



Development Services
Planning
305 Chestnut Street
PO Box 1810
Wilmington, NC 28402-1810

September 3, 2015

Brad Sedgwick
JBS Consulting
7332 Cotesworth Drive
Wilmington, NC 28405

910 254-0900
910 341-3264 fax
wilmingtonnc.gov
Dial 711 TTY/Voice

RE: Decks & Docks Lumber, located at 407 Landmark Drive

I have attached a copy of the construction release for the **Decks & Docks Lumber**, located at 407 Landmark Drive. **Please make note of the conditions for the release as they appear on the attached release letter.** These conditions must be followed and met in order for the construction to be approved. ***Prior to beginning any construction or grading on the site, you must have a pre-construction meeting between City staff and the project's representatives. Any violation of this condition will result in an immediate stop work order and other civil penalties.***

All construction on the site must be in accordance with the City of Wilmington standards and the approved construction plans stamped by the City. Any trees and areas designated to be saved or protected must be properly barricaded and/or marked throughout construction. In addition please be aware that to obtain a certificate of occupancy for this construction project, the appropriate departments within the City of Wilmington must perform and approve a final inspection.

To arrange for these inspections please contact John Barham, Zoning Inspector, at 254-0900. Mr. Barham will coordinate the final inspections and provide a punch-list to the Developer within 5 working days. Upon correction of the punch-list items a final inspection will be performed. If the inspection is passed then the Zoning Inspector of the City of Wilmington will be notified of the inspection approval for this development. ***NOTE: The Zoning Inspector will not sign for a Certificate of Occupancy until both the requirements of the City of Wilmington's zoning ordinance and Construction Management division are satisfied.***

Please contact our office at 254-0900 to schedule the preconstruction meeting and if you have any questions or concerns regarding this information. The City thanks you for your investment in our community and looks forward to working with you towards construction of a quality development project.

Sincerely,

A handwritten signature in black ink, appearing to read 'Brian Chambers', with a long horizontal flourish extending to the right.

Brian Chambers, Associate Planner



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TRANSMITTAL LETTER

TO: John Barham, Zoning Official
 DATE: September 3, 2015
 SUBJECT: **Decks & Docks Lumber** Project # 2015055
 LOCATION: 407 Landmark Drive

The following items are being sent to you via this package.

QUAN.	DWG./NO.	DESCRIPTION
1	Dated 8/31/15	Decks & Docks Lumber Approved Plans
1	Dated 8/13/15	City Tree Removal Permit TPP-16-29
1	Dated 9/1/15	New Hanover County Grading Permit #30-99 Revision #1
1	Dated 9/3/15	City Stormwater Discharge Permit No. 2015025 (under separate cover)

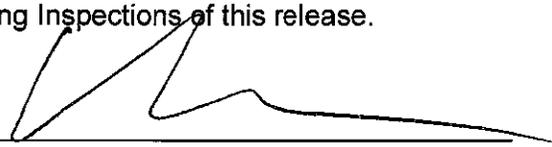
REMARKS: **Decks & Docks Lumber**, located at **407 Landmark Drive**, is hereby conditionally released for construction. The following conditions must be satisfied as part of this release:

- A. **A PRE-CONSTRUCTION MEETING MUST BE HELD BETWEEN THE SITE CONTRACTOR AND CITY STAFF PRIOR TO ANY SITE WORK, TREE REMOVAL, CLEARING, OR GRADING BEGINNING ON THE SITE. FAILURE TO COMPLY WILL RESULT IN IMMEDIATE CIVIL PENALTIES.**
- B. **ANY TREES, INCLUDING THE CRITICAL ROOT ZONE AREA, AND/OR AREA DESIGNATED TO BE SAVED MUST BE PROPERLY BARRICADED OR MARKED WITH FENCING AND PROTECTED THROUGHOUT CONSTRUCTION TO INSURE THAT NO CLEARING AND GRADING WILL OCCUR IN THOSE AREAS.**
- C. **NO EQUIPMENT IS ALLOWED ON THE SITE AND NO CONSTRUCTION OF ANY BUILDING, STRUCTURE, WALL, UTILITIES, INFRASTRUCTURE, ETC., OF ANY KIND, INCLUDING FOOTINGS AND BUILDING SLABS, WILL BE PERMITTED UNTIL THE CITY ZONING INSPECTOR AUTHORIZES THE ACTIVITY.**
- D. **THIS DEVELOPMENT SHALL COMPLY WITH ALL LOCAL, CITY TECHNICAL STANDARDS, REGIONAL, STATE AND FEDERAL DEVELOPMENT REGULATIONS.**
- E. **ALL APPLICABLE TRC REQUIREMENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF THE FINAL ZONING APPROVAL.**
- F. **IF THE CONDITIONS LISTED ABOVE ARE VIOLATED, A STOP WORK ORDER WILL BE ISSUED.**
- G. **NO CONSTRUCTION ACTIVITY SHALL OCCUR WITHIN THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION (NCDOT) RIGHT-OF-WAY UNTIL ALL NCDOT**

PERMITS HAVE BEEN ISSUED AND RECEIVED BY THE CITY. ALL IMPROVEMENTS REQUIRED SHALL BE INSTALLED AND APPROVED BY NCDOT PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY.

- H. THE DEVELOPER ASSUMES ALL RISKS AND PENALTIES WITH ANY DELAY OR STOP WORK ORDER ASSOCIATED WITH THE VIOLATION OF THIS RELEASE. THE DEVELOPER ACKNOWLEDGES THE CONDITIONS OF THIS RELEASE AND ASSUMES ALL RESPONSIBILITIES AND RISKS ASSOCIATED WITH IT. THE CITY OF WILMINGTON WILL NOT BE HELD LIABLE FOR ANY COSTS ASSOCIATED WITH THE CONSTRUCTION RELEASE.
- I. APPROVAL OF A MAJOR OR MINOR SITE PLAN SHALL EXPIRE AFTER EIGHTEEN (18) MONTHS FROM THE DATE OF SUCH APPROVAL IF THE APPLICANT HAS FAILED TO MAKE SUBSTANTIAL PROGRESS ON THE SITE. THE TECHNICAL REVIEW COMMITTEE MAY GRANT A SINGLE, SIX-MONTH EXTENSION OF THIS TIME LIMIT FOR MAJOR AND MINOR SITE PLANS, FOR GOOD CAUSE SHOWN, UPON RECEIVING A REQUEST FROM THE APPLICANT BEFORE THE EXPIRATION OF THE APPROVED PLAN. IN THE EVENT APPROVAL OF A SITE PLAN HAS EXPIRED, FOR WHATEVER REASONS, THE OWNER AND/OR APPLICANT WILL BE REQUIRED TO RESUBMIT FOR APPROVAL OF A SITE PLAN THAT MEETS CURRENT DEVELOPMENT STANDARDS UNLESS OTHERWISE NOTED IN THIS CHAPTER.

Please notify New Hanover County Building Inspections of this release.

Signature: 
Brian Chambers, Associate Planner

- | | | |
|-------|-----------------------|--|
| Copy: | Brad Sedgwick | JBS Consulting, PA |
| | Bret Russell | Construction Manager |
| | Rob Gordon | Engineering |
| | Jim Quinn | Stormwater Specialist |
| | Aaron Reese | Urban Forestry |
| | Chris Elrod | Wilmington Fire Department (e-mail only) |
| | Sammy Flowers | Wilmington Fire Department (e-mail only) |
| | Brian Blackmon | Surveyor (e-mail only) |
| | Jim Sahlie | GIS Addressing (e-mail only) |
| | Bill McDow | Traffic Engineering (e-mail only) |
| | Derek Pielech | Stormwater (e-mail only) |
| | Don Bennett | Traffic Engineering (e-mail only) |
| | Bernice Johnson | CFPUA (e-mail letter only) |
| | Beth Easley Wetherill | NHC Erosion Control (e-mail only) |
| | Michelle Hutchinson | GIS Engineer (e-mail only) |
| | Alina Jakubcanin | GIS Analyst (e-mail only) |
| | Genna Porter | Engineering (e-mail only) |

File: Decks & Docks Lumber

Project File # 2015055



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APPROVED: X DENIED: _____

PERMIT #: TRP-16-29

Application for Tree Removal Permit

Name of Applicant: BRAD SEDGWICK / SBSC Phone: 619-9990 Date: 8/2/15

Name of Property Owner: SHAWN ROBERTS Phone: 727-417-5608

Property Owner Address: 1281 COURT STREET CLEARWATER, FL 33756

Address of Proposed Tree Removal: 407 LANDMARK DRIVE

Description of tree(s) to be removed/reason for removal: (provide attachment if necessary)

- 1. _____
- 2. NO TREES TO BE
- 3. REMOVED FOR THIS
- 4. PROJECT
- 5. _____
- 6. _____
- 7. _____
- 8. _____
- 9. _____
- 10. _____

Description of Replacement Tree(s): _____

Applicant Signature: [Signature] Date: 8/13/15

*****FOR OFFICIAL USE ONLY*****

Reviewed By: [Signature] Date: 8/13/15

Remarks: no trees removed

ALL WORK MUST BE IN COMPLIANCE WITH THE CITY LAND DEVELOPMENT CODE, ARTICLE 8, LANDSCAPING AND TREE PRESERVATION.

NEW CONSTRUCTION: _____ EXPANSION: _____ OTHER: _____ PAID: 25.00

Tree Preservation Permit Fees

Less than 1 acre	\$25.00
1-5 acres	\$50.00
5-10 acres	\$100.00
Greater than 10 acres	\$150.00

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NEW HANOVER COUNTY

Engineering Department
230 Government Center Drive • Suite 160
Wilmington, North Carolina 28403
TELEPHONE (910)-798-7139
Fax (910) 798-7051

Beth E. Wetherill, C.P.E.S.C.
Soil Erosion Specialist

September 1, 2015

Mr. Jamie Holder, Agent
3604 Country Cove Lane,
Raleigh, North Carolina 27606

RE: Grading Permit #30-99 Revision #1, Decks and Docks

Dear Mr. Jamie Holder:

This office has reviewed the revised subject sedimentation and erosion control plan. We find the plan to be acceptable.

Please read the permit conditions carefully and return the signed blue original to our office and keep the copy for your records.

A preconstruction meeting is required prior to any land disturbing activity on site. Please contact us at (910) 798-7139 to set this up with us.

The land disturbance fee of \$200 is due to be paid to New Hanover County, to my attention, prior to issuance of the Certificate of Occupancy.

Please be advised that a copy of the approved soil erosion plan, a copy of the grading permit, the approved plan, a rain gauge and the Combined Inspection Reports must be available at all times at the site.

New Hanover County's Erosion and Sedimentation Control Program is performance oriented requiring protection of the natural resources and adjoining properties. If following the commencement of the project, it is determined that the plan is inadequate to meet the requirements of the New Hanover County's Erosion and Sedimentation Control Ordinance, this office may require revisions in the plan and its implementation to insure compliance with the ordinance.

This permit will not preclude any other permits or approvals necessary for beginning or completing this development. It is the owner's responsibility to have all the approvals or permits that are required prior to beginning construction. Approval of an erosion control plan is conditioned on the applicant's compliance with Federal and State Water Quality laws, regulations and rules.

Respectfully yours,

Beth Easley Wetherill

Beth Easley Wetherill
NHC Soil Erosion Specialist

CC: Brad Sedgewick PE, JBS Consulting, PA
Brian Chambers, City of Wilmington Planning
Shawn Roberts CEO, Decks & Docks Lumber



Permit for a Land Disturbing Activity

New Hanover County
Department of Engineering
230 Government Center Drive - Suite 160
Wilmington, North Carolina 28403
(910) 798-7139

As authorized by the New Hanover County Erosion and Sedimentation Control Ordinance

This permit issued to Deck & Docks Lumber authorizes the development of 0.50 acres of land at 407 Landmark Drive for Expansion of Decks and Docks Lumber in New Hanover County. This permit issued on September 1, 2015 is subject to compliance with the application and site drawings, all applicable regulations and special conditions and notes set forth below. **Any plan modifications must be approved by this office prior to field changes.**

It is understood by the applicant that a representative of New Hanover County's Engineering Department may inspect the site at any time following the issuance of this Permit. A copy of the approved Soil Erosion Control Plan, this permit, a rain gauge and copies of all the Combined Self-Monitoring and Self Inspection Reports must be available at all times at the site.

Failure to execute the provisions of this permit and the approved Soil Erosion Plan, or any other provisions of the New Hanover County Soil Erosion and Sedimentation Control Ordinance, shall result in immediate legal action by the County to the limits prescribed by the Ordinance. If the measures outlined on the approved Soil Erosion Control Plan and this Permit prove insufficient, additional Erosion Control measures can and will be required which in turn will be considered provisions of this Permit. This Permit does not preclude any other permits or approvals necessary for beginning or completing this development. Approval of an erosion control plan is conditioned on the applicant's compliance with Federal and State laws, regulations and rules. It is the Permittee's responsibility to obtain all necessary permits and approvals.

SPECIAL CONDITIONS

(THESE CONDITIONS MUST BE FOLLOWED IN ADDITION TO THE PLANS AND SPECIFICATIONS)

- *All the soil erosion control measures will be installed as the site is cleared and maintained throughout construction. These include a construction entrance, silt fences and inlet protection.
- *Tree Removal Permits must be acquired from the City of Wilmington and/or New Hanover County prior to issuance of this permit and clearing the site.
- *Silt fence stakes must be metal and will be placed **six feet apart without wire reinforcement** or **eight feet apart with wire reinforcement**. Silt fence is not allowed as inlet protection.
- *This permit does not preclude any permits or approvals which may be necessary such as City of Wilmington or New Hanover County Stormwater, NCDENR Water Quality, C.A.M.A., and the US Army Corps. of Engineers, DEM Solid Waste or any other agencies.
- *No sediment shall leave the site.

*If plan revisions are necessary you must submit a copy to this office for approval **prior** to any field changes.

*If soil is removed from the site, it must be taken to an approved or permitted site to be identified to this office **prior** to removal from the site.

*All City and/or County and State drainage and stormwater requirements will be adhered to.

*If these measures fail to adequately control erosion, more restrictive measures will be required.

*If any phase of grading ceases for more than 15 working days, the site will be temporarily stabilized.

*All slopes must be stabilized within 21 calendar days of any phase of activity.

The approval of an erosion control plan is conditioned on the applicant's compliance with Federal and State Water Quality laws, regulations and rules.

***Note the required rates for seed, lime, fertilizer and mulch in your seeding specifications.**

***Note the NPDES information from the State for sites disturbing 1 acre or more and the reporting requirements.** All **NEW** projects permitted after August 3, 2011 **must include** the following surface water withdrawal locations and stabilization requirement designations on the plan in order to qualify for coverage under the most recent NPDES Construction General Permit. All settling basins must have outlet structures that withdraw water from the surface, with the exception of basins or traps that have a drainage area of less than 1 acre. The NPDES permit requires ground cover within 14 calendar days on disturbed flat areas and ground cover within 7 calendar days on all areas within HQW Zones, perimeter dikes, swales, ditches, perimeter slopes and all slopes steeper than 3:1. Exceptions include slopes that are 10 feet or less in length and not steeper than 2:1 which must be stabilized within 14 calendar days and slopes greater than 50 feet which must be stabilized within 7 calendar days. This permit also includes other new requirements which are listed in the text of the NPDES Stormwater Discharge Permit for Construction Activities. Inspections of all erosion control measures and reports are required every 7 days and within 24 hours of every 1/2 inch rain event in a 24 hour period.

***Note the Land Resources Self Inspection Program Requirements.** This program is separate from the NPDES reporting and requires inspection and documentation after each phase of construction. These phases include: Installation of perimeter erosion control measures, Clearing and Grubbing of existing ground cover, Completion of any phase of grading of slopes or fills, Installation of storm drainage facilities, Completion of construction or development, Establishment of permanent ground cover sufficient to restrain erosion and any Deviation from the approved plan.

Enclosed is a Combined Self-Monitoring and Self-Inspection Form that meets the requirements of both the NPDES Stormwater Permit for Construction Activities, NCG 010000 reporting and the Land Resources Self Inspection Program that satisfies the requirements of the Sedimentation Pollution Control Act.

This report is the responsibility of the property owner. It requires a rain gauge onsite and inspections and reporting every 7 calendar days and within 24 hours of every 1/2 inch rain per 24 hour period and at specific phases of construction. Additional copies of this Combined Construction Inspection Report can be found at <http://portal.ncdenr.org/web/lr/erosion>. Reports must be available onsite at all times. If you have questions please contact New Hanover County Engineering (910) 798-7139 or the Land Quality Section at the NCDENR Regional office at (910) 796-7215.

*A pre-construction meeting is required prior to any activity on site. Please contact Beth E. Wetherill at (910) 798-7139 to set up this meeting.

This Permit will expire one year from date of issue if no construction activity begins on site. This permit may not be amended or transferred to another party without approval of this office.

Acknowledgment of receipt of Permit

Owner

Beth Easley Wetherill

Beth E. Wetherill, C.P.E.S.C..
Soil Erosion Specialist/New Hanover County

By (please print)

Signature