



Administrative Approval Action

Case File / Name: ASR-0106-2021
DSLCL - HAYES BARTON BAPTIST CHURCH EXPANSION

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

LOCATION: This site is located on the north side of Glenwood Avenue, north of W. Whitaker Mill Rd at 1800 Glenwood Avenue.

REQUEST: Development of an existing 5.65 acre tract zoned R-10. Two proposed additions totaling 925 sf (450 sf vestibule & 475 sf kitchen) to an existing place of worship (Civic Use) facility of 100,240 sf, totaling 101,165 sf. Improvements also include a new vehicular parking lot, with lighting and a recombination of existing lot lines, adding 35 new additional spaces to the existing parking spaces (141) totaling 176 spaces overall meeting the required parking standards per TC-11-21, no maximum parking allowance.

**DESIGN
ADJUSTMENT(S)/
ALTERNATES, ETC:** N/A

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 May 16, 2022 by JAMIE LOYACK.

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. Revise elevations sheet A2.1; East Elevation's (kitchen addition) spot grades are relabeled showing the Post-Development Avg. Grade #s in accordance with Sec.1.5.7.A & or TC-4-20 ('high', 'low' & 'avg' grades should be labeled & spotted as such), on the Site Permit plans elevation sheet. A height dimension is provided, measured and shown from the 'post-development' average grade # in accordance with UDO Sec.1.5..7.A.
2. Revise elevations sheet A2.1, West Elevation's (vestibule entrance addition) spot grades are relabeled showing the Post-Development Avg. Grade #s in accordance with Sec.1.5.7.A & or TC-4-20 ('high', 'low' & 'avg' grades should be labeled & spotted as such), on the Site Permit plans elevation sheet. A height dimension is provided, measured and shown from the 'post-development' average grade # in accordance with UDO Sec.1.5..7.A..
3. Retaining wall design elevations are provided for all (3) proposed retaining walls, depiction design height, material at elevation grade levels. Proposed walls under <5'ft will be permitted as a Zoning Design Permit & over >5'ft will be permitted as part of the Building design permit.

Stormwater



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

Urban Forestry

7. A payment-in-lieu of compliance with tree conservation area requirements for 0.02 acres must be paid to The City of Raleigh. (UDO 9.1.5.E.)

☒ **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:

General

1. A recombination plat shall be recorded prior to any issuance of permit, recombining the adjacent lot line as shown per the ASR & Lots 1-3.
2. A demolition permit shall be issued and this building permit number shown on all maps for recording.
3. Comply with all conditions of BOA-0074-2021

☒ **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 demolition permit shall be obtained (and permit #s are provided & shown on the building permit plans set site information table).
2. A recombination map shall be recorded prior to or in conjunction with the recording of lots, recombining the existing lots into a single tract as shown on the approved plan.
3. Comply with all conditions of BOA-0074-2021.

Public Utilities



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4. A plat must be recorded at the Wake County Register of Deeds office for all utility easement dedications.

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).
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).
7. A payment equal to twenty-four percent (24%) of the estimated cost of constructing all stormwater control facilities shown on the development plans shall be paid by the developer to the City stormwater facility replacement fund (UDO 9.2.2.G.3).

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

Stormwater

1. 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: October 19, 2025

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.

I hereby certify this administrative decision.

Signed: Daniel L. Stegall Date: 06/22/2022
Development Services Dir/Designee

Staff Coordinator: Jermont Purifoy

VICINITY MAP : NTS

[illegible]

1. THE SITE SHALL BE FULLY COMPLIANT WITH THE NORTH CAROLINA ACCESSIBILITY CODES (ANDS 117.1 - 2009 AND CHAPTER 1 OF THE NCDCS).
2. PROVIDE A MAXIMUM OF 2% GROUND SLOPE AND A MAXIMUM OF 15% IN THE DIRECTION OF TRAVEL ON ALL ACCESSIBLE ROADS, EXCEPT ON RAMP.
3. GROUND SURFACES AROUND AND NEARBY TO BE STABLE, RIMP, AND RESISTANT WITH MINOR CHANGES IN LEVEL OF 1/4" MAXIMUM AND BE FIRM, UNIFORM AND 2" MINIMUM WITH A SLOPED SURFACE NO GREATER THAN 12%.
4. ACCESSIBLE ROADS EXCEEDING 15% GRADE IN THE DIRECTION OF TRAVEL ARE NOT ON THE PLANS AS RAMP. PROVIDE HANDRAILS AS SHOWN ON THE PLANS AND IN ACCORDANCE WITH BUILDING/ACCESSIBILITY CODES.
5. ALL ADA ACCESSIBLE LOCATIONS ARE SHOWN ON THE PLANS. THEY INCLUDE, BUT ARE NOT LIMITED TO: ADA PARKING SPACES, SIDEWALK BETWEEN ADA PARKING SPACES AND MAIN BUILDING ENTRANCE, SIDEWALK BETWEEN MAIN BUILDING ENTRANCE AND PUBLIC RIGHT OF WAY.
6. CONTRACTOR SHALL PREPARE FORMS OF ADA SIDEWALKS. PRIOR TO POURING CONCRETE, CONTRACTOR SHALL VERIFY THE EXISTING GROUND SURFACES ARE STABLE, RIMP, AND RESISTANT WITH MINOR CHANGES IN LEVEL OF 1/4" MAXIMUM WITH A SLOPED SURFACE NO GREATER THAN 12%.
7. UPON COMPLETION OF ALL ADA AREAS (INCLUDING PARKING SPACE AND ACCESSIBLES), CONTRACTOR SHALL, ONCE AGAIN, VERIFY THE RUNNINGS AND GROUND SLOPES OF THESE AREAS WITH A SMART LEVEL. ANY REPAIRS MADE SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

DEVELOPMENT NAME:		HAYES BARTON BAPTIST CHURCH SITE IMPROVEMENTS	
OWNER:	HAYES BARTON BAPTIST CHURCH C/O KEVIN E. JOHNSON PO BOX 53729 FAYETTEVILLE, NC 28305		
APPLICANT:	HAGERSMITH DESIGN C/O JAMIE LOYACK, PEA 300 S DAWSON ST RALEIGH, NC 27601 (919) 821-0547		
ADDRESS:	1800 GLENWOOD AVENUE		
ZONING:	RESIDENTIAL - 10 (R-10)		
OVERLAY:	N/A		
LOT NUMBER:	1704583153 (5.11 AC), 1704583411 (29 AC), 1704581121 (13.73 AC), 1704581270 (11 AC), 1704583392 (20 AC)		
RIVER BASIN:	NEUSE RIVER		
WATERWAY:	NEUSE RIVER		
RIPARIAN BUFFER:	N/A		
SITE ACREAGE:	5.05 ACRES		
EXISTING USE:	RELIGIOUS FACILITY		
PROPOSED USE:	RELIGIOUS FACILITY (NO CHANGE)		
REQUIRED PAVING SETBACKS:			
STREET (FROM ROW):	10'		
SIDE STREET:	10'		
SIDE LOT LINE:	10'		
REAR LOT LINE:	20'		
REQUIRED PARKING SETBACKS:			
PRIMARY STREET:	10'		
SIDE STREET:	10'		
SIDE/REAR LOT LINE:	6'		
BUILDING SUMMARY:			
EXISTING BLDG:	100,240 SF		
PROPOSED BLDG ADDITION:	925 sq ft (Vestibule: 450 SF; Kitchen: 475 SF)		
TOTAL BUILDING:	101,165 SF		
FLOOR AREA RATIO:			
101.165 BLDG SF / 5.05 AC (243,500 SF = .41 (41%))			
PARKING SUMMARY:			
REQUIRED PARKING:			
Sanctuary = No Max per TC-21-21			
Pre-School = No Max per TC-21-21			
EXISTING PARKING:		141 SPACES	
REQUIRED PARKING:		35 additional SPACES (net add)	
TOTAL ON-SITE PARKING:		176 SPACES (8 Accessible/2 Van)	
IMPERVIOUS SUMMARY:			
EXISTING IMPERVIOUS:		151,845 SF	
PROPOSED IMPERVIOUS:		9,719 SF	
TOTAL INCREASE:		161,565 SF	
OPEN SPACE REQUIREMENT: N/A			

GN-101	COVER
EX-1.1	GENERAL NOTES
EX-1.2	2005 RECORDED MAP
EX-1	PROPOSED RECOMBINATION PLAT
	EXISTING CONDITION/TREE SURVEY/
	TREE CONSERVATION NOTES
EX-2	DEMOLITION
L-101	SITE LAYOUT
L-201	GRADING
L-301	LANDSCAPE PLAN
SL-102	LIGHTING PLAN
SL-201	LIGHTING DETAILS
C-100	STORM DRAINAGE PLAN
C-101	UTILITY REFERENCE
C-200	EROSION CONTROL PLAN
C-300	NPDES PLAN
L-500	STORMWATER/EROSION CONTROL DETAILS
L-501	SITE DETAILS
A-1.1	SANCTUARY FLOORPLAN
A-2.1	BUILDING ELEVATIONS-VESTIBULE
A-2.2	BUILDING ELEVATION-KITCHEN EXPANSION
A-2.3	STORAGE BUILDING ELEVATION

Planning and Development Department Office Use Only: <input type="checkbox"/>		Other Exchange Plans, Sales and/or Leases Office Use Only: <input type="checkbox"/>	
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 a plan checked document when submitting.			
Office Use Only: <input type="checkbox"/>		Planner (print): _____	
Please reference UDO Section 10.2.8, as amended by last change case <u>17-04561</u> to determine the site plan type. If assistance determining a Site Plan Type is needed a Site Plan Verification request can be submitted online via the Development Department Website . There is a fee for this verification service.			
Site Plan Type: Tier Two Site Plan <input checked="" type="checkbox"/>		Tier Three Site Plan <input type="checkbox"/>	
Building Type Detached <input type="checkbox"/> Attached <input type="checkbox"/> Apartment <input type="checkbox"/> Townhouse <input checked="" type="checkbox"/>		Site Transition History Subdivision plan case #: <u>NA</u> Certificate of Appropriateness #: <u>NA</u> Order of Adjustment #: <u>NA</u> Zoning Case #: <u>NA</u> Administrative Appeals #: <u>NA</u>	
GENERAL INFORMATION			
Development name: <u>Hayes Baptist Church Parking and Building Expansion</u>			
Project site limit: <input checked="" type="checkbox"/> <input type="checkbox"/>			
Inside address: <u>NA</u>			
1800 Glenwood Ave.1806.1801,1812,1814,1822 White Oak Rd			
Site ID #: <u>1704561-0135</u> / <u>1704611-12</u> / <u>1704561-0141</u> / <u>1704620-0109</u> / <u>1704634-0135</u>			
Please describe the scope of work, including any additions, alterations, and change of use. Project includes a +/- a building addition to an existing church and approximately 35 potential parking spaces.			
Current Property Owner/Developer: Contact Name: <u>Hayes Baptist Church Trustees</u> Mr. Jimmy Currey NOTE: please attach purchase agreement when submitting this form.			
Company: <u>Hayes Baptist Church</u>		Title: _____	
Address: <u>1800 Glenwood Ave.</u>		Email: <u>jcurry11@gmail.com</u>	
Phone: <u>919-612-0767</u>		Email: <u>jcurry11@gmail.com</u>	
Applicant Name: <u>James Lyle, P.L.A.</u>		Address: <u>3005 S. Dupont Street</u>	
Company: <u>Aggregis Smith</u>		Email: <u>aggregis@aggregis.com</u>	
Phone: <u>919-302-3173</u>		Address: <u>3005 S. Dupont Street</u>	

3.8-foot variance granted from the required 20-foot rear setback as set forth in Unified Development Ordinance Section 2.2.1.B.4. resulting in a 6.2-foot rear setback in association with the recombination of property on a 0.13-acre lot zoned R-10 located at 1814 White Oak Road.

THE FOLLOWING LOTS OR PORTIONS THERE OF WILL BE ABANDONED AND RECOMBINED INTO LOT 17045501					
	LOT NUMBER	PIN NUMBER	ZONING	ADDRESS	ACREAGE
C.U.D. OF DATA	OLD LOT 2	170456112	R-10	1806 WHITE OAK ROAD	0.119 AC (0.333 SF)
	OLD LOT 2	170456147	R-10	1801 WHITE OAK ROAD	0.136 AC (0.555 SF)
	OLD LOT 8	170456220	R-10	1812 WHITE OAK ROAD	0.115 AC (0.313 SF)
	LOT 3	170456225	R-10	1814 WHITE OAK ROAD	0.312 AC (0.75 SF)
		170456232	R-10	1816 WHITE OAK ROAD	0.266 AC (0.725 SF)
NEW LOT DATA		170456232	R-10	5 WHITE OAK ROAD	0.187 AC (422.52 SF)
	OLD LOT 1	170456153	R-10 AND OX-3	1800 GLENWOOD AVENUE	0.508 AC (22,520.50 SF)
	OVERALL NEW LOT 1	170456232	R-10 AND OX-3	1800 GLENWOOD AVENUE	0.549 AC (24,688 SF)
	REMAINING PORTION OF PIN: 170455011	170456235	R-10	1824 WHITE OAK ROAD	0.116 AC (0.540 SF)
	REMAINING PORTION OF PIN: 170455011			1812 WHITE OAK ROAD	0.236 AC (10,720 SF)

SITE DATA				BUILDING DATA			
Zoning district (if more than one, please provide the average of each): R-10				Existing gross floor area (not to be demolished): Existing gross floor area to be demolished: 			
Gross site acreage: 5.65 acres				New gross floor area: 929 sf			
# of parking spaces proposed: ~40 [14 existing]				Total gross floor (to remain and new): 100,690 sf			
# of existing spaces proposed: 178				# of buildings: 3 (to remain) + 1 story expansion			
Overlay District (if applicable): N/A				Proposed # of stories for each: 1			
Existing use (UDO § 1.6): Religious Facility							
Proposed use (UDO § 1.6): Religious Facility							
STORMWATER INFORMATION							
Exposed Impervious Surface:				Proposed Impervious Surface:			
Acre(s)	%	Square Feet:	151,845 sq.	Acre(s)	%	Square Feet:	9,710 sq.
Is this a flood hazard area?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<input checked="" type="checkbox"/>	Yes	tbd	3.71 ac		161,559 sf
If yes, please provide Abundant soils: _____ Flood study: _____							
FEMA Map Panel #: _____							
Noise River Buffer	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Wetlands	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No				
RESIDENTIAL DEVELOPMENTS							
# of dwelling units:				Total # of hotel units:			
# of bedroom units: 1sr	2tr	or	3tr	4tr or more			
Total # of lots:	No project's cottage court			Yes No			

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.

James Loyack, PLA (HagerSmith Design) 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.

PROHIBIT ANY WORK THAT IMPACTS THE RIGHT-OF-WAY, CLOSURE OR DETOURING OF ANY STREET, LAKE OR WATERWAY, OR CLOSURE OF ANY HIGHWAY SERVICES. PLEASE
 DIRECT ANY QUESTIONS TO THE RIGHT-OF-WAY SERVICES, CLOSURE OR DETOURING, PLEASE
 THE STREET, LAKE, SIDEWALK, CLOSURE PERMIT IS REQUIRED FOR ANY CLOSURE ON CITY STREETS AND
 CLOSURE PERMITS CONTACT WITH THE CITY OF CHICAGO. THE CITY OF CHICAGO
 A PERMIT REQUEST WITH A TYPED PLAN SHALL BE SUBMITTED TO RIGHT-OF-WAY SERVICES THROUGH
 CITY OF CHICAGO PERMIT AND DEVELOPMENT PORTAL.
 TO THE RIGHT OF WAY SERVICES. THE CITY OF CHICAGO PERMIT AND DEVELOPMENT PORTAL
 ENGINEERING INSPECTIONS CONDUCTED TO REVIEW THE SPECIFIC COMPONENTS OF THE
 APPROVED PLAN AND REQUIRE ALL PERMITS ARE ISSUED.
 ALL TYPED PLANS SHALL COMPLY WITH THE CITY OF CHICAGO PERMIT AND DEVELOPMENT PORTAL
 STANDARDS, INCLUDING BUT NOT LIMITED TO:
 O MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD)
 O PUBLIC RIGHT-OF-WAY ACCESSIBILITY GUIDELINES (PROWAG)
 O AMERICAN DISABILITY ACT (ADA) REQUIREMENTS
 O BUSHY STREET CLOSURE MANUAL
 ALL PUBLIC SIDEWALKS MUST BE ACCESSIBLE TO PEDESTRIANS WHO ARE USUALLY IMPAIRED AND
 PEOPLE WITH MOBILITY CONCERNS. EXISTING AND ALTERNATE PEDESTRIAN ROUTES DURING
 CLOSURES MUST BE IDENTIFIED AND MAINTAINED. THE CITY OF CHICAGO PERMIT AND DEVELOPMENT
 ACCESSIBILITY GUIDELINES (PROWAG), THE ADA STANDARDS FOR ACCESSIBLE DESIGN AND THE
 MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
 PERMITS WILL BE AVAILABLE FOR REVIEW AND APPROVAL THROUGH THE OPERATION

PHASE NUMBER	PHASE 1
NUMBER OF LOTS	0
NUMBER OF UNITS	0
INVESTABLE BUILDINGS	0
OPEN SPACE	0
# OF OPEN SPACE LOTS	0
PUBLIC WATER IF	0
PUBLIC SEWER IF	0
PUBLIC STREET IF-FULL	0
PUBLIC STREET IF-PARTIAL	0
PUBLIC SIDEWALK IF	0
STREET SIGNS	0
WATER SERVICE STUBS	0
SEWER SERVICE STUBS	0

Water and Sewer Penalties (if applicable) The City of Raleigh consents to the connection to extension of the City's **Public Sewer System** as shown on this plan. The material and construction methods used for this project shall conform to the standards and specifications of the City's **Utilities Handbook**. City of Raleigh Public Utilities Department Penalties # _____



The City of Raleigh consents to the connection and extension of the City's **Public Water** as shown on this plan. The material and construction methods used for this project shall conform to the standards and specifications of the City's **Public Utilities Handbook**. City of Raleigh Public Utilities Department Penalties # _____

The City of Raleigh consents to the connection to its public sewer system and extension to provide sewer collection system as shown on this plan. The material and construction methods used for this project shall conform to the standards and specifications of the City's **Public Utilities Handbook**. City of Raleigh Public Utilities Department Penalties # _____

**HAYES BARTON
BAPTIST CHURCH
BUILDING AND PARKING
EXPANSION**

HAYES BARTON
BAPTIST CHURCH

COVER
Jennison, Parfitt/© iStockphoto.com
ON
C. Jennison/Parfitt/© iStockphoto.com
ON
ON
Date: 2022/05/15 17:43:00

Revisions		
Number	Description	Date
	1st ASR REVIEW RESPONSE	3-25-
	2nd ASR REVIEW RESPONSE	5-16-

Drawn By: JSL

Checked By: JSL

Date Issued: 11/18/21

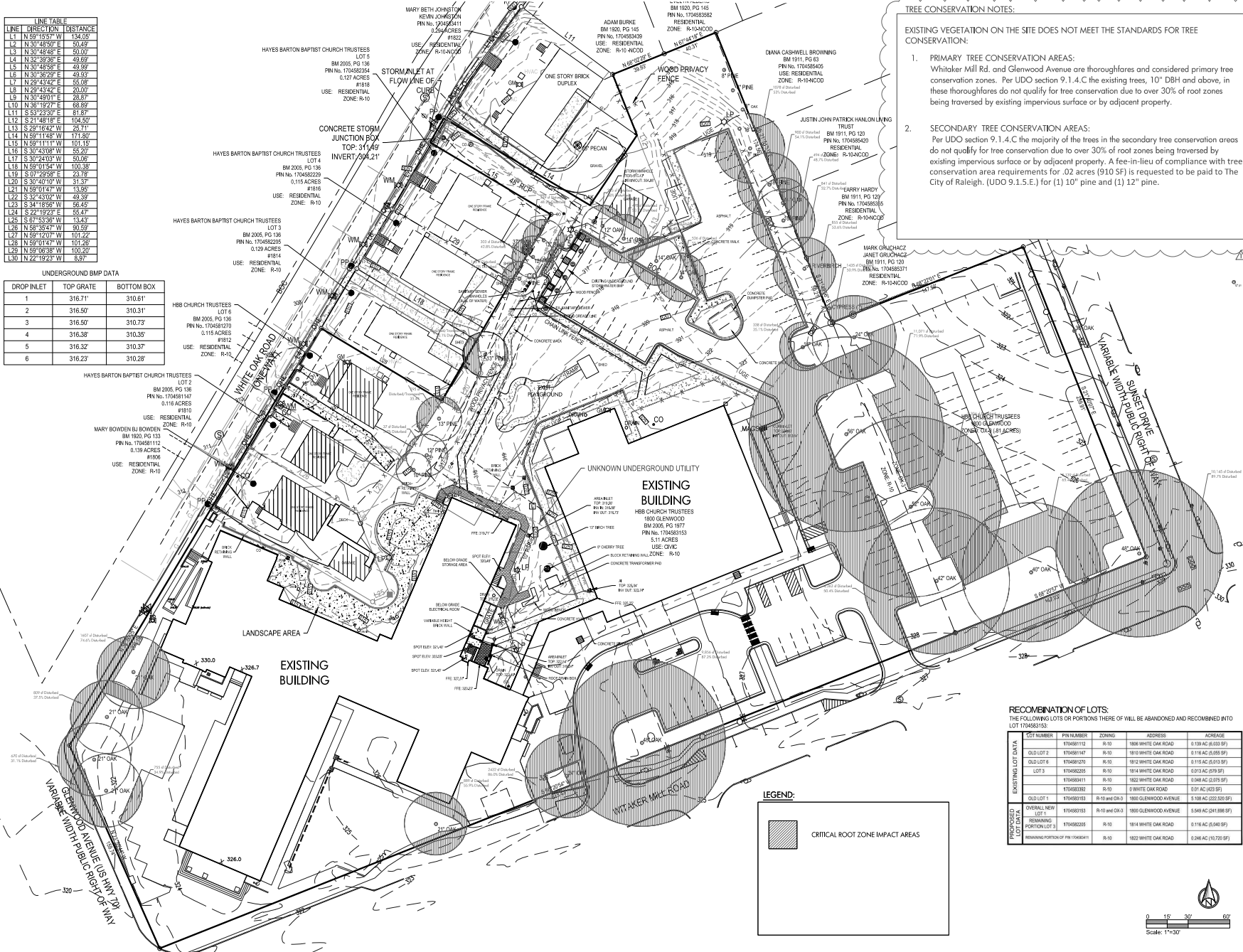
COVER

COVE

LINE	DIRECTION	DISTANCE
L1	N 50° 15' 57" W	134.05
L2	N 30° 45' 00" E	59.45
L3	N 30° 48' 48" E	50.00
L4	N 32° 26' 36" E	49.69
L5	N 30° 45' 00" E	49.99
L6	N 30° 36' 29" E	49.53
L7	N 30° 43' 42" E	55.08
L8	N 30° 43' 42" E	20.00
L9	N 30° 43' 01" E	28.87
L10	N 30° 19' 27" E	68.89
L11	S 32° 23' 20" E	81.87
L12	S 21° 48' 18" E	104.50
L13	S 28° 18' 42" W	26.71
L14	N 59° 11' 48" W	171.82
L15	N 59° 11' 11" W	101.15
L16	S 30° 43' 08" W	55.20
L17	S 30° 43' 03" W	50.06
L18	N 59° 01' 54" W	100.38
L19	S 07° 29' 58" E	23.78
L20	S 30° 40' 10" W	51.57
L21	N 59° 01' 47" W	73.95
L22	S 32° 43' 02" W	49.39
L23	S 34° 15' 56" W	55.45
L24	S 22° 19' 23" E	55.47
L25	S 67° 53' 38" W	13.43
L26	N 58° 35' 47" W	90.55
L27	N 59° 12' 07" W	101.22
L28	N 59° 01' 47" W	101.26
L29	N 59° 01' 38" W	100.77
L30	N 22° 19' 23" E	5.97

UNDERGROUND BMP DATA

DROP INLET	TOP GRATE	BOTTOM BOX
1	316.71	310.61
2	316.50	310.31
3	316.50	310.73
4	316.38	310.35
5	316.32	310.37
6	316.23	310.28



TREE CONSERVATION NOTES:

EXISTING VEGETATION ON THE SITE DOES NOT MEET THE STANDARDS FOR TREE CONSERVATION:

- PRIMARY TREE CONSERVATION AREAS:**
Whitaker Mill Rd. and Glenwood Avenue are thoroughfares and considered primary tree conservation zones. Per UDO section 9.1.4.C the existing trees, 10" DBH and above, in these thoroughfares do not qualify for tree conservation due to over 30% of root zones being traversed by existing impervious surface or by adjacent property.
- SECONDARY TREE CONSERVATION AREAS:**
Per UDO section 9.1.4.C the majority of the trees in the secondary tree conservation areas do not qualify for tree conservation due to over 30% of root zones being traversed by existing impervious surface or by adjacent property. A fee-in-lieu of compliance with tree conservation area requirements for .02 acres (910 SF) is requested to be paid to The City of Raleigh. (UDO 9.1.5.E.) for (1) 10" pine and (1) 12" pine.



ARCHITECTURE
LANDSCAPE ARCHITECTURE
PLANNING
INTERIOR DESIGN

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300 SOUTH DAWSON ST
RALEIGH, NC 27602
919.821.5547
WWW.HAGERSMITH.COM

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CONSULTANTS

NIV5

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www.niv5.com
NC License # F-1333
Formerly C&H Engineers + Consultants

PRELIMINARY

NOT FOR CONSTRUCTION

Revised 4/20/2020

HAYES BARTON BAPTIST CHURCH BUILDING AND PARKING EXPANSION

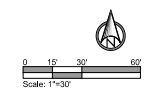
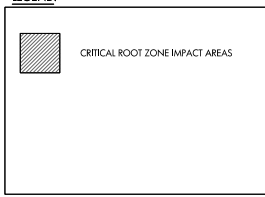
HAYES BARTON BAPTIST CHURCH

RECOMBINATION OF LOTS:

THE FOLLOWING LOTS OR PORTIONS THERE OF WILL BE ABANDONED AND RECOMBINED INTO LOT 170458015.

LOT NUMBER	LOT NUMBER	ADDRESS	ACREAGE
EXISTING LOT DATA			
OLD LOT 2	170458112	1808 WHITE OAK ROAD	0.139 AC (6,033 SF)
OLD LOT 4	170458147	1810 WHITE OAK ROAD	0.116 AC (5,085 SF)
OLD LOT 6	170458170	1812 WHITE OAK ROAD	0.115 AC (5,013 SF)
LOT 3	170458205	1814 WHITE OAK ROAD	0.075 AC (3,275 SF)
	170458411	1822 WHITE OAK ROAD	0.046 AC (2,075 SF)
	170458392	0 WHITE OAK ROAD	0.01 AC (423 SF)
EXISTING LOT DATA	170458153	R-10 and C&G	1800 GLENWOOD AVENUE
INTERNAL NEW LOT 1	170458153	R-10 and C&G	1800 GLENWOOD AVENUE
REMAINING PORTION LOT 3	170458205	R-10	1814 WHITE OAK ROAD
REMAINING PORTION OF PIN 170458411	R-10	1822 WHITE OAK ROAD	0.246 AC (10,720 SF)

LEGEND:



EXISTING CONDITIONS/TREE SURVEY/TREE CONSERVATION

Revisions	Number	Description	Date
1st ASR REVIEW RESPONSE	1		3-25-22
2nd ASR REVIEW RESPONSE	2		5-16-22
Drawn By	JSL		
Checked By	JSL		
Date Issued	11/18/21		

EX-1

LINE	DIRECTION	DISTANCE
L1	N 30° 48' 40" E	134.05
L2	N 30° 48' 40" E	50.49
L3	N 30° 48' 40" E	50.00
L4	N 30° 48' 40" E	49.09
L5	N 30° 48' 40" E	48.99
L6	N 30° 48' 40" E	49.53
L7	N 30° 48' 40" E	55.08
L8	N 30° 48' 40" E	20.00
L9	N 30° 48' 40" E	25.87
L10	N 30° 48' 40" E	68.89
L11	S 21° 48' 19" E	11.87
L12	S 21° 48' 19" E	104.50
L13	S 21° 48' 19" E	26.71
L14	N 89° 11' 11" W	171.82
L15	N 89° 11' 11" W	101.15
L16	S 30° 43' 08" W	55.20
L17	S 30° 43' 08" W	50.06
L18	N 89° 01' 54" W	100.38
L19	S 07° 29' 59" E	23.78
L20	S 30° 43' 08" W	51.57
L21	N 89° 01' 54" W	13.95
L22	S 32° 43' 08" W	48.39
L23	S 34° 15' 56" W	55.45
L24	S 22° 19' 23" E	55.47
L25	S 67° 53' 38" W	13.43
L26	N 89° 13' 54" W	90.59
L27	N 89° 13' 54" W	101.22
L28	N 89° 01' 47" W	101.28
L29	N 89° 01' 47" W	101.27
L30	N 22° 19' 23" E	8.97

UNDERGROUND BMP DATA

DROP INLET	TOP GRATE	BOTTOM BOX
1	316.71	310.61
2	316.50	310.31
3	316.50	310.73
4	316.38	310.35
5	316.32	310.37
6	316.23	310.28

HAYES BARTON BAPTIST CHURCH TRUSTEES LOT 2
BM 2005, PG 136
PIN No. 170488117
0.118 ACRES
#1810
USE: RESIDENTIAL
ZONE: R-10

MARY BOWDEN BJ BOWEN LOT 1
BM 1920, PG 133
PIN No. 170488112
0.138 ACRES
#1808
USE: RESIDENTIAL
ZONE: R-10

HBB CHURCH TRUSTEES LOT 6
BM 2005, PG 136
PIN No. 170488129
0.115 ACRES
#1812
USE: RESIDENTIAL
ZONE: R-10

CONTRACTOR SHALL EXERCISE CAUTION TO PROTECT EXISTING SEWER AND WATER SERVICES THROUGHOUT CONSTRUCTION.

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

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PROPERTY LINE TO BE ABANDONED

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

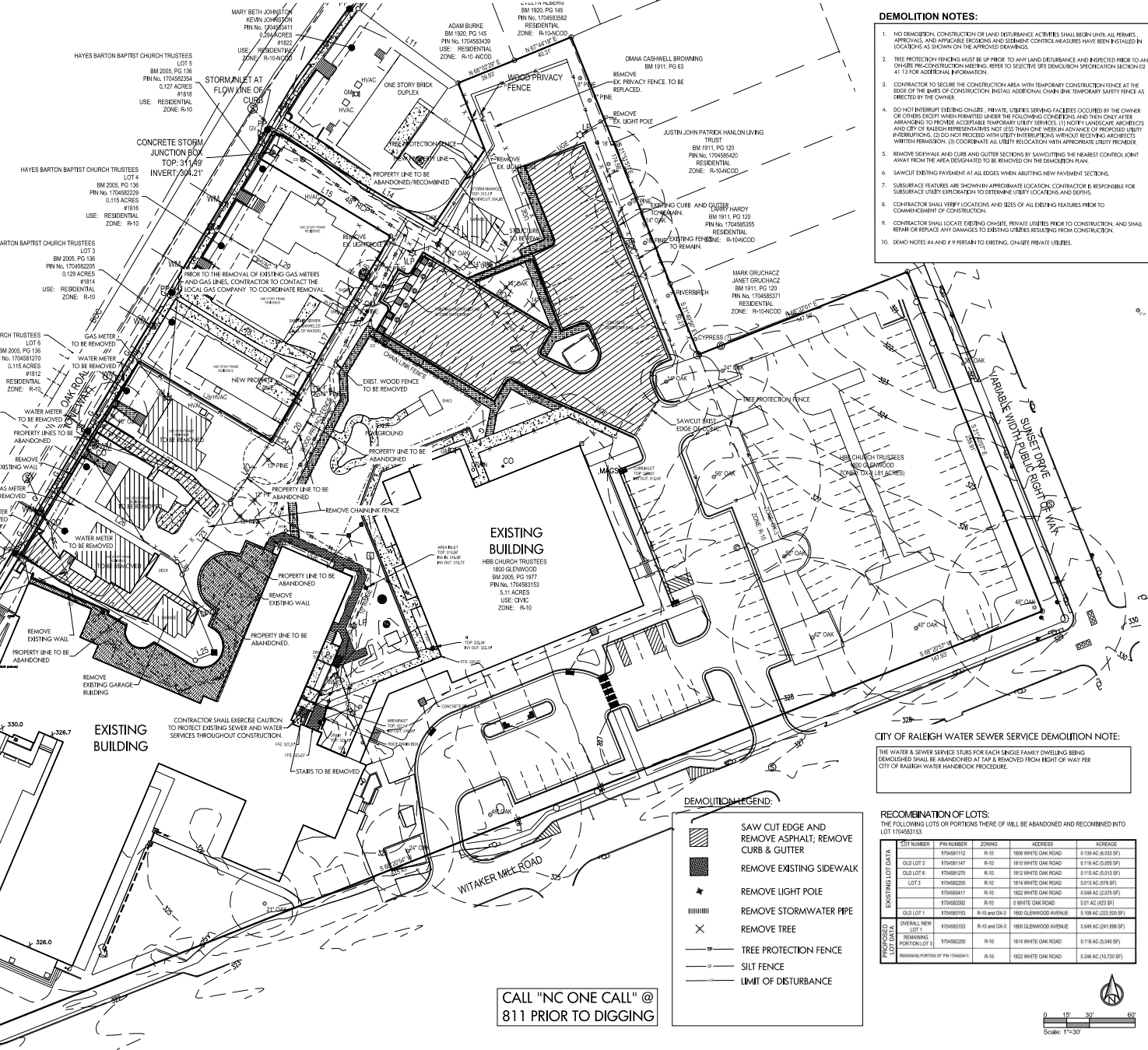
REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED

REMOVE EXISTING WALL
PROPERTY LINE TO BE ABANDONED



DEMOLITION NOTES:

- NO DEMOLITION, CONSTRUCTION OR LAND DISTURBANCE ACTIVITIES SHALL BEGIN UNTIL ALL PERMITS, APPROVALS, AND AFFIDAVIT DECISIONS AND SECURITY CONTROL MEASURES HAVE BEEN INSTALLED IN LOCATIONS AS SHOWN ON THE APPROVED DRAWINGS.
- TREE PROTECTION FENCING MUST BE UP PRIOR TO ANY LAND DISTURBANCE AND INSPECTED PRIOR TO ANY OTHER PRE-CONSTRUCTION ACTIVITIES. REFER TO SELECTIVE SITE DEMOLITION SPECIFICATION SECTION 02 41 13 FOR ADDITIONAL INFORMATION.
- CONTRACTOR TO SECURE THE CONSTRUCTION AREA WITH TEMPORARY CONSTRUCTION FENCE AT THE BACK OF THE LOTS OF CONSTRUCTION. INSTALL ADDITIONAL CHAIN LINK TEMPORARY SAFETY FENCE AS DIRECTED BY THE OWNER.
- DO NOT INTERRUPT EXISTING CHASE, PRIVATE UTILITIES SERVING FACILITIES OCCUPIED BY THE OWNER OR OTHERS EXCEPT WHEN PERMITTED UNDER THE FOLLOWING CONDITIONS, AND THEN ONLY AFTER ARRANGING TO PROVIDE ACCEPTABLE TEMPORARY UTILITY SERVICES. (1) NOTIFY LANDSCAPE ARCHITECTS AND CITY OF RALEIGH REPRESENTATIVES NOT LESS THAN ONE WEEK IN ADVANCE OF PROPOSED UTILITY INTERRUPTIONS. (2) DO NOT PROCEED WITH UTILITY INTERRUPTIONS WITHOUT RECEIVING ARCHITECTS' WRITTEN PERMISSION. (3) COORDINATE ALL UTILITY RELOCATION WITH APPROPRIATE UTILITY PROVIDER.
- REMOVE SIDEWALK AND CURB AND GUTTER SECTIONS BY SAWCUTTING THE NEAREST CONTROL JOINT AWAY FROM THE AREA DESIGNATED TO BE REMOVED ON THE DEMOLITION PLAN.
- SAWCUT EXISTING PAVEMENT AT ALL EDGES WHEN ABUTTING NEW PAVEMENT SECTIONS.
- SUBSURFACE FEATURES ARE SHOWN IN APPROPRIATE LOCATION, CONTRACTOR IS RESPONSIBLE FOR SUBSURFACE UTILITY EXPLORATION TO DETERMINE UTILITY LOCATIONS AND DEPTHS.
- CONTRACTOR SHALL VERIFY LOCATIONS AND SIZES OF ALL EXISTING FEATURES PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- CONTRACTOR SHALL LOCATE EXISTING ON-SITE, PRIVATE UTILITIES PRIOR TO CONSTRUCTION, AND SHALL REPAIR OR REPLACE ANY DAMAGES TO EXISTING UTILITIES RESULTING FROM CONSTRUCTION.
- DEMO NOTES AND #9 PERTAIN TO EXISTING, CHASE PRIVATE UTILITIES.

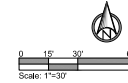
CITY OF RALEIGH WATER SEWER SERVICE DEMOLITION NOTE:

THE WATER & SEWER SERVICE STUBS FOR EACH SINGLE FAMILY DWELLING BEING DEMOLISHED SHALL BE ABANDONED AT TAP & REMOVED FROM RIGHT OF WAY PER CITY OF RALEIGH WATER HANDBOOK PROCEDURE.

RECOMMENDATION OF LOTS:

THE FOLLOWING LOTS OR PORTIONS THERE OF WILL BE ABANDONED AND RECOMBINED INTO LOT 170488133:

LOT NUMBER	PIN NUMBER	ZONING	ADDRESS	ACREAGE
EXISTING LOT 170488112	170488112	R-10	1800 WHITE OAK ROAD	0.139 AC (0.035 SF)
OLD LOT 2	170488117	R-10	1810 WHITE OAK ROAD	0.114 AC (0.035 SF)
OLD LOT 6	170488129	R-10	1810 WHITE OAK ROAD	0.115 AC (0.035 SF)
LOT 3	170488205	R-10	1814 WHITE OAK ROAD	0.013 AC (0.019 SF)
LOT 4	170488411	R-10	1820 WHITE OAK ROAD	0.048 AC (0.019 SF)
LOT 5	170488592	R-10	0 WHITE OAK ROAD	0.01 AC (0.019 SF)
OLD LOT 1	170488133	R-10 and CH-3	1800 GLENWOOD AVENUE	5.108 AC (222,500 SF)
OVERALL NEW LOT 1	170488133	R-10 and CH-3	1800 GLENWOOD AVENUE	5.069 AC (218,896 SF)
REMAINING PORTION LOT 5	170488205	R-10	1814 WHITE OAK ROAD	0.116 AC (0.040 SF)
REMAINING PORTION OF PIN 170488111	R-10	1820 WHITE OAK ROAD	0.048 AC (0.019 SF)	



CALL "NC ONE CALL" @ 811 PRIOR TO DIGGING

DEMOLITION LEGEND:

- SAW CUT EDGE AND REMOVE ASPHALT; REMOVE CURB & GUTTER
- REMOVE EXISTING SIDEWALK
- REMOVE LIGHT POLE
- REMOVE STORMWATER PIPE
- REMOVE TREE
- TREE PROTECTION FENCE
- SILT FENCE
- LIMIT OF DISTURBANCE

HAGERSMITH DESIGN PA

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Formerly CALVE Engineers & Consultants

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HAYES BARTON BAPTIST CHURCH
BUILDING AND PARKING EXPANSION

HAYES BARTON BAPTIST CHURCH

DEMOLITION PLAN

Revisions

Number	Description	Date
1	1st ASR REVIEW RESPONSE	3-25-22
2	2nd ASR REVIEW RESPONSE	5-16-22

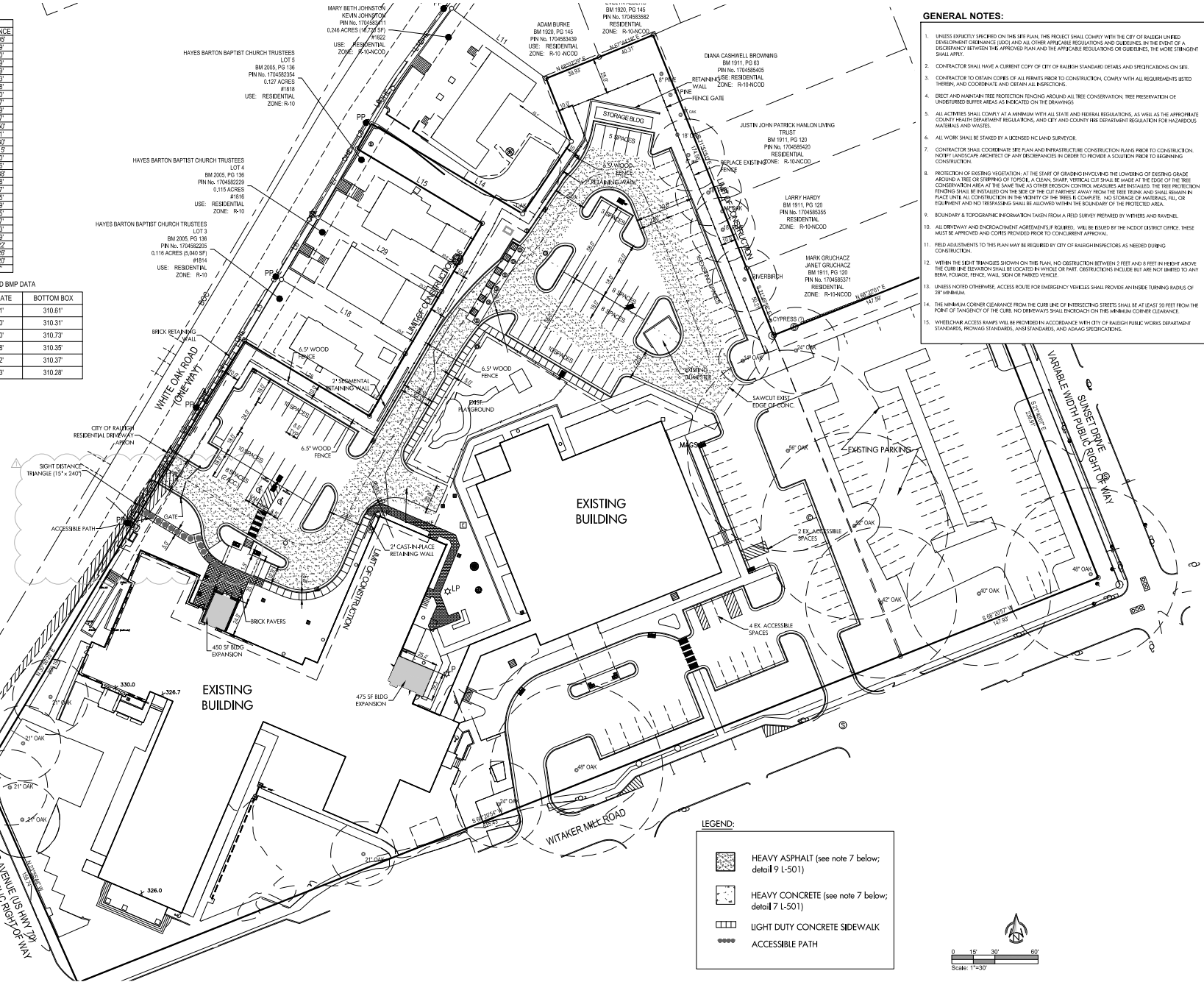
Drawn By: JSL
Checked By: JSL
Date Issued: 11/18/21

EX-2

LINE	DIRECTION	DISTANCE
L1	N 50° 15' 57" W	134.05
L2	N 30° 48' 30" E	59.49
L3	N 30° 48' 48" E	50.00
L4	N 32° 38' 36" E	48.69
L5	N 30° 48' 36" E	49.99
L6	N 30° 38' 29" E	45.93
L7	N 30° 43' 42" E	55.08
L8	N 29° 43' 42" E	20.00
L9	N 30° 49' 11" E	28.87
L10	N 30° 19' 27" E	68.89
L11	S 30° 23' 30" E	81.97
L12	S 21° 48' 18" E	104.50
L13	S 29° 16' 42" W	26.71
L14	N 69° 11' 48" W	171.62
L15	N 69° 11' 11" W	101.15
L16	S 30° 43' 08" W	55.20
L17	S 30° 43' 03" W	50.06
L18	N 69° 01' 54" W	100.38
L19	S 07° 29' 58" E	23.78
L20	S 30° 40' 10" W	31.57
L21	N 69° 01' 47" W	75.95
L22	S 32° 43' 02" W	49.39
L23	S 34° 15' 56" W	55.45
L24	S 22° 19' 23" E	55.47
L25	S 67° 53' 38" W	13.43
L26	N 68° 35' 47" W	90.95
L27	N 69° 12' 07" W	101.22
L28	N 69° 01' 47" W	101.28
L29	N 69° 00' 38" W	103.57
L30	N 22° 19' 23" E	5.97

UNDERGROUND BMP DATA

DROP INLET	TOP GRATE	BOTTOM BOX
1	316.71	310.61
2	316.50	310.31
3	316.50	310.73
4	316.38	310.35
5	316.32	310.37
6	316.23	310.28



GENERAL NOTES:

- UNLESS EXPLICITLY SPECIFIED ON THE SITE PLAN, THIS PROJECT SHALL COMPLY WITH THE CITY OF RALEIGH UNIFORM DEVELOPMENT ORDINANCE (UDC) AND ALL OTHER APPLICABLE REGULATIONS AND GUIDELINES. IN THE EVENT OF A DISCREPANCY BETWEEN THE APPROVED PLAN AND THE APPLICABLE REGULATIONS OR GUIDELINES, THE MORE STRINGENT SHALL APPLY.
- CONTRACTOR SHALL HAVE A CURRENT COPY OF CITY OF RALEIGH STANDARD DETAILS AND SPECIFICATIONS ON SITE.
- CONTRACTOR TO OBTAIN COPIES OF ALL PERMITS PRIOR TO CONSTRUCTION. COMPLY WITH ALL REQUIREMENTS SET FORTH THEREIN AND COORDINATE AND OBTAIN ALL INSPECTIONS.
- ERECT AND MAINTAIN TREE PROTECTION FENCING AROUND ALL TREE CONSERVATION, TREE PRESERVATION OR UNDEVELOPED BUFFER AREAS AS INDICATED ON THE DRAWINGS.
- ALL ACTIVITIES SHALL COMPLY AT A MINIMUM WITH ALL STATE AND FEDERAL REGULATIONS, AS WELL AS THE APPROPRIATE COUNTY HEALTH DEPARTMENT REGULATIONS, AND CITY AND COUNTY FIRE DEPARTMENT REGULATION FOR HAZARDOUS MATERIALS AND WASTES.
- ALL WORK SHALL BE STAGED BY A LICENSED NC LAND SURVEYOR.
- CONTRACTOR SHALL COORDINATE SITE PLAN AND INFRASTRUCTURE CONSTRUCTION PLANS PRIOR TO CONSTRUCTION. NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES IN ORDER TO PROVIDE A SOLUTION PRIOR TO BEGINNING CONSTRUCTION.
- PROTECTION OF EXISTING VEGETATION: AT THE START OF GRADING INVOLVING THE LOWERING OF EXISTING GRADE, REMOVE A TREE OR STOPPING OF TOPSOIL, A CLEAN, SHARP, VERTICAL CUT SHALL BE MADE AT THE EDGE OF THE TREE CONSERVATION AREA AT THE SAME TIME AS OTHER EROSION CONTROL MEASURES ARE INSTALLED. THE TREE PROTECTION FENCING SHALL BE INSTALLED ON THE SIDE OF THE CUT FARTHEST AWAY FROM THE TREE TRUNK AND SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION IN THE VICINITY OF THE TREE IS COMPLETE. NO STORAGE OF MATERIALS, FILL, OR EQUIPMENT AND NO TRAFFIC SHALL BE ALLOWED WITHIN THE BOUNDARY OF THE PROTECTED AREA.
- BOUNDARY & TOPOGRAPHIC INFORMATION TAKEN FROM A FIELD SURVEY PREPARED BY WRITERS AND RAVENEL.
- ALL DRIVEWAYS AND EROSION CONTROL AGENT/VEGETATION REQUIRED, WILL BE SUBMITTED BY THE NC DOT DISTRICT OFFICE. THESE MUST BE APPROVED AND COMPLETED PRIOR TO CONSTRUCTION.
- FIELD ADJUSTMENTS TO THIS PLAN MAY BE REQUIRED BY CITY OF RALEIGH INSPECTORS AS NEEDED DURING CONSTRUCTION.
- WITHIN THE SHOT TRIANGLES SHOWN ON THE PLAN, NO OBSTRUCTION BETWEEN 2 FEET AND 8 FEET IN HEIGHT ABOVE THE CURB LINE DETECTION SHALL BE LOCATED IN VEHICLE OR PARK. OBSTRUCTIONS INCLUDE BUT ARE NOT LIMITED TO ANY BURN, FOLIAGE, FENCE, WALL, SIGN OR PARKED VEHICLE.
- UNLESS NOTED OTHERWISE, ACCESS ROUTE FOR EMERGENCY VEHICLES SHALL PROVIDE AN UNOBSTRUCTED TURNING RADIUS OF 30' MINIMUM.
- THE MINIMUM CORNER CLEARANCE FROM THE CURB LINE OF INTERSECTING STREETS SHALL BE AT LEAST 20 FEET FROM THE POINT OF TANGENCY OF THE CURB. NO DRIVEWAYS SHALL ENDOCRAN ON THIS MINIMUM CORNER CLEARANCE.
- WHEELCHAIR ACCESS RAMP WILL BE PROVIDED IN ACCORDANCE WITH CITY OF RALEIGH PUBLIC WORKS DEPARTMENT STANDARDS, PROVIDA STANDARDS, AND STANDARDS, AND ASHRAE SPECIFICATIONS.



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Revised 11/16/2021

**HAYES BARTON
BAPTIST CHURCH**
BUILDING AND PARKING
EXPANSION

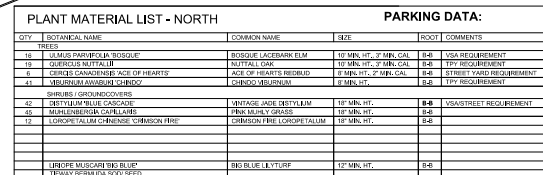
**HAYES BARTON
BAPTIST CHURCH**

SITE LAYOUT

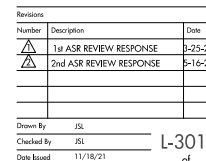
Revisions	Number	Description	Date
1st ASR REVIEW RESPONSE	1		9-25-22
2nd ASR REVIEW RESPONSE	2		9-16-22
Drawn By	JSL		L-101
Checked By	JSL		
Date Issued	11/16/21		

DROP INLET	TOP GRATE	BOTTOM BOX
1	316.71'	310.61'
2	316.50'	310.31'
3	316.50'	310.73'
4	316.38'	310.35'
5	316.32'	310.37'
6	316.23'	310.28'

DROP INLET	TOP GRATE	BOTTOM BOX
1	316.71'	310.61'
2	316.50'	310.31'
3	316.50'	310.73'
4	316.38'	310.35'
5	316.32'	310.37'
6	316.23'	310.28'



BUILDING ADDITION:	925 SF
IMPROVED SITE AREA:	16,500 SF
TOTAL INCREASE:	16,950 SF
TOTAL SITE AREA:	246,114 SF / 5.65 AC
16,950 SF / 246,114 SF = 6.8% INCREASE	



- L-301



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PRELIMINARY

HAYES BARTON BAPTIST CHURCH PARKING EXPANSION



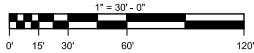
1 SITE LIGHTING PLAN
SCALE: 1" = 30'-0"

STATISTICS - P1		STATISTICS - P2	
AVERAGE	1.8 fc	AVERAGE	1.0 fc
MAXIMUM	5.5 fc	MAXIMUM	1.7 fc
MINIMUM	0.4 fc	MINIMUM	0.3 fc
MAXIMN	13.8:1	MAXIMN	5.7:1
AVGMIN	4.5:1	AVGMIN	3.3:1

- NOTE:
1. BUILDING LIGHTING SHALL BE PROVIDED TO ILLUMINATE ENTRANCES AND EXITS TO MEET IES STANDARDS AS PART OF THE BUILDING ELECTRICAL DESIGN AND IS NOT INCLUDED IN THE SCOPE OF THIS SITE LIGHTING LAYOUT.
 2. ALL SITE LIGHTING SHALL BE SHIELDED FROM ADJACENT PUBLIC STREETS USING HOUSE SIDE SHIELDS IF GREATER THAN 2.2 FC AT COMMERCIAL PROPERTY LINES AND CLIP AT RESIDENTIAL PROPERTY LINES.
 3. THE INTENT OF THIS DRAWING IS TO SHOW FOOTCANDLE LEVELS BASED ON FIXTURES SHOWN. ACTUAL LEVELS MAY VARY BASED ON ACTUAL FIXTURES INSTALLED.
 4. THIS DRAWING IS INTENDED FOR PRELIMINARY SITE PLAN APPROVAL OF DESCRIBED LIGHTING LEVELS AND IS NOT INTENDED TO BE USED FOR CONSTRUCTION.

ELECTRICAL CONNECTIONS:
THIS IS A SITE LIGHTING CALCULATION PLAN ONLY AND DOES NOT PROVIDE ELECTRICAL CONNECTIONS FOR FIXTURES SHOWN. SITE DEVELOPERS, OWNERS, BUILDERS AND GENERAL CONTRACTORS ARE RESPONSIBLE FOR COORDINATING WITH BUILDING ELECTRICAL CONTRACTOR OR POWER COMPANY FOR POWER CONNECTIONS FOR ALL FIXTURES.

Lighting Fixture Schedule				
Type	Description	Manufacturer	Model	Rating
A1	NEW LED POLE MOUNTED PARKING LOT LIGHTING - TYPE 1 DISTRIBUTION - 30' MAX HEIGHT	DUKE ENERGY PROGRESS	SHOXB0X 150	150.0 W
A1B	NEW LED POLE MOUNTED PARKING LOT LIGHTING - TYPE 1 DISTRIBUTION - 15' MAX HEIGHT	DUKE ENERGY PROGRESS	SHOXB0X 75	80.0 W
A2	NEW DUAL HEAD LED POLE MOUNTED PARKING LOT LIGHTING - TYPE 1 DISTRIBUTION - 30' MAX HEIGHT	DUKE ENERGY PROGRESS	SHOXB0X 150	150.0 W



Revisions		
Number	Description	Date

Drawn By: PC
Checked By: PC
Date Issued: 11/15/21

SL-101

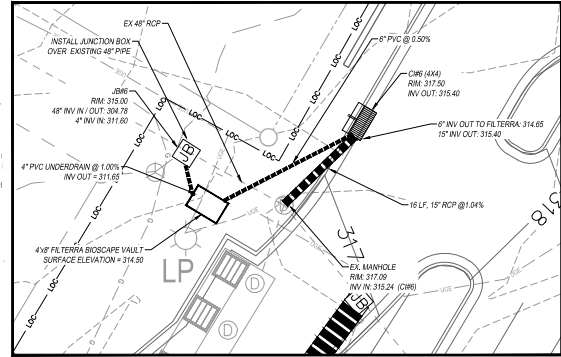
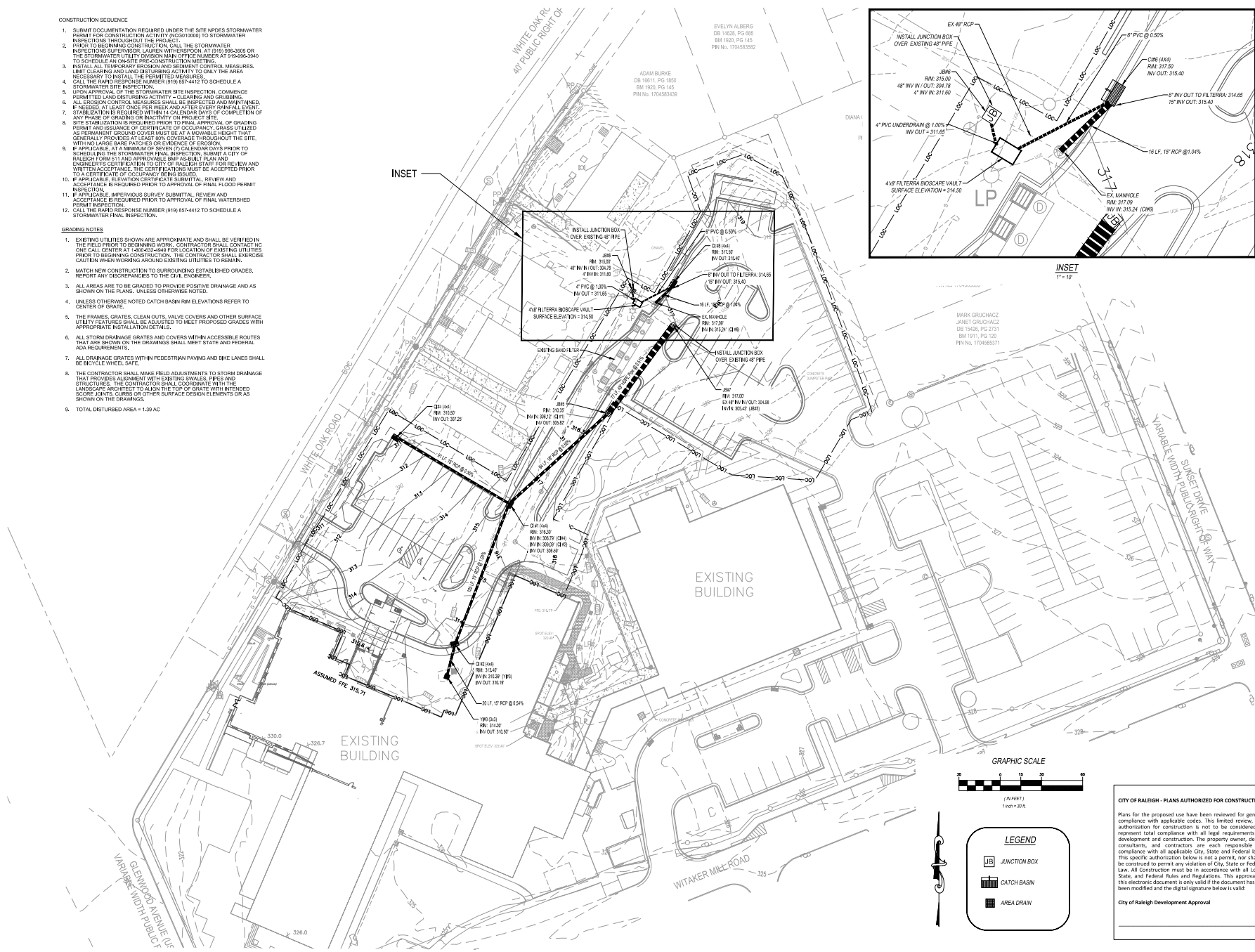
1 of 2

CONSTRUCTION SEQUENCE

1. SUBMIT DOCUMENTATION REQUIRED UNDER THE SITE NPDES STORMWATER PERMIT FOR CONSTRUCTION ACTIVITY (NC05010000) TO STORMWATERS INSPECTIONS THROUGHOUT THE PROJECT.
2. PRIOR TO BEGINNING CONSTRUCTION, CALL THE STORMWATER INSPECTIONS SUPERVISOR, LAUREN WITHERSPON, AT 919.956.3940 OR THE STORMWATER UTILITY DIVISION MAIN OFFICE NUMBER AT 919.956.3940 TO SCHEDULE A NON-DESTRUCTIVE CONSTRUCTION MEETING.
3. INITIAL ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES. LIMIT CLEARING AND LAND DISTURBING ACTIVITY TO ONLY THE AREA NECESSARY TO INSTALL THE PERMITTED MEASURES.
4. CALL THE HAZARD RESPONSE NUMBER (919) 851-4412 TO SCHEDULE A STORMWATER SITE INSPECTION.
5. UPON APPROVAL OF THE STORMWATER SITE INSPECTION, COMMENCE PERMITTED AND DISTURBING ACTIVITY - CLEARING AND GRUBBING.
6. ALL EROSION CONTROL MEASURES SHALL BE INSPECTED AND MAINTAINED, IF NEEDED, AT LEAST ONCE PER WEEK AND AFTER EVERY RAINFALL EVENT. STABILIZATION IS REQUIRED WITHIN 14 CALENDAR DAYS OF COMPLETION OF ANY PHASE OF GRADING OR EROSION CONTROL MEASURES.
7. SITE STABILIZATION IS REQUIRED PRIOR TO FINAL APPROVAL OF GRADING PERMIT AND ISSUANCE OF CERTIFICATE OF OCCUPANCY. GRASS UTILIZED AS PERMANENT GROUND COVER MUST BE AT A MINIMUM HEIGHT THAT GENERALLY PROVIDES AT LEAST 80% COVERAGE THROUGHOUT THE SITE, WITH NO LARGE BARE PATCHES OR EVIDENCE OF EROSION.
8. IF APPLICABLE, AT A MINIMUM OF SEVENTY (70) CALENDAR DAYS PRIOR TO SCHEDULING THE STORMWATER FINAL INSPECTION, SUBMIT A CITY OF RALEIGH FORM 511 AND APPROVABLE BMP ASBUILT PLAN AND ENGINEER'S CERTIFICATION TO CITY OF RALEIGH STAFF FOR REVIEW AND WRITTEN ACCEPTANCE. THE CERTIFICATION MUST BE ACCEPTED PRIOR TO CERTIFICATE OF OCCUPANCY BEING ISSUED.
9. IF APPLICABLE, ELEVATION CERTIFICATE SUBMITTAL, REVIEW AND ACCEPTANCE IS REQUIRED PRIOR TO APPROVAL OF FINAL FLOOD PERMIT INSPECTION.
10. IF APPLICABLE, IMPROVED SURVEY SUBMITTAL, REVIEW AND ACCEPTANCE IS REQUIRED PRIOR TO APPROVAL OF FINAL WATERSHED PERMIT INSPECTION.
11. CALL THE HAZARD RESPONSE NUMBER (919) 851-4412 TO SCHEDULE A STORMWATER FINAL INSPECTION.

GRADING NOTES

1. EXISTING UTILITIES SHOWN ARE APPROXIMATE AND SHALL BE VERIFIED IN THE FIELD PRIOR TO BEGINNING WORK. CONTRACTOR SHALL CONTACT THE CITY OF RALEIGH AT 919.956.3940 FOR LOCATION OF EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION. THE CONTRACTOR SHALL EXERCISE CAUTION WHEN WORKING AROUND EXISTING UTILITIES TO REMAIN.
2. MATCH NEW CONSTRUCTION TO SURROUNDING ESTABLISHED GRADES. REPORT ANY DISCREPANCIES TO THE CIVIL ENGINEER.
3. ALL AREAS ARE TO BE GRADDED TO PROVIDE POSITIVE DRAINAGE AND AS SHOWN ON THE PLANS, UNLESS OTHERWISE NOTED.
4. UNLESS OTHERWISE NOTED CATCH BASIN RIM ELEVATIONS REFER TO CENTER OF GRATE.
5. THE FRAMES, GRATES, CLEAN OUTS, VALVE COVERS AND OTHER SURFACE UTILITY FEATURES SHALL BE ADJUSTED TO MEET PROPOSED GRADES WITH APPROPRIATE INSTALLATION DETAILS.
6. ALL STORM DRAINAGE GRATES AND COVERS WITHIN ACCESSIBLE ROUTES THAT ARE SHOWN ON THE DRAWINGS SHALL MEET STATE AND FEDERAL ADA REQUIREMENTS.
7. ALL DRAINAGE GRATES WITHIN PEDESTRIAN PAVING AND BIKE LANES SHALL BE BICYCLE WHEEL SAFE.
8. THE CONTRACTOR SHALL MAKE FIELD ADJUSTMENTS TO STORM DRAINAGE THAT PROVIDES ALIGNMENT WITH EXISTING SHALES, PIPES AND STRUCTURES. THE CONTRACTOR SHALL COORDINATE WITH THE LANDSCAPE ARCHITECT TO ALIGN THE TOP OF GRATE WITH INTENDED SCORING, JAVETS, CURBS OR OTHER SURFACE DESIGN ELEMENTS (IF ANY) SHOWN ON THE DRAWINGS.
9. TOTAL DISTURBED AREA = 1.39 AC



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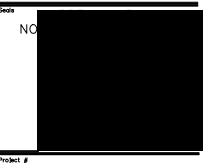
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HAYES BARTON
BAPTIST CHURCH
PARKING
EXPANSION

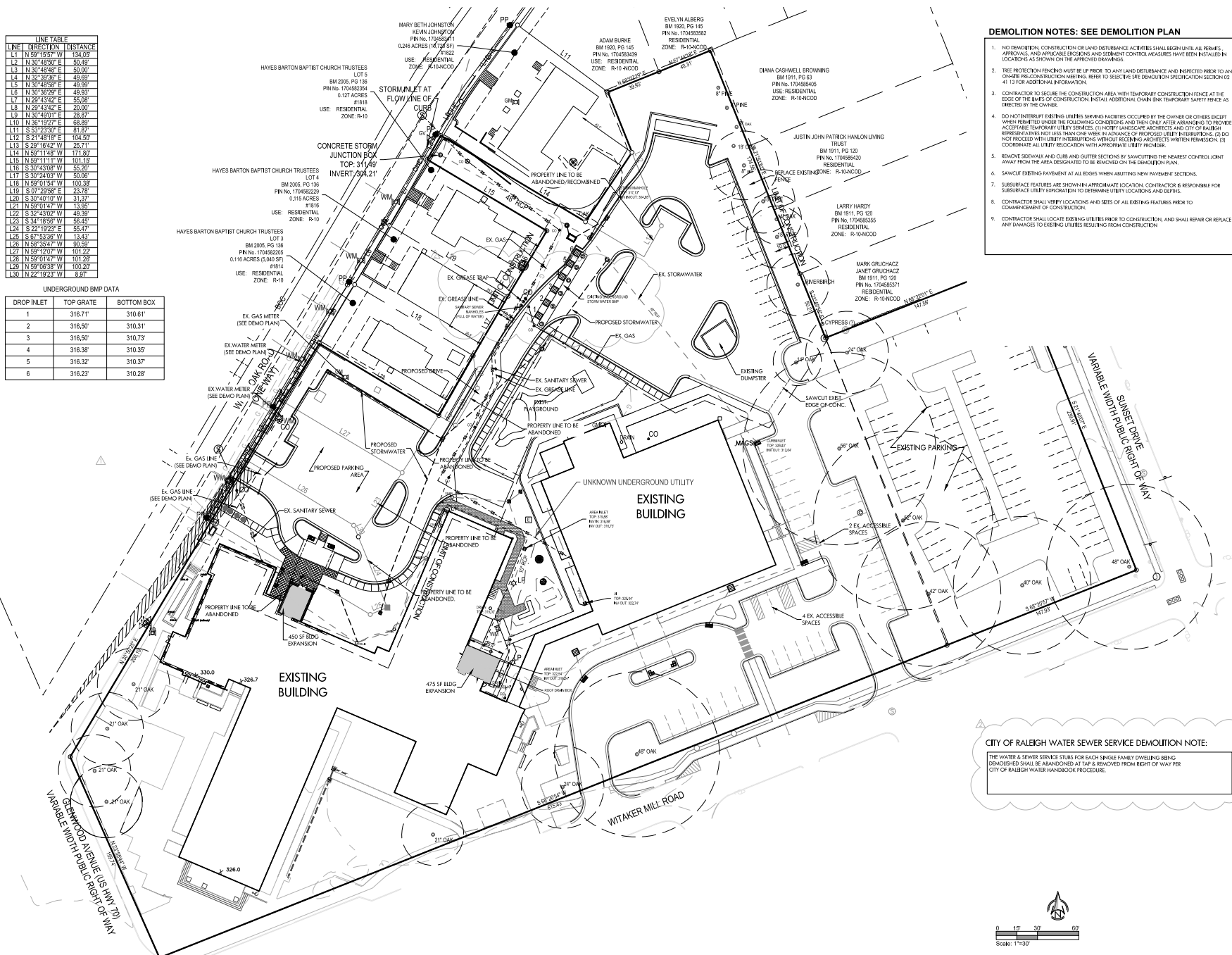
HAYES BARTON
BAPTIST CHURCH

STORM DRAINAGE
PLAN

Revisions		
Number	Description	Date

Drawn By	JP	C-100 of
Checked By	FM	
Date Issued	11/15/21	

DROP INLET	TOP GRATE	BOTTOM BOX
1	316.71'	310.61'
2	316.50'	310.31'
3	316.50'	310.73'
4	316.38'	310.35'
5	316.32'	310.37'
6	316.23'	310.28'



1. NO DEMOLITION, CONSTRUCTION OR LAND-RELATED ACTIVITIES SHALL BEGIN UNTIL ALL PERMITS, APPROVALS, AND AFFIDAVITS OF DAMAGE AND SEDIMENT CONTROL MEASURES HAVE BEEN INSTALLED IN ACCORDANCE SHOWN ON THE APPROVED DRAWINGS.
2. THE CONTRACTOR SHALL FIRST ASSESS THE SITE TO AVOID LAND DISTURBANCE AND INSPECTED PRIOR TO ANY OTHER PRECONSTRUCTION ACTIVITIES TO REFLECT THE DEMOLITION/CONSTRUCTION SEQUENCE.
3. 41 FOR ADDITIONAL INFORMATION.
4. CONTRACTOR TO SECURE THE CONSTRUCTION AREA WITH TEMPORARY CONSTRUCTION FENCE AT THE PERIMETER OF CONSTRUCTION. INITIAL ADEQUATE CHAIN OR TEMPORARY SAFETY FENCE AS DIRECTED BY THE OWNER.
5. DO NOT INTERRUPT EXISTING UTILITIES SERVICES OCCUPIED BY THE OWNER OR OTHERS EXCEPT AS REQUIRED BY THE CITY OF CHICAGO. THE CONTRACTOR SHALL MAINTAIN ALL EXISTING ACCEPTABLE TEMPORARY UTILITY SERVICES. (1) NOTIFY ADEQUATE ARCHITECTS AND CITY OF CHICAGO. (2) MAINTAIN EXISTING UTILITIES SERVICES. (3) MAINTAIN EXISTING UTILITIES SERVICES. (4) DO NOT PROCEED WITH UTILITY INTERRUPTS WITHOUT RECEIVING ADEQUATE UTILITY INTERRUPTS. (5) COORDINATE ALL UTILITY RELOCATION WITH APPROPRIATE UTILITY PROVIDER.
6. REMOVE DEBRIS AND CATCH AND GUTTER SEDIMENT BY SAWCUTTING THE NEAREST CONTROL JOINT AND PUMPING DEBRIS TO THE STREET.
7. SAWCUT DRAINAGE PAVEMENT AT ALL EDGES WHEN ALIQUOT NEW PAVEMENT SECTIONS.
8. SUBSURFACE DISTURBANCES ARE SHOWN IN APPROVED LOCATION. CONTRACTOR IS RESPONSIBLE FOR SUBSURFACE UTILITY LOCATION TO DETERMINE UTILITY LOCATIONS AND DEPTHS.
9. CONTRACTOR SHALL VERIFY LOCATIONS AND SIZES OF ALL EXISTING FEATURES PRIOR TO COMMENCEMENT OF CONSTRUCTION.
10. CONTRACTOR SHALL LOCATE DRAINAGE UTILITIES PRIOR TO CONSTRUCTION, AND SHALL REPAIR OR REPLACE ANY DAMAGE TO EXISTING UTILITIES RESULTING FROM CONSTRUCTION.

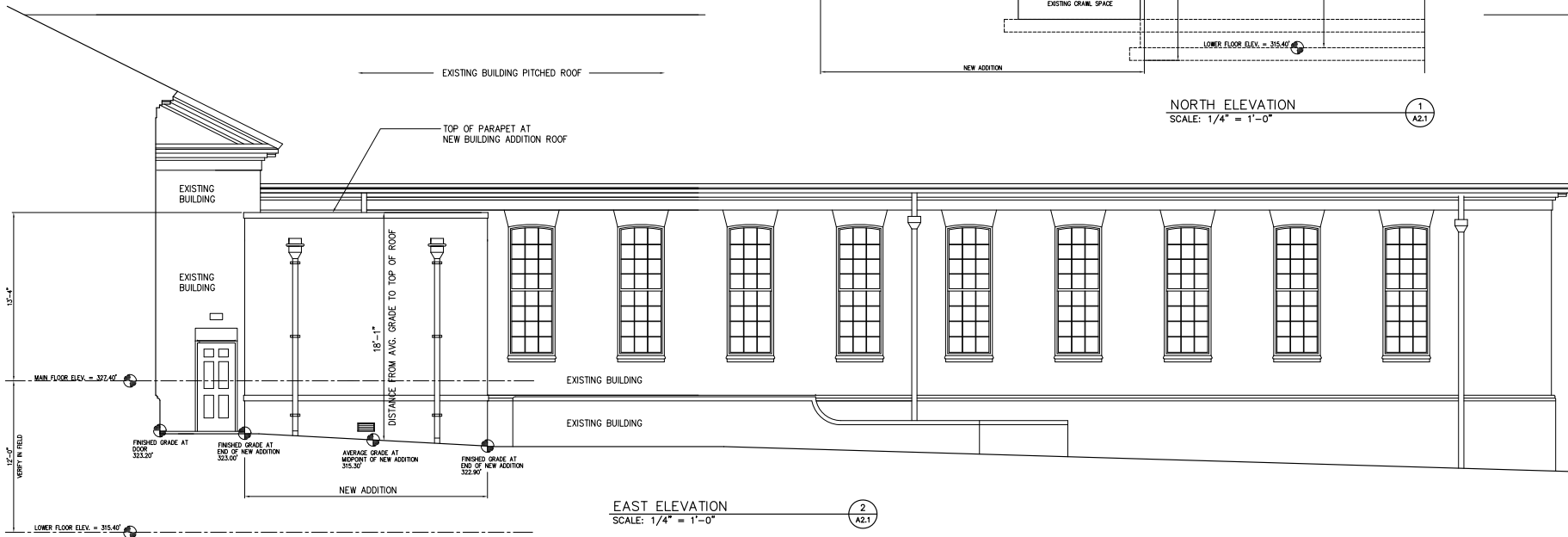
C-10





NORTH ELEVATION
SCALE: 1/4" = 1'-0"

1
A2.1



EAST ELEVATION
SCALE: 1/4" = 1'-0"

2
A2.1



ARCHITECTURE
LANDSCAPE ARCHITECTURE
PLANNING
INTERIOR DESIGN

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RALEIGH, NORTH CAROLINA 27602
919.821.5547
www.hagersmith.com

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8/4/21

PRELIMINARY
NOT FOR CONSTRUCTION

ASSISTED / CONSULTANTS

PROJECT 000-000

**HAYES BARTON
BAPTIST CHURCH
BUILDING AND
PARKING
EXPANSION**

CLIENT

**HAYES BARTON
BAPTIST CHURCH**

DRAWING TITLE

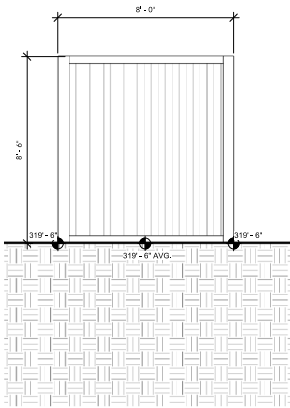
**STORAGE BUILDING
ELEVATION**

REVISION

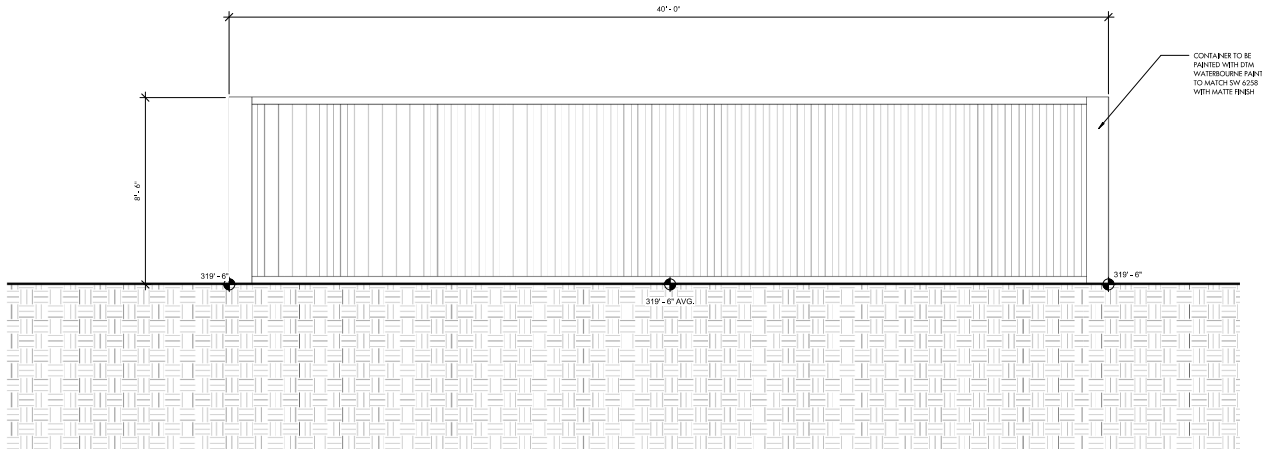
NO.	DESCRIPTION	DATE
1	2nd Review Submittal	9/16/22

DRAWN BY JTR
CHECKED BY JSL
DATE PLOTTED 02/11/22

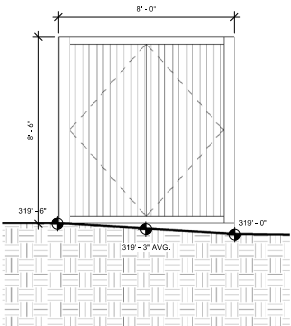
A2.3
OF 1



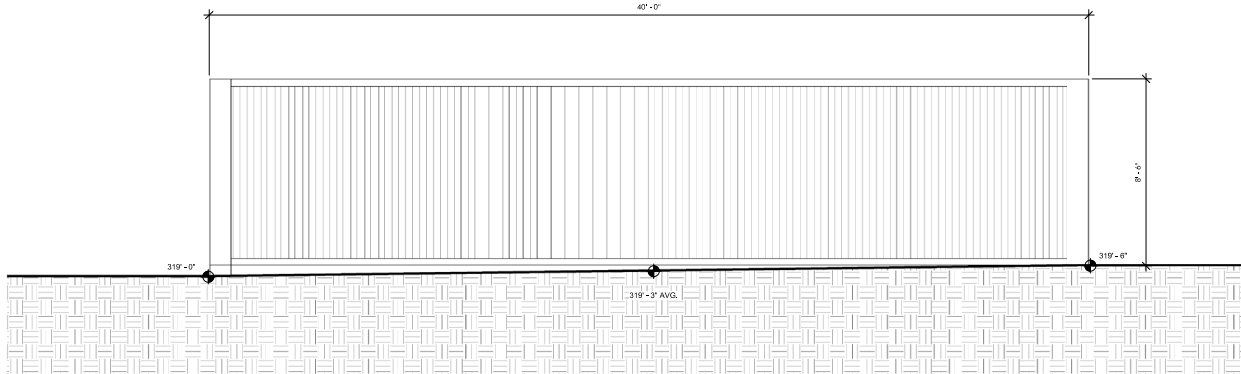
C1 EAST
A-201
3/8" = 1'-0"



C2 NORTH
A-201
3/8" = 1'-0"



A1 WEST
A-201
3/8" = 1'-0"



A2 SOUTH
A-201
3/8" = 1'-0"