



Orange County Planning and Inspections Department

APPLICATION FOR
CLASS B SPECIAL USE PERMIT

APPLICANT INFORMATION:

Date: 5/18/15

Applicant: Kara Brewer

Phone: _____

Address: 82 Jordan Hills Drive

Cell Phone: 919-357-2118

Chapel Hill, NC 27517

E-mail: kmbrewer@gmail.com

Agent: Philip Post & Assoc. Inc.

Phone: 919-929-1173

Address: 401 Providence Rd. #200

Cell Phone: 919-616-6491

Chapel Hill, NC 27514

E-mail: tsmith@ppaengineering.com

Address of subject property: None Assigned

Parcel Identification Number (PIN): 9729507168 Lot Size: 21.987 acres

Zoning Designation: AR Watershed Overlay: Haw River Unprotected

Other Overlay Zoning Districts: None

Request (include detailed description of proposed land use): This Class "B" Special Use Permit

request is for the construction of an event center barn and associated parking

that would accommodate up to 250 people. The barn structure is a 19th century barn that is being

relocated from Marcy, New York and will be transformed for use on this site with additional square

footage added for bathrooms, a loft and veranda. The proposed facility will be 4,200 square feet and will

also include the required parking (150 spaces), lighting, landscaping and a main entrance access drive

from Morrow Mill Road. A second service drive will be located into the property from Millikan Road. For

additional information regarding the proposed use see the attached project summary for "The Barn of

Chapel Hill".

SUBMITTAL INFORMATION Per Section 2.7.3 of the Unified Development Ordinance (UDO), all Class A Special Use Permit applications are required to submit the following:

- 1) 10 copies of a site plan prepared by a registered North Carolina land surveyor, landscape architect, architect, or engineer containing all required information detailed within Section 2.5 of the UDO. This site plan will also need to contain all relevant information demonstrating that the proposed special use compliance with all general and specific standards governing the proposed special use as detailed within Article(s) 5 and 6 of the UDO.
- 2) A detailed narrative outlining the proposed land use including operational requirements, the location of facility, appearance, etc.,
- 3) Documentation establishing compliance with Section 5.3.2 inclusive of the UDO.
- 4) The names and addresses of the owners involved with the project,
- 5) A list of property owners within 500 feet of the subject parcel and the name and address of each property owner, as currently listed in the Orange County tax records,
- 6) Elevations of all structures proposed to be used in the development,
- 7) 10 copies of the Environmental Assessment and/or Environmental Impact Statement if required by Section 6.16 of the UDO,
- 8) Statement outlining the anticipated development schedule for the completion of the project,

**** NOTE: It should be remembered that the review of all special use permit applications/modifications are carried out in a *quasi-judicial* format meaning that decisions relating to the approval or denial of an application are based solely on the sworn testimony of all parties involved with the case, both those for and against an application, as well as the review of competent material and substantial evidence submitted during the public hearing.**

Further the applicant has the burden of establishing, by the submission of competent material and substantial evidence, the existence of facts and conditions that demonstrate the projects compliance with the various requirements and standards detailed within the Unified Development Ordinance. **

I (we), the undersigned, have been made aware of the process for the review and action associated with a Class B Special Use Permit application and understand that only completed applications, containing all information required by the Orange County UDO shall be reviewed and acted upon by the County.

I (we) understand that it shall be my (our) responsibility to present evidence to the County in the form of sworn testimony, exhibits, documents, models, plans, and the like support the request for approval of the Class B Special Use Permit.

Further I (we) understand that any assistance I (we) may receive from County staff in preparing this application in no way guarantees a favorable recommendation by staff on the merits of this proposal nor does it guarantee an approval of the request by the County.

_____ *Kara Brewer* _____
Applicant

_____ 5/18/2015 _____
Date:

Applicant

Date: