



**Planning, Development, &
Transportation Department**

Planning Division
305 Chestnut Street
PO Box 1810
Wilmington, NC 28402-1810

May 6, 2019

Dan Fisk, PE
Paramounte Engineering
122 Cinema Drive
Wilmington, NC 28403

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

RE: The Pointe at Barclay Phase I Buildings 5 & 6 located at 0 Stone Crop Drive

I have attached a copy of the foundations release for Offices at Barclay Phase I located at 1150 Gallery Park Boulevard. 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 foundation construction 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.***

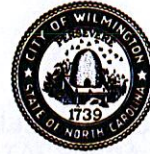
All foundation construction on the site must be in accordance with New Hanover County erosion control standards and the erosion control plan approved by New Hanover County and the City of Wilmington. Any trees and areas designated to be saved or protected must be properly barricaded and/or marked throughout construction. In addition please be aware that no construction of buildings, structures, walls, etc. may begin until the City of Wilmington's Technical Review Committee has approved the final plans and final construction release is granted.

Please contact our office at 254-0900 if you have any questions or concerns regarding this information and to schedule a pre-construction meeting with City staff. The City thanks you for your investment in our community and looks forward to working with you towards construction of a quality development project.

Sincerely,

A handwritten signature in blue ink, appearing to read "Brian Chambers", with a long, sweeping underline.

Brian Chambers, AICP
Senior Planner



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 Barham, Zoning Inspector
 DATE: May 6, 2019
 SUBJECT: The Pointe at Barclay Phase I Buildings 5 & 6
RELEASE FOR FOUNDATION CONSTRUCTION ONLY
 Plans Sealed as of 3/29/19

Project No. 2019012

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

QUAN.	DWG./NO.	DESCRIPTION
1	Dated 3/29/19	The Pointe at Barclay Phase I Buildings 5 & 6
1	Dated 4/5/19	City Tree Removal Permit TPP-19-174
1	Dated 3/26/19	NHC Erosion Control #GP 20-14 R13

REMARKS: The Pointe at Barclay Phase I Buildings 5 & 6, located at 0 Stone Crop Drive, is hereby conditionally released **for foundation construction only**. The following conditions must be satisfied as part of this release:

- FULL CONSTRUCTION RELEASE WILL NOT BE ISSUED UNTIL REQUIRED IMPROVEMENTS ALONG INDEPENDENCE BOULEVARD, BETWEEN GALLEY PARK BOULEVARD AND S. 17TH STREET, AND ALONG S. 17TH STREET, BETWEEN INDEPENDENCE BOULEVARD AND ELEMENT APARTMENTS, HAVE BEEN APPROVED AND RELEASED FOR CONSTRUCTION. THESE IMPROVEMENTS INCLUDE SIDEWALK AND STREETYARD ALONG INDEPENDENCE BOULEVARD AND A MULTI-USE PATH AND STREETYARD ALONG S. 17TH STREET. NO CERTIFICATES OF OCCUPANCY SHALL BE ISSUED UNTIL THESE IMPROVEMENTS ARE COMPLETE.**
- A PRE-CONSTRUCTION MEETING MUST BE HELD BETWEEN THE SITE CONTRACTOR AND CITY STAFF PRIOR TO ANY GRADING BEGINNING ON THE SITE. FAILURE TO COMPLY WILL RESULT IN IMMEDIATE CIVIL PENALTIES.**
- NO VERTICAL CONSTRUCTION OF ANY BUILDING, STRUCTURE, WALL, INFRASTRUCTURE ETC. OF ANY KIND WILL BE PERMITTED UNTIL THE TECHNICAL REVIEW COMMITTEE HAS APPROVED THE FINAL CONSTRUCTION RELEASE.**
- ANY TREES 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.**
- THIS FOUNDATIONS RELEASE IS GIVEN IN ACCORDANCE WITH THE EROSION CONTROL PLAN APPROVED BY NEW HANOVER COUNTY.**
- IF THE CONDITIONS LISTED ABOVE ARE VIOLATED; A STOP WORK ORDER WILL BE ISSUED.**

6. THE DEVELOPER ASSUMES ALL RISKS AND PENALTIES WITH ANY DELAY OR STOP WORK ORDER ASSOCIATED WITH THE VIOLATION OF THIS RELEASE. BY SIGNING THIS, 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 CLEARING AND GRADING RELEASE.

Signature: _____

Brian Chambers, AICP
Senior Planner

Digitally signed by Hill Rogers
DN: cn=Hill Rogers, o=Cameron
Management, ou,
email=hill@cameronco.com, c=US
Date: 2019.05.06 09:46:00 -04'00'

Hill Rogers

Signature: _____

Owner / Applicant

Copy: Dan Fisk, PE
Bret Russell
Rob Gordon
Chris Walker
Aaron Reese
Rich Christensen
Trent Butler
Chris Elrod
Jim Sahlie
Bill McDow
Mitesh Baxi
Bernice Johnson
Beth Easley Wetherill
Michelle Hutchinson
Amy Beatty
Ryan O'Reilly
Joan Mancuso

Applicant (email only)
Construction Manager
Engineering
Wilmington Fire Department
Urban Forestry
Engineering (email only)
Engineering (email only)
Wilmington Fire Department (e-mail only)
GIS Addressing (e-mail only)
Traffic Engineering (e-mail only)
Traffic Engineering (e-mail only)
CFPUA (e-mail letter only)
NHC Erosion Control (e-mail only)
GIS Engineer (e-mail only)
Community Services (e-mail only)
Community Services (e-mail only)
City Zoning (email only)

File: **The Pointe at Barclay Phase I
Buildings 5 & 6**

Project No. 2019012



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

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

APPROVED: X DENIED: _____

PERMIT #: TAP-19-1741

Application for Tree Removal Permit

Name of Applicant: Ryan Mosser Phone: 704.206.8319 Date: 3/27/19

Name of Property Owner: Barclay Commons Retail, LLC Phone: 704.206.8300

Property Owner Address: 1111 Metropolitan Avenue, Suite 700, Charlotte, NC 28204

Address of Proposed Tree Removal: Stone Crop Drive (The Pointe - Bldg 5 & 6 Pads)

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

- | | |
|--|-----------|
| 1. <u>N/A - Previously cleared building pads</u> | 6. _____ |
| 2. _____ | 7. _____ |
| 3. _____ | 8. _____ |
| 4. _____ | 9. _____ |
| 5. _____ | 10. _____ |

Description of Replacement Tree(s): N/A

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

Applicant Signature: [Signature] Date: 3/27/19

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

Reviewed By: [Signature] Date: 4/5/19

Remarks: No trees removed

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

NEW CONSTRUCTION: _____ EXPANSION: _____ OTHER: _____ PAID: [Signature]

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



NEW HANOVER COUNTY

Engineering Department/Water and Sewer District
230 Government Center Drive · Suite 160
Wilmington, North Carolina 28403
TELEPHONE (910)-798-7139
Fax (910) 798-7051

Beth E. Wetherill, C.P.E., S.C.
Soil Erosion Specialist

March 26, 2019

Barclay Commons Retail, LLC
1201 Glen Meade Road,
Wilmington, North Carolina 28401

RE: Grading Permit # 20-14 Revision #13, Barclay West, The Pointe Phase I Building 5 & 6

Dear Mr. Hill Rodgers:

Enclosed is the original and a copy of the revised grading permit that you applied for. Please read the permit conditions carefully and return the signed original to our office and keep the copy for your records.

A preconstruction meeting not be required for this modification. Please contact us with the date construction is planned to begin on this portion of the project.

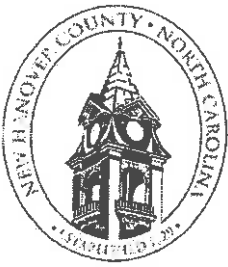
Thank you for your cooperation. If you have any further questions, please feel free to contact our office.

Sincerely,

Beth Easley Wetherill

Beth Easley Wetherill
Soil Erosion Specialist
New Hanover County

cc: Jim Diepenbrock, City of Wilmington Planning
Daniel Fisk, PE, Paramounte Engineering, Inc.
Mr. Scott Sullivan, Cameron Properties Limited Partnership



Permit for a Land Disturbing Activity

New Hanover County
Department of Engineering
230 Government Center Drive - Suite 160
Wilmington, North Carolina 28403
(910) 798-7139

As authorized by the New Hanover County Erosion and Sedimentation Control Ordinance

This permit issued to Barclay Commons Retail, LLC authorizes the development of 71.9 acres of land at 3401 & 3501 Independence Boulevard for Barclay West Phase I and Tract B in New Hanover County. This permit issued on June 13, 2014 is subject to compliance with the application and site drawings, all applicable regulations and special conditions and notes set forth below. Any plan modifications must be approved by this office prior to field changes.

It is understood by the applicant that a representative of New Hanover County's Engineering Department may inspect the site at any time following the issuance of this Permit. A copy of the approved Soil Erosion Control Plan, this permit, a rain gauge and copies of all the Combined Self-Monitoring and Self Inspection Reports must be available at all times at the site.

Failure to execute the provisions of this permit and the approved Soil Erosion Plan, or any other provisions of the New Hanover County Soil Erosion and Sedimentation Control Ordinance, shall result in immediate legal action by the County to the limits prescribed by the Ordinance. If the measures outlined on the approved Soil Erosion Control Plan and this Permit prove insufficient, additional Erosion Control measures can and will be required which in turn will be considered provisions of this Permit. This Permit does not preclude any other permits or approvals necessary for beginning or completing this development. Approval of an erosion control plan is conditioned on the applicant's compliance with Federal and State laws, regulations and rules. It is the Permittee's responsibility to obtain all necessary permits and approvals.

SPECIAL CONDITIONS

(THESE CONDITIONS MUST BE FOLLOWED IN ADDITION TO THE PLANS AND SPECIFICATIONS)

*All the soil erosion control measures will be installed as the site is cleared and maintained throughout construction. The original permit approved 6/13/14 for 19.7 acres for SS infrastructure included a construction entrance, silt fences, temporary stream crossings and all disturbances in any ditch or stream must be immediately lined with excelsior mat prior to any rain event.

**Revision #1 approved 11/24/14 for stockpiles included 4 minimum sloped 2:1 stabilized stockpiles with additional silt fence.

**Revision #2 approved 6/9/15 for the addition of 26.78 acres for the pond, swales and ditch work included a construction entrance, silt fences, 2 temporary stream crossings, 4 rock pipe inlet protectors, outlet protection, a 2:1 sloped stabilized stockpile with silt fence, a ditch plug with immediate ditch filling prior to any rain event and immediate construction and stabilization of the stormwater pond with a 6 inch Faircloth Skimmer and a 5.8-inch orifice with a level spreader. NOTE: All work in ditches adjacent to Independence Blvd. and South Seventeenth Street must be completed and a liner must be installed PRIOR to any rain event. No activity is to take place in the R/W ditch along South Seventeenth Street between George Anderson Drive and the permanent stream crossing.

**Revision #3 approved 2/18/15 for an additional 2:1 sloped stabilized stockpile with silt fence.

****Revision #4 approved 9/28/15 for the addition of 21.7 acres on Tract B includes a construction entrance, silt fences, 6 temporary diversions sloped 2:1 with diversions 1-4 being 1.5 feet deep with 1.5 foot bottoms and diversions 5 & 6 (if required*) will be 2.5 feet deep with 5 foot bottoms, 2 sediment basins with 3 coir baffles and Faircloth Skimmers thru earthen dams. Skimmer in Basin #1 will be a 4 inch Faircloth Skimmer with a 3.6-inch orifice and the Skimmer in Basin #2 will be a 3 inch Faircloth Skimmer with a 3-inch orifice. The relocated stockpile will be sloped min. 2:1 and will be surrounded with silt fence. *Note: Diversion 5 & 6 shall be constructed in the event the pre-existing ditches onsite have been filled. Otherwise the pre-existing ditches will be used to convey water to the 2 Sediment Basins.**

****Revision #5 approved 11/5/15 includes 3.01 acres for expansion of the min. 2:1 stabilized stockpile with additional silt fence.**

**** Revision #6 approved 11/13/15 for The Point @ Barclay Phase I on Tract B includes 3 construction entrances, silt fences, inlet and outlet protection. NOTE: No activity is allowed without The City of Wilmington approval. Revision #7 approved 6/30/16 includes installation of the 2- 48 inch pipes adjacent to South 17th Street with silt fence and an energy dissipater.**

****Revision #8 changes the name of the property from Cameron Properties Limited Partnership and Cameron Properties Land Company, LLC to Barclay Commons Retail, LLC and changes the financially responsible party.**

****Revision #9 approved 12/6/16 for The Point @ Barclay Phase II on Tract B includes 2 construction entrances, silt fences and inlet protection. This revision includes 2.75 acres that were previously permitted.**

****Revision #10 approved 2/14/17 includes a 3:1 sloped diversion swale 6 feet deep with a 3 foot bottom, 18 inch pipe and a rip rap energy dissipater at the end of the diversion swale.**

****Revision #11 approved 8/8/17 includes Phase I Building #4 with a construction entrance, silt fence and inlet protection.**

****Revision #13 approved 3/26/2019 includes Phase I Building #5 & 6 with 2 construction entrances, silt fences and may need inlet protection.**

***Tree Removal Permits and Approvals are required from the City of Wilmington and/or New Hanover County prior to land disturbing activity.**

***Silt fence stakes must be steel and will be placed **six feet apart without wire reinforcement** or **eight feet apart with wire reinforcement**. Silt fence is not allowed as inlet protection.**

***This permit does not preclude any permits or approvals which may be necessary such as City of Wilmington or New Hanover County Stormwater, NCDENR Water Quality, C.A.M.A., and the US Army Corps. of Engineers, DEM Solid Waste or any other agencies.**

***No sediment shall leave the site.**

***If plan revisions are necessary you must submit a copy to this office for approval prior to any field changes.**

***If soil is brought onto this site or removed from this site, it must come from or be taken to an approved or permitted site to be identified to this office prior to being brought onsite or removal from the site.**

***All City and/or County and State drainage and stormwater requirements will be adhered to.**

***If these measures fail to adequately control erosion, more restrictive measures will be required.**

***If any phase of grading ceases for more than 15 working days, the site will be temporarily stabilized.**

***All slopes must be stabilized within 21 calendar days of any phase of activity.**

The approval of an erosion control plan is conditioned on the applicant's compliance with Federal and State Water Quality laws, regulations and rules.

***Note the required rates for seed, lime, fertilizer and mulch in your seeding specifications.**

***Enclosed is a Combined Self-Monitoring and Self-Inspection Form that meets the requirements of both the NPDES Stormwater Permit for Construction Activities, NCG 010000 reporting and the Land Resources Self Inspection Program that satisfies the requirements of the Sedimentation Pollution Control Act. These are mentioned below with specific requirements for each program. These reports are the responsibility of the property owner. They require a rain gauge onsite, inspections and reporting every 7 calendar days and within 24 hours of every ½ inch rain per 24-hour period and at specific phases of construction. Additional copies of**

this Combined Construction Inspection Report can be found at <http://portal.ncdenr.org/web/lr/erosion> . Reports must be available onsite at all times. If you have questions, please contact New Hanover County Engineering (910) 798-7139 or the Land Quality Section at the NCDENR Regional office at (910) 796-7215.

*Note the NPDES information from the State for sites disturbing 1 acre or more and the reporting requirements. All **NEW** projects permitted after August 3, 2011 must include the following surface water withdrawal locations and stabilization requirement designations on the plan in order to qualify for coverage under the most recent NPDES Construction General Permit. All settling basins must have outlet structures that withdraw water from the surface, with the exception of basins or traps that have a drainage area of less than 1 acre. The NPDES permit also requires ground cover within 14 calendar days on disturbed flat areas and ground cover within 7 calendar days on all areas within HQW Zones, perimeter dikes, swales, ditches, perimeter slopes and all slopes steeper than 3:1. Exceptions include slopes that are 10 feet or less in length and not steeper than 2:1 which must be stabilized within 14 calendar days and slopes greater than 50 feet which must be stabilized within 7 calendar days. It requires inspections of all erosion control measures and reporting every 7 days and within 24 hours of every ½ inch rain event in a 24-hour period. After March 1, 2019 the rain event required for inspections is 1.0 inch. This permit also includes other new requirements which are listed in the text of the NPDES Stormwater Discharge Permit for Construction Activities, which is attached to the original copy of each land disturbing permit.

*Note the Land Resources Self Inspection Program Requirements. This program is separate from the NPDES reporting and requires inspection and documentation after each phase of construction. These phases include: Installation of perimeter erosion control measures, Clearing and Grubbing of existing ground cover, Completion of any phase of grading of slopes or fills, Installation of storm drainage facilities, Completion of construction or development, Establishment of permanent ground cover sufficient to restrain erosion and any Deviation from the approved plan.

*Pre-construction meetings are optional. Contact Beth E. Wetherill at (910) 798-7139 to set up a meeting prior to land disturbing activity onsite. If you do not choose to have a preconstruction meeting prior to starting work on site, you should contact us when activity begins and again when the initial measures have been installed.

This Permit will expire one year from date of issue if no construction activity begins on site. This permit may not be amended or transferred to another party without approval of this office.

Acknowledgment of receipt of Permit

Owner

By (please print)

Signature

Beth Easley Wetherill

Beth E. Wetherill, C.P.E.S.C.
Soil Erosion Specialist/New Hanover County