



NO.	REVISIONS	DATE	BY

Kimley **Horn**

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 NC LICENSE #P-102

RZP-2025-061

KH PROJECT	013619004
DATE	10/13/2025
SCALE	AS SHOWN
DESIGNED BY	TJR
DRAWN BY	CJP
CHECKED BY	TJR

TECHNICAL DATA SHEET
RZP-2025-061

LIVING SPACES FURNITURE LLC
 PETITIONER

NORTH CAROLINA

SHEET NUMBER
RZ-1

CTR Assessment Report						
Vehicle Trips						
Proposed	Square Footage	Daily/Peak Hour Trips	Existing	Square Footage	Daily Trips /Peak-Hr.	Net Trips
1) 890 - Furniture Store	165 KSF	900 Daily	1) Vacant	N/A	0	900 Daily
2)			2)			
3)			3)			
Totals			Totals			900 Daily

Mitigations						
Assessments	Tier	Required Points	Mitigation (Total Points)			
MA	N/A		1)	2)	3)	4)
TDM	N/A		1)	2)	3)	4)

TIS Required? (Yes/No) **No**

If yes, a full CTR TIS Scope and Report are required separate from this table and any TIS mitigations should be included below:

- N/A
- N/A
- N/A
- N/A

Add additional lines, as needed

REZONING LEGEND	
	EXISTING PROPERTY LINE
	EXISTING ROW LINE
	BUILDING SETBACK LINE
	LANDSCAPE BUFFER
	BUILDING ENVELOPE
	PROPOSED PARKING AND LOADING DOCK ENVELOPE

SITE DEVELOPMENT DATA	
REZONING BOUNDARY AREA:	± 20.95 ACRES
TAX PARCEL #:	16911105
EXISTING ZONING:	ML-2
PROPOSED ZONING:	ML-1 (CD)
PROPOSED USES AND MAXIMUM GROSS FLOOR AREA:	SEE THE DEVELOPMENT STANDARDS
MAXIMUM BUILDING HEIGHT:	60'
PARKING:	PER ORDINANCE REQUIREMENTS



Know what's below.
 Call before you dig.

Plotted By: Resendez, Tyler. Sheet Set: RENAME TO PROJECT DESCRIPTION. Layout: RZ-1. October 13, 2025, 08:01:05am. K:\CHL_P\013619 Living Spaces\004_Tyvola\02 - DWG\Resendez\RZ-1.dwg

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