

VICINITY MAP
N.T.S.

PARK SHARON PROPERTY

PARK AND SHARON ROAD

CHARLOTTE, NORTH CAROLINA

PRELIMINARY PLANNED
MULTI-FAMILY SUBDIVISION
APPROVAL
CHARLOTTE-MECKLENBURG PLANNING DEPARTMENT
By Brent Wilkinson 3/21/16



FINAL
APPROVAL

http://development.charmeck.org

ENGINEERING
PCO / DETENTION / DRAINAGE PLAN

EROSION CONTROL
NOTE: SCHEDULE PRE-CONSTRUCTION MEETING
AT LEAST 48 HRS. PRIOR TO ANY LAND
DISTURBING ACTIVITY USING THE ONLINE
FORM AT <http://development.charmeck.org>

URBAN FORESTRY
TREE ORDINANCE

CDOT

APPROVED
By Brendan Smith at 10:38 am, Mar 14, 2016

APPROVED

APPROVED
By gturner at 10:17 am, Mar 14, 2016

CONTACT INFORMATION:

ENGINEER/SURVEYOR: THE ISAACS GROUP, P.C.
8720 RED OAK BLVD., SUITE 420
CHARLOTTE, NC 28217
Ph: (704) 527-3440 / Fax: (704) 527-8335

OWNER/DEVELOPER: PARK SHARON PROPERTIES, LLC
1114 CLEMENT AVENUE
CHARLOTTE, NC 28205
Ph: (704) 307-8265
CONTACT: JASON MCARTHUR

DEVELOPMENT DATA:

PROJECT NAME: PARK SHARON PROPERTY
SITE ADDRESS: 6900 SHARON ROAD
TAX ID NO.: 179-112-40
PLANS PREPARED BY: THE ISAACS GROUP PHONE: 704-527-3440
PARCEL AREA: 4.72 AC. (PRIOR TO R/W DEDICATION: 0.74 TO BE DEDICATED)
ZONING DESIGNATION: UR-2 (C0)
JURISDICTION: CITY OF CHARLOTTE
WATERSHED: CENTRAL CATAWBA PC DISTRICT
PROPOSED USES: MULTI-FAMILY APTS. "FOR RENT" (UNITS ALLOWED: 36, PROV.: 36)
SINGLE FAMILY ATTACHED (UNITS ALLOWED: 18, PROV.: 18)
BUILDING HEIGHT: MULTI-FAMILY APT. BLDG.: (ALLOWED: 50' MAX. FROM AVG. GRADE)
ALONG FRONT OF BUILDING AND MAX. 3-STORIES;
PROPOSED: 3-STORIES @ 48' AVG. HEIGHT
SINGLE FAMILY ATTACHED: (ALLOWED: 45' MAX. FROM AVG. GRADE)
ALONG FRONT OF BUILDING AND MAX. 2-STORIES;
PROPOSED: 2-STORIES @ 35' AVG. HEIGHT
GROSS FLOOR AREA: MULTI-FAMILY: 72,150 S.F.
SINGLE FAMILY ATTACHED: 48,084 S.F. (TOTAL)
FLOOR AREA RATIO (FAR): FAR ALLOWED: 1.0 MAX. FAR PROVIDED: 0.69
BUILT UPON AREA (BUA): 153,030 S.F.
REZONING PETITION NO.: 2015-14

YARD REQUIREMENTS:

SETBACK: 20 FT. FROM BOC ALONG PARK RD. AND SHARON RD.
SETBACK: 14 FT. FROM BOC ALONG PROP. PUBLIC ROAD
GARAGE SETBACK: 20 FT. FROM BACK OF SIDEWALK ALONG PROP. PUBLIC ROAD
SIDE YARD: 5 FT.
REAR YARD: 10 FT.
BUILDING SEPARATION: 10 FT. MIN.
BUFFER: 30' CLASS 'C' BUFFER

PARKING REQUIREMENTS:

PARKING REQUIRED: 60 SPACES MIN. / 120 SPACES MAX (PER REZONING PETITION)
(INCLUDING ENCLOSED TOWNHOME GARAGES)
PARKING PROVIDED: 52 (GARAGE): 14 (SURFACE): 36 (2 PER TOWNHOME GARAGE)
100 TOTAL

SHORT TERM BIKE PARKING REQUIRED: 1 SPACE PER 20 UNITS (36 UNITS TOTAL)
= 2 SPACES

SHORT TERM BIKE PARKING PROVIDED: 4 SPACES

LONG TERM BIKE PARKING REQUIRED: N/A

TRASH/RECYCLING REQUIREMENTS:

SOLID WASTE REQUIRED: ONE 8 C.Y. DUMPSTER PER 30 UNITS, OR
ONE 8 C.Y. COMPACTOR PER 80 UNITS

SOLID WASTE PROVIDED: TWO 8 C.Y. DUMPSTERS (SEE SHEET C1.0)

RECYCLING REQUIRED: ONE 144 S.F. RECYCLING STATION

RECYCLING PROVIDED: 1444 S.F. AREA FOR ROLL OUT BINS (SEE SHEET C1.0)

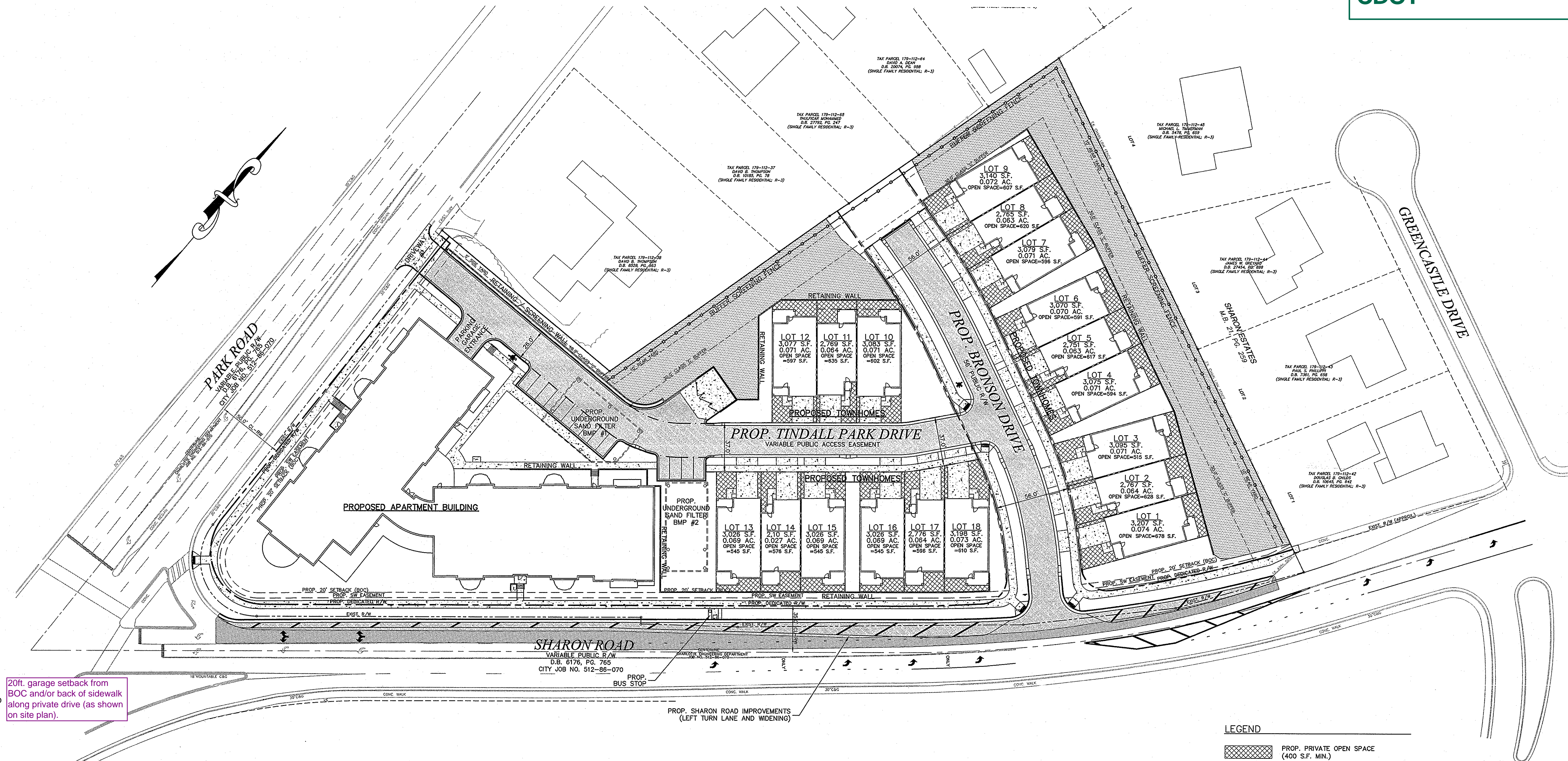
*NOTE: TRASH AND RECYCLING TO BE COLLECTED PRIVATELY ON AN AS-NEEDED BASIS

UTILITY NOTE:

ALL PROPOSED UTILITIES WILL BE UNDERGROUND.

CDOT BOND NOTE:

REFER TO NOTE 'J' UNDER THE TRANSPORTATION SECTION OF THE APPROVED
REZONING PLAN (PETITION #2015-14) FOR REQUIREMENT OF \$12,000 BOND OR
LETTER OF CREDIT TO PAY FOR AND FUND THE INSTALLATION OF A PEDESTRIAN
REFUGE IN SHARON ROAD PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY
OF THE FIRST NEW BUILDING CONSTRUCTED ON SITE.



20ft. garage setback from
BOC and/or back of sidewalk
along private drive (as shown
on site plan).

LEGEND

PROP. PRIVATE OPEN SPACE
(400 S.F. MIN.)

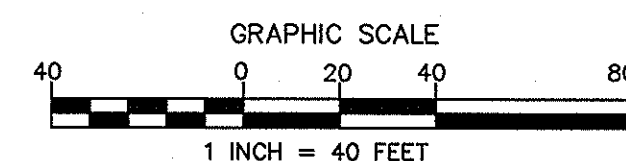
PCCO SUMMARY

Original Parcel ID Number(s):	179-112-40
Development Type:	Multi-Family
Subject to PCCO? Y/N	Yes
If NO, why?	
Watershed:	Central Catawba
Disturbed Area (ac):	4.51
Site Area (ac):	4.66
	DA#1 DA#2
Total on-site Drainage Area (ac):	75,795 61,420
Existing Built-upon-area (SF):	2,120 3,910
Existing BUA to be removed (SF):	2,120 3,910
Existing BUA to remain (SF):	0 0
Proposed New BUA (SF):	58,808 46,609
Proposed % BUA:	77.59% 75.89%
Density (High / Low):	High
Total Post-Project BUA for site:	153,030
Development or Redevelopment?	Development
Natural Area Required (ac):	0.442
Natural Area provided, total (ac):	0.683
Undisturbed Treed Natural Area Preserved (ac):	0.683
Total stream buffer protected on-site (ac):	No
Transit Station Area? Y/N	No
Distressed Business District? Y/N	No
Mitigation Type (if applicable)	N/A
Natural Area mitigation? Y/N	No
Buffer Mitigation? Y/N	No
Total Phosphorous Mitigation? Y/N	No

PROJECT TIMETABLE:

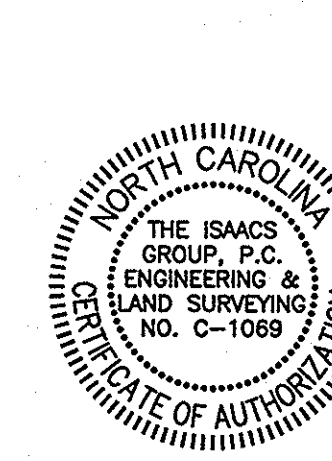
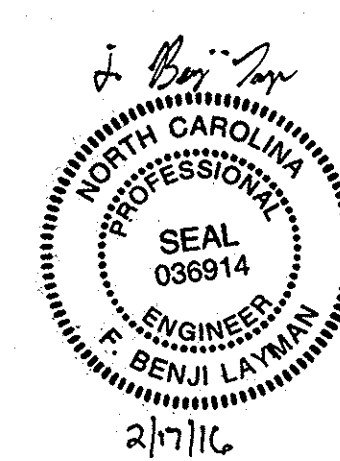
① ANTICIPATED EARTHWORK APPROVAL: INSTALL PERIMETER EROSION CONTROLS, CLEARING GRUBBING, ROUGH EARTHWORK.	JAN 20, 2016
② ANTICIPATED SUBDIVISION APPROVAL	MARCH 1, 2016
③ CERTIFICATE OF OCCUPANCY/COMPLETION	JUNE 1, 2017

*NOTE: UNSOLD TOWNHOME LOTS TO BE PAD GRADED AND STABILIZED

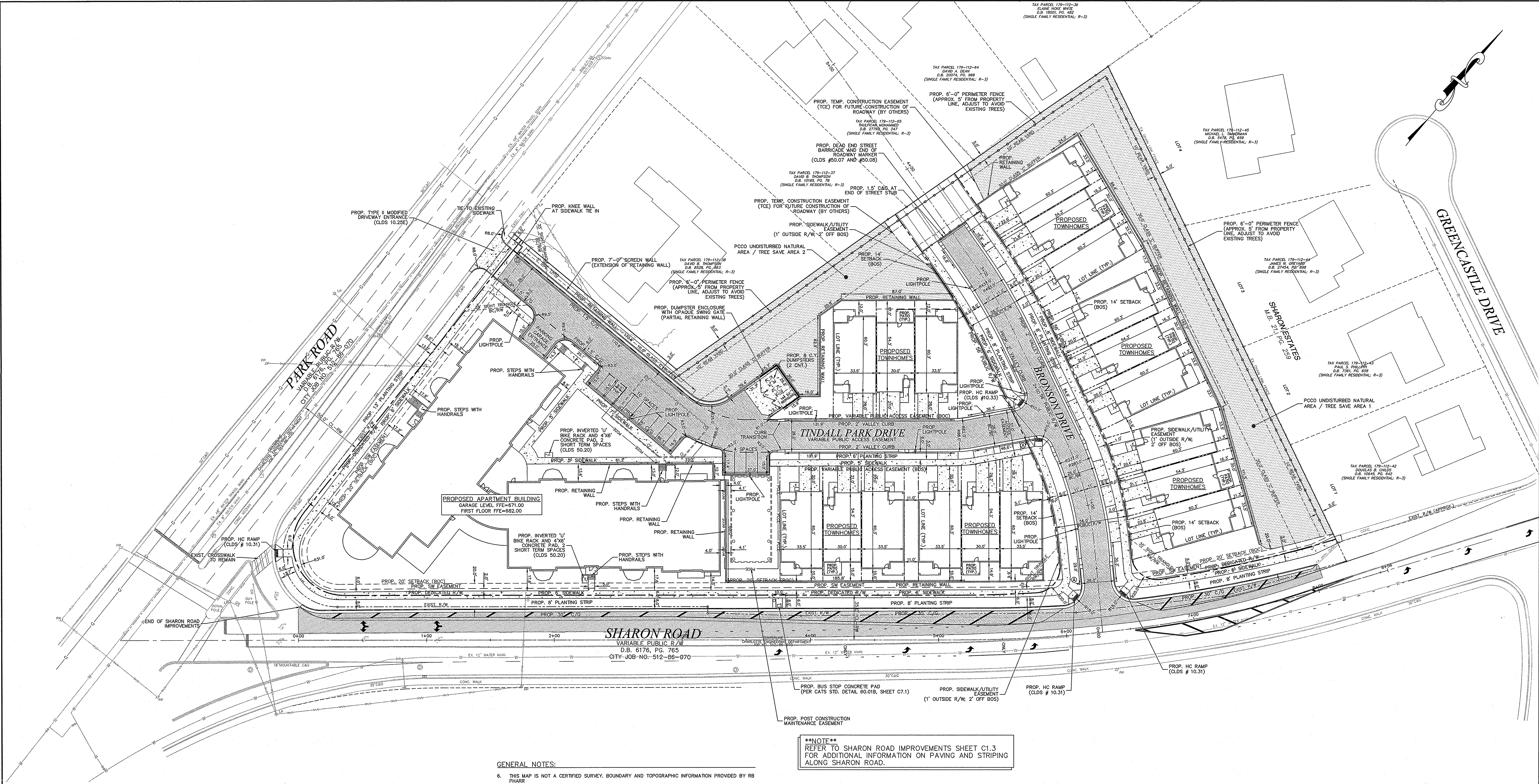


NO.	BY	DATE	REVISION
1	ARO	12/21/15	PER CITY REVIEW COMMENTS
2	ARO	2/16/16	PER CITY REVIEW COMMENTS

SHEET INDEX:	
C0.0	COVER SHEET
C0.1	EXISTING CONDITIONS AND DEMOLITION PLAN
C1.0	SITE PLAN
C1.1	LANDSCAPE PLAN
C1.2	SIGHT DISTANCE PLAN
C1.3	SHARON ROAD IMPROVEMENTS
C2.0	BMP PLAN AND DETAILS
C3.0	GRADING PLAN
C3.1	STORM DRAIN PROFILES
C3.2	STORM DRAIN DETAILS
C4.0	PUBLIC ROAD PLAN AND PROFILE
C5.0	SHARON ROAD CROSS SECTIONS
C5.1	SHARON ROAD CROSS SECTIONS
C6.0	EROSION CONTROL PLAN PH 1
C6.1	EROSION CONTROL PLAN PH 2
C7.0	DETAILS
C7.1	DETAILS
C7.2	DETAILS
C7.3	DETAILS
DA1.0	PRE-DEVELOPMENT D.A. MAP
DA2.0	POST-DEVELOPMENT D.A. MAP
DA3.0	STORM DRAIN D.A. MAP



Project:	PARK SHARON PROPERTY
Title:	COVER SHEET
File #:	14335-PB.DWG
Date:	10/23/2015
Project Egr:	FBL
Design By:	ARO
Drawn By:	ARO
Scale:	1"=40'
8720 RED OAK BOULEVARD, SUITE 420 CHARLOTTE, N.C. 28217 PHONE (704) 527-3440 FAX (704) 527-8335	C0.0



****NOTE****
REFER TO SHARON ROAD IMPROVEMENTS SHEET C1.3
FOR ADDITIONAL INFORMATION ON PAVING AND STRIPING
ALONG SHARON ROAD.

RECOMMENDED PAVING SPECIFICATIONS
VERIFY WITH GEOTECHNICAL REPORT

PROP. PAVEMENT (PARKING AREAS):
8" COMPACTED AGGREGATE BASE COURSE (CABC)
3" SURFACE COURSE, S9.5B
(SEE DETAIL SHEET C7.1 FOR PUBLIC
AND PRIVATE ROAD PAVEMENT SPECS)

CONCRETE DUMPSIES:
6" COMPACTED AGGREGATE BASE COURSE (CABC)
6" 4,000 PSI CONCRETE WITH 6" X 6" WIRE MESH
REINFORCEMENT (10 GAUGE WWF)

CONCRETE SIDEWALK PAVEMENT
4" 3,600 PSI CONCRETE
SUBGRADE SHALL BE COMPACTED TO 98% MIN. OF THE
STANDARD MAXIMUM DRY DENSITY (ASTM D698).
1. ALL FILL USED FOR RAISING SITE GRADES OR FOR
REPLACEMENT OF MATERIAL THAT IS UNDERCUT SHOULD
BE UNIFORMLY COMPACTED IN TWIN LIFTS TO AT LEAST
95 PERCENT OF THE STANDARD PROCTOR MAXIMUM DRY
DENSITY (ASTM D 698). IN ADDITION, AT LEAST THE
UPPER 18 INCHES OF SUBGRADE FILL BENEATH
PAVEMENTS AND FLOOR SLABS AND 24 INCHES BELOW
PAVEMENTS SUBJECT TO TRUCK TRAFFIC SHOULD BE
COMPACTED TO 100 PERCENT OF THE SAME
SPECIFICATION. THE ABOVE COMPACTION SPECIFICATION
IS A RECOMMENDATION ONLY. SPECIFIC PAVEMENT OR
FLOOR SLAB DESIGNS MAY REQUIRE A DIFFERENT
CONSTRUCTION STANDARD. THE CONTRACTOR IS
RESPONSIBLE FOR PROVIDING SITE WORK MEASURES IN
STREET ACCORDANCE WITH THE GEOTECHNICAL
ENGINEER'S RECOMMENDATIONS IN THE PROJECT SOILS
REPORT AND/OR ON-SITE RECOMMENDATIONS DURING
CONSTRUCTION.

2. PAVEMENT SPECIFICATIONS LISTED ABOVE ARE
RECOMMENDATIONS ONLY AND ARE SUBJECT TO CHANGE
BASED UPON PROJECT CONDITIONS OR
RECOMMENDATIONS CONTAINED WITHIN THE SOILS
REPORT. PRIOR TO COMMENCEMENT OF PAVING, THE
OWNER OR CONTRACTOR SHOULD HIRE A GEOTECHNICAL
ENGINEER TO PROVIDE A PAVEMENT DESIGN BASED
UPON ANTICIPATED VEHICULAR TRAFFIC AND PROJECT
SOIL CONDITIONS. THE ISACS GROUP ASSUMES NO
RESPONSIBILITY FOR THE ADEQUACY OF THE PAVEMENT
SPECIFICATION PROVIDED ABOVE.
3. UNLESS SPECIFIED/DETAILED WITHIN THE CONTRACT
DRAWINGS, CONTRACTOR SHALL PREPARE A CONCRETE
JOINT LAYOUT PLAN IN ACCORDANCE WITH ACI
224.3R-95 OR ACI 330.1-03 FOR CONCRETE.
SURFACES AND PROVIDE TO ENGINEER, OWNER AND
ARCHITECT FOR SHOP DRAWING APPROVAL PRIOR TO
CONCRETE INSTALLATION.

SIGN SCHEDULE

ⓐ STOP SIGN (30"x30")
(MUTCD R1-1)

SIGNAGE NOTE:

CONTRACTOR TO COORDINATE FINAL SIGN LOCATIONS WITH OWNER PRIOR TO INSTALLATION. ALL SIGNAGE
SHALL BE PERMITTED SEPARATELY.

BUILDING NOTE:

REFER TO ARCHITECTURAL PLANS FOR ACTUAL BUILDING DIMENSIONS.

LANDSCAPE NOTES:

1. ALL TREES ON PUBLIC PROPERTY ARE PROTECTED BY ORDINANCE AND REMOVAL MUST BE APPROVED
BY THE CITY ARBORIST (704)-336-4262.
2. NO SOIL DISTURBANCE OR CONSTRUCTION MATERIALS, TRAFFIC, BURIAL PITS, TRENCHING
OR OTHER LAND DISTURBING ACTIVITY ALLOWED IN THE TREE SAVE AREAS.
3. TREE BARRICADES MUST BE INSTALLED BEFORE ANY DEMOLITION, GRADING, OR CONSTRUCTION BEGINS,
AND NOT REMOVED UNTIL FINAL INSPECTIONS.
4. TREE PROTECTION BARRICADES MUST MEET OR EXCEED TREE ORDNANCE STANDARDS IN
DEVELOPMENT STANDARDS MANUAL 40.02.
5. BEFORE GRADING/CLEARING/CONSTRUCTION BEGINS, CALL 704-336-4268 FOR INSPECTION OF TREE
PROTECTION BARRICADES BY URBAN FORESTRY STAFF.
6. NO GRUBBING WITHIN TREE SAVE AREAS. LEAVE SOIL AND LEAF LITTER UNDISTURBED. SUPPLEMENT
WITH 1-2 INCHES OF MULCH.
7. EXPOSED TREE ROOTS MUST BE CLEANLY CUT WITH A SHARP PRUNING TOOL; BACKFILL ASAP TO
MINIMIZE EXPOSURE TO THE AIR.
8. TREE BARRICADES MUST BE INSTALLED BEFORE ANY DEMOLITION/CLEARING/GRADING/CONSTRUCTION,
AND NOT REMOVED UNTIL AFTER FINAL INSPECTIONS BY URBAN FORESTRY STAFF.
9. PLEASE SUBMIT UTILITY PLANS TO THAT THEY CAN BE REVIEWED FOR UTILITY CONFLICTS WITH
EXISTING AND PROPOSED TREES, ELECTRICAL, TELEPHONE, GAS, SEWER, WATER, AND SITE LIGHTING.
10. TREE PROTECTION FENCE IS TO BE LOCATED 5 FEET BEYOND DRIP LINE OF TREE SAVE AREAS, OR 1
FOOT PER TREE DIAMETER INCH AWAY FROM TREE, WHICHEVER IS GREATER.

GENERAL NOTES:

1. ANY WORK WITHIN THE CITY'S R/W THAT REQUIRES CLOSURE OF THE SIDEWALK OR TRAVEL
LANE FOR LESS THAN 30 DAYS REQUIRES A R/W USE PERMIT. TRAFFIC CONTROL PLANS FOR ANY
SIDEWALK OR TRAVEL LANE CLOSURES MUST BE SUBMITTED AS PART OF THE R/W USE PERMIT
REQUEST. TRAFFIC CONTROL PLANS MUST BE IN ACCORDANCE WITH CDOT'S WORK AREA TRAFFIC
CONTROL HANDBOOK (WATCH) AND MUST BE REVIEWED AND APPROVED. CONTRACTOR SHALL
CONTACT CDOT AT LEAST 5 BUSINESS DAYS IN ADVANCE OF BEGINNING OF WORK AT 704-432-1562.
2. CONSTRUCTION STAGING WITHIN CITY R/W LASTING MORE THAN 30 DAYS REQUIRES A R/W LEASE
AGREEMENT. PLEASE SEE TRAFFIC CONTROL PLAN NOTES FOR DETAILS. CONTRACTOR SHALL
CONTACT CDOT AT 704-336-2562.
3. NON-STANDARD ITEMS (I.E. PAVERS, IRRIGATION SYSTEMS, ETC.) IN THE CITY R/W REQUIRES A R/W
ENCROACHMENT AGREEMENT WITH CDOT BEFORE INSTALLATION. CONTACT CDOT AT 704-336-3886
FOR TRAFFIC CONTROL PLAN NOTES.
4. RIGHT-OF-WAY CLOSURES LONGER THAN 30 DAYS REQUIRE A R/W LEASE AGREEMENT WHICH WILL
INCLUDE THE SUBMITTAL OF A TRAFFIC CONTROL PLAN. TRAFFIC CONTROL PLANS REQUIRED
THROUGHOUT A LEASE AGREEMENT MAY BE DIFFERENT FROM THE ONE REQUIRED DURING THE LAND
DEVELOPMENT PLAN REVIEW AND ARE SUBJECT TO REVISIONS.
5. THE REVISED TRAFFIC CONTROL PLANS MUST BE SUBMITTED AS PART OF THE LEASE AGREEMENT
PROCESS FOR APPROVAL PRIOR TO START OF R/W CLOSURES. CONTRACTOR SHALL CONTACT CDOT
AT 704-336-2562.

GENERAL NOTES:

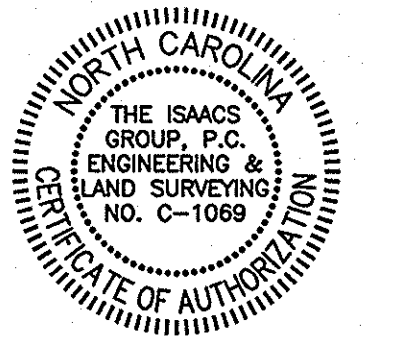
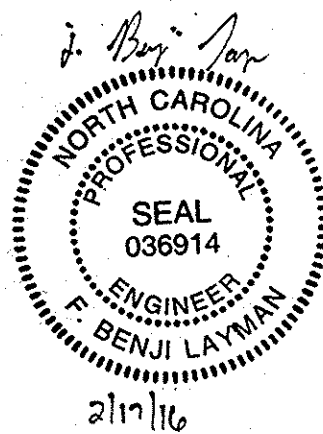
6. THIS MAP IS NOT A CERTIFIED SURVEY. BOUNDARY AND TOPOGRAPHIC INFORMATION PROVIDED BY RB
PHASE.
7. THE UTILITIES SHOWN ARE FOR THE CONTRACTOR'S CONVENIENCE ONLY. THERE MAY BE OTHER
UTILITIES NOT SHOWN ON THIS PLAN. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE
LOCATIONS SHOWN. THE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL EXISTING UTILITIES PRIOR
TO COMMENCEMENT OF CONSTRUCTION. CONFLICTS BETWEEN EXISTING UTILITIES AND PROPOSED
EXCAVATION SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.
8. PROVIDE MINIMUM OF 48 HOUR NOTICE TO OWNER OR REPRESENTATIVE PRIOR TO INTERRUPTION OF
ANY EXISTING UTILITY IF BEING UTILIZED.
9. THE CONTRACTOR IS RESPONSIBLE FOR REPAIR AND/OR REPLACEMENT OF ANY UTILITIES DAMAGED
DURING CONSTRUCTION. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR LOCATION &
PROTECTION OF EXISTING ABOVE AND BELOW GROUND UTILITIES AND STRUCTURES. ANY AND ALL
MAINS OR INDIVIDUAL SERVICES PRESENTLY IN SERVICE WHICH ARE DAMAGED DURING CONSTRUCTION
SHALL BE REPAIRED IMMEDIATELY AT NO ADDITIONAL EXPENSE TO THE UTILITY OWNER. ANY AND
ALL MAINS OR INDIVIDUAL SERVICES PRESENTLY NOT IN SERVICE AND WHICH ARE TO BE REPLACED
DURING THE COURSE OF CONSTRUCTION MAY BE REMOVED AND LEGALLY DISPOSED OF IF DAMAGED
DURING CONSTRUCTION.
10. THE CONTRACTOR SHALL USE EXTREME CARE WHEN WORKING NEAR ALL UNDERGROUND AND
OVERHEAD UTILITIES.
11. HANDICAP SIGNAGE TO BE INSTALLED IN ACCORDANCE WITH A.D.A. STANDARDS AT H/C PARKING
SPACES SHOWN.
12. ALL DIMENSIONS ARE TO BACK OF CURB UNLESS OTHERWISE NOTED.
13. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT ALL NECESSARY PERMITS AND APPROVALS
HAVE BEEN OBTAINED PRIOR TO CONSTRUCTION. THESE PERMITS AND APPROVALS MAY INCLUDE BUT
ARE NOT LIMITED TO GRADING, DEMOLITION, ZONING, BUILDING, DRIVEWAY, DETENTION, SUBDIVISION,
SPECIAL USE, SEWER AND WATER.
14. CONTRACT THE UTILITY COMPANY TO RELOCATE ANY EXISTING UTILITY POLES. ALL EXISTING FACILITIES
WHICH CONFLICT WITH THE IMPROVEMENTS UNDER THE SCOPE OF THIS PROJECT MUST BE RELOCATED
AT THE EXPENSE OF THE APPLICANT.
15. ALL DEVELOPMENT CREATING A TOTAL OF 20,000 SQUARE FEET OF IMPERVIOUS AREA SINCE
SEPTEMBER 1970 WILL REQUIRE STORM DRAINAGE DETENTION.
16. TREES WITHIN THE STREET RIGHT OF WAY ARE PROTECTED BY LAW. A PERMIT IS REQUIRED FROM
THE CITY ARBORIST AT (704)-336-4262 PRIOR TO THE REMOVAL OF ANY RIGHT OF WAY TREES.
ALL TREES OVER 8" IN DIAMETER AS MEASURED 4.5' ABOVE GROUND AND LOCATED WITHIN THE
SETBACK ARE PROTECTED BY LAW. CONTACT LAND DEVELOPMENT AT (704)-336-6692 FOR
REQUIRED PERMITS.
17. BEFORE YOU DIG STOP. CALL THE NC ONE-CALL CENTER AT 1-800-632-4849. "IT'S THE LAW."
THE DEVELOPER SHALL CONTACT THE CHARLOTTE DEPARTMENT OF TRANSPORTATION (GUS JORDI
704-336-7088) TO IDENTIFY ANY CONFLICTS WITH TRAFFIC SIGNALIZATION EQUIPMENT. 60-90 DAYS
WILL BE REQUIRED TO COORDINATE RELOCATION. DEVELOPER SHALL BE RESPONSIBLE FOR ALL
RELOCATION COST AND/OR ANY REPAIR COST CAUSED BY THE CONTRACTOR/DEVELOPER.
18. NO LIGHT/UTILITY POLES TO BE PLACED IN TREE ISLANDS.
19. THE PURPOSE OF THE STORM DRAINAGE EASEMENT IS TO PROVIDE STORM WATER CONVEYANCE.
BUILDINGS ARE NOT PERMITTED IN THE EASEMENT AREA. ANY OTHER OBJECTS WHICH IMPEDE
STORMWATER FLOW OR SYSTEM MAINTENANCE ARE ALSO PROHIBITED.
20. APPROVAL OF THIS PLAN IS NOT AN AUTHORIZATION TO GRADE ADJACENT PROPERTIES. WHEN FIELD
CONSTRUCTION OFF-SITE GRADING, PERMISSION MUST BE OBTAINED FROM THE AFFECTED
PROPERTY OWNERS.
21. IN ORDER TO INSURE PROPER DRAINAGE, KEEP A MINIMUM OF 0.5% SLOPE ON THE CURB.
HIGH-DENSITY POLYETHYLENE (HDPE) STORM DRAINAGE PIPE INSTALLED WITHIN EXISTING OR
PROPOSED PUBLIC STREET RIGHT-OF-WAY MUST BE APPROVED BY THE CITY'S INSPECTOR PRIOR TO
ANY BACKFILL BEING PLACED. BACKFILL MATERIAL MUST BE APPROVED BY THE CITY INSPECTOR
PRIOR TO PLACEMENT OF THE MATERIAL WITHIN THE PUBLIC STREET RIGHT-OF-WAY.
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TRAFFIC CONTROL NOTES:

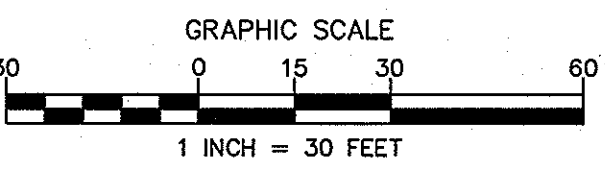
1. THE CONTRACTOR SHALL PROVIDE ALL REQUIRED TRAFFIC CONTROL FOR WORK IN THE PUBLIC RIGHT OF
WAY ACCORDING TO THE CHARLOTTE WORK AREA TRAFFIC CONTROL HANDBOOK.
2. IN ORDER TO DIAGRAM 4 (WORK AREA ON SHOULDER, MINOR ENCROACHMENT ON PAVEMENT) STANDARD
DETAIL IN THE WORK AREA TRAFFIC CONTROL HANDBOOK. SEE DETAIL ON SHEET C7.1.
3. COORDINATE ALL TRAFFIC CONTROLS AND WORK WITHIN THE PUBLIC RIGHT OF WAY WITH CDOT.

LEGEND

- PROPOSED PAVEMENT
- PROPOSED CONCRETE
- PROPOSED ASPHALT OVERLAY
- PROPOSED UNDISTURBED POCO
NATURAL AREA / TREE SAVE AREA
- PROPOSED REVEGETATED
TREE SAVE AREA
- PROPOSED RETAINING WALL



NO.	BY	DATE	REVISION
1	ARO	12/21/15	PER CITY REVIEW COMMENTS
2	ARO	2/16/16	PER CITY REVIEW COMMENTS



Project: **PARK SHARON PROPERTY**
Title: **SITE PLAN**
Rev #: 14335-PEDWG | Date: 10/23/2015 | Project Egr: FBL
Design By: ARO
Drawn By: ARO
Scale: 1" = 30'
8720 RED OAK BOULEVARD, SUITE 420
CHARLOTTE, N.C. 28217
PHONE (704) 527-3440 FAX (704) 527-8335
C1.0