

6100 OLD MT HOLLY RD

05709605

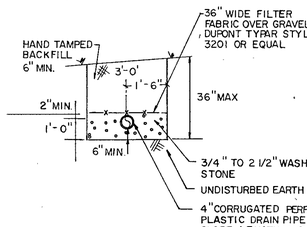
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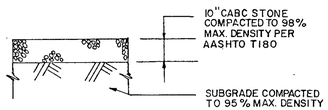
Groundwater and Wastewater Services File Imaging Project
May 2007
Barcode Font = IDAutomationHC39M

SEWAGE LOAD - TRUCKING TERMINAL
4 OFFICE EMPLOYEES X 25 GPD = 100 GPD
75 TRUCKING TRIPS X 5 GPD = 375 GPD
475 GPD

TRENCH SOIL TYPE III FINE LOAMS 0.6 TO 0.3 GPD/FT² (AVE 0.45)
475 X 1 GPD/0.45 SF = 1,056/3 FT² TRENCH WITH 352 REQUIRED
PROVIDED 4 @ 90' = 360'



NITRIFICATION TRENCH DETAIL
N.T.S.



GRAVEL PAVEMENT SECTION
N.T.S.

Seeding mixture Species*	Rate (lb/acre)
Tall fescue blend (equal parts of two or preferably three turf-type tall fescues)	200-250

Seeding dates	Best	Possible
Below 2500 ft	Aug. 15 - Sept. 1 Mar. 1 - Apr. 1	July 25 - Sept. 15 Mar. 1 - May 10
Above 2500 ft	July 25 - Aug. 15 Mar. 20 - Apr. 29	July 15 - Aug. 30 Mar. 5 - May 15

Soil amendments
Apply lime and fertilizer according to soil tests, or apply 4,000 lb/acre ground agricultural limestone and 1,200 lb/acre 10-10-10 fertilizer.

Mulch
Apply 3,000-4,000 lb/acre grain straw or equivalent cover of another suitable mulch. Anchor mulch 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.

Maintenance
The bunch-type habit of tall fescue restricts its spread into damaged areas. Reseed bare spots in the fall. Refertilize annually in late winter and again in fall. Reseed, fertilize, and mulch damaged areas immediately.

*Refer to *Appendix B.62* for botanical names.

PERMANENT

Seeding mixture Species	Rate (lb/acre)
Rye (grain)	120
Annual lespedeza (Kobe in Piedmont and Coastal Plain, Korean in Mountains)	50

Omit annual lespedeza when duration of temporary cover is not to extend beyond June.

Seeding dates
Mountains—Above 2500 ft: Feb. 15 - May 15
Below 2500 ft: Feb. 1 - May 1
Piedmont—Jan. 1 - May 1
Coastal Plain—Dec. 1 - Apr. 15

Soil amendments
Follow recommendations of soil tests or apply 2,000 lb/acre ground agricultural limestone and 750 lb/acre 10-10-10 fertilizer.

Mulch
Apply 4,000 lb/acre straw. 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.

Maintenance
Refertilize if growth is not fully adequate. Reseed, refertilize and mulch immediately following erosion or other damage.

TEMPORARY

SEEDING SCHEDULE

EROSION CONTROL SEQUENCE

1. OBTAIN GRADING PERMIT FROM THE CITY OF CHARLOTTE ENGINEERING DEPARTMENT.
2. SET UP PRECONSTRUCTION MEETING ON SITE WITH EROSION CONTROL INSPECTOR OF CITY ENGINEERING DEPARTMENT AT 336-2291 TO DISCUSS EROSION CONTROL MEASURES.
3. INSTALL EROSION CONTROL MEASURES AS INDICATED ON THE PLANS, CLEARING ONLY THOSE AREAS AS REQUIRED TO INSTALL DEVICES.
4. ALL EROSION CONTROL MEASURES SHALL BE IN ACCORDANCE WITH N.C. DEPT. OF NATURAL RESOURCES AND COMMUNITY DEVELOPMENT EROSION CONTROL PLANNING AND DESIGN MANUAL, THE CITY OF CHARLOTTE EROSION CONTROL ORDINANCES AND CHARLOTTE-MECKLENBURG LAND DEVELOPMENT STANDARDS.
5. THE CONTRACTOR SHALL DILIGENTLY AND CONTINUOUSLY MAINTAIN ALL EROSION CONTROL DEVICES AND STRUCTURES TO MINIMIZE EROSION. THE CONTRACTOR SHALL MAINTAIN CLOSE CONTACT WITH THE CITY OF CHARLOTTE EROSION CONTROL INSPECTOR SO THAT PERIODIC INSPECTIONS CAN BE CONDUCTED AT APPROPRIATE STAGES DURING CONSTRUCTION.
6. WHEN ALL PROPOSED GRADES ARE ESTABLISHED, SEED AND MULCH ALL DISTURBED AREAS AND CONTACT 336-2291 FOR FINAL APPROVAL.

SITE SUMMARY

	IMPERVIOUS	PERVIOUS	TOTAL
EXISTING	0.04 AC	1.325 AC	1.329
PROPOSED	0.02 AC	1.309 AC	1.329

SOIL TYPE CECIL TOTAL DENUDED AREA 1.2± AC.

IN SITE SUMMARY PERVIOUS INCLUDES GRAVEL AREA AND GREEN SPACE.

ZONING I-1 LIGHT INDUSTRIAL. REFER TO 3/26/92 LETTER FROM ROBERT L BRANDON, ZONING ADMINISTRATOR. TAX PARCEL NO. 057-096-05.

ZONING CODE SUMMARY
(Reproduce the following data on the site plan)

PROJECT NAME: Pope Transport Truck Storage Facility
OWNER: E. J. Pope & Son, Inc. PHONE # 919-658-6566
PLANS PREPARED BY: W. K. Dickson & Co., Inc. PHONE # 704-334-5348
ZONING: I-1 Light Industrial JURISDICTION: City of Charlotte
PROPOSED USE: Truck Storage Facility
BUILDING HEIGHT: 14'-0" Feet; Stories: 1
BUILDING COVERAGE: 812 Sq. Ft. GROSS FLOOR AREA: 812 Sq. Ft.
LOT SIZE: 1.329 43,000 SQ/Acres NUMBER OF UNITS/SUITES: 1 Modular Office Trailer

YARD REQUIREMENTS:
Setback (front): 20 ft. from R/W, 50 ft. from C/L of R/W
Side Yard (L): 4 ft. Side Yard (R): 5 ft.
Rear Yards: 35 ft.

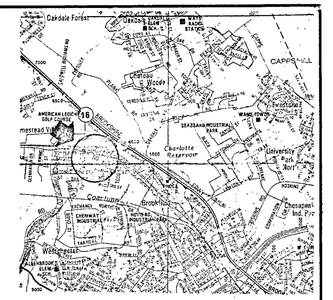
REQUIRED BUFFERS:
Front: No / YES N/A ft. Rear: No / YES N/A ft.
Side (L): YES / Yes 10' ft. Side (R): No / YES N/A ft.
*Case 7-23-92 Letter Regarding Case No. 92-55.

REQUIRED SCREENING:
Front: No / YES Rear: No / YES
Side (L): YES / Yes Side (R): No / YES
Parking Only: No / Yes
PAVEMENT COVERAGE: Gravel Parking Concrete Driveway sq. ft./acres

PARKING DATA: (specify requirement)
Office - 812 SF X 1 Space/300 SF = 3

[ ] As Per Table 12.202 Zoning Ordinance Section No. 12.202.
Required: 3 Provided: 3 Handicap: 1 Compact: N/A
Carpools: N/A Loading Spaces: N/A

ALL SIGNAGE WILL BE APPROVED AND PERMITTED SEPARATELY.



VICINITY MAP

GENERAL NOTES

1. 3/4" ABOVEGROUND DCVA BACKFLOW PREVENTER PER CMUD STD. SHEET 3 OF 12. PROVIDE INSULATED COVER HYDROCOWL MODEL 100'. DEVICE TO BE LOCATED OUT OF 20' SETBACK LIMITS.
2. 3/4" METER VAULT CMUD STANDARD SHEETS 17 AND 18.
3. THE UTILITIES AND LOCATIONS THEREOF SHOWN ON THE DRAWING REPRESENT THE DESIGNER'S UNDERSTANDING OF EXISTING UTILITIES IN THE CONSTRUCTION AREA. THE CONTRACTOR SHALL VERIFY THE LOCATION, DEPTH AND EXISTENCE OF ALL UTILITIES (ELECTRICAL, MECHANICAL, WATER, TELEPHONE, GAS, ETC.) WITHIN THE CONSTRUCTION AREA WITH THE OWNER AND/OR THE APPROPRIATE UTILITY COMPANY PRIOR TO THE BEGINNING OF ANY EXCAVATION. THE OMISSION OF OR THE INCLUSION OF UTILITY LOCATION ON THE PLANS IS NOT TO BE CONSIDERED AS NON-EXISTENCE OF, OR A DEFINITE LOCATION OF EXISTING UNDERGROUND UTILITIES. ANY DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE. THE CONTRACTOR SHALL CONTACT ULOCO UTILITY LOCATING SERVICE AT 1-800-632-4949 FOR VERIFICATION OF UTILITY LOCATIONS PRIOR TO DIGGING.
4. SEDIMENTATION AND EROSION CONTROL: MEASURES WILL BE INSTALLED AND MAINTAINED ON A REGULAR BASIS THROUGHOUT THE LIFE OF THE PROJECT.
5. CURB AND GUTTER TO BE INSTALLED PER PROPOSED GRADES PROVIDED BY CITY STAKEOUT. CITY TO PREPARE SUBGRADES, PAVE OLD MOUNT HOLLY ROAD BETWEEN NEW CURB AND GUTTER AND EXISTING PAVEMENT.
6. CMLDS INDICATES CHARLOTTE MECKLENBURG LAND DEVELOPMENT STANDARD DETAIL.
7. HANDICAP RAMP FOR MODULAR OFFICE TRAILER SHALL HAVE MAXIMUM SLOPE OF 1/4 (HORIZONTAL) TO 1 (VERTICAL) AND SHALL BE DESIGNED AND PROVIDED BY OTHERS IN CONJUNCTION WITH THE MODULAR OFFICE TRAILER IN CONFORMANCE WITH ALL APPLICABLE CODES.
8. THE PROPOSED PAVEMENT WIDENING AND CURB AND GUTTER ALONG THE NORTH SIDE OF OLD MOUNT HOLLY ROAD SHALL BE ACCOMPLISHED AS FOLLOWS: OWNER PERFORMS GRADING AND INSTALLS CURB AND GUTTER, CITY PROVIDES CONSTRUCTION STAKING FOR CURB AND GUTTER, PREPARES SUBGRADE FOR WIDENING AND INSTALLS PAVEMENT FOR THE WIDENED SECTION.
9. DUE TO THE LIMITED ACREAGE OF THE SITE AND MINIMAL IMPERVIOUS COVER, NO ON SITE OR OFF SITE STORMWATER COLLECTION SYSTEM OR DETENTION FACILITIES ARE ANTICIPATED. THE CITY ENGINEERING INSPECTOR WILL VERIFY IN THE FIELD.
10. ALL CONSTRUCTION ACTIVITY SHALL CONFORM TO THE REQUIREMENTS OF THE CHARLOTTE ENGINEERING DEPARTMENT AND THE CHARLOTTE-MECKLENBURG UTILITY DEPARTMENT.
11. PROPERTY ZONED I-1 (LIGHT INDUSTRIAL) WITH VARIANCE CASE NUMBER 92-55.

PARKING SUMMARY

PARKING REQUIRED:

ZONED I-1 - 1 SPACE PER 300 SQ. FT. + 1 HC SPACE
OFFICE 14' X 58' = 812 SQ. FT./300 SQ. FT. = 2.7(3) + 1 HC REQUIRED

PARKING PROVIDED:

7 SPACES
1 HC
TRACK SPACES - 14 SPACES

DATE PRINTED
NOV 0 2 1992
W.K. DICKSON CO.
FOR APPROVAL

11/18/92
Notes:
Office is 14'x60' - Need Floor layout for Building.
Septic drainfield to shown in 100' right of way - Need right of way from R/R
Engr - Dev. water usage (gpm)
For building can figure 1 person per 155F 14x60 = 840SF ÷ 155 = 5.4 x 2 Shifts = 11 People 125 gpm = 1375 gpd ÷ 3 = 458 gpd
Need water usage (gpm) to know.
What about showers in building

LEGEND
PROPOSED SILT FENCE
PROPOSED 6' WOOD FENCE
495 PROPOSED CONTOUR LINE

GRAPHIC SCALE
0 10 20 40
(IN FEET)
1 inch = 30 ft.

REV. NO.	DESCRIPTION	DATE
	REVISIONS	

CIVIL SITE PLAN
TRUCK STORAGE FACILITY
PREPARED FOR
E.J. POPE & SON, INC.

PROJ. MGR. JAB
DRAWN BY TMB
APPROVED BY JAB
FILE INFO
SCALE 1"=30'
PROJ. DATE OCT. 1992
PROJ. NO. 93033.10

Engineers Planners Surveyors
WK DICKSON
1924 CLEVELAND AVENUE
CHARLOTTE, N.C. 28203
(704) 334-5348
Asheville, NC
Columbia, SC
Sylva, NC

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