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HAWTHORN
SUITES
HOTEL

AT THE AIRPORT GATEWAY
 CARY, NORTH CAROLINA

DEVELOPER:
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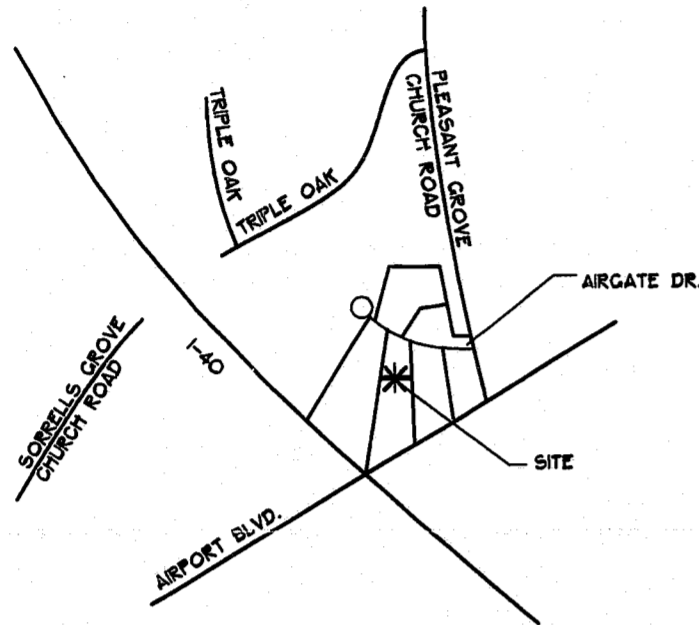
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COVER SHEET

Sheet
 of 15 **1**

HAWTHORN SUITES HOTEL

AT THE AIRPORT GATEWAY CARY, NORTH CAROLINA



VICINITY MAP

NOT TO SCALE

ZONING CONDITIONS

(ZONING PERMIT NO. Z-804-95-1 PARK 'N FLY

- MOTELS, HOTELS GENERAL OFFICE BUILDINGS, BANKS, PARKING LOTS, RETAIL, RESTAURANTS, ONE COMBINATION BUILDING OF ANY OF THREE USES INCLUDING AUTOMOBILE SERVICE STATION, CONVENIENCE STORE, DRIVE IN/THROUGH RESTAURANT.
- EXCEPT FOR THE COMBINATION BUILDING DESCRIBED BELOW, THE RETAIL USES SHALL NOT EXCEED 10 IN NUMBER AND EACH RETAIL USE SHALL NOT BE LESS THAN 15,000 S.F. IN SIZE. NO MORE THAN THREE RETAIL TENANTS SHALL SHARE A COMMON WALL. IN ADDITION TO THESE USES, ONE COMBINATION BUILDING (OR BUILDING GROUPING) WHICH MAY INCLUDE AN AUTOMOBILE SERVICE STATION, A CONVENIENCE STORE, A DRIVE IN/THROUGH RESTAURANT OR A COMBINATION OF ANY OF THESE USES MAY BE DEVELOPED. THE COMBINATION BUILDING SHALL BE LOCATED A MINIMUM OF 650 FT. FROM THE PROPERTY CORNER CLOSEST TO THE INTERSECTION OF AIRPORT BLVD. AND PLEASANT GROVE CHURCH ROAD AND SHALL BE SIMILAR IN CHARACTER TO PRESTON CORNERS COMBINATION BUILDINGS.
- THE 100 FOOT THOROUGHFARE BUFFER ALONG INTERSTATE 40 REQUIRED BY THE CARY U.D.O. WILL BE ADHERED TO WITH ANY SITE PLAN
- THE FIRST 450 LF. ALONG PLEASANT GROVE CHURCH ROAD FRONTAGE FROM THE PROPERTY CORNER AT THE INTERSECTION OF AIRPORT BLVD. AND PLEASANT GROVE CHURCH ROAD SHALL BE A 100 FOOT WIDE UNDISTURBED BUFFER (WITH THE EXCEPTION WHERE CONSTRUCTION MAY BE REQUIRED BY NCDOT) AND THE BALANCE OF THE FRONTAGE SHALL BE A 30 FOOT STREETSCAPE.
- THERE WILL BE A 30 FT. UNDISTURBED BUFFER FOR A DISTANCE OF APPROXIMATELY 625 FEET ALONG THE RDU PROPERTY ON THE NORTH SIDE OF THE PROPERTY. THERE WILL BE A 30 FT. UNDISTURBED BUFFER FOR A DISTANCE OF APPROX. 640 FEET ALONG THE RDU PROPERTY ON THE SOUTHWEST SIDE OF THE PROPERTY.
- B-2 USES WITH THE EXCEPTION OF CHURCHES AND SEXUALLY-ORIENTED USES ARE PERMITTED AS USED WHICH ARE ANCILLARY TO, AND/OR CARRIED ON IN CONNECTION WITH OR WITHIN MOTELS, HOTELS, OR GENERAL OFFICE BUILDINGS.
- RETAIL USES SHALL NOT BE PERMITTED TO HAVE ANCILLARY USES EXCEPT RESTAURANTS.
- AT THE TIME OF THE FIRST SITE PLAN SUBMITTAL, APPLICANT WILL SUBMIT ARCHITECTURAL GUIDELINES, DESIGN STANDARDS, MASTER SIGNAGE PLAN, AND A CONCEPTUAL MASTER PLAN FOR THE ENTIRE SITE.

SCHEDULE OF DRAWINGS

SHEET	TITLE
1	COVER SHEET
SP-1	SITE PLAN
SP-2	GRADING, DRAINAGE & EROSION CONTROL
SP-3	EROSION CONTROL DETAILS
SP-4	UTILITY PLAN
SP-5	ISOLUX LIGHTING PLAN
SP-6	PLANTING PLAN AND TREE SURVEY
SP-7	SITE DETAILS
SP-8	SITE DETAILS
A1.1	FLOOR PLANS
A1.2	FLOOR PLANS
A1.3	FLOOR PLANS
A2.1	ARCHITECTURAL ELEVATIONS
A2.2	ARCHITECTURAL ELEVATIONS

TOWN OF CARY
 ENGINEERING DEPT.
 REVIEWED BY: *[Signature]*
 DATE: 3/19/02

TOWN OF CARY
 01-SP-013
APPROVED
 DEC: 2/5/02
 BB 2/21/02
 TS 2/22/02