

Chapel Hill Staff Comments on Durham Development Applications
~ Courtesy Review ~

Compiled by Chapel Hill Planning Department
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Carolina Crossing II, 5936 Farrington Road Case Ref #Z1200004

Description: Proposed Rezoning of 5 acres from a combination of RS 20 w/F/J-B and MTC to Office/Institutional zoning with Suburban Transit Area, Committing to Compact Tier Standards with a development plan OI/(D). Proposed floor area for an office is 168,000 square feet.

Land Use

- We note that there should be consistency between the Hwy 54 Corridor Study and the proposed Carolina Crossing II. The proposed development lies within the one half mile radius of the proposed Leigh Village light rail transit station, identified in the Triangle Transit Regional Rail Local Preferred Alternative and the NC54 Corridor Study.. The NC54 Study and LPA calls for Transit Oriented Development in this location. The proposal recognizes that this site is within a suburban transit area and will be using compact neighborhood standards.

Transportation

- We request a copy of the transportation impact statements prepared for the development of this property and request coordination with the Chapel Hill Engineering Services Manager to include any necessary improvements at that intersection. We have concerns about the impact of this project on the intersection of Farrington Road, I-40, and Hwy. 54.