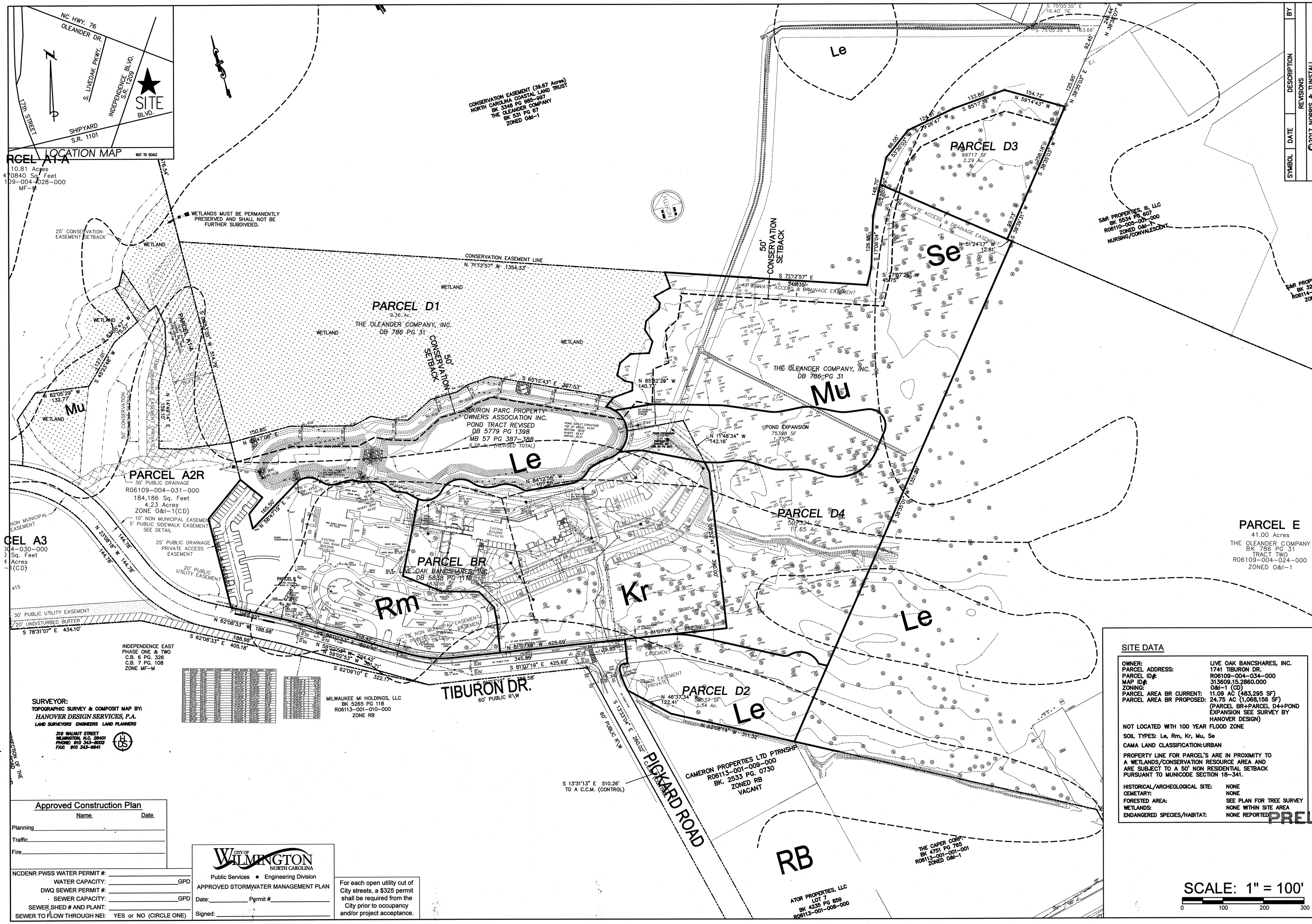


SURVEYOR:
TOPOGRAPHIC SURVEY & COMPOSIT MAP BY:
*HANOVER DESIGN SERVICES, P.A.*
LAND SURVEYORS ENGINEERS LAND PLANNERS
310 WALNUT STREET
WILMINGTON, N.C. 28401
PHONE: 910 343-9002
FAX: 910 343-9941

Approved Construction Plan

| | Name | Date |
|---|---|---|
| Planning | | |
| Traffic | | |
| Fire | | |

NCDENR PWSS WATER PERMIT #: _____
WATER CAPACITY: _____ GPD
DWQ SEWER PERMIT #: _____
SEWER CAPACITY: _____ GPD
SEWER SHED # AND PLANT: _____
SEWER TO FLOW THROUGH NEI: YES or NO (CIRCLE ONE)

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

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

## SITE DATA

| | |
|---|---|
| OWNER: | LIVE OAK BANCSHARES, INC. |
| PARCEL ADDRESS: | 1741 TIBURON DR. |
| PARCEL ID#: | R06109-004-034-000 |
| MAP ID#: | 313609.15.2860.000 |
| ZONING: | O&I-1 (CD) |
| PARCEL AREA BR CURRENT: | 11.09 AC (483,295 SF) |
| PARCEL AREA BR PROPOSED: | 24.75 AC (1,068,156 SF) (PARCEL BR+PARCEL D4+POND EXPANSION SEE SURVEY BY HANOVER DESIGN) |

NOT LOCATED WITH 100 YEAR FLOOD ZONE

SOIL TYPES: Le, Rm, Kr, Mu, Se

CAMA LAND CLASSIFICATION:URBAN

PROPERTY LINE FOR PARCEL'S ARE IN PROXIMITY TO A WETLANDS/CONSERVATION RESOURCE AREA AND ARE SUBJECT TO A 50' NON RESIDENTIAL SETBACK PURSUANT TO MUNICODE SECTION 18-341.

| | |
|---|---|
| HISTORICAL/ARCHEOLOGICAL SITE: | NONE |
| CEMETARY: | NONE |
| FORESTED AREA: | SEE PLAN FOR TREE SURVEY |
| WETLANDS: | NONE WITHIN SITE AREA |
| ENDANGERED SPECIES/HABITAT: | NONE REPORTED |

PRELIMINARY

| SYMBOL | DATE | DESCRIPTION | BY |
|---|---|---|---|
| | | REVISIONS | |

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# INVENTORY SITE PLAN
# LIVE OAK BANKING COMPANY 3/FITPARK

1741 TIBURON DRIVE
WILMINGTON, NORTH CAROLINA 28403

OWNER/DEVELOPER
W. LEE WILLIAMS
EXECUTIVE VICE PRESIDENT
LIVE OAK BANKING COMPANY
1741 TIBURON DRIVE
WILMINGTON, NC 28403
910-796-1647
866-570-5526

NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
1429 ASH-LITTLE RIVER RD. NW
ASH, NC 28420
PHONE (910) 287-5900
902 MARKET STREET
WILMINGTON, NC 28401
PHONE (910) 343-9653

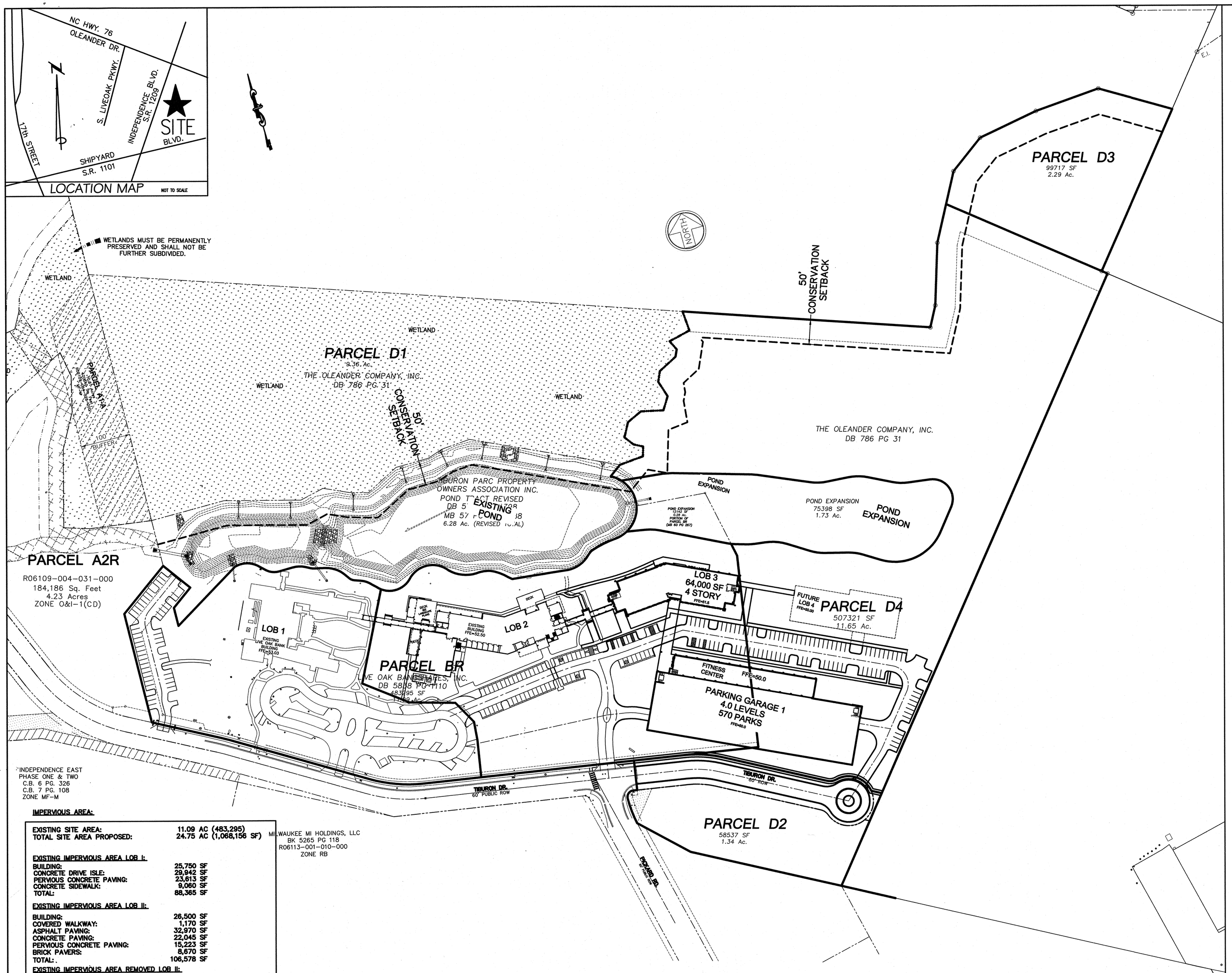
Licence #C-3641

16169

| | |
|---|---|
| DES. | JST |
| CKD. | JPN |
| DRWN. | NKS |
| DATE | 5/17/17 |

NORTH CAROLINA PROFESSIONAL ENGINEER SEAL 19851 JOHN S. TUNSTALL

I.1




**IMPERVIOUS AREA:**

| | |
|---|---|
| EXISTING SITE AREA: | 11.09 AC (483,295) |
| TOTAL SITE AREA PROPOSED: | 24.75 AC (1,068,156 SF) |
| **EXISTING IMPERVIOUS AREA LOB I:** | |
| BUILDING: | 25,750 SF |
| CONCRETE DRIVE ISLE: | 29,942 SF |
| PERVIOUS CONCRETE PAVING: | 23,613 SF |
| CONCRETE SIDEWALK: | 9,060 SF |
| TOTAL: | 88,365 SF |
| **EXISTING IMPERVIOUS AREA LOB II:** | |
| BUILDING: | 26,500 SF |
| COVERED WALKWAY: | 1,170 SF |
| ASPHALT PAVING: | 32,970 SF |
| CONCRETE PAVING: | 22,045 SF |
| PERVIOUS CONCRETE PAVING: | 15,223 SF |
| BRICK PAVERS: | 8,670 SF |
| TOTAL: | 106,578 SF |
| **EXISTING IMPERVIOUS AREA REMOVED LOB II:** | |
| ASPHALT PAVING: | 33,103 SF |
| CONCRETE PAVING: | 2,840 SF |
| PERVIOUS CONCRETE PAVING: | 5,900 SF |
| TOTAL IMPERVIOUS REMOVED: | 41,843 SF |
| **PROPOSED IMPERVIOUS AREA ADDED LOB 3 FITPARK:** | |
| BUILDING LOB III: | 17,665 SF (FOOTPRINT) |
| BUILDING PD 1: | 50,500 SF (FOOTPRINT) |
| BUILDING FITNESS CENTER: | 11,435 SF (FOOTPRINT) |
| DRIVE ISLES/PARKING: | 39,243 SF |
| WALKWAYS/SIDEWALK: | 17,571 SF |
| MUP (HALF): | 2,781 SF |
| TOTAL: | 139,195 SF |
| PROPOSED SITE TOTAL: | 292,295 SF |
| PROPOSED SITE PERCENT IMPERVIOUS: | 27.36% |
| **PROPOSED IMPERVIOUS AREA ADDED ROW EXTENSION:** | |
| ASPHALT, CONCRETE CURB AND GUTTER: | 20,500 SF |
| MUP (HALF): | 2,781 SF |
| PROPOSED SITE TOTAL: | 23,281 SF |

SCALE: 1" = 100'

0 100 200 300

| SYMBOL | DATE | DESCRIPTION | BY |
|---|---|---|---|
| REVISIONS | | | |

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## SITE DATA LIVE OAK BANK III

| | |
|---|---|
| USE: | OFFICE/PARKING DECK/FITNESS CENTER |
| OWNER: | LIVE OAK BANCSHARES, INC. |
| PARCEL ADDRESS: | 1741 TIBURON DR. |
| PARCEL ID#: | R06109-004-034-000 |
| MAP ID#: | 313609.15.2860.000 |
| ZONING: | O&I-1 (CD) |
| PARCEL AREA BR CURRENT: | 11.09 AC (483,295 SF) |
| PARCEL AREA BR PROPOSED: | 24.75 AC (1,068,156 SF) (PARCEL BR+PARCEL D4+POND EXPANSION SEE SURVEY BY HANOVER DESIGN) |
| ROW AREA PROPOSED: | 0.73 AC (31,831 SF) |
| CAMA LAND USE: | URBAN |
| BUILDING SETBACKS O&I-1: | FRONT SETBACK: 20'<br>INTERIOR SIDE SETBACK: 10'<br>CORNER SIDE SETBACK: 20'<br>REAR SETBACKS: 20' |
| BUILDING SETBACKS LOB III: (PROPOSED) | FRONT SETBACK: 290'±<br>SIDE SETBACK EAST: 425'±<br>SIDE SETBACK WEST: 950'±<br>REAR SETBACK: 80'± |
| BUILDING SETBACKS PARKING DECK I: (PROPOSED) | FRONT SETBACK: 22.87'±<br>SIDE SETBACK EAST: 77'±<br>SIDE SETBACK WEST: 957'±<br>REAR SETBACK: 695'± |
| MAX. LOT COVERAGE O&I-1: | 40% |
| PROPOSED LOT COVERAGE: | 11.47%<br>LOB I: 19,358 SF<br>LOB II: 23,600 SF<br>LOB III: 17,665 SF<br>PD I: 50,500 SF<br>FITNESS: 11,435 SF<br>TOTAL: 122,558 SF |
| MAX. BUILDING HEIGHT O&I-1: | 45'/UP TO 75' WITH SPECIAL USE PERMIT, LOT COVERAGE AND SETBACK CONDITIONS |
| BUILDING HEIGHT LOB III: | 56' |
| BUILDING HEIGHT PARKING DECK I: | 45' |
| BUILDING HEIGHT FITNESS CENTER: | 45' |
| **EXISTING BUILDING:** | LIVE OAK BANK I |
| BUILDING SIZE: | 34,059 SF |
| BUILDING FOOTPRINT: | 19,358 SF |
| NUMBER OF STORIES: | 2 |
| SQUARE FOOTAGE PER FLOOR: | FIRST FLOOR: 17,118 SF<br>SECOND FLOOR: 14,608 SF SF |
| **EXISTING BUILDING:** | LIVE OAK BANK II |
| BUILDING SIZE: | 55,140 SF (OFFICE 48,941 SF, CAFETERIA 3,912 SF, KITCHEN 2,287). |
| BUILDING FOOTPRINT: | 23,600 SF FOOTPRINT |
| NUMBER OF STORIES: | 3 |
| SQUARE FOOTAGE PER FLOOR: | 1ST FLOOR: 17,347 SF OFFICE<br>3,912 SF CAFETERIA<br>2,287 SF KITCHEN<br>2ND FLOOR: 15,923 SF OFFICE<br>3RD FLOOR: 15,671 SF OFFICE |
| **PROPOSED BUILDING 1:** | LIVE OAK BANK III |
| BUILDING SIZE: | 65,985 SF |
| BUILDING FOOTPRINT: | 17,665 SF |
| NUMBER OF STORIES: | 4 |
| SQUARE FOOTAGE PER FLOOR: | FIRST FLOOR: 17,164± SF<br>SECOND FLOOR: 15,993± SF<br>THIRD FLOOR: 16,414± SF<br>FOURTH FLOOR: 16,414± SF |
| CONSTRUCTION TYPE: | IIB |
| **PROPOSED BUILDING 2:** | PARKING DECK I (PD I) |
| BUILDING SIZE: | 185,967 SF |
| BUILDING FOOTPRINT: | 50,500 SF |
| NUMBER OF STORIES: | 4 |
| SQUARE FOOTAGE PER FLOOR: | FIRST FLOOR: 37,722± SF<br>SECOND FLOOR: 49,415± SF<br>THIRD FLOOR: 49,415± SF<br>FOURTH FLOOR: 49,415± SF |
| CONSTRUCTION TYPE: | IIB |
| OCCUPANCY: | 570 CARS |
| **PROPOSED BUILDING 3:** | FITNESS CENTER |
| BUILDING SIZE: | 17,108 SF |
| BUILDING FOOTPRINT: | 11,435 SF |
| NUMBER OF STORIES: | 2 |
| SQUARE FOOTAGE PER FLOOR: | FIRST FLOOR: 11,151± SF<br>SECOND FLOOR: 5,957± SF |
| CONSTRUCTION TYPE: | VB |
| OCCUPANCY: | 80-90± |
| **PARKING:** | |
| PARKING REQ'D: BANK/OFFICE | 1 PER 200 SF MAX., 1 PER 300 SF MIN. |
| REQUIRED PARKING LOB I: | 170 MAX./114 MIN. |
| REQUIRED PARKING LOB II: | 261 MAX./173 MIN. |
| REQUIRED PARKING LOB III: | 320 MAX./213 MIN. |
| REQUIRED TOTAL: | 751 MAX./500 MIN. |
| TOTAL PROPOSED PARKING: | 841 SPACES |
| TOTAL ACCESSIBLE PARKING REQUIRED: | 17 SPACES |
| TOTAL ACCESSIBLE PARKING PROVIDED: | 17 SPACES |
| TOTAL BICYCLE PARKING REQUIRED: | 20 SPACES |
| TOTAL BICYCLE PARKING PROVIDED: | 30 SPACES (LOB I: 20/LOB II: 10)<br>10 SPACES (LOB 3 LOCATION TBD) |

**LANDSCAPING REQUIREMENTS (REFER TO LANDSCAPE PLAN)**

15 TREES PER DISTURBED ACRE REQUIRED
DISTURBED AREA = AC X 15 = TREES

INTERIOR LANDSCAPING O&I-1: 20% CANOPY COVER OF INTERIOR AREA OF PARKING FACILITY BASED ON AMOUNT OF PARKING AREA IMPERVIOUS SURFACE.

STREETYARD LANDSCAPING: 18 MULTIPLIER

FOUNDATION PLANTINGS: FACE OF BUILDING X LENGTH X 12%

SOLID WASTE DISPOSAL: DUMPSTER AREA PROVIDED

**WATER AND SEWER CAPACITY:**
EMPLOYEES (LOB3): 375 X 25 GPD PER EMPLOYEE=9,375 GPD
FITNESS CENTER: 50 GPD PER 100 SF=5,554 GPD
TOTAL: 17,929 GPD

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

| | |
|---|---|
| NCDENR PWSS WATER PERMIT #: | |
| WATER CAPACITY: | GPD |
| DWQ SEWER PERMIT #: | |
| SEWER CAPACITY: | GPD |
| SEWER SHED # AND PLANT: | |
| SEWER TO FLOW THROUGH NEI: | YES or NO (CIRCLE ONE) |

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

Approved Construction Plan

| | Name | Date |
|---|---|---|
| Planning | | |
| Public Utilities | | |
| Traffic | | |
| Fire | | |

# OVERALL SITE PLAN
# LIVE OAK BANKING COMPANY 3/FITPARK

1741 TIBURON DRIVE
WILMINGTON, NORTH CAROLINA 28403

OWNER/DEVELOPER
W. LEE WILLIAMS
EXECUTIVE VICE PRESIDENT
LIVE OAK BANCSHARES, INC.
1741 TIBURON DRIVE
WILMINGTON, NC 28403
910-796-1647
910-790-5868

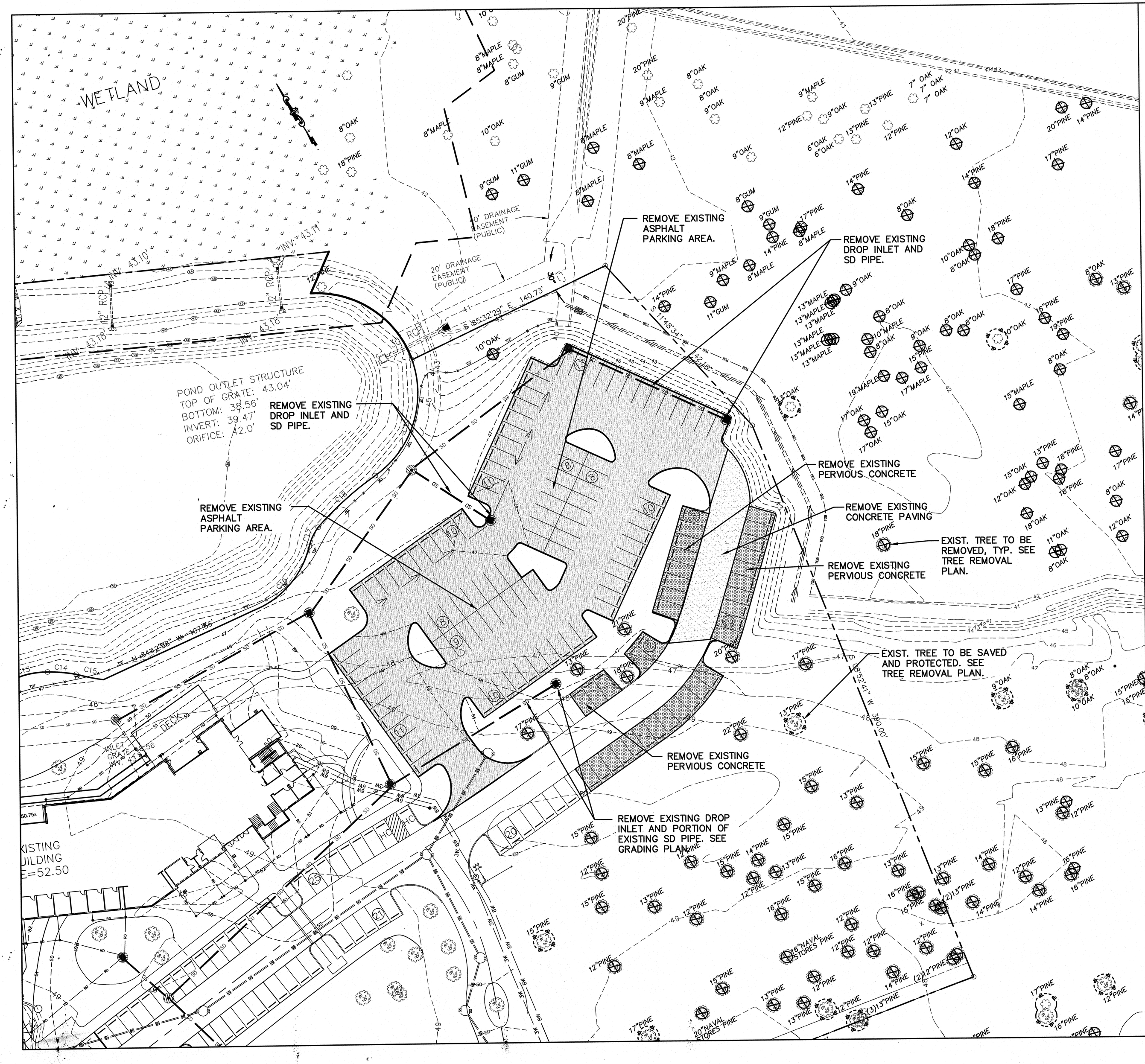
NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
1429 ASH-LITTLE RIVER RD. NW
ASH, NC 28420
PHONE (910) 287-5900
902 MARKET STREET
WILMINGTON, NC 28401
PHONE (910) 343-9633
Licence #C-3641

16169

DES. JST
CKD. JPN
DRWN. NKS
DATE 5/17/17

NORTH CAROLINA PROFESSIONAL SEAL 19851 ENGINEER JOHN S. TUNSTALL

C0




| SYMBOL | DATE | DESCRIPTION | BY |
|---|---|---|---|
| | | REVISIONS | |

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# DEMOLITION PLAN
# LIVE OAK BANKING COMPANY 3/FITPARK

1741 TIBURON DRIVE
WILMINGTON, NORTH CAROLINA 28403

OWNER/DEVELOPER
W. LEE WILLIAMS
EXECUTIVE VICE PRESIDENT
LIVE OAK BANCSHARES, INC.
1741 TIBURON DRIVE
WILMINGTON, NC 28403
910-798-1647
910-790-5868

NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
902 MARKET STREET
WILMINGTON, NC 28401
PHONE (910) 343-9653
1429 ASH-LITTLE RIVER RD. NW
ASH, NC 28420
PHONE (910) 287-5900

Licence #C-3641

16169

| | |
|---|---|
| DES. | JST |
| CKD. | JPN |
| DRWN. | NKS |
| DATE | 5/17/17 |

SCALE: 1" = 30'

0 30 60 90

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

NCDENR PWSS WATER PERMIT #: _____
WATER CAPACITY: _____ GPD
DWQ SEWER PERMIT #: _____
SEWER CAPACITY: _____ GPD
SEWER SHED # AND PLANT: _____
SEWER TO FLOW THROUGH NEI: YES or NO (CIRCLE ONE)

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

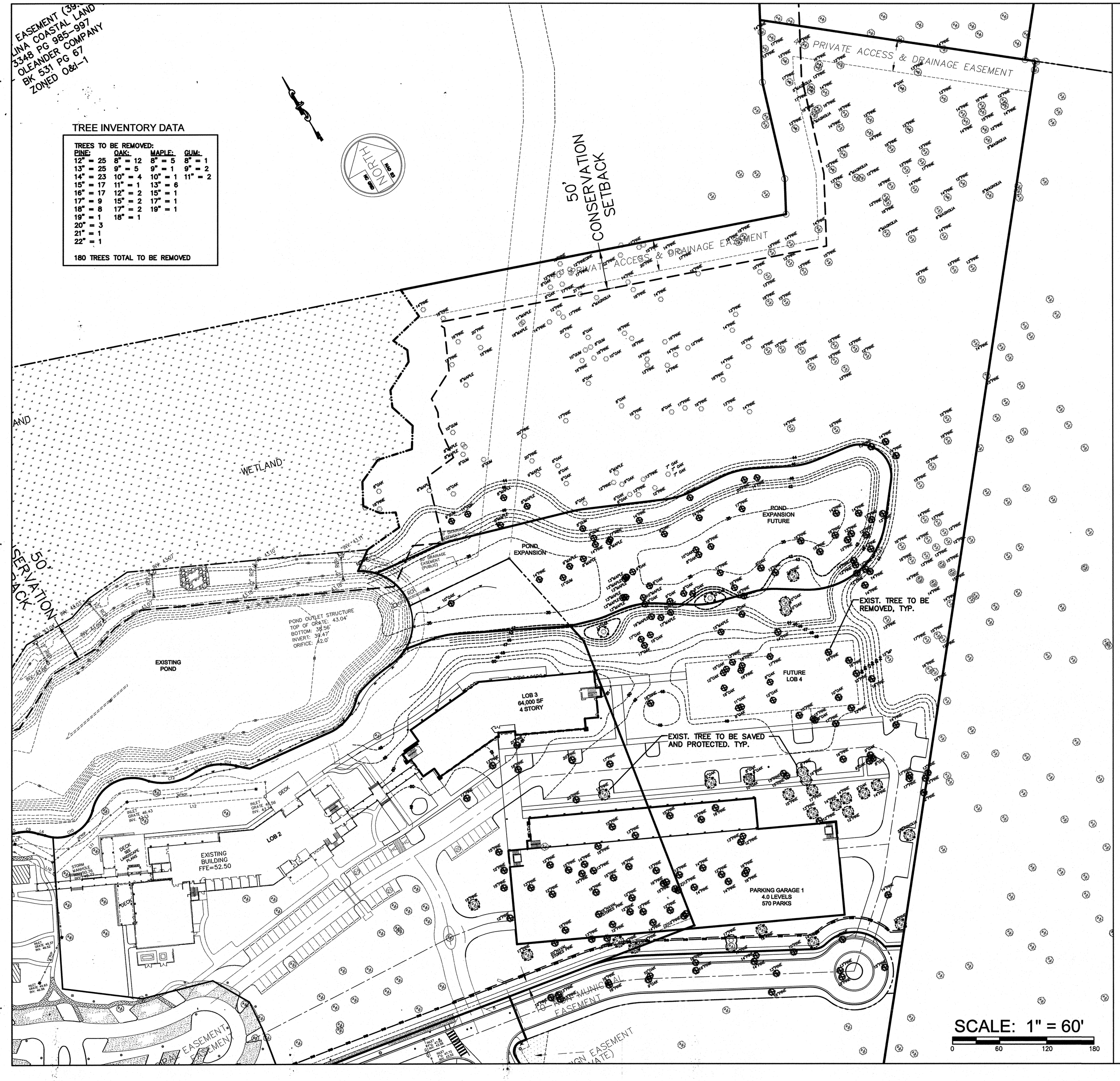
Approved Construction Plan

| | Name | Date |
|---|---|---|
| Planning | | |
| Public Utilities | | |
| Traffic | | |
| Fire | | |

NORTH CAROLINA PROFESSIONAL ENGINEER SEAL 19851 JOHN S. TUNSTALL, JR.

PRELIMINARY

C1

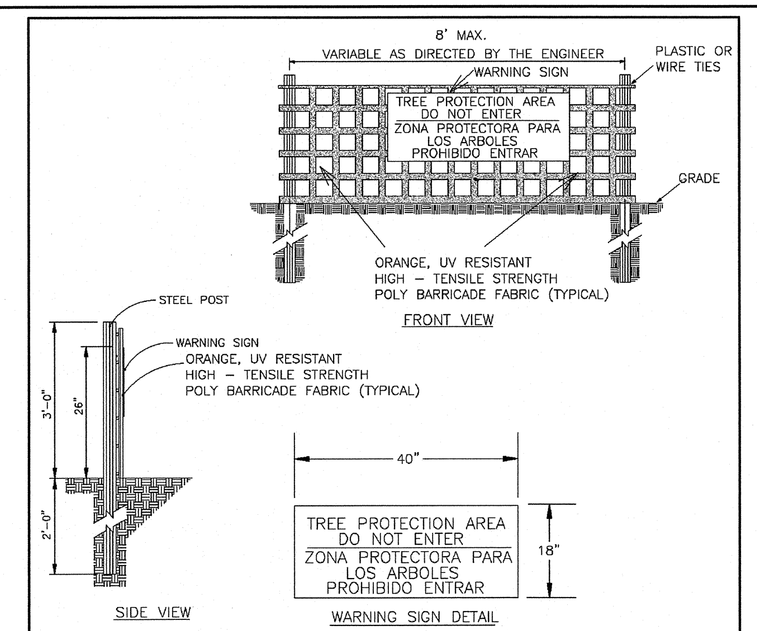



## TREE INVENTORY DATA

**TREES TO BE REMOVED:**

| PINE: | OAK: | MAPLE: | GUM: |
|---|---|---|---|
| 12" = 25 | 8" = 12 | 8" = 5 | 8" = 1 |
| 13" = 25 | 9" = 5 | 9" = 1 | 9" = 2 |
| 14" = 23 | 10" = 4 | 10" = 1 | 11" = 2 |
| 15" = 17 | 11" = 1 | 13" = 6 | |
| 16" = 17 | 12" = 2 | 15" = 1 | |
| 17" = 9 | 15" = 2 | 17" = 1 | |
| 18" = 8 | 17" = 2 | 19" = 1 | |
| 19" = 1 | 18" = 1 | | |
| 20" = 3 | | | |
| 21" = 1 | | | |
| 22" = 1 | | | |

**180 TREES TOTAL TO BE REMOVED**

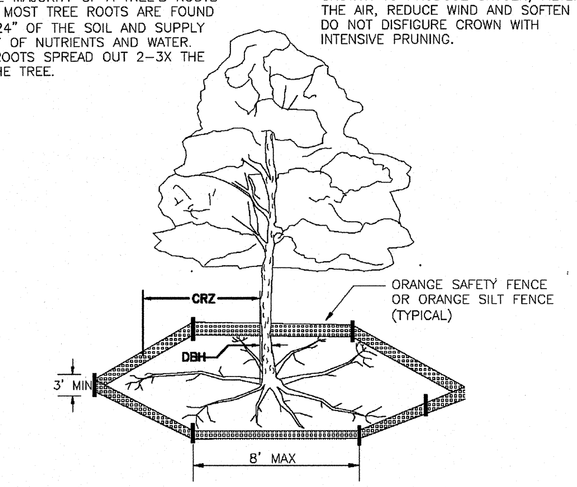



NOTES:

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.

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 SOFTEN 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 MATTS 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.

## TREE PROTECTION DETAILS

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

NCDENR PWSS WATER PERMIT #: _____
WATER CAPACITY: _____ GPD
DWQ SEWER PERMIT #: _____
SEWER CAPACITY: _____ GPD
SEWER SHED # AND PLANT: _____
SEWER TO FLOW THROUGH NEI: YES or NO (CIRCLE ONE)

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

**Approved Construction Plan**

| | Name | Date |
|---|---|---|
| Planning | | |
| Public Utilities | | |
| Traffic | | |
| Fire | | |

| SYMBOL | DATE | DESCRIPTION | BY |
|---|---|---|---|
| | | REVISIONS | |

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# TREE REMOVAL PLAN
# LIVE OAK BANKING COMPANY 3/FITPARK

1741 TIBURON DRIVE
WILMINGTON, NORTH CAROLINA 28403

OWNER/DEVELOPER
W. LEE WILLIAMS
EXECUTIVE VICE PRESIDENT
LIVE OAK BANCSHARES, INC.
1741 TIBURON DRIVE
WILMINGTON, NC 28403
910-796-1647
910-790-5868

NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
902 MARKET STREET
WILMINGTON, NC 28401
PHONE (910) 343-9653
1429 ASH-LITTLE RIVER RD. NW
ASH, NC 28420
PHONE (910) 287-5900

Licence #C-3641

16169

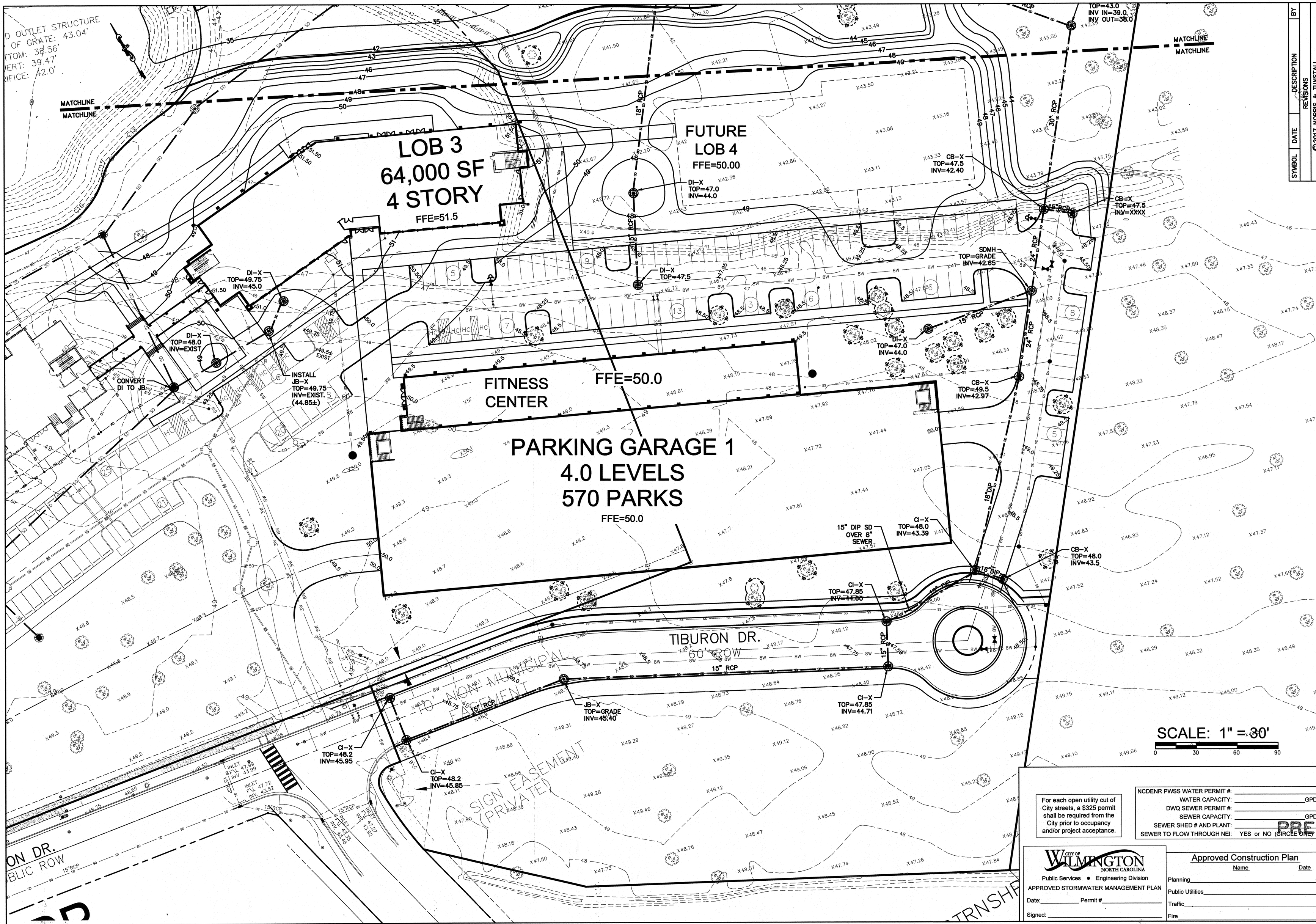
DES. JST
CKD. JPN
DRWN. NKS

DATE 5/17/17

NORTH CAROLINA PROFESSIONAL SEAL 016969 ENGINEER JOHN S. TUNSTALL

PRELIMINARY

C1.1




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

NCDENR PWSS WATER PERMIT #: _____
WATER CAPACITY: _____ GPD
DWQ SEWER PERMIT #: _____
SEWER CAPACITY: _____ GPD
SEWER SHED # AND PLANT: _____
SEWER TO FLOW THROUGH NEI: YES or NO (CIRCLE ONE)

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

Approved Construction Plan

| | Name | Date |
|---|---|---|
| Planning | | |
| Public Utilities | | |
| Traffic | | |
| Fire | | |

PRELIMINARY

| SYMBOL | DATE | DESCRIPTION | BY |
|---|---|---|---|
| | | REVISIONS | |

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# GRADING, DRAINAGE AND EROSION CONTROL PLAN
# LIVE OAK BANKING COMPANY 3/FITPARK

1741 TIBURON DRIVE
WILMINGTON, NORTH CAROLINA 28403

OWNER/DEVELOPER
W. LEE WILLIAMS
EXECUTIVE VICE PRESIDENT
LIVE OAK BANCSHARES, INC.
1741 TIBURON DRIVE
WILMINGTON, NC 28403
910-796-1647
910-790-5868

NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
902 MARKET STREET
WILMINGTON, NC 28401
PHONE (910) 343-9653
1429 ASH-LITTLE RIVER RD. NW
ASH, NC 28420
PHONE (910) 287-5900

Licence #C-3641

16169

| | |
|---|---|
| DES. | JST |
| CKD. | JPN |
| DRWN. | NKS |
| DATE | 5/17/17 |

NORTH CAROLINA PROFESSIONAL ENGINEER SEAL 19031 JOHN S. TUNSTALL

C2

POND EXPANSION

POND EXPANSION

FES-X
INV OUT=XX.X

DI-X
TOP=XX.X

20' DRAINAGE EASEMENT (PUBLIC)

INV=43.11'

INV=43.18'

POND OUTLET STRUCTURE
TOP OF GRATE: 43.04'
BOTTOM: 38.56'
INVERT: 39.47'
ORIFICE: 42.0'

MATCHLINE

MATCHLINE

LOB 3
64,000 SF
4 STORY
FFE=51.5

FUTURE
LOB 4
FFE=50.00

FES-X
INV OUT=37.0

FES-X
INV OUT=39.0

DI-X
TOP=43.0
INV=37.5

DI-X
TOP=43.0
INV IN=39.0
INV OUT=38.0

30" RCP

18" RCP

15" RCP

DI-X
TOP=47.0
INV=44.0

DI-X
TOP=47.5

CB-X
TOP=47.5
INV=42.40

DI-X
TOP=49.75
INV=45.0

DI-X
TOP=48.0
INV=EXIST

CONVERT
DI TO JB

INSTALL
JB-X
TOP=49.75

FITNESS

FFE=50.0

DI-X
TOP=47.0
INV=44.0

SCALE: 1" = 30'

0 30 60 90

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

NCDENR PWSS WATER PERMIT #: _____
WATER CAPACITY: _____ GPD
DWQ SEWER PERMIT #: _____
SEWER CAPACITY: _____ GPD
SEWER SHED # AND PLANT: _____
SEWER TO FLOW THROUGH NEI: YES or NO (CIRCLE ONE)

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

Approved Construction Plan

| | Name | Date |
|---|---|---|
| Planning | | |
| Public Utilities | | |
| Traffic | | |
| Fire | | |

PRELIMINARY

| SYMBOL | DATE | DESCRIPTION | BY |
|---|---|---|---|
| | | REVISIONS | |

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# GRADING, DRAINAGE AND EROSION CONTROL PLAN
# LIVE OAK BANKING COMPANY 3/FITPARK

1741 TIBURON DRIVE
WILMINGTON, NORTH CAROLINA 28403

OWNER/DEVELOPER
W. LEE WILLIAMS
EXECUTIVE VICE PRESIDENT
LIVE OAK BANCSHARES, INC.
1741 TIBURON DRIVE
WILMINGTON, NC 28403
910-796-1647
910-790-5868

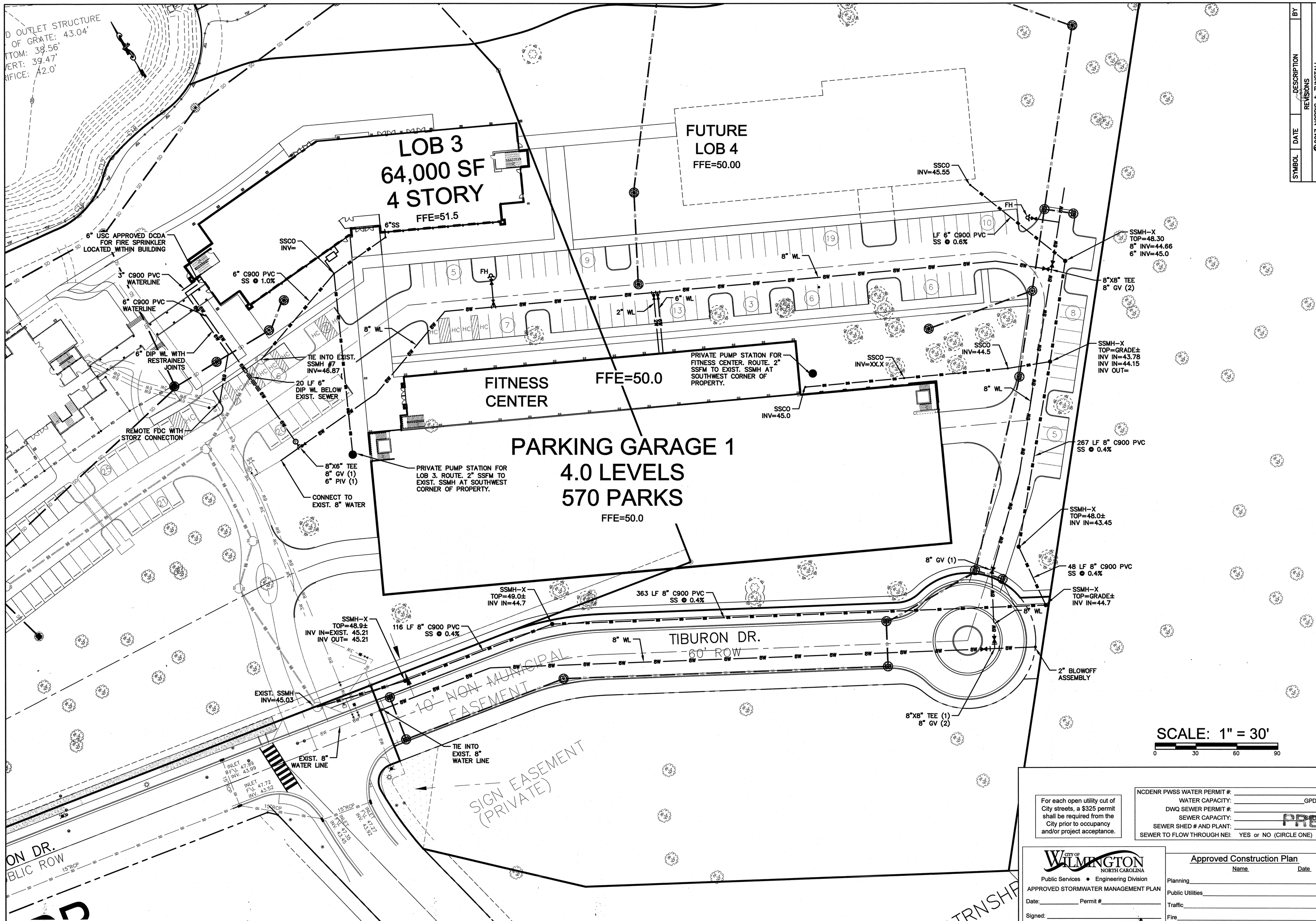
NORRIS & TUNSTALL
CONSULTING ENGINEERS P.C.
1429 ASH-LITTLE RIVER RD. NW
ASH, NC 28420
PHONE (910) 287-5000
902 MARKET STREET
WILMINGTON, NC 28401
PHONE (910) 343-9653
Licence #C-3641

16169

| | |
|---|---|
| DES. | JST |
| CKD. | JPN |
| DRWN. | NKS |
| DATE | 5/17/17 |

NORTH CAROLINA PROFESSIONAL ENGINEER SEAL 19861 JOHN P. TUNSTALL

C2.1




| SYMBOL | DATE | DESCRIPTION | BY |
|---|---|---|---|
| | | REVISIONS | |

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UTILITY PLAN
LIVE OAK BANKING COMPANY 3/FITPARK

1741 TIBURON DRIVE
WILMINGTON, NORTH CAROLINA 28403

OWNER/DEVELOPER
W. LEE WILLIAMS
EXECUTIVE VICE PRESIDENT
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Licence #C-3641

16169

| | |
|---|---|
| DES. | JST |
| CKD. | JPN |
| DRWN. | NKS |
| DATE | 5/17/17 |

NORTH CAROLINA PROFESSIONAL SEAL 19851 ENGINEER JOHN S. TUNSTALL

PRELIMINARY

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

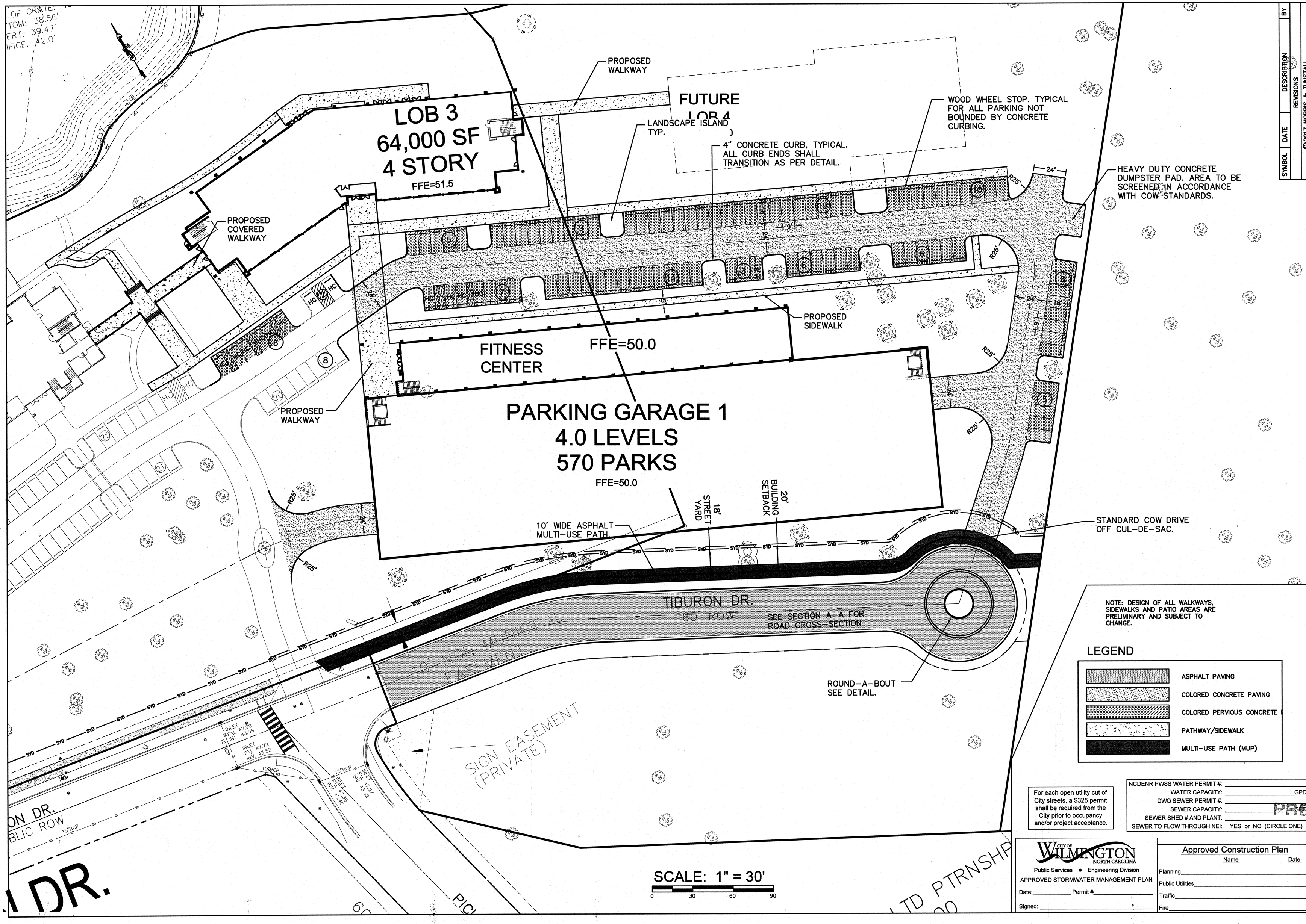
| | |
|---|---|
| NCDENR PWSS WATER PERMIT #: | |
| WATER CAPACITY: | GPD |
| DWQ SEWER PERMIT #: | |
| SEWER CAPACITY: | |
| SEWER SHED # AND PLANT: | |
| SEWER TO FLOW THROUGH NEI: | YES or NO (CIRCLE ONE) |

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

Approved Construction Plan

| | Name | Date |
|---|---|---|
| Planning | | |
| Public Utilities | | |
| Traffic | | |
| Fire | | |

C3




NOTE: DESIGN OF ALL WALKWAYS, SIDEWALKS AND PATIO AREAS ARE PRELIMINARY AND SUBJECT TO CHANGE.

## LEGEND

- ASPHALT PAVING
- COLORED CONCRETE PAVING
- COLORED PERVIOUS CONCRETE
- PATHWAY/SIDEWALK
- MULTI-USE PATH (MUP)

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

NCDENR PWSS WATER PERMIT #: _____
WATER CAPACITY: _____ GPD
DWQ SEWER PERMIT #: _____
SEWER CAPACITY: _____ GPD
SEWER SHED # AND PLANT: _____
SEWER TO FLOW THROUGH NEI: YES or NO (CIRCLE ONE)

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

Approved Construction Plan

| | Name | Date |
|---|---|---|
| Planning | | |
| Public Utilities | | |
| Traffic | | |
| Fire | | |

| SYMBOL | DATE | DESCRIPTION | BY |
|---|---|---|---|
| | | REVISIONS | |

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LAYOUT PLAN
LIVE OAK BANKING COMPANY 3/FITPARK

1741 TIBURON DRIVE
WILMINGTON, NORTH CAROLINA 28403

OWNER/DEVELOPER
W. LEE WILLIAMS
EXECUTIVE VICE PRESIDENT
LIVE OAK BANCSHARES, INC.
1741 TIBURON DRIVE
WILMINGTON, NC 28403
910-796-1647
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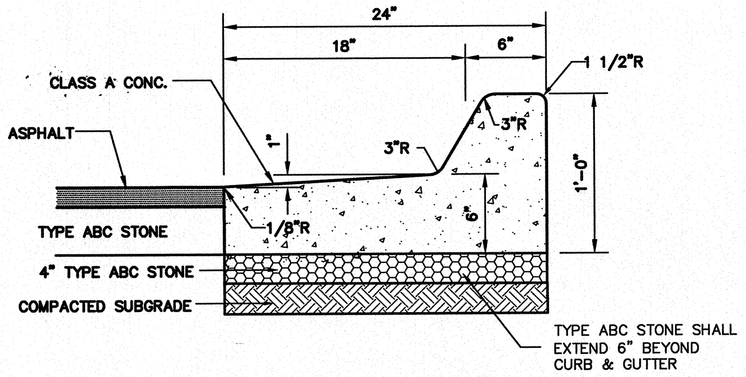
16169

DES. JST
CKD. JPN
DRWN. NKS
DATE 5/17/17

NORTH CAROLINA PROFESSIONAL SEAL 19851 ENGINEER JOHN S. TUNSTALL

PRELIMINARY

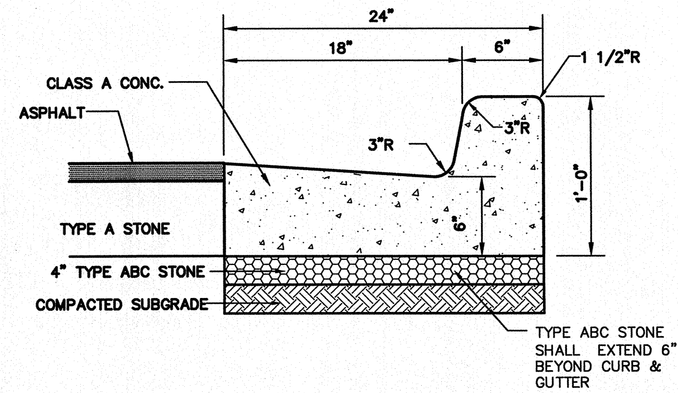
C4




NOTE: CURB TYPE DEPENDS ON GRADES SHOWN ON GRADING PLAN. GRADES INDICATING FALL AWAY FROM CURB SHALL BE SPILL OFF TYPE CURB. GRADES INDICATING CURB ACCEPTING FLOW SHALL BE FLOW LINE TYPE.

NOT TO SCALE

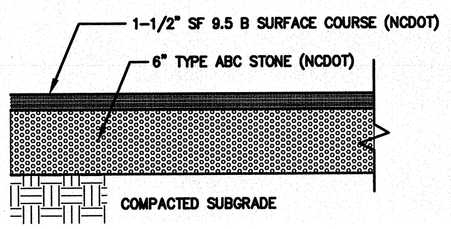
## 1 24" CURB AND GUTTER SECTION (SPILL-OFF)




NOTE: CURB TYPE DEPENDS ON GRADES SHOWN ON GRADING PLAN. GRADES INDICATING FALL AWAY FROM CURB SHALL BE SPILL OFF TYPE CURB. GRADES INDICATING CURB ACCEPTING FLOW SHALL BE FLOW LINE TYPE.

NOT TO SCALE

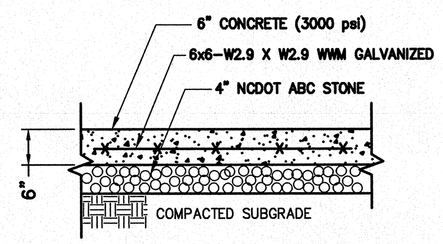
## 2 24" CURB AND GUTTER SECTION (FLOW-LINE)




NOTE: PAVEMENT SECTION MAY VARY DEPENDING UPON FIELD CONDITIONS. CONTRACTOR SHALL COORDINATE w/OWNER & GEOTECHNICAL ENGINEER TO DETERMINE ACTUAL PAVEMENT SECTION.

NOT TO SCALE

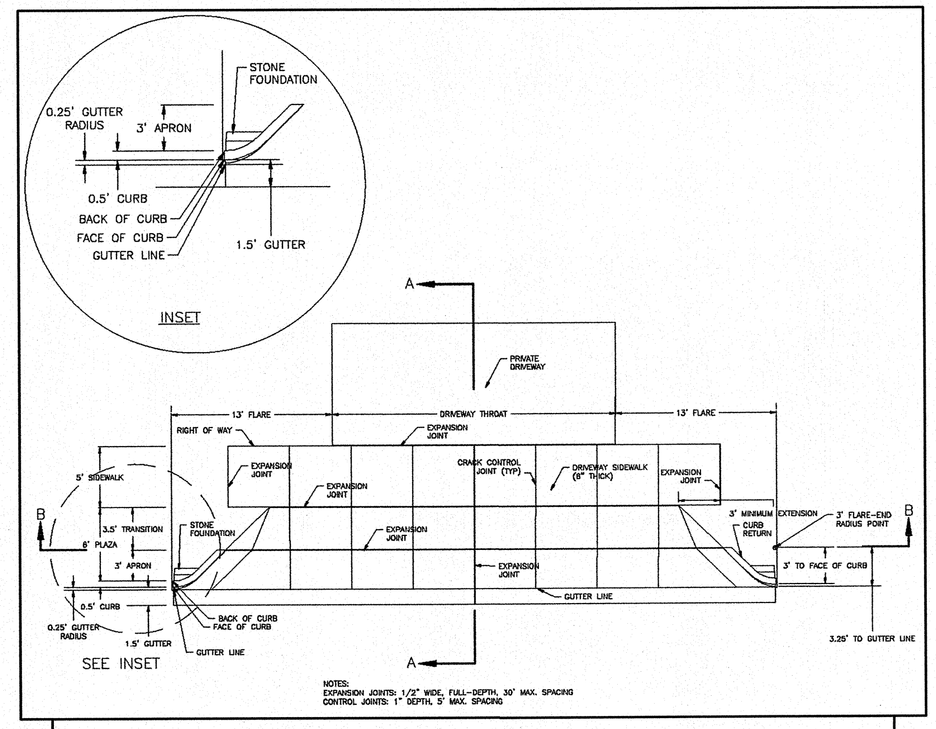
## 3 ASPHALT PAVEMENT SECTION



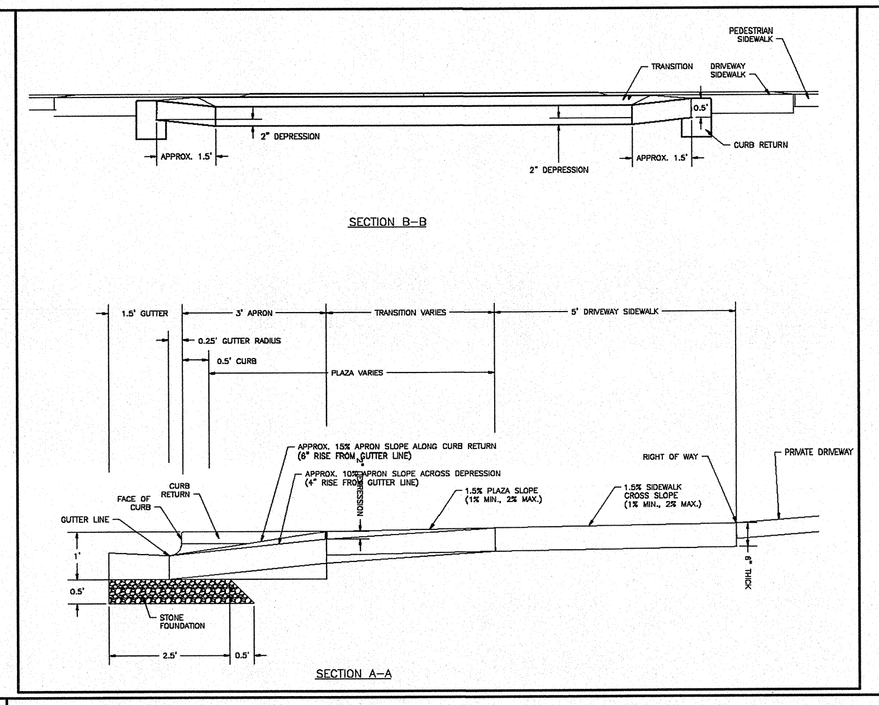

NOTES:
1. CONTROL JOINTS SHALL BE EVERY 15 FT. (MAX.) AND EXPANSION JOINTS SHALL BE EVERY 50 FT. (MAX).
2. PAVEMENT SECTION MAY VARY DEPENDING UPON FIELD CONDITIONS. THE PAVING CONTRACTOR SHALL COORDINATE WITH OWNER REPRESENTATIVE AND GEOTECHNICAL ENGINEER TO DETERMINE ACTUAL PAVEMENT SECTION.

NOT TO SCALE

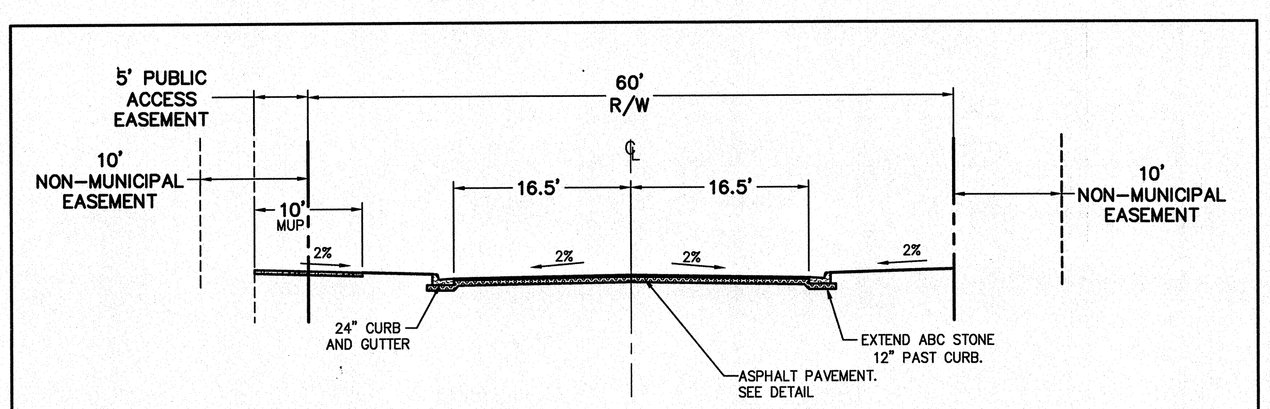
## 4 HEAVY DUTY CONCRETE PAVEMENT SECTION




NOTES:
EXPANSION JOINTS: 1/2" WIDE, FULL-DEPTH, 30' MAX. SPACING
CONTROL JOINTS: 1" DEPTH, 5' MAX. SPACING




## 5 STANDARD CITY OF WILMINGTON DRIVE WAY DETAIL




TIBURON DRIVE SECTION DETAIL

## 6 TIBURON DRIVE SECTION DETAIL

## 7

## CITY OF WILMINGTON STANDARD NOTES:

1. CONTACT THE NORTH CAROLINA ONE CALL CENTER PRIOR TO DOING ANY DIGGING AT 1-800-632-4949.

2. 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;

3. ALL PAVEMENT MARKINGS IN PUBLIC RIGHTS-OF-WAY AND FOR DRIVEWAYS ARE TO BE THERMOPLASTIC AND MEET CITY AND/OR NCDOT STANDARDS.

4. ALL PARKING STALL MARKINGS AND LANE ARROWS WITHIN THE PARKING AREAS SHALL BE WHITE.

5. INSTALL REFLECTORS PER CITY AND NCDOT STANDARDS. TRAFFIC ENGINEERING MUST APPROVE OF PAVEMENT MARKING LAYOUT PRIOR TO ACTUAL STRIPING.

6. ALL TRAFFIC CONTROL SIGNS AND MARKINGS OFF THE RIGHT-OF-WAY ARE TO BE MAINTAINED BY THE PROPERTY OWNER IN ACCORDANCE WITH MUTCD STANDARDS.

7. 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.

8. IT SHALL BE THE RESPONSIBILITY OF THE SUBDIVIDER TO ERECT OFFICIAL STREET NAME SIGNS AT ALL INTERSECTIONS ASSOCIATED WITH THE SUBDIVISION IN ACCORDANCE WITH THE TECHNICAL STANDARDS AND SPECIFICATIONS MANUAL. THE SUBDIVIDER MAY ACQUIRE AND ERECT OFFICIAL STREET NAME SIGNS OR MAY CHOOSE TO CONTRACT WITH THE CITY TO INSTALL THE STREET SIGNS AND THE SUBDIVIDER 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.

9. CONTACT TRAFFIC ENGINEERING AT 341-7888 FORTY-EIGHT HOURS PRIOR TO ANY EXCAVATION IN THE RIGHT-OF-WAY.

10. A UTILITY CUT PERMIT IS REQUIRED FOR EACH OPEN CUT OF A CITY STREET. CONTACT 341-5888 FOR MORE DETAILS. IN CERTAIN CASES AN ENTIRE RESURFACING OF THE AREA BEING OPEN CUT MAY BE REQUIRED.

11. ANY BROKEN OR MISSING SIDEWALK PANELS, DRIVEWAY PANELS, AND CURBING WILL BE REPLACED.

12. CONTACT TRAFFIC ENGINEERING AT 341-7888 TO DISCUSS STREET LIGHTING OPTIONS.

13. PROJECT SHALL COMPLY WITH CFPUA CROSS CONNECTION CONTROL REQUIREMENTS. WATER METER(S) CANNOT BE RELEASED UNTIL ALL REQUIREMENTS ARE MET AND THE STATE HAS GIVEN THEIR FINAL APPROVAL. CALL 343-3910 FOR INFORMATION.

14. IF THE CONTRACTOR DESIRES CFPUA 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.

15. ANY IRRIGATION SYSTEM SUPPLIED BY CFPUA WATER SHALL COMPLY WITH CFPUA CROSS CONNECTION CONTROL REGULATIONS. CALL 332-6558 FOR INFORMATION.

16. ANY BACKFLOW PREVENTION DEVICES REQUIRED BY CFPUA WILL NEED TO BE ON THE LIST OF APPROVED DEVICES BY USCFCCCHR OR ASSE.

17. 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.

18. THE NUMBER AND SPACING OF DRIVEWAYS FOR ALL INTERCONNECTED SITES WILL BE DETERMINED BY THE COMBINED FRONTAGE OF THE INTERCONNECTED PROPERTIES.

19. 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.

20. A LANDSCAPE PLAN INDICATING THE LOCATION OF REQUIRED STREET TREES SHALL BE SUBMITTED TO THE CITY OF WILMINGTON TRAFFIC ENGINEER DIVISION AND PARKS AND RECREATIN DEPARTMENT FOR REVIEW AND APPROVAL PRIOR TO THE RECORDING OF THE FINAL PLAT.

21. IF AND IRRIGATION SYSTEM IS PLANNED FOR THE SITE, UTILIZE MOISTURE SENSORS.

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

## UTILITY NOTES FOR FIRE HYDRANTS:

1. FIRE HYDRANTS MUST BE WITHIN 150' OF THE FIRE DEPARTMENT CONNECTION.
2. THE FIRE DEPARTMENT CONNECTION MUST BE WITHIN 40' OF FIRE APPARATUS PLACEMENT.
3. 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.
4. FIRE HYDRANTS MUST BE LOCATED WITHIN 8' OF THE CURB.
5. NEW HYDRANTS MUST BE AVAILABLE FOR USE PRIOR TO CONSTRUCTION OF THE BUILDINGS.
6. NEW HYDRANTS MUST BE BROUGHT INTO SERVICE PRIOR TO COMBUSTIBLE MATERIALS BEING DELIVERED TO THE JOB SITE.
7. THE CONTRACTOR SHALL MAINTAIN AN ALL WEATHER ACCESS FOR EMERGENCY VEHICLES AT ALL TIMES DURING CONSTRUCTION.
8. TEMPORARY STREET SIGNS SHALL BE INSTALLED AT EACH STREET INTERSECTION WHEN CONSTRUCTION OF NEW ROADWAYS ALLOWS PASSAGE BY VEHICLES.
9. 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.
10. A MINIMUM OF 5' SHALL SEPARATE UNDERGROUND FIRE LINES OR PRIVATE WATER MAINS FROM OTHER UNDERGROUND UTILITIES.
11. HYDRANTS SHALL BE OF SUFFICIENT NUMBERS TO ACCOMODATE BASE FIRE FLOW REQUIREMENTS OF THE STRUCTURE.
12. BUILDING CONSTRUCTION TYPE:

Approved Construction Plan
Name PRELIMINARY
Planning
Traffic
Fire

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

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

| SYMBOL | DATE | DESCRIPTION | BY |
|---|---|---|---|

REVISIONS

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NOTES AND DETAILS
LIVE OAK BANKING COMPANY 3/FITPARK
1741 TIBURON DRIVE
WILMINGTON, NORTH CAROLINA 28403

OWNER/DEVELOPER
W. LEE WILLIAMS
EXECUTIVE VICE PRESIDENT
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DES. JST
CKD. JPN
DRWN. NKS
DATE 5/17/17

NORTH CAROLINA PROFESSIONAL SEAL 19851 ENGINEER JOHN S. TUNSTALL

C5

MAP OF REVISION

# TIBURON PARC PARCELS BR & D

CITY OF WILMINGTON
NEW HANOVER COUNTY
NORTH CAROLINA

OWNER: THE OLEANDER COMPANY, INC.
1303–A INDEPENDENCE BLVD.
WILMINGTON, NC 28403

LIVE OAK BANCSHARES, INC.
1741 TIBURON DRIVE
WILMINGTON, NC 28403

DATE: APRIL 21, 2017

| LINE | BEARING | DISTANCE |
|---|---|---|
| L1 | S 81°07'19" E | 8.04' |
| L3 | N 30°57'07" E | 64.54 |
| L4 | N 54°07'39" E | 124.83' |
| L5 | S 35°52'21" E | 70.00' |
| L6 | S 53°50'41" W | 52.49 |
| L7 | S 00°53'34" W | 37.36' |
| L8 | N 58°47'19" E | 165.50' |
| L9 | S 45°46'20" E | 11.08' |
| L10 | N 88°45'53" E | 28.39' |
| L11 | S 36°03'15" E | 8.48' |
| L12 | S 71°19'27" E | 11.35' |
| L13 | S 46°24'58" E | 9.15 |
| L14 | S 89°01'10" E | 4.48 |
| L15 | S 84°12'58" E | 107.66' |
| L16 | N 54°01'50" E | 29.86 |
| L17 | N 84°36'34" E | 49.35 |
| L18 | N 16°42'58" E | 19.71' |
| L19 | N 62°30'14" W | 19.91' |
| L20 | N 36°53'56" W | 23.08' |
| L21 | N 28°06'49" E | 31.35' |
| L22 | N 64°57'58" E | 34.22' |
| L23 | S 77°43'51" E | 45.47' |
| L24 | N 31°52'59" E | 29.90' |
| L25 | N 17°47'51" W | 34.78' |
| L26 | N 23°42'23" E | 22.09 |
| L27 | N 62°18'56" E | 43.09 |
| L28 | N 24°03'47" E | 15.17' |
| L29 | N 25°59'40" W | 21.62' |
| L30 | N 76°16'19" E | 45.48' |
| L31 | N 04°27'51" W | 40.86' |
| L32 | S 10°34'36" E | 26.01' |
| L33 | S 55°58'51" E | 75.01' |
| L34 | S 29°42'00" E | 59.17' |
| L35 | N 77°08'16" E | 125.10' |
| L36 | S 64°26'32" E | 168.62' |
| L37 | N 27°57'28" E | 45.75' |
| L38 | N 17°06'04" E | 126.95' |
| L39 | N 27°51'29" E | 148.70' |
| L40 | N 53°30'03" E | 86.05' |
| L41 | N 79°26'47" E | 124.91' |
| L42 | N 85°17'39" E | 133.80' |
| L43 | S 59°14'43" E | 154.72' |
| L44 | S 38°39'31" W | 99.73' |
| L46 | N 46°37'34" W | 122.41' |
| L47 | N 38°17'36" E | 76.42' |
| L48 | N 81°07'19" W | 30.00' |
| L49 | N 54°07'39" E | 143.88' |
| L50 | N 85°26'52" E | 59.39 |
| L51 | N 71°12'13" E | 32.29' |
| L52 | N 89°09'49" E | 67.75' |
| L53 | N 62°38'34" E | 75.88 |
| L54 | S 74°05'23" E | 37.61 |
| L55 | S 63°38'41" E | 54.54' |
| L56 | N 76°48'49" E | 50.58' |
| L57 | S 74°41'10" E | 28.77' |
| L58 | S 75°09'11" E | 126.52' |
| L59 | N 89°47'08" E | 150.85' |
| L62 | S 29°33'50" W | 64.80 |
| L63 | S 21°26'10" W | 31.56 |
| L64 | S 43°30'15" W | 17.38' |
| L65 | S 82°23'06" E | 22.37' |
| L66 | S 75°05'35" E | 16.40' |
| L67 | N 75°05'35" W | 163.66' |
| L68 | S 00°53'34" W | 94.91 |
| L69 | S 64°26'32" E | 10.41 |
| L70 | N 62°08'14" W | 21.66' |
| L71 | N 62°08'14" W | 10.30' |
| L72 | S 80°32'40" E | 38.17' |
| L73 | S 64°00'01" E | 138.44' |
| L74 | S 74°06'43" E | 22.50' |
| L75 | S 83°17'48" E | 20.80 |
| L76 | N 57°53'59" W | 47.65 |
| L77 | N 75°41'56" W | 47.53' |
| L78 | S 58°18'59" E | 36.64 |
| L79 | N 37°58'01" E | 55.27' |
| L80 | N 82°52'38" W | 43.84' |
| L81 | N 63°38'20" W | 49.53 |
| L82 | N 86°33'01" W | 43.42' |
| L83 | N 66°58'13" W | 107.44' |
| L84 | N 73°58'03" W | 46.49' |
| L85 | N 73°58'03" W | 113.76' |
| L86 | N 79°11'19" W | 18.20' |
| L87 | N 84°24'36" W | 84.81' |

| CURVE | RADIUS | ARC LENGTH | CHORD LENGTH | CHORD BEARING | DELTA ANGLE | TANGENT |
|---|---|---|---|---|---|---|
| C1 | 315.00' | 17.01' | 17.01' | N 60°35'43" W | 3°05'40" | 8.51' |
| C2 | 315.00' | 121.36' | 120.61' | S 70°05'06" E | 22°04'26" | 61.44' |
| C3 | 268.11' | 53.37' | 53.28' | N 05°38'21" W | 11°24'17" | 26.77' |
| C4 | 13.00' | 22.42' | 19.74' | N 49°28'50" E | 98°47'44" | 15.17' |
| C5 | 285.00' | 109.80' | 109.12' | N 70°05'06" W | 22°04'26" | 55.59' |
| C6 | 345.00' | 18.63' | 18.63' | N 60°35'43" W | 3°05'40" | 9.32' |
| C7 | 47.89' | 51.78' | 49.27' | S 73°51'01" E | 62°12'04" | 28.77' |
| C8 | 38.57' | 30.71' | 29.90' | S 66°59'53" E | 45°37'18" | 16.22' |
| C9 | 56.76' | 30.68' | 30.31' | S 74°10'23" E | 30°58'16" | 15.72' |
| C10 | 50.46' | 18.69' | 18.61' | S 68°27'49" E | 18°58'55" | 8.42' |
| C11 | 209.91' | 19.35' | 19.34' | S 77°11'27" E | 5°16'55" | 9.68 |
| C12 | 59.00' | 45.83' | 44.68' | S 54°17'54" E | 44°30'06" | 24.14' |
| C13 | 18.32' | 12.04' | 11.82' | S 54°52'48" E | 37°39'06" | 6.24' |
| C14 | 46.68' | 25.20' | 24.90' | S 55°51'07" E | 30°56'40" | 12.92' |
| C15 | 46.44' | 77.01' | 68.49' | S 87°40'27" E | 95°01'33" | 50.70' |
| C16 | 52.32' | 92.87' | 81.15' | S 87°28'08" E | 101°41'17" | 64.26' |
| C17 | 70.55' | 63.65' | 61.52' | S 71°30'41" E | 51°41'50" | 34.18' |
| C18 | 53.74' | 28.60' | 28.26' | S 74°24'38" E | 30°29'36" | 14.65' |
| C19 | 103.54' | 18.91' | 18.89' | S 54°44'33" E | 10°28'01" | 9.48' |
| C20 | 134.91' | 18.17' | 18.15' | S 47°56'52" E | 7°43'03" | 9.10' |
| C21 | 60.32' | 58.04' | 55.83' | N 71°42'29" E | 55°08'03" | 31.49' |
| C22 | 35.22' | 13.95' | 13.86' | N 55°24'42" E | 22°41'27" | 7.07' |
| C23 | 214.50' | 50.41' | 50.30' | N 78°15'44" E | 13°27'56" | 25.32' |
| C27 | 230.00' | 76.18' | 75.83' | N 71°37'31" W | 18°58'35" | 38.44' |
| C28 | 25.00' | 18.69' | 18.26' | S 83°33'14" E | 42°50'00" | 9.81' |
| C29 | 50.00' | 83.74' | 74.29' | N 56°59'26" W | 95°57'49" | 55.50' |
| C30 | 50.00' | 83.74' | 74.29' | S 67°17'08" E | 95°57'49" | 55.50' |
| C31 | 25.00' | 18.69' | 18.26' | N 40°43'14" W | 42°50'00" | 9.81' |
| C32 | 170.00' | 56.33' | 56.07' | N 71°37'46" W | 18°58'05" | 28.42' |
| C33 | 66.09' | 28.13' | 27.92' | N 73°14'09" E | 24°23'17" | 14.28' |
| C34 | 100.00' | 28.87' | 28.77' | N 72°16'20" W | 16°32'39" | 14.54' |
| C36 | 100.00' | 16.03' | 16.01' | S 78°42'16" E | 9°11'05" | 8.03' |
| C37 | 100.00' | 44.33' | 43.98' | N 70°35'54" W | 25°23'49" | 22.53' |
| C38 | 100.00' | 31.07' | 30.94' | S 66°47'58" E | 17°47'57" | 15.66' |
| C39 | 100.00' | 30.34' | 30.22' | N 67°00'28" W | 17°22'57" | 15.29' |
| C40 | 100.00' | 146.11' | 133.46' | N 79°49'31" E | 83°43'00" | 89.59' |
| C41 | 40.00' | 84.37' | 69.57' | N 22°27'19" W | 120°50'39" | 70.48' |
| C42 | 100.00' | 33.58' | 33.42' | S 73°15'29" E | 19°14'18" | 16.95' |
| C43 | 100.00' | 39.99' | 39.72' | N 75°05'40" W | 22°54'41" | 20.26' |
| C44 | 100.00' | 34.17' | 34.01' | S 76°45'37" E | 19°34'48" | 17.25' |
| C45 | 100.00' | 12.21' | 12.20' | N 70°28'08" W | 6°59'50" | 6.11' |
| C46 | 66.08' | 23.28' | 23.18' | N 52°39'23" W | 20°11'16" | 11.76' |
| C47 | 100.00' | 8.03' | 8.03' | S 66°18'00" E | 4°36'00" | 4.02' |
| C48 | 100.00' | 9.62' | 9.62' | S 71°21'22" E | 5°30'43" | 4.81' |

CERTIFICATE OF APPROVAL BY THE CITY OF WILMINGTON SUBDIVISION REVIEW BOARD

THE CITY OF WILMINGTON, SUBDIVISION REVIEW BOARD, HEREBY APPROVES FOR RECORDATION THE FINAL PLAT FOR LAKESIDE PARK, LOT 8R PROVIDED THAT SAID PLAT IS RECORDED WITHIN (90) DAYS.

CHAIRMAN, SUBDIVISION REVIEW BOARD

DATE

CERTIFICATE OF REGISTRATION BY REGISTER OF DEEDS

NORTH CAROLINA COUNTY_____

FILED FOR REGISTRATION THIS_____DAY OF 2017; AT_____O'CLOCK _____ AND DULY RECORDED IN MAP BOOK____ PAGE_____

BY: _____

I, _____REVIEW OFFICER OF THE CAPE FEAR PUBLIC UTILITY AUTHORITY, NEW HANOVER COUNTY, NORTH CAROLINA, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL AUTHORITY STANDARDS AND REQUIREMENTS FOR THE PUBLIC UTILITIES AS SET FORTH BY ORDINANCES. WITH THE RECORDATION OF THIS PLAT, THE CAPE FEAR PUBLIC UTILITY AUTHORITY ACCEPTS THE OWNER'S OFFER OF DEDICATION FOR THE PUBLIC WATER AND/OR SEWER PURPOSE ALL EASEMENTS, COMMON AREAS, AND/OR RIGHT OF WAY SHOWN ON THE PLAT AS DEDICATED FOR PUBLIC UTILITY PURPOSES. APPROVAL OF THIS PLAT DOES NOT GUARANTEE THE AVAILABILITY OF WATER AND SEWER SERVICES, FOR THE CAPE FEAR PUBLIC UTILITY AUTHORITY.

CAPE FEAR PUBLIC UTILITY AUTHORITY

BY:_____
REVIEW OFFICER TITLE DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) OWN FREE CONSENT, ESTABLISH MINIMUM SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES TO PUBLIC OR PRIVATE USE AS NOTED. I (WE) HEREBY DEDICATE EASEMENTS TO THE CAPE FEAR PUBLIC UTILITY AUTHORITY OVER ALL PRIVATE STREETS FOR WATER AND SEWER LINES AND APPURTENANCES. FURTHER, I (WE) CERTIFY THE LAND AS SHOWN HEREON IS WITHIN THE PLATTING JURISDICTION OF THE CITY OF WILMINGTON, NORTH CAROLINA

SIGNATURE OF OWNER DATE

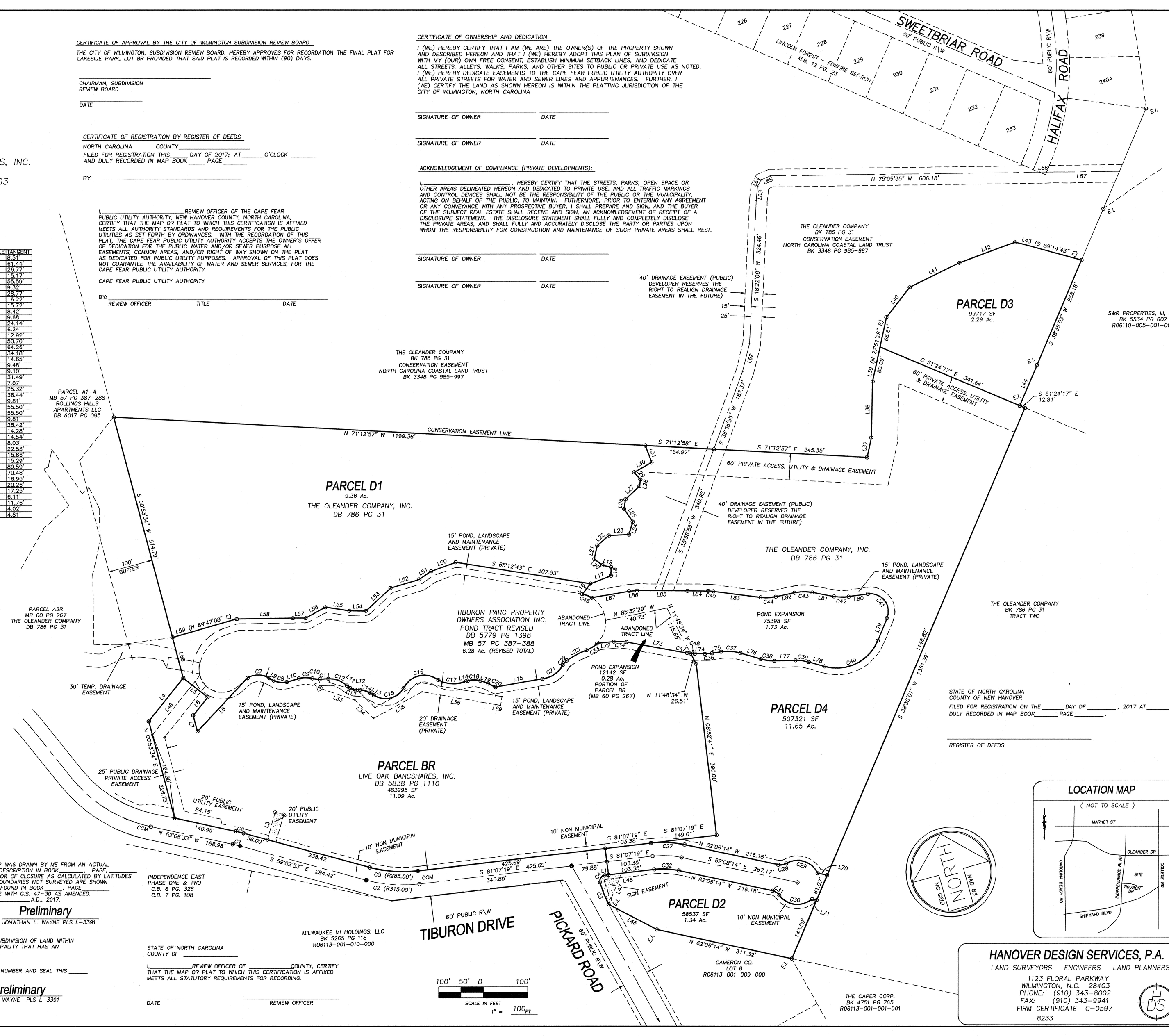
SIGNATURE OF OWNER DATE

ACKNOWLEDGEMENT OF COMPLIANCE (PRIVATE DEVELOPMENTS):

I, _____, HEREBY CERTIFY THAT THE STREETS, PARKS, OPEN SPACE OR OTHER AREAS DELINEATED HEREON AND DEDICATED TO PRIVATE USE, AND ALL TRAFFIC MARKINGS AND CONTROL DEVICES SHALL NOT BE THE RESPONSIBILITY OF THE PUBLIC OR THE MUNICIPALITY, ACTING ON BEHALF OF THE PUBLIC, TO MAINTAIN. FUTHERMORE, PRIOR TO ENTERING ANY AGREEMENT OR ANY CONVEYANCE WITH ANY PROSPECTIVE BUYER, I SHALL PREPARE AND SIGN, AND THE BUYER OF THE SUBJECT REAL ESTATE SHALL RECEIVE AND SIGN, AN ACKNOWLEDGEMENT OF RECEIPT OF A DISCLOSURE STATEMENT. THE DISCLOSURE STATEMENT SHALL FULLY AND COMPLETELY DISCLOSE THE PRIVATE AREAS, AND SHALL FULLY AND ACCURATELY DISCLOSE THE PARTY OR PARTIES UPON WHOM THE RESPONSIBILITY FOR CONSTRUCTION AND MAINTENANCE OF SUCH PRIVATE AREAS SHALL REST.

SIGNATURE OF OWNER DATE

SIGNATURE OF OWNER DATE




LEGEND

E.I.P. = EXISTING IRON PIPE
E.I. = EXISTING IRON
E.C.M. = EXISTING CONCRETE MONUMENT
R\W = RIGHT OF WAY
CCM = CONCRETE CONTROL MONUMENT
● = MAGNETIC NAIL SET
PROPERTY LINE
BUILDING SETBACK
CENTERLINE
EASEMENT
COMPUTED PROPERTY LINE

NOTES

1. AREA COMPUTED BY COORDINATE METHOD
2. ALL DISTANCES ARE HORIZONTAL
3. FOR REFERENCE SEE AS NOTED
4. SURVEYED JULY 2002 – APRIL 2017
5. 42.74 ACRES TOTAL AREA
6. IRONS SET AT ALL CORNERS UNLESS OTHERWISE NOTED

CERTIFICATE OF ACCURACY AND MAPPING

I, JONATHAN L. WAYNE, CERTIFY THAT THIS MAP WAS DRAWN BY ME FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; DEED DESCRIPTION IN BOOK_____ PAGE_____, BOOK_____ PAGE_____; THAT THE ERROR OF CLOSURE AS CALCULATED BY LATITUDES AND DEPARTURES IS 1:_____; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN BOOK_____ PAGE_____ THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47–30 AS AMENDED. WITNESS MY HAND AND SEAL THIS____DAY OF_____A.D., 2017.

Preliminary
JONATHAN L. WAYNE PLS L–3391

THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE SUBDIVISION AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS _____ DAY OF _____ A.D., _____.

Preliminary
JONATHAN L. WAYNE PLS L–3391

STATE OF NORTH CAROLINA
COUNTY OF _____

I, _____REVIEW OFFICER OF _____COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHCH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

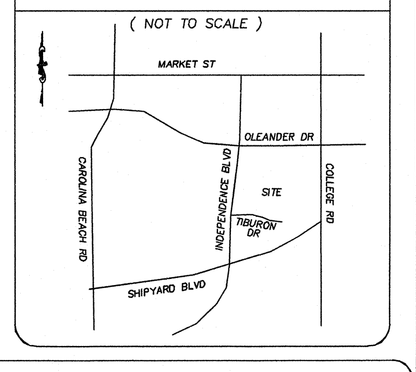
DATE REVIEW OFFICER

STATE OF NORTH CAROLINA
COUNTY OF NEW HANOVER

FILED FOR REGISTRATION ON THE_____DAY OF_____, 2017 AT_____ (AM DULY RECORDED IN MAP BOOK_____ PAGE _____.

REGISTER OF DEEDS

LOCATION MAP
( NOT TO SCALE )





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8233