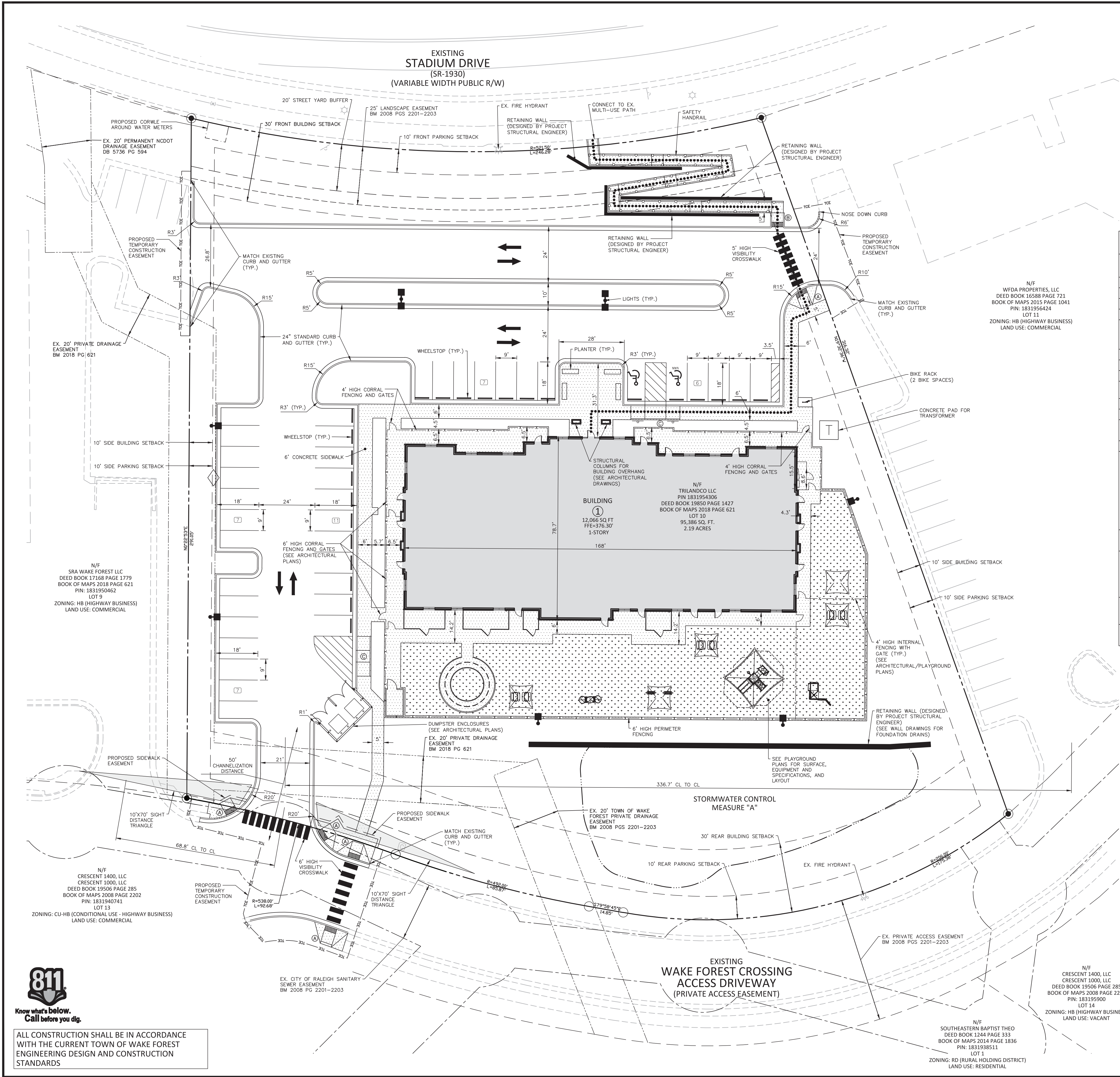




SITE LEGEND

- TRAFFIC DIRECTIONAL ARROW
- ACC VAN
- ACCESSIBLE PARKING STALL
- VAN ACCESSIBLE PARKING STALL
- PARKING SPACE COUNT
- ACCESSIBLE RAMPS
- ACCESSIBLE ROUTE
- PROPERTY LINE
- RIGHT-OF-WAY LINE
- CONCRETE SIDEWALK
- PLAYGROUND TURF (SEE PLAYGROUND PLANS)

SITE DATA TABLE

OWNER	TRILANDCO LLC 4400 TRILAND WAY - CARY, NORTH CAROLINA 27518-2777 REHAB HAMAD - 919-443-3034 - rhamad@trilandcre.com
DEVELOPER	QUATTRO DEVELOPMENT 1100 JORIE BOULEVARD, SUITE 140 - OAK BROOK, ILLINOIS MIKE HAIGH - 630-891-6472 - mikeh@quattrodevelopment.com
SITE ADDRESS	1005 STADIUM DRIVE, WAKE FOREST NORTH CAROLINA 27587
PIN / PARCEL ID	1831954306
TOTAL PARCEL AREA	95,386 SF / 2.19 ACRES
DISTURBED AREA & PROJECT AREA	2.50 ACRES
SITE LOCATED IN SPECIAL FLOOD HAZARD ZONE:	NO; ZONE "X" FEMA PANEL NUMBER 3720183100K EFFECTIVE DATE: JULY 19, 2022
ZONING	HB (HIGHWAY BUSINESS)
EXISTING USE	VACANT
PROPOSED USE	CHILD DAY CARE CENTER
OVERLAY DISTRICT	1. SHI-O (US-1 SPECIAL HIGHWAY OVERLAY DISTRICT) 2. RICHLAND CREEK WATERSHED MANAGEMENT AREA DISTRICT (RC-WMA) (WS-IV NSW)
RIVER BASIN	NEUSE RIVER BASIN
WATERSHED OVERLAY	RICHLAND CREEK WATERSHED PROTECTED AREA
BUILDING HEIGHT	MAXIMUM: 3 STORIES
PROPOSED: 1 STORY	
BUILDING SIZE	12,066 SQ. FT. 168'x78.7'
BUILDING SETBACK REQUIREMENTS	REQUIRED: PRINCIPAL BUILDING: FRONT: 30' MIN. SIDE: 10' MIN. REAR: 30' MIN. ACCESSORY STRUCTURE: SIDE: 10' MIN. REAR: 10' MIN. PARKING: FRONT: 10' SIDE: 10' REAR: 10'
BIKE PARKING	REQUIRED: 2 PER 50 AUTO SPACES = 2 SPACES PROVIDED: 2 BIKE SPACES (1 RACK)
VEHICULAR PARKING	REQUIRED: 1 PER 6-PERSON CAPACITY BUILDING CAPACITY: 150 KIDS 1 SPACE PER 6-PERSON CAPACITY = 25 SPACES PROVIDED 38 TOTAL SPACES (INCLUDES 1 ADA STANDARD & 1 VAN-ACCESSIBLE SPACE)
IMPERVIOUS AREA	EXISTING: 0 SF / 0.00 AC (0.0% OF PARCEL) MAXIMUM: 70% PROPOSED: 55,500 SF / 1.27 AC (58.0% OF PARCEL)
LANDSCAPE/YARD SETBACK REQUIREMENTS	REQUIRED: 20' (FRONT) PROVIDED: 20' (FRONT)

SITE PLAN NOTES:

- ALL CONSTRUCTION SHALL CONFORM TO THE LATEST TOWN OF WAKE FOREST AND/OR NCDOT STANDARDS AND SPECIFICATIONS AS APPLICABLE.
- ALL DIMENSIONS SHOWN ON SITE PLAN ARE MEASURED TO FACE OF CURB UNLESS OTHERWISE NOTED.
- NOTE THAT THE DRAWINGS MAY NOT SHOW EVERY OFFSET, TRANSITION, FITTING, ETC. THAT MAY BE REQUIRED.
- ALL SIDEWALKS THAT CONNECT TO THE PUBLIC RIGHT-OF-WAY MUST BE ACCESSIBLE TO PERSONS WHO ARE BLIND, HAVE LOW VISION AND PEOPLE WITH MOBILITY DISABILITIES.
- SIGNS TO BE PERMITTED BY SIGN COMPANY. SIGNS SHOWN FOR GENERAL LOCATION ONLY. SEPARATE APPLICATIONS AND REVIEWS SHALL BE REQUIRED BY MUNICIPALITY. SIGN PLACEMENT, MATERIALS, ELEVATIONS, ELECTRICAL, DESIGN AND PERMITTING BY OTHERS.
- TRUNCATED DOMES ABUTTING PAVEMENT SHALL BE YELLOW.
- THE OUTDOOR SPACE SHALL BE PROVIDED IN ACCORDANCE WITH THE REGULATIONS OF THE NORTH CAROLINA DEPARTMENT OF HEALTH AND HUMAN SERVICES (UDO SECTION 3.7.2.A)
- ALL PAVEMENT MARKING SHALL BE WHITE THERMOPLASTIC PER UDO CH.9.5.2.C STANDARDS.

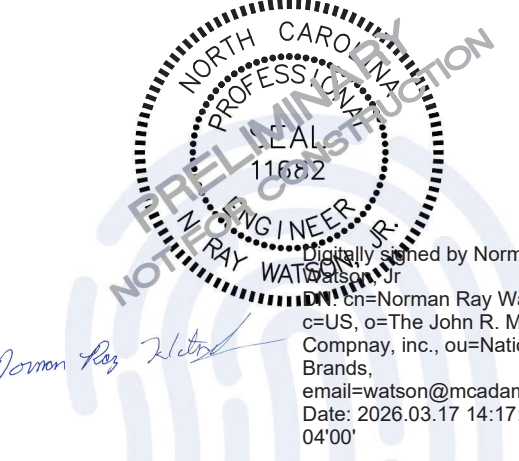
McADAMS
The John R. McAdams Company, Inc.
621 Hillsborough Street, Suite 500
Raleigh, NC 27603
phone 919. 361. 5000
fax 919. 361. 2269
NC license number: C-0293, C-187
www.mcadamsco.com

CLIENT

QUATTRO DEVELOPMENT
1100 JORIE BOULEVARD, SUITE 140
OAK BROOK, ILLINOIS
PHONE: 630-891-6472



KINDERCARE - STADIUM DRIVE
SITE MASTER PLAN
1005 STADIUM DRIVE
WAKE FOREST, NORTH CAROLINA 27587



REVISIONS

NO.	DATE	DESCRIPTION
1	12. 11. 2025	1ST SITE MASTER PLAN COMMENTS
2	02. 18. 2026	2ND SITE MASTER PLAN COMMENTS
3	-	-
4	-	-
5	-	-
6	-	-

PLAN INFORMATION

PROJECT NO.	SPEC25318
FILENAME	SPEC25318-S1
CHECKED BY	RW
DRAWN BY	MKB / PSH
SCALE	1" = 20'
DATE	10. 07. 2025

SHEET

SITE PLAN

C2.00



Know what's below.
Call before you dig.

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT TOWN OF WAKE FOREST ENGINEERING DESIGN AND CONSTRUCTION STANDARDS



CASE NUMBER (SP-25-43)
MASTER PLAN APPROVAL
BY THE TOWN OF WAKE FOREST
TECHNICAL REVIEW COMMITTEE
PLANNING: DATE:
ENGINEERING: DATE:
Subject to addressing outstanding conditions of approval within the issued comment letter. Plans are not released for construction. Approval is valid for two years from the date above.

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION