

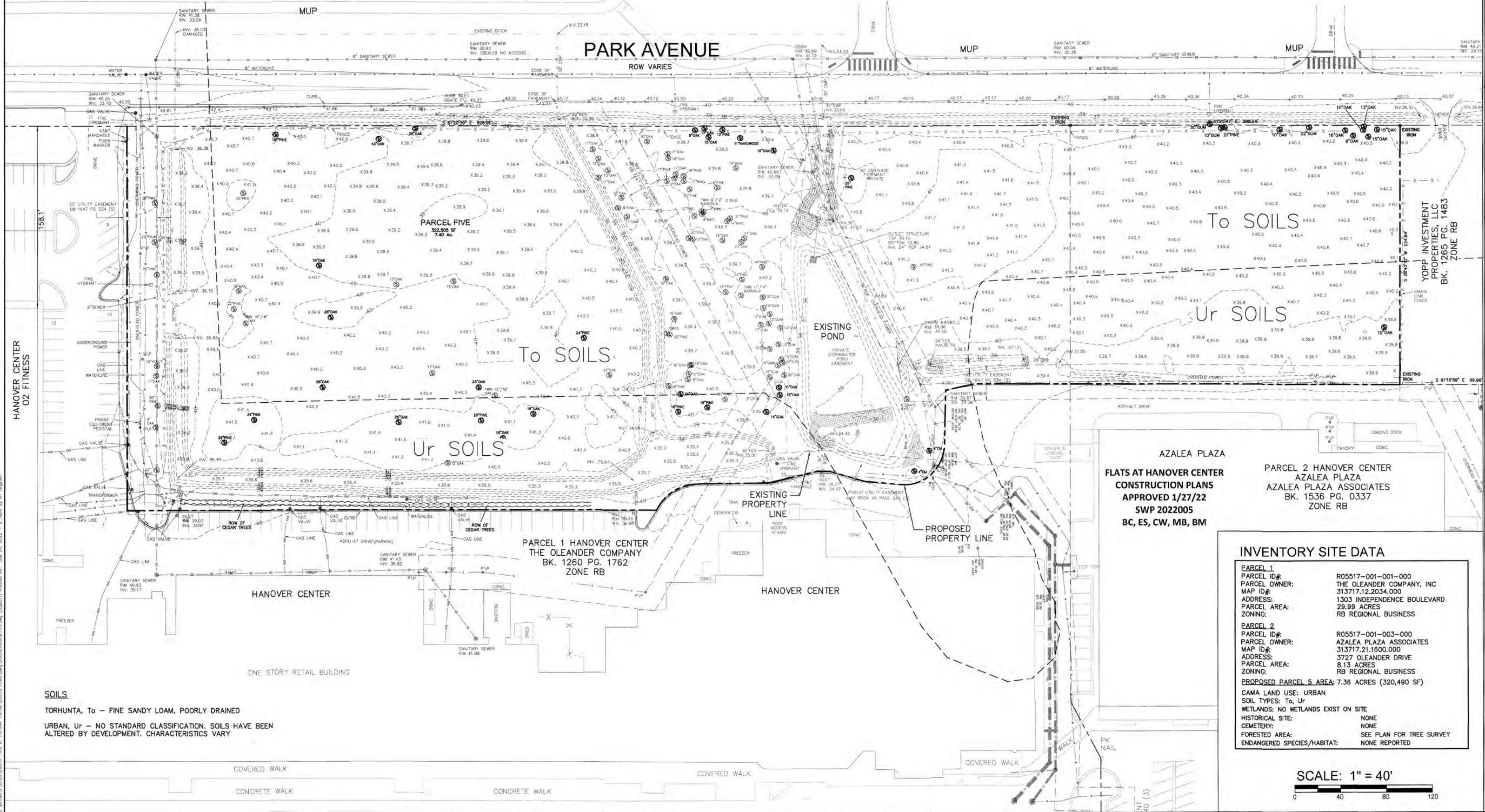


CITY OF WILMINGTON
EMPIE PARK
BK. 0753 PG. 0184
ZONE R-15

PARK PLACE HOA INC
BK. 1239 PG. 0574
ZONE MF-M

SYMBOL	DATE	DESCRIPTION	BY
		REVISIONS	
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INVENTORY SITE PLAN
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N. C.



OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
DAVID HARRY, VP
3284 NORTHSIDE PARKWAY, NW
SUITE 105
ATLANTA, GA 30327
770-635-3590

NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
2602 IRON GATE DR., SUITE 102
3360 WILMINGTON BLVD., SUITE 4112
WILMINGTON, NC 28403
PHONE: (910) 343-9623

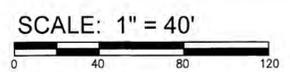
AZALEA PLAZA
FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

PARCEL 2 HANOVER CENTER
AZALEA PLAZA ASSOCIATES
BK. 1536 PG. 0337
ZONE RB

PARCEL 1 HANOVER CENTER
THE OLEANDER COMPANY
BK. 1260 PG. 1762
ZONE RB

INVENTORY SITE DATA	
PARCEL 1	R05517-001-001-000
PARCEL OWNER:	THE OLEANDER COMPANY, INC
MAP ID#:	313717.12.2034.000
ADDRESS:	1303 INDEPENDENCE BOULEVARD
PARCEL AREA:	29.99 ACRES
ZONING:	RB REGIONAL BUSINESS
PARCEL 2	R05517-001-003-000
PARCEL OWNER:	AZALEA PLAZA ASSOCIATES
MAP ID#:	313717.21.1600.000
ADDRESS:	3727 OLEANDER DRIVE
PARCEL AREA:	8.13 ACRES
ZONING:	RB REGIONAL BUSINESS
PROPOSED PARCEL 5 AREA:	7.36 ACRES (320,490 SF)
CAMA LAND USE:	URBAN
SOIL TYPES:	To, Ur
WETLANDS:	NO WETLANDS EXIST ON SITE
HISTORICAL SITE:	NONE
CEMETERY:	NONE
FORESTED AREA:	SEE PLAN FOR TREE SURVEY
ENDANGERED SPECIES/HABITAT:	NONE REPORTED

SOILS
TORHUNTA, To - FINE SANDY LOAM, POORLY DRAINED
URBAN, Ur - NO STANDARD CLASSIFICATION. SOILS HAVE BEEN ALTERED BY DEVELOPMENT. CHARACTERISTICS VARY



Licence #	C-3641
YEAR	2018
DES.	JST
CHKD.	JPN
DRWN.	NKS
DATE	1/24/22

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CITY OF WILMINGTON
EMPIE PARK
BK. 0753 PG. 0184
ZONE R-15

EC PHI (EC-1)
 1. INSTALL CONSTRUCTION ENTRANCES, TREE PROTECTION, TEMPORARY SILT FENCES, AND UTILITY CROSSINGS UNDER PARK AVENUE.
 2. INSTALL TEMPORARY SEDIMENT TRAPS AND INSTALL SKIMMER ON EXISTING POND OUTLET STRUCTURE.
 3. INSTALL TEMP DIVERSION DITCHES.
 4. CLEARING AND GRADING BEGINS.
 5. CONTRACTOR MEANS AND METHODS DETERMINE CONSTRUCTION SEQUENCE WITH RESPECT TO MOVING FROM PLAN SHEET EC-1 TO PLAN SHEET EC-2.
 6. ALL TEMP SEDIMENT TRAPS AND SEDIMENT BASINS ARE TO REMAINS IN PLACE AND IN USE AS LONG AS POSSIBLE.
 7. TEMPORARY CHECK DAMS ARE REQUIRED IN ROW DITCH AS SHOWN UNTIL THE PIPING OF DITCH IS COMPLETE.
 8. ALL TEMPORARY DIVERSION DITCHES ARE TO BE LINED WITH EROSION CONTROL MATTING.
 9. NOTE EC-1 & EC-2 ARE FOR EROSION CONTROL MEASURES & SEQUENCING REFERENCE. GRADING PLANS, UTILITY PLANS, & LAYOUT PLANS DICTATE DESIGN AND SHOULD BE FOLLOWED.

*EXISTING POND TO BE SEDIMENT BASIN #1 IN PHASE 1.

 PARK PLACE HOA INC
BK. 1239 PG. 0574
ZONE MF-M

SYMBOL	DATE	DESCRIPTION	BY
		REVISIONS	

EROSION CONTROL PLAN PH I
 FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

OWNER/DEVELOPER
 NEW MARKET - HANOVER, LP
 DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
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 ATLANTA, GA 30327
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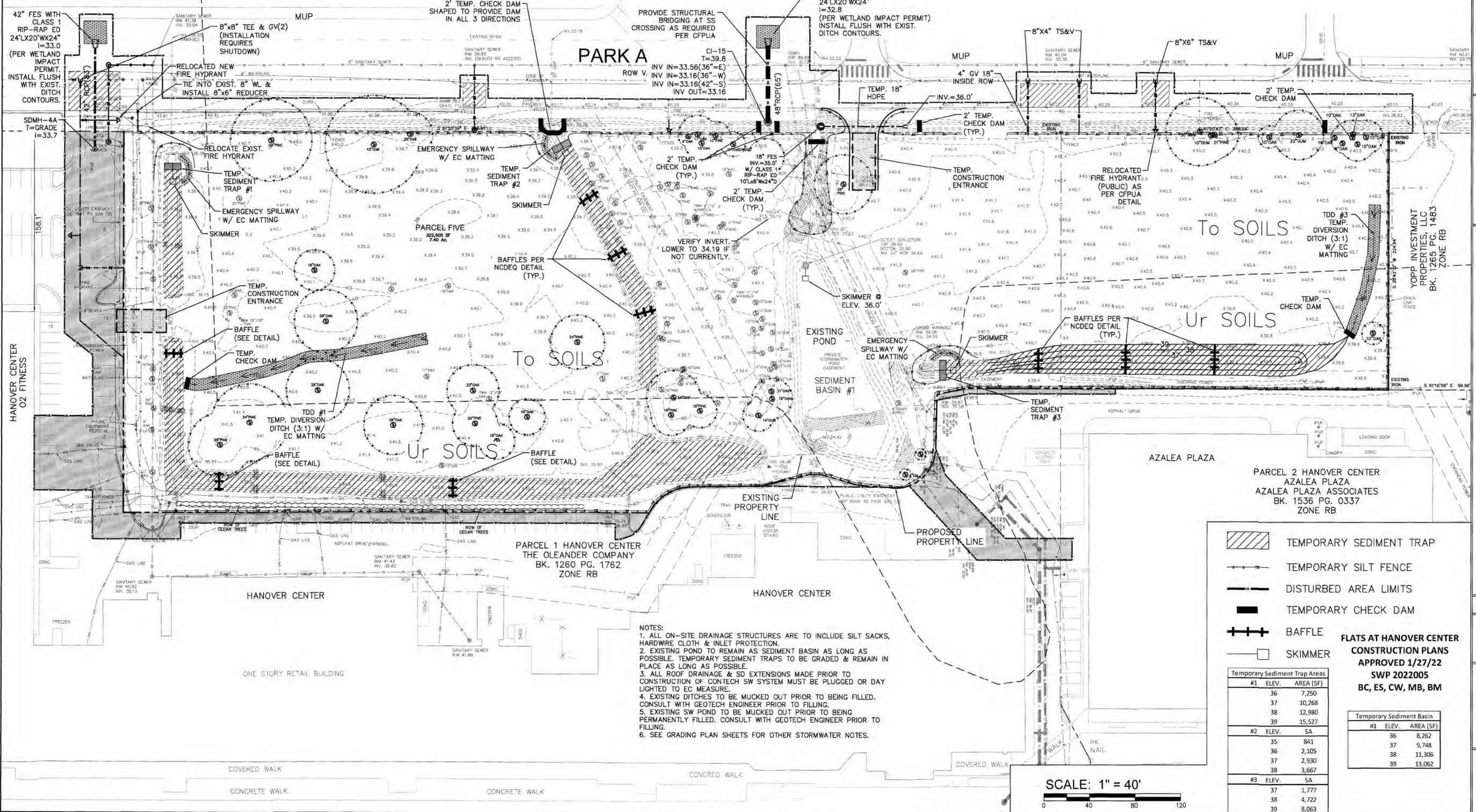
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 PHONE: (910) 343-0653

License #C-3641
2018
 DES. JST
 CKD. JPN
 DRWN. NKS

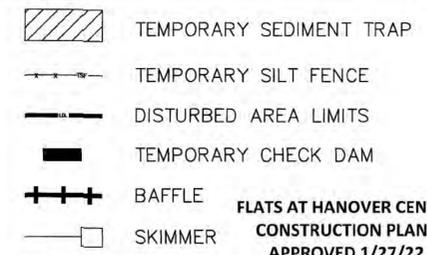
DATE 1/24/22

SEAL REDACTED

EC-1



NOTES:
 1. ALL ON-SITE DRAINAGE STRUCTURES ARE TO INCLUDE SILT SACKS, HARDWARE CLOTH & INLET PROTECTION.
 2. EXISTING POND TO REMAIN AS SEDIMENT BASIN AS LONG AS POSSIBLE. TEMPORARY SEDIMENT TRAPS TO BE GRADED & REMAIN IN PLACE AS LONG AS POSSIBLE.
 3. ALL ROOF DRAINAGE & SD EXTENSIONS MADE PRIOR TO CONSTRUCTION OF CONTECH SW SYSTEM MUST BE PLUGGED OR DAY LIGHTED TO EC MEASURE.
 4. EXISTING DITCHES TO BE MUCKED OUT PRIOR TO BEING FILLED. CONSULT WITH GEOTECH ENGINEER PRIOR TO FILLING.
 5. EXISTING SW POND TO BE MUCKED OUT PRIOR TO BEING PERMANENTLY FILLED. CONSULT WITH GEOTECH ENGINEER PRIOR TO FILLING.
 6. SEE GRADING PLAN SHEETS FOR OTHER STORMWATER NOTES.

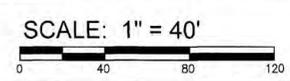


Temporary Sediment Trap Areas

#	ELEV.	AREA (SF)
#1	36	7,250
	37	10,268
	38	12,980
	39	15,527
#2	ELEV.	SA
	35	841
	36	2,105
	37	2,930
	38	3,667
#3	ELEV.	SA
	37	1,777
	38	4,722
	39	8,063

Temporary Sediment Basin

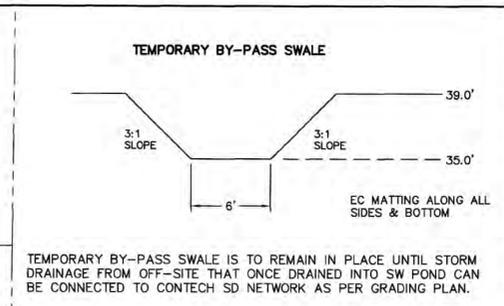
#	ELEV.	AREA (SF)
#1	36	8,262
	37	9,748
	38	11,306
	39	13,062



FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
 APPROVED 1/27/22
 SWP 2022005
 BC, ES, CW, MB, BM



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EMPIE PARK
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ZONE R-15



- EC PH2**
- AFTER CLEARING & GRADING OF PHASE 1 IS COMPLETE, EC-2 (PH2) CAN PROCEED.
 - EC-2 ALLOWS FOR BUILDING PAD CONSTRUCTION, NOT VERTICAL CONSTRUCTION.
 - FILL EXISTING SW POND & CONSTRUCT BY-PASS SCALE WITH CHECK DAMS.
 - CONSTRUCT TEMPORARY SEDIMENT 1-2 & 3. AS SHOWN. CONSTRUCT TEMP DIVERSION DITCHES AND LINE WITH EC MATTING. LOCATION OF TEMP DIVERSION DITCHES MAY VARY FROM PLAN TO AVOID TREES.
 - ROOF DRAINAGE PIPING MAY BE CONSTRUCTED TO NEAREST INLET OR AS SHOWN. HOWEVER, NO ROOF DRAIN PIPE SHALL CARRY RUNOFF YET. ALL ROOF DRAINAGE PIPING SHALL EITHER TERMINATE IN A JB/DI OR SHALL BE PLUGGED FOR FUTURE CONNECTION.
 - CONTRACTOR MEANS & METHODS OF CONSTRUCTION ALONG WITH CONSULTATION WITH NHC EC INSPECTORS AND ENGINEER SHALL DETERMINE WHEN CONSTRUCTION CAN MOVE FROM EC-2 TO FINAL GRADING PLANS.

- EC PH2 (EC-2)**
- ALLOWS FOR CONSTRUCTION OF BLDGS PADS 1 & 2 AS SHOWN. ALL EC MEASURES SHOWN MUST BE IN PLACE.
 - CONTRACTOR MEANS & METHODS DETERMINE FINAL CONSTRUCTION SEQUENCE. CONSTRUCTION SEQUENCING SHALL BE DISCUSSED & DETERMINED AT EC PRE-CONSTRUCTION MEETING.

PARK PLACE HOA INC
BK. 1239 PG. 0574
ZONE MF-M

SYMBOL	DATE	DESCRIPTION	BY
		REVISIONS	

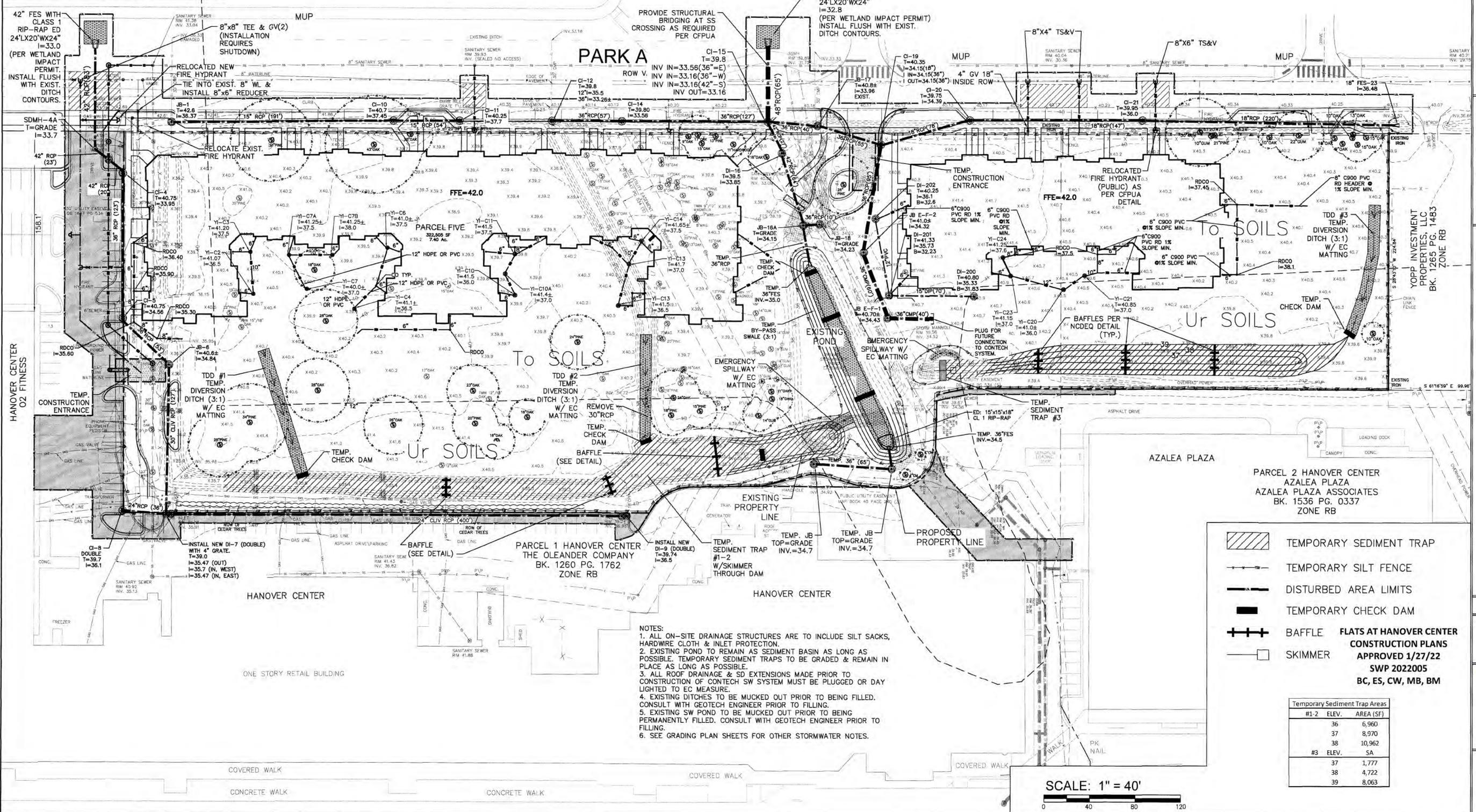
EROSION CONTROL PLAN PH2
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N. C.

OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
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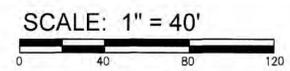
EC-2



- NOTES:**
- ALL ON-SITE DRAINAGE STRUCTURES ARE TO INCLUDE SILT SACKS, HARDWARE CLOTH & INLET PROTECTION.
 - EXISTING POND TO REMAIN AS SEDIMENT BASIN AS LONG AS POSSIBLE. TEMPORARY SEDIMENT TRAPS TO BE GRADED & REMAIN IN PLACE AS LONG AS POSSIBLE.
 - ALL ROOF DRAINAGE & SD EXTENSIONS MADE PRIOR TO CONSTRUCTION OF CONTECH SW SYSTEM MUST BE PLUGGED OR DAY LIGHTED TO EC MEASURE.
 - EXISTING DITCHES TO BE MUCKED OUT PRIOR TO BEING FILLED. CONSULT WITH GEOTECH ENGINEER PRIOR TO FILLING.
 - EXISTING SW POND TO BE MUCKED OUT PRIOR TO BEING PERMANENTLY FILLED. CONSULT WITH GEOTECH ENGINEER PRIOR TO FILLING.
 - SEE GRADING PLAN SHEETS FOR OTHER STORMWATER NOTES.

- TEMPORARY SEDIMENT TRAP
- TEMPORARY SILT FENCE
- DISTURBED AREA LIMITS
- TEMPORARY CHECK DAM
- BAFFLE
- SKIMMER

Temporary Sediment Trap Areas		
#1-2	ELEV.	AREA (SF)
36	6,960	
37	8,970	
38	10,962	
#3	ELEV.	SA
37	1,777	
38	4,722	
39	8,063	





Property Area: 320,661 SF

IMPERVIOUS AREAS:

NEW ON-SITE		EXISTING IMPERVIOUS ON-SITE	
BUILDINGS:	84,897 SF		0 SF
CURB AND GUTTER:	12,754 SF		
ASPHALT:	111,746 SF		
SIDEWALK:	15,492 SF		
POOL AMENITY/COURTYARDS:	10,086 SF		
FUTURE:	6,000 SF		
TOTAL:	240,985 SF	PERCENT IMI:	75%

NEW OFF-SITE - Park Avenue		Existing OFF-SITE - Hanover Center	
BUILDINGS:	0 SF		21,139 SF (within limits of project)
CURB AND GUTTER:	5,201 SF		
ASPHALT:	7,897 SF		
SIDEWALK:	6,423 SF		
FUTURE:	0 SF		
TOTAL:	19,521 SF	NEW OFF-SITE - Hanover Center:	20,343 SF
		ASPHALT, C&G:	
		Net Change Off-Site - Hanover Center	(796) SF REDUCTION

NEW OFF-SITE - TOTAL	
BUILDINGS:	0 SF
CURB AND GUTTER:	5,201 SF
ASPHALT:	7,897 SF
SIDEWALK:	6,423 SF
FUTURE:	0 SF
TOTAL:	19,521 SF

SITE DATA TABLE

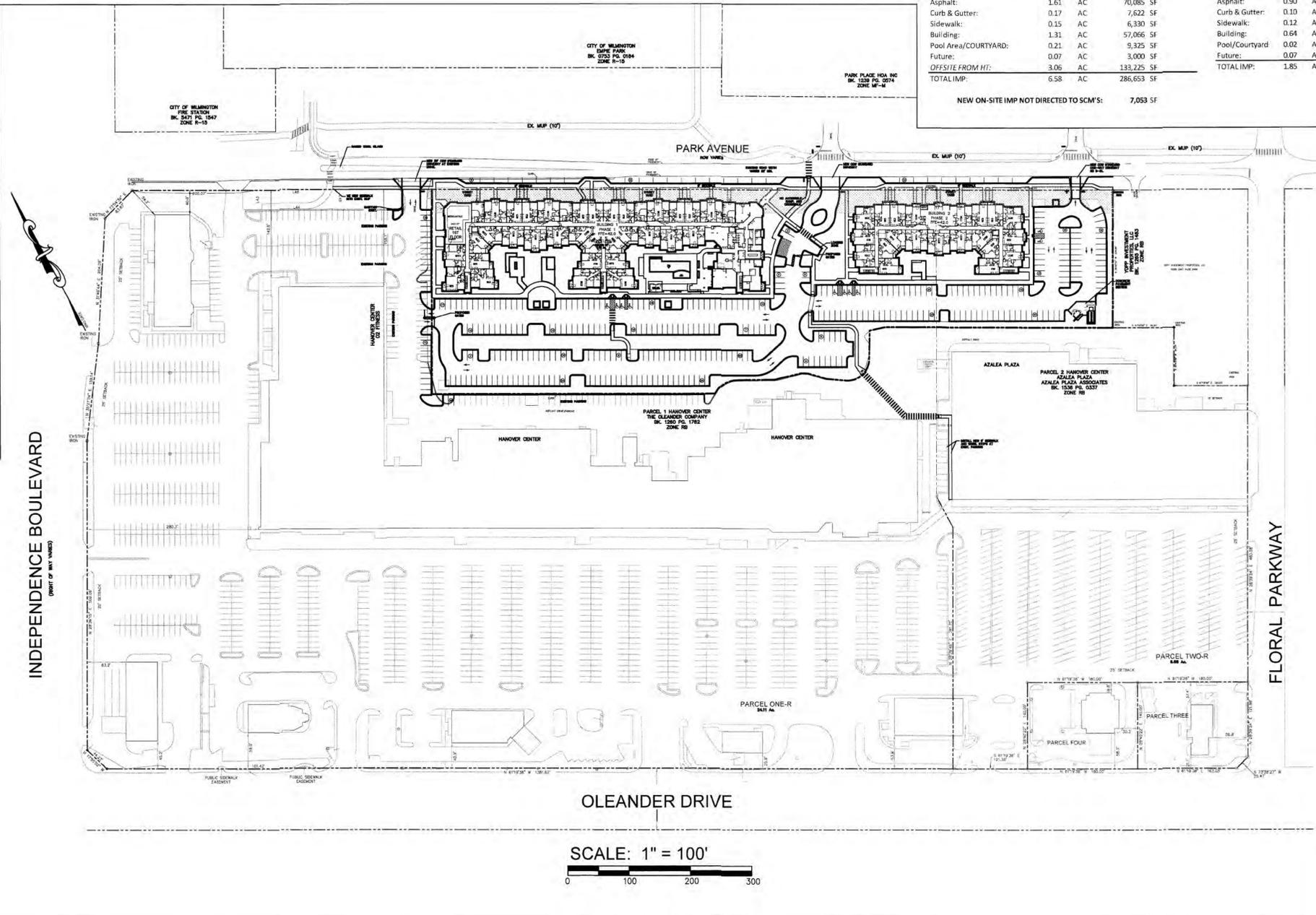
PARCEL 1	RO5517-001-001-000
PARCEL ID#:	RO5517-001-001-000
PARCEL OWNER:	NEW MARKET HANOVER LP
MAP ID#:	313717.12.2034.000
ADDRESS:	1303 INDEPENDENCE BOULEVARD
PARCEL AREA:	28.89 ACRES
ZONING:	RB REGIONAL BUSINESS
PARCEL 2	RO5517-001-003-000
PARCEL ID#:	RO5517-001-003-000
PARCEL OWNER:	NEW MARKET HANOVER LP
MAP ID#:	313717.21.1600.000
ADDRESS:	3727 OLEANDER DRIVE
PARCEL AREA:	8.13 ACRES
ZONING:	RB REGIONAL BUSINESS
PROPOSED PARCEL 5 AREA:	7.40 ACRES (320,661 SF)
CAMA LAND USE:	URBAN
LIMITS OF DISTURBANCE:	9.08 ACRES (395,671 SF)
REG REQUIREMENTS	
MAXIMUM LOT COVERAGE:	40%
MINIMUM FRONT SETBACK:	25'
MINIMUM REAR SETBACK:	27' DUE TO BUILDING HEIGHT
MINIMUM INTERIOR SIDE SETBACK:	12' DUE TO BUILDING HEIGHT
MAXIMUM HEIGHT:	35'+
PROPOSED (REFER TO LAYOUT PLAN)	
LOT COVERAGE:	25.143%
FRONT SETBACK:	15' (REDUCTION FOR TREE SAVE)
REAR SETBACK:	85.5'/184.9'
SIDE SETBACK EAST:	141.5'/SIDE SETBACK WEST: 21.0'
BUILDING HEIGHT:	54' & 52'
BUILDING DATA:	
BUILDING 1 (APT.):	FOOTPRINT GSF HEIGHT
	55,981 SF 223,864 SF 54'-1/2" (4 STORY)
BUILDING 2 (APT.):	28,102 SF 104,408 SF 52' (4 STORY)
TOTAL:	82,083 SF 328,372 SF
UNIT TOTAL:	262
(1) BEDROOM:	143
(2) BEDROOM:	106
(3) BEDROOM:	13
RETAIL SPACE:	2,422 SF (BUILDING 1 FIRST FLOOR)
BUILDING CONSTRUCTION TYPE:	5A
PARKING:	
PARKING REQUIREMENT RESIDENTIAL (CDMU):	
1 SPACE/UNIT=262 (CDMU)	
PARKING REQUIREMENT:	
RETAIL: 1 PER 200 SF GFA MAX.	
1 PER 400 SF GFA MIN.	
RETAIL 3,880 SF: MAX. 20, MIN. 10	
TOTAL PARKING REQUIRED (CDMU):	MIN. 272
TOTAL PARKING PROVIDED ON SITE:	351
TOTAL PARKING OFF SITE (PARK AVE.):	30
TOTAL PARKING OFF SITE (HANOVER CENTER):	71
TOTAL PARKING PROVIDED:	452
ACCESSIBLE PARKING REQUIRED:	7
ACCESSIBLE PARKING PROVIDED:	10
BICYCLE PARKING:	
5 BICYCLE PARKING FOR THE FIRST 25 CAR	
PARKING SPACES. EACH ADDITIONAL ONE HUNDRED	
(100) AUTOMOBILE PARKING SPACES ABOVE THE	
TWENTY-FIVE (25) MINIMUM SHALL REQUIRE	
PROVISIONS FOR PARKING AN ADDITIONAL FIVE (5)	
BICYCLES UP TO A BICYCLE PARKING SYSTEM THAT	
CAN ACCOMMODATE A MAXIMUM OF TWENTY (20)	
BICYCLES.	
TOTAL BICYCLE PARKING PROVIDED:	20 MIN. (SEE PLAN)
LANDSCAPING:	SEE PLANS BY MIHALY LAND DESIGN
-FOUNDATION PLANTINGS: FACE OF BUILDING X (12%)	
-LANDSCAPING REQ'D INTERIOR: 20% SHADING OF PARKING LOT IMPERVIOUS AREA	
-STREET YARD: 25' MULTIPLIER (1,115)-(47)x(25) = 26,700 SF REQUIRED	
-STREET YARD: 26,700 SF PROVIDED	
-STREET TREES ARE REQUIRED ALONG ALL STREETS AND SHALL BE A MIN.	
3" CALIPER LOCATED AT MIN. 50' O.C.	
TRASH SERVICE:	DUMPSTER/RECYCLING/COMPACTOR
WATER/SEWER DEMANDS:	
WF 1-BR: 143 @ 240 GPD=	34,320 GPD
2-BR: 106 @ 360 GPD=	38,160 GPD
3-BR: 13 @ 360 GPD=	4,680 GPD
RETAIL=	1,940 GPD
TOTAL=	79,100 GPD

STORMWATER DRAINAGE AREAS:

SUBSURFACE DETENTION SYSTEM (CONTECH STORMFILTER) A-D		SUBSURFACE DETENTION SYSTEM (CONTECH STORMFILTER) E-F	
TOTAL Area:	7.99 AC	348,203 SF	92,566 SF
IMPERVIOUS Areas			
Asphalt:	1.61 AC	70,085 SF	39,408 SF
Curb & Gutter:	0.17 AC	7,622 SF	4,410 SF
Sidewalk:	0.15 AC	6,330 SF	5,084 SF
Building:	1.31 AC	57,066 SF	27,831 SF
Pool Area/COURTYARD:	0.21 AC	9,325 SF	771 SF
Future:	0.07 AC	3,000 SF	3,000 SF
OFFSITE FROM HI:	3.06 AC	133,225 SF	TOTAL IMP: 1.85 AC
TOTAL IMP:	6.58 AC	286,653 SF	80,504 SF
NEW ON-SITE IMP NOT DIRECTED TO SCM'S:	7,053 SF		

LOCATION MAP

NTS



SCALE: 1" = 100'



LEGEND

	PROPERTY LINE
	DISTURBED AREA LIMITS
	PROPOSED CONTOUR
	TEMPORARY SILT FENCE
	PROPOSED STORM DRAIN PIPE
	PROPOSED WATERLINE
	PROPOSED SANITARY SEWER
	PROPOSED SPOT ELEVATION FLOW LINE
	PROPOSED SPOT ELEVATION TOP OF CURB
	PROPOSED SPOT ELEVATION FINISH GRADE
	FLARED END SECTION WITH RIP-RAP ENERGY DISSIPATOR
	DROP INLET WITH INLET PROTECTION (DI)
	CURB INLET WITH INLET PROTECTION (CI)
	JUNCTION BOX WITH INLET PROTECTION (JB)
	PROPOSED FIRE HYDRANT
	EXISTING CONTOUR
	EXISTING TREE TO BE SAVED
	EXISTING TREE TO BE REMOVED
	TREE PROTECTION FENCING
	ASPHALT
	CONCRETE
	INTERIOR LANDSCAPING
	HD CONCRETE

FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

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OVERALL SITE PLAN
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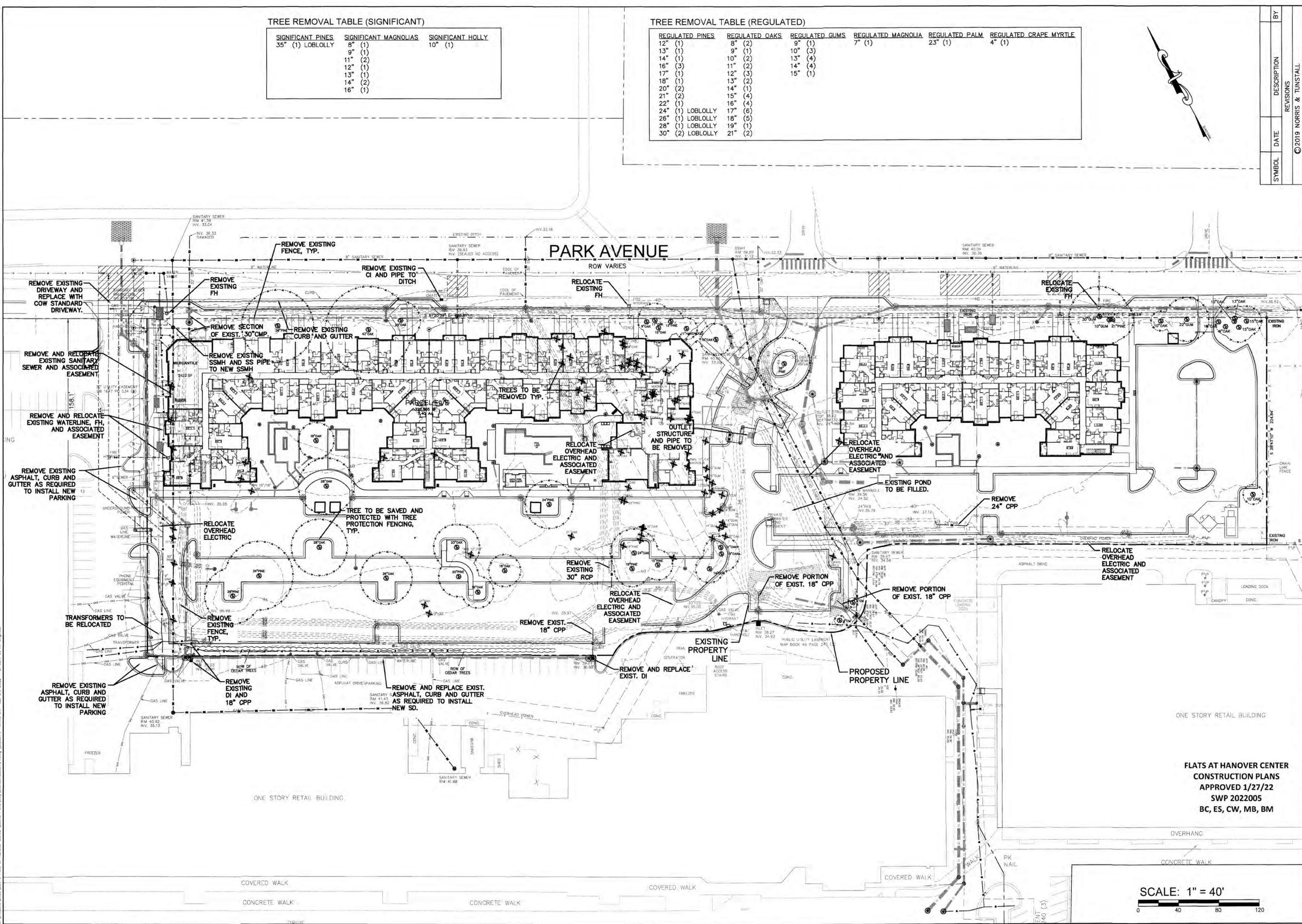
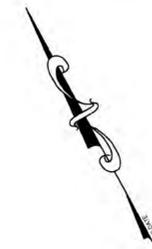
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TREE REMOVAL TABLE (SIGNIFICANT)

SIGNIFICANT PINES	SIGNIFICANT MAGNOLIAS	SIGNIFICANT HOLLY
35" (1) LOBLOLLY	8" (1)	10" (1)
	9" (1)	
	11" (2)	
	12" (1)	
	13" (1)	
	14" (2)	
	16" (1)	

TREE REMOVAL TABLE (REGULATED)

REGULATED PINES	REGULATED OAKS	REGULATED GUMS	REGULATED MAGNOLIA	REGULATED PALM	REGULATED CRAPE MYRTLE
12" (1)	8" (2)	9" (1)	7" (1)	23" (1)	4" (1)
13" (1)	9" (1)	10" (3)			
14" (1)	10" (2)	13" (4)			
16" (3)	11" (2)	14" (4)			
17" (1)	12" (3)	15" (1)			
18" (1)	13" (2)				
20" (2)	14" (1)				
21" (2)	15" (4)				
22" (1)	16" (4)				
24" (1) LOBLOLLY	17" (6)				
26" (1) LOBLOLLY	18" (5)				
28" (1) LOBLOLLY	19" (1)				
30" (2) LOBLOLLY	21" (2)				



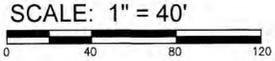
DEMOLITION AND TREE REMOVAL PLAN
FLATS AT HANOVER CENTER
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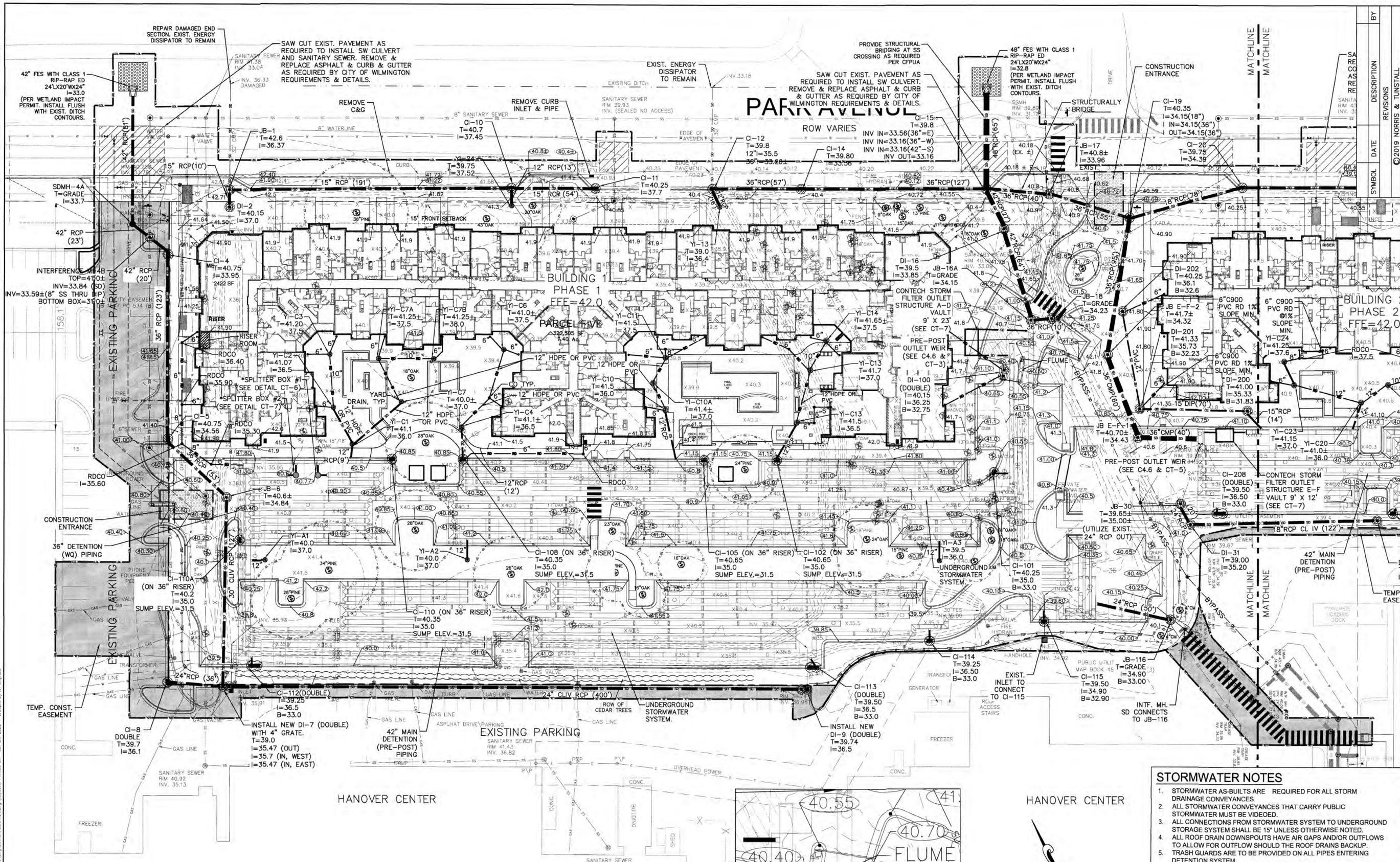
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 1429 ASH-LITTLE RIVER RD. NW
 ASH, NC 28420
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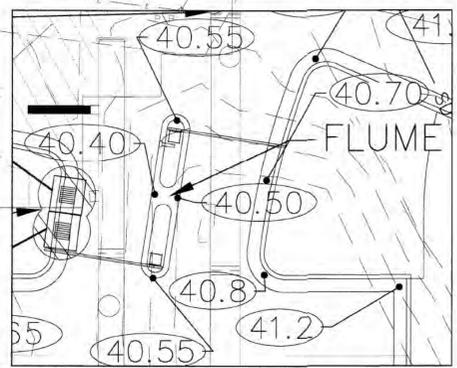


C0.2



NOTES:
 1. ALL ON-SITE DRAINAGE STRUCTURES ARE TO INCLUDE SILT SACKS, HARDWARE CLOTH & INLET PROTECTION.
 2. EXISTING CULVERTS UNDER PARK AVE. FROM JB-1, CI-12, & JB-17 ARE TO REMAIN.
 3. SITE MUST CONFORM TO ALL ADA REGULATIONS. MAX LONGITUDINAL SLOPE ON ADA ACCESS IS 5% (1\"/>

**FLATS AT HANOVER CENTER
 CONSTRUCTION PLANS
 APPROVED 1/27/22
 SWP 2022005
 BC, ES, CW, MB, BM**



SCALE: 1" = 30'

- STORMWATER NOTES**
1. STORMWATER AS-BUILTS ARE REQUIRED FOR ALL STORM DRAINAGE CONVEYANCES
 2. ALL STORMWATER CONVEYANCES THAT CARRY PUBLIC STORMWATER MUST BE VIDEOED.
 3. ALL CONNECTIONS FROM STORMWATER SYSTEM TO UNDERGROUND STORAGE SYSTEM SHALL BE 15' UNLESS OTHERWISE NOTED.
 4. ALL ROOF DRAIN DOWNSPOUTS HAVE AIR GAPS AND/OR OUTFLOWS TO ALLOW FOR OUTFLOW SHOULD THE ROOF DRAINS BACKUP.
 5. TRASH GUARDS ARE TO BE PROVIDED ON ALL PIPES ENTERING DETENTION SYSTEM.
 6. ALL DITCHES TO BE FILLED (AND POND) ARE TO BE MUCKED OUT AND FILLED PER RECOMMENDATIONS OF SOIL SCIENTIST. SOIL SCIENTIST MUST APPROVE OF FILL MATERIAL USED & PERFORM TEST ON COMPACTION PRIOR TO BRINGING SITE UP TO GRADE.
 7. YARD INLETS YI-A1 THROUGH YI-A3 PROVIDE ISLAND DRAINAGE AS NEEDED. THESE INLETS DO NOT ACCEPT WATER FROM IMPERVIOUS SURFACES. TOP ELEV. CAN BE ADJUSTED TO PROVIDE DRAINAGE IN ISLAND
 8. EXISTING STORM DRAINAGE FROM INT MH #100 TO JB-18 IS BYPASSING THE ON-SITE SW TREATMENTS.
 9. CONDENSATE DRAINS SHALL NOT CONNECT TO THE STORM DRAINAGE SYSTEM UNLESS CONNECTIONS ARE DESIGNED AND ANALYZED BY MEP.
 10. ALL AREAS SHALL MAINTAIN POSITIVE DRAINAGE TO NEAREST STORM DRAINAGE INLET.
 11. SEE LANDSCAPE PLANS FOR FINE GRADING WITHIN COURTYARDS.

NORRIS & TUNSTALL
 CONSULTING ENGINEERS P.C.

2602 IRON GATE DR., SUITE W2 WILMINGTON, NC 28412
 1429 ASHLITTLE RIVER RD. NW ASH, NC 28420
 PHONE (910) 343-9653 PHONE (910) 287-5900

Licence #C-3641
20018

DES. JST
 CKD. JPN
 DRWN. NKS

DATE 1/24/22

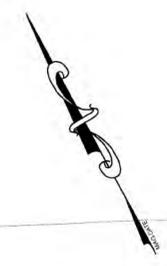
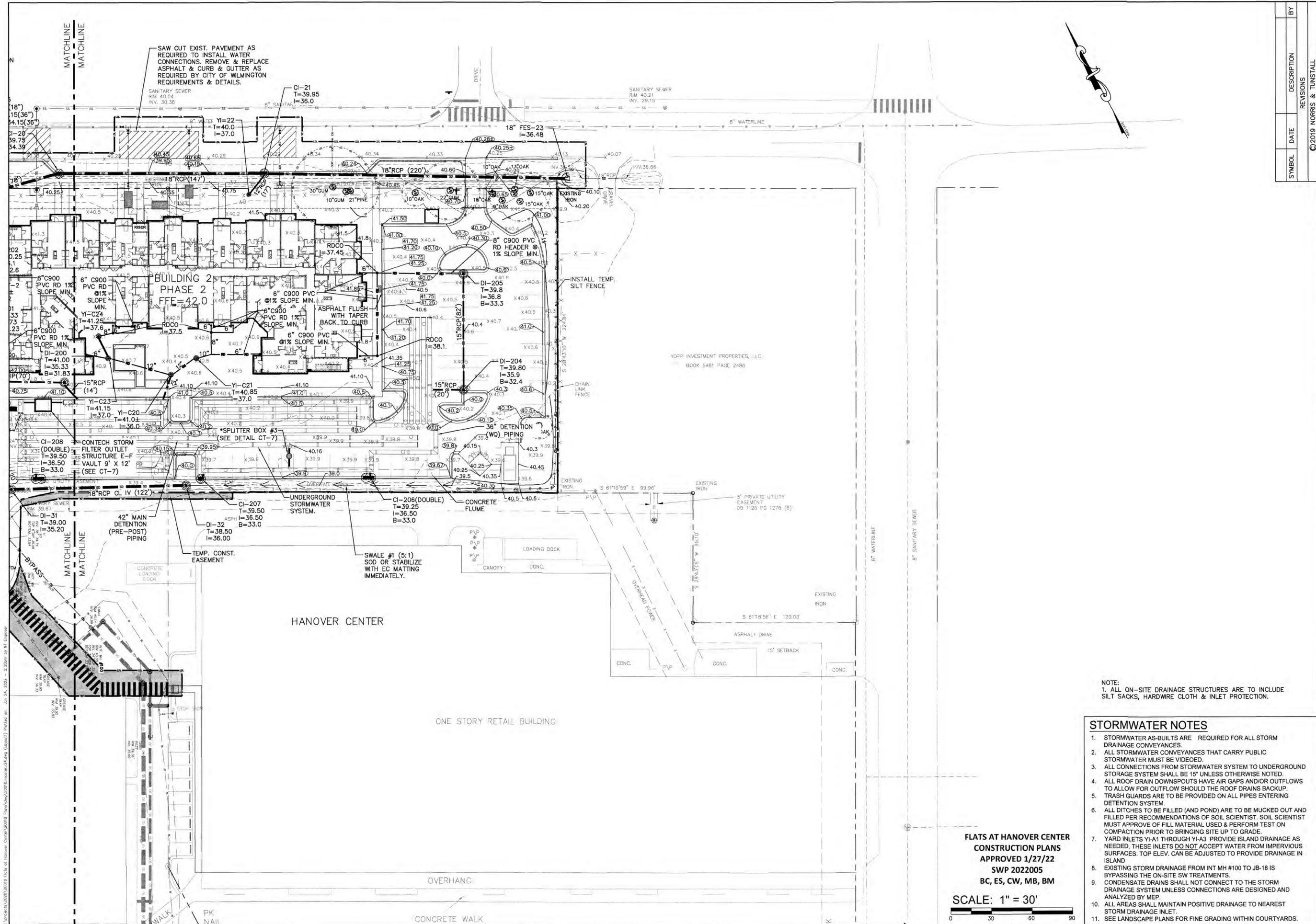
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C1.1

OWNER/DEVELOPER
 NEW MARKET - HANOVER LP
 DAVID HARRY, VP
 3284 NORTHSHORE PARKWAY, NW SUITE 105
 ATLANTA, GA 30327
 770-635-3390

GRADING, DRAINAGE AND EROSION CONTROL PLAN
 FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

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SYMBOL	DATE	DESCRIPTION	BY
		REVISIONS	

GRADING, DRAINAGE AND EROSION CONTROL PLAN
 FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

OWNER/DEVELOPER
 NEW MARKET - HANOVER, LP
 DAVID HARRY, VP
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 SUITE 105
 ATLANTA, GA 30327
 770-635-3390

NORRIS & TUNSTALL
 CONSULTING ENGINEERS P.C.
 2662 IRON GATE DR., SUITE 102
 WILMINGTON, NC 28412
 PHONE: (910) 343-9653
 1429 ASHLITTLE RIVER RD, NW
 ASHL, NC 28420
 PHONE: (910) 287-5900

NOTE:
 1. ALL ON-SITE DRAINAGE STRUCTURES ARE TO INCLUDE SILT SACKS, HARDWARE CLOTH & INLET PROTECTION.

- STORMWATER NOTES**
- STORMWATER AS-BUILTS ARE REQUIRED FOR ALL STORM DRAINAGE CONVEYANCES.
 - ALL STORMWATER CONVEYANCES THAT CARRY PUBLIC STORMWATER MUST BE VIDEOED.
 - ALL CONNECTIONS FROM STORMWATER SYSTEM TO UNDERGROUND STORAGE SYSTEM SHALL BE 15" UNLESS OTHERWISE NOTED.
 - ALL ROOF DRAIN DOWNPOUTS HAVE AIR GAPS AND/OR OUTFLOWS TO ALLOW FOR OUTFLOW SHOULD THE ROOF DRAINS BACKUP.
 - TRASH GUARDS ARE TO BE PROVIDED ON ALL PIPES ENTERING DETENTION SYSTEM.
 - ALL DITCHES TO BE FILLED (AND POND) ARE TO BE MUCKED OUT AND FILLED PER RECOMMENDATIONS OF SOIL SCIENTIST. SOIL SCIENTIST MUST APPROVE OF FILL MATERIAL USED & PERFORM TEST ON COMPACTION PRIOR TO BRINGING SITE UP TO GRADE.
 - YARD INLETS YI-A1 THROUGH YI-A3 PROVIDE ISLAND DRAINAGE AS NEEDED. THESE INLETS DO NOT ACCEPT WATER FROM IMPERVIOUS SURFACES. TOP ELEV. CAN BE ADJUSTED TO PROVIDE DRAINAGE IN ISLAND.
 - EXISTING STORM DRAINAGE FROM INT MH #100 TO JB-18 IS BYPASSING THE ON-SITE SW TREATMENTS.
 - CONDENSATE DRAINS SHALL NOT CONNECT TO THE STORM DRAINAGE SYSTEM UNLESS CONNECTIONS ARE DESIGNED AND ANALYZED BY MEP.
 - ALL AREAS SHALL MAINTAIN POSITIVE DRAINAGE TO NEAREST STORM DRAINAGE INLET.
 - SEE LANDSCAPE PLANS FOR FINE GRADING WITHIN COURTYARDS.

**FLATS AT HANOVER CENTER
 CONSTRUCTION PLANS
 APPROVED 1/27/22
 SWP 2022005
 BC, ES, CW, MB, BM**

SCALE: 1" = 30'

Licence #C-3641
20018

DES: JST
 CD: JPN
 DRN: NKS

DATE: 1/24/22

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C1.2

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PARK AVENUE
ROW VARIES



SYMBOL	DATE	DESCRIPTION	BY
		REVISIONS	

DRAINAGE PLAN
FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

OWNER/DEVELOPER
 NEW MARKET - HANOVER, LP
 DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
 SUITE 105
 ATLANTA, GA 30327
 770-635-3390

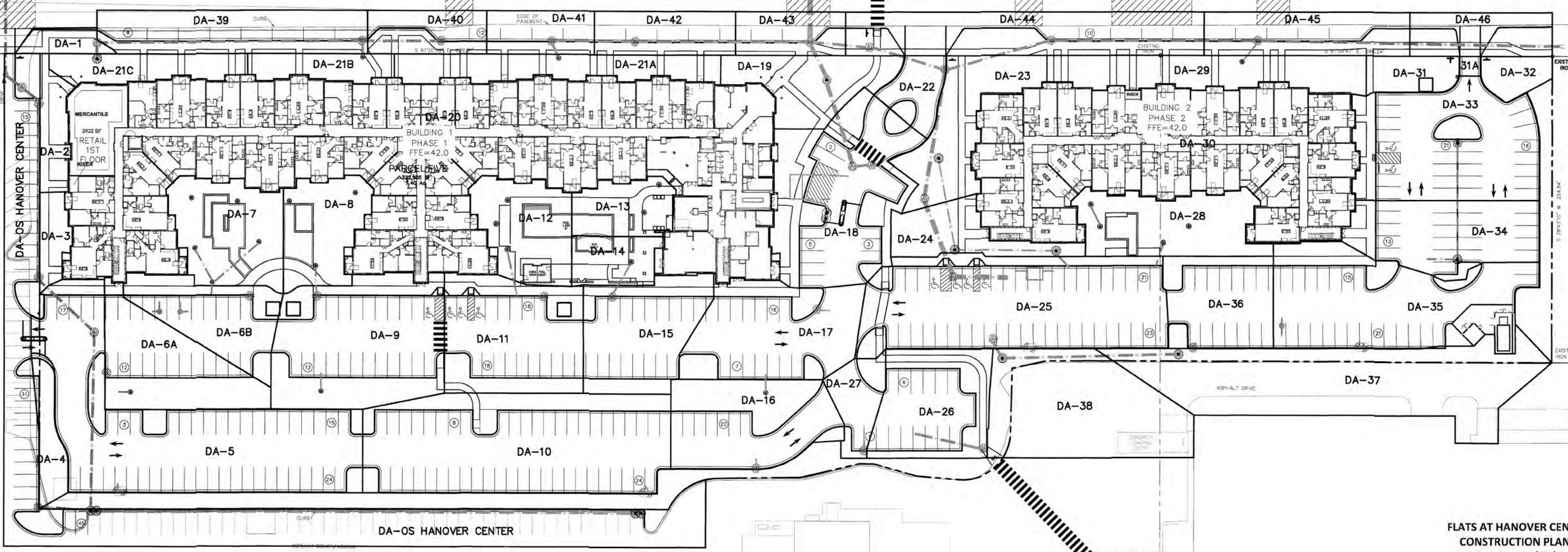
NORRIS & TUNSTALL
 CONSULTING ENGINEERS P.C.
 2602 IRON GATE DR., SUITE 102
 WILMINGTON, NC 28412
 1429 ASHLITTLE RIVER RD. NW
 ASH, NC 28420
 PHONE (910) 343-9653
 PHONE (910) 287-5900

Licence #C-3641

20018
DES. JST
CHK. JPN
DRWN. NKS
DATE 1/24/22

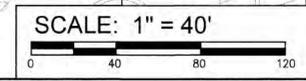
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C1.3

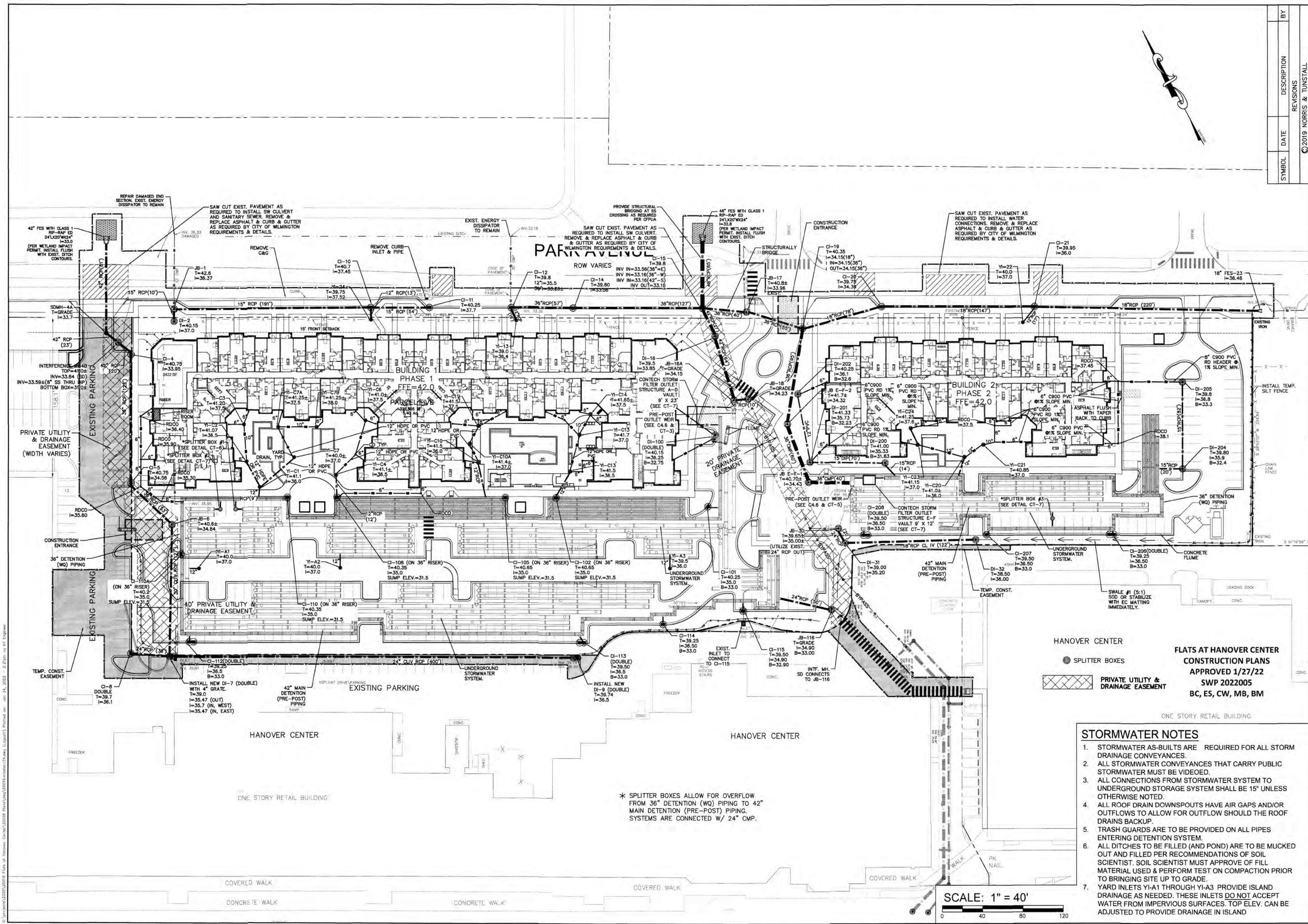


FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

- STORMWATER NOTES**
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 2. ALL STORMWATER CONVEYANCES THAT CARRY PUBLIC STORMWATER MUST BE VIDEOED.
 3. ALL CONNECTIONS FROM STORMWATER SYSTEM TO UNDERGROUND STORAGE SYSTEM SHALL BE 15" UNLESS OTHERWISE NOTED.
 4. ALL ROOF DRAIN DOWNSPOUTS HAVE AIR GAPS AND/OR OUTFLOWS TO ALLOW FOR OUTFLOW SHOULD THE ROOF DRAINS BACKUP.
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 6. ALL DITCHES TO BE FILLED (AND POND) ARE TO BE MUCKED OUT AND FILLED PER RECOMMENDATIONS OF SOIL SCIENTIST. SOIL SCIENTIST MUST APPROVE OF FILL MATERIAL USED & PERFORM TEST ON COMPACTION PRIOR TO BRINGING SITE UP TO GRADE.
 7. YARD INLETS YI-A1 THROUGH YI-A3 PROVIDE ISLAND DRAINAGE AS NEEDED. THESE INLETS DO NOT ACCEPT WATER FROM IMPERVIOUS SURFACES. TOP ELEV. CAN BE ADJUSTED TO PROVIDE DRAINAGE IN ISLAND



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SYMBOL	DATE	DESCRIPTION	BY
		REVISIONS	

STORM DRAINAGE & SC/DETECTION SYSTEM PLAN
FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

OWNER/DEVELOPER
 NEW MARKET - HANOVER LP
 DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
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 770-635-3390

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 PHONE: (910) 443-9653
 1429 ASH LITTLE RIVER RD. NW
 ASH, NC 28420
 PHONE: (910) 287-5900

Licence #C-3641

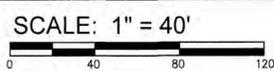
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CKD.	JPN
DRWN.	NKS
DATE	1/24/22

SEAL REDACTED

C1.3A

STORMWATER NOTES

1. STORMWATER AS-BUILTS ARE REQUIRED FOR ALL STORM DRAINAGE CONVEYANCES.
2. ALL STORMWATER CONVEYANCES THAT CARRY PUBLIC STORMWATER MUST BE VIDEOED.
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* SPLITTER BOXES ALLOW FOR OVERFLOW FROM 36" DETENTION (WQ) PIPING TO 42" MAIN DETENTION (PRE-POST) PIPING. SYSTEMS ARE CONNECTED W/ 24" CMP.

FLATS AT HANOVER CENTER
 CONSTRUCTION PLANS
 APPROVED 1/27/22
 SWP 2022005
 BC, ES, CW, MB, BM



HANOVER CENTER

HANOVER CENTER

ONE STORY RETAIL BUILDING

COVERED WALK

CONCRETE WALK

CONCRETE WALK

COVERED WALK

COVERED WALK

WALK

PK NAIL

ONE STORY RETAIL BUILDING

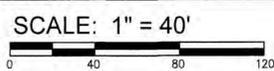
HANOVER CENTER

HANOVER CENTER

FLATS AT HANOVER CENTER
 CONSTRUCTION PLANS
 APPROVED 1/27/22
 SWP 2022005
 BC, ES, CW, MB, BM



* SPLITTER BOXES ALLOW FOR OVERFLOW FROM 36" DETENTION (WQ) PIPING TO 42" MAIN DETENTION (PRE-POST) PIPING. SYSTEMS ARE CONNECTED W/ 24" CMP.



HANOVER CENTER

HANOVER CENTER

ONE STORY RETAIL BUILDING

COVERED WALK

CONCRETE WALK

CONCRETE WALK

COVERED WALK

COVERED WALK

WALK

PK NAIL

ONE STORY RETAIL BUILDING

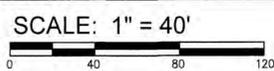
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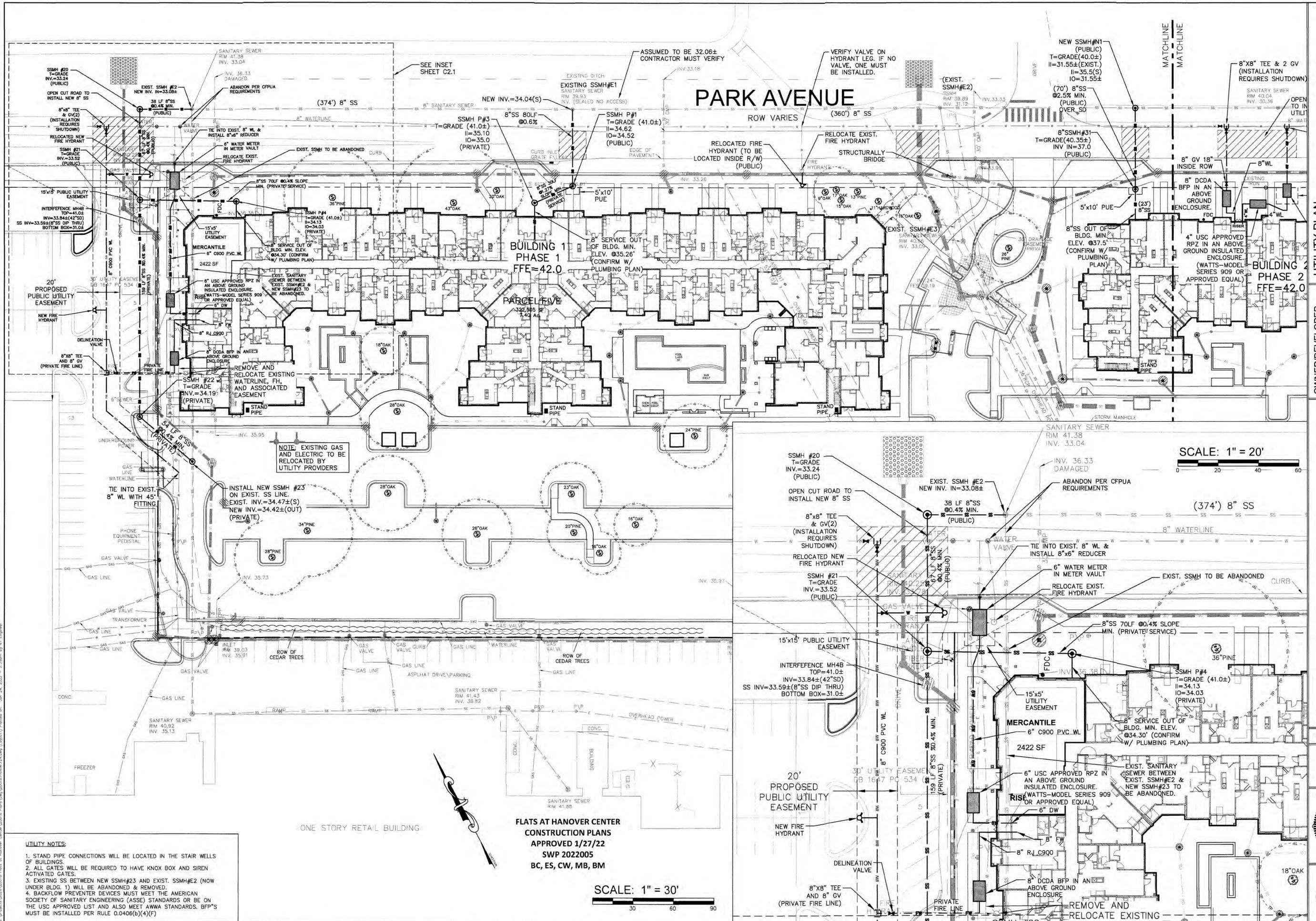
HANOVER CENTER

FLATS AT HANOVER CENTER
 CONSTRUCTION PLANS
 APPROVED 1/27/22
 SWP 2022005
 BC, ES, CW, MB, BM



* SPLITTER BOXES ALLOW FOR OVERFLOW FROM 36" DETENTION (WQ) PIPING TO 42" MAIN DETENTION (PRE-POST) PIPING. SYSTEMS ARE CONNECTED W/ 24" CMP.





UTILITY NOTES:

1. STAND PIPE CONNECTIONS WILL BE LOCATED IN THE STAIR WELLS OF BUILDINGS.
2. ALL GATES WILL BE REQUIRED TO HAVE KNOX BOX AND SIREN ACTIVATED GATES.
3. EXISTING SS BETWEEN NEW SSMH#23 AND EXIST. SSMH#2 (NOW UNDER BLDG. 1) WILL BE ABANDONED & REMOVED.
4. BACKFLOW PREVENTER DEVICES MUST MEET THE AMERICAN SOCIETY OF SANITARY ENGINEERING (ASSE) STANDARDS OR BE ON THE USC APPROVED LIST AND ALSO MEET AWWA STANDARDS. BFP'S MUST BE INSTALLED PER RULE 0.0406(b)(4)(F)

ONE STORY RETAIL BUILDING

**FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM**

SCALE: 1" = 30'

PARK AVENUE

SCALE: 1" = 20'

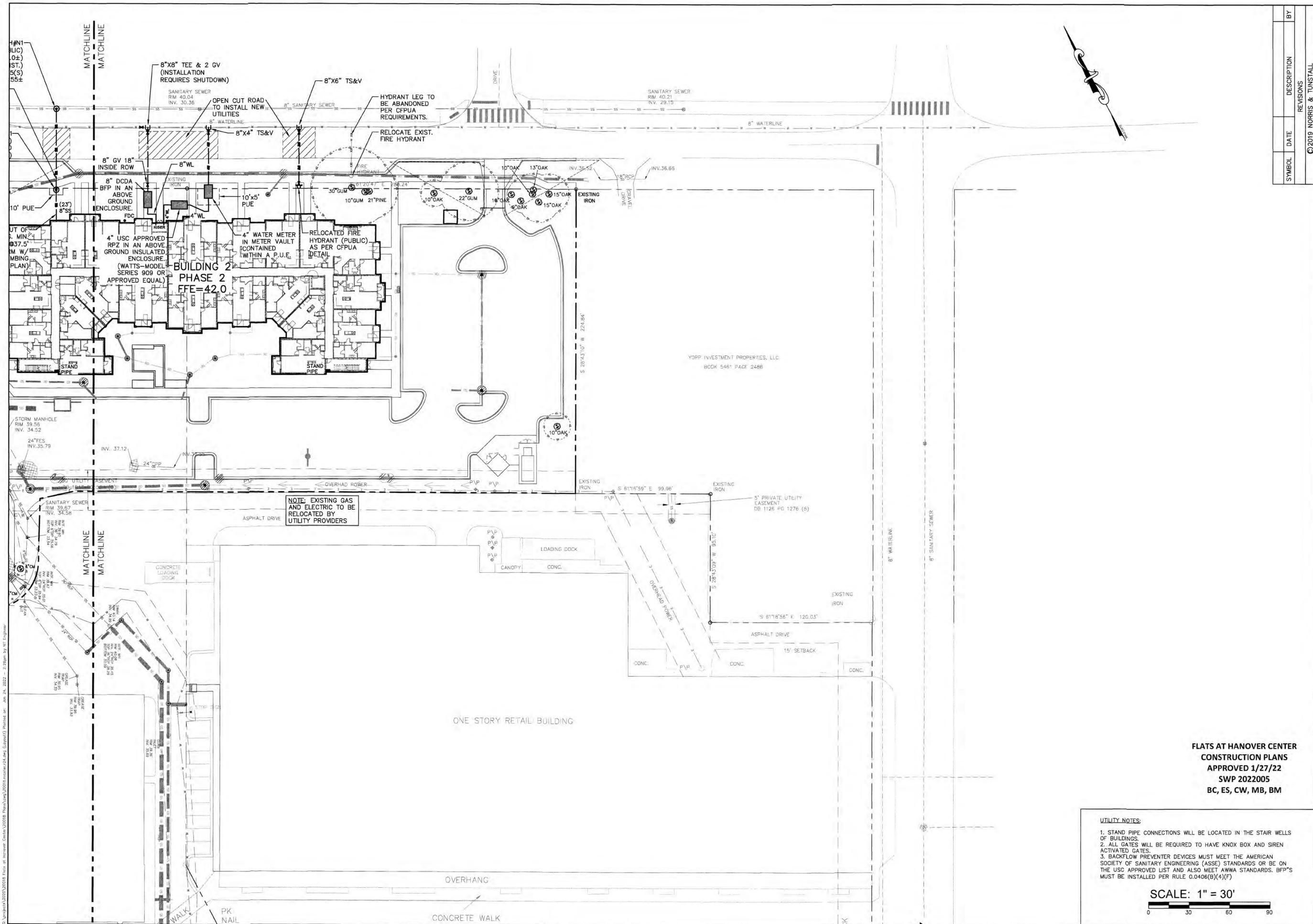
UTILITY PLAN
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N. C.

OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
DAVID HARRY, VP
3284 NORTHSIDE PARKWAY, NW
SUITE 105
ATLANTA, GA 30327
770-635-3390

NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
2602 IRON GATE DR., SUITE 102
WILMINGTON, NC 28412
PHONE: (910) 343-9633
1429 ASH LITTLE RIVER RD. NW
ASH, NC 28420
PHONE: (910) 287-5900

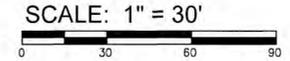
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20018
DES. JST
CHK. JPN
DRWN. NKS
DATE 1/24/22
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C2.1



NOTE: EXISTING GAS AND ELECTRIC TO BE RELOCATED BY UTILITY PROVIDERS

- UTILITY NOTES:**
1. STAND PIPE CONNECTIONS WILL BE LOCATED IN THE STAIR WELLS OF BUILDINGS.
 2. ALL GATES WILL BE REQUIRED TO HAVE KNOX BOX AND SIREN ACTIVATED GATES.
 3. BACKFLOW PREVENTER DEVICES MUST MEET THE AMERICAN SOCIETY OF SANITARY ENGINEERING (ASSE) STANDARDS OR BE ON THE USC APPROVED LIST AND ALSO MEET AWWA STANDARDS. BFP'S MUST BE INSTALLED PER RULE 0.0406(B)(4)(F)



SYMBOL	DATE	DESCRIPTION	BY
		REVISIONS	

UTILITY PLAN
FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

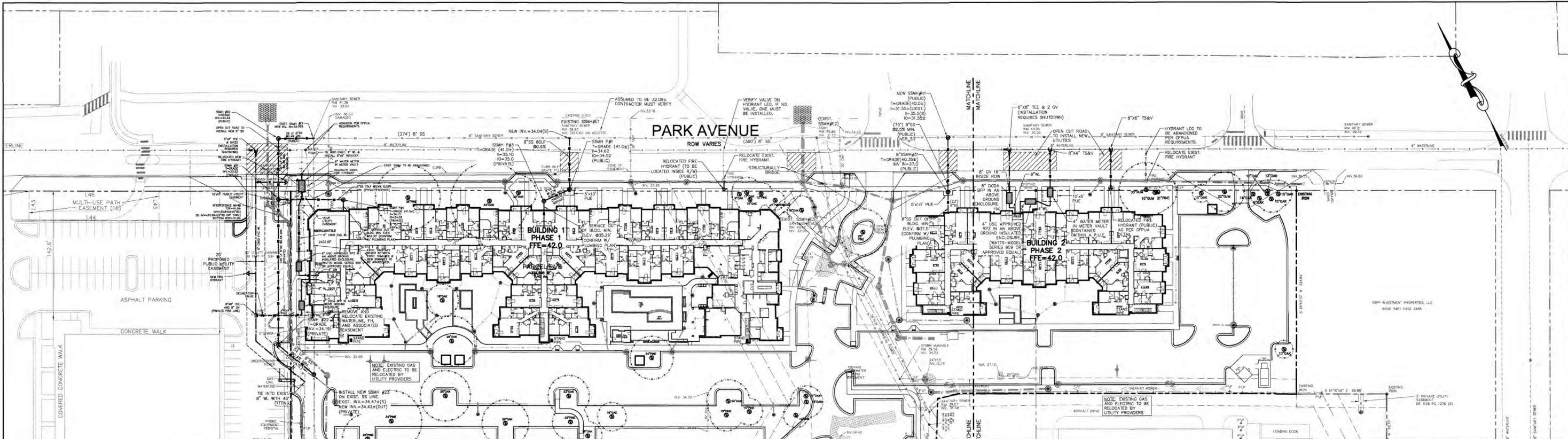
OWNER/DEVELOPER
 NEW MARKET - HANOVER, LP
 DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
 SUITE 105
 ATLANTA, GA 30327
 770-635-3390

NORRIS & TUNSTALL
 CONSULTING ENGINEERS P.C.
 2602 IRON GATE DR., SUITE 102
 WILMINGTON, NC 28412
 PHONE: (910) 343-9653
 1429 ASHLITTLE RIVER RD, NW
 ASH, NC 28420
 PHONE: (910) 287-5900

Licence #C-3641
20018
 DES. JST
 CKD. JPN
 DRWN. NKS
 DATE 1/24/22
 SEAL REDACTED

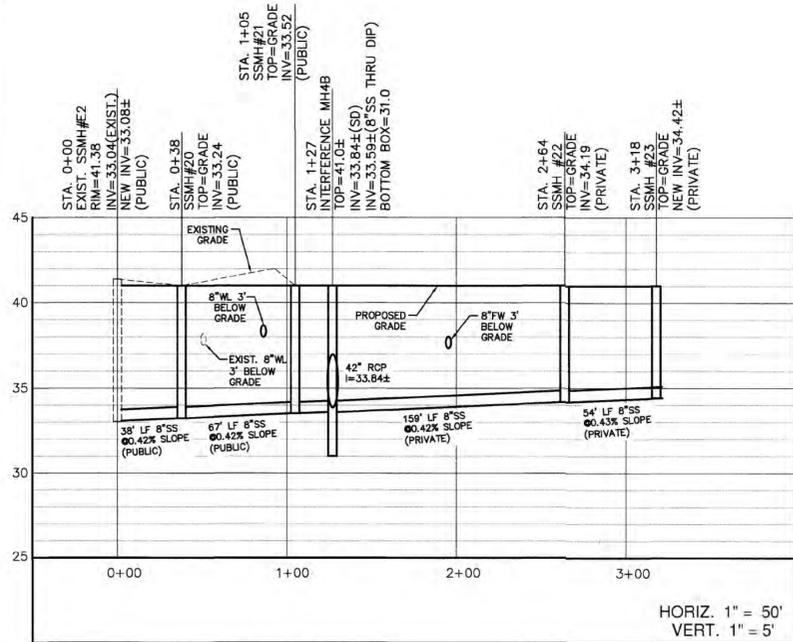
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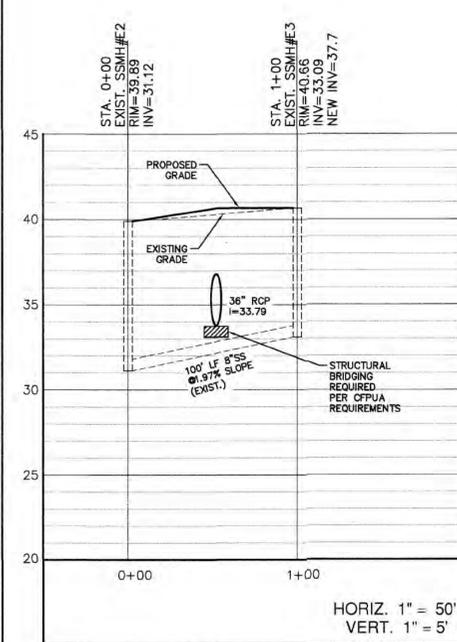


CAPE FEAR PUBLIC UTILITY AUTHORITY STANDARD NOTES:

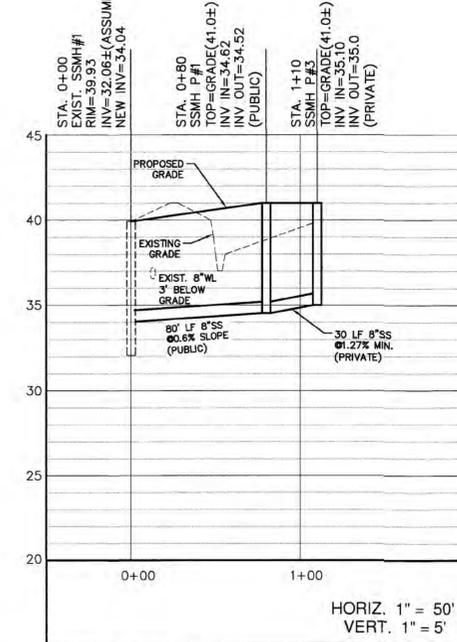
1. ALL PROPOSED ADDITIONS TO THE CAPE FEAR PUBLIC UTILITY AUTHORITY (CFPUA) WATER DISTRIBUTION AND SANITARY SEWER COLLECTION SYSTEMS, AS SHOWN AND SPECIFIED HEREIN, SHALL BE DESIGNED AND CONSTRUCTED TO CONFORM TO STATE RULES AND THE CFPUA'S MINIMUM TECHNICAL STANDARDS. THE CFPUA MINIMUM TECHNICAL STANDARDS ARE CONTAINED IN THE CURRENT DESIGN GUIDANCE MANUAL, MATERIAL SPECIFICATION MANUAL, TECHNICAL SPECIFICATIONS FOR CONSTRUCTION, AND STANDARD DRAWING DETAILS.
2. SEWER GUARDS REQUIRED AT ALL MANHOLES. STAINLESS STEEL SEWER GUARDS REQUIRED AT MANHOLES LOCATED IN TRAFFIC AREAS.
3. WATER AND SEWER SERVICES SHALL BE PERPENDICULAR TO MAIN AND TERMINATE 18" INSIDE RIGHT-OF-WAY LINE. SEWER SERVICES IN CUL-DE-SACS ARE REQUIRED TO BE PERPENDICULAR, OR MUST ORIGINATE IN END OF LINE MANHOLE AND TERMINATE 18" INSIDE RIGHT-OF-WAY LINE. ALL SEWER SERVICES CONNECTING INTO DUCTILE IRON MAINS SHALL ALSO BE CONSTRUCTED OF DIP.
4. MINIMUM 10' UTILITIES EASEMENT PROVIDED ALONG THE FRONTAGE OF ALL LOTS AND AS SHOWN FOR NEW DEVELOPMENTS.
5. NO FLEXIBLE COUPLINGS SHALL BE USED.
6. ALL STAINLESS STEEL FASTENERS SHALL BE TYPE 316.
7. CLEANOUTS SHALL BE LOCATED A MINIMUM OF 6 FEET FROM ALL PROPERTY CORNERS.
8. WATER METER BOXES ARE TO BE A MINIMUM OF 5 FEET FROM THE PROPERTY CORNER.
9. UNUSED SERVICES SHALL BE ABANDONED. ABANDONED WATER SERVICES SHALL BE DISCONNECTED FROM MAIN.
10. A MINIMUM OF 10' OF MAIN LINE, 5' UPSTREAM AND 5' DOWNSTREAM SHALL BE REPLACED FOR NEW SEWER SERVICE CONNECTIONS TO EXISTING CLAY GRAVITY SEWER MAINS.
11. A MINIMUM OF 20' OF MAIN LINE, 10' UPSTREAM AND 10' DOWNSTREAM SHALL BE REPLACED FOR NEW CUT IN MANHOLES ON EXISTING CLAY GRAVITY SEWER MAINS.
12. PROVIDE A MINIMUM DISTANCE OF SIX (6) INCHES BETWEEN EDGES OF MANHOLE CORE HOLES AND MANHOLE BARREL JOINTS. PROVIDE A MINIMUM DISTANCE OF SIX (6) INCHES BETWEEN EDGES OF CORE HOLES. CORING THE MANHOLE CONE IS NOT PERMITTED.
13. WATER MAIN AND FORCE MAIN PIPE INSTALLED BY OPEN CUT SHALL BE BURIED AT A MINIMUM OF THREE (3) FEET AND A MAXIMUM OF FIVE (5) FEET BELOW FINISHED GRADE. DEPTHS GREATER THAN FIVE (5) FEET MUST BE APPROVED BY CFPUA.
14. ALL MANHOLE MAIN LINE AND SERVICE PIPING TO BE INSTALLED AT A MINIMUM OF CROWN TO CROWN OF THE LARGEST DIAMETER PIPE.



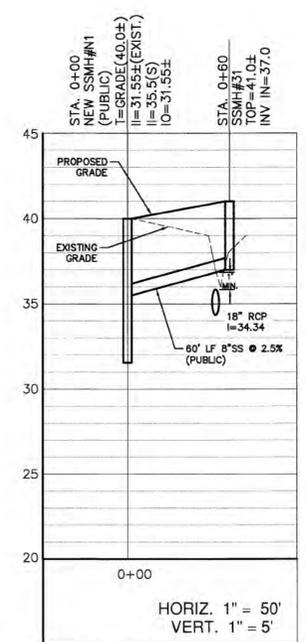
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EXIST. SSMH#E2 - SSMH#23



PROFILE #2:
EXIST. SSMH#E2 - EXIST. SSMH#E3



PROFILE #3:
EXIST. SSMH#E1 - SSMH#P2



PROFILE #4:
NEW SSMH#N1 - SSMH#31

DETAIL STANDARD NOTES (REQUIRED ON ALL PLANS AND PROFILES SHEETS)
SCALE: NOT TO SCALE
CFPUA DETAIL DATE: 01/01/2021

CAPE FEAR PUBLIC UTILITY AUTHORITY
235 GOVERNMENT CENTER DRIVE
WILMINGTON, NC 28403
OFFICE: (919)332-6560

DETAIL NO: WS-14
SHEET NO: 1

FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

SEAL REDACTED



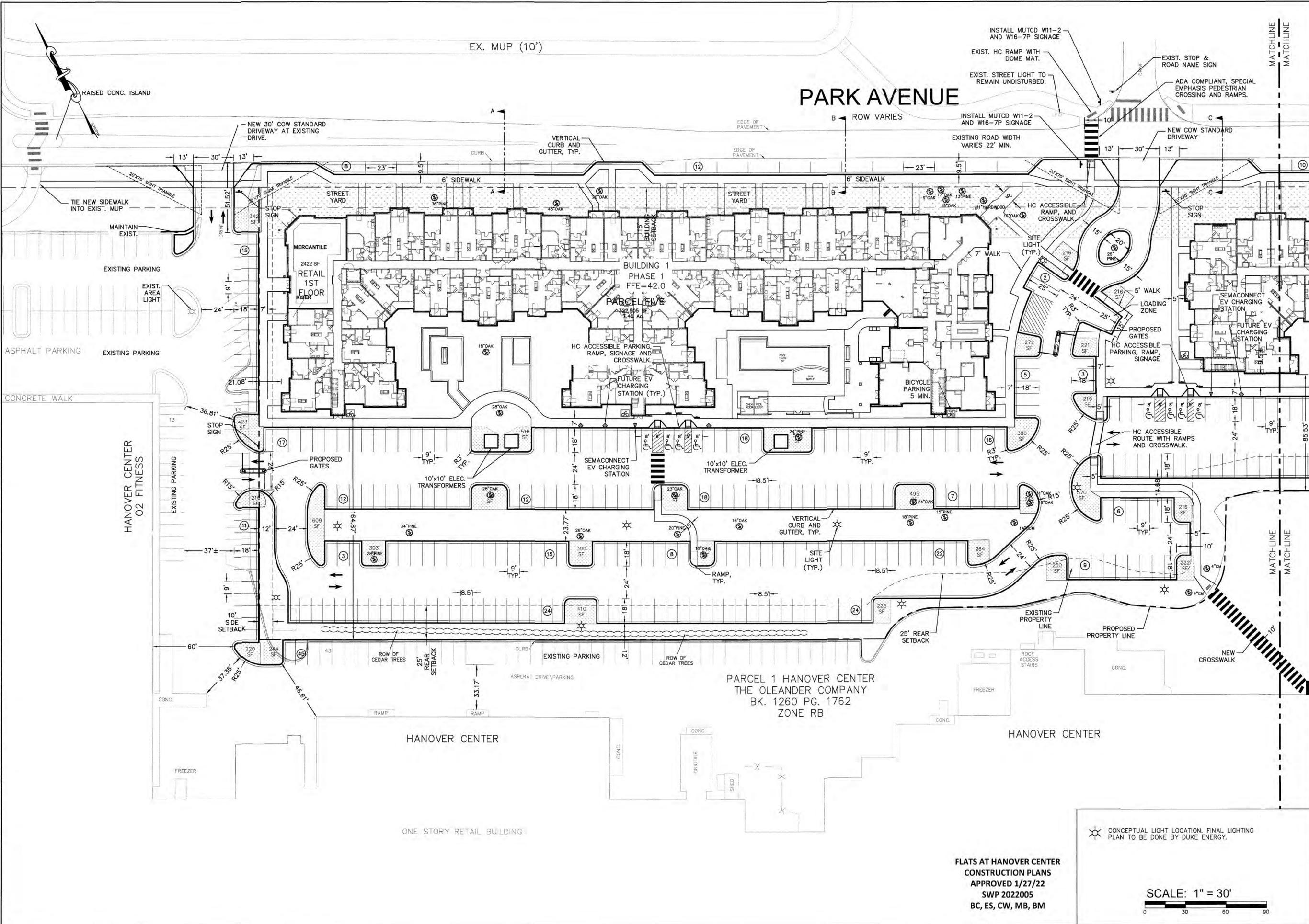
NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
200 GREEN GATE DR.
RIVER RD, NW
WILMINGTON, NC 28412
PHONE: (919) 341-9653

FLATS AT HANOVER CENTER
SANITARY SEWER
PLAN & PROFILE

DATE: 1/24/22
SCALE: 1" = 50'
1" = 5'
DRAWN: DGC
CHECKED: JST
PROJECT NO: 20018

SHEET NO:
PR1

REV. NO.	DESCRIPTION	DATE



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FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

SCALE: 1" = 30'
 0 30 60 90

* CONCEPTUAL LIGHT LOCATION. FINAL LIGHTING PLAN TO BE DONE BY DUKE ENERGY.

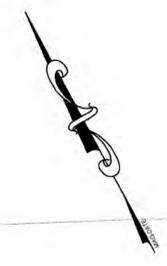
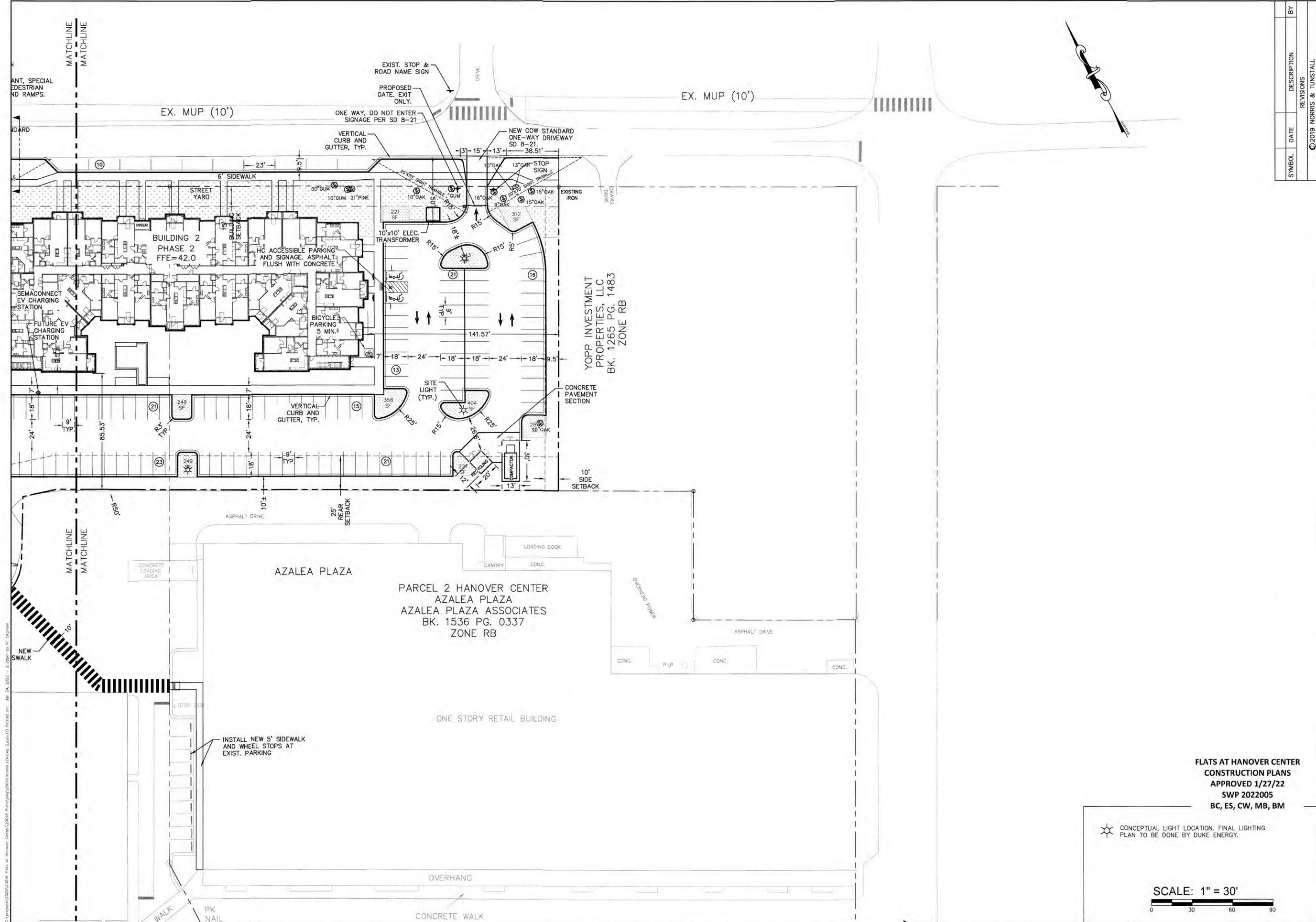
LAYOUT PLAN
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N. C.

OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
DAVID HARRY, VP
3284 NORTHSIDE PARKWAY, NW
SUITE 105
ATLANTA, GA 30327
770-635-3390

NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
 2602 IRON GATE DR., SUITE 102 1429 ASHLITTLE RIVER RD, NW
 WILMINGTON, NC 28412 ASH, NC 28420
 PHONE (910) 343-9653 PHONE (910) 287-5900

Licence #C-3641
20018
 DES. JST
 C.D. JPN
 DRWN. NKS
 DATE 1/24/22
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C3.1



SYMBOL	DATE	DESCRIPTION	BY
		REVISIONS	
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LAYOUT PLAN
FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

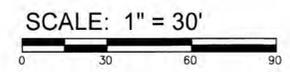
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NORRIS & TUNSTALL
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 PHONE: (910) 343-9653
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 ASH, NC 28420
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Licence #C-3641
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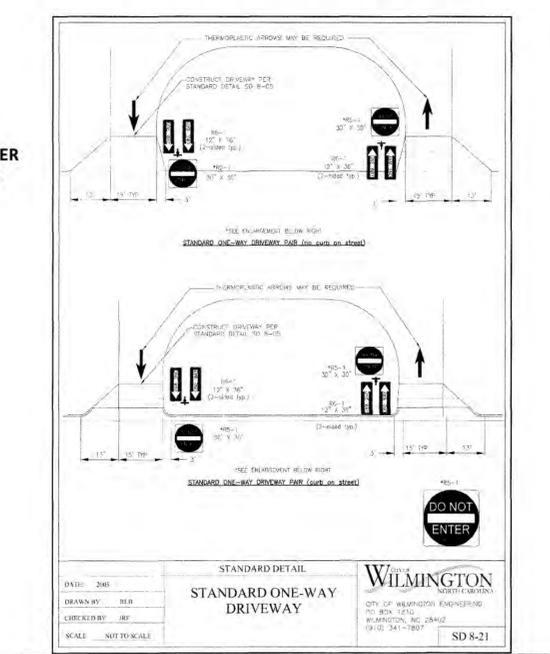
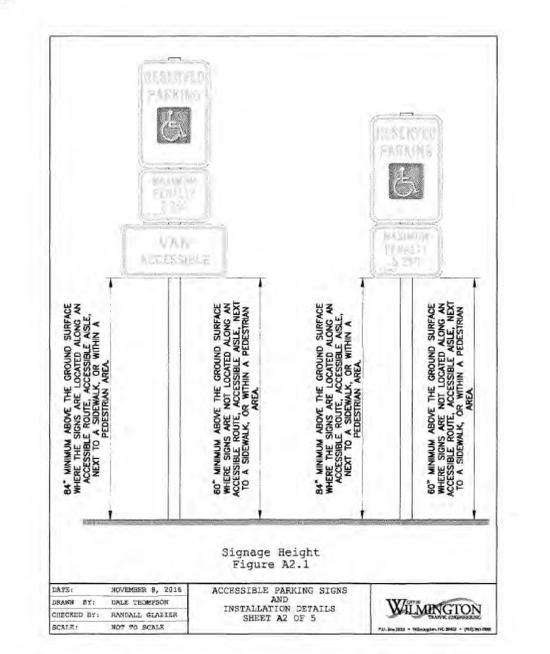
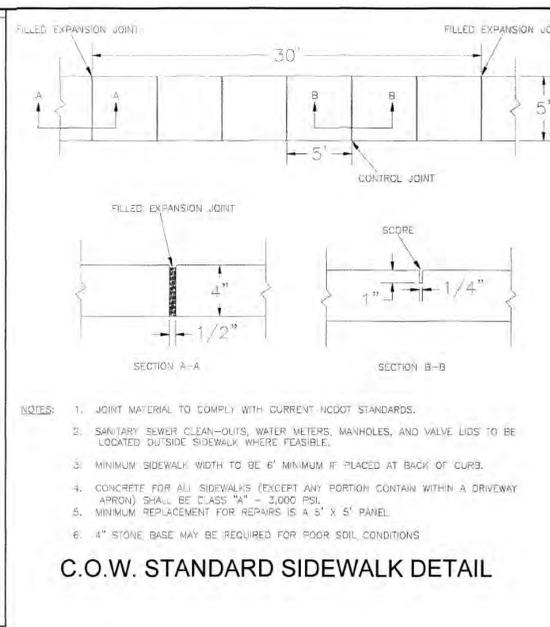
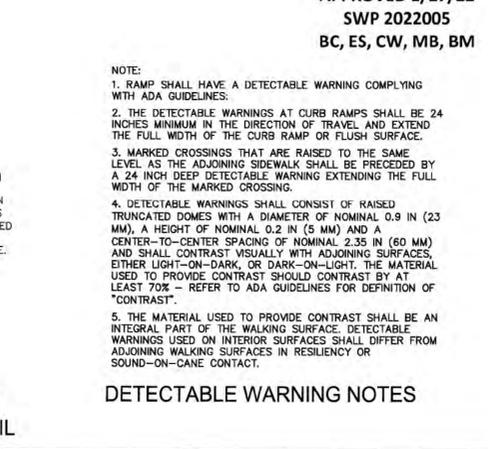
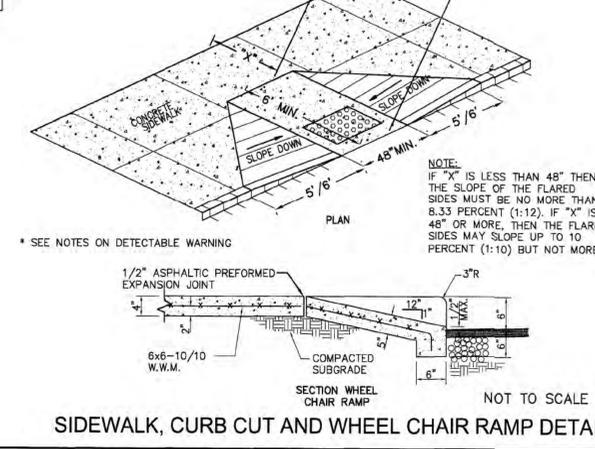
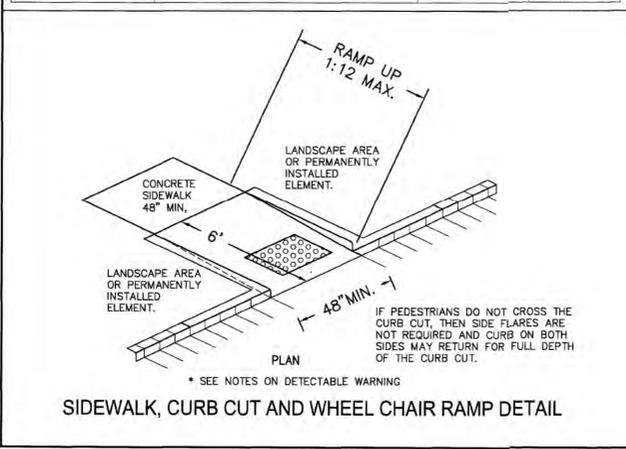
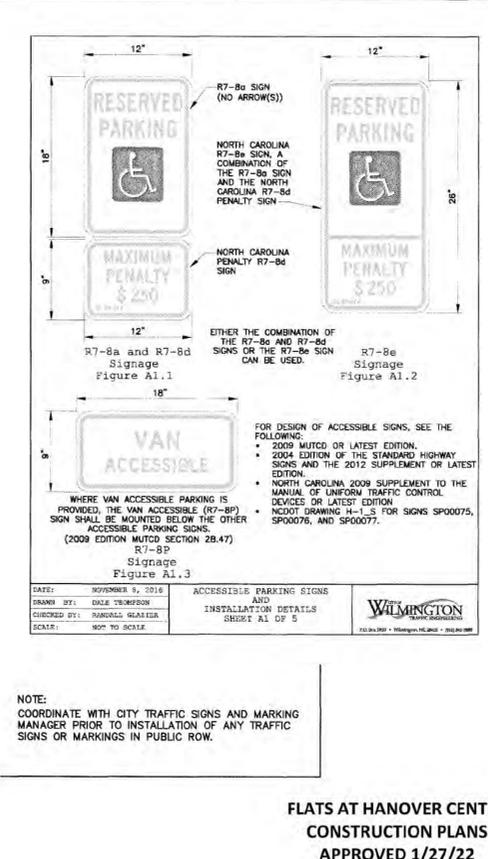
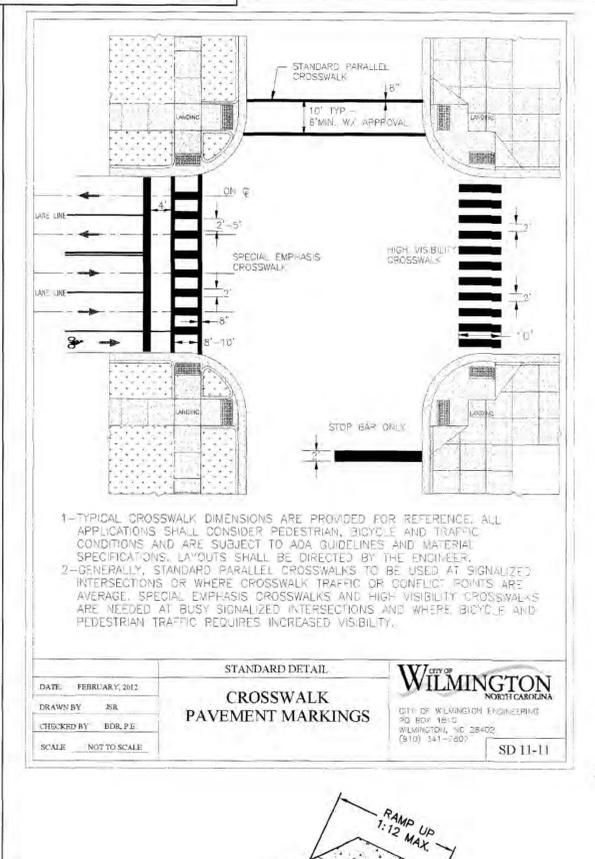
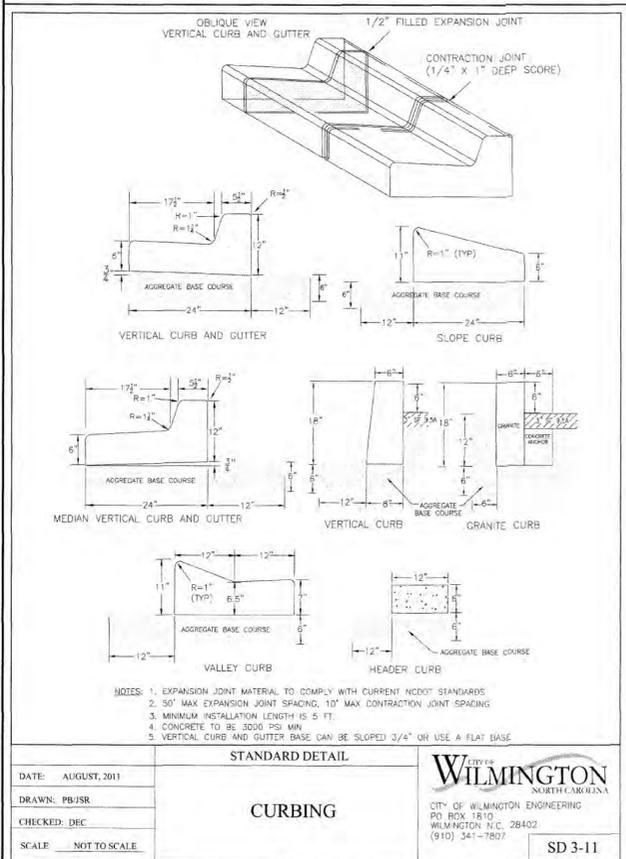
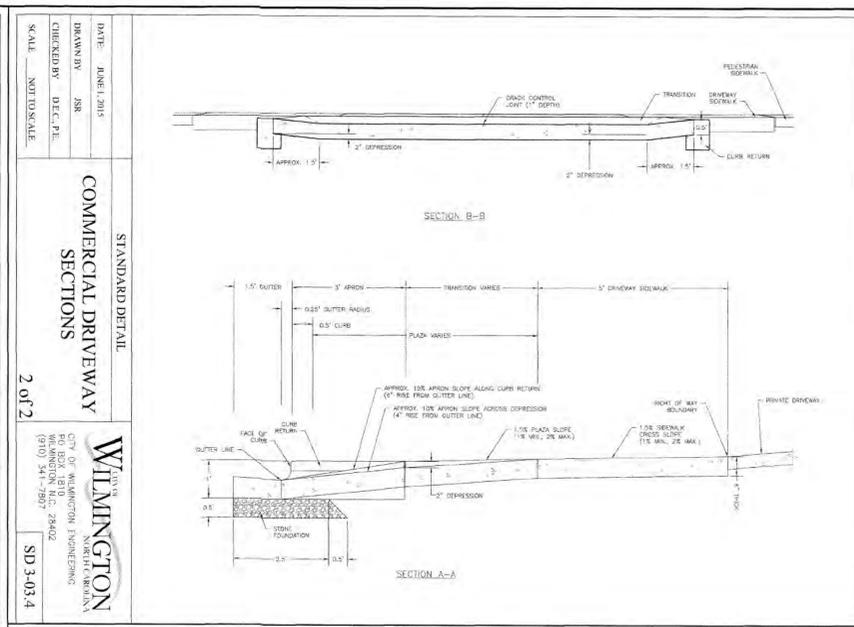
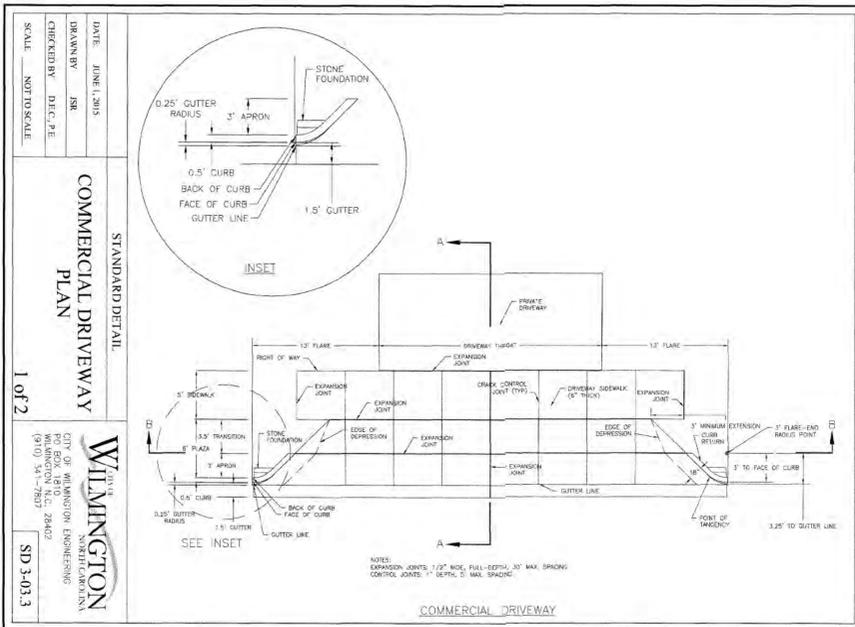
FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
 SWP 2022005
 BC, ES, CW, MB, BM

☼ CONCEPTUAL LIGHT LOCATION. FINAL LIGHTING PLAN TO BE DONE BY DUKE ENERGY.



C3.2

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CITY OF WILMINGTON STANDARD NOTES:

- CONTACT THE NORTH CAROLINA ONE CALL CENTER PRIOR TO DOING ANY DIGGING AT 1-800-632-4949.
- 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.
- ALL PAVEMENT MARKINGS IN PUBLIC RIGHTS-OF-WAY AND FOR DRIVEWAYS ARE TO BE THERMOPLASTIC AND MEET CITY AND/OR NCDOT STANDARDS.
- ALL PARKING STALL MARKINGS AND LANE ARROWS WITHIN THE PARKING AREAS SHALL BE WHITE.
- INSTALL REFLECTORS PER CITY AND NCDOT STANDARDS. TRAFFIC ENGINEERING MUST APPROVE OF PAVEMENT MARKING LAYOUT PRIOR TO ACTUAL STRIPING.
- ALL TRAFFIC CONTROL SIGNS AND MARKINGS OFF THE RIGHT-OF-WAY ARE TO BE MAINTAINED BY THE PROPERTY OWNER IN ACCORDANCE WITH MUTCD STANDARDS.
- 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.
- IT SHALL BE THE RESPONSIBILITY OF THE SUBMITTER TO ERECT OFFICIAL STREET NAME SIGNS AT ALL INTERSECTIONS ASSOCIATED WITH THE SUBDIVISION IN ACCORDANCE WITH THE TECHNICAL STANDARDS AND SPECIFICATIONS MANUAL. THE SUBMITTER MAY ACQUIRE AND ERECT OFFICIAL STREET NAME SIGNS OR MAY CHOOSE TO CONTRACT WITH THE CITY TO INSTALL THE STREET SIGNS AND THE SUBMITTER SHALL PAY THE COST OF SUCH INSTALLATION. CONTACT TRAFFIC ENGINEERING AT 341-7888 TO DISCUSS INSTALLATION OF TRAFFIC AND STREET NAME SIGNS. POSTED STREET NAMES MUST BE APPROVED PRIOR TO INSTALLATION OF STREET NAME SIGNS.
- CONTACT 811 PRIOR TO CONTACTING CITY OF WILMINGTON TRAFFIC ENGINEERING REGARDING THE UTILITIES IN THE RIGHT-OF-WAY.
- A UTILITY CUT PERMIT IS REQUIRED FOR EACH OPEN CUT OF A CITY STREET. CONTACT 341-5899 FOR MORE DETAILS. IN CERTAIN CASES AN ENTIRE RESURFACING OF THE AREA BEING OPEN CUT MAY BE REQUIRED.
- ANY BROKEN OR MISSING SIDEWALK PANELS, DRIVEWAY PANELS, AND CURBING WILL BE REPLACED.
- CONTACT TRAFFIC ENGINEERING AT 341-7888 TO DISCUSS STREET LIGHTING OPTIONS.
- PROJECT SHALL COMPLY WITH CFWA CROSS CONNECTION CONTROL REQUIREMENTS. WATER METER(S) CANNOT BE RELEASED UNTIL ALL REQUIREMENTS ARE MET, AND THE STATE HAS GIVEN THEIR FINAL APPROVAL. CALL 343-3810 FOR INFORMATION.
- IF THE CONTRACTOR DESIRES CFWA 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.
- ANY IRRIGATION SYSTEM SUPPLIED BY CFWA WATER SHALL COMPLY WITH CFWA CROSS CONNECTION CONTROL REGULATIONS. CALL 332-6558 FOR INFORMATION.
- WHEN PVC WATER MAINS AND/OR POLYETHYLENE SERVICES ARE PROPOSED, THE PIPES ARE TO BE MARKED WITH NO. 10 INSULATED SINGLE STRAND COPPER WIRE INSTALLED THE ENTIRE LENGTH AND SECURED TO ALL VALVES. THIS WIRE IS TO BE ACCESSIBLE AT ALL FIRE HYDRANTS AND WATER METER BOXES TO AID IN FUTURE LOCATION OF FACILITIES.
- THE NUMBER AND SPACING OF DRIVEWAYS FOR ALL INTERCONNECTED SITES WILL BE DETERMINED BY THE COMBINED FRONTAGE OF THE INTERCONNECTED PROPERTIES.
- UNDERGROUND FIRE LINE MUST BE PERMITTED AND INSPECTED BY THE WILMINGTON FIRE DEPARTMENT FROM THE PUBLIC ROW TO THE BUILDING. CONTACT THE WILMINGTON FIRE DEPARTMENT DIVISION OF FIRE AND LIFE SAFETY AT 910-343-0696 FOR ADDITIONAL INFORMATION.
- A LANDSCAPE PLAN INDICATING THE LOCATION OF REQUIRED STREET TREES SHALL BE SUBMITTED TO THE CITY OF WILMINGTON TRAFFIC ENGINEERING DIVISION AND PARKS AND RECREATION DEPARTMENT FOR REVIEW AND APPROVAL PRIOR TO THE RECORDING OF THE FINAL PLAN.
- IF AN IRRIGATION SYSTEM IS PLANNED FOR THE SITE, UTILIZE MOISTURE SENSORS.
- ALL PROPOSED VEGETATION WITHIN THE SIGHT TRIANGLES SHALL NOT INTERFERE WITH CLEAR VISUAL SIGHT LINES FROM 30'-15'.
- PLEASE CONSIDER INCORPORATING XERIC LANDSCAPING FOR ALL NEW LANDSCAPING.
- THE CONTRACTOR WILL MAINTAIN ALL-WEATHER EMERGENCY ACCESS TO CONSTRUCTION SITE AT ALL TIMES.
- UNDERGROUND UTILITIES: ALL ELECTRIC, CABLE TELEVISION AND TELEPHONE FACILITIES, FIRE ALARM CONDUITS, STREET LIGHTING WIRING AND OTHER WRING CONDUITS, AND SIMILAR FACILITIES SHALL BE PLACED UNDERGROUND BY THE DEVELOPER OR THE APPROPRIATE UTILITY COMPANY.
- STREET TREES MUST BE LOCATED A MINIMUM OF 15' FROM STREET LIGHTS.

FIRE AND LIFE SAFETY NOTES:

- FIRE HYDRANTS MUST BE WITHIN 150' OF THE FIRE DEPARTMENT CONNECTION.
- THE FIRE DEPARTMENT CONNECTION MUST BE WITHIN 40' OF FIRE APPARATUS PLACEMENT.
- LANDSCAPING AND PARKING CANNOT BLOCK OR IMPEDE THE FIRE DEPARTMENT CONNECTIONS OR FIRE HYDRANTS. A 3' CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF THE FIRE HYDRANT CONNECTION AND THE FIRE HYDRANT.
- FIRE HYDRANTS MUST BE LOCATED WITHIN 8' OF THE CURB.
- NEW HYDRANTS MUST BE BROUGHT INTO SERVICE PRIOR TO CONSTRUCTION OF THE BUILDINGS.
- NEW HYDRANTS MUST BE BROUGHT INTO SERVICE PRIOR TO COMBUSTIBLE MATERIALS BEING DELIVERED TO THE JOB SITE.
- THE CONTRACTOR WILL MAINTAIN ALL-WEATHER EMERGENCY ACCESS TO CONSTRUCTION SITE AT ALL TIMES.
- TEMPORARY STREET SIGNS SHALL BE INSTALLED AT EACH STREET INTERSECTION WHEN CONSTRUCTION OF NEW ROADWAYS ALLOWS PASSAGE BY VEHICLES.
- UNDERGROUND FIRE LINE AND PRIVATE WATER MAINS MUST BE PERMITTED AND INSPECTED BY THE WILMINGTON FIRE DEPARTMENT FROM THE PUBLIC RIGHT-OF-WAY TO THE BUILDING. CONTACT THE WILMINGTON FIRE DEPARTMENT DIVISION OF FIRE AND LIFE SAFETY AT 910-343-0696 FOR ADDITIONAL INFORMATION.
- A MINIMUM OF 5' SHALL SEPARATE UNDERGROUND FIRE LINES OR PRIVATE WATER MAINS FROM OTHER UNDERGROUND UTILITIES.
- HYDRANTS SHALL BE OF SUFFICIENT NUMBERS TO ACCOMMODATE BASE FIRE FIGHTING REQUIREMENTS OF THE STRUCTURE.
- ADDITIONAL FIRE PROTECTION AND/OR ACCESSIBILITY REQUIREMENTS MAY BE REQUIRED DUE TO ANY SPECIAL CIRCUMSTANCES CONCERNING THE PROJECT.
- THE CONTRACTOR SHALL SUBMIT A RADIO SIGNAL STRENGTH STUDY THAT DEMONSTRATES THAT EXISTING EMERGENCY RESPONDER RADIO SIGNAL LEVELS MEET THE REQUIREMENTS OF SEC. 510 OF THE 2018 FIRE CODE.
- BUILDING CONSTRUCTION TYPE:
15. PRIVATE UNDERGROUND FIRE LINES REQUIRE A SEPARATE UNDERGROUND FIRE LINE PERMIT FROM THE WILMINGTON FIRE AND LIFE SAFETY DIVISION 910-343-0696
- ALL ISOLATION VALVES WITHIN THE "HOT BOX" AND BETWEEN THE "HOT BOX" AND THE RISER ROOM MUST BE ELECTRICALLY SUPERVISED.

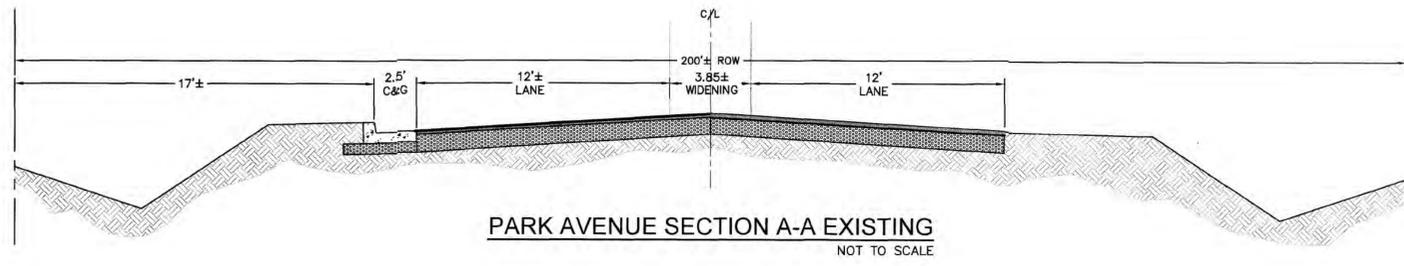
NOTES AND DETAILS

OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
DAVID HARRY, VP
3284 NORTHSIDE PARKWAY, NW
SUITE 105
ATLANTA, GA 30327
770-635-3390

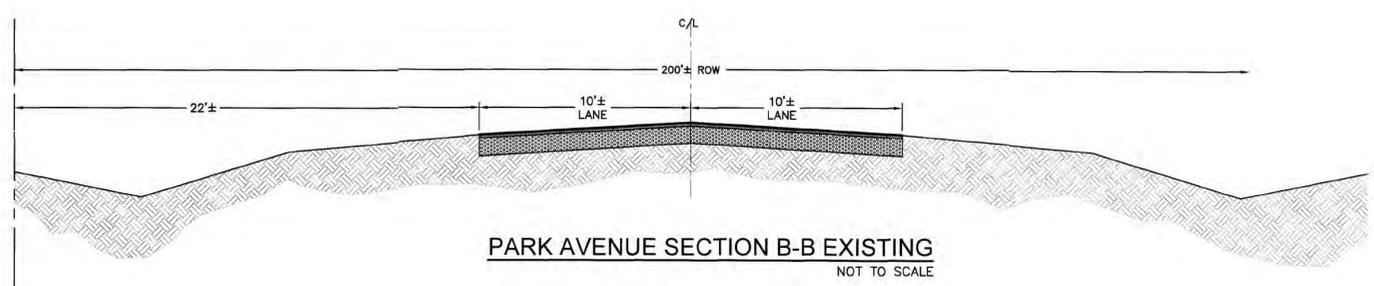
NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.

1429 ASHLITTLE RIVER RD, NW
WILMINGTON, NC 28412
PHONE: (910) 343-0653

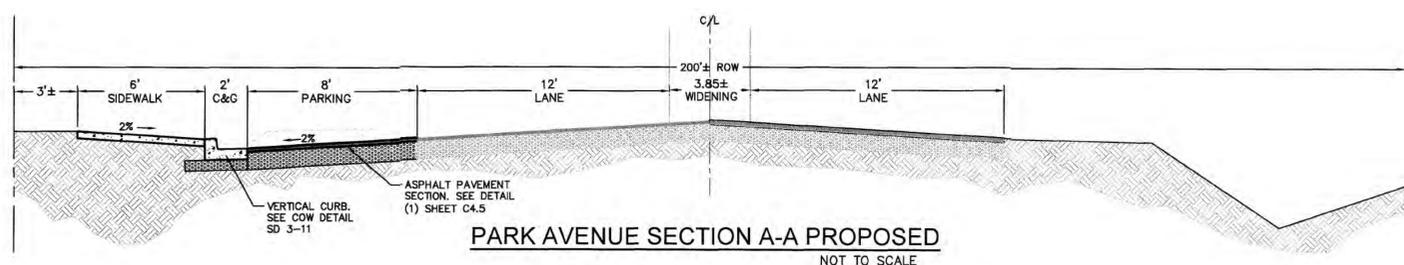
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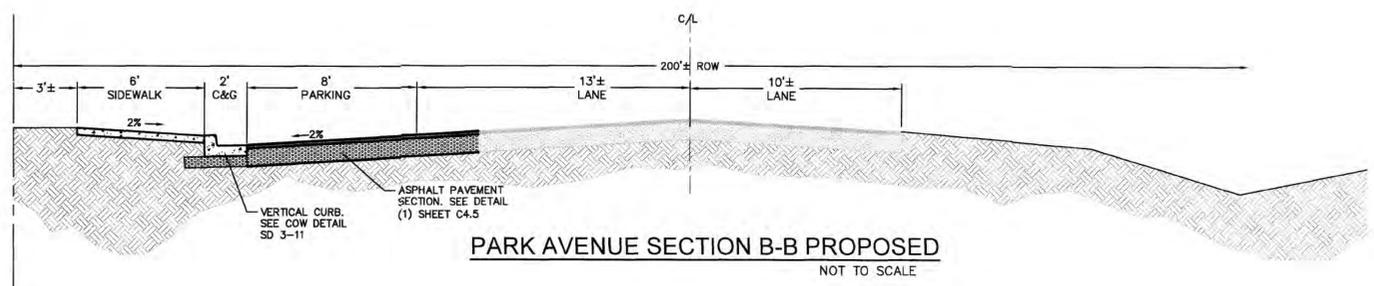
PARK AVENUE SECTION A-A EXISTING
NOT TO SCALE



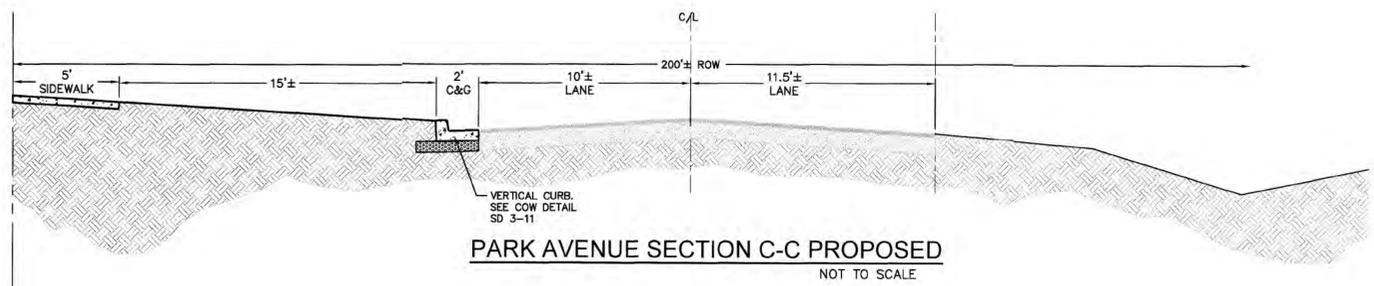
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NOT TO SCALE



PARK AVENUE SECTION A-A PROPOSED
NOT TO SCALE



PARK AVENUE SECTION B-B PROPOSED
NOT TO SCALE



PARK AVENUE SECTION C-C PROPOSED
NOT TO SCALE

FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

NOTES AND DETAILS
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N. C.

OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
DAVID HARRY, VP
3284 NORTHSIDE PARKWAY, NW
SUITE 105
ATLANTA, GA 30327
770-635-3390

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2602 IRON GATE DR., SUITE 102
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PHONE (910) 343-9653
1429 ASH-LITTLE RIVER RD., NW
ASH, NC 28420
PHONE (910) 287-5900

Licence #C-3641

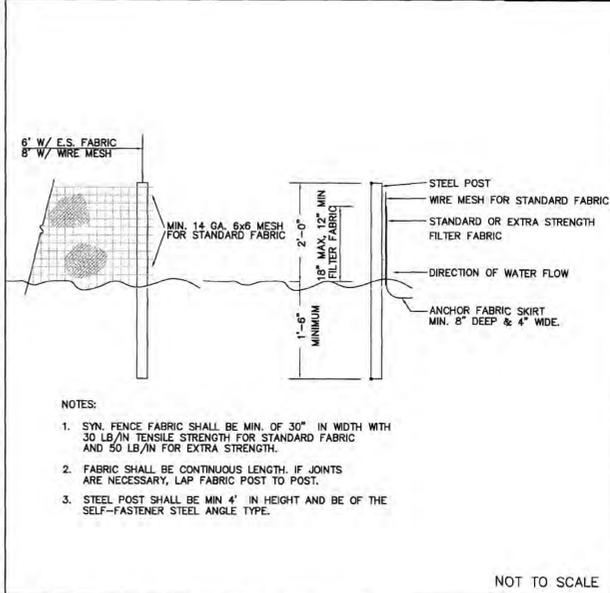
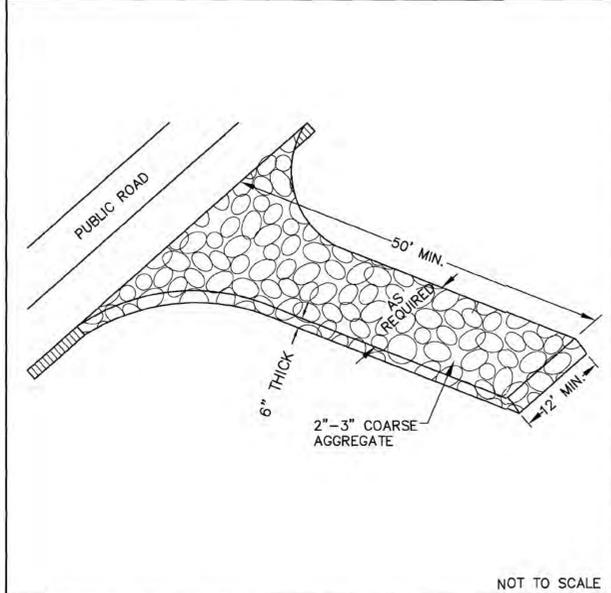
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DATE 1/24/22

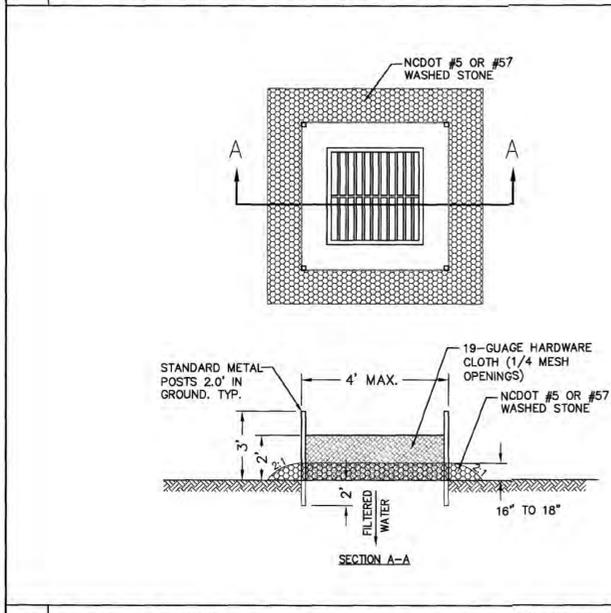
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1 TEMPORARY GRAVELLED CONSTRUCTION ENTRANCE

2 TEMPORARY SILT FENCE



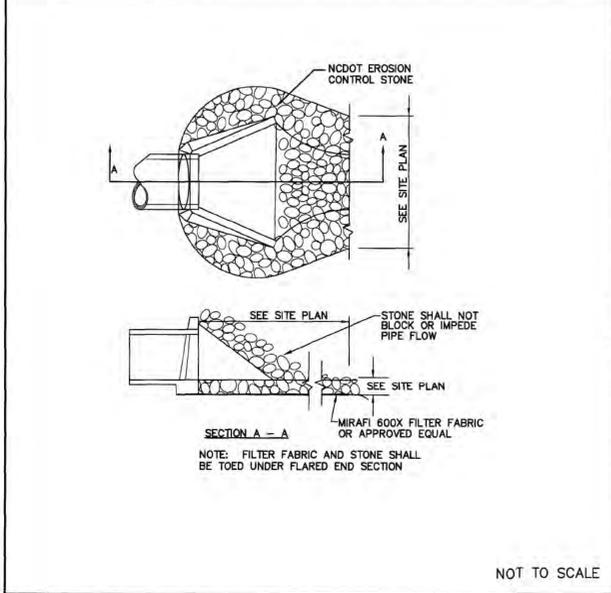
3 HARDWARE CLOTH AND GRAVEL INLET PROTECTION

CONSTRUCTION SEQUENCE:

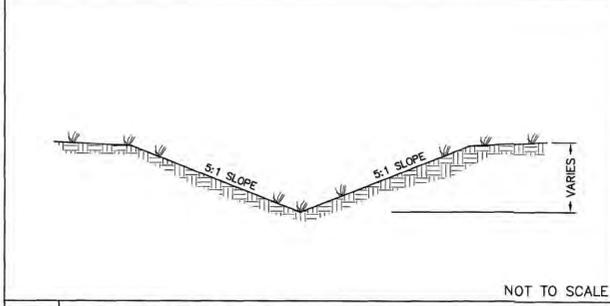
- UNIFORMLY GRADE A SHALLOW DEPRESSION APPROACHING THE INLET.
- DRIVE 5" STEEL POST 2" INTO THE GROUND SURROUNDING THE INLET. SPACE POSTS EVENLY AROUND THE PERIMETER OF THE INLET, A MAXIMUM OF 4' APART.
- SURROUND THE POST WITH WIRE MESH HARDWARE CLOTH. SECURE THE WIRE MESH TO THE STEEL POST AT THE TOP, MIDDLE AND BOTTOM. PLACE A 2" FLAP OF THE WIRE MESH UNDER THE GRAVEL FOR ANCHORING IS RECOMMENDED.
- PLACE CLEAN GRAVEL (NCDOT #5 OR #57 STONE) ON A 2:1 SLOPE WITH A HEIGHT OF 16" TO 18" AROUND THE WIRE, AND SMOOTH TO AN EVEN GRADE.
- ONCE THE CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED, REMOVE ACCUMULATED SEDIMENT, AND ESTABLISH FINAL GRADING ELEVATIONS.
- COMPACT THE AREA PROPERLY AND STABILIZE IT WITH GROUND COVER.

MAINTENANCE:

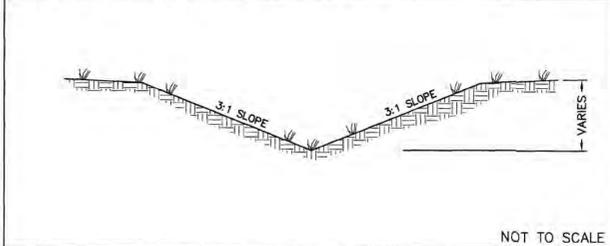
INSPECT INLETS AT LEAST WEEKLY AND AFTER EACH SIGNIFICANT (1/2 INCH OR GREATER) RAINFALL EVENT. CLEAR THE MESH WIRE OF ANY DEBRIS OR OTHER OBJECTS TO PROVIDE ADEQUATE FLOW FOR SUBSEQUENT RAINS. TAKE CARE NOT TO DAMAGE OR UNDERCUT THE WIRE MESH DURING SEDIMENT REMOVAL. REMOVE SEDIMENT WHEN ACCUMULATION REACHES HALF THE DEPTH OF ROCK. REPLACE STONE WHEN IT NO LONGER DRAINS AS DESIGNED.



4 ENERGY DISSIPATOR DETAIL



5 TYPICAL GRASS SWALE 5:1



6 TYPICAL GRASS SWALE 3:1

TEMPORARY SEEDING RECOMMENDATIONS FOR FALL

SEEDING MIXTURE SPECIES	RATE (lb./acre)	(lb./1000 sf)
RYE (GRAIN)	120	2.75

SEEDING DATES:
MOUNTAINS - AUG. 15 - DEC. 15
COASTAL PLAIN AND PIEDMONT - AUG. 15 - DEC. 15

SOIL AMENDMENTS:
FOLLOW SOIL TEST OR APPLY 2,000 lb/acre GROUND AGRICULTURAL LIMESTONE AND 1,000 lb/acre 10-10-10 FERTILIZER.

MULCH:
APPLY 4,000 lb/acre STRAW. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE:
REPAIR AND REFERTILIZE DAMAGE AREAS IMMEDIATELY. TOP DRESS WITH 50 lb/acre OF NITROGEN IN MARCH, IF IT IS NECESSARY TO EXTEND TEMPORARY COVER BEYOND JUNE 15. OVERSEED WITH 50 lb/acre KOBE (PIEDMONT AND COASTAL PLAIN) OR KOREAN (MOUNTAINS) LESPEDEZA IN LATE FEBRUARY OR EARLY MARCH.

TEMPORARY SEEDING RECOMMENDATIONS FOR SUMMER

SEEDING MIXTURE SPECIES	RATE (lb./acre)	(lb./1000 sf)
GERMAN MILLET	40	0.92

IN THE PIEDMONT AND MOUNTAINS, A SMALL-STEMMED SUDANGRASS MAY BE SUBSTITUTED AT A RATE OF 50 lb/acre.

SEEDING DATES:
MOUNTAINS - MAY 15 - AUG. 15
PIEDMONT - MAY 1 - AUG. 15
COASTAL PLAIN - APR. 15 - AUG. 15

SOIL AMENDMENTS:
FOLLOW RECOMMENDATIONS OF SOIL TESTS OR APPLY 2,000 lb/acre GROUND AGRICULTURAL LIMESTONE AND 750 lb/acre 10-10-10 FERTILIZER.

MULCH:
APPLY 4,000 lb/acre STRAW. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE:
REFERTILIZE IF GROWTH IS NOT FULLY ADEQUATE. RESEED, REFERTILIZE AND MULCH IMMEDIATELY FOLLOWING EROSION OR OTHER DAMAGE.

TEMPORARY SEEDING RECOMMENDATIONS FOR LATE WINTER AND EARLY SPRING

SEEDING MIXTURE SPECIES	RATE (lb./acre)	(lb./1000 sf)
RYE (GRAIN)	120	2.75
ANNUAL LESPEDEZA (KOBE IN PIEDMONT AND COASTAL PLAIN, KOREAN IN MOUNTAINS)	50	1.15

OMIT ANNUAL LESPEDEZA WHEN DURATION OF TEMPORARY COVER IS NOT TO EXTEND BEYOND JUNE.

SEEDING DATES:
MOUNTAINS - ABOVE 2,500 FEET: FEB. 15 - MAY 15
BELOW 2,500 FEET: FEB. 1 - MAY 1
PIEDMONT - FEB. 1 - MAY 1
COASTAL PLAIN - JAN. 1 - MAY 1
DEC. 1 - APRIL 15

SOIL AMENDMENTS:
FOLLOW RECOMMENDATIONS OF SOIL TESTS OR APPLY 2,000 lb/acre GROUND AGRICULTURAL LIMESTONE AND 750 lb/acre 10-10-10 FERTILIZER.

MULCH:
APPLY 4,000 lb/acre STRAW. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE:
REFERTILIZE IF GROWTH IS NOT FULLY ADEQUATE. RESEED, REFERTILIZE AND MULCH IMMEDIATELY FOLLOWING EROSION OR OTHER DAMAGE.

PERMANENT SEEDING RECOMMENDATIONS FOR FALL AND EARLY SPRING

SEEDING MIXTURE SPECIES	RATE (lb./acre)	(lb./1000 sf)
TALL FESCUE	80	1.84
PENSACOLA BAHIAGRASS	50	1.15
SERICEA LESPEDEZA	30	0.69
KOBE LESPEDEZA	10	0.23

SEEDING NOTES:

- FROM SEPT. 1 THRU MAR. 1, USE UNSCARIFIED SERICEA SEED.
- ON POORLY DRAINED SITES OMIT SERICEA AND INCREASE KOBE TO 30 lbs/acre.
- WHERE A NEAT APPEARANCE IS DESIRED, OMIT SERICEA AND INCREASE KOBE TO 40 lbs/acre.

NURSE PLANTS: BETWEEN APR. 15 AND AUG. 15, ADD 10 lbs/acre GERMAN MILLET OR 15 lbs/acre SUDANGRASS. PRIOR TO MAY 1 OR AFTER AUG. 15 ADD 25 lbs/acre RYE (GRAIN).

SEEDING DATES:
EARLY SPRING: FEB 15-MAR 20
FALL: SEPT. 1-SEPT. 30
BEST: FEB 15-APR 30
POSSIBLE: SEPT. 1-OCT. 31

SOIL AMENDMENTS:
APPLY LIME AND FERTILIZE ACCORDING TO SOIL TESTS, OR APPLY 3,000-5,000 lbs/acre (68.9-114.8 lbs/1,000 sf) GROUND AGRICULTURAL LIMESTONE (USE THE LOWER RATE ON SANDY SOILS) AND 1,000 lbs/acre (22.9 lbs/1,000 sf) 10-10-10 FERTILIZER.

MULCH:
APPLY 4,000 lb/acre (91.8 lbs/1,000 sf) GRAIN STRAW OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCH. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR ROVING OR BY CRIMPING WITH A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE:
IF GROWTH IS LESS THAN FULLY ADEQUATE, REFERTILIZE IN THE SECOND YEAR, ACCORDING TO SOIL TESTS OR TOPDRESS WITH 500 lbs/acre (11.5 lbs/1,000 sf) 10-10-10 FERTILIZER. MOW AS NEEDED WHEN SERICEA IS OMITTED FROM THE MIXTURE. RESEED, FERTILIZE, AND MULCH DAMAGED AREAS IMMEDIATELY.

PERMANENT SEEDING RECOMMENDATIONS FOR LATE SPRING AND EARLY SUMMER

SEEDING MIXTURE SPECIES	RATE (lb./acre)	(lb./1000 sf)
PENSACOLA BAHIAGRASS	50	1.15
SERICEA LESPEDEZA	30	0.69
COMMON BERMUDA	10	0.23
GERMAN MILLET	10	0.23

SEEDING NOTES:

- WHERE A NEAT APPEARANCE IS DESIRED, OMIT SERICEA.
- USE COMMON BERMUDAGRASS ONLY ON ISOLATED SITES WHERE IT CANNOT BECOME A PEST. BERMUDAGRASS MAY BE REPLACED WITH 5 lbs/acre CENTIPEDEGRASS.

SEEDING DATES:
APRIL 1-JULY 15

SOIL AMENDMENTS:
APPLY LIME AND FERTILIZE ACCORDING TO SOIL TESTS, OR APPLY 3,000 lbs/acre (68.9 lbs/1,000 sf) GROUND AGRICULTURAL LIMESTONE AND 500 lbs/acre (11.5 lbs/1,000 sf) 10-10-10 FERTILIZER.

MULCH:
APPLY 4,000 lb/acre (91.8 lbs/1,000 sf) GRAIN STRAW OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCH. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR ROVING OR BY CRIMPING WITH A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE:
REFERTILIZE THE FOLLOWING APRIL WITH 50 lbs/acre (1.15 lbs/1,000 sf) NITROGEN. REPEAT AS GROWTH REQUIRES. MAY BE MOWED ONLY ONCE A YEAR. WHERE A NEAT APPEARANCE IS DESIRED, OMIT SERICEA AND MOW AS OFTEN AS NEEDED.

EROSION CONTROL NOTES AND MAINTENANCE PLAN:

- ALL EROSION AND SEDIMENT CONTROL MEASURES WILL BE CHECKED FOR STABILITY AND OPERATION FOLLOWING EVERY RUNOFF-PRODUCING RAINFALL, BUT IN NO CASE, LESS THAN ONCE EVERY WEEK AND WITHIN 24 HOURS OF EVERY HALF-INCH RAINFALL.
- ALL PORTS OF EGRESS WILL HAVE CONSTRUCTION ENTRANCES THAT WILL BE PERIODICALLY TOP-DRESSED WITH AN ADDITIONAL 2 INCHES OF #4 STONE TO MAINTAIN PROPER DEPTH. THEY WILL BE MAINTAINED IN A CONDITION TO PREVENT MUD OR SEDIMENT FROM LEAVING THE SITE. IMMEDIATELY REMOVE OBJECTIONABLE MATERIAL SPILLED WASHED OR TRACKED ONTO THE CONSTRUCTION ENTRANCE OR ROADWAYS.
- SEDIMENT WILL BE REMOVED FROM HARDWARE CLOTH AND GRAVEL INLET PROTECTION, BLOCK AND GRAVEL INLET PROTECTION, ROCK DOUGHNUT INLET PROTECTION AND ROCK PIPE INLET PROTECTION WHEN THE DESIGNED STORAGE CAPACITY HAS BEEN HALF FILLED WITH SEDIMENT. ROCK WILL BE CLEANED OR REPLACED WHEN THE SEDIMENT POOL NO LONGER DRAINS AS DESIGNED. DEBRIS WILL BE REMOVED FROM THE ROCK AND HARDWARE CLOTH TO ALLOW PROPER DRAINAGE. SILT SACKS WILL BE EMPTIED ONCE A WEEK AND AFTER EVERY RAIN EVENT. SEDIMENT WILL BE REMOVED FROM AROUND WATTLIES, BEAVER DAMS, DANDY SACKS AND SOCKS ONCE A WEEK AND AFTER EVERY RAIN EVENT.
- DIVERSION DITCHES WILL BE CLEANED OUT IMMEDIATELY TO REMOVE SEDIMENT OR OBSTRUCTIONS FROM THE FLOW AREA. THE DIVERSION RIDGES WILL ALSO BE REPAIRED. SWALES MUST BE TEMPORARILY STABILIZED WITHIN 21 CALENDAR DAYS OF CEASE OF ANY PHASE OF ACTIVITY ASSOCIATED WITH A SWALE.
- SEDIMENT WILL BE REMOVED FROM BEHIND THE SEDIMENT FENCE WHEN IT BECOMES HALF FILLED. THE SEDIMENT FENCE WILL BE REPAIRED AS NECESSARY TO MAINTAIN A BARRIER. STAKES MUST BE STEEL. STAKE SPACING WILL BE 6 FEET MAX. WITH THE USE OF EXTRA STRENGTH FABRIC, WITHOUT WIRE BACKING. STAKE SPACING WILL BE 8 FEET MAX. WHEN STANDARD STRENGTH FABRIC AND WIRE BACKING ARE USED. IF ROCK FILTERS ARE DESIGNED AT LOW POINTS IN THE SEDIMENT FENCE, THE ROCK WILL BE REPAIRED OR REPLACED IF IT BECOMES HALF-FULL OF SEDIMENT, NO LONGER DRAINS AS DESIGNED OR IS DAMAGED.
- SEDIMENT WILL BE REMOVED FROM SEDIMENT TRAPS WHEN THE DESIGNED STORAGE CAPACITY HAS BEEN HALF FILLED WITH SEDIMENT. THE ROCK WILL BE CLEANED OR REPLACED WHEN THE SEDIMENT POOL NO LONGER DRAINS OR WHEN THE ROCK IS DISLODGED. BAFFLES WILL BE REPAIRED OR REPLACED IF THEY COLLAPSE, TEAR, DECOMPOSE OR BECOME INEFFECTIVE. THEY WILL BE REPLACED PROMPTLY. SEDIMENT WILL BE REMOVED WHEN DEPOSITS REACH HALF THE HEIGHT OF THE 1ST BAFFLE. FLOATING SKIMMERS WILL BE INSPECTED AND KEPT CLEAN WEEKLY.
- SEDIMENT WILL BE REMOVED FROM THE SEDIMENT BASIN WHEN THE DESIGN STORAGE CAPACITY HAS BEEN HALF FILLED WITH SEDIMENT. ROCK WILL BE CLEANED OR REPLACED WHEN THE SEDIMENT POOL NO LONGER DRAINS OR IF THE ROCK IS DISLODGED. BAFFLES WILL BE REPAIRED OR REPLACED IF THEY COLLAPSE, TEAR, DECOMPOSE OR BECOME INEFFECTIVE. THEY WILL BE REPLACED PROMPTLY. SEDIMENT WILL BE REMOVED FROM BAFFLES WHEN DEPOSITS REACH HALF THE HEIGHT OF THE 1ST BAFFLE. FLOATING SKIMMERS WILL BE INSPECTED WEEKLY AND WILL BE KEPT CLEAN.
- LAND QUALITY REQUIREMENTS:**
ALL SEEDED AREAS WILL BE FERTILIZED, RESEED AS NECESSARY, AND MULCHED, ACCORDING TO SPECIFICATIONS IN THE VEGETATIVE PLAN, TO MAINTAIN A VIGOROUS, DENSE VEGETATIVE COVER. ALL SLOPES WILL BE STABILIZED WITHIN 21 CALENDAR DAYS. ALL OTHER AREAS WILL BE STABILIZED WITHIN 15 WORKING DAYS.
WATER QUALITY REQUIREMENTS:
ALL SEEDED AREAS WILL BE FERTILIZED, RESEED AS NECESSARY AND MULCHED ACCORDING TO SPECIFICATIONS IN THE VEGETATIVE PLAN TO MAINTAIN A VIGOROUS, DENSE VEGETATIVE COVER. ALL PERIMETER DIKES, SWALES, DITCHES, PERIMETER SLOPES, ALL SLOPES STEEPER THAN 3' HORIZONTAL TO 1' VERTICAL (3:1) AND ALL HIGH QUALITY WATER (HOW) ZONES SHALL BE PROVIDED TEMPORARY OR PERMANENT STABILIZATION WITH GROUND COVER AS SOON AS PRACTICABLE BUT IN ANY EVENT WITHIN SEVEN (7) CALENDAR DAYS FROM THE LAST LAND-DISTURBING ACTIVITY. 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.
- FLOCCULANTS WILL BE USED TO ADDRESS TURBIDITY ISSUES. THE PUMPS, TANKS, HOSES AND INJECT SYSTEMS WILL BE CHECKED FOR PROBLEMS OR TURBID DISCHARGES DAILY.
- BASIN OUTLET STRUCTURES AND SKIMMERS SHALL WITHDRAW WATER FROM THE SURFACE.
- CONCRETE WASHOUTS SHOULD BE INSPECTED DAILY AND AFTER HEAVY RAINS. DAMAGES SHOULD BE REPAIRED PROMPTLY. IF FILLED TO OVER 75% CAPACITY WITH RAIN WATER IT SHOULD BE VACUUMED OR ALLOWED TO EVAPORATE TO AVOID OVERFLOWS. BEFORE HEAVY RAINS THE CONTAINERS LIQUID LEVEL SHOULD BE LOWERED OR THE CONTAINER COVERED TO AVOID AN OVER FLOW DURING RAIN. WHEN SOLIDS HAVE HARDENED THEY SHOULD BE REMOVED AND RECYCLED.

NOTES AND DETAILS
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N. C.

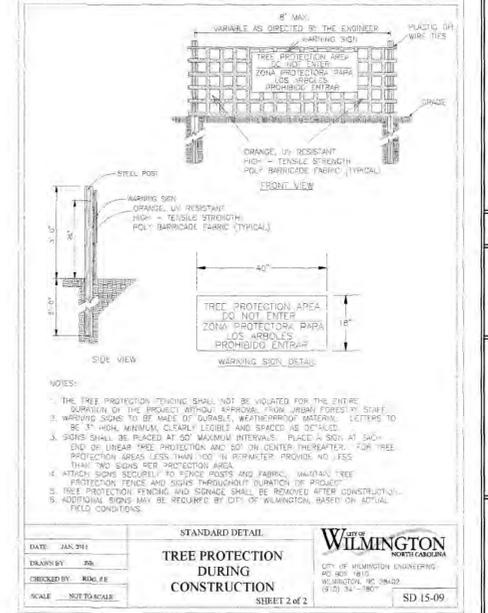
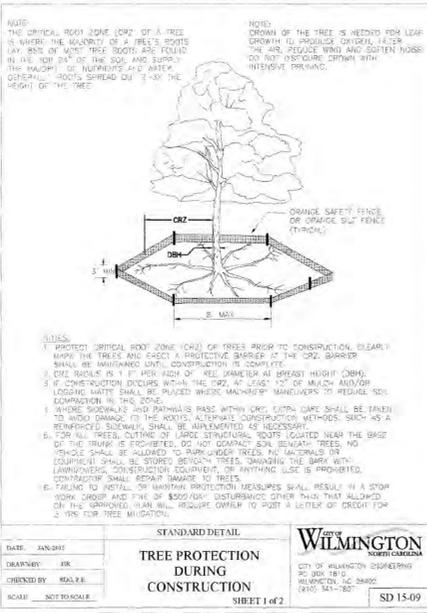
OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
DAVID HARRY, VP
3284 NORTHSIDE PARKWAY, NW
SUITE 105
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WILMINGTON, NC 28412 WILMINGTON, NC 28403
PHONE (910) 344-9653 PHONE (910) 287-5900

License #C 3641
20018
DES. JUST
CHK. TJC
DRAWN. JKS
DATE 1/24/22
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C4.3

FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM



STANDARD DETAIL
DATE: JAN. 2022
DRAWN BY: JKS
CHECKED BY: MGP, JKS
SCALE: NOT INDICATED
SHEET 1 of 2

TREE PROTECTION DURING CONSTRUCTION
CITY OF WILMINGTON ENGINEERING
NO. 202 1810
WILMINGTON, NC 28402
(910) 343-3000
SD 15-09

STANDARD DETAIL
DATE: JAN. 2022
DRAWN BY: JKS
CHECKED BY: MGP, JKS
SCALE: NOT INDICATED
SHEET 2 of 2

TREE PROTECTION DURING CONSTRUCTION
CITY OF WILMINGTON ENGINEERING
NO. 202 1810
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SD 15-09

GROUND STABILIZATION AND MATERIALS HANDLING PRACTICES FOR COMPLIANCE WITH THE NCG01 CONSTRUCTION GENERAL PERMIT

Implementing the details and specifications on this plan sheet will result in the construction activity being considered compliant with the Ground Stabilization and Materials Handling sections of the NCG01 Construction General Permit (Sections E and F, respectively). The permittee shall comply with the Erosion and Sediment Control plan approved by the delegated authority having jurisdiction. All details and designations shown on this sheet may not apply depending on site conditions and the delegated authority having jurisdiction.

SECTION E: GROUND STABILIZATION

Site Area Description	Stabilize within this many calendar days after ceasing land disturbance	Timeframe variations
(a) Perimeter dikes, swales, ditches, and perimeter slopes	7	None
(b) High Quality Water (H2W) Zones	7	None
(c) Slopes steeper than 3:1	7	If slopes are 10' or less in length and are not steeper than 2:1, 14 days are allowed. - 7 days for slopes greater than 50' in length and with slopes steeper than 4:1 - 7 days for perimeter dikes, swales, ditches, perimeter slopes and HQW Zones - 10 days for Falls Lake Watershed
(d) Slopes 3:1 to 4:1	14	- 7 days for perimeter dikes, swales, ditches, perimeter slopes and HQW Zones - 10 days for Falls Lake Watershed unless there is zero slope
(e) Areas with slopes flatter than 4:1	14	- 7 days for perimeter dikes, swales, ditches, perimeter slopes and HQW Zones - 10 days for Falls Lake Watershed unless there is zero slope

Note: After the permanent cessation of construction activities, any areas with temporary ground stabilization shall be converted to permanent ground stabilization as soon as practicable but in no case longer than 90 calendar days after the last land disturbing activity. Temporary ground stabilization shall be maintained in a manner to render the surface stable against accelerated erosion until permanent ground stabilization is achieved.

GROUND STABILIZATION SPECIFICATION

Stabilize the ground sufficiently so that rain will not dislodge the soil. Use one of the techniques in the table below:

Temporary Stabilization	Permanent Stabilization
<ul style="list-style-type: none">• Temporary grass seed covered with straw or other mulches and tackifiers• Hydroseeding• Rolled erosion control products with or without temporary grass seed• Appropriately applied straw or other mulch• Plastic sheeting	<ul style="list-style-type: none">• Permanent grass seed covered with straw or other mulches and tackifiers• Geotextile fabrics such as permanent soil reinforcement matting• Hydroseeding• Strips or other permanent plantings covered with mulch• Uniform and evenly distributed ground cover sufficient to restrain erosion• Structural methods such as concrete, asphalt or retaining walls• Rolled erosion control products with grass seed

POLYACRYLAMIDES (PAMS) AND FLOCCULANTS

1. Select flocculants that are appropriate for the soils being exposed during construction, selecting from the **NC DWR List of Approved PAMs/Flocculants**.
2. Apply flocculants at or before the inlets to Erosion and Sediment Control Measures.
3. Apply flocculants at the concentrations specified in the **NC DWR List of Approved PAMs/Flocculants** and in accordance with the manufacturer's instructions.
4. Provide ponding area for containment of treated Stormwater before discharging offsite.
5. Store flocculants in leak-proof containers that are kept under storm-resistant cover or surrounded by secondary containment structures.

EQUIPMENT AND VEHICLE MAINTENANCE

1. Maintain vehicles and equipment to prevent discharge of fluids.
2. Provide drip pans under any stored equipment.
3. Identify leaks and repair as soon as feasible, or remove leaking equipment from the project.
4. Collect all spent fluids, store in separate containers and properly dispose as hazardous waste (recycle when possible).
5. Remove leaking vehicles and construction equipment from service until the problem has been corrected.
6. Bring used fuels, lubricants, coolants, hydraulic fluids and other petroleum products to a recycling or disposal center that handles these materials.

LITTER, BUILDING MATERIAL AND LAND CLEARING WASTE

1. Never bury or burn waste. Place litter and debris in approved waste containers.
2. Provide a sufficient number and size of waste containers (e.g. dumpster, trash receptacle) on site to contain construction and domestic wastes.
3. Locate waste containers at least 50 feet away from storm drain inlets and surface waters unless no other alternatives are reasonably available.
4. Locate waste containers on areas that do not receive substantial amounts of runoff from upland areas and does not drain directly to a storm drain, stream or wetland.
5. Cover waste containers at the end of each workday and before storm events or provide secondary containment. Repair or replace damaged waste containers.
6. Anchor all lightweight items in waste containers during times of high winds.
7. Empty waste containers as needed to prevent overflowing. Clean up immediately if containers overflow.
8. Dispose waste off-site at an approved disposal facility.
9. On business days, clean up and dispose of waste in designated waste containers.

PAINT AND OTHER LIQUID WASTE

1. Do not dump paint and other liquid waste into storm drains, streams or wetlands.
2. Locate paint washouts at least 50 feet away from storm drain inlets and surface waters unless no other alternatives are reasonably available.
3. Contain liquid wastes in a controlled area.
4. Containment must be labeled, sited and placed appropriately for the needs of site.
5. Prevent the discharge of soaps, solvents, detergents and other liquid wastes from construction sites.

PORTABLE TOILETS

1. Install portable toilets on level ground, at least 50 feet away from storm drains, streams or wetlands unless there is no alternative reasonably available. If 50 foot offset is not attainable, provide relocation of portable toilet behind silt fence or place on a gravel pad and surround with sand bags.
2. Provide staking or anchoring of portable toilets during periods of high winds or in high foot traffic areas.
3. Monitor portable toilets for leaking and properly dispose of any leaked material. Utilize a licensed sanitary waste hauler to remove leaking portable toilets and replace with properly operating unit.

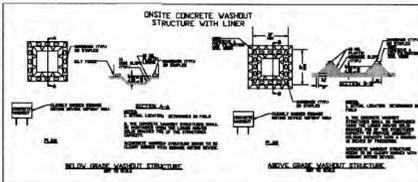
EARTHEN STOCKPILE MANAGEMENT

1. Show stockpile locations on plans. Locate earth-material stockpile areas at least 50 feet away from storm drain inlets, sediment basins, perimeter silt fence controls and surface waters unless it can be shown no other alternatives are reasonably available.
2. Protect stockpile with silt fence installed along toe of slope with a minimum offset of five feet from the toe of stockpile.
3. Provide stable stone access point when feasible.
4. Stabilize stockpile within the timeframes provided on this sheet and in accordance with the approved plan and any additional requirements. Soil stabilization is defined as vegetative, physical or chemical coverage techniques that will restrain accelerated erosion on disturbed soils for temporary or permanent control needs.



NCG01 GROUND STABILIZATION AND MATERIALS HANDLING

EFFECTIVE: 04/01/19



CONCRETE WASHOUTS

1. Do not discharge concrete or cement slurry from the site.
2. Dispose of, or recycle settled, hardened concrete residue in accordance with local and state solid waste regulations and at an approved facility.
3. Manage washout from mortar mixers in accordance with the above item and in addition place the mixer and associated materials on impervious barrier and within lot perimeter silt fence.
4. Install temporary concrete washouts per local requirements, where applicable. If an alternate method or product is to be used, contact your approval authority for review and approval. If local standard details are not available, use one of the two types of temporary concrete washouts provided on this detail.
5. Do not use concrete washouts for dewatering or storing defective curb or sidewalk sections. Stormwater accumulated within the washout may not be pumped into or discharged to the storm drain system or receiving surface waters. Liquid waste must be pumped out and removed from project.
6. Locate washouts at least 50 feet from storm drain inlets and surface waters unless it can be shown that no other alternatives are reasonably available. At a minimum, install protection of storm drain inlet(s) close to the washout which could receive spills or overflow.
7. Locate washouts in an easily accessible area, on level ground and install a stone entrance pad in front of the washout. Additional controls may be required by the approving authority.
8. Install at least one sign directing concrete trucks to the washout within the project limits. Post signage on the washout itself to identify this location.
9. Remove leavings from the washout when at approximately 75% capacity to limit overflow events. Replace the tarp, sand bags and other temporary structural components when no longer functional. When utilizing alternative or proprietary products, follow manufacturer's instructions.
10. At the completion of the concrete work, remove remaining leavings and dispose of in an approved disposal facility. Fill pit, if applicable, and stabilize any disturbance caused by removal of washout.

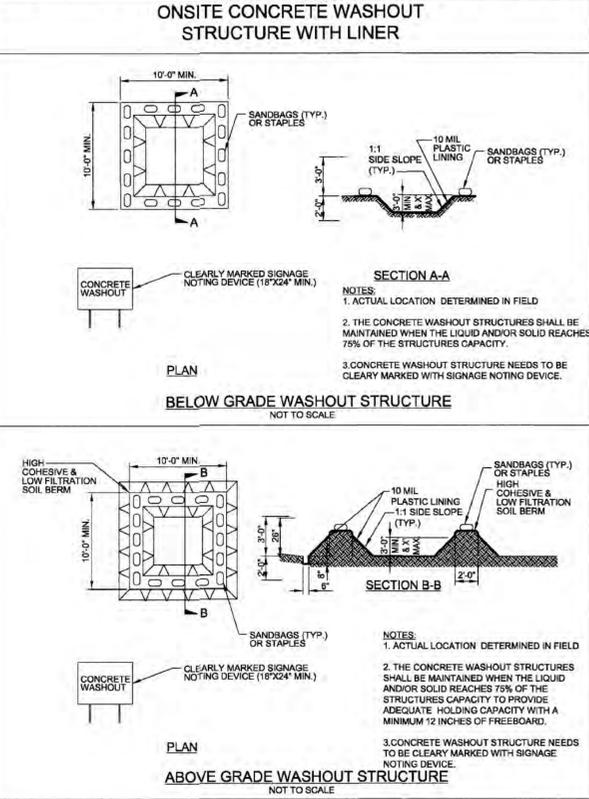
HERBICIDES, PESTICIDES AND RODENTICIDES

1. Store and apply herbicides, pesticides and rodenticides in accordance with label restrictions.
2. Store herbicides, pesticides and rodenticides in their original containers with the label, which lists directions for use, ingredients and first aid steps in case of accidental poisoning.
3. Do not store herbicides, pesticides and rodenticides in areas where flooding is possible or where they may spill or leak into wells, stormwater drains, ground water or surface water. If a spill occurs, clean area immediately.
4. Do not stockpile these materials onsite.

HAZARDOUS AND TOXIC WASTE

1. Create designated hazardous waste collection areas on-site.
2. Place hazardous waste containers under cover or in secondary containment.
3. Do not store hazardous chemicals, drums or bagged materials directly on the ground.

WITH LINER, NO GRAVEL APPROACH



SITE WORK NOTES:

1. THE CONTRACTOR SHALL VISIT THE SITE TO BECOME FAMILIAR WITH FIELD CONSTRUCTION CONDITIONS.
2. CONTRACTOR SHALL COORDINATE WORK WITH NCDOT AND LOCAL RIGHT OF WAY WITH PROPER AUTHORITIES AND SHALL MEET ANY REQUIREMENTS AS TO TRAFFIC CONTROL AND CONNECTION TO EXISTING STREETS.
3. CLEARING AND GRUBBING: REMOVE ALL TREES AS REQUIRED UNLESS OTHERWISE NOTED TO REMAIN, STUMPS, ROOTS, SHRUBBERY, ASPHALT, CONCRETE, STRUCTURES, BURIED UTILITIES, STORAGE TANKS, ETC. WITHIN LIMITS OF CONSTRUCTION.
4. STRIPPING: BEFORE EXCAVATING OR FILLING, REMOVE ALL TOPSOIL, WOOD, LEAVES, AND ANY OTHER UNSUITABLE MATERIAL.
5. MUCKING: REMOVE ANY SOFT, ORGANIC SILT MATERIALS AND EXISTING BURIED CONSTRUCTION DEBRIS AS REQUIRED AND FILL TO SUBGRADE ELEVATIONS WITH A CLEAN SELECT-FILL COMPACTED AS SPECIFIED.
6. DISPOSAL: CLEARED, GRUBBED, STRIPPED OR EXCAVATED SPOIL SHALL BE REMOVED FROM SITE AND DISPOSED OF IN ACCORDANCE WITH ALL APPLICABLE LOCAL AND STATE CODES.
7. BORROW MATERIAL- THE CONTRACTOR SHALL FURNISH BORROW MATERIAL REQUIRED FROM OFF SITE AND OBTAIN ALL REQUIRED PERMITS ASSOCIATED WITH BORROW OPERATIONS.
8. FILL AND COMPACTION: AFTER STRIPPING THOSE AREAS DESIGNATED TO RECEIVE FILL SHOULD BE PROFFERED. THE TOP 8" OF SUBGRADE SHALL BE COMPACTED TO AT LEAST 98% OF MAXIMUM DENSITY AT OPTIMUM MOISTURE CONTENT, ANY AREA WHICH PUMPS OR RUTS EXCESSIVELY SHOULD BE UNDERCUT AND REPLACED WITH A CLEAN, SILTY OR CLAYEY SAND HAVING A UNIFIED SOIL CLASSIFICATION OF SP, SM, OR SC. FILL MATERIAL 5" OUTSIDE OF BUILDING AREAS SHALL THEN BE PLACED IN LAYERS NOT TO EXCEED 8" AND COMPACTED TO AT LEAST 95% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY (ASTM D-698) WITH THE UPPER 12 INCHES OF SUBGRADE BEING COMPACTED TO 98% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY. FILL MATERIALS WITHIN BUILDING AREAS TO A LINE OUTSIDE THE BUILDING AREAS SHALL BE PLACED IN LAYERS NOT TO EXCEED 8" AND COMPACTED TO AT LEAST 98% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY (ASTM D-698) WITH THE UPPER 12 INCHES OF SUBGRADE BEING COMPACTED IN 6 INCH LAYERS TO 100% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY. IN AREAS WHERE NO STRUCTURAL FILL IS TO BE PLACED THE UPPER 12 INCHES OF IN-PLACE SUBGRADE SHOULD BE COMPACTED TO AT LEAST 98% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY. IF THE MATERIAL IS TOO DRY TO COMPACT TO THE REQUIRED DENSITY EACH LAYER SHALL BE WETTED IN ACCORDANCE WITH COMPACTION REQUIREMENTS. IF THE MATERIAL IS TOO WET TO SECURE PROPER COMPACTION, IT SHALL BE HARROWED REPEATEDLY OR OTHERWISE AERATED WITH SUITABLE EQUIPMENT UNTIL OPTIMUM MOISTURE CONTENT IS OBTAINED. FILL SHALL BE PLACED IN SUCH A MANNER THAT THE SURFACE WILL DRAIN READILY AT ALL TIMES. SEE STRUCTURAL NOTES AND SOILS REPORT FOR ADDITIONAL REQUIREMENTS.
9. LAYOUT- THE CONTRACTOR SHALL PROVIDE ALL LAYOUT REQUIRED TO CONSTRUCT HIS WORK.
10. THE CONTRACTOR IS RESPONSIBLE FOR THE LOCATION AND PROTECTION OF EXISTING UTILITIES DURING CONSTRUCTION.
11. EXISTING BOUNDARY AND TOPOGRAPHIC INFORMATION FROM SURVEY BY BATEMAN CIVIL SURVEY AND MICHAEL UNDERWOOD AND ASSOC. PA. AND PROVIDED BY OWNER.
12. THE CONTRACTOR SHALL VERIFY DIMENSIONS AT JOBSITE.
13. THE CONTRACTOR IS RESPONSIBLE FOR THE COORDINATION OF RELOCATION OR DISCONNECTION OF ALL EXISTING UTILITIES WITH APPLICABLE AGENCIES AND AUTHORITIES.
14. ALL PAVEMENT AND BASE MATERIALS AND WORKMANSHIP SHALL CONFORM TO NCDOT STANDARDS.
15. WATER AND SEWER SERVICES SHALL BE INSTALLED TO MEET LOCAL AND STATE PLUMBING CODES. METER AND TAPS SHALL MEET ALL LOCAL REQUIREMENTS.
16. ALL AREAS SHALL BE GRADED FOR POSITIVE DRAINAGE.
17. SEE SOILS REPORT FOR ADDITIONAL REQUIREMENTS.
18. CONTRACTOR SHALL NOTE THAT EARTHWORK QUANTITIES ARE HIS RESPONSIBILITY. PLANS DO NOT REPRESENT A BALANCED EARTHWORK CONDITION.
19. REIN. CONC. PIPE SHALL BE CLASS III W/RUBBER GASKETED JOINT OR "RAM NECK". INSTALL PER MANUFACTURER'S REQUIREMENTS.
20. USE WHITE LANE MARKING PAINT FOR ALL PAVEMENT MARKINGS. PAINT SHALL BE A CHLORINATED RUBBER ALKYL, FS TT-P-115, TYPE III, FACTORY MIXED, QUICK DRYING, NON-BLEEDING.
21. REFER TO THE PLUMBING DRAWINGS FOR LOCATION AND INVERTS OF NEW WASTE, WATER AND ROOF DRAIN LINES.

NOTES AND DETAILS
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License #C-3641

2018

DES. JST
CHK. TJC
DRWN. NKS

DATE 1/24/22

SEAL REDACTED

PART III SELF-INSPECTION, RECORDKEEPING AND REPORTING

SECTION A: SELF-INSPECTION

Self-inspections are required during normal business hours in accordance with the table below. When adverse weather or site conditions would cause the safety of the inspection personnel to be in jeopardy, the inspection may be delayed until the next business day on which it is safe to perform the inspection. In addition, when a storm event of equal to or greater than 1.0 inch occurs outside of normal business hours, the self-inspection shall be performed upon the commencement of the next business day. Any time when inspections were delayed shall be noted in the inspection Record.

Inspect	Frequency (during normal business hours)	Inspection records must include:
(1) Rain gauge maintained in good working order	Daily	Daily rainfall amounts. If no daily rain gauge observations are made during weekends or holiday periods, and no individual day rainfall information is available, record the quantitative rain requirement for these unattended days (and this wetness if a site inspection is recorded). Days on which no rainfall occurred shall be recorded as "zero". The permittee may use another rain-measuring device approved by the Division.
(2) E&S Measures	At least once per 7 calendar days and within 24 hours of a rain event ≥ 1.0 inch in 24 hours	1. Identification of the measures inspected; 2. Date and time of the inspection; 3. Name of the person performing the inspection; 4. Indication of whether the measures were operating properly; 5. Description of maintenance needs for the measure; 6. Description, address, and date of corrective actions taken.
(3) Stormwater discharge outfalls (SDOs)	At least once per 7 calendar days and within 24 hours of a rain event ≥ 1.0 inch in 24 hours	1. Identification of the discharge outfalls inspected; 2. Date and time of the inspection; 3. Name of the person performing the inspection; 4. Evidence of indicators of stormwater pollution such as oil sheen, floating or suspended solids or discoloration; 5. Indication of visible sediment leaving the site; 6. Description, evidence, and date of corrective actions taken.
(4) Perimeter of site	At least once per 7 calendar days and within 24 hours of a rain event ≥ 1.0 inch in 24 hours	1. Action taken to clean up or stabilize the sediment that has left the site limits; 2. Description, evidence, and date of corrective actions taken; 3. An explanation as to the actions taken to control future releases.
(5) Streams or wetlands onsite or office (where accessible)	At least once per 7 calendar days and within 24 hours of a rain event ≥ 1.0 inch in 24 hours	If the stream or wetland has increased visible sedimentation or a stream has visible eroded banks from the construction activity, then a record of the following shall be made: 1. Description, evidence and date of corrective actions taken, and 2. Records of the required reports to the appropriate Division Regional Office per Part III, Section C, item (2)(a) of this permit or its amendments.
(6) Ground stabilization measures	After each phase of grading	1. The phase of grading/installation of perimeter E&S measures, clearing and grubbing, installation of storm drainage facilities, completion of all land-clearance activity, construction or redevelopment, permanent ground cover; 2. Documentation that the required ground stabilization measures have been provided within the required timeframe or an assurance that they will be provided as soon as possible.

NOTE: The rain inspection resets the required 7 calendar day inspection requirement.

PART III SELF-INSPECTION, RECORDKEEPING AND REPORTING

SECTION B: RECORDKEEPING

The approved E&S plan as well as any approved deviation shall be kept on the site. The approved E&S plan must be kept up-to-date throughout the coverage under this permit. The following items pertaining to the E&S plan shall be documented in the manner described:

Item to Document	Documentation Requirements
(a) Each E&S Measure has been installed	Initial and date each E&S Measure on a copy of the approved E&S Plan or console, date and sign an inspection report that lists each E&S Measure shown on the approved E&S Plan. This documentation is required upon the initial installation of the E&S Measures or if the E&S measures are modified after initial installation.
(b) A phase of grading has been completed.	Initial and date a copy of the approved E&S Plan or console, date and sign an inspection report to indicate completion of the construction phase.
(c) Ground cover is located and installed in accordance with the approved E&S Plan.	Initial and date a copy of the approved E&S Plan or console, date and sign an inspection report to indicate compliance with approved ground cover specifications.
(d) The maintenance and repair requirements for all E&S Measures have been performed.	Complete, date and sign an inspection report.
(e) Corrective actions have been taken to E&S Measures.	Initial and date a copy of the approved E&S Plan or console, date and sign an inspection report to indicate the completion of the corrective action.

2. Additional Documentation

In addition to the E&S Plan documents above, the following items shall be kept on the site and available for agency inspectors at all times during normal business hours, unless the Division provides a site-specific exemption based on unique site conditions that make this requirement not practical:

- (a) This general permit as well as the certificate of coverage, after it is received.
- (b) Records of inspections made during the previous 30 days. The permittee shall record the required observations on the Inspection Record Form provided by the Division or a similar inspection form that includes all the required elements. Use of electronically-available records in lieu of the required paper copies will be allowed if shown to provide equal access and utility as the hard-copy records.
- (c) All data used to complete the Notice of Intent and older inspection records shall be maintained for a period of three years after project completion and made available upon request. [40 CFR 122.41]

PART III SELF-INSPECTION, RECORDKEEPING AND REPORTING

SECTION C: REPORTING

1. Occurrences that must be reported

- (a) Visible sediment deposition in a stream or wetland.
- (b) Oil spills if:
 - They are 25 gallons or more,
 - They are less than 25 gallons but cannot be cleaned up within 24 hours,
 - They cause sheen on surface waters (regardless of volume), or
 - They are within 100 feet of surface waters (regardless of volume).
- (c) Releases of hazardous substances in excess of reportable quantities under Section 311 of the Clean Water Act (Ref: 40 CFR 110.3 and 40 CFR 117.3) or Section 102 of CERCLA (Ref: 40 CFR 302.4) or G.S. 143-215.83.
- (d) Anticipated bypasses and unanticipated bypasses.
- (e) Noncompliance with the conditions of this permit that may endanger health or the environment.

2. Reporting Timeframes and Other Requirements

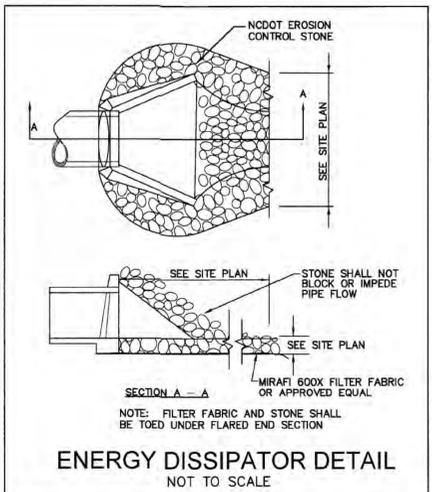
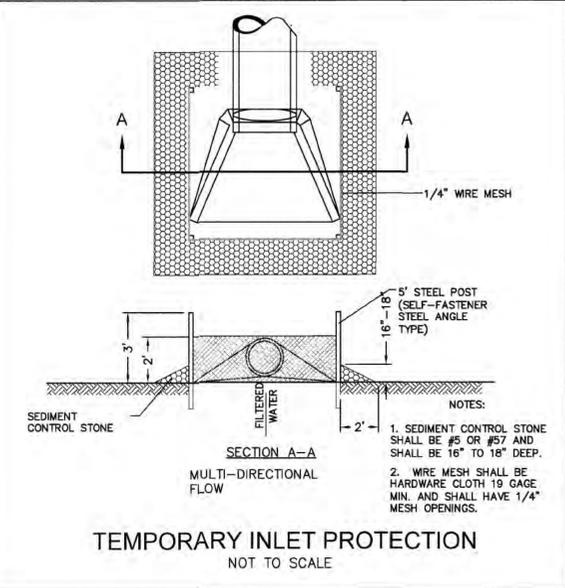
After a permittee becomes aware of an occurrence that must be reported, he shall contact the appropriate Division regional office within the timeframes and in accordance with the other requirements listed below. Occurrences outside normal business hours may also be reported to the Division's Emergency Response personnel at (800) 662-7956, (800) 858-0368 or (919) 733-3300.

Occurrence	Reporting Timeframes (After Discovery) and Other Requirements
(a) Visible sediment deposition in a stream or wetland	<ul style="list-style-type: none">• Within 24 hours, an oral or electronic notification• Within 7 calendar days, a report that contains a description of the sediment and actions taken to address the cause of the deposition. Division staff may waive the requirement for a written report on a case-by-case basis.• If the stream is named on the NC 303(b) list as impaired for sediment-related criteria, the permittee may be required to perform additional monitoring, inspections or apply more stringent practices if staff determine that additional requirements are needed to assure compliance with the federal or state impaired waters conditions.• Within 24 hours, an oral or electronic notification. The notification shall include information about the date, time, nature, volume and location of the spill or release.
(b) Oil spills and release of hazardous substances per item 1(b)-(c) above	<ul style="list-style-type: none">• A report at least ten days before the date of the bypass, if possible. The report shall include an evaluation of the anticipated quality and effect of the bypass.• Within 24 hours, an oral or electronic notification.• Within 7 calendar days, a report that includes an evaluation of the quality and effect of the bypass.• Within 24 hours, an oral or electronic notification.• Within 7 calendar days, a report that contains a description of the noncompliance, and its causes; the period of noncompliance, including exact dates and times; and if the noncompliance has not been corrected, the anticipated time noncompliance is expected to continue; and steps taken or planned to reduce, eliminate, and prevent recurrence of the noncompliance. [40 CFR 122.41(k)(6)].• Division staff may waive the requirement for a written report on a case-by-case basis.
(c) Anticipated bypasses [40 CFR 122.41(m)(3)]	
(d) Unanticipated bypasses [40 CFR 122.41(m)(5)]	
(e) Noncompliance with the conditions of this permit that may endanger health or the environment [40 CFR 122.41(h)(7)]	



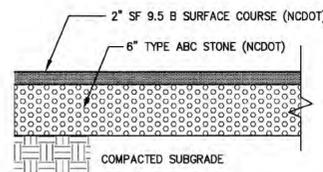
NCG01 SELF-INSPECTION, RECORDKEEPING AND REPORTING

EFFECTIVE: 04/01/19

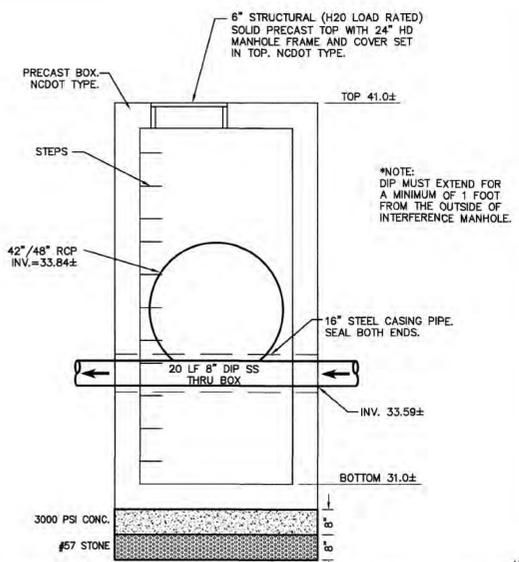


FLATS AT HANOVER CENTER
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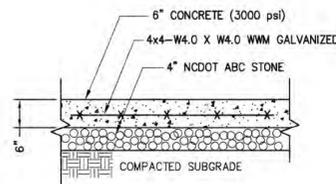
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NOTES:
 1. PAVEMENT SECTIONS SHALL BE DETERMINED WITH CONSULTATION FROM THE GEOTECHNICAL ENGINEER AND ONLY PER THEIR RECOMMENDATIONS. PAVEMENT DETAIL SECTIONS SHOWN ARE MINIMUMS AND MAY BE STRENGTHENED PER GEOTECHNICAL ENGINEERS RECOMMENDATIONS.
 2. REFERENCE GEOTECHNICAL REPORT FOR UNDERCUTTING IN AREAS OF PROPOSED PARKING AND DRIVE AREAS. CONSULT WITH GEOTECHNICAL ENGINEER TO DETERMINE REQUIRED SUBGRADE UNDERCUTTING AND REPLACEMENT.



NTS



NOTES:
 1. CONTROL JOINTS SHALL BE EVERY 15 FT. (MAX.) AND EXPANSION JOINTS SHALL BE EVERY 50 FT. (MAX.)
 2. PAVEMENT SECTIONS SHALL BE DETERMINED WITH CONSULTATION FROM THE GEOTECHNICAL ENGINEER AND ONLY PER THEIR RECOMMENDATIONS. PAVEMENT DETAIL SECTIONS SHOWN ARE MINIMUMS AND MAY BE STRENGTHENED PER GEOTECHNICAL ENGINEERS RECOMMENDATIONS.
 3. REFERENCE GEOTECHNICAL REPORT FOR UNDERCUTTING IN AREAS OF PROPOSED PARKING AND DRIVE AREAS. CONSULT WITH GEOTECHNICAL ENGINEER TO DETERMINE REQUIRED SUBGRADE UNDERCUTTING AND REPLACEMENT.

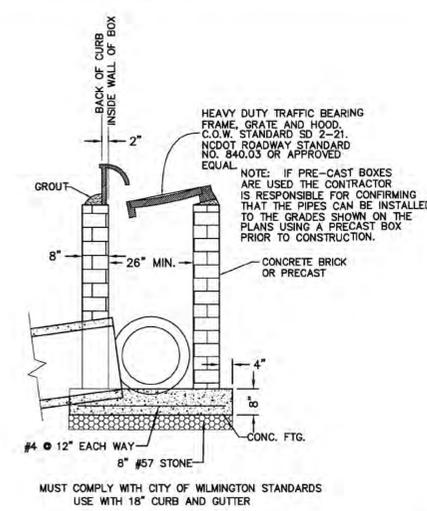
SITE WORK NOTES:

1. THE CONTRACTOR SHALL VISIT THE SITE TO BECOME FAMILIAR WITH FIELD CONSTRUCTION CONDITIONS.
2. CONTRACTOR SHALL COORDINATE WORK WITHIN NCDOT AND LOCAL RIGHT OF WAYS WITH PROPER AUTHORITIES AND SHALL MEET ANY REQUIREMENTS AS TO TRAFFIC CONTROL AND CONNECTION TO EXISTING STREETS.
3. CLEARING AND GRUBBING: REMOVE ALL TREES AS REQUIRED UNLESS OTHERWISE NOTED TO REMAIN, STUMPS, ROOTS, SHRUBBERY, ASPHALT, CONCRETE, STRUCTURES, BURIED UTILITIES, STORAGE TANKS, ETC. WITHIN LIMITS OF CONSTRUCTION.
4. STRIPPING: BEFORE EXCAVATING OR FILLING, REMOVE ALL TOPSOIL, WOOD, LEAVES, AND ANY OTHER UNSUITABLE MATERIAL.
5. MUCKING: REMOVE ANY SOFT, ORGANIC SILT MATERIALS AND EXISTING BURIED CONSTRUCTION DEBRIS AS REQUIRED AND FILL TO SUBGRADE ELEVATIONS WITH A CLEAN SELECT-FILL COMPACTED AS SPECIFIED.
6. DISPOSAL: CLEARED, GRUBBED, STRIPPED OR EXCAVATED SPOIL SHALL BE REMOVED FROM SITE AND DISPOSED OF IN ACCORDANCE WITH ALL APPLICABLE LOCAL AND STATE CODES.
7. BORROW MATERIAL: THE CONTRACTOR SHALL FURNISH BORROW MATERIAL REQUIRED FROM OFF SITE AND OBTAIN ALL REQUIRED PERMITS ASSOCIATED WITH BORROW OPERATIONS.
8. FILL AND COMPACTION: AFTER STRIPPING THOSE AREAS DESIGNATED TO RECEIVE FILL SHOULD BE PROFFERED. THE TOP 8" OF SUBGRADE SHALL BE COMPACTED TO AT LEAST 98% OF MAXIMUM DENSITY AT OPTIMUM MOISTURE CONTENT. ANY AREA WHICH PUMPS OR RUTS EXCESSIVELY SHOULD BE UNDERCUT AND REPLACED WITH A CLEAN, SILTY OR CLAYEY SAND HAVING A UNIFIED SOIL CLASSIFICATION OF SP, SM, OR SC. FILL MATERIAL 5" OUTSIDE OF BUILDING AREAS SHALL THEN BE PLACED IN LAYERS NOT TO EXCEED 8" AND COMPACTED TO AT LEAST 95% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY (ASTM D-698) WITH THE UPPER 12 INCHES OF SUBGRADE BEING COMPACTED TO 98% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY. FILL MATERIALS WITHIN BUILDING AREAS TO A LINE OUTSIDE THE BUILDING AREAS SHALL BE PLACED IN LAYERS NOT TO EXCEED 8" AND COMPACTED TO AT LEAST 98% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY (ASTM D-698) WITH THE UPPER 12 INCHES OF SUBGRADE BEING COMPACTED IN 6 INCH LAYERS TO 100% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY. IN AREAS WHERE NO STRUCTURAL FILL IS TO BE PLACED THE UPPER 12 INCHES OF IN-PLACE SUBGRADE SHOULD BE COMPACTED TO AT LEAST 98% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY. IF THE MATERIAL IS TOO DRY TO COMPACT TO THE REQUIRED DENSITY EACH LAYER SHALL BE WETTED IN ACCORDANCE WITH COMPACTION REQUIREMENTS. IF THE MATERIAL IS TOO WET TO SECURE PROPER COMPACTION, IT SHALL BE HARROWED REPEATEDLY OR OTHERWISE AERATED WITH SUITABLE EQUIPMENT UNTIL OPTIMUM MOISTURE CONTENT IS OBTAINED. FILL SHALL BE PLACED IN SUCH A MANNER THAT THE SURFACE WILL DRAIN READILY AT ALL TIMES. SEE STRUCTURAL NOTES AND SOILS REPORT FOR ADDITIONAL REQUIREMENTS.
9. LAYOUT: THE CONTRACTOR SHALL PROVIDE ALL LAYOUT REQUIRED TO CONSTRUCT HIS WORK.
10. THE CONTRACTOR IS RESPONSIBLE FOR THE LOCATION AND PROTECTION OF EXISTING UTILITIES DURING CONSTRUCTION.
11. EXISTING BOUNDARY AND TOPOGRAPHIC INFORMATION FROM SURVEY BY HANOVER DESIGN SERVICES, P.A.
12. THE CONTRACTOR SHALL VERIFY DIMENSIONS AT JOBSITE.
13. THE CONTRACTOR IS RESPONSIBLE FOR THE COORDINATION OF RELOCATION OR DISCONNECTION OF ALL EXISTING UTILITIES WITH APPLICABLE AGENCIES AND AUTHORITIES.
14. ALL PAVEMENT AND BASE MATERIALS AND WORKMANSHIP SHALL CONFORM TO NCDOT STANDARDS.
15. WATER AND SEWER SERVICES SHALL BE INSTALLED TO MEET LOCAL AND STATE PLUMBING CODES. METER AND TAPS SHALL MEET ALL LOCAL REQUIREMENTS.
16. ALL AREAS SHALL BE GRADED FOR POSITIVE DRAINAGE.
17. SEE SOILS REPORT FOR ADDITIONAL REQUIREMENTS.
18. CONTRACTOR SHALL NOTE THAT EARTHWORK QUANTITIES ARE HIS RESPONSIBILITY. PLANS DO NOT REPRESENT A BALANCED EARTHWORK CONDITION.
19. REINF. CONC. PIPE SHALL BE CLASS III W/RUBBER GASKETED JOINT OR "RAM NECK". INSTALL PER MANUFACTURER'S REQUIREMENTS.
20. USE WHITE LANE MARKING PAINT FOR ALL PAVEMENT MARKINGS. PAINT SHALL BE A CHLORINATED RUBBER ALKYD, FS TT-P-115, TYPE III, FACTORY MIXED, QUICK DRYING, NON-BLEEDING.
21. REFER TO THE PLUMBING DRAWINGS FOR LOCATION AND INVERTS OF NEW WASTE, WATER AND ROOF DRAIN LINES.

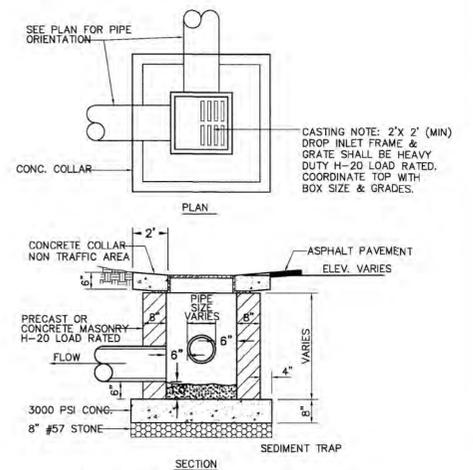
1 ASPHALT PAVEMENT SECTION

2 INTERFERENCE MANHOLE DETAIL

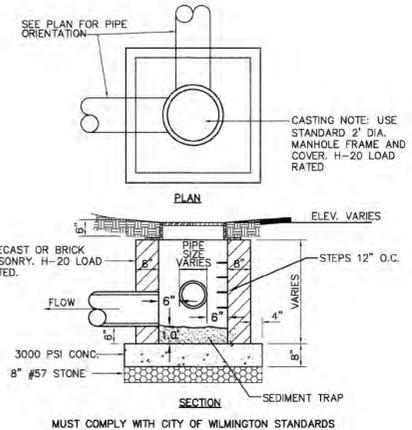
3 CONCRETE PAVEMENT SECTION



NOT TO SCALE



NOT TO SCALE

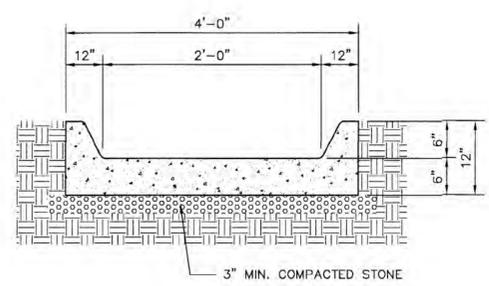


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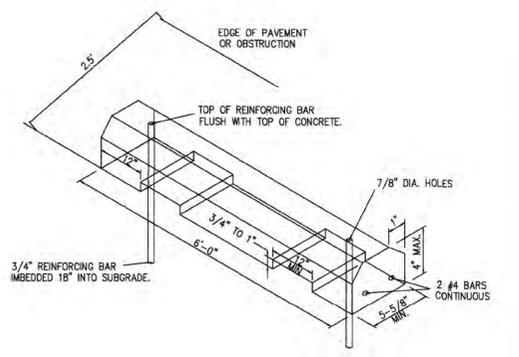
4 TYPICAL CATCH BASIN

5 TYPICAL DROP INLET

6 TYPICAL JUNCTION BOX



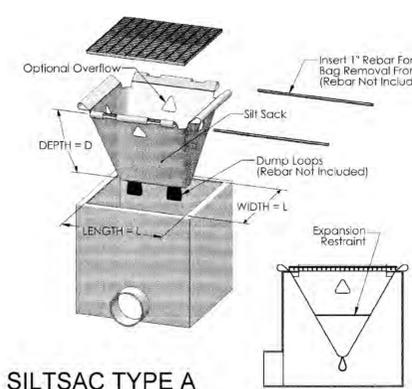
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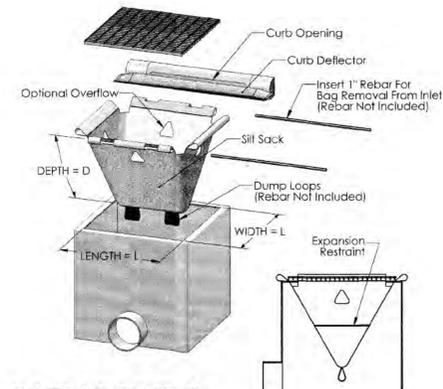
NOT TO SCALE

7 CONCRETE FLUME SECTION

8 CONCRETE WHEEL STOPS



SILTSAC TYPE A
NTS



SILTSAC TYPE B
NTS

- NOTES:
1. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING THE OPENING SIZE OF THE EXISTING OR PROPOSED CATCH BASIN OR DROP INLET. THE SILTSACK WILL BE MANUFACTURED TO FIT THE OPENING OF THE EXISTING OR PROPOSED CATCH BASIN OR DROP INLET.
 2. TO INSTALL THE SILTSACK IN THE CATCH BASIN, REMOVE THE GRATE AND PLACE THE SACK IN THE OPENING. HOLD OUT APPROXIMATELY SIX INCHES OF THE SACK OUTSIDE THE FRAME. THIS IS THE AREA OF THE LIFTING STRAPS. REPLACE THE GRATE TO HOLD THE SACK IN PLACE.
 3. THE SILTSACK IS FULL AND SHOULD BE EMPTIED WHEN THE RESTRAINT CORD IS NO LONGER VISIBLE.
 4. TO REMOVE THE SILTSACK, TAKE TWO PIECES OF 1" DIAMETER REBAR AND PLACE THROUGH THE LIFTING LOOPS ON EACH SIDE OF THE SACK TO FACILITATE THE LIFTING OF THE SILTSACK.
 5. TO EMPTY THE SILTSACK, PLACE IT WHERE THE CONTENTS WILL BE COLLECTED. PLACE THE REBAR THROUGH THE LIFT STRAPS (CONNECTED TO THE BOTTOM OF THE SACK) AND LIFT. THIS WILL TURN THE SILTSACK INSIDE OUT AND EMPTY THE CONTENTS. CLEAN OUT AND RINSE. RETURN THE SILTSACK TO ITS ORIGINAL SHAPE AND PLACE BACK IN THE BASIN.

SILT SACK NOTES

NOTES AND DETAILS
 FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

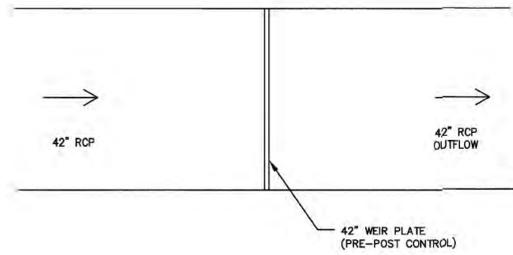
OWNER/DEVELOPER
 NEW MARKET - HANOVER, LP
 DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
 SUITE 105
 ATLANTA, GA 30327
 770-635-3390

NORRIS & TUNSTALL
 CONSULTING ENGINEERS P.C.
 2602 IRON GATE DR., SUITE 102
 WILMINGTON, N.C. 28412
 PHONE: (910) 343-9653
 1429 ASHLITTLE RIVER RD. NW
 ASH, N.C. 28420
 PHONE: (910) 287-5900

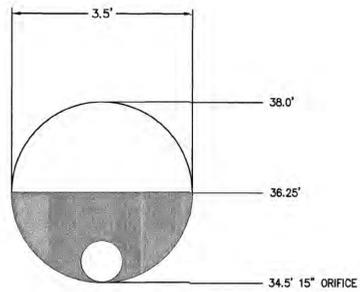
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 DES. JST
 CDR. TJC
 DRWN. NKS
 DATE 1/24/22

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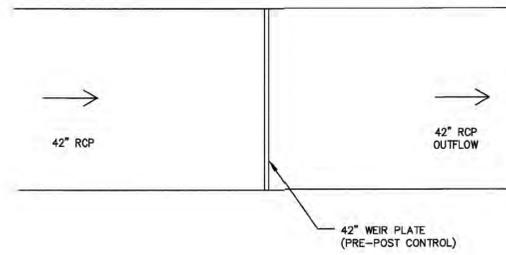


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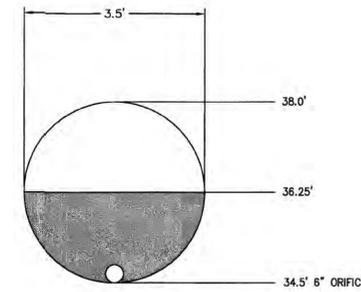


(SEE CONTECH DETAIL CT-3)

PRE-POST CONTROL
NOT TO SCALE



NOT TO SCALE



(SEE CONTECH DETAIL CT-5)

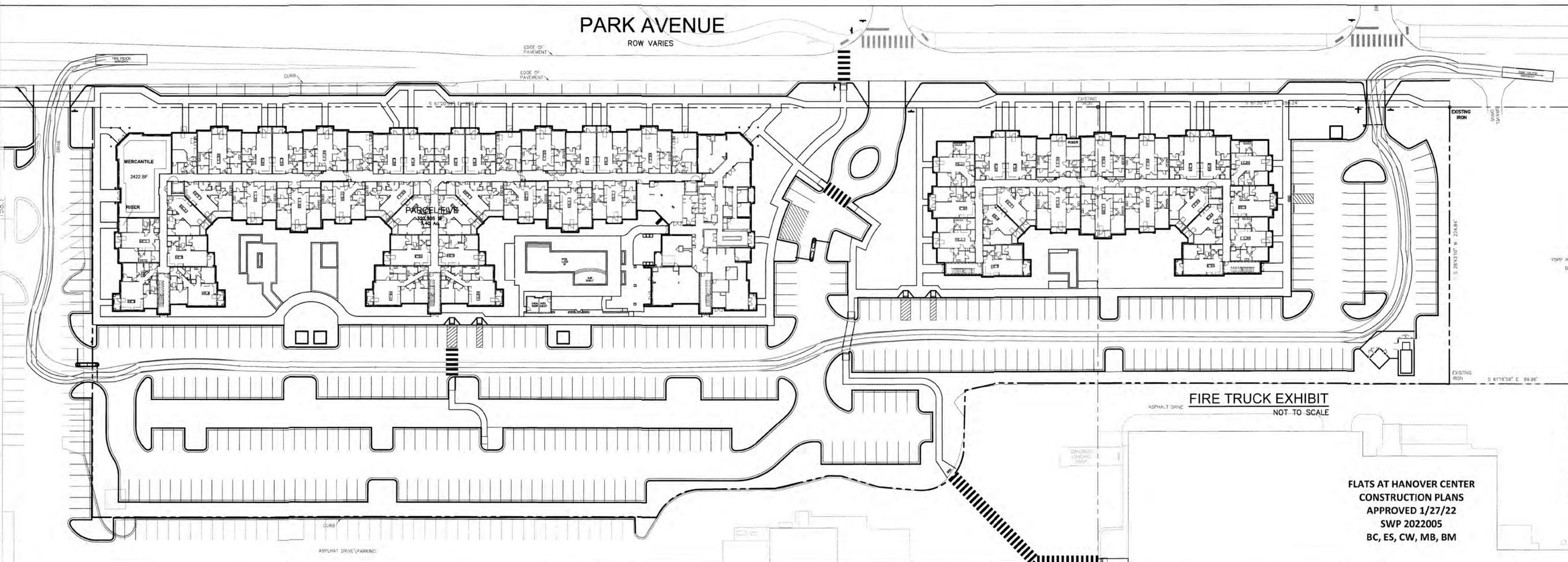
PRE-POST CONTROL
NOT TO SCALE

1 SYSTEM A-D

2 WEIR PLATE SYSTEM A-D

3 SYSTEM E-F

4 WEIR PLATE SYSTEM E-F



FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

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WILMINGTON, NC 28412
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ASH, NC 28420
PHONE: (910) 287-5900
PHONE: (910) 343-9653

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CHK. TJC
DRWN. NKS
DATE 1/24/22

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SKIMMER MAINTENANCE NOTES:

1. INSPECT SKIMMER SEDIMENT BASINS AT LEAST WEEKLY AND AFTER EACH SIGNIFICANT (ON-HALF INCH OR GREATER) RAINFALL EVENT AND REPAIR IMMEDIATELY.
2. IF THE SKIMMER IS CLOGGED WITH TRASH AND THERE IS WATER IN THE BASIN, USUALLY JERKING ON THE ROPE WILL MAKE THE SKIMMER BOB UP AND DOWN AND DISLODGE THE DEBRIS AND RESTORE FLOW. IF THIS DOES NOT WORK, PULL THE SKIMMER OVER TO THE SIDE OF THE BASIN AND REMOVE THE DEBRIS. ALSO CHECK THE ORIFICE INSIDE THE SKIMMER TO SEE IF IT IS CLOGGED; IF SO REMOVE THE DEBRIS.
3. IF THE SKIMMER ARM OR BARREL PIPE IS CLOGGED, THE ORIFICE CAN BE REMOVED AND THE OBSTRUCTION CLEARED WITH A PLUMBER'S SNAKE OR BY FLUSHING WITH WATER. BE SURE AND REPLACE THE ORIFICE BEFORE REPOSITIONING THE SKIMMER.
4. FREEZING WEATHER CAN RESULT IN ICE FORMING IN THE BASIN. SOME SPECIAL PRECAUTIONS SHOULD BE TAKEN IN THE WINTER TO PREVENT THE SKIMMER FROM PLUGGING WITH ICE.

SKIMMER NOTE:
SKIMMER MUST FLOAT ON TOP OF WATER TO WORK PROPERLY. CONTRACTOR SHALL VERIFY THAT THE BARREL LENGTH WILL ALLOW SKIMMER TO FLOAT AT EMERGENCY SPILLWAY ELEVATION.

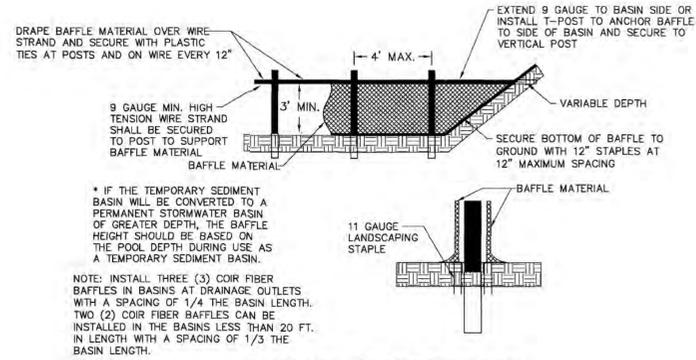
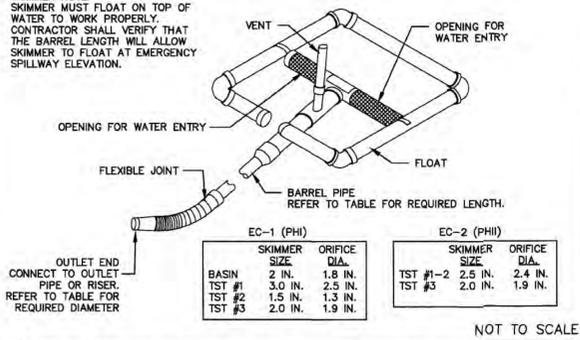
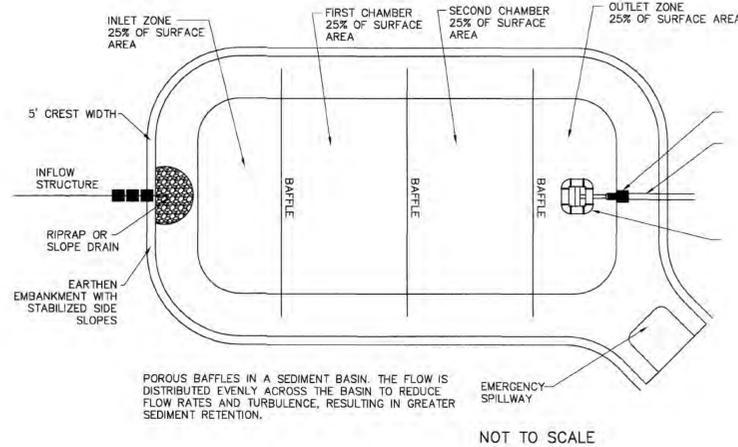
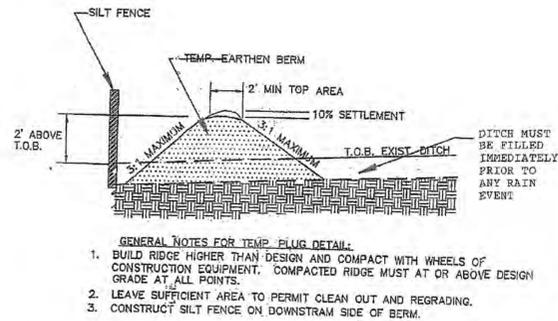


FIGURE 6.65b COIR FIBER BAFFLE DETAIL CROSS SECTION OF A POROUS BAFFLE IN A SEDIMENT BASIN.



NOT TO SCALE

1 FAIRCLOTH STANDARD SKIMMER DETAIL

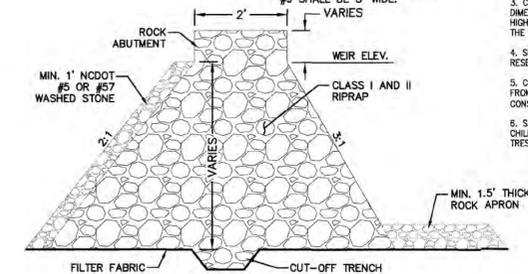


2 TEMPORARY DITCH PLUG

3 BAFFLE DETAIL

MAINTENANCE:
CHECK SEDIMENT BASINS AFTER EACH RAINFALL. REMOVE SEDIMENT AND RESTORE ORIGINAL VOLUME WHEN SEDIMENT ACCUMULATES TO ABOUT ONE-HALF THE DESIGN VOLUME. SEDIMENT SHOULD BE PLACED ABOVE THE BASIN AND ADEQUATELY STABILIZED.
CHECK THE STRUCTURE FOR EROSION, PIPING, AND ROCK DISPLACEMENT WEEKLY AND AFTER EACH SIGNIFICANT (1/2" OR GREATER) RAINSTORM AND REPAIR IMMEDIATELY.
REMOVE THE STRUCTURE AND ANY UNSTABLE SEDIMENT IMMEDIATELY AFTER THE CONSTRUCTION SITE HAS BEEN PERMANENTLY STABILIZED. SMOOTH THE BASIN SITE TO BLEND WITH THE SURROUNDING AREA AND STABILIZE. ALL WATER AND SEDIMENT SHOULD BE REMOVED FROM THE BASIN PRIOR TO DAM REMOVAL. SEDIMENT SHOULD BE PLACED IN DESIGNATED DISPOSAL AREAS AND NOT ALLOWED TO FLOW INTO STREAMS OR DRAINAGE AREAS DURING STRUCTURE REMOVAL.

NOTE: CHECK DAM AT DITCH #9 SHALL BE 5' WIDE. VARIES

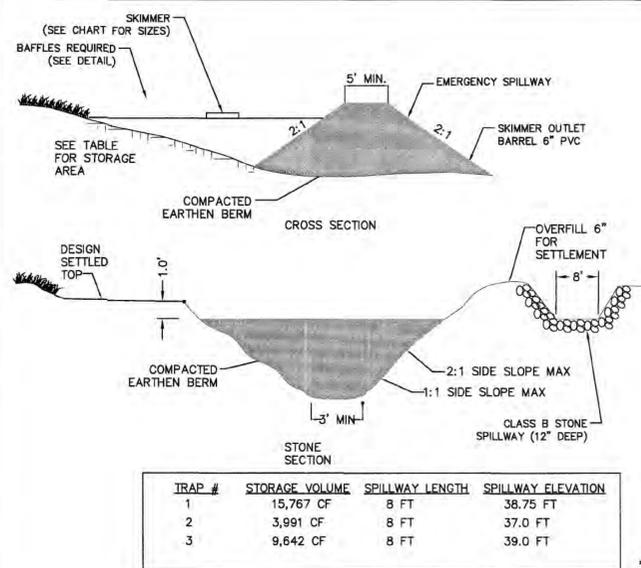


NOT TO SCALE

4 TEMPORARY ROCK DAM DETAIL

ROCK DAM NOTES:

1. CLEAR THE AREAS UNDER THE EMBANKMENT AND STRIP OF ROOTS AND OTHER OBJECTIONABLE MATERIAL. DELAY CLEANING THE RESERVOIR AREA UNTIL THE DAM IS IN PLACE.
2. COVER THE FOUNDATION AREA INCLUDING THE ABUTMENTS WITH EXTRA-STRENGTH FILTER FABRIC BEFORE BACKFILLING WITH ROCK. IF A GUTOFF TRENCH IS REQUIRED, EXCAVATE AT CENTERLINE OF DAM, EXTENDING ALL THE WAY UP THE EARTH ABUTMENTS. APPLY FILTER FABRIC UNDER THE ROCKFILL EMBANKMENT FROM THE UPSTREAM EDGE OF THE DAM TO THE DOWNSTREAM EDGE OF THE APRON. OVERLAP FILL MATERIAL A MINIMUM OF 1 FOOT AT ALL JOINTS, WITH THE UPSTREAM STRIP LAID OVER THE DOWNSTREAM STRIP.
3. CONSTRUCT THE EMBANKMENT WITH WELL-GRADED ROCK AND GRAVEL TO THE SIZE AND DIMENSIONS SHOWN ON THE DRAWINGS. IT IS IMPORTANT THAT ROCK ABUTMENTS BE AT LEAST 2 FEET HIGHER THAN THE SPILLWAY CREST AND AT LEAST 1 FOOT HIGHER THAN THE DAM. ALL THE WAY TO THE DOWNSTREAM TOE, TO PREVENT SCOUR AND EROSION AT THE ABUTMENTS.
4. SEDIMENT-LADEN WATER FROM THE CONSTRUCTION SITE SHOULD BE DIVERTED INTO THE BASIN RESERVOIR AT THE FURTHEST AREA FROM THE DAM.
5. CONSTRUCT THE ROCK DAM BEFORE THE BASIN AREA IS CLEARED TO MINIMIZE SEDIMENT YIELD FROM CONSTRUCTION OF THE BASIN. IMMEDIATELY STABILIZE ALL AREAS DISTURBED DURING THE CONSTRUCTION OF THE DAM EXCEPT THE SEDIMENT POOL. (REFERENCE: SURFACE STABILIZATION).
6. SAFETY - SEDIMENT BASINS SHOULD BE CONSIDERED DANGEROUS BECAUSE THEY ATTRACT CHILDREN. STEEP SIDE SLOPES SHOULD BE AVOIDED. FENCES WITH WARNING SIGNS MAY BE NEEDED IF TRESPASSING IS LIKELY. ALL STATE AND LOCAL REQUIREMENTS MUST BE FOLLOWED.



* DUE TO DRAINAGE AREA, TST'S MUST BE DRAINED FROM THE SURFACE. SEE SKIMMER DETAIL.

Construction Specifications

1. Clear the area of all debris that might hinder excavation and disposal of spoil.
2. Install the Earthen Berm in a semi-circle around the pipe inlet. The Earthen Berm should be built up higher on each end where it ties into the embankment. The minimum crest width of the riprap should be 3 feet, with a minimum bottom width of 11 feet. The minimum height should be 2 feet, but also 1 foot lower than the shoulder of the embankment or diversions.
3. The sediment storage area should be excavated around the outside of the berm horseshoe 8 inches below natural grade.
4. When the contributing drainage area has been stabilized, fill depression and establish final grading elevations, compact area properly, and stabilize with ground cover.

Maintenance

Inspect at least weekly and after each significant (1/2 inch or greater) rainfall event and repair immediately. Remove sediment and restore the sediment storage area to its original dimensions when the sediment has accumulated to one-half the design depth of the trap. Place the sediment that is removed in the designated disposal area and replace the contaminated part of the gravel facing. Check the structure for damage. Any damage to the berm must be replaced immediately. After all the sediment-producing areas have been permanently stabilized, remove the structure and all the unstable sediment. Smooth the area to blend with the adjoining areas and provide permanent ground cover (Surface Stabilization).

5 TEMPORARY SEDIMENT TRAP DETAIL (EARTHEN BERM)

NOTES AND DETAILS
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DRWN. NKS

DATE 1/24/22

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FLATS AT HANOVER CENTER
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NOTES

- ALL RISER AND STUB DIMENSIONS ARE TO CENTERLINE.
- ALL ELEVATIONS, DIMENSIONS, AND LOCATIONS OF RISERS AND INLETS SHALL BE VERIFIED BY THE ENGINEER OF RECORD (EOR) PRIOR TO RELEASING FOR FABRICATION.
- ALL FITTINGS AND REINFORCEMENT COMPLY WITH ASTM A996.
- ALL RISERS AND STUBS ARE 29 1/2" CORRUGATION AND 18 GA UNLESS OTHERWISE NOTED.
- RISERS TO BE FIELD TRIMMED TO GRADE AS REQUIRED BY CONTRACTOR.
- QUANTITY OF PIPE SHOWN DOES NOT PROVIDE EXTRA PIPE FOR CONNECTING THE SYSTEM TO EXISTING PIPE OR DRAINAGE STRUCTURES. OUR SYSTEM AS DETAILED PROVIDES NOMINAL INLET AND/OR OUTLET PIPE STUB FOR CONNECTION TO EXISTING DRAINAGE FACILITIES. IF ADDITIONAL PIPE IS NEEDED IT IS THE RESPONSIBILITY OF THE CONTRACTOR.
- ALL ACCESS CASTINGS ARE THE RESPONSIBILITY OF THE CONTRACTOR AND ARE NOT SUPPLIED BY CONTECH.

ASSEMBLY
SCALE: 1" = 5'
PIPE STORAGE: 21,826 CF
LOADING: H20
PIPE INV. = 35.00±

THE UNDERSIGNED HEREBY APPROVES THE ATTACHED (4) PAGES INCLUDING THE FOLLOWING:
 • PIPE STORAGE = 21,826 CF
 • MAINLINE PIPE GAGE = 16.14
 • WALL TYPE = SOLID
 • DIAMETER = 36"
 • FINISH = ALT2
 • CORRUGATION = 2 2/3x1/2

CUSTOMER: _____ DATE: _____

36"Ø UNDERGROUND DETENTION SYSTEM - 632966-030
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: WQV- AREAS A-D (WEST)

PROJECT NO. 632966 030 DATE 12/03/2021
DESIGNED BY JMR CHECKED BY JMR
DRAWN BY JAK APPROVED BY JAK
P1 OF 4

STUB INFORMATION

PIECE	STUB INVERT	SYSTEM INVERT
1"Ø STUB #1	35.50	35.00
12"Ø STUB AA1	36.45	35.00
8"Ø STUB AC1	35.50	35.00
16"Ø STUB AJ1	36.49	35.00
24"Ø STUB AK1	35.50	35.00
24"Ø STUB AL1	35.50	35.00
12"Ø STUB AP1	26.90	35.00
12"Ø STUB AQ1	37.25	35.00
12"Ø STUB AR1	37.25	35.00
12"Ø STUB AS1	36.18	35.00
12"Ø STUB AT1	37.25	35.00
12"Ø STUB AU1	40.50	35.00
30"Ø RISER AM1	40.80	35.00
30"Ø RISER AN1	40.55	35.00
30"Ø RISER AO1	40.65	35.00
30"Ø RISER AP1	41.25	35.00
30"Ø RISER AQ1	41.20	35.00
30"Ø RISER AR1	39.40	35.00
30"Ø RISER AS1	40.75	35.00
30"Ø RISER AT1	39.30	35.00
30"Ø RISER AU1	39.50	35.00
30"Ø RISER BV1	40.40	35.00
30"Ø RISER BW1	40.00	35.00
30"Ø RISER BX1	40.00	35.00
30"Ø RISER BY1	39.90	35.00
30"Ø RISER BZ1	40.00	35.00
30"Ø RISER CA1	40.00	35.00
30"Ø RISER CB1	40.00	35.00
30"Ø RISER CC1	40.00	35.00
30"Ø RISER CD1	40.00	35.00
30"Ø RISER CE1	40.00	35.00
30"Ø RISER CF1	40.00	35.00
30"Ø RISER CG1	40.00	35.00
30"Ø RISER CH1	40.00	35.00
30"Ø RISER CI1	40.00	35.00
30"Ø RISER CJ1	40.00	35.00
30"Ø RISER CK1	40.00	35.00
30"Ø RISER CL1	40.00	35.00
30"Ø RISER CM1	40.00	35.00
30"Ø RISER CN1	40.00	35.00
30"Ø RISER CO1	40.00	35.00
30"Ø RISER CP1	40.00	35.00
30"Ø RISER CQ1	40.00	35.00
30"Ø RISER CR1	40.00	35.00
30"Ø RISER CS1	40.00	35.00
30"Ø RISER CT1	40.00	35.00
30"Ø RISER CU1	40.00	35.00
30"Ø RISER CV1	40.00	35.00
30"Ø RISER CW1	40.00	35.00
30"Ø RISER CX1	40.00	35.00
30"Ø RISER CY1	40.00	35.00
30"Ø RISER CZ1	40.00	35.00

36"Ø UNDERGROUND DETENTION SYSTEM - 632966-030
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: WQV- AREAS A-D (WEST)

PROJECT NO. 632966 030 DATE 05/02/2021
DESIGNED BY JMR CHECKED BY JMR
DRAWN BY JAK APPROVED BY JAK
P1-2 OF 4

TYPICAL SECTION VIEW
NOT TO SCALE

TYPICAL MANWAY DETAIL
NOT TO SCALE

TYPICAL BACKFILL DETAIL
NOT TO SCALE

BACKFILL REQUIREMENTS FOLLOW THE GUIDELINES OF ASHTO LHD BRIDGE DESIGN (SEC 12) AND CONSTRUCTION (SEC 28)

- MINIMUM TRENCH WIDTH MUST ALLOW ROOM FOR PROPER COMPACTION OF HAUNCH MATERIALS UNDER THE PIPE. THE MINIMUM TRENCH WIDTH (12.6.6.1):
PIPE ≤ 12" D + 16"
PIPE > 12" D + 12"
- MINIMUM EMBANKMENT WIDTH (IN FEET) FOR INITIAL FILL ENVELOPE (12.6.6.2):
PIPE ≤ 24" D + 3' 0"
PIPE 24" - 144" D + 4' 0"
PIPE > 144" D + 10' 0"
- THE FOUNDATION UNDER THE PIPE AND SIDE BACKFILL SHALL BE ADEQUATE TO SUPPORT THE LOADS ACTING UPON IT (28.5.2).
- BEDDING MATERIAL SHALL BE A RELATIVELY LOOSE MATERIAL THAT IS ROUGHLY SHAPED TO FIT THE BOTTOM OF THE PIPE FROM SPRINGLINE OF PIPE TO 4"-6" BELOW BOTTOM OF PIPE.
- CORRUGATED STEEL PIPE (CSP) / HEL-COR.
- HAUNCH ZONE MATERIAL SHALL BE HAND SHOVELED OR SHOVEL SLICED INTO PLACE TO ALLOW FOR PROPER COMPACTION (26.5.4).
- GEOTEXTILE SHALL BE USED IF REQUIRED BY ENGINEER TO PREVENT SOIL MIGRATION INTO VARYING SOIL TYPES.
- BACKFILL PLACED ABOVE SPRINGLINE TO MEET ASHTO 4.4.1 A.2 OR A.3 CLASSIFICATION, OR APPROVED EQUAL, COMPACTED TO 90% STANDARD PROCTOR (1.99), MAXIMUM PARTICLE SIZE NOT TO EXCEED 3" (12.4.1.2). ALL LIFTS PLACED IN A CONTROLLED MANNER. IT IS RECOMMENDED THAT LIFTS NOT EXCEED AN 8" UNCOMPACTED LIFT HEIGHT TO PREVENT UNEVEN LOADING, AND THE LESSER OF 1/3 THE DIAMETER OR 24" AS THE MAXIMUM DIFFERENTIAL, SEE: TO: SEC. 12.6.4.1.
- INITIAL BACKFILL ABOVE PIPE MAY INCLUDE ROAD BASE MATERIAL (AND RIGID PAVEMENT IF APPLICABLE); SEE TABLE ABOVE.
- TOTAL HEIGHT OF COMPACTED COVER FOR CONVENTIONAL, HIGHWAY LOADS IS MEASURED FROM TOP OF PIPE TO BOTTOM OF FLEXIBLE PAVEMENT OR TOP OF RIGID PAVEMENT (12.6.6.3).
- FINAL BACKFILL MATERIAL SELECTION AND COMPACTION REQUIREMENTS SHALL FOLLOW THE PROJECT PLANS AND SPECIFICATIONS PER THE ENGINEER OF RECORD (28.5.4.1).

NOTES

- FOR MULTIPLE BARREL INSTALLATIONS THE RECOMMENDED STANDARD SPACING BETWEEN PARALLEL PIPE RUNS SHALL BE PIPE DIA./2 BUT NOT LESS THAN 12". OR 36" FOR PIPE DIAMETERS 72" AND LARGER. CONTACT YOUR CONTECH REPRESENTATIVE FOR NONSTANDARD SPACING (TABLE C12.6.3-1).

36"Ø UNDERGROUND DETENTION SYSTEM - 632966-030
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: WQV- AREAS A-D (WEST)

PROJECT NO. 632966 030 DATE 11/24/2021
DESIGNED BY JMR CHECKED BY JMR
DRAWN BY JAK APPROVED BY JAK
P2 OF 4

PLAIN END CMP RISER PIPE

12" RISER BAND DETAIL
NOT TO SCALE

2 2/3"x1/2" RE-ROLLED END HEL-COR PIPE

H-12 HUGGER BAND DETAIL
NOT TO SCALE

GENERAL NOTES:

- DELIVERED BAND STYLE AND FASTENER TYPE MAY VARY BY FABRICATION PLANT.
- JOINT IS TO BE ASSEMBLED PER ASHTO BRIDGE CONSTRUCTION SPECIFICATION SEC 28.4.2.4.
- BAND MATERIALS AND/OR COATING CAN VARY BY LOCATION. CONTACT YOUR CONTECH REPRESENTATIVE FOR AVAILABILITY.
- BANDS ARE SHAPED TO MATCH THE PIPE-ARCH WHEN APPLICABLE.
- BANDS ARE NORMALLY FURNISHED AS FOLLOWS:
 - 12" THRU 48" 3-PIECE
 - 54" THRU 84" 3-PIECE
 - 102" THRU 144" 3-PIECE
- BAND FASTENERS ARE ATTACHED WITH SPOT WELDS, RIVETS OR HAND WELDS.
- ALL CMP IS RE-ROLLED TO HAVE ANNUAL END CORRUGATIONS OF 2.25x1/2"
- DIMENSIONS ARE SUBJECT TO MANUFACTURING TOLERANCES.
- ORDER SHALL DESIGNATE GASKET OPTION, IF REQUIRED (SEE DETAILS ABOVE).

36"Ø UNDERGROUND DETENTION SYSTEM - 632966-030
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: WQV- AREAS A-D (WEST)

PROJECT NO. 632966 030 DATE 11/24/2021
DESIGNED BY JMR CHECKED BY JMR
DRAWN BY JAK APPROVED BY JAK
P3 OF 4

CONTECH DETAILS
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N. C.

OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
DAVID HARRY, VP
3284 NORTHSIDE PARKWAY, NW
SUITE 105
ATLANTA, GA 30327
770-635-3390

NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.

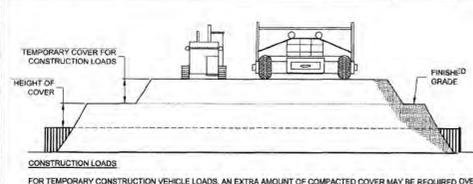
2602 IRON GATE DR., SUITE 102
WILMINGTON, NC 28412
PHONE (910) 345-9653

1429 ASH-LITTLE RIVER RD. NW
ASH, NC 28420
PHONE (910) 287-5900

License #C-3641
20018
DES. JST
CHK. TJC
DRWN. DGC
DATE 1/21/22
SEAL REDACTED

FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

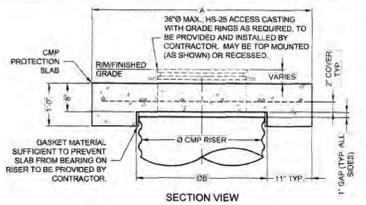
CT-1



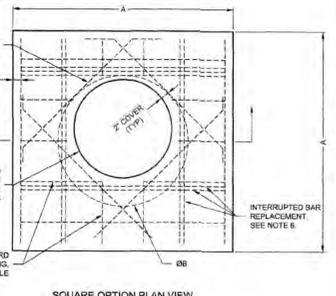
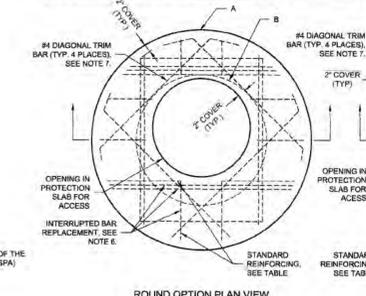
FOR TEMPORARY CONSTRUCTION VEHICLE LOADS, AN EXTRA AMOUNT OF COMPACTED COVER MAY BE REQUIRED OVER THE TOP OF THE PIPE. THE HEIGHT-OF-COVER SHALL MEET THE MINIMUM REQUIREMENTS SHOWN IN THE TABLE BELOW. THE USE OF HEAVY CONSTRUCTION EQUIPMENT NECESSITATES GREATER PROTECTION FOR THE PIPE THAN FINISHED GRADE COVER MINIMUMS FOR NORMAL HIGHWAY TRAFFIC.

PIPE SPAN, INCHES	AXLE LOAD (kips)			
	19-50	50-75	75-110	110-150
12-42	2.0	2.5	3.0	3.0
48-72	3.0	3.0	3.5	4.0
78-120	3.0	3.5	4.0	4.0
126-144	3.5	4.0	4.5	4.5

*MINIMUM COVER MAY VARY, DEPENDING ON LOCAL CONDITIONS. THE CONTRACTOR MUST PROVIDE THE ADDITIONAL COVER REQUIRED TO AVOID DAMAGE TO THE PIPE. MINIMUM COVER IS MEASURED FROM THE TOP OF THE PIPE TO THE TOP OF THE MAINTAINED CONSTRUCTION ROADWAY SURFACE.



ACCESS CASTING NOT SUPPLIED BY CONTECH



- NOTES:
- DESIGN IN ACCORDANCE WITH AASHTO, 17th EDITION AND ACI 308.
 - DESIGN LOAD HS20.
 - EARTH COVER = 1' MAX.
 - CONCRETE STRENGTH = 4,000 psi
 - REINFORCING STEEL = ASTM A615, GRADE 60
 - PROVIDE ADDITIONAL REINFORCING AROUND OPENINGS EQUAL TO THE BARS INTERRUPTED, HALF EACH SIDE. ADDITIONAL BARS TO BE IN THE SAME PLANE.
 - TRIM OPENING WITH DIAGONAL #4 BARS. EXTEND BARS A MINIMUM OF 12" BEYOND OPENING. BEND BARS AS REQUIRED TO MAINTAIN BAR COVER.
 - PROTECTION SLAB AND ALL MATERIALS TO BE PROVIDED AND INSTALLED BY CONTRACTOR.
 - DETAIL DESIGN BY DELTA ENGINEERS, ARCHITECTS AND LAND SURVEYORS, ENDWELL, NY.

MANHOLE CAP DETAIL
NOT TO SCALE

REINFORCING TABLE

Ø CMP RISER	A	B Ø	REINFORCING	**BEARING PRESSURE (PSF)
24"	4'0"	28"	#5 @ 10" OCEW #5 @ 10" OCEW	2,540 1,900
30"	4'6"	32"	#5 @ 10" OCEW #5 @ 10" OCEW	2,260 1,670
36"	5'0"	38"	#5 @ 10" OCEW #5 @ 10" OCEW	2,060 1,560
42"	5'6"	44"	#5 @ 10" OCEW #5 @ 10" OCEW	1,860 1,370
48"	6'0"	50"	#5 @ 10" OCEW #5 @ 10" OCEW	1,210 1,270

** ASSUMED SOIL BEARING CAPACITY

SPECIFICATION FOR CORRUGATED STEEL PIPE-ALUMINIZED TYPE 2 STEEL

SCOPE
THIS SPECIFICATION COVERS THE MANUFACTURE AND INSTALLATION OF THE CORRUGATED STEEL PIPE (CSP) DETAILED IN THE PROJECT PLANS.

MATERIAL
THE ALUMINIZED TYPE 2 STEEL COILS SHALL CONFORM TO THE APPLICABLE REQUIREMENTS OF AASHTO M274 OR ASTM A829.

PIPE
THE CSP SHALL BE MANUFACTURED IN ACCORDANCE WITH THE APPLICABLE REQUIREMENTS OF AASHTO M274 OR ASTM A829. THE PIPE SIZES, DIMENSIONS AND CORRUGATIONS SHALL BE AS SHOWN ON THE PROJECT PLANS.
ALL FABRICATION OF THE PRODUCT SHALL OCCUR WITHIN THE UNITED STATES.

HANDLING AND ASSEMBLY
SHALL BE IN ACCORDANCE WITH RECOMMENDATIONS OF THE NATIONAL CORRUGATED STEEL PIPE ASSOCIATION (NCSIPA).

INSTALLATION
SHALL BE IN ACCORDANCE WITH AASHTO'S M274 SPECIFICATIONS FOR HIGHWAY BRIDGES, SECTION 38, DIVISION II OR ASTM A750 AND IN CONFORMANCE WITH THE PROJECT PLANS AND SPECIFICATIONS. IF THERE ARE ANY INCONSISTENCIES OR CONFLICTS THE CONTRACTOR SHOULD DISCUSS AND RESOLVE WITH THE SITE ENGINEER.
IT IS ALWAYS THE RESPONSIBILITY OF THE CONTRACTOR TO FOLLOW OSHA GUIDELINES FOR SAFE PRACTICES.
ANTIFLOTATION PROVISIONS DUE TO HIGH GROUNDWATER OR OTHER FLOTATION CONCERNS ARE SITE-SPECIFIC DESIGN CONSIDERATIONS AND SHALL BE SPECIFIED BY ENGINEER OF RECORD.

MATERIAL SPECIFICATION
NOT TO SCALE

CONTECH
ENGINEERED SOLUTIONS LLC
www.conteches.com
7033 Kings Road, Raleigh, NC 27615
919-750-5378 919-750-5382 919-571-8111 FAX

CONTECH
CMP DETENTION SYSTEMS
CONTECH PROPOSAL DRAWING

36"Ø UNDERGROUND DETENTION SYSTEM - 632966-030
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: WQV- AREAS A-D (WEST)

PROJECT NO.	DES. NO.	DATE
632966	030	11/24/2021
DESIGNED BY	CHECKED BY	APPROVED BY
JAK	JAK	JAK
SHEET NO. P4 OF 4		

CONTECH DETAILS
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N. C.

OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
DAVID HARRY, VP
3284 NORTHSIDE PARKWAY, NW
SUITE 105
ATLANTA, GA 30327
770-635-3300

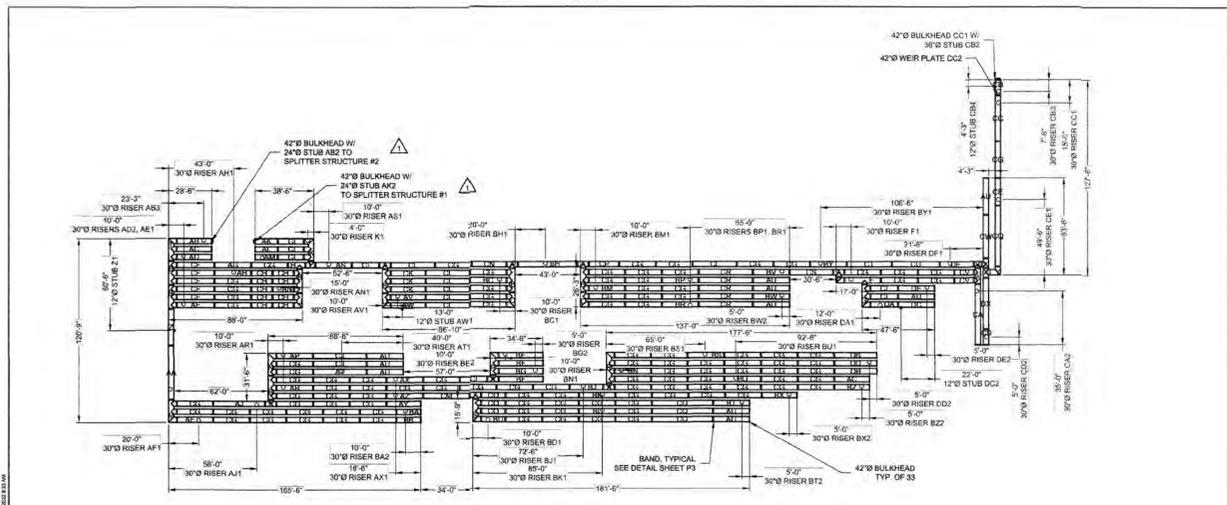
NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
2602 IRON GATE DR., SUITE 102
WILMINGTON, NC 28412
PHONE: (910) 343-9653
1429 ASHLITTLE RIVER RD. NW
ASH, NC 28420
PHONE: (910) 387-5900

License #C-3641
20018
DES. JST
CHK. TJC
DRWN. DGC
DATE 1/21/22

SEAL REDACTED

CT-2

FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM



ASSEMBLY
 SCALE: 1" = 50'
 PIPE STORAGE: 58,998 CF
 LOADING: H20
 PIPE INV. = 34.50'

NOTES

- ALL RISER AND STUB DIMENSIONS ARE TO CENTERLINE.
- ALL ELEVATIONS, DIMENSIONS, AND LOCATIONS OF RISERS AND INLETS, SHALL BE VERIFIED BY THE ENGINEER OF RECORD (EOR) PRIOR TO RELEASING FOR FABRICATION.
- ALL FITTINGS AND REINFORCEMENT COMPLY WITH ASTM A886.
- ALL RISERS AND STUBS ARE 2 3/8" CORRUGATION AND 18 GAGE UNLESS OTHERWISE NOTED.
- RISERS TO BE FIELD TRIMMED TO GRADE AS REQUIRED, BY CONTRACTOR.
- QUANTITY OF PIPE SHOWN DOES NOT PROVIDE EXTRA PIPE FOR CONNECTING THE SYSTEM TO EXISTING PIPE OR DRAINAGE STRUCTURES. OUR SYSTEM AS DETAILED PROVIDES NORMAL INLET AND/OR OUTLET PIPE STUB FOR CONNECTION TO EXISTING DRAINAGE FACILITIES. IF ADDITIONAL PIPE IS NEEDED IT IS THE RESPONSIBILITY OF THE CONTRACTOR.
- ALL ACCESS CASINGS ARE THE RESPONSIBILITY OF THE CONTRACTOR AND ARE NOT SUPPLIED BY CONTECH.

OWNER/DEVELOPER: NEW MARKET - HANOVER, LP
 DESIGNER: DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
 SUITE 105
 ATLANTA, GA 30327
 770-635-3390

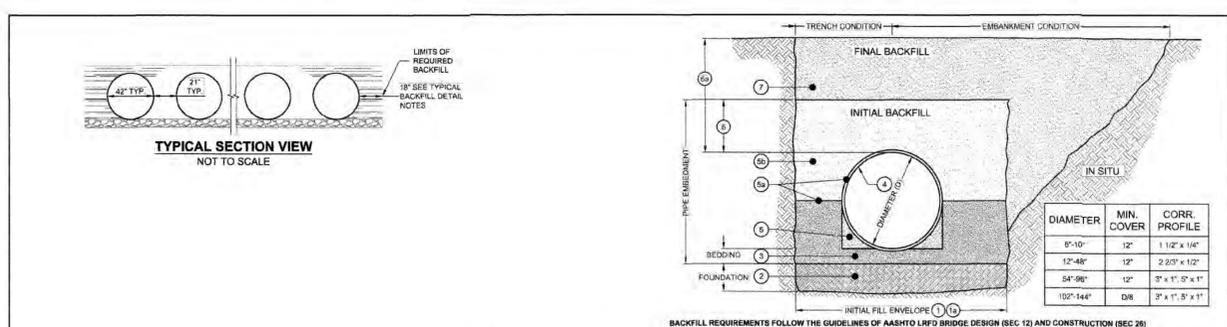
PROJECT NO. 632966-040
 DATE 11/24/2021

CONTECH ENGINEERED SOLUTIONS LLC
 707 Ridge Road, Hanover, MD 21076
 800-742-5374 410-796-5355 866-376-8171 FAX
 www.ContechES.com

CONTECH CMP DETENTION SYSTEMS
 PROPOSAL DRAWING

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-040
 METRO PARK
 WILMINGTON, NC
 SITE DESIGNATION: MAIN DETENTION - AREAS A-D (WEST)

MARK	DATE	REVISION DESCRIPTION	BY
1	11/22	SITE DESIGNATIONS	LH



TYPICAL SECTION VIEW
 NOT TO SCALE

TYPICAL MANWAY DETAIL
 NOT TO SCALE

TYPICAL BACKFILL DETAIL
 NOT TO SCALE

WEIRPLATE CC2 DETAIL
 SCALE: 1"=2'

BACKFILL REQUIREMENTS FOLLOW THE GUIDELINES OF AASHTO LRFD BRIDGE DESIGN (SEC 12) AND CONSTRUCTION (SEC 26)

- MINIMUM TRENCH WIDTH MUST ALLOW ROOM FOR PROPER COMPACTION OF HAUNCH MATERIALS UNDER THE PIPE.
 PIPE S (2" D = 16")
 PIPE = 12" - 150"
- MINIMUM EMBANKMENT WIDTH (IN FEET) FOR INITIAL FILL ENVELOPE (12.6.2):
 PIPE < 24" 3.0D
 PIPE 24" - 144" 5 x 4"
 PIPE = 144" 5' - 100"
- THE FOUNDATION UNDER THE PIPE AND SIDE BACKFILL SHALL BE ADEQUATE TO SUPPORT THE LOADS ACTING UPON IT (26.5.2)
- BEDDING MATERIAL SHALL BE A RELATIVELY LOOSE MATERIAL THAT IS ROUGHLY SHAPED TO FIT THE BOTTOM OF THE PIPE FROM SPRINGLINE OF PIPE TO 4"-8" BELOW BOTTOM OF PIPE.
- CORRUGATED STEEL PIPE (CSP / HEL-COR)
- HAUNCH ZONE MATERIAL SHALL BE HAND SHOVELED OR SHOVEL SLICED INTO PLACE TO ALLOW FOR PROPER COMPACTION (26.5.4)
- GEOTEXTILE SHALL BE USED IF REQUIRED BY ENGINEER TO PREVENT SOIL MIGRATION INTO VARYING SOIL TYPES.
- BACKFILL PLACED ABOVE SPRINGLINE TO MEET AASHTO MS-A-1, A-2 OR A-3 CLASSIFICATION, OR APPROVED EQUAL, COMPACTED TO 90% STANDARD PROCTOR (1.99) MAXIMUM PARTICLE SIZE NOT TO EXCEED 3" (2.4 x 2). ALL LIFTS PLACED IN A CONTROLLED MANNER IT IS RECOMMENDED THAT LIFTS NOT EXCEED AN UNCOMPACTED LIFT HEIGHT TO PREVENT UNEVEN LOADING, AND THE LESSER OF 10 THE DIAMETER OR 24" AS THE MAXIMUM DIFFERENTIAL SIDE-TO-SIDE (26.5.4)
- INITIAL BACKFILL ABOVE PIPE MAY INCLUDE ROAD BASE MATERIAL (AND RIGID PAVEMENT IF APPLICABLE). SEE TABLE ABOVE.
- TOTAL HEIGHT OF COMPACTED COVER FOR CONVENTIONAL HIGHWAY LOADS IS MEASURED FROM TOP OF PIPE TO BOTTOM OF FLEXIBLE PAVEMENT OR TOP OF RIGID PAVEMENT (12.6.3.3)
- FINAL BACKFILL MATERIAL SELECTION AND COMPACTION REQUIREMENTS SHALL FOLLOW THE PROJECT PLANS AND SPECIFICATIONS PER THE ENGINEER OF RECORD (26.5.4.1)

NOTES

- FOR MULTIPLE BARREL INSTALLATIONS THE RECOMMENDED STANDARD SPACING BETWEEN PARALLEL PIPE RUNS SHALL BE PIPE DIA/2 BUT NO LESS THAN 12", OR 36" FOR PIPE DIAMETERS 72" AND LARGER. CONTACT YOUR CONTECH REPRESENTATIVE FOR NONSTANDARD SPACING (TABLE C12.6.7-1).

OWNER/DEVELOPER: NEW MARKET - HANOVER, LP
 DESIGNER: DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
 SUITE 105
 ATLANTA, GA 30327
 770-635-3390

PROJECT NO. 632966-040
 DATE 11/24/2021

CONTECH ENGINEERED SOLUTIONS LLC
 707 Ridge Road, Hanover, MD 21076
 800-742-5374 410-796-5355 866-376-8171 FAX
 www.ContechES.com

CONTECH CMP DETENTION SYSTEMS
 PROPOSAL DRAWING

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-040
 METRO PARK
 WILMINGTON, NC
 SITE DESIGNATION: MAIN DETENTION - AREAS A-D (WEST)

MARK	DATE	REVISION DESCRIPTION	BY
1	11/22	SITE DESIGNATIONS	LH

STUB INFORMATION		
PIECE	STUB INVERT	SYSTEM INVERT
12"Ø STUB Z1	37.60	34.50
24"Ø STUB AB2	34.50	34.50
24"Ø STUB AK2	34.50	34.50
12"Ø STUB AW1	37.00	34.50
30"Ø STUB CB2	34.50	34.50
12"Ø STUB CB4	34.50	34.50
12"Ø STUB CC2	36.00	34.50

RISER INFORMATION		
PIECE	RIM ELEV.	SYSTEM INVERT
30"Ø RISER F1	41.00	34.50
30"Ø RISER BK1	43.75	34.50
30"Ø RISER AK1	40.50	34.50
30"Ø RISER AB1	41.00	34.50
30"Ø RISER AZ2	41.00	34.50
30"Ø RISER AE1	40.50	34.50
30"Ø RISER AF1	40.50	34.50
30"Ø RISER AH1	41.00	34.50
30"Ø RISER AJ1	41.00	34.50
30"Ø RISER AM2	40.90	34.50
30"Ø RISER AN1	40.75	34.50
30"Ø RISER AP1	42.50	34.50
30"Ø RISER AR1	42.50	34.50
30"Ø RISER AS1	41.50	34.50
30"Ø RISER AT1	42.50	34.50
30"Ø RISER AV1	41.50	34.50
30"Ø RISER AX1	42.50	34.50
30"Ø RISER AZ1	42.50	34.50
30"Ø RISER BA2	41.50	34.50
30"Ø RISER BC1	41.00	34.50
30"Ø RISER BD1	41.50	34.50
30"Ø RISER BE2	42.50	34.50
30"Ø RISER EC2	42.50	34.50
30"Ø RISER BH1	42.00	34.50

RISER INFORMATION		
PIECE	RIM ELEV.	SYSTEM INVERT
30"Ø RISER BL1	42.00	34.50
30"Ø RISER BK1	42.00	34.50
30"Ø RISER BL1	42.00	34.50
30"Ø RISER BM1	42.00	34.50
30"Ø RISER BN1	42.00	34.50
30"Ø RISER BP1	41.50	34.50
30"Ø RISER BR1	42.00	34.50
30"Ø RISER BS1	42.00	34.50
30"Ø RISER BT2	41.00	34.50
30"Ø RISER BU1	40.50	34.50
30"Ø RISER BV1	41.50	34.50
30"Ø RISER BW2	41.50	34.50
30"Ø RISER BX2	40.50	34.50
30"Ø RISER BY1	40.50	34.50
30"Ø RISER BZ2	40.50	34.50
30"Ø RISER CA2	41.00	34.50
30"Ø RISER CB3	41.00	34.50
30"Ø RISER CC1	41.00	34.50
30"Ø RISER CD2	40.50	34.50
30"Ø RISER CE1	41.00	34.50
30"Ø RISER DA1	41.00	34.50
30"Ø RISER DB2	40.50	34.50
30"Ø RISER DE2	40.75	34.50
30"Ø RISER DF1	40.50	34.50

OWNER/DEVELOPER: NEW MARKET - HANOVER, LP
 DESIGNER: DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
 SUITE 105
 ATLANTA, GA 30327
 770-635-3390

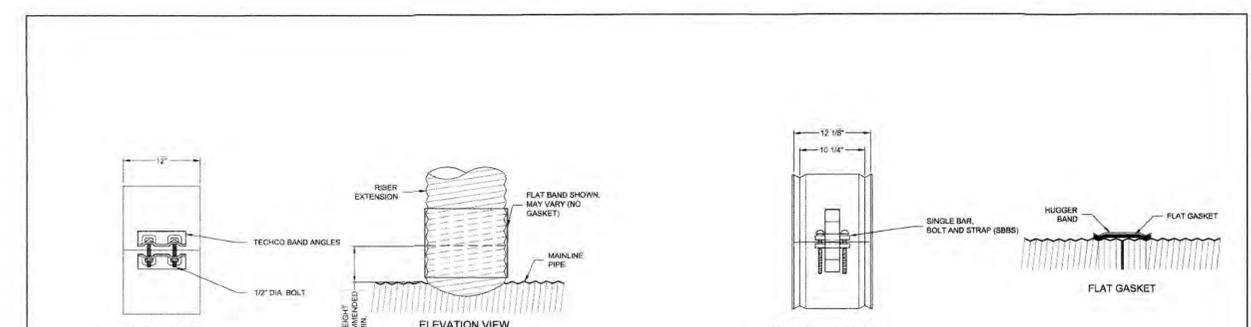
PROJECT NO. 632966-040
 DATE 11/24/2021

CONTECH ENGINEERED SOLUTIONS LLC
 707 Ridge Road, Hanover, MD 21076
 800-742-5374 410-796-5355 866-376-8171 FAX
 www.ContechES.com

CONTECH CMP DETENTION SYSTEMS
 PROPOSAL DRAWING

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-040
 METRO PARK
 WILMINGTON, NC
 SITE DESIGNATION: MAIN DETENTION - AREAS A-D (WEST)

MARK	DATE	REVISION DESCRIPTION	BY
1	11/22	SITE DESIGNATIONS	LH



PLAIN END CMP RISER PIPE

12" RISER BAND DETAIL
 NOT TO SCALE

2 3/8"x1/2" RE-ROLLED END HEL-COR PIPE

H-12 HUGGER BAND DETAIL
 NOT TO SCALE

GENERAL NOTES:

- DELIVERED BAND STYLE AND FASTENER TYPE MAY VARY BY FABRICATION PLANT.
- JOINT IS TO BE ASSEMBLED PER AASHTO BRIDGE CONSTRUCTION SPECIFICATION SEC 28.4.2.4.
- BAND MATERIAL AND GAGE TO BE SAME AS RISER MATERIAL.
- IF RISER HAS A HEIGHT OF COVER OF 12" OR MORE, USE A SLIP JOINT.
- BANDS ARE NORMALLY FURNISHED AS FOLLOWS:
 - 12" THRU 48" 1-PIECE
 - 54" THRU 96" 2-PIECES
 - 102" THRU 144" 3-PIECES
- ALL RISER JOINT COMPONENTS WILL BE FIELD ASSEMBLED.
- MANHOLE RISERS IN APPLICATIONS WHERE TRAFFIC LOADS ARE IMPOSED REQUIRE SPECIAL DESIGN CONSIDERATIONS.
- DIMENSIONS SUBJECT TO MANUFACTURING TOLERANCES.

OWNER/DEVELOPER: NEW MARKET - HANOVER, LP
 DESIGNER: DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
 SUITE 105
 ATLANTA, GA 30327
 770-635-3390

PROJECT NO. 632966-040
 DATE 11/24/2021

CONTECH ENGINEERED SOLUTIONS LLC
 707 Ridge Road, Hanover, MD 21076
 800-742-5374 410-796-5355 866-376-8171 FAX
 www.ContechES.com

CONTECH CMP DETENTION SYSTEMS
 PROPOSAL DRAWING

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-040
 METRO PARK
 WILMINGTON, NC
 SITE DESIGNATION: MAIN DETENTION - AREAS A-D (WEST)

MARK	DATE	REVISION DESCRIPTION	BY
1	11/22	SITE DESIGNATIONS	LH

CONTECH DETAILS
 FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

OWNER/DEVELOPER: NEW MARKET - HANOVER, LP
 DESIGNER: DAVID HARRY, VP
 3284 NORTHSIDE PARKWAY, NW
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 770-635-3390

NORRIS & TUNSTALL
 CONSULTING ENGINEERS P.C.

2602 IRON GATE DR., SUITE 102
 WILMINGTON, NC 28412
 1429 ASH LITTLE HAYES RD. NW
 ASHLAND, NC 28620
 PHONE (910) 343-9653

License #C-3641

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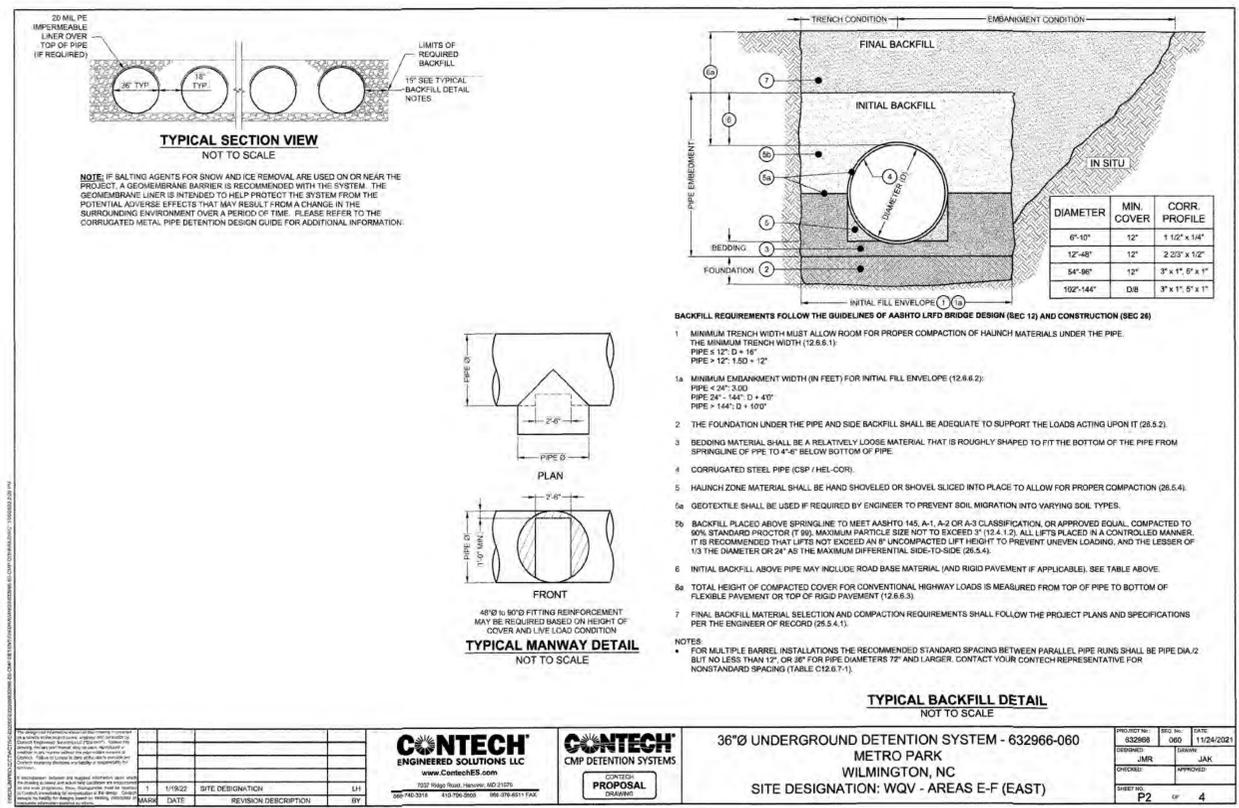
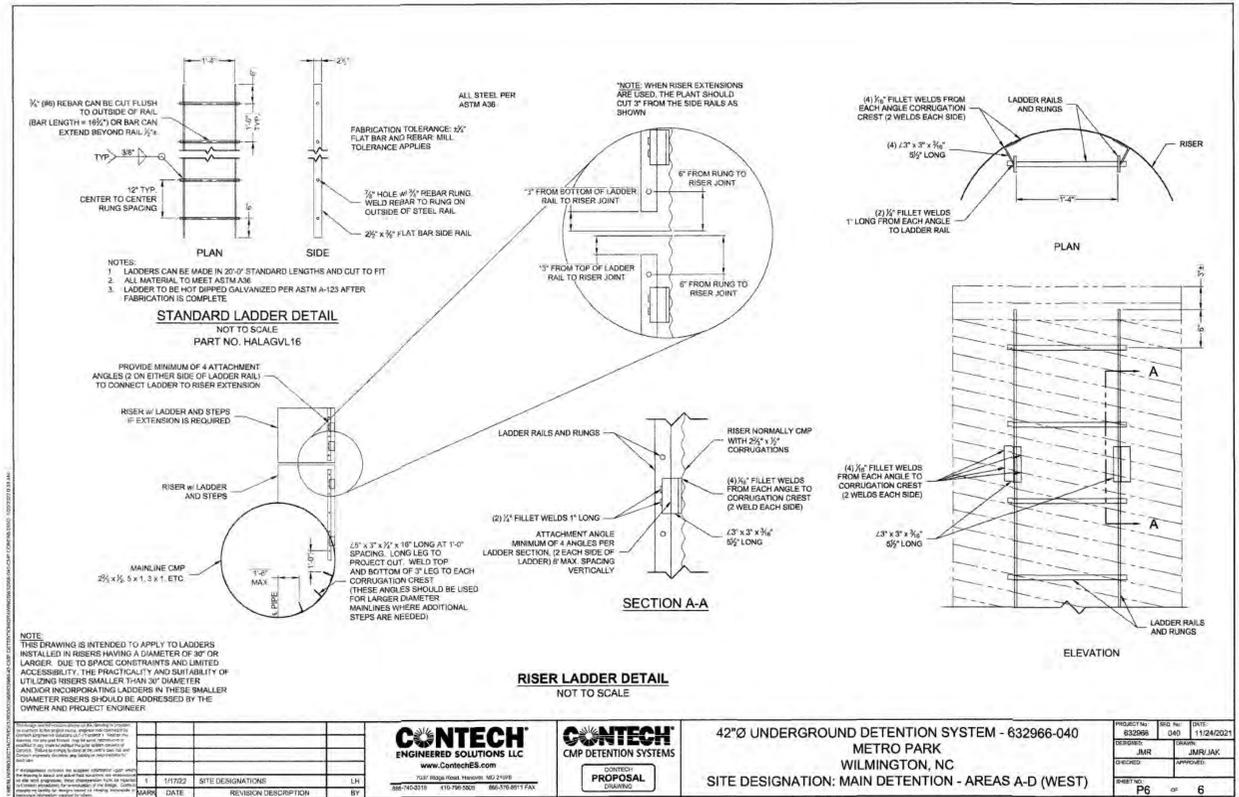
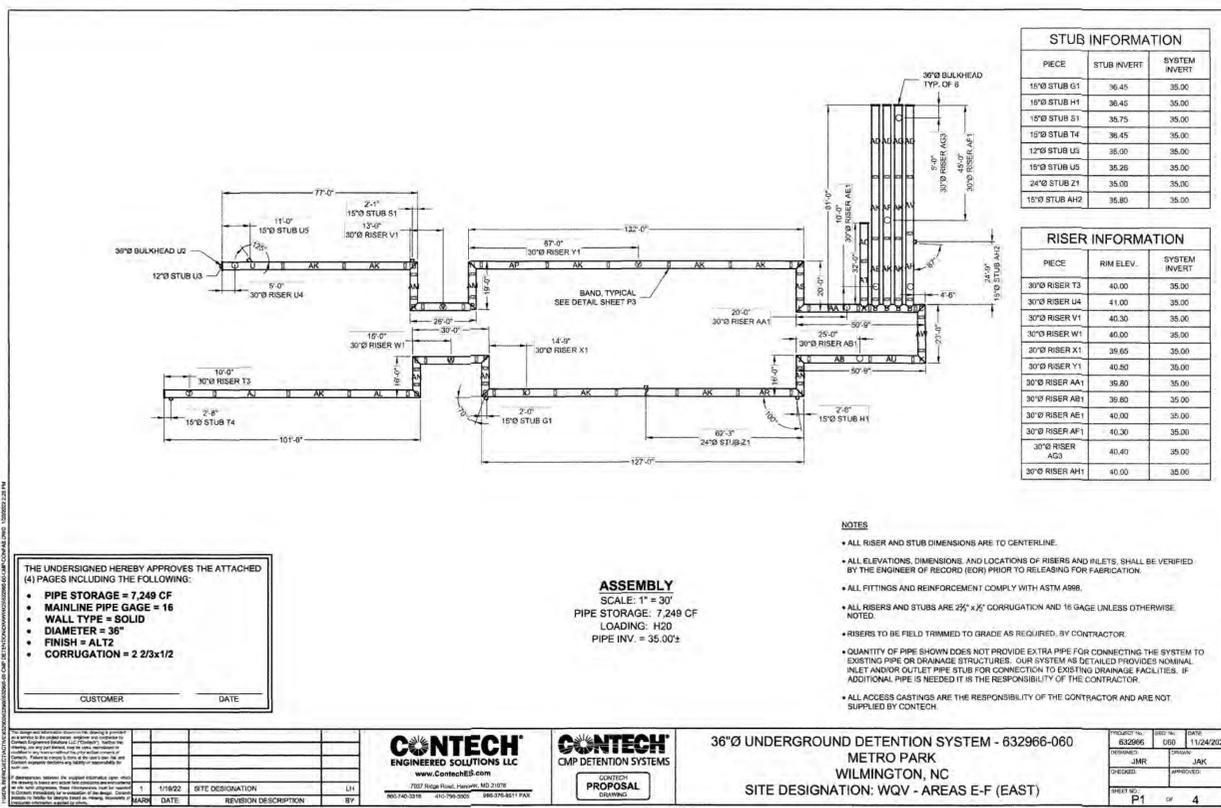
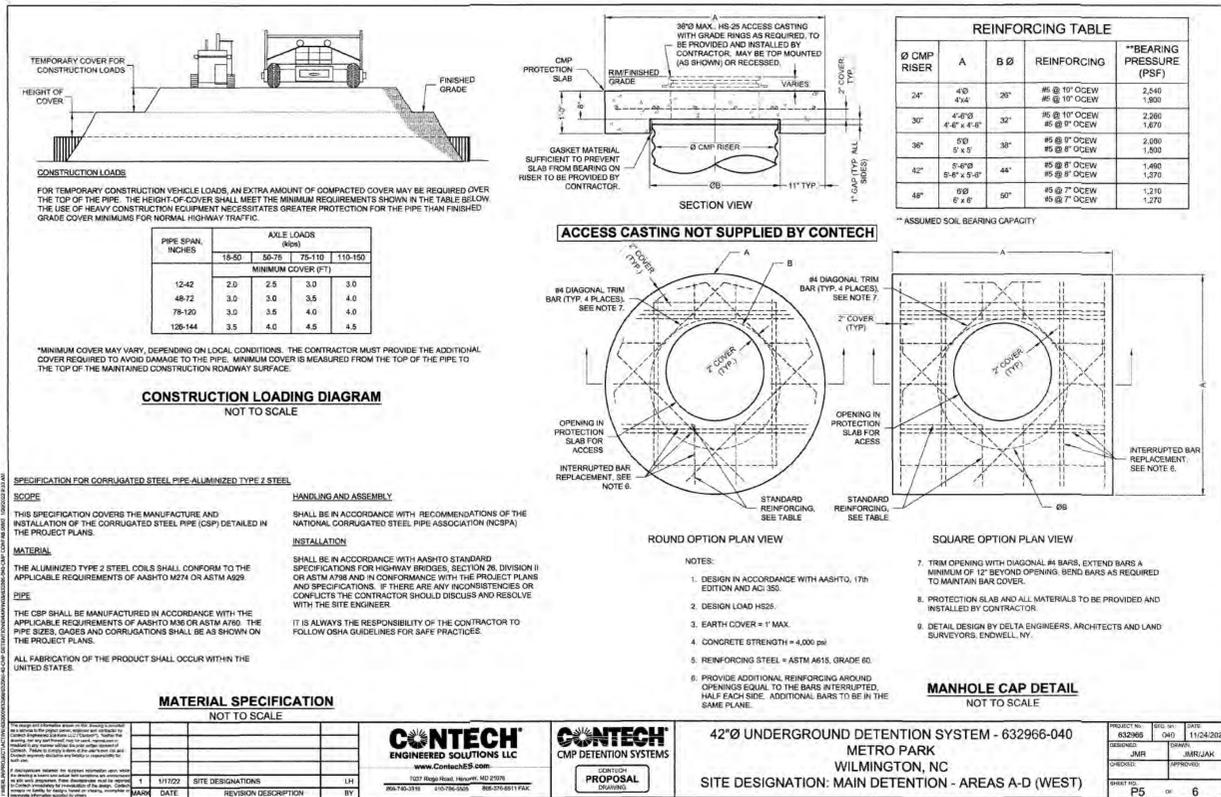
DES. JUST
 CND. TJC
 DRWN. DCC

DATE 1/21/22

SEAL REDACTED

FLATS AT HANOVER CENTER
 CONSTRUCTION PLANS
 APPROVED 1/27/22
 SWP 2022005
 BC, ES, CW, MB, BM

CT-3



CONTECH DETAILS
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
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NEW MARKET - HANOVER, LP
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ASH, NC 28420
PHONE: (910) 267-5900

License #C-3641

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DES. JUST
CHK. TJC
DRWN. DGC

DATE 1/21/22

SEAL REDACTED

CT-4

FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

CONNECTION DETAIL
7 1/2" TECHCO SHOWN - MAY VARY

ELEVATION VIEW OF CMP AND RISER

CONNECTION DETAIL (888S)

PLAIN END CMP RISER PIPE

GENERAL NOTES:
 1. DELIVERED BAND STYLE AND FASTENER TYPE MAY VARY BY FABRICATION PLANT.
 2. JOINT IS TO BE ASSEMBLED PER AASHTO BRIDGE CONSTRUCTION SPECIFICATION SEC 26.4.2.4.
 3. BAND MATERIAL AND GAGE TO VARY BY LOCATION, CONTACT YOUR CONTECH REPRESENTATIVE FOR AVAILABILITY.
 4. IF RISER HAS A HEIGHT OF COVER OF 10' OR MORE, USE A SLIP JOINT.
 5. BANDS ARE NORMALLY FURNISHED AS FOLLOWS:
 • 12" THRU 48" 3-PIECE
 • 54" 2-PIECE
 6. ALL RISER JOINT COMPONENTS WILL BE FIELD ASSEMBLED.
 7. MANHOLE RISERS IN APPLICATIONS WHERE TRAFFIC LOADS ARE IMPOSED REQUIRE SPECIAL DESIGN CONSIDERATIONS.
 8. DIMENSIONS SUBJECT TO MANUFACTURING TOLERANCES.

2 2/3"x1/2" RE-ROLLED END HEL-COR PIPE

GENERAL NOTES:
 1. JOINT IS TO BE ASSEMBLED PER AASHTO BRIDGE CONSTRUCTION SPECIFICATION SEC 26.4.2.4.
 2. BAND MATERIALS AND/OR COATING CAN VARY BY LOCATION, CONTACT YOUR CONTECH REPRESENTATIVE FOR AVAILABILITY.
 3. BANDS ARE SHAPED TO MATCH THE PIPE ARCH WHEN APPLICABLE.
 4. BANDS ARE NORMALLY FURNISHED AS FOLLOWS:
 • 12" THRU 48" 1-PIECE
 • 54" THRU 96" 2-PIECE
 • 102" THRU 144" 3-PIECE
 5. BAND FASTENERS ARE ATTACHED WITH SPOT WELDS, RIVETS OR HAND WELDS.
 6. ALL CMP IS RE-ROLLED TO HAVE ANNULAR END CORRUGATIONS OF 2 2/3"x1/2".
 7. DIMENSIONS ARE SUBJECT TO MANUFACTURING TOLERANCES.
 8. ORDER SHALL DESIGNATE GASKET OPTION, IF REQUIRED (SEE DETAILS ABOVE).

12" RISER BAND DETAIL
NOT TO SCALE

H-12 HUGGER BAND DETAIL
NOT TO SCALE

36"Ø UNDERGROUND DETENTION SYSTEM - 632966-060
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: WQV - AREAS E-F (EAST)

CONTECH ENGINEERED SOLUTIONS LLC
CONTECH CMP DETENTION SYSTEMS

PROJ. NO. 632966
REV. NO. 070
DATE 11/24/2021
DESIGNED: JMR
CHECKED: JAK
APPROVED: [Signature]
SHEET NO. P3 OF 4

STUB INFORMATION

PIECE	STUB INVERT	SYSTEM INVERT
36"Ø STUB E3	34.50	34.50
12"Ø STUB E4	34.50	34.50
24"Ø STUB W1	34.50	34.50

RISER INFORMATION

PIECE	RIM ELEV.	SYSTEM INVERT
30"Ø RISER E2	40.75	34.50
30"Ø RISER F1	40.40	34.50
30"Ø RISER G1	40.00	34.50
30"Ø RISER H1	39.80	34.50
30"Ø RISER J1	40.00	34.50
30"Ø RISER K1	40.30	34.50
30"Ø RISER M2	40.20	34.50
30"Ø RISER N2	40.20	34.50
30"Ø RISER R1	40.10	34.50
30"Ø RISER S1	40.40	34.50
30"Ø RISER T1	40.20	34.50
30"Ø RISER U1	39.80	34.50
30"Ø RISER V1	40.30	34.50
30"Ø RISER Y2	39.80	34.50
30"Ø RISER Z2	38.80	34.50

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-070
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: MAIN DETENTION - AREAS E-F (EAST)

CONTECH ENGINEERED SOLUTIONS LLC
CONTECH CMP DETENTION SYSTEMS

PROJ. NO. 632966
REV. NO. 070
DATE 11/24/2021
DESIGNED: JMR
CHECKED: JAK
APPROVED: [Signature]
SHEET NO. P1 OF 5

REINFORCING TABLE

Ø CMP RISER	A	B Ø	REINFORCING	**BEARING PRESSURE (PSF)
24"	4'0" x 4'4"	20"	#5 @ 10" OCEW #5 @ 10" OCEW	2,840 1,900
30"	4'6"Ø 5'0" x 4'6"	30"	#5 @ 10" OCEW #5 @ 10" OCEW	2,280 1,970
36"	5'0"Ø 5'6" x 5'	36"	#5 @ 10" OCEW #5 @ 10" OCEW	2,060 1,500
42"	5'6"Ø 5'6" x 5'6"	44"	#5 @ 10" OCEW #5 @ 10" OCEW	1,490 1,370
48"	6'0"Ø 6'0" x 6'	50"	#5 @ 7" OCEW #5 @ 7" OCEW	1,210 1,270

CONSTRUCTION LOADING DIAGRAM
NOT TO SCALE

MATERIAL SPECIFICATION
NOT TO SCALE

MANHOLE CAP DETAIL
NOT TO SCALE

36"Ø UNDERGROUND DETENTION SYSTEM - 632966-060
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: WQV - AREAS E-F (EAST)

CONTECH ENGINEERED SOLUTIONS LLC
CONTECH CMP DETENTION SYSTEMS

PROJ. NO. 632966
REV. NO. 060
DATE 11/24/2021
DESIGNED: JMR
CHECKED: JAK
APPROVED: [Signature]
SHEET NO. P4 OF 4

TYPICAL SECTION VIEW
NOT TO SCALE

WEIRPLATE E5 DETAIL
SCALE: 1"=2'

TYPICAL MANWAY DETAIL
NOT TO SCALE

TYPICAL BACKFILL DETAIL
NOT TO SCALE

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-070
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: MAIN DETENTION - AREAS E-F (EAST)

CONTECH ENGINEERED SOLUTIONS LLC
CONTECH CMP DETENTION SYSTEMS

PROJ. NO. 632966
REV. NO. 070
DATE 11/24/2021
DESIGNED: JMR
CHECKED: JAK
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SHEET NO. P2 OF 5

CONTECH DETAILS
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N.C.

OWNER/DEVELOPER
NEW MARKET - HANOVER, LP
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FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

CT-5

PLAIN END CMP RISER PIPE

GENERAL NOTES:

- DELIVERED BAND STYLE AND FASTENER TYPE MAY VARY BY FABRICATION PLANT.
- JOINT IS TO BE ASSEMBLED PER AASHTO BRIDGE CONSTRUCTION SPECIFICATION SEC 26.4.2.4.
- BAND MATERIAL AND GAUGE TO BE SAME AS RISER MATERIAL.
- IF RISER HAS A HEIGHT OF COVER OF 17' OR MORE, USE A SLIP JOINT.
- RISER BANDS ARE NORMALLY FURNISHED AS FOLLOWS:
 - 12" THRU 48" 1-PIECE
 - 54" 2-PIECES
- ALL RISER JOINT COMPONENTS WILL BE FIELD ASSEMBLED.
- MANHOLE RISERS IN APPLICATIONS WHERE TRAFFIC LOADS ARE IMPOSED REQUIRE SPECIAL DESIGN CONSIDERATIONS.
- DIMENSIONS SUBJECT TO MANUFACTURING TOLERANCES.

12" RISER BAND DETAIL
NOT TO SCALE

2 2/3"x1/2" RE-ROLLED END HEL-COR PIPE

GENERAL NOTES:

- JOINT IS TO BE ASSEMBLED PER AASHTO BRIDGE CONSTRUCTION SPECIFICATION SEC 26.4.2.4.
- BAND MATERIALS AND/OR COATING CAN VARY BY LOCATION. CONTACT YOUR CONTECH REPRESENTATIVE FOR AVAILABILITY.
- BANDS ARE SHAPED TO MATCH THE PIPE ARCH WHEN APPLICABLE.
- BANDS ARE NORMALLY FURNISHED AS FOLLOWS:
 - 12" THRU 48" 1-PIECE
 - 54" THRU 96" 2-PIECES
 - 102" THRU 144" 3-PIECES
- BAND FASTENERS ARE ATTACHED WITH SPOT WELDS, RIVETS OR HAND WELDS.
- ALL CMP IS ROLLED TO HAVE ANNULAR END CORRUGATIONS OF 2 2/3"x1/2".
- DIMENSIONS ARE SUBJECT TO MANUFACTURING TOLERANCES.
- ORDER SHALL DESIGNATE GASKET OPTION, IF REQUIRED (SEE DETAILS ABOVE).

H-12 HUGGER BAND DETAIL
NOT TO SCALE

CONTECH ENGINEERED SOLUTIONS LLC
www.contechES.com
7037 Ridge Road, Raleigh, NC 27615
919-749-3719 • 919-796-5052 • 919-376-8111 FAX

CONTECH CMP DETENTION SYSTEMS

CONTECH PROPOSAL DRAWING

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-070
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: MAIN DETENTION - AREAS E-F (EAST)

PROJECT NO.	632966	REV. NO.	070	DATE	11/24/2021
DRAWN BY	JMR	CHECKED BY	JAK	DATE	
DESIGNED BY	PPR	DATE			
SHEET NO.	P3	OF	5		

STANDARD LADDER DETAIL
PART NO. HALAGVL16
NOT TO SCALE

NOTES:

- LADDERS CAN BE MADE IN 20'Ø STANDARD LENGTHS AND CUT TO FIT.
- ALL MATERIAL TO MEET ASTM A36.
- LADDER TO BE HOT DIPPED GALVANIZED PER ASTM A-123 AFTER FABRICATION IS COMPLETE.

RISER LADDER DETAIL
NOT TO SCALE

NOTE: THIS DRAWING IS INTENDED TO APPLY TO LADDERS INSTALLED IN RISERS HAVING A DIAMETER OF 30" OR LARGER. DUE TO SPACE CONSTRAINTS AND LIMITED ACCESSIBILITY, THE PRACTICALITY AND SUITABILITY OF UTILIZING RISERS SMALLER THAN 30" DIAMETER AND/OR INCORPORATING LADDERS IN THESE SMALLER DIAMETER RISERS SHOULD BE ADDRESSED BY THE OWNER AND PROJECT ENGINEER.

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CONTECH PROPOSAL DRAWING

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-070
METRO PARK
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PROJECT NO.	632966	REV. NO.	070	DATE	11/24/2021
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SHEET NO.	P5	OF	5		

CONSTRUCTION LOADING DIAGRAM
NOT TO SCALE

MINIMUM COVER MAY VARY, DEPENDING ON LOCAL CONDITIONS. THE CONTRACTOR MUST PROVIDE THE ADDITIONAL COVER REQUIRED TO AVOID DAMAGE TO THE PIPE. MINIMUM COVER IS MEASURED FROM THE TOP OF THE PIPE TO THE TOP OF THE MAINTAINED CONSTRUCTION ROADWAY SURFACE.

PIPE SPAN (INCHES)	18-50	50-75	75-110	110-150
12-42	2.0	2.5	3.0	3.0
48-72	3.0	3.0	3.5	4.0
78-120	3.0	3.5	4.0	4.0
126-144	3.5	4.0	4.5	4.5

MATERIAL SPECIFICATION
NOT TO SCALE

ACCESS CASTING NOT SUPPLIED BY CONTECH

REINFORCING TABLE

Ø CMP RISER	A	B Ø	REINFORCING	**BEARING PRESSURE (PSF)
24"	4'0"	20"	#6 @ 10" OCEW #6 @ 10" OCEW	2,540 1,900
30"	4'-0" Ø 4'-0" x 4'-0"	32"	#6 @ 10" OCEW #6 @ 10" OCEW	2,260 1,670
36"	5'0"	38"	#6 @ 10" OCEW #6 @ 10" OCEW	2,080 1,500
42"	5'-0" Ø 5'-0" x 5'-0"	44"	#6 @ 10" OCEW #6 @ 10" OCEW	1,490 1,370
48"	6'0"	50"	#6 @ 10" OCEW #6 @ 10" OCEW	1,210 1,270

** ASSUMED SOIL BEARING CAPACITY

MANHOLE CAP DETAIL
NOT TO SCALE

7. TRM COVER WITH DIAGONAL #4 BARS, EXTEND BARS A MINIMUM OF 12" BEYOND OPENING, BEND BARS AS REQUIRED TO MAINTAIN BAR COVER.

8. PROTECTION SLAB AND ALL MATERIALS TO BE PROVIDED AND INSTALLED BY CONTRACTOR.

9. DETAIL DESIGN BY DELTA ENGINEERS, ARCHITECTS AND LAND SURVEYORS, ENDWELL, NY.

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CONTECH CMP DETENTION SYSTEMS

CONTECH PROPOSAL DRAWING

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-070
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: MAIN DETENTION - AREAS E-F (EAST)

PROJECT NO.	632966	REV. NO.	070	DATE	11/24/2021
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SHEET NO.	P4	OF	5		

PLAN VIEW

SECTION A-A

MATERIAL LIST PROVIDED BY CONTECH

COUNT	DESCRIPTION	INSTALLED BY
5	STEPS, P1CTS, LANE LADDER, OR EQUIV.	CONTECH
1	SEALANT FOR JOINTS	CONTRACTOR
1	FLC GRADE RINGS/RISERS	CONTRACTOR
1	30"Ø x 4' FRAME & COVER, EJ#1400446, OR EQUIV.	CONTRACTOR

GENERAL NOTES:

- CONTECH TO PROVIDE ALL MATERIALS UNLESS NOTED OTHERWISE.
- FOR FABRICATION DRAWINGS WITH DETAILED STRUCTURE DIMENSIONS AND WEIGHT, PLEASE CONTACT YOUR CONTECH ENGINEERED SOLUTIONS LLC REPRESENTATIVE. www.contechES.com
- BYPASS STRUCTURE SHALL BE IN ACCORDANCE WITH ALL DESIGN DATA AND INFORMATION CONTAINED IN THIS DRAWING.
- CONTRACTOR TO COORDINATE STRUCTURE MEETS REQUIREMENTS OF PROJECT.
- STRUCTURE SHALL MEET AASHTO HS-20 LOAD RATING, ASSUMING EARTH COVER OF 0'-5" AND GROUNDWATER ELEVATION AT, OR BELOW, THE OUTLET PIPE INVERT ELEVATION. ENGINEER OF RECORD TO CONFIRM ACTUAL GROUNDWATER ELEVATION. CASTINGS SHALL MEET AASHTO M318 LONG RATING AND BE CAST WITH THE CONTECH LOAD.
- BYPASS STRUCTURE SHALL BE PRECAST CONCRETE CONFORMING TO ASTM C-476 AND AASHTO LOAD FACTOR DESIGN METHOD.
- ENGINEER OF RECORD RESPONSIBLE FOR CONFIRMING ELEVATION OF ADJUSTABLE WEIR PANEL AND PRECAST WALL ACCORDING TO PRODUCTS TO BE INSTALLED ON THE PROJECT.

INSTALLATION NOTES:

- ANY SUB-BASE BACKFILL DEPTH, AND/OR ANTI-FLOTTATION PROVISIONS ARE SITE-SPECIFIC DESIGN CONSIDERATIONS AND SHALL BE SPECIFIED BY ENGINEER OF RECORD.
- CONTRACTOR TO PROVIDE EQUIPMENT WITH SUFFICIENT LIFTING AND REACH CAPACITY TO LIFT AND SET THE STORMFILTER STRUCTURE (LIFTING CUTTERS PROVIDED).
- CONTRACTOR TO INSTALL JOINT SEALANT BETWEEN ALL STRUCTURE SECTIONS AND ASSEMBLE STRUCTURE.
- CONTRACTOR TO PROVIDE, INSTALL AND GROUT INLET AND OUTLET PIPES.
- CONTRACTOR TO INSTALL GRADE RINGS/RISERS OR BLOCK REQUIRED BETWEEN THE TOP OF THE STRUCTURE AND THE BASE OF THE MANHOLE FRAMES.

STRUCTURE WEIGHT:
APPROXIMATE HEAVIEST PICK = 14500 LBS.
OF 2 PIECES
MAX FOOTPRINT = 67'-2"

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CONTECH CMP DETENTION SYSTEMS

CONTECH PROPOSAL DRAWING

42"Ø UNDERGROUND DETENTION SYSTEM - 632966-070
METRO PARK
WILMINGTON, NC
SITE DESIGNATION: MAIN DETENTION - AREAS E-F (EAST)

PROJECT NO.	632966	REV. NO.	070	DATE	11/24/2021
DRAWN BY	JMR	CHECKED BY	JAK	DATE	
DESIGNED BY	PPR	DATE			
SHEET NO.	P5	OF	5		

CONTECH DETAILS
FLATS AT HANOVER CENTER
3500 PARK AVENUE
HANOVER CENTER SHOPPING CENTER
WILMINGTON, N. C.

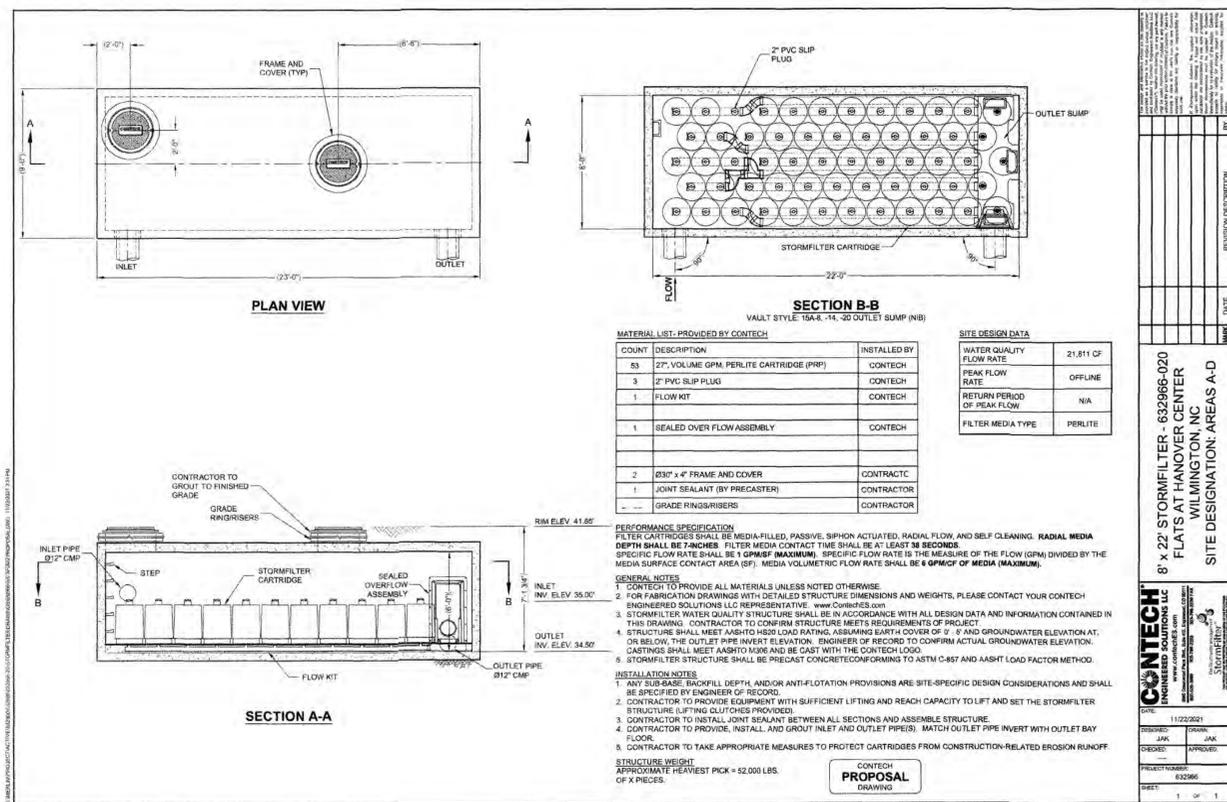
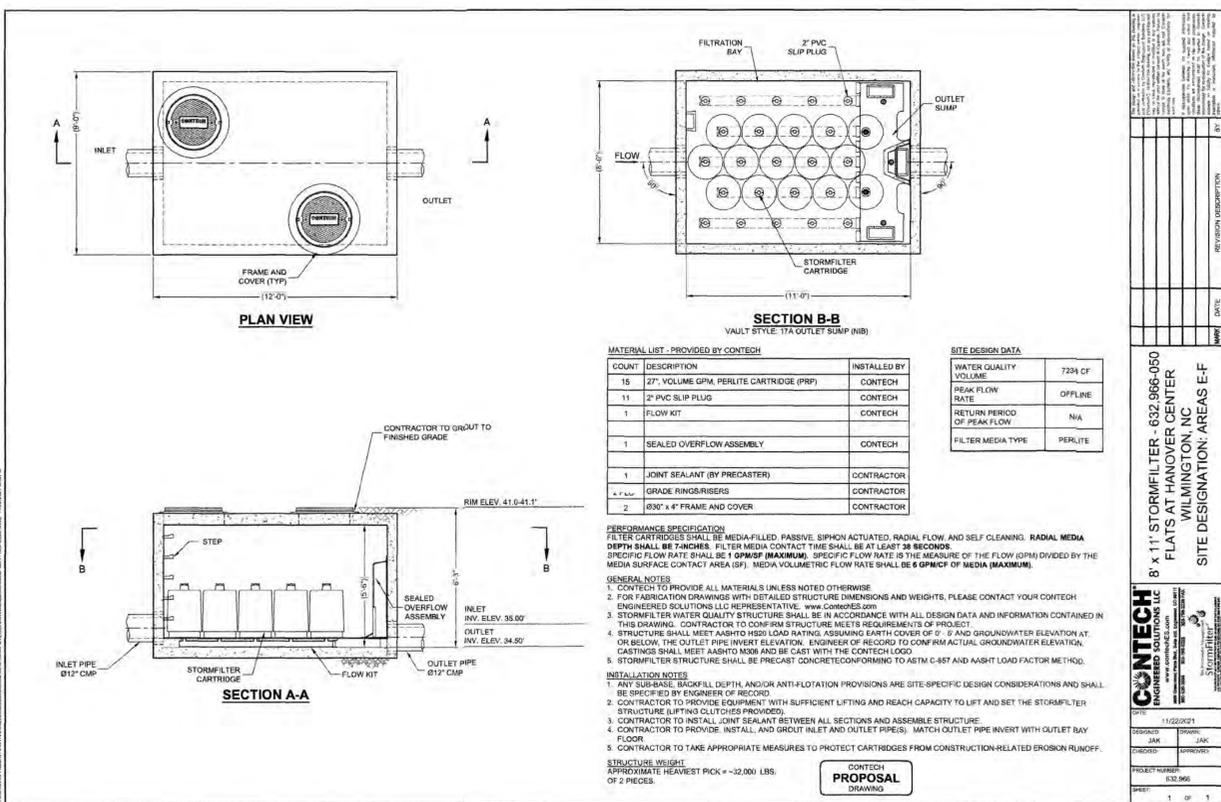
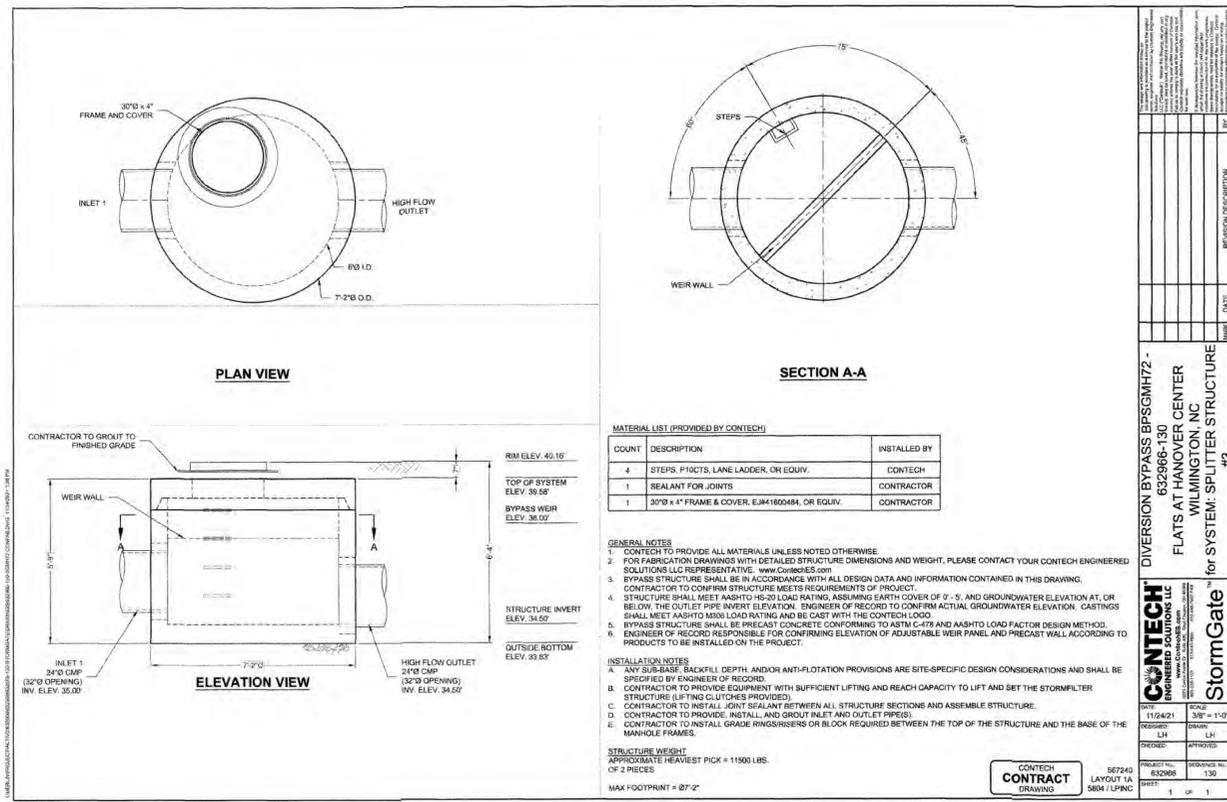
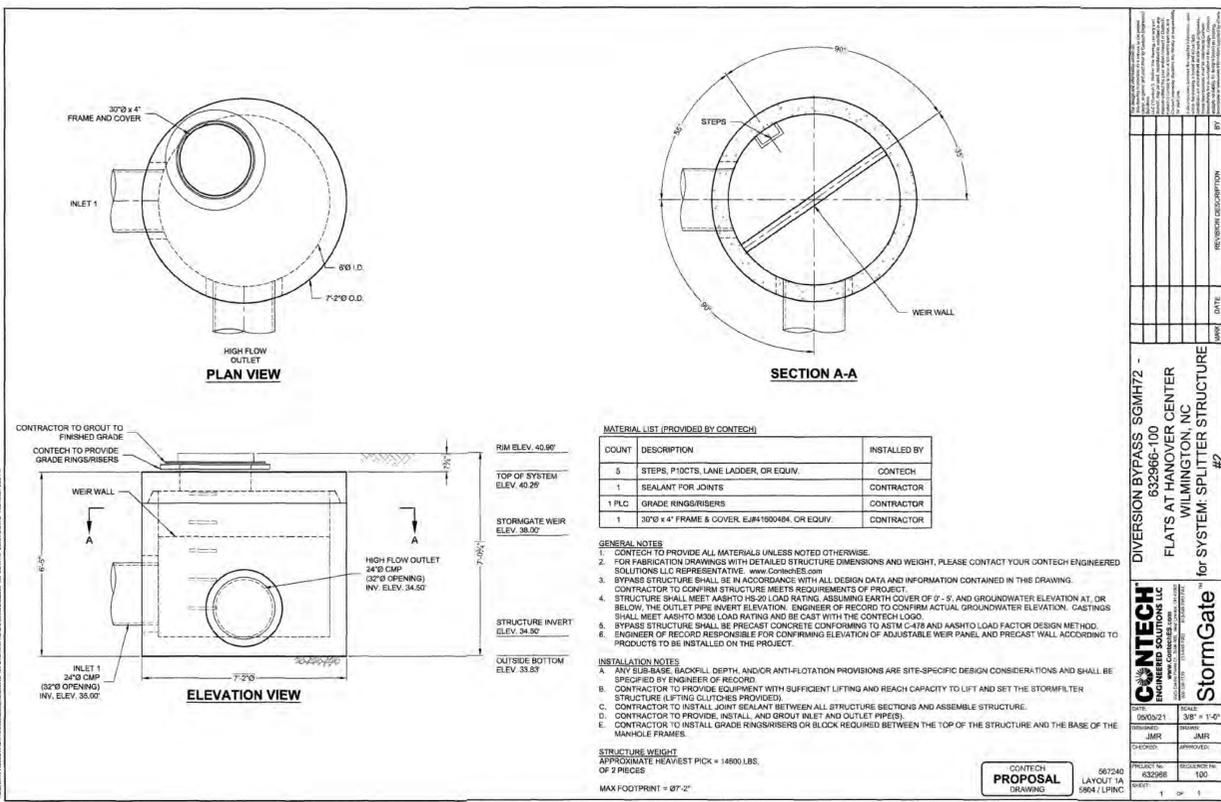
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NEW MARKET - HANOVER, LP
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3284 NORTHSIDE PARKWAY, NW
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 1429 ASHLITTLE RIVER RD, NW
 ASHL, NC 28420
 PHONE: (910) 287-5900

Licence #C-3641
20018
 DES: JST
 CKD: TJC
 DRWN: DCC
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SEAL REDACTED

FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

CT-6



CONTECH DETAILS
FLATS AT HANOVER CENTER
 3500 PARK AVENUE
 HANOVER CENTER SHOPPING CENTER
 WILMINGTON, N. C.

OWNER/DEVELOPER
 NEW MARKET - HANOVER, LP
 DAVID HARRY, VP
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 1429 ASHLITTLE RIVER RD, NW
 ASH, NC 28420
 PHONE (910) 343-9653

License #C-3641
20018
 DES. JST
 CRD. TJC
 DRWN. DGC
 DATE 1/21/22

SEAL REDACTED

FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
 APPROVED 1/27/22
 SWP 2022005
 BC, ES, CW, MB, BM

CT-7

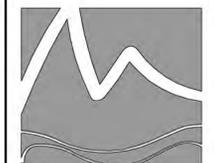
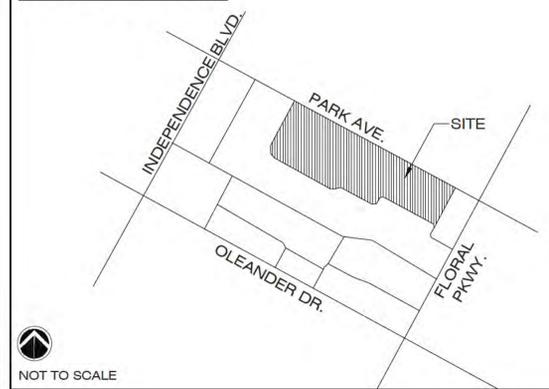
SITE DATA

ADDRESS: 3500 PARK AVENUE	BUILDING REQUIREMENTS	PROPOSED
PARCEL ID: R05517-001-001-000; R05517-001-003-000	MINIMUM FRONT SETBACK: 25'	FRONT SETBACK: 15' (REDUCTION FOR TREE SAVE)
PARCEL OWNER: NEW MARKET HANOVER, LP	MINIMUM REAR SETBACK: 15'	REAR SETBACK: 85.5' / 165.6'
ZONING: RB REGIONAL BUSINESS	MINIMUM INTERIOR SIDE SETBACK: 0'	SIDE SETBACK EAST: 141.5' / SIDE SETBACK WEST 26.5'
PROPOSED PARCEL AREA: 7.36 AC (320,490 SF)	MAXIMUM HEIGHT: 35'+	BUILDING 1 HEIGHT: 54'
CAMA LAND USE: URBAN		BUILDING 2 HEIGHT: 52'

LANDSCAPE REQUIREMENTS

REQUIRED	PROVIDED	REQUIRED	PROVIDED	RETAINED TREES COUNTED TOWARD MITIGATION			MITIGATION REQUIREMENTS FOR REMOVED SIGNIFICANT TREES				
QUANTITY				QUANTITY	SIZE	COMMON NAME	QUANTITY	SIZE	COMMON NAME	% MITIGATION	
PARKING LOT CANOPY COVERAGE (112,075 SF X 20%) 22,415 SF	35 LARGE TREES, (707 x 35 = 24,745 SF)	BUILDING #2 NORTH WEST EAST SOUTH	1,704 SF (273 LF x 52' HT x .12) 736 SF (118 LF x 52' HT x .12) 850 SF 1,704 SF (273 LF x 52' HT x .12)	2,551 SF 816 SF 850 SF 1,979 SF	1	14"	GUM	1	25"	LOBLOLLY	50
STREET YARD PLANTING STREETYARD: MULTIPLE LEFT 25							1	10"	HOLLY	100	
PARK AVENUE 1,115 LF - 54 LF (DRIVEWAYS) = 1,061 x 25 27,254 SF 26,225 SF REQUIRED	29 PROPOSED CANOPY TREES 15 EXISTING TREE			1	30"	PINE	1	10"	MAGNOLIA	100	
TREES REQUIRED 44 (11600 SF)				1	34"	PINE	1	14"	MAGNOLIA	100	
SHRUBS REQUIRED 265 (6,600 SF)	290 PROPOSED SHRUBS			1	26"	PINE	1	12"	MAGNOLIA	100	
FOUNDATION PLANTING 12% FACADE AREA				1	15"	PINE	1	11"	MAGNOLIA	100	
BUILDING #1 NORTH WEST EAST SOUTH				1	15"	PINE	1	9"	MAGNOLIA	100	
3,447 SF (532 LF x 54' HT x .12) 859 SF (148 LF x 54' HT x .12) 859 SF (148 LF x 54' HT x .12) 3,447 SF (532 LF x 54' HT x .12)	3,573 SF 1,827 SF 1,522 SF 3,195 SF			1	43"	OAK	1	28"	OAK	100	
				1	24"	OAK	1	24"	OAK	100	
				1	23"	OAK	1	19"	OAK	100	
				1	25"	OAK	1	17"	OAK	100	
				2	19"	OAK	1	16"	OAK	100	
				1	17"	OAK	1	10"	OAK	100	
				1	16"	OAK	1	10"	OAK	100	
				1	10"	OAK	1	10"	OAK	100	
				447/6 = 75 TOTAL TREE CREDITS							

VICINITY MAP



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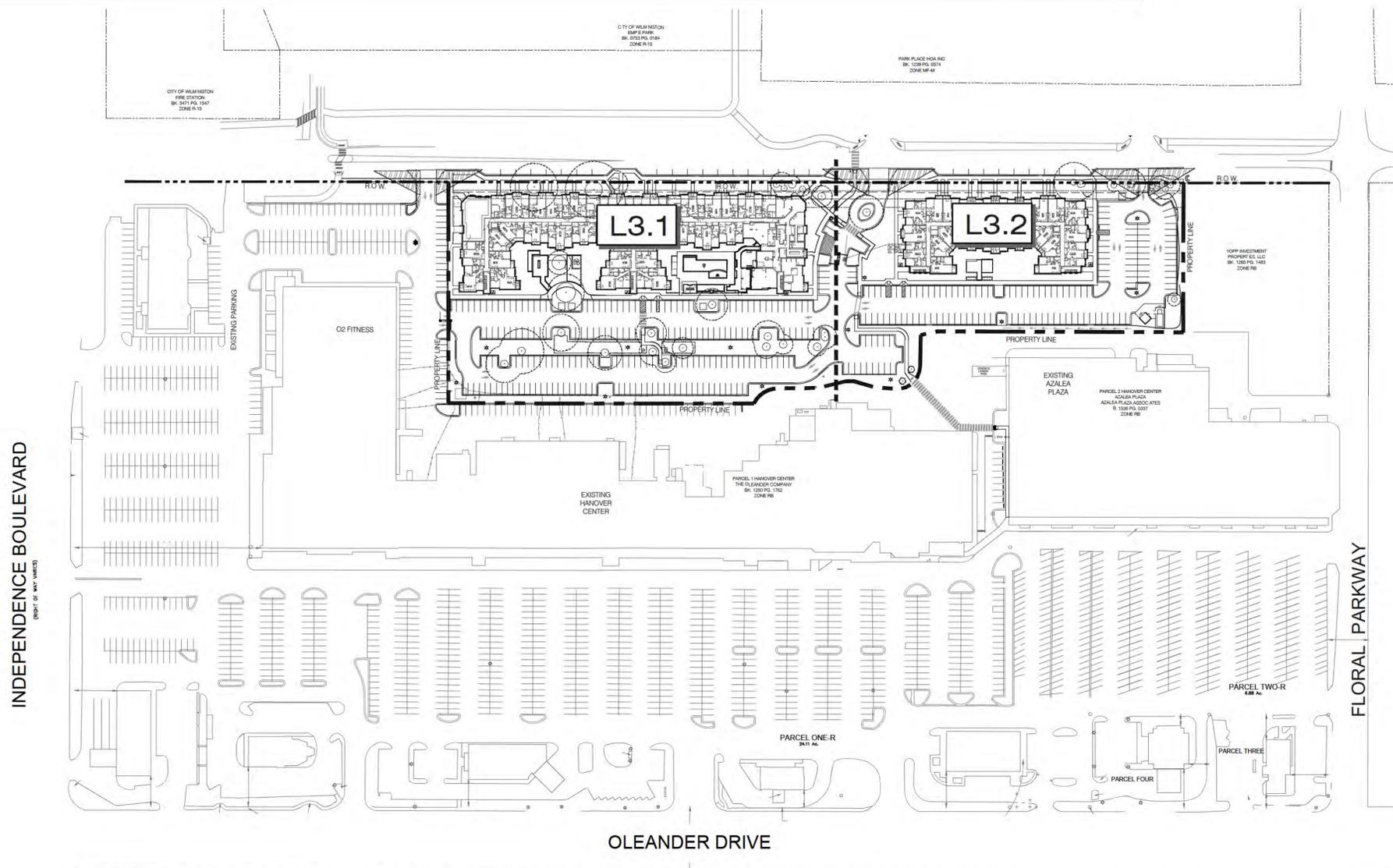
CLIENT
FLATS AT HANOVER CENTER NEW MARKET - HANOVER, LP
3284 NORTHSIDE PARKWAY, NW SUITE 105
ATLANTA, GA 30327
770-635-3390

PROJECT
FLATS AT HANOVER CENTER
3500 PARK AVENUE
WILMINGTON, NC
LANDSCAPE PLAN

PERMIT PLAN SET

Date: 2020-09-16
Phase:
Job Number: 900-01
Designed by: MLD
Drawn by: RJB
Checked by: JWM
Sheet Title: OVERALL - PLANTING PLAN

Sheet Number:
L3.0
of 4 sheets



FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

SHEET INDEX

L3.0	OVERALL PLANTING PLAN
L3.1	PLANTING PLAN
L3.2	PLANTING PLAN
L3.3	DETAILS

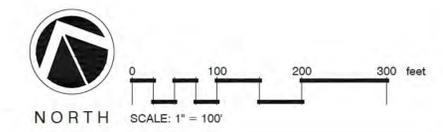
SYMBOL LEGEND

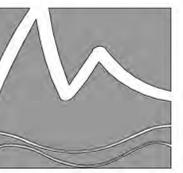
(---)	PROPERTY LINE
(- - -)	MATCH LINE
(= = =)	RIGHT OF WAY
(---)	SETBACK
(---)	TREE PROTECTION
(Hatched)	STREETYARD
(Triangle)	SITE TRIANGLE
(Circle with 18" DB)	EXISTING TREES TO REMAIN
(Circle with 12" DB)	EXISTING TREES TO BE REMOVED

GENERAL PLANTING NOTES

- THIS WORK INCLUDES, BUT IS NOT LIMITED TO THE FURNISHING OF ALL LABOR, MATERIALS, EQUIPMENT, FINAL GRADING, SEEDING, SOIL AMENDMENTS, ETC., AS MAY BE REQUIRED FOR A COMPLETE INSTALLATION.
- QUANTITIES SHOWN IN PLANT LISTS ARE FOR CONVENIENCE ONLY. PLANS SHALL GOVERN.
- THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT OF ANY DISCREPANCIES IN PLANT LOCATIONS OR INSUFFICIENT PLANT QUANTITIES DUE TO DIFFERENCES IN PLAN AND ACTUAL FIELD CONDITIONS.
- ALL TREE AND SHRUB MATERIAL SPECIFIED MUST MEET STANDARD INDUSTRY SPECIFICATIONS FOR THE CONTAINER SIZE INDICATED. DOWNSIZING OR SUBSTITUTION OF PLANT MATERIAL WITHOUT PRIOR APPROVAL OF LANDSCAPE ARCHITECT WILL NOT BE ALLOWED.
- ALL LANDSCAPE AREAS SHALL BE GRADED TO A SMOOTH EVEN SURFACE PRIOR TO ANY PLANT INSTALLATION. ALL PLANT MATERIALS SHALL BE INSTALLED USING GOOD HORTICULTURAL PRACTICES IN ACCORDANCE WITH THE PLANS AND DETAILS.
- TREES SHALL NOT BE PLANTED CLOSER THAN FOUR (4) FEET FROM ANY WALKWAY OR PUBLIC SIDEWALK EXCEPT WHERE TREE WELLS OR PARKWAYS ARE PROVIDED IN THE SIDEWALK AREA. ALL TREE PLANTED WITHIN FIVE (5) FEET OF WALKS OR PUBLIC UTILITIES SHALL RECEIVE DEEP ROOT BARRIERS.
- TREE LOCATIONS SHOWN ON PLAN MAY REQUIRE ADJUSTMENT IN THE FIELD, WHENEVER FEASIBLE. TREES SHOULD BE PLANTED A MINIMUM OF TEN (10) FEET FROM ALL UNDERGROUND UTILITIES, STREETLIGHTS, HYDRANTS, AND OUT OF DRAINAGE FLOW LINES. SHOULD THIS NOT BE POSSIBLE, CONTACT THE LANDSCAPE ARCHITECT FOR DECISION ON PLACEMENT.
- ALL TREES IN TURF AREAS SHALL HAVE 12" MIN. CLR. CIRCUMFERENCE AROUND THE TRUNK BASE. PROVIDE 2" MIN. THK. MULCH AT BASE OF TRUNK.
- GROUND COVER TYPE SHOWN SHALL BE PLANTED IN ALL SHRUB AREAS AS SPECIFIED ON PLANS. GROUND COVER SHALL BE PLANTED AT 8" ON-CENTER UNIFORM TRIANGULAR SPACING, AND SHALL BE CONTINUOUS UNDER ALL TREE AND SHRUB MASSES AS SHOWN ON PLAN.
- MATURE PLANTINGS SHALL NOT INTERFERE WITH UTILITIES AND TRAFFIC SIGHT LINES.
- ALL PLANTING AREAS SHALL BE MULCHED WITH PINE STRAW, EXCEPT FOR AREAS PLANTED WITH GROUND COVER. ALL AREAS PLANTED WITH GROUND COVER SHALL BE MULCHED WITH HARDWOOD MULCH.

*NOTE: PRIOR TO ANY CLEARING, GRADING, OR CONSTRUCTION ACTIVITY, TREE PROTECTION FENCING WILL BE INSTALLED AROUND PROTECTED TREES OR GROVES OF TREES. NO CONSTRUCTION WORKERS, TOOLS, MATERIALS OR VEHICLES ARE PERMITTED WITHIN THE TREE PROTECTION FENCING





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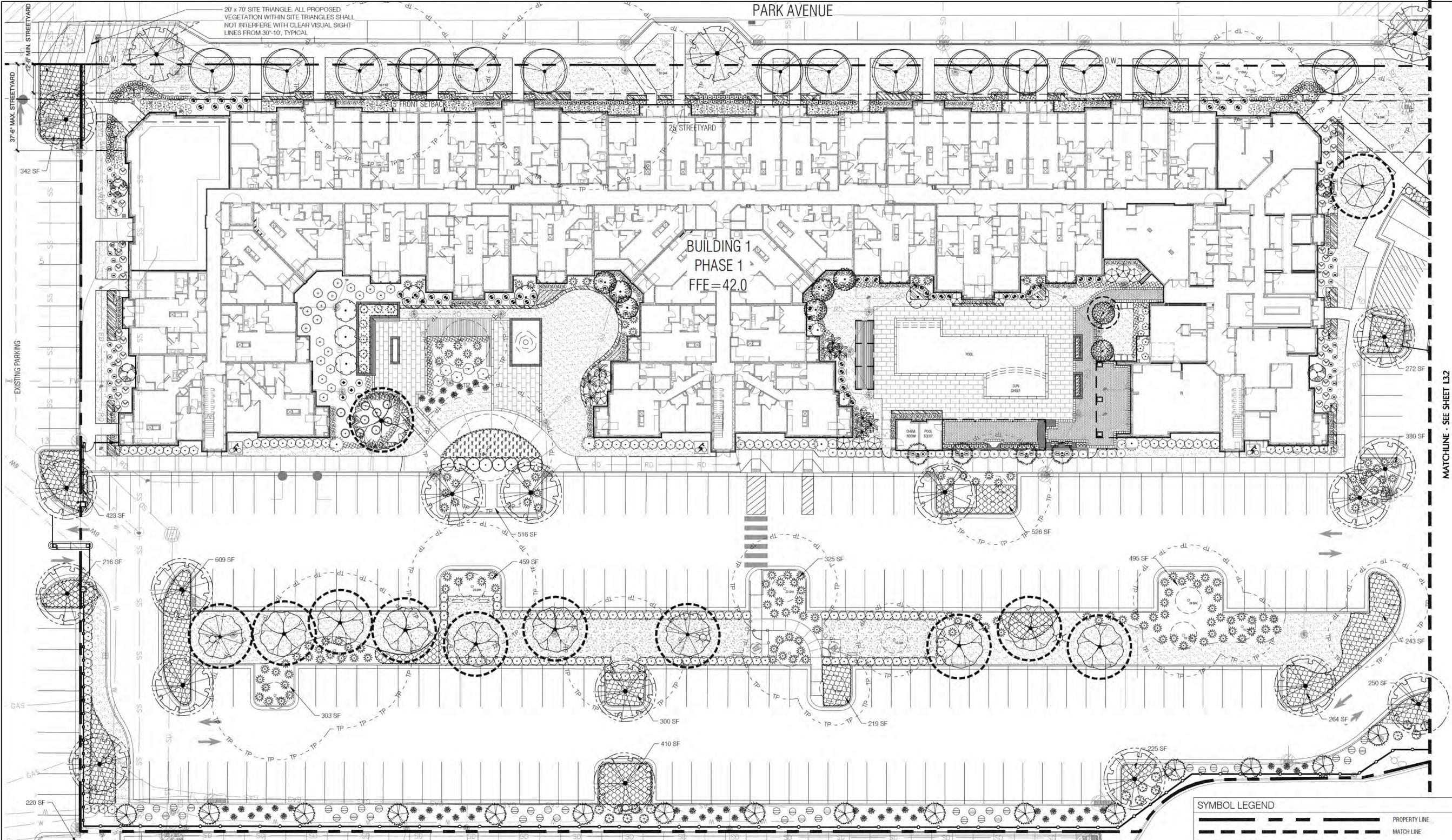
PERMIT PLAN SET

Date: 2020-09-16
Phase:
Job Number: 900-01
Designed by: MLD
Drawn by: RJB
Checked by: JWM

Sheet Title: PLANTING PLAN

Sheet Number:

L3.1
of 4 sheets



PLANT SCHEDULE L3.1

SYMBOL	BOTANICAL / COMMON NAME	CONT.	QTY	MIN. RES. QTY	QTY
	Acer rubrum / Autumn Blaze / Autumn Blaze Red Maple	8.8.0	15-12' HT	2.2.0' CAL.	8
	Rosa capitata / Pink Pearl	8.8.0	6-8' HT		4
	Euonymus / Chinese Holly / SHADY STELLA	8.8.0	8' HT		4
	Euonymus / English Holly	8.8.0	11'-2' CAL.	6-8' HT	8
	Euonymus / Nellie Stevens Holly	8.8.0	6-8' HT		3
	Magnolia g. Little Gem / Chew / Southern Magnolia	30.0.0	2' CAL.	7-8' HT	4
	Quercus shumardii / Shell Oak	8.8.0	10-12' HT	2.2.0' CAL.	3
	Quercus virginiana / Southern Live Oak	8.8.0	10-12' HT	2.2.0' CAL.	17
	Quercus virginiana / Southern Live Oak	8.8.0	13'-0' CAL.	14-18' HT	1
	Salix purpurea / Cottleig Weeping Willow	8.8.0	8-12' H.		8

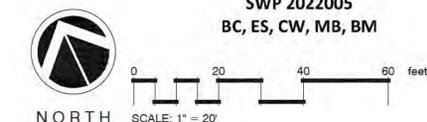
SYMBOL	BOTANICAL / COMMON NAME	CONT.	QTY	MIN. RES. QTY	QTY
	Thuja 'Green Giant' / Green Giant Arborvitae	15.0.0	6-8' HT		16
	Thuja s. 'Emerald Green' / Emerald Green Arborvitae	8.8.0	12-14' HT	2.2.0' CAL.	14
	Aspidistra / Spider Plant / Cast Iron Plant	1.0.0	18-24" HT		183
	Asplenium / Fern / Princess Spade	2.0.0	18-24" HT		10
	Bambusa multiplex / Clumping Bamboo	15.0.0	6-8' HT		7
	Basella / 'Shrimp' / 2 gal. Starburst	3.0.0	12-18" HT		140
	Ficus japonica / Japanese Ficus	7.0.0	24-30" HT		50
	Euonymus / Japanese Holly	15.0.0	4-6' HT		5
	Ligustrum / Flame / Flame / Flame	7.0.0	30-36" HT		192
	Ligustrum japonicum / Tree Form Ligustrum	8.8.0	6-8' HT		24
	Lythrum / 'RUBY' / Ruby Lythrum	3.0.0	18-24" HT		18
	Muhlenbergia / 'Soft Grass' / Muhlenbergia Soft Grass	7.0.0	18-24" HT		7
	Miscanthus / 'Adagio' / Adagio Miscanthus	3.0.0	18-24" HT		15

SYMBOL	BOTANICAL / COMMON NAME	CONT.	QTY	MIN. RES. QTY	QTY
	Muhlenbergia capillaris / Pink Muhly	3.0.0	18-24" HT		18
	Nandina domestica 'Variegata' / Dwarf Flamingo Nandina	7.0.0	18-24" HT		57
	Desmodium / 4 gal. / Dwarf Olive	25.0.0	5-6' HT		6
	Philadelphus / 'Vanguard' / Variegated Philadelphus	3.0.0	18-24" HT		7
	Philadelphus / 'Winter Snowflake' / Philadelphus	7.0.0	24-30" HT		12
	Philadelphus / 'Winter Snowflake' / Philadelphus	7.0.0	12-18" HT		47
	Podocarpus macrocarpa / 'Proctor' / Proctor Podocarpus	7.0.0	24-30" HT		143
	Podocarpus macrocarpa / 'Proctor' / Proctor Podocarpus	7.0.0	2-4' HT		25
	Wigandia / 'Wigandia' / Wigandia Palm	15.0.0	3-4' HT		11
	Rosa / 'Woodward' / Rose	3.0.0	18-24" HT		9
	Rosa / 'Woodward' / Rose	3.0.0	12-18" HT		18
	Sabal minor / Dwarf Palmetto	3.0.0	18-24" HT		180
	Viburnum / 'Dwarf Viburnum' / Dwarf Viburnum	15.0.0	5-6' HT		9

SYMBOL	BOTANICAL / COMMON NAME	CONT.	QTY	MIN. RES. QTY	QTY
	Rescue a Bunch / 'Cordoba' / Cordoba Sp. / Climbing Rose	7.0.0	18-24" HT		2
	Landscaping / 1" White Limestone	1.0.0	6-12" HT		18.0.0
	Landscaping / 1" White Limestone	1.0.0	6-12" HT		24.0.0
	Landscaping / 1" White Limestone	1.0.0	10-18" HT		178
	Landscaping / 1" White Limestone	1.0.0	12-18" HT		455
	Perennial / Annual Color	-	-		30.0.0
	Perennial / Annual Color	1.0.0	6-12" HT		1.0.0
	Perennial / Annual Color	1.0.0	6-12" HT		1.0.0
	Perennial / Annual Color	1.0.0	6-12" HT		1.0.0

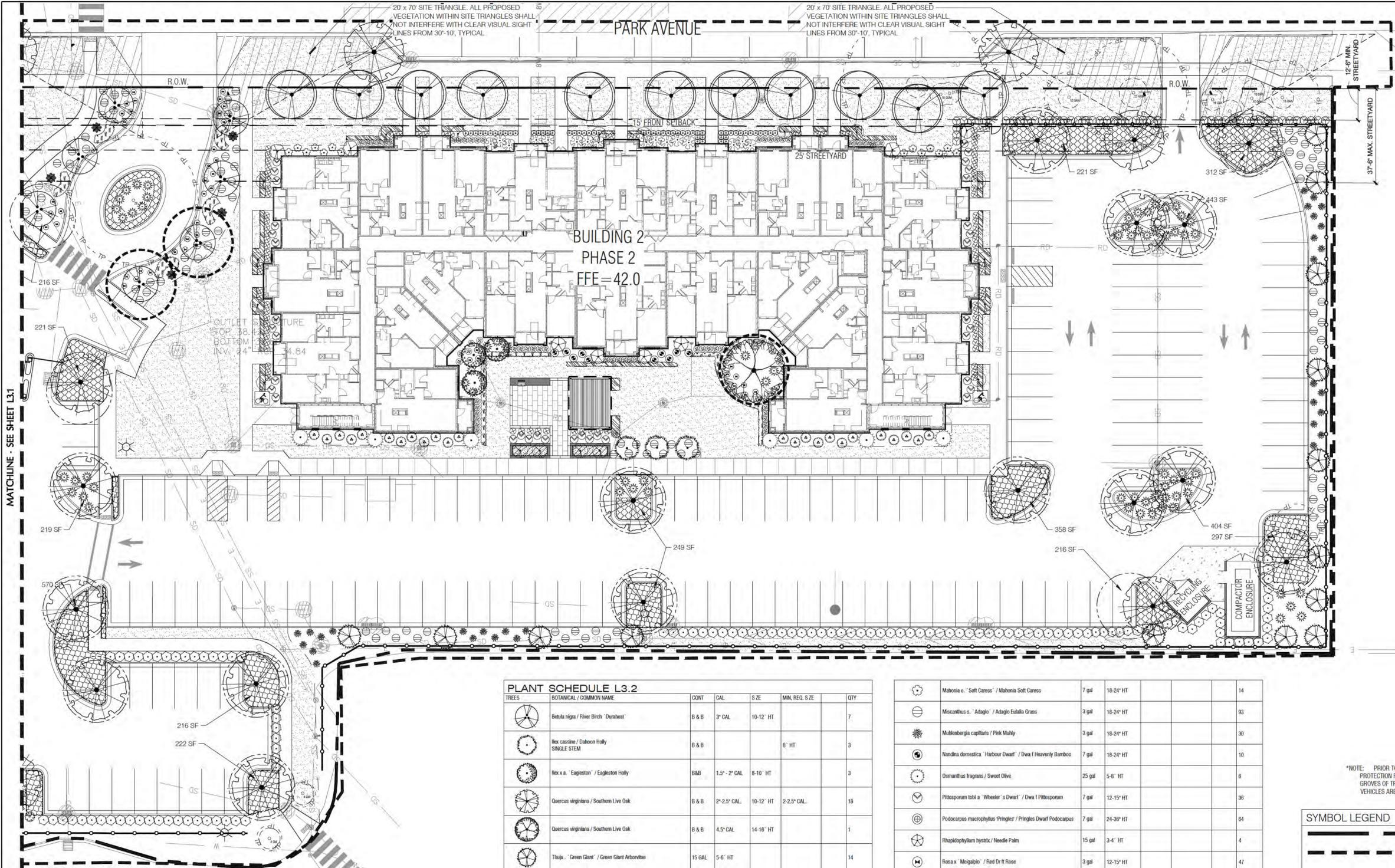
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FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
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SWP 2022005
BC, ES, CW, MB, BM



SYMBOL LEGEND

- PROPERTY LINE
- MATCH LINE
- RIGHT OF WAY
- SETBACK
- TREE PROTECTION
- 6'-0" HIGH PRIVACY LINK FENCE W/ BLACK SLATS AND BLACK CHAIN LINK WIRE
- 4'-0" HIGH DECORATIVE FENCE REFER TO DETAIL 4, SHEET L2.3
- BRICK COLUMN AND CAP REFER TO DETAIL 4, SHEET L2.3
- STREETYARD
- EXISTING TREES TO REMAIN
- EXISTING TREES TO BE REMOVED
- PLANTED TREES UTILIZED TO MEET MITIGATION REQUIREMENTS
- TREES UTILIZED TO MEET PARKING LOT ISLAND REQUIREMENTS



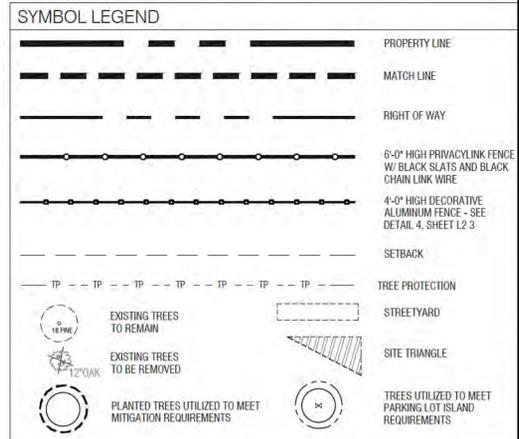
MATCHLINE - SEE SHEET L3.1

PLANT SCHEDULE L3.2

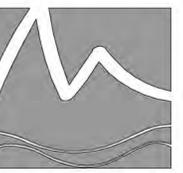
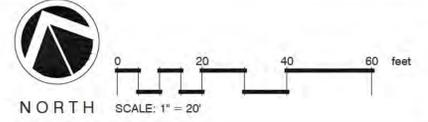
TREES	BOTANICAL / COMMON NAME	CONT	GAL	S ZE	MIN. REQ. S ZE	QTY
	Betula nigra / River Birch "Durham"	8 & 8	3" CAL	10-12' HT		7
	Ilex cassina / Dahoon Holly SINGLE STEM	8 & 8		8' HT		3
	Ilex x a. "Eagleston" / Eagleston Holly	8&8	1.5" - 2" CAL	8-10' HT		3
	Quercus virginiana / Southern Live Oak	8 & 8	2"-2.5" CAL	10-12' HT	2-2.5" CAL	18
	Quercus virginiana / Southern Live Oak	8 & 8	4.5" CAL	14-16' HT		1
	Thuja "Green Giant" / Green Giant Arborvitae	15 GAL	5-6' HT			14
	Ulmus p. "Emer II" / Alice Elm	8&8	2"-2.5" CAL	12-14' HT	2-2.5" CAL	11
SHRUBS	BOTANICAL / COMMON NAME	CONT	SIZE	MIN. REQ. S ZE	QTY	
	Aspidistra elatior / Cast Iron Plant	1 gal	15-18" HT		56	
	Buxus m. "Wintergreen" / 3 gal. Boxwood	3 gal	12-18" HT		93	
	Camellia sasanqua "Shishi Gashira" / Shishi Gashi a Camellia	15 gal	30-42" HT		4	
	Clayia japonica / Clayera	7 gal	18-24" HT		24	
	Colocasia gigantea / Giant Elephant Ear	3 gal	3-4' HT		5	
	Fatsia japonica / Japanese Fatsia	7 gal	24-30" HT		16	
	Ilex crenata Soft Touch / Soft Touch Holly	7 gal	18-24" HT		48	
	Ligustrum j. "Recurvifolium" / Wax leaf Ligustrum	7 gal	30-36" HT		122	
	Ligustrum japonicum / Tree Form Ligustrum	8&8	6-8' HT		18	
	Loropetalum c. "Ruby" / Ruby Loropetalum	3 gal	18-24" HT		1	

	Mahonia e. "Soft Carose" / Mahonia Soft Carose	7 gal	18-24" HT		14
	Miscanthus s. "Adagio" / Adagio Eulalia Grass	3 gal	18-24" HT		83
	Muhlenbergia capillaris / Pink Muhly	3 gal	18-24" HT		30
	Nandina domestica "Harbour Dwarf" / Dwa I Heavenly Bamboo	7 gal	18-24" HT		10
	Osmorhiza fragrans / Sweet Olive	25 gal	5-6' HT		6
	Pittosporum tobii a "Weaver's Dwarf" / Dwa I Pittosporum	7 gal	12-15" HT		38
	Podocarpus macrophyllum "Pinyoles" / Pinyoles Dwarf Podocarpus	7 gal	24-36" HT		64
	Rhapidophyllum hystrix / Needle Palm	15 gal	3-4' HT		4
	Rosa x "Meigalpio" / Red On It Rose	3 gal	12-15" HT		47
	Sabal minor / Dwa I Palmatio	3 gal	18-24" HT		74
GROUND COVERS	BOTANICAL / COMMON NAME	CONT	S ZE	MIN. REQ. S ZE	QTY
	Lantana x "New Gold" / New Gold Lantana	1 GAL	6-12" HT		24" a.c. 27
	Liriope gigantea / Giant Liriope	1 GAL	12-18" HT		18" a.c. 178
	Liriope muscari / Lily Turf	1 gal	12-15" HT		18" a.c. 282
	T. achilospemum a. "Astalic" / Astalic Jasmine	1 gal	6-12" HT		18" a.c. 1,944
SODDED	BOTANICAL / COMMON NAME	CONT	S ZE	MIN. REQ. S ZE	QTY
	Eremochloa ophiuroides / Centipede Sod	sod			

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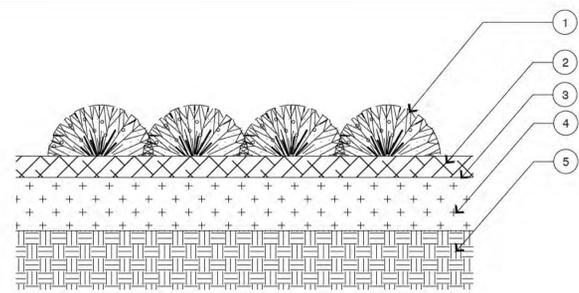
Date: 2020-09-16
Phase:
Job Number: 900-01
Designed by: MLD
Drawn by: RJB
Checked by: JWM

Sheet Title:
PLANTING PLAN

Sheet Number:
L3.2
of 4 sheets

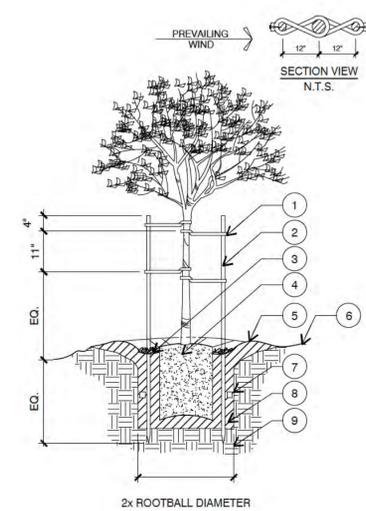
PLANT SCHEDULE									
TREES	BOTANICAL / COMMON NAME	CONT	CAL	SIZE	MIN. REQ. SIZE	QTY	L3.1	L3.2	
	Acer rubrum / Autumn Blaze / Autumn Blaze Red Maple	8 B&B	2'-2.5" CAL.	10-12' HT	2-2.5" CAL.	8	8		
	Betula nigra / River Birch / Duranest	8 B&B	3" CAL.	10-12' HT		7		7	
	Bulbocapsa / Pindo Palm	8 B&B		8-10' HT		4	4		
	Ilex cassine / Daboon Holly / WINGED STEM	8 B&B		8' HT		7	4	3	
	Ilex x 'Eagleton' / Eagleton Holly	8&B	1.5" - 2" CAL.	8-10' HT		11	8	3	
	Ilex x 'Nelle R. Stevens' / Nelle Stevens Holly	8 B&B		8-10' HT		3	3		
	Magnolia g. 'Little Gem' / Dwarf Southern Magnolia	30 GAL.	2" CAL.	7-8' HT		4	4		
	Quercus rubra / Nuttall Oak	8 B&B	2'-2.5" CAL.	10-12' HT	2-2.5" CAL.	3	3		
	Quercus virginiana / Southern Live Oak	8 B&B	2'-2.5" CAL.	10-12' HT	2-2.5" CAL.	35	17	18	
	Quercus virginiana / Southern Live Oak	8 B&B	4.5" CAL.	14-16' HT		2	1	1	
	Sabal palmetto / Cabbage Palmetto	8 B&B		8-12' H		9	9		
	Thuja / Green Giant / Green Giant Arbo vitis	15 GAL.	5-6" HT			30	16	14	
	Ulmus p. 'Emar II' / Allen Elm	8&B	2'-2.5" CAL.	12-14' HT	2-2.5" CAL.	25	14	11	
SHRUBS	BOTANICAL / COMMON NAME	CONT	SIZE	MIN. REQ. SIZE	QTY	L3.1	L3.2		
	Aspidistra elatior / Cast Iron Plant	1 gal	15-18" HT		207	151	56		
	Azalea l. 'Formosa' / Formosa Azalea	3 gal	18-24" HT		10	10			
	Bambusa mutabilis / Clumping Bamboo IN 30" STEEL PLANTERS	15 gal	5-6" HT		7	7			
	Buxus m. 'Wintergreen' / 3 gal. Boxwood	3 gal	12-18" HT		242	149	93		
	Camellia sasanqua / Shishi Gasha II / Shishi Gasha a Camellia	15 gal	30-42" HT		4	4			
	Cleyera japonica / Cleyera	7 gal	18-24" HT		24	24			
	Colocasia gigantea / Giant Elephant Ear	3 gal	3-4" HT		5	5			
	Fatsia japonica / Japanese Fatsia	7 gal	24-30" HT		72	56	16		
	Ilex crenata 'Soft Touch' / Soft Touch Holly	7 gal	18-24" HT		48	48			
	Ilex vomitoria / Yaupon Holly	15 gal	4-5" HT		5	5			
	Ligustrum j. 'Reco v folium' / Wax leaf Ligustrum	7 gal	30-36" HT		314	192	122		
	Ligustrum japonicum / Tree Form Ligustrum	8&B	6-8" HT		42	24	18		
	Loropetalum c. 'Ruby' / Ruby Loropetalum	3 gal	18-24" HT		17	16	1		
	Mahonia e. 'Soft Caress' / Mahonia Soft Caress	7 gal	18-24" HT		21	7	14		
	Miscanthus s. 'Adagio' / Adagio Foliage Grass	3 gal	18-24" HT		148	55	93		
	Mathnerbergia capillaris / Pink Maltby	3 gal	18-24" HT		90	60	30		
	Nandina domestica 'Harbour Dwarf I' / Dwarf Heavenly Bamboo	7 gal	18-24" HT		67	57	10		
	Osmanthus fragrans / Sweet Olive	25 gal	5-6" HT		12	6	6		
	Pittosporum l. 'Variegata' / Variegated Pittosporum	3 gal	18-24" HT		7	7			

	Pittosporum tobira / Pittosporum	7 gal	24-30" HT			12	12		
	Pittosporum tobira 'Wheeler's Dwarf I' / Dwarf Pittosporum	7 gal	12-15" HT			83	47	36	
	Podocarpus macrophyllus 'Pringles' / Pringles Dwarf Podocarpus	7 gal	24-30" HT			227	163	64	
	Podocarpus macrophyllus maxi / Shrubby Yew	7 gal	3-4" HT			25	25		
	Rhapidoxyllum hyattii / Needle Palm	15 gal	3-4" HT			15	11	4	
	Rosa x 'Knockout' TM / Rose	3 gal	18-24" HT			5	5		
	Rosa x 'Malgipio' / Red Dr R Rose	3 gal	12-15" HT			115	68	47	
	Sabal minor / Dwarf Palmetto	3 gal	18-24" HT			234	160	74	
	Viburnum odoratissimum / Sweet Viburnum	15 gal	5-6" HT			8	8		
VINES/SPALERS	BOTANICAL / COMMON NAME	CONT	SIZE	MIN. REQ. SIZE	QTY	L3.1	L3.2		
	Rosa climbing rose 'Constance Spray' / Constance Sp y Climbing Rose	7 gal			2	2			
GROUND COVERS	BOTANICAL / COMMON NAME	CONT	SIZE		SPACING	QTY	L3.1	L3.2	
	Lantana selowiana / T alling Lantana	1 GAL.			18" o.c.	1	1		
	Lantana x 'New Gold' / New Gold Lantana	1 GAL.	6-12" HT		24" o.c.	57	30	27	
	Liriodendron / Giant Liriodendron	1 GAL.	12-18" HT		18" o.c.	354	176	178	
	Liriodendron muscari / Lily Turf	1 gal	12-15" HT		18" o.c.	765	483	282	
	Perennial & Annual Color	-				30 sf	30 sf		
	Tachytanthus a. 'Asiatic' / Asiatic Jasmine	1 gal	6-12" HT		18" o.c.	4,275	2,331	1,944	
SOD/SEED	BOTANICAL / COMMON NAME	CONT	SIZE		SPACING	QTY	L3.1	L3.2	
	Eriochloa ophioides / Cestpede Sod	sod							

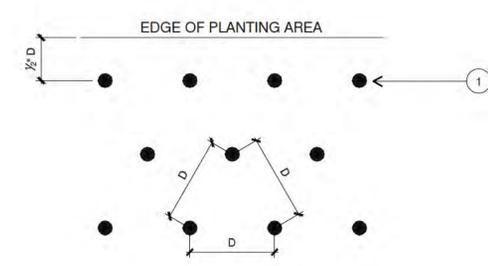


- LEGEND**
- GROUND COVER PLANT- REFER TO PLANTING PLAN FOR SPACING INFORMATION
 - MULCH - REFER TO PLANTING SPECIFICATIONS FOR TYPE AND DEPTH
 - FINISH GRADE
 - TOPSOIL AND NATIVE BACKFILL - REFER TO PLANTING SPECIFICATIONS FOR TYPE AND DEPTH
 - COMPACTED SUBGRADE

1 GROUND COVER



- LEGEND**
- 24" CORDED BLACK RUBBER TREE TIE. LOOP AT TRUNK AND NAIL TO STAKE
 - 2 1/2" DIA. x 12' LONG TREATED LODGEPOLE PINE STAKE
 - 3" LAYER OF MULCH
 - ROOT BALL
 - 3" WATER BASIN
 - FINISH GRADE
 - FERTILIZER TABLET
 - TOPSOIL & NATIVE BACKFILL MIXTURE
 - NATIVE SUBGRADE
- NOTES:**
- SCARIFY ROOT BALLS OF PLANTS WITH CIRCLING ROOTS.
 - HEAVILY ROOT BOUND SHRUBS WILL NOT BE ACCEPTED
 - WHEN OVERHANGING A CIRCULATION ROUTE, MAINTAIN 80" ABOVE THE WALKING SURFACE.



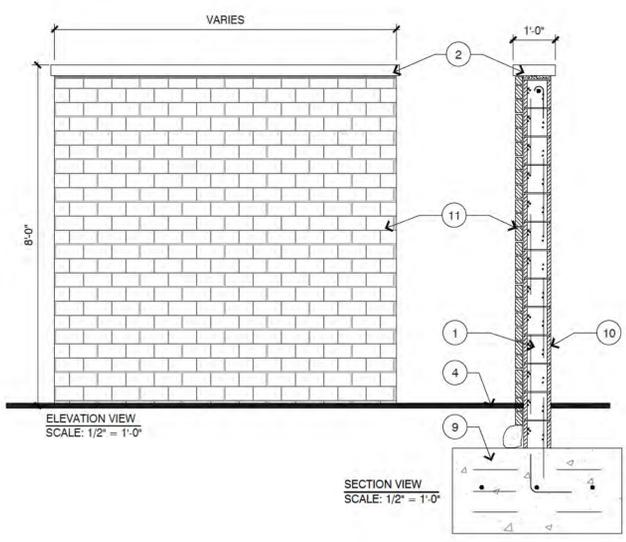
- LEGEND**
- GROUND COVER OR SHRUB PLANTING LOCATION
- NOTE:**
- D - AS NOTED ON PLANTING SCHEDULE

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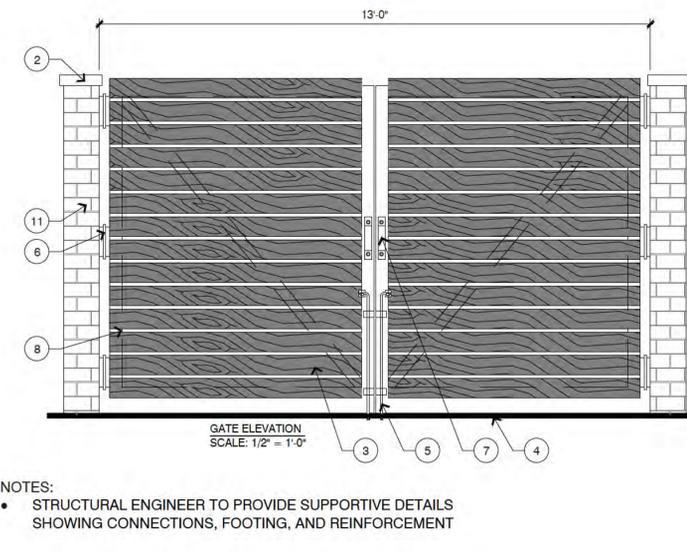
6 OVERALL PLANT SCHEDULE

4 TREE STAKING

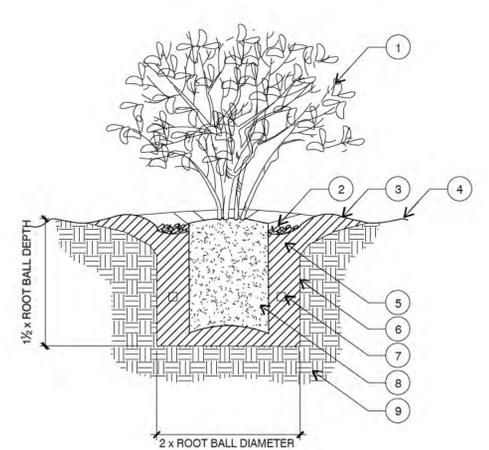
2 SPACING



- LEGEND**
- 8" CMU BLOCK W/ STEEL REINFORCEMENT
 - PRECAST CONCRETE CAP
COLOR: NATURAL GREY
 - 1x6 TREX CLADDING
COLOR: TO BE SELECTED
 - FINISH GRADE
 - POWDER COATED STEEL DROP BAR
COLOR: BLACK
 - POWDER COATED STEEL HINGES
COLOR: BLACK
 - POWDER COATED STEEL HANDLE
COLOR: BLACK
 - 2x3 POWDER COATED ALUMINUM FRAME
COLOR: BLACK
 - REINFORCED CONCRETE FOOTER
 - PARGE FINISH ON INTERIOR WALL ONLY
 - BRICK VENEER
BRICK: TO MATCH ARCHITECTURE



- NOTES:**
- STRUCTURAL ENGINEER TO PROVIDE SUPPORTIVE DETAILS SHOWING CONNECTIONS, FOOTING, AND REINFORCEMENT



- LEGEND**
- SHRUB
 - 3" LAYER OF MULCH
 - 3" WATER BASIN
 - FINISH GRADE
 - TOPSOIL & NATIVE BACKFILL MIXTURE
 - SCARIFY EDGE OF PIT
 - FERTILIZER TABLETS - REFER TO SCHEDULE FOR QUANTITY
 - ROOT BALL
 - NATIVE SUBGRADE
- NOTES:**
- SCARIFY ROOT BALLS OF PLANTS WITH CIRCLING ROOTS.
 - HEAVILY ROOT BOUND SHRUBS WILL NOT BE ACCEPTED

5 RECYCLING AND TRASH COMPACTOR ENCLOSURE

3 SHRUB PLANTING

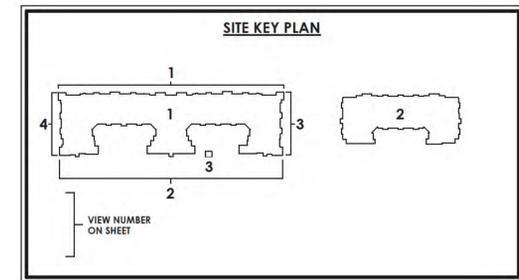
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Revisions
2021-02-09: REVISED PER COW COMMENTS
2021-08-29: REVISED PER CIVIL ENGINEER'S PLANS
2021-08-13: REVISED PER UPDATED PROPERTY LINE
2022-01-26: REVISED PER COW COMMENTS

CLIENT
NEW MARKET - HANOVER, LP
3284 NORTHSIDE PARKWAY, NW SUITE 105
ATLANTA, GA 30327
770-635-3390

PROJECT
FLATS AT HANOVER CENTER
3500 PARK AVENUE
WILMINGTON, NC
LANDSCAPE PLAN

PERMIT PLAN SET
Date: 2020-09-16
Phase:
Job Number: 900-01
Designed by: MLD
Drawn by: RJB
Checked by: JWM
Sheet Title: DETAILS



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BLDG 1 - OVERALL ELEVATIONS

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3 BLDG 1 - OVERALL EAST ELEVATION
1/16" = 1'-0"



4 BLDG 1 - OVERALL WEST ELEVATION
1/16" = 1'-0"



2 BLDG 1 - OVERALL SOUTH ELEVATION
3/64" = 1'-0"



1 BLDG 1 - OVERALL NORTH ELEVATION
3/64" = 1'-0"



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<ul style="list-style-type: none"> EXTERIOR MATERIALS, DETAILING AND COLORS TO WRAP AT ALL EXTERIOR CORNERS AND TERMINATE AT THE INSIDE CORNER U.N.O. CONTROL JOINTS SHOULD OCCUR AT INSIDE CORNERS AS NEEDED TO MEET BRICK INDUSTRY ASSOCIATION STANDARDS. EXTEND UP ENTIRE MASONRY VENEER FACE U.N.O. SEAL ALL WALL PENETRATIONS WITH MEMBRANE FLASHING AT SURFACE OF EXTERIOR SHEATHING U.N.O. SEE WATERPROOFING DETAILS. PROVIDE 3/8" JOINT SPACE WITH SEALANT AND AT INTERFACE BETWEEN DISSIMILAR EXTERIOR FINISHES. ALL FIBER CEMENT TO BE PRIMED & PAINTED SMOOTH PANEL WITH FIBER CEMENT TRIM AS NOTED OR LAP SIDING WITH TRIM AS NOTED. PRIME AND PAINT ALL CUT EDGES OF FIBER CEMENT PANELING PRIOR TO INSTALLATION. G.C. TO COORDINATE WITH MEP, ARCH. AND STRUCTURAL TO MATCH DRYER AND EXHAUST VENT LOCATIONS WITH DRAWINGS. VENTS TO BE PAINTED BASED ON ADJACENT FIELD COLORS. ARCH. TO PROVIDE COLORS. ALL VENTS TO BE LOCATED TO THE LEFT OR RIGHT OF WINDOWS NOT DIRECTLY ABOVE UNLESS SHOWN OTHERWISE. COMMERCIAL BUILDING WRAP TO BE USED AT EXTERIOR ENVELOPE TYP. 	<ul style="list-style-type: none"> WHITE (IBD) LIGHT GREY (IBD) ACCENT COLOR (IBD) DARK GREY (IBD) 	<ul style="list-style-type: none"> MODULAR BRICK VENEER (IBD) 	<p>SITE KEY PLAN</p>
<ul style="list-style-type: none"> CONDUCTORS, SCUPPERS & DOWNSPOUTS TO BE PREFINISHED COLOR TO BE SELECTED BY ARCH. PROVIDE SILICONE SEALANTS AT ALL MASONRY CONTROL JOINTS AND WINDOWS/DOORS IN MASONRY. PROVIDE URETHANE SEALANTS AT PANEL CONDITIONS INCLUDING WINDOW/DOORS PERIMETERS (IF ANTICIPATED TO BE PAINTED OTHERWISE SILICONE IS TO BE USED). PROVIDE PREFABRICATED FLASHING COMPONENTS AT DRYER/EXHAUST VENTS. PROVIDE FLASHING AT HORIZONTAL TRANSITIONS BETWEEN WALL FINISHES. REFERENCE CIVIL/LANDSCAPING DRAWINGS FOR ENTRY/PATIO CONNECTIONS AT GRADE. REFERENCE MATERIAL SELECTION ELEVATIONS FOR ALL MATERIAL COLOR AND MASONRY CALLOUTS. 	<ul style="list-style-type: none"> P.C. BOARD AND BATTEN, F.C. WINDOW AND DOOR TRIM P.C. BOARD AND BATTEN, F.C. LAP SIDING P.C. BOARD AND BATTEN, F.C. WINDOW AND DOOR TRIM, METAL CANOPIES TO MATCH P.C. TRIM BETWEEN WINDOWS, F.C. BOARD AND BATTEN, METAL CANOPIES TO MATCH 	<ul style="list-style-type: none"> PRIMARY SILL HEIGHTS FOR WINDOWS ON 2ND - 3RD FLOORS IS 2'-0" U.N.O. WINDOW SILL HEIGHTS ON 1ST FLOOR VARY. SEE WINDOW SCHEDULE FOR SILL HEIGHTS. SILL HEIGHTS FOR WINDOWS OVER KITCHEN COUNTERS IS 3'-6". 36" HIGH ALUMINUM RAILINGS TYP. AT 1ST FLOOR WHERE PATIOS ARE LESS THAN 30" ABOVE GRADE. 48" HIGH ALUMINUM RAILINGS AT POOL COURTYARD. 42" HIGH ALUMINUM RAILINGS TYP. AT ALL 2ND - 4TH FLOOR BALCONIES. TYPICAL MASONRY VENEER IS MODULAR. NON-MASONRY AREAS TO BE FIBER CEMENT BOARD AND BATTEN FIBER CEMENT LAP SIDING WITH AN ALTERNATING 4/7" EXPOSURE OR FIBER CEMENT LAP SIDING WITH 6" EXPOSURE. ALL MASONRY COURSING ALIGNS AT 1ST FLOOR F.F.E. VINYL WINDOWS TYP. TO BE WHITE COLOR TYP. UNIT BALCONY DOORS TO MATCH VINYL WINDOW COLOR SELECTION. CONCRETE BALCONIES TYP. AT ALL UNITS. SEE WINDOW DETAILS FOR DIFFERENTIAL SETTLEMENT NOTES. 	



2 BLDG 1 - NORTH ELEVATION - SEGMENT B
1/8" = 1'-0"



1 BLDG 1 - NORTH ELEVATION - SEGMENT A
1/8" = 1'-0"

FLATS AT HANOVER CENTER
VOLUME 1: CIVIL - LANDSCAPE - ARCHITECTURE - INTERIORS
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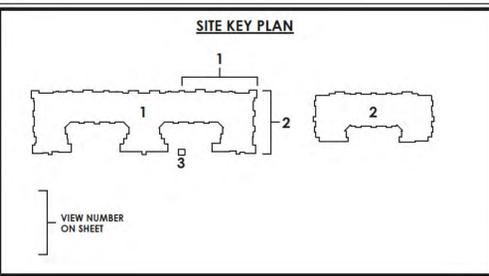
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<ul style="list-style-type: none"> CONDUCTORS, SCUPPERS & DOWNSPOUTS TO BE FINISHED COLOR TO BE SELECTED BY ARCH. PROVIDE SILICONE SEALANTS AT ALL MASONRY CONTROL JOINTS AND WINDOWS/DOORS IN MASONRY. PROVIDE URETHANE SEALANTS AT PANEL CONDITIONS INCLUDING WINDOW/DOORS PERIMETERS (IF ANTICIPATED TO BE PAINTED OTHERWISE SILICONE IS TO BE USED). PROVIDE PREFABRICATED FLASHING COMPONENTS AT DRYER/EXHAUST VENTS. PROVIDE FLASHING AT HORIZONTAL TRANSITIONS BETWEEN WALL FINISHES. REFERENCE CIVIL/LANDSCAPING DRAWINGS FOR ENTRY/PATIO CONNECTIONS AT GRADE. REFERENCE MATERIAL SELECTION ELEVATIONS FOR ALL MATERIAL COLOR AND MASONRY CALLOUTS. 		<ul style="list-style-type: none"> PRIMARY SILL HEIGHTS FOR WINDOWS ON 2ND - 3RD FLOORS IS 7'-0" U.N.O. WINDOW SILL HEIGHTS ON 1ST FLOOR VARY - SEE WINDOW SCHEDULE FOR SILL HEIGHTS. SILL HEIGHTS FOR WINDOWS OVER KITCHEN COUNTERS IS 3'-6". 36" HIGH ALUMINUM RAILINGS TYP. AT 1ST FLOOR WHERE PATIOS ARE LESS THAN 30" ABOVE GRADE. 48" HIGH ALUMINUM RAILINGS AT POOL COURTYARD. 42" HIGH ALUMINUM RAILINGS TYP. AT ALL 2ND - 4TH FLOOR BALCONIES. TYPICAL MASONRY VENEER IS MODULAR. NON-MASONRY AREAS TO BE FIBER CEMENT BOARD AND BATTEN FIBER CEMENT LAP SIDING WITH AN ALTERNATING 4'/7" EXPOSURE OR FIBER CEMENT LAP SIDING WITH 6" EXPOSURE. ALL MASONRY COURSING ALIGNS AT 1ST FLOOR F.F.E. VINYL WINDOWS TYP. TO BE WHITE COLOR TYP. UNIT BALCONY DOORS TO MATCH VINYL WINDOW COLOR SELECTION. CONCRETE BALCONIES TYP. AT ALL UNITS. SEE WINDOW DETAILS FOR DIFFERENTIAL SETTLEMENT NOTES. 	



2 BLDG 1 - EAST ELEVATION
1/8" = 1'-0"



1 BLDG 1 - NORTH ELEVATION - SEGMENT C
1/8" = 1'-0"

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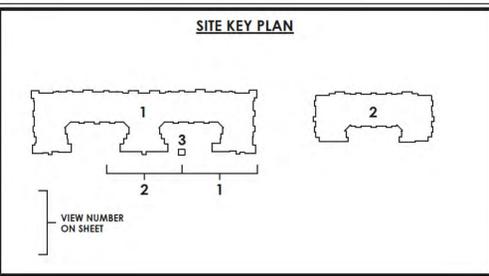
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2) BLDG 1 - SOUTH ELEVATION - SEGMENT B
1/8" = 1'-0"



1) BLDG 1 - SOUTH ELEVATION - SEGMENT C
1/8" = 1'-0"

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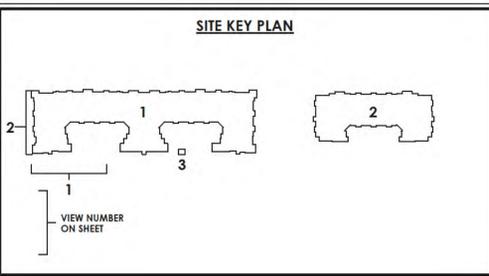
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<ul style="list-style-type: none"> CONDUCTIONS, SCUPPERS & DOWNSPOUTS TO BE PREFINISHED COLOR TO BE SELECTED BY ARCH. PROVIDE SILICONE SEALANTS AT ALL MASONRY CONTROL JOINTS AND WINDOWS/DOORS IN MASONRY. PROVIDE URETHANE SEALANTS AT PANEL CONDITIONS INCLUDING WINDOW/DOORS PERIMETERS (IF ANTICIPATED TO BE PAINTED OTHERWISE SILICONE IS TO BE USED). PROVIDE PREFABRICATED FLASHING COMPONENTS AT DRYER/EXHAUST VENTS. PROVIDE FLASHING AT HORIZONTAL TRANSITIONS BETWEEN WALL FINISHES. REFERENCE CIVIL/LANDSCAPING DRAWINGS FOR ENTRY/PATIO CONNECTIONS AT GRADE. REFERENCE MATERIAL SELECTION ELEVATIONS FOR ALL MATERIAL COLOR AND MASONRY CALLOUTS. 		<ul style="list-style-type: none"> PRIMARY SILL HEIGHTS FOR WINDOWS ON 2ND - 3RD FLOORS IS 2'-0" U.N.O. WINDOW SILL HEIGHTS ON 1ST FLOOR VARY. SEE WINDOW SCHEDULE FOR SILL HEIGHTS. SILL HEIGHTS FOR WINDOWS OVER KITCHEN COUNTERTOPS IS 3'-6". 3/4" HIGH ALUMINUM RAILINGS TYP. AT 1ST FLOOR WHERE PATIOS ARE LESS THAN 30" ABOVE GRADE. 48" HIGH ALUMINUM RAILINGS AT POOL COURTYARD. 42" HIGH ALUMINUM RAILINGS TYP. AT ALL 2ND - 4TH FLOOR BALCONIES. TYPICAL MASONRY VENEER IS MODULAR. NON-MASONRY AREAS TO BE FIBER CEMENT BOARD AND BATTEN FIBER CEMENT LAP SIDING WITH AN ALTERNATING 4'/7" EXPOSURE OR FIBER CEMENT LAP SIDING WITH 6" EXPOSURE. ALL MASONRY COURSING ALIGNS AT 1ST FLOOR F.F.E. VINYL WINDOWS TYP. TO BE WHITE COLOR TYP. UNIT BALCONY DOORS TO MATCH VINYL WINDOW COLOR SELECTION. CONCRETE BALCONIES TYP. AT ALL UNITS. SEE WINDOW DETAILS FOR DIFFERENTIAL SETTLEMENT NOTES. 	



2 BLDG 1 - WEST ELEVATION
1/8" = 1'-0"



1 BLDG 1 - SOUTH ELEVATION - SEGMENT A
1/8" = 1'-0"

FLATS AT HANOVER CENTER
VOLUME 1: CIVIL - LANDSCAPE - ARCHITECTURE - INTERIORS
3500 PARK AVE. WILMINGTON, NC



SEAL REDACTED

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Revisions

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CONSTRUCTION PLANS
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SWP 2022005
BC, ES, CW, MB, BM

BLDG 1 - ENLARGED ELEVATIONS

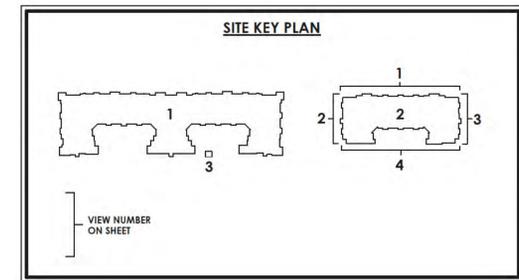
A5.A4

GENERAL NOTES - BUILDING ELEVATIONS		FIBER CEMENT COLOR SELECTIONS	MASONRY COLOR SELECTIONS	SITE KEY PLAN	
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GENERAL NOTES - BUILDING ELEVATIONS		FIBER CEMENT COLOR SELECTIONS	MASONRY COLOR SELECTIONS	SITE KEY PLAN
<ul style="list-style-type: none"> EXTERIOR MATERIALS, DETAILING AND COLORS TO WRAP AT ALL EXTERIOR CORNERS AND TERMINATE AT THE INSIDE CORNER U.N.O. CONTROL JOINTS SHOULD OCCUR AT INSIDE CORNERS AS NEEDED TO MEET BRICK INDUSTRY ASSOCIATION STANDARDS. EXTEND UP ENTIRE MASONRY VENEER FACE U.N.O. SEAL ALL WALL PENETRATIONS WITH MEMBRANE FLASHING AT SURFACE OF EXTERIOR SHEATHING U.N.O. SEE WATERPROOFING DETAILS. PROVIDE 3/8" JOINT SPACE WITH SEALANT AND AT INTERFACE BETWEEN DISSIMILAR EXTERIOR FINISHES. ALL FIBER CEMENT TO BE PRIMED & PAINTED SMOOTH PANEL WITH FIBER CEMENT TRIM AS NOTED OR LAP SIDING WITH TRIM AS NOTED. PRIME AND PAINT ALL CUT EDGES OF FIBER CEMENT PANELING PRIOR TO INSTALLATION. G.C. TO COORDINATE WITH MEP, ARCH. AND STRUCTURAL TO MATCH DRYER AND EXHAUST VENT LOCATIONS WITH DRAWINGS. VENTS TO BE PAINTED BASED ON ADJACENT FIELD COLORS. ARCH. TO PROVIDE COLORS. ALL VENTS TO BE LOCATED TO THE LEFT OR RIGHT OF WINDOWS NOT DIRECTLY ABOVE UNLESS SHOWN OTHERWISE. COMMERCIAL BUILDING WRAP TO BE USED AT EXTERIOR ENVELOPE TYP. 		<ul style="list-style-type: none"> WHITE (TBD) F.C. BOARD AND BATTEN, F.C. WINDOW AND DOOR TRIM LIGHT GREY (TBD) F.C. BOARD AND BATTEN, F.C. LAP SIDING ACCENT COLOR (TBD) F.C. BOARD AND BATTEN, F.C. WINDOW AND DOOR TRIM, METAL CANOPIES TO MATCH DARK GREY (TBD) F.C. TRIM BETWEEN WINDOWS, F.C. BOARD AND BATTEN, METAL CANOPIES TO MATCH 	<ul style="list-style-type: none"> MODULAR BRICK VENEER (TBD) (GENERAL SINGLE - MODULAR GIRT MET) *SEE GIRT WORK 	<p>SITE KEY PLAN</p> <p>VIEW NUMBER ON SHEET</p>
<ul style="list-style-type: none"> CONDUCTORS, SCUPPERS & DOWNSPOUTS TO BE PREFINISHED COLOR TO BE SELECTED BY ARCH. PROVIDE SILICONE SEALANTS AT ALL MASONRY CONTROL JOINTS AND WINDOWS/DOORS IN MASONRY. PROVIDE URETHANE SEALANTS AT PANEL CONDITIONS INCLUDING WINDOW/DOORS PERIMETERS (IF ANTICIPATED TO BE PAINTED OTHERWISE SILICONE IS TO BE USED). PROVIDE PREFABRICATED FLASHING COMPONENTS AT DRYER/EXHAUST VENTS. PROVIDE FLASHING AT HORIZONTAL TRANSITIONS BETWEEN WALL FINISHES. REFERENCE CIVIL/LANDSCAPING DRAWINGS FOR ENTRY/PATIO CONNECTIONS AT GRADE. REFERENCE MATERIAL SELECTION ELEVATIONS FOR ALL MATERIAL COLOR AND MASONRY CALLOUTS. 		<ul style="list-style-type: none"> PRIMARY SILL HEIGHTS FOR WINDOWS ON 2ND - 3RD FLOORS IS 2'-0" U.N.O. WINDOW SILL HEIGHTS ON 1ST FLOOR VARY. SEE WINDOW SCHEDULE FOR SILL HEIGHTS. SILL HEIGHTS FOR WINDOWS OVER KITCHEN COUNTERS IS 3'-6". 36" HIGH ALUMINUM RAILINGS TYP. AT 1ST FLOOR WHERE PATIOS ARE LESS THAN 30" ABOVE GRADE. 48" HIGH ALUMINUM RAILINGS AT POOL COURTYARD. 42" HIGH ALUMINUM RAILINGS TYP. AT ALL 2ND - 4TH FLOOR BALCONIES. TYPICAL MASONRY VENEER IS MODULAR. NON-MASONRY AREAS TO BE FIBER CEMENT BOARD AND BATTEN FIBER CEMENT LAP SIDING WITH AN ALTERNATING 4/7" EXPOSURE OR FIBER CEMENT LAP SIDING WITH 6" EXPOSURE. ALL MASONRY COURSING ALIGNS AT 1ST FLOOR F.F.E. VINYL WINDOWS TYP. TO BE WHITE COLOR TYP. UNIT BALCONY DOORS TO MATCH VINYL WINDOW COLOR SELECTION. CONCRETE BALCONIES TYP. AT ALL UNITS. SEE WINDOW DETAILS FOR DIFFERENTIAL SETTLEMENT NOTES. 		





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④ BLDG 2 - OVERALL SOUTH ELEVATION
 1/16" = 1'-0"



② BLDG 2 - OVERALL WEST ELEVATION
 1/16" = 1'-0"



③ BLDG 2 - OVERALL EAST ELEVATION
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① BLDG 2 - OVERALL NORTH ELEVATION
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FLATS AT HANOVER CENTER
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 SWP 2022005
 BC, ES, CW, MB, BM

BLDG 2 - OVERALL ELEVATIONS

A5.B0

GENERAL NOTES - BUILDING ELEVATIONS		FIBER CEMENT COLOR SELECTIONS	MASONRY COLOR SELECTIONS	SITE KEY PLAN
<ul style="list-style-type: none"> EXTERIOR MATERIALS, DETAILING AND COLORS TO WRAP AT ALL EXTERIOR CORNERS AND TERMINATE AT THE INSIDE CORNER U.N.O. CONTROL JOINTS SHOULD OCCUR AT INSIDE CORNERS AS NEEDED TO MEET BRICK INDUSTRY ASSOCIATION STANDARDS. EXTEND UP ENTIRE MASONRY VENEER FACE U.N.O. SEAL ALL WALL PENETRATIONS WITH MEMBRANE FLASHING AT SURFACE OF EXTERIOR SHEATHING U.N.O. SEE WATERPROOFING DETAILS. PROVIDE 3/8" JOINT SPACE WITH SEALANT AND AT INTERFACE BETWEEN DISSIMILAR EXTERIOR FINISHES. ALL FIBER CEMENT TO BE PRIMED & PAINTED SMOOTH PANEL WITH FIBER CEMENT TRIM AS NOTED OR LAP SIDING WITH TRIM AS NOTED. PRIME AND PAINT ALL CUT EDGES OF FIBER CEMENT PANELING PRIOR TO INSTALLATION. G.C. TO COORDINATE WITH MEP, ARCH. AND STRUCTURAL TO MATCH DRYER AND EXHAUST VENT LOCATIONS WITH DRAWINGS. VENTS TO BE PAINTED BASED ON ADJACENT FIELD COLORS. ARCH. TO PROVIDE COLORS. ALL VENTS TO BE LOCATED TO THE LEFT OR RIGHT OF WINDOWS NOT DIRECTLY ABOVE UNLESS SHOWN OTHERWISE. COMMERCIAL BUILDING WRAP TO BE USED AT EXTERIOR ENVELOPE TYP. 	<ul style="list-style-type: none"> CONDUCTORS, SCUPPERS & DOWNSPOUTS TO BE PREFINISHED COLOR TO BE SELECTED BY ARCH. PROVIDE SILICONE SEALANTS AT ALL MASONRY CONTROL JOINTS AND WINDOWS/DOORS IN MASONRY. PROVIDE URETHANE SEALANTS AT PANEL CONDITIONS INCLUDING WINDOW/DOORS PERIMETERS (IF ANTICIPATED TO BE PAINTED OTHERWISE SILICONE IS TO BE USED). PROVIDE PREFABRICATED FLASHING COMPONENTS AT DRYER/EXHAUST VENTS. PROVIDE FLASHING AT HORIZONTAL TRANSITIONS BETWEEN WALL FINISHES. REFERENCE CIVIL/LANDSCAPING DRAWINGS FOR ENTRY/PATIO CONNECTIONS AT GRADE. REFERENCE MATERIAL SELECTION ELEVATIONS FOR ALL MATERIAL COLOR AND MASONRY CALLOUTS. 	<ul style="list-style-type: none"> WHITE (fbd) ACCENT COLOR (fbd) DARK GREY (fbd) 	<ul style="list-style-type: none"> MODULAR BRICK VENEER (fbd) 	



GENERAL NOTES - BUILDING ELEVATIONS		FIBER CEMENT COLOR SELECTIONS	MASONRY COLOR SELECTIONS	SITE KEY PLAN
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2 BLDG 2 - EAST ELEVATION
1/8" = 1'-0"



1 BLDG 2 - WEST ELEVATION
1/8" = 1'-0"

FLATS AT HANOVER CENTER
VOLUME 1: CIVIL - LANDSCAPE - ARCHITECTURE - INTERIORS
WILMINGTON, NC



SEAL REDACTED

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FLATS AT HANOVER CENTER
CONSTRUCTION PLANS
APPROVED 1/27/22
SWP 2022005
BC, ES, CW, MB, BM

BLDG 2 - ELARGED ELEVATIONS

A5.B2

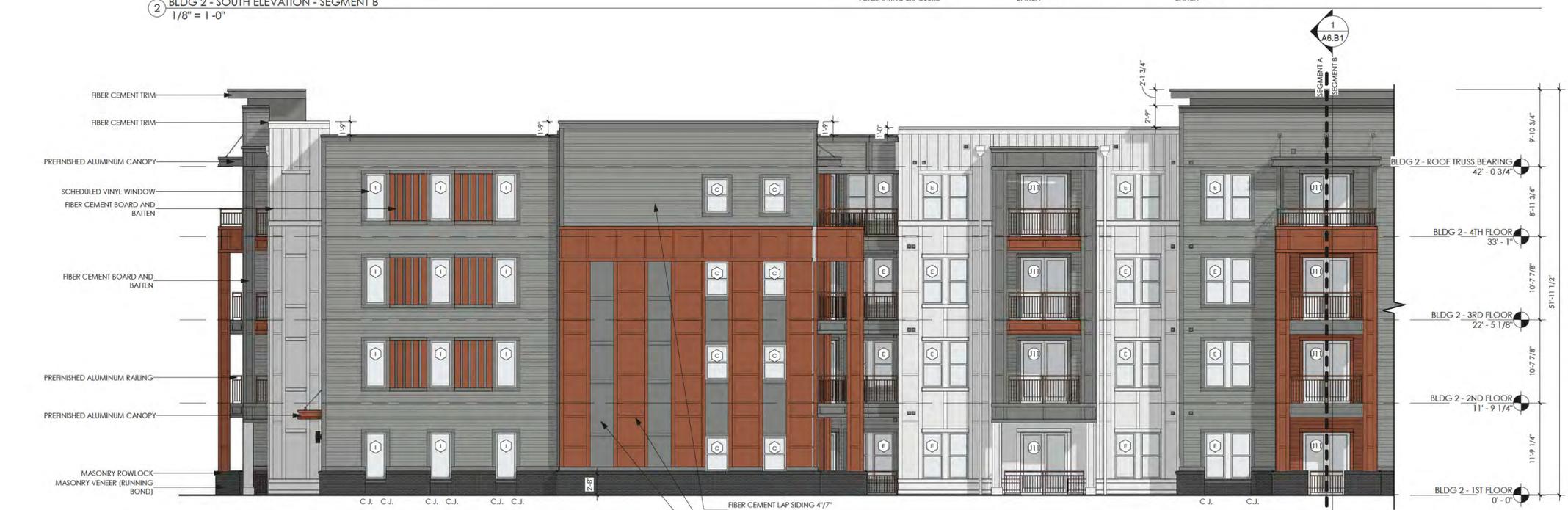
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2 BLDG 2 - SOUTH ELEVATION - SEGMENT B
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1 BLDG 2 - SOUTH ELEVATION - SEGMENT A
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BLDG 2 - ENLARGED ELEVATIONS

A5.B3

GENERAL NOTES - BUILDING ELEVATIONS		FIBER CEMENT COLOR SELECTIONS	MASONRY COLOR SELECTIONS	SITE KEY PLAN
<ul style="list-style-type: none"> EXTERIOR MATERIALS, DETAILING AND COLORS TO WRAP AT ALL EXTERIOR CORNERS AND TERMINATE AT THE INSIDE CORNER U.N.O. CONTROL JOINTS SHOULD OCCUR AT INSIDE CORNERS AS NEEDED TO MEET BRICK INDUSTRY ASSOCIATION STANDARDS. EXTEND UP ENTIRE MASONRY VENEER FACE U.N.O. SEAL ALL WALL PENETRATIONS WITH MEMBRANE FLASHING AT SURFACE OF EXTERIOR SHEATHING U.N.O. SEE WATERPROOFING DETAILS. PROVIDE 3/8" JOINT SPACE WITH SEALANT AND AT INTERFACE BETWEEN DISSIMILAR EXTERIOR FINISHES. ALL FIBER CEMENT TO BE PRIMED & PAINTED SMOOTH PANEL WITH FIBER CEMENT TRIM AS NOTED OR LAP SIDING WITH TRIM AS NOTED. PRIME AND PAINT ALL CUT EDGES OF FIBER CEMENT PANELING PRIOR TO INSTALLATION. G.C. TO COORDINATE WITH MEP, ARCH. AND STRUCTURAL TO MATCH DRYER AND EXHAUST VENT LOCATIONS WITH DRAWINGS. VENTS TO BE PAINTED BASED ON ADJACENT FIELD COLORS. ARCH. TO PROVIDE COLORS. ALL VENTS TO BE LOCATED TO THE LEFT OR RIGHT OF WINDOWS NOT DIRECTLY ABOVE UNLESS SHOWN OTHERWISE. COMMERCIAL BUILDING WRAP TO BE USED AT EXTERIOR ENVELOPE TYP. 		<ul style="list-style-type: none"> WHITE (TBD) <small>F.C. BOARD AND BATTEN, F.C. WINDOW AND DOOR TRIM</small> LIGHT GREY (TBD) <small>F.C. BOARD AND BATTEN, F.C. LAP SIDING</small> ACCENT COLOR (TBD) <small>F.C. BOARD AND BATTEN, F.C. WINDOW AND DOOR TRIM, METAL CANOPIES TO MATCH</small> DARK GREY (TBD) <small>F.C. TRIM BETWEEN WINDOWS, F.C. BOARD AND BATTEN, METAL CANOPIES TO MATCH</small> 	<ul style="list-style-type: none"> MODULAR BRICK VENEER (TBD) <small>(GENERAL SINGLE - MODULAR GIFT MET) TRADE SPEC REQUIRED</small> 	<p>SITE KEY PLAN</p> <p>VIEW NUMBER ON SHEET</p>
<ul style="list-style-type: none"> CONDUCTIONS, SCUPPERS & DOWNSPOUTS TO BE PREFINISHED COLOR TO BE SELECTED BY ARCH. PROVIDE SILICONE SEALANTS AT ALL MASONRY CONTROL JOINTS AND WINDOWS/DOORS IN MASONRY. PROVIDE URETHANE SEALANTS AT PANEL CONDITIONS INCLUDING WINDOW/DOORS PERIMETERS (IF ANTICIPATED TO BE PAINTED OTHERWISE SILICONE IS TO BE USED). PROVIDE PREFABRICATED FLASHING COMPONENTS AT DRYER/EXHAUST VENTS. PROVIDE FLASHING AT HORIZONTAL TRANSITIONS BETWEEN WALL FINISHES. REFERENCE CIVIL/LANDSCAPING DRAWINGS FOR ENTRY/PATIO CONNECTIONS AT GRADE. REFERENCE MATERIAL SELECTION ELEVATIONS FOR ALL MATERIAL COLOR AND MASONRY CALLOUTS. 		<ul style="list-style-type: none"> PRIMARY SILL HEIGHTS FOR WINDOWS ON 2ND - 3RD FLOORS IS 2'-0" U.N.O. WINDOW SILL HEIGHTS ON 1ST FLOOR VARY. SEE WINDOW SCHEDULE FOR SILL HEIGHTS. SILL HEIGHTS FOR WINDOWS OVER KITCHEN COUNTERS IS 3'-6". 3/4" HIGH ALUMINUM RAILINGS TYP. AT 1ST FLOOR WHERE PATIOS ARE LESS THAN 30" ABOVE GRADE. 48" HIGH ALUMINUM RAILINGS AT POOL COURTYARD. 42" HIGH ALUMINUM RAILINGS TYP. AT ALL 2ND - 4TH FLOOR BALCONIES. TYPICAL MASONRY VENEER IS MODULAR. NON-MASONRY AREAS TO BE FIBER CEMENT BOARD AND BATTEN FIBER CEMENT LAP SIDING WITH AN ALTERNATING 4/7" EXPOSURE OR FIBER CEMENT LAP SIDING WITH 6" EXPOSURE. ALL MASONRY COURSING ALIGNS AT 1ST FLOOR F.F.E. VINYL WINDOWS TYP. TO BE WHITE COLOR TYP. UNIT BALCONY DOORS TO MATCH VINYL WINDOW COLOR SELECTION. CONCRETE BALCONIES TYP. AT ALL UNITS. SEE WINDOW DETAILS FOR DIFFERENTIAL SETTLEMENT NOTES. 		

