

SU-8-106-M909-M1014

OVERFLOW PARKING PROJECT

for

PORT CITY COMMUNITY CHURCH

250 VISION DRIVE

Wilmington, North Carolina

General Notes:

1. Prior to any clearing, grading, or construction activity, tree protection fencing will be installed around protected trees or groves of trees and no construction workers, materials, or vehicles are permitted within the tree protection fencing.
2. All pavement markings in public rights-of-way and for driveways are to be thermoplastic and meet City and/or NCDOT standards.
3. Once streets are open to traffic, contact Traffic Engineering to request installation of traffic and street name signs. Proposed street names must be approved prior to installation of street name signs.
4. Traffic control devices (including signs and pavement markings) in areas open to public traffic are to meet MUTCD (Manual on Uniform Traffic Control Devices) standards.
5. Contact Traffic Engineering at 341-7888 to ensure that all traffic signals facilities and equipment are shown on the plan. Add a note to call Traffic Engineering at 341-7888 forty-eight hours prior to any excavation in the right-of-way.
6. Any broken or missing sidewalk panels, driveway panels and curbing will be replaced.
7. Contact TRAFFIC ENGINEERING at 341-7888 to discuss street lighting options.
8. Project shall comply with the CFPWA Cross Connection Control requirements. Water meter(s) cannot be released until all requirements are met and the State has given their Final Approval. Call 332-6419 for information.
9. If the contractor desires CFPWA water for construction he shall apply in advance for this service and must provide a reduced pressure zone (RPZ) backflow prevention device on the developer's side of the water meter box.
10. Any irrigation system supplied by CFPWA water shall comply with the CFPWA's Connection Control regulations. Call 332-6419 for information.
11. Any backflow prevention devices required by the CFPWA will need to be on the list of approved devices for USCFCCHR or ASSE.
12. A Landscaping Plan indicating the location of required street trees shall be submitted to the City of Wilmington Traffic Engineering Division and the Parks and Recreation Department for review and approval prior to the recording of the final plat.
13. Permitting of business identification signage is a separate process. NCDOT/City of Wilmington will not allow obstructions within the right of way.
14. Prior to any clearing, grading or construction activity, tree protection fencing will be installed around protected trees or groves of trees and no construction workers, tools, materials or vehicles are permitted within the tree protection fencing.
15. All traffic control signs and markings off the right-of-way are to be maintained by the property owner in accordance with MUTCD standards.
16. Install reflectors per City and NCDOT standards. Traffic Engineering must approve of pavement marking layout prior to actual striping.
17. All parking stall markings and lane arrows within parking areas shall be white.

DEVELOPER:
 PORT CITY COMMUNITY CHURCH
 250 VISION DRIVE
 WILMINGTON, NC 28403
 PHONE: 910-202-8800

OWNER:
 PORT CITY COMMUNITY CHURCH
 250 VISION DRIVE
 WILMINGTON, NC 28403
 PHONE: 910-202-8800
 nchie.marshall@portcitychurch.org

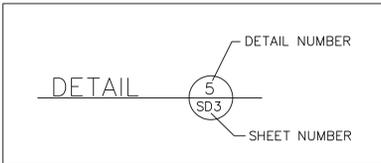
DESIGNER:



Coastal Land Design, PLLC

Civil Engineering / Landscape Architecture
 Land Planning / Construction Management
 NCBELS Firm License No: P-0369
 P.O. Box 1172 Phone: 910-254-9333
 Wilmington, NC 28402 www.cldeng.com Fax: 910-254-0502

NOT FOR
CONSTRUCTION



UTILITY LOCATION NOTE:
 THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION OR RELOCATION OF ALL UTILITIES IN COORDINATION WITH THE APPROPRIATE UTILITY AGENCY OR COMPANY. THE CONTRACTOR IS REQUIRED TO CALL THE "NORTH CAROLINA ONE CALL CENTER" 1-800-632-4949 OR 811 BEFORE DIGGING.

INDEX	
SD-1	MASTER PLAN
SD-2	EXISTING CONDITIONS - TREE REMOVAL
SD-3	SITE PLAN
SD-4	TREE REMOVAL PLAN
SD-5	LAYOUT PLAN
SD-6	GRADING PLAN
SD-7	LANDSCAPE
SD-8	LANDSCAPE SHADING AND DETAIL
SD-9	SITE DETAILS
SD-10	SITE DETAILS
SD-11	STORMWATER PLAN
SD-12	SITE LIGHTING PLAN

For each open utility cut of City streets, a \$325 permit shall be required from the City prior to occupancy and/or project acceptance.

WILMINGTON
NORTH CAROLINA
Public Services • Engineering Division

APPROVED STORMWATER MANAGEMENT PLAN

Date: _____ Permit # _____

Signed: _____

WILMINGTON
NORTH CAROLINA

Approved Construction Plan

Name _____ Date _____

Planning _____

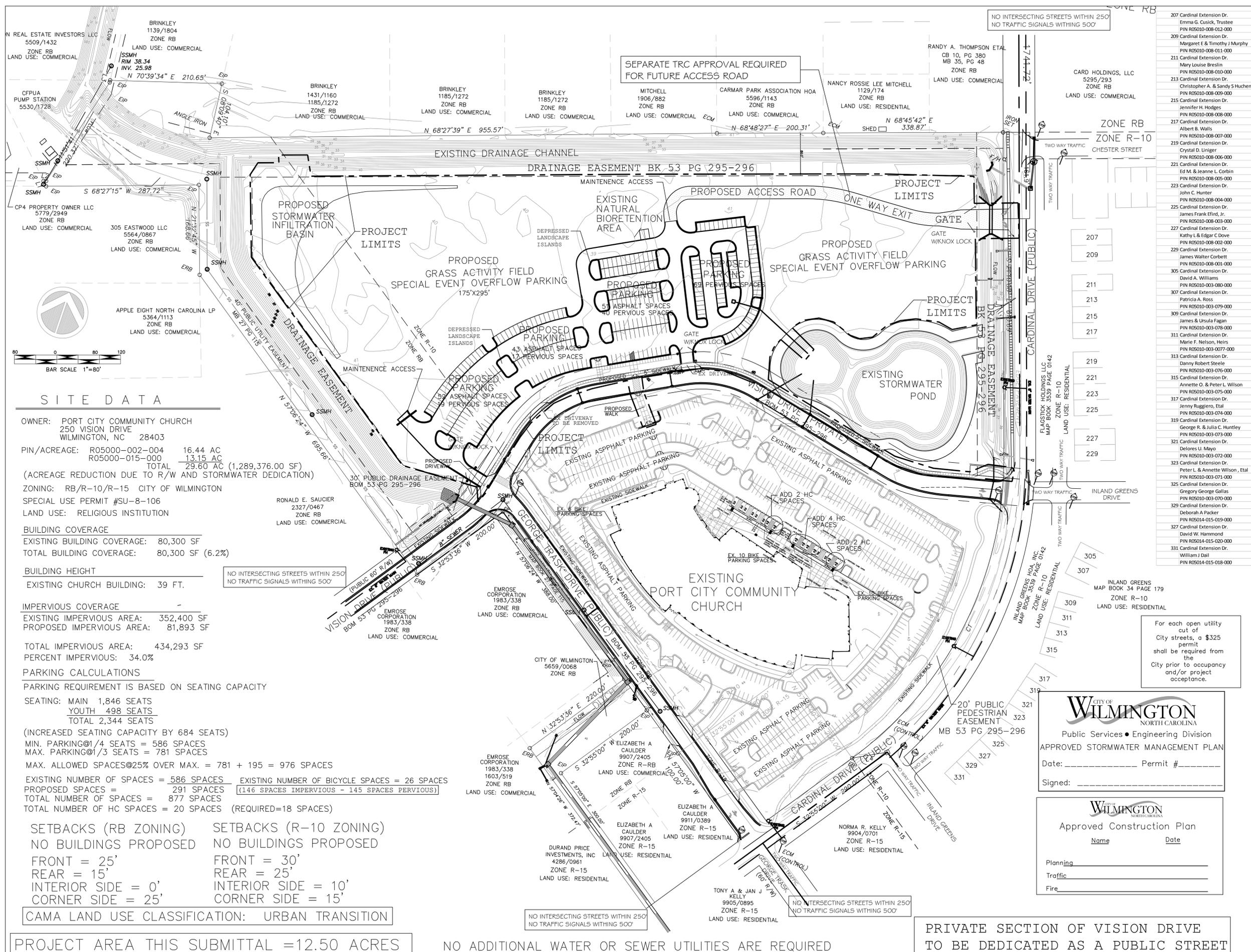
Traffic _____

Fire _____

CITY COUNCIL/PLANNING BOARD CONDITIONS:

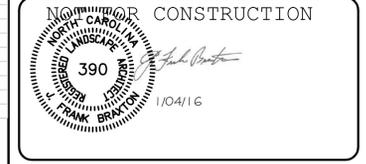
- SU-8-106-M909-M1014
1. THE APPLICANT SHALL FULLY COMPLY WITH ALL OF THE SPECIFIC REQUIREMENTS STATED IN THE LAND DEVELOPMENT CODE FOR THE PROPOSED USE AS WELL AS ANY ADDITIONAL CONDITIONS STATED BELOW.
 2. IF ANY SECTION, SUBSECTION, PARAGRAPH, SENTENCE, CLAUSE, PHRASE OR PORTION OF THIS PERMIT IS FOR ANY REASON HELD INVALID OR UNCONSTITUTIONAL BY ANY COURT OF COMPETENT JURISDICTION, THIS SPECIAL USE PERMIT SHALL BE NULL AND VOID AND OF NO EFFECT.
 3. THE USE AND DEVELOPMENT OF THE SUBJECT PROPERTY SHALL BE IN ACCORDANCE WITH THE PLAN RECEIVED ON 7/25/14.
 4. THE USE AND DEVELOPMENT OF THE SUBJECT PROPERTY SHALL COMPLY WITH ALL OTHER SUPPLEMENTAL REGULATIONS AND REQUIREMENTS IMPOSED BY THE LAND DEVELOPMENT CODE OR ANY OTHER APPLICABLE FEDERAL, STATE OR LOCAL LAW, ORDINANCE OR REGULATION. IN THE EVENT OF A CONFLICT, THE MORE STRINGENT OR HIGHER STANDARD SHALL APPLY.
 5. DURING TIMES OF VEHICULAR STORAGE IN THE GRASSED AREAS, THE PARKING AISLES SHALL BE DELINEATED.
 6. TREE CLEARING SHALL BE LIMITED TO ESSENTIAL SITE IMPROVEMENTS WITHIN THE PROJECT LIMITS AS SHOWN ON THE APPROVED SITE PLAN. MITIGATION OF PRESERVED TREES WILL BE ENFORCED. TREES OUTSIDE THE PROJECT LIMITS OF DISTURBANCE WILL BE PROTECTED DURING THIS PHASE OF CONSTRUCTION.
 7. THE SITE SHALL BE DEVELOPED IN ACCORDANCE WITH THE APPROVED SITE PLAN.
 8. ALL SIGNAGE FOR THE PROJECT SHALL BE NON-ILLUMINATED.
 9. ALL OUTDOOR LIGHTING SHALL BE INSTALLED SO AS NOT TO SHINE OR REFLECT DIRECTLY ONTO SURROUNDING PROPERTIES.
 10. A PORTION OF VISION DRIVE THAT BISECTS THE PROPERTY SHALL BECOME A PUBLIC THROUGH-STREET TO BRING THE DEVELOPMENT INTO COMPLIANCE WITH THE 500 FEET AND 800 FEET LENGTH LIMITS AS SPECIFIED IN THE TECHNICAL STANDARDS.
 11. ALL CITY, STATE AND FEDERAL REGULATIONS SHALL BE MET.
 12. ALL TECHNICAL REVIEW COMMITTEE COMMENTS SHALL BE FOLLOWED.
- OF THE PROPOSED 291 PARKING SPACES, AT LEAST 50 PERCENT OF THOSE SPACES MUST BE OF PERVIOUS MATERIAL. DRIVE AISLES WITHIN THE PROPOSED PARKING LOT CAN BE PAVED WITH IMPERVIOUS MATERIALS.

- SU-8-106-M909
1. GEORGE TRASK DRIVE IS EXTENDED AS A PUBLIC ROAD FROM CARDINAL DRIVE CONNECTING TO VISION DRIVE. THE PRIVATE ACCESS ROAD BETWEEN CARDINAL DRIVE AND VISION DRIVE/GEORGE TRASK DRIVE INTERSECTION SHALL BE CONSTRUCTED TO CITY PUBLIC STREET STANDARDS FOR COLLECTOR STREETS. IF THE REMAINDER OF THE PROPERTY NORTH OF THE PORT CITY COMMUNITY CHURCH PROJECT IS DEVELOPED FOR ANY USE OTHER THAN A RELIGIOUS INSTITUTION, THEN THE PRIVATE ACCESS ROAD SHALL BECOME A PUBLIC STREET PRIOR TO ANY ZONING PERMIT BEING ISSUED. THIS APPROVAL DOES NOT RELIEVE THE CHURCH FROM A VARIANCE FROM THE CITY OF WILMINGTON'S TECHNICAL STANDARDS AND SPECIFICATIONS MANUAL REGARDING DRIVEWAY LENGTHS IF THE REMAINDER OF THE PROPERTY NORTH OF THE PORT CITY COMMUNITY CHURCH PROJECT IS DEVELOPED AS AN EXTENSION OF THE CHURCH CAMPUS.
 2. ALL SIGNAGE FOR THE PROJECT SHALL BE NON-ILLUMINATED.
 3. ALL OUTDOOR LIGHTING SHALL BE INSTALLED SO AS NOT TO SHINE OR REFLECT DIRECTLY ONTO SURROUNDING PROPERTIES.
 4. THE DEVELOPER SHALL PROVIDE APPROPRIATE EASEMENTS FOR MUNICIPAL AND NON-MUNICIPAL UTILITIES.
 5. A TREE REMOVAL PERMIT AND LANDSCAPING PLAN SHALL BE REQUIRED PRIOR TO RELEASE OF THE PROJECT FOR CONSTRUCTION.
 6. FOLLOW THE REQUIREMENTS OF THE TIA.
 7. TREES DESIGNATED TO BE PRESERVED MUST BE PROPERLY PROTECTED DURING CONSTRUCTION.
 8. ALL MISSING OR BROKEN SIDEWALK PANELS SHALL BE REPLACED.



LEGEND:

REV. #	DESCRIPTION	REV. BY	DATE
2	TRC COMMENTS		6/18/15
	TREE REMOVAL, TREE PROTECTION, HC PARKING SUMMARY, TRAFFIC FACILITY INVENTORY, SW APPROVAL STAMP.		
1	CONCEPT TRC COMMENTS		8/6/14
	ADDITIONAL OVERFLOW, 2WAY DRIVE		



OWNER:
 PORT CITY CHURCH
 250 VISION DRIVE
 WILMINGTON, NC 28403
 PHONE: (910) 202-8800
 FAX: (910) 202-8900

Coastal Land Design, PLLC
 Civil Engineering / Landscape Architecture
 Land Planning / Construction Management
 NCBELS Firm License No: P-0369
 P.O. Box 1172
 Wilmington, NC 28402 www.cldesign.com Phone: 910-254-8833 Fax: 910-254-8920

DRAWN :	F. BRAXTON	PROJECT NUMBER :	400-01
DESIGN :	F. BRAXTON	SCALE :	1"=80'
CHECK :	J. PETROFF	DATE :	06/18/14
APPROVED :	F. BRAXTON	FILE NAME :	Y:\000\400-01.dwg\SUPMOD

PC3 OVERFLOW PARKING

PROPOSED MASTER PLAN

SITE DATA

OWNER: PORT CITY COMMUNITY CHURCH
 250 VISION DRIVE
 WILMINGTON, NC 28403

PIN/ACREAGE: R05000-002-004 16.44 AC
 R05000-015-000 13.15 AC
 TOTAL 29.60 AC (1,289,376.00 SF)
 (ACREAGE REDUCTION DUE TO R/W AND STORMWATER DEDICATION)

ZONING: RB/R-10/R-15 CITY OF WILMINGTON
SPECIAL USE PERMIT #SU-8-106
LAND USE: RELIGIOUS INSTITUTION

BUILDING COVERAGE
 EXISTING BUILDING COVERAGE: 80,300 SF
 TOTAL BUILDING COVERAGE: 80,300 SF (6.2%)

BUILDING HEIGHT
 EXISTING CHURCH BUILDING: 39 FT.

IMPERVIOUS COVERAGE
 EXISTING IMPERVIOUS AREA: 352,400 SF
 PROPOSED IMPERVIOUS AREA: 81,893 SF

TOTAL IMPERVIOUS AREA: 434,293 SF
PERCENT IMPERVIOUS: 34.0%

PARKING CALCULATIONS
 PARKING REQUIREMENT IS BASED ON SEATING CAPACITY
 SEATING: MAIN 1,846 SEATS
 YOUTH 498 SEATS
 TOTAL 2,344 SEATS
 (INCREASED SEATING CAPACITY BY 684 SEATS)
 MIN. PARKING@1/4 SEATS = 586 SPACES
 MAX. PARKING@1/3 SEATS = 781 SPACES
 MAX. ALLOWED SPACES@25% OVER MAX. = 781 + 195 = 976 SPACES
 EXISTING NUMBER OF SPACES = 586 SPACES
 PROPOSED SPACES = 291 SPACES (146 SPACES IMPERVIOUS - 145 SPACES PERVIOUS)
 TOTAL NUMBER OF SPACES = 877 SPACES
 TOTAL NUMBER OF HC SPACES = 20 SPACES (REQUIRED=18 SPACES)

SETBACKS (RB ZONING) SETBACKS (R-10 ZONING)
 NO BUILDINGS PROPOSED NO BUILDINGS PROPOSED
 FRONT = 25' FRONT = 30'
 REAR = 15' REAR = 25'
 INTERIOR SIDE = 0' INTERIOR SIDE = 10'
 CORNER SIDE = 25' CORNER SIDE = 15'

CAMA LAND USE CLASSIFICATION: URBAN TRANSITION

PROJECT AREA THIS SUBMITTAL = 12.50 ACRES

NO ADDITIONAL WATER OR SEWER UTILITIES ARE REQUIRED

For each open utility cut of City streets, a \$325 permit shall be required from the City prior to occupancy and/or project acceptance.

WILMINGTON
 NORTH CAROLINA
 Public Services • Engineering Division
APPROVED STORMWATER MANAGEMENT PLAN
 Date: _____ Permit # _____
 Signed: _____

WILMINGTON
 NORTH CAROLINA
Approved Construction Plan
 Name _____ Date _____
 Planning _____
 Traffic _____
 Fire _____

PRIVATE SECTION OF VISION DRIVE TO BE DEDICATED AS A PUBLIC STREET

CITY OF WILMINGTON
NORTH CAROLINA
Public Services • Engineering Division
APPROVED STORMWATER MANAGEMENT PLAN
Date: _____ Permit # _____
Signed: _____

CITY OF WILMINGTON
NORTH CAROLINA
Approved Construction Plan
Name _____ Date _____
Planning _____
Traffic _____
Fire _____

For each open utility cut of City streets, a \$325 permit shall be required from the City prior to occupancy and/or project acceptance.

TOPOGRAPHIC DATA PROVIDED BY HANOVER DESIGN SERVICES AND REFERENCED TO NGVD 29.

SEPARATE TRC APPROVAL REQUIRED FOR FUTURE ACCESS ROAD

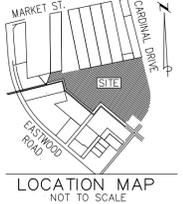
MITCHELL 1906/882 ZONE RB LAND USE: COMMERCIAL
CARMAR PARK ASSOCIATION HOA 5596/1143 ZONE RB LAND USE: COMMERCIAL
N 68°48'27" E 200.31'

BRINKLEY 1185/1272 ZONE RB LAND USE: COMMERCIAL
N 68°27'39" E 955.57'

80' PUBLIC DRAINAGE EASEMENT MB 53 PG 295-296

PROPOSED GRASS ACTIVITY FIELD SPECIAL EVENT OVERFLOW PARKING 175'x295'

EXISTING CHURCH FACILITY (90,791 SF)



LEGEND:

2 TRC COMMENTS 6/18/15
TREE REMOVAL, TREE PROTECTION, HC PARKING SUMMARY, TRAFFIC FACILITY INVENTORY, SW APPROVAL STAMP.

REV. #	DESCRIPTION	REV. BY	DATE
	REVISIONS		



OWNER:
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COMMUNITY CHURCH
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PHONE: (910) 202-8800
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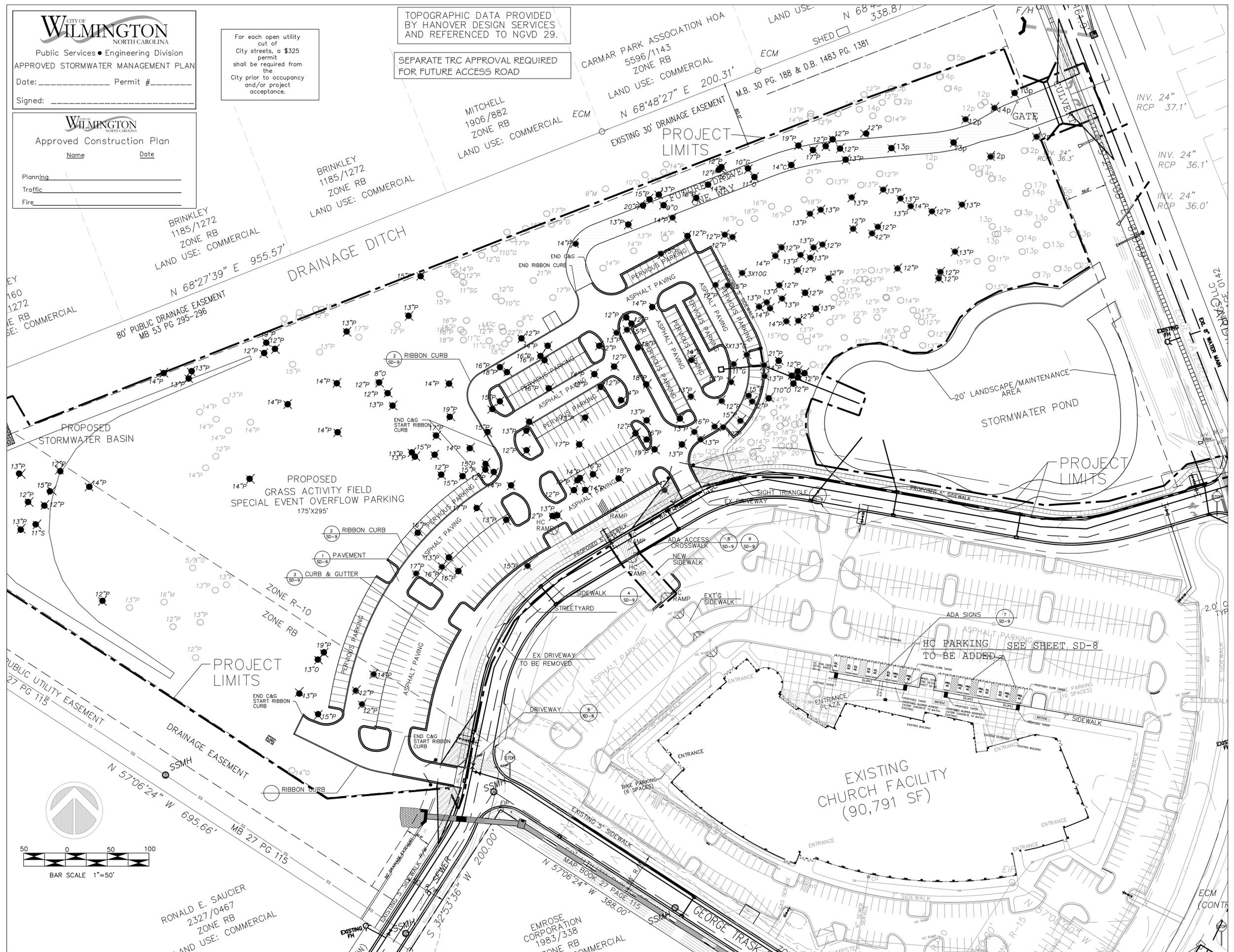
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NCBELS Firm License No. P-0989
P.O. Box 1172 Wilmington, NC 28402 www.cldng.com Phone: 910-254-0933 Fax: 910-254-0902

DRAWN : F.BRAXTON	PROJECT NUMBER : 400-01
DESIGN : F.BRAXTON	SCALE : 1"=50'
CHECK : J.PETROFF	DATE : 06/18/14
APPROVED : F.BRAXTON	FILE NAME : Y:\000\400-01.dwg\SUPMOD

PC3 OVERFLOW PARKING

PROPOSED SITE PLAN
WITH TREE OVERLAY

JOB NUMBER 400-01	SHEET NUMBER SD-3
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Public Services • Engineering Division
APPROVED STORMWATER MANAGEMENT PLAN

Date: _____ Permit # _____

Signed: _____



Approved Construction Plan

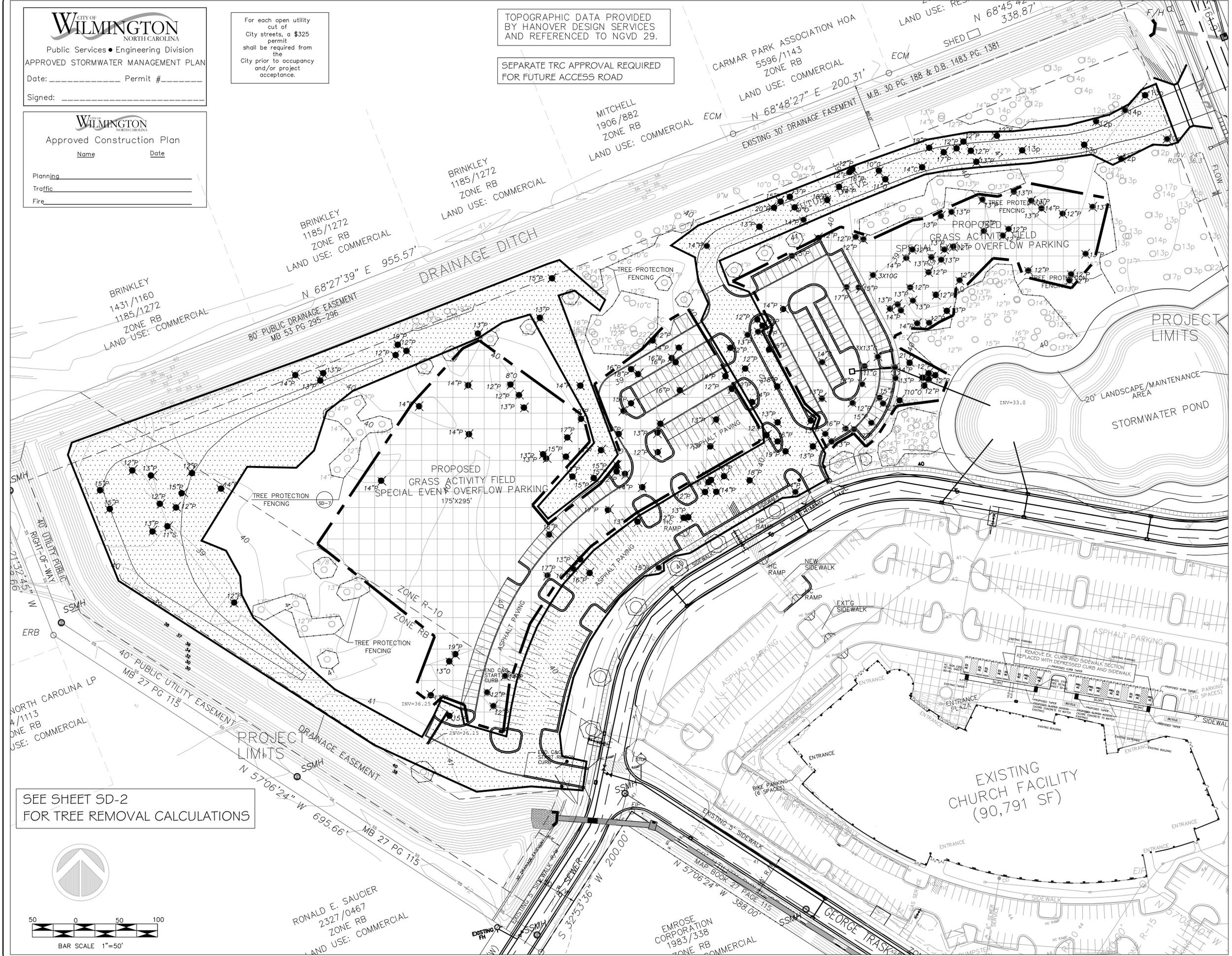
Name _____ Date _____

Planning _____
Traffic _____
Fire _____

For each open utility cut of City streets, a \$325 permit shall be required from the City prior to occupancy and/or project acceptance.

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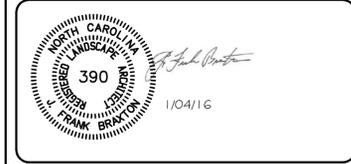


- LEGEND:**
- EXISTING TREE
 - REMOVED TREE
 - TREE PROTECTION FENCING
 - TREE PROTECTION FENCING
 - ACTIVITY/EVENTS OVERFLOW PARKING AND CONSTRUCTED PARKING ABOVE THE MID-RANGE
 - CONSTRUCTION AND STORMWATER AREAS

NOT FOR CONSTRUCTION

2 TRC COMMENTS 6/18/15
TREE REMOVAL, TREE PROTECTION, HC PARKING SUMMARY, TRAFFIC FACILITY INVENTORY, SW APPROVAL STAMP.

REV. #	DESCRIPTION	REV. BY	DATE
	REVISIONS		



OWNER:
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COMMUNITY CHURCH
250 VISION DRIVE
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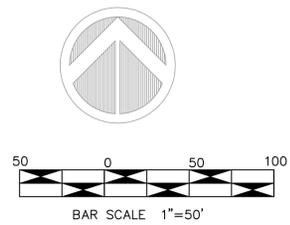
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DESIGN : F.BRAXTON	NUMBER : 1
CHECK : J.PETROFF	SCALE : 1"=50'
APPROVED : F.BRAXTON	DATE : 06/18/14
FILE NAME : Y:\000\400-01\dwg\SUPMOD	

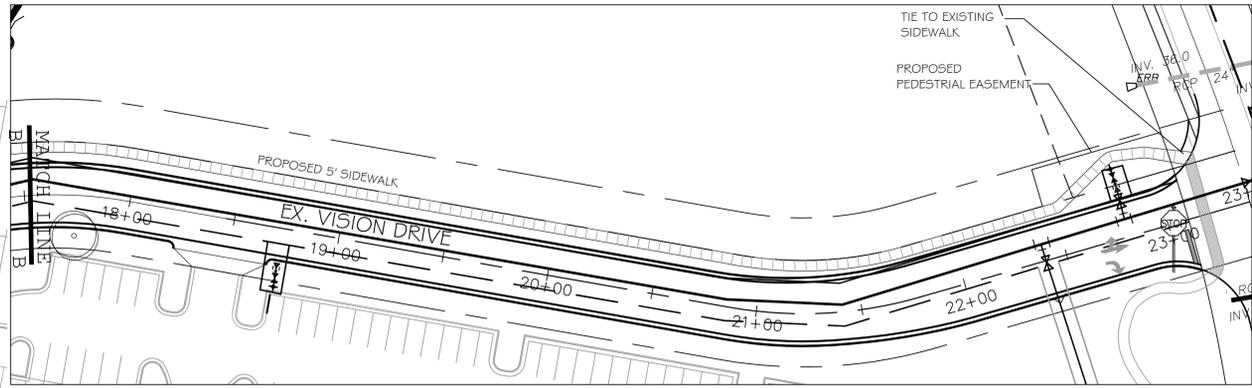
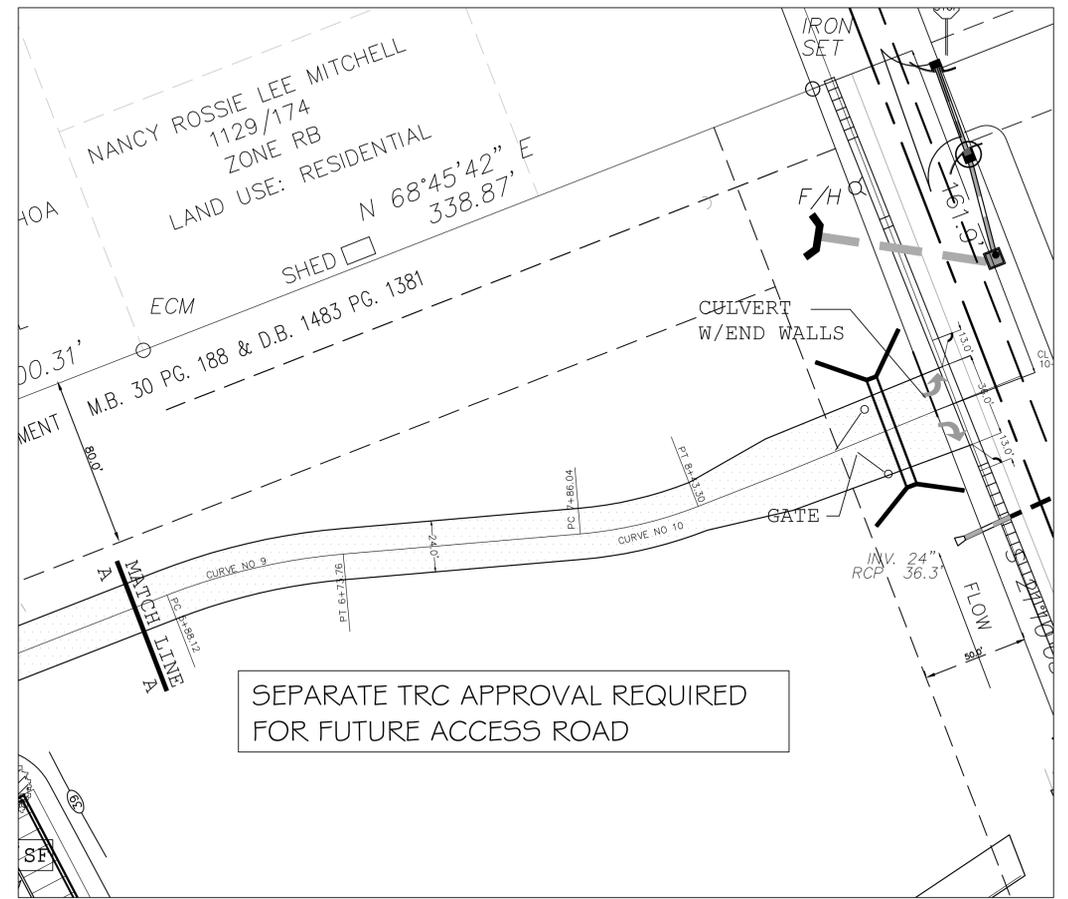
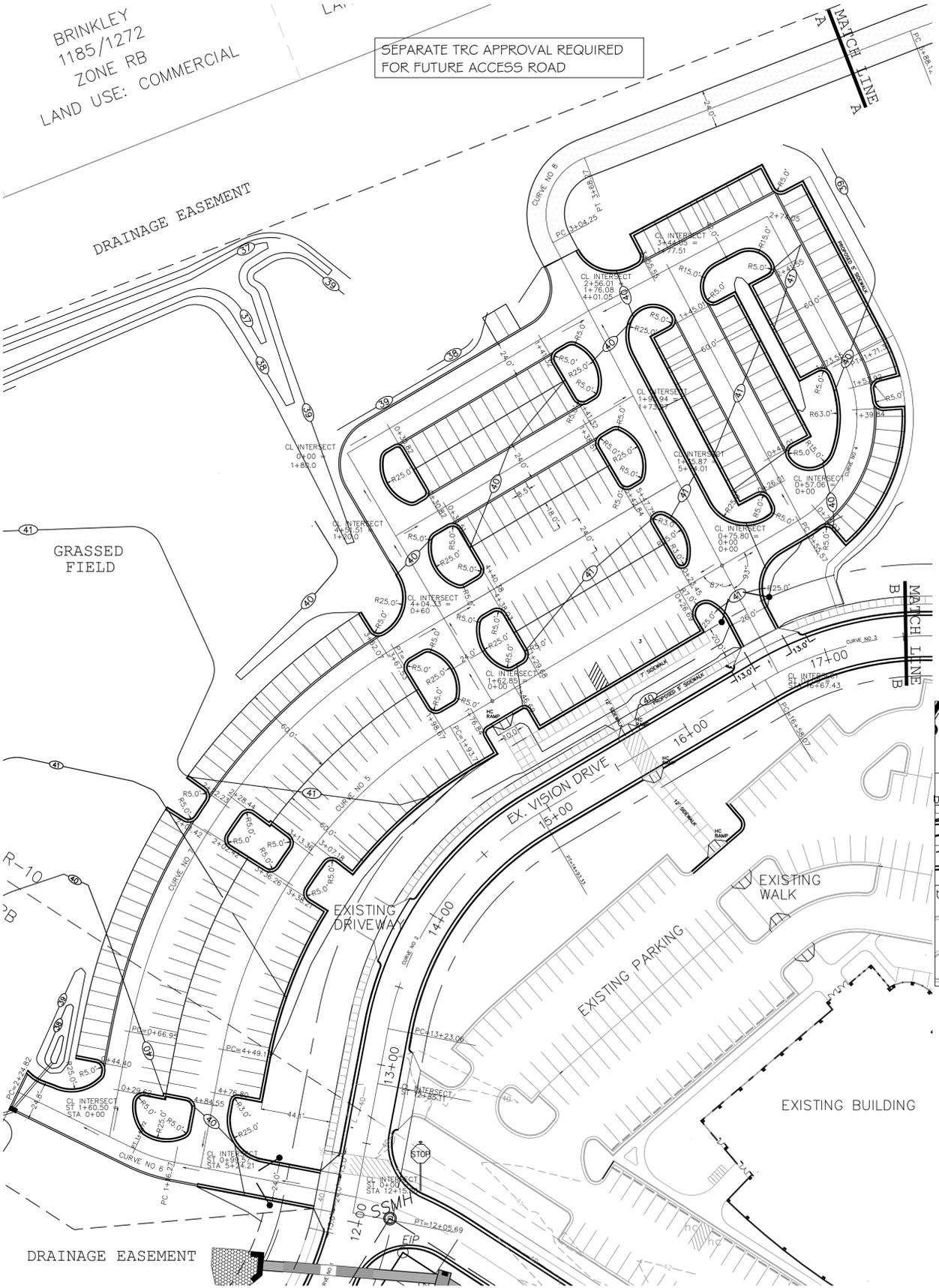
PC3 OVERFLOW PARKING

TREE REMOVAL PLAN

JOB NUMBER: 400-01 SHEET NUMBER: SD-4

SEE SHEET SD-2 FOR TREE REMOVAL CALCULATIONS





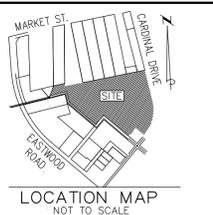
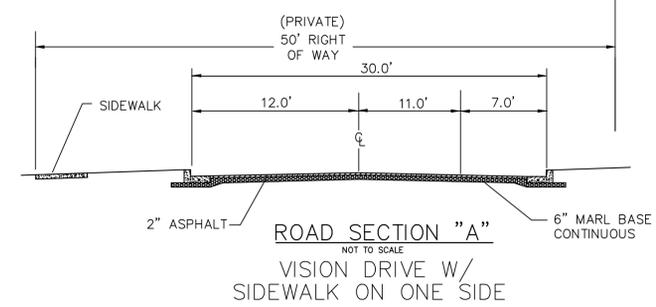
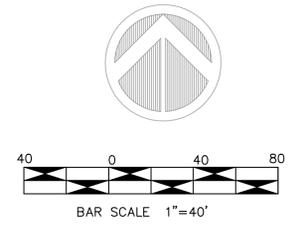
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CITY OF WILMINGTON
NORTH CAROLINA
Public Services • Engineering Division
APPROVED STORMWATER MANAGEMENT PLAN
Date: _____ Permit # _____
Signed: _____

CITY OF WILMINGTON
NORTH CAROLINA
Approved Construction Plan
Name _____ Date _____
Planning _____
Traffic _____
Fire _____

☉ CURVE DATA

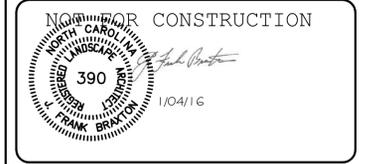
CURVE	A	R	T	L
1	22°06'08"	200.0'		77.15'
2	37°58'12"	200.0'		170.27'
3	40°23'17"	200.0'		140.98'
4	87°19'06"	75.0'		114.30'
5	48°46'40"	300.0'		255.50'
6	15°09'12"	100.0'		28.45'
7	48°46'40"	360.0'		300.58'
8	88°32'00"	38.0'		64.02'
9	18°21'24"	300.0'		85.64'
10	16°42'16"	200.0'		57.26'



LEGEND:

2 TRC COMMENTS 6/18/15
TREE REMOVAL, TREE PROTECTION,
HC PARKING SUMMARY, TRAFFIC
FACILITY INVENTORY, SW APPROVAL
STAMP.

REV. #	DESCRIPTION	REV. BY	DATE
	REVISIONS		



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P.O. Box 1172
Wilmington, NC 28402 www.cldng.com Phone: 910-254-8933 Fax: 910-254-9022

DRAWN : F.BRAXTON	PROJECT : 400-01
DESIGN : F.BRAXTON	NUMBER : 400-01
CHECK : J.PETROFF	SCALE : 1"=40'
APPROVED : F.BRAXTON	DATE : 06/18/14
FILE NAME : Y:\000\400-01\dwg\SUPMOD	

**PC3
OVERFLOW PARKING**

**PROPOSED
SITE LAYOUT PLAN**

For each open utility cut of City streets, a \$325 permit shall be required from the City prior to occupancy and/or project acceptance.

TOPOGRAPHIC DATA PROVIDED BY HANOVER DESIGN SERVICES AND REFERENCED TO NGVD 29.

SEPARATE TRC APPROVAL REQUIRED FOR FUTURE ACCESS ROAD



LEGEND:

NOT FOR CONSTRUCTION

2 TRC COMMENTS 6/18/15
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REV. #	DESCRIPTION	REV. BY	DATE
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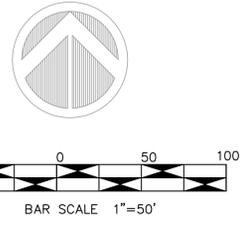
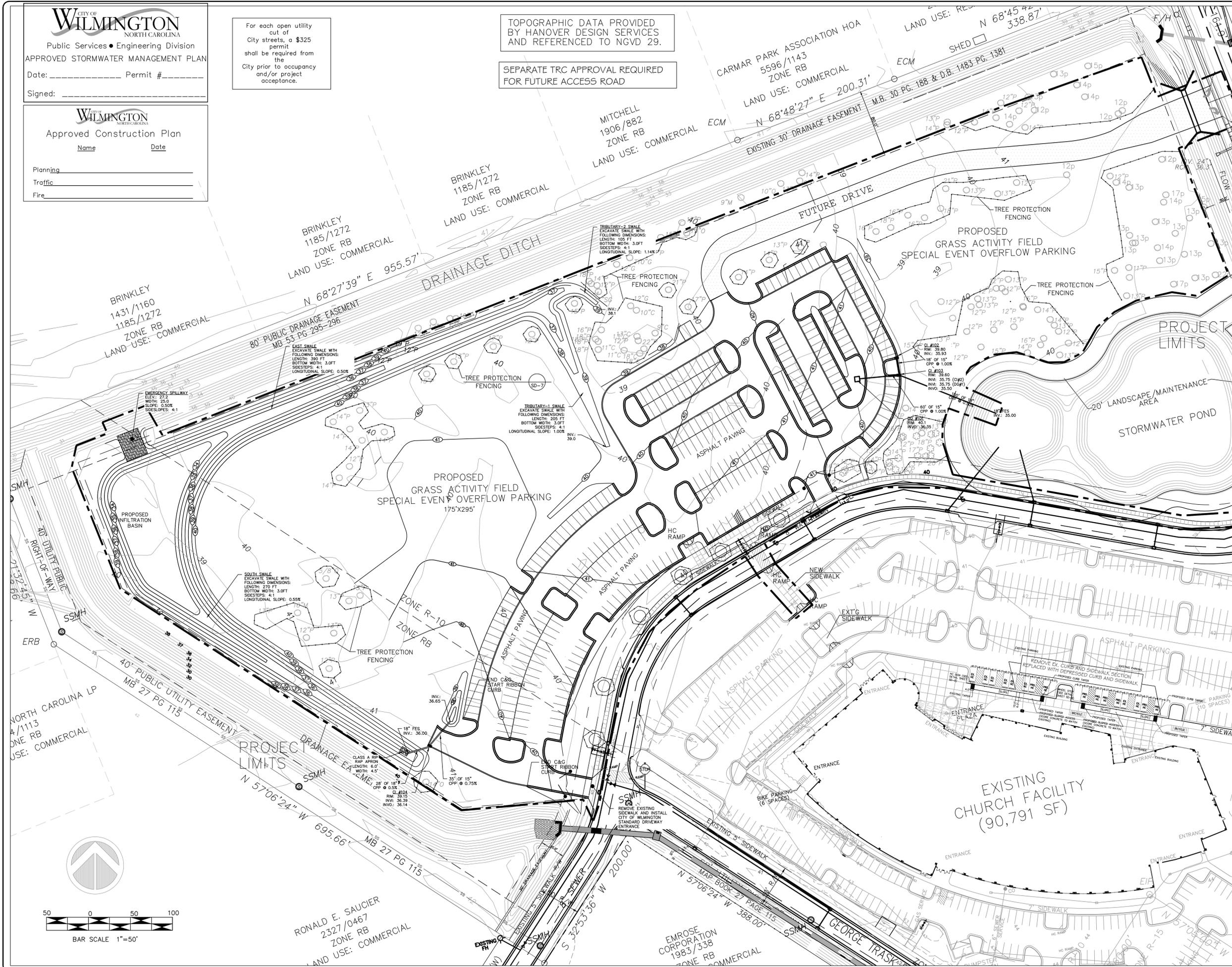


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FILE NAME : Y:\000\400-01\dwg\SUPMOD	

PC3
OVERFLOW PARKING

PROPOSED
GRADING - DRAINAGE PLAN

JOB NUMBER: 400-01
SHEET NUMBER: SD-6



RONALD E. SAUCIER
2327/0467
ZONE RB
LAND USE: COMMERCIAL

EMROSE CORPORATION
1983/338
ZONE RB
COMMERCIAL

GEORGE TRASK

For each open utility cut of City streets, a \$325 permit shall be required from the City prior to occupancy and/or project acceptance.

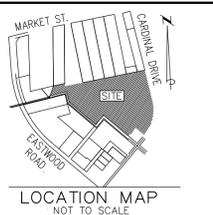
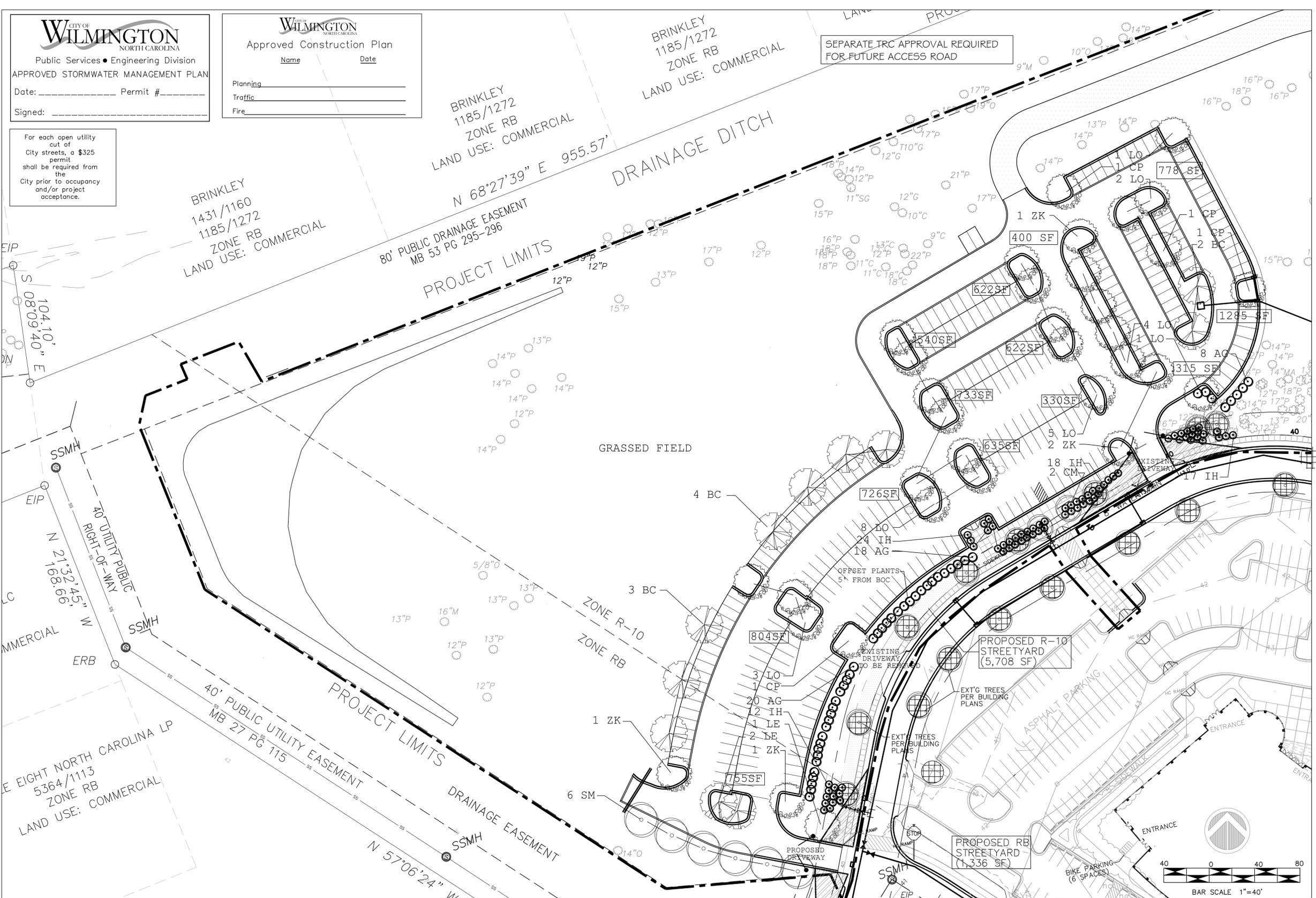
Name _____ Date _____
Planning _____
Traffic _____
Fire _____

BRINKLEY 1431/1160
1185/1272
ZONE RB
LAND USE: COMMERCIAL

BRINKLEY 1185/1272
ZONE RB
LAND USE: COMMERCIAL

BRINKLEY 1185/1272
ZONE RB
LAND USE: COMMERCIAL

SEPARATE TRC APPROVAL REQUIRED FOR FUTURE ACCESS ROAD



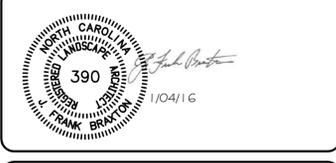
LEGEND:

NOT FOR CONSTRUCTION

NOT FOR CONSTRUCTION

2 TRC COMMENTS 6/18/15
TREE REMOVAL, TREE PROTECTION,
HC PARKING SUMMARY, TRAFFIC
FACILITY INVENTORY, SW APPROVAL
STAMP.

REV. #	DESCRIPTION	REV. BY	DATE
	REVISIONS		



OWNER:
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COMMUNITY CHURCH
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DRAWN : F.BRAXTON	PROJECT : 400-01
DESIGN : F.BRAXTON	NUMBER : 1
CHECK : J.PETROFF	SCALE : 1"=40'
APPROVED : F.BRAXTON	DATE : 06/18/14
FILE NAME : Y:\000\400-01.dwg\SUPMOD	

PC3 OVERFLOW PARKING

PROPOSED LANDSCAPE PLAN

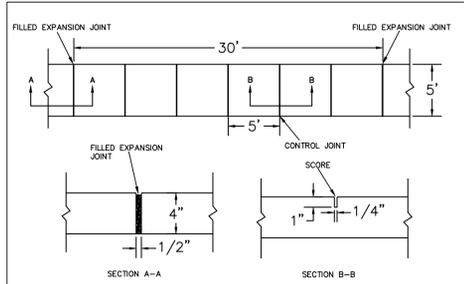
STREET YARD CALCULATIONS OVERFLOW PARKING
REQUIRED STREETYARD = 491F X 25 = 1,225 SF
(FRONTAGE - RB ZONING)
PROVIDED STREETYARD = 1,336 SF
REQUIRED TREES = 1/600 SF = 2 TREES
REQUIRED SHRUBS = 6/600 SF = 12 SHRUBS
PROVIDED TREES = 2 TREES
PROVIDED SHRUBS = 12 SHRUBS

STREET YARD CALCULATIONS OVERFLOW PARKING
REQUIRED STREETYARD = 4351F X 12 = 5,220 SF
(FRONTAGE - R-10 ZONING)
PROVIDED STREETYARD = 5,708 SF
REQUIRED TREES = 1/600 SF = 9 TREES
REQUIRED SHRUBS = 6/600 SF = 53 SHRUBS
PROVIDED TREES = 9 TREES (7 EXISTING)
PROVIDED SHRUBS = 68 SHRUBS

SITE TREES CALCULATIONS
DISTURBED AREA = 10.71 AC.
REQUIRED SITE TREES = 10.71 AC X 15 = 161 TREES
TOTAL REQUIRED SITE TREES = 161 TREES
PRESERVED TREE CREDITS = 184 TREES*
PROPOSED TREE PLANTINGS = 49 TREES
TOTAL PROVIDED SITE TREES = 233 TREES
*SEE SHEET SD-4

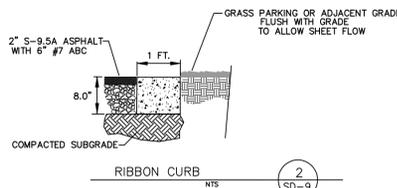
QTY	COMMON NAME	BOTANICAL NAME	CALIPER	SIZE	COMMENT	CODE	LOCATION
LARGE TREES							
20	LIVE OAK	QUERCUS VIRGINIANA	2.5		B-B	LO	Parking
9	BALDCYPRESS	TAXODIUM DISTICHUM	2.5		B-B	BC	Parking
5	ZELKOVA	ZELKOVA SERRATA	2.5		B-B	ZK	Parking
4	CHINESE PISTACHE	PISTACIA CHINENSIS	2.5		B-B	CP	Parking
6	SOUTHERN MAGNOLIA	MAGNOLIA GRANDIFLORA	2.5		B-B	SM	Parking
3	LACEBARK ELM	ULMUS PARVIFOLIA 'ALLEE'	2.5		B-B	LE	PK-SY
SMALL TREES							
2	CRAPE MYRTLE	LAGERSTROEMIA 'NATCHEZ'		8-10'		CM	SY
SHRUBS							
46	ABELIA	ABELIA GRANDIFLORA		36"HT		AG	Parking
71	INDIAN HAWTHORN	RHAPHIOLEPIS INDIA 'ELEANOR TABER'		36"HT		IH	SY

PK-SY: PARKING-STREETYARD SY: STREETYARD PARKING: INTERIOR AND SCREENING

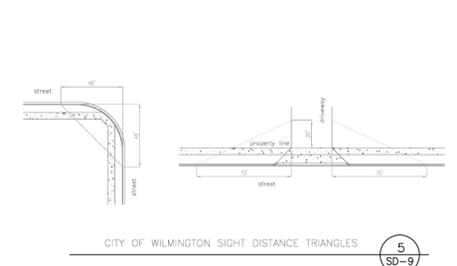


- NOTES:
1. JOINT MATERIAL TO COMPLY WITH CURRENT NCDOT STANDARDS.
 2. SANITARY SEWER CLEAN-OUTS, WATER METERS, MANHOLES, AND VALVE LIDS TO BE LOCATED OUTSIDE SIDEWALK WHERE FEASIBLE.
 3. MINIMUM SIDEWALK WIDTH TO BE 6' MINIMUM IF PLACED AT BACK OF CURB.
 4. CONCRETE FOR ALL SIDEWALKS (EXCEPT ANY PORTION CONTAIN WITHIN A DRIVEWAY APRON) SHALL BE CLASS 7-1 - 3000 PSI.
 5. MINIMUM REPLACEMENT FOR REPAIRS IS A 5' X 5' PANEL.
 6. 4" STONE BASE MAY BE REQUIRED FOR POOR SOIL CONDITIONS.
 7. MINIMUM DEPTH FOR TUNNELING BELOW SIDEWALK IS 12".
 8. MAX ADJACENT GROUND SLOPE WITHOUT RAILING IS 2:1.
 9. MIN GRADE FOR PROPER DRAINAGE IS 1% IN AT LEAST 1 DIRECTION. MAX CROSS SLOPE IS 2% MAX LONGITUDINAL SLOPE IS 0.3% 10% IF LIMITED BY EXISTING CONDITIONS, OR NO GREATER THAN THE SLOPE OF THE EXISTING ADJACENT ROAD.

**CITY OF WILMINGTON
SIDEWALK DETAIL SD 3-10**
NOT TO SCALE



2
SD-9

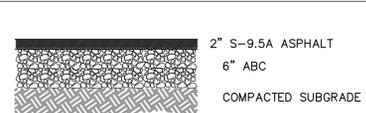


ALL PROPOSED VEGETATION WITHIN THE SIGHT TRIANGLES SHALL NOT INTERFERE WITH CLEAR VISUAL SIGHT LINES FROM 30'-10'

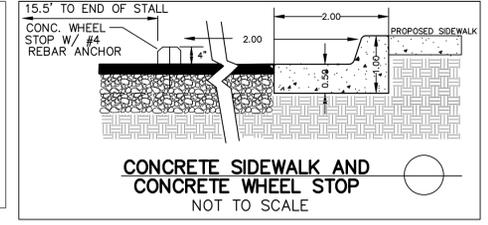
PARKING STALL

- 1-PAVEMENT MARKINGS AND SYMBOLS SHALL BE DESIGNED PER MUTCD WITH APPROVAL FROM CITY TRAFFIC ENGINEERING, AND INSTALLED IN ACCORDANCE WITH NCDOT DIVISION 12 SPECIFICATIONS.
- 2-GENERALLY, PERMANENT MARKINGS WILL BE UNIFORM AND SMOOTH AND WILL CONSIST OF 120ML OF THERMOPLASTIC FOR ALL LINES AND SYMBOLS; TEMPORARY MARKINGS SHALL CONSIST OF 15 MIL PAINT, EVERY 6 MONTHS.
- 3-DURING APPLICATION THE EXISTING PAVEMENT SHALL NOT SHOW SIGNS OF MOISTURE AND BE CLEAN, FREE OF DIRT AND OIL, ETC. THERMOPLASTIC SHALL ONLY BE INSTALLED WHERE PAVEMENT IS 50' F AND RISING; PAINT SHALL ONLY BE INSTALLED WHERE PAVEMENT IS 40' F AND RISING.

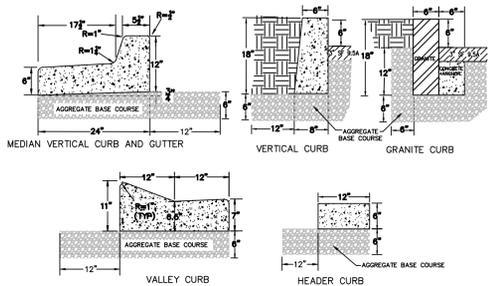
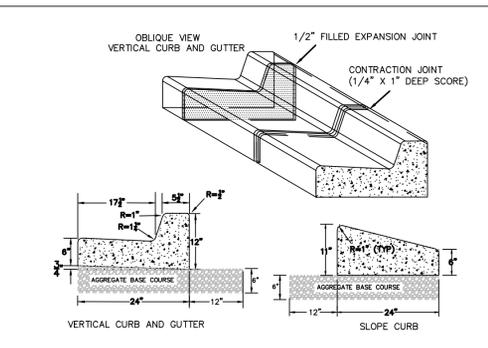
**CITY OF WILMINGTON
PAVEMENT MARKING
DETAIL SD 11-01**
NOT TO SCALE



PAVEMENT SECTION
LIGHT TRAFFIC AREAS NTS
1
SD-9

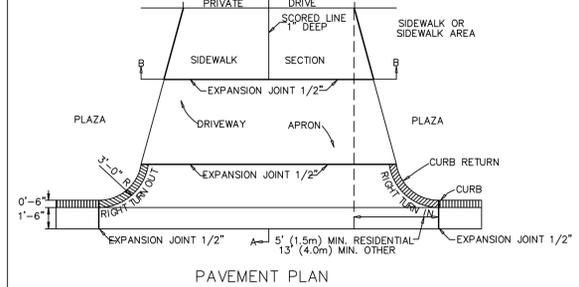


**CONCRETE SIDEWALK AND
CONCRETE WHEEL STOP**
NOT TO SCALE

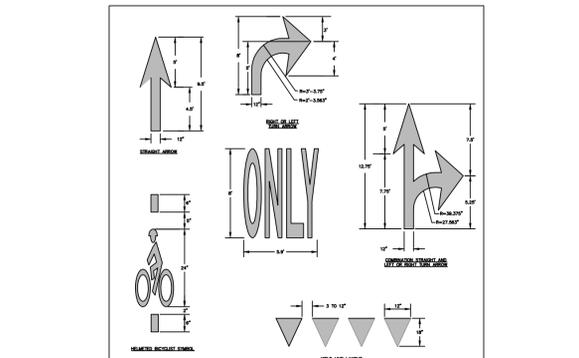
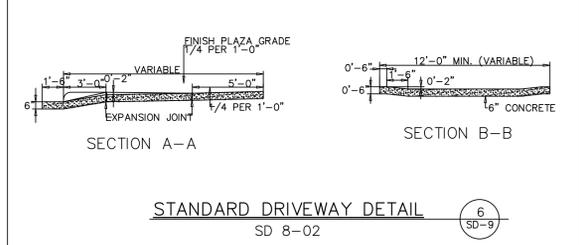


- NOTES:
1. EXPANSION JOINT MATERIAL TO COMPLY WITH CURRENT NCDOT STANDARDS
 2. 50' MAX EXPANSION JOINT SPACING, 10' MAX CONTRACTION JOINT SPACING
 3. MINIMUM INSTALLATION LENGTH IS 5 FT.
 4. CONCRETE TO BE 3000 PSI MIN
 5. VERTICAL CURB AND GUTTER BASE CAN BE SLOPED 3/4" OR USE A FLAT BASE

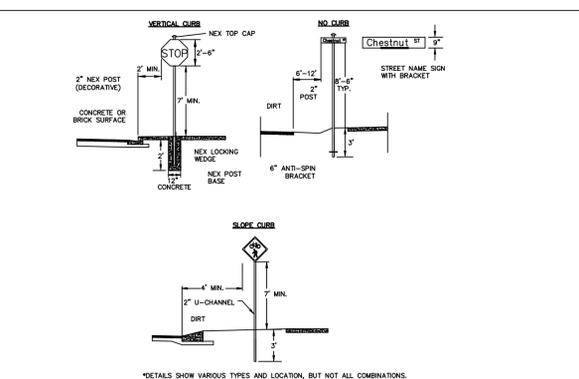
CONCRETE CURB & GUTTER
3
SD-9



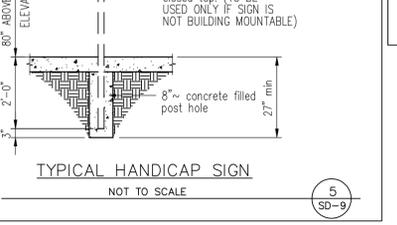
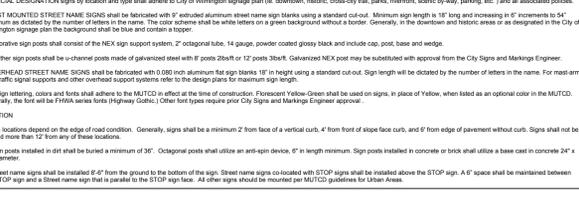
STANDARD DRIVEWAY DETAIL
SD 8-02
6
SD-9



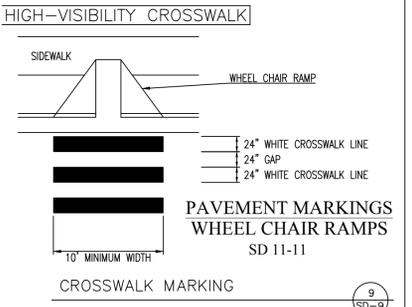
- NOTES:
- 1-PAVEMENT MARKINGS, SYMBOLS AND DIMENSIONS SHALL BE DESIGNED PER MUTCD WITH APPROVAL FROM CITY TRAFFIC ENGINEERING, AND INSTALLED IN ACCORDANCE WITH NCDOT DIVISION 12 SPECIFICATIONS. SEE SD 11-01.



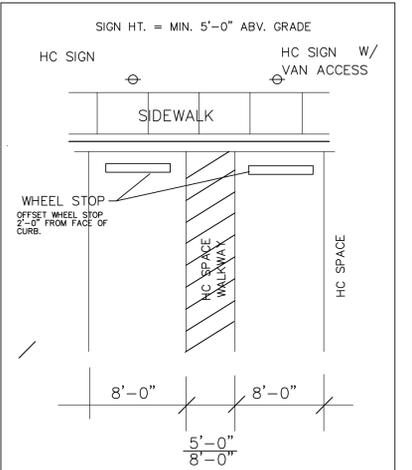
- NOTES:
1. All signs shall meet the requirements of MUTCD and City Traffic Engineering in effect at the time of construction.
 2. All Traffic Control Signs including multi-use paths shall be fabricated with 0.002 inch aluminum blanks using high intensity reflective sheeting Type IV or better. STOP signs shall be a minimum of 30\"/>



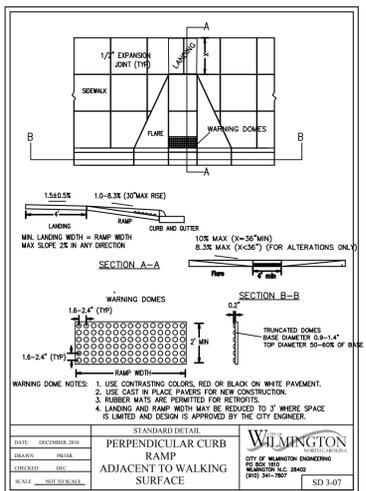
TYPICAL HANDICAP SIGN
NOT TO SCALE
5
SD-9



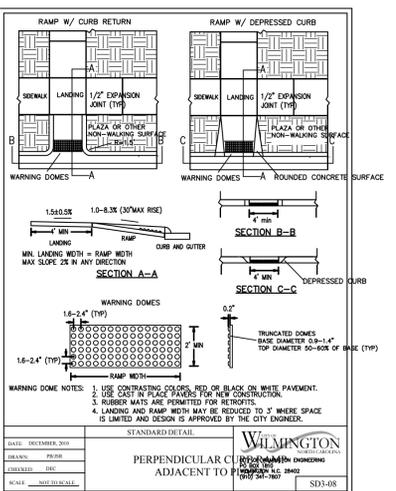
CROSSWALK MARKING
9
SD-9



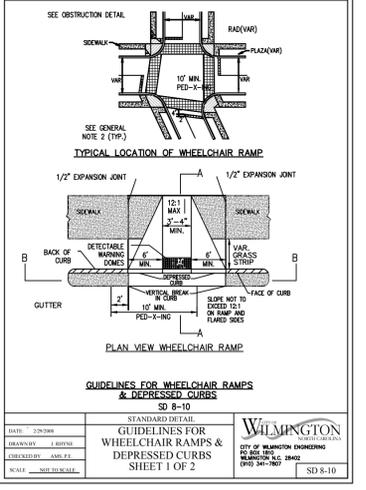
HANDICAPPED PARKING
ACCESSIBLE PARKING LAYOUT
NTS
3
SD-9



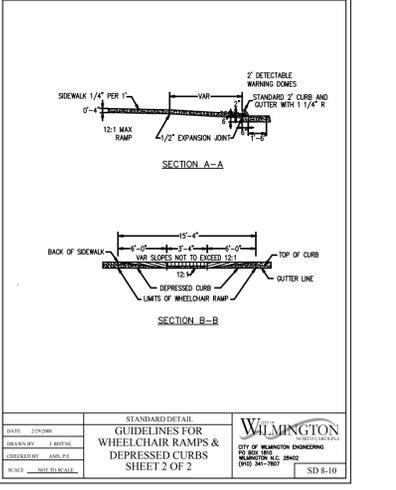
GUIDELINES FOR WHEELCHAIR RAMP & DEPRESSED CURBS
8
SD-9



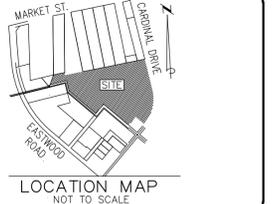
GUIDELINES FOR WHEELCHAIR RAMP & DEPRESSED CURBS
SHEET 1 OF 2
8
SD-9



GUIDELINES FOR WHEELCHAIR RAMP & DEPRESSED CURBS
SHEET 2 OF 2
8
SD-9



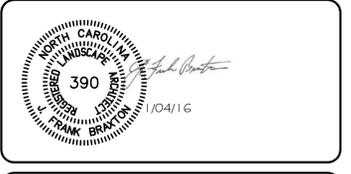
GUIDELINES FOR WHEELCHAIR RAMP & DEPRESSED CURBS
SHEET 2 OF 2
8
SD-9



LOCATION MAP
NOT TO SCALE

LEGEND:

REV. #	DESCRIPTION	REV. BY	DATE
2	TRC COMMENTS		6/18/15
	TREE REMOVAL, TREE PROTECTION, HC PARKING SUMMARY, TRAFFIC FACILITY INVENTORY, SW APPROVAL STAMP.		
	REVISIONS		



OWNER:
PORT CITY
COMMUNITY CHURCH
250 VISION DRIVE
WILMINGTON, NC 28403
PHONE: (910) 202-8800
FAX: (910) 202-8900



DRAWN : F.BRAXTON	PROJECT : 400-01
DESIGN : F.BRAXTON	NUMBER : VARIES
CHECK : J.PETROFF	SCALE : VARIES
APPROVED : F.BRAXTON	DATE : 06/18/14
FILE NAME : Y:\000\400-01.dwg\SUPMOD	

**PC3
OVERFLOW PARKING**

**PROPOSED
SITE DETAILS**

JOB NUMBER 400-01	SHEET NUMBER SD-9
-----------------------------	-----------------------------

For each open utility cut of City streets, a \$325 permit shall be required from the City prior to occupancy and/or project acceptance.

WILMINGTON
NORTH CAROLINA
Public Services • Engineering Division
APPROVED STORMWATER MANAGEMENT PLAN
Date: _____ Permit # _____
Signed: _____

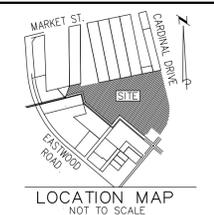
Approved Construction Plan

Name	Date
Planning	_____
Traffic	_____
Fire	_____

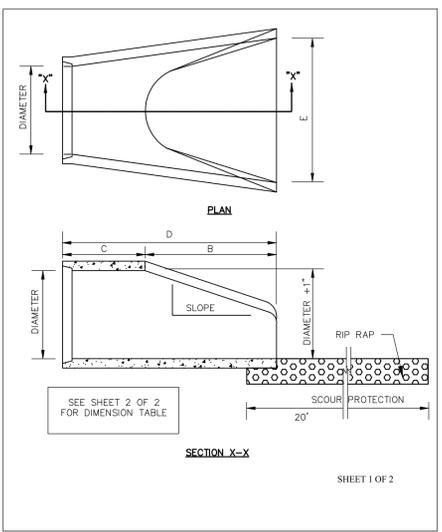
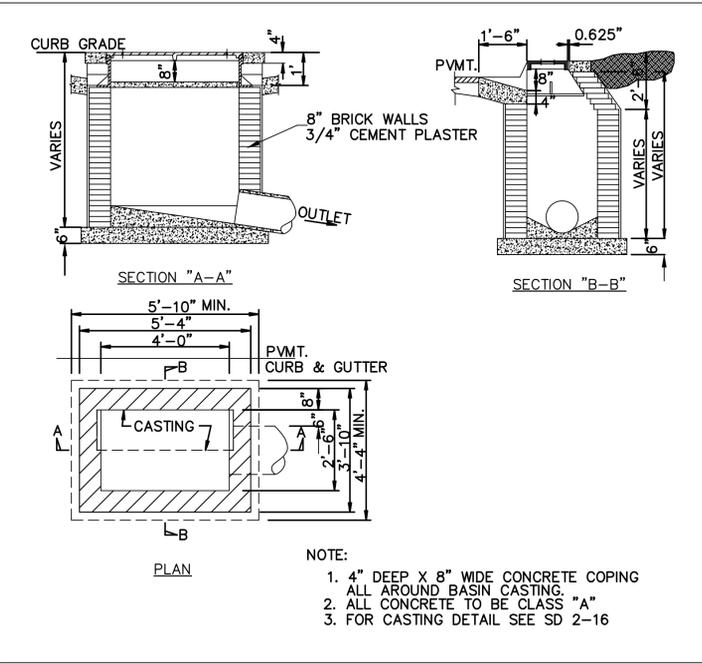
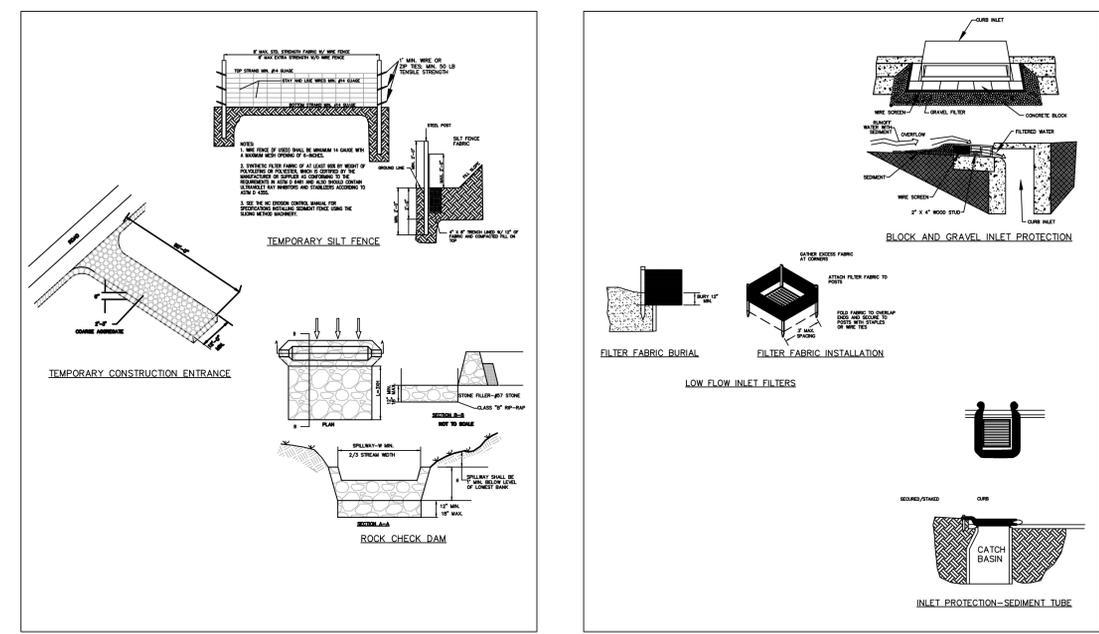
For each open utility cut of City streets, a \$325 permit shall be required from the City prior to occupancy and/or project acceptance.

CITY OF WILMINGTON
NORTH CAROLINA
Public Services • Engineering Division
APPROVED STORMWATER MANAGEMENT PLAN
Date: _____ Permit # _____
Signed: _____

CITY OF WILMINGTON
NORTH CAROLINA
Approved Construction Plan
Name _____ Date _____
Planning _____
Traffic _____
Fire _____



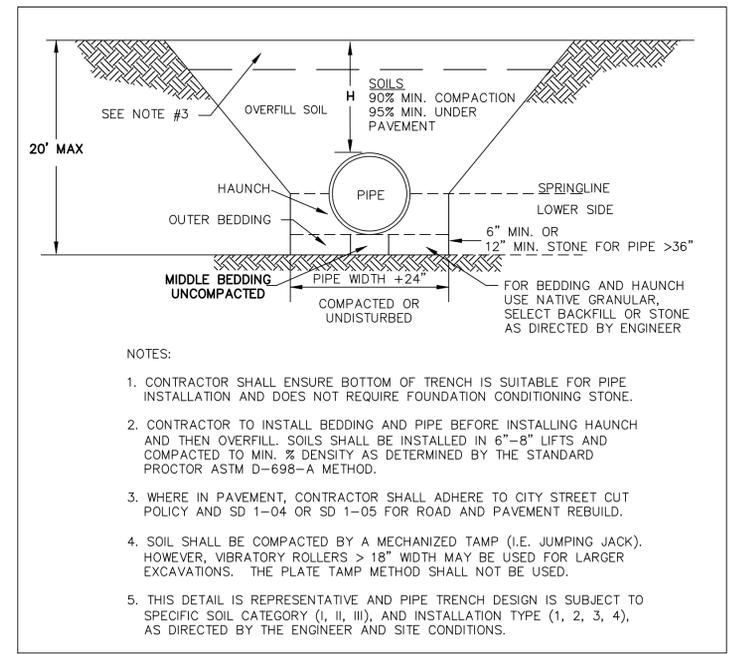
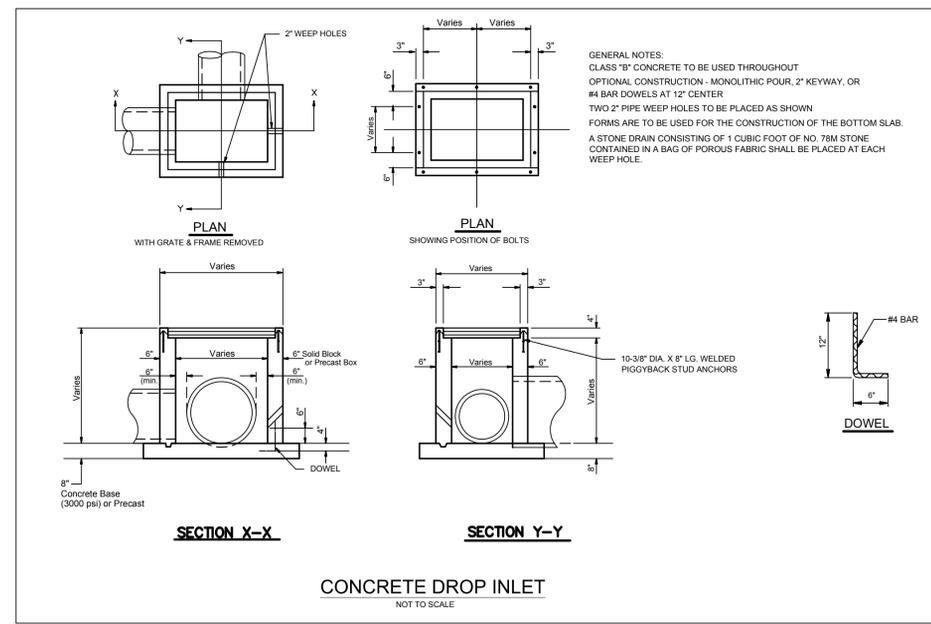
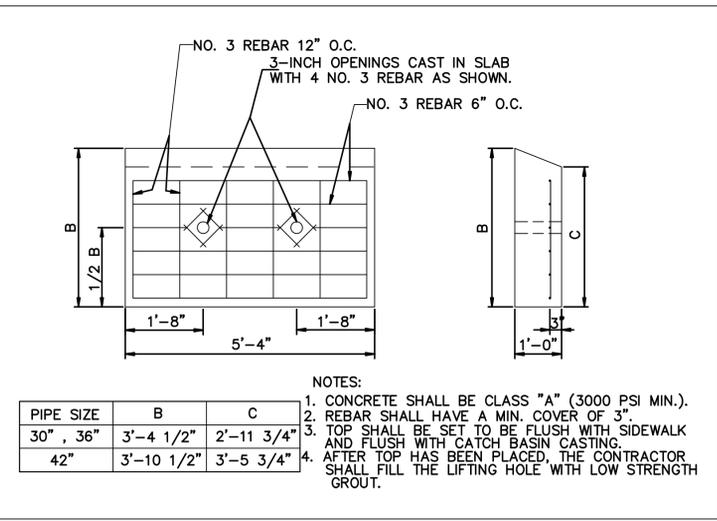
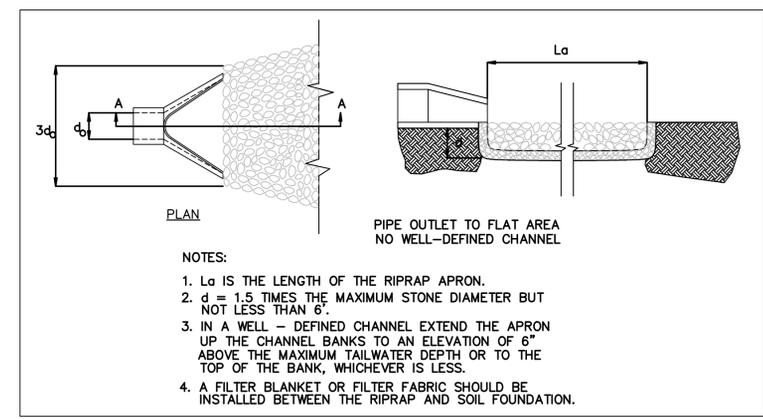
LEGEND:



NOTE:
1. STRUCTURAL DESIGN OF END SECTION SHALL CONFORM WITH THAT OF STANDARD REINFORCED CONCRETE.

PIPE DIAMETER	WALL THICKNESS	SLOPE	B	C	D	E	UNIT WEIGHT
12	2 1/4	3:1	24	49	73	24	730
15	2 1/4	3:1	27	46	73	30	910
18	2 1/2	3:1	27	46	73	36	1190
21	2 3/4	3:1	36	37	73	42	1370
24	3	3:1	42	31 1/2	73 1/2	48	1770
27	3 1/4	3:1	48	25 1/2	73 1/2	54	2130
30	3 1/2	3:1	54	19 3/4	73 3/4	60	2380
33	3 3/4	3:1	60	36	96	66	3870
36	4	3:1	63	34 3/4	97 3/4	72	5320
42	4 1/2	3:1	63	35	98	78	5920
48	5	3:1	72	26	98	84	7470
54	5 1/2	2.4:1	66	34	100	90	8810
60	6	2:1	60	39	99	96	11180
72	7	2:1	78	21	99	108	13980

NOTE:
1. L_a IS THE LENGTH OF THE RIPRAP APRON.
2. $d = 1.5$ TIMES THE MAXIMUM STONE DIAMETER BUT NOT LESS THAN 6".
3. IN A WELL-DEFINED CHANNEL EXTEND THE APRON UP THE CHANNEL BANKS TO AN ELEVATION OF 6" ABOVE THE MAXIMUM TAILWATER DEPTH OR TO THE TOP OF THE BANK, WHICHEVER IS LESS.
4. A FILTER BLANKET OR FILTER FABRIC SHOULD BE INSTALLED BETWEEN THE RIPRAP AND SOIL FOUNDATION.



2 TRC COMMENTS 6/18/15
TREE REMOVAL, TREE PROTECTION,
HC PARKING SUMMARY, TRAFFIC
FACILITY INVENTORY, SW APPROVAL
STAMP.

REV. # DESCRIPTION REV. BY DATE
REVISIONS

OWNER:
PORT CITY CHURCH
COMMUNITY CHURCH
250 VISION DRIVE
WILMINGTON, NC 28403
PHONE: (910) 202-8800
FAX: (910) 202-8900

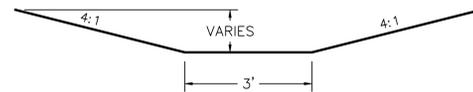
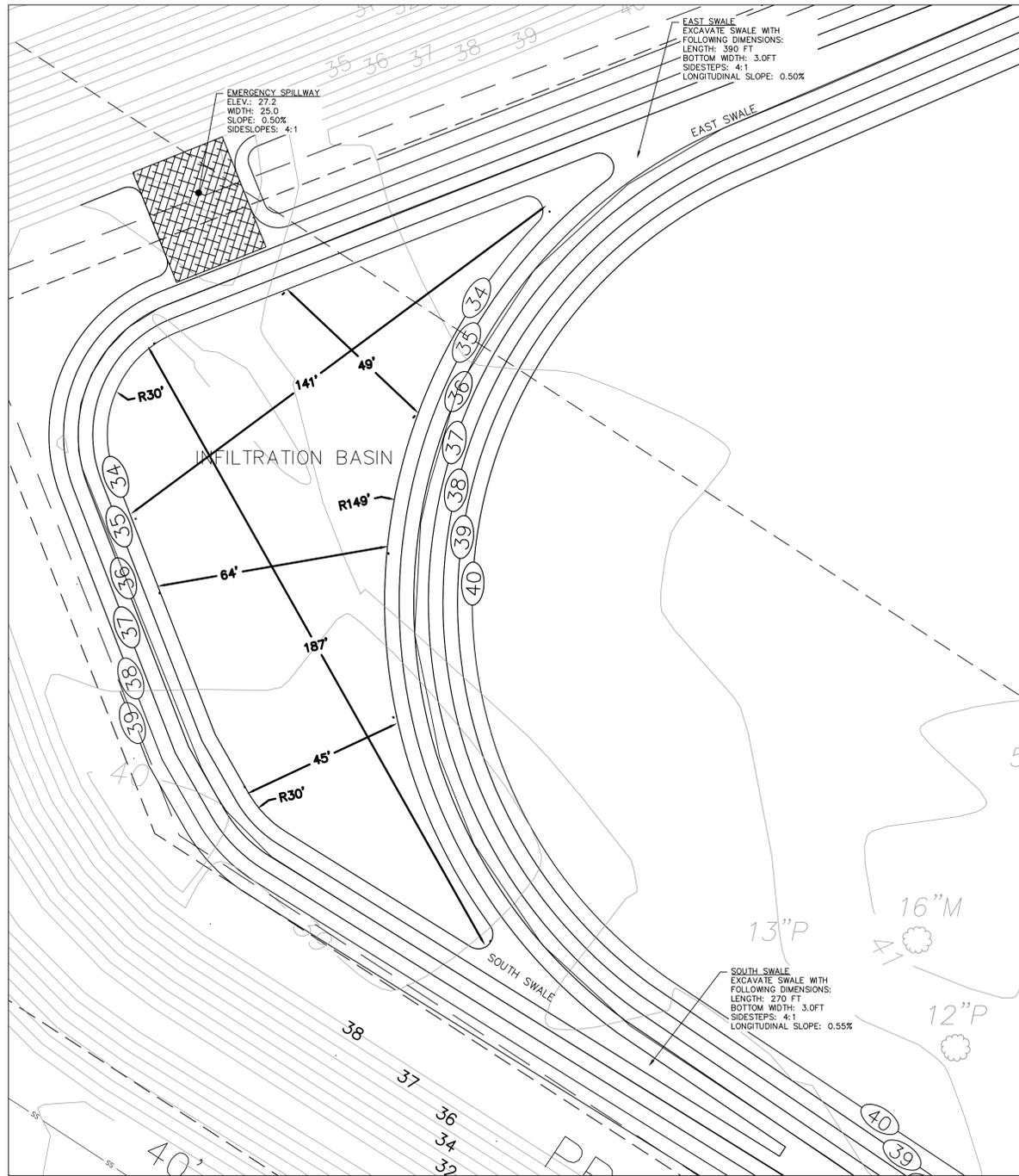
Coastal Land Design, PLLC
Civil Engineering / Landscape Architecture
Land Planning / Construction Management
NCBELS Firm License No: P-0369
P.O. Box 1172
Wilmington, NC 28402 www.cldeng.com Phone: 910-254-6333
Fax: 910-254-0592

DRAWN : F.BRAXTON PROJECT NUMBER : 400-01
DESIGN : F.BRAXTON NUMBER : 400-01
CHECK : J.PETROFF SCALE : VARIES
APPROVED : F.BRAXTON DATE : 06/18/14
FILE NAME : Y:\000\400-01\dwg\SUPMOD

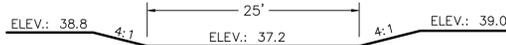
PC3 OVERFLOW PARKING

PROPOSED SITE DETAILS

JOB NUMBER 400-01 SHEET NUMBER SD-10



2 SW-6



3 SW-6

For each open utility cut of City streets, a \$325 permit shall be required from the City prior to occupancy and/or project acceptance.

CITY OF WILMINGTON
NORTH CAROLINA
Public Services • Engineering Division
APPROVED STORMWATER MANAGEMENT PLAN

Date: _____ Permit # _____

Signed: _____

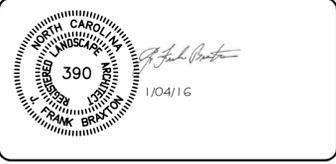
CITY OF WILMINGTON
NORTH CAROLINA
Approved Construction Plan

Name	Date
Planning	
Traffic	
Fire	



LEGEND:

REV. #	DESCRIPTION	REV. BY	DATE
2	TRC COMMENTS		6/18/15
	TREE REMOVAL, TREE PROTECTION, HC PARKING SUMMARY, TRAFFIC FACILITY INVENTORY, SW APPROVAL STAMP.		
REVISIONS			



OWNER:
PORT CITY
COMMUNITY CHURCH
250 VISION DRIVE
WILMINGTON, NC 28403
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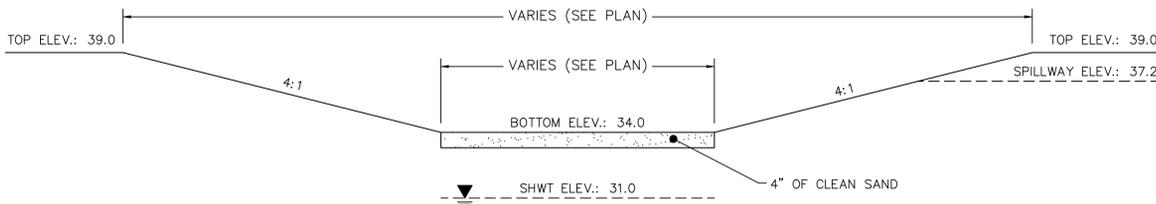


DRAWN : F.BRAXTON	PROJECT : 400-01
DESIGN : F.BRAXTON	NUMBER : 400-01
CHECK : J.PETROFF	SCALE : VARIES
APPROVED : F.BRAXTON	DATE : 06/18/14
FILE NAME : Y:\000\400-01\dwg\SUPMOD	

**PC3
OVERFLOW PARKING**

STORMWATER PLAN

1 SW-6
INFLTRATION BASIN DETAIL
1" = 20" (ON 24" X 36" PLOT)



2 SW-6
INFLTRATION BASIN CROSS-SECTION DETAIL
NOT TO SCALE

GENERAL NOTES:

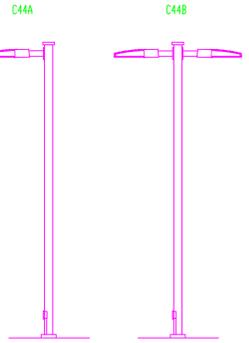
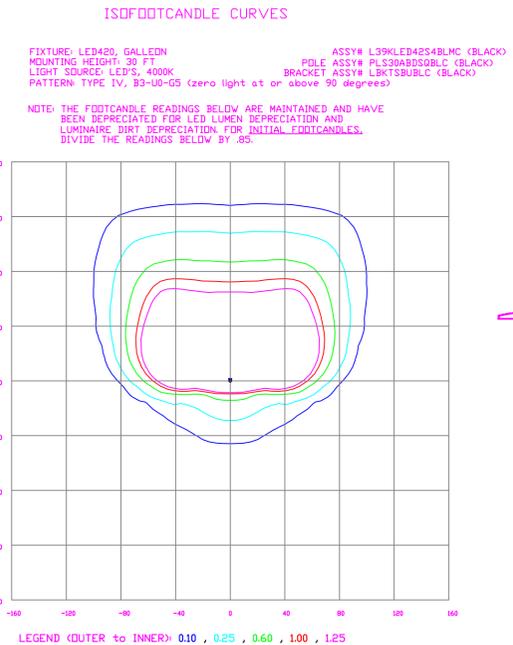
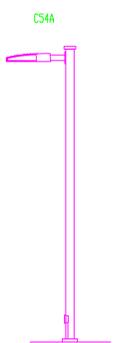
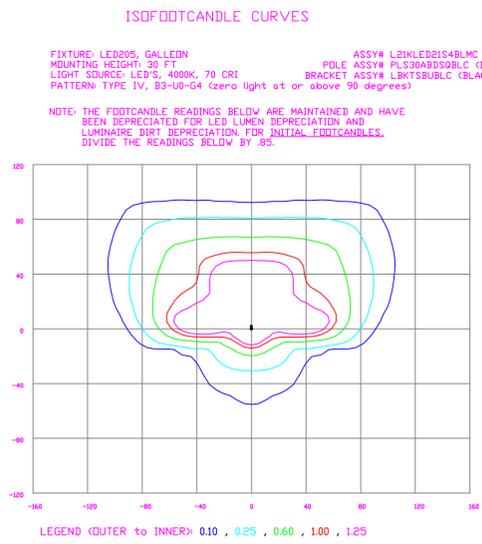
- PARCEL ADDRESS: 200 CARDINAL DRIVE EXTENSION WILMINGTON, NORTH CAROLINA 28405
- PARCEL SIZE: 32.5840 ACRES.
- PIN NUMBERS: R05000-002-0004-000
R05014-002-001-000
R05014-002-002-000
- BOUNDARY SURVEY, TOPOGRAPHIC SURVEY, AND WETLAND SURVEY WERE COMPLETED BY HANOVER DESIGN SERVICES, P.A AND WERE INCLUDED IN THE ORIGINAL SUBMITTAL FOR THIS PROJECT.
- WETLAND DELINEATION HAS BEEN APPROVED BY THE U.S. ARMY CORPS OF ENGINEERS ON APRIL 8, 2005. USACE ACTION ID: 200500598. THERE ARE NO WETLAND IMPACTS FOR THIS PROJECT.
- CONTRACTOR TO FIELD VERIFY ALL EXISTING UTILITIES ABOVE AND BELOW GROUND BEFORE COMMENCING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR DISPOSAL OF ALL WASTE MATERIALS GENERATED THROUGH DEMOLITION AND GRUBBING ACTIVITIES SHOWN.
- THE DISTURBED AREA FOR THE CONSTRUCTION OF THIS MODIFICATION IS 12.5 ACRES.
- ALL DISTURBED AREAS ARE TO BE SEEDED, FERTILIZED, AND MULCHED, OR ELSEWISE ADEQUATELY STABILIZED, WITHIN 15 WORKING DAYS OR 30 CALENDAR DAYS, WHICH EVER IS SHORTER OF COMPLETION OF GRADING ACTIVITIES.
- EXCELSIOR MATTING AND SEEDING TO BE USED ON SLOPES STEEPER THAN 2:1. SOD SHALL BE USED FOR ALL SLOPES FLATTER THAN 2:1.
- ALL REGULATED TREES IN DISTURBED AREA ARE TO BE PROTECTED AS PER NEW HANOVER COUNTY REGULATIONS OR CITY OF WILMINGTON REGULATIONS.
- ALL STORM DRAIN DEVICES ARE DESIGNED TO PROVIDE POSITIVE DRAINAGE.
- STORMWATER PUMPS ARE TO BE PROVIDED OR TO BE READILY AVAILABLE IN CASE OF EMERGENCY DRAINING OF THE INFILTRATION BASIN.
- THE DESIGN OF THE INFILTRATION BASIN IS BASED UPON THE CONSIDERATION OF THE GRASSED PARKING AREAS AS IMPERVIOUS AREA. HENCE, IT IS PURPOSELY OVERDESIGNED TO PROVIDE ADDITIONAL TREATMENT AS WELL AS TO PROVIDE AN OPTION FOR THE GRASSED AREA TO BE PAVED AT SOME POINT IN THE FUTURE (NOT INCLUDED IN THIS PROJECT).

BASIN #2 BUA TABLE

OVERALL AREA	
TOTAL BASIN AREA	= 371,642 SF
IMPERVIOUS AREA	
ON-SITE BUILDINGS	= NONE
ON-SITE STREETS	= NONE
ON-SITE PARKING	= 89,265 SF
ON-SITE SIDEWALK	= 1,390 SF
OTHER ON-SITE	= NONE
ON-SITE FUTURE	= 17,370 SF
OFF-SITE	= NONE
TOTAL	= 108,025 SF
BASIN DENSITY	
108,025 SF	
371,642 SF (100) = 29.1 %	

GENERAL CONSTRUCTION SEQUENCE:

- INSTALL TREE PROTECTION FENCING PER APPROVED PLANS.
- INSTALL SEDIMENT FENCE PER APPROVED PLANS.
- EXCAVATE STORMWATER POND AND CONVEYANCE SWALES.
- CLEAR, GRUB, AND GRADE SITE WITH CARE TO LIMIT VEHICULAR TRAFFIC ON AREA FOR GRASSED PARKING LOT. THE ASPHALT DRIVEWAYS SHOULD BE USED AS MUCH AS POSSIBLE.
- AFTER ALL LAND DISTURBING ACTIVITIES IS COMPLETE, AND THE BASIN IS ADEQUATELY STABILIZED, THE SEDIMENT FENCE SHALL BE REMOVED AND THE POND SHALL BE CLEANED OUT TO THE ORIGINAL DESIGN DIMENSIONS.

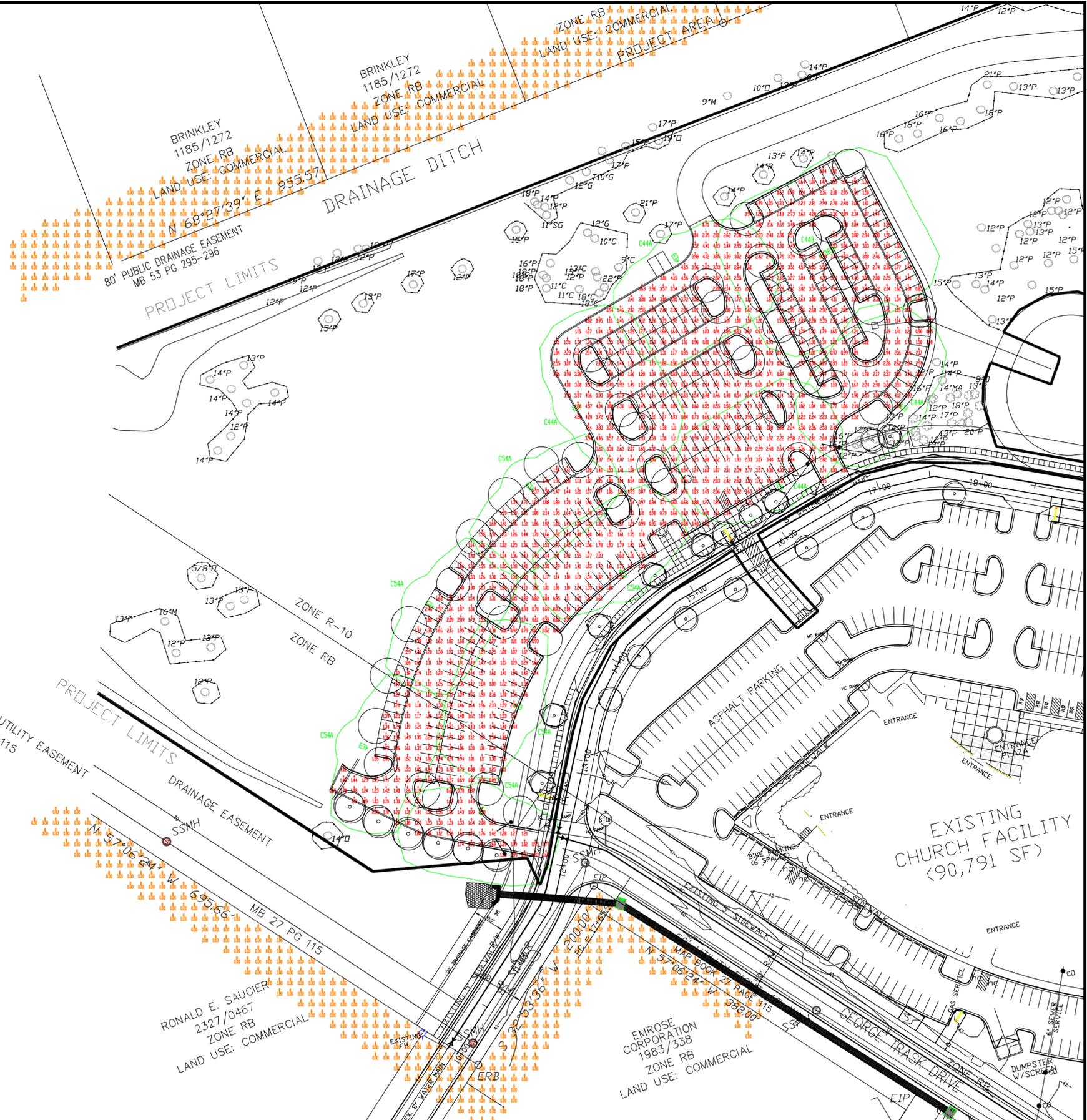


CALCULATION SUMMARY

AREA NAME	DIMENSIONS	GRID / TYPE	# PTS	SPAC	GROUP	AVE	MAX	MIN	MAX/MIN	AVE/MIN
Parking	2516.70x1951.60ft	Parking	1144	10.00	(+)	1.76	8.28	0.40	20.78	4.41
Property Line		Property Line	1005	10.00	(-)	0.00	0.06	0.00	N/A	N/A

Port City Church (15-0217) LUMINAIRE SCHEDULE

TYP	SYMBOL	DESCRIPTION	LAMP	LUMENS	MOUNTING/BALLAST	LLF	QTY
C44A	⊕	COOPER LIGHTING CP420_4_1/POLE (1) "C424" CP420_4_1-4/POLE	(28) LED 4000K	39078	30' MT HT Cooper SB	0.85	4
C44B	⊕	COOPER LIGHTING CP420_4_2/POLE (2) "C424" CP420_4_1-4/POLE	(56) LED 4000K	39078	30' MT HT Cooper SB	0.85	1
C54A	⊕	COOPER LIGHTING CP205_4_1/POLE (1) "C054" CP205_4_1-4/POLE	(64) LED 4000K	20555	30' MT HT Cooper SB	0.85	6



LIGHTING DESIGN TOLERANCE

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

Customer approval: _____ Date: _____



PROPRIETARY & CONFIDENTIAL

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PORT CITY CHURCH WILMINGTON NC	
SITE LIGHTING PLAN	
Designed by	DEP LIGHTING SOLUTIONS
Reviewed by	C. BRENCO Scale 1" = 50'
Date	10/16/2015 Size "Arch D"
Description	LED420 & LED205 SHOEBOX FIXTURES
Drawing No.	15-0217A Sht. 1 OF 1