

VARIANCE OR APPEAL APPLICATION



TOWN OF CHAPEL HILL

Planning Department

405 Martin Luther King Jr. Blvd.

phone (919) 969-5066 fax (919) 969-2014

www.townofchapelhill.org

Parcel Identifier Number (PIN): #9788-68-0090

Date: September 11, 2019

Section A: Project Information

Project Name: Tise House

Property Address: 119 Battle Lane

Zip Code: 27514

Existing Zoning District: R2

Building a new house in the historic district. We have our COA from HDC. We have a BOA Variance approval for a raised walkway, "bridge", encroachment into the front Hooper Lane setback. This variance is in regards to three condensing units along the east, side yard, boundary.

Project Description:

Section B: Applicant, Owner, and/or Contract Purchaser Information

Applicant Information (to whom correspondence will be mailed):

Name: Donald O. Tise, Jr.

Address: 201 Brookgreen Dr

City: Chapel Hill

State: NC

Zip Code: 27516

Phone: 919.942.8707

Email: dtise@tisekiester.com

The undersigned applicant hereby certifies that, to the best of their knowledge and belief, all information supplied with this application is true and accurate.

Signature: _____ Date: September 11, 2019

Owner/Contract Purchaser Information:



Owner



Contract Purchaser

Name: Donald O. Tise, Jr.

Address: 201 Brookgreen Drive

City: Chapel Hill

State: NC

Zip Code: 27516

Phone: 919.942.8707

Email: dtise@tisekiester.com

The undersigned applicant hereby certifies that, to the best of their knowledge and belief, all information supplied with this application is true and accurate.

Signature: _____ Date: September 11, 2019



**VARIANCE OR APPEAL APPLICATION
SUBMITTAL REQUIREMENTS**
TOWN OF CHAPEL HILL
Planning Department

Variances and Appeals may be granted by the Board of Adjustment for dimensional regulations, water and sewer regulations, steep slope regulations, house size limitations, Resource Conservation District regulations, Jordan Buffer regulations, and Watershed Protection District regulations. The following must accompany your application. Failure to do so will result in your application being considered incomplete.

X	Application fee (refer to fee schedule)	Amount Paid \$	600
X	Digital Files – provide digital files of all plans and documents		
X	Mailing list of owners of property within 1,000 foot perimeter of subject property (see GIS notification tool)		
X	Mailing fee for above mailing list	Amount Paid \$	69.60
X	Written Narrative describing the proposal		
X	Statement of Justification – see below for additional information		
X	Recorded Plat or Deed of Property		
X	Stream Determination – necessary for all submittals		
NA	Jurisdictional Wetland Determination – if applicable		
X	Reduced Site Plan Set (reduced to 8.5" x 11")		

Type of Variance or Appeal (Choose one of the following):

☒ **Dimensional Variance** ☐ **Water and Sewer Variance** ☐ **Steep Slope Variance**

Statement of Justification: Respond to parts 1-7 of Subsection 4.12.2(a) of the Land Use Management Ordinance.

☐ **House Size Variance**

Statement of Justification: Respond to parts 1-7 of Subsection 4.12.2(b) of the Land Use Management Ordinance.

☐ **Resource Conservation District Variance**

Statement of Justification: Respond to parts A-I of Subsection 3.6.3(j)(4) of the Land Use Management Ordinance.

☐ **Jordan Watershed Riparian Buffer Variance**

Statement of Justification: Respond to parts A-C of Subsection 5.18.8(d)(1) of the Land Use Management Ordinance.

☐ **Watershed Protection District Variance**

Statement of Justification: Respond to parts 1-4 of Subsection 3.6.4(h)(2) of the Land Use Management Ordinance.

☐ **Appeal**

Standing: Explain to the Board how the applicant is an aggrieved party (NC General Statute Sec. 160A-388(b1)(1))

Statement of Justification: Provide justification for decision that is being appealed.



**VARIANCE OR APPEAL APPLICATION
SUBMITTAL REQUIREMENTS
TOWN OF CHAPEL HILL
Planning Department**

Plan Sets (2 copies to be submitted no larger than 24" x 36")

Plans should be legible and clearly drawn. All plan set sheets should include the following:

- Project Name
- Legend
- Labels
- North Arrow (North oriented toward top of page)
- Property Boundaries with bearing and distances
- Scale (Engineering), denoted graphically and numerically
- Setbacks
- Streams, RCD Boundary, Jordan Riparian Buffer Boundary, Floodplain, and Wetlands Boundary, where applicable

☒ X

Area Map

- a) Overlay Districts
- b) 1,000 foot notification boundary

☒ X

Detailed Site Plan

**Attachment to BOA Application**

September 12, 2019

Project: 119 Battle Lane - Tise House – PIN #9788-68-0090**Re:** Written narrative describing the proposal

My wife and I have built a new house at 119 Battle Lane in Chapel Hill, NC.

119 Battle Lane is a flag lot. The drive is off Battle, to the west, and the house will face Hooper Lane, to the north. This lot is approximately 8'-0" below the level of Hooper Lane.

We have received inspection approvals for the plumbing, mechanical and electrical. The building final will be the end of this week (September 12th).

We have been before the BOA once before for a variance on a "bridge" that spans over to Hooper Lane. That variance was approved.

The request for a variance is for an exception to a LUMO dimensional standard. We cannot find the specific article in the LUMO, but our conversations with Planning tell us that a piece of mechanical equipment is considered a structure. As per "3.8.3-Exceptions to Setback and Height Regulations", mechanical "structures" are not listed as an exception, therefore they are not allowed in a setback.

We have been to the Historic District Commission (HDC) for review and approval. We have received our Certificate of Appropriateness (COA). This was accomplished with a unanimous vote at the August 2017 judicial review.

Variance request: Our request is to allow three pieces of mechanical equipment, condensing units, inside the interior setback. The setback is 11'-0" as per Table 3.8-1. The setback is along the east property line. Two of the units are 2'-6" x 3'-0" x 2'-4" high. One piece is 1'-8" x 2'-4" x 1'-4" high.

The units are directly adjacent to existing mechanical equipment owned by our neighbor, Gerald & Kitty Bell. The neighbor's equipment is placed directly on the property line. The neighbors approve of our proposed equipment location. It consolidates the noisy stuff. Also Kitty and I are allowing the original bamboo to grow back between our houses thereby hiding the equipment from all views.

This variance request will result in the following items;

- The equipment will not be viewed from the front of the house, Hooper Lane, or from Battle Lane. It will not intrude on our neighbors to the south or west.

Without this variance approval from the BOA we would have to locate the equipment towards the front of the house on Hooper Lane. We think this will not be appreciated by the HDC. We strongly believe that this equipment location is sympathetic to the neighboring house and the overall neighborhood.

Thank you for your consideration of this variance request. Please let us know if we can provide further information.

Sincerely,
Tise-Kiester Architects, PA

A handwritten signature in black ink, appearing to read 'D. Tise'.

Donald O. Tise, Jr. AIA

Project: *119 Battle Lane - Tise House – PIN #9788-68-0090*

Re: *Statement of Justification – LUMO, 3.8.3*

The following are the items not listed in LUMO – 3.8.3(a):

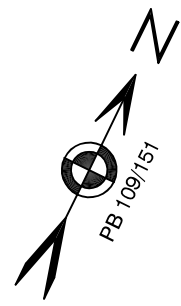
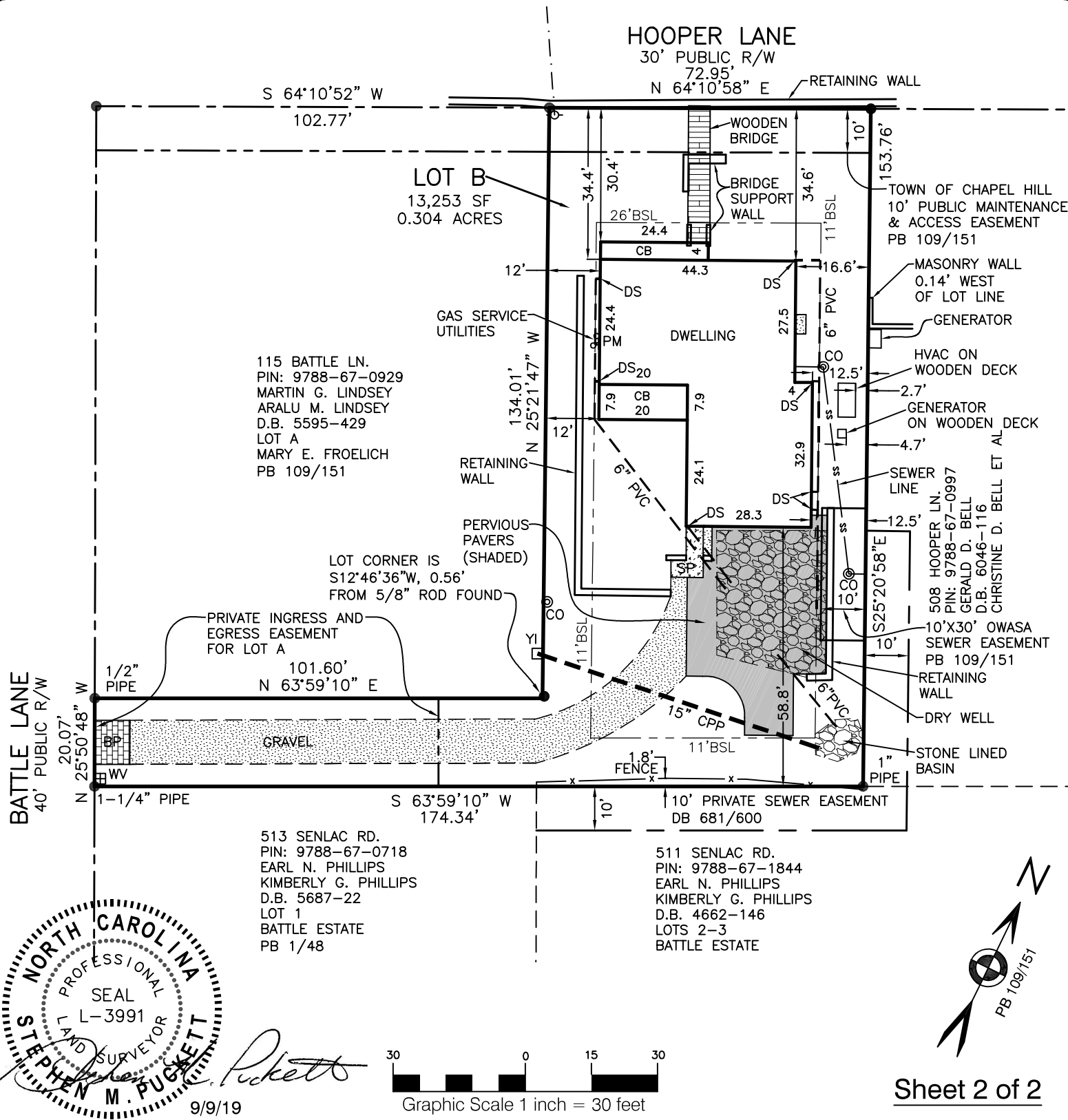
- (1) Unnecessary hardship would result from the strict application of the ordinance. The first Board or Commission we had to satisfy was the Historic District Commission (HDC). We worked with the HDC in developing the final design. In order to develop a house that had a small footprint (14% of the site area) and would fit comfortably within the fabric of the neighborhood. This footprint is centered on the site and does not leave room for the setbacks plus the mechanical equipment. It would be inappropriate to place mechanical units in the front yard (north property line). It would be equally inappropriate to place the units to the south or west. These locations can be seen from Battle Lane and also would inconvenience our neighbors to the west and south. The current equipment placement is directly adjacent to the equipment belonging to our neighbor who shares the east property line. This places all of the equipment from both houses in one area.
- (2) The hardship results from the peculiar nature of the property including its location in the historic district, the small size and shape of the lot together with the sloping topography.
- (3) The hardship is a result of working closely with the HDC to create a house that will make everyone in the neighborhood happy. We strongly believe that by placing the units in the front yard or side yard towards the front, would not be acceptable to the members of the HDC, or our neighbors.
- (4) This requested variance is consistent with the spirit, purpose and intent of the ordinance. This proposal provides no threat to public safety.

Thank you for your consideration of this variance request. Please let us know if we can provide further information.

Sincerely,
Tise-Kiester Architects, PA



Donald O. Tise, Jr. AIA



Sheet 2 of 2

Legend (unless noted otherwise)

5/8" Rod Found	●	Building Setback Line	SBL
#5 Rebar Set	○	Telephone Pedestal	TP
Calculated Point	▲	Covered Porch	CP
Electrical Pedestal	EP	Stone Pavers	SP
Utility Pole	⊗	Water Meter	WM
Area Light	⊗	Property Line	——
Clean Out	CO	Right of Way Line	- - - -
Power Meter	PM	Deed Line	- - - -
Gas Meter	GM	Property Line Tie	——
Pervious Pavers	PP	Aerial Utility Line	- - - -
H.V.A.C.	HV	Sanitary Sewer MH	Ⓢ
Overhead Utilities	OHU	Covered Balcony	CB
Down Spout	DS	Fire Hydrant	Ⓜ
Retaining Wall	RW	Brick Pavers	BP

Date: September 2, 2019

Parcel Data

Address: 119 Battle Ln
Chapel Hill, NC 27514

Subdivision: Mary E. Froelich

Lot: B

Plat Book: 109/151

Deed Book: 5852/225

Township: Chapel Hill

County: Orange

State: N.C.

PIN: 9788680090

As-built survey for:

Krichco Construction

Puckett Surveyors, PLLC
Professional Land Surveyors

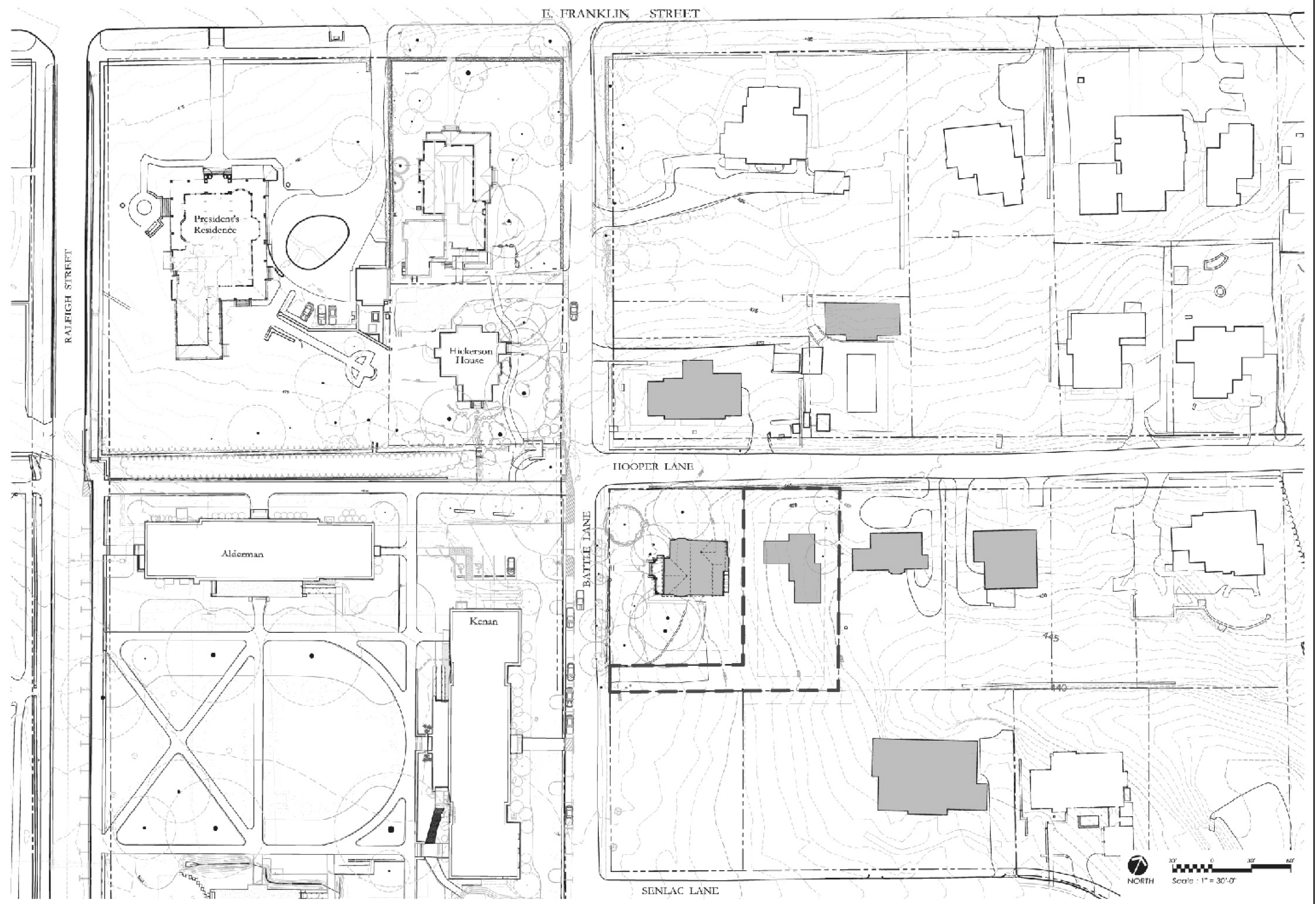
Firm License No. (P-1168)

1555 N.C. 56 Suite 2
Creedmoor, N.C. 27522
P. 919.528.8900

File:18093

TISE RESIDENCE

119 BATTLE LANE



CHAPEL HILL, NC

DESIGN TEAM

OWNER

SUSAN & DON TISE
201 BROOKGREEN DRIVE
CHAPEL HILL, NC 27516
PHONE: 919.219.1259
EMAIL: DTISE@TISEKIESTER.COM
CONTACT: DON TISE

STRUCTURAL ENGINEER

AUSER CREECH
ZEBULON, NC
PHONE: 919.817.7579
EMAIL: GABRIEL@HAUSER-CREECH.COM
CONTACT: GABRIEL HAUSER

ARCHITECT

TISE-KIESTER ARCHITECTS, PA
P.O. BOX 3296
CHAPEL HILL, NC 27515
PHONE: 828.338.8350
EMAIL: DTISE@TISEKIESTER.COM
CONTACT: DON TISE

LANDSCAPE ARCHITECT

DAVID SWANSON
CHAPEL HILL, NC
PHONE: 919.929.9900
EMAIL: DAVID@SWANSONLANDSCAPEARCHITECTURE.COM
CONTACT: DAVID SWANSON

CONTRACTOR

KRICHCO CONSTRUCTION
P O BOX 9400
CHAPEL HILL, NC 27515
PHONE: 919.933.1211
EMAIL: ANDY@KRICHCO.COM
CONTACT: ANDY KRICHMAN

VICINITY MAP



TISE-KIESTER ARCHITECTS

TKa

119 E. Franklin St., Suite 300
Chapel Hill, NC 27514
Tel. 919.967.0158
Fax 919.967.0159
www.tisekiester.com

These drawings have been commissioned for this construction project and remain the property of Tise-Kiester Architects. No reproduction or use is allowed without first obtaining the Architect's written consent.

TISE RESIDENCE

119 BATTLE LANE
CHAPEL HILL, NC

Job Number:

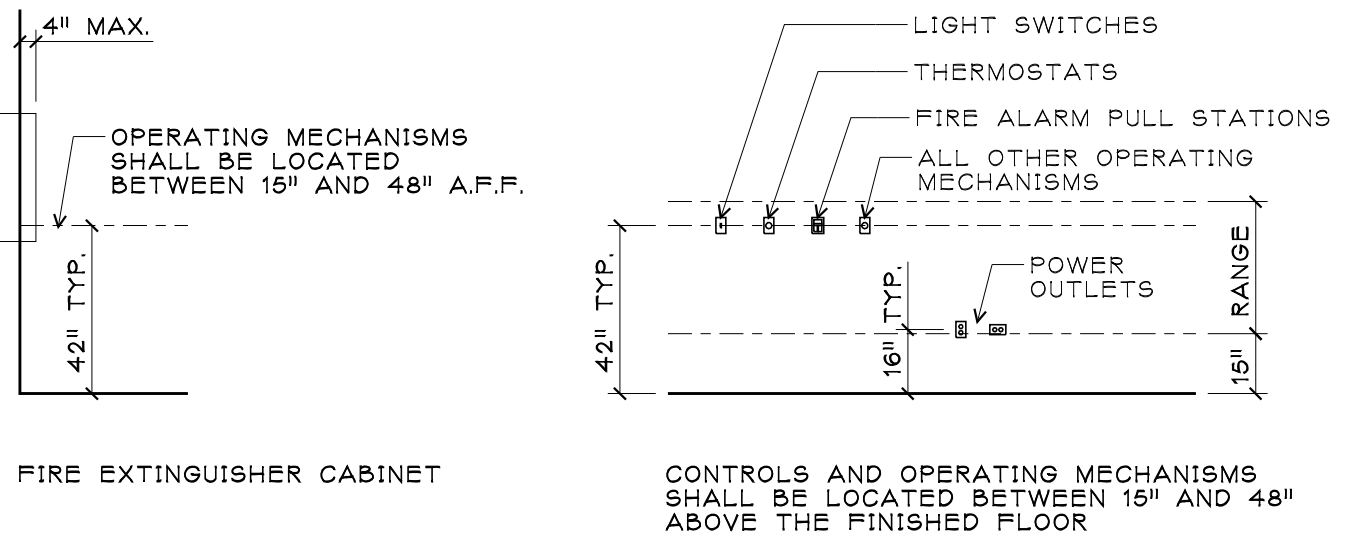
Date: 01.14.18

Revisions:

STANDARD ABBREVIATIONS

A	AT	M	MAS	MASONRY
AB	ANCHOR BOLT	MAX	MAXIMUM	
A/C	AIR CONDITIONING	MECH	MECHANICAL	
ACI	AMERICAN CONCRETE INSTITUTE	MFR	MANUFACTURER	
ADJ	ADJACENT OR ADJUSTABLE	MIN	MINIMUM	
APF	ABOVE FINISHED FLOOR	MISC	MISCELLANEOUS	
ALUM	ALUMINUM	MO	MASONRY OPENING	
APPROX	APPROXIMATELY	MTO	MOUNTED	
ASTM	AMERICAN SOCIETY FOR TESTING AND MATERIALS	MTL	METAL	
B	BLDG	N	NEC	NATIONAL ELECTRICAL CODE
BLK	BLOCKING	NEMA	NATIONAL ELECTRIC MFR'S ASSOCIATION	
BM	BEAM OR BENCH MARK	NFPA	NATIONAL FIRE PROTECTION ASSOCIATION	
BOT	BOTTOM	NIC	COT IN CONTRACT	
BRG	BEARING	NO	NUMBER	
C	CI	NTS	NOM	NOMINAL
CJ	CONTROL JOINT	OC	ON CENTER	
CL	CENTER LINE	OD	OUTSIDE DIAMETER	
CLG	CEILING	OPC	OFFICE	
CLO	CLOSET	OH	OPPOSITE HAND	
CLR	CLEAR	OPNG	OPENING	
CMU	CONCRETE MASONRY UNIT	OZ	OUNCE	
COL	COLUMN	P	PL	PLATE OR PROPERTY LINE
CONC	CONCRETE	PLAS	PLASTIC	
CONST	CONSTRUCTION	PLBG	PLUMBING	
CONT	CONTINUOUS	PLWD	PLYWOOD	
CORR	CORRIDOR	PNL	PANEL	
CPT	CARPET	PSF	POUNDS PER SQUARE FOOT	
CT	CERAMIC TILE	PSI	POUNDS PER SQUARE INCH	
CTR	CENTER	PT	PRESSURE TREATED	
CW	COLD WATER	PTD	PAINTED OR PAPER TOWEL DISPENSER	
D	DTL	PVC	POLYVINYL CHLORIDE	
DIA	DIAMETER	R	R	RADIUS OR RISER
DIM	DIMENSION(ED)	RCP	REFLECTED CEILING PLAN	
DN	DOWN	RD	ROOF DRAIN	
DWG	DRAWING	RECPT	RECEPTACLE	
E	EA	REINF	REINFORCED	
EJ	EXPANSION JOINT	REQD	REQUIRED	
ELEC	ELECTRICAL	RM	ROOM	
ELEV	ELEVATION OR ELEVATOR	ROW	RIGHT-OF-WAY	
EOS	EDGE OF SLAB	RP	REFERENCE POINT	
EQ	EQUAL	S	SATC	SUSPENDED ACOUSTICAL TILE CEILING
EQUIP	EQUIPMENT	SECT	SECTION	
EW	ELECTRIC WATER COOLER	SF	SQUARE FOOT OR FEET	
EWH	ELECTRIC WATER HEATER	SHT	SHEET	
EXT	EXHAUST	SIM	SIMILAR	
EXT	EXTERIOR OR EXTERNAL	SPEC	SPECIFICATION(S)	
F	FD	SS	STAINLESS STEEL	
GA	GAUGE	STD	STANDARD	
GALV	GALVANIZED	STC	SOUND TRANSMISSION CLASS	
GB	GRAB BAR	STL	STEEL	
GL	GLASS OR GLAZING	STRUCT	STRUCTURE OR STRUCTURAL	
GWB	GYPSON WALL BOARD	SQ	SQUARE	
GTP	GYPSON	SV	SHEET VINYL	
H	HB	T	T	TREAD
HCP	HANDICAP	TA	TOILET ACCESSORY	
HDW	HARDWARE	TEL	TELEPHONE	
HD	HIGH INTENSITY DISCHARGE	T&G	TONGUE AND GROOVE	
HM	HOLLOW METAL	TOB	TOP OF BEAM	
HORIZ	HORIZONTAL	TOC	TOP OF CONCRETE	
HR	HOUR	TOF	TOP OF FOOTING	
HT	HEIGHT	TOS	TOP OF SLAB OR STEEL	
HTG	HEATING	TOW	TOP OF WALL	
HTR	HEATER	TP	TEXTURED PRODUCT	
HVAC	HEATING, VENTILATION & AIR CONDITIONING	TPD	TOILET PAPER DISPENSER	
HW	HOT WATER	TYP	TYPICAL	
I	ID	UL	UNDERWRITER'S LABORATORY	
INCAN	INCANDESCENT	UNO	UNLESS NOTED OTHERWISE	
INCL	INCLUDING	V	VCT	VINYL COMPOSITION TILE
INSUL	INSULATION	VERT	VERTICAL	
INT	INTERIOR OR INTERNAL	VTR	VENT TO ROOF	
J	JAN	VWC	VINYL WALL COVERING	
JT	JOINT	W	W	WITH
JST	JOIST	WC	WATER CLOSET	
K	KIT	WD	WOOD	
L	LAM	WH	WATER HEATER	
LAV	LAVATORY	W/O	WITHOUT	
LBS	POUNDS	WP	WATERPROOFING	
LTG	LIGHTING	WWF	WELDER WIRE FABRIC	
LVR	LOUVER	Y	YD	YARD(S)

STANDARD MOUNTING HEIGHTS



LUMO NOTES

- ZONING DISTRICT = R2
- SETBACKS
FRONT YARD (HOOPER) 26'-0"
SIDE YARD 11'-0"
REAR YARD 13'-0"
- (F) MAX BUILDING HEIGHT @ SETBACK = 29'-0"
(G) MAX BUILDING HEIGHT @ INTERIOR CORE = 50'-0"
- BUILDING HEIGHT CALCUALTION
9'-0" BACK FROM FRONT SETBACK = 4.5' OF ADDITIONAL HEIGHT
MAX ALLOWABLE BUILDING HEIGHT = 29'-0" + 4'-6" = 33'-6"

INDEX OF DRAWINGS

COVER SHEETS

CS1 Cover Sheet, Standards, and Index

ARCHITECTURAL

C1.0 Existing Conditions Survey
C1.0A Utility and Site Disturbance
C1.1 Site Plan
A1.1 First Floor Plan
A1.2 Second Floor Plan
A1.3 Loft/Attic Plan

E1.1 Power & Lighting
M1.1 Mechanical

A2.1 Roof Plan

A3.1 Exterior Elevations
A3.2 Exterior Elevations
A4.1 Building Section
A4.2 Building Section

S1 Foundation Plan
S2 First Floor Framing Plan
S3 Attic/Loft Framing Plan
S4 Roof Plan
S5 Details
S6 Details
S7 Details
S8 Details
S9 Details
S10 Details

A5.1 Details
A5.2 Railing Details
A7.1 Interior Elevations
A7.2 Interior Elevations
A7.3 Interior Elevations
A9.1 Schedules



Cover Sheet, Standards, and Index

Sheet

CS1

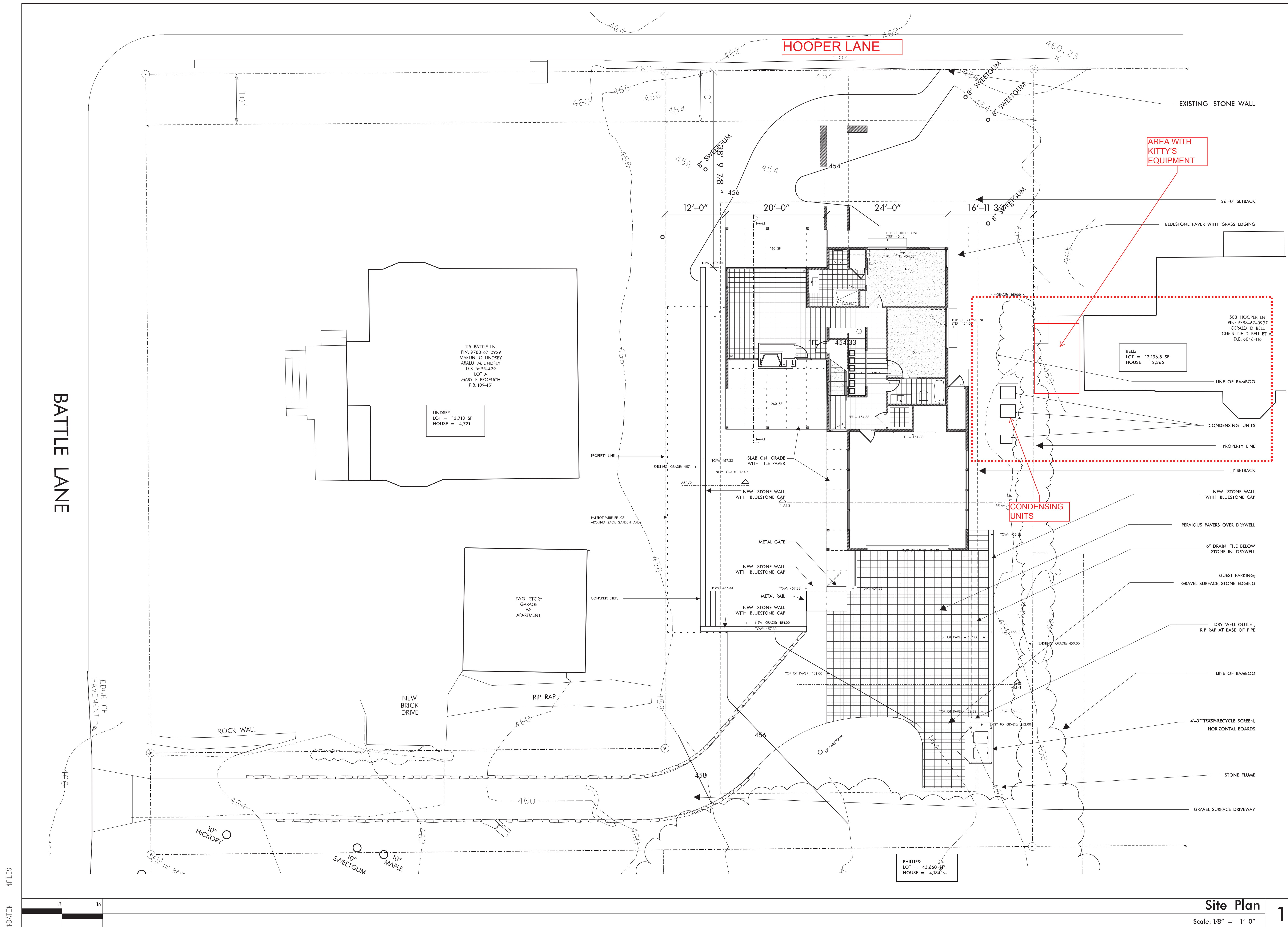
119 BATTLE LANE
CHAPEL HILL, NC

■ Job Number: —

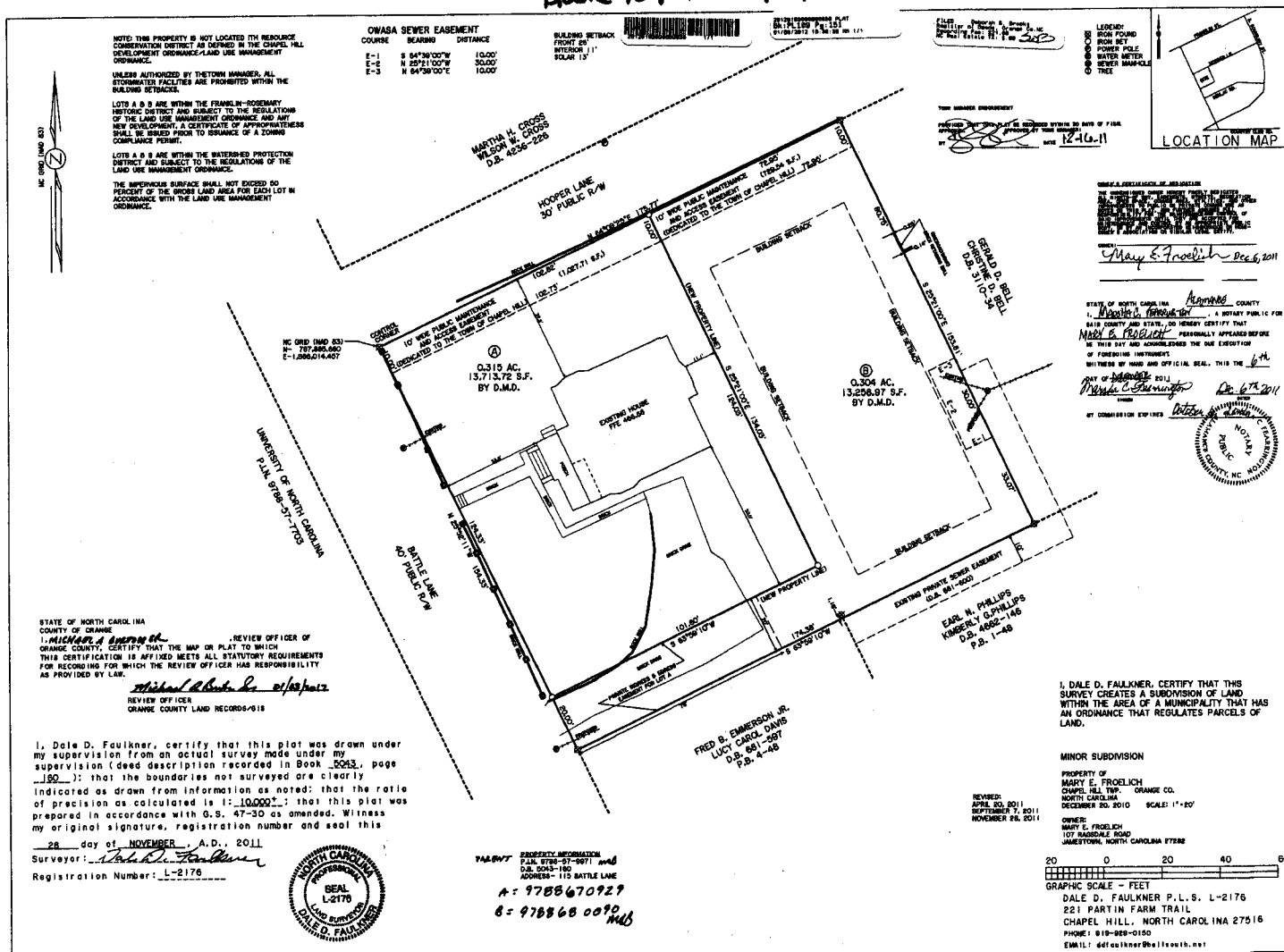
■ Date: 09.11.19

■ Revisions:

C1.3



Book 109 PAGE 151





**PUBLIC WORKS DEPARTMENT
STORMWATER MANAGEMENT DIVISION**

405 Martin Luther King, Jr. Blvd.
Chapel Hill, NC 27514-5705
Telephone (919) 969-7246
Fax (919) 969-7276
www.townofchapelhill.org

4/20/2016

David Swanson
Swanson and Associates Landscape Architecture
100 E Carr St
Carrboro, NC 27510

Dear Mr. Swanson:

As requested, the Town Public Works Department has performed a stream determination on the property identified on the attached forms. This determination indicates whether different types of streams (perennial, intermittent, and/or ephemeral) or perennial waterbodies are present on the property in question or nearby properties. These streams and their classifications are shown on the accompanying map. Stream segments regulated by the Jordan Lake Stream Buffer ordinance are highlighted. **Locations of all features on the map are approximate and must be field surveyed for precise location.**

This stream determination information is used to determine the location and extent of the Resource Conservation District and Jordan Lake Stream Buffer. Specific land use regulations and restrictions apply within the boundaries of these protected areas. If you are considering any kind of work on your property, including clearing vegetation, paving, grading, or building, please consult with the Town Planning Department to determine the possible extent of the Resource Conservation District and Jordan Lake Stream Buffer on your property and corresponding regulations.

This classification will remain in effect for five years from the date of the site visit before a request for reclassification will be considered, unless the stream channel characteristics are significantly altered as a result of watershed changes.

In accordance with the Town's procedures, you may appeal this administrative decision to the Town Manager. If you wish to do so, you must file your written appeal accompanied by any materials you believe support your appeal, within **30** days of receipt of this letter.

If you have questions regarding stream determinations, please contact me at (919) 969-5083. If you have questions regarding the Town's Resource Conservation Districts or the Jordan Riparian Buffer regulations, please contact the Planning Department at (919) 968-2728, or view information online at <http://www.townofchapelhill.org/index.aspx?page=1615>.

Regards,

Dave Milkereit
Stormwater Specialist

Stream Determination Area Map

- Unclassified Stream
- . - . Ephemeral Stream
- - - Intermittent Stream
- Perennial Stream
- ||||| Culverts
- 2-foot Contours
- 10-foot Contours
- Buildings
- Parcels
- Site visited
- Non-regulated Waterbody
- Non-perennial Waterbody
- Wide Perennial Stream
- Perennial Waterbody
- Approximate Jordan Buffer
- ⊗ Ephemeral Breakpoint
- ★ Intermittent Breakpoint
- ⊕ Perennial Breakpoint

Address: 119 Battle Lane

Parcel ID: 9788-68-0090



0 50 100 200 Feet

1 inch = 100 feet

Stream locations are approximate and must be verified by survey.





**PUBLIC WORKS DEPARTMENT
STORMWATER MANAGEMENT DIVISION**

405 Martin Luther King, Jr. Blvd.
Chapel Hill, NC 27514-5705
Telephone (919) 969-7246
Fax (919) 969-7276
www.townofchapelhill.org

STREAM DETERMINATION SITE VISIT RESULTS

Property Information	
Parcel ID Number (PIN)	Address / Location Description

These are the results of a site visit to the properties listed above for a stream determination conducted on _____ by Town Staff:

- ☐ No perennial, intermittent, or ephemeral streams or perennial waterbodies were identified on or near the property(ies) in question.
- ☐ Perennial, intermittent, or ephemeral streams, or perennial waterbodies, were identified on or near the property(ies) in question and shown on the attached map(s).

A map showing water features, their Town flow classifications, presence of Jordan Riparian Buffers, and their approximate locations is attached. Origins or breakpoints that have been flagged in the field are marked on the map. Stream classification forms and additional site visit notes and maps are also attached.

Other conditions exist which may affect the location of the Resource Conservation District or Jordan Stream Buffer:

- ☐ FEMA floodzone is mapped in the area. Precise location of the Base Flood Elevation and associated Resource Conservation District must determined by a field survey commissioned by the owner or a representative.
- ☐ Segments of perennial or intermittent stream are piped in the area, as shown on the map. These segments do not have an associated Jordan Stream Buffer.
- ☐ Possible Jurisdictional Wetlands have been identified in the area. A formal review by a professional certified in Jurisdictional Wetland Delineation is recommended.

Town Staff signature

date



Field Map
4/20/2016

119 Battle

Verified no channel present

9788588093

9788680270

9788680187

HOOPER

9788670997

9788681060

9788682024

9788683008

9788685136

9788670929

9788680090

9788671844

9788672990

9788675955

9788670718

SENLAC

9788672508

9788674701

9788577703

9788674682

USGS 24K Topographic / County Soil Survey Maps

 Site Parcel Boundary

Address: 119 Battle Lane

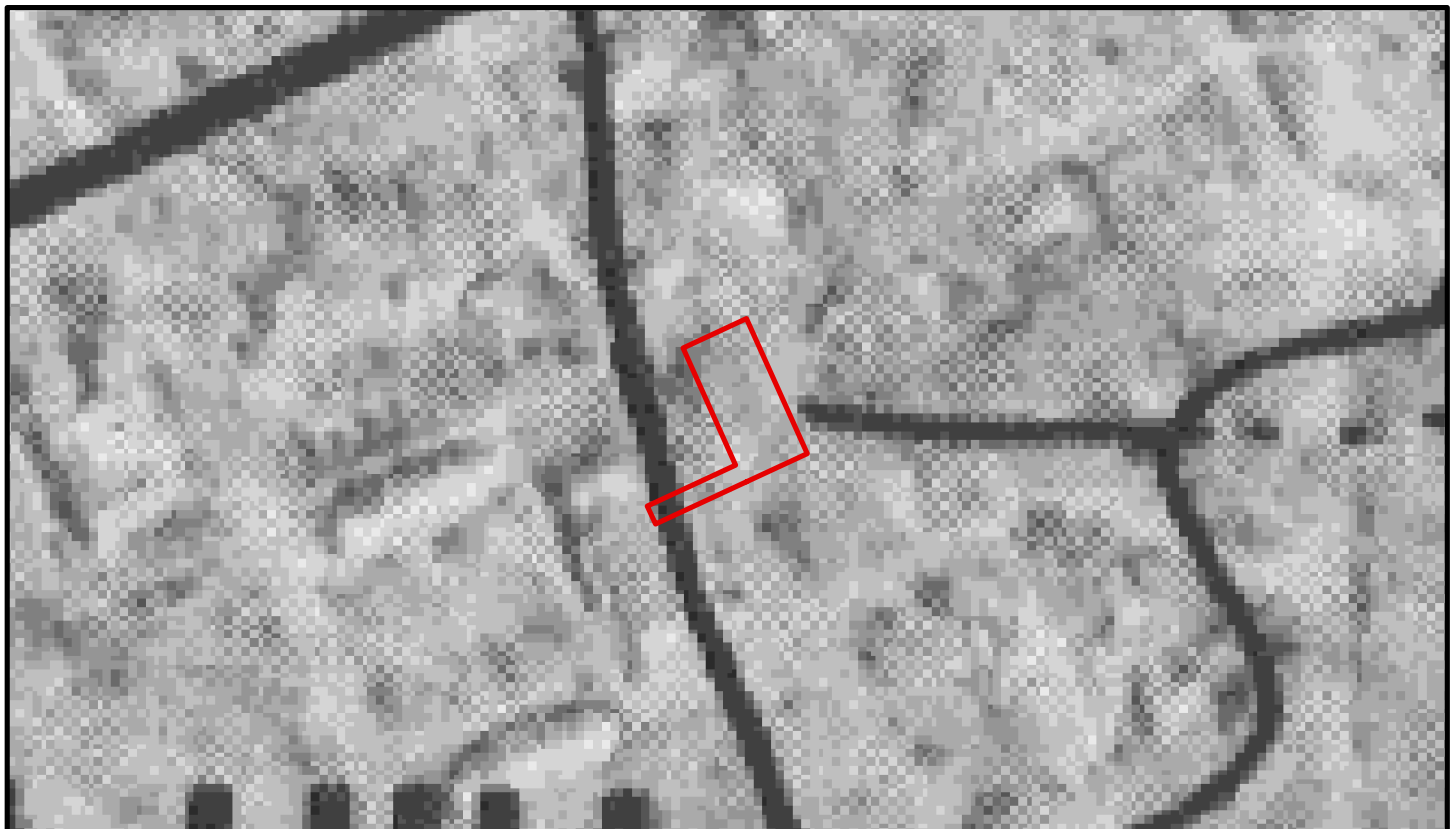
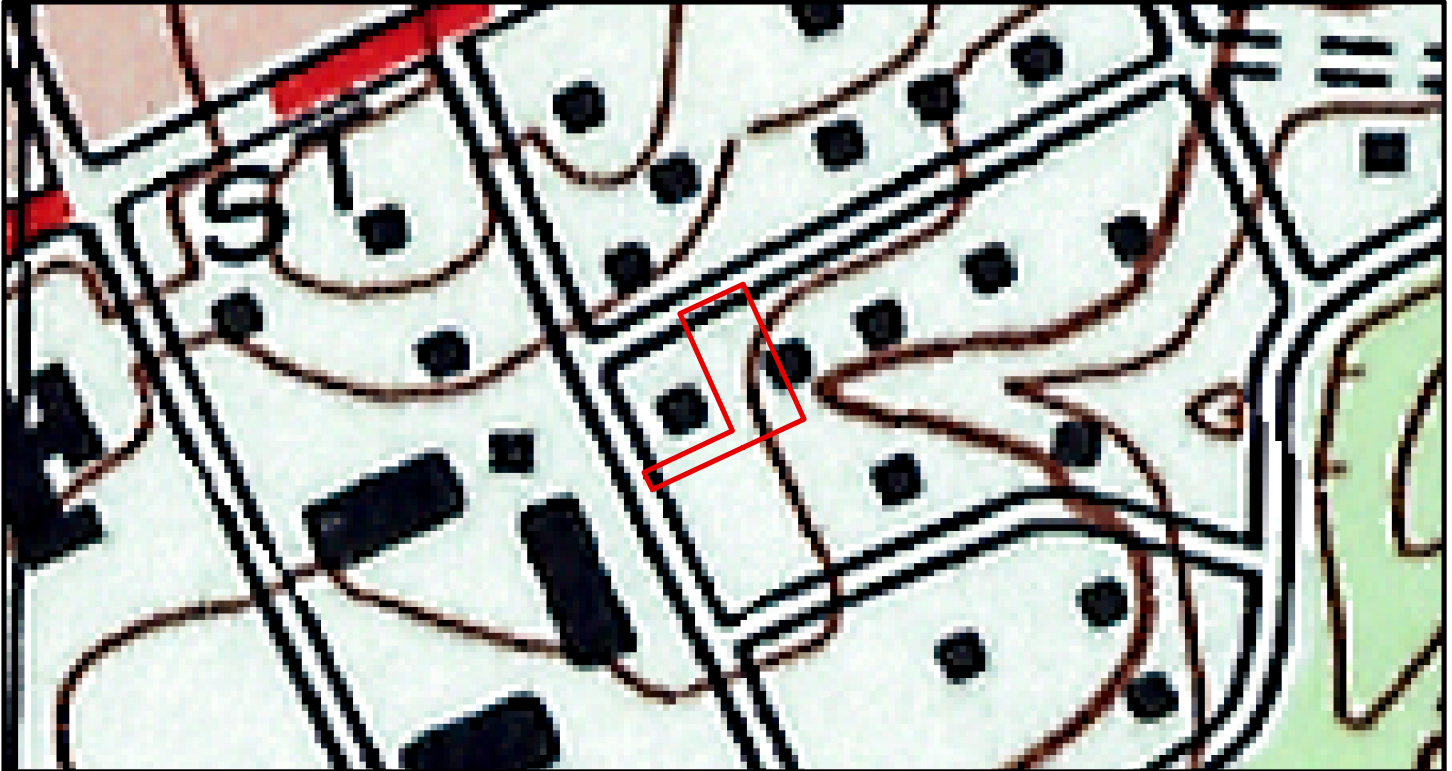
0 60 120 180 240 Feet

Parcel ID: 9788-68-0090



1 inch = 200 feet

Created by Town of Chapel Hill Public Works Department - Stormwater Management Division- 4/20/2016



NOTE: THE PROPERTY IS NOT LOCATED IN RESOURCE CONSERVATION DISTRICT AS DEFINED IN THE CHAPEL HILL ORDINANCE.
UNLESS AUTHORIZED BY THE TOWN MANAGER, ALL BUILDING PERMITS ARE PROHIBITED WITHIN THE DISTRICT.
LOTS A & B ARE WITHIN THE FRANKLIN-ROSEMARY HISTORIC DISTRICT AND SUBJECT TO THE REGULATIONS OF THE LAND USE MANAGEMENT DISTRICT AND ANY DEVELOPMENT SHALL BE ISSUED PRIOR TO A ZONING COMPLIANCE PERMIT.
LOTS A & B ARE WITHIN THE WATERED PROTECTION DISTRICT AND SUBJECT TO THE REGULATIONS OF THE LAND USE MANAGEMENT DISTRICT AND ANY DEVELOPMENT SHALL BE ISSUED PRIOR TO A ZONING COMPLIANCE PERMIT.
THE APPLICANT SHALL NOT EXCEED 50 PERCENT OF THE TOTAL AREA OF EACH LOT IN ACCORDANCE WITH THE LAND USE MANAGEMENT DISTRICT.

COURSE	BEARING	DISTANCE
E-1	S 64°39'00"W	10.00'
E-2	N 29°21'00"W	30.00'
E-3	N 64°39'00"E	10.00'

MARTHA H. CROSS
W.D. 4256-22295

HOPPER LANE
30' PUBLIC R/W

GERALD D. BELL
D.B. 3110-34

FILED
RECORDED
OF REAL ESTATE 1:1 3:00 PM
12-16-2011



OWNER: Mary E. Froelich Dec 6, 2011

STATE OF NORTH CAROLINA
COUNTY OF ORANGE
I, Mary E. Froelich, being a Notary Public for the County of Orange, do hereby certify that the foregoing instrument was duly executed before me on this day and acknowledged the due execution of the same by the person whose name is subscribed to the same as the owner of the same.



I, DALE D. FAULKNER, CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MINOR SUBDIVISION

PROPERTY OF
MARY E. FROELICH
CHURCH HILL, NC
DECEMBER 20, 2010
SCALE: 1"=50'

GRAPHIC SCALE - FEET
0 20 40 60

DALE D. FAULKNER P.L.S. L-2176
221 PARTIN FARM TRAIL
CHAPEL HILL, NORTH CAROLINA 27516
PHONE: 919-828-0150
EMAIL: ddf@kneer@aol.com

FRED B. EMERSON JR.
LUCY CAROL DAVIS
D.B. 4-47-58

EARL N. PHILLIPS
KIMBERLY G. PHILLIPS
D.B. 1666-1

0.304 AC.
13,258.87 S.F.
BY D.M.D.

0.315 AC.
13,713.72 S.F.
BY D.M.D.

UNIVERSITY OF NORTH CAROLINA
P.L.N. 9788-57-7703

BATTLE LANE
40' PUBLIC R/W

STATE OF NORTH CAROLINA
COUNTY OF ORANGE
I, Michael A. Baker, REVIEW OFFICER OF ORANGE COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS AND THAT THE NEWLY SET LINES AND MEASUREMENTS AS PROVIDED BY LAW.

ORANGE COUNTY LAND RECORDS/GIS

I, Dale D. Faulkner, certify that this plat was drawn under my supervision from an original survey made under my supervision (deed description recorded in Book 5043, page 150-1); that the boundaries not surveyed are clearly indicated as drawn from information as noted; that the ratio of precision as calculated is 1:10,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 28 day of NOVEMBER, A.D., 2011
Surveyor: Dale D. Faulkner
Registration Number: L-2176



PROPERTY ASSOCIATION
P.L.N. 9788-57-8971
ADDRESS: 115 BATTLE LANE
A: 9788670929
8-9788680090



**PUBLIC WORKS DEPARTMENT
STORMWATER MANAGEMENT DIVISION**

405 Martin Luther King, Jr. Blvd.
Chapel Hill, NC 27514-5705
Telephone (919) 969-7246
Fax (919) 969-7276
www.townofchapelhill.org

REQUEST FOR STREAM DETERMINATION

Stream determinations are used to determine whether the Resource Conservation District or the Jordan Stream Buffer will apply to a property, and the areas protected if that is the case. By default, we will notify you if a new stream determination will not be needed for a property and provide copies of the relevant prior records. Turnaround time is one to three business days. There is no fee for stream determinations.

☒ Check here if you want Town staff to conduct a new stream determination even if a new site visit is not required. No new site visit will be made if a determination has been done in the last 5 years. Turnaround time is two weeks for single-family lots depending on weather conditions and staff availability, and longer for larger lots.

Requests may be emailed (pdarconte@townofchapelhill.org), faxed, dropped off at Town Hall or the Stormwater Office, or mailed to the above address care of "Stormwater Engineering Technician".

Requestor's Name: David Swanson, Swanson+Associates Landscape Architecture

Mailing Address: 100 E Carr Street

City, State, ZIP: Carrboro NC 27510

Phone / FAX / Email: 919-929-9000 david@swansonlandscapearchitecture.com

Check method(s) for
report to be sent:

☒ US Mail

☒ Email

☐ FAX

☐ Call for pickup

Signature of property owner or designated legal agent granting permission to Town Staff to enter the property(ies) indicated below for purposes of a Stream Determination:

David Swanson (far owner)
(signature)

03/23/16
(date)

Owner Name(s): Donald Jr. and Susan Tise
(Please print)

dtise@tisekiester.com

Property Information	
fill in both columns, <u>or</u> fill in Parcel ID Number (PIN) and attach a site map indicating location	
Parcel ID Number (PIN)	Address / Location Description
9788680090	119 Battle Lane

Where the **total area** of the property(ies) to visit is **over 3 acres** please attach an as-built drawing or a topographic map with current landmarks.