



LONG-RANGE PLANS EVALUATION
Piedmont Electric Sub-Station

The following report provides an evaluation by Planning Staff of the Concept Plan site, based on long-range planning considerations.

PROPERTY ADDRESS 1591 Eubanks Road	APPLICANT Orange County/Piedmont Elec.	CURRENT ZONING DISTRICT Low Density Res. (HR-L) Subdistrict
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EXISTING LAND USE Vacant	PROPOSED LAND USE Utilities/Municipal Use
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SURROUNDING PROPERTIES – EXISTING LAND USES
Northeast: Vacant (Res-Low Density)
Northwest: Municipal Use (Landfill)
Southeast: Vacant
Southwest: Vacant (Res-Low Density)

FUTURE LAND USE MAP (FLUM) FOCUS AREA NA	FLUM SUB-AREA NA
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- OTHER APPLICABLE ADOPTED PLANS**
- | | |
|--|---|
| <input type="checkbox"/> Mobility and Connectivity Plan | <input type="checkbox"/> Cultural Arts Plan |
| <input checked="" type="checkbox"/> Parks Comprehensive Plan | <input checked="" type="checkbox"/> Stormwater Management Master Plan |
| <input type="checkbox"/> Greenways Master Plan | <input type="checkbox"/> Climate Action and Response Plan |
| <input type="checkbox"/> Chapel Hill Bike Plan | <input type="checkbox"/> West Rosemary Street Development Guide |
| <input type="checkbox"/> Central West Small Area Plan | |

SUMMARY OF PLAN CONSIDERATIONS AFFECTING THE SITE
 Map excerpts on following pages demonstrate the Plan Considerations listed below. The location of the 1591 Eubanks Road is marked with the  symbol.

Future Land Use Map (FLUM)

- Not directly applicable, site located outside of Northern MLK Boulevard including Sub Area A/B.

Mobility and Connectivity Plan

- Not applicable.

Parks Comprehensive Plan

- The site is within the Neighborhood Park service area of Homestead Park.

Chapel Hill Bike Plan

- Mapping of future bike facilities in the Bike Plan is superseded by the Mobility and Connectivity Plan. The Bike Plan provides some additional detail on facility design.

Stormwater Management Master Plan

- The site is located in the Old Field Creek Subwatershed. The applicant should **coordinate with Chapel Hill's Stormwater Management Division** to understand relevant stormwater considerations.

Climate Action and Response Plan

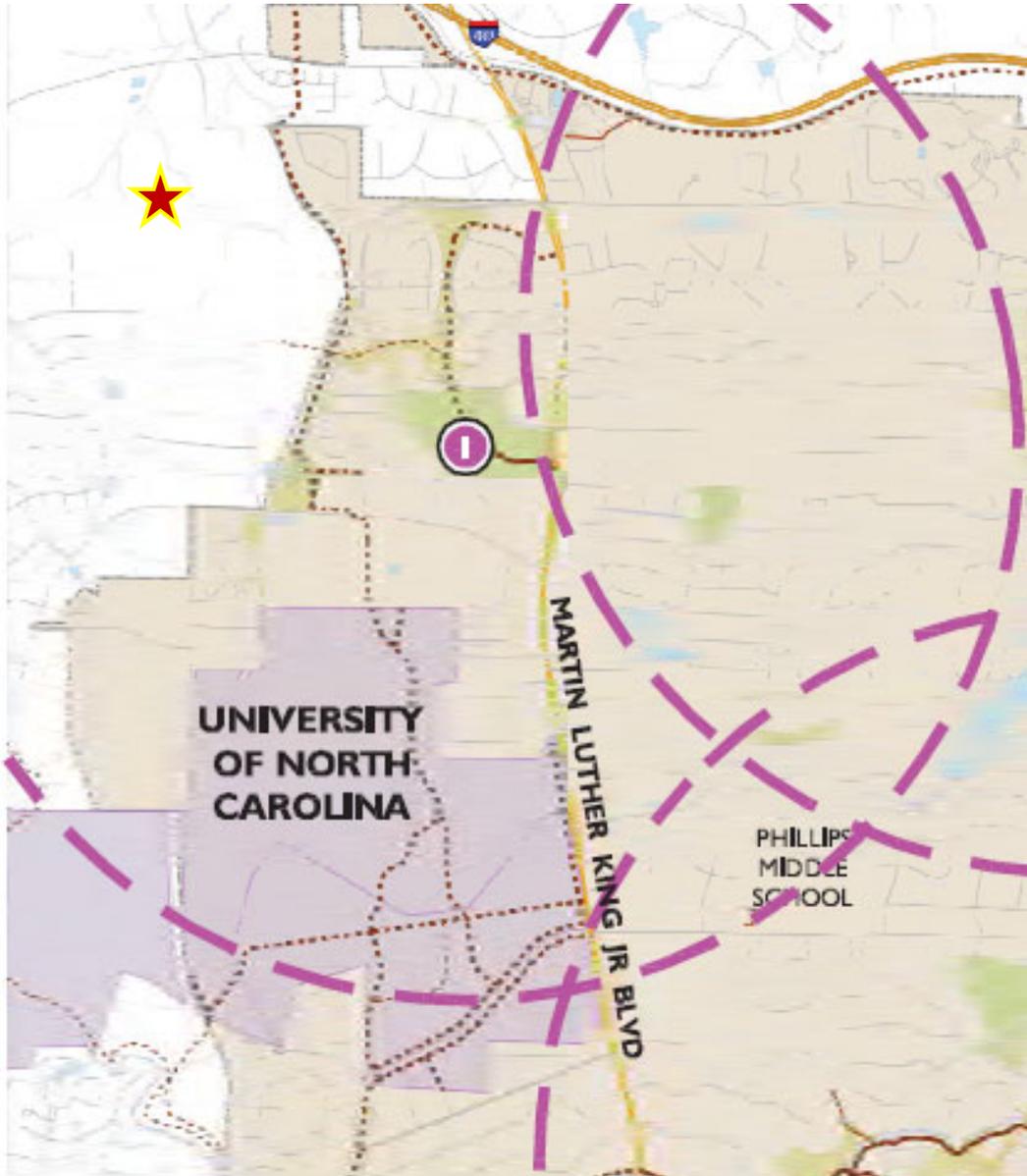
(Note: no map excerpt provided, as the Plan is generally text-based)

- Not directly applicable.

CONCEPT PLAN REPORT

1591 Eubanks Road

Parks Comprehensive Plan (Excerpt)



CONCEPT PLAN REPORT

1591 Eubanks Road

Stormwater Management Master Plan (Excerpt)

