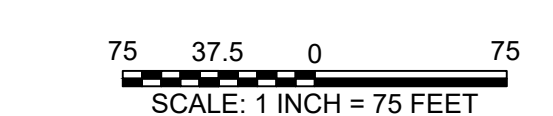


REVISION HISTORY

REV #	DESCRIPTION	DATE	BY
1	FRANKLIN CO. NCDEQ & NCDOT COMMENTS	2/21/2024	FLM

ORIGINAL PLAN SIZE: 24" X 36"



SCALE ADJUSTMENT
THIS BAR IS 1 INCH IN LENGTH ON ORIGINAL DRAWING
IF IT IS NOT 1 INCH ON THIS SHEET, ADJUST YOUR SCALE ACCORDINGLY

SITE CONSTRUCTION PLANS

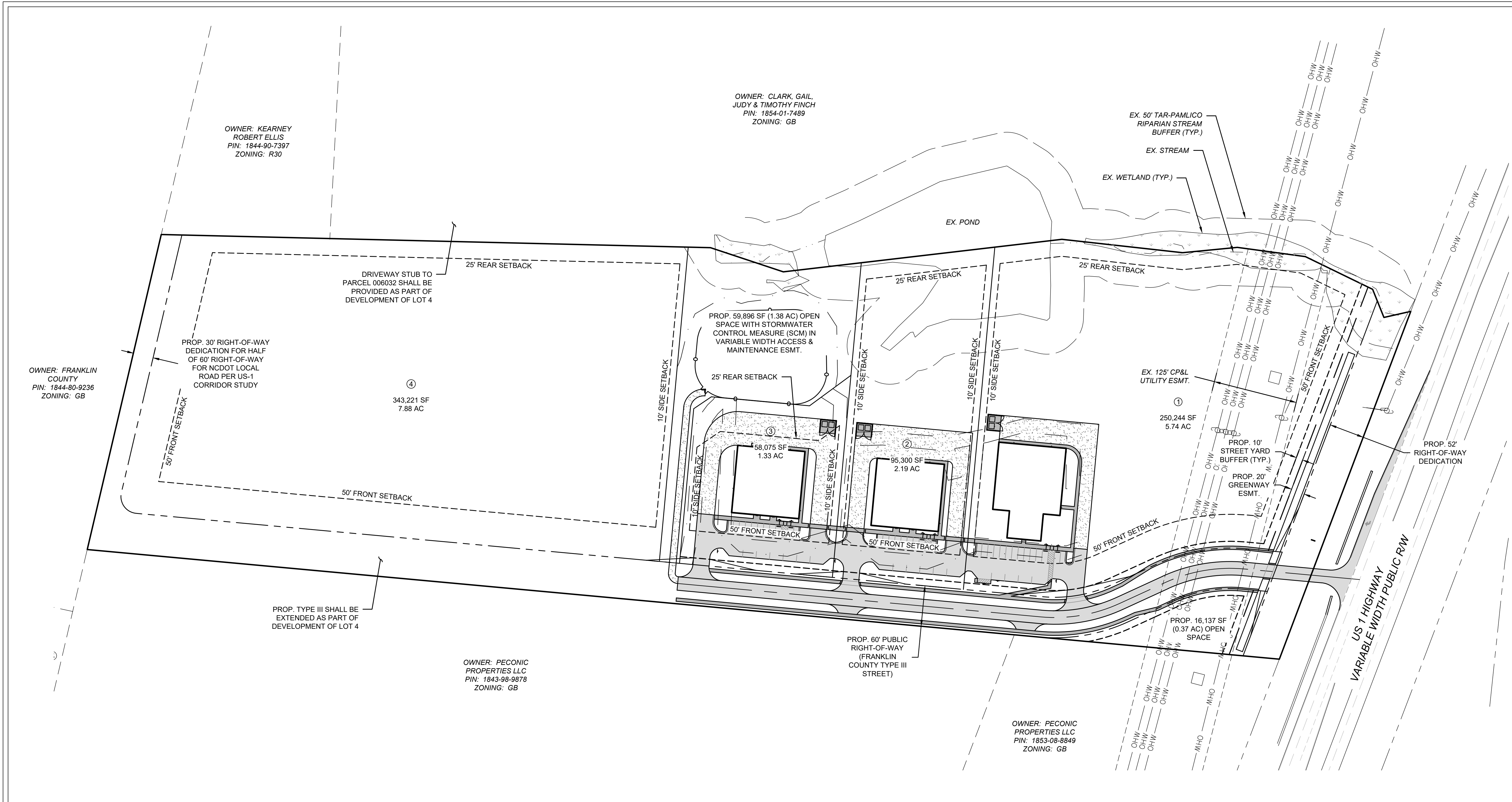
TYRELL BUILDINGS
US 1 HIGHWAY
FRANKLIN COUNTY, NC



DATE:	11-27-2023
SCALE:	AS SHOWN
DESIGNED BY:	FLM
APPROVED BY:	
PROJECT NO.:	23034

OVERALL SITE PLAN

C-4
SHEET 4 OF 27



NOTES

- SEE SHEET C-5 FOR SITE DATA INFORMATION.

LEGEND

- EX. PROPERTY LINE
- - - EX. RIGHT-OF-WAY
- - - EX. ADJACENT OWNERS
- - - EX. EASEMENT
- - - EX. CHANNEL/STREAM
- - - EX. /STREAM BUFFER
- OHW — OHW — EX. OVERHEAD ELECTRIC
- - - PROP. RIGHT-OF-WAY
- - - PROP. LOT LINE
- - - PROP. SETBACK LINE
- - - PROP. BUFFER
- - - PROP. GREENWAY ESMT.
- - - PROP. DRAINAGE ESMT.
- PROP. CONCRETE
- PROP. ASPHALT
- PROP. GRAVEL

LOT 1			
LAND COVER CHARACTERISTICS			
PROJECT AREA LAND COVERS	PRE-PROJECT AREA (SF)	POST-PROJECT AREA (SF)	
ROOF		12000	
ROADWAY			
PARKING/DRIVEWAY SIDEWALK		24185	
PROTECTED FOREST			
MANAGED PERVIOUS/LANDSCAPING	250244	214059	
LAND TAKEN UP BY SCM			
TOTAL AREA	250244	250244	

LOT 2			
LAND COVER CHARACTERISTICS			
PROJECT AREA LAND COVERS	PRE-PROJECT AREA (SF)	POST-PROJECT AREA (SF)	
ROOF		10000	
ROADWAY			
PARKING/DRIVEWAY SIDEWALK		25091	
PROTECTED FOREST			
MANAGED PERVIOUS/LANDSCAPING	95300	60209	
LAND TAKEN UP BY SCM			
TOTAL AREA	95300	95300	

LOT 3			
LAND COVER CHARACTERISTICS			
PROJECT AREA LAND COVERS	PRE-PROJECT AREA (SF)	POST-PROJECT AREA (SF)	
ROOF		10000	
ROADWAY			
PARKING/DRIVEWAY SIDEWALK		28606	
PROTECTED FOREST			
MANAGED PERVIOUS/LANDSCAPING	58075	19469	
LAND TAKEN UP BY SCM			
TOTAL AREA	58075	58075	

LOT 4			
LAND COVER CHARACTERISTICS			
PROJECT AREA LAND COVERS	PRE-PROJECT AREA (SF)	POST-PROJECT AREA (SF)	
ROOF			
ROADWAY			
PARKING/DRIVEWAY SIDEWALK			
PROTECTED FOREST			
MANAGED PERVIOUS/LANDSCAPING	343221	343221	
LAND TAKEN UP BY SCM			
TOTAL AREA	343221	343221	

OPEN SPACE / RIGHT-OF-WAY			
LAND COVER CHARACTERISTICS			
PROJECT AREA LAND COVERS	PRE-PROJECT AREA (SF)	POST-PROJECT AREA (SF)	
ROOF			
ROADWAY		20931	
PARKING/DRIVEWAY SIDEWALK		12212	
PROTECTED FOREST			
MANAGED PERVIOUS/LANDSCAPING	195147	162004	
LAND TAKEN UP BY SCM			
TOTAL AREA	195147	195147	

PROJECT DETAILS	
TOTAL PROJECT AREA (SF)	941987
TOTAL IMPERVIOUS AREA (SF)	143025
IMPERVIOUS PERCENTAGE	15%
DISTURBED AREA (SF)	486836
DISTURBED AREA (AC)	11.18

CALL 48 HOURS BEFORE YOU DIG
North Carolina 811
www.nc811.org
NORTH CAROLINA ONE-CALL CENTER
1-800-632-4949

ALL CONSTRUCTION TO BE IN ACCORDANCE WITH ALL FRANKLIN COUNTY, NCDEQ, AND NCDOT STANDARDS AND SPECIFICATIONS.