## TOWN OF CHAPEL HILL - PROJECT FACT SHEET

## PROPOSED - -PHASE I

**ATTACHMENT 4** 

(43)
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A. IDENTIFICATION	OF DEVE	LOPM	ENT		Date:	_12-23-02		
					Plans date	:d: _07-17-02_		
Tax Map Page7.46								
Name of Project: _Village Pla	aza Theatres							
Type of Request: _Special Us	se Permit - SU_				-,			
Use Group (Sec. 12.5):C_				Zoning District:	CC			
B. GROSS LAND AR	<b>EA</b> (Sec. 13.	.5)						
Net Land Area - Area w	ithin zoning lot	boundarie	es	475,632		NSA475	5,632	SF_
• Choose one of the	following, or a	combinati	on, not to e	xceed 10% of the net land are	a figure.			
Credited Street Area (Sec. 2.5	1) 1	rotal adja	cent frontag	e x ½ width of the right-of-w	/ay	CSA44,	562	
Credited Open Space (Sec. 2.5	51)	Fotal adja	cent frontag	e x ½ public or dedicated rig	ht-of-way	cos		
TOTAL: GROSS LAND AR	EA (Sec. 2.51)	NLA + (0	CSA and/or	COS) = GLA (not to exceed	NLA + 10%)	GLA520	),194	·····
C. REQUIRED LAND (For multiple zoning distr			•					
Land Use Intensity Rating	LUI _44	_						
Floor Area Ratio	FAR264_	=	Maximum	Floor Area (FAR x GLA)		MFA _111,3	68	SF
Outdoor Space Ratio	OSR74	=	Minimum	Outdoor Space (OSR x GLA)	)	MOS _405,0	79	
Livability Space Ratio	LSR27	_	Minimum	Livability Space (LSR x GLA	<b>N</b> )	MLS _201,9	17	
Recreation Space Ratio	RSR_n/a	_	Minimum	Recreation Space (RSR x GL	.A)	RSR_n/a	TIVLOR N	
D. PROPOSED LANI	D USE INTE	ENSIT		EXISTING + PROPOSED		EXISTING	(PHASE I) PROPOSED	
Floor Area (Sec. 13.7.3)	I	Floor Area	PHASE on all Floo	E I – DEMOLISHED (24,797) ors	) FA	94,831	40,000	110,034
Principal Building Area	1	Floor Area	a at Ground	Level	BA(1)	94,831	40,000	110,034
Garage Building Area	1	Enclosed (	Car Parking	Area	BA(2)	_n/a		
Other Enclosed Building Area	a (	Communi	ty Building	, Storage, Etc.	BA(3)	_n/a		
Other Ground Level Building		Covered F Breezewa		ting (if underneath), Etc.	BA(4)	_n/a		
Building Area				(3) + BA(4)	ВА	94,831	40,000	110,034
Basic Uncovered Outdoor Spa		, ,	GLA - BA	, , , , ,	UOS(1)	425,363		410,160
Other Uncovered Outdoor Spa	ace (Sec. 13.7.7	)	•••••••	.Improved Roof Areas, Open Balconies, Etc.	UOS(2)	_n/a		
Covered Outdoor Space at Gr	ound Level (Sec	c. 13.7.4)	•••••	Outdoor Space Under Buildings, Carports, Etc.	COS(1)	_n/a		
Covered Outdoor Space Abov	e Ground Level	l (Sec. 13.	7.4)	Covered Balconies, Etc.	COS(2)	_n/a		
Outdoor Space (Sec. 13.7.4)	!	[ UOS(1)	+ UOS(2) ]	+ 1/2 [ COS(1) + COS(2) ]	os	425,363		410,160
Car Movement Area Dri	veways, Drive A	Aisles, Otl	ner Paveme	nt for Auto Traffic On-site	CMA	165,100	9,334	174,434
Car Storage Area				Parking Spaces	CSA	73,480	6,004	79,484
Livability Space (Sec. 13.7.6)	1			OS - (CMA + CSA)	LS	186,783	<del></del>	156,242
Recreation Space (Sec. 13.7.8	3)	Livability	Space Imp	roved for Recreation	RS	_n/a		
Bonus Intensities (Sec. 13.4)	7/2							

E. OTHER		(AH)	)		PROPOSED	
Gross Land Area with Impervio	us Surface _360,9	05sq. ft.	Percent of Gross Land Area with	Impervious	Surface _69.4%	
f located in Watershed Protecti	on District, existin	g Impervious Surface3	71,350sq. ft.			
Minimum Lot Size (Sec. 13.5.2	)5,500					
Minimum Lot Width (Sec. 13.6	)50		Proposed Lot Width274	(min.)		
Minimum Street Frontage Widt	h (Sec. 13.6.4)	50	Proposed Street Frontage Width	274		
Required Buffers (Sec. 14.12)	Existing and -Al	ternate 10' A buffer along E	lliot Road		_	
Required Minimum Setbacks:	Minimum Setbacks: Street 22		Proposed Minimum Setbacks:	Street	22	
•	Interior 8			Interior	392	
				Solar	392	
Maximum Height: Sec. 13.9.10 and 13.9.11)	Primary 34		Proposed Maximum Height:	Primary	23	
300. 13.9.10 and 13.9.11)			Troposed Maximum Freight.	Seconda		
		)	a di dia managan			
			sheet or on the Site Plan. See Sec			
Number of Dwelling Units:	n/a	Number of	Buildings:n/a			
# Efficiency		# 2 Bedroom Units				
# Single Bedroom Units		# 3 or More Bedrooms				
Required Number of Parking Sp	paces (Sec. 14.6.7)	:718 Proposed }	Number of Parking Spaces (Sec. 1	4.6.5g): _	_478	
# Regular Spaces 436		# Total Spaces 478				
# Compact Spaces 42	Teat AT To the state of the sta	% Compact Spaces 9%	% Compact Spaces 9%			
Required Number of Loading S	Spaces (Sec. 14.6.9	):2	Proposed Number of Loading Sp	paces2	<u></u>	
Utilities: Water		Sewer	Electric Service		Telephone Service	
OWASA X	OWASA	х	Underground X	U	nderground X	
# Well(s)	# Septic		Above Ground		Above Ground	
Community Well(s)		ackage Plant				
Other	Other					
		60,000 Fire Protect	ction Provided by: Tow of Ch	apel Hill		
Estimated Wastewater Discharg	ge (Gallons/Day) :	<del>- · —</del>	ction Provided by:Tow of Ch	apel Hill		
Estimated Wastewater Discharg	ge (Gallons/Day) : ed by:Town of	Chapel Hill				
Estimated Wastewater Discharg	ge (Gallons/Day) : ed by:Town of88,919	Chapel HillTotal Area	ction Provided by:Tow of Ch  Within Flood Plain: _88,919  Fotal Area Within Watershed Pro			

Adjoining or Connecting Streets:  STREET NAME	Right-of-Way Width	Pavement Width	No. of Lanes	Paved or Unpaved?	Existing Sidewalk (Yes/No)	Existing Curb/Gutter (Yes/No)
Elliot Road	60'	36'	3	Paved	No	Yes
				<u> </u>		<u> </u>

## TOWN OF CHAPEL HILL - PROJECT FACT SHEET PROPOSED - - PHASE I & PHASE II

A. IDENTIFICATION	OF DEVELOP	MENT	Date:	_12-23-02		
			Plans date	d: _07-17-02_		
Tax Map Page7.46,						
	<u> </u>				<u></u>	
Type of Request: _Special Use	Permit - SU					
Use Group (Sec. 12.5):C		Zoning District:	cc			
B. GROSS LAND ARE	A (Sec. 13.5)					
Net Land Area - Area with	hin zoning lot bound	aries475,632		NSA475	,632	SF
• Choose one of the fo	ollowing, or a combin	nation, not to exceed 10% of the net land ar	ea figure.		7	
Credited Street Area (Sec. 2.51)	) Total a	djacent frontage x 1/2 width of the right-of-	way	CSA44,	562	
Credited Open Space (Sec. 2.51	) Total a	djacent frontage x ½ public or dedicated ri	ght-of-way	cos		
TOTAL: GROSS LAND ARE	A (Sec. 2.51) NLA	+ (CSA and/or COS) = GLA (not to exceed	NLA + 10%)	GLA520	,194	
		ΓΥ (Sec. 13.11.1, 13.11.2, 13.11.3) parate sheet with calculations)	)			
Land Use Intensity Rating	LUI _44					
Floor Area Ratio	FAR264_	Maximum Floor Area (FAR x GLA)		MFA _111,3	68	SF
Outdoor Space Ratio	OSR74	Minimum Outdoor Space (OSR x GLA	١)	MOS _405,0	79	
Livability Space Ratio	LSR27	Minimum Livability Space (LSR x GL	A)	MLS _201,9	17	
Recreation Space Ratio	RSR_n/a	Minimum Recreation Space (RSR x G	LA)	RSR_n/a		<u> </u>
D. PROPOSED LAND	USE INTENSI	TY (TOTAL = EXISTING + PROPOSE	ED.		PHASE I & I PROPOSED	•
Floor Area (Sec. 13.7.3)	Floor A	PHASE I & II - DEMOLISHED (24, Area on all Floors	,797) . FA	94,831	64,840	134,874
Principal Building Area	Floor A	Area at Ground Level	BA(1)	94,831	40,840	110,874
Garage Building Area	Enclos	ed Car Parking Area	BA(2)	_n/a		
Other Enclosed Building Area	Comm	unity Building., Storage, Etc.	BA(3)	_n/a		<del></del>
Other Ground Level Building A		d Porches, ways, Car Parking (if underneath), Etc.	BA(4)	ar-nr-		19,800
Building Area	BA(1)	+ BA(2) + BA(3) + BA(4)	ВА	94,831	40,840	130,674
Basic Uncovered Outdoor Space	ce (Sec. 13.7.4)	GLA - BA	UOS(1)	425,363		389,520
Other Uncovered Outdoor Space	ce (Sec. 13.7.7)	Improved Roof Areas, Open Balconies, Etc.	UOS(2)			8,500
Covered Outdoor Space at Gro	und Level (Sec. 13.7	.4)Outdoor Space Under Buildings, Carports, Etc.	COS(1)			19,800
Covered Outdoor Space Above	Ground Level (Sec.	13.7.4) Covered Balconies, Etc.	COS(2)	_n/a		
Outdoor Space (Sec. 13.7.4)	[ UOS	(1) + UOS(2) ] + 1/2 [ COS(1) + COS(2) ]	os	425,363		407,920
Car Movement Area Drive	eways, Drive Aisles,	Other Pavement for Auto Traffic On-site	СМА	165,100	9,334	174,434
Car Storage Area		Parking Spaces	CSA	73,480	6,004	79,484
Livability Space (Sec. 13.7.6)		OS - (CMA + CSA)	LS	186,783		154,002
Recreation Space (Sec. 13.7.8)	Livabi	lity Space Improved for Recreation	RS	_n/a		
Bonus Intensities (Sec. 13.4)	n/a					

Gross Land Area with Impervious Surface \_360,905\_\_\_\_\_

$\sim$
1111
146
179

## **PROPOSED**

sq. ft. Percent of Gross Land Area with Impervious Surface \_69.4%\_

Minimum I =4 0i== 40 : 12 5 2	, -		pervious surface		sq. 1t.			
Minimum Lot Size (Sec. 13.5.2				D	4 W. 44L 2	74 (i- )		
Minimum Lot Width (Sec. 13.6		50		·				
Minimum Street Frontage Widt	`	, <del></del> _		•	eet Frontage Wid			
Required Buffers (Sec. 14.12)								
Required Minimum Setbacks:	Street			Proposed M	inimum Setbacks	: Street		
	Interior		<del> </del>			Interior	392	
Maximum Height:	Solar	9				Solar	392	
(Sec. 13.9.10 and 13.9.11)	Primary	34		Proposed Ma	aximum Height:	Primary	23	
	Secondar	y <u>60</u>				Seconda	ary <u>n/a</u>	
Minimum Building Spacing: (S	Show calcula	ations, if ap	plicable, on a separa	ate sheet or on the	e Site Plan. See S	Section 13.9.1	3) _n/a	
Number of Dwelling Units:	n/a		Numbe	r of Buildings:	n/a			
# Efficiency		#	2 Bedroom Units					
# Single Bedroom Units		#	3 or More Bedroon	ns				
<u> </u>								
Required Number of Parking Sp	paces (Sec.	14.6.7):	766 Propos	ed Number of Pa	rking Spaces (Sec	c. 14.6.5g): _	497	
# Regular Spaces 436		#	Total Spaces	497				
# Compact Spaces 61		9	6 Compact Spaces	12%				
				D 137		C	2	
Required Number of Loading S	spaces (Sec.	14.6.9):		Proposed Nu	ımber of Loading	Spaces	2	
Utilities:								
Water			Sewer	]	Electric Service		Telephone Se	rvice
	I			1		1.	In demands and	v
OWASA X	OV	WASA	X	Undergrou	nd X	- 1	Inderground	X
Well(s)		WASA Septic Tank(		Above Gro			Above Ground	^
	# S		(s)					^
# Well(s)	# S	Septic Tank(	(s)					
# Well(s)  Community Well(s)	# S Co	Septic Tank( omm. Packa) her	(s) ge Plant	Above Gro		A	Above Ground	
# Well(s)  Community Well(s)  Other	# S Co Otl	Septic Tank( omm. Packa) her /Day): _60	ge Plant	Above Gro	ound	A	Above Ground	
# Well(s)  Community Well(s)  Other  Estimated Wastewater Discharge	# S Co Otl ge (Gallons/	Septic Tank( omm. Packa) her  /Day): _60 own of Chap	ge Plant  ,000 Fire Pr	Above Gro	ound	Chapel Hill	Above Ground	
# Well(s)  Community Well(s)  Other  Estimated Wastewater Dischar  Solid Waste Collection Provide	# S Co Ott ge (Gallons/ ed by:To88,919	Septic Tank( omm. Packa) her  Day): _60 own of Chap	ge Plant  go00 Fire Pr  gel Hill  Total A	Above Grootection Provide	d by:Tow of o	Chapel Hill_	Above Ground	
# Well(s)  Community Well(s)  Other  Estimated Wastewater Dischary Solid Waste Collection Provide Total Area Within Floodway:	# S Co Ott ge (Gallons/ ed by:To88,919 onservation	Septic Tank( omm. Packa) her  Day): _60 own of Chap District: _1	ge Plant  go00 Fire Probel Hill  Total A	Above Grootection Provide Area Within Floo	d by:Tow of o	Chapel Hill_	Above Ground	
# Well(s)  Community Well(s)  Other  Estimated Wastewater Dischary Solid Waste Collection Provide Total Area Within Floodway: Total Area Within Resource Co	# S Co Ott ge (Gallons/ ed by:To88,919 onservation nd; Ww-Wh	Septic Tank( omm. Packa) her  Day): _60 own of Chap District: _1	ge Plant  go00 Fire Probel Hill  Total A	Above Grootection Provide Area Within Floo	d by:Tow of odd Plain: _88,919	Chapel Hill_	Above Ground	
# Well(s)  Community Well(s)  Other  Estimated Wastewater Discharges Solid Waste Collection Provided Total Area Within Floodway:  Total Area Within Resource Collection Type(s): _Ur = Urban Larandjoining or Connecting Street	# S Co Ott ge (Gallons/ ed by:To88,919 onservation nd; Ww-Wh	Septic Tank( omm. Packa) her  Day): _60 own of Chap District: _1	ge Plant  go00 Fire Probel Hill  Total A	Above Grootection Provide Area Within Floo	d by:Tow of odd Plain: _88,919 ithin Watershed F3.2%	Chapel Hill_	Above Ground	Existing Curb/Gutter
# Well(s)  Community Well(s)  Other  Estimated Wastewater Dischary  Solid Waste Collection Provide  Total Area Within Floodway:  Total Area Within Resource Co	# S Co Ott ge (Gallons/ ed by:To88,919 onservation nd; Ww-Wh	Septic Tank( omm. Packa) her  Day): _60 own of Chap District: _1	ge Plant  ,000 Fire Pr  el Hill Total #  05,974 Genera	Above Grootection Provide  Area Within Floo  Total Area W al Slope of Site:	d by:Tow of d Plain: _88,919 ithin Watershed F3.2%	Chapel Hill	Above Ground  Strict: _520,194  Existing Sidewalk	Existing
# Well(s)  Community Well(s)  Other  Estimated Wastewater Dischary Solid Waste Collection Provide Total Area Within Floodway: Total Area Within Resource Collection Soil Type(s): _Ur = Urban Lar  Adjoining or Connecting Street	# S Co Ott ge (Gallons/ ed by:To88,919 onservation nd; Ww-Wh	Septic Tank( omm. Packa) her  Day): _60 own of Chap District: _1	ge Plant  ge Plant  go00 Fire Pr  gel Hill  Total A  05,974  Genera  Right-of-Way Width	Above Grootection Provide  Area Within Floo  Total Area W al Slope of Site:  Pavement Width	d by:Tow of d Plain: _88,919 ithin Watershed F3.2%	Chapel Hill	Above Ground  Strict: _520,194  Existing Sidewalk (Yes/No)	Existing Curb/Gutter (Yes/No)
# Well(s)  Community Well(s)  Other  Estimated Wastewater Dischary Solid Waste Collection Provide Total Area Within Floodway: Total Area Within Resource Collection Soil Type(s): _Ur = Urban Lar  Adjoining or Connecting Street	# S Co Ott ge (Gallons/ ed by:To88,919 onservation nd; Ww-Wh	Septic Tank( omm. Packa) her  Day): _60 own of Chap District: _1	ge Plant  ge Plant  go00 Fire Pr  gel Hill  Total A  05,974  Genera  Right-of-Way Width	Above Grootection Provide  Area Within Floo  Total Area W al Slope of Site:  Pavement Width	d by:Tow of d Plain: _88,919 ithin Watershed F3.2%	Chapel Hill	Above Ground  Strict: _520,194  Existing Sidewalk (Yes/No)	Existing Curb/Gutter (Yes/No)