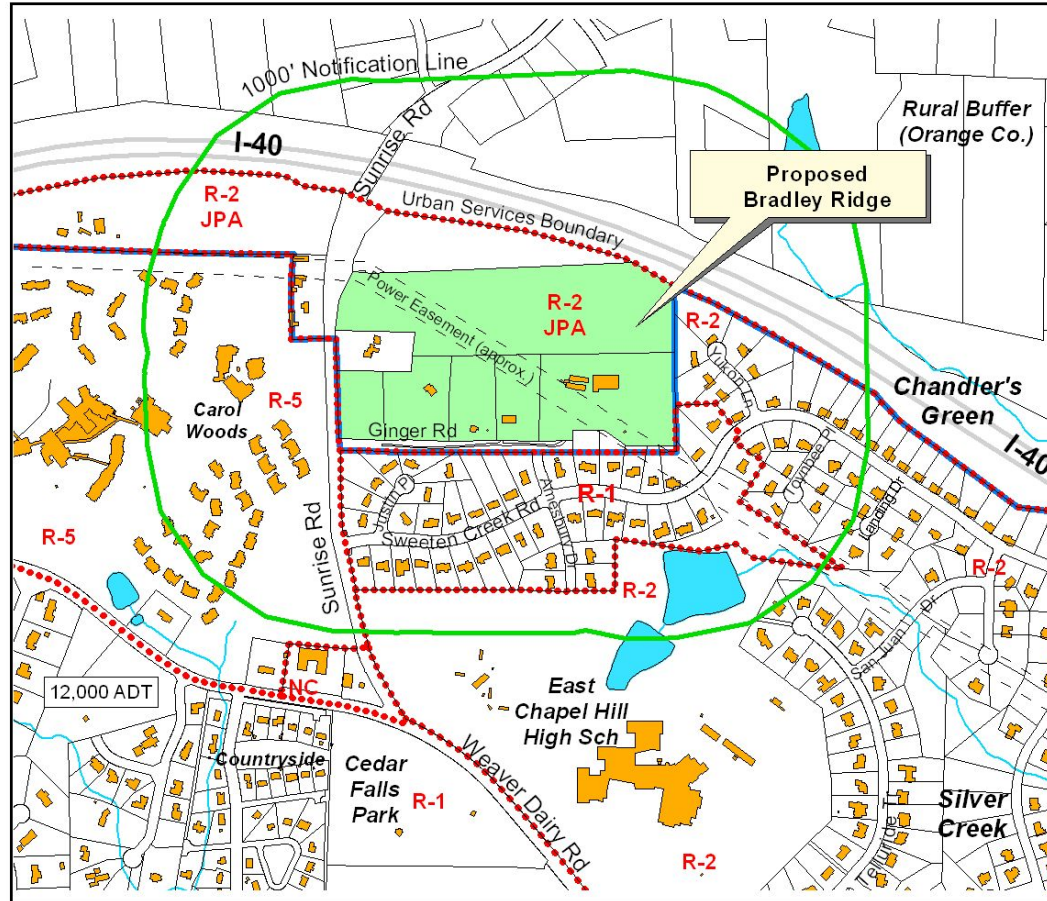






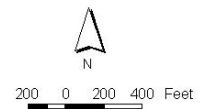




# Area Map Bradley Ridge

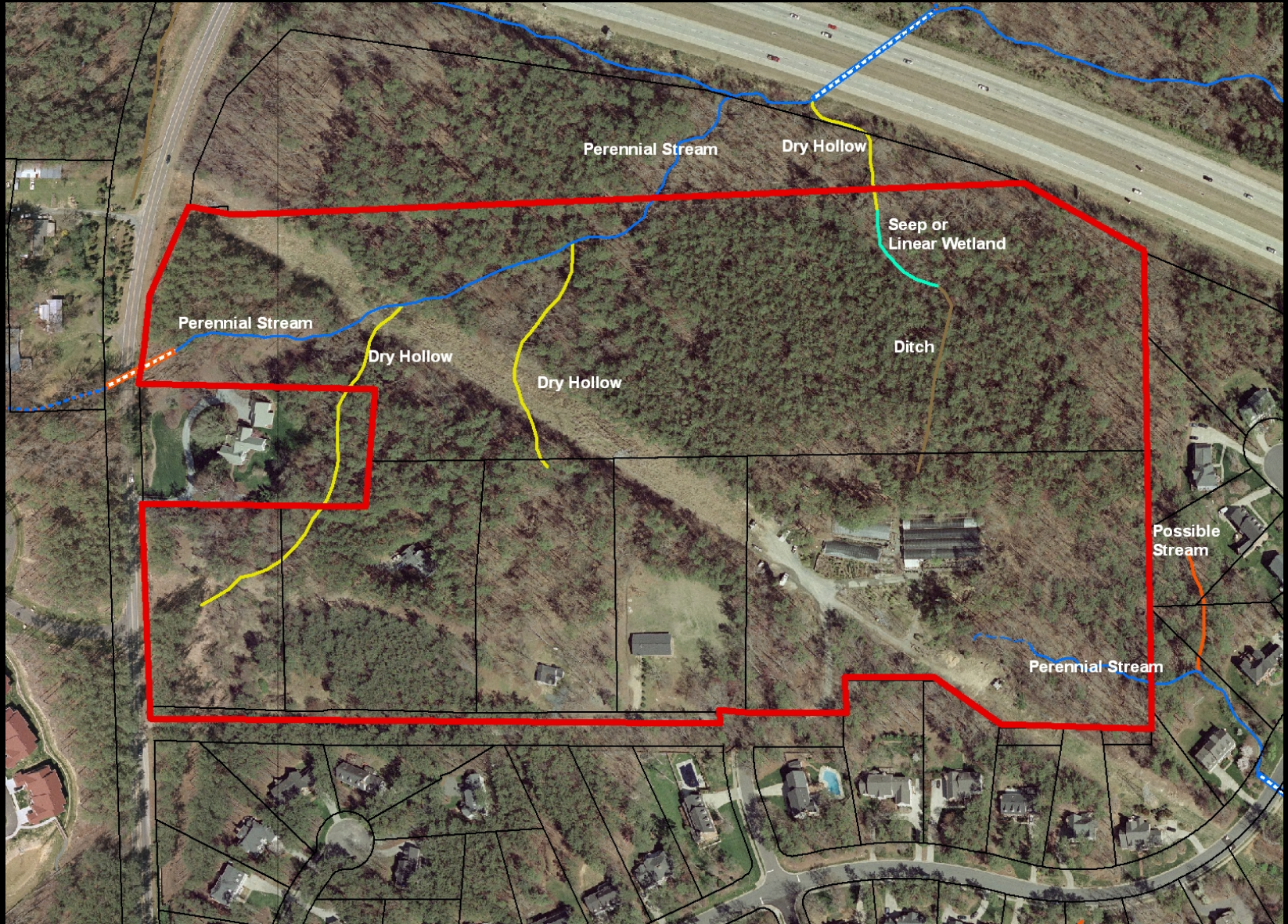


-  Proposed Bradley Ridge
-  Buildings
-  Chapel Hill Town Limits
-  Chapel Hill Zoning
-  Chapel Hill Zoning within Area of Joint Planning Agreement (JPA)
-  Average Daily Traffic (ADT)  
2005 D.O.T Data



GIS Map prepared by  
Chapel Hill Planning  
July, 2007

# Bradley Ridge (Aerial Photo)



# Bradley Ridge (Site plan)



# Discussion points from Public Hearing

- *Status of Ginger Road right-of-way*
- *Amesbury Drive connection*
- *Pedestrian Path Signage*
- *Payment-in-lieu for solar power at bus shelter*
- *Implementation of transit service and number of recommended bus stops*
- *Future financial sustainability and affordable housing*
- *Courtesy comments on construction management plan*
- *Use of recreation payment-in-lieu funds for sidewalk construction*
- *Stream Classification, Hydrology and Stormwater Management*
- *No-Parking Signs*
- *Home construction phasing plan*

# Revisions to Resolution A

- \$2,000 payment-in-lieu for solar power at the bus shelter
- Payment-in-lieu for sidewalk to bus shelter on west side of Sunrise Road
- Seek courtesy comment on the construction management plan from East Chapel Hill High School
- Blanket greenway easement over the open space area between Sunrise Road and the east property line.
- Delay construction on lots 12 and 13
- Construction of sidewalk on the east side of Sunrise Road, between Sweeten Creek Road and Ginger Road



SRIPRIYA SRISH  
CHITRAKADOR  
8890-DE-6962  
VACANT  
ZONE-R2

TRAFFIC CALMING  
SPEED TABLES

RESERVED STORM  
DRAINWAY (TYP)

FUTURE TOWN

R.H. CRAIG JR  
8880-98-5623  
EXISTING RESIDENCE  
ZONE-R2

OPEN SPACE #2  
124,970 S.F.

Stormwater  
Basin #1

REC SPACE #2  
45,368 S.F.

OPEN SPACE

RICHARD HENRY  
8880-88-8715  
EXISTING RESIDENCE  
ZONE-R2

Stormwater  
Basin #2

REC SPACE #1  
26,362 S.F.

OPEN SPACE

Basin #3

67' 00"  
(see related to 140)

OPEN SPACE

TRAFFIC CALMING  
SPEED TABLE

TOT LOT  
SEE NOTE 22

OPEN SPACE  
360' SIGHT  
TRIANGLE

WIDENED TURN  
LANES

ROAD TO  
ADJACENT  
PROPERTY

OPEN SPACE

HILL RESIDENTIAL  
CENTER INC.  
05-86-3313  
ZONE-R3

EXISTING GINGER ROAD ROW TO BE ABANDONED

DANNY BENJAMIN  
8880-96-8062  
EXISTING RESIDENCE  
ZONE-R1

MICHAEL MONULTY  
8880-05-0033  
EXISTING RESIDENCE  
ZONE-R1

RANDY DAVIS  
8880-05-1917  
EXISTING RESIDENCE  
ZONE-R1

NOBUYOSHI IKONE  
8880-05-4993  
EXISTING RESIDENCE  
ZONE-R1

10' wide vehicular or  
driveway easement  
Lot # 15, 17, 19, 21

7,138.16 ZONE-R1

LAWRENCE BARR  
8880-15-1050  
EXISTING RESIDENCE  
ZONE-R1

Lot 20  
PATRICK BAYTHER  
8880-16-3215  
EXISTING RESIDENCE  
ZONE-R1

RAE CHO KYONG  
8880-95-7998  
EXISTING RESIDENCE  
ZONE-R1

JOHN LEWIS  
8880-05-0887  
EXISTING RESIDENCE  
ZONE-R1

GERALD MARIN  
8880-05-4808  
EXISTING RESIDENCE  
ZONE-R1

MARTIN MASOJANCA  
8880-05-1997  
EXISTING RESIDENCE  
ZONE-R1

Lot 15  
RIGOLD SCHNEIDER  
8880-05-8807  
EXISTING RESIDENCE  
7,138.16 ZONE-R1

Lot 17  
MICHAEL MURPHY  
8880-15-0848  
EXISTING RESIDENCE  
ZONE-R1

Lot 19  
DAVID KLEINER  
8880-16-4108  
EXISTING RESIDENCE  
ZONE-R1

YING WU  
8880-95-7885  
EXISTING RESIDENCE  
ZONE-R1

JEFFREY FICKERING  
8880-05-3810  
EXISTING RESIDENCE  
ZONE-R1

JEFFREY KROLIK  
8880-05-0794  
EXISTING RESIDENCE  
ZONE-R1

DAVID BOGDANSKY  
8880-05-8790  
EXISTING RESIDENCE  
ZONE-R1

ANN BAILEY  
8880-15-0763  
EXISTING RESIDENCE  
ZONE-R1

JOSEPH DEVALONCHISS  
8880-15-3711  
EXISTING RESIDENCE  
ZONE-R1

PAUL VANCE  
8880-95-7743  
EXISTING RESIDENCE  
ZONE-R1

GORDON BRANCH  
8880-95-4783  
EXISTING RESIDENCE  
ZONE-R1

EMBERLY ANN OLSEN  
8880-05-2727  
EXISTING RESIDENCE

RODARD TORR  
8880-05-6897  
EXISTING RESIDENCE  
ZONE-R1

JAMES BROWN  
8880-15-4711  
EXISTING RESIDENCE  
ZONE-R1

7,138.20

# Bradley Ridge

(Sunrise Rd looking north)



# Bradley Ridge

(Sunrise Rd looking south)





# Bradley Ridge

(Ginger Road – to be abandoned)



# Bradley Ridge

(Ginger Road – to be abandoned)



# Bradley Ridge (Amesbury Drive)



# Bradley Ridge (Growing Green Nursery)



# Bradley Ridge (Duke Energy Easement)



# Bradley Ridge (Duke Energy Easement)





I-40

P.H. CRAIG # 9880-96-5823 EXISTING RESIDENCE ZONE-R2

SRIPRIYA SRIDH CHITHAMOOR 9890-06-6962 VACANT ZONE-R2

TRAFFIC CALMING SPEED TABLES

RESERVED STORM DRAINAGEWAY (TYP.)

FUTURE TOWN GREENWAY

RICHARD HENRY 9880-96-9715 EXISTING RESIDENCE ZONE-R2

OPEN SPACE #2 124,970 S.F.

Stormwater Basin #1

REC SPACE #2 45,368 S.F.

LOUIS JOSSELYN 9890-16-5774 EXISTING RESIDENCE ZONE-R2 7.138A.5

OPEN SPACE

Stormwater Basin #2

REC SPACE #1 26,362 S.F.

Basin #1 (as related to I-40) 67 dB OPEN SPACE

ROBERT NELSON 9890-16-4588 EXISTING RESIDENCE ZONE-R1 Lot 48 - Section 2 "Donner's Green" PB 53-64

TRAFFIC CALMING SPEED TABLE

TOT LOT SEE NOTE 22

SANITARY SEWER EASEMENT SOO JAK PARK 9890-16-5842 7.138A.1 EXISTING RESIDENCE ZONE-R1

OPEN SPACE 20'x360' SIGHT TRIANGLE PROPOSED TURN LANES

32

51

56

57

LOU SPOON 9890-16-5188 EXISTING RESIDENCE ZONE-R1

39

38

37

36

35

60

59

Lot 22 DONALD LEVINE 9890-16-5108 7.17.21 EXISTING RESIDENCE ZONE-R1

SEWER ROAD TO BE CLOSED. PROPERTY

34

33

54

61

58

OPEN SPACE

40

41

42

43

44

45

46

47

Lot 21 WILLIAM DISSEL 9890-16-1099 EXISTING RESIDENCE ZONE-R1

APPEL HILL RESIDENTIAL TIREMENT CENTER INC. 9880-86-5212 ZONE-R5

EXISTING GINGER ROAD ROW TO BE ABANDONED

53

52

62

Stormwater Basin #3

Lot 20 PATRICK SMYTHE 9890-16-5233 EXISTING RESIDENCE ZONE-R1

48

49

50

55

54

55

63

62

63

RAE CHO KYONG 9880-95-7996 EXISTING RESIDENCE ZONE-R1

DANNY BENJAMIN 9880-96-8062 EXISTING RESIDENCE ZONE-R1

MICHAEL MCNULTY 9890-06-0035 EXISTING RESIDENCE ZONE-R1

RANDY DAVIS 9890-05-1917 EXISTING RESIDENCE ZONE-R1

NORIYOSHI INOUE 9890-05-4993 EXISTING RESIDENCE ZONE-R1

MARTIN MASCANICA 9890-05-5997 EXISTING RESIDENCE ZONE-R1

Parcel A MICHAEL MURPHY 9890-15-0948 EXISTING RESIDENCE 7.138.16 ZONE-R1

LAWRENCE BAND 9890-15-1937 EXISTING RESIDENCE ZONE-R1

Parcel B RICHARD SURWIT 9890-06-9014 EXISTING RESIDENCE 7.138.16 ZONE-R1

YING WU 9880-95-7865 EXISTING RESIDENCE ZONE-R1

JOHN LEWIS 9890-05-0887 EXISTING RESIDENCE ZONE-R1

JEFFREY PICKERING 9890-05-3830 EXISTING RESIDENCE ZONE-R1

GERALD MARIN 9890-05-4809 EXISTING RESIDENCE ZONE-R1

Lot 15 DOUG SCHNORER 9890-05-8907 EXISTING RESIDENCE 7.138.16 ZONE-R1

Lot 17 MICHAEL MURPHY 9890-15-0948 EXISTING RESIDENCE 7.138.17 ZONE-R1

Lot 19 DAVID KLECKNER 9890-16-4109 EXISTING RESIDENCE ZONE-R1

DAVID BOOKHOUT 9890-05-8750

ANN BAILEY 9890-15-0762

WILLIAM STARNES 9890-15-5725 EXISTING RESIDENCE ZONE-R1