

Project Summary
 Total Land Area: 10.375 acres
 Building Area (1st floor): 81,120 sf
 Paving Area: 88,454 sf
 Coverage Ratio: .378
 Total Building Area: 119,920 sf

Section 'A-A' scale 1" = 20'-0"

NOTE: ALL BUILDINGS FOR THIS PROJECT TO BE DOUBLE SLOPED AS SHOWN ABOVE.

RE-ZONING ORDINANCE RESTRICTIONS:
 1. ALL APPLICABLE CITY AND COUNTY ORDINANCES WILL BE COMPLIED WITH FOR THIS PROJECT.
 2. PROPERTY PETITIONED FOR RE-ZONING WILL BE USED FOR ESTABLISHMENT OF CAR WASH ONLY.

NOTE: DRAINAGE EASEMENTS WILL BE PROVIDED IN TWO (2) LOCATIONS FOR OFF SITE DRAINAGE. EASEMENT WIDTH TO BE 30' FOR 36" PIPE SIZE AND 25' FOR 30" PIPE SIZE.

- NOTES:**
1. CONTOUR INTERVAL - 2 FEET
 2. BENCHMARK IS RAILROAD SPIKE IN EDGE OF PAVEMENT AT FRONT OF SITE. ELEV= 623.55 (NGVD)
 3. OTHER UNDERGROUND UTILITIES MAY EXIST. THE LOCATION OF WHICH IS PRESENTLY UNKNOWN.
 4. CROSS-SECTION ELEVATIONS WERE TAKEN FROM FLOOD MAP FURNISHED BY MECKLENBURG COUNTY ENGINEERING DEPARTMENT FOR IRVINS CREEK.
 5. INFORMATION SHOWN BASED ON SURVEY BY JACK R. CHRISTIAN & ASSOCIATES SURVEYING 811 CENTRAL AVENUE SUITE #6, CHARLOTTE, NC

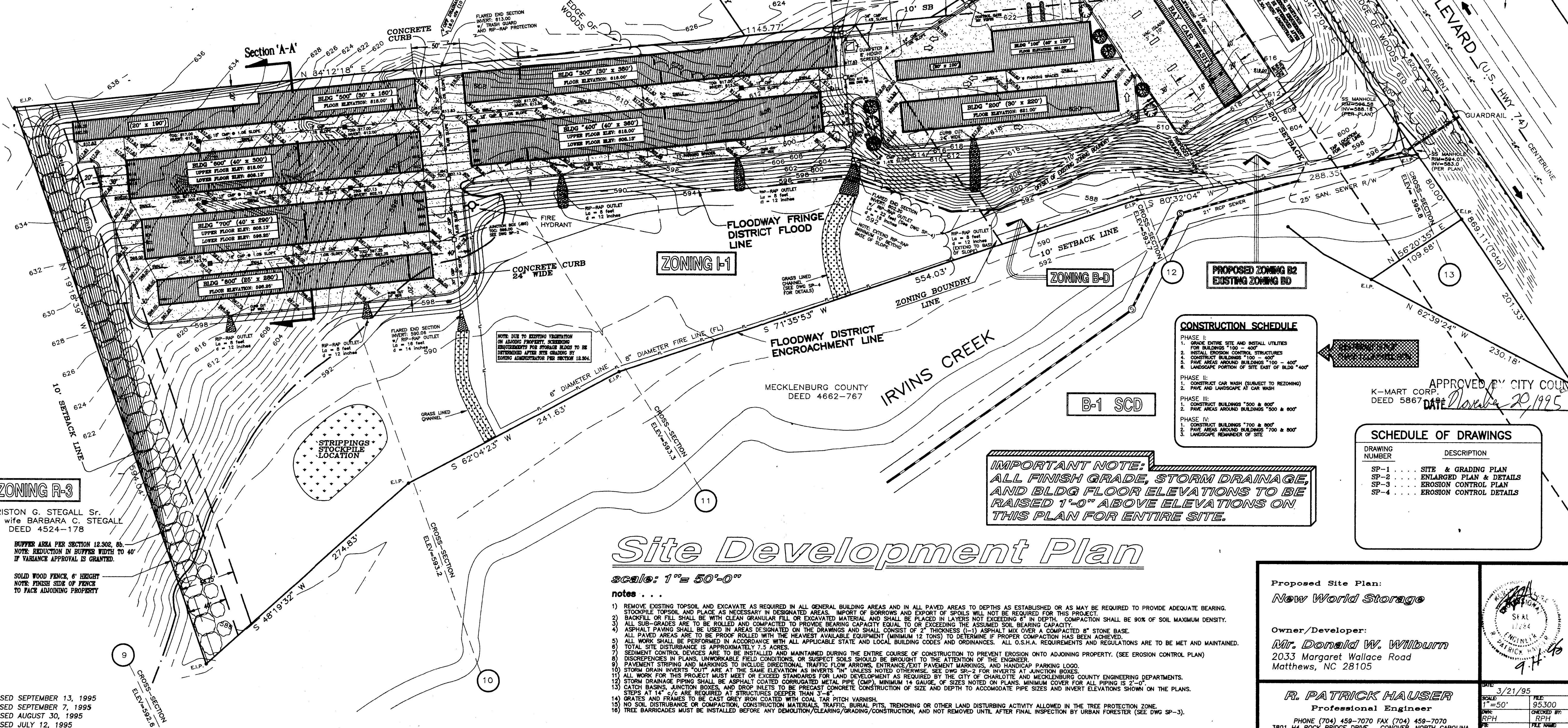
I-2 (CD)

T.G. STEGALL LEASING CO., INC.
 DEED 3417-253

- LEGEND**
- EXISTING CONTOURS
 - NEW CONTOURS
 - 620.83 - SPOT ELEVATION
 - SD - STORM DRAINAGE PIPING
 - FL - FLARED END SECTION
 - TOG - TOP OF GRADE
 - TOC - TOP OF COVER
 - CB - CATCH BASIN
 - JB - JUNCTION BOX

R-12 MF (CD)

8" GAS, TELEPHONE, & ELECTRIC LINES ON THE THIS SIDE OF INDEPENDENCE BOULEVARD



CONSTRUCTION SCHEDULE

PHASE I:
 1. GRADE ENTIRE SITE AND INSTALL UTILITIES FOR BUILDINGS 700 & 800
 2. INSTALL EROSION CONTROL STRUCTURES
 3. CONSTRUCT BUILDING 700 & 800
 4. PAVE AREAS AROUND BUILDINGS 700 & 800
 5. LANDSCAPE PORTION OF SITE EAST OF BLDG 400

PHASE II:
 1. CONSTRUCT CAR WASH (SUBJECT TO REZONING)
 2. PAVE AND LANDSCAPE AT CAR WASH

PHASE III:
 1. CONSTRUCT BUILDINGS 500 & 600
 2. PAVE AREAS AROUND BUILDINGS 500 & 600

PHASE IV:
 1. CONSTRUCT BUILDINGS 400 & 300
 2. PAVE AREAS AROUND BUILDINGS 400 & 300
 3. LANDSCAPE REMAINDER OF SITE

APPROVED BY CITY COUNCIL
 K-MART CORP.
 DEED 5867
 DATE *November 20, 1995*

SCHEDULE OF DRAWINGS

DRAWING NUMBER	DESCRIPTION
SP-1	SITE & GRADING PLAN
SP-2	ENLARGED PLAN & DETAILS
SP-3	EROSION CONTROL PLAN
SP-4	EROSION CONTROL DETAILS

IMPORTANT NOTE:
 ALL FINISH GRADE, STORM DRAINAGE, AND BLDG FLOOR ELEVATIONS TO BE RAISED 1'-0" ABOVE ELEVATIONS ON THIS PLAN FOR ENTIRE SITE.

Site Development Plan

scale: 1" = 50'-0"

notes . . .

- 1) REMOVE EXISTING TOPSOIL AND EXCAVATE AS REQUIRED IN ALL GENERAL BUILDING AREAS AND IN ALL PAVED AREAS TO DEPTHS AS ESTABLISHED OR AS MAY BE REQUIRED TO PROVIDE ADEQUATE BEARING. STOCKPILE TOPSOIL AND PLACE AS NECESSARY IN DESIGNATED AREAS. IMPORT OF BORROWES AND EXPORT OF SPOILS WILL NOT BE REQUIRED FOR THIS PROJECT.
- 2) BACKFILL OR FILL SHALL BE WITH CLEAN GRANULAR FILL OR EXCAVATED MATERIAL AND SHALL BE PLACED IN LAYERS NOT EXCEEDING 8" IN DEPTH. COMPACTION SHALL BE 90% OF SOIL MAXIMUM DENSITY.
- 3) ALL SUB-GRADES ARE TO BE ROLLED AND COMPACTED TO PROVIDE BEARING CAPACITY EQUAL TO OR EXCEEDING THE ASSUMED SOIL BEARING CAPACITY.
- 4) ASPHALT PAVING SHALL BE USED IN AREAS DESIGNATED ON THE DRAWINGS AND SHALL CONSIST OF 2" THICKNESS (C-1) ASPHALT MIX OVER A COMPACTED 8" STONE BASE.
- 5) ALL PAVED AREAS ARE TO BE PROOF ROLLED WITH THE HEAVIEST AVAILABLE EQUIPMENT (MINIMUM 12 TONS) TO DETERMINE IF PROPER COMPACTION HAS BEEN ACHIEVED.
- 6) TOTAL SITE DISTURBANCE IS APPROXIMATELY 7.5 ACRES.
- 7) ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE STATE AND LOCAL BUILDING CODES AND ORDINANCES. ALL O.S.H.A. REQUIREMENTS AND REGULATIONS ARE TO BE MET AND MAINTAINED.
- 8) SEDIMENT CONTROL DEVICES ARE TO BE INSTALLED AND MAINTAINED DURING THE ENTIRE CONSTRUCTION TO PREVENT EROSION ONTO ADJOINING PROPERTY. (SEE EROSION CONTROL PLAN)
- 9) DISCREPANCIES IN PLANS, UNWORKABLE FIELD CONDITIONS, OR SUSPECT SOILS SHOULD BE BROUGHT TO THE ATTENTION OF THE ENGINEER.
- 10) PAVEMENT STRIPING AND MARKINGS TO INCLUDE DIRECTIONAL TRAFFIC FLOW ARROWS, ENTRANCE/EXIT PAYMENT MARKINGS, AND HANDICAP PARKING LOGO.
- 11) STORM DRAIN INVERTS "OUT" ARE AT THE SAME ELEVATION AS INVERTS "IN" UNLESS NOTED OTHERWISE. SEE DWG SP-2 FOR INVERTS AT JUNCTION BOXES.
- 12) ALL WORK FOR THIS PROJECT MUST MEET OR EXCEED STANDARDS FOR LAND DEVELOPMENT AS REQUIRED BY THE CITY OF CHARLOTTE AND MECKLENBURG COUNTY ENGINEERING DEPARTMENTS.
- 13) STORM DRAINAGE PIPING SHALL BE ASPHALT COATED CORRUGATED METAL PIPE (CMP), MINIMUM 14" GAUGE, OF SIZES NOTED ON PLANS. MINIMUM COVER FOR ALL PIPING IS 1'-0".
- 14) CATCH BASINS, JUNCTION BOXES, AND DROP INLETS TO BE PRECAST CONCRETE CONSTRUCTION OF SIZE AND DEPTH TO ACCOMMODATE PIPE SIZES AND INVERT ELEVATIONS SHOWN ON THE PLANS.
- 15) GRATES AND FRAMES TO BE CAST GREY IRON COATED WITH COAL TAR PITCH VARNISH.
- 16) NO SOIL DISTURBANCE OR COMPACTION, CONSTRUCTION MATERIALS, TRAFFIC, BURIAL PITS, TRENCHING OR OTHER LAND DISTURBING ACTIVITY ALLOWED IN THE TREE PROTECTION ZONE.
- 17) TREE BARRICADES MUST BE INSTALLED BEFORE ANY DEMOLITION/CLEARING/GRADING/CONSTRUCTION, AND NOT REMOVED UNTIL AFTER FINAL INSPECTION BY URBAN FORESTER (SEE DWG SP-3).

REVISED SEPTEMBER 13, 1995
 REVISED SEPTEMBER 7, 1995
 REVISED AUGUST 30, 1995
 REVISED JULY 12, 1995

Proposed Site Plan:
New World Storage

Owner/Developer:
Mr. Donald W. Wilburn
 2033 Margaret Wallace Road
 Matthews, NC 28105



R. PATRICK HAUSER
 Professional Engineer

PHONE (704) 458-7070 FAX (704) 458-7070
 3801 H4 ROCK BRIDGE DRIVE CONOVER, NORTH CAROLINA

DATE: 3/21/95
 SCALE: 1" = 50'
 FILE: 95300
 CHECKED BY: [Signature]
 FILE NAME: SP-1