



SHAW DESIGN ASSOCIATES, P.A.

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DEVELOPER'S PROGRAM & COMPLIANCE STATEMENTS

New Life Fellowship Church

November 17, 2010

DEVELOPER'S PROGRAM:

The New Life Fellowship Church originally submitted and had approved a Concept Plan Application in 2005. The DOT's Sage Rd. extension plans moved the new road 25' into the parcel (PIN #9890-32-9028) and forced a complete project redesign.

The growing congregation of the New Life Fellowship Church currently worships in a rented facility. They wish to create a permanent Weaver Dairy Rd. campus facility to be built in phases:

- Phase 1 – Fellowship Hall & Classroom Building, to serve initially as the main church facility and used for services until the sanctuary portion is constructed
- Phase 2 – Sanctuary (300 person capacity), suitable not only for worship services but for weddings and concerts
- Phase 3 – Gymnasium and Multi-Purpose Building, with a kitchen, meeting rooms, and office

Each phase will provide appropriate parking and will be in keeping with the ecological concepts of Chapel Hill. In order to complete the three phases, the church is also requesting a rezoning designation from R-2 to R-3. This would enable the church to have the additional square footage necessary to build a gymnasium which would serve its members as well as the surrounding community.

New Life Fellowship believes that the conceptual plans faithfully comply with the constraints of the site with concerns of Chapel Hill toward traffic impact (main use, Saturdays, 9am-1pm). A waiver of the requirement to conduct a traffic impact analysis was granted to the project in 2005.

STATEMENT OF COMPLIANCE WITH DESIGN GUIDELINES:

The proposed site plan for the New Life Fellowship Church has been designed by a licensed civil engineer familiar with the Town of Chapel Hill guidelines. It complies with all of the Town's design guidelines; stormwater management, landscaping and tree protection, access and circulation through the parcel, parking, lighting, utilities, and solid waste management have all been considered in this redesign.



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STATEMENT OF COMPLIANCE WITH COMPREHENSIVE PLAN:

The New Life Fellowship Church campus buildings are planned to fit in with and service its residential neighbors while keeping with the overall look and feel of the Town. The buildings are appropriately scaled in size and height.

The new campus will provide community meeting, recreation, gathering, and parking facilities. With the newly planned bus stops in the immediate area, church parking lots can be used by surrounding residents as a park-and-ride lot during the work week.

The church buildings and parking will be nestled within the parcel interior as much as possible and retain many of the existing trees. The buildings will be designed to be energy efficient and sensitive to the surrounding environment.