

PROJECT DATA
 PIN NO. - 0732.03-02-7646
 EXISTING ACREAGE - 2.096 AC. (91,302 SF)
 ACREAGE AFTER ROW DEDICATION - 1.75 AC (76,372 SF)
 ZONING - B1-CU
 OWNER - CAM REALTY
 215 HALLOCK ROAD STE. 4
 STONY BROOK, NY 11790
 PHONE: (631) 444-0949
 FAX: (631) 444-0925
 ANNEXATION - #202

PARKING/BUILDING:
 USAGE: GENERAL RETAIL
 REQUIRED PARKING - 1 STALL PER 300 SF
 BUILDING 1 - 2,365 SF
 BUILDING 2 - 4,897 SF
 TOTAL BUILDING AREA - 7,262 SF
 TOTAL PARKING REQUIRED - 24
 TOTAL PARKING PROVIDED - 32

BUFFERS/RCA REQUIRED/PROVIDED:
 REQUIRED: 19,093 SF (25%)
 PROVIDED: 25,687 SF (34%)
 SEE SHEET 2.0 FOR DETAILED CALCULATIONS AND TYPES

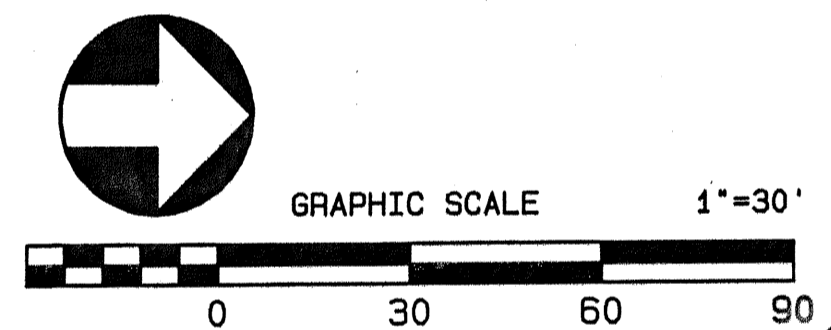
BUILDING SETBACKS ARE AS NOTED BELOW OR REQUIRED BUFFERS PLUS 10', WHICHEVER IS GREATER
 FRONT - 25' (STREETSCAPE)
 SIDE - 15'
 REAR - 20'

MECHANICAL AND/OR SATELLITE WILL BE SCREENED FROM OFFSITE VIEW.
 HANDICAP ACCESS: SHALL CONFORM TO CURRENT REQUIREMENTS OF VOLUME I-C.

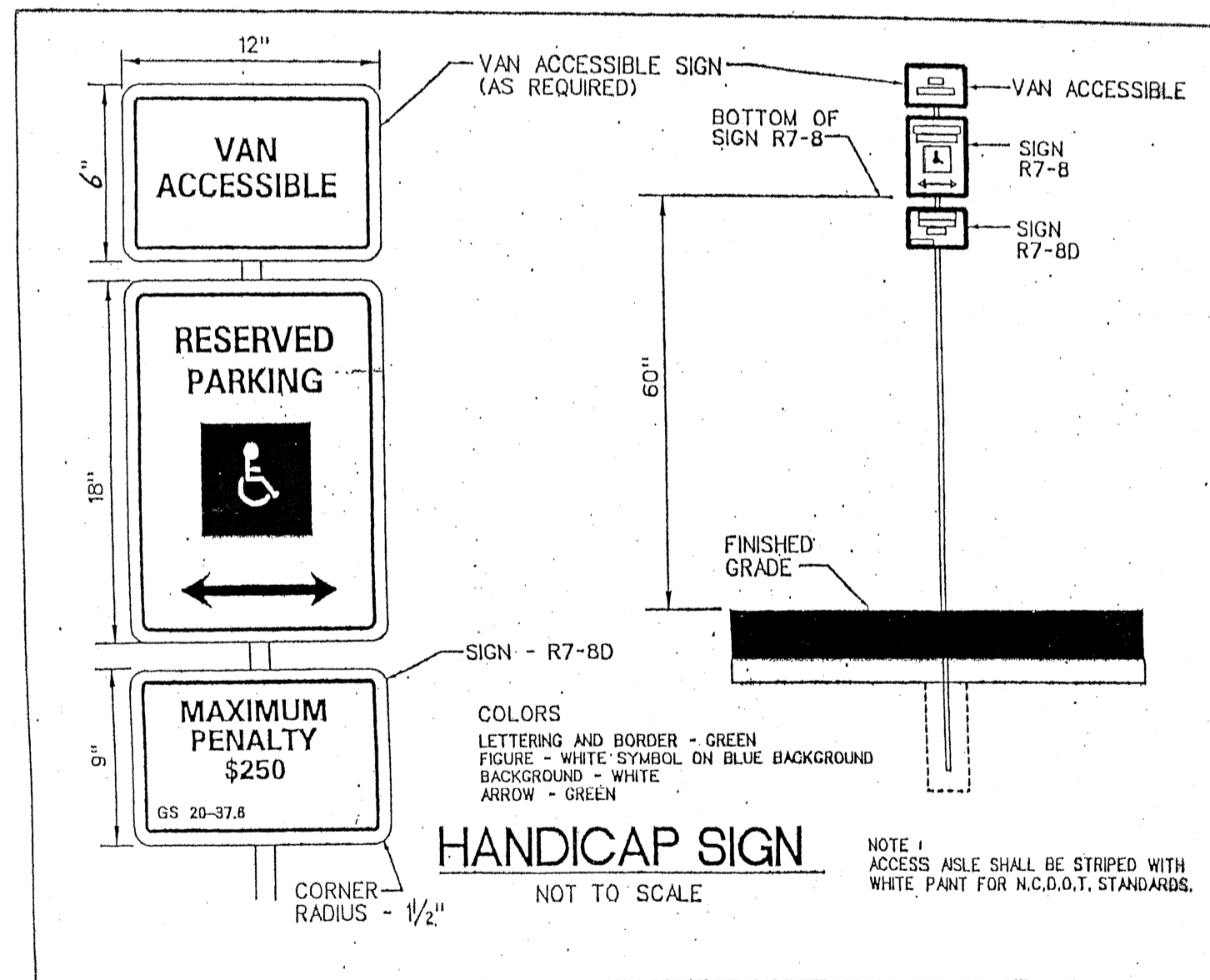
SITE IMPERVIOUS AREA			
TOTAL SITE AREA AFTER ROW DEDICATION	1.75 AC	76,372 SF	100%
PROPOSED TOTAL IMPERVIOUS SITE AREA	0.74 AC	32,183 SF	42%
ALLOWED TOTAL IMPERVIOUS SITE AREA	1.14 AC	49,642 SF	65%

GENERAL NOTES:

- NO SITE DEVELOPMENT ACTIVITY INCLUDING BUT NOT LIMITED TO TESTING, CLEARING, INSTALLATION OF SSE MEASURES, OR GRADING SHALL OCCUR UNTIL REQUIRED PROTECTION FENCING HAS BEEN INSTALLED AND INSPECTED. A PROTECTION FENCING INSTALLATION PERMIT MAY BE OBTAINED AT THE PLANNING DEPARTMENT OR BY CALLING (919) 249-3426.
- PROTECTION FENCING MUST BE PLACED AWAY FROM ANY SAVED TREE ONE FOOT FOR EACH INCH OF TREE CALIPER. PROTECTION FENCING MUST BE PLACED AT LEAST 10' AWAY FROM ANY OTHER DESIGNATED RESOURCE CONSERVATION AREA, SUCH AS BUT NOT LIMITED TO HISTORIC BUILDINGS AND STRUCTURES, WETLANDS, AND PONDS. PROTECTION FENCING MUST BE PLACED ALONG THE OUTSIDE OF THE 100-YR FLOODPLAIN, AND THE OUTSIDE EDGE OF ANY RIPARIAN BUFFER. ADDITIONAL PROTECTION FENCING MAY BE REQUIRED IN OTHER LOCATIONS CLOSE TO CONSTRUCTION ACTIVITY WHERE IT IS DEEMED NECESSARY BY THE ZONING ENFORCEMENT OFFICER; SUCH AREAS MAY INCLUDE BUT ARE NOT LIMITED TO COMMON PROPERTY LINES OR NEAR PUBLIC AREAS (SIDEWALKS, ETC.).
- ALL GRADING AND SUPPORT STRUCTURES ASSOCIATED WITH ANY RETAINING WALL STRUCTURE SHALL NOT ENCROACH INTO ANY REQUIRED BUFFER OR PROTECTED AREA (SUCH AS BUT NOT LIMITED TO, RCA, AND CRITICAL ROOT ZONES OF TREES, PUBLIC UTILITY EASEMENTS AND RIGHT-OF-WAY), AND SHALL BE CONTAINED ENTIRELY ON SITE.
- SITE ELEMENTS REQUIRED TO SATISFY RECREATIONAL REQUIREMENTS SUCH AS BUT NOT LIMITED TO PLAY FIELDS AND GREENWAY TRAILS AND ITEMS TYPICALLY ASSOCIATED WITH THEM (BENCHES, TRASH CONTAINERS, SIGNS, ETC.) MUST MEET ANY APPLICABLE STANDARDS FOUND IN THE TOWN OF APEX STANDARD SPECIFICATIONS AND CONSTRUCTION DETAILS AND THE REQUIREMENTS OF THE TOWN OF APEX PARKS AND RECREATION DEPARTMENT.
- THE SCREENING OF LOADING DOCKS, TRASH CONTAINERS (INCLUDING DUMPSTERS AND ROLLOUT CARTS), OUTDOOR STORAGE, MECHANICAL AND HVAC EQUIPMENT, AND SIMILAR FACILITIES ON THE ROOF, ON THE GROUND, OR ON BUILDINGS SHALL MEET THE REQUIREMENTS FOUND IN THE SECTION 8.2.6 OF THE UNIFIED DEVELOPMENT ORDINANCE; SPECIFICALLY SCREENING MUST BE DONE SO THAT:
 - IT IS INCORPORATED INTO THE OVERALL DESIGN THEME OF THE BUILDING AND LANDSCAPE.
 - SCREENING MATERIALS ARE NOT DIFFERENT FROM OR INFERIOR TO THE PRINCIPAL MATERIALS OF THE BUILDING OR LANDSCAPE, AND ARE SIMILAR IN MATERIALS AND COLOR.
 - SCREENED ITEMS ARE OUT OF VIEW FROM ADJACENT PROPERTIES AND PUBLIC STREETS, AND A TOTALLY OPAQUE SCREEN IS ACHIEVED.
 - ANY GROUND-MOUNTED HVAC OR OTHER MECHANICAL OR UTILITY EQUIPMENT SIX FEET TALL OR HIGHER MUST BE FENCED AND LANDSCAPED.
 - DUMPSTER ENCLOSURES MUST MEET THE ABOVE REQUIREMENTS PLUS THEY MUST BE AT LEAST EIGHT-FOOT TALL OR THE HEIGHT OF THE DUMSTER, WHICHEVER IS TALLER; AND BUILT OF MASONRY MATERIAL.
- ALL REQUIRED SITE ELEMENTS SHOWN WITHIN A PARTICULAR PHASE MUST BE INSTALLED BEFORE A FINAL CERTIFICATE OF OCCUPANCY MAY BE ISSUED FOR ANY BUILDING WITHIN THAT PHASE.
- SITE ITEMS SUCH AS BUT NOT LIMITED TO LIGHTING, LANDSCAPING (INCLUDING MULCH), SCREENING (I.E. DUMPSTERS/TRASH, MECHANICAL/HVAC, ETC.), SITE STABILIZATION (SEEDING), AND PARKING AND PAVEMENT MARKING MUST BE COMPLETED PRIOR TO SCHEDULING A FINAL SITE INSPECTION.
- INDIVIDUAL SIGNS ARE NOT APPROVED AS PART OF THE SITE PLAN APPROVAL PROCESS, A SEPARATE SIGN PERMIT MUST BE OBTAINED PRIOR TO INSTALLATION OF THE SIGN. MULTIPLE USE LOTS, NON-RESIDENTIAL SUBDIVISIONS, AND MULTIPLE TENANT LOTS MUST SUBMIT A MASTER SIGN PLAN FOR APPROVAL.
- ALL DUMPSTER AND CARDBOARD RECYCLING LOCATIONS WILL BE SCREENED FROM OFF-SITE VIEWS.
- THE SIZE OF THE PLANTING AREA AND SIZE OF PLANT MATERIAL AT MATURITY SHALL ALLOW FOR A 2.5' BUMPER OVERHANG FROM THE BACK OF CURB.
- ALL TREE PROTECTION FENCING SHALL BE MAINTAINED UNTIL ALL SITE WORK IS COMPLETED. THE FENCING SHALL BE REMOVED PRIOR TO THE FINAL SITE INSPECTION FOR THE CERTIFICATE OF OCCUPANCY (CO).
- UTILITY EQUIPMENT AND FACILITIES ASSOCIATED WITH ON-SITE ELECTRIC, CABLE, TELEPHONE, AND GAS OR OTHER SIMILAR UTILITY SHALL BE SCREENED, TO THE EXTENT POSSIBLE, WITH EVERGREEN PLANTINGS. PLANTINGS SHALL ALLOW FOR A MINIMUM OF A 5' CLEARANCE AROUND THE STRUCTURE TO ALLOW FOR ACCESS. ADDITIONALLY, ANY SIDE OF THE STRUCTURE HAVING A DOOR LOCK, THE PLANTINGS SHALL ALLOW FOR A 10' CLEARANCE. THE AMOUNT OF CLEARANCE SHALL ACCOUNT FOR THE SIZE OF THE PLANT MATERIAL AT MATURITY.
- ALL VEHICULAR USE AREAS (DRIVES AND PARKING AREAS) SHALL BE SCREENED FROM OFF-SITE VIEWS.
- ALL SURVEY AND TOPOGRAPHIC INFORMATION WAS PROVIDED BY KEN CLOSE INC., SURVEYING.
- ADJACENT PROPERTY OWNERS WERE PROVIDED BY KEN CLOSE AND ASSOCIATES.
- ALL CONSTRUCTION MUST BE PERFORMED IN ACCORDANCE WITH THE CURRENT TOWN OF APEX STANDARD SPECIFICATIONS AND CONSTRUCTION DETAILS.
- AN ARBORIST COMPLETION LETTER ADDRESSING THAT THE ROOT ZONE OF THE TREES THAT ARE IMPACTED BY THE RETAINING WALLS WILL BE REQUIRED PRIOR TO BUILDING PERMIT.



R1-1



SIGN LEGEND

SYMBOL	MUTCD #	DESCRIPTION	SIZE
①	R1-1	STOP	30" x 30"
②	R5-1a	HANDICAP	AS SHOWN BELOW

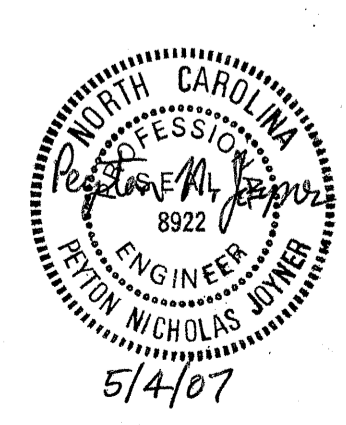
- NOTES:**
- SEE NCDOT DETAIL SHEETS D11-D14 FOR PAVEMENT MARKING DETAILS.
 - ALL SITE PARKING STALL STRIPING SHALL BE 4" WHITE, EXCEPT HANDICAP ACCESSIBLE STALL STRIPING WHICH SHALL BE 4" BLUE.
 - ALL SIGN POSTS SHALL BE OF BREAKAWAY DESIGN.
 - STRIPING AND SIGNAGE FOR EVENING STAR DRIVE TO BE DONE BY OTHERS.

NOTE:
 25' BUFFER ALONG WESTERN PROPERTY LINE IS TO BE AN IMPROVED BUFFER PER ZONING CONDITION 2.

The signatures affixed below certify that this sheet has been reviewed and approved solely per the certifications signed on the cover sheet of these construction plans.

CM - Engineering	Date: 6/16/07	Public Works - Env. Programs	Date: N/A
CM - Transportation	Date: 7/30/07	Planning	Date: 6/21/07
CM - Building Inspections	Date: 6/14/07	Planning - Transportation	Date: N/A
Public Works - Water/Sewer	Date: N/A	Fire	Date: N/A
Public Works - Electric	Date: N/A	Parks, Recreation & Cultural Res.	Date: N/A
Public Works - S & E	Date: N/A		

No.	Date	Revision	By
3	05/11/07	TOWN OF APEX COMMENTS DATED 4/27/07	BAH/PNJ
2	04/13/07	TOWN OF APEX COMMENTS DATED 3/27/07	BAH/PNJ
1	03/16/07	TOWN OF APEX COMMENTS DATED 2/20/07	BAH/PNJ
			Dwn/Chk



SITE LAYOUT
 FOR
KELLY ROAD RETAIL
 SITUATED AT
APEX
 WHITE OAK TOWNSHIP, WAKE COUNTY, NORTH CAROLINA

JOB #: 4095.35	Sheet:
DSN/CHK BY: PNJ	DATE: 02/05/2007
DWN BY: BAH	DATE: 02/05/2007
VRT SCALE: NONE	HRZ SCALE: 1"=30'

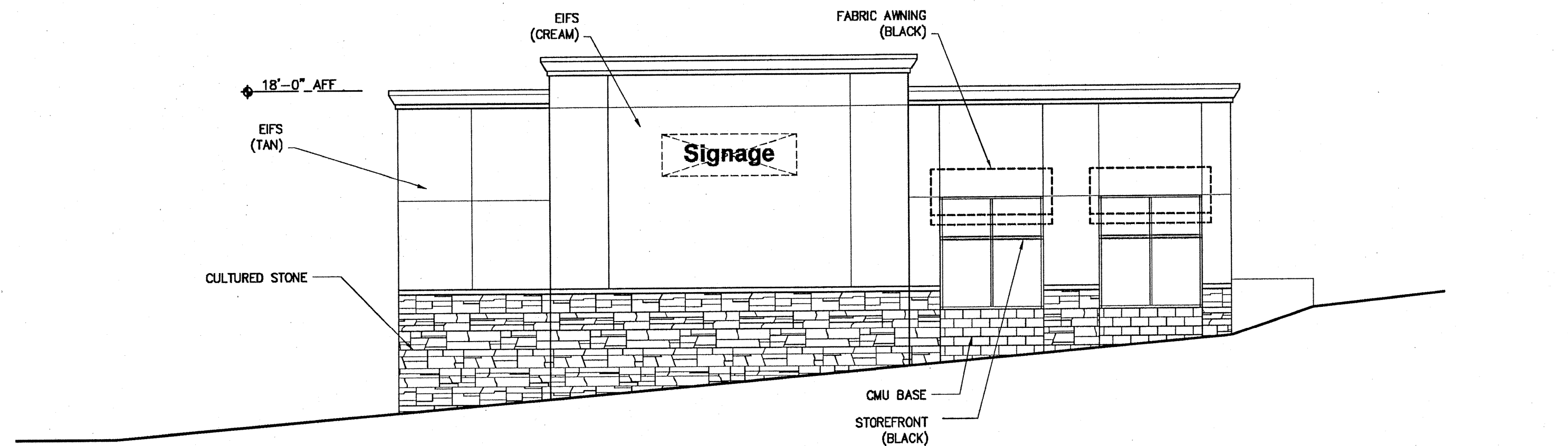
KELLY ROAD RETAIL

Hugh J. Gilleece and Associates
 875 Walnut Street Suite 360 Cary, NC Phone: (919)469-1101 Fax: (919)460-7637

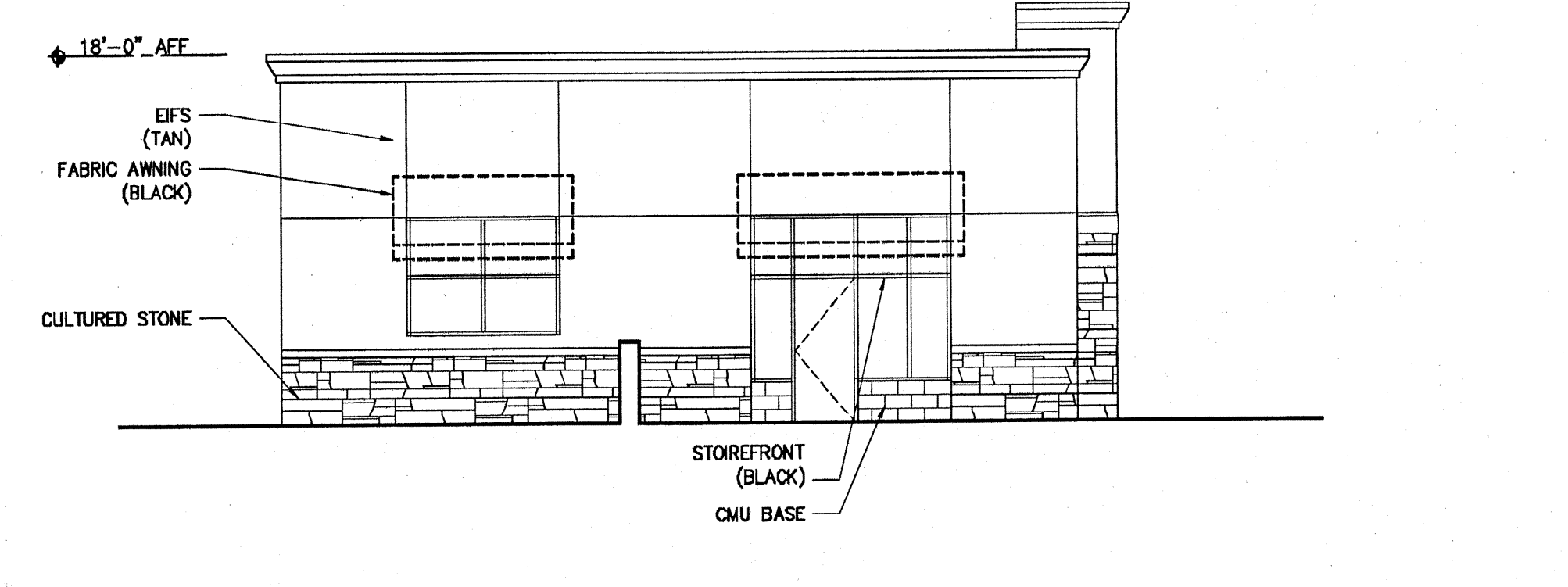
P.E. Seal and Signature

FILE: F:\Jobs\4095\4095_Ve11y_Rd_1163.dwg Submittal Date: 05-11-07, Vesse, p.c.
 Plot Date: 5/17/2007 Time: 8:27AM

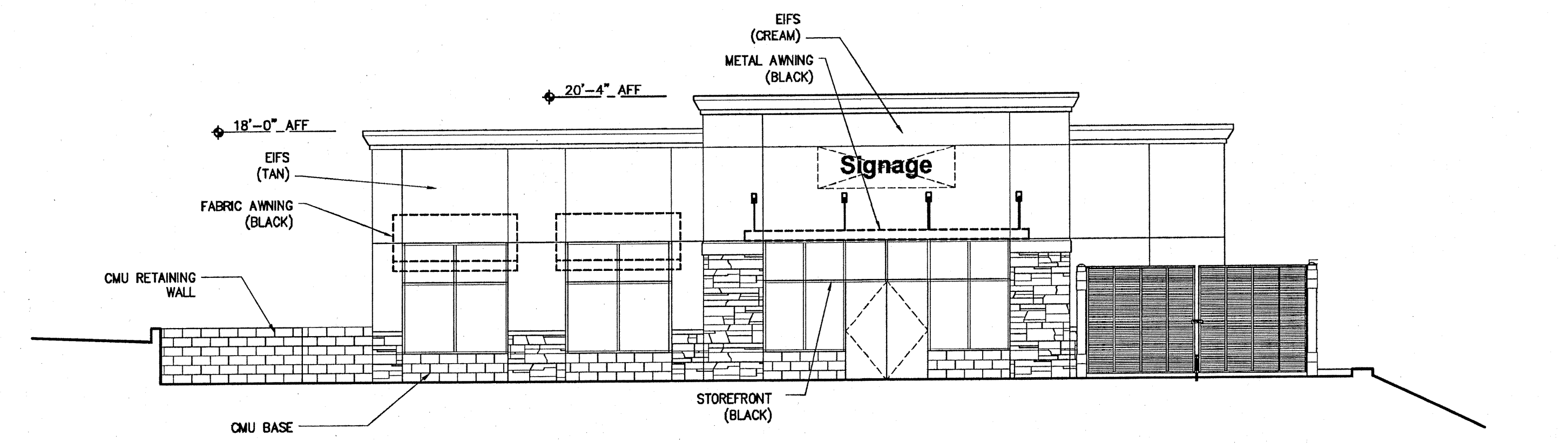
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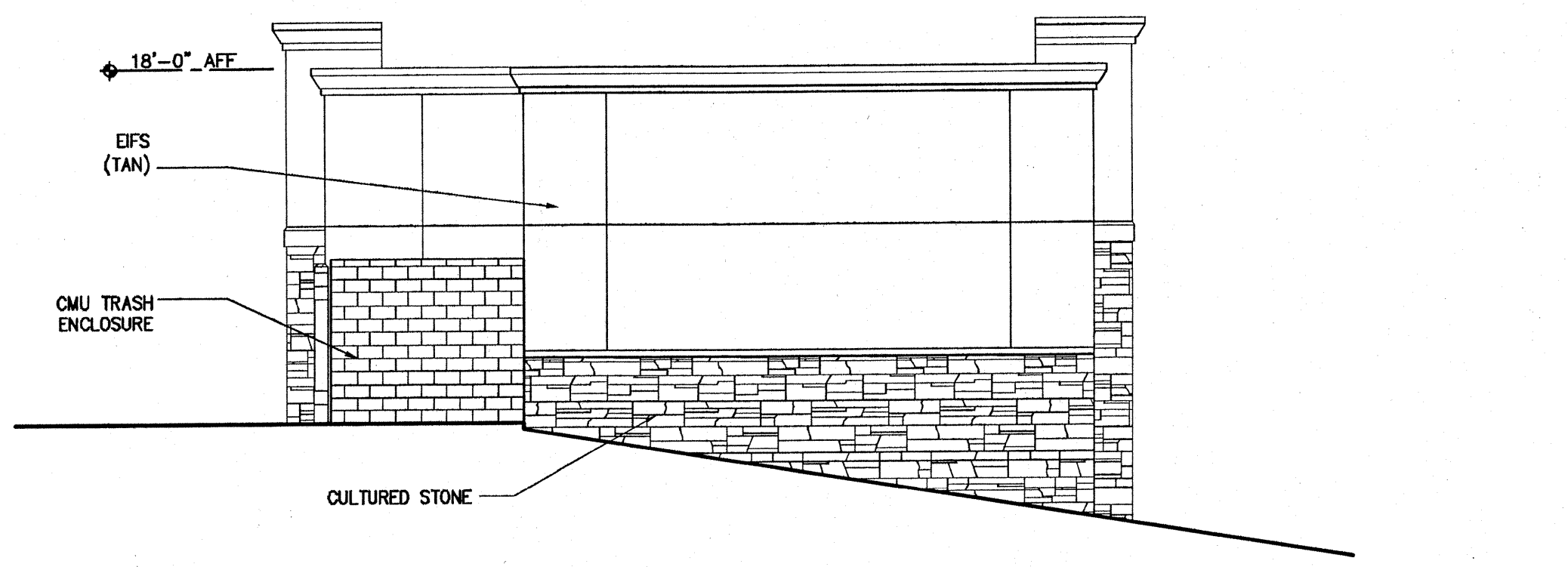
Building A - North Elevation ①



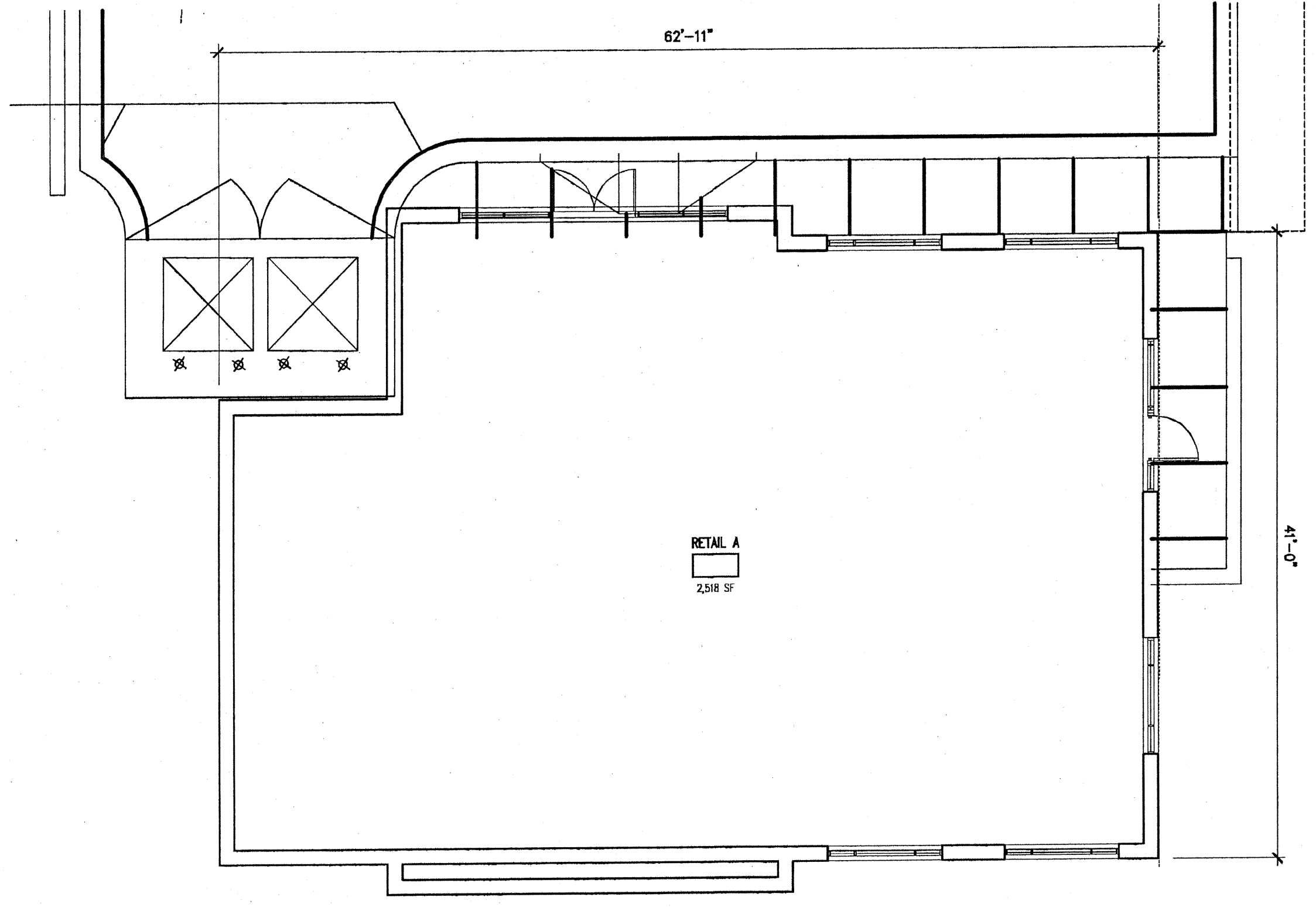
Building A - East Elevation ②



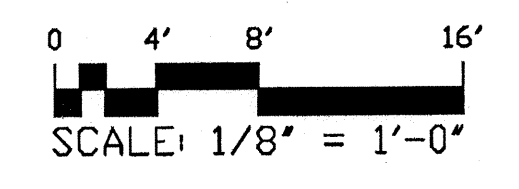
Building A - South Elevation ③



Building A - West Elevation ④



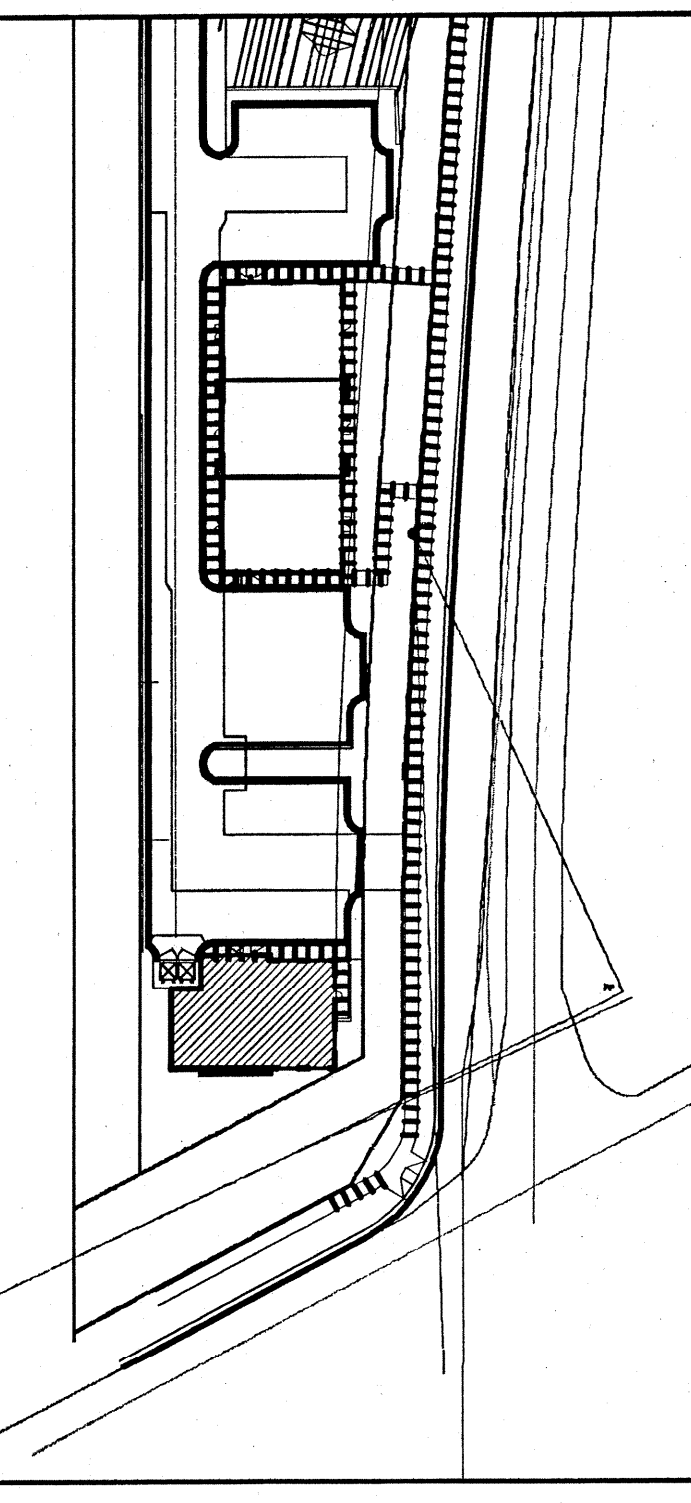
Building A - Floor Plan



General Elevation Notes

- 1) THE SCREENING OF LOADING DOCKS, TRASH CONTAINERS (INCLUDING DUMPSTERS AND ROLL-OUT CARTS), OUTDOOR STORAGE, MECHANICAL AND HVAC EQUIPMENT, AND SIMILAR FACILITIES ON THE ROOF, ON THE GROUND, OR ON BUILDINGS SHALL MEET THE REQUIREMENTS FOUND IN SECTION 8.2.8 OF THE UNIFIED DEVELOPMENT ORDINANCE; SPECIFICALLY SCREENING MUST BE DONE SO THAT:
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 - iii) SCREENED ITEMS ARE OUT OF VIEW FROM ADJACENT PROPERTIES AND PUBLIC STREETS, AND A TOTALLY OPAQUE SCREEN IS ACHIEVED.
 - iv) ANY GROUND-MOUNTED HVAC OR OTHER MECHANICAL OR UTILITY EQUIPMENT SIX FEET TALL OR HIGHER MUST BE FENCED AND LANDSCAPED.
 - v) DUMPSTER ENCLOSURES MUST MEET THE ABOVE REQUIREMENTS PLUS THEY MUST BE AT LEAST EIGHT FEET TALL OR THE HEIGHT OF THE DUMPSTER, WHICHEVER IS TALLER, AND BE BUILT OF MASONRY MATERIAL.
- 2) ALL OUTDOOR LIGHTING FIXTURES SHALL BE LOCATED A MINIMUM OF 10 FEET FROM A PROPERTY OR RIGHT-OF-WAY LINE, AND AT LEAST TWO FEET AWAY FROM ANY REQUIRED PERMETER OR STREETSCAPE BUFFER AND TREE SAVE AREA.
- 3) LAMPS FOR NON-CUTOFF FIXTURES SHALL NOT EXCEED 100 WATTS.
- 4) WALL PACK FIXTURES SHALL BE FULLY SHIELDED, TRUE CUTOFF TYPE FIXTURES (CONCEALED LAMP/LIGHT SOURCE). THE LIGHTING MUST BE DIRECTED DOWNWARD, AND THE WATTAGE MUST NOT EXCEED 100 WATTS.
- 5) FLOODLIGHTS OR OTHER TYPES OF LIGHTING ARE PROHIBITED UNLESS APPROVAL IS GIVEN THROUGH THE DEVELOPMENT REVIEW PROCESS AND REFLECTED ON THE APPROVED SITE PLAN.
- 6) AWNINGS AND CANOPIES USED FOR ACCENTS OVER DOORS AND WINDOWS SHALL NOT BE INTERNALLY LT.
- 7) BEFORE CERTIFICATES OF OCCUPANCY ARE RELEASED, THE OWNER/BUILDER MUST SUPPLY THE TOWN WITH A FINAL LETTER OF CERTIFICATION FROM THE LIGHTING ENGINEER AND/OR LIGHTING MANUFACTURER VERIFYING THAT ALL SITE LIGHTING IS INSTALLED ACCORDING TO TOWN STANDARDS, THE APPROVED PLANS, AND ANY APPLICABLE CONDITIONS.
- 8) ARCHITECTURAL CONSTRUCTION PLANS MUST ADHERE TO THE APPROVED SITE PLANS. ANY PROPOSED CHANGES MUST BE SUBMITTED TO THE PLANNING DEPARTMENT FOR APPROVAL.

Key Plan



The signatures affixed below certify that this sheet has been reviewed and approved solely per the certifications signed on the cover sheet of these construction plans.

CM - Engineering	Date	Public Works - Early Programs	Date
CM - Transportation	Date	Planning	6/2/07
CM - Building Inspections	Date	Planning - Transportation	Date
Public Works - Water/Sewer	Date	Fire	Date
Public Works - Electric	Date	Parks, Recreation & Cultural Res.	Date
Public Works - S & E	Date		



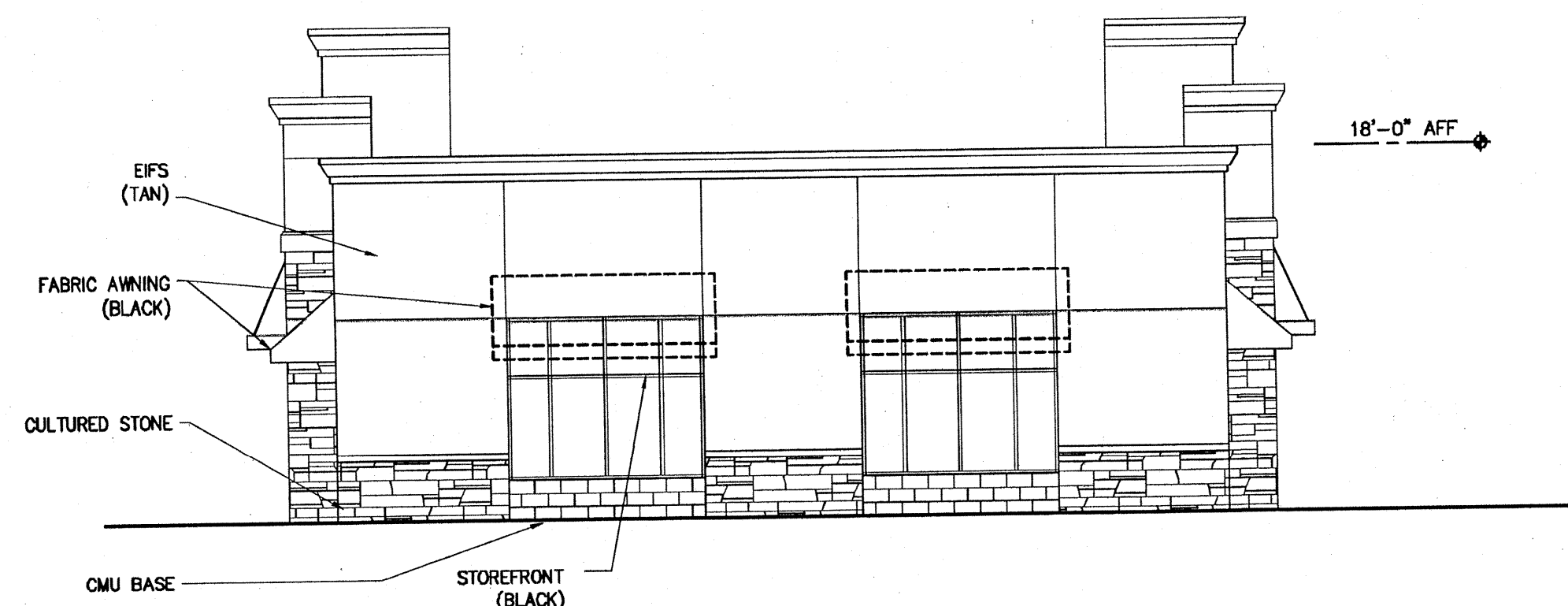
125 N. Harrington St.
 Raleigh, NC 27603
 919/833-6413
 919/836-1280 FAX
 ClineDesignAssoc.com

Retail Building A
Kelly Road Retail
 Apex, North Carolina

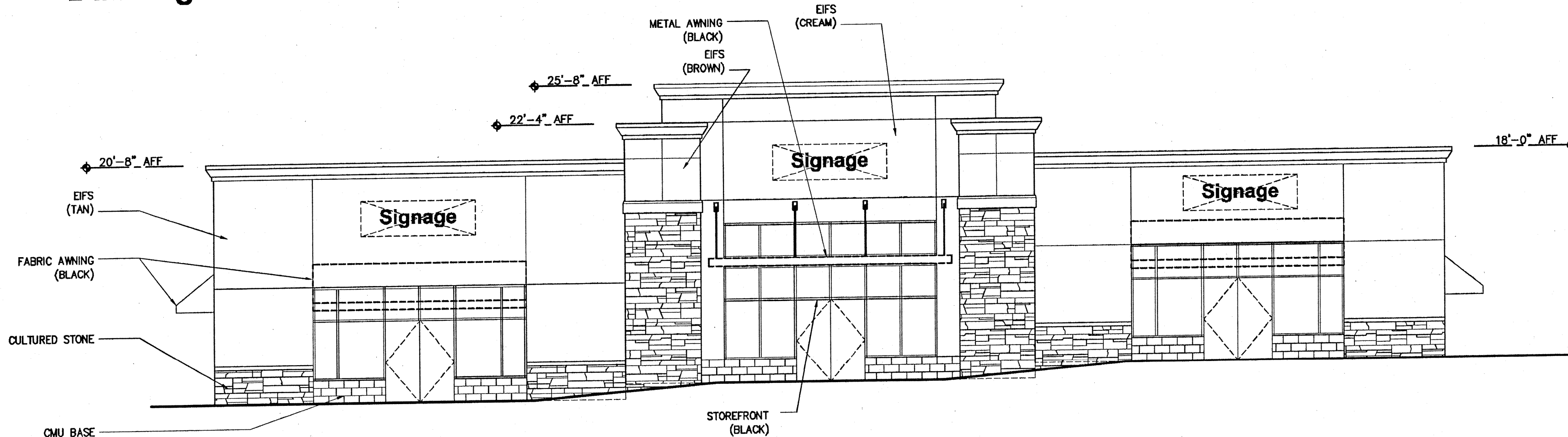
E-A1

PLANNING/ZONING CERTIFICATION BY THE TOWN OF APEX
 This construction drawing has been reviewed by the Town of Apex, and to the best of my knowledge and belief, conforms to the requirements...

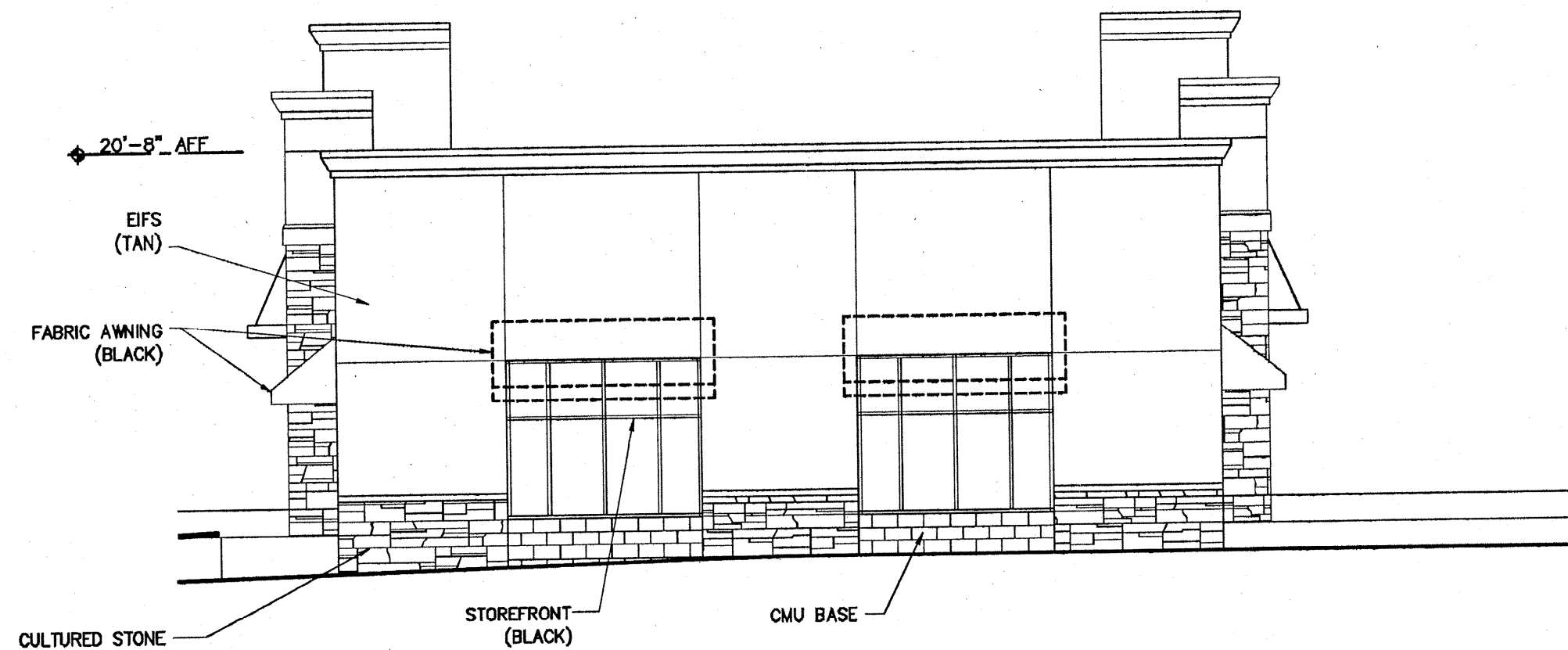
REVIEW CERTIFICATION BY THE TOWN OF APEX
 This drawing has been reviewed by the Town of Apex, and to the best of my knowledge and belief, conforms to the requirements...



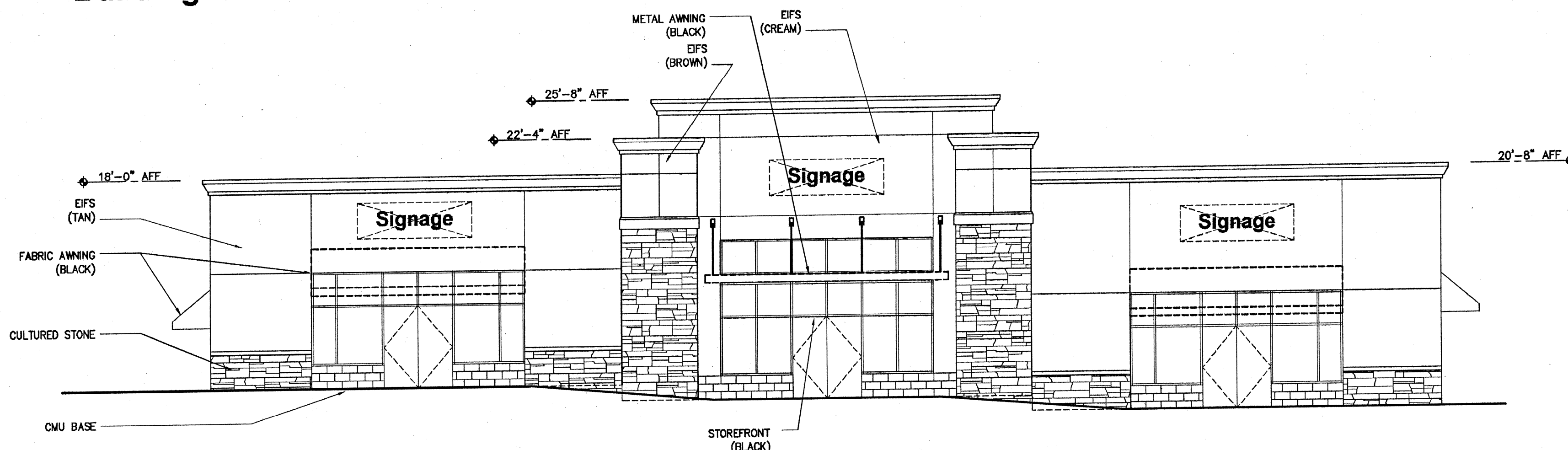
Building B - North Elevation



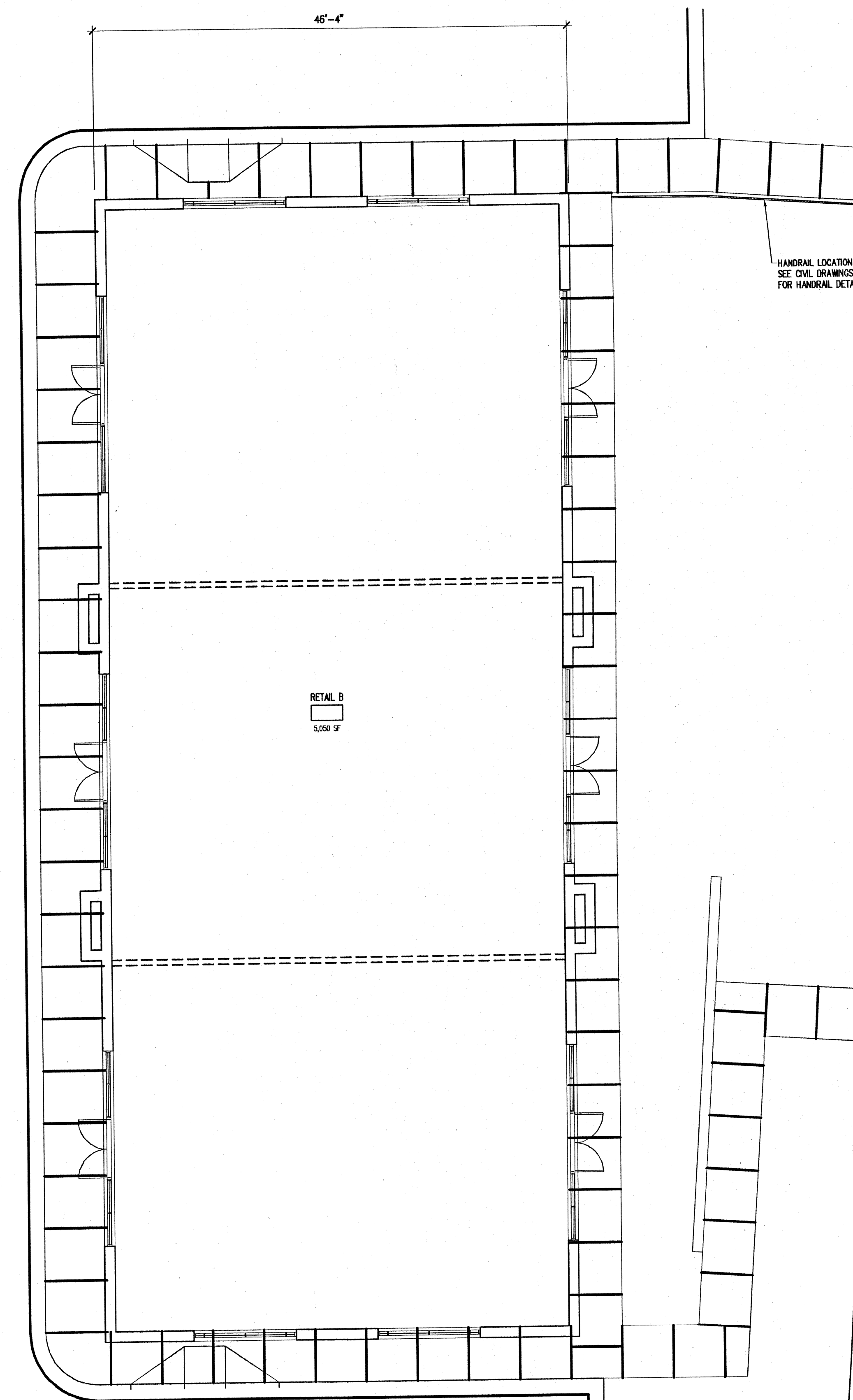
Building B - East Elevation



Building B - South Elevation



Building B - West Elevation



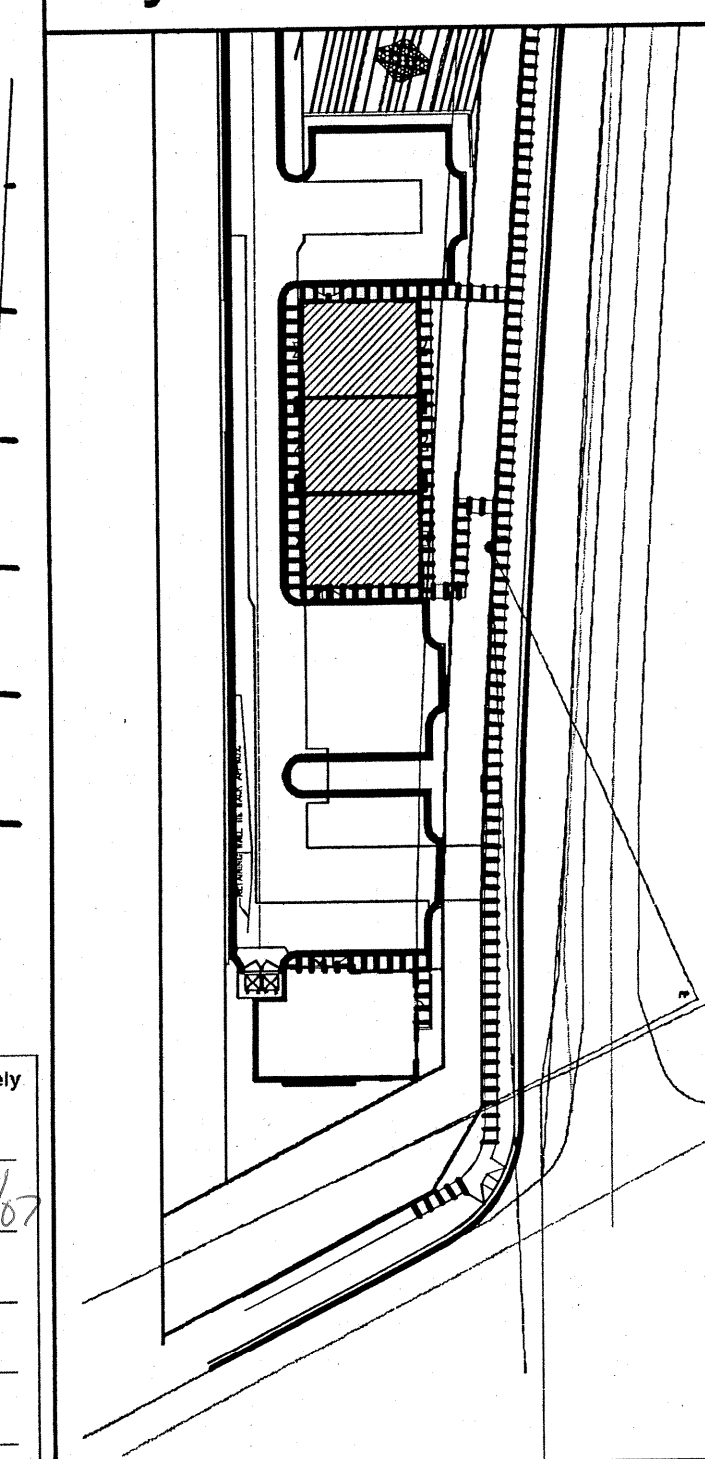
Building B - Floor Plan

SCALE: 1/8" = 1'-0"

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Public Works - Electric	Date	Parks, Recreation & Cultural Res.	Date
Public Works - S & E	Date		

Retail Building B

Kelly Road Retail

Apex, North Carolina

E-B1



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