

LLOYD FARM

Carrboro, North Carolina

Rezoning Site Plan

SITE DATA

Parcel ID #'s: 9778-19-6618 / 9779-10-7351 /
9778-09-7922 / 9779-20-0449

Existing Zoning: B-4, R-10 & R-20

Proposed Zoning: B-4-CZ
(Portions of R-10 & R-20 to remain)

Acreage: 40.08 AC

DEVELOPMENT PROGRAM

| Commercial Uses | Size |
|--|--------------------|
| Anchor: Grocery Store | 60,300± SF |
| Mezzanine | 4,100± SF |
| Minors: Retail / Office / Restaurant | 23,600± SF |
| Outparcels: Retail / Restaurant / Bank | 32,400± SF |
| Total | 120,400± SF |

Note:

The uses illustrated on the outparcel lots are speculative in nature and these lots could be developed with other uses permissible in the B-4-CZ zoning district.

| Residential Uses | Size |
|------------------|------------|
| Senior Living | 220± Units |

| Commercial Uses Parking | Size |
|----------------------------|-------------|
| Grocery / Main Retail Area | 343± Spaces |
| Outparcels | 171± Spaces |

Developer

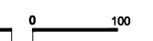
Carrboro Retail, LLC c/o Argus Development Group

Sources

GIS data from Orange County and Town of Carrboro
Topography: Surveyed 2011 @ 2' increments
Wetlands / Streams: WRN Consultants - Hickory, NC
Surveyed Boundary: BBM Associates, Inc. - Raleigh, NC



THE DESIGN RESPONSE
214 E. Chatham Street
P.O. Box 3585
Cary, NC 27519-3585
(919) 469-2080



| | |
|---------------------------------|-------------|
| DATE: | 2-10-2016 |
| SCALE: | 1"=100' |
| DRAWN BY: | EJK, JLS |
| JOB NO.: | 058-001 |
| SHEET NO.: | 1 |
| 4-30-2016 Senior Living Details | |
| DATE: | REVISION: |
| | OF 1 SHEETS |

