

# 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): \_\_\_\_\_

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 #: SCOPE-0114-2019	
<input checked="" type="checkbox"/> Apartment	<input type="checkbox"/> Open lot	Certificate of Appropriateness #: _____	
<input type="checkbox"/> Townhouse	<input type="checkbox"/> Civic	Board of Adjustment #: _____	
		Zoning Case #: _____	
		Administrative Alternate #: _____	

## GENERAL INFORMATION

Development name: King Charles Apartments

Inside City limits?  Yes  No

Property address(es): **1031 North King Charles Road**

Site P.I.N.(s): 1714-54-9416

Please describe the scope of work. Include any additions, expansions, and change of use.  
 3 buildings, 190 unit apartment complex consisting of 132-1 Bedroom & 58-2 Bedroom units with pool and pool house/mail kiosk

Current Property Owner/Developer Contact Name:

**NOTE: please attach purchase agreement when submitting this form.**

Company: King Charles Investments, LLC Title: Thomas F. Taft, Jr. Manager

Address: 2217 Stantonsburg Road Greenville, NC 27834

Phone #: 252-752-7101 (Ext. 213) Email: thomas@tfunc.com

Applicant Name: Thomas F. Taft, Jr.

Company: King Charles Investments, LLC Address: 2217 Stantonsburg Road Greenville, NC 27834

Phone #: 252-752-7101 (Ext. 213) Email: thomas@tfunc.com

**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): CX-3 (Commercial Mixed Use)	Existing gross floor area (not to be demolished):
Gross site acreage: 7.00	Existing gross floor area to be demolished: 24,770sf
# of parking spaces required: 267	New gross floor area: 211,800sf
# of parking spaces proposed: 267	Total sf gross (to remain and new): 211,800sf
Overlay District (if applicable):	Proposed # of buildings: 3
Existing use (UDO 6.1.4): Industrial	Proposed # of stories for each: 3
Proposed use (UDO 6.1.4): Apartment	

**STORMWATER INFORMATION**

Existing Impervious Surface: Acres: <u>1.77</u> Square Feet: <u>77,100</u>	Proposed Impervious Surface: Acres: <u>4.20</u> Square Feet: <u>182,957</u>
Is this a flood hazard area? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If yes, please provide: _____	
Alluvial soils: _____	
Flood study: _____	
FEMA Map Panel #: _____	
Neuse River Buffer <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Wetlands <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

**RESIDENTIAL DEVELOPMENTS**

Total # of dwelling units: 190	Total # of hotel units: 0
# of bedroom units: 1br <input checked="" type="checkbox"/> 132 2br <input checked="" type="checkbox"/> 58 3br <input type="checkbox"/>	4br or more <input type="checkbox"/>
# of lots: 1	Is your project a cottage court? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

**SIGNATURE BLOCK**

I hereby designate Triangle Site Design to serve as my agent regarding this application, to receive and response to administrative comments, to resubmit plans on my behalf, and to represent me 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 six consecutive months of inactivity.

Signature: <u>Thomas F Taft Jr</u>	Date: 8/19/20
Printed Name: Thomas F Taft Jr	



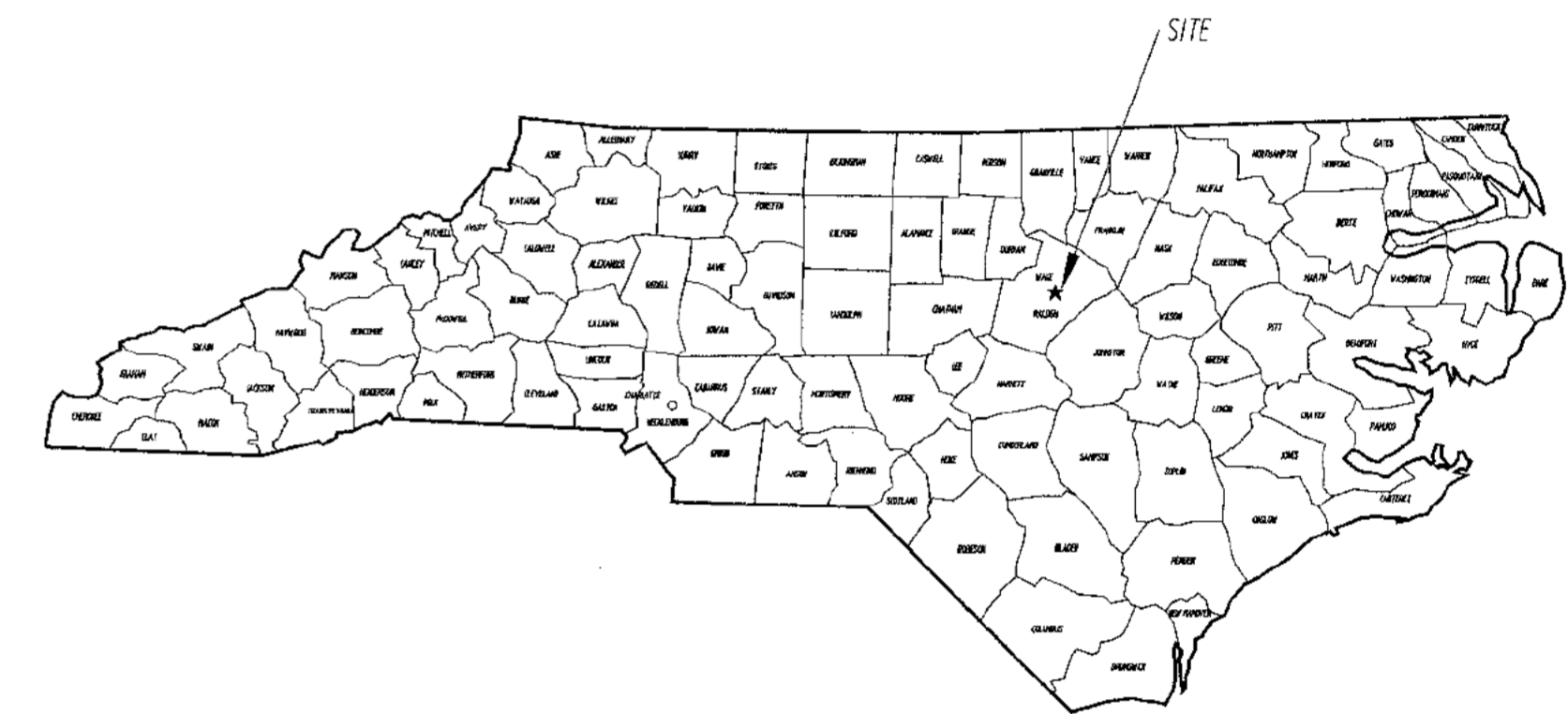
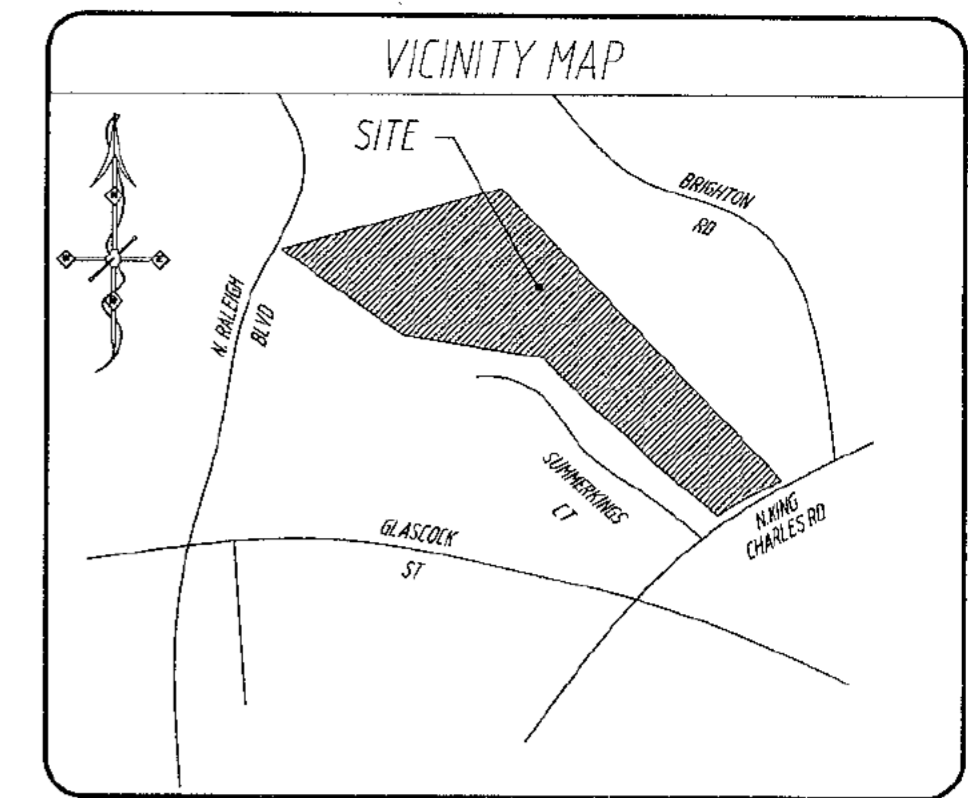
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ADMINISTRATIVE SITE REVIEW  
 ASR-0067-2020  
 Proposed  
 King Charles Apartments  
 1031 North King Charles Road  
 Raleigh, Wake County, North Carolina

OWNER/DEVELOPER  
 King Charles Investments, LLC  
 2217 Stantonsburg Road  
 Greenville, NC 27834  
 (252) 752-7101 (O)  
 (252) 758-1002 (F)  
 Thomas@kfnc.com

CIVIL ENGINEER  
 Triangle Site Design, PLLC  
 Attn: Matt Lowder, PE  
 4004 Barrett Drive  
 Suite 101  
 Raleigh, NC 27609  
 (919)553-6570  
 mlowder@trianglesitedesign.com  
 NC LICENSE#P-0619



**TREE CONSERVATION**

TOTAL SITE AREA:	7.00 AC (305,072 SF)
TREE CONSERVATION REQUIREMENT:	10% OF PROPERTY = 305,072 SF
PROPOSED TREE CONSERVATION AREA:	32,504 SF

**BLOCK PERIMETER NOTE**  
 THIS BLOCK PERIMETER NOTE IS APPLICABLE TO ALL BLOCKS WITHIN A BLOCK WITHIN A ZONING WITH AN AVERAGE LOT SIZE OF ONE-THIRD (1/3) OF THE BLOCK. THE SIZE OF THE PROPERTY IN QUESTION IS 1.0 ACRES.

**BUILDING FRONTAGE CALCULATION**

ITEM	REQUIREMENTS	PROVIDED
NORTH KING CHARLES ROAD	PRIMARY STREET BUILD-TO-MAX BUILD-TO-LINE-10FT PUBLIC STREET (LF) - FULL	STREET RIGHT-OF-WAY LENGTH = 274 LF EFFECTIVE RIGHT-OF-WAY LENGTH = 244 LF
	BUILDING WIDTH REQUIRED IN BUILD-TO-MAX	PROPOSED BUILDING WIDTH IN BUILD-TO-MAX = 179 LF
	BUILDING WIDTH % IN BUILD-TO-MAX	BUILDING WIDTH % IN BUILD-TO-MAX = 73.4 %

**CITY OF RALEIGH NOTES**

**HIGH-TO-WAY OBSTRUCTION NOTES:**

- LANE AND SIDEWALK CLOSURES OR OBSTRUCTIONS PRIOR TO ANY LANE OR SIDEWALK OBSTRUCTION, THE CONTRACTOR ON ENGINEER'S SCALE SHALL: 1) TRAFFIC CONTROL AND/OR PERMIT FROM PLAN ALONG WITH A RIGHT-OF-WAY SERVICES APPLICATION TO REQUEST THE OBSTRUCTION PRIOR TO THE START OF WORK.
- RIGHTWAY SERVICES@RALEIGH.GOV FOR APPROVAL.
- THE CITY OF RALEIGH REQUIRES AN APPROVED RIGHT-OF-WAY OBSTRUCTION PERMIT FOR WORK ON ANY PUBLIC STREET OR SIDEWALK AND NEARBY ROAD WITHIN RALEIGH'S JURISDICTION.
- ALL TRAFFIC CONTROL, SIGNAGE AND PRACTICES SHALL ADHERE TO THE MANUAL ON UNIFORM TRAFFIC CONTROL, AND THE LATEST EDITION OF THE MCDOT "STANDARD SPECIFICATION FOR ROADWAY STRUCTURES", MCDOT "ROADWAY STANDARD DRAWING MANUAL", AND THE MCDOT SUPPLEMENT TO THE MCDOT.
- ALL PUBLIC SIDEWALKS MUST BE ACCESSIBLE TO PEDESTRIANS WHO ARE VISUALLY IMPAIRED AND/OR PEOPLE WITH MOBILITY CONCERNS. EXISTING AND ALTERNATIVE PEDS FROM ROUTES DURING CONSTRUCTION SHALL BE REQUIRED TO BE COMPLIANT WITH THE PUBLIC RIGHTS OF WAY ACCESSIBILITY GUIDELINES (FRONTAGE), THE ADA STANDARDS FOR ACCESSIBLE DESIGN AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
- PRIOR TO THE START OF WORK, THE CLIENT SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE ENGINEERING INSPECTING COORDINATOR TO REVIEW THE SPECIFIC COMPONENTS OF THE APPROVED PLAN AND ENSURE ALL PERMITS ARE ISSUED.
- ALL PERMITS MUST BE AVAILABLE AND VISIBLE ON SITE DURING THE OPERATION.

**CONDITION OF APPROVAL**  
 A SECURITY FOR ALL PUBLIC IMPROVEMENTS WILL BE REQUIRED TO BE PAID PRIOR TO ANY MAP REVISION OR AS-BUILT PERMITS, WHOEVER COMES FIRST.  
 CITY STREET SERVICES DEPT OF CONSTRUCTION MUST ALREADY MAINTAIN FRONTAGE AND WORK OF CONSTRUCTION GOES ALONG THE MCDOT MAINTENANCE FRONTAGE.

**CONSTRUCTION DRAWING NOTE**  
 ALL CONSTRUCTION TO BE IN ACCORDANCE WITH ALL CITY OF RALEIGH AND/OR MCDOT STANDARDS AND SPECIFICATIONS.

**SOLID WASTE NOTES**

- SOLID WASTE SERVICES WILL BE PROVIDED BY PRIVATE COMPANY.
- SEE SHEET C1.9 FOR SOLID WASTE DETAILS.

**FLOOD ZONE NOTE:**  
 SUBJECT PROPERTY IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD ZONE PER FEMA FLOOD INSURANCE RATE MAP (FIRM) 837017101A1 WITH AN EFFECTIVE DATE OF MAY 7, 2006. FEMA MAPS SUBJECT TO CHANGE.

**IMPERVIOUS AREA SUMMARY**

ITEM	AREA (SF)	ACRES	% OF TOTAL AREA
RESURFACES	82,985 SF	1.91 ACRES	27.28 % OF TOTAL AREA
SEWERWALK	21,740 SF	0.50 ACRES	7.19 % OF TOTAL AREA
PAVEMENT	80,470 SF	1.85 ACRES	26.87 % OF TOTAL AREA
TOTAL IMPERVIOUS AREA (NON-SITE)	185,200 SF	4.25 ACRES	60.79 % OF TOTAL AREA
GREEN/OPEN SPACE	119,573 SF	2.75 ACRES	39.21 % OF TOTAL AREA
EXISTING IMPERVIOUS AREA TO BE DEMOLISHED:	77,000 SF	1.77 ACRES	
NET INCREASE IN IMPERVIOUS:	108,200 SF	2.48 ACRES	
MCDOT TRAFFIC SIGNAL ROADWAY - 17.40 SF TO 10.38 AC			IMPROVEMENTS ALONG PROPERTY FRONTAGE
PAVEMENT	1,875 SF	0.04 ACRES	0.60 % OF TOTAL AREA
SEWERWALK	2,295 SF	0.05 ACRES	0.80 % OF TOTAL AREA
TOTAL IMPERVIOUS AREA (OFF-SITE)	4,170 SF	0.09 ACRES	3.26 % OF TOTAL AREA
GREEN/OPEN SPACE	8,830 SF	0.20 ACRES	6.4 % OF TOTAL AREA

**BULK AREA REQUIREMENTS**

LOCATION: 1031 N KING CHARLES ROAD, RALEIGH, NORTH CAROLINA  
 ZONE: CX-3 (COMMERCIAL MIXED USE)  
 USE: MULTIFAMILY APARTMENTS, 150-1 BEDROOM APARTMENTS & 50-2 BEDROOM APARTMENTS  
 PNO: 1714-54-9436

ITEM	REQUIREMENTS	PROVIDED
MINIMUM LOT AREA	10,000 SF	(205,072 SF - 885' TO W DEVIATION) 7,000 AC (304,295 SF)
MINIMUM LOT USE SIZE	N/A	N/A
MAXIMUM BUILDING COVERAGE	N/A	24.42% (74,427 SF / 304,295 SF)
MINIMUM FRONT YARD SETBACK	10 FT MINUS 5 FT TRAIL BUILDING WIDTH IN BUILD-TO-MAX	SEE BUILDING FRONTAGE CALCULATION ON THIS SHEET
MINIMUM SIDE SETBACK	0 FT - 6 FT	0 FT
MINIMUM REAR SETBACK	0 FT - 6 FT	0 FT
MAXIMUM BUILDING HEIGHT	3 STORY	3 STORY
PARKING SPACES	10 FT	10 FT
WATERWAYS	NONE - NEUSE RIVER NUTRIENT STRATEGY	

**PUBLIC IMPROVEMENT QUANTITIES**

Phase Number(s)	Quantity
Number of Lot Eds	1
Lot Number Ed by Phase	N/A
Number of Lots	700
Linear Building	N/A
Open Space?	N/A
Number of Open Space Lots	N/A
Public Water (LF)	0 LF
Public Sewer (LF)	0 LF
Public Street (LF) - FULL	0 LF
Public Street (LF) - PARTIAL	0 LF
Public Sidewalk (LF)	235 LF
Street Signs (LF)	274 LF
Water Service Slabs	3 EA
Sewer Service Slabs	0 EA

**AMENITY AREA CALCULATION**

TOTAL AREA:	7.00 AC (305,072 SF)
AMENITY AREA REQUIREMENT:	10% OF PROPERTY = 30,507 SF
PROPOSED AMENITY AREA:	32,504 SF NOTED ON SITE PLAN

**PARKING CALCULATION**

ITEM	REQUIREMENTS	PROVIDED
BUILDING SIZE	N/A	100 1-BD UNITS 85 2-BD UNITS 85 TOTAL UNITS
PARKING REQUIRED	1 SPACE PER 1.00 UNIT + 10 = 110 15 SPACE PER 2.00 UNIT + 85 = 130 TOTAL SPACES REQUIRED = 238	238 SPACES
MIN. PARKING DR.	8.5 FT x 10 FT	8.5 FT x 10 FT
MIN. DRIVEWAY WIDTH	22 FT	22 FT
HANDICAP SPACES	7	7
LOADING SPACE	N/A	N/A
BIKESPACE	1 PER 20 UNITS = 10	10

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Office Use Only: Case #: \_\_\_\_\_ Planner (print): \_\_\_\_\_

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 #: SCOPE-0114-2019
<input checked="" type="checkbox"/> Apartment	<input type="checkbox"/> Open lot	Certificate of Appropriateness #: _____
<input type="checkbox"/> Townhouse	<input type="checkbox"/> Civic	Board of Adjustment #: _____
		Zoning Case #: _____
		Administrative Alternate #: _____

**GENERAL INFORMATION**

Development name: King Charles Apartments  
 Inside City limits?  Yes  No  
 Property address(es): 1031 North King Charles Road  
 Site P.I.N.(s): 1714-54-9416  
 Please describe the scope of work. Include any additions, expansions, and change of use.  
 3 buildings, 195 unit apartment complex consisting of 110-1 Bedroom & 85-2 Bedroom units with pool and pool house/mail kiosk

Current Property Owner/Developer Contact Name: \_\_\_\_\_  
 NOTE: please obtain purchase agreement when submitting this form.  
 Company: King Charles Investments, LLC Title: Thomas F. Taft, Jr. Manager  
 Address: 2217 Stantonsburg Road Greenville, NC 27834  
 Phone #: 252-752-7101 (Ext. 213) Email: thomas@kfnc.com  
 Applicant Name: Thomas F. Taft, Jr.  
 Company: King Charles Investments, LLC Address: 2217 Stantonsburg Road Greenville, NC 27834  
 Phone #: 252-752-7101 (Ext. 213) Email: thomas@kfnc.com

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): CX-3 (Commercial Mixed Use)		Existing gross floor area (not to be demolished): 24,770sf	
Gross site acreage: 7.00		Existing gross floor area to be demolished: 24,770sf	
# of parking spaces required: 238		New gross floor area: 249,500sf	
# of parking spaces proposed: 238		Total of gross (to remain and new): 249,500sf	
Overlay District (if applicable):		Proposed # of buildings: 3	
Existing use (UDO 6.1.4): Industrial		Proposed # of stories for each: 3	
Proposed use (UDO 6.1.4): Apartment			

**STORMWATER INFORMATION**

Existing Impervious Surface: Acres: 1.77 Square Feet: 77,100	Proposed Impervious Surface: Acres: 4.25 Square Feet: 185,395
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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: 195	Total # of hotel units: 0
# of bedroom units: 1br <input checked="" type="checkbox"/> 2br <input checked="" type="checkbox"/> 3br <input type="checkbox"/> 4br or more <input type="checkbox"/>	
# of lots: 1	Is your project a cottage court? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

**SIGNATURE BLOCK**

I hereby designate \_\_\_\_\_ to serve as my agent regarding this application, to receive and respond to administrative comments, to resubmit plans on my behalf, and to represent me in any public meeting regarding this application.

I 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 six consecutive months of inactivity.

Signature: \_\_\_\_\_ Date: 12/14/20  
 Printed Name: Thomas Taft

**TRIANGLE SITE DESIGN**  
 CONSULTANT:  
 TRIANGLE SITE DESIGN, PLLC  
 4004 BARRETT DR, STE 101  
 RALEIGH, NC 27609  
 (919) 553-6570  
 mlowder@trianglesitedesign.com  
 LICENSE #P-0619

OWNER/DEVELOPER:  
 King Charles Investments, LLC  
 Attn: Thomas F. Taft, Jr.  
 2217 Stantonsburg Road  
 Greenville, NC 27834  
 (252) 752-7101 (O)  
 (252) 758-1002 (F)  
 thomas@kfnc.com

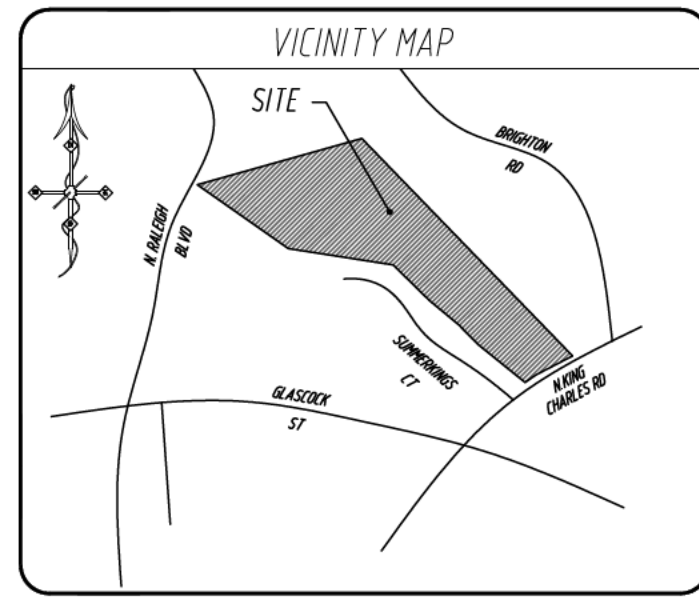
King Charles Apartments  
 1031 North King Charles Road  
 Raleigh, NC Wake County  
 ASR-0067-2020

This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Please do not misinterpret or rely on this document without written authorization and adoption by Triangle Site Design, PLLC shall be without liability to Triangle Site Design, PLLC.

REV	DATE	BY	DESCRIPTION

Drawn: \_\_\_\_\_  
 Checked: \_\_\_\_\_  
 Approved: \_\_\_\_\_  
 Project No: 035008  
 Date: January 11, 2021  
 Title: \_\_\_\_\_  
 Sheet No: \_\_\_\_\_  
 COVER SHEET  
 CO.0





### BUILDING FRONTAGE CALCULATION

ITEM	REQUIREMENTS	PROVIDED
NORTH KING CHARLES ROAD	PRIMARY STREET BUILD-TO: 274 LF MIN BUILD-TO LINE-SFT: 20 LF MAX BUILD-TO LINE-SFT: 244 LF EFFECTIVE RIGHT-OF-WAY LENGTH: 244 LF	STREET RIGHT-OF-WAY LENGTH: 274 LF SANITARY SEWER EASEMENT: 20 LF EFFECTIVE RIGHT-OF-WAY LENGTH: 244 LF
	BUILDING WIDTH REQUIRED IN BUILD-TO: 75%	PROPOSED BUILDING WIDTH IN BUILD-TO: 179 LF
		BUILDING WIDTH % IN BUILD-TO: 73.4 %

### GENERAL NOTES

- Property line and right-of-way monuments shall not be disturbed by construction. If disturbed, they shall be reset to their original locations at the Contractor's expense by a Registered Land Surveyor.
- Proof of Right-of-Way and all parking areas. Notify Owner of any unacceptable areas.
- Building dimensions shown on the Civil Engineering Plans are for reference purposes only. Contractor shall use the Architectural and Structural Plans for exact Building dimensions.
- All site dimensions are referenced to the back of curb or edge of paving unless otherwise noted.
- All sidewalks, curb and gutter, street paving, curb cuts, driveway approaches, handrails, etc. constructed outside the property line in the right-of-way shall conform to all municipal and/or State specifications and requirements.
- All disturbance incurred to any adjoining property due to construction or demolition shall be restored to the previous condition or better, and to the satisfaction of the City or State Authority.

### SIGHT TRIANGLE NOTE

WITHIN THE SIGHT TRIANGLE SHOWN ON THIS PLAN, THERE SHALL BE NO SIGHT OBSTRUCTING OR PARTLY OBSTRUCTING WALL, FENCE, SIGN, TOLIDGE, BEAMS, OR PARKED VEHICLES BETWEEN THE HEIGHT OF 24 INCHES AND EIGHT FEET ABOVE THE CURB LINE ELEVATION OR THE NEAREST TRAVELED WAY AND CURBING EXIST.

OBJECTS, WHEN MAY BE LOCATED IN THE SIGHT TRIANGLE, ARE ITEMS SUCH AS: HYDRANTS, UTILITY POLES, UTILITY FUNCTION BOXES, AND TRAFFIC CONTROL DEVICES PROVIDED THESE OBJECTS ARE LOCATED TO MINIMIZE VISUAL OBSTRUCTION.

### PUBLIC WORKS NOTES:

ALL STREETS SHOWN ON THESE PLANS SHALL HAVE THE FULL WIDTH OF THE RIGHT-OF-WAY CLEARED AND GRADED WITHIN 50 FEET OF ALL STREET INTERSECTIONS. THE FULL WIDTH OF THE RIGHT-OF-WAY SHALL BE CLEARED AND GRADED ALONG ALL MAJOR, MINOR & SENSITIVE AREA THROUGHFARES.

### CONSTRUCTION DRAWING NOTE

ALL CONSTRUCTION TO BE IN ACCORDANCE WITH ALL CITY OF RALEIGH AND/OR STATE STANDARDS AND SPECIFICATIONS.

### SIGN LEGEND

LEGEND	QTY
	11
	2

### CONDITION OF APPROVAL

A SECURITY FOR ALL PUBLIC IMPROVEMENTS WILL BE REQUIRED TO BE PAID PRIOR TO ANY PAVING RECORDATION OR BUILDING PERMIT, WHICHEVER COMES FIRST.

CITY SURETY REQUIRES 100% OF CONSTRUCTION COSTS ALONG CITY MAINTENANCE FRONTAGE AND 50% OF CONSTRUCTION COSTS ALONG THE NEIGHBORHOOD FRONTAGE.

## SUMMERKINGS CT.

## RALEIGH BOULEVARD



### ACCESS DRIVE NOTES

No light obstructing or partially obstructing wall, fence, foliage, bearing, parked vehicles or sign between the heights of twenty-four (24) inches and eight (8) feet above the curb line elevation, or the nearest traveled way if no curbs exist, shall be placed within a sight triangle of a public street, private street or driveway contained either on the property or on an adjoining property.

Size of Required Sight Triangles:  
A sight triangle is that triangle as set forth by the City of Raleigh & North Carolina Department of Transportation's Policy on Street and Driveway Access to North Carolina Highways manual, and all subsequent amendments thereto.

Minimum corner clearance from curb line of intersection streets shall be at least twenty (20) feet from the point of tangency.

### GENERAL NOTES

- THE CONTRACTOR SHALL EMPLOY ALL NECESSARY BARRICADES, SIGNS, FENCES, FLASHING LIGHTS, FLAGMEN, ETC. FOR MAINTENANCE AND PROTECTION OF TRAFFIC AS REQUIRED BY CITY OF RALEIGH AND THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION. REFER TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), LATEST EDITION, FOR DETAILS OF TRAFFIC CONTROL STANDARDS AND DEVICES.
- THE CONTRACTOR SHALL PROTECT ALL MONUMENTS, IRON PINS, AND PROPERTY CORNERS DURING CONSTRUCTION.
- APPROVAL OF THESE PLANS IS NOT AN AUTHORIZATION TO GRADE ADJACENT PROPERTIES. WHEN FIELD CONDITIONS WARRANT OFF-SITE GRADING, PERMSSION MUST BE OBTAINED FROM THE AFFECTED PROPERTY OWNERS.
- COORDINATE ALL CURB AND STREET GRADES IN INTERSECTIONS WITH INSPECTOR.
- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST EDITION OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION "STANDARD DETAILS AND SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" AND APPLICABLE CITY OF RALEIGH CODES AND ORDINANCES. THE CONTRACTOR SHALL MAINTAIN A CURRENT EDITION OF THE STATE AND LOCAL CODES, ORDINANCES, STANDARD SPECIFICATION AND STANDARD DETAILS ON THE PROJECT SITE FOR REFERENCE DURING CONSTRUCTION OF THE PROJECT.
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS IN THE FIELD PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FIELD DIMENSIONS AND SHALL REPORT ANY DISCREPANCIES BETWEEN THE PLANS AND ACTUAL FIELD CONDITIONS TO THE OWNER OR OWNER'S REPRESENTATIVE IMMEDIATELY. CONTRACTOR SHALL WAIT FOR INSTRUCTION PRIOR TO PROCEEDING WITH WORK.
- THE CONTRACTOR SHALL PROVIDE SMOOTH TRANSITIONS FROM PROPOSED FEATURES TO EXISTING FEATURES AS NECESSARY.
- THE CONTRACTOR SHALL SEAL THE EDGE OF EXISTING ASPHALT PAVEMENT WITH TACK COAT IN ACCORDANCE WITH THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS WHERE NEW PAVEMENT JOINS EXISTING PAVEMENT.
- THE CONTRACTOR SHALL REPAIR, RESURFACE, RECONSTRUCT OR REFINISH ANY AREAS DAMAGED DURING CONSTRUCTION BY THE CONTRACTOR, HIS SUBCONTRACTORS OR SUPPLIERS AT NO ADDITIONAL COST TO THE OWNER.
- ALL PAVEMENT JOINTS SHALL BE SAW-CUT PRIOR TO PAVING TO PROVIDE A DURABLE AND UNIFORM JOINT.
- CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF TRUCK DOCKS, EXIT DOORS, SIDEWALKS, PRE-CAST BUILDING UTILITY ENTRANCE LOCATIONS.
- ALL PAINT STRIPING, PAVEMENT MARKINGS, AND SIGNAGE SHALL CONFORM TO THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" OR AS OTHERWISE SPECIFIED. ALL REFERENCED SIGN STANDARDS ARE TAKEN FROM THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES". ALL NEW SIGNS SHALL BE MOUNTED ON GALVANIZED POSTS AND IN ACCORDANCE WITH STATE AND LOCAL REGULATIONS.
- CONTRACTOR SHALL INSTALL ACCESSIBLE RAMPS PER LOCAL MUNICIPALITY AND ADA STANDARDS AT ALL DRIVE AND BUILDING LOCATIONS AS REQUIRED.
- THE CONTRACTOR IS RESPONSIBLE FOR THE LOCATION AND PROTECTION OF ALL EXISTING UTILITIES DURING CONSTRUCTION. AT LEAST 48 HOURS PRIOR TO ANY DEMOLITION, GRADING, OR CONSTRUCTION ACTIVITY THE CONTRACTOR SHALL NOTIFY THE CITY OF RALEIGH PUBLIC UTILITIES DEPARTMENTS FOR PROPER IDENTIFICATION OF EXISTING UTILITIES WITHIN THE PROJECT SITE.
- WC ACCESS RAMPS WILL BE PROVIDED IN ACCORDANCE WITH RALEIGH ENGINEERING STANDARD DRAWING STD R20.11.
- ALL PLANTING ISLANDS WITH A SHADE TREE SHALL BE A MINIMUM OF 350 SQUARE FEET.
- ALL SIDEWALKS MUST BE ACCESSIBLE TO PERSONS WHO ARE BLIND, HAVE LOW VISION AND PEOPLE WITH MOBILITY DISABILITIES. PEDESTRIAN EXISTING ROUTES AND ALTERNATE PEDESTRIAN ROUTES DURING CONSTRUCTION WILL BE REQUIRED TO BE COMPLIANT WITH THE PUBLIC RIGHTS OF WAY ACCESSIBILITY GUIDELINES (PROWAG), 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).

### IMPERVIOUS AREA SUMMARY

ITEM	AREA (SF)	ACREAGE	% OF TOTAL AREA
BUILDINGS	83,988 SF	1.91 ACRE(S)	27.28 % OF TOTAL AREA
SIDEWALK	2,174 SF	0.50 ACRE(S)	7.13 % OF TOTAL AREA
PAVEMENT	80,420 SF	1.85 ACRE(S)	26.37 % OF TOTAL AREA
TOTAL IMPERVIOUS AREA (ON-SITE)	166,578 SF	4.25 ACRE(S)	60.79 % OF TOTAL AREA
GREEN/OPEN SPACE	109,573 SF	2.75 ACRE(S)	39.21 % OF TOTAL AREA
EXISTING IMPERVIOUS AREA TO BE DEMOLISHED	77,900 SF	1.77 ACRE(S)	
NET INCREASE IN IMPERVIOUS:	88,678 SF	2.48 ACRE(S)	
NORTH KING CHARLES ROAD ROW = 12,543 SF (0.28 AC) (IMPROVEMENTS ALONG PROPERTY FRONTAGE)			
PAVEMENT	1,825 SF	0.04 ACRE(S)	15.93 % OF TOTAL AREA
SIDEWALK	2,295 SF	0.05 ACRE(S)	19.82 % OF TOTAL AREA
TOTAL IMPERVIOUS AREA (OFF-SITE)	4,120 SF	0.09 ACRE(S)	33.86 % OF TOTAL AREA
GREEN/OPEN SPACE	8,030 SF	0.18 ACRE(S)	66.14 % OF TOTAL AREA

### AMENITY AREA CALCULATION

TOTAL AREA:	7,000 AC (1,905,017 SF)
AMENITY AREA REQUIREMENT:	10% OF PROPERTY
	365,017 SF = 8.36 AC (30,502 SF)
PROPOSED AMENITY AREA:	32,000 SF NOTED ON SITE PLAN

### CONSTRUCTION NOTES

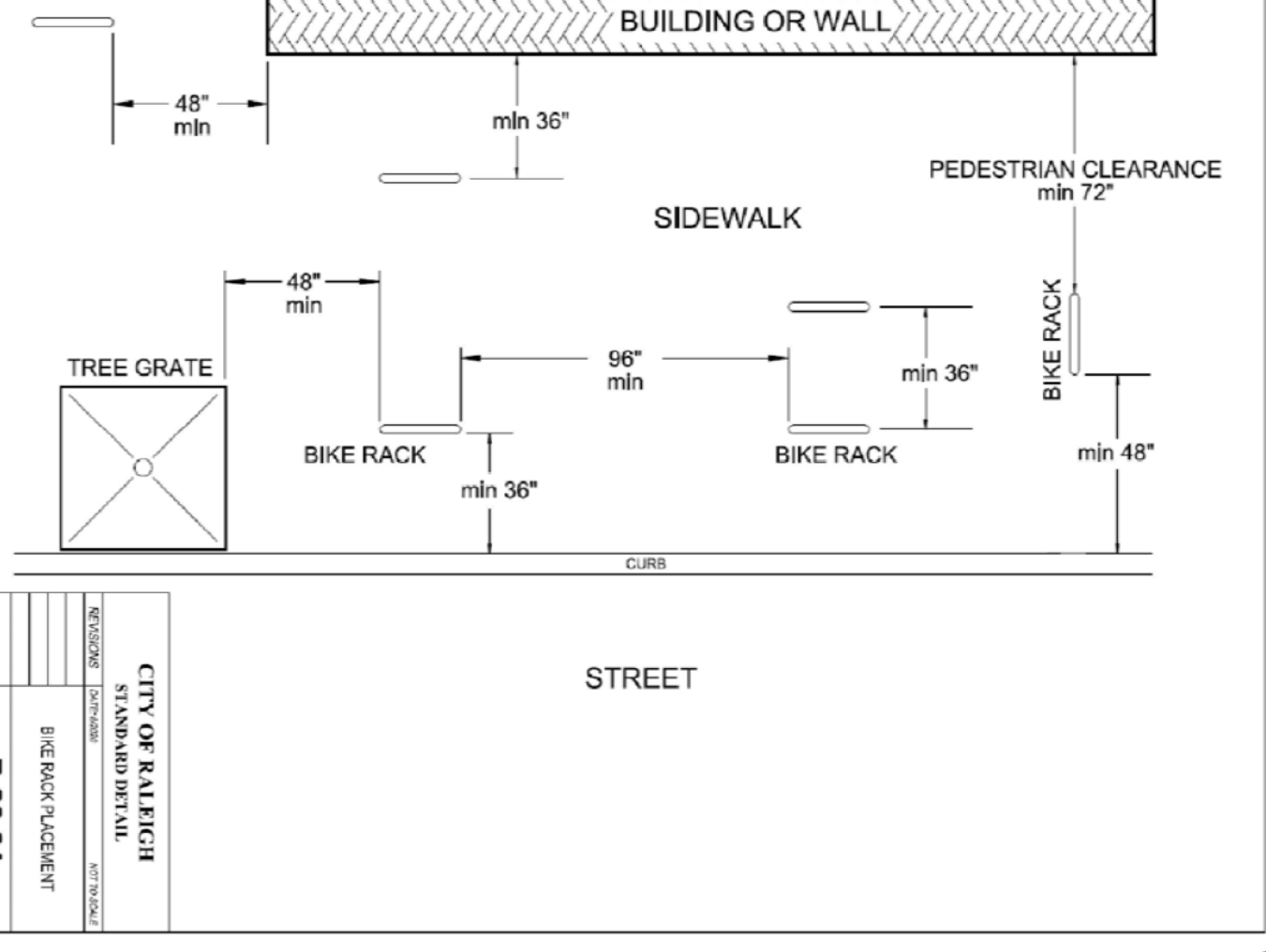
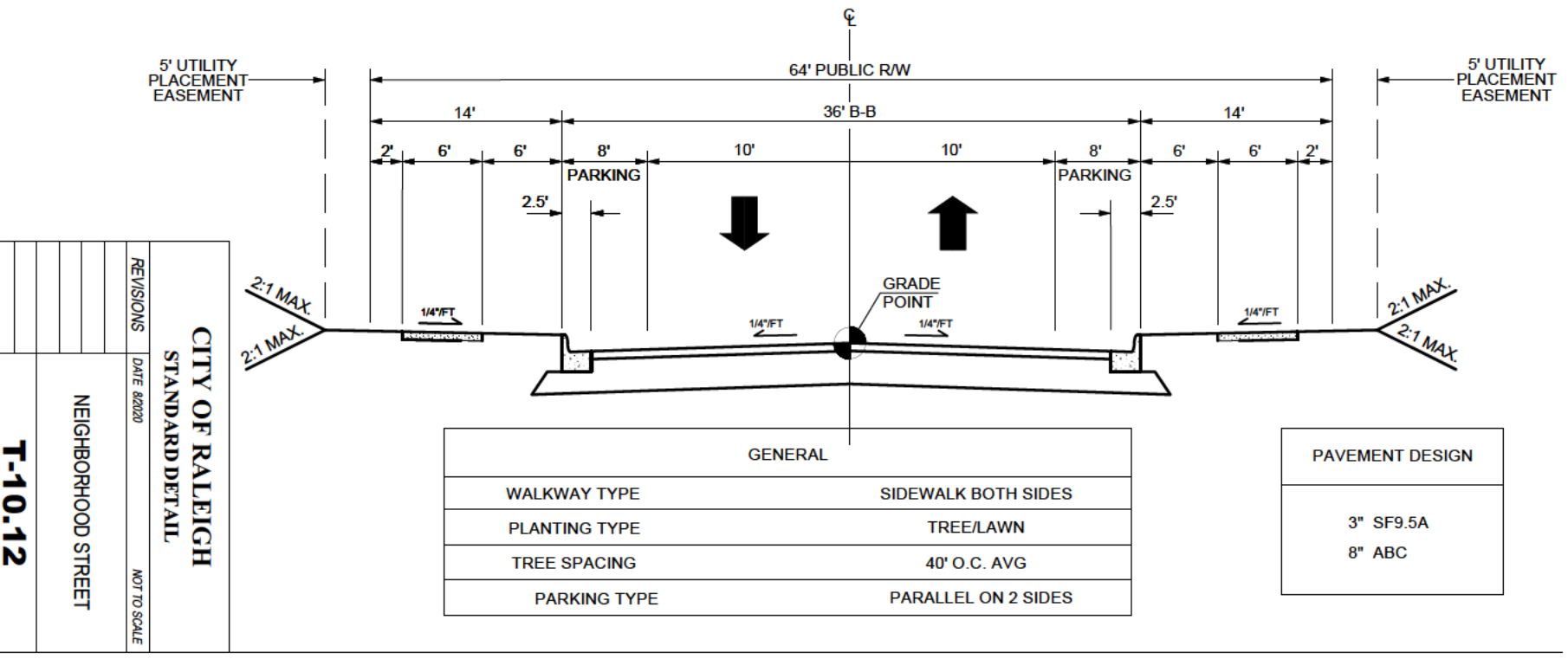
- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH CITY OF RALEIGH AND/OR MUTCD STANDARDS. THE CONTRACTOR SHALL CONDUCT THE WORK IN A SAFE MANNER AND WITH A MINIMUM AMOUNT OF INTERFERENCE TO TRAFFIC.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL AND SHALL ADHERE TO THE PROVISIONS OF THE MUTCD (MOST CURRENT EDITION).
- PRIOR TO START OF WORK, A PRE-CONSTRUCTION MEETING MUST BE SET UP WITH THE CONTRACTOR AND CITY OF RALEIGH TRANSPORTATION FIELD SERVICES STAFF. CONTACT ENGINEERING INSPECTORS AT 919-996-2499 TO SET UP THE MEETING.
- THE CONTRACTOR SHALL OBTAIN A RIGHT-OF-WAY OBSTRUCTION PERMIT FOR ANY WORK WHICH REQUIRES THE TEMPORARY CLOSURE OF A STREET, TRAVEL LANE, PARKING SPACE OR SIDEWALK FROM RIGHT-OF-WAY SERVICES AT LEAST 48 HOURS IN ADVANCE.
- ANY TEMPORARY STREET CLOSURES MUST BE SUBMITTED 7 BUSINESS DAYS PRIOR MINIMUM TO THE START OF THE WORK. SEE "RIGHT-OF-WAY CLOSURES" ON WWW.RALEIGH.GOV AND SEND THE RIGHT-OF-WAY OBSTRUCTION PERMIT TO BRIGHTON@CITYOFRALEIGH.GOV.
- ANY CONTRACTOR OR PROJECT MANAGER THAT IS WORKING ON A CITY PROJECT SHALL SUBMIT A NOTIFICATION TO THE RIGHT-OF-WAY OBSTRUCTION APPLICATION FOR EMERGENCY MAINTENANCE WORK PRIOR TO THE START OF THE WORK.
- PRIOR TO CONSTRUCTION BEGINNING, ALL SIGNAGE AND TRAFFIC CONTROL SHALL BE IN PLACE.
- THE CONTRACTOR SHALL REPAIR ALL DAMAGED INFRASTRUCTURE IN THE RIGHT-OF-WAY AND RESTORE IT TO PREVIOUS OR BETTER CONDITION.
- THE CONTRACTOR SHALL REPAIR ANY DAMAGES TO ADJACENT PROPERTIES AND RESTORE IT TO PREVIOUS OR BETTER CONDITION.
- ALL SIDEWALKS MUST BE ACCESSIBLE TO PERSONS WHO ARE VISUALLY IMPAIRED AND PEOPLE WITH MOBILITY DISABILITIES. PEDESTRIAN EXISTING ROUTES AND ALTERNATE PEDESTRIAN ROUTES DURING CONSTRUCTION WILL BE REQUIRED TO BE COMPLIANT WITH THE PUBLIC RIGHTS OF WAY ACCESSIBILITY GUIDELINES (PROWAG), 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).

### SITE KEYNOTES

- 1) DUMPSTER ENCLOSURE - REFER TO DETAIL SHEET C19
- 2) INSTALL NEW CONCRETE PAD OF 4000 PSI BROOM FINISHED CONCRETE WITH 6"x6"x18" W8" STEEL REINFORCEMENT. REFER TO DETAIL SHEET
- 3) ASPHALT PAVEMENT PARKING LINES 4" WIDE PAINTED WHITE
- 4) CONSTRUCT 6" HIGH CONC. CURB & GUTTER CONTINUOUS AROUND SITE. BACKFILL TO TOP OF CURB REFER TO DETAIL
- 5) PROVIDE HANDICAP RAMP PER FEDERAL & LOCAL ACCESSIBILITY REQUIREMENTS. REFER TO DETAIL
- 6) HANDICAP PARKING SIGN. REFER TO DETAIL SHEET
- 7) NEW BROOM FINISHED CONCRETE SIDEWALK SLOPED AT 1/4" / 1' MAX. FOR POSITIVE DRAINAGE.
- 8) ASPHALT PAVEMENT DESIGN AS PER GEOTECHNICAL REPORT SPECIFICATIONS.
  - STANDARD DUTY ASPHALT PAVEMENT
  - HEAVY DUTY ASPHALT PAVEMENT
  - CONCRETE PAVEMENT
- 9) LANDSCAPING - AREA OF NEW SOD.
- 10) BOLLARDS
- 11) SEEDED AREA
- 12) SITE LIGHT
- 13) PROPOSED PARKING COUNT

### TREE CONSERVATION

TOTAL SITE AREA:	7,000 AC (1,905,017 SF)
TREE CONSERVATION REQUIREMENT:	10% OF PROPERTY
	365,017 SF = 8.36 AC (30,502 SF)
PROPOSED TREE CONSERVATION AREA:	33,504 SF



### PARKING CALCULATION

ITEM	REQUIREMENTS	PROVIDED
BUILDING SIZE	N/A	1-100 UNITS 105 - 2,100 UNITS 995 TOTAL UNITS
PARKING REQUIRED	15 SPACE PER 100 UNIT x 10 = 150 15 SPACE PER 200 UNIT x 85 = 1275 TOTAL SPACES REQUIRED = 238	238 SPACES
MIN. PARKING DIM.	8.5 FT x 18 FT	8.5 FT x 18 FT
MIN. DRIVEWAY WIDTH	22 FT	22 FT
HANDICAP SPACES	7	11
LOADING SPACE	N/A	N/A
BIKE SPACE	1 PER 20 UNITS = 10	20

CONSULTANT:  
TRIANGLE SITE DESIGN, PLLC  
4004 BARRETT DR, STE 101  
RALEIGH, NC 27609  
(919) 553-6570  
mlowder@trianglesitedesign.com  
LICENSE #P-0619

OWNER/DEVELOPER:  
King Charles Investments, LLC  
Attn: Thomas F. Taft, Jr.  
2277 Stanfordsburg Road  
Greenville, NC 27834  
(252) 752-7101 (O)  
(252) 758-1002 (F)  
thoms@kci.com

King Charles Apartments  
1031 North King Charles Road  
Raleigh, NC Wake County  
ASR-0067-2020

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REV.	DATE	DESCRIPTION
1	2/20/21	AS PER CITY OF RALEIGH PERM

Drawn: [Name]  
Checked: [Name]  
Approved: [Name]

Project No: 035008  
Date: January 11, 2021  
Title: SITE PLAN

Sheet No: C10





**ELEVATION GENERAL NOTES**

**ROOFS**  
S S S S S S S S S S S

**ROOF VENTILATION**  
1. SEE ROOF PLANS FOR ATTIC VENTILATION CALCULATION REQUIREMENTS

**EXTERIOR MATERIALS**

- = ASPHALT SHINGLES CHARCOAL GREY
- = FIBER CEMENT PANELS AND TRIM COLOR - OFF WHITE BASIS OF DESIGN: HARDITRIM BOARDS
- = EIFS - OFF WHITE
- = ROWLOCK/SOLDIER (MATCH STONE COLOR)
- = HORIZONTAL LAP SIDING ACCENT PANELS 5 25\"/>

1. TRIM TO BE WHITE EXCEPT TRIM MEMBERS WITHIN F.C. PANELS - WHICH ARE TO BE SAME PAINT COLOR AS THE PANELS.
2. ALL BRACKETS TO BE OFF WHITE SOLID PVC.
3. ALL EXT DOORS AND GATES TO BE METAL. COLOR TBD.

**5 BUILDING TYPE A - FRONT ELEVATION**



**4 BUILDING TYPE A - EAST ENTRANCE ELEVATION**



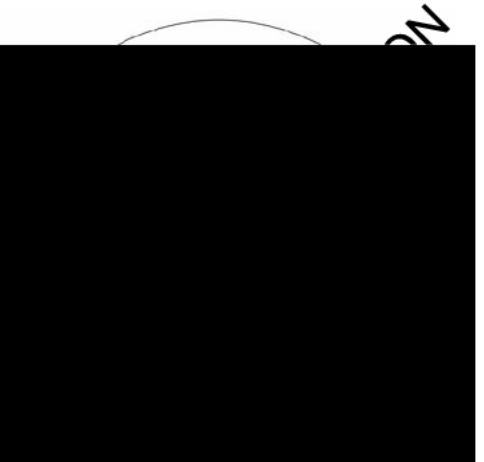
**3 BUILDING TYPE A - SOUTH INTERIOR ELEVATION**



**2 BUILDING TYPE A - INTERIOR CORNER ELEVATION**



**1 BUILDING TYPE A - EAST INTERIOR ELEVATION**



Taft Family Ventures  
Apartments at King Charles  
1031 North King Charles Road, Raleigh NC 27610  
ADMINISTRATIVE SITE PLAN REVIEW



PROGRESS DATE:	ISSUE DATE:	REVISION NUMBER	DATE	INITIALS	DESCRIPTION
01.08.2021					

PROJECT NO: 015319  
DRAWN BY: CBT  
CHECKED BY: MWM  
SHEET TITLE: BLDG TYPE A - ELEVATIONS  
SHEET NUMBER:

**A201**

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**ELEVATION GENERAL NOTES**

**ROOFS**

S S S S S S S S S

**ROOF VENTILATION**

1. SEE ROOF PLANS FOR ATTIC VENTILATION CALCULATION REQUIREMENTS

**EXTERIOR MATERIALS**

- = ASPHALT SHINGLES CHARCOAL GREY
- = FIBER CEMENT PANELS AND TRIM. COLOR - OFF WHITE. BASIS OF DESIGN: HARDI TRIM BOARDS
- = EIFS - OFF WHITE
- = ROWLOCK/SOLDIER (MATCH STONE COLOR)
- = HORIZONTAL LAP SIDING ACCENT PANELS 5 25" WIDTH, 4" EXPOSURE. BASIS OF DESIGN: HARDIEPLANK LAP SIDING
- = HORIZONTAL LAP SIDING AT BALCONIES: 7 25" WIDTH, 6" EXPOSURE. BASIS OF DESIGN: HARDIEPLANK LAP SIDING
- = HORIZONTAL LAP SIDING ACCENT PANELS 9" EXPOSURE. BASIS OF DESIGN: HARDIEPLANK LAP SIDING

1. TRIM TO BE WHITE EXCEPT TRIM MEMBERS WITHIN F.C. PANELS - WHICH ARE TO BE SAME PAINT COLOR AS THE PANELS.
2. ALL BRACKETES TO BE OFF WHITE SOLID PVC.
3. ALL EXT DOORS AND GATES TO BE METAL. COLOR TBD.



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ARCHITECT  
5711 SIX WOODS ROAD, SUITE 100  
RALEIGH, NC 27609  
website www.planworx.com

**3 BUILDING TYPE A - NORTH ENTRANCE ELEVATION**



**2 BUILDING TYPE A - WEST REAR ELEVATION (A-A)**



**1 BUILDING TYPE A - WEST REAR ELEVATION (B-B)**

Taft Family Ventures

Apartments at King Charles

1031 North King Charles Road, Raleigh NC 27610

ADMINISTRATIVE SITE PLAN REVIEW

PROGRESS DATE:	ISSUE DATE:	REVISIONS	DATE	INITIALS	DESCRIPTION

PROJECT NO: 015319  
DRAWN BY: CBT  
CHECKED BY: MWM

SHEET TITLE:  
**BLDG TYPE A - ELEVATIONS**

SHEET NUMBER:

**A202**

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**ELEVATION GENERAL NOTES**

- ROOFS**  
S S S S S S S S S
- ROOF VENTILATION**  
1. SEE ROOF PLANS FOR ATTIC VENTILATION CALCULATION REQUIREMENTS

**EXTERIOR MATERIALS**

- = ASPHALT SHINGLES CHARCOAL GREY
- = FIBER CEMENT PANELS AND TRIM COLOR - OFF WHITE BASIS OF DESIGN: HARDIE TRIM BOARDS
- = EIFS - OFF WHITE
- = ROWLOCK/SOLDIER (MATCH STONE COLOR)
- = HORIZONTAL LAP SIDING ACCENT PANELS 5.25" WIDTH, 4" EXPOSURE, BASIS OF DESIGN: HARDIE PLANK LAP SIDING
- = HORIZONTAL LAP SIDING AT BALCONIES 7.25" WIDTH, 6" EXPOSURE, BASIS OF DESIGN: HARDIE PLANK LAP SIDING
- = HORIZONTAL LAP SIDING ACCENT PANELS 9" EXPOSURE, BASIS OF DESIGN: HARDIE PLANK LAP SIDING

1. TRIM TO BE WHITE EXCEPT TRIM MEMBERS WITHIN F.C. PANELS - WHICH ARE TO BE SAME PAINT COLOR AS THE PANELS.
2. ALL BRACKETS TO BE OFF WHITE SOLID PVC.
3. ALL EXT DOORS AND GATES TO BE METAL, COLOR TBD.



**4 BUILDING TYPE B - FRONT ELEVATION (A-A)**



**3 BUILDING TYPE B - FRONT ELEVATION (B-B)**



**2 BUILDING TYPE B - NORTH ENTRANCE ELEVATION**



**1 BUILDING TYPE B - SOUTH ENTRANCE ELEVATION**

Taft Family Ventures  
 Apartments at King Charles  
 1031 North King Charles Road, Raleigh NC 27610  
 ADMINISTRATIVE SITE PLAN REVIEW



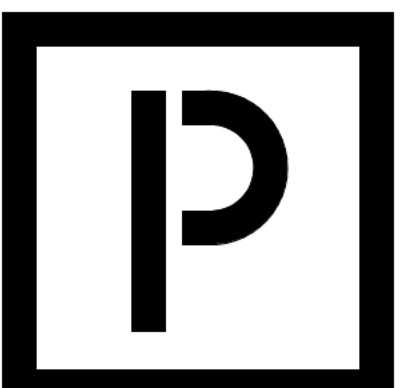
PROGRESS DATE:	ISSUE DATE:	REVISIONS	DATE	INITIALS	DESCRIPTION
01.08.2021					

PROJECT NO: 015319  
 DRAWN BY: NA  
 CHECKED BY: MWM  
 SHEET TITLE: BLDG TYPE B - ELEVATIONS  
 SHEET NUMBER:

**A203**

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ARCHITECT  
URF  
5711 SIX FORKS ROAD, SUITE 100  
RALEIGH, NC 27609

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**2** BUILDING TYPE B - REAR ELEVATION (A-A)



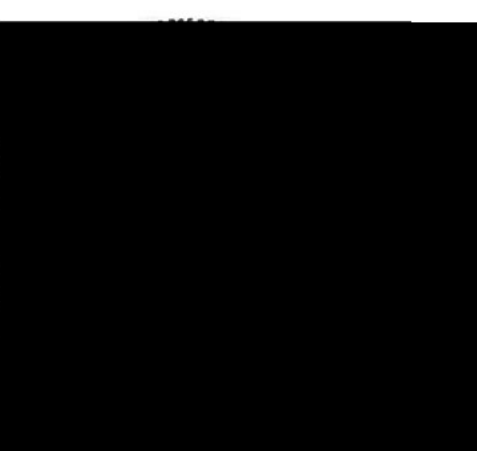
**1** BUILDING TYPE B - REAR ELEVATION (B-B)

**ELEVATION GENERAL NOTES**

- ROOFS**  
S S S S S S B S
- ROOF VENTILATION**  
1. SEE ROOF PLANS FOR ATTIC VENTILATION CALCULATION REQUIREMENTS

**EXTERIOR MATERIALS**

- |   |  |
|---|--|
| =ASPHALT SHINGLES CHARCOAL GREY   | =HORIZONTAL LAP SIDING ACCENT PANELS 5.25" WIDTH, 4" EXPOSURE, BASIS OF DESIGN: HARDIEPLANK LAP SIDING |
| =FIBER CEMENT PANELS AND TRIM, COLOR - OFF WHITE BASIS OF DESIGN: HARDI TRIM BOARDS | =HORIZONTAL LAP SIDING AT BALCONIES, 7.25" WIDTH, 6" EXPOSURE, BASIS OF DESIGN: HARDIEPLANK LAP SIDING |
| =EIFS - OFF WHITE   | =HORIZONTAL LAP SIDING ACCENT PANELS 9" EXPOSURE, BASIS OF DESIGN: HARDIEPLANK LAP SIDING              |
| =ROWLOCK/SOLDIER (MATCH STONE COLOR)  |  |
- TRIM TO BE WHITE EXCEPT TRIM MEMBERS WITHIN F.C. PANELS - WHICH ARE TO BE SAME PAINT COLOR AS THE PANELS.
  - ALL BRACKETS TO BE OFF WHITE SOLID PVC.
  - ALL EXT DOORS AND GATES TO BE METAL, COLOR TBD.



PROGRESS DATE:	ISSUE DATE:	REVISIONS	DATE	INITIALS	DESCRIPTION
01/08/2021					

PROJECT NO: 015319  
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CHECKED BY: MWM  
SHEET TITLE: BLDG TYPE B - ELEVATIONS  
SHEET NUMBER:

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**A204**



**ELEVATION GENERAL NOTES**

**ROOFS**

S S S S S S B S

**ROOF VENTILATION**

1. SEE ROOF PLANS FOR ATTIC VENTILATION CALCULATION REQUIREMENTS

**EXTERIOR MATERIALS**

- = ASPHALT SHINGLES CHARCOAL GREY
- = FIBER CEMENT PANELS AND TRIM COLOR - OFF WHITE BASIS OF DESIGN: HARDI TRIM BOARDS
- = EIFS - OFF WHITE
- = ROWLOCK/SOLDIER (MATCH STONE COLOR)
- = HORIZONTAL LAP SIDING ACCENT PANELS 5.25" WIDTH, 4" EXPOSURE. BASIS OF DESIGN: HARDIPLANK LAP SIDING
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2. ALL BRACKETS TO BE OFF WHITE SOLID PVC.
3. ALL EXT DOORS AND GATES TO BE METAL. COLOR TBD.



**5 BUILDING TYPE C - FRONT ENTRY**



**4 BUILDING TYPE C - INT SOUTH FACING ELEVATION**



**3 BC - INT CORNER**



**2 BUILDING TYPE C - FRONT INT 1**



**1 BUILDING TYPE C - EAST ENTRANCE ELEVATION**

Taft Family Ventures  
Apartments at King Charles  
1031 North King Charles Road, Raleigh NC 27610  
ADMINISTRATIVE SITE PLAN REVIEW

PROGRESS DATE:	ISSUE DATE:	REVISIONS	DATE	INITIALS	DESCRIPTION
01.08.2021					

PROJECT NO: 015319  
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SHEET TITLE: BLDG TYPE C - ELEVATIONS  
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### ELEVATION GENERAL NOTES

#### ROOFS

S S S S S S S S

#### ROOF VENTILATION

1. SEE ROOF PLANS FOR ATTIC VENTILATION CALCULATION REQUIREMENTS

### EXTERIOR MATERIALS

- ASPHALT SHINGLES  
CHARCOAL GREY
- FIBER CEMENT PANELS  
AND TRIM. COLOR - OFF  
WHITE BASIS OF DESIGN;  
HARDI TRIM BOARDS
- EIFS - OFF WHITE
- ROWLOCK/SOLDIER (MATCH  
STONE COLOR)
- HORIZONTAL LAP SIDING  
ACCENT PANELS 5.25" WIDTH, 4"  
EXPOSURE. BASIS OF DESIGN;  
HARDIEPLANK LAP SIDING
- HORIZONTAL LAP SIDING AT  
BALCONIES, 7.25" WIDTH, 6"  
EXPOSURE. BASIS OF DESIGN;  
HARDIEPLANK LAP SIDING
- HORIZONTAL LAP SIDING ACCENT  
PANELS 9" EXPOSURE. BASIS OF  
DESIGN - HARDIEPLANK LAP SIDING

1. TRIM TO BE WHITE EXCEPT TRIM MEMBERS WITHIN F.C. PANELS - WHICH ARE TO BE SAME PAINT COLOR AS THE PANELS.
2. ALL BRACKETS TO BE OFF WHITE SOLID PVC.
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5711 SIX FORKS ROAD, SUITE 100  
RALEIGH, NC 27609

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**2 BUILDING TYPE C - REAR ELEVATION**

= 0



**1 BUILDING TYPE C - WEST ENTRANCE ELEVATION**

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Taft Family Ventures

Apartments at King Charles

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ADMINISTRATIVE SITE PLAN REVIEW

PROGRESS DATE:	01.08.2021	REVISIONS	DATE	INITIALS	DESCRIPTION
ISSUE DATE:					

PROJECT NO.:	015319
DRAWN BY:	NW
CHECKED BY:	MWM
SHEET TITLE:	BLDG TYPE C - ELEVATIONS

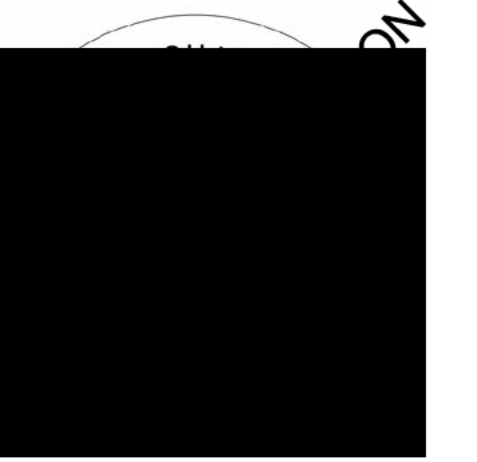
SHEET NUMBER:

**A206**





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RALEIGH, NC 27609  
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Taft Family Ventures  
Apartments at King Charles  
1031 North King Charles Road, Raleigh NC 27610  
ADMINISTRATIVE SITE PLAN REVIEW



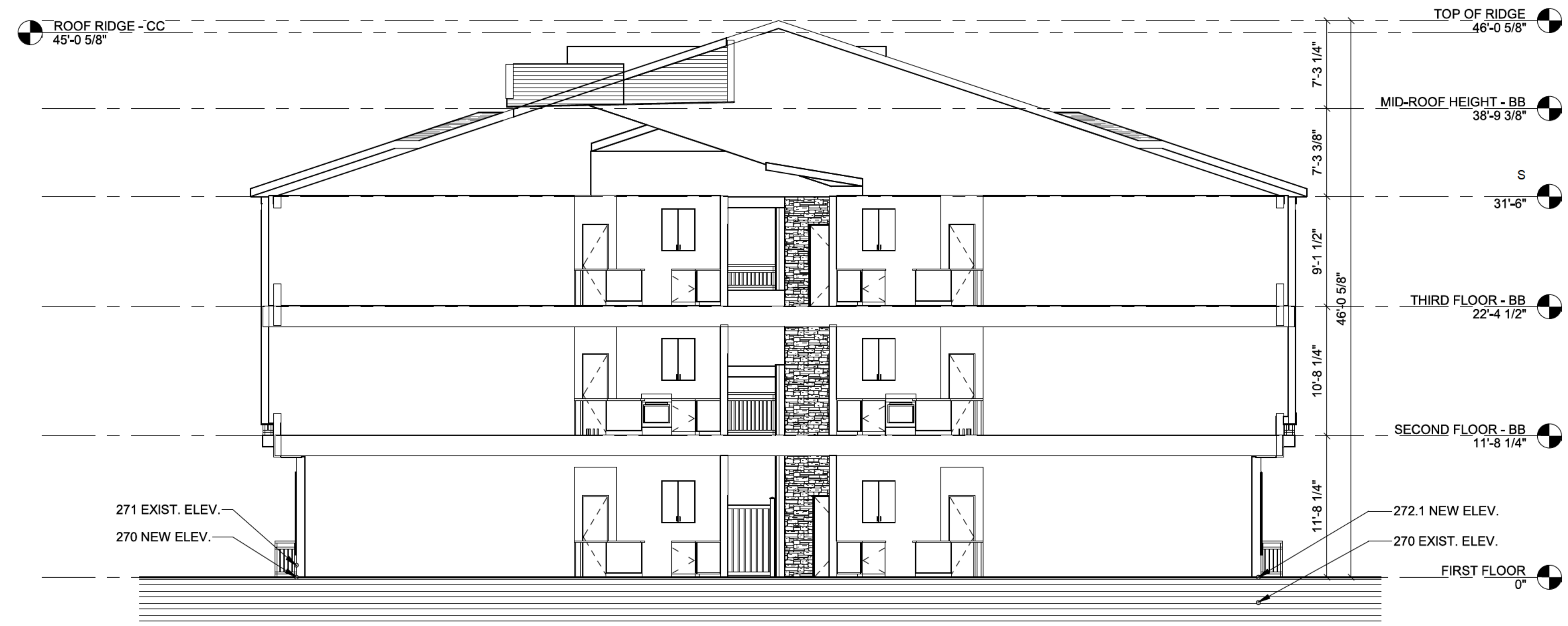
PROGRESS DATE:	ISSUE DATE:	REVISIONS	DATE	INITIALS	DESCRIPTION
01.08.2021					

PROJECT NO: 015319  
DRAWN BY: CBT  
CHECKED BY: MWM  
SHEET TITLE: BUILDING SECTIONS & PLANS W/ SPOT ELEVATIONS  
SHEET NUMBER:

**A207**



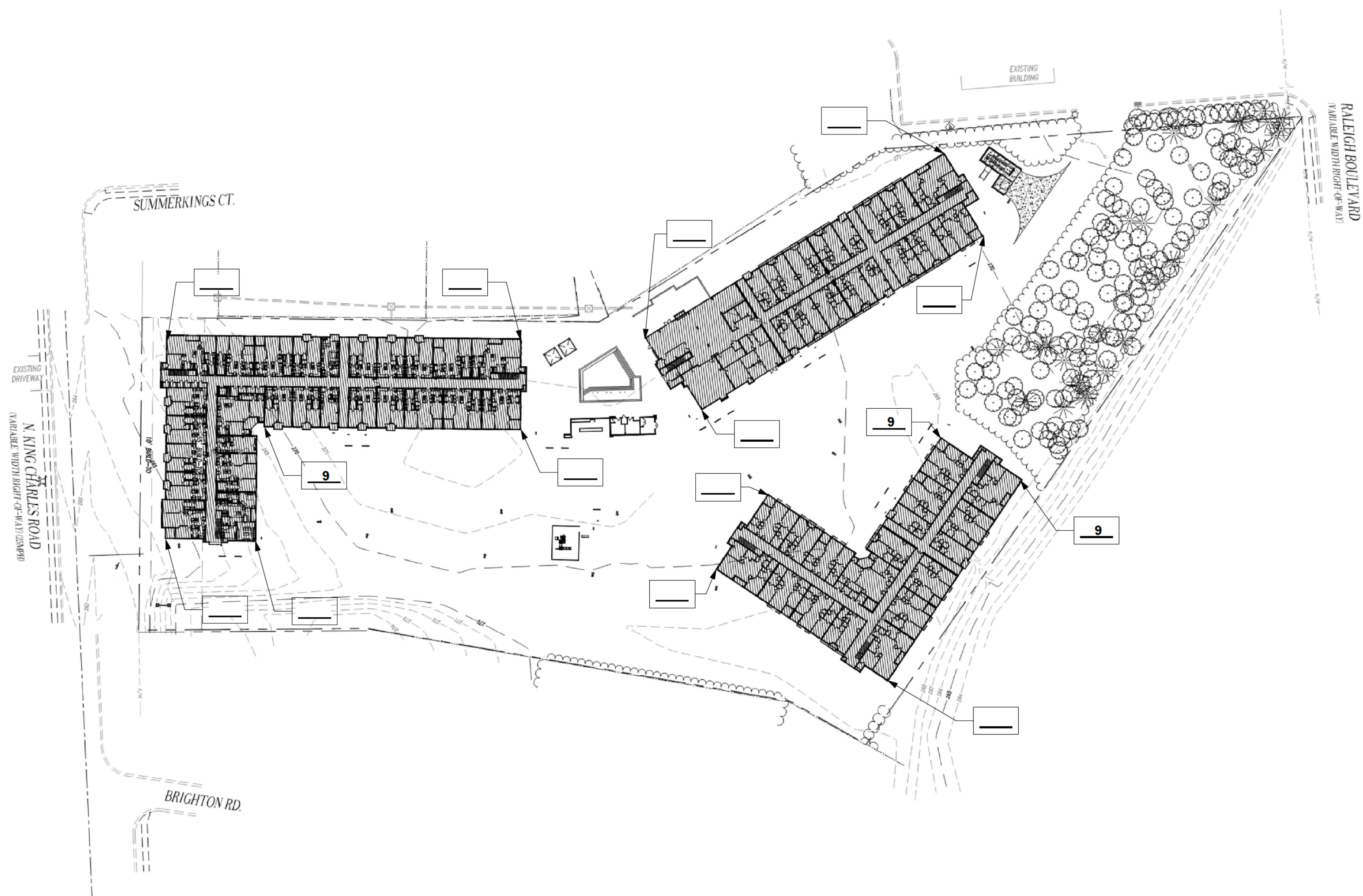
**3** S



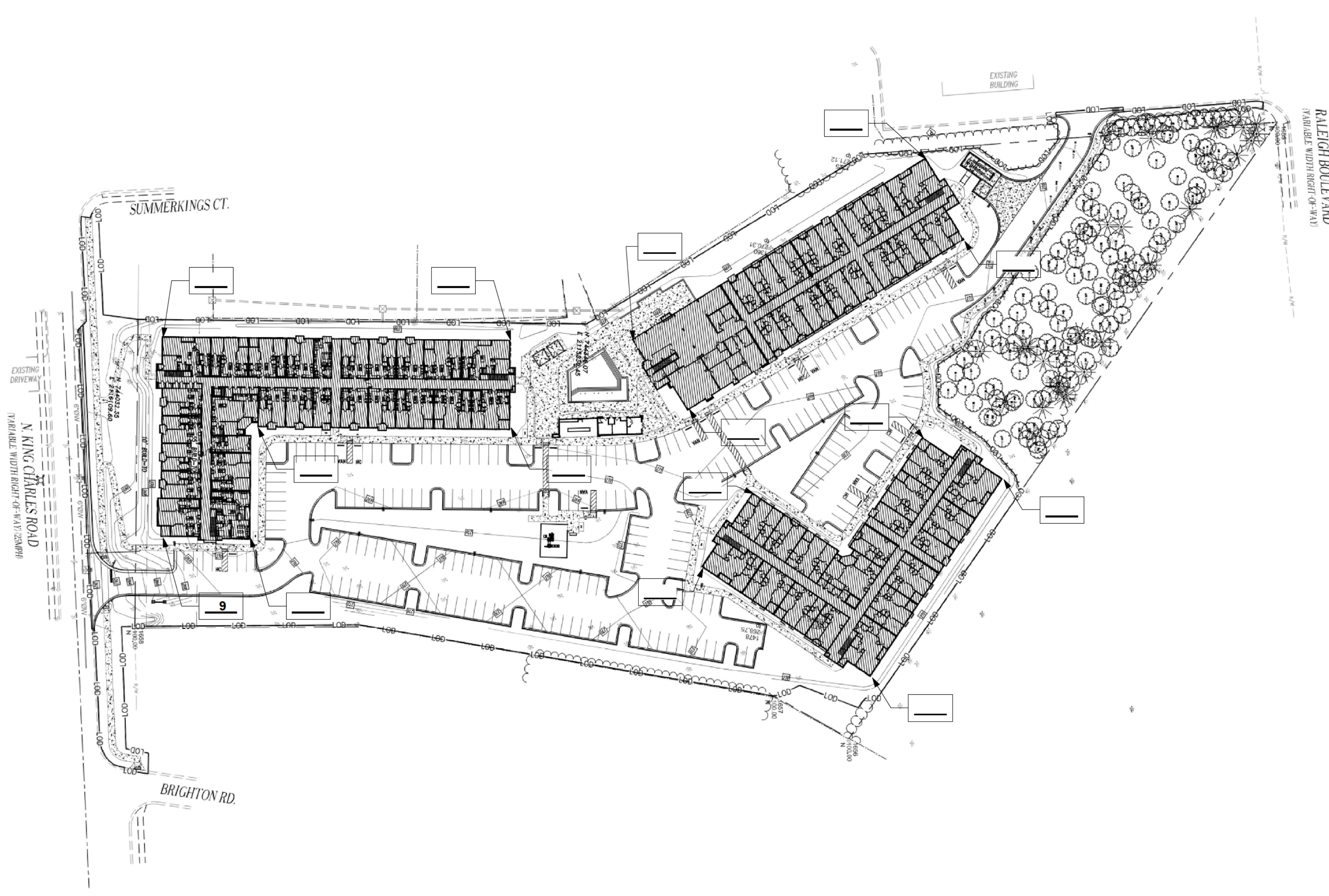
**2** BUILDING B - SECTION



**1** BUILDING A - SECTION



**5** BUILDING PLANS WITH EXISTING TOPO  
NTS



**4** BUILDING PLANS WITH NEW TOPO  
NTS

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