contextual Architecture
- TRU Fin and Signage for Stronger Corner Statement
- Type A-3 Streets with Parallel Parking Providing Better Access to Visitors
- Shift Building-3 Towards Novus Lane for Enhanced Streetscape
- Pedestrian Pass-thru at Mid-block and North End Building-4 for Connectivity
- Enhanced Public Access via Additional Steps & Wider Steps to OAS 2 & 6
- OAS-4 Curvilinear Walkway for a More Aesthetic Outdoor Amenity Space
- Larger Outdoor Amenity Spaces at Ramp
- Addition of Dog-Park



PP-1.4a

August 13, 2018



7 BRICK
DING

CONCRETE DRIVE

ASPHALT DRIVE

2.36'

PP-1.4f



Europa Service Area

Building-4

Advance Auto

1 STORY BRICK BUILDING

OAS-3b Dog Park

OAS-5 Gathering

5' Pedestrian Walk-Thru

Parking Deck

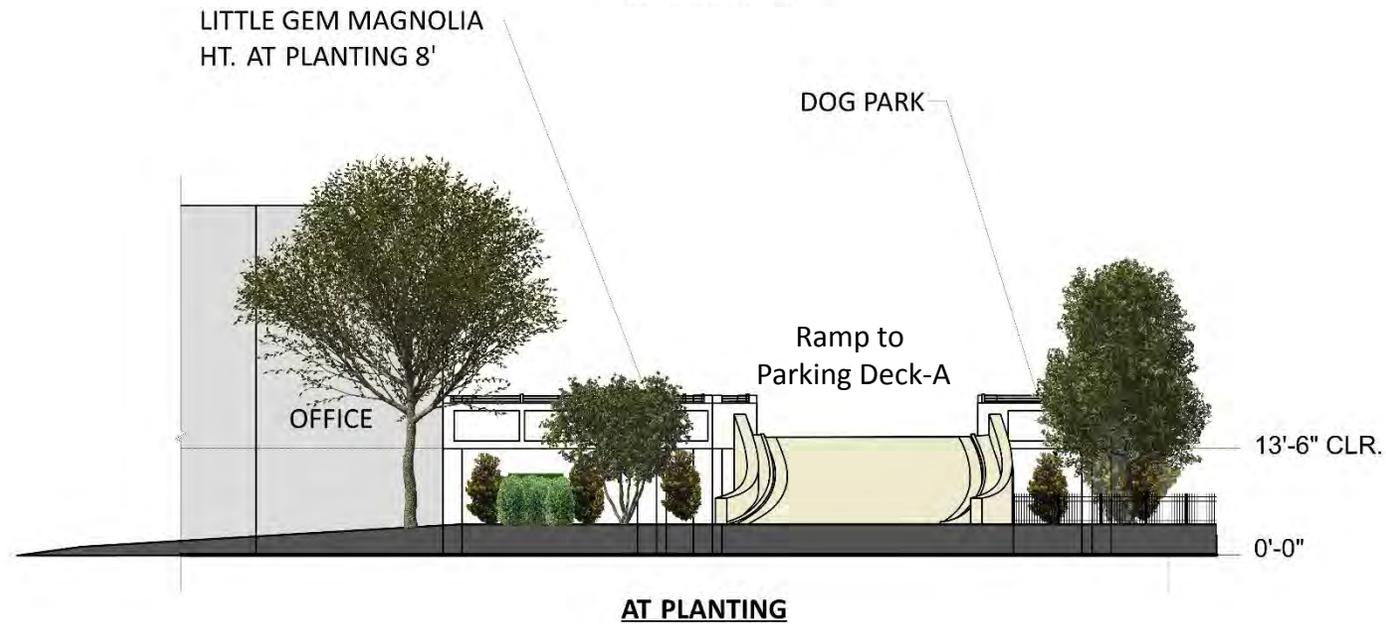
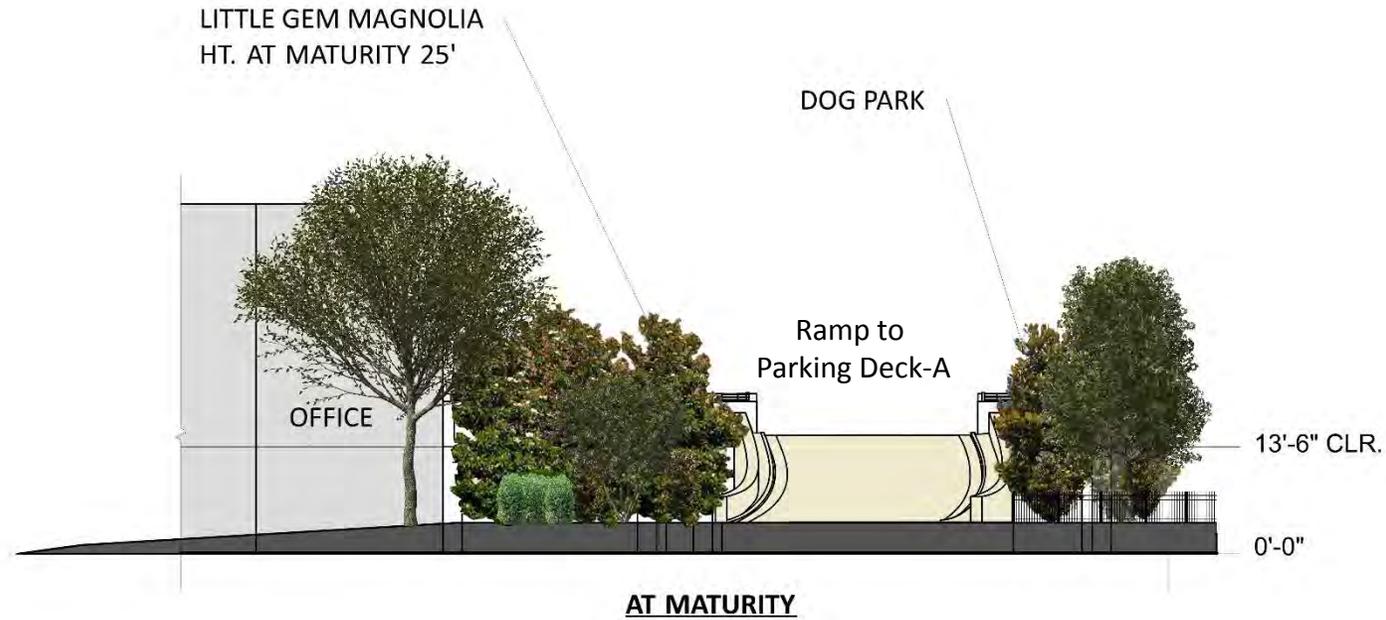
OAS-3a Play Park

Building-3

Parking Deck-A

PP-1.4b

November 25, 2018



PP-1.4c

November 25, 2018

New Slide



AT MATURITY



AT PLANTING

PP-1.4d



Advance Auto

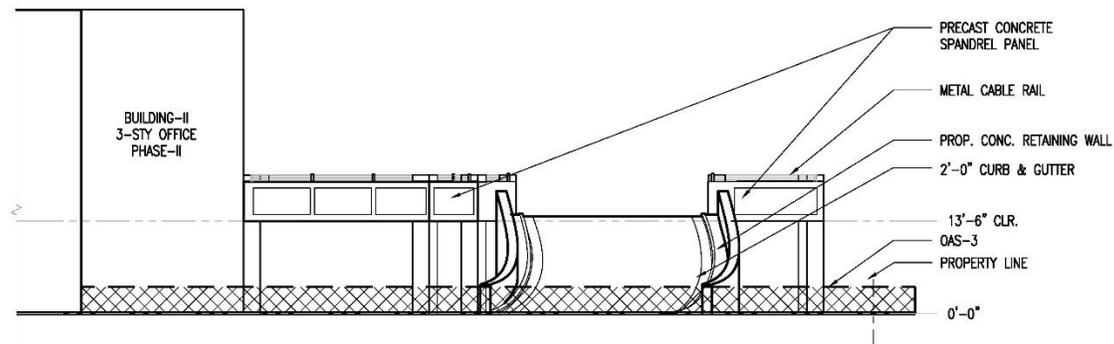
Proposed Winter View from Fordham Service Drive



Advance Auto

Existing View from Fordham Service Drive

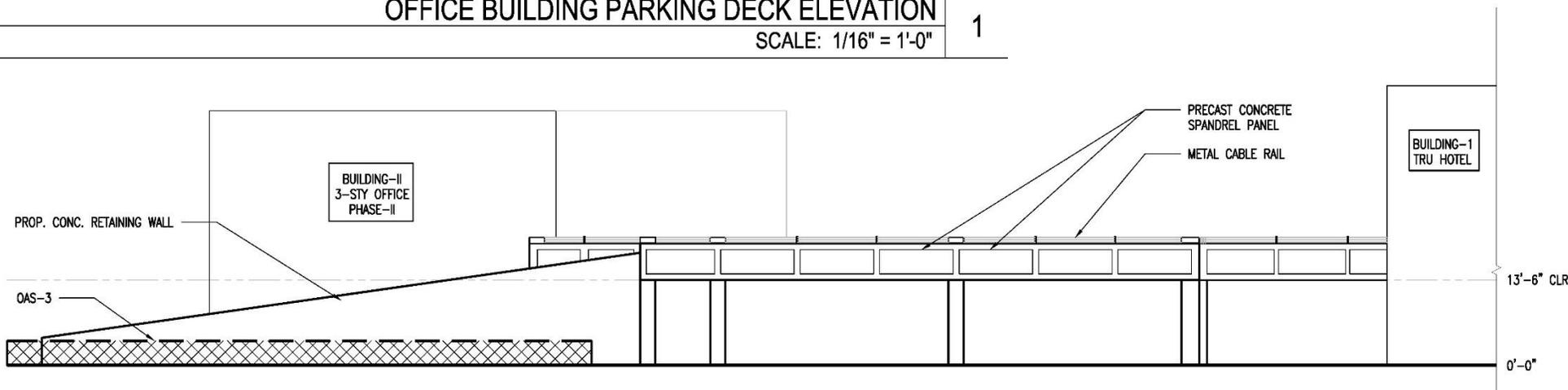
PP-1.4e



OFFICE BUILDING PARKING DECK ELEVATION

SCALE: 1/16" = 1'-0"

1

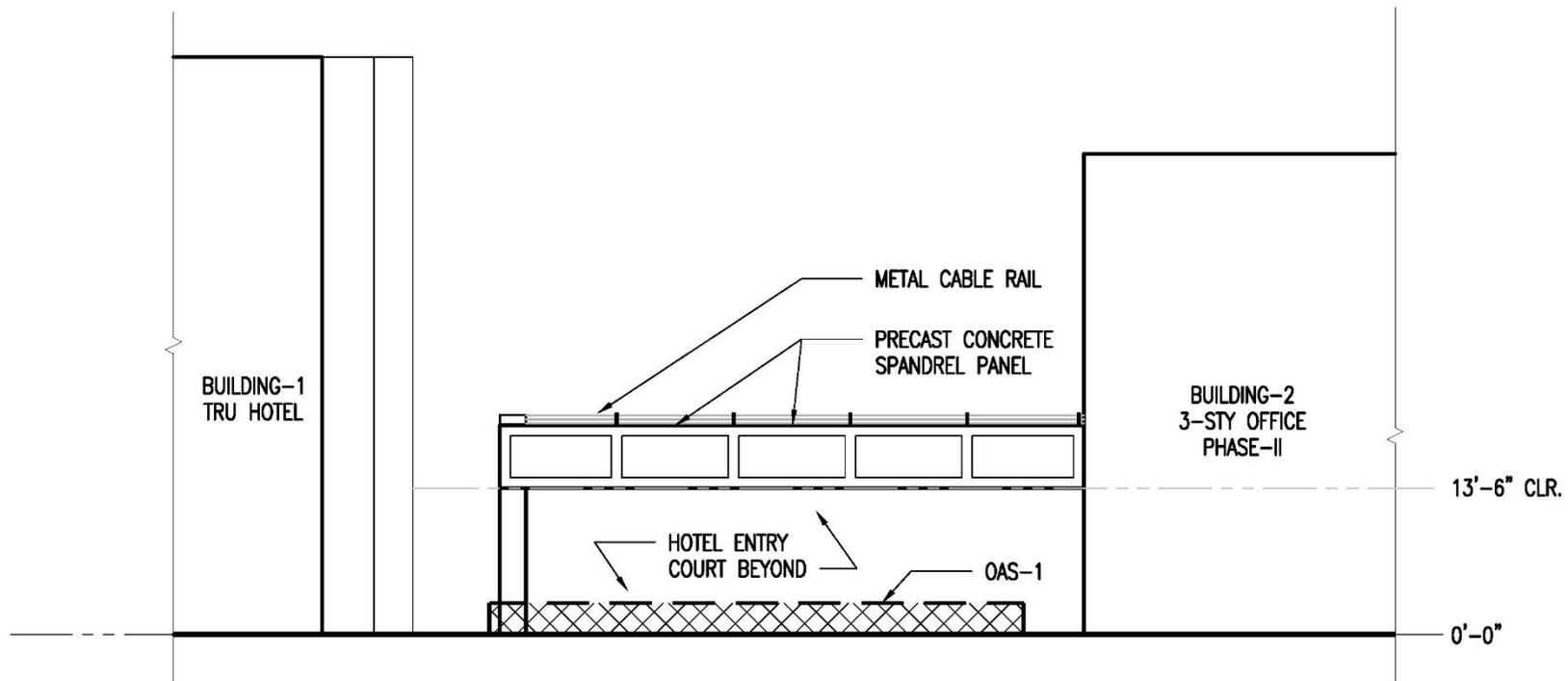


OFFICE BUILDING PARKING DECK ELEVATION

SCALE: 1/16" = 1'-0"

2

November 25, 2018



OFFICE BUILDING PARKING DECK ELEVATION	3
SCALE: 1/16" = 1'-0"	

November 25, 2018

TRU by Hilton – Phase I

Elevations, Materials and Design Alternatives 7-13



August 13, 2018



TARHEEL LODGING REDEVELOPMENT

Atma Hotel Group



TARHEEL LODGING REDEVELOPMENT **Atma Hotel Group**

Office – Phase-II

Elevations & Materials



Building 2 – Elevation 1 – Novus Lane



Building 2 – Elevation 2 – Street 2





Building 2 – Elevation 1 – Novus Lane

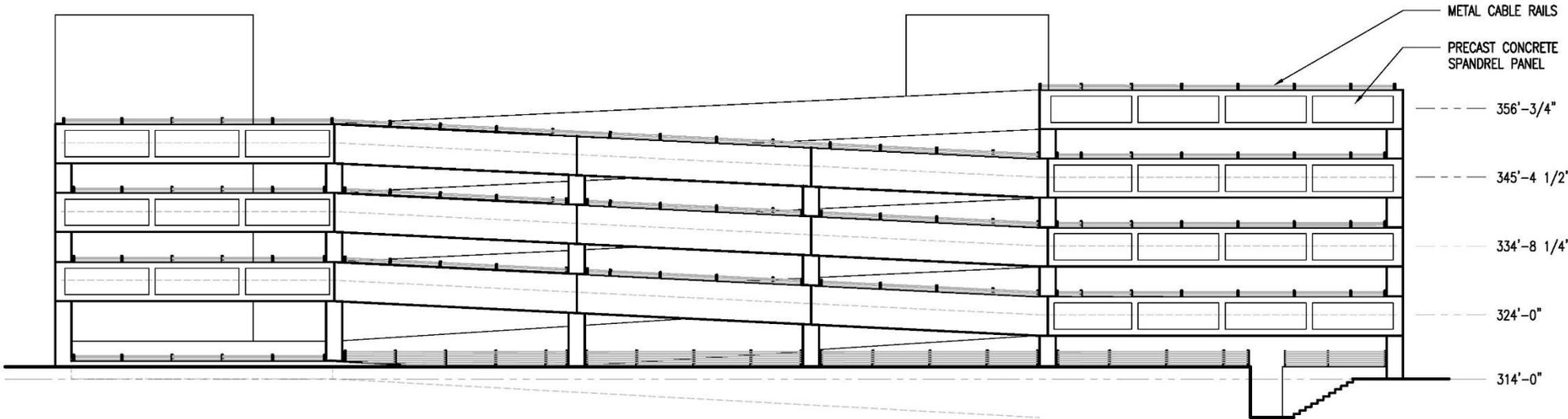


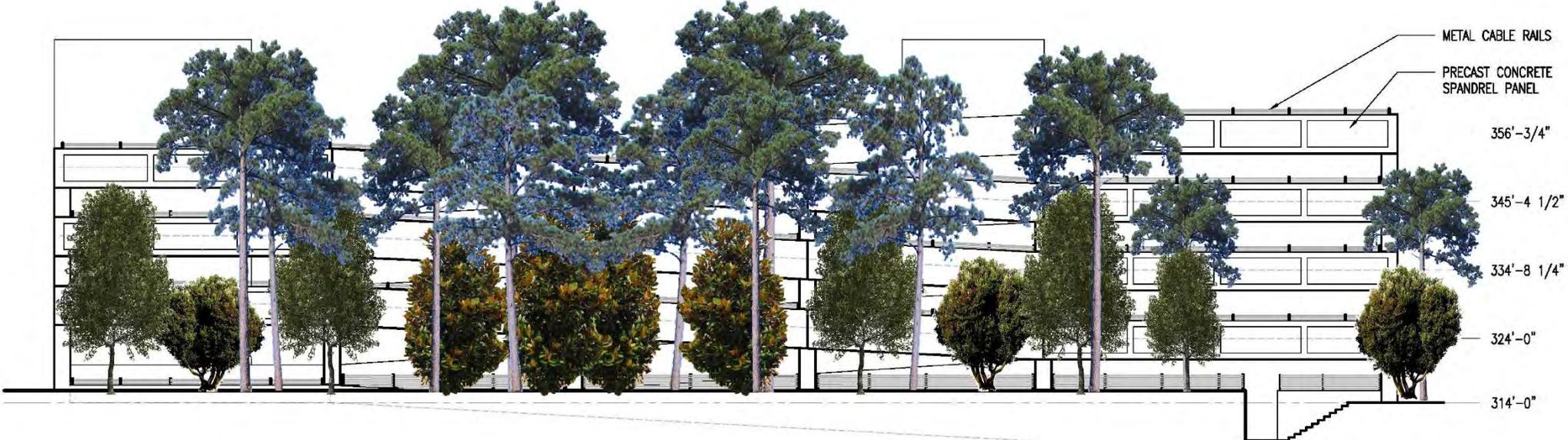
Building 2 – Elevation 2 – Street 2





FROMM '13

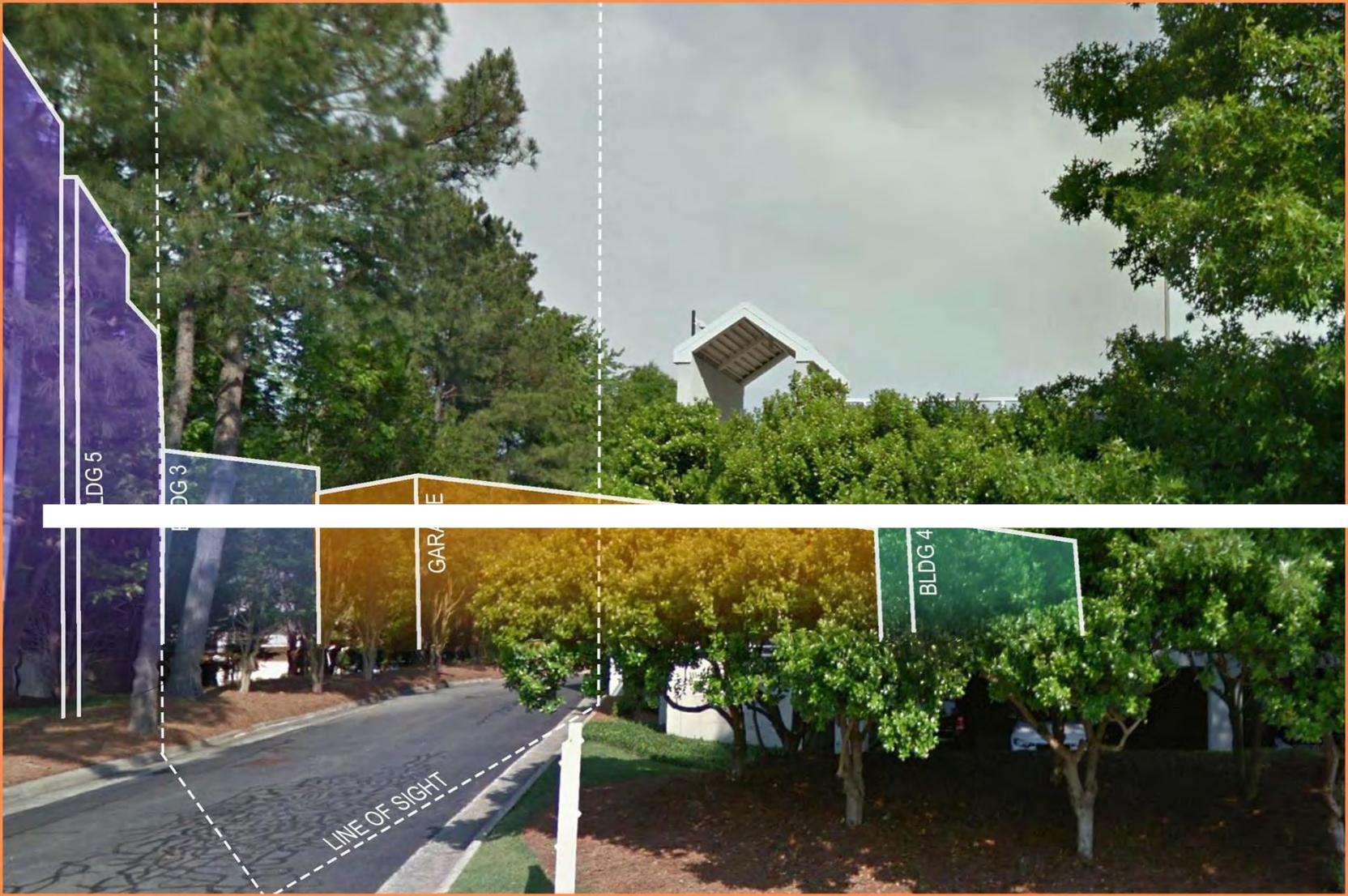




AT MATURITY



AT PLANTING



Site Key



Site Massing Perspective | NTS



Proposed View from Legion Rd.



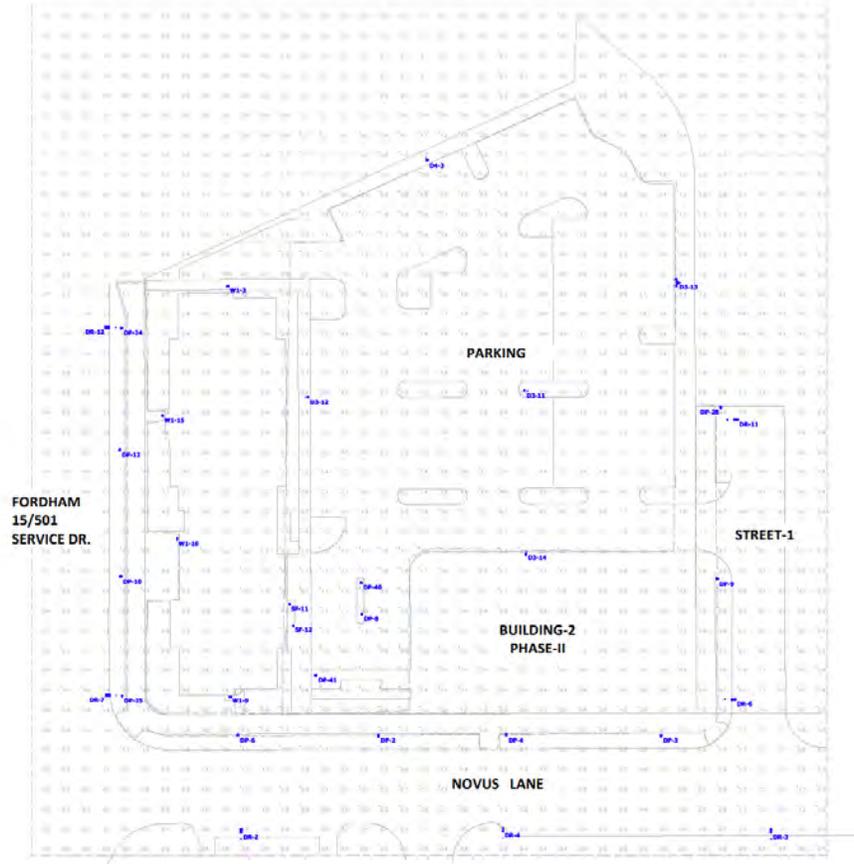
Existing View from Legion Rd.

Statistic	Symbol	Symbol	Aug.	Max	Min	Max/Min	Aug/Min
Calc. Zone Pk-1	+	1.0%	16.6%	0.6%	N/A	N/A	N/A
Calc. Zone Pk-2	+	0.5%	11.4%	0.5%	N/A	N/A	N/A
Wind Storming	-	1.5%	4.3%	0.5%	8.6%	2.6%	2.6%
70.1 Storming	-	1.5%	2.4%	0.5%	15.6%	2.6%	2.6%

Symbol	Label	QTY	Calling Number	Description	Lamp	Number of Lamps	Lumens per Lamp	L.F.	Wattage
DR	7	ATRO 208 LED 815 3000K R3	ATRO SERIES 70W LED 1000MA TYPE 7	208 40 LED ARRAY	LED	1	6264	0.85	72
DP	13	ARC50000LEDU31	LED POINT TOP TYPE 10 NO CAGE	6 LED UNIT, 5000CT, 3000K	LED	6	599	0.85	57.4
D3	4	GAN-4E-04-LED-U-T3R	GALILEO LED AREA AND ROADWAY LUMINAIRE (0.75 CRI, 4000K, 14	LIGHT SQUARE WITH 16 LEDS EACH AND 7.5" H. HOUSING OPTICAL RESOLUTION PROPERTIES IS BASED ON CALIBRATION FACTORS CREATED USING LAB LUMEN STANDARDS IN CONFORMANCE WITH TEST DISTANCE OF 38.75 FEET	LED	64	530	0.85	233
D4	1	GAN-4E-04-LED-U-T4W	GALILEO LED AREA AND ROADWAY LUMINAIRE (0.75 CRI, 4000K, 14	LIGHT SQUARE WITH 16 LEDS EACH AND 7.5" H. HOUSING OPTICAL RESOLUTION PROPERTIES IS BASED ON CALIBRATION FACTORS CREATED USING LAB LUMEN STANDARDS IN CONFORMANCE WITH TEST DISTANCE OF 38.75 FEET	LED	64	521	0.85	233
D33	6	GAN-4E-04-LED-U-T3R	GALILEO LED AREA AND ROADWAY LUMINAIRE (0.75 CRI, 4000K, 14	LIGHT SQUARE WITH 16 LEDS EACH AND 7.5" H. HOUSING OPTICAL RESOLUTION PROPERTIES IS BASED ON CALIBRATION FACTORS CREATED USING LAB LUMEN STANDARDS IN CONFORMANCE WITH TEST DISTANCE OF 38.75 FEET	LED	64	530	0.85	426
W1	4	WST LED P7 40K W8 INCLT	WST LED, Performance package 3, 4000 K, usual ambient white, INCLT	LED	1	6609	0.85	50	
P1	0	AS1 242RT 5A3 H5	ARCHITECTURAL, ANTI-MOUNTED CUTOFF LUMINAIRE WITH 58V FLUORESCENT, BLACK INTERNAL, HOUSE SIDE SHIELD, PRESETS THE NIGHTTIME FRIENDLY OUTSIDE	LED	1	3200	0.85	48	
SF	2	L44-13401-G24-H400F-CL	INDY 4" DIA. 1-LED 1300MA 4K 80 CRI, ADJUSTABLE, INCLT LIGHT W/ CLEAR HOUSING, LUMEN RATING = 1000LM, ALUM LUMEN CONE (CL), MULTI-FACETED CLEAR SPECULAR FLUOR REFLECTOR & LIGHTLY PROTECTED PLASTIC DIFFUSING LENS	LED	1	804	1	13.0	
B	0	77237		LED	1	136	1	3	
SC	0	OLURU	OUTDOOR LED WALL UPLIGHT AND DOWNLIGHT CYLINDER WITH 4000K LEDS AND POLYCARBONATE LENSES	LED	1	491	1	14.3	
P2	0	AS1 242RT 5A3 H5	ARCHITECTURAL, ANTI-MOUNTED CUTOFF LUMINAIRE WITH 58V FLUORESCENT, BLACK INTERNAL, HOUSE SIDE SHIELD, PRESETS THE NIGHTTIME FRIENDLY OUTSIDE	LED	2	3200	0.85	88	

No.	Label	X	Y	Height	Beam Diameter	Beam	X	Y	Angle	
3	D4	214.70	940.80	28.00	28.00	149.68	0.00	214.87	940.72	0.00
11	D3	183.80	926.50	28.00	28.00	271.66	0.00	185.05	926.54	0.00
12	D3	179.20	926.50	28.00	28.00	265.00	0.00	179.95	926.50	0.00
13	D3	171.00	926.50	28.00	28.00	270.00	0.00	181.58	926.50	0.00
14	D3	114.50	920.40	28.00	28.00	4.54	0.00	114.40	920.40	0.00
2	DP	128.50	913.40	12.00	12.00	0.00	0.00	128.40	913.30	0.00
3	DP	96.48	912.55	12.00	12.00	0.00	0.00	96.48	912.55	0.00
4	DP	174.20	912.74	12.00	12.00	0.00	0.00	174.30	912.74	0.00
6	DP	209.20	912.61	12.00	12.00	0.00	0.00	209.24	912.61	0.00
8	DP	147.00	917.89	12.00	12.00	272.60	0.00	147.00	917.89	0.00
9	DP	148.20	917.50	12.00	12.00	272.60	0.00	148.20	917.50	0.00
10	DP	198.20	917.78	12.00	12.00	89.90	0.00	198.14	917.80	0.00
12	DP	198.70	926.65	12.00	12.00	88.81	0.00	198.74	926.65	0.00
24	DP	140.70	928.22	12.00	12.00	91.08	0.00	140.74	928.21	0.00
25	DP	187.51	912.55	12.00	12.00	88.51	0.00	187.53	912.55	0.00
26	DP	96.50	917.60	12.00	12.00	270.00	0.00	96.50	917.60	0.00
40	DP	147.70	919.60	12.00	12.00	0.00	0.00	147.70	919.60	0.00
41	DP	170.00	914.00	12.00	12.00	99.46	0.00	170.00	914.00	0.00
2	DR	107.00	906.00	20.00	20.00	0.00	0.00	107.00	906.00	0.00
3	DR	110.00	906.00	20.00	20.00	384.21	0.00	110.00	906.00	0.00
4	DR	176.00	906.00	20.00	20.00	399.51	0.00	176.00	906.00	0.00
5	DR	144.00	912.70	20.00	20.00	90.90	0.00	144.00	912.70	0.00
7	DR	170.44	912.70	20.00	20.00	270.32	0.00	170.44	912.70	0.00
11	DR	143.04	927.88	20.00	20.00	30.00	0.00	143.04	927.88	0.00
12	DR	170.64	928.51	20.00	20.00	270.00	0.00	170.64	928.51	0.00
13	SF	283.40	9178.70	12.00	12.00	0.00	0.00	283.40	9178.70	0.00
12	SF	180.00	9168.00	12.00	12.00	0.00	0.00	180.00	9168.00	0.00
9	W1	214.20	929.00	18.00	18.00	2.16	0.00	214.30	929.10	0.00
9	W1	113.10	912.20	18.00	18.00	184.57	0.00	113.10	912.20	0.00
13	W1	147.10	9274.10	18.00	18.00	345.18	0.00	147.10	9274.10	0.00
16	W1	129.90	9211.70	18.00	18.00	270.00	0.00	129.90	9211.70	0.00

MH = MOUNTING HEIGHTS



Plan View
Scale: 1" = 30'

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 252-213-5901 / 434-689-2575 (fax)
 www.mrlandpln.com
 smurray@scottmurray.com

Tarheel Lodging Redevelopment

Developer:
Tarheel Lodging, LLC and Unicorn Group Fifteen, LLC
 6110 Fallowfield Rd, Ste. 300
 Chapel Hill, NC 27517

Sheet Title:
Lighting Plan Phase-I

No. Date: Issue Number:

Design Firm:
 Scott Murray Land Planning, Inc.
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Scale:
 1" = 30'-0"

Date:
 Oct. 13, 2018

Drawn & Checked by:
 STM

Reviewed by:
 of

CS2401

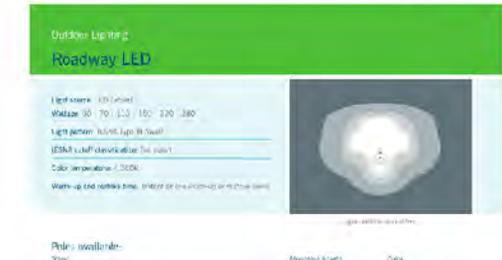


Outdoor Lighting
Roadway LED

The Roadway LED is a premium street lighting fixture. It is made from long-lasting, low-maintenance materials. The energy-efficient design means the light fixture is a smart choice for any roadway application. It is designed to be installed in a variety of applications. It is made from long-lasting materials and is designed to be installed in a variety of applications. It is made from long-lasting materials and is designed to be installed in a variety of applications.

LED Light Type (lumens)	50 70 110 150 200 280 watts
Mounting heights	15', 20', 24', 30', 35'
Colors	Black Bronze Grey Green
Notes	Style A, C Wood

For more information, visit www.dukeenergy.com/lighting or call 1-800-345-3453.



Outdoor Lighting
Roadway LED

Light source: LED (lumens)
Voltage: 50 | 70 | 110 | 150 | 200 | 280
Light pattern: 150° beam
LEDs: 100% LED
Color temperature: 3000K
Warm-up and cool-down time: Instant on and off



Notes available:	Mounting height	Color
Street	15', 20', 24', 30', 35'	Black Bronze Grey Green
Wood	25', 30', 35'	Wood

Features	Benefits
LED technology	Lower power consumption
Low maintenance	Longer life span
Energy efficient	Reduces energy costs
Instant on/off	Reduces energy costs
Wide beam	Illuminates a large area
Low maintenance	Reduces energy costs
Instant on/off	Reduces energy costs
Wide beam	Illuminates a large area
Low maintenance	Reduces energy costs
Instant on/off	Reduces energy costs
Wide beam	Illuminates a large area

Fixture-DR



Outdoor Lighting
Mini Bell LED

The Mini Bell LED is a premium street lighting fixture. It is made from long-lasting, low-maintenance materials. The energy-efficient design means the light fixture is a smart choice for any roadway application. It is designed to be installed in a variety of applications. It is made from long-lasting materials and is designed to be installed in a variety of applications.

LED Light Type (lumens)	50 watts
Mounting height	12' - 17' (pole & pole only)
Colors	Black Green
Notes	Style A, B, C, D, E, F
Applications	Highways Tunnels

For more information, visit www.dukeenergy.com/lighting or call 1-800-345-3453.



Outdoor Lighting
Mini Bell LED

Light source: LED (lumens)
Voltage: 50
Light pattern: 150° beam
LEDs: 100% LED
Color temperature: 3000K
Warm-up and cool-down time: Instant on and off



Notes available:	Mounting height	Color
Street	12' 17' (pole & pole only)	Black Green

Features	Benefits
LED technology	Lower power consumption
Low maintenance	Longer life span
Energy efficient	Reduces energy costs
Instant on/off	Reduces energy costs
Wide beam	Illuminates a large area
Low maintenance	Reduces energy costs
Instant on/off	Reduces energy costs
Wide beam	Illuminates a large area
Low maintenance	Reduces energy costs
Instant on/off	Reduces energy costs
Wide beam	Illuminates a large area

Fixture-DP

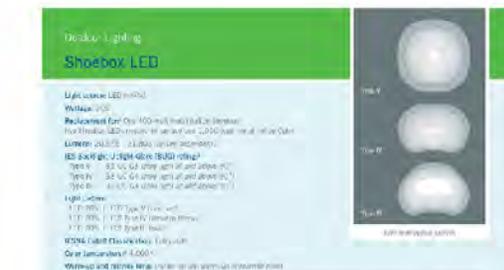


Outdoor Lighting
Shoobox LED

The Shoobox LED is a premium street lighting fixture. It is made from long-lasting, low-maintenance materials. The energy-efficient design means the light fixture is a smart choice for any roadway application. It is designed to be installed in a variety of applications. It is made from long-lasting materials and is designed to be installed in a variety of applications.

LED Light Type (lumens)	50 watts
Mounting heights	15', 20'
Colors	Black Bronze
Notes	F-10000 Decorative (pole & pole)
Applications	Highways

For more information, visit www.dukeenergy.com/lighting or call 1-800-345-3453.



Outdoor Lighting
Shoobox LED

Light source: LED (lumens)
Voltage: 50
Light pattern: 150° beam
LEDs: 100% LED
Color temperature: 3000K
Warm-up and cool-down time: Instant on and off



Notes available:	Mounting height	Color
Street	15', 20'	Black Bronze

Features	Benefits
LED technology	Lower power consumption
Low maintenance	Longer life span
Energy efficient	Reduces energy costs
Instant on/off	Reduces energy costs
Wide beam	Illuminates a large area
Low maintenance	Reduces energy costs
Instant on/off	Reduces energy costs
Wide beam	Illuminates a large area
Low maintenance	Reduces energy costs
Instant on/off	Reduces energy costs
Wide beam	Illuminates a large area

Fixture-D3, D4 & D33

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Tarheel Lodging Redevelopment

Developer: **Tarheel Lodging, LLC and Unicorn Group Fifteen, LLC**
 6110 Falmouth Rd., Ste. 200
 Chapel Hill, NC 27517

Sheet Title: **Lighting Details**

No.	Date	Issue/Notes

Revision: **CS2403**

Date: **Oct 13, 2018**

Drawn & Checked by: **SEM**

Scale: **1" = 1'-0"**

of

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