# CONCEPT PLAN OF PI KAPPA PHI FRATERNITY U.N.C.

# 216 E. ROSEMARY STREET CHAPEL HILL, NC 27514

PREPARED FOR:

KAPPA COUNCIL INC 2137 POSSOM TROT RD WAKE FOREST, NC 27587 ATTN: STUART HICKS

# VICINITY MAP





SITE -

# **PROJECT DATA**

# PARCEL INFO: OWNER:

PROJECT ADDRESS:

#### PIN: GROSS ACREAGE:

ZONING: PROJECT DESCRIPTION:

LEGAL DESCRIPTION: TREE COVERAGE:

OPEN SPACE:

IMPERVIOUS AREA: PARKING:

KAPPA COUNCIL INC 2137 POSSOM TROT RD WAKE FOREST, NC 27587 (704) 650-3191

216 E. ROSEMARY STREET UNIVERSITY OF NORTH CAROLINA CHAPEL HILL, NC 27514

9788486120 .33 ACRES / 15,577 SF R-6

RENOVATION/ADDITION OF EXISTING FRATERNITY BUILDING

S/S ROSEMARY ST REQUIRED: 40% EXISTING: 27%

9,038 SF

58%

REQUIRED: 11 SPACES PROVIDED: 3 SPACES (ADDITIONAL PARKING TO BE ACQUIRED BY CONTRACT OFF-SITE)

# KRITTENBRINK Architecture LLC ARCHITECTURE PLANNING INTERIORS 119 W. MAIN STREET NORMAN, OK 73069 405.579.7883

FAX 405.292.0545

STRUCTURAL CONSULTANT: Structural Engineer

PHONE:

MECHANICAL CONSULTANT: Mechanical Engineer

PHONE:

ELECTRICAL CONSULTANT Electrical Engineer

## PI KAPPA PHI UNIV. OF N. CAROLINA 216 E. ROSEMARY ST. CHAPEL HILL, NC 27514

## CONCEPT PLAN 01.30.25

MARK	DATE	DESCRIPTION
REVISIONS		
PRIMARY ISSUE		
MARK	DATE	DESCRIPTION
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# BID ISSUE CONST. ISSUE

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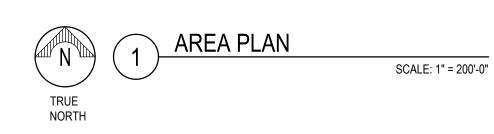
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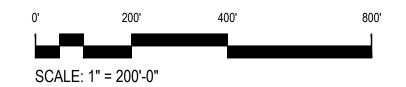
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HEET TITLE DRAWING INDEX, CONTACT INFO. & ABBREVIATIONS











STRUCTURAL CONSULTANT: Structural Engineer

PHONE: FAX

MECHANICAL CONSULTANT: Mechanical Engineer

PHONE: FAX:

ELECTRICAL CONSULTANT: Electrical Engineer

#### PHONE: FAX:

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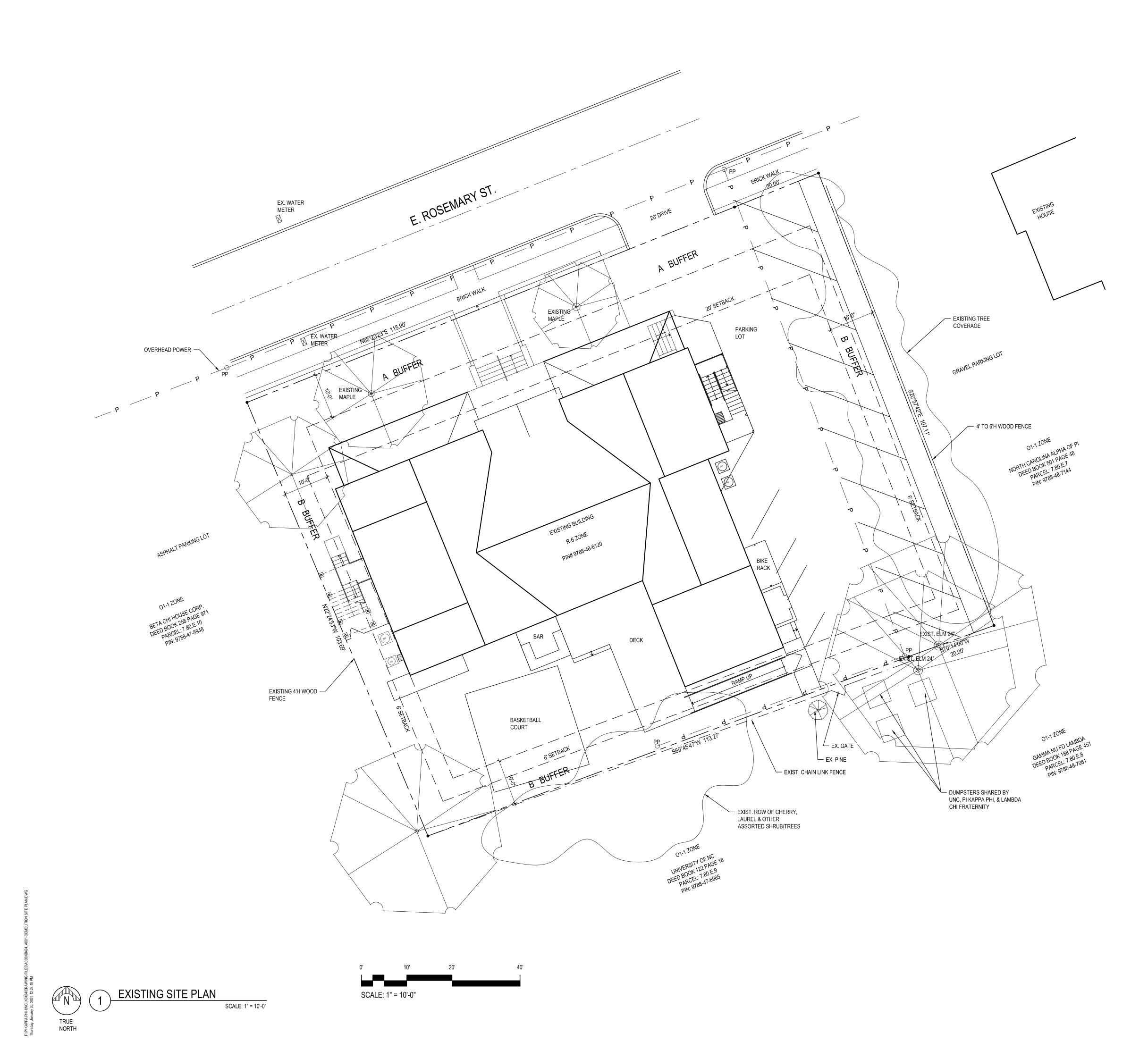
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CFC MLK SHEET TITLE: AREA MAP





EXISTING	EXISTING SITE DATA		
NET LAND AREA - NSA	14,218 SF		
CREDIT STREET - CSA	1,359 SF		
GROSS LAND AREA - GLA	15,577 SF		
CAR STORAGE AREA (PARKING SPACES) - CSA	1,540 SF		
CAR MOVEMENT AREA - CMA	1,648 SF		
PRINCIPAL BUILDING AREA - BA(1)	4,087 SF		
OTHER BUILDING AREA PORCHES ETC - BA(2)	1,057 SF		
BUILDING AREA - BA	5,144 SF		
FLOOR AREA (FLOOR AREA ALL FLOORS) - FA	8,971 SF		
UNCOVERED OPEN SPACE (GLA-BA) - UOS	10,433 SF		
COVERED OPEN SPACE AT GROUND LEVEL (COVERED BALCONIES, ETC) - COS	1,057 SF		
OPEN SPACE - OS	10,962 SF		
LIVABILITY SPACE (OS-[CMA+CSA]) - LS	7,774 SF		
RECREATION SPACE (LS IMPROVED FOR RECREATION) - RS	525 SF		
GROSS LAND AREA WITH IMPERVIOUS SURFACE	76.6%		
LOT WIDTH & STREET FRONTAGE	135.9'		
REQUIRED BUFFERS STREET TYPE A	15'		
REQUIRED BUFFERS OTHER 3 SIDES TYPE B	10'		
MAXIMUM HEIGHTS	PRIMARY 22', SECONDARY 40'		
PARKING SPACES	13 - 100% COMPACT		
LEGEND			
$\boxtimes$	WATER METER		
O PP	POWER POLE		
—— P ——	OVERHEAD ELECTRIC LINES		
W	UNDERGROUND WATER		
G	UNDERGROUND GAS		



MECHANICAL CONSULTANT: Mechanical Engineer

PHONE: FAX:

ELECTRICAL CONSULTANT: Electrical Engineer

PHONE: FAX<sup>.</sup>

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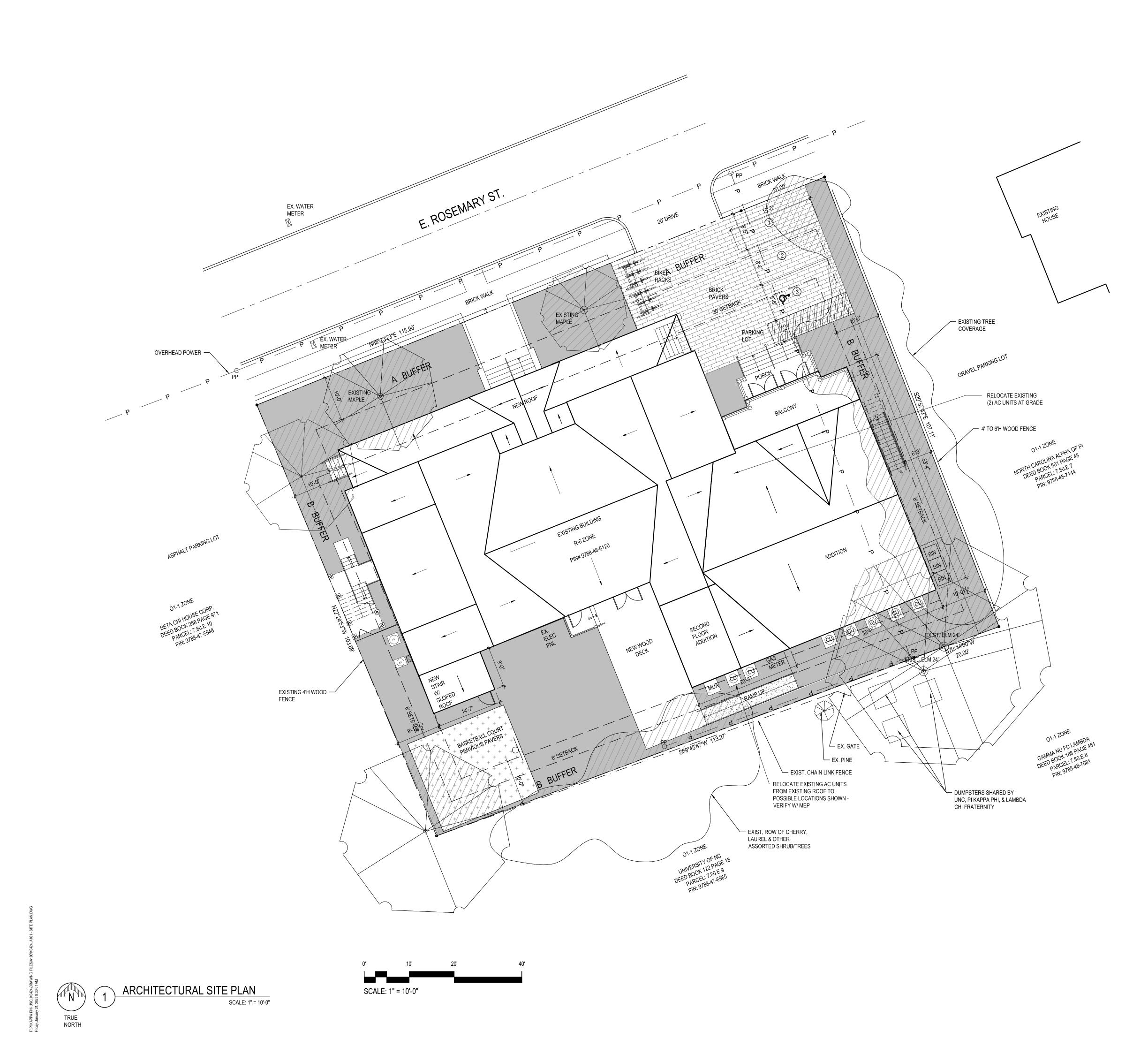
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CFC MLK

EXISTING SITE PLAN

SHEET TITLE:





PROPOSED SITE DATA		
NET LAND AREA - NSA	14,218 SF	
CREDIT STREET - CSA	1,359 SF	
GROSS LAND AREA - GLA	15,577 SF	
CAR STORAGE AREA (PARKING SPACES) - CSA	583 SF	
CAR MOVEMENT AREA - CMA	914 SF	
PRINCIPAL BUILDING AREA - BA(1)	6,174 SF	
OTHER BUILDING AREA PORCHES ETC - BA(2)	871 SF	
BUILDING AREA (BA1 + BA2) - BA	7,045 SF	
FLOOR AREA (FLOOR AREA ALL FLOORS) - FA	13,610 SF	
UNCOVERED OPEN SPACE (GLA-BA) - UOS	8,673 SF	
COVERED OPEN SPACE AT GROUND LEVEL (COVERED BALCONIES, ETC) - COS	730 SF	
OPEN SPACE (UOS + 1/2[COS]) - OS	9,038 SF	
LIVABILITY SPACE (OS-[CMA+CSA]) - LS	7,541 SF	
RECREATION SPACE (LS IMPROVED FOR RECREATION) - RS	978 SF	
GROSS LAND AREA WITH IMPERVIOUS SURFACE	9,050 SF = 58%	
LOT WIDTH & STREET FRONTAGE	135.9'	
REQUIRED BUFFERS STREET TYPE A	15'	
REQUIRED BUFFERS OTHER 3 SIDES TYPE B	10'	
MAXIMUM HEIGHTS	PRIMARY 22', SECONDARY 40'	
PARKING SPACES	3 - 100% COMPACT ADDITIONAL PARKING TO BE ACQUIRED OFF-SITE	
LEGEND		
X	WATER METER	
O PP	POWER POLE	
—— P ——	OVERHEAD ELECTRIC LINES	
W	UNDERGROUND WATER	
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MECHANICAL CONSULTANT: Mechanical Engineer

PHONE: FAX:

ELECTRICAL CONSULTANT: Electrical Engineer

PHONE:

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SHEET TITLE: SITE PLAN

