

WILM. HOUSING AUTHORITY
DB:869 @ PG:411
ZONING: HD-R
USE: APARTMENTS

SUSPENDED CROSSWALK
CAUTION LIGHTS & SIGN

6" W

8" SW

EX. STOP SIGN

DONALD PIKE GAIL REV. TRUST
DB:5706 @ PG:897
ZONING: UMX
USE: NEIGHBORHOOD RETAIL

EX. NO PARKING SIGN

S. Front Street
66' Public Right-of-Way

EX. STREET SIGN

ROBERT CARPENTER
DB:5884 @ PG:228
ZONING: UMX
USE: RESIDENTIAL

OPEN CUT & PATCH.
REMOVE AND REPLACE
BRICK PER CITY STD.
DETAILS.

REMOVE EX. WATER &
SEWER SERVICES.
INSTALL NEW SERVICES
IN SAME TRENCH.

REMOVE EX.
CONC. DRIVE

REMOVE & REPLACE
EX. RAMPS WITH NEW
RAMPS PER CITY
STD. ADA DETAILS

EX. CURB

EX. TREE TO
BE REMOVED

ASSUMED BM=100.00
PK NAIL IN CONC.

S 87°00'00" W-70.0'

EX. SIDEWALK

N 03°00'00" W-66.0'

EX. 1-STORY CMU
TO BE DEMOLISHED
AND REMOVED
1,463 SF

TREE PROTECTION FENCING

EX. 6' BLOCK PRIVACY
WALL TO REMAIN

REMOVE
EX. CONC.
INSIDE EX.
WALL

EX. GRAVEL
COURTYARD
TO BE
REMOVED
805 SF

ROBERT CARPENTER
DB:5884 @ PG:228
ZONING: UMX
USE: RESIDENTIAL

EX. STUCCO &
METAL IRON WALLS

REMOVE EX. CONC.
DRIVE TO ASPHALT.
CUT BACK SIDEWALK
TO 5' WIDTH TO
ALLOW FOR LOADING/
PARKING ZONE AND
TRENCH DRAIN.

DONALD PIKE GAIL REV. TRUST
DB:5706 @ PG:897
ZONING: UMX
USE: OFFICE/PROFESSIONAL

RECEIVED
By waltonj at 9:59 am, Jan 07, 2021

LEGEND

- ⊗ WATER VALVE
- WATER METER
- TRASH CART
- ⊙ MANHOLE
- ⊕ BIKE RACK
- D.S. ⓪ DOWNSPOUT
- FLOW ARROW
- SF- SILT FENCE
- - - LIMITS OF DISTURBANCE



SITE DATA TABLE	
PIN	R05409-016-002-000
ADDRESS	601 SOUTH FRONT ST. WILMINGTON, NC 28401
TELEPHONE	910-352-6256
EMAIL ADDRESS	hodgkinsgrace@gmail.com
ZONING	UMX
OWNER	GRACE HODGKINS
ADDRESS	601 SOUTH FRONT ST. WILMINGTON, NC 28401
ACREAGE	0.1 AC (4,620 SF)
SETBACKS REQUIRED / PROVIDED	0' ALL SIDES/SIDES: 12'; 7.8'; FRT: 8.8'; BACK: 19.9'
ON-SITE QUANTITIES	
EX. BLDG (FOOTPRINT - BUILDING LOT COVERAGE)	1,463 SF = 0.03 AC (32%)
EX. CONCRETE	1,922 SF = 0.04 AC (42%)
EX. GRAVEL	805 SF = 0.02 AC (19%)
TOTAL EX. IMPERVIOUS	4,190 SF = 0.10 AC (92%)
EX. CONCRETE TO BE REMOVED	1,825 SF = 0.04 AC (20%)
EX. BUILDING TO BE REMOVED	1,463 SF = 0.03 AC (32%)
EX. GRAVEL TO BE REMOVED	805 SF = 0.02 AC (19%)
TOTAL EX. IMPERVIOUS TO BE REMOVED	4,093 SF = 0.09 AC (88%)
PROPOSED 2-STORY BUILDING (FOOTPRINT)	1,740 SF = 0.04 AC (38%)
PROPOSED CONCRETE SIDEWALK	85 SF = 0.001 AC (1%)
PROPOSED CONCRETE DRIVE	398 SF = 0.01 AC (1%)
PROPOSED CONCRETE FRONT/SIDE OF HOUSE	840 SF = 0.02 AC (21%)
TOTAL PROPOSED IMPERVIOUS	3,063 SF = 0.07 AC (65%)
PERVIOUS GRAVEL COURTYARD	1,037 SF = 0.02 AC (21%)
TOTAL SITE BUILT-UPON AREA	4,097 SF = 0.09 AC (88%)
OFF-SITE QUANTITIES	
EX. CONCRETE TO BE REMOVED	648 SF = 0.01 AC
TOTAL EX. IMPERVIOUS TO BE REMOVED	648 SF = 0.01 AC
PROPOSED CONCRETE DRIVE WITHIN R/W	112 SF = 0.01 AC
PROPOSED ASPHALT LOADING ZONE	451 SF = 0.01 AC
TOTAL EX. IMPERVIOUS TO BE REMOVED (OFF SITE)	563 SF = 0.01 AC
TOTAL DISTURBED AREA	6,927 SF = 0.16 AC
FIRST FLOOR (APARTMENT - 1BR)	954 SF
FIRST FLOOR (RETAIL)	754 SF
SECOND FLOOR (RESIDENCE - 2BR)	1,478 SF
BUILDING HEIGHT	34
EXISTING PARKING	0 SPACES
PARKING REQUIRED	NONE (1945 CORPORATE LIMITS)
EX. PROTECTED TREES ON SITE / PRESERVED	2 / 2
STREET TREES REQUIRED / PROVIDED	3 / 3
CAMA LAND USE DESIGNATION	URBAN
USDA SOIL CLASSIFICATION - ENTIRE SITE	KURB-URBAN LAND
FEMA FLOOD ZONE X	FEMA MAP PANEL 3720311700L
CAPE FEAR RIVER BASIN	NORTHEAST CAPE FEAR RIVER, CLASS SC,S,W
BUILDING CONSTRUCTION TYPE	V-B
ESTIMATED TRIP GENERATION	
RESIDENTIAL	13 TOTAL, 10AM PEAK, 20PM PEAK
COMMERCIAL	16 TOTAL, 10AM PEAK, 10PM PEAK

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

Approved Construction Plan
Name _____ Date _____
Planning _____
Traffic _____
Fire _____

FOR REGULATORY REVIEW - NOT FOR CONSTRUCTION

601 SOUTH FRONT STREET
GRACE HODGKINS RESIDENCE
WILMINGTON NEW HANOVER NORTH CAROLINA
DATE: 12/29/20
Scale: 1"=30'
Drawn: NNC
Checked: WSL
Project No: GH0120
Sheet No: C1
RIGHT ANGLE ENGINEERING, P.C.
212 PRINCESS STREET
WILMINGTON, NC 28401 FIRM# C-0829
(910) 251-8544 FAX (910) 251-2208 FIRM: C-0829

REV NO.	DESCRIPTION	DATE



WILM. HOUSING AUTHORITY
DB:869 @ PG:411
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SUSPENDED CROSSWALK
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DB:5706 @ PG:897
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EX. STREET SIGN

ROBERT CARPENTER
DB:5884 @ PG:228
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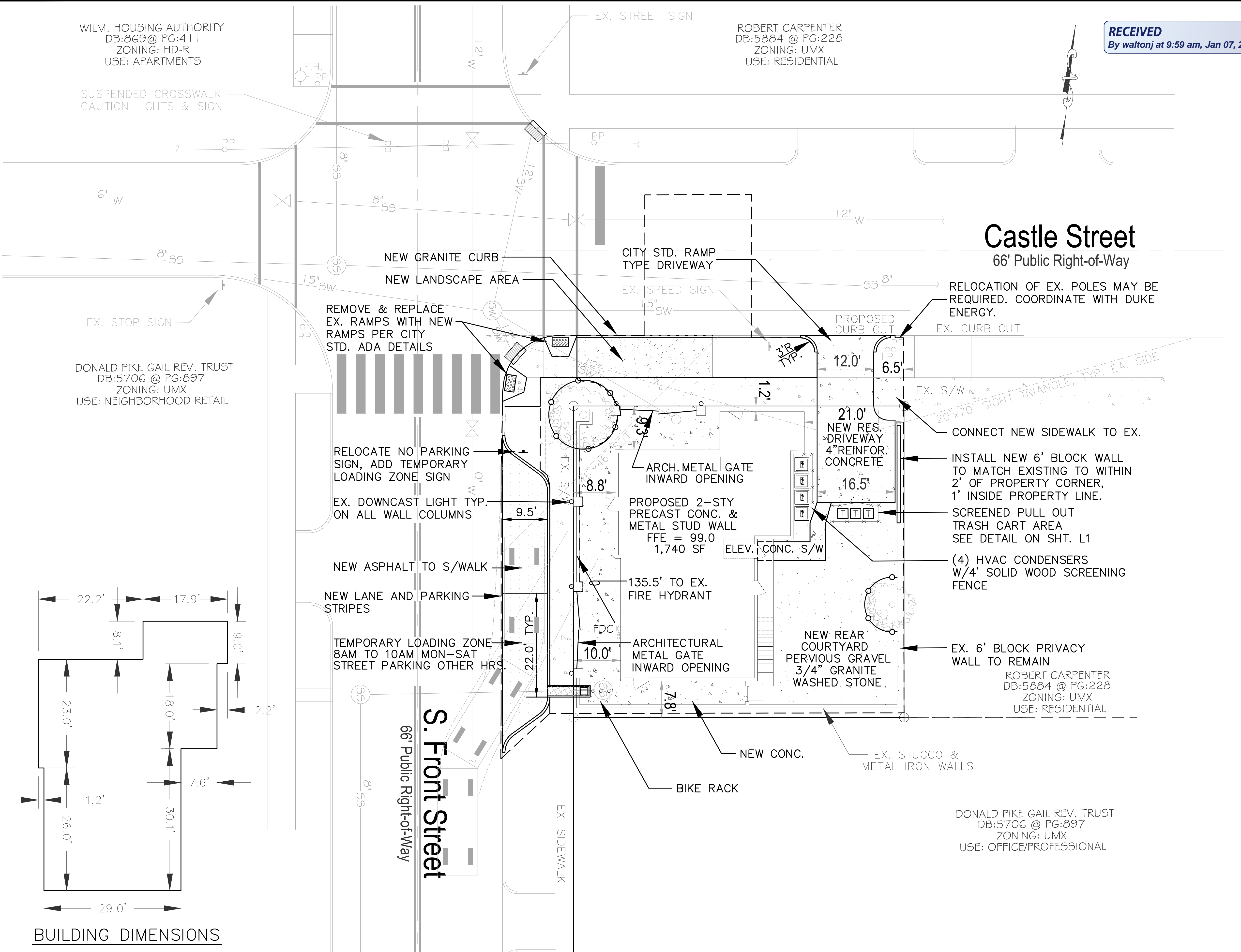
RECEIVED
By waltonj at 9:59 am, Jan 07, 2021

LEGEND

- ⊗ WATER VALVE
- ⊙ WATER METER
- TRASH CART
- ⊙ MH MANHOLE
- ⊙ BIKE RACK
- ⊙ D.S. DOWNSPOUT
- FLOW ARROW
- SF SILT FENCE
- - - LIMITS OF DISTURBANCE

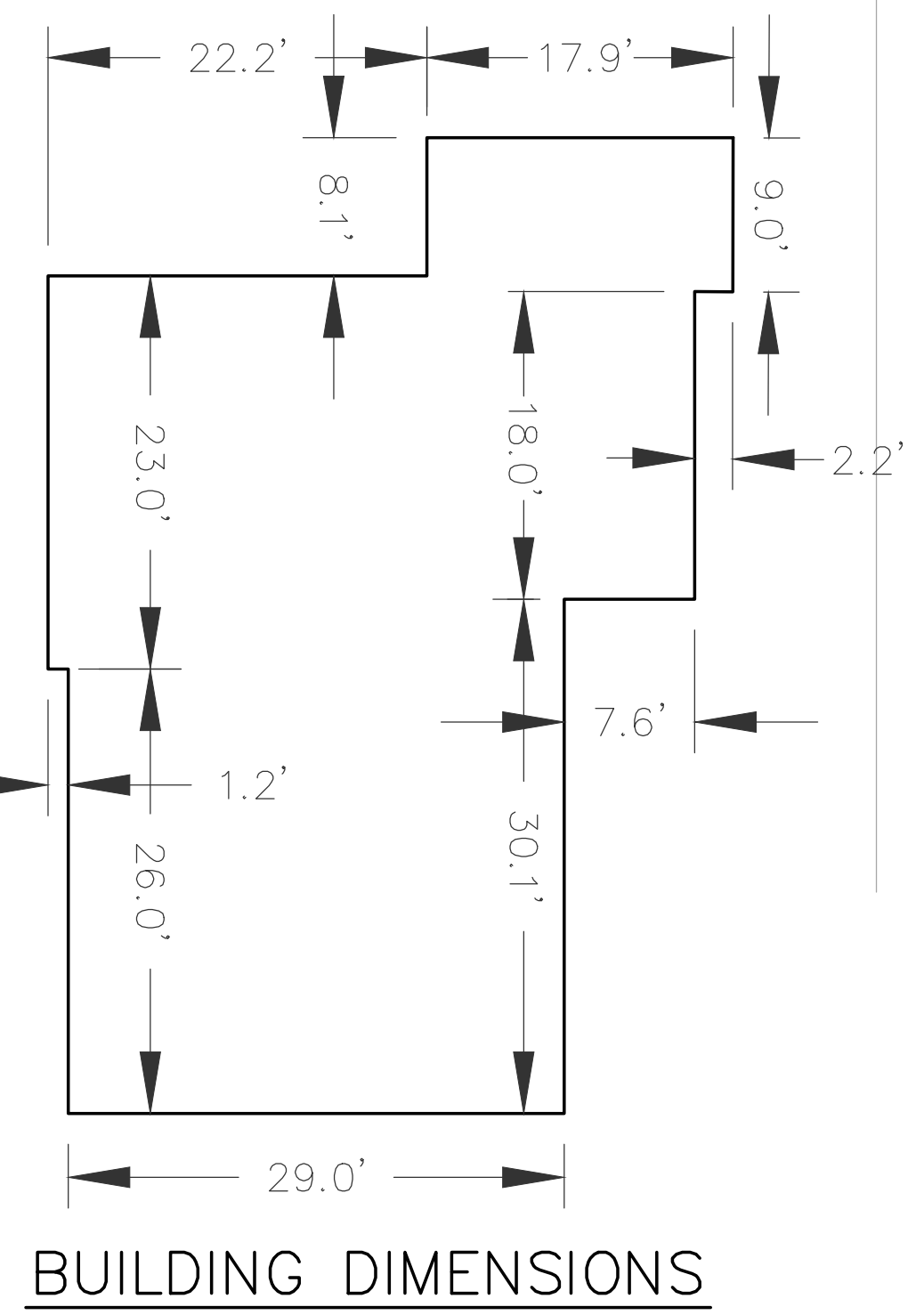


Castle Street
66' Public Right-of-Way



SITE DATA TABLE	
PIN	RO5409-016-002-000
ADDRESS	601 SOUTH FRONT ST. WILMINGTON, NC 28401
TELEPHONE	910-352-6256
EMAIL ADDRESS	robertcarpenter@gmail.com
ZONING	UMX
OWNER	GRACE HODGKINS
ADDRESS	601 SOUTH FRONT ST. WILMINGTON, NC 28401
ACREAGE	0.1 AC (4,620 SF)
SETBACKS REQUIRED / PROVIDED	0' ALL SIDES/SIDES: 1.2', 7.8', FRT: 8.8', BACK: 19.9'
ON-SITE QUANTITIES	
EX. BLDG (FOOTPRINT - BUILDING LOT COVERAGE)	1,463 SF = 0.03 AC (32%)
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EXISTING PARKING	0 SPACES
PARKING REQUIRED	NONE (1945 CORPORATE LIMITS)
EX. PROTECTED TREES ON SITE / PRESERVED	2 / 2
STREET TREES REQUIRED / PROVIDED	3 / 3
CAMA LAND USE DESIGNATION	URBAN
USDA SOIL CLASSIFICATION - ENTIRE SITE	KUREB-URBAN LAND
FEMA FLOOD ZONE X	FEMA MAP PANEL 372031700L
CAPE FEAR RIVER BASIN	NORTHEAST CAPE FEAR RIVER, CLASS SCJsw
BUILDING CONSTRUCTION TYPE	V-B
ESTIMATED TRIP GENERATION	
RESIDENTIAL	13 TOTAL, 10AM PEAK, 20PM PEAK
COMMERCIAL	16 TOTAL, 10AM PEAK, 10PM PEAK

- FIRE & LIFE SAFETY NOTES:**
- Contractor shall maintain an all-weather access for emergency vehicles at all times during construction
 - A hydrant must be within 150' of the FDC (measured as the truck drives for practical use)
 - FDC must be within 40' of fire apparatus placement
 - Landscaping or parking cannot block or impede the FDC or fire hydrants. A 3-foot clear space shall be maintained around the circumference of the hydrant and FDC
 - Additional fire protection and/or accessibility requirements may be required due to any special circumstances concerning the project.
 - Private Underground Fire Lines require a separate underground fire line permit from the Wilmington Fire and Life Safety Division 910-343-0696
 - Contractor shall submit a Radio Signal Strength Study for all commercial buildings that demonstrates that existing emergency responder radio signal levels meet the requirements of Section 510 of the 2018 NC Fire Code.
 - All isolation valves within the "Hot Box" and between the "Hot Box" and the riser room, must be electrically supervised.
 - 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.
- GENERAL NOTES:**
1. Any broken or missing sidewalk panels, driveway panels and curbing will be replaced to match existing.
 2. Contact 811 prior to contacting City of Wilmington, Traffic Engineering regarding the location in ROW.
 3. Contact Traffic Engineering at (910) 341-7888 to discuss street lighting options.
 4. All site lighting shall be located, angled, shielded and/or limited in intensity so as to cast no direct light upon adjacent properties, shall minimize off-site backlighting glare and up-lighting. Light posts shall be no taller than twelve (12) feet.
 5. The submitted plat reflects parking, loading/unloading zones, and/or other site-specific requirements that are located partially or entirely in City owned right-of-way. Nothing in this plat conveys any title, easement, encroachment, ownership interest, or other property interest in the City owned right-of-way to the developer or property owner. These areas are not guaranteed for the perpetual uses of the developer or owner and may be converted or changed to other right-of-way purposes consistent with the City's needs.
 6. Please coordinate with City Traffic Signs and Markings Manager prior to installation of any signs or markings in public ROW.



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

Date: _____ Permit # _____

Signed: _____

Approved Construction Plan

Name	Date
Planning	
Traffic	
Fire	



FOR REGULATORY REVIEW - NOT FOR CONSTRUCTION

REV. NO.	DESCRIPTION	DATE

601 SOUTH FRONT STREET
GRACE HODGKINS RESIDENCE

WILMINGTON NEW HANOVER NORTH CAROLINA

SITE PLAN

RIGHT ANGLE ENGINEERING, P.C.
212 PRINCESS STREET
WILMINGTON, NC 28401 FIRM# C-0829
(910) 251-8544 FAX (910) 251-2208 FIRM: C-0829

DATE: 12/29/20
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Project No: GH0120
Sheet No: C2

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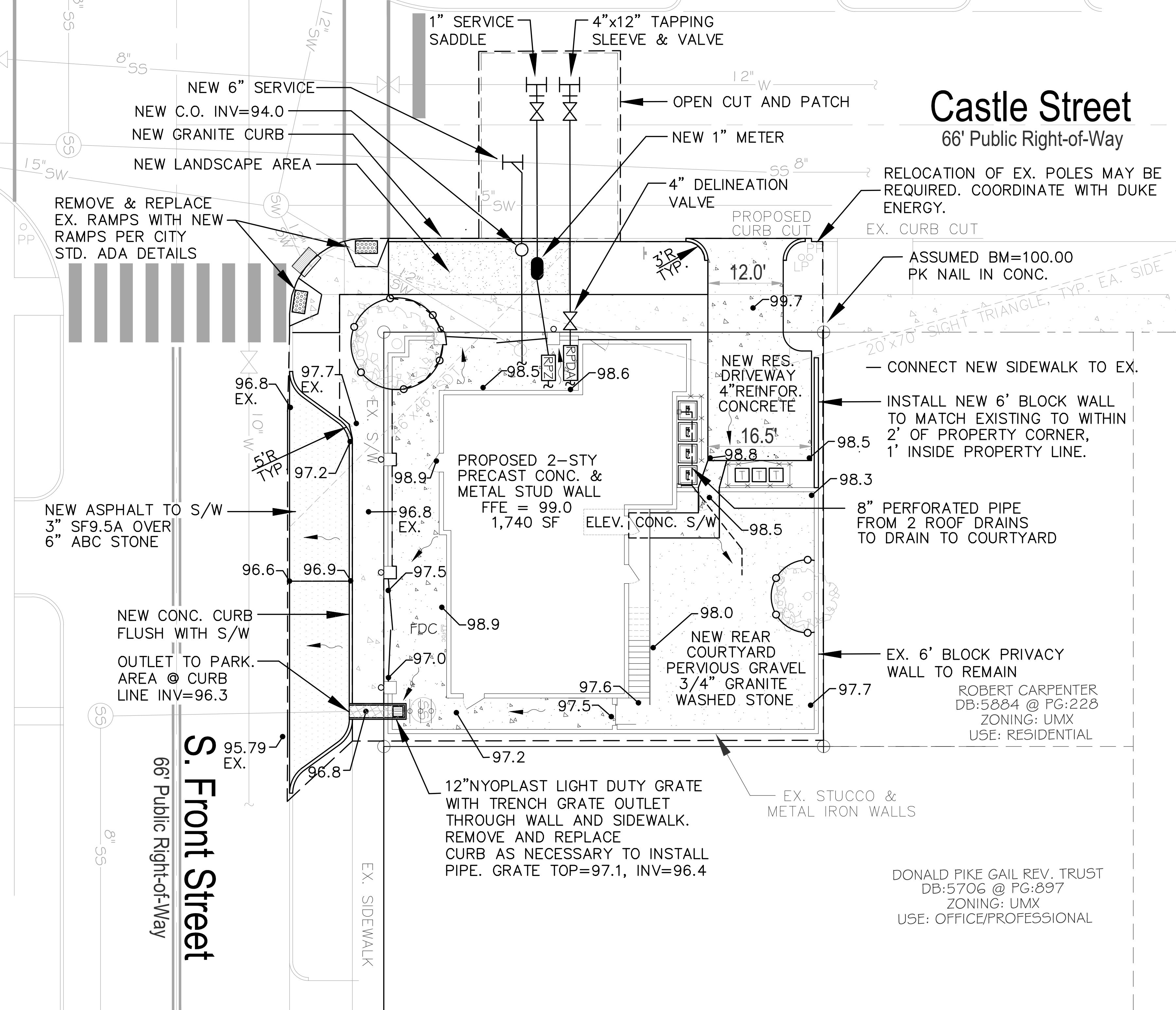
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FEMA FLOOD ZONE X	FEMA MAP PANEL 3720311700L
CAPE FEAR RIVER BASIN	NORTHEAST CAPE FEAR RIVER, CLASS SC;S;W
BUILDING CONSTRUCTION TYPE	V-B
ESTIMATED TRIP GENERATION	
RESIDENTIAL	13 TOTAL, 10AM PEAK, 20PM PEAK
COMMERCIAL	16 TOTAL, 10AM PEAK, 18PM PEAK

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

Approved Construction Plan

Name	Date
Planning	
Traffic	
Fire	



FOR REGULATORY REVIEW - NOT FOR CONSTRUCTION

REV. NO.	DESCRIPTION	DATE

PLAN
GRACE HODGKINS RESIDENCE
WILMINGTON NEW HANOVER NORTH CAROLINA

DATE: 12/29/20
Scale: 1"=10'
Drawn: NNC
Checked: WSL
Project No: GH0120
Sheet No: C3

UTILITY AND DRAINAGE PLAN

RIGHT ANGLE ENGINEERING, P.C.
212 PRINCESS STREET
WILMINGTON, NC 28401 FIRM# C-0829
(910) 251-8544 FAX (910) 251-2208 FIRM: C-0829

VEGETATION PLAN

- AFTER COMPLETE STABILIZATION OF THE ENTIRE COVERED AREA, TOP COVER SOILS WILL BE ROUGHENED BY MAKING 1"-2" DEEP GROOVES PERPENDICULAR TO THE SLOPE.
- SPREAD LIME (AGRICULTURAL LIMESTONE) EVENLY OVER THE AREA AT A RATE OF 1.5 TONS/ACRES; SPREAD 10-10-10 FERTILIZER AT THE RATE SPECIFIED AND INCORPORATE INTO THE TOP 6" OF SOIL.
- LOOSEN SURFACE PRIOR TO APPLYING SEED/SOD.
- BROADCAST/INSTALL SEED/SOD AT RECOMMENDED RATES.
- RAKE SEED INTO THE SOIL AND LIGHTLY PACK SEED/SOD TO ESTABLISH GOOD CONTACT.
- IF SEEDING, MULCH WITH 4000 LB/ACRE GRAIN STRAW OR EQUIVALENT AND ANCHOR BY WEIGHTED FARM DISC SET NEARLY STRAIGHT (OR OTHER MULCH ANCHORING TOOL).
- MOW AS NEEDED AND REAPPLY FERTILIZER IN LATE WINTER OR EARLY SPRING BY TOPDRESSING WITH 10-10-10 FERTILIZER.
- SOIL STABILIZATION SHALL BE ACHIEVED ON ANY AREA OF A SITE WHERE LAND DISTURBING ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED ACCORDING TO THE FOLLOWING SCHEDULE: 1) ALL PERIMETER DIKES, SWALES, DITCHES, PERIMETER SLOPES AND ALL SLOPES STEEPER THAN 3:1 SHALL BE PROVIDED TEMPORARY OR PERMANENT STABILIZATION WITH GROUND COVER AS SOON AS PRACTICABLE BUT IN ANY EVENT WITHIN 7 CALENDAR DAYS FROM THE LAST LAND-DISTURBING ACTIVITY. 2) ALL OTHER DISTURBED AREAS SHALL BE PROVIDED TEMPORARY OR PERMANENT STABILIZATION WITH GROUND COVER AS SOON AS PRACTICABLE BUT IN ANY EVENT WITHIN 14 CALENDAR DAYS FROM THE LAST LAND-DISTURBING ACTIVITY.

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 POINTS 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 DESIGN 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 AROUND BEAVER DAMS, DANDY SACKS AND SOCKS ONCE A WEEK AND AFTER EVERY RAIN EVENT.
- 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 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 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 FIRST BAFFLE. FLOATING SKIMMERS WILL BE INSPECTED WEEKLY AND WILL BE KEPT CLEAN.
- 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.
- FLOCCULENTS WILL BE USED TO ADDRESS TURBIDITY ISSUES. THE PUMPS, TANKS, HOSES AND INJECTION SYSTEMS WILL BE CHECKED FOR PROBLEMS OR TURBID DISCHARGES DAILY.

GENERAL NOTES

- CONTRACTOR SHALL CONTACT THE N.C. ONE CALL CENTER TO LOCATE EXISTING UTILITIES AT THE SITE PRIOR TO ANY LAND DISTURBING ACTIVITY.
- CONTRACTOR SOLELY RESPONSIBLE FOR COORDINATION WITH EXISTING UTILITIES AND ANY DAMAGE THAT OCCURS.
- ALL TREES TO BE SAVED MUST BE PROPERLY PROTECTED THROUGHOUT CONSTRUCTION.
- NO WETLANDS EXIST WITHIN THE PROJECT SITE.
- TOPOGRAPHIC AND LOCATION INFORMATION SHOWN BASED ON SITE SURVEY BY MCKIM&CREED.

PARKING NOTES

- WHEEL STOPS SHALL BE REQUIRED 2.5 FEET FROM THE END OF PARKING STALL WHEN USING EIGHTEEN FEET DEEP STALLS.
- ALL PARKING STALL MARKINGS AND LANE ARROWS SHALL BE WHITE.
- ALL OTHER PAVEMENT MARKINGS, SIGNS OR OTHER TRAFFIC CONTROL DEVICES SHALL CONFORM TO THE LATEST EDITION AND/OR INTERPRETATION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
- NO OBSTRUCTIONS WILL BE ALLOWED ADJACENT TO A PARKING STALL WHICH WOULD PREVENT SAFE INGRESS AND EGRESS FROM A PARKED VEHICLE.

CONSTRUCTION SCHEDULE

- OBTAIN PLAN APPROVAL AND OTHER APPLICABLE PERMITS.
- HOLD PRE-CONSTRUCTION MEETING AT LEAST ONE WEEK PRIOR TO BEGINNING CONSTRUCTION.
- INSTALL/MAINTAIN TEMPORARY CONSTRUCTION ENTRANCE/EXIT.
- BEFORE CLEARING AND GRADING OF SITE, INSTALL SILT FENCING AT THE BASE OF SLOPES TO RESTRICT MOVEMENT OF SEDIMENT FROM THE SITE.
- BEGIN CLEARING AND GRADING OF THE SITE. INSTALL AND STABILIZE INFILTRATION AREAS.
- INSTALL STORM PIPING, CATCH BASINS AND CURB INLETS.
- INSTALL INLET PROTECTION FOR CATCH BASINS AND CURB INLETS TO RESTRICT MOVEMENT OF SEDIMENT FROM THE SITE.
- ALL EROSION AND SEDIMENT CONTROL PRACTICES WILL BE INSPECTED BI-WEEKLY AND AFTER EACH RAINFALL EVENT. ANY NECESSARY REPAIRS SHOULD BE MADE IMMEDIATELY.
- AFTER THE ENTIRE COVERED AREA IS STABILIZED, ALL TEMPORARY MEASURES WILL BE REMOVED AND PERMANENT VEGETATIVE REPAIRS SHOULD BE COMPLETED.
- FLUSH ALL PIPING OF ACCUMULATED SEDIMENT.
- CLEAN OUT INFILTRATION BASIN AND EXCAVATE TO FINAL DESIGN ELEVATION. ESTABLISH PERMANENT VEGETATION IN BASIN.



Public Services • Engineering Division
APPROVED DRAINAGE PLAN

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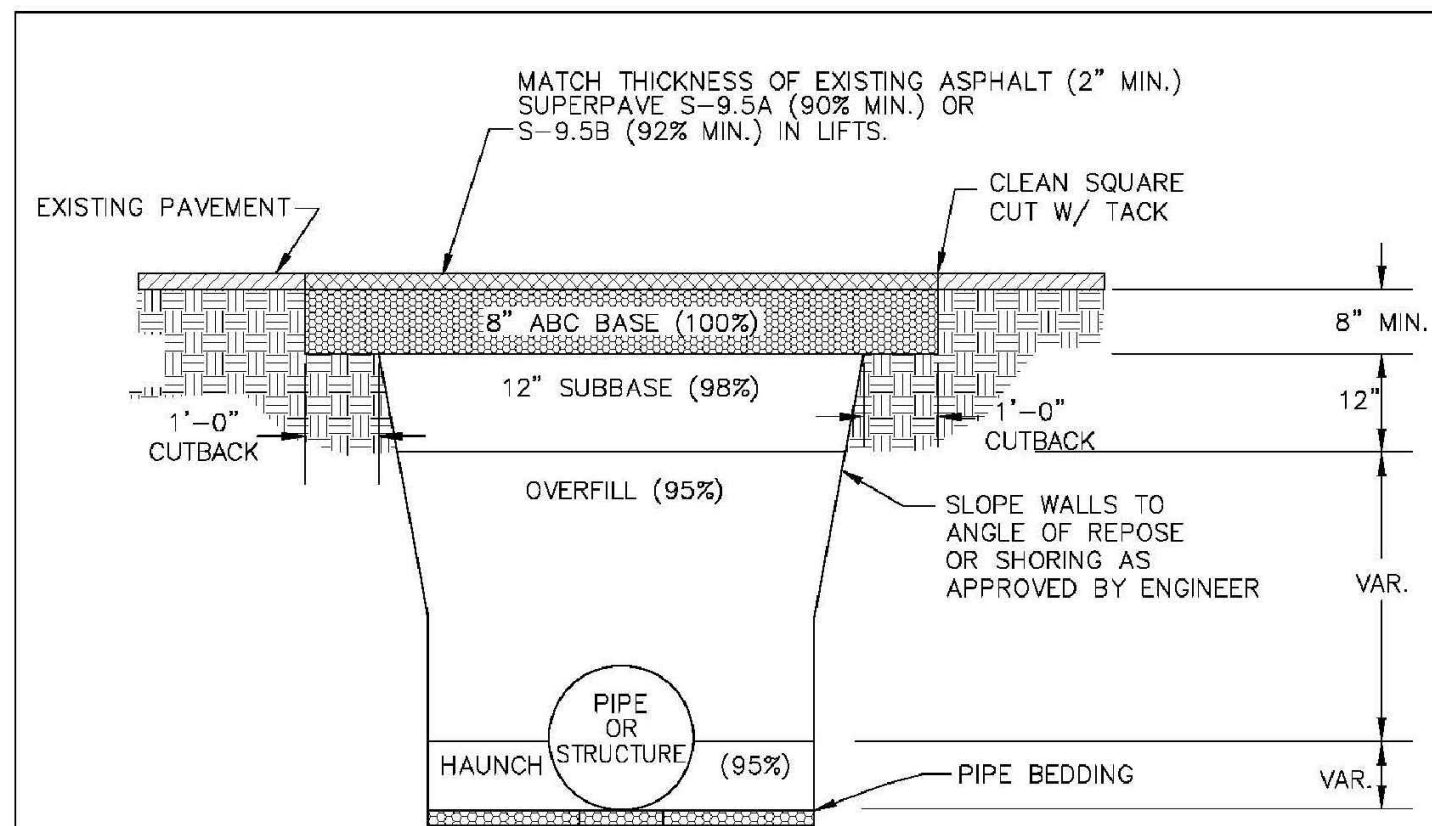
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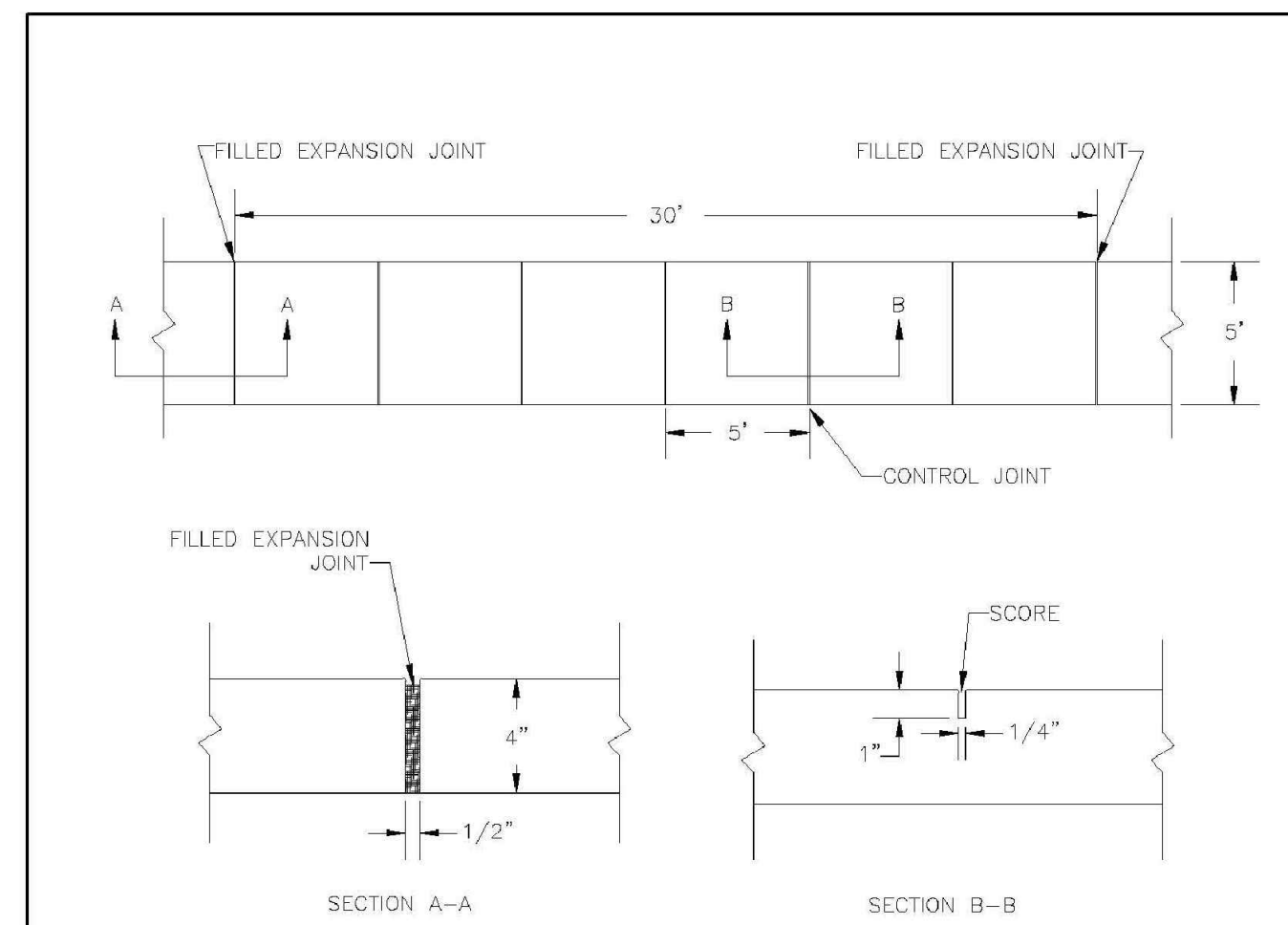


NOTES:

- CONTRACTOR SHALL ENSURE BOTTOM OF TRENCH IS SUITABLE FOR INSTALLATION AND DOES NOT REQUIRE FOUNDATION CONDITIONING STONE.
- FILL SHALL BE SUITABLE MATERIAL THAT IS FREE FROM HEAVY CLAY, GUMBOS, DEBRIS, ORGANICS AND LITTLE TO NO EXCESSIVE MOISTURE.
- SELECT BACKFILL MAY BE SUBSTITUTED OR REQUIRED BY CITY TO ACHIEVE COMPACTION, (I.E. #57, ABC, CRUSHED LIMESTONE, CLEAN SAND, FLOWABLE FILL, ETC).
- SOIL SHALL BE INSTALLED IN 6"-8" LIFTS AND COMPACTED BY A MECHANIZED TAMPER (I.E. JUMPING JACK), HOWEVER, VIBRATORY ROLLERS > 18" WIDTH MAY BE USED FOR LARGER EXCAVATIONS. THE PLATE TAMP METHOD SHALL NOT BE USED.
- ALL APPROVED CASTINGS SHALL BE SET FLUSH TO GRADE AND SUPPORTED IF APPLICABLE.
- COMPACT MATERIALS TO MINIMUM % DENSITY SHOWN IN DIAGRAM AS DETERMINED BY THE STANDARD PROCTOR METHOD ASTM D-698-A FOR SOILS; AND ASTM D-698-C FOR ABC STONE; AND BY NUCLEAR GAUGE OR CORE SAMPLE FOR ASPHALT.
- CUTBACKS OF ASPHALT SHALL BE PREPARED ON EDGE OF EXCAVATION OVER TOP OF UNDISTURBED SOIL.

DATE: MAY, 2013	STANDARD DETAIL
DRAWN BY: JSR	PAVEMENT REPAIRS- UTILITY CUTS
CHECKED BY: D.E.C., P.R.	
SCALE: NOT TO SCALE	

CITY OF WILMINGTON
NORTH CAROLINA
CITY OF WILMINGTON
ENGINEERING OFFICE
212 OPERATIONS CENTER DRIVE
WILMINGTON, N.C. 28402
(910) 341-7807 **SD 1-05**

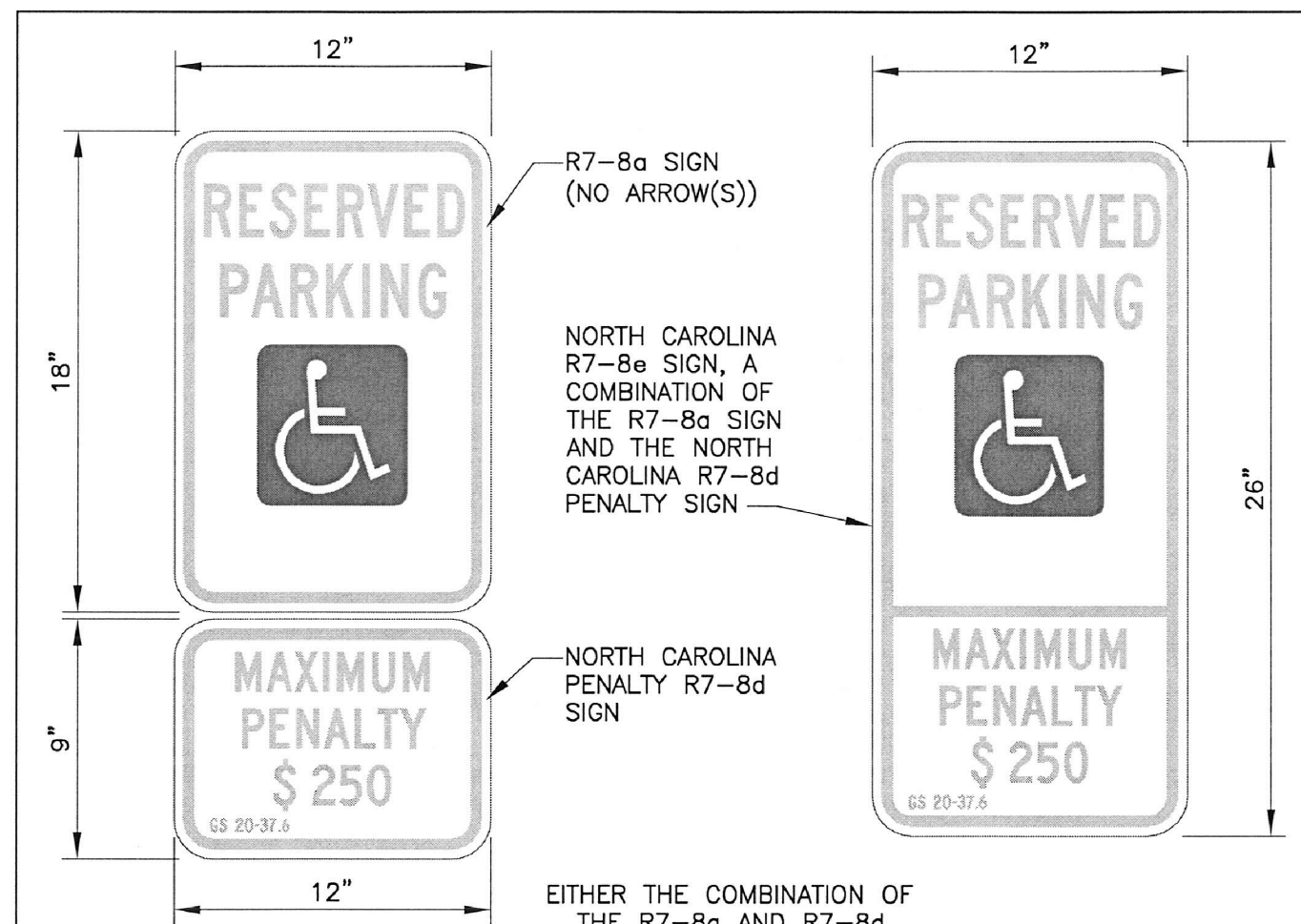


NOTES:

- JOINT MATERIAL TO COMPLY WITH CURRENT NCDOT STANDARDS.
- SANITARY SEWER CLEAN-OUTS, WATER METERS, MANHOLES, AND VALVE LIDS TO BE LOCATED OUTSIDE SIDEWALK WHERE FEASIBLE.
- MINIMUM SIDEWALK WIDTH TO BE 6' MINIMUM IF PLACED AT BACK OF CURB.
- CONCRETE FOR ALL SIDEWALKS (EXCEPT ANY PORTION CONTAIN WITHIN A DRIVEWAY APRON) SHALL BE CLASS "A" - 3,000 PSI.
- MINIMUM REPLACEMENT FOR REPAIRS IS A 5' X 5' PANEL.
- 4" STONE BASE MAY BE REQUIRED FOR POOR SOIL CONDITIONS.
- MINIMUM DEPTH FOR TUNNELING BELOW SIDEWALK IS 12"
- MAX ADJACENT GROUND SLOPE WITHOUT RAILING IS 2:1
- MIN GRADE FOR PROPER DRAINAGE IS 1% IN AT LEAST 1 DIRECTION. MAX CROSS SLOPE IS 2%. MAX LONGITUDINAL SLOPE IS 0.3%, 10% IF LIMITED BY EXISTING CONDITIONS, OR NO GREATER THAN THE SLOPE OF THE EXISTING ADJACENT ROAD.

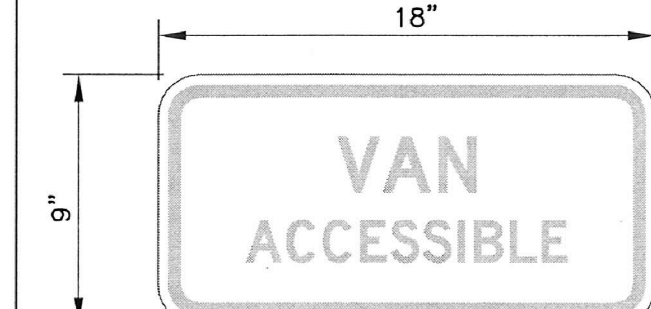
DATE: OCTOBER, 2010	STANDARD DETAIL
DRAWN: PB/JSR	SIDEWALK
CHECKED: DEC	
SCALE: NOT TO SCALE	

CITY OF WILMINGTON
NORTH CAROLINA
CITY OF WILMINGTON ENGINEERING
PO BOX 1810
WILMINGTON, N.C. 28402
(910) 341-7807 **SD 3-10**



R7-8a and R7-8d Signage Figure A1.1

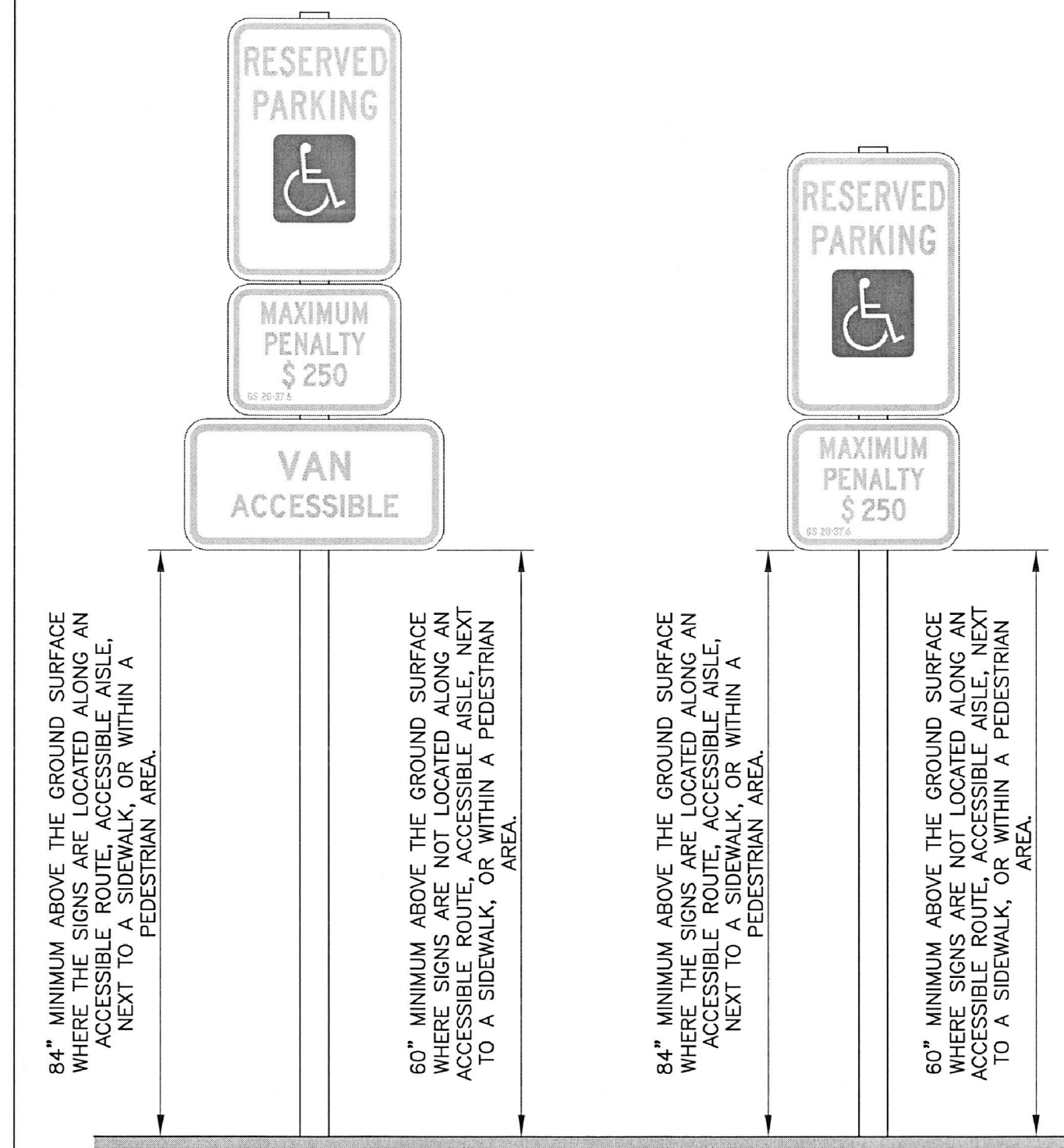
R7-8e Signage Figure A1.2



WHERE VAN ACCESSIBLE PARKING IS PROVIDED, THE VAN ACCESSIBLE (R7-8P) SIGN SHALL BE MOUNTED BELOW THE OTHER ACCESSIBLE PARKING SIGNS.
(2009 EDITION MUTCD SECTION 2B.47) R7-8P Signage Figure A1.3

DATE: NOVEMBER 8, 2016	ACCESSIBLE PARKING SIGNS
DRAWN BY: DALE THOMPSON	AND
CHECKED BY: RANDALL GLAZIER	INSTALLATION DETAILS
SCALE: NOT TO SCALE	SHEET A1 OF 5

CITY OF WILMINGTON
TRAFFIC ENGINEERING
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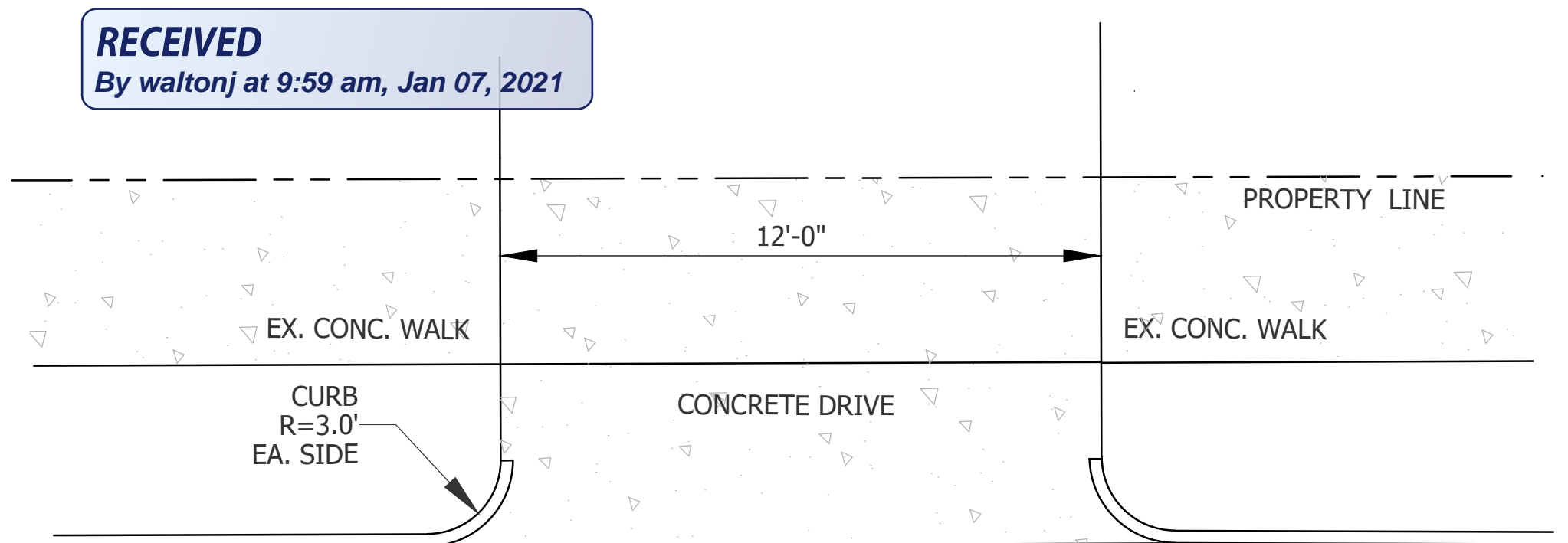
Signage Height Figure A2.1

DATE: NOVEMBER 8, 2016	ACCESSIBLE PARKING SIGNS
DRAWN BY: DALE THOMPSON	AND
CHECKED BY: RANDALL GLAZIER	INSTALLATION DETAILS
SCALE: NOT TO SCALE	SHEET A2 OF 5

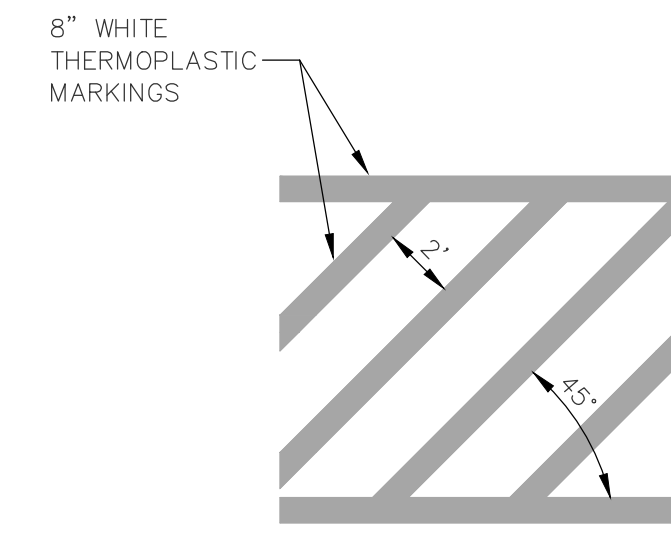
CITY OF WILMINGTON
TRAFFIC ENGINEERING
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FOR REGULATORY REVIEW - NOT FOR CONSTRUCTION

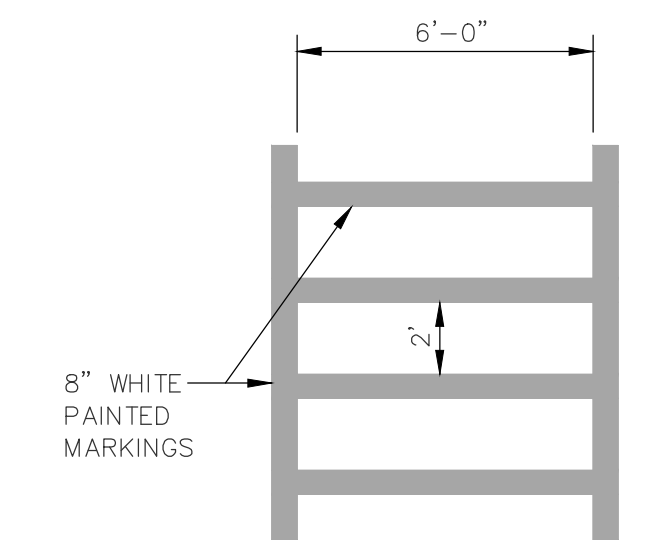
REV. NO.	DESCRIPTION	DATE



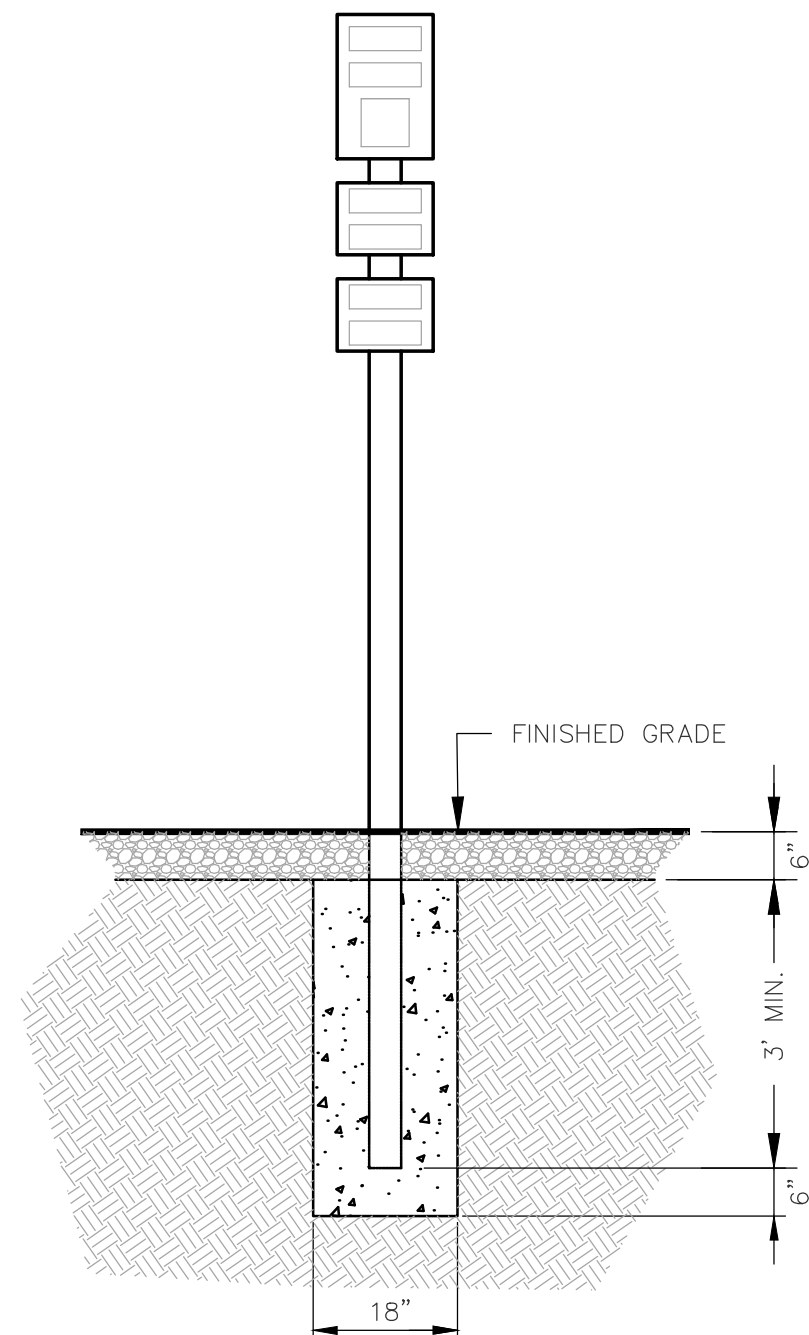
NEW RESIDENTIAL DRIVEWAY DETAIL
NOT TO SCALE



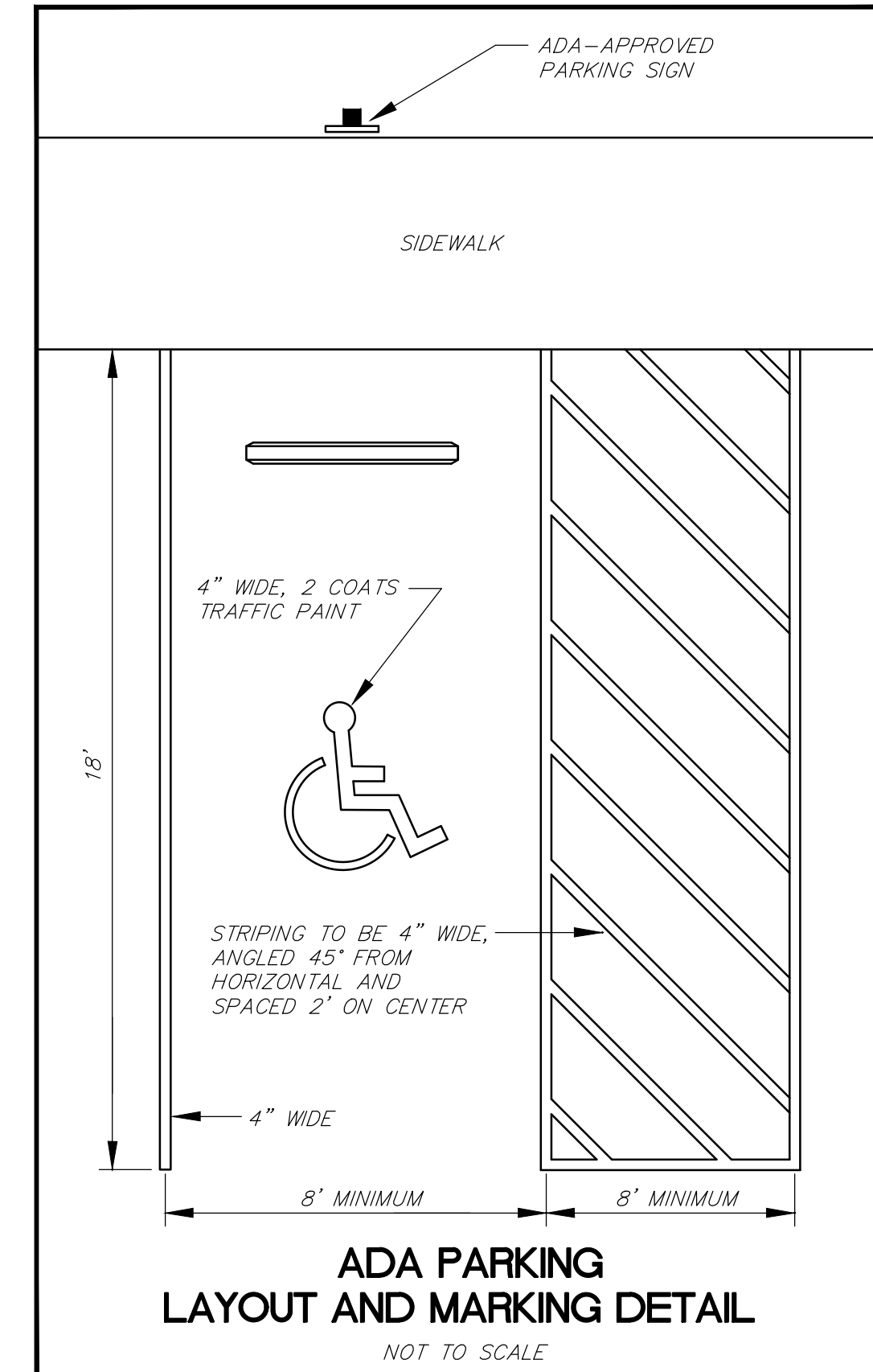
NO PARKING MARKING
NOT TO SCALE



CROSSWALK MARKING
NOT TO SCALE



ADA PARKING SIGN DETAIL
NOT TO SCALE



ADA PARKING LAYOUT AND MARKING DETAIL
NOT TO SCALE

601 SOUTH FRONT STREET
GRACE HODGKINS RESIDENCE
WILMINGTON NEW HANOVER NORTH CAROLINA

DETAILS

RIGHT ANGLE ENGINEERING, P.C.
212 PRINCESS STREET
WILMINGTON, NC 28401
(910) 251-8544 FAX (910) 251-2208 FIRM: C-0829

DATE: 12/29/20
Scale: SHOWN
Drawn: NNC
Checked: WSL
Project No: GH0120
Sheet No: D1

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By waltonj at 9:59 am, Jan 07, 2021

NOTE:
THE CRITICAL ROOT ZONE (CRZ) OF A TREE IS WHERE THE MAJORITY OF A TREE'S ROOTS LAY. 85% OF MOST TREE ROOTS ARE FOUND IN THE TOP 24" OF THE SOIL AND SUPPLY THE MAJORITY OF NUTRIENTS AND WATER. GENERALLY, ROOTS SPREAD OUT 2-3X THE HEIGHT OF THE TREE.

NOTE:
CROWN OF THE TREE IS NEEDED FOR LEAF GROWTH TO PRODUCE OXYGEN, FILTER THE AIR, REDUCE WIND AND SORTEN NOISE. DO NOT DISFIGURE CROWN WITH INTENSIVE PRUNING.

NOTES:

1. PROTECT CRITICAL ROOT ZONE (CRZ) OF TREES PRIOR TO CONSTRUCTION. CLEARLY MARK THE TREES AND ERECT A PROTECTIVE BARRIER AT THE CRZ. BARRIER SHALL BE MAINTAINED UNTIL CONSTRUCTION IS COMPLETE.
2. CRZ RADIUS IS 1 FT PER INCH OF TREE DIAMETER AT BREAST HEIGHT (DBH).
3. IF CONSTRUCTION OCCURS WITHIN THE CRZ, AT LEAST 12" OF MULCH AND/OR LOGGING MATS SHALL BE PLACED WHERE MACHINERY MANEUVERS TO REDUCE SOIL COMPACTION IN THIS ZONE.
4. WHERE SIDEWALKS AND PATHWAYS PASS WITHIN CRZ, EXTRA CARE SHALL BE TAKEN TO AVOID DAMAGE TO THE ROOTS. ALTERNATE CONSTRUCTION METHODS, SUCH AS A REINFORCED SIDEWALK, SHALL BE IMPLEMENTED AS NECESSARY.
5. FOR ALL TREES, CUTTING OF LARGE STRUCTURAL ROOTS LOCATED NEAR THE BASE OF THE TRUNK IS PROHIBITED. DO NOT COMPACT SOIL BENEATH TREES. NO VEHICLE SHALL BE ALLOWED TO PARK UNDER TREES. NO MATERIALS OR EQUIPMENT SHALL BE STORED BENEATH TREES. DAMAGING THE BARK WITH LAWNMOWERS, CONSTRUCTION EQUIPMENT, OR ANYTHING ELSE IS PROHIBITED. CONTRACTOR SHALL REPAIR DAMAGE TO TREES.
6. FAILING TO INSTALL OR MAINTAIN PROTECTION MEASURES SHALL RESULT IN A STOP WORK ORDER AND FINE OF \$500/DAY. DISTURBANCE OTHER THAN THAT ALLOWED ON THE APPROVED PLAN WILL REQUIRE OWNER TO POST A LETTER OF CREDIT FOR 3 YRS FOR TREE MITIGATION.

STANDARD DETAIL
TREE PROTECTION DURING CONSTRUCTION
SHEET 1 of 2
SD 15-09

CITY OF WILMINGTON ENGINEERING
PO BOX 1810
WILMINGTON, NC 28402
(910) 341-7807

NOTES:

1. THE TREE PROTECTION FENCING SHALL NOT BE VIOLATED FOR THE ENTIRE DURATION OF THE PROJECT WITHOUT APPROVAL FROM URBAN FORESTRY STAFF.
2. WARNING SIGNS TO BE MADE OF DURABLE, WEATHERPROOF MATERIAL. LETTERS TO BE 3" HIGH, MINIMUM, CLEARLY LEGIBLE AND SPACED AS DETAILED.
3. SIGNS SHALL BE PLACED AT 50' MAXIMUM INTERVALS. PLACE A SIGN AT EACH END OF LINEAR TREE PROTECTION AND 50' ON CENTER THEREAFTER. FOR TREE PROTECTION AREAS LESS THAN 100' IN PERIMETER, PROVIDE NO LESS THAN TWO SIGNS PER PROTECTION AREA.
4. ATTACH SIGNS SECURELY TO FENCE POSTS AND FABRIC. MAINTAIN TREE PROTECTION FENCE AND SIGNS THROUGHOUT DURATION OF PROJECT.
5. TREE PROTECTION FENCING AND SIGNAGE SHALL BE REMOVED AFTER CONSTRUCTION.
6. ADDITIONAL SIGNS MAY BE REQUIRED BY CITY OF WILMINGTON, BASED ON ACTUAL FIELD CONDITIONS.

STANDARD DETAIL
TREE PROTECTION DURING CONSTRUCTION
SHEET 2 of 2
SD 15-09

CITY OF WILMINGTON ENGINEERING
PO BOX 1810
WILMINGTON, NC 28402
(910) 341-7807

NOTES:

1. PAVEMENT RESTORATION DESIGN IS DEPENDENT ON CITY STREET CUT POLICY AND PERMITTED CONDITIONS.
2. PIPE TRENCH AND COMPACTION REQUIREMENTS PER SPECIFICATIONS. SEE SD 1-07 AND SD1-05.

STANDARD DETAIL
TYPICAL ROAD REBUILD
SD 1-04

CITY OF WILMINGTON ENGINEERING
212 OPERATIONS CENTER DR.
WILMINGTON, NC 28412
(910) 341-7807

NOTES:

1. CONTRACTOR SHALL ENSURE BOTTOM OF TRENCH IS SUITABLE FOR PIPE INSTALLATION AND DOES NOT REQUIRE FOUNDATION CONDITIONING STONE.
2. CONTRACTOR TO INSTALL BEDDING AND PIPE BEFORE INSTALLING HAUNCH AND THEN OVERFILL. SOILS SHALL BE INSTALLED IN 6"-8" LIFTS AND COMPACTED TO MIN. % DENSITY AS DETERMINED BY THE STANDARD PROCTOR ASTM D-698-A METHOD.
3. WHERE IN PAVEMENT, CONTRACTOR SHALL ADHERE TO CITY STREET CUT POLICY AND SD 1-04 OR SD 1-05 FOR ROAD AND PAVEMENT REBUILD.
4. SOIL SHALL BE COMPACTED BY A MECHANIZED TAMP (I.E. JUMPING JACK). HOWEVER, VIBRATORY ROLLERS > 18" WIDTH MAY BE USED FOR LARGER EXCAVATIONS. THE PLATE TAMP METHOD SHALL NOT BE USED.
5. THIS DETAIL IS REPRESENTATIVE AND PIPE TRENCH DESIGN IS SUBJECT TO SPECIFIC SOIL CATEGORY (I, II, III), AND INSTALLATION TYPE (1, 2, 3, 4), AS DIRECTED BY THE ENGINEER AND SITE CONDITIONS.

STANDARD DETAIL
PIPE TRENCH TYPICAL
SD 1-07

CITY OF WILMINGTON ENGINEERING OFFICE
212 OPERATIONS CENTER DRIVE
WILMINGTON, N.C. 28412
(910) 341-7807

NOTES:

1. EXPANSION JOINT MATERIAL TO COMPLY WITH CURRENT MCDOT STANDARDS
2. 60" MAX EXPANSION JOINT SPACING, 10' MAX CONTRACTION JOINT SPACING
3. MINIMUM INSTALLATION LENGTH IS 5 FT.
4. CONCRETE TO BE 3000 PSI MIN.
5. VERTICAL CURB AND GUTTER BASE CAN BE SLOPED 3/4" OR USE A FLAT BASE

STANDARD DETAIL
CURBING
SD 3-11

CITY OF WILMINGTON ENGINEERING
PO BOX 1810
WILMINGTON, N.C. 28402
(910) 341-7807

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601 SOUTH FRONT STREET
GRACE HODGKINS RESIDENCE
WILMINGTON NEW HANOVER NORTH CAROLINA

DETAILS

RIGHT ANGLE ENGINEERING, P.C.
212 PRINCESS STREET
WILMINGTON, NC 28401
(910) 251-8544 FAX (910) 251-2208 FIRM: C-0829

DATE: 12/29/20
Scale: SHOWN
Drawn: NNC
Checked: WSL
Project No: GH0120
Sheet No: **D2**

TEMPORARY SEEDING

GRASS TYPE	AMOUNT/1000 SF	TIME OF SEEDING	INITIAL	FERTILIZATION/1000 SF MAINTENANCE		
RYE GRAIN	1-2 LBS	NOV. THRU JAN.	25 LBS 10-10-10	N/A	N/A	N/A
BROWN TOP MILLET	1-2 LBS	JUNE THRU AUG.	25 LBS 10-10-10	N/A	N/A	N/A

PERMANENT SEEDING

GRASS TYPE	AMOUNT/1000 SF	TIME OF SEEDING	INITIAL	FERTILIZATION/1000 SF MAINTENANCE		
BERMUDA, COMMON	1-2 LBS	APR. THRU JUNE	25 LBS 10-10-10	MARCH-APRIL 12 LBS 10-10-10	EACH 4-8 WKS 1-2 LBS N.	AUG- SEPT 12 LBS 10-10-10
FESCUE, TALL (KENTUCKY 31)	5-7 LBS	SEPT THRU OCT FEB THRU OCT	25 LBS 10-10-10	FEB - MARCH 12 LBS 10-10-10	MAY & DEC 1/2 TO 1 LB. N.	SEPT - OCT 12 LBS 10-10-10
SERICEA LESPEDEZA (SLOPES)	1-2 LBS	MARCH THRU APR.	25 LBS 10-10-10	FEB - MARCH	1/2 TO 1 LB. N.	N/A

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

Date: _____ Permit # _____
Signed: _____

Approved Construction Plan

Name _____ Date _____

Planning _____
Traffic _____
Fire _____

REV. NO.	DESCRIPTION	DATE

WILM. HOUSING AUTHORITY
DB:869 @ PG:411
ZONING: HD-R
USE: APARTMENTS

SUSPENDED CROSSWALK
CAUTION LIGHTS & SIGN

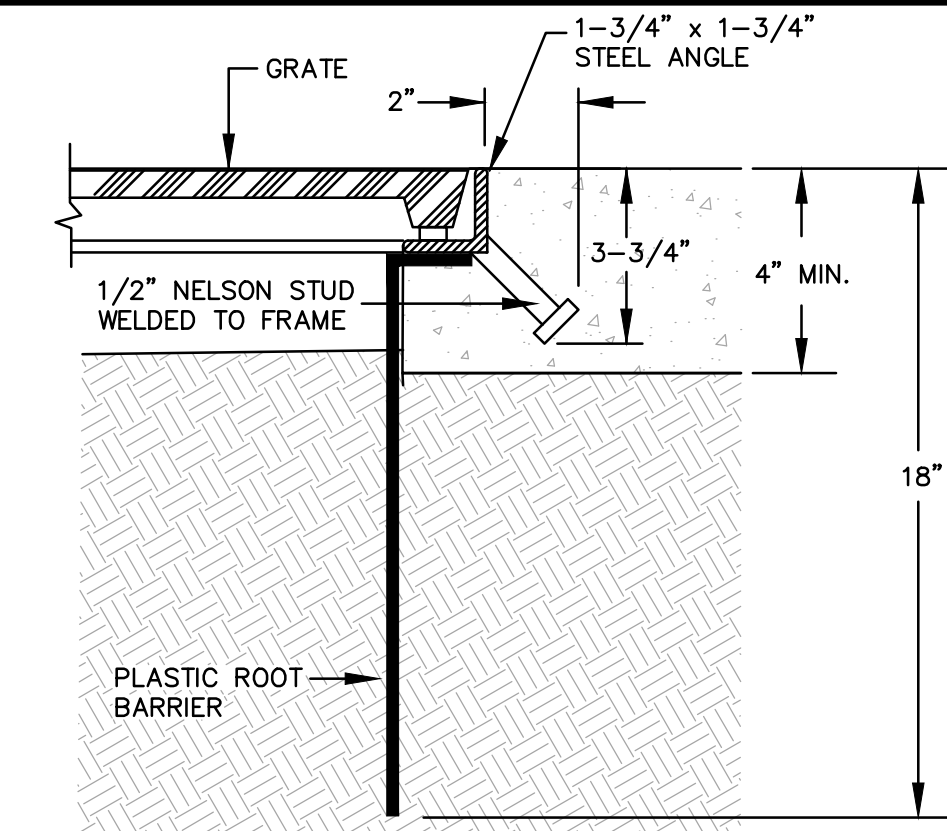
DONALD PIKE GAIL REV. TRUST
DB:5706 @ PG:897
ZONING: UMX
USE: NEIGHBORHOOD RETAIL

LANDSCAPE LEGEND		
SYMBOL	SPECIFICATION	QTY.
	GREEN ASH FRAXINUS PENNSYLVANICA 2" CALIPER AT PLANTING	2
	LAUREL OAK QUERCUS LAURIFOLIA 2" CALIPER AT PLANTING	1
	3' x 3' IRON AGE TREE GRATE, 'SONOMA'	3
	TREE PROTECTION FENCING	
	4" MULCH AROUND NEW TREES, GRASS OR SOD REMAINING	

NOTE:
LIMB UP TREES AS NECESSARY TO MAINTAIN VISION
CLEARANCE BETWEEN 30" AND 10' WITHIN SIGHT TRIANGLE.

ROBERT CARPENTER
DB:5884 @ PG:228
ZONING: UMX
USE: RESIDENTIAL

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By waltonj at 9:59 am, Jan 07, 2021



TREE GRATE FRAME INSTALLATION DETAIL
NOT TO SCALE



Castle Street

66' Public Right-of-Way

LANDSCAPE AREA
425 SF

PROPOSED CURB CUT

EX. CURB CUT

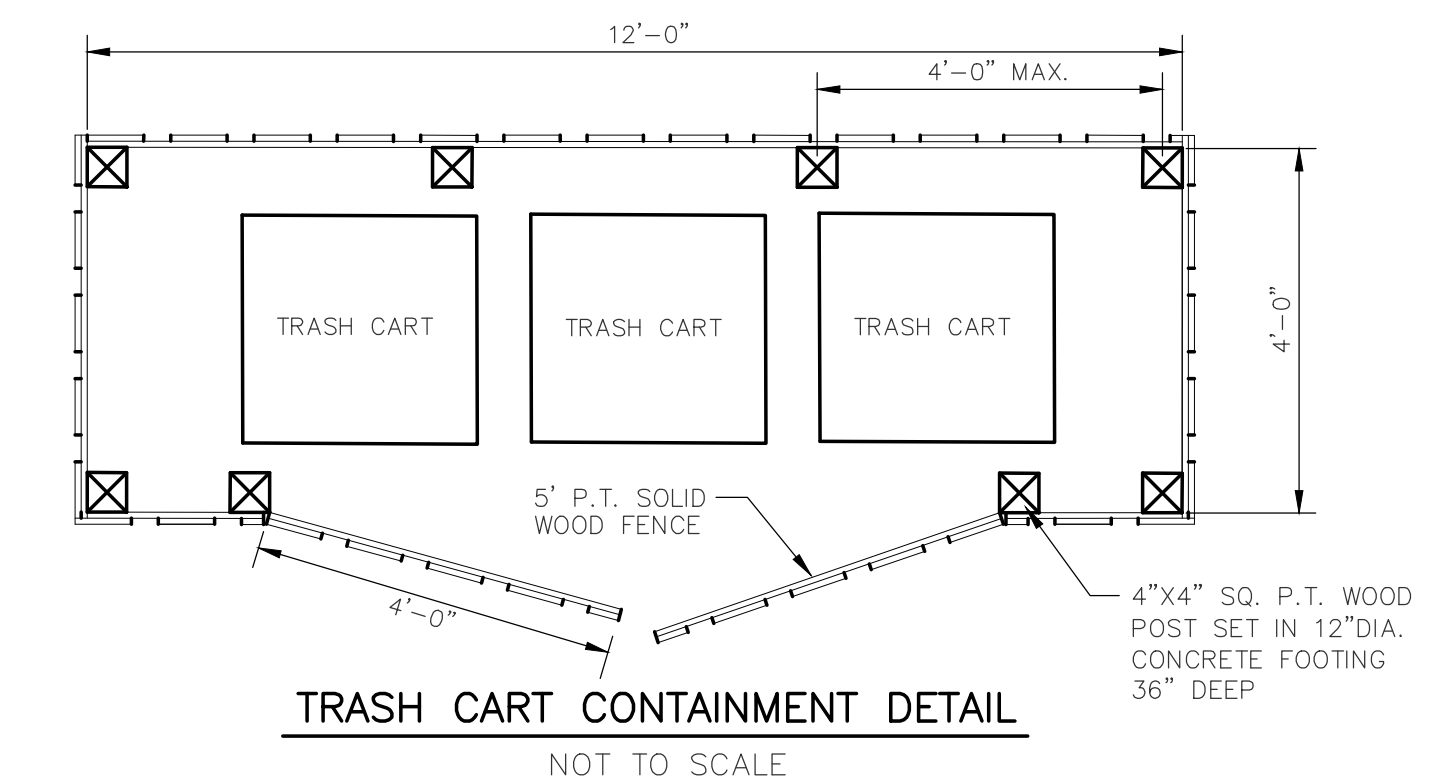
LANDSCAPE AREA
83 SF

PROPOSED 2-STY
PRECAST CONC. &
METAL STUD WALL
FFE = 99.0
1,740 SF

ROBERT CARPENTER
DB:5884 @ PG:228
ZONING: UMX
USE: RESIDENTIAL

DONALD PIKE GAIL REV. TRUST
DB:5706 @ PG:897
ZONING: UMX
USE: OFFICE/PROFESSIONAL

SITE DATA TABLE	
PIN	R05409-016-002-000
ADDRESS	601 SOUTH FRONT ST. WILMINGTON, NC 28401
TELEPHONE	910-352-6256
EMAIL ADDRESS	hodgkinsgrace@gmail.com
ZONING	UMX
OWNER	GRACE HODGKINS
ADDRESS	601 SOUTH FRONT ST. WILMINGTON, NC 28401
ACREAGE	0.1 AC (4,620 SF)
SETBACKS REQUIRED / PROVIDED	0' ALL SIDES/SIDES: 1.2', 7.8' FRT 8.8', BACK 19.9'
ON-SITE QUANTITIES	
EX. BLDG (FOOTPRINT - BUILDING LOT COVERAGE)	1,463 SF = 0.03 AC (32%)
EX. CONCRETE	1,922 SF = 0.04 AC (42%)
EX. GRAVEL	805 SF = 0.02 AC (19%)
TOTAL EX. IMPERVIOUS	4,190 SF = 0.10 AC (92%)
EX. CONCRETE TO BE REMOVED	1,825 SF = 0.04 AC (20%)
EX. BUILDING TO BE REMOVED	1,463 SF = 0.03 AC (32%)
EX. GRAVEL TO BE REMOVED	805 SF = 0.02 AC (19%)
TOTAL EX. IMPERVIOUS TO BE REMOVED	4,093 SF = 0.09 AC (88%)
PROPOSED 2-STORY BUILDING (FOOTPRINT)	1,740 SF = 0.04 AC (38%)
PROPOSED CONCRETE SIDEWALK	95 SF = 0.001 AC (1%)
PROPOSED CONCRETE DRIVE	398 SF = 0.01 AC (1%)
PROPOSED CONCRETE FRONT/SIDE OF HOUSE	840 SF = 0.02 AC (2%)
TOTAL PROPOSED IMPERVIOUS	3,063 SF = 0.07 AC (65%)
PERVIOUS GRAVEL COURTYARD	1,037 SF = 0.02 AC (21%)
TOTAL SITE BUILT-UPON AREA	4,097 SF = 0.09 AC (88%)
OFF-SITE QUANTITIES	
EX. CONCRETE TO BE REMOVED	648 SF = 0.01 AC
TOTAL EX. IMPERVIOUS TO BE REMOVED	648 SF = 0.01 AC
PROPOSED CONCRETE DRIVE WITHIN R/W	112 SF = 0.01 AC
PROPOSED ASPHALT LOADING ZONE	451 SF = 0.01 AC
TOTAL EX. IMPERVIOUS TO BE REMOVED (OFF SITE)	563 SF = 0.01 AC
TOTAL DISTURBED AREA	6,927 SF = 0.16 AC
FIRST FLOOR (APARTMENT - 1BR)	954 SF
FIRST FLOOR (RETAIL)	754 SF
SECOND FLOOR (RESIDENCE - 2BR)	1,478 SF
BUILDING HEIGHT	34
EXISTING PARKING	0 SPACES
PARKING REQUIRED	NONE (1945 CORP. LIMITS)
EX. PROTECTED TREES ON SITE / PRESERVED	2 / 2
STREET TREES REQUIRED / PROVIDED	3 / 3
CAMA LAND USE DESIGNATION	URBAN
USDA SOIL CLASSIFICATION - ENTIRE SITE	KUREB-URBAN LAND
FEMA FLOOD ZONE X	FEMA MAP PANEL 3720311700L
CAPE FEAR RIVER BASIN	NORTHEAST CAPE FEAR RIVER, CLASS SC, SW
BUILDING CONSTRUCTION TYPE	V-B
ESTIMATED TRIP GENERATION	
RESIDENTIAL	13 TOTAL, 10AM PEAK, 20PM PEAK
COMMERCIAL	16 TOTAL, 10AM PEAK, 10PM PEAK



TRASH CART CONTAINMENT DETAIL
NOT TO SCALE

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

Approved Construction Plan

Name	Date
Planning	_____
Traffic	_____
Fire	_____



FOR REGULATORY REVIEW - NOT FOR CONSTRUCTION

REV. NO.	DESCRIPTION	DATE

PLAN
GRACE HODGKINS RESIDENCE
WILMINGTON NEW HANOVER NORTH CAROLINA

LANDSCAPE PLAN

RIGHT ANGLE ENGINEERING, P.C.
212 PRINCESS STREET
WILMINGTON, NC 28401 FIRM# C-0829
(910) 251-8544 FAX (910) 251-2208 FIRM: C-0829

DATE: 12/29/20
Scale: 1"=10'
Drawn: NNC
Checked: WSL
Project No: GH0120
Sheet No: **L1**