

# THE BARN OF CHAPEL HILL - EVENT CENTER

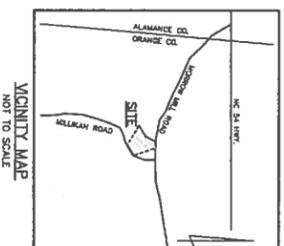
## MORROW MILL ROAD

### ORANGE COUNTY, NC

# CLASS "B" - SPECIAL USE PERMIT

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#### DEVELOPMENT INFORMATION

1. PROJECT ZONING: AR
2. PARCEL PIN NO. 9729507168
3. NET LAND AREA: 21.987 ACRES (957,754 SF)
4. PROPOSED OCCUPANCY CAPACITY: 250 PEOPLE
5. MAXIMUM ALLOWABLE FLOOR AREA: 84,282 SF
6. PROPOSED FLOOR AREA: 4,200 SF
7. REQUIRED SETBACKS: STREET = 40'; SIDE & REAR = 20'
8. SOLID WASTE DISPOSAL IS HANDLED BY PRIVATE COLLECTION
9. THERE ARE NO STREAM BUFFERS LOCATED ON THIS PROPERTY.
10. THIS PROPERTY IS LOCATED WITHIN THE HAW RIVER UNPROTECTED WATERSHED DISTRICT
11. EXISTING IMPERVIOUS SURFACE: 0 SF (0%)
12. PROPOSED IMPERVIOUS SURFACE: 1,738 ACRES (75,717 SF) (7.9%)
13. THIS PROPERTY IS NOT LOCATED WITHIN A FEMA DESIGNATED SPECIAL FLOOD HAZARD AREA AS NOTED ON F.I.R.M. #3710972900K, DATED 2/7/2007
14. PARKING: REQUIRED = 125 SPACES (1 SPACE PER 2 SEATS)  
PROPOSED = 125 SPACES: (122 REGULAR, 3 HANDICAP)

#### CONSTRUCTION NOTES:

- Construction Waste:**
- All existing structures 500 square feet and larger in size shall be assessed prior to demolition to ensure compliance with the County's Regulated Recyclable Materials Ordinance (RRMO) and to assess the potential for de-construction and/or the re-use of salvagable materials.
  - By Orange County Ordinance, clean wood waste, scrap metal, and corrugated cardboard present in construction or demolition waste must be recycled.
  - By Orange County Ordinance, all haulers of mixed construction and demolition waste that includes any regulated recyclable materials shall be licensed by Orange County.
  - Prior to any demolition or construction activity on the site the Applicant shall hold a pre-demolition/pre-construction conference with the Solid Waste staff. This may be the same pre-construction meeting held with other development/enforcement officials.

#### CIVIL ENGINEER

PHILIP POST & ASSOCIATES  
401 PROVIDENCE ROAD SUITE 200  
CHAPEL HILL, NC 27514  
TEL. (919) 929-1173  
EMAIL: TSMITH@PPAENGINEERING.COM

#### OWNER

KARA & CHRIS BREWER  
82 JORDAN HILLS DRIVE  
CHAPEL HILL, NC 27517

### COVER SHEET

THE BARN OF CHAPEL HILL  
CLASS "B" - SUP

BINGHAM TOWNSHIP

ORANGE COUNTY, N.C.



**PHILIP POST & ASSOCIATES**

A Division of Pennoni  
Firm License F-1267

ENGINEERS  
PLANNERS  
SURVEYORS  
401 Providence Rd., #200  
Chapel Hill, NC 27514  
919.929.1173  
919.493.2600

#### REVISIONS

1. 10-21-15: MISC. REVISIONS.

SCALE 1" = 100'

DRAWN BY: MKM

CHECKED BY: TAS

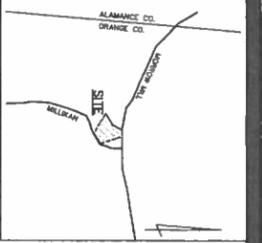
DATE: 4-2-15

PROJECT NO.: 501.202.02

DRAWING NO.: C850SP01

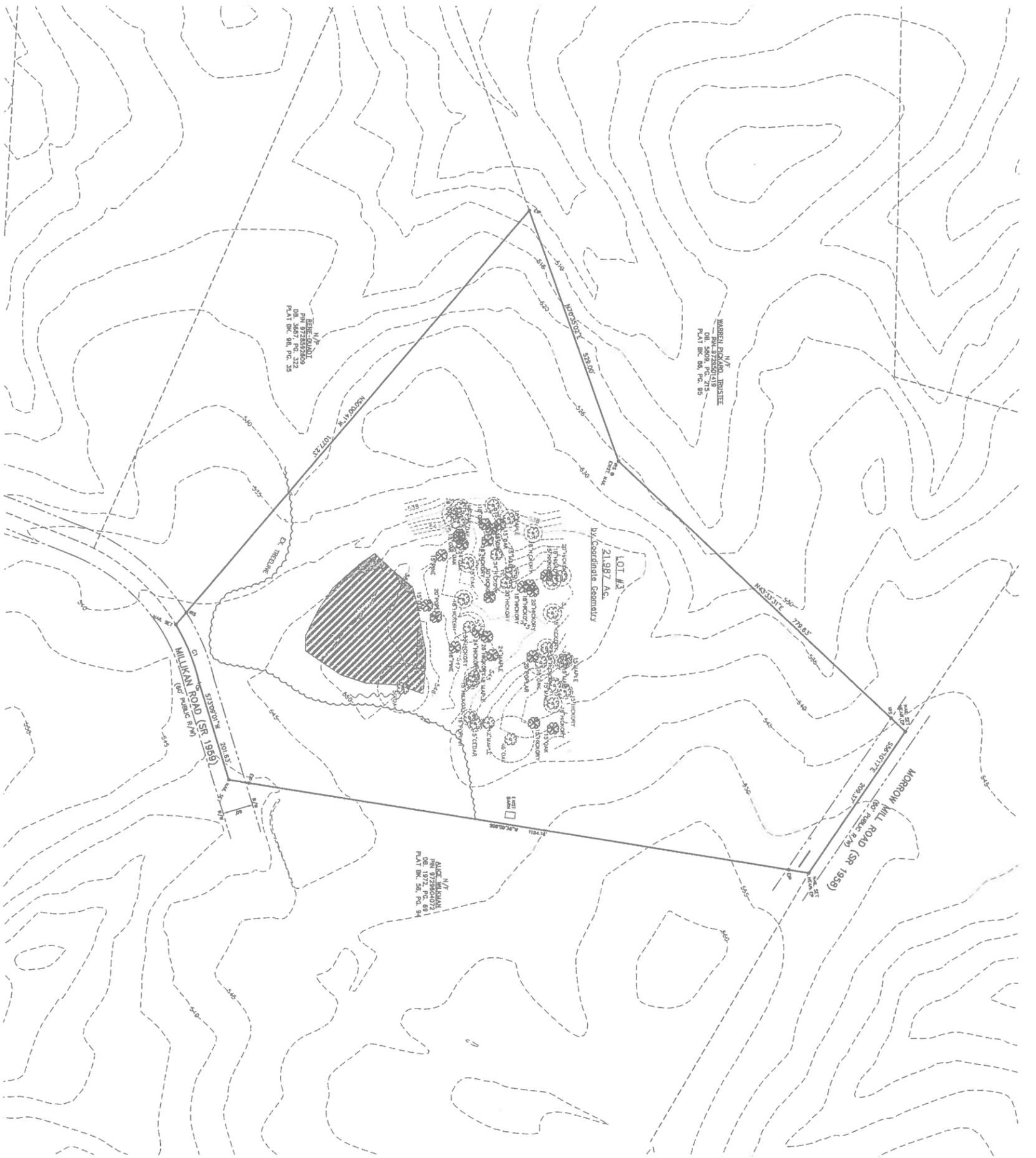
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SHEET S-1  
OF 12



- LEGEND**
- 15' WIDE EXISTING TREE (TO REMAIN)
  - 15' WIDE EXISTING TREE (TO BE REMOVED)
  - EXISTING TREE LINE
  - PROPERTY BOUNDARY LINE
  - EXISTING TOPOGRAPHY
  - AREA OF SUITABLE SOILS FOR CONVENTIONAL SEPTIC SYSTEM

| CURVE TABLE |         |         |           |         |               |
|-------------|---------|---------|-----------|---------|---------------|
| Curve #     | Length  | Radius  | Delta     | Chord   | Chord Bearing |
| C1          | 125.54' | 398.88' | 180°20'0" | 125.03' | S88°19'47"W   |



SCALE: 1" = 100'



BOUNDARY LINE LEGEND:  
 ER = EXISTING FROM ROAD  
 NL = EXISTING NAIL  
 CP = COMPUTED PT. (NOTHING SET)

| REVISIONS                     |
|-------------------------------|
| 1. 10-21-15: MISC. REVISIONS. |
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|                               |
|                               |
|                               |
|                               |

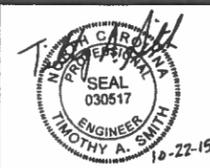
SCALE 1" = 100'  
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 CHECKED BY TAS  
 DATE 4-2-15  
 PROJECT NO. 501302.02  
 DRAWING NO. C850SP01

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## EXISTING CONDITIONS

### THE BARN OF CHAPEL HILL CLASS "B" - SUP

BINGHAM TOWNSHIP      ORANGE COUNTY, N.C.



**PHILIP POST & ASSOCIATES**  
 ENGINEERS PLANNERS SURVEYORS  
 401 Providence Rd. #200  
 Chapel Hill, NC 27514  
 919.929.1173  
 919.493.2600

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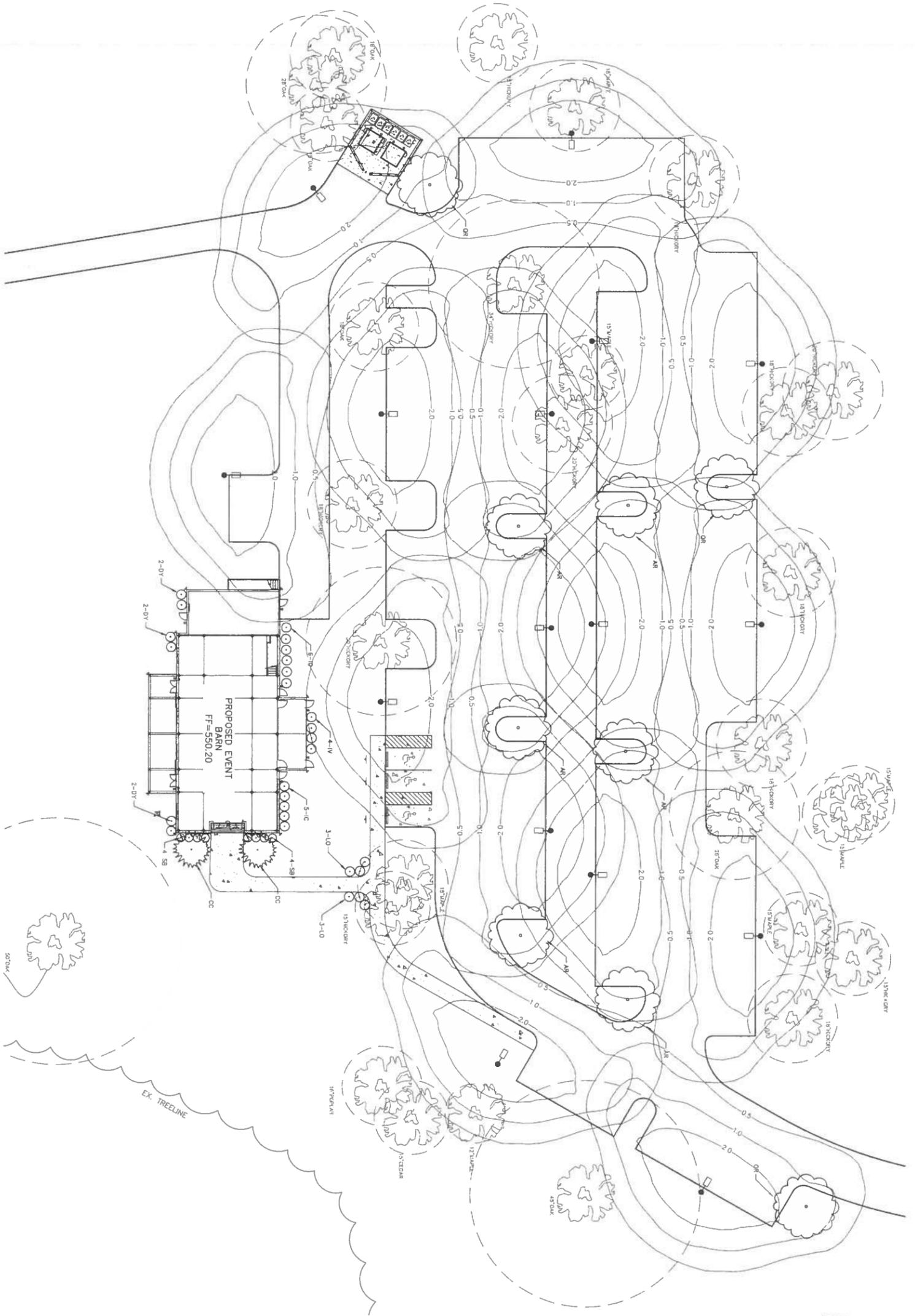






| KEY | SCIENTIFIC NAME        | COMMON NAME        | SIZE        | ROOT  | QTY. |
|-----|------------------------|--------------------|-------------|-------|------|
| QR  | QUERCUS RUBRA          | RED OAK            | 2-1/2" CAL. | B & B | 3    |
| AR  | ACER RUBRUM            | RED MAPLE          | 2-1/2" CAL. | B & B | 6    |
| BN  | BETULA NIGRA           | RIVER BIRCH        | 2" CAL.     | B & B | 2    |
| IC  | ILEX CORNUTA 'CARISMA' | CANSSA HOLLY       | 5 GAL.      | CONT. | 11   |
| IV  | ILEX VOMITORIA 'NANA'  | DWARF YOPPON HOLLY | 5 GAL.      | CONT. | 10   |
| LO  | LOROPETALUM CHINENSIS  | LOROPETALUM        | 5 GAL.      | CONT. | 6    |

PLANT SCHEDULE



MAGNETIC NORTH (PLAT 88-85)

| REVISIONS                     |
|-------------------------------|
| 1. 10-21-15: MISC. REVISIONS. |
|                               |
|                               |
|                               |
|                               |

SHEET S-6  
OF 12

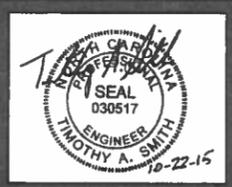
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 CHECKED BY T.A.S.  
 DATE 4-2-15  
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 DRAWING NO. C850SP01

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**DETAILED LANDSCAPE & LIGHTING PLAN**

**THE BARN OF CHAPEL HILL CLASS "B" - SUP**

BINGHAM TOWNSHIP ORANGE COUNTY, N.C.

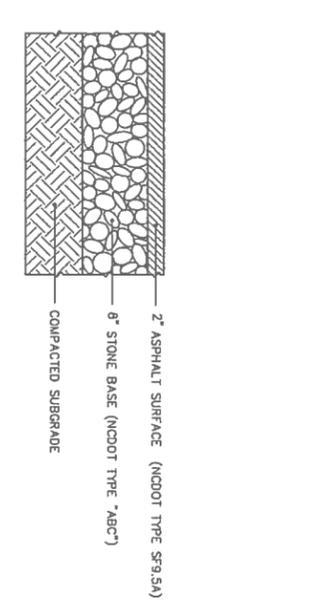
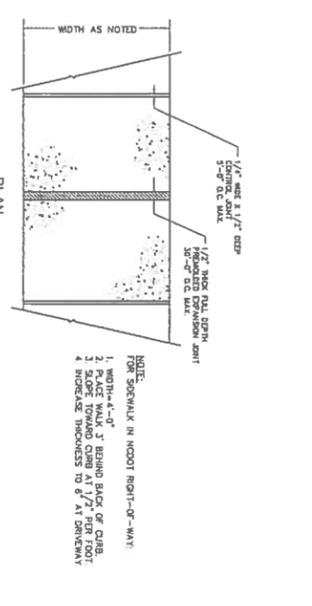
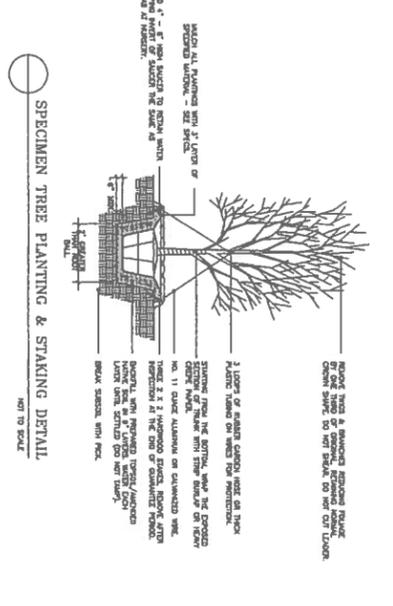
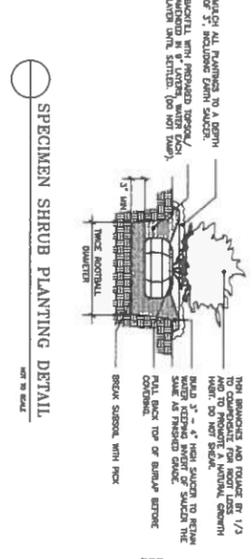
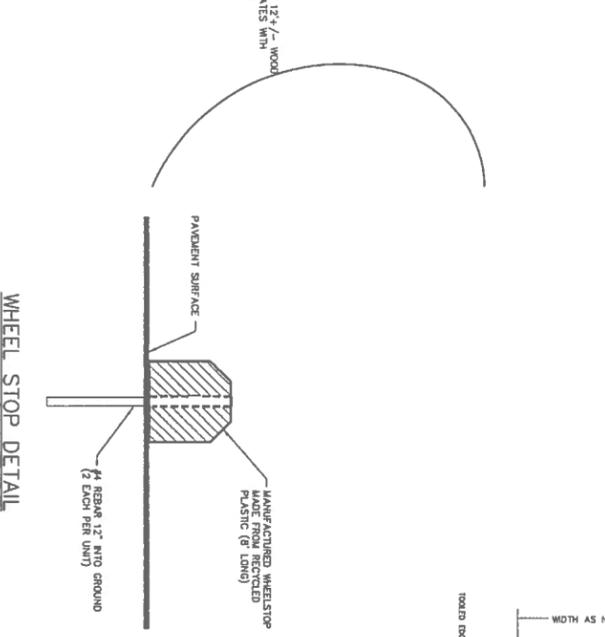
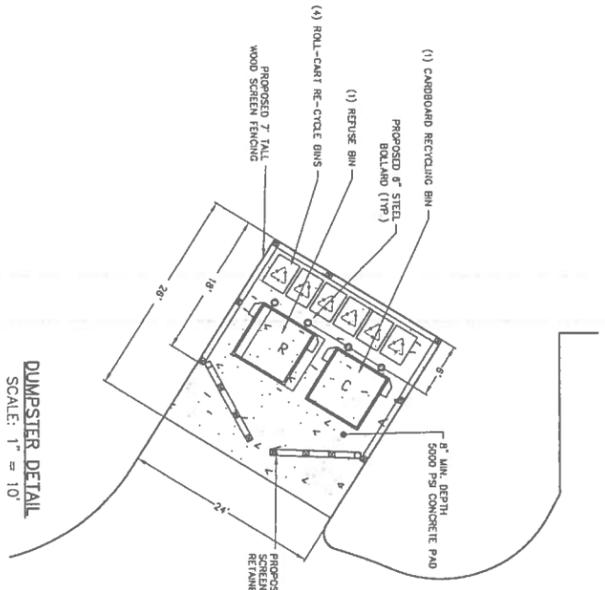
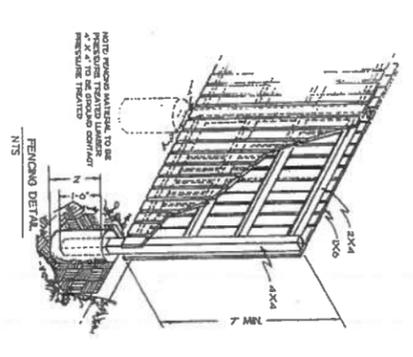


**PHILIP POST & ASSOCIATES**

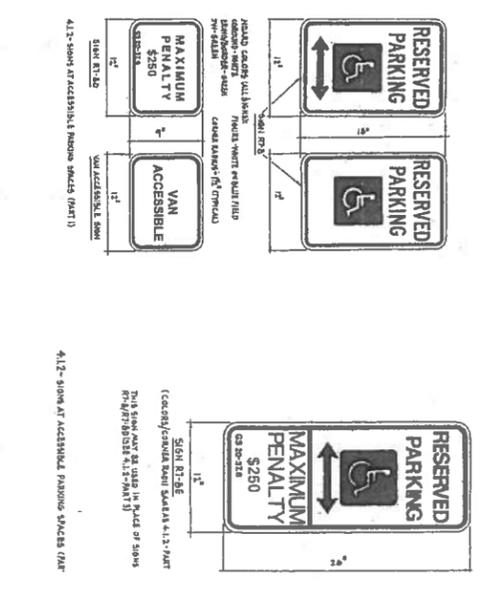
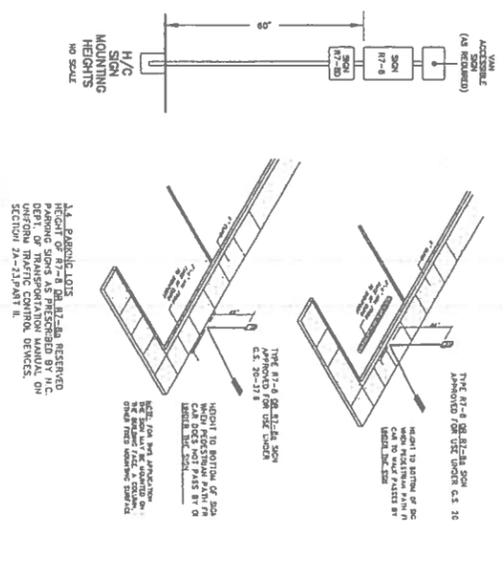
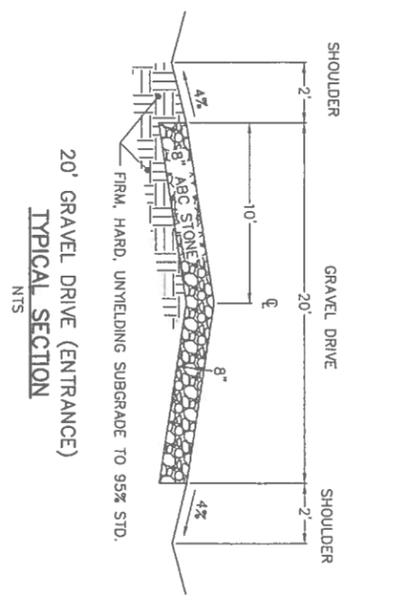
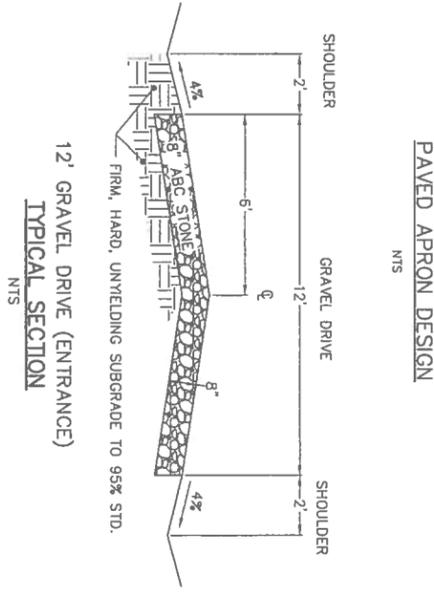
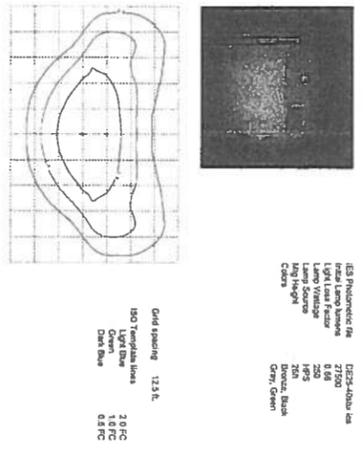
ENGINEERS  
 PLANNERS  
 SURVEYORS

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 Chapel Hill, NC 27514  
 919.929.1173  
 919.493.2500

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SHOEBOX



REVISIONS

|    |                            |
|----|----------------------------|
| 1. | 10-21-15: MISC. REVISIONS. |
|----|----------------------------|

SCALE: 1" = 100'

DRAWN BY: MKM

CHECKED BY: TAS

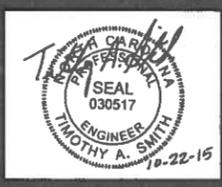
DATE: 4-2-15

PROJECT NO.: 501302.02

DRAWING NO.: C8505P01

## SITE DETAILS

### THE BARN OF CHAPEL HILL CLASS "B" - SUP



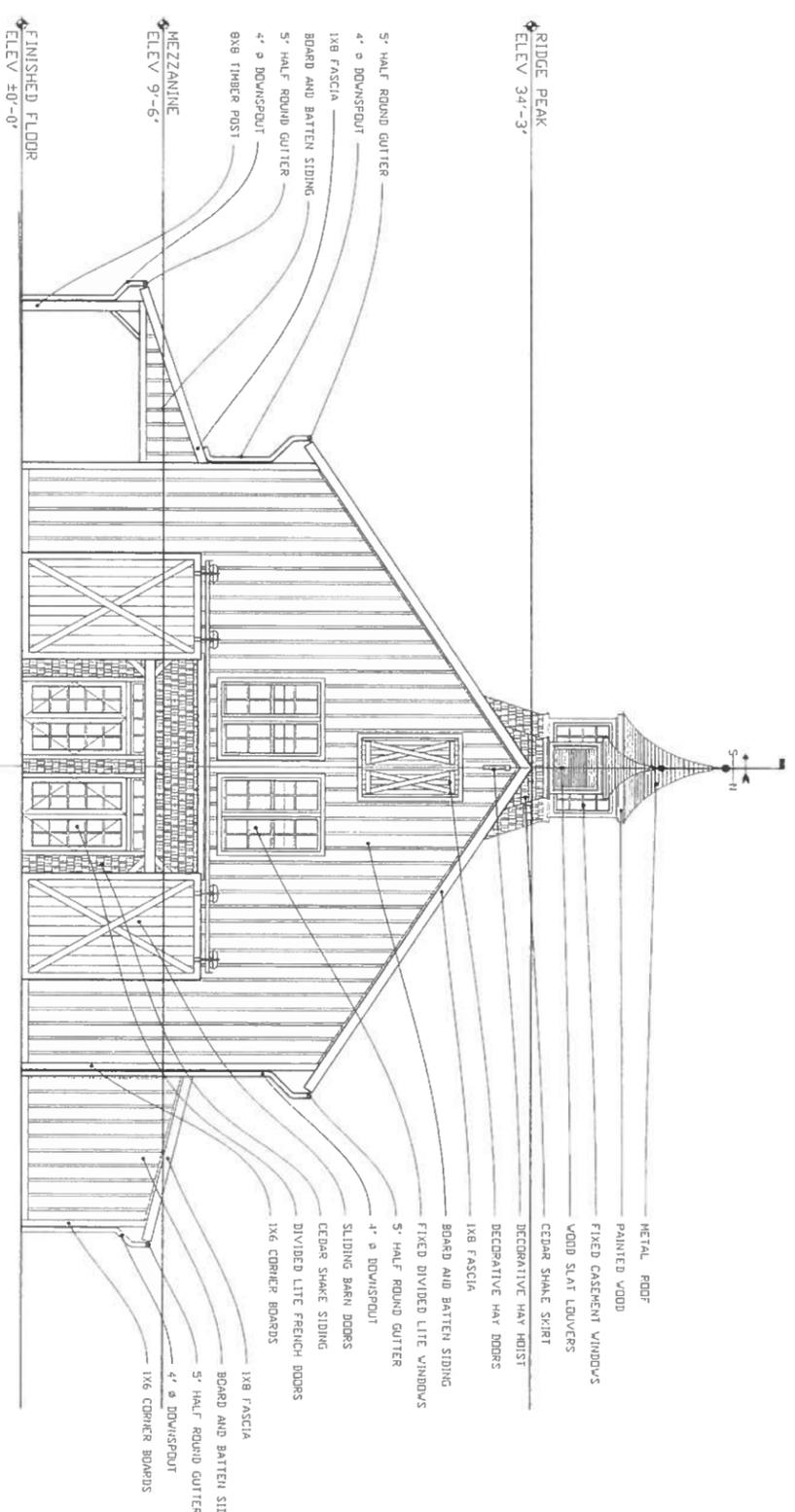
**PHILIP POST & ASSOCIATES**

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Planners  
Surveyors

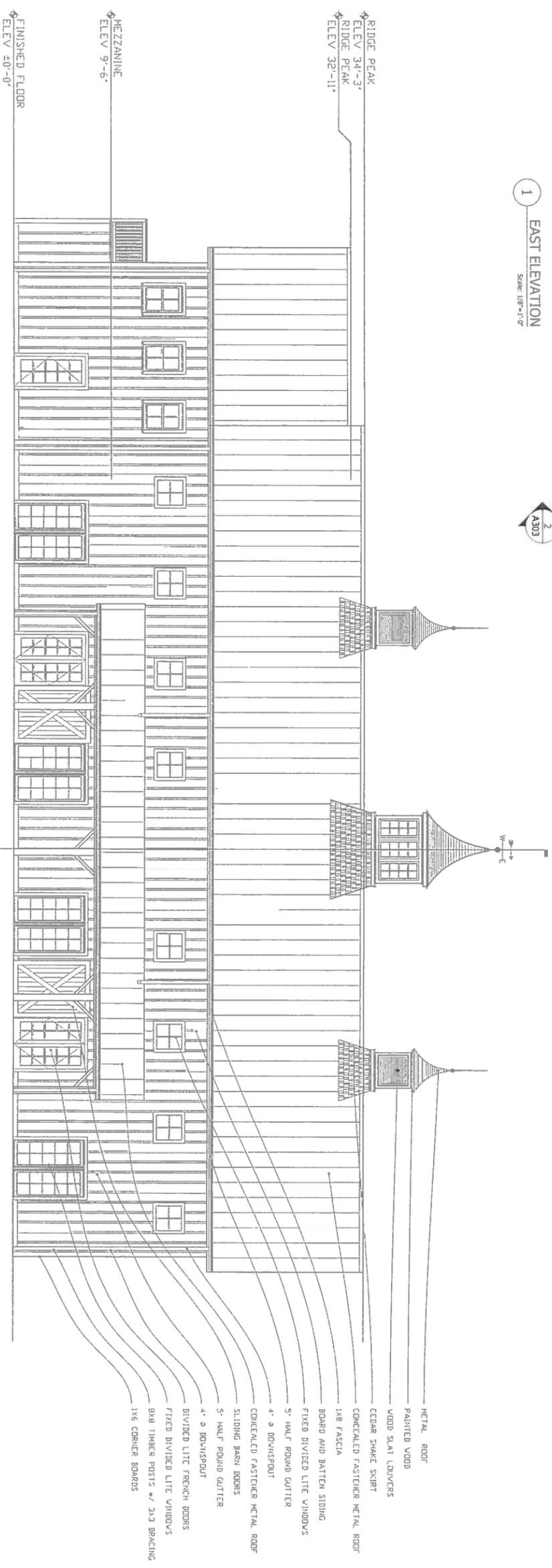
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919.929.1173  
919.493.2600

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1 EAST ELEVATION  
Scale: 1/8"=1'-0"



2 SOUTH ELEVATION  
Scale: 1/8"=1'-0"

ELEVATIONS SCALE 3/8" = 1'

PRELIMINARY - NOT FOR CONSTRUCTION

| REV. | REVISION DESCRIPTION | DATE     |
|------|----------------------|----------|
| A    | OWNER REVIEW         | 11/14/14 |
| B    | OWNER REVIEW         | 12/2/14  |
| C    | OWNER REVIEW         | 2/27/15  |
| E    | OWNER REVIEW         | 3/13/15  |
| F    | OWNER REVIEW         | 3/30/15  |

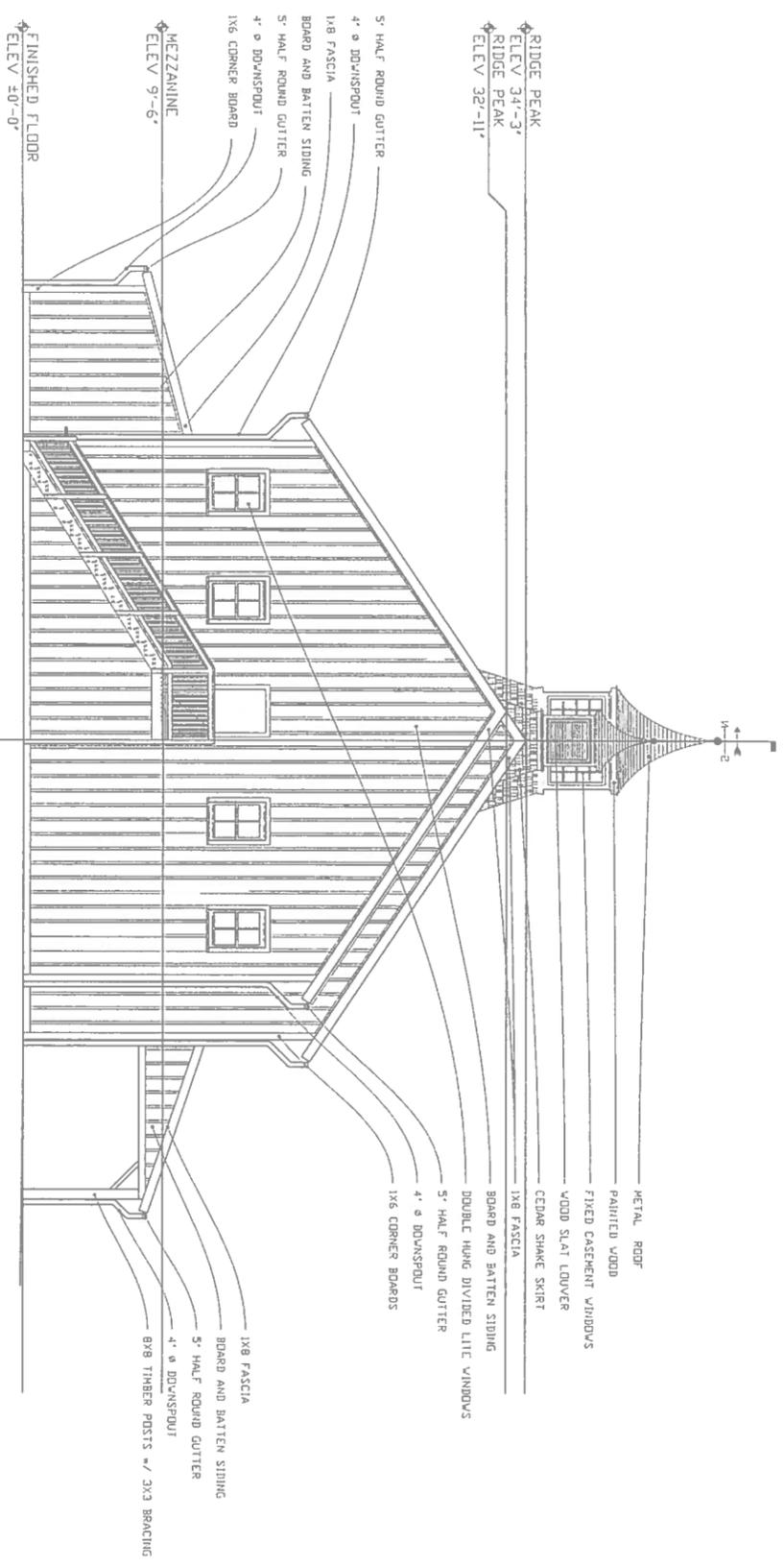
| REVISION | DATE   |
|----------|--------|
| F        | 150330 |

James M. Kistler  
AIA  
Architect  
Waco, Texas

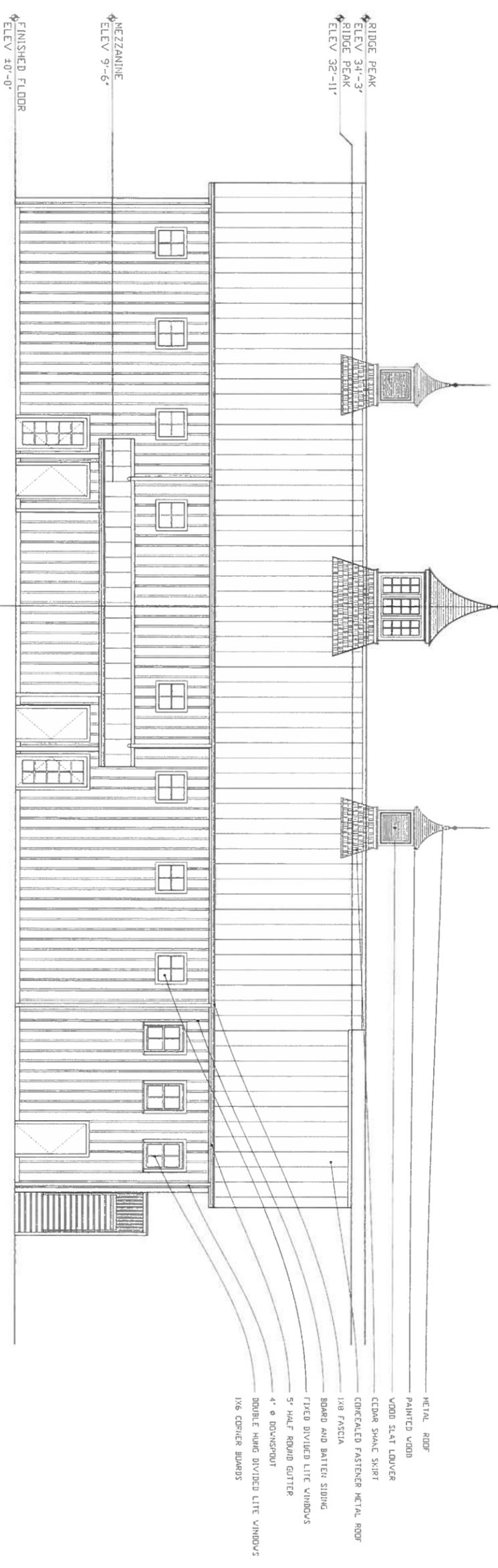
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| SHEET TITLE | A301 |
| DESIGN BY   | JMK  |
| CHECKED BY  | JMK  |

BREWER WEDDING VENUE  
CHAPEL HILL, NORTH CAROLINA

*Heritage* RESTORATIONS  
 117 FORT GRAHAM RD. OFF: 254-829-1170  
 WACO, TX 76701 FAX: 254-870-1984  
 www.HERITAGEBARN5.com



1 WEST ELEVATION  
Scale: 1/8" = 1'-0"



2 NORTH ELEVATION  
Scale: 1/8" = 1'-0"

ELEVATIONS SCALE 3/8" = 1'-0"

PRELIMINARY - NOT FOR  
CONSTRUCTION

**Heritage RESTORATIONS**  
 357 FORT GRAHAM RD. OFF: 254 820-1170  
 WACO, TX 76703 FAX: 254-820-1484  
 www.HERITAGEBARNs.com

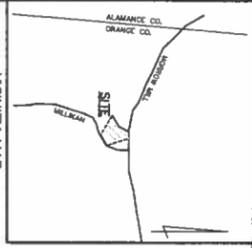
**BREWER WEDDING VENUE  
 CHAPEL HILL, NORTH CAROLINA**

| REV. | REVISION DESCRIPTION | DATE    |
|------|----------------------|---------|
| B    | OWNER REVIEW         | 12/2/14 |
| C    | OWNER REVIEW         | 2/27/15 |
| E    | OWNER REVIEW         | 3/13/15 |
| F    | OWNER REVIEW         | 3/30/15 |

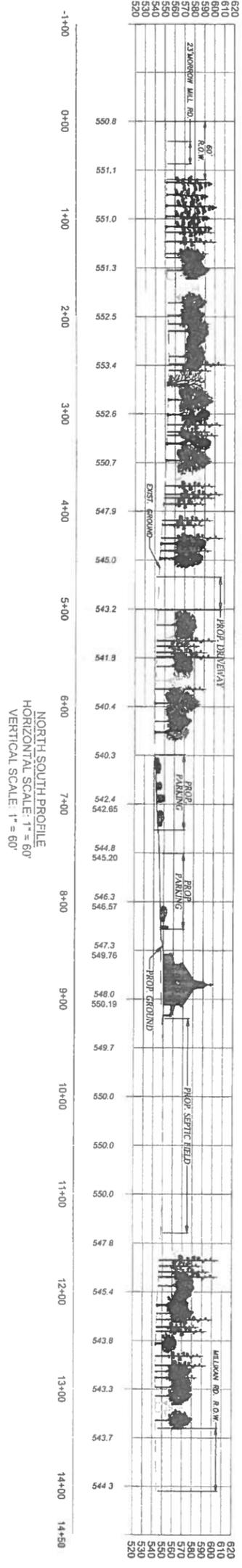
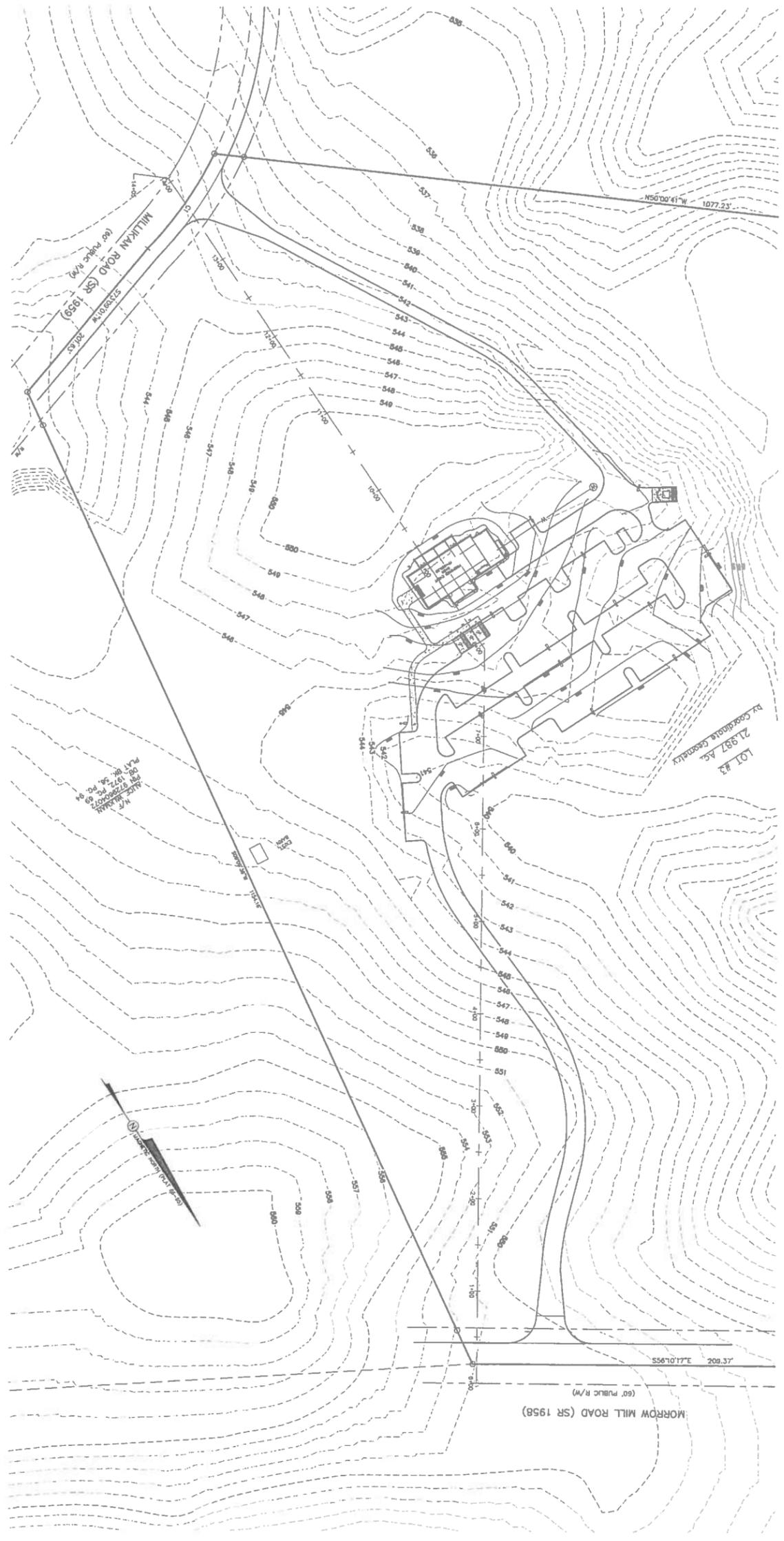
| REVISION | DATE   |
|----------|--------|
| F        | 150330 |

James M. Kistler  
 AIA  
 Architect  
 Waco, Texas

|             |      |
|-------------|------|
| SHEET TITLE | A302 |
| DESIGN BY   | JMK  |
| DRAWN BY    | JMK  |



VICINITY MAP  
NOT TO SCALE



| NO. | REVISIONS |
|-----|-----------|
|     |           |
|     |           |
|     |           |
|     |           |

SCALE 1" = 60'  
 DRAWN BY JJB  
 CHECKED BY JJB  
 DATE 10-19-15  
 PROJECT NO. 501302.02  
 DRAWING NO. C850-XSECT

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**NORTH/SOUTH SITE SECTION**

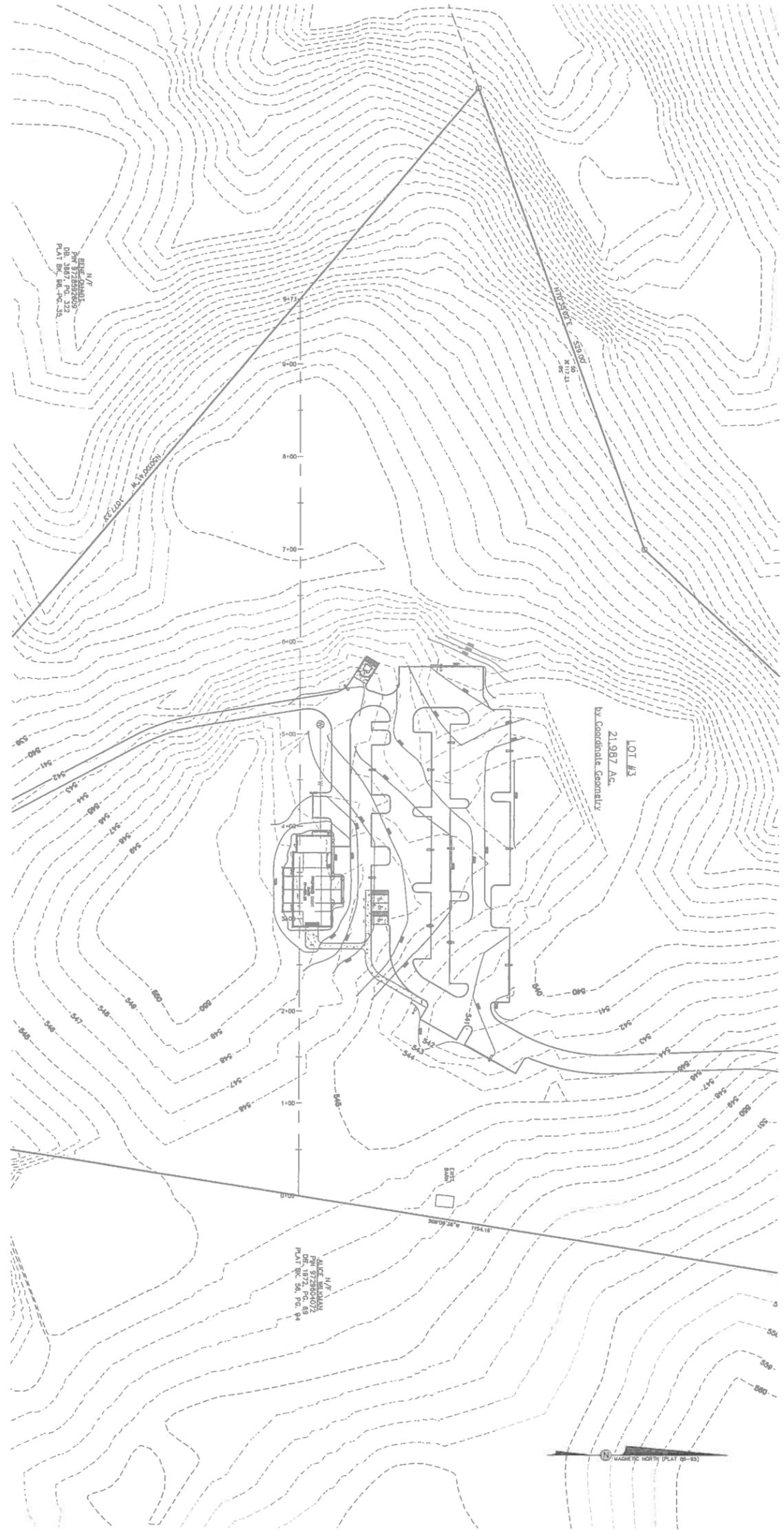
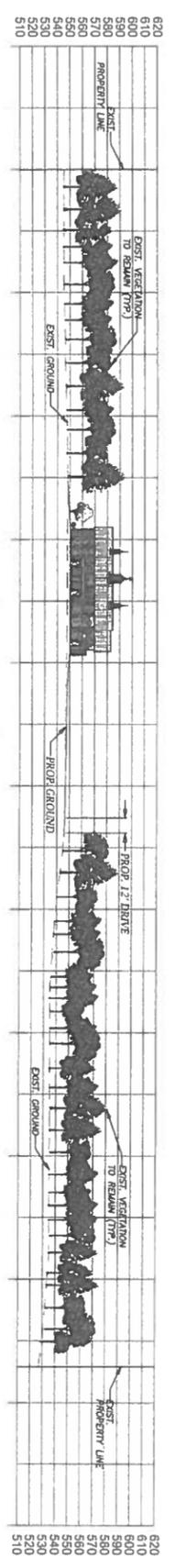
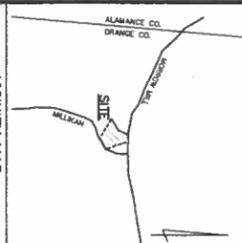
**THE BARN OF CHAPEL HILL  
SITE SECTIONS**

BINGHAM TOWNSHIP ORANGE COUNTY, N.C.



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 401 Providence Rd, #200  
 Chapel Hill, NC 27514  
 919.929.1173  
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REVISIONS

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SHEET XS-2  
OF 12

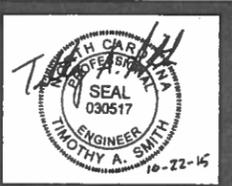
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CHECKED BY JLB  
DATE 10-19-15  
PROJECT NO. 501302.02  
DRAWING NO. CB50-XSECT

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**EAST/WEST SITE SECTION**

**THE BARN OF CHAPEL HILL**  
SITE SECTIONS

BINGHAM TOWNSHIP      ORANGE COUNTY, N.C.



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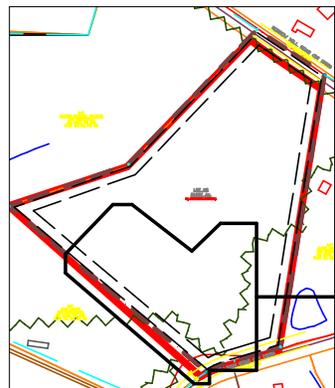
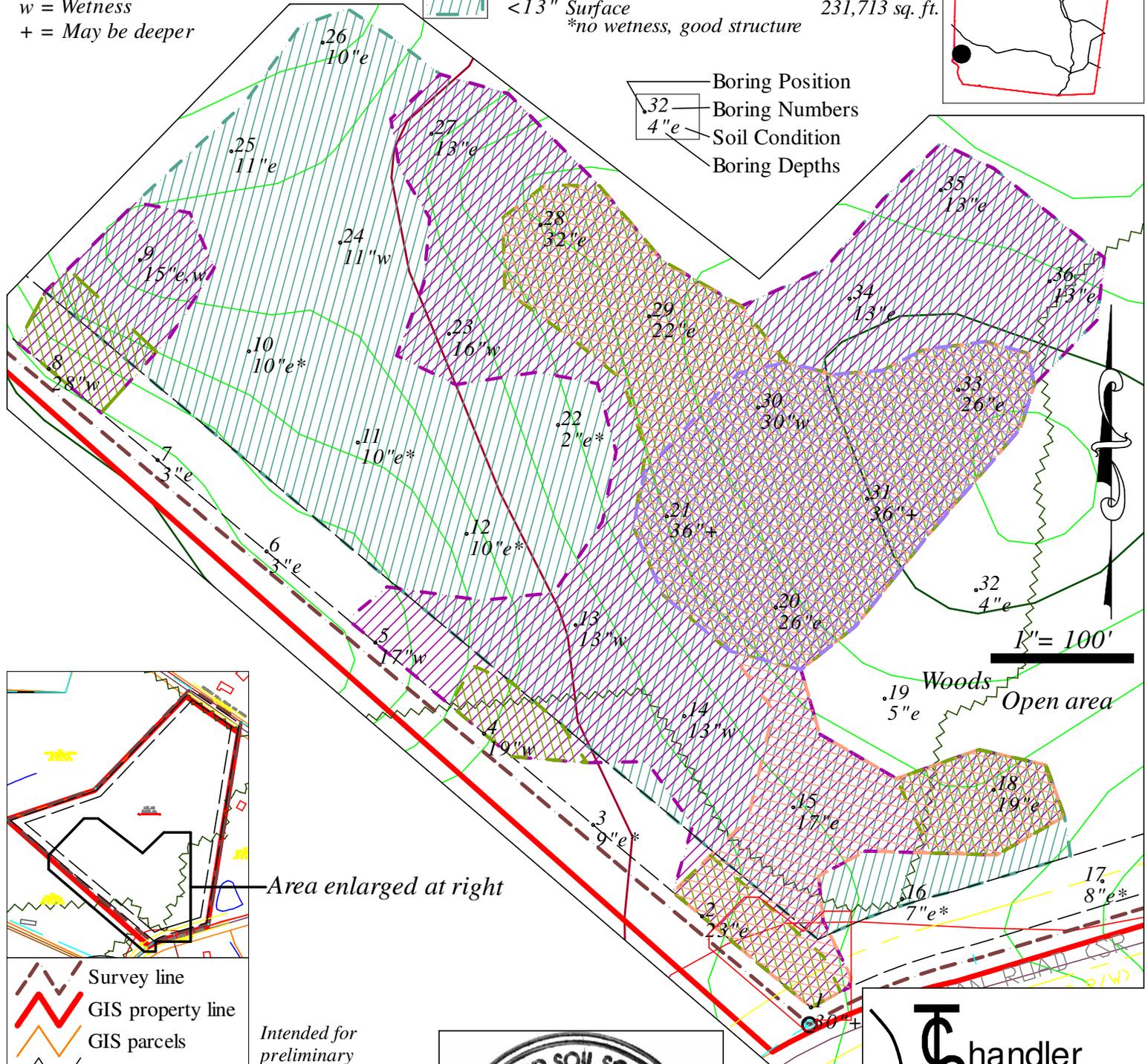
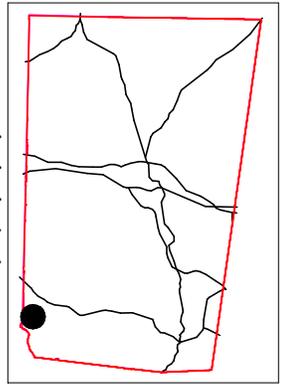
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PLANNERS  
SURVEYORS  
401 Providence Rd. #200  
Chapel Hill, NC 27514  
919.929.1173  
919.493.2600

**General Soils Evaluation for On-site Sewage Treatment & Disposal**  
 Pin 9729507168, 7372 Morrow Mill Road, Bingham Township, Orange County, NC  
 April 22, 2015

| Symbol  | Depth  | Description                  | Total area      |
|---|--------|------------------------------|-----------------|
|  | >26"   | Conventional                 | 40,249 sq. ft.  |
|  | 24-26" | LPP                          | 76,979 sq. ft.  |
|  | 18-24" | Pretreat LPP, Anaerobic drip | 82,428 sq. ft.  |
|  | 13-18" | Aerobic pretreat drip        | 170,443 sq. ft. |
|  | <13"   | Surface                      | 231,713 sq. ft. |

\*no wetness, good structure

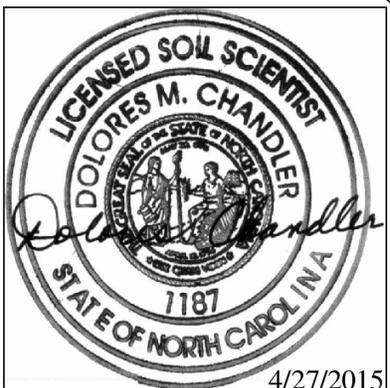
**Soil Conditions**  
 e = Expansive clay  
 w = Wetness  
 + = May be deeper



-  Survey line
-  GIS property line
-  GIS parcels
-  Setbacks
-  2 ft contour
-  10 ft contour
-  20 ft contour
-  100 ft contour
-  Tree line
-  Found corner
-  Pond

Area enlarged at right

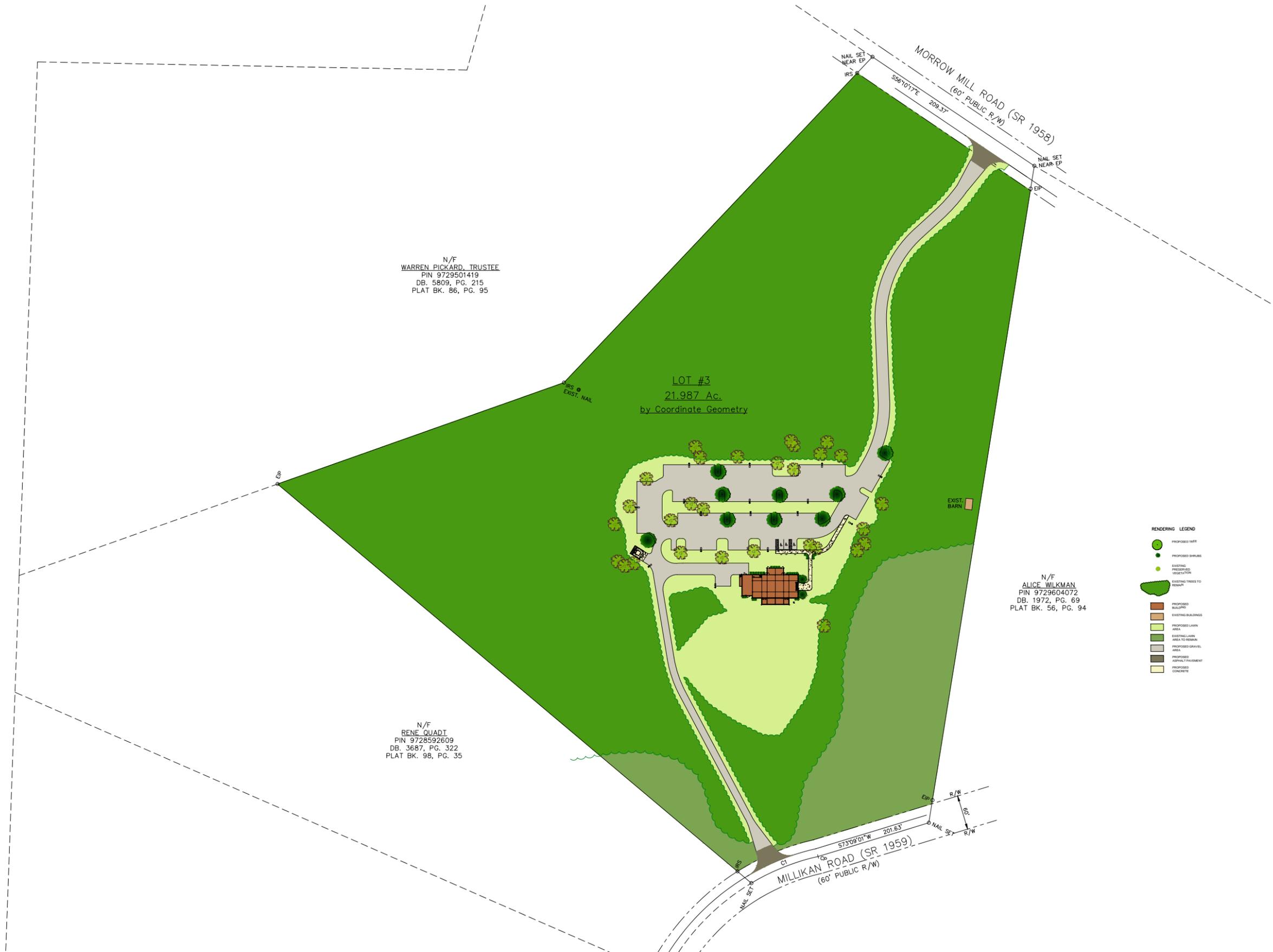
*Intended for preliminary planning only. Areas will require government approval. Some adjustments may be necessary at that time due to soil variability and topographic irregularities. Not survey accurate.*



**Chandler Soil Corporation**

2818 Old NC Hwy 10  
 Chapel Hill, NC, 27514  
 919-932-8514  
 chandlersoil@earthlink.net

4/27/2015



N/F  
 WARREN PICKARD, TRUSTEE  
 PIN 9729501419  
 DB. 5809, PG. 215  
 PLAT BK. 86, PG. 95

N/F  
 RENE QUADI  
 PIN 9728592609  
 DB. 3687, PG. 322  
 PLAT BK. 98, PG. 35

N/F  
 ALICE WILKMAN  
 PIN 9729604072  
 DB. 1972, PG. 69  
 PLAT BK. 56, PG. 94

- RENDERING LEGEND**
- PROPOSED TREE
  - PROPOSED SHRUB
  - EXISTING PRESERVED VEGETATION
  - EXISTING TREES TO REMAIN
  - PROPOSED BUILDING
  - EXISTING BUILDINGS
  - PROPOSED LAWN AREA
  - EXISTING LAWN AREA TO REMAIN
  - PROPOSED GRAVEL AREA
  - PROPOSED ASPHALT PAVEMENT
  - PROPOSED CONCRETE



RENDERED SITE PLAN

THE BARN OF CHAPEL HILL  
 CLASS "B" - SUP

BINGHAM TOWNSHIP ORANGE COUNTY, N.C.

SCALE 1" = 80'  
 DRAWN BY JJB  
 CHECKED BY JJB  
 DATE 10-20-15  
 PROJECT NO. 501302.02  
 DRAWING NO. C850-ENDR

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REVISIONS

SHEET EX-1  
 OF 1

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 919.463.2000  
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