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Impervious Surface Comparison

Residence Inn Mixed-Use
v.
72 Apartments / 52 Town Homes / 52 Duplex Dwellings

Design Element	1 Mixed Use 1/22/2003	2 Mixed Use Rev. 2/12/03	3 Multi- Family 72 Apts.	4 Town Homes 52 Dwellings	5 Duplex Concept 52 Dwellings
1 Primary Buildings	24,527	24,527	23,936	39,656	55,094
2 Entry, Stairs, Porch, etc.	(included - above)		4,320	2,672	7,800
3 Garages	0	0	0	14,716	0
4 Mgmt./Community Bldg	6,850	6,850	4,271	3,050	0
5 Parking & Drives	53,041	52,846	70,010	60,521	84,979
6 Public Street & Parking on Lots					
7 Pool & Patio	6,314	6,314	6,300	5,415	0
8 Recreation Courts	1,100	1,100			
2 Tennis Courts			14,440	14,440	
Small Child Play Area					1,250
9 Patios at Ground Level	3,922	3,922	2,304	4,276	9,360
10 Sidewalks	9,803	9,803	8,520	16,440	8,927
Total SF of Impervious	105,557	105,362	134,101	161,186	167,410
Percent of Site Impervious		18%	23%	28%	29%
Absolute SF Increase above Mixed Use			28,739	55,824	62,048
Percentage SF Increase above Mixed Use			27%	53%	59%

- 2 Revised Mixed-Use Plan - Amended to comply with new 150' RCD Buffer
- 3 Based Upon The Berkshires @ Crooked Creek Luxury Apartments (Fayetteville Road, Durham)
- 4 Based Upon Presque Isle Townhome Condominium Development (Erwin Road, Chapel Hill)
- 5 Concept plan for Marriott site reviewed by CDC in November 2002

Prepared by Radway and Weaver, 2/25/2003
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