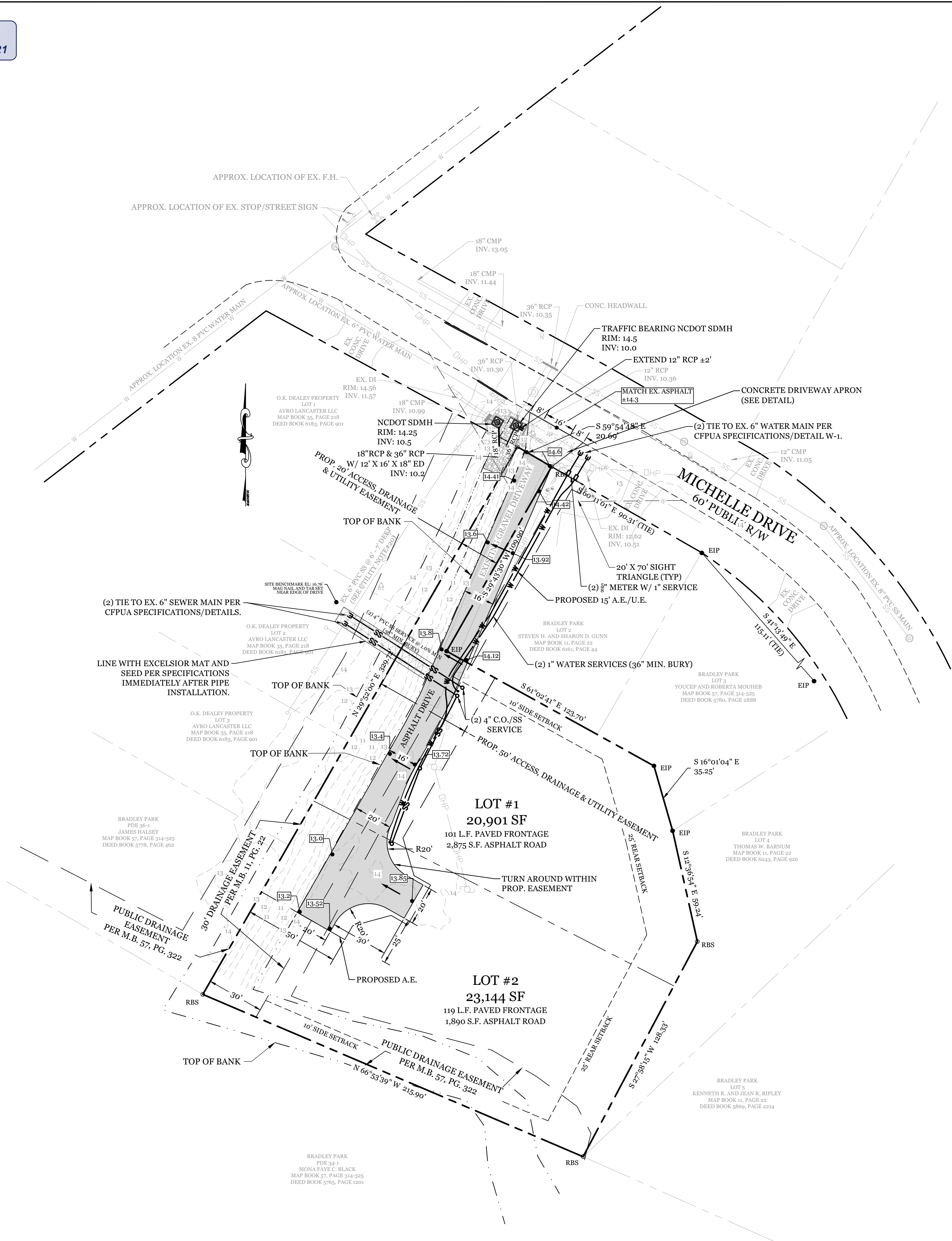


RECEIVED  
By waltonj at 2:12 pm, Dec 13, 2021



SITE DATA	
PARCEL ID:	R05618-006-016-000
CURRENT ZONING:	R-15
CAMA LAND USE CLASSIFICATION:	WATERSHED RESOURCE PROTECTION
PROJECT ADDRESS:	5806 MICHELLE DR WILMINGTON, NC 28403
CURRENT OWNERS:	HARBOR ISLAND INVESTORS, LLC PO BOX 1377 WRIGHTSVILLE BEACH, NC 28480
TOTAL ACREAGE IN PROJECT BOUNDARY:	44.045 S.F. (1.01 AC.)
MAXIMUM BUILDING LOT COVERAGE:	50%
TOTAL DISTURBED AREA:	±0.8 AC.
PROPOSED USED:	SINGLE FAMILY RESIDENTIAL
BUILDING HEIGHT:	35' MAX
MAXIMUM BUILDING LOT COVERAGE:	50%
BUILDING SETBACKS:	
FRONT:	REQUIRED= 30'
SIDE:	REQUIRED= 10'
REAR:	REQUIRED= 25'
EXISTING ON-SITE IMPERVIOUS AREAS:	0 S.F.
PROPOSED ON-SITE IMPERVIOUS AREAS:	ASPHALT DRIVEWAY 5,380 S.F. (12.2%)
PROPOSED OFF-SITE IMPERVIOUS AREAS:	CONCRETE DRIVEWAY APRON 465 S.F.
EXISTING SEWER AND WATER DEMAND:	0 GPD
PROPOSED SEWER AND WATER DEMAND:	(2) 3 BDRM RES. @ 360 GAL/RES. = 720 GPD
ESTIMATED TRIP GENERATION:	
(2) DU Single Family Residential (ITE CODE 210)	AM PEAK: 2 PM PEAK: 2 DAILY: 19

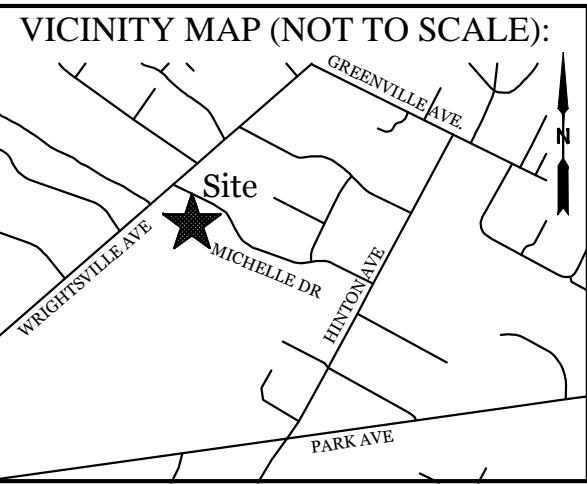
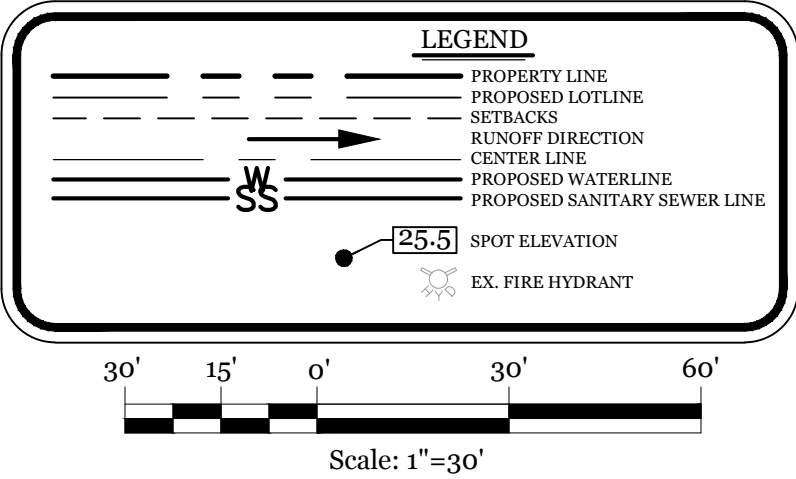
SURVEY NOTES:  
1. EXISTING SURVEY DATA PROVIDED BY MILES O. MCCALL III - PROFESSIONAL LAND SURVEYOR (L-3518)  
2. THIS LOT IS LOCATED IN ZONE X AS PER FIRM COMMUNITY # 370171, MAP# 3720314700 - K, DATED: AUGUST 28, 2018.

DEVELOPMENT NOTES:  
1. ALL DEVELOPMENT SHALL BE IN ACCORDANCE WITH THE CITY OF WILMINGTON LAND DEVELOPMENT CODE.  
2. PROJECT SHALL COMPLY WITH ALL FEDERAL, STATE & NEW HANOVER COUNTY REGULATIONS.  
3. NO OBSTACLES OR FENCES SHALL BE INSTALLED WITHIN THE PUBLIC DRAINAGE EASEMENT THAT WOULD HAMPER CITY STORMWATER MAINTENANCE CREWS.  
4. DEVELOPER TO INSTALL AN ADDRESS SIGN AT THE DRIVEWAY ENTRANCE FOR EMERGENCY SERVICES.

UTILITY NOTES:  
1. EXISTING WATER AND SANITARY SEWER SERVICES ARE CURRENTLY AVAILABLE TO THE SITE FROM CAPE FEAR PUBLIC UTILITY AUTHORITY PUBLIC MAINS.  
2. ALL PROPOSED UTILITY SERVICES, SUCH AS ELECTRIC POWER, CATV, GAS & TELEPHONE SHALL BE INSTALLED UNDERGROUND.  
3. ALL WATER & SEWER UTILITIES TO BE INSTALLED PER CFPWA TECHNICAL SPECIFICATIONS & STANDARDS.  
4. PROJECT SHALL COMPLY WITH CFPWA CROSS CONNECTION CONTROL REQUIREMENTS. WATER METER(S) CANNOT BE RELEASED UNTIL ALL REQUIREMENTS ARE MET AND N.C.D.E.N.R. HAS ISSUED THEIR "FINAL APPROVAL". CALL 332-6558 FOR INFORMATION.  
5. ANY BACKFLOW PREVENTION DEVICES REQUIRED BY THE CFPWA WILL NEED TO BE ON THE LIST OF APPROVED DEVICES BY USFCCCHR OR ASSE.  
6. IF CONTRACTOR DESIRES CFPWA WATER FOR CONSTRUCTION, HE SHALL APPLY IN ADVANCE FOR THIS SERVICE AND MUST PROVIDE A REDUCED PRESSURE ZONE (RPZ) BACKFLOW PREVENTION DEVICE ON THE DEVELOPER'S SIDE OF THE WATER METER BOX.  
7. WHEN PVC WATER MAINS AND SERVICES ARE PROPOSED, THE PIPES ARE TO BE MARKED WITH NO. 10 INSULATED, SINGLE-STRAND COPPER WIRE INSTALLED & STRAPPED TO THE PIPES WITH DUCT TAPE. THIS IS TO BE ACCESSIBLE IN ALL VALVES AND METER BOXES TO AID IN FUTURE LOCATION OF FACILITIES.  
8. SEWER GUARDS REQUIRED AT ALL MANHOLES. STAINLESS STEEL SEWER GUARDS REQUIRED AT MANHOLES LOCATED IN TRAFFIC AREAS.  
9. SERVICES SHALL BE PERPENDICULAR TO MAIN AND TERMINATE AT RIGHT-OF-WAY LINE. SERVICES IN CUL-DE-SACS ARE REQUIRED TO BE PERPENDICULAR OR MUST ORIGINATE IN MANHOLE AND TERMINATE AT RIGHT-OF-WAY LINE.  
10. ALL SERVICES TYING INTO DUCTILE IRON MAINS SHALL BE CONSTRUCTED OF CLASS 50 D.I.P. WITH PROTECTO 401 CERAMIC EPOXY LINING.  
11. MINIMUM 10' UTILITIES EASEMENT PROVIDED ALONG THE FRONTAGE OF ALL LOTS AND AS SHOWN FOR NEW DEVELOPMENTS.  
12. NO FLEXIBLE COUPLINGS SHALL BE USED.  
13. ALL STAINLESS STEEL FASTENERS SHALL BE 316.  
14. THE CONTRACTOR IS RESPONSIBLE FOR THE LOCATION AND PROTECTION OF EXISTING UTILITIES DURING CONSTRUCTION. CALL NCH1 AT 811 OR 1-800-622-4949. CONTRACTOR IS RESPONSIBLE FOR THE REPAIR AND REPLACEMENT OF ANY UTILITIES, CURB & GUTTER, PAVEMENT, ETC. THAT MAY BE DAMAGED DURING CONSTRUCTION. DAMAGED ITEMS SHALL BE REPAIRED TO AT LEAST THE QUALITY OR WORKMANSHIP FOUND IN THE ORIGINAL ITEM.  
15. THE BELLSOUTH CONTACT IS STEVE DAYVAULT, BUILDING INDUSTRY CONSULTANT, AT 910-392-8712. CONTACT HIM PRIOR TO STARTING THE PROJECT IN ORDER TO FACILITATE GOOD COMMUNICATION AND MAXIMUM FLEXIBILITY.  
16. THE PROCESS FOR TELEPHONE CABLE PLACEMENT: \* FINAL GRADE WILL NEED TO BE ESTABLISHED \* POWER WILL PLACE THEIR CABLE FIRST - APPROXIMATELY 3' DEEP, \* BELLSOUTH & CABLE TV WILL THEN PLACE THEIR CABLE AT APPROXIMATELY 2' DEEP.  
17. SOLID WASTE DISPOSAL IS COW CURBSIDE PICKUP.  
18. SHOULD ADDITIONAL SERVICES BE LOCATED DURING CONSTRUCTION, THEY MUST EITHER BE UTILIZED OR ABANDONED.  
19. 3' SEPARATION BETWEEN JOINTS, FITTINGS, SERVICE SADDLES AND WYES ARE REQUIRED FOR SS AND WATER TAPS.  
20. SHOWN PER "WRIGHTSVILLE AVE.-MICHELL DR. NEW HANOVER COUNTY SEWER SYSTEM PH-1 AREA 2-A" AS-BUILT PLAN SHEET NO. 19.

FIRE & SAFETY NOTES:  
1. ADDITIONAL FIRE PROTECTION AND/OR ACCESSIBILITY REQUIREMENTS MAY BE REQUIRED DUE TO ANY SPECIAL CIRCUMSTANCES CONCERNING THE PROJECT.

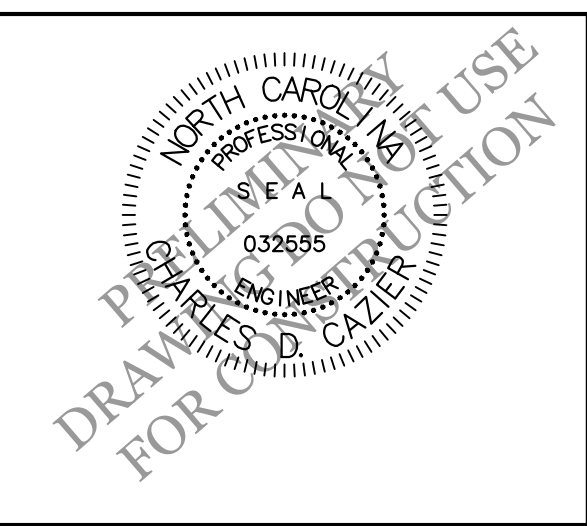
TRAFFIC NOTES:  
1. ALL PAVEMENT MARKINGS IN PUBLIC RIGHTS-OF-WAY AND FOR DRIVEWAYS ARE TO BE THERMOPLASTIC AND MEET CITY AND/OR NCDOT STANDARDS. [DETAIL SD 15-13 & SD 11-3 COPW TECH STDs]  
2. ALL SIGNS AND PAVEMENT MARKINGS IN AREAS OPEN TO PUBLIC TRAFFIC ARE TO MEET MUTCD (MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES) STANDARDS. [DETAIL SD 15-13 & SD 11-3 COPW TECH STDs]  
3. ALL TRAFFIC CONTROL SIGNS AND MARKINGS OFF THE RIGHT-OF-WAY ARE TO BE MAINTAINED BY THE PROPERTY OWNER IN ACCORDANCE WITH MUTCD STANDARDS.  
4. A UTILITY CUT PERMIT IS REQUIRED FOR EACH OPEN CUT OF A CITY STREET. NOTE THIS ON THE PLAN AND CONTACT 341-5899 FOR MORE DETAILS. IN CERTAIN CASES AN ENTIRE RESURFACING OF THE AREA BEING OPEN CUT MAY BE REQUIRED.  
5. 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. PROPOSED STREET NAMES MUST BE APPROVED PRIOR TO INSTALLATION OF STREET NAME SIGNS.  
6. ANY BROKEN OR MISSING SIDEWALK PANELS, DRIVEWAY PANELS AND CURBING WILL BE REPLACED.  
7. CONTACT 811 PRIOR TO CONTACTING THE CITY OF WILMINGTON, TRAFFIC ENGINEERING REGARDING THE UTILITIES IN THE RIGHT OF WAY.  
8. ALL PROPOSED VEGETATION WITHIN SIGHT TRIANGLES SHALL NOT INTERFERE WITH CLEAR VISUAL SIGHT LINES FROM 30'-10'. [SEC.18-556 COPW LDC]



REVISIONS

**INTRACOASTAL  
ENGINEERING, PLLC**  
5725 Olander Dr. Unit E-7  
Wilmington, North Carolina 28403  
Phone: 910.859.8983  
Email: Charlie@intracoastalengineering.com  
License Number: P-0662

**SITE, GRADING, DRAINAGE,  
& UTILITIES PLAN**  
FOR  
**MICHELLE DR.**  
**SUBDIVISION**  
CITY OF WILMINGTON  
NEW HANOVER COUNTY, NC



CLIENT INFORMATION:  
Jordy Rawl  
Coastal Home Company  
2030 Eastwood Rd., Suite 5  
Wilmington, NC 28403  
Phone: (252) 916-4575

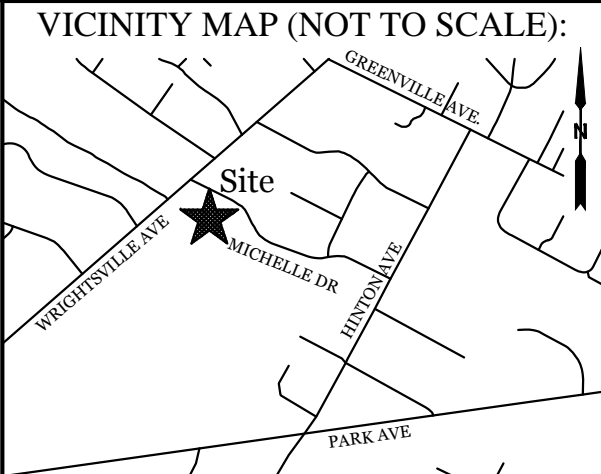
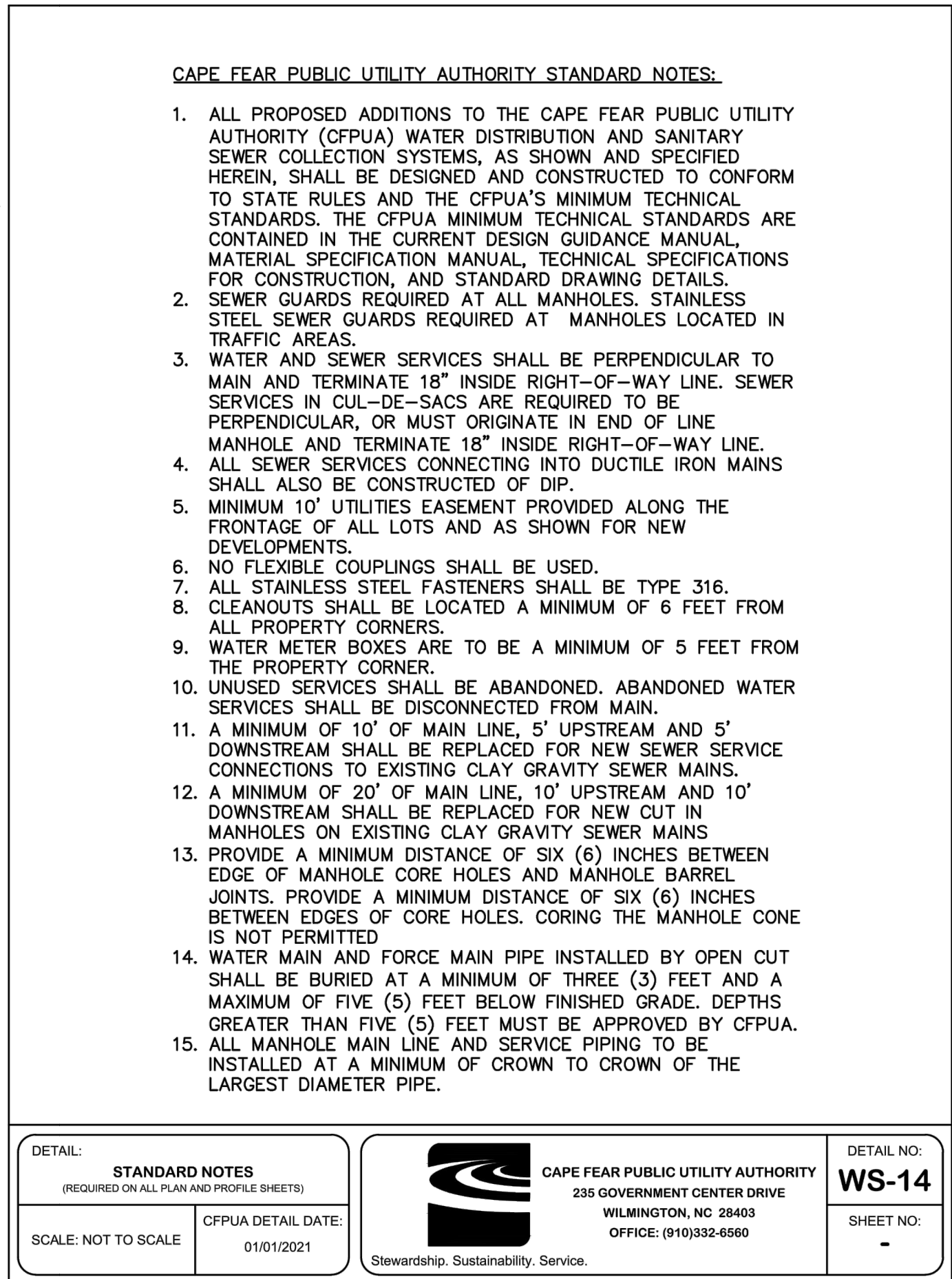
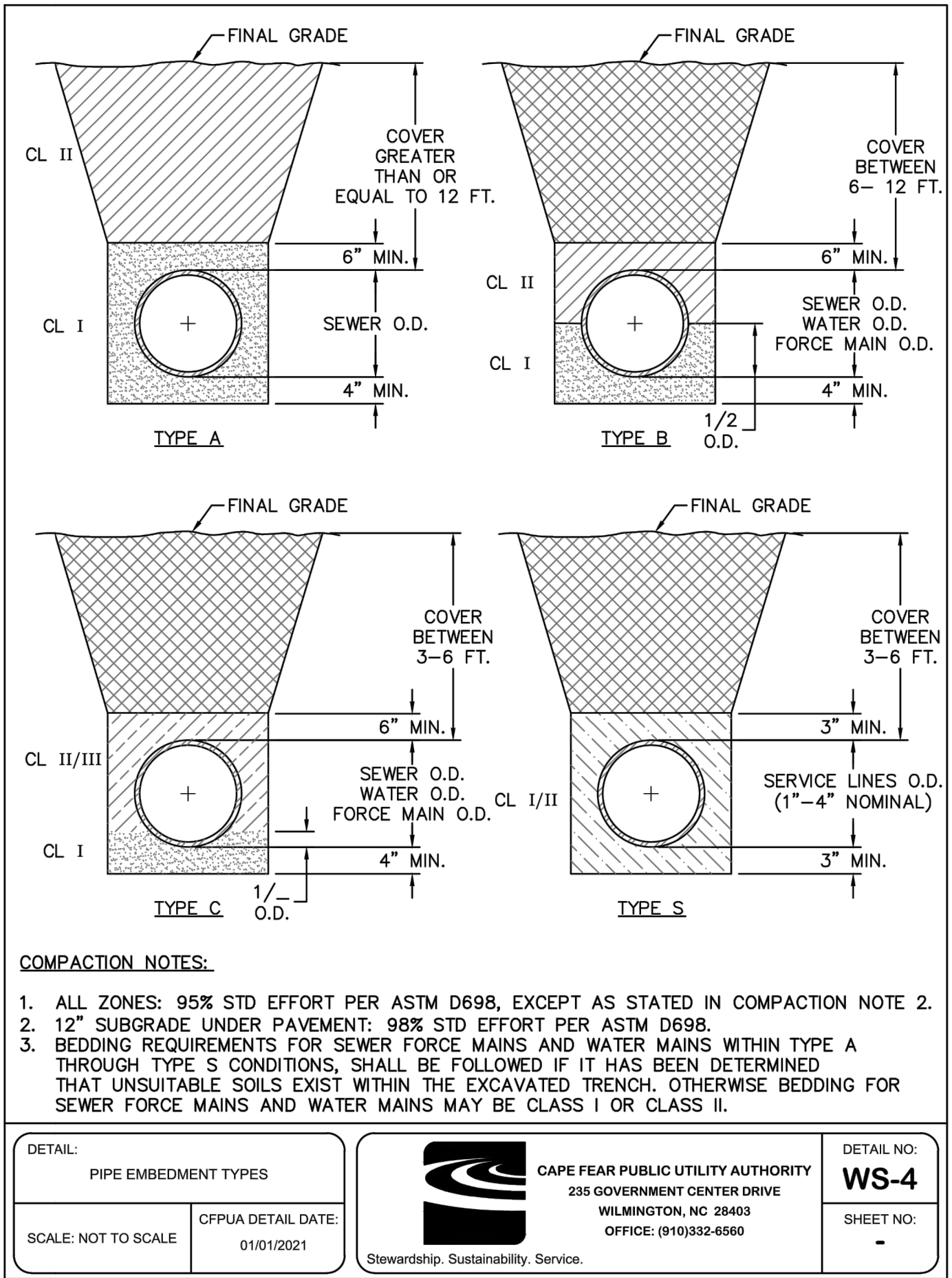
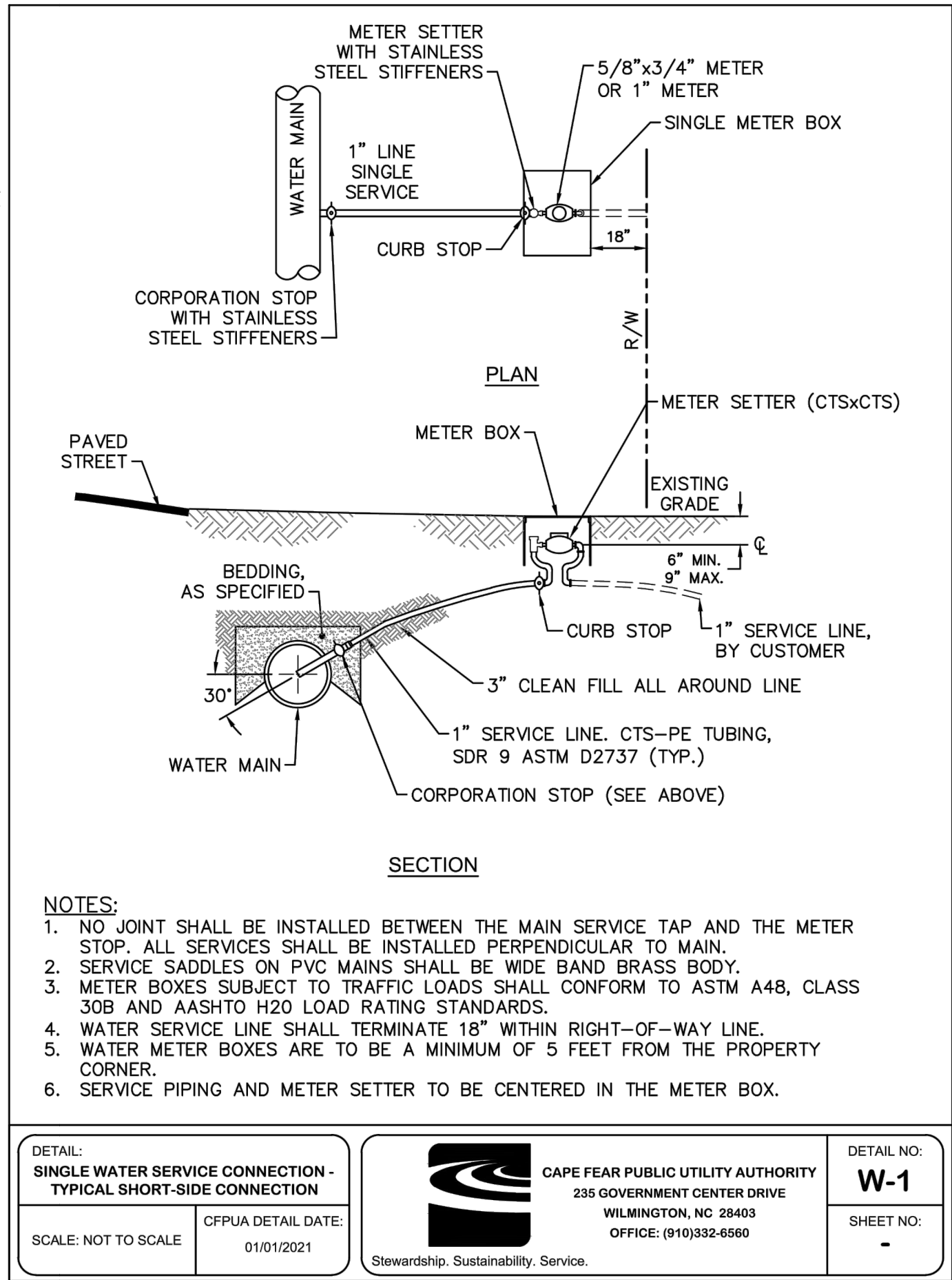
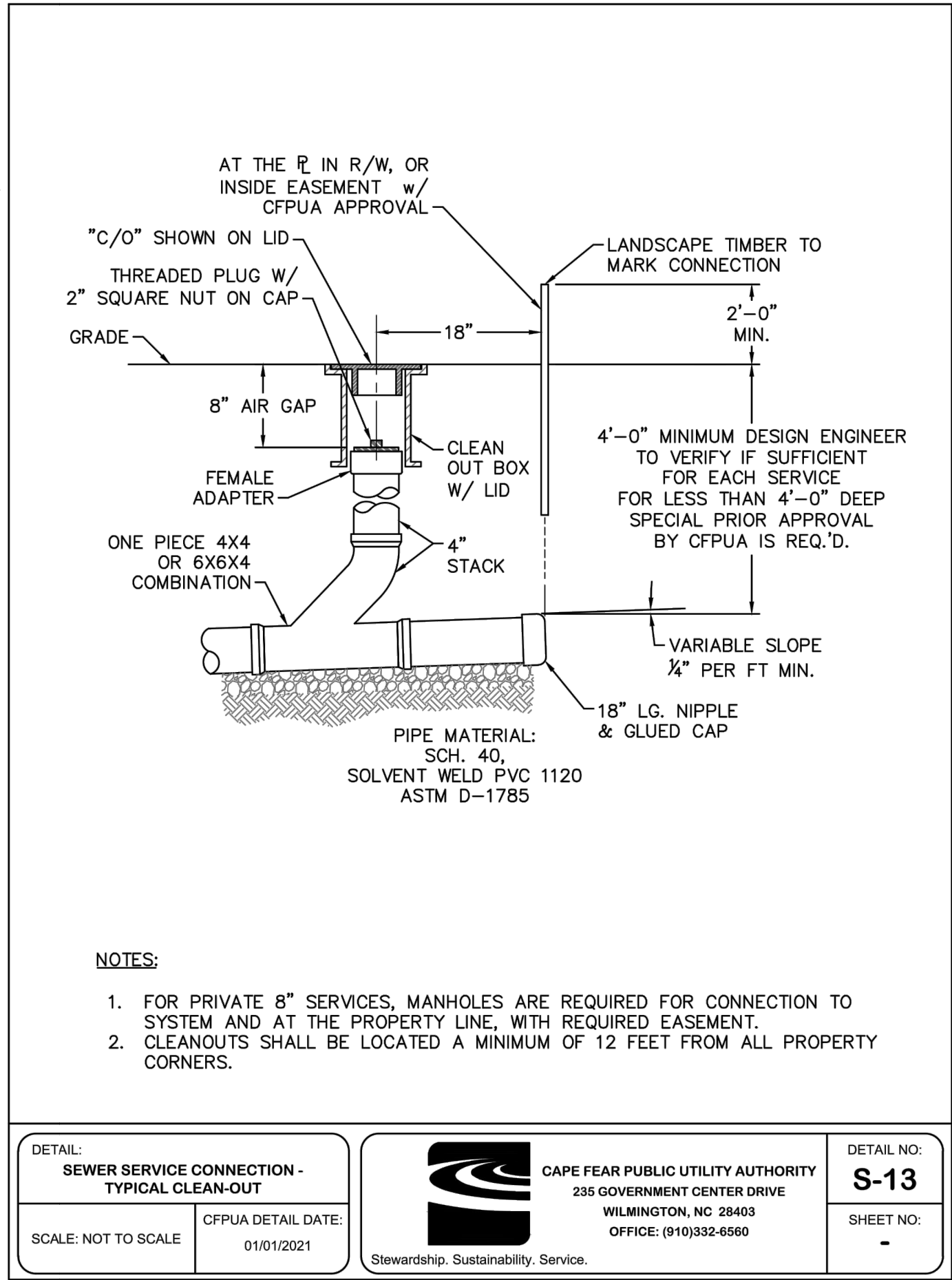
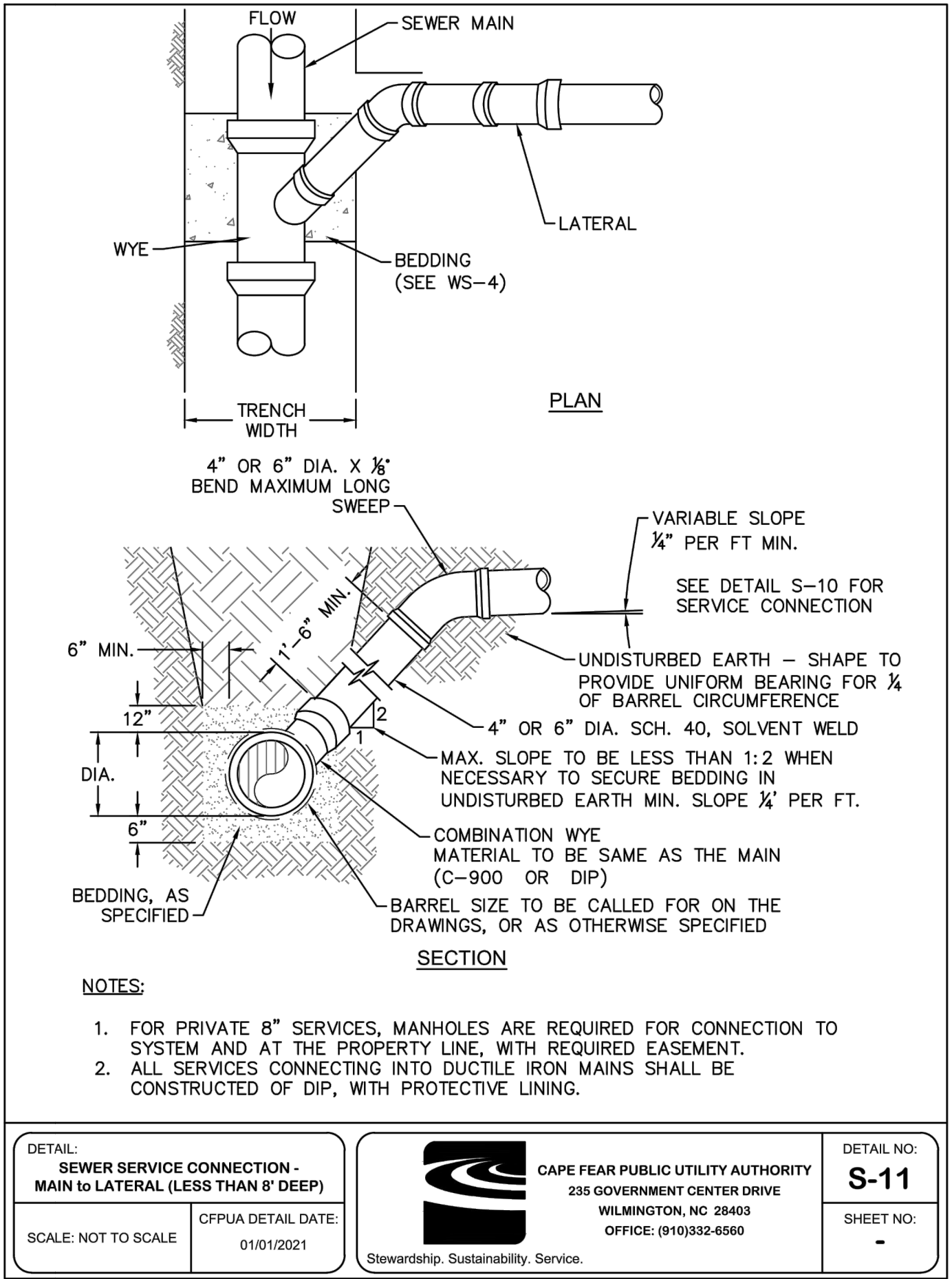
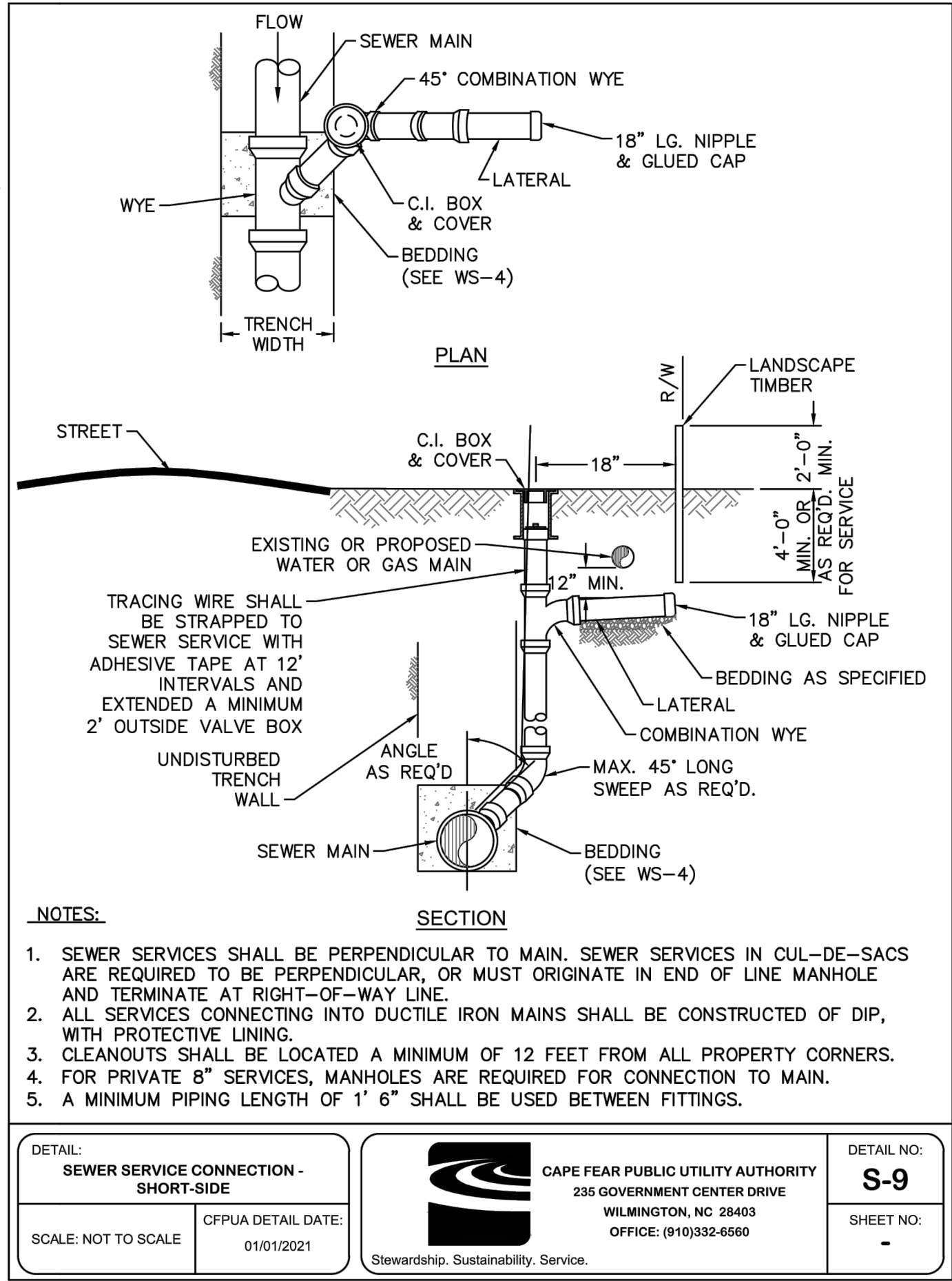
DRAWN:	JAE	SHEET SIZE:	24x36
CHECKED:	CDC	DATE:	12/10/2021
APPROVED:	CDC	SCALE:	1" = 30'
PROJECT NUMBER:	2021-020		

DRAWING NUMBER:  
**C-1**  
1 OF 3









REVISIONS

NO.	DESCRIPTION

**INTRACOASTAL ENGINEERING, PLLC**

5725 Oleander Dr. Unit E-7  
Wilmington, North Carolina 28403  
Phone: 910.859.8983  
Email: [charlie@intracoastalengineering.com](mailto:charlie@intracoastalengineering.com)  
License Number: P-0662

**DETAILS**

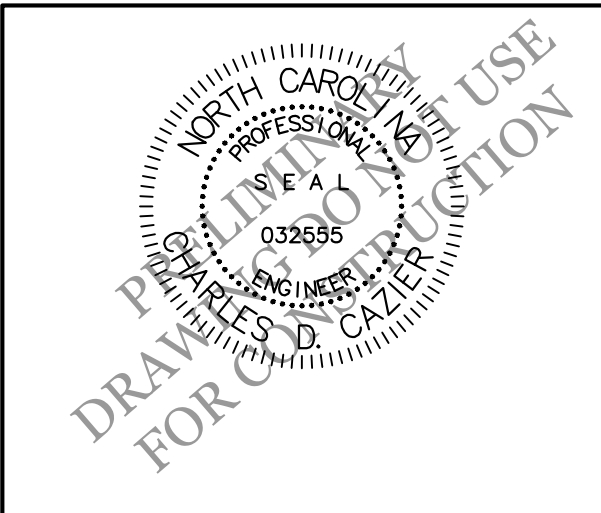
FOR

**MICHELLE DR.**

**SUBDIVISION**

**CITY OF WILMINGTON**

**NEW HANOVER COUNTY, NC**



**CLIENT INFORMATION:**

Jordy Rawl  
Coastal Home Company  
2030 Eastwood Rd., Suite 5  
Wilmington, NC 28403  
Phone: (252) 916-4575

DRAWN: JAE SHEET SIZE: 24x36

CHECKED: CDC DATE: 12/10/2021

APPROVED: CDC SCALE: NTS

PROJECT NUMBER: 2021-020