

TRINITY COURT AFFORDABLE HOUSING CONDITIONAL ZONING PERMIT

CHAPEL HILL - TRINITY COURT
751 TRINITY CT, CHAPEL HILL, NC 27516

MOSELEYARCHITECTS

TRINITY COURTS AFFORDABLE HOUSING
TOWN OF CHAPEL HILL
751 TRINITY CT, CHAPEL HILL, NC 27516

C - SERIES DRAWING ABBREVIATIONS:

ADV - ADVANCE
AFG - ABOVE FINISHED GRADE
APPR. LOC. - APPROXIMATE LOCATION
ASPH - ASPHALT
B/C - BACK OF CURB
BL - BOTTOM
B/S - BOTTOM OF STAIR
BW - BOTTOM OF WALL
CB - CABLE
CBBR - CALIFORNIA BEARING RATIO
CG - CATCH GUTTER
CH - CURB INLET
CL - CENTERLINE
CM - CONCRETE MONUMENT
CMW - CONCRETE METAL PIPE
CO - CLEAN OUT
CONC - CONCRETE
CONC. MONUMENT
CP - CORRUGATED PLASTIC
CY - CUBIC YARD
DB - DEED BOOK
Dx - DROP INLET
DIP - DRAIN PIPE
DMP - DOUBLE MEDIUM DISTANCES
DS - DOWNSPOUT
E - ELECTRIC
EA - ELEVATION
E BOX - ELECTRICAL BOX
ELECT - ELECTRICAL
EP - EDGE OF PAVEMENT
E/S - EDGE OF SHOULDER
EX - EXISTING
F/C - FACE OF CURB
FO - FOUNDATION CONNECTION
FF - FINISHED FLOOR
FH - FIRE HYDRANT
FL - FIRE LINE
Q - GAS
MG - GAS METER
GI - GRATE INLET
GRID - GRID
GTS - GAS TEST STATION
GUT - GUTTER
HDPE - HIGH DENSITY POLYETHYLENE
HOBZ - HORIZONTAL
HSC - HORIZONTAL SCAFFOLDING, 8' AR
CONDITIONING
INV - INVENTORY
IPF - IRON PIPE FOUND
IPS - IRON PIPE SET
IRON - IRON
LSA - LANDSCAPED AREA
LF - LINEAR FEET
LP - LIGHT
(M) - MEASURED METERS & BOUNDS
MCH - MECHANICAL
MH - MHPIPE



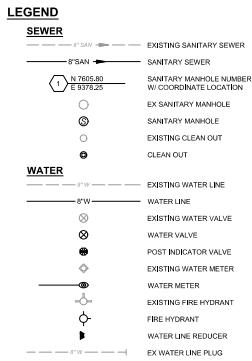
VICINITY MAP
NOT TO SCALE

Sheet Number	Sheet Title
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C1.0	EXISTING CONDITIONS & DEMOLITION
C2.0	PHASE I EROSION & SEDIMENT CONTROL PLAN
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L1.0	LANDSCAPE PROTECTION PLAN
L1.1	LANDSCAPE PLAN
L1.2	LANDSCAPE DETAILS
E1.0	LIGHTING PLAN

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TIMMONS GROUP
5410 TRINITY ROAD, SUITE 102
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MISCELLANEOUS UTILITIES

8" SAN EXISTING SANITARY SEWER
SANITARY MANHOLE NUMBER W/ COORDINATE LOCATION
EX SANITARY MANHOLE
EXISTING CLEAN OUT
CLEAN OUT
EXISTING WATER LINE
WATER LINE
EXISTING WATER VALVE
WATER VALVE
POST INDICATOR VALVE
EXISTING WATER METER
EXISTING FIRE HYDRANT
FIRE HYDRANT
WATER LINE REDUCER
EX WATER LINE PLUG
WATER LINE CROSS
WATER LINE TEE
FIRE DEPT CONNECTION
EXISTING WELL CASING
EXISTING GAS METER
EXISTING GAS VALVE
EXISTING GAS LINE
GAS LINE

SITE

EXISTING STORM SEWER
STORM SEWER
EX DROP INLET
DROPOUT & STRUCTURE NUMBER
EXISTING STORM SEWER MANHOLE
STORM SEWER MANHOLE
EXISTING ROOF DRAIN DOWNSPOUT
ROOF DRAIN DOWNSPOUT
EXISTING CURB
CURB
EXISTING CURB & GUTTER
CURB & GUTTER
PROPERTY LINE
BENCH MARK
APPROX BORING LOCATION
EXISTING TREE LINE
CLEARING LIMITS
EXISTING SHRUB
EXISTING TREE
EXISTING FENCE
FENCE
EXISTING CONTOUR
CONTOUR
EX CABLE TV PEDESTAL
EX CABLE TV LINE
OVERHEAD CABLE TV LINE
OCATV
OVERHEAD CABLE TV LINE
UCATV
UNDERGROUND CABLE TV LINE
US P/C
COMBINED POWER/CATV
COMBINED POWER, TELE, CATV
COMBINED TELEPHONE, CATV
EXISTING SIGN
SIGN
BOLLARD
FLAG POLE
PROPERTY MARKER FOUND / ROOD FOUND
PIPE FOUND
MONUMENT FOUND

SITE DATA TABLE		
PROJECT NAME:	TRINITY COURT	
PROJECT ADDRESS:	751 TRINITY COURT CHAPEL HILL, NC	
TOTAL ACREAGE:	3.23 ACRES (140,782 SQFT)	
PIN NUMBER:	0785194011	
EXISTING ZONING:	R4	
PROPOSED ZONING:	R-SS-C2D	
USE:	AFFORDABLE HOUSING: MEDIUM DENSITY RESIDENTIAL	
NET LAND AREA (ILA):	140,782 SQFT	
GROSS LAND AREA (GLA):	140,782 SQFT	
EXISTING BUILDING AREA:	48,750 SQFT	
PROPOSED BUILDING AREA:	68,800 SQFT	
PASSIVE RECREATION AREA:	1,350 SQFT	
ACTIVE RECREATION AREA:	1,722 SQFT	
ONSITE IMPERVIOUS AREA EXISTING:	1.53 ACRES (58,037 SF)	
ONSITE IMPERVIOUS AREA PROPOSED:	1.39 ACRES (60,562 SF)	
TOTAL DISTURBED AREA:	2.11 ACRES (91,805 SF)	
REQUIRED PARKING:	1.25 SPACES PER (1) BEDROOM DWELLING UNIT 1.25 SPACES PER (2) BEDROOM DWELLING UNIT 1.5 SPACES PER (1) BEDROOM DWELLING UNIT	
REQUIRED VEHICLE PARKING:	1 PARKING SPACE X 14 (1) BEDROOM DWELLING UNITS 1 PARKING SPACE X 20 (2) BEDROOM DWELLING UNITS 1.75 PARKING SPACE X 20 (3) BEDROOM DWELLING UNITS MINIMUM 77 PARKING SPACES	
REQUIRED ACCESSIBLE PARKING:	MINIMUM 4 ACCESSIBLE PARKING SPACES FOR LOTS WITHIN BETWEEN 76 AND 100 PARKING SPACES	
PROVIDED VEHICLE PARKING:	63 VEHICLE PARKING SPACES PROVIDED: (9 ACCESSIBLE SPACES PROVIDED) *MODIFICATION REQUESTED FOR TOTAL PARKING	
REQUIRED BIKE PARKING:	MINIMUM OF 1 BIKE DWELLING UNITS 1 BIKE SPACE X 14 (1) BEDROOM DWELLING UNITS 1 BIKE SPACE X 20 (2) BEDROOM DWELLING UNITS MINIMUM 14 BIKE SPACES	
PROVIDED BIKE PARKING:	14 BIKE PARKING SPACES PROVIDED NO BIKE PARKING REQUESTED FOR BIKE PARKING TO BE CLASSED	

LANDUSE BREAKDOWN		
DESCRIPTION	PRE IMPERVIOUS AREA (SF)	POST IMPERVIOUS AREA (SF)
BUILDINGS	16,544	15,159
PAVEMENT	23,495	28,339
STREETS	12,102	5,541
miscellaneous (curbs, amphy, etc.)	5,845	7,229
total IMPERVIOUS	66,937	60,562

COVER SHEET

C0.0



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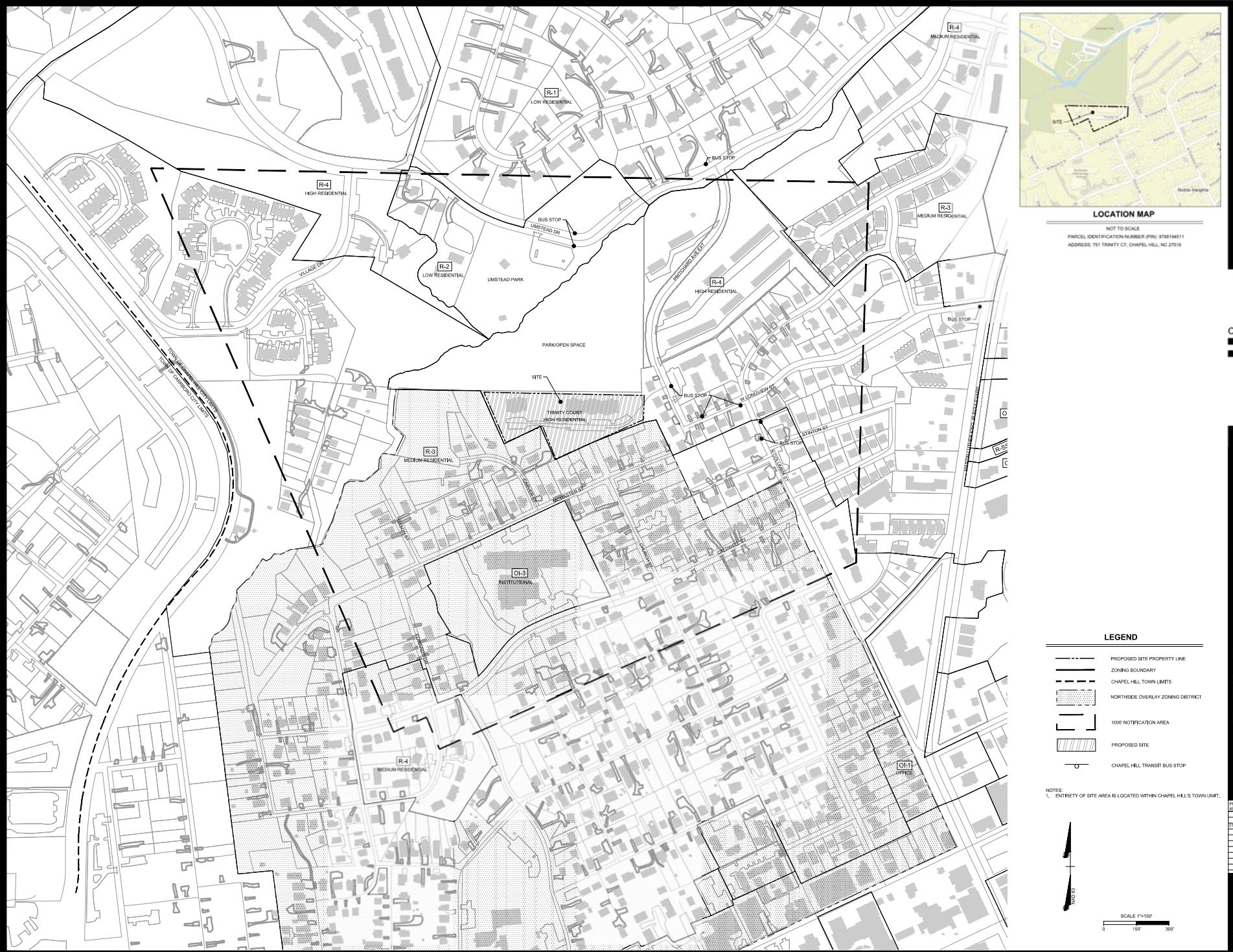
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751 TRINITY CT, CHAPEL HILL, NC 27516

10

LA MAP

CO.1



LOCATION MAP

NOT TO SCALE
PARCEL IDENTIFICATION NUMBER (PIN): 9788194511
ADDRESS: 751 TRINITY CT, CHAPEL HILL, NC 27516

LEGEND

The legend consists of six entries, each with a small icon and text:

- PROPOSED SITE PROPERTY LINE (solid line icon)
- ZONING BOUNDARY (dashed line icon)
- CHAPEL HILL TOWN LIMITS (dotted line icon)
- NORTHSIDE OVERLAY ZONING DISTRICT (hatched pattern icon)
- 1000' NOTIFICATION AREA (square bracket icon)
- PROPOSED SITE (diagonal hatching icon)

NOTES:
1. ENCLATURE OF SITE AREA IS LOCATED WITHIN CHAPEL HILL TOWNSHIP.

SCALE 1"=150'

0 150 300

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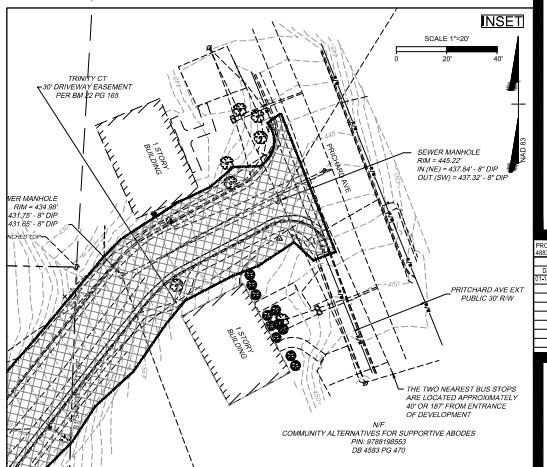
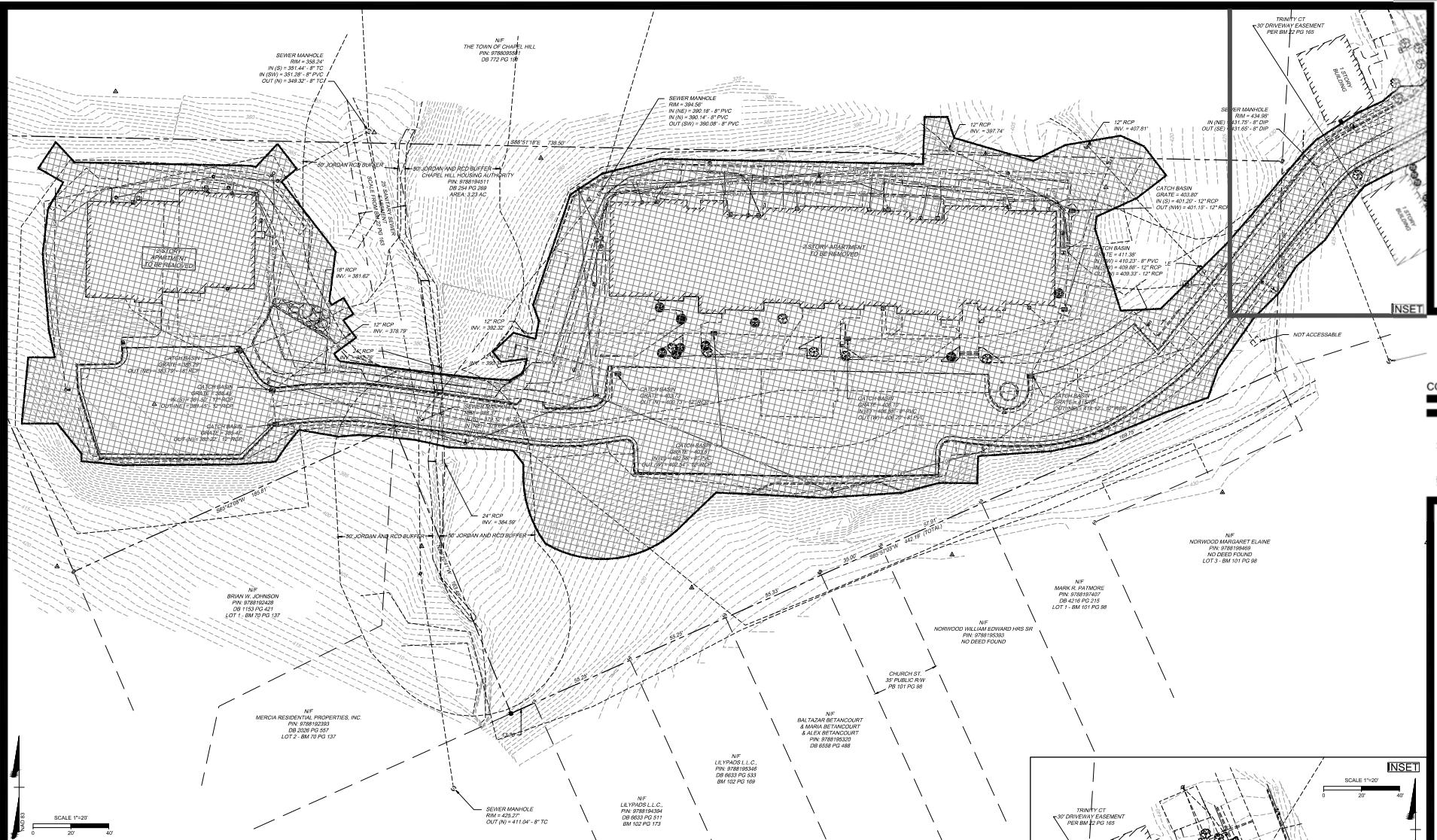
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DEMOLITION

C1.0



LEGEND

DEMOLITION LEGEND



SURVEY NOTES

DEMOLITION NOTES

1. NOTIFY OWNER AND ARCHITECT IMMEDIATELY OF UTILITY SERVICE INTERRUPTIONS TO NEIGHBORING PROPERTY OWNERS.
2. UTILITIES ENCOUNTERED THAT ARE NOT INCLUDED WITHIN THE EXISTING DEMOLITION CONTRACT MAY BE REMOVED OR LOCATED BY THE OWNER, ARCHITECT AND UTILITY PROVIDERS (GRC).
3. EXISTING CONCRETE, STONE, BRICK, AND BLOCK SURFACES SCHEDULED TO BE DEMOLISHED SHALL ONLY PROGRESSIVE DEMOLITION, NO SPALLING, DUST, DUST AND PERMITTER EROSION AND SEDIMENT CONTROL MEASURES HAVE BEEN INSTALLED AND ENFORCED. NO SPALLING, DUST AND DUST CONTROL MEASURES SHALL BE ENFORCED DURING THE INSTALLATION OF EROSION AND SEDIMENT CONTROL MEASURES. NO SPALLING, DUST AND DUST CONTROL MEASURES SHALL BE ENFORCED DURING THE EXISTING SURFACE DEMOLITION. NO SPALLING, DUST AND DUST CONTROL MEASURES SHALL BE ENFORCED DURING THE EXISTING SURFACE DEMOLITION.
4. ALL TRASH AND MISCELLANEOUS DEBRIS SHALL BE REMOVED FROM THE PROPERTY AND DEPOSED IN A LEGAL MANOR.
5. ALL WORK SHALL BE IN CONFORMANCE WITH THE APPLICABLE LOCAL AND STATE STANDARDS.
6. OPENING OF TREES, LIMBS, STUMPS, AND BRANCHES ARE PROHIBITED. ANYTHING ASSOCIATED WITH THIS DEVELOPMENT IS PROHIBITED.
7. ALL EXISTING FRE HYDRANTS TO REMOVE CLEAR AND UNBLOCKED. NO SPALLING, DUST AND DUST CONTROL.
8. OWNER RESPONSIBLE FOR ALL DEMOLITION REQUIRED WITHIN THE LIMITS OF WORK SHOWN THAT IS NEEDED FOR COMPLETION OF CONTRACT.
9. REMOVE EXISTING ROAD STRIPING AND PAVEMENT MARKINGS

FIRE PROTECTION

EXISTING CONDITIONS & DEMOLITION

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EROSION & SEDIMENT CONTROL PLAN

C2.1

WATER EROSION CONTROL CONSTRUCTION SEQUENCE

Maintain all existing erosion and sediment control measures previously constructed and associated with Phase I and adjust as needed.

Begin grading of site and construction of building A and B.

Begin installation of stormdrains, waterlines and sanitary lines.

Install matting for slopes of 3:1 or greater.

Adjust erosion control measures as needed.

Proceed to Phase III of erosion control.

NPDES GROUND STABILIZATION

SOIL STABILIZATION SHALL BE ACHIEVED ON ANY AREA OF A SITE WHERE LAND-DISTURBING ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED ACCORDING TO THE FOLLOWING SCHEDULE:

1. ALL PERIMETER DYES, SWALES, DITCHES, PERIMETER SLOPES AND ALL SLOPES STEEPER THAN 3 HORIZONTAL TO 1 VERTICAL, (1) SHALL BE PROVIDED TEMPORARY OR PERMANENT STABILIZATION WITH GROUND COVER AS SOON AS PRACTICABLE BUT IN ANY EVENT WITHIN 7 CALENDAR DAYS FROM THE LAST LAND-DISTURBING ACTIVITY.
2. ALL OTHER DISTURBED AREAS SHALL BE PROVIDED TEMPORARY OR PERMANENT STABILIZATION WITH GROUND

ANY CHANGES WILL BE APPROVED BY THE STATE PRIOR TO EXECUTION. A COPY OF THE EROSION AND SEDIMENTATION CONTROL PLAN, LETTER OF APPROVAL, AND NPDES PERMIT NUMBER WILL BE MAILED TO THE STATE AND THE LOCAL EROSION CONTROL OFFICE. IF SOIL IS REMOVED FROM OR BROUGHT ON SITE, THE APPLICABLE SOLID WASTE MANAGEMENT PERMIT NUMBER, EROSION SEDIMENTATION PERMIT NUMBER OR MINE PERMIT NUMBER WILL BE DISCLOSED.

GENERAL EROSION AND SEDIMENT CONTROL NOTES:

1. ALL CONSTRUCTION SHALL COMPLY WITH ORANGE COUNTY STANDARDS AND SPECIFICATIONS.
2. A COPY OF THE APPROVED EROSION CONTROL PLAN MUST BE ON FILE AT THE JOBSITE AT ALL TIMES.
3. FAILURE TO FOLLOW THE APPROVED PLAN SEQUENCE AND DETAILS COULD SUBJECT THE CONTRACTOR TO FINES AND PENALTIES ISSUED.
4. FIELD VERIFICATION OF DIMENSIONS AND GRADES ON THESE PLANS PRIOR TO CONSTRUCTION, CHANGES TO DIMENSIONS OR GRADES, OR CHANGES IN THE EROSION CONTROL PLAN, OR CHANGES IN GRADE, CAN RESULT IN NO EXTRA COMPENSATION PAID TO THE CONTRACTOR FOR ANY WORK COMPLETED DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY.
5. EXCAVATION AND EARTH MOVING OPERATIONS SHALL BE CONDUCTED UNDER THE SUPERVISION OF THE GEOTECHNICAL ENGINEER.
6. VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. EXISTING UTILITIES SHOWN ON THE PLANS ARE FOR RECORDS AND FROM A SURVEY OF NEARBY GROUND FEATURES. NO WARRANTY IS GIVEN OR IMPLIED AS TO THE ACCURACY OF THE INFORMATION. ALL EXISTING UTILITIES SHOULD BE CONSIDERED APPROPRIATE IN LOCATION AND VERIFIED PRIOR TO COMMENCING ACTIVITY ON SITE.

7. CONTRACTOR SHALL ENSURE THAT ALL TEMPORARY DIVERSIONS ARE INSTALLED WITH POSITIVE DRAINAGE AND SHALL OPPOSE EXISTING GRADE WHEN NECESSARY TO PROVIDE A MINIMUM OF 0.5% LONGITUDINAL SLOPE;
8. ALL ADJACENT ROADS TO THE SITE ARE TO BE SWEEPED AND WASHED AT THE END OF EACH WORK DAY TO ENSURE NO SEDIMENT COLLECTS ON THE ROADWAYS.
9. INSPECT AND PROPERLY MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES WEEKLY AND AFTER EVERY RAINFALL EVENT.
10. INSTALL ANY ADDITIONAL EROSION CONTROL MEASURES AS NECESSARY TO PREVENT SEDIMENT RUNOFF, EROSION, AND SEDIMENTATION.
11. PROVIDED COUNTY CHARGE WITH THE LOCATION OF OFFSITE STOCKPILES USED TO STORE EXCAVATED MATERIALS. THE CONTRACTOR SHALL NOT STORE EXCAVATED MATERIALS ON THE BORROWPITSITES. IF THE BORROWPITSITES ARE PROVIDED AS A SPOT SITE IS UTILIZED THEN THE DISTURBED AREA FOR THE BORROWPITSITES MUST BE INCLUDED IN THE LAND DISTURBANCE PERMIT; THE CONTRACTOR SHALL PROVIDE THE LOCATION OF ALL EXCAVATED MATERIALS USED FOR THIS PROJECT TO ORANGE COUNTY, THE AREA MUST ALSO BE AN UPLAND AREA.

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III EROSION & SEDIMENT CONTROL PLAN

C2.2

LIMITS OF DISTURBANCE: 2.08 ± AC

EROSION CONTROL LEGEND

	TEMPORARY CONSTRUCTION ENTRANCE
	SLIT FENCE
	DUST CONTROL
	UNIT OF DISTURBANCE
	TEMPORARY DIVERSION
	DRAINAGE AREA
	STAGING AREA
	TREE PROTECTION
	SLIT FENCE OUTLET
	INLET PROTECTION
	SLOPE MATTING
	DIVERSION

INSET

1:200,000

1:200

NAD 83

SOIL EROSION CONTROL, CONSTRUCTION SEQUENCE:

- MAINTAIN ALL EXISTING EROSION AND SEDIMENT CONTROL MEASURES PREVIOUSLY CONSTRUCTED AND ASSOCIATED WITH PHASE I AND ADJUST AS NEEDED.
- CONTINUE GRAZING OF SITE AND CONSTRUCTION OF BUILDINGS A AND B.
- INSTALL REMAINING UTILITIES AND ROOF DRAINS AS SHOWN ON PLANS.
- PINE, GROUT AND STABILIZE ASPHALT AND CURB AND GUTTER IN PARKING LOTS AND DRIVE AISLES AS SHOWN ON PLANS.
- INSTALL MATTING FOR SLOPES OF 3:1 OR GREATER.
- STABILIZE ALL EXPOSED AREAS AS PER THE PERMANENT SEEDING SPECIFICATION.
- AFTER SITE IS BUILT, UTILITIES AND NGCEP INSPECTORS HAVE GIVEN FINAL INSPECTION AND APPROVAL, REMOVE EXISTING EROSION CONTROL FEATURES, ENURE PERMANENT STABILIZATION FOR THE SEEDING SPECIFICATION.

NDPS: GROUND STABILIZATION

30. GROUND STABILIZATION SHALL BE PROVIDED ON ANY AREA OF A SITE WHERE LAND-DISTURBING ACTIVITIES HAVE TEMPORARY OR PERMANENTLY CAUSED AFFECTING TO THE FOLLOWING SCHEDULE:

1. ALL PERIMETER ENDS, SNALES, DITCHES, PERIMETER SLOPES AND ALL SLOPES STEEPER THAN 3 HORIZONTAL TO 1 VERTICAL (3:1) SHALL BE PROVIDED TEMPORARY OR PERMANENT STABILIZATION WITH GROUND COVER AS SOON AS PRACTICABLE BUT IN ANY EVENT WITHIN 7 CALENDAR DAYS FROM THE LAST LAND-DISTURBING ACTIVITY.
2. ALL OTHER DISTURBED AREAS SHALL BE PROVIDED TEMPORARY OR PERMANENT STABILIZATION WITH GROUND COVER AS SOON AS PRACTICABLE BUT IN ANY EVENT WITHIN 14 CALENDAR DAYS FROM THE LAST LAND-DISTURBING ACTIVITY.

LIMITS OF DISTURBANCE

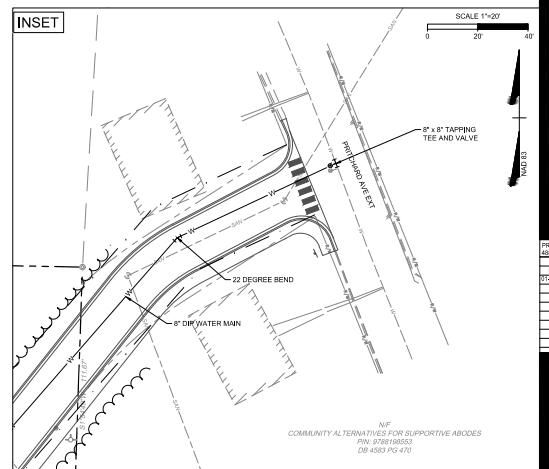
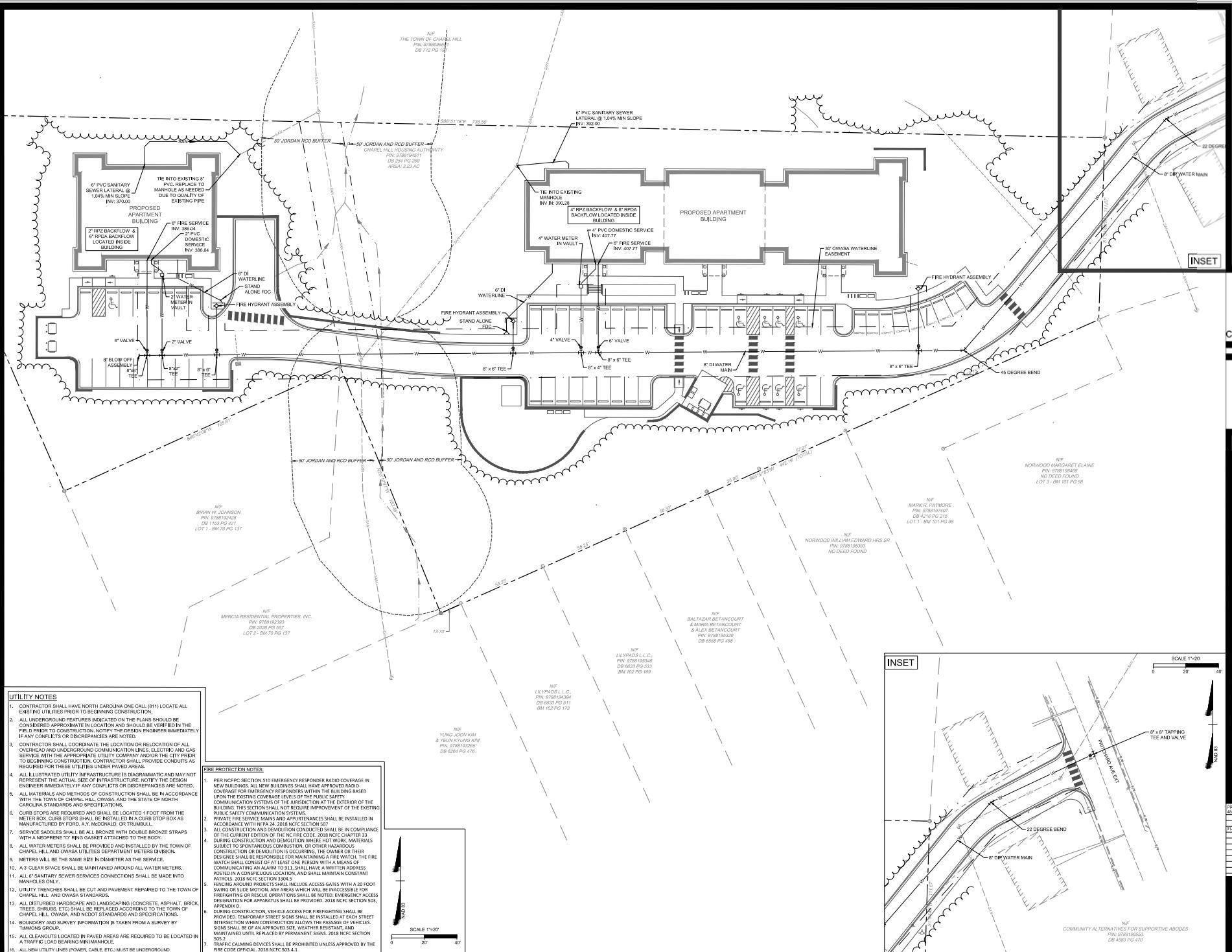
EROSION CONTROL

SILT FENCE

INSET

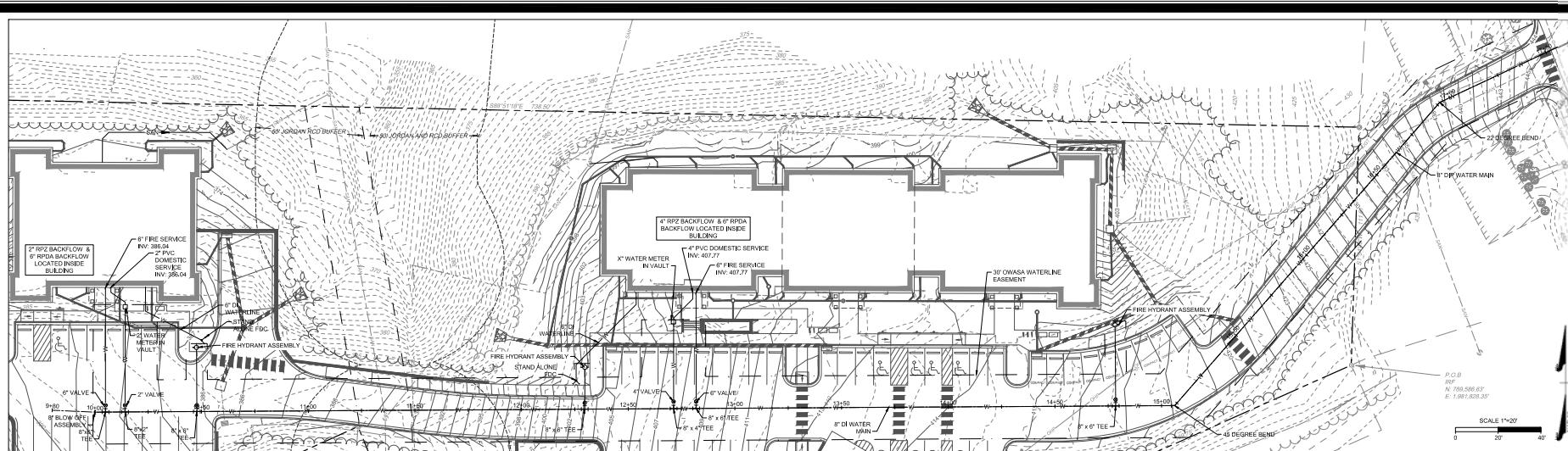
GENERAL EROSION AND SEDIMENT CONTROL NOTES:

1. ALL CONSTRUCTION SHALL COMPLY WITH ORANGE COUNTY STANDARDS AND SPECIFICATIONS.
2. A COPY OF THE APPROVED EROSION CONTROL PLAN MUST BE ON SITE AT ALL TIMES.
3. FAILURE TO FOLLOW THE APPROVED PLAN SEQUENCE AND DETAILS COULD SUBJECT THE CONTRACTOR TO FINES.
4. FIELD TRIM ALL DIMENSIONS AND GRADES ON THESE PLANS PRIOR TO CONSTRUCTION. FAILURE TO NOTIFY THE OWNER OF ANY DISCRENCIES PRIOR TO PROCEEDING WITH PLAN OR GRADE CHANGES, MAY RESULT IN NO EXTRA COMPENSATION PAID TO THE CONTRACTOR FOR ANY WORK DONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY.
5. EXCAVATION AND EARTH MOVING OPERATIONS SHALL BE CONDUCTED UNDER THE SUPERVISION OF THE GENERAL CONTRACTOR.
6. VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. EXISTING UTILITIES SHOWN ON THE SITE FROM THE BEST AVAILABLE RECORDS AND FROM A SURVEY OF ABOVE GROUND FEATURES. NO WARRANTY IS GIVEN OR IMPLIED AS TO THE ACCURACY OF THE INFORMATION. ALL EXISTING UTILITIES SHOULD BE CONSIDERED APPROXIMATE IN LOCATION AND VERIFIED PRIOR TO COMMENCING ACTIVITY ON SITE.
7. CONTRACTOR SHALL ENSURE THAT ALL TEMPORARY DIVERSIONS ARE INSTALLED WITH POSITIVE DRAINAGE AND SHALL OBTAIN EXISTING GRADE WHEN NECESSARY TO PROVIDE A MINIMUM OF 0.5% LONGITUDINAL SLOPE.
8. ALL ADJACENT ROADS TO THE SITE ARE TO BE SWEEP AND WASHED AT THE END OF EACH WORK DAY TO ENSURE NO SEDIMENT COLLECTS ON THE ROADWAYS.
9. INSPECT AND PROPERLY MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES WEEKLY AND AFTER EVERY RAINFALL EVENT.
10. INSTALL ANY ADDITIONAL EROSION CONTROL MEASURES AS NECESSARY TO PREVENT SEDIMENT RUNOFF, EROSION, AND SEDIMENTATION FROM THE LOCATION OF THE EROSION CONTROL MEASURES USED TO STORE EXCAVATED SOIL ON THE SITE. THE LOCATION OF OFF-SITE STOCKPILES MUST BE UP-LAND AREA; IF AN OFF-SITE BORROW OR SPILL SITE IS UTILIZED THEN THE DISTURBED AREA FOR THE BORROW/SPILL SITE MUST BE INCLUDED IN THE LAND DISTURBANCE PERMIT; THE CONTRACTOR WILL PROVIDE THE LOCATION OF ALL EXCAVATED SOILS USED FOR THIS PROJECT TO ORANGE COUNTY; THE AREA MUST ALSO BE UP-LAND AREA.



UTILITY PLAN

C3.1

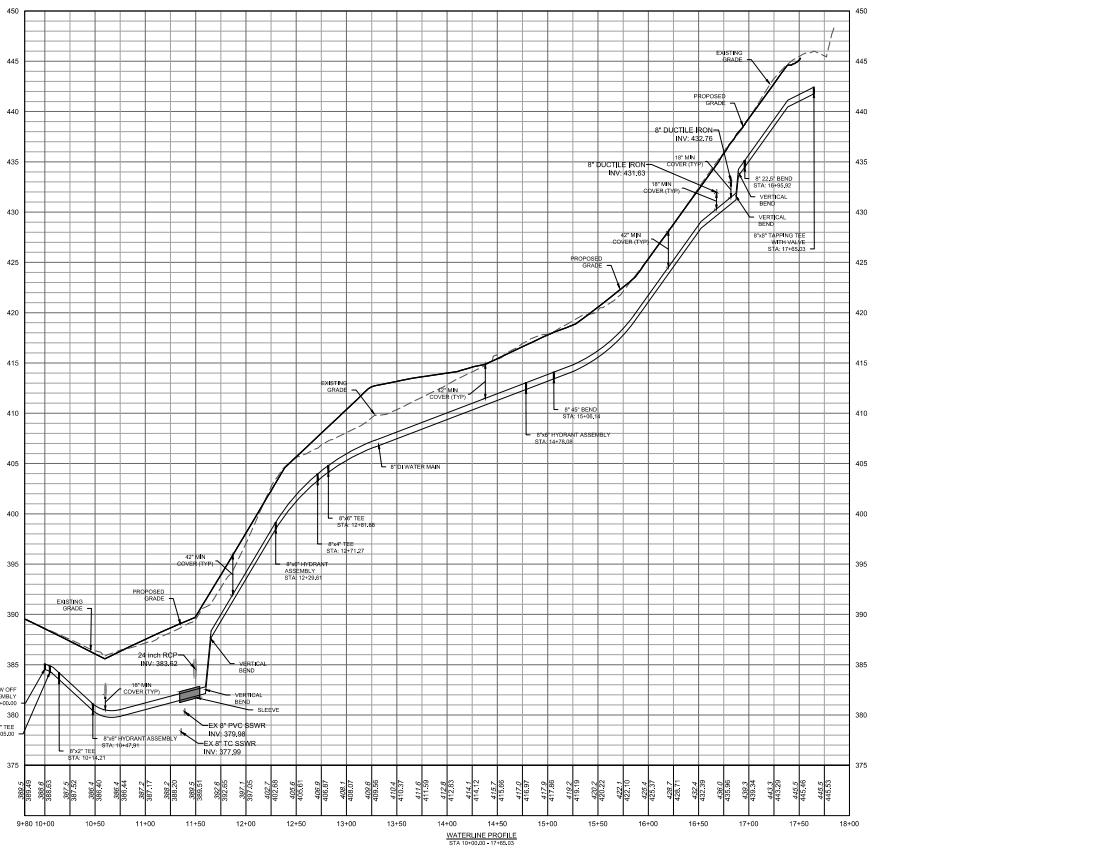


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A circular stamp with a double-line border. Inside, at the top, is the date '12/08/21'. Below that, the words 'NOT FOR' are stacked vertically, and at the bottom, 'CONSTRUCTION' is written horizontally. In the center of the stamp, the words 'ENGINEERED BY' are printed, with 'WILLIAM' to the left and 'J. SMITH' to the right.

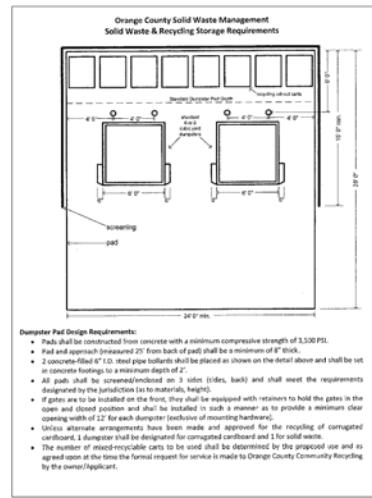
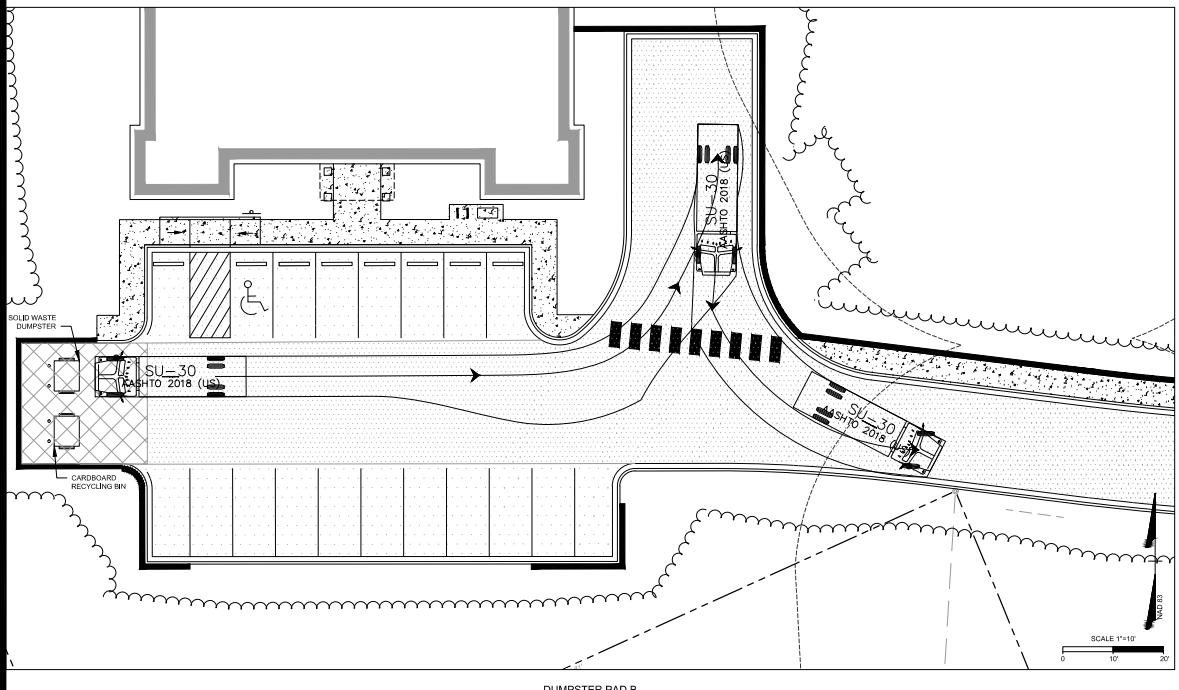
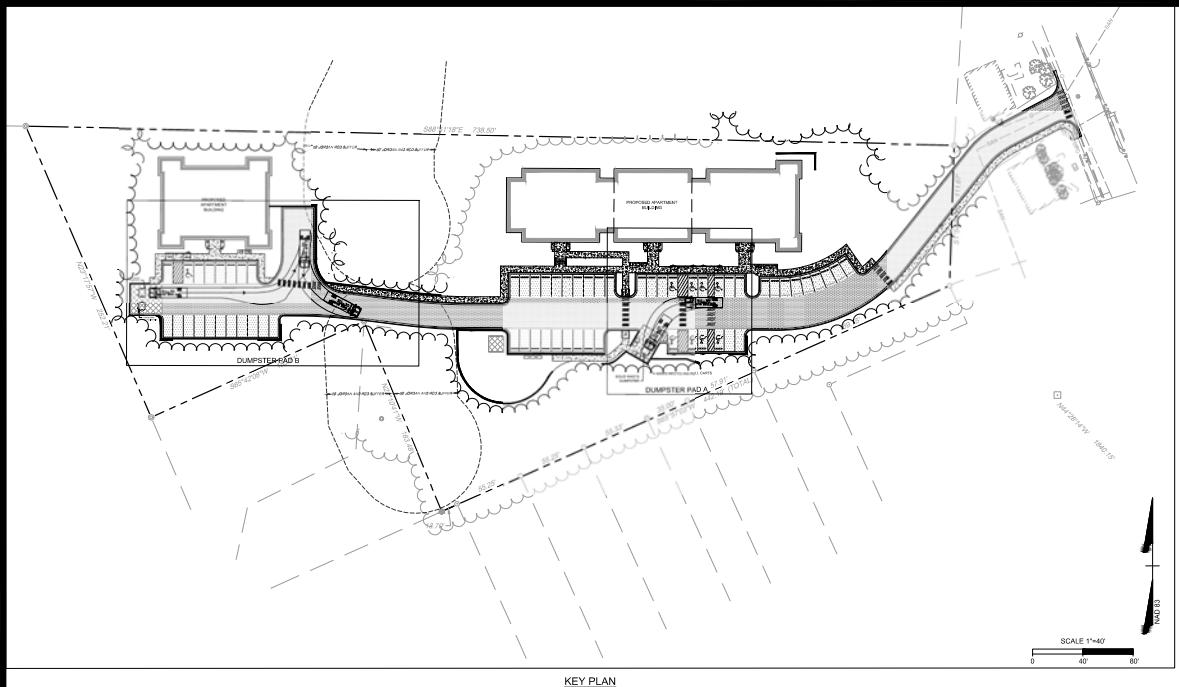
TRINITY COURTS AFFORDABLE HOUSING



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WATERLINE PROFILE

C3.2

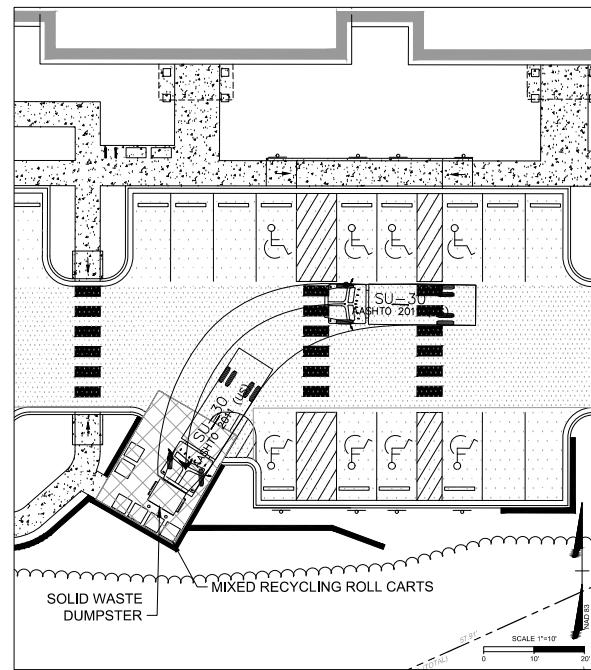


Dumpster Pad Requirements:

- Pads shall be constructed from concrete with a maximum compressive strength of 3,500 PSI.
- Pads shall be a minimum of 2' from front of wall, shall be a minimum of 8' from rear of wall.
- 2 concrete-filled 4" I.D. steel pipe bollards shall be placed as shown on the detail above and shall be set in concrete footings to a minimum depth of 2'.
- All pads shall be constructed with a slope of 1% to 2% to allow for drainage and to provide a minimum clear opening width of 12' for each dumpster (exclusive of mounting hardware).
- Unless alternate arrangements have been made and approved for the recycling of corrugated cardboard, a dumpster shall be designated for the collection of corrugated cardboard.
- The number of solid-recyclable carts to be used shall be determined by the proposed use and as agreed upon at the time the formal request for service is made to Orange County Community Recycling by the owner/applicant.

SOLID WASTE MANAGEMENT NOTES:

1. PRIOR TO ANY CONSTRUCTION ACTIVITY ON SITE A PRE-CONSTRUCTION MEETING SHALL BE HELD WITH THE ORANGE COUNTY SOLID WASTE STAFF.
2. ALL SOLID WASTE SHALL BE CONTAINED IN TOTALLY ENCLOSURE CONTAINERS.
3. BY ORANGE COUNTY ORDINANCE, CLEAN WOOD WASTE, SCRAP METAL AND CORRUGATED CARDBOARD, AS WELL AS CONSTRUCTION WASTE, MUST BE RECYCLED.
4. IF ANY VEHICLE PARKED IN THE REFUSE OR RECYCLABLES COLLECTION VEHICLE ACCESS AREA, THIS CONSTRUCTION ACTIVITY SHALL BE STOPPED UNTIL THE VEHICLE IS MOVED.
5. ALL EXISTING STRUCTURES 500 SQUARE FEET AND LARGER SHALL BE ASSESSED PRIOR TO THE ISSUANCE OF A DEMOLITION PERMIT. THE APPLICANT SHALL PAY THE COUNTY THE APPROPRIATE SOLID WASTE MATERIALS DEMOLITION FEE AND TO ASSESS THE POTENTIAL FOR DECONSTRUCTION AND THE REUSE OF SALVAGEABLE MATERIALS.
6. PRIOR TO ANY CONSTRUCTION ACTIVITY ON THE SITE, THE APPLICANT SHALL HOLD A PRE-DEMOLITION/PRE-CONSTRUCTION CONFERENCE WITH SOLID WASTE STAFF. THIS MAY BE THE SAME PRE-DEMOLITION/PRE-CONSTRUCTION CONFERENCE AS THE PRE-CONSTRUCTION CONFERENCE FOR THE PROJECT.
7. THE APPLICANT IF ANY ASSETS CONTAINING MATERIALS (ACID AND/OR OTHER HAZARDOUS MATERIALS) SHALL BE HANDLED IN ACCORDANCE WITH ANY AND ALL LOCAL, STATE, AND FEDERAL REGULATIONS AND GUIDELINES FOR SOLID WASTE.



TRINITY COURTS AFFORDABLE HOUSING

TOWN OF CHAPEL HILL
751 TRINITY CT, CHAPEL HILL, NC 27516

TRADING AND IMAGE PLAN

C4.0

GRADING AND STORM DRAINAGE NOTES

1. CONTRACTOR SHALL "NORTH CAROLINA ONE CALL" (811) AT LEAST 2-3 BUSINESS DAYS PRIOR TO DIGGING TO HAVE EXISTING UTILITIES LOCATED, REPORTED AND MARKED ON THE SURFACE.
2. CONTRACTOR TO COORDINATE ACTIVITIES WITH UTILITY COMPANIES INVOLVED IN ANY RELATED RELOCATION (I.E. POWER POLES, TELEPHONE PEDESTALS, WATER METER BOXES, ETC.). EXISTING UTILITIES SHOULD BE LOCATED PRIOR TO BEGINNING CONSTRUCTION, AND SURVEYS SHOULD BE ACCURATE. EXISTING UTILITIES SHOULD BE BASED ON FIELD SURVEYS AND THE BEST AND MOST RECENT INFORMATION AVAILABLE. FIELD SURVEYS AND CONDITIONS PRIOR TO BEGINNING CONSTRUCTION, ANY DISCREPANCIES BETWEEN ACTUAL FIELD CONDITIONS AND THE PLAN SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.
3. THE CATCH BASINS AND YARD INLETS SHALL BE CONSTRUCTED IN THE LOCATIONS SHOWN UNLESS OTHERWISE DIRECTED BY THE ENGINEER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPORTING ANY DISCREPANCIES THE CATCH BASIN ELEVATION OR THE PROPOSED ELEVATION TO THE ENGINEER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING THE CATCH BASIN ACTIVELY UNTIL ANY UTILITY, STREAM DRAIN, WATER LINE, SEWER LINE, OR ANY OTHER PROPOSED OR EXISTING STRUCTURE TO THE ENGINEER.
4. ANY CONCRETE PAVING, SIDEWALKS, STAIRS, STREETS, CURB, PAVEMENTS, CLEMENTS AND ANY LANDSCAPING ACTIVITIES.
5. GRADE AND ELEVATION FOR ALL CONCRETE, SIDEWALKS, TURF, TERRACES, VALUE BOXES, CLEMENTS, ETC. SHALL BE ADJUSTED AS NEEDED TO MATCH FINISHED GRADE.
6. ALL BACKFILL, COMPACTION, SOIL TESTING, ETC. SHALL BE PERFORMED BY THE CONTRACTOR IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
7. ALL SPOT ELEVATIONS INDICATED ARE AT THE TOP OF CURB UNLESS NOTED OTHERWISE. SPOT ELEVATIONS ARE NOT TO BE CONSIDERED AS A PRE-CONSTRUCTION MEETING MUST BE SCHEDULED PRIOR TO ANY WORK, GRAVING OR INSTALLATION OF EROSION CONTROL MEASURES.
8. ALL SIDEWALKS AND STREETS ARE TO BE GRADED SO THAT SIDEWALKS ARE TO HAVE NO MORE THAN A 1.50 (2%) SLOP IN ALL DIRECTIONS, ALL SIDEWALKS ARE TO HAVE NO MORE THAN A 1.00 (1%) SLOP FOR THE LENGTH OF THE SIDEWALK, AND ALL SIDEWALKS ARE TO HAVE A 1:12 (1%) SLOP ON THE BEVEL SIDEWALK.
9. CONTRACTOR TO IDENTIFY ALL NECESSARY SPUR CABLE SECTION LOCATIONS AND INSTALL TO ENSURE POSITIVE DRAGGING TO STORM STRUCTURES.
10. IF CONTRACTOR NOTICES ANY DISCREPANCIES IN ANY OF THESE SLOPE REQUIREMENTS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER AND THE OWNER PRIOR TO POURING ANY CONCRETE SO THAT A SOLUTION CAN BE PROVIDED.
11. SPOT ELEVATIONS ARE GIVEN AT THE MAJORITY OF THE MAJOR BREAK POINTS BUT IT SHOULD NOT BE ASSUMED THAT ALL NECESSARY SPOT ELEVATIONS ARE SHOWN. CONTRACTOR IS RESPONSIBLE FOR DETERMINING SPOT ELEVATIONS NOT LABELED THAT SHOULD BE TAKEN INTO CONSIDERATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PLANNING IN A MANNER THAT WILL ENSURE THAT ALL CRITICAL GRADE POINTS ARE IDENTIFIED AND PROVIDED TO FOLLOW-UP TO PROVIDE DRAGGING.
12. GRAVING AND DRAGGING WITHIN THREE PROTECTIVE AREAS SHALL REMAIN UNDISTURBED UNLESS NOTED OTHERWISE. ANY AND ALL LANDSCAPING AND EXISTING TREES AND SHRUBS SHALL BE REPLICATED OR RELOCATED DEPENDING ON THE CONSTRUCTION AND BE REPLICATED BY THE CONTRACTOR USING A LICENSED LANDSCAPE CONTRACTOR AT AN ADDITIONAL COST TO THE OWNER.
13. THE GRAVING CONTRACTOR SHALL COMPLY WITH ALL STATE CODES IN OBSERVING EROSION CONTROL MEASURES ON AND OFF-SITE, THE GRAVING CONTRACTOR SHALL NOT GRAVE ON-SITE OR OFF-SITE SURFACES AFTER EACH RAINFALL EVENT OR AS DIRECTED BY THE EROSION CONTROL INSPECTOR.
14. THE GRAVING CONTRACTOR SHALL BE RESPONSIBLE FOR OFF-SITE DISPOSAL OF ALL CLEARING AND GRAVING WASTE MATERIALS GENERATED DURING CONSTRUCTION AND SHALL OBTAIN ALL APPROPRIATE PERMITS FOR OFF-SITE STOPLIES AND ANVOR WASTE AREAS.
15. ALL CATCH BASINS MUST BE MARKED "DNN" NO WASTE DRAINS TO STREAM OR POND.
16. ALL NEW SLOPES SHOULD HAVE A SLOPES GREAT THAN 3:1.

STORM STRUCTURE TABLE		
STRUCTURE #	TOP	DESCRIPTION
CB A1	420,75	NCDOT 840/22 CONCRETE CATCH BA
CB A2	414,94	NCDOT 840/22 CONCRETE CATCH BA
CB B1	412,50	NCDOT 840/22 CONCRETE CATCH BA
CB B2	404,46	NCDOT 840/22 CONCRETE CATCH BA
CB C1	382,56	NCDOT 840/22 CONCRETE CATCH BA
DI A1	401,93	24 in x 10 in Reinforced Structure
DI A3	402,88	NCDOT 840/22 CONCRETE CATCH BA
EX, DI C1	395,49	24 in x 14 in Reinforced Structure
FES C1	378,94	ES-1 by 15 in pipe
MH C1	385,43	NCDOT 840/52 PRECAST MANHOLE



GRADING AND DRAINAGE PLAN

C4.0

MOSELEY ARCHITECTS

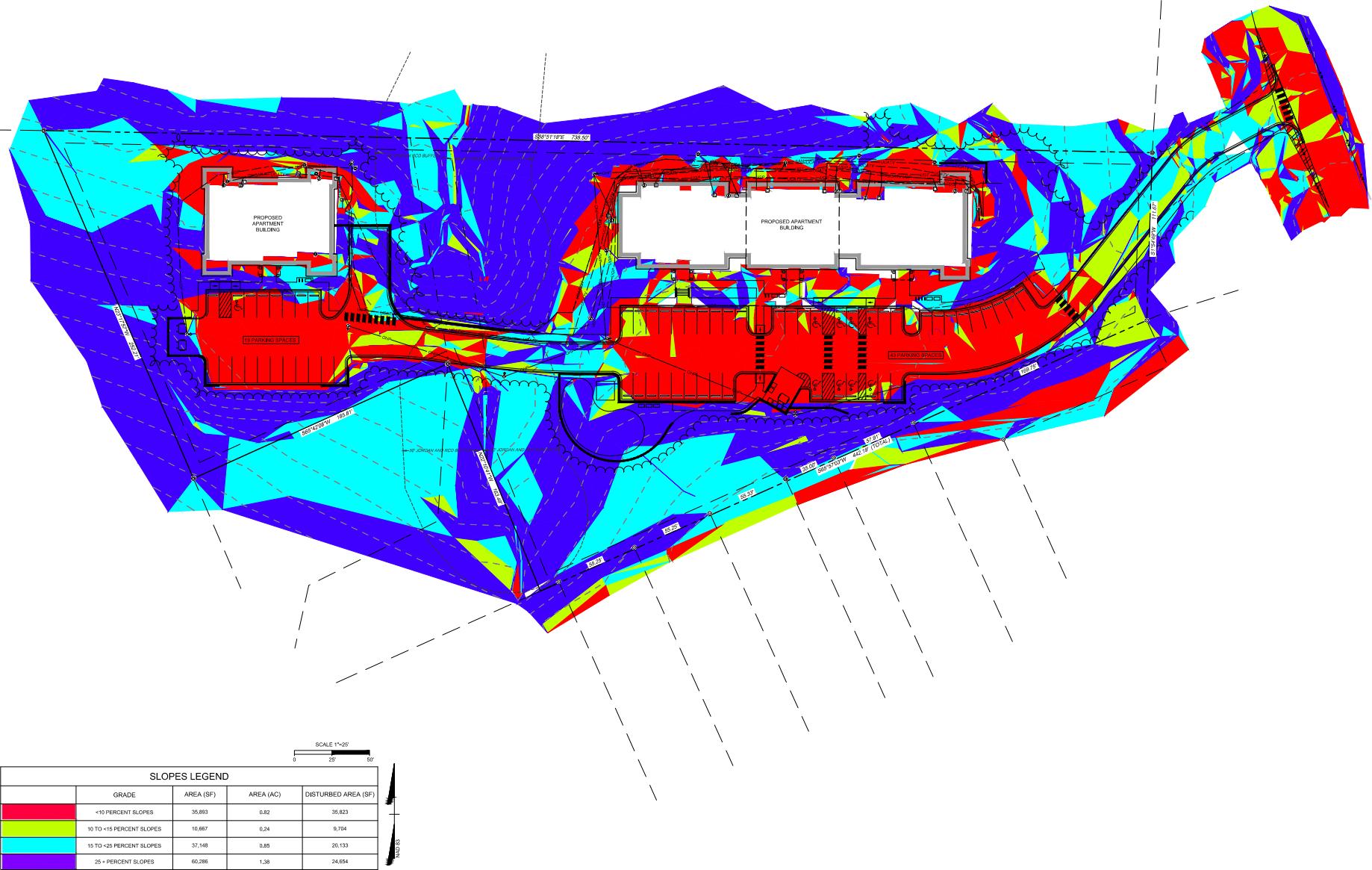


CONSTRUCTION

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TRINITY COURTS AFFORDABLE HOUSING

**TOWN OF CHAPEL HILL
751 TRINITY CT, CHAPEL HILL, NC 27516**



SLOPES LEGEND				
	GRADE	AREA (SF)	AREA (AC)	DISTURBED AREA (SF)
	<10 PERCENT SLOPES	35,893	0.82	35,893
	10 TO <15 PERCENT SLOPES	10,667	0.24	9,704
	15 TO <25 PERCENT SLOPES	37,148	0.85	20,153
	25 + PERCENT SLOPES	60,286	1.38	24,854

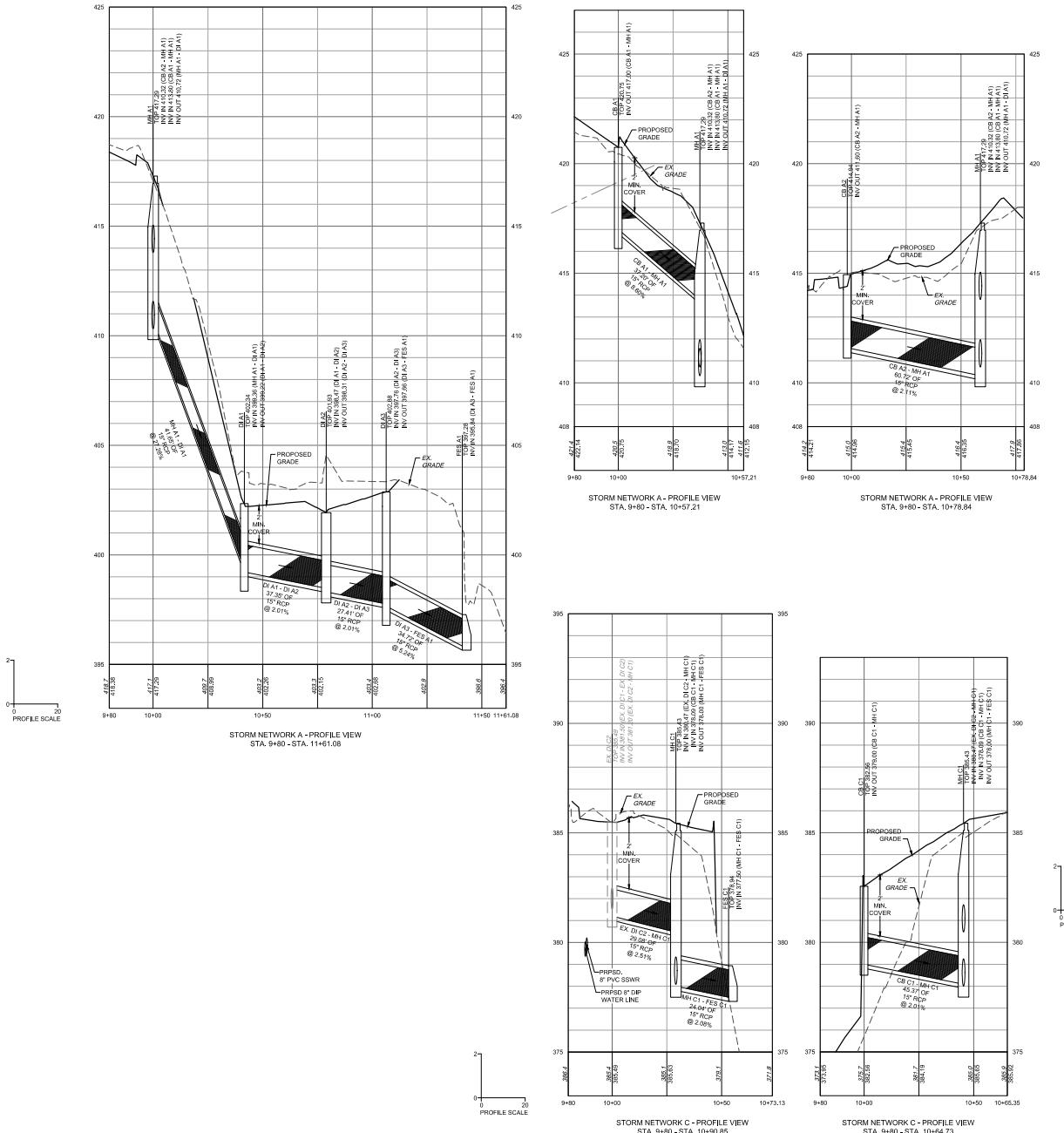
STEEP SLOPE PLAN

C4.1



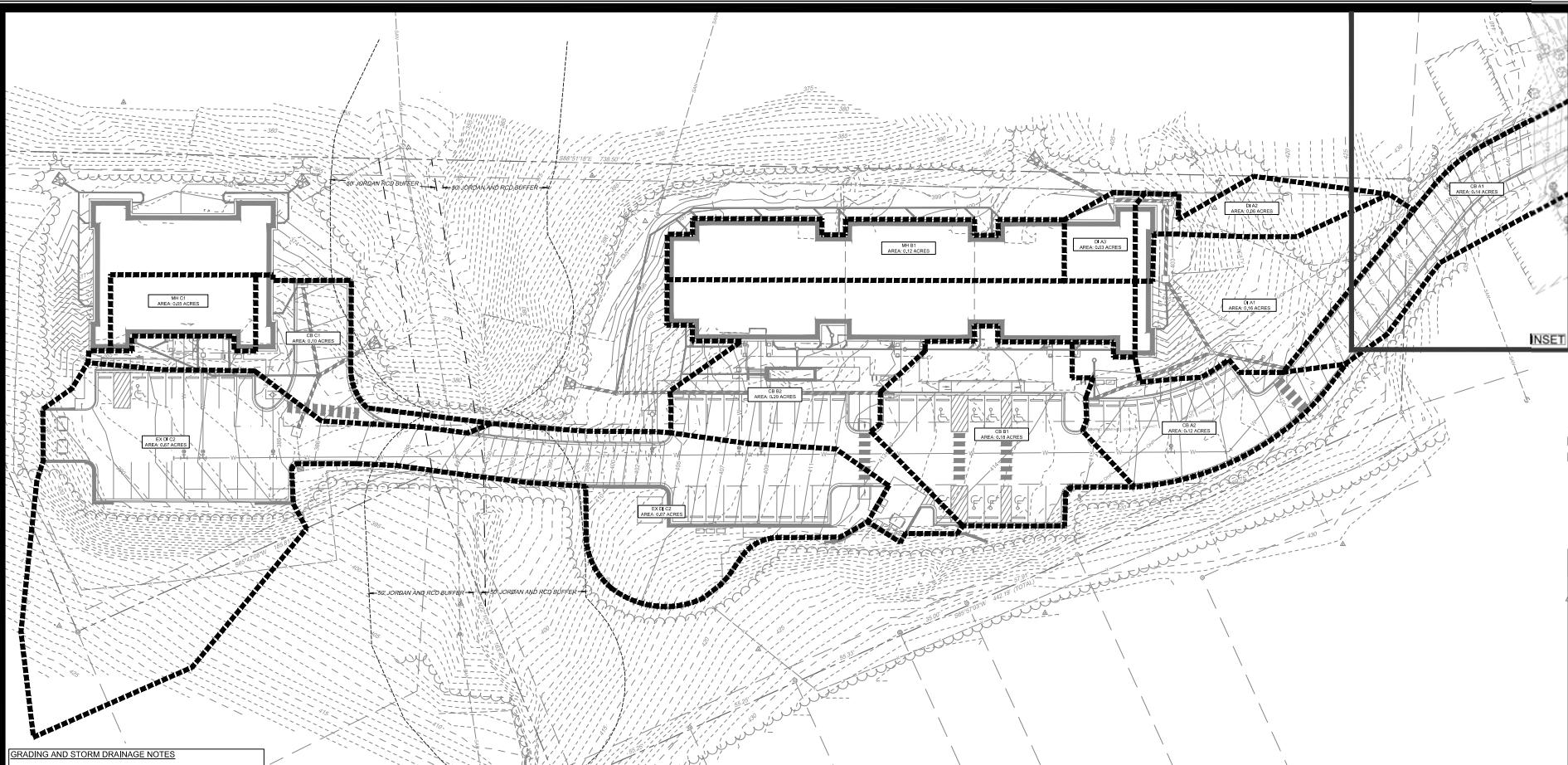
TRINITY COURTS AFFORDABLE HOUSING

TOWN OF CHAPEL HILL
751 TRINITY CT, CHAPEL HILL, NC 27516



PROJECT NO.	DATE
40833	08/14/2022
	REVISIONS
	DATE
	DESCRIPTION
40840-002	2ND EDITION

STORM PROFILES

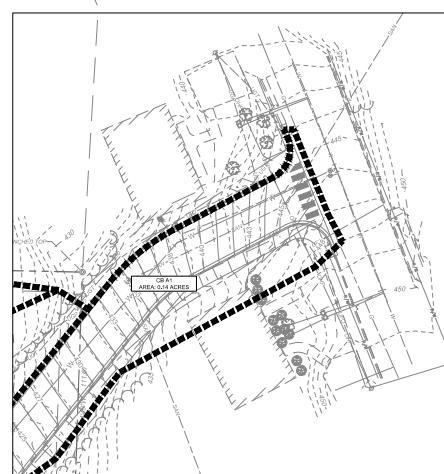


GRADING AND STORM DRAINAGE NOTES

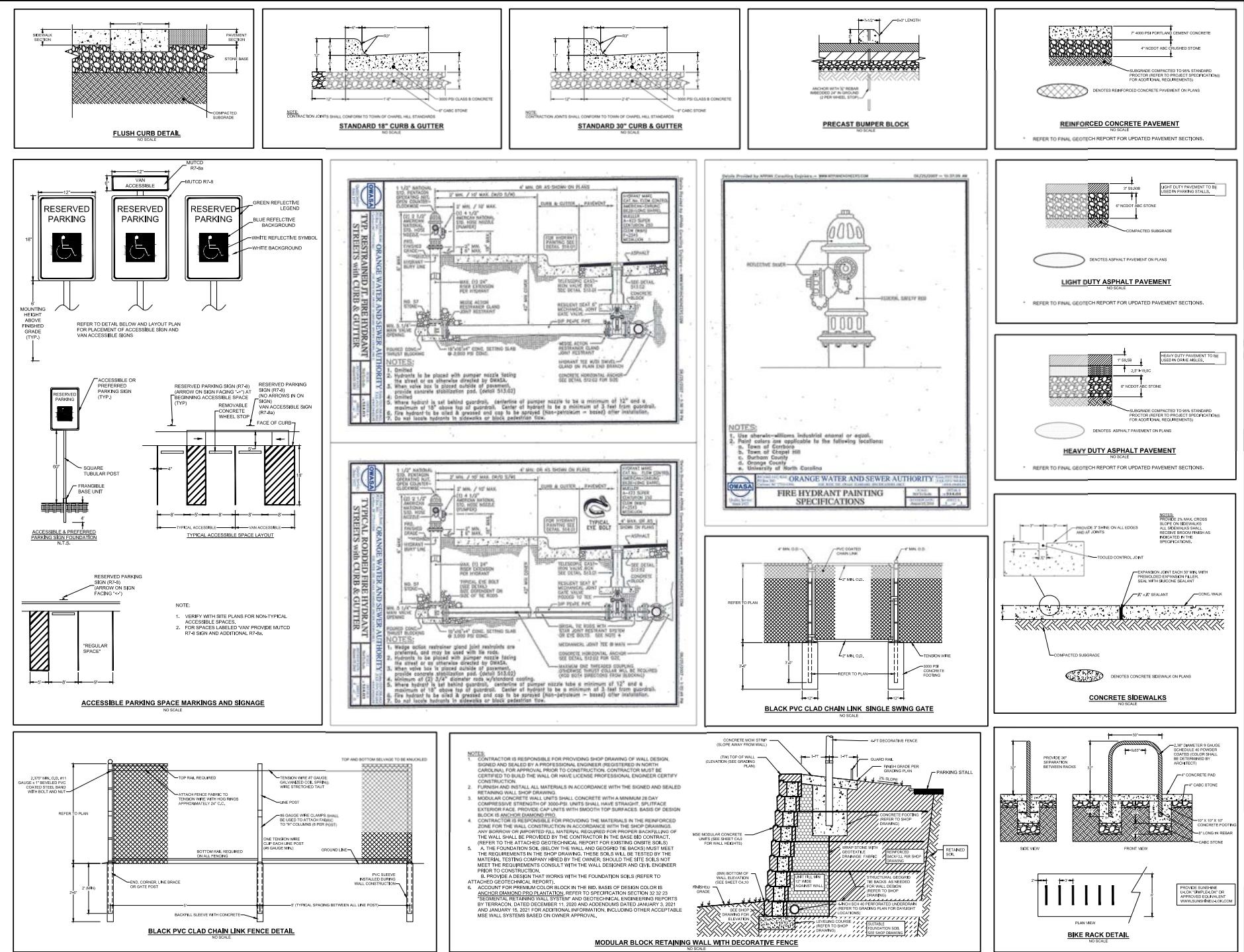
- CONTRACTOR SHALL CALL "NORTH CAROLINA ONE CALL" (911) AT LEAST 5-12 BUSINESS DAYS PRIOR TO DIGGING TO HAVE EXISTING UTILITIES LOCATED. REPORT ANY DISCREPANCIES TO THE ENGINEER.
- OWNER IS RESPONSIBLE FOR NOTIFYING ALL UTILITY COMPANIES INVOLVED IN ANY RELATED RELOCATION (I.E. POWER POLES, TELEPHONE PEDESTALS, WATER, SEWER, ETC.)
- EXISTING UTILITIES SHOWN ARE BASED ON FIELD SURVEYS AND THE BEST AVAILABLE RECORD DRAWINGS. THE CONTRACTOR SHALL VERIFY CONDITIONS PRIOR TO COMMENCING ANY WORK. ANY DISCREPANCIES BETWEEN THE ACTUAL FIELD CONDITIONS AND THE PLANS SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.
- THE CATCH BASINS AND YARD INLETS SHALL BE CONSTRUCTED IN THE LOCATIONS SHOWN UNLESS OTHERWISE DIRECTED BY THE ENGINEER. THE CONTRACTOR SHALL PROVIDE THE ENGINEER WITH A DRAFTER'S DRAWING OF THE CATCH BASIN ELEVATIONS OR THE PROPOSED PIPE SLOPES TO THE ENGINEER. THE CONTRACTOR SHALL NOT CONSTRUCT ANY CATCH BASIN OR YARD INLETS BETWEEN ANY UTILITY, STORM DRAIN LINE, WATER LINE, SEWER LINE OR ANY OTHER PROPOSED OR EXISTING STRUCTURE TO THE ENGINEER.
- ALL SIDEWALKS AND STREETS SHALL BE CONSTRUCTED PRIOR TO THE COMMENCEMENT OF ANY LAND-DISTURBING ACTIVITIES.
- ALL SIDEWALKS AND STREETS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE APPROPRIATE STANDARDS FOR SIDEWALKS, VALVE BOXES, CLEAVERS, ETC. SHALL BE ADJUSTED AS NEEDED TO MATCH FINISHED GRADE.
- ALL BACKFILL, COMPACTION, SOIL TESTING, ETC. SHALL BE PERFORMED BY THE CONTRACTOR IN ACCORDANCE WITH THE ENGINEER'S REQUIREMENTS.
- ALL SPOT ELEVATIONS INDICATED ARE AT TOP OF CURB UNLESS NOTED OTHERWISE. SPOT ELEVATIONS ARE IN FEET AND INCHES (F.F.).
- A PRE-CONSTRUCTION MEETING MUST BE SCHEDULED PRIOR TO ANY WORK, GRADING OR INSTALLATION OF EROSION CONTROL MEASURES.
- ALL SIDEWALKS AND STREETS SHALL BE CONSTRUCTED SO AS TO HAVE NO MORE THAN A 150 (2.0%) SLOPE IN ALL DIRECTIONS. ALL SIDEWALKS AND STREETS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE SIDEWALK AND NO MORE THAN A 150 (2.0%) SLOPE FOR THE WIDTH OF THE SIDEWALK.
- CONTRACTOR TO IDENTIFY ALL NECESSARY SPUR, CURB SECTION LOCATIONS AND INSTALL TO ENSURE POSITIVE DRAINAGE TO STORM STRUCTURES.
- IF THE CONTRACTOR IS UNABLE TO IDENTIFY AND MEET THE REQUIREMENTS, IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONTACT THE OWNER PRIOR TO POURING CONCRETE SO THAT A SOLUTION CAN BE FOUND.
- SPOT ELEVATIONS ARE GIVEN AT THE MAJORITY OF THE MAJOR BREAK POINTS BUILT INTO THE SIDEWALKS AND STREETS. SPOT ELEVATIONS ARE SHOWN, DUE TO SPACE LIMITATIONS, THERE MAY BE OTHER CRITICAL SPOTS NOT LABELED THAT SHOULD BE TAKEN INTO CONSIDERATION. THE CONTRACTOR SHALL STAKE ALL CRITICAL SPOTS AND THE OWNER SHALL ENSURE THAT ALL CRITICAL GRADE POINTS ARE STAKED AND FOLLOWED TO PROVIDE PROPER DRAINAGE.
- UNDISTURBED VEGETATION WITHIN TREE PROTECTIVE AREAS SHALL REMAIN UNDISTURBED UNLESS NOTED OTHERWISE, AND ALL LANDSCAPING AND DRAINAGE FEATURES SHALL BE CONSTRUCTED IN A MANNER THAT NO DEMOLITION OR CONSTRUCTION SHALL BE REQUIRED BY THE CONTRACTOR USING A LICENSED LANDSCAPE CONTRACTOR AT ADDITIONAL COST TO THE OWNER.
- THE GRADING CONTRACTOR SHALL COMPLY WITH ALL STATE CODES IN CONSTRUCTION AND MAINTAIN ALL EROSION CONTROL DEVICES AS DIRECTED BY THE ENGINEER OR AS DIRECTED BY THE EROSION CONTROL INSPECTOR OR THE ENGINEER.
- THE GRADING CONTRACTOR SHALL BE RESPONSIBLE FOR OFF-SITE DISPOSAL OF ALL EROSION CONTROL DEVICES AND EROSION CONTROL EQUIPMENT CONSTRUCTED AND FOR OBTAINING ALL APPLICABLE PERMITS FOR OFF-SITE STOCKPILING AND WASTE AREAS.
- ALL CATCH BASINS MUST BE PROVIDED "DUMP NO WASTE DRIPS TO STREAM" OR EQUIVALENT.
- ALL NEW SLOPES SHOULD HAVE A SLOPE GREATER THAN 3:1.

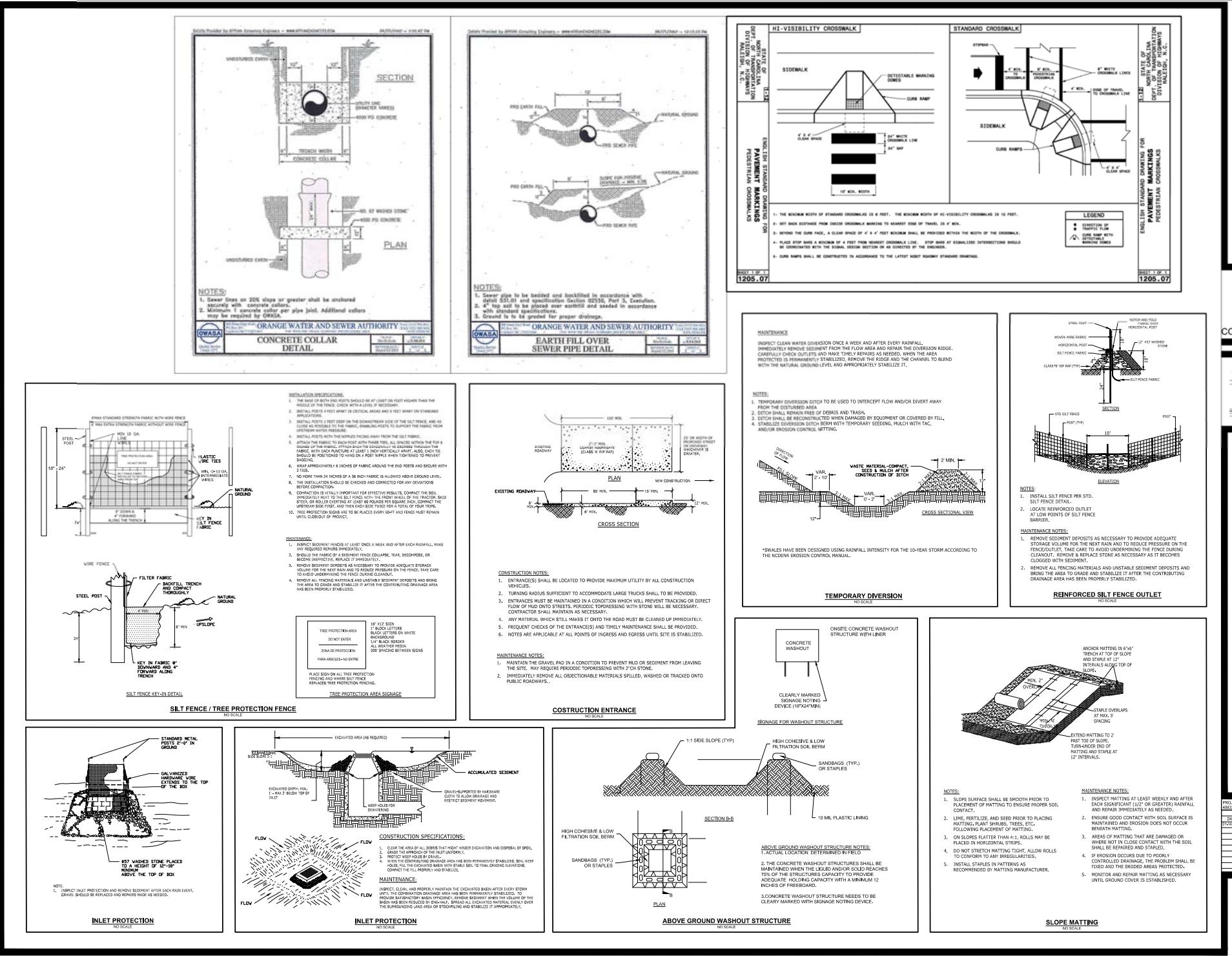
LANDUSE BREAKDOWN		
DESCRIPTION	PRE IMPERVIOUS AREA (SF/FT)	POST IMPERVIOUS AREA (SF/FT)
BLDGNS	16,544	19,159
ROADS	1,070	7,320
sidewalks	12,102	5,844
MISCELLANEOUS (CURBS, AMENITY AREA, OTHER)	5,625	7,220
TOTAL IMPERVIOUS	58,037	60,362

SCALE 1"=20'
0 20 40



TRINITY COURTS AFFORDABLE HOUSING





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FBI - BOSTON
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FILED
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SERIALIZED
FILED
FEB 1967
FBI - BOSTON

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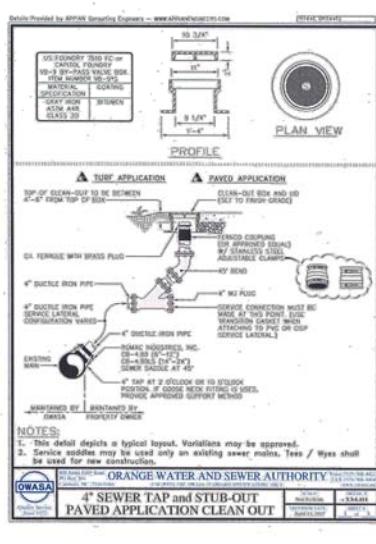
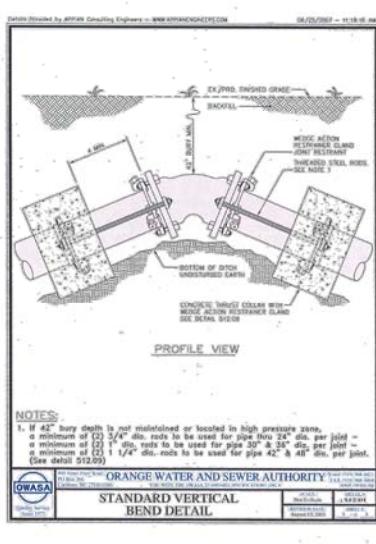
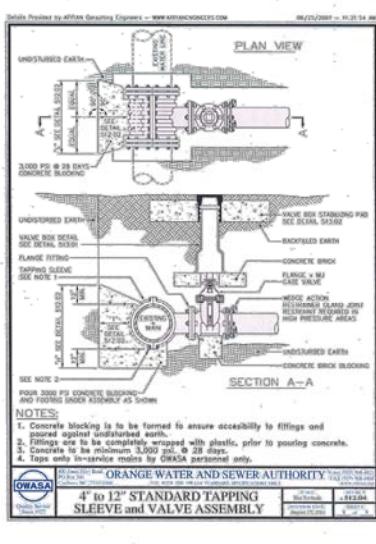
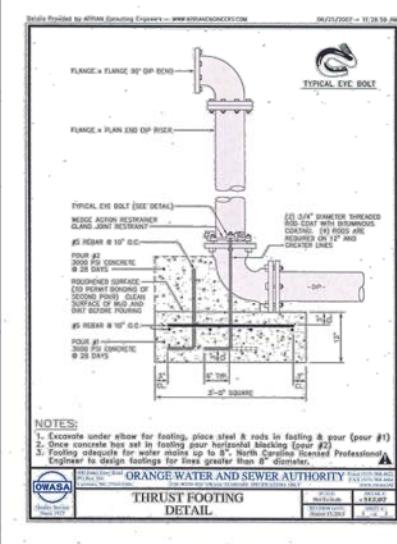
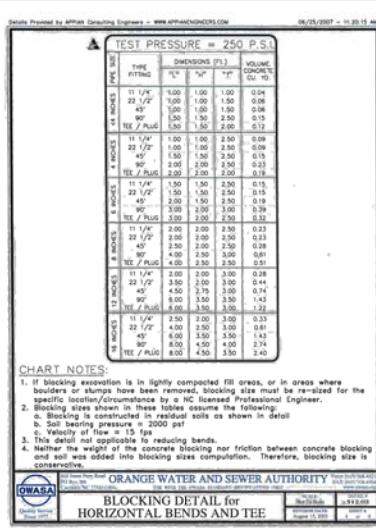
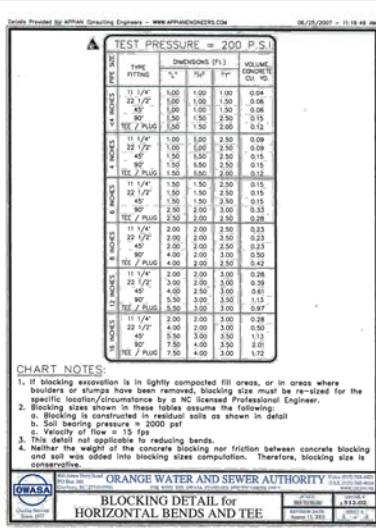
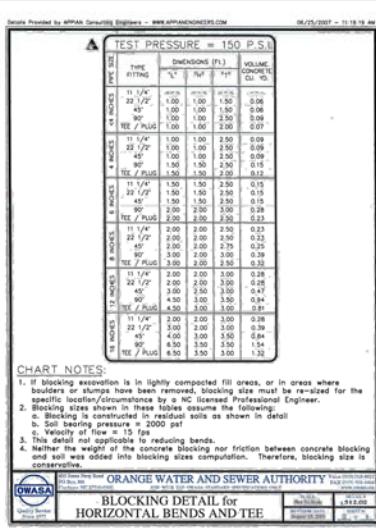
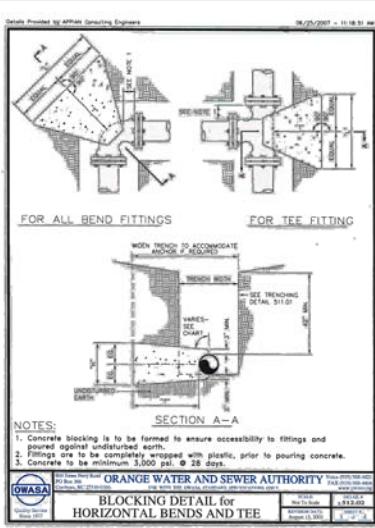
NOTES AND DETAILS

C5.7

PROJECT NO.	DATE
48833	DECEMBER 8, 2021

NOTES AND DETAILS

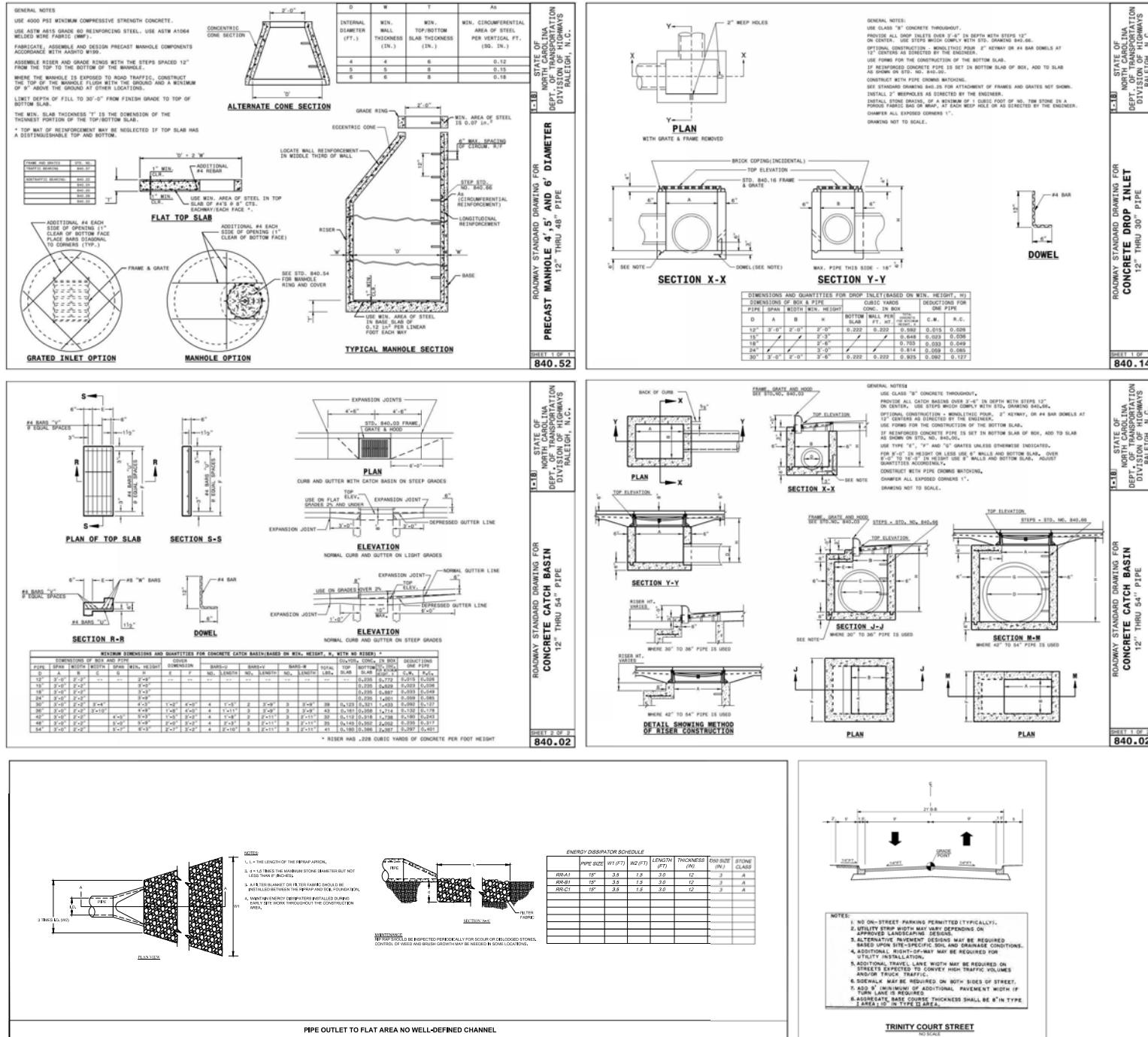
C5.2



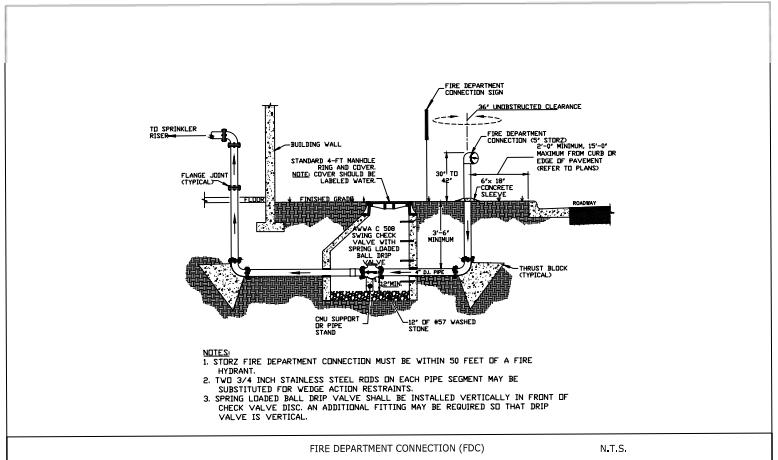
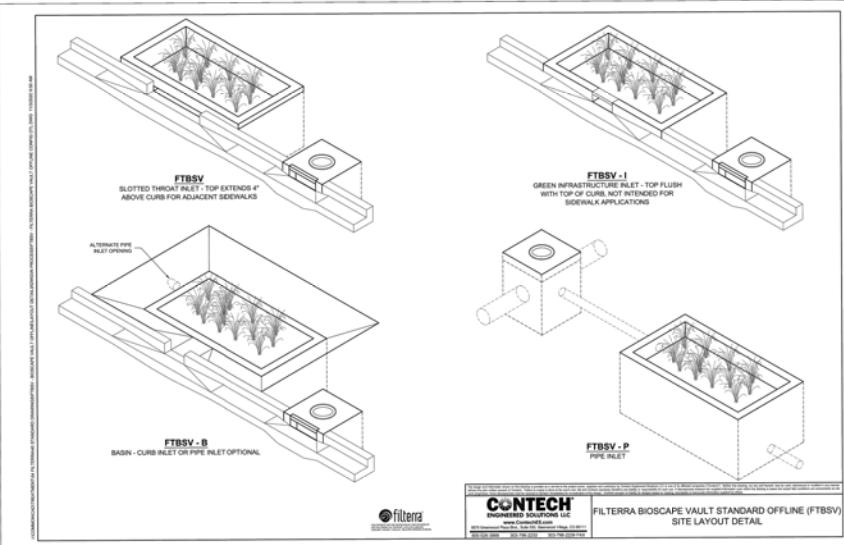
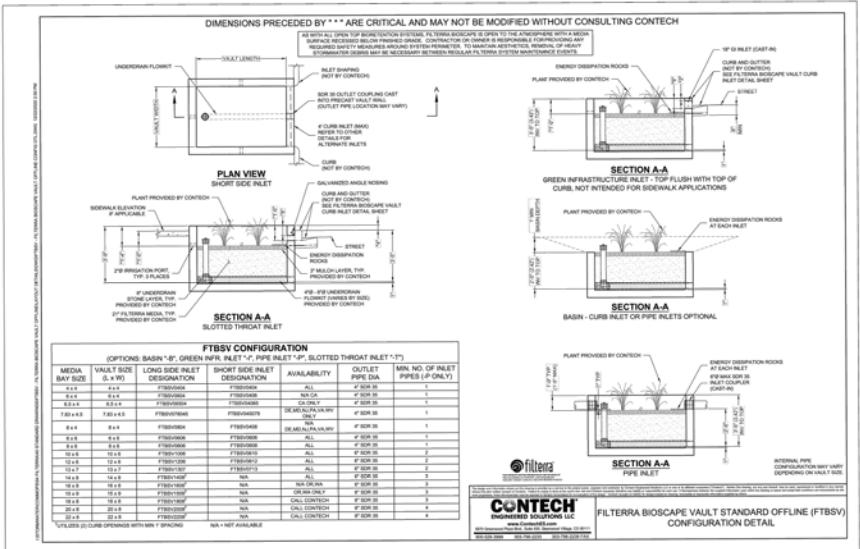
TRINITY COURTS AFFORDABLE HOUSING

OTES AND DETAILS

35.



114 KEY HIGHWAY, BALTIMORE, MD 21230
PHONE (410) 539-4300 FAX (410) 539-0660



NOTES AND DETAILS

C5.4

TREE CANOPY MEASUREMENT:

TOTAL LOT SIZE: 3.23 AC (49,782 SF)

REQUIRED CANOPY COVERAGE:

SF 38,259 = 76.25% SF

TOTAL REQUIRED TREE COVERAGE = 42,235 SF (0.97 AC)

EXISTING CANOPY TO BE PROTECTED:

AREA "A" = 0.277 AC (29,498 SF)

AREA "B" = 0.208 AC (21,136 SF)

AREA "C" = 0.059 AC (2,403 SF)

TOTAL EXISTING CANOPY = 0.545 AC (51,642 SF)

CANOPY COVERAGE:

CANOPY COVERAGE REQUIRED (30%) 42,235 SF

CANOPY COVERAGE PROVIDED (36.6%) 51,497 SF

* NO BUFFERS REQUIRED ON PROPERTIES ZONED R-SS-CZD

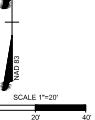
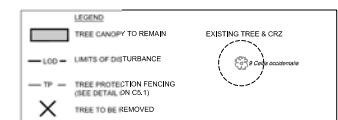
RARE TREES:

1. ANY HEALTHY LIVING PINE TREE THAT HAS A TRUNK DIAMETER OF THIRTY-SIX (36) INCHES OR MORE, OR ANY OTHER SPECIE THAT
2. HAS A TRUNK DIAMETER AT BREAST HEIGHT (DBH) OF TWENTY-FIVE (24) INCHES OR MORE, OR
3. HAS A DBH OF TWENTY-FIVE (25) INCHES OR MORE IN THE CASE OF THE NORTH CAROLINA NATIVE SPECIES FROM THE LISTED GENERA IN THIS SECTION; OR
4. IS IDENTIFIED AS A RARE TREE BY THE NORTH CAROLINA FOREST SERVICE, THE AMERICAN FORESTRY ASSOCIATION, OR
5. PROVIDES UNIQUE HABITAT FOR ANY ENDANGERED OR THREATENED WILDLIFE SPECIES

PROTECTED TREES:
1. ANY HEALTHY LIVING PINE TREE THAT HAS A TRUNK DIAMETER OF EIGHTEEN (18) INCHES OR MORE
2. TREES WITH A TRUNK DIAMETER AT BREAST HEIGHT (DBH) OF TWELVE (12) INCHES OR MORE
3. TRUNK DBH OF SIX (6) INCHES OR MORE IN THE CASE OF THE NORTH CAROLINA NATIVE SPECIES

TOWN STANDARD TREE PROTECTION NOTES:

1. A PRE-CONSTRUCTION CONFERENCE WILL BE HELD WITH THE TOWN'S URBAN FORESTER PRIOR TO BEGINNING SITE WORK.
2. ANY TREES EXPOSED BY CONSTRUCTION WILL BE SEVERED CLEANLY WITH AN APPROPRIATE
3. THE SOIL WITHIN THE CRITICAL ROOT ZONES OF EXISTING TREES WILL NOT BE DRIVEN ON OR OTHERWISE DISTURBED DURING THE INSTALLATION OF LANDSCAPING.
4. A LANDSCAPE PROTECTION SUPERVISOR WHO IS REGISTERED WITH THE TOWN OF CHAPEL HILL WILL BE PRESENT ON SITE AT ALL TIMES WHEN THE FOLLOWING ACTIVITIES ARE TAKEN PLACE: THE REMOVAL OF EXISTING TREES, THE REMOVAL OF EXISTING SOIL, THE INSTALLATION AND REMOVAL OF TREE PROTECTION FENCING, AND THE DELIVERY, TRANSPORTING AND PLACEMENT OF CONSTRUCTION MATERIALS AND EQUIPMENT.
5. TO PROPERLY PROTECT AND ENSURE THE HEALTH OF EXISTING TREES TO REMAIN, THE TOWN OF CHAPEL HILL REQUIRES THAT THE EXISTING TREES BE PROTECTED IN THE TREE'S CRITICAL ROOT ZONE, WHEN ERECTING FENCING NEAR TREES THAT ARE NOT INDIVIDUALLY IDENTIFIED ON THE LANDSCAPE PROTECTION PLAN. THE FENCING LOCATION SHOULD BE SHIPPED AND PLACED ON THE GROUND IN A POSITION THAT IS AS FAR AWAY FROM THE TREE AS IS ADEQUATELY PROTECTED. ALL LAND DISTURBING ACTIVITY, STORAGE OF EQUIPMENT, DELIVERY, TRANSPORTING AND PLACEMENT OF CONSTRUCTION MATERIALS AND EQUIPMENT, DEVELOPMENT ACTIVITY AND OUTSIDE OF THE PROTECTIVE FENCING, THE TOWN'S STANDARD FOR TREE PROTECTION FENCING IS ORANGE WOVEN PLASTIC OR FABRIC WITH A HEIGHT OF FOUR (4) FEET MADE OF METAL POSTS SET A MAXIMUM OF TEN (10) FEET APART AS SHOWN IN THE FOLLOWING TYPICAL DETAIL.
6. TO PROTECT AND ENSURE THE HEALTH OF EXISTING TREES TO REMAIN, THE TOWN OF CHAPEL HILL REQUIRES THAT THE EXISTING TREES BE PROTECTED IN THE TREE'S CRITICAL ROOT ZONE, WHEN ERECTING FENCING NEAR TREES THAT ARE NOT INDIVIDUALLY IDENTIFIED ON THE LANDSCAPE PROTECTION PLAN. THE FENCING LOCATION SHOULD BE SHIPPED AND PLACED ON THE GROUND IN A POSITION THAT IS AS FAR AWAY FROM THE TREE AS IS ADEQUATELY PROTECTED. ALL LAND DISTURBING ACTIVITY, STORAGE OF EQUIPMENT, DELIVERY, TRANSPORTING AND PLACEMENT OF CONSTRUCTION MATERIALS AND EQUIPMENT, DEVELOPMENT ACTIVITY AND OUTSIDE OF THE PROTECTIVE FENCING, THE TOWN'S STANDARD FOR TREE PROTECTION FENCING IS ORANGE WOVEN PLASTIC OR FABRIC WITH A HEIGHT OF FOUR (4) FEET MADE OF METAL POSTS SET A MAXIMUM OF TEN (10) FEET APART AS SHOWN IN THE FOLLOWING TYPICAL DETAIL.

N.F.
THE TOWN OF CHAPEL HILL
PIN: 978895881
DB 172 PG 191

2,682 SF

AREA "A"
29,498 SFPROPOSED APARTMENT
BUILDING

383.12

AREA "B"
19,136 SFPROPOSED APARTMENT
BUILDING

412.71

AREA "C"
2,403 SF

SEE INSET

MARK R. PATRONE
PIN: 978819407
DB 172 PG 191LILYPADS LLC,
PIN: 978819408
DB 102 PG 189LE 199402, LLC
PIN: 978819409
DB 853 PG 511
BM 102 PG 173N.F.
HONG YOUNG KIM
PIN: 978819325
DB 854 PG 479N.F.
BALAZAR BETANCOURT
& ALEX BETANCOURT
PIN: 978819320
DB 855 PG 488N.F.
YOUNG KYUNG KIM
PIN: 9788193265
DB 450 PG 470N.F.
COMMUNITY ALTERNATIVES FOR SUPPORTIVE ABOADES
PIN: 9788193533
DB 450 PG 470

SEE INSET

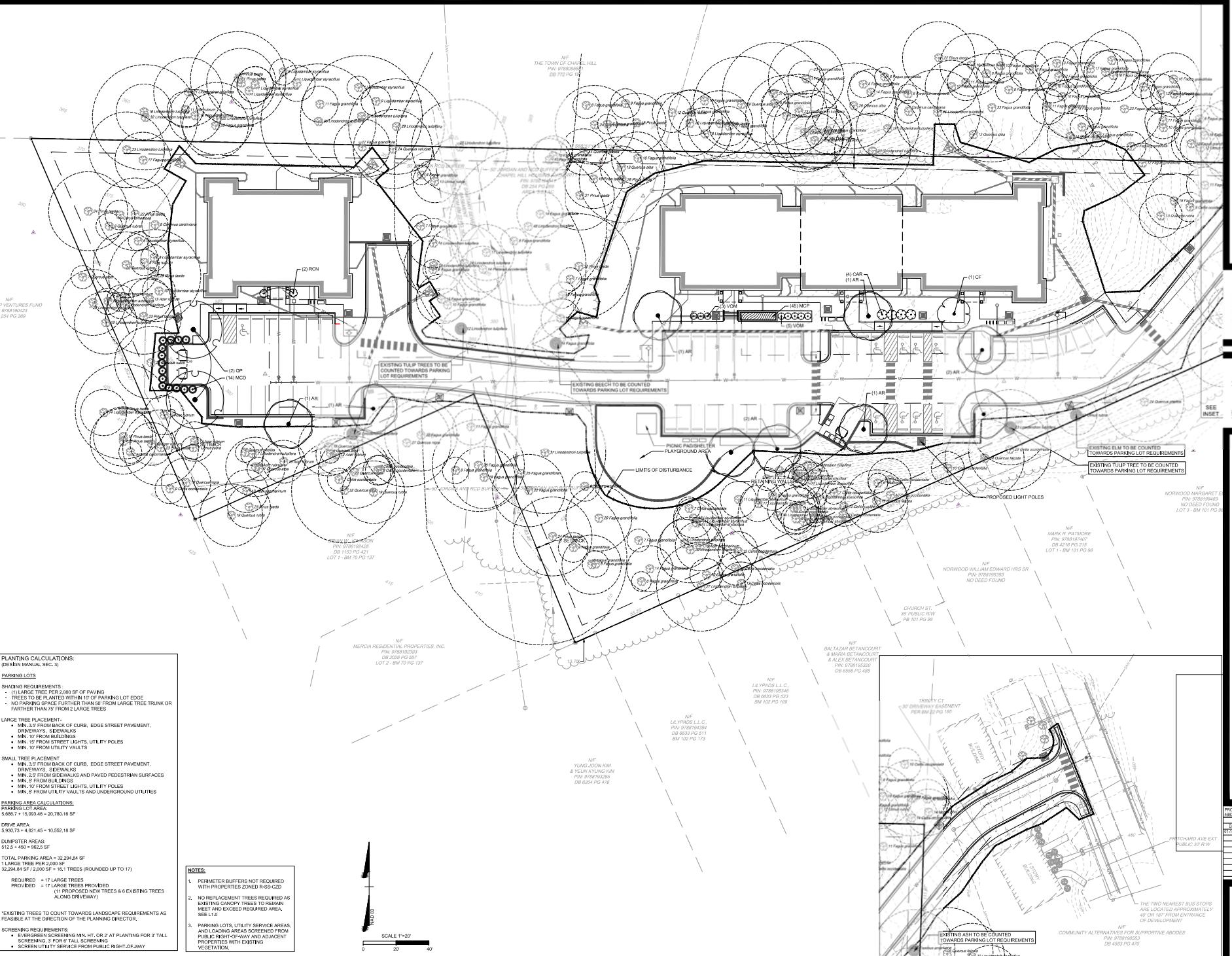
NOTE:
EXISTING TREES LOCATED USING GPS.
LOCATION OF TREES MAY VARY BY ± 1mSCALE 1"=20'

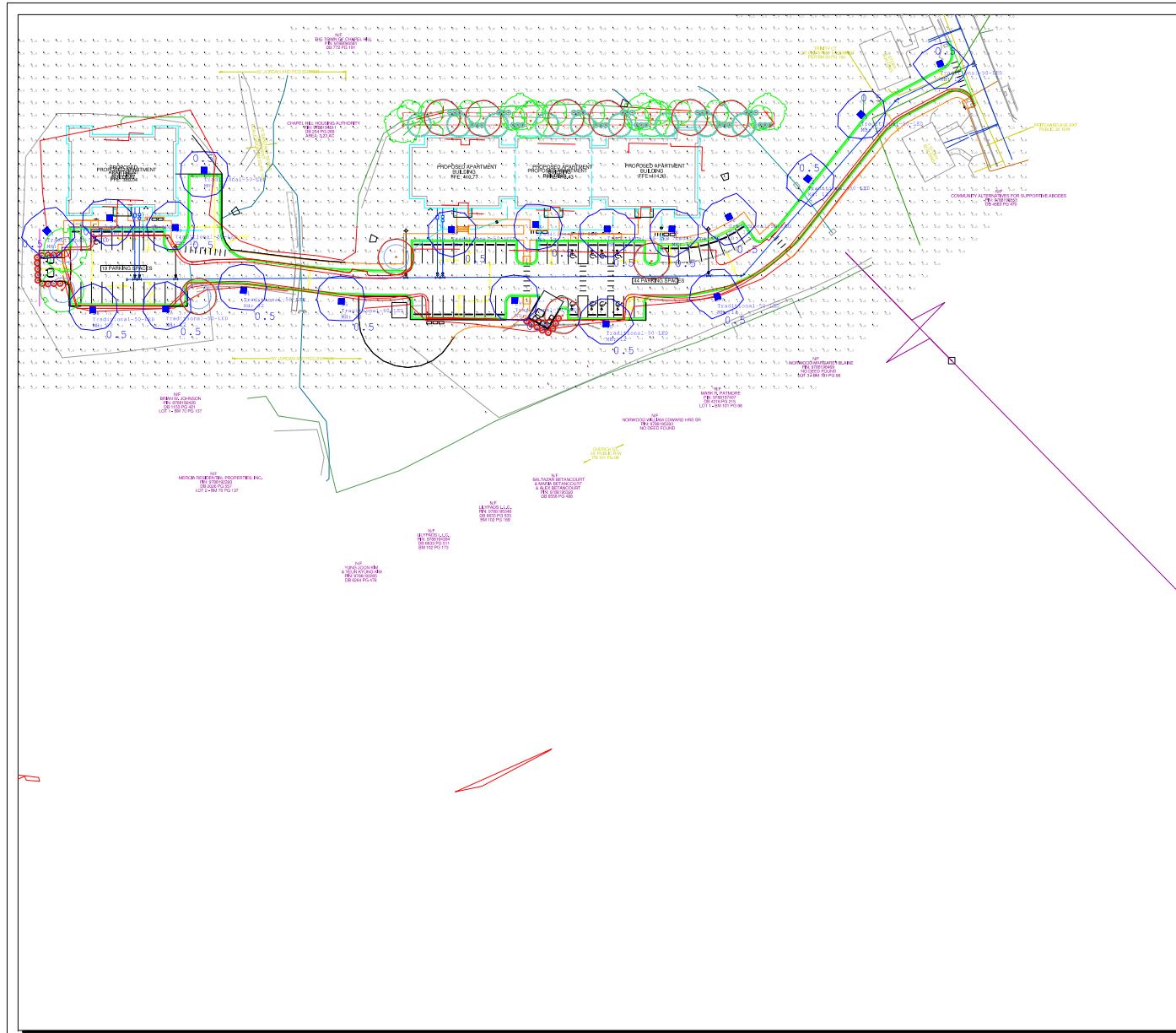
0 20 40'

L1.0

PROJECT NO.	DATE	REVISIONS
40833	05/05/21	
	DATE	DESCRIPTION
05/05/21	-	2ND EDITION
	-	INITIAL
	-	-
	-	-
	-	-
	-	-
	-	-
	-	-

PLANTING PLAN





Luminaire Schedule					
Symbol	Qty	Label	Arrangement	Total Lamp Lumens	LLF
	19	Traditional-50-LED	SINGLE	N.A.	0.85

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/M
site	Illuminance	Fc	0.18	4.1	0.0	N.A.	N.A.

Luminaire Location Summary			
Luminaire	Label	Mounting Height	Orientation
19	Traditional-50-LED	12	288.6
20	Traditional-50-LED	12	311.1
21	Traditional-50-LED	12	83.99
22	Traditional-50-LED	12	319.5
23	Traditional-50-LED	12	143.4
24	Traditional-50-LED	12	290.8
25	Traditional-50-LED	12	88.49
26	Traditional-50-LED	12	90.82
27	Traditional-50-LED	12	99.4
28	Traditional-50-LED	12	269.2
29	Traditional-50-LED	12	400.7
30	Traditional-50-LED	12	98.1
31	Traditional-50-LED	12	270
32	Traditional-50-LED	12	296.7
33	Traditional-50-LED	12	180
34	Traditional-50-LED	12	289.7
35	Traditional-50-LED	12	210.1
36	Traditional-50-LED	12	268.3
37	Traditional-50-LED	12	107.7



TRADITIONAL LE

POLE STY...

Descriptions
Post Style A is a round, smooth tapered shaft available in varying lengths, anchor based or direct buried.
Colors: Beige, Black, Gray, Green (not available in all mounting heights)
Material: Fiberglass
Mounting heights:
Anchor Based Flank Mount: 128
Anchor Based Crossbar: 258, 308, 338
Direct Buried: 128, 158, 208, 258, 308, 338

#	Revisions		

Drawn By:	Tom Grantham, L.
Checked By:	
Date:	1/16/2022
Scale:	1" = 10'

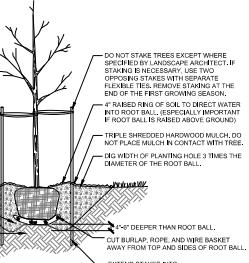
Trinity Court	Chapel Hill
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PROJECT NO.	DATE	MEETINGS
46833		
		REVISIONS
		DATE
		DESCRIPTION
		OWNER/CONTRACTOR AND STAFF
		OWNER
		CONTRACTOR
		STAFF
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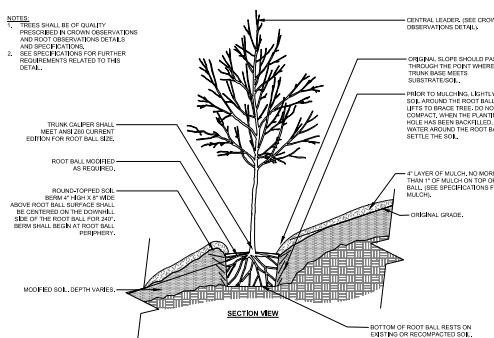
NOTES:

1. WHERE SEVERAL TREES WILL BE PLANTED CLOSE TOGETHER SUCH THAT THEY WILL LEAVE SHALLOW ROOT SPACES, TILL SOIL TO A DEPTH OF 4'-6" DEEP OVER THE ENTIRE AREA.
2. FOR CONTAINER-GROWN TREES, USE TONGS OR SMALL HATCHET TO CAREFULLY REMOVE THE EXPOSED OUTER LAYER OF POTTING SOIL, THEN CUT OR PULL AWAY THE EXPOSED ROOTS AND REBURY THE CONTAINER.
3. DURING THE PLANTING PHASE, CONFIRM THAT WATER DRAINS OUT OF THE SOIL USE COVERED PLANTER HOLE OR PLANTER HOLE PLUGS TO AVOID SOIL LOSS FROM THE SYSTEM AS REQUIRED.
4. TRIM EXPOSED ROOT BALL AND ADJACENT PREPARED SOIL SEVERAL TIMES DURING FIRST MONTH (LAST 30 DAYS) OF PLANTING. DO NOT OVER TRIM. ALLOW 12"-18" OF EXPOSED ROOT BALL AT THE END OF THE FIRST GROWING SEASON.
5. PLANT TREES IN THE DIRECTION OF THE WIND AND EVERGREEN TREES.
6. DO NOT PLANT TREES ON THE NORTH SIDE OF THE TREE IN THE KASPERY AND LOCATE TO THE NORTH IN THE PLANTING AREA.
7. AVOID PURCHASING TREES WITH TWO LEADERS OR BRANCHES. PLANT TREES WITH ONE LEADER OR ONE BRANCH AT PLANTING EXCEPT FOR SPECIFIC STRUCTURAL CORRIDORS.
8. BEFORE PLANTING, ADD 1/4" OF HOLLOWCOMPOST TO THE PLANTING HOLE. ADD 1/2" OF HOLLOWCOMPOST AND 1/2" INTO TOP OF PREPARED SOIL. ADD COMPOST AT 1/2-1/3 VOLUME TO DRAKE SOIL.

1 TREE PLANTING
NTS

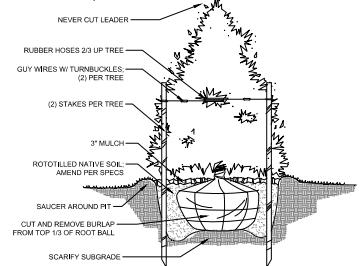


2 TREE PLANTING ON SLOPE
1/2" = 1'-0"

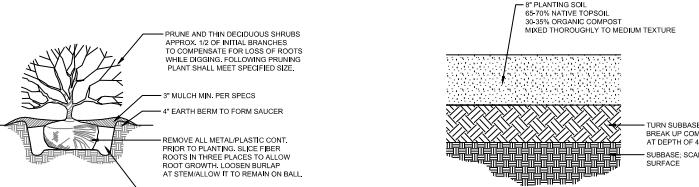


NOTES:

1. TREES SHALL HAVE SAME RELATION TO GRADE AS IT HAD IN NURSERY.



3 EVERGREEN PLANTING
NTS



4 SHRUB PLANTING
NTS

5 PLANTING SOIL PROFILE
NTS

GENERAL PLANTING NOTES

1. ALL PLANT MATERIALS TO COMPLY WITH AMERICAN STANDARD FOR NURSERY STOCK ANSI Z60. ALL TREES MUST BE INSPECTED BY URBAN FORESTRY STAFF PRIOR TO INSTALLATION.
2. PLANT LOCATIONS TO BE APPROVED IN FIELD PRIOR TO INSTALLATION. NO TREES MAY BE PLANTED IN DRIVEWAYS.
3. SUBSTITUTIONS OF PLANT MATERIALS SPECIFIED CAN ONLY OCCUR WITH PRIOR APPROVAL BY LANDSCAPE ARCHITECT.
4. USE HOLLOWCOMPOST AS SPECIFIED BY LANDSCAPE ARCHITECT TO APPROVE BED LAYOUT IN FIELD.
5. REMOVE ALL ROCKS AND STONES.
6. INSTALL PLANTS AND MULCH BEDS WITH 4" OF SHREDDED HARDWOOD MULCH.
7. ESTABLISH MULCH BEDS AROUND EXISTING PLANTS TO REMAIN.
8. DRAINAGE DRAKE SOILS ARE PLANTED IN PLANT MATERIALS TO BE SEEDED AND STRAWED WITH A TALL FESCUE SEED.
9. UGLY PLANTS ARE TO BE REMOVED AND PLANT MATERIALS FOR THE PERIOD FOLLOWING SUBSTANTIAL COMPLETION AS NOTED IN THE SPECIFICATIONS.
10. AREA DAMAGED ACTIVITIES OF LANDSCAPE CONTRACTOR TO BE RESEDED AND PLANTED AS NOTED IN THE SPECIFICATIONS.
11. USE HERBICIDES, PESTICIDES, AND FERTILIZERS IN A MANNER CONSISTENT WITH THE TOWN OF CHAPEL HILL'S INSECTICIDE AND RODENTICIDE ACT AND IN ACCORDANCE WITH LABEL RESTRICTIONS.
12. CONTRACTOR IS RESPONSIBLE FOR IMPORTING, TESTING, AND PREPARING THE SOIL OR SUBGRADE AS NOTED IN THE SPECIFICATIONS.
13. PLANTS SHALL BE WATERED AT LEAST 2 TIMES PER WEEK UNLESS SOIL IS MOST LIKELY TO DRAKE. WATERING SHOULD BE LIMITED TO 10 MINUTES FREQUENTLY DURING ESTABLISHMENT. ONCE PLANTS GO DORMANT, REDUCE WATERING AMOUNTS UNTIL THE ACTIVE GROWING SEASON RECOMMENDED AT THE BEGINNING OF THE PLANTING SEASON. WATERING SHOULD BE LIMITED TO 10 MINUTES FIRST. WHEN WATERING PLANTS, WATER AT THE BASE OF THE PLANT WITH LOW FLOW HOSE END OR SPRINKLER. WATER FOR A MAXIMUM OF 5-10 MINUTES PER PLANT FOR DEEP ROOT SOAKING. DO NOT WATER IN THE ZONE OF DRAKE SOIL DURING DROUGHT PERIODS. ALL WATER RESTRICTIONS APPLY. IT MAY BE NECESSARY TO TRUCK IN WATER TO THE PLANTING AREA. WATERING IS THE RESPONSIBILITY OF THE CONTRACTOR.
14. REMOVING LEAVES MANUALLY OR WITH PESTICIDE TREATMENT. ALL LEAVES IN MULCH ARE TO BE REMOVED. DO NOT LEAVE LEAVES IN PLANT BEDS INCLUDING BUT NOT LIMITED TO NATIVE GRASSES, INVASIVE PLANTS, AND ANY NON-DESIRABLE PLANT MATERIALS. LEAVES ARE TO BE REMOVED AND DISPOSED OF OUTSIDE THE WARRANTY / MAINTENANCE PERIOD.
15. MULCH SHALL BE REPLANTED AS NEEDED, ESPECIALLY AFTER HEAVY RAIN EVENTS.
16. SOIL AMENDMENTS AND MULCH SHOULD BE USED FOR BACKFILLING IN ORDER TO AVOID CREATING SOIL INTERFACES AT THE EDGE OF THE PLANTING PIT. THE BACKFILL SHOULD BE AMENDED TO CONTAIN A MAXIMUM OF 1/3 ADDED ORGANIC MATTER. THE BACKFILL SHOULD BE LOOSE AND TILABLE AT THE TIME OF PLANTING.

PLANT SCHEDULE	COMMON NAME	MIN. INSTALLED SIZE	ROOT	REMARKS
TREES	QTY BOTANICAL NAME	COMMON NAME	MIN. INSTALLED SIZE	ROOT
AR	9 ACER RUBRUM	RED MAPLE	2" CAL. 6 HT. MIN.	B&B OR CONTAINER
CF	2 CORDIA FLORIDA	FLOWERING DOGWOOD	12" CAL. 6 HT. MIN.	B&B OR CONTAINER
QP	2 QUERCUS FAGODA	CHERRYBARK OAK	2" CAL. 9 HT. MIN.	B&B OR CONTAINER
SHRUBS	QTY BOTANICAL NAME	COMMON NAME	MIN. INSTALLED SIZE	ROOT
CAR	4 CLETHRA ALNIFOLIA RUBY SPICE	RUBY SPICE SUMMERSWEET	18" HT./SPRD.	CONTAINER
MCD	14 MYRTICIA CERIFERA 'DON'S DWARF'	DON'S DWARF WAX MYRTLE	18" HT./SPRD.	CONTAINER
RDN	2 RHODODENDRON CATATWAE NOVA ZEMBIA	CATATWAE RHODODENDRON	18" HT./SPRD.	CONTAINER
VOM	8 VIBURNUM OBOVATUM MRS. SCHILLER'S DELIGHT	MRS. SCHILLER'S DELIGHT WALTER'S VIBURNUM	18" HT./SPRD.	CONTAINER
GRASSES	QTY BOTANICAL NAME	COMMON NAME	MIN. INSTALLED SIZE	ROOT
MCP	45 MUHLENBERGIA CAPILLANS	PINK MUHLY GRASS	1 QT.	CONTAINER
				SPACING
				18" o.c.

MANAGEMENT PLANS
THE OWNERS OF THE PROPERTY AND THEIR AGENTS, HEREINAFTER REFERRED TO AS "THE OWNER", WILL BE RESPONSIBLE FOR THE PLANTING, MAINTENANCE AND MAINTENANCE OF ALL PLANTINGS AND PHYSICAL FEATURES SHOWN ON THIS PLAN. THE OWNER SHALL BE RESPONSIBLE FOR ANNUAL MAINTENANCE OF THE VEGETATION TO INCLUDE, BUT NOT LIMITED TO:

A. FERTILIZATION: FERTILIZING PLANTING AREAS TWICE PER YEAR (ONCE IN EARLY MARCH AND ONCE IN LATE NOVEMBER) AS NOTED IN THE SPECIFICATIONS.

B. PRUNING: PRUNING OF TREES SHALL BE LIMITED TO REMOVAL OF DEAD BRANCHES OR THE REMOVAL OF BRANCHES FOR THE FIRST 12'-0" FOOT VERTICAL CLEARANCE DISTANCE ABOVE THE ENTRANCE DRIVEWAYS TO ALLOW FOR EMERGENCY ACCESS. THE PRUNING OF SHRUBS SHALL BE LIMITED TO MAINTAINING THE NATURAL SHAPES OF THE PLANTS AS NOTED IN THE SPECIFICATIONS.

C. MULCHING: MULCHING SHALL BE MAINTAINED AT 2"-4" DEPTH IN PLANT BEDS AND REAPPLIED EVERY 2 YEARS OR AS NEEDED. MULCH SHOULD BE TRIPLE SHREDDED, NON-DAIRY, HARDWOOD MULCH IN ALL AREAS ADJACENT TO THE BUILDINGS. THE MULCH IN NATURAL AREAS MAY BE FINESTRAW OR FINEDBARK MULCH AS CHOSEN BY THE OWNER.

D. PROTECTION OF THE ROOT ZONES FROM EQUIPMENT, CONSTRUCTION AND RELATED MATERIALS, HEAVY EQUIPMENT AND VEHICLES SHALL BE KEPT OUT OF ESTABLISHED PLANT BEDS.

E. WATERING: PLANTS ARE TO BE REGULARLY WATERED FOR THE FIRST 6 MONTHS, ONCE ESTABLISHED MANUALLY. WATERING IS TO OCCUR UNLESS THE HEALTH OF THE PLANT IS THREATENED BY LACK OF RAINFALL.

F. CINNAMON: BRASSIES ARE TO BE CUT BACK TO 4"-6" HIGH ONCE A YEAR IN THE MONTH OF FEBRUARY PRIOR TO NEW SPROUT GROWTH.

FAILURE TO MAINTAIN ALL PLANTINGS IN ACCORDANCE WITH THIS PLAN MAY CONSTITUTE A VIOLATION OF THE TOWN OF CHAPEL HILL ORDINANCE AND MAY RESULT IN FINES.