

Administrative Site Review Application

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.

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 Site Plan ☐

Building Type		Site Transaction History	
<input type="checkbox"/> Detached	<input type="checkbox"/> General	Subdivision case #: _____	
<input type="checkbox"/> Attached	<input type="checkbox"/> Mixed use	Scoping/sketch plan case #: _____	
<input type="checkbox"/> Apartment	<input type="checkbox"/> Open lot	Certificate of Appropriateness #: _____	
<input type="checkbox"/> Townhouse	<input checked="" type="checkbox"/> Civic	Board of Adjustment #: _____	
		Zoning Case #: _____	
		Administrative Alternate #: _____	

GENERAL INFORMATION

Development name: Macedonia Expansion

Inside City limits? Yes ☒ No ☐

Property address(es): **4119 Rock Quarry Road**

Site P.I.N.(s): 1722564074 1722554889

Please describe the scope of work. Include any additions, expansions, and change of use.
Expansion of existing sanctuary and addition of a parking lot.

Current Property Owner/Developer Contact Name: Pastor Colon

NOTE: please attach purchase agreement when submitting this form.

Company: Iglesia Hispana Macedonia Church

Title: Pastor

Address: 4119 Rock Quarry Road

Phone #: 919-696-0914

Email: pastorcolon@ihmacedonia.org

Applicant Name: Matt Jones

Company: Horvath Associates

Address: 16 Consultant Place, Suite 201

Phone #: 919-490-4990

Email: matt.jones@horvathassociates.com

Reverend Jose Samuel Colon for Iglesia Hispana Macedonia Church

DEVELOPMENT TYPE + SITE DATE TABLE**(Applicable to all 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):
	Existing gross floor area to be demolished:
Gross site acreage:	New gross floor area:
# of parking spaces required:	Total sf gross (to remain and new):
# of parking spaces proposed:	Proposed # of buildings:
Overlay District (if applicable):	Proposed # of stories for each:
Existing use (UDO 6.1.4):	
Proposed use (UDO 6.1.4):	

STORMWATER INFORMATION

Existing Impervious Surface: Acres: _____ Square Feet: _____	Proposed Impervious Surface: Acres: _____ Square Feet: _____
Is this a flood hazard area? Yes No If yes, please provide: _____ Alluvial soils: _____ Flood study: _____ FEMA Map Panel #: _____	
Neuse River Buffer Yes No	Wetlands Yes No

RESIDENTIAL DEVELOPMENTS

Total # of dwelling units:	Total # of hotel units:
# of bedroom units: 1br 2br 3br 4br or more	
# of lots:	Is your project a cottage court? Yes No

SIGNATURE BLOCK

The undersigned indicates that the property owner(s) is aware of this application and that the proposed project described in this application will be maintained in all respects in accordance with the plans and specifications submitted herewith, and in accordance with the provisions and regulations of the City of Raleigh Unified Development Ordinance.

I, _____ will serve as the agent regarding this application, and will receive and respond to administrative comments, resubmit plans and applicable documentation, and will represent the property owner(s) in any public meeting regarding this application.

I/we have read, acknowledge, and affirm that this project is conforming to all application requirements applicable with the proposed development use. I acknowledge that this application is subject to the filing calendar and submittal policy, which states applications will expire after 180 days of inactivity.

Signature: <i>Matthew Jones</i>	Date:
Printed Name:	

<SITE PLAN SUBMITTAL>

MACEDONIA EXPANSION

4119 ROCK QUARRY ROAD, WAKE COUNTY RALEIGH, NC

OWNER

IGLESIA HISPANA
MACEDONIA CHURCH
4119 ROCK QUARRY ROAD
RALEIGH, NC 27610
PASTOR JOSE COLON
P: (919) 696-0914

ENGINEER

HORVATH ASSOCIATES, PA
16 CONSULTANT PLACE, SUITE 201
DURHAM, NC 27707
P: (919) 490-4990
F: (919) 490-8953
e-mail: matt.jones@horvathassociates.com

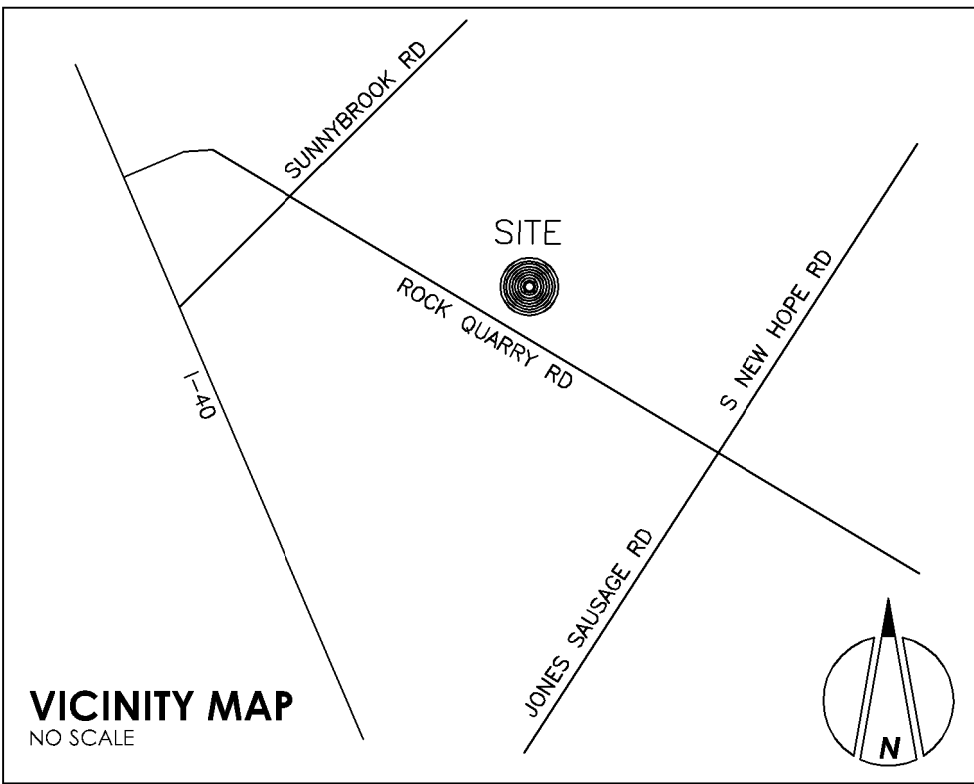
INDEX OF DRAWINGS:

- C000 COVER SHEET
- C001 EXISTING CONDITIONS
- C100 SITE PLAN
- C101 SITE PLAN - OVERALL
- C200 LANDSCAPE PLAN
- C300 UTILITY PLAN
- C400 GRADING PLAN
- T-7.0 ELEVATIONS
- T-8.0 ELEVATIONS

SOLID WASTE COLLECTION NOTE:

THE CHURCH CURRENTLY UTILIZES 2 INDIVIDUAL 96-GALLON ROLL-OUT CONTAINERS FOR REFUSE COLLECTION AND THIS MEETS THEIR NEEDS MORE THAN ADEQUATELY. NO KITCHEN WILL BE ADDED IN ASSOCIATION WITH THE EXPANSION AND THE AMOUNT OF REFUSE PRODUCED WILL NOT INCREASE GREATLY. THE CHURCH IS LOCATED IN AN AREA THAT IS ALMOST ENTIRELY RESIDENTIAL AND THEREFORE WILL CONTINUE TO USE THE ROLL-OUT CONTAINERS TO HANDLE THEIR REFUSE COLLECTION NEEDS.

PIN: 1722564074 PIN: 1722554889
ID: 0329932 ID: 0040519



DEVELOPMENT SUMMARY:

SITE SUMMARY	
PIN:	1722564074, 1722554889
REAL ESTATE ID:	0329932, 0040519
OLD MAP #:	A001
GROSS LAND AREA:	92.861 SF (2.13 AC)
R/W DEDICATION:	1,603 SF (0.04 AC)
NET LAND AREA:	91,258 SF (2.09 AC)
AREA OF DISTURBANCE:	24,945 SF (0.57 AC)
EXISTING ZONING:	R-4
LAND CLASS:	RESIDENTIAL
EXISTING USE:	SINGLE FAMILY
PROPOSED USE:	PLACE OF WORSHIP
CITY / TOWNSHIP:	RALEIGH
LOT SUMMARY	
MAXIMUM BUILDING HEIGHT:	40'
STREET YARD SETBACK:	20'
SIDE SETBACK:	10'
BUILDING SUMMARY	
EXISTING BUILDING AREA:	3,068 SF (SANCTUARY ONLY)
PROPOSED BUILDING/EXPANSION AREA:	1,663 SF (SANCTUARY ONLY)
TOTAL PROPOSED BUILDING AREA:	4,731 SF (SANCTUARY ONLY)
PARKING SUMMARY	
REQUIRED PARKING PLACE OF WORSHIP (11/4 SEATS):	107 SEATS = 27 SPACES
STANDARD PARKING PROVIDED:	25 SPACES
TOTAL PARKING PROVIDED:	27 SPACES
IMPERVIOUS SUMMARY	
EXISTING IMPERVIOUS AREA:	19,986 SF (0.46 AC)
PROPOSED IMPERVIOUS AREA:	31,231 SF (0.72 AC)

APPROVAL STAMP

PRELIMINARY
NOT FOR
CONSTRUCTION

8/3/2021		
1	COR COMMENTS	MJ
1/26/2022		
2	COR COMMENTS	MJ
5/12/2022		
3	COR COMMENTS	MJ
DRAWN BY:	CHECKED BY:	
MJ	MJ	
DATE	3/16/2021	
SCALE	AS NOTED	
PROJECT NO.	1635	
SHEET NO.		

CASE # ASR-0025-2021

C000

<SITE PLAN>

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Site Plan Tier:	Tier Two Site Plan <input checked="" type="checkbox"/>	Tier Three Site Plan <input type="checkbox"/>
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GENERAL INFORMATION

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Inside City limits? Yes ☒ No ☐

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Reverend Jose Samuel Colon for Iglesia Hispana Macedonia Church

Page 1 of 2

REVISION 02.19.21

raleighnc.gov

DEVELOPMENT TYPE + SITE DATE TABLE

(Applicable to all developments)

SITE DATA	BUILDING DATA
Zoning district (if more than one, please provide the acreage of each): R-4	Existing gross floor area (not to be demolished): 3,068 Existing gross floor area to be demolished: 0
Gross site acreage: 2.13	New gross floor area: 1,663
# of parking spaces required: 27	Total sf gross (to remain and new): 4,731
# of parking spaces proposed: 27	Proposed # of buildings: 1
Overlay District (if applicable): N/A	Proposed # of stories for each: 1
Existing use (UDO 6.1.4): Place of Worship	
Proposed use (UDO 6.1.4): Place of Worship	

STORMWATER INFORMATION

Existing Impervious Surface:
Acres: 0.46 Square Feet: 19,986

Proposed Impervious Surface:
Acres: 0.73 Square Feet: 31,231

Is this a flood hazard area? Yes ☐ No ☒

If yes, please provide:

Alluvial soils:

Flood study:

FEMA Map Panel #:

Neuse River Buffer Yes ☐ No ☒ Wetlands Yes ☐ No ☒

RESIDENTIAL DEVELOPMENTS

Total # of dwelling units: Total # of hotel units:

of bedroom units: 1br 2br 3br 4br or more

of lots: Is your project a cottage court? Yes ☐ No ☐

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Signature: Matthew Jones Date: 3/25/2021

Printed Name: Matthew Jones

DEVELOPMENT SUMMARY:

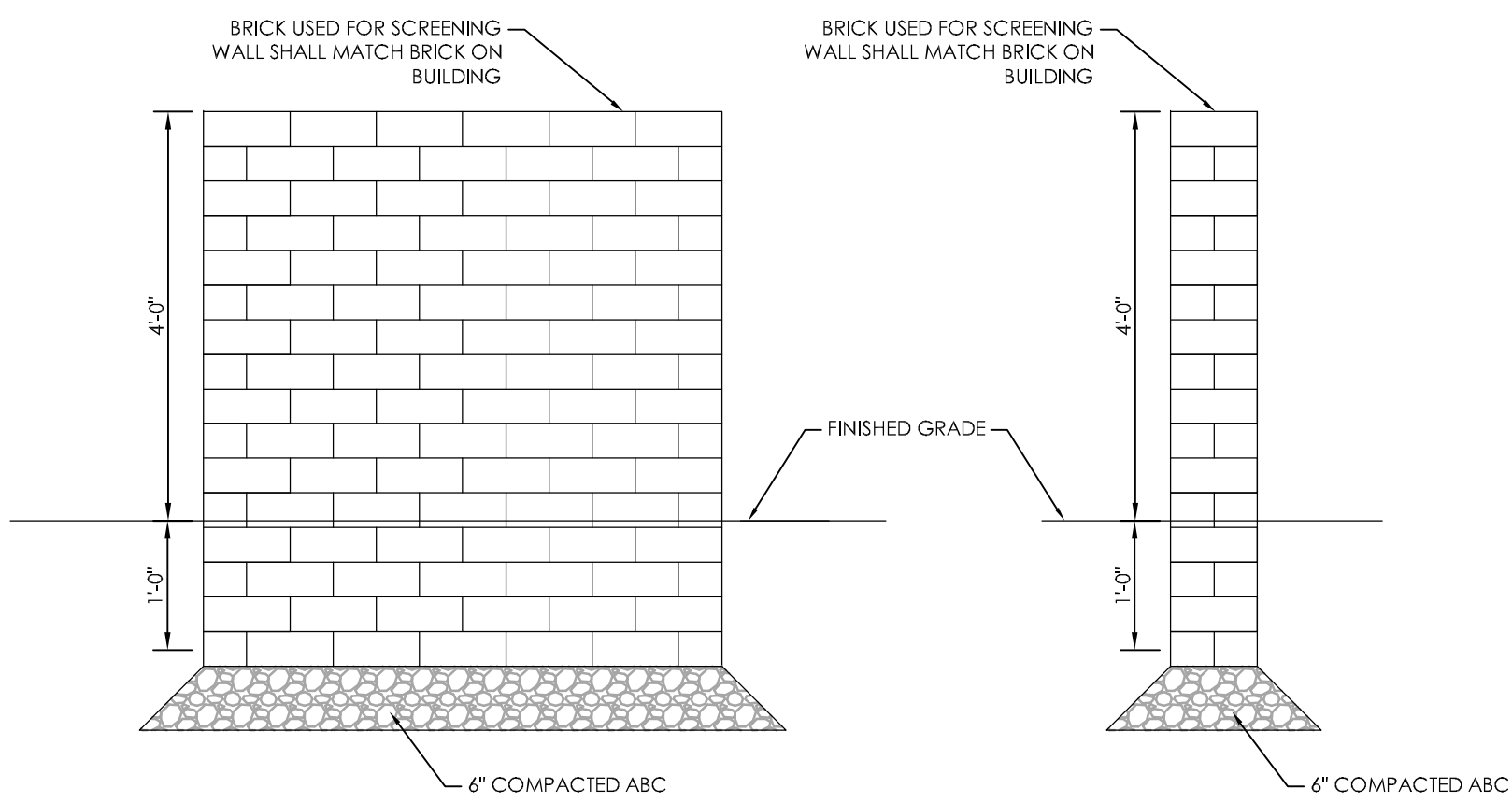
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IMPERVIOUS SUMMARY	
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SEEDING SCHEDULE

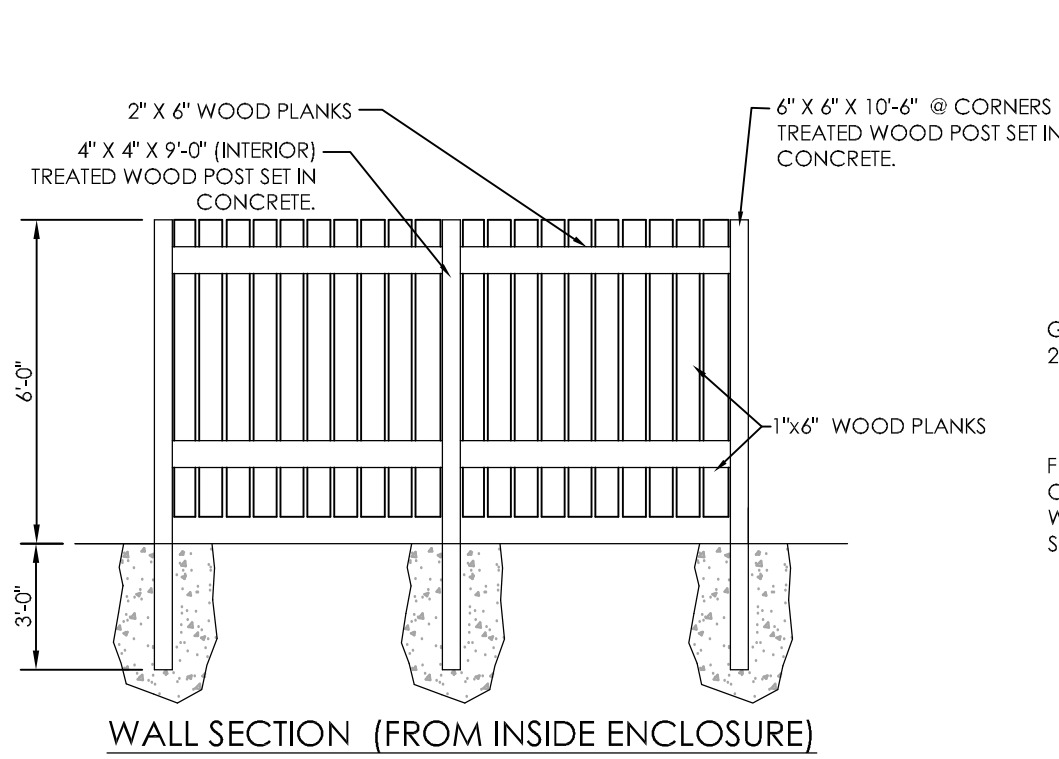
FOR SHOULDERS, SIDE DITCHES & SLOPES (MAX 2:1)			
DATE	TYPE	PLANTING RATE	
AUG 15-NOV 1	CREEPING RED FESCUE	300 #/AC	
NOV 1-MAR 1	CREEPING RED FESCUE AND ABRUZZI RYE	300 #/AC	
MAR 1-APR 15	CREEPING RED FESCUE	25 #/AC	
APR 15-JUN 30	CREEPING RED FESCUE	300 #/AC	
JUN 1-SEPT 1	HULLED COMMON BERMUDA GRASS	25 #/AC	
SEPT 1-MAR 1	CREEPING RED FESCUE AND ABRUZZI RYE	120 #/AC	
NOV 1-MAR 1	CREEPING RED FESCUE	35 #/AC	
	ADD ABRUZZI RYE	25 #/AC	

CONSULT CONSERVATION ENGINEER OR SCS FOR ADDITIONAL INFORMATION CONCERNING OTHER ALTERNATIVES FOR VEGETATION OR DENUDS AREAS ABOVE VEGETATION RATES ARE THOSE WHICH DO WELL UNDER LOCAL CONDITIONS; OTHER SEEDING RATE COMBINATIONS ARE POSSIBLE.

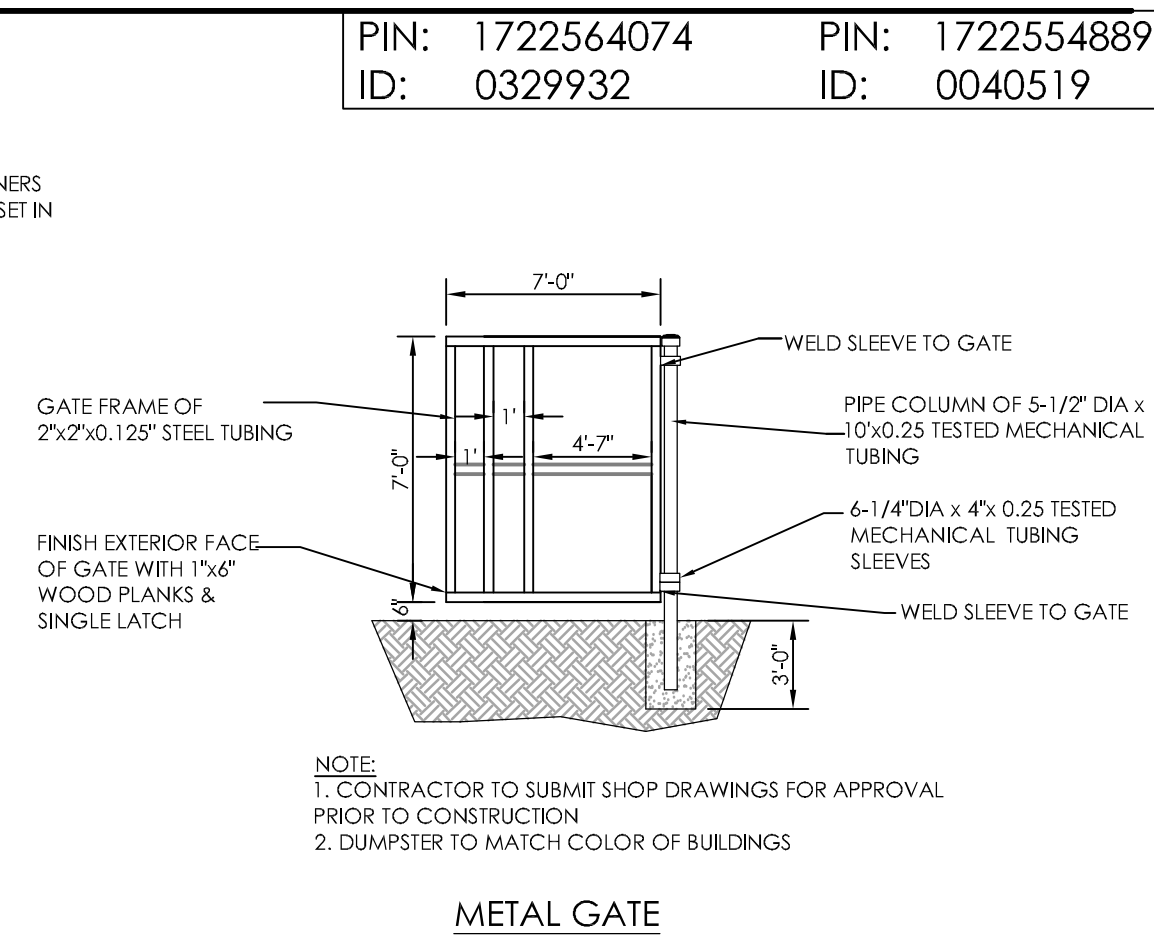
***TEMPORARY-RESEED ACCORDING TO OPTIMUM SEASON FOR DESIRED PERMANENT VEGETATION. DO NOT ALLOW TEMPORARY COVER TO GROW OVER 12" IN HEIGHT BEFORE MOWING. OTHERWISE FESCUE MAY BE SHADED OUT.



3 HVAC BRICK SCREEN WALL
SCALE: N.T.S.



3 ROLL OUT CONTAINER STORAGE AREA
SCALE: N.T.S.



METAL GATE

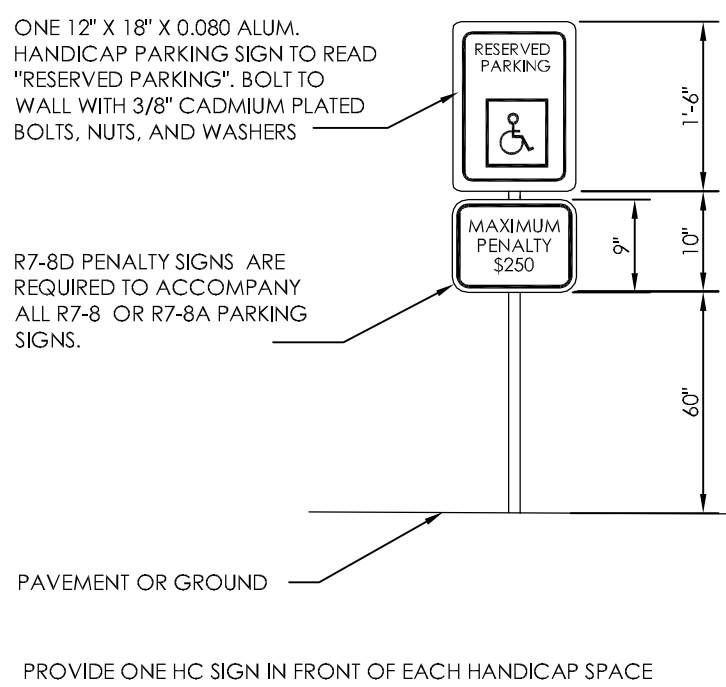
GENERAL SITE NOTES

- PAVEMENT DESIGN:
8" CABC + 2" S9.5B (INTERIOR PARKING AREAS AND DRIVES)
FINAL DESIGN SUBJECT TO SOIL ANALYSIS.
- BUILDING AND ROADWAY STAKE OUT TO BE PERFORMED BY A REGISTERED LAND SURVEYOR. ALL DIMENSIONS FROM BLDG TO PL OR CL CONTROL AND PARKING LOT TO PL ARE TO BE FIELD VERIFIED. NOTIFY THE ENGINEER OF ANY DISCREPANCY.
- ALL PARKING LOT DIMENSIONS ARE TO EDGE OF PAVEMENT, UNLESS OTHERWISE NOTED ON THE PLANS.
- ALL SIDEWALKS ARE 5' WIDE WITH EXPANSION JOINTS @ 30' OC UNLESS OTHERWISE NOTED ON THE DRAWINGS.
- ANY WORK WITHIN THE PUBLIC RIGHT-OF-WAY SHALL BE IN STRICT ACCORDANCE WITH CITY OF RALEIGH AND NCDOT STANDARDS AND SPECIFICATIONS.
- WITHIN THE AREA OF THE DEFINED SIGHT TRIANGLE THE SHALL BE NO SIGN OBSTRUCTING OR PARTLY OBSTRUCTING WALL, FENCE, SIGN, FOLIAGE, BERMS, OR PARKED VEHICLES BETWEEN THE HEIGHT OF 24 INCHES AND EIGHT FEET ABOVE THE CURB LINE.

SEED BED PREPARATION

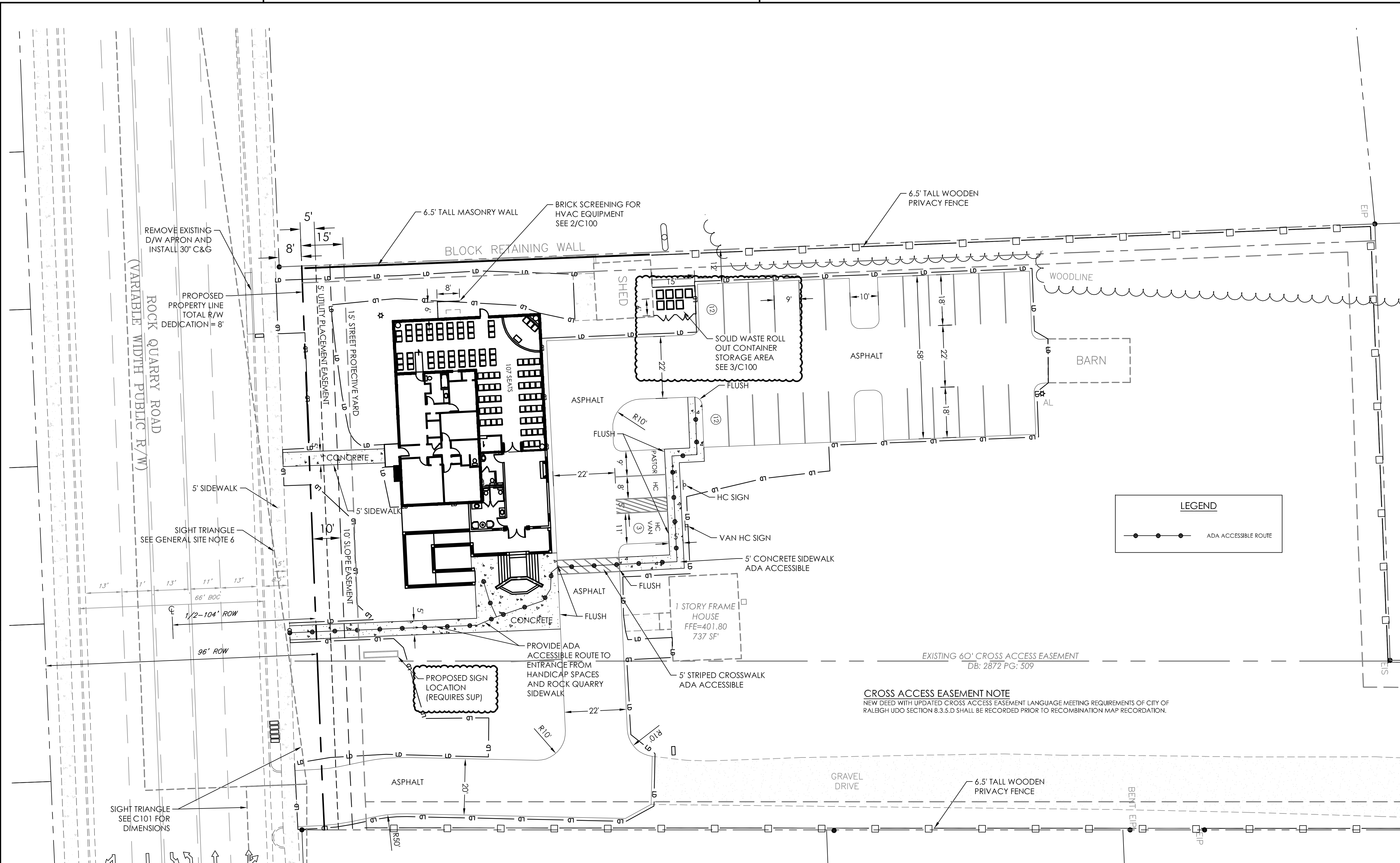
- CHISEL COMPACTED AREA AND SPREAD TOPSOIL 3" DEEP OVER ADVERSE SOIL CONDITIONS.
- RIP THE ENTIRE AREA TO A 4" DEPTH.
- REMOVE ALL LOOSE ROCK, ROOTS, AND OTHER OBSTRUCTIONS LEAVING SURFACE REASONABLY SMOOTH AND UNIFORM.
- APPLY AGRICULTURAL LIME, FERTILIZER, AND SUPERPHOSPHATE UNIFORMLY AND MIX WITH SOIL. (SEE *BELOW)
- CONTINUE TILLAGE UNTIL A WELL PULVERIZED, FIRM, REASONABLY UNIFORM SEED BED IS PREPARED 6" TO 6" DEEP.
- SEED ON A FRESHLY PREPARED SEED BED AND COVER SEED LIGHTLY WITH SEEDING EQUIPMENT OR CULTIPACK AFTER SEEDING.
- MULCH IMMEDIATELY AFTER SEEDING AND ANCHOR MULCH.
- INSPECT ALL SEEDED AREAS AND MAKE NECESSARY REPAIRS OR RESEEDING WITHIN THE PLANTING SEASON, IF POSSIBLE. IF STAND SHOULD BE OVER 60% DAMAGED, REESTABLISH FOLLOWING ORIGINAL LIME, FERTILIZER AND SEEDING RATES.
- CONSULT CONSERVATION INSPECTOR ON MAINTENANCE TREATMENT AND FERTILIZATION AFTER PERMANENT COVER IS ESTABLISHED.
- SEEDING RE-VEGETATION FOR ALL EASEMENTS AND MASS GRADINGS; CLEARED/DISTURBED EASEMENTS NEAR STREAM BUFFERS TO BE SEEDED WITH NATIVE GRASS SPECIES: "SWITCHGRASS" (*Panicum virgatum*), @ A RATE OF 50#/ACRE.

* APPLY:
AGRICULTURAL LIMESTONE: 2T/AC (3TON IN CLAY)
FERTILIZER: 10-10-10 AT 800-1000#/AC
SUPERPHOSPHATE: 300#/AC OF 20% ANALYSIS SUPERPHOSPHATE
MULCH: 2 TON (80 BALES) 5M GRASS STRAW/ACRE
ANCHOR: LIQUID ASPHALT 400 GAL/AC ENHANCED ASPHALT 300 GAL/AC

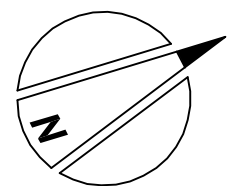
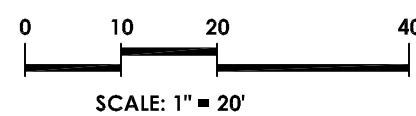


PROVIDE ONE HC SIGN IN FRONT OF EACH HANDICAP SPACE

1 HANDICAP SIGN
SCALE: N.T.S.



1 SITE PLAN
SCALE: 1"=20'



MACEDONIA
EXPANSION
4119 ROCK QUARRY ROAD
WAKE COUNTY
RALEIGH, NORTH CAROLINA

SITE
PLAN

PRELIMINARY
NOT FOR
CONSTRUCTION

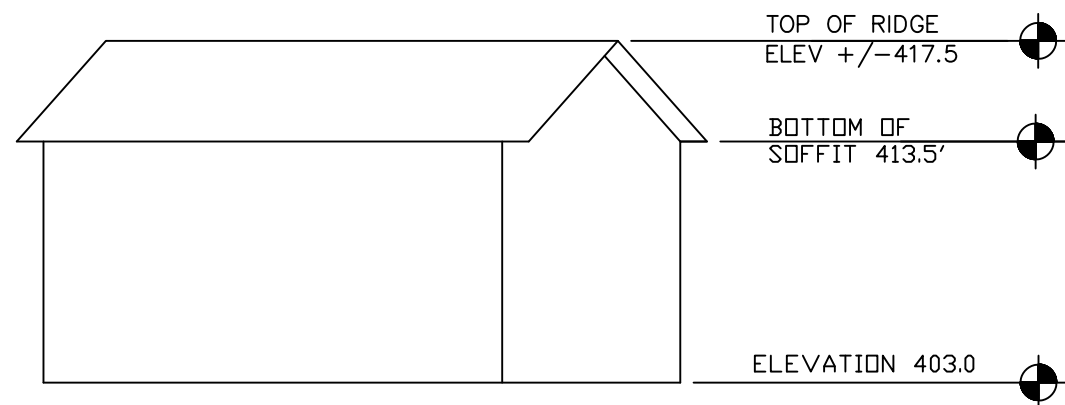
8/3/2021	1	COR COMMENTS	MJ
1/26/2022	2	COR COMMENTS	MJ
5/12/2022	3	COR COMMENTS	MJ
DRAWN BY:	CHECKED BY:		
MJ	MJ		
DATE	3/16/2021		
SCALE	AS NOTED		
PROJECT NO.	1635		
SHEET NO.			

C100

<SITE PLAN>

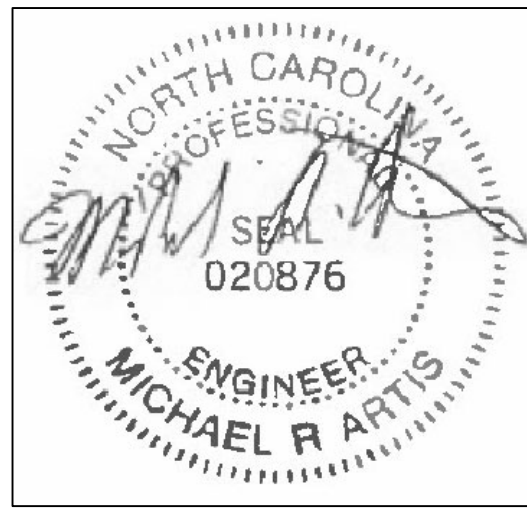


PRIMARY STREET ELEVATION – SOUTH
SCALE: USE SCALE BAR

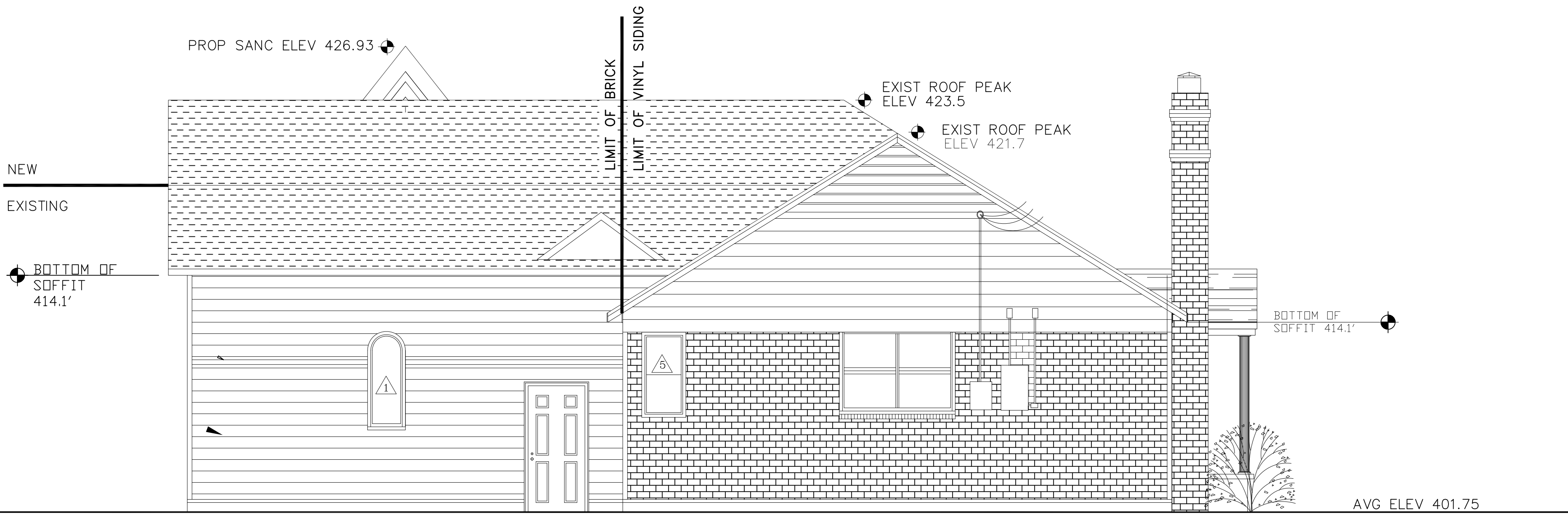


4115 ROCK QUARRY ROAD
SCALE: N.T.S.

4209 ROCK QUARRY ROAD
VACANT, UNDEVELOPED



BUILDING PERMIT SET



LEFT SIDE ELEVATION—WEST
SCALE: USE SCALE BAR

ARTIS ASSOCIATES, LLC
ARCHITECTURAL ENGINEERS
PO BOX 5372
Groton, CT 06349
AAAENG@AOL.COM

CLIENT
Iglesia Macedonia Valles
de Bendicion
4119 Rock Quarry Road
Raleigh, NC 27910

REVISIONS

PROJECT
SANCTUARY EXPANSION AND
SITE IMPROVEMENTS
ELEVATIONS 2 – NEW

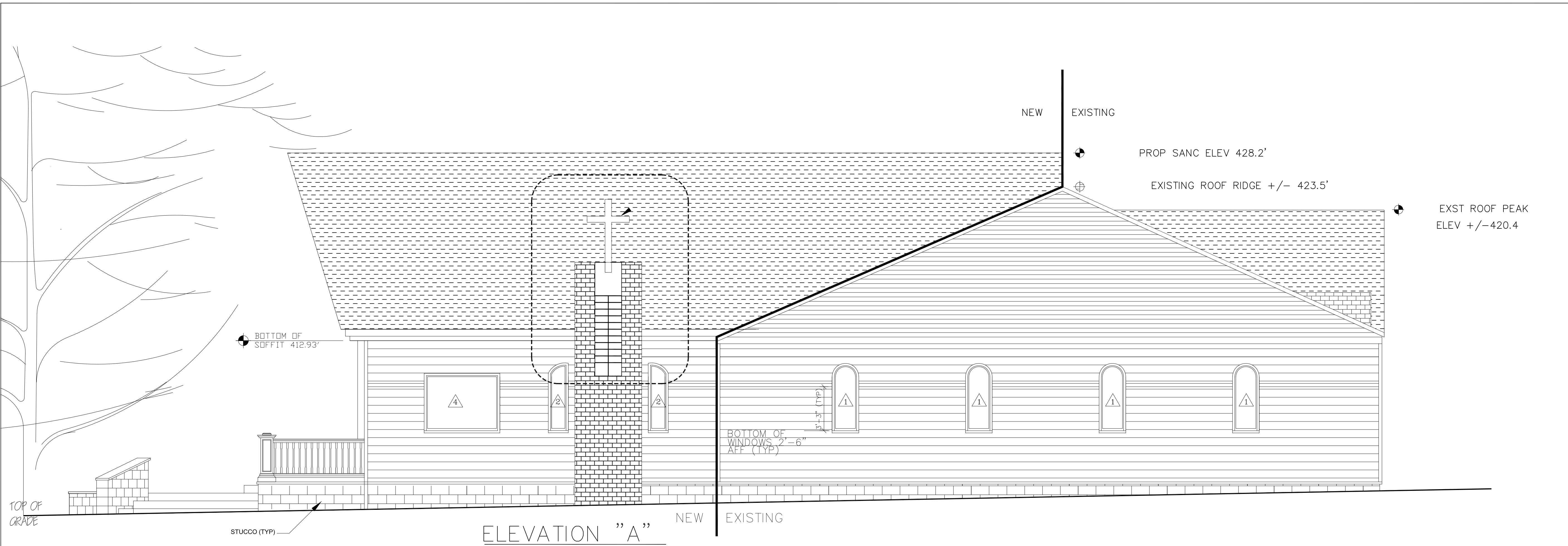
T-7.0

SCALE
AS SHOWN

01/09/2022

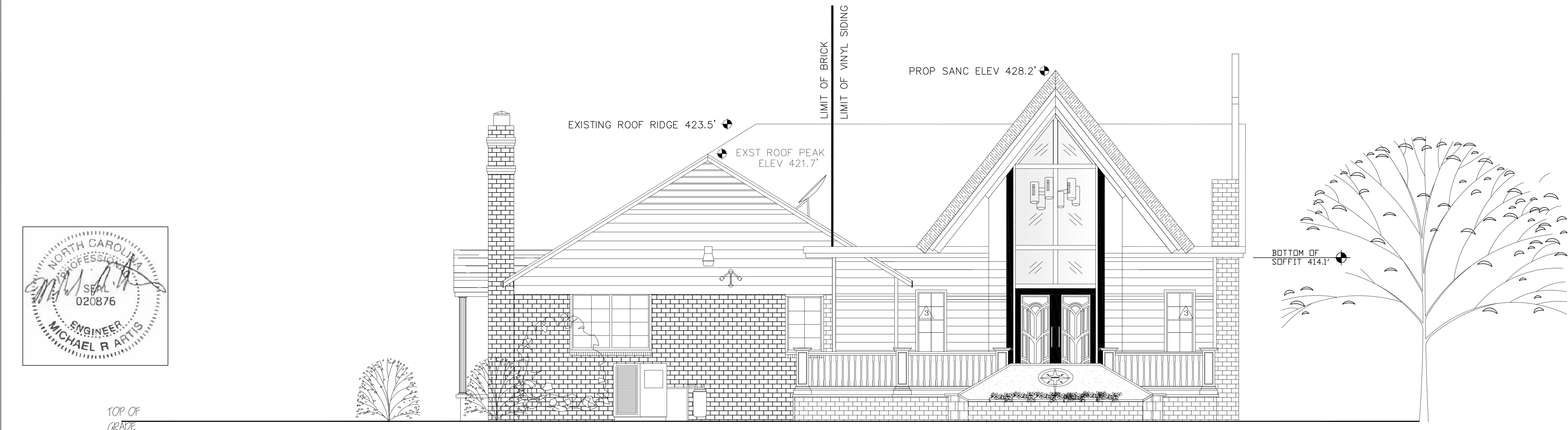
REVISIONS

PROJECT SANCTUARY EXPANSION AND SITE IMPROVEMENTS ELEVATIONS 1 - NEW



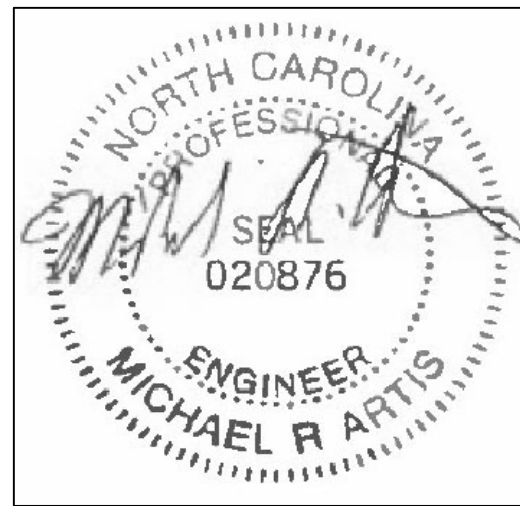
ELEVATION "A"

RIGHT ELEVATION - NORTH
SCALE: USE SCALE BAR



ELEVATION "B"

FRONT ELEVATION - EAST
SCALE: USE SCALE BAR



BUILDING PERMIT SET

