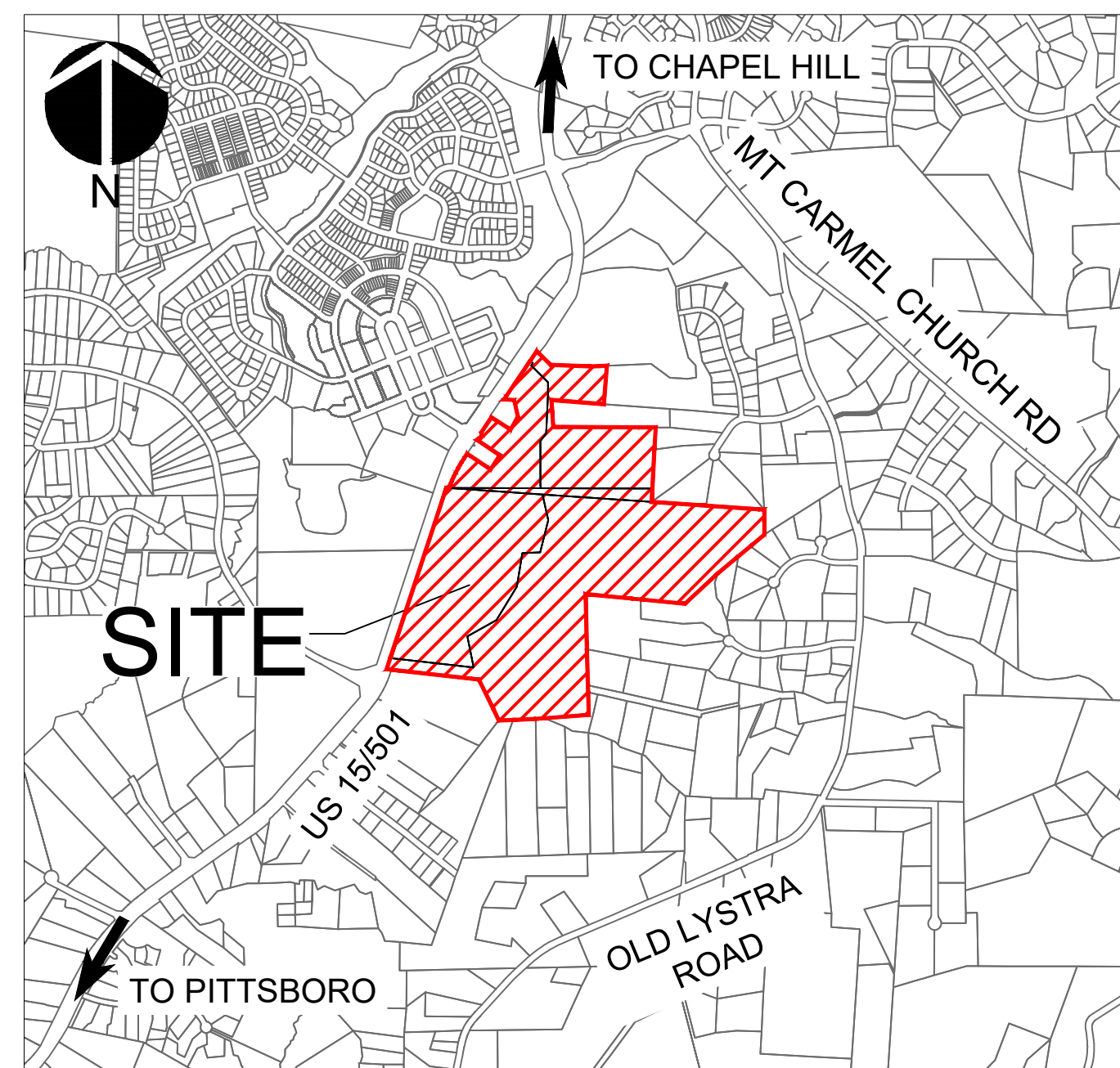


SOUTH CREEK MIXED USE PROJECT

CONCEPT PLAN SUBMITTAL
CHAPEL HILL, NORTH CAROLINA
DATE: NOVEMBER 10, 2021

AGENCY CONTACTS

- A. Town of Chapel Hill
Planning Department
405 Martin Luther King Jr. Blvd.
Chapel Hill, NC 27514
Contact: Colleen Willger
Phone: (919) 968-2731
Email: cwillger@townofchapelhill.org
- B. OWASA
400 Jones Ferry Road
Carrboro, NC 27510
Contact: Nick Parker
Phone: (919) 537-4201
Email: nparker@owasa.org
- C. NCDOT
Orange County
Physical: 115 E. Crescent Square Drive
Mailing: P.O. Box 766
Graham, NC 27253
Contact: Chuck Edwards/DeAngelo Jones
Fax: (336) 570-6833
Email: cnedwards@ncdot.gov
djjones1@ncdot.gov



VICINITY MAP
NTS

PROJECT DATA

NAME OF PROJECT:

SOUTH CREEK MIXED USE PROJECT
CONCEPT PLAN SUBMITTAL
CHAPEL HILL, NORTH CAROLINA

OWNER:

BEECHWOOD OBEY CREEK LLC
7621 LITTLE AVENUE
CHARLOTTE, NC 28226
PHONE: (704) 582-3989
CONTACT: BOB KARDOS
REGIONAL PRESIDENT, CAROLINAS
BEECHWOOD OBEY CREEK LLC
EMAIL: bkardos@beechwoodhomes.com

CONSULTANTS:

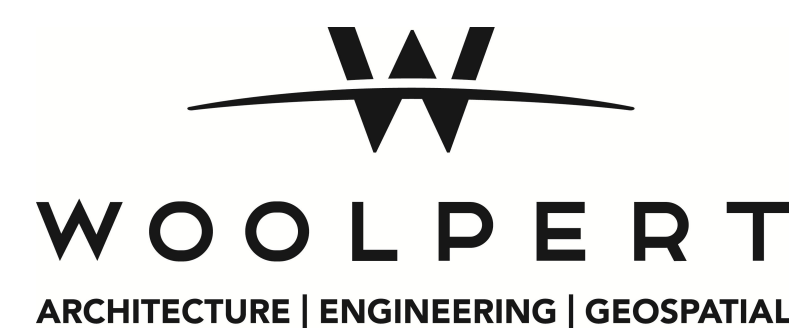
McKIM & CREED
1730 VARSITY DRIVE, SUITE 500
RALEIGH, NORTH CAROLINA 27606
PHONE: (919) 539-5464
CONTACT: CHRIS SEAMSTER, PLA
EMAIL: cseamster@mckimcreed.com

WOOLPERT
11301 CARMEL COMMONS BLVD #300
CHARLOTTE, NORTH CAROLINA 28226
PHONE: (678) 537-8934
CONTACT: TONY MARTIN, AIA
EMAIL: tony.martin@woolpert.com

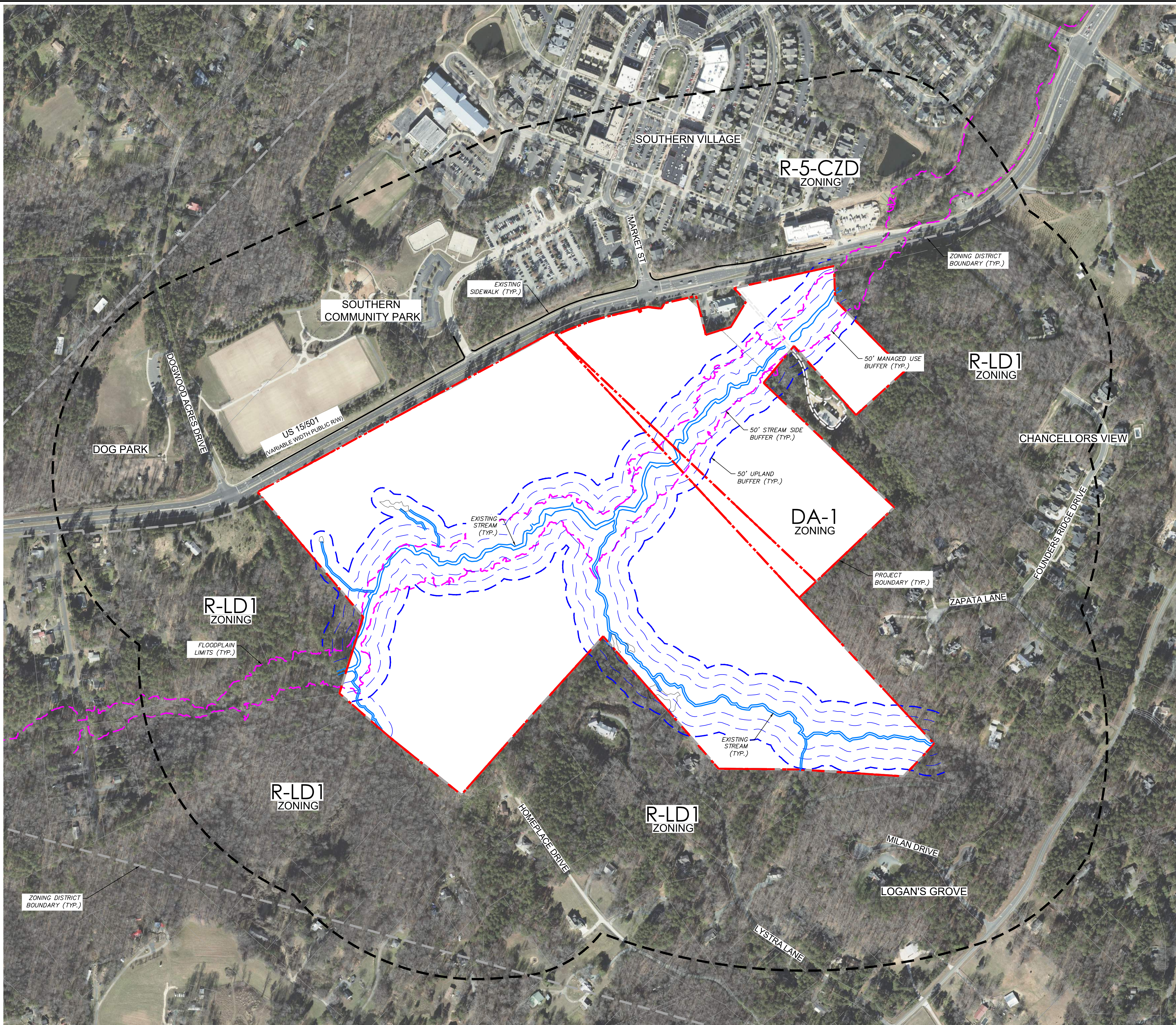
PROJECT AREA: 119.73 AC

SHEET INDEX

		SEAL DATE	REV #
C0.1	COVER SHEET		
C0.2	AREA MAP		1
C1.0	EXISTING CONDITIONS		1
C2.0	PROPOSED LAND USE PLAN		1
C3.0	CONCEPT PLAN		1



PRELIMINARY DRAWINGS
NOT RELEASED FOR CONSTRUCTION



SITE DATA

CURRENT PROPERTY OWNER:

BEECHWOOD OBEY CREEK LLC
 200 ROBBINS LANE
 SUITE D1
 JERICHO, NY 11753
 CONTACT: BOB KARDOS
 PHONE: (704) 582-3989

DEVELOPER:

BEECHWOOD OBEY CREEK LLC
 7621 LITTLE AVENUE
 SUITE 111
 CHARLOTTE, NC 28226
 CONTACT: BOB KARDOS
 PHONE: (704) 582-3989

ZONING: DA-1

GROSS TRACT AREA: 119.73 ACRES (INCLUDES TOWN OF CHAPEL HILL PROPERTY TO BE INCLUDED IN PROJECT)

PROPERTY ADDRESS: US 15/501 CHAPEL HILL, NC

PARCEL PINS: 9787144852, 9787130667, 9787238844, 9787244637 (9787241209 - TO BE INCLUDED)

PLAT/DEED REFERENCE: BK 6742 PG 2051-2056

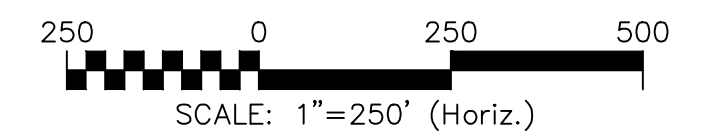
EXISTING USE FOR SITE IS VACANT.

PROPOSED USE FOR SITE IS MIXED USE DEVELOPMENT.

PROPERTY IS WITHIN THE CORPORATE LIMITS OF THE TOWN OF CHAPEL HILL.

LEGEND

- EX. PROPERTY BOUNDARY
- - - EX. ACCESS EASEMENT
- - - 1,000' NOTIFICATION BOUNDARY
- ① PARCEL NUMBER



REV. NO.	DESCRIPTION	DATE
1	INITIAL SUBMITTAL	2021.11.02

SEAL

SEAL

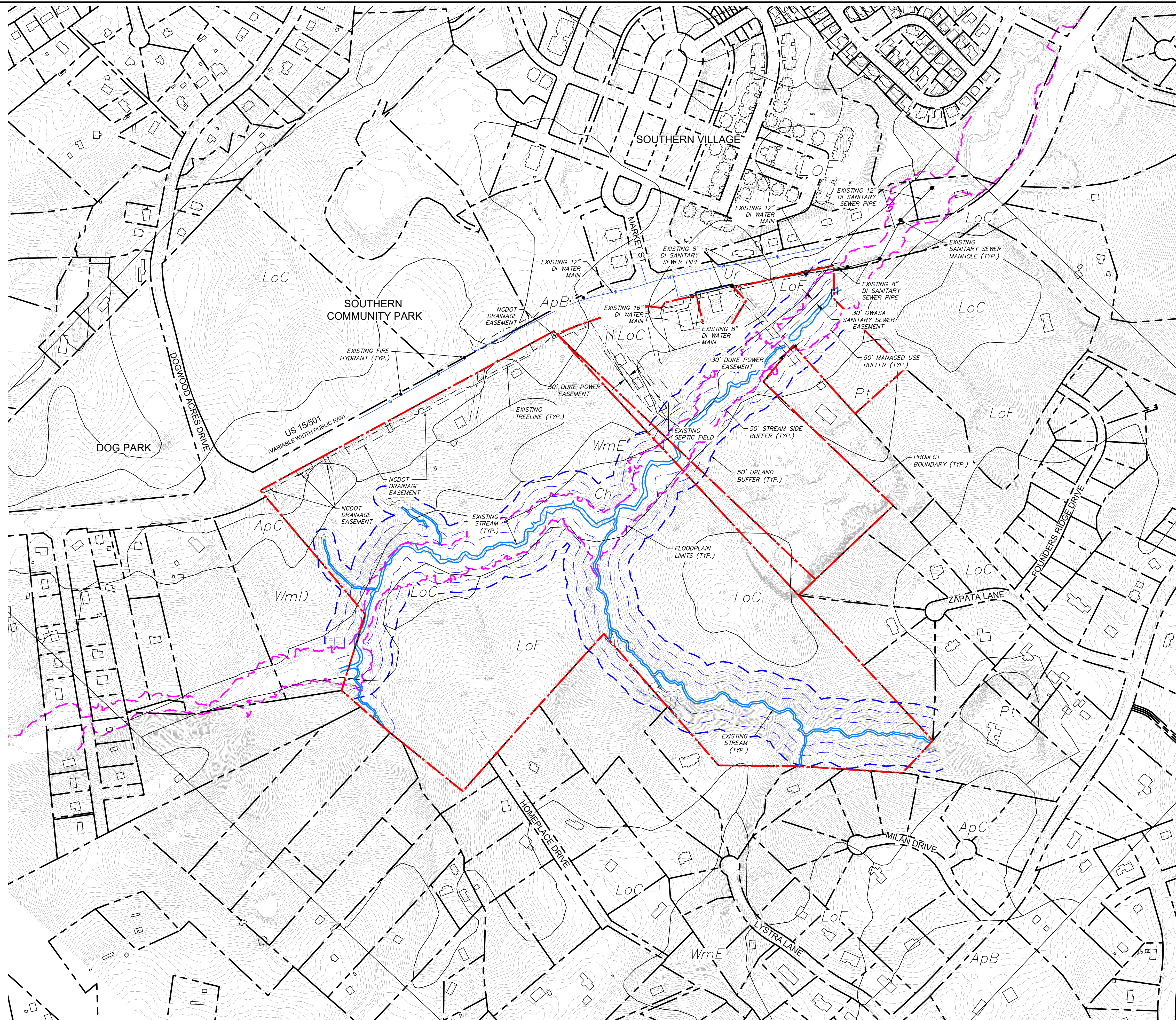
MCKIM & CREED
 1730 Varsity Drive, Suite 500
 Raleigh, North Carolina 27606
 Phone: (919)233-8091, Fax: (919)233-8031
 F-1222
 www.mckimcreed.com

BEECHWOOD HOMES

**SOUTH CREEK MIXED USE PROJECT
 CONCEPT PLAN SUBMITTAL
 CHAPEL HILL, NORTH CAROLINA**

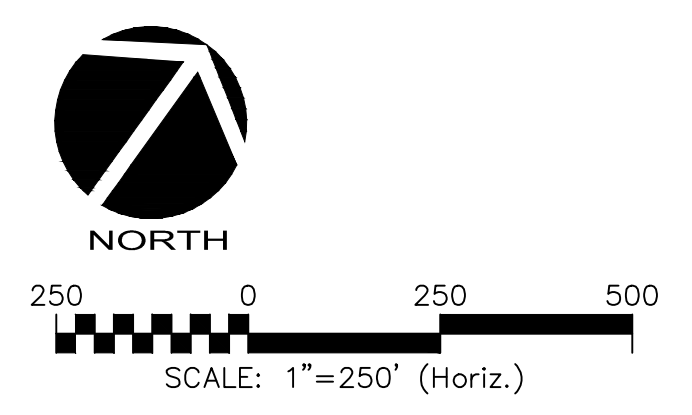
AREA MAP

DATE: NOVEMBER 2, 2021	SCALE: HORIZONTAL: 1" = 250'	M&C FILE NUMBER: C1.0
M&C PROJ. #: 08408-0001	DESIGNED: ALP	DRAWING NUMBER: C0.2
DRAWN: ALP	CHECKED: CHS	PROJ. MGR.: CHS
STATUS: PRELIMINARY DRAWINGS FOR REVIEW PURPOSES ONLY	REVISION: 1	



LEGEND

- EX. PROPERTY BOUNDARY
- - - EX. EASEMENT LINE
- · · EX. TREELINE
- SS EX. SANITARY SEWER PIPE
- W EX. PUBLIC WATER MAIN
- ⦿ EX. FIRE HYDRANT
- 491 EX. CONTOUR LINE
- ⊙ EX. SANITARY SEWER MANHOLE



REV. NO.	DESCRIPTION	DATE
1	INITIAL SUBMITTAL	2021.11.02

SEAL

SEAL

MCKIM & CREED
 1730 Varsity Drive, Suite 500
 Raleigh, North Carolina 27606
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BEECHWOOD HOMES

SOUTH CREEK MIXED USE PROJECT
CONCEPT PLAN SUBMITTAL
CHAPEL HILL, NORTH CAROLINA

EXISTING CONDITIONS

DATE: NOVEMBER 2, 2021	SCALE: C0.2
MCE PROJ. # 08408-0001	HORIZONTAL: 1" = 250'
DRAWN: ALP	VERTICAL: N/A
DESIGNED: ALP	REVISION: 1
CHECKED: CHS	STATUS: PRELIMINARY DRAWINGS FOR REVIEW PURPOSES ONLY
PROJ. MGR: CHS	




PROPOSED +/- 40 ACRE DEVELOPMENT

PROPOSED +/- 80 ACRE PRESERVE

REV. NO.	DESCRIPTION	DATE
1	INITIAL SUBMITTAL	2021.11.02

SEAL

SEAL


WOOLPERT
 ARCHITECTURE | ENGINEERING | GEOSPATIAL
 11301 Camel Commons Blvd, Ste 300, Charlotte, NC
 www.woolpert.com

BEECHWOOD HOMES


SOUTH CREEK MIXED USE PROJECT
 CONCEPT PLAN SUBMITTAL
 CHAPEL HILL, NORTH CAROLINA

 PROPOSED LAND USE

DATE:	NOVEMBER 9, 2021
DRAWN:	TAM
DESIGNED:	TAM
CHECKED:	GH
PROJ. MGR:	GH

SCALE	
-------	--

MACBEE NUMBER	C0.2
DRAWING NUMBER	C2.0
REVISION	1

STATUS: PRELIMINARY DRAWINGS FOR REVIEW PURPOSES ONLY

