



Architecture  
 Planning  
 Community Design  
 Landscape Architecture  
 Interiors

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## MEMORANDUM

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**Date:** May 11, 2007

**To:** Phil Mason  
 Planning Department  
 Town of Chapel Hill

**From:** Janet Mountcastle, RLA  
 Project Manager, Cline Design Associates PA

**Project:** Lot 5 – Downtown Economic Development Initiative

**Re:** Land Use Intensity Stipulations

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On behalf of the applicant for the above-noted project, I would like to request the following maximum Land Use Intensities.

Total Maximum Floor Area	302,165 sq ft
Maximum Convenience/General-Type Business Floor Area	30,690 sq ft (15% increase)
Maximum Residential Floor Area	271,475 sq ft (10% increase)
Maximum Residential Units	140 units
Maximum Impervious Surface Area	87,595 sq ft (5% increase)
Maximum Vehicular Parking Spaces	340 spaces

**Copy:** File

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