Administrative Approval Action

Case File / Name: ASR-SR-44-2019
The Goddard School At 5401 North

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

LOCATION: The site is located on the north side of Midtown Market Avenue and west side of Archwood Avenue. The site is addressed at 6701 Archwood Ave and is inside the City limits.

REQUEST: Development of a 1.37-acre tract zoned PD (Z-29-16/MP-2-16). The plans propose a General Building with 10,916 square feet of gross floor area for a Day Care Center.

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 December 2, 2019 by BRIAN DUNCAN.**

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. The Site Lighting Plan will comply with the UDO requirement to not exceed 2.0 footcandles at the right-of-way property line (UDO 7.4.4.A).

Engineering

2. A right-of-way obstruction permit must be obtained from Right-of-way Services prior to the commencement of any construction activities within the right-of-way.

Stormwater

3. A nitrogen offset payment must be made to a qualifying mitigation bank (UDO 9.2.2.B).

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).

☑ **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.

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

General

1. Provide fire flow analysis.

Engineering

2. A public infrastructure surety shall be provided to the City of Raleigh Development Services – Development Engineering (UDO 8.1.3).

3. A cross access agreement between the subject lot and the adjacent parcel to the north identified by PIN 1737509085 shall be approved by the Development Services Department for recording in the Wake County Registry, and a copy of the recorded 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.

Urban Forestry

4. A tree impact permit must be obtained for the approved streetscape tree installation in the right of way. This development proposes 8 street trees along Archwood Ave.

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

Stormwater

1. As-built impervious survey is accepted by the Engineering Services Department (UDO 9.2).

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: January 7, 2023
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

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plan for which no building permits have been issued.

I hereby certify this administrative decision.

Signed: _____ Date: 01/08/2020
Development Services Dir/Designee
Staff Coordinator: Ryan Boivin

THE GODDARD SCHOOL

COR PROJECT #: ASR-SR-44-2019

CONSTRUCTION DRAWINGS

RALEIGH, WAKE COUNTY, NORTH CAROLINA

COR TRANSACTION #: 601639

(LOT 44 PART OF 5401 NORTH MASTER PLAN)

DEVELOPMENT SERVICES

Administrative Site Review Application

Development Services Customer Service Center • One Exchange Plaza, Suite 400 | Raleigh, NC 27601 | 919-996-2495

Raleigh

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

Office Use Only: Transaction #: _____ Planning Coordinator: _____

Building Type		Site Transaction History
☐ Detached	☒ General	Subdivision transaction #: MP-2-16
☐ Attached	☐ Mixed use	Sketch transaction #: _____
☐ Apartment	☐ Open lot	Certificate of Appropriateness #: _____
☐ Townhouse	☐ Civic	Board of Adjustment #: _____
		Zoning Case #: Z-29-16
		Administrative Alternate #: _____

GENERAL INFORMATION

Development name: The Goddard School at 5401 North

Inside City limits? ☒ Yes ☐ No

Property address(es): 6701 Archwood Avenue

Site P.I.N.(s): 1736691707

Please describe the scope of work. Include any additions, expansions, and change of use.
Develop site for new 10,200 sq. ft. day care center.

Current Property Owner/Developer Contact Name: Ramanpreet & Mandeep Chaddha

NOTE: please attach purchase agreement when submitting this form.

Company: Goddard RALEIGH IV | Title: Developer

Address: 7229 Starcross Ct Cary, NC 27519

Phone #: 919-605-5196 | Email: ChaddhaNC@gsi-ano.com

Applicant Name: Brian Duncan

Company: The Spaulding Group | Address: 1611 Jones Franklin Road, Suite 101 Raleigh, NC 27606

Phone #: 919-854-7990 | Email: brian@spauldingnorris.com

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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): PUD - 5401 North	Existing gross floor area (not to be demolished): n/a Existing gross floor area to be demolished: n/a
Gross site acreage: 1.37	New gross floor area: 10,200 sq. ft.
# of parking spaces required: 7	Total sf gross (to remain and new): 10,200 sq. ft.
# of parking spaces proposed: 33	Proposed # of buildings: 1
Overlay District (if applicable): n/a	Proposed # of stories for each: 1
Existing use (UDO 6.1.4): Vacant	
Proposed use (UDO 6.1.4): Day Care Center	

STORMWATER INFORMATION

Existing Impervious Surface:	Proposed Impervious Surface:
Acres: n/a Square Feet: n/a	Acres: 46 Square Feet: 20,037

Is this a flood hazard area? ☐ Yes ☒ No
If yes, please provide:
Alluvial soils: _____
Flood stu_____
FEMA Map Panel #: _____

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

RESIDENTIAL DEVELOPMENTS

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

SIGNATURE BLOCK

In filing this plan as the property owner(s), I/we do hereby agree and firmly bind ourselves, my/our heirs, executors, administrators, successors, and assigns jointly and severally to construct all improvements and make all dedications as shown on this proposed development plan as approved by the City of Raleigh.

I hereby designate Brian Duncan, Spaulding Group 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 180 days of inactivity.

Signature: Mandeep Chaddha, Ramanpreet Chaddha Date: 6/20/19

Printed Name: MANDEEP CHADDHA, RAMANPREET CHADDHA

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VICINITY MAP

SCALE: 1" = 600'

INDEX TO PLANS

C-0.0	COVER SHEET
C-0.1	EXISTING CONDITIONS
C-1.0	SITE PLAN
C-2.0	UTILITY PLAN
C-3.0	STORMWATER MANAGEMENT PLAN
C-4.0	EROSION CONTROL PLAN
C-7.0	LIGHTING PLAN
D-1.0	CONSTRUCTION DETAILS
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D-3.0	CONSTRUCTION DETAILS
D-4.0	CONSTRUCTION DETAILS
D-5.0	CONSTRUCTION DETAILS
D-6.0	CONSTRUCTION DETAILS
D-7.0	CONSTRUCTION DETAILS
D-8.0	CONSTRUCTION DETAILS
L-1.0	LANDSCAPE PLAN
A-2.1	ARCHITECTURAL ELEVATIONS
A-2.1.1	ARCHITECTURAL TRANSPARENCY

LOT 44 IS PART OF 5401 NORTH MASTER PLAN

SITE DATA

CITY OF RALEIGH
TOTAL PARCEL AREA: 1.37 AC (LOT 44)
PARTIAL 23.35 ACRES
ZONING: PUD-5401 NORTH
DISTRICT: T-5 (THE URBAN CENTER ZONE)
PRINCIPAL USE: DAYCARE CENTER

PIN: 1736-59-8859
DB: 012897 PG 01559
BM: 2019, PG. 762

TOWNSHIP: NEUSE
COUNTY: WAKE
STATE: NC

OUTDOOR PLAYGROUND CALCULATIONS:
TOTAL OUTDOOR PLAYGROUND PROVIDED = 0.47 AC

URBAN OPEN SPACE:
OPEN SPACE REQUIRED: 1 BENCH, 1 BIKE RACK, & 1 TRASH RECEPTACLE/100' OF STREET
OPEN SPACE PROVIDED: 5 BENCHES, 5 BIKE RACKS, & 5 TRASH RECEPTACLES.

IMPERVIOUS SURFACE: 0.78 AC

BUILDING:
BUILDING HEIGHT MAX = 115'
BUILDING HEIGHT PROVIDED = 33'-4"
GROSS FLOOR AREA = 10,916 SF

PARKING:
PARKING REQUIRED: 7 SPACES (1SP/2 EMPLOYEES = 13 EMPLOYEES/2)
PARKING PROVIDED: 33 SPACES (INCL. HC SPS)
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BICYCLE PROVIDED: 4 SPACES LONG-TERM BICYCLE PARKING SHELTER

DEVELOPER:
RAMANPREET & MANDEEP CHADDHA
GODDARD RALEIGH IV
7229 STARCROSS COURT
CARY, NC 27519
PHONE: (919) 605-5196

ENGINEER:
SPAULDING & NORRIS, P.A.
972 TRINITY ROAD
RALEIGH, NORTH CAROLINA 27607
PHONE: (919) 854-7990
FAX: (919) 854-7925
CONTACT: THOMAS J. SPAULDING, P.E. email: tom@spauldingnorris.com

LANDSCAPE ARCHITECT:
TONY M. TATE LANDSCAPE ARCHITECTURE, PA
5011 SOUTHPARK DRIVE, SUITE 200
DURHAM, NC 27713
PHONE: (919) 484-8880
FAX: (919) 484-8881
CONTACT: PAMELA PORTER, RLA, LEED AP, email: pam@tmtla.com

SURVEY:
MCADAMS
2905 MERIDIAN PARKWAY
DURHAM, NORTH CAROLINA 27713
PHONE: (919) 361-5000

ARCHITECT:
PHILLIPS ARCHITECTURE, PA
6601 SIX FORKS ROAD, SUITE 130
RALEIGH, NC 27615
PHONE: (919) 878-1660
CONTACT: PATRICIA CHENERY, email: patricia@phillipsarch.com

UTILITY FLOWS

WATER	
(15 GPD/STUDENT) x 180 STUDENTS	2,700 GPD
SEWER	
(12 GPD/STUDENT) x 180 STUDENTS	2,160 GPD

GENERAL NOTES

1. BOUNDARY AND EXISTING TOPOGRAPHICAL INFORMATION SHOWN WITHIN BOUNDARY ARE PROVIDED BY MCADAMS.
2. THE CONTRACTOR SHALL CONTACT " NORTH CAROLINA ONE CALL" AT 800-632-4949 FOR ASSISTANCE IN LOCATING EXISTING UTILITIES. CALL AT LEAST 48 HOURS PRIOR TO ANY DIGGING.
3. THE CONTRACTOR SHALL FIELD VERIFY CONDITIONS PRIOR TO STARTING CONSTRUCTION AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES. CONFLICTS INVOLVING PUBLIC WATER, SANITARY SEWER, AND STORM DRAINAGE CONSTRUCTION SHALL BE RESOLVED TO THE SATISFACTION OF THE CITY OF RALEIGH.
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NO.	REVISION	DATE
1.	COMMENTS PER COR	09/09/2019
2.	COMMENTS PER COR	10/23/2019
3.	COMMENTS PER COR	12/02/2019

SEAL: NORTH CAROLINA PROFESSIONAL SEAL ENGINEERING THOMAS J. SPAULDING 12-02-19

THE SPAULDING GROUP, PA
planning • civil engineering
1611 Jones Franklin Road Suite 101 Raleigh, NC 27606
Phone (919)854-7990 Fax (919)854-7925

PREPARED FOR :
RAMANPREET & MANDEEP CHADDHA
7229 STARCROSS CT
CARY, NC 27519

DATE : 06-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER:
TOM SPAULDING
PROJECT CADD DESIGNER:
RICK MITCHELL
PROJECT SURVEYOR:
MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT
RALEIGH, WAKE COUNTY, NORTH CAROLINA
PRELIMINARY PLANS
COVER SHEET

DRAWING / SHEET: C-0.0

PROJECT NUMBER: 933-19

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CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE	DELTA	TANGENT
C1	530.50'	59.96'	S04°53'42"E	59.92'	6.48°	30.01
C2	1162.50'	51.64'	S88°43'39"E	51.64'	2.55°	25.82

LINE TABLE

LINE	BEARING	LENGTH
L1	S08°07'57"E	3.44'
L2	S08°07'57"E	25.41
L3	S01°39'26"E	11.85'

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Phone (919)854-7990 Fax (919)854-7925

PREPARED FOR :
RAMANPREET & MANDEEP CHADDHA
7728 SERENITY ST
CARY, NC 27519

DATE : 05-01-2019

S&N FIRM CERTIFICATION #: C-1875

PROJECT ENGINEER:
TOM SPAULDING

PROJECT CADD DESIGNER:
NICOLAS MARTINEZ

PROJECT SURVEYOR:
MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT

RALEIGH, WAKE COUNTY, NORTH CAROLINA

PRELIMINARY PLANS

EXISTING CONDITIONS

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

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DRAWING SHEET
C-0.1

PROJECT NUMBER
933-19

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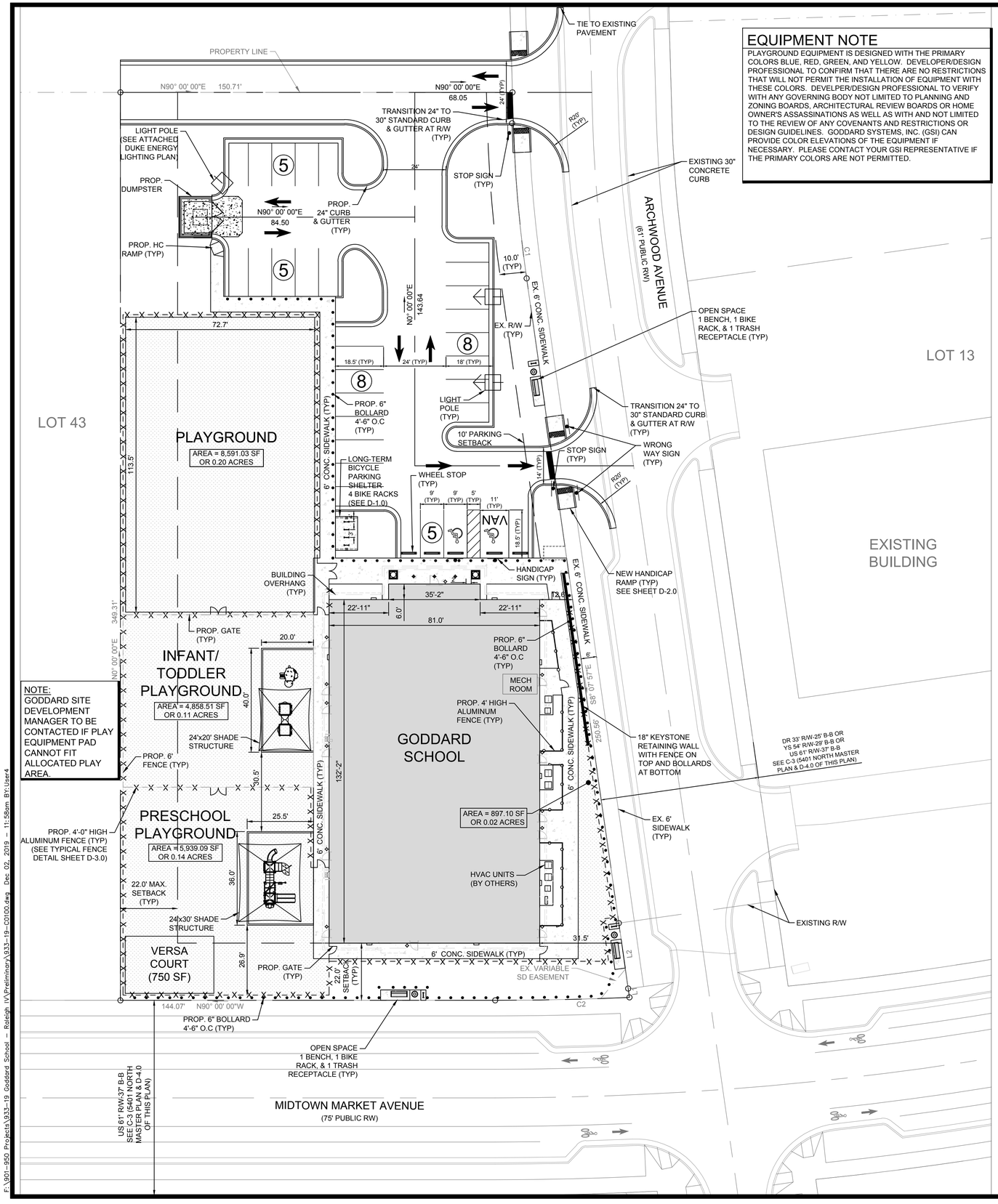

NOTE:
GODDARD SITE DEVELOPMENT MANAGER TO BE CONTACTED IF PLAY EQUIPMENT PAD CANNOT FIT ALLOCATED PLAY AREA.

EQUIPMENT NOTE

PLAYGROUND EQUIPMENT IS DESIGNED WITH THE PRIMARY COLORS BLUE, RED, GREEN, AND YELLOW. DEVELOPER/DESIGN PROFESSIONAL TO CONFIRM THAT THERE ARE NO RESTRICTIONS THAT WILL NOT PERMIT THE INSTALLATION OF EQUIPMENT WITH THESE COLORS. DEVELPER/DESIGN PROFESSIONAL TO VERIFY WITH ANY GOVERNING BODY NOT LIMITED TO PLANNING AND ZONING BOARDS, ARCHITECTURAL REVIEW BOARDS OR HOME OWNER'S ASSASSINATIONS AS WELL AS WITH AND NOT LIMITED TO THE REVIEW OF ANY COVENANTS AND RESTRICTIONS OR DESIGN GUIDELINES. GODDARD SYSTEMS, INC. (GSI) CAN PROVIDE COLOR ELEVATIONS OF THE EQUIPMENT IF NECESSARY. PLEASE CONTACT YOUR GSI REPRESENTATIVE IF THE PRIMARY COLORS ARE NOT PERMITTED.

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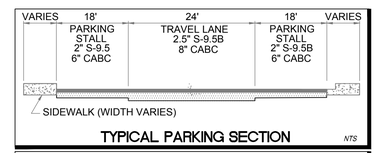
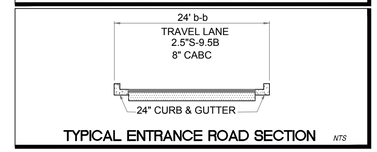


TYPICAL PARKING SECTION NTS



TYPICAL ENTRANCE ROAD SECTION NTS

ALL PRIVATE STREETS

NOTE:
WITHIN THE AREA OF ABOVE DEFINED SIGHT TRIANGLE, THERE SHALL BE NO SIGHT OBSTRUCTING OR PARTLY OBSTRUCTING WALL, FENCE, SIGN, FOLIAGE, BERMS, OR PARKED VEHICLES BETWEEN THE HEIGHTS OF 24 INCHES AND EIGHT FEET ABOVE THE CURB LINE ELEVATION OR THE NEAREST TRAVELED WAY IF NO CURBING EXISTS.

LEGEND

OUTDOOR AMENITY AREA

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1611 Jones Franklin Road Suite 101 Raleigh, NC 27606
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THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT
RALEIGH, WAKE COUNTY, NORTH CAROLINA
PRELIMINARY PLANS
SITE PLAN

DRAWING SHEET
C-1.0

PROJECT NUMBER
933-19

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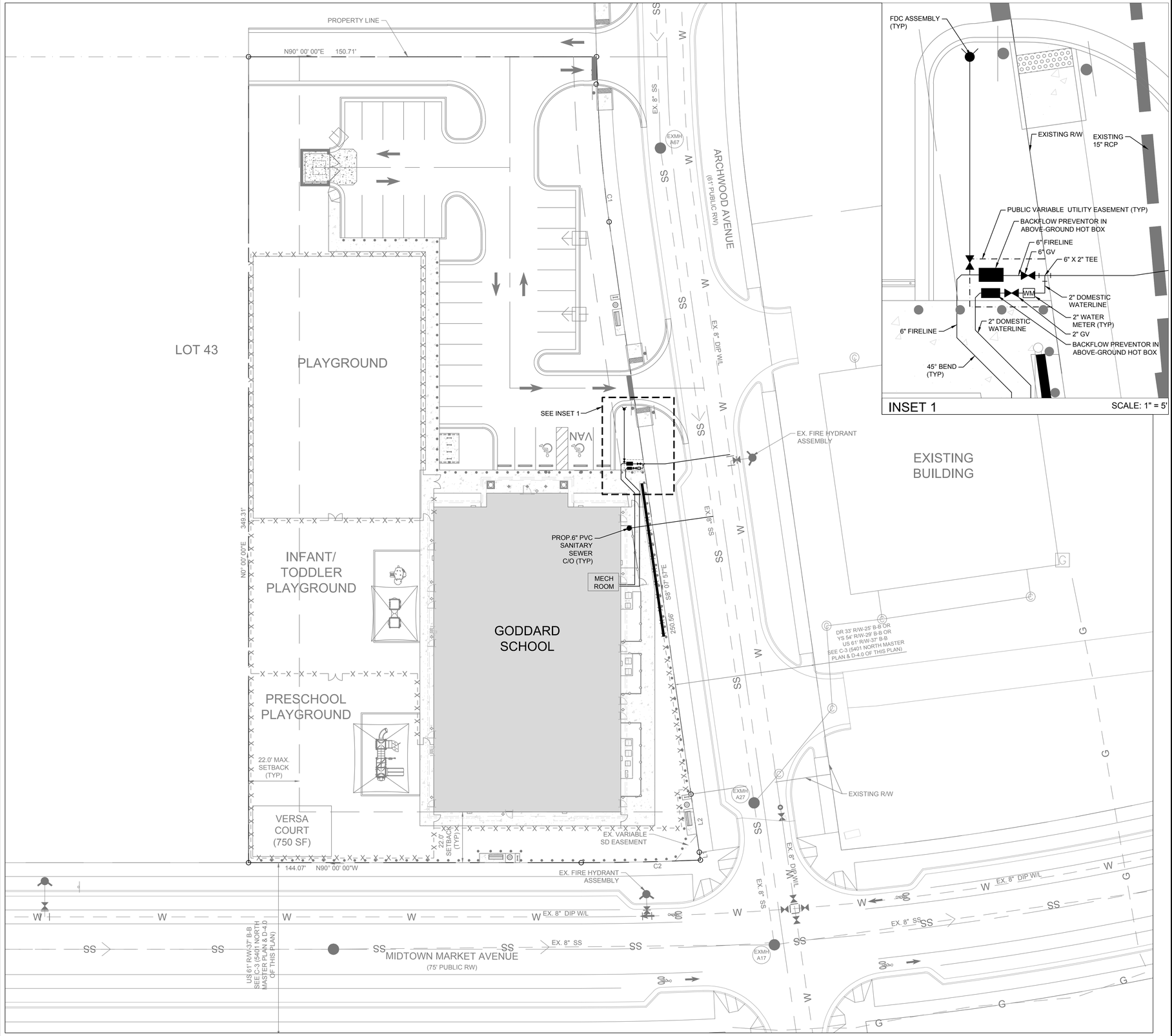

GENERAL NOTES

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8. ALL WATER AND SANITARY SEWER ON THIS SITE SHALL BE PUBLIC.
9. ALL STORMWATER MANAGEMENT ON THIS SITE SHALL BE PRIVATE.

STANDARD UTILITY NOTES (AS APPLICABLE):

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 100' 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 WATERLINE 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 IS THE WATER MAIN IN A SEPARATE TRENCH WITH THE ELEVATION OF THE WATER MAIN AT LEAST 18" ABOVE THE TOP OF THE SEWER & MUST BE APPROVED BY THE PUBLIC UTILITIES DIRECTOR. ALL DISTANCES ARE MEASURED FROM OUTSIDE DIAMETER TO OUTSIDE DIAMETER.
   c) WHERE IT IS IMPOSSIBLE TO OBTAIN PROPER SEPARATION, OR ANYTIME A SANITARY SEWER PASSES OVER A WATERMAIN, DIP MATERIALS OR STEEL ENCASEMENT EXTENDED 10' ON EACH SIDE OF CROSSING MUST BE SPECIFIED & INSTALLED TO WATERLINE SPECIFICATIONS.
   d) 5.0' MINIMUM HORIZONTAL SEPARATION IS REQUIRED BETWEEN ALL SANITARY SEWER & STORM SEWER FACILITIES, UNLESS DIP MATERIAL IS SPECIFIED FOR SANITARY SEWER.
   e) MAINTAIN 18" MIN. VERTICAL SEPARATION AT ALL WATERMAIN & RCP STORM DRAIN CROSSINGS; MAINTAIN 24" MIN. VERTICAL SEPARATION AT ALL SANITARY SEWER & RCP STORM DRAIN CROSSINGS. WHERE ADEQUATE SEPARATIONS CANNOT BE ACHIEVED, SPECIFY DIP MATERIALS & A CONCRETE CRADLE HAVING 6" MIN. CLEARANCE (PER CORPUD DETAILS W-41 & S-49).
   f) ALL OTHER UNDERGROUND UTILITIES SHALL CROSS WATER & SEWER FACILITIES WITH 18" MIN. VERTICAL SEPARATION REQUIRED.
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. 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.
5. 3.0' MINIMUM COVER IS REQUIRED ON ALL WATER MAINS & SEWER FORCEMAINS. 4.0' MINIMUM COVER IS REQUIRED ON ALL REUSE MAINS.
6. 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.
7. INSTALL 2" COPPER WATER SERVICES WITH 2" METER LOCATED AT ROW OR WITHIN A 2'X2' WATERLINE EASEMENT IMMEDIATELY ADJACENT. *NOTE: IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY SIZE THE WATER SERVICE FOR EACH CONNECTION TO PROVIDE ADEQUATE FLOW & PRESSURE.*
8. INSTALL 6" PVC SEWER SERVICES @ 1.0% MINIMUM GRADE WITH CLEANOUTS LOCATED AT ROW OR EASEMENT LINE & SPACED EVERY 75 LINEAR FEET MAXIMUM.
9. 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.
10. ALL ENVIRONMENTAL PERMITS APPLICABLE TO THE PROJECT MUST BE OBTAINED FROM NCDWQ, USACE &/OR FEMA FOR ANY RIPARIAN BUFFER, WETLAND &/OR FLOODPLAIN IMPACTS (RESPECTIVELY) PRIOR TO CONSTRUCTION.
11. NCDOT / RAILROAD ENCROACHMENT AGREEMENTS ARE REQUIRED FOR ANY UTILITY WORK (INCLUDING MAIN EXTENSIONS & SERVICE TAPS) WITHIN STATE OR RAILROAD ROW PRIOR TO CONSTRUCTION.
12. CROSS-CONNECTION CONTROL PROTECTION DEVICES ARE REQUIRED BASED ON DEGREE OF HEALTH HAZARD INVOLVED AS LISTED IN APPENDIX-B OF THE RULES GOVERNING PUBLIC WATER SYSTEMS IN NORTH CAROLINA. THESE GUIDELINES ARE THE MINIMUM REQUIREMENTS. THE DEVICES SHALL MEET AMERICAN SOCIETY OF SANITARY ENGINEERING (ASSE) STANDARDS OR BE ON THE UNIVERSITY OF SOUTHERN CALIFORNIA APPROVAL LIST. THE DEVICES SHALL BE INSTALLED AND TESTED (BOTH INITIAL AND PERIODIC TESTING THEREAFTER) IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS OR THE LOCAL CROSS-CONNECTION CONTROL PROGRAM, WHICHEVER IS MORE STRINGENT. CONTACT JOANIE HELVEY AT (919) 996-5923 OR joanie.hartley@raleighnc.gov FOR MORE INFORMATION.

UTILITY NOTE

ALL UTILITIES SHALL BE TIED INTO THE NEAREST LOCAL UTILITY SERVICE AVAILABLE APPROVED BY THE UTILITY COMPANY IN QUESTION, AND ACCORDING TO ALL LOCAL GOVERNMENTAL REQUIREMENTS AND BROUGHT INTO MECHANICAL ROOM.

ATTENTION CONTRACTORS

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Failure to notify both ***City Departments*** in advance of beginning construction, will result in the issuance of ***monetary fines***, and require reinstallation of any water or sewer facilities not inspected as a result of this notification failure.

Failure to call for ***Inspection***, ***Install a Downstream Plug***, have ***Permitted Plans*** on the ***Jobsite***, or any other ***Violation*** of ***City of Raleigh Standards*** will result in a ***Fine and Possible Exclusion*** from future work in the ***City of Raleigh***.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

MAGNETIC

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NO.	REVISION	DATE
1.	COMMENTS PER COR	09/09/2019
2.	COMMENTS PER COR	10/23/2019
3.	COMMENTS PER COR	12/02/2019

SEAL: NORTH CAROLINA PROFESSIONAL SEAL ENGINEER THOMAS J. SPAULDING 12-02-19

THE SPAULDING GROUP, PA
planning • civil engineering
1611 Jones Franklin Road Suite 101 Raleigh, NC 27606
Phone (919)854-7990 Fax (919)854-7925

PREPARED FOR :
RAMANPREET & MANDEEP CHADDHA
7201 SOUTH CORP. CT
CARY, NC 27519

DATE : 02-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER:
TOM SPAULDING
PROJECT CADD DESIGNER:
RISHI A. PATEL
PROJECT SURVEYOR:
MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT
RALEIGH, WAKE COUNTY, NORTH CAROLINA
PRELIMINARY PLANS
UTILITY PLAN

DRAWING
SHEET
C-2.0

PROJECT NUMBER
933-19

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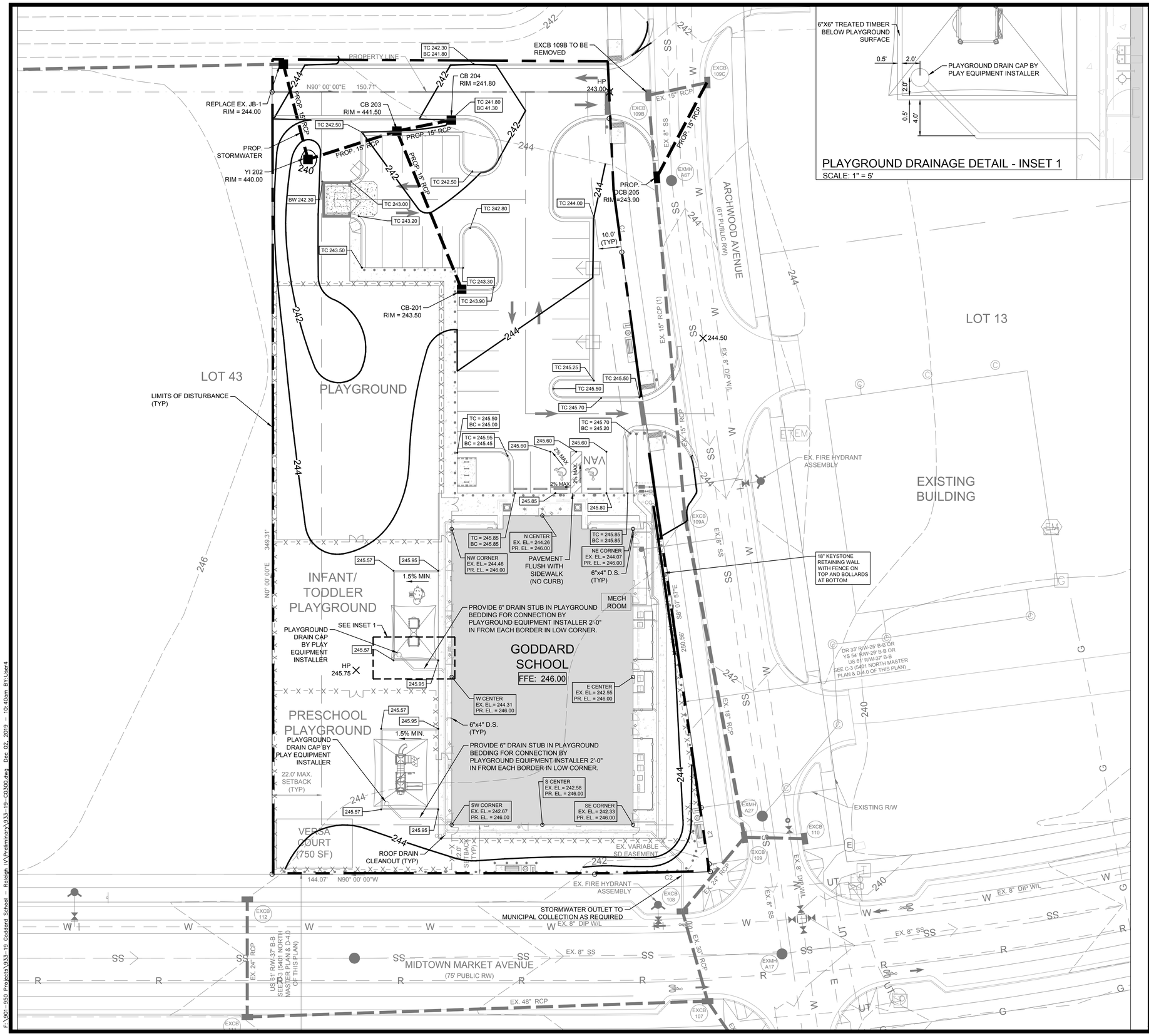

PLAYGROUND DRAINAGE DETAIL - INSET 1

SCALE: 1" = 5'

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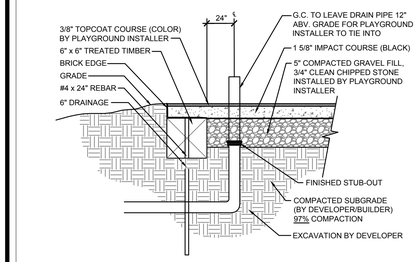

PLAYGROUND DRAINAGE DETAIL

NTS

PRE-DEVELOPMENT AVERAGE GRADE TABLE		
Location	Existing Grade Elev.	Average Grade Elev.
North		245.06
N Center	244.26	
NE Corner	245.85	
South		242.50
SE Corner	242.33	
SW Corner	242.67	
East		244.09
SE Corner	242.33	
NE Corner	245.85	
West		243.49
W Center	244.31	
SW Corner	242.67	
Average Pre-Development Grade		**243.78**

POST-DEVELOPMENT AVERAGE GRADE TABLE		
Location	Existing Grade Elev.	Average Grade Elev.
North		246.00
NW Corner	246.00	
NE Corner	246.00	
South		246.00
SE Corner	246.00	
SW Corner	246.00	
East		246.00
SE Corner	246.00	
NE Corner	246.00	
West		246.00
NW Corner	246.00	
SW Corner	246.00	
Average Post-Development Grade		**246.00**

STORM DRAIN LEGEND

- CATCH BASIN
- FLARED END SECTION
- STORM MH/ JUNCTION BOX
- RCP UNLESS OTHERWISE NOTED

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PREPARED FOR :
RAMANPREET & MANDEEP CHADDHA
7229 HUNDRED OAKS DR
CARY, NC 27519

DATE : 05-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER: TOM SPAULDING
PROJECT CADD DESIGNER: ROB MITCHELL
PROJECT SURVEYOR: MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT

RALEIGH, WAKE COUNTY, NORTH CAROLINA

PRELIMINARY PLANS

STORMWATER MANAGEMENT & GRADING PLAN

DRAWING / SHEET
C-3.0

PROJECT NUMBER
933-19

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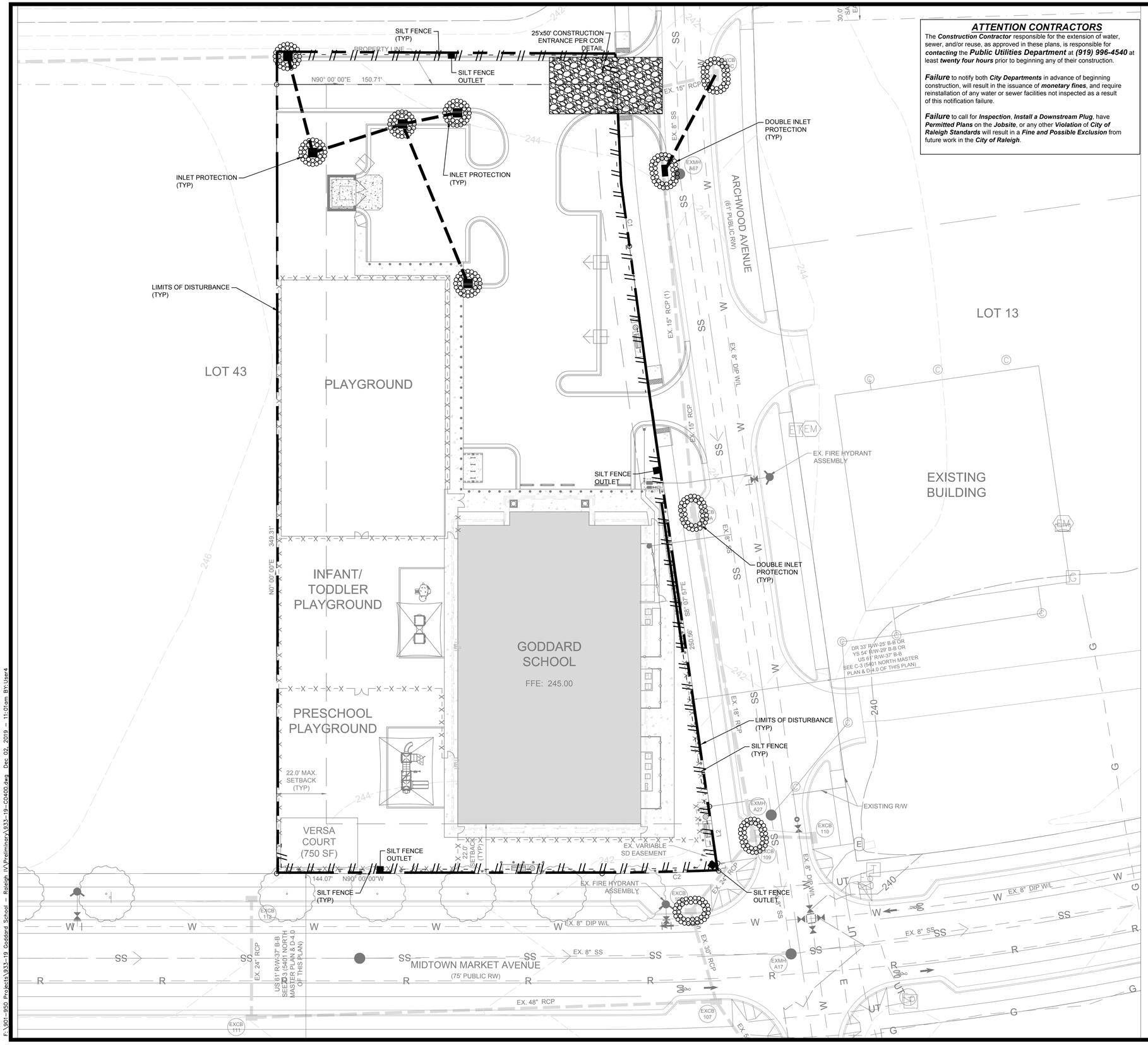

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SEAL: NORTH CAROLINA PROFESSIONAL SEAL ENGINEERING THOMAS 12-02-19

DISTURBED AREA = 1.36 AC

LEGEND

- LIMITS OF DISTURBANCE
- TEMP. DIV. DITCH
- SILT FENCE
- INLET PROTECTION
- SILT FENCE OUTLET
- STRAW WATTLE

CONSTRUCTION SEQUENCE

1. SCHEDULE A PRE-CONSTRUCTION CONFERENCE WITH THE TOWN OF FUQUAY-VARINA. OBTAIN A LAND DISTURBANCE PERMIT.

2. INSTALL AND MAINTAIN RAIN GAUGE ONSITE ALONG WITH SELF INSPECTION RECORDS PER NPDES REQUIREMENTS.

3. INSTALL GRAVEL CONSTRUCTION ENTRANCE, SILT FENCE, SILT FENCE OUTLETS AND OTHER MEASURES AS SHOWN ON THE APPROVED PLAN. SEED ALL DENUDED AREAS IN ACCORDANCE WITH THE NCDENR TABLE PROVIDED ON THIS SHEET. EROSION CONTROL MEASURES SHALL BE INSPECTED BY CONTRACTOR AFTER EVERY RAINFALL AND REPAIRED IF NECESSARY. DEVICES SHALL CONTINUE TO FUNCTION AS DESIGNED UNTIL FINAL INSPECTION.

4. CALL TOWN OF FUQUAY-VARINA ENGINEERING CONSTRUCTION INSPECTOR FOR A COMPLIANCE INSPECTION.

5. BEGIN CLEARING AND GRUBBING. ROUGH GRADE SITE.

7. STABILIZE ALL DISTURBED AREAS IN ACCORDANCE WITH THE NCDENR STABILIZATION CHART ON THIS SHEET.

8. CALL RAHN SUTTON FROM CONTECH AT 919-889-0878 TO COORDINATE DELIVERY AND INSTALLATION OF STORMFILTER DEVICE. INSTALL PER MANUFACTURERS SPECIFICATIONS UNDER STABILIZED SITE CONDITIONS WITH DIRECTION FROM CONTECH. INSTALL STORM DRAINAGE INFRASTRUCTURE WITH INLET PROTECTION MEASURES AS SHOWN ON THE PLAN. INSTALL REMAINING UTILITIES PER THE APPROVED PLAN. INSTALL STABILIZATION MATTING AS SHOWN ON THE APPROVED PLAN.

9. ENSURE SITE REMAINS STABILIZED AS AREAS AROUND BUILDINGS ARE BROUGHT UP TO FINISH GRADE WITH VEGETATION, PAVING, DITCH LININGS, ETC.

10. WHEN VEGETATION HAS BECOME ESTABLISHED, CALL FOR A FINAL SITE INSPECTION BY THE TOWN OF FUQUAY-VARINA ENGINEERING CONSTRUCTION INSPECTOR. REMOVE ALL EROSION CONTROL DEVICES AND STABILIZE REMAINING DENUDED AREAS AS NECESSARY.

NPDES Stormwater Discharge Permit for Construction Activities (NCGO1) — NCDENR/Division of Water Quality

NEW STABILIZATION TIMEFRAMES
(Effective Aug. 3, 2011)

Site Area Description	Stabilization	Timeframe Exceptions
Perimeter dikes, swales, ditches, slopes	7 days	None
High Quality Water (HQW) Zones	7 days	None
Slopes steeper than 3:1	7 days	If slopes are 10' or less in length and are not steeper than 2:1, 14 days are allowed.
Slopes 3:1 or flatter	14 days	7 days for slopes greater than 50' in length.
All other areas with slopes flatter than 4:1	14 days	None, except for perimeters and HQW Zones.

GRAPHIC SCALE

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(IN FEET)
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MAGNETIC

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PREPARED FOR
RAMAPREET & MANDEEP CHADDHA
7229 SOUTHWOOD DR
CARY, NC 27519

DATE : 05-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER:
TOM SPAULDING
PROJECT CADD DESIGNER:
REG. A. WILLIAMS
PROJECT SURVEYOR:
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FOR EARLY CHILDHOOD DEVELOPMENT
RALEIGH, WAKE COUNTY, NORTH CAROLINA
PRELIMINARY PLANS
EROSION CONTROL PLAN

DRAWING / SHEET
C-4.0

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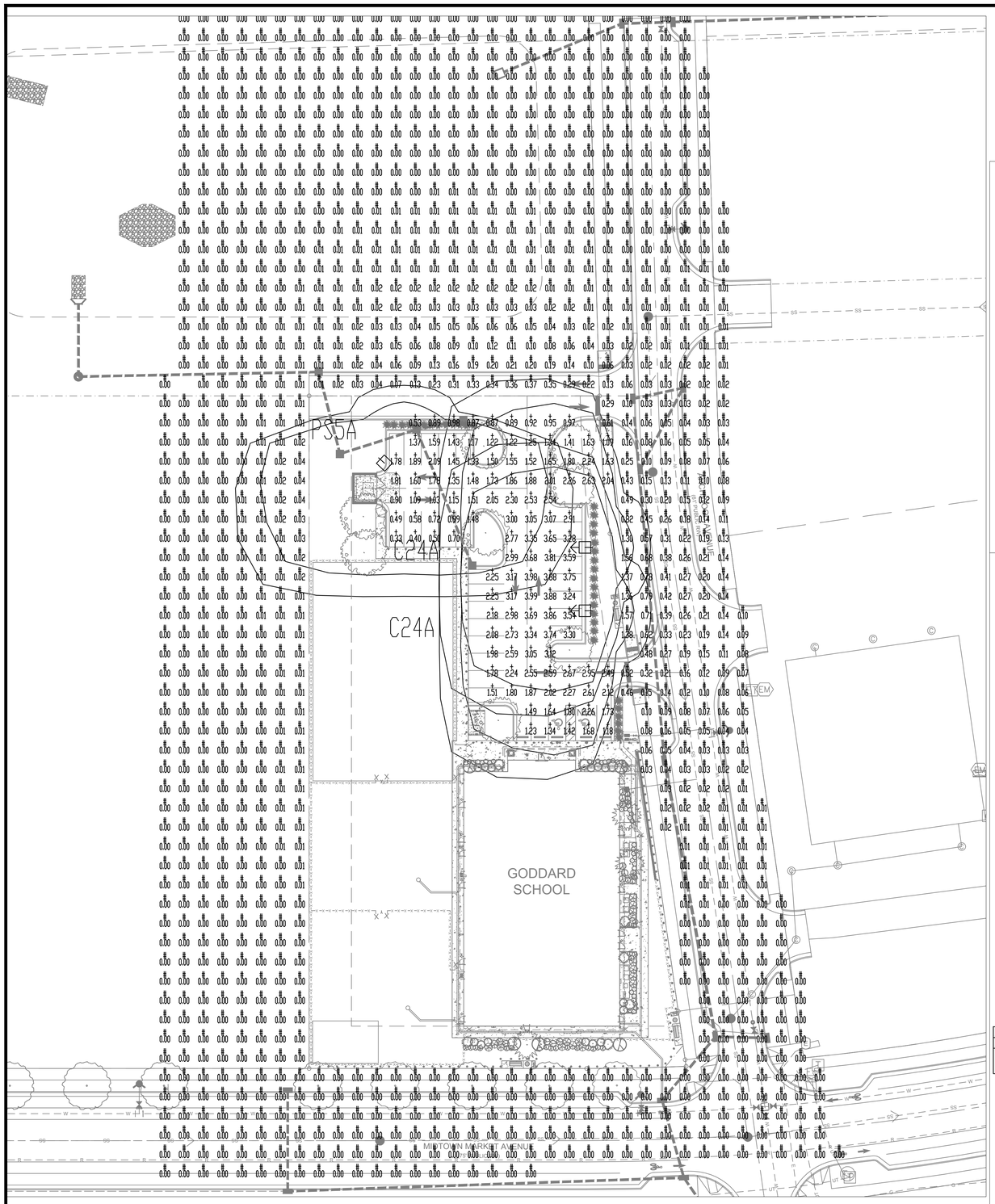
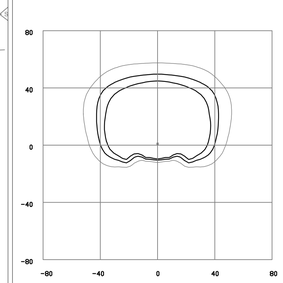


ISOFOOTCANDLE CURVES

FIXTURE: PEDESTRIAN LED
MOUNTING HEIGHT: 16 FT
LIGHT SOURCE: 50W LED'S, 4000K (EANB)
PATTERN: TYPE IV, B1-U0-G1(zero light at or above 90 degrees)

POLE ASSY # LPOLE-DB-FG-20FT-BLK-PVT-P
ASSY # LFIX-SBX-LED-50-BLK-IV-MULTIV-PVT-P

NOTE: THE FOOTCANDLE READINGS BELOW ARE MAINTAINED AND HAVE BEEN DEPRECIATED FOR LAMP LUMEN DEPRECIATION AND LUMINAIRE DIRT DEPRECIATION. FOR INITIAL FOOTCANDLES, DIVIDE THE READINGS BELOW BY .85.



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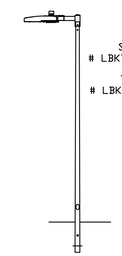
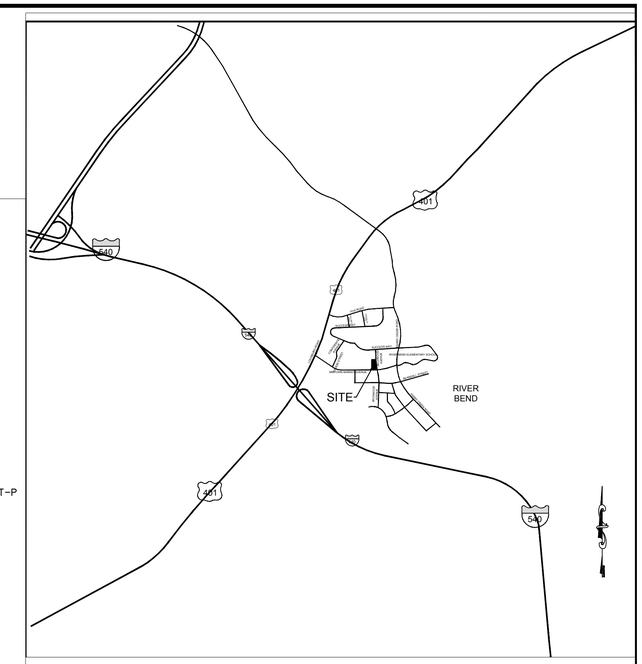


SINGLE BKT ASSY
LBKT-TOP-10IN-BLK-3T-SGL-PVT-P

TWIN BKT ASSY
LBKT-TOP-10IN-BLK-3T-DBL-180DEG-PVT-P

LEGEND (OUTER to INNER): 0.100 , 0.200 , 0.300

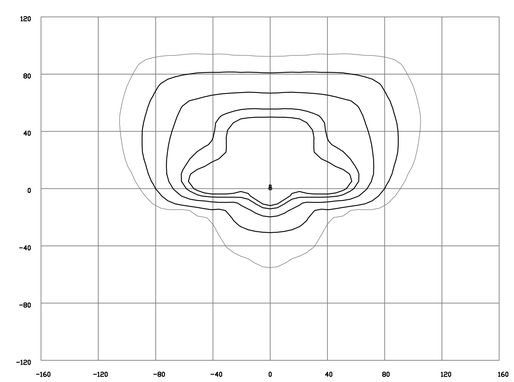


ISOFOOTCANDLE CURVES

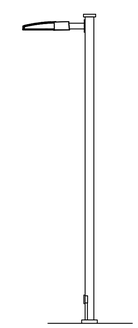
FIXTURE: LED220, GALLEON
MOUNTING HEIGHT: 30 FT
LIGHT SOURCE: LED'S, 4000K, 70 CRI
PATTERN: TYPE IV, B3-U0-G4 (zero light at or above 90 degrees)

ASSY# LFIX-SBX-LED-205-BLK-IV-MULTIV-___-P (BLACK)
POLE ASSY# LPOLE-AB-STL-30FT-BLK-SQ-___-P (BLACK)
BRACKET ASSY# LBKT-SIDE-12IN-BLK-UNV-STL-___-P (BLACK)

NOTE: THE FOOTCANDLE READINGS BELOW ARE MAINTAINED AND HAVE BEEN DEPRECIATED FOR LED LUMEN DEPRECIATION AND LUMINAIRE DIRT DEPRECIATION. FOR INITIAL FOOTCANDLES, DIVIDE THE READINGS BELOW BY .85.



C24A



LEGEND (OUTER to INNER): 0.10 , 0.25 , 0.60 , 1.00 , 1.25

CALCULATION SUMMARY										
AREA NAME	DIMENSIONS	GRID / TYPE	# PTS	SPAC	GROUP	AVE	MAX	MIN	MAX/MIN	AVE/MIN
New Area	1344.75x823.69ft	Parking	124	10.00	(+)	2.15	4.88	0.46	10.70	4.73
		Property Line	1254	10.00	(#)	0.03	1.57	0.00	N/A	N/A

Goddard School (19-0181) LUMINAIRE SCHEDULE							
TYP	SYMBOL	DESCRIPTION	LAMP	LUMENS	MOUNTING/BALLAST	LLF	QTY
C24A		Cooper Lighting SB_220W_IV (1) "C224" GAN-AF-04-LED-U-T4W	(64) Type IV 4000K	24390	30' MT HT Single Fixture	0.85	2
PS5A		GE LIGHTING PS_LED50_1/POST (1) "PS50" EANB_A4740_____	(1) LED 4000K	4313	16' MT HT Ped Shoebox	0.85	1

LIGHTING DESIGN TOLERANCE

The calculated footcandle light levels in this lighting design are predicted values and are based on specific information that has been supplied to Duke Energy Progress. Any inaccuracies in the supplied information, differences in luminaire installation, lighted area geometry including elevation differences, reflective properties of surrounding surfaces, obstructions (foliage or otherwise) in the lighted area, or lighting from sources other than listed in this design may produce different results from the predicted values. Normal tolerances of voltage, lamp output, and ballast and luminaire manufacture will also affect results.

Customer approval_____ Date_____

DISTANCE CALIBRATION (INCHES)

0 0.5 1.0 2.0 3.0 4.0

DUKE ENERGY® PROGRESS

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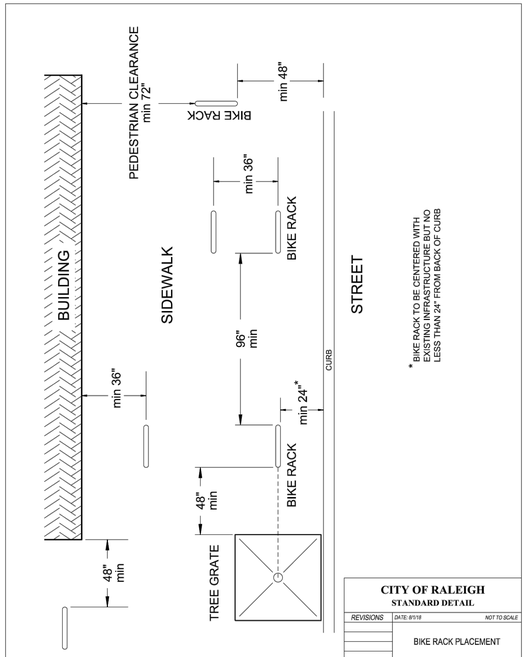
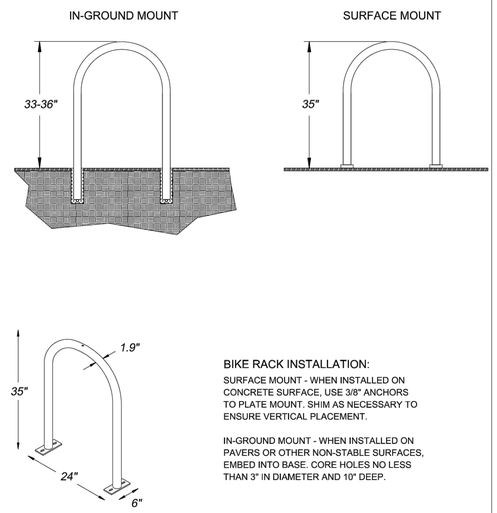
THE GODDARD SCHOOL
RALEIGH, NC
SITE LIGHTING PLAN

Designed by DEP LIGHTING SOLUTIONS
Reviewed by T. Ferguson Scale 1' = 30'
Date 12/02/2019 Size "Arch D"
Description LED 150 Shoebox
Drawing No. 19-0181A Sht. 1 OF 1



CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	BIKE RACK PLACEMENT	
	B-20.01	



STANDARD BIKE RACK

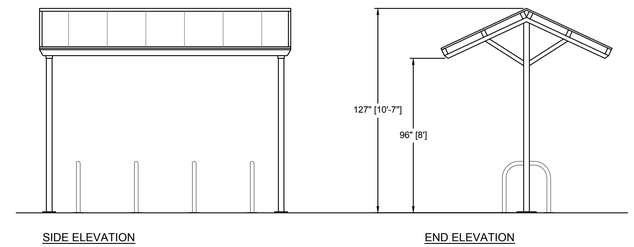
BIKE RACK INSTALLATION:

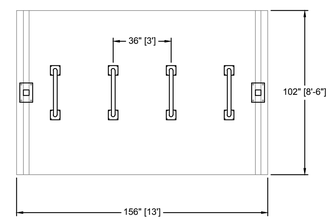
SURFACE MOUNT - WHEN INSTALLED ON CONCRETE SURFACE, USE 3/8" ANCHORS TO PLATE MOUNT. SHIM AS NECESSARY TO ENSURE VERTICAL PLACEMENT.

IN-GROUND MOUNT - WHEN INSTALLED ON PAVERS OR OTHER NON-STABLE SURFACES, EMBED INTO BASE. CORE HOLES NO LESS THAN 3" IN DIAMETER AND 10" DEEP.

CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	BIKE RACK DETAILS	
	B-20.03	





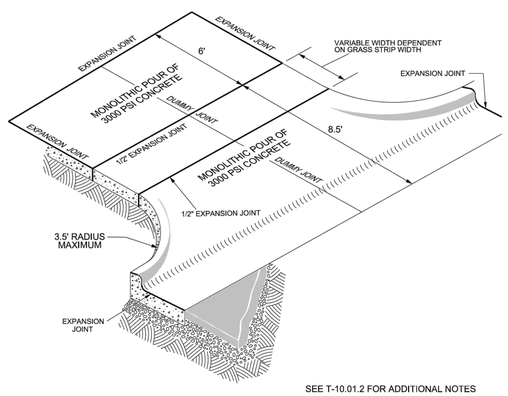
PLAN VIEW
(36" RACK SPACING)

NOTES:
- FRAMEWORK TO BE WELDED AND MECHANICALLY FASTENED STEEL
- ALL FASTENERS TO BE STAINLESS STEEL
- ROOF GLAZING TO BE: 8MM POLYCARBONATE STRUCTURED SHEET, TONGUE AND GROOVE SYSTEM, IN ALUMINUM TRIM. TINT: TBD
- STEEL FINISHING:
  - MEDIA BLAST PREP
  - TNEMEC TNEME ZINC 90-97 PRIMER
  - TNEMEC SERIES N69 HI-BUILD EPOXOLINE 2-PART EPOXY MIDCOAT;
  - TNEMEC SERIES 73 ENDURA-SHIELD TOPCOAT.
  - ALUMINUM TRIM TO HAVE SAME TOP TWO COATS (OR IN MATCHING ANODIZED). COLOR: TBD
  - ALL DIMENSIONS TO BE FIELD VERIFIED
- DESIGN IS PRELIMINARY, AND CONCEPTUAL, AND SUBJECT TO CHANGE BASED ON FINAL ENGINEERING PHASE AND CUSTOMER APPROVAL.

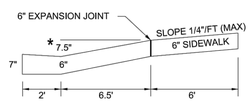
BIKE DOCK CAPACITY		
RACK SPACING	# OF RACKS	# OF BIKES
36"	4	8

LONG-TERM BICYCLE SHELTER

NOT TO SCALE



SEE T-10.01.2 FOR ADDITIONAL NOTES



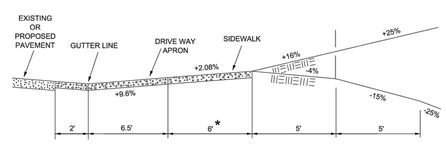
* USE 6.5" WHEN DRIVEWAY IS USED IN LIEU OF A WHEELCHAIR RAMP TO ACCOMMODATE 12:1 MAXIMUM SLOPE (ADA COMPLIANT), SUCH AS IN A CUL-DE SAC.

SHEET 1 OF 2

CITY OF RALEIGH
STANDARD DETAIL

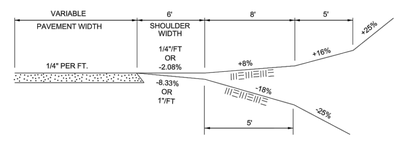
REVISIONS	DATE: 8/1/18	NOT TO SCALE
	DRIVEWAY AND SIDEWALK DETAIL	
	T-10.01.1	

DRIVEWAY GRADES



* 5' FOR SENSITIVE AREA AVENUE AND SENSITIVE AREA RESIDENTIAL STREET

A. CURB & GUTTER , SIDEWALK SECTION

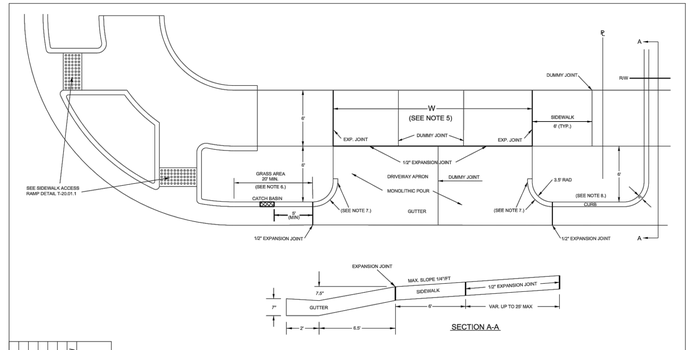


B. SHOULDER SECTION

NOTES:
IF THE SLOPE BETWEEN THE TOP OF CURB AND GUTTER AND A POINT 30 FEET FROM THE CURB AND GUTTER EXCEEDS 20%, THIS SLOPE SHALL BE ADJUSTED TO A MAXIMUM OF 8.33% (1"/FT) UP OR 4.17% (1/2" /FT) DOWN.

CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	DRIVEWAY GRADES	
	T-10.04	



SECTION A-A

NOTES:
1. WHEN A DRIVEWAY IS TO BE CONSTRUCTED WHERE FINAL LAYER OF ASPHALT HAS BEEN PLACED, THE CURB CAN BE SAW CUT IN A STRAIGHT LINE AND REMOVED. IF THE FINAL LAYER HAS NOT BEEN PLACED, THE ENTIRE CURB AND GUTTER SHALL BE REMOVED AND THE DRIVEWAY SHALL BE A MONOLITHIC POUR USING 3000 PSI ,MAX. 4" SLUMP CONCRETE.
2. EXPANSION MATERIAL SHALL EXTEND THE FULL DEPTH OF THE CONCRETE. 1/2" EXPANSION JOINTS ALONG SIDEWALK SHALL BE LOCATED AT NOT MORE THAN 40' INTERVALS & DUMMY CONSTRUCTION JOINTS AT 6' INTERVALS. DUMMY JOINTS SHALL BE AT LEAST 1/3 THE SLAB THICKNESS IN DEPTH.
3. SLOPE ON UNPAVED AREAS BETWEEN BACK OF CURB & SIDEWALK SHALL BE 1/4" PER FT.
4. NO EXPOSED AGGREGATE OR OTHER SPECIAL SURFACE TREATMENTS IN ROW.
5. W-DIMENSION AS SHOWN ON PLAN VIEW SHALL BE AS FOLLOWS:
   10' MINIMUM, 18' MAXIMUM FOR RESIDENTIAL DRIVEWAYS
   36' MAXIMUM FOR COMMERCIAL DRIVEWAYS
6. THE DISTANCE FROM THE END OF A STREET CURB RADIUS TO THE BEGINNING OF THE DRIVEWAY RADIUS SHOULD BE MINIMUM OF 20 FT.
7. CURB RADIUS TO BE DISSIPATED BETWEEN LIMITS NOTED ABOVE.
8. 7' MIN. BETWEEN DRIVEWAYS ON ADJACENT LOTS. 4.5' MIN. BETWEEN DRIVEWAYS ON SAME LOT.
9. NO RADIUS ENCROACHMENT SHALL BE ALLOWED ACROSS AN ADJOINING PROP. FRONTAGE. THIS IS DETERMINED BY EXTENDING A LINE FROM THE PROPERTY CORNER PERPENDICULAR TO THE R/W TO THE CURB AND GUTTER LOCATION.
10. ALL CONCRETE MUST BE POURED ON SAME DAY AS INSPECTION OR RE-INSPECTION IS REQUIRED.
11. DRIVEWAY RADIUS SHALL BE A MINIMUM OF 5' FROM ANY CATCH BASIN.

CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	DRIVEWAY AND SIDEWALK DETAIL	
	T-10.01.2	

SHEET 2 OF 2

ATTENTION CONTRACTORS

The ***Construction Contractor*** responsible for the extension of water, sewer, and/or reuse, as approved in these plans, is responsible for ***contacting*** the ***Public Utilities Department*** at ***(919) 996-4540*** at least ***twenty four hours*** prior to beginning any of their construction.

Failure to notify both ***City Departments*** in advance of beginning construction, will result in the issuance of ***monetary fines***, and require reinstallation of any water or sewer facilities not inspected as a result of this notification failure.

Failure to call for ***Inspection***, ***Install a Downstream Plug***, have ***Permitted Plans*** on the ***Jobsite***, or any other ***Violation*** of ***City of Raleigh Standards*** will result in a ***Fine and Possible Exclusion*** from future work in the ***City of Raleigh***.

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NO.	REVISION	DATE
1.	COMMENTS PER COR	09/09/2019
2.	COMMENTS PER COR	10/23/2019
3.	COMMENTS PER COR	12/02/2019

SEAL: NORTH CAROLINA PROFESSIONAL SEAL ENGINEERING THOMAS M. MCADAMS 12-02-19

THE SPAULDING GROUP, PA
planning • civil engineering
1611 Jones Franklin Road Suite 101 Raleigh, NC 27606
Phone (919)854-7990 Fax (919)854-7925

PREPARED FOR :
RAMANPREET & MANDEEP CHADDHA
7229 SOUTH BOWMAN CT
CARY, NC 27519

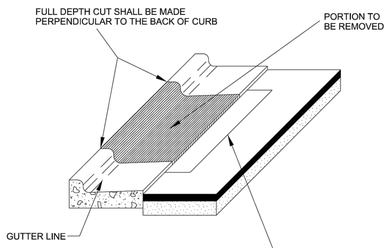
DATE : 09-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER:
TOM SPAULDING
PROJECT CADD DESIGNER:
MIKE MITCHELL
PROJECT SURVEYOR:
MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT
RALEIGH, WAKE COUNTY, NORTH CAROLINA
PRELIMINARY PLANS
CONSTRUCTION DETAILS

DRAWING / SHEET
D-1.0

PROJECT NUMBER
933-18

F:\901-950 Projects\933-19 Goddard School - Raleigh 1\Preliminary\933-19-D0100.dwg Nov 27, 2019 - 3:52pm BY:User4



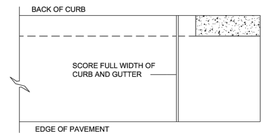
IF THE FINAL LIFT OF ASPHALT HAS BEEN INSTALLED AND IS DAMAGED DURING CURB REMOVAL, A ONE FOOT WIDE SECTION OF ASPHALT SHOULD BE SAWCUT AND REMOVED FOR FORMS TO BE USED TO KEEP A STRAIGHT EDGE ON THE DRIVEWAY APRON. REINSTALL HOT MIX SURFACE ASPHALT PATCH S9.5B.

IF THE FINAL LIFT OF ASPHALT HAS NOT BEEN INSTALLED, THE ASPHALT IN FRONT OF THE APRON CAN REMAIN IN PLACE.

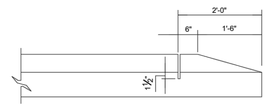
NOTES:
1. CURB AND GUTTER SECTION SHALL BE REMOVED IN ACCORDANCE WITH DRIVEWAY WIDTH APPROVED BY THE CITY.
2. IF PERPENDICULAR CUT IS LESS THAN 5' FROM NEXT JOINT, THEN THE PARALLEL CUT SHALL BE MADE TO THAT JOINT.
3. THIS METHOD IS NOT ALLOWED IN NEW ROADWAY CONSTRUCTION.

CITY OF RALEIGH
STANDARD DETAIL

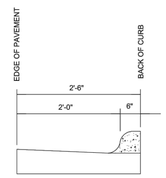
REVISIONS	DATE: 8/1/18	NOT TO SCALE
	STANDARD METHOD OF REMOVING EXISTING CURB (FOR A DRIVEWAY APRON INSTALLATION)	
	T-10.24	



PLAN



FRONT

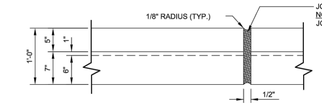


END

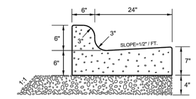
NOTES:
1. 10' MAXIMUM BETWEEN DUMMY JOINTS. 15' MAXIMUM BETWEEN DUMMY JOINTS ON MACHINE POURS.
2. 1/2" EXPANSION JOINT EVERY 50'.
3. 3000 PSI CONCRETE MINIMUM, 4" SLUMP MAXIMUM.
4. LIQUID MEMBRANE CURING COMPOUND SHALL MEET THE REQUIREMENTS OF SECTION 1026-2 OF NCDOT STANDARDS & SPECIFICATIONS FOR ROADS AND STRUCTURES.
5. ALL CONSTRUCTION JOINTS SHALL BE FILLED WITH JOINT FILLER AND SEALER IN ACCORDANCE WITH NCDOT ROADWAY STANDARD DETAIL 846.01 THE JOINT MATERIAL SHALL CONFORM TO SECTION 1028-2 OF NCDOT STANDARD & SPECIFICATIONS FOR ROADS AND STRUCTURES.
6. REFER TO NCDOT DETAIL 846.01 FOR CURB AND GUTTER SUPERELEVATION RATES.

CITY OF RALEIGH
STANDARD DETAIL

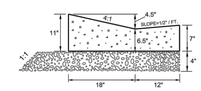
REVISIONS	DATE: 8/1/18	NOT TO SCALE
	STANDARD METHOD OF ENDING CURB AND GUTTER	
	T-10.25	



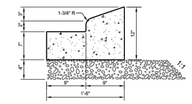
FRONT ELEVATION
TRANSVERSE EXPANSION JOINT



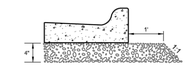
1. 30" CURB & GUTTER



2. 30" VALLEY TYPE GUTTER

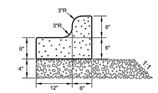


MEDIAN CURB AND GUTTER
SIDE ELEVATION

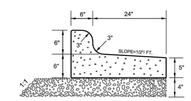


4" COMPACTED A.B.C. UNDER STANDARD CURB & GUTTER (MIN)

NO VALLEY CURB SHALL BE USED AT INTERSECTIONS, HYDRANTS, ETC.



MEDIAN CURB AND GUTTER
(NON-MOUNTABLE)



SPILL CURB DETAIL

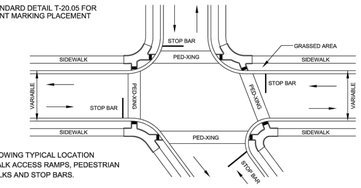
NOTES:
1. 10' MAXIMUM BETWEEN DUMMY JOINTS. 15' MAXIMUM BETWEEN DUMMY JOINTS ON MACHINE POURS.
2. 1/2" EXPANSION JOINT EVERY 50'.
3. 3000 PSI CONCRETE MINIMUM, 4" SLUMP MAXIMUM.
4. LIQUID MEMBRANE CURING COMPOUND SHALL MEET THE REQUIREMENTS OF SECTION 1026-2 OF NCDOT STANDARDS & SPECIFICATIONS FOR ROADS AND STRUCTURES.
5. ALL CONSTRUCTION JOINTS SHALL BE FILLED WITH JOINT FILLER AND SEALER IN ACCORDANCE WITH NCDOT ROADWAY STANDARD DETAIL 846.01 THE JOINT MATERIAL SHALL CONFORM TO SECTION 1028-2 OF NCDOT STANDARD & SPECIFICATIONS FOR ROADS AND STRUCTURES.
6. REFER TO NCDOT DETAIL 846.01 FOR CURB AND GUTTER SUPERELEVATION RATES.

SHEET 1 OF 2

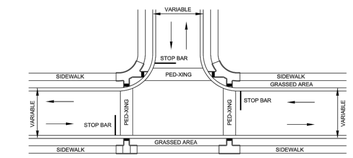
CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	CURB AND GUTTER	
	T-10.26.1	

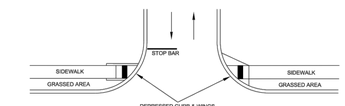
NOTE: SEE STANDARD DETAIL T-20.05 FOR PAVEMENT MARKING PLACEMENT



DETAIL SHOWING TYPICAL LOCATION OF SIDEWALK ACCESS RAMPS, PEDESTRIAN CROSSWALKS AND STOP BARS.



DETAIL SHOWING TYPICAL LOCATION OF SIDEWALK ACCESS RAMPS PEDESTRIAN CROSSWALKS AND STOP BARS FOR TEE INTERSECTION.

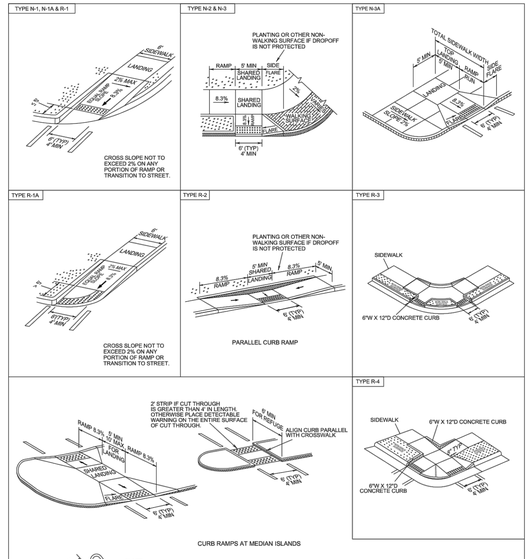


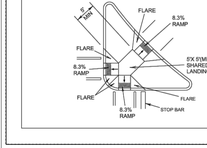
FOR RAMPS AT ASPHALT TO ASPHALT STREET TYPE DRIVEWAYS OR PRIVATE STREET TIE IN.

SHEET 1 OF 8

CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	CURB RAMPS	
	T-20.01.1	



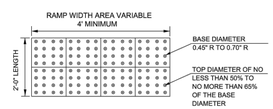


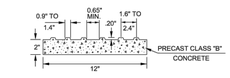
DETECTABLE WARNING SURFACE SHALL EXTEND FULL WIDTH OF SIDEWALK OR RAMP

SHEET 1 OF 4

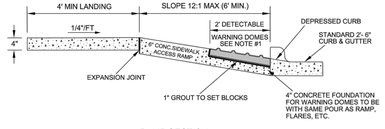
CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	DETECTABLE WARNING SURFACE PLACEMENT	
	T-20.04.1	





DETECTABLE WARNING DOMES CONCRETE PAVER



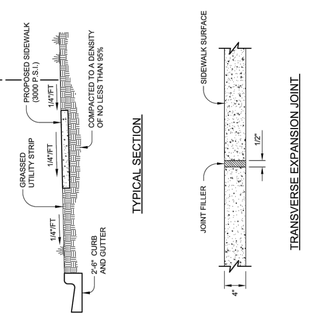
RAMP SECTION
WITH DETECTABLE WARNING PAVERS

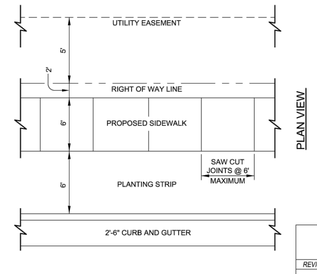
NOTES:
1. DETECTABLE WARNING DOMES SHALL COVER 2'-0" LENGTH AND FULL WIDTH OF THE RAMP FLOOR AS SHOWN ON DETAIL. SIZE OF PAVER SHALL BE 1' X 1'.
2. THE COLOR FOR THE DETECTABLE WARNING AREA SHALL BE YELLOW FOR CONTRAST.

SHEET 2 OF 4

CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	DETECTABLE WARNING SURFACE PAVERS	
	T-20.04.2	





NOTES:
1. TRANSVERSE EXPANSION JOINTS TO BE A MAXIMUM OF 50 FEET.
2. ALL CONCRETE TO BE 3000 PSI AND FINISHED WITH CURING COMPOUND.
3. A 6 INCH DEPTH IS REQUIRED AT LOCATIONS OF DRIVEWAY CROSSINGS, AT STREET INTERSECTIONS (ALONG THE LENGTH OF RADIUS CURB RETURNS), AND IN THE DRIVEWAY RAMPS.

CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	CONCRETE SIDEWALK	
	T-30.01	

ATTENTION CONTRACTORS

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NO.	REVISION	DATE
1.	COMMENTS PER COR	09/09/2019
2.	COMMENTS PER COR	10/23/2019
3.	COMMENTS PER COR	12/02/2019

SEAL: NORTH CAROLINA PROFESSIONAL SEAL ENGINEERING 12-02-19

THE SPAULDING GROUP, PA
planning · civil engineering
1611 Jones Franklin Road Suite 101 Raleigh, NC 27606
Phone (919)854-7990 Fax (919)854-7925

PREPARED FOR : RAMANPREET & MANDEEP CHADDHA 7229 SOUTH BOSTON CT CARY, NC 27519
DATE : 09-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER: TOM SPAULDING
PROJECT CADD DESIGNER: RICHARD L. MITCHELL
PROJECT SURVEYOR: MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT
RALEIGH, WAKE COUNTY, NORTH CAROLINA
PRELIMINARY PLANS
CONSTRUCTION DETAILS

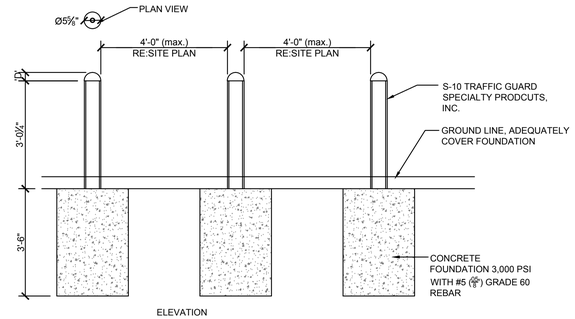
DRAWING / SHEET
D-2.0

PROJECT NUMBER
933-18

F:\901-950 Projects\933-19 Goddard School - Raleigh\Preliminary\933-19-D0100.dwg Nov 27, 2019 - 3:51pm BY:User4

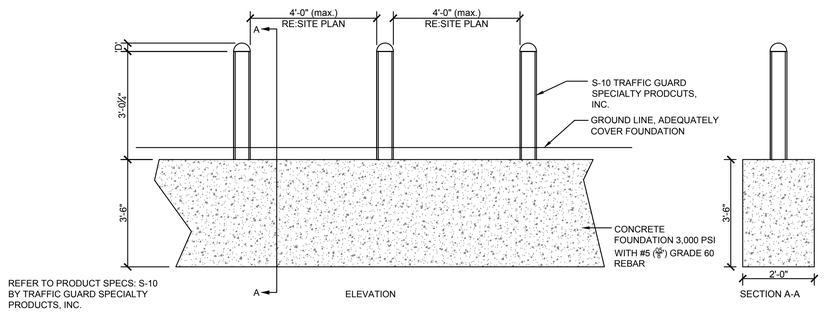
BOLLARD NOTES:

1. VERIFY LOCATION OF UNDERGROUND UTILITIES BEFORE DRILLING FOR CONCRETE FOUNDATION.
2. PIPE BOLLARDS LOCATED AT TRASH ENCLOSURE ALONG PLAYGROUND AND TO PROTECT ELECTRICAL TRANSFORMERS WHEN REQUIRED.
3. REFER TO PRODUCT SPECS: S-10 BY TRAFFIC GUARD SPECIALTY PRODUCTS, INC.



SHAFT FOOTING BOLLARD (DISTANCE > 4'-0")

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

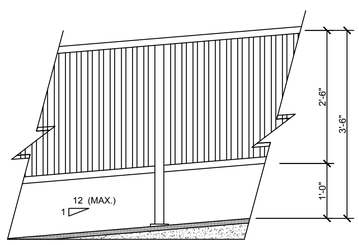


TRENCH FOOTING BOLLARD (DISTANCE < 4'-0")

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

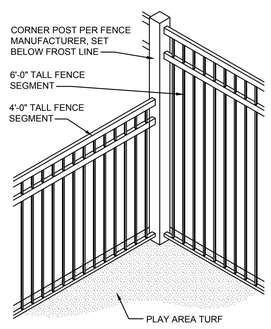
HANDRAIL ACCESSIBILITY NOTES:

1. FOR ACCESSIBILITY, PLEASE REFERENCE ADA 36 CFR 1191 FINAL RULE: PLAY AREAS 15.6. MAIN ENTRANCE PATHWAYS SHOULD BE 72 INCHES TO 96 INCEHS WIDE. ALL PATHWAYS MUST PROVIDE ADEQUATE CLEARANCES AS PRESCRIBED BY THE UFAS AND ADA STANDARDS. PATHWAY SLOPES SHOULD BE NO GREATER THAN 1:20 UNLESS THEY ARE PROVIDED WITH A HANDRAIL. (MORE THAN 1:20 IS CONSIDERED A RAMP.) CROSS SLOPES WILL BE LIMITED TO 1:50.
2. PLATFORMS, STAIRS, HANDRAILS ON STAIRS, GUARDRAILS, AND PROTECTIVE BARRIERS ON PLATFORMS MUST BE DESIGNED IN COMPLIANCE WITH REQUIREMENTS CONJTAINED IN THE LATEST EDITION OF THE *HANDBOOK FOR PUBLIC PLAYGROUND SAFETY*, CONSUMER PRODUCT SAFETY COMMISSION (CPSC). THE HEIGHT OF PLAT)FORMS AND THE AGE GROUP USING THE PLATFORM WILL DETERMINE WHEN A GUARD)RAIL OR PROTECTIVE BARRIER IS REQUIRED. GUARDRAILS MAY BE USED IN PLATFORMS AT LOWER HEIGHTS, WHILE PROTECTIVE BARRIERS MUST BE PROVIDED ON HIGHER PLATFORMS.
3. HANDRAILS MUST BE PROVIDED TO ACCOMMODATE THE INTENDED AGE GROUP ON ALL STAIRS (INCLUDING ADULTS). FOR CHILDREN, HEIGHTS WILL RANGE BETWEEN 20 INCHES ABOVE THE LEADING EDGE OF THE TREAD AND 36 INCHES. IN CERTAIN INSTANCES, IT MAY BE NECESSARY TO HAVE TWO RAILINGS MOUNTED AT DIFFERING HEIGHTS.
4. GUARDRAILS MUST BE PROVIDED FOR INFANTS AND TODDLERS ON ALL PLATFORMS GREATER THAN 11-13/16 INCHES ABOVE ADJACENT SURFACES. GUARDRALS MUST BE PROVIDED FOR PRE-SCHOOL-AGE CHILDREN ON ALL PLATFORMS GREATER THAN



HANDRAIL DETAIL

SCALE: 3/4" = 1'-0"



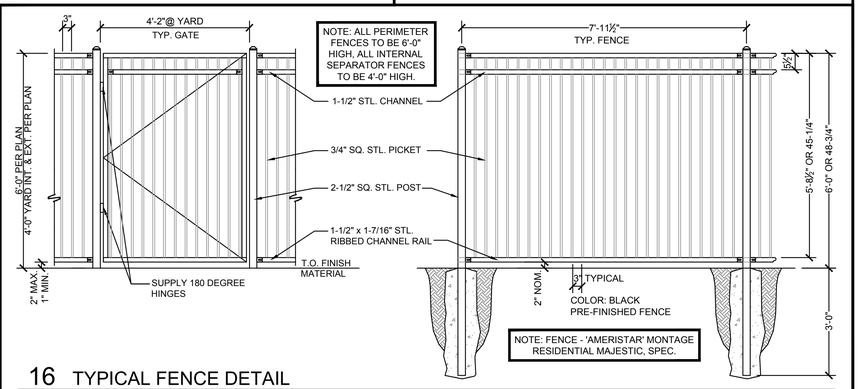
FENCE NOTES:

IT IS IMPORTANT THAT FENCES BE DESIGNED SO THAT THERE ARE NO SPACES BETWEEN PICKETS WHICH ARE BETWEEN 1-3/4" MINIMUM AND 3-1/2" MAXIMUM TO PREVENT CHILDREN'S HEADS FROM BEING ENTRAPPED.

FENCE TRANSITION DETAIL

SCALE: N.T.S.

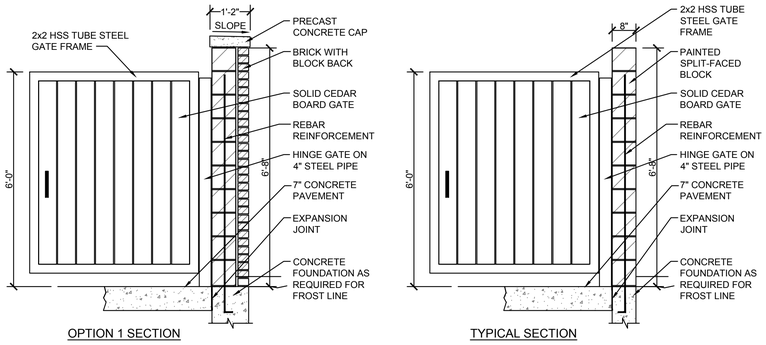
NOTE: ALL PERIMETER FENCES TO BE 6'-0" HIGH, ALL INTERNAL SEPARATOR FENCES TO BE 4'-0" HIGH.

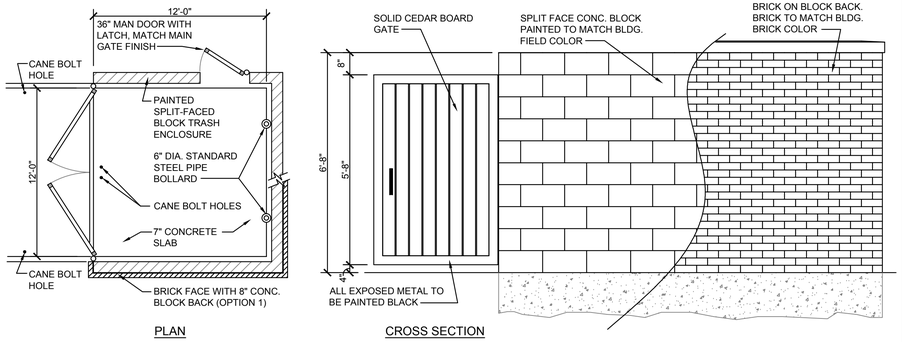


NOTE: FENCE - 'AMERISTAR' MONTAGE RESIDENTIAL MAJESTIC, SPEC.

16 TYPICAL FENCE DETAIL

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





TRASH ENCLOSURE DETAILS

SCALE: N.T.S.

NO.	REVISION	DATE
1.	COMMENTS PER COR	09/09/2019
2.	COMMENTS PER COR	10/23/2019
3.	COMMENTS PER COR	12/02/2019

SEAL: NORTH CAROLINA PROFESSIONAL SEAL ENGINEERING THOMAS 12-02-19

THE SPAULDING GROUP, PA
planning • civil engineering
1611 Jones Franklin Road Suite 101 Raleigh, NC 27606
Phone (919)854-7990 Fax (919)854-7925

PREPARED FOR : RAMANPREET & MANDEEP CHADDHA 7020 STONEWALL STATION CT CARY, NC 27519

DATE : 05-01-2019

S&N FIRM CERTIFICATION #: C-1875

PROJECT ENGINEER: TOM SPAULDING

PROJECT CADD DESIGNER: RENO A. MARCELLI

PROJECT SURVEYOR: MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT

RALEIGH, WAKE COUNTY, NORTH CAROLINA

PRELIMINARY PLANS

CONSTRUCTION DETAILS

DRAWING / SHEET

D-3.0

PROJECT NUMBER

933-18

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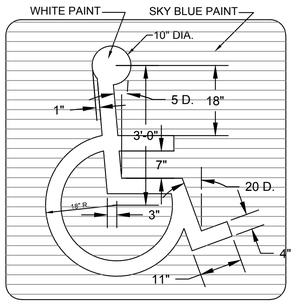
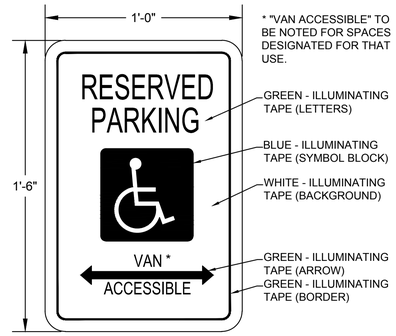
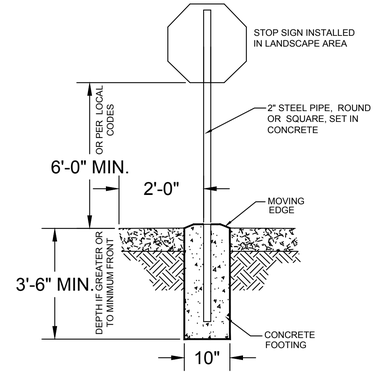


NOTE: ALL STRIPES TO BE 4" PAINTED WHITE

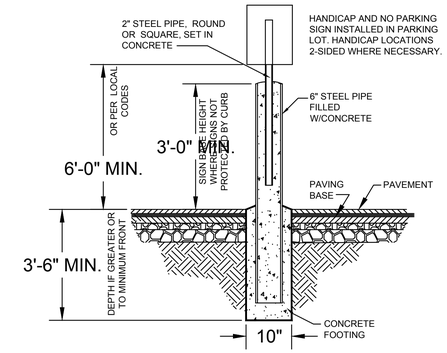
PAINTED HANDICAP SYMBOL DETAIL
NTS



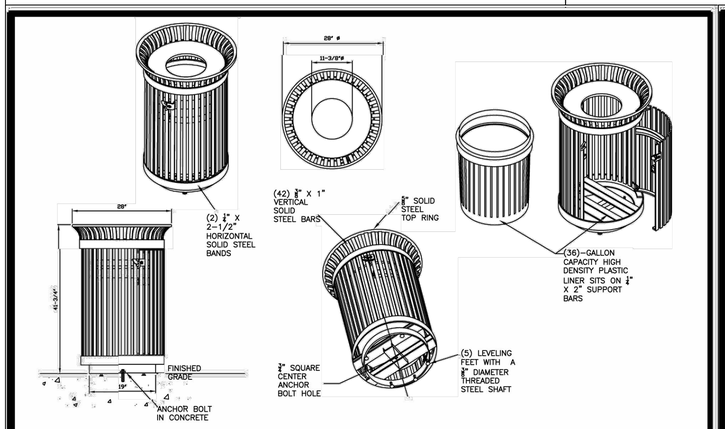
HANDICAP PARKING SIGNAGE DETAIL
NTS



TRAFFIC STOP SIGN
NTS

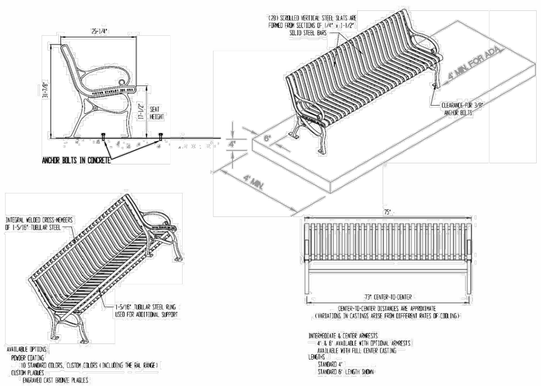


PARKING SIGN
NTS



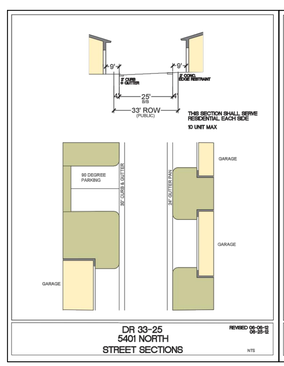
NOTES:
1. ALL STEEL COMPONENTS TO BE POWDER-COATED TO PREVENT RUST
2. TRASH ENCLOSURE TO BE PERMANENTLY AFFIXED TO THE GROUND WITH ANCHOR BOLTS
3. VICTOR STANLEY SD-42 IRONSITES SERIES 36 GALLON SIDE-DOOR-OPENING LITTER RECEPTACLE OR SIMILAR

METAL TRASH CAN
DRAWING NOT TO SCALE

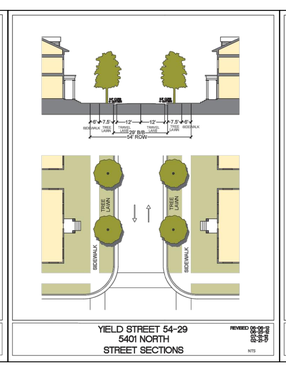


NOTES:
1. MATERIAL SHALL BE DUCTILE CASTINGS WITH GALVANIZED STEEL COMPONENTS POWDER COATED FOR WEATHER PROTECTION.
2. LOCATED ACHOR BOLTS AFTER BENCH IS IN PLACE.
3. PERMANENTLY AFFIXED BENCH TO THE GROUND.
4. MANUFACTURER VICTOR STANLEY MODEL NO. CR-138, INC OR SIMILAR.

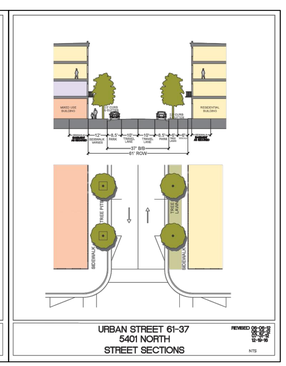
METAL BENCH - 6FT
DRAWING NOT TO SCALE



DR 33-25
5401 NORTH
STREET SECTIONS
REVISED 08-28-19 09-09-19
NTS

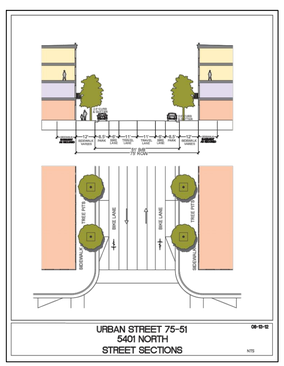


YIELD STREET 54-29
5401 NORTH
STREET SECTIONS
REVISED 08-28-19 09-09-19
NTS



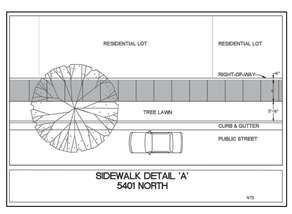
URBAN STREET 61-37
5401 NORTH
STREET SECTIONS
REVISED 08-28-19 09-09-19
NTS

ARCHWOOD AVENUE STREET SECTIONS
SCALE: NTS



URBAN STREET 75-51
5401 NORTH
STREET SECTIONS
08-15-19
NTS

MIDTOWN MARKET STREET SECTION
SCALE: NTS



SIDEWALK DETAIL 'A'
5401 NORTH
NTS

SIDEWALK DETAIL
SCALE: NTS

5401 NORTH MASTER PLAN REFERENCES

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NO.	REVISION	DATE
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2.	COMMENTS PER COR	10/23/2019
3.	COMMENTS PER COR	12/02/2019

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SHEET
D-4.0

PROJECT NUMBER
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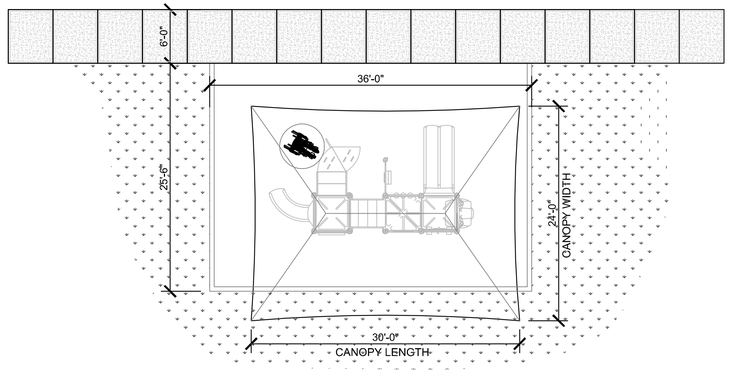
F:\901-950 Projects\933-19 Goddard School - Raleigh IV\Preliminary\933-19-D0100.dwg Nov 27, 2019 - 3:46pm BY:User4

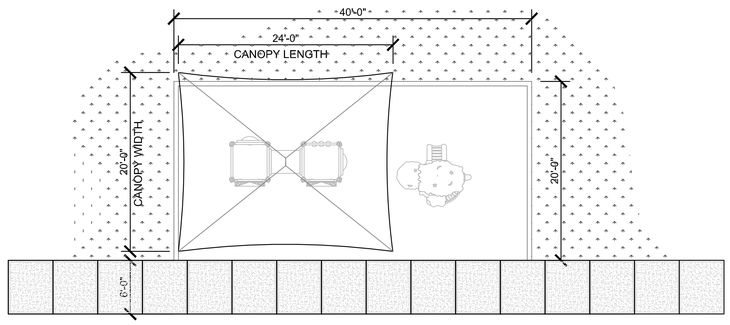


PRESCHOOL PLAY STRUCTURE

SCALE: 1/8"" = 1'-0"

PRESCHOOL PLAYGROUND RENDERING

NTS

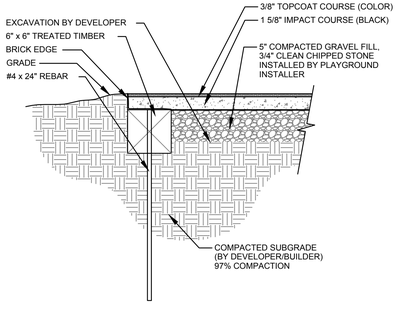


INFANT/TODDLER PLAY STRUCTURE

SCALE: 1/8"" = 1'-0"

TODDLER PLAYGROUND RENDERING

NTS



POUR-IN-PLACE PLAY SURFACING

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

DEVELOPER/GENERAL CONTRACTOR'S PLAYGROUND RESPONSIBILITIES

1. PLAYGROUND STRUCTURE AND SHADE STRUCTURE APPROVALS OR PERMITS IF REQUIRED. APPROVALS AND PERMITTING MAY BE REQUIRED FOR COLOR SCHEME, HEIGHT, MANUFACTURER DESIGN METHODS, ETC.
2. UTILITIES CANNOT BE LOCATED UNDER OR OVER PLAYGROUND BOXES.
3. ELECTRIC AND WATER ARE NEEDED ON SITE, FOR THE PLAYGROUND INSTALLERS USE. IF NOT, OTHER PRIOR ARRANGEMENTS SHALL BE MADE.
4. SOILS WITHIN THE PLAYGROUND BOX DIMENSIONS SHOULD BE SUITABLE FOR SLAB AT GRADE INSTALLATIONS. SOILS SHOULD NOT CONTAIN DEBRIS AND COMPACTED TO 97% IN ACCEPTED INCREMENTS CONTAINING SUITABLE SOIL.
5. PROVIDE GODDARD SYSTEM INC.'S PROJECT MANAGER WITH A TIMELINE FOR PLAYGROUND INSTALLATION. ROUGH GRADE IS REQUIRED AND SIDEWALKS SHALL BE INSTALLED PRIOR TO PLAYGROUND INSTALLATION, SOD, FENCE AND PARKING LOT TOP COAT.
6. LOCATE PLAYGROUND BOXES PER SITE PLAN, EXCAVATED 7" DEEP. PLAYGROUND BOXES CANNOT EXCEED A MAXIMUM 2% GRADE. (DTL. 2/C3.1)
7. SUB-GRADE BACKFILL MUST BE COMPACTED TO AT LEAST 97% AND SHOULD NOT CONTAIN MATERIALS SUCH AS LARGE ROCKS, SCRAP WOOD, CONCRETE SPOILS, ETC. PLAYGROUND INSTALLERS NEED TO DRILL ACCURATE HOLES FOR PLAYGROUND POLE INSTALLATION.
8. INSTALL DRAINAGE SYSTEM TO EXCAVATED PLAYGROUND BOXES PER SITE PLAN. (DTL. 13/C3.1)
9. ENSURE ADEQUATE AREA FOR PLAYGROUND INSTALLERS. STAGING AREA NEEDED TO UNLOAD AND PRE-ASSEMBLE APPROX. 1,000 CUBIC FOOT SHIPMENT OF PLAYGROUND EQUIPMENT. HOLDING AREA NEEDED TO RECEIVE DELIVERY OF APPROXIMATELY 40-50 TONS OF CRUSHED STONE. PARKING AREA NEEDED FOR TWO TRUCKS AND ONE 30' TRAILER OF EXCAVATING EQUIPMENT.
10. IN ORDER TO AVOID POSSIBLE DAMAGE, PARKING LOTS SHOULD NOT HAVE TOPCOAT APPLIED AND FENCING SHOULD NOT BE INSTALLED UNTIL PLAYGROUND IS COMPLETE. IF FENCING IS INSTALLED, LEAVE OUT NECESSARY SECTIONS TO PROVIDE ACCESS TO PLAYGROUND AREA.
11. ONCE COMPACTED CRUSH STONE BASE, BORDER, AND EQUIPMENT ARE IN PLACE, THEY SHOULD NOT BE DRIVEN OR WALKED ON AND SHOULD NOT BE USED FOR STORAGE AREA.
12. PLAYGROUND INSTALLATION DESCRIBED ABOVE SHOULD TAKE APPROXIMATELY ONE TO FIVE DAYS, DEPENDING ON SITE CONDITIONS, WEATHER, INSTALLER CREW SIZE, ETC.
13. INSTALLATION OF POUR-IN-PLACE SURFACING USUALLY TAKES PLACE ONE TO TWO WEEKS AFTER PLAYGROUND IS INSTALLED, DEPENDING MAINLY ON WEATHER CONDITIONS.
14. GENERALLY ONLY THREE OR FOUR PARKING SPACES ARE NEEDED FOR SURFACING INSTALLERS. (ONE OR TWO VEHICLES AND A MIXER STAGING AREA)
15. TYPICALLY, TWO MEN MIX THE SURFACING PRODUCT IN THE PARKING LOT AND TRANSPORT BY WHEELBARROW TO PLAYGROUNDS WHERE IT IS POURED AND TROWELED. THEREFORE, NO SPECIAL ALLOWANCES ARE NECESSARY (FENCING CAN BE INSTALLED AND FINISH LANDSCAPING CAN BE COMPLETED)
16. THIS IS USUALLY A TWO-DAY INSTALLATION, DEPENDING MAINLY ON WEATHER CONDITIONS. IMPACT COURSE APPLIED ON DAY ONE, AND TOPCOAT (COLOR) APPLIED ON DAY TWO.
17. ONCE THE TOPCOAT APPLICATION IS COMPLETE, THE BINDING AGENTS WILL TAKE A MINIMUM 24 HOURS TO CURE. DURING THAT TIME THERE IS TO BE ABSOLUTELY NO WALKING ON, PLACING OBJECTS ON, OR ALLOWING ANY DUST TO ACCUMULATE ON THE TOPCOAT SURFACE.
18. FINISH GRADING AND LANDSCAPING MUST BE THE SAME ELEVATION AT THE PLAYGROUND BORDERS.
19. ENSURE THAT THE SITE IS SECURE AND THAT OTHER CONTRACTORS WILL NOT BE STORING, WORKING, WALKING, ETC. ON FINISHED PLAYGROUNDS, SURFACES OR BORDERS.

GENERAL NOTES:
DEVELOPER/GENERAL CONTRACTOR SHOULD BE IN CONSTANT COMMUNICATION WITH GSI TO SCHEDULE DELIVERY AND INSTALLATION OF THE PLAYGROUND STRUCTURES. PLAYGROUND INSTALLERS TRAVEL LONG DISTANCES AND IT IS IMPERATIVE THE SITE IS PROPERLY PREPARED AS SPECIFIED TO AVOID COSTLY MOBILIZATION, SHIPPING AND STORAGE FEES.

GSI'S PLAYGROUND INSTALLERS TRAVEL GREAT DISTANCES, INCURRING EXPENSES FOR BOTH TRANSPORTATION AND LODGING. IN ADDITION THEY ARE REQUIRED TO RESERVE RENTAL MACHINERY. IF THEY ARE TURNED AWAY BECAUSE THE SITE IS NOT READY, A TRAVEL CHARGE WILL APPLY. THIS CHARGE COULD BE SIGNIFICANT ($50.00 PER MAN-HOUR FOR A CREW OF FIVE, LODGING AT $175 PER ROOM PER NIGHT, AND EQUIPMENT RENTAL DEPOSITS). THEREFORE, FOLLOWING ALL OF THE ABOVE GUIDELINES, ESPECIALLY WITH RESPECT TO DISCLOSING EXCESSIVELY ROCKY CONDITIONS, PROHIBITING THE USE OF LARGE ROCKS, CEMENT, ETC. IN BACKFILL MATERIALS, AND PROVIDING THE PROJECT MANAGER AN ACCURATE TIMELINE, WILL SAVE BOTH MONEY AND TIME.

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NO.	REVISION	DATE
1.	COMMENTS PER COR	09/09/2019
2.	COMMENTS PER COR	10/23/2019
3.	COMMENTS PER COR	12/02/2019

SEAL: NORTH CAROLINA PROFESSIONAL SEAL THOMAS A. SPAULDING 12-02-19

THE SPAULDING GROUP, PA
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1611 Jones Franklin Road Suite 101 Raleigh, NC 27606
Phone (919)854-7990 Fax (919)854-7925

PREPARED FOR :
RAMANPREET & MANDEEP CHADDHA
7020 PORTWOOD CT
CARY, NC 27519

DATE : 05-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER:
TOM SPAULDING
PROJECT CADD DESIGNER:
REVIS A. MITCHELL
PROJECT SURVEYOR:
MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT
RALEIGH, WAKE COUNTY, NORTH CAROLINA
PRELIMINARY PLANS
CONSTRUCTION DETAILS

DRAWING / SHEET
D-5.0

PROJECT NUMBER
933-18

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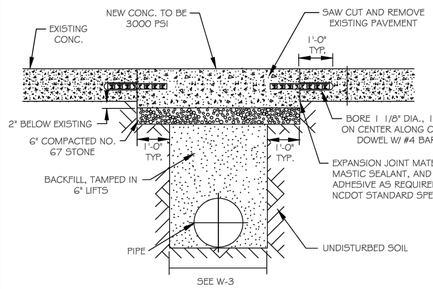
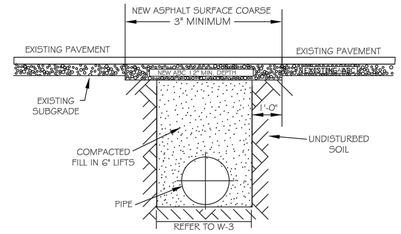


NOTES:
1. SEE CITY OF RALEIGH STANDARDS FOR TRENCHES AND PIPE BEDDING W-3 FOR ADDITIONAL DETAILS
2. PAVEMENT CUTS WITHIN NCDOT ROW SHALL CONFORM TO THE APPROVED ON SITE ENCROACHMENT PERMIT.
3. THE PAVEMENT CUT SHALL BE DEFINED BY A STRAIGHT EDGE AND CUT WITH AN APPROVED SAW CUT MACHINE.
4. THE TRENCH SUBGRADE MATERIAL SHALL BE BACKFILLED WITH SUITABLE MATERIAL AND COMPACTED TO A DENSITY OF AT LEAST 95% OF THAT OBTAINED BY COMPACTING A SAMPLE OF THE MATERIAL IN ACCORDANCE WITH AASHTO T-99 AS MODIFIED BY NCDOT. 5. THE FINAL 6" OF FILL SHALL CONSIST OF ABC MATERIAL COMPACTED TO A DENSITY EQUAL TO 100% OF THAT OBTAINED BY COMPACTING A SAMPLE OF THE MATERIAL IN ACCORDANCE WITH AASHTO T-80 AS MODIFIED BY NCDOT .

CITY OF RALEIGH
DEPARTMENT OF PUBLIC UTILITIES

STANDARD CONCRETE PAVEMENT PATCH DETAIL

DWG. NO.	REVISIONS	DATE	REVISIONS	DATE
W-1	RRH	3-31-00	A.B.B.	10-29-10
	A.B.B.	2-8-05	MAB	10-31-13



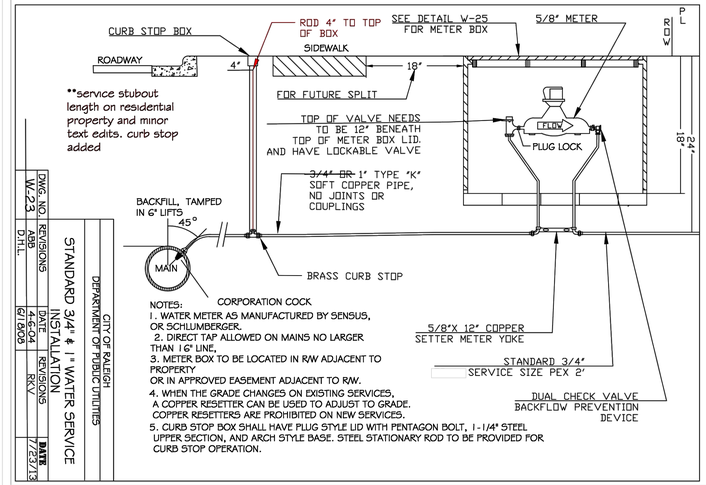
NOTES:

1. THE PAVEMENT CUT SHALL BE DEFINED BY A STRAIGHT EDGE AND CUT WITH AN APPROPRIATE SAW CUT MACHINE.
2. THE TRENCH SUBGRADE MATERIAL SHALL BE BACKFILLED WITH SUITABLE MATERIAL AND COMPACTED TO A DENSITY OF AT LEAST 95% OF THAT OBTAINED BY COMPACTING A SAMPLE OF THE MATERIAL IN ACCORDANCE WITH AASHTO T-99 AS MODIFIED BY NCDOT.
3. THE FINAL 1' OF FILL SHALL CONSIST OF ABC MATERIAL COMPACTED TO A DENSITY EQUAL TO 100% OF THAT OBTAINED BY COMPACTING A SAMPLE OF THE MATERIAL IN ACCORDANCE WITH AASHTO T-80 AS MODIFIED BY NCDOT.
4. THE ENTIRE THICKNESS/ VERTICAL EDGE OF CUT SHALL BE TACKED.
5. THE SAME DEPTH OF PAVEMENT MATERIAL WHICH EXISTS SHALL BE REINSTALLED, BUT IN NO CASE SHALL THE ASPHALT BE LESS THAN 3" THICK.
6. THE ASPHALT PAVEMENT MATERIAL SHALL BE INSTALLED AND COMPACTED THOROUGHLY WITH A SMOOTH DRUM ROLLER TO ACHIEVE A SMOOTH LEVEL PATCH.
7. REFER TO CITY OF RALEIGH STANDARDS FOR TRENCHES AND PIPE BEDDING, W-3. FOR ADDITIONAL DETAILS.
8. NO HAND PATCHING ALLOWED.
9. PAVEMENT CUTS WITHIN NCDOT ROW SHALL CONFORM TO THE APPROVED ON SITE ENCROACHMENT PERMIT.

CITY OF RALEIGH
DEPARTMENT OF PUBLIC UTILITIES

STANDARD ASPHALT PAVEMENT PATCH DETAIL

DWG. NO.	REVISIONS	DATE	REVISIONS	DATE
W-2	RRH	3-31-00	A.B.B.	4-16-04
	D.W.C.	11-1-99	J.P.S.	10-29-10

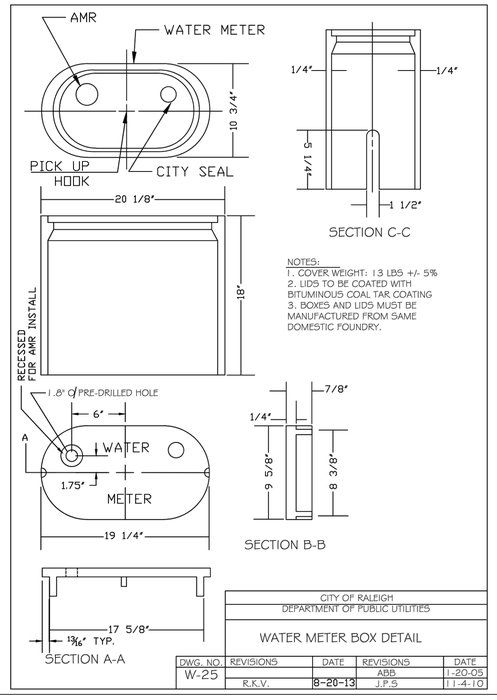


NOTES:
1. WATER METER AS MANUFACTURED BY SENSUS, OR SCHLUMBERGER.
2. DIRECT TAP ALLOWED ON MAINS NO LARGER THAN 16" LINE.
3. METER BOX TO BE LOCATED IN R/W ADJACENT TO PROPERTY OR IN APPROVED EASEMENT ADJACENT TO R/W.
4. WHEN THE GRADE CHANGES ON EXISTING SERVICES, A COPPER RESETTER CAN BE USED TO ADJUST TO GRADE. COPPER RESETTERS ARE PROHIBITED ON NEW SERVICES.
5. CURB STOP BOX SHALL HAVE PLUG STYLE LID WITH PENTAGON BOLT, 1-1/4" STEEL UPPER SECTION, AND ARCH STYLE BASE. STEEL STATIONARY ROD TO BE PROVIDED FOR CURB STOP OPERATION.

CITY OF RALEIGH
DEPARTMENT OF PUBLIC UTILITIES

STANDARD 3/4" & 1" WATER SERVICE INSTALLATION

DWG. NO.	REVISIONS	DATE	REVISIONS	DATE
W-23	ABB	4-6-04	R.K.V.	7/23/13
	D.H.L.	6/1/05		

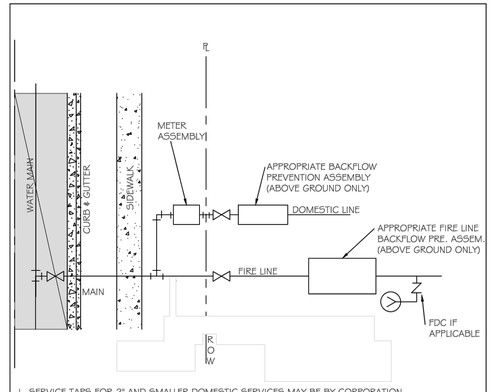


NOTES:
1. COVER WEIGHT: 13 LBS +/- 5%
2. LIDS TO BE COATED WITH BITUMINOUS COAL TAR COATING
3. BOXES AND LIDS MUST BE MANUFACTURED FROM SAME DOMESTIC FOUNDRY.

CITY OF RALEIGH
DEPARTMENT OF PUBLIC UTILITIES

WATER METER BOX DETAIL

DWG. NO.	REVISIONS	DATE	REVISIONS	DATE
W-25			ABB	1-20-05
	R.K.V.	8-20-13	J.P.S	11-4-10



1. SERVICE TAPS FOR 2" AND SMALLER DOMESTIC SERVICES MAY BE BY CORPORATION COCKS. LARGER SERVICES WILL REQUIRE A TEE AND GATE VALVE OR TAPPING SLEEVE AND VALVE ASSEMBLY AND 90° BEND.
2. DOMESTIC SERVICE TAPS SHALL BE ALLOWED ONLY ON 6" OR LARGER FIRE LINES BEFORE THE BACKFLOW ASSEMBLY.
3. ONE DOMESTIC TAP PER FIRE LINE ON STREET SIDE OF BACKFLOW. 4. FIRE LINE SHALL HAVE A FIRE HYDRANT OR BLOW OFF ASSEMBLY AT ITS END TO FACILITATE FLUSHING WHEN NEEDED.

6. THE BACKFLOW SHALL BE INSTALLED NO MORE THAN 10' FROM THE METER IN A VISIBLE LOCATION.
7. DOMESTIC/IRRIGATION BACKFLOW RISER/STANDPIPE SHALL BE OF COPPER OR BRASS.

9. A SERVICE VALVE IS REQUIRED AFTER THE METER BUT BEFORE THE BACKFLOW ASSEMBLY FOR MAINTENANCE AND REPLACEMENT PURPOSES.
10. THE INSTALLATION MUST ALSO MEET ALL CODE REQUIREMENTS PER THE NC PLUMBING CODE.

CITY OF RALEIGH
DEPARTMENT OF PUBLIC UTILITIES

FIRE, DOMESTIC & IRRIGATION OPTIONS SCHEMATIC

DWG. NO.	REVISIONS	DATE	REVISIONS	DATE
W-34	D.W.C.	11-18-99	A.B.B.	7-10-04
	RRH	3-31-00	D.H.L.	6/16/08

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3.	COMMENTS PER COR	12/02/2019

SEAL: NORTH CAROLINA PROFESSIONAL SEAL ENGINEERING THOMAS 12-02-19

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planning • civil engineering
1611 Jones Franklin Road Suite 101 Raleigh, NC 27606
Phone (919)854-7990 Fax (919)854-7925

PREPARED FOR :
RAMANPREET & MANDEEP CHADDHA
7329 BURNSIDE CT
CARY, NC 27519

DATE : 08-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER:
TOM SPAULDING
PROJECT CADD DESIGNER:
RICO LAMPKIN
PROJECT SURVEYOR:
MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT
RALEIGH, WAKE COUNTY, NORTH CAROLINA
PRELIMINARY PLANS
CONSTRUCTION DETAILS

DRAWING / SHEET
D-6.0

PROJECT NUMBER
933-18

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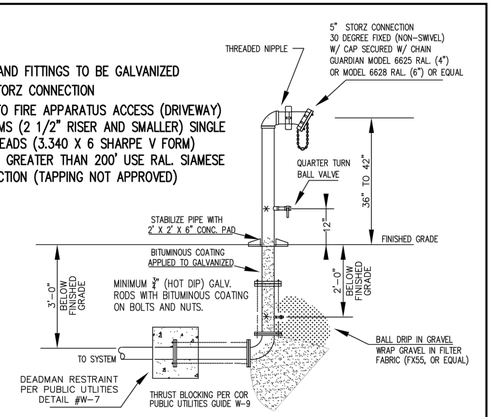
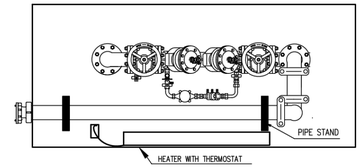
TYPICAL NOTES:

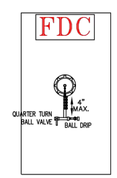
1)–ALL EXPOSED PIPING AND FITTINGS TO BE GALVANIZED WITH EXCEPTION OF STORZ CONNECTION
2)–40' MAX. FROM FDC TO FIRE APPARATUS ACCESS (DRIVEWAY)
3)–FOR NFPA 13R SYSTEMS (2 1/2" RISER AND SMALLER) SINGLE FDC W/ RALEIGH THREADS (3.340 X 6 SHARPE V FORM)
4)–WHEN BUILDING HT. IS GREATER THAN 200' USE RAL. SIAMESE
5)–AN APPROVED CONNECTION (TAPPING NOT APPROVED)



CITY OF RALEIGH FIRE DEPARTMENT FIRE PROTECTION DIVISION 310 WEST MARTIN ST. RALEIGH, NC 27602	DESCRIPTION: YARD FDC DETAIL REQUIREMENTS	REVISIONS: 5–1–06 W Warren	DATE: S. B.	DRAWING NO. FP–15

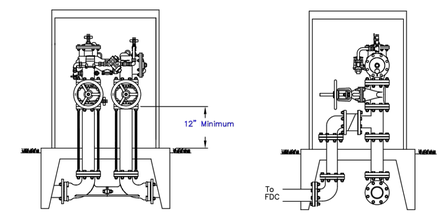


TYPICAL NOTES:
1)–ALL PIPING AND FITTINGS TO BE DUCTILE IORN, GALVANIZED BRASS, STAINLESS STEEL, OR ALUMINIUM
2)–40' MAX. FROM FDC TO APPARATUS ACCESS LOCATION
3)–FDC TO FACE FIRE APPARATUS ACCESS LOCATION (DRIVEWAY)
4)–DO NOT BLOCK APPARATUS ACCESS TO BUILDING WITH HOSE LAY FROM HYDRANT TO FDC
5)–MINIMUM DISTANCE 3 FEET BEHIND CURB, PROTECT FROM VEHICLES
6)–PROVIDE HEAT AND ALARM SUPERVISION TO HOT BOX (2 CONDUITS)
7)–COMPLY WITH PUBLIC UTILITIES HANDBOOK REQUIREMENTS



CITY OF RALEIGH FIRE DEPARTMENT FIRE PROTECTION DIVISION 310 WEST MARTIN ST. RALEIGH, NC 27602	DESCRIPTION: HOTBOX INLINE BACKFLOW	REVISIONS: 5–1–06 W Warren	DATE: 4–1–06 L L	DRAWING NO. FP–17B

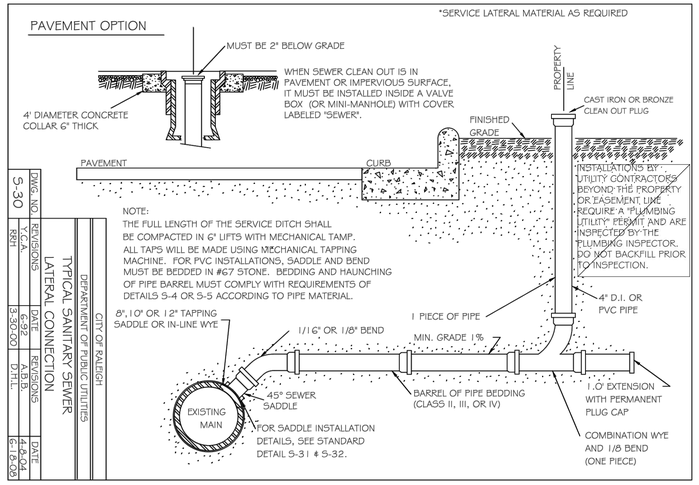
TYPICAL NOTES:
1)–ALL PIPING AND FITTINGS TO BE DUCTILE IORN, GALVANIZED BRASS, STAINLESS STEEL, OR ALUMINIUM
2)–40' MAX. FROM FDC TO APPARATUS ACCESS LOCATION
3)–FDC TO FACE FIRE APPARATUS ACCESS LOCATION (DRIVEWAY)
4)–DO NOT BLOCK APPARATUS ACCESS TO BUILDING WITH HOSE LAY FROM HYDRANT TO FDC
5)–MINIMUM DISTANCE 3 FEET BEHIND CURB, PROTECT FROM VEHICLES
6)–PROVIDE HEAT AND ALARM SUPERVISION TO HOT BOX (2 CONDUITS)
7)–COMPLY WITH PUBLIC UTILITIES HANDBOOK REQUIREMENTS



CITY OF RALEIGH FIRE DEPARTMENT FIRE PROTECTION DIVISION 310 WEST MARTIN ST. RALEIGH, NC 27602	DESCRIPTION: HOTBOX DETAIL REQUIREMENTS	REVISIONS: 5–1–06 W Warren	DATE: 4–1–06 L L	DRAWING NO. FP–27

PAVEMENT OPTION

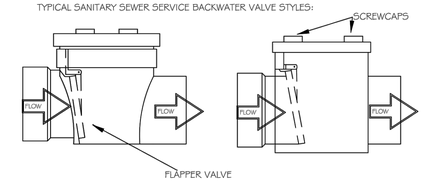
*SERVICE LATERAL MATERIAL AS REQUIRED



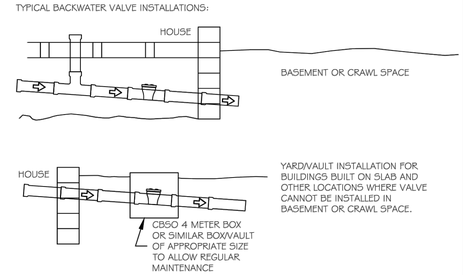
DWG. NO.	REVISIONS	DATE	REVISIONS	DATE
5-30	V.C.A.	6-92		
	RRH	5-30-00	A.B.B. D.H.L.	4-8-04 6-16-06

CITY OF RALEIGH
DEPARTMENT OF PUBLIC UTILITIES
TYPICAL SANITARY SEWER LATERAL CONNECTION

TYPICAL SANITARY SEWER SERVICE BACKWATER VALVE STYLES:



TYPICAL BACKWATER VALVE INSTALLATIONS:



NOTES:

1. INSTALLATIONS OF GREATER THAN 4' IN DEPTH MAY REQUIRE MANHOLE.
2. VALVES MUST BE INSTALLED IN A LOCATION AT WHICH THEY CAN BE CLEANED AND SERVICED REGULARLY.

CITY OF RALEIGH
DEPARTMENT OF PUBLIC UTILITIES
TYPICAL SANITARY SEWER SERVICE BACK-WATER VALVE INSTALLATION

DWG. NO.	REVISIONS	DATE	REVISIONS	DATE
5-38	RRH	3-31-00		

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SEAL: NORTH CAROLINA PROFESSIONAL SEAL ENGINEERING 12-02-19

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PREPARED FOR :
RAMANPREET & MANDEEP CHADDHA
7201 SNOWDOWN CT.
CARY, NC 27519

DATE : 05-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER: TOM SPAULDING
PROJECT CADD DESIGNER: PAUL A. WOOD
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D-7.0

PROJECT NUMBER
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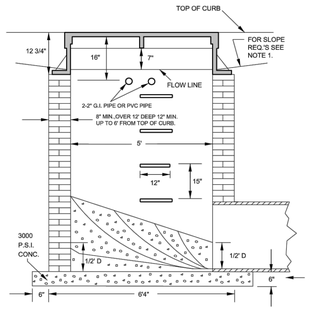
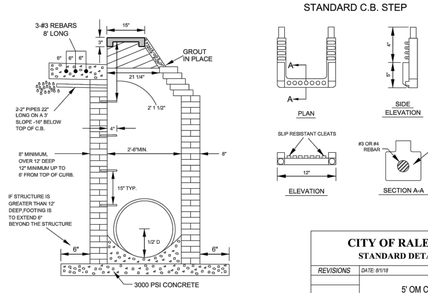


NOTES:

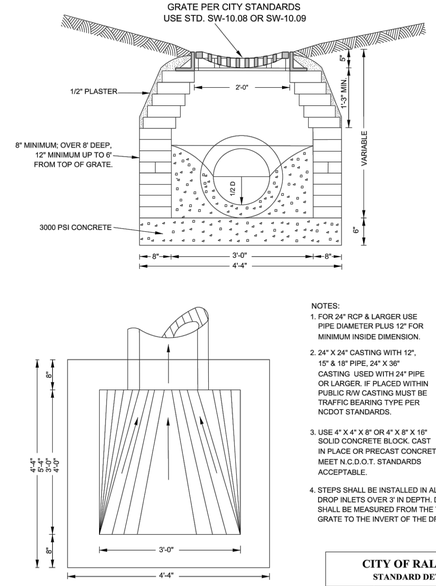
1. THE SLOPE OF THE GUTTER TO THE CATCH BASIN ON THE UPHILL SIDE SHALL BEGIN 10' FROM THE THE CATCH BASIN. THE SLOPE OF THE GUTTER TO THE CATCH BASIN ON THE DOWNHILL SIDE, SHALL BEGIN 10' FROM THE CATCH BASIN.
2. STEPS SHALL BE INSTALLED IN ALL CATCH BASINS OVER 3' IN DEPTH. DEPTH SHALL BE MEASURED FROM THE TOP OF CURB TO THE INVERT OF THE CATCH BASIN.
3. SOLID CONCRETE BRICKS MAY BE USED IN 4X4X8 OR 4X8X16 SIZES.
4. NCDOT APPROVED PRECAST CONCRETE BOXES ACCEPTABLE USING STANDARD 5' CASTINGS.
5. DOMESTIC CASTING REQUIRED WITHIN STREET RIGHT OF WAY.
6. 1" MAXIMUM EXTENSION OF PIPE INTO THE STORM BOX.

STANDARD C.B. STEP



CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	5' OM CATCH BASIN	
	SW-10.01	

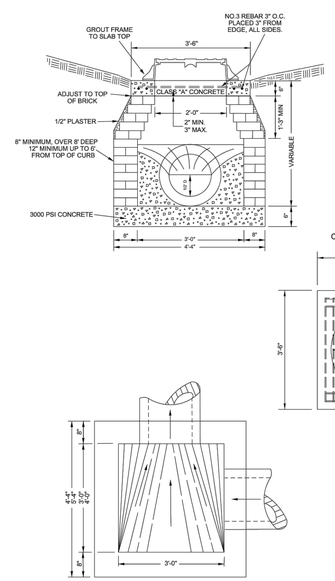


NOTES:

1. FOR 24" RCP & LARGER USE PIPE DIAMETER PLUS 12" FOR MINIMUM INSIDE DIMENSION.
2. 24" X 24" CASTING WITH 12", 15" & 18" PIPE, 24" X 36" CASTING USED WITH 24" PIPE OR LARGER. IF PLACED WITHIN PUBLIC R/W CASTING MUST BE TRAFFIC BEARING TYPE PER NCDOT STANDARDS.
3. USE 4" X 4" X 8" OR 4" X 8" X 16" SOLID CONCRETE BLOCK. CAST IN PLACE OR PRECAST CONCRETE TO MEET N.C.D.O.T. STANDARDS ACCEPTABLE.
4. STEPS SHALL BE INSTALLED IN ALL DROP INLETS OVER 3' IN DEPTH. DEPTH SHALL BE MEASURED FROM THE TOP OF GRATE TO THE INVERT OF THE DROP INLET.

CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	STANDARD DROP INLET	
	SW-10.03	

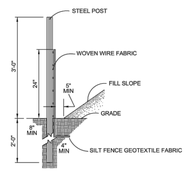


NOTES:

1. FOR 24" PIPE & LARGER USE PIPE DIAMETER PLUS 12" FOR MINIMUM INSIDE DIMENSION.
2. USE 4" X 4" X 8" OR 4" X 8" X 16" SOLID CONCRETE BLOCK. CAST IN PLACE OR PRECAST CONCRETE TO MEET NCDOT STANDARDS ACCEPTABLE.
3. FOR STEP REQUIREMENTS, SEE NOTE 4 ON STANDARD DETAIL SW-10.03.

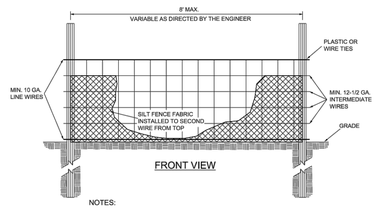
CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	STANDARD JUNCTION BOX	
	SW-10.04	



MAINTENANCE: CLEAN OUT AT 50% CAPACITY
LIFE OF FENCING: 6-9 MONTHS

SIDE VIEW



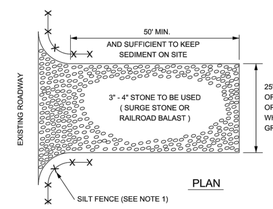
FRONT VIEW

NOTES:

1. FLOW SHALL NOT RUN PARALLEL WITH THE FENCE.
2. END OF SILT FENCE NEEDS TO BE TURNED UPHILL.
3. SEE NC DEQ SEDIMENT DESIGN MANUAL FOR CONSTRUCTION SPECIFICATIONS, WHERE PRACTICE APPLIES AND PLANNING CONSIDERATIONS.
4. SILT FENCE SHOULD NOT BE USED ALONE BELOW GRADED SLOPES GREATER THAN 10' IN HEIGHT.

CITY OF RALEIGH
STANDARD DETAIL

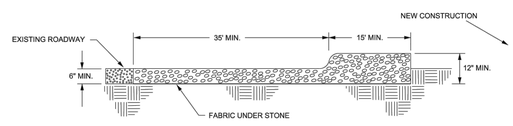
REVISIONS	DATE: 8/1/18	NOT TO SCALE
	STANDARD TEMPORARY (SEDIMENT/SILT) FENCE	
	SW-20.01	



PLAN

NOTES:

1. SILT FENCE SHOULD BE INSTALLED TO ENSURE CONSTRUCTION ENTRANCE IS USED.
2. IF MUD IS NOT REMOVED FROM THE VEHICLE TRAVELING OVER THE STONE, THEN THE TIRES OF THE VEHICLE MUST BE WASHED BEFORE ENTERING THE PUBLIC ROAD OR THE LENGTH OF THE CONSTRUCTION ENTRANCE EXTENDED.



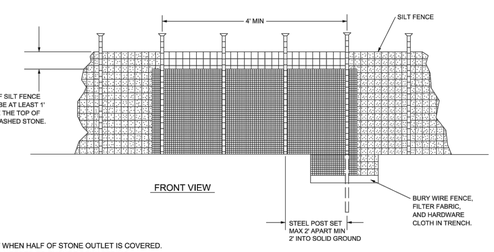
CROSS SECTION

MAINTENANCE:
ADD ADDITIONAL STONE AND "FLUFF" TOP DRESSING WITH 2" STONE.

SEE N.C. DEQ EROSION and SEDIMENT CONTROL PLANNING and DESIGN MANUAL FOR CONDITIONS WHERE PRACTICE APPLIES; PLANNING CONSIDERATION & DESIGN CRITERIA.

CITY OF RALEIGH
STANDARD DETAIL

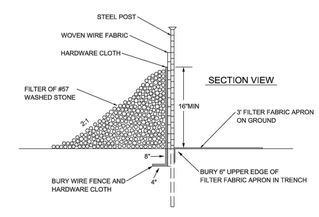
REVISIONS	DATE: 8/1/18	NOT TO SCALE
	CONSTRUCTION ENTRANCE	
	SW-20.09	



FRONT VIEW

NOTES:

1. REMOVE SEDIMENT WHEN HALF OF STONE OUTLET IS COVERED.
2. REPLACE STONE AS NEEDED TO ENSURE DEWATERING.



SECTION VIEW

CITY OF RALEIGH
STANDARD DETAIL

REVISIONS	DATE: 8/1/18	NOT TO SCALE
	STANDARD SILT FENCE OUTLET	
	SW-20.24	

ATTENTION CONTRACTORS

The ***Construction Contractor*** responsible for the extension of water, sewer, and/or reuse, as approved in these plans, is responsible for ***contacting*** the ***Public Utilities Department*** at ***(919) 996-4540*** at least ***twenty four hours*** prior to beginning any of their construction.

Failure to notify both ***City Departments*** in advance of beginning construction, will result in the issuance of ***monetary fines***, and require reinstallation of any water or sewer facilities not inspected as a result of this notification failure.

Failure to call for ***Inspection***, ***Install a Downstream Plug***, have ***Permitted Plans*** on the ***Jobsite***, or any other ***Violation*** of ***City of Raleigh Standards*** will result in a ***Fine and Possible Exclusion*** from future work in the ***City of Raleigh***.

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NO.	REVISION	DATE
1.	COMMENTS PER COR	09/09/2019
2.	COMMENTS PER COR	10/23/2019
3.	COMMENTS PER COR	12/02/2019

SEAL: NORTH CAROLINA PROFESSIONAL SEAL ENGINEERING 12-02-19

THE SPAULDING GROUP, PA
planning • civil engineering
1611 Jones Franklin Road Suite 101 Raleigh, NC 27606
Phone (919)854-7990 Fax (919)854-7925

PREPARED FOR :
RAMANPREET & MANDEEP CHADDHA
2729 SPRING CREEK CT
CARY, NC 27519

DATE : 09-01-2019
S&N FIRM CERTIFICATION #: C-1875
PROJECT ENGINEER:
TOM SPAULDING
PROJECT CADD DESIGNER:
RICK MAXWELL
PROJECT SURVEYOR:
MCADAMS

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT
RALEIGH, WAKE COUNTY, NORTH CAROLINA
PRELIMINARY PLANS
CONSTRUCTION DETAILS

DRAWING
SHEET
D-8.0

PROJECT NUMBER
933-18

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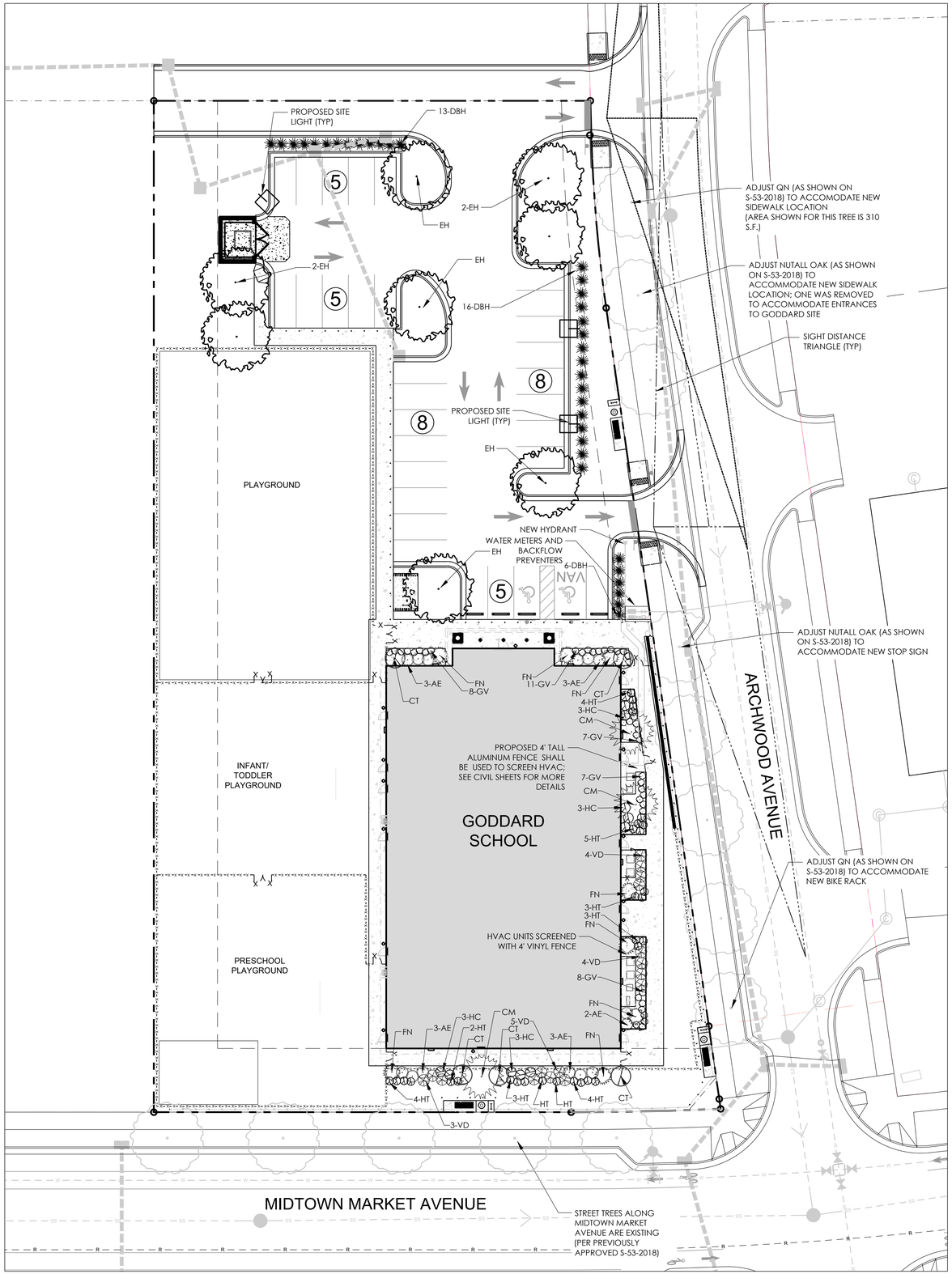


GENERAL PLANTING NOTES:

1. All lawn areas to seeded with "Rebel IV", Confederate Plus, or Lesco Tall Turf Type fescue.
2. All mulch to be double shredded hardwood. No pine straw mulch adjacent to structures.
3. Plant material on this site must be installed in conformance with the general planting notes and details on this plan or to the standards of the City of Raleigh Code of Ordinances.
4. All plants shall be in accordance with the latest edition of the American Association of Nurserymen.
5. Owners shall maintain all plant beds and plant material in good health, and any dead, unhealthy, or missing plants shall be replaced with locally adapted vegetation which conforms to the initial planting standards of the landscape ordinance.
6. The Landscape Contractor is responsible for locating any underground utilities prior to beginning work.
7. The Landscape Contractor is responsible for any damage to underground utilities, site features or structures.
8. The Landscape Contractor is responsible for all required permits and licenses to perform the required work.
9. All plant beds shall be treated with a pre-emergent weed control (i.e. Treflan).
10. All Plants shall be vigorous, healthy material free from pests and disease.
11. Understory trees shall be planted under overhead power lines at a rate of 1 tree every 20 linear feet.
12. Street trees shall be located as to not conflict with driveways, overhead power lines, stop signs, traffic signs, and other infrastructure per the chart below (p. 16 of the City of Raleigh Tree Manual).
13. Any tree located within a sight distance triangle shall be limbed up between 2' and 6' for clear sight lines.
14. All tree lawns for new streets shall be a minimum of 6' wide.
15. Any on-site adjustments to street tree locations shall be made with a City of Raleigh Urban Forestry Inspector. Call City of Raleigh Urban Forestry Department at 919-996-4868.
16. No landscaping shall be located within the playground areas.
17. Street trees shall be located a minimum of 5' from bike racks.

SCOPE OF WORK:
Furnish all labor, materials, and equipment required or indicated by the drawings and specifications to complete the work including installation of all trees, shrubs, groundcover, annuals, seed, sod and mulch.

MATERIALS AND WORK:
The selection of all materials and the execution of all work required under the contract shall be subject to approval by the owner. The owner shall have the right to reject and and all materials and any and all work, which in his opinion, does not meet the requirements of the contract.

PLANT MATERIALS:
All plant materials shall be nursery grown, freshly dug in the field, naturally shaped, well branched, fully foliated when in leaf with fully developed root systems. Trees must be self supporting, with straight trunks and leaders in tact. All plants must be free of disease, insect infestation or their eggs and shall have been grown in climatic conditions similar to those of the project site

PLANT SIZE:
Specified sizes indicates the minimum allowable size at planting. Where container and height/spreads are indicated for a single species, both size requirements shall be met When only plant height or spread are indicated, container size shall be based on AAN standards.

ORGANIC MATTER:
Aged manure, compost or pine bark fines, at the option of the contractor, material shall be air dried, finely shredded and suitable for horticultural purposes and shall contain no more than 35% moisture content by weight.

PINE BARK MULCH:
All pine bark mulch shall be clean, double ground, fine textured nugget mulch with minimal amounts of sapwood content.

TURF AREAS:
Prior to any seeding or sod application, verify that all trenching and land disturbing activities have been completed. Ensure all areas are free of stones, large soil clods and any other construction debris.

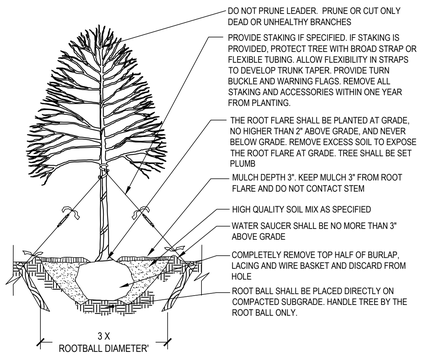
VEHICULAR USE AREA (VUA): 14,427 S.F.
TREES REQUIRED - 1/2,000 S.F. OF VUA AREA
14,427/2000 = 7.2

8 TREES REQUIRED
8 TREES PROVIDED

Table 1. Guidelines for Proximity from Center of Tree to Infrastructure

Minimum Distance from Walks, Curbs and Utilities	
Sidewalk	2'
Back of curb	2'
Driveways	10'
Structures	10'
Manholes and catch basins	10'
Fire hydrants	10'
Water meters and other utility boxes	5'
Traffic signs	10'
Stop signs	30'
Light poles	20'
Other trees	15'
Table 1. Continued Buried Utility Lines that Traverse the Planting Strip	
Water & sewer	10'
Sewer easements	Planting prohibited
All other services	10'

CHART: STREET TREE PROXIMITY TO INFRASTRUCTURE FROM CITY OF RALEIGH TREE MANUAL



NOTES:

1. CONTRACTOR IS RESPONSIBLE FOR ADEQUATE DRAINAGE OF ALL PLANTING PITS. (POSITIVE DRAINAGE AWAY FROM PIT)
2. ADHERE TO STANDARDS IN THE CITY TREE MANUAL.
3. STREET TREES MUST BE 3" CALIPER AT INSTALLATION WITH A 5' MINIMUM FIRST BRANCH HEIGHT.
4. PLANTING SEASON OCTOBER - APRIL.
5. A TREE IMPACT PERMIT IS REQUIRED.
6. ELECTRICAL OUTLETS AND OTHER UTILITIES ARE PROHIBITED IN THE PLANTING AREA IMMEDIATELY SURROUNDING THE TREE.

CONTACT INFORMATION:
CITY OF RALEIGH PARKS, RECREATION AND CULTURAL RESOURCES DEPARTMENT URBAN FORESTER:
TREES@RALEIGHNC.GOV
WWW.RALEIGHNC.GOV

CITY OF RALEIGH
PARKS, RECREATION AND CULTURAL RESOURCES DEPT

REVISIONS	DATE: 9/1/13	NOT TO SCALE
	TREE PLANTING DETAIL	
	PRCR-03	

PLANT LIST - THE GODDARD SCHOOL

KEY	BOTANICAL NAME	COMMON NAME	QTY.	SIZE	ROOT	COMMENTS
EH	Carpinus betulus	European hornbeam	8	3" Cal./10' HT.	B&B	Parking Lot
DBH	Ilex cornuta 'Burdfordii Nana'	Dwarf Burford Holly	35	Min. 18" HT.	Cont.	Parking Lot

PLANT LIST - Goddard School Foundation Plants

KEY	BOTANICAL NAME	COMMON NAME	SIZE	ROOT	QTY.	COMMENTS
AE	Abelia x grandiflora 'Edward Goucher'	Glossy Abelia	#3	Cont.	14	
CM	Lagerstreomia indica x fauriei 'Natchez'	Natchez Crape Myrtle	#15	Cont.	3	
CT	Camelia x 'Taylors Perfection'	Taylor's Perfection Spring Camelia	#3	Cont.	5	
FN	Chamaecyparis obtusa 'Nana Lutea'	Dwarf Hinoki False Cypress	#3	Cont.	8	
GV	Gardenia jasminoides 'Radicans Variegata'	Cape Jasmine 'Radicans Variegata'	#3	Cont.	41	
HC	Berberis thunbergii 'Rose Glow'	Japanese Barberry 'Rose Glow'	#3	Cont.	11	
HT	Rosa x 'Double Knockout'	Shrub Rose 'Double Knockout'	#3	Cont.	30	
VD	Viburnum davidii	David Viburnum	#3	Cont.	16	

These plants are above and beyond the City of Raleigh UDO requirements are are subject to change.

TMTLA ASSOCIATES
5011 SOUTHPARK DRIVE, STE. 200 - DURHAM, NC 27713
p: (919) 484-8880 e: info@tmtla.com

NORTH CAROLINA No. C-551 PORTERLAND DESIGN PLLC DBA TMTLA ASSOCIATES

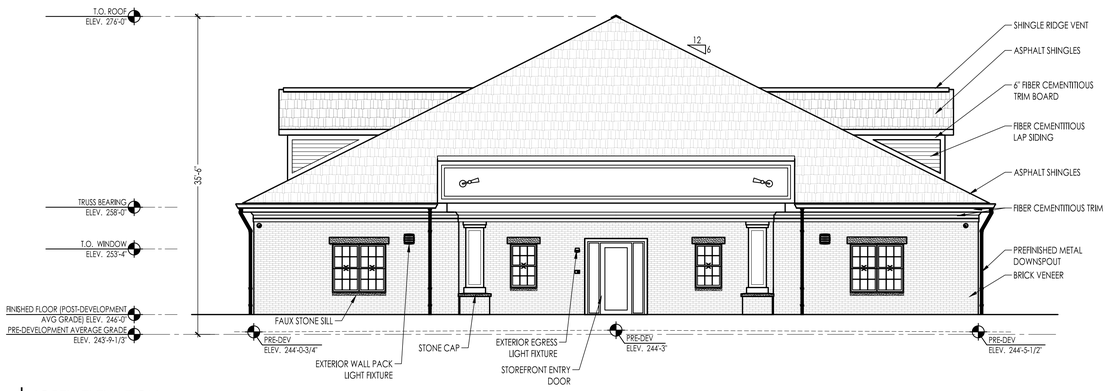
NORTH CAROLINA REGISTERED LANDSCAPE ARCHITECT 1706 12/2/19 PAMELA M. PORTER

REVISIONS:
10/25/19
12/2/19

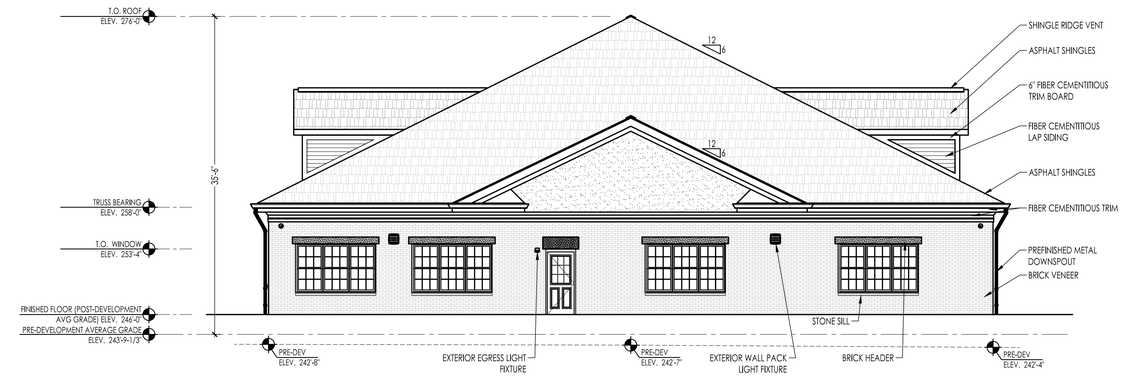
LANDSCAPE PLAN
THE GODDARD SCHOOL
RALEIGH, NORTH CAROLINA

SCALE: 1" = 20'
DRAWN BY: PMP
PROJECT #
DATE: 06/20/2019

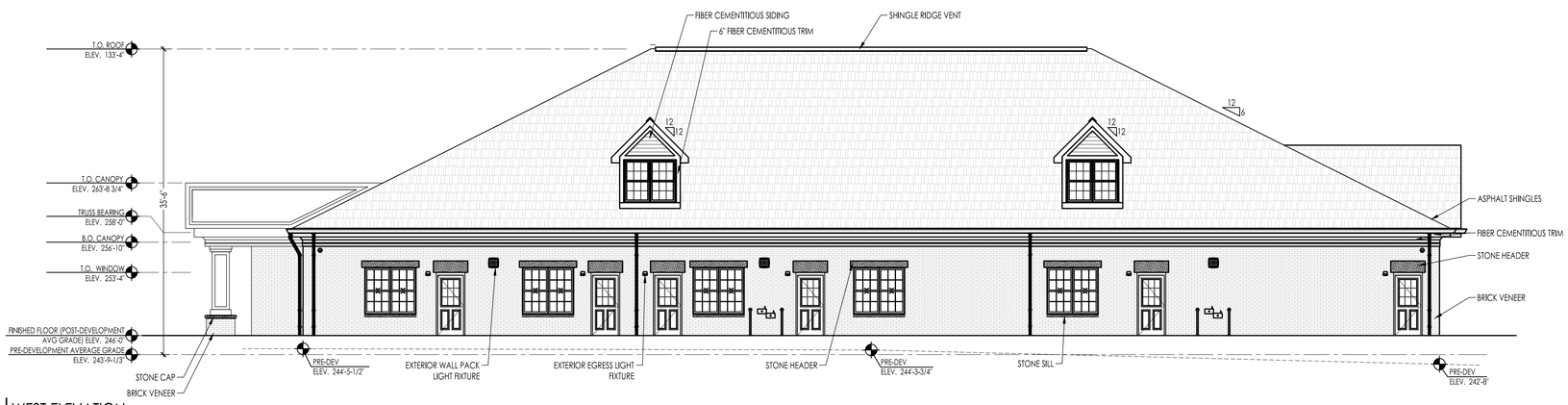
SHEET
L-1
OF



1 NORTH ELEVATION
SCALE: 1/8"=1'-0"

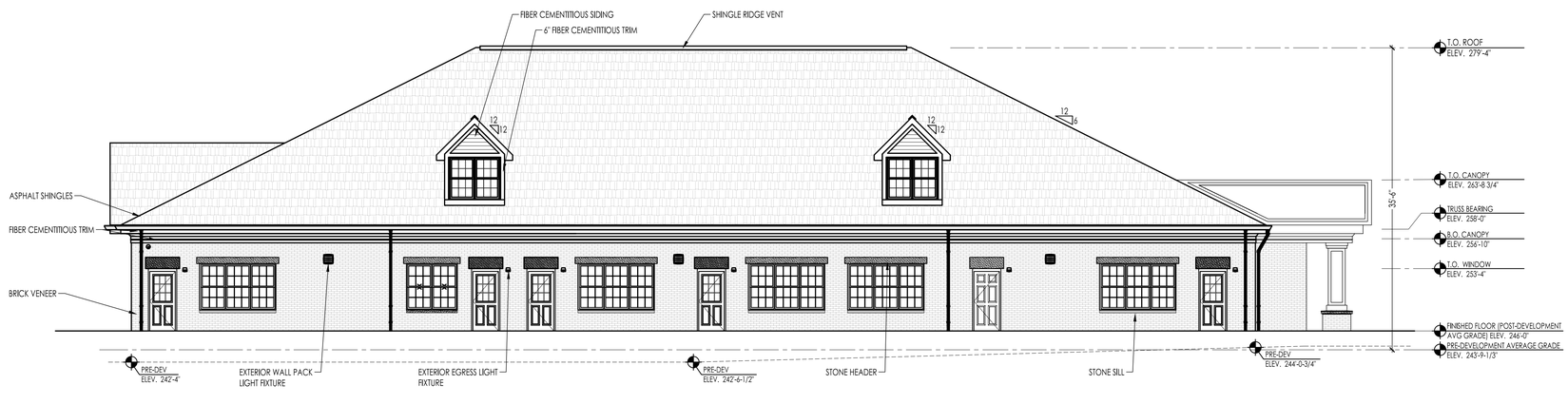


2 SOUTH ELEVATION
SCALE: 1/8"=1'-0"



3 WEST ELEVATION
SCALE: 1/8"=1'-0"

PRE-DEVELOPMENT AVERAGE GRADE TABLE		
Location	Existing Grade Elev.	Average Grade Elev.
North		245.06
N Center	244.26	
NE Corner	245.85	
South		242.50
SE Corner	242.33	
SW Corner	242.67	
East		244.09
SE Corner	242.33	
NE Corner	245.85	
West		243.49
W Center	244.31	
SW Corner	242.67	
Average Pre-Development Grade		**243.78**



4 EAST ELEVATION
SCALE: 1/8"=1'-0"

POST-DEVELOPMENT AVERAGE GRADE TABLE		
Location	Existing Grade Elev.	Average Grade Elev.
North		246.00
NW Corner	246.00	
NE Corner	246.00	
South		246.00
SE Corner	246.00	
SW Corner	246.00	
East		246.00
SE Corner	246.00	
NE Corner	246.00	
West		246.00
NW Corner	246.00	
SW Corner	246.00	
Average Post-Development Grade		**246.00**

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Raleigh, NC 27615
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F: 919.878.4432

PROJECT NO.	218723
DRAWN BY:	PEC
CHECKED BY:	JDR

NCSBC 2018

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT

RALEIGH, NORTH CAROLINA

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Patricia Chenery
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Structural Engineers:
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Banning Reed
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MEP Engineers:
McVeigh & Mangum
Engineering Inc.
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Civil Engineers:
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Raleigh, NC 27606
O: 919.854.7990
Tom Spaulding
tom@spauldingnorris.com

DATE: 10/24/19
REVISIONS:

DRAWING TITLE:
EXTERIOR ELEVATIONS

SHEET NO.
A2.1

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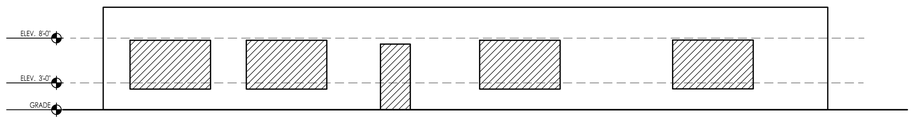
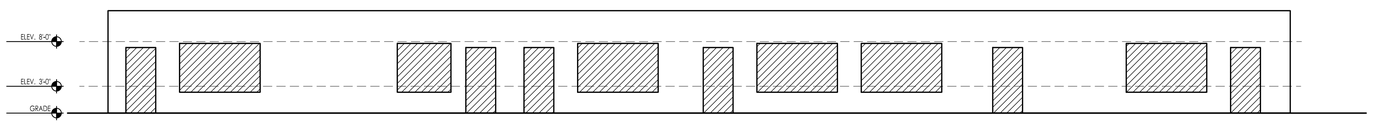


1 SOUTH ELEVATION
SCALE: 1/8"=1'-0"

TRANSPARENCY OVERLAY
MINIMUM REQUIREMENTS FOR PERCENTAGE OF WINDOWS AND DOORS THAT MUST COVER A GROUND STORY FACADE

SOUTH FACADE	
GROUND LEVEL SURFACE AREA	837 SF
AREA OF REQUIRED TRANSPARENCY FOR CX DISTRICT (33% OF FACADE) (CALCULATED WITHIN FIRST 12' OF HT)	276 SF
ACTUAL AREA OF TRANSPARENCY	277 SF
AREA OF TRANSPARENCY BETWEEN 3' AND 8' (MINIMUM 50%)	187 SF
PERCENTAGE OF TOTAL TRANSPARENCY	67.5%

GLASS TO HAVE TRANSPARENCY OF 80% OR GREATER AND AN EXTERNAL REFLECTANCE OF LESS THAN 15%



2 EAST ELEVATION
SCALE: 1/8"=1'-0"

TRANSPARENCY OVERLAY
MINIMUM REQUIREMENTS FOR PERCENTAGE OF WINDOWS AND DOORS THAT MUST COVER A GROUND STORY FACADE

EAST FACADE	
GROUND LEVEL SURFACE AREA	1370 SF
AREA OF REQUIRED TRANSPARENCY FOR CX DISTRICT (33% OF FACADE) (CALCULATED WITHIN FIRST 12' OF HT)	452 SF
ACTUAL AREA OF TRANSPARENCY	457 SF
AREA OF TRANSPARENCY BETWEEN 3' AND 8' (MINIMUM 50%)	331 SF
PERCENTAGE OF TOTAL TRANSPARENCY	72.4%

GLASS TO HAVE TRANSPARENCY OF 80% OR GREATER AND AN EXTERNAL REFLECTANCE OF LESS THAN 15%

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F: 919.878.4432

PROJECT NO.	218723
DRAWN BY:	PEC
CHECKED BY:	JDR

NCSBC 2018

THE GODDARD SCHOOL
FOR EARLY CHILDHOOD DEVELOPMENT

RALEIGH, NORTH CAROLINA

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Civil Engineers:
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Tom Spaulding
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DATE: 10/24/19
REVISIONS:

DRAWING TITLE:
EXTERIOR ELEVATIONS - TRANSPARENCY

SHEET NO.
A2.1.1

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