



Fire Marshal Division
P.O. Box 370
Lillington, NC 27546
910-893-7580

Reviewed for Fire Code Compliance
 Leslie Jackson
06/13/2024 9:44:10 AM

Application for Plan Review

Permit Type: Civil Site Plan Review/Gates/Barracades
Across Fire Apparatus Roads

Date Received: _____ Received By: _____

Name of Project: Store-it-Safe Self-Storage

Physical Address of Project: 316 Moulton Spring Rd. Erwin, NC 28339

Plans Submitted By: Stoltzfus Engineering Inc.

Project Phone: (919)- 730 - 4067

Contact Person/Address: Aiken Keppler

721 Ancient Oaks Dr. Holly Springs, NC 27540

Contact Phone: (919)- 730 - 4067 (_____)- _____ - _____

Contractor's Name/Info: To Be Determined

Contractor's Phone: (_____)- _____ - _____

Contact Email: aikenkeppler@gmail.com

- **Plans that are submitted will be reviewed as quickly as possible with an average time of review between 7-10 working days.**
- **Status checks may be conducted on plan reviews by visiting the website <http://htweb.harnett.org/Click2GovBP/Index.jsp> or by calling the Harnett County Central Permitting Office (910-893-7525 : Opt. 2), or the Harnett County Fire Marshal's Office (910-893-7580).**
- **Approved plans must be picked up from the Central Permitting Office and all fees paid before any required inspections can be conducted.**



Town of Erwin
Zoning Application & Permit
 Planning & Inspections Department

Permit #
 24-0154

Rev Sep2014

Each application should be submitted with an attached plot/site plan with the proposed use/structure showing lot shape, existing and proposed buildings, parking and loading areas, access drives and front, rear, and side yard dimensions.

Name of Applicant	Aiken Keppler	Property Owner	Aiken Keppler
Home Address	721 Ancient Oaks Dr.	Home Address	721 Ancient Oaks Dr.
City, State, Zip	Holly Springs, NC 27540	City, State, Zip	Holly Springs, NC 27540
Telephone	(919) 730-4067	Telephone	(919) 730-4067
Email	aikenkeppler@gmail.com	Email	aikenkeppler@gmail.com

Address of Proposed Property	316 Moulton Spring Road, Erwin, NC 28339		
Parcel Identification Number(s) (PIN)	597-51-3059	Estimated Project Cost	To be determined
What is the applicant requesting to build / what is the proposed use of the subject property? Be specific.	Self-Storage Buildings		
Description of any proposed improvements to the building or property	2 buildings with gravel drive aisles, fencing and landscaping. Entrance outside of fence to be paved.		
What was the Previous Use of the subject property?	Residential		
Does the Property Access DOT road?	NO		
Number of dwelling/structures on the property already	2, will remove	Property/Parcel size	1.82 AC.
Floodplain SFHA <u>Yes</u> <input checked="" type="checkbox"/> <u>No</u> <input type="checkbox"/>	Watershed <u>Yes</u> <input checked="" type="checkbox"/> <u>No</u> <input type="checkbox"/>	Wetlands <u>Yes</u> <input checked="" type="checkbox"/> <u>No</u> <input type="checkbox"/>	
MUST circle one that applies to property	Existing/Proposed Septic System <input type="checkbox"/> Or Existing/Proposed County/City Sewer <input checked="" type="checkbox"/>		

Owner/Applicant Must Read and Sign

The undersigned property owner, or duly authorized agent/representative thereof certifies that this application and the forgoing answers, statements, and other information herewith submitted are in all respects true and correct to the best of their knowledge and belief. The undersigning party understands that any incorrect information submitted may result in the revocation of this application. Upon issuance of this permit, the undersigning party agrees to conform to all applicable town ordinances, zoning regulations, and the laws of the State of North Carolina regulating such work and to the specifications of plans herein submitted. The undersigning party authorizes the Town of Erwin to review this request and conduct a site inspection to ensure compliance to this application as approved.

Aiken Keppler	<i>Aiken Keppler</i>	04/29/2024
Print Name	Signature of Owner or Representative	Date

For Office Use

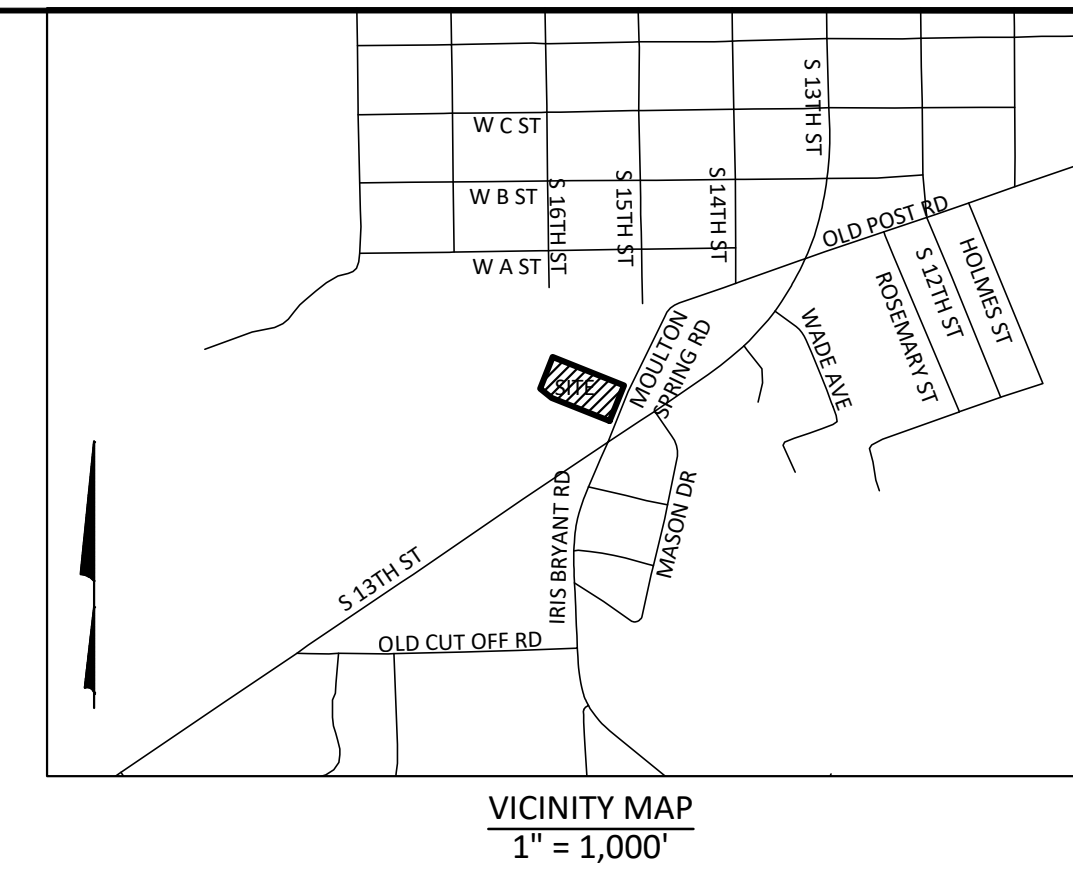
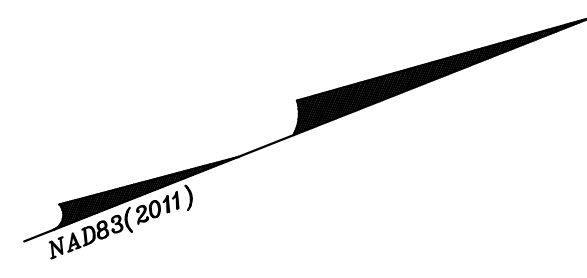
Zoning District	BZ	Existing Nonconforming Uses or Features	NA
Front Yard Setback	30 Ft	Other Permits Required	<input type="checkbox"/> Conditional Use <input checked="" type="checkbox"/> Building <input checked="" type="checkbox"/> Fire Marshal <input type="checkbox"/> Other
Side Yard Setback	20 Ft	Requires Town Zoning Inspection(s)	<input type="checkbox"/> Foundation <input checked="" type="checkbox"/> Prior to C. of O.
Rear Yard Setback	20 Ft	Zoning Permit Status	<input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied
Fee Paid: \$ 100		Date Paid: 4/29/24	Staff Initials:

Comments: Trades from HC, HAIN for water/sewer

Signature of Town Representative: <i>[Signature]</i>	Date Approved/Denied: 4/30/24
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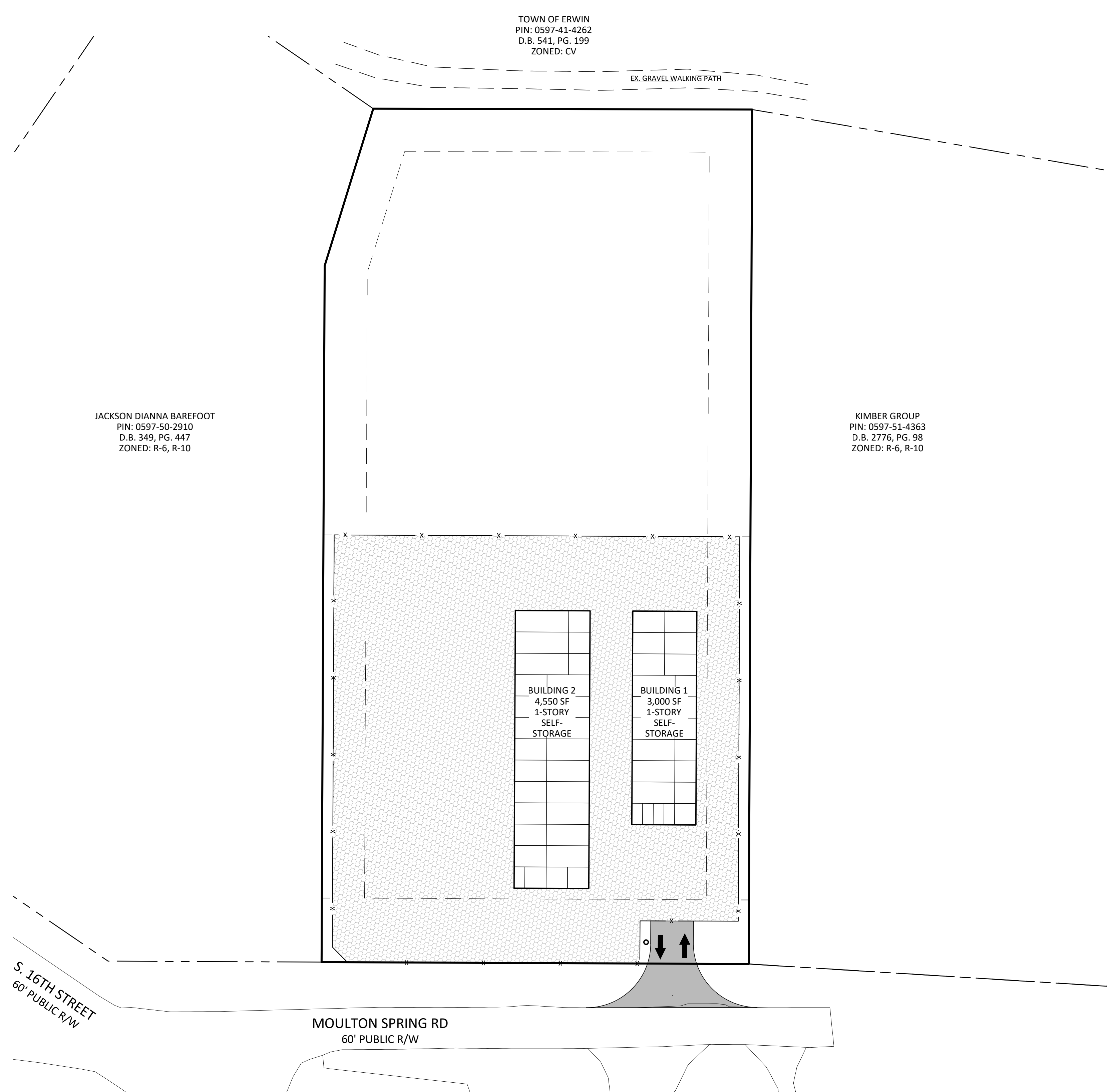
STORE-IT-SAFE SELF-STORAGE

TOWN OF ERWIN HARNETT COUNTY, NORTH CAROLINA



Aden R. Stoltzfus, PE C-3812
 aden@seiengineering.com
 336-904-0207
 683 Gralin Street
 Kernersville, NC 27284

Stoltzfus Engineering Inc.
 Civil Engineering Consultants



NOTES:
 THIS MAP DOES NOT MEET G.S. 47-30 AND IS NOT FOR RECORDING.
 THIS PROPERTY IS SUBJECT TO ANY EASEMENTS, AGREEMENTS, OR RIGHTS-OF-WAY OF RECORD PRIOR TO THE DATE OF THIS MAP AND WHICH WERE NOT VISIBLE AT THE TIME OF INSPECTION.
 THIS MAP WAS PREPARED WITH OUT THE BENEFIT OF A TITLE REPORT AND DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES UPON THIS PROPERTY.
 BOUNDARY & TOPOGRAPHIC INFORMATION TAKEN FROM SURVEY FOR AKEN KEPPLER, BY VANDERHOOF SURVEYING, PLLC.
 NO SURVEYING OR SUBSURFACE INVESTIGATIONS PERFORMED BY STOLTZFUS ENGINEERING, INC.

PARCEL DATA:
 TOTAL ACREAGE: 1.816 AC. +/-
 PIN: 0597-51-3059
 DEED REF: DB 4181 PG. 2640
 PLAT REF: PG. 2023 PG. 387
 EXISTING ZONING: B-2
 EXISTING USE: RESIDENTIAL
 PROPOSED USE: COMMERCIAL, SELF-STORAGE

BUILDING SETBACKS:
 FRONT: 30'
 SIDE: 20' WHERE LOT ABUTS RESIDENTIALLY ZONED LOT
 REAR: 20'
 SIDE STREET: N/A

WATERSHED INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A WATER SUPPLY WATERSHED PER NCDEQ.

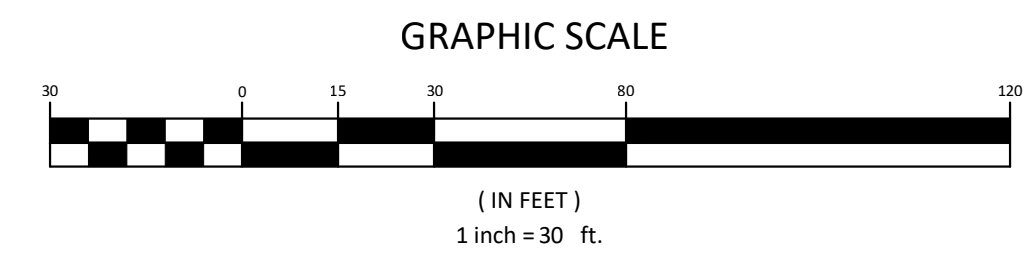
FLOOD INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A FLOOD RISK ZONE PER NCFRIS.NC.GOV, MAP # 3720059700, PANEL 0597, DATED 10-03-2006.

DRAWING INDEX:

COVER SHEET	C1
EXISTING CONDITIONS AND CLEARING PLAN	C2
SITE, UTILITY & LANDSCAPING PLAN	C3
GRADING, DRAINAGE & EROSION CONTROL PLAN	C4
DETAILS	C5

LEGEND

WATER METER BOX (WM)	FIRE HYDRANT (HYD)
WATER VALVE (WV)	SANITARY SEWER MANHOLE (SSMH)
STORM MANHOLE (STMH)	CLEAN OUT
UTILITY POLE	DEED BOOK
LIGHT POLE	PLAT BOOK
GROUND LIGHT	PAGE
GUY WIRE	R/W RIGHT-OF-WAY
YARD VALVE (YV)	E/P EDGE OF PAVEMENT
GAS VALVE	E/GS EDGE OF GRAVEL
OVERHEAD POWER LINE	CONC CONCRETE
GAS LINE	RCP REINFORCED CONCRETE PIPE
WATER LINE	DI DROP INLET
UNDERGROUND ELECTRICAL	CI CURB INLET
FENCE LINE	FFE FINISH FLOOR ELEVATION
WOODSLOPE (TYP.)	BSMT BASEMENT
	TYPED TELEPHONE PREDESTAL
	THH TELEPHONE HAND HOLD
	DMUE DRAINAGE MAINTENANCE & UTILITY EASEMENT
	FOUND IRON PIPE
	SET IRON PIN
	COMPLETED POINT
	CONCRETE MONUMENT
	CH = CHORD
	R/W = RIGHT OF WAY
	P.B. = PLAT BOOK
	D.B. = DEED BOOK
	PG. = PAGE
	DE = DRAINAGE ESMT.
	CE = COMMON ELEMENTS



THESE DRAWINGS ARE INSTRUMENTS OF SERVICE AND SHALL REMAIN THE PROPERTY OF THE ENGINEER. THESE DRAWINGS ARE PROTECTED UNDER COPYRIGHT LAWS AND MAY NOT BE REPRODUCED IN PART OR IN WHOLE WITHOUT THE SPECIFIC WRITTEN CONSENT OF THE ENGINEER.

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STORE-IT-SAFE SELF-STORAGE, ERWIN, NC

COVER PAGE

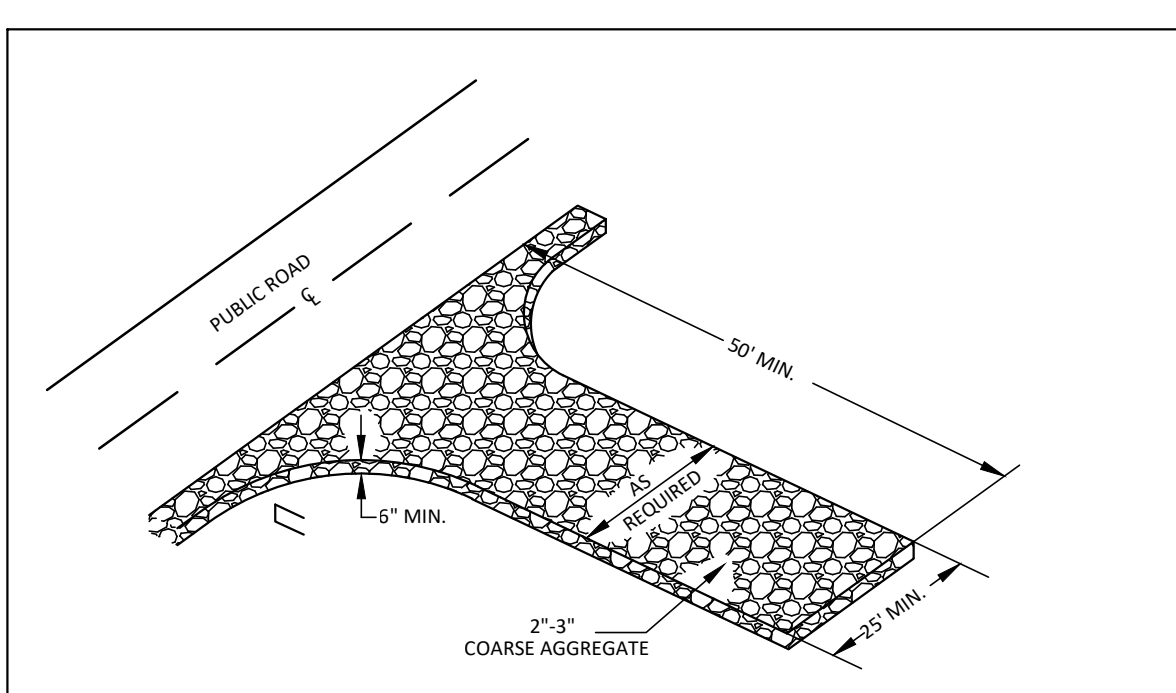
PROJECT LOCATION:
 STATE: NORTH CAROLINA
 COUNTY: HARNETT
 TOWNSHIP: ERWIN

OWNER & DEVELOPER INFORMATION:
 ARIEN & CHARLOTTE KEPPLER
 721 ANCIENT OAKS DR.
 HOLLY SPRINGS, NC 27540-8350

NO.	DATE	REVISION NOTE

DRAWN BY: WVC
 CHECKED BY: ARS
 DATE: 04-23-2024
 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: 1"=30'

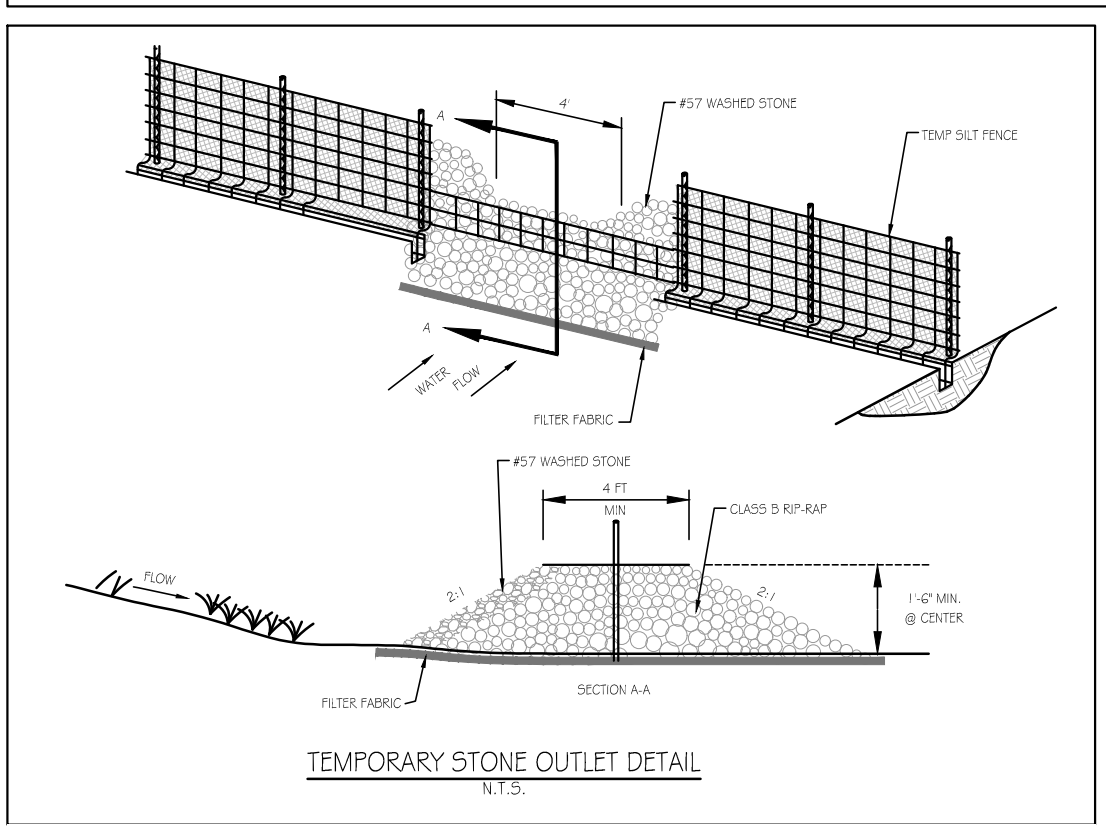
C1
1 OF 5



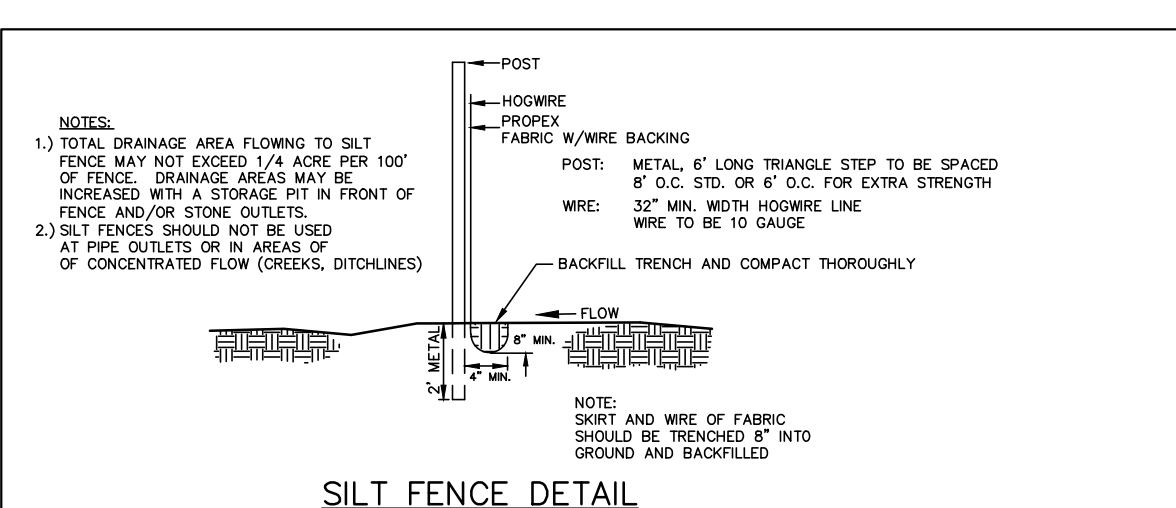
TEMPORARY GRAVEL CONSTRUCTION ENTRANCE

- CONSTRUCTION SPECIFICATIONS:**
1. CLEAR THE ENTRANCE AND EXIT AREA OF ALL VEGETATION, ROOTS, AND OTHER OBJECTIONABLE MATERIAL AND PROPERLY GRADE IT.
 2. PLACE THE GRAVEL TO THE SPECIFIED GRADE AND DIMENSIONS SHOWN ON THE PLANS, AND SMOOTH IT.
 3. PROVIDE DRAINAGE TO CARRY WATER TO A SEDIMENT TRAP OR OTHER SUITABLE OUTLET.
 4. USE GEOTEXTILE FABRICS BECAUSE THEY IMPROVE STABILITY OF THE FOUNDATION IN LOCATIONS SUBJECT TO SEEPAGE OR HIGH WATER TABLE.

MAINTENANCE
 MAINTAIN THE GRAVEL PAD IN A CONDITION TO PREVENT MUD OR SEDIMENT FROM LEAVING THE CONSTRUCTION SITE. THIS MAY REQUIRE PERIODIC TOPDRESSING WITH 1/2 INCH STONE. AFTER EACH RAINFALL, INSPECT ANY STRUCTURE USED TO TRAP SEDIMENT AND CLEAN IT OUT AS NECESSARY. IMMEDIATELY REMOVE ALL OBJECTIONABLE MATERIALS SPILLED, WASHED OR TRACKED ONTO PUBLIC ROADWAYS.



TEMPORARY STONE OUTLET DETAIL

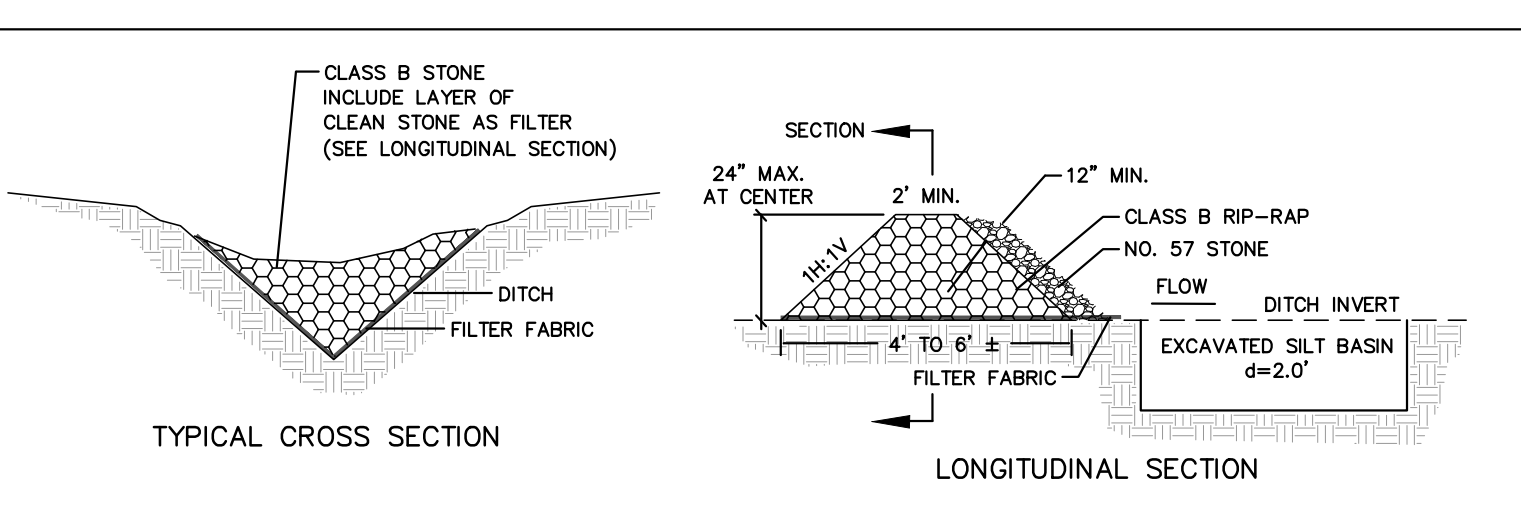


SILT FENCE DETAIL

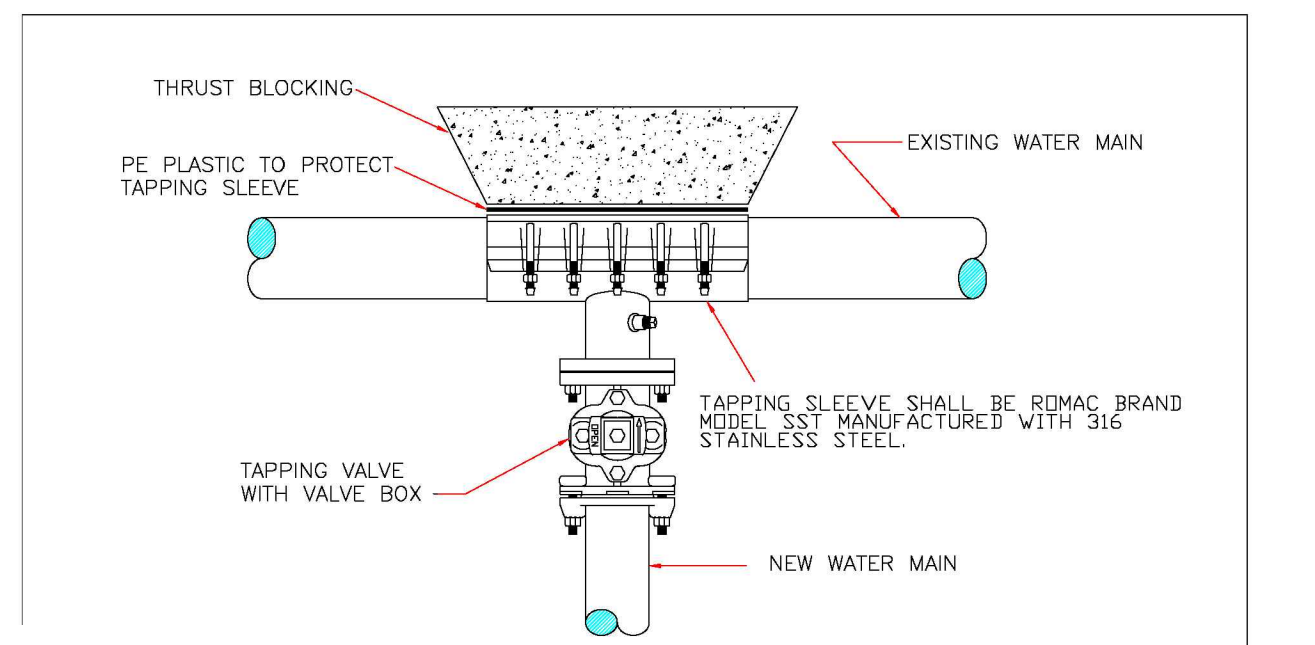
MAINTENANCE
 RESPECT SEDIMENT FENCES AT LEAST ONCE A WEEK AND AFTER EACH RAINFALL. MAKE ANY REQUIRED REPAIRS IMMEDIATELY.
 REMOVE SEDIMENT DEPOSITS AS NECESSARY TO PROVIDE ADEQUATE STORAGE VOLUME FOR THE NEXT RAIN AND TO REDUCE PRESSURE ON THE FENCE. TAKE CARE TO AVOID UNDERMINING THE FENCE DURING CLEANOUT.

REMOVE ALL FENCING MATERIALS AND UNSTABLE SEDIMENT DEPOSITS AND BRING THE AREA TO GRADE AND STABILIZE IT AFTER THE CONTRIBUTING DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.

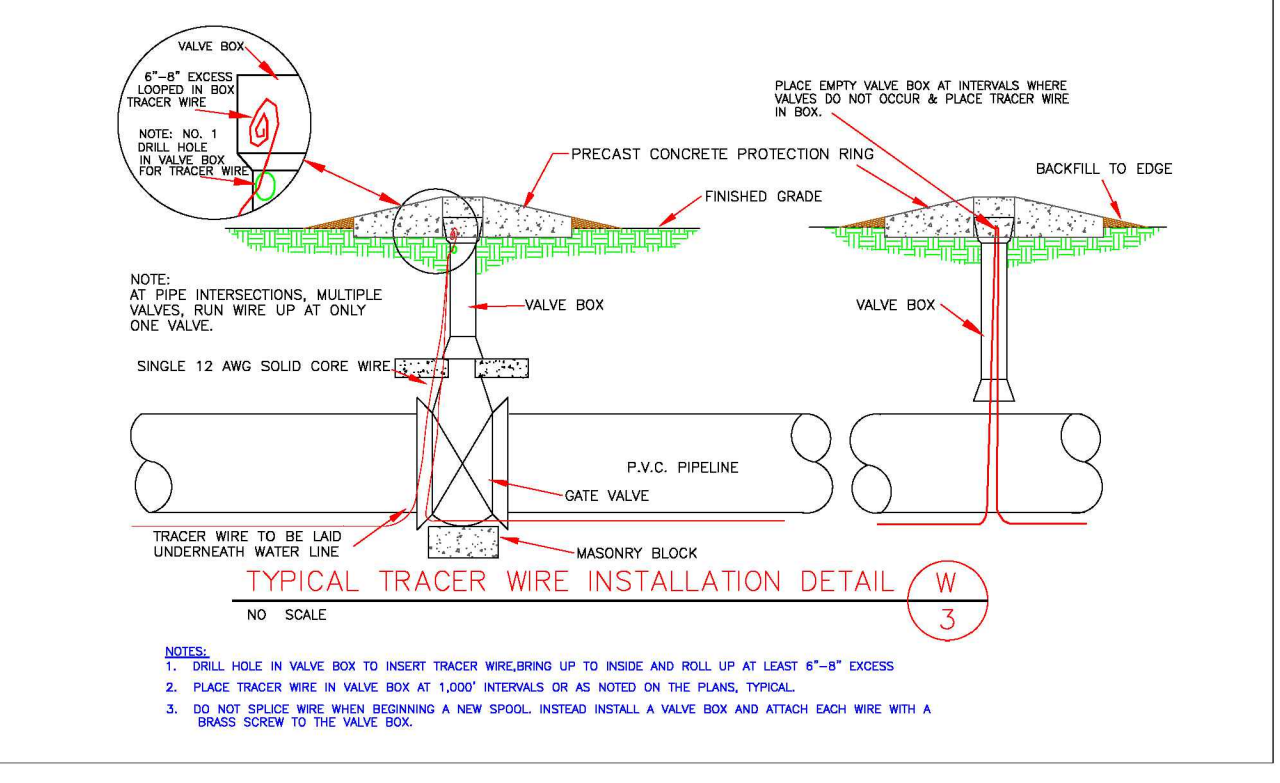
Silt Fence Materials
 Use a synthetic filter fabric of at least 95% by weight of polyolefins or polyester, which is certified by the manufacturer or supplier as conforming to the requirements in ASTM D 6461.
 Synthetic filter fabric should contain ultraviolet ray inhibitors and stabilizers to provide a minimum of 6 months of expected usable construction life at a temperature range of 0 degrees to 120 degrees Fahrenheit.
 Ensure that posts for sediment fences are 1.33 lb/linear ft minimum steel with a minimum length of 5 feet. Make sure that steel posts have projections to facilitate fastening the fabric.
 For reinforcement of standard strength filter fabric, use wire fence with a minimum 14 gauge and a maximum mesh spacing of 6 inches.



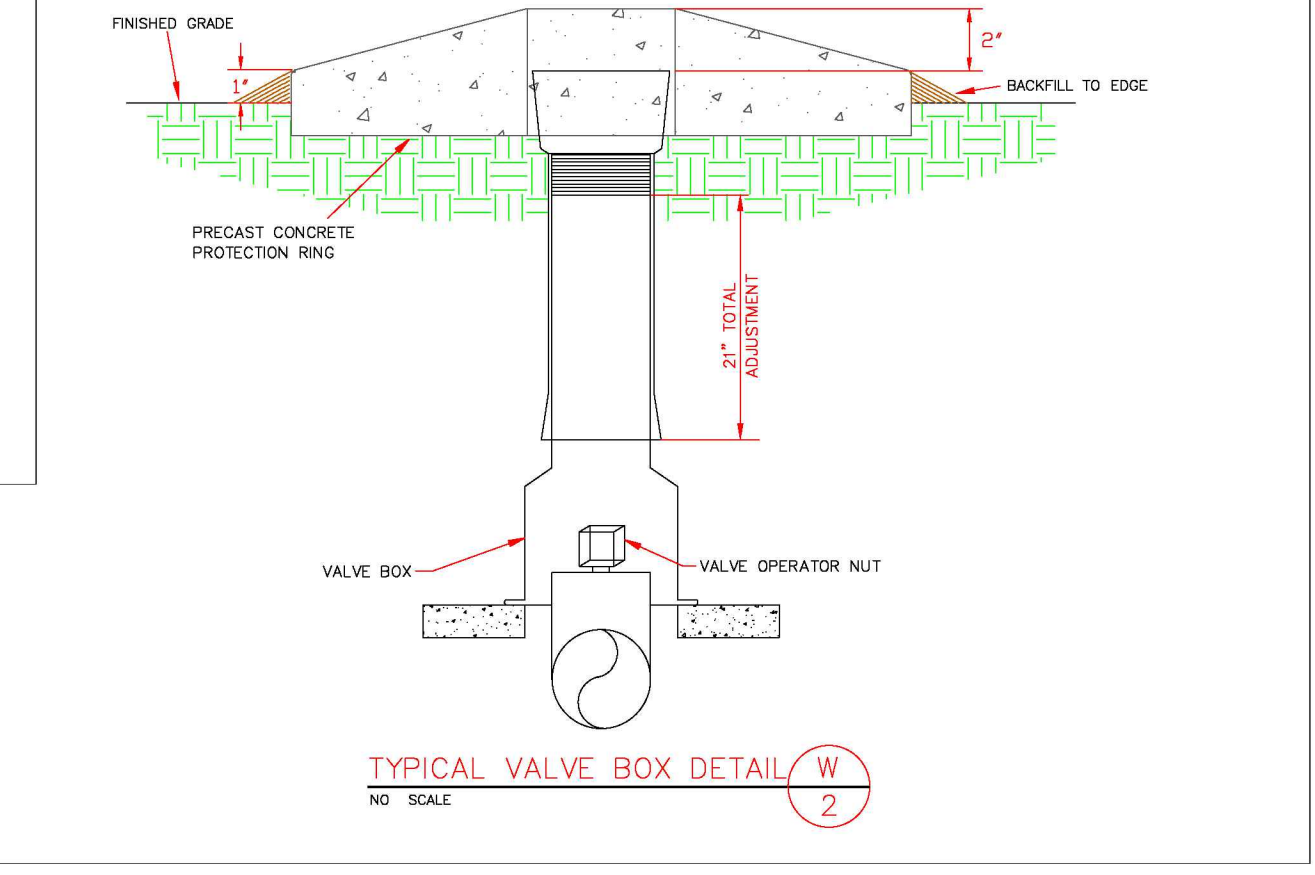
TEMPORARY ROCK CHECK DAM DETAIL AS (REQUIRED)



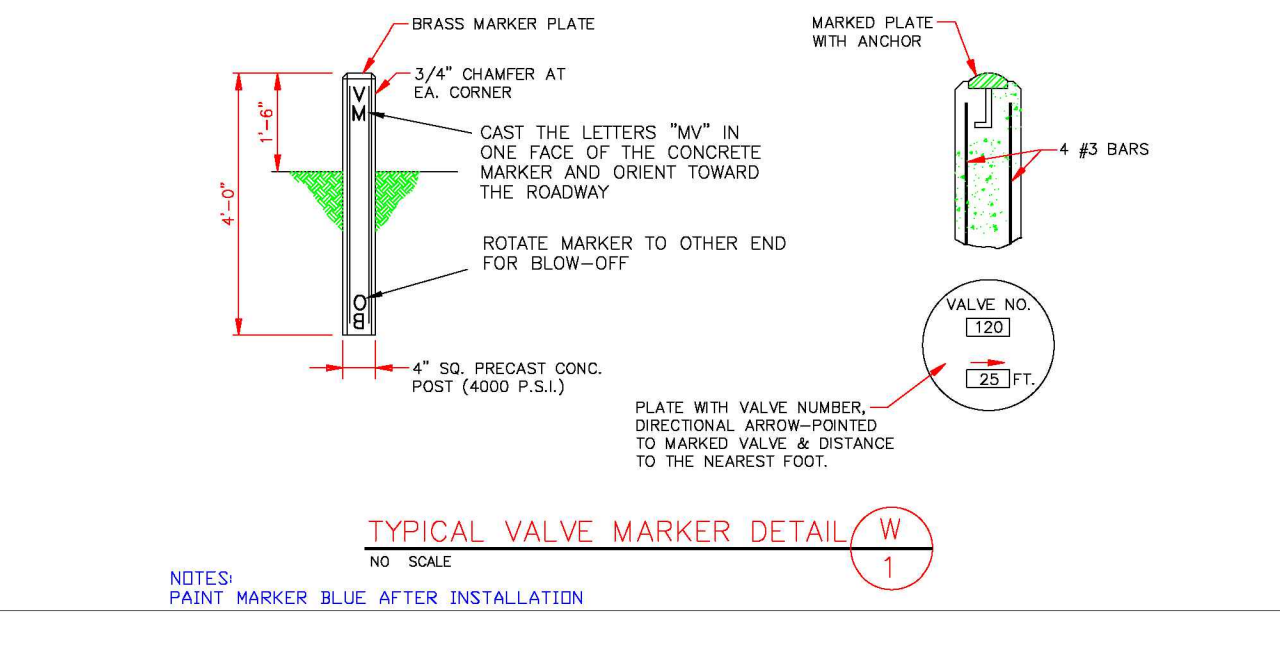
TYPICAL TAPPING SLEEVE AND VALVE ASSEMBLY DETAIL W 5



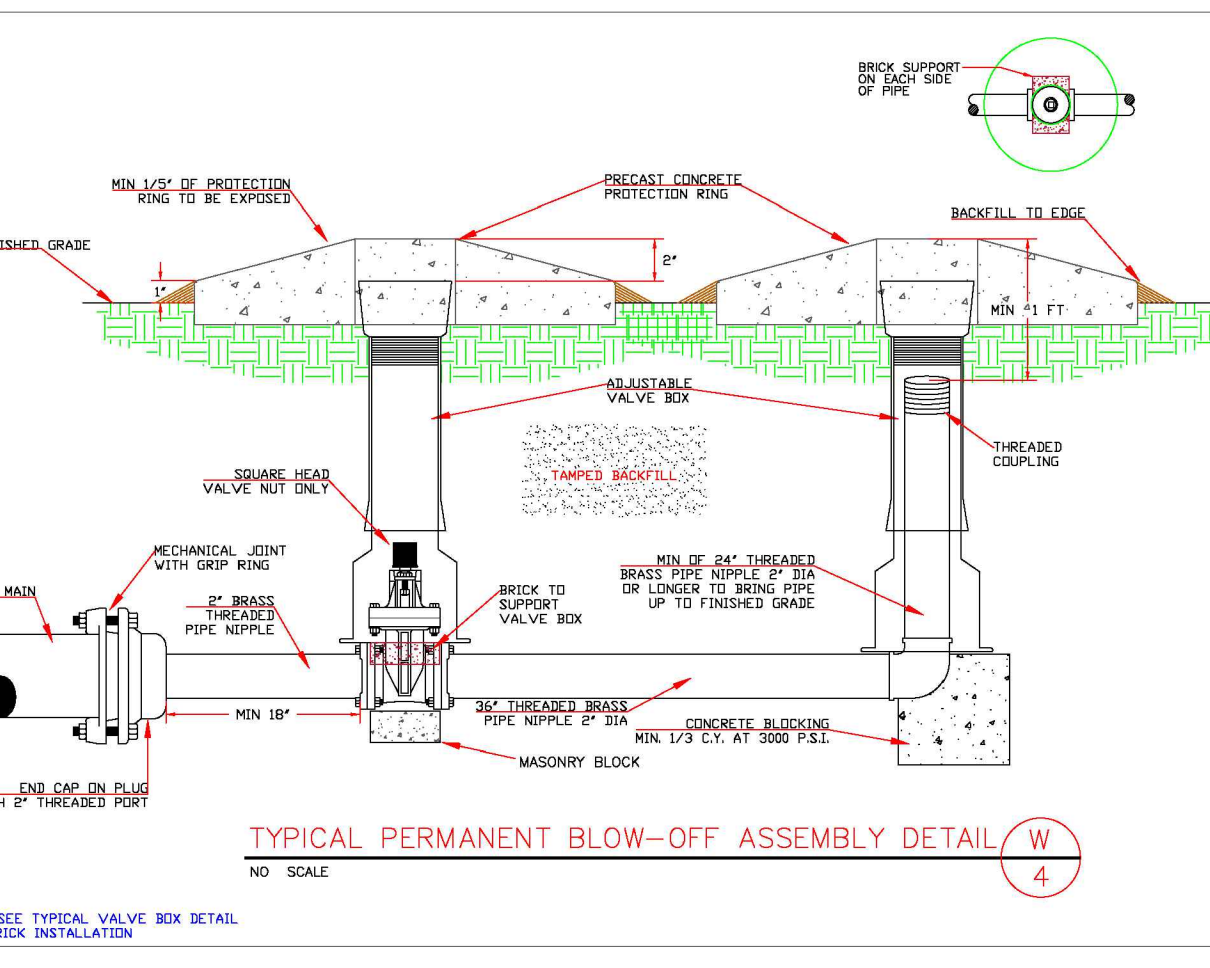
TYPICAL TRACER WIRE INSTALLATION DETAIL W 3



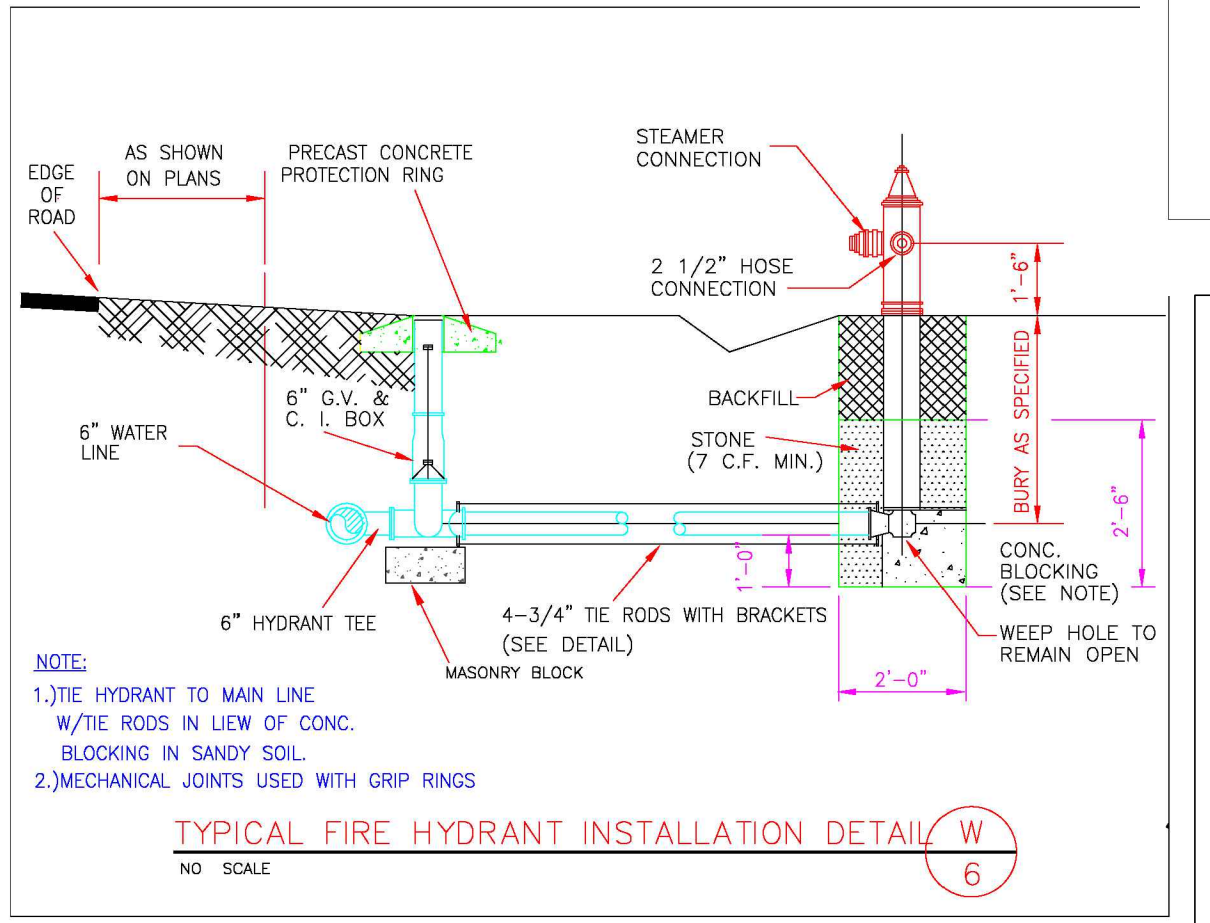
TYPICAL VALVE BOX DETAIL W 2



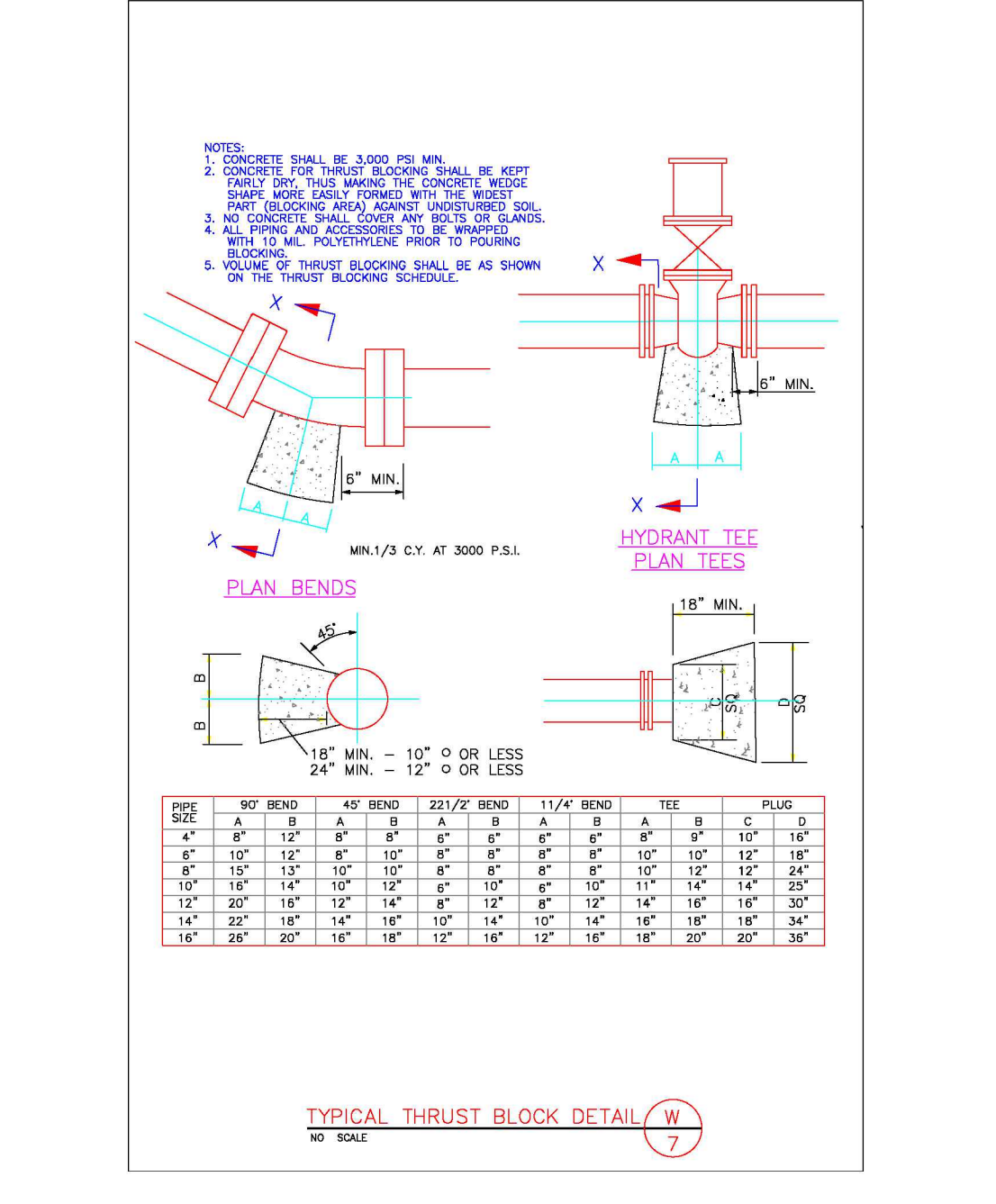
TYPICAL VALVE MARKER DETAIL W 1



TYPICAL PERMANENT BLOW-OFF ASSEMBLY DETAIL W 4



TYPICAL FIRE HYDRANT INSTALLATION DETAIL W 6



TYPICAL THRUST BLOCK DETAIL W 7

EROSION CONTROL

NORTH AMERICAN GREEN
 Products
 Guaranteed SOLUTIONS
 14649 HIGHWAY 41 NORTH
 EVANSVILLE, IN 47725
 800-772-2040
 www.nogreen.com

SLOPE INSTALLATION

1. PREPARE SOIL BEFORE INSTALLING ROLLED EROSION CONTROL PRODUCTS (RECP'S), INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
 NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.

2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE RECP'S IN A 6" (15 CM) DEEP X 6" (15 CM) WIDE TRENCH WITH APPROXIMATELY 12" (30 CM) OF RECP'S EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE RECP'S WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30 CM) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30 CM) PORTION OF RECP'S BACK OVER SEED AND COMPACTED SOIL. SECURE RECP'S OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30 CM) APART ACROSS THE WIDTH OF THE RECP'S.

3. ROLL THE RECP'S (A.) DOWN OR (B.) HORIZONTALLY ACROSS THE SLOPE. RECP'S WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL RECP'S MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING THE DOT SYSTEM, STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.

4. THE EDGES OF PARALLEL RECP'S MUST BE STAPLED WITH APPROXIMATELY 2" - 5" (5 CM - 12.5 CM) OVERLAP DEPENDING ON RECP'S TYPE.

5. CONSECUTIVE RECP'S SPICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" (7.5 CM) OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" (30 CM) APART ACROSS ENTIRE RECP'S WIDTH.

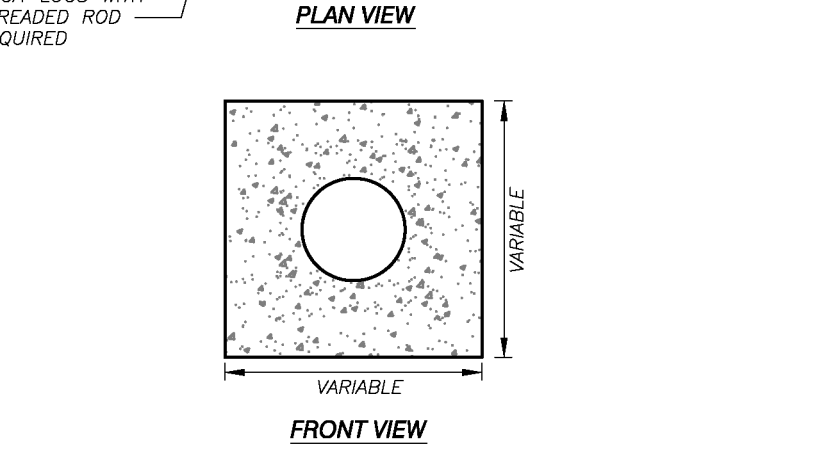
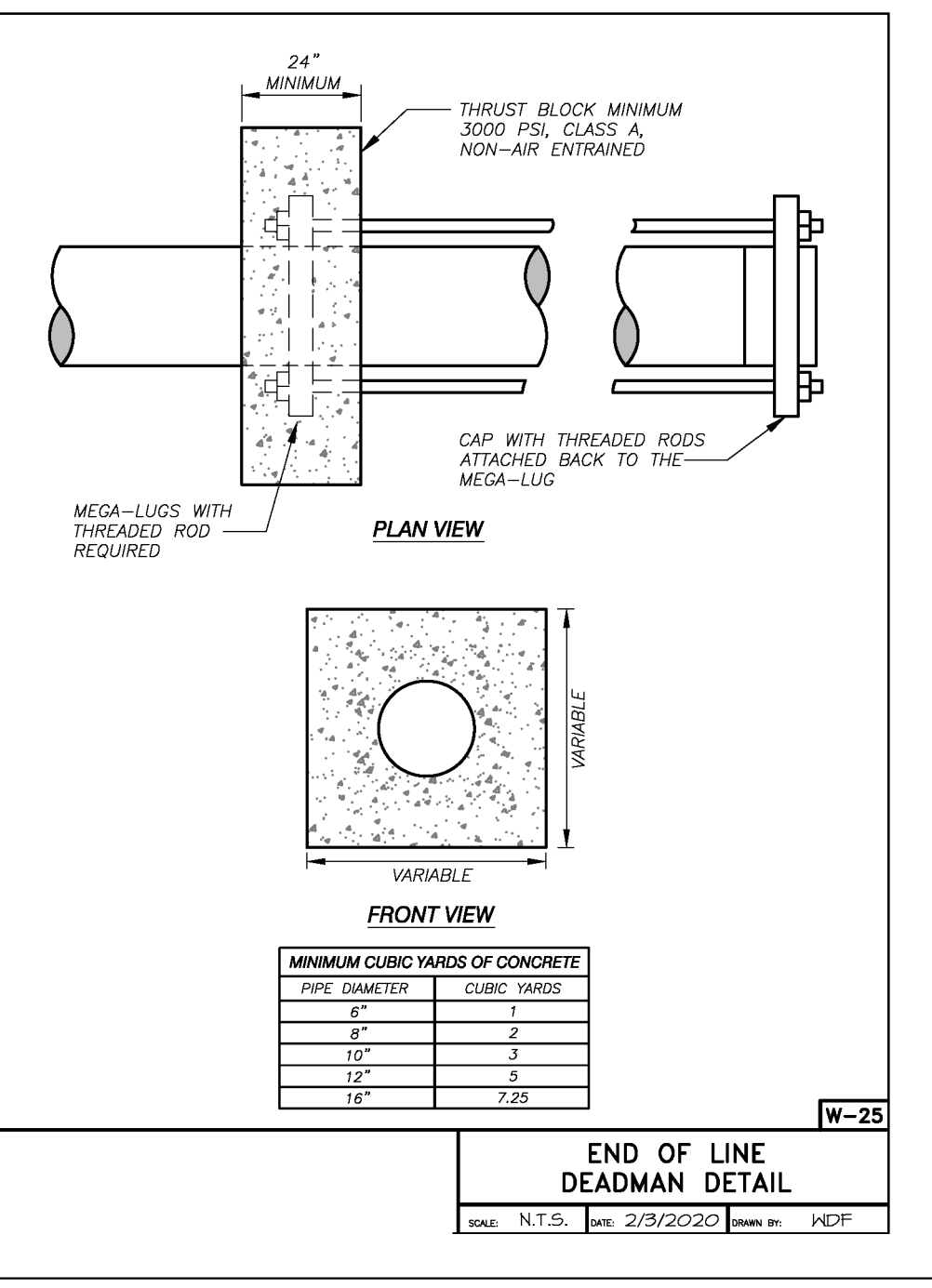
NOTE:
 *IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 CM) MAY BE NECESSARY TO PROPERLY SECURE THE RECP'S.

MINIMUM CUBIC YARDS OF CONCRETE

PIPE DIAMETER	CUBIC YARDS
6"	2
10"	3
12"	5
16"	7.25

END OF LINE DEADMAN DETAIL

DATE: N.T.S. DATE: 2/3/2020 DRAWN BY: WDF



MINIMUM CUBIC YARDS OF CONCRETE

PIPE DIAMETER	CUBIC YARDS
6"	2
10"	3
12"	5
16"	7.25

TEMPORARY SEEDING RECOMMENDATIONS FOR SUMMER

SEEDING MIXTURE

SPECIES	RATE (LB/ACRE)
GERMAN MILLET	40

IN THE PIEDMONT AND MOUNTAINS, A SMALL-STEMMED SUDAGRASS MAY BE SUBSTITUTED AT A RATE OF 50 LB/ACRE.

SEEDING DATES
 MOUNTAINS: MAY 15 - AUGUST 15
 PIEDMONT: MAY 1 - AUGUST 15
 COASTAL PLAIN: APRIL 15 - AUGUST 15

SOIL AMENDMENTS
 FOLLOW RECOMMENDATIONS OF SOIL TESTS OR APPLY 2,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 750 LB/ACRE 10-10-10 FERTILIZER

MULCH
 APPLY 4,000 LB/ACRE STRAW. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE
 RE-FERTILIZE IF GROWTH IS NOT FULLY ADEQUATE. RESEED, RE-FERTILIZE AND MULCH IMMEDIATELY FOLLOWING EROSION OR OTHER DAMAGE.

SEEDING FOR GRASS-LINED SWALES

SEEDING MIXTURE

SPECIES	RATE (LB/ACRE)
TALL FESCUE	200 (4-5 LB/1,000 SQ. FT.)

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE SUDAGRASS OR 10 LB/ACRE GERMAN MILLET. BEFORE MAY 1, OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES
 BEST: AUGUST 25 - OCTOBER
 POSSIBLE: FEBRUARY - APRIL 15
 AVOID SEEDING FROM NOVEMBER TO JANUARY. IF SEEDING MUST BE DONE AT THIS TIME, ADD 40 LB/ACRE RYE GRAIN AND USE A CHANNEL LINING THAT OFFERS MAXIMUM PROTECTION.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER. OPERATE TILLAGE EQUIPMENT ACROSS THE WATERWAY.

MULCH
 USE A ROLLED EROSION CONTROL PRODUCT TO COVER THE BOTTOM OF CHANNELS AND DITCHES, AND STAPLE SECURELY. THE LINING SHOULD EXTEND ABOVE THE HIGHEST CALCULATED DEPTH OF FLOW. ON CHANNEL SIDE SLOPES ABOVE THIS HEIGHT, AND IN DRAINAGES NOT REQUIRING TEMPORARY LININGS, APPLY 4,000 LB/ACRE GRAIN STRAW AND ANCHOR STRAW BY STAPLING NETTING OVER THE TOP. MULCH AND ANCHORING MATERIALS MUST NOT BE ALLOWED TO WASH DOWN SLOPES WHERE THEY CAN CAUSE EROSION DEVICES.

MAINTENANCE
 INSPECT AND REPAIR MULCH FREQUENTLY. RE-FERTILIZE IN LATE WINTER OF THE FOLLOWING YEAR. USE SOIL TESTS OR APPLY 150 LB/ACRE 10-10-10. MOW REGULARLY TO A HEIGHT OF 2-4 INCHES.

PERMANENT SEEDING FOR GENTLE SLOPES, AVERAGE SOIL, LOW MAINTENANCE

SEEDING MIXTURE

SPECIES	RATE (LB/ACRE)
TALL FESCUE	80
SERICEA LESPEDEZA	30
KOBE LESPEDEZA	10

SEEDING NOTES
 1. AFTER AUGUST 15 USE UNCAHRIED SERICEA SEED.
 2. WHERE PERIODIC MOWING IS PLANNED OR A MOW APPEARANCE IS DESIRED, OMIT SERICEA AND INCREASE KOBE LESPEDEZA TO 40 LB/ACRE.
 3. TO EXTEND SPRING SEEDING DATES INTO WINTER, ADD 15 LB/ACRE HULLED BERMAUDGRASS. HOWEVER, AFTER MID-APRIL IT IS PREFERABLE TO SEED TEMPORARY COVER.

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE GERMAN MILLET OR 15 LB/ACRE SUDAGRASS. PRIOR TO MAY 1 OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES

FALL:	BEST	POSSIBLE
AUGUST 25 - SEPTEMBER 15	FEBRUARY 15 - MARCH 21	AUGUST 20 - OCTOBER 25

LATER WINTER: FEBRUARY 1 - APRIL 15
 FALL IS BEST FOR TALL FESCUE AND LATE WINTER FOR LESPEDEZAS. OVERSEEDING OF KOBE LESPEDEZA OVER FALL-SEEDED TALL FESCUE IS VERY EFFECTIVE.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER.

MULCH
 APPLY 4,000 LB/ACRE GRAIN STRAW OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCHING MATERIAL. ANCHOR STRAW BY TACKLING WITH ASPHALT, NETTING, OR ROVING OR BY CRIMPING WITH A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE
 RE-FERTILIZE IN THE SECOND YEAR UNLESS GROWTH IS FULLY ADEQUATE. MAY BE MOWED ONCE OR TWICE A YEAR, BUT MOWING IS NOT NECESSARY. RESEED, FERTILIZE, AND MULCH DAMAGED AREAS IMMEDIATELY.

PERMANENT SEEDING FOR STEEP SLOPES OR POOR SOILS, LOW MAINTENANCE

SEEDING MIXTURE

SPECIES	RATE (LB/ACRE)
TALL FESCUE	100
SERICEA LESPEDEZA	30
KOBE LESPEDEZA	10

SEEDING NOTES
 1. IN EASTERN PIEDMONT ADD 25 LB/ACRE PENSACOLA BAHIAGRASS OR 10 LB/ACRE COMMON BERMAUDGRASS. USE COMMON BERMAUDGRASS ONLY WHERE IT IS UNLIKELY TO BECOME A PEST.
 2. AFTER AUGUST 15, USE UNCAHRIED SERICEA SEED.
 3. WHERE A NEAT APPEARANCE IS DESIRED, OMIT SERICEA AND SUBSTITUTE 40 LB/ACRE BAHIAGRASS OR 15 LB/ACRE BERMAUDGRASS.
 4. TO EXTEND SPRING SEEDING DATES INTO WINTER, ADD 15 LB/ACRE HULLED BERMAUDGRASS. HOWEVER, IT IS PREFERABLE TO SEED TEMPORARY COVER AND SEED FESCUE IN SEPTEMBER.

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE GERMAN MILLET OR 15 LB/ACRE SUDAGRASS. PRIOR TO MAY 1 OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES

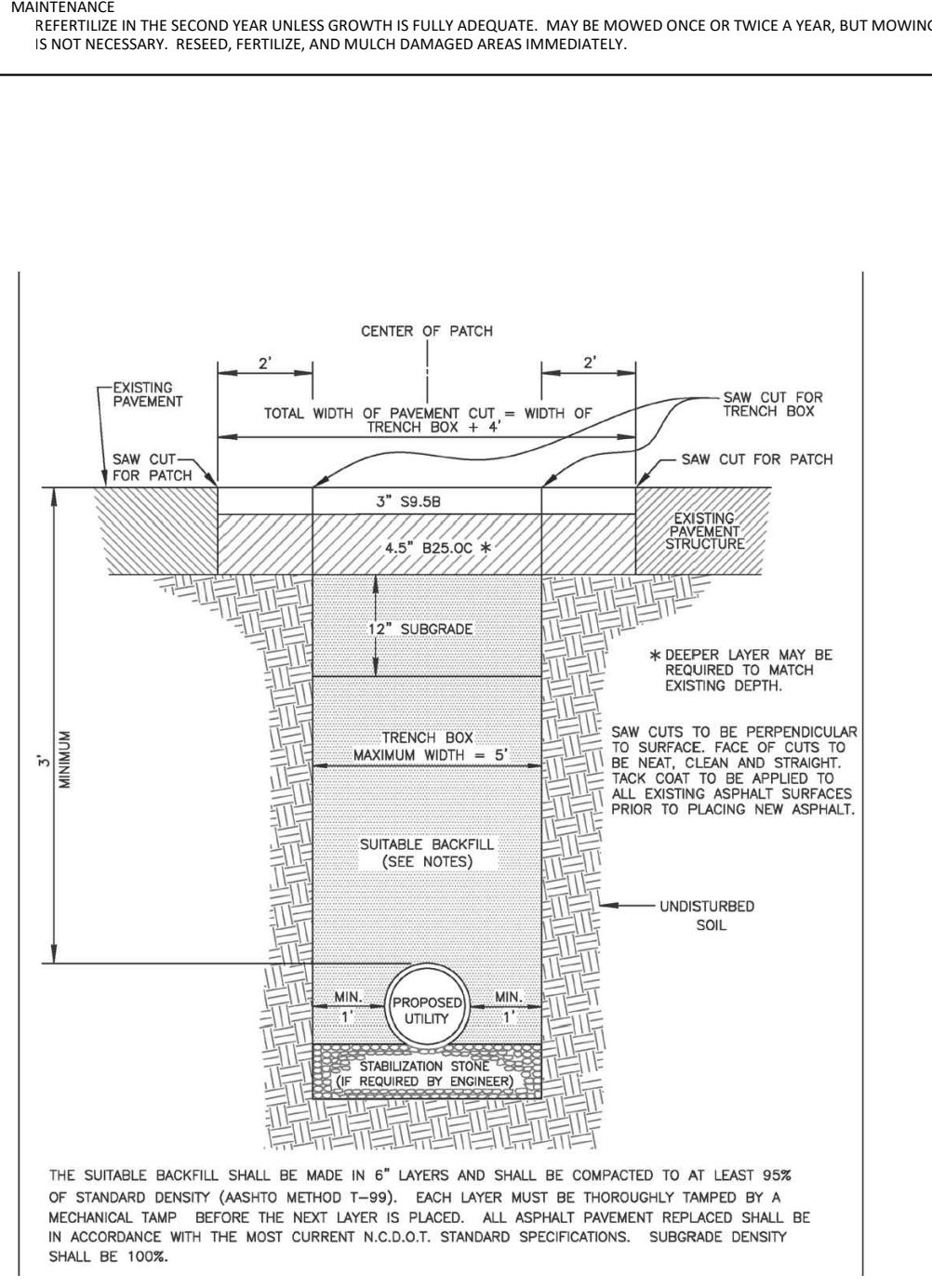
FALL:	BEST	POSSIBLE
AUGUST 25 - SEPTEMBER 15	FEBRUARY 15 - MARCH 21	AUGUST 20 - OCTOBER 25

LATER WINTER: FEBRUARY 1 - APRIL 15
 FALL IS BEST FOR TALL FESCUE AND LATE WINTER FOR LESPEDEZAS. OVERSEEDING OF KOBE LESPEDEZA OVER FALL-SEEDED TALL FESCUE IS VERY EFFECTIVE. USE UNHULLED BERMAUDGRASS SEED IN FALL.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER.

MULCH
 APPLY 4,000-5,000 LB/ACRE GRAIN STRAW, OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCHING MATERIAL. ANCHOR MULCHING BY TACKLING WITH ASPHALT, ROVING, OR NETTING. NETTING IS THE PREFERRED ANCHORING METHOD ON STEEP SLOPES.

MAINTENANCE
 RE-FERTILIZE IN THE SECOND YEAR UNLESS GROWTH IS FULLY ADEQUATE. MAY BE MOWED ONCE OR TWICE A YEAR, BUT MOWING IS NOT NECESSARY. RESEED, FERTILIZE, AND MULCH DAMAGED AREAS IMMEDIATELY.



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 aden@seieengineering.com
 336-904-0207
 683 Gralin Street
 Kernersville, NC 27284

SEI
 Stoltzfus Engineering Inc.
 Civil Engineering Consultants

OWNER & REVIEWER INFORMATION:
 STATE OF NORTH CAROLINA
 COUNTY: HARRNETT
 TOWNSHIP: ERWIN

PROJECT LOCATION:
 STATE OF NORTH CAROLINA
 COUNTY: HARRNETT
 TOWNSHIP: ERWIN

STORE-IT-SAFE SELF-STORAGE, ERWIN, NC

DETAILS

NO. DATE REVISION NOTE

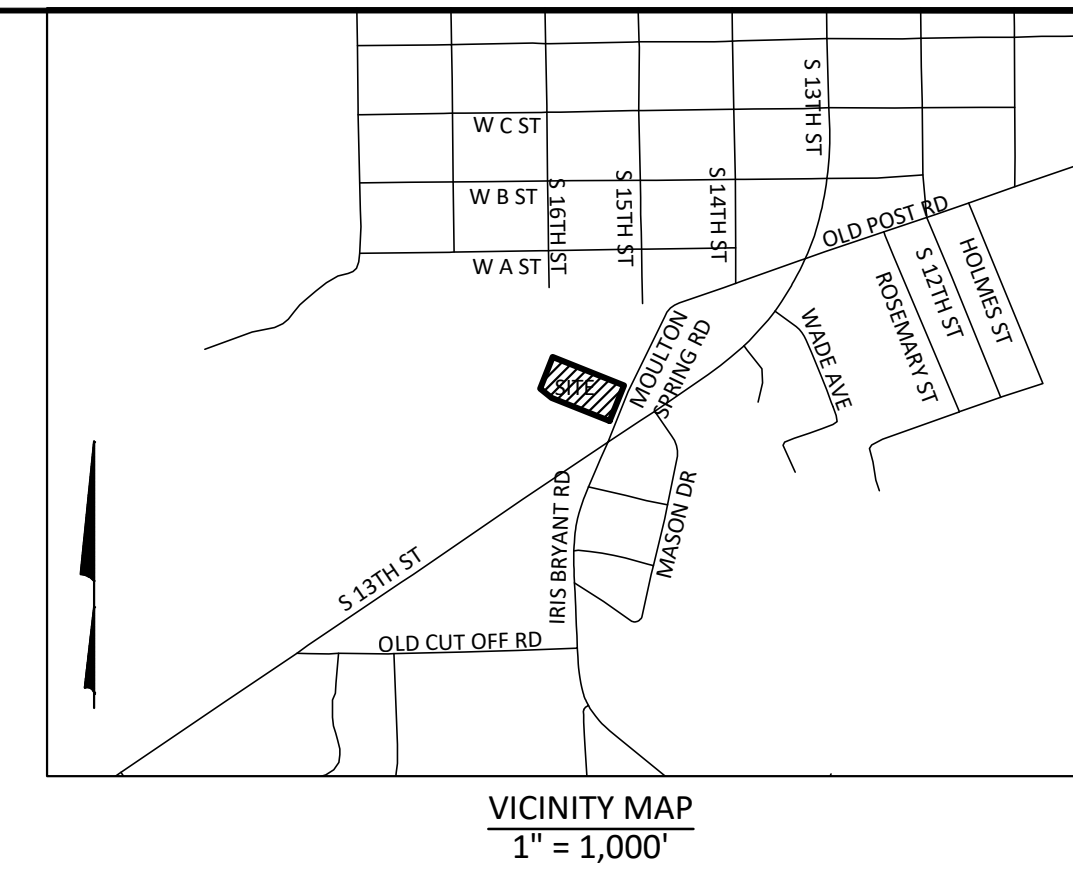
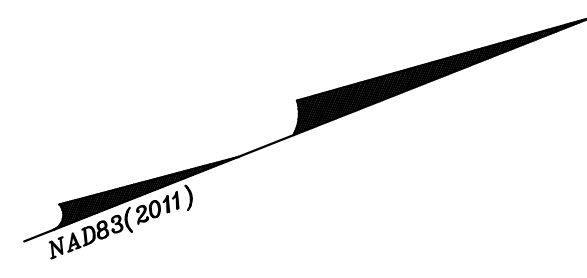
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DRAWN BY: WVC
 CHECKED BY: ARS
 DATE: 04-23-2024
 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: NTS

C5
5 OF 5

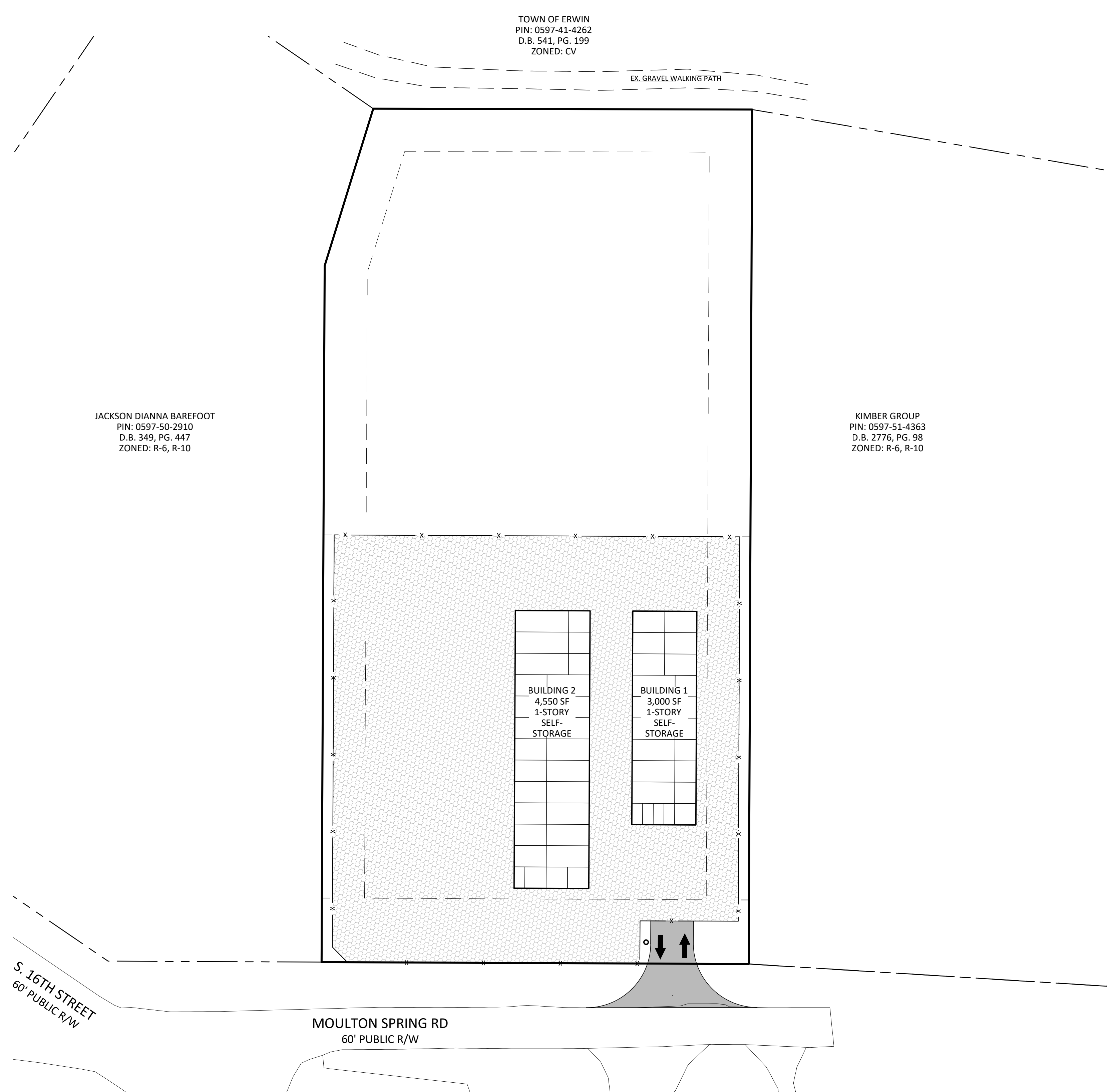
STORE-IT-SAFE SELF-STORAGE

TOWN OF ERWIN HARNETT COUNTY, NORTH CAROLINA



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 Kernersville, NC 27284

Stoltzfus Engineering Inc.
 Civil Engineering Consultants



NOTES:
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 THIS MAP WAS PREPARED WITH OUT THE BENEFIT OF A TITLE REPORT AND DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES UPON THIS PROPERTY.
 BOUNDARY & TOPOGRAPHIC INFORMATION TAKEN FROM SURVEY FOR AKEN KEPPLER, BY VANDERHOOF SURVEYING, PLLC.
 NO SURVEYING OR SUBSURFACE INVESTIGATIONS PERFORMED BY STOLTZFUS ENGINEERING, INC.

PARCEL DATA:
 TOTAL ACREAGE: 1.816 AC. +/-
 PIN: 0597-51-3059
 DEED REF: DB 4181 PG. 2640
 PLAT REF: PG. 2023 PG. 387
 EXISTING ZONING: B-2
 EXISTING USE: RESIDENTIAL
 PROPOSED USE: COMMERCIAL, SELF-STORAGE

BUILDING SETBACKS:
 FRONT: 30'
 SIDE: 20' WHERE LOT ABUTS RESIDENTIALLY ZONED LOT
 REAR: 20'
 SIDE STREET: N/A

WATERSHED INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A WATER SUPPLY WATERSHED PER NCDEQ.

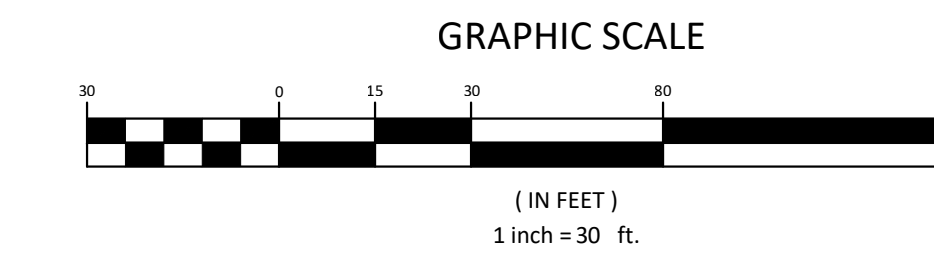
FLOOD INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A FLOOD RISK ZONE PER NCFRIS.NC.GOV, MAP # 3720059700, PANEL 0597, DATED 10-03-2006.

DRAWING INDEX:

COVER SHEET	C1
EXISTING CONDITIONS AND CLEARING PLAN	C2
SITE, UTILITY & LANDSCAPING PLAN	C3
GRADING, DRAINAGE & EROSION CONTROL PLAN	C4
DETAILS	C5

LEGEND

WATER METER BOX (WM)	FIRE HYDRANT (HYD)
WATER VALVE (WV)	SANITARY SEWER MANHOLE (SSMH)
STORM MANHOLE (STMH)	CLEAN OUT
UTILITY POLE	DEED BOOK
LIGHT POLE	PLAT BOOK
GROUND LIGHT	PAGE
GUY WIRE	R/W RIGHT-OF-WAY
YARD VALVE (YV)	E/P EDGE OF PAVEMENT
GAS VALVE	E/GS EDGE OF GRAVEL
OVERHEAD POWER LINE	CONC CONCRETE
GAS LINE	RCP REINFORCED CONCRETE PIPE
WATER LINE	DI DROP INLET
UNDERGROUND ELECTRICAL	CI CURB INLET
FENCE LINE	FFE FINISH FLOOR ELEVATION
WOODSLOPE (TYP.)	BSMT BASEMENT
	TYPED TELEPHONE PREDESTAL
	THH TELEPHONE HAND HOLD
	DMUE DRAINAGE MAINTENANCE & UTILITY EASEMENT
	FOUND IRON PIPE
	SET IRON PIN
	COMPLETED POINT
	CONCRETE MONUMENT
	CH = CHORD
	R/W = RIGHT OF WAY
	P.B. = PLAT BOOK
	D.B. = DEED BOOK
	PG. = PAGE
	DE = DRAINAGE ESMT.
	CE = COMMON ELEMENTS



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STORE-IT-SAFE SELF-STORAGE, ERWIN, NC

COVER PAGE

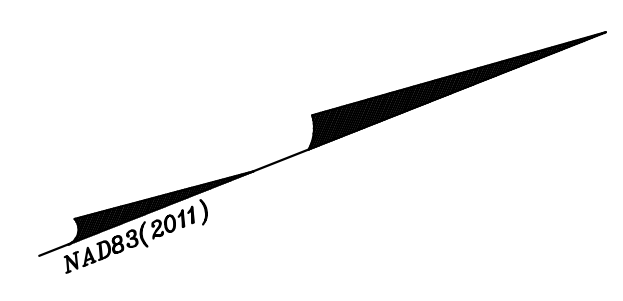
PROJECT LOCATION:
 STATE: NORTH CAROLINA
 COUNTY: HARNETT
 TOWNSHIP: ERWIN

OWNER & DEVELOPER INFORMATION:
 ARIEN & CHARLOTTE KEPPLER
 721 ANCIENT OAKS DR.
 HOLLY SPRINGS, NC 27540-8350

NO.	DATE	REVISION NOTE

DRAWN BY: WVC
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 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: 1"=30'

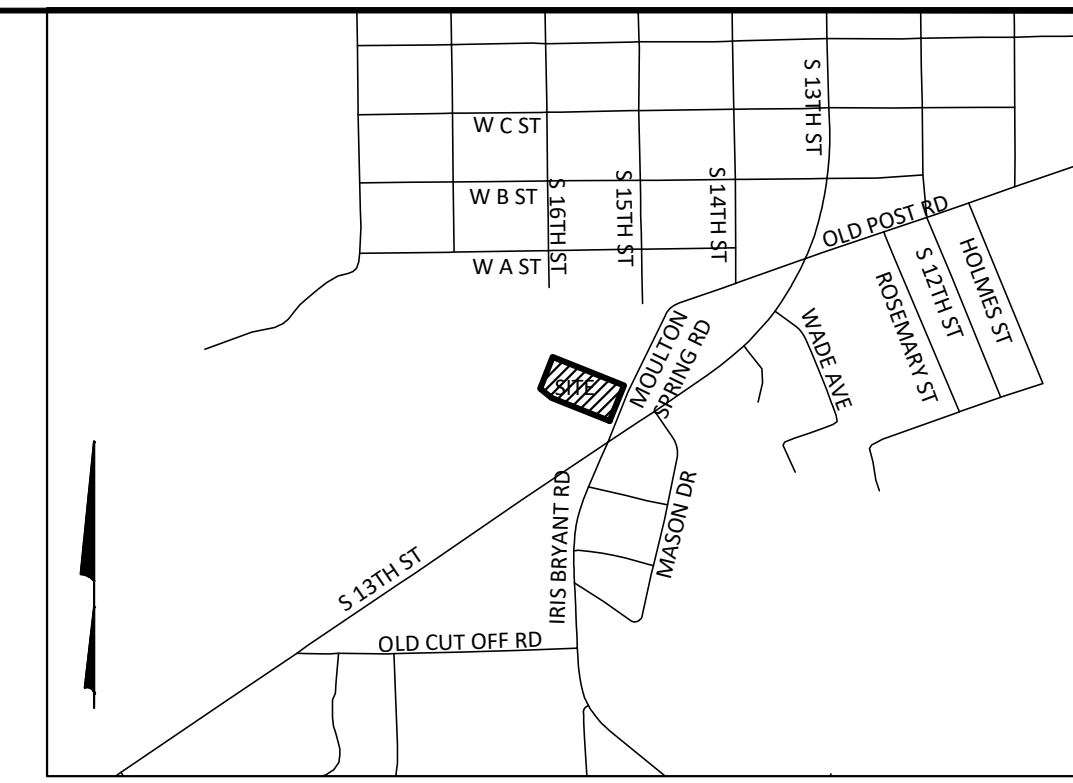
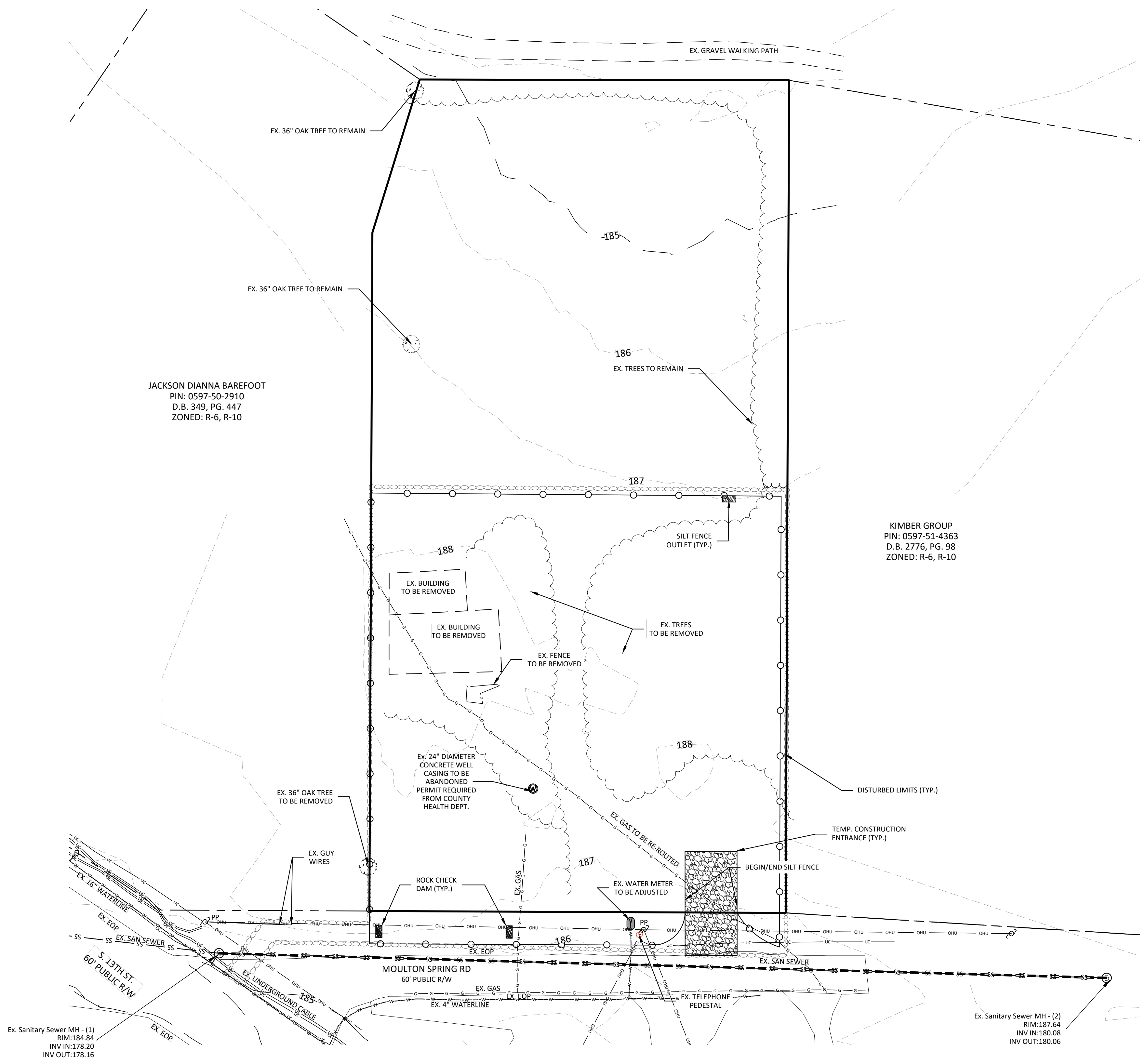
C1
1 OF 5



TOWN OF ERWIN
PIN: 0597-41-4262
D.B. 541, PG. 199
ZONED: CV

JACKSON DIANNA BAREFOOT
PIN: 0597-50-2910
D.B. 349, PG. 447
ZONED: R-6, R-10

KIMBER GROUP
PIN: 0597-51-4363
D.B. 2776, PG. 98
ZONED: R-6, R-10



VICINITY MAP
1" = 1,000'

NOTES:
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PROPOSED USE: COMMERCIAL, SELF-STORAGE

BUILDING SETBACKS:
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SIDE: 20' WHERE LOT ABUTS RESIDENTIALLY ZONED LOT
REAR: 20'
SIDE STREET: N/A

WATERSHED INFORMATION:
THIS PROPERTY IS NOT LOCATED IN A WATER SUPPLY WATERSHED PER NCDEQ.

FLOOD INFORMATION:
THIS PROPERTY IS NOT LOCATED IN A FLOOD RISK ZONE PER NCFRIS.NC.GOV, MAP # 3720059700, PANEL 0597, DATED 10-03-2006.

SOIL INFORMATION:
LOAMY SAND, 2 TO 6% SLOPES; 44.8%
NORFOLK-URBAN LAND COMPLEX, 0 TO 6% SLOPES; 55.2%

EROSION CONTROL NOTES: (ALSO SEE DETAIL SHEETS)

1. PROPOSED DISTURBED AREA: 0.93 AC.
2. THE EROSION AND SEDIMENTATION CONTROL MEASURES AND DEVICES SHOWN ON THE DRAWINGS ARE INTENDED AS A GUIDE. AS GRADING PROGRESSES, MEASURES MAY BE ADDED OR DELETED BY THE EROSION CONTROL OFFICER AS DEEMED NECESSARY TO CONTROL EROSION AND SEDIMENTATION. IF GRADING CONTRACTOR FEELS THAT ADDITIONAL MEASURES ARE NEEDED OTHER THAN THOSE INDICATED, GRADING CONTRACTOR SHOULD CONTACT THE OWNER AND ENGINEER IMMEDIATELY FOR APPROVAL OF THE CHANGES.
3. ALL EROSION AND SEDIMENTATION CONTROL MEASURES AND DEVICES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE NCDER - LAND QUALITY SECTIONS 'EROSION AND SEDIMENTATION CONTROL PLANNING AND DESIGN MANUAL.'
4. ALL DISTURBED AREAS SHALL BE SEEDED AND MULCHED IN ACCORDANCE WITH THE NPDES GROUND COVER REQUIREMENTS AS SHOWN ON DETAIL SHEETS.
5. ROUGHEN SLOPE SURFACES TO MINIMIZE EROSION DURING VEGETATION ESTABLISHMENT.
6. STRUCTURAL FILL COMPACTION NOTE: AREAS OUTSIDE OF PUBLIC RIGHT OF WAY (REFER TO NCDOT OR TOWN OF ERWIN STANDARDS FOR AREA WITHIN PUBLIC RIGHT OF WAY) THE CONTRACTOR SHALL REMOVE AND OR UNDERLIT UNSUITABLE SOILS AT THE DIRECTION OF A CERTIFIED TESTING FIRM PAID BY THE OWNER FOR ALL STRUCTURAL FILL/TRENCH AREAS. ALL STRUCTURAL FILL AND UNDERGROUND TRENCH AREAS SHALL BE FILLED IN LAYERS SIX INCHES (6") DEEP AND THOROUGHLY COMPACTED WITH MECHANICAL COMPACTORS TO ATTAIN 95% STANDARD PROCTER. COMPACTION TESTING OF THE BACKFILL SHALL BE PROVIDED BY A CERTIFIED TESTING FIRM AND PAID FOR BY THE OWNER FOR EACH FILL LOT AND OR TRENCH AREA.

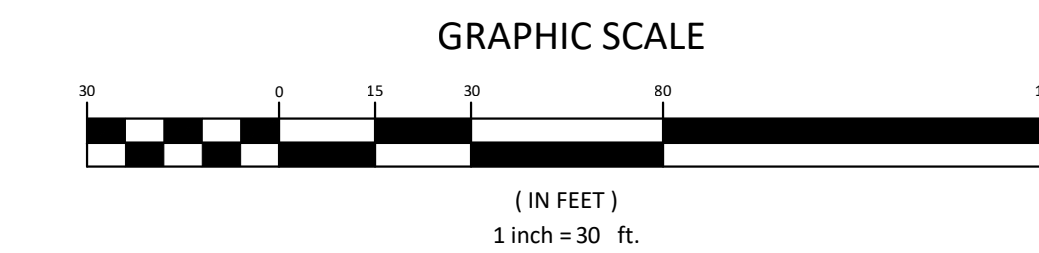
CONSTRUCTION SEQUENCE:
INSTALL CONSTRUCTION ENTRANCE AND PERIMETER SILT FENCE. INGRESS AND EGRESS TO THE DISTURBED SITE WILL ONLY BE OVER APPROVED CONSTRUCTION ENTRANCE.

CLEAR AND GRUB EXISTING TREES NEAR PROPERTY LINE.

GRADE SITE IN MANNER WHERE RUNOFF IS CONTINUALLY DIRECTED INTO SILT FENCE OUTLETS.

LEGEND

- | | |
|--------------------------|--|
| ○ WATER METER BOX (WM) | ○ FIRE HYDRANT (HYD) |
| ○ WATER VALVE (WV) | ○ SANITARY SEWER MANHOLE (SSMH) |
| ○ STORM MANHOLE (STMH) | ○ CLEAN OUT |
| ○ UTILITY POLE | ○ DEED BOOK |
| ○ LIGHT POLE | ○ PLAT BOOK |
| ○ GROUND LIGHT | ○ RIGHT-OF-WAY |
| ○ GUY WIRE | ○ E/P EDGE OF PAVEMENT |
| ○ YARD INLET (YI) | ○ E/G EDGE OF GRAVEL |
| ○ GAS VALVE | ○ CONC CONCRETE |
| ○ OVERHEAD POWER LINE | ○ RCP REINFORCED CONCRETE PIPE |
| ○ WATER LINE | ○ DI DROP INLET |
| ○ UNDERGROUND ELECTRICAL | ○ CI CURB INLET |
| ○ FENCE LINE | ○ FIE FINISH FLOOR ELEVATION |
| ○ WOODSLINE (TYP.) | ○ BSMT BASEMENT |
| | ○ TPED TELEPHONE PEDESTAL |
| | ○ THH TELEPHONE HAND HOLD |
| | ○ DMUE DRAINAGE MAINTENANCE & UTILITY EASEMENT |
| | ○ PROP. DISTURBED LIMITS |
| | ○ TEMP. DIVERSION BEAM |



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Kernersville, NC 27284

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Civil Engineering Consultants

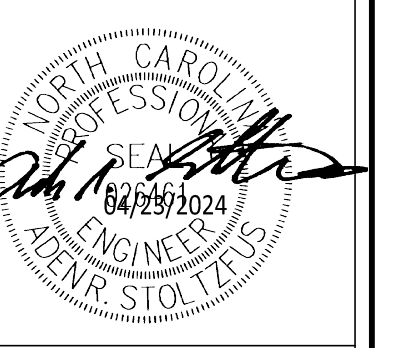
STORE-IT-SAFE SELF-STORAGE, ERWIN, NC
EXISTING CONDITIONS & CLEARING PLAN

OWNER & DEVELOPER INFORMATION:
AKEN KEPPLER
721 ANCIENT OAKS DR.
HOLLY SPRINGS, NC 27540-8350

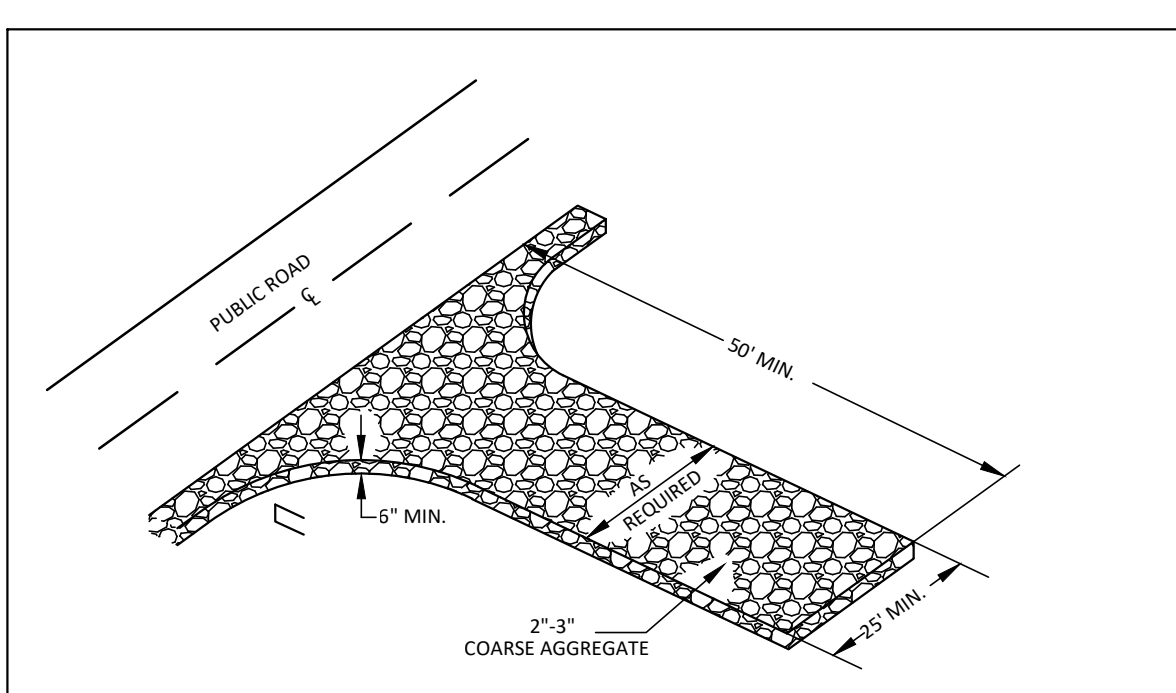
PROJECT LOCATION:
STATE: NORTH CAROLINA
COUNTY: HARNETT
TOWNSHIP: ERWIN

NO.	DATE	REVISION NOTE

DRAWN BY: WVC
CHECKED BY: ARS
DATE: 04-23-2024
PROJECT NO.: 1104-02
REF. NO.:
SCALE: 1"=30'



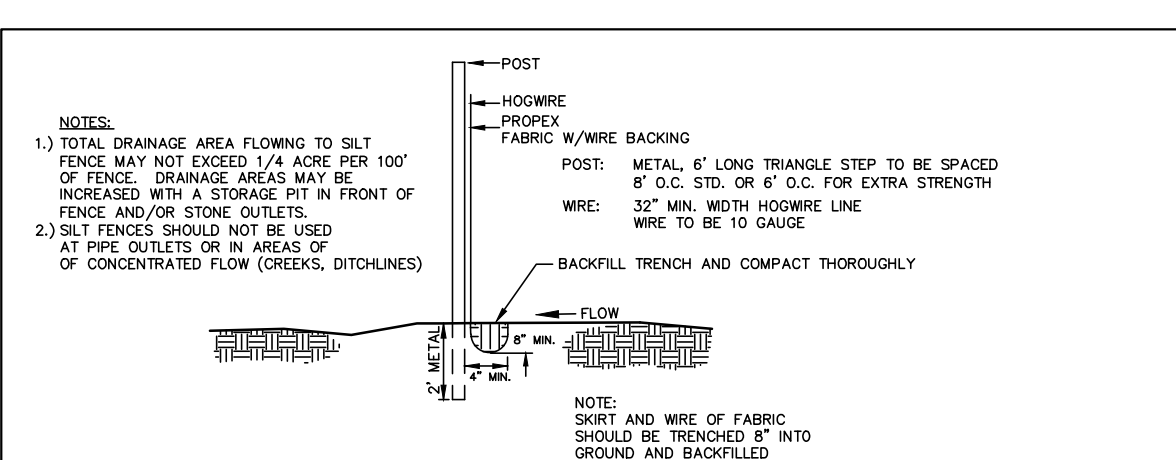
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TEMPORARY GRAVEL CONSTRUCTION ENTRANCE

- CONSTRUCTION SPECIFICATIONS:**
1. CLEAR THE ENTRANCE AND EXIT AREA OF ALL VEGETATION, ROOTS, AND OTHER OBJECTIONABLE MATERIAL AND PROPERLY GRADE IT.
 2. PLACE THE GRAVEL TO THE SPECIFIED GRADE AND DIMENSIONS SHOWN ON THE PLANS, AND SMOOTH IT.
 3. PROVIDE DRAINAGE TO CARRY WATER TO A SEDIMENT TRAP OR OTHER SUITABLE OUTLET.
 4. USE GEOTEXTILE FABRICS BECAUSE THEY IMPROVE STABILITY OF THE FOUNDATION IN LOCATIONS SUBJECT TO SEEPAGE OR HIGH WATER TABLE.

MAINTENANCE
 MAINTAIN THE GRAVEL PAD IN A CONDITION TO PREVENT MUD OR SEDIMENT FROM LEAVING THE CONSTRUCTION SITE. THIS MAY REQUIRE PERIODIC TOPDRESSING WITH 2 INCH STONE. AFTER EACH RAINFALL, INSPECT ANY STRUCTURE USED TO TRAP SEDIMENT AND CLEAN IT OUT AS NECESSARY. IMMEDIATELY REMOVE ALL OBJECTIONABLE MATERIALS SPILLED, WASHED OR TRACKED ONTO PUBLIC ROADWAYS.



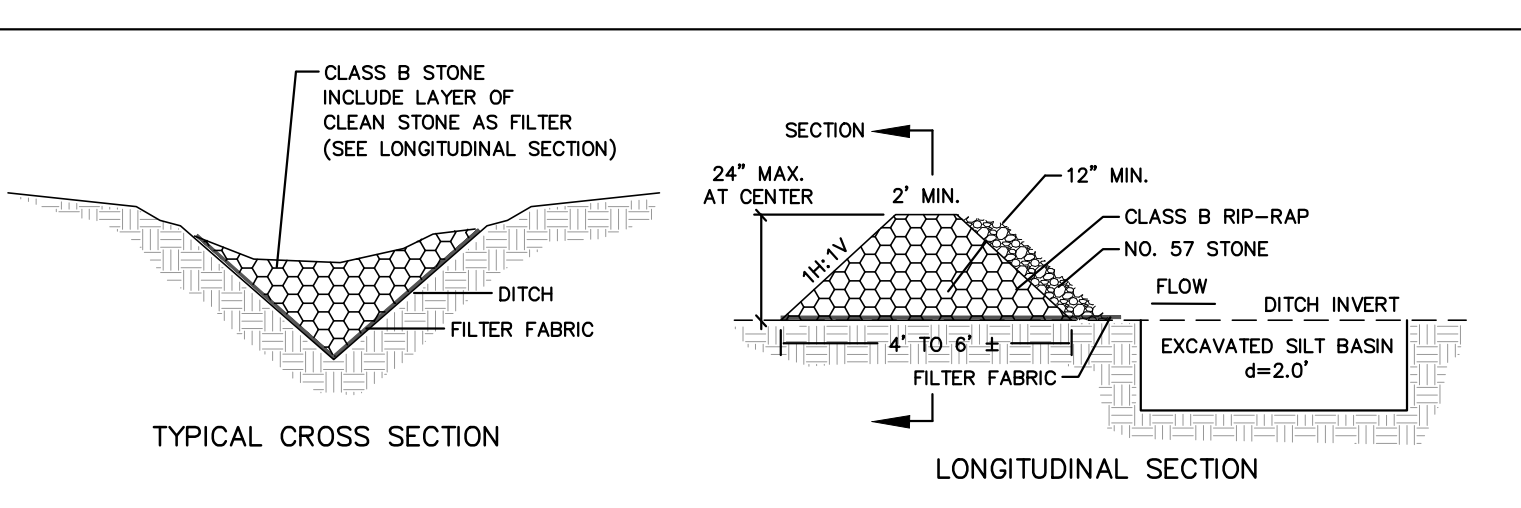
SILT FENCE DETAIL

MAINTENANCE
 RESPECT SEDIMENT FENCES AT LEAST ONCE A WEEK AND AFTER EACH RAINFALL. MAKE ANY REQUIRED REPAIRS IMMEDIATELY.
 REMOVE SEDIMENT DEPOSITS AS NECESSARY TO PROVIDE ADEQUATE STORAGE VOLUME FOR THE NEXT RAIN AND TO REDUCE PRESSURE ON THE FENCE. TAKE CARE TO AVOID UNDERMINING THE FENCE DURING CLEANOUT.

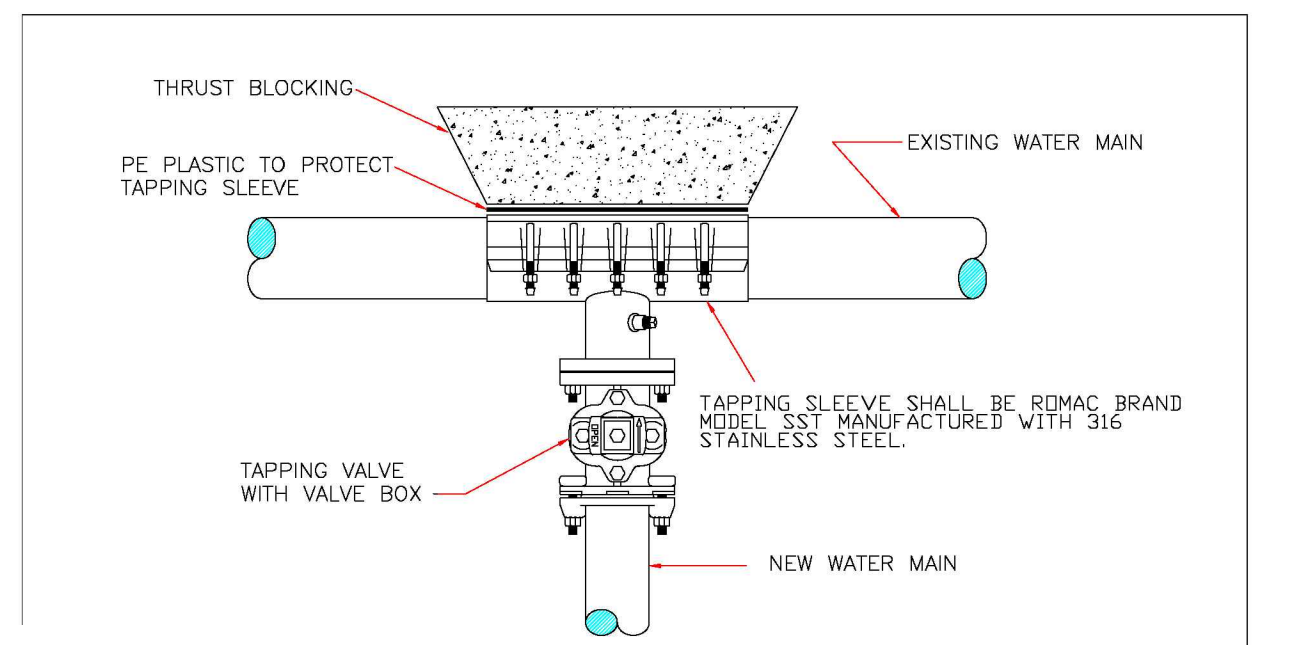
REMOVE ALL FENCING MATERIALS AND UNSTABLE SEDIMENT DEPOSITS AND BRING THE AREA TO GRADE AND STABILIZE IT AFTER THE CONTRIBUTING DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.

Silt Fence Materials

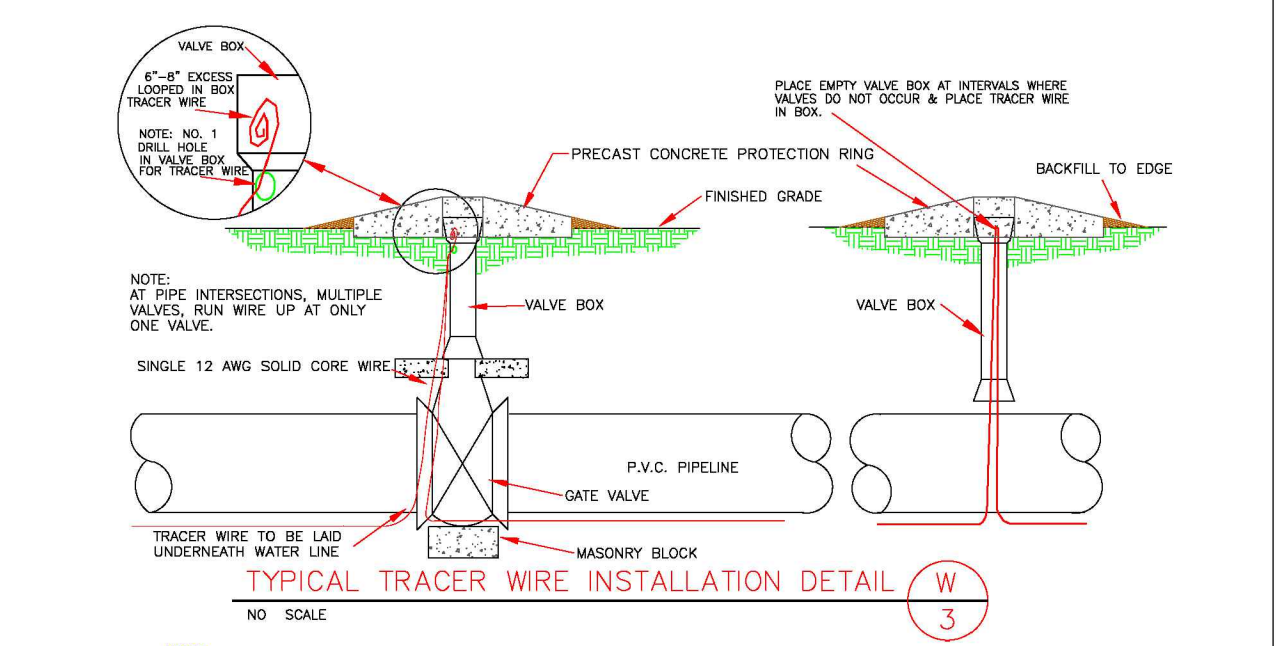
Use a synthetic filter fabric of at least 95% by weight of polyolefins or polyester, which is certified by the manufacturer or supplier as conforming to the requirements in ASTM D 6461.
 Synthetic filter fabric should contain ultraviolet ray inhibitors and stabilizers to provide a minimum of 6 months of expected usable construction life at a temperature range of 0 degrees to 120 degrees Fahrenheit.
 Ensure that posts for sediment fences are 1.33 lb/linear ft minimum steel with a minimum length of 5 feet. Make sure that steel posts have projections to facilitate fastening the fabric.
 For reinforcement of standard strength filter fabric, use wire fence with a minimum 14 gauge and a maximum mesh spacing of 6 inches.



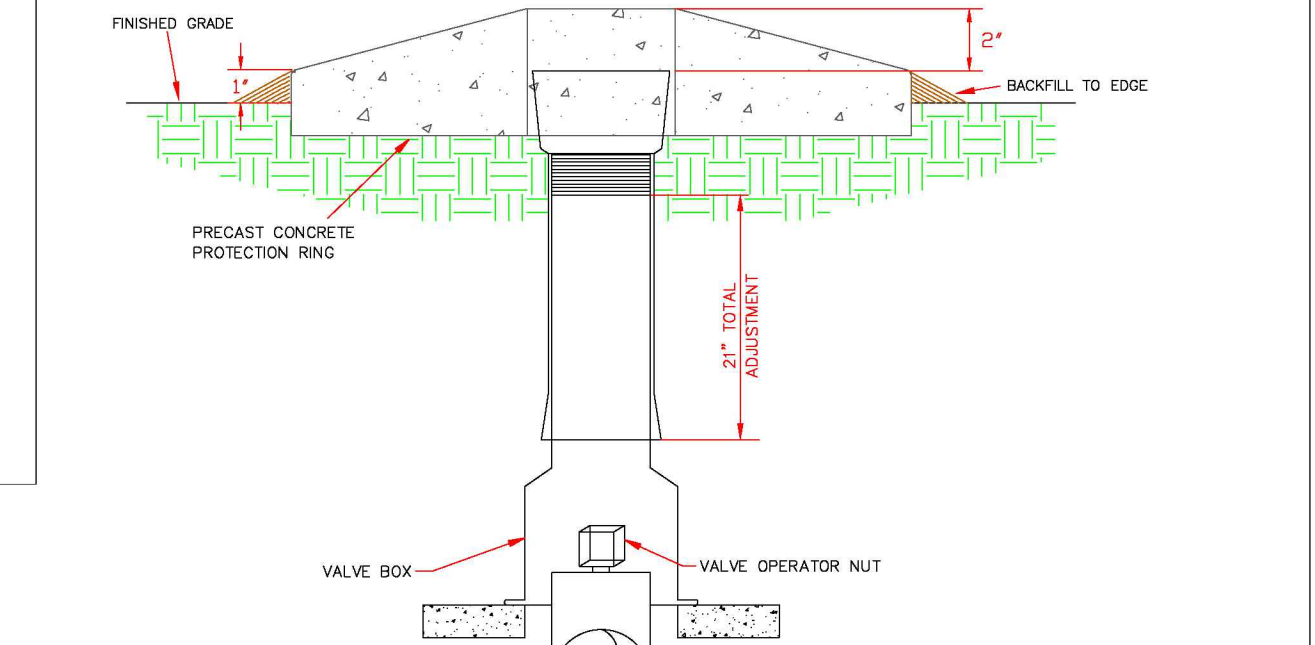
TEMPORARY ROCK CHECK DAM DETAIL AS (REQUIRED)



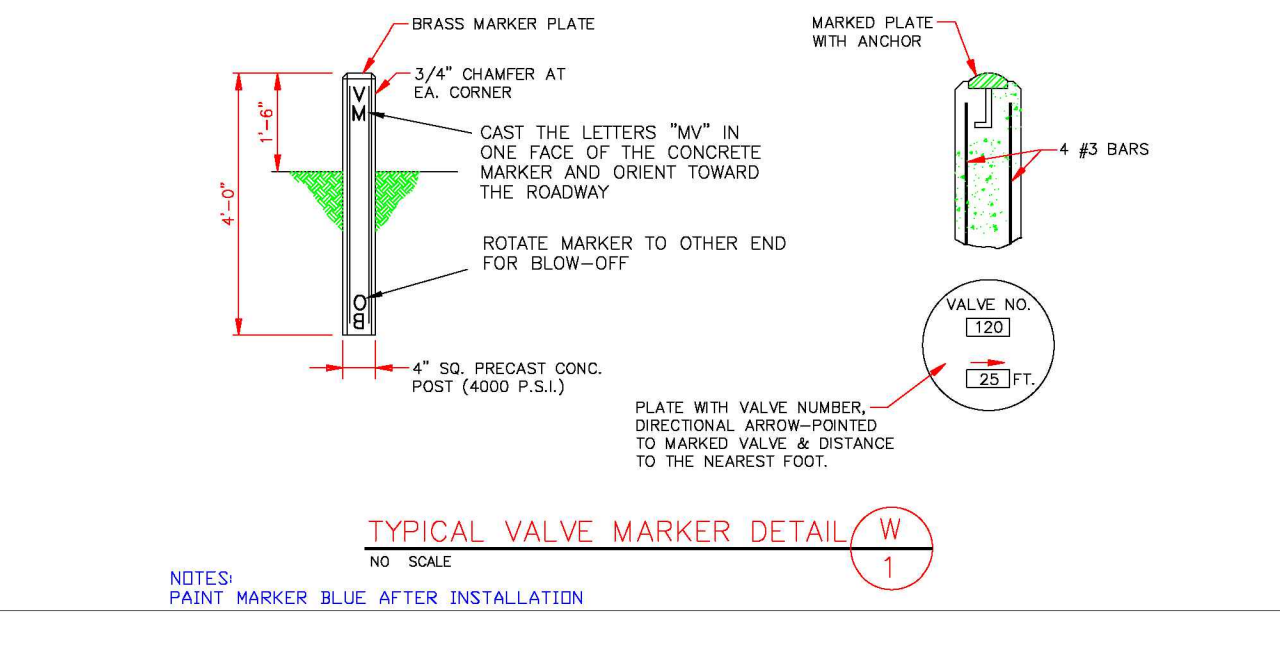
TYPICAL TAPPING SLEEVE AND VALVE ASSEMBLY DETAIL W 5



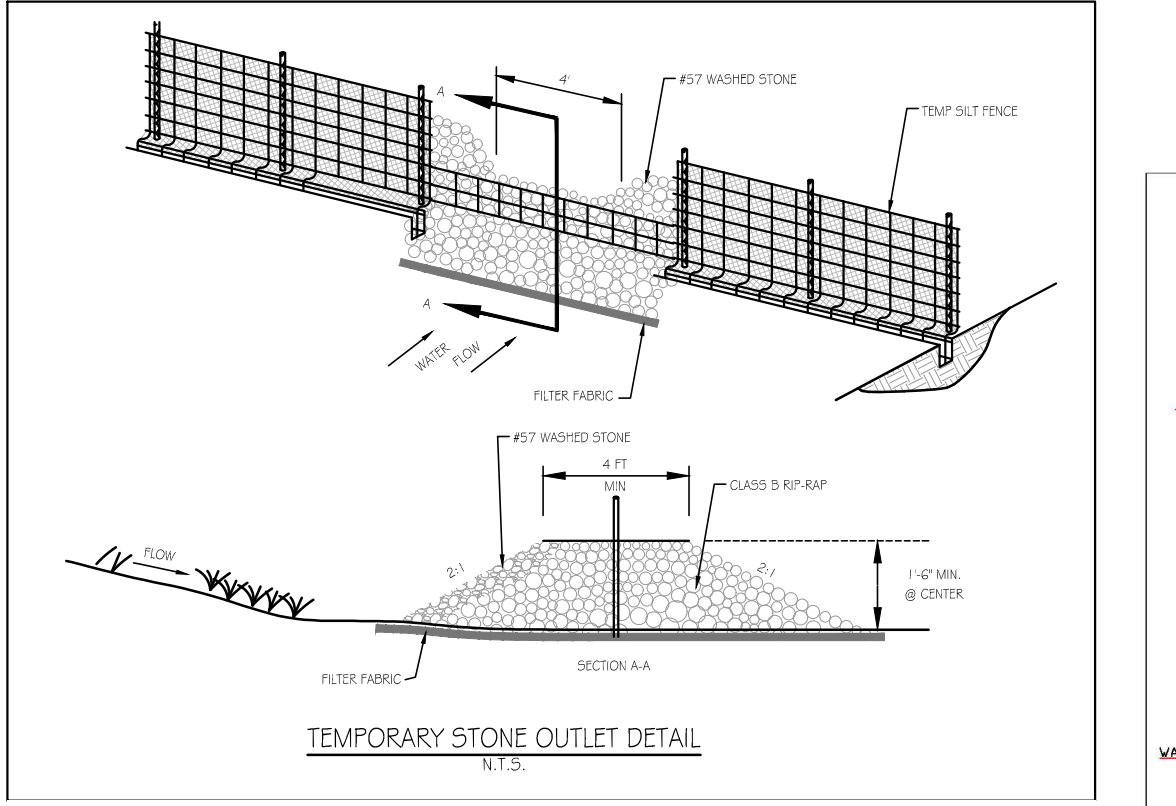
TYPICAL TRACER WIRE INSTALLATION DETAIL W 3



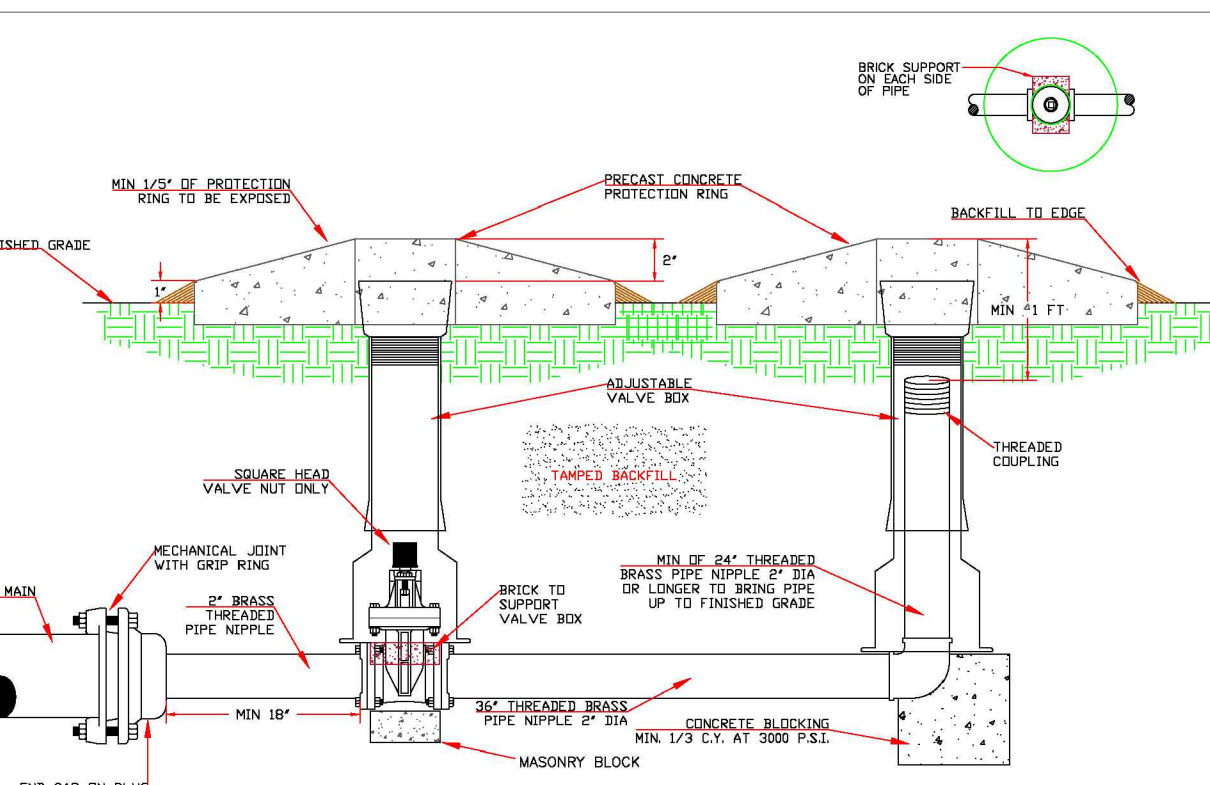
TYPICAL VALVE BOX DETAIL W 2



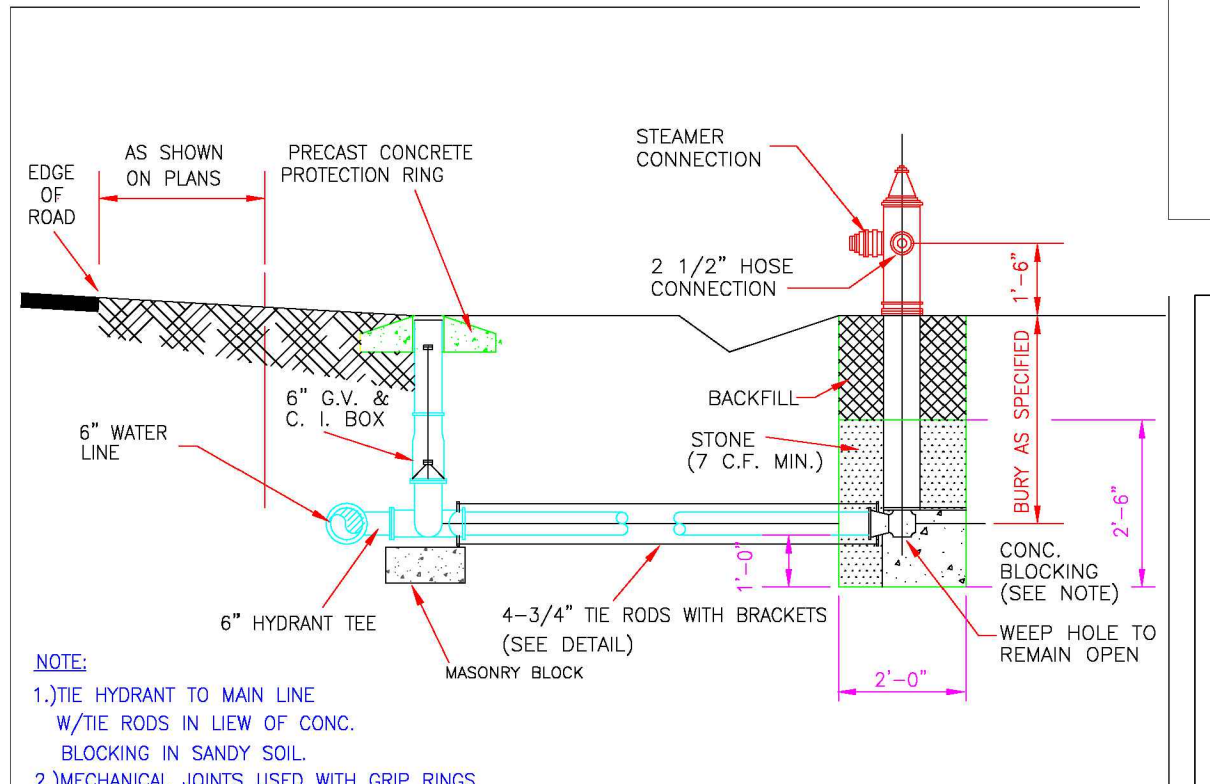
TYPICAL VALVE MARKER DETAIL W 1



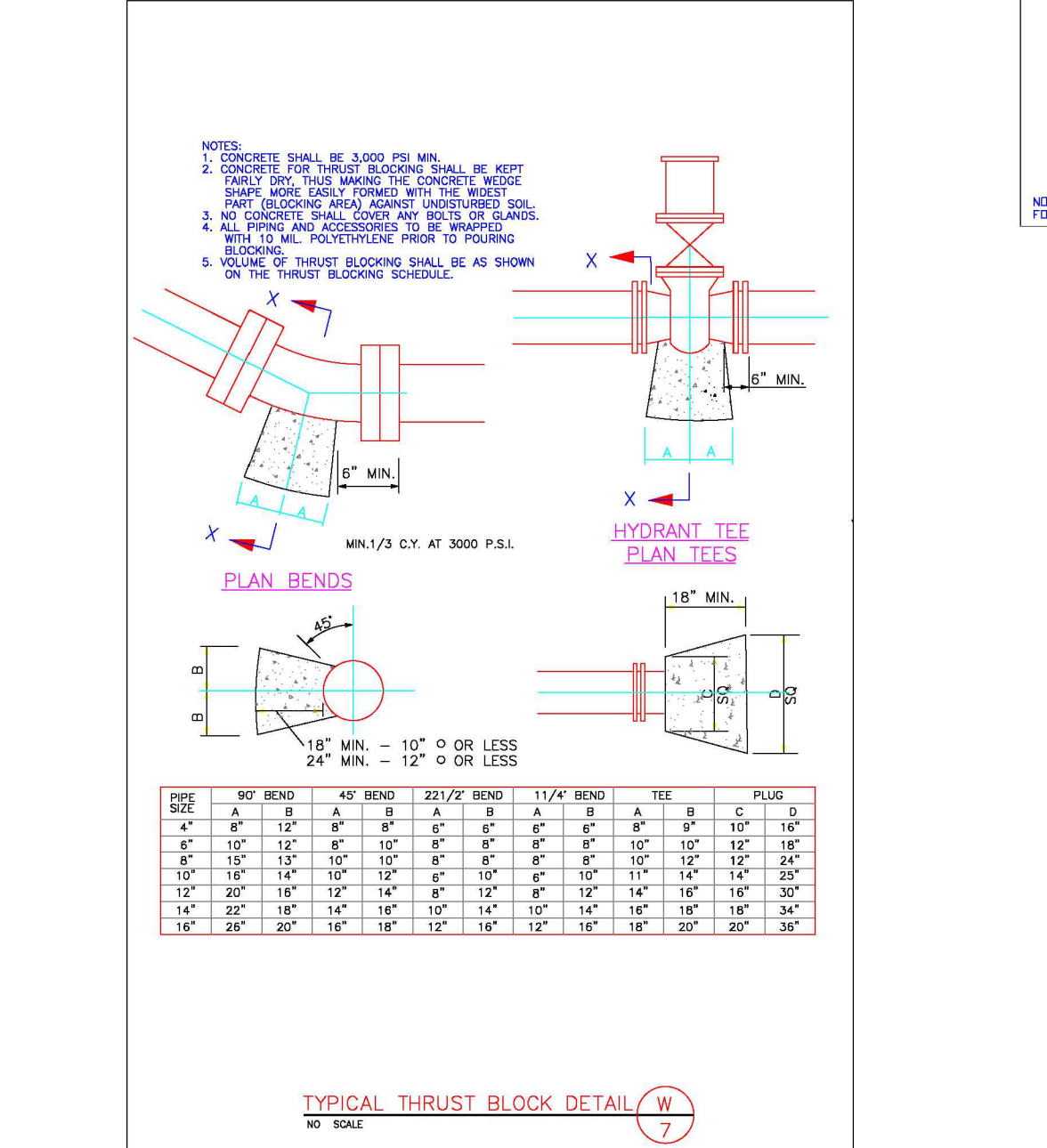
TEMPORARY STONE OUTLET DETAIL



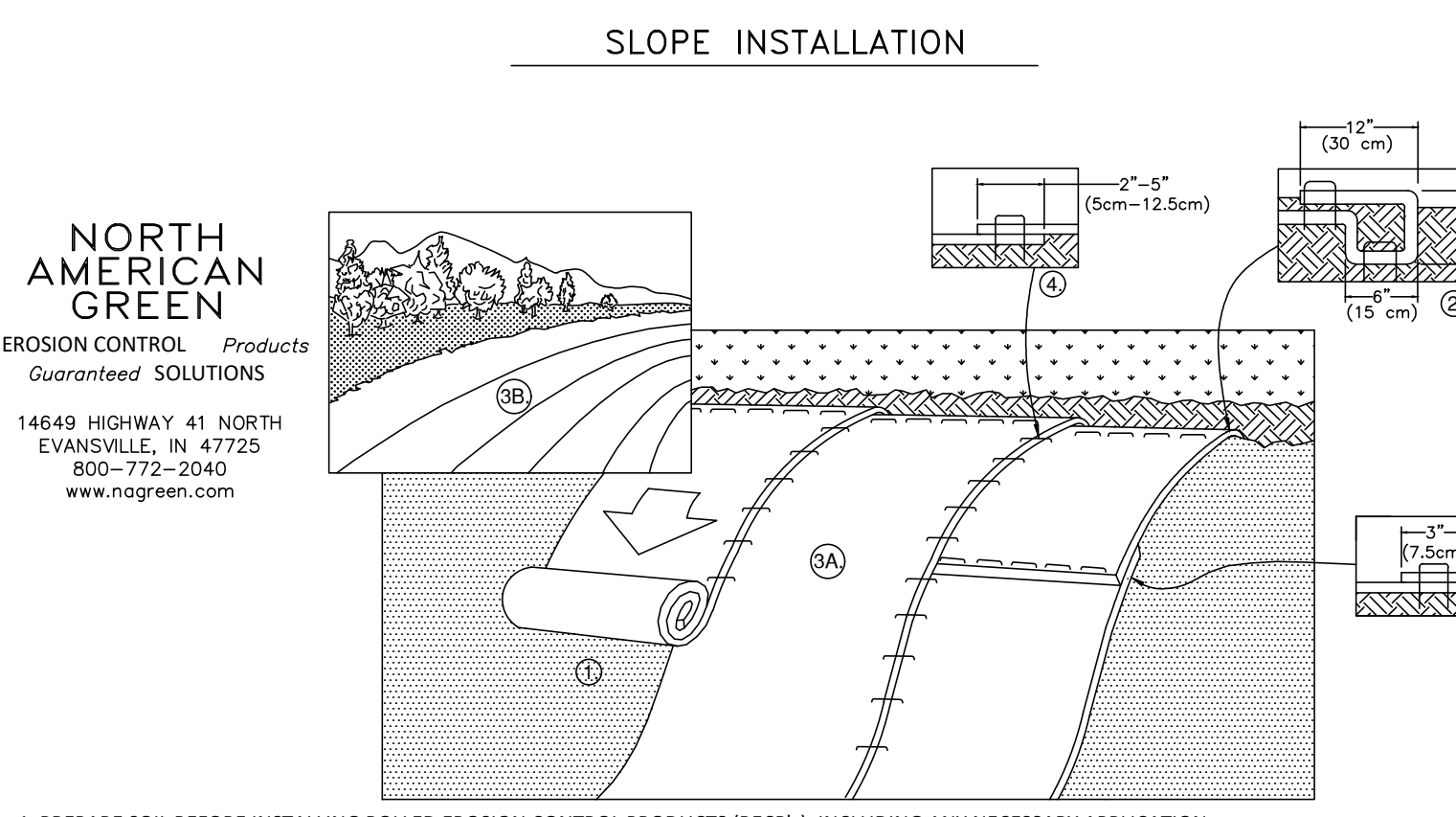
TYPICAL PERMANENT BLOW-OFF ASSEMBLY DETAIL W 4



TYPICAL FIRE HYDRANT INSTALLATION DETAIL W 6

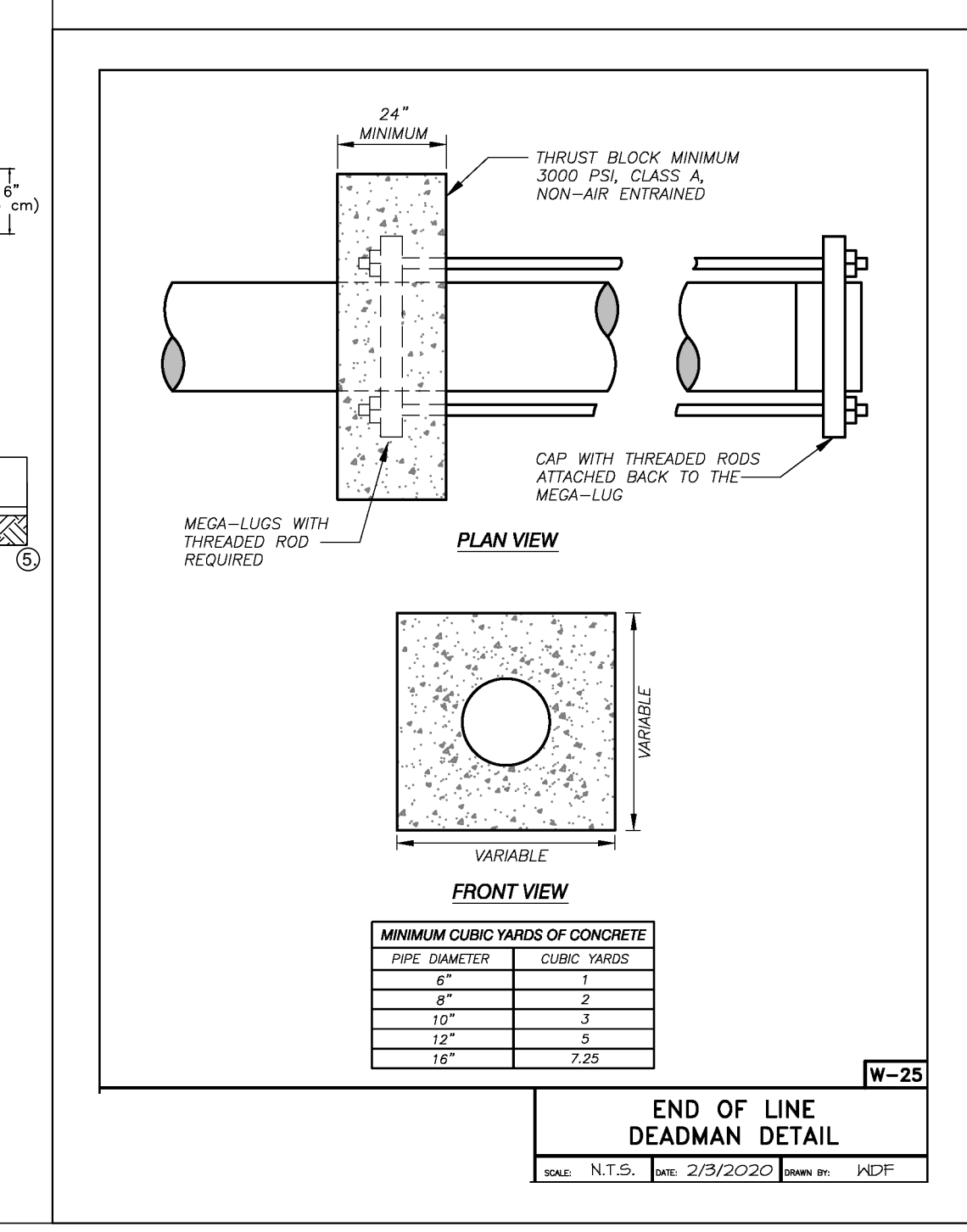


TYPICAL THRUST BLOCK DETAIL W 7



SLOPE INSTALLATION

1. PREPARE SOIL BEFORE INSTALLING ROLLED EROSION CONTROL PRODUCTS (RECP'S), INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
 NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE RECP'S IN A 6" (15 CM) DEEP X 6" (15 CM) WIDE TRENCH WITH APPROXIMATELY 12" (30 CM) OF RECP'S EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE RECP'S WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30 CM) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30 CM) PORTION OF RECP'S BACK OVER SEED AND COMPACTED SOIL. SECURE RECP'S OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30 CM) APART ACROSS THE WIDTH OF THE RECP'S.
3. ROLL THE RECP'S (A.) DOWN OR (B.) HORIZONTALLY ACROSS THE SLOPE. RECP'S WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL RECP'S MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING THE DOT SYSTEM, STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.
4. THE EDGES OF PARALLEL RECP'S MUST BE STAPLED WITH APPROXIMATELY 2" - 5" (5 CM - 12.5 CM) OVERLAP DEPENDING ON RECP'S TYPE.
5. CONSECUTIVE RECP'S SPICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" (7.5 CM) OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" (30 CM) APART ACROSS ENTIRE RECP'S WIDTH.
 NOTE:
 *IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 CM) MAY BE NECESSARY TO PROPERLY SECURE THE RECP'S.



END OF LINE DEADMAN DETAIL

TEMPORARY SEEDING RECOMMENDATIONS FOR SUMMER

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 GERMAN MILLET 40
 IN THE PIEDMONT AND MOUNTAINS, A SMALL-STEMMED SUDAGRASS MAY BE SUBSTITUTED AT A RATE OF 50 LB/ACRE.

SEEDING DATES
 MOUNTAINS: MAY 15 - AUGUST 15
 PIEDMONT: MAY 1 - AUGUST 15
 COASTAL PLAIN: APRIL 15 - AUGUST 15

SOIL AMENDMENTS
 FOLLOW RECOMMENDATIONS OF SOIL TESTS OR APPLY 2,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 750 LB/ACRE 10-10-10 FERTILIZER

MULCH
 APPLY 4,000 LB/ACRE STRAW. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE
 RE-FERTILIZE IF GROWTH IS NOT FULLY ADEQUATE. RESEED, RE-FERTILIZE AND MULCH IMMEDIATELY FOLLOWING EROSION OR OTHER DAMAGE.

SEEDING FOR GRASS-LINED SWALES

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 TALL FESCUE 200 (4-5 LB/1,000 SQ. FT.)

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE SUDAGRASS OR 10 LB/ACRE GERMAN MILLET. BEFORE MAY 1, OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES
 BEST: AUGUST 25 - OCTOBER
 POSSIBLE: FEBRUARY - APRIL 15
 AVOID SEEDING FROM NOVEMBER TO JANUARY. IF SEEDING MUST BE DONE AT THIS TIME, ADD 40 LB/ACRE RYE GRAIN AND USE A CHANNEL LINING THAT OFFERS MAXIMUM PROTECTION.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER. OPERATE TILLAGE EQUIPMENT ACROSS THE WATERWAY.

MULCH
 USE A ROLLED EROSION CONTROL PRODUCT TO COVER THE BOTTOM OF CHANNELS AND DITCHES, AND STAPLE SECURELY. THE LINING SHOULD EXTEND ABOVE THE HIGHEST CALCULATED DEPTH OF FLOW. ON CHANNEL SIDE SLOPES ABOVE THIS HEIGHT, AND IN DRAINAGES NOT REQUIRING TEMPORARY LININGS, APPLY 4,000 LB/ACRE GRAIN STRAW AND ANCHOR STRAW BY STAPLING NETTING OVER THE TOP. MULCH AND ANCHORING MATERIALS MUST NOT BE ALLOWED TO WASH DOWN SLOPES WHERE THEY CAN CLOSE DRAINAGE DEVICES.

MAINTENANCE
 INSPECT AND REPAIR MULCH FREQUENTLY. RE-FERTILIZE IN LATE WINTER OF THE FOLLOWING YEAR. USE SOIL TESTS OR APPLY 150 LB/ACRE 10-10-10. MOW REGULARLY TO A HEIGHT OF 2-4 INCHES.

PERMANENT SEEDING FOR GENTLE SLOPES, AVERAGE SOIL, LOW MAINTENANCE

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 TALL FESCUE 80
 SERICEA LESPEDEZA 30
 KOBE LESPEDEZA 10

SEEDING NOTES
 1. AFTER AUGUST 15 USE UNCAIRBRED SERICEA SEED.
 2. WHERE PERIODIC MOWING IS PLANNED OR A MOW APPEARANCE IS DESIRED, OMIT SERICEA AND INCREASE KOBE LESPEDEZA TO 40 LB/ACRE.
 3. TO EXTEND SPRING SEEDING DATES INTO LATE FALL, ADD 15 LB/ACRE HULLED BERMAUDGRASS. HOWEVER, AFTER MID-APRIL IT IS PREFERABLE TO SEED TEMPORARY COVER.

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE GERMAN MILLET OR 15 LB/ACRE SUDAGRASS. PRIOR TO MAY 1 OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES
 FALL: AUGUST 25 - SEPTEMBER 15
 LATER WINTER: FEBRUARY 15 - MARCH 21
 FALL IS BEST FOR TALL FESCUE AND LATE WINTER FOR LESPEDEZAS. OVERSEEDING OF KOBE LESPEDEZA OVER FALL-SEED TALL FESCUE IS VERY EFFECTIVE.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER.

MULCH
 APPLY 4,000 LB/ACRE GRAIN STRAW OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCHING MATERIAL. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR ROVING OR BY CRIMPING WITH A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE
 RE-FERTILIZE IN THE SECOND YEAR UNLESS GROWTH IS FULLY ADEQUATE. MAY BE MOWED ONCE OR TWICE A YEAR, BUT MOWING IS NOT NECESSARY. RESEED, FERTILIZE, AND MULCH DAMAGED AREAS IMMEDIATELY.

PERMANENT SEEDING FOR STEEP SLOPES OR POOR SOILS, LOW MAINTENANCE

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 TALL FESCUE 100
 SERICEA LESPEDEZA 30
 KOBE LESPEDEZA 10

SEEDING NOTES
 1. IN EASTERN PIEDMONT ADD 25 LB/ACRE PENSACOLA BAHIAGRASS OR 10 LB/ACRE COMMON BERMAUDGRASS. USE COMMON BERMAUDGRASS ONLY WHERE IT IS UNLIKELY TO BECOME A PEST.
 2. AFTER AUGUST 15, USE UNCAIRBRED SERICEA SEED.
 3. WHERE A NEAT APPEARANCE IS DESIRED, OMIT SERICEA AND SUBSTITUTE 40 LB/ACRE BAHIAGRASS OR 15 LB/ACRE BERMAUDGRASS.
 4. TO EXTEND SPRING SEEDING DATES INTO LATE FALL, ADD 15 LB/ACRE HULLED BERMAUDGRASS. HOWEVER, IT IS PREFERABLE TO SEED TEMPORARY COVER AND SEED FESCUE IN SEPTEMBER.

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE GERMAN MILLET OR 15 LB/ACRE SUDAGRASS. PRIOR TO MAY 1 OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES
 FALL: AUGUST 25 - SEPTEMBER 15
 LATER WINTER: FEBRUARY 15 - MARCH 21
 FALL IS BEST FOR TALL FESCUE AND LATE WINTER FOR LESPEDEZAS. OVERSEEDING OF KOBE LESPEDEZA OVER FALL-SEED TALL FESCUE IS VERY EFFECTIVE.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER.

MULCH
 APPLY 4,000-5,000 LB/ACRE GRAIN STRAW, OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCHING MATERIAL. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR ROVING, OR NETTING. NETTING IS THE PREFERRED ANCHORING METHOD ON STEEP SLOPES.

MAINTENANCE
 RE-FERTILIZE IN THE SECOND YEAR UNLESS GROWTH IS FULLY ADEQUATE. MAY BE MOWED ONCE OR TWICE A YEAR, BUT MOWING IS NOT NECESSARY. RESEED, FERTILIZE, AND MULCH DAMAGED AREAS IMMEDIATELY.

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 683 Gralin Street
 Kernersville, NC 27284

Stoltzfus Engineering Inc.
 Civil Engineering Consultants

STORE-IT-SAFE SELF-STORAGE, ERWIN, NC

OWNER & DESIGNER INFORMATION:
 STEVEN K. WALKER, PROJECT MANAGER
 721 ANCIENT OAKS DR.
 HOLLY SPRINGS, NC 27540-8330

DETAILS

PROJECT LOCATION:
 STATE: NORTH CAROLINA
 COUNTY: HARNETT
 TOWNSHIP: ERWIN

NO. DATE REVISION NOTE

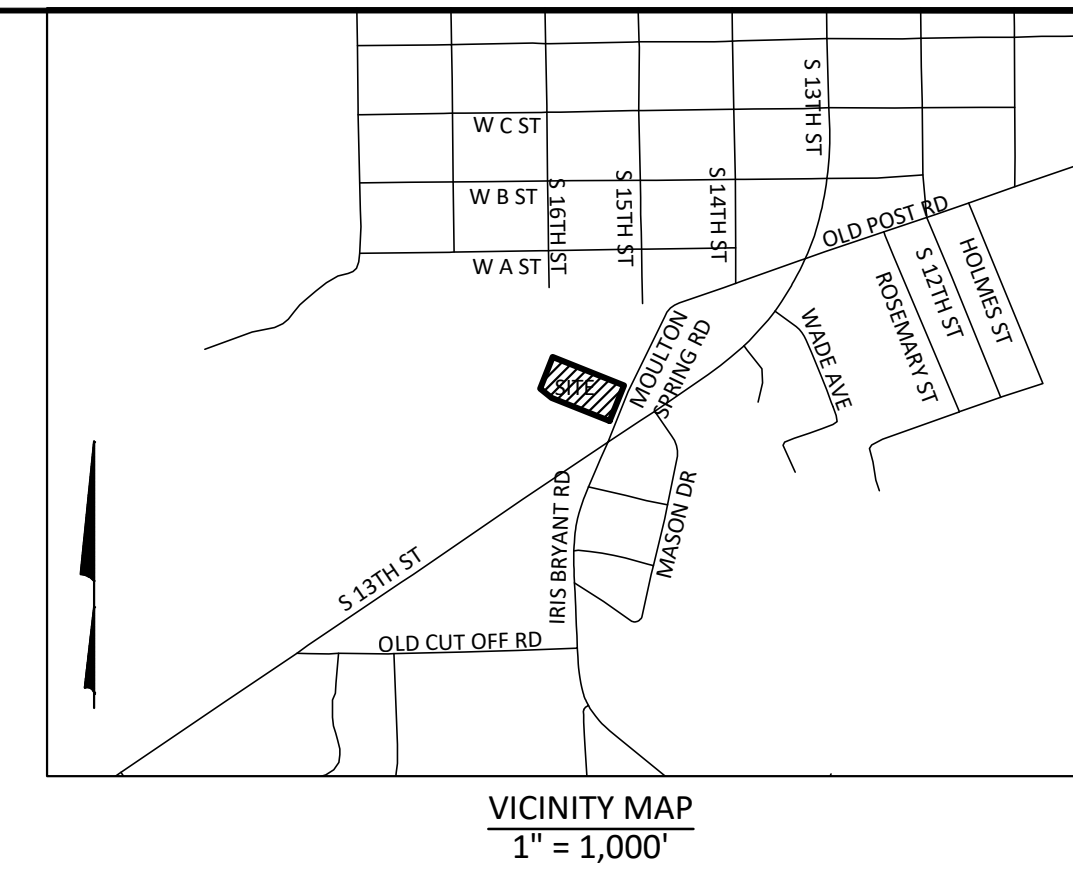
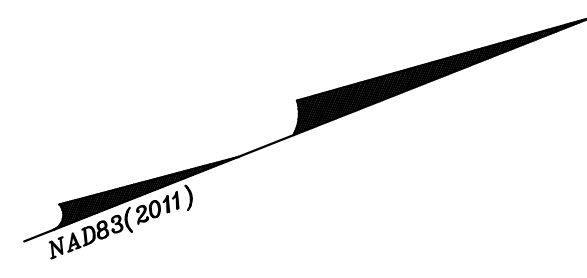
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DRAWN BY: WVC
 CHECKED BY: ARS
 DATE: 04-23-2024
 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: NTS

C5
5 OF 5

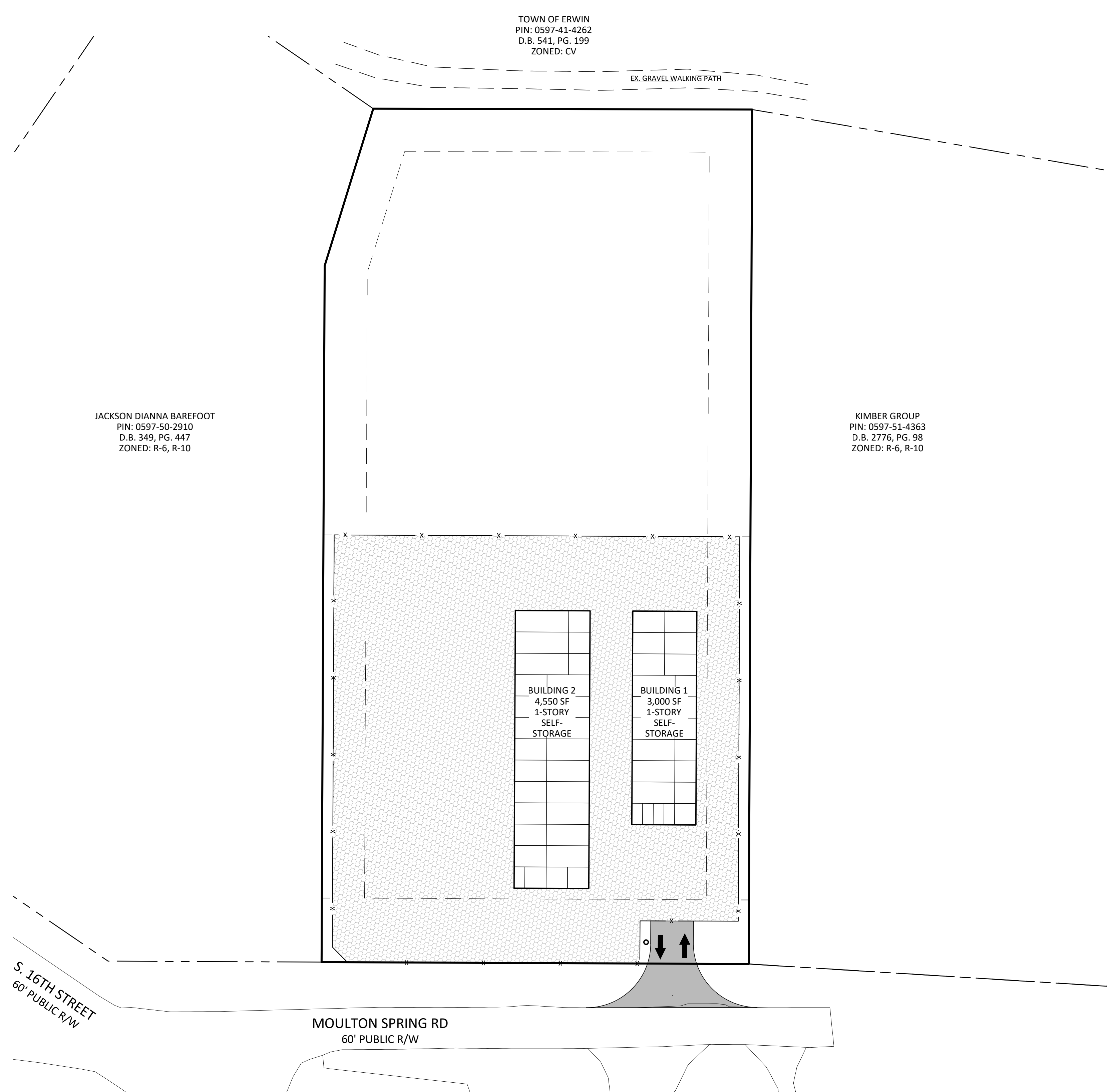
STORE-IT-SAFE SELF-STORAGE

TOWN OF ERWIN HARNETT COUNTY, NORTH CAROLINA



Aden R. Stoltzfus, PE C-3812
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 Civil Engineering Consultants



NOTES:
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 BOUNDARY & TOPOGRAPHIC INFORMATION TAKEN FROM SURVEY FOR AKEN KEPPLER, BY VANDERHOOF SURVEYING, PLLC.
 NO SURVEYING OR SUBSURFACE INVESTIGATIONS PERFORMED BY STOLTZFUS ENGINEERING, INC.

PARCEL DATA:
 TOTAL ACREAGE: 1.816 AC. +/-
 PIN: 0597-51-3059
 DEED REF: DB 4181 PG. 2640
 PLAT REF: PG. 2023 PG. 387
 EXISTING ZONING: B-2
 EXISTING USE: RESIDENTIAL
 PROPOSED USE: COMMERCIAL, SELF-STORAGE

BUILDING SETBACKS:
 FRONT: 30'
 SIDE: 20' WHERE LOT ABUTS RESIDENTIALLY ZONED LOT
 REAR: 20'
 SIDE STREET: N/A

WATERSHED INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A WATER SUPPLY WATERSHED PER NCDEQ.

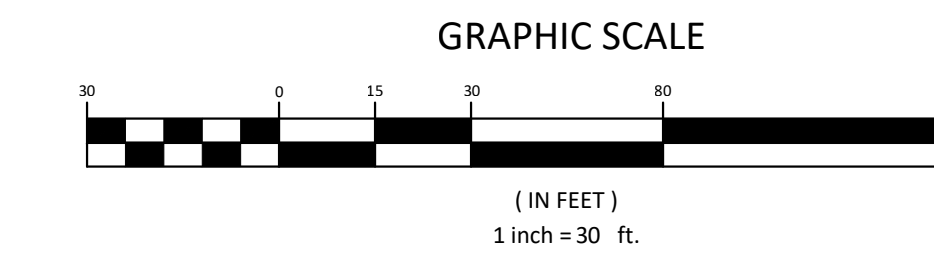
FLOOD INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A FLOOD RISK ZONE PER NCFRIS.NC.GOV, MAP # 3720059700, PANEL 0597, DATED 10-03-2006.

DRAWING INDEX:

COVER SHEET	C1
EXISTING CONDITIONS AND CLEARING PLAN	C2
SITE, UTILITY & LANDSCAPING PLAN	C3
GRADING, DRAINAGE & EROSION CONTROL PLAN	C4
DETAILS	C5

LEGEND

WATER METER BOX (WM)	FIRE HYDRANT (HYD)
WATER VALVE (WV)	SANITARY SEWER MANHOLE (SSMH)
STORM MANHOLE (STMH)	CLEAN OUT
UTILITY POLE	DEED BOOK
LIGHT POLE	PLAT BOOK
GROUND LIGHT	PAGE
GUY WIRE	R/W RIGHT-OF-WAY
YARD VALVE (YV)	E/P EDGE OF PAVEMENT
GAS VALVE	E/GS EDGE OF GRAVEL
OVERHEAD POWER LINE	CONC CONCRETE
GAS LINE	RCP REINFORCED CONCRETE PIPE
WATER LINE	DI DROP INLET
UNDERGROUND ELECTRICAL	CI CURB INLET
FENCE LINE	FFE FINISH FLOOR ELEVATION
WOODSLOPE (TYP.)	BSMT BASEMENT
	TYPED TELEPHONE PREDESTAL
	THH TELEPHONE HAND HOLD
	DMUE DRAINAGE MAINTENANCE & UTILITY EASEMENT
	FOUND IRON PIPE
	SET IRON PIN
	COMPLETED POINT
	CONCRETE MONUMENT
	CH = CHORD
	R/W = RIGHT OF WAY
	P.B. = PLAT BOOK
	D.B. = DEED BOOK
	PG. = PAGE
	DE = DRAINAGE ESMT.
	CE = COMMON ELEMENTS



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STORE-IT-SAFE SELF-STORAGE, ERWIN, NC

COVER PAGE

NO.	DATE	REVISION NOTE

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 CHECKED BY: ARS
 DATE: 04-23-2024
 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: 1"=30'

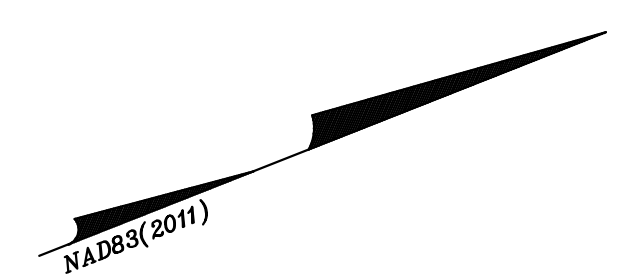


C1
 1 OF 5

OWNER & DEVELOPER INFORMATION:
 ARIEN & CHARLOTTE KEPPLER
 721 ANCIENT OAKS DR.
 HOLLY SPRINGS, NC 27540-8350

PROJECT LOCATION:
 STATE: NORTH CAROLINA
 COUNTY: HARNETT
 TOWNSHIP: ERWIN

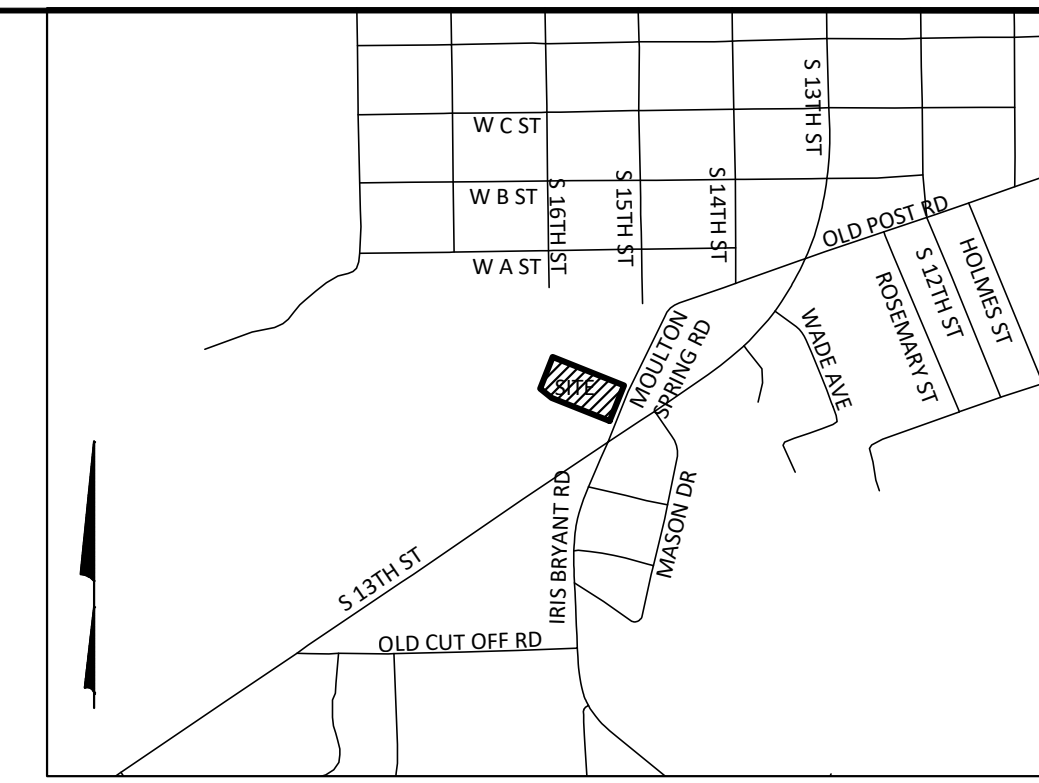
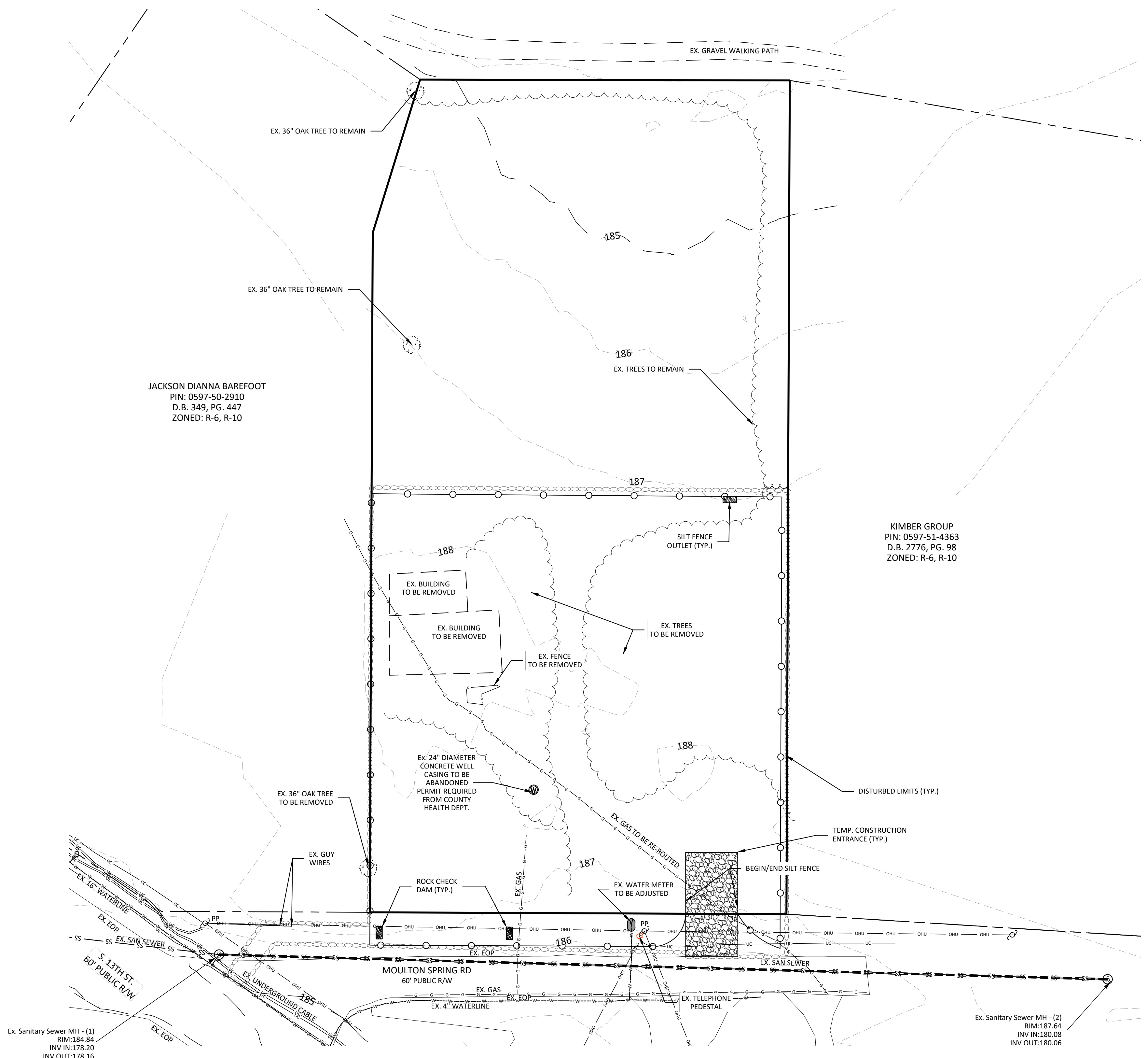
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TOWN OF ERWIN
PIN: 0597-41-4262
D.B. 541, PG. 199
ZONED: CV

JACKSON DIANNA BAREFOOT
PIN: 0597-50-2910
D.B. 349, PG. 447
ZONED: R-6, R-10

KIMBER GROUP
PIN: 0597-51-4363
D.B. 2776, PG. 98
ZONED: R-6, R-10



VICINITY MAP
1" = 1,000'

NOTES:

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BOUNDARY & TOPOGRAPHIC INFORMATION TAKEN FROM SURVEY FOR AKEN KEPPLER, BY VANDERHOOF SURVEYING, PLLC.

NO SURVEYING OR SUBSURFACE INVESTIGATIONS PERFORMED BY STOLTZBUS ENGINEERING, INC.

PARCEL DATA:

TOTAL ACREAGE: 1.816 AC. +/-
PIN: 0597-51-3059
DEED REF: DB 4181 PG. 2640
PLAT REF: PB 2023 PG. 387
EXISTING ZONING: R-2
EXISTING USE: RESIDENTIAL
PROPOSED USE: COMMERCIAL, SELF-STORAGE

BUILDING SETBACKS:

FRONT: 30'
SIDE: 20' WHERE LOT ABUTS RESIDENTIALLY ZONED LOT
REAR: 20'
SIDE STREET: N/A

WATERSHED INFORMATION:

THIS PROPERTY IS NOT LOCATED IN A WATER SUPPLY WATERSHED PER NCDEQ.

FLOOD INFORMATION:

THIS PROPERTY IS NOT LOCATED IN A FLOOD RISK ZONE PER NCFRIS.NC.GOV, MAP # 3720059700, PANEL 0597, DATED 10-03-2006.

SOIL INFORMATION:

LOAMY SAND, 2 TO 6% SLOPES; 44.8%
NORFOLK-URBAN LAND COMPLEX, 0 TO 6% SLOPES; 55.2%

EROSION CONTROL NOTES: (ALSO SEE DETAIL SHEETS)

- PROPOSED DISTURBED AREA: 0.93 AC.
- THE EROSION AND SEDIMENTATION CONTROL MEASURES AND DEVICES SHOWN ON THE DRAWINGS ARE INTENDED AS A GUIDE. AS GRADING PROGRESSES, MEASURES MAY BE ADDED OR DELETED BY THE EROSION CONTROL OFFICER AS DEEMED NECESSARY TO CONTROL EROSION AND SEDIMENTATION. IF GRADING CONTRACTOR FEELS THAT ADDITIONAL MEASURES ARE NEEDED OTHER THAN THOSE INDICATED, GRADING CONTRACTOR SHOULD CONTACT THE OWNER AND ENGINEER IMMEDIATELY FOR APPROVAL OF THE CHANGES.
- ALL EROSION AND SEDIMENTATION CONTROL MEASURES AND DEVICES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE NCDER - LAND QUALITY SECTIONS 'EROSION AND SEDIMENTATION CONTROL PLANNING AND DESIGN MANUAL.'
- ALL DISTURBED AREAS SHALL BE SEEDED AND MULCHED IN ACCORDANCE WITH THE NPDES GROUND COVER REQUIREMENTS AS SHOWN ON DETAIL SHEETS.
- ROUGHEN SLOPE SURFACES TO MINIMIZE EROSION DURING VEGETATION ESTABLISHMENT.
- STRUCTURAL FILL COMPACTION NOTE: AREAS OUTSIDE OF PUBLIC RIGHT OF WAY (REFER TO NCDDOT OR TOWN OF ERWIN STANDARDS FOR AREA WITHIN PUBLIC RIGHT OF WAY) THE CONTRACTOR SHALL REMOVE AND OR UNDERLIT UNSUITABLE SOILS AT THE DIRECTION OF A CERTIFIED TESTING FIRM PAID BY THE OWNER FOR ALL STRUCTURAL FILL/TRENCH AREAS. ALL STRUCTURAL FILL AND UNDERGROUND TRENCH AREAS SHALL BE FILLED IN LAYERS SIX INCHES (6") DEEP AND THOROUGHLY COMPACTED WITH MECHANICAL COMPACTORS TO ATTAIN 95% STANDARD PROCTER. COMPACTION TESTING OF THE BACKFILL SHALL BE PROVIDED BY A CERTIFIED TESTING FIRM AND PAID FOR BY THE OWNER FOR EACH FILL LOT AND OR TRENCH AREA.

CONSTRUCTION SEQUENCE:

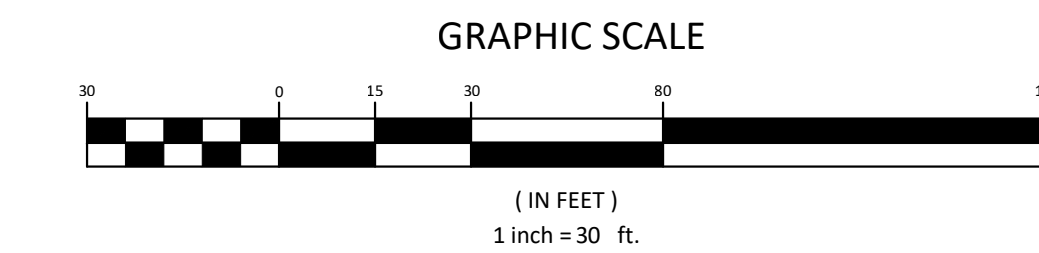
INSTALL CONSTRUCTION ENTRANCE AND PERIMETER SILT FENCE. INGRESS AND EGRESS TO THE DISTURBED SITE WILL ONLY BE OVER APPROVED CONSTRUCTION ENTRANCE.

CLEAR AND GRUB EXISTING TREES NEAR PROPERTY LINE.

GRADE SITE IN MANNER WHERE RUNOFF IS CONTINUALLY DIRECTED INTO SILT FENCE OUTLETS.

LEGEND

	WATER METER BOX (WM)		FIRE HYDRANT (HYD)
	WATER VALVE (WV)		SANITARY SEWER MANHOLE (SSMH)
	STORM MANHOLE (STMH)		CLEAN OUT
	UTILITY POLE		DEED BOOK
	LIGHT POLE		PLAT BOOK
	GROUND LIGHT		PAGE
	GUY WIRE		RIGHT-OF-WAY
	GAS VALVE		EDGE OF PAVEMENT
	OVERHEAD POWER LINE		EDGE OF GRAVEL
	WATER LINE		DROP INLET
	UNDERGROUND ELECTRICAL		CURB INLET
	FENCE LINE		FINISH FLOOR ELEVATION
	WOODSLINE (TYP.)		BASEMENT
			TELEPHONE PEDESTAL
			TELEPHONE HAND HOLD
			DRAINAGE MAINTENANCE & UTILITY EASEMENT
			PROP. DISTURBED LIMITS
			TEMP. DIVERSION BERM



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Stoltzfus Engineering Inc.
Civil Engineering Consultants

STORE-IT-SAFE SELF-STORAGE, ERWIN, NC

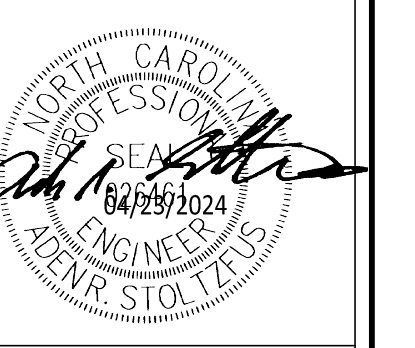
EXISTING CONDITIONS & CLEARING PLAN

OWNER & DEVELOPER INFORMATION:
AKEN KEPPLER
721 ANCIENT OAKS DR.
HOLLY SPRINGS, NC 27540-8350

PROJECT LOCATION:
STATE: NORTH CAROLINA
COUNTY: HARNETT
TOWNSHIP: ERWIN

NO.	DATE	REVISION NOTE
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DRAWN BY: WVC
CHECKED BY: ARS
DATE: 04-23-2024
PROJECT NO.: 1104-02
REF. NO.:
SCALE: 1"=30'



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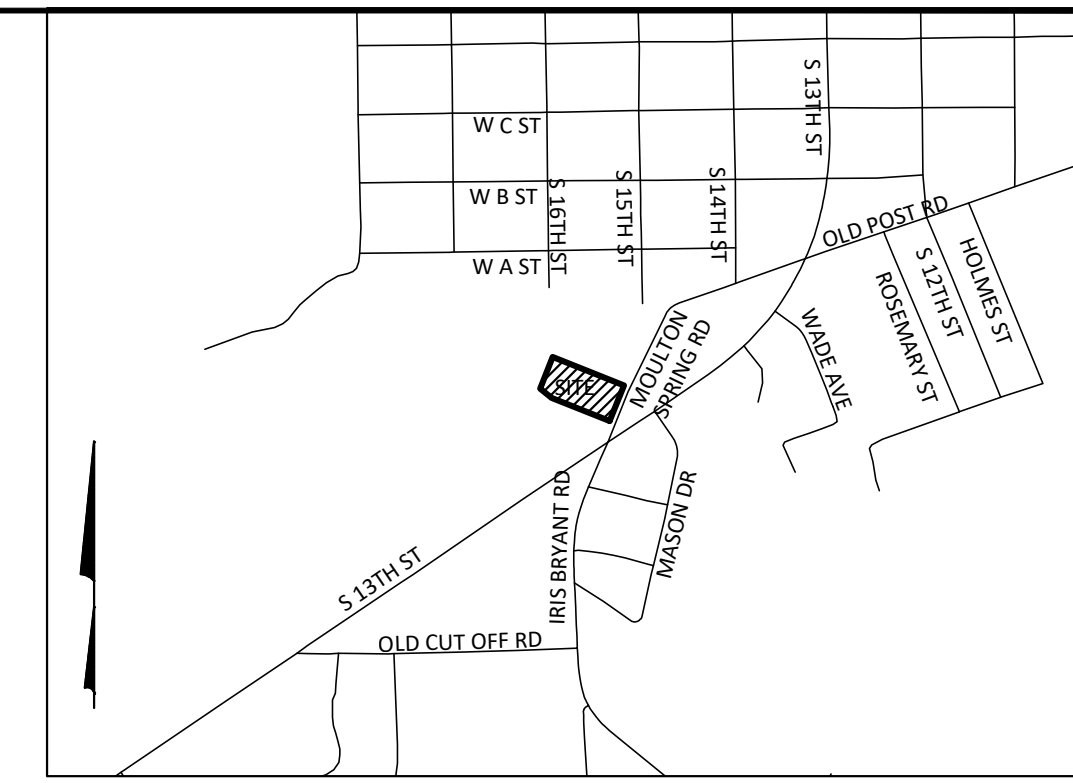


STORE-IT-SAFE SELF-STORAGE, ERWIN, NC
SITE, UTILITY & LANDSCAPING PLAN

OWNER & DEVELOPER INFORMATION:
 ARIEN & DIANNA KEPLER
 721 ANCIENT OAKS DR.
 HOLLY SPRINGS, NC 27540-8350

NO.	DATE	REVISION NOTE
1	04/23/2024	ISSUED FOR PERMIT
2	04/23/2024	REVISED PER COMMENTS
3	04/23/2024	REVISED PER COMMENTS
4	04/23/2024	REVISED PER COMMENTS
5	04/23/2024	REVISED PER COMMENTS
6	04/23/2024	REVISED PER COMMENTS
7	04/23/2024	REVISED PER COMMENTS
8	04/23/2024	REVISED PER COMMENTS
9	04/23/2024	REVISED PER COMMENTS
10	04/23/2024	REVISED PER COMMENTS

DRAWN BY: WVC
 CHECKED BY: ARS
 DATE: 04/23/2024
 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: 1"=30'



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 NO SURVEYING OR SUBSURFACE INVESTIGATIONS PERFORMED BY STOLTZFUS ENGINEERING, INC.

KEY PAD NOTE:
 KNOX BOX WILL BE PROVIDED TO ALLOW FOR EMERGENCY SERVICE OPERATION OF THE GATE. OWNER TO COORDINATE WITH HARNETT COUNTY FIRE ON GATE OPERATION.

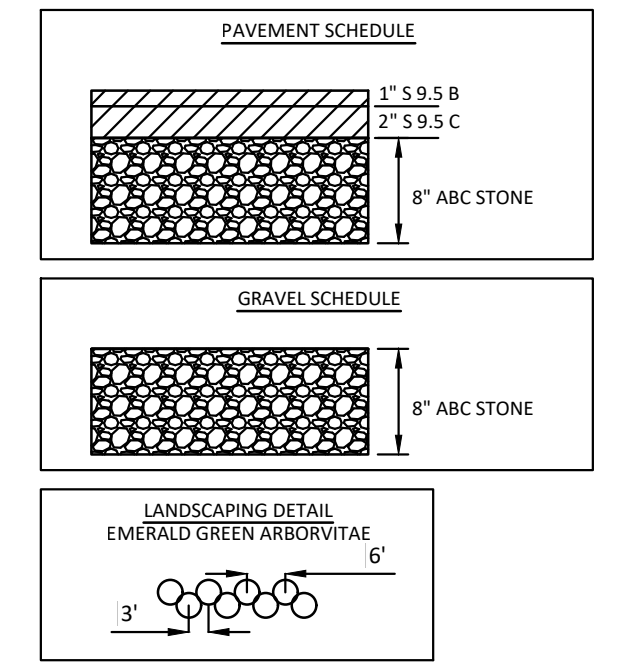
PARCEL DATA:
 TOTAL ACREAGE: 1.816 AC. +/-
 PIN: 0597-51-3059
 DEED REF: DB 4181 PG. 2640
 PLAT REF: PB 2023 PG. 387
 EXISTING ZONING: S-2
 EXISTING USE: RESIDENTIAL
 PROPOSED USE: COMMERCIAL, SELF-STORAGE

BUILDING SETBACKS:
 FRONT: 30'
 SIDE: 20' WHERE LOT ABUTS RESIDENTIALLY ZONED LOT
 REAR: 20'
 SIDE STREET: N/A

WATERSHED INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A WATER SUPPLY WATERSHED PER NCDEQ.

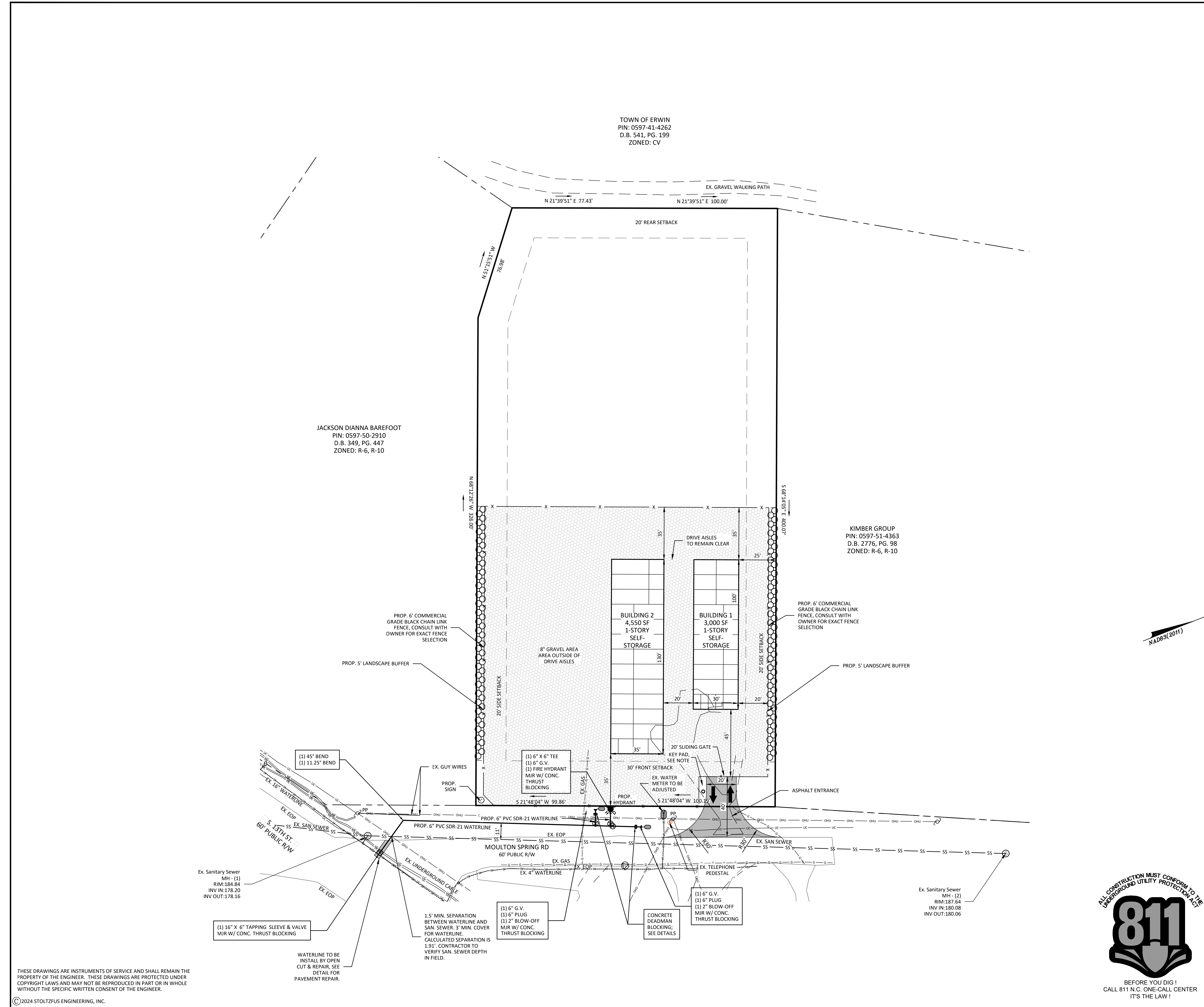
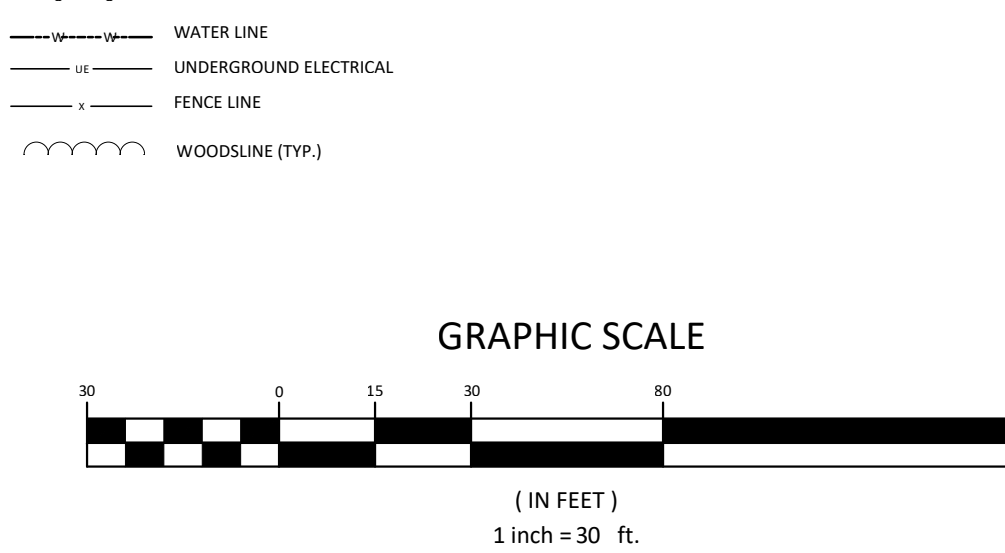
FLOOD INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A FLOOD RISK ZONE PER NCFRIS.NC.GOV, MAP # 3720059700, PANEL 0597, DATED 10-03-2006.

BLU:
 EX. BUILDINGS: 6,137 S.F. (7.76%)
 EX. GRAVEL: 1,601 S.F. (2.02%)
 EX. CONC.: 73 S.F. (0.09%)
 TOTAL EX. IMPERVIOUS: 7,811 S.F. (9.87%)
 PROP. BUILDINGS: 7,550 S.F. (9.54%)
 PROP. GRAVEL: 29,501 S.F. (37.28%)
 PROP. ASPHALT: 410 S.F. (0.52%)
 TOTAL PROP. IMPERVIOUS: 37,461 S.F. (47.34%)

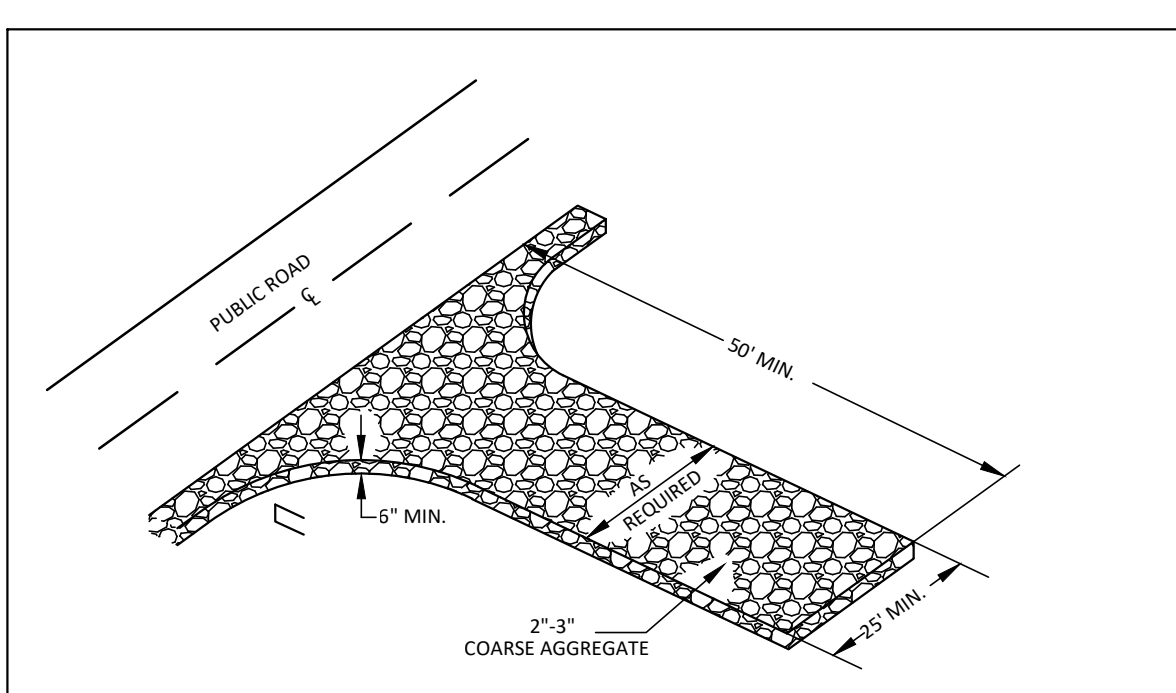


LEGEND

WATER METER BOX (WM)	FIRE HYDRANT (HYD)
WATER VALVE (WV)	SANITARY SEWER MANHOLE (SSMH)
STORM MANHOLE (STMH)	CLEAN OUT
UTILITY POLE	DEED BOOK
LIGHT POLE	PLAY BOOK
GROUND LIGHT	PAGE
GUY WIRE	RIGHT-OF-WAY
YARD INLET (YI)	EDGE OF PAVEMENT
GAS VALVE	EDGE OF GRAVEL
OVERHEAD POWER LINE	CONCRETE
GAS LINE	REINFORCED CONCRETE PIPE
WATER LINE	DROP INLET
UNDERGROUND ELECTRICAL	CURB INLET
FENCE LINE	FINISH FLOOR ELEVATION
WOODS (TYP.)	BSMT BASEMENT
	TYPED TELEPHONE PEDESTAL
	TELEPHONE HAND HOLD
	DMUE DRAINAGE MAINTENANCE & UTILITY EASEMENT



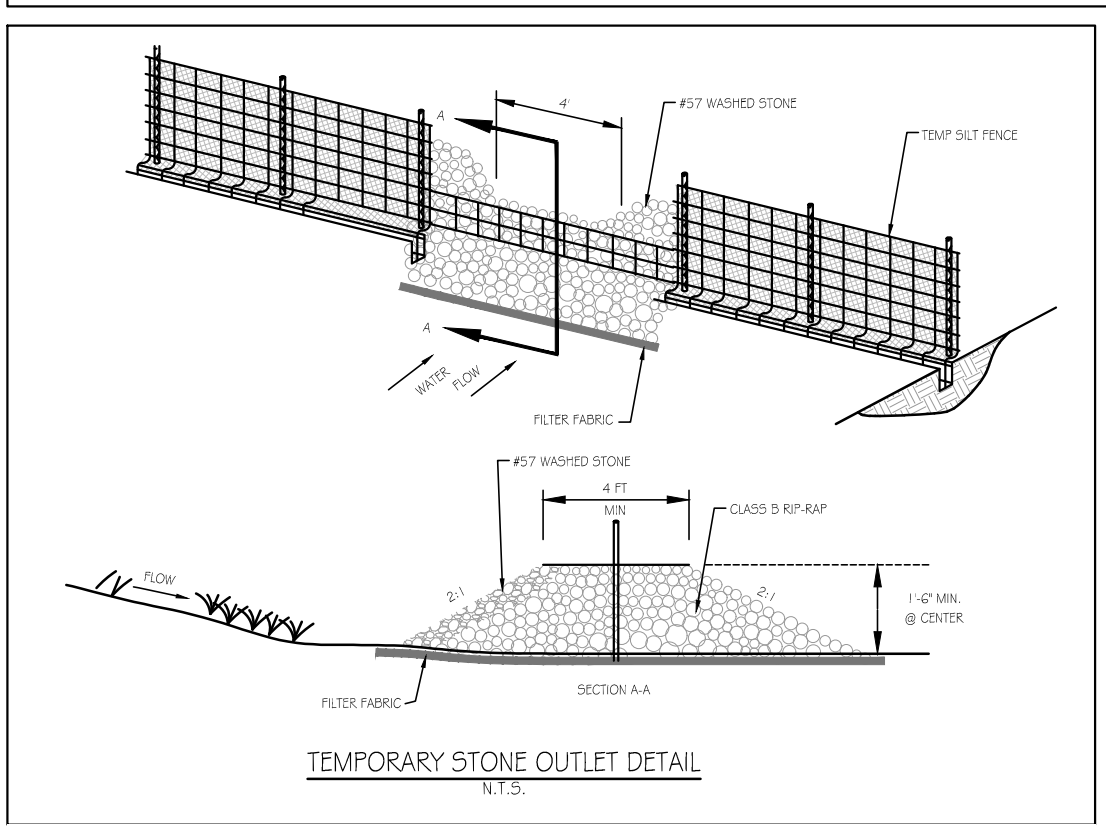
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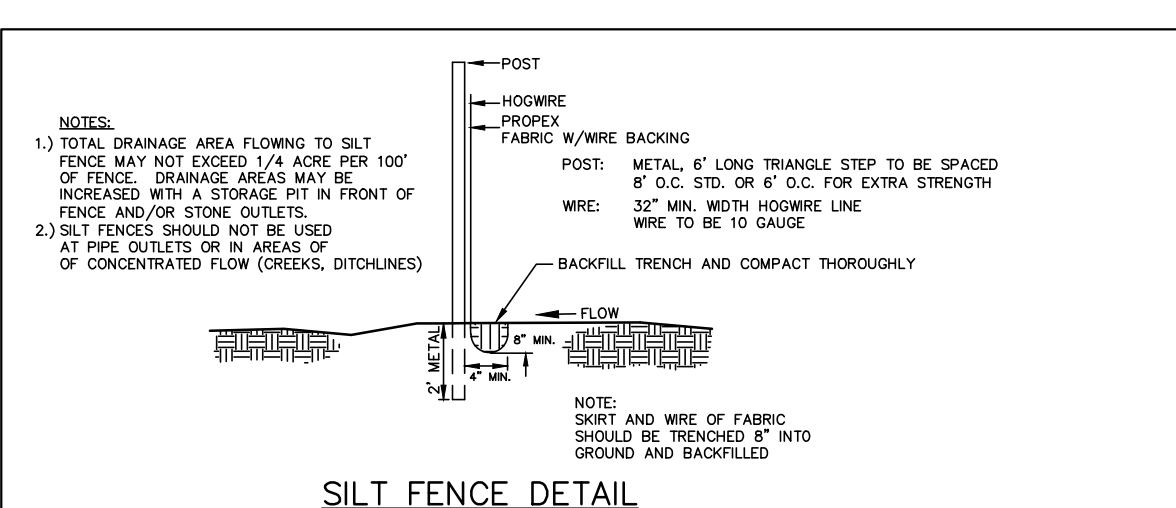
TEMPORARY GRAVEL CONSTRUCTION ENTRANCE

- CONSTRUCTION SPECIFICATIONS:**
1. CLEAR THE ENTRANCE AND EXIT AREA OF ALL VEGETATION, ROOTS, AND OTHER OBJECTIONABLE MATERIAL AND PROPERLY GRADE IT.
 2. PLACE THE GRAVEL TO THE SPECIFIED GRADE AND DIMENSIONS SHOWN ON THE PLANS, AND SMOOTH IT.
 3. PROVIDE DRAINAGE TO CARRY WATER TO A SEDIMENT TRAP OR OTHER SUITABLE OUTLET.
 4. USE GEOTEXTILE FABRICS BECAUSE THEY IMPROVE STABILITY OF THE FOUNDATION IN LOCATIONS SUBJECT TO SEEPAGE OR HIGH WATER TABLE.

MAINTENANCE
 MAINTAIN THE GRAVEL PAD IN A CONDITION TO PREVENT MUD OR SEDIMENT FROM LEAVING THE CONSTRUCTION SITE. THIS MAY REQUIRE PERIODIC TOPDRESSING WITH 2 INCH STONE. AFTER EACH RAINFALL, INSPECT ANY STRUCTURE USED TO TRAP SEDIMENT AND CLEAN IT OUT AS NECESSARY. IMMEDIATELY REMOVE ALL OBJECTIONABLE MATERIALS SPILLED, WASHED OR TRACKED ONTO PUBLIC ROADWAYS.



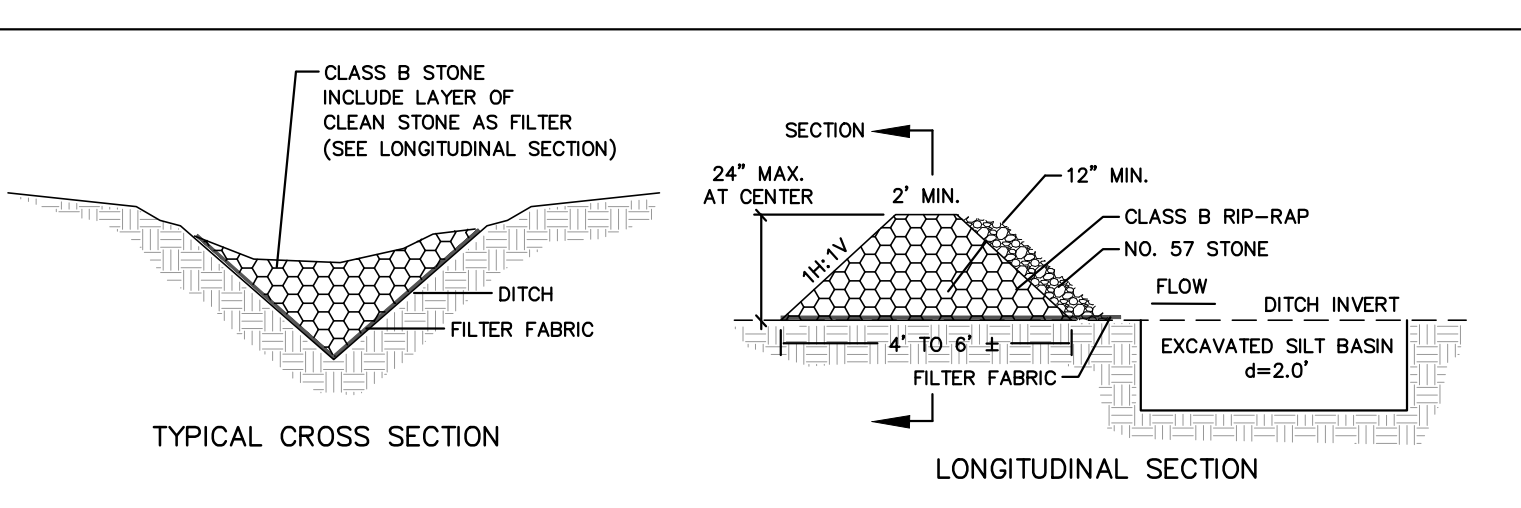
TEMPORARY STONE OUTLET DETAIL



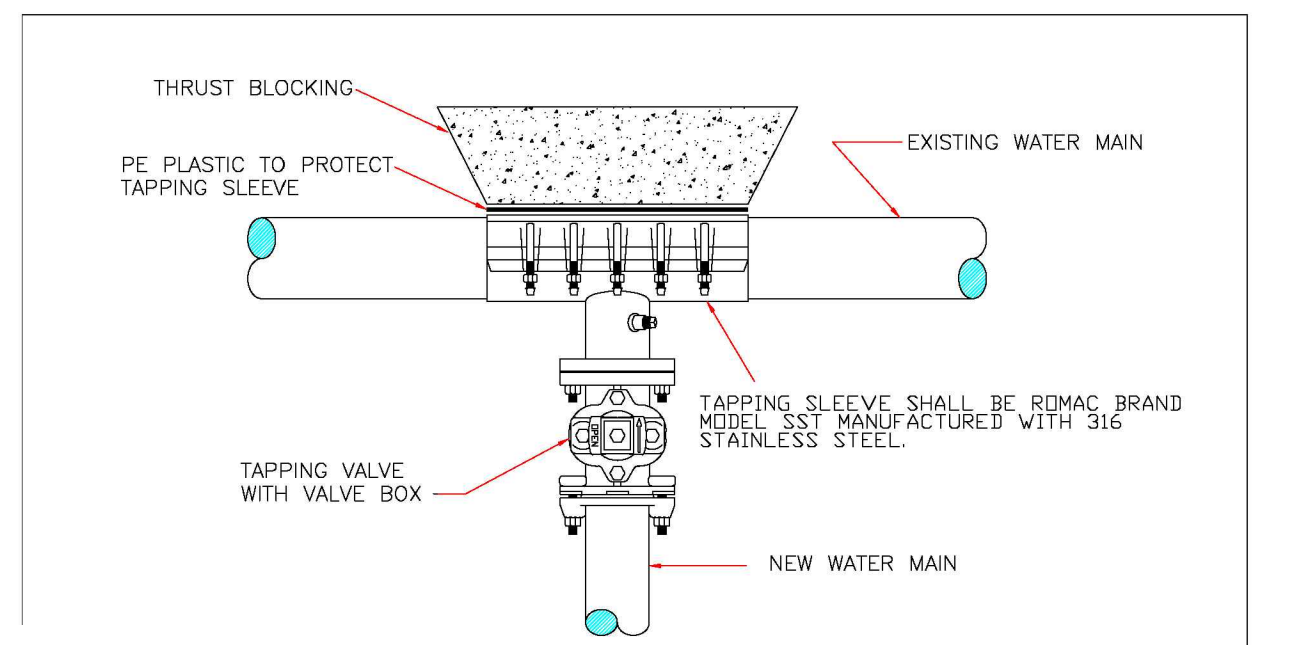
SILT FENCE DETAIL

MAINTENANCE
 RESPECT SEDIMENT FENCES AT LEAST ONCE A WEEK AND AFTER EACH RAINFALL. MAKE ANY REQUIRED REPAIRS IMMEDIATELY.
 REMOVE SEDIMENT DEPOSITS AS NECESSARY TO PROVIDE ADEQUATE STORAGE VOLUME FOR THE NEXT RAIN AND TO REDUCE PRESSURE ON THE FENCE. TAKE CARE TO AVOID UNDERMINING THE FENCE DURING CLEANOUT.
 REMOVE ALL FENCING MATERIALS AND UNSTABLE SEDIMENT DEPOSITS AND BRING THE AREA TO GRADE AND STABILIZE IT AFTER THE CONTRIBUTING DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.

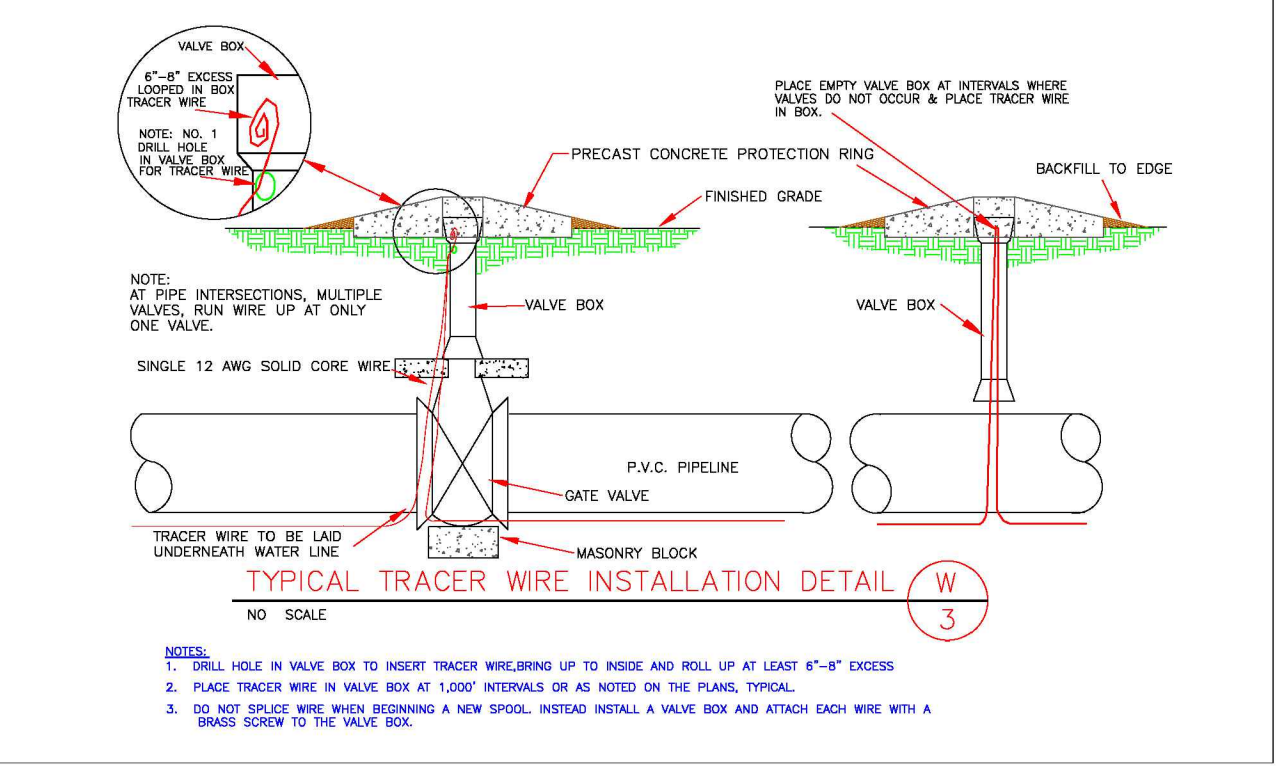
Silt Fence Materials
 Use a synthetic filter fabric of at least 95% by weight of polyolefins or polyester, which is certified by the manufacturer or supplier as conforming to the requirements in ASTM D 6461.
 Synthetic filter fabric should contain ultraviolet ray inhibitors and stabilizers to provide a minimum of 6 months of expected usable construction life at a temperature range of 0 degrees to 120 degrees Fahrenheit.
 Ensure that posts for sediment fences are 1.33 lb/linear ft minimum steel with a minimum length of 5 feet. Make sure that steel posts have projections to facilitate fastening the fabric.
 For reinforcement of standard strength filter fabric, use wire fence with a minimum 14 gauge and a maximum mesh spacing of 6 inches.



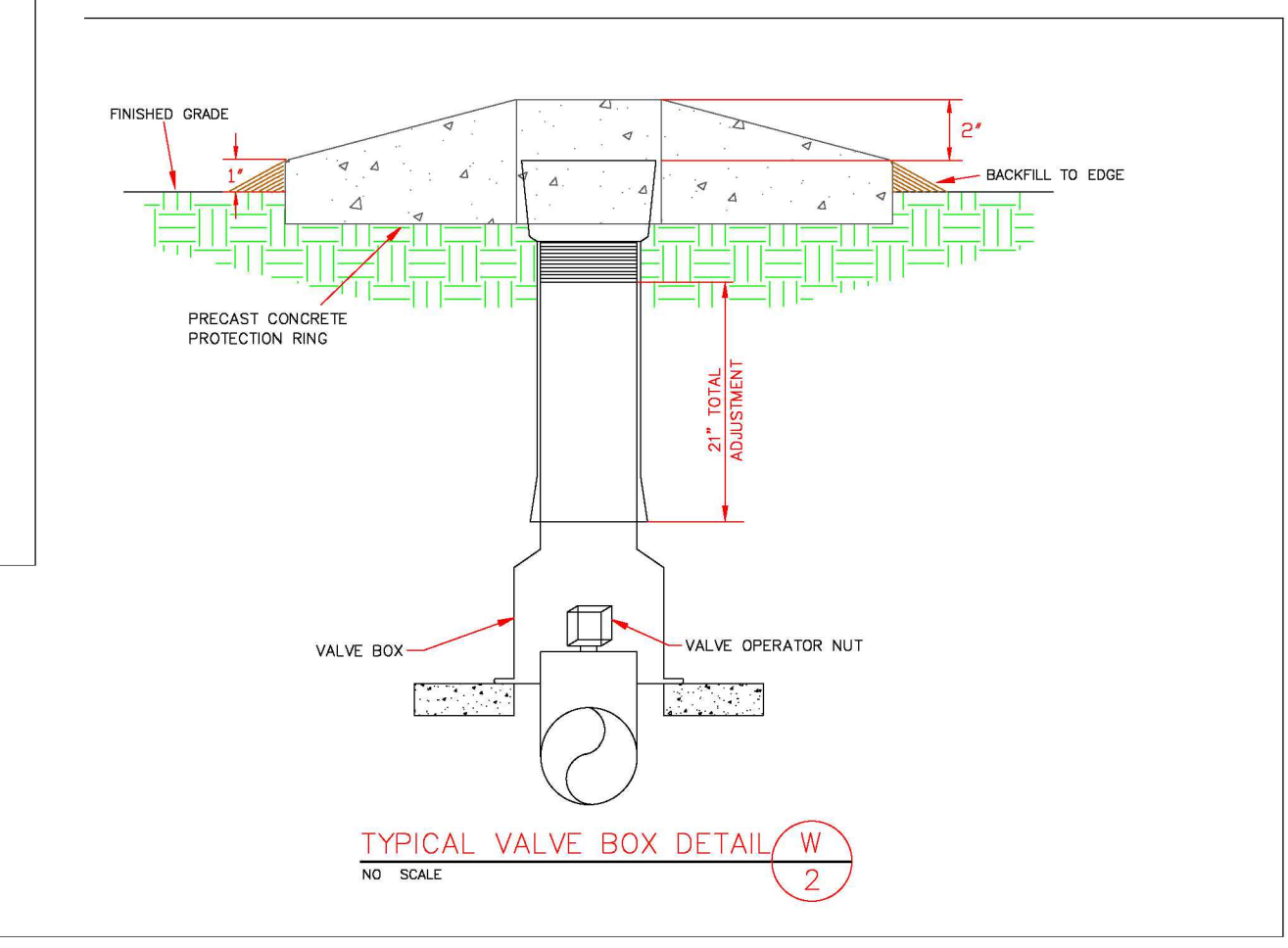
TEMPORARY ROCK CHECK DAM DETAIL AS (REQUIRED)



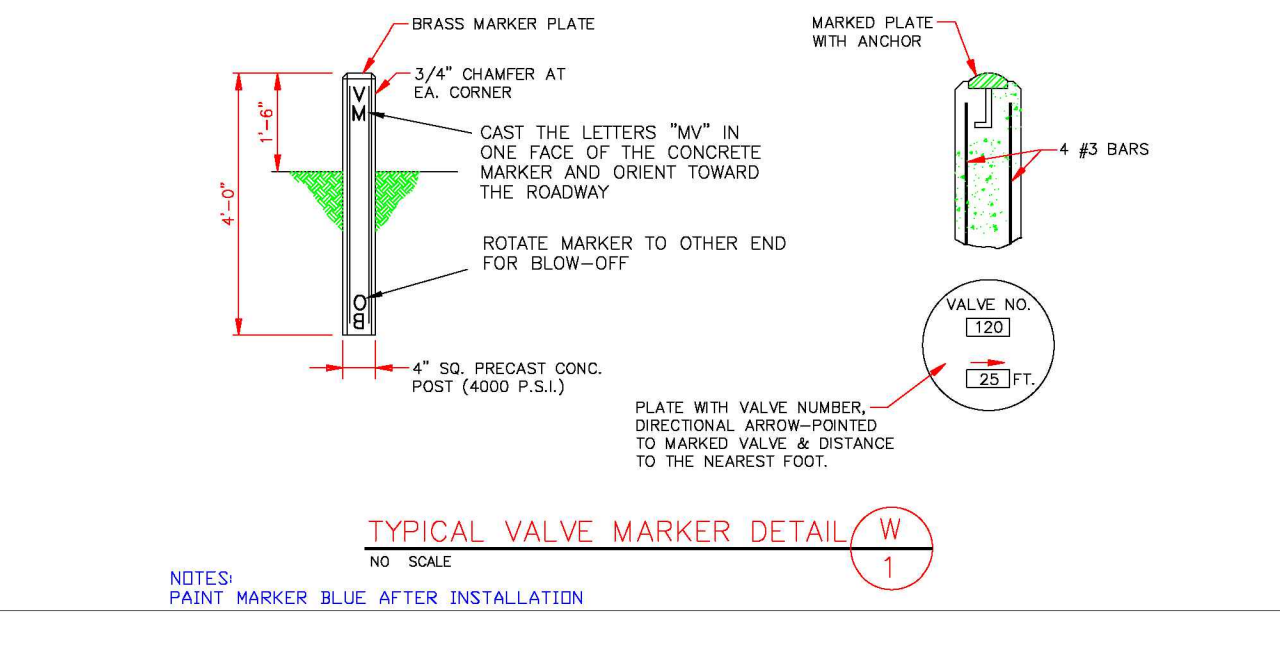
TYPICAL TAPPING SLEEVE AND VALVE ASSEMBLY DETAIL W 5



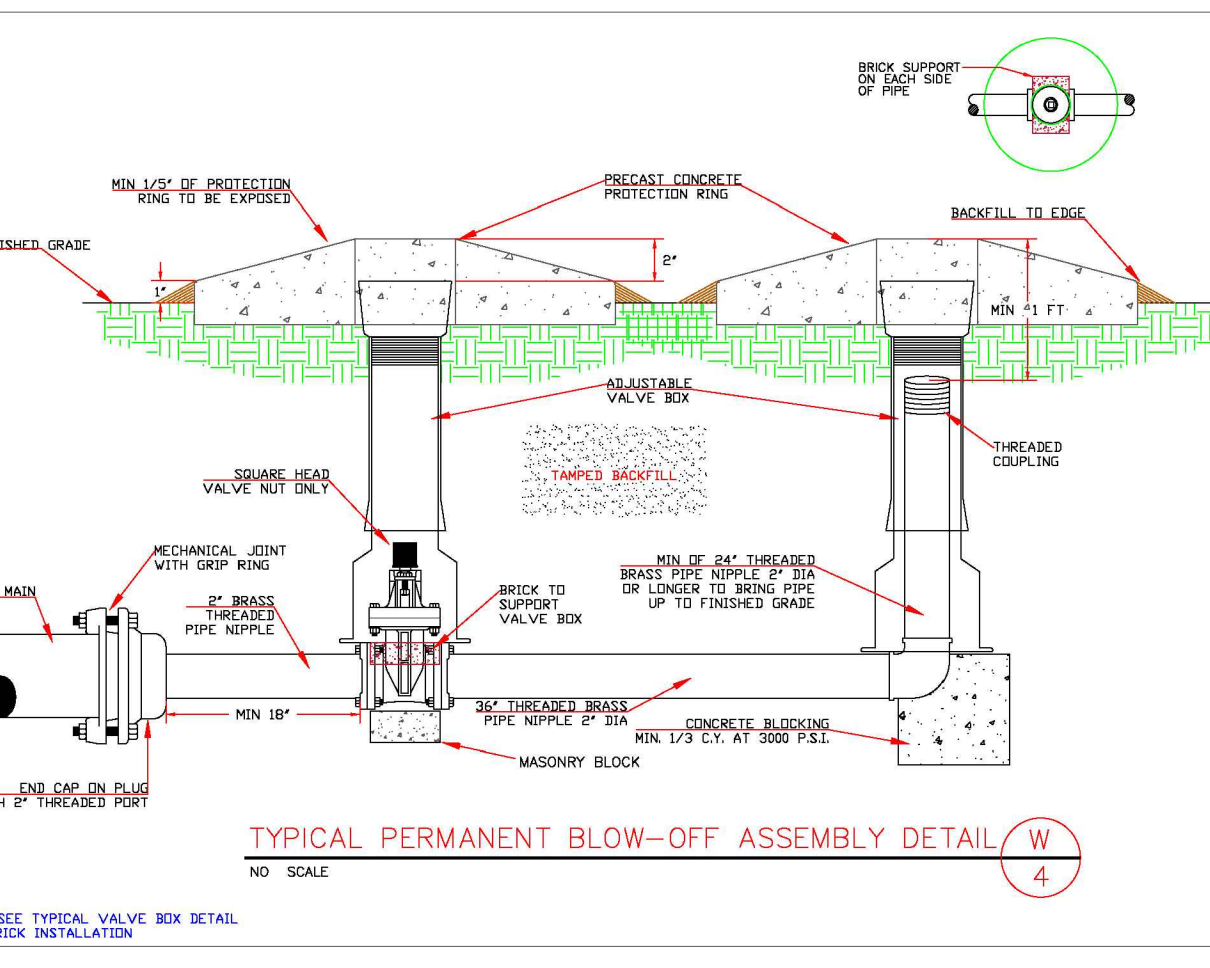
TYPICAL TRACER WIRE INSTALLATION DETAIL W 3



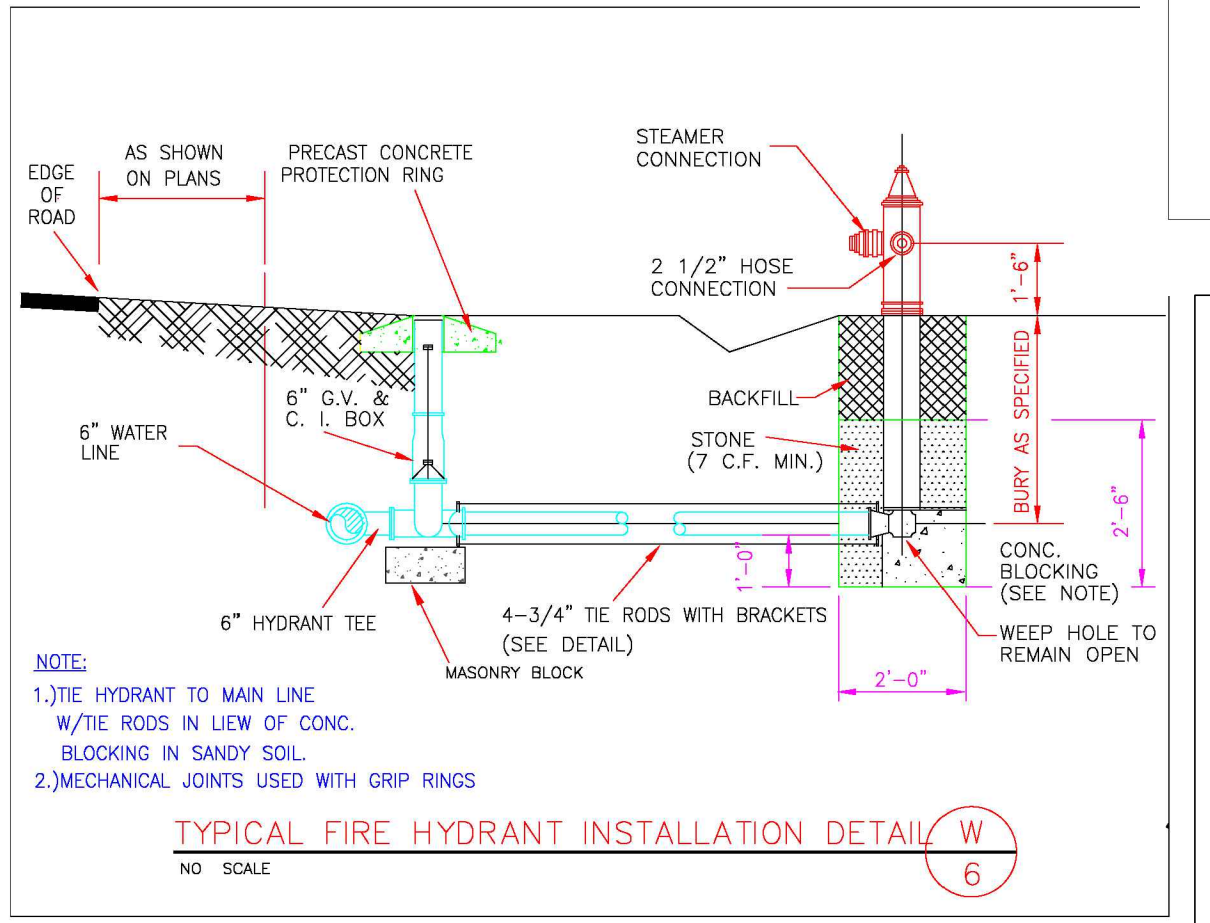
TYPICAL VALVE BOX DETAIL W 2



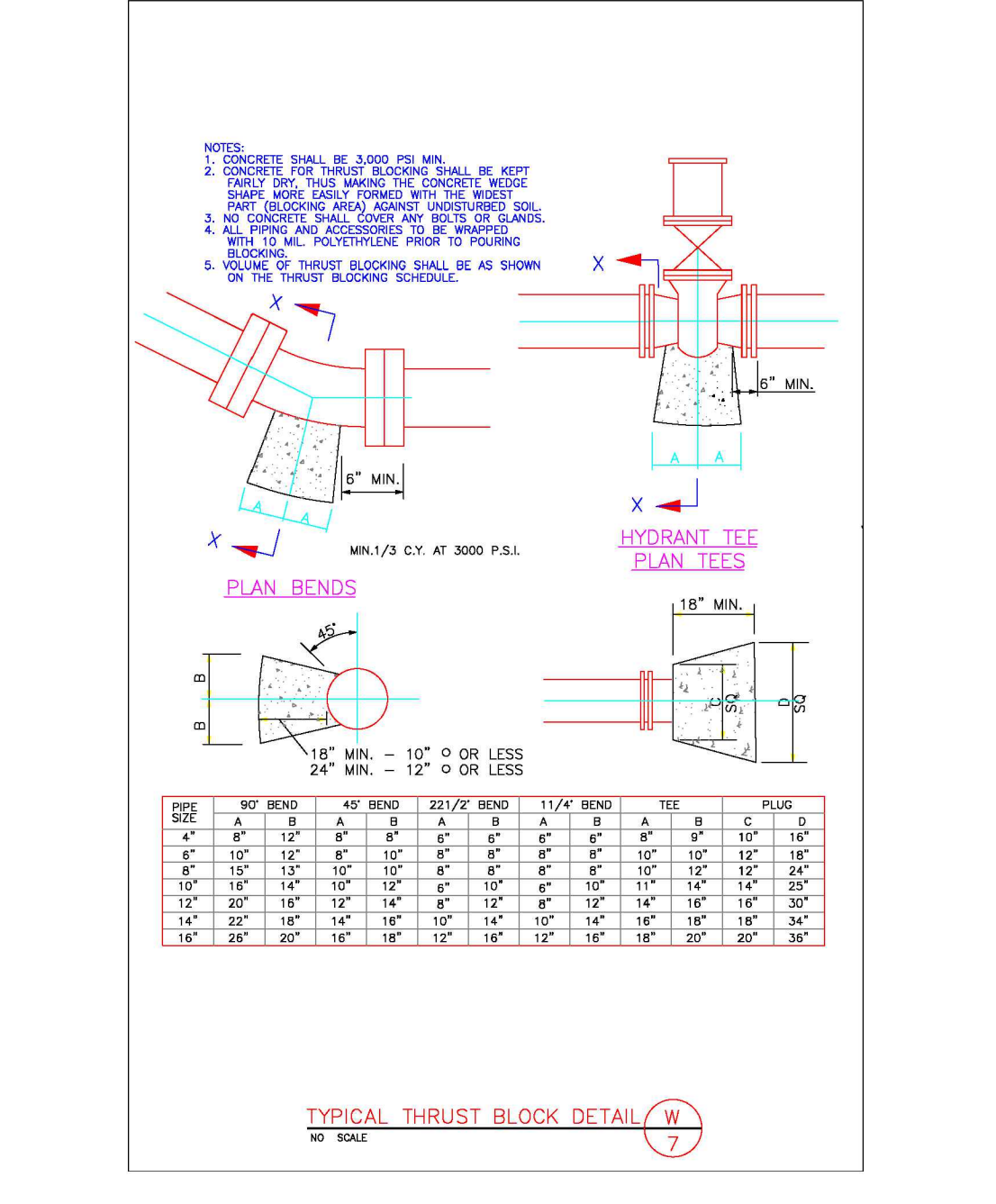
TYPICAL VALVE MARKER DETAIL W 1



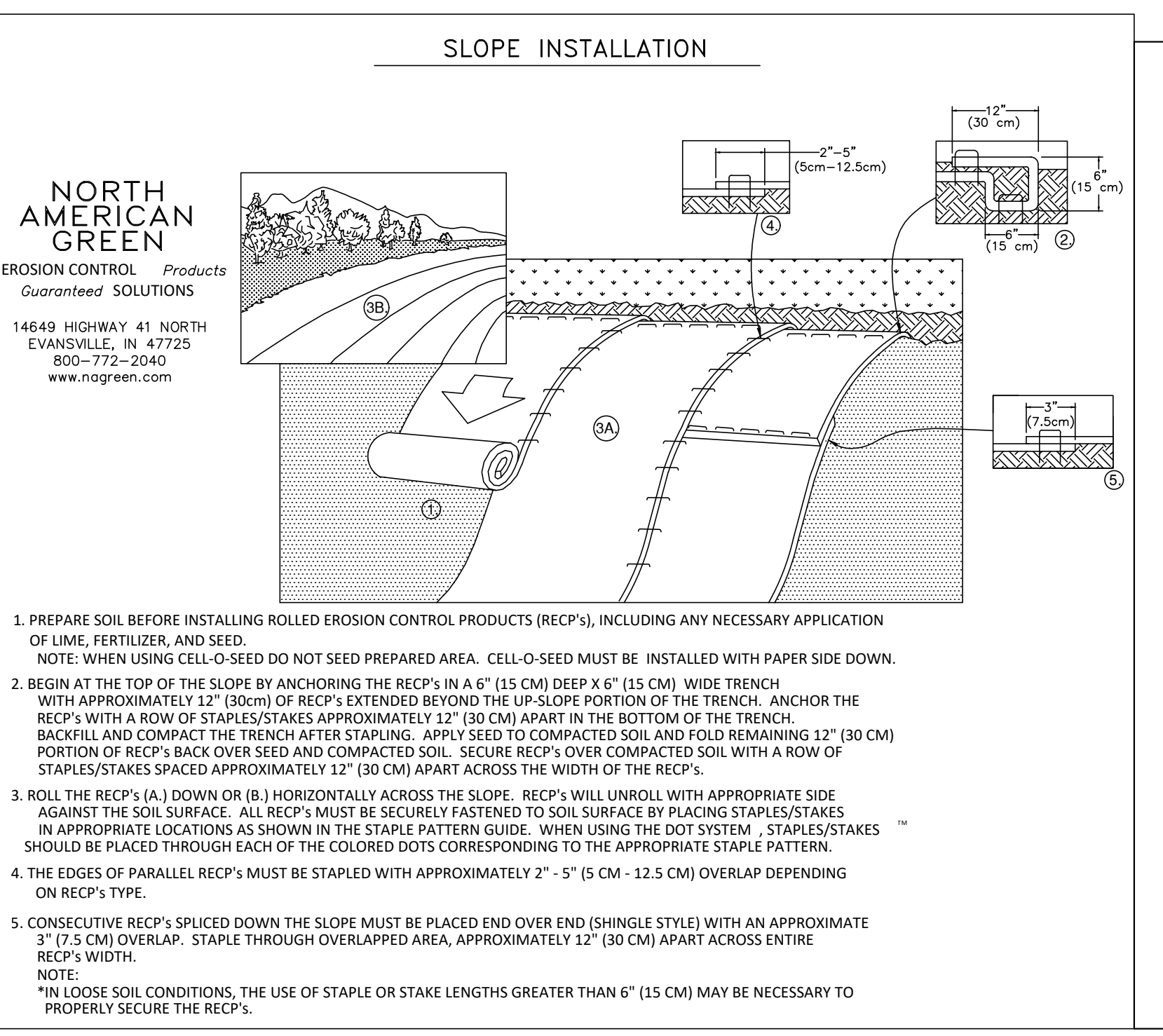
TYPICAL PERMANENT BLOW-OFF ASSEMBLY DETAIL W 4



TYPICAL FIRE HYDRANT INSTALLATION DETAIL W 6



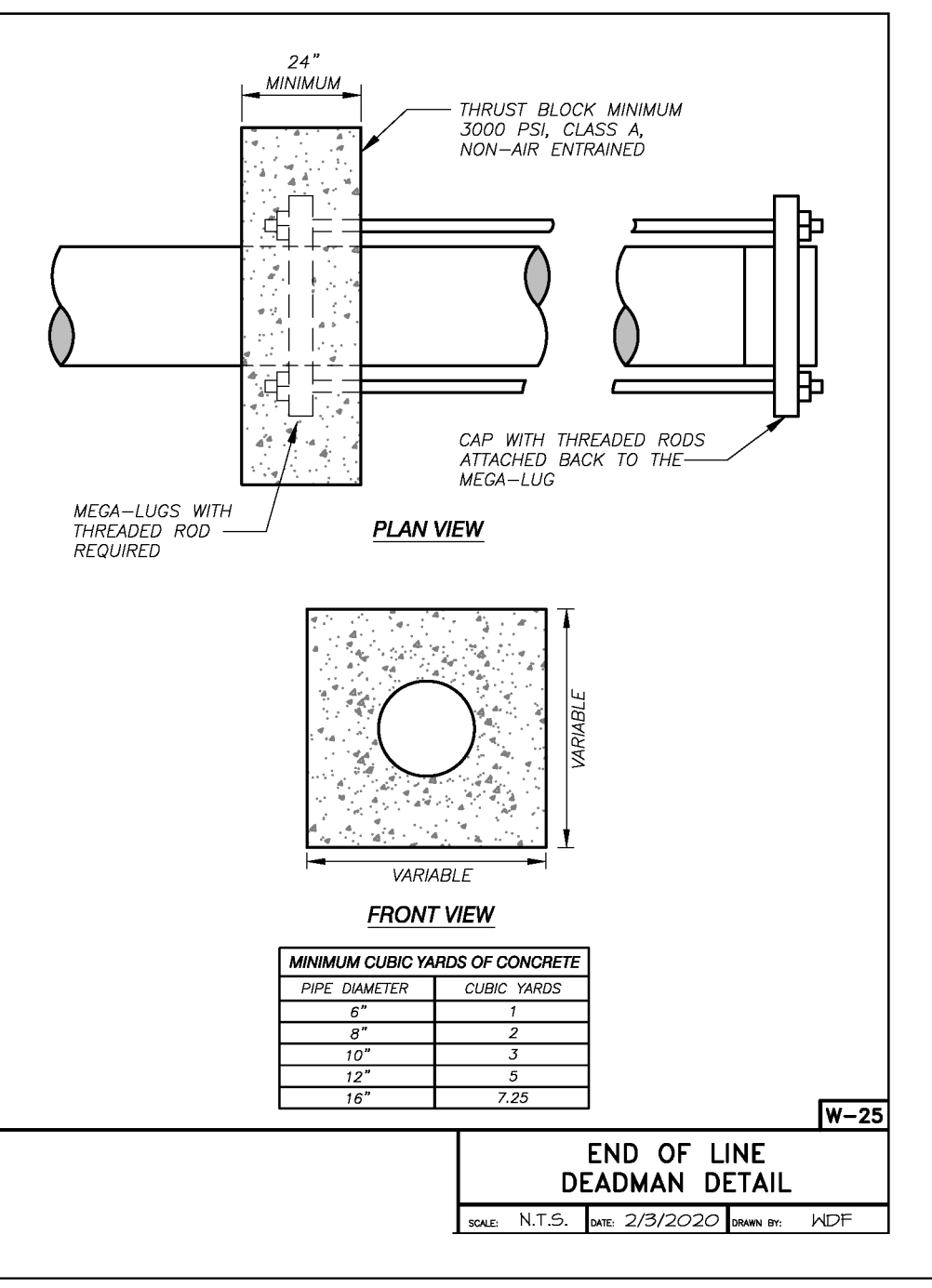
TYPICAL THRUST BLOCK DETAIL W 7



SLOPE INSTALLATION

NORTH AMERICAN GREEN
 EROSION CONTROL Products
 Guaranteed SOLUTIONS
 14649 HIGHWAY 41 NORTH
 EVANSVILLE, IN 47725
 800-772-2040
 www.nogreen.com

1. PREPARE SOIL BEFORE INSTALLING ROLLED EROSION CONTROL PRODUCTS (RECP'S), INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
 NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE RECP'S IN A 6" (15 CM) DEEP X 6" (15 CM) WIDE TRENCH WITH APPROXIMATELY 12" (30 CM) OF RECP'S EXTENDED BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE RECP'S WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30 CM) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30 CM) PORTION OF RECP'S BACK OVER SEED AND COMPACTED SOIL. SECURE RECP'S OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30 CM) APART ACROSS THE WIDTH OF THE RECP'S.
3. ROLL THE RECP'S (A.) DOWN OR (B.) HORIZONTALLY ACROSS THE SLOPE. RECP'S WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL RECP'S MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING THE DOT SYSTEM, STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.
4. THE EDGES OF PARALLEL RECP'S MUST BE STAPLED WITH APPROXIMATELY 2" - 5" (5 CM - 12.5 CM) OVERLAP DEPENDING ON RECP'S TYPE.
5. CONSECUTIVE RECP'S SPICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" (7.5 CM) OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" (30 CM) APART ACROSS ENTIRE RECP'S WIDTH.
 NOTE:
 *IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 CM) MAY BE NECESSARY TO PROPERLY SECURE THE RECP'S.



TEMPORARY SEEDING RECOMMENDATIONS FOR SUMMER

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 GERMAN MILLET 40
 IN THE PIEDMONT AND MOUNTAINS, A SMALL-STEMMED SUDAGRASS MAY BE SUBSTITUTED AT A RATE OF 50 LB/ACRE.

SEEDING DATES
 MOUNTAINS: MAY 15 - AUGUST 15
 PIEDMONT: MAY 1 - AUGUST 15
 COASTAL PLAIN: APRIL 15 - AUGUST 15

SOIL AMENDMENTS
 FOLLOW RECOMMENDATIONS OF SOIL TESTS OR APPLY 2,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 750 LB/ACRE 10-10-10 FERTILIZER

MULCH
 APPLY 4,000 LB/ACRE STRAW. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE
 RE-FERTILIZE IF GROWTH IS NOT FULLY ADEQUATE. RESEED, RE-FERTILIZE AND MULCH IMMEDIATELY FOLLOWING EROSION OR OTHER DAMAGE.

SEEDING FOR GRASS-LINED SWALES

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 TALL FESCUE 200 (4-5 LB/1,000 SQ. FT.)

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE SUDAGRASS OR 10 LB/ACRE GERMAN MILLET. BEFORE MAY 1, OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES
 BEST: AUGUST 25 - OCTOBER
 POSSIBLE: FEBRUARY - APRIL 15
 AVOID SEEDING FROM NOVEMBER TO JANUARY. IF SEEDING MUST BE DONE AT THIS TIME, ADD 40 LB/ACRE RYE GRAIN AND USE A CHANNEL LINING THAT OFFERS MAXIMUM PROTECTION.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER. OPERATE TILLAG EQUIPMENT ACROSS THE WATERWAY.

MULCH
 USE A ROLLED EROSION CONTROL PRODUCT TO COVER THE BOTTOM OF CHANNELS AND DITCHES, AND STAPLE SECURELY. THE LINING SHOULD EXTEND ABOVE THE HIGHEST CALCULATED DEPTH OF FLOW. ON CHANNEL SIDE SLOPES ABOVE THIS HEIGHT, AND IN DRAINAGES NOT REQUIRING TEMPORARY LININGS, APPLY 4,000 LB/ACRE GRAIN STRAW AND ANCHOR STRAW BY STAPLING NETTING OVER THE TOP. MULCH AND ANCHORING MATERIALS MUST NOT BE ALLOWED TO WASH DOWN SLOPES WHERE THEY CAN CLOSE DRAINAGE DEVICES.

MAINTENANCE
 INSPECT AND REPAIR MULCH FREQUENTLY. RE-FERTILIZE IN LATE WINTER OF THE FOLLOWING YEAR. USE SOIL TESTS OR APPLY 150 LB/ACRE 10-10-10. MOW REGULARLY TO A HEIGHT OF 2-4 INCHES.

PERMANENT SEEDING FOR GENTLE SLOPES, AVERAGE SOIL; LOW MAINTENANCE

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 TALL FESCUE 80
 SERICEA LESPEDEZA 30
 KOBE LESPEDEZA 10

SEEDING NOTES
 1. AFTER AUGUST 15 USE UNCAIRBRED SERICEA SEED.
 2. WHERE PERIODIC MOWING IS PLANNED OR A MOW AT APPEARANCE IS DESIRED, OMIT SERICEA AND INCREASE KOBE LESPEDEZA TO 40 LB/ACRE.
 3. TO EXTEND SPRING SEEDING DATES INTO WINTER, ADD 15 LB/ACRE HULLED BERMAUDGRASS. HOWEVER, AFTER MID-APRIL IT IS PREFERABLE TO SEED TEMPORARY COVER.

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE GERMAN MILLET OR 15 LB/ACRE SUDAGRASS. PRIOR TO MAY 1 OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES
 FALL: AUGUST 25 - SEPTEMBER 15
 LATER WINTER: FEBRUARY 15 - MARCH 21
 POSSIBLE: AUGUST 20 - OCTOBER 25
 FEBRUARY 1 - APRIL 15
 FALL IS BEST FOR TALL FESCUE AND LATE WINTER FOR LESPEDEZAS. OVERSEEDING OF KOBE LESPEDEZA OVER FALL-SEEDED TALL FESCUE IS VERY EFFECTIVE.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER.

MULCH
 APPLY 4,000 LB/ACRE GRAIN STRAW OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCHING MATERIAL. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR ROVING OR BY CRIMPING WITH A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE
 RE-FERTILIZE IN THE SECOND YEAR UNLESS GROWTH IS FULLY ADEQUATE. MAY BE MOWED ONCE OR TWICE A YEAR, BUT MOWING IS NOT NECESSARY. RESEED, FERTILIZE, AND MULCH DAMAGED AREAS IMMEDIATELY.

PERMANENT SEEDING FOR STEEP SLOPES OR POOR SOILS; LOW MAINTENANCE

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 TALL FESCUE 100
 SERICEA LESPEDEZA 30
 KOBE LESPEDEZA 10

SEEDING NOTES
 1. IN EASTERN PIEDMONT ADD 25 LB/ACRE PENSACOLA BAHIAGRASS OR 10 LB/ACRE COMMON BERMAUDGRASS. USE COMMON BERMAUDGRASS ONLY WHERE IT IS UNLIKELY TO BECOME A PEST.
 2. AFTER AUGUST 15, USE UNCAIRBRED SERICEA SEED.
 3. WHERE A NEAT APPEARANCE IS DESIRED, OMIT SERICEA AND SUBSTITUTE 40 LB/ACRE BAHIAGRASS OR 15 LB/ACRE BERMAUDGRASS.
 4. TO EXTEND SPRING SEEDING DATES INTO WINTER, ADD 15 LB/ACRE HULLED BERMAUDGRASS. HOWEVER, IT IS PREFERABLE TO SEED TEMPORARY COVER AND SEED FESCUE IN SEPTEMBER.

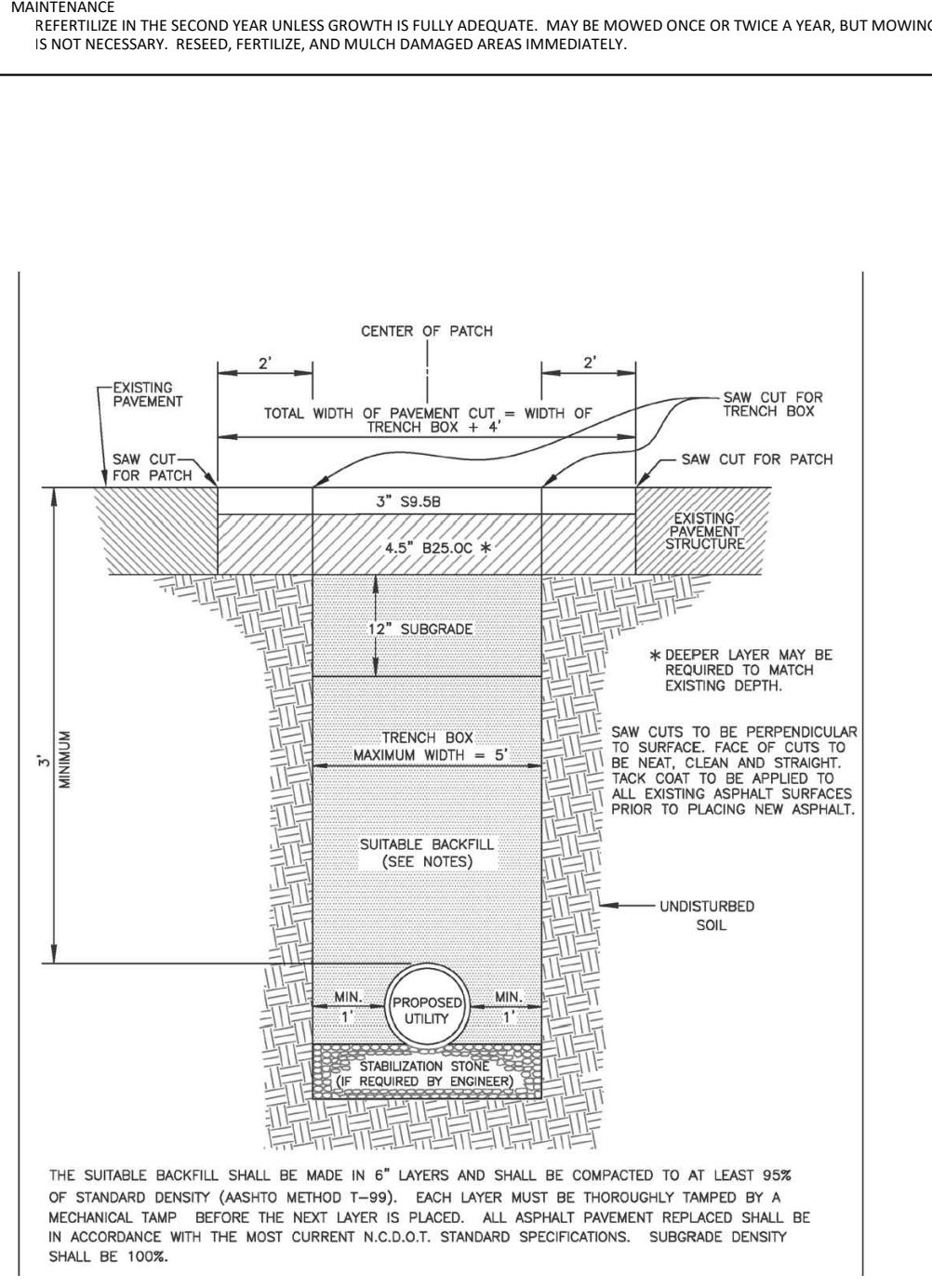
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SEEDING DATES
 FALL: AUGUST 25 - SEPTEMBER 15
 LATER WINTER: FEBRUARY 15 - MARCH 21
 POSSIBLE: AUGUST 20 - OCTOBER 25
 FEBRUARY 1 - APRIL 15
 FALL IS BEST FOR TALL FESCUE AND LATE WINTER FOR LESPEDEZAS. OVERSEEDING OF KOBE LESPEDEZA OVER FALL-SEEDED TALL FESCUE IS VERY EFFECTIVE. USE UNHULLED BERMAUDGRASS SEED IN FALL.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER.

MULCH
 APPLY 4,000-5,000 LB/ACRE GRAIN STRAW, OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCHING MATERIAL. ANCHOR MULCHING BY TACKING WITH ASPHALT, ROVING, OR NETTING. NETTING IS THE PREFERRED ANCHORING METHOD ON STEEP SLOPES.

MAINTENANCE
 RE-FERTILIZE IN THE SECOND YEAR UNLESS GROWTH IS FULLY ADEQUATE. MAY BE MOWED ONCE OR TWICE A YEAR, BUT MOWING IS NOT NECESSARY. RESEED, FERTILIZE, AND MULCH DAMAGED AREAS IMMEDIATELY.



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 aden@seengineering.com
 336-904-0207
 683 Gralin Street
 Kernersville, NC 27284

SEI
 Stoltzfus Engineering Inc.
 Civil Engineering Consultants

STORE-IT-SAFE SELF-STORAGE, ERWIN, NC

DETAILS

OWNER & DESIGNER INFORMATION:
 STEVEN K. WALKER, PROJECT MANAGER
 721 ANCIENT OAKS DR.
 HOLLY SPRINGS, NC 27540-8330

PROJECT LOCATION:
 STATE ROUTE 100
 COUNTY: HARRETT
 TOWNSHIP: ERWIN

NO. DATE REVISION NOTE

DRAWN BY: WVC
 CHECKED BY: ARS
 DATE: 04-23-2024
 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: NTS

APPROVED BY: [Signature]
 04/23/2024
 ADEN R. STOLTZFUS, PE
 PE Lic. No. 35000

C5
5 OF 5



Town of Erwin
Zoning Application & Permit
 Planning & Inspections Department

Permit #
 24-0154

Rev Sep2014

Each application should be submitted with an attached plot/site plan with the proposed use/structure showing lot shape, existing and proposed buildings, parking and loading areas, access drives and front, rear, and side yard dimensions.

Name of Applicant	Aiken Keppler	Property Owner	Aiken Keppler
Home Address	721 Ancient Oaks Dr.	Home Address	721 Ancient Oaks Dr.
City, State, Zip	Holly Springs, NC 27540	City, State, Zip	Holly Springs, NC 27540
Telephone	(919) 730-4067	Telephone	(919) 730-4067
Email	aikenkeppler@gmail.com	Email	aikenkeppler@gmail.com

Address of Proposed Property	316 Moulton Spring Road, Erwin, NC 28339		
Parcel Identification Number(s) (PIN)	597-51-3059	Estimated Project Cost	To be determined
What is the applicant requesting to build / what is the proposed use of the subject property? Be specific.	Self-Storage Buildings		
Description of any proposed improvements to the building or property	2 buildings with gravel drive aisles, fencing and landscaping. Entrance outside of fence to be paved.		
What was the Previous Use of the subject property?	Residential		
Does the Property Access DOT road?	NO		
Number of dwelling/structures on the property already	2, will remove	Property/Parcel size	1.82 AC.
Floodplain SFHA <u>Yes</u> <input checked="" type="checkbox"/> <u>No</u> <input type="checkbox"/>	Watershed <u>Yes</u> <input checked="" type="checkbox"/> <u>No</u> <input type="checkbox"/>	Wetlands <u>Yes</u> <input checked="" type="checkbox"/> <u>No</u> <input type="checkbox"/>	
MUST circle one that applies to property	Existing/Proposed Septic System <input type="checkbox"/> Or Existing/Proposed County/City Sewer <input checked="" type="checkbox"/>		

Owner/Applicant Must Read and Sign

The undersigned property owner, or duly authorized agent/representative thereof certifies that this application and the forgoing answers, statements, and other information herewith submitted are in all respects true and correct to the best of their knowledge and belief. The undersigning party understands that any incorrect information submitted may result in the revocation of this application. Upon issuance of this permit, the undersigning party agrees to conform to all applicable town ordinances, zoning regulations, and the laws of the State of North Carolina regulating such work and to the specifications of plans herein submitted. The undersigning party authorizes the Town of Erwin to review this request and conduct a site inspection to ensure compliance to this application as approved.

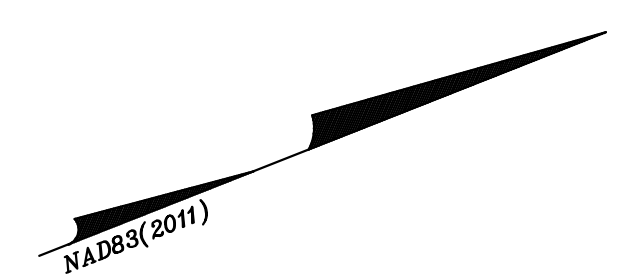
Aiken Keppler	<i>Aiken Keppler</i>	04/29/2024
Print Name	Signature of Owner or Representative	Date

For Office Use

Zoning District	BZ	Existing Nonconforming Uses or Features	NA
Front Yard Setback	30 Ft	Other Permits Required	<input type="checkbox"/> Conditional Use <input checked="" type="checkbox"/> Building <input checked="" type="checkbox"/> Fire Marshal <input type="checkbox"/> Other
Side Yard Setback	20 Ft	Requires Town Zoning Inspection(s)	<input type="checkbox"/> Foundation <input checked="" type="checkbox"/> Prior to C. of O.
Rear Yard Setback	20 Ft	Zoning Permit Status	<input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied
		Fee Paid: \$ 100	Date Paid: <i>4/29/24</i> Staff Initials:

Comments: Trades from HC, HAIN for water/sewer

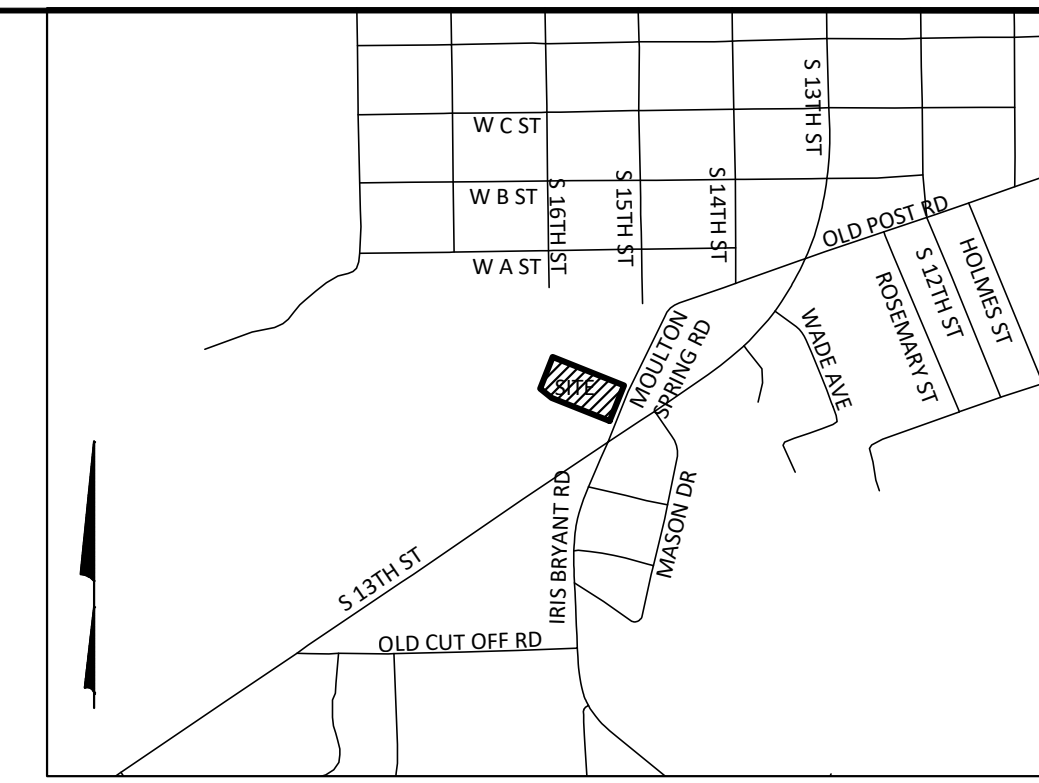
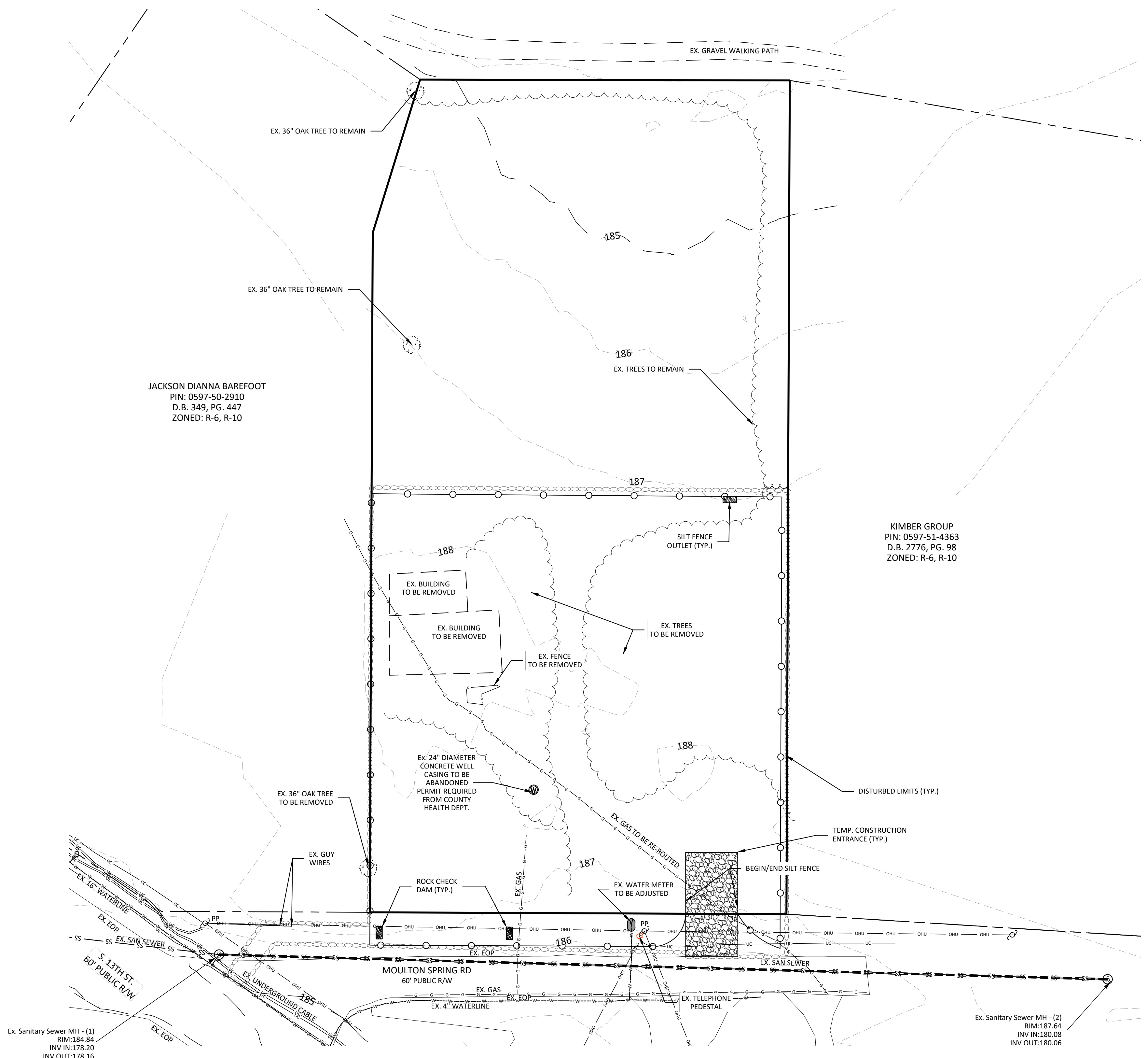
Signature of Town Representative: <i>[Signature]</i>	Date Approved/Denied: 4/30/24
--	-------------------------------



TOWN OF ERWIN
PIN: 0597-41-4262
D.B. 541, PG. 199
ZONED: CV

JACKSON DIANNA BAREFOOT
PIN: 0597-50-2910
D.B. 349, PG. 447
ZONED: R-6, R-10

KIMBER GROUP
PIN: 0597-51-4363
D.B. 2776, PG. 98
ZONED: R-6, R-10



VICINITY MAP
1" = 1,000'

NOTES:

THIS MAP DOES NOT MEET G.S. 47-30 AND IS NOT FOR RECORDING.

THIS PROPERTY IS SUBJECT TO ANY EASEMENTS, AGREEMENTS, OR RIGHTS-OF-WAY OF RECORD PRIOR TO THE DATE OF THIS MAP AND WHICH WERE NOT VISIBLE AT THE TIME OF INSPECTION.

THIS MAP WAS PREPARED WITH OUT THE BENEFIT OF A TITLE REPORT AND DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES UPON THIS PROPERTY.

BOUNDARY & TOPOGRAPHIC INFORMATION TAKEN FROM SURVEY FOR AKEN KEPPLER, BY VANDERHOOF SURVEYING, PLLC.

NO SURVEYING OR SUBSURFACE INVESTIGATIONS PERFORMED BY STOLTZBUS ENGINEERING, INC.

PARCEL DATA:

TOTAL ACREAGE: 1.816 AC. +/-
PIN: 0597-51-3059
DEED REF: DB 4181 PG. 2640
PLAT REF: PB 2023 PG. 387
EXISTING ZONING: R-2
EXISTING USE: RESIDENTIAL
PROPOSED USE: COMMERCIAL, SELF-STORAGE

BUILDING SETBACKS:

FRONT: 30'
SIDE: 20' WHERE LOT ABUTS RESIDENTIALLY ZONED LOT
REAR: 20'
SIDE STREET: N/A

WATERSHED INFORMATION:

THIS PROPERTY IS NOT LOCATED IN A WATER SUPPLY WATERSHED PER NCDEQ.

FLOOD INFORMATION:

THIS PROPERTY IS NOT LOCATED IN A FLOOD RISK ZONE PER NCFRIS.NC.GOV, MAP # 3720059700, PANEL 0597, DATED 10-03-2006.

SOIL INFORMATION:

LOAMY SAND, 2 TO 6% SLOPES; 44.8%
NORFOLK-URBAN LAND COMPLEX, 0 TO 6% SLOPES; 55.2%

EROSION CONTROL NOTES: (ALSO SEE DETAIL SHEETS)

- PROPOSED DISTURBED AREA: 0.93 AC.
- THE EROSION AND SEDIMENTATION CONTROL MEASURES AND DEVICES SHOWN ON THE DRAWINGS ARE INTENDED AS A GUIDE. AS GRADING PROGRESSES, MEASURES MAY BE ADDED OR DELETED BY THE EROSION CONTROL OFFICER AS DEEMED NECESSARY TO CONTROL EROSION AND SEDIMENTATION. IF GRADING CONTRACTOR FEELS THAT ADDITIONAL MEASURES ARE NEEDED OTHER THAN THOSE INDICATED, GRADING CONTRACTOR SHOULD CONTACT THE OWNER AND ENGINEER IMMEDIATELY FOR APPROVAL OF THE CHANGES.
- ALL EROSION AND SEDIMENTATION CONTROL MEASURES AND DEVICES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE NCDER - LAND QUALITY SECTIONS' EROSION AND SEDIMENTATION CONTROL PLANNING AND DESIGN MANUAL.
- ALL DISTURBED AREAS SHALL BE SEEDED AND MULCHED IN ACCORDANCE WITH THE NPDES GROUND COVER REQUIREMENTS AS SHOWN ON DETAIL SHEETS.
- ROUGHEN SLOPE SURFACES TO MINIMIZE EROSION DURING VEGETATION ESTABLISHMENT.
- STRUCTURAL FILL COMPACTION NOTE: AREAS OUTSIDE OF PUBLIC RIGHT OF WAY (REFER TO NCDDOT OR TOWN OF ERWIN STANDARDS FOR AREA WITHIN PUBLIC RIGHT OF WAY) THE CONTRACTOR SHALL REMOVE AND OR UNDERLIT UNSUITABLE SOILS AT THE DIRECTION OF A CERTIFIED TESTING FIRM PAID BY THE OWNER FOR ALL STRUCTURAL FILL/TRENCH AREAS. ALL STRUCTURAL FILL AND UNDERGROUND TRENCH AREAS SHALL BE FILLED IN LAYERS SIX INCHES (6") DEEP AND THOROUGHLY COMPACTED WITH MECHANICAL COMPACTORS TO ATTAIN 95% STANDARD PROCTER. COMPACTION TESTING OF THE BACKFILL SHALL BE PROVIDED BY A CERTIFIED TESTING FIRM AND PAID FOR BY THE OWNER FOR EACH FILL LOT AND OR TRENCH AREA.

CONSTRUCTION SEQUENCE:

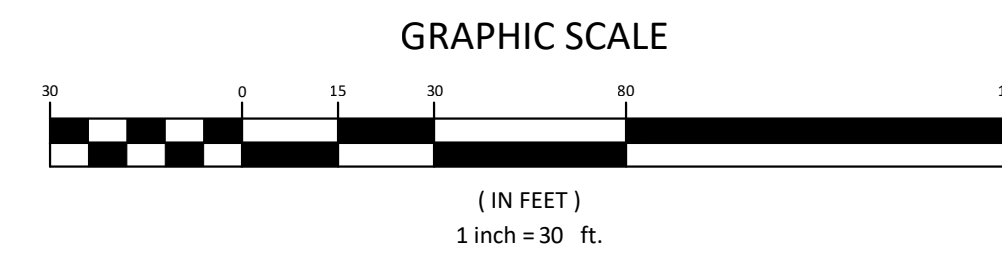
INSTALL CONSTRUCTION ENTRANCE AND PERIMETER SILT FENCE. INGRESS AND EGRESS TO THE DISTURBED SITE WILL ONLY BE OVER APPROVED CONSTRUCTION ENTRANCE.

CLEAR AND GRUB EXISTING TREES NEAR PROPERTY LINE.

GRADE SITE IN MANNER WHERE RUNOFF IS CONTINUALLY DIRECTED INTO SILT FENCE OUTLETS.

LEGEND

- | | | | |
|--|------------------------|--|---|
| | WATER METER BOX (WM) | | FIRE HYDRANT (HYD) |
| | WATER VALVE (WV) | | SANITARY SEWER MANHOLE (SSMH) |
| | STORM MANHOLE (STMH) | | CLEAN OUT |
| | UTILITY POLE | | DEED BOOK |
| | LIGHT POLE | | PLAT BOOK |
| | GROUND LIGHT | | PAGE |
| | GUY WIRE | | RIGHT-OF-WAY |
| | YARD INLET (YI) | | EDGE OF PAVEMENT |
| | GAS VALVE | | EDGE OF GRAVEL |
| | OVERHEAD POWER LINE | | CONCRETE |
| | WATER LINE | | REINFORCED CONCRETE PIPE |
| | UNDERGROUND ELECTRICAL | | DROP INLET |
| | FENCE LINE | | CURB INLET |
| | WOODSLINE (TYP.) | | FINISH FLOOR ELEVATION |
| | | | BASEMENT |
| | | | TELEPHONE PEDESTAL |
| | | | TELEPHONE HAND HOLD |
| | | | DRAINAGE MAINTENANCE & UTILITY EASEMENT |
| | | | PROP. DISTURBED LIMITS |
| | | | TEMP. DIVERSION BERM |



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336-904-0207
683 Gralin Street
Kernersville, NC 27284



STORE-IT-SAFE SELF-STORAGE, ERWIN, NC
EXISTING CONDITIONS & CLEARING PLAN

OWNER & DEVELOPER INFORMATION:
AKEN KEPPLER
721 ANCIENT OAKS DR.
HOLLY SPRINGS, NC 27540-8350

NO.	DATE	REVISION NOTE
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		

DRAWN BY: WVC
CHECKED BY: ARS
DATE: 04-23-2024
PROJECT NO.: 1104-02
REF. NO.:
SCALE: 1"=30'



Aden R. Stoltzfus, PE C-3812
 aden@seieengineering.com
 336-904-0207
 683 Gralin Street
 Kernersville, NC 27284



STORE-IT-SAFE SELF-STORAGE, ERWIN, NC
SITE, UTILITY & LANDSCAPING PLAN

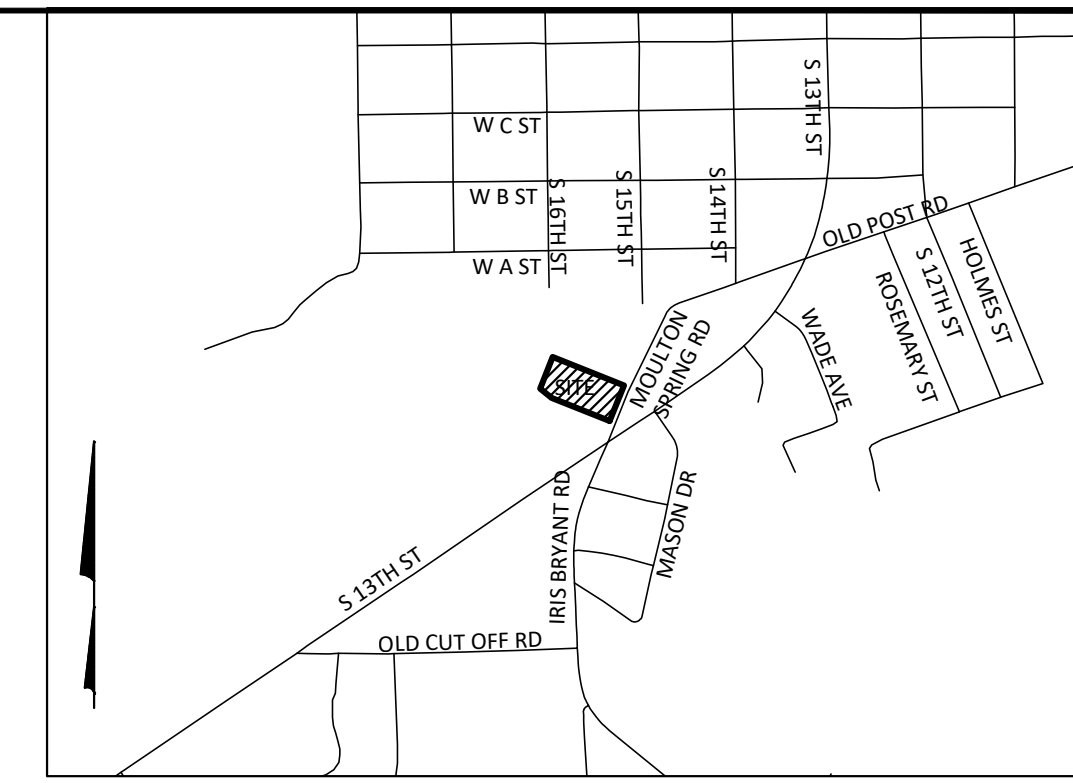
OWNER & DEVELOPER INFORMATION:
 ADEN R. STOLTZFUS
 721 ANCIENT OAKS DR.
 HOLLY SPRINGS, NC 27540-8350

NO.	DATE	REVISION NOTE
1	04/23/2024	ISSUED FOR PERMIT
2	04/23/2024	REVISED PER COMMENTS
3	04/23/2024	REVISED PER COMMENTS
4	04/23/2024	REVISED PER COMMENTS
5	04/23/2024	REVISED PER COMMENTS

DRAWN BY: WVC
 CHECKED BY: ARS
 DATE: 04/23/2024
 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: 1"=30'



C3
3 OF 5



NOTES:
 THIS MAP DOES NOT MEET G.S. 47-30 AND IS NOT FOR RECORDING.
 THIS PROPERTY IS SUBJECT TO ANY EASEMENTS, AGREEMENTS, OR RIGHTS-OF-WAY OF RECORD PRIOR TO THE DATE OF THIS MAP AND WHICH WERE NOT VISIBLE AT THE TIME OF INSPECTION.
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 BOUNDARY & TOPOGRAPHIC INFORMATION TAKEN FROM SURVEY FOR AIKEN KEPPLER, BY VANDERHOOF SURVEYING, PLLC.
 NO SURVEYING OR SUBSURFACE INVESTIGATIONS PERFORMED BY STOLTZFUS ENGINEERING, INC.

KEY PAD NOTE:
 KNOX BOX WILL BE PROVIDED TO ALLOW FOR EMERGENCY SERVICE OPERATION OF THE GATE. OWNER TO COORDINATE WITH HARNETT COUNTY FIRE ON GATE OPERATION.

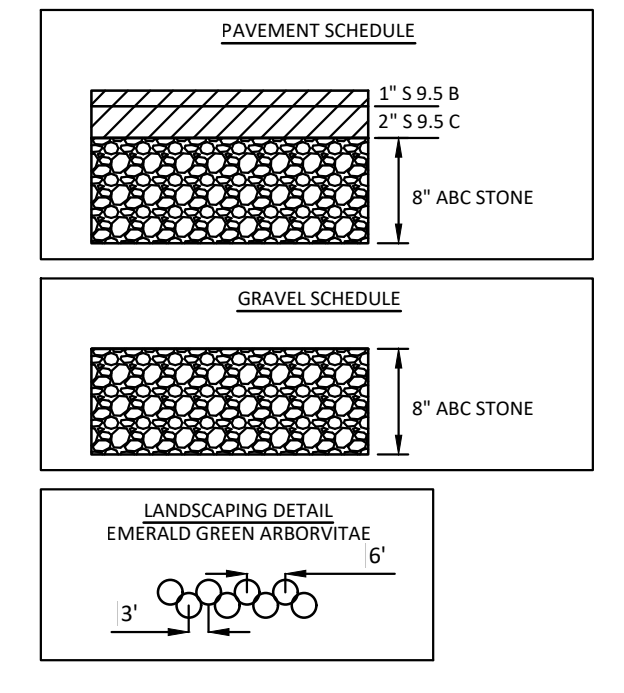
PARCEL DATA:
 TOTAL ACREAGE: 1.816 AC. +/-
 PIN: 0597-51-3059
 DEED REF: DB 4181 PG. 2640
 PLAT REF: PB 2023 PG. 387
 EXISTING ZONING: S-2
 EXISTING USE: RESIDENTIAL
 PROPOSED USE: COMMERCIAL, SELF-STORAGE

BUILDING SETBACKS:
 FRONT: 30'
 SIDE: 20' WHERE LOT ABUTS RESIDENTIALLY ZONED LOT
 REAR: 20'
 SIDE STREET: N/A

WATERSHED INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A WATER SUPPLY WATERSHED PER NCDEQ.

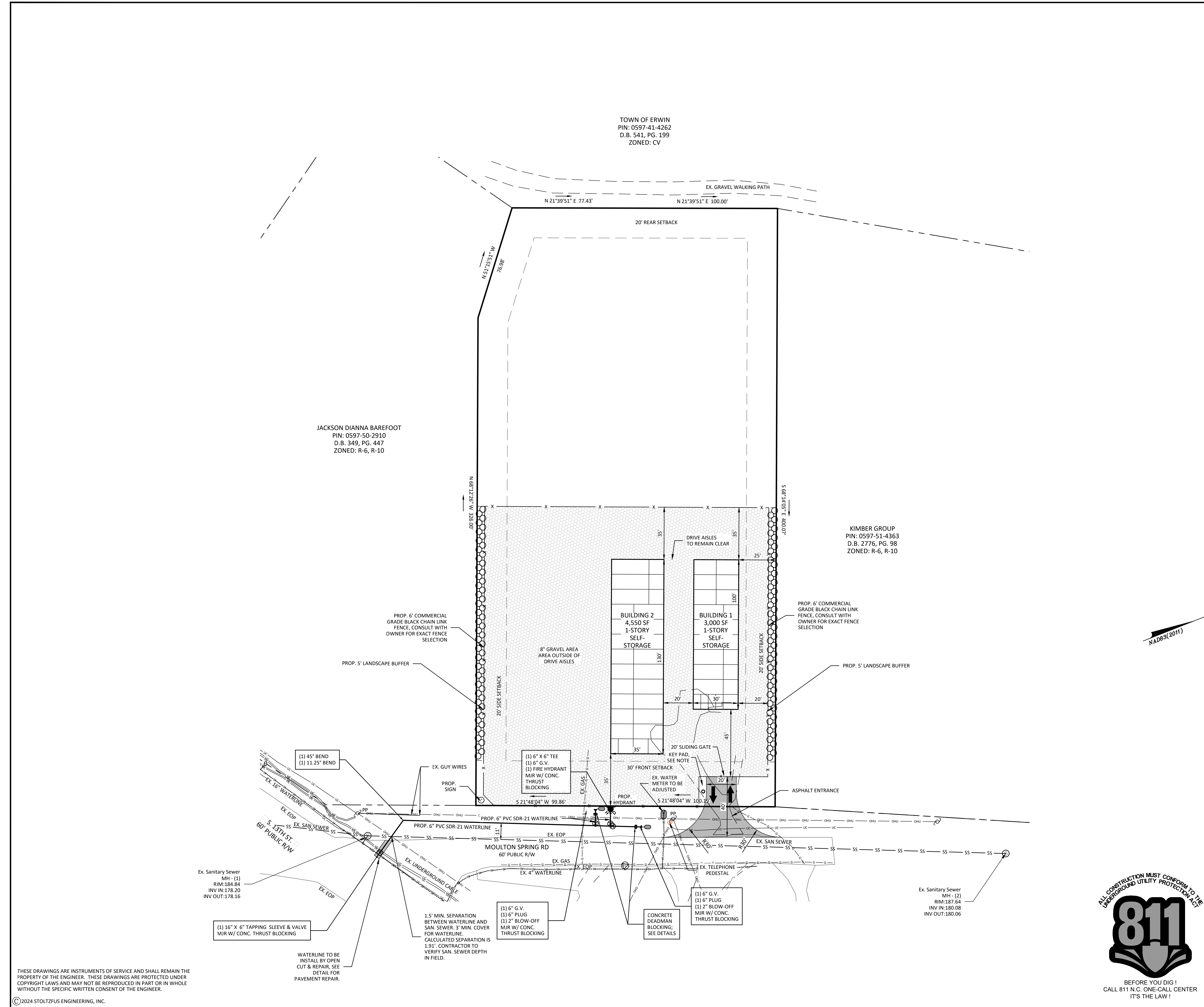
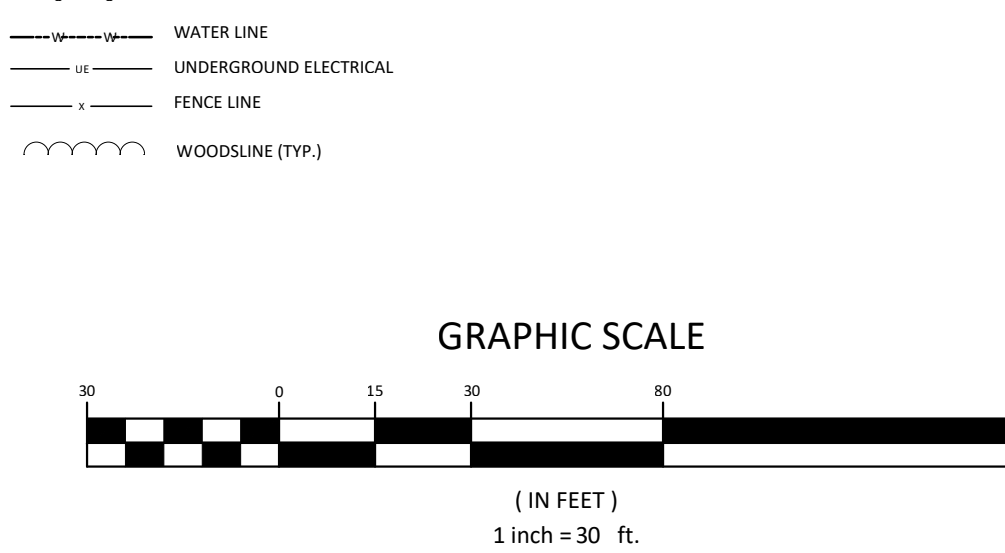
FLOOD INFORMATION:
 THIS PROPERTY IS NOT LOCATED IN A FLOOD RISK ZONE PER NCFRIS.NC.GOV, MAP # 3720059700, PANEL 0597, DATED 10-03-2006.

BLU:
 EX. BUILDINGS: 6,137 S.F. (7.76%)
 EX. GRAVEL: 1,601 S.F. (2.02%)
 EX. CONC.: 73 S.F. (0.09%)
 TOTAL EX. IMPERVIOUS: 7,811 S.F. (9.87%)
 PROP. BUILDINGS: 7,550 S.F. (9.54%)
 PROP. GRAVEL: 29,501 S.F. (37.28%)
 PROP. ASPHALT: 410 S.F. (0.52%)
 TOTAL PROP. IMPERVIOUS: 37,461 S.F. (47.34%)

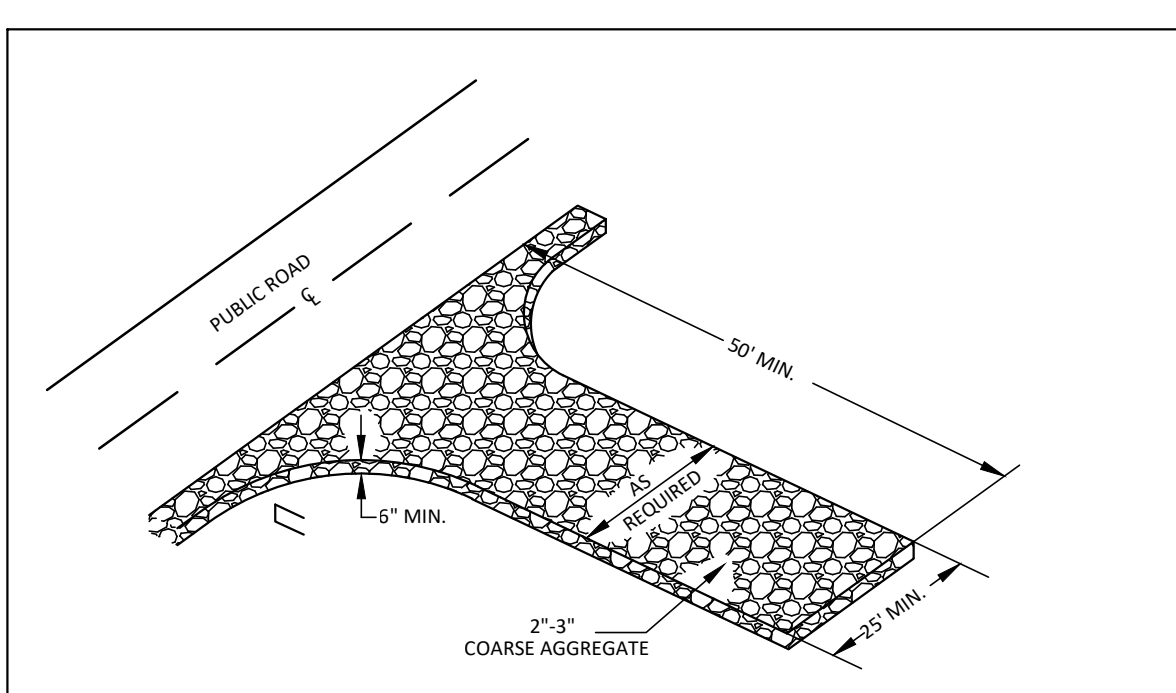


LEGEND

WATER METER BOX (WM)	FIRE HYDRANT (HYD)
WATER VALVE (WV)	SANITARY SEWER MANHOLE (SSMH)
STORM MANHOLE (STMH)	CLEAN OUT
UTILITY POLE	DEED BOOK
LIGHT POLE	PLAY BOOK
GROUND LIGHT	PAGE
GUY WIRE	RIGHT-OF-WAY
YARD INLET (YI)	EDGE OF PAVEMENT
GAS VALVE	EDGE OF GRAVEL
OVERHEAD POWER LINE	CONCRETE
GAS LINE	REINFORCED CONCRETE PIPE
WATER LINE	DROP INLET
UNDERGROUND ELECTRICAL	CURB INLET
FENCE LINE	FINISH FLOOR ELEVATION
WOODSLINE (TYP.)	BSMT
	BASEMENT
	TYPED TELEPHONE PEDESTAL
	THH TELEPHONE HAND HOLD
	DMUE DRAINAGE MAINTENANCE & UTILITY EASEMENT



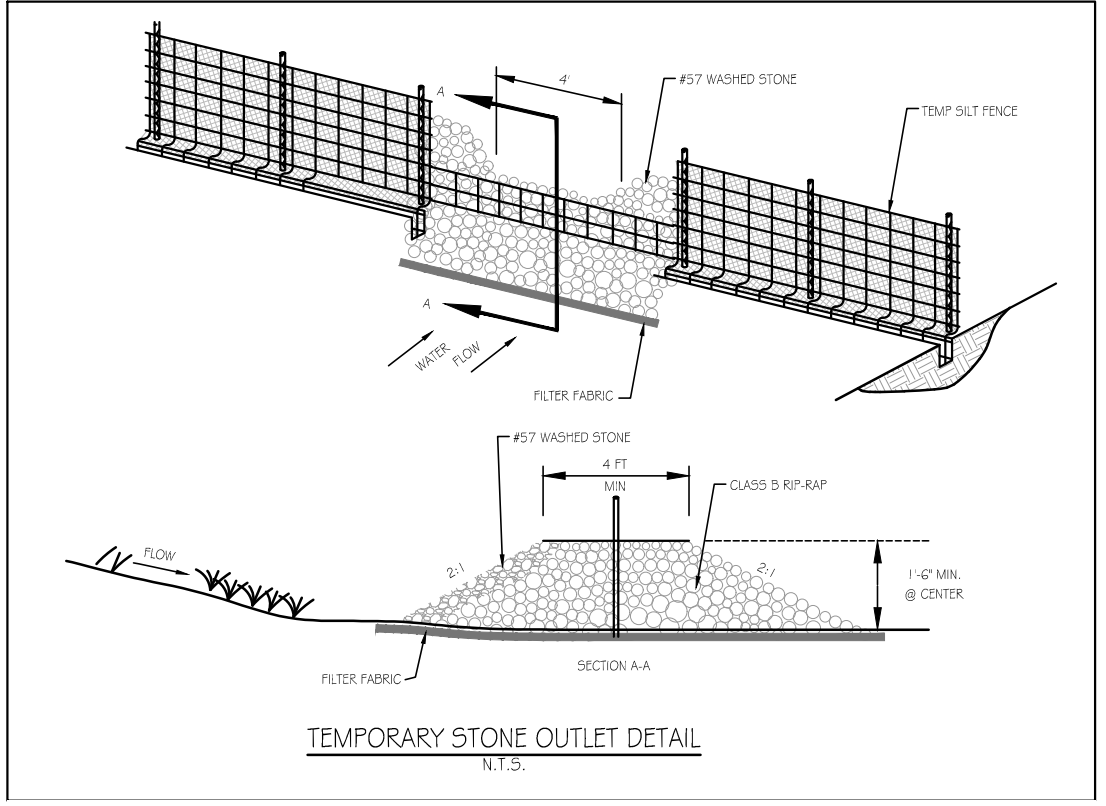
THESE DRAWINGS ARE INSTRUMENTS OF SERVICE AND SHALL REMAIN THE PROPERTY OF THE ENGINEER. THESE DRAWINGS ARE PROTECTED UNDER COPYRIGHT LAWS AND MAY NOT BE REPRODUCED IN PART OR IN WHOLE WITHOUT THE SPECIFIC WRITTEN CONSENT OF THE ENGINEER.
 © 2024 STOLTZFUS ENGINEERING, INC.



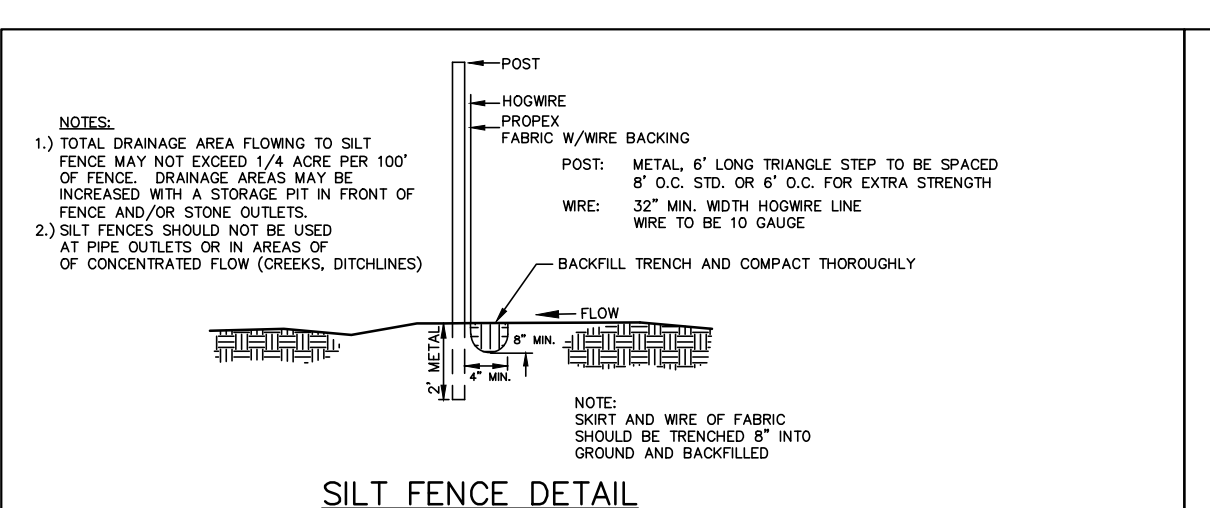
TEMPORARY GRAVEL CONSTRUCTION ENTRANCE

- CONSTRUCTION SPECIFICATIONS:**
1. CLEAR THE ENTRANCE AND EXIT AREA OF ALL VEGETATION, ROOTS, AND OTHER OBJECTIONABLE MATERIAL AND PROPERLY GRADE IT.
 2. PLACE THE GRAVEL TO THE SPECIFIED GRADE AND DIMENSIONS SHOWN ON THE PLANS, AND SMOOTH IT.
 3. PROVIDE DRAINAGE TO CARRY WATER TO A SEDIMENT TRAP OR OTHER SUITABLE OUTLET.
 4. USE GEOTEXTILE FABRICS BECAUSE THEY IMPROVE STABILITY OF THE FOUNDATION IN LOCATIONS SUBJECT TO SEEPAGE OR HIGH WATER TABLE.

MAINTENANCE
 MAINTAIN THE GRAVEL PAD IN A CONDITION TO PREVENT MUD OR SEDIMENT FROM LEAVING THE CONSTRUCTION SITE. THIS MAY REQUIRE PERIODIC TOPDRESSING WITH 2 INCH STONE. AFTER EACH RAINFALL, INSPECT ANY STRUCTURE USED TO TRAP SEDIMENT AND CLEAN IT OUT AS NECESSARY. IMMEDIATELY REMOVE ALL OBJECTIONABLE MATERIALS SPILLED, WASHED OR TRACKED ONTO PUBLIC ROADWAYS.



TEMPORARY STONE OUTLET DETAIL

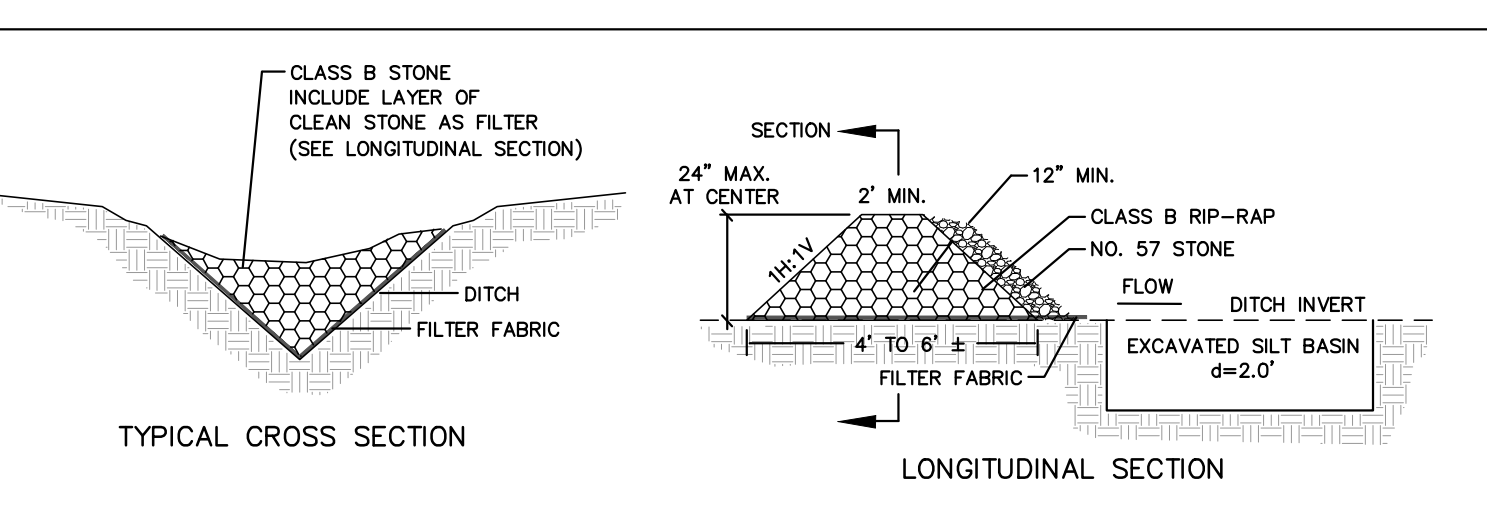


SILT FENCE DETAIL

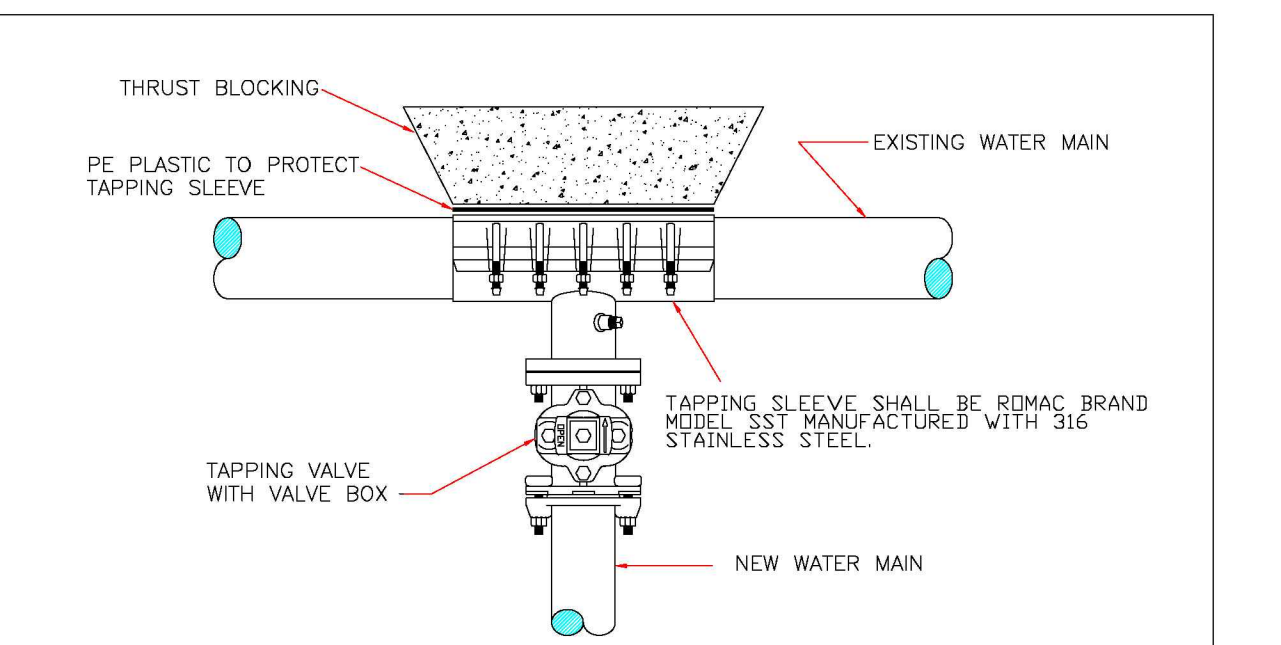
MAINTENANCE
 RESPECT SEDIMENT FENCES AT LEAST ONCE A WEEK AND AFTER EACH RAINFALL. MAKE ANY REQUIRED REPAIRS IMMEDIATELY.
 REMOVE SEDIMENT DEPOSITS AS NECESSARY TO PROVIDE ADEQUATE STORAGE VOLUME FOR THE NEXT RAIN AND TO REDUCE PRESSURE ON THE FENCE. TAKE CARE TO AVOID UNDERMINING THE FENCE DURING CLEANOUT.

REMOVE ALL FENCING MATERIALS AND UNSTABLE SEDIMENT DEPOSITS AND BRING THE AREA TO GRADE AND STABILIZE IT AFTER THE CONTRIBUTING DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.

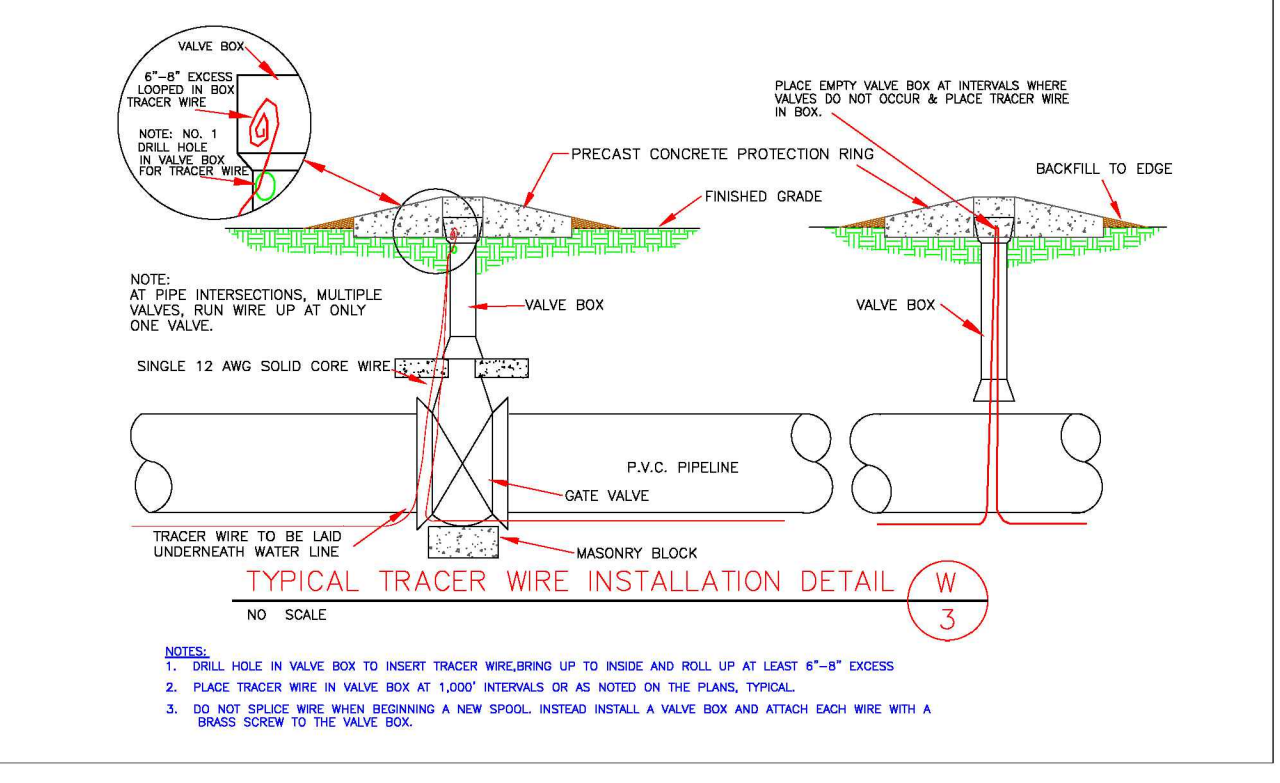
~ Silt Fence Materials ~
 Use a synthetic filter fabric of at least 95% by weight of polyolefins or polyester, which is certified by the manufacturer or supplier as conforming to the requirements in ASTM D 6461.
 Synthetic filter fabric should contain ultraviolet ray inhibitors and stabilizers to provide a minimum of 6 months of expected usable construction life at a temperature range of 0 degrees to 120 degrees Fahrenheit.
 Ensure that posts for sediment fences are 1.33 lb/linear ft minimum steel with a minimum length of 5 feet. Make sure that steel posts have projections to facilitate fastening the fabric.
 For reinforcement of standard strength filter fabric, use wire fence with a minimum 14 gauge and a maximum mesh spacing of 6 inches.



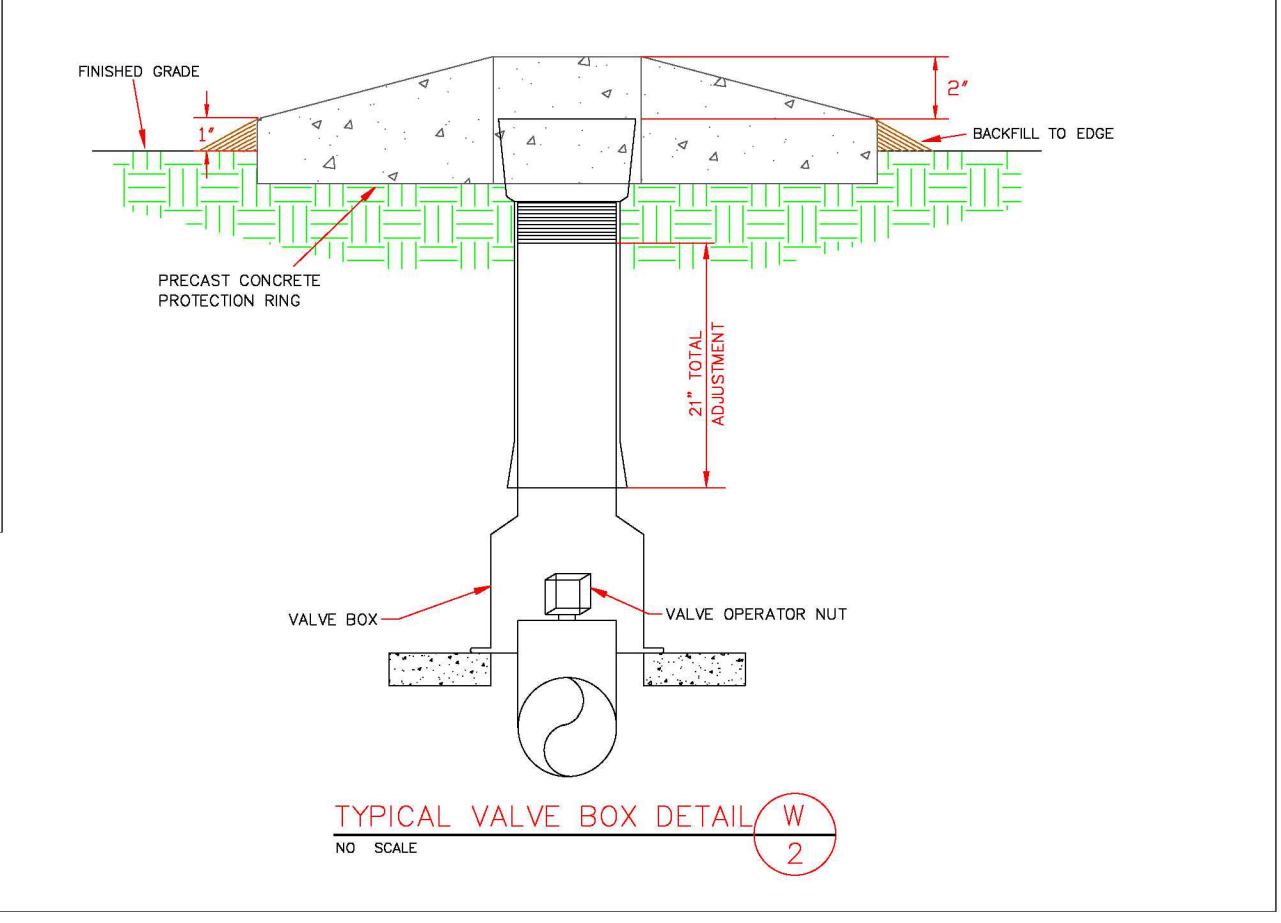
TEMPORARY ROCK CHECK DAM DETAIL AS (REQUIRED)



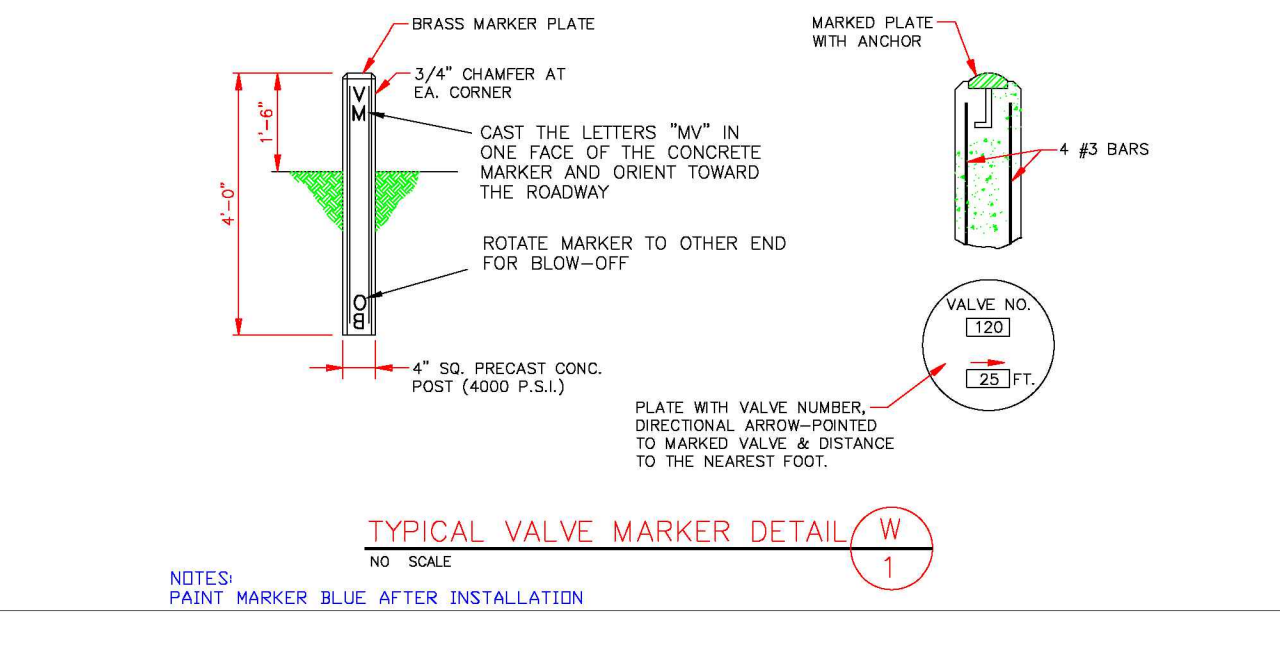
TYPICAL TAPPING SLEEVE AND VALVE ASSEMBLY DETAIL W 5



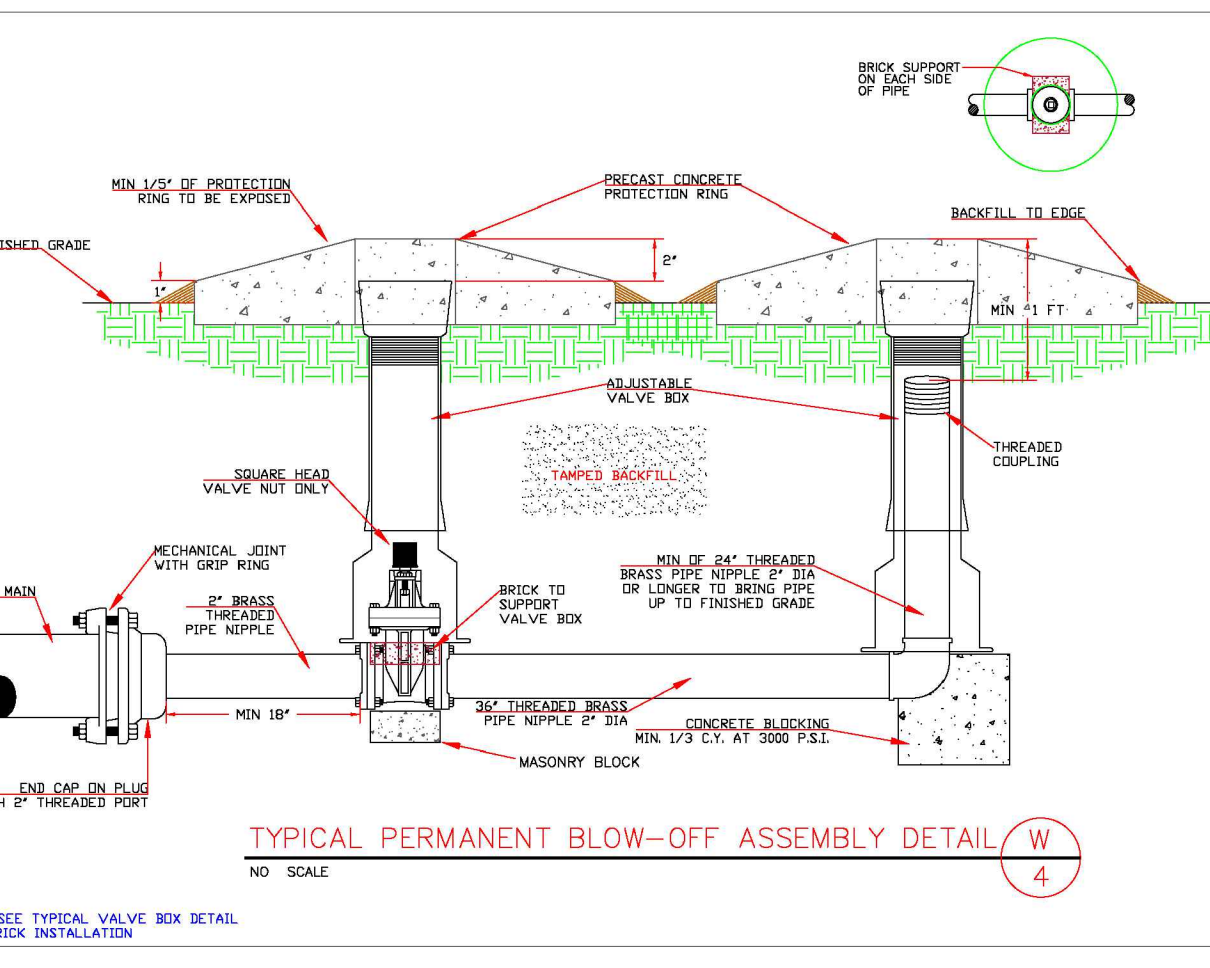
TYPICAL TRACER WIRE INSTALLATION DETAIL W 3



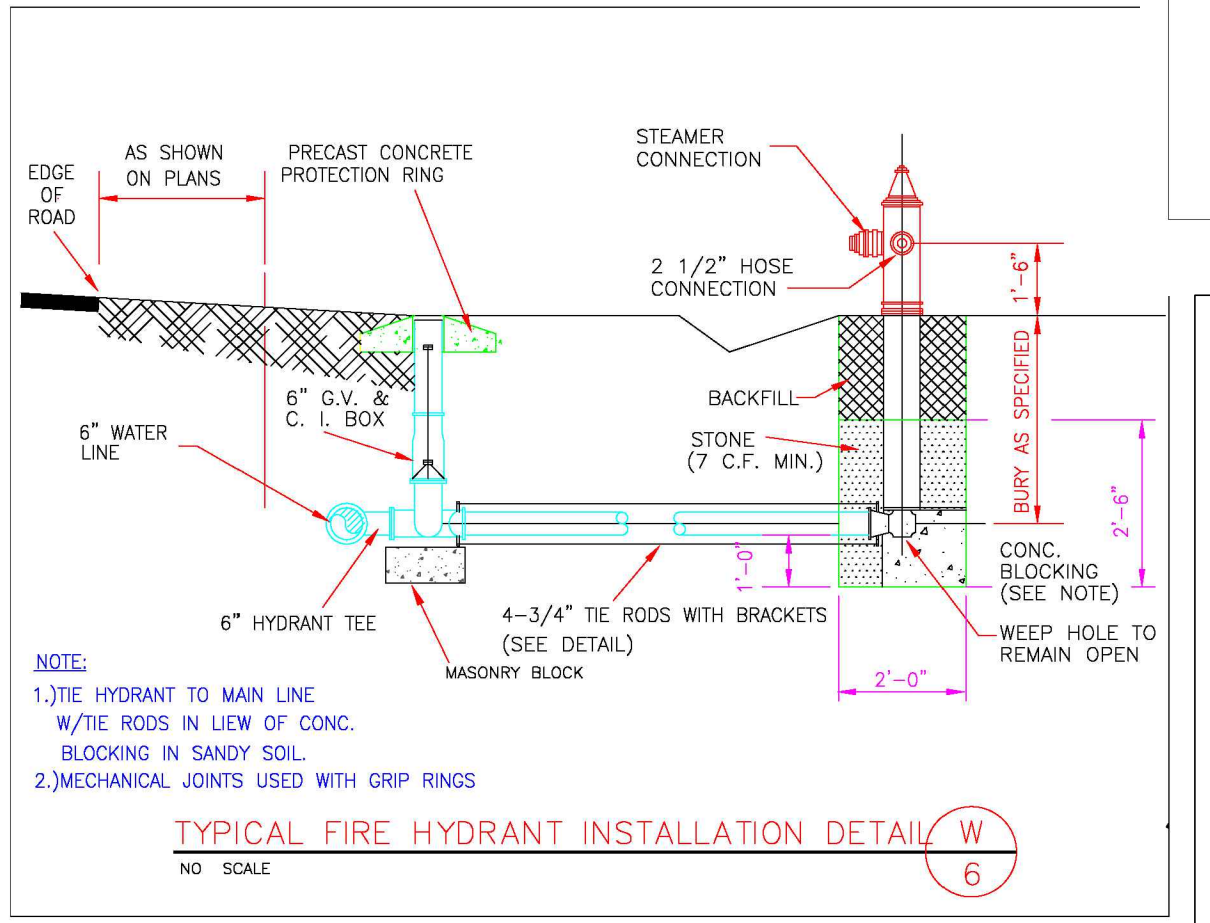
TYPICAL VALVE BOX DETAIL W 2



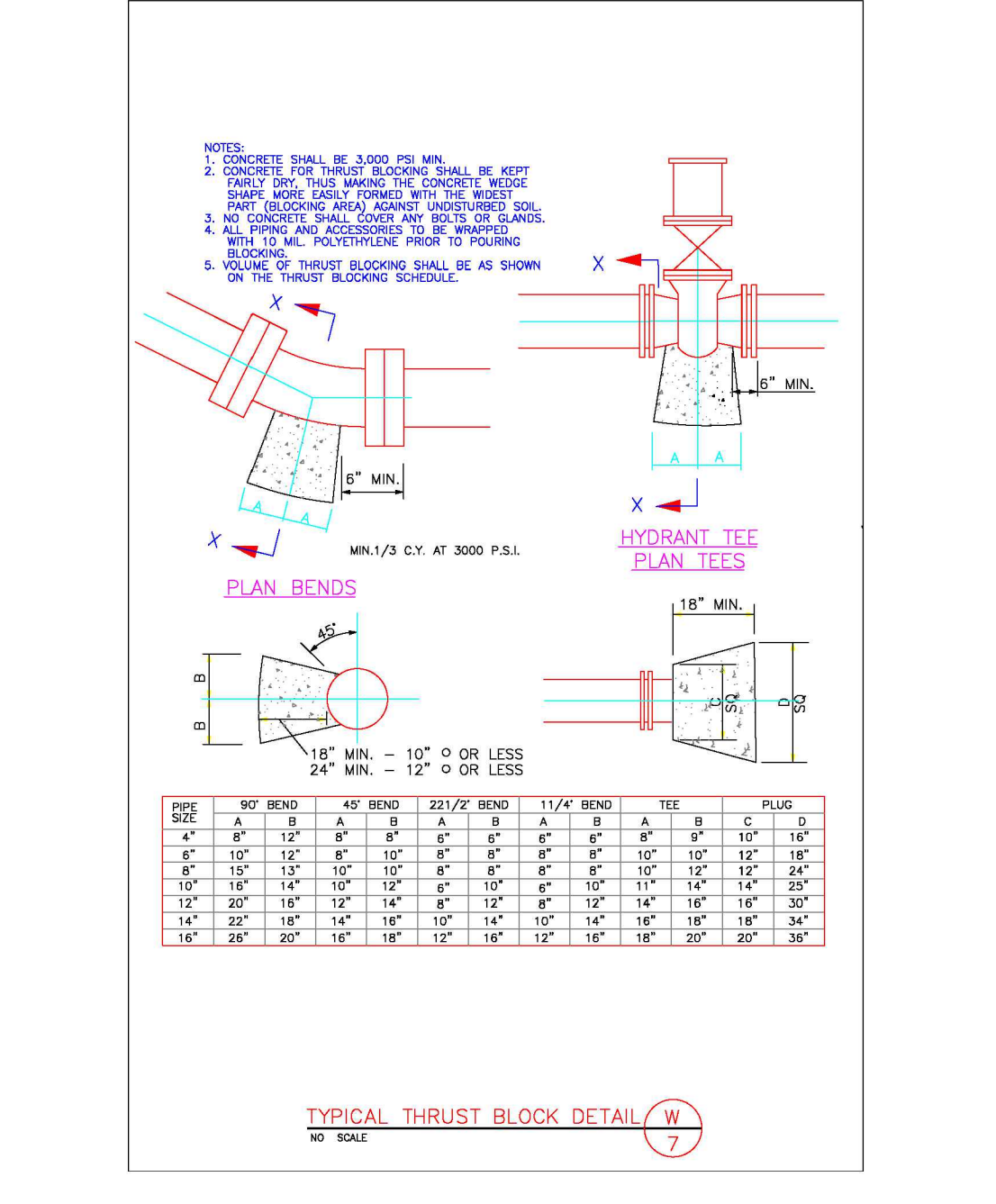
TYPICAL VALVE MARKER DETAIL W 1



TYPICAL PERMANENT BLOW-OFF ASSEMBLY DETAIL W 4



TYPICAL FIRE HYDRANT INSTALLATION DETAIL W 6



TYPICAL THRUST BLOCK DETAIL W 7

EROSION CONTROL

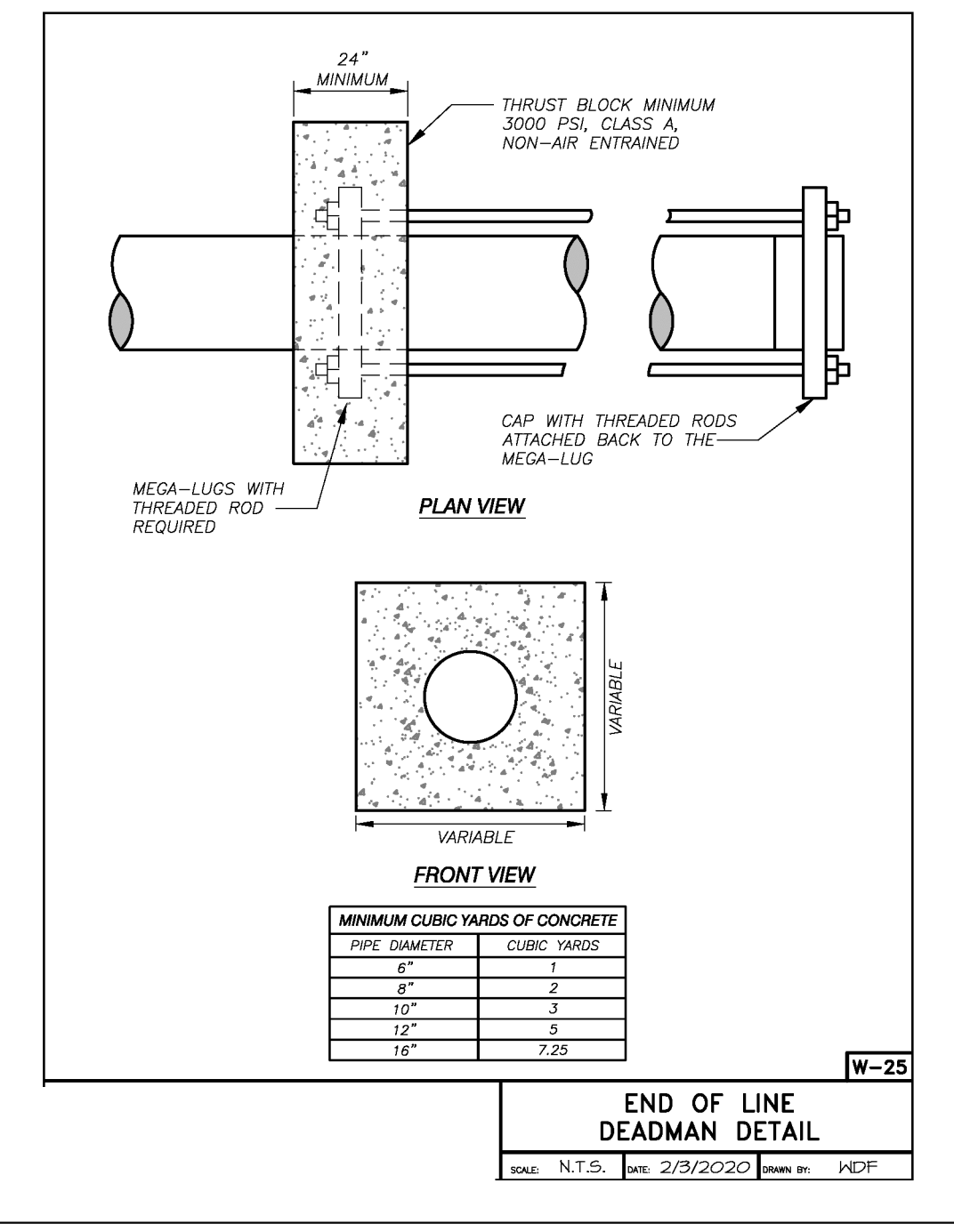
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14649 HIGHWAY 41 NORTH
 EVANSVILLE, IN 47725
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SLOPE INSTALLATION

1. PREPARE SOIL BEFORE INSTALLING ROLLED EROSION CONTROL PRODUCTS (REC'S), INCLUDING ANY NECESSARY APPLICATION OF LIME, FERTILIZER, AND SEED.
 NOTE: WHEN USING CELL-O-SEED DO NOT SEED PREPARED AREA. CELL-O-SEED MUST BE INSTALLED WITH PAPER SIDE DOWN.
2. BEGIN AT THE TOP OF THE SLOPE BY ANCHORING THE REC'S IN A 6" (15 CM) DEEP X 6" (15 CM) WIDE TRENCH WITH APPROXIMATELY 12" (30 CM) OF REC'S EXTENDING BEYOND THE UP-SLOPE PORTION OF THE TRENCH. ANCHOR THE REC'S WITH A ROW OF STAPLES/STAKES APPROXIMATELY 12" (30 CM) APART IN THE BOTTOM OF THE TRENCH. BACKFILL AND COMPACT THE TRENCH AFTER STAPLING. APPLY SEED TO COMPACTED SOIL AND FOLD REMAINING 12" (30 CM) PORTION OF REC'S BACK OVER SEED AND COMPACTED SOIL. SECURE REC'S OVER COMPACTED SOIL WITH A ROW OF STAPLES/STAKES SPACED APPROXIMATELY 12" (30 CM) APART ACROSS THE WIDTH OF THE REC'S.
3. ROLL THE REC'S (A.) DOWN OR (B.) HORIZONTALLY ACROSS THE SLOPE. REC'S WILL UNROLL WITH APPROPRIATE SIDE AGAINST THE SOIL SURFACE. ALL REC'S MUST BE SECURELY FASTENED TO SOIL SURFACE BY PLACING STAPLES/STAKES IN APPROPRIATE LOCATIONS AS SHOWN IN THE STAPLE PATTERN GUIDE. WHEN USING THE DOT SYSTEM, STAPLES/STAKES SHOULD BE PLACED THROUGH EACH OF THE COLORED DOTS CORRESPONDING TO THE APPROPRIATE STAPLE PATTERN.
4. THE EDGES OF PARALLEL REC'S MUST BE STAPLED WITH APPROXIMATELY 2" - 5" (5 CM - 12.5 CM) OVERLAP DEPENDING ON REC'S TYPE.
5. CONSECUTIVE REC'S SPICED DOWN THE SLOPE MUST BE PLACED END OVER END (SHINGLE STYLE) WITH AN APPROXIMATE 3" (7.5 CM) OVERLAP. STAPLE THROUGH OVERLAPPED AREA, APPROXIMATELY 12" (30 CM) APART ACROSS ENTIRE REC'S WIDTH.

NOTE:
 *IN LOOSE SOIL CONDITIONS, THE USE OF STAPLE OR STAKE LENGTHS GREATER THAN 6" (15 CM) MAY BE NECESSARY TO PROPERLY SECURE THE REC'S.



TEMPORARY SEEDING RECOMMENDATIONS FOR SUMMER

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 IN THE PIEDMONT AND MOUNTAINS, A SMALL-STEMMED SUDAGRASS MAY BE SUBSTITUTED AT A RATE OF 50 LB/ACRE.
 GERMAN MILLET 40
 FREEMONT MAY 1 - AUGUST 15
 COASTAL PLAIN: APRIL 15 - AUGUST 15

SEEDING DATES
 MOUNTAINS: MAY 15 - AUGUST 15
 PIEDMONT: MAY 1 - AUGUST 15
 COASTAL PLAIN: APRIL 15 - AUGUST 15

SOIL AMENDMENTS
 FOLLOW RECOMMENDATIONS OF SOIL TESTS OR APPLY 2,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 750 LB/ACRE 10-10-10 FERTILIZER

MULCH
 APPLY 4,000 LB/ACRE STRAW. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE
 RE-FERTILIZE IF GROWTH IS NOT FULLY ADEQUATE. RESEED, RE-FERTILIZE AND MULCH IMMEDIATELY FOLLOWING EROSION OR OTHER DAMAGE.

SEEDING FOR GRASS-LINED SWALES

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 TALL FESCUE 200 (4-5 LB/1,000 SQ. FT.)

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE SUDAGRASS OR 10 LB/ACRE GERMAN MILLET. BEFORE MAY 1, OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES
 BEST: AUGUST 25 - OCTOBER
 POSSIBLE: FEBRUARY - APRIL 15
 AVOID SEEDING FROM NOVEMBER TO JANUARY. IF SEEDING MUST BE DONE AT THIS TIME, ADD 40 LB/ACRE RYE GRAIN AND USE A CHANNEL LINING THAT OFFERS MAXIMUM PROTECTION.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER. OPERATE TILLAG EQUIPMENT ACROSS THE WATERWAY.

MULCH
 USE A ROLLED EROSION CONTROL PRODUCT TO COVER THE BOTTOM OF CHANNELS AND DITCHES, AND STAPLE SECURELY. THE LINING SHOULD EXTEND ABOVE THE HIGHEST CALCULATED DEPTH OF FLOW. ON CHANNEL SIDE SLOPES ABOVE THIS HEIGHT, AND IN DRAINAGES NOT REQUIRING TEMPORARY LININGS, APPLY 4,000 LB/ACRE GRASS STRAW AND ANCHOR STRAW BY STAPLING NETTING OVER THE TOP. MULCH AND ANCHORING MATERIALS MUST NOT BE ALLOWED TO WASH DOWN SLOPES WHERE THEY CAN CAUSE EROSION DEVICES.

MAINTENANCE
 INSPECT AND REPAIR MULCH FREQUENTLY. RE-FERTILIZE IN LATE WINTER OF THE FOLLOWING YEAR. USE SOIL TESTS OR APPLY 150 LB/ACRE 10-10-10. MOW REGULARLY TO A HEIGHT OF 2-4 INCHES.

PERMANENT SEEDING FOR GENTLE SLOPES, AVERAGE SOIL, LOW MAINTENANCE

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 TALL FESCUE 80
 SERICEA LESPEDEZA 30
 KOBE LESPEDEZA 10

SEEDING DATES
 1. AFTER AUGUST 15 USE UNCAHRIED SERICEA SEED.
 2. WHERE PERIODIC MOWING IS PLANNED OR A MOW APPEARANCE IS DESIRED, OMIT SERICEA AND INCREASE KOBE LESPEDEZA TO 40 LB/ACRE.
 3. TO EXTEND SPRING SEEDING DATES INTO WINTER, ADD 15 LB/ACRE HULLED BERNUADGRASS. HOWEVER, AFTER MID-APRIL IT IS PREFERABLE TO SEED TEMPORARY COVER.

NURSE PLANTS
 BETWEEN MAY 1 AND AUGUST 15, ADD 10 LB/ACRE GERMAN MILLET OR 15 LB/ACRE SUDAGRASS. PRIOR TO MAY 1 OR AFTER AUGUST 15, ADD 40 LB/ACRE RYE (GRAIN).

SEEDING DATES
 FALL: AUGUST 25 - SEPTEMBER 15
 LATER WINTER: FEBRUARY 15 - MARCH 21
 POSSIBLE: AUGUST 20 - OCTOBER 25
 FEBRUARY 1 - APRIL 15
 FALL IS BEST FOR TALL FESCUE AND LATE WINTER FOR LESPEDEZAS. OVERSEEDING OF KOBE LESPEDEZA OVER FALL-SEEDED TALL FESCUE IS VERY EFFECTIVE.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER.

MULCH
 APPLY 4,000 LB/ACRE GRASS STRAW OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCHING MATERIAL. ANCHOR STRAW BY TACKING WITH ASPHALT, NETTING, OR ROVING OR BY CRIMPING WITH A MULCH ANCHORING TOOL. A DISK WITH BLADES SET NEARLY STRAIGHT CAN BE USED AS A MULCH ANCHORING TOOL.

MAINTENANCE
 RE-FERTILIZE IN THE SECOND YEAR UNLESS GROWTH IS FULLY ADEQUATE. MAY BE MOWED ONCE OR TWICE A YEAR, BUT MOWING IS NOT NECESSARY. RESEED, FERTILIZE, AND MULCH DAMAGED AREAS IMMEDIATELY.

PERMANENT SEEDING FOR STEEP SLOPES OR POOR SOILS, LOW MAINTENANCE

SEEDING MIXTURE SPECIES RATE (LB/ACRE)
 TALL FESCUE 100
 SERICEA LESPEDEZA 30
 KOBE LESPEDEZA 10

SEEDING NOTES
 1. IN EASTERN PIEDMONT ADD 25 LB/ACRE PENSACOLA BAHIAGRASS OR 10 LB/ACRE COMMON BERNUADGRASS. USE COMMON BERNUADGRASS ONLY WHERE IT IS UNLIKELY TO BECOME A PEST.
 2. AFTER AUGUST 15, USE UNCAHRIED SERICEA SEED.
 3. WHERE A NEAT APPEARANCE IS DESIRED, OMIT SERICEA AND SUBSTITUTE 40 LB/ACRE BAHIAGRASS OR 15 LB/ACRE BERNUADGRASS.
 4. TO EXTEND SPRING SEEDING DATES INTO WINTER, ADD 15 LB/ACRE HULLED BERNUADGRASS. HOWEVER, IT IS PREFERABLE TO SEED TEMPORARY COVER AND SEED FESCUE IN SEPTEMBER.

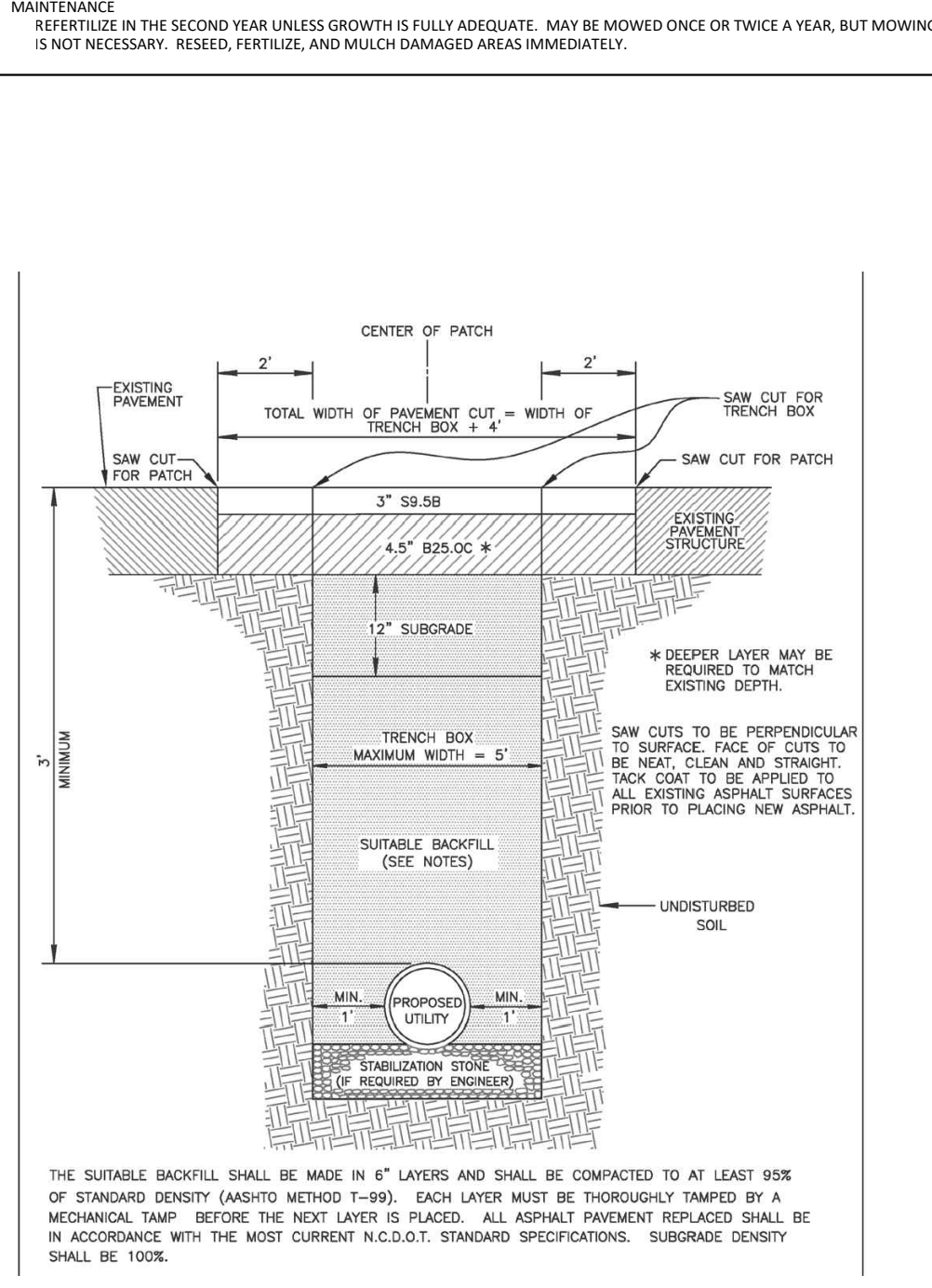
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 FALL IS BEST FOR TALL FESCUE AND LATE WINTER FOR LESPEDEZAS. OVERSEEDING OF KOBE LESPEDEZA OVER FALL-SEEDED TALL FESCUE IS VERY EFFECTIVE. USE UNHULLED BERNUADGRASS SEED IN FALL.

SOIL AMENDMENTS
 APPLY LIME AND FERTILIZER ACCORDING TO SOIL TESTS, OR APPLY 4,000 LB/ACRE GROUND AGRICULTURAL LIMESTONE AND 1,000 LB/ACRE 10-10-10 FERTILIZER.

MULCH
 APPLY 4,000-5,000 LB/ACRE GRASS STRAW, OR EQUIVALENT COVER OF ANOTHER SUITABLE MULCHING MATERIAL. ANCHOR MULCHING BY TACKING WITH ASPHALT, ROVING, OR NETTING. NETTING IS THE PREFERRED ANCHORING METHOD ON STEEP SLOPES.

MAINTENANCE
 RE-FERTILIZE IN THE SECOND YEAR UNLESS GROWTH IS FULLY ADEQUATE. MAY BE MOWED ONCE OR TWICE A YEAR, BUT MOWING IS NOT NECESSARY. RESEED, FERTILIZE, AND MULCH DAMAGED AREAS IMMEDIATELY.



Aden R. Stoltzfus, PE C-3842
 aden@seengineering.com
 336-904-0207
 683 Gralin Street
 Kernersville, NC 27284

SEI
 Stoltzfus Engineering Inc.
 Civil Engineering Consultants

STORE-IT-SAFE SELF-STORAGE, ERWIN, NC

DETAILS

OWNER & DESIGNER INFORMATION:
 STEVEN K. WALKER, PROJECT MANAGER
 721 ANCIENT OAKS DR.
 HOLLY SPRINGS, NC 27540-8330

PROJECT LOCATION:
 STATE ROUTE 100
 COUNTY: HARNETT
 TOWNSHIP: ERWIN

NO. DATE REVISION NOTE

DRAWN BY: WVC
 CHECKED BY: ARS
 DATE: 04-23-2024
 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: NTS

C5
5 OF 5

Aden R. Stoltzfus, PE C-3812
 aden@seiengineering.com
 336-904-0207
 683 Gralin Street
 Kernersville, NC 27284



STORE-IT-SAFE SELF-STORAGE, ERWIN, NC

SITE, UTILITY & LANDSCAPING PLAN

OWNER & DEVELOPER INFORMATION:
 ARIEN & DIANNA KEPLER
 721 ANCIENT OAKS DR.
 HOLLY SPRINGS, NC 27540-8350

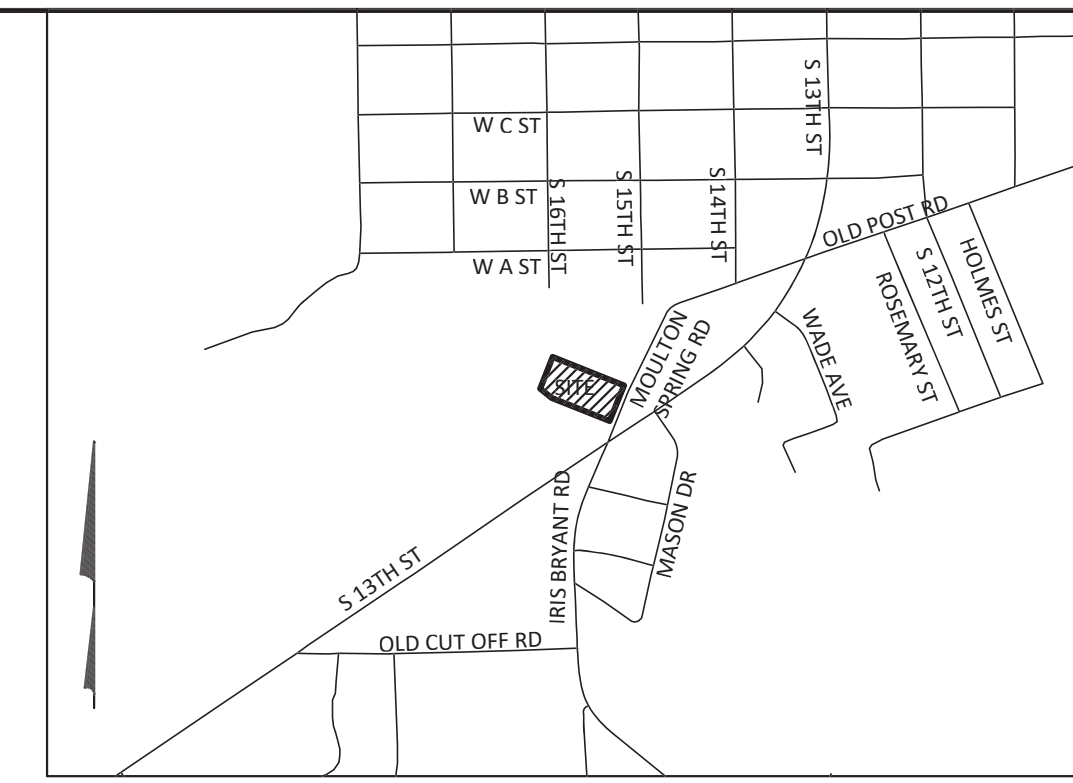
PROJECT LOCATION:
 STATE: NORTH CAROLINA
 COUNTY: HARNETT
 TOWNSHIP: ERWIN

NO. DATE REVISION NOTE

DRAWN BY: WVC
 CHECKED BY: ARS
 DATE: 04/23/2024
 PROJECT NO.: 1104-02
 REF. NO.:
 SCALE: 1"=30'



C3
3 OF 5



VICINITY MAP
 1" = 1,000'

NOTES:
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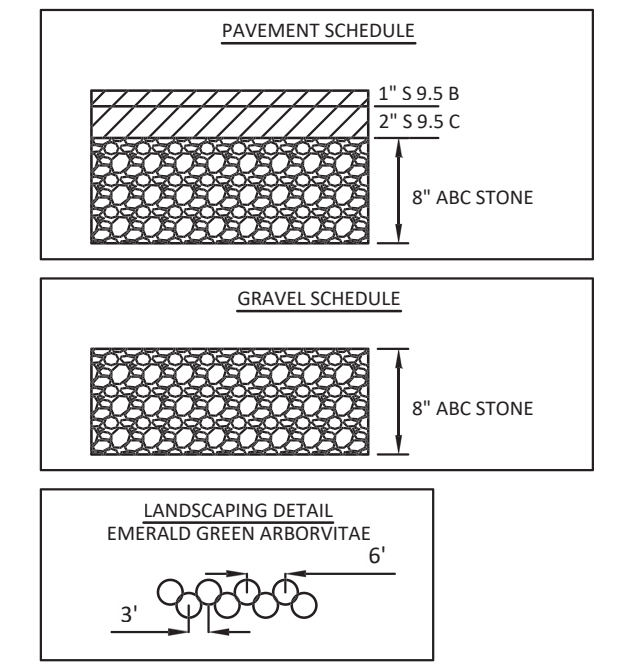
PARCEL DATA:
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 PLAT REF: PB 2023 PG. 387
 EXISTING ZONING: S-2
 EXISTING USE: RESIDENTIAL
 PROPOSED USE: COMMERCIAL, SELF-STORAGE

BUILDING SETBACKS:
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 SIDE: 20' WHERE LOT ABUTS RESIDENTIALLY ZONED LOT
 REAR: 20'
 SIDE STREET: N/A

WATERSHED INFORMATION:
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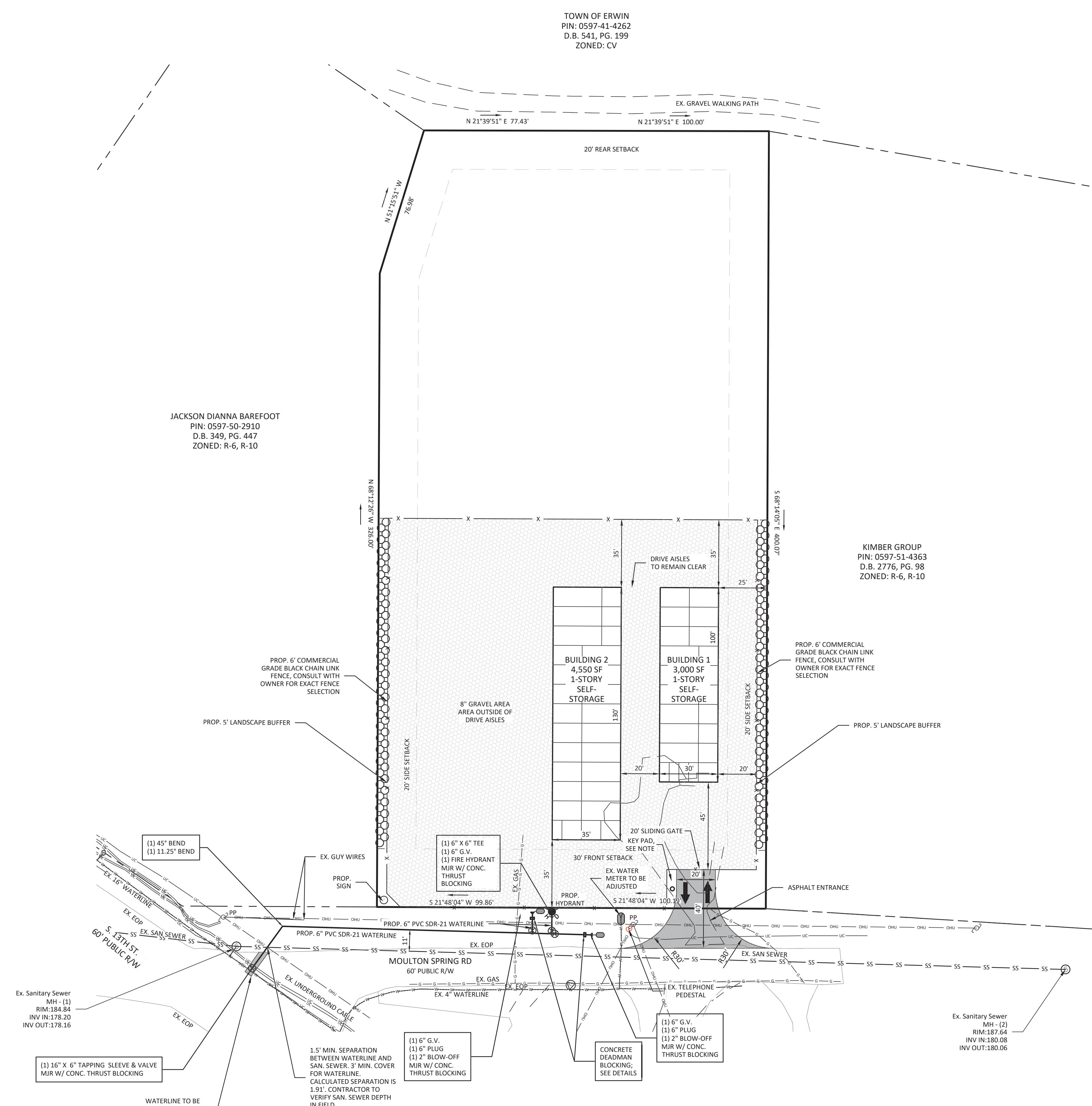
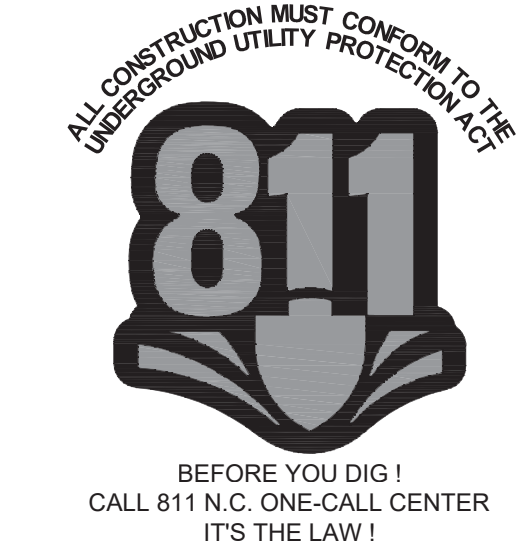
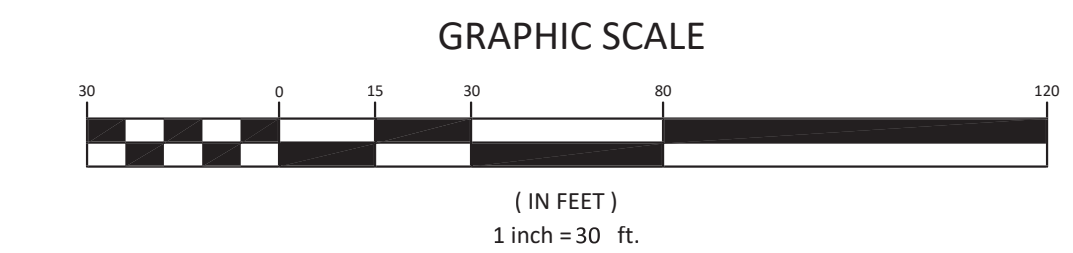
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LEGEND

- WATER METER BOX (WM)
- WATER VALVE (WV)
- STORM MANHOLE (STMH)
- UTILITY POLE
- LIGHT POLE
- GROUND LIGHT
- YARD INLET (YI)
- GAS VALVE
- OVERHEAD POWER LINE
- GAS LINE
- WATER LINE
- UNDERGROUND ELECTRICAL
- FENCE LINE
- WOODSLINE (TYP.)
- FIRE HYDRANT (HYD)
- SANITARY SEWER MANHOLE (SSMH)
- CLEAN OUT
- DEED BOOK
- PLAT BOOK
- PAGE
- RIGHT-OF-WAY
- E/P
- EDGE OF GRAVEL
- CONCRETE
- REINFORCED CONCRETE PIPE
- DROP INLET
- CURB INLET
- FINISH FLOOR ELEVATION
- BSMT
- TYPED TELEPHONE PEDESTAL
- TELEPHONE HAND HOLD
- DRAINAGE MAINTENANCE & UTILITY EASEMENT



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