

GENERAL NOTES:

- ALL UTILITIES OR STRUCTURES NOT INDICATED FOR REMOVAL OR MODIFICATION ARE TO REMAIN AND BE PROTECTED FROM DAMAGE.
- ALL WASTE MATERIAL GENERATED FROM CLEARING AND DEMOLITION ACTIVITIES SHALL BE DISPOSED OF OFF-SITE IN ACCORDANCE WITH ALL APPLICABLE RULES AND REGULATIONS.
- REMOVE TOPSOIL AND STOCKPILE APPROPRIATELY ON-SITE. ON-SITE TEMPORARY STOCKPILES SHALL BE LOCATED WITHIN THE CONSTRUCTION LIMITS.
- ALL PAVEMENT OR CONCRETE TO BE REMOVED SHALL BE SAW CUT TO PROVIDE A STRAIGHT AND UNIFORM JOINT WITH NEW CONSTRUCTION. ANY EXISTING PAVEMENT, SIDEWALK, CURB & GUTTER, ETC. THAT MUST BE REMOVED TO ALLOW NEW CONSTRUCTION SHALL BE REMOVED AND REPAIRED PER SPECIFICATIONS AND DETAILS OR TO MATCH EXISTING CONDITIONS (WHETHER OR NOT SHOWN ON THE DRAWINGS TO BE REMOVED). UTILITY INSTALLATIONS MAY UTILIZE OPEN CUT OF PAVEMENTS UNLESS INDICATED OTHERWISE. TRENCH IN EXISTING ASPHALT SHALL BE PATCHED PER PAVEMENT REPAIR DETAIL.
- PROTECT ALL ADJACENT PROPERTIES, THE GENERAL PUBLIC AND ALL OF THE OWNERS FACILITIES. SHOULD DAMAGE OCCUR, NOTIFY THE ENGINEER IMMEDIATELY.
- THE CONTRACTOR SHALL EMPLOY A QUALIFIED UTILITY LOCATOR SERVICE TO LOCATE ALL UNDERGROUND UTILITIES (INCLUDING, BUT NOT LIMITED TO ELECTRICAL, TELEPHONE, GAS, CABLE AND FIBER OPTIC) WITHIN THE LIMITS OF CONSTRUCTION.
- VERIFY ALL ILLUSTRATED KNOWN UNDERGROUND ELEMENTS. EXERCISE REASONABLE EFFORTS TO PROTECT ANY UNKNOWN UNDERGROUND ELEMENTS. NOTIFY THE ENGINEER IMMEDIATELY IF UNKNOWN ELEMENTS ARE DISCOVERED THAT WOULD NECESSITATE MODIFICATION TO THE PROPOSED DESIGN.
- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE LOCAL, STATE AND OSHA REGULATIONS.
- EXISTING MANHOLES, VALVE BOXES, VAULTS, CLEANOUTS, UTILITY POLES, ETC. TO REMAIN WITHIN THE GRADING LIMITS SHALL BE ADJUSTED AS NEEDED TO FUNCTION PROPERLY WITH THE PROPOSED FINISHED GRADES (WHETHER INDICATED OR NOT TO BE MODIFIED).
- GENERAL CONTRACTOR TO COORDINATE ALL PEDESTRIAN ACCESS PATHS, LOCATIONS, LIGHTING, ETC. WITH OWNER.
- CONTRACTOR SHALL INSPECT ALL EXISTING SIDEWALK AND SHALL REPLACE OR REPAIR ANY BROKEN OR DAMAGED SECTIONS.
- CONTRACTOR SHALL COMPLY WITH WAKE COUNTY CONSTRUCTION STANDARDS AND SPECS.

EXISTING CONDITIONS NOTES

- BOUNDARY AND FIELD TOPOGRAPHIC SURVEY PROVIDED BY BATEMAN CIVIL SURVEY COMPANY, AUGUST 8, 2017.
- ADDITIONAL BASE INFORMATION PER WAKE COUNTY GIS.
- PROJECT SITE IS NOT LOCATED WITHIN ANY SPECIAL FLOOD HAZARD AREAS OR FUTURE CONDITIONS FLOOD HAZARD AREAS AS SHOWN ON FIRM PANEL #370185000K (ZONE XI) DATED JULY 19, 2022.
- EXISTING CONDITIONS AS SHOWN ON THESE PLANS ARE GENERAL AND ILLUSTRATIVE IN NATURE AND DO NOT INCLUDE MECHANICAL, ELECTRICAL AND MISCELLANEOUS STRUCTURES. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW THE PROJECT SITE AND FAMILIARIZE WITH ACTUAL FIELD CONDITIONS PRIOR TO BIDDING AND COMMENCING WORK. IF FIELD CONDITIONS ARE FOUND TO BE SIGNIFICANTLY DIFFERENT THE CONTRACTOR SHALL NOTIFY THE PROJECT LANDSCAPE ARCHITECT OR ENGINEER IMMEDIATELY.
- SURVEY INFORMATION BY OTHERS. ENGINEER HAS NOT VERIFIED THE ACCURACY OF COMPLETENESS OF THE INFORMATION PROVIDED AND SHALL NOT BE RESPONSIBLE FOR ERRORS OR OMISSION THAT MAY BE INCORPORATED AS A RESULT. THIS SHALL NOT BE CONSIDERED A CERTIFIED SURVEY.

SYMBOL LEGEND

- FLOOD PRONE SOILS (GIS)
- EX. R-40W ZONING (SEE NOTE 6 ON SHEET C300 OF FULLY APPROVED ELIZABETH HEIGHTS CONST. DRAWINGS SP-19-01)
- PHASE LINE
- TRACT LINE
- LIMITS OF DISTURBANCE



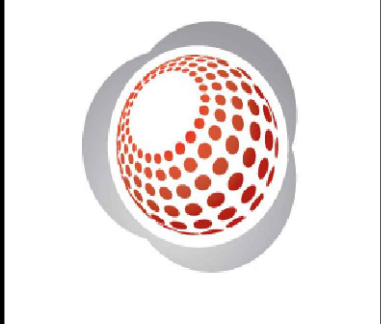
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|-------|------------|---|
| 1 | 12.16.2024 | BUILDING FOOTPRINT REVISION TO SP-19-01 |
| 2 | 02.20.2025 | REVISION TO SP-19-01 PER TOR COMMENTS |

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02/21/2025 11:40:28 AM

Bateman Civil Survey Company
Engineers • Surveyors • Planners
2524 Raliance Avenue, Apex, North Carolina 27539
Phone: 919.577.1080 Fax: 919.577.1081
NCBELS FIRM No. C-2376



ELIZABETH HEIGHTS
PHASE 2 REVISIONS
105 AVERETTE ROAD
WAKE FOREST, NC 27587
WAKE COUNTY

EXISTING CONDITIONS CONT.

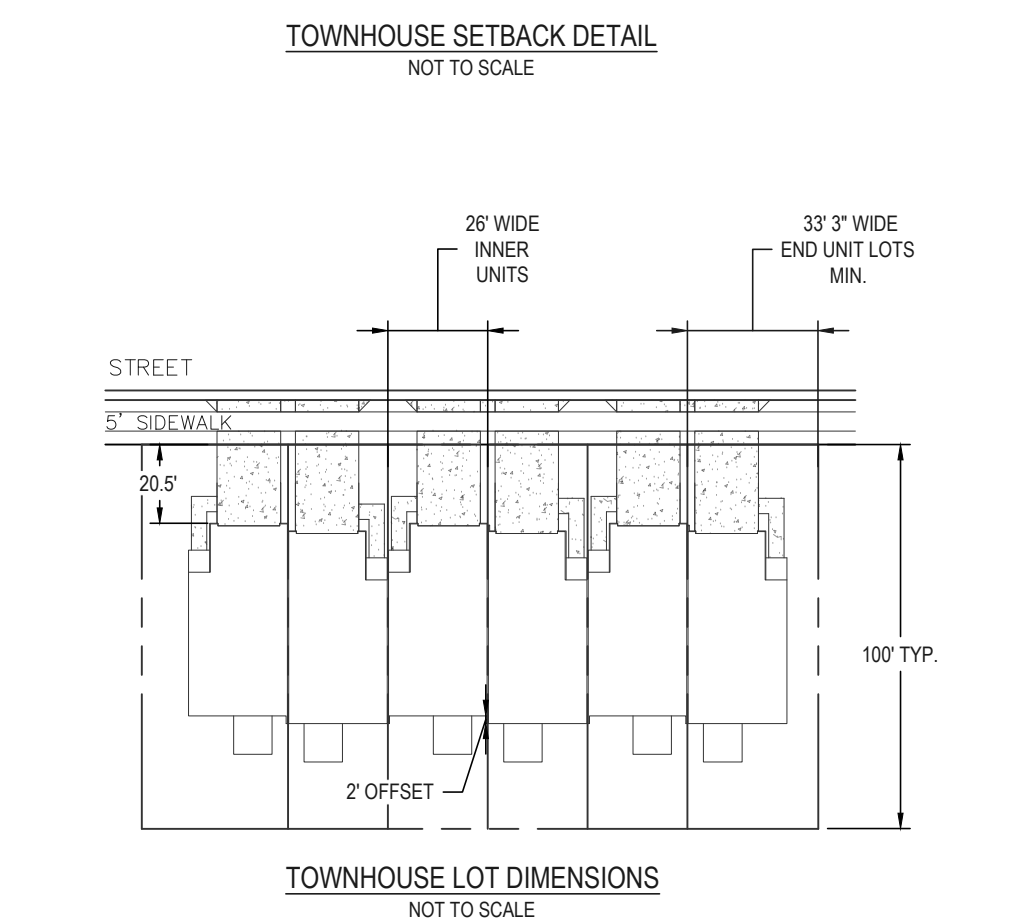
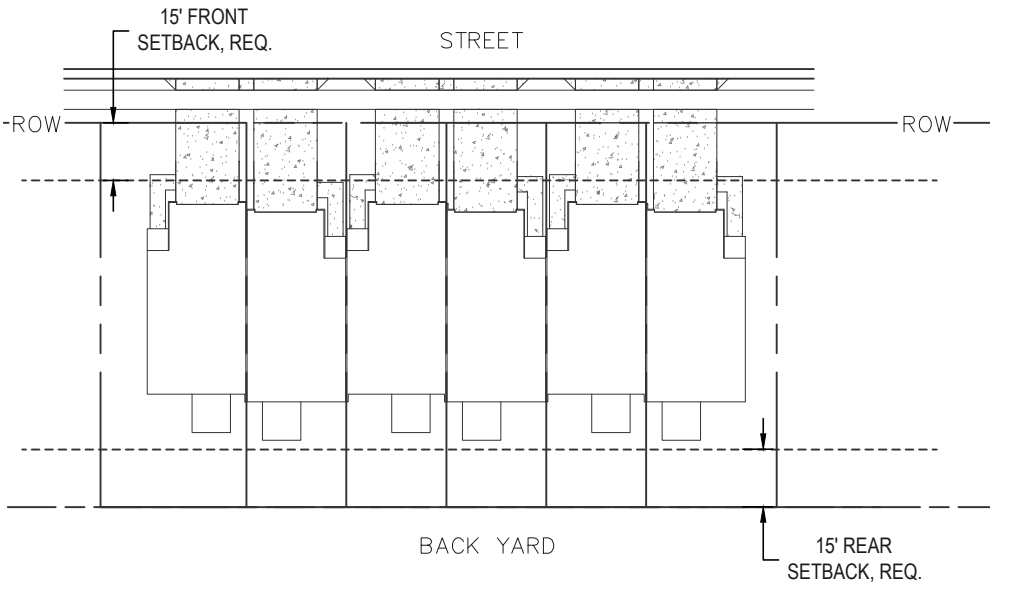
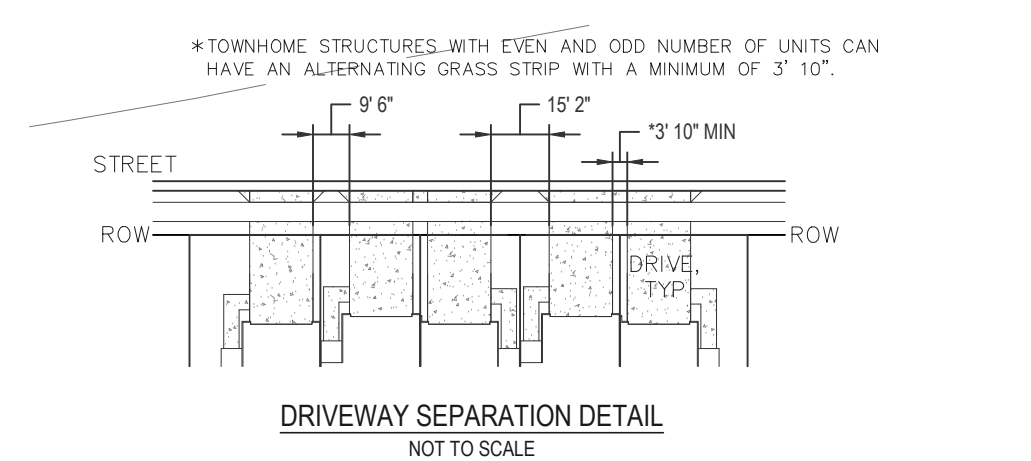
Design By: BCSC
Date: 24.11.13
Project #: P170348

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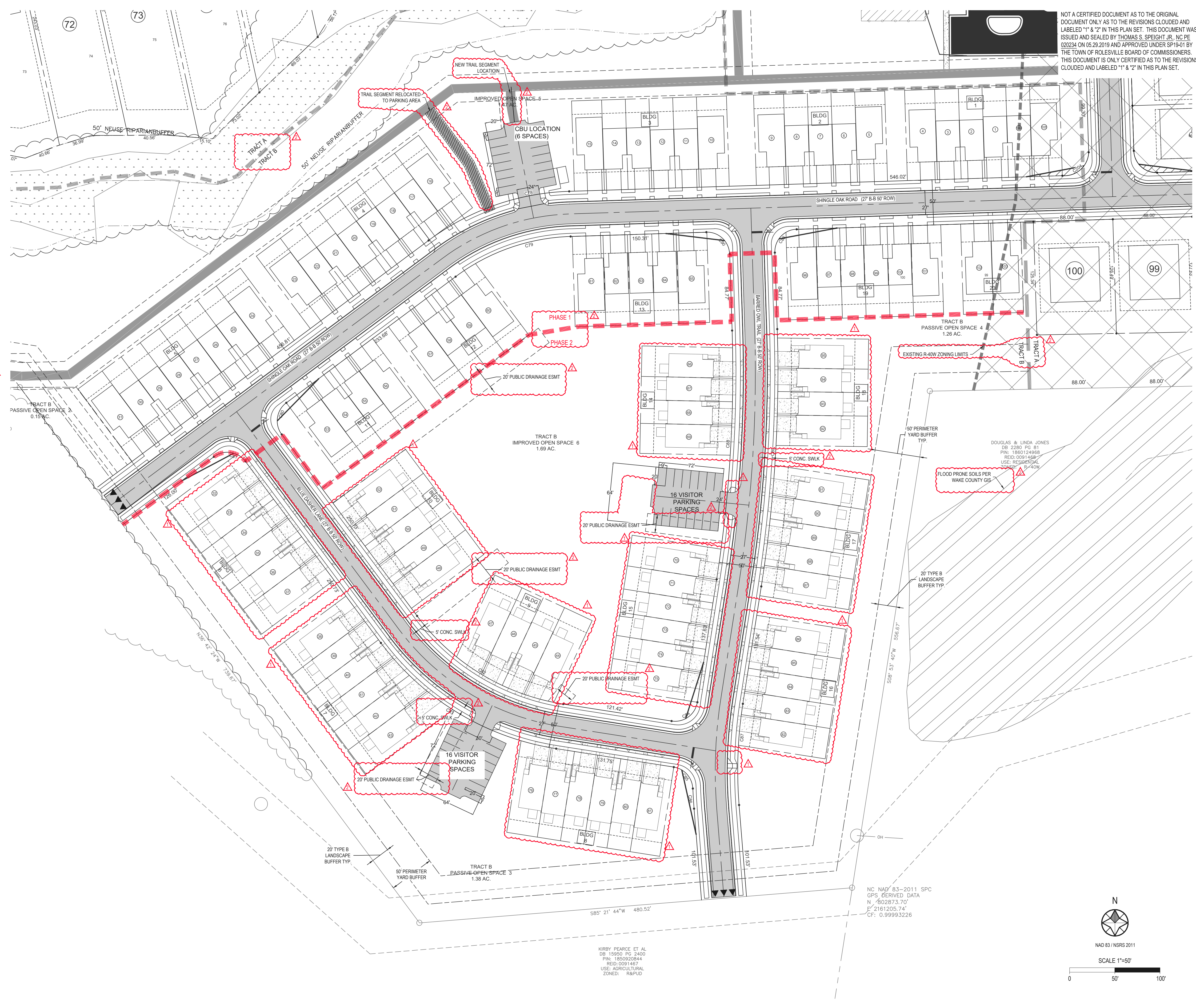
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| SITE DATA | |
|--------------------------------------|-------------------------------|
| OWNER | EXPERIENCEONE HOMES LLC |
| SITE ADDRESS | PO BOX 5509 CARY, NC 27512 |
| PIN | 1860039129 |
| OVERLAY | NAME |
| EXISTING USE | VACANT |
| PROPOSED USE | SFA DWELLINGS |
| ZONING | R&PD & R-40W |
| SP-19-01 APPROVED SFA DWELLING UNITS | 51 |
| PROPOSED SFA DWELLING UNITS | 51 |
| GROSS TRACT AREA | 10.11 AC. |
| PHASE 2 PROPOSED ROADS | |
| BARRED OWL TRAIL (50' R/W WIDTH) | 716 LF |
| BLUE DASHER LANE (50' R/W WIDTH) | 638 LF |

- SYMBOL LEGEND**
- ▲▲▲ END OF STREET SIGNAGE
 - STOP SIGN AND STREET NAME SIGN LOCATION
 - ACCESSIBILITY RAMP
 - LARGE STREET TREE, TYP
2 1/2" CALIPER MIN
 - ▨ FLOOD PRONE SOILS (GIS)
 - ▤ EX. R-40W ZONING (SEE NOTE 6 ON SHEET C300 OF FULLY APPROVED ELIZABETH HEIGHTS CONST. DRAWINGS SP-19-01)
 - - - PHASE LINE
 - - - TRACT LINE

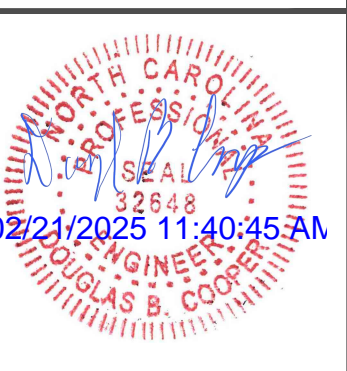


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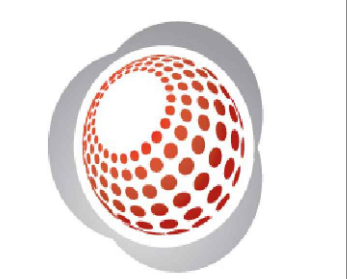


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NCBELS FRM No. C-2376

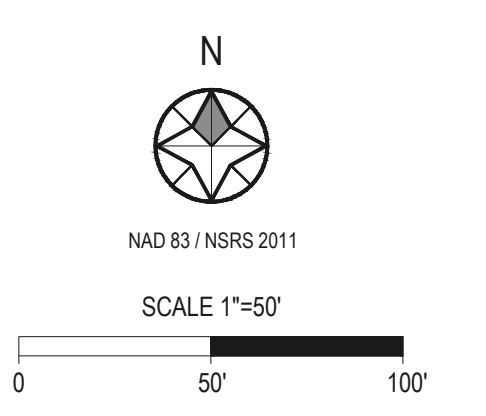


ELIZABETH HEIGHTS
PHASE 2 REVISIONS

SITE PLAN CONT.

Design By: BCSC
Date: 24.11.13
Project #: P170348

SHEET
C302



KIRBY PEARCE ET AL
DB: 15950 PG 2400
PIN: 1805920844
RED: 0091467
USE: AGRICULTURAL
ZONED: R&PD

NC NAD 83-2011 SPC
GPS DERIVED DATA
N: 602873.70
E: 2161205.74
CF: 0.99993226

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| STORM STRUCTURE TABLE | | | | |
|-----------------------|---------|--------------|-----------|------------|
| STRUCTURE | RIM EL. | STRUCTURE IN | INVERT IN | INVERT OUT |
| 411-AD-A | 407.90 | 411-AD-B | 402.92 | 402.72 |
| 411-AD-B | 414.00 | | | 404.60 |
| 414-AD-A | 413.80 | | | 408.70 |
| 420-AD-A | 419.98 | | | 416.53 |

| STORM SYSTEM DATA | | | | | |
|----------------------|--------------------|------|--------|-------|--------------------------|
| DOWNSTREAM STRUCTURE | UPSTREAM STRUCTURE | SIZE | LENGTH | SLOPE | MATERIAL |
| 414-AD-A | 414-AD | 18 | 86.47 | 1.03% | Reinforced Concrete Pipe |
| 411-AD-B | 411-AD-A | 24 | 152.73 | 1.10% | Reinforced Concrete Pipe |
| 411-AD-A | 411-AD | 24 | 110.32 | 1.00% | Reinforced Concrete Pipe |
| 420-AD-A | 420-AD | 15 | 21.96 | 0.50% | Reinforced Concrete Pipe |

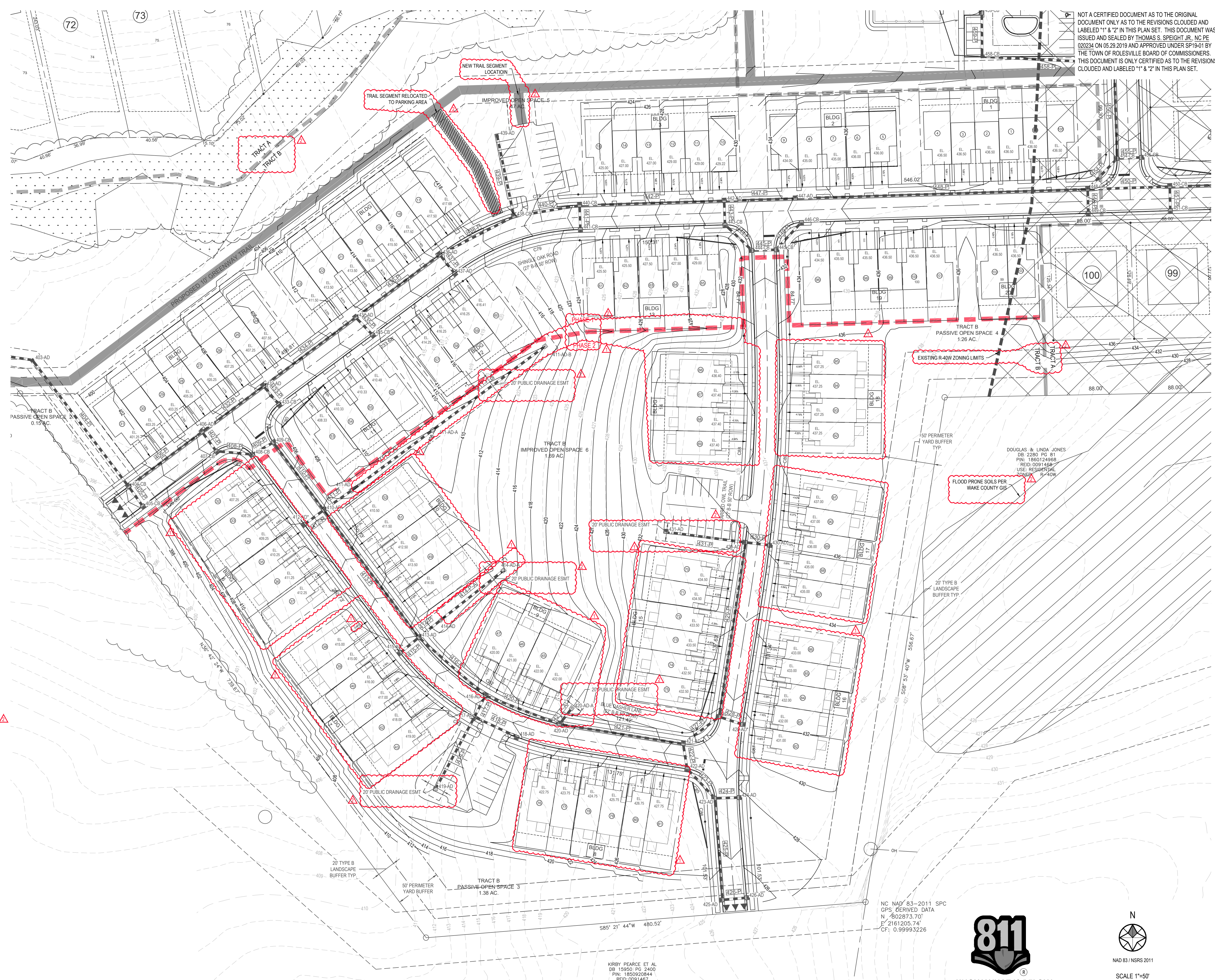
NOTE: CATCH BASINS LABELED WITH AN ASTERISK ARE TO BE ROLLOVER GRATES.

LEGEND:

- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING ELECTRIC POLE
- EXISTING FENCE
- EXISTING MAJOR CONTOURS
- EXISTING MINOR CONTOURS
- EXISTING RIPARIAN BUFFER
- EXISTING STREAM
- EXISTING TREES
- EXISTING WETLAND
- PROPOSED CATCH BASIN
- PROPOSED FLARED END SECTION
- PROPOSED MAJOR CONTOURS
- PROPOSED MINOR CONTOURS
- PROPOSED RIP RAP
- PROPOSED STORM MANHOLE
- PROPOSED STORM PIPE
- PROPOSED YARD INLET
- PROPOSED JUNCTION BOX

SYMBOL LEGEND

- END OF STREET SIGNAGE
- STOP SIGN AND STREET NAME SIGN LOCATION
- ACCESSIBILITY RAMP
- LARGE STREET TREE, TYP
2 1/2" CALIPER MIN
- FLOOD PRONE SOILS (GIS)
- EX. R-40W ZONING (SEE NOTE 6 ON SHEET C300 OF FULLY APPROVED ELIZABETH HEIGHTS CONST. DRAWINGS SP-19-01)
- PHASE LINE
- TRACT LINE

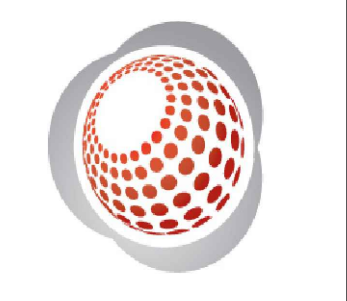


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NCBELS FRM No. C-2378



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1205 AVRETT ROAD
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WAKE COUNTY

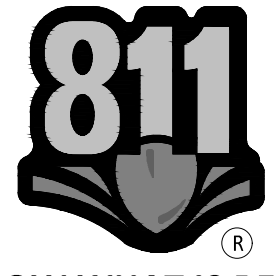
GRADING PLAN CONT.

Design By: BCSC
Date: 24.11.13
Project #: P170348

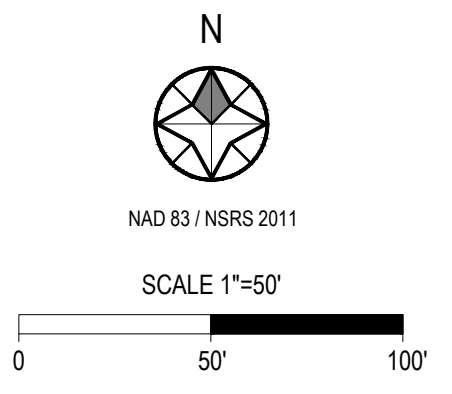
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KNOW WHAT IS BELOW
CALL BEFORE YOU DIG



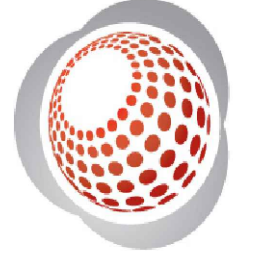
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**ELIZABETH HEIGHTS
PHASE 2 REVISIONS**
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WAKE COUNTY

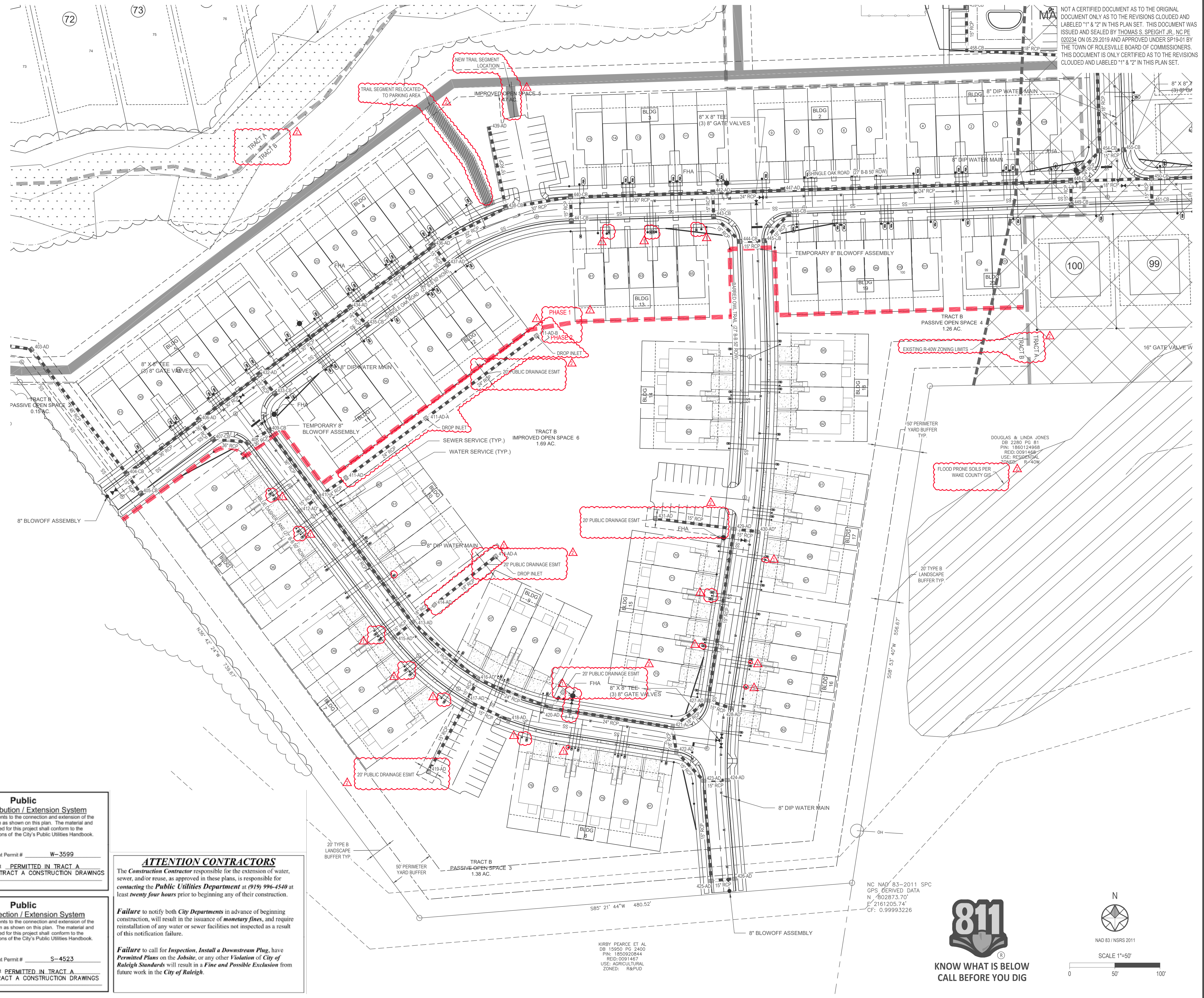
UTILITY PLAN CONT.

Design By: BCSC
Date: 24.11.13
Project #: P170348
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SYMBOL LEGEND

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- STOP SIGN AND STREET NAME SIGN LOCATION
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Public Water Distribution / Extension System
The City of Raleigh consents to the connection and extension of the City's public water system as shown on this plan. The material and construction methods used for this project shall conform to the standards and specifications of the City's Public Utilities Handbook.

City of Raleigh
Public Utilities Department Permit # W-3599
Authorization to Construct **PERMITTED IN TRACT A**
SEE TRACT A CONSTRUCTION DRAWINGS
Date

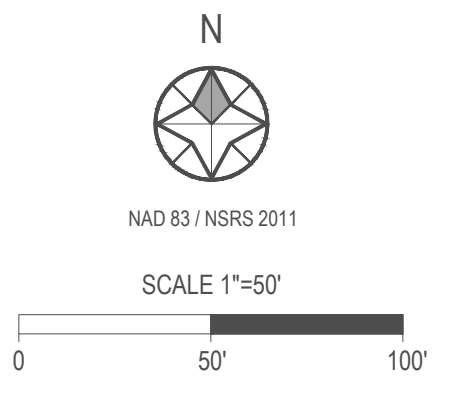
Public Sewer Collection / Extension System
The City of Raleigh consents to the connection and extension of the City's public sewer system as shown on this plan. The material and construction methods used for this project shall conform to the standards and specifications of the City's Public Utilities Handbook.

City of Raleigh
Public Utilities Department Permit # S-4523
Authorization to Construct **PERMITTED IN TRACT A**
SEE TRACT A CONSTRUCTION DRAWINGS
Date

ATTENTION CONTRACTORS
The Construction Contractor responsible for the extension of water, sewer, and/or reuse, as approved in these plans, is responsible for contacting the Public Utilities Department at (919) 996-4540 at least twenty four hours prior to beginning any of their construction.

Failure to notify both City Departments in advance of beginning construction, will result in the issuance of monetary fines, and require reinstallation of any water or sewer facilities not inspected as a result of this notification failure.

Failure to call for Inspection, Install a Downstream Plug, have Permitted Plans on the Jobsite, or any other Violation of City of Raleigh Standards will result in a Fine and Possible Exclusion from future work in the City of Raleigh.

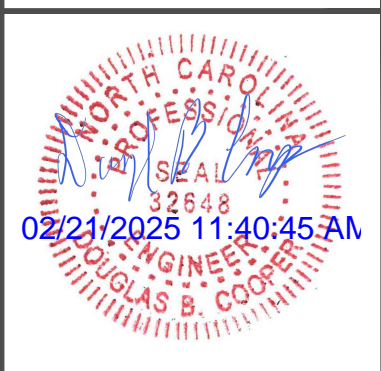


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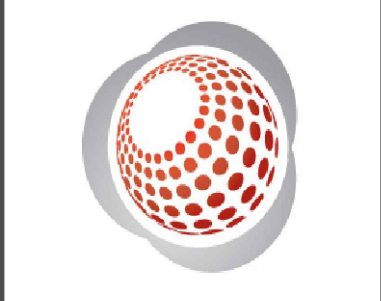
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PHASE 2 REVISIONS
1205 AVERETTE ROAD
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WAKE COUNTY

STORM SEWER PLAN & PROFILE CONT.

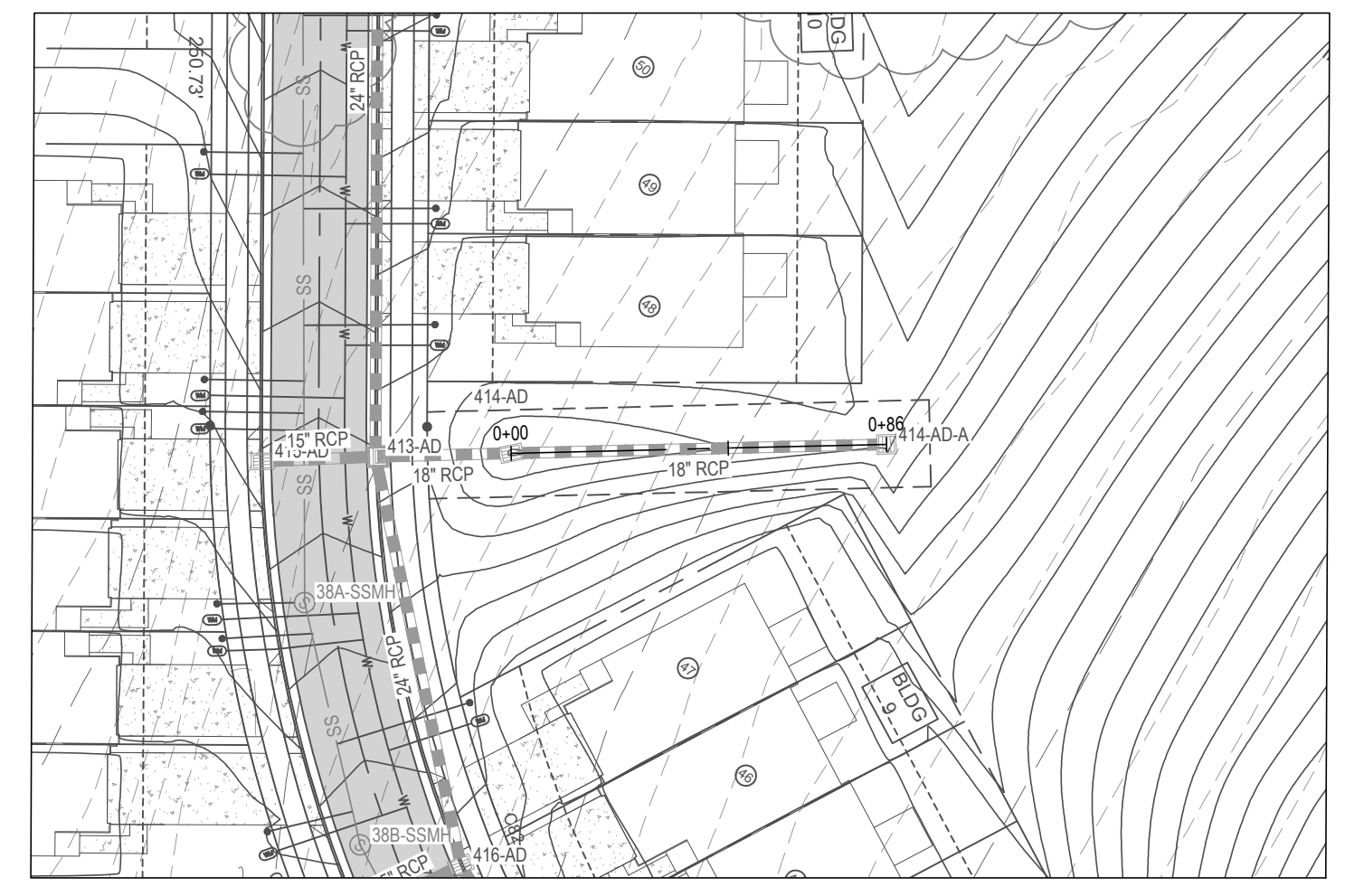
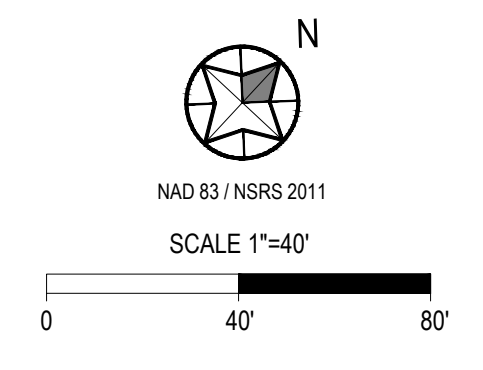
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Date: 24.11.13
Project #: P170348

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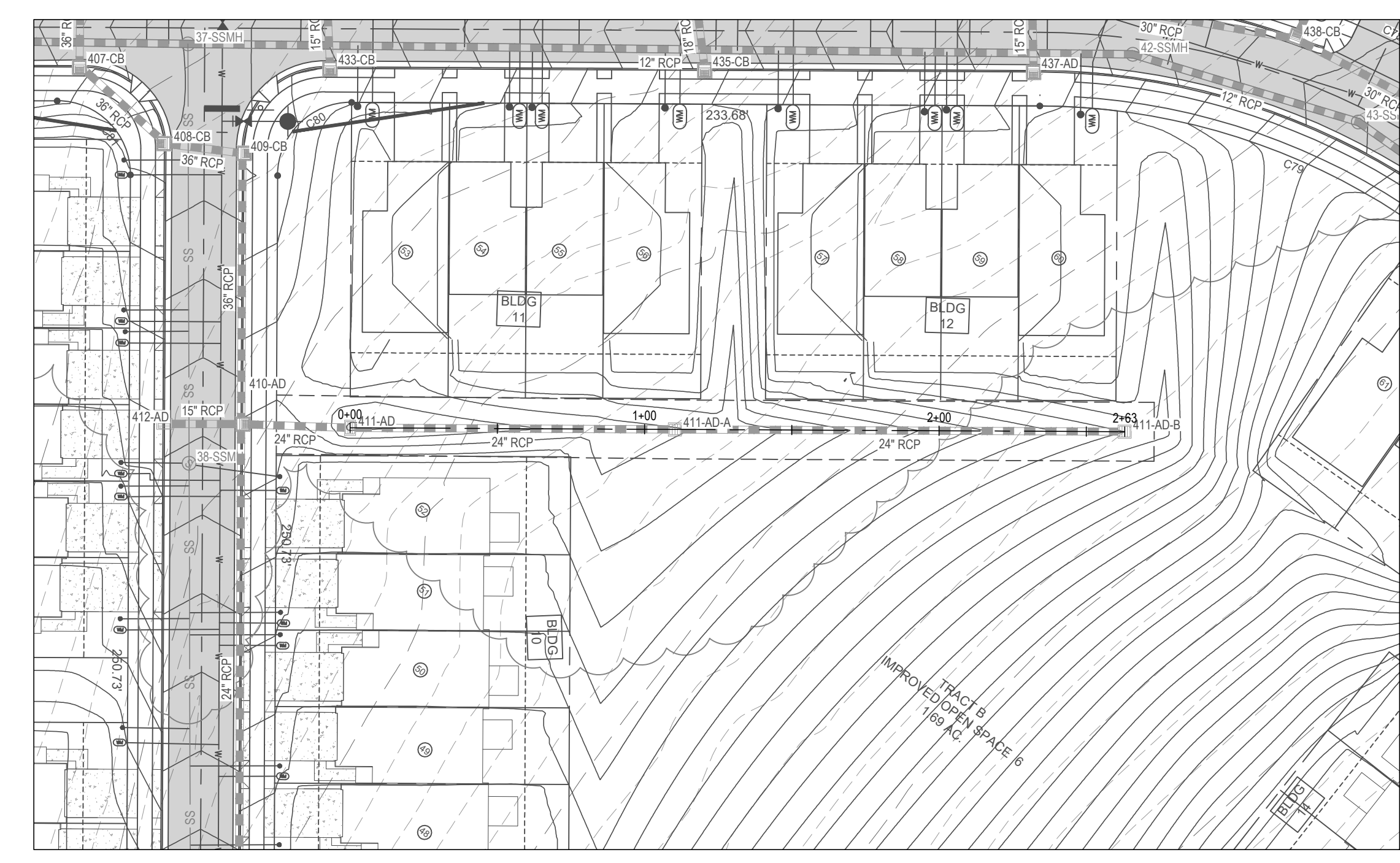
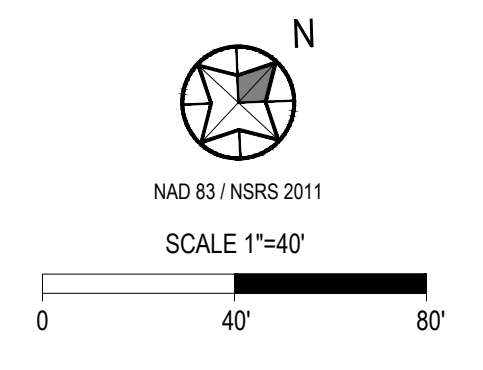
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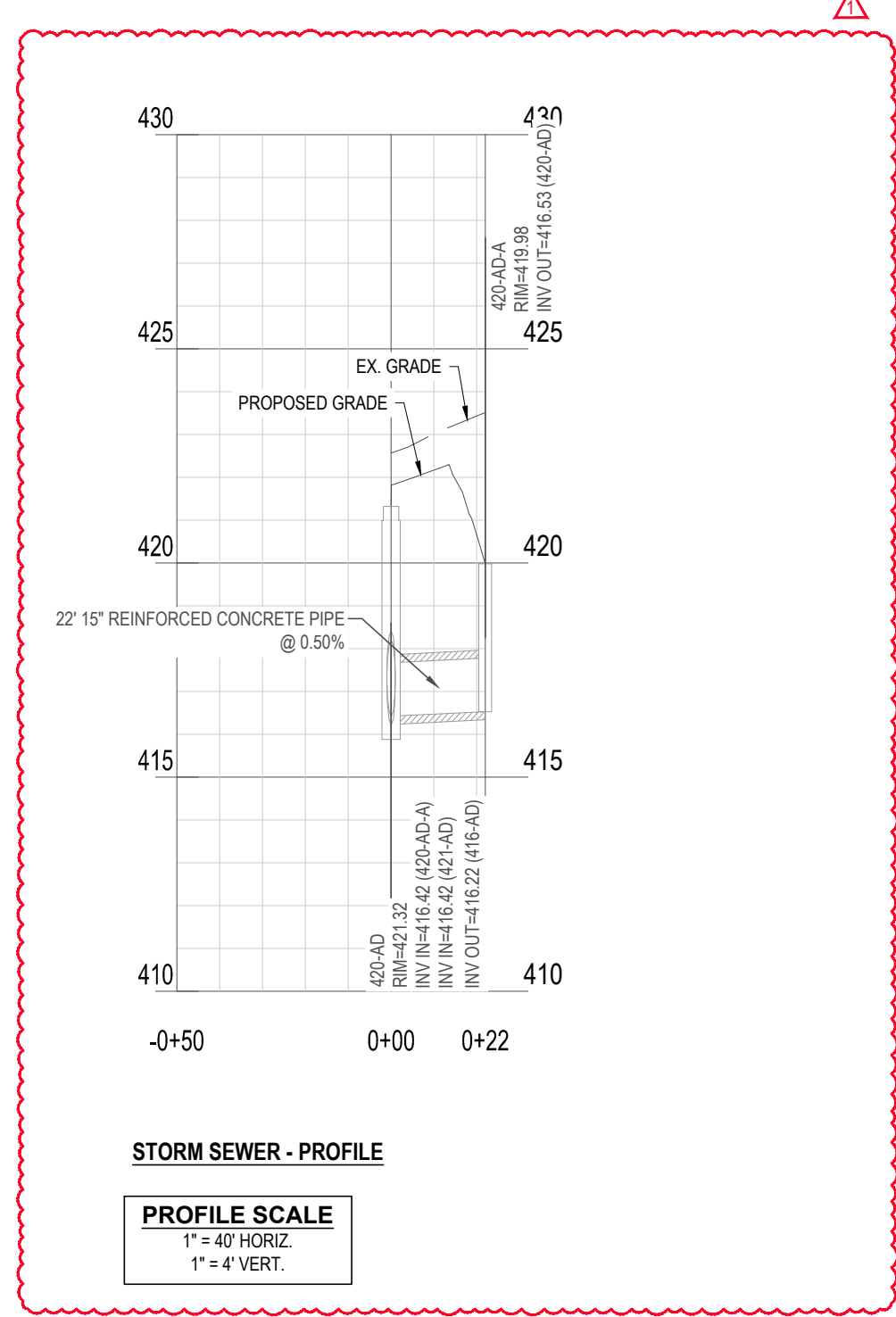
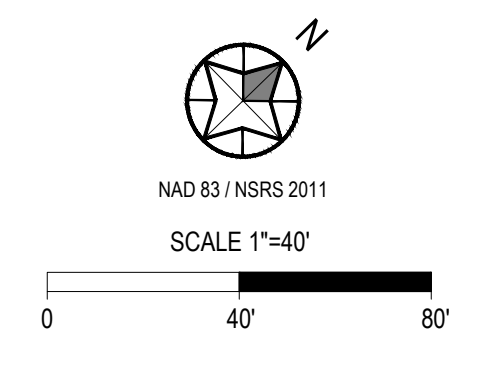
STORM SEWER - PLAN



STORM SEWER - PLAN

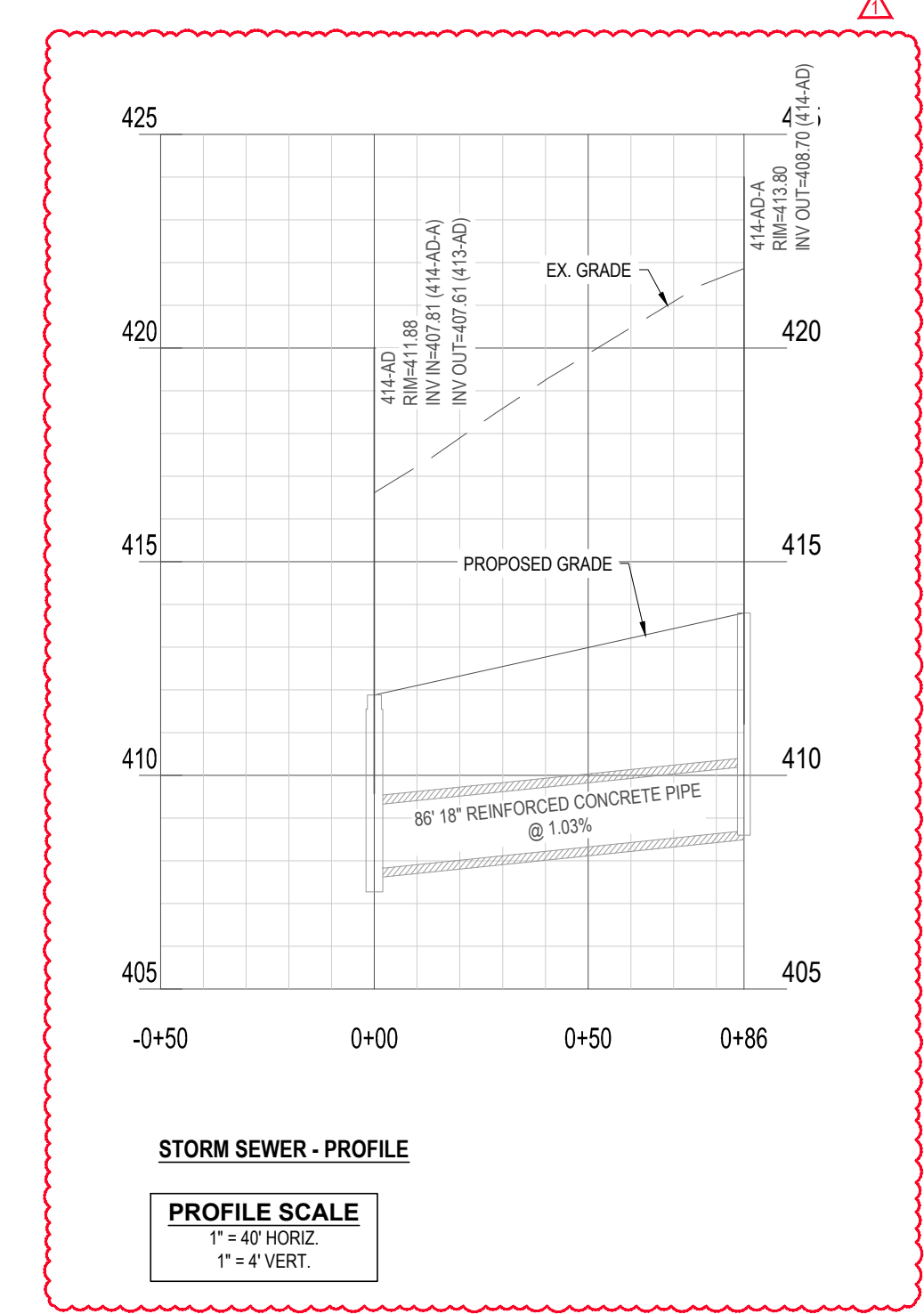


STORM SEWER - PLAN



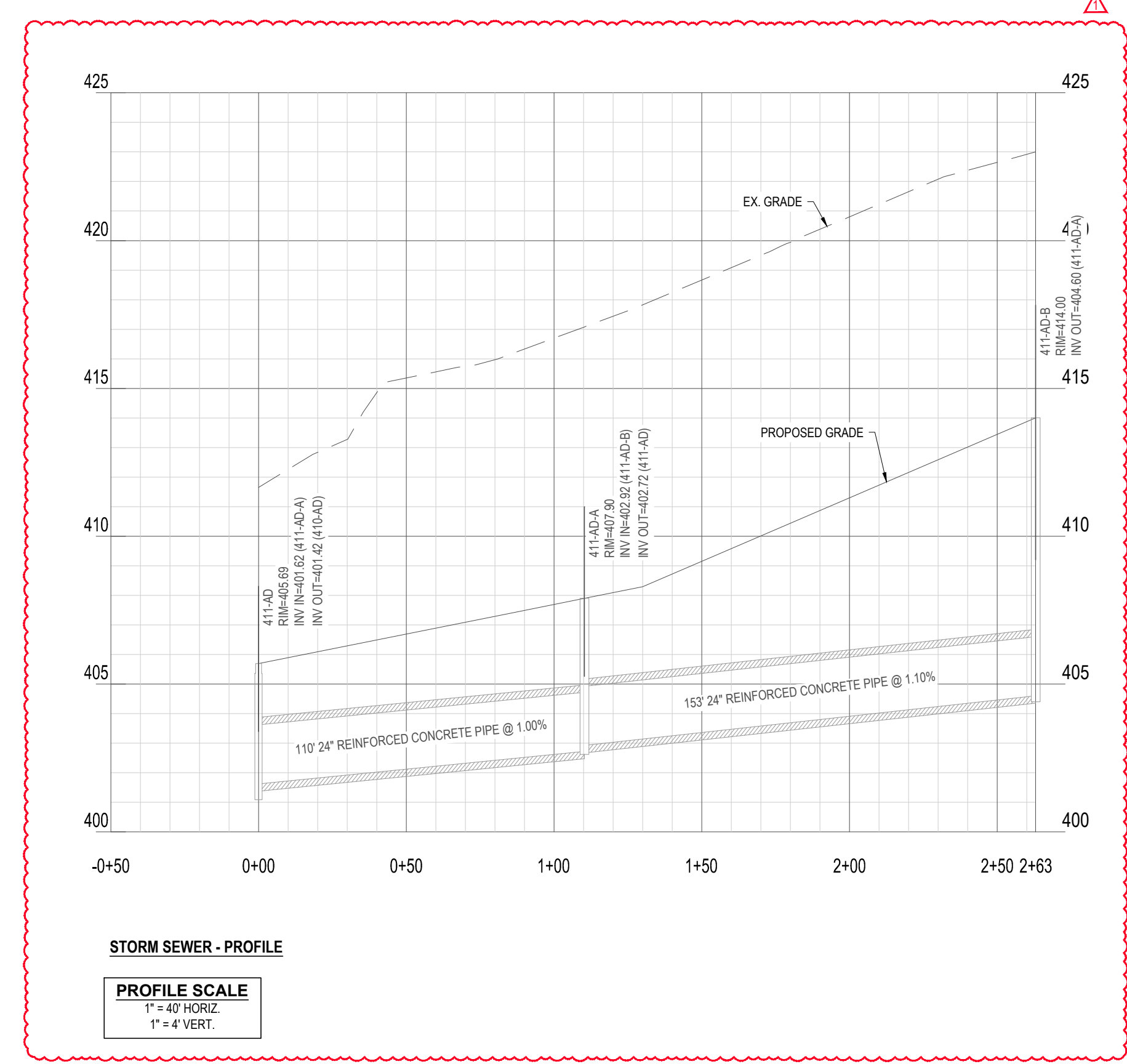
STORM SEWER - PROFILE

PROFILE SCALE
1" = 40' HORIZ.
1" = 4' VERT.



STORM SEWER - PROFILE

PROFILE SCALE
1" = 40' HORIZ.
1" = 4' VERT.



STORM SEWER - PROFILE

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1" = 40' HORIZ.
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