



Administrative Approval Action

Case File / Name: ASR-0096-2024
DSLCL - ICE Raleigh Office Building

City of Raleigh
Development Services Department
One Exchange Plaza
Raleigh, NC 27602
(919) 996-2492
currentplanning@raleighnc.gov
www.raleighnc.gov

LOCATION: This 1.34 acre site consists of two parcels, specifically identified as 4220 and 4300 Bland Road. The site is located north of Hardimont Road, south of Ollie Street, east of Quail Hollow Drive, and west of Wake Forest Road. The site is zoned CX-

REQUEST: This plan proposes developing these vacant parcels with a 3-story, 20,895 square foot general building for office use along with a surface parking lot and other site improvements. The two lots will be recombined into one parcel.

**DESIGN
ADJUSTMENT(S)/
ALTERNATES, ETC:** FIL-0256-2025: DSENG - Fee-In-Lieu Estimator/Fee-In-Lieu Estimator
SPR-0191-2025: DSLCL - Site Permitting Review/Major [Signature Set]

FINDINGS: City Administration finds that this request, with the below conditions of approval being met, conforms to the Unified Development Ordinance. This approval is based on a preliminary plan dated April 14, 2025 by Piedmont Land Design.

CONDITIONS OF APPROVAL and NEXT STEPS:

This document must be applied to the second sheet of all future submittals except for final plats. This is a preliminary plan and as such no permits have been issued with this approval. To obtain permits and/or completion of the project, the following steps are required:

☒ **SITE PERMITTING REVIEW** - For land disturbance of 12,000 square feet or greater, public or private infrastructure, shared stormwater devices, etc. Site Permitting Review may be submitted upon receipt of this signed approval document.

The following items are required prior to approval of Site Permitting Review plans:

General

1. Zoning permits shall be added for the proposed retaining walls (4), each under maximum height of 5 feet, prior to SPR approval. Plans shall show compliance with UDO Section 7.2.8 and any other applicable standards or requirements. If a retaining wall is greater than 5 feet in height, a building permit may be required instead of a zoning permit.
2. Plan shall show compliance with bicycle parking standards (UDO Section 7.1.7.K). Add detail for short-term facility(ies). Add Bicycle Placement Detail from Street Design Manual (B-20.01).
3. Lighting plan shall be compliant with all applicable standards in UDO Section 7.4. Change orientation of Sheet E1 so it matches how the rest of the plan sheets are oriented. Cut sheets for all fixture types should be included in the lighting plan that also show the height to the top of each fixture type.
4. The elevation facing Bland Road (West) appears to comply with transparency requirements for the ground story and upper stories. Please note that transparency and blank wall standards are not required to be met on non-street facing facades. Revise the elevations, calculations, table, and information shown on the elevation plan sheets. You may do more than what is required, but note that only the side of the building facing the right-of-way is required to meet these standards. (UDO Sections 3.2.5.F and 1.5.9)



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5. The final landscape plan shall show compliance with UDO Sections 7.2.6 A and 7.2.6 C, showing screening around the dry detention pond.
6. Demonstrate compliance with the transparency requirements for the upper stories of the west elevation/facade.

Stormwater

7. A stormwater control plan with a stormwater operations and maintenance manual and budget shall be approved (UDO 9.2).
8. A nitrogen offset payment must be made to a qualifying mitigation bank (UDO 9.2.2.B).
9. A surety equal to of the cost of clearing, grubbing and reseeding a site, shall be paid to the City (UDO 9.4.4).

Urban Forestry

10. Tree protection fence must be inspected by Urban Forestry staff prior to the issuance of a grading permit.

☒ **LEGAL DOCUMENTS** - Email to legaldocumentreview@raleighnc.gov. Legal documents must be approved, executed, and recorded prior to or in conjunction with the recorded plat on which the associated easements are shown. Copies of recorded documents must be returned to the City within one business day of recording to avoid withholding of further permit issuance.

☒	Right of Way Deed of Easement Required
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☒	Utility Placement Deed of Easement Required
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☒ **RECORDED MAP(S)** - Submit plat to record new property lines, easements, tree conservation areas, etc.). Plats may be submitted for review when the Site Permitting Review plans, if required, have been deemed ready for mylar signature.

The following items must be approved prior to recording the plat:

Engineering

1. A public street right-of-way deed of easement, in addition to a plat showing the location of the easement, shall be submitted to the Planning and Development Services Department for review, and if acceptable, approved for recordation. Approved plats must be recorded at the Wake County Register of Deeds Office on or before the 14th day following approval by the City. The 14-day expiration date shall be clearly indicated on the plat. By the end of the next business day following recordation of the plat, all required legal instruments (including deeds of easement) shall be recorded, and recorded copies of the plat and all legal instruments required by the City in association with development approval shall be provided to the City. (Reference: UDO 8.1.7.A; 10.2.5.F.4.d)



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2. A 5' utility placement easement deed of easement, in addition to a plat showing the location of the easement, shall be submitted to the Planning and Development Services Department for review, and if acceptable, approved for recordation. Approved plats must be recorded at the Wake County Register of Deeds Office on or before the 14th day following approval by the City. The 14-day expiration date shall be clearly indicated on the plat. By the end of the next business day following recordation of the plat, all required legal instruments (including deeds of easement) shall be recorded, and recorded copies of the plat and all legal instruments required by the City in association with development approval shall be provided to the City. (Reference: UDO 8.1.7.A; 10.2.5.F.4.d)

Stormwater

3. All stormwater control measures and means of transporting stormwater runoff to and from any nitrogen and stormwater runoff control measures shall be shown on all plats for recording as private drainage easements (UDO 9.2).

☒ **BUILDING PERMITS** - For buildings and structures shown on the approved plans. Commercial building permit plans must include the signed, approved Site Permitting Review plans attached, if applicable. Permit sets may be reviewed prior to the recordation of required plats, but cannot be approved.

The following items must be approved prior to the issuance of building permits:

General

1. A recombination plat, recombining the two existing lots into one, shall be recorded with the Wake County Register of Deeds and a copy shall be provided to the City of Raleigh.

Engineering

2. A public infrastructure surety shall be provided to City of Raleigh Transportation – Development Engineering Division (UDO 8.1.3) in the amount of 100% of the improvement cost for the NCDOT portion and 125% of the improvement cost for the City of Raleigh infrastructure.
3. A fee-in-lieu for 270 LF of 5' bike lane is paid to the City of Raleigh (UDO 8.1.10).
4. An offer of cross access easement to the adjacent parcels as shown on the preliminary plan shall be approved by the Development Services Department for recording in the Wake County Registry, and a copy of the recorded offer of cross access easement shall be returned to the Development Services Department within one day of plat recordation. If a recorded copy of the document is not provided, further recordings and building permit issuance will be withheld.

Stormwater

5. A surety equal to 125% of the cost of the construction of a stormwater device shall be paid to the Engineering Services Department (UDO 9.2.2.D.1.d).



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6. All stormwater control measures and means of transporting stormwater runoff to and from any nitrogen and stormwater runoff control measures shall be shown on all plats for recording as private drainage easements (UDO 9.2).

Urban Forestry

7. A public infrastructure surety for 6 street trees shall be provided to City of Raleigh Transportation – Development Engineering Division (UDO 8.1.3) in the amount of 125% of the improvement cost for the City of Raleigh infrastructure.
8. A tree impact permit must be obtained for the approved streetscape tree installation in the right-of-way. This development proposes 6 street trees along Bland Road.

The following are required prior to issuance of building occupancy permit:

General

1. All Water, Sanitary Sewer and Reuse facilities shall be installed, inspected, tested and accepted by the City of Raleigh Public Utilities Department for operations and maintenance.
2. Final inspection of all right-of-way street trees by Urban Forestry Staff.

Stormwater

3. As-built impervious survey is accepted by the Engineering Services Department (UDO 9.2).
4. As-built drawings and associated forms for all Stormwater devices are accepted by the Engineering Services Department (UDO 9.2.2.D.3).

EXPIRATION DATES: The expiration provisions of UDO Section 10.2.8 E, including the ability to request extensions in the expiration date, apply to this site plan. If significant construction has not taken place on a project after administrative site review approval, that approval may expire and be declared void, requiring re-approval before permits may be issued. To avoid allowing this plan approval to expire the following must take place by the following dates:

3-Year Expiration Date: July 14, 2028

Obtain a valid building permit for the total area of the project, or a phase of the project.

4-Year Completion Date:

Within four years after issuance of the first building permit for the site plan, the construction of the entire site plan must be completed unless an applicant has been granted vested rights. Failure to complete construction within this specified time frame shall automatically void the approved site plan for which no building permits have been issued.



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I hereby certify this administrative decision.

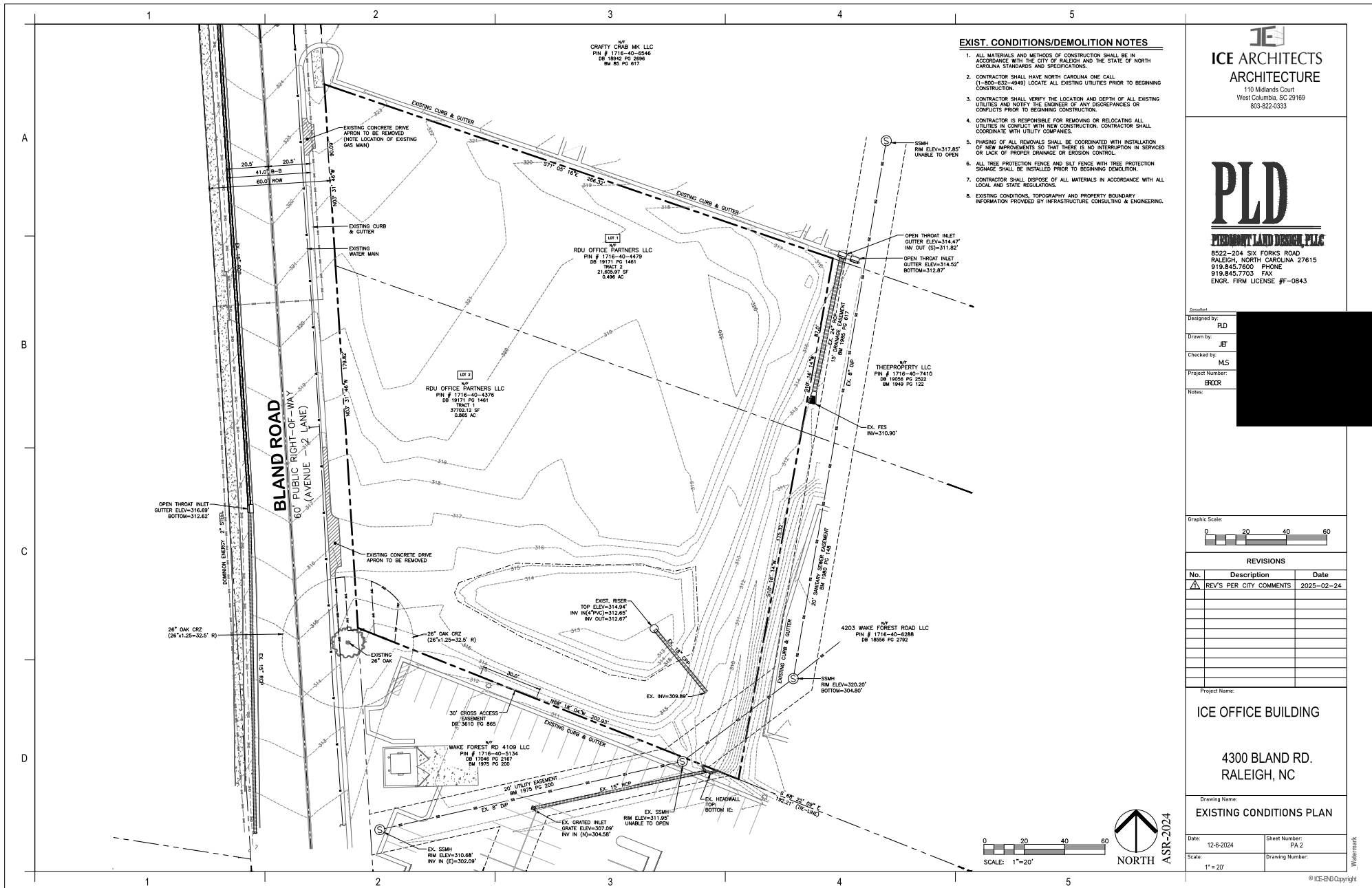
Signed: Keegan.McDonald@raleighnc.gov
Development Services Dir/Designee
Staff Coordinator: Jessica Gladwin

Digitally signed by Keegan.McDonald@raleighnc.gov
DN: E=Keegan.McDonald@raleighnc.gov, CN=Keegan.McDonald@raleighnc.gov
Reason: I agree to the terms defined by the placement of my signature on this document
Date: 2025.10.24 11:35:56-04'00'

Date: 07/14/2025

Amended on
10/24/25

6



**ICE ARCHITECTS
ARCHITECTURE**

110 Midlands Court
West Columbia, SC 29169
803-622-4333

PLD
PRESTON LAND DESIGN, PLLC

8522-204 SIX FORKS ROAD
RALEIGH, NORTH CAROLINA 27615
919.845.7600 PHONE
919.845.7703 FAX
ENGR. FIRM LICENSE #F-0843

Consultant

Designed by: **PLD**

Drawn by: **JE**

Checked by: **MS**

Project Number:

BROCK

Notes:

Graphic Scale:



REVISIONS

No.	Description	Date
1	REV'S PER CITY COMMENTS	2025-02-24

Project Name:

ICE OFFICE BUILDING

**4300 BLAND RD.
RALEIGH, NC**

Drawing Name:

EXISTING CONDITIONS PLAN

Date:

12-6-2024

Sheet Number:

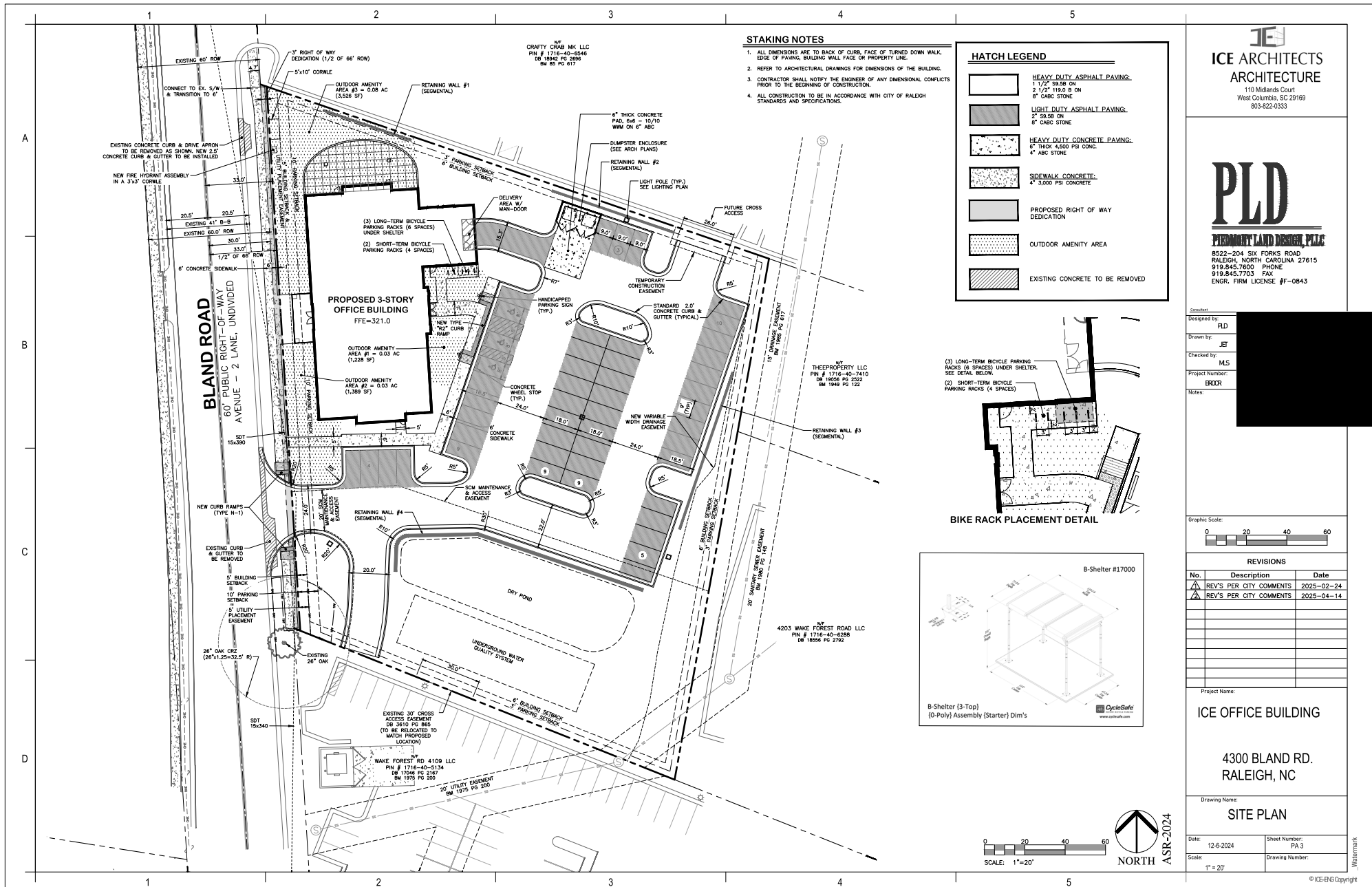
PA 2

Scale:

1" = 20'

Drawing Number:

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BLAND ROAD
60' PUBLIC RIGHT-OF-WAY
(AVENUE - 2 LANE)

SOLID WASTE PLAN NOTES
SEE ARCHITECTURAL PLANS FOR DUMPSTER ENCLOSURE DETAILS

HATCH LEGEND

-  HD - HEAVY DUTY CONCRETE
-  SOLID WASTE TRUCK ROUTE



February 3, 2025

Mike Schneider, PE
Piedmont Land Design, LLC
8522-204 Six Forks Road
Raleigh, NC 27615

MSD Service Letter for:
ICE Office Building
4300 Bland Road
Raleigh, NC 27603

Re:

This is a letter of support for trash and recycling services for your new facility being planned at 4300 Bland Road, Raleigh, North Carolina 27603. We have reviewed the plans and have found that GFL Environmental will be able to safely perform all needed services.

If the project design changes, this letter is void and a new letter must be issued. Additionally, this letter is non-transferable.

We want to visit the site during the initial phases of construction to ensure that the site will continue to be able to service.

We look forward to providing waste and recycling services at your new property once it has been completed.

Should you have any questions or need more information, please contact me at msd@gflenv.com.

Sincerely,


Mike Schneider

ICE Environmental (USA) Inc.
Account Executive - Raleigh/Hearing Branch
612 Park Lane 6000

1041 Corporate Drive, Garner, NC 27529
Tel: 919-882-7100 Fax: 919-770-0001 info@gflenv.com


ICE ARCHITECTS
ARCHITECTURE
110 Midlands Court
West Columbia, SC 29169
803-822-0333

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ENGR. FIRM LICENSE #F-0843

Consultant

Designed by: **PLD**

Drawn by: **JS**

Checked by: **MS**

Project Number: **BROCK**

Notes:

Graphic Scale:



REVISIONS

No.	Description	Date
1	REV'S PER CITY COMMENTS	2025-02-24
2	REV'S PER CITY COMMENTS	2025-04-14

Project Name:

ICE OFFICE BUILDING

**4300 BLAND RD.
RALEIGH, NC**

Drawing Name:

**SOLID WASTE
SERVICE PLAN**

Date:

12-6-2024

Scale:

1" = 20'

Sheet Number:

PA 4

Drawing Number:

0 20 40 60
SCALE: 1"=20'



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Watermark

BLAND ROAD
60' PUBLIC RIGHT-OF-WAY
(AVENUE - 2 LANE)

STAKING NOTES

1. ALL DIMENSIONS ARE TO BACK OF CURB, FACE OF TURNED DOWN WALK, EDGE OF PAVING, BUILDING WALL FACE OR PROPERTY LINE.
2. REFER TO ARCHITECTURAL DRAWINGS FOR DIMENSIONS OF THE BUILDING.
3. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DIMENSIONAL CONFLICTS PRIOR TO THE BEGINNING OF CONSTRUCTION.
4. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH CITY OF RALEIGH STANDARDS AND SPECIFICATIONS.

RETAINING WALL SUMMARY

WALL #	ELEVATION AT WALL BEGINNING	ELEVATION AT WALL END	LENGTH (FT)	MAXIMUM HEIGHT (FT)
1	322.5	321.0	45'	2.5'
2	320.0	318.0	64'	3.5'
3	316.5	315.0	82'	2'
4	316.0	315.0	142'	1.0'

ICE ARCHITECTS
ARCHITECTURE

110 Midlands Court
West Columbia, SC 29169
803-822-0333

PLD

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RALEIGH, NORTH CAROLINA 27615
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ENGR. FIRM LICENSE #F-0843

Consultant

Designed by: **PLD**

Drawn by: **JE**

Checked by: **MS**

Project Number:

BROD

Notes:

Graphic Scale:



REVISIONS

No.	Description	Date
1	REV'S PER CITY COMMENTS	2025-02-24
2	REV'S PER CITY COMMENTS	2025-04-14
3	REV'S PER CITY COMMENTS	2025-05-26

Project Name:

ICE OFFICE BUILDING

4300 BLAND RD.
RALEIGH, NC

Drawing Name:

GRADING & DRAINAGE PLAN

Date: 12-6-2024

Sheet Number: PA 5

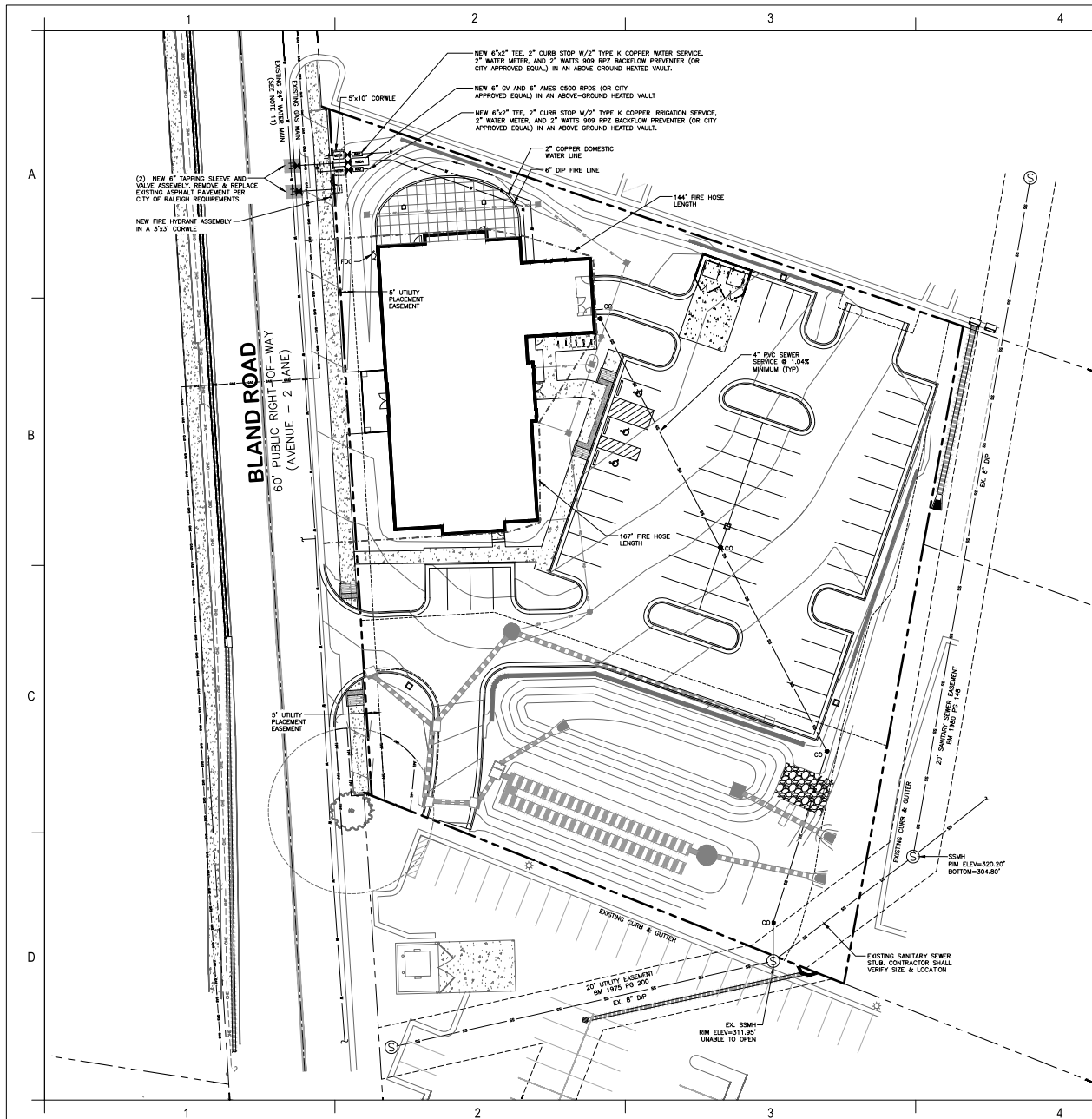
Scale: 1" = 20'

Drawing Number:

SCALE: 1"=20'



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UTILITY NOTES

1. ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF RALEIGH AND THE STATE OF NORTH CAROLINA STANDARDS AND SPECIFICATIONS.
2. CONTRACTOR SHALL HAVE NORTH CAROLINA ONE CALL (1-800-632-4949) LOCATE ALL EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION.
3. CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES OR CONFLICTS PRIOR TO BEGINNING CONSTRUCTION.
4. CONTRACTOR SHALL COORDINATE THE LOCATION OF THE ELECTRIC, GAS, AND TELEPHONE SERVICE WITH THE APPROPRIATE UTILITY COMPANY PRIOR TO BEGINNING CONSTRUCTION. CONTRACTOR SHALL PROVIDE CONDUITS AS REQUIRED FOR THESE UTILITIES UNDER PAVED AREAS.
5. THIS PLAN IS DIAGRAMMATIC AND REPRESENTS THE APPROXIMATE LOCATION OF UTILITIES UNLESS SPECIFICALLY DIMENSIONED. THE CONTRACTOR SHALL COORDINATE THE ACTUAL AND PROPOSED LOCATION OF UTILITIES TO AVOID CONFLICTS.
6. CONTRACTOR SHALL COORDINATE THE LOCATION OF THE WATER AND SEWER SERVICE TO THE BUILDINGS WITH THE BUILDING PLUMBING CONTRACTOR AND THE BUILDING PLANS.
7. ALL CLEAN-OUTS SHALL BE PROVIDED IN CAST IRON FRAME AND COVER SIMILAR TO WATER VALVE BOX. PROVIDE HEAVY DUTY FRAME AND COVER IN PAVED AREAS.
8. ALL MANHOLE AND CLEAN OUT FRAMES AND COVERS/GRATES SHALL BE PAINTED BLACK SEMI-GLOSS ENAMEL AFTER INSTALLATION.
9. CONTRACTOR SHALL PROVIDE CONDUITS FOR IRRIGATION LINES UNDER PAVED AREAS.
10. CONTRACTOR SHALL PROVIDE PVC CONDUIT(S) UNDER PAVED AREAS FOR POWER TO LIGHT POLES AND MONUMENT SIGN.
11. RALEIGH WATER STAFF MAY NEED TO BE ON SITE WHILE ANY CONSTRUCTION OCCURS IN THE VICINITY OF THE 24\"/>

CITY OF RALEIGH STANDARD UTILITY NOTES

1. All materials & construction methods shall be in accordance with City of Raleigh design standards, details & specifications (reference: CORPUD Handbook, current edition).
2. Utility separation requirements:
 - a) A distance of 10' shall be maintained between sanitary sewer & any private or public water supply source such as an impounded reservoir used as a source of drinking water. If adequate lateral separation cannot be achieved, ferrous sanitary sewer pipe shall be specified & installed to watertight specifications. However, the minimum separation shall not be less than 25' from a private well or 50' from a public well.
 - b) When installing water &/or sewer mains, the horizontal separation between utilities shall be 10'. If this separation cannot be maintained due to existing conditions, the variation allowed in the water main is a separate trench with the elevation of the water main at least 18\"/>
3. Any necessary field revisions are subject to review & approval of an amended plan &/or profile by the City of Raleigh Public Utilities Department prior to construction.
4. Developer shall provide 30 days advance written notice to owner for any work required within an existing City of Raleigh Utility Easement traversing private property.
5. Contractor shall maintain continuous water & sewer service to existing residences & businesses throughout construction of project. Any necessary service interruptions shall be preceded by a 24-hour advance notice to the City of Raleigh Public Utilities Department.
6. SEWER BYPASS PUMPING - A bypass main sealed by an NC Professional Engineer shall be provided to Raleigh Water prior to pumping operations for approval. The operations and equipment shall comply with the Public Utilities Handbook.
7. 3.0' minimum cover is required on all water mains & sewer force mains. 4.0' minimum cover is required on all reuse mains.
8. It is the developer's responsibility to abandon or remove existing water & sewer services not being used in redevelopment of a site unless otherwise directed by the City of Raleigh Public Utilities Department. This includes abandoning tap at main & removal of service from ROW or easement per CORPUD Handbook procedure.
9. Install 8\"/>
10. Install 6\"/>
11. Pressure reducing valves are required on all water services exceeding 80 psi; backwater valves are required on all sanitary sewer services having building drains lower than 1.0' above the next upstream manhole.
12. All environmental permits applicable to the project must be obtained from NCDMQ, USACE &/or FEMA for any riparian buffer, wetland &/or floodplain impacts (respectively) prior to construction.
13. NCDOT / Railroad Encroachment Agreements are required for any utility work (including main extensions & service taps) within state or railroad ROW prior to construction.
14. Grease Interceptor / Oil Water Separator sizing calculations & installation specifications shall be approved by the RW FOG Program Coordinator prior to issuance of a UIC and/or Building Permit. Contact (919) 996-4316 or fog@raleighnc.gov for more information.
15. Cross-connection control protection devices are required based on the degree of health hazard involved as listed in Appendix B of the Rules Governing Public Water Systems in North Carolina.
16. The devices shall meet the American Society of Sanitary Engineering (ASSE) standards and be on the University of Southern California approval list.
17. The device and installation shall meet the guidelines of Appendix A - Guidelines and Requirements for the Cross Connection Program in Raleigh's Service Area.
18. The devices shall be installed and tested (leak, initial and periodic testing thereafter) in accordance with the manufacturer's recommendations or the local cross connection control program, whichever is more stringent. Contact Cross.connection@raleighnc.gov for more information.
19. NOTICE for projects that involve an oversized main or urban main replacement. Any City reinforcement greater than \$250,000.00 must undergo the public bidding process.

**ICE ARCHITECTS
ARCHITECTURE**

110 Midlands Court
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8522-204 SIX FORKS ROAD
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919.845.7703 FAX
ENGR. FIRM LICENSE #F-0843

Designed by:

FLD

Drawn by:

JST

Checked by:

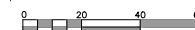
MLS

Project Number:

BROCK

Notes:

Graphic Scale:



REVISIONS

No.	Description	Date
REV'S PER CITY COMMENTS		2025-04-24
REV'S PER CITY COMMENTS		2025-04-14
REV'S PER CITY COMMENTS		2025-05-26

Project Name:

ICE OFFICE BUILDING

4300 BLAND RD.
RALEIGH, NC

Drawing Name:

UTILITY PLAN

Date:

12-6-2024

Scale:

1" = 20'

Sheet Number:

PA 6

Drawing Number:

GRAPHIC SCALE



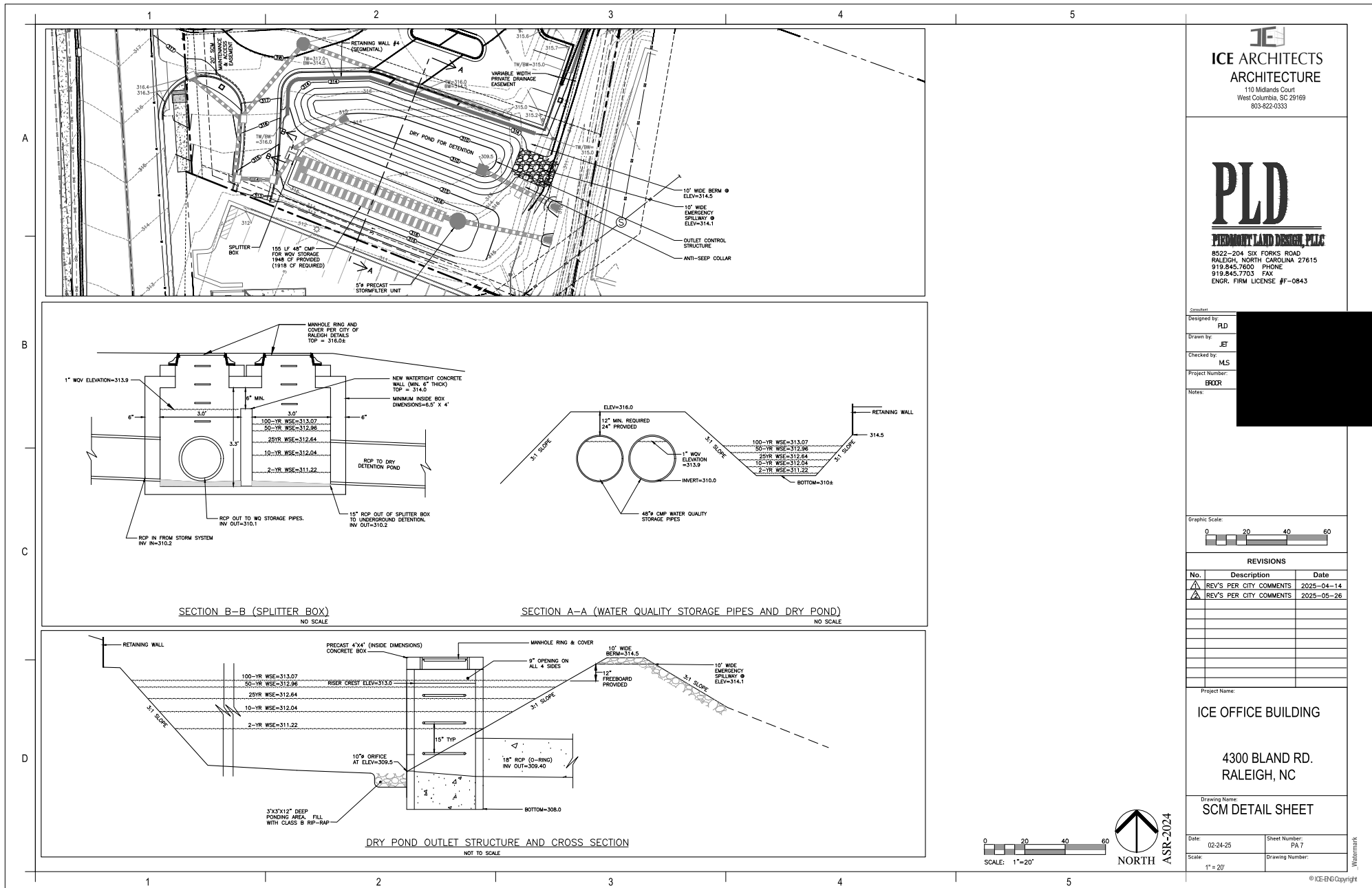
(IN FEET)

1 inch = 20 ft.

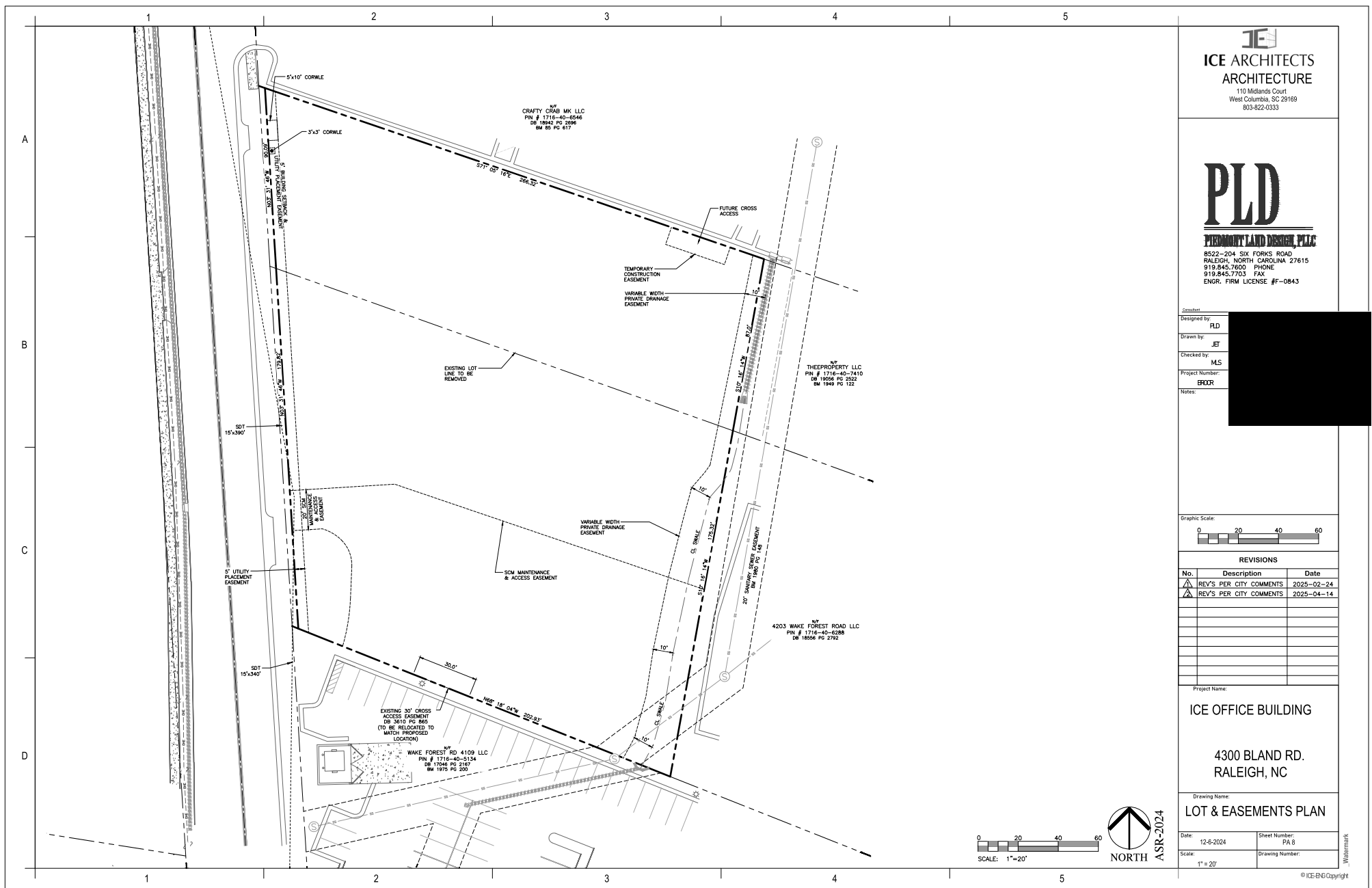


ASR-2024

F:\Projects\BROCK\Drawings\Site\BROCK_Base.dwg - 7 SCM DETAIL May 27, '25 - 1:42pm



F:\Projects\BROCK\Drawings\Site\BROCK_Base.dwg - 8-Lot & easements Apr 11, 25 - 3:05pm

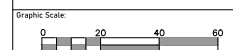


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ARCHITECTURE
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West Columbia, SC 29169
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8522-204 SIX FORKS ROAD
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ENGR. FIRM LICENSE #F-0843

Consultant:

Designed by:	FLD
Drawn by:	JE
Checked by:	MS
Project Number:	BROCK
Notes:	



REVISIONS		
No.	Description	Date
1	REV'S PER CITY COMMENTS	2025-02-24
2	REV'S PER CITY COMMENTS	2025-04-14

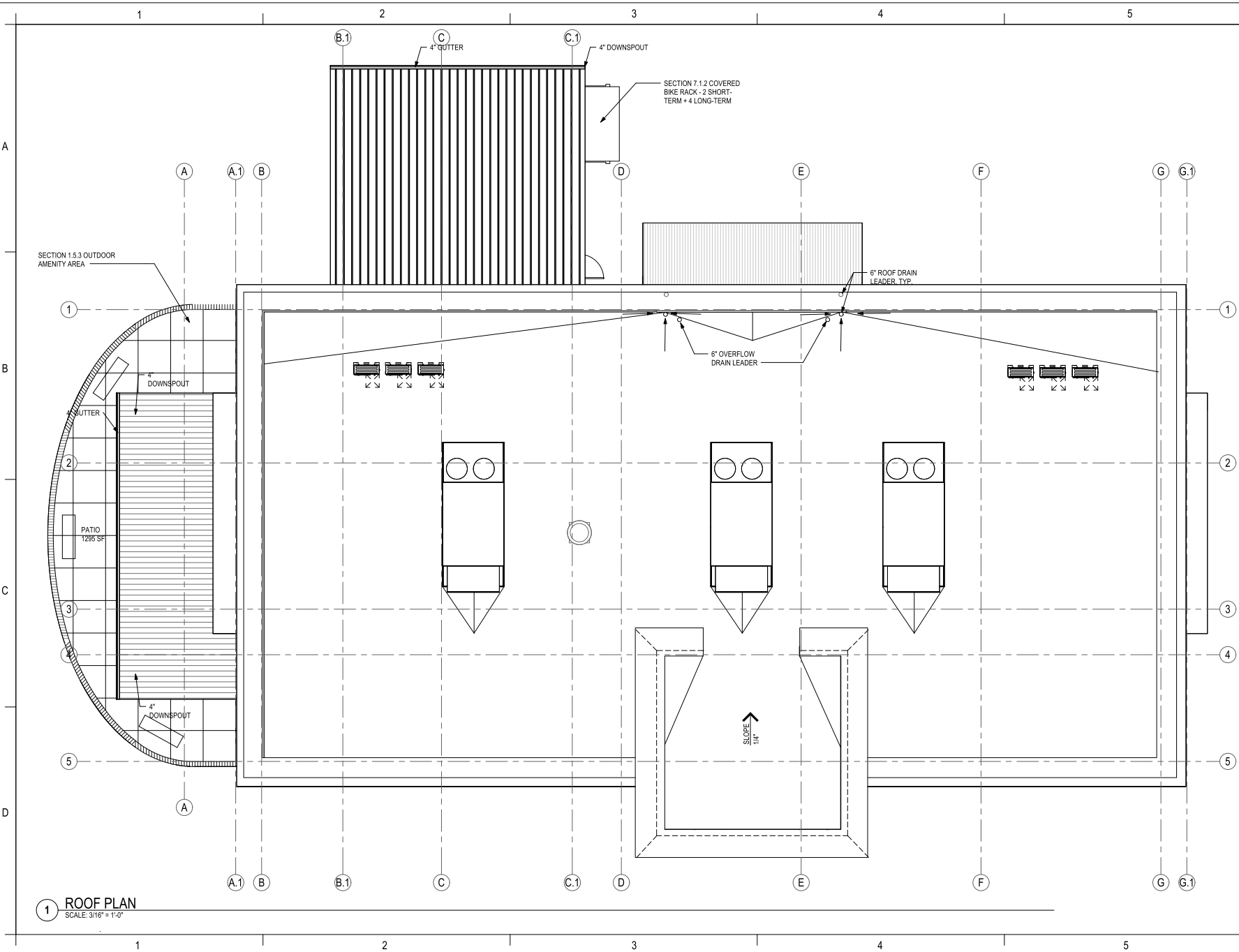
Project Name:	
ICE OFFICE BUILDING	
4300 BLAND RD. RALEIGH, NC	
Drawing Name:	
LOT & EASEMENTS PLAN	
Date:	12-6-2024
Scale:	1"=20'
Sheet Number:	PA 8
Drawing Number:	

A

B



Watermark	
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1 ROOF PLAN

SCALE: 3/16" = 1'-0"



ICE ARCHITECTS

ARCHITECTURE

110 Midlands Court
Columbia, SC 29109
803-822-0333

Designed by: KGL	
Drawn by: JGS	
Checked by: EEA	
Project Number: ZI-98	
Notes:	

Graphic Scale

REVISIONS		
No.	Description	Date

Project Name:
ICE OFFICE RALEIGH
4300 BLAND RD

RALEIGH, NC
27609

Drawing Name:
ROOF PLAN

Date: 05-07-2024	Sheet Number: AR-101
Scale: 3/16" = 1'-0"	Drawing Number: ZI-98

Consultant

Designed by: **EEA**

Drawn by: **JOS**

Checked by: **KEL**

Project Number: **ZZ-98**

Notes:

Graphic Scale:

REVISIONS

No.	Description	Date

Project Name:

**ICE OFFICE RALEIGH
4300 BLAND RD**

**RALEIGH, NC
27609**

Drawing Name:

**PROPOSED SECOND FLOOR
PLAN**

Date: 05-07-2024

Sheet Number:
AR-103

Scale:

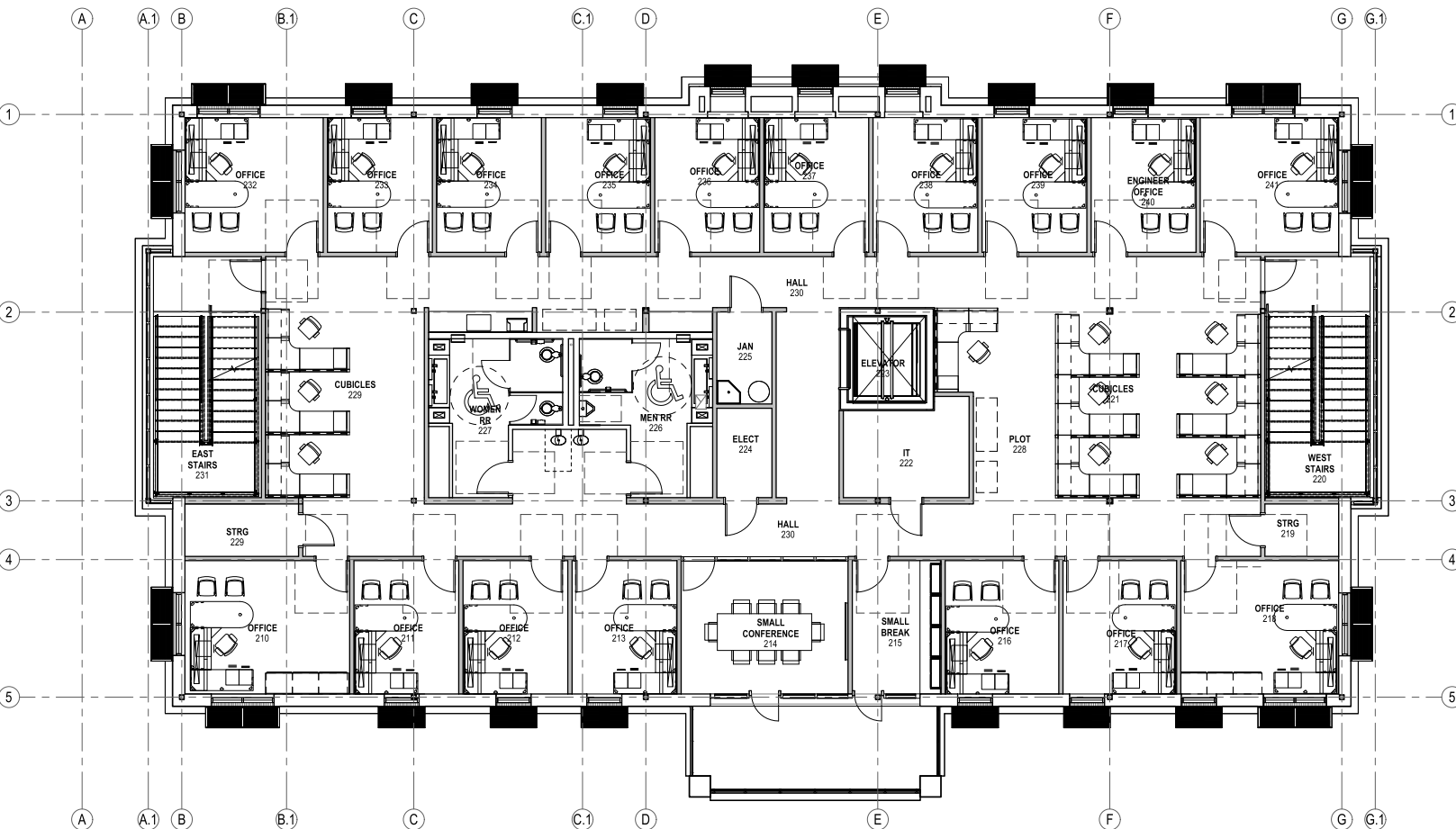
3/16" = 1'-0"

Drawing Number:

ZZ-98

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Review Dwg



1 PROPOSED SECOND FLOOR PLAN - ZONING

SCALE: 3/16" = 1'-0"

Continued

Designed by: EEA

Drawn by: JGS

Checked by: KEL

Project Number: ZZ-98

Notes:

Graphic Scale:

REVISIONS

No.	Description	Date

Project Name:

**ICE OFFICE RALEIGH
4300 BLAND RD**

**RALEIGH, NC
27609**

Drawing Name:

**PROPOSED THIRD FLOOR
PLAN**

Date: 05-07-2024

Sheet Number:
AR-104

Scale:

3/16" = 1'-0"

Drawing Number:

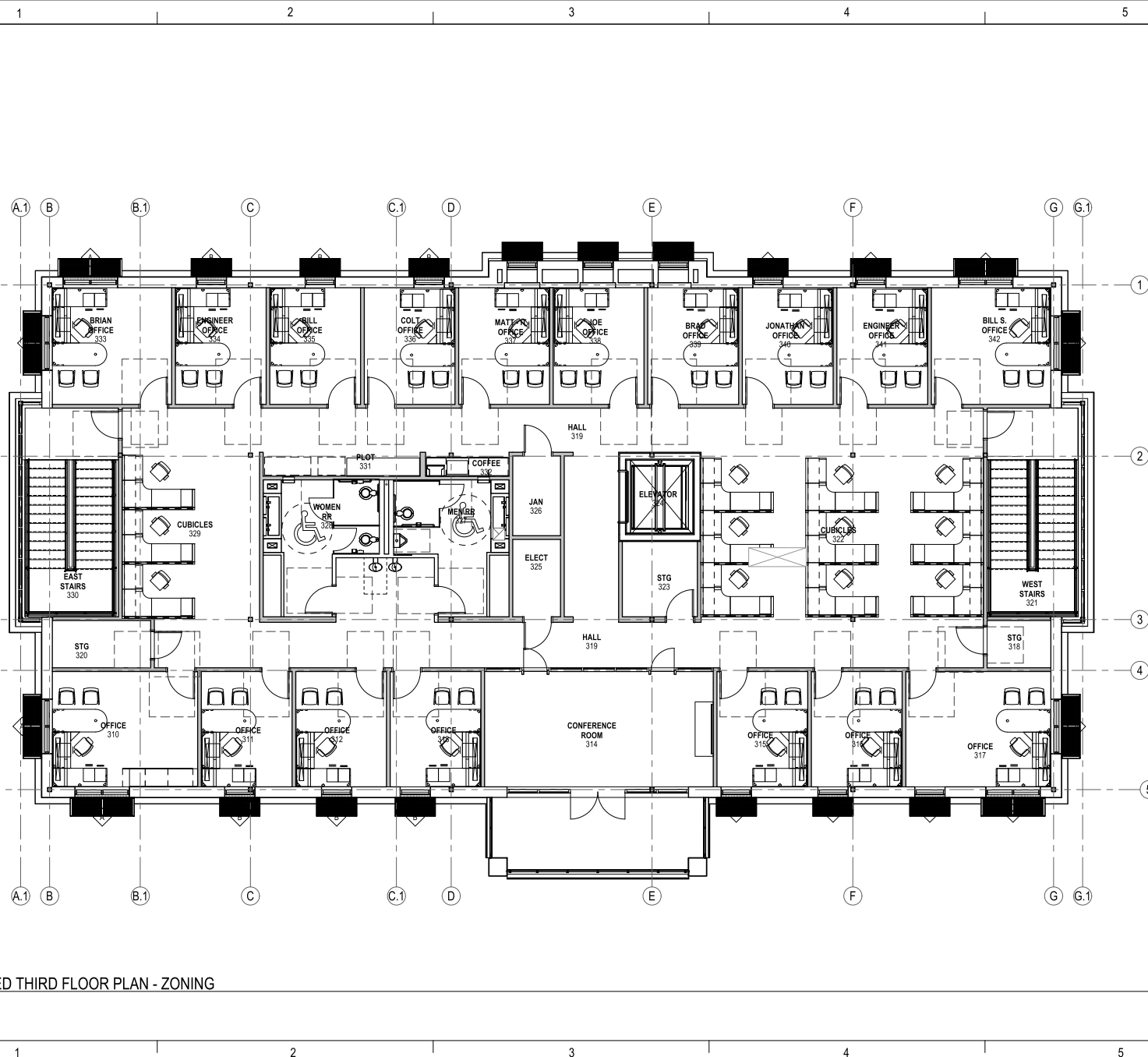
ZZ-98

© ICE-BG 2024

Review Dwg

1 PROPOSED THIRD FLOOR PLAN - ZONING

SCALE: 3/16" = 1'-0"





ARCHITECTURE

110 Midlands Court
Columbia, SC 29109
803-822-0333

DESIGNED BY

KGL

DRAWN BY

JOS

CHECKED BY

BEA

PROJECT NUMBER

ZZ-98

NOTES

GRAPHIC SCALE

REVISIONS

No.	Description	Date
1	Zoning Comments	2.17.25
2	Zoning Comments	4.11.25

PROJECT NAME

ICE OFFICE RALEIGH
4300 BLAND RD

RALEIGH, NC
27609

DRAWING NAME

SOUTH & WEST ELEVATIONS

DATE

04-11-2025

SHEET NUMBER

AR-105A

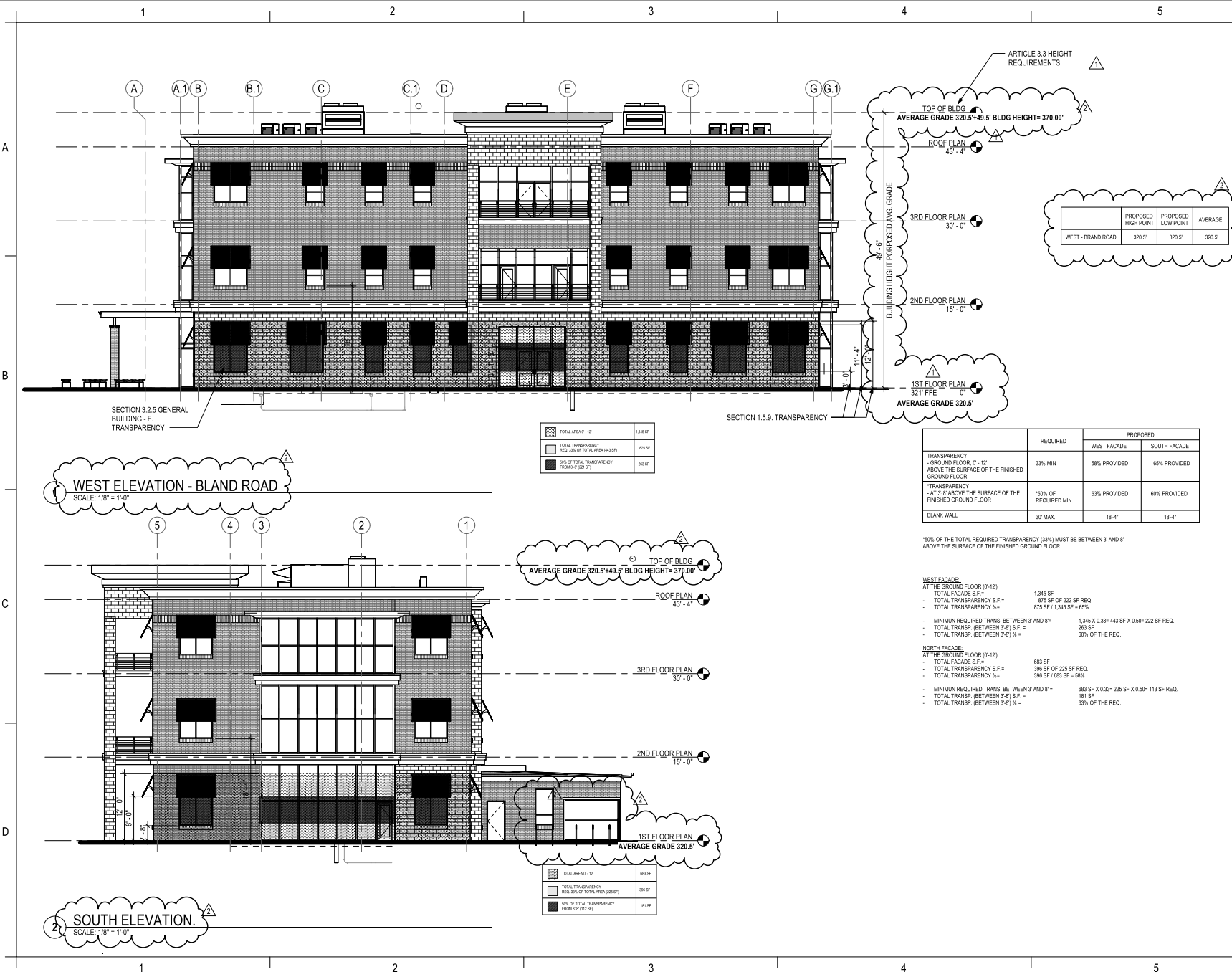
SCALE

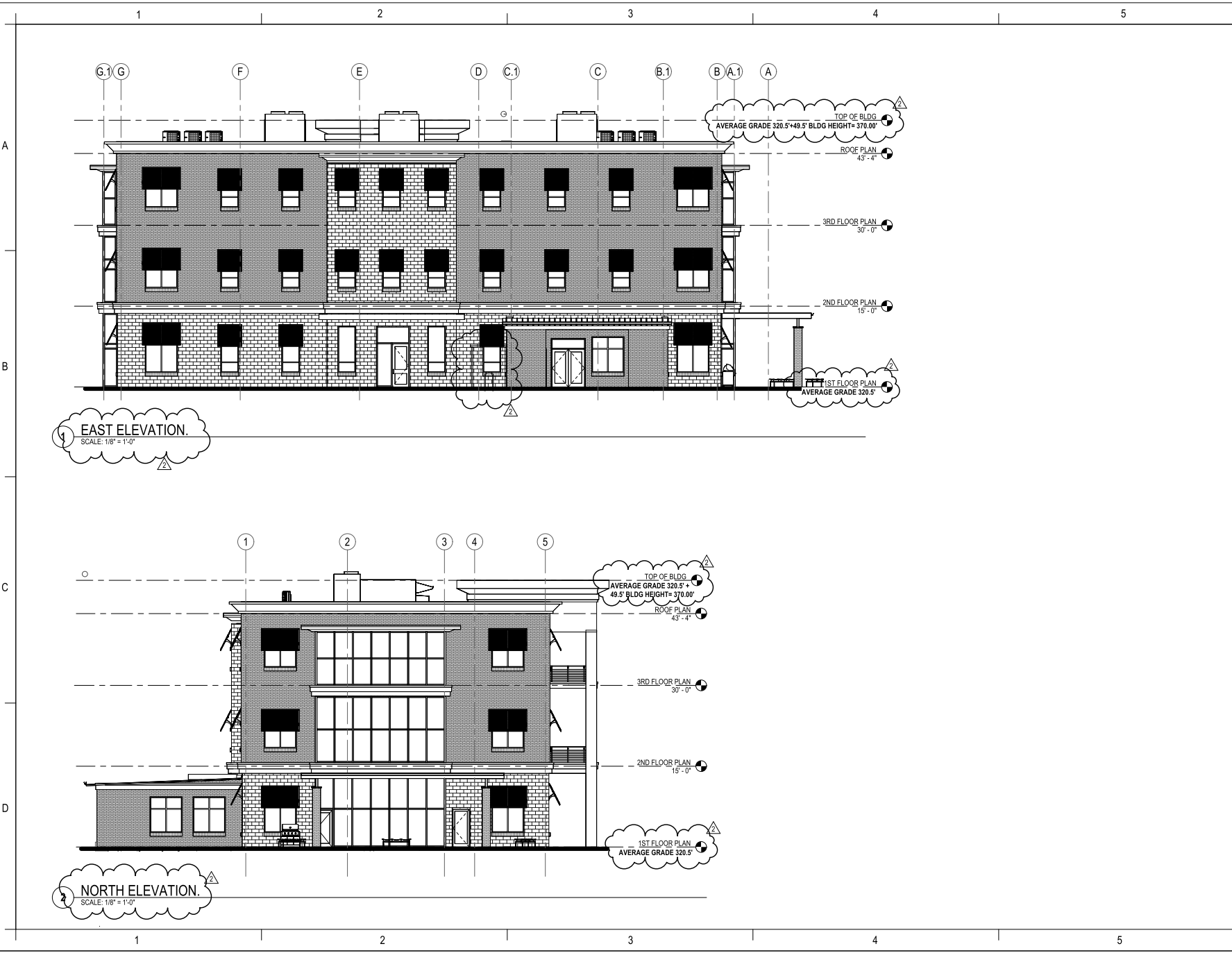
1/8" = 1'-0"

DRAWING NUMBER

ZZ-98

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ICE ARCHITECTS
ARCHITECTURE
110 Midlands Court
Columbia, SC 29109
803-822-0333

Designed by: KGL	
Drawn by: KGL	
Checked by: BA	
Project Number: ZZ-98	State:

REVISIONS		
No.	Description	Date
1	Zoning Comments	2.17.25
2	Zoning Comments	4.11.25

Project Name:
**ICE OFFICE RALEIGH
4300 BLAND RD

RALEIGH, NC
27609**

Drawing Name: EAST & NORTH ELEVATIONS	
Date: 04-11-2025	Sheet Number: AR-105B
Scale: 1/8" = 1'-0"	Drawing Number: ZZ-98

Consultant

Designed by: **EEA**

Drawn by: **JOS**

Checked by: **KEL**

Project Number: **ZZ-98**

Notes:

Graphic Scale:

REVISIONS

No.	Description	Date

Project Name:

**ICE OFFICE RALEIGH
4300 BLAND RD**

**RALEIGH, NC
27609**

Drawing Name:

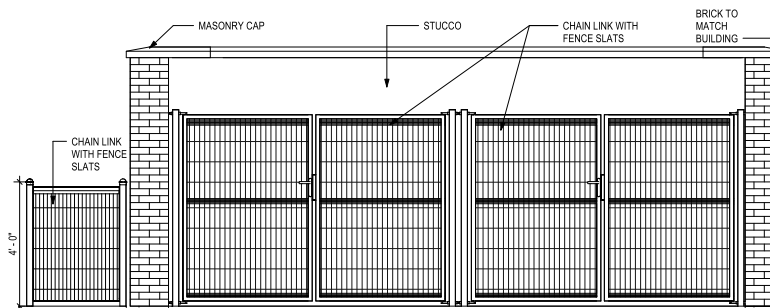
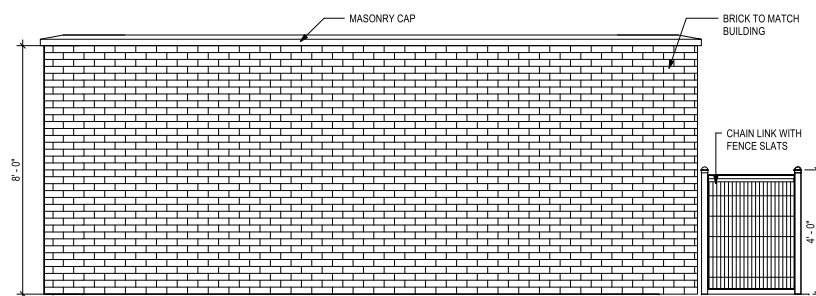
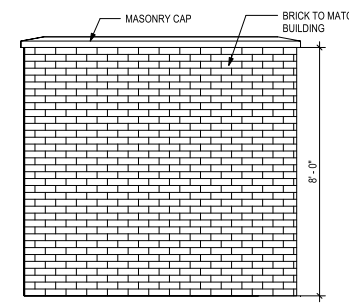
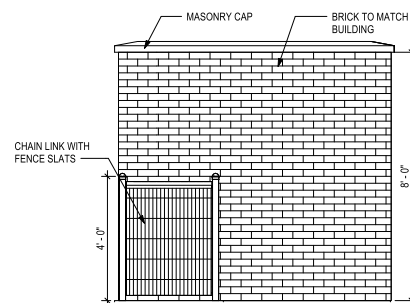
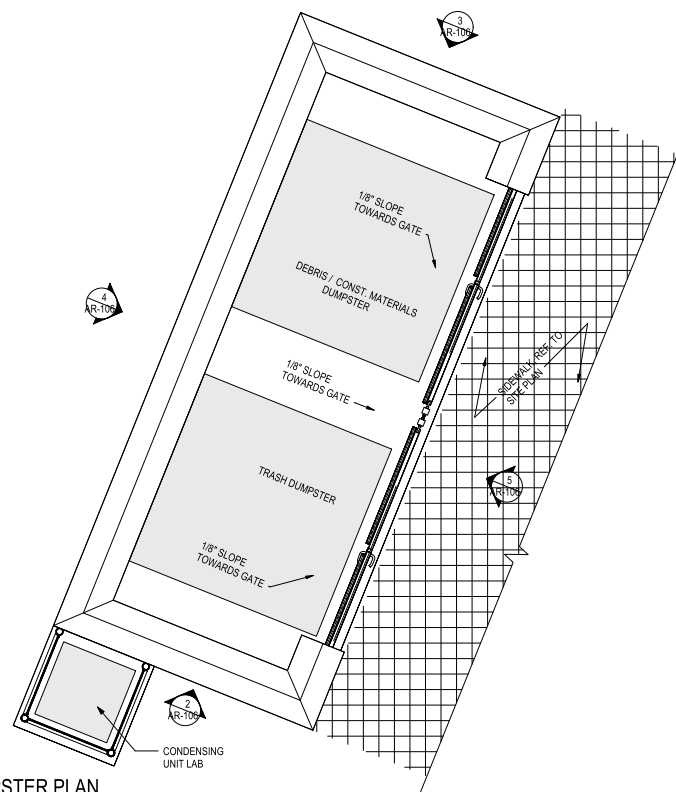
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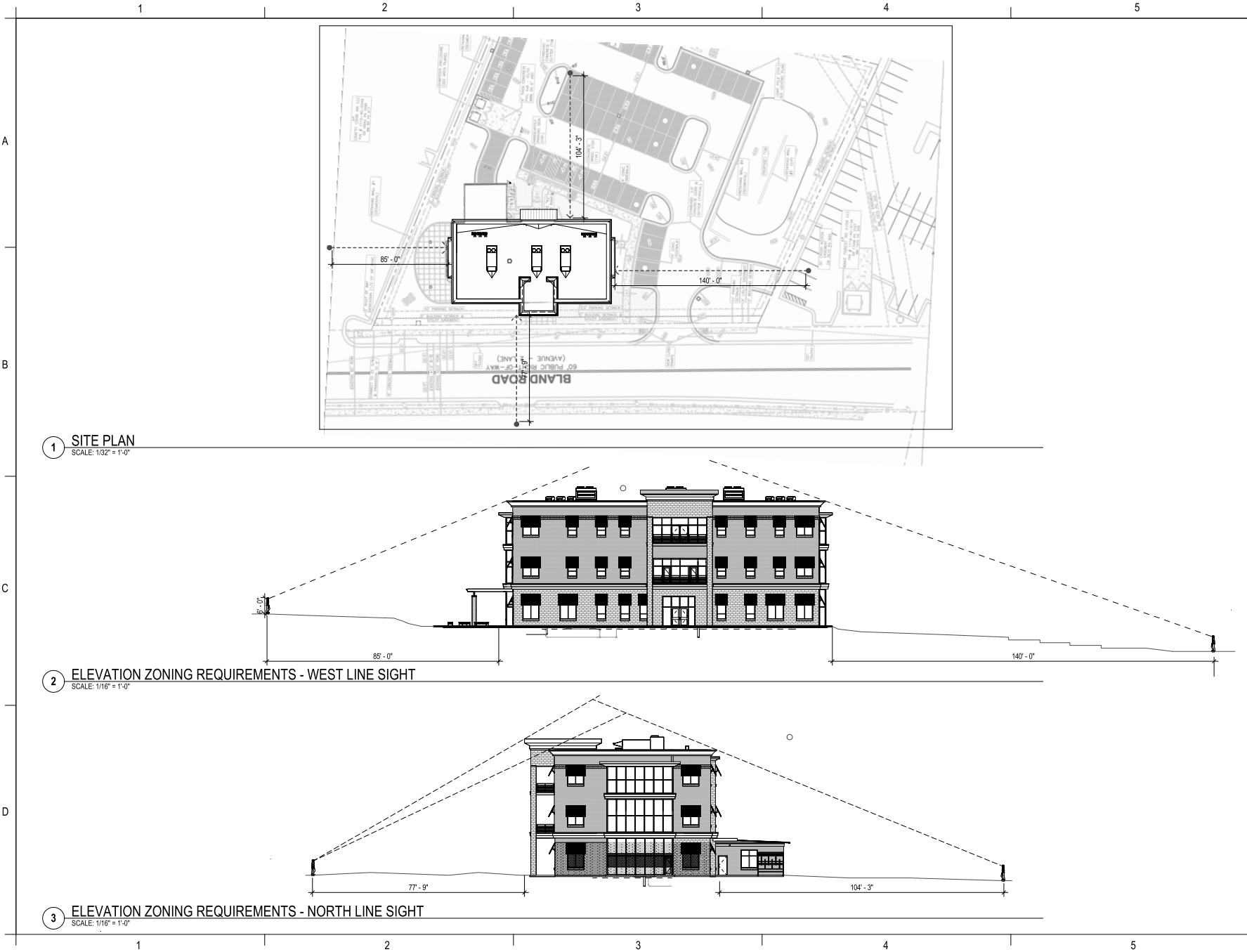
Date: 05-07-2024

Sheet Number: **AR-106**

Scale: 1/2" = 1'-0"

Drawing Number: **ZZ-98**







ICE ARCHITECTS

ARCHITECTURE

110 Midlands Court
Columbia, SC 29109
803-822-0333

Designed by: EEA	
Drawn by: JGS	
Checked by: KKL	
Project Number: ZZ-98	Set:

Graphic Scale:

REVISIONS		
No.	Description	Date

Project Name:
ICE OFFICE RALEIGH
4300 BLAND RD

RALEIGH, NC
27609

Drawing Name:
LINE OF SIGHT

Date: 05-07-2024	Sheet Number: AR-107
Scale: As Indicated	Drawing Number: ZZ-98