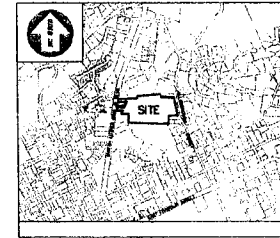


SPECIAL USE PERMIT DRAWINGS

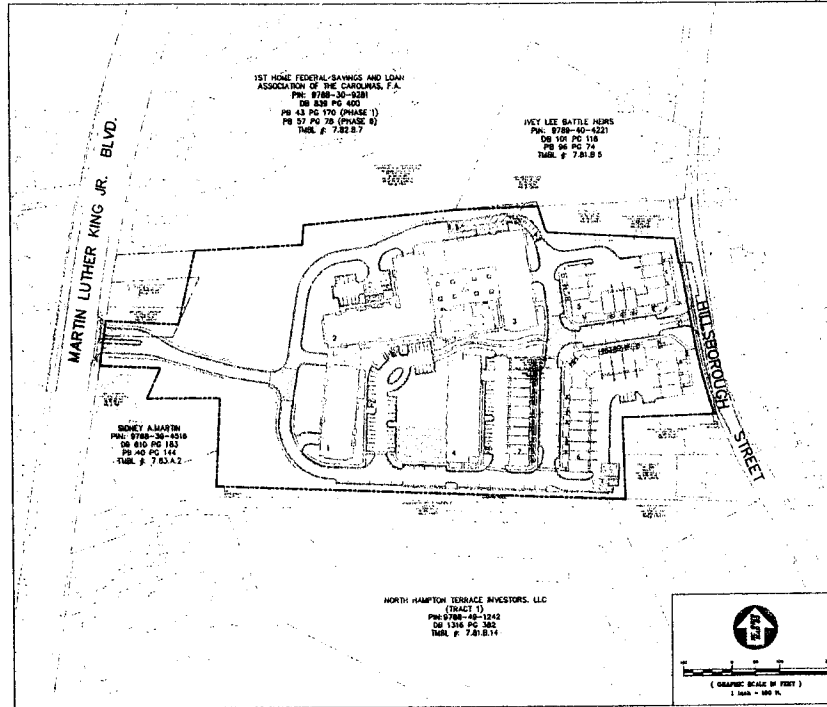
FOR RESIDENCES at GROVE PARK

CHAPEL HILL, NORTH CAROLINA

DEVELOPER: RAM DEVELOPMENT CO.



LOCATION MAP
1"=100'



DRAWING LEGEND

SYMBOL/ABBREVIATION		DESCRIPTION
EXISTING	PROPOSED	
□	□	ROAD PAVEMENT CORNER
○	○	ROAD PAV. INT.
○	○	POLE POLE
○	○	LAND POLE
○	○	CATCH BASIN/CURB INLET
○	○	YARD INLET
○	○	SAFARI SINK SWAYALL
○	○	ELECTRICAL SWAYALL
○	○	SEWER SWAYALL SWAYALL (ANCHOR BOND)
○	○	FIRE HYDRANT
○	○	WATER VALVE
○	○	WATER METER
○	○	ELECTRICAL TRANSFORMER
○	○	REGULATED CONTROL VALVE
○	○	SEWER SWAYALL PVT
○	○	WATER LINE
○	○	GAS LINE
○	○	SAFARI SINK LINE
○	○	SAFARI SINK FORCE MAIN
○	○	OVERHEAD ELECTRIC LINE
○	○	UNDERGROUND ELECTRIC LINE
○	○	CABLE TELEVISION
○	○	FIBER OPTIC CABLE
○	○	SOIL
○	○	BOUNDARY DIM WITH STB. INTD. REFERENCE NUMBER
○	○	WATER CONDUIT
○	○	WATER CONDUIT
○	○	SPOT ELEVATION

DRAWING LIST

SHEET	DRAWING TITLE
C-AM.01	AREA MAP
C-EX.01	EXISTING CONDITIONS & DEMOLITION PLAN
C-BA.01	SITE ANALYSIS PLAN
SD1.00	SITE LAYOUT PLAN
SD1.20	CIRCULATION PLAN
C-SP.01	PRELIMINARY STRIPING PLAN
LP1.00	PRELIMINARY LANDSCAPE & PARKING SHADING PLAN
C-SP.01	GRADING, STORM DRAINAGE & TREE PROTECTION PLAN
C-SP.02	RCD IMPERVIOUS EXHIBIT
C-UP.01	SITE UTILITY PLAN
C-RZ.01	REZONING EXHIBIT
SD2.00	SITE DETAILS
SD2.10	SITE DETAILS
A1.01	SCHEMATIC PARKING PLAN LEVEL 1 (UPPER)
A1.02	SCHEMATIC PARKING PLAN LEVEL 2 (LOWER)
A1.10	SCHEMATIC GROUND FLOOR PLAN
A1.20	SCHEMATIC TYPICAL FLOOR PLAN
A2.01	BUILDING ELEVATION OUTLINE
A2.01	SITE SECTIONS
A4.01	BUILDING SHADING PLAN

BALLENTINE ASSOCIATES P.A.
221 PROVIDENCE ROAD, CHAPEL HILL, N.C. 27514
(919) 929-0481

NOT FOR CONSTRUCTION



DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR

DATE	BY	FOR



REVIEW DRAWING
NOT FOR CONSTRUCTION

COVER

113

ATTACHMENT 20

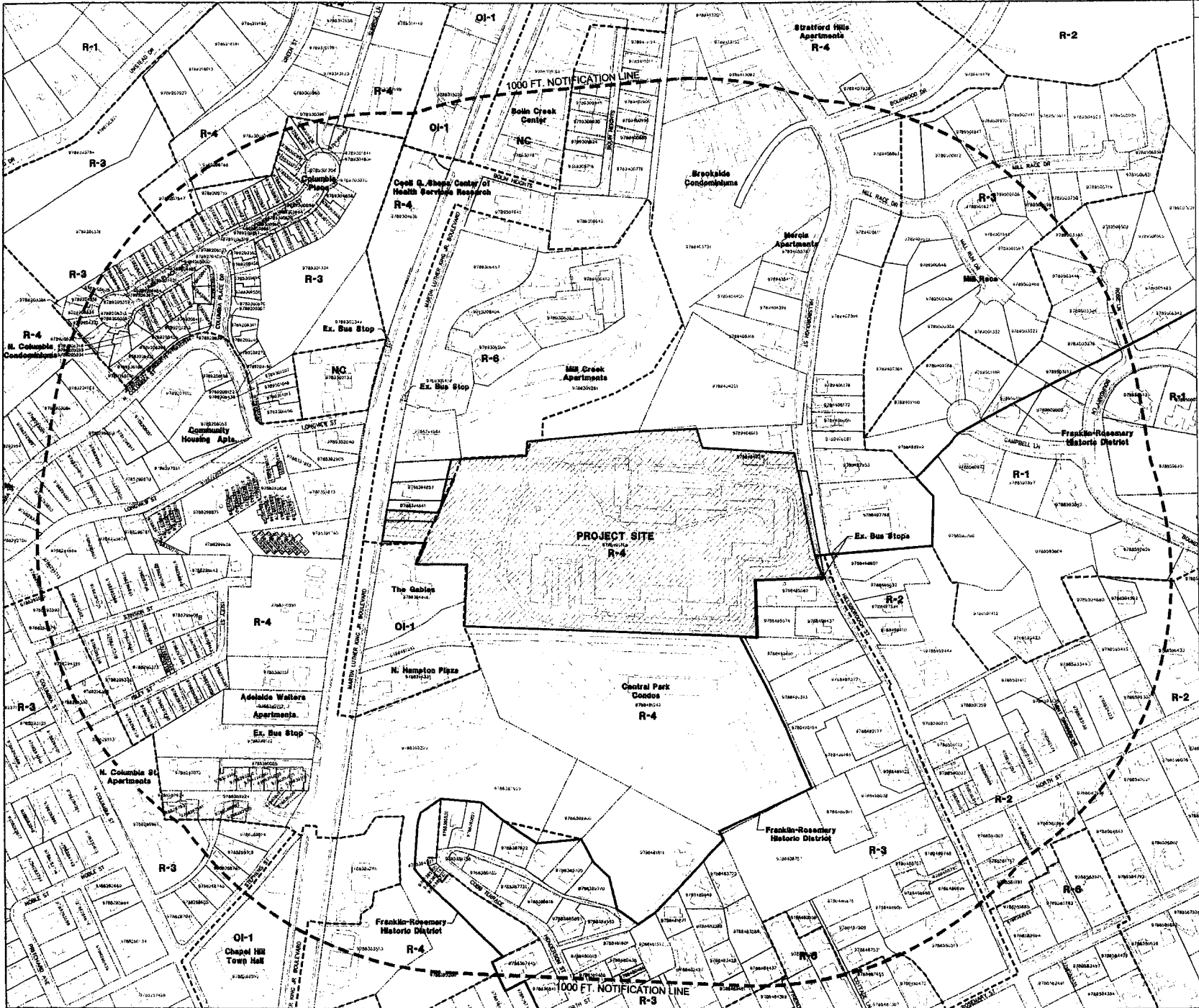
RESIDENCES AT GROVE PARK

CHAPEL HILL, NORTH CAROLINA

SPECIAL USE PERMIT DRAWINGS

DATE: 09/28/2010
SCALE: AS SHOWN
DRAWN BY: J.A.C.
CHECKED BY: J.A.C.

SHEET



SYMBOL	DESCRIPTION
---	PROPERTY LINE
---	ZONING LINE
---	NOTIFICATION LINE
---	CODE
---	FRANKLIN-ROSEMARY HISTORIC DISTRICT LINE
---	EX. BUS STOP

BALLENTINE ASSOCIATES, P.A.
 277 PRODUCE ROAD, CHAMPEL, PA. 17002
 (717) 327-1100



DATE	REVISION

OWNER INFORMATION
 ALL INFORMATION ON THIS DRAWING IS THE PROPERTY OF BALLENTINE ASSOCIATES, P.A. AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF BALLENTINE ASSOCIATES, P.A.

RESIDENCES AT GROVE PARK
 CHAMPEL, PA. HISTORIC DISTRICT
 SPECIAL USE PERMIT DRAWINGS

JOB # 1000000
 DATE: 05/15/17
 SCALE: AS SHOWN
 DRAWN BY: S.A.
 CHECKED BY: S.A.

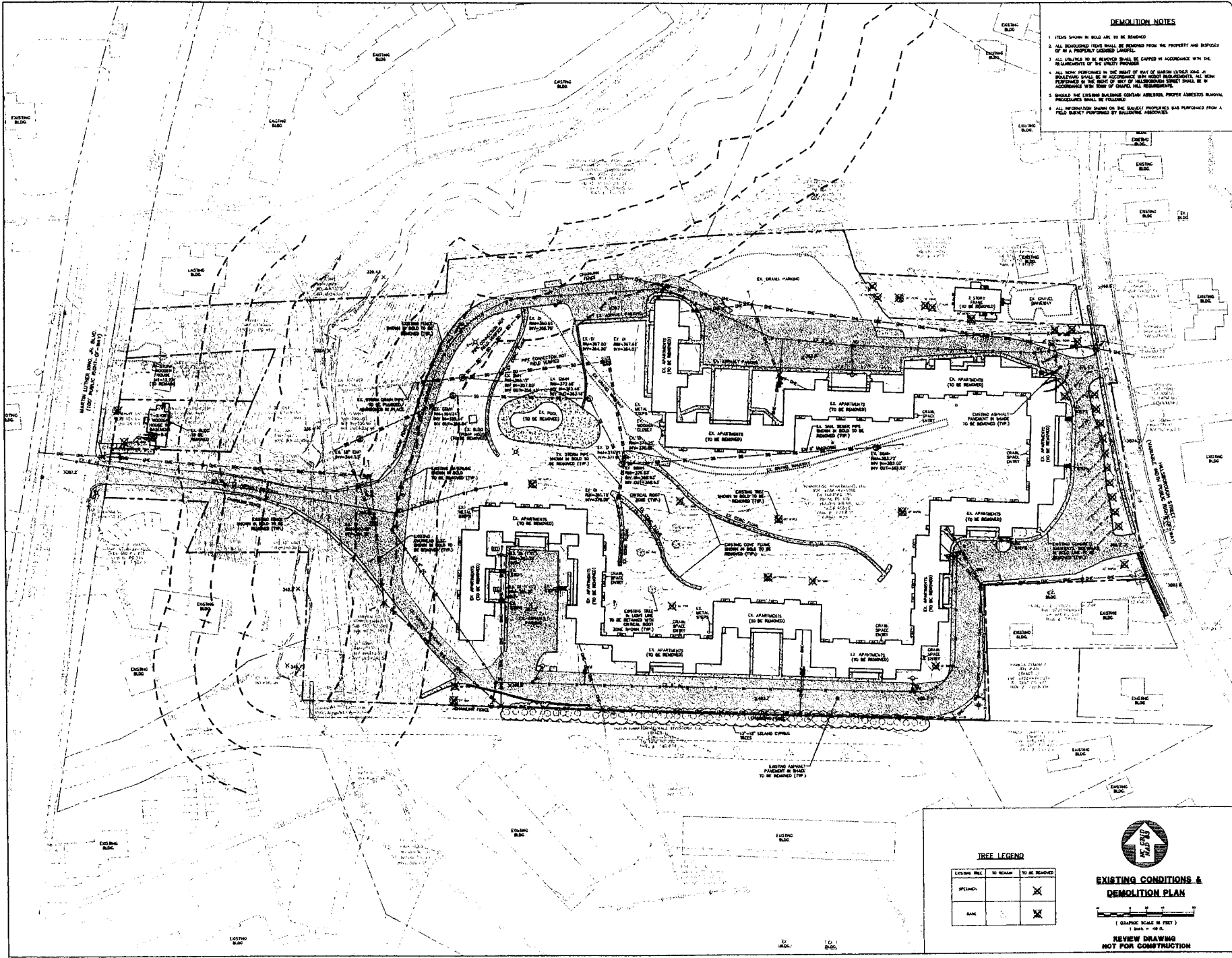
C-AM.01

114

AREA MAP

(GRAPHIC SCALE IN FEET)
 1" = 100' = 30.48 M

REVIEW DRAWING
 NOT FOR CONSTRUCTION



DEMOLITION NOTES

1. ITEMS SHOWN IN BOLD ARE TO BE DEMOLISHED
2. ALL DEMOLISHED ITEMS SHALL BE REMOVED FROM THE PROPERTY AND DISPOSED OF IN A PROPERLY LICENSED LANDFILL.
3. ALL UTILITIES TO BE REMOVED SHALL BE CAPPED IN ACCORDANCE WITH THE REQUIREMENTS OF THE UTILITY PROVIDER.
4. ALL WORK PERFORMED IN THE RIGHT OF WAY OF MAIN LUTHER KING, JR. BOULEVARD SHALL BE IN ACCORDANCE WITH NEARBY REGULATIONS. ALL WORK PERFORMED IN THE RIGHT OF WAY OF MILLERSBOROUGH STREET SHALL BE IN ACCORDANCE WITH THE CITY OF CHARLETTOWN, IOWA.
5. SHOULD THE EXISTING BUILDINGS CONTAIN ARSENICAL, LEAD, OR OTHER HAZARDOUS MATERIALS, APPROPRIATE PROCEDURES SHALL BE FOLLOWED.
6. ALL INFORMATION SHOWN ON THIS SUBJECT PROPERTY HAS BEEN OBTAINED FROM A FIELD SURVEY PERFORMED BY BALLENTINE ASSOCIATES.

BALLENTINE ASSOCIATES, P.A.
 CHARTERED SURVEYORS
 201 PROGRESSIVE BLVD., SUITE 100
 CHARLETTOWN, IOWA 52822
 (515) 281-1000

REVISIONS
 NO. DATE BY
 1 11/15/23 JTB
 2 11/15/23 JTB
 3 11/15/23 JTB
 4 11/15/23 JTB



NOT FOR CONSTRUCTION

NO.	DATE	BY	DESCRIPTION
1	11/15/23	JTB	ISSUED FOR PERMIT
2	11/15/23	JTB	REVISIONS
3	11/15/23	JTB	REVISIONS
4	11/15/23	JTB	REVISIONS

NO.	DATE	BY	DESCRIPTION
1	11/15/23	JTB	ISSUED FOR PERMIT
2	11/15/23	JTB	REVISIONS
3	11/15/23	JTB	REVISIONS
4	11/15/23	JTB	REVISIONS

RESIDENCES AT GROVE PARK
 CHARTERED SURVEYORS
 SPECIAL USE PERMIT DRAWINGS

NO. 2 PROLOGAN
 DATE: 10 FEB 27
 SCALE: AS SHOWN
 DRAWN BY: JTB
 CHECKED BY: JTB
 REVISIONS: 0-2-3
 SHEET
C-EX.01

TREE LEGEND

EXISTING TREE	TO REMAIN	TO BE REMOVED
SPECIES		X
SIZE		X

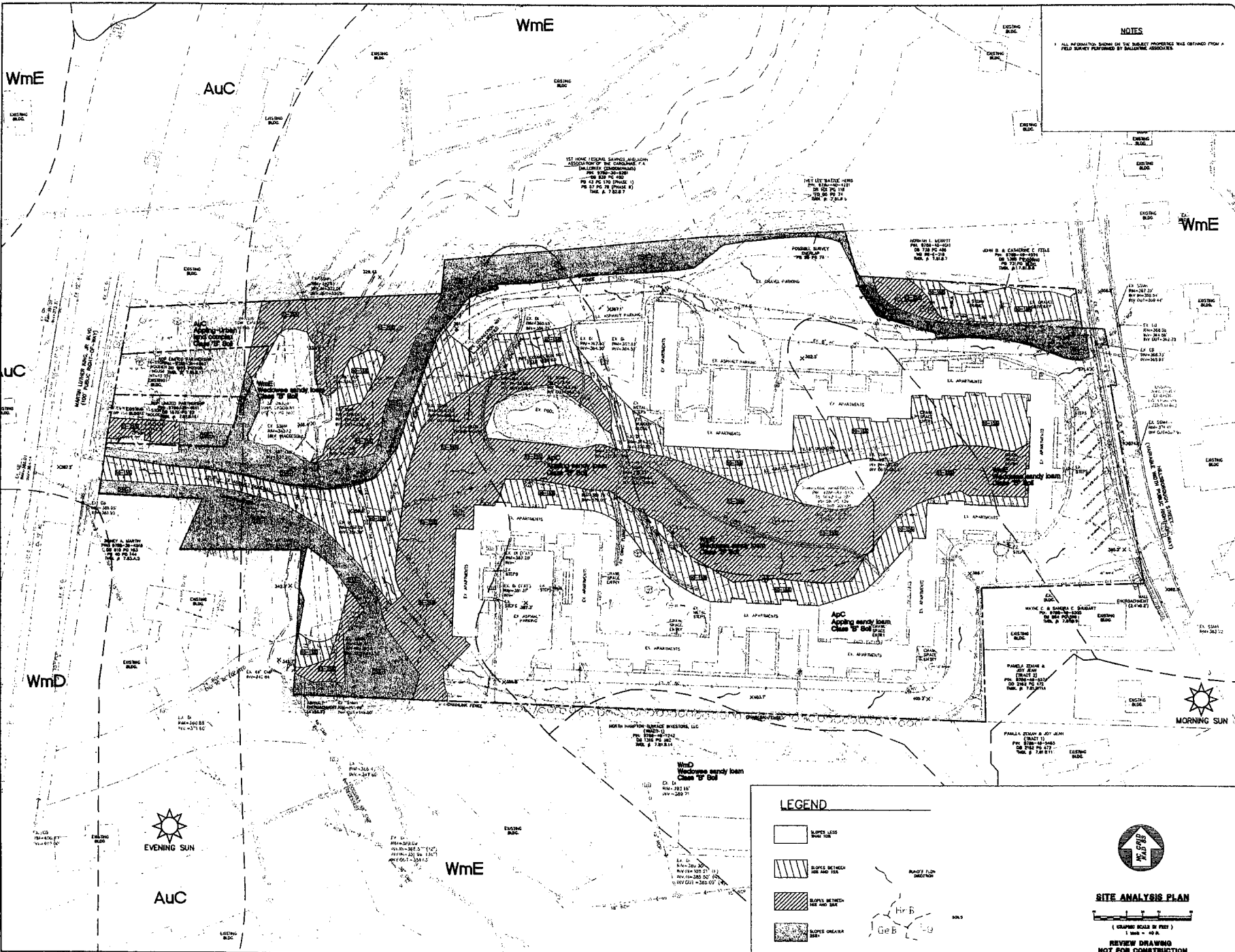


EXISTING CONDITIONS & DEMOLITION PLAN

(GRAPHIC SCALE IN FEET)
 1" = 40'

REVIEW DRAWING
 NOT FOR CONSTRUCTION

S11



NOTES

1. ALL INFORMATION SHOWN ON THIS DRAWING WAS OBTAINED FROM A FIELD SURVEY PERFORMED BY BALLENTINE ASSOCIATES.

BALLENTINE ASSOCIATES P.A.
 1001 WEST 10TH AVENUE, SUITE 100
 DENVER, CO 80202
 TEL: 303.733.1100
 FAX: 303.733.1101

NOT FOR CONSTRUCTION

DATE	BY	REVISION

OWNER INFORMATION
 1001 WEST 10TH AVENUE, SUITE 100
 DENVER, CO 80202
 TEL: 303.733.1100
 FAX: 303.733.1101

RESIDENCES AT GROVE PARK
 CHAMPLAIN, NORTH CAROLINA
 SPECIAL USE PRELIMINARY DRAWINGS

DATE: 10/09/20
DRAWN BY: P.M. OF
CHECKED BY: J.M.
OWNER: B.A.
PROJECT: B.A.
SHEET: C-SA.01

LEGEND

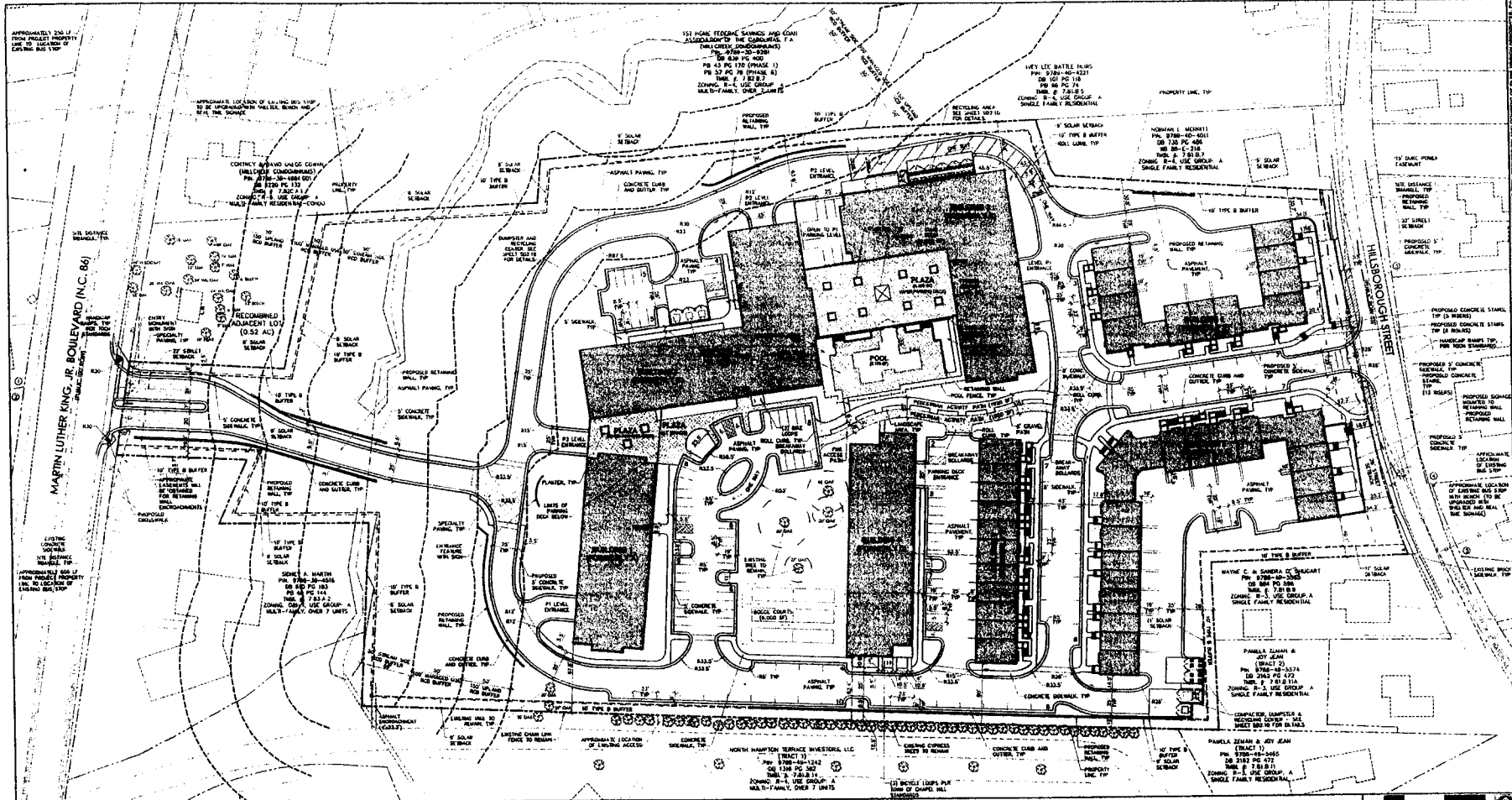
- [White Box] SLOPE LESS THAN 1%
- [Diagonal Lines] SLOPE BETWEEN 1% AND 2%
- [Cross-hatch] SLOPE BETWEEN 2% AND 5%
- [Dotted] SLOPE GREATER THAN 5%

MOIST FILL SECTION

SITE ANALYSIS PLAN
 (GRAPHIC SCALE IN FEET)
 1" = 40.0'

REVIEW DRAWING NOT FOR CONSTRUCTION

911



CLINE DESIGN
 125 N. Harrington St.
 Raleigh, NC 27603
 919.753.0411
 919.753.0412
 cline@clinedesign.com
 www.clinedesign.com

RAM
 RAM Development Company
 Residences at Grove Park
 425 Hillsborough Street
 Chapel Hill, North Carolina

4th SUP Submittal
 Post-DNR Construction

PROJECT: 00000
 DATE: 20 FEB 2020
 DRAWN BY: [Signature]
 CHECKED BY: [Signature]
 SHE LAYOUT PLAN
 SD1.00

05 SITE LAYOUT PLAN

1. ALL DIMENSIONS FROM FACE OF CURB UNLESS OTHERWISE NOTED
2. TRUCK COLLECTION VEHICLE ACCESS ROUTES WITHIN SITE TO BE PAVED WITH ALL-WEATHER HEAVY DUTY PAVEMENT OR CONCRETE
3. ORANGE COUNTY IS NOT RESPONSIBLE FOR ANY PAYMENT DAMAGE THAT MAY RESULT FROM SERVICE VEHICLES
4. PRIOR TO THE ISSUANCE OF A ZONING COMPLIANCE PERMIT, THE APPLICANT SHALL HOLD A PRE-CONSTRUCTION CONFERENCE WITH THE COUNTY'S SOLID WASTE STAFF CONCERNING BUILDINGS TO BE REMOVED FROM THE SITE
5. BY ORANGE COUNTY ORDINANCE, CLEAN WOOD WASTE, SCRAP METAL AND COMPRESSED GAS/BOILER, ALL PRESENT IN CONSTRUCTION WASTE, MUST BE RECYCLED
6. BY ORANGE COUNTY ORDINANCE, ALL HAULERS OF CONSTRUCTION WASTE MUST BE PROPERLY LICENSED
7. PRIOR TO THE ISSUANCE OF A ZONING COMPLIANCE PERMIT, ANY DATE DESIGN IN THE REFUSE AREA WILL INCLUDE DATE RETURNED. THE USER WILL BE RESPONSIBLE FOR OBTAINING DATES ON COLLECTION DAYS FOR ANY MATERIAL TO BE COLLECTED FROM THE AREA
8. THE 34-AND-ADJACENT, CARBOURNE RECYCLING DUMPSTER AND NINE RECYCLING BINS (WITHIN THE SOUTHWEST CORNER OF THE SITE TO SERVE THE TOWN HOME UNITS ONLY). EACH CONDOMINIUM TOWER WILL COLLECT TRASH AND RECYCLING WITHIN THE BUILDING AND STAGE THEM IN THE 34-AND COMPACTOR. THREE CARBOURNE DUMPSTERS AND TWENTY-FIVE RECYCLING BINS (WITHIN THE NORTH SIDE OF BUILDING TWO AND THREE)
9. RECYCLE OVERWEIGHT PERMITS AND ENCROACHMENT AGREEMENTS MUST BE OBTAINED PRIOR TO BEGINNING WORK WITHIN THE 34-AND CORNER
10. PRIOR TO THE ISSUANCE OF A ZONING COMPLIANCE PERMIT, A RECOMMENDATION PLAN IS REQUIRED FOR THE PARCEL ON HILLSBOROUGH STREET (P98060-04-000) AND THE TWO PARCELS ON MARTIN LUTHER KING, JR. BLVD (P98060-04-001 AND P98060-04-002)
11. PRIOR TO THE ISSUANCE OF A ZONING COMPLIANCE PERMIT, A SINGLE FAMILY/TWO FAMILY ZONING COMPLIANCE PERMIT FOR DEMOLITION/RELOCATION FOR THE EXISTING HOUSE ON HILLSBOROUGH STREET AND TWO EXISTING HOUSES ON MARTIN LUTHER KING, JR. BLVD IS REQUIRED

03 ADJACENT PROPERTY INFORMATION

<p>1. FREDONICK HELGREN YOUNG, JR. PH: 978-280-1973 2022 PG 211 ZONE: R-1 USE GROUP - A SINGLE FAMILY RESIDENTIAL</p>	<p>4. JAYLAN M. PAGE PH: 978-46-7853 2022 PG 433 ZONE: R-1 USE GROUP - A SINGLE FAMILY RESIDENTIAL</p>
<p>2. GALEN STREET LOCAL, LTA PH: 978-46-1740 2022 PG 170 ZONE: R-1 USE GROUP - A SINGLE FAMILY RESIDENTIAL</p>	<p>3. JAYLAN M. PAGE PH: 978-46-7853 2022 PG 433 ZONE: R-1 USE GROUP - A SINGLE FAMILY RESIDENTIAL</p>

01 SITE DATA TABLE

<p>APPLICANT RAM Development Company 418 W. Peace Street Raleigh, NC 27603 P (919) 991-8969, (919) 991-1200</p>	<p>CONTACT John Patten P (919) 991-8969 x112</p>										
<p>UTILITIES PH: 978-46-1700, 978-46-4334, 978-38-4411, 978-38-4457</p>	<p>STREET FRONTAGES Hillsborough Street 372.12' Martin Luther King, Jr. Blvd 388.82'</p>										
<p>EXISTING ZONING R-1 USE: Residential (Apartment Complex) R-10-0 USE: Residential (Townhouse Development) R-10-1 USE: R-1 USE GROUP - A 68,150 SF X 68,150 SF = 4,650,375 SF = 817,151 SF</p>	<p>PROPOSED ZONING R-10-0 USE: Residential (Townhouse Development) R-10-1 USE: R-1 USE GROUP - A 68,150 SF X 68,150 SF = 4,650,375 SF = 817,151 SF</p>										
<p>PROPOSED FLOOR AREA 68,248 SF PROPOSED FLOOR AREA 68,248 SF PROPOSED FLOOR AREA 68,248 SF</p>	<p>UNITS</p> <table border="1"> <tr> <td>1-Bedroom</td> <td>76</td> </tr> <tr> <td>2-Bedroom</td> <td>328</td> </tr> <tr> <td>3-Bedroom</td> <td>31</td> </tr> <tr> <td>4-Bedroom</td> <td>2</td> </tr> <tr> <td>TOTAL</td> <td>447</td> </tr> </table>	1-Bedroom	76	2-Bedroom	328	3-Bedroom	31	4-Bedroom	2	TOTAL	447
1-Bedroom	76										
2-Bedroom	328										
3-Bedroom	31										
4-Bedroom	2										
TOTAL	447										

02 PAVEMENT LEGEND

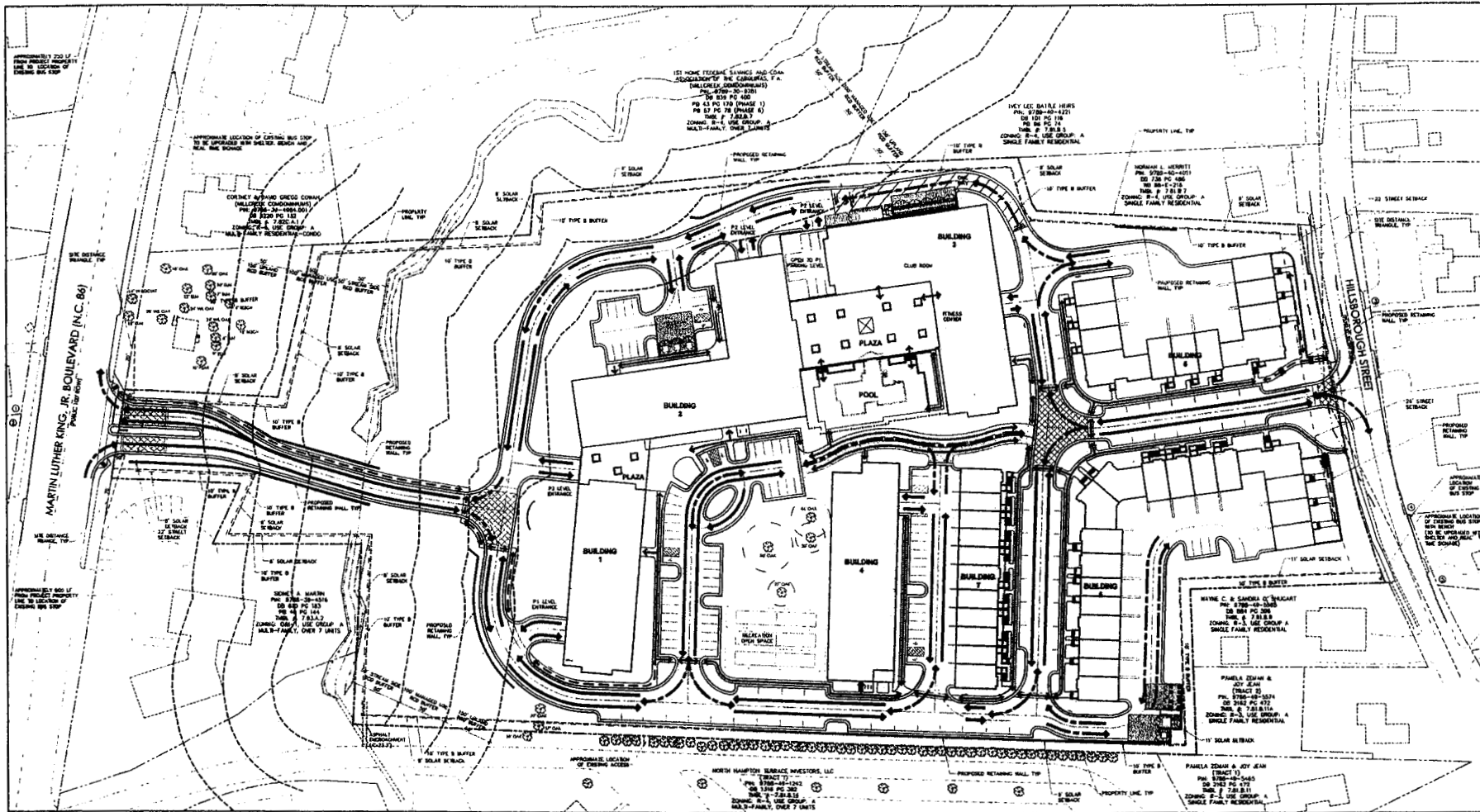
<p>REGULAR SPECIALTY PAVING</p>	<p>HEAVY DUTY PAVING FOR MANUFACTURER LOADING</p>
<p>GRAVEL SPECIALTY PAVING</p>	<p>GRAVEL PAVEMENT FINISH</p>

RETRAINS AND SURFACE RETAINS

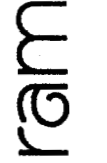
<p>RETRAINS AND SURFACE RETAINS</p> <p>ALL RETAINING WALL HEIGHTS = 8 FT</p> <p>(PH) L&M Section 2.4.4 (b) Due to increased bearing requirements between R7 and adjacent residential zoning, all setbacks and primary heights, except those against the Old, property to the Southwest of the Old, have been modified as shown below</p>	<p>RETRAINS AND SURFACE RETAINS</p> <p>RETRAINED AREAS</p> <p>Between R-10-0 and R-10-1 (SEE notes Hillsborough St.)</p> <p>Between R-10-0 and R-10-1 (SEE notes Martin Luther King)</p> <p>Between R-10-0 and R-10-1 (SEE notes Hillsborough Street)</p> <p>Between R-10-0 and R-10-1 (SEE notes Martin Luther King)</p> <p>Between R-10-0 and R-10-1 (SEE notes Hillsborough Street)</p> <p>Between R-10-0 and R-10-1 (SEE notes Martin Luther King)</p>
---	---

04 NOTES

1. ALL DIMENSIONS FROM FACE OF CURB UNLESS OTHERWISE NOTED



125 N. Hampton St
Raleigh, NC 27607
919.855.4415
919.855.1300 FAX
ClineDesign.com



RAM Development Company
Residences at Grove Park
425 Hillsborough Street
Chapel Hill, North Carolina

111

4th SLP Submittal
Post-DNR Comments



DATE	BY	DATE
Per TOCH Comments	6-20-07	
Per TOCH Comments	11-20-07	
Per TOCH Comments	02-08-08	

DRAWN BY: [initials]
CHECKED BY: [initials]
CIRCULATION PLAN

SD1.20

NOTES

1. THIS STRIPING PLAN IS PRELIMINARY. ITS PRIMARY PURPOSE IS TO SHOW STRIPING AND SIGNAGE RELATED TO THE LAND USE. STRIPING AND SIGNAGE ON THIS PLAN IS SUBJECT TO CHANGE DURING THE SDP PHASE.
2. ALL STRIPING AND SIGNAGE SHALL BE ACCORD P.V.P. SHALL COMPLY WITH ALL STRIPING AND SIGNAGE STANDARDS.

BALLENTINE ASSOCIATES, P.A.
 211 WOODBINE BLVD. CHARLOTTE, N.C. 28204
 (704) 366-1000

PERMIT INFORMATION
 PROJECT NO. 111111
 SHEET NO. 1 OF 1



NOT FOR CONSTRUCTION

DATE	BY	REVISION

OWNER INFORMATION

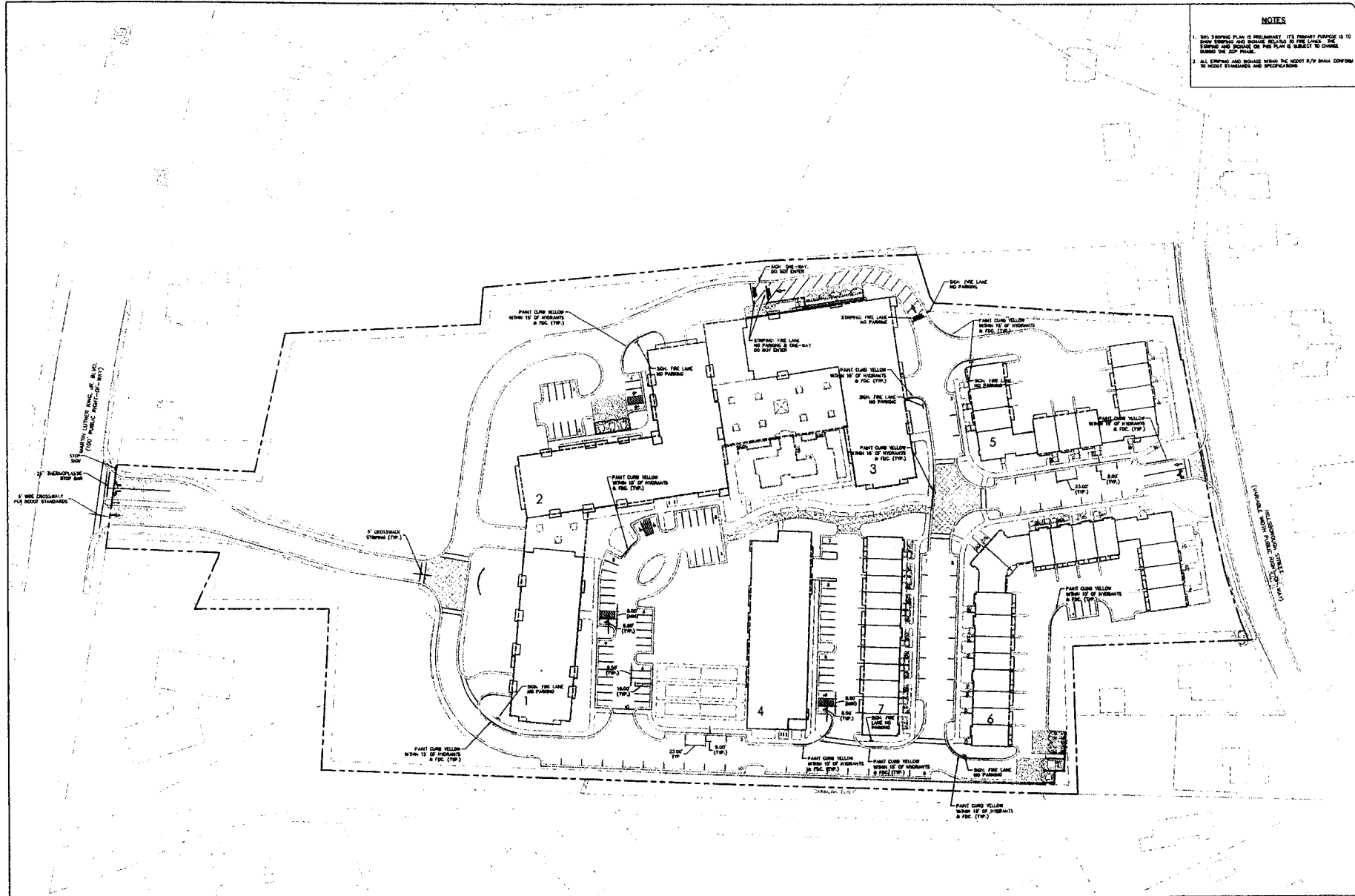
PROJECT NAME	RESIDENCES AT GROVE PARK
OWNER	CHARTER HILL, NORTH CAROLINA
DATE	

RESIDENCES AT GROVE PARK
 CHARTER HILL, NORTH CAROLINA
SPECIAL USE PERMIT DRAWINGS

DATE	
SCALE	AS SHOWN
DESIGNED BY	
CHECKED BY	
DATE	
PROJECT NO.	
SHEET NO.	
DATE	

C-SP-01

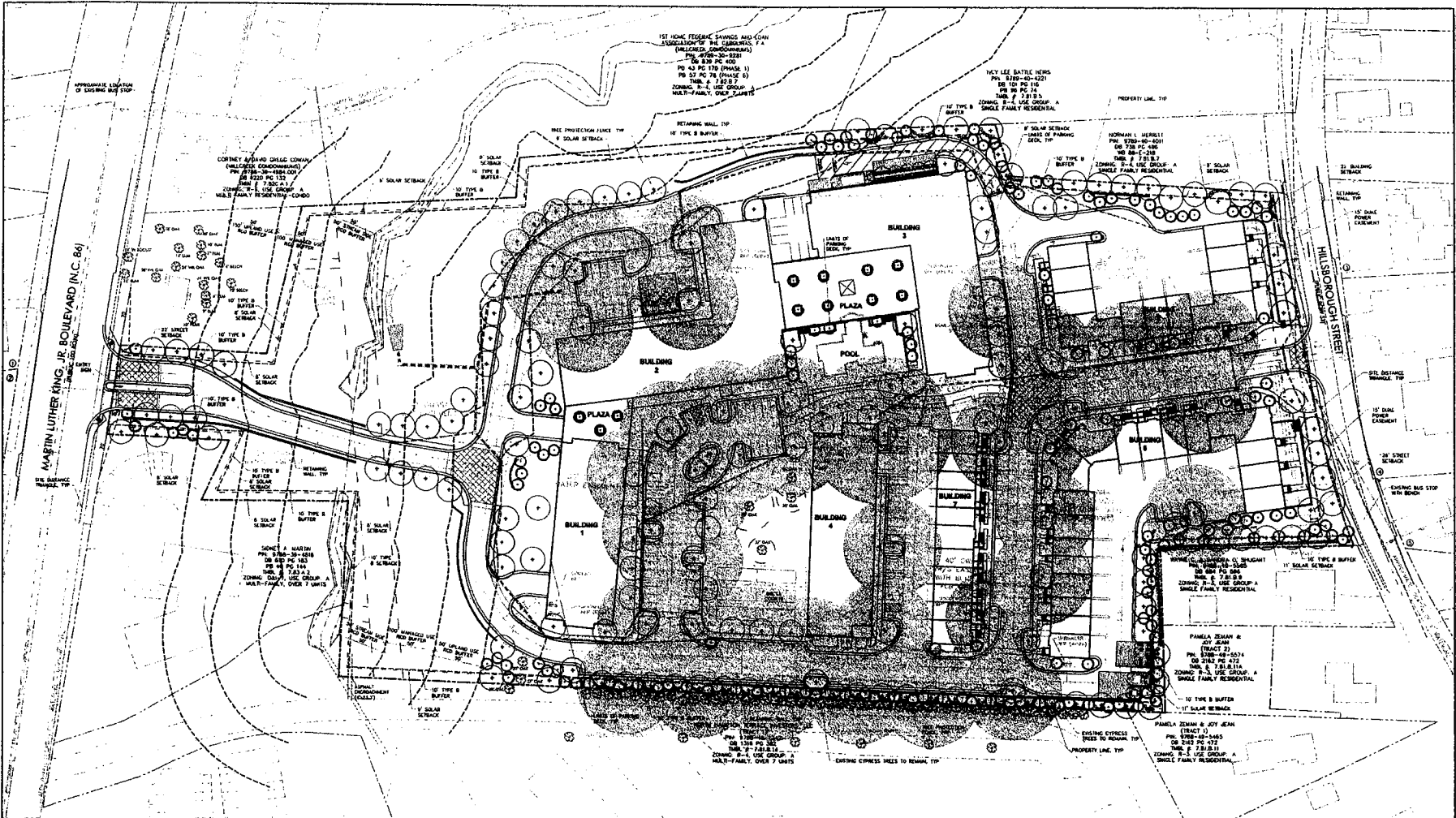
(b11)



PRELIMINARY STRIPING PLAN

(GRAPHIC SCALE IN FEET)
 1" = 40'-0"

REVIEW DRAWING NOT FOR CONSTRUCTION



03 PRELIMINARY LANDSCAPE AND PARKING SHADING PLAN
Scale: 1" = 20'

02 NOTES

PER THE RECOMMENDATIONS OF THE NORTH CAROLINA BOTANICAL GARDEN (NCGS) CAN BE ADAPTED BY MANUAL LOCATION AND REGIONAL OF THE ROOT CROWN AND KILLING OF THE ROOT CROWN WITH AN HERBICIDE. THIS SHOULD BE DONE MID SUMMER TO FALL.

01 LEGEND AND BUFFER CHART

○ LARGE TREE
 ○ SMALL TREE
 ○ SPRUCE
 ○ (SINGLE) OR ○ (DOUBLE) WHITE CIRCLE

BUFFER CHART		REQUIRED PLANTINGS PER 100 LF	MINIMUM REQUIRED	MINIMUM PROVIDED	LENGTH	REQUIRED PLANTINGS	PROPOSED PLANTINGS
LOCATION	TYPE	TYPE	TYPE	TYPE	TYPE	LARGE TREES	SMALL TREES
NORTH INTERIOR PROPERTY LINE	10' TYPE B BUFFER	1 LARGE 1 SMALL 12 SPRUCES	10'	10'	27' AVERAGE	24	37
NORTH INTERIOR PROPERTY LINE	10' TYPE B BUFFER	1 LARGE 1 SMALL 12 SPRUCES	10'	10'	173 LF	7	12
SOUTH INTERIOR PROPERTY LINE	10' TYPE B BUFFER	1 LARGE 1 SMALL 12 SPRUCES	10'	15.2'	130 LF	47	82

*MINIMUM OF BUFFER ALWAYS CONSISTS OF EXISTING VEGETATION IN NATURAL AREAS

CLINE DESIGN

225 N. Harrington Rd.
Kannapolis, NC 28083
703/834-1111
703/834-1200 FAX
clinedesign@earthlink.net

RAM Development Company

Residences at Grove Park
425 Hillsborough Street
Chapel Hill, North Carolina

120

4th SUP Submittal
Post-DRT Comments

NOT FOR CONSTRUCTION

PROJECT NAME
DATE: 20 FEB 2007

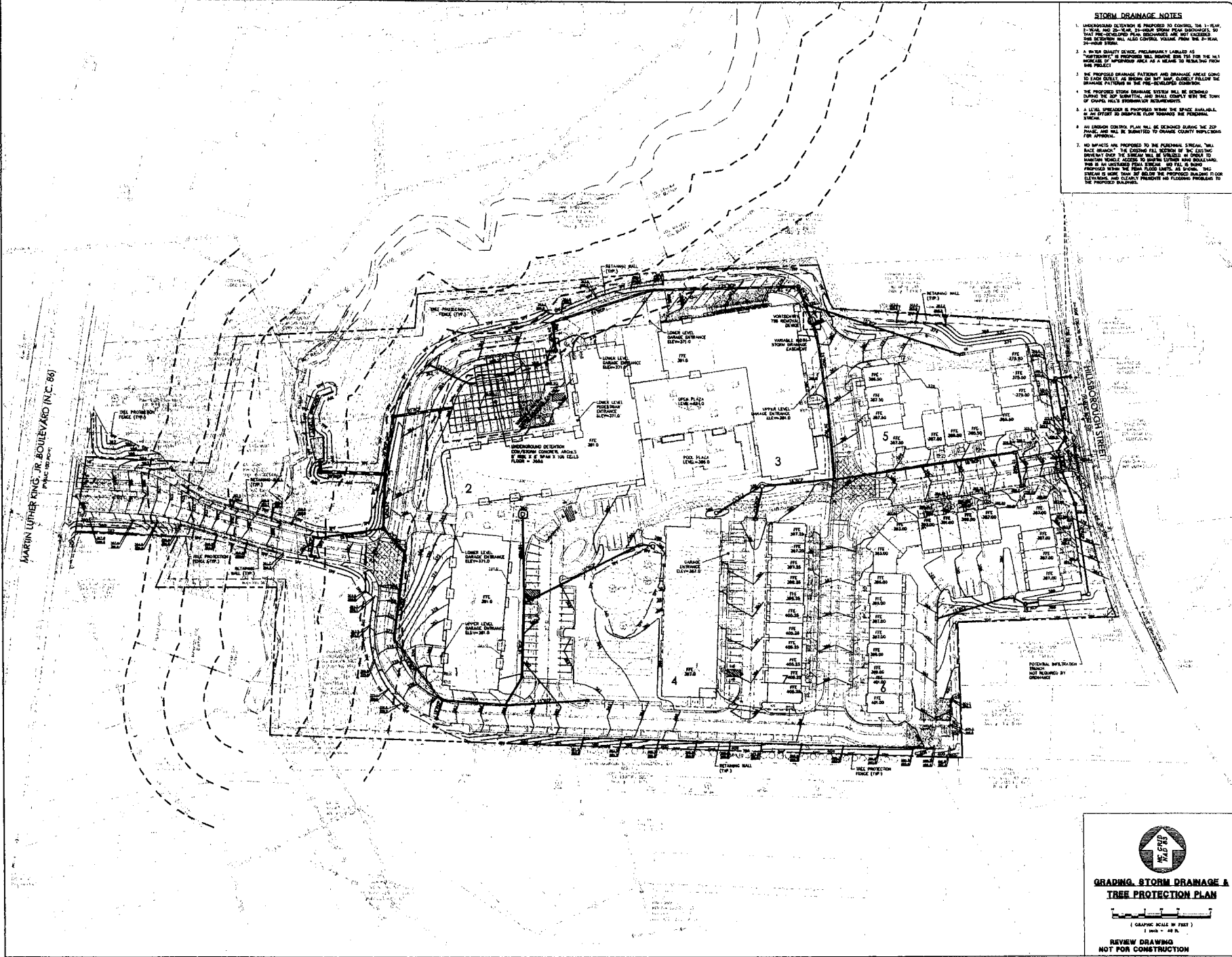
DESIGNED BY: [Signature]
DATE: 02/05/07

CHECKED BY: [Signature]
DATE: 02/05/07

DRAWN BY: [Signature]
DATE: 02/05/07

DATE: 02/05/07

LP1.00



- STORM DRAINAGE NOTES**
1. UNDERGROUND DESIGN IS PROPOSED TO CONTROL THE 1-1/2", 1-1/2" AND 20-1/2" 10-YEAR STORM FLOOD DISCHARGE, TO THE PRE-DEVELOPED PLAN DISCHARGE, AND NOT EXCEED THE EXISTING. THIS ALSO CONTROL VOLUME FROM THE 2-1/2" 10-YEAR STORM FLOOD DISCHARGE.
 2. A 24" DIA. QUALITY DEVICE, PRELIMINARILY LABELED AS "MOUNTAIN", IS PROPOSED TO BE PROVIDED FOR THE 10-YEAR STORM FLOOD DISCHARGE AS A MEANS TO REDUCING FROM THE FIELD.
 3. THE PROPOSED DRAINAGE PATTERNS AND DRAINAGE AREAS GOING TO EACH LEVEL, OR BRANCH OF THE MAIN, CORRECTLY FOLLOW THE DRAINAGE PATTERNS IN THE PRE-DEVELOPED CONDITION.
 4. THE PROPOSED STORM DRAINAGE SYSTEM WILL BE INSTALLED UNDER THE ASPHALT AND SHALL COMPLY WITH THE TOWN OF CHAMPLAIN'S STORMWATER REQUIREMENTS.
 5. A LEVEL SPREADER IS PROPOSED WITHIN THE SPACE AVAILABLE, AS NEAR AS POSSIBLE TO THE SPREADER, TO BE PROVIDED TO IMPROVE FLOW THROUGH THE PROPOSED STORM DRAINAGE.
 6. AN UNDERGROUND DESIGN SHALL BE PROVIDED UNDER THE ASPHALT, AND SHALL BE SUBMITTED TO CHAMPLAIN COUNTY INSPECTION OFFICE.
 7. NO SPACES ARE PROPOSED TO BE PROVIDED UNDER "THE BACK BRANCH" OF THE DRAINAGE PATTERNS BY THE EXISTING DISCHARGE. THE DRAINAGE PATTERNS WILL BE INSTALLED TO MAINTAIN ACCESS TO EXISTING LINES UNDER EXISTING. THE 10-YEAR STORM FLOOD DISCHARGE, AND THE 20-YEAR STORM FLOOD DISCHARGE, SHALL BE INSTALLED TO MAINTAIN ACCESS TO EXISTING LINES UNDER EXISTING. THE 10-YEAR STORM FLOOD DISCHARGE, AND THE 20-YEAR STORM FLOOD DISCHARGE, SHALL BE INSTALLED TO MAINTAIN ACCESS TO EXISTING LINES UNDER EXISTING.

BALLENTINE ASSOCIATES, P.A.
 1000 WEST 10TH STREET
 SUITE 100
 CHAMPLAIN, VT 05701
 TEL: (802) 885-1111
 FAX: (802) 885-1112



NO.	DATE	DESCRIPTION
1	12/15/00	ISSUED FOR PERMIT
2	12/15/00	ISSUED FOR PERMIT
3	12/15/00	ISSUED FOR PERMIT
4	12/15/00	ISSUED FOR PERMIT
5	12/15/00	ISSUED FOR PERMIT
6	12/15/00	ISSUED FOR PERMIT
7	12/15/00	ISSUED FOR PERMIT
8	12/15/00	ISSUED FOR PERMIT
9	12/15/00	ISSUED FOR PERMIT
10	12/15/00	ISSUED FOR PERMIT

NO.	DATE	DESCRIPTION
1	12/15/00	ISSUED FOR PERMIT
2	12/15/00	ISSUED FOR PERMIT
3	12/15/00	ISSUED FOR PERMIT
4	12/15/00	ISSUED FOR PERMIT
5	12/15/00	ISSUED FOR PERMIT
6	12/15/00	ISSUED FOR PERMIT
7	12/15/00	ISSUED FOR PERMIT
8	12/15/00	ISSUED FOR PERMIT
9	12/15/00	ISSUED FOR PERMIT
10	12/15/00	ISSUED FOR PERMIT

RESIDENCES AT GROVE PARK
 CHAMPLAIN COUNTY, VERMONT
 SPECIAL USE PERMIT DRAWINGS

C-GP-01

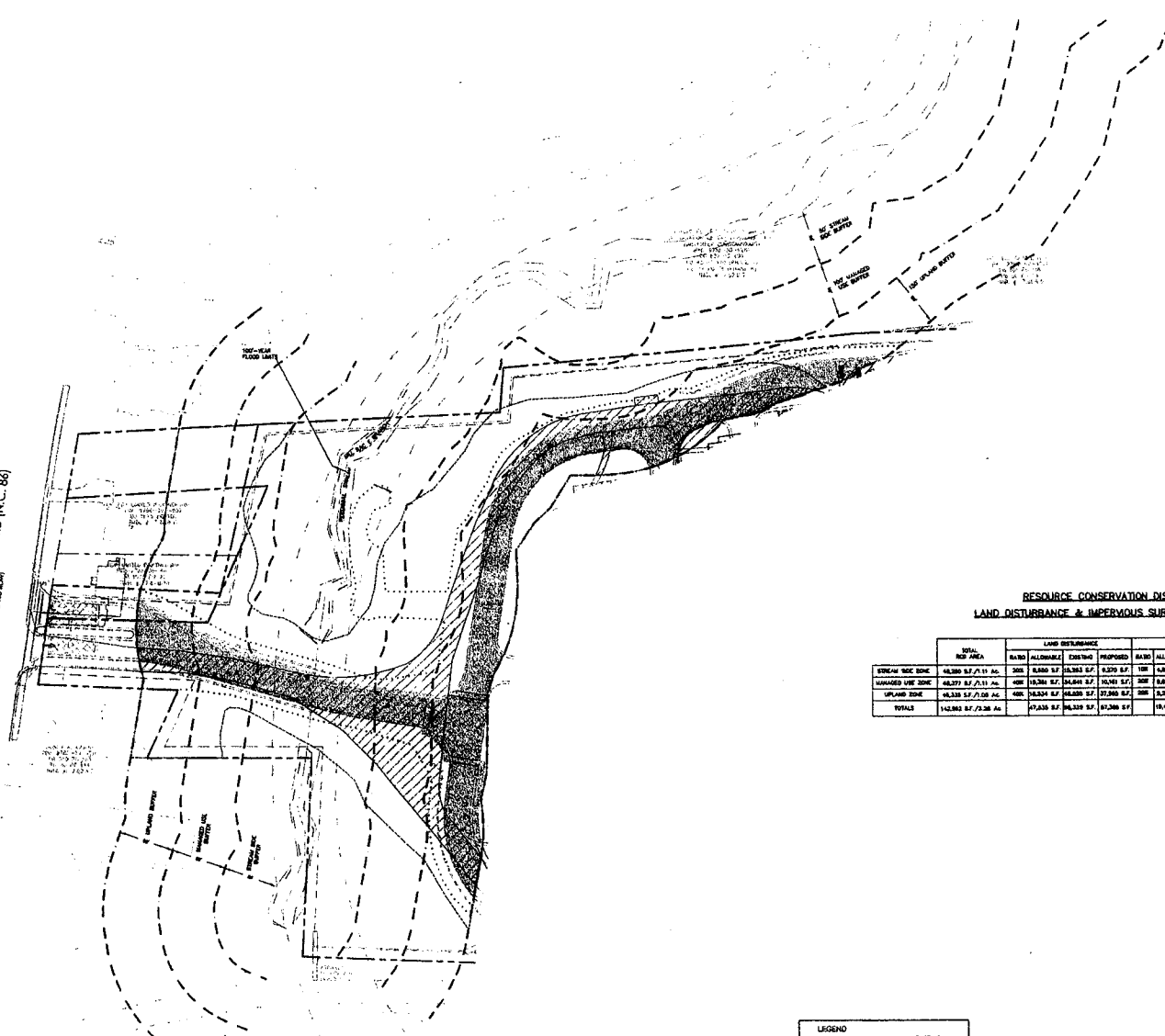
GRADING, STORM DRAINAGE & TREE PROTECTION PLAN

1" = 48'

REVIEW DRAWING
 NOT FOR CONSTRUCTION

121

MARTIN LUTHER KING, JR. BOULEVARD (N.C. 86)
 PUBLIC HIGHWAY



RESOURCE CONSERVATION DISTRICT
 LAND DISTURBANCE & IMPERVIOUS SURFACE SUMMARY

SITE USE ZONE	TOTAL RCD AREA	LAND DISTURBANCE				IMPERVIOUS SURFACE					
		ALLOWABLE	EXISTING	PROPOSED	ALLOWABLE	EXISTING	PROPOSED	PROPOSED			
STREAM BED	48,380 S.F. / 1.11 AC.	200	8,880 S.F.	23,363 S.F.	8,270 S.F.	100	4,800 S.F.	4,500 S.F.	8,294 S.F.	3,538 S.F.	
WATERED USE ZONE	48,377 S.F. / 1.11 AC.	400	19,336 S.F.	24,848 S.F.	16,761 S.F.	200	8,476 S.F.	8,842 S.F.	813 S.F.	3,877 S.F.	2,338 S.F.
UPLAND EDGE	48,338 S.F. / 1.09 AC.	400	14,324 S.F.	16,835 S.F.	27,360 S.F.	200	8,287 S.F.	11,480 S.F.	798 S.F.	28,911 S.F.	28,619 S.F.
TOTALS	145,095 S.F. / 3.30 AC.		47,540 S.F.	65,046 S.F.	61,390 S.F.	10,000 S.F.	21,563 S.F.	24,822 S.F.	9,805 S.F.	36,745 S.F.	

LEGEND

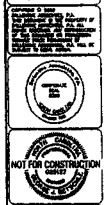
	EXISTING IMPERVIOUS AREA IN RCD A=25,000 SF / 0.58 AC.
	PROPOSED IMPERVIOUS AREA IN RCD A=31,227 SF / 0.72 AC.
	EXISTING UNDISTURBED LIMITS LINE
	PROPOSED UNDISTURBED LIMITS LINE

RCD IMPERVIOUS EXHIBIT

(GRAPHIC SCALE IN FEET)
 1 inch = 60 ft.

**REVIEW DRAWING
 NOT FOR CONSTRUCTION**

BALLENTINE ASSOCIATES, P.A.
 275 W. WASHINGTON BLVD., SUITE 100
 CHARLOTTE, N.C. 28202
 (704) 375-1100



DATE: 11/11/08
 DRAWN BY: J.L.P.
 CHECKED BY: J.L.P.
 PROJECT: RESIDENCES AT GROVE PARK
 SHEET NO. 02 OF 02

OWNER: GROVE PARK
 11111 GROVE PARK DRIVE
 CHARLOTTE, NC 28203

DESIGNED BY: J.L.P.
 CHECKED BY: J.L.P.
 DATE: 11/11/08

RESIDENCES AT GROVE PARK
 CHARLIE HILL, NORTH CAROLINA
 SPECIAL USE PERMIT DRAWINGS

DATE: 11/11/08
 SCALE: AS SHOWN
 SHEET NO. 02
 DRAWING BY: J.L.P.
 CHECKED BY: J.L.P.
C-GP.02

122

**Chicago Water and Sewer Authority
Utility Notes for Residential of Grove Park**

In addition to a Final Inspection reported by the CH2M Construction Inspector, the following documents must be provided and approved by CH2M before construction of the project and the existing system. The following shall be submitted as a minimum:

- **Engineer's Certification** by CH2M Utility Design Technician - Should include a statement of CH2M approval for all proposed work. This shall include a statement of CH2M approval for all proposed work. This shall include a statement of CH2M approval for all proposed work.
- **Engineer's Certification** by CH2M Utility Design Technician - Should include a statement of CH2M approval for all proposed work. This shall include a statement of CH2M approval for all proposed work.
- **Approved Labels** - Subject to approval by CH2M and recorded on-site.
- **Labels of Construction** - Subject to approval by CH2M and recorded on-site.
- **Final Inspection** - Subject to approval by CH2M and recorded on-site.
- **Labels of Construction** - Subject to approval by CH2M and recorded on-site.
- **Final Inspection** - Subject to approval by CH2M and recorded on-site.
- **Labels of Construction** - Subject to approval by CH2M and recorded on-site.

**Chicago Water and Sewer Authority
Utility Notes for Residential of Grove Park**

The following documents must be provided and approved by CH2M before construction of the project and the existing system. The following shall be submitted as a minimum:

- **Engineer's Certification** by CH2M Utility Design Technician - Should include a statement of CH2M approval for all proposed work. This shall include a statement of CH2M approval for all proposed work.
- **Engineer's Certification** by CH2M Utility Design Technician - Should include a statement of CH2M approval for all proposed work. This shall include a statement of CH2M approval for all proposed work.
- **Approved Labels** - Subject to approval by CH2M and recorded on-site.
- **Labels of Construction** - Subject to approval by CH2M and recorded on-site.
- **Final Inspection** - Subject to approval by CH2M and recorded on-site.
- **Labels of Construction** - Subject to approval by CH2M and recorded on-site.
- **Final Inspection** - Subject to approval by CH2M and recorded on-site.
- **Labels of Construction** - Subject to approval by CH2M and recorded on-site.

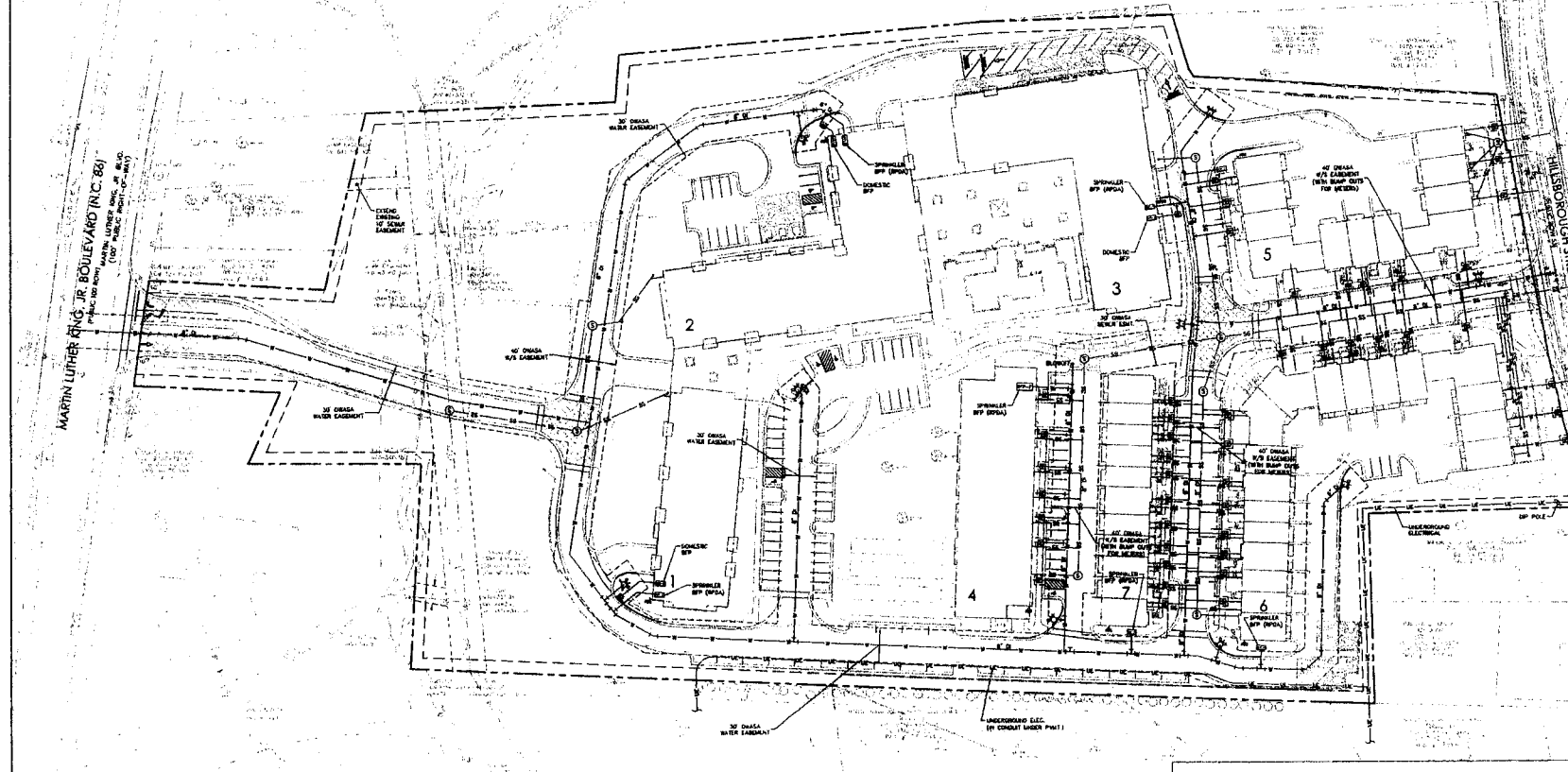
- UTILITY NOTES**
1. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH CH2M HILL STANDARDS AND SPECIFICATIONS.
 2. ALL WATER AND SEWER CONSTRUCTION SHALL BE IN ACCORDANCE WITH CH2M STANDARDS AND SPECIFICATIONS.
 3. LOCATION OF SUPPLIES, ELECTRICAL, GAS, AND CH2M SERVICES SHALL BE TO BE DETERMINED BY CH2M.
 4. ALL NEW UTILITIES INSTALLED AS PART OF THIS PROJECT ALONG HILSDENBOUGH STREET WILL BE LOCATED UNDERGROUND.

**BALLENTINE
ASSOCIATES P.A.**
3717 W. NORTH AVE. SUITE 200
CHICAGO, IL 60641
(773) 486-4841

NOT FOR CONSTRUCTION

DATE: 10/26/2011
SCALE: AS SHOWN
PROJECT: RESIDENCES AT GROVE PARK
CH2M HILL PROJECT NO.: CH2M-HILL-11-0020
CH2M HILL DRAWING NO.: CH2M-HILL-11-0020-01
DATE: 10/26/2011
SCALE: AS SHOWN
PROJECT: RESIDENCES AT GROVE PARK
CH2M HILL PROJECT NO.: CH2M-HILL-11-0020
CH2M HILL DRAWING NO.: CH2M-HILL-11-0020-01

123



SYMBOL/ABBREVIATION	DESCRIPTION
(Solid line)	EXISTING
(Dashed line)	PROPOSED
CB	CURB BENCH
SB	SEWER BENCH
W	WATER MAIN
SE	SEWER
GE	GAS
EL	ELECTRICAL
...	...

CH2M HILL

SITE UTILITY PLAN

RESIDENCES AT GROVE PARK

CH2M HILL, NORTH CHICAGO

SPECIAL USE PERMIT DRAWINGS

DATE: 10/26/2011
SCALE: 30' PER FT
SCALE: AS SHOWN
DRAWN BY: JLB
CHECKED BY: JLB

RESIDENCES AT GROVE PARK

CH2M HILL, NORTH CHICAGO

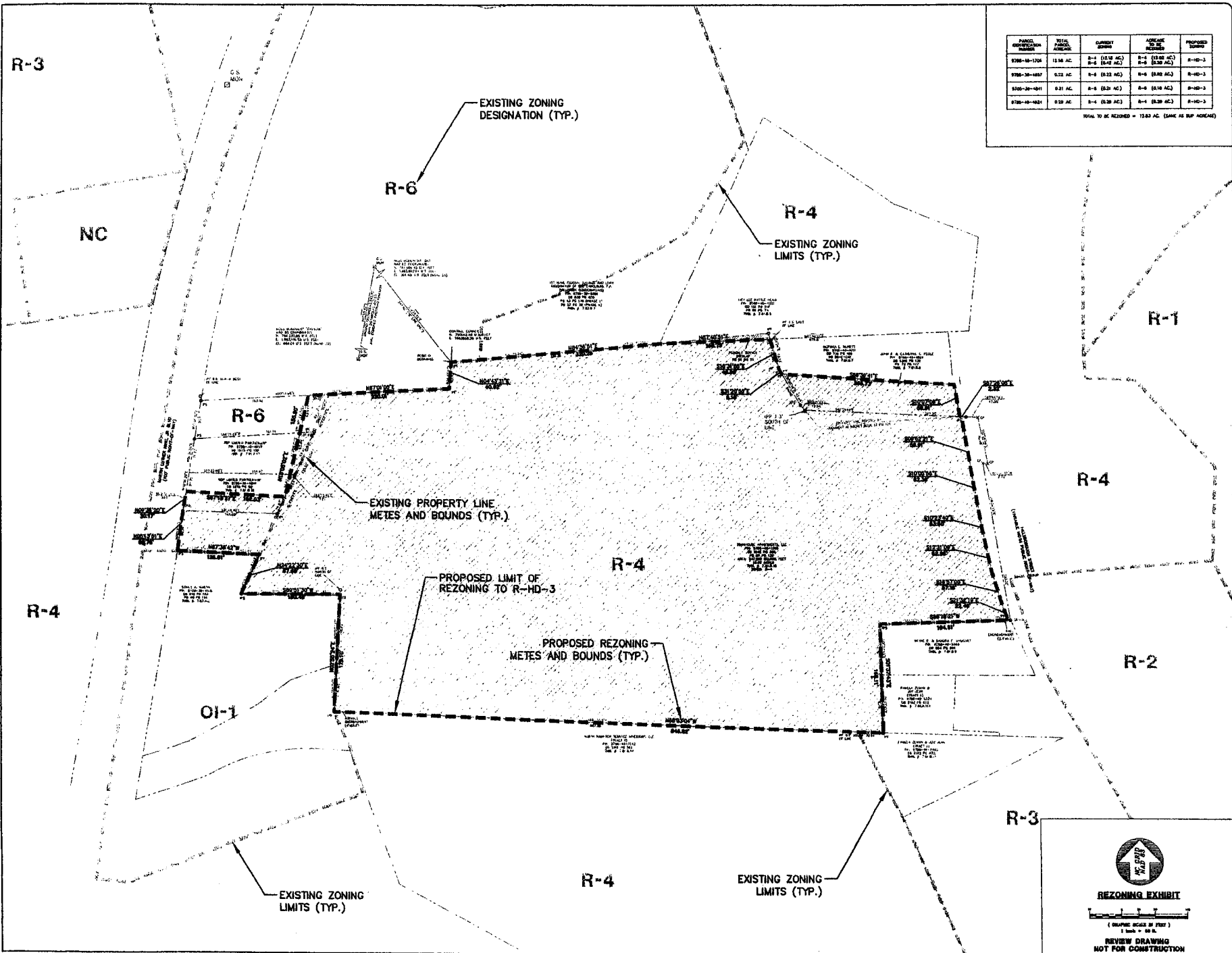
SPECIAL USE PERMIT DRAWINGS

CH2M HILL

DATE: 10/26/2011
SCALE: 30' PER FT
SCALE: AS SHOWN
DRAWN BY: JLB
CHECKED BY: JLB

SHEET

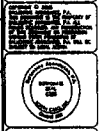
C-UP.01



PARCEL IDENTIFICATION	TOTAL PARCEL ACRES	CURRENT ZONING	PROPOSED ZONING	PROPOSED ZONING
8700-10-1104	13.56 AC.	R-4 (12.16 AC) R-4 (1.40 AC)	R-4 (12.16 AC) R-4 (1.40 AC)	R-HD-3
9700-30-1007	0.23 AC.	R-4 (0.23 AC)	R-4 (0.23 AC)	R-HD-3
5200-30-1011	0.21 AC.	R-4 (0.21 AC)	R-4 (0.21 AC)	R-HD-3
6700-10-1021	0.20 AC.	R-4 (0.20 AC)	R-4 (0.20 AC)	R-HD-3

TOTAL TO BE REZONED = 13.80 AC. (SAME AS SUP. 408040)

BALLENTINE ASSOCIATES, P.A.
 1015 WEST 10TH STREET, SUITE 100
 CHARLOTTE, NC 28202
 (704) 375-1111



RESIDENCES AT GROVE PARK
 CHARLOTTE, NC 28202

DATE: 10/15/2014
SCALE: AS SHOWN
PROJECT: RESIDENCES AT GROVE PARK
DATE: 10/15/2014
SCALE: AS SHOWN
PROJECT: RESIDENCES AT GROVE PARK

DATE: 10/15/2014
SCALE: AS SHOWN
PROJECT: RESIDENCES AT GROVE PARK

DATE: 10/15/2014
SCALE: AS SHOWN
PROJECT: RESIDENCES AT GROVE PARK

DATE: 10/15/2014
SCALE: AS SHOWN
PROJECT: RESIDENCES AT GROVE PARK

DATE: 10/15/2014
SCALE: AS SHOWN
PROJECT: RESIDENCES AT GROVE PARK

DATE: 10/15/2014
SCALE: AS SHOWN
PROJECT: RESIDENCES AT GROVE PARK

124

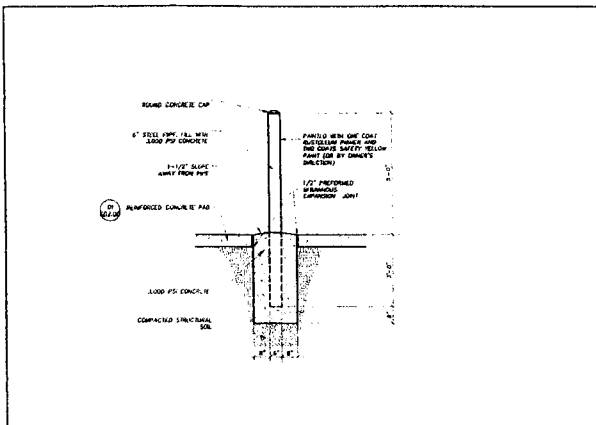


REZONING EXHIBIT

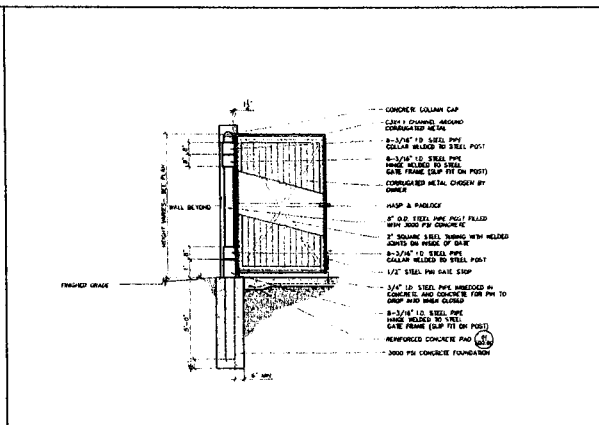
(GRAPHIC SCALE IN FEET)
 1" = 50'

REVIEW DRAWING NOT FOR CONSTRUCTION

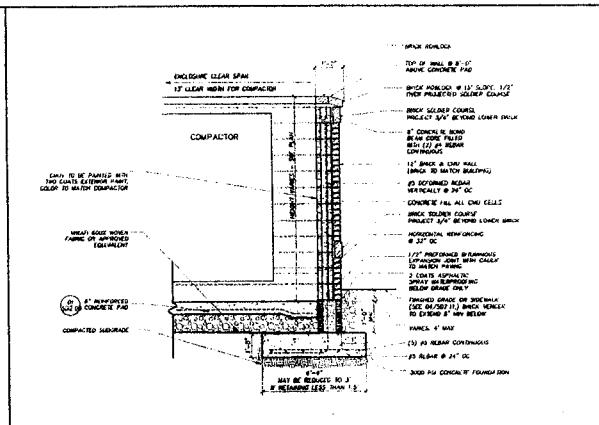
C-RZ.01



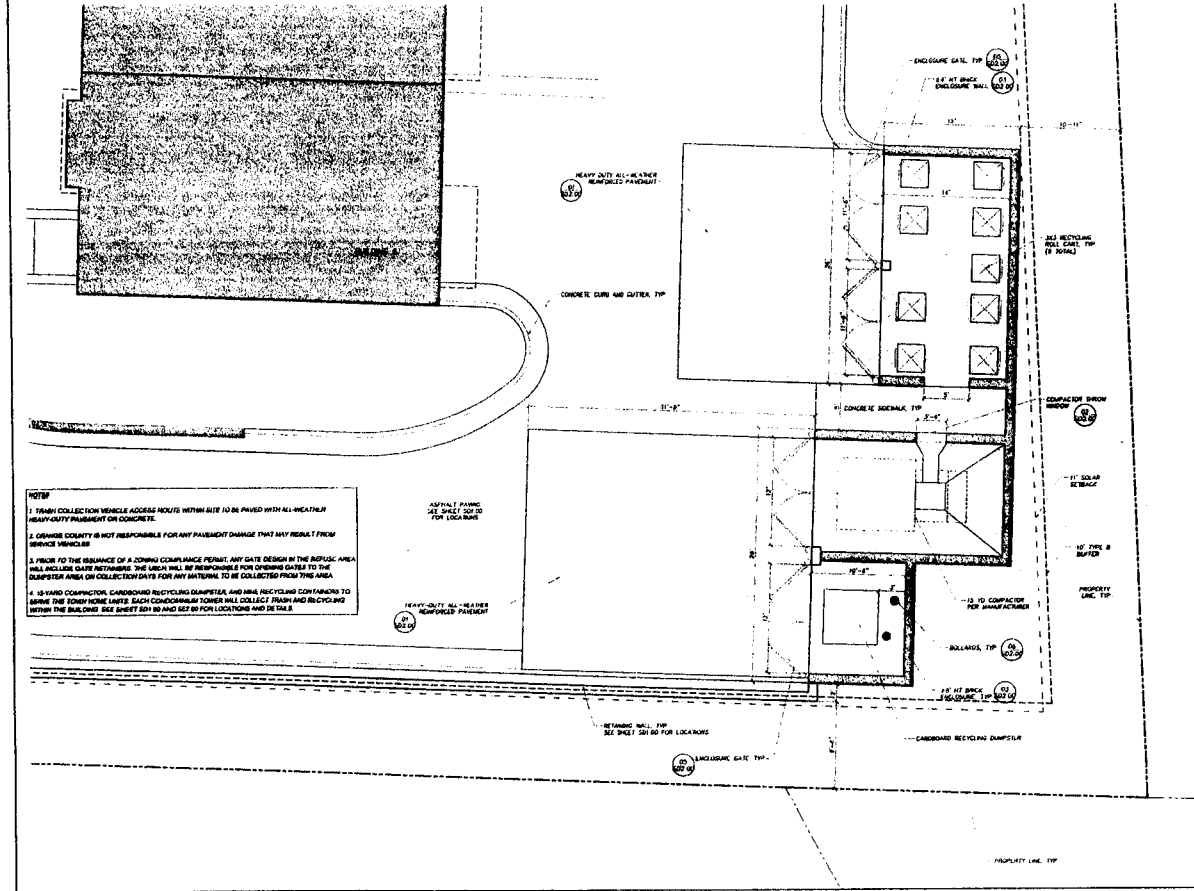
04 BOLLARD
Scale: 1/2" = 1'-0"



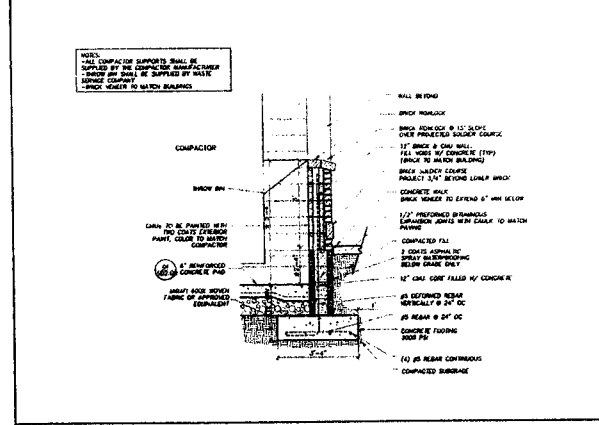
05 COMPACTOR/DUMPSTER/RECYCLING ENCLOSURE GATE
Scale: 3/4" = 1'-0"



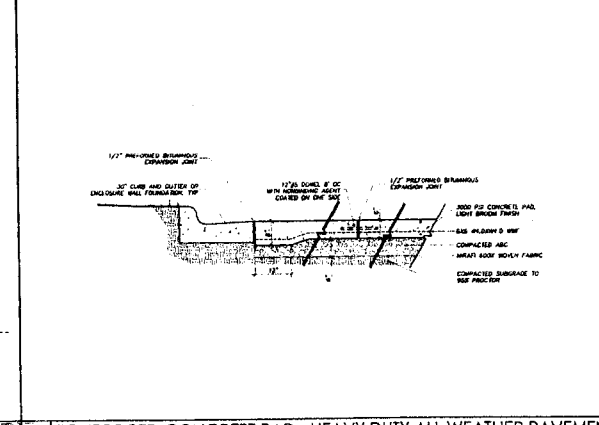
03 COMPACTOR/RECYCLING ENCLOSURE WALL SECTION
Scale: 1/2" = 1'-0"



04 TOWNHOUSE COMPACTOR, DUMPSTER & RECYCLING CENTER PLAN
Scale: 3/4" = 1'-0"



02 COMPACTOR THROW WINDOW
Scale: 1/2" = 1'-0"



01 REINFORCED CONCRETE PAD - HEAVY DUTY ALL WEATHER PAVEMENT
Scale: 3/4" = 1'-0"

CLINE DESIGN

125 N. Harrington St.
Raleigh, NC 27603
919.781.4415
NORTH-SOUTH FAX
ClineDesign.com

PROJECT: 20-0005

ram

RAM Development Company
Residences at Grove Park
425 Hillsborough Street
Chapel Hill, North Carolina

125

4th SUP Submittal
Post-CHW Comments

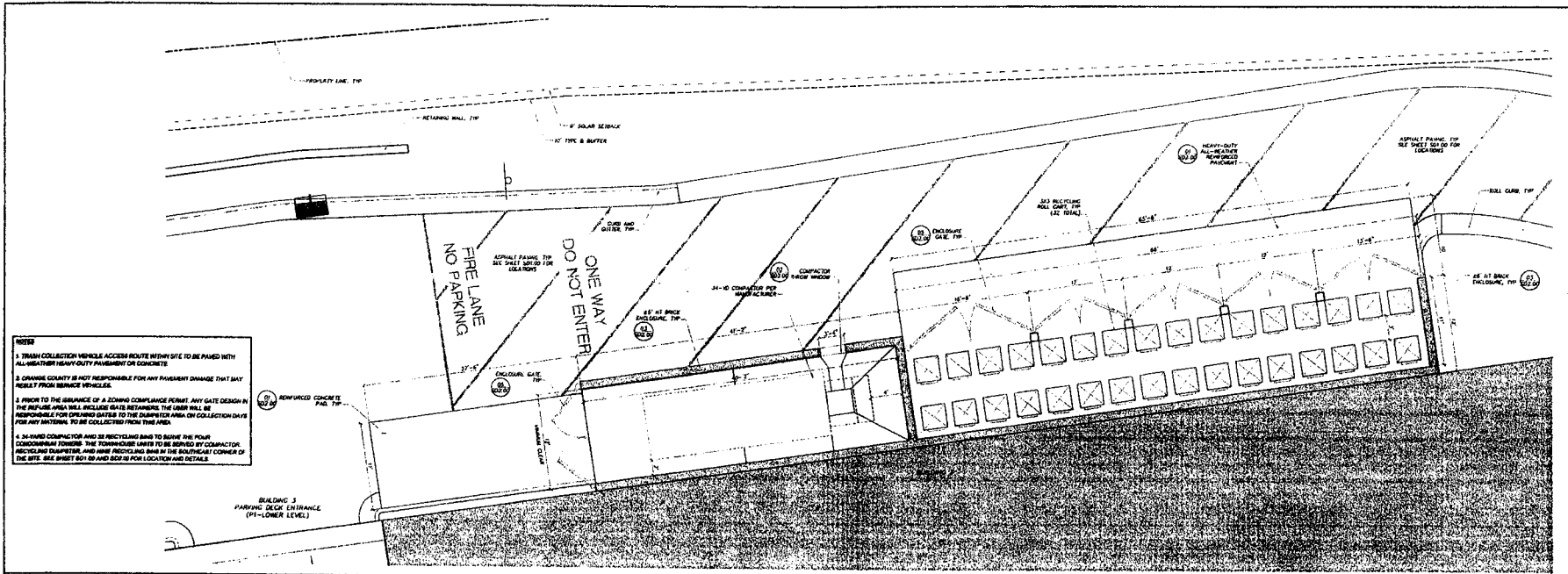
NOT FOR CONSTRUCTION

PROJECT NUMBER: 20-0005
DATE: 03-07
DATE: 03-07
DATE: 11-30-07
DATE: 02-09-08

DESIGNED BY: [Signature]
CHECKED BY: [Signature]

SITE DETAILS

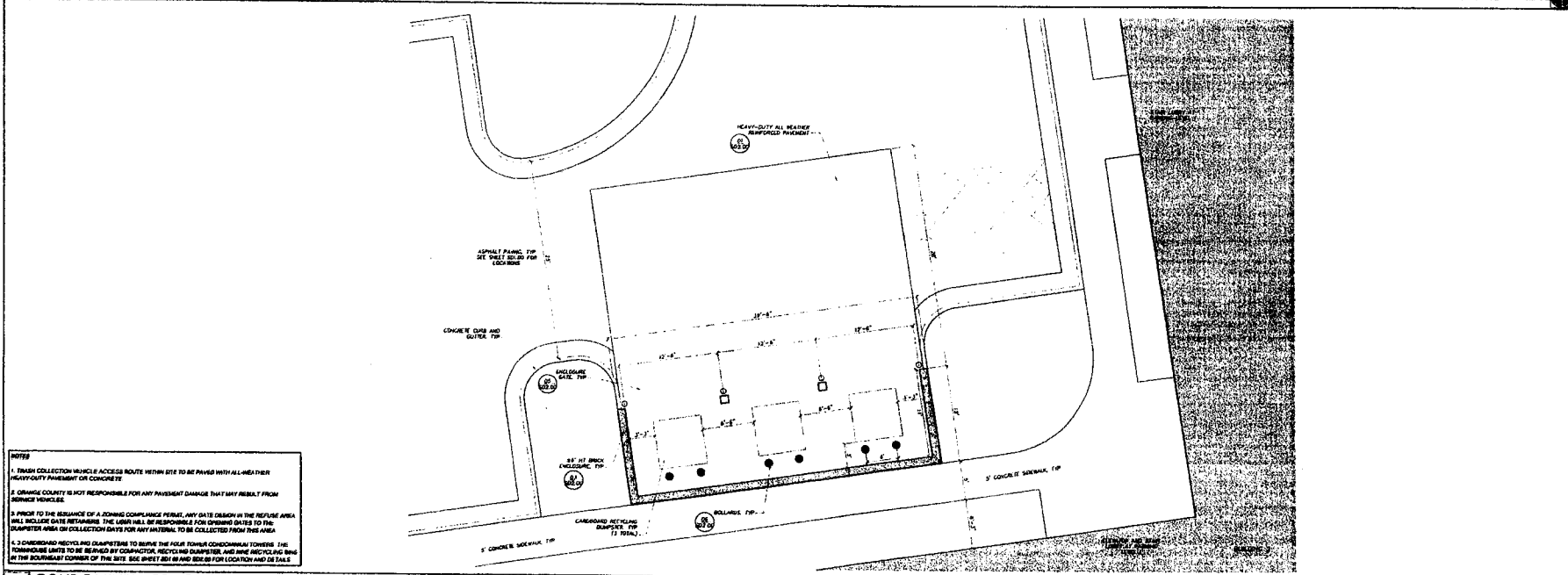
SD2.00



NOTES

1. TRASH COLLECTION VEHICLE ACCESS ROUTE WITHIN SITE TO BE PAVED WITH ALL-WEATHER HEAVY-DUTY PAVEMENT OR CONCRETE.
2. ORANGE COUNTY IS NOT RESPONSIBLE FOR ANY PAVEMENT DAMAGE THAT MAY RESULT FROM SERVICE VEHICLES.
3. PRIOR TO THE SUBMITTAL OF A ZONING COMPLIANCE PERMIT, ANY GATE DESIGN IN THE REFUSE AREA WILL INCLUDE GATE RETAINERS. THE USER WILL BE RESPONSIBLE FOR OBTAINING GATES TO THE COMPACTOR AREA ON COLLECTION DAYS FOR ANY MATERIAL TO BE COLLECTED FROM THIS AREA.
4. 34-WAY COMPACTOR AND 35 RECYCLING BINS TO SERVE THE FOUR CONDOMINIUM TOWERS. THE TOWERHOUSE UNITS TO BE SERVED BY COMPACTOR, RECYCLING QUARTERS, AND JUNE RECYCLING BIN IN THE SOUTHWEST CORNER OF THE SITE. SEE SHEET 01 AND 02 FOR LOCATION AND DETAILS.

01 CONDOMINIUM TOWER TRASH AND RECYCLING CENTER
Scale: 3/16" = 1'-0"



NOTES

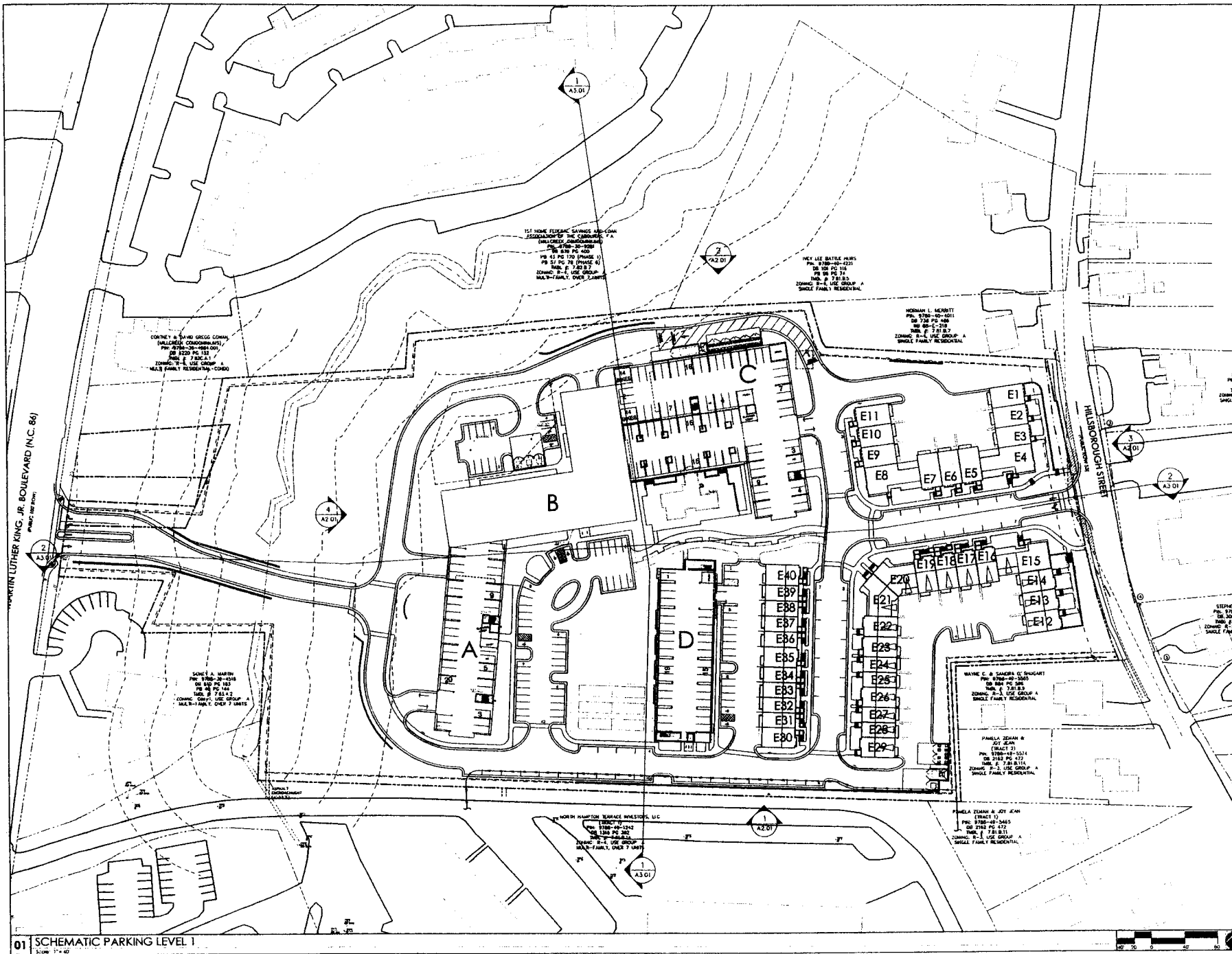
1. TRASH COLLECTION VEHICLE ACCESS ROUTE WITHIN SITE TO BE PAVED WITH ALL-WEATHER HEAVY-DUTY PAVEMENT OR CONCRETE.
2. ORANGE COUNTY IS NOT RESPONSIBLE FOR ANY PAVEMENT DAMAGE THAT MAY RESULT FROM SERVICE VEHICLES.
3. PRIOR TO THE SUBMITTAL OF A ZONING COMPLIANCE PERMIT, ANY GATE DESIGN IN THE REFUSE AREA WILL INCLUDE GATE RETAINERS. THE USER WILL BE RESPONSIBLE FOR OBTAINING GATES TO THE TRASH/RECYCLING COLLECTION DAYS FOR ANY MATERIAL TO BE COLLECTED FROM THIS AREA.
4. 34-WAY COMPACTOR AND 35 RECYCLING BINS TO SERVE THE FOUR CONDOMINIUM TOWERS. THE TOWERHOUSE UNITS TO BE SERVED BY COMPACTOR, RECYCLING QUARTERS, AND JUNE RECYCLING BIN IN THE SOUTHWEST CORNER OF THE SITE. SEE SHEET 01 AND 02 FOR LOCATION AND DETAILS.

04 CONDOMINIUM TOWER CARDBOARD RECYCLING CENTER
Scale: 3/16" = 1'-0"

NOT FOR CONSTRUCTION	

PROJECT NUMBER	
DATE	20 FEB 2007
REVISION	
Per TOCH Comments	0-23-07
Per TOCH Comments	11-20-07
Per TOCH Comments	08-06-06

DRAWN BY	HY
CHECKED BY	JM



CLINE DESIGN
125 N. Harrington St.
Raleigh, NC 27601
919.871.6413
919.884.1280 FAX
ClineDesign.com

RAM Development Company
RAM Development Company
125 N. Harrington St.
Raleigh, NC 27601
919.871.6413
919.884.1280 FAX
ClineDesign.com

RAM Residences at Grove Park
425 Hillsborough Street
Chapel Hill, North Carolina

4th SUP Submittal
Post-DHR Comments

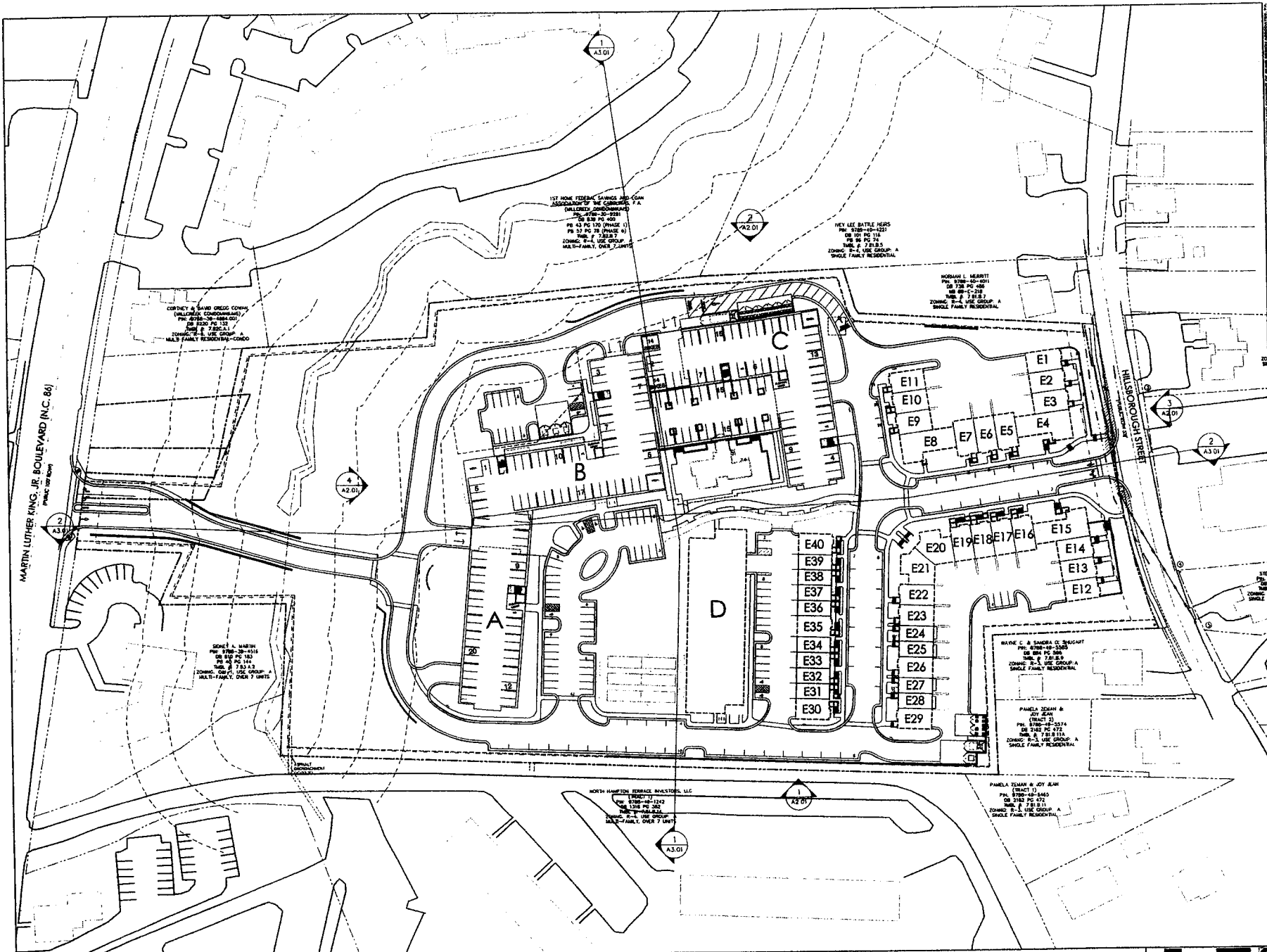
NOT FOR CONSTRUCTION

PROJECT: 09089
DATE: 14 DEC 2007
REVISIONS: _____ DATE: _____
BY: 1001 COMMENTS: 08 08 08

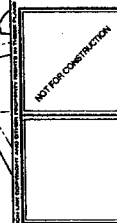
DRAWN BY: _____
CHECKED BY: _____
SCHEMATIC PARKING PLAN (LEVEL 1) (CUPP)

A1.01

127



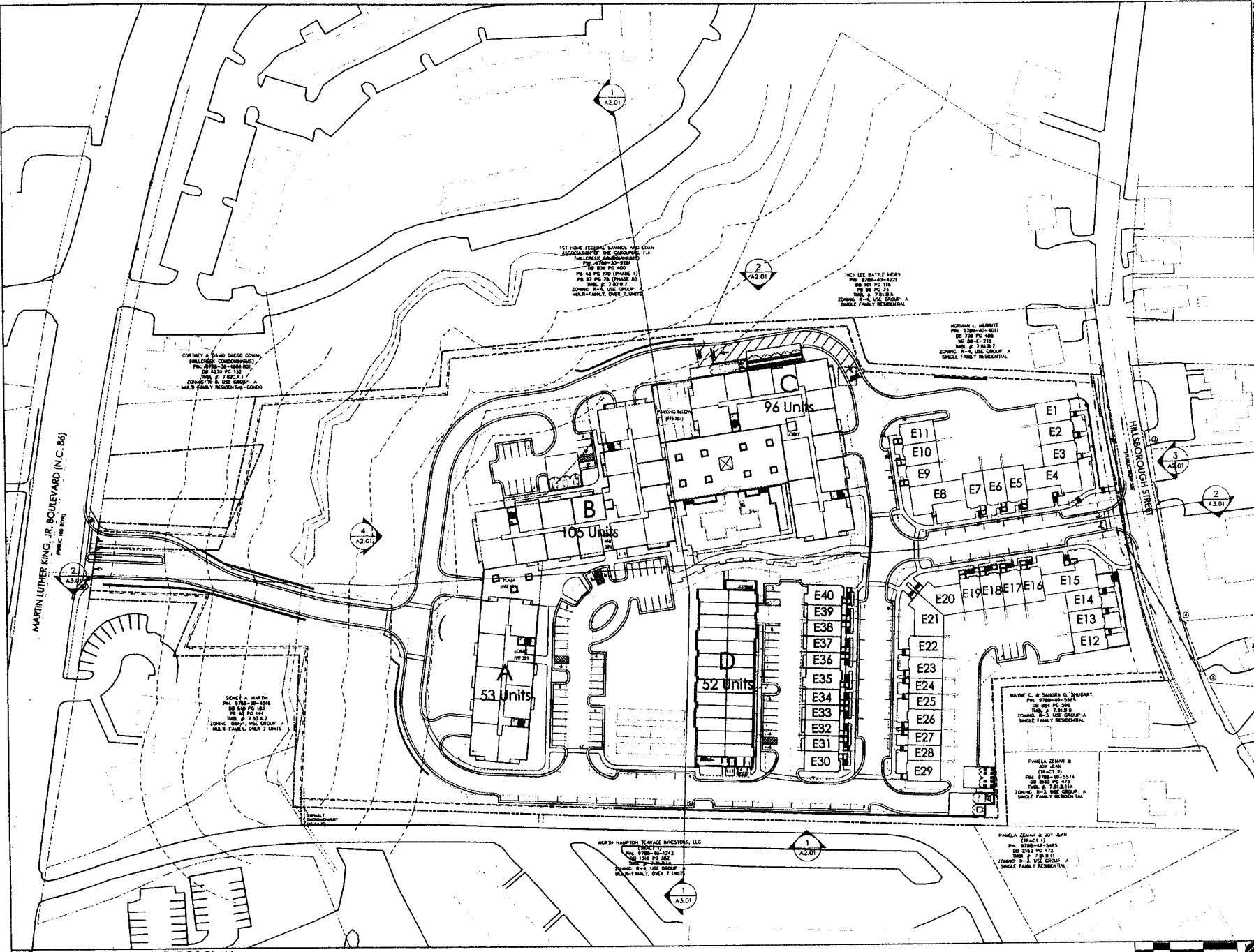
01 SCHEMATIC PARKING LEVEL 2
Scale: 1/4" = 1'-0"



PROJECT NO.	DATE: 11/03/2011
DESIGNED BY:	DATE:
CHECKED BY:	DATE:
APPROVED BY:	DATE:
DATE: 11/03/2011	DATE: 02/08/08

128

1201



01 SCHEMATIC GROUND FLOOR PLAN
 Scale: 1" = 40'

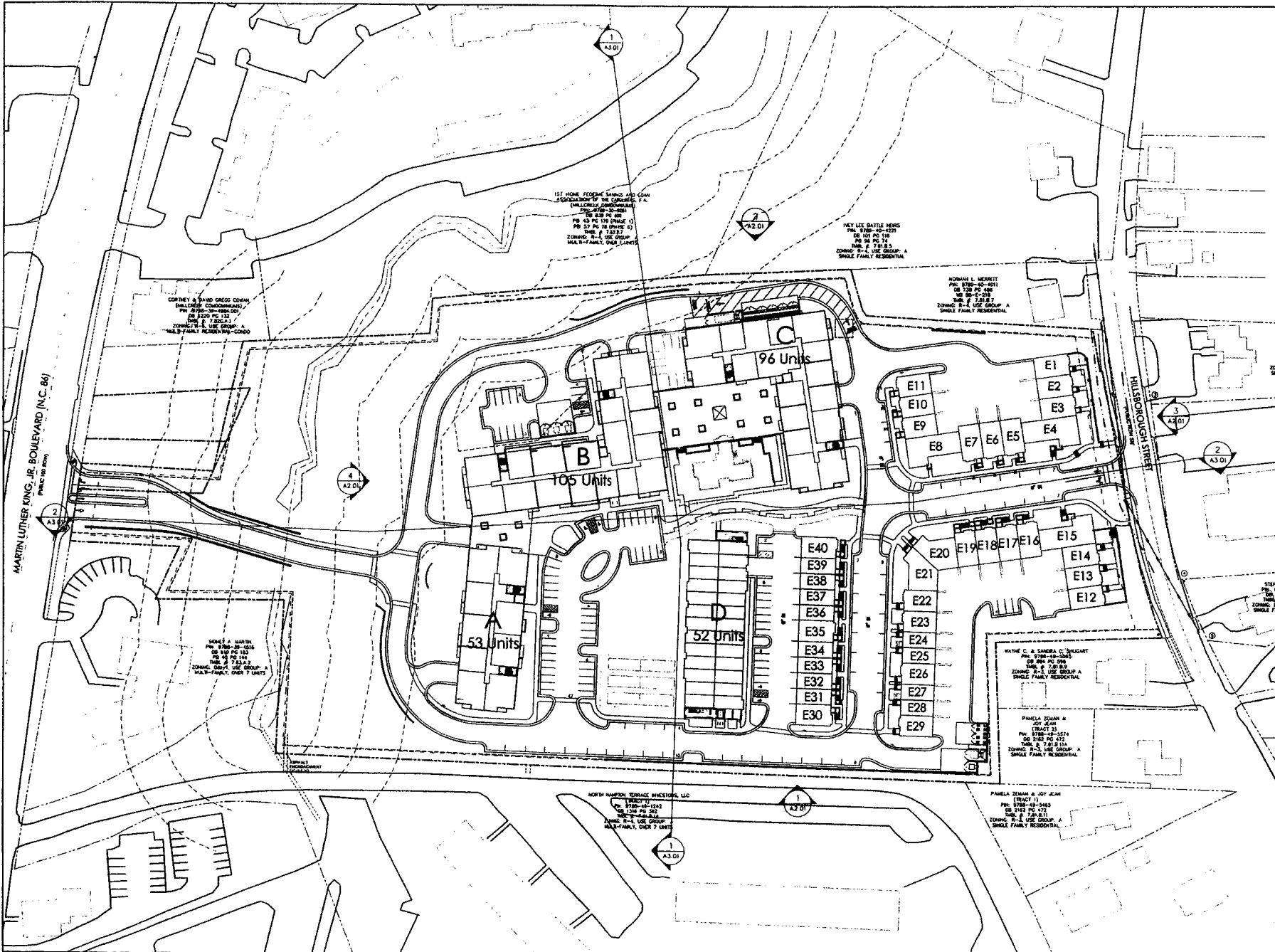
4th SUP Submittal
 Post-DHR Comments

NOT FOR CONSTRUCTION

PROJECT: 00000
 DATE: 14 DEC 2007
 REVISION: DATE

DRAWN BY: _____
 CHECKED BY: _____
 SCHEMATIC
 GROUND FLOOR
 PLAN

A1.10



01 SCHEMATIC TYPICAL FLOOR PLAN
Scale: 1" = 6'



220 N. Harrington St.
Raleigh, NC 27603
919.846.1411
919.846.1380 FAX
GlineDesign.com

RAM Development Company
an equity-based
Real Estate Development Company



RAM Residences at Grove Park
425 Hillsborough Street
Chapel Hill, North Carolina

132

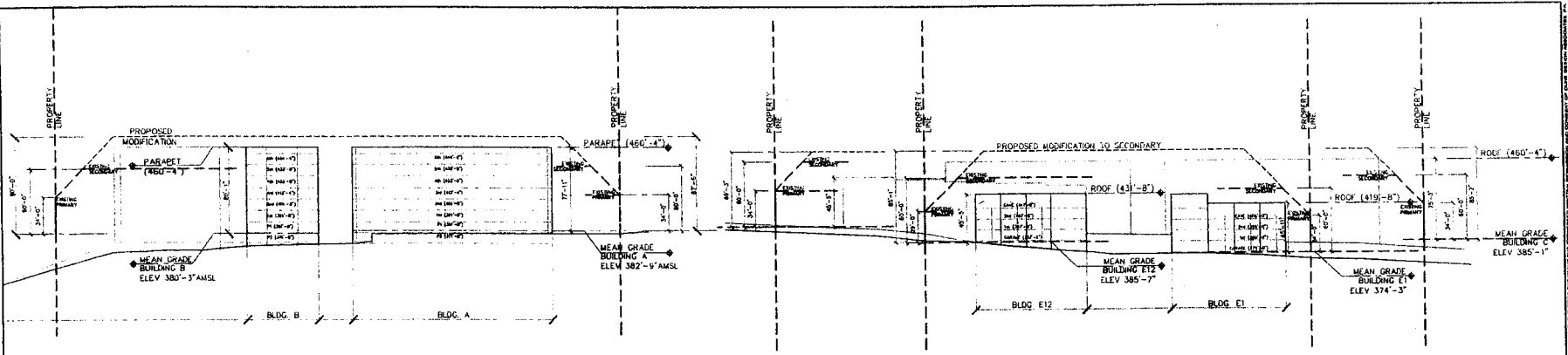
4th SUP Submittal
Post-DHR Comments

NOT FOR CONSTRUCTION

PROJECT: 0885
DATE: 14 DEC 2027
REVISIONS: DATE
BY: TOCH Comments: 02-08-28

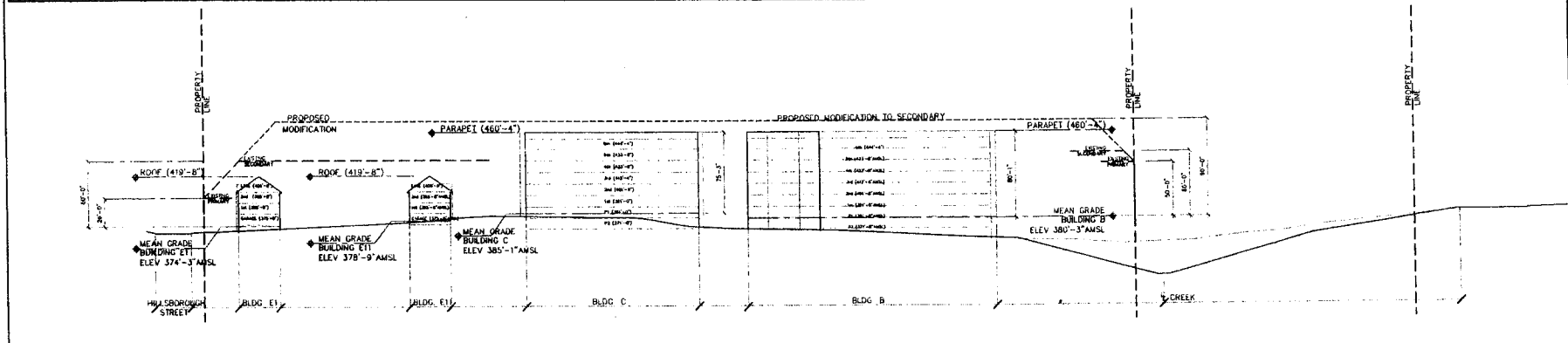
DRAWN BY: C
CHECKED BY: SCHWABING
TYPICAL FLOOR PLAN

A1.20

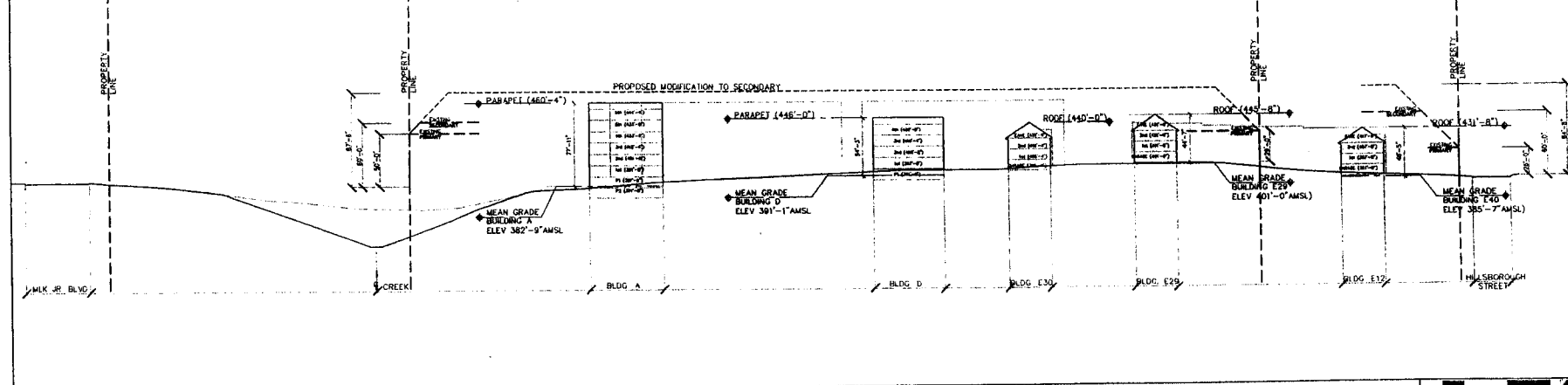


04 WEST ELEVATION
Scale: 1" = 4'

03 EAST ELEVATION
Scale: 1" = 4'



02 NORTH ELEVATION
Scale: 1" = 4'



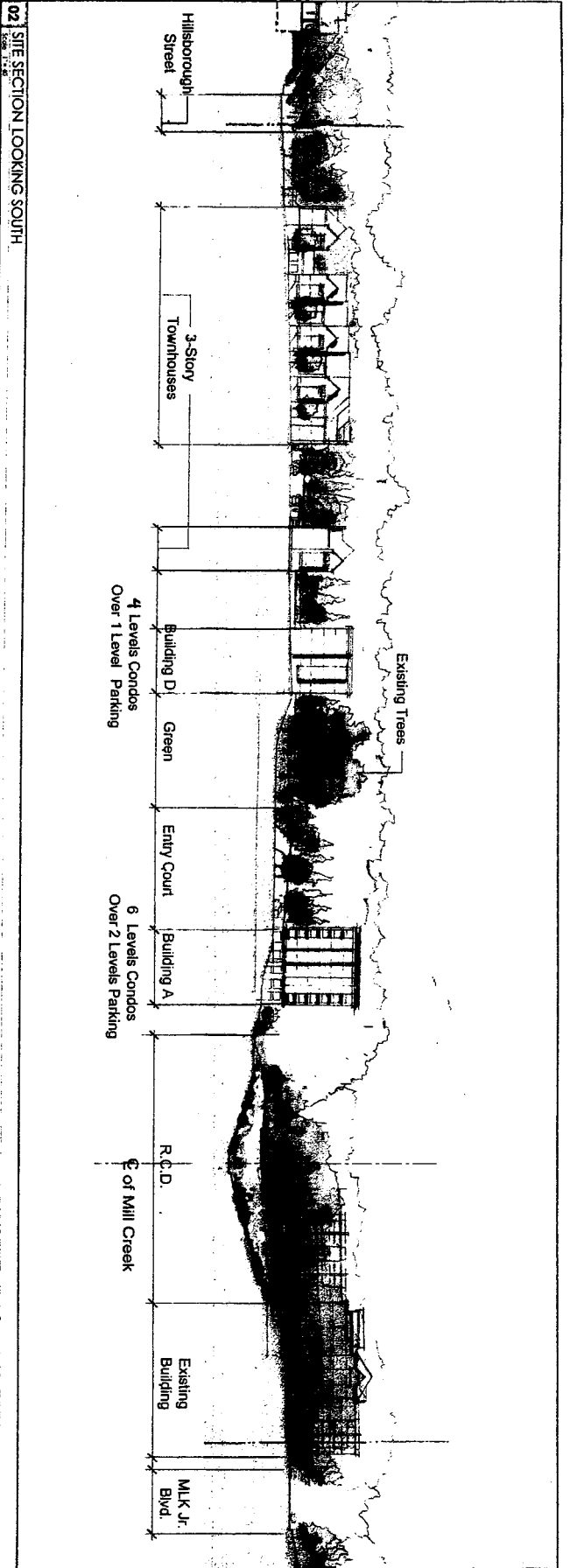
01 SOUTH ELEVATION
Scale: 1" = 4'

4th SUP Submittal
Post-DHR Comments

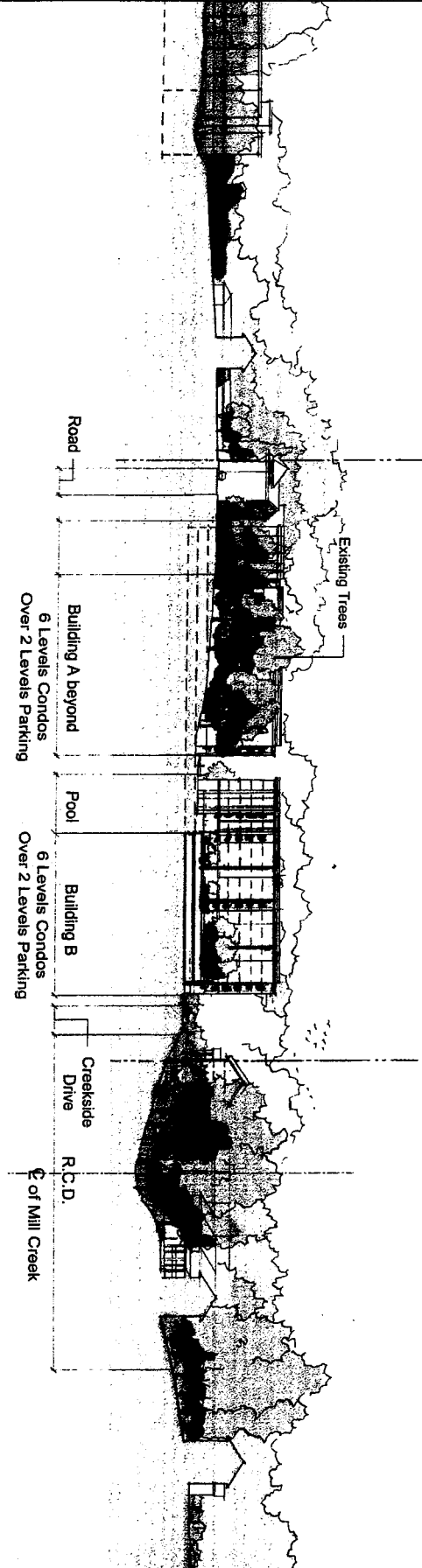
NOT FOR CONSTRUCTION	
PROJECT NAME	
DATE: 14 DEC 2007	
REVISION	DATE
PREP	DATE
DATE	DATE

DESIGNED BY _____
CHECKED BY _____

BUILDING ELEVATION
OUTLINE

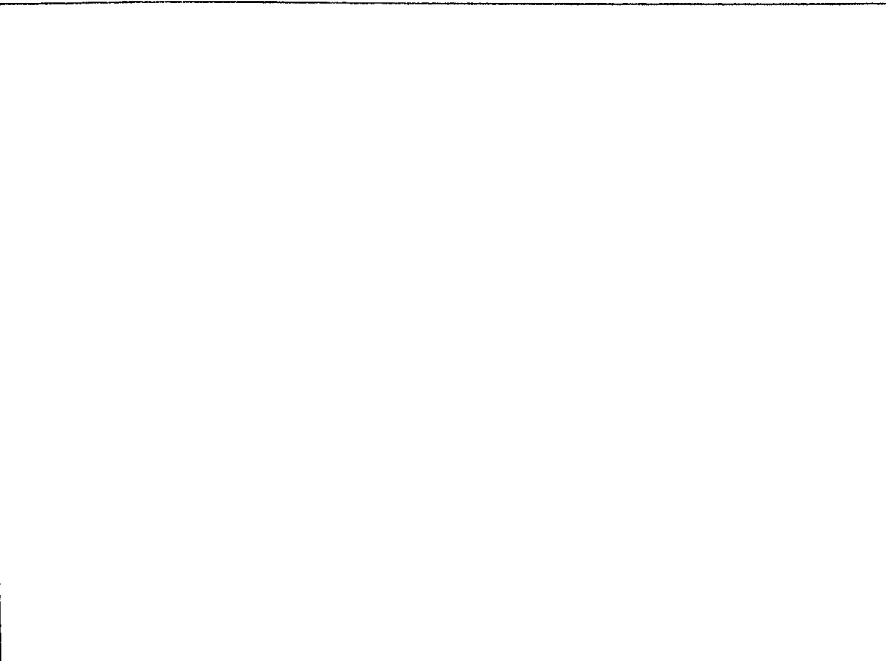


02 | SITE SECTION LOOKING SOUTH

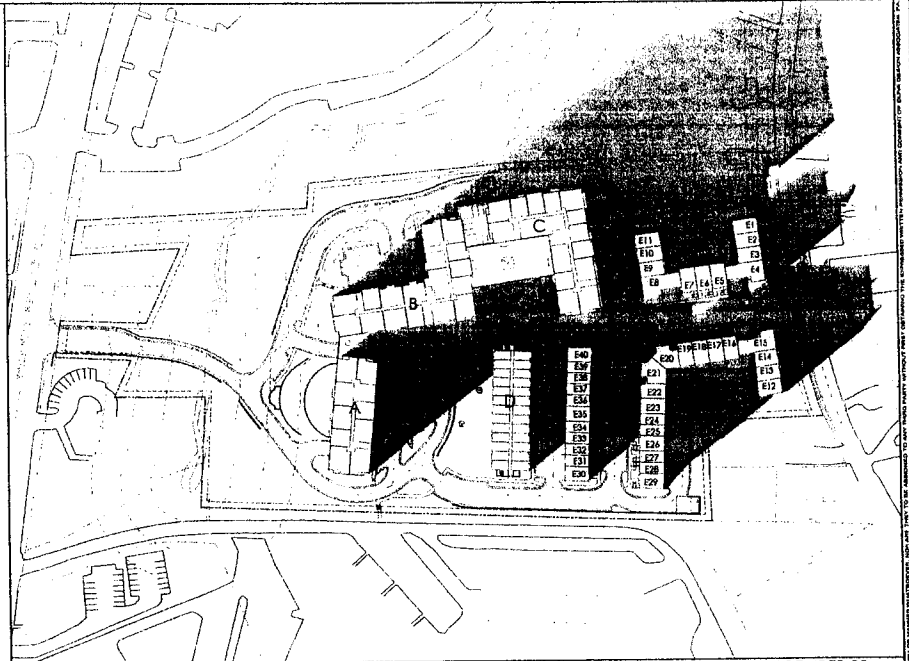


01 | SITE SECTION LOOKING WEST

132

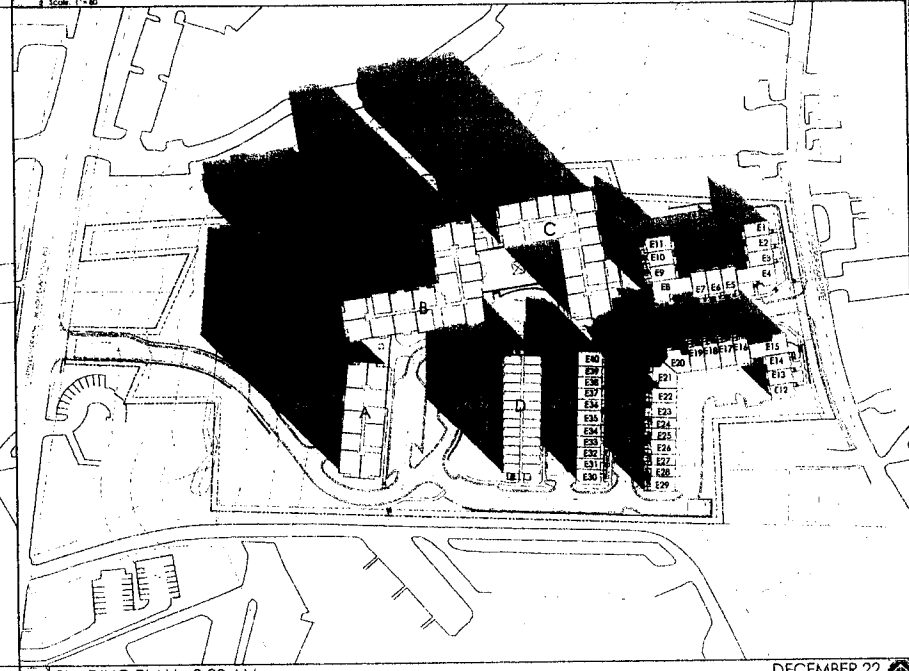
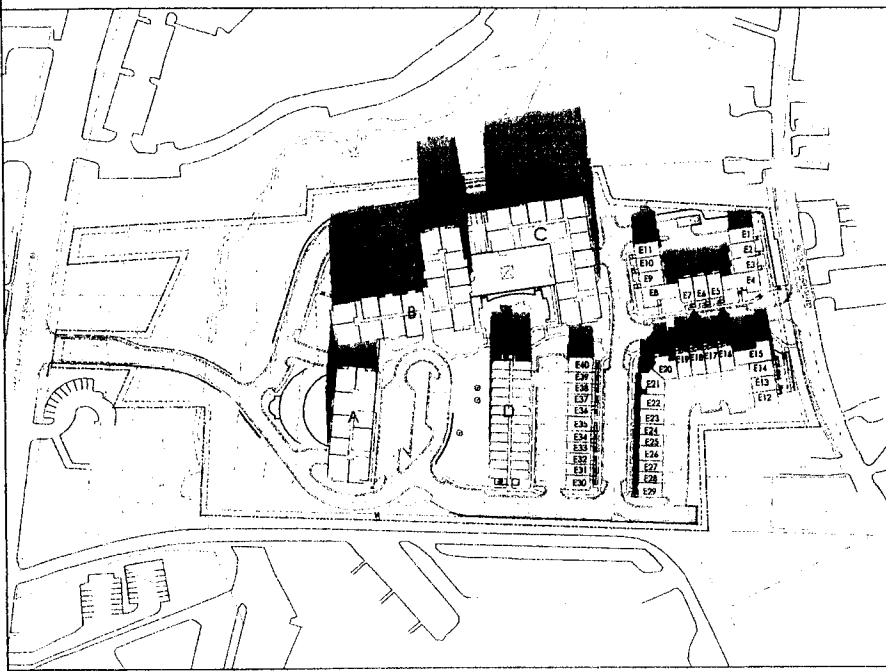


02 SHADING PLAN - 12:00 PM
Scale: 1" = 80'



03 SHADING PLAN - 4:00 PM
Scale: 1" = 80'

DECEMBER 22



01 SHADING PLAN - 9:00 AM
Scale: 1" = 80'

DECEMBER 22

4th SUP Submittal
Post-DHR Comments

NOT FOR CONSTRUCTION

PROJECT: 08682	DATE: 14 DEC 2007
REVISION:	DATE:
per YOUR Comments: 03 08 08	

DRAWN BY: JL
CHECKED BY: JL

BUILDING SHADING
PLAN

A4.01

