



JERRY TURNER & ASSOCIATES, INC.

*Landscape Architecture
Land Planning
Environmental Design*

605 Jones Franklin Road
Raleigh, North Carolina 27606
(919) 851-7150 fax: (919) 851-7547

277 S.E. 5th Avenue
Delray Beach, Florida 33483
(561) 276-0453 fax: (561) 272-7593

PROJECT

ALDI
Cary, North Carolina
2303 NW Maynard Rd

SITE DATA

- TOWN OF CARY PROJECT # 06-SP-062
ADDRESS 2303 NW MAYNARD RD
- TRACT SIZE: (SF) 2.88 AC. (125,452 SF)
- OWNER: AMERICAN PROPERTIES HOLDINGS LLC
RALEIGH NC 27619-9029
&
BRANCH BANKING TRUST CO.
WILSON NC 27894-2907
- ZONING: PDD MAJOR
- WAKE COUNTY PIN: 076410373256 (APH), 076410375290 (SBT)
- BUILDING USE AND MATERIAL: 16,000+ TOTAL SF GROCERY
BRICK
- PARKING REQUIRED: 1 PER 200 SF
METHOD OF DETERMINATION: 1 PER 200 SF
PARKING PROVIDED: 80 SPACES
HANDICAP SPACES REQUIRED: 3 SPACES
HANDICAP SPACES PROVIDED: 4 SPACES
- IMPERVIOUS SURFACE: 78.37% SF=62%
DENIED AREA: 2.25 AC.
- BUILDING SETBACKS:
FRONT: 30 FEET
SIDE-R/W: 30 FEET
SIDE: 0 FEET
REAR: 0 FEET
- LINEAR FOOTAGE OF LANE WIDENING: 416
- 8" WATER MAIN 127 LF

GENERAL NOTES

- NO CHANGES TO ANY ASPECT OF THIS SITE PLAN, INCLUDING BUT NOT LIMITED TO, LANDSCAPING, GRADING, BUILDING ELEVATIONS (ESPECIALLY COLORS), LIGHTING OR UTILITIES WILL BE MADE WITHOUT THE APPROVAL OF THE DEVELOPMENT REVIEW GROUP OF THE DEPARTMENT OF DEVELOPMENT SERVICES.
- THE SITE SHALL BE STABILIZED AND SEEDING PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
- ALL HVAC SYSTEMS WILL BE SCREENED FROM OFF-SITE VIEWS.
- ALL DAMPSTER AND CARDBOARD RECYCLING LOCATIONS WILL BE SCREENED FROM OFF-SITE VIEWS.
- WHERE THE EXISTING VEGETATION FAILS TO FUNCTION ADEQUATELY AS THE REQUIRED BUFFER TYPE, (i.e. TYPE A, B, C, AND 100' THROUGHFARE CORRIDOR BUFFER) THE CARY SITE INSPECTOR RESERVES THE RIGHT TO REQUIRE SUPPLEMENTAL PLANTINGS IN ADDITION TO THOSE SHOWN ON THE PLANTING PLAN BASED ON ACTUAL FIELD CONDITIONS.
- ALL EXTERIOR SITE LIGHTING WILL BE DESIGNED TO PREVENT OFF-SITE GLARE.
- THE SIZE OF THE PLANTING AREA AND SIZE OF PLANT MATERIAL AT MATURITY SHALL ALLOW FOR A 2.5' BUFFER OVERHANG FROM THE BACK OF THE CURB.
- THE DEVELOPER WILL BE RESPONSIBLE FOR ALL INSTALLATION COSTS ASSOCIATED WITH STREET LIGHTING ALONG ALL PROPOSED STREETS, ADJACENT STREETS AND THROUGHFARES AS REQUIRED BY TOWN OF CARY POLICY STATEMENT NO. 13. THE DEVELOPER SHALL CONTACT CAROLINA POWER AND LIGHT COMPANY AFTER PLAN APPROVAL, AND PRIOR TO CONSTRUCTION IN ORDER TO DEVELOP A STREET LIGHTING PLAN FOR THE SITE/SUBDIVISION PLANS.
- No changes to any aspect of this site plan, including but not limited to, landscaping, grading, building elevations (especially colors), lighting, or utilities will be made without the approval of the Development Review Group of the Department of Planning and Development.
 - All HVAC systems will be screened from off-site views.
 - Where existing vegetation fails to function adequately as required, (i.e. buffer type A, B, C, and 100' Thoroughfare Corridor Buffer) the Cary Site Inspector reserves the right to require supplemental plantings in addition to those shown on the planting plan based on actual field conditions.
 - All exterior site lighting will be designed to prevent off-site glare.
 - No tree shall be located within 10' of a lighting location.
 - All above ground utility equipment and facilities associated with on-site electric, cable, telephone, gas or other similar utility shall be located in the side or rear yard area of the site and 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 slope or rock, the planting 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 work must comply with North Carolina State Building and Handicapped Accessibility Code Vol. 1C.
- Approved, stamped and signed building elevations from this site plan must be incorporated in the building permit plans.
 - All fire lanes will be marked per Town of Cary Standard 3050-D. Also, show proposed fire lanes on the site plan.

ZONING

Add the following zoning conditions to the plan:
 Z-778-05-PDD
 PDD Amendment
 20% Commercial, visit office to 100% Commercial
 Conditions:
 Master Plan will be shown for the entire tract at the time the first site plan is submitted and building materials and colors will be architecturally compatible for the entire site.
 One full service drive access will be located on Maynard Road directly access from the full service access to the shopping center to the south. The optional full service drive access will be determined at site plan.
 A 30' streetscape buffer with existing trees will be preserved along Maynard Road. Existing signage and underground will be removed along Maynard Road and existing vegetation will be supplemented where necessary.

REVISIONS
06/30/06
10/11/06

DATE	06/30/06
BY	DJD/CB
DATE	05/12/06
BY	DJD

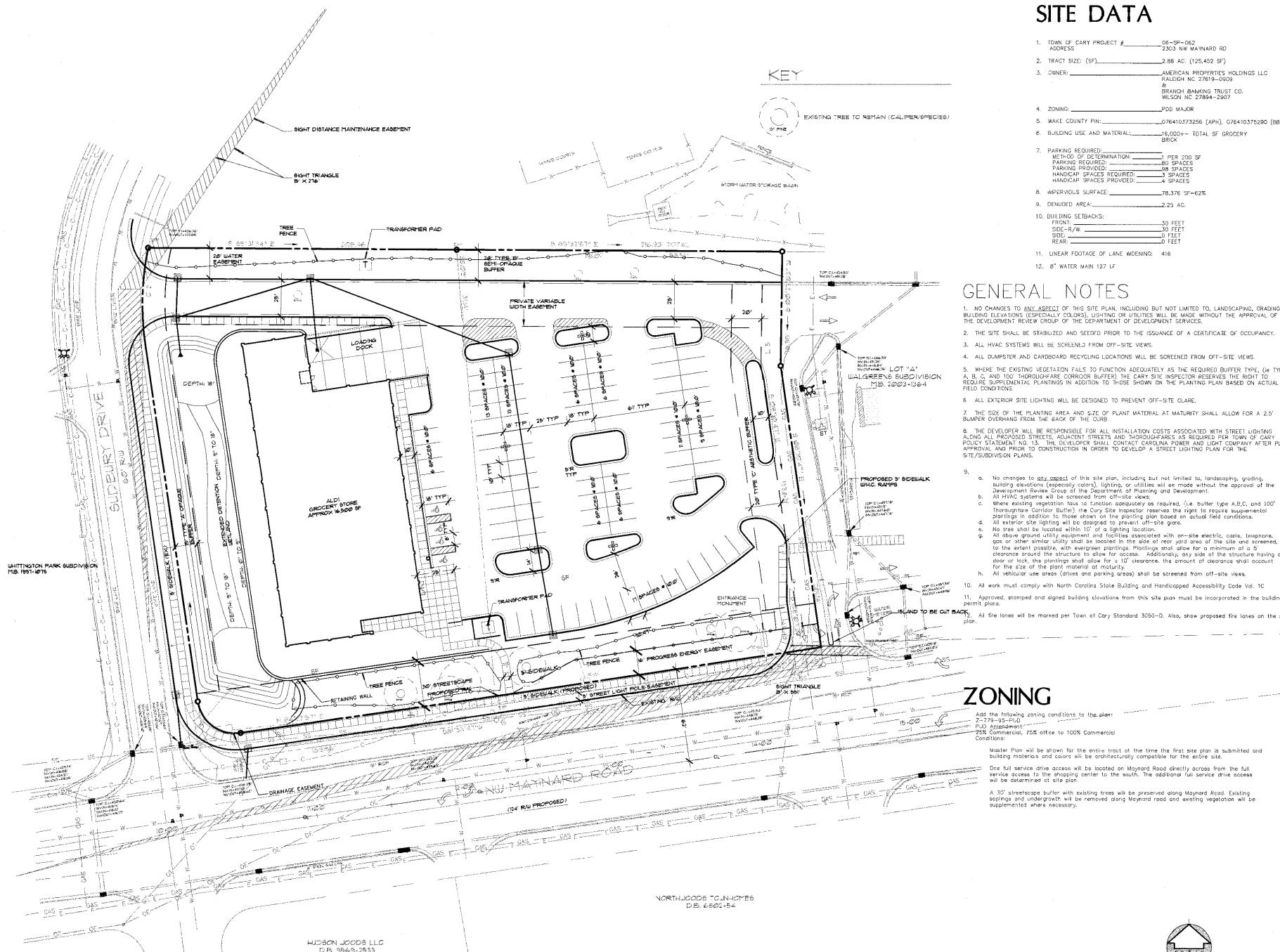
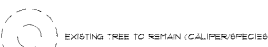
Site Plan

PTPL NO.	3374-0
283	3374-0
SHEET NO.	



L-1

KEY



NORTHWOODS TOWN HOME
D.B. 6802-54

HUBSON JACOBS LLC
D.B. 9869-2833

06-SP-062-B TOWN OF CARY

Approved by: *[Signature]* Date: 1-28-08
 Planning: *[Signature]* Date: 1-31-08
 Engineering: *[Signature]* Date: 1-31-08



H:\Projects\06 - 3374\08 - 3374\08 - 3374.dwg - 1/28/2008 10:21:50 AM Date: 1/28/08

© JERRY TURNER & ASSOCIATES, INC. THIS DOCUMENT IS THE PROPERTY OF JERRY TURNER & ASSOCIATES, ALL RIGHTS ARE RESERVED AND ANY REPRODUCTION, REPRODUCTION, OR OTHER USE AS THIS DOCUMENT WITHOUT THE PRIOR PERMISSION OF JERRY TURNER & ASSOCIATES IS EXPRESSLY PROHIBITED.