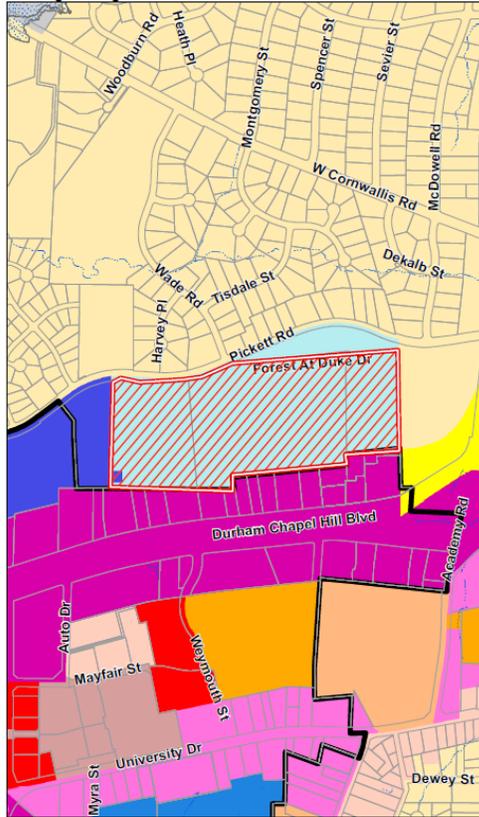


Application Information - The Forest at Duke			
Reference Name	The Forest at Duke	Submittal Date	March 9, 2020
Application Type(s) (Case#)	Zoning Map Change (Z2000012) Changes to text on Approved Development Plan		
Proposal	Up to 400 units of assisted living and 164,602 square feet of support facilities. Designate graphics from P88-31 as illustrative. Buildings located more than 75' internal to the site can extend up to 90' in height.		
Applicant	Katie Hamilton, Stewart		
Staff Contact	Michael Stock, Senior Planner at Michael.Stock@durhamnc.gov		
Site Information			
Location	2701 Pickett Rd	Legacy Cases	P88-31
Site Acreage	42.182	Existing Use	Retirement Community
Request			
Designations	Existing	Proposed	
Jurisdiction	City	No change	
Development Tier	Suburban	No change	
Future Land Use	Medium Density Residential	No change	
Zoning	Planned Development Residential 0.000 (PDR 0.000)	Changes to text only. Planned Development Residential 0.000 (PDR 0.000)	
Overlay Zoning District(s)	None	No change	
TIA Required	No		
Buffers			
Zone to Zone	Adjacent to Development	Adjacent to Undeveloped Land	
PDR to RS-10, PDR	NA	NA	
PDR to CG	0.8 opacity, 50 feet	0.2 opacity, 10 feet	

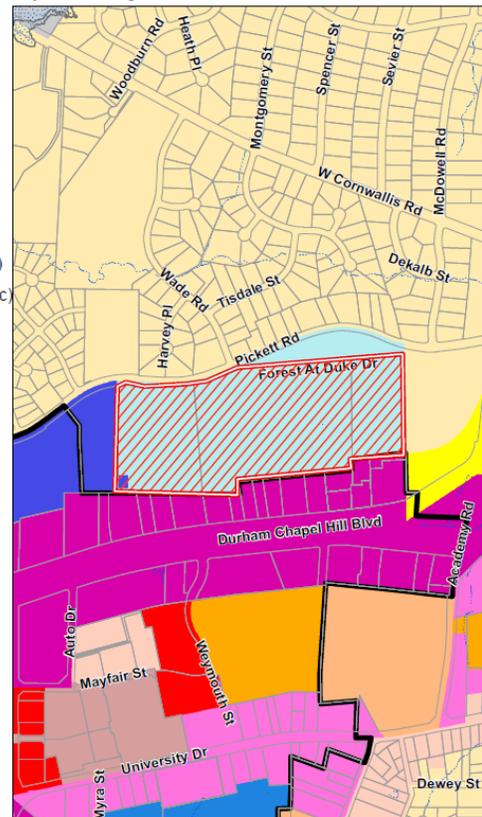
See context map on following page.

Context Map
The Forest at Duke

Existing Zoning:



Proposed Zoning:



Legend:

- Case Area
- Parcel Lines
- Streams
- Floodplain
- City Limits

Zoning Districts:

- PDR-VLR (< 2 du/ac)
- PDR- (4 - 8 du/ac)
- PDR- (8 - 12 du/ac)
- RS-20
- RS-10
- RS-8
- RS-M
- CC
- CN
- OI
- CG
- MU
- UC

0 500 1,000 Feet

Planning Durham County

Durham City-County Planning Department, 08/21/2020