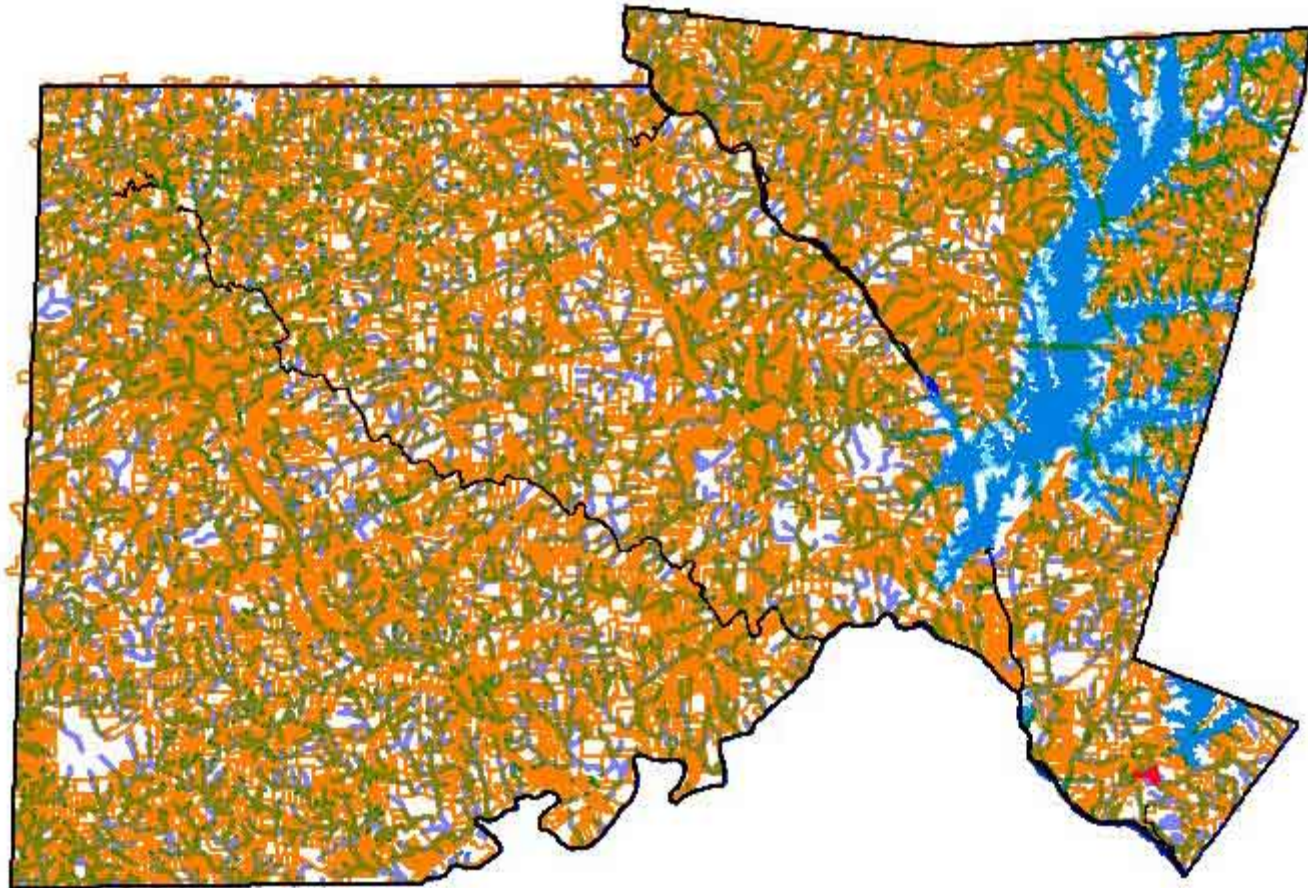


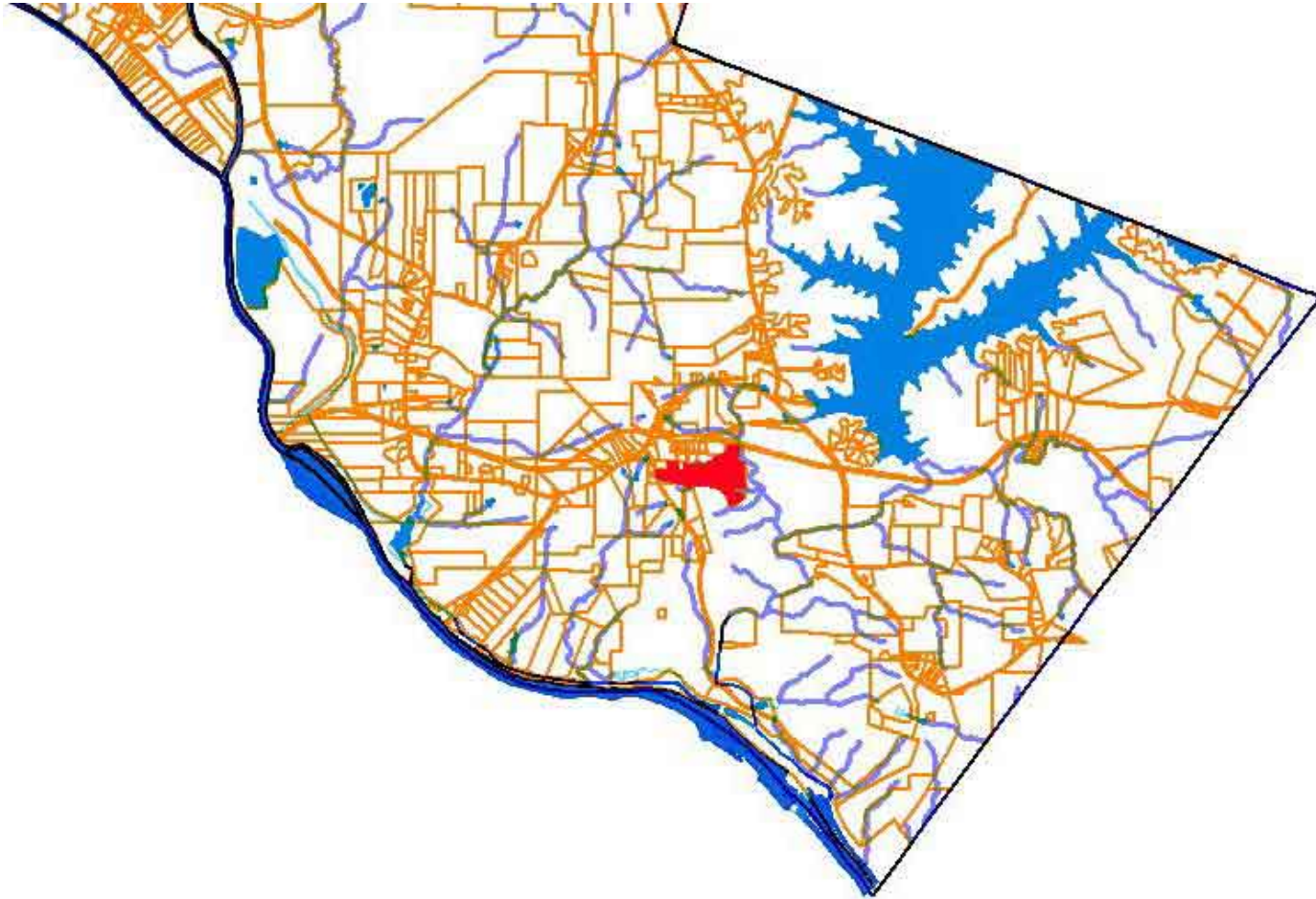
Austinville

Buckhorn Road
Chatham County, NC

Location in Chatham County



Vicinity



Aerial Photo



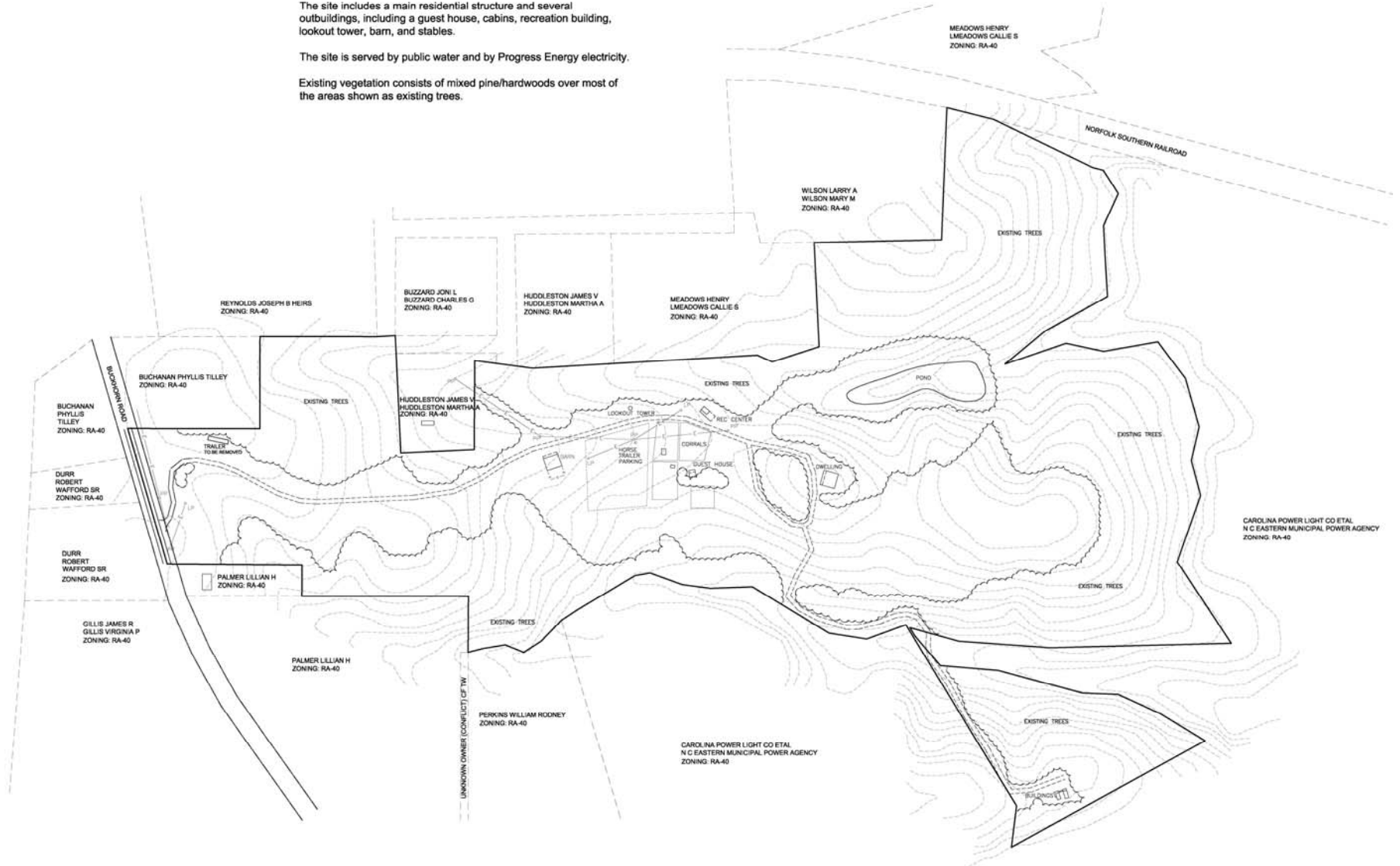
Existing Conditions

Description of existing buildings and other existing conditions:

The site includes a main residential structure and several outbuildings, including a guest house, cabins, recreation building, lookout tower, barn, and stables.

The site is served by public water and by Progress Energy electricity.

Existing vegetation consists of mixed pine/hardwoods over most of the areas shown as existing trees.



















Austinville



245 Buckhorn Road, Moncure, NC



Fun for a Good Cause!

May 12 & 13, 2007

Gates open all day Friday



Benefit Trail Ride for Young Kelvin Woolard

Diagnosed with Graves Disease
(All Proceeds donated to Kelvin's Family)

\$25 donation for adults, children 10 & under
free

Includes Saturday night dinner
and Live entertainment

The Honkytonk Stardust Cowboys

*Miles and Miles of wooded trails
near the Cape Fear River*



AUCTION SATURDAY NIGHT

Auction Donations Welcome!

Camping Spots Available
For More Info call Paul Austin

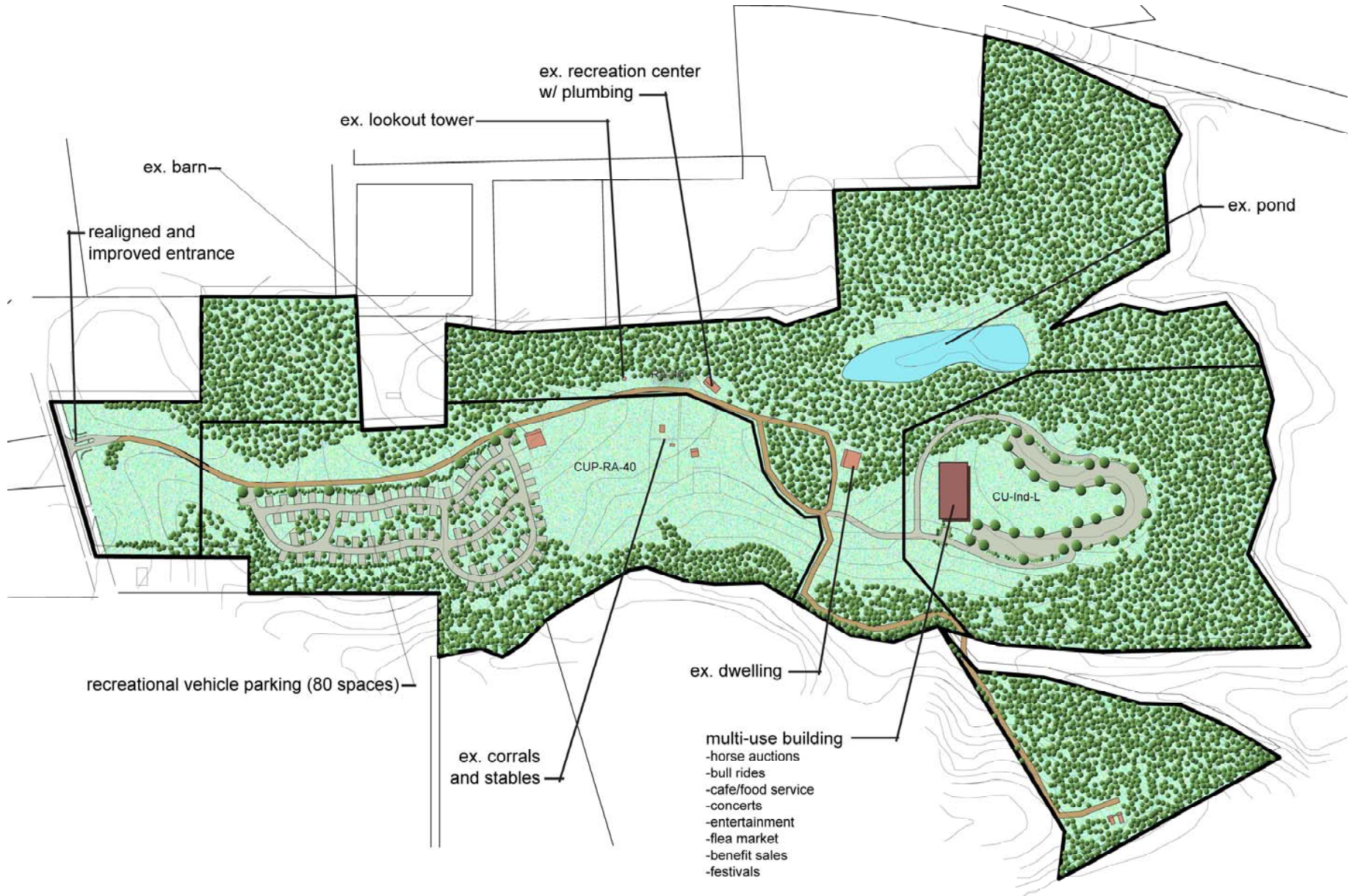
919-499-8555

Or email pjaust@gmail.com



CURRENT NEGATIVE COGGINS REQUIRED

Site Plan



ex. barn

realigned and improved entrance

ex. recreation center w/ plumbing

ex. lookout tower

ex. pond

CUP-RA-40

CU-Ind-L

recreational vehicle parking (80 spaces)

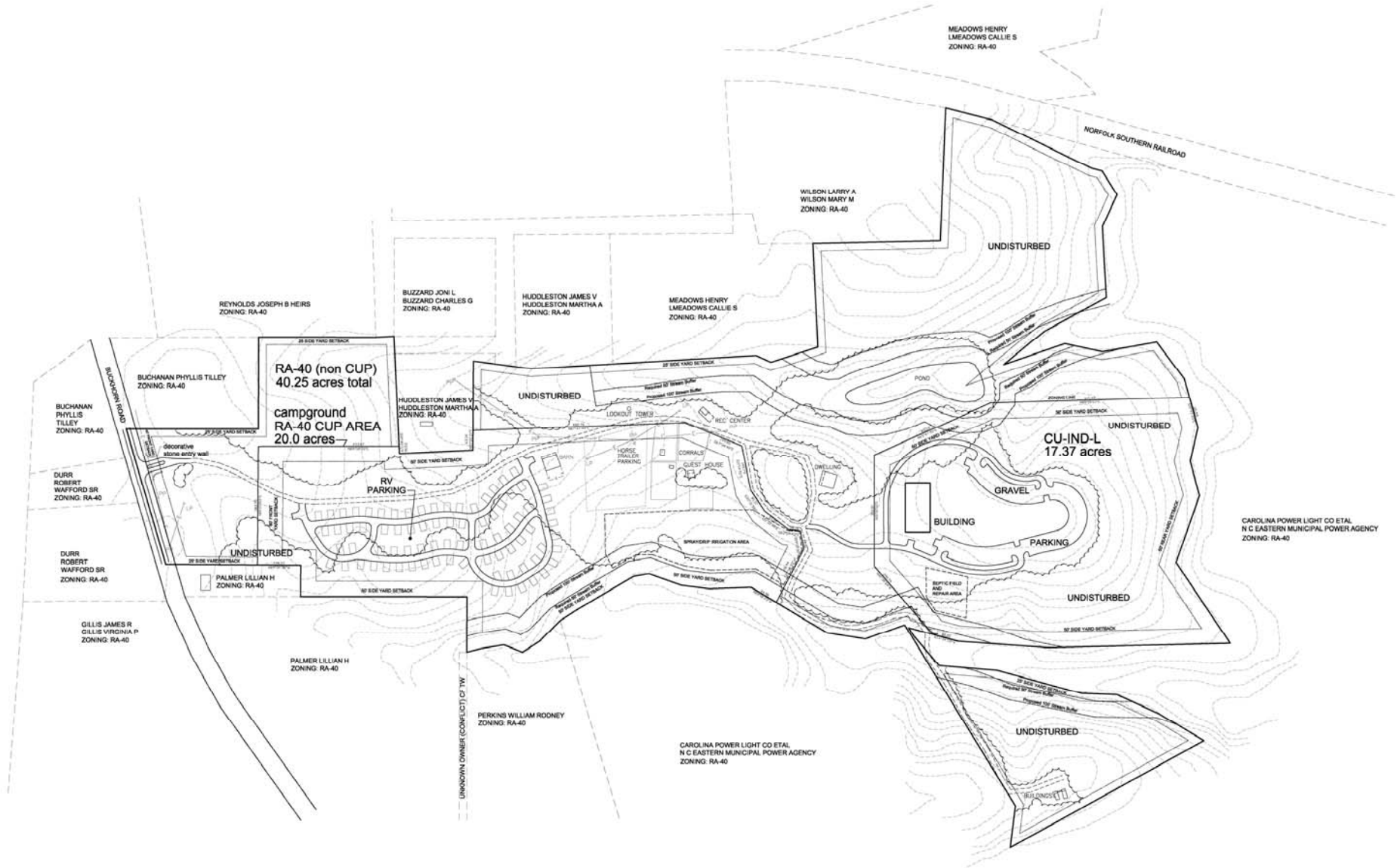
ex. corrals and stables

ex. dwelling

multi-use building

- horse auctions
- bull rides
- cafe/food service
- concerts
- entertainment
- flea market
- benefit sales
- festivals

Site Plan



Site Tabulation

public highways serving the site:	Buckhorn Road (SR 1921)
	NC 42
current zoning	RA-40
	NOTE: all surrounding properties are zoned RA-40
watershed designation	Local Watershed
Major Wildlife Area	none
site area	77.62 acres
current easements	none
current use	residential, horses, wooded
other Conditional Use permits	none
percent impervious surface allowed	36% (non-C&G)
percent impervious surface proposed	9.5%
impervious surface calculations	
existing drives	1.4 acres
existing roofs	0.3 acres
gravel drives and parking (RA-40-CUP)	2.3 acres
gravel drives and parking (CU-IND-L)	1.9 acres
roof (CU-IND-L)	0.3 acres
horse trailer parking	1.1 acres
total impervious surface	7.4 acres
Parking Calculations for CU-IND-L	170 spaces shown
	(parking for approx. 500 people)

Site Plan Notes

STORMWATER MANAGEMENT:

All new construction shall comply with the County requirement of detention of the 2-year 24 hour storm event. Such compliance shall be accomplished through the use of Best Management Practices which shall be submitted with Site Plan approval documents.

WASTEWATER MANAGEMENT:

Wastewater generated by the RV park is planned to be disposed of through the installation of a drip and/or spray system in the area shown on the plan to the east of the RV park.

Wastewater generated by the multi-use building is planned to be disposed of through the use of a conventional drain field and repair area as shown on the plan to the south of the multi-use building.

The site has been the subject of a preliminary soils investigation (included in this submittal package). Final detailed design of wastewater treatment measures will be submitted with Site Plan approval documents.

SIGNAGE:

All site signage shall conform to the Chatham County sign ordinance and shall be submitted for approval with the first Site Plan submittal.

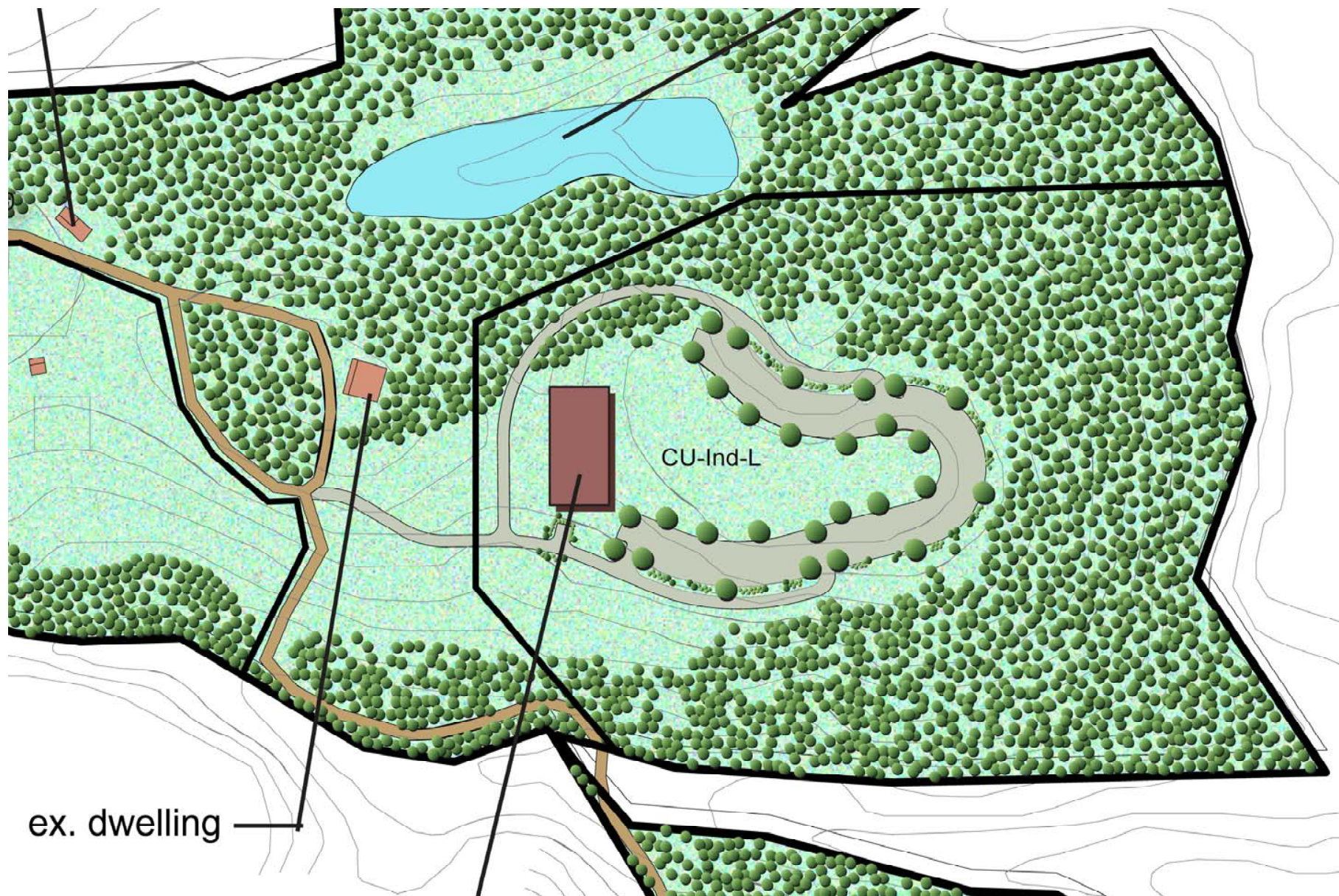
Austinville Community Meeting

April 4, 2007

Sign-up Sheet

Name	Address	phone number	email
Joan Inyin	670 Buckhorn Rd	776-3019	
Paul Halden	196 ellis Rd	777-0114	
Sunny Mink	2081 HWY 42	776-6955	
Billy Henderson	2034 NC Hwy 42	776-4191	
Synda Doney	1881 NC Hwy 42	774-4058	
LARRY WILSON	260 ELLIS RD.	774-1958	
Henry Boyd	287 ELLIS RD	774-1145	
Nancy Boyd	287 ELLIS Rd	774-1145	

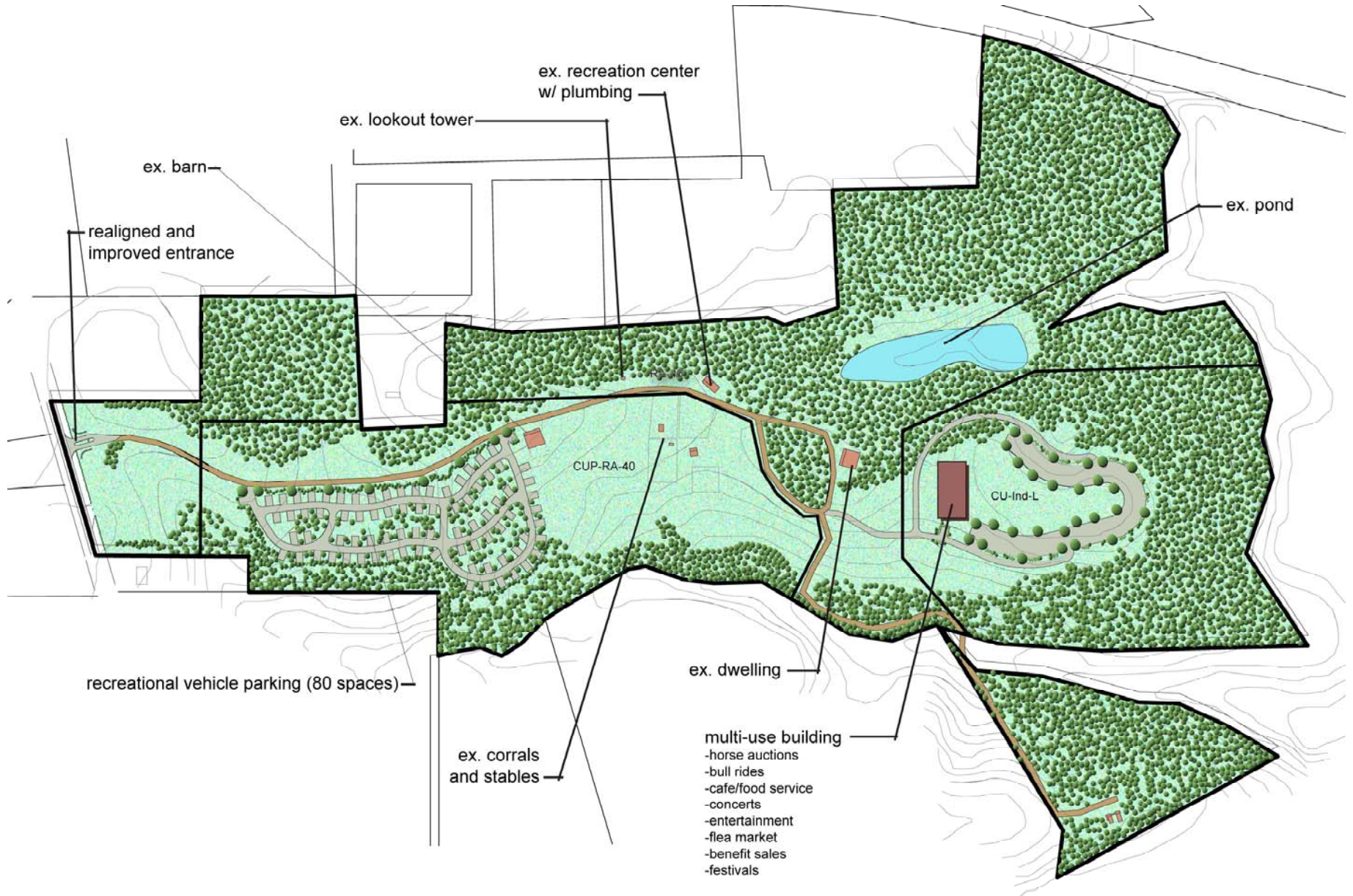
Multi-Use Building area



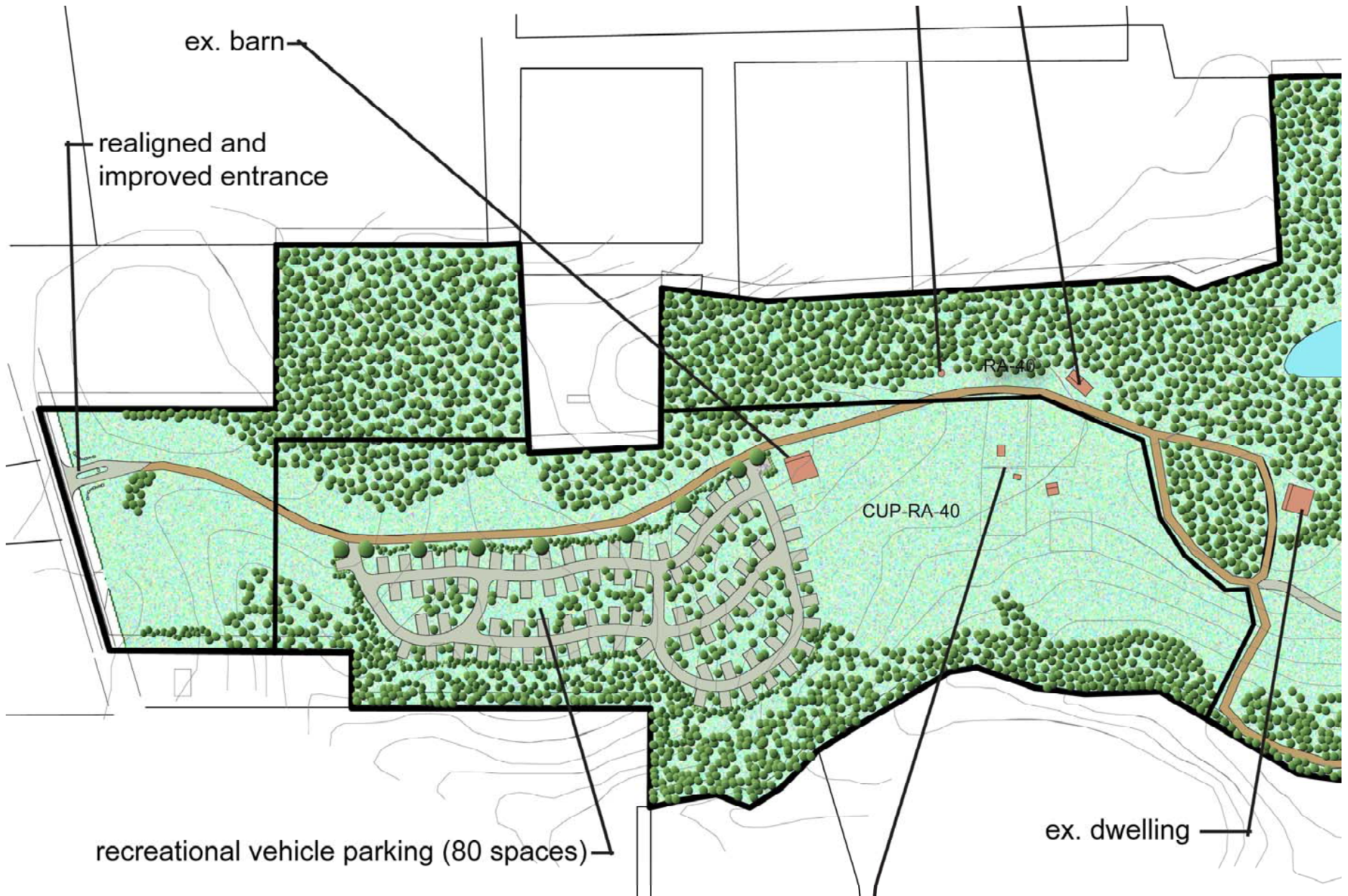
Description of requested uses

- **CU-IND-L:** In the designated 17.37 acre area, uses allowed would include assembly halls and similar structures; blacksmith or horseshoeing shops; exhibition shows, trade shows, flea markets, banquets, conventions, religious events, arts and crafts shows, stage shows, athletic events, and other similar events; clubs and other places of entertainment operated as commercial enterprises; flea markets and rummage sales conducted either within a building or outdoors provided that no principal building or sales area shall be located in the required yard; grounds and facilities for open air games and sports; open-air sales or displays and sales or displays from temporary building or structure; communications towers.

Site Plan



Recreational Camp area



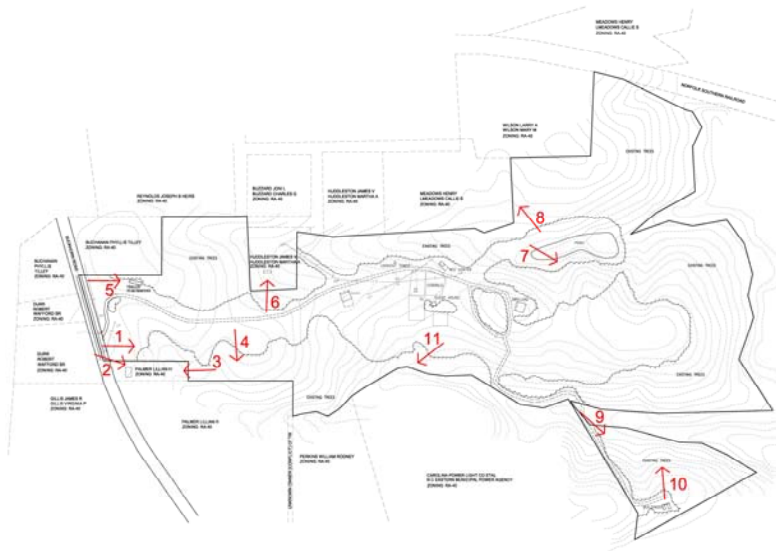
Description of requested uses

- **CUP-RA-40:** In the designated 20 acre area, uses allowed would include all uses allowed within the RA-40 district and would also include the conditional use "Public and private recreational camps and grounds".

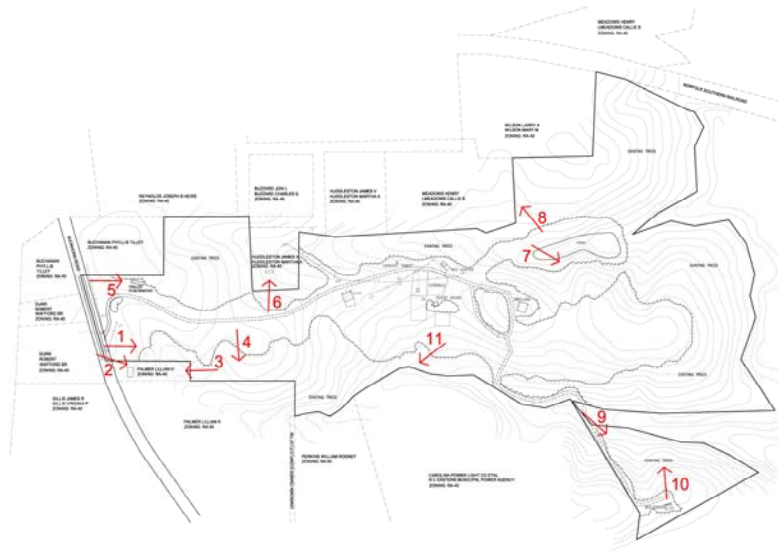
Recreational Camp area detail



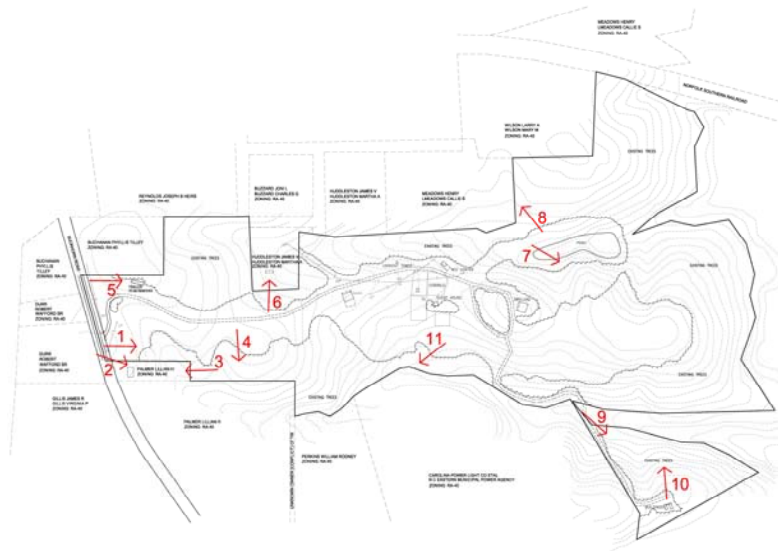
Views 1 & 2



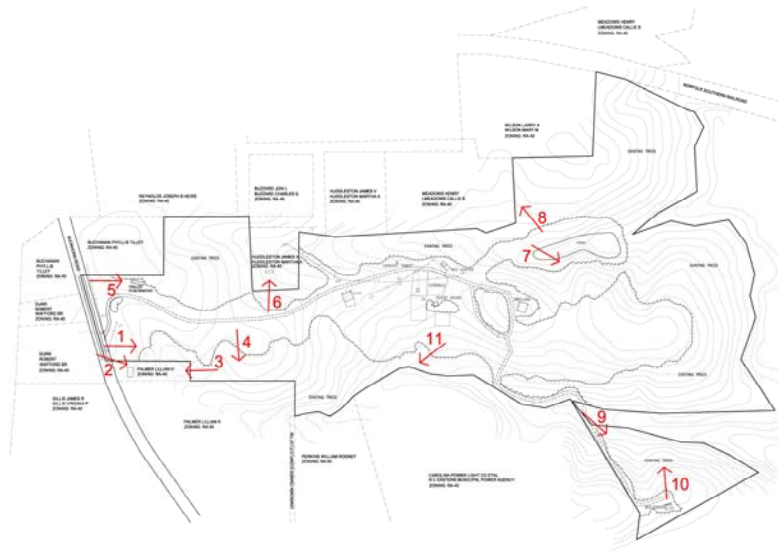
Views 3 & 4



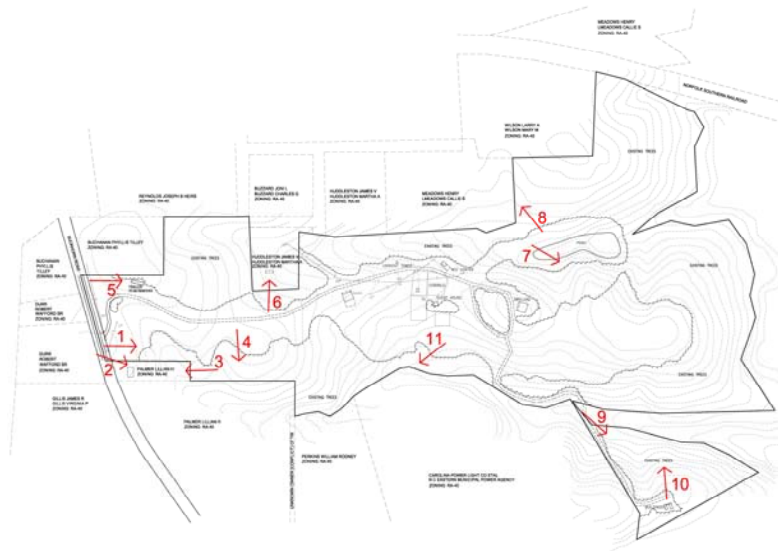
Views 5 & 6



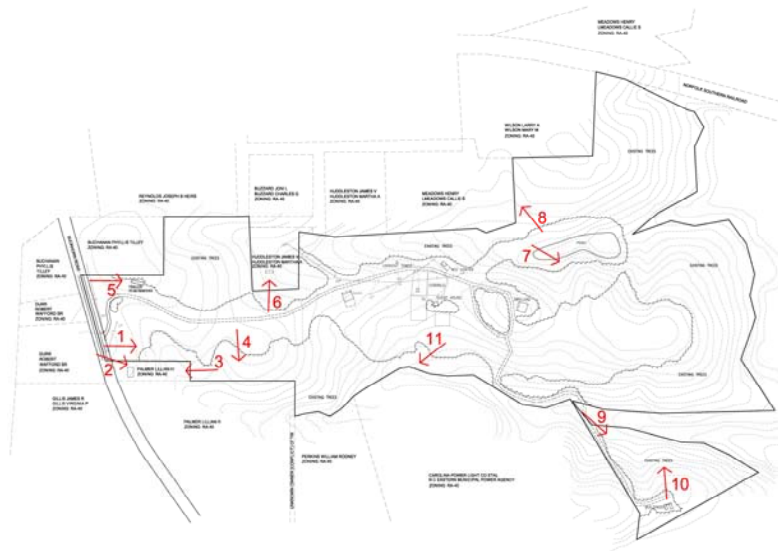
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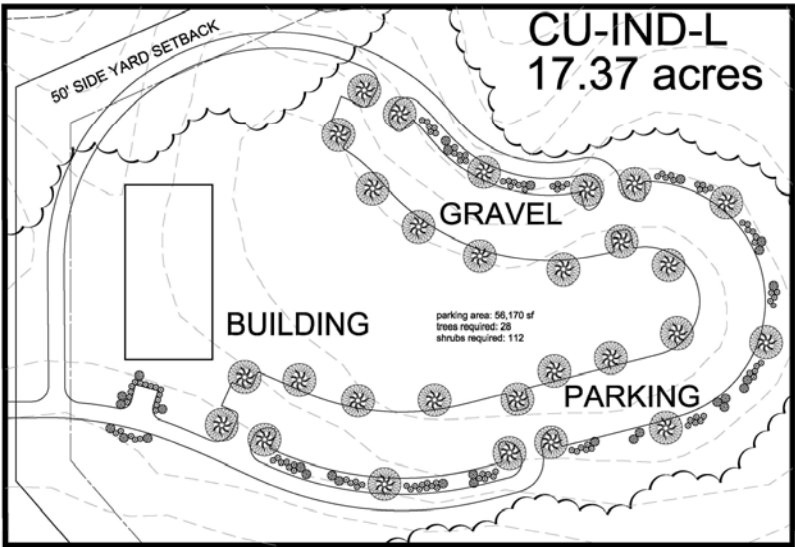
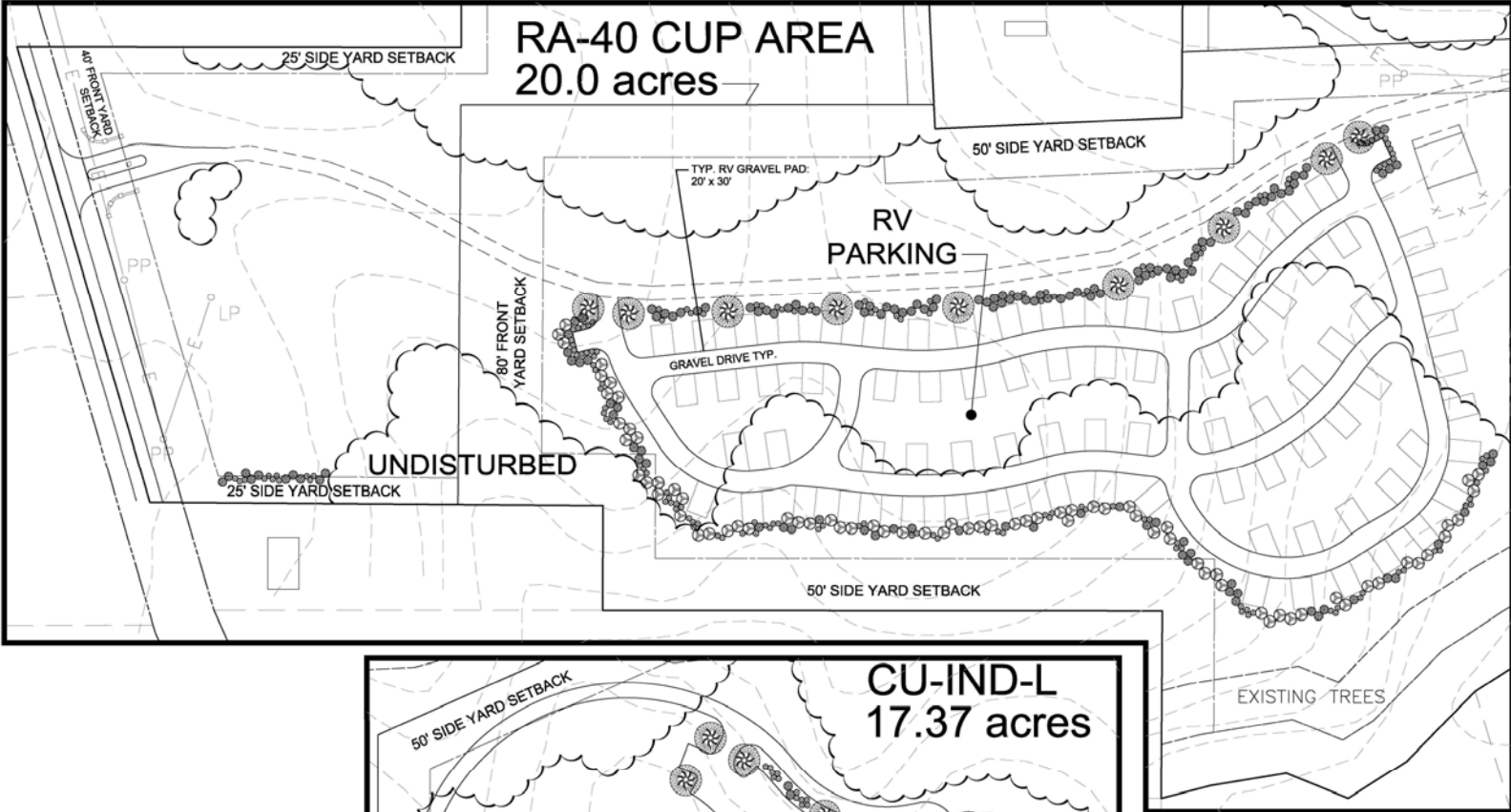
Views 9 & 10



View 11



Planting



Plant List and Legend

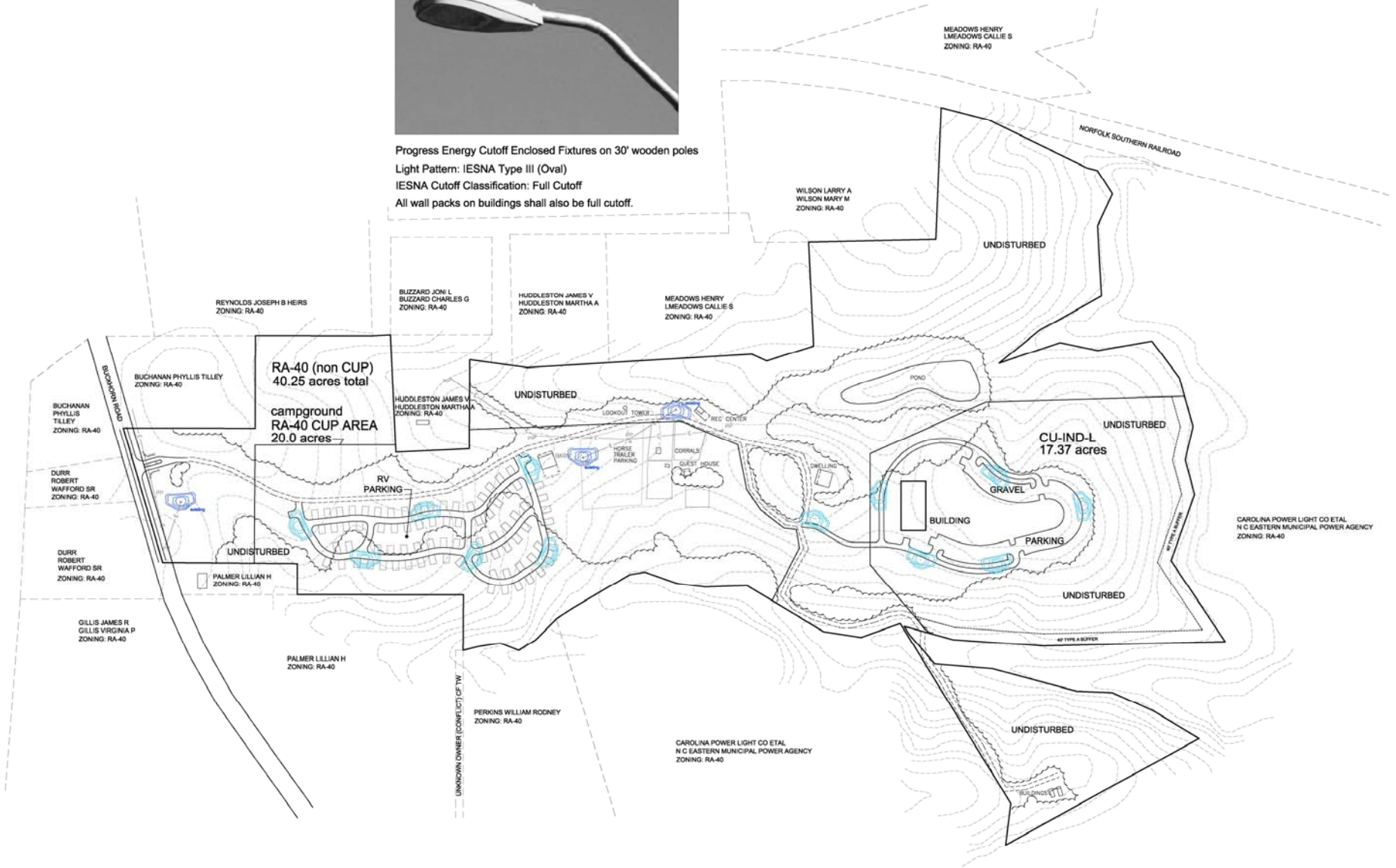
TREES	symbol	botanic name	common name	size	container
	☉	<i>Ilex alternata</i>	American Holly	3' H.	3 gal.
	⊙	<i>Juniperus virginiana</i>	Red Cedar	3' H.	3 gal.
	○	<i>Myrica cerifera</i>	Wax Myrtle	3' H.	3 gal.
	⊗	<i>Quercus phellos</i>	Willow Oak	2.5' cal.	B&B

MULTI-USE BUILDING AND PARKING

Lighting



Progress Energy Cutoff Enclosed Fixtures on 30' wooden poles
 Light Pattern: IESNA Type III (Oval)
 IESNA Cutoff Classification: Full Cutoff
 All wall packs on buildings shall also be full cutoff.



Site Plan

