#### **Administrative Site Review Application**

Office Use Only: Case #: \_\_\_\_\_



Planning and Development Customer Service Center • One Exchange Plaza, Suite 400 | Raleigh, NC 27601 | 919-996-2500

This form is required when submitting site plans as referenced in Unified Development Ordinance (UDO) Section 10.2.8. Please check the appropriate building types and include the plan checklist document when submitting.

Planner (print):

Please review UDO Section 10.2.8. as amended by text change case <u>TC-14-19</u> to determine the site plan tier. If assistance determining a Site Plan Tier is needed a Site Plan Tier Verification request can be submitted online via the <u>Permit and Development Portal</u> . (Note: There is a fee for this verification service.)				
Tier Three S	ite Plan ✓			
	Site Transaction History			
General Mixed use Open lot Civic	Subdivision case #: 521956  Scoping/sketch plan case #:			
GENERAL INFORMATION				
Hills East				
Property address(es): 540 St. Albans Drive				
_	expansions, and change of use. ail, associated parking, retail building and plaza			
Current Property Owner/Developer Contact Name:  NOTE: please attach purchase agreement when submitting this form.				
Company: Kane Realty Corp Title: Development Analyst				
s Ave, Suite	e 250, Raleigh, NC 27609			
Email: dpitts	@kanerealtycorp.com			
-				
Address: On	e Glenwood Ave, Suite 201, Raleigh, NC 27603			
Email: harre	ll@mcadamsco.com			
	General Mixed use Open lot Civic GENERAL IN Hills East  Address: On  Address: On			

Page 1 of 2 REVISION 11.1820

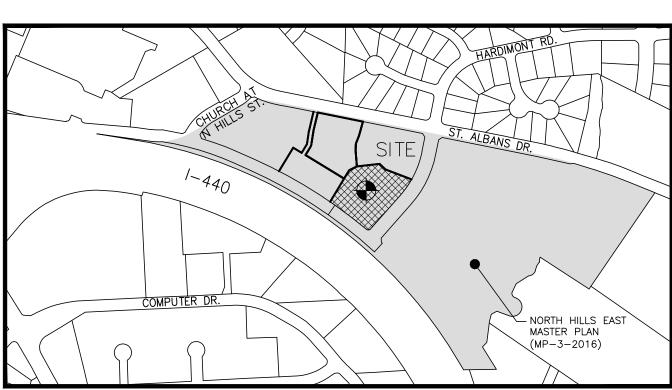
DEVELOPMENT TYPE	+ SITE DATE TABLE			
(Applicable to a	Il developments)			
SITE DATA	BUILDING DATA			
Zoning district (if more than one, please provide the acreage of each):	Existing gross floor area (not to be demolished): N/A			
PD	Existing gross floor area to be demolished:			
Gross site acreage: 1.89	New gross floor area: See Site Data Table			
# of parking spaces required: See Site Data Table	Total sf gross (to remain and new): See Site Data Table			
# of parking spaces proposed: See Site Data Table	Proposed # of buildings: 2			
Overlay District (if applicable): N/A	Proposed # of stories for each:			
Existing use (UDO 6.1.4): vacant	Pumphouse: 1 Story			
Proposed use (UDO 6.1.4): See Site Data Table	Pumphouse: 1 Story Tower V: 17 Stories			
STORMWATER	INFORMATION			
Existing Impervious Surface:	Proposed Impervious Surface:			
Acres: 0.00 Square Feet: 0.00	Acres: Square Feet:			
Is this a flood hazard area? Yes No If yes, please provide:  Alluvial soils: Flood study: FEMA Map Panel #:	<u> </u>			
Neuse River Buffer Yes ✓ No	Wetlands Yes No ✔			
RESIDENTIAL D	SAMES INSTITUTE OF STREET			
Total # of dwelling units: N/A	Total # of hotel units: N/A			
# of bedroom units: 1br N/A 2br N/A 3br N				
# of lots: N/A	is your project a cottage court? Yes No			
SIGNATURE BLOCK				
In filing this plan as the property owner(s), I/we do hereby executors, administrators, successors, and assigns jointly all dedications as shown on this proposed development p	and severally to construct all improvements and make			
I hereby designate Gray Harrell	to serve as my agent regarding			
this application, to receive and response to administrative represent me in any public meeting regarding this application.				
I/we have read, acknowledge, and affirm that this project with the proposed development use. I acknowledge that t submittal policy, which states applications will expire after	his application is subject to the filing calendar and			
Signature:	Date: 02/03/2021			
Printed Name: Dillon Pitts				

# TOWER 5 AT NORTH HILLS EAST

Administrative Site Re		•	Raleigh	
This form is required when submitting site plans as referenced in Unified Development Ordinance (UDO) Section 10.2.8. Please check the appropriate building types and include the plan checklist document when submitting.				
Office Use Only: Case #:		Planner (print):	_	
Please review UDO Section 10.2.8. as amended by text change case TC-14-19 to determine the site plan tier. If assistance determining a Site Plan Tier is needed a Site Plan Tier Verification request can be submitted online via the Permit and Development Portal. (Note: There is a fee for this verification service.)				
Site Plan Tier: Tier Two Site Plan	Tier Three S			
Building Type  Detached Attached Apartment Townhouse	General  Mixed use Open lot Civic	Site Transaction History  Subdivision case #: 521956  Scoping/sketch plan case #:  Certificate of Appropriateness #:  Board of Adjustment #:  Zoning Case #: Z-28-2016  Administrative Alternate #:		
	GENERAL IN	FORMATION		
Development name: Tower V at North	Hills East			
Inside City limits? Yes 🗸 No				
Property address(es): 540 St. Albans Drive				
Site P.I.N.(s): 1705985665				
Please describe the scope of work. Include Construction of an office tower with grarea.		expansions, and change of use. ail, associated parking, retail building an	d plaza	
Current Property Owner/Developer Contact Name:  NOTE: please attach purchase agreement when submitting this form.				
Company: Kane Realty Corp		Title: Development Analyst		
Address: 4321 Lassiter at North Hil	ls Ave, Suite	•		
Phone #: 919-833-7755	Email: dpitts	@kanerealtycorp.com		
Applicant Name: Gray Harrell	, , , ,			
Company: McAdams	Address: On	e Glenwood Ave, Suite 201, Raleigh	, NC 27603	
Phone #: 919-823-4300	Fmail: harre	II@mcadamsco.com		

DEVELOPMENT TYPI	+ SITE DATE TABLE	
(Applicable to a	Il developments)	
SITE DATA	BUILDING DATA	
Zoning district (if more than one, please provide the acreage of each):	Existing gross floor area (not to be demolished): N/A	
PD	Existing gross floor area to be demolished: N/A	
Gross site acreage: 1.89	New gross floor area: See Site Data Table	
# of parking spaces required: See Site Data Table	Total sf gross (to remain and new): See Site Data Table	
# of parking spaces proposed: See Site Data Table	Proposed # of buildings: 2	
Overlay District (if applicable): N/A	Proposed # of stories for each:	
Existing use (UDO 6.1.4): vacant	Pumphouse: 1 Story	
Proposed use (UDO 6.1.4): See Site Data Table	Tower V: 17 Stories	
STORMWATER	INFORMATION	
Existing Impervious Surface:	Proposed Impervious Surface:	
Acres: 0.00 Square Feet: 0.00	Acres: 1.33 AC. Square Feet: 57,935 FT	
Flood study:  FEMA Map Panel #:  Neuse River Buffer Yes  No	Wetlands Yes No ✔	
RESIDENTIAL D	EVELOPMENTS	
Total # of dwelling units: N/A	Total # of hotel units: N/A	
# of bedroom units: 1br N/A 2br N/A 3br N		
# of lots: N/A	ls your project a cottage court? Yes No	
SIGNATUR	RE BLOCK	
In filing this plan as the property owner(s), I/we do hereby executors, administrators, successors, and assigns jointly all dedications as shown on this proposed development p	agree and firmly bind ourselves, my/our heirs, and severally to construct all improvements and make lan as approved by the City of Raleigh.	
I hereby designate Gray Harrell		
this application, to receive and response to administrative represent me in any public meeting regarding this application.		
	his application is subject to the filing calendar and	

Page 2 of 2



**REVISION 11.18.20** 

VICINITY MAP

ST ALBANS DRIVE

RALEIGH, NORTH CAROLINA 27609

# ADMINISTRATIVE SITE REVIEW

RALEIGH CASE NUMBER: ASR-0010-2021

PROJECT NUMBER: KAN-19070

DATE: FEBRUARY 5, 2021 REVISED: APRIL 30, 2021 REVISED: JULY 22, 2021

PHYSICAL ADDRESS:	540 ST. ALBANS DRIVE RALEIGH, NORTH CAROLINA
OWNER:	ST. ALBANS LLC
DEVELOPER/APPLICANT	KANE REALTY CORP 4321 LASSITER AT NORTH HILLS AVE
	SUITE 250
	RALEIGH, NC 27609
PIN:	1705985665
ZONING:	PD
OVERLAY DISTRICT:	NONE
WATERSHED:	NEUSE RIVER
SITE AREA	GROSS AREA: 88,355 SF / 2.03 AC
	LOT 4: 44,242 SF / 1.02 AC
	LOT 5: 44,113 SF / 1.01 AC
	R/W DEDICATION:         0 SF / 0.00 AC           NET AREA:         88,355 SF / 2.03 AC
ADEA IN ELOODWAY /ELOODDI AIN	,
AREA IN FLOODWAY/FLOODPLAIN: BUILDING SQUARE FOOTAGE:	NONE OFFICE TOWER (BUILDING 1)
	0FFICE: 354,721 SF
	RETAIL: 4,888 SF
	PARKING: 125,504 SF
	GFA: 485,113 SF
	PUMPHOUSE (BUILDING 2)
	RESTAURANT: 3,998 SF
PARKING SUMMARY	
REQUIRED PARKING (MIN. UDO 7.1.2):	
OFFICE RETAIL	887 SPACES (1.0/400 SF) 24 SPACES (1.0/300 SF + 1/600 SF)
RESTAURANT	27 SPACES (1.0/150 SF)
TOTAL	938 SPACES
PARKING REDUCTION PER APPROVED PD AMENDMENT	34% (MASTER PLAN MP-3-2016 SECTION 6H)
REQUIRED PARKING:	619 SPACES
PROVIDED PARKING:	PARKING DECK LOT 2:  343 SPACES
	*EXISTING PARKING DECK CONTAINS 538 SPACES, 310 OF WHICH ARE ALLOCATED TO GADDY RESIDENTIAL PHASE 1 (CASE #SR-57-17)
	**PARKING DECK EXTENSION (SPR-0004-2021) CONTAINS 301 SPACES, 186 OF WHICH ARE ALLOCATED TO VINE II (SPR-0004-2021)
	TOWER V PARKING DECK:
	277 SPACES PROPOSED WITH DECK ASSOCIATED WITH TOWER
	*64 COMPACT STALLS (23.1%)
TOTAL SPACES:	620 SPACES
ACCESSIBLE PARKING:	REQUIRED - 13 - 3 OF WHICH ARE VAN ACCESSIBLE
	PROPOSED - 13 - 3 OF WHICH ARE VAN ACCESSIBLE*
	*3 ACCESSIBLE VAN STALLS ARE LOCATED IN PARKING DECK CONSTRUCTED AND PERMITTED UNDER SPR-0004-2021
	EXISTING DECK (LOT 2) ACCESSIBLE PARKING BREAKDOWN: SPR-0004-2021: 10 STALLS, 2 OF WHICH ARE VAN ACCESSIBLE
	SR-57-17: 12 STALLS, 2 OF WHICH ARE VAN ACCESSIBLE
BICYCLE PARKING:	REQUIRED LOT 4: 50 SPACES (UDO SEC. 7.1.8.A - MAX 50)
	25 LONG TERM; 25 SHORT TERM PROPOSED: 50 SPACES (INDOOR/COVERED)
	REQUIRED LOT 5: (UDO SEC. 7.1.2.C)
	4 LONG TERM; 4 SHORT TERM PROPOSED: 4 LONG TERM; 4 SHORT TERM
PROPOSED IMPERVIOUS:	1.33 AC. (70.4% OF PROJECT AREA)
DENUDED AREA:	4.00 AC
BUILDING SETBACKS TO PUBLIC STREETS	
PRIMARY (CHURCH AT NORTH HILLS ST.):	0' (MIN)
SIDE (HARDIMONT ROAD): REAR:	0' (MIN) 0' (MIN)
AGGREGATE:	0' (MIN)
FRONT MAXIMUM:	0' (MAX)
MAX. BUILDING HEIGHT	265' (TRACT T)
REFERENCE APPROVED PD (MP-3-16)	
MAX. BUILDING HEIGHT PROPOSED	251' -6 7/8"
MIN. SIDEWALK WIDTH WIDTH PROVIDED	10'   10'
OPEN SPACE	REFERENCE APPROVED PD (MP-3-16)
REQUIRED OPEN SPACE	INLITITION ALLKONED LD (MIL-2-10)
DINI D. TO DECUMPENTS	
BUILD-TO REQUIREMENTS REQUIRED: 50% WITHIN 0'-100'	
· · · · · · · · · · · · · · · · · · ·	118.40' (50% OF 236.75') 214.90 (90.8%)



Know what's below.
Call before you dig.

SHEET INDEX

C0.00 PROJECT NOTES
C1.00 EXISTING CONDITIONS
C2.00 OVERALL SITE PLAN
C2.01 SITE PLAN

C2.02 AMENITY AREA AND OPEN SPACE PLAN
C2.03 OVERALL DEVELOPMENT TRACKING PLAN
C3.00 GRADING AND STORM DRAINAGE PLAN
C4.00 UTILITY PLAN

C4.00 SITE DETAILS
C8.01 SITE DETAILS
C8.02 WATER DETAILS
C8.03 WATER DETAILS
C8.04 STORM DRAINAGE DETAILS

C8.05 SANITARY SEWER DETAILS
C9.00 STORMWATER CONTROL MEASURE PLAN VIEW

C9.00 STORMWATER CONTROL MEASURE PLAN VIEW
C9.01 STORMWATER CONTROL MEASURE DETAILS
C9.02 STORMWATER CONTROL MEASURE DETAILS

L5.00 LANDSCAPE PLAN
L5.01 LANDSCAPE DETAILS
TC-1 TREE CONSERVATION

TREE CONSERVATION PLAN (FOR REFERENCE ONLY - PREVIOUSLY APPROVED)

TC-2 TREE CONSERVATION PLAN BOUNDARY (FOR REFERENCE ONLY - PREVIOUSLY APPROVED)
TC-3 TREE CONSERVATION PLAN BOUNDARY (FOR REFERENCE ONLY - PREVIOUSLY APPROVED)

A101 PUMPHOUSE ASR PLANS
A102 PUMPHOUSE ASR ELEVATIONS
A-101 LEVEL 01 FLOOR PLAN - OVERALL

A-102 LEVEL 02 FLOOR PLAN - OVERALL
A-103 LEVEL 03 FLOOR PLAN - OVERALL
A-104 LEVEL 04 FLOOR PLAN - OVERALL
A-105 LEVEL 05 FLOOR PLAN - OVERALL

A-105 LEVEL 05 FLOOR PLAN - OVERALL
A-106 LEVEL 06 FLOOR PLAN - OVERALL
A-107 LEVEL 07 FLOOR PLAN - OVERALL
A-108 LEVEL 08-15 FLOOR PLAN - OVERALL
A-109 LEVEL 16 FLOOR PLAN - OVERALL

A-110 LEVEL 17 FLOOR PLAN - OVERALL
A-111 ROOF PENTHOUSE PLAN - OVERALL
A-210 ELEVATIONS - UDO FACADE CALCULATIONS

A-211 ELEVATIONS - UDO FACADE CALCULATIONS
A-212 ELEVATIONS - UDO FACADE CALCULATIONS
A-213 ELEVATIONS - UDO FACADE CALCULATIONS

THE MINIMUM CORNER CLEARANCE FROM THE CURB LINE OR EDGE OF PAVEMENT INTERSECTING STREETS SHALL BE AT LEAST TWENTY (20) FEET FROM THE POINT OF TANGENCY OF THE RADIUS CURVATURE OR 20' FROM THE INTERSECTION OF THE RIGHT-OF-WAY LINES, WHICHEVER IS GREATER. NO DRIVEWAYS OR PARKING SPACES SHALL ENCROACH ON THIS MINIMUM CORNER CLEARANCE.
 WITHIN THE AREA OF A DEFINED SIGHT TRIANGLE, THERE SHALL BE NO SIGHT OBSTRUCTING OR PARTLY OBSTRUCTING WALL,

FENCE, SIGN, FOLIAGE, BERMING OR PARKED VEHICLES BETWEEN THE HEIGHTS OF TWENTY-FOUR (24) INCHES AND EIGHT (8) FEET ABOVE THE CURB ELEVATION OR THE NEAREST TRAVELED WAY, IF NO CURBING EXISTS.

3. ALL CONSTRUCTION SHALL BE IN STRICT ACCORDANCE WITH CITY OF RALEIGH STANDARDS AND SPECIFICATIONS.

#### **RIGHT-OF-WAY OBSTRUCTION NOTES**

NOTES

1. STREET, LANE, AND SIDEWALK CLOSURES OR DETOURS: PRIOR TO ANY WORK THAT IMPACTS THE RIGHT-OF-WAY OR CLOSING OF ANY STREET, LANE, OR SIDEWALK, THE CONTRACTOR MUST APPLY FOR A PERMIT WITH RIGHT-OF-WAY SERVICES.

2. A PERMIT REQUEST WITH A TRAFFIC CONTROL AND/OR PEDESTRIAN PLAN SHALL BE SUBMITTED TO rightofwayservices@raleighnc.gov AT www.raleighnc.gov KEYWORD "RIGHT-OF-WAY SERVICES.

3. PRIOR TO THE START OF WORK, THE CLIENT SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE ENGINEERING INSPECTIONS COORDINATOR TO REVIEW THE SPECIFIC COMPONENTS OF THE APPROVED PLAN, AND ENSURE ALL PERMITS ARE ISSUED.

4. THE CITY OF RALEIGH REQUIRES AN APPROVED RIGHT-OF-WAY OBSTRUCTION PERMIT FOR WORK ON ANY PUBLIC STREET OR SIDEWALK AND NCDOT ROAD WITHIN RALEIGH'S JURISDICTION.

5. ALL TRAFFIC CONTROL SIGNAGE AND PRACTICES SHALL ADHERE TO THE MANUAL ON UNIFORM TRAFFIC CONTROL, AND THE LATEST EDITION OF THE NCDOT "STANDARD SPECIFICATION FOR ROADWAY STRUCTURES", NCDOT "ROADWAY STANDARD DRAWING MANUAL", AND THE NCDOT SUPPLEMENT TO THE MUTCD.

6. ALL PUBLIC SIDEWALKS MUST BE ACCESSIBLE TO PEDESTRIANS WHO ARE VISUALLY IMPAIRED AND/OR PEOPLE WITH MOBILITY CONCERNS. EXISTING AND ALTERNATIVE PEDESTRIAN ROUTES DURING CONSTRUCTION SHALL BE REQUIRED TO BE COMPLIANT WITH THE PUBLIC RIGHTS OF WAY ACCESSIBILITY GUIDELINES (PROWAG), THE ADA STANDARDS FOR ACCESSIBLE DESIGN AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).

7. ALL PERMITS MUST BE AVAILABLE AND VISIBLE ON SITE DURING THE OPERATION.

#### SOLID WASTE INSPECTION STATEMENT

THE DEVELOPER ACKNOWLEDGES THAT THEY HAVE REVIEWED AND ARE IN COMPLIANCE WITH THE REQUIREMENTS SET FORTH IN THE SOLID WASTE DESIGN MANUAL.

THE SOLID WASTE REMOVAL FOR THIS PROJECT WILL BE HANDLED BY PRIVATE SERVICES. THE CITY OF RALEIGH SOLID WASTE SERVICES (SWS) WILL NOT SERVICE THIS DESIGN.

LIMITS OF DISTURBANCE = 4.00 AC

ALL CONSTRUCTION SHALL CONFORM WITH THE LATEST VERSION OF THE CITY OF RALEIGH AND NCDOT STANDARDS, SPECIFICATIONS AND DETAILS.

CONTRACTOR SHALL NOTIFY "NC811" (811) OR (1-800-632-4949) AT LEAST 3 FULL BUSINESS DAYS PRIOR TO BEGINNING CONSTRUCTION OR EXCAVATION TO HAVE EXISTING UTILITIES LOCATED. CONTRACTOR SHALL CONTACT ANY LOCAL UTILITIES THAT PROVIDE THEIR OWN LOCATOR SERVICES INDEPENDENT OF "NC811". REPORT ANY DISCREPANCIES TO THE ENGINEER IMMEDIATELY.



The John R. McAdams Company, Inc.
2905 Meridian Parkway

Durham, NC 27713

phone 919. 361. 5000 fax 919. 361. 2269 license number: C-0293, C-187

www.mcadamsco.com

#### CONTACT

ANDY PADIAK padiak@mcadamsco.com PHONE: 919. 823. 4300

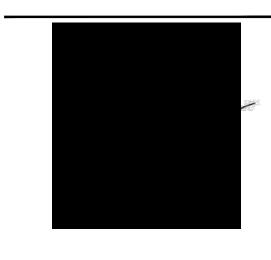
#### CLIENT

KANE REALTY CORPORATION
4321 LASSITER AT NORTH HILLS
SUITE 250
RALEIGH, NORTH CAROLINA 27609

PHONE: 919. 719. 3573



#### PROJECT DIRECTORY



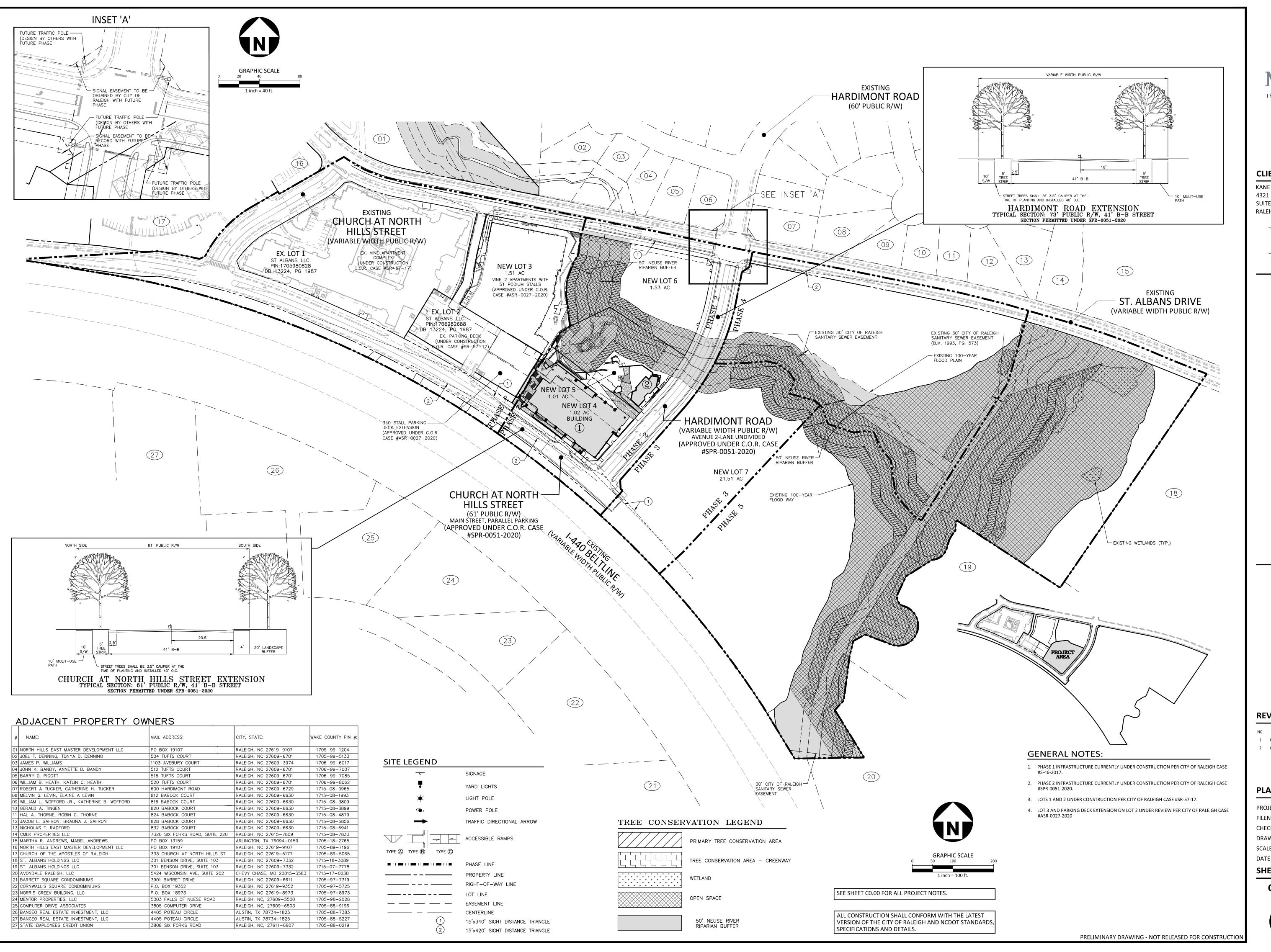
#### REVISIONS

NO. DATE

1 04. 30. 2021 REVISED PER 1ST ASR COMMENTS
2 07. 22. 2021 REVISED PER 2ND ASR COMMENTS

# ADMINISTRATIVE SITE REVIEW FOR:

TOWER 5 AT NORTH HILLS EAST RALEIGH, NORTH CAROLINA 27609 PROJECT NUMBER: KAN-19070





# MCADAMS

The John R. McAdams Company, Inc. 2905 Meridian Parkway Durham, NC 27713

phone 919. 361. 5000 fax 919. 361. 2269 license number: C-0293, C-187

www.mcadamsco.com

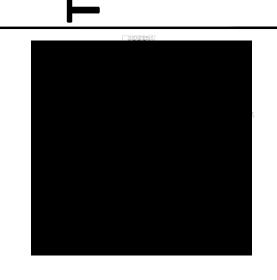
#### CLIENT

KANE REALTY CORPORATION
4321 LASSITER AT NORTH HILLS AVENUE
SUITE 250
RALEIGH, NORTH CAROLINA 27609



# EALTY CORPORATION

# FER 5 AT NORTH HILLS 540 ST ALBANS DRIVE ADMINISTRATIVE SITE PLAN



#### **REVISIONS**

NO. DATE

1 04. 30. 2021 REVISED PER 1ST ASR COMMENTS
2 07. 22. 2021 REVISED PER 2ND ASR COMMENTS

#### PLAN INFORMATION

PROJECT NO. KAN-19070

FILENAME KAN19070-ASR-OAS1

CHECKED BY AP

 DRAWN BY
 CGH

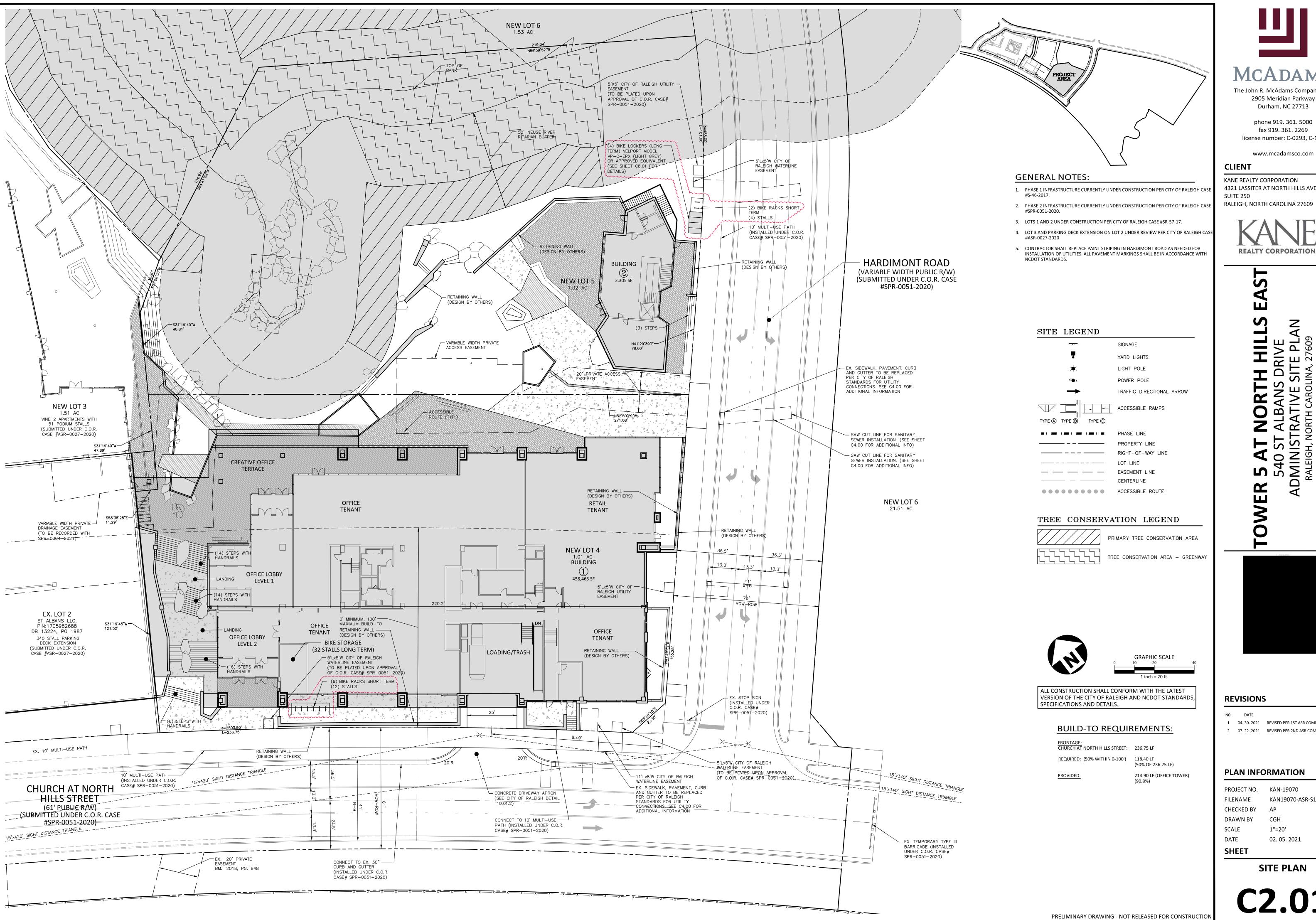
 SCALE
 1"=100'

 DATE
 02. 05. 2021

SHEET

**OVERALL SITE PLAN** 

C2.00





The John R. McAdams Company, Inc. 2905 Meridian Parkway Durham, NC 27713

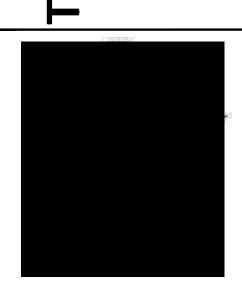
phone 919. 361. 5000 fax 919. 361. 2269 license number: C-0293, C-187

www.mcadamsco.com

#### CLIENT

KANE REALTY CORPORATION 4321 LASSITER AT NORTH HILLS AVENUE SUITE 250

# REALTY CORPORATION



#### **REVISIONS**

NO. DATE

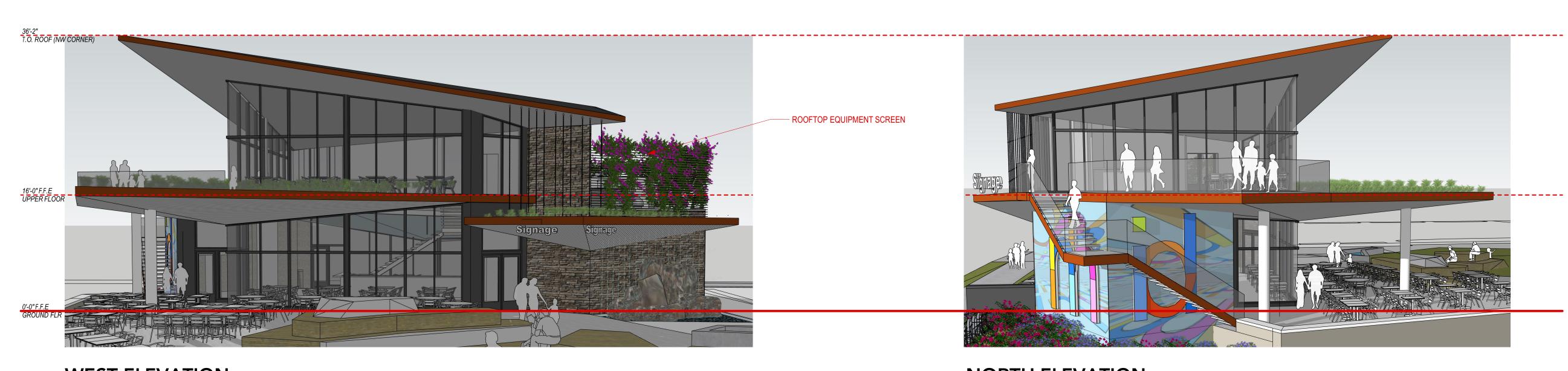
1 04. 30. 2021 REVISED PER 1ST ASR COMMENTS 2 07. 22. 2021 REVISED PER 2ND ASR COMMENTS

#### **PLAN INFORMATION**

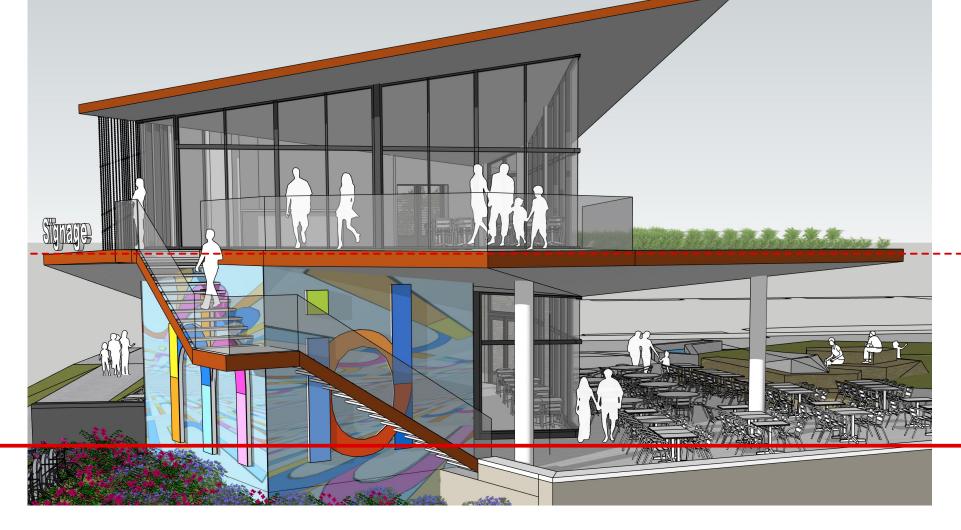
PROJECT NO. KAN-19070 KAN19070-ASR-S1 FILENAME CHECKED BY

DRAWN BY 1"=20' 02. 05. 2021

**SITE PLAN** 



- ROOFTOP EQUIPMENT SCREEN



### **NORTH ELEVATION** (FACES CREEK)

1/8" = 1'-0"

# **WEST ELEVATION** (FACES COURTYARD) 1/8" = 1'-0"



# **EAST ELEVATION** (HARDIMONT STREET FACE)

1/8" = 1'-0"

GROUND FLOOR TRANSPARENCY REQUIREMENTS (HARDIMONT STREET FACE) 33% for General Building (Equivalent to CX standards per 6.M) 1,048sf - Ground Floor Wall Area (0' to 12')

0,408sf - Provided Ground Floor Window Area 0' to 12' (39%) 0,173gsf - Required Ground Floor Window Area 3'-8' (50% of required) 0,202sf - Provided Ground Floor Window Area 3'-8' (58% of required)

0,346gsf - Required Ground Floor Window Area (33%)

SECOND FLOOR TRANSPARENCY REQUIREMENTS 20% for General Building (Equivalent to CX standards per 6.M). 650sf - Second Floor Wall Area (Floor to Wall Plate) 0,130gsf - Required Second Floor Window Area (20%)

194sf - Provided Second Floor Window Area (30%)

GROUND FLOOR BLANK WALL AREA REQUIREMENTS (HARDIMONT STREET FACE)

<30-0 for General Building (Equivalent to CX standards per 6.M)

See Elevation Drawing



## **SOUTH ELEVATION** (FACES TOWER 5)

1/8" = 1'-0"

919.821.2775 | www.clearscapes.com

STEWART Engineering 223 S West Street P.OSuite 1100 Raleigh, NC 27601 919.380.8750

Civil Consultants The John R. McAdams Company 2905 Meridian Parkway Durham, NC 27713 919.361.5000

Structural Consultants Kaydos-Daniels Engineers, PLLC 400-201 W Morgan St. Raleigh, NC 27601 919.828.4966

Building Systems Consultants Sigma Engineered Solutions 1200 Gateway Centre Blvd Morrisville, NC 27650 919.840.9600

NOT

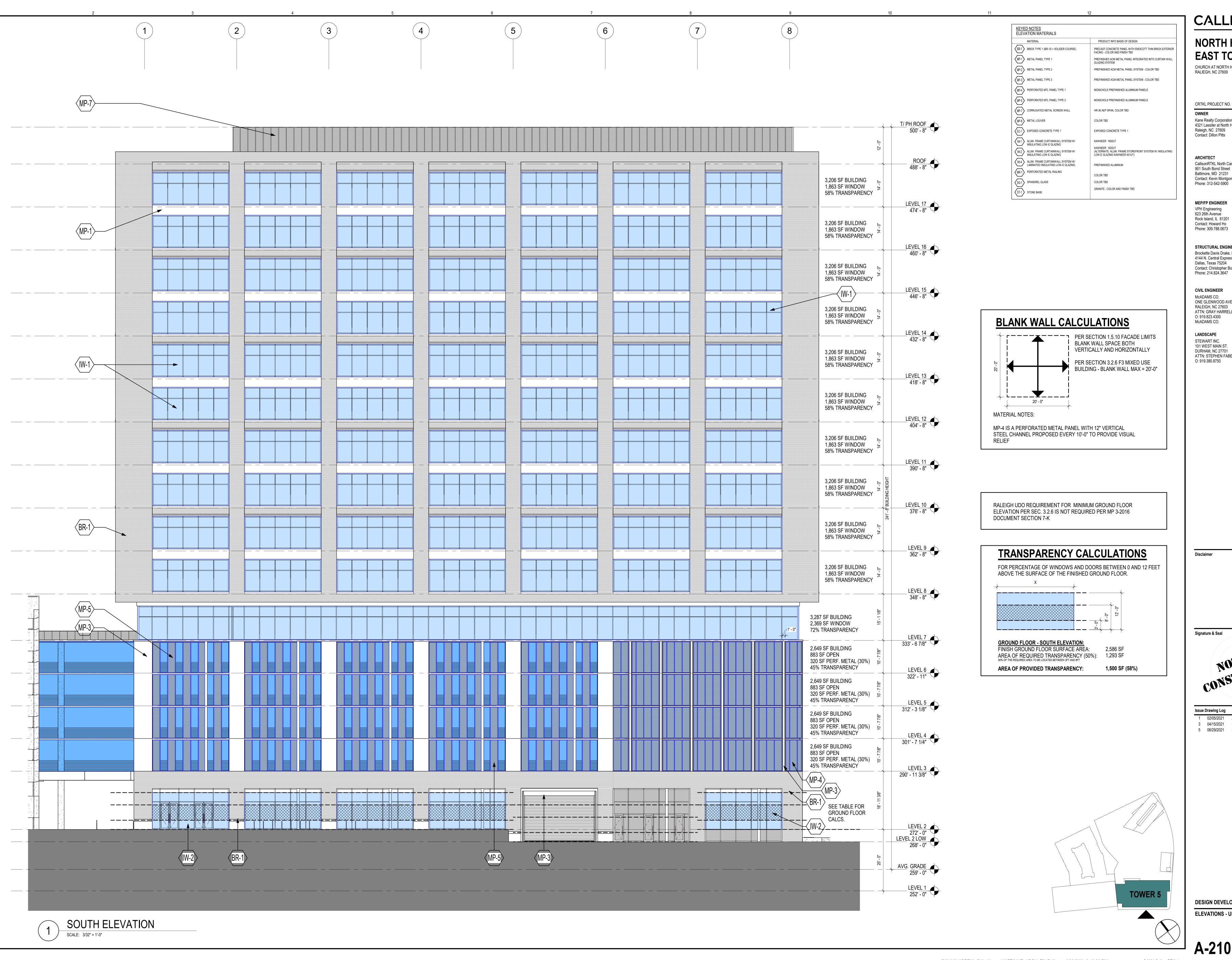
NORTH HILLS INNOVATION DISTRICT

Pump House

PROJECT NO: 2020\_0070 DRAWN: CHECKED:

PUMPHOUSE ASR Elevations

> A102 of 2



# CALLISONTKL

## NORTH HILLS FAR **EAST TOWER 5**

CHURCH AT NORTH HILLS STREET RALIEGH, NC 27609

CRTKL PROJECT NO. 030-200040.00

Kane Realty Corporation 4321 Lassiter at North Hills Avenue Raleigh, NC 27609 Contact: Dillon Pitts

ARCHITECT CallisonRTKL North Carolina Corp. 901 South Bond Street Baltimore, MD 21231 Contact: Kevin Montgomery

MEP/FP ENGINEER VPH Engineering 623 26th Avenue Rock Island, IL 61201 Contact: Howard Ho

STRUCTURAL ENGINEER Brockette Davis Drake, Inc. 4144 N. Central Expressway, Suite 1100

Dallas, Texas 75204 Contact: Christopher Borchers Phone: 214.824.3647

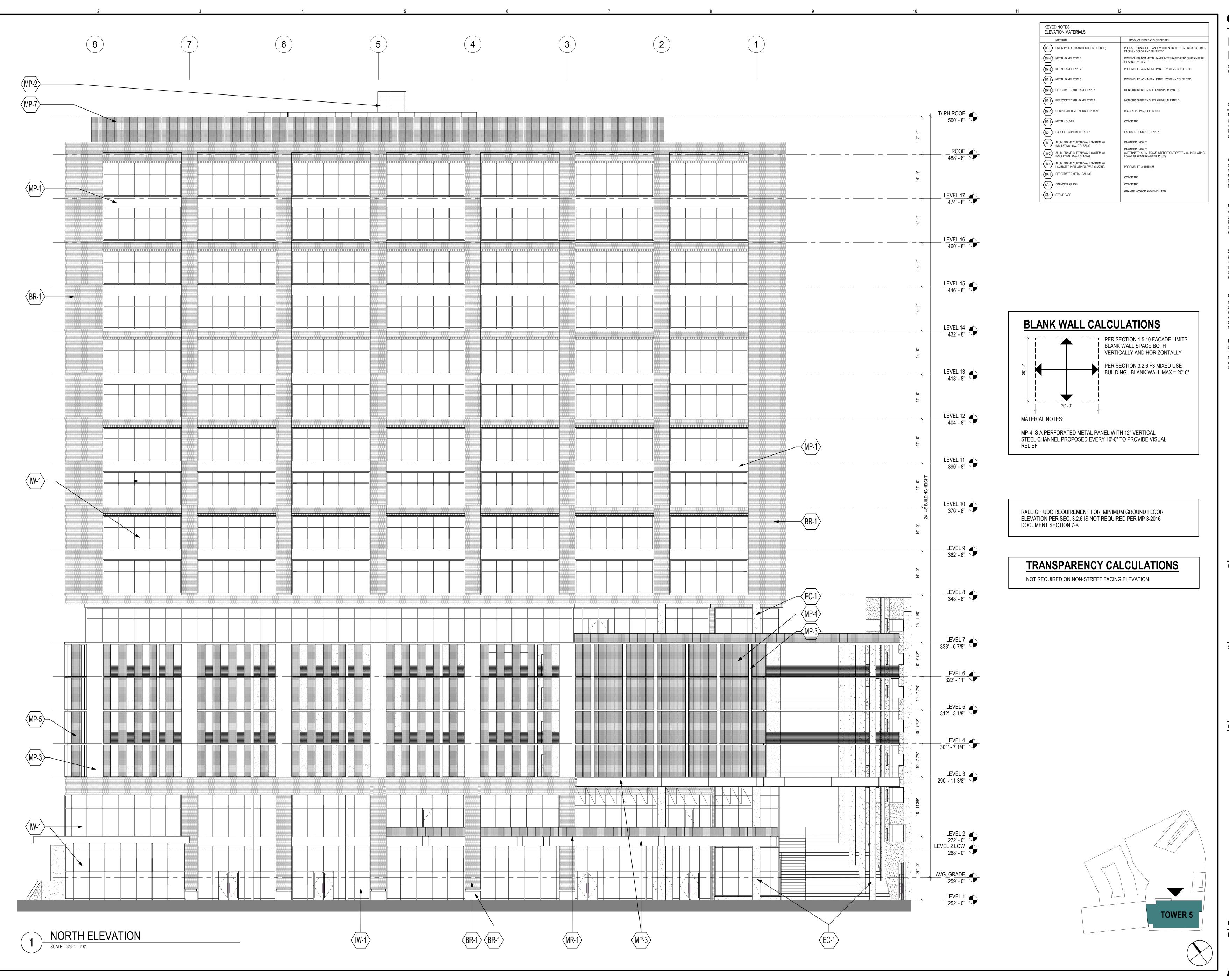
McADAMS CO. ONE GLENWOOD AVE, SUITE 201 RALEIGH, NC 27603 ATTN: GRAY HARRELL O: 919.823.4300 McADAMS CO.

STEWART INC. 101 WEST MAIN ST DURHAM, NC 27701 ATTN: STEPHEN FABER O: 919.380.8750

Disclaimer

Issue Drawing Log 1 02/05/2021 ARCHITECTURAL SITE REVIEW 3 04/15/2021 SITE REVIEW #2 5 06/29/2021 SITE REVIEW #3

**DESIGN DEVELOPMENT ELEVATIONS - UDO FACADE CALCULATIONS** 



# CALLISONTKL

# NORTH HILLS FAR EAST TOWER 5

CHURCH AT NORTH HILLS STREET RALIEGH, NC 27609

CRTKL PROJECT NO. 030-200040.00

OWNER

Kane Realty Corporation
4321 Lassiter at North Hills Avenue
Raleigh, NC 27609
Contact: Dillon Pitts

ARCHITECT
CallisonRTKL North Carolina Corp.
901 South Bond Street
Baltimore, MD 21231
Contact: Kevin Montgomery
Phone: 312-542-5900

MEP/FP ENGINEER

VPH Engineering
623 26th Avenue
Rock Island, IL 61201
Contact: Howard Ho
Phone: 309.788.0673

STRUCTURAL ENGINEER
Brockette Davis Drake, Inc.
4144 N. Central Expressway, Suite 1100
Dallas, Texas 75204
Contact: Christopher Borchers
Phone: 214.824.3647

CIVIL ENGINEER

McADAMS CO.
ONE GLENWOOD AVE, SUITE 201
RALEIGH, NC 27603
ATTN: GRAY HARRELL
O: 919.823.4300
McADAMS CO.

LANDSCAPE
STEWART INC.
101 WEST MAIN ST.
DURHAM, NC 27701
ATTN: STEPHEN FABER
O: 919.380.8750

Disclaimer

Signature & Seal

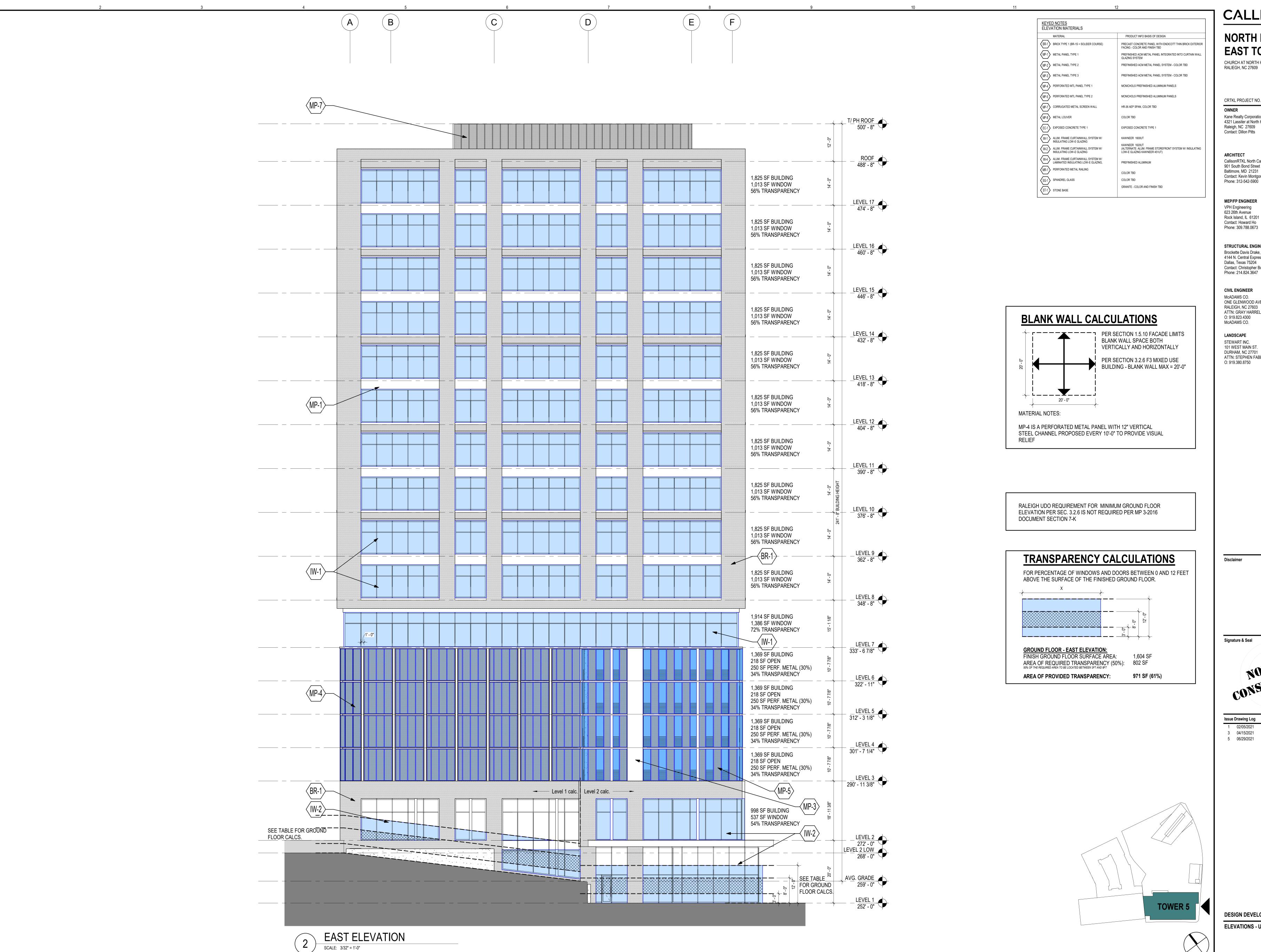
NOT FOR CONSTRUCTION

Issue Drawing Log

1 02/05/2021 ARCHITECTURAL SITE REVIEW 3 04/15/2021 SITE REVIEW #2 5 06/29/2021 SITE REVIEW #3

DESIGN DEVELOPMENT

ELEVATIONS - UDO FACADE CALCULATIONS



# CALLISONTKL

## NORTH HILLS FAR **EAST TOWER 5**

CHURCH AT NORTH HILLS STREET RALIEGH, NC 27609

CRTKL PROJECT NO. 030-200040.00

OWNER Kane Realty Corporation 4321 Lassiter at North Hills Avenue Raleigh, NC 27609

ARCHITECT CallisonRTKL North Carolina Corp. 901 South Bond Street Baltimore, MD 21231 Contact: Kevin Montgomery Phone: 312-542-5900

MEP/FP ENGINEER VPH Engineering 623 26th Avenue Rock Island, IL 61201 Contact: Howard Ho Phone: 309.788.0673

STRUCTURAL ENGINEER Brockette Davis Drake, Inc. 4144 N. Central Expressway, Suite 1100 Dallas, Texas 75204 Contact: Christopher Borchers

**CIVIL ENGINEER** McADAMS CO. ONE GLENWOOD AVE, SUITE 201 RALEIGH, NC 27603 ATTN: GRAY HARRELL

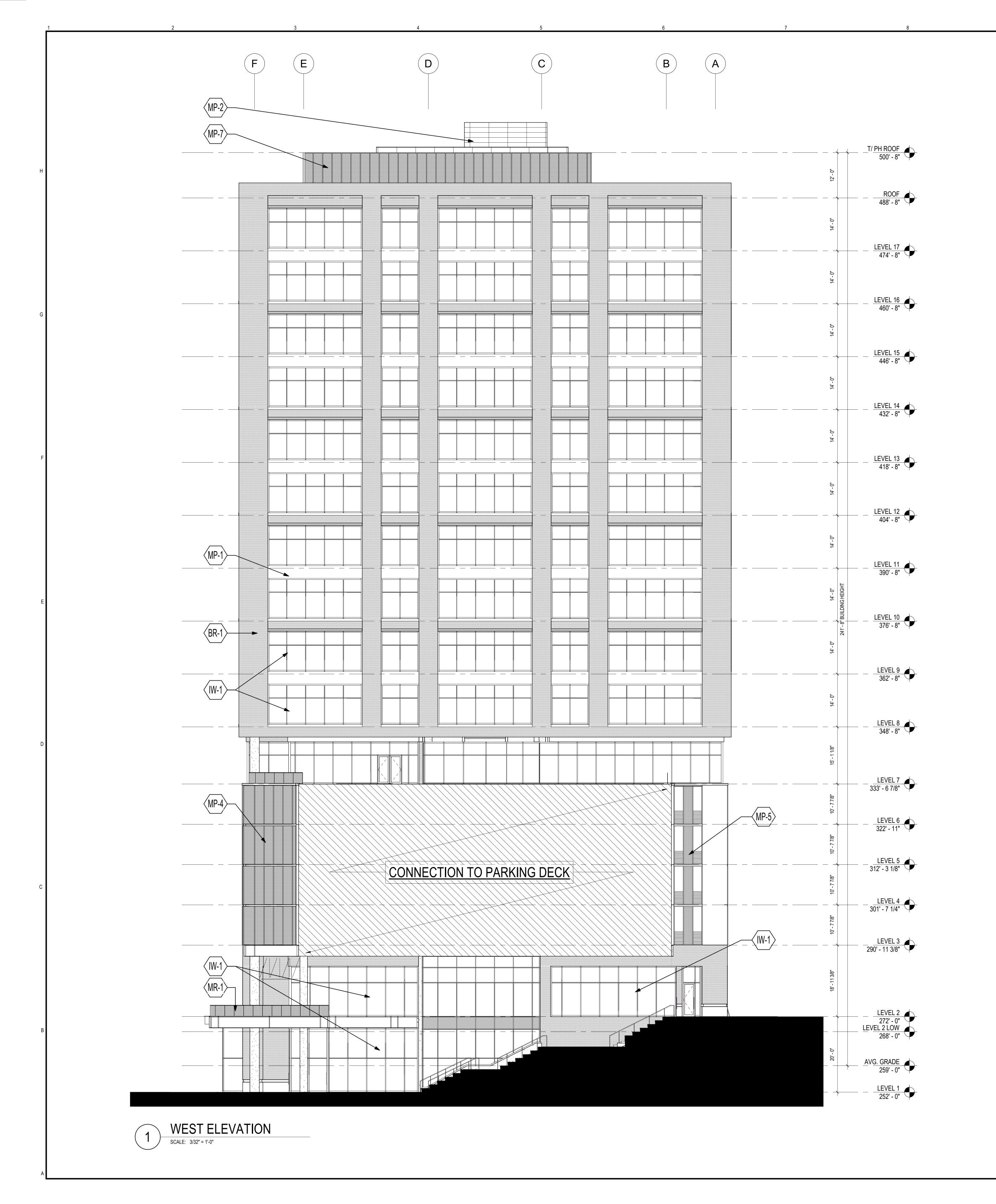
O: 919.823.4300 McADAMS CO. LANDSCAPE STEWART INC. 101 WEST MAIN ST

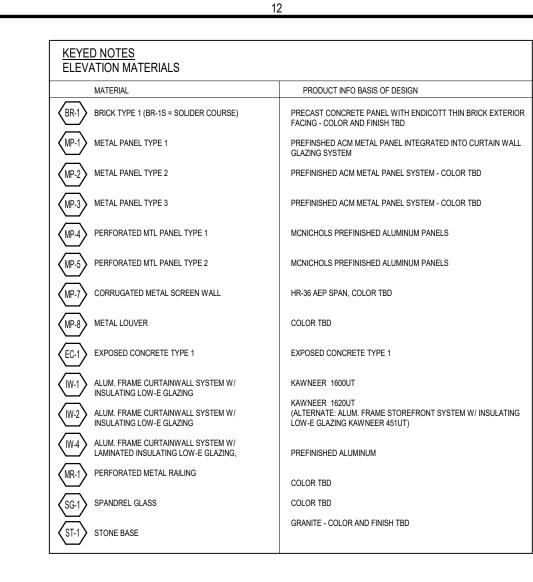
DURHAM, NC 27701 ATTN: STEPHEN FABER O: 919.380.8750

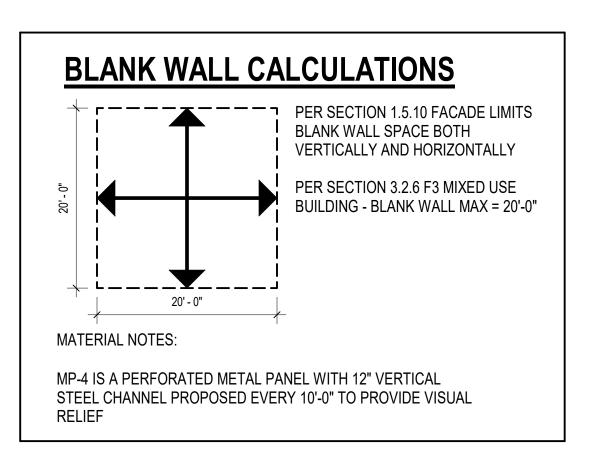
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Issue Drawing Log 1 02/05/2021 ARCHITECTURAL SITE REVIEW 3 04/15/2021 SITE REVIEW #2 5 06/29/2021 SITE REVIEW #3

**DESIGN DEVELOPMENT ELEVATIONS - UDO FACADE CALCULATIONS** 







RALEIGH UDO REQUIREMENT FOR MINIMUM GROUND FLOOR ELEVATION PER SEC. 3.2.6 IS NOT REQUIRED PER MP 3-2016 DOCUMENT SECTION 7-K

## TRANSPARENCY CALCULATIONS

NOT REQUIRED ON NON-STREET FACING ELEVATION.

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CRTKL PROJECT NO. 030-200040.00

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Baltimore, MD 21231
Contact: Kevin Montgomery Phone: 312-542-5900

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LANDSCAPE STEWART INC. 101 WEST MAIN ST. DURHAM, NC 27701 ATTN: STEPHEN FABER O: 919.380.8750

McADAMS CO.

Disclaimer

Signature & Seal

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