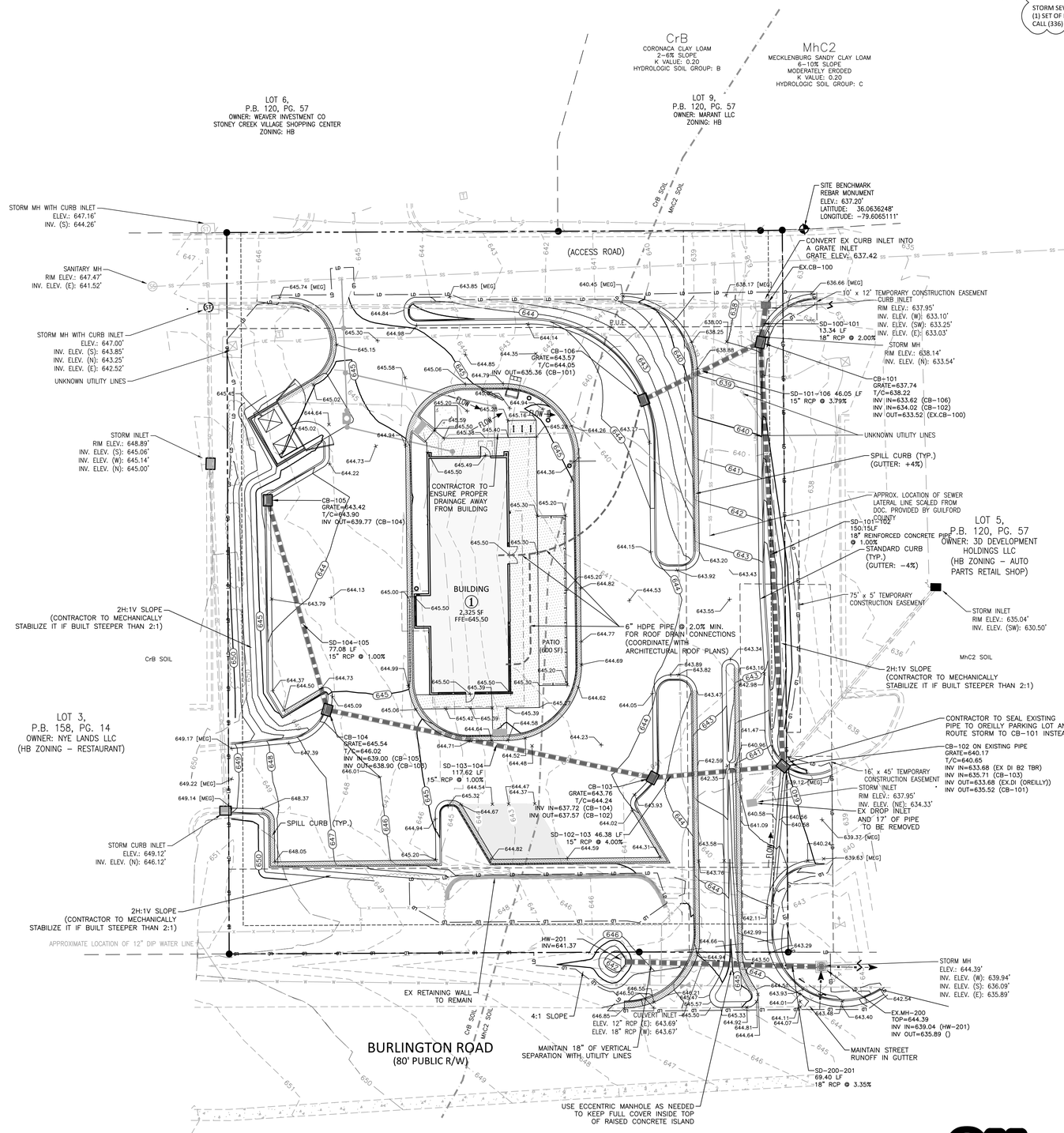
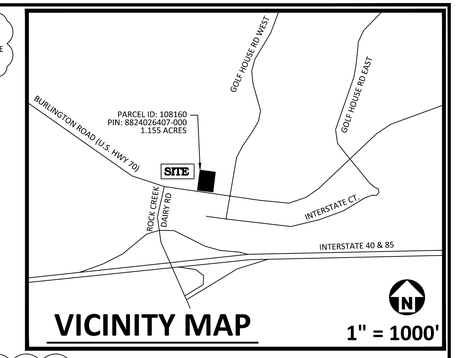


AS-BUILT NOTES:

STORM SEWER AS-BUILTS REQUIRED FOR ALL NEW PIPES 12" AND LARGER. SUBMIT ONE (1) SET OF PLANS TO THE ENGINEERING DEPARTMENT FOR RECORD PURPOSES. CALL (336) 373-2052 WITH QUESTIONS.



SCM REQUIREMENTS PRIOR TO ISSUANCE OF TEMPORARY OR FINAL CERTIFICATE OF OCCUPANCY (FOR SITES WITH EX. SCM):

1. SURVEY THE EXISTING WET DETENTION POND UPON STABILIZATION OF SITE. IF SEDIMENT HAS ACCUMULATED TO A DEPTH GREATER THAN THE ORIGINAL DESIGN DEPTH FOR SEDIMENT STORAGE, THEN CLEAN-OUT SEDIMENT TO ACHIEVE FULL SEDIMENT STORAGE VOLUME/DEPTH. REMOVE AND DISPOSE OF SEDIMENT IN ACCORDANCE WITH LOCAL AND STATE REQUIREMENTS.
2. PROVIDE ENGINEER'S STATEMENT OF COMPLETION VERIFYING THE SEDIMENT STORAGE VOLUME/DEPTH AVAILABLE IN THE WET DETENTION POND IS ADEQUATE.
3. FINAL 705 WATERSHED SECTION INSPECTION TO BE PERFORMED BY GUILFORD COUNTY WATERSHED SECTION UPON RECEIPT OF ABOVE COMPLETED INFORMATION.
4. ABOVE ITEMS ARE TO BE REVIEWED AND APPROVED BY GUILFORD COUNTY WATERSHED SECTION PRIOR TO ISSUANCE OF TCO OR CO.

WATERSHED PROTECTION NOTES:

1. DISTURBED ACREAGE: 1.12 ACRES
2. UNDISTURBED ACREAGE: 0.14 AC ON PARCEL
   TYPE OF GROUND COVER: 0.04 - EX.GRASSED AREA + 0.10 - EX. ASPHALT ROAD
   PERCENTAGE: 12.4 % OF PARCEL
2. TOTAL IMPERVIOUS SURFACE AREA: 0.818 ACRES
3. DISTANCE TO THE NEAREST FLOODWAY: +/- 880 FT NE OF PROJECT SITE
   (ELEVATION OF NEAREST FLOODWAY: 580').
   THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA BASED ON FIRM MAP # 3710882400J WITH MAP REVISED DATE 6/18/07.
4. AVERAGE PERCENTAGE SLOPE PRIOR TO DEVELOPMENT: 5.6 % WEST TO EAST
5. SOILS TYPES: CORONACA CLAY LOAM (CrB) & MECKLENBURG SANDY CLAY LOAM (MhC2)
6. BUA FROM THE SITE WILL BE TREATED BY THE EXISTING WET DETENTION POND FOR STONEY CREEK PHASE 16B RECORDED ON PB 120 PG 057.
7. PER THE PROVISION OF THE PLAT PB 120 PG 057, AND AS INDICATED ON PB 158 PG 014, 0.325 AC OF COMMON ELEMENTS AREA LOCATED AT THE POND SHALL BE ALLOCATED TO THE SITE FOR USE IN CALCULATION MAXIMUM BUA ALLOWED FOR THE SITE.
8. MAX BUA ALLOWED FOR THE SITE = 0.70 (1.154 AC + 0.325 AC) = 1.035 AC PER PB 158 PG 014.
9. TOTAL BUA FOR THE SITE = 0.818 AC < 1.035 AC. OK.
10. THE STONEY CREEK VILLAGE ASSOCIATION IS RESPONSIBLE FOR MAINTAINING THE COMPLETED PERMANENT WET DETENTION POND AS DIRECTED BY THE GOVERNMENTAL OFFICE HAVING JURISDICTION FOR WATERSHED PROTECTION AND IF THE STONEY CREEK VILLAGE ASSOCIATION SHOULD BE DISSOLVED OR CEASE TO EXIST, THEN IN THAT EVENT ALL THE OWNERS OF RECORD AT THE TIME OF REQUIRED MAINTENANCE SHALL BE JOINTLY AND SEVERALLY LIABLE FOR ANY AND ALL COSTS ATTENDANT THERETO.

11. RECEIVING WATER NOTES:
A. THE SITE DRAINS THROUGH A SERIES OF EXISTING UNDERGROUND PIPES TO A WET DETENTION POND LOCATED APPROXIMATELY 700 FEET NORTH OF THE SITE. (SEE PLAT BOOK 120 - PAGE 57 FOR DETAILS)
B. THE WET POND WILL DRAIN TO ROCK CREEK AND THEN LAKE MACKINTOSH.
C. THE PROPOSED BUILT UP AREA (BUA) FOR THE SITE IS LESS THAN THE MAXIMUM BUA SHOWN ON PLAT BOOK 158 PAGE 14. (SEE COVER SHEET FOR DETAILS)

GRADING NOTES

1. ALL DIMENSIONS AND GRADES SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER IF ANY DISCREPANCIES EXIST PRIOR TO PROCEEDING WITH CONSTRUCTION, FOR NECESSARY PLAN OR GRADE CHANGES. NO EXTRA COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR ANY WORK DONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.
2. OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) STANDARDS FOR EXCAVATIONS; FINAL RULE 29CFR PART 1926, SUBPART "P" APPLIES TO ALL EXCAVATIONS EXCEEDING FIVE (5) FEET IN DEPTH. EXCAVATION EXCEEDING TWENTY (20) FEET IN DEPTH REQUIRES THE DESIGN OF A TRENCH SAFETY SYSTEM BY A REGISTERED PROFESSIONAL ENGINEER, PROVIDED BY CONTRACTOR RESPONSIBLE FOR EXCAVATION.
3. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH GUILFORD COUNTY, AND/OR NCDOT STANDARDS AND SPECIFICATIONS AS APPLICABLE.
4. CONTRACTOR SHALL NOTIFY "NC811" (811) OR (1-800-632-4949) AT LEAST 3 FULL BUSINESS DAYS PRIOR TO BEGINNING CONSTRUCTION OR EXCAVATION TO HAVE EXISTING UTILITIES LOCATED. CONTRACTOR SHALL CONTACT ANY LOCAL UTILITIES THAT PROVIDE THEIR OWN LOCATOR SERVICES INDEPENDENT OF "NC811". REPORT ANY DISCREPANCIES TO THE ENGINEER IMMEDIATELY.
5. PRIOR TO BEGINNING CONSTRUCTION, THE GENERAL CONTRACTOR SHALL SCHEDULE AND ATTEND A PRE-CONSTRUCTION CONFERENCE WITH GUILFORD COUNTY STORMWATER AND EROSION CONTROL DEPARTMENT, THE ENGINEER AND A REPRESENTATIVE OF THE OWNER.
6. CONSTRUCTION, MAINTENANCE AND REMOVAL OF ALL EROSION CONTROL DEVICES ARE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR. TIMING OF REMOVAL SHALL BE COORDINATED WITH THE EROSION CONTROL INSPECTOR.
7. EXISTING UTILITIES AND STRUCTURES SHOWN, BOTH UNDERGROUND AND ABOVE GROUND, ARE BASED ON A FIELD SURVEY AND THE BEST AVAILABLE RECORD DRAWINGS. THE CONTRACTOR SHALL VERIFY FIELD CONDITIONS PRIOR TO BEGINNING RELATED CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.
8. SOIL UNDER BUILDINGS, PAVED AREAS AND WITHIN SLOPES GREATER THAN 3:1 (H:V) SHALL BE APPROVED, PLACED AND COMPACTED AS RECOMMENDED BY THE GEOTECHNICAL ENGINEER.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING AND MAINTAINING ALL CONTROL POINTS AND BENCH MARKS NECESSARY.
10. 5'X5' PAD AT DOORS WITH MAXIMUM 2% SLOPE IN ALL DIRECTIONS.
11. SIDEWALK TO BE MAXIMUM 5% SLOPE AND 2% CROSS SLOPE AND 5'X5' PAD 2% IN ALL DIRECTIONS AND CHANGES OF DIRECTION.
12. PATIO AREA TO BE 2% MAXIMUM SLOPE IN ALL DIRECTIONS.
13. ADA AISLE TO BE MAXIMUM 5% LONGITUDINAL SLOPE AND 2% CROSS SLOPE.

EXCAVATION NOTES:

GEOTECHNICAL REPORT BY ECS SOUTHEAST LLC, ECS PROJECT NUMBER 09:29318 INDICATES SHALLOW ROCK ON SITE. SEE REPORT FOR RECOMMENDATIONS FOR GRADING AND UTILITY INSTALLATION.

GRADING LEGEND

[MEG]	MATCH EXISTING GRADE
	FLARED END SECTION
	CATCH BASIN
	DROP INLET
	STORM SERVICE INLET
	STORM SERVICE ROOF–DRAIN
	JUNCTION BOX
250.50 / 250.00	TOP & BOTTOM CURB ELEVATIONS
+ 250.60	SPOT ELEVATION
	STORM DRAINAGE
	STORM SERVICE LINE
LD — LD	LIMITS OF DISTURBANCE
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)
	SPILL CURB (REVERSED 4.00% GUTTER SLOPE)

STORM DRAINAGE NOTES:

1. ALL STORM DRAINAGE PIPES SHOWN SHALL BE REINFORCED CONCRETE (RCP) (MINIMUM CLASS III) UNLESS NOTED OTHERWISE. CONTRACTOR TO COORDINATE WITH THE GEOTECH TO VERIFY TYPE OF BEDDING REQUIRED BASED ON SOIL CONDITIONS. CONTRACTOR TO SELECT REQUIRED CLASS OF PIPE BASED ON DEPTH OF PIPE AND BEDDING PROVIDED PER THE AMERICAN CONCRETE PIPE ASSOCIATION GUIDELINES.
2. ALL STORM DRAINAGE CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST GUILFORD COUNTY STANDARDS.
3. ALL CONCRETE SHALL MEET A MINIMUM 3000 PSI COMPRESSIVE STRENGTH.
4. ALL PIPE IN STORM DRAIN STRUCTURES SHALL BE STRUCK EVEN WITH INSIDE WALL.
5. ALL PIPE JOINTS SHALL BE MADE WITH PREFORMED JOINT SEALER, WHICH CONFORMS TO AASHTO SPECIFICATION M-198 FOR TYPE B FLEXIBLE PLASTIC GASKETS UNLESS OTHERWISE NOTED.
6. THE INTERIOR SURFACES OF ALL STORM DRAINAGE STRUCTURES SHALL BE POINTED UP AND SMOOTHED TO AN ACCEPTABLE STANDARD USING MORTAR MIXED TO MANUFACTURER'S SPECIFICATIONS.
7. ALL BACKFILL SHALL BE NON-PLASTIC IN NATURE, FREE FROM ROOTS, VEGETATION MATTER, WASTE CONSTRUCTION MATERIAL OR OTHER OBJECTIONABLE MATERIAL. SAID MATERIAL SHALL BE CAPABLE OF BEING COMPACTED BY MECHANICAL MEANS AND SHALL HAVE NO TENDENCY TO FLOW OR BEHAVE IN A PLASTIC MANNER UNDER THE TAMPING BLOWS OR PROOF ROLLING.
8. MATERIALS DEEMED BY THE OWNER'S REPRESENTATIVE AS UNSUITABLE FOR BACKFILL PURPOSES SHALL BE REMOVED AND REPLACED WITH SUITABLE MATERIAL.
9. BACKFILLING OF TRENCHES SHALL BE ACCOMPLISHED IMMEDIATELY AFTER PIPE IS LAID. THE FILL AROUND THE PIPE SHALL BE THOROUGHLY COMPACTED TO 98% OF THE MAXIMUM DRY DENSITY OBTAINABLE WITH THE STANDARD PROCTOR TEST. THE TOP EIGHT (8) INCHES SHALL BE COMPACTED TO 100 PERCENT STANDARD PROCTOR.
10. UNDER NO CIRCUMSTANCES SHALL WATER BE ALLOWED TO RISE IN UNBACKFILLED TRENCHES AFTER PIPE HAS BEEN PLACED.
11. IF THE USE OF WAFFLE BOXES ARE ALLOWED AT THIS SITE, ALL PENETRATIONS FOR STORM DRAINAGE PIPES MUST BE MADE WITHIN THE KNOCK-OUT PORTION OF THE BOX AND NOT AT THE CORNERS WHERE THE STRUCTURAL INTEGRITY MAY BE COMPROMISED.

STANDARD NOTES:

1. PRIOR TO ANY CLEARING, GRADING OR CONSTRUCTION ACTIVITY, CONSTRUCTION FENCE OR TREE PROTECTION FENCING (IF APPLICABLE) SHALL BE INSTALLED AROUND PROTECTED TREES OR GROVES OF TREES. NO CONSTRUCTION WORKERS, TOOLS, MATERIALS, OR VEHICLES ARE PERMITTED WITHIN THE TREE PROTECTION FENCING.
2. ANY TREES AND/OR AREAS DESIGNATED TO BE PROTECTED MUST BE PROPERLY BARRICADED WITH FENCING AND PROTECTED THROUGHOUT CONSTRUCTION TO INSURE THAT NO CLEARING, GRADING, OR STAGING OF MATERIALS WILL OCCUR IN THOSE AREAS.
3. PROTECTIVE FENCING IS TO BE MAINTAINED THROUGHOUT THE DURATION OF THE PROJECT, AND CONTRACTORS SHALL RECEIVE ADEQUATE INSTRUCTION ON TREE PROTECTION METHODS.
4. CONTACT THE NORTH CAROLINA ONE CALL CENTER AT 1-800-632-4949 AT LEAST THREE (3) FULL BUSINESS DAYS PRIOR TO DOING ANY DIGGING, CLEARING, OR GRADING.
5. ALL DIMENSIONS AND GRADES SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE OWNER IF ANY DISCREPANCIES EXIST PRIOR TO PROCEEDING WITH CONSTRUCTION FOR NECESSARY PLAN OR GRADE CHANGES. NO EXTRA COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR ANY WORK DONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT GUILFORD COUNTY ENGINEERING DESIGN AND CONSTRUCTION STANDARDS

811 Know what's below. Call before you dig.

GRAPHIC SCALE
0 10 20 40
1 inch = 20 ft.

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

MCADAMS
The John R. McAdams Company, Inc.
2905 Meridian Parkway
Durham, NC 27713
phone 919. 361. 5000
fax 919. 361. 2269
license number: C-0293, C-187
www.mcadamsco.com

CLIENT

CAPITAL GROWTH BUCHALTER
361 SUMMIT BLVD, STE 100
BIRMINGHAM, ALABAMA
PHONE: 205.263.4589

CAPITAL GROWTH BUCHALTER

STARBUCKS - BURLINGTON RD
MINOR SITE PLAN SUBMITTAL
6405 BURLINGTON ROAD
WHITSETT, NORTH CAROLINA 27377

Micallef
2021 11:17 AM

NORTH CAROLINA PROFESSIONAL SEAL 051000 ENGINEER LAUREN A. MICALLEF

REVISIONS

NO.	DATE	
1	08. 10. 2021	REVISED PER STARBUCKS & COUNTY COMMENTS
2	-	-
3	-	-
4	-	-
5	-	-
6	-	-

PLAN INFORMATION

PROJECT NO.	CGB-20050
FILENAME	CGB20050X-C3D+GRADING
CHECKED BY	LAW
DRAWN BY	LAM
SCALE	1" = 20'
DATE	03. 25. 2021

SHEET

GRADING AND STORM DRAINAGE PLAN

C3.00

M:\Projects\CGBuchalter\CGB-20050\04-Production\Engineering\Construction Drawings\Current Drawings\CGB20050X-C3D+GRADING.dwg, 8/10/2021 10:59:40 AM, Micallef, Lauren