



Planning, Development, &
Transportation Department
Planning Division
305 Chestnut Street
PO Box 1810
Wilmington, NC 28402-1810

910 254-0900
910 341-3264 fax
wilmingtonnc.gov
Dial 711 TTY/Voice

TRANSMITTAL LETTER

TO: John Barnham, Zoning Enforcement Inspector
DATE: April 26, 2018
SUBJECT: **Roland Grise Middle School Mobile Units Project # 2018010**
LOCATION: 4412 Lake Avenue

The following items are being sent to you via this package.

QUAN.	DWG./NO.	DESCRIPTION
1	Dated 4/17/18	Roland Grise Middle School Mobile Units Plans
1	Dated 4/25/18	Approved Tree Preservation Permit

REMARKS: The **Roland Grise Middle School Mobile Units**, located at 4412 Lake Avenue, is hereby conditionally released for placement. The following conditions must be satisfied as part of this release:

- A. **THIS CONSTRUCTION RELEASE IS LIMITED TO THE PLACEMENT AND EMCTRICAL CONNECTIONS OF FOUR MOBILE UNITS ONLY.**
- B. **A PRE-CONSTRUCTION MEETING MUST BE HELD BETWEEN THE SITE CONTRACTOR AND CITY STAFF PRIOR TO ANY SITE WORK, TREE REMOVAL, CLEARING, OR GRADING BEGINNING ON THE SITE. FAILURE TO COMPLY WILL RESULT IN IMMEDIATE CIVIL PENALTIES. CONTACT 910-254-0900.**
- C. **ANY TREES, INCLUDING THE CRITICAL ROOT ZONE AREA, AND/OR AREA DESIGNATED TO BE SAVED MUST BE PROPERLY BARRICADED OR MARKED WITH FENCING AND PROTECTED THROUGHOUT CONSTRUCTION TO INSURE THAT NO CLEARING AND GRADING WILL OCCUR IN THOSE AREAS.**
- D. **NO EQUIPMENT IS ALLOWED ON THE SITE AND NO CONSTRUCTION OF ANY BUILDING, STRUCTURE, WALL, UTILITIES, INFRASTRUCTURE, ETC., OF ANY KIND, INCLUDING FOOTINGS AND BUILDING SLABS, WILL BE PERMITTED UNTIL:**
 1. **ALL TREE PROTECTION FENCING AND SILT FENCING HAS BEEN INSTALLED**
 2. **THE CFPUA HAS AUTHORIZED THE WATER AND SEWER ACTIVITIES. THE CONTRACTOR MUST HAVE A PRECON WITH CFPUA 332-6560.**
 3. **THE CITY ZONING INSPECTOR AUTHORIZES THE ACTIVITY.**
- E. **THIS DEVELOPMENT SHALL COMPLY WITH ALL LOCAL, CITY TECHNICAL STANDARDS, REGIONAL, STATE AND FEDERAL DEVELOPMENT REGULATIONS.**

- F. ALL CERTIFICATES OF OCCUPANCY WILL BE HELD UNTIL THE ENTIRE RENOVATION PROJECT HAS BEEN RELEASED FOR CONSTRUCTION.**
- G. ALL APPLICABLE TRC REQUIREMENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF THE FINAL ZONING APPROVAL.**
- H. NO CONSTRUCTION ACTIVITY SHALL OCCUR WITHIN THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION (NCDOT) RIGHT-OF-WAY UNTIL ALL NCDOT PERMITS HAVE BEEN ISSUED AND RECEIVED BY THE CITY. ALL IMPROVEMENTS REQUIRED SHALL BE INSTALLED AND APPROVED BY NCDOT PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY.**
- I. THE DEVELOPER ASSUMES ALL RISKS AND PENALTIES WITH ANY DELAY OR STOP WORK ORDER ASSOCIATED WITH THE VIOLATION OF THIS RELEASE. THE DEVELOPER ACKNOWLEDGES THE CONDITIONS OF THIS RELEASE AND ASSUMES ALL RESPONSIBILITIES AND RISKS ASSOCIATED WITH IT. THE CITY OF WILMINGTON WILL NOT BE HELD LIABLE FOR ANY COSTS ASSOCIATED WITH THE CONSTRUCTION RELEASE.**
- J. IF THE CONDITIONS LISTED ABOVE ARE VIOLATED, A STOP WORK ORDER WILL BE ISSUED.**

Please notify New Hanover County Building Inspections of this release.

Signature: Nicole D Smith
Nicole D. Smith, Associate Planner

Copy: Rob Balland	Applicant (e-mail only)
Bret Russell	Construction Manager
Rob Gordon	Engineering
Jim Quinn	Stormwater Specialist
Aaron Reese	Urban Forestry
Rich Christensen	Engineering (email only)
Trent Butler	Engineering (email only)
Chris Elrod	Wilmington Fire Department (e-mail only)
Chris Walker	Wilmington Fire Department (e-mail only)
Brian Blackmon	Surveyor (e-mail only)
Jim Sahlie	GIS Addressing (e-mail only)
Bill McDow	Traffic Engineering (e-mail only)
Mitesh Baxi	Traffic Engineering (e-mail only)
Don Bennett	Traffic Engineering (e-mail only)
Bernice Johnson	CFPUA (e-mail letter only)
Beth Easley Wetherill	NHC Erosion Control (e-mail only)
Michelle Hutchinson	GIS Engineer (e-mail only)
Amy Beatty	Community Services (e-mail only)
Ryan O'Reilly	Community Services (e-mail only)
Joan Mancuso	City Zoning (email only)
Amy Schaefer	City Attorney's Office (email only)
Amy Dukas	City Attorney's Office (email only)

File: **Roland Grise Middle School Mobile Units**

Project File # 2018010



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April 26, 2018

Mr. Rob Balland
Paramounte Engineering
122 Cinema Drive
Wilmington, NC 28403

RE: **Roland Grise Middle School Mobile Units** project, located at 4412 Lake Avenue

Please make note of the conditions for the release as they appear on the attached release letter. These conditions must be followed and met in order for the construction to be approved. ***Prior to beginning any construction or grading on the site, you must have a pre-construction meeting between City staff and the project's representatives. Any violation of this condition will result in an immediate stop work order and other civil penalties. Please contact our zoning office at 254-0900 to schedule the preconstruction meeting.***

All construction on the site must be in accordance with the City of Wilmington standards and the approved construction plans stamped by the City. All trees and areas designated to be saved or protected must be properly barricaded and/or marked throughout construction. In addition please be aware that to obtain a final zoning inspection for this construction project, the appropriate departments within the City of Wilmington must perform and approve final inspections.

To arrange for inspections please contact the assigned Zoning Enforcement Officer, at 254-0900. Staff will coordinate the inspections and provide a punch-list to the Developer within 5 working days. Upon correction of the punch-list items, a final inspection will be performed. ***NOTE: Zoning will not issue final approval until all requirements of the City of Wilmington are fulfilled.***

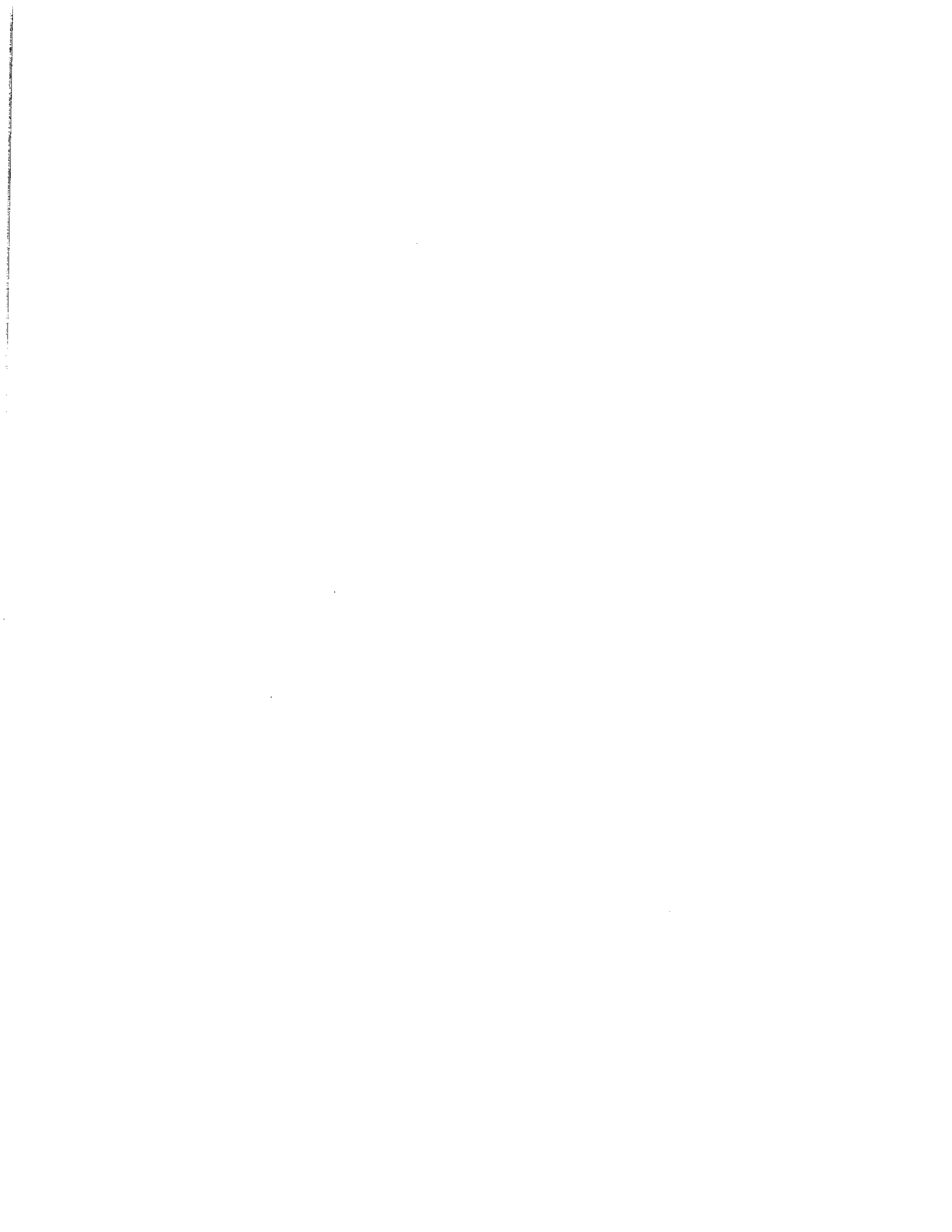
Please also be advised that any party aggrieved by the issuance of this approval may file a notice of appeal to the City Clerk within 30 days of receipt of active or constructive notice of this decision. It shall be presumed that all persons with standing to appeal have constructive notice of the decision from the date a sign containing the words "Zoning Decision" or "Subdivision Decision" in letters at least six inches high and identifying the means to contact an official for information about the decision is prominently posted on the property that is the subject of the decision, provided the sign remains on the property for at least 10 days. Posting of signs is not the only form of constructive notice. Any such posting shall be the responsibility of the landowner or applicant. Verification of the posting shall be provided to the official who made the decision. Absent an ordinance provision to the contrary, posting of signs shall not be required.

The City thanks you for your investment in our community and we look forward to working with you towards the construction of a quality development project.

Sincerely,

A handwritten signature in blue ink that reads "Nicole D. Smith".

Nicole D. Smith
Associate Planner





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APPROVED: DENIED:

PERMIT #: TDP-18-155

Application for Tree Removal Permit

Name of Applicant: New Hanover County Schools Phone: 910-254-4281 Date: 03/06/18

Name of Property Owner: Same Phone: _____

Property Owner Address: 6410 Carolina Beach Road, Wilmington, NC 28412

Address of Proposed Tree Removal: 4412 Lake Avenue, Wilmington, NC 28403

Description of tree(s) to be removed/reason for removal: (provide attachment if necessary)

- | | |
|------------------------|-----------|
| 1. <u>See attached</u> | 6. _____ |
| 2. _____ | 7. _____ |
| 3. _____ | 8. _____ |
| 4. _____ | 9. _____ |
| 5. _____ | 10. _____ |

Description of Replacement Tree(s): _____

I, Lee M. Lawrence, certify that the property owner has given me permission to apply for this permit on his/her behalf.

Applicant Signature: Lee M. Lawrence Date: 3.7.18

*****FOR OFFICIAL USE ONLY*****

Reviewed By: Nicole D Smith Date: 4/25/18

Remarks: All regulated trees being removed are exempt from mitigation b/c they are essential site improvements

ALL WORK MUST BE IN COMPLIANCE WITH THE CITY LAND DEVELOPMENT CODE, ARTICLE 8, LANDSCAPING AND TREE PRESERVATION.

NEW CONSTRUCTION: _____ EXPANSION: OTHER: _____ PAID: \$150 3/12/18 n8

Tree Preservation Permit Fees

Less than 1 acre	\$25.00
1-5 acres	\$50.00
5-10 acres	\$100.00
Greater than 10 acres	\$150.00

Roland Grise Tree Removal & Required Mitigation

Qty of Trees	Caliper Inches*	Tree Common Name	City Tree Type Classification	Total Cal. Inches to be Removed	% Mitigation	Significant
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Note: * All trees removed are regulated and removed for essential site improvements. No mitigation is required.

REGULATED & SIGNIFICANT TREES

1	10	OAK	hardwood	10	100%	no
1	11	OAK	hardwood	11	100%	no
1	8	OAK	hardwood	8	100%	no
1		MYRTLE	hardwood	0	100%	no
				Total Category 1 Significant Trees:		0

Category 2 (75% Mitigation)

1	12	GUM (SWEETGUM)	hardwood	12	75%	no
1	20	GUM (SWEETGUM)	hardwood	20	75%	no
1	22	GUM (SWEETGUM)	hardwood	22	75%	no
1	10	CEDAR	conifer	10	75%	no
				Total Category 2 Significant Trees:		0

Category 3 (50% Mitigation)

2	16	PINE (LOBLOLLY)	conifer	32	50%	no
2	20	PINE (LOBLOLLY)	conifer	40	50%	no
				Total Category 3 Significant Trees		0

Total Qty. of Mitigation Trees for Significant Tree Removal: 0