

Durham City/County Planning Zoning Map Change Application			
Submittal Date: <i>rcv 10/14/2015</i>		Case Number: <i>21400033</i>	
Requested Zone(s): (include overlay) MU(D)		Existing Zone(s): (include overlay) OI & CN	
PIN(s): 0800-03-01-5565, 8645, -11-0701		Total Site Area: 4.54	
Street Address or Frontage: 5441 New Hope Commons Dr.		Jurisdiction: <input type="checkbox"/> County <input checked="" type="checkbox"/> City <input type="checkbox"/> City and County	
Project Name: Straw Valley			
Comprehensive Plan: (Tier) Suburban		(Land Use Designation) Commercial	
Summary of Proposed Development (types of uses, number and type of residential units, square footage in non-residential buildings, etc): Mixed Use: Office, Residential, Commercial			
Applicant			
Contact Name AND Business Name if applicable: Scott Bednaz			
Address: 7320 Six Forks Road, Suite 100			
City: Raleigh	State: NC	Zip Code: 27615	Applicant Signature
Phone: 919-349-5649	Fax: 866-599-3551	Email: scott@hbhholdings.com	
Agent (if any)			
Contact Name AND Business Name if applicable: Jeremy S. Anderson - Coulter Jewell Thames PA			
Address: 111 West Main Street			
City: Durham	State: NC	Zip Code: 27701	Agent Signature
Phone: 919-682-0368	Fax: 919-688-5646	Email: jeremy.anderson@cjtpa.com	
Property Owner(s) (Attach a separate sheet if more space is necessary)			
Name: Straw Valley Project LLC Harris & Hilton PA		Phone: 919-349-5649	
Address: 7320 Six Forks Road, Suite 100		Fax: 866-599-3551	
City: Raleigh	State: NC	Zip Code: 27615	Email: scott@hbhholdings.com
Name: Hytner Bednaz Holdings LLC		Phone: 919-349-5649	
Address: 7320 Six Forks Road, Suite 100		Fax: 866-599-3551	
City: Raleigh	State: NC	Zip Code: 27615	Email: scott@hbhholdings.com
Name: Straw Valley Project LLC		Phone: 919-349-5649	
Address: 11817 Garden Warbler Lane		Fax: 866-599-3551	
City: Raleigh	State: NC	Zip Code: 27613	Email: scott@hbhholdings.com

Contacts (optional)

Development Plan prepared by: Jeremy Anderson RLA, CJTpa	Phone: 919-682-0368
	Email: jeremy.anderson@cjtpa.com
Stormwater Impact Analysis prepared by: Jeremy Anderson RLA, CJTpa	Phone: 919-682-0368
	Email: jeremy.anderson@cjtpa.com
Traffic Impact Analysis prepared by:	Phone:
	Email:
Building Design Guidelines/Elevations prepared by: Jeremy Anderson RLA, CJTpa	Phone: 919-682-0368
	Email: jeremy.anderson@cjtpa.com
Resource Features Analysis prepared by: Jeremy Anderson RLA, CJTpa	Phone: 919-682-0368
	Email: jeremy.anderson@cjtpa.com

Application Checklist

Each item on the following submittal checklist is to be initialed by the Applicant and/or the Agent, indicating that:

- the item is part of the submittal package;
- the item is complete; and
- the information is accurate

A submittal package with items not initialed, or otherwise incomplete or inaccurate, will not be accepted. An application shall be considered to have been accepted for review only after it has been determined to be complete in accordance with Section 3.2.4 of the Unified Development Ordinance, not upon submission to the Planning Department.

I, the undersigned, acknowledge that the application is complete and that all information included is accurate to the best of my knowledge:


Signature

11.11.15
Date

~~Jeremy S. Anderson~~ Daniel A. Jewell
Printed Name

APPLICATION ITEM	APPLICANT/AGENT INITIAL	STAFF ACCEPTANCE
1. Application		10/27/14
2. Owner's Acknowledgement Form for each parcel – must include original signature for all owners of record Forms included: (#) _____		
3. Pre-Submittal Conference form		
4. Boundary Map of Area		
5. Legal Description		
6. Text Amendment Acknowledgement form		

If submitting with a development plan items 7 – 11 apply:		
7. Development Plan Checklist		10/27/2014
8. 12 Sets of Full Size Plans		
9. Legible Plan Reduction (11" X 17")		
10. Stormwater Checklist, 2 copies or memo from City or County Stormwater Management		
11. Traffic Impact Analysis, 3 copies -or- a memo from the City Transportation Division stating a TIA is not required.		
If applicable:		
12. Design Commitments. -required for applications that include a development plan and propose to allow nonresidential or multifamily (including townhouse) development		10/27/2014
13. Copy of Annexation Request Transmittal (if applicable; it must be filed prior to the zoning map change submittal)		—
14. Has a Land Use Plan Amendment been filed? If so, case # _____ (to be completed at time of submittal)		—
15. Neighborhood Meeting Materials (sign-up sheet from the meeting, summary of the issues raised, description of how the proposal addresses the issues, copy of meeting notification, list of those notified, copies of materials distributed)		10/27/2014
For all applications:		
16. Filing Fee: \$ <u>5,253.00</u> (In addition to the Zoning Map Change fee, additional fees will be required if the request includes a Plan Amendment or Traffic Impact Analysis (TIA))		10/27/2014