#### SYMBOLS AND ABBREVIATIONS EXISTING CURB INLET AGGREGATE BASE COURSE BACK TO BACK EXISTING GRATE INLET/YARD INLET BLOW-OFF ASSEMBLY EXISTING FLARED END SECTION EXISTING FIRE HYDRANT CURB AND GUTTER EXISTING BLOW-OFF ASSEMBLY CUBIC FEET PER SECOND EXISTING GATE VALVE CURB INLET EXISTING REDUCER CENTER LINE EXISTING WATER METER CORRUGATED METAL PIPE EXISTING SAN SEWER MANHOLE EXISTING CLEAN OUT CLEAN OUT EXISTING POWER POLE COMMUNICATION COM EXISTING TELEPHONE PEDESTAL CONC CONCRETE EXISTING AREA LIGHT DOUBLE CHECK VALVE EXISTING SIGN DOUBLE DETECTOR CHECK VALVE NEW CURB INLET NEW GRATE INLET/YARD INLET DROP INLET NEW FLARED END SECTION DUCTILE IRON PIPE NEW FIRE HYDRANT EASEMENT NEW BLOW-OFF ASSEMBLY ELECTRIC NEW GATE VALVE NEW REDUCER EXISTING NEW WATER METER FLARED END SECTION FIRE HYDRANT NEW PLUG FORCE MAIN NEW MANHOLE NEW CLEAN OUT GALVANIZED NEW SIGN GATE VALVE IRON PIPE HIGH DENSITY POLYETHYLENE **BENCHMARK**

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ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH CURRENT TOWN OF KNIGHTDALE STANDARDS & SPECIFICATIONS

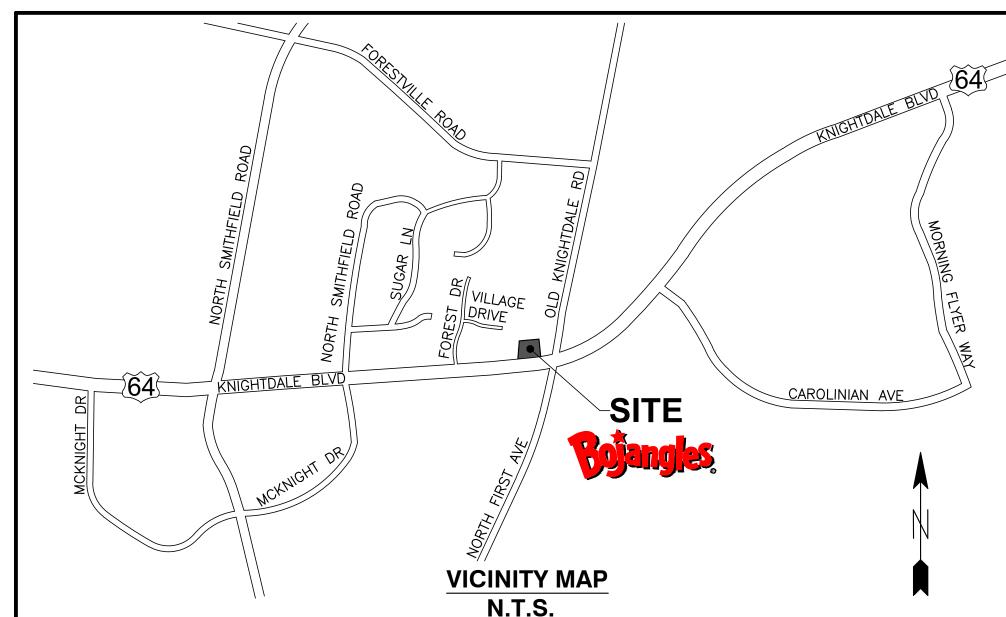
# **BOJANGLES RESTAURANT - REMODEL** 7525 KNIGHTDALE BLVD, KNIGHTDALE, NC 27545

# CONDITIONAL DISTRICT REZONING / MASTER PLAN SUBMITTAL

FOR NEW HIGHWAY 64 ROAD IMPROVEMENTS, VESTIBULE RENOVATION, BUILDING FACADE UPGRADES & H/C PARKING RESTRIPING



## TOWN OF KNIGHTDALE PROJECT# 501031



### **CONSTRUCTION NOTES**

LENGTH

LINEAR FEET

MANHOLE

PAVEMENT

POWER POLE

RIGHT-OF-WAY

SANITARY SEWER

REDUCER

STATION

TELEPHONE

UNDERGROUND

WATER LINE

YARD INLET

WATER METER

WHEELCHAIR RAMP

TELE

**RADIUS** 

FINISHED PAD ELEVATION

REINFORCED CONCRETE PIPE

TEMPORARY DIVERSION DITCH

TEMPORARY SEDIMENT BASIN

REDUCED PRESSURE ZONE

POLYVINYL CHLORIDE

- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH APPLICABLE MUNICIPALITY STANDARDS SPECIFICATIONS, AND DETAILS. WORK IN THIS PROJECT SHALL ALSO CONFORM TO THESE PLANS, THE LATEST EDITIONS OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION (NCDOT) ROAD AND BRIDGE SPECIFICATIONS, THE ROAD AND BRIDGE STANDARDS, THE NORTH CAROLINA EROSION AND SEDIMENT CONTROL HANDBOOK, THE NORTH CAROLINA EROSION AND SEDIMENT CONTROL REGULATIONS, THE FINAL GEOTECHNICAL REPORT, AND GENERAL DESIGN STANDARDS. IN THE EVENT OF CONFLICT BETWEEN ANY OF THESE STANDARDS, SPECIFICATIONS, OR PLANS, THE MOST STRINGENT SHALL GOVERN.
- THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR TRENCH SAFETY DURING ALL PHASES
- 3. THE LOCATION AND SIZE OF EXISTING UTILITIES AS SHOWN IS APPROXIMATE ONLY. THE CONTRACTOR IS RESPONSIBLE FOR HORIZONTALLY AND VERTICALLY LOCATING AND PROTECTING ALL PUBLIC OR PRIVATE UTILITIES WHICH LIE IN OR ADJACENT TO THE CONSTRUCTION SITE. AT LEAST 48 HOURS PRIOR TO ANY DEMOLITION, GRADING, OR CONSTRUCTION ACTIVITY, THE CONTRACTOR SHALL NOTIFY THE NORTH CAROLINA ONE-CALL UTILITIES LOCATION SERVICE (ULOCO) AT 1-800-632-4949 FOR PROPER IDENTIFICATION OF EXISTING UTILITIES WITHIN THE
- 4. THE CONTRACTOR SHALL SALVAGE AND PROTECT ALL EXISTING POWER POLES, SIGNS, MANHOLES, TELEPHONE RISERS, WATER VALVES, ETC. DURING ALL CONSTRUCTION PHASES. THE CONTRACTOR SHALL REPAIR, AT HIS OWN EXPENSE, ANY EXISTING UTILITIES DAMAGED DURING
- TRAFFIC CONTROL ON PUBLIC STREETS SHALL BE IN CONFORMANCE WITH THE TRAFFIC CONTROL PLAN, THE "MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES," AND AS FURTHER DIRECTED BY CITY AND STATE INSPECTORS.
- ANY DISCREPANCIES FOUND BETWEEN THE DRAWINGS AND SPECIFICATIONS AND SITE CONDITIONS OR ANY INCONSISTENCIES OR AMBIGUITIES IN DRAWINGS OR SPECIFICATIONS SHALL BE IMMEDIATELY REPORTED TO THE ENGINEER, IN WRITING, WHO SHALL PROMPTLY ADDRESS SUCH INCONSISTENCIES OR AMBIGUITIES. WORK DONE BY THE CONTRACTOR AFTER HIS DISCOVERY OF SUCH DISCREPANCIES, INCONSISTENCIES, OR AMBIGUITIES SHALL BE DONE AT THE CONTRACTOR'S RISK.
- 7. A PRE-CONSTRUCTION CONFERENCE SHALL BE HELD PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL ARRANGE THE MEETING WITH THE CITY ENGINEERING DIVISION.
- CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL REQUIRED PERMITS AND APPROVALS PRIOR TO COMMENCING CONSTRUCTION.
- 9. ALL AREAS SHALL BE GRADED FOR POSITIVE DRAINAGE, AND AS SHOWN ON THESE PLANS. THE CONTRACTOR SHALL MAINTAIN ADEQUATE SITE DRAINAGE DURING ALL PHASES OF CONSTRUCTION. THE CONTRACTOR SHALL USE SILT FENCES (OR OTHER METHODS APPROVED BY THE ENGINEER AND APPLICABLE MUNICIPALITY) AS REQUIRED TO PREVENT SILT AND CONSTRUCTION DEBRIS FROM FLOWING ONTO ADJACENT PROPERTIES. CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE FEDERAL, STATE, OR LOCAL EROSION, CONSERVATION, AND SILTATION ORDINANCES. CONTRACTOR SHALL REMOVE ALL TEMPORARY EROSION CONTROL DEVICES UPON COMPLETION OF PERMANENT DRAINAGE FACILITIES AND THE ESTABLISHMENT OF A STAND OF GRASS OR OTHER GROWTH TO PREVENT EROSION.
- 10. THE CONTRACTOR SHALL CLEAR AND GRUB THE SITE AND PLACE, COMPACT, AND MOISTURE CONDITION ALL FILL PER THE PROJECT GEOTECHNICAL ENGINEER'S SPECIFICATIONS. THE FILL MATERIAL TO BE USED SHALL BE APPROVED BY THE GEOTECHNICAL ENGINEER PRIOR TO
- 11. MATERIALS USED TO CONSTRUCT EMBANKMENTS FOR ANY PURPOSE, BACKFILL AROUND DRAINAGE STRUCTURES, OR IN UTILITY TRENCHES FOR ANY OTHER DEPRESSION REQUIRING FILL OR BACKFILL SHALL BE COMPACTED TO 95% OF MAXIMUM DENSITY AS DETERMINED BY THE STANDARD PROCTOR TEST AS SET OUT IN ASTM STANDARD D698. STONE BACKFILL SHALL BE COMPACTED TO 95% MAXIMUM DENSITY AS DETERMINED BY THE MODIFIED PROCTOR TEST AS SET OUT IN ASTM STANDARD D1557. THE CONTRACTOR SHALL, PRIOR TO ANY OPERATIONS INVOLVING FILLING OR BACKFILLING, SUBMIT THE RESULTS OF THE PROCTOR TEST TOGETHER WITH A CERTIFICATION THAT THE SOIL TESTED IS REPRESENTATIVE OF THE MATERIALS TO BE USED ON THE PROJECT. TESTS SHALL BE CONDUCTED BY A CERTIFIED MATERIALS TESTING

LABORATORY AND THE CERTIFICATIONS MADE BY A LICENSED PROFESSIONAL ENGINEER

TEMP SILT FENCE

TEMP TREE PROTECTION FENCE

EXISTING COMMUNICATIONS LINE

EXISTING UNDERGROUND TELEPHONE

EXISTING SANITARY SEWER FORCE MAIN

EXISTING UNDERGROUND ELECTRIC

EXISTING OVERHEAD ELECTRIC

EXISTING WATER LINE

EXISTING SANITARY SEWER

EXISTING STORM DRAINAGE

NEW STORM DRAINAGE

NEW SANITARY SEWER

REQUIRE A SEPARATE BUILDING PERMIT.

NEW SANITARY SEWER FORCE MAIN

HANDICAPPED ACCESSIBLE ROUTE

NEW WATER LINE

NEW GAS MAIN

TEMP COMBINATION SILT

TREE PROTECTION FENCE

TEMP DIVERSION DITCH

DISTURBED LIMITS

EXISTING GAS LINE

STREAM

- 12. PROPOSED CONTOURS AND GUTTER GRADIENTS ARE APPROXIMATE. PROPOSED SPOT ELEVATIONS AND ROADWAY PROFILES/SUPERELEVATIONS ARE TO BE USED IN CASE OF
- 13. THE CONTRACTOR SHALL REVIEW, VERIFY AND COORDINATE ALL DIMENSIONS SHOWN ON PLANS, INCLUDING THE HORIZONTAL AND VERTICAL LOCATION OF CURB INLETS AND GRATE INLETS AND ALL UTILITIES CROSSING THE STORM SEWER PRIOR TO STARTING PROJECT.
- 14. ALL CURB JOINTS SHALL EXTEND THROUGH THE CURB. MINIMUM LENGTH OF OFFSET JOINTS AT RADIUS POINTS IS 1.5 FEET. ALL JOINTS SHALL BE SEALED WITH JOINT SEALANT.
- ALL HANDICAP RAMPING, STRIPING, AND PAVEMENT MARKINGS SHALL CONFORM TO ADA REQUIREMENTS AND THE "NORTH CAROLINA STATE BUILDING CODE, VOL. 1-C ACCESSIBILITY
- 16. OWNER SHALL PROVIDE FENCING AND OTHER SAFETY MEASURES NECESSARY IN AND AROUND ANY PROPOSED STORMWATER MANAGEMENT MEASURES (PONDS, WETLANDS, ETC.) OBTAINING
- PROPER PERMITS SHALL BE THE RESPONSIBILITY OF THE OWNER. 17. RETAINING WALLS EXCEEDING 30 INCHES IN HEIGHT SHALL INCLUDE FALL PROTECTION IN THE FORM OF A HANDRAIL OR FENCING ON THE HIGH SIDE OF THE RETAINING WALL AND WILL
- 18. PROPER COMPACTION OF ALL FILL SOILS PLACED ON SITE SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. COMPACTION SHALL BE ADEQUATE TO SUPPORT THE PROPOSED USE OF AREAS IN WHICH FILL SOILS ARE PLACED. THE CONTRACTOR SHALL HIRE A GEOTECHNICAL ENGINEER TO TEST AND VERIFY THAT COMPACTION IS ADEQUATE FOR THE PROPOSED USE OF
- 19. ALL ASPECTS OF THIS PROJECT SHALL BE IN FULL COMPLIANCE WITH CURRENT ADA STANDARDS. IF THE CONTRACTOR NOTES ANY ASPECTS OF THE PROJECT WHICH ARE NOT IN COMPLIANCE. THE ENGINEER SHALL BE NOTIFIED PRIOR TO ANY FURTHER WORK BEING PERFORMED. ANY WORK PERFORMED AFTER THE CONTRACTOR NOTES SUCH A NON-COMPLIANCE IS SUBJECT TO REMOVAL AND REPAIR AT THE CONTRACTOR'S EXPENSE.
- 20. THE CONTRACTOR OR OWNER SHALL EMPLOY A GEOTECHNICAL ENGINEER TO TEST ALL EMBANKMENTS AND FILL PLACEMENT FOR PROPER COMPACTION. PROPER COMPACTION SHALL BE PER THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS OR THESE PLANS, WHICHEVER IS MORE STRINGENT. EMBANKMENTS FOR PONDS SHALL BE PLACED IN 6 INCH LOOSE LAYERS AND SHALL BE COMPACTED TO A DENSITY OF NO LESS THAN 95% OF THE STANDARD PROCTOR MAXIMUM DENSITY AT A MOISTURE CONTENT OF + OR - TWO PERCENTAGE POINTS OF THE OPTIMUM MOISTURE CONTENT IN ACCORDANCE WITH ASTM D698. THE CONTRACTOR SHALL TAKE PHOTOGRAPHS OF THE OUTLET STRUCTURE AT ALL AT ALL PHASES OF INSTALLATION AND SHALL RETAIN WITH GEOTECHNICAL TESTING DATA. THE CONTRACTOR SHALL ALSO RETAIN ALL SHIPPING RECORDS AND SPECIFICATIONS FOR THE OUTLET STRUCTURE MATERIALS AND STRUCTURES. ALL OF THE ABOVE DATA MAY BE REQUIRED AS PART OF THE MUNICIPALITY AS-BUILT PROCESS AND SHALL BE MADE AVAILABLE TO THE ENGINEER UPON REQUEST. THE CONTRACTOR AND OWNER SHALL HAVE DOCUMENTATION OF THESE TESTS AVAILABLE UPON
- 21. RETAINING WALLS SHOWN HEREIN SHALL BE DESIGNED BY A QUALIFIED PROFESSIONAL ENGINEER WITH EXPERIENCE DESIGNING RETAINING WALLS. AT LEAST 14 DAYS PRIOR TO BEGINNING CONSTRUCTION OF RETAINING WALLS, THE CONTRACTOR SHALL CONTACT THE OWNER'S GEOTECHNICAL ENGINEER TO SCHEDULE AND COORDINATE ALL APPROPRIATE INSPECTIONS. TESTING, AND VERIFICATION NECESSARY DURING RETAINING WALL CONSTRUCTION. THE GEOTECHNICAL ENGINEER SHALL PROVIDE CONTINUOUS INSPECTION, TESTING AND VERIFICATION FOR THE DURATION OF RETAINING WALL CONSTRUCTION. PROPER SCHEDULING, EXECUTION, AND RECORD KEEPING FOR ALL REQUIRED INSPECTIONS, TESTING, AND VERIFICATION SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. SUCH RECORDS SHALL BE RETAINED AND SHALL BE PROVIDED TO THE OWNER AND BASS. NIXON & KENNEDY, INC. ALL MONITORING, TESTING, AND VERIFICATION SHALL CONFORM TO THE MOST RECENT VERSION OF THE NC BUILDING CODE CHAPTER 18, SECTION 1806 OR THE WALL DESIGN ENGINEER'S SPECIFICATIONS, WHICHEVER IS

## **FEMA & WETLANDS NOTE:**

THIS PROPERTY IS NOT LOCATED IN A FLOOD PLAIN PER FEMA MAP #3720175400J EFFECTIVE DATE MAY 05, 2006.

## **TOWN OF KNIGHTDALE NOTES:**

### **DEVELOPER / RESTAURANT OWNER:**

TRI-ARC FOOD SYSTEMS **4905 WATERS EDGE DRIVE** RALEIGH, NC 27606

**CONTACT: TOMMY HADDOCK, PRES.** PHONE: (919) 859-1131

EMAIL: Thaddock@Bojanglesrdu.com

#### ARCHITECT:

**DESIGN DEVELOPMENT ARCHITECTS** 800 SALEM WOODS DRIVE, SUITE 102 RALEIGH, NC 27615

**CONTACT: T.J. (TOM) MULDER, PM** PHONE: (919) 848-4474 **EMAIL: Tomm@Designdevelopment.com** 

## **ENGINEER / LANDSCAPE ARCHITECT:**

BASS, NIXON & KENNEDY, INC. **CONSULTING ENGINEERS** 6310 CHAPEL HILL ROAD, SUITE 250 RALEIGH, NORTH CAROLINA 27607

**TELEPHONE: (919) 851-4422** (919) 851-8968

**CERTIFICATION NUMBERS:** NCBELS (C-0110) & NCBOLA (C-0267

**CONTACT: DAVID H. BLEVINS, P.E.** David.Blevins@BNKinc.com

### **SURVEY INFORMATION**

BOUNDARY, TOPOGRAPHY PROVIDED BY: NEWCOMB LAND SURVEYORS, PLLC 7008 HARPS MILL RD., STE. 105 OFFICE: 919-847-1800, NC LICENSE # P-0203

#### 1754-56-4381 OWNER: KNIGHTDALE RA LLC 800 S MINT STREET, CHARLOTTE, NC 28202 PARCEL ID #: DEED BOOK: 15647 PAGE 439 BOOK OF MAPS 1989 PAGE 72 ADDRESS: 7525 KNIGHTDALE BLVD KNIGHTDALE, NC 27545 **EXISTING ZONING:** HB-CD (HIGHWAY BUSINESS-CONDITIONAL DISTRICT) PROPOSED ZONING: SITE LOCATED IN TOWN LIMITS: EXISTING ACREAGES 0.92 ACRES RIVER BASIN: WATERSHED: LAND USE: **EXISTING USE:** FAST FOOD RESTAURANT PROPOSED USE: FAST FOOD RESTAURANT SETBACKS: 77' (BM 1989, PG 72) **BUILDING INFORMATION** EXISTING BUILDING AREA 3,442 G.S.F. NUMBER OF STORIES: 1 STORY BUILDING HEIGHT - MAXIMUM TO PARAPET 19'-8" 100 SEATS SEATING CAPACITY 42 SPACES (INCL. 2 H/C SPACES) **EXISTING PARKING SPACES:** UDO CHAPTER 10 SEC. 10.3.D.4.C - 15 MOTORIZED VEHICLE SPACES PER ksf GFA .: TOTAL MAXIMUM PARKING SPACES REQUIRED: $3,442 / 1000 \times 15 = 51.163$ TOTAL MINIMUM PARKING SPACES REQUIRED: ONE HALF OF MAX. = 25.581TOTAL PROPOSED PARKING SPACES: 42 SPACES (INCL. 2 H/C SPACES) HANDICAP PARKING SPACE REQUIREMENTS: REQUIRED MIN. HANDICAP ACCESSIBLE PARKING SPACES: PROVIDED HANDICAP ACCESSIBLE PARKING SPACES: 2 - ONE STANDARD HC PARKING SPACE & ONE VAN ACESSIBLE PARKING SPACE UDO CHAPTER 10 SEC. 10.3.C.3 - 1 BICYCLE SPACE PER TOTAL REQUIRED BIKE SPACES: 42 / 10 = 4.2TOTAL PROPOSED BIKE SPACES: 4 BIKE SPACES (2 RACKS) IMPERVIOUS AREAS: PRE-IMPERVIOUS AREA: 0.62 AC.- 27,045 S.F. (68%) POST-IMPERVIOUS AREA 0.63 AC.- 27,466 S.F. (69%) LIMITS OF DISTURBANCE: 0.01 A.C. (500 S.F.) SHEET INDEX

BOJANGLE'S RESTAURANT BUILDING RENOVATION

SITE DATA

PROJECT NAME:

**BUILDING ELEVATIONS** 

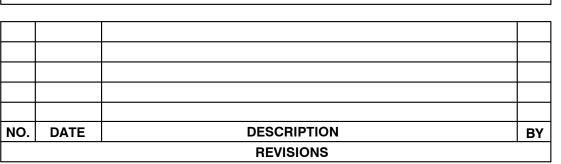
C1.1 PROPOSED SITE DEVELOPMENT PLAN

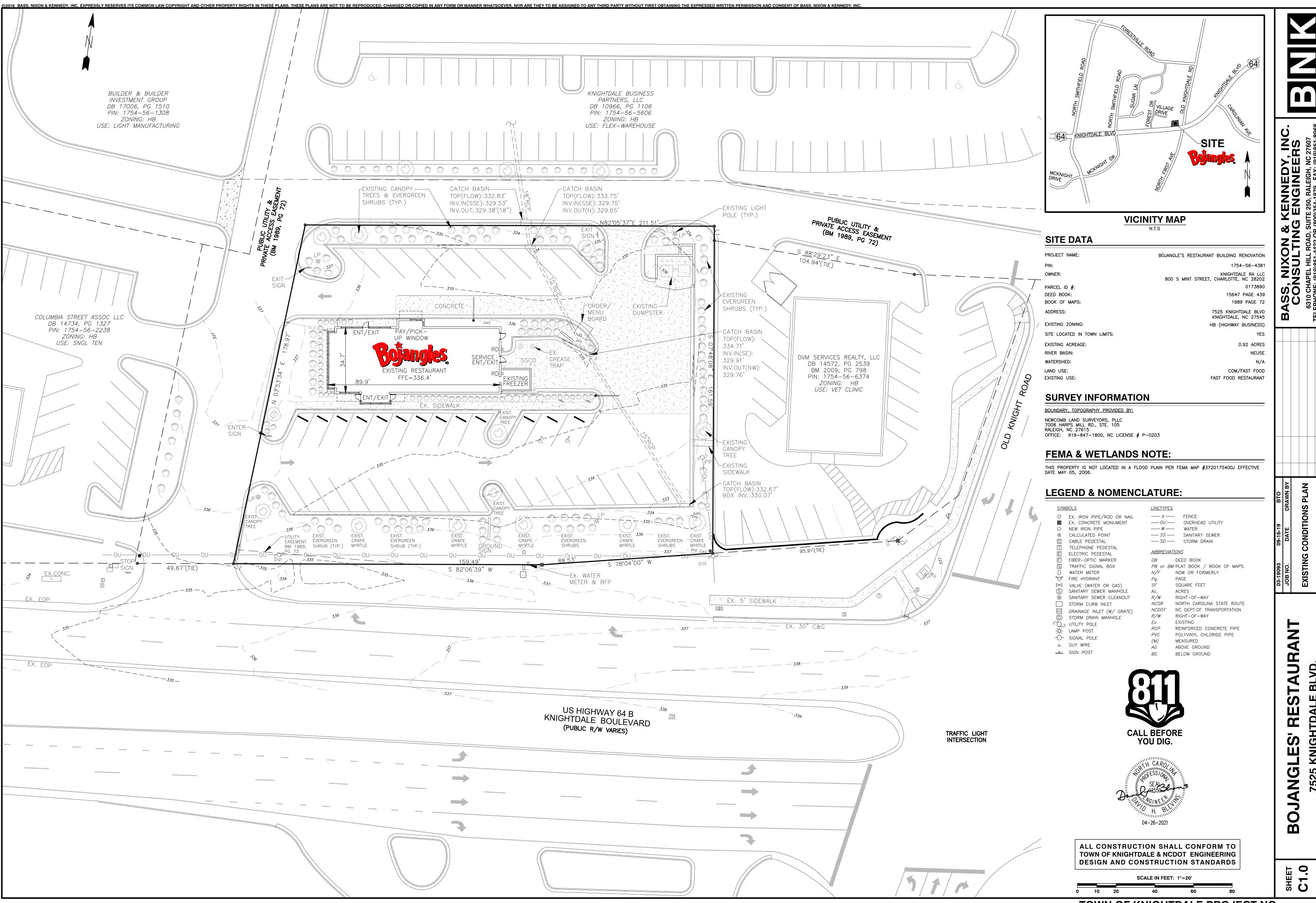
COVER

C1.0 EXISTING CONDITIONS

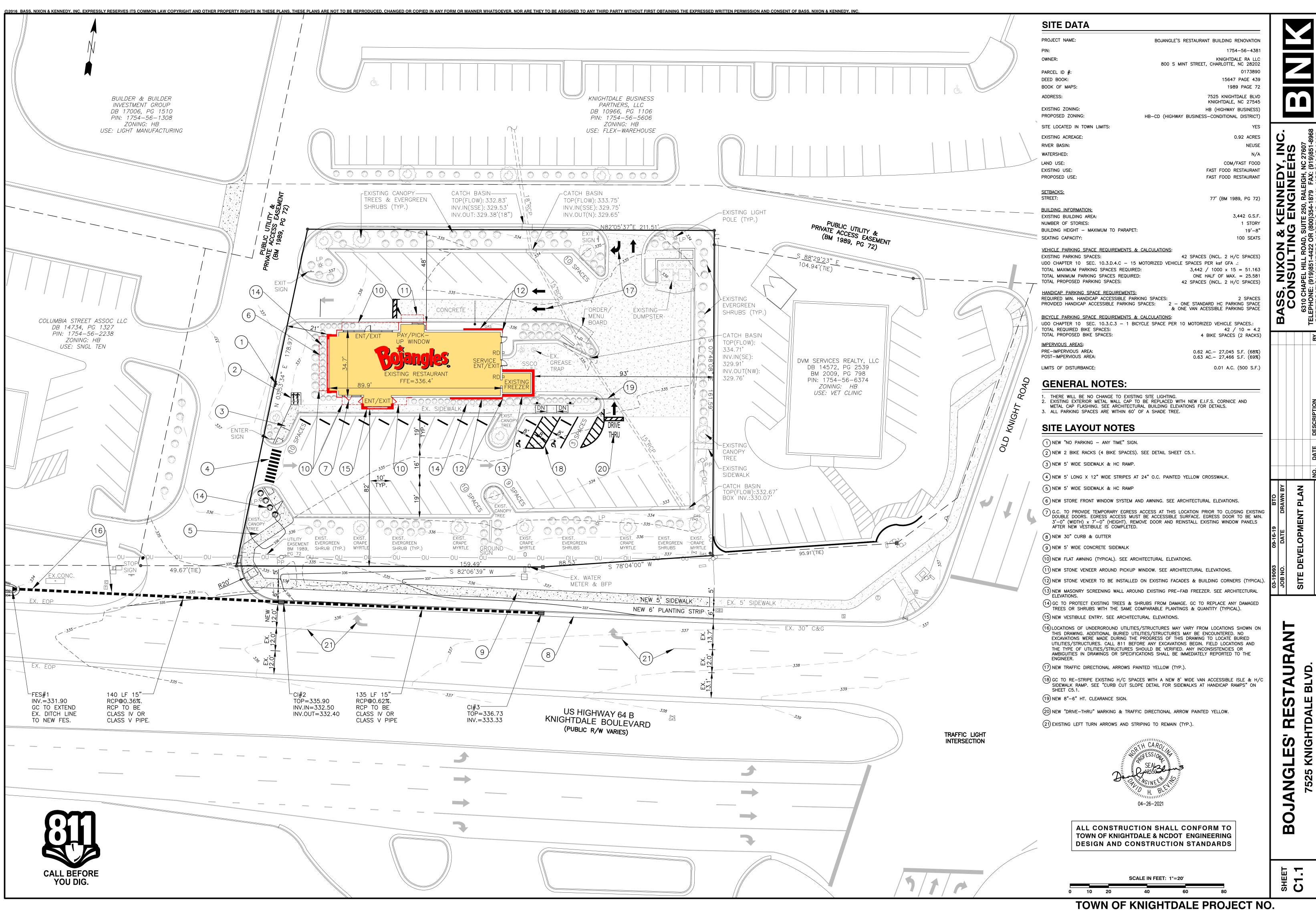
SITE DETAILS

NOTE: ALL CONSTRUCTION ACTIVITY MUST BE IN ACCORDANCE WITH THE ACCEPTED POLICES OF THE TOWN OF KNIGHTDALE AND THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION.



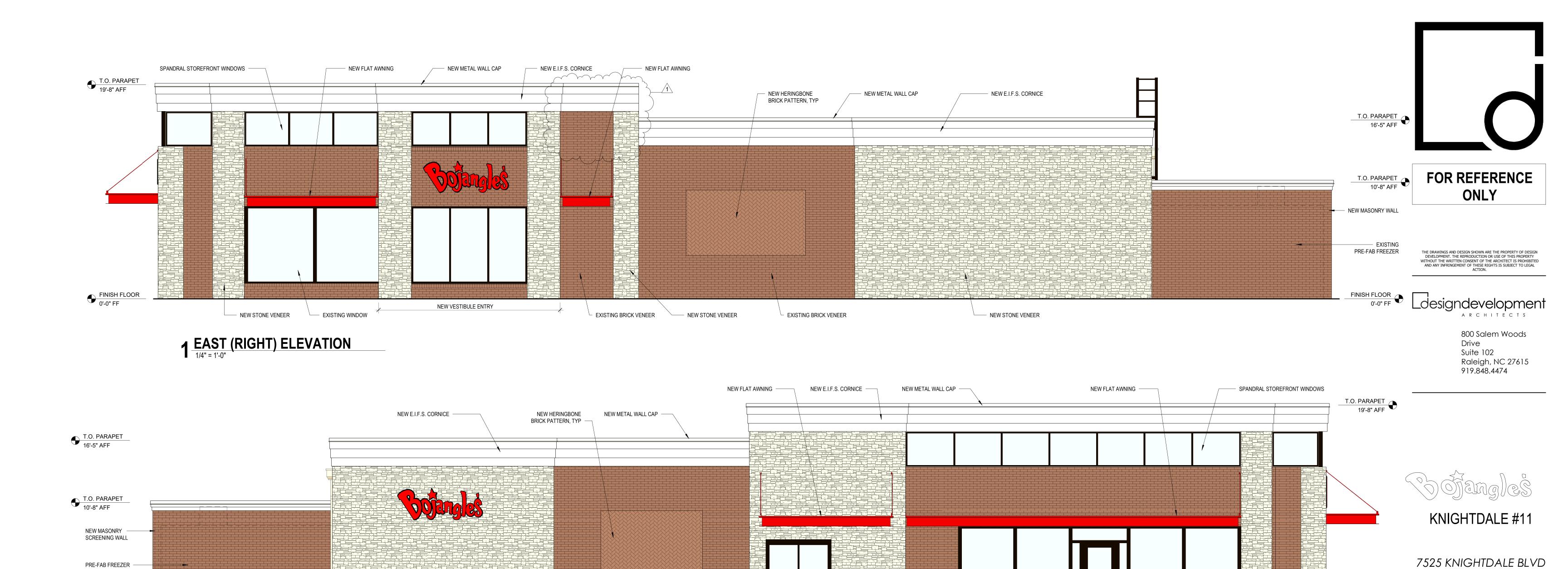


TOWN OF KNIGHTDALE PROJECT NO.



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SHE C5



EXISTING BRICK BUILDING

NEW STONE VENEER

EXISTING DOOR / WINDOW UNIT  $\,-\!\!\!\!-$ 

KNIGHTDALE, NC 27545

Description

BUILDING ELEVATIONS

PROJECT #:

DATE:

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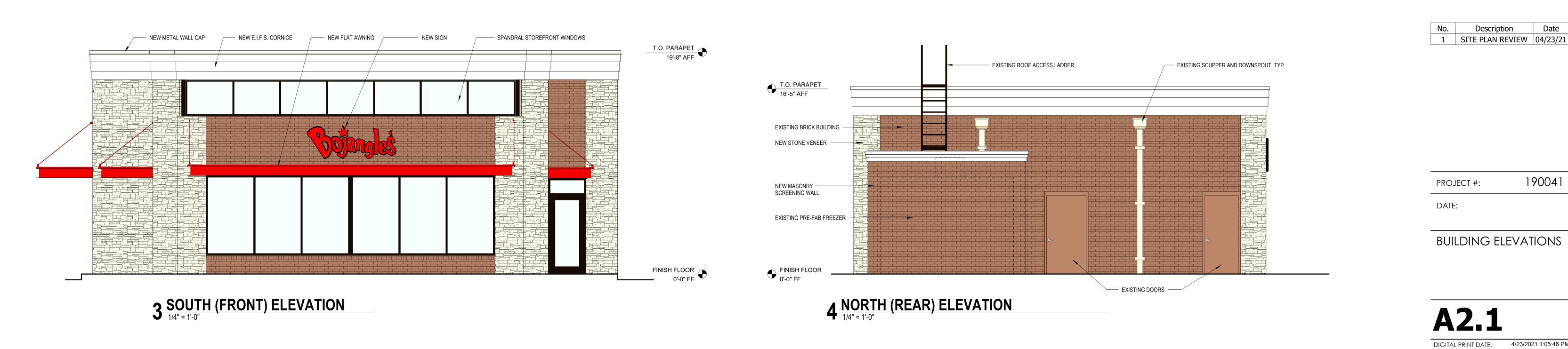
FINISH FLOOR
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NEW STONE VENEER -



NEW STONE VENEER

FINISH FLOOR
0'-0" FF



EXISTING BRICK BUILDING -