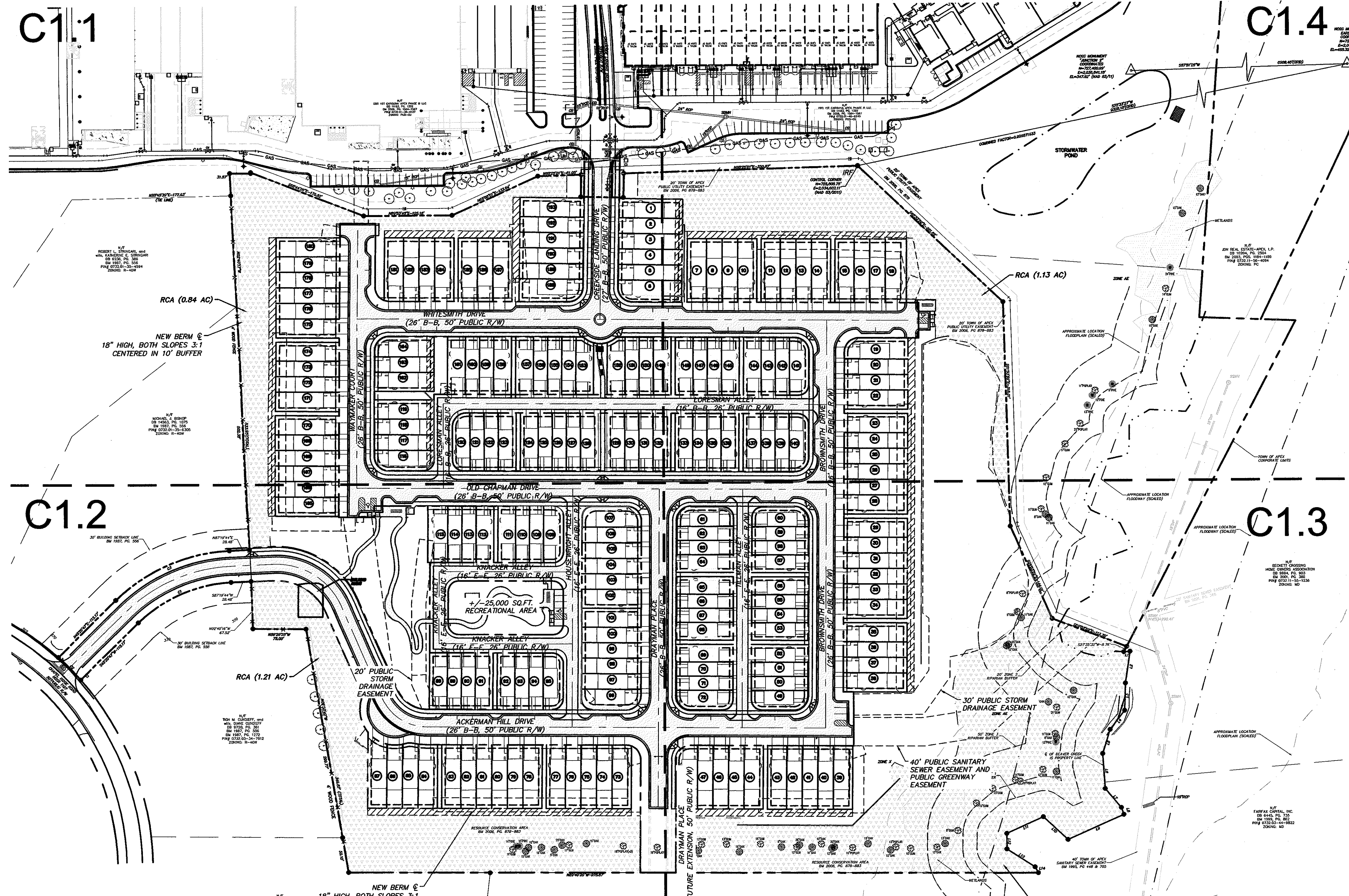


C1.1

C1.4

C1.2

C1.3



TOWN REQUIRED SITE NOTES:

- NO SITE DEVELOPMENT ACTIVITY INCLUDING BUT NOT LIMITED TO TESTING, CLEARING, INSTALLATION OF S&E 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.
  - AT LEAST 10 FEET AWAY FROM ANY OTHER DESIGNATED RESOURCE CONSERVATION AREA, SUCH AS BUT NOT LIMITED TO HISTORIC BUILDINGS AND STRUCTURES, WETLANDS, AND PONDS.
  - ALONG THE OUTSIDE LINE OF THE 100-YEAR 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 STRUCTURE SHALL NOT ENROACH INTO ANY REQUIRED BUFFER OR PROTECTED AREA (SUCH AS BUT NOT LIMITED TO, RCA AND CRITICAL ZONE). SUCH AREAS SHALL BE CONTAINED ENTIRELY ON SITE.
- SITE ELEMENTS REQUIRED TO SATISFY RECREATIONAL REQUIREMENTS SUCH AS BUT NOT LIMITED TO PLAY FIELDS AND GREENWAY TRAILS 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.
  - IT IS INCORPORATED INTO THE OVERALL DESIGN THEME OF THE BUILDING AND LANDSCAPING.
  - SCREENING MATERIALS ARE NOT DIFFERENT FROM OR INFERIOR TO THE PRINCIPAL MATERIALS OF THE BUILDING OR LANDSCAPE AND ARE SIMILAR IN MATERIAL AND COLOR.
  - SCREENING 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-FOOT TALL OR HIGHER MUST BE FENCED AND LANDSCAPED.
  - DUMPSTER ENCLOSURES MUST BE EIGHT FEET TALL OR THE HEIGHT OF THE DUMPSTER WHICHEVER IS GREATER AND BE BUILT OF MASONRY MATERIAL WITH OPAQUE GATES. WHERE PRACTICABLE, SHUBBERS OR OTHER PLANTS MUST BE PLANTED OUTSIDE THE ENCLOSURE TO VISUALLY SOFTEN THE APPEARANCE.
- 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.
- PRIOR TO SCHEDULING A FINAL SITE INSPECTION SITE ITEMS (INCLUDING MULCH), SCREENING (E.G. DUMPSTERS/TRASH, MECHANICAL/HVAC, ETC.), SITE STABILIZATION (SEEDING), AND PARKING AND PAVEMENT MARKING MUST BE COMPLETED.
- INDIVIDUAL SIGNS ARE NOT APPROVED AS PART OF 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.
- RETAINING SYSTEMS PROVIDING A CUMULATIVE VERTICAL RELIEF GREATER THAN FIVE FEET IN HEIGHT WITHIN A HORIZONTAL DISTANCE OF 50 FEET OR LESS, INCLUDING RETAINING WALLS OR MECHANICALLY STABILIZED EARTH WALLS SHALL BE DESIGNED AND CONSTRUCTED UNDER THE RESPONSIBLE CHARGE OF A REGISTERED PROFESSIONAL ENGINEER AND COMPLY IN ALL ASPECTS WITH THE NC BUILDING CODE SECTION 1610. RETAINING SYSTEMS MEETING THESE CRITERIA WILL REQUIRE A SEPARATE BUILDING PERMIT PRIOR TO START OF WORK.
- A GRADING PERMIT FROM THE BUILDING INSPECTION DIVISION IS REQUIRED PRIOR TO ANY GRADING ON THE SITE IN CONFORMANCE TO THE NC BUILDING CODE APPENDIX J (GRADING).

SITE LAYOUT NOTES:

- ALL RADII AND DIMENSIONS ARE TO EDGE OF PAVEMENT, FACE OF BUILDING, UNLESS OTHERWISE NOTED.
- CURBING SHALL BE 2'-6" STANDARD CURB AND GUTTER OR 2'-6" VALLEY CURB AND GUTTER UNLESS OTHERWISE NOTED. GENERALLY THE VALLEY CURB AND GUTTER TO BE USED WHERE RESIDENTIAL DRIVEWAYS INTERSECT THE 50' PUBLIC RIGHT-OF-WAY STREETS.
- ALL PARKING SPACES INDICATED AS HANDICAPPED SPACES SHALL RECEIVE HANDICAP PAVEMENT MARKINGS AS INDICATED ON THE DETAIL SHEETS. STALLS LABELED "VAN" TO RECEIVE AN ADDITIONAL "VAN ACCESSIBLE" SIGN.
- THE CONTRACTOR SHALL REFER TO THE ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF PRECISE BUILDING DIMENSIONS AND EXACT BUILDING UTILITY ENTRANCE POINTS.
- GENERAL CONTRACTOR SHALL COORDINATE AND COMPLY WITH ALL UTILITY COMPANIES INVOLVED IN PROJECT AND PAY ALL REQUIRED FEES AND COSTS.
- ALL DRIVEWAYS WIDTHS ARE 16'.
- ALL SIDEWALK WIDTHS ARE 5' UNLESS OTHERWISE NOTED.
- SEE SHEET C5.1 AND C5.2 FOR LOCATIONS OF PROPOSED STREET TREES.

SITE GENERAL NOTES:

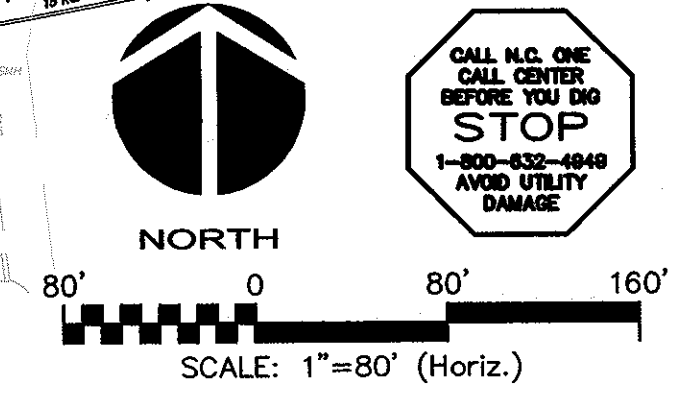
- CONSTRUCTION SHALL NOT BEGIN PRIOR TO A PRELIMINARY CONSTRUCTION INSPECTION OF THE SITE. CONTACT THE TOWN OF APEX AT 919-362-4191 AT LEAST THREE (3) WORKING DAY PRIOR TO BEGINNING CONSTRUCTION FOR INSPECTION.
- ALL CONSTRUCTION IS TO BE PERFORMED IN ACCORDANCE WITH CURRENT TOWN OF APEX STANDARDS, SPECIFICATIONS AND DETAILS.
- ALL PERMITS RELATING TO THIS PROJECT MUST BE OBTAINED PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS AND ELEVATIONS PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL VERIFY LAYOUT AND CONTACT ENGINEER WITH ANY DISCREPANCIES PRIOR TO CONSTRUCTION.
- THIS SITE PLAN IS IN CONFORMITY WITH APPLICABLE TOWN THOROUGHFARE PLANS, LAND USE PLAN, PARKS AND RECREATION MASTER PLAN AND ANY OTHER ADOPTED PLANS AND POLICIES.
- ACCESSIBLE CURB OUT RAMP SHALL BE PROVIDED WHERE SIDEWALKS INTERSECT CURBING. ALL CURB OUT RAMP DETAILS SHALL CONFORM TO AND REFERENCE THE NC STATE ACCESSIBILITY CODE. CURB OUT RAMP WITHIN THE R/W SHALL CONFORM TO NCDOT STANDARDS AND SPECIFICATIONS.
- ALL HVAC UNITS, MECHANICAL EQUIPMENT & SATELLITE DISHES ON THIS SITE WILL BE SCREENED.
- PAINTED TRAFFIC ARROWS AND ALL SIGNS, PAVEMENT MARKINGS, ETC. SHALL CONFORM TO M.U.T.C.D. STANDARDS.
- ALL PROPERTY CORNERS ON SITE SHALL BE MONUMENTED AT LEAST 1' ABOVE FINISHED GRADE AT COMPLETION OF CONSTRUCTION.
- ALL SIGNS WILL BE APPROVED UNDER SEPARATE PERMIT IN ACCORDANCE WITH THE MASTER SIGN PLAN FOR BEAVER CREEK COMMONS.
- TRASH CANS AND RECYCLE BINS WILL BE LOCATED IN THE GARAGES. SEE ARCHITECTURAL PLANS.
- CONTRACTOR SHALL INSTALL STEPS AND HANDRAILS ON ALL NON-ACCESSIBLE SIDEWALKS WHERE GRADES EXCEED 5%.
- CREEKSIDE LANDING DRIVE AND ALL OTHER PROPOSED STREETS ARE TO BE POSTED 25 MPH.
- BUFFERS TO BE PLANTED BEFORE FIRST C.O. WITHIN EACH PHASE.

CONSTRUCTION PHASING

PROJECT TO BE DEVELOPED IN FOUR PHASES. THE INITIAL PHASE IS ILLUSTRATED ON SHEET C1.1 PLUS LOTS 108-115 AND WILL INVOLVE A MAXIMUM OF 50 LOTS. SUBSEQUENT PHASES WILL GENERALLY FOLLOW THE SHEET LAYOUT FOR SHEET C1.2 (PHASE 2), C1.3 (PHASE 3), AND C1.4 (PHASE 4). EXACT LOTS WILL VARY DEPENDING UPON MARKET DEMAND. PHASE ONE CONSTRUCTION ACCESS WILL BE FROM CREEKSIDE LANDING DRIVE. ACKERMAN HILL DRIVE'S CONNECTION WITH CHAPEL RIDGE ROAD WILL BE CONSTRUCTED DURING PHASE TWO. CONSTRUCTION TRAFFIC ACCESS WILL BE RESTRICTED TO CREEKSIDE LANDING DRIVE DURING CONSTRUCTION. ACKERMAN HILL DRIVE'S CONNECTION WITH CHAPEL RIDGE ROAD IS FOR RESIDENTS AND EMERGENCY VEHICLES ONLY.

**LEGEND**

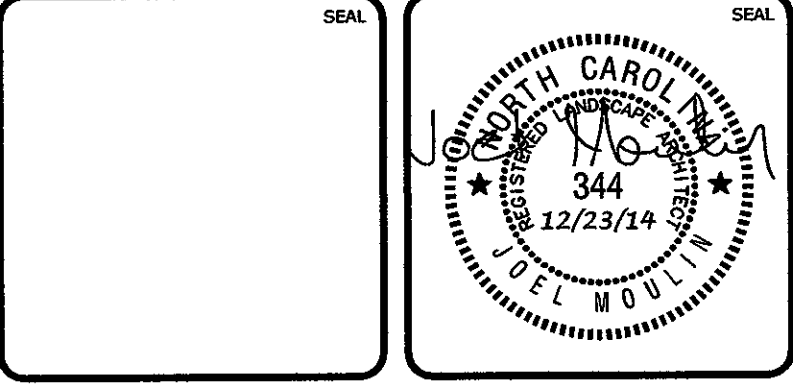
- LOT LINE
- RIGHT-OF-WAY LINE
- CENTER LINE
- RCA LINE
- PROPERTY LINE
- RETAINING WALL
- SETBACK LINE
- RIPIARIAN BUFFERS
- CONCRETE SIDEWALK
- EXISTING RCA



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

|                                  |                               |                            |   |
|----------------------------------|-------------------------------|----------------------------|---|
| DATE: 12/23/14                   | DATE: 12/23/14                | DATE: 12/23/14             | DATE: 12/23/14                          |
| BY: [Signature]                  | BY: [Signature]               | BY: [Signature]            | BY: [Signature]                         |
| ROLE: ENGINEERING                | ROLE: ENVIRONMENTAL PROGRAMS  | ROLE: TRANSPORTATION       | ROLE: FIRE                              |
| ROLE: TRANSPORTATION             | ROLE: PLANNING                | ROLE: BUILDING INSPECTIONS | ROLE: PARKS, RECREATION & CULTURAL RES. |
| ROLE: PUBLIC WORKS - WATER/SEWER | ROLE: PUBLIC WORKS - ELECTRIC | ROLE: PUBLIC WORKS - S & E |   |

|          |                           |            |
|----------|---------------------------|------------|
| REV. NO. | DESCRIPTIONS              | DATE       |
| A        | RELEASED FOR CONSTRUCTION | 2014.12.23 |



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**HEMPSTEAD AT BEAVER CREEK  
APEX, NORTH CAROLINA**  
SITE PLAN

|   |                             |                        |
|---|-----------------------------|------------------------|
| DATE: MAY 5, 2014                               | SCALE: HORIZONTAL: 1" = 80' | MIC FILE NUMBER: CR101 |
| MCE PROJ. # 06631-0002                          | DESIGNED: GCA               | DRAWING NUMBER: C1.0   |
| CHECKED: JLM                                    | PROJ. MGR.: CHS             |                        |
| STATUS: FINAL DRAWING RELEASED FOR CONSTRUCTION | REVISION: A                 |                        |