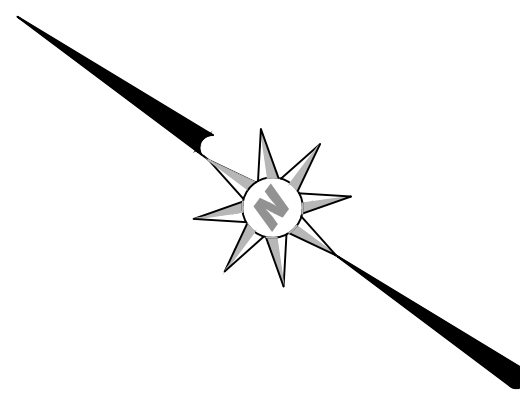


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- GENERAL NOTES:**
- EXISTING CONDITIONS AND BOUNDARY DATA OF THE SUBJECT PARCEL ARE COMPILED FROM A BOUNDARY SURVEY OF THE PROPERTY BY TAYLOR LAND CONSULTANTS, PLLC. THE DATA SHOWN ON THIS DRAWING IS NOT THE RESULT OF A FIELD SURVEY BY SHIPMAN ENGINEERING, PLLC. ADDITIONAL EXISTING CONDITIONS DATA PROVIDED BY SUPPLEMENTAL DATA INCLUDING AERIAL PHOTOGRAPHY, CHATHAM COUNTY GIS DATA, AND OTHER DATA SOURCES AS REQUIRED.
 - REFER TO EROSION AND SEDIMENT CONTROL PLAN AND CONSTRUCTION SEQUENCE BEFORE PERFORMING ANY CLEARING, GRUBBING, OR DEMOLITION OPERATIONS.
 - NO TITLE OPINION ON THIS PROPERTY HAS BEEN FURNISHED.
 - AREAS COMPUTED BY THE COORDINATE METHOD.
 - THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL RIGHTS-OF-WAY, EASEMENTS, COVENANTS, AND RESTRICTIONS OF RECORD.
 - ALL DISTANCES SHOWN ON THE SURVEY ARE HORIZONTAL GROUND DISTANCES.
 - THE PROPERTY SHOWN IS LOCATED OUTSIDE OF ANY FLOOD HAZARD AREAS AS SHOWN ON FEMA FIRM 3720071200K DATED MAY 2, 2007.
 - REFER TO SEALED TOPOGRAPHICAL SURVEY BY TAYLOR LAND CONSULTANTS, PLLC FOR HORIZONTAL AND VERTICAL DATUM INFORMATION AND OTHER SURVEY CONTROL DATA.
 - NO INVESTIGATION HAS BEEN PERFORMED AS TO THE PRESENCE OF WETLANDS, STREAMS, SURFACE WATERS, RIPARIAN BUFFERS, OR OTHER ENVIRONMENTALLY SENSITIVE AREAS.
 - DEED REFERENCE: BOOK 02069 PG 0168
MAP BOOK REFERENCE: PB 2003 PG 0264



SYMBOL	DATE	REVISIONS

SHIPMAN ENGINEERING

SHIPMAN ENGINEERING, PLLC
NCBELS LICENSE P-1963

137 MIDDLEGREEN PLACE
HOLLY SPRINGS, NC 27540
919.900.0006

DESIGNED BY: WZS
DRAWN BY: WZS
CHECKED BY: WZS
DRAWING DATE: 01-21-2020
SE PROJECT #: 2020-003

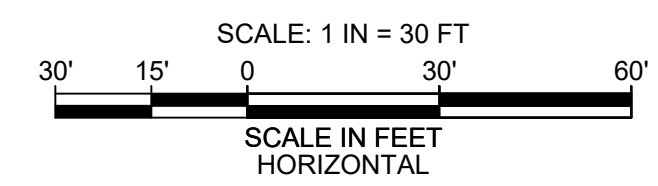
ARTISAN QUALITY ROOFING WAREHOUSE
NEW HOPE TOWNSHIP
CHATHAM COUNTY, NORTH CAROLINA

EXISTING CONDITIONS PLAN

SHEET NUMBER:
C-01

EXISTING CONDITIONS LEGEND

	LIGHT POLE
	EX. SPOT GRADE
	UTILITY POLE
	SANITARY SEWER CLEANOUT
	SANITARY SEWER MANHOLE
	WATER METER
	SIGN
	PROPERTY LINE
	SETBACK LINE
	EASEMENT LINE
	FENCE LINE
	SANITARY SEWER LINE
	WATER MAIN
	NATURAL GAS MAIN
	TELEPHONE LINE
	MARKED UTILITY LINE
	MINOR TOPOGRAPHICAL CONTOUR
	MAJOR TOPOGRAPHICAL CONTOUR

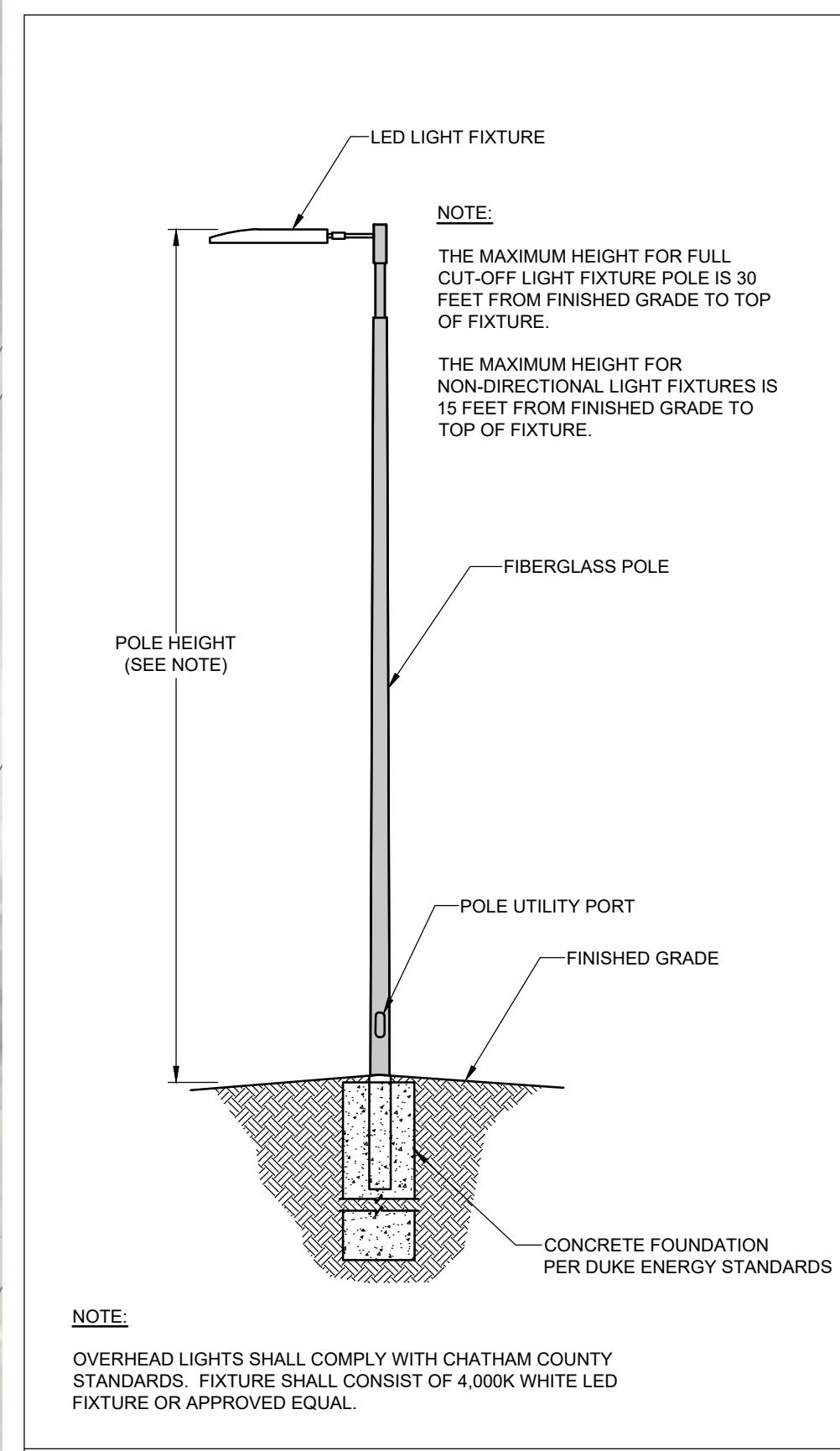
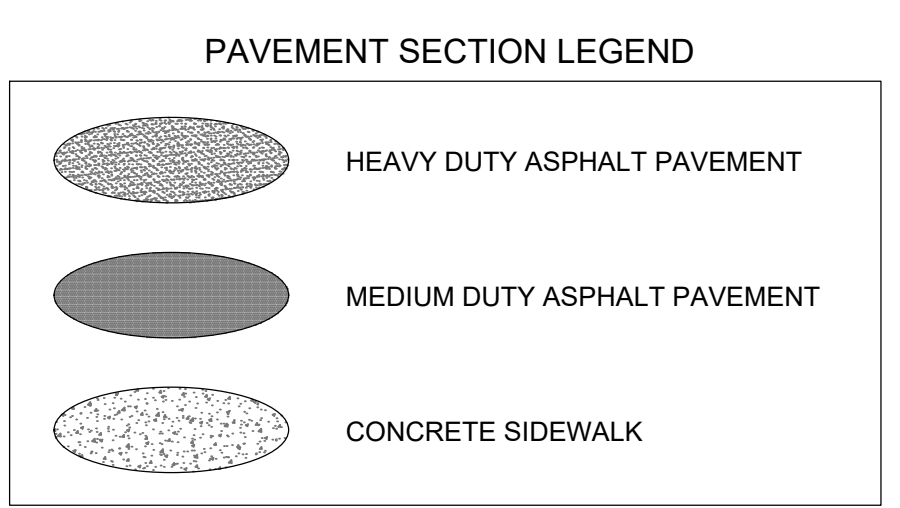




- GENERAL SITE PLAN NOTES:**
- EXISTING CONDITIONS PROVIDED BY TAYLOR LAND CONSULTANTS AND WAKE COUNTY GIS DATA. EXISTING CONDITIONS SHOWN ARE NOT THE RESULT OF A SURVEY BY SHIPMAN ENGINEERING, PLLC AND SHOULD BE CONSIDERED APPROXIMATE IN NATURE. FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO CONSTRUCTION.
 - ALL CONSTRUCTION SHALL COMPLY WITH CHATHAM COUNTY STANDARDS AND SPECIFICATIONS.
 - THIS PROPERTY IS NOT LOCATED IN A FLOOD HAZARD AREA AS DENOTED ON FEMA FIRM PANEL 3720071200K DATED MAY 2, 2007.
 - CURRENT PROPERTY ZONING: R-1
PROPOSED PROPERTY ZONING: CB-CU
 - THIS PROPERTY IS LOCATED WITHIN THE JORDAN LAKE LOWER NEW HOPE WS-IV PROTECTED AREA WATERSHED OVERLAY DISTRICT.
 - DEED REFERENCE: BOOK 02069 PAGE 0168
PLAT BOOK REFERENCE: PB 2003 PAGE 0264
 - PROPOSED USE: CONTRACTOR WAREHOUSE
 - POTABLE WATER SUPPLY SHALL BE PROVIDED BY CHATHAM COUNTY WATER.
 - SEWER SERVICE TO BE PROVIDED BY ON-SITE SEPTIC DISPOSAL SYSTEM. COORDINATE WITH SEPTIC SYSTEM DESIGNER TO ENSURE PROPER SEPTIC DRAIN FIELD ALLOCATIONS PRIOR TO CONSTRUCTION DRAWING DESIGN.

PARKING CALCULATIONS:

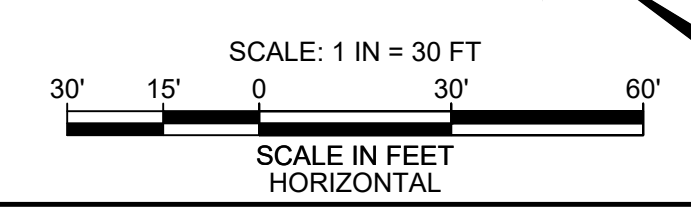
TOC REQUIRED PARKING: 1 SPACE PER 3 EMPLOYEES
PROPOSED OCCUPANCY: 10 EMPLOYEES
REQUIRED PARKING: 4 SPACES
PROVIDED PARKING: 7 SPACES



LIGHT POLE AND FIXTURE DETAIL
NOT TO SCALE

PROPOSED BUILT-UPON AREA:

ON-SITE:	28,051 SF
HWY 64 RIGHT-OF-WAY:	1,437 SF
TOTAL:	29,488 SF



REVISIONS	DATE	SYMBOL

SHIPMAN ENGINEERING
137 MIDDLEGREEN PLACE
HOLLY SPRINGS, NC 27540
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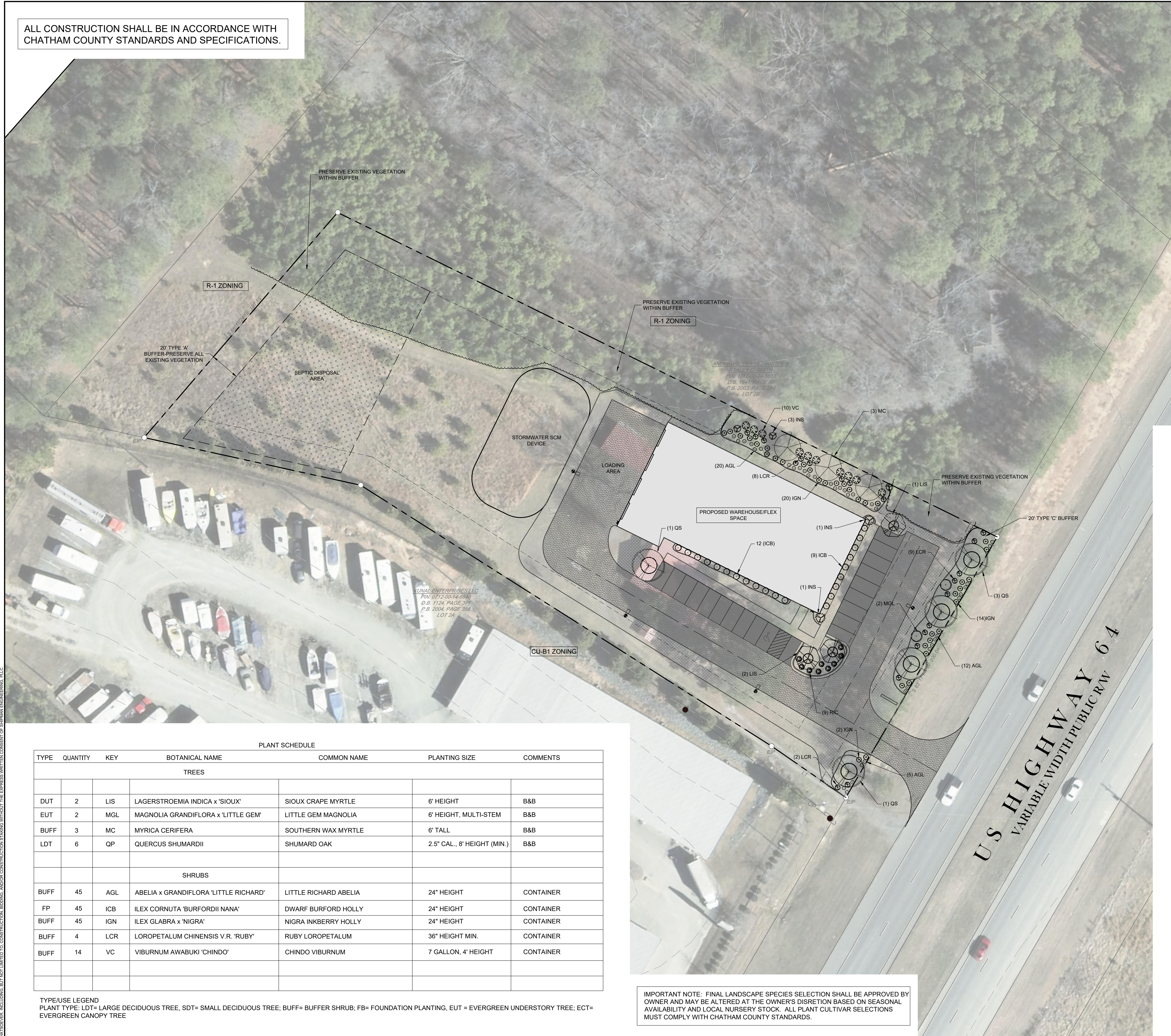
ARTISAN QUALITY ROOFING WAREHOUSE
NEW HOPE TOWNSHIP
CHATHAM COUNTY, NORTH CAROLINA

PRELIMINARY SITE LAYOUT PLAN

SHEET NUMBER: **C-02**

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ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH CHATHAM COUNTY STANDARDS AND SPECIFICATIONS.



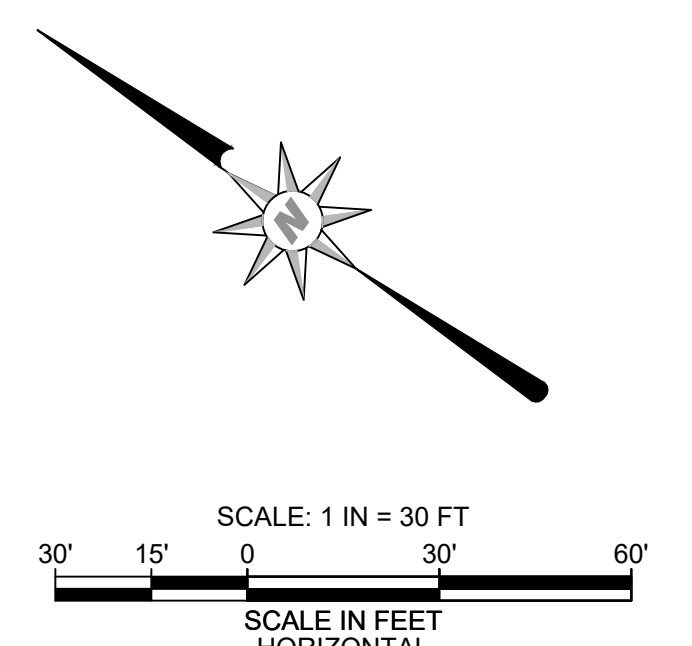
- GENERAL NOTES:**
- EXISTING CONDITIONS AND BOUNDARY DATA OF THE SUBJECT PARCEL ARE COMPILED FROM A FIELD SURVEY OF THE PROPERTY BY TAYLOR LAND CONSULTANTS, PLLC AND IS NOT THE RESULT OF A FIELD SURVEY BY SHIPMAN ENGINEERING, PLLC. ADDITIONAL EXISTING CONDITIONS DATA PROVIDED BY SUPPLEMENTAL DATA INCLUDING AERIAL PHOTOGRAPHY, WAKE COUNTY GIS DATA, AND OTHER DATA SOURCES AS REQUIRED.
 - PRIOR TO THE COMMENCEMENT OF ANY ACTIVITIES REQUIRING A BUILDING OR ZONING PERMIT AN ON-SITE PRE-CONSTRUCTION MEETING IS REQUIRED BETWEEN THE DEVELOPER AND CHATHAM COUNTY INSPECTION STAFF TO REVIEW PROCEDURES FOR THE PROTECTION AND MANAGEMENT OF ALL LANDSCAPE ELEMENTS THAT ARE TO REMAIN AS IDENTIFIED ON THE LANDSCAPING PLANS.
 - CONTACT THE NC ONE CALL CENTER (811) FOR LOCATIONS OF ALL UTILITY LINES. TREES SHALL BE LOCATED A MINIMUM OF FIVE FEET FROM WATER AND SEWER CONNECTIONS. NOTIFY THE ENGINEER IF ANY CONFLICTS OR DISCREPANCIES ARE NOTED.
 - VERIFY ALL PLANT MATERIAL QUANTITIES ON THE PLAN PRIOR TO BIDDING; PLANT LIST TOTALS ARE SHOWN FOR CONVENIENCE ONLY AND SHALL BE CONFIRMED PRIOR TO SUBMITTING BIDS.
 - PROVIDE PLANT MATERIALS OF QUANTITY, SIZE, GENUS, SPECIES, AND VARIETY INDICATED ON THE PLANS, UNLESS EXPRESS WRITTEN PERMISSION IS ISSUED FROM THE OWNER OR THE ENGINEER INDICATING OTHERWISE. FINAL PLANT SELECTION MAY BE SUBJECT TO SEASONAL AVAILABILITY AND MAY BE ALTERED OR MODIFIED BY THE OWNER AS DESIRED.
 - ALL PLANT MATERIALS AND INSTALLATION SHALL COMPLY WITH RECOMMENDATIONS AND REQUIREMENTS OF ANSI Z60.1 "AMERICAN STANDARD FOR NURSERY STOCK." IF SPECIFIED PLANT MATERIAL IS NOT AVAILABLE, SUBMIT PROOF OF NON-AVAILABILITY TO THE ENGINEER, TOGETHER WITH PROPOSAL FOR THE USE OF EQUIVALENT MATERIAL, VARIETIES, OR CULTIVARS.
 - PROVIDE AND INSTALL ALL PLANTS AS IN ACCORDANCE WITH DETAILS AND CONTRACT SPECIFICATIONS.
- CONSTRUCTION/INSTALLATION:**
- THE OWNER AND/OR ENGINEER RESERVES THE RIGHT TO REJECT ANY PLANTS AND MATERIALS THAT ARE IN AN UNHEALTHY OR UNSIGHTLY CONDITION, AS WELL AS PLANTS AND MATERIALS THAT DO NOT CONFORM TO ANSI Z60.1 "AMERICAN STANDARD FOR NURSERY STOCK."
 - LABEL AT LEAST ONE TREE AND SHRUB OF EACH VARIETY AND CALIFER WITH A SECURELY ATTACHED, WATERPROOF TAG BEARING THE DESIGNATION OF BOTANICAL AND COMMON NAME.
 - INSTALL LANDSCAPE PLANTINGS AT ENTRANCES/EXITS AND PARKING AREAS ACCORDING TO PLANS SO THAT MATERIALS WILL NOT INTERFERE WITH SIGHT DISTANCES.
 - CONTRACTOR IS RESPONSIBLE FOR WATERING ALL PLANT MATERIAL DURING INSTALLATION AND UNTIL FINAL INSPECTION AND ACCEPTANCE BY OWNER. CONTRACTOR SHALL NOTIFY THE OWNER OF CONDITIONS WHICH AFFECTS THE GUARANTEE.
- INSPECTIONS/GUARANTEE:**
- UPON COMPLETION OF LANDSCAPE INSTALLATION, THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE GENERAL CONTRACTOR WHO WILL VERIFY THE COMPLETENESS, INCLUDING THE REPLACEMENT OF ALL DEAD PLANT MATERIAL. CONTRACTOR IS RESPONSIBLE FOR SCHEDULING A FINAL INSPECTION BY THE ENGINEER.
 - ALL EXTERIOR PLANT MATERIALS SHALL BE GUARANTEED FOR ONE FULL YEAR AFTER DATE OF FINAL INSPECTION AGAINST DEFECTS INCLUDING DEATH AND UNSATISFACTORY GROWTH. DEFECTS RESULTING FROM NEGLIGENCE BY THE OWNER, ABUSE OR DAMAGE BY OTHERS, OR UNUSUAL PHENOMENA OR INCIDENTS WHICH ARE BEYOND THE CONTRACTOR'S CONTROL ARE NOT THE RESPONSIBILITY OF THE CONTRACTOR.
 - PLANT MATERIAL QUANTITIES AND SIZES WILL BE INSPECTED FOR COMPLIANCE WITH APPROVED PLANS BY A SITE PLAN REVIEW AGENT OF THE PLANNING DEPARTMENT PRIOR TO THE RELEASE OF THE CERTIFICATE OF OCCUPANCY.
 - REMOVE ALL GUY WIRES AND STAKES 12 MONTHS AFTER INSTALLATION.

- MAINTENANCE NOTES:**
- THE OWNERS OF THE PROPERTY SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL REQUIRED LANDSCAPING BY KEEPING LAWNS MOWED, ALL PLANTS MAINTAINED AS DISEASE FREE, ALL PLANTING BEDS GROOVED AND KEPT WEED-FREE IN AREAS OF PRESERVED EXISTING NATURAL VEGETATION (I.E., THICKETS), AND KEPT FREE FROM TRASH, DEBRIS AND OTHER OBJECTIONABLE MATERIALS.
 - THE REPLACEMENT OF ANY REQUIRED PLANTING, WHICH IS REMOVED OR DIES AFTER THE DATE OF PLANTING, SUCH REPLACEMENT SHALL OCCUR DURING THE NEXT PLANTING SEASON; AND, THE REPLACEMENT OF ANY TREE IN A TREE-SAVE AREA, WHICH IS REMOVED OR DIES AFTER THE DATE OF APPROVAL OF A PRESERVATION LANDSCAPE PLAN, SUCH REPLACEMENT SHALL OCCUR DURING THE NEXT PLANTING SEASON.
 - THE OWNERS OF THE PROPERTY AND THEIR AGENTS, HEIRS OR ASSIGNS SHALL BE RESPONSIBLE FOR THE INSTALLATION, PRESERVATION AND MAINTENANCE OF ALL PLANTINGS AND PHYSICAL FEATURES SHOWN ON THIS PLAN. THE OWNERS SHALL BE RESPONSIBLE FOR ANNUAL MAINTENANCE OF THE VEGETATION TO INCLUDE BUT NOT LIMITED TO:
 - FERTILIZATION: LAWN: FERTILIZE LAWNS TWICE PER YEAR (FEBRUARY 15-MARCH 15 AND AGAIN SEPT. 1- OCTOBER 31) ACCORDING TO SOIL TEST. FERTILIZE WARM SEASON GRASSES ONCE DURING GROWING SEASON PER SOIL TEST.
 - PRUNING: PRUNING SHALL BE LIMITED TO REMOVAL OF DEAD WOOD OR BRANCHES FOR TREES OR FOR SIGHT DISTANCE/SAFETY REASONS. THE SHCO STANDARDS SHOULD BE ADHERED TO. THE PRUNING OF SHRUBS SHALL BE LIMITED TO THE PRUNING NECESSARY TO MAINTAIN THE NATURAL SHAPE OF THE PLANT EXCEPT FOR SHEARED HEDGES.
 - PEST CONTROL: PRE-EMERGENT WEED CONTROL FOR LAWNS AND SHRUB BEDS MAY BE APPLIED IN FEBRUARY. CHEMICAL TREATMENT FOR INSECT INFESTATION AND DISEASE MAY BE APPLIED AND SHALL BE SPECIFIC TO THE PROBLEM.
 - MULCHING: MULCHING SHALL BE MAINTAINED AT A DEPTH OF 2-3" IN PLANT BEDS. MULCH SHALL BE REAPPLIED EVERY TWO YEARS.
 - MOWING: PRIMARY FESCUE LAWNS SHALL BE MAINTAINED AT A HEIGHT OF 3" AND SHALL BE MOWED APPROXIMATELY 30 TIMES PER YEAR. SECONDARY TURF AREAS MAY BE MAINTAINED HIGHER AND LESS FREQUENTLY. WARM SEASON GRASSES SHALL BE MOWED AS NEEDED DURING THE GROWING SEASON TO MAINTAIN THE RECOMMENDED HEIGHT OF THE SPECIES OF TURF GRASS.
 - PLANT PROTECTION: AVOID EXCESS INTRUSION INTO THE ROOT ZONE AREA OF ESTABLISHED PLANTINGS.
 - WATERING: IF ANY IRRIGATION SYSTEM IS UTILIZED, THE SYSTEM SHALL BE REGULATED TO PROVIDE APPROXIMATELY 1" OF RAINFALL PER WEEK DURING THE GROWING SEASON.
 - FAILURE TO MAINTAIN ALL PLANTINGS IN ACCORDANCE WITH THIS PLAN MAY CONSTITUTE A VIOLATION OF THE LAND DEVELOPMENT ORDINANCE AND MAY RESULT IN FINES.

PLANT SCHEDULE						
TYPE	QUANTITY	KEY	BOTANICAL NAME	COMMON NAME	PLANTING SIZE	COMMENTS
TREES						
DUT	2	LIS	LAGERSTROEMIA INDICA x 'SIOUX'	SIOUX CRAPE MYRTLE	6' HEIGHT	B&B
EUT	2	MGL	MAGNOLIA GRANDIFLORA x 'LITTLE GEM'	LITTLE GEM MAGNOLIA	6' HEIGHT, MULTI-STEM	B&B
BUFF	3	MC	MYRICA CERIFERA	SOUTHERN WAX MYRTLE	6' TALL	B&B
LDT	6	QP	QUERCUS SHUMARDII	SHUMARD OAK	2.5" CAL., 8' HEIGHT (MIN.)	B&B
SHRUBS						
BUFF	45	AGL	ABELIA x GRANDIFLORA 'LITTLE RICHARD'	LITTLE RICHARD ABELIA	24" HEIGHT	CONTAINER
FP	45	ICB	ILEX CORNUATA 'BURFORDII NANA'	DWARF BURFORD HOLLY	24" HEIGHT	CONTAINER
BUFF	45	IGN	ILEX GLABRA x 'NIGRA'	NIGRA INKBERRY HOLLY	24" HEIGHT	CONTAINER
BUFF	4	LCR	LOROPETALUM CHINENSIS V.R. 'RUBY'	RUBY LOROPETALUM	36" HEIGHT MIN.	CONTAINER
BUFF	14	VC	VIBURNUM AWABUKI 'CHINDO'	CHINDO VIBURNUM	7 GALLON, 4' HEIGHT	CONTAINER

TYPE/USE LEGEND
 PLANT TYPE: LDT= LARGE DECIDUOUS TREE, SDT= SMALL DECIDUOUS TREE; BUFF= BUFFER SHRUB; FB= FOUNDATION PLANTING, EUT = EVERGREEN UNDERSTORY TREE; ECT= EVERGREEN CANOPY TREE

IMPORTANT NOTE: FINAL LANDSCAPE SPECIES SELECTION SHALL BE APPROVED BY OWNER AND MAY BE ALTERED AT THE OWNER'S DISCRETION BASED ON SEASONAL AVAILABILITY AND LOCAL NURSERY STOCK. ALL PLANT CULTIVAR SELECTIONS MUST COMPLY WITH CHATHAM COUNTY STANDARDS.



SHIPMAN ENGINEERING
 SHIPMAN ENGINEERING, PLLC
 NCBELS LICENSE P-1963

SYMBOL	DATE	REVISIONS

DESIGNED BY: WZS
 DRAWN BY: WZS
 CHECKED BY: WZS
 DRAWING DATE: 01-21-2020
 SE PROJECT #: 2020-003

ARTISAN QUALITY ROOFING WAREHOUSE
 NEW HOPE TOWNSHIP
 CHATHAM COUNTY, NORTH CAROLINA

PRELIMINARY SITE LANDSCAPING PLAN

SHEET NUMBER:
C-03

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