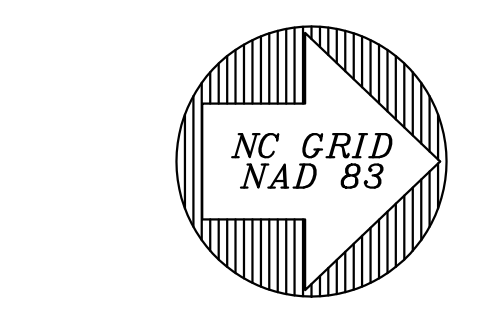


SITE DATA TABLE	
PROJECT NAME:	GLEN LENNOX - PHASE 1
PROPERTY PIN NUMBER:	9798268547
PROPERTY LOCATION:	TOWN OF CHAPEL HILL 4601 PARK ROAD, SUITE 450 CHARLOTTE, NC 28209
CURRENT LAND OWNER:	GLEN LENNOX APARTMENTS, LLC (DCD 80) OVERLAY
PROPERTY ZONING:	R-3 WITH NEIGHBORHOOD CONSERVATION DISTRICT
SETBACKS: (FROM BACK OF CURB)	GLEN LENNOX = 18' FLEMINGTON = 18' & 24' HAYES = 24'
EXISTING USE:	RESIDENTIAL
PROPOSED USE:	RESIDENTIAL
PROPOSED APARTMENT LOT SIZE (7A):	4.44 AC.
PROPOSED OFFICE LOT SIZE (7B):	1.15 AC.
TOTAL GROSS S.F.:	APARTMENT BUILDING = 238,070 S.F. PARKING DECK = 135,540 S.F. CLUBHOUSE = 7,387 S.F.
BUILDING ADDRESSES: (LOT 7A)	APARTMENT BUILDING: 411 FLEMINGTON ROAD CLUBHOUSE: 100 BRANDON ROAD POOL: 150 BRANDON ROAD
TOTAL APARTMENT UNITS:	215
EXISTING IMPERVIOUS SURFACE AREA DEMOLITION (PHASE 1):	114,944 S.F.
PROPOSED IMPERVIOUS SURFACE AREA (PHASE 1):	224,000 S.F.*
IMPERVIOUS SURFACE AREA INCREASE (PHASE 1):	*INCLUDES IMPERVIOUS ALLOWANCE 109,056 S.F.
VEHICULAR PARKING SUMMARY:	REQUIRED: 1.25 DU = 1.25 X 215 DU = 269 SPACES TOTAL REQUIRED: 269 SPACES PROVIDED: PARKING DECK: RESIDENTS = 336 PARKING DECK: VISITORS = 100 SURFACE PARKING: HUD = 9 TOTAL PROVIDED: 445 SPACES INCLUDED IN TOTAL ABOVE:
ACCESSIBLE PARKING SUMMARY:	REQUIRED: 9 SPACES TOTAL REQUIRED: 9 SPACES PROVIDED: 11 SPACES (INCLUDES 2 HUD), INCLUDED IN TOTAL ABOVE
APARTMENTS BICYCLE PARKING SUMMARY:	REQUIRED: 1/4 DU = 54 SPACES 90% CLASS I 10% CLASS II TOTAL REQUIRED: CLASS I = 49 SPACES CLASS II = 5 SPACES PROVIDED: PARKING DECK: CLASS I = 28 OUTSIDE RACKS: CLASS II = 8 TOTAL PROVIDED: CLASS I = 53 SPACES CLASS II = 8 SPACES
CLUBHOUSE (RESIDENTIAL SUPPORT FACILITY) BICYCLE PARKING SUMMARY:	REQUIRED: 4 + (700SF)/2 = 8 SPACES 90% CLASS I 10% CLASS II TOTAL REQUIRED: CLASS I = 7 SPACES CLASS II = 1 SPACES PROVIDED: CYCLE CENTER: CLASS I = 7 OUTSIDE RACKS: CLASS II = 8 TOTAL PROVIDED: CLASS I = 7 SPACES CLASS II = 8 SPACES

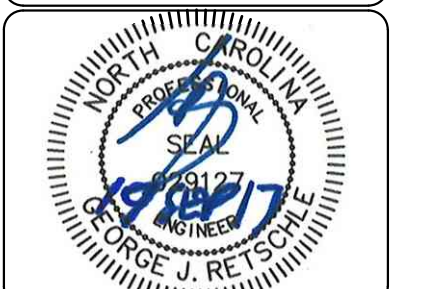
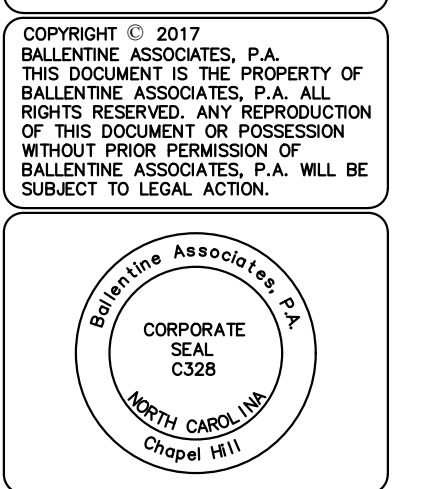
- NOTES**
- ALL DRIVE AISLES AND PARKING LOTS SHALL BE CONSTRUCTED TO TOWN OF CHAPEL HILL STANDARDS.
 - THE TOWN OF CHAPEL HILL, ITS ASSIGNS OR ORANGE COUNTY SHALL NOT BE RESPONSIBLE FOR ANY PAVEMENT DAMAGE THAT MAY RESULT FROM SERVICE VEHICLES.
 - ALL WALKWAYS SHALL BE CONSTRUCTED WITH A 2% CROSS SLOPE IN THE DIRECTION SHOWN ON THE GRADING PLAN.
 - PRIOR TO INSTALLATION OF ANY STREET SIGNS OR MARKINGS, THE DEVELOPER WILL CONTACT THE TOWN'S PUBLIC WORKS DEPARTMENT FOR AN ON-SITE APPROVAL OF THE FINAL DESIGN AND PLACEMENT.
 - ALL PAVEMENT MARKINGS WITHIN THE PUBLIC RIGHT-OF-WAY WILL BE INSTALLED USING A THERMAL PLASTIC MATERIAL WITH A MINIMUM THICKNESS OF 1/2 INCH.
 - THE DEVELOPER WILL BE RESPONSIBLE FOR INSTALLATION OF ALL REQUIRED STREET SIGNS AND MARKINGS AND FOR ANY REPAIRS TO THESE SIGNS AND MARKINGS NECESSARY PRIOR TO THE FINAL ACCEPTANCE OF A NEW OR IMPROVED PUBLIC STREET FOR TOWN MAINTENANCE.
 - FINAL LOCATION AND DETAILS OF TRANSIT BUS STOP TO BE AGREED UPON BY GRUBB PROPERTIES AND THE TOWN OF CHAPEL HILL TRANSPORTATION DEPARTMENT.



SITE PLAN OVERVIEW

(GRAPHIC SCALE IN FEET)
1 inch = 30 ft.

REVIEW DRAWING NOT FOR CONSTRUCTION



DATE	REVISIONS
23 JUN 17	PER DACP REVIEW COMMENTS
14 JUL 17	OWNER & GENERAL REVISIONS
14 AUG 17	PER DACP REVIEW COMMENTS
30 AUG 17	PER D32 CYCLE 1 REVIEW REVISIONS
30 AUG 17	GENERAL REVISIONS
19 SEP 17	PER D32 CYCLE 1 REVIEW COMMENTS

OWNER INFORMATION
GRUBB PROPERTIES, INC
4601 PARK ROAD
SUITE 450
CHARLOTTE, NC 28209
OWNER'S REPRESENTATIVE:
DAN SCHUMACHER
704-971-8924
FAX: 704-971-8924
EMAIL: dschumacher@grubbp.com

DATE	ISSUED
11 APR 17	DACP SUBMITTAL #1
21 APR 17	80% CONSTRUCTION DOCUMENTS
12 MAY 17	100% CONSTRUCTION DOCUMENTS
23 JUN 17	DACP SUBMITTAL #2
14 JUL 17	100% CONSTRUCTION DOCUMENTS
14 AUG 17	DACP SUBMITTAL #3
30 AUG 17	100% CONSTRUCTION DOCUMENTS

JOB #: 107013.50
DATE: 11 APR 17
SCALE: AS NOTED
DRAWN BY: F.M.E.
REVIEWED BY: G.J.R.