

V1 - SDP-24-06

# ROLESVILLE CROSSING

1801 ROLESVILLE RD  
ROLESVILLE, NC 27587

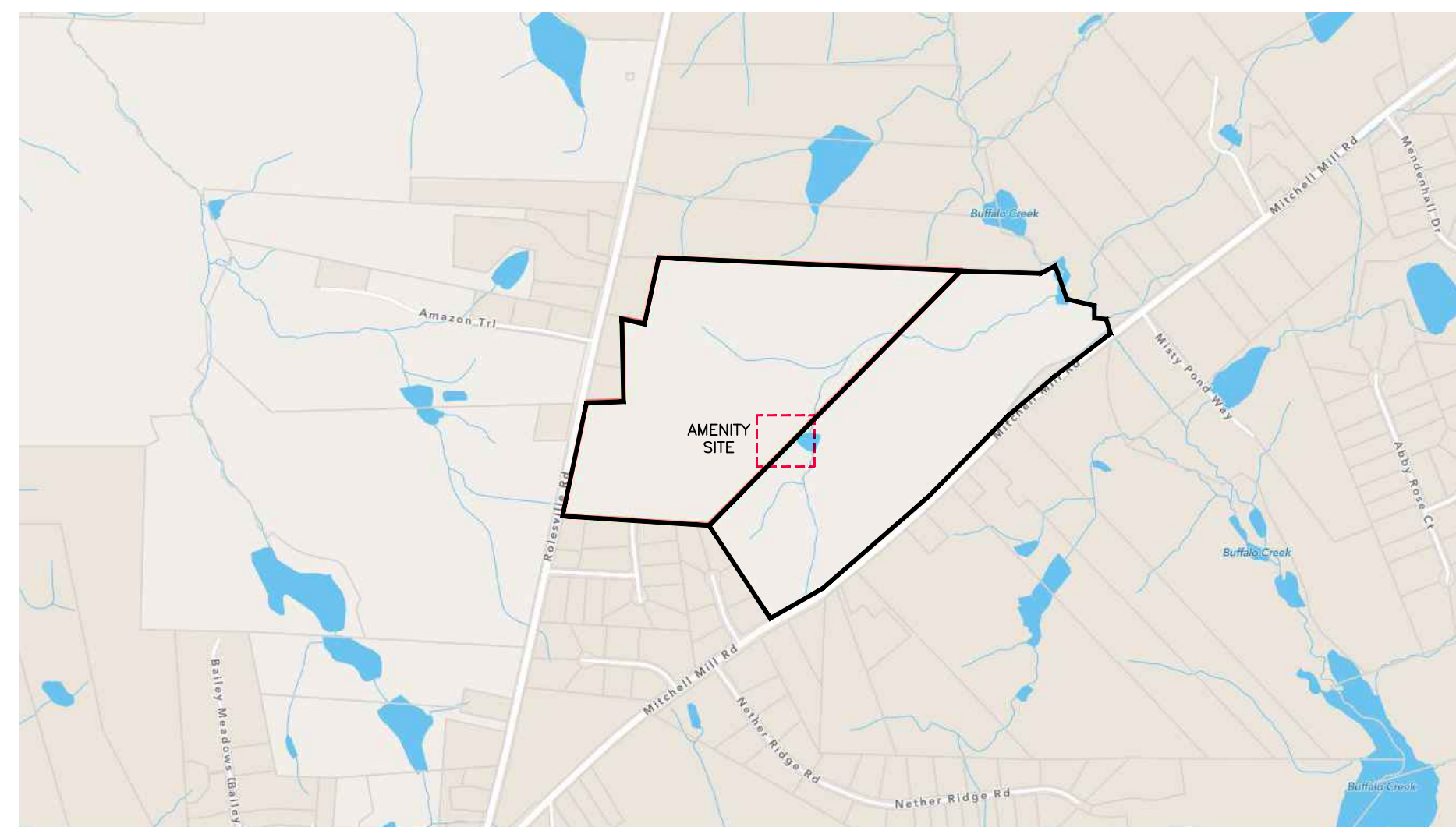
## AMENITY CENTER CONSTRUCTION DRAWINGS

PROJECT NUMBER: LEN2026

SDP-24-XXXX

1. Update to SPD-24-06

DATE: JULY 1, 2024



VICINITY MAP  
N.T.S.



### SHEET INDEX

C0.00	COVER SHEET
C1.00	OVERALL SUBDIVISION PLAN
C1.01	AMENITY EXISTING CONDITION
C2.00	AMENITY HARDSCAPE PLAN
C3.00	AMENITY GRADING PLAN
C4.00	AMENITY UTILITY PLAN - SHEET 1 OF 2
C4.01	AMENITY UTILITY PLAN - SHEET 2 OF 2
C8.00	SITE AND UTILITY DETAILS
C8.01	SITE DETAILS
L5.00	AMENITY LANDSCAPE PLAN
L5.01	LANDSCAPE NOTES AND DETAILS
L6.00	AMENITY LIGHTING PLAN

3. Add site data table including: Property Identification Numbers (PIN) for all properties, Zoning, Watershed, River Basin, Current Use, Proposed Use, Current Impervious, Proposed Impervious, Parking Data per use, Tree Coverage Data, Building Height, Building Square Footage and/or residential density and unit data per housing type.



**McADAMS**  
The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919. 361. 5000  
fax 919. 361. 2269  
license number: C-0293, C-187  
www.mcadamsco.com

#### CONTACT

SARA DONOHOE  
donohoe@mcadamsco.com  
PHONE: 703.431.8058

#### CLIENT

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



#### PROJECT DIRECTORY

2. Add contact phone number.

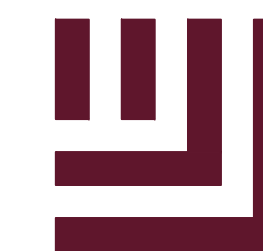


#### REVISIONS

NO. DATE

#### CONSTRUCTION DRAWINGS FOR:

ROLESVILLE CROSSING  
AMENITY CENTER  
ROLESVILLE, NC 27587  
PROJECT NUMBER: LEN23026



**McADAMS**

The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919. 361. 5000  
fax 919. 361. 2269  
license number: C-0293, C-187

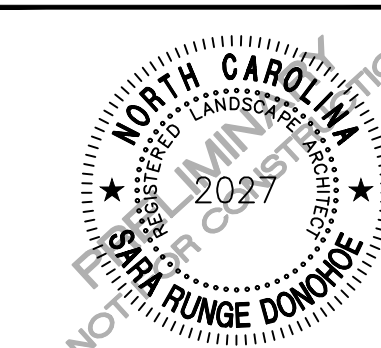
www.mcadamsco.com

**CLIENT**

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



**ROLESVILLE CROSSING  
AMENITY CENTER  
CONSTRUCTION DRAWINGS  
1801 ROLESVILLE RD  
ROLESVILLE, NC 27587**



**REVISIONS**

NO. DATE

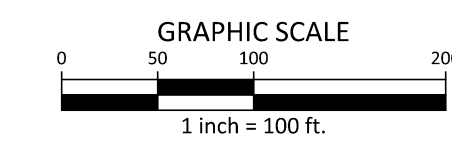
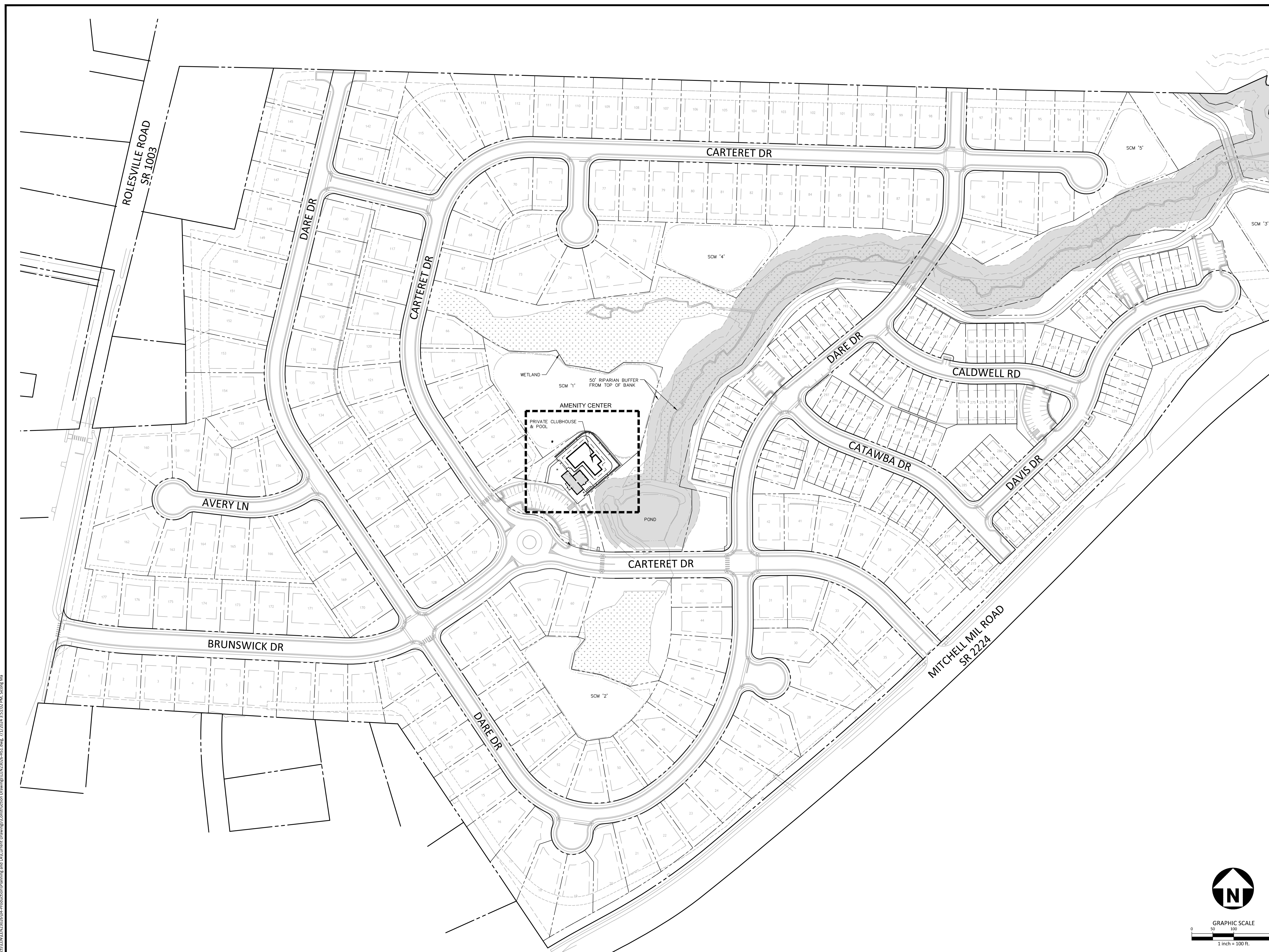
**PLAN INFORMATION**

PROJECT NO. LEN23026  
FILENAME LEN23026-HS1  
CHECKED BY SRD  
DRAWN BY SMA  
SCALE 1" = 100'  
DATE 07.01.2024

**SHEET**

**OVERALL SUBDIVISION  
PLAN**

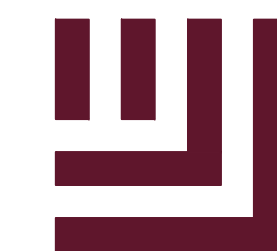
**C1.00**



SDP-24-XXXX

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

M:\Projects\LEN\LEN23026\04-Production\Planning and LA\Current Drawings\Construction Drawings\LEN23026-HS1.dwg, 7/1/2024 3:51:02 PM, Siong Ma



**McADAMS**

The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919. 361. 5000  
fax 919. 361. 2269  
license number: C-0293, C-187

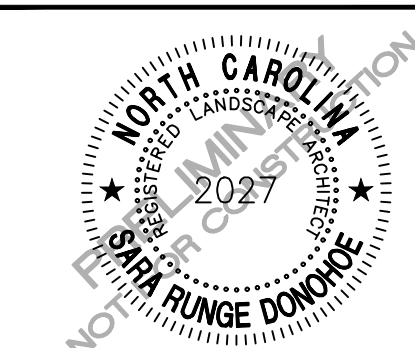
www.mcadamsco.com

**CLIENT**

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



**ROLESVILLE CROSSING  
AMENITY CENTER  
CONSTRUCTION DRAWINGS  
1801 ROLESVILLE RD  
ROLESVILLE, NC 27587**



**REVISIONS**

NO. DATE

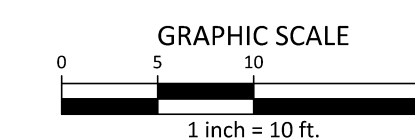
**PLAN INFORMATION**

PROJECT NO. LEN23026  
FILENAME LEN23026-HS1  
CHECKED BY SRD  
DRAWN BY SMA  
SCALE 1" = 10'  
DATE 07.01.2024

**SHEET**

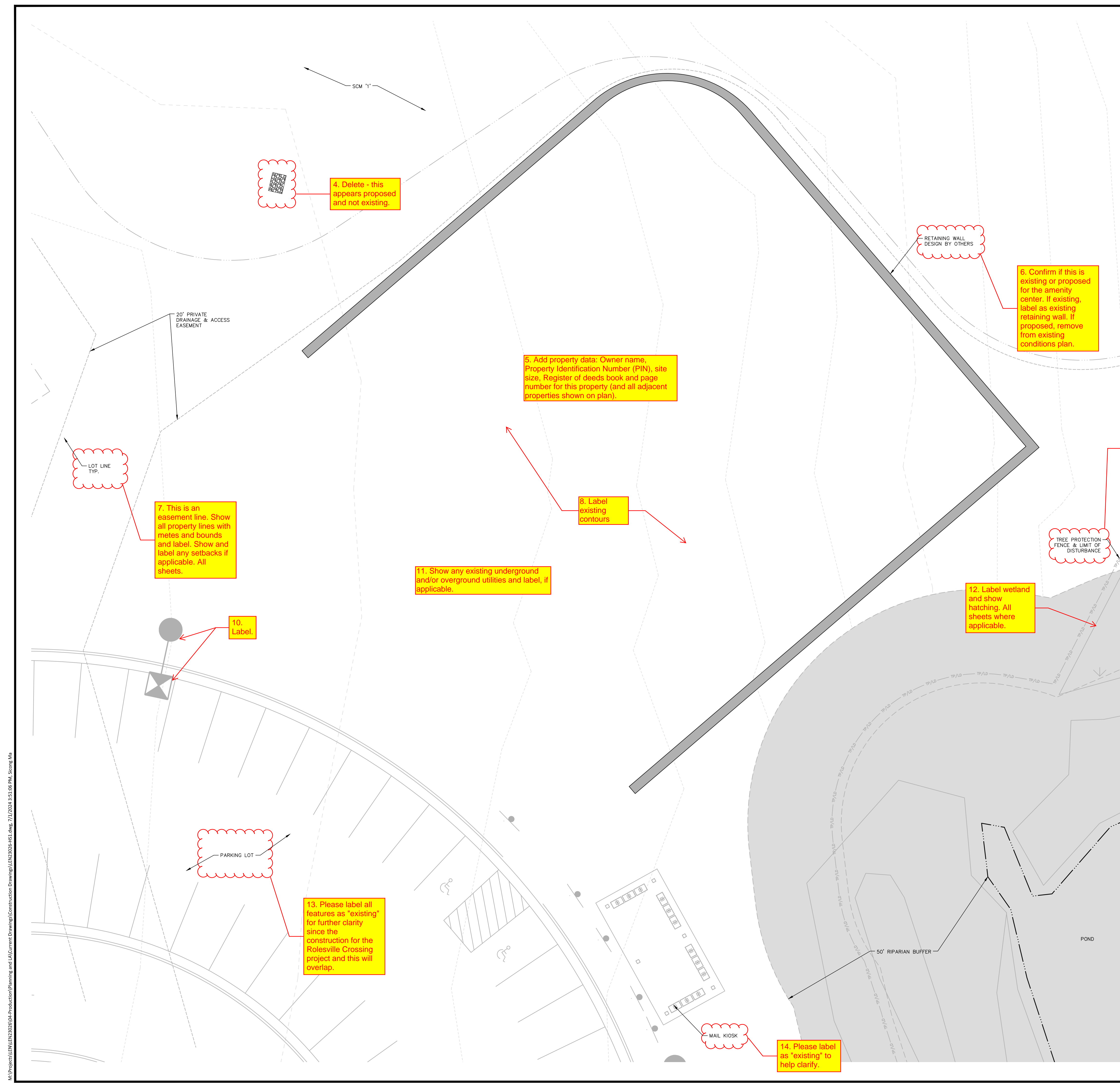
**AMENITY EXISTING  
CONDITION**

**C1.01**



SDP-24-XXXX

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION



4. Delete - this appears proposed and not existing.

5. Add property data: Owner name, Property Identification Number (PIN), site size, Register of deeds book and page number for this property (and all adjacent properties shown on plan).

8. Label existing contours

11. Show any existing underground and/or overground utilities and label, if applicable.

7. This is an easement line. Show all property lines with metes and bounds and label. Show and label any setbacks if applicable. All sheets.

10. Label.

13. Please label all features as "existing" for further clarity since the construction for the Rolesville Crossing project and this will overlap.

14. Please label as "existing" to help clarify.

6. Confirm if this is existing or proposed for the amenity center. If existing, label as existing retaining wall. If proposed, remove from existing conditions plan.

9. Please confirm if this tree protection fencing is for the Rolesville Crossing project or the amenity center. If for the amenity center, remove from the existing conditions sheet and show on an erosion control sheet. If for the Rolesville Crossing project, please either remove or label as existing. This comment applies to all sheets.

12. Label wetland and show hatching. All sheets where applicable.

I:\Projects\LEN\LEN23026\04-Production\Planning and LA\Current Drawings\Construction Drawings\LEN23026-HS1.dwg, 7/1/2024 3:51:06 PM, Sison, M



**McADAMS**

The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919. 361. 5000  
fax 919. 361. 2269  
license number: C-0293, C-187

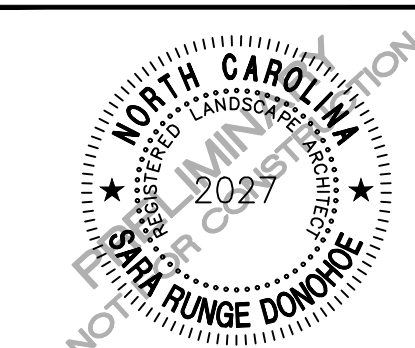
www.mcadamsco.com

**CLIENT**

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



**ROLESVILLE CROSSING**  
AMENITY CENTER  
CONSTRUCTION DRAWINGS  
1801 ROLESVILLE RD  
ROLESVILLE, NC 27587



**SITE LEGEND**

P/A PLANTING AREA

**MATERIALS LEGEND**

SYMBOL	DESCRIPTION	STYLE/MANUFACTURER	SIZE/MATERIAL
[Symbol]	STANDARD CONCRETE PAVING WITH BROOM FINISH	3,000 PSI MIN. MUST MEET ALL STRUCTURAL AND GEOTECHNICAL REQUIREMENTS	
[Symbol]	POOL COPING	TECHNOLOG BULLDOZE	TO BE SELECTED BY POOL CONTRACTOR

**FIXED FURNISHINGS SCHEDULE**

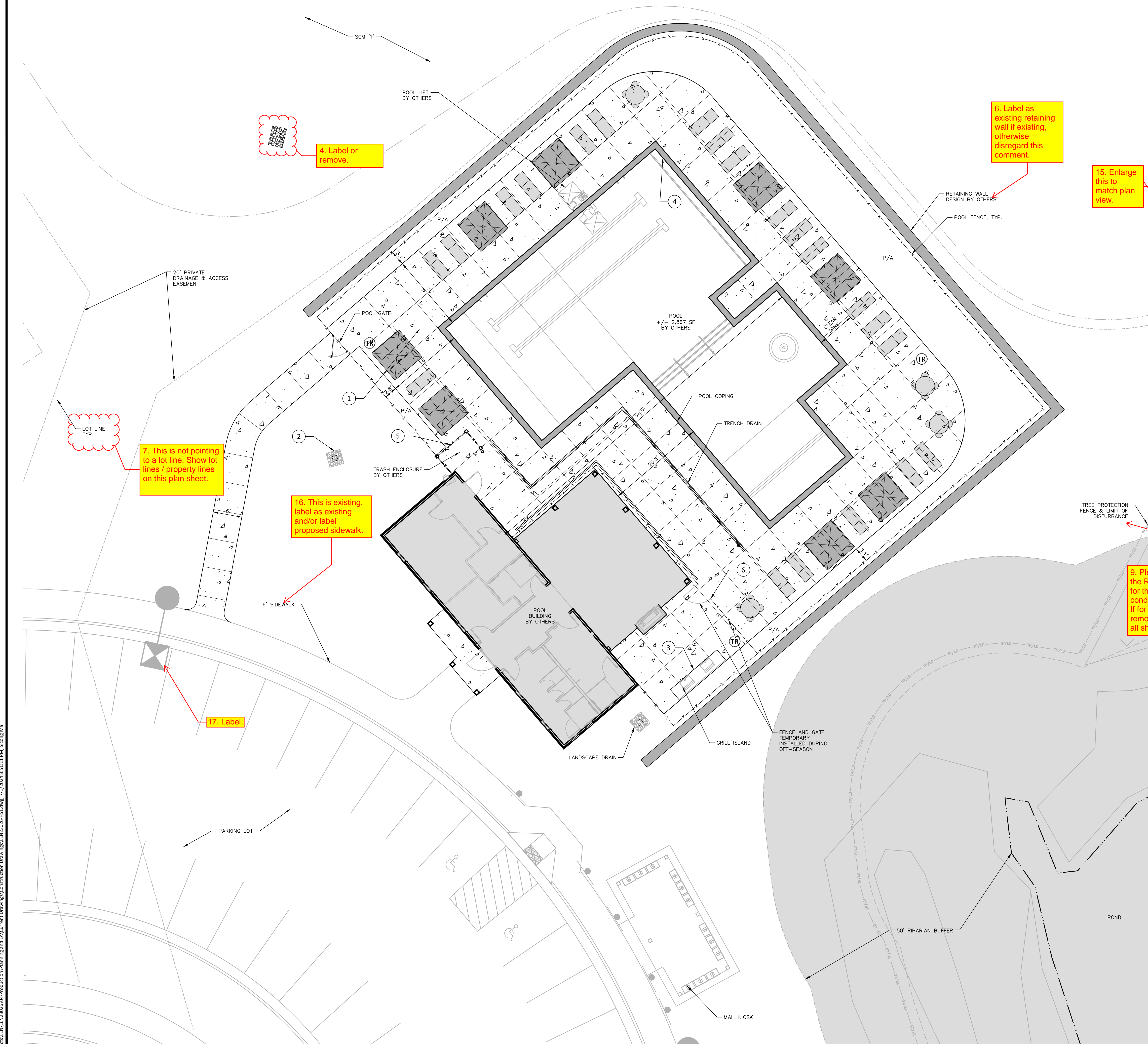
SYMBOL	FURNISHING	QUANTITY (TOTAL)	PRODUCT	PRODUCT DESCRIPTION
[Symbol]	TRASH RECEPTACLE	3	MAGLIN SERIES 200 (OR APPROVED EQUAL)	32 GALLON; BLACK POWDER COAT FINISH (SEE DETAIL 1814-13)
[Symbol]	OUTDOOR GRILL STATION	1	AMERICAN OUTDOOR GRILL (OR APPROVED EQUAL)	SEE DETAIL 15/ (4-12)
[Symbol]	POOL UMBRELLA	8	PARASOL MONOCOLE BY SHADESCAPE AMERICANS (OR APPROVED EQUAL)	SEE DETAIL 15/ (4-13)

**FLEXIBLE FURNISHINGS SCHEDULE**

SYMBOL	DESCRIPTION	QUANTITY	BY OWNER	FOR OUTDOOR USE ONLY
[Symbol]	ROUND TABLE WITH CHAIRS	4	BY OWNER	FOR OUTDOOR USE ONLY
[Symbol]	CHASE LOUNGE	17	BY OWNER	FOR OUTDOOR USE ONLY

**DETAIL KEY SCHEDULE**

01	CONCRETE PAVING	CS.00
02	LANDSCAPE DRAIN	CS.00
03	GRILL ISLAND	CS.01
04	POOL COPING	CS.01
05	TRASH CORRAL	CS.01
06	POOL FENCE AND GATE	CS.01



4. Label or remove.

6. Label as existing retaining wall if existing, otherwise disregard this comment.

15. Enlarge this to match plan view.

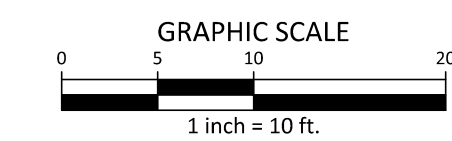
7. This is not pointing to a lot line. Show lot lines / property lines on this plan sheet.

16. This is existing, label as existing and/or label proposed sidewalk.

17. Label.

9. Please confirm if this tree protection fencing is for the Rolesville Crossing project or the amenity center. If for the amenity center, remove from the existing conditions sheet and show on an erosion control sheet. If for the Rolesville Crossing project, please either remove or label as existing. This comment applies to all sheets.

M:\Projects\LENNAR\23026\04-Production\Planning and LA\Current Drawings\Construction Drawings\LEN23026-HS1.dwg, 7/1/2024 3:51:11 PM, Siskong, Ma



SDP-24-XXXX

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

**REVISIONS**

NO. DATE

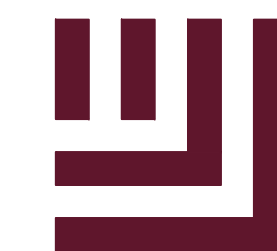
**PLAN INFORMATION**

PROJECT NO. LEN23026  
FILENAME LEN23026-HS1  
CHECKED BY SRD  
DRAWN BY SMA  
SCALE 1" = 10'  
DATE 07.01.2024

**SHEET**

**AMENITY HARDSCAPE PLAN**

**C2.00**



**McADAMS**

The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919. 361. 5000  
fax 919. 361. 2269  
license number: C-0293, C-187

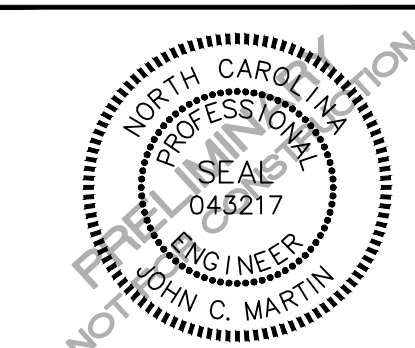
www.mcadamsco.com

**CLIENT**

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



**ROLESVILLE CROSSING  
AMENITY CENTER  
CONSTRUCTION DRAWINGS**  
1801 ROLESVILLE RD  
ROLESVILLE, NC 27587



**REVISIONS**

NO.	DATE

**PLAN INFORMATION**

PROJECT NO.	LEN23026
FILENAME	LEN23026-G1
CHECKED BY	JCM
DRAWN BY	LWC
SCALE	1" = 10'
DATE	07.01.2024

**SHEET  
AMENITY GRADING PLAN**

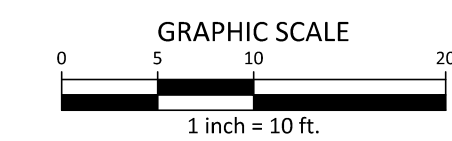
**C3.00**

**GRADING LEGEND**

	FLARED END SECTION
	ENDWALL SECTION
	CATCH BASIN
	DROP INLET
	STORM SERVICE INLET
	STORM SERVICE ROOF-DRAIN
	JUNCTION BOX
	DRAINAGE FLOW ARROW
	LINE BREAK SYMBOL
	TOP & BOTTOM CURB ELEVATIONS
	SPOT ELEVATION
	STORM DRAINAGE
	STORM SERVICE LINE
	ROOF DRAIN, 8" ADS NON-PERFORATED TUBING OR EQUAL 1.0% MIN. SLOPE 3' MIN. COVER PVC SCHEDULE 40 IN TRAFFIC AREAS
	TREE PROTECTION FENCE
	LIMITS OF DISTURBANCE
	WOODED AREA
	250 MAJOR CONTOUR
	252 MINOR CONTOUR
	250 EXISTING MAJOR CONTOUR
	252 EXISTING MINOR CONTOUR
	EASEMENT LINE
	ACCESSIBLE PARKING AREA (2% MAX. SLOPE IN ALL DIRECTIONS)

25. Update legend with applicable items. Accessible parking area is not proposed in this plan.

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT TOWN OF ROLESVILLE ENGINEERING AND CONSTRUCTION STANDARDS.



PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION SDP-24-XXXX

22. Grading is occurring outside of the silt fence. Adjust lines accordingly. It appears, based on this sheet, the retaining wall is being constructed as part of the amenity center. If this is the case, there is not a lot of room for installation and grading on the backside. Think through constructability and adjust SF and LOD accordingly.

8. Label existing contours

23. Label this line

24. Fix leader

26. Please provide inverts (start/end) for this to confirm depth.

27. Confirm all pipes and structures have minimum cover. AD-6 = <1' cover

28. Adjust 387 proposed contour so it makes sense with AD-4 and AD-5 Rim elevations or move area drains to low points.

19. Fix overlap.

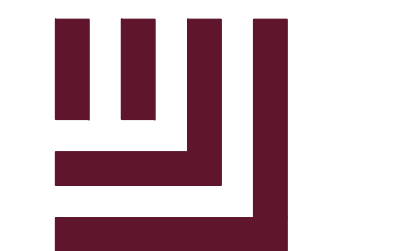
20. Check rim elevation. Should be between 384 and 385.

19. Adjust label to avoid overlap.

21. Move silt fence outlet to low point. This applies to all silt fence outlets.

8. Label the existing contours so we can confirm proposed contours are tying in correctly.

M:\Projects\LENNAR\23026\04-Production\Drawings\Construction Drawings\LEN23026-G1.dwg, 7/1/2024, 3:53:21 PM, Scott Ma



**McADAMS**

The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919. 361. 5000  
fax 919. 361. 2269  
license number: C-0293, C-187

www.mcadamsco.com

**CLIENT**

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



**ROLESVILLE CROSSING**  
AMENITY CENTER  
CONSTRUCTION DRAWINGS  
1801 ROLESVILLE RD  
ROLESVILLE, NC 27587



**REVISIONS**

NO. DATE

**PLAN INFORMATION**

PROJECT NO. LEN23026  
FILENAME LEN23026-U1  
CHECKED BY JCM  
DRAWN BY LWC  
SCALE 1" = 10'  
DATE 07.01.2024

**SHEET**

**AMENITY UTILITY PLAN -  
SHEET 1 OF 2**

**C4.00**

**UTILITY LEGEND**

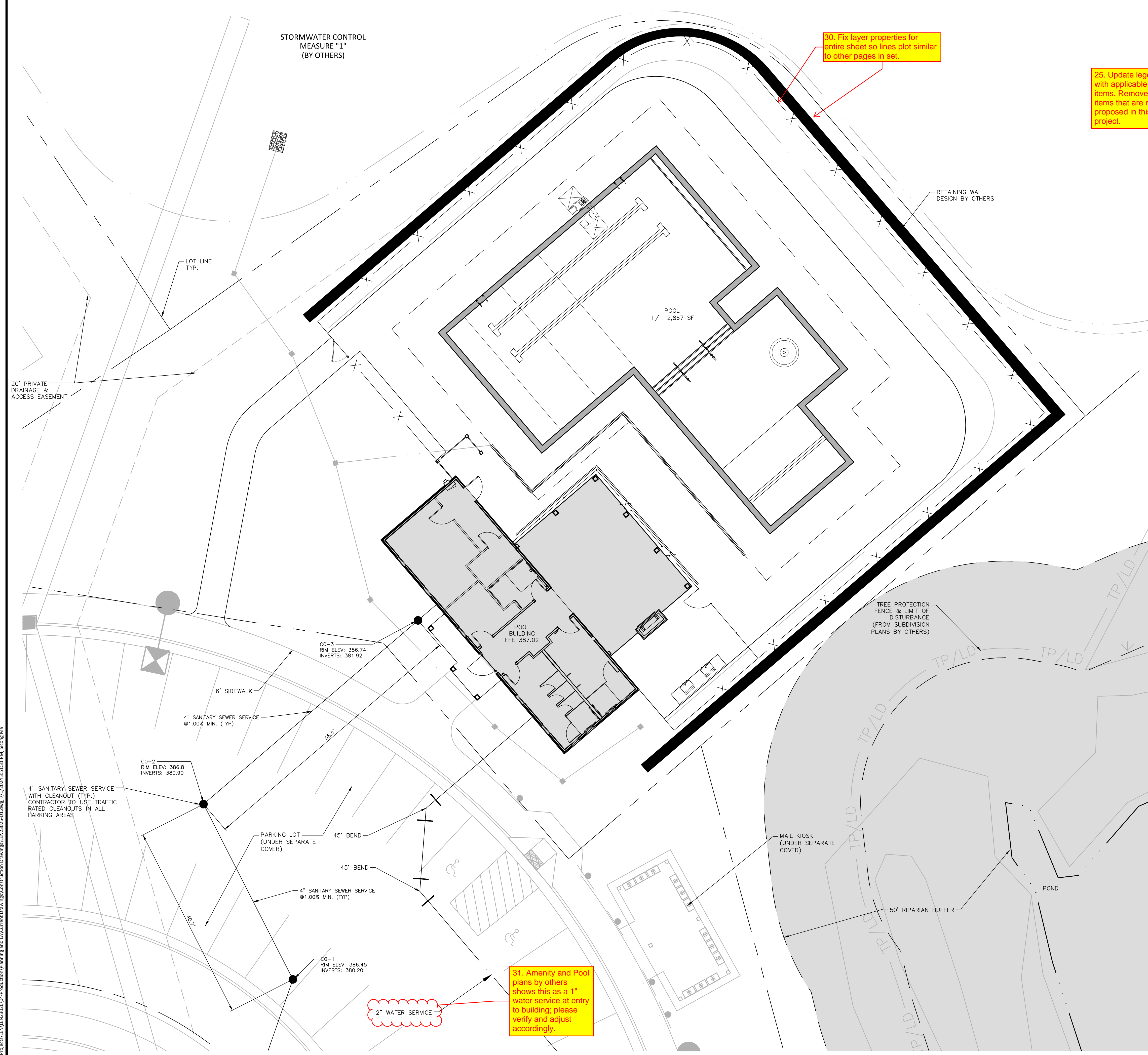
	FIRE HYDRANT ASSEMBLY
	FIRE DEPARTMENT CONNECTION (FDC)
	WATER METER
	WATER VALVE
	BACKFLOW PREVENTER
	REDUCER
	PLUG
	BLOW-OFF ASSEMBLY
	SANITARY SEWER MANHOLE
	SEWER CLEAN-OUT
	SEWER FLOW DIRECTION ARROW
	POWER POLE
	WATERLINE
	WATER SERVICE LINE
	UTILITY SLEEVE
	SANITARY SEWER
	SEWER SERVICE LINE
	SEWER FORCE MAIN
	GAS LINE
	OVERHEAD UTILITY
	UNDERGROUND ELECTRIC
	TELEPHONE
	EASEMENT LINE

25. Update legend with applicable items. Remove items that are not proposed in this project.

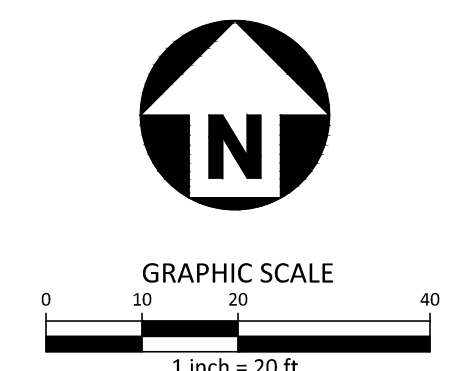
30. Fix layer properties for entire sheet so lines plot similar to other pages in set.

31. Amenity and Pool plans by others shows this as a 1" water service at entry to building; please verify and adjust accordingly.

M:\Projects\LEN\LEN23026\Production\Planning and LA\Current Drawings\Construction Drawings\LEN23026-U1.dwg, 7/1/2024 3:53:31 PM, Steven Ma



ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT TOWN OF ROLESVILLE ENGINEERING AND CONSTRUCTION STANDARDS.



PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION



**McADAMS**

The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919.361.5000  
fax 919.361.2269  
license number: C-0293, C-187

www.mcadamsco.com

**CLIENT**

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



**ROLESVILLE CROSSING  
AMENITY CENTER  
CONSTRUCTION DRAWINGS  
1801 ROLESVILLE RD  
ROLESVILLE, NC 27587**



**REVISIONS**

NO. DATE

**PLAN INFORMATION**

PROJECT NO. LEN23026  
FILENAME LEN23026-U1  
CHECKED BY SRD  
DRAWN BY SMA  
SCALE 1" = 10'  
DATE 07.01.2024

**SHEET**

**AMENITY UTILITY PLAN -  
SHEET 2 OF 2**

**C4.01**

**UTILITY LEGEND**

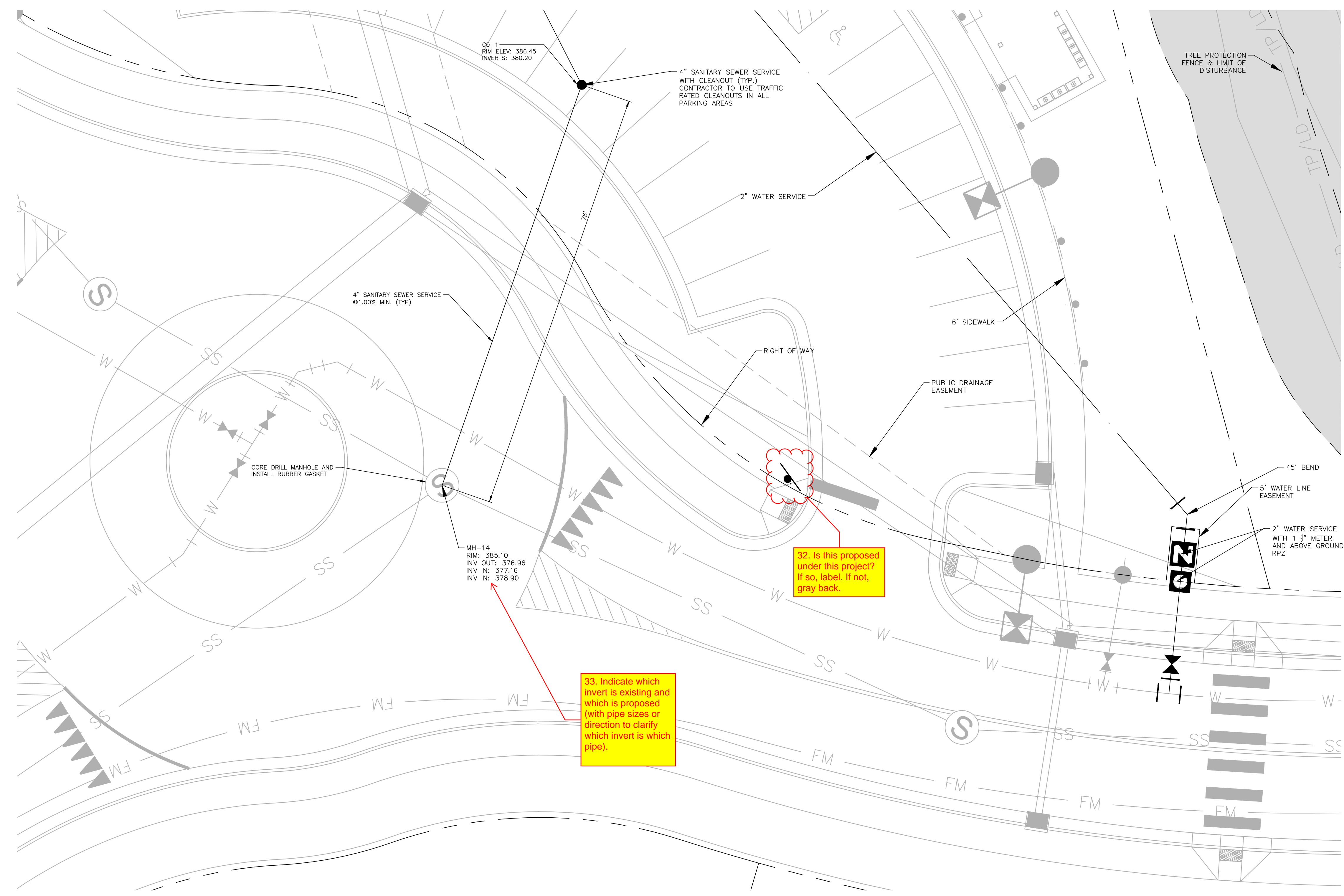
- FIRE HYDRANT ASSEMBLY
- FIRE DEPARTMENT CONNECTION (FDC)
- WATER METER
- WATER VALVE
- BACKFLOW PREVENTER
- REDUCER
- PLUG
- BLOW-OFF ASSEMBLY
- SANITARY SEWER MANHOLE
- SEWER CLEAN-OUT
- SEWER FLOW DIRECTION ARROW
- POWER POLE
- WATERLINE
- WATER SERVICE LINE
- UTILITY SLEEVE
- SANITARY SEWER
- SEWER SERVICE LINE
- SEWER FORCE MAIN
- GAS LINE
- OVERHEAD UTILITY
- UNDERGROUND ELECTRIC
- TELEPHONE
- EASEMENT LINE

30. Fix layer properties for entire sheet so lines plot similar to other pages in set.

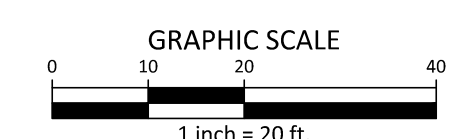
25. Update legend with applicable items. Remove items that are not proposed in this project.

32. Is this proposed under this project? If so, label. If not, gray back.

33. Indicate which invert is existing and which is proposed (with pipe sizes or direction to clarify which invert is which pipe).



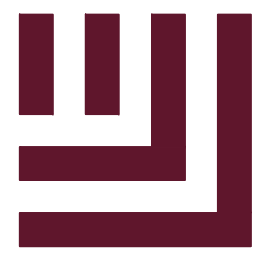
ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT TOWN OF ROLESVILLE ENGINEERING AND CONSTRUCTION STANDARDS.



SDP-24-XXXX

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

M:\Projects\LEN\LEN23026\Production\Planning and LA\Current Drawings\Construction Drawings\LEN23026-U1.dwg, 7/1/2024, 3:53:38 PM, Scott, Ma



McADAMS

The John R. McAdams Company, Inc.
621 Hillsborough Street
Suite 500
Raleigh, NC 27603
phone 919. 361. 5000
fax 919. 361. 2269
license number: C-0293, C-187

www.mcadamsco.com

CLIENT

LENNAR
1100 PERIMETER PARK DRIVE, SUITE 112
MORRISVILLE, NC 27560



ROLESVILLE CROSSING
AMENITY CENTER
CONSTRUCTION DRAWINGS
1801 ROLESVILLE RD
ROLESVILLE, NC 27587



REVISIONS

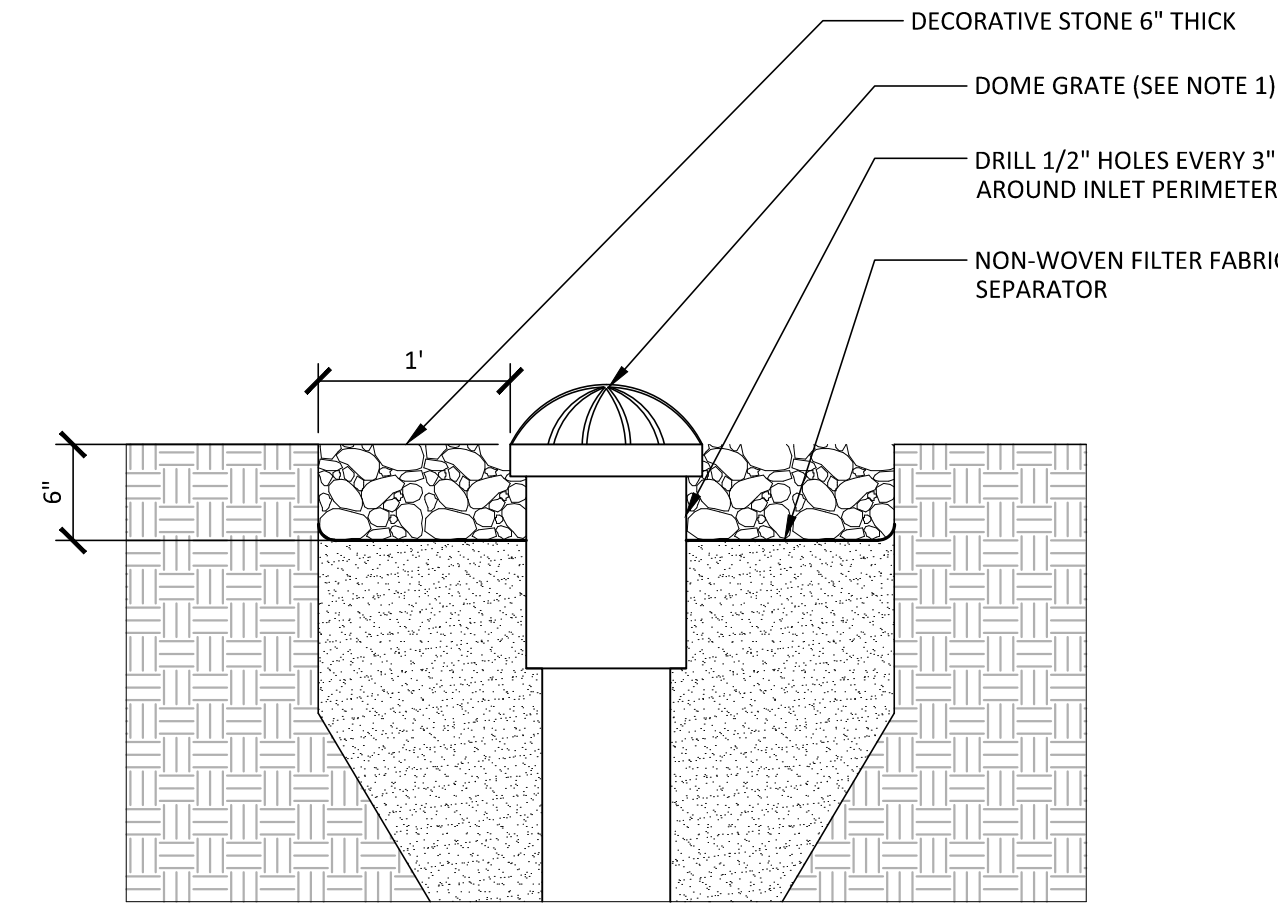
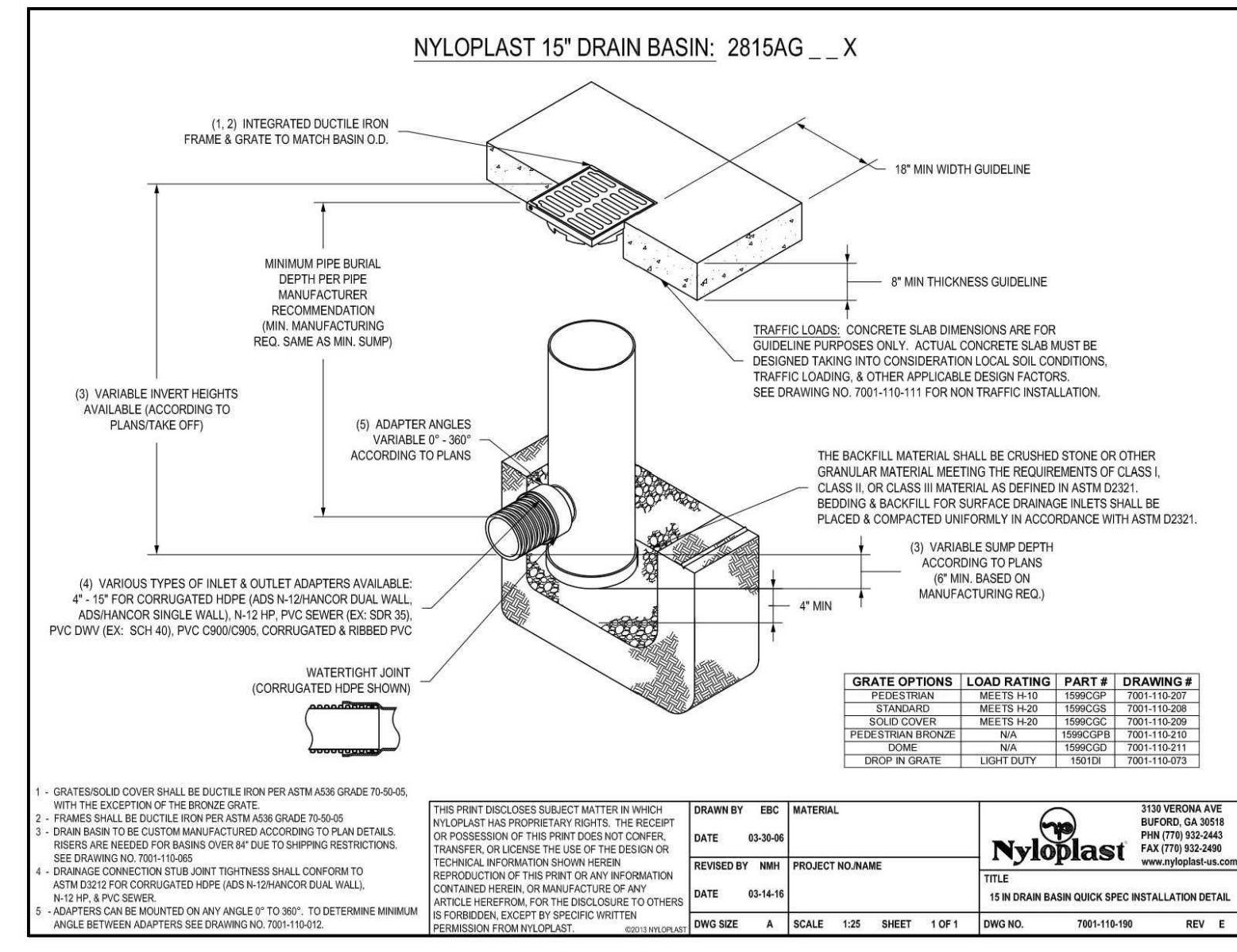
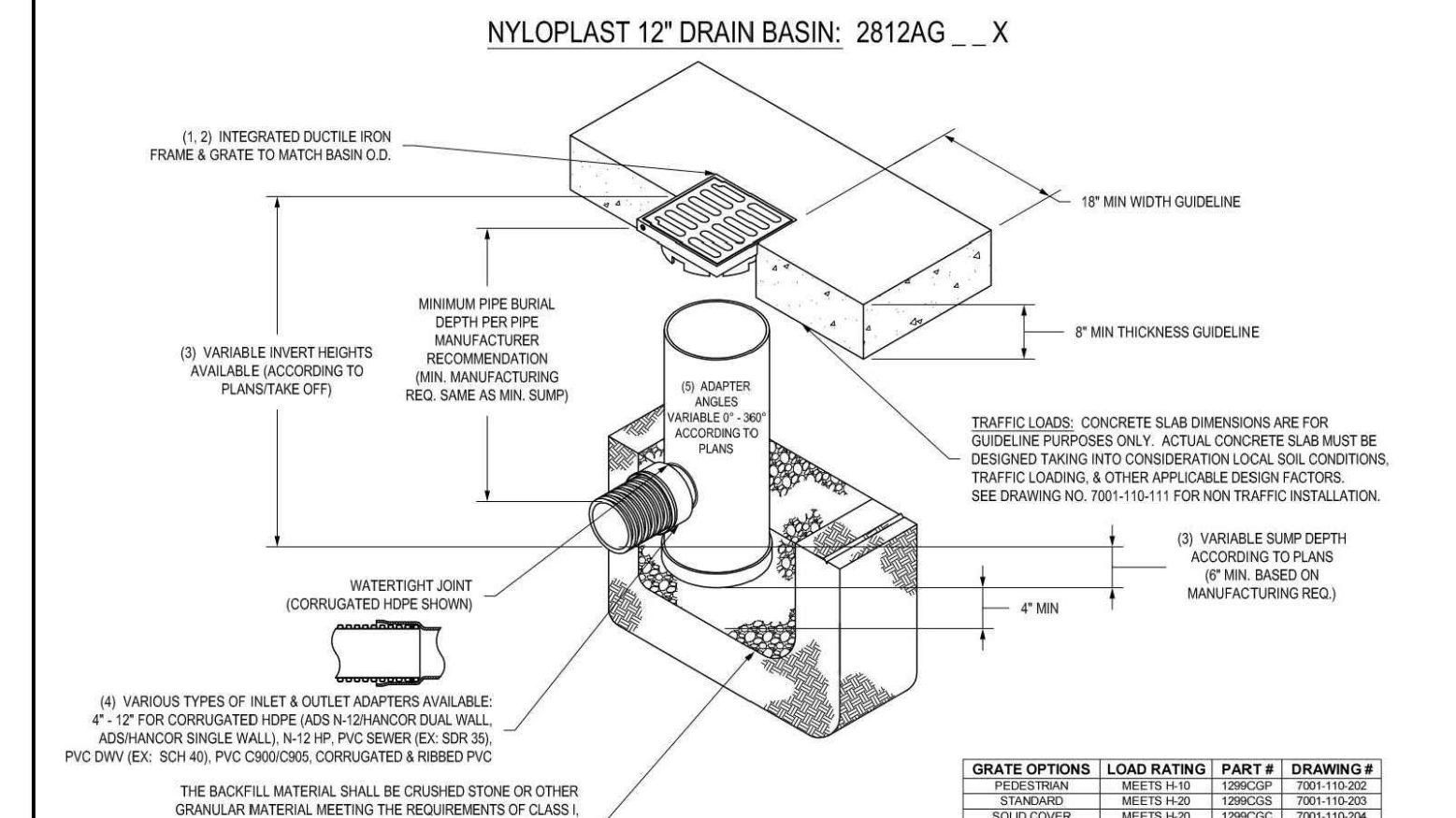
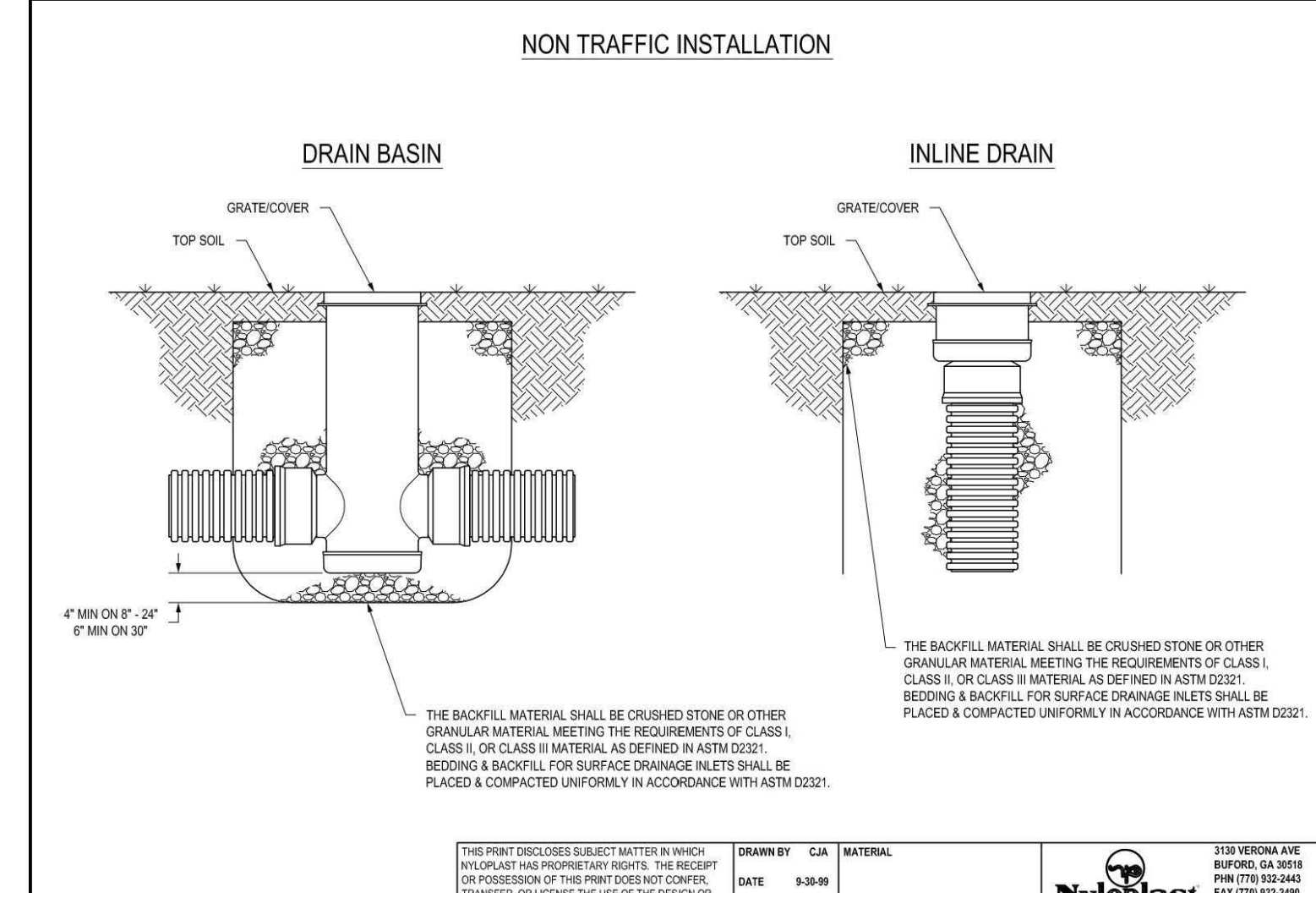
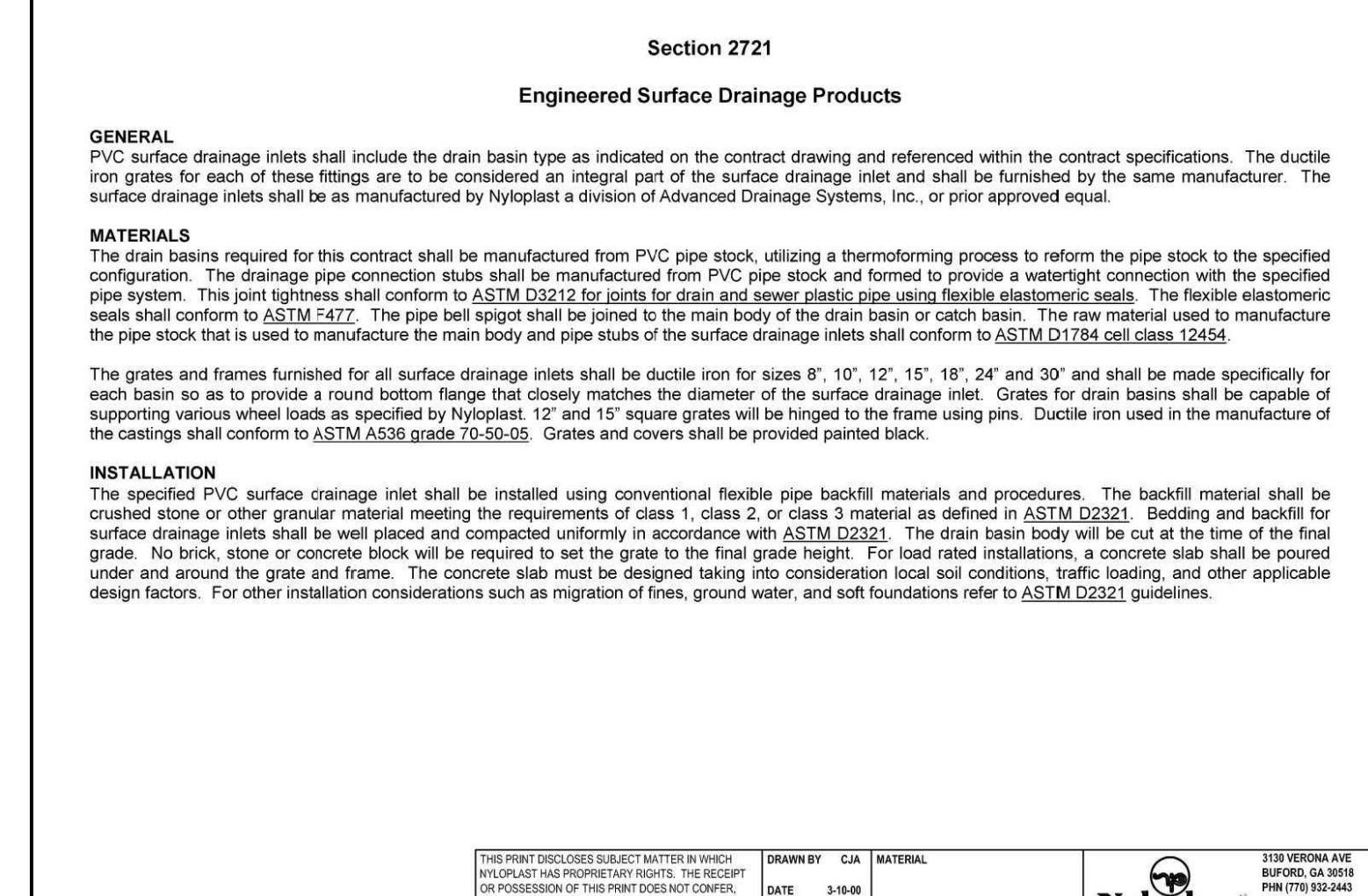
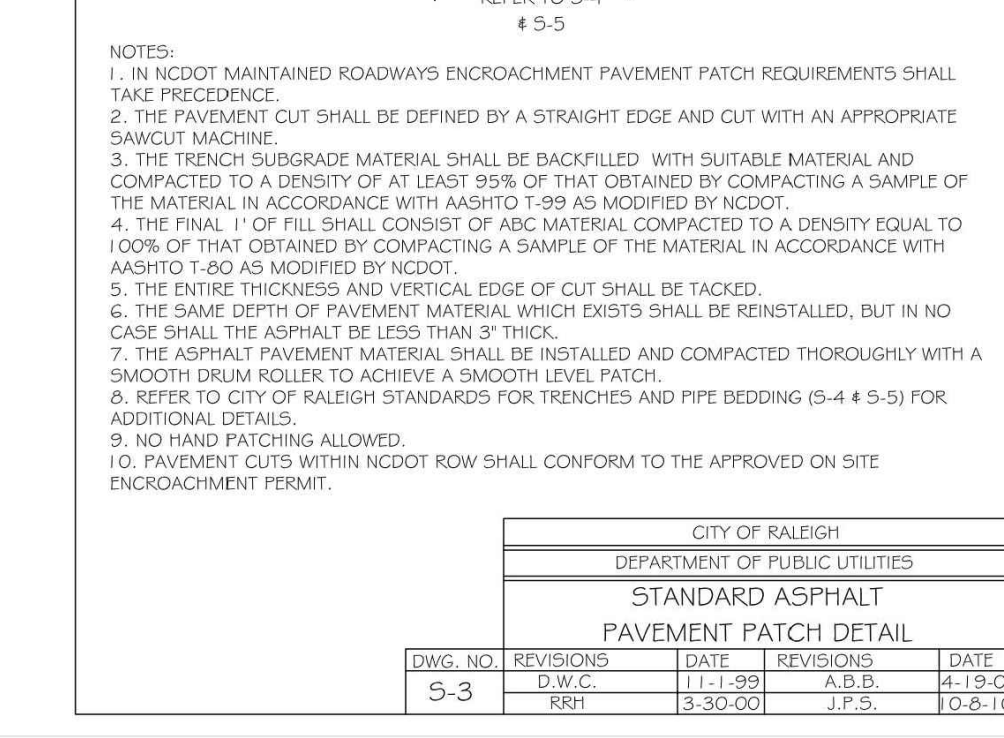
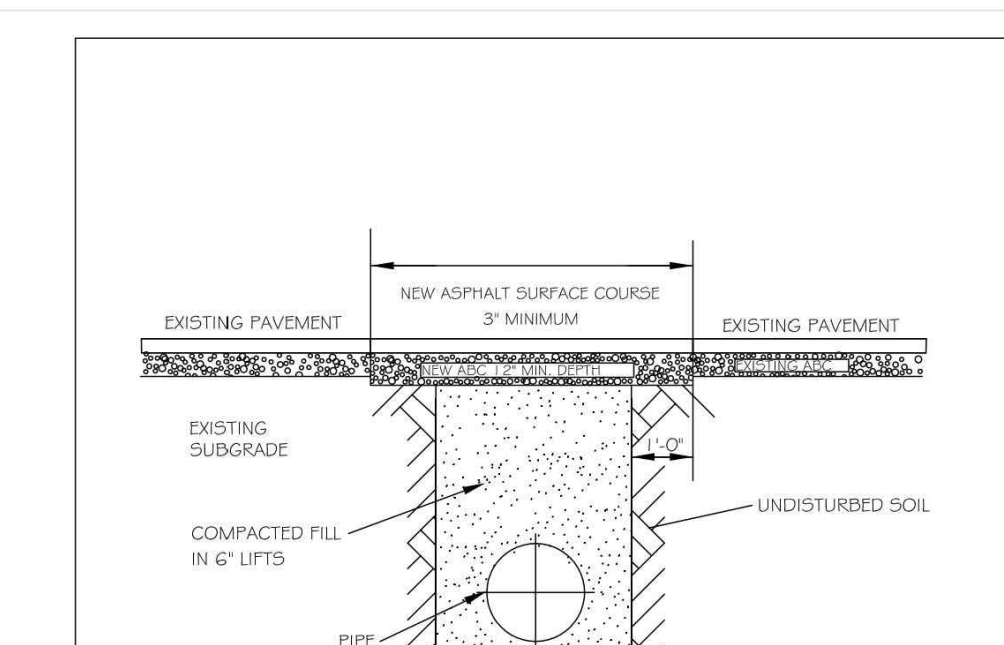
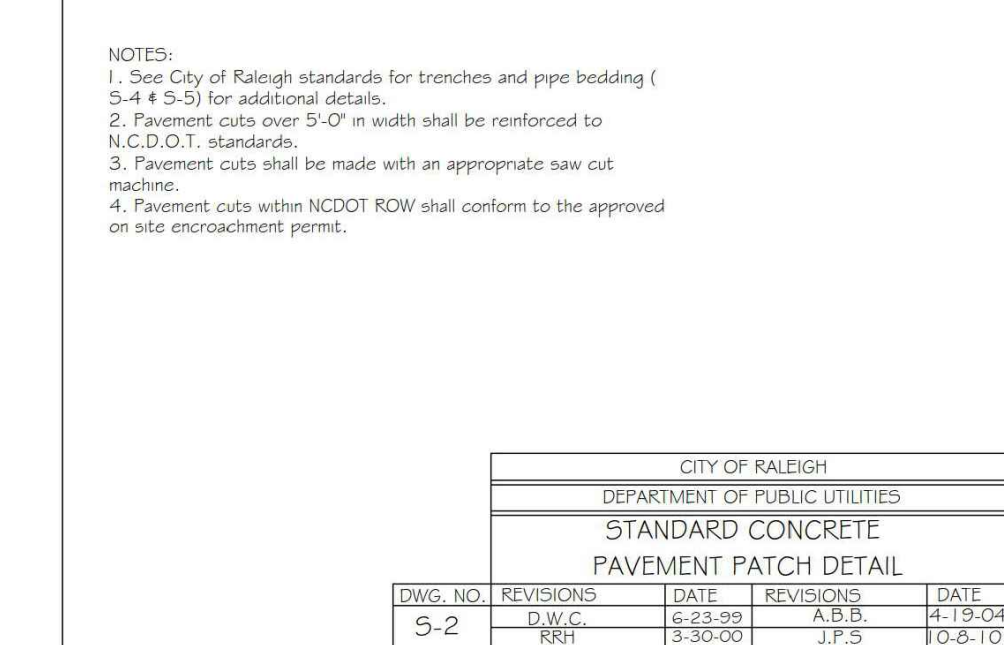
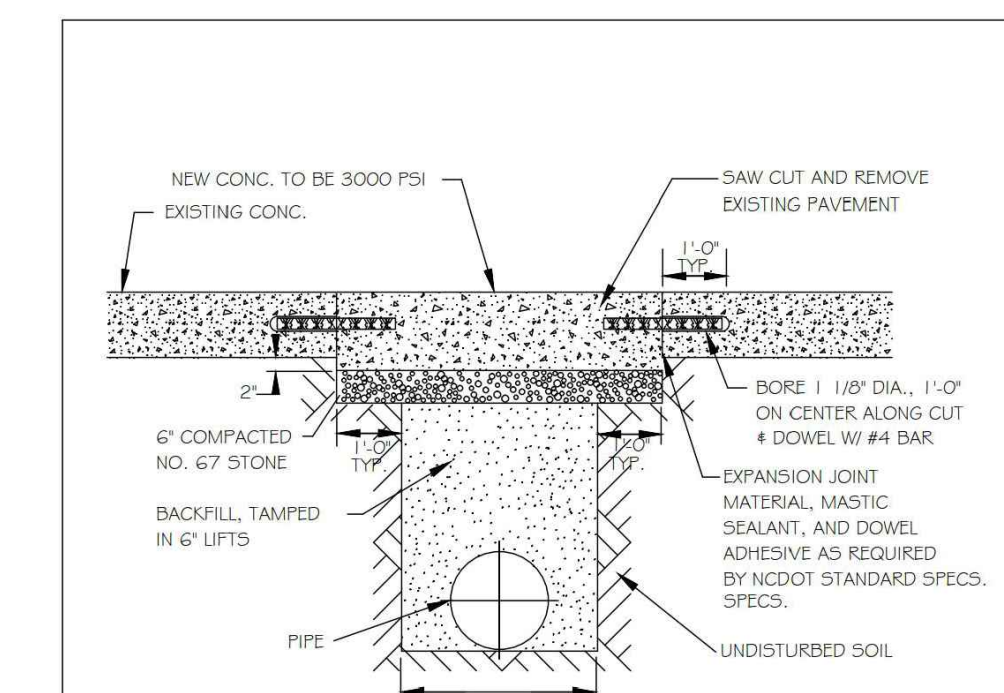
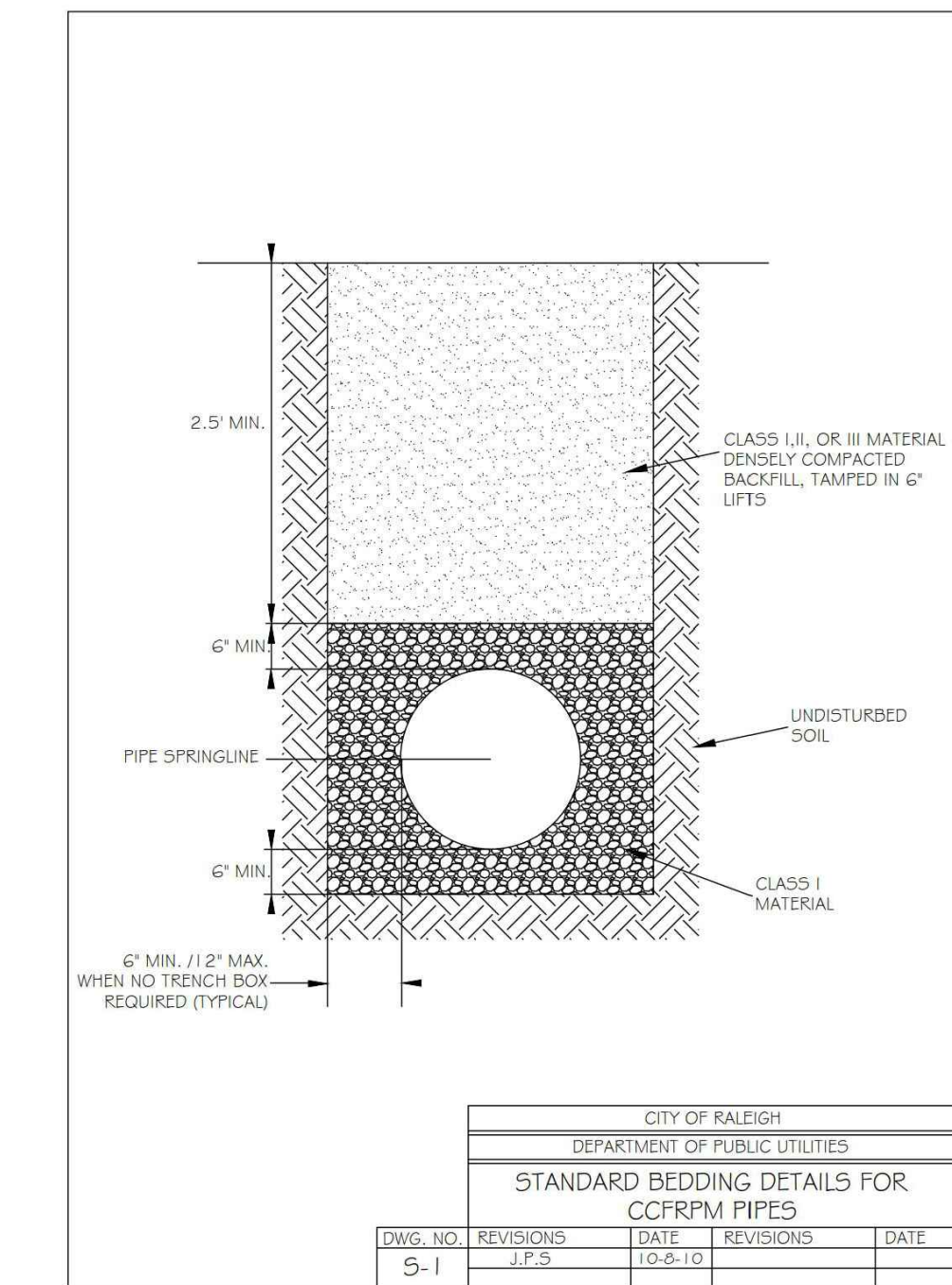
NO. DATE

PLAN INFORMATION

PROJECT NO. LEN23026
FILENAME LEN23026-D1
CHECKED BY SRD
DRAWN BY SMA
SCALE AS SHOWN
DATE 07.01.2024

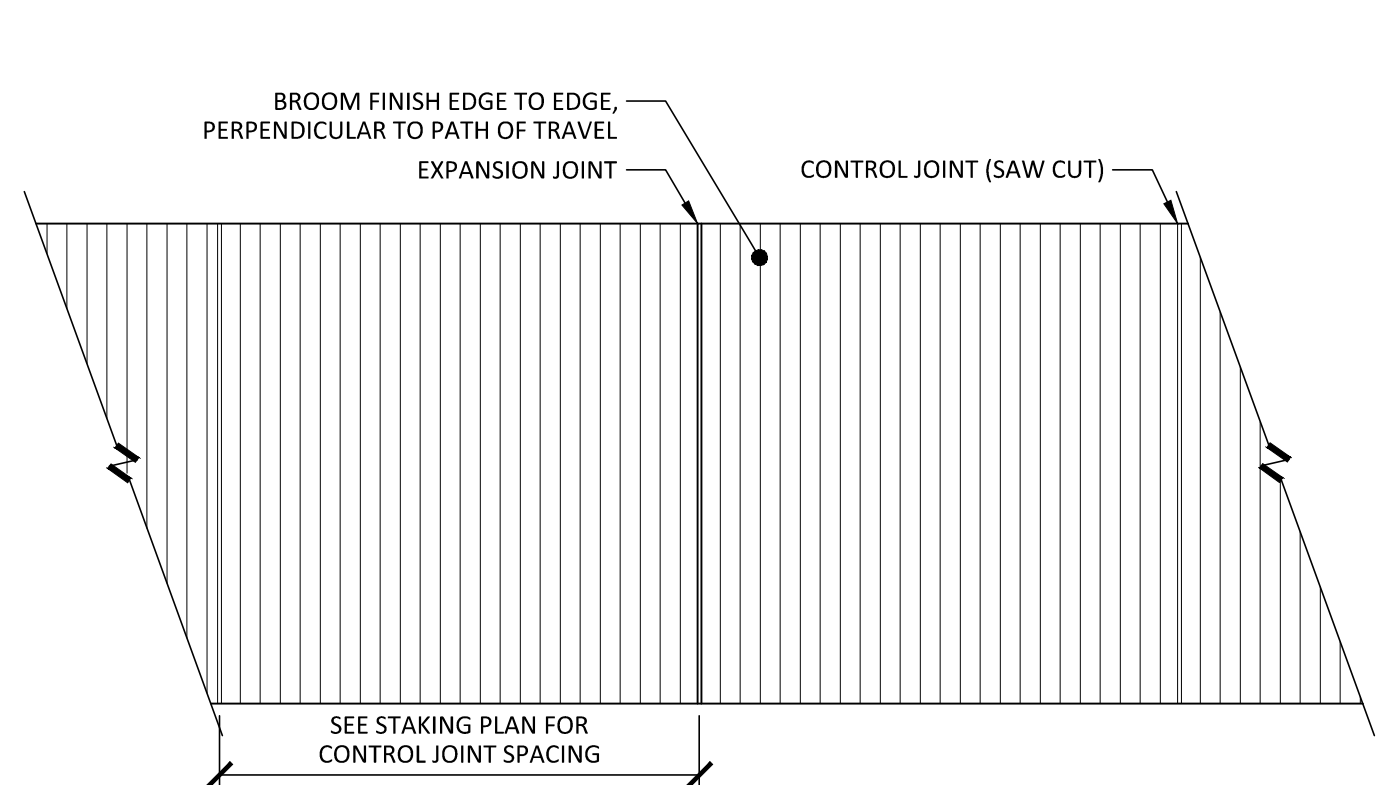
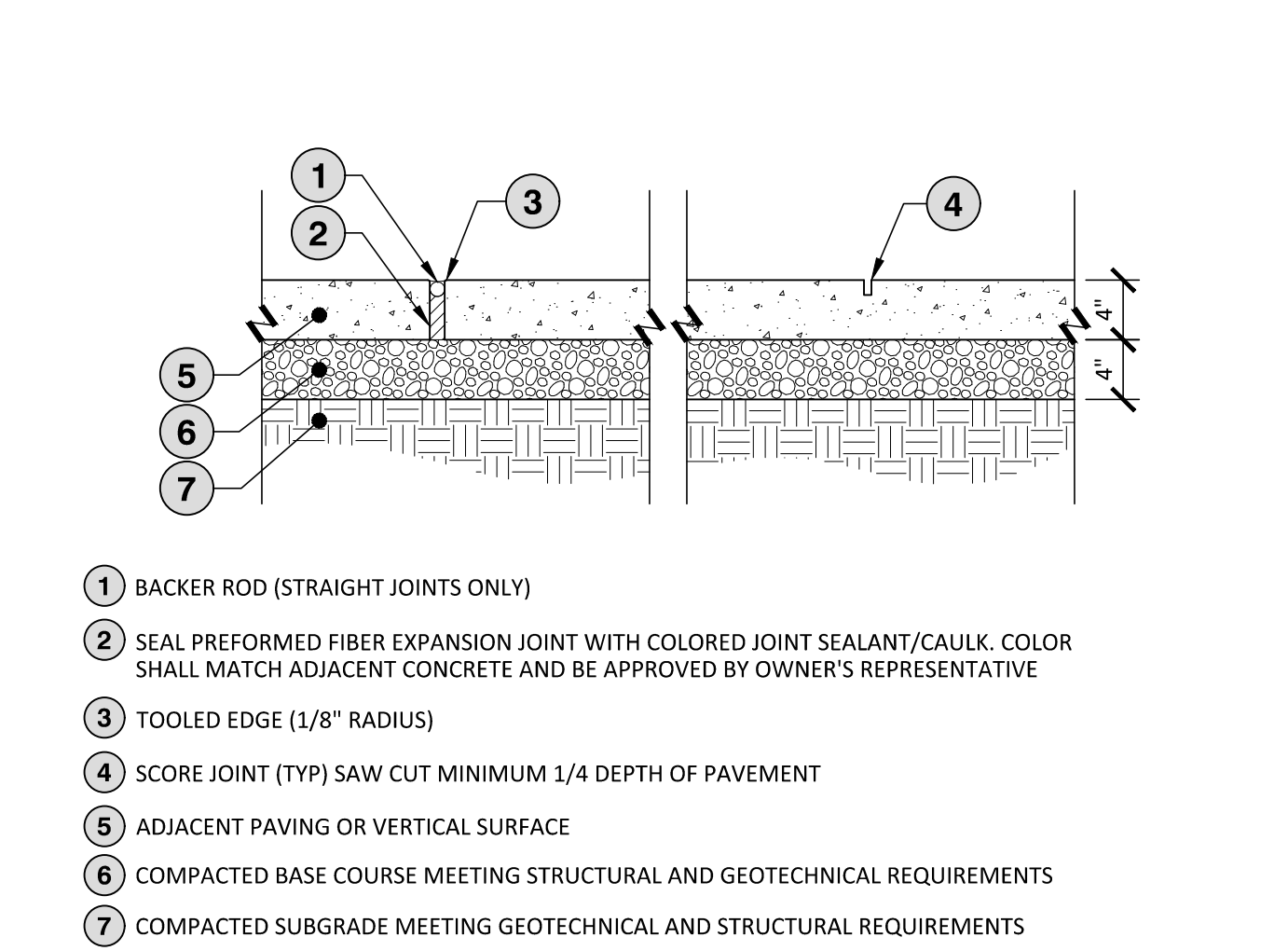
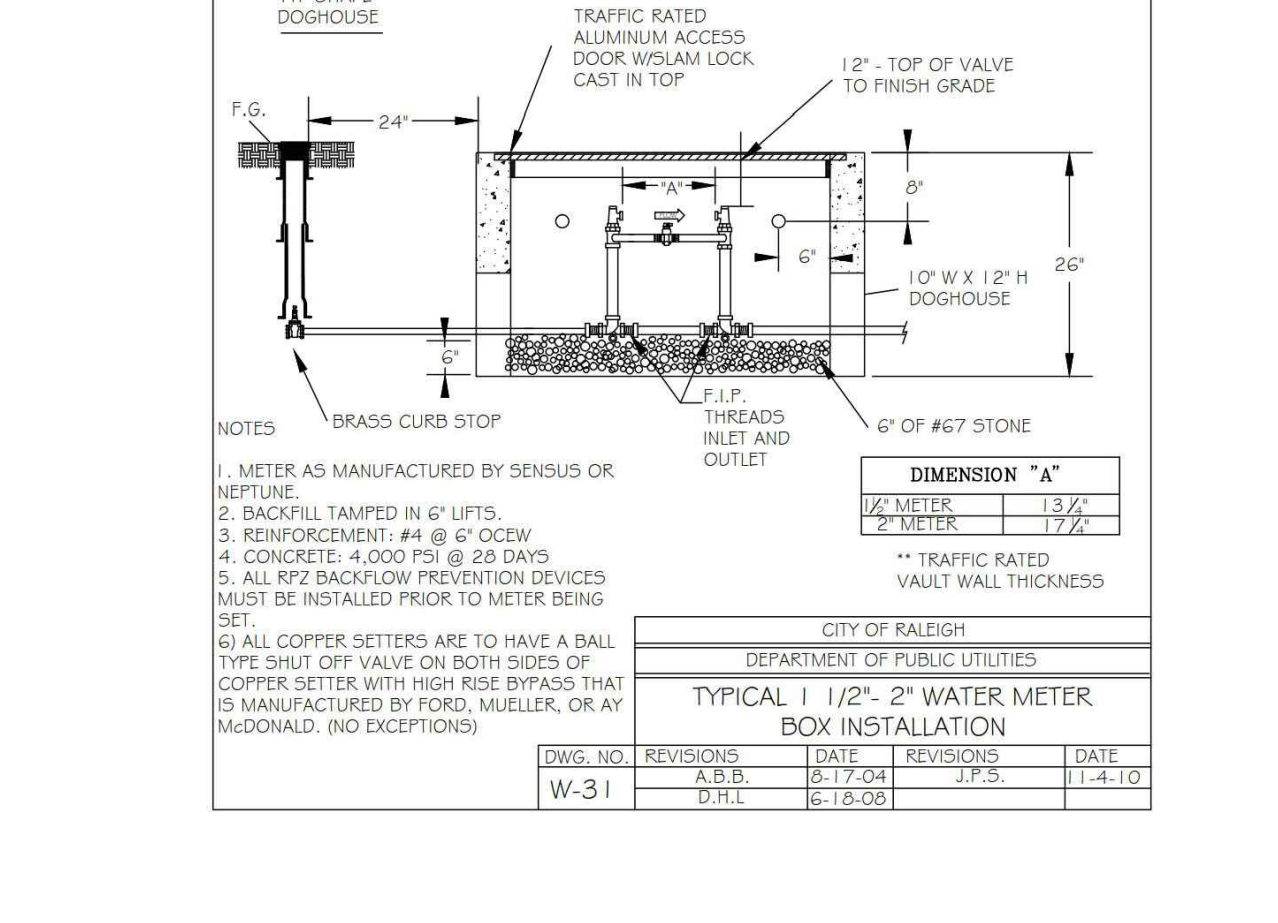
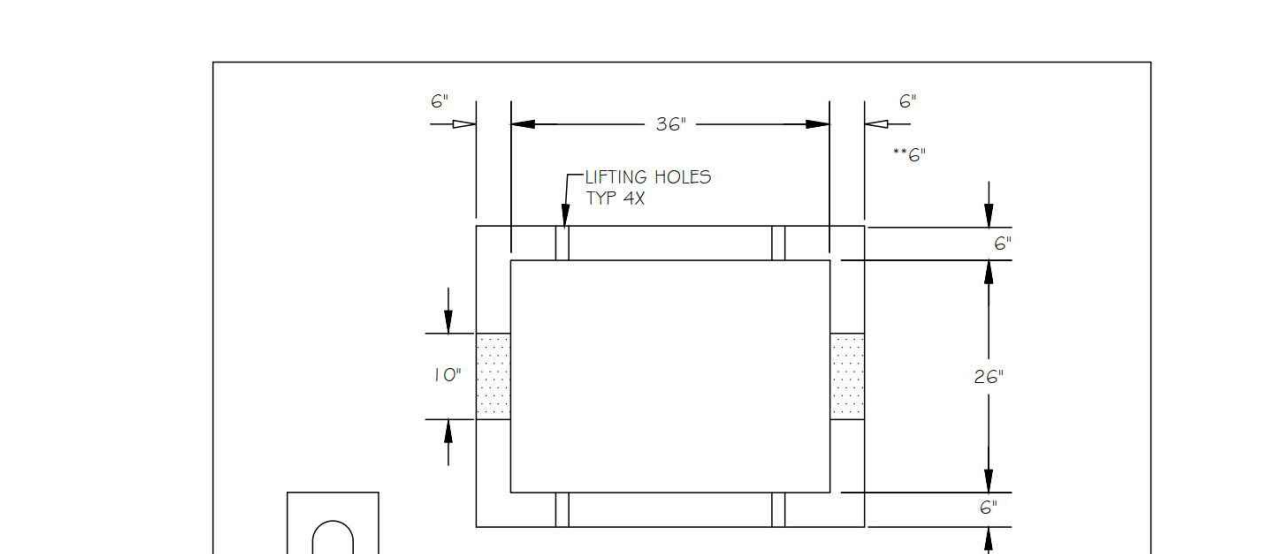
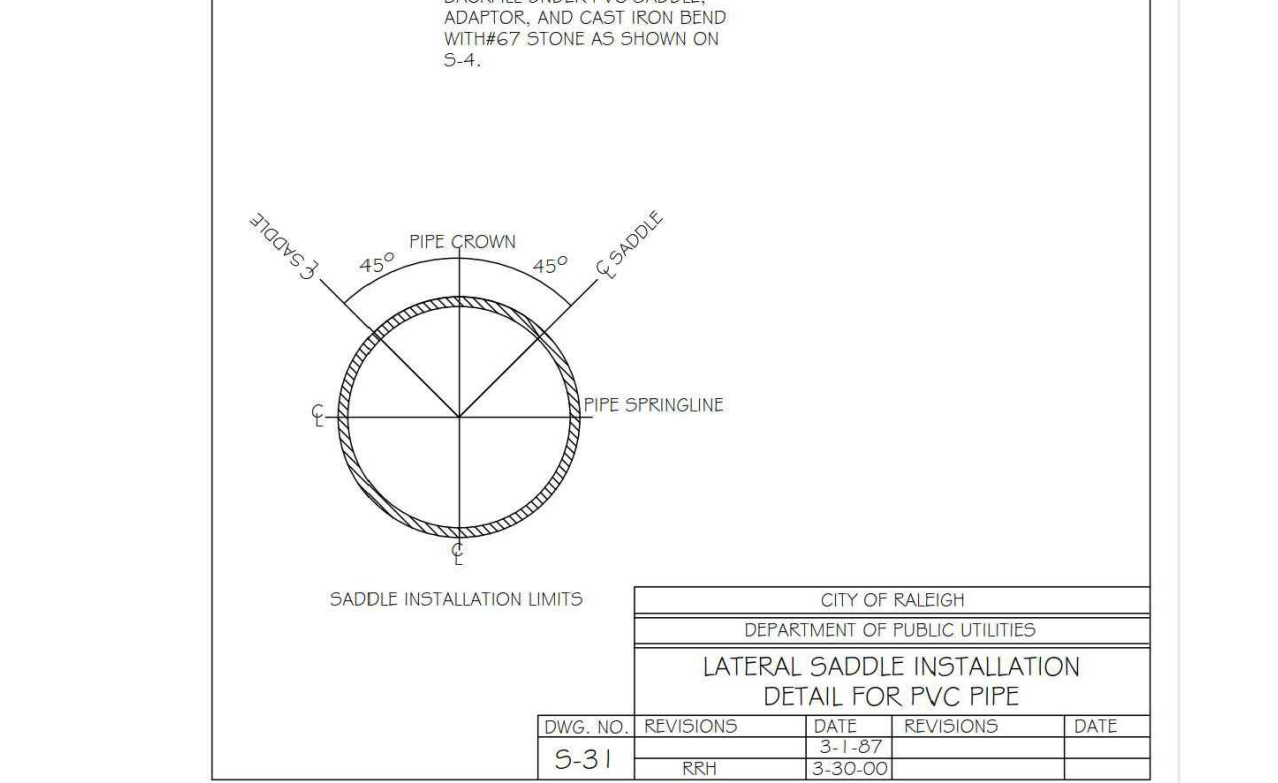
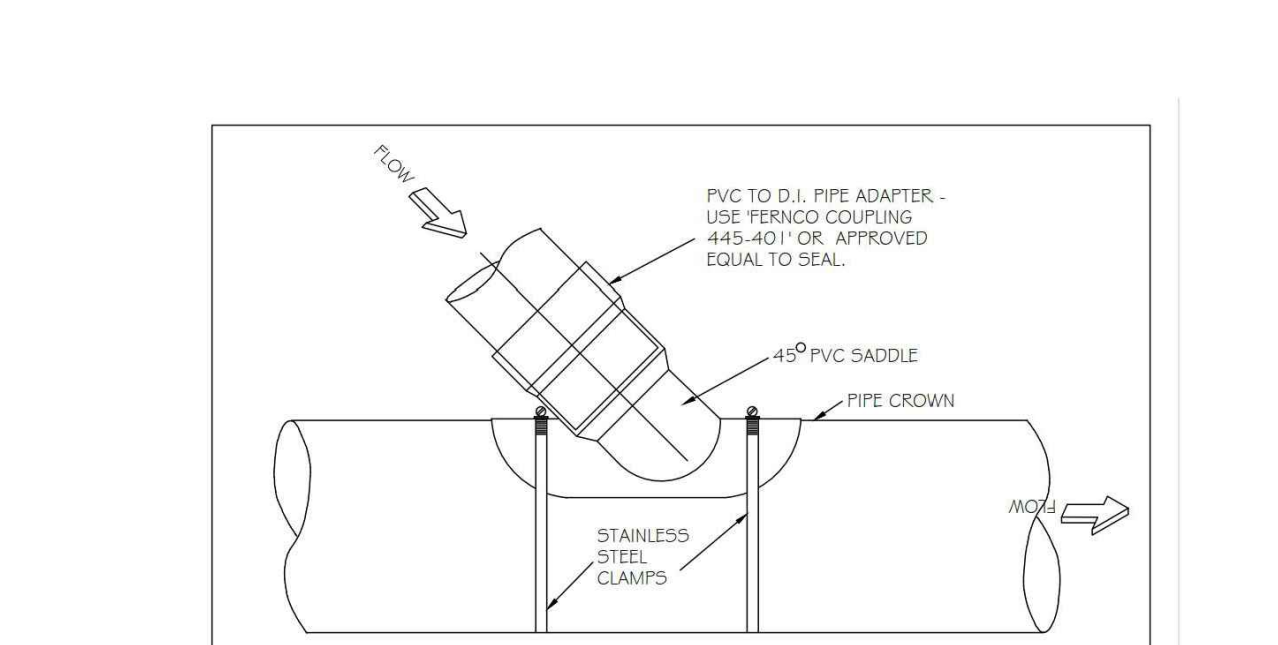
SHEET
SITE AND UTILITY DETAILS

C8.00



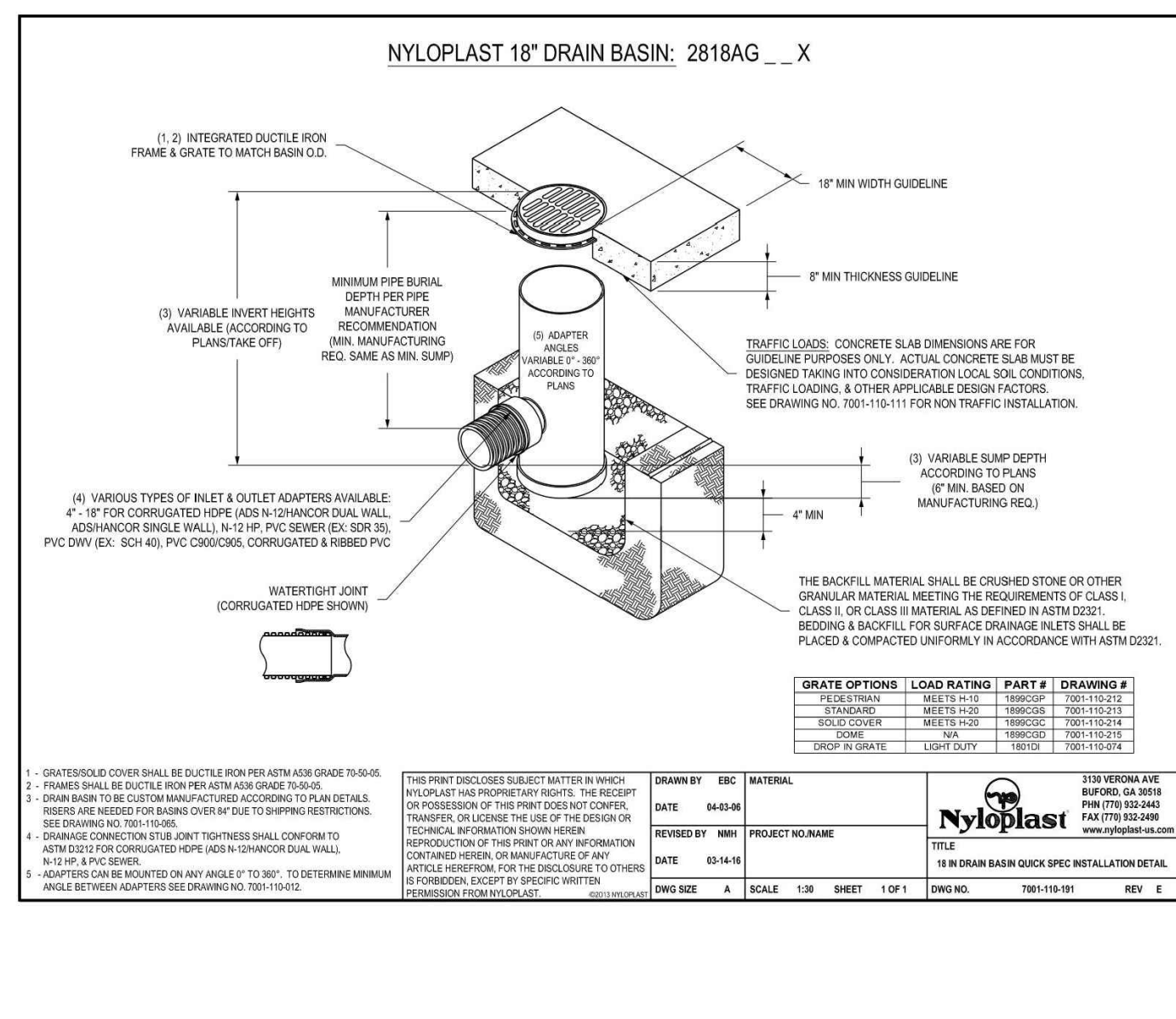
NOTES:
1. SEE MATERIAL & PLANTING SCHEDULE FOR GRATE INFO
2. FOLLOW MANUFACTURERS GUIDELINES FOR MATERIAL REQUIREMENTS AND INSTALLATION METHODS.
3. SEE GRADING PLAN FOR ALL GRATE AND PIPE SIZES

02 LANDSCAPE DRAIN INLET WITH DOME GRATE
SCALE: 1\"/>



- NOTES:
1. EXPANSION JOINTS SHALL BE INSTALLED WHERE CONCRETE PAVEMENT ABUTS ALL VERTICAL SURFACES INCLUDING BUT NOT LIMITED TO ALL BUILDINGS, STRUCTURES, STAIRS, CURBS, COLUMNS, WALLS, LIGHT POLES, ETC.
2. WHERE WALK ABUTS RIGID STRUCTURE, JOINT SHALL BE WATERTIGHT.
3. PROVIDE EXPANSION JOINTS @ 30' O.C. MAX UNLESS OTHERWISE SHOWN/REQUIRED. (SEE MATERIALS & STAKING PLAN)
4. CONTROL JOINT SPACING SHALL BE EQUAL TO SIDEWALK WIDTH BUT IN NO INSTANCE EXCEED 6'. SEE MATERIALS & STAKING PLAN FOR ALL OTHER JOINT SPACING
5. SAW CUT TO A MIN. 1/4 DEPTH OF PAVEMENT. CONTRACTOR TO CLOSELY COORDINATE LOCATIONS AND DESIGNS PRIOR TO AND DURING CONSTRUCTION.
6. ALL CONCRETE SHALL BE 3,000 PSI UNLESS OTHERWISE REQUIRED BY PROJECT SPECIFICATIONS.
7. CONCRETE AND BASE DEPTH TO BE VERIFIED BY GEOTECHNICAL ENGINEER. DEPTHS MAY BE MODIFIED TO MEET ALL LOADING REQUIREMENTS.
8. REFER TO STRUCTURAL FOR CONCRETE REINFORCEMENT.
9. REFER TO DETAILED LAYOUT PLAN FOR SIDEWALK LOCATIONS, TYPES AND WIDTHS.
10. REFER TO DETAILED LAYOUT PLAN FOR SPECIFIC JOINT LOCATIONS AND SPACING.
11. USE THIS DETAIL FOR TYPICAL JOINT SPACING WHEN NO SPECIFIC JOINT SPACING IS INDICATED ON PLANS.
12. MAXIMUM SIDEWALK CROSS-SLOPE IS 2%.

01 TYPICAL CONCRETE SIDEWALK
SCALE: 1\"/>



M:\Projects\LENNAR\LEN23026\05 Production\Planning and CA\Current Drawings\Construction Drawings\LEN23026-D1.dwg, 7/1/2024, 3:51:46 PM, Scott M...





**McADAMS**

The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919. 361. 5000  
fax 919. 361. 2269  
license number: C-0293, C-187

www.mcadamsco.com

**CLIENT**

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



**ROLESVILLE CROSSING  
AMENITY CENTER  
CONSTRUCTION DRAWINGS**  
1801 ROLESVILLE RD  
ROLESVILLE, NC 27587



**REVISIONS**

NO.	DATE

**PLAN INFORMATION**

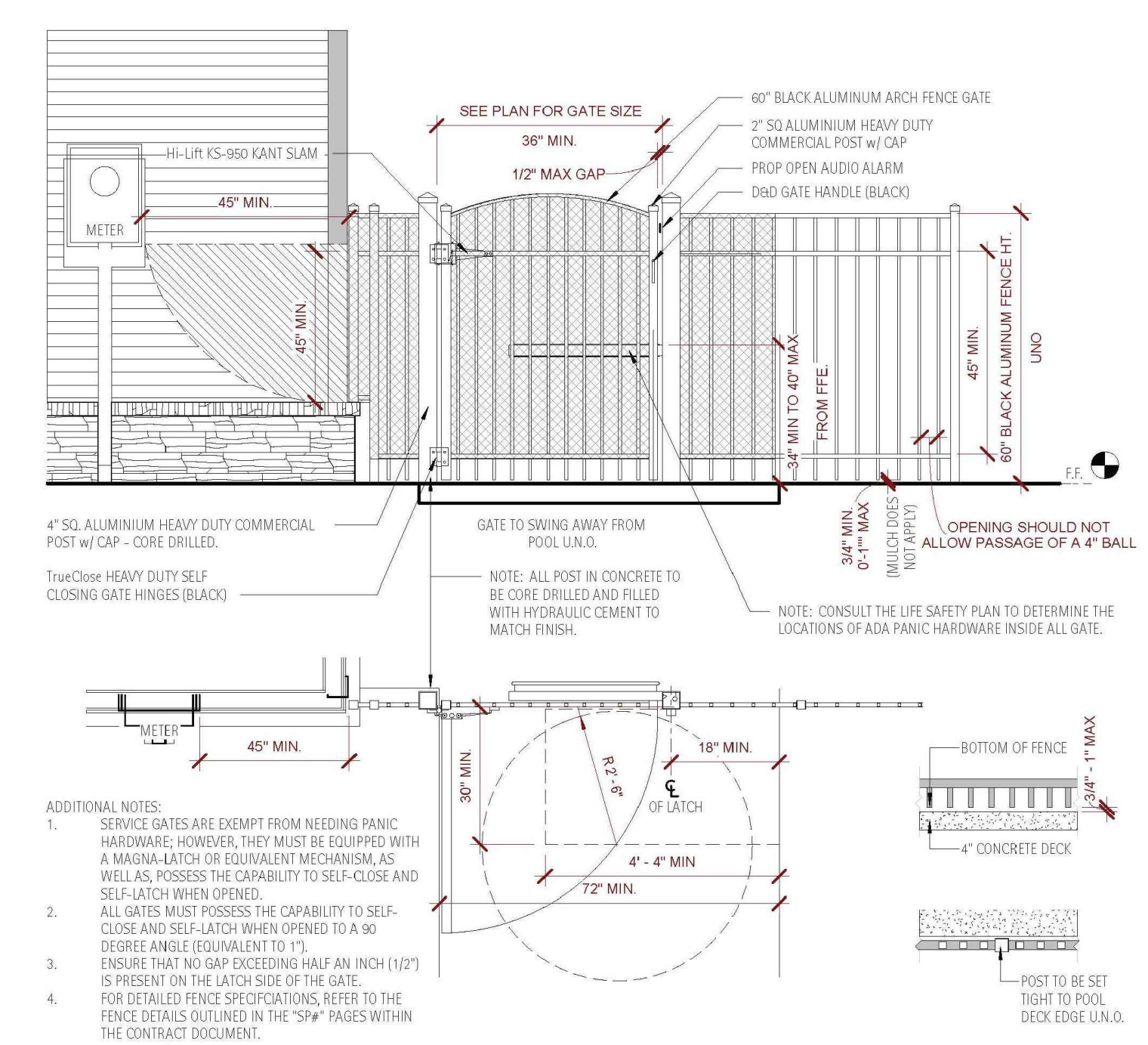
PROJECT NO. LEN23026  
FILENAME LEN23026-D1  
CHECKED BY SRD  
DRAWN BY SMA  
SCALE AS SHOWN  
DATE 07.01.2024  
SHEET

**SITE DETAILS**

**C8.01**

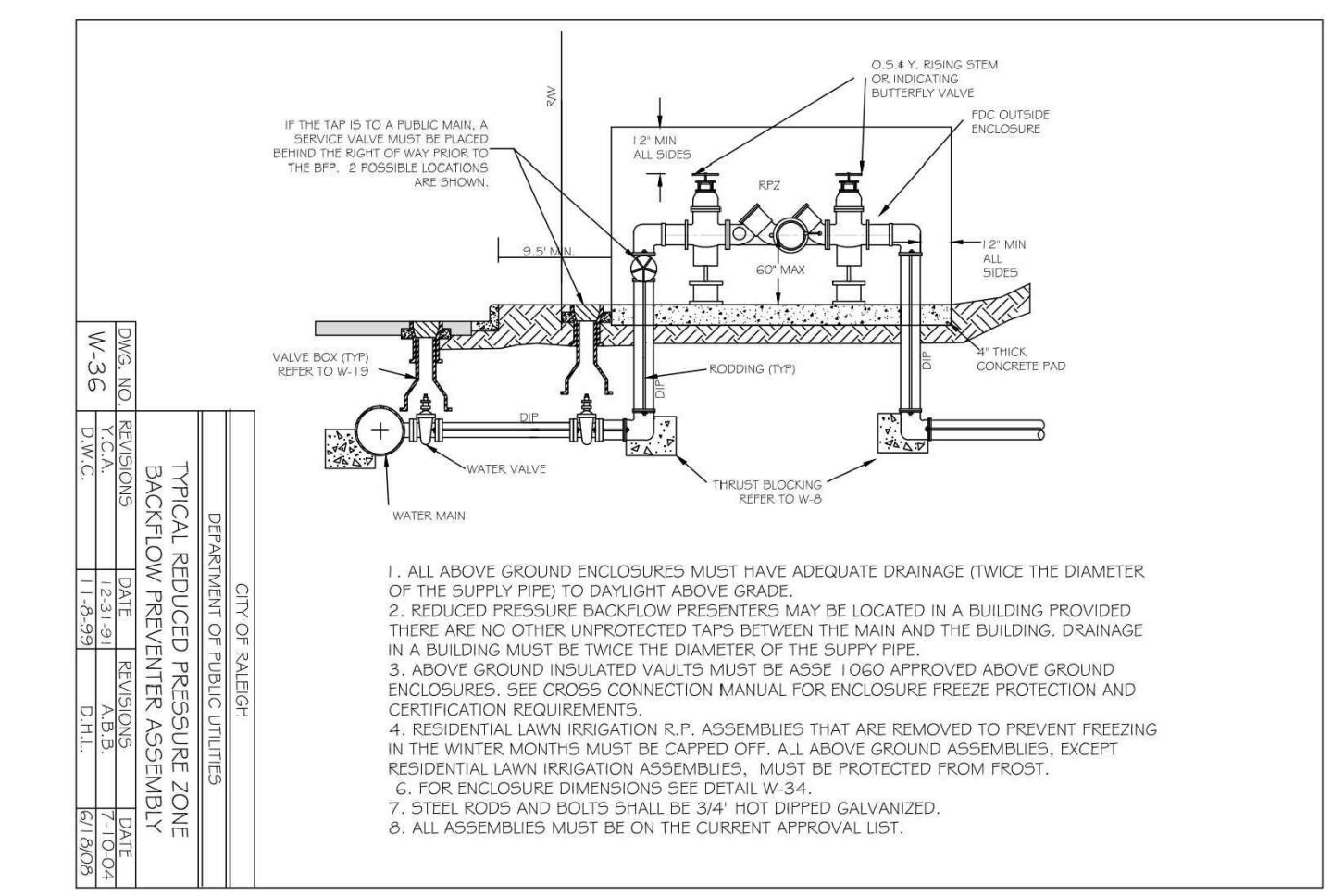
SDP-24-XXXX

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

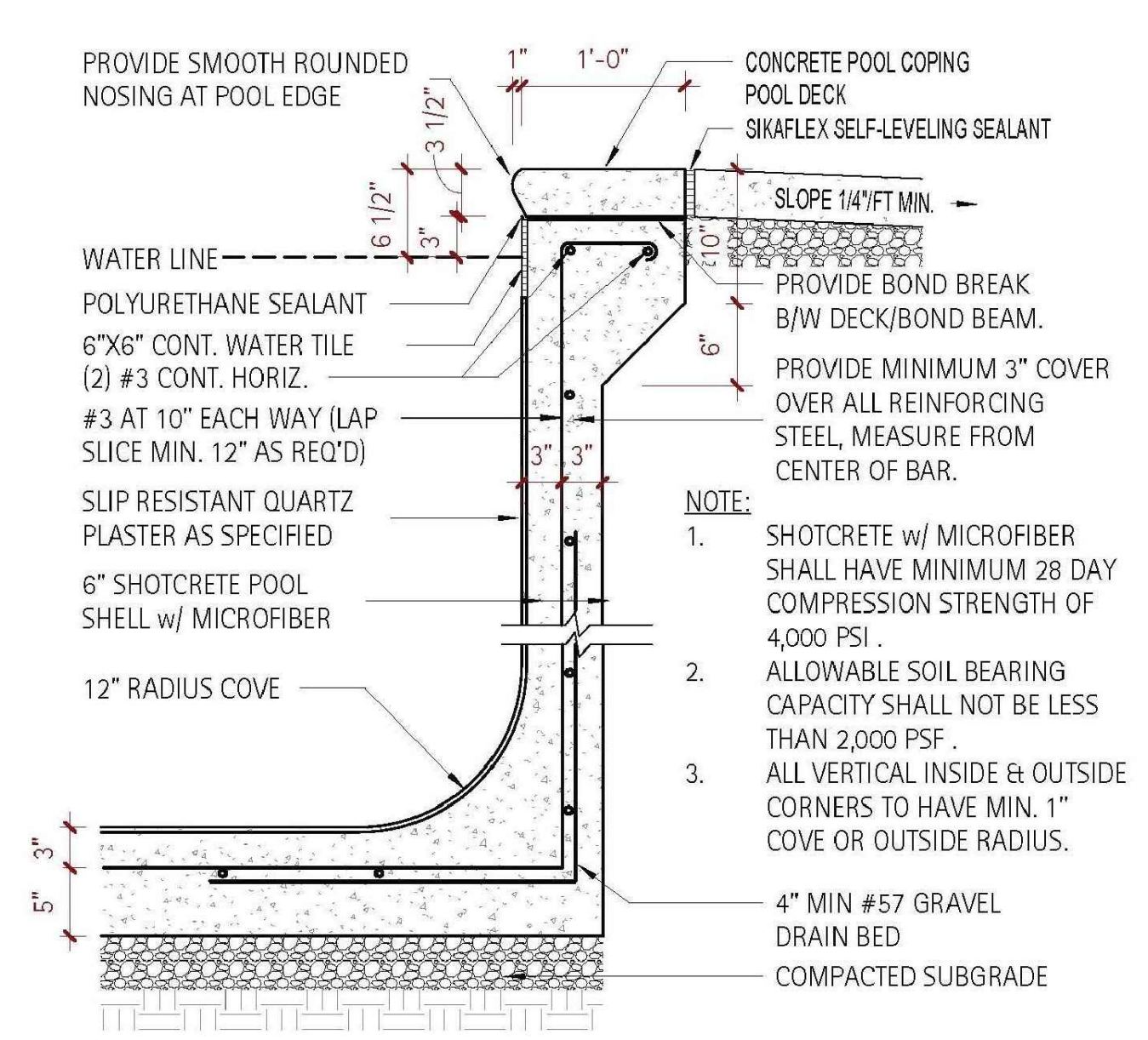


**06 POOL FENCE AND GATE**  
SCALE: 1/2"=1'-0"

NOTES:  
1. DETAILS FROM OTHERS, FOR REFERENCE ONLY.

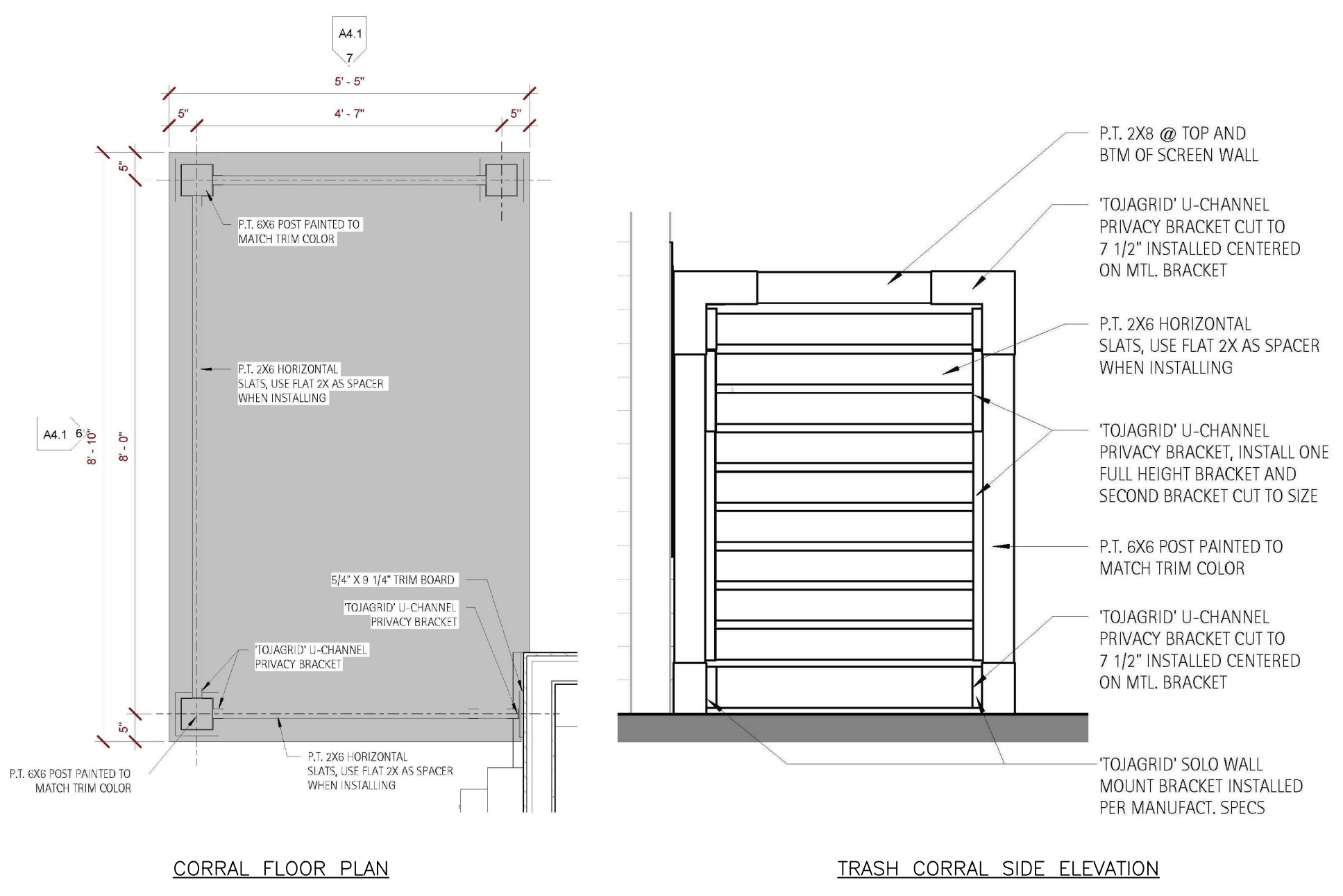


- 1. ALL ABOVE GROUND ENCLOSURES MUST HAVE ADEQUATE DRAINAGE (TWICE THE DIAMETER OF THE SUPPLY PIPE) TO DRAINAGE ABOVE GRADE.
- 2. REDUCED PRESSURE BACKFLOW PREVENTERS MAY BE LOCATED IN A BUILDING PROVIDED THERE ARE NO OTHER UNPROTECTED TAPS BETWEEN THE MAIN AND THE BUILDING. DRAINAGE IN A BUILDING MUST BE TWICE THE DIAMETER OF THE SUPPLY PIPE.
- 3. ABOVE GROUND INSULATED VALVES MUST BE ASSE 1060 APPROVED ABOVE GROUND ENCLOSURES. SEE CROSS CONNECTION MANUAL FOR ENCLOSURE FREEZE PROTECTION AND CERTIFICATION REQUIREMENTS.
- 4. RESIDENTIAL LAWN IRRIGATION R.F. ASSEMBLIES THAT ARE REMOVED TO PREVENT FREEZING IN THE WINTER MONTHS MUST BE CAPPED OFF. ALL ABOVE GROUND ASSEMBLIES, EXCEPT RESIDENTIAL LAWN IRRIGATION ASSEMBLIES, MUST BE PROTECTED FROM FROST.
- 5. FOR ENCLOSURE DIMENSIONS SEE DETAIL W-34.
- 6. STEEL RODS AND BOLTS SHALL BE 3/4" HOT DIPPED GALVANIZED.
- 7. ALL ASSEMBLIES MUST BE ON THE CURRENT APPROVAL LIST.

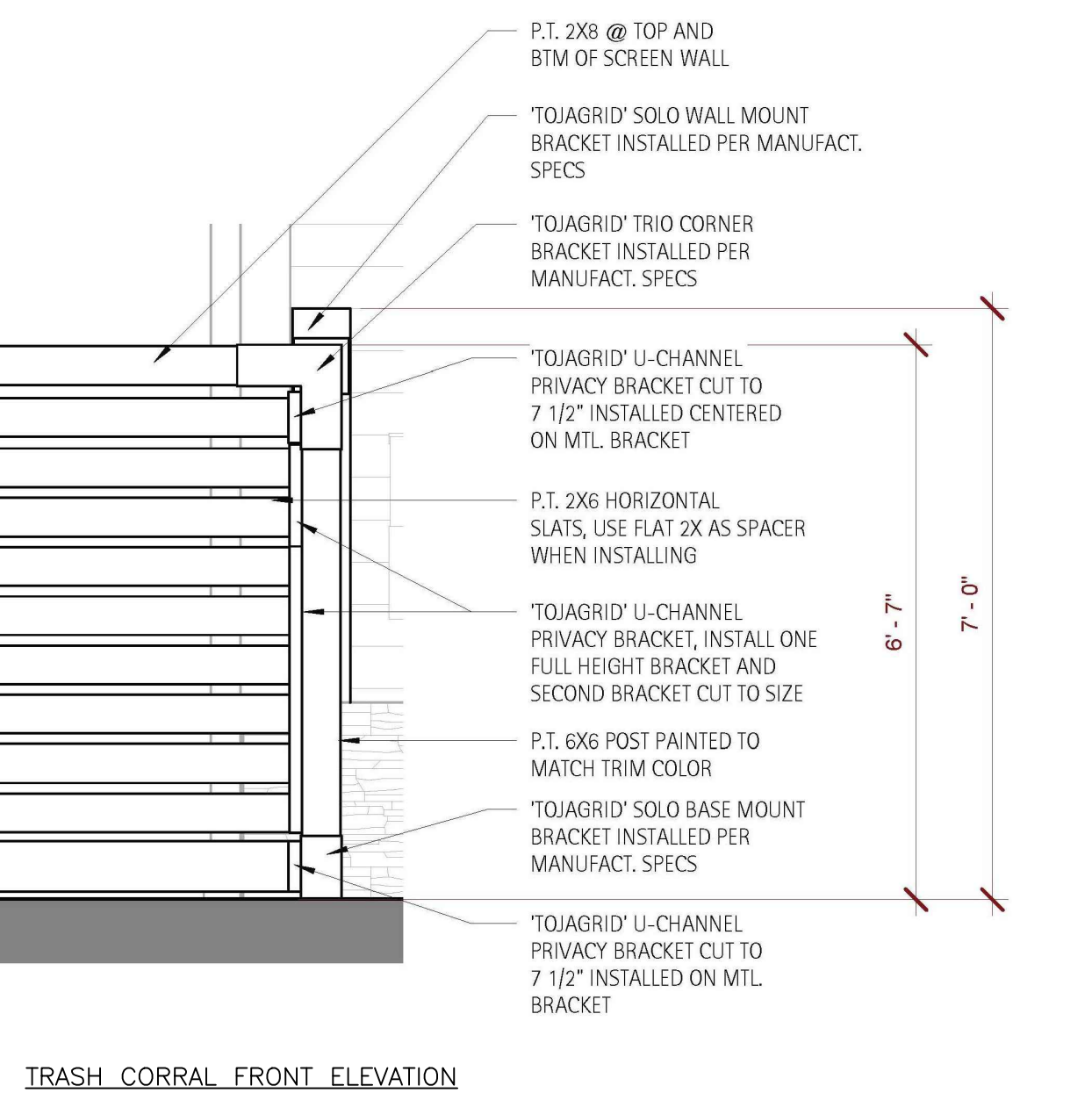


**04 POOL COPING**  
SCALE: 1"=1'-0"

- NOTE:  
1. SHOTCRETE W/ MICROFIBER SHALL HAVE MINIMUM 28 DAY COMPRESSION STRENGTH OF 4,000 PSF.
- 2. ALLOWABLE SOIL BEARING CAPACITY SHALL NOT BE LESS THAN 2,000 PSF.
- 3. ALL VERTICAL INSIDE & OUTSIDE CORNERS TO HAVE MIN. 1" COVE OR OUTSIDE RADIUS.

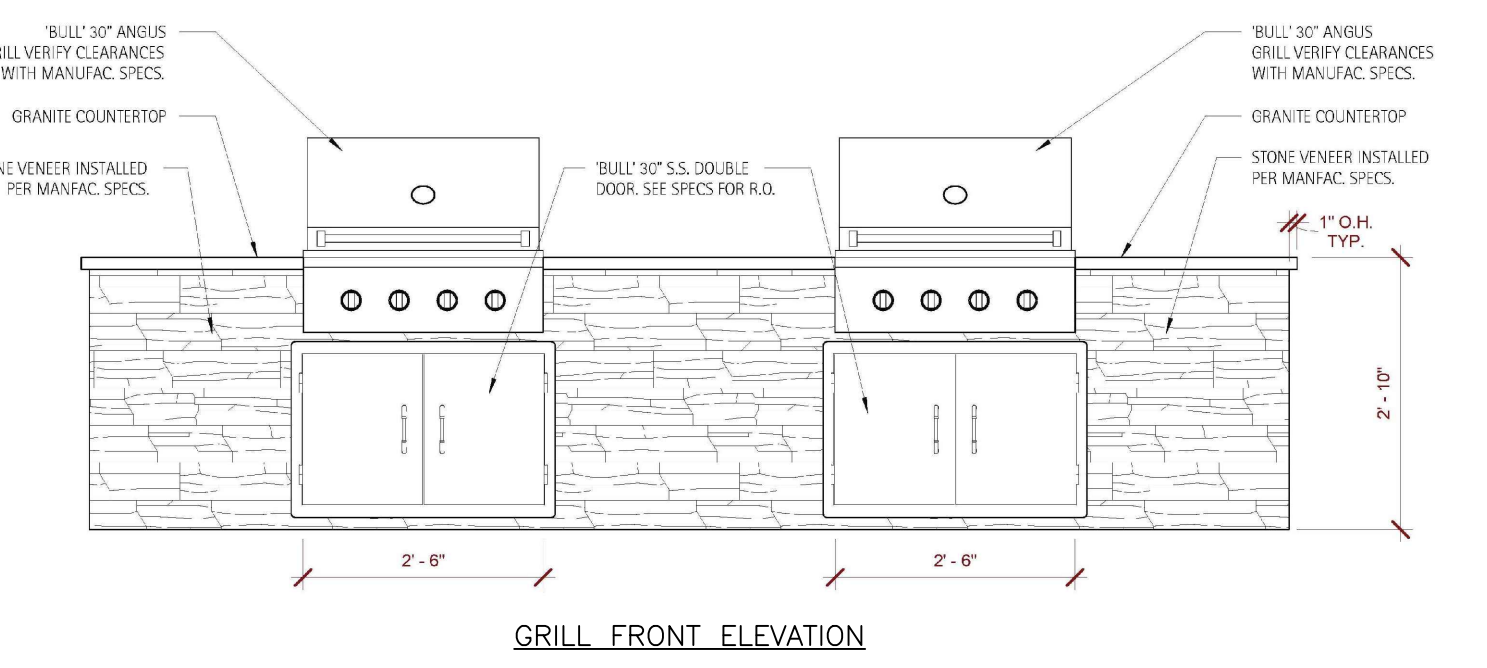


**05 TRASH CORRAL**  
SCALE: 1/2"=1'-0"

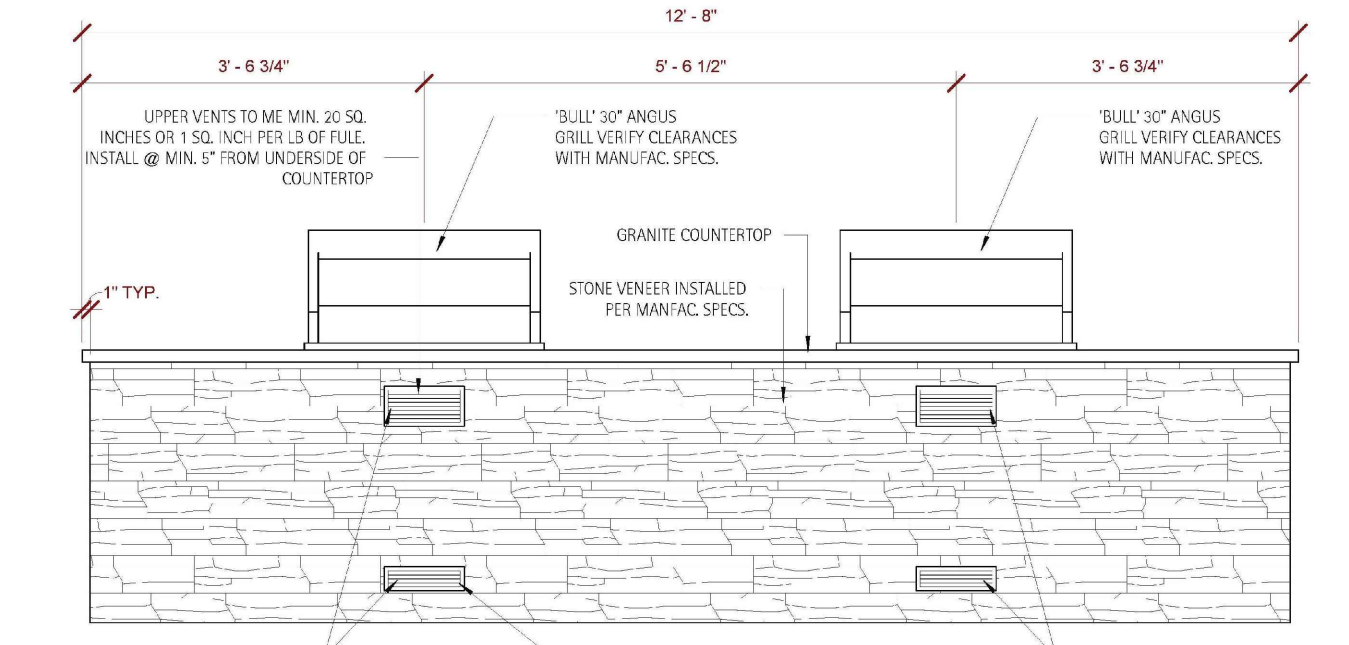


**05 TRASH CORRAL**  
SCALE: 1/2"=1'-0"

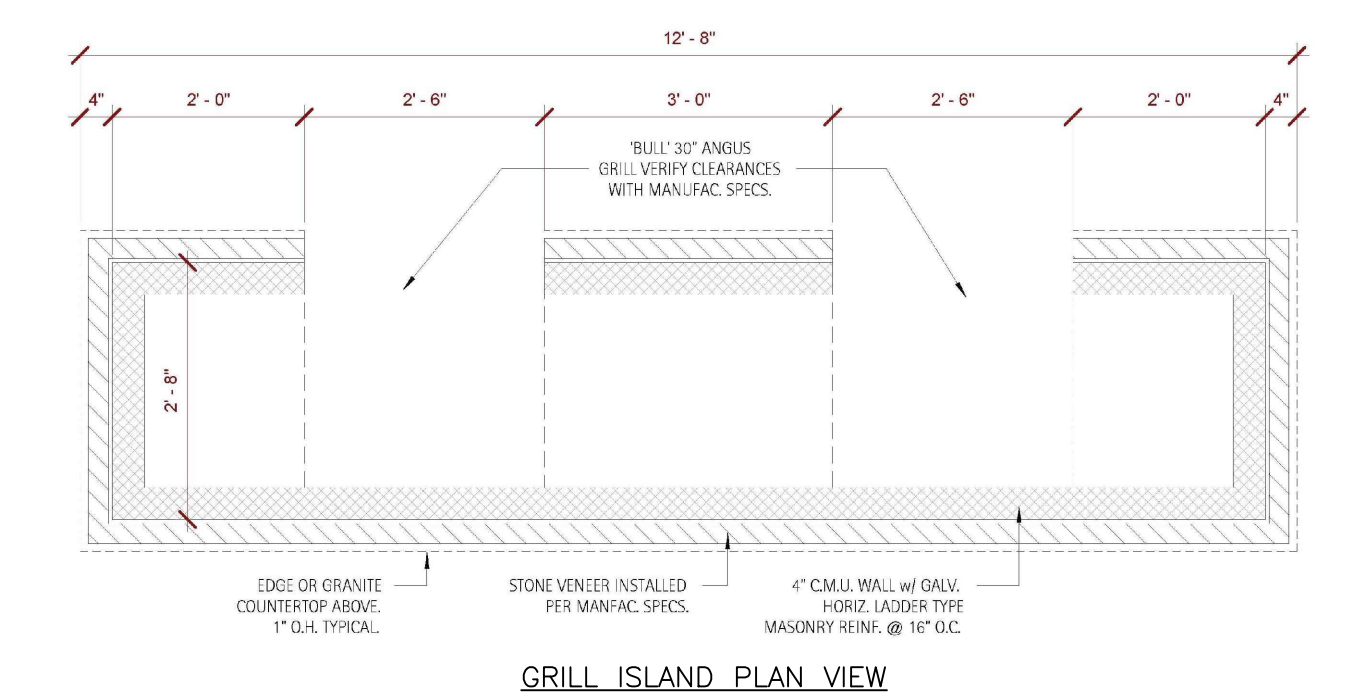
34. Water service is 2". Confirm detail.



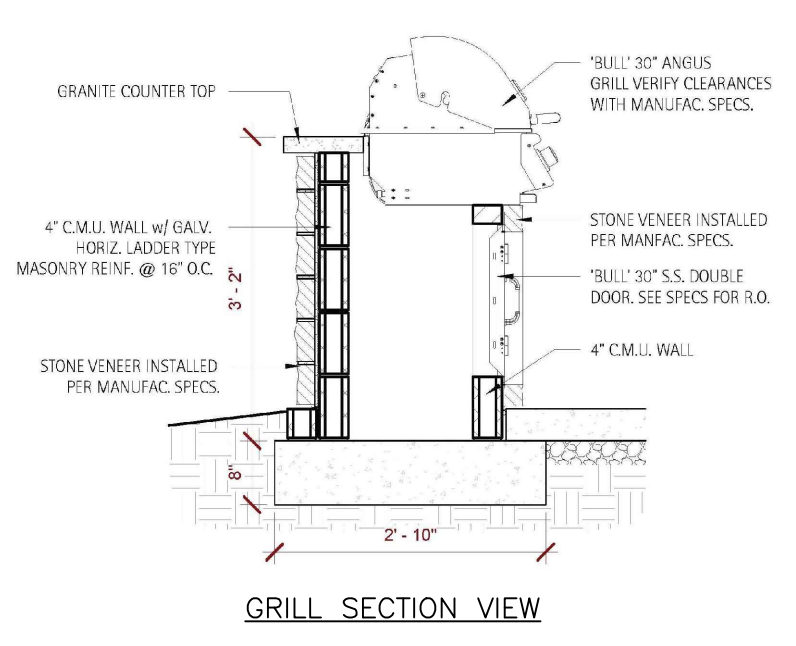
GRILL FRONT ELEVATION



GRILL REAR ELEVATION

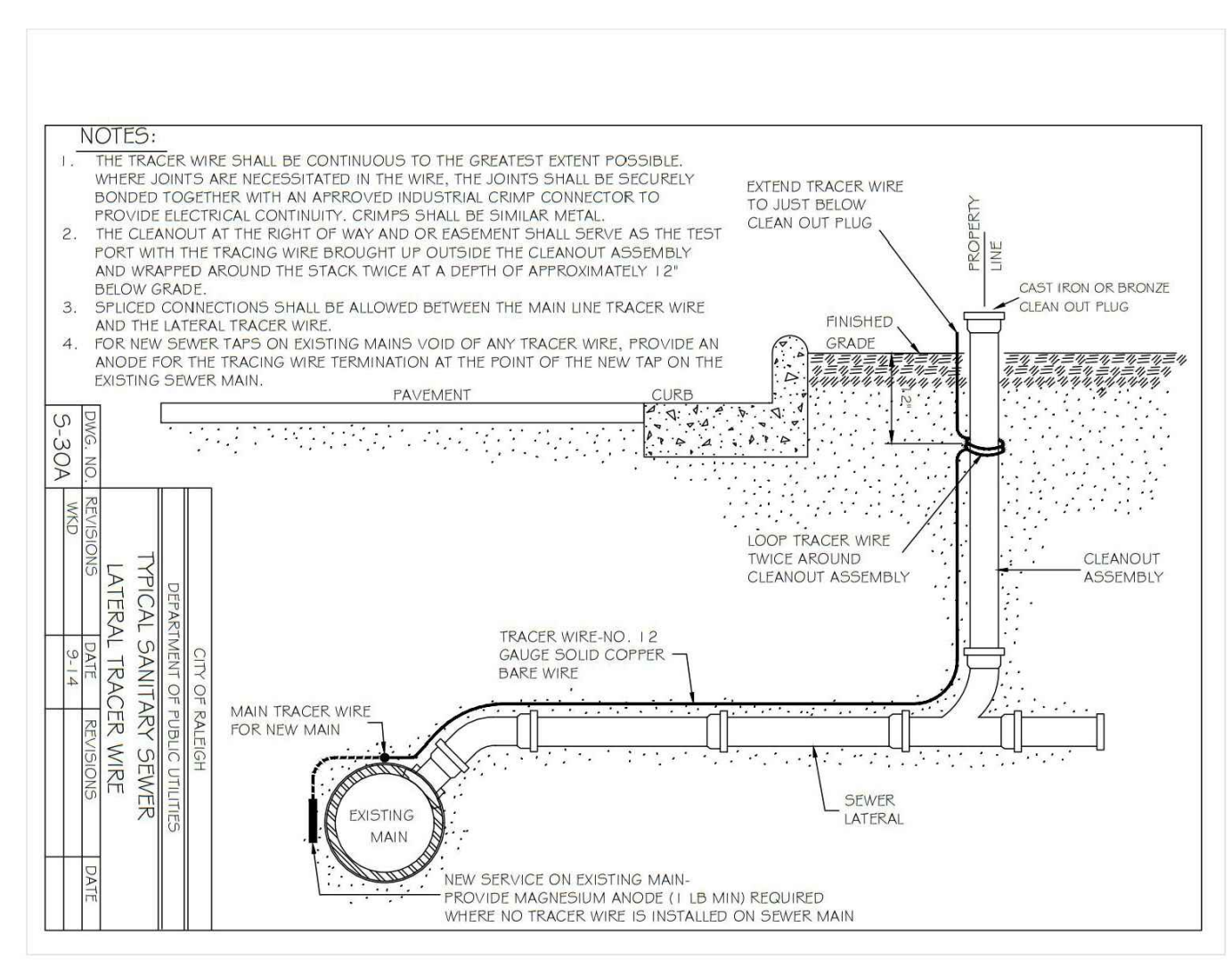


GRILL ISLAND PLAN VIEW

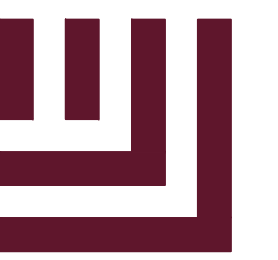


GRILL SECTION VIEW

**03 GRILL ISLAND**  
SCALE: 1/2"=1'-0"



M:\Projects\LEN23026\04-Production\Drawings\Construction\Drawings\LEN23026-D1.dwg, 7/1/2024 3:51:51 PM, Second M



McADAMS

The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919. 361. 5000  
fax 919. 361. 2269  
license number: C-0293, C-187

www.mcadamsco.com

CLIENT

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



ROLESVILLE CROSSING  
AMENITY CENTER  
CONSTRUCTION DRAWINGS  
1801 ROLESVILLE RD  
ROLESVILLE, NC 27587



REVISIONS

NO. DATE

PLAN INFORMATION

PROJECT NO. LEN23026  
FILENAME LEN23026-LP1  
CHECKED BY SRD  
DRAWN BY SMA  
SCALE 1" = 10'  
DATE 07.01.2024

SHEET

AMENITY LANDSCAPE  
PLAN

L5.00

SDP-24-XXXX

PLANT SCHEDULE

SYMBOL CODE QTY BOTANICAL NAME COMMON NAME

TREES

	AMGA	2	Amelanchier x grandiflora 'Autumn Brilliance'	Autumn Brilliance Apple Serviceberry
	CECF	2	Cercis canadensis 'Forest Pansy'	Forest Pansy Eastern Redbud

SYMBOL CODE QTY BOTANICAL NAME COMMON NAME

	AGKS	4	Abelia x grandiflora 'Kaleidoscope'	Kaleidoscope Glossy Abelia
	CHPG	19	Chamaecyparis pisifera 'Golden Mop'	Golden Mop Threadleaf Sawara Cypress
	IGLS	4	Ilex glabra 'Shamrock'	Shamrock Inkberry Holly
	ILGN	17	Ilex glabra	Inkberry Holly
	JCBP	13	Juniperus chinensis 'Blue Point'	Blue Point Juniper
	JUGR	9	Juniperus x 'Grey Owl'	Grey Owl Juniper
	LCPD	16	Loropetalum chinense rubrum 'PILC-III'	Purple Daydream™ Dwarf Loropetalum
	LOCR	7	Loropetalum chinense rubrum 'Ruby'	Ruby Fringe Flower
	MYCE	6	Myrica cerifera	Wax Myrtle

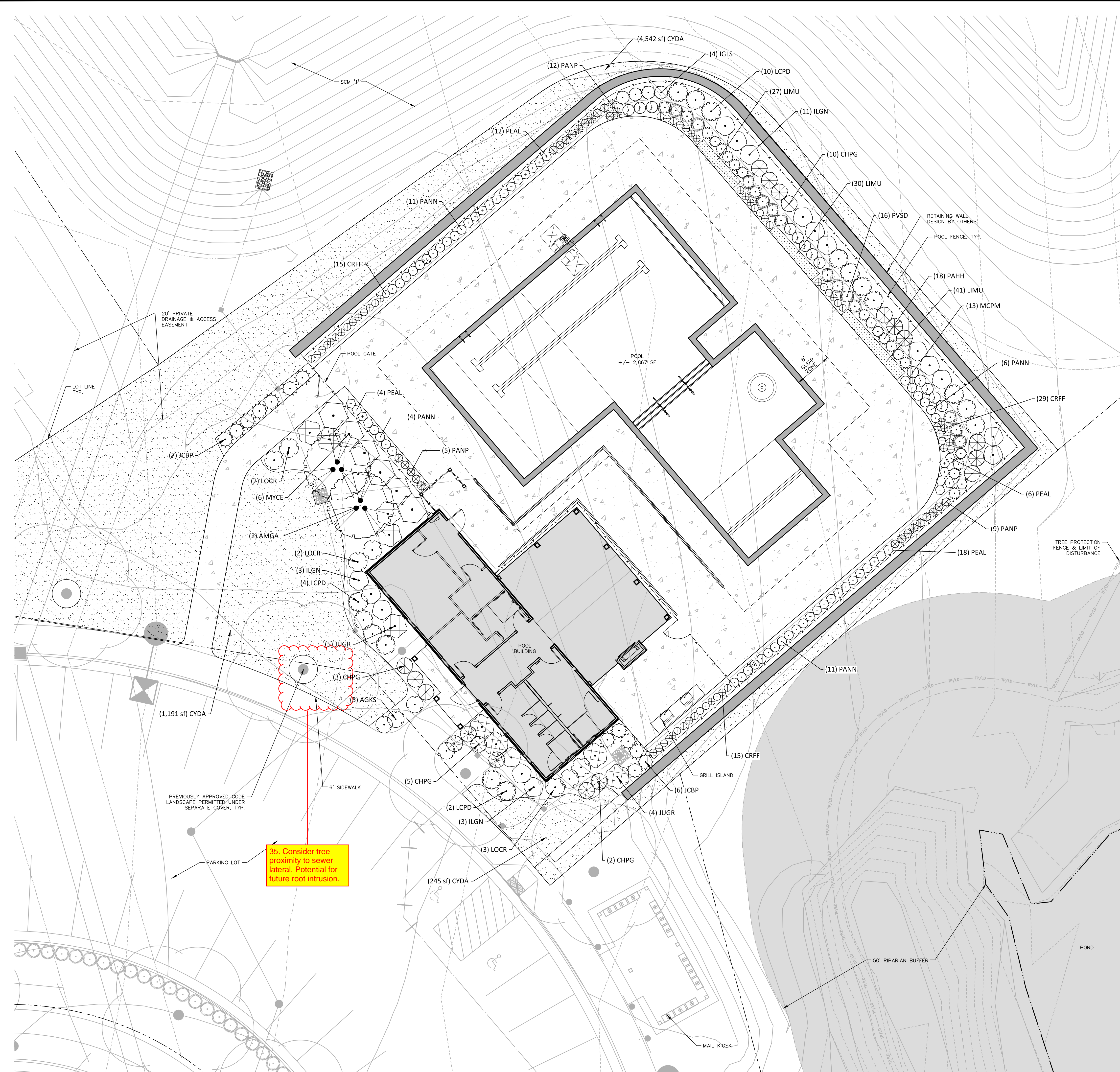
ORNAMENTAL GRASSES + SEDGES

	CRFF	59	Carex oshimensis 'Feather Falls'	Feather Falls Japanese Sedge
	MCPM	13	Muhlenbergia capillaris	Pink Muhly Grass
	PAHH	18	Pennisetum alopecuroides 'Hameln'	Hameln Fountain Grass
	PANN	32	Panicum virgatum 'Northwind'	Northwind Switch Grass
	PAMP	26	Panicum virgatum 'Purple Tears'	Purple Tears Switch Grass
	PEAL	34	Cenchrus alopecuroides 'Cassian'	Cassian Fountain Grass
	PVSD	16	Panicum virgatum 'Shenandoah'	Shenandoah Switch Grass

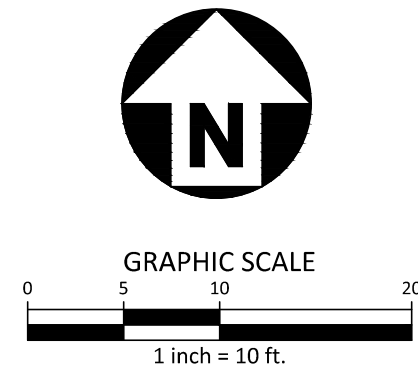
SYMBOL CODE QTY BOTANICAL NAME COMMON NAME

GROUND COVERS

	CYDA	5,990 sf	Cynodon dactylon 'TifTuf'	Bermuda 'TifTuf'
	LIMU	98	Liriope muscari 'Variegata'	Variegated Lilyturf

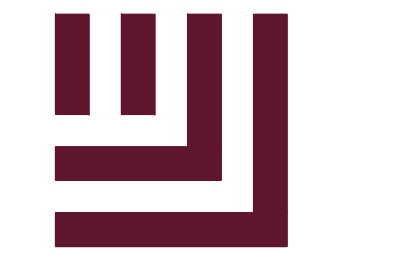


35. Consider tree proximity to sewer lateral. Potential for future root intrusion.



PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

M:\Projects\LEN\LEN23026\04-Production\Planning and LA\Current Drawings\Construction Drawings\LEN23026-LP1.dwg, 7/1/2024, 3:52:13 PM, Sincere MB



McADAMS

The John R. McAdams Company, Inc.
621 Hillsborough Street
Suite 500
Raleigh, NC 27603
phone 919. 361. 5000
fax 919. 361. 2269
license number: C-0293, C-187

www.mcadamsco.com

CLIENT

LENNAR
1100 PERIMETER PARK DRIVE, SUITE 112
MORRISVILLE, NC 27560



ROLESVILLE CROSSING
AMENITY CENTER
CONSTRUCTION DRAWINGS
1801 ROLESVILLE RD
ROLESVILLE, NC 27587



REVISIONS

NO. DATE

PLAN INFORMATION

PROJECT NO. LEN23026
FILENAME LEN23026-LP1
CHECKED BY SRD
DRAWN BY SMA
SCALE AS SHOWN
DATE 07.01.2024

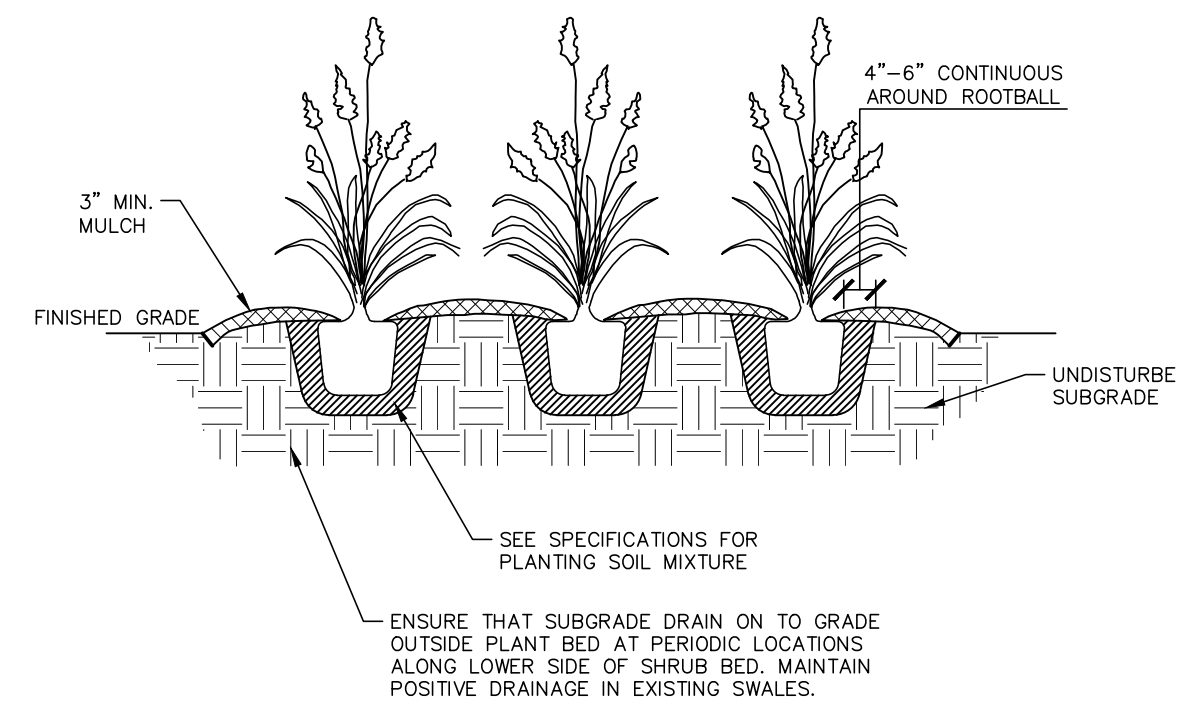
LANDSCAPE NOTES AND DETAILS

L5.01

SDP-24-XXXX

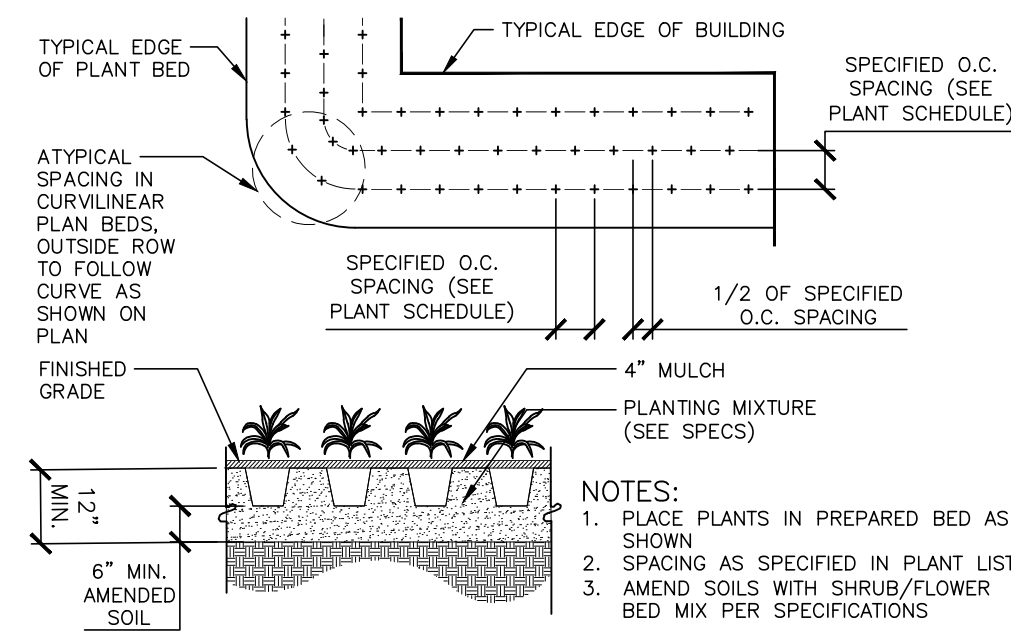
GENERAL LANDSCAPE NOTES:

- 1. ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF ROLESVILLE AND THE STATE OF NORTH CAROLINA STANDARDS AND SPECIFICATIONS.
2. CONTRACTOR IS RESPONSIBLE FOR THE SITE INSPECTION BEFORE LANDSCAPE CONSTRUCTION AND INSTALLATION IN ORDER TO BECOME FAMILIAR WITH THE EXISTING CONDITIONS.
3. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES BEFORE BEGINNING DEMOLITION OR INSTALLATION.
4. CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES BETWEEN THE NOTES, SPECIFICATIONS, DRAWINGS OR SITE CONDITIONS FOR RESOLUTION PRIOR TO INSTALLATION.
5. ANY DAMAGE TO UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.
6. THIS PLAN IS FOR PLANTING PURPOSES ONLY. FOR INFORMATION REGARDING BUILDINGS, GRADING, WALLS, ETC., REFER TO ARCHITECTURE, SITE AND GRADING PLANS.
7. VERIFICATION OF TOTAL PLANT QUANTITIES AS SHOWN IN THE PLANT SCHEDULE SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT.
8. CONTRACTOR TO ENSURE PROPER STABILIZATION AND SEEDING OF THE SITE IN ACCORDANCE WITH APPLICABLE REGULATIONS.
9. LANDSCAPE MATERIAL SHALL BE WELL FORMED, VIGOROUS, GROWING SPECIMENS WITH GROWTH TYPICAL OF VARIETIES SPECIFIED AND SHALL BE FREE FROM DAMAGE, INSECTS AND DISEASES. MATERIAL SHALL EQUAL OR SURPASS #1 QUALITY AS DEFINED IN THE CURRENT ISSUE OF 'AMERICAN STANDARD FOR NURSERY STOCK' AS PUBLISHED BY THE AMERICAN NURSERY & LANDSCAPE ASSOCIATION.
10. ALL PLANT MATERIAL IS TO BE CAREFULLY HANDLED BY THE ROOT BALL, NOT THE TRUNK, BRANCHES AND/OR FOLIAGE OF THE PLANT. MISHANDLED PLANT MATERIAL MAY BE REJECTED BY THE LANDSCAPE ARCHITECT.
11. ALL PLANT MATERIAL IS TO BE WELL ROOTED, NOT ROOT BOUND, SUCH THAT THE ROOT BALL REMAINS INTACT THROUGHOUT THE PLANTING PROCESS. DEFICIENT PLANT MATERIAL MAY BE REJECTED BY THE LANDSCAPE ARCHITECT OR OWNER.
12. ALL PLANTS TO BE A MINIMUM OF WHAT IS SPECIFIED IN THE PLANT SCHEDULE. ANY CHANGES OR SUBSTITUTIONS SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT AND GOVERNING JURISDICTION PRIOR TO ANY HOLE BEING DUG.
13. CONTRACTOR TO COORDINATE WITH OWNER'S REPRESENTATIVE AND LANDSCAPE ARCHITECT TO ESTABLISH THE EXTENTS OF MULCH/SEED/SOD IF NOT SPECIFICALLY SHOWN ON PLANS.
14. CONTRACTOR SHALL PROVIDE POSITIVE DRAINAGE IN ALL PLANTING AREAS.
15. PROPOSED TREES TO BE PLANTED A MINIMUM 10 FEET FROM ANY LIGHT POLE AS MEASURED FROM TRUNK OF THE TREE TO THE POLE.
16. PROPOSED TREES TO BE PLANTED A MINIMUM 5 FEET FROM ANY FIRE HYDRANT AS MEASURED FROM TRUNK OF THE TREE TO THE HYDRANT.
17. CONTRACTOR SHALL COMPLETE SOIL TEST IN ALL PLANTING AREAS TO DETERMINE SOIL AMENDMENT REQUIREMENTS UNLESS WAIVED BY OWNER'S REPRESENTATIVE. CONTRACTOR SHALL ADJUST PH AND FERTILITY BASED UPON THE SOIL TEST RESULTS.
18. TOPSOIL SHALL BE FREE OF MATERIAL LARGER THAN 1.0 INCH IN DIAMETER OR LENGTH AND SHALL NOT CONTAIN SLAG, CINDERS, STONES, LUMPS OF SOIL, STICKS, ROOTS, TRASH, OR OTHER EXTRANEEOUS MATERIAL.
19. LOOSEN SUBGRADE / SURFACE SOIL TO A MINIMUM DEPTH OF 6 INCHES. APPLY SOIL AMENDMENTS AND FERTILIZERS AS REQUIRED BY THE SOIL TEST RESULTS TO ACHIEVE A HEALTHY GROWING MEDIA AND MIX THOROUGHLY INTO TOP 4 INCHES OF SOIL. SPREAD PLANTING SOIL MIX TO A DEPTH OF 6 INCHES BUT NOT LESS THAN REQUIRED TO MEET FINISH GRADES AFTER NATURAL SETTLEMENT. DO NOT SPREAD IF PLANTING SOIL OR SUBGRADE IS FROZEN, MUDDY, OR EXCESSIVELY WET.
20. IF IMPORTED TOPSOIL IS REQUIRED, THE SUBGRADE SHALL BE SCARIFIED OR TILLED TO A DEPTH OF AT LEAST 6 INCHES PRIOR TO INSTALLATION OF IMPORTED TOPSOIL. FOLLOWING INSTALLATION OF IMPORTED TOPSOIL, THE TOPSOIL SHALL BE TILLED TO INTEGRATE THE SOIL PROFILES.
21. PLANT MATERIALS ARE TO BE GUARANTEED FOR A PERIOD OF 12 MONTHS. PLANT MATERIALS WHICH REMAIN UNHEALTHY WILL BE REPLACED BY THE LANDSCAPE CONTRACTOR BEFORE THE EXPIRATION OF THE GUARANTEE PERIOD OR IMMEDIATELY IF SO DIRECTED BY THE OWNER'S REPRESENTATIVE OR LANDSCAPE ARCHITECT.
22. ALL TREE PLANTINGS SHALL BE MULCHED TO A DEPTH OF 3 INCHES, AND WITH A MINIMUM 3 FOOT RADIUS FROM BASE OF TREE OR TO DRILINE. MULCH SHALL BE FREE OF TRASH AND MAINTAINED WEED FREE. MULCH SHALL NOT COVER THE ROOT FLARE. CONFIRM MULCH SPECIFICATIONS WITH OWNER'S REPRESENTATIVE OR LANDSCAPE ARCHITECT.
23. DO NOT PRUNE TREES AND SHRUBS BEFORE DELIVERY. PROTECT BARK, BRANCHES, AND ROOT SYSTEMS FROM SUN SCALD, DRYING, SWEATING, WHIPPING, AND OTHER HANDLING AND TYING DAMAGE. DO NOT BEND OR BIND-TIE TREES OR SHRUBS IN SUCH A MANNER AS TO DESTROY THEIR NATURAL SHAPE. PROVIDE PROTECTIVE COVERING OF EXTERIOR PLANTS DURING DELIVERY. DO NOT DROP EXTERIOR PLANTS DURING DELIVERY AND HANDLING.
24. DELIVER EXTERIOR PLANTS AFTER PREPARATIONS FOR PLANTING HAVE BEEN COMPLETED AND INSTALL IMMEDIATELY. IMMEDIATELY AFTER UNLOADING, STAND THE TREES UP TO REDUCE THE RISK OF SUN SCALD. PROPERLY STAGED TREES ARE STANDING, UNTIED AND SPACED. UNLESS IMMEDIATELY INSTALLED, SET EXTERIOR PLANTS AND TREES IN SHADE, PROTECT FROM WEATHER AND MECHANICAL DAMAGE, AND KEEP ROOTS MOIST.
25. SEE LANDSCAPE DETAILS FOR TREE STAKING REQUIREMENTS.
26. EXCAVATE EDGES OF ALL PLANTING BEDS TO 2 INCH DEPTH TO FORM A NEAT AND CRISP DEFINITION.
27. CONTRACTOR SHALL REMOVE DEBRIS AND FINE GRADE ALL PLANTING AREAS PRIOR TO INSTALLATION.
28. REMOVE GUY WIRES AND STAKES AT END OF WARRANTY PERIOD OR ESTABLISHMENT.
29. FINISH GRADING: GRADE PLANTING AREAS TO A SMOOTH, UNIFORM SURFACE PLANE WITH LOOSE, UNIFORMLY FINE TEXTURE. GRADE TO WITHIN PLUS OR MINUS 1/2 INCH OF FINISH ELEVATION. ROLL AND RAKE. REMOVE RIDGES, AND FILL DEPRESSIONS TO MEET FINISH GRADES. LIMIT FINISHED GRADING TO AREAS THAT CAN BE PLANTED IN THE IMMEDIATE FUTURE.



04 ORNAMENTAL GRASS PLANTING

SCALE: NTS

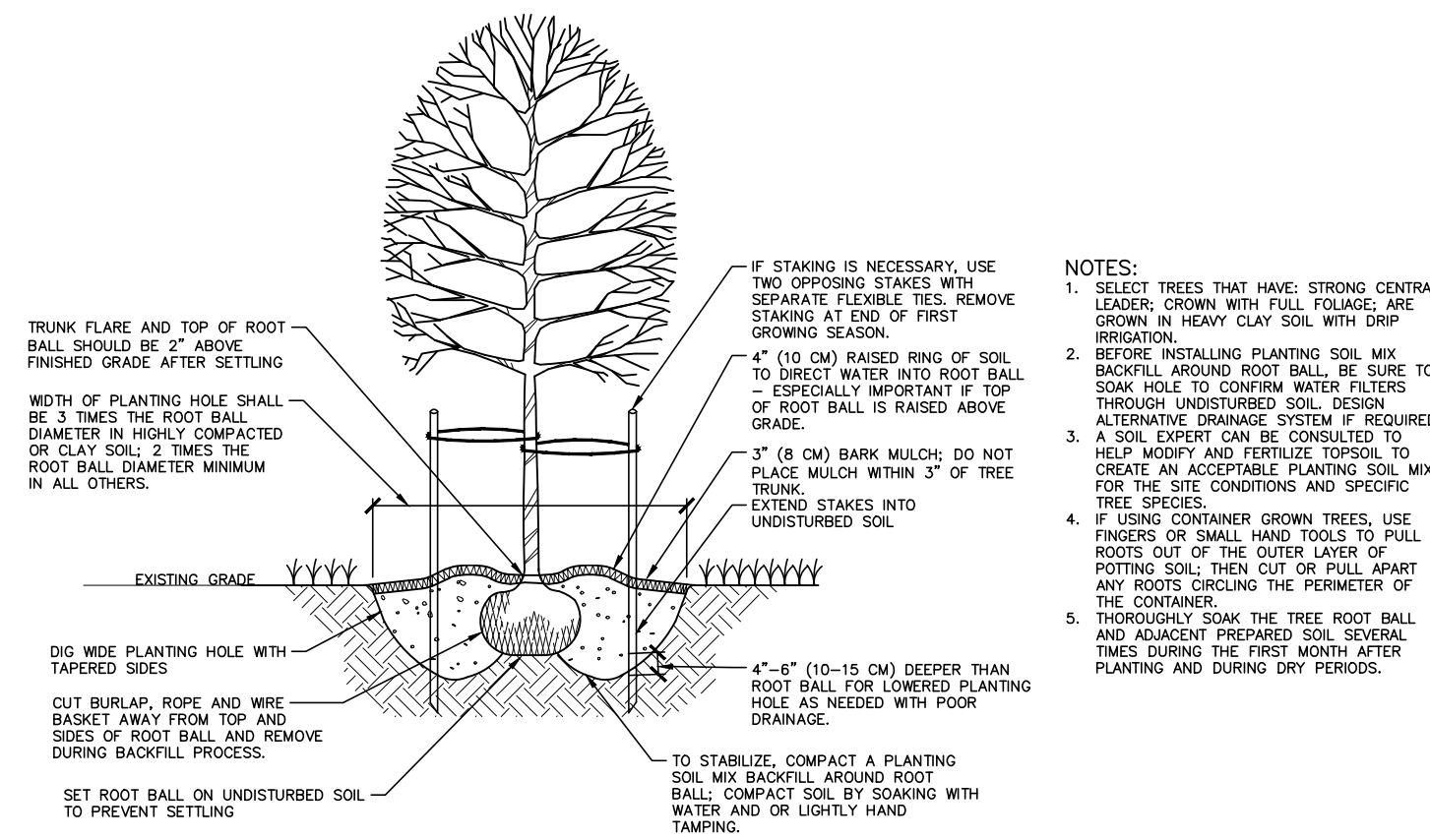


05 GROUND COVER PLANTING

SCALE: NTS

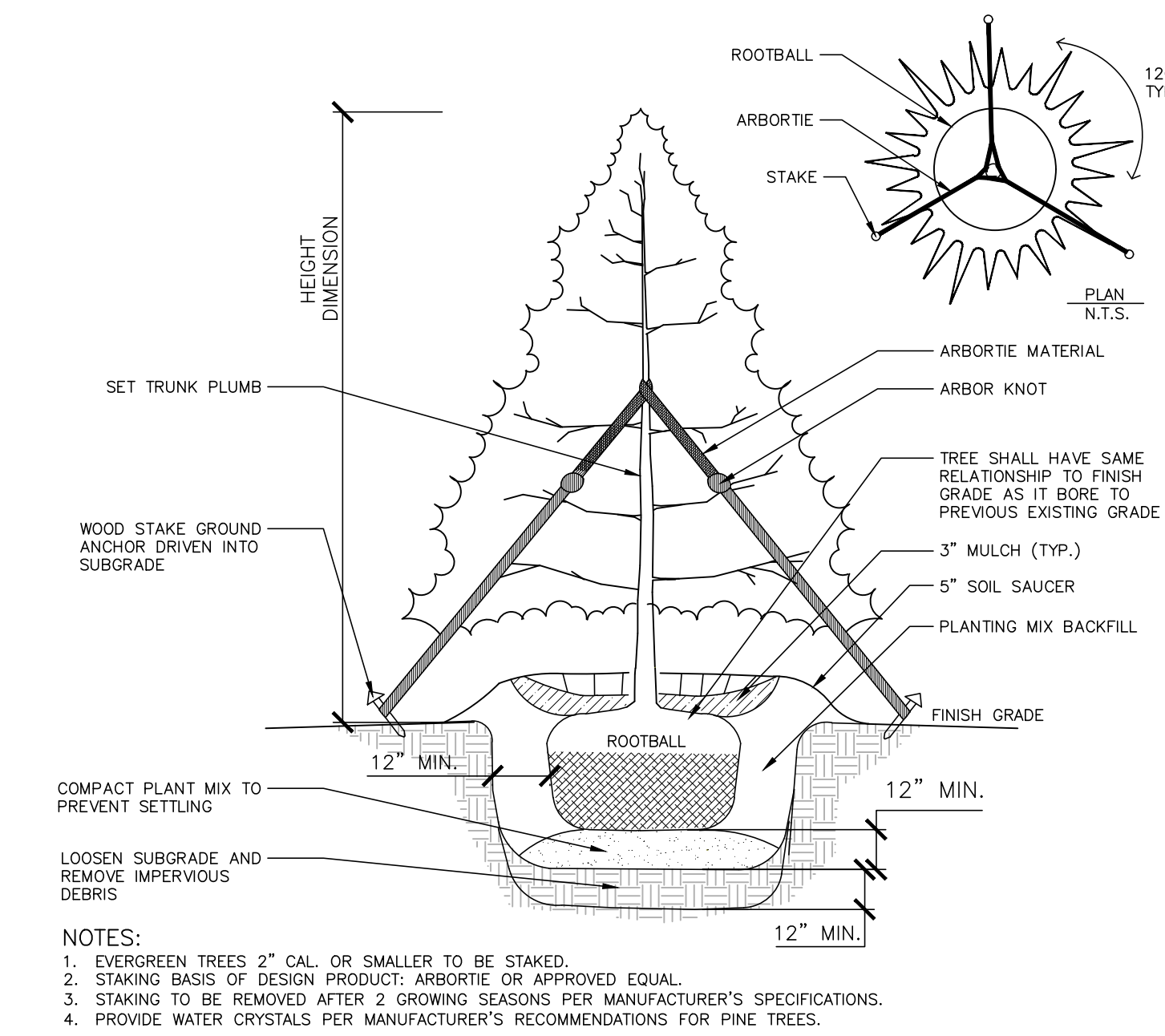
PLANT SCHEDULE

Table with columns: SYMBOL, CODE, QTY, BOTANICAL NAME, COMMON NAME, CAL, HEIGHT, CONT. Lists various trees, shrubs, ornamental grasses, and ground covers.



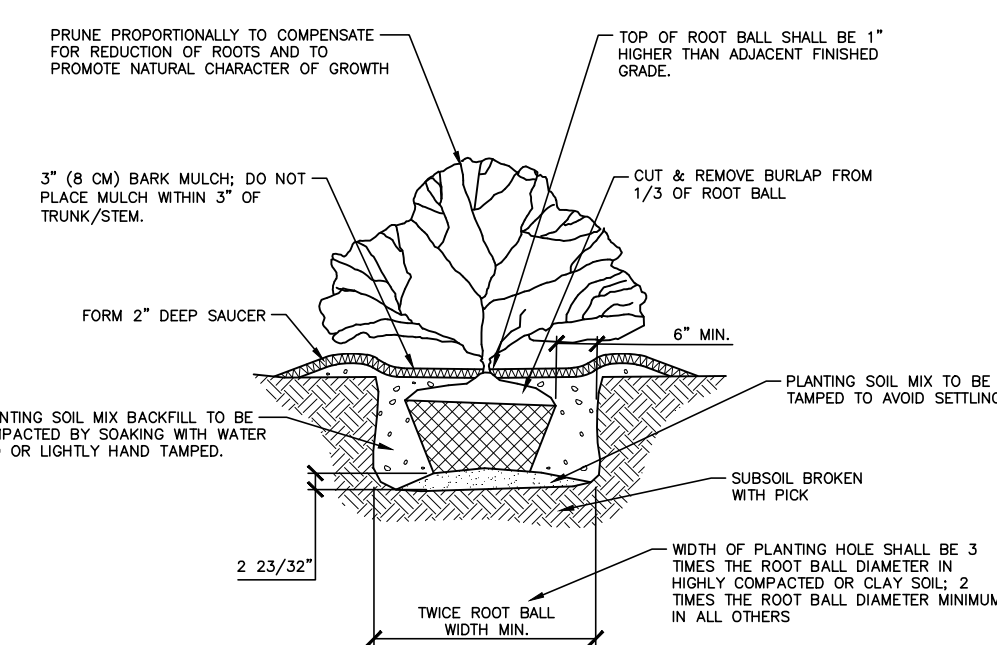
01 TREE INSTALLATION

SCALE: NTS



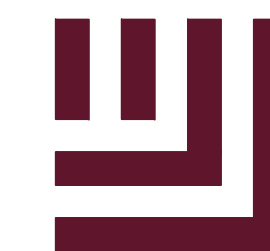
02 EVERGREEN TREE INSTALLATION

SCALE: NTS



03 SHRUB INSTALLATION

SCALE: NTS



**McADAMS**

The John R. McAdams Company, Inc.  
621 Hillsborough Street  
Suite 500  
Raleigh, NC 27603  
phone 919. 361. 5000  
fax 919. 361. 2269  
license number: C-0293, C-187

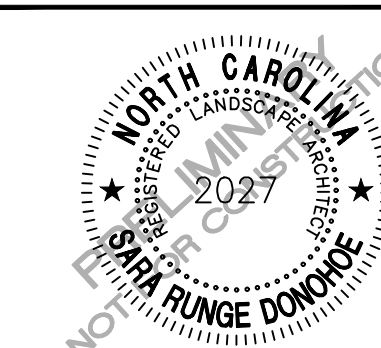
www.mcadamsco.com

**CLIENT**

LENNAR  
1100 PERIMETER PARK DRIVE, SUITE 112  
MORRISVILLE, NC 27560



**ROLESVILLE CROSSING  
AMENITY CENTER  
CONSTRUCTION DRAWINGS  
1801 ROLESVILLE RD  
ROLESVILLE, NC 27587**



**REVISIONS**

NO. DATE

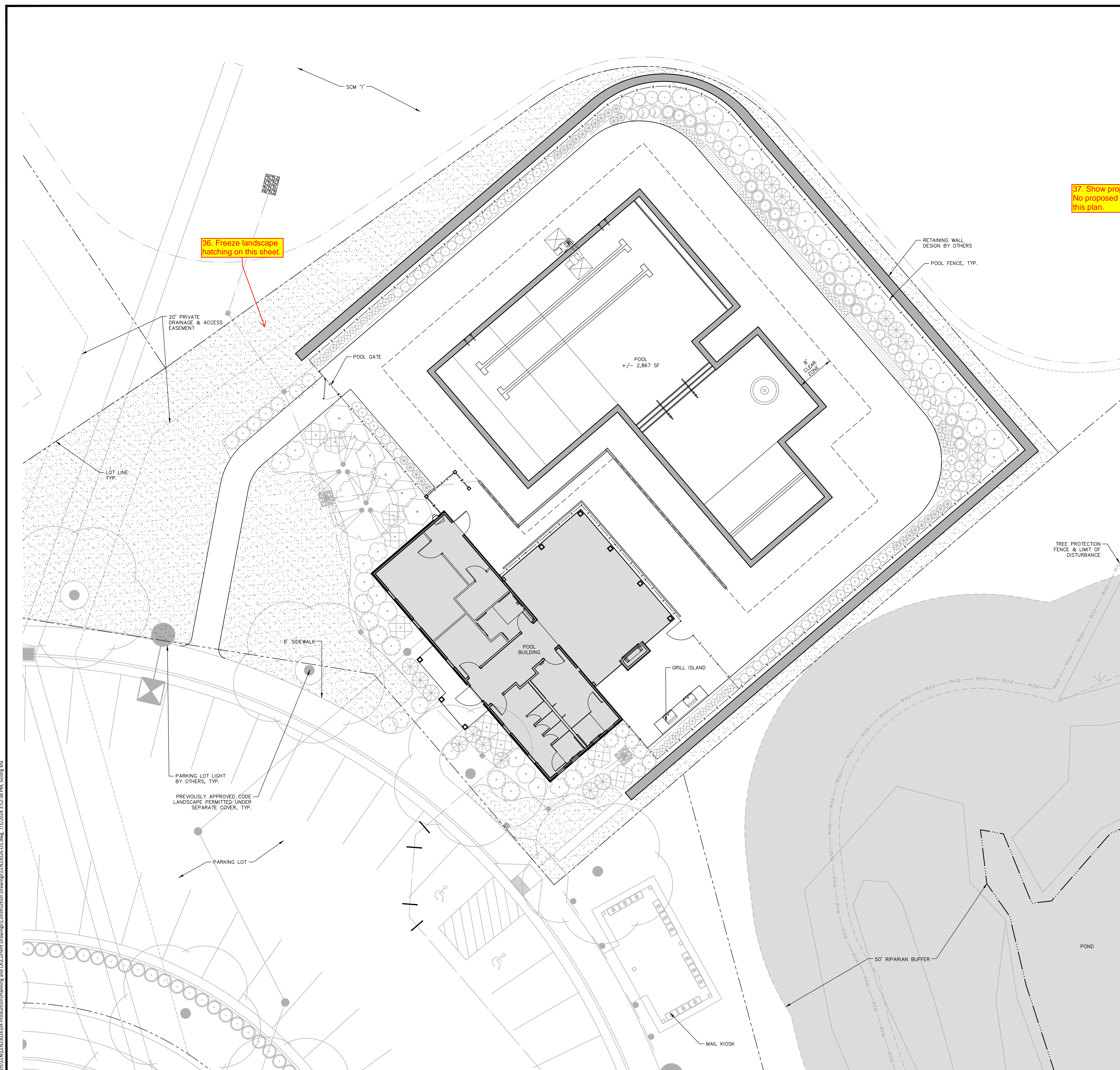
**PLAN INFORMATION**

PROJECT NO. LEN23026  
FILENAME LEN23026-L11  
CHECKED BY SRD  
DRAWN BY SMA  
SCALE 1" = 10'  
DATE 07.01.2024

**SHEET**

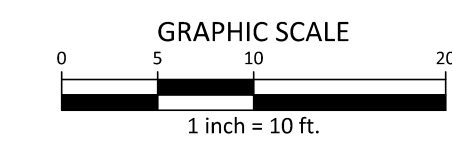
**AMENITY LIGHTING PLAN**

**L6.00**



36. Freeze landscape hatching on this sheet.

37. Show proposed amenity lighting. No proposed lighting is called out on this plan.



M:\Projects\LEN\LEN23026\04-Production\Planning and LA\Current Drawings\Construction Drawings\LEN23026-L11.dwg, 7/1/2024 3:52:38 PM, Scott, Ma