

CITY OF WILMINGTON STANDARD NOTES

- PRIOR TO ANY CLEARING, GRADING OR CONSTRUCTION ACTIVITY, TREE PROTECTION FENCING SHALL BE INSTALLED AROUND PROTECTED TREES OR GROVES OF TREES. NO CONSTRUCTION WORKERS, TOOLS, MATERIALS, OR VEHICLES ARE PERMITTED WITHIN THE TREE PROTECTION FENCING.
- ANY TREES AND/OR AREAS DESIGNATED TO BE PROTECTED MUST BE PROPERLY BARRICADED WITH FENCING AND PROTECTED THROUGHOUT CONSTRUCTION TO ENSURE THAT NO CLEARING, GRADING OR STAGING OF MATERIALS WILL OCCUR IN THOSE AREAS.
- NO EQUIPMENT IS ALLOWED ON SITE UNTIL ALL TREE PROTECTION FENCING AND SILT FENCING IS INSTALLED AND APPROVED. PROTECTIVE FENCING IS TO BE MAINTAINED THROUGHOUT THE DURATION OF THE PROJECT, AND CONTRACTORS SHALL RECEIVE ADEQUATE INSTRUCTION ON TREE PROTECTION METHODS.
- ALL PAVEMENT MARKINGS IN PUBLIC RIGHTS-OF-WAY AND FOR DRIVEWAYS ARE TO BE THERMOPLASTIC AND MEET CITY AND/OR NCDOT STANDARDS.
- ONCE STREETS ARE OPEN TO TRAFFIC, CONTACT TRAFFIC ENGINEERING REGARDING THE INSTALLATION OF TRAFFIC AND STREET NAME SIGNS. PROPOSED STREET NAMES MUST BE APPROVED PRIOR TO INSTALLATION OF STREET NAME SIGNS.
- 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.
- CONTACT TRAFFIC ENGINEERING AT 910-341-7888 TO ENSURE THAT ALL TRAFFIC SIGNAL FACILITIES AND EQUIPMENT ARE SHOWN ON THE PLAN.
- CALL TRAFFIC ENGINEERING AT 910-341-7888 FORTY-EIGHT (48) HOURS PRIOR TO ANY EXCAVATION IN THE RIGHT-OF-WAY.
- TRAFFIC ENGINEERING MUST APPROVE OF PAVEMENT MARKING PRIOR TO ACTUAL STRIPING.
- ALL PARKING STALL MARKINGS AND LANE ARROWS WITHIN THE PARKING AREAS SHALL BE WHITE.
- ALL TRAFFIC CONTROL SIGNS AND MARKINGS OFF THE RIGHT-OF-WAY ARE TO BE MAINTAINED BY THE PROPERTY OWNER.
- STOP SIGNS AND STREET SIGNS TO REMAIN IN PLACE DURING CONSTRUCTION.
- TACTILE WARNING MATS WILL BE INSTALLED ON ALL WHEELCHAIR RAMPS.
- A UTILITY CUT PERMIT IS REQUIRED FOR EACH OPEN CUT OF A CITY STREET.
- ANY BROKEN OR MISSING SIDEWALK PANELS, DRIVEWAY PANELS, OR CURBING WILL BE REPLACED.
- CONTACT TRAFFIC ENGINEERING AT 910-341-7888 TO DISCUSS STREET LIGHTING OPTIONS.
- WATER AND SEWER SERVICE SHALL MEET CAPE FEAR PUBLIC UTILITY AUTHORITY (CFPUA) DETAILS AND SPECIFICATIONS.
- 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 910-343-3910 FOR INFORMATION.
- 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.
- ANY IRRIGATION SYSTEM SUPPLIED BY CFPUA WATER SHALL COMPLY WITH THE CFPUA CROSS CONNECTION CONTROL REGULATIONS. CALL 919-343-3910 FOR INFORMATION.
- ANY IRRIGATION SYSTEM SHALL BE EQUIPPED WITH A RAIN AND FREEZE SENSOR.
- ANY BACKFLOW PREVENTION DEVICES REQUIRED BY THE CFPUA WILL NEED TO BE ON THE LIST OF APPROVED DEVICES BY USCFCOCHR OR ASSE.
- CONTRACTOR TO FIELD VERIFY EXISTING WATER AND SEWER SERVICE LOCATIONS, SIZES AND MATERIALS PRIOR TO CONSTRUCTION. ENGINEER TO BE NOTIFIED OF ANY CONFLICTS.
- NO OBSTRUCTIONS ARE PERMITTED IN THE SPACE BETWEEN THIRTY (30) INCHES AND TEN (10) FEET ABOVE THE GROUND WITHIN THE SIGHT DISTANCE TRIANGLE.
- CONTACT THE NORTH CAROLINA ONE CALL CENTER AT 1-800-632-4949 PRIOR TO DOING ANY DIGGING, CLEARING, OR GRADING.
- CONTACT 811 PRIOR TO CONTACTING CITY OF WILMINGTON, TRAFFIC ENGINEERING REGARDING THE UTILITIES IN ROW.

FIRE & LIFE SAFETY NOTES

- THE TYPE OF BUILDING CONSTRUCTION ACCORDING TO THE INTERNATIONAL BUILDING CODE SHALL BE TYPE SB.
- NEW HYDRANTS MUST BE BROUGHT INTO SERVICE PRIOR TO COMBUSTIBLE MATERIALS DELIVERED TO THE JOB SITE.
- A HYDRANT MUST BE WITHIN 300' OF EACH BUILDING (MEASURED AS THE TRUCK DRIVES FOR PRACTICAL USE).
- LANDSCAPING OR PARKING CANNOT BLOCK OR IMPEDE THE FIRE HYDRANTS. A 3-FOOT CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF THE HYDRANT.
- ADDITIONAL FIRE PROTECTION AND ACCESSIBILITY REQUIREMENTS MAY BE REQUIRED DUE TO ANY SPECIAL CIRCUMSTANCES CONCERNING THE PROJECT.
- CONTRACTOR SHALL MAINTAIN ALL-WEATHER ACCESS FOR EMERGENCY VEHICLES AT ALL TIMES DURING CONSTRUCTION.

NOTES

- THE LAYOUT OF SITE IMPROVEMENTS AND SETBACKS IS BASED ON PLANS PREPARED BY DESIGN SOLUTIONS ENTITLED "CONDITIONAL DISTRICT CONCEPT PLAN - CASE # CD-7-321" DATED 1/18/2021 AND REVISED 3/30/2021.
- EXISTING FEATURES AND BOUNDARY DATA BY OTHERS.
- NO WETLANDS OR SURFACE WATERS EXIST WITHIN OR ADJACENT TO THE PROJECT AREA.
- THE PROJECT IS OUTSIDE THE 100 YEAR FLOOD ZONE PER FIRM PANEL 3720313600K.
- AN NHC EROSION CONTROL PERMIT IS NOT REQUIRED FOR PROJECTS DISTURBING LESS THAN 1 ACRE. CONTRACTOR SHALL INSTALL AND MAINTAIN SILT FENCING AND GRAVEL CONSTRUCTION ENTRANCE AS NOTED ON THE PLANS.
- NCDCEQ AND CITY OF WILMINGTON STORMWATER PERMITS ARE NOT REQUIRED FOR RESIDENTIAL PROJECTS DISTURBING LESS THAN 1 ACRE. CITY OF WILMINGTON DRAINAGE PLAN APPROVAL SHALL BE REQUIRED PRIOR TO BEGINNING WORK.
- NO WATER MAIN EXTENSIONS ARE PROPOSED. AN NCDCEQ PERMIT SHALL BE REQUIRED FOR PROPOSED PRIVATE SEWER MAIN EXTENSION. CFPUA PLAN APPROVAL SHALL BE REQUIRED PRIOR TO BEGINNING WORK.
- CITY OF WILMINGTON FIRE SERVICES AND CFPUA APPROVAL IS REQUIRED FOR 6" PRIVATE FIRE LINE.
- NO EXTENSIONS OF PUBLIC OR PRIVATE RIGHTS OF WAY ARE PROPOSED. CITY OF WILMINGTON PLAN APPROVAL SHALL BE REQUIRED PRIOR TO BEGINNING WORK.
- SOLID WASTE REMOVAL BY PRIVATE CONTRACTOR.

OPEN SPACE CALCULATIONS (35% OF PROJECT MIN)

1.41 ACRES X 35% = 0.50 AC (0.69 AC PROVIDED)

OPEN SPACE IS TOTAL PROJECT AREA (61,374 SF) LESS: BUA (28,207 SF), LANDSCAPE ISLANDS (2,136 SF), AND FOUNDATION PLANTINGS (945 SF) = 30,086 SF

RECREATION SPACE (50% OF REQUIRED OPEN SPACE MIN)  
0.50 ACRES X 50% = 0.25 AC (0.50 AC PROVIDED)

ACTIVE REC SPACE (50% OF RECREATION SPACE MIN)  
0.25 ACRES X 50% = 0.13 AC (0.25 AC PROVIDED)

PASSIVE REC SPACE (50% OF RECREATION SPACE MIN)  
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THE ITE TRIP GENERATION MANUAL PROVIDES THE FOLLOWING ESTIMATES OF TRIPS FOR SINGLE FAMILY HOMES (ITE CODE 215) BASED ON 8 DWELLING UNITS:

AM PEAK HOUR TRIPS: 6  
PM PEAK HOUR TRIPS: 8  
DAILY TRIPS: 76

A TRAFFIC IMPACT ANALYSIS IS NOT PROPOSED.

PARKING CALCULATIONS

2.25 SPACES PER 3 BR UNIT X 8 = 18 (MIN)

2.5 SPACES PER 3 BR UNIT X 8 = 20 (MAX)

20 SPACES PROVIDED

SEWER FLOW:

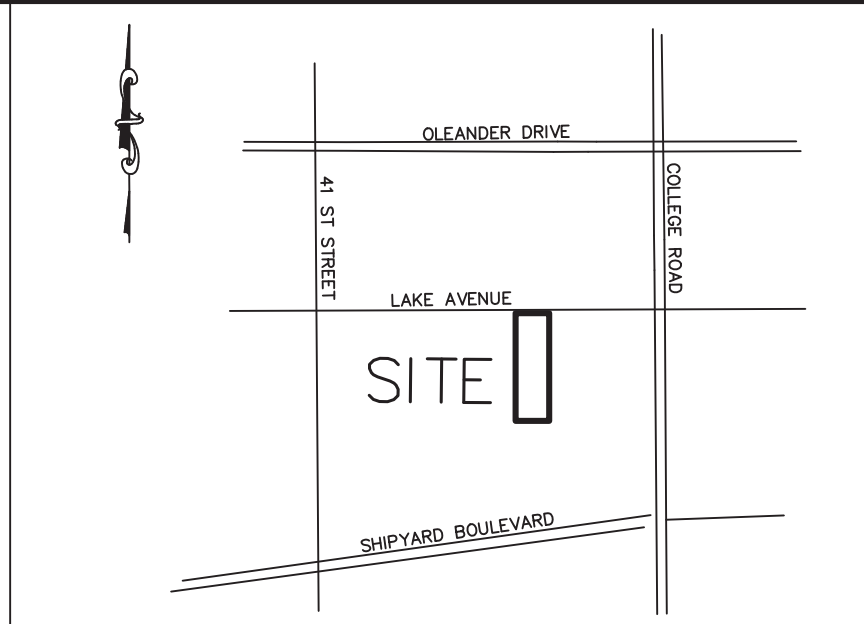
360 GPD PER 3 BR UNIT X 8 = 2,880 GPD

WATER DEMAND:

400 GPD PER UNIT X 8 = 3,200 GPD

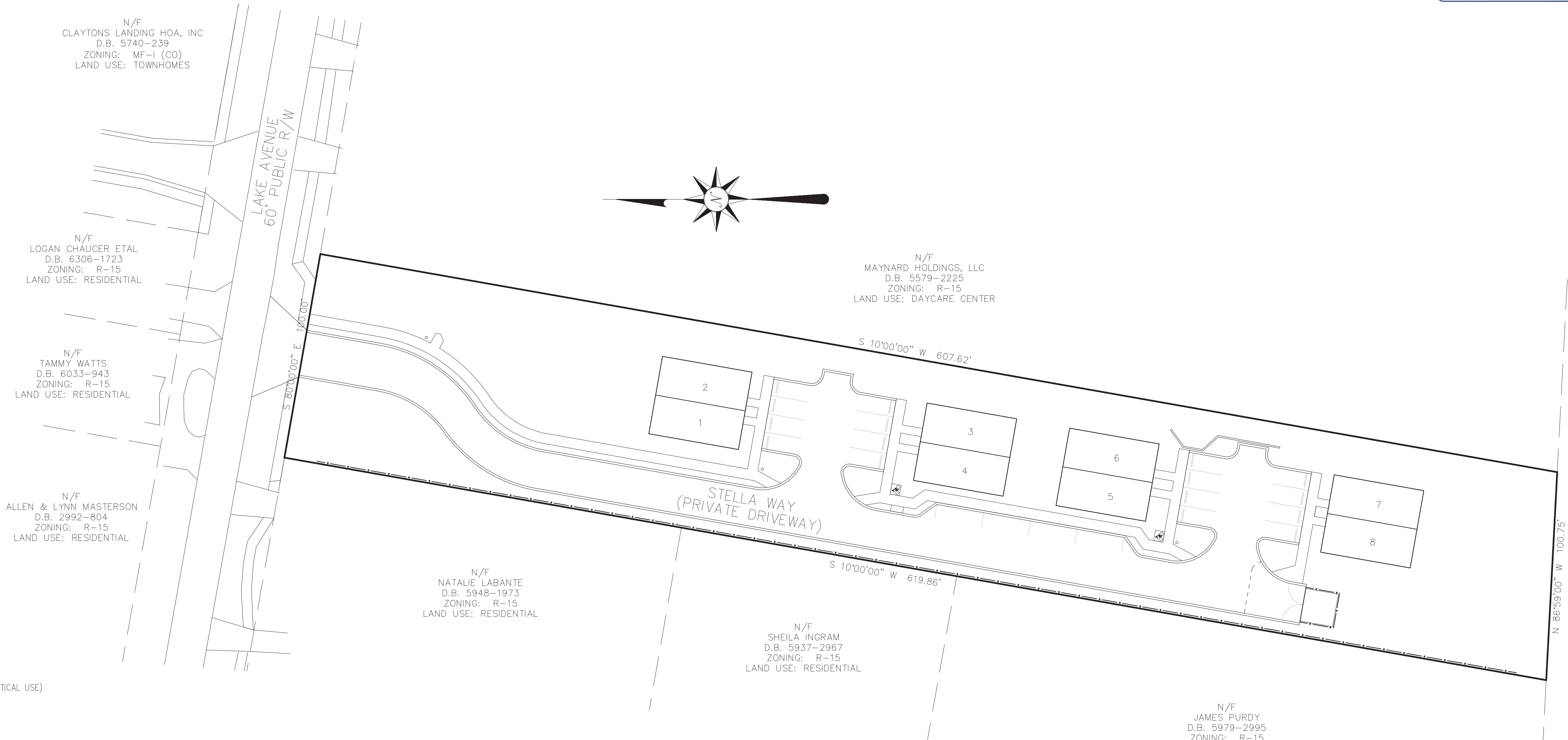
SITE DATA

PARCEL ID	R06110-001-004-000
DEED BOOK/PAGE	6435/557
PLAT BOOK/PAGE	-
ZONING	MF-L (CD CASE # CD-7-321)
CAMA LUC	URBAN
PROPERTY AREA	1.41 AC
REMOVED BUA	61,374 SF
PROPOSED/RETAINED BUA	4,055 SF
	0.87 AC
% OF PROPERTY	47.9 %
BUILDING	6,688 SF
SIDEWALKS	3,826 SF
PARKING/DRIVE AISLES	17,757 SF
RETAINED (WALKWAY/SLAB)	1,115 SF
BUILDING COVERAGE	10.9 %
DISTURBANCE LIMITS	0.97 AC
RECEIVING STREAM	HEWLETTS CREEK
CLASSIFICATION	SEAGATE
STREAM INDEX	18-87-26
SOIL TYPES	RESIDENTIAL
PROPOSED USE	RESIDENTIAL
SQUARE FOOTAGE	11,840 GSF
NUMBER OF STORIES	NA
MINIMUM LOT AREA	35
MAXIMUM BLDG HEIGHT	35
MINIMUM FRONT YARD	35
MINIMUM SIDE YARD	20
MINIMUM REAR YARD	25



VICINITY MAP

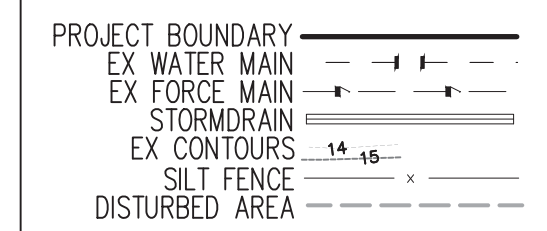
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By Jeff Walton at 9:21 am, Oct 10, 2022



IN ACCORDANCE WITH CD-7-321, THE FOLLOWING CONDITIONS SHALL APPLY:

- THE USE AND DEVELOPMENT OF THE SUBJECT PROPERTY SHALL COMPLY WITH ALL REGULATIONS AND REQUIREMENTS IMPOSED BY THE LAND DEVELOPMENT CODE, THE CITY OF WILMINGTON TECHNICAL STANDARDS AND SPECIFICATIONS MANUAL, AND ANY OTHER APPLICABLE FEDERAL, STATE, OR LOCAL LAW, ORDINANCE OR REGULATION, AS WELL AS ANY CONDITION STATED BELOW.
- APPROVAL OF THIS CONDITIONAL DISTRICT REZONING DOES NOT CONSTITUTE TECHNICAL APPROVAL OF THE SITE PLAN. FINAL APPROVAL BY THE TECHNICAL REVIEW COMMITTEE AND THE ISSUANCE OF ALL REQUIRED PERMITS MUST OCCUR PRIOR TO RELEASE OF THE PROJECT FOR CONSTRUCTION.
- IF, FOR ANY REASON, ANY CONDITION FOR APPROVAL IS FOUND TO BE ILLEGAL OR INVALID OR IF THE APPLICANT SHOULD FAIL TO ACCEPT ANY CONDITION FOLLOWING APPROVAL, THE APPROVAL OF THE SITE PLAN FOR THE DISTRICT SHALL BE NULL AND VOID AND OF NO EFFECT AND PROCEEDINGS SHALL BE INSTITUTED TO REZONE THE PROPERTY TO ITS PREVIOUS ZONING CLASSIFICATION.
- THE USE AND DEVELOPMENT OF THE SUBJECT PROPERTY SHALL BE IN SUBSTANTIAL ACCORDANCE WITH THIS SITE PLAN AND ELEVATIONS AS PRESENTED TO CITY COUNCIL ON MAY 4, 2021.
- THE PROPOSED USES SHALL BE LIMITED TO FOUR DUPLEXES, A TOTAL OF EIGHT UNITS.
- ACCESS SHALL BE LIMITED TO A SHARED DRIVEWAY OFF OF LAKE AVENUE.
- ALL EXISTING PROTECTED TREES NOT LOCATED WITHIN THE BUILDING FOOTPRINT OR IMPACTED BY ESSENTIAL SITE IMPROVEMENTS SHALL BE PRESERVED.
- SIGNIFICANT TREE REMOVAL IS LIMITED TO ONE 12" MAGNOLIA, FOR ESSENTIAL SITE IMPROVEMENTS, IN ACCORDANCE WITH THE SITE PLAN AS SUBMITTED AND APPROVED BY CITY COUNCIL.
- ALL CITY, STATE, AND FEDERAL REGULATIONS SHALL BE MET.
- A SIX-FOOT (6') TALL OPAQUE FENCE SHALL BE INSTALLED AND MAINTAINED ALONG THE COMMON BOUNDARY WITH THE NEIGHBORING PARCEL TO THE SOUTH.

LEGEND



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



DAVID L. MENUS, P.E.  
10/7/2022  
DATE

THE OAKS ON LAKE AVENUE 4240 LAKE AVENUE WILMINGTON, NC 28409	OWNER: 4240 LAKE AVE, LLC 1001 MILITARY CUTOFF ROAD SUITE 101 WILMINGTON, NC 28405 (910) 264-6506	STROUD ENGINEERING, P.A. 102-D CINEMA DRIVE WILMINGTON, NC 28403 (910) 815-0775 LICENSE # C-0647	SCALE: 1" = 30' SHEET: 1 OF 11 COVER
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SHEET INDEX

COVER	1
SITE PLAN	2
TREE PROTECTION, EROSION CONTROL, & DEMOLITION PLAN	3
LANDSCAPING	4
GRADING AND DRAINAGE	5
UTILITIES	6
ROADWAY INVENTORY	7
DETAILS	8-11

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A TRAFFIC IMPACT ANALYSIS IS NOT PROPOSED.

PARKING CALCULATIONS

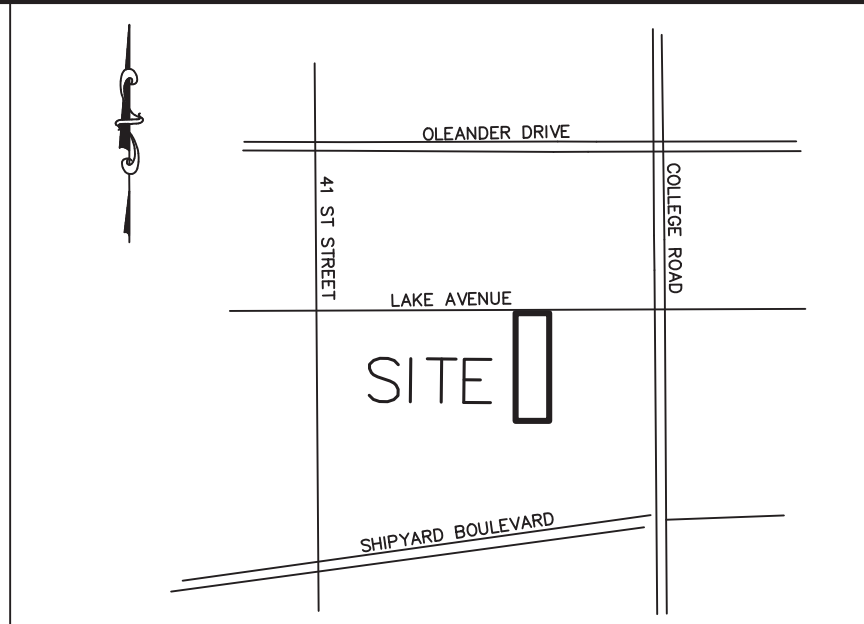
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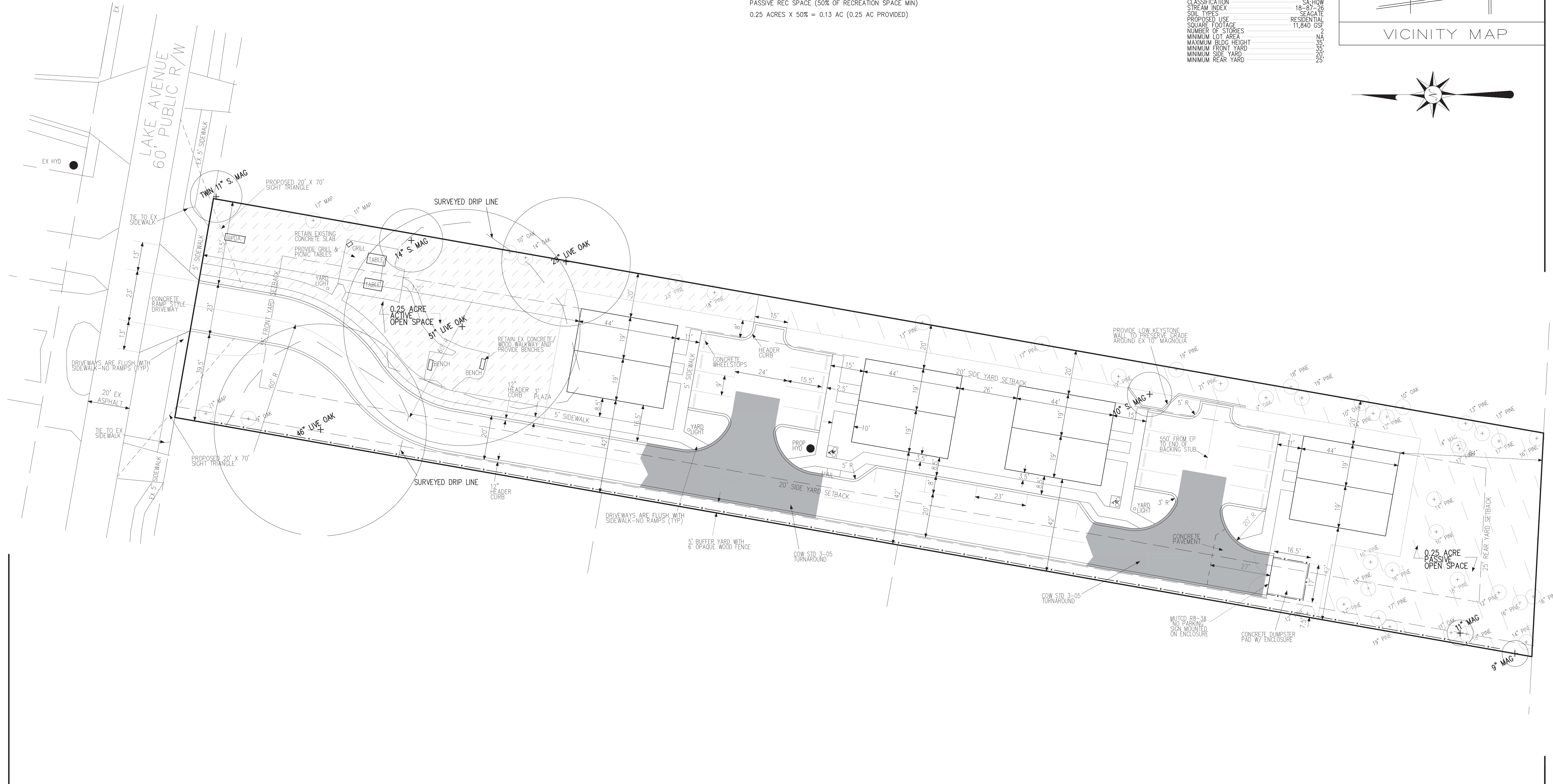
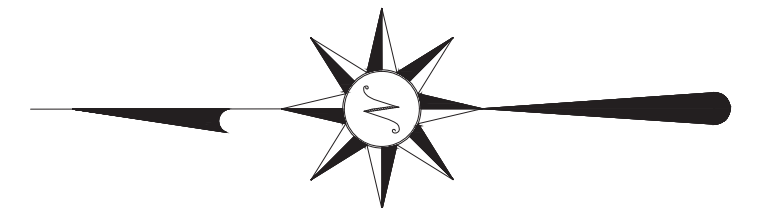
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SITE DATA

PARCEL ID	R06110-001-004-000
DEED BOOK/PAGE	6435/957
PLAT BOOK/PAGE	
ZONING	MF-L (CD CASE # CD-7-321)
CAMA LUC	URBAN
PROPERTY AREA	1.41 AC
REMOVED BUA	61,374 SF
PROPOSED/RETAINED BUA	4,055 SF
	0.87 AC
	29,386 SF
% OF PROPERTY	47.9 %
BUILDING	6,688 SF
SIDEWALKS	3,826 SF
PARKING/DRIVE AISLES	17,757 SF
RETAINED (WALKWAY/SLAB)	1,115 SF
BUILDING COVERAGE	10.9 %
DISTURBANCE LIMITS	0.97 AC
RECEIVING STREAM	HEWLETTS CREEK
CLASSIFICATION	SC-HOW
STREAM INDEX	18-87-26
SOIL TYPES	SCAGATE
PROPOSED USE	RESIDENTIAL
SQUARE FOOTAGE	11,840 GSF
NUMBER OF STORIES	2
MINIMUM LOT AREA	N/A
MAXIMUM BLDG HEIGHT	35'
MINIMUM FRONT YARD	35'
MINIMUM SIDE YARD	20'
MINIMUM REAR YARD	25'



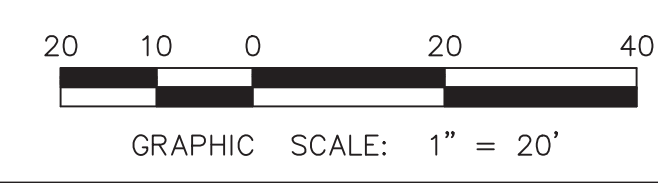
VICINITY MAP



**LEGEND**

PROJECT BOUNDARY	---
EX WATER MAIN	—+—+—+—+—
EX FORCE MAIN	—+—+—+—+—
STORMDRAIN	—+—+—+—+—
EX CONTOURS	14, 16
SILT FENCE	---
DISTURBED AREA	---

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



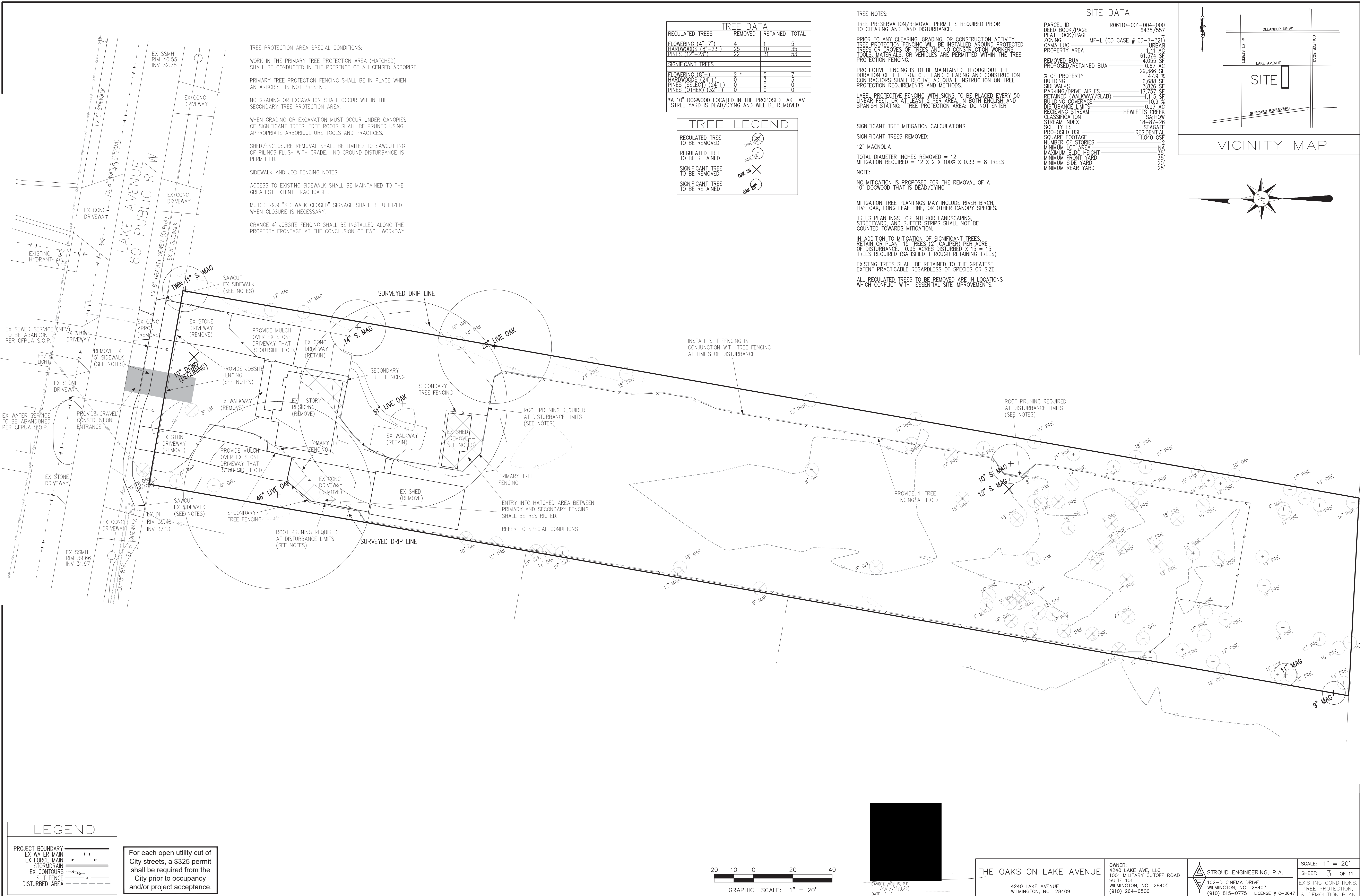
DAVID L. MENNIS, P.E.  
 DATE 10/7/2022

THE OAKS ON LAKE AVENUE  
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 WILMINGTON, NC 28409

OWNER:  
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 1001 MILITARY CUTOFF ROAD  
 SUITE 101  
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 (910) 264-6506

STROUD ENGINEERING, P.A.  
 102-D CINEMA DRIVE  
 WILMINGTON, NC 28403  
 (910) 815-0775 LICENSE # C-0647

SCALE: 1" = 20'  
 SHEET: 2 OF 11  
 SITE PLAN



TREE DATA			
REGULATED TREES	REMOVED	RETAINED	TOTAL
FLOWERING (4"-7")	4	1	5
HARDWOODS (8"-23")	25	10	35
PINES (12"-23")	22	31	53
<b>SIGNIFICANT TREES</b>			
FLOWERING (8"+)	2	5	7
HARDWOODS (24"+)	0	3	3
PINES (SELECT) (24"+)	0	0	0
PINES (OTHER) (32"+)	0	0	0

TREE LEGEND	
REGULATED TREE TO BE REMOVED	
REGULATED TREE TO BE RETAINED	
SIGNIFICANT TREE TO BE REMOVED	
SIGNIFICANT TREE TO BE RETAINED	

**TREE NOTES:**

TREE PRESERVATION/REMOVAL PERMIT IS REQUIRED PRIOR TO CLEARING AND LAND DISTURBANCE.  
 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.

PROTECTIVE FENCING IS TO BE MAINTAINED THROUGHOUT THE DURATION OF THE PROJECT. LAND CLEARING AND CONSTRUCTION CONTRACTORS SHALL RECEIVE ADEQUATE INSTRUCTION ON TREE PROTECTION REQUIREMENTS AND METHODS.

LABEL PROTECTIVE FENCING WITH SIGNS TO BE PLACED EVERY 50 LINEAR FEET, OR AT LEAST 2 PER AREA, IN BOTH ENGLISH AND SPANISH STATING: "TREE PROTECTION AREA: DO NOT ENTER"

**SIGNIFICANT TREE MITIGATION CALCULATIONS**

SIGNIFICANT TREES REMOVED:

12" MAGNOLIA  
 TOTAL DIAMETER INCHES REMOVED = 12  
 MITIGATION REQUIRED = 12 X 2 X 100% X 0.33 = 8 TREES

NOTE:

NO MITIGATION IS PROPOSED FOR THE REMOVAL OF A 10" DOGWOOD THAT IS DEAD/DYING

MITIGATION TREE PLANTINGS MAY INCLUDE RIVER BIRCH, LIVE OAK, LONG LEAF PINE, OR OTHER CANOPY SPECIES.

TREES PLANTINGS FOR INTERIOR LANDSCAPING, STREET YARD, AND BUFFER STRIPS SHALL NOT BE COUNTED TOWARDS MITIGATION.

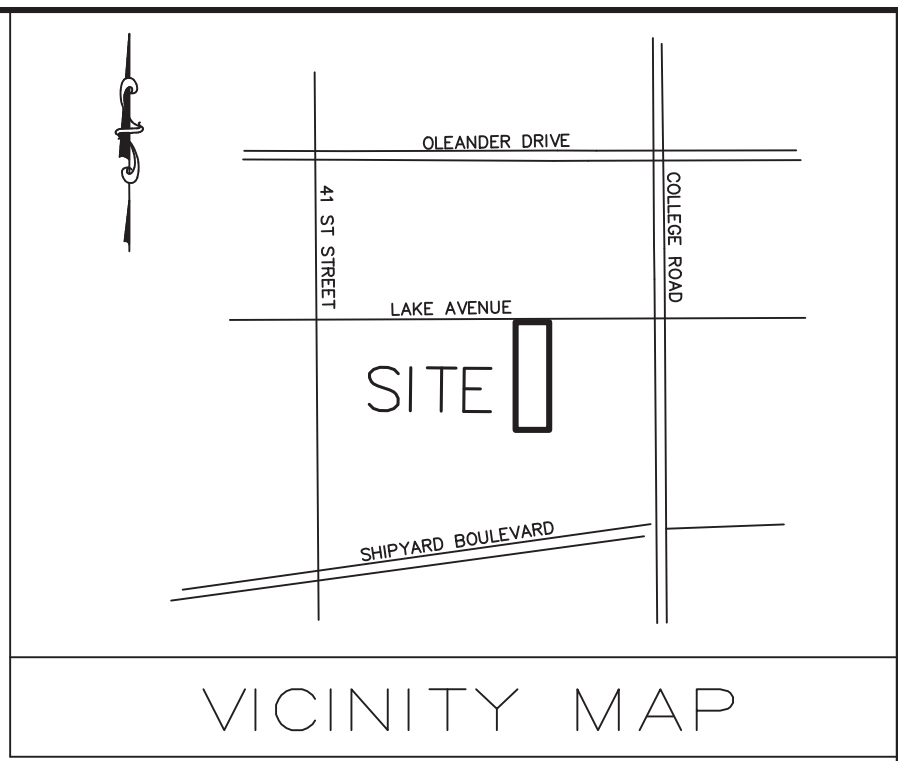
IN ADDITION TO MITIGATION OF SIGNIFICANT TREES, RETAIN OR PLANT 15 TREES (2" CALIPER) PER ACRE OF DISTURBANCE. 0.95 ACRES DISTURBED X 15 = 15 TREES REQUIRED (SATISFIED THROUGH RETAINING TREES)

EXISTING TREES SHALL BE RETAINED TO THE GREATEST EXTENT PRACTICABLE REGARDLESS OF SPECIES OR SIZE

ALL REGULATED TREES TO BE REMOVED ARE IN LOCATIONS WHICH CONFLICT WITH ESSENTIAL SITE IMPROVEMENTS.

**SITE DATA**

PARCEL ID	R06110-001-004-000
DEED BOOK/PAGE	6435/557
PLAT BOOK/PAGE	—
ZONING	MF-L (CD CASE # CD-7-321)
CAMA LUC	URBAN
PROPERTY AREA	1.41 AC
REMOVED BUA	61,374 SF
PROPOSED/RETAINED BUA	4,055 SF
	0.87 AC
% OF PROPERTY	29,386 SF
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RETAINED (WALKWAY/SLAB)	6,688 SF
SIDEWALKS	1,115 SF
PARKING/DRIVE AISLES	3,826 SF
DISTURBANCE LIMITS	17,757 SF
RECEIVING STREAM	1.15 SF
CLASSIFICATION	HEWLETT'S CREEK
STREAM INDEX	54-HOW
SOIL TYPES	18-87-26
PROPOSED USE	RESIDENTIAL
SQUARE FOOTAGE	11,840 GSF
NUMBER OF STORIES	2
MINIMUM LOT AREA	NA
MAXIMUM BLDG HEIGHT	35
MINIMUM FRONT YARD	35
MINIMUM SIDE YARD	20
MINIMUM REAR YARD	25



**TREE PROTECTION AREA SPECIAL CONDITIONS:**

WORK IN THE PRIMARY TREE PROTECTION AREA (HATCHED) SHALL BE CONDUCTED IN THE PRESENCE OF A LICENSED ARBORIST.

PRIMARY TREE PROTECTION FENCING SHALL BE IN PLACE WHEN AN ARBORIST IS NOT PRESENT.

NO GRADING OR EXCAVATION SHALL OCCUR WITHIN THE SECONDARY TREE PROTECTION AREA.

WHEN GRADING OR EXCAVATION MUST OCCUR UNDER CANOPIES OF SIGNIFICANT TREES, TREE ROOTS SHALL BE PRUNED USING APPROPRIATE ARBORICULTURE TOOLS AND PRACTICES.

SHED/ENCLOSURE REMOVAL SHALL BE LIMITED TO SAWCUTTING OF PILINGS FLUSH WITH GRADE. NO GROUND DISTURBANCE IS PERMITTED.

**SIDEWALK AND JOB FENCING NOTES:**

ACCESS TO EXISTING SIDEWALK SHALL BE MAINTAINED TO THE GREATEST EXTENT PRACTICABLE.

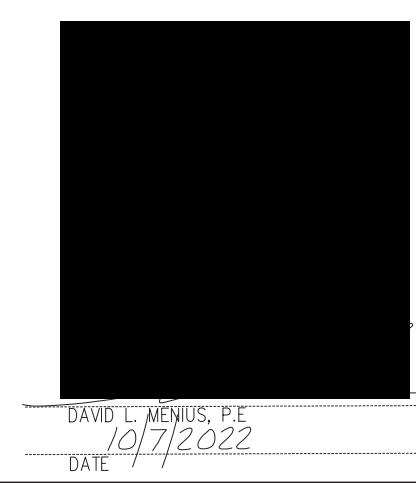
MUTCD R9.9 "SIDEWALK CLOSED" SIGNAGE SHALL BE UTILIZED WHEN CLOSURE IS NECESSARY.

ORANGE 4' JOBSITE FENCING SHALL BE INSTALLED ALONG THE PROPERTY FRONTAGE AT THE CONCLUSION OF EACH WORKDAY.

**LEGEND**

PROJECT BOUNDARY	
EX WATER MAIN	
EX FORCE MAIN	
STORMDRAIN	
EX CONTOURS	
SILT FENCE	
DISTURBED AREA	

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SCALE: 1" = 20'  
 SHEET: 3 OF 11  
 EXISTING CONDITIONS, TREE PROTECTION, & DEMOLITION PLAN

LANDSCAPE SCHEDULE				
SYMBOL	SPECIES	CATEGORY	MINIMUM SIZE	NO.
	LIVE OAK	LARGE SHADE TREE	4" INCH CALIPER	12
	FRASER'S PHOTINIA	LARGE SHRUB	2.25 GAL POT	35
	AZALEA	SHRUB	12" INCH HEIGHT	17
	DWARF PITTOSPORUM	SHRUB	12" INCH HEIGHT	64
	BLUE RUG JUNIPER	GROUNDCOVER	2.5 QT POT	86

**LANDSCAPING CALCULATIONS**

**STREETYARD**  
 100 LF PROPERTY FRONTAGE - 24' DRIVEWAY = 76 LF  
 STREETYARD MULTIPLIER = 18 X 76 = 1,368 SF REQUIRED (1,889 SF PROVIDED)  
 1 CANOPY TREE PER 600 SF = 3 REQUIRED (3 PROVIDED)  
 6 SHRUBS PER 600 SF = 14 REQUIRED (14 PROVIDED)

**PARKING AREA INTERIOR SHADING**  
 21,519 SF BUA X 20% = 4,304 SF REQUIRED (4,791 SF PROVIDED)  
 PROVIDE 9 CANOPY TREES AT 707 SF EA = 6,363 SF  
 PROVIDE 9 LANDSCAPE ISLANDS TOTALING 2,136 SF

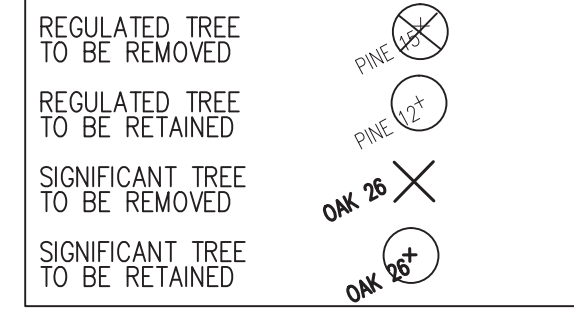
EACH ISLAND SHALL CONTAIN (1) LIVE OAK ALONG WITH GROUNDCOVER CONSISTING OF BLUE RUG JUNIPER PLANTED AT A RATE OF 4 PER 100 SF.

**FOUNDATION PLANTING CALCULATIONS**  
 24 FT FACADE HEIGHT X 328 LF OF FACADE ADJACENT TO PARKING/DRIVE AISLE = 7872 SF X 12% = 945 SF REQUIRED (945 SF PROVIDED)

TREE DATA			
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\*A 10" DOGWOOD LOCATED IN THE PROPOSED LAKE AVE STREETYARD IS DEAD/DYING AND WILL BE REMOVED

**TREE LEGEND**



**TREE NOTES:**

TREE PRESERVATION/REMOVAL PERMIT IS REQUIRED PRIOR TO CLEARING AND LAND DISTURBANCE.  
 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.  
 PROTECTIVE FENCING IS TO BE MAINTAINED THROUGHOUT THE DURATION OF THE PROJECT. LAND CLEARING AND CONSTRUCTION CONTRACTORS SHALL RECEIVE ADEQUATE INSTRUCTION ON TREE PROTECTION REQUIREMENTS AND METHODS.  
 LABEL PROTECTIVE FENCING WITH SIGNS TO BE PLACED EVERY 50 LINEAR FEET, OR AT LEAST 2 PER AREA, IN BOTH ENGLISH AND SPANISH STATING: "TREE PROTECTION AREA: DO NOT ENTER"  
 SIGNIFICANT TREE MITIGATION CALCULATIONS  
 SIGNIFICANT TREES REMOVED:  
 TOTAL DIAMETER INCHES REMOVED = 12  
 MITIGATION REQUIRED = 12 X 2 X 100% X 0.33 = 8 TREES

NOTE:  
 NO MITIGATION IS PROPOSED FOR THE REMOVAL OF A 10" DOGWOOD THAT IS DEAD/DYING

MITIGATION TREE PLANTINGS MAY INCLUDE RIVER BIRCH, LIVE OAK, LONG LEAF PINE, OR OTHER CANOPY SPECIES.

TREES PLANTINGS FOR INTERIOR LANDSCAPING, STREETYARD, AND BUFFER STRIPS SHALL NOT BE COUNTED TOWARDS MITIGATION.

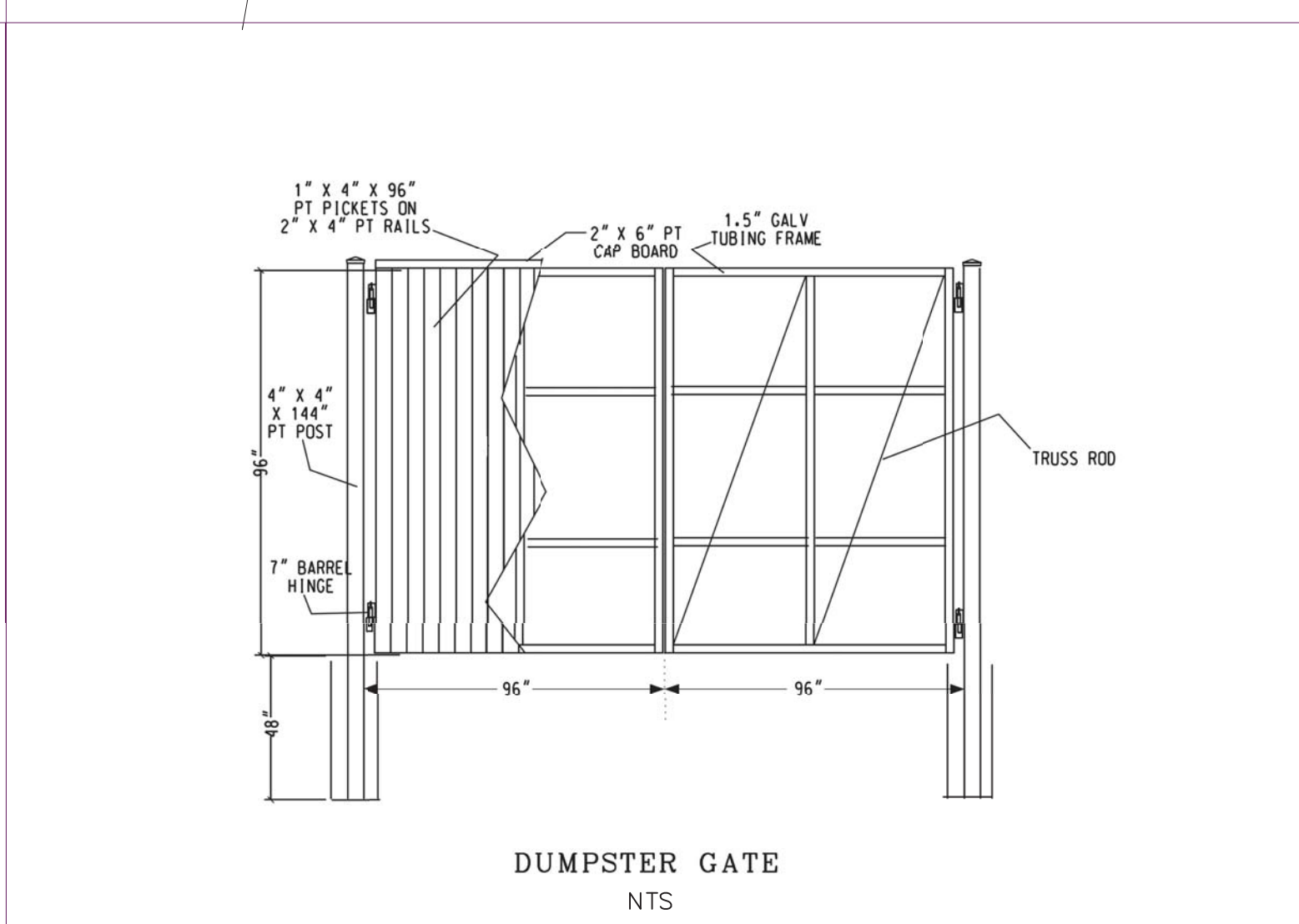
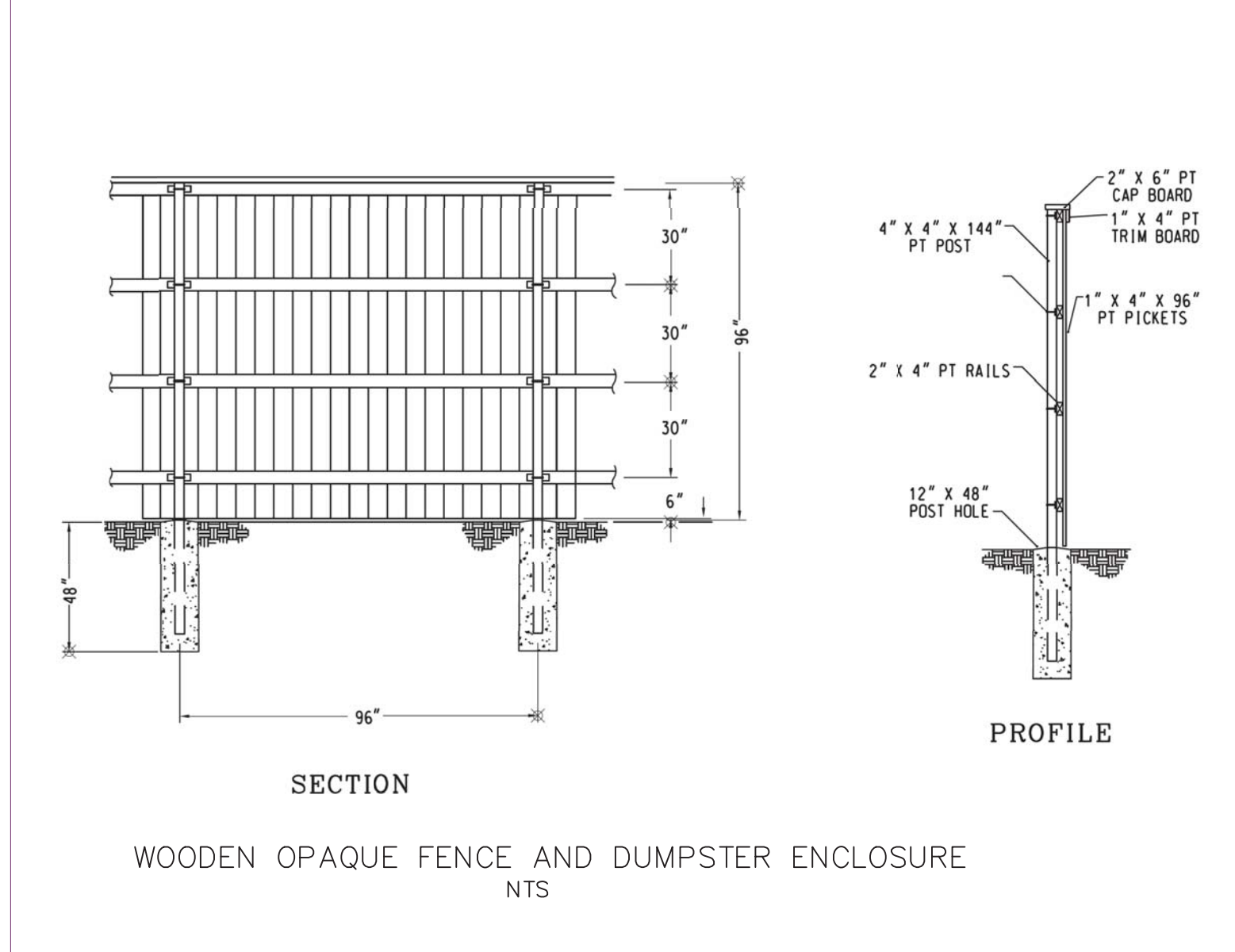
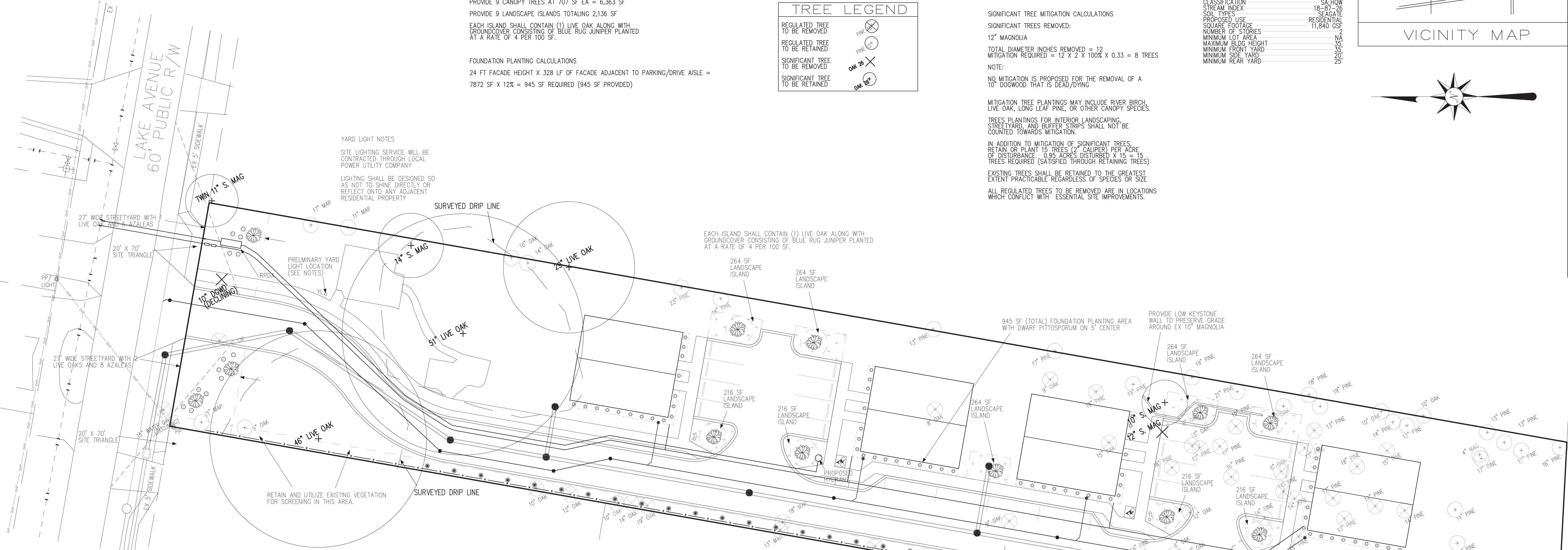
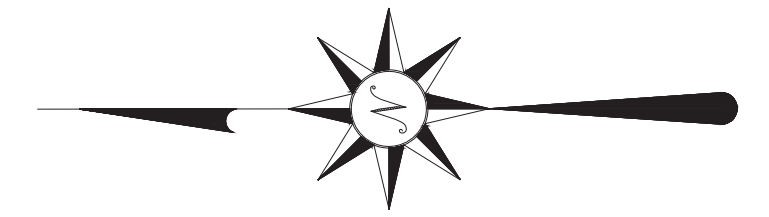
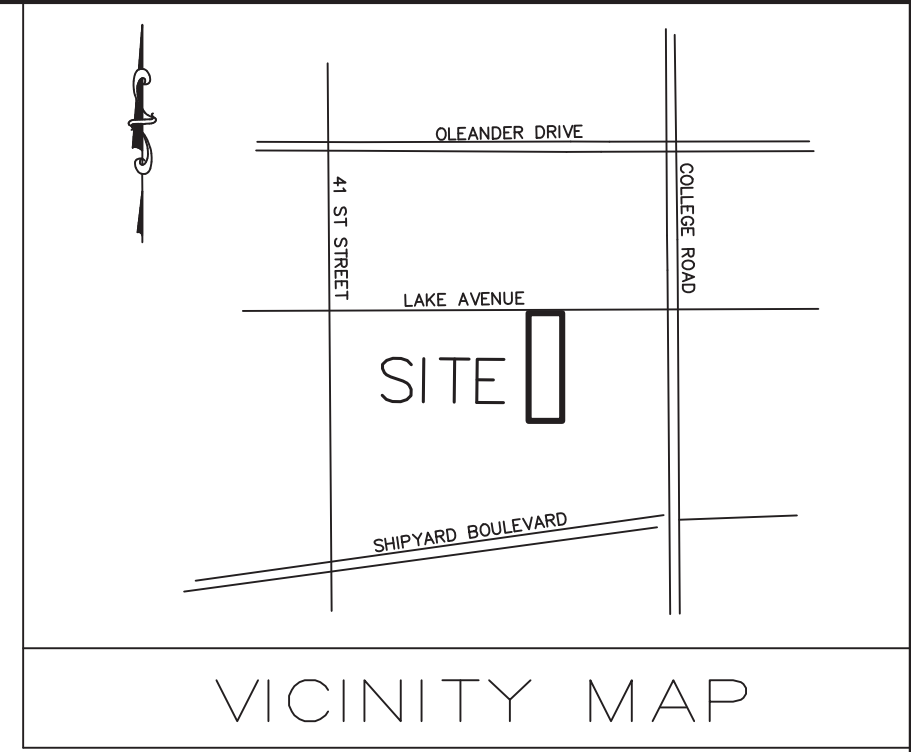
IN ADDITION TO MITIGATION OF SIGNIFICANT TREES, RETAIN OR PLANT 15 TREES (12" CALIPER) PER ACRE OF DISTURBANCE. 0.95 ACRES DISTURBED X 15 = 15 TREES REQUIRED (SATISFIED THROUGH RETAINING TREES)

EXISTING TREES SHALL BE RETAINED TO THE GREATEST EXTENT PRACTICABLE REGARDLESS OF SPECIES OR SIZE

ALL REGULATED TREES TO BE REMOVED ARE IN LOCATIONS WHICH CONFLICT WITH ESSENTIAL SITE IMPROVEMENTS.

**SITE DATA**

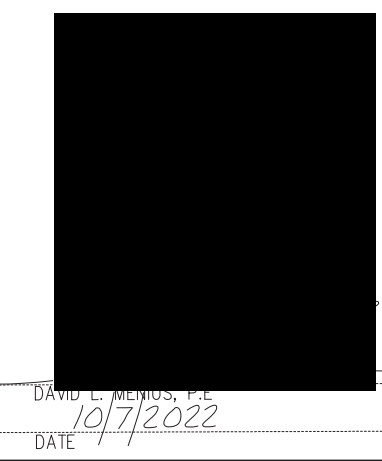
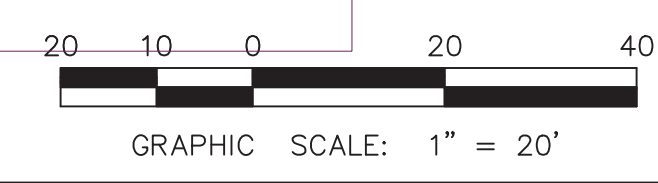
PARCEL ID	R06110-001-004-000
DEED BOOK/PAGE	6435/557
PLAT BOOK/PAGE	-
ZONING	MF-L (CD CASE # CD-7-321)
CAMA LUC	URBAN
PROPERTY AREA	1.41 AC
REMOVED BUA	61,374 SF
PROPOSED/RETAINED BUA	4,055 SF
	0.87 AC
% OF PROPERTY	29,386 SF
BUILDING	47.9 %
RETAINED (WALKWAY/SLAB)	6,688 SF
SIDEWALKS	3,826 SF
PARKING/DRIVE AISLES	17,757 SF
DISTURBANCE LIMITS	1,115 SF
RECEIVING STREAM	10.9 %
CLASSIFICATION	HEWLETTS CREEK
STREAM INDEX	18-87-26
SOIL TYPES	SCAGATE
PROPOSED USE	RESIDENTIAL
SQUARE FOOTAGE	11,840 GSF
NUMBER OF STORIES	2
MINIMUM LOT AREA	NA
MAXIMUM BLDG HEIGHT	35
MINIMUM FRONT YARD	35
MINIMUM SIDE YARD	20
MINIMUM REAR YARD	25



**LEGEND**

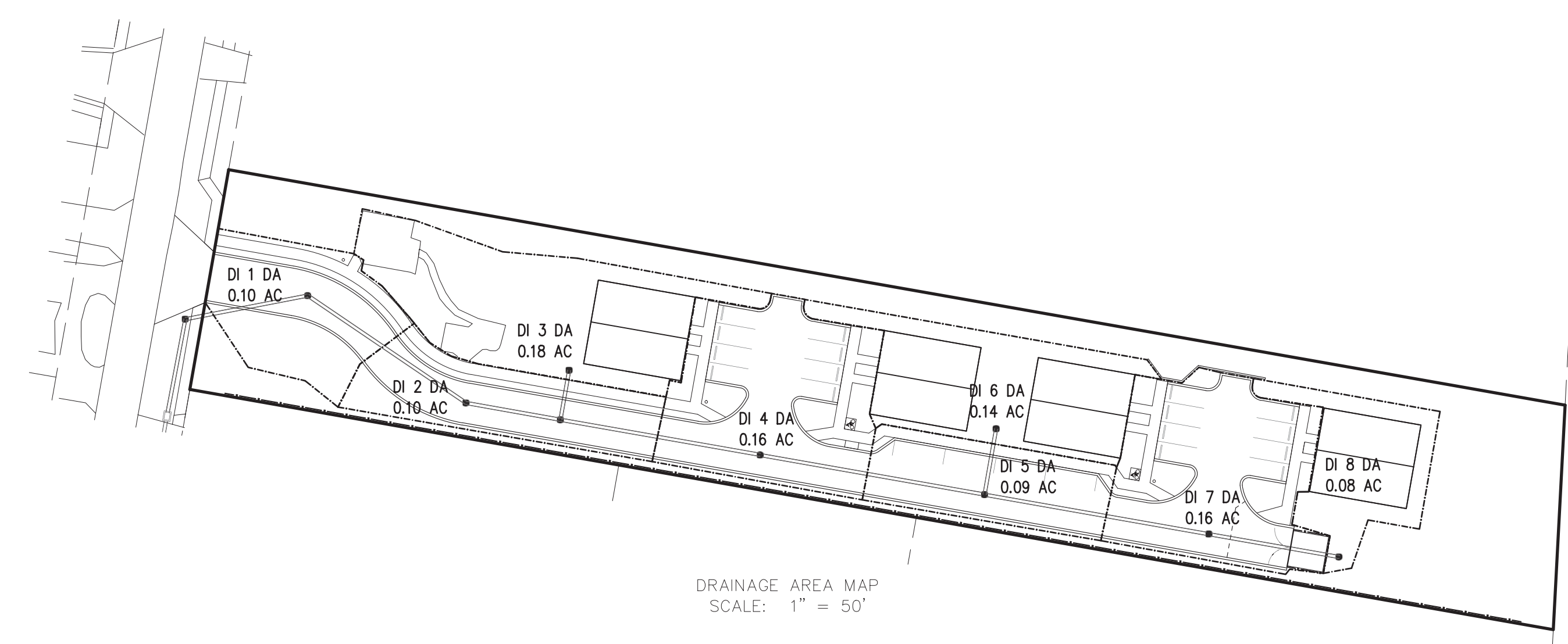
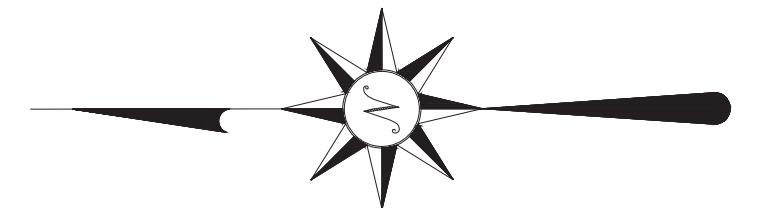
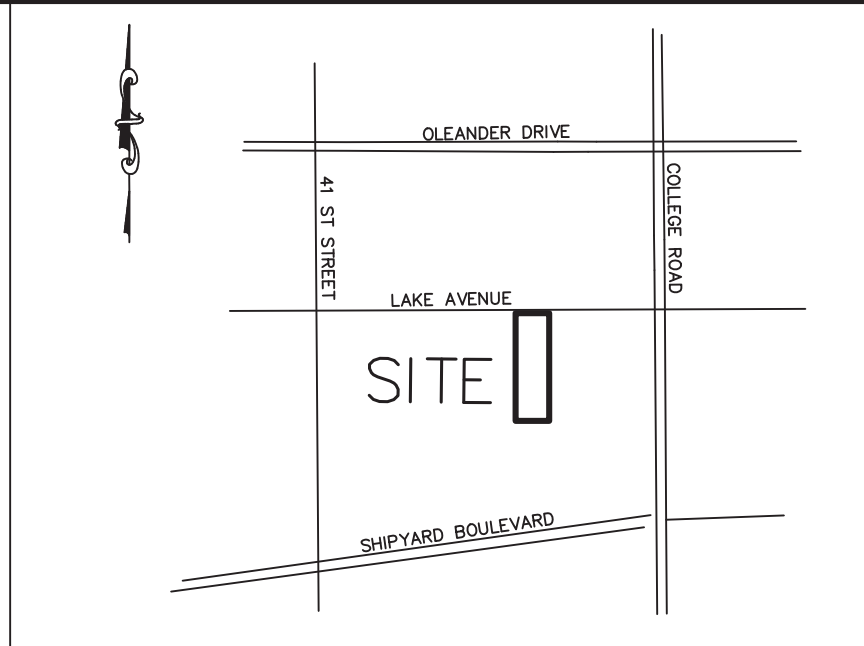
PROJECT BOUNDARY	---
EX WATER MAIN	—+—+—
EX FORCE MAIN	—+—+—+—
STORMDRAIN	—+—+—+—+—
EX CONTOURS	14, 16
SILT FENCE	—+—+—
DISTURBED AREA	---

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

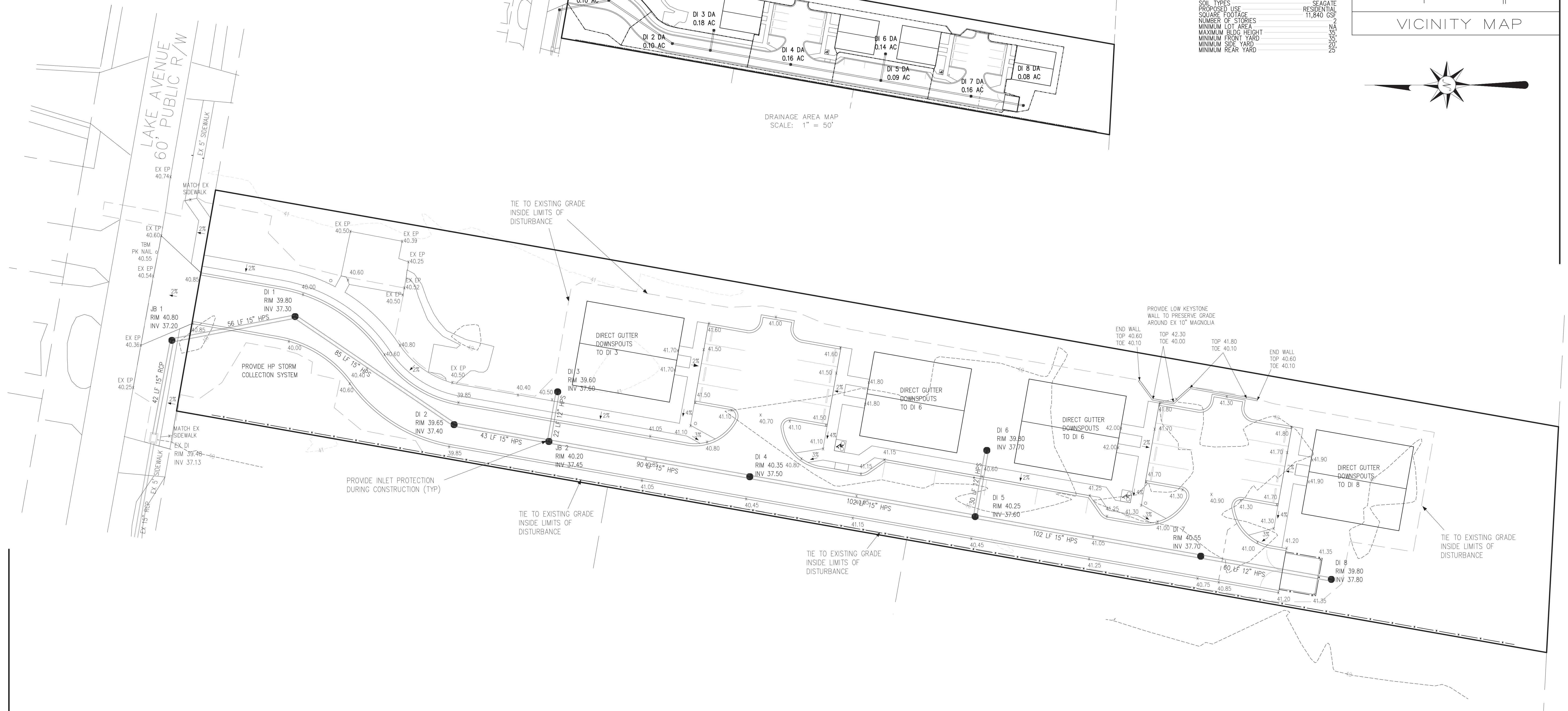


<b>THE OAKS ON LAKE AVENUE</b> 4240 LAKE AVENUE WILMINGTON, NC 28409	OWNER: 4240 LAKE AVE, LLC 1001 MILITARY CUTOFF ROAD SUITE 101 WILMINGTON, NC 28405 (910) 264-6506	<b>STROUD ENGINEERING, P.A.</b> 102-D CINEMA DRIVE WILMINGTON, NC 28403 (910) 815-0775 LICENSE # C-0647	SCALE: 1" = 20' SHEET: 4 OF 11 LANDSCAPING PLAN
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SITE DATA	
PARCEL ID	R06110-001-004-000
DEED BOOK/PAGE	6435/557
PLAT BOOK/PAGE	-
ZONING	MF-L (CD CASE # CD-7-321)
CAMA LUC	URBAN
PROPERTY AREA	1.41 AC
REMOVED BUA	61,374 SF
PROPOSED/RETAINED BUA	4,055 SF
	0.87 AC
	29,386 SF
% OF PROPERTY	47.9 %
BUILDING	6,688 SF
SIDEWALKS	3,826 SF
PARKING/DRIVE AISLES	17,757 SF
RETAINED (WALKWAY/SLAB)	1,115 SF
BUILDING COVERAGE	10.9 %
DISTURBANCE LIMITS	0.97 AC
RECEIVING STREAM	HEWLETTS CREEK
CLASSIFICATION	3A-HIGH
STREAM INDEX	18-87-26
SOIL TYPES	SEAGATE
PROPOSED USE	RESIDENTIAL
SQUARE FOOTAGE	11,840 GSF
NUMBER OF STORIES	2
MINIMUM LOT AREA	N/A
MAXIMUM BLDG HEIGHT	35'
MINIMUM FRONT YARD	35'
MINIMUM SIDE YARD	20'
MINIMUM REAR YARD	25'

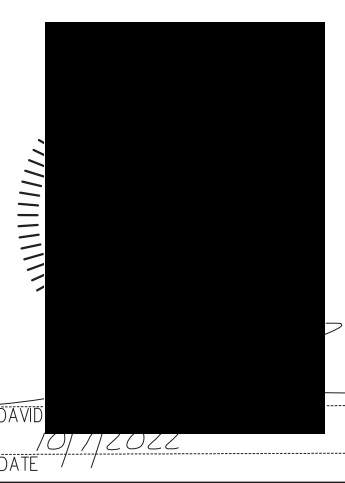


DRAINAGE AREA MAP  
SCALE: 1" = 50'



LEGEND	
PROJECT BOUNDARY	—
EX WATER MAIN	—
EX FORCE MAIN	—
STORMDRAIN	—
EX CONTOURS	—
SILT FENCE	—
DISTURBED AREA	—

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



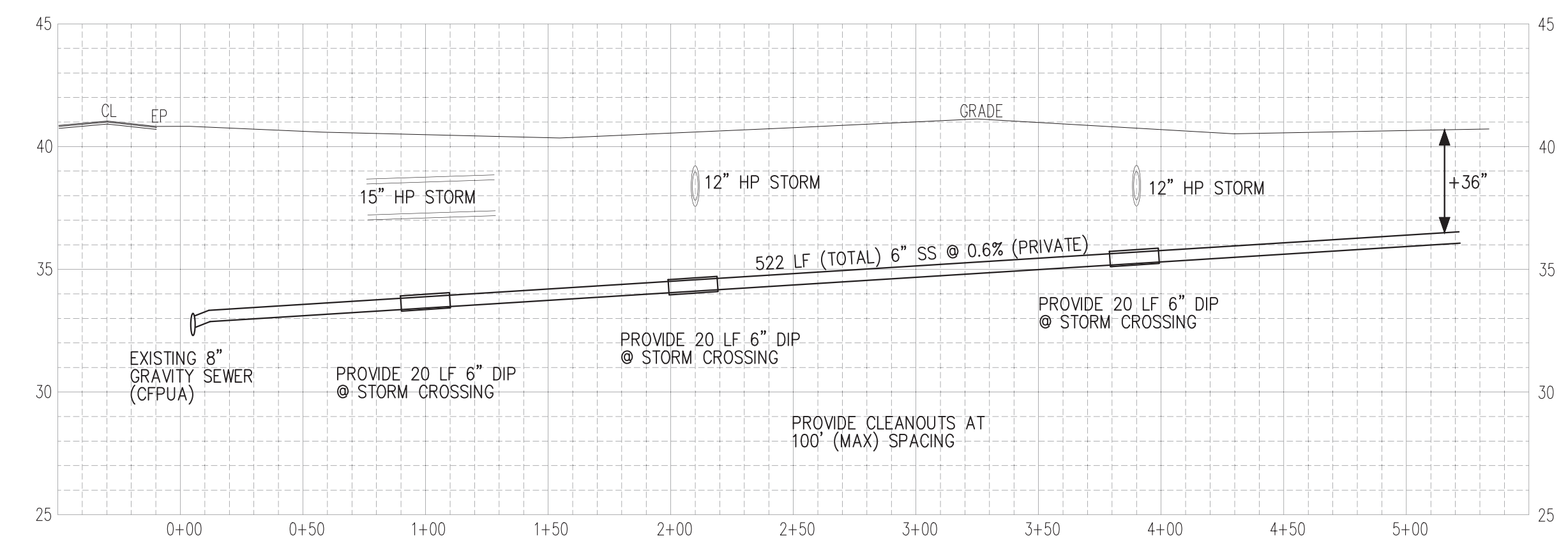
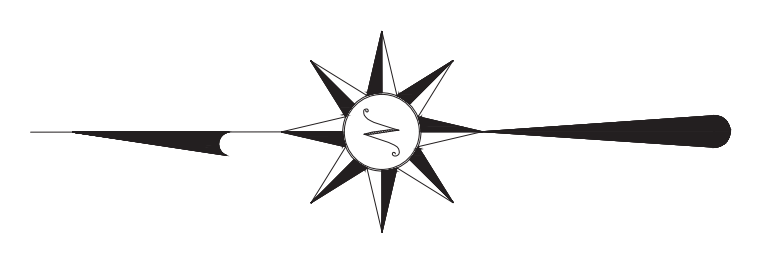
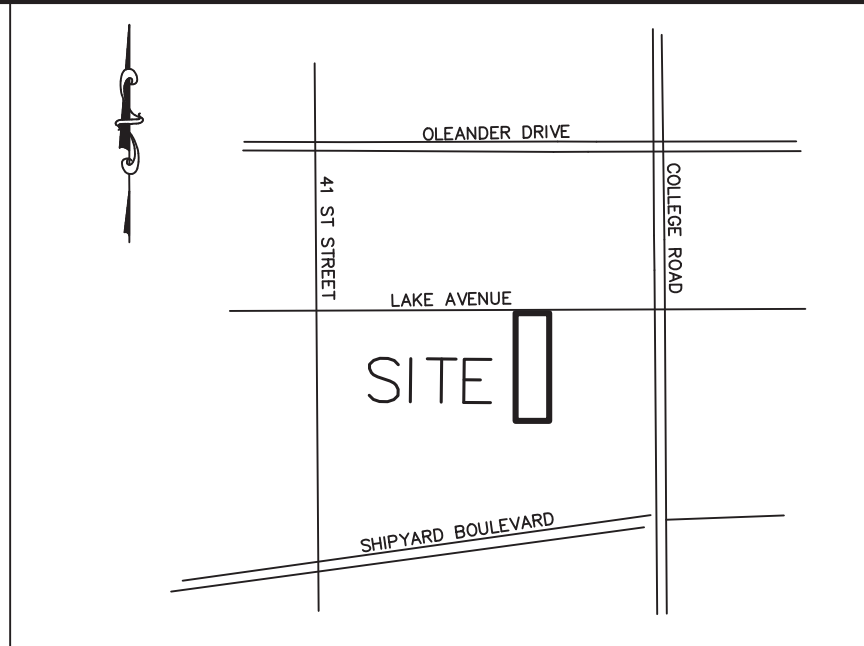
THE OAKS ON LAKE AVENUE  
4240 LAKE AVENUE  
WILMINGTON, NC 28409

OWNER:  
4240 LAKE AVE, LLC  
1001 MILITARY CUTOFF ROAD  
SUITE 101  
WILMINGTON, NC 28405  
(910) 264-6506

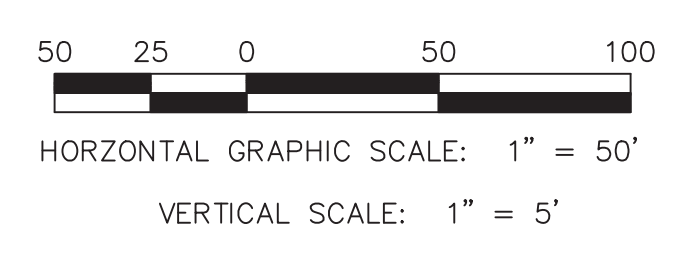
STROUD ENGINEERING, P.A.  
102-D CINEMA DRIVE  
WILMINGTON, NC 28403  
(910) 815-0775 LICENSE # C-0647

SCALE: 1" = 20'  
SHEET: 5 OF 11  
GRADING AND DRAINAGE PLAN

SITE DATA	
PARCEL ID	R06110-001-004-000
DEED BOOK/PAGE	6435/557
PLAT BOOK/PAGE	-
ZONING	MF-L (CD CASE # CD-7-321)
CAMA LUC	URBAN
PROPERTY AREA	1.41 AC
REMOVED BUA	61,374 SF
PROPOSED/RETAINED BUA	4,055 SF
% OF PROPERTY	29,386 SF
BUILDING	47.9 %
SIDEWALKS	3,826 SF
PARKING/DRIVE AISLES	17,757 SF
RETAINED (WALKWAY/SLAB)	1,115 SF
BUILDING COVERAGE	10.9 %
DISTURBANCE LIMITS	0.97 AC
RECEIVING STREAM	HEWLETTS CREEK
CLASSIFICATION	SCA-1
STREAM INDEX	18-87-26
SOIL TYPES	SE-1
PROPOSED USE	RESIDENTIAL
SQUARE FOOTAGE	11,840 GSF
NUMBER OF STORIES	NA
MINIMUM LOT AREA	35
MAXIMUM BLDG HEIGHT	35
MINIMUM FRONT YARD	35
MINIMUM SIDE YARD	20
MINIMUM REAR YARD	25

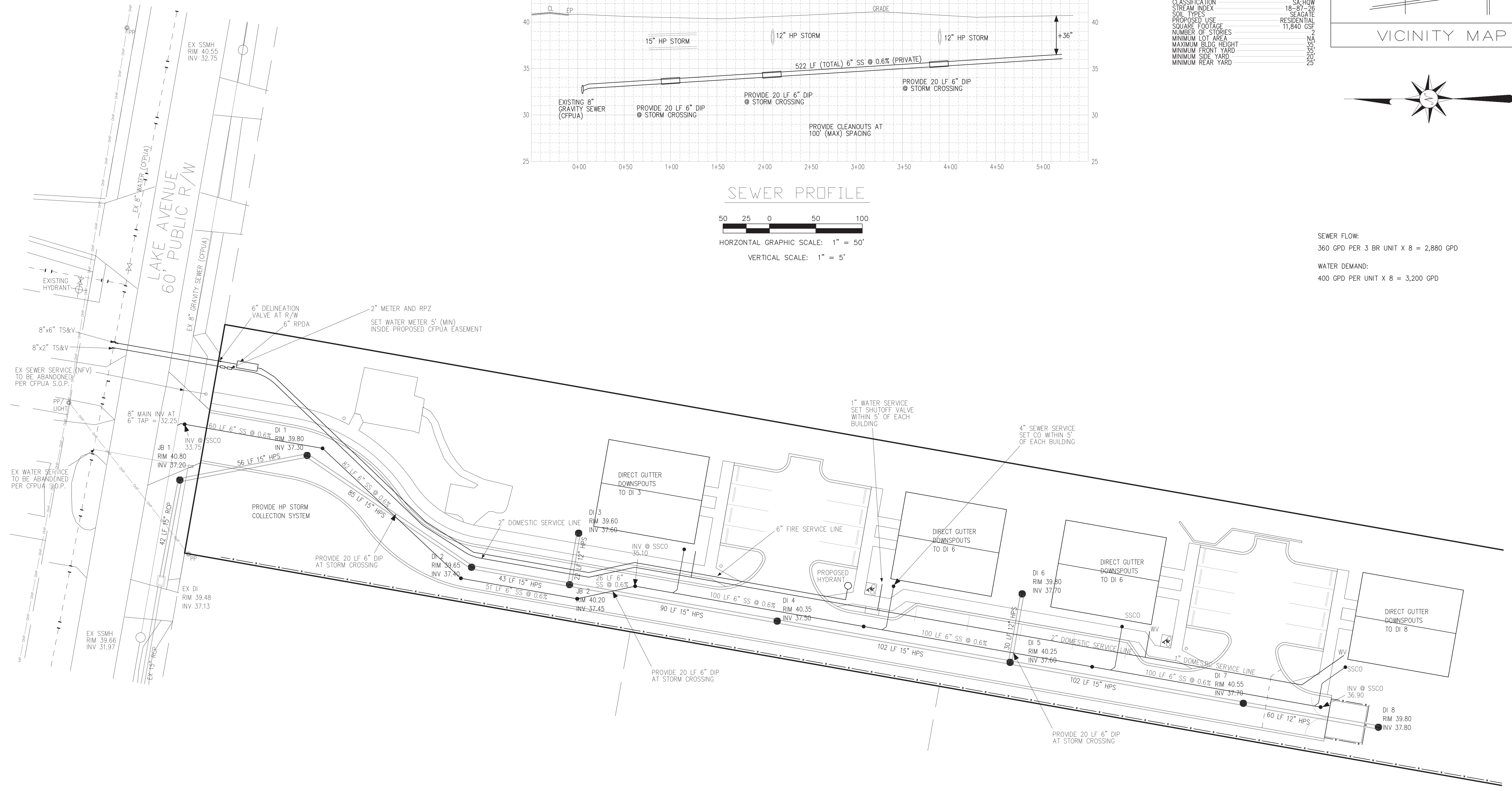


SEWER PROFILE



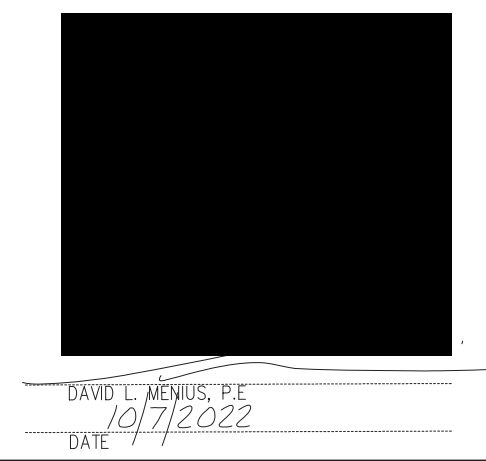
SEWER FLOW:  
360 GPD PER 3 BR UNIT X 8 = 2,880 GPD

WATER DEMAND:  
400 GPD PER UNIT X 8 = 3,200 GPD



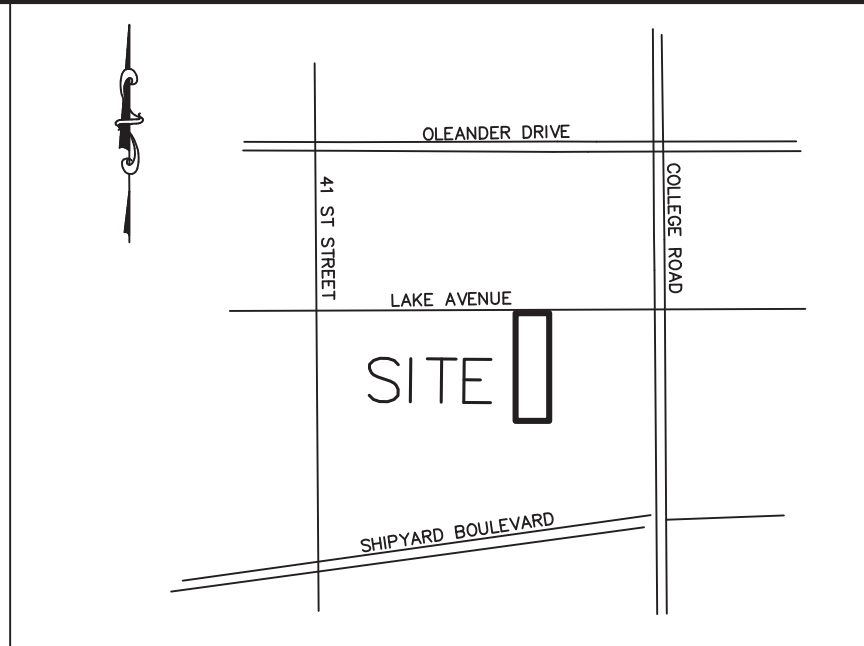
LEGEND	
PROJECT BOUNDARY	---
EX WATER MAIN	---
EX FORCE MAIN	---
STORMDRAIN	---
EX CONTOURS	---
SILT FENCE	---
DISTURBED AREA	---

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

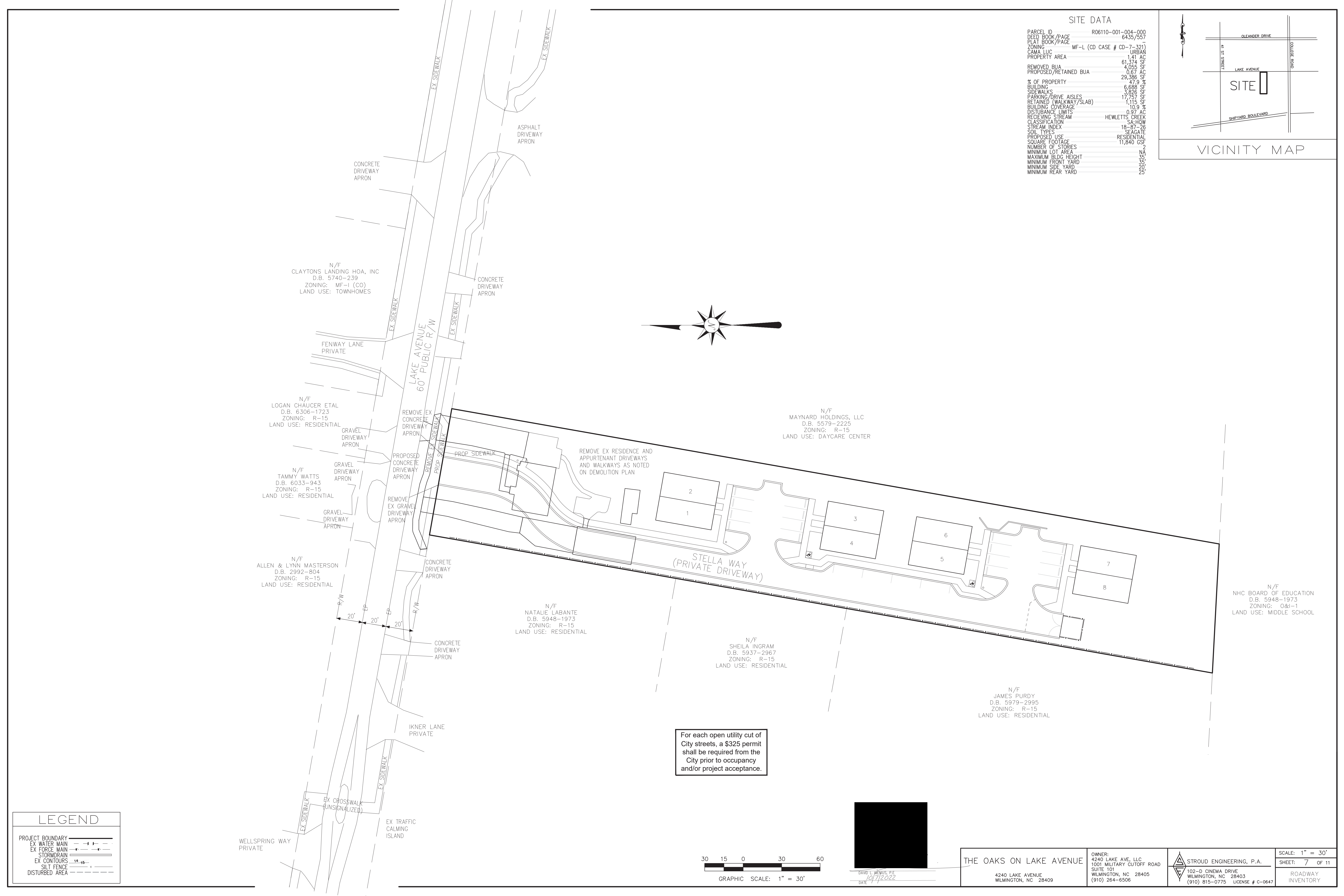


<b>THE OAKS ON LAKE AVENUE</b> 4240 LAKE AVENUE WILMINGTON, NC 28409	OWNER: 4240 LAKE AVE, LLC 1001 MILITARY CUTOFF ROAD SUITE 101 WILMINGTON, NC 28405 (910) 264-6506	<b>STROUD ENGINEERING, P.A.</b> 102-D CINEMA DRIVE WILMINGTON, NC 28403 (910) 815-0775 LICENSE # C-0647	SCALE: 1" = 20' SHEET: 6 OF 11 UTILITY PLAN
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SITE DATA	
PARCEL ID	R06110-001-004-000
DEED BOOK/PAGE	6435/557
PLAT BOOK/PAGE	-
ZONING	MF-L (CD CASE # CD-7-321)
CAMA LUC	URBAN
PROPERTY AREA	1.41 AC
REMOVED BUA	61,374 SF
PROPOSED/RETAINED BUA	4,055 SF
	0.87 AC
% OF PROPERTY	29,386 SF
BUILDING	47.9 %
SIDWALKS	6,688 SF
PARKING/DRIVE AISLES	3,826 SF
RETAINED (WALKWAY/SLAB)	17,757 SF
BUILDING COVERAGE	1,115 SF
DISTURBANCE LIMITS	10.9 %
RECEIVING STREAM	0.97 AC
CLASSIFICATION	HEWLETTS CREEK
STREAM INDEX	34-HW
SOIL TYPES	18-87-26
PROPOSED USE	SEAGATE
SQUARE FOOTAGE	RESIDENTIAL
NUMBER OF STORIES	2
MINIMUM LOT AREA	NA
MAXIMUM BLDG HEIGHT	35'
MINIMUM FRONT YARD	35'
MINIMUM SIDE YARD	20'
MINIMUM REAR YARD	25'

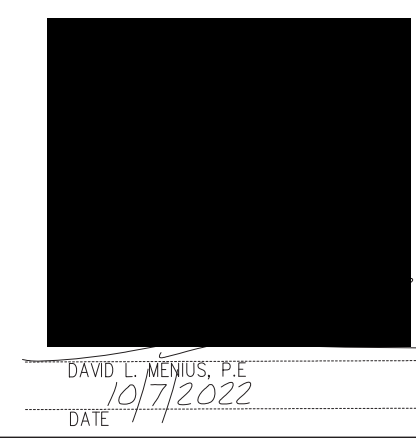
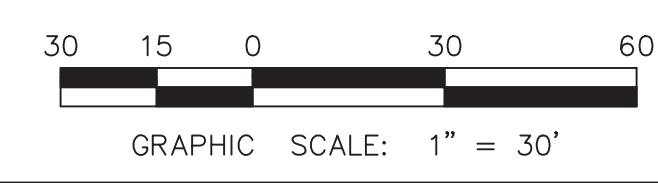


VICINITY MAP

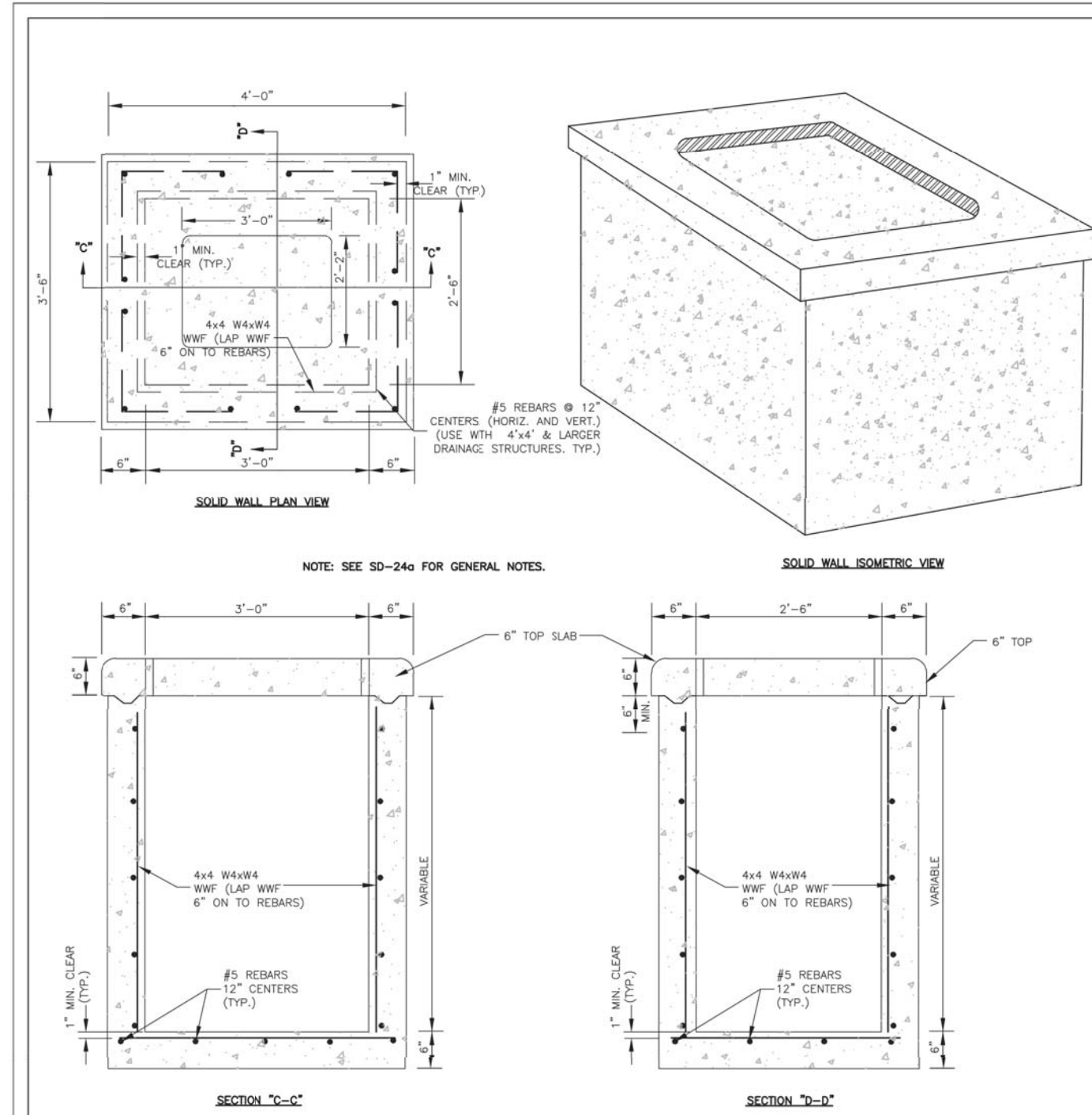


LEGEND	
PROJECT BOUNDARY	---
EX WATER MAIN	—+—+—+—
EX FORCE MAIN	—x—x—x—x—
STORMDRAIN	— — — — —
EX CONTOURS	—•—•—•—•—
SILT FENCE	—x—x—x—x—
DISTURBED AREA	--- --- --- ---

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



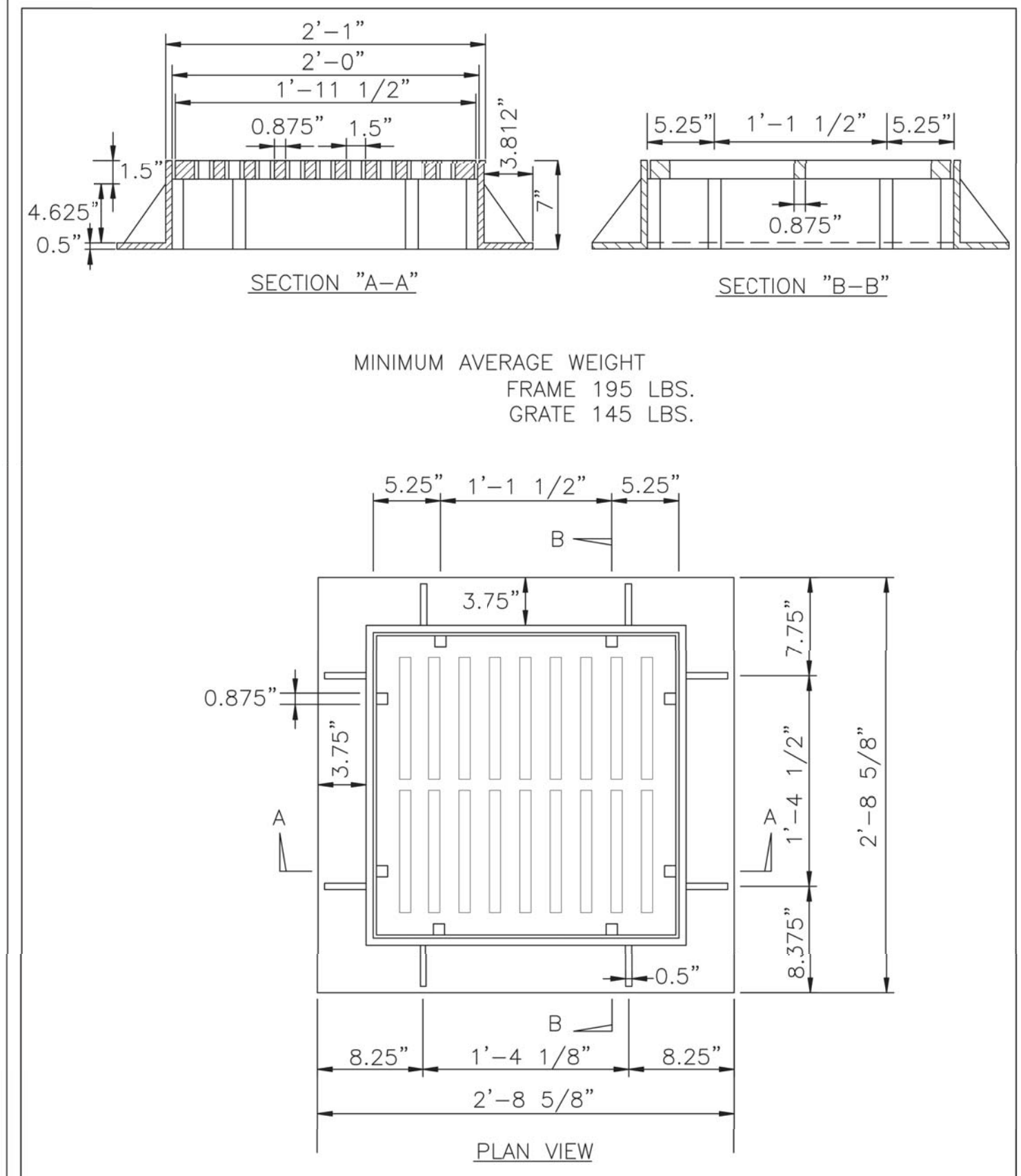
<b>THE OAKS ON LAKE AVENUE</b> 4240 LAKE AVENUE WILMINGTON, NC 28409	OWNER: 4240 LAKE AVE, LLC 1001 MILITARY CUTOFF ROAD SUITE 101 WILMINGTON, NC 28405 (910) 264-6506	 <b>STROUD ENGINEERING, P.A.</b> 102-D CINEMA DRIVE WILMINGTON, NC 28403 (910) 815-0775 LICENSE # C-0647	SCALE: 1" = 30' SHEET: 7 OF 11
			ROADWAY INVENTORY



DATE: 2001	STANDARD DETAIL	<p>CITY OF WILMINGTON ENGINEERING PO BOX 1810 WILMINGTON, NC 28402 (910) 341-7807</p>
DRAWN BY JSR/CMR	<b>PRECAST DRAINAGE STRUCTURE SOLID WALL</b>	
CHECKED BY B.P., P.E.		
SCALE NOT TO SCALE	SD 2-24	

- GENERAL NOTES:**
- \* USE 4000 PSI CONCRETE, PROVIDE FOR H-20 TRAFFIC LOADING.
  - \* PROVIDE ALL REINFORCING STEEL WHICH MEETS ASTM A615 FOR GRADE 60 AND WELDED WIRE FABRIC CONFORMING TO ASTM A185,
  - \* PLACE LIFT HOLES OR PINS IN ACCORDANCE WITH OSHA STANDARD 1926.704
  - \* PROVIDE FORMED OPENINGS, FOR PIPE TO PROVIDE REQUIRED SIZE AND LOCATION.
  - SEAL OPENINGS WITH HYDRAULIC CEMENT.
  - \* ALL ELEMENTS PRECAST TO MEET ASTM C913.
  - \* SET ON 6" WASHED STONE
  - \* FRAME AND GRATE HEIGHT MAY BE ADJUSTED WITH BRICK.
  - \* PROVIDE PRECAST STRUCTURES OVER 4'-0" IN DEPTH WITH STEPS/LADDER INSTALLED IN ACCORDANCE WITH ASHA STANDARD 1910.27 AND AS FIELD CONDITIONS DICTATE.
  - \* WELDED WIRE FABRIC MAY BE SUBSTITUTED FOR REBAR AS LONG AS THE SAME AREA OF STEEL IS PROVIDED.
  - \* SEAL JOINTS WITH A FLEXIBLE BUTYL RUBBER BASE CONFORMING TO FEDERAL SPECIFICATION SS-S-21A, AASHTO M-19B, TYPE B - BUTYL RUBBER.
  - \* USE FRAME AND GRATE AS PER SD 14-04
  - \* GROUT INVERT TO PROVIDE SMOOTH FLOW

DATE: 08/2020	STANDARD DETAIL	<p>CITY OF WILMINGTON ENGINEERING PO BOX 1810 WILMINGTON, NC 28402 (910) 341-7807</p>
DRAWN BY JSR/CMR	<b>PRECAST DRAINAGE STRUCTURE GENERAL NOTES</b>	
CHECKED BY B.P., P.E.		
SCALE NOT TO SCALE	SD 2-24a	



DATE: 2001	STANDARD DETAIL	<p>CITY OF WILMINGTON ENGINEERING PO BOX 1810 WILMINGTON, NC 28402 (910) 341-7807</p>
DRAWN BY JSR/CMR	<b>DROP INLET CASTINGS</b>	
CHECKED BY B.P., P.E.		
SCALE NOT TO SCALE	SD 14-04	

- COASTAL PLAIN SITE STABILIZATION SCHEDULE**
1. Fertilize and lime per recommendations of soil tests or apply 2,000 lb/acre ground agricultural limestone and 750 lb/acre 10-10-10 fertilizer.
  2. Incorporate lime/fertilizer 4-6 inches.
  3. Roughen steep slopes by tracked machinery.
  4. Select species based on season. Refer to tables.
  5. Broadcast seeds evenly and cover by raking or dragging a chain. Firm soil by rolling.
  6. Apply straw mulch at a rate 1-2 tons per acre. 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.
  7. Refertilize if growth is not fully adequate. Reseed, refertilize and mulch immediately following erosion or other damage.

**PERMANENT SEEDING TABLE 1**

Seeding Dates	Recommended Planting	Rate (lb/ac)
Feb. 15 - Apr. 1	Tall Fescue Mixture	see table 2
Sep. 1 - Nov. 1	Hybrid Bermudagrass	see table 2
Apr. 1 - Aug. 1	Common Bermudagrass	see table 2
Apr. 1 - Jul. 15	Centipedegrass	see table 2

**PERMANENT SEEDING TABLE 2a-LOW MAINTENANCE MIXTURES**

Site Description	Recommended Planting	Rate (lb/ac)
Well to poorly drained soils	Tall Fescue Mixture	80
	Pensacola Bahiagrass	50
	Kobe Lespedeza	40
Dry to well drained soils	Pensacola Bahiagrass	50
	Common Bermudagrass	30
	Kobe Lespedeza	10
	German Millet	10
Swales	Common Bermudagrass	40-80

**PERMANENT SEEDING TABLE 2b-HIGH MAINTENANCE MIXTURES**

Site Description	Recommended Planting	Rate (lb/ac)
Well to poorly drained soils	Tall Fescue Mixture	200
	Rye Grain	25
Dry to well drained soils	Hybrid Bermudagrass	50
Well drained sandy loam to sand, lawns.	Centipedegrass	10-20

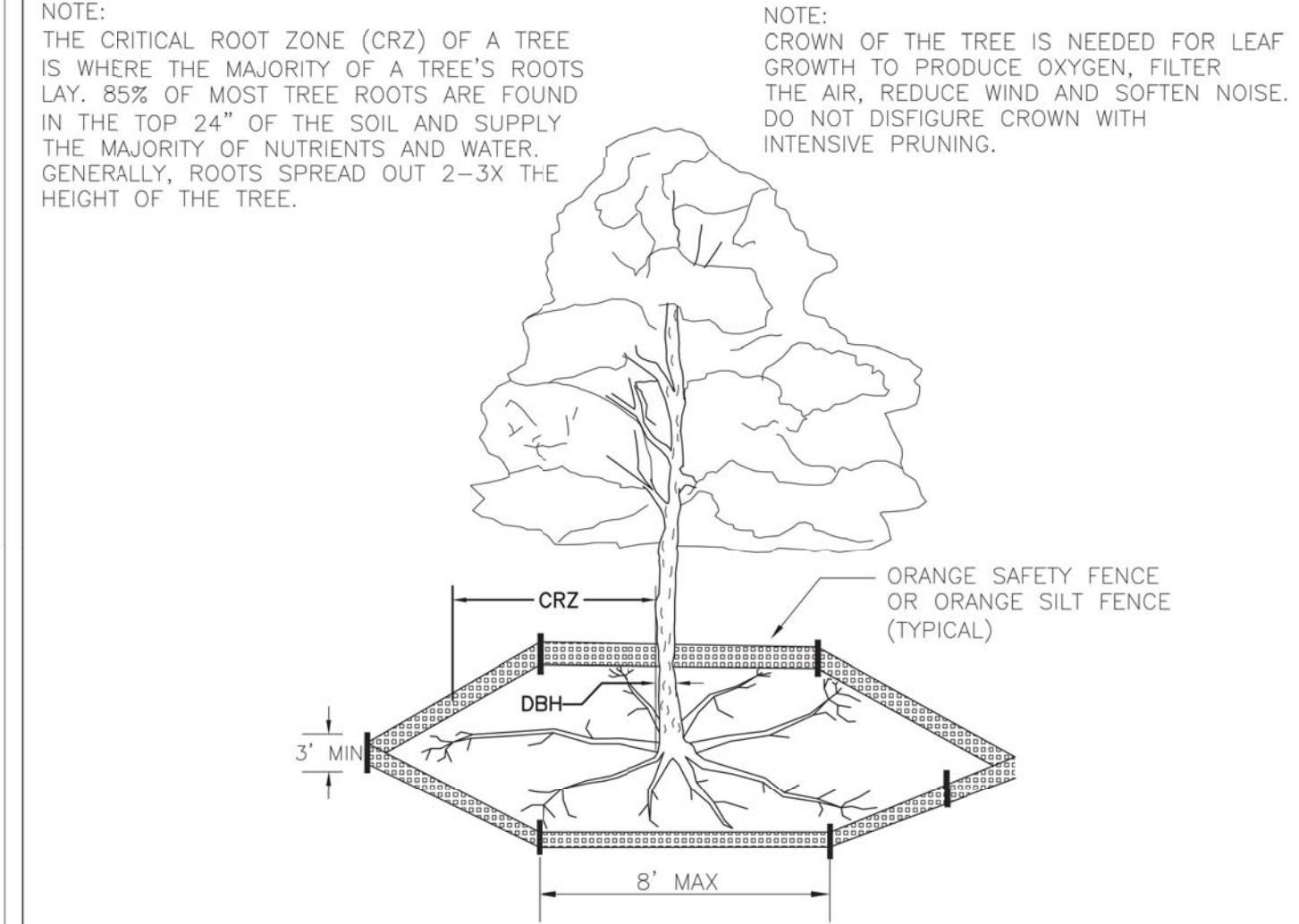
Notes:  
For seeding outside of recommended dates and/or for temporary stabilization, refer to temporary seeding table.

For highly erosive areas or as directed by an engineer, sod shall be provided.

**TEMPORARY SEEDING TABLE**

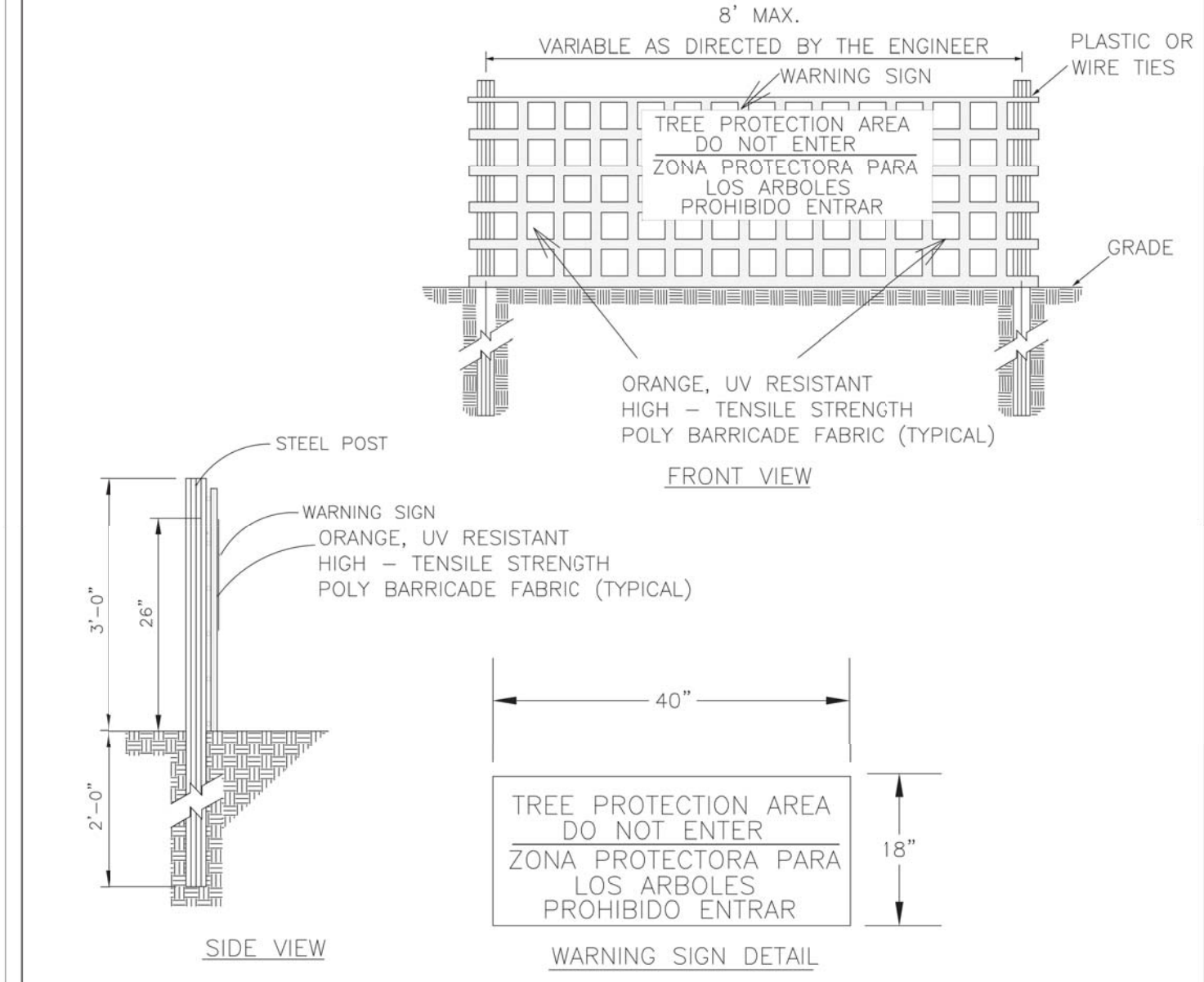
Seeding Dates	Recommended Planting	Rate (lb/ac)
Dec. 1 - Apr. 15	Kobe Lespedeza with Rye Grain	50 120
Apr. 15 - Aug. 15	German Millet	40
Aug. 15 - Dec. 1	Rye Grain	120

- SOD INSTALLATION**
1. Fertilize and lime per recommendations of soil tests or apply 100 lb/1,000 sf ground agricultural limestone and 25 lb/1,000 sf fertilizer. In the fall, use 10-10-10. In the spring, use 5-10-10.
  2. Incorporate lime/fertilizer 4-6 inches.
  3. Rake or harrow to achieve a smooth final grade.
  4. Roll to achieve a smooth, firm surface on which to lay the sod.
  5. Lightly rake and irrigate top layer of soil just prior to installation.
  6. Lay sod in a staggered, brick-like pattern with the longest dimension perpendicular to the slope. Avoid gaps. Use a knife to fit irregular shapes.
  7. Roll sod lightly after installation to ensure good sod to soil contact.
  8. Irrigate initially to wet soil to a depth of 4". Keep soil moist for 2-3 weeks thereafter or until sod has taken root.



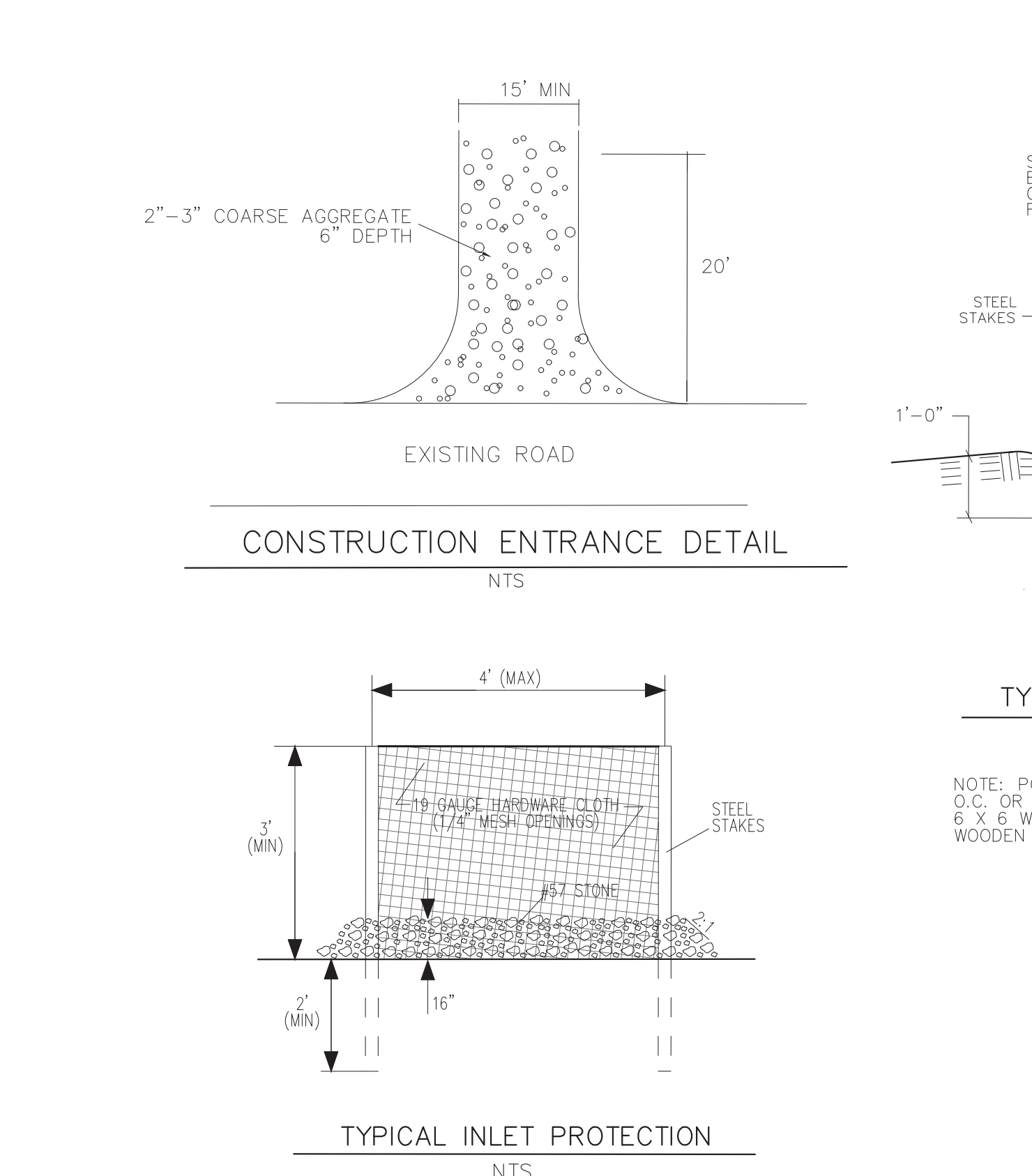
- NOTES:**
1. PROTECT CRITICAL ROOT ZONE (CRZ) OF TREES PRIOR TO CONSTRUCTION. CLEARLY MARK THE TREES AND ERECT A PROTECTIVE BARRIER AT THE CRZ. BARRIER SHALL BE MAINTAINED UNTIL CONSTRUCTION IS COMPLETE.
  2. CRZ RADIUS IS 1 FT PER INCH OF TREE DIAMETER AT BREAST HEIGHT (DBH).
  3. IF CONSTRUCTION OCCURS 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.

DATE: JAN, 2015	STANDARD DETAIL	<p>CITY OF WILMINGTON ENGINEERING PO BOX 1810 WILMINGTON, NC 28402 (910) 341-7807</p>
DRAWN BY JSR	<b>TREE PROTECTION DURING CONSTRUCTION</b>	
CHECKED BY RDG, P.E.		
SCALE NOT TO SCALE	SHEET 1 of 2 SD 15-09	



- 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.

DATE: JAN, 2015	STANDARD DETAIL	<p>CITY OF WILMINGTON ENGINEERING PO BOX 1810 WILMINGTON, NC 28402 (910) 341-7807</p>
DRAWN BY JSR	<b>TREE PROTECTION DURING CONSTRUCTION</b>	
CHECKED BY RDG, P.E.		
SCALE NOT TO SCALE	SHEET 2 of 2 SD 15-09	

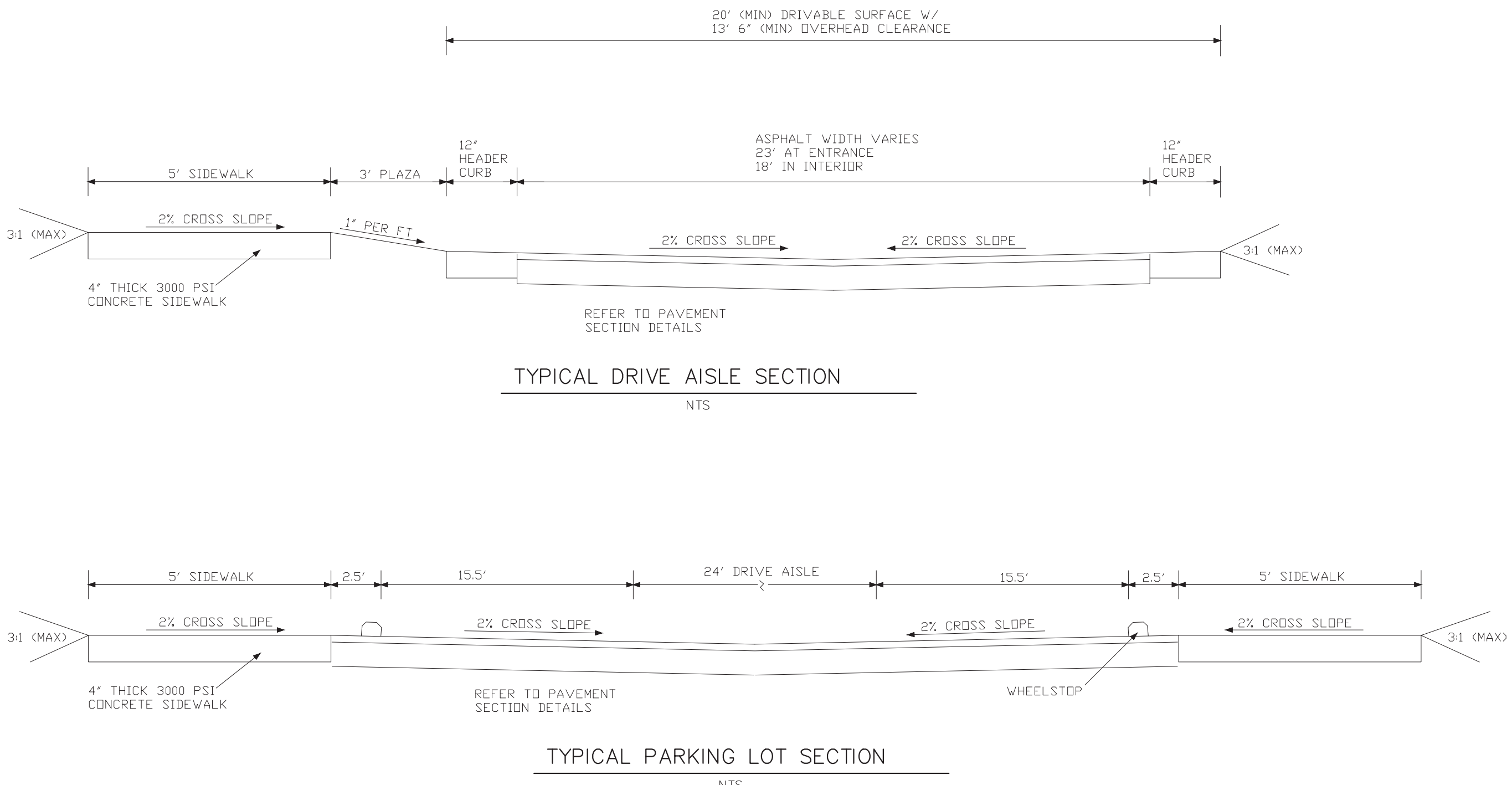
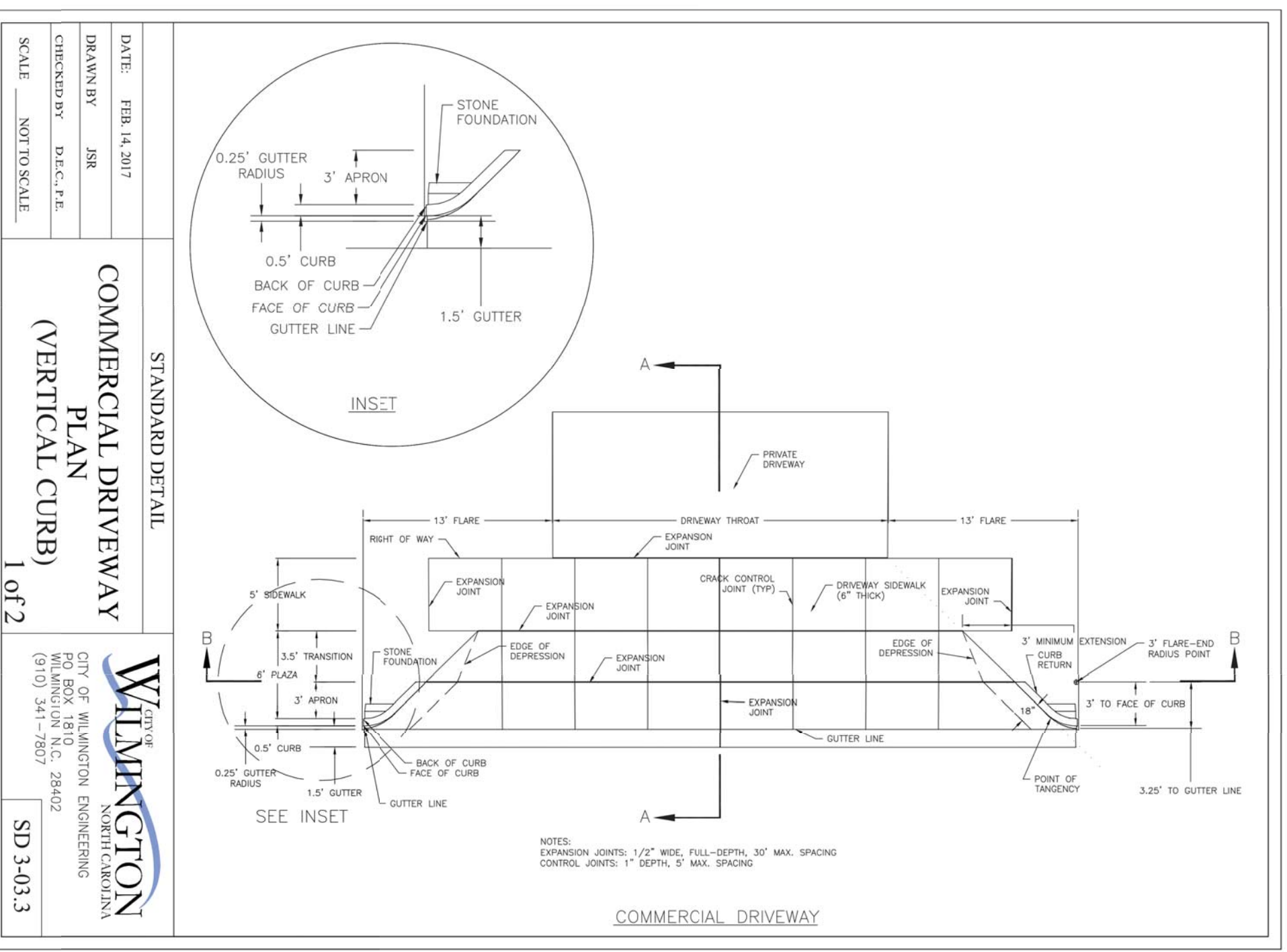
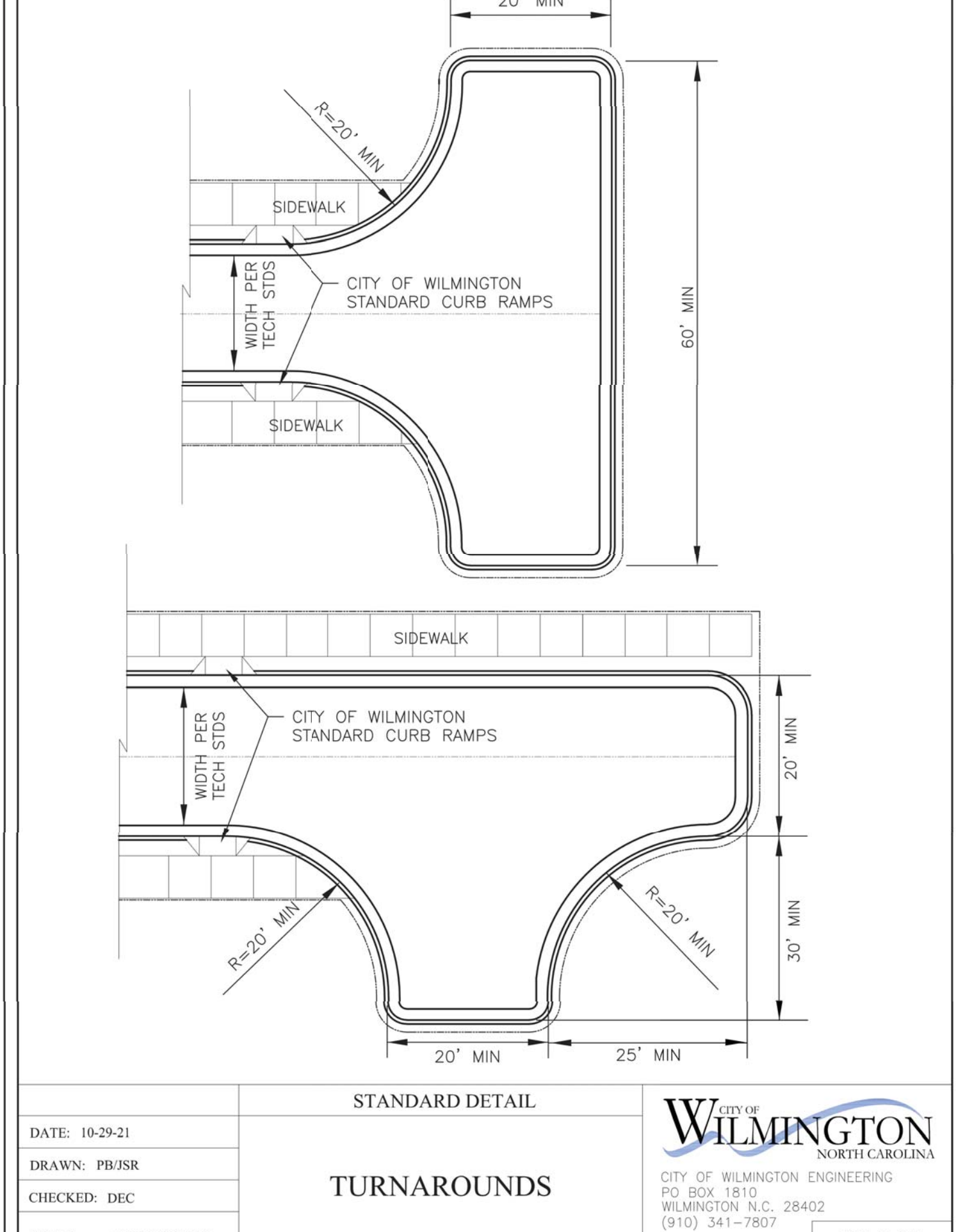
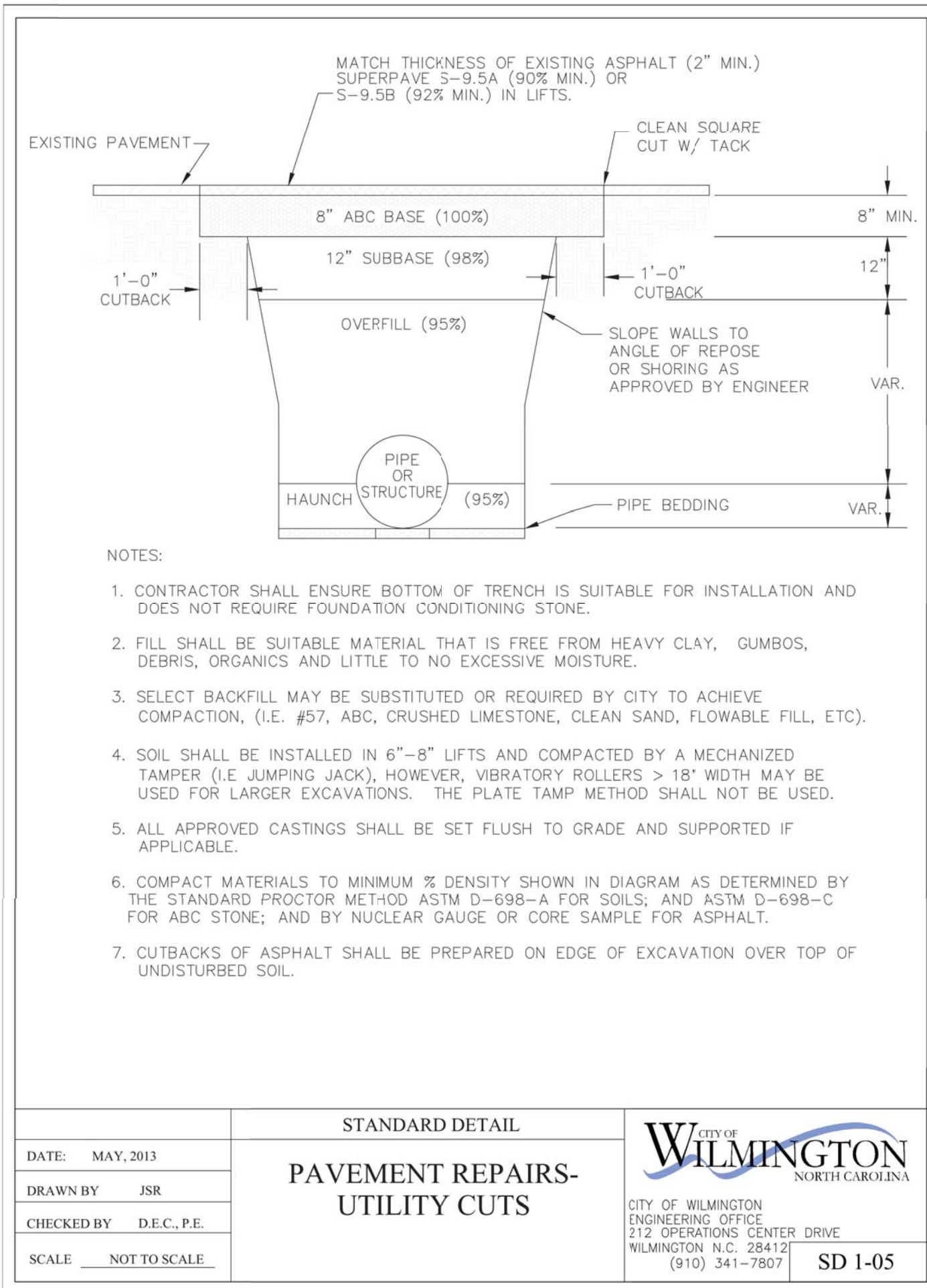
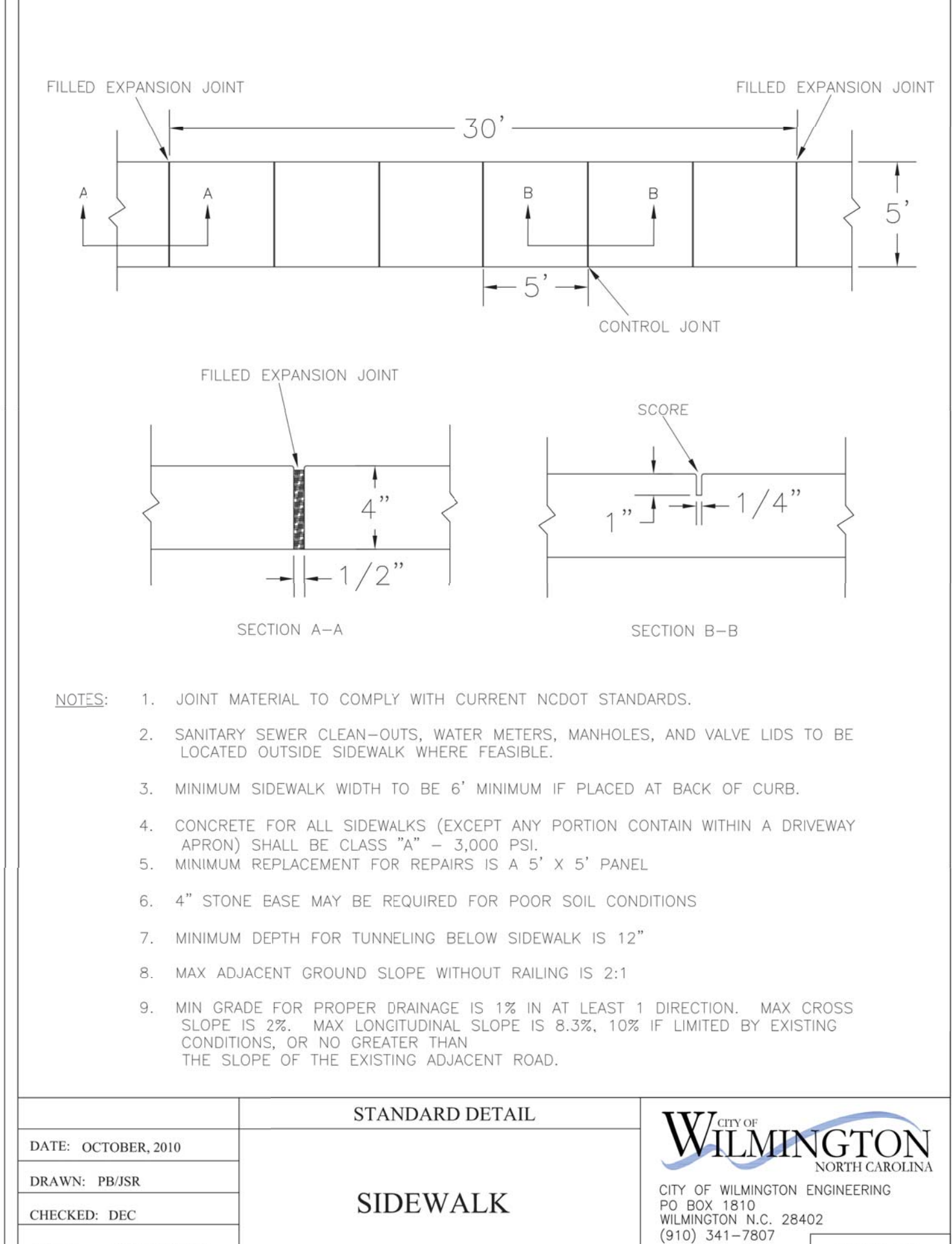
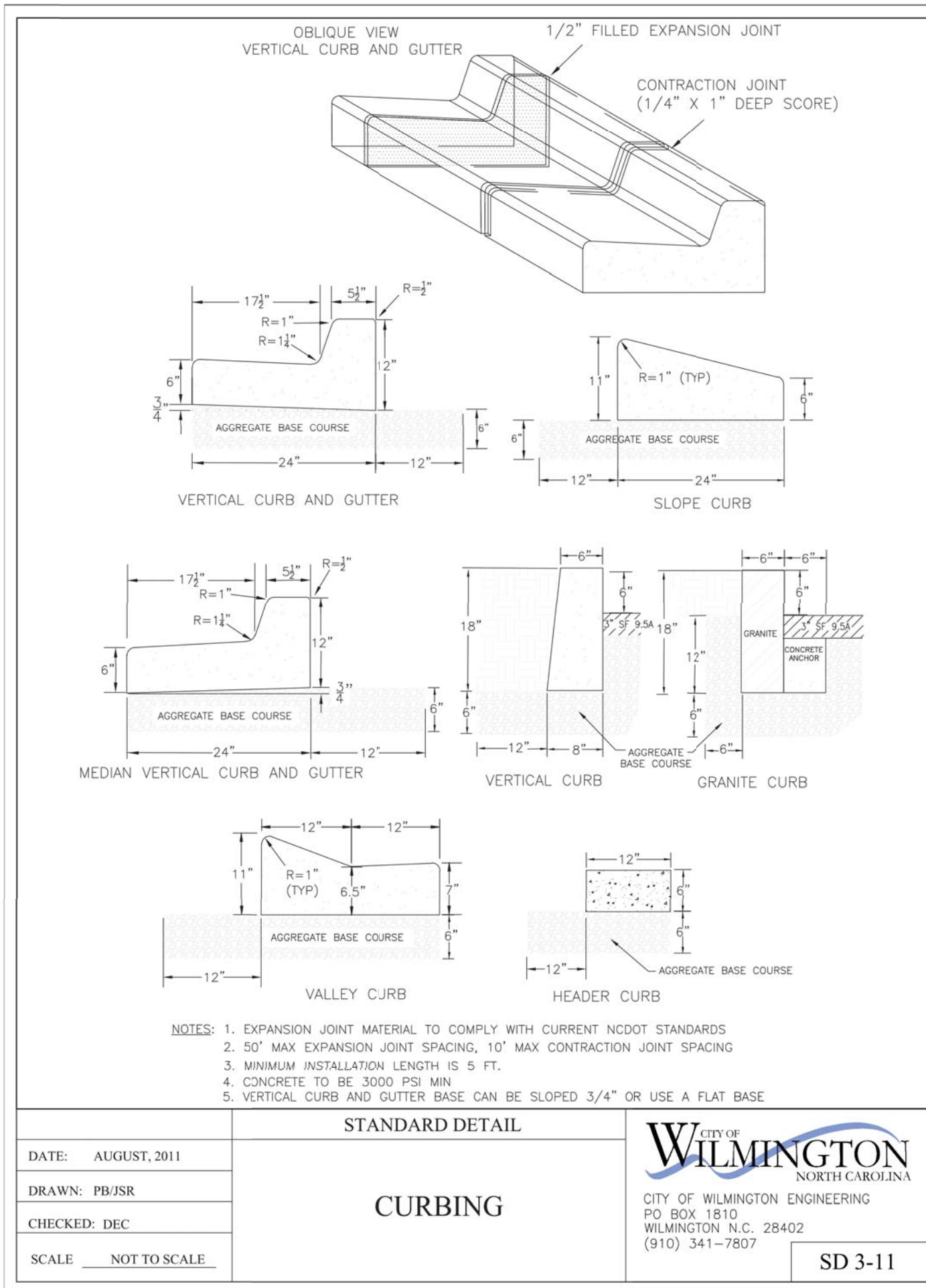


- NOTES:**
- SILT FENCE MATERIAL SHALL BE ACF L5100 "DOT GRADE" OR EQUAL. REFER TO SILT FENCE MATERIAL SPECS
  - STEEL STAKES
  - EROSION CONTROL FABRIC
  - 3'-0" UNLESS OTHERWISE NOTED ON PLANS
  - FILL WITH EARTH
  - 1'-0"
  - 3' MIN. BURY
  - 1'-0"

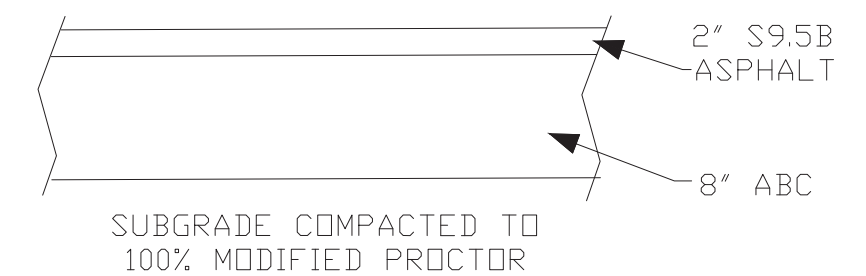
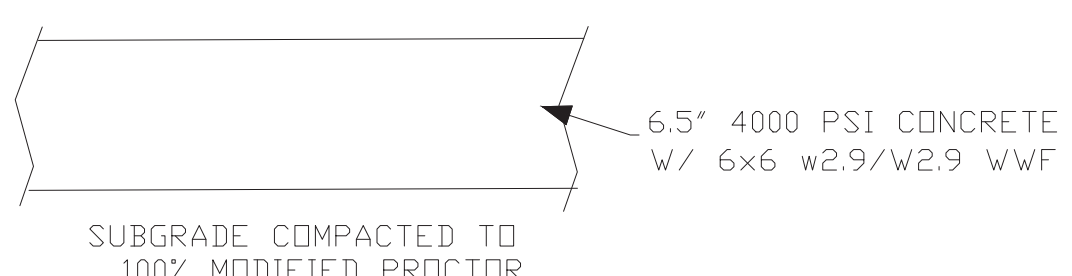
NOTE: POSTS TO BE SPACED 6 FT O.C. OR 8 FT O.C. W/ 1/4 GAUGE 6 X 6 WIRE MESH REINFORCEMENT. WOODEN POSTS ARE NOT ACCEPTABLE

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





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DAVID L. MENNIS, P.E.  
10/7/2022