

NOTE:
 BASE INFORMATION TAKEN FROM CHATHAM COUNTY GIS,
 SAGE ECOLOGICAL SERVICES, INC. - 919.335.6757,
 TALMAGE "MARK" HALL, ASLA ASSUMES NO RESPONSIBILITY
 OR LIABILITY FOR THE ACCURACY OF THIS INFORMATION

APPROXIMATE LOCATION OF
 ENTRANCE DRIVE TO PARKING
 AND STORAGE FACILITY

APPROXIMATE LOCATION OF
 PROPOSED SIGNAGE
 NOTE: SIGNAGE TO BE APPROVED
 UNDER A SEPARATE APPLICATION

APPROXIMATE LOCATION OF
 DIRECTIONAL SIGNAGE

APPROXIMATE LOCATION OF
 UTILITIES ROUTING TO SITE

N/F
 DFAIR PROPERTIES, LLC
 PARCEL: 0078285
 PIN: 967803337341
 PB/PG: 2018/129
 ZONING: B-1

N/F
 TC&I TIMBER COMPANY
 PARCEL: 0011229
 PIN: 967800551853
 PB/PG: 6/0065
 ZONING: R-1

N/F
 MICHAEL S. & BRIAN S. FOLEY
 PARCEL: 0060167
 PIN: 967800439636
 PB/PG: 2006/168
 ZONING: R-1
 38.4 AC DEVELOPED

N/F
 FARMHA RAM LABHAYA ETUX
 SHEELA DEVI FARMHA TRUSTEES
 PARCEL: 0078290
 PIN: 967803430259
 PB/PG: 2006/0168
 ZONING: NB

N/F
 TROY WILLET
 PARCEL: 0060436
 PIN: 0606 00 03 0000
 PB/PG: A/0472
 ZONING: R-1

N/F
 TROY WILLET
 PARCEL: 0060436
 PIN: 0606 00 03 0000
 PB/PG: A/0472
 ZONING: R-1

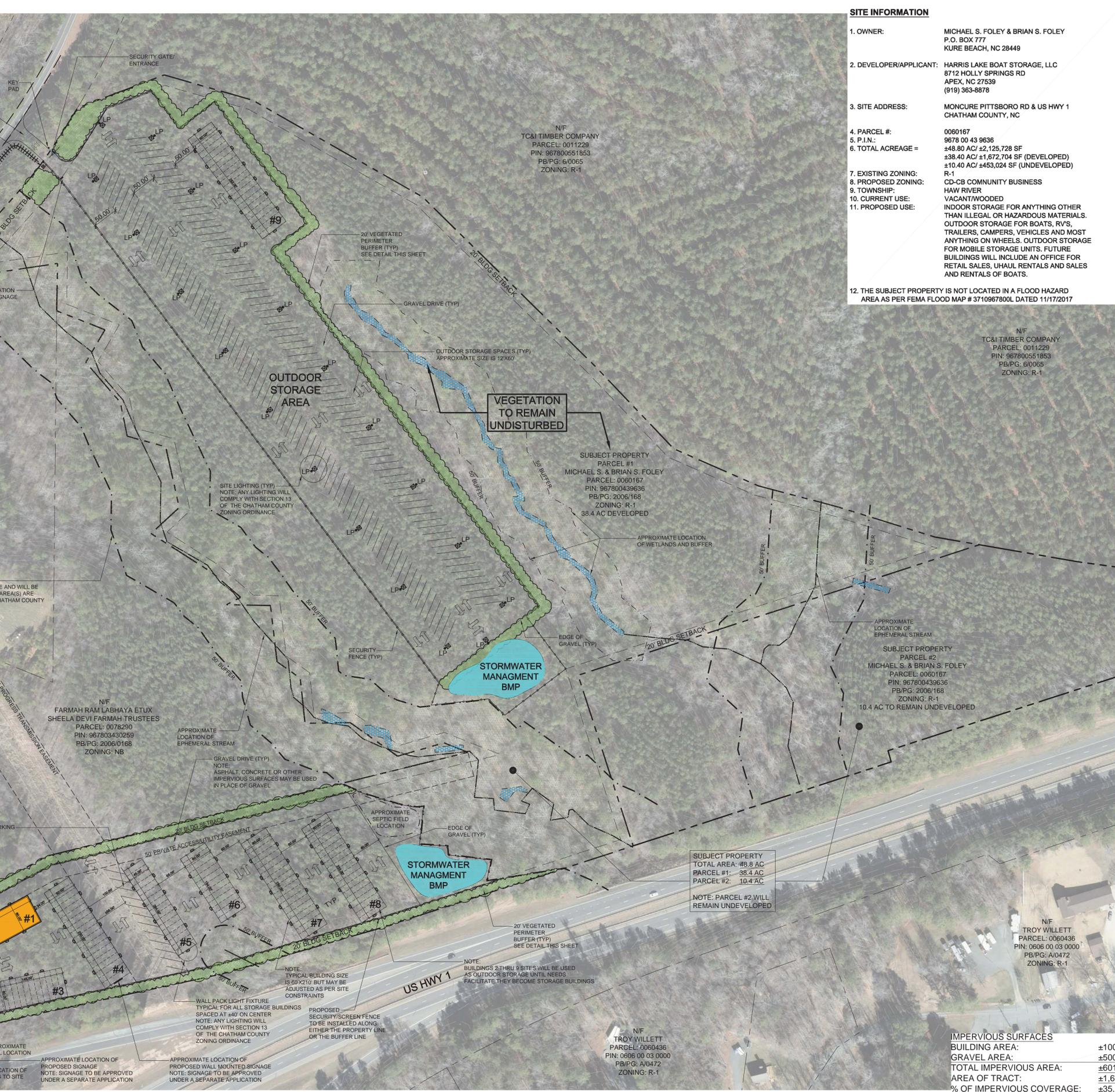
N/F
 TROY WILLET
 PARCEL: 0060436
 PIN: 0606 00 03 0000
 PB/PG: A/0472
 ZONING: R-1

N/F
 TROY WILLET
 PARCEL: 0060436
 PIN: 0606 00 03 0000
 PB/PG: A/0472
 ZONING: R-1

N/F
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 PARCEL: 0060436
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 PB/PG: A/0472
 ZONING: R-1

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 PB/PG: A/0472
 ZONING: R-1

N/F
 TROY WILLET
 PARCEL: 0060436
 PIN: 0606 00 03 0000
 PB/PG: A/0472
 ZONING: R-1

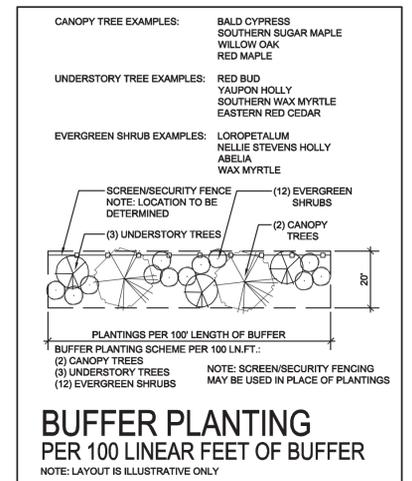


SITE INFORMATION

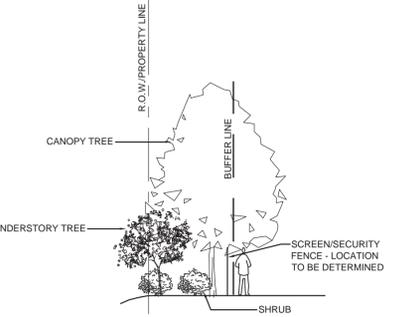
- OWNER: MICHAEL S. FOLEY & BRIAN S. FOLEY
 P.O. BOX 777
 KURE BEACH, NC 28449
- DEVELOPER/APPLICANT: HARRIS LAKE BOAT STORAGE, LLC
 8712 HOLLY SPRINGS RD
 APEX, NC 27539
 (919) 363-8878
- SITE ADDRESS: MONCURE PITTSBORO RD & US HWY 1
 CHATHAM COUNTY, NC
- PARCEL #: 0060167
- P.I.N.: 9678 00 43 9636
- TOTAL ACREAGE = ±48.80 AC/ ±2,125,728 SF
 ±38.40 AC/ ±1,672,704 SF (DEVELOPED)
 ±10.40 AC/ ±453,024 SF (UNDEVELOPED)
- EXISTING ZONING: R-1
- PROPOSED ZONING: CD-CB COMMUNITY BUSINESS
- TOWNSHIP: HAW RIVER
- CURRENT USE: VACANT/WOODED
- PROPOSED USE: INDOOR STORAGE FOR ANYTHING OTHER THAN ILLEGAL OR HAZARDOUS MATERIALS. OUTDOOR STORAGE FOR BOATS, RVs, TRAILERS, CAMPERs, VEHICLES AND MOST ANYTHING ON WHEELS. OUTDOOR STORAGE FOR MOBILE STORAGE UNITS. FUTURE BUILDINGS WILL INCLUDE AN OFFICE FOR RETAIL SALES, UHAUL RENTALS AND SALES AND RENTALS OF BOATS.
- THE SUBJECT PROPERTY IS NOT LOCATED IN A FLOOD HAZARD AREA AS PER FEMA FLOOD MAP # 3710967800L DATED 11/17/2017



Vicinity Map



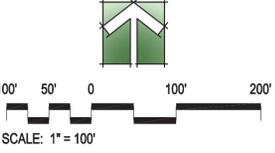
NOTE: WHERE POSSIBLE, EXISTING TREES AND VEGETATION WILL BE USED TO MEET BUFFER REQUIREMENTS



NOTE: PHASE 1 WILL CONSIST OF THE BUILDING SHOWN WITH OUTDOOR PARKING/STORAGE IN ITS IMMEDIATE VICINITY. FUTURE ADDITIONAL BUILDINGS WILL BE CONSTRUCTED AS NEEDED TO ACCOMMODATE DEMAND

NOTE: CONFIGURATION OF OUTDOOR PARKING/STORAGE MAY CHANGE BUT INGRESS/EGRESS TO THE SITE FOR EMERGENCY VEHICLES WILL BE MAINTAINED AS PER COUNTY STANDARDS & REQUIREMENTS

RZ01 CONCEPTUAL SITE PLAN



IMPERVIOUS SURFACES

BUILDING AREA:	±100,404 SQ.FT.
GRAVEL AREA:	±500,881 SQ.FT.
TOTAL IMPERVIOUS AREA:	±601,285 SQ.FT.
AREA OF TRACT:	±1,672,704 SQ.FT.
% OF IMPERVIOUS COVERAGE:	±35.95%

TALMAGE "MARK" HALL, ASLA
 PROFESSIONAL LANDSCAPE ARCHITECT
 talmagemark@gmail.com

REZONING EXHIBIT RZ01
MONCURE PITTSBORO ROAD STORAGE
HAW RIVER TOWNSHIP, CHATHAM COUNTY, NC
HARRIS LAKE BOAT STORAGE, LLC



FOR REVIEW ONLY
 NOT FOR CONSTRUCTION

PROJECT:	DATE
PROJECT:	12.2019
ISSUE: CONCEPTUAL SITE	12.11.2019
REVISIONS:	
REVISIONS:	12.13.2019
REVISIONS:	12.19.2019
REVISIONS:	01.03.2020
REVISIONS:	01.10.2020
REVISIONS:	01.13.2020
REVISIONS:	01.14.2020
DRAWN BY: TMH	
CHECKED BY: TMH	
CONTENT: RZ01	
CONTENT: CONCEPTUAL SITE PLAN	

RZ01

7/14/2020 10:01 AM C:\Users\Engineer\Documents\Talmage Mark Hall ASLA\TMI-ASLA 2020\PAUL BREWER\DWG\MONCURE-RZ01.dwg

CHATHAM COUNTY PROJECT NO: XXX
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