## **Preliminary Subdivision Application**

**Site Review** 

Planning and Development Customer Service Center • One Exchange Plaza, Suite 400 | Raleigh, NC 27601 | 919-996-2500



**INSTRUCTIONS:** This form is used when submitting a Preliminary Subdivision (UDO Section 10.2.5). Please check the appropriate review type and include the plan checklist document. Please email all documents and your preliminary subdivision plans to <u>SiteReview@raleighnc.gov</u>.

DEVELOPMENT OPTIONS (UDO Chapter 2)						
Conventional Subdivision			Compact Development		Conservation Development	
Cott	Cottage Court		Flag lot		Frequent Transit Development Option	
NOTE: Subdivisio	າs may require City	v Council app	proval if <mark>located</mark> in a H	Historic	c Overlay District.	
		GEN	NERAL INFORMATIC	ON		
	an case number(s)					
-	e (subject to appro		<u> </u>			
			Vake Forest, NC 27	7587		
Recorded Deed F	<sup>IN(s):</sup> 173893175	1				
Building type(s)	✓ Detached	House	Attached House	V	ownhouse	Apartment
General Build	ng Mixed Use	Building	Civic Building		Open Lot	Tiny House
	CURRENT PRO		NER/APPLICANT/DE	VELO	PER INFORMATIO	ON
Current Property	Owner(s) Names:	Elizabeth (	Cheshire Anson			
Company: N/A			Title: Own	er		
Address: 1118 Y	ork Lane Virginia	Beach, VA	A 23451			
Phone #: 757-43	Phone #: 757-439-8087 Email: cheshireeveleigh@gmail.com					
Applicant Name (If different from owner. See "who can apply" in instructions): Debbi Ferm, PE						
Relationship to owner: Lessee or contract purchaser 🖌 Owner's authorized agent Easement holder				sement holder		
Company: BGE, Inc. Address: 5440 Wade Park Blvd Ste 102, Raleigh, NC, 27607				eigh, NC, 27607		
Phone #: (919) 276-0111 Email: dferm@b			il: dferm@bgeinc.c	om		
NOTE: please attach purchase agreement or contract, lease or easement when submitting this form.						
Developer Contact Names: Julie Gavaghan						
Company: Blue Heel Development			Title: Lanc	Title: Land Development Manager		
Address: 2300 Rexwoods Dr, Ste 120, Raleigh, NC 27607						
Phone #: 919-291-6364		Ema	Email: Julie@blueheeldevelopment.com			

DEVELOPMENT TYPE + SITE DATE TABLE – ZONING INFORMATION				
Gross site acreage: ±105.16				
Zoning districts (if more than one	, provide acreage of ea	ach):		
RX-10 (77.39 AC) & RX-3-C	J (27.77 AC)			
Overlay district(s): N/A	Inside City Limits?	✔ Yes	No	Historic District/Landmark: N/A
Conditional Use District (CUD)Board of AdjustmerCase # Z-BOA-		t Case #		Design Alternate Case # DA-
STORMWATER INFORMATION				
Imperious Area on Parcel(s): Existing (sf)_ <sup>59,241</sup> _Proposed	total (sf) <u>1,499,567</u>	Impervious Area for Compliance (includes right-of-way): Existing (sf) $\frac{59,241}{2}$ Proposed total (sf) $\frac{1,499,567}{2}$		
NUMBER OF LOTS AND DENSITY				
# of Detached House Lots: 190 # of Attached Hou		use Lots:		# of Townhouse Lots: 63
# of Tiny House Lots:	# of Open Lots: 9	# of Other Lots (Apartment. General, Mixed Use, Civic):		
Total # of Lots: 262	Total # Dwelling Units: 253			
# of bedroom units (if known): 1b	3br		4br	
Proposed density for each zoning district (UDO 1.5.2.F): <sup>2.4</sup>				

#### SIGNATURE BLOCK

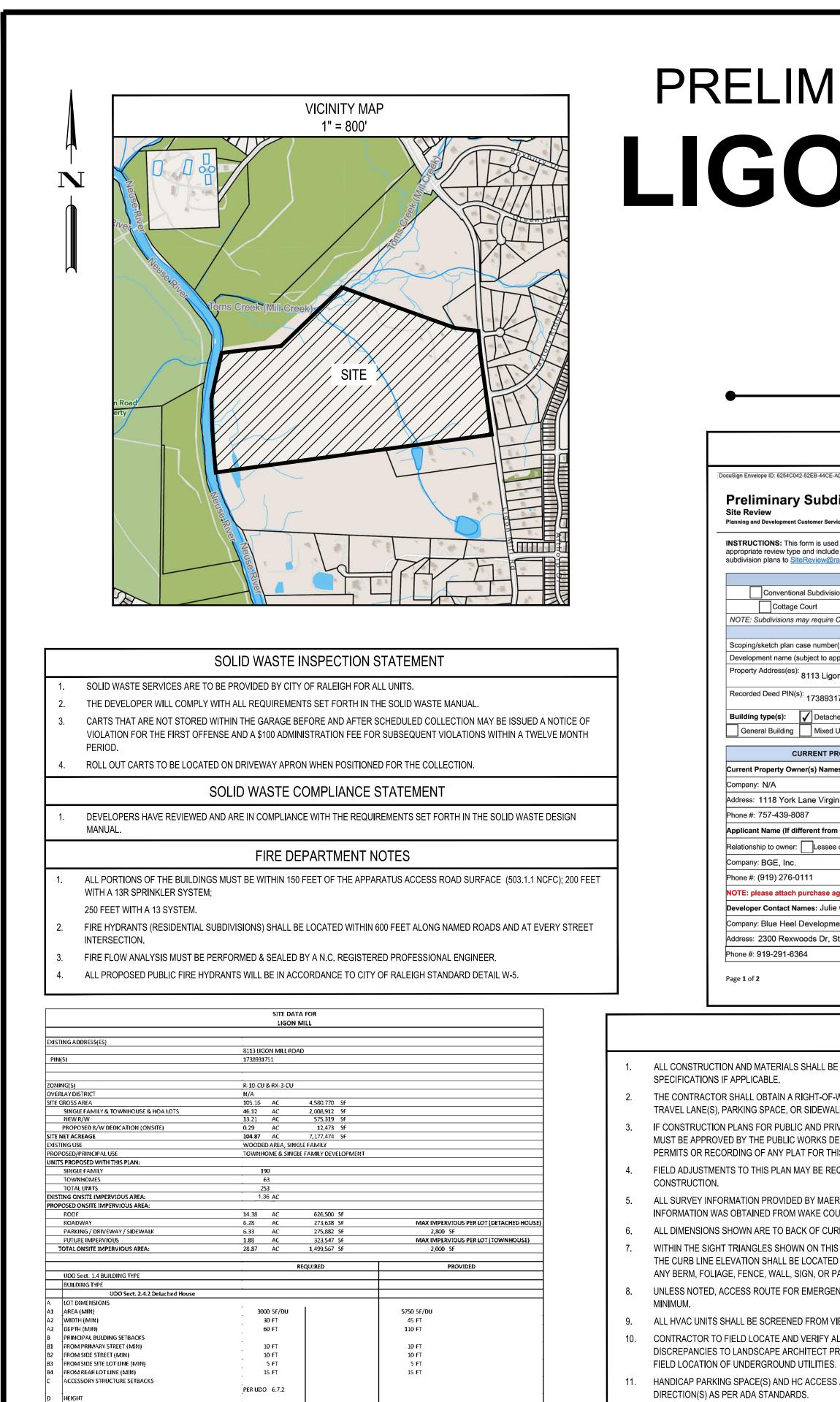
Pursuant to state law (N.C. Gen. Stat. § 160D-403(a)), applications for development approvals may be made by the landowner, a lessee or person holding an option or contract to purchase or lease land, or an authorized agent of the landowner. An easement holder may also apply for development approval for such development as is authorized by the easement.

By submitting this application, the undersigned applicant acknowledges that they are either the property owner or one of the persons authorized by state law (N.C.G.S. 160D-403(a)) to make this application, as specified in the application. The undersigned also acknowledges that the information and statements made in the application are correct and the undersigned understands that development approvals are subject to revocation for false statements or misrepresentations made in securing the development approval, pursuant to N.C. Gen. Stat. § 160D-403(f).

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

The undersigned hereby acknowledges that, pursuant to state law (N.C.G.S. 143-755(b1), if this permit application is placed on hold at the request of the applicant for a period of six consecutive months or more, or if the applicant fails to respond to comments or provide additional information requested by the City for a period of six consecutive months or more, then the application review is discontinued and a new application is required to proceed and the development regulations in effect at the time permit processing is resumed shall apply to the new application.

	Date: 3/7/2024		
Printed Name: Julie gavaghan			
Signature: 19112	Date:03-06-24		
Printed Name: Debra Ferm			



40 FT

2250 SF/DU

n/a SF

4 OR 20 F

18,057 SF/DU

3,157 SF

N/A

\_30 Fi

1 PRINCIPAL BUILDING (MA

SITE DIMENSION

WIDTH (MIN) LOT DIMENSIONS

AREA (MIN)

WIDTH (MIN)

MET SITE AREA / UNIT

FROM ALLEY (MIN)

PARKING SETBACKS

HEIGHT

BUILDING / STRUCTURE SETBACK FROM PRIMARY STREET (MIN) FROM SIDE STREET (MIN)

FROM SIDE SITE BOUNDARY LINE (MIN FROM REAR SITE BOUNDARY LINE (MIN

INTERNAL BUILDING SEPARATION

FROM PRIMARY STREET (MIN)

FROM SIDE STREET (MIN)

FROM SIDE LOT LINE (MIN)

FROM REAR LOT LINE (MIN) FROM ALLEY, GARAGE ONLY (MIN

PRINCIPAL BUILDING (MA) ESSORY STRUCTURE (MA

UDO Sect. 2.4.4 Townhous

13 DEVELOPER:

BLUE HEEL DEVELOPMENT 2300 REXWOODS DRIVE, S RALEIGH, NC 27607 919-800-0460

CONTACT: JULIE GAVAGHA

# PRELIMINARY SUBDIVISION PLANS FOR: LIGON MILL VILLAGE 8113 LIGON MILL ROAD RALEIGH, NC

FIRST SUBMITTAL: MARCH 11 2024 APPLICATION DocuSign Envelope ID: 6254C042-52EB-44CE-AD1E-8D748A568342 DocuSign Envelope ID: 6254C042-52EB-44CE-AD1E-8D748A568342 Preliminary Subdivision Application **DEVELOPMENT TYPE + SITE DATE TABLE - ZONING INFORMATION** Gross site acreage: ±105.16 Planning and Development Customer Service Center • One Exchange Plaza, Suite 400 | Raleigh, NC 27601 | 919-996-2500 Zoning districts (if more than one, provide acreage of each RX-10 (77.39 AC) & RX-3-CU (27.77 AC) INSTRUCTIONS: This form is used when submitting a Preliminary Subdivision (UDO Section 10.2.5). Please check the Inside City Limits? 🖌 Yes 🛛 No 🛛 Historic District/Landmark: 🛛 N/A 🗸 Overlay district(s): N/A appropriate review type and include the plan checklist document. Please email all documents and your preliminar subdivision plans to SiteReview@raleighnc.gov Conditional Use District (CUD) Board of Adjustment Case # Design Alternate Case # Case # Z-**DEVELOPMENT OPTIONS** (UDO Chapte STORMWATER INFORMATIC Conventional Subdivision Compact Development Conservation Development Imperious Area on Parcel(s): Impervious Area for Compliance (includes right-of-way) Frequent Transit Development Option Flag lot Existing (sf) <u>59,241</u> Proposed total (sf) <u>1,499,567</u> Existing (sf) <u>59,241</u> Proposed total (sf) <u>1,499,667</u> Cottage Court NOTE: Subdivisions may require City Council approval if located in a Historic Overlay District NUMBER OF LOTS AND D GENERAL INFORMATION # of Detached House Lots: 190 # of Attached House Lots: # of Townhouse Lots: 63 Scoping/sketch plan case number(s): # of Tiny House Lots # of Open Lots: o # of Other Lots (Apartment, General, Development name (subject to approval): Ligon Mill Village Total # of Lots: 262 Property Address(es): 8113 Ligon Mill Road Wake Forest, NC 27587 # of bedroom units (if known): 1br\_ Recorded Deed PIN(s): 1738931751 Building type(s): 🖌 Detached House 🗌 Attached House 🖌 Townhouse Apartment SIGNATURE BLOC General Building Mixed Use Building Civic Building Open Lot Tiny House uant to state law (N.C. Gen, Stat. § 160D-403(a)), applications for development approvals may be made by the landowner, a lessee or person holding an option or contract to purchase or lease land, or an authorized agent of the andowner. An easement holder may also apply for development approval for such development as is authorized by the CURRENT PROPERTY OWNER/APPLICANT/DEVELOPER INFORMATION Current Property Owner(s) Names: Elizabeth Cheshire Anson By submitting this application, the undersigned applicant acknowledges that they are either the property owner or one of the persons authorized by state law (N.C.G.S. 160D-403(a)) to make this application, as specified in the application. The Title: Owner undersigned also acknowledges that the information and statements made in the application are correct and the ndersigned understands that development approvals are subject to revocation for false statements or Address: 1118 York Lane Virginia Beach, VA 23451 esentations made in securing the development approval, pursuant to N.C. Gen. Stat. § 160D-403(f). Email: cheshireeveleigh@gmail.com indersigned indicates that the property owner(s) is aware of this application and that the proposed project describe in this application will be maintained in all respects in accordance with the plans and specifications submitted herewith, and in accordance with the provisions and regulations of the City of Raleigh Unified Development Ordinance. Applicant Name (If different from owner. See "who can apply" in instructions): Debbi Ferm, PE Relationship to owner: Lessee or contract purchaser 🗸 Owner's authorized agent Easement holde placed on hold at the request of the applicant for a period of six consecutive months or more, or if the applicant fails to Address: 5440 Wade Park Blvd Ste 102, Raleigh, NC, 27607 respond to comments or provide additional information requested by the City for a period of six consecutive months or more, then the application review is discontinued and a new application is required to proceed and the development Email: dferm@bgeinc.com regulations in present the time permit processing is resumed shall apply to the new application Date: 3/7/2024 NOTE: please attach purchase agreement or contract, lease or easement when submitting this form. Signature: Printed Name: Julie gavaghar Developer Contact Names: Julie Gavaghan Signature: OLM2-Date: 03-06-24 Title: Land Development Manager Company: Blue Heel Development Printed Name: Debra Ferm Address: 2300 Rexwoods Dr, Ste 120, Raleigh, NC 27607 Email: Julie@blueheeldevelopment.com **REVISION 09.22.23** Page 2 of 2 **REVISION 09.22.23** raleighnc.gov raleighnc.gov

#### **GENERAL NOTES**

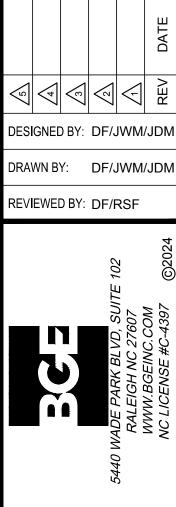
ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH CITY OF RALEIGH AND NCDOT STANDARDS AND 14. WC ACCESS RAMPS WILL BE PROVIDED IN ACCORDANCE WITH CITY OF RALEIGH PUBLIC WORKS DEPARTMENT STANDARDS, PROWAG STANDARDS AND ADAAG SPECIFICATIONS THE CONTRACTOR SHALL OBTAIN A RIGHT-OF-WAY PERMIT FOR ANY WORK WHICH REQUIRES THE CLOSURE OF A ALL RAMPS AND HANDRAILS SHALL BE CONFORM TO ANSI STANDARDS. 15. TRAVEL LANE(S), PARKING SPACE, OR SIDEWALK FROM RIGHT-OF-WAY SERVICES AT LEAST 48 HOURS IN ADVANCE. ALL SIDEWALKS MUST BE ACCESSIBLE TO PERSONS WHO ARE BLIND, HAVE LOW VISION AND PEOPLE WITH MOBILITY IF CONSTRUCTION PLANS FOR PUBLIC AND PRIVATE STREETS OR UTILITIES SHOWN ON THIS PLAN ARE REQUIRED, THEY DISABILITIES. PEDESTRIAN EXISTING ROUTES AND ALTERNATE PEDESTRIAN ROUTES DURING CONSTRUCTION WILL BE MUST BE APPROVED BY THE PUBLIC WORKS DEPARTMENT AND PUBLIC UTILITIES DEPARTMENT PRIOR TO ISSUANCE OF REQUIRED TO BE COMPLIANT WITH THE PUBLIC RIGHTS OF WAY ACCESSIBILITY GUIDELINES (PPOWAG), 2010 ADA PERMITS OR RECORDING OF ANY PLAT FOR THIS DEVELOPMENT. STANDARDS FOR ACCESSIBLE DESIGN AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD). FIELD ADJUSTMENTS TO THIS PLAN MAY BE REQUIRED BY CITY OF RALEIGH INSPECTOR AS NEEDED DURING 17. IF UNFORESEEN CONDITIONS DEVELOP DURING CONSTRUCTION, REFER TO "CITY OF RALEIGH STREET DESIGN MANUAL" AND CONTACT PUBLIC WORKS DEPARTMENT FOR FURTHER GUIDANCE. ALL SURVEY INFORMATION PROVIDED BY MAERSTAN IN DIGITAL FORMAT IN DECEMBER, 2023, AND SUPPLEMENTAL 18 PRIOR TO START OF CONSTRUCTION, THE CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE INFORMATION WAS OBTAINED FROM WAKE COUNTY GIS IN DECEMBER, 2023. CITY OF RALEIGH PUBLIC WORKS DEPARTMENT / TRANSPORTATION FIELD SERVICES STAFF TO REVIEW THE SPECIFIC COMPONENTS OF THE PLAN AND OPERATION OF THESE FACILITIES DURING CONSTRUCTION. CONTACT ENGINEERING ALL DIMENSIONS SHOWN ARE TO BACK OF CURB, UNLESS OTHERWISE STATED ON PLANS. INSPECTIONS AT 919.996.2409 TO SET UP THE MEETING. WITHIN THE SIGHT TRIANGLES SHOWN ON THIS PLAN, NO OBSTRUCTION BETWEEN 2 FEET AND 8 FEET IN HEIGHT ABOVE THE CONTRACTOR SHALL CONDUCT THE WORK IN A SAFE MANNER AND WITH MINIMAL IMPACT TO TRAFFIC. THE CURB LINE ELEVATION SHALL BE LOCATED IN WHOLE OR PART. OBSTRUCTIONS INCLUDE BUT ARE NOT LIMITED TO ANY BERM, FOLIAGE, FENCE, WALL, SIGN, OR PARKED VEHICLE. 20. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL AND SHALL ADHERE TO THE PROVISIONS OF THE MUTCD (MOST CURRENT EDITION). UNLESS NOTED, ACCESS ROUTE FOR EMERGENCY VEHICLES SHALL PROVIDE AN INSIDE TURNING RADIUS OF 28' ANY TEMPORARY STREET CLOSURE MUST BE SUBMITTED A MINIMUM OF 2 WEEKS PRIOR TO THE START OF WORK. SEE " RIGHT-OF-WAY CLOSURES" ON WWW.RALEIGHNC.GOV. COMPLETE AND SEND THE RIGHT-OF-WAY OBSTRUCTION PERMIT ALL HVAC UNITS SHALL BE SCREENED FROM VIEW OF THE PUBLIC RIGHT OF WAY. TO RIGHTOFWAYSERVICES@RALEIGHNC.GOV. CONTRACTOR TO FIELD LOCATE AND VERIFY ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION AND REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT PRIOR TO ANY CONSTRUCTION ACTIVITIES. CONTACT NC ONE AT 811 FOR 22. PRIOR TO CONSTRUCTION BEGINNING, ALL SIGNAGE AND TRAFFIC CONTROL SHALL BE IN PLACE. RESIDENTIAL DRIVEWAY LOCATIONS AND WIDTHS WILL BE SUBJECT TO APPROVAL AT TIME OF SITE PERMITTING REVIEW. HANDICAP PARKING SPACE(S) AND HC ACCESS AISLE(S) SHALL BE NO GREATER THAN TWO PERCENT (2%) PITCH IN ANY  $^{23.}$ IF THE SUBDIVISION DOES NOT REQUIRE SITE PERMITTING REVIEW THEN REVIEW WILL TAKE PLACE AT THE TIME OF BUILDING PERMIT. WHEN DESIGNING THE SITE, THE DESIGNER SHOULD KEEP IN MIND THE CITY OF RALEIGH RESIDENTIAL 12. PROVIDE SIGNAGE AND STRIPING OF HANDICAP SPACES AS PER ADA STANDARDS. DRIVEWAY STANDARD DETAILS AND REGULATIONS AS FOUND IN THE RALEIGH STREET DESIGN MANUAL ARTICLE 9.5 AND ALL RETAINING WALLS GREATER THAN 30" IN HEIGHT TO INCLUDE SAFETY RAIL OR FENCE. NO RETAINING WALLS ARE SECTION 4.6.1 PERMITTED IN THE RIGHT-OF-WAY UNLESS APPROVED BY ENCROACHMENT. PROJECT OWNER AND CONSULTANT INFORMATION ENGINEER: SURVEYOR: LANDSCAPE ARCHITECT

UITE 120	BGE, INC 5440 WADE PARK BLVD, SUITE 102 RALEIGH, NC 27607 984-275-2685	MAERSTAN, PLLC 2411 US 64 BUSINESS WEST PITTSBORO, NC 27312 919-545-7001	BGE, INC 5440 WADE PARK BLVD, SUITE 102 RALEIGH, NC 27607 919-475-7314
N	CONTACT: DEBBI FERM, P.E.	CONTACT: RICHARD ELLIS BULLOCK, JR, P.L.S.	CONTACT: BOB ZUMWALT, PLA.

SHEET LIST TABLE			
SHEET NUMBER	SHEET TITLE		
C0-0	COVER SHEET		
C0-1	GENERAL NOTES		
C1-0	EXISTING CONDITIONS (1 OF 2)		
C1-1	EXISTING CONDITIONS (2 OF 2)		
C1-1	DEMOLITION PLAN		
C2-0	OVERALL SITE PLAN		
C2-1	SITE PLAN (1 OF 6)		
C2-2	SITE PLAN (2 OF 6)		
C2-3	SITE PLAN (3 OF 6)		
C2-4	SITE PLAN (4 OF 6)		
C2-5	SITE PLAN (5 OF 6)		
C2-6	SITE PLAN (6 OF 6)		
C3-0	OVERALL UTILITY PLAN		
C3-1	UTILITY PLAN (1 OF 6)		
C3-2	UTILITY PLAN (2 OF 6)		
C3-3	UTILITY PLAN (3 OF 6)		
C3-4	UTILITY PLAN (4 OF 6)		
C3-5	UTILITY PLAN (5 OF 6)		

C3-6	UTILITY PLAN (6 OF 6)	
C3-7	OFFSITE UTILITY PLAN	
C4-0	OVERALL GRADING PLAN	
C4-1	GRADING PLAN (1 OF 6)	
C4-2	GRADING PLAN (2 OF 6)	
C4-3	GRADING PLAN (3 OF 6)	
C4-4	GRADING PLAN (4 OF 6)	
C4-5	GRADING PLAN (5 OF 6)	
C4-6	GRADING PLAN (6 OF 6)	
C5-0	SCM 1 DETAIL	
C5-1	SCM 2 DETAIL	
L1-0	OVERALL LANDSCAPE PLAN	
L1-1	LANDSCAPE PLAN (1 OF 6)	
L1-2	LANDSCAPE PLAN (2 OF 6)	
L1-3	LANDSCAPE PLAN (3 OF 6)	5
L1-4	LANDSCAPE PLAN (4 OF 6)	DES
L1-5	LANDSCAPE PLAN (5 OF 6)	
L1-6	LANDSCAPE PLAN (6 OF 6)	DRA

SUB-XXXX-2024



BLUE HEEL EVELOPMENT REXWODS DRIVE SUITE 12 BALEICH NO 37607

( )

## ZONING CONDITIONS (REZN-0029-2023)

- OVERALL RESIDENTIAL DENSITY SHALL NOT EXCEED 5 DWELLING UNITS PER ACRE AND SHALL NOT EXCEED A MAXIMUM OF 475 DWELLING UNITS ON THE PROPERTY
- DENSITY DOES NOT EXCEED DENSITY CONSTRAINT
- AT LEAST 20 ACRES WILL REMAIN AS NATURAL AREA AND/OR OPEN SPACE AND WILL NOT BE DEVELOPED EXCEPT FOR GREENWAY, UTILITY AND STORMWATER MANAGEMENT PURPOSES. AT LEAST 15 ACRES OF SAID OPEN SPACE/NATURAL AREA SHALL BE CONTIGUOUS

MINIMUM NATURAL AREAS/OPEN SPACE REQUIREMENTS HAVE BEEN MAINTAINED.

- IF AN APARTMENT BUILDING TYPE IS DEVELOPED ON THE PROPERTY. IT MUST BE USED FOR A CONGREGATE CARE CONTINUING CARE RETIREMENT CENTER, REST HOME AND/OR INDEPENDENT AND/OR ASSISTED LIVING FACILITY.
- NO APARTMENT BUILDINGS ARE PROPOSED IN THIS PLAN.
- ALL BUILDINGS SHALL BE SET BACK AT LEAST TWENTY (20) FEET FROM THE RIGHT-OF-WAY OF LIGON MILL ROAD

BUILDING SET BACK HAS BEEN MAINTAINED.

- ON OR BEFORE THE ISSUANCE OF THE FIRST CERTIFICATE OF OCCUPANCY, DEVELOPER SHALL MAKE A \$65,000.00 CONTRIBUTION TO THE CITY OF RALEIGH FIRE DEPARTMENT TO HELP FUND A NEW FIRE STATION AND /OR FIRE EQUIPMENT TO SERVE THE SURROUNDING COMMUNITY.
- CONDITION NOTED. CONTRIBUTION TO BE MADE PRIOR TO ISSUANCE OF THE FIRST CERTIFICATE OF OCCUPANCY.
- AFFORDABLE HOUSING: FOR ANY APPROVED SITE PLAN CONTAINING RESIDENTIAL UNITS ON THE PROPERTY, THE PROPERTY OWNER SHALL PAY TO THE CITY A TOTAL OF \$40,000.00 PER DWELLING UNIT FOR ONE PERCENT (1%) OF ALL SITE PLAN APPROVED DWELLING UNITS. TOTAL SITE PLAN APPROVED DWELLING UNITS MULTIPLIED BY 1% SHALL BE MEASURED TO THE HUNDREDTH DECIMAL POINT. THE PAYMENT SHALL BE PLACED IN THE FUND DESIGNATED FOR THE CITY'S AFFORDABLE HOUSING PROGRAM. UPON DETERMINATION OF THE PAYMENT AMOUNT, THE AMOUNT MAY BE PAYABLE IN FIVE ANNUAL INSTALLMENTS, WITH THE FIRST PAYMENT BEING DUE PRIOR TO THE ISSUANCE OF THE FIRST CERTIFICATE OF OCCUPANCY AND WITH EACH OTHER ANNUAL INSTALLMENT DUE ON OR BEFORE THE SAME DAY OF THE SUCCESSIVE YEARS, ALTHOUGH THE PROPERTY OWNER HAS A RIGHT TO PREPAY ANY AMOUNTS DUE. PRIOR TO THE ISSUANCE OF ANY BUILDING PERMIT, THIS PAYMENT OBLIGATION SHALL BE EVIDENCED BY A PROMISSORY NOTE TO THE CITY IF REQUESTED BY THE CITY. IF A SALE OF THE PROJECT OR THE PROPERTY (OR A PORTION THEREOF), INCLUDING A SALE OF CONTROLLING INTERESTS OF AN OWNERSHIP ENTITY WITHIN THE PROJECT, OCCURS SUBSEQUENT TO THE ISSUANCE OF THE FIRST BUILDING PERMIT AND PRIOR TO THE PAYMENT IN FULL OF THE SUM DESCRIBED WITHIN THIS CONDITION, ANY OUTSTANDING AMOUNT SHALL BE PAID PRIOR TO THE CHANGE OF OWNERSHIP.

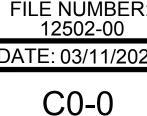
CONDITION NOTED.

AT LEAST 60 DAYS PRIOR TO ANY BLASTING WITH EXPLOSIVE MATERIALS ON THE PROPERTY, THE PROPERTY OWNER WILL NOTIFY ALL HOMEOWNERS WITHIN 500 FEET OF PROPERTY OF THE EXPECTED BLASTING AND PROVIDE AN OPPORTUNITY FOR A PRE-BLASTING INSPECTION ("PBI") OF THE HOMEOWNER'S PROPERTY TO ESTABLISH A BASELINE CONDITION OF THE HOMEOWNER'S PROPERTY. IF A NOTICED HOMEOWNER PROVIDES A WRITTEN ELECTION FOR A PBI AND PROVIDES REASONABLE ACCESS TO ITS PROPERTY AT REASONABLE TIMES, PROPERTY OWNER THROUGH ITS CONSULTANT ("BLASTING CONSULTANT") WILL CAUSE A PBI WITH REGARD TO SUCH HOMEOWNER'S PROPERTY TO BE PERFORMED PRIOR TO BLASTING ACTIVITIES. IF A PBI WAS PERFORMED AND THE HOMEOWNER PROVIDES NOTICE OF DAMAGE CAUSED BY BLASTING WITHIN 30 DAYS FOLLOWING BLASTING, PROPERTY OWNER SHALL CAUSE AN AFTER BLASTING INSPECTION ("ABI") TO BE PERFORMED AND IF A COMPARISON OF THE PBI TO THE ABI INDICATES THAT DAMAGE WAS CAUSED BY PROPERTY OWNER'S BASTING, IN THE REASONABLE OPINION OF THE BLASTING CONSULTANT, PROPERTY OWNER SHALL MAKE COMMERCIALLY REASONABLE EFFORTS TO REPAIR SUCH DAMAGE WITHIN 180 DAYS OF FOLLOWING COMPLETION OF BLASTING ACTIVITIES ON THE PROPERTY.

ALL HOMEOWNERS WILL BE NOTIFIED AT LEAST 60 DAYS PRIOR TO BLASTING ACTIVITIES AND PROVIDED AN **OPPORTUNITY FOR A "PBI".** 







### GENERAL NOTES

ALL WORK AND MATERIALS SHALL COMPLY WITH ALL CITY, COUNTY AND STATE REGULATIONS AND CODES AND O.S.H.A. STANDARDS.

NO WORK WITHIN NCDOT OR CITY OF RALEIGH RIGHT OF WAY SHALL TAKE PLACE WITHOUT ALL FRMITS

XISTING STRUCTURES WITHIN THE CONSTRUCTION LIMITS ARE TO BE ABANDONED, REMOVED OR RELOCATED AS NECESSARY. ALL COST SHALL BE INCLUDED IN BASE BID.

CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RELOCATIONS, INCLUDING BUT NOT LIMITED TO, ALL JTILITIES, STORM DRAINAGE, SIGNS, ETC. AS REQUIRED. ALL WORK SHALL BE IN ACCORDANCE WITH GOVERNING AUTHORITIES SPECIFICATIONS AND SHALL BE APPROVED BY SUCH. ALL COST SHALL BE NCLUDED IN BASE BID. AREAS TO BE DISTURBED SHALL BE IMPROVED PER THE CIVIL PLANS OR RESTORED TO THEIR ORIGINAL OR BETTER CONDITION. CONTRACTOR SHALL REPAIR ANY EXISTING FEATURES THAT ARE DAMAGED DURING CONSTRUCTION TO THE EXISTING OR BETTER CONDITION.

SITE BOUNDARY, TOPOGRAPHY, UTILITY AND ROAD INFORMATION TAKEN FROM A SURVEY BY MAERSTAN. ALL INFORMATION IS TO BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION.

HE CONTRACTOR SHALL EMPLOY ALL NECESSARY BARRICADES, SIGNS, FENCES, FLASHING LIGHTS, TRAFFIC MEN, ETC. FOR MAINTENANCE AND PROTECTION OF TRAFFIC AS REQUIRED BY THE NORTH CAROLINA DEPT. OF TRANSPORTATION NCDOT AS APPLICABLE.

THE CONTRACTOR SHALL PROTECT ALL MONUMENTS, IRON PINS, AND PROPERTY CORNERS DURING CONSTRUCTION.

APPROVAL OF THIS PLAN IS NOT AN AUTHORIZATION TO GRADE ADJACENT PROPERTIES. ANY GRADING DEVIATION FROM THESE PLANS AND NOTES WITHOUT THE PRIOR CONSENT O BEYOND THE LIMITS OF CONSTRUCTION AS SHOWN ON THE GRADING AND DRAINAGE PLAN WITHOUT AUTHORIZATION IS SUBJECT TO A FINE. WHEN FIELD CONDITIONS WARRANT OFF-SITE GRADING

CONTRACTOR AGREES TO REPAIR ANY DAMAGE TO THE PUBLIC RIGHT-OF-WAY IN ACCORDANCE WITH OF 1973, THE LOCAL JURISDICTIONAL AGENCY, THE APPROVED EROSION CON THE STANDARDS OF THE NCDOT AND THE CITY OF RALEIGH.

ALL STANDARD NUMBERS REFER TO THE NCDOT STANDARD DETAILS AND SPECIFICATIONS AND THE ATEST EDITION OF THE RALEIGH UNIFIED DEVELOPMENT ORDINANCE.

THE CONTRACTOR SHALL IMMEDIATELY REPORT TO THE OWNER ANY DISCREPANCIES FOUND BETWEEN STABILIZED AS SOON AS POSSIBLE. SLOPES SHALL BE STABILIZED WITHIN 14 ( THE ACTUAL FIELD CONDITIONS AND THE CONSTRUCTION DOCUMENTS AND SHALL WAIT FOR NSTRUCTION PRIOR TO PROCEEDING.

THE CONTRACTOR SHALL MAINTAIN EACH STREAM, CREEK, OR BACKWASH CHANNEL IN A JNOBSTRUCTED STATE AND SHALL REMOVE FROM THE CHANNEL AND BANKS OF THE STREAM ALL DEBRIS, LOGS, TIMBER, JUNK AND OTHER ACCUMULATIONS.

CONTRACTOR SHALL ADJUST AND/OR CUT EXISTING PAVEMENT AS NECESSARY TO ASSURE A SMOOTH REPAIRS SHALL BE MADE IMMEDIATELY. SUBMIT WRITTEN REPORT WITH EAC IT AND CONTINUOUS GRADE.

CONTRACTOR SHALL POST ASSIGNED BUILDING PERMIT NUMBER AND ADDRESS ON BUILDING.

N ROLLING OR HILLY TERRAINS, SWEEPING OF THE STONE BASE AND/OR APPLICATION OF A TACK COAT BARRIER. MAY BE REQUIRED NEAR INTERSECTIONS. THESE REQUIREMENTS WILL BE ESTABLISHED BY THE NSPECTOR AND BASED ON FIELD CONDITIONS.

CONTACT APPROPRIATE UTILITY COMPANIES TO RELOCATE ANY EXISTING UTILITY AND/OR LIGHT POLES. ALL EXISTING FACILITIES WHICH CONFLICT WITH THE IMPROVEMENTS UNDER THE SCOPE OF THIS PROJECT MUST BE RELOCATED AT THE EXPENSE OF THE CONTRACTOR.

#### GRADING NOTES

HE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY XCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF HE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

THE CONTRACTOR SHALL CLEAR AND GRUB THE SITE AND PLACE, COMPACT, AND MOISTURE CONDITION FOR ALL CONSTRUCTION ALONG AND/OR ACROSS WATERWAYS, BANK PROTECTION ALONG AND/OR AND/OR AND/OR AND/OR AND/OR AND/OR AND/OR AN ALL FILL PER THE GEOTECHNICAL ENGINEERS SPECIFICATIONS. FILL MATERIAL SHALL BE APPROVED BY STABILIZATION SHALL BE REQUIRED AS PER LOCAL JURISDICTIONAL EROSION THE GEOTECHNICAL ENGINEER PRIOR TO PLACEMENT.

HE CONTRACTOR SHALL COORDINATE WITH THE GEOTECHNICAL ENGINEER FOR APPROPRIATE SLOPE STABILIZATION ON ALL SLOPES STEEPER THAN 3:1.

HE CONTRACTOR SHALL OBTAIN ALL PERMITS REQUIRED FOR BLASTING ROCK IF BLAST ROCK IS NCOUNTERED. CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR COMPLYING WITH ALL BLASTING AND SAFETY REQUIREMENTS

ALL CUT OR FILL SLOPES SHALL BE 3:1 OR FLATTER UNLESS OTHERWISE NOTED.

EXISTING AND PROPOSED GRADE CONTOUR INTERVALS SHOWN AT 1 FOOT.

CONSTRUCTION SHALL COMPLY WITH ALL APPLICABLE GOVERNING CODES AND BE CONSTRUCTED TO

ALL PROPOSED CONTOURS AND SPOT ELEVATIONS REFLECT FINISHED GRADES, UNLESS OTHERWISE NOTED.

ALL ELEVATIONS ARE IN REFERENCE TO THE BENCHMARK, AND THIS MUST BE VERIFIED BY THE GENERAL CONTRACTOR PRIOR TO GROUND BREAKING.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND PROTECTING EXISTING UTILITIES, AND

SHALL REPAIR ALL DAMAGE TO EXISTING UTILITIES THAT OCCUR DURING CONSTRUCTION. CONTRACTOR SHALL BLEND NEW EARTHWORK SMOOTHLY TO TRANSITION BACK TO EXISTING GRADE.

LIMITS OF CLEARING SHOWN ON GRADING AND DRAINAGE PLAN ARE BASED UPON THE APPROXIMATE CUT AND FILL SLOPE LIMITS, OR OTHER GRADING REQUIREMENTS.

THE CONTRACTOR IS RESPONSIBLE FOR THE DESIGN AND IMPLEMENTATION OF ALL SHEETING, SHORING, BRACING AND SPECIAL EXCAVATION MEASURES REQUIRED TO MEET OSHA, FEDERAL, STATE AND LOCAL REGULATIONS PURSUANT TO THE INSTALLATION OF THE WORK INDICATED ON THESE DRAWINGS. THE DESIGN ENGINEER ACCEPTS NO RESPONSIBILITY FOR THE DESIGN(S) TO INSTALL SAID ITEMS

THE CONTRACTOR SHALL INCLUDE IN THE CONTRACT PRICE ANY DEWATERING AND MOISTURE CONDITIONING NECESSARY TO CONSTRUCT THE PROJECT AS SHOWN ON THE PLANS.

GRADES, ELEVATIONS AND LOCATIONS SHOWN ARE APPROXIMATE. AS DIRECTED BY THE ENGINEER, THEY MAY BE ADJUSTED TO ACCOMMODATE UNFORESEEN CONDITIONS. STATIONS, OFFSETS AND ELEVATIONS REFER TO THE CENTER OF DROP INLETS, MANHOLES AND JUNCTION BOXES, AND THE BACK OF CURB FOR CATCH BASINS.

ANY CONSTRUCTION OR USE WITHIN THE AREAS DELINEATED AS FLOODWAY DISTRICT FRINGE BOUNDARY LINE OR FLOODWAY DISTRICT ENCROACHMENT BOUNDARY LINE IS SUBJECT TO THE RESTRICTIONS IMPOSED BY THE FLOODWAY REGULATIONS OF THE CITY OF RALEIGH.

### **EROSION CONTROL NOTES**

TOTAL AREA DISTURBED = 73 AC

LIMITS OF GRADING SHOWN ON THE PLAN ARE MAXIMUM LIMITS FOR EROSION PURPOSES ONLY. SURVEYOR TO DETERMINE ACTUAL LIMIT.

PRIOR TO CLEARING AND EARTHWORK ACTIVITIES THE CONTRACTOR SHALL I CONTROL DEVICES SPECIFIED AND AS INDICATED ON THE DRAWINGS, AND TH APPROVED GRADING PERMIT. DURING EACH PHASE OF SITE CONSTRUCTION SHALL ADJUST, RELOCATE AND/OR REINSTALL AS APPLICABLE ALL EROSION C AND SEDIMENT DISCHARGE FROM THE SITE.

ON-SITE BURIAL PITS REQUIRE AN ON-SITE DEMOLITION LANDFILL PERMIT FRO ADMINISTRATOR.

ANY GRADING BEYOND THE DENUDED LIMITS SHOWN ON THE PLAN IS A VIOLA EROSION CONTROL ORDINANCE AND IS SUBJECT TO A FINE.

ALL AREAS MUST BE SEEDED AND MULCHED WITHIN 14 CALENDAR DAYS. REF CONTROL ORDINANCE FOR ADDITIONAL REQUIREMENTS.

ADDITIONAL MEASURES TO CONTROL EROSION AND SEDIMENT MAY BE REQUI REPRESENTATIVE OF THE CITY ENGINEERING DEPARTMENT.

SLOPES SHALL BE GRADED NO STEEPER THAN 3:1. FILL SLOPES GREATER TH ADEQUATE TERRACING (APPENDIX B - CHAPTER 21)

REPRESENTATIVE, OR THE ENGINEER MAY BE CAUSE FOR THE WORK TO BE U

PERMISSION MUST BE OBTAINED FROM THE AFFECTED PROPERTY OWNERS AND THE CITY OF RALEIGH. EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO CONSTRUCTIO WITH THE REQUIREMENTS OF THE NORTH CAROLINA SEDIMENTATION POLLUT THESE PLANS AND SPECIFICATIONS.

> SUFFICIENT EROSION CONTROL PRACTICES MUST BE INSTALLED AND MAINTAI SEDIMENT WITHIN THE BOUNDARIES OF THE SITE. ALL DISTURBED AREAS SH AND SHALL BE GRASSED AS SOON AS CONSTRUCTION PHASES PERMIT AND A

THE SEDIMENT TRAPS AND DIVERSION DITCHES SHALL BE CLEANED OUT WHE CAPACITY HAS BEEN APPROXIMATELY 50% FILLED. GRAVEL SHALL BE CLEANE WHEN THE SEDIMENT POOL NO LONGER DRAINS PROPERLY.

ALL EROSION AND SEDIMENT CONTROL PRACTICES SHALL BE INSPECTED WE EVERY 0.5 INCH RAINFALL EVENT, BUT IN NO CASE LESS THAN ONCE EVERY W THE OWNER.

SEDIMENT WILL BE REMOVED FROM BEHIND THE SILT FENCING WHEN IT BECC AT THE FENCE. THE FENCING WILL BE REPAIRED AS NECESSARY TO MAINTAIN

ALL SEEDED AREAS WILL BE FERTILIZED, RESEEDED AS NECESSARY, AND MU TO THE PLANS AND SPECIFICATIONS TO MAINTAIN A VIGOROUS, DENSE VEGET

ALL DRAINAGE SWALES MUST BE GRASSED AND RIP-RAP MUST BE REPLACED CONTROL EROSION. RIP-RAP WILL CONSIST OF 50 TO 125 POUND STONES PLA HEADWALLS, AND WHERE NOTED ON CONSTRUCTION DRAWINGS. (SEE DETAIL OUTFALL PIPE SIZE CHART)

WHEN ANY CONSTRUCTION BORDERS A DRAINAGE COURSE:

- A. THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ANY BUILDING OR OTH SPOIL DIRT, CONSTRUCTION TRASH OR DEBRIS, ETC., FROM THE DRAINAG HEREON IN A EXPEDITIOUS MANNER AS CONSTRUCTION PROGRESSES.
- B. THE CONTRACTOR HEREBY AGREES TO STOP ALL WORK AND RESTORE TH UPON NOTIFICATION BY THE CITY INSPECTOR AND/OR THE OWNER.

ALL TREE PROTECTION AND EROSION CONTROL MEASURES SHALL BE IN PLAC COMMENCING CONSTRUCTION AND SHALL BE MAINTAINED IN PROPER WORKIN DISTURBED AREAS ARE STABILIZED AND GROUND COVER IS ESTABLISHED. CO ENTRANCE PADS SHALL BE INSTALLED BY THE CONTRACTOR AT CONSTRUCTION PRIOR TO LAND DISTURBANCE.

THE CONTRACTOR SHALL KEEP A COPY OF THE APPROVED LAND DISTURBANC ON SITE WHENEVER LAND DISTURBING ACTIVITY IS IN PROGRESS.

INSTALL SILT FENCE ALONG THE DOWNSTREAM SIDE OF ALL PROPOSED CUT / CONSTRUCTION AND AS INDICATED ON PLANS.

SILT FENCE SHALL BE MAINTAINED AROUND THE PERIMETER OF ALL EARTHWO PREVENT SEDIMENT TRANSPORT ONTO ADJACENT PROPERTIES OR OFFSITE I APPLICABLE.

A TEMPORARY DIVERSION SWALE MAY BE USED IN LIEU OF SILT FENCE WHERI DIRECTED TO A TEMPORARY SEDIMENT TRAP.

IT IS THE CONTRACTOR'S RESPONSIBILITY TO PERFORM REQUIRED MAINTENA EROSION AND SEDIMENT CONTROL DEVICES TO ENSURE THEIR FUNCTION AT A

CONTRACTOR SHALL MAINTAIN ALL EROSION CONTROL MEASURES UNTIL PER VEGETATION HAS BEEN ESTABLISHED.

WHERE SEDIMENT IS TRANSPORTED ONTO A PAVED OR PUBLIC ROAD SURFAC SURFACE SHALL BE CLEANED THOROUGHLY AT THE END OF EACH DAY. SEDII REMOVED FROM THE ROADS BY SHOVELING OR SWEEPING AND TRANSPORTE CONTROL DISPOSAL AREA. STREET WASHING SHALL BE ALLOWED ONLY AFTE REMOVED IN THIS MANNER.

WHEN A CRUSHED STONE CONSTRUCTION ENTRANCE HAS BEEN COVERED WI BEEN PUSHED INTO THE SOIL BY CONSTRUCTION TRAFFIC, IT SHALL BE REPLA OF STONE EQUAL TO THAT OF THE ORIGINAL APPLICATION.

CONTRACTOR TO PROTECT THE EXISTING EXPOSED SANITARY SEWER MANHO DURING THE CONSTRUCTION.

PERFORM A FINAL DEMUCKING OF ALL SEDIMENT CONTROL DEVICES AND RES ANY DISTURBED AREAS BEFORE DEMOBILIZATION.

SILT FENCE SHALL BE MAINTAINED AROUND THE PERIMETER OF ALL EARTHWO PREVENT SEDIMENT TRANSPORT ONTO ADJACENT PROPERTIES OR OFFSITE I APPLICABLE.

SILT FENCE FILTER BARRIERS SHALL BE INSTALLED AND MAINTAINED UNTIL CO COMPLETE AND LANDSCAPING IS INSTALLED.

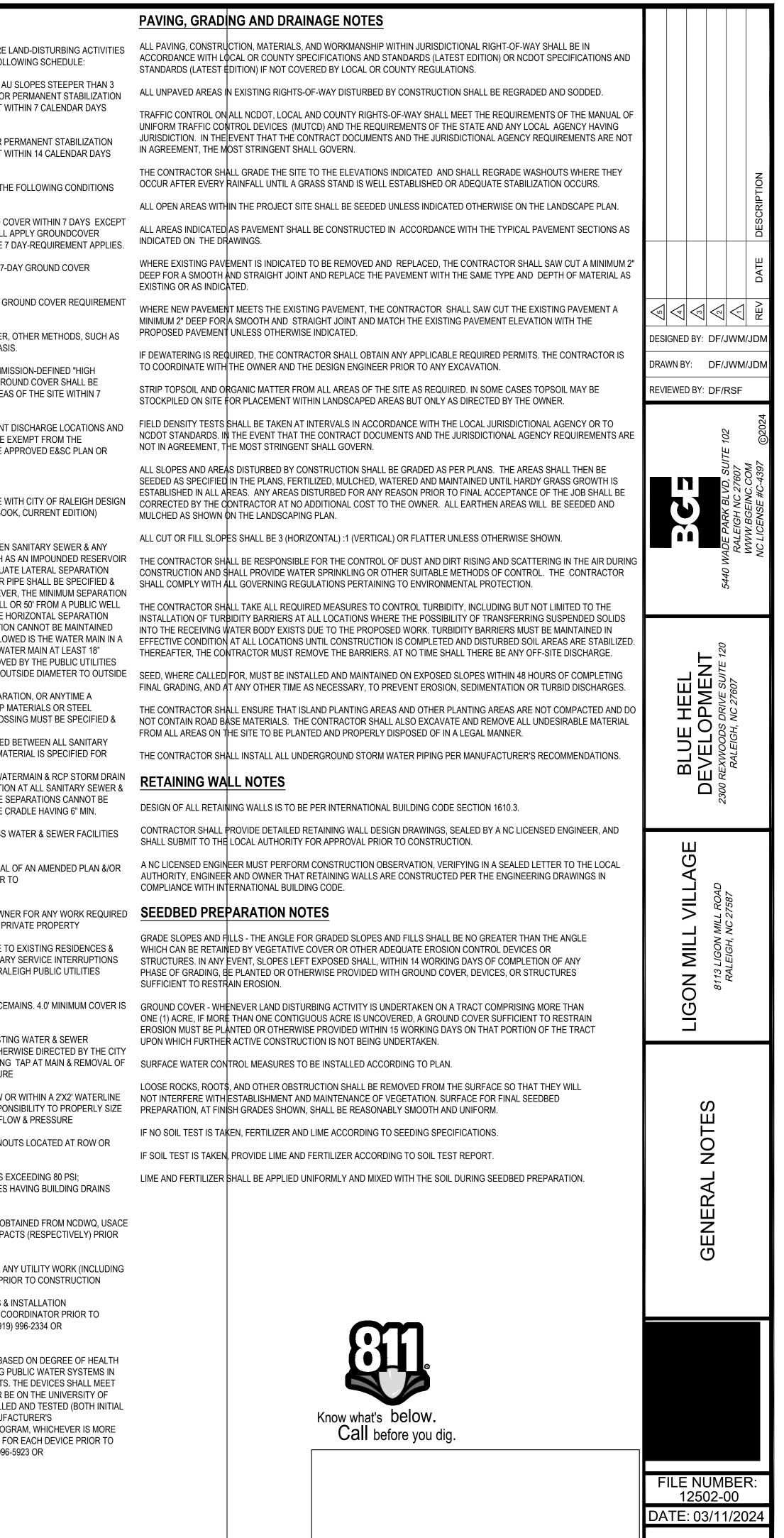
THE CONTRACTOR SHALL IMMEDIATELY CLEANUP AND REPAIR ALL EROSION I DISCOVERY AND REINSTALL ADEQUATE CONTROL MEASURES AS NECESSARY REOCCURRENCE OF DAMAGE.

STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS PRACTICABLE IN SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENT NO CASE MORE THAN 14 DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT HAS BEEN TEMPORARILY OR PERMANENTLY CEASED. CONTRACTOR SHALL INS GRAVEL DRIVEWAY AT EACH CONSTRUCTION ENTRANCE AS SHOWN ON THESI

CONSTRUCTION POINT OF ACCESS TO LIMIT DEPOSITS OF EARTH AND OTHER ONTO THE ADJACENT LOT. THE CONTRACTOR SHALL ROUTINELY CLEAN ALL SEDIMENT DEPOSITS AND DEBRIS FROM ROADWAY AS THEY OCCUR.

	CITY OF RALEIGH STANDARD NOTES	GROUND STABILIZATION NOTES
N CONTROL	COORDINATE ALL CURB AND STREET GRADES IN INTERSECTION WITH INSPECTOR.	SOIL STABILIZATION SHALL BE ACHIEVED ON ANY AREA OF A SITE WHERE LAND-DIST HAVE TEMPORARILY OR PERMANENTLY CEASED ACCORDING TO THE FOLLOWING SO
NSTALL EROSION IEN OBTAIN AN THE CONTRACTOR	ALL ROAD IMPROVEMENTS AT LIGON MILL ROAD ARE TO BE COORDINATED WITH THE CITY OF RALEIGH ENGINEERING DEPARTMENT PRIOR TO CONSTRUCTION. SIGHT TRIANGLES SHOWN ARE THE MINIMUM REQUIRED.	ALL PERIMETER DIKES, SWALES, DITCHES, PERIMETER SLOPES AND AU SLOPES HORIZONTAL TO 1 VERTICAL (3:1) SHALL BE PROVIDED TEMPORARY OR PERMANI WITH GROUND COVER AS SOON AS PRACTICABLE BUT IN ANY EVENT WITHIN 7 C/ FROM THE LAST LAND-DISTURBING ACTIVITY.
CONTROL DEVICES	APPROVAL OF THIS PLAN IS NOT AN AUTHORIZATION TO GRADE ADJACENT PROPERTIES. WHEN FIELD CONDITIONS WARRANT OFF-SITE GRADING, PERMISSION MUST BE OBTAINED FROM THE AFFECTED PROPERTY OWNERS.	ALL OTHER DISTURBED AREAS SHALL BE PROVIDED TEMPORARY OR PERMANEN WITH GROUND COVER AS SOON AS PRACTICABLE BUT IN ANY EVENT WITHIN 14 ( FROM THE LAST LAND-DISTURBING ACTIVITY.
ATION OF THE STATE	IN ORDER TO ENSURE PROPER DRAINAGE, KEEP A MINIMUM OF 0.5% SLOPE ON THE CURB.	CONDITIONS - IN MEETING THE STABILIZATION REQUIREMENTS ABOVE, THE FOLLOW OR EXEMPTIONS SHALL APPLY:
FER TO EROSION	SUBSURFACE DRAINAGE FACILITIES MAY BE REQUIRED IN THE STREET RIGHT-OF-WAY IF DEEMED NECESSARY BY THE CITY INSPECTOR. CURB AND GUTTER SHOWN ON THESE PLANS ALONG LIGON MILL ROAD MAY BE ADJUSTED BASED UPON	ALL SLOPES 50' IN LENGTH OR GREATER SHALL APPLY THE GROUND COVER WIT WHEN THE SLOPE IS FLATTER THAN 4:1. SLOPES LESS THAN 50' SHALL APPLY GR WITHIN 14 DAYS EXCEPT WHEN SLOPES ARE STEEPER THAN 3:1, THE 7 DAY-REQ
IRED BY A	FIELD STAKING BY CITY ENGINEERING. ASSOCIATE STORM DRAINAGE MAY ALSO REQUIRE MODIFICATION BASED UPON FIELD CONDITIONS.	ANY SLOPED AREA FLATTER THAN 4:1 SHALL BE EXEMPT FROM THE 7-DAY GROU REQUIREMENT.
IAN 10' REQUIRE	THE PURPOSE OF THE STORM DRAINAGE EASEMENT (SDE) IS TO PROVIDE STORM WATER CONVEYANCE. BUILDINGS ARE NOT PERMITTED IN THE EASEMENT AREA. ANY OTHER OBJECTS WHICH IMPEDE STORM WATER FLOW OR SYSTEM MAINTENANCE ARE ALSO PROHIBITED.	SLOPES 10' OR LESS IN LENGTH SHALL BE EXEMPT FROM THE 7-DAY GROUND CO EXCEPT WHEN THE SLOPE IS STEEPER THAN 2:1.
F THE OWNER, HIS INACCEPTABLE.	HIGH-DENSITY POLYETHYLENE (HDPE) STORM DRAINAGE PIPE INSTALLED WITHIN EXISTING OR PROPOSED PUBLIC STREET RIGHT-OF-WAY MUST BE APPROVED BY THE CITY'S INSPECTOR PRIOR TO ANY BACKFILL BEING PLACED. BACKFILL MATERIAL MUST BE APPROVED BY THE CITY INSPECTOR PRIOR TO PLACEMENT OF THE MATERIAL WITHIN THE PUBLIC STREET RIGHT-OF-WAY.	ALTHOUGH STABILIZATION IS USUALLY SPECIFIED AS GROUND COVER, OTHER M CHEMICAL STABILIZATION, MAY BE ALLOWED ON A CASE-BY-CASE BASIS. FOR PORTIONS OF PROJECTS WITHIN THE SEDIMENT CONTROL COMMISSION-DE QUALITY WATER ZONE" (I5A NCAC 04A. 0105), STABILIZATION WITH GROUND COV
ON IN ACCORDANCE TION CONTROL ACT NTROL PERMIT, AND	THE DEVELOPER SHALL MAINTAIN EACH STREAM, CREEK, OR BACKWASH CHANNEL IN AN UNOBSTRUCTED STATE AND SHALL REMOVE FROM THE CHANNEL AND BANKS OF THE STREAM ALL DEBRIS, LOGS, TIMBER, JUNK AND OTHER ACCUMULATIONS.	ACHIEVED AS SOON AS PRACTICABLE BUT IN ANY EVENT ON ALL AREAS OF THE CALENDAR DAYS FROM THE LAST LAND DISTURBING ACT.
NINED TO RETAIN HALL BE NONEROSIVE ALL SLOPES SHALL BE	ANY CONSTRUCTION OR USE WITHIN THE FUTURE CONDITIONS FLOOD FRINGE LINE IS SUBJECT TO THE RESTRICTIONS IMPOSED BY THE FLOODWAY REGULATIONS OF THE CITY OF RALEIGH.	ARE NOT EXPECTED TO DISCHARGE DURING CONSTRUCTION MAY BE EXEMPT FI TEMPORARY GROUND COVER REQUIREMENTS IF IDENTIFIED ON THE APPROVED ADDED BY THE PERMITTING AUTHORITY.
CALENDAR DAYS.	SEALED SHOP DRAWINGS BY A PROFESSIONAL ENGINEER FOR RETAINING WALL (BY OTHERS) MUST BE SUBMITTED TO CITY ENGINEER PRIOR TO CONSTRUCTION.	UTILITY NOTES ALL MATERIALS & CONSTRUCTION METHODS SHALL BE IN ACCORDANCE WITH CITY (
	"AS-BUILT" DRAWINGS AND PLANS OF THE STORM DRAINAGE SYSTEM, INCLUDING DESIGNED DITCHES, MUST BE SUBMITTED PRIOR TO SUBDIVISION FINAL INSPECTION TO THE CITY OF RALEIGH IN ACCORDANCE WITH THE UNIFIED DEVELOPMENT ORDINANCE SUBDIVISION ORDINANCE.	UTILITY SEPARATION REQUIREMENTS:
EKLY AND AFTER /EEK. NEEDED H INSPECTION TO	CERTIFICATION AND STREET CUT PERMITS ARE REQUIRED FOR UTILITY CUTS ON CITY STREETS. ALLOW 7 DAYS PROCESSING FOR PERMIT. FOR INFORMATION CONTACT RALEIGH DEPARTMENT OF TRANSPORTATION	a) A DISTANCE OF 100' SHALL BE MAINTAINED BETWEEN SANITAR' PRIVATE OR PUBLIC WATER SUPPLY SOURCE SUCH AS AN IMPO USED AS A SOURCE OF DRINKING WATER. IF ADEQUATE LATER. CANNOT BE ACHIEVED, FERROUS SANITARY SEWER PIPE SHAL INSTALLED TO WATERLINE SPECIFICATIONS. HOWEVER, THE MI
DMES 6-INCHES DEEP N SUFFICIENT	NON-STANDARD ITEMS (IE: PAVERS, IRRIGATION SYSTEMS, ETC.) IN THE RIGHT-OF-WAY REQUIRE A RIGHT-OF-WAY ENCROACHMENT AGREEMENT WITH THE RALEIGH DEPARTMENT OF TRANSPORTATION BEFORE INSTALLATION.	<ul> <li>b) WHEN INSTALLED TO WATERCINE OF EACH INSTALLED. TO WATERCINE, THE WEIL OR 50' FROM A PRIVATE WELL OR 50' FROM</li> <li>b) WHEN INSTALLING WATER &amp;/OR SEWER MAINS, THE HORIZONT/</li> <li>BETWEEN UTILITIES SHALL BE 10'. IF THIS SEPARATION CANNOT</li> <li>DUE TO EXISTING CONDITIONS, THE VARIATION ALLOWED IS TH</li> </ul>
LCHED ACCORDING TATIVE COVER. AS REQUIRED TO	SIDEWALK WITHIN THE CITY'S R/W THAT REQUIRE REPLACEMENT AS PART OF THE DEVELOPMENT AND/OR STREET IMPROVEMENTS SHOULD BE PHASED IN SUCH A WAY AS TO MINIMIZE THE DURATION OF THE SIDEWALK CLOSURE TO THE EXTENT FEASIBLE. THE DEVELOPER SHOULD MAKE EVERY ATTEMPT TO HAVE SIDEWALK REPAIRED AND REOPENED FOR PUBLIC USE WITHIN 30 DAYS OF REMOVAL.	SEPARATE TRENCH WITH THE ELEVATION OF THE WATER MAIN ABOVE THE TOP OF THE SEWER & MUST BE APPROVED BY THE
CED AT ALL L SHEET FOR	ANY WORK WITHIN THE R/W THAT REQUIRES CLOSURE OF THE SIDEWALK OR TRAVEL LANE MUST BE APPROVED BY NCDOT AND WILL REQUIRE A R/W USE PERMIT OR R/W LEASE DEPENDING UPON THE PROPOSED DURATION OF CLOSURE. THE APPROVALS ARE IN ADDITION TO SITE APPROVALS AND SHOULD	c) WHERE IT IS IMPOSSIBLE TO OBTAIN PROPER SEPARATION, OR SANITARY SEWER PASSES OVER A WATERMAIN, DIP MATERIALS ENCASEMENT EXTENDED 10' ON EACH SIDE OF CROSSING MUS INSTALLED TO WATERLINE SPECIFICATIONS
HER EXCAVATION E AREA SHOWN	BE COORDINATED WITH NCDOT PRIOR TO CONSTRUCTION. CONTRACTOR SHALL CONTACT NCDOT AT (919) 707-6200 AT LEAST 5 BUSINESS DAYS PRIOR TO BEGINNING WORK FOR IMPACTS LESS THAN 30 DAYS. CONTRACTOR SHALL CONTACT NCDOT AT (919) 707-620 AS SOON AS POSSIBLE FOR IMPACTS GREATER THAN 30 DAYS. EVERY EFFORT SHALL BE MADE TO CONSTRUCT IMPROVEMENTS WITH MINIMAL IMPACT TO DRIVERS AND PEDESTRIANS.	e) MAINTAIN 18" MIN. VERTICAL SEPARATION AT ALL WATERMAIN &
HESE IMMEDIATELY	RIGHT OF WAY CLOSURES LONGER THAN 30 DAYS REQUIRE A R/W LEASE AGREEMENT WHICH WILL INCLUDE THE SUBMITTAL OF A TRAFFIC CONTROL PLAN. TRAFFIC CONTROL PLANS REQUIRED THROUGH A	CROSSINGS; MAINTAIN 18" MIN. VERTICAL SEPARATION AT ALL RCP STORM DRAIN CROSSINGS. WHERE ADEQUATE SEPARATIC ACHIEVED, SPECIFY DIP MATERIALS & A CONCRETE CRADLE HA CLEARANCE (PER CORPUD DETAILS W-41 & S-49)
I CONTROL LAWS. CE PRIOR TO NG ORDER UNTIL ALL	LEASE AGREEMENT MAY BE DIFFERENT FROM THE ONE REQUIRED DURING THE LAND DEVELOPMENT PLAN REVIEW AND ARE SUBJECT TO REVISIONS. THE REVISED TRAFFIC CONTROL PLANS MUST BE SUBMITTED AS PART OF THE LEASE AGREEMENT PROCESS FOR APPROVAL PRIOR TO START OF R/W CLOSURES. CONTRACTOR SHALL CONTACT NCDOT AT (919) 707-620.	WITH 18" MIN. VERTICAL SEPARATION REQUIRED ANY NECESSARY FIELD REVISIONS ARE SUBJECT TO REVIEW & APPROVAL OF AN AM
ONSTRUCTION ION ACCESS POINTS	CONSTRUCTION STAGING WITHIN CITY R/W LASTING MORE THAN 30 DAYS REQUIRES A R/W LEASE AGREEMENT. CONTRACTOR SHALL CONTACT NCDOT AT (919) 707-620.	PROFILE BY THE CITY OF RALEIGH PUBLIC UTILITIES DEPARTMENT PRIOR TO CONSTRUCTION
CE PLAN AND PERMIT	DEVELOPER TO CONTACT NCDOT DURING SITE PLAN PREPARATION TO DISCUSS STREET LIGHTING REQUIREMENTS, IF ANY, FOR THIS PROJECT. COORDINATE WITH DUKE ENERGY AND NCDOT AS NECESSARY TO DETERMINE LIGHTING LEVELS, LIGHTING LAYOUT AND REQUIREMENTS FOR INSTALLATION.	DEVELOPER SHALL PROVIDE 30 DAYS ADVANCE WRITTEN NOTICE TO OWNER FOR A WITHIN AN EXISTING CITY OF RALEIGH UTILITY EASEMENT TRAVERSING PRIVATE PR CONTRACTOR SHALL MAINTAIN CONTINUOUS WATER & SEWER SERVICE TO EXISTIN
AND FILL	EROSION CONTROL MAINTENANCE REQUIREMENTS	BUSINESSES THROUGHOUT CONSTRUCTION OF PROJECT. ANY NECESSARY SERVICE SHALL BE PRECEDED BY A 24 HOUR ADVANCE NOTICE TO THE CITY OF RALEIGH PUE DEPARTMENT
ORK AREAS TO ROADWAYS, AS	SILT FENCE SHALL BE MAINTAINED AROUND THE PERIMETER OF ALL EARTHWORK AREAS TO PREVENT SEDIMENT TRANSPORT ONTO ADJACENT PROPERTIES OR OFFSITE ROADWAYS, AS APPLICABLE. SILT FENCE FILTER BARRIERS SHALL BE INSTALLED AND MAINTAINED UNTIL CONSTRUCTION IS COMPLETE	3.0' MINIMUM COVER IS REQUIRED ON ALL WATER MAINS & SEWER FORCEMAINS. 4.0 REQUIRED ON ALL REUSE MAINS
RE RUNOFF CAN BE	<ul> <li>CONSTRUCTION ENTRANCE</li> <li>THE GRAVEL CONSTRUCTION ENTRANCE MUST BE MAINTAINED IN A CONDITION TO PREVENT</li> </ul>	IT IS THE DEVELOPER'S RESPONSIBILITY TO ABANDON OR REMOVE EXISTING WATER SERVICES NOT BEING USED IN REDEVELOPMENT OF A SITE UNLESS OTHERWISE DIR OF RALEIGH PUBLIC UTILITIES DEPARTMENT. THIS INCLUDES ABANDONING TAP AT M
ANCE OF ALL ALL TIMES.	<ul> <li>THE GRAVEL CONSTRUCTION ENTRANCE MOST BE MAINTAINED IN A CONDITION TO PREVENT TRACKING OR DIRECT FLOW OF MUD ONTO ADJACENT ROADWAYS.</li> <li>REPLACEMENT OF STONE MAY BE NECESSARY TO ENSURE THE GRAVEL ENTRANCE</li> </ul>	SERVICE FROM ROW OR EASEMENT PER CORPUD HANDBOOK PROCEDURE INSTALL ¾" COPPER* WATER SERVICES WITH METERS LOCATED AT ROW OR WITHIN
RMANENT CE, THE ROAD	<ul> <li>FUNCTIONS PROPERLY. REPLENISHMENT OF STONE MAY BE NECESSARY.</li> <li>FREQUENT CHECKS OF THE DEVICE AND TIMELY MAINTENANCE SHOULD BE COMPLETED.</li> <li>ANY MATERIAL TRACKED ONTO THE ROADWAY SHALL BE CLEANED UP IMMEDIATELY.</li> </ul>	EASEMENT IMMEDIATELY ADJACENT. NOTE: IT IS THE APPLICANT'S RESPONSIBILITY THE WATER SERVICE FOR EACH CONNECTION TO PROVIDE ADEQUATE FLOW & PRES INSTALL 4" PVC* SEWER SERVICES @ 1.0% MINIMUM GRADE WITH CLEANOUTS LOCA
IMENT SHALL BE ED TO A SEDIMENT ER SEDIMENT IS	SILT FENCE	EASEMENT LINE & SPACED EVERY 75 LINEAR FEET MAXIMUM PRESSURE REDUCING VALVES ARE REQUIRED ON ALL WATER SERVICES EXCEEDING
/ITH SOIL OR OR HAS ACED WITH A DEPTH	<ul> <li>REPAIRS IMMEDIATELY.</li> <li>INSPECT THE SILT FENCE TO BE SURE THE BOTTOM OF THE GEOTEXTILE IS KEYED IN PROPERLY.</li> <li>AT A MINIMUM, REMOVE AND DISPOSE OF ALL SILT ACCUMULATIONS WHEN DEPTH REACHES 1/2 THE</li> </ul>	BACKWATER VALVES ARE REQUIRED ON ALL SANITARY SEWER SERVICES HAVING B LOWER THAN 1.0' ABOVE THE NEXT UPSTREAM MANHOLE
OLES AT ALL TIMES	<ul> <li>AT A MINIMUM, REMOVE AND DISPOSE OF ALL SILT ACCOMPLATIONS WHEN DEPTH REACHES 1/2 THE HEIGHT OF THE GEOTEXTILE. DO NOT UNDERMINE THE FENCE DURING CLEANOUT.</li> <li>DISPOSE OF SEDIMENT BY HAULING IT TO AN APPROVED WASTE SITE WITH APPROPRIATE PERIMETER PROTECTION.</li> </ul>	ALL ENVIRONMENTAL PERMITS APPLICABLE TO THE PROJECT MUST BE OBTAINED FI &/OR FEMA FOR ANY RIPARIAN BUFFER, WETLAND &/OR FLOODPLAIN IMPACTS (RESING TO CONSTRUCTION
STABILIZATION OF	<ul> <li>REMOVE AND REPLACE DETERIORATED OR CLOGGED SILT FENCE.</li> <li>REPLACE SILT FENCE REMOVED FOR ACCESS AT THE END OF EACH DAY'S OPERATION.</li> </ul>	NCDOT / RAILROAD ENCROACHMENT AGREEMENTS ARE REQUIRED FOR ANY UTILITY MAIN EXTENSIONS & SERVICE TAPS) WITHIN STATE OR RAILROAD ROW PRIOR TO CO
ORK AREAS TO ROADWAYS, AS	INSTALL ADDITIONAL POSTS OR WIRE BACKING IF FENCE IS SAGGING. TEMPORARY DIVERSION	GREASE INTERCEPTOR / OIL WATER SEPARATOR SIZING CALCULATIONS & INSTALLA SPECIFICATIONS SHALL BE APPROVED BY THE CORPUD FOG PROGRAM COORDINAT ISSUANCE OF A BUILDING PERMIT. CONTACT STEPHEN CALVERLEY AT (919) 996-2334 STEPHEN.CALVERLEY@RALEIGHNC.GOV FOR MORE INFORMATION
ONSTRUCTION IS	<ul> <li>DEVICES SHOULD BE INSPECTED ON REGULAR BASIS AND AFTER EACH SIGNIFICANT RAINFALL</li> <li>AT A MINIMUM, SEDIMENT SHOULD BE REMOVED FROM THE CHANNEL WHEN THE TEMPORARY DIVERSION IS 50 PERCENT OF THE DESIGN DEPTH</li> </ul>	CROSS-CONNECTION CONTROL PROTECTION DEVICES ARE REQUIRED BASED ON DE HAZARD INVOLVED AS LISTED IN APPENDIX-B OF THE RULES GOVERNING PUBLIC WA NORTH CAROLINA. THESE GUIDELINES ARE THE MINIMUM REQUIREMENTS. THE DEVI
DAMAGE AFTER ′ TO PREVENT	TEMPORARY DIVERSIONS SHOULD BE IMMEDIATELY REPAIRED IF DAMAGED BY EQUIPMENT OR BREACHED BY RUNOFF SILT FENCE OUTLET	AMERICAN SOCIETY OF SANITARY ENGINEERING (ASSE) STANDARDS OR BE ON THE SOUTHERN CALIFORNIA APPROVAL LIST. THE DEVICES SHALL BE INSTALLED AND TE AND PERIODIC TESTING THEREAFTER) IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS OR THE LOCAL CROSS-CONNECTION CONTROL PROGRAM, WHI
PORTIONS OF THE TLY CEASED, BUT IN PORTION OF THE SITE ISTALL TEMPORARY	<ul> <li>INSPECT THE DEVICE PERIODICALLY AND AFTER EACH SIGNIFICANT RAINFALL EVENT FOR DAMAGE AND SEDIMENT ACCUMULATION TO CONFIRM THE DEVICE IS FUNCTIONING PROPERLY.</li> <li>AT A MINIMUM, REMOVE SEDIMENT FROM THE DEVICE WHEN ACCUMULATIONS REACH ONE-HALF THE HEIGHT OF THE SEDIMENT CONTROL STONE.</li> </ul>	STRINGENT. A CERTIFICATE OF COMPLIANCE SHALL ALSO BE OBTAINED FOR EACH E ISSUANCE OF A BUILDING PERMIT. CONTACT JOANIE HARTLEY AT (919) 996-5923 OR JOANIE.HARTLEY@RALEIGHNC.GOV FOR MORE INFORMATION
E PLANS. HAULED MATERIALS EDIMENT DEPOSITS	<ul> <li>REPLACE OR CLEAN THE SEDIMENT CONTROL STONE AS NEEDED TO ALLOW WATER TO DRAIN THROUGH THE DEVICE BETWEEN RAINFALL EVENTS.</li> <li>REBUILD AND/OR REPAIR THE DEVICE WHEN IT IS DAMAGED.</li> </ul>	

REPAIR AREAS WHERE SSCF BECOMES UNDERMINED DUE TO CONCENTRATED FLOWS.



- ENVIRONMENTAL FEATURE NOTES: A. THE POTENTIAL JURISDICTIONAL WETLANDS AND STREAMS WERE DELINEATED BY SOIL & ENVIRONMENTAL CONSULTANTS, PA., PROJECT No. 15542.W1, WETLAND SKETCH MAP, DATED 01.19.2023. B. ALL STREAMS THAT ARE SHOWN WITH A POTENTIAL 50' NEUSE RIVER RIPARIAN BUFFER ARE FIELD SURVEYED. THE REPORT DEPICTS NO WETLANDS AREA BUFFERS. AREAS. C. SOME OFF-SITE WATERCOURSES, THAT ARE SHOWN WITH ARROWHEADED LINES, ARE PLOTTED FROM 2017 AERIAL PHOTOGRAPHY. NCDOT ACQUISITION NOTES: A. NCDOT PROJECT No. 6.402040, ACQUIRED A 60-FOOT WIDE RIGHT-OF-WAY IN DEED BOOK 1935 PAGE 77, (1970). THE CENTERLINE OF LIGON MILL ROAD WAS LOCATED TO DETERMINE RIGHT-OF-WAY ON THIS PLAT. B. NCDOT PROJECT No. 6.402152, ACQUIRED A 60-FOOT WIDE RICHT-OF-WAY IN DEED BOOK 4670 PAGE 836, (1990). THE CENTERLINE OF LIGON MILL ROAD WAS LOCATED TO DETERMINE RIGHT-OF-WAY ON THIS PLAT. C. NCDOT PROJECT No. 8.2408202, ID B-3918, PARCEL 007, ACQUIRED A VARIABLE WIDTH RIGHT-OF-WAY IN DEED BOOK 10586 PAGE 1269 (2003). THE DEED CITES A "TEMPORARY CONSTRUCTION EASEMENT", WHILE THE ROADWAY PLANS INDICATE LINETYPE "---E---", WHICH INDICATES AN EASEMENT PER PLAN LEGEND. D. NO ACQUISITION DEED FOUND FOR THE EXISTING R/W SHOWN ON NCDOT PLAN THAT INDICATES A "60'-90' VAR. EXIST. R/W", NEAR -L2- STATION

- CORRECTED USING ACTUAL FIELD SURVEYED ELEVATIONS.

22+71.11, PER SHEET 5 OF PROJECT# 50138.1.163, HSIP-2044(005) T.I.P., #W-5601FF ROADWAY ENGINEER; BEN UPSHAW, PE, DATED 03.30.2017.

1) THIS IS AN EXISTING CONDITIONS DESIGN SURVEY. THIS SURVEY DEPPICTS A PROPOSED 2-PARCEL EXEMPT SUBDIVISION, SUBJECT TO BE REVIEWED BY LOCAL GOVERNMENT FOR RECORDATION.

GENERAL NOTES

FEMA FLOODLINE NOTES:

4) AREA(S) CALCULATED BY THE COORDINATE METHOD.

FEMA DIGITAL FILE, AS SHOWN ON THIS SURVEY.

2) UNIT OF MEASUREMENT IS U.S. SURVEY FEET (FT) UNLESS SPECIFICALLY NOTED AS METERS (m).

3) ALL DISTANCES AND COORDINATES SHOWN HEREON ARE LOCALIZED, GROUND INFORMATION, UNLESS SPECIFICALLY NOTED AS "GRID".

5) TOPOGRAPHIC SURVEY WAS PERFORMED TO 1-FOOT CONTOUR INTERVAL ACCURACY, HOWEVER, 2-FOOT CONTOURS ARE SHOWN FOR CLARITY.

- A. THE SUBJECT PARCELS LIE PARTIALLY WITHIN FLOOD ZONE AE AS PER FEMA FLOOD INSURANCE RATE MAP NUMBER 3720174800K, WITH A PUBLISHED DATE OF JULY 19, 2022. B. THE PUBLISHED FEMA MAP INCLUDES A LOMR (LETTER OF MAP REVISION) IMPACTING TRANSECT 026, AS SHOWN HEREON. REFERENCE IS MADE TO A "NOTICE OF FLOOD HAZARD REVISIONS" BY WAKE COUNTY ENVIRONMENTAL SERVICES, DATED MARCH 17, 2017, AND A FOLLOW-UP LETTER WITH PROPOSED MAP REVISIONS. THIS LOMR APPEARS TO HAVE BEEN ACCEPTED AND PUBLISHED BY FEMA, SHOWING THE 026 TRANSECT LOWERED TO A BFE ELEVATION OF 198.4 AS ALSO WITHIN THE AVAILABLE D. THE 100-YEAR FLOODLINE MARGIN SHOWN IS BASED ON TRANSECT CROSS-SECTIONS AS DOWNLOADED FROM NCFLOODMAP.COM. THE FLOODLINE MARGIN BETWEEN THE TRANSECTS IS

- N/F JUDY J. VAUGHAN WILL BOOK 18-E PG 276 PIN: 1738-82-6674 TRACT 2, BM 1992 PG 341
- EXISTING MANHOLE "B" RIM: 199.64 INV IN: 190.94 INV OUT: 190.90 TOWN OF WAKE FOREST DB 9384 PG 2419 'i i∮46°26'57″E /ETLANDS ' 964.75' TOTAL 🧮 AREA 1 PIN: 1738-84-1573 BM 2002 PG 369 -- TOM'S CREEK 🖢 - WF KM48 - 183 ---184 BRAIDED 5 /ATERCOURSE SWAMP N83°16'54"E 668.34' TOTAL IPF @ BANK TO ¾" IPF <sup>~</sup> 677.25' FROM NEUSE RIVER BANK S83°16.54"W 8.91' BANK TO IPF 351.11 N22°48'06"E 35.90' /152.21 3/4" IPI 0.2' AG N1/0°42'22"E \_ 1-1/2" IPF 69.33' 0.2' AG FEMA SURVEYED N07°03'52"E 100-YEAR FLOOD -101.35' SEE FEMA NOTES #5 REBAR SET FEMA SURVEYED BM 1990 PG 50 - 30" LONG 0.4' AG >> 100-YEAR FLOOD PLOTS IN RIVER WITNESS TO BANK 205 / SEE FEMA NOTES \_S7¦1°34'34"E N13°08'59"E 2.62' TO WITNESS 164.76' BM 1990 PG 50 LOTS IN RIVER PANEL 3720173800K, JULY 19, 2022 - - - 1 N02°41′57"E ZONED: R-10 #5 REBAR SET 120.02' 3,371,134 SF WITNESS TO BANK 77.3906 ACRES \_N61°02'16"E N01°42'18"E 5 54' TO WITNESS 108.56' FEMA SURVEYED N04°04'12"W 100-YEAR FLOOD 70.58′ SEE FEMA NOTES POTENTIAL 50' NEUSE RIVER N01°52'35"E #5 REBAR SET • BUFFER (TYPICAL) 54.74 - 30" LONG 0.4' AG WITNESS TO BAN BM 1990 PG 50 ON BANK N88°32'18"E KM 28 9.99' TO WITNESS SQIL THAIL N03°16'11"W 206.90' N01°56'49"W WETLANDS AREA 3 92.33' SEE ENVIRONMENTAL #5 REBAR SET NOTES - 30" LONG 0.4' AG BM 1990 PG 50 PLOTS IN RIVER WITNESS TO BANK N\$2°15'22"E N00°13'58"E 5.98' TO WITNESS 69.33' #5 REBAR SET N11°49'56"W - 30" LONG 0.4' AG 86.48' WITNESS TO BANK BM 1990 PG 50 N\$1°47'09"E 🟅 PLOTS IN RIVER 9.98' TO WITNESS N02°32'21"W 183.56 407:36 KM 15A 1" IPF TT PL 0.1' AG TT PL 🚶 KM 01A KM 01 TT PL S82°16'05"W 10.11' TT PL \ IPF TO BANK 1-1/2" IPF 0.4' AG

EXISTING MANHOLE "C"

RIM: 199.58

IN: 190.52

OUT: 190.46

TBM 3

STREAM "R"

TOMS CREEK

SPIKE IN 20" OAK -194.45

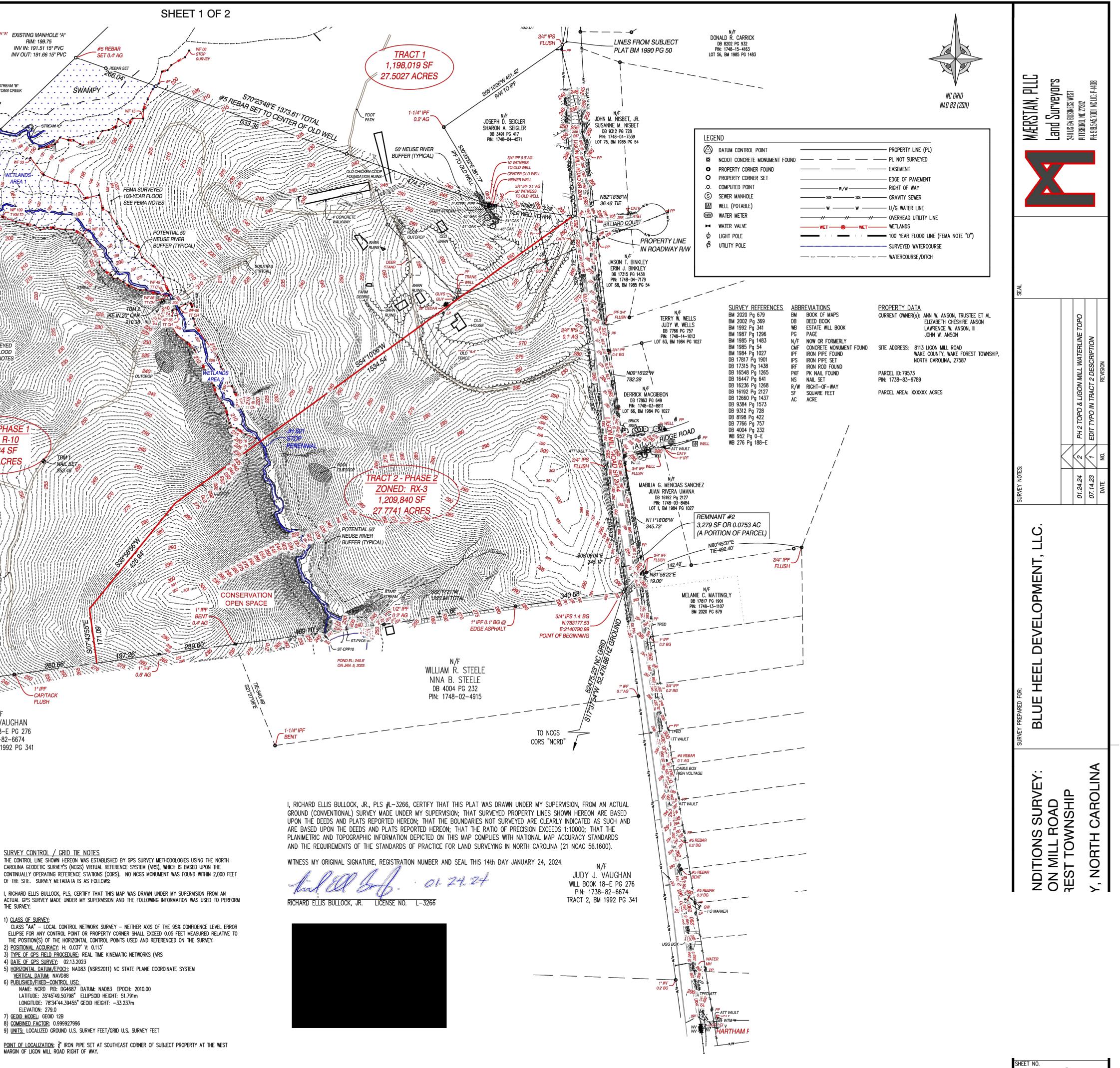
THE SURVEY:

I, RICHARD ELLIS BULLOCK, PLS, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GPS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM

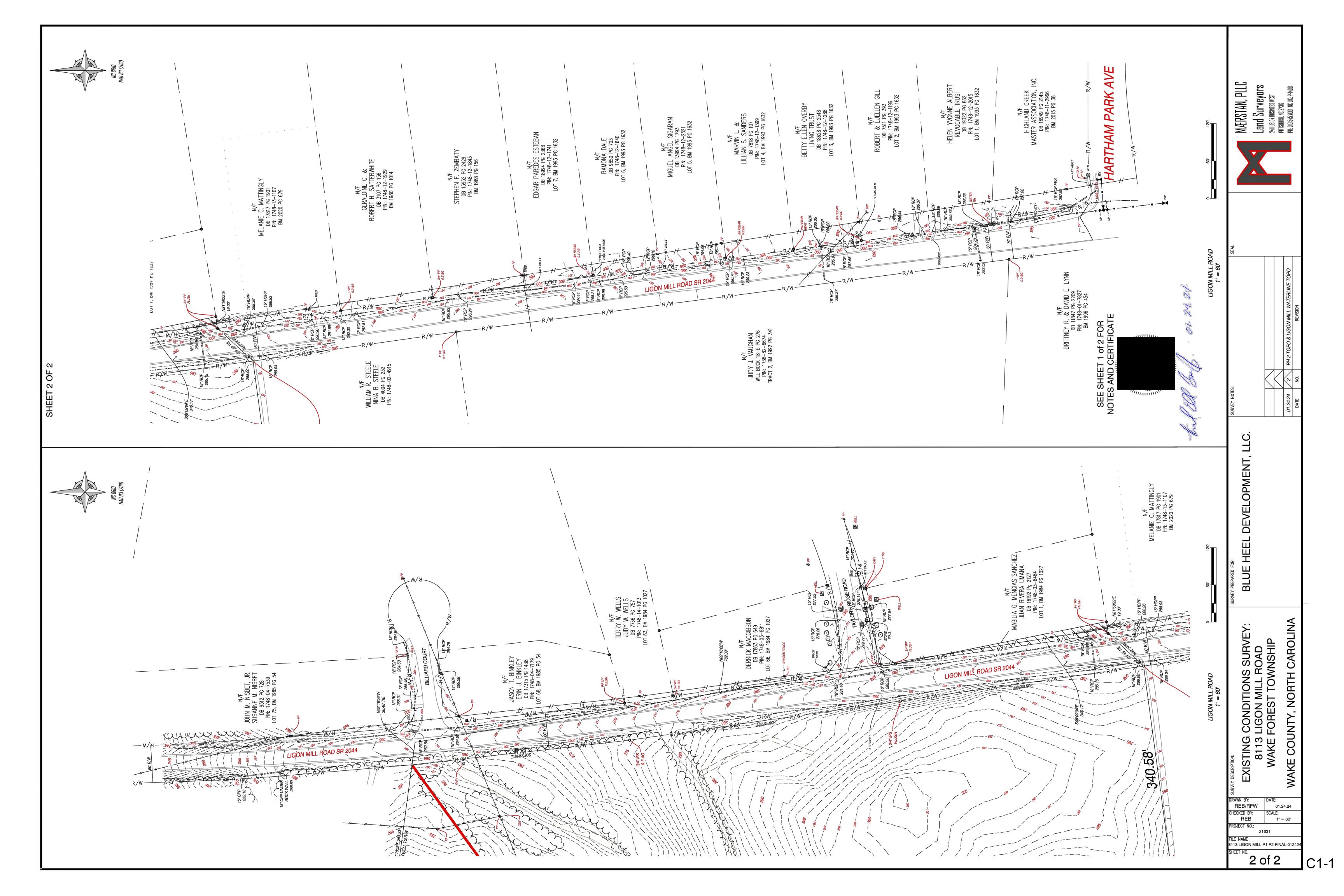
N/F

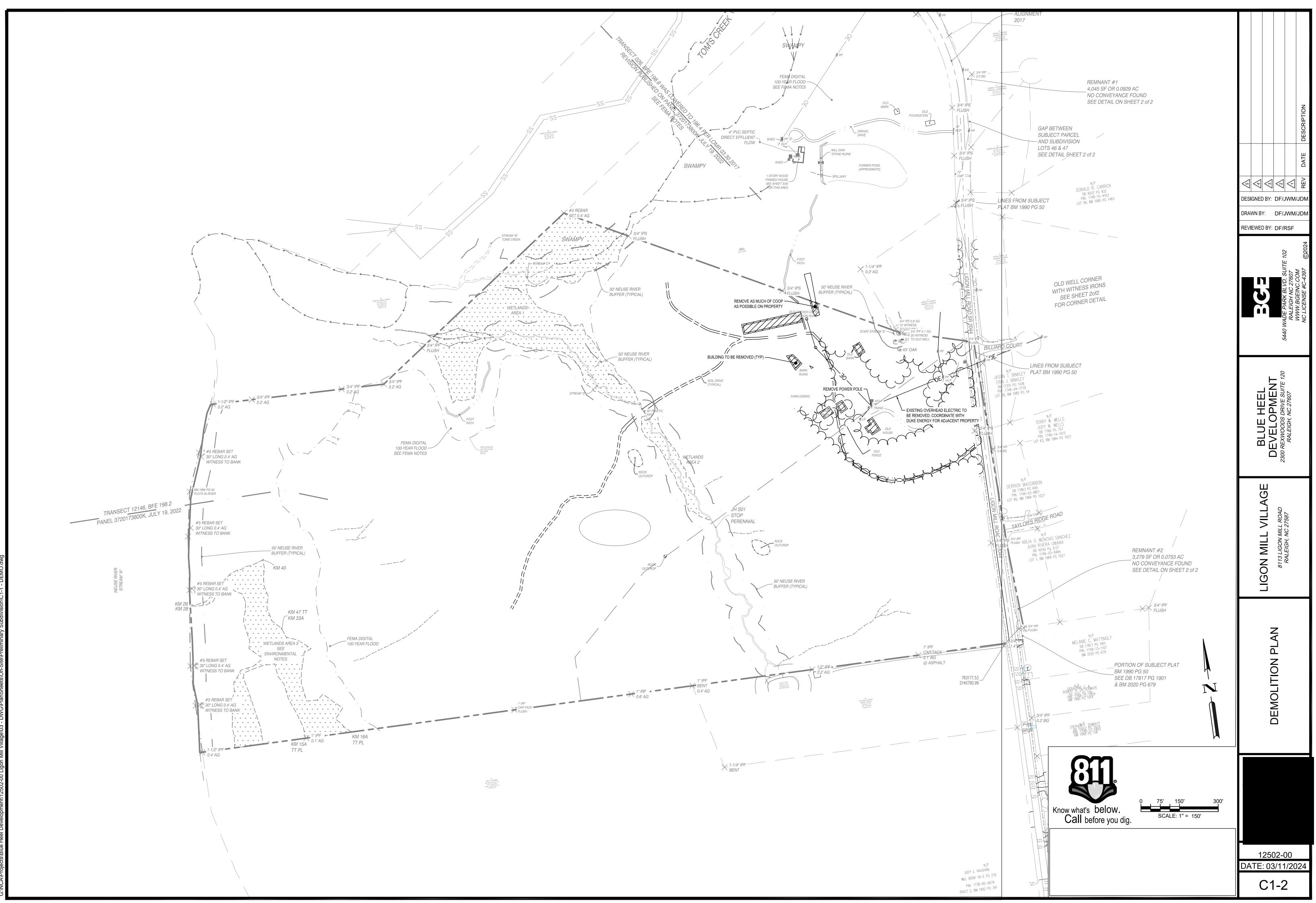
RICHARD ELLIS BULLOCK, JR. LICENSE NO. L-3266

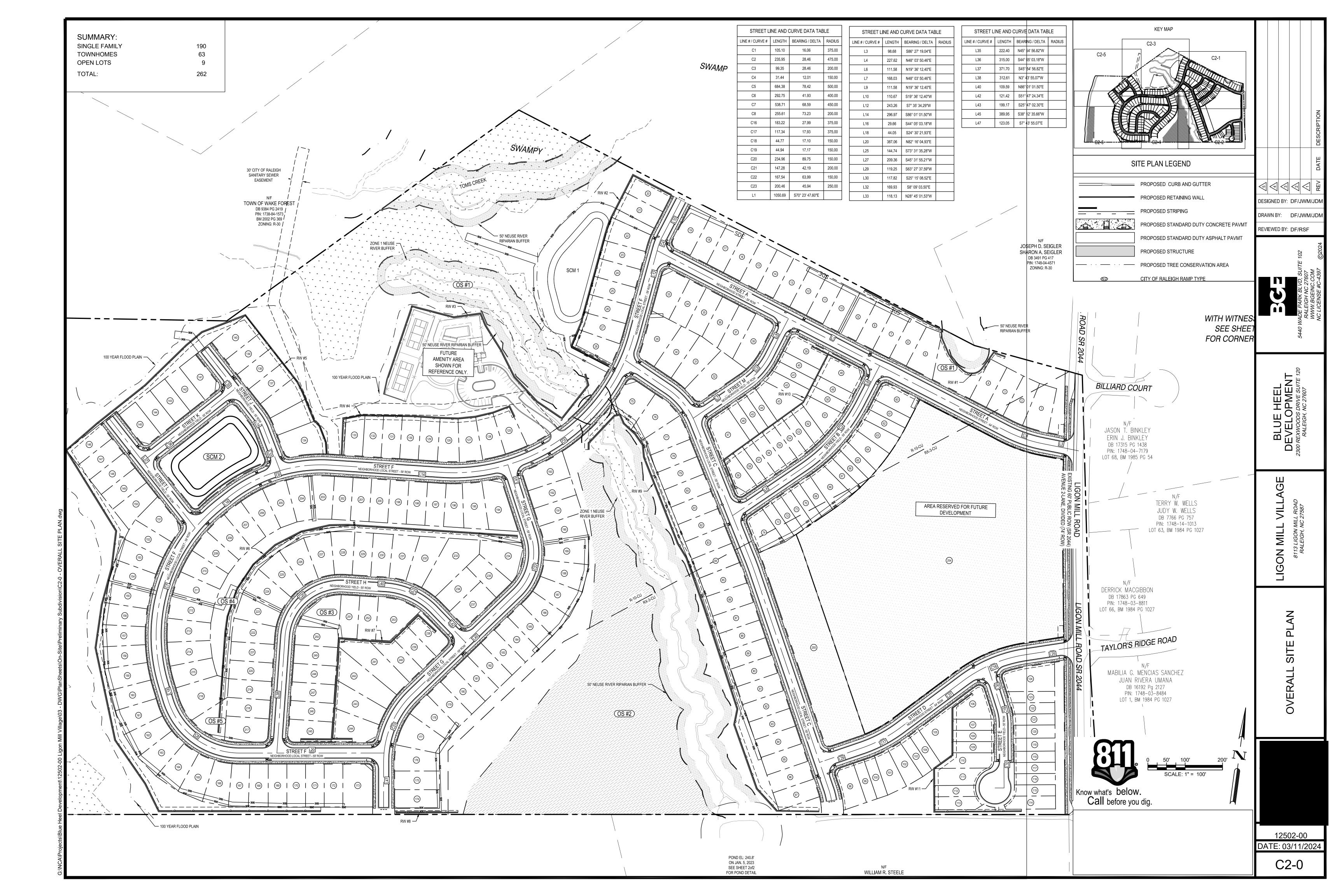


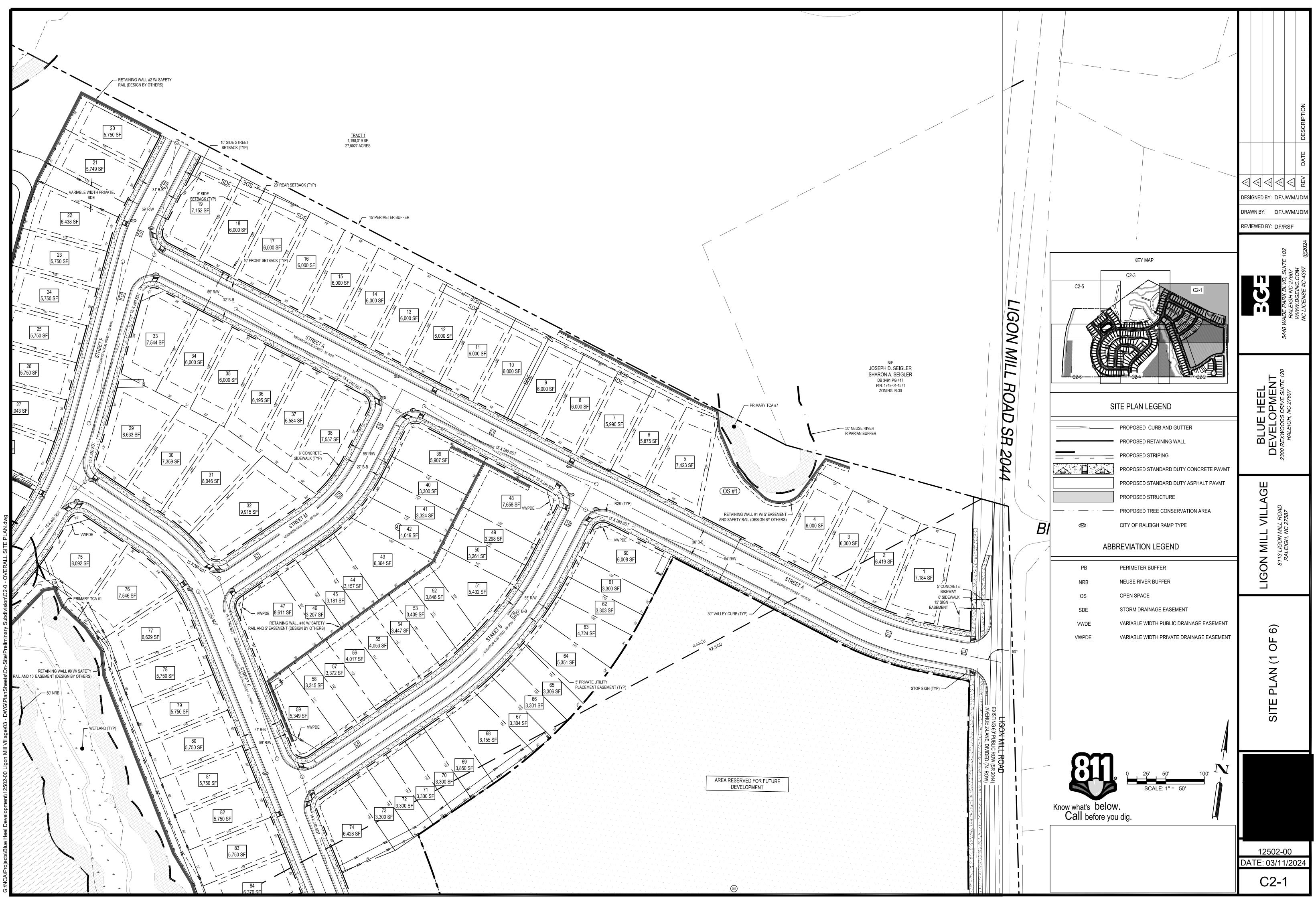


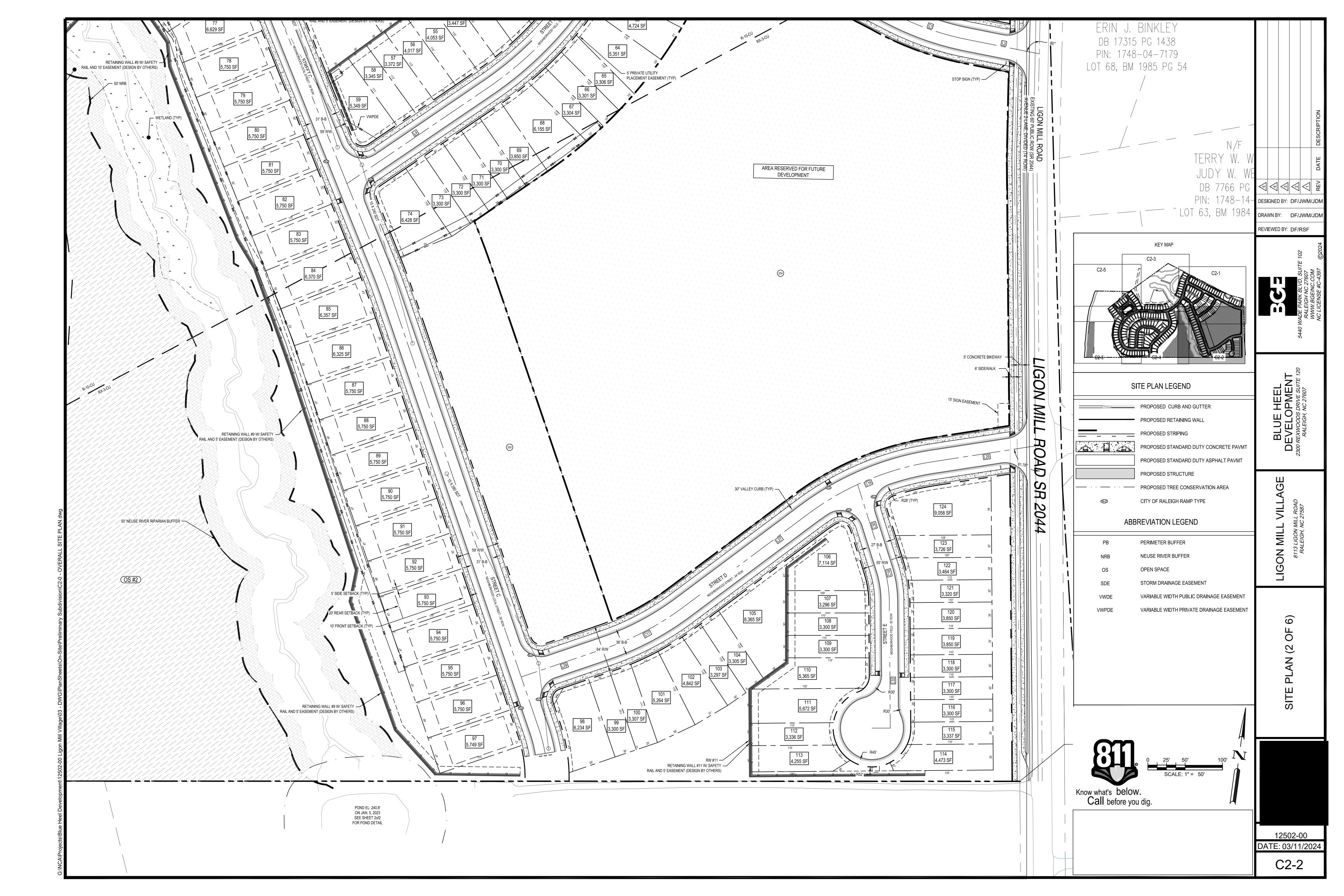
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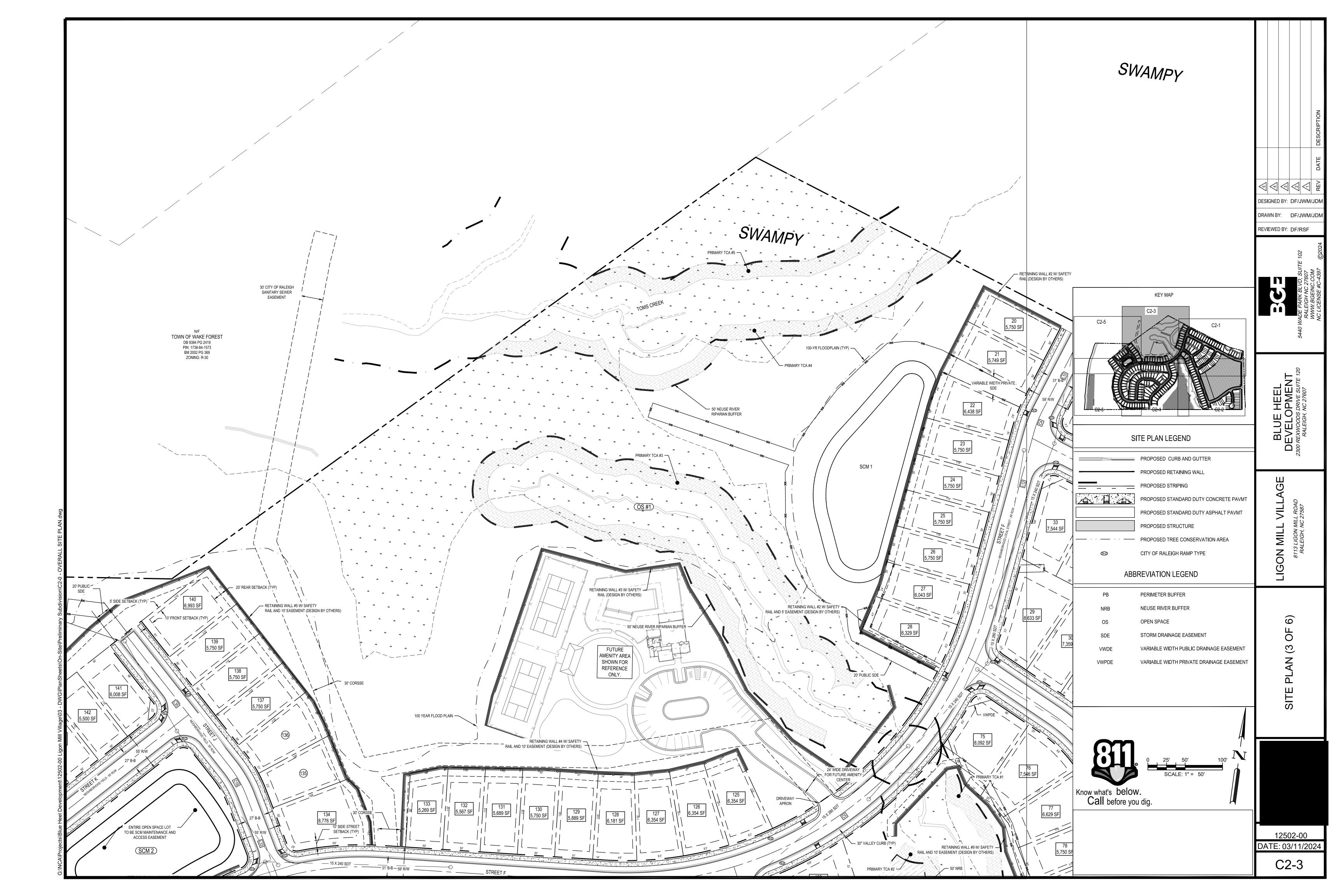


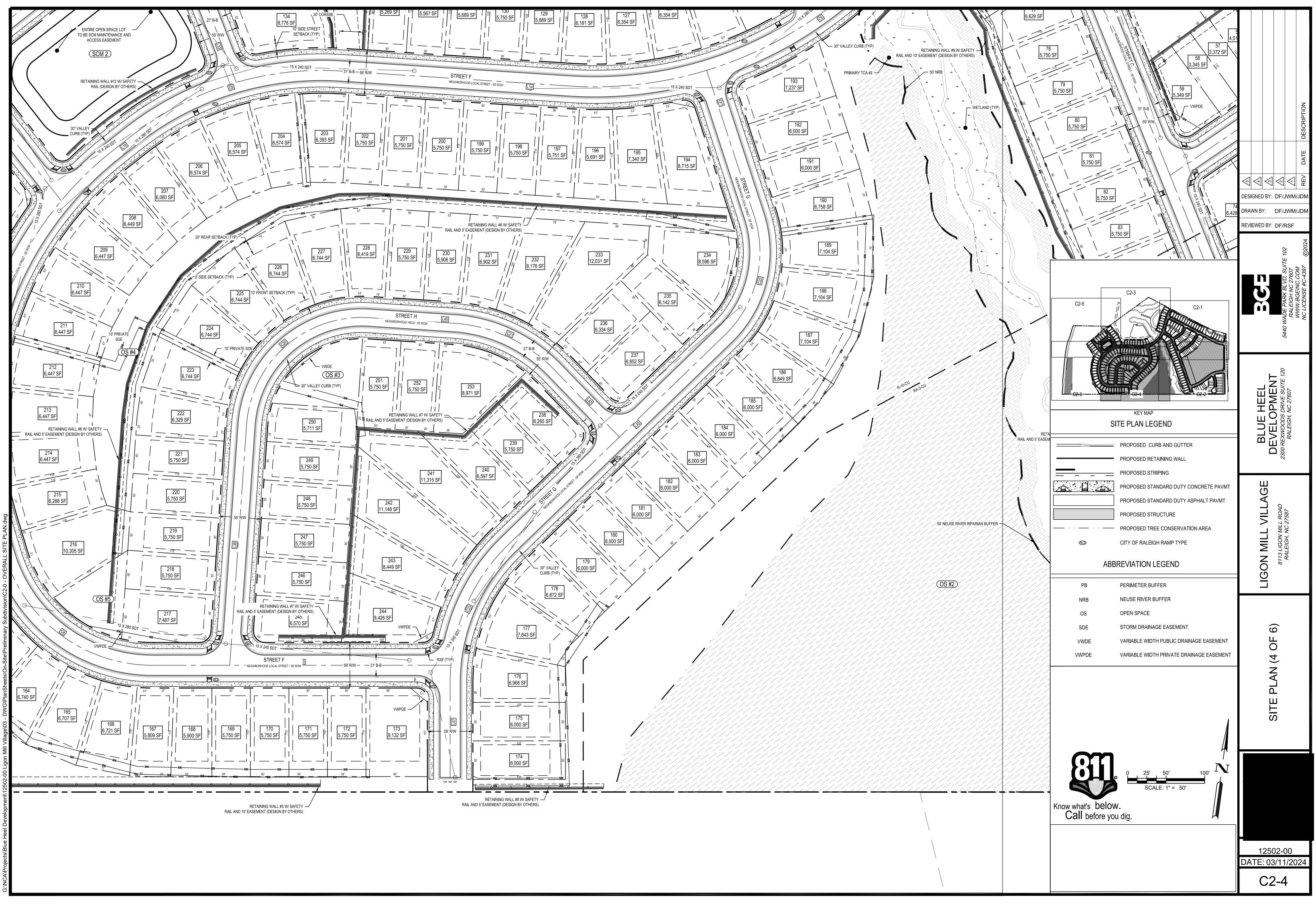


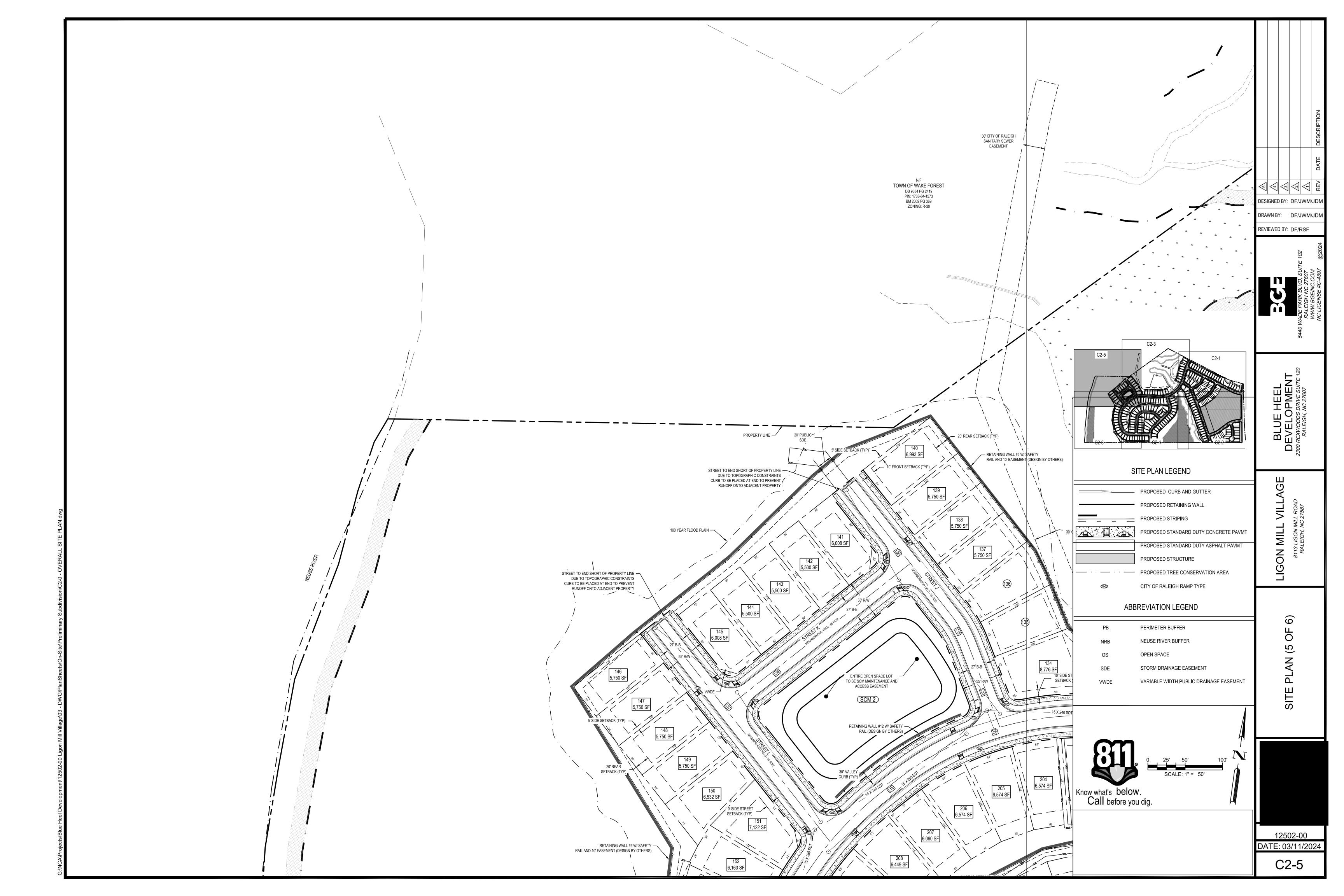


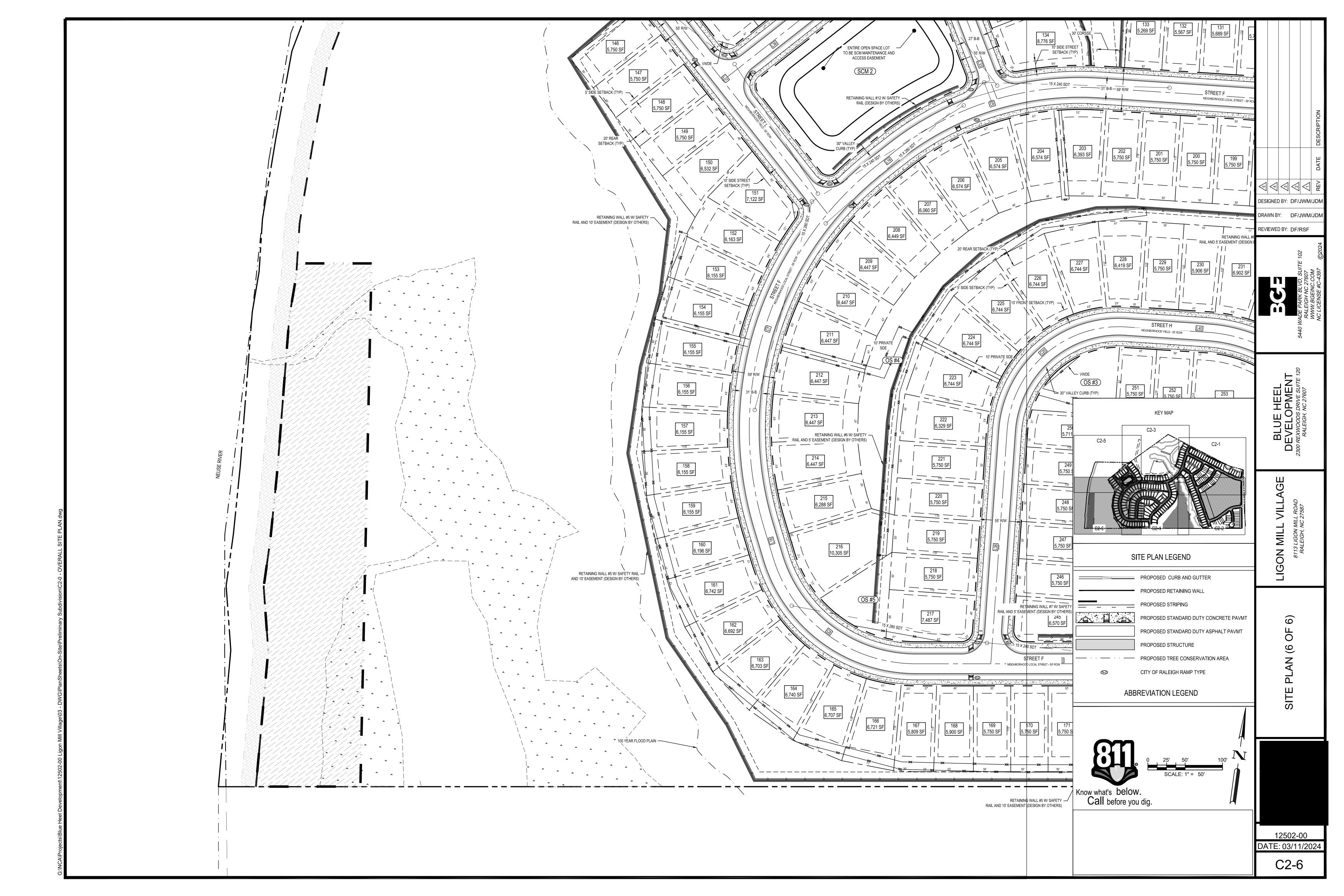


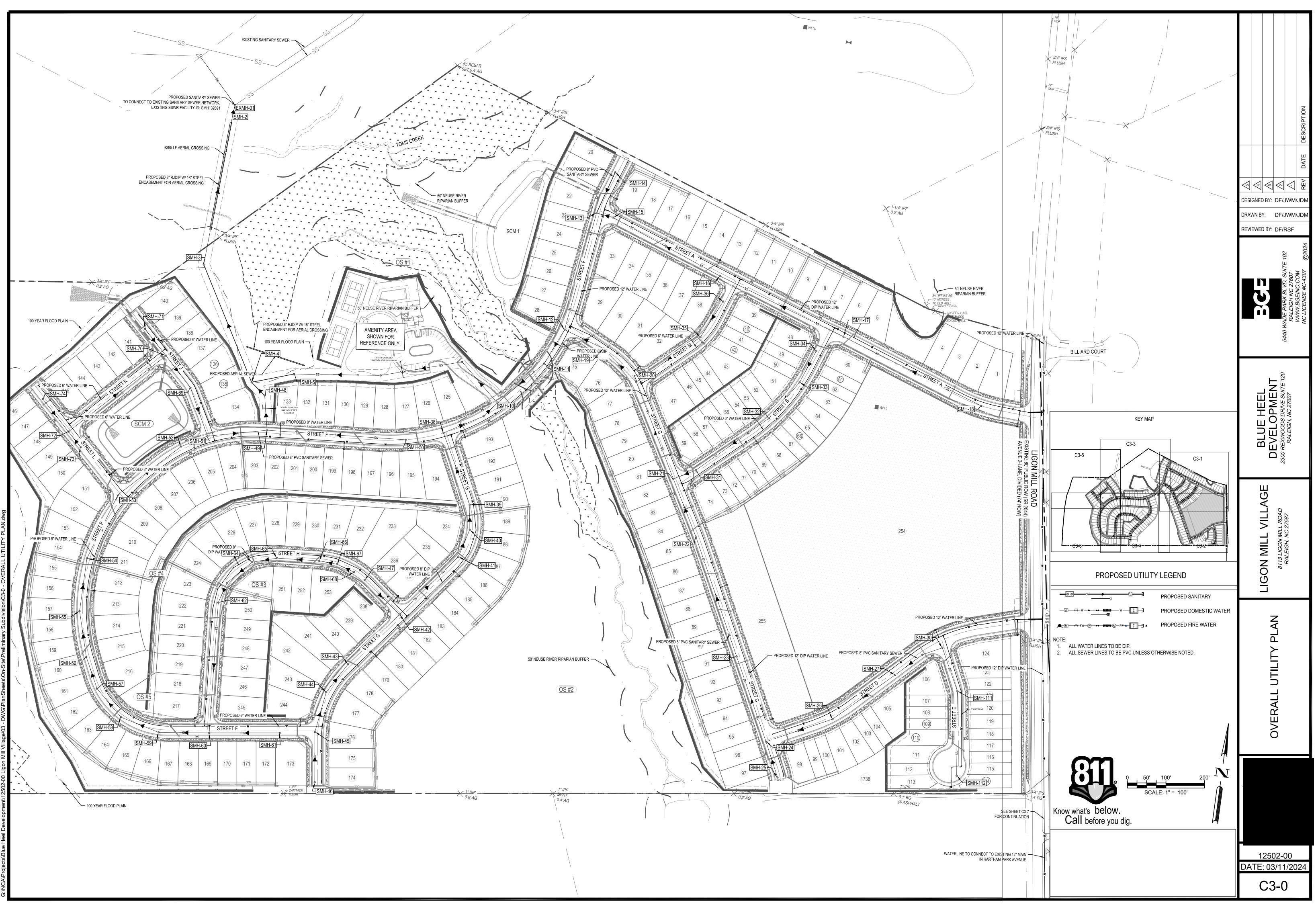


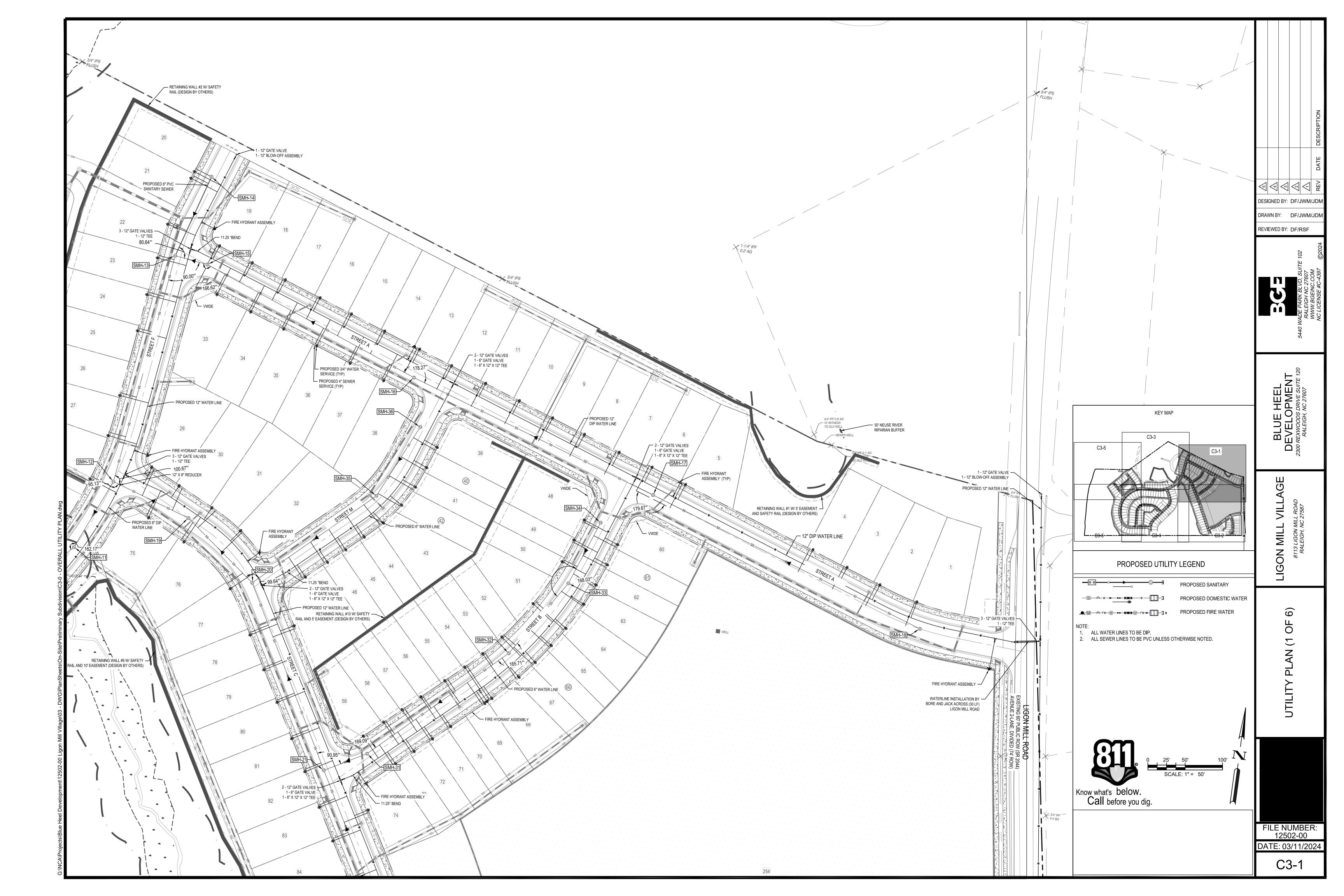


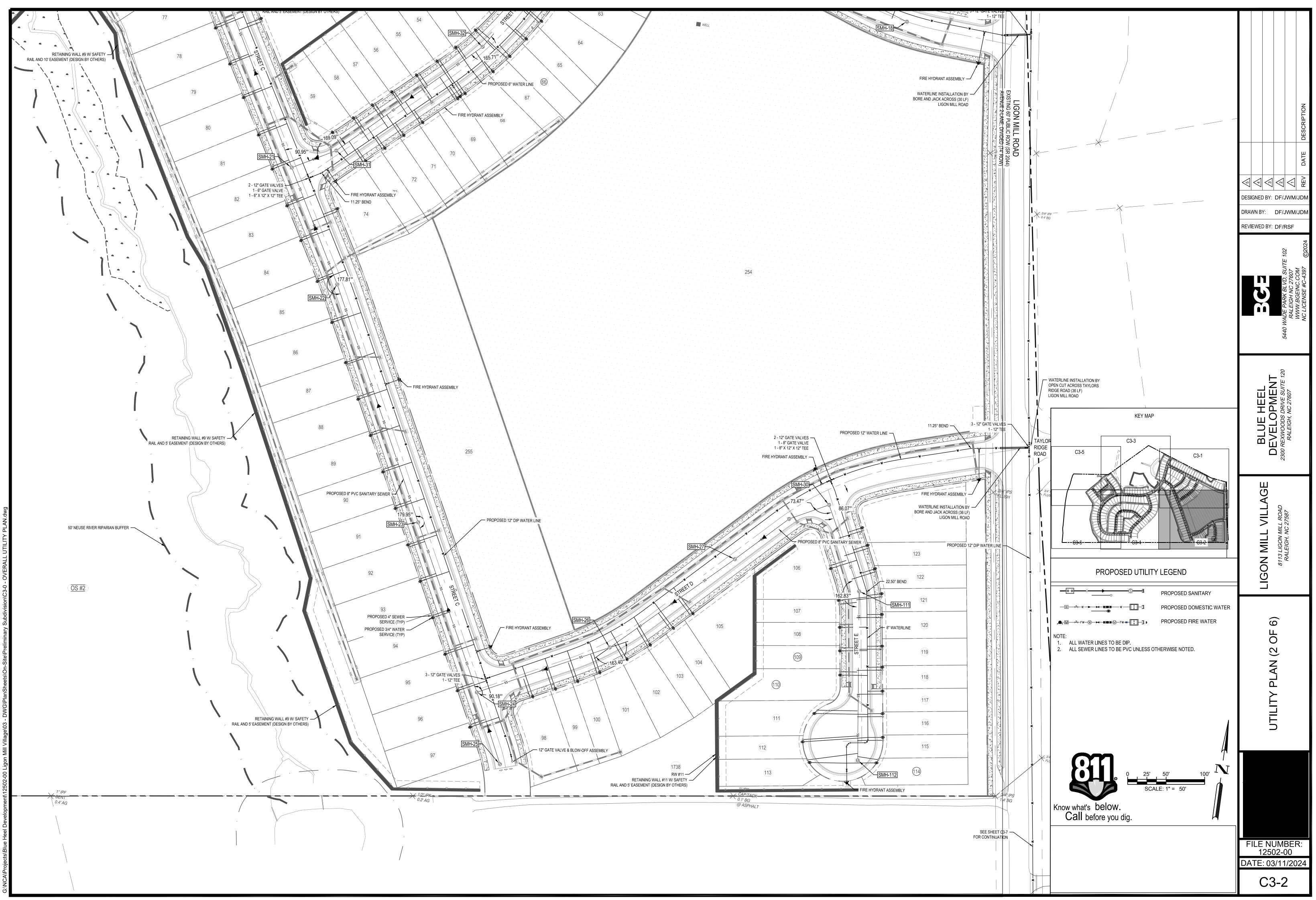


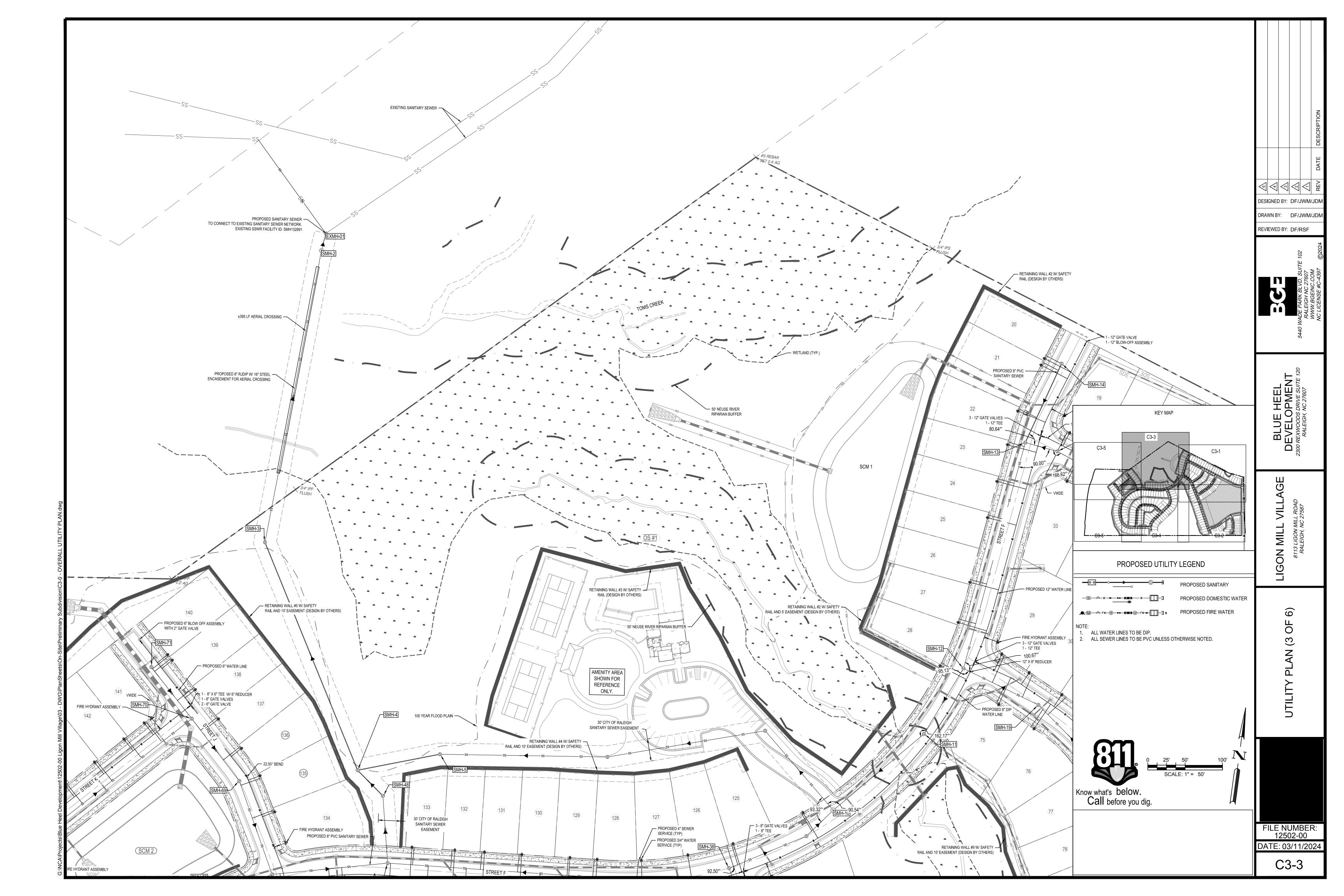


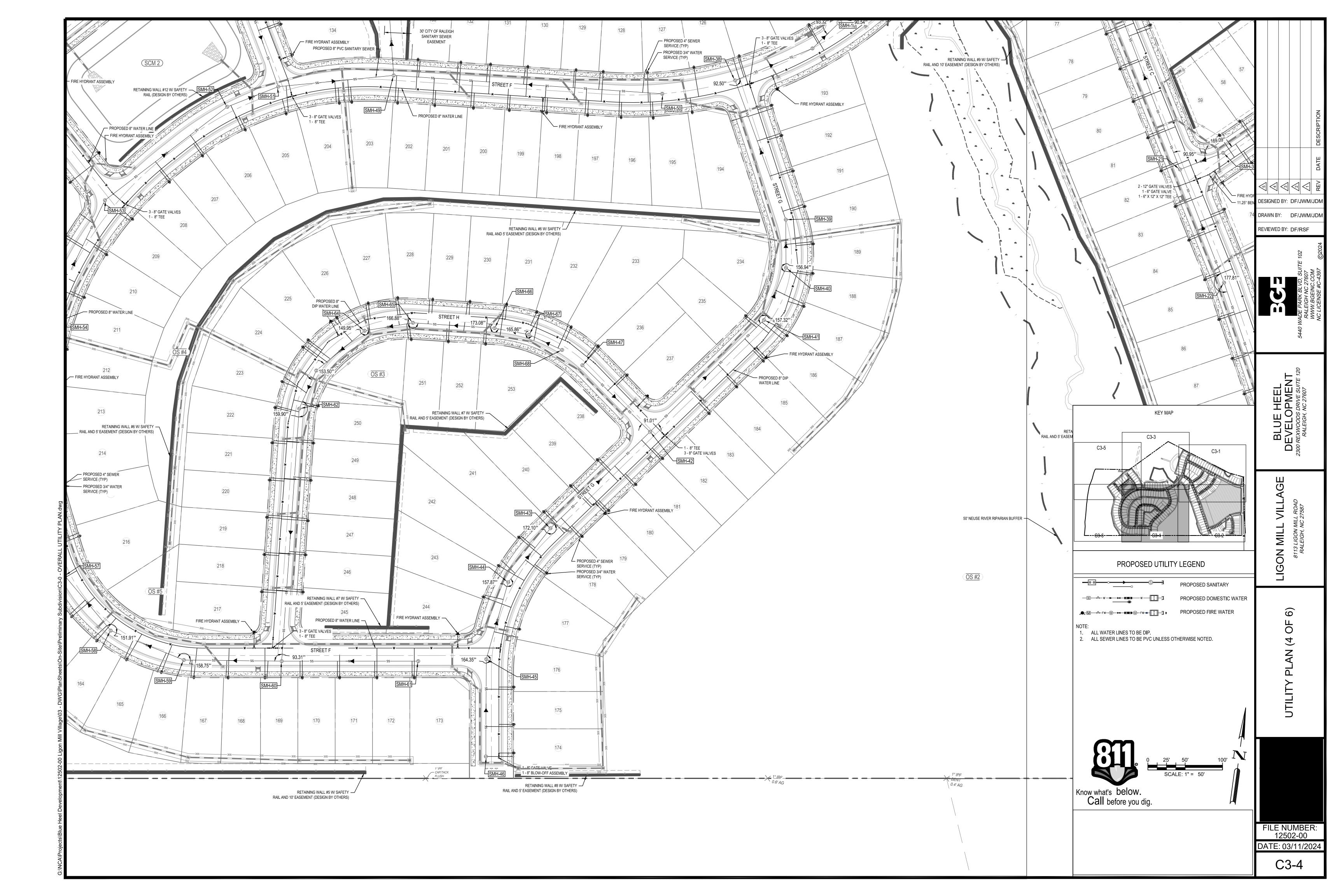


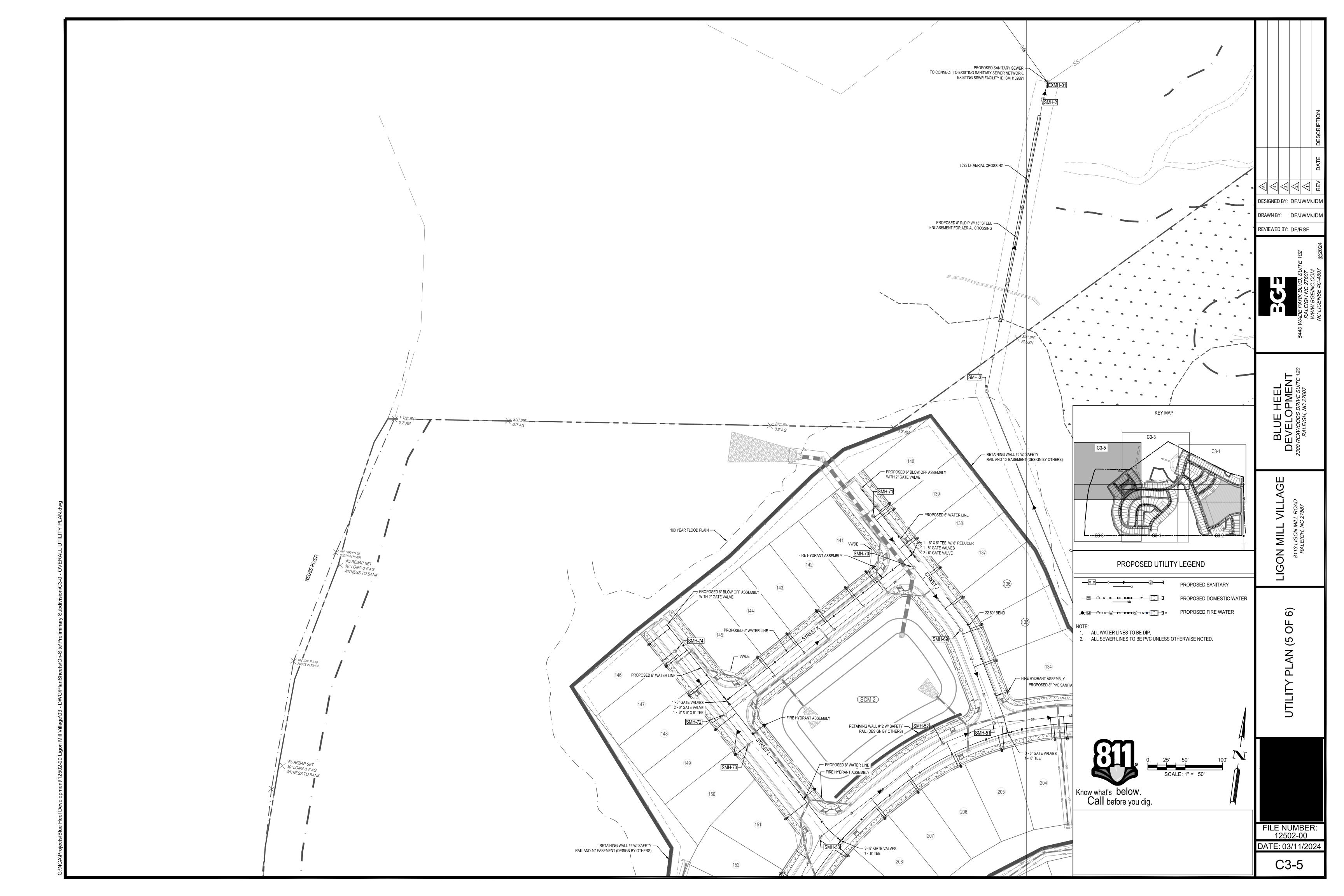


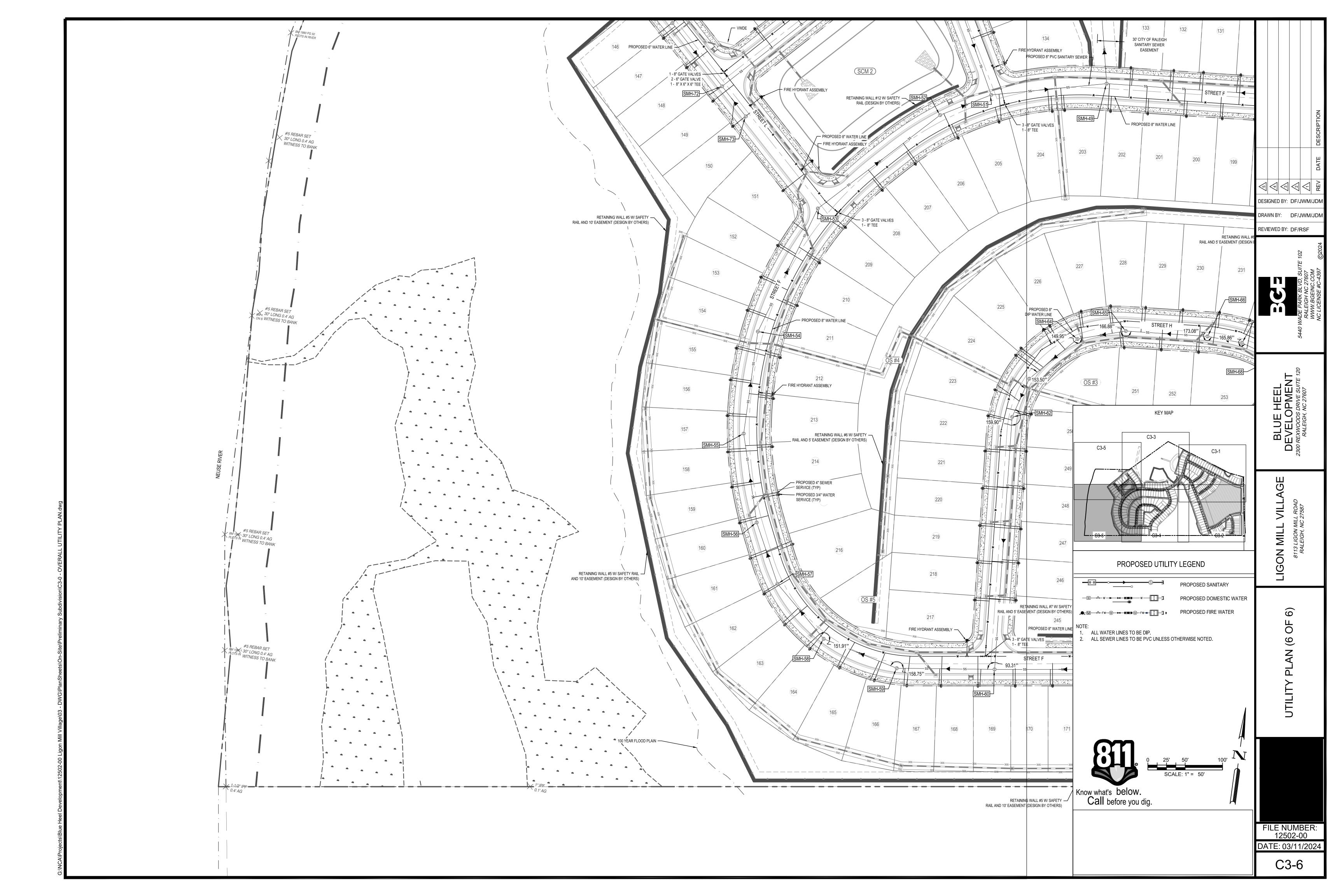


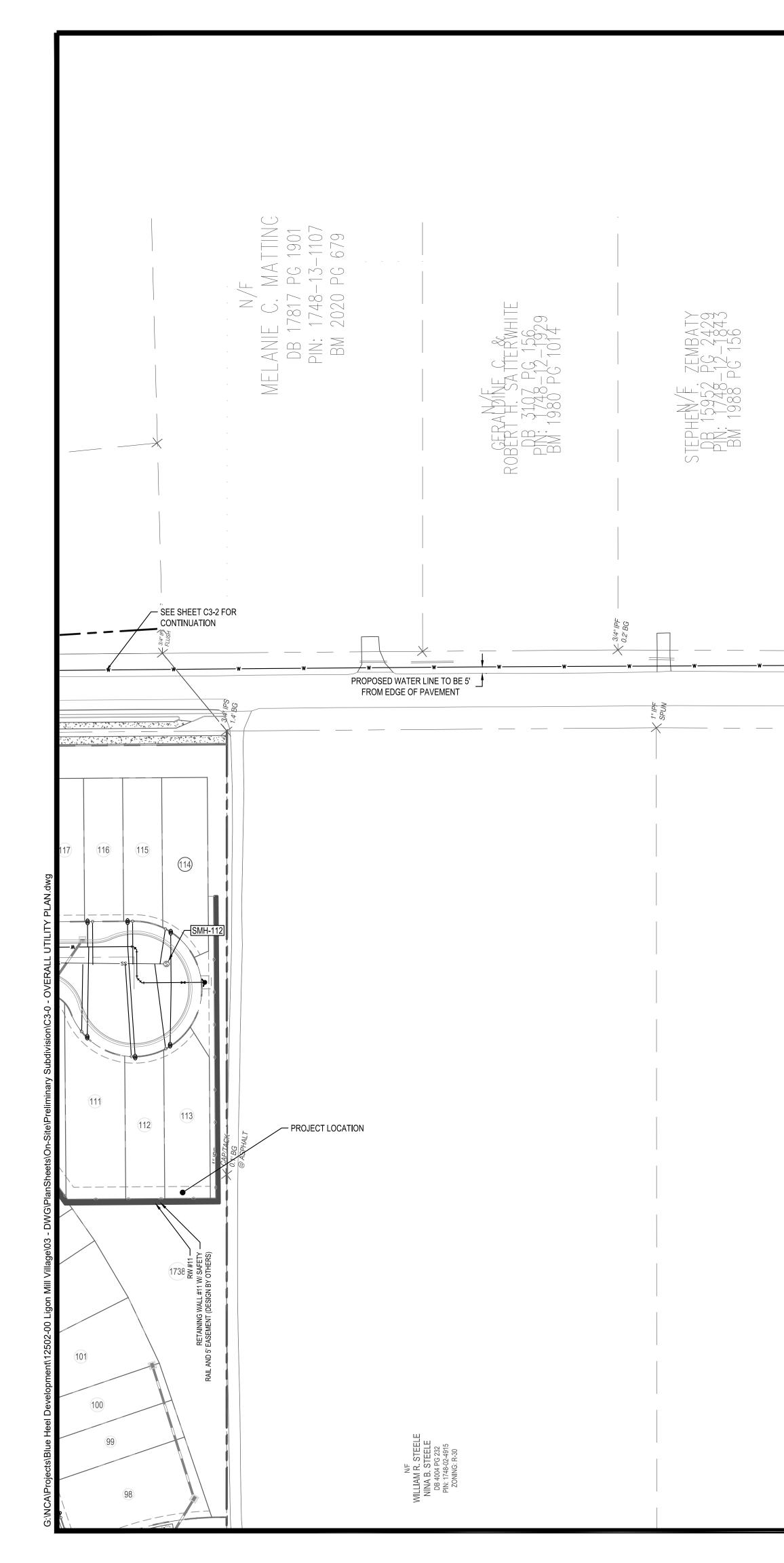


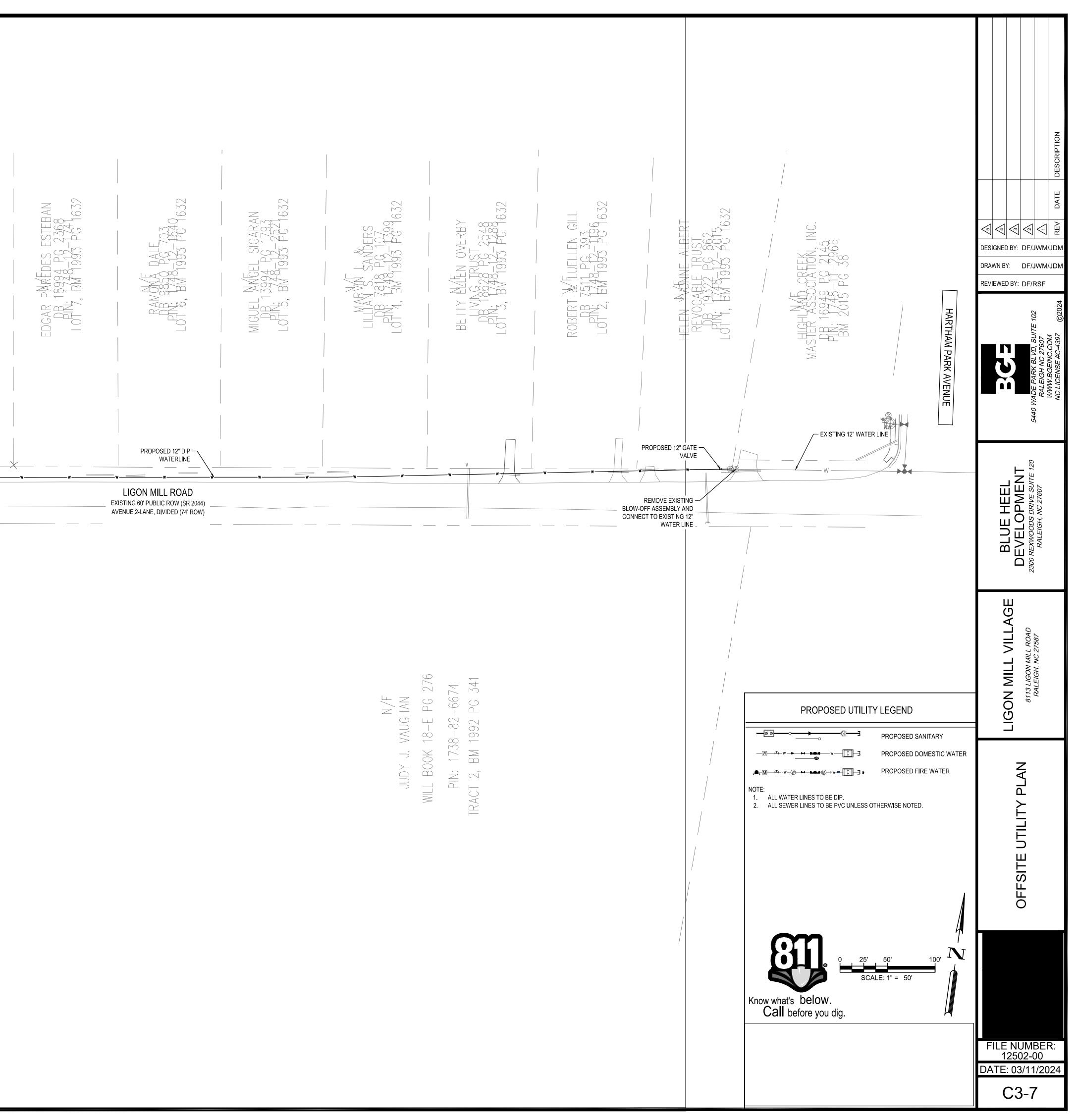


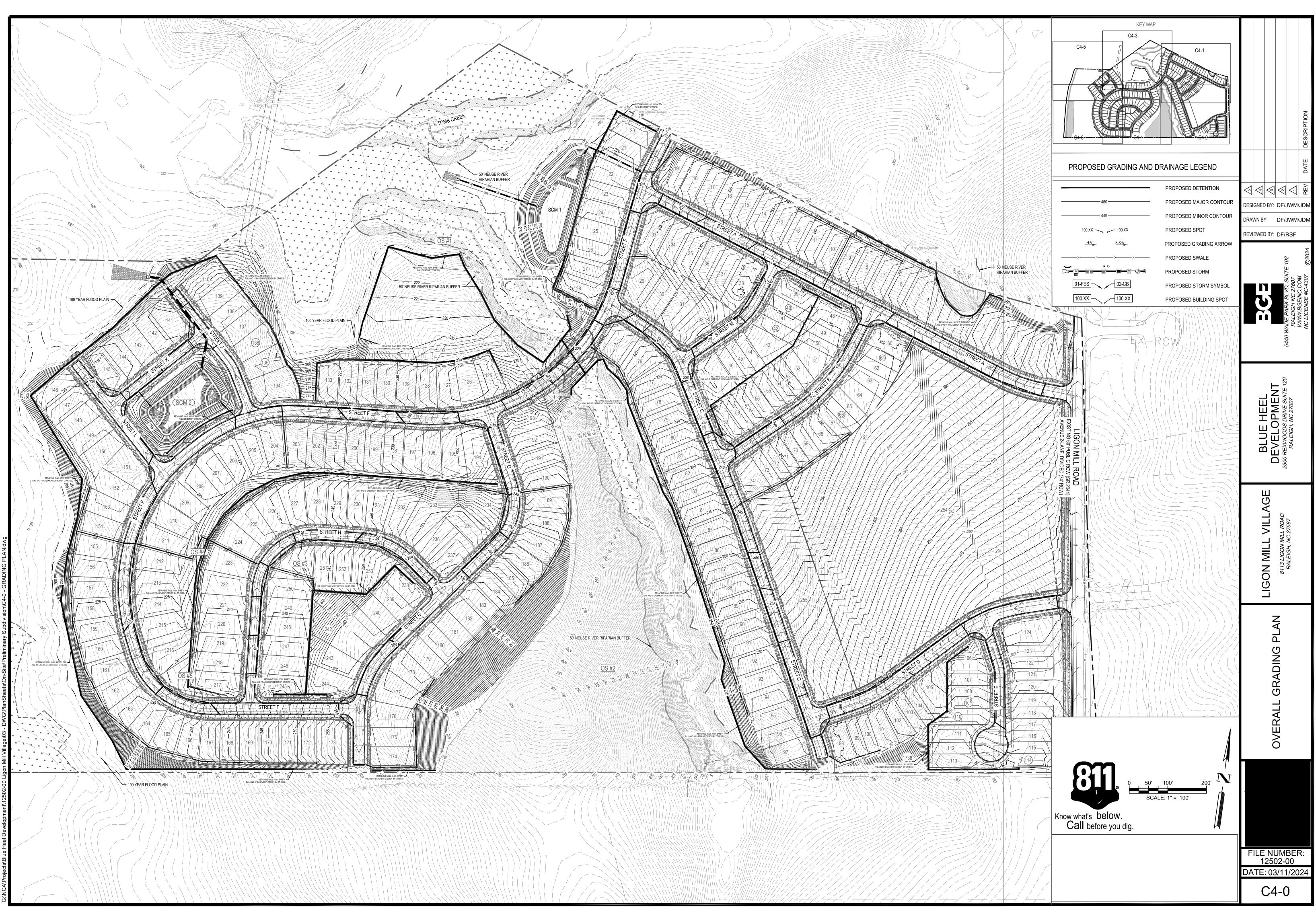




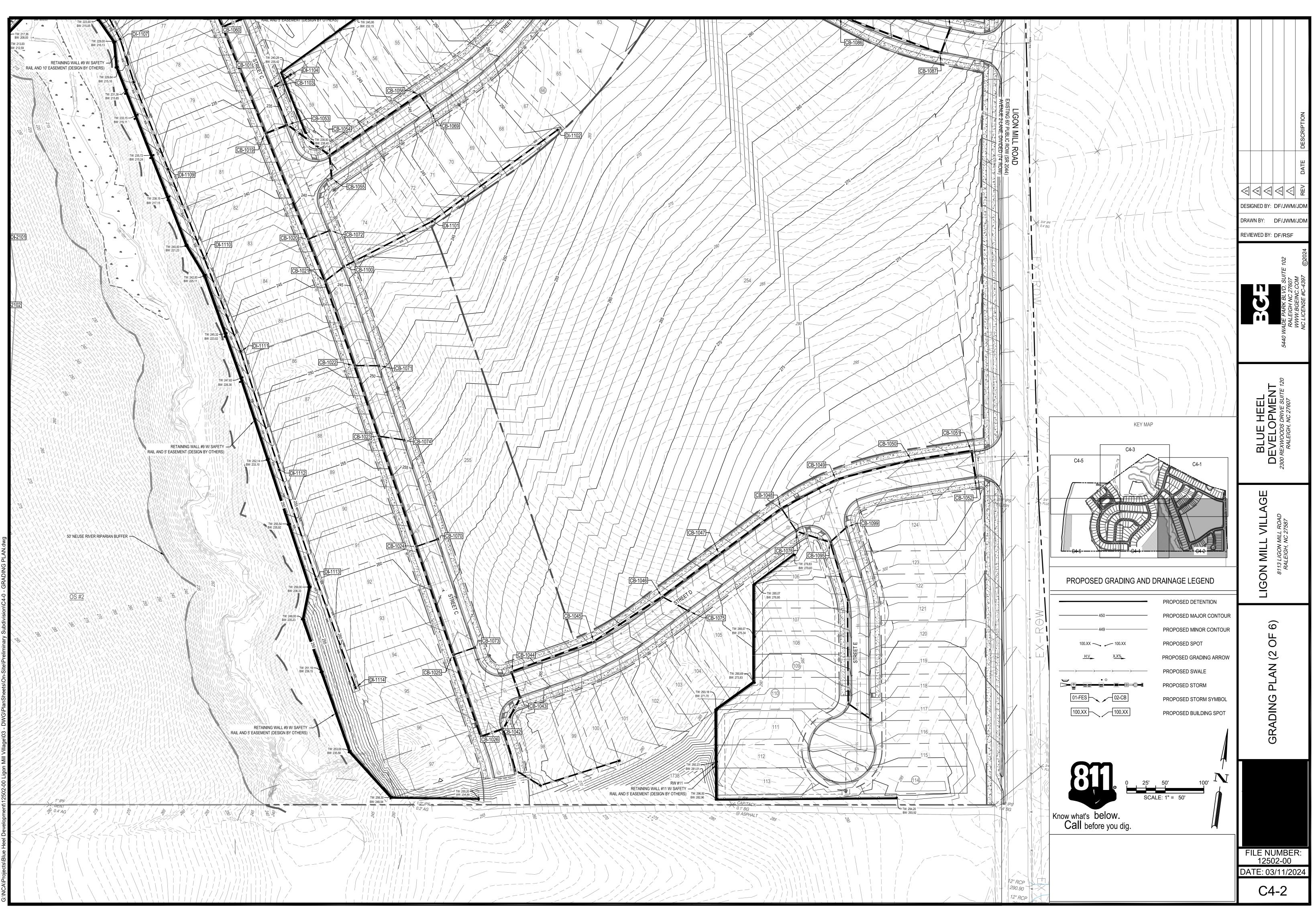




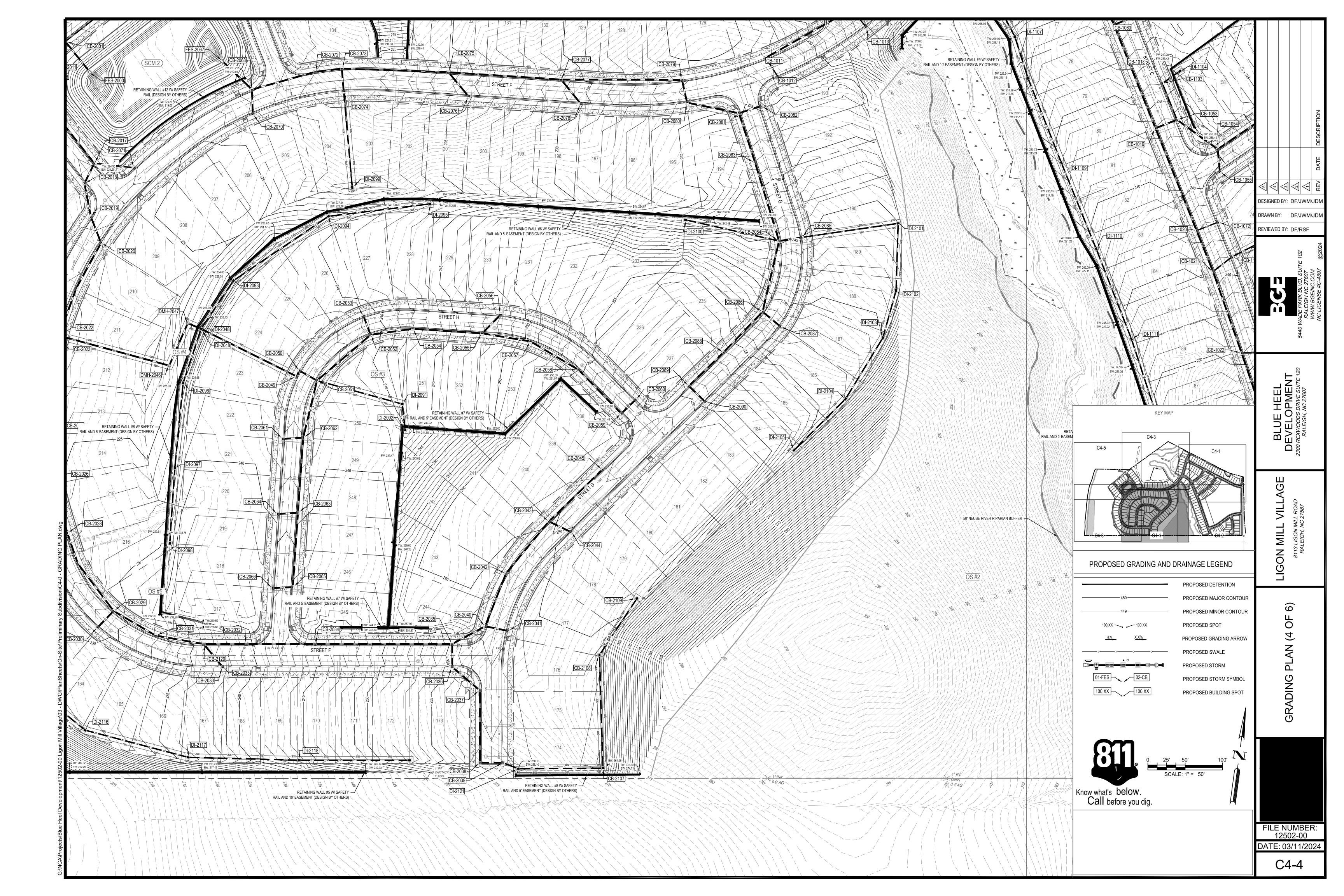


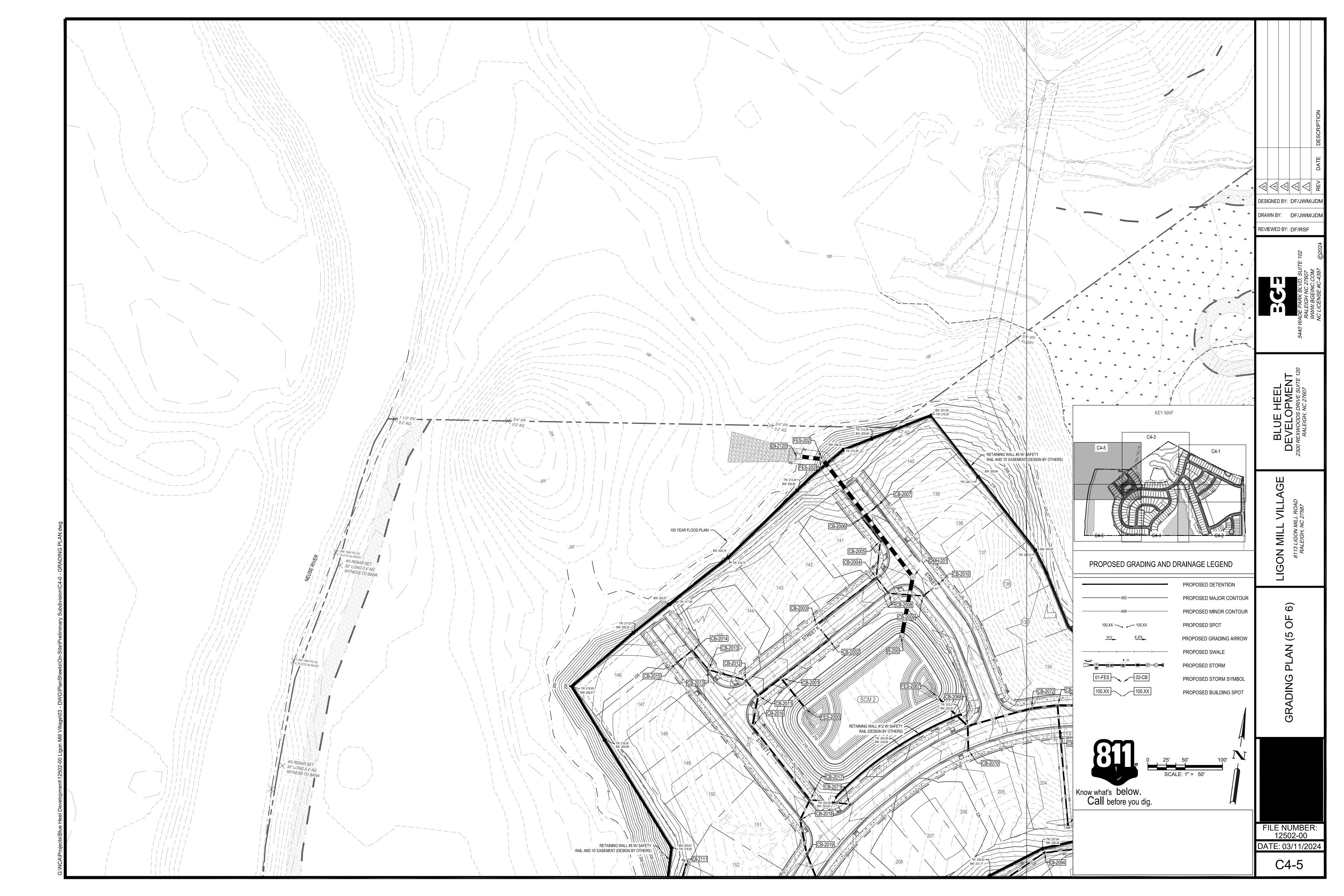


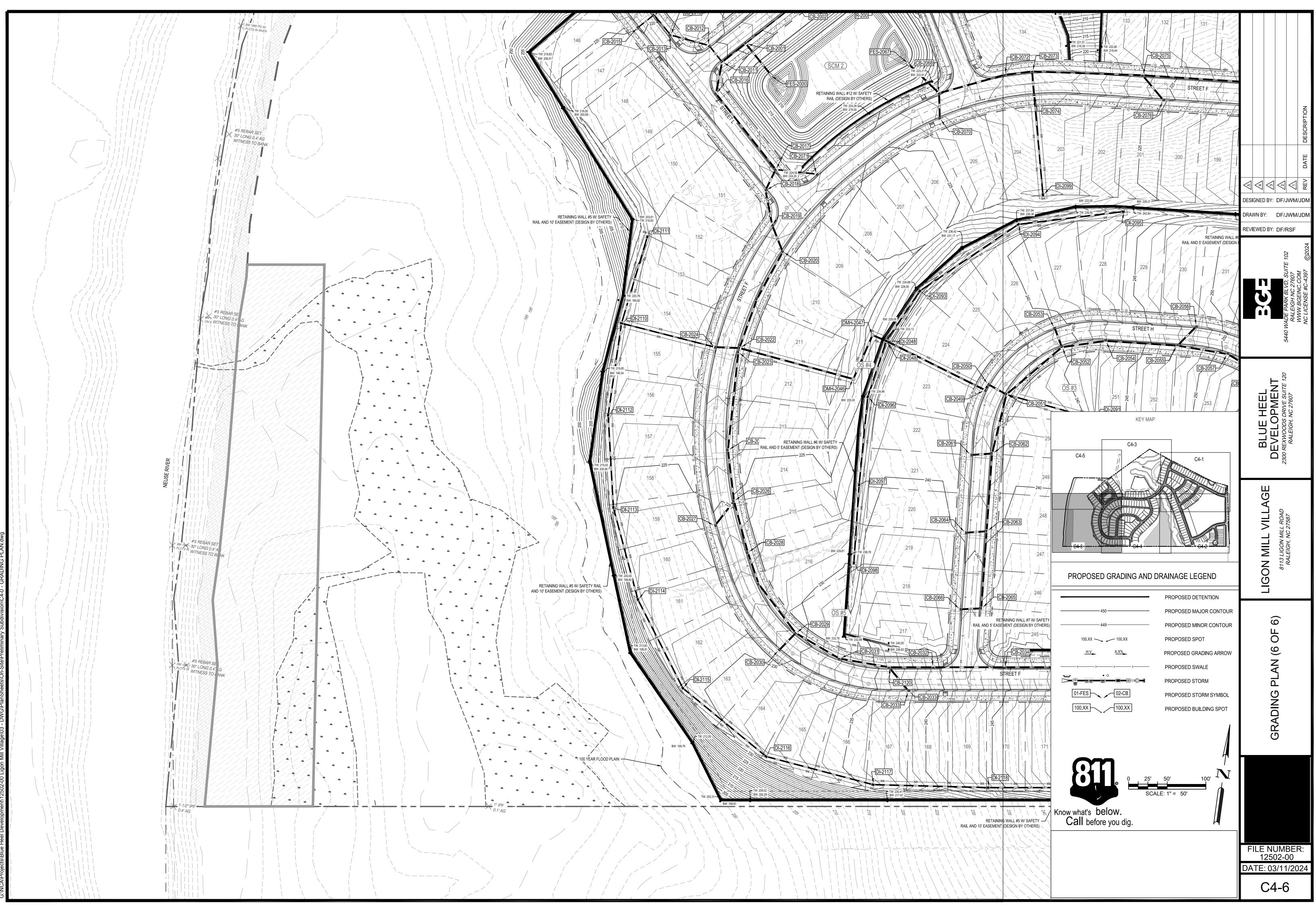


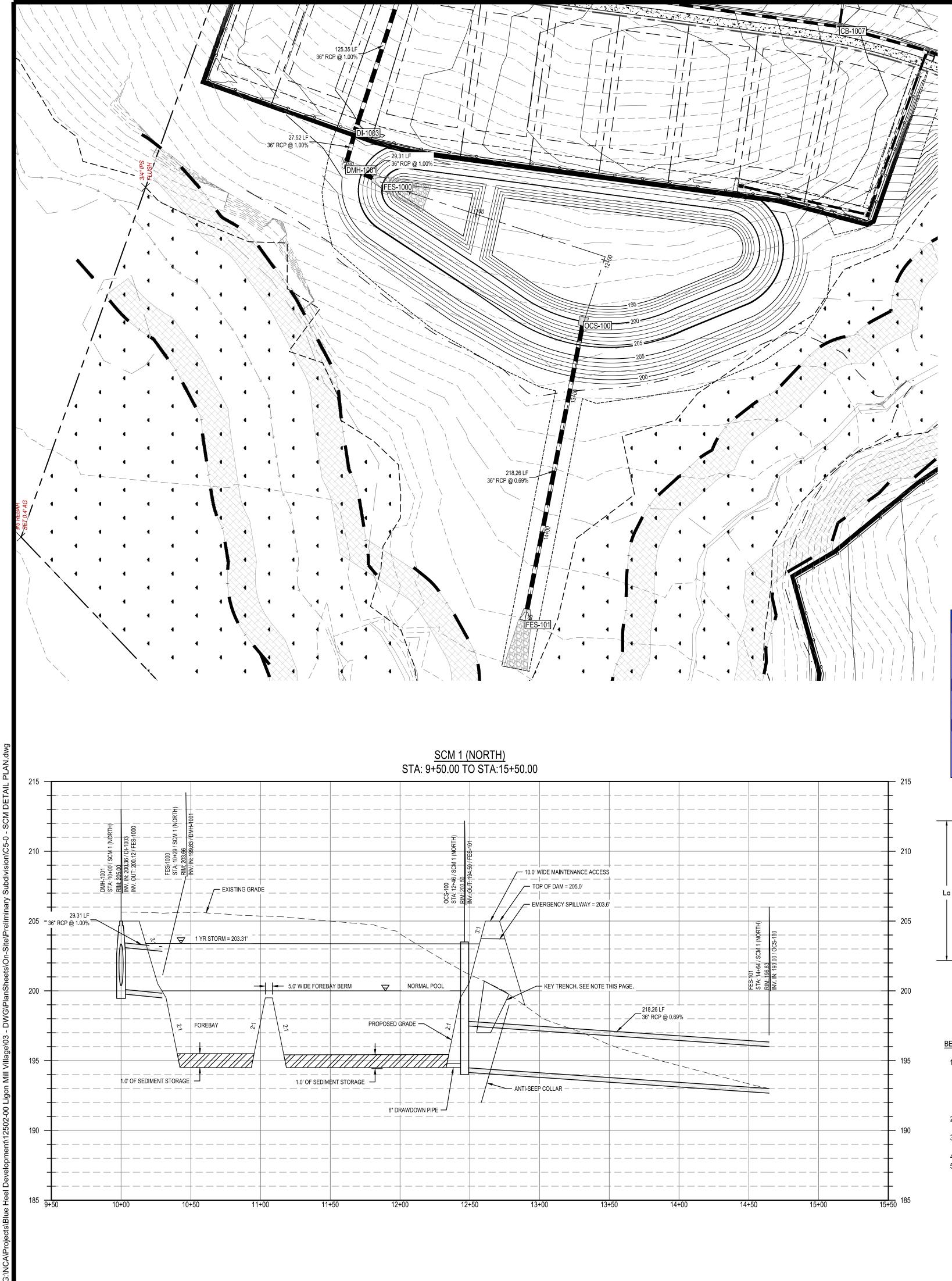


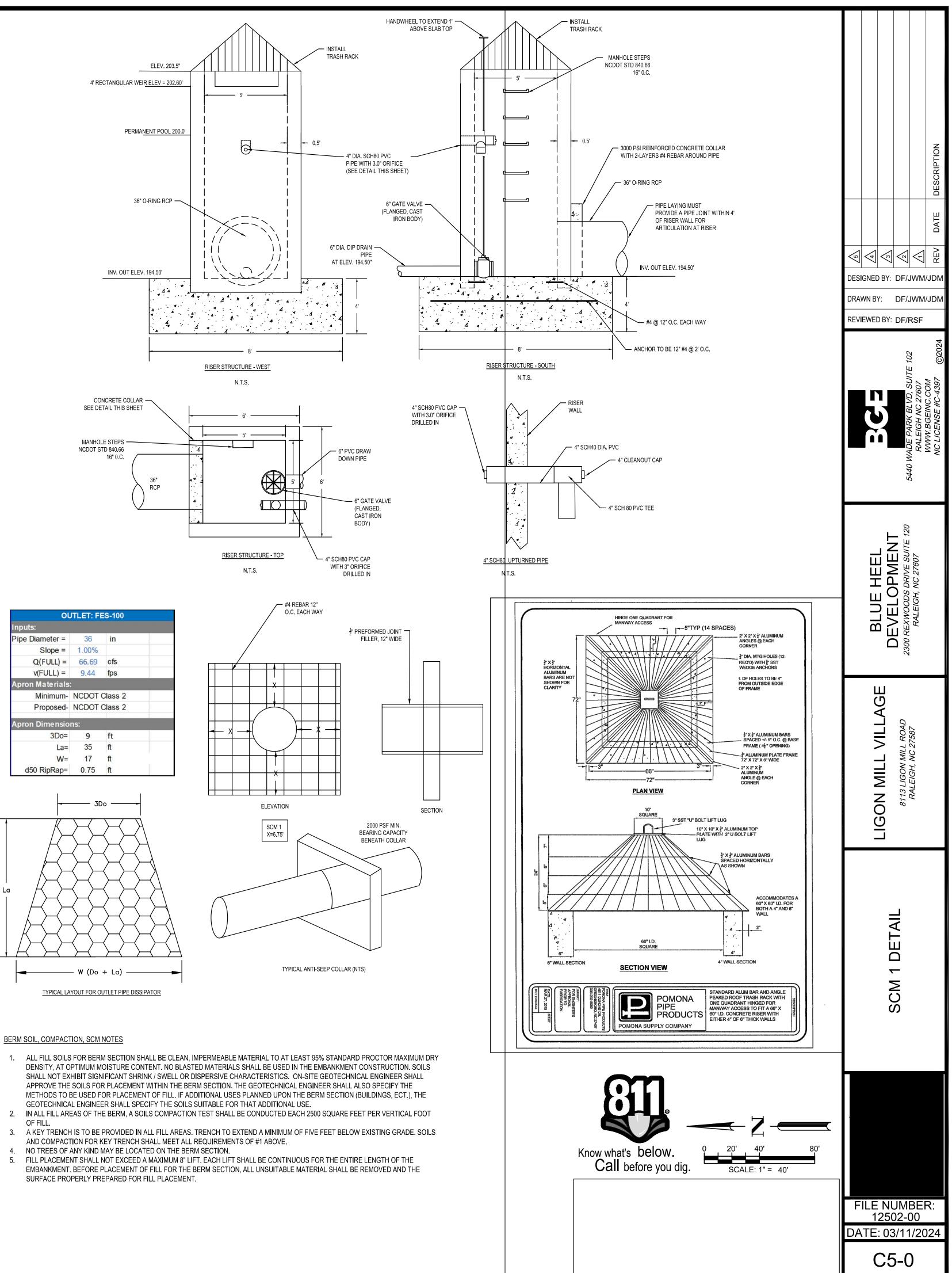






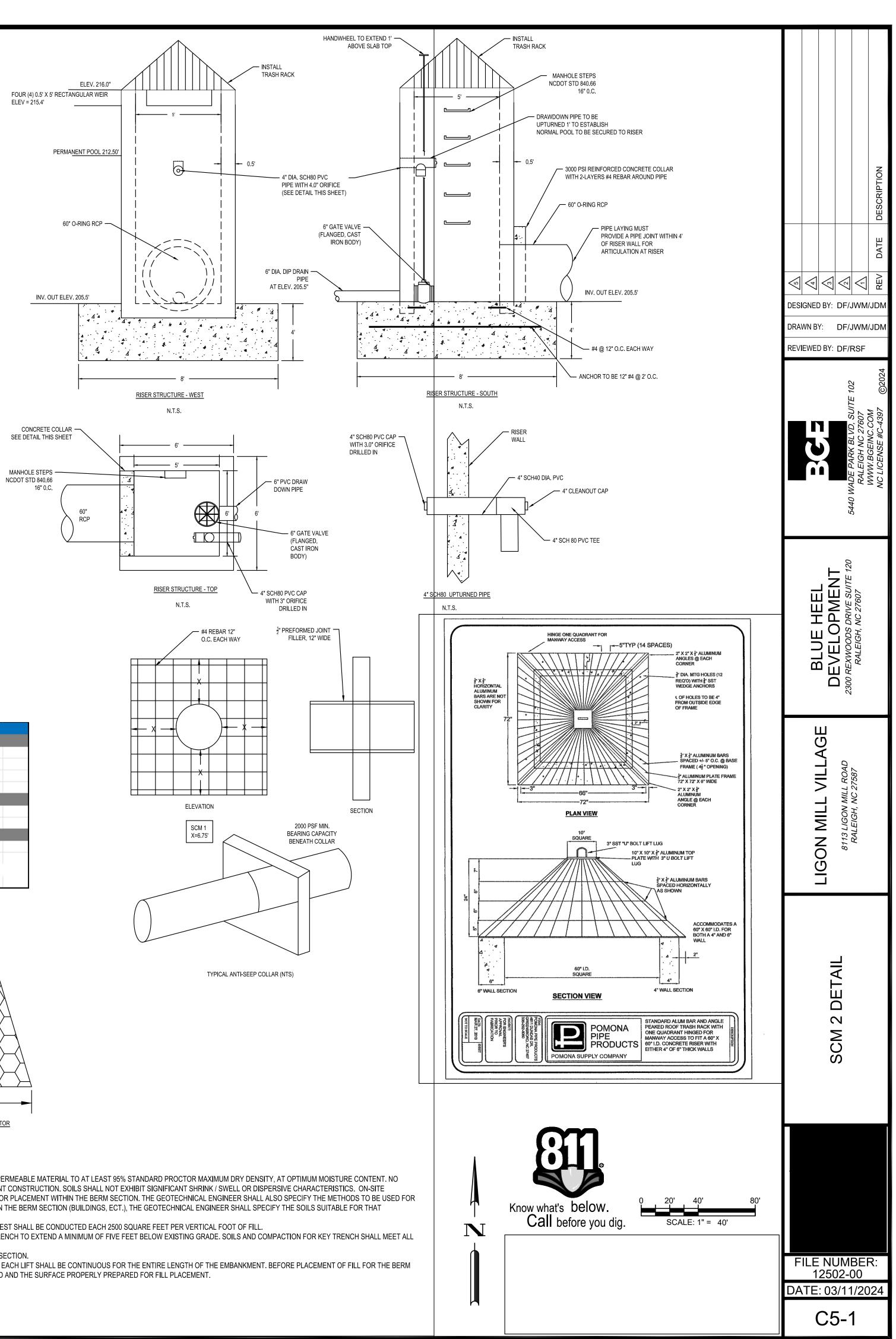


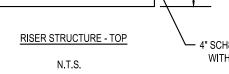


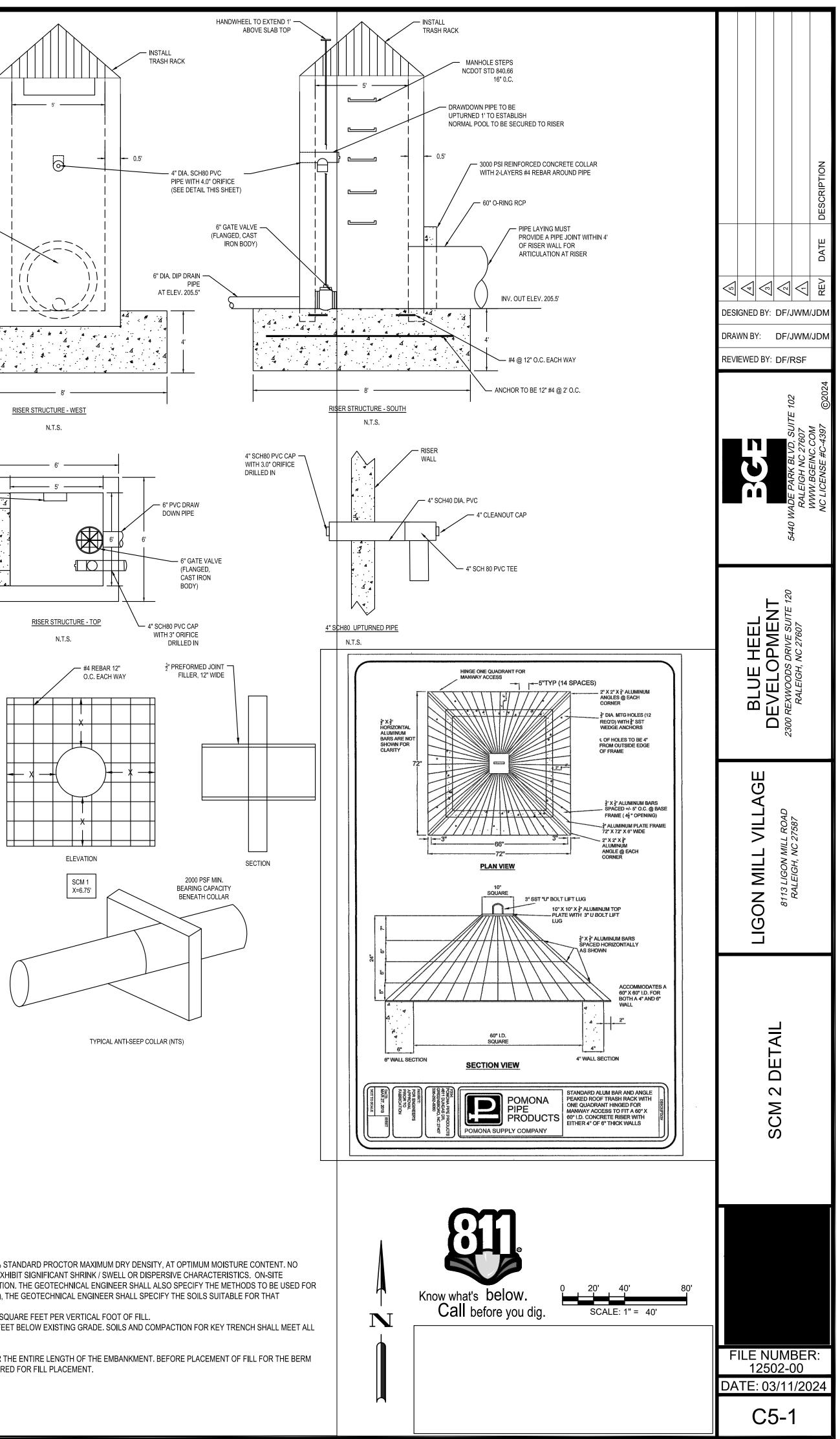


- APPROVE THE SOILS FOR PLACEMENT WITHIN THE BERM SECTION. THE GEOTECHNICAL ENGINEER SHALL ALSO SPECIFY THE GEOTECHNICAL ENGINEER SHALL SPECIFY THE SOILS SUITABLE FOR THAT ADDITIONAL USE.
- OF FILL. AND COMPACTION FOR KEY TRENCH SHALL MEET ALL REQUIREMENTS OF #1 ABOVE.
- 4. NO TREES OF ANY KIND MAY BE LOCATED ON THE BERM SECTION. 5. FILL PLACEMENT SHALL NOT EXCEED A MAXIMUM 8" LIFT. EACH LIFT SHALL BE CONTINUOUS FOR THE ENTIRE LENGTH OF THE SURFACE PROPERLY PREPARED FOR FILL PLACEMENT.



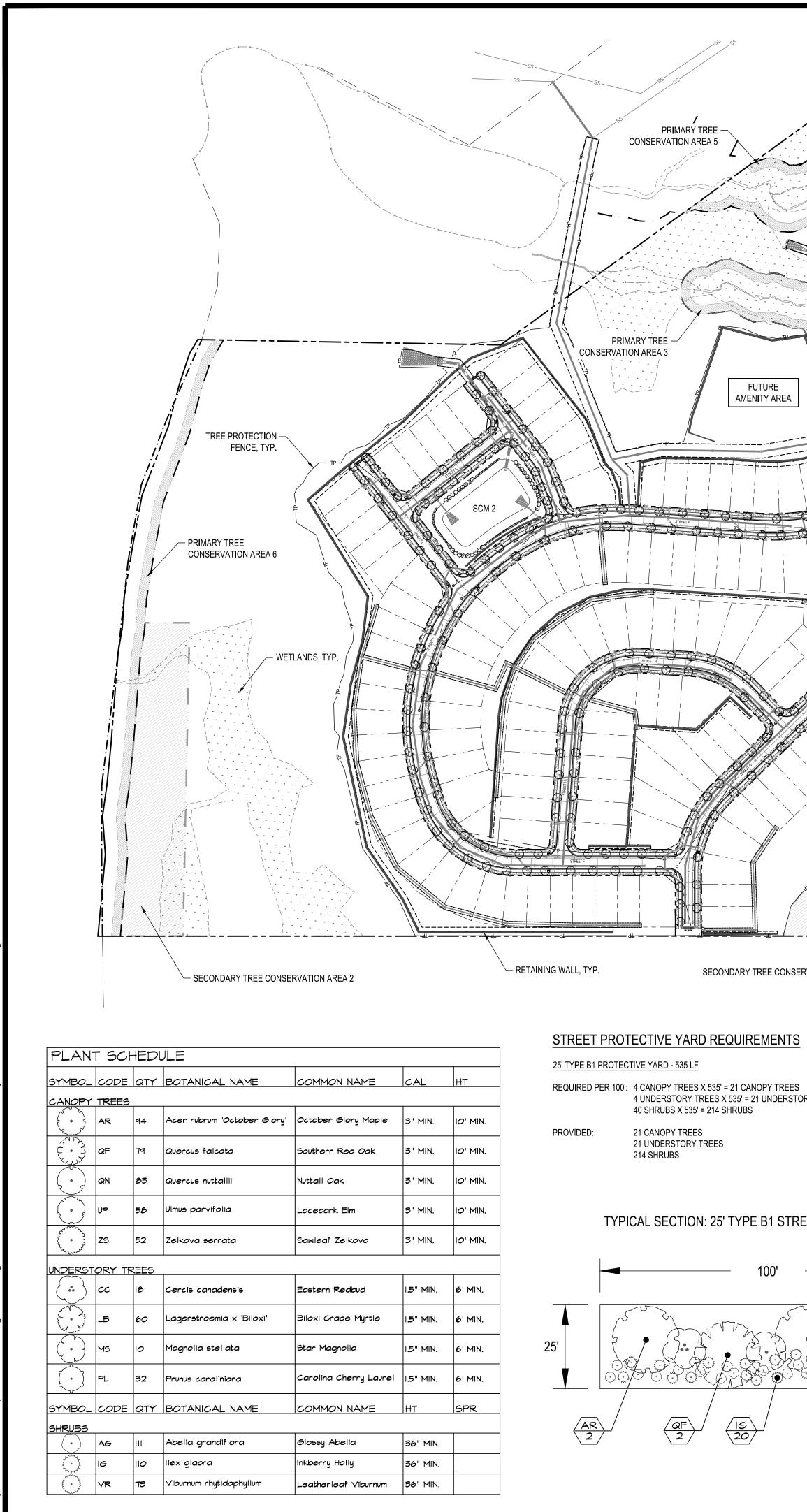


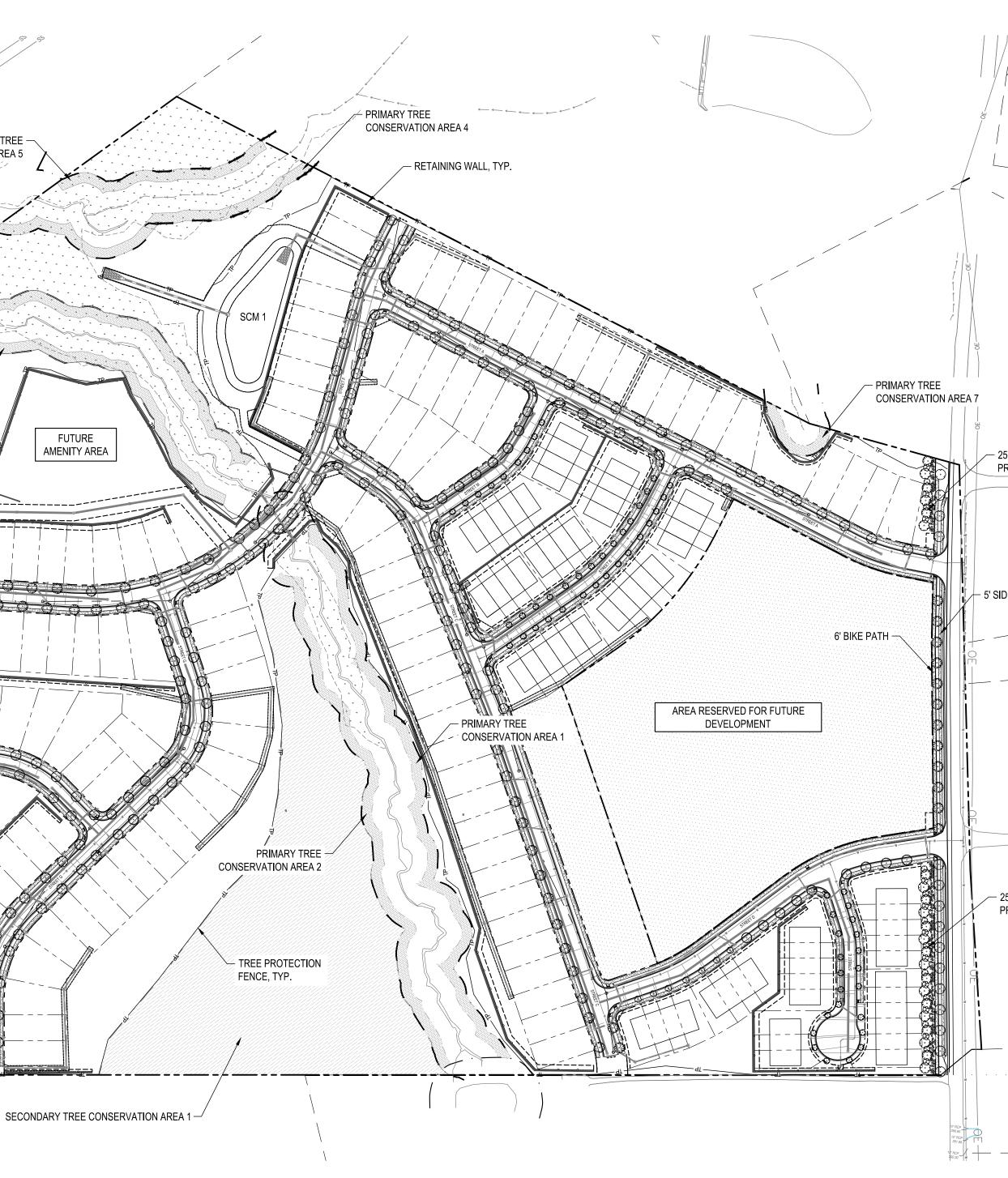




OL	JTLET: FE	S-200
Inputs:		
Pipe Diameter =	60	in
Slope =	1.30%	
Q(FULL) =	329.42	cfs
v(FULL) =	16.78	fps
Apron Materials		
Minimum-	NCDOT (	Class 2
Proposed-	NCDOT Class 2	
Apron Dimensio	ns:	
3Do=	15	ft
La=	90	
W=	41	ft
d50 RipRap=	1.5	ft

- 1. ALL FILL SOILS FOR BERM SECTION SHALL BE CLEAN, IMPERMEABLE MATERIAL TO AT LEAST 95% STANDARD PROCTOR MAXIMUM DRY DENSITY, AT OPTIMUM MOISTURE CONTENT. NO BLASTED MATERIALS SHALL BE USED IN THE EMBANKMENT CONSTRUCTION. SOILS SHALL NOT EXHIBIT SIGNIFICANT SHRINK / SWELL OR DISPERSIVE CHARACTERISTICS. ON-SITE GEOTECHNICAL ENGINEER SHALL APPROVE THE SOILS FOR PLACEMENT WITHIN THE BERM SECTION. THE GEOTECHNICAL ENGINEER SHALL ALSO SPECIFY THE METHODS TO BE USED FOR PLACEMENT OF FILL. IF ADDITIONAL USES PLANNED UPON THE BERM SECTION (BUILDINGS, ECT.), THE GEOTECHNICAL ENGINEER SHALL SPECIFY THE SOILS SUITABLE FOR THAT
- 2. IN ALL FILL AREAS OF THE BERM, A SOILS COMPACTION TEST SHALL BE CONDUCTED EACH 2500 SQUARE FEET PER VERTICAL FOOT OF FILL. 3. A KEY TRENCH IS TO BE PROVIDED IN ALL FILL AREAS. TRENCH TO EXTEND A MINIMUM OF FIVE FEET BELOW EXISTING GRADE. SOILS AND COMPACTION FOR KEY TRENCH SHALL MEET ALL
- 5. FILL PLACEMENT SHALL NOT EXCEED A MAXIMUM 8" LIFT. EACH LIFT SHALL BE CONTINUOUS FOR THE ENTIRE LENGTH OF THE EMBANKMENT. BEFORE PLACEMENT OF FILL FOR THE BERM SECTION, ALL UNSUITABLE MATERIAL SHALL BE REMOVED AND THE SURFACE PROPERLY PREPARED FOR FILL PLACEMENT.





4 UNDERSTORY TREES X 535' = 21 UNDERSTORY TREES

## TYPICAL SECTION: 25' TYPE B1 STREET PROTECTIVE YARD

