

VICINITY MAP
NOT TO SCALE

NOTE : ALL UTILITIES TO BE LOCATED UNDERGROUND.

POST ASSIGNED BUILDING PERMIT # AND ADDRESS ON BUILDING

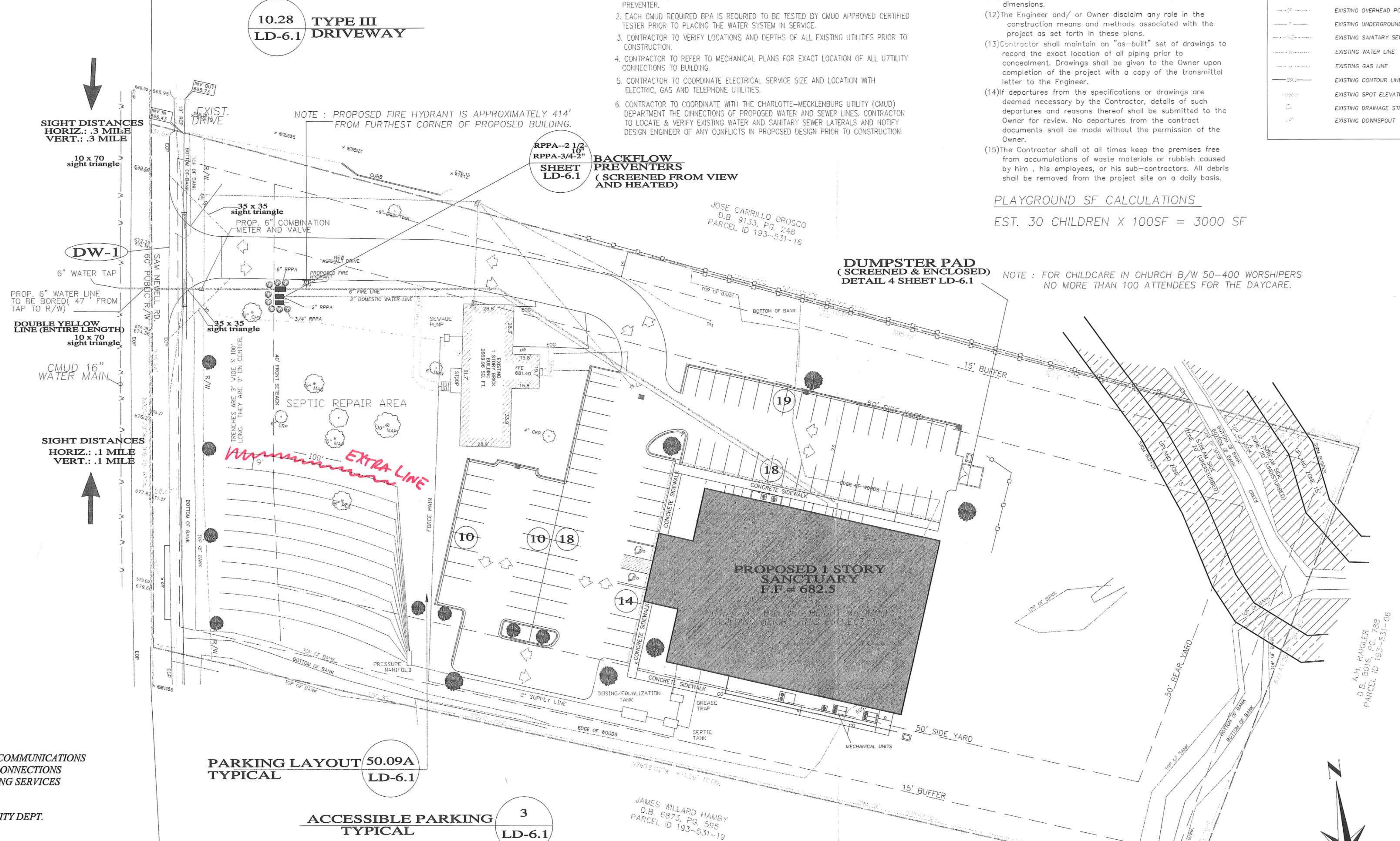
SWIM BUFFER NOTES

1. The streamside zone of the buffer must be left completely undisturbed. In the managed use zone, at a limited number of trees can be removed provided that the tree density remaining is a minimum of 8 healthy trees of a minimum 6-inch caliper per 1,000 square feet. Removal of existing vegetation must be performed in such a manner as to prevent damage to the roots of remaining trees.
2. Plans clearly indicate that no fill material is to be brought into the buffer and that no structures are allowed within any of the buffer areas (except non-commercial out buildings not exceeding 150 squarefeet).
3. Grading and other land disturbing activities are allowed only in the upland zone; however, these activities must be performed in such as manner as to prevent damage to the roots of remaining trees. Grass or other suitable ground cover can be applied to the upland zone.
4. The outside boundary of the buffer must be clearly marked with orange fabric fencing prior to any land disturbing activities (grading, tree cutting or stumping , etc.) at the site and this fencing must be called out on the plans.
5. The outside boundary of the stream buffer must be permanently marked with an iron pin or other acceptable property corner marker at street crossings and this marker must be called out on the plans.

BEFORE YOU DIG ! CALL 1-800-632-4949 N.C. ONE-CALL CENTER IT'S THE LAW !

CHARLOTTE-MECKLENBURG UTILITIES BACKFLOW PREVENTION NOTES:

1. THERE SHALL BE NO TAPS, PIPING BRANCHES, UNAPPROVED BYPASS PIPING, HYDRANTS FIRE DEPT. CONNECTION POINT, OR OTHER WATER USING APPURTENANCES CONNECTED TO THE SUPPLY LINE BETWEEN ANY WATER METER AND ITS CMUD REQUIRED BACKFLOW PREVENTER.
2. EACH CMUD REQUIRED BPA IS REQUIRED TO BE TESTED BY CMUD APPROVED CERTIFIED TESTER PRIOR TO PLACING THE WATER SYSTEM IN SERVICE.
3. CONTRACTOR TO VERIFY LOCATIONS AND DEPTHS OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.
4. CONTRACTOR TO REFER TO MECHANICAL PLANS FOR EXACT LOCATION OF ALL UTILITY CONNECTIONS TO BUILDING.
5. CONTRACTOR TO COORDINATE ELECTRICAL SERVICE SIZE AND LOCATION WITH ELECTRIC, GAS AND TELEPHONE UTILITIES.
6. CONTRACTOR TO COORDINATE WITH THE CHARLOTTE-MECKLENBURG UTILITY (CMUD) DEPARTMENT THE CONNECTIONS OF PROPOSED WATER AND SEWER LINES. CONTRACTOR TO LOCATE & VERIFY EXISTING WATER AND SANITARY SEWER LATERALS AND NOTIFY DESIGN ENGINEER OF ANY CONFLICTS IN PROPOSED DESIGN PRIOR TO CONSTRUCTION.



GENERAL NOTES

(1) All dimensions and radii are to outside face of building or to face of curb unless noted otherwise. All radii are 5' unless noted otherwise.
(2) All construction to be in accordance with Plans and Specifications approved by the local regulatory authority.
(3) All construction to be in accordance with permits issued and applicable State, County, and City Codes.
(4) All lot striping and directional arrows shall conform to State DOT specifications.
(5) Pavement shall be constructed in accordance with the specifications herein and in accordance with the recommendations in the report of subsurface exploration.
(6) All signage to be in accordance with the signage ordinance and shall be installed by the sign contractor. Site General Contractor to furnish and connect electrical supply.
(7) Contractor shall replace/ restore existing improvements damaged during construction to their original condition and to the satisfaction of the Owner of the improvements.
(8) Compaction of the soil under paved areas and building and the maintenance of proper moisture content shall be so as to acheive 98% of the Standard Proctor Maximum Dry Density.
(9) The Contractor shall obtain and pay for all inspections, certifications, equipment, etc. that may be required.
(10) The Contractor shall note that the drawings are schematic in nature and do not show every offset, transition, fitting, etc. that may be required for acomplete and working system.
(11) See Architectural Plans for details of buildings and building dimensions.
(12) The Engineer and/ or Owner disclaim any role in the construction means and methods associated with the project as set forth in these plans.
(13) Contractor shall maintain an "as-built" set of drawings to record the exact location of all piping prior to concealment. Drawings shall be given to the Owner upon completion of the project with a copy of the transmittal letter to the Engineer.
(14) If departures from the specifications or drawings are deemed necessary by the Contractor, details of such departures and reasons thereof shall be submitted to the Owner for review. No departures from the contract documents shall be made without the permission of the Owner.
(15) The Contractor shall at all times keep the premises free from accumulations of waste materials or rubbish caused by him , his employees, or his sub-contractors. All debris shall be removed from the project site on a daily basis.

PLAYGROUND SF CALCULATIONS

EST. 30 CHILDREN X 100SF = 3000 SF

LEGEND

- EXISTING SIGN
- EXISTING IRON PIN
- EXISTING LIGHT POLE
- RIGHT-OF-WAY
- EXISTING TREE TO REMAIN
- EXISTING FIRE HYDRANT
- EXISTING WATER VALVE
- EXISTING WATER METER
- EXISTING GAS VALVE
- EXISTING GAS METER
- EXISTING SEWER MANHOLE
- EXISTING STORM MANHOLE
- EXISTING UTILITY POLE
- EXISTING CURB AND GUTTER
- EXISTING FENCE
- EXISTING UNDERGROUND ELECTRIC LINE
- EXISTING OVERHEAD POWER LINE
- EXISTING UNDERGROUND TELEPHONE LINE
- EXISTING SANITARY SEWER LINE
- EXISTING WATER LINE
- EXISTING GAS LINE
- EXISTING CONTOUR LINE
- EXISTING SPOT ELEVATION
- EXISTING DRAINAGE STRUCTURE
- EXISTING DOWNSPOUT

ZONING CODE SUMMARY

PROJECT NAME: JONESVILLE AME ZION CHURCH-NEW SANCTUARY
OWNER: JONESVILLE AME ZION CHURCH PHONE: PHONE:
PLANS PREPARED BY: RAYMOND H. CATHEY,P.E. PHONE: 704-793-4092
ZONING: R-15 JURISDICTION: TOWN OF MATTHEWS
PROPOSED USE: INSTITUTIONAL TAX PARCEL # : 19353117
BUILDING HEIGHT: 30'4" # OF STORIES ONE
LOT SIZE: 4.0 AC. # OF UNITS/SUITES: ONE

YARD REQUIREMENTS		BUFFER REQUIREMENTS	
FRONT SETBACK:	45'	FRONT: (NO)YES	
SIDE SETBACK:	50'	SIDE(L):NO(YES)	15'
REAR SETBACK:	50'	SIDE(R):NO(YES)	15'
		REAR; NO(YES)	15'

REQUIRED SCREENING:

FRONT: (NO)YES		SIDE(R)(NO)YES	0'
SIDE(L)(NO)YES	0'	REAR; NO(YES)	

PARKING LOT:NO(YES)

OFF-STREET PARKING

SECTION 153.117 OF THE TOWN OF MATTHEWS ZONING ORDINANCE REQUIRES ONE(1) SPACE PER FOUR(4) SEATS FOR THE LARGEST ASSEMBLY AREA.
TOTAL SEATING- 340
TOTAL SPACES REQUIRED = 85
TOTAL SPACES PROVIDED - 86 (3)
HANDICAPPED SPACES PROVIDED=4 2 REG., 2-VAN

SITE DATA

TOTAL AREA - 4.259 ACRES
DENUDED AREA - 1.91 AC
BUILDING AREA :
EXISTING - 4,190 SF
FUTURE- 14,127 SF
PAVEMENT - 29,675 SF
SIDEWALKS - 2,102 SF
IMPERVIOUS AREA - 4,190 SF (EXISTING)
IMPERVIOUS AREA - 45,904 SF (NEW)
TOTAL IMPERVIOUS AREA - 50,094 SF
% IMPERVIOUS AREA - 27%

LANDSCAPING

LANDSCAPING AND BUFFERING SHALL MEET THE REQUIREMENTS OF SECTIONS 153.053-153.075 OF THE TOWN OF MATTHEWS ZONING ORDINANCE.
SEE SHEET C-03, LANDSCAPE PLAN, FOR TREE AND PLANT SPECIFICATIONS, QUANTITIES.

SIGNAGE

SHALL MEET THE REQUIREMENTS OF SECTION 153.140 OF THE TOWN OF MATTHEWS ZONING ORDINANCE. SIGNAGE REQUIRES A SEPARATE PERMIT.

SOLID WASTE MANAGEMENT

WASTE MANAGEMENT TO BE PROVIDED BY DUMPSTER. SEE SHEET LD-03 FOR DETAILS.

STORMWATER MANAGEMENT

"All development creating a total of 20,000 square feet of impervious area since September 1978 will require storm drainage detention."

UTILITIES:

POWER
DUKE POWER CO.
1800-357-3853

TELEPHONE
BELL SOUTH TELECOMMUNICATIONS
(704) 357-6974 NEW CONNECTIONS
(704) 357-9580 EXISTING SERVICES

WATER & SEWER
CHAR.-MECK. UTILITY DEPT.
(CMUD)
(704) 399-2221

GAS
PIEDMONT NATURAL GAS CO.
(704) 525-5585 NEW CONNECTIONS
(704) 525-5585 EXISTING CONNECTIONS

CABLE TELEVISION
1-800-632-4949

NOTE: BASE INFORMATION FOR THIS PLAN WAS DEVELOPED FROM A SURVEY BY R.B. PHARR & ASSOCIATES, P.A. DATED MAY 8TH, 2007 AND SITE OBSERVATIONS. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ACTUAL FIELD CONDITIONS AND SHALL NOTIFY RAYMOND H. CATHEY,P.E. IF ANY CONFLICTS OR DISCREPANCIES ARE DISCOVERED. RAYMOND H. CATHEY,P.E. IS NOT RESPONSIBLE FOR FIELD DISCREPANCIES IN BASE SHEET INFORMATION.

30 0 30 60 90
Scale 1" = 30'

FLOOD CERTIFICATION

THIS IS TO CERTIFY THAT THE SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS SHOWN ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FEDERAL INSURANCE ADMINISTRATION, DATED FEBUARY 4, 2004
COMMUNITY PANEL NO: 370158 0230 E

NORTH CAROLINA PROFESSIONAL SEAL 4842 ENGINEER RAYMOND H. CATHEY

	DATE	COMMENT	REV. BY	CHECKED BY
#1	5/02/07	PRELIMINARY SITE PLACEMENT	MAC	RHC
#2	5/31/07	PER TOWN OF MATTHEWS COMMENTS	MAC	RHC
#3	8/03/07	PER TOWN OF MATTHEWS COMMENTS	MAC	RHC
#4	8/22/07	PER TOWN OF CMUD COMMENTS	MAC	RHC
#5	1/22/08	PARKING/SEPTIC RE-ALIGNMENT	MAC	RHC

RAYMOND H. CATHEY
PROFESSIONAL ENGINEER
P.O. BOX 819 HARRISBURG, N.C. 28075 (704) 793-4092
4462 RACEWAY DR. CONCORD, NC 28027 FAX (704) 793-4137

JONESVILLE AME ZION CHURCH
NEW SANCTUARY
2408 SAM NEWELL RD
MATTHEWS, NORTH CAROLINA

SITE PLAN & UTILITY PLAN

THIS DRAWING AND THE DESIGN SHOWN ARE THE PROPERTY OF RAYMOND H. CATHEY,P.E. THE REPRODUCTION, COPYING OR USE OF THIS DRAWING WITHOUT THE WRITTEN CONSENT IS PROHIBITED AND ANY INFRINGEMENT WILL BE SUBJECT TO LEGAL ACTION.

DESIGNED BY: RHC	DRAWN BY: MAC	CHECKED BY: RHC
DATE: 5/2/07		SCALE: 1"=30'
	SHEET: LD-01	