

**LEGEND:**

- Ⓐ EXISTING MALL
- Ⓑ PHASE 1A MULTI-FAMILY
- Ⓒ 5/3 BANK (BY OTHERS)
- Ⓓ EXISTING HARRIS-TEETER
- Ⓔ FUTURE USER
- Ⓕ EXISTING GAS STATION
- Ⓖ EXISTING SUN TRUST BANK (TRUIST)

- ① THE LIVING ROOM
- ② FUTURE OUTPARCEL SITE
- ③ FUTURE OUTPARCEL SITE
- ④ MULTI-USE PATH

**PH 1B + 1C SITE CALCULATIONS:**

**PARKING**

A MIN. OF 20% OF NEW, MODIFIED SURFACE PARKING SPACES PROVIDED WILL BE PRE-WIRED FOR ELECTRIC CHARGING STATIONS PER UNIVERSITY DESIGN STANDARDS.

NEW PARKING PROVIDED:	27 SP
REQUIRED # OF ELECTRIC CHARGING STATIONS <sup>1</sup> :	0 SP
<b>PROVIDED # OF ELECTRIC CHARGING STATIONS:</b>	<b>0 SP</b>
REQUIRED # OF SPACES PRE-WIRED FOR ELECTRIC CHARGING:	6 SP
<b>PROVIDED # OF SPACES PREWIRED FOR ELECTRIC CHARGING:</b>	<b>6 SP</b>

**OUTDOOR AMENITY SPACE**

REQUIRED OUTDOOR AMENITY SPACE (OAS)

**SITE AREA BY POD**

POD A	+/- 118,982 SF
POD B	+/- 629,964 SF
POD C	+/- 302,602 SF
POD D	+/- 343,599 SF
POD E	+/- 56,135 SF

**SITE AREA BY PHASE**

PH 1A	+/- 133,216 SF
PH 1B/1C	+/- 456,270 SF
PH 1D	+/- 196,619

**TOTAL SITE AREA (TSA)\*:** +/- 1,890,243 SF\*

\*GROSS LAND AREA: WILL NOT MATCH TOTAL OF INDIVIDUAL PODS / PHASES.

**OUTDOOR AMENITY SPACE (OAS) BY POD**

PER UNIVERSITY PLACE DESIGN STANDARDS, EACH INDIVIDUAL POD SHALL BE REQUIRED TO PROVIDE OUTDOOR AMENITY SPACE AT A MINIMUM 3.6% OF POD AREA. THE BELOW CALCULATIONS ARE BASED ON THE CURRENT SITE THROUGH PHASE 1B/1C AND DOES NOT INCLUDE SUBSEQUENT PHASE DATA.

POD A	+/- 9,683 SF
PERCENT OF POD:	+/- 8.14 %

POD B	+/- 5,515 SF
EXISTING OAS TO REMAIN:	+/- 10,032 SF
OAS PROVIDED PER PREVIOUS ZCP:	+/- 19,327 SF
OAS PROVIDED PER 1B/1C:	+/- 5.54 %

POD D	+/- 6,839 SF
PERCENT OF POD <sup>2</sup> :	+/- 1.99 %

POD E	+/- 10,978 SF
PERCENT OF POD:	+/- 19.56 %

**OUTDOOR AMENITY SPACE (OAS) BY PHASE**

PER UNIVERSITY PLACE DESIGN STANDARDS, OUTDOOR AMENITY SPACE (OAS) SHALL BE PROVIDED FOR THE ENTIRETY OF THE PROPERTY AT A MINIMUM 4.8% OF TOTAL SITE AREA AND SHOULD BE DISTRIBUTED THROUGHOUT THE SITE. THE BELOW CALCULATIONS ARE BASED ON THE CURRENT SITE THROUGH PHASE 1B/1C AND DOES NOT INCLUDE SUBSEQUENT PHASE DATA.

EXISTING OAS TO REMAIN:	+/- 5,515 SF
PREVIOUS ZCP:	+/- 10,032 SF

PHASE 1A:	+/- 9,683 SF
% PROVIDED PER PHASE:	+/- 7.27 %
CUMULATIVE TOTAL:	+/- 25,230 SF
CUMULATIVE % OF TSA:	+/- 1.33 %

PHASE 1B/1C:	+/- 37,144 SF
% PROVIDED PER PHASE:	+/- 8.14 %
<b>CUMULATIVE TOTAL:</b>	<b>+/- 62,374 SF</b>
<b>CUMULATIVE % OF TSA<sup>2</sup>:</b>	<b>+/- 3.29 %</b>

**BICYCLE PARKING**

REQUIRED SHORT TERM SPACES <sup>3</sup> :	0 SP
<b>PROVIDED SHORT TERM SPACES:</b>	<b>0 SP</b>

REQUIRED LONG TERM SPACES <sup>3</sup> :	0 SP
<b>PROVIDED LONG TERM SPACES:</b>	<b>0 SP</b>

**NOTES:**

- ELECTRIC VEHICLE CHARGING STATIONS ARE NOT REQUIRED FOR PHASE(S) 1B/1C BECAUSE THERE ARE LESS THAN 50 NEW, MODIFIED SURFACE PARKING SPACES PROPOSED.
- ADDITIONAL OUTDOOR AMENITY SPACE WILL BE PROVIDED IN SUBSEQUENT PHASES AND IN FORTHCOMING TENANT PLANS. OUTDOOR AMENITY SPACE MUST BE COMPLETED BEFORE FINAL ZONING APPROVAL.
- SHORT AND LONG TERM BICYCLE PARKING NOT REQUIRED DUE TO THE ABSENCE OF ANY MAJOR BUILDING MODIFICATIONS AND/OR PROPOSED BUILDINGS PER UNIVERSITY PLACE DESIGN STANDARDS.

KEY MAP

SEAL

**PRELIMINARY  
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ENGINEER REG.# DATE

PROJECT

**UNIVERSITY  
PLACE PHASE  
1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

**REVISION / ISSUANCE**

NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

VERT: N/A  
HORZ: 1"=100'






SHEET TITLE

**OVERALL PROPOSED SITE PLAN**

SHEET NUMBER

**G0-10**

LANDSCAPE DISPOSITION SCHEDULE

-  EXISTING TREE TO REMAIN
-  EXISTING TREE TO BE REMOVED
-  EXISTING TO REMAIN
-  EXISTING TO BE REMOVED
-  PROPOSED TREE PROTECTION FENCE

PH 1B + 1C TREE CALCULATIONS:

EXISTING CANOPY	+/- 123,288 SF
TO BE REMOVED	+/- 24,597 SF
TO REMAIN	+/- 98,691 SF

NOTES:

1. ALL WORK IS SUBJECT TO COMPLIANCE WITH THE TOWN OF CHAPEL HILL TREE PROTECTION ORDINANCE.
2. THE LOCATION AND EXTENT OF TREE PROTECTION FENCING IS DETERMINED BY EXISTING SITE CONSTRAINTS AND SHALL BE MAINTAINED DURING ALL CONSTRUCTION ACTIVITIES.
3. A PRE-CONSTRUCTION CONFERENCE WITH THE TOWN'S URBAN FORESTER OR LANDSCAPE ARCHITECT SHALL TAKE PLACE TO REVIEW PROCEDURES FOR PROTECTION AND MANAGEMENT OF ALL PROTECTED LANDSCAPE ELEMENTS IDENTIFIED ON THE LANDSCAPE PROTECTION PLAN.
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PROJECT

UNIVERSITY  
PLACE PHASE  
1B/1C

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

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DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

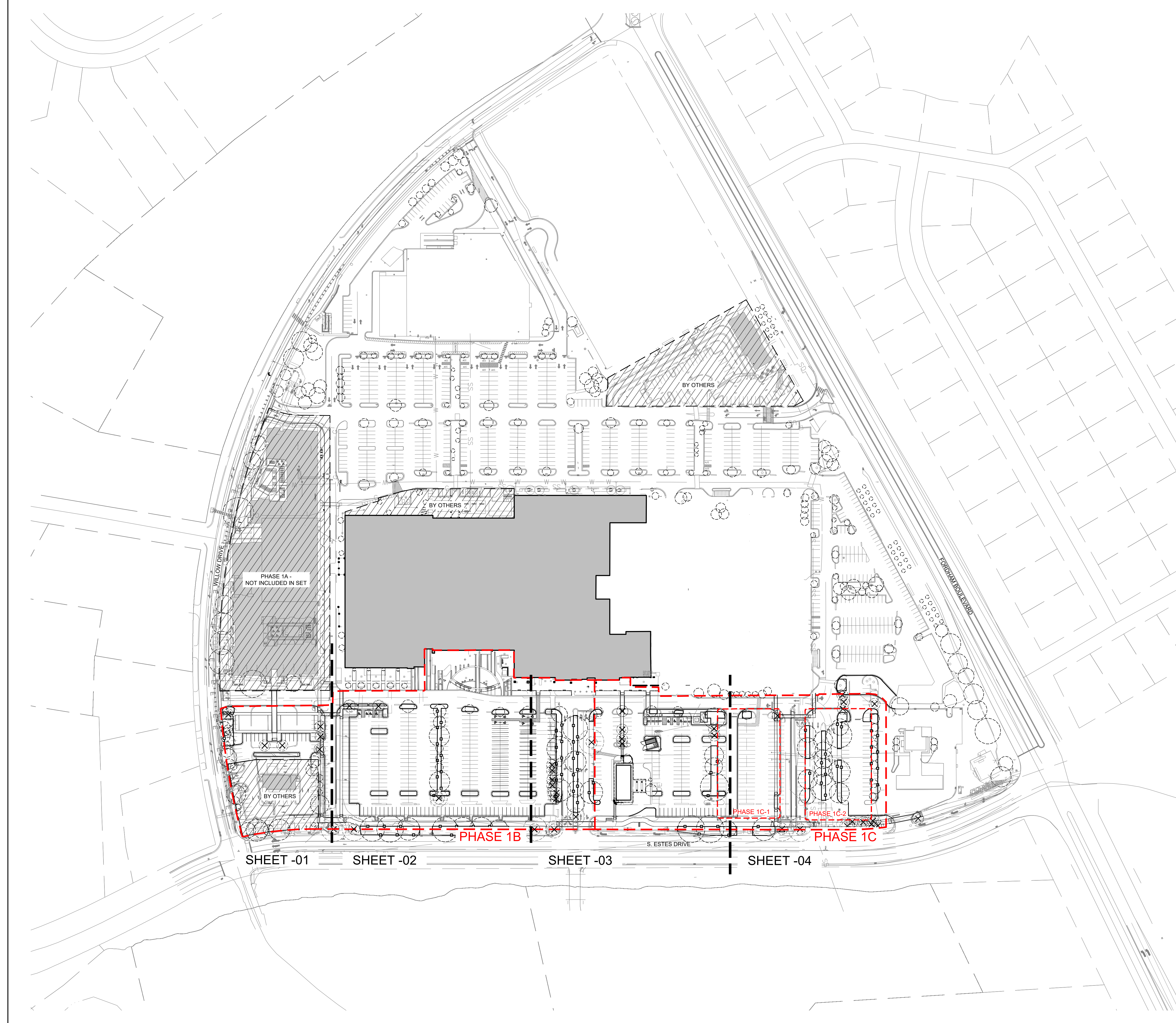
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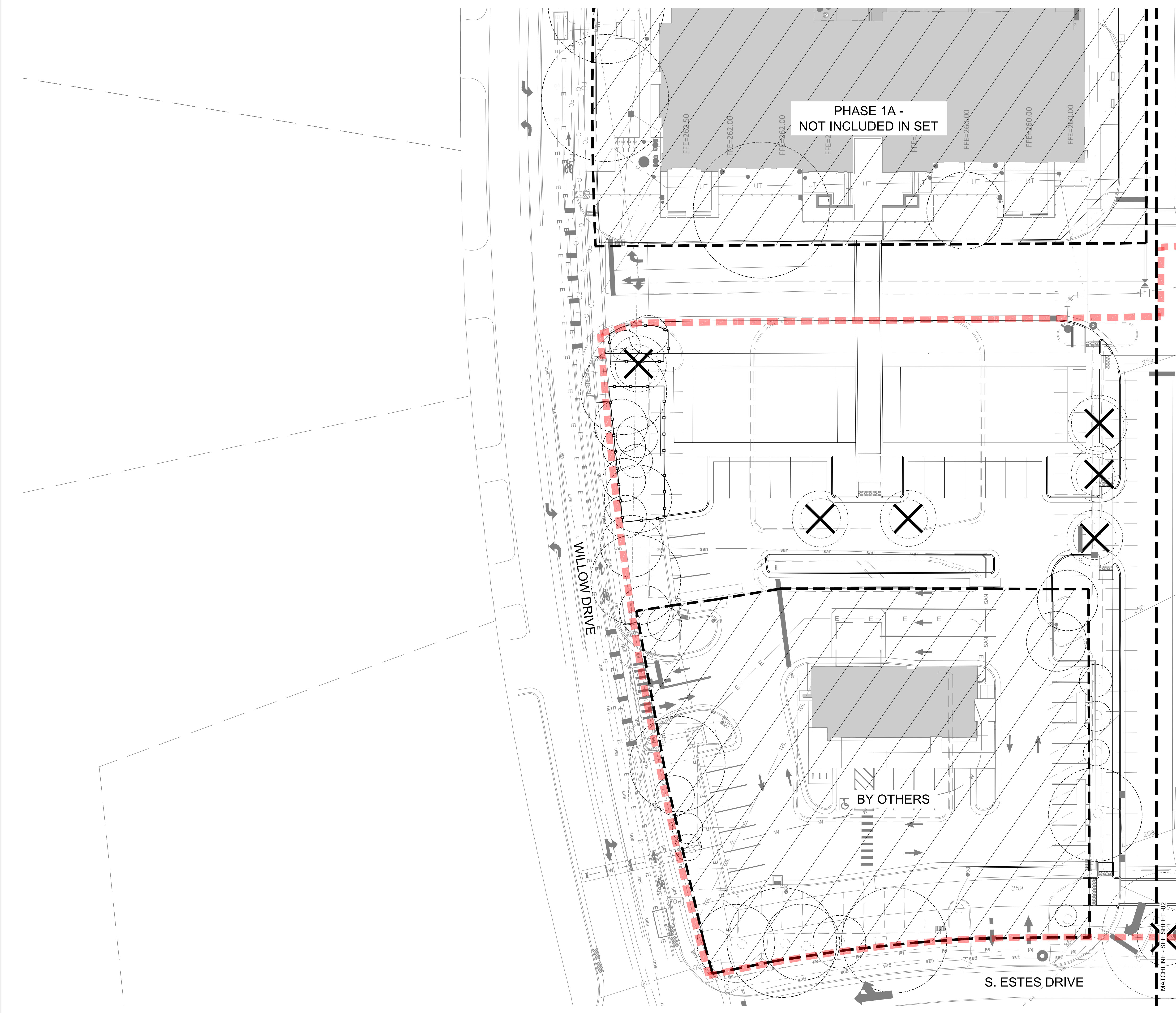
SHEET TITLE

LANDSCAPE DISPOSITION





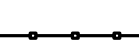
SHEET NUMBER

G1-00





LANDSCAPE DISPOSITION SCHEDULE

-  EXISTING TREE TO REMAIN
-  EXISTING TREE TO BE REMOVED
-  EXISTING TO REMAIN
-  EXISTING TO BE REMOVED
-  PROPOSED TREE PROTECTION FENCE

PH 1B + 1C TREE CALCULATIONS:

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PROJECT

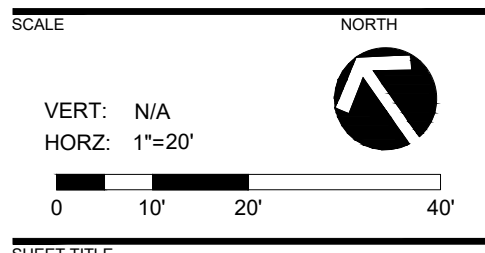
**UNIVERSITY  
PLACE PHASE  
1B/1C**  
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

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9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM








SHEET TITLE  
**LANDSCAPE DISPOSITION  
ENLARGEMENT 1**

SHEET NUMBER  
**G1-01**

MALL ENTRANCE

LANDSCAPE DISPOSITION SCHEDULE

-  EXISTING TREE TO REMAIN
-  EXISTING TREE TO BE REMOVED
-  EXISTING TO REMAIN
-  EXISTING TO BE REMOVED
-  PROPOSED TREE PROTECTION FENCE

PH 1B + 1C TREE CALCULATIONS:

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TO BE REMOVED	+/- 24,597 SF
TO REMAIN	+/- 98,691 SF

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PROJECT

**UNIVERSITY  
PLACE PHASE  
1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

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DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

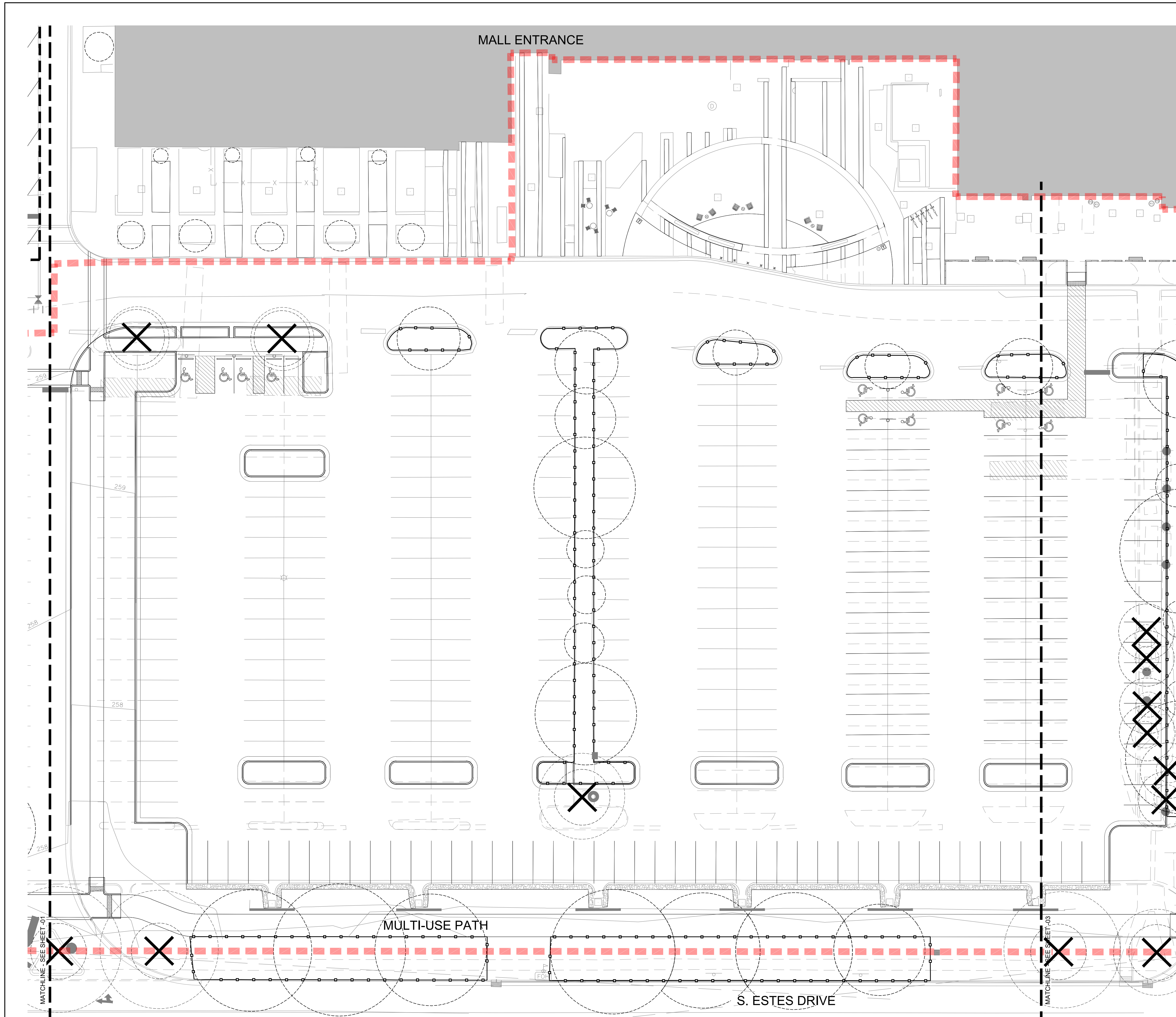
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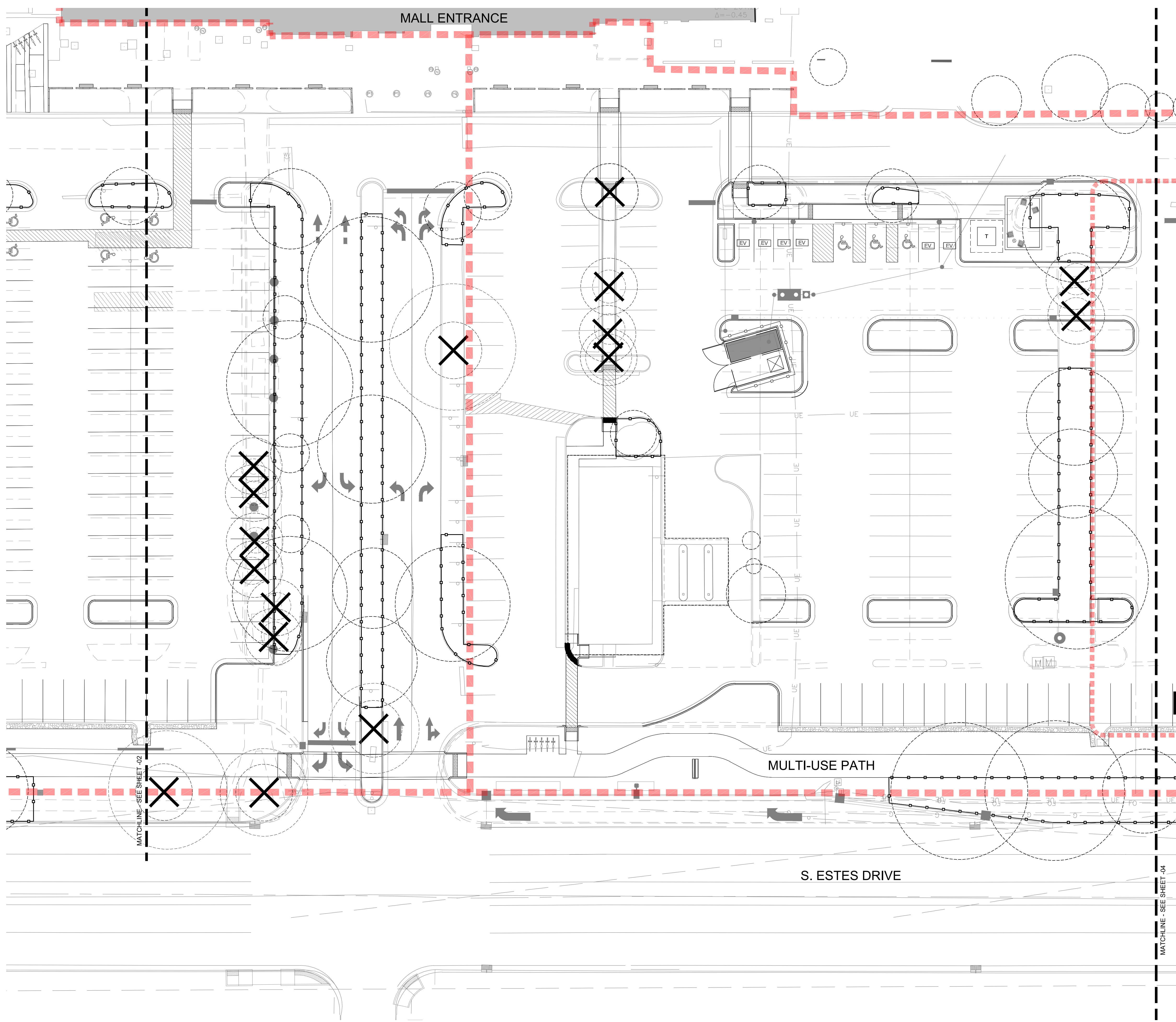
SHEET TITLE

LANDSCAPE DISPOSITION  
ENLARGEMENT 2

SHEET NUMBER

G1-02





LANDSCAPE DISPOSITION SCHEDULE

- EXISTING TREE TO REMAIN
- EXISTING TREE TO BE REMOVED
- EXISTING TO REMAIN
- EXISTING TO BE REMOVED
- PROPOSED TREE PROTECTION FENCE

PH 1B + 1C TREE CALCULATIONS:

EXISTING CANOPY	+/- 123,288 SF
TO BE REMOVED	+/- 24,597 SF
TO REMAIN	+/- 98,691 SF

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PROJECT

**UNIVERSITY PLACE PHASE 1B/1C**

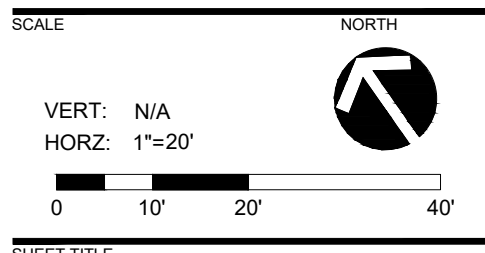
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

REVISION / ISSUANCE

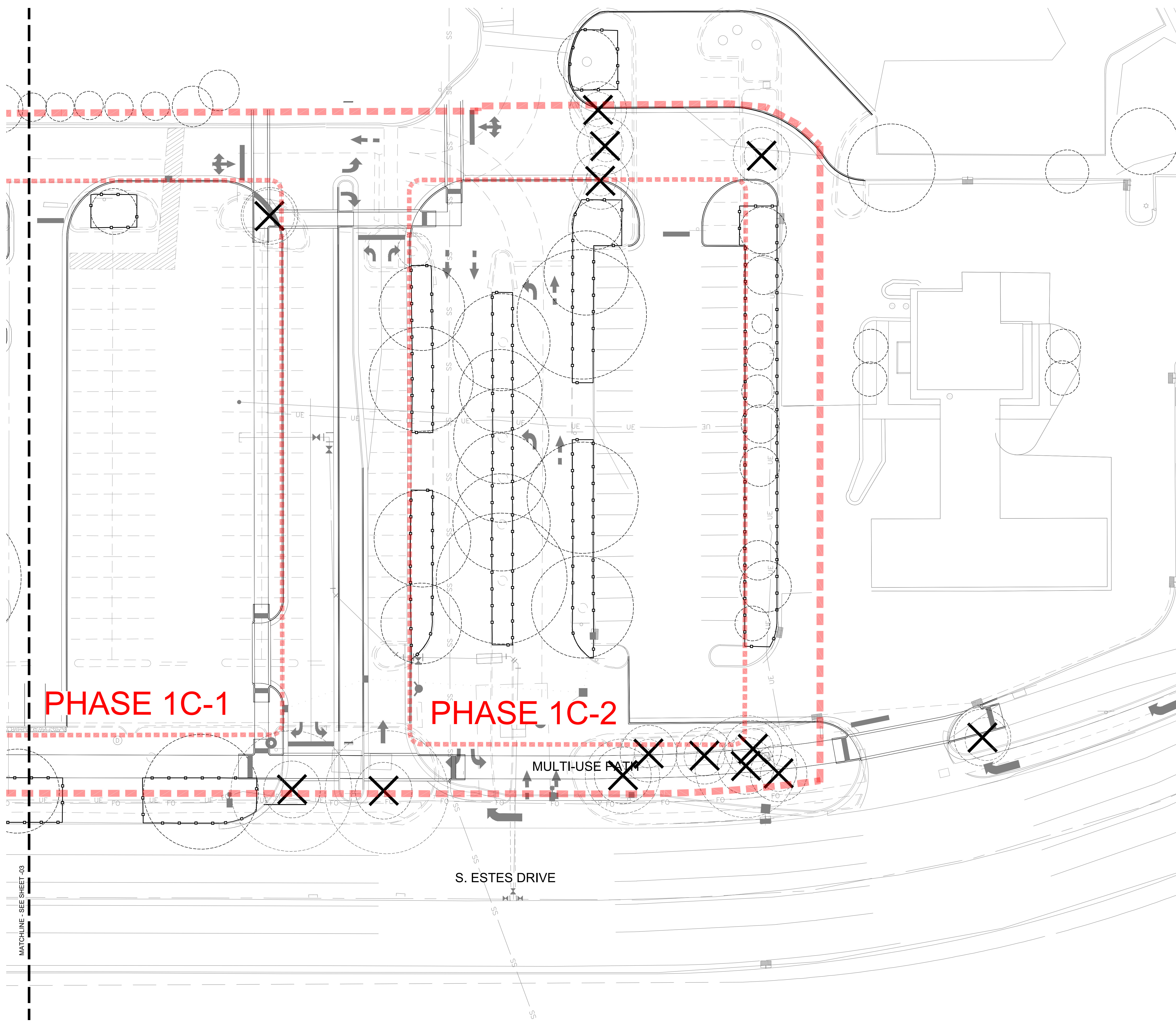
NO.	DESCRIPTION	DATE
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DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

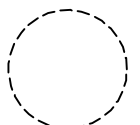



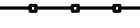


LANDSCAPE DISPOSITION ENLARGEMENT 3

SHEET NUMBER  
**G1-03**



LANDSCAPE DISPOSITION SCHEDULE

-  EXISTING TREE TO REMAIN
-  EXISTING TREE TO BE REMOVED
-  EXISTING TO REMAIN
-  EXISTING TO BE REMOVED
-  PROPOSED TREE PROTECTION FENCE

PH 1B + 1C TREE CALCULATIONS:

EXISTING CANOPY	+/- 123,288 SF
TO BE REMOVED	+/- 24,597 SF
TO REMAIN	+/- 98,691 SF

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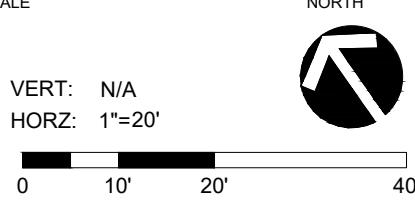
**UNIVERSITY  
PLACE PHASE  
1B/1C**  
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

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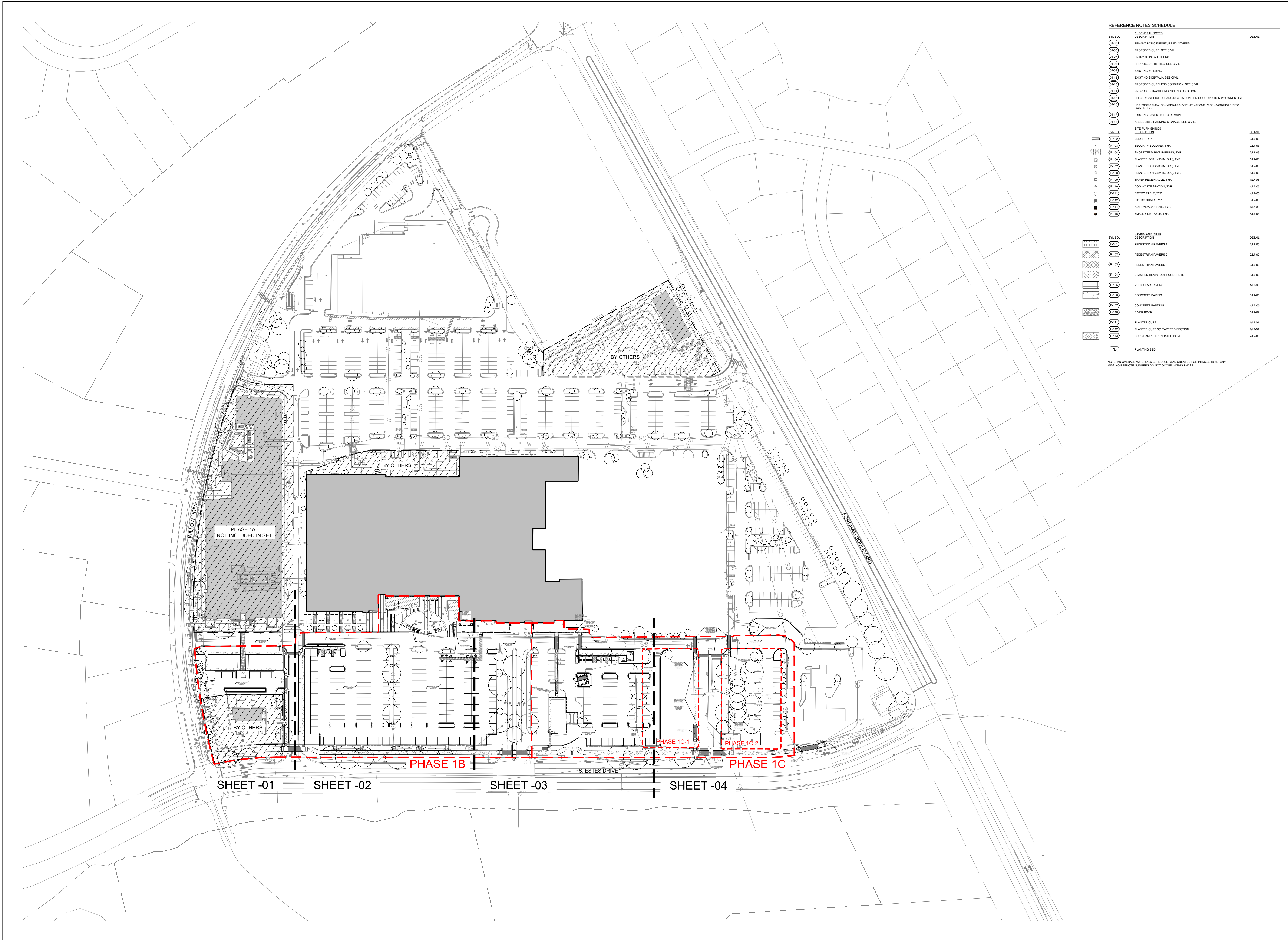
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DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE: NORTH  
VERT: N/A  
HORZ: 1"=20'  


SHEET TITLE  
**LANDSCAPE DISPOSITION  
ENLARGEMENT 4**

SHEET NUMBER  
**G1-04**



REFERENCE NOTES SCHEDULE

SYMBOL	GENERAL NOTES DESCRIPTION	DETAIL
(C100)	TENANT PATIO FURNITURE BY OTHERS	
(C101)	PROPOSED CURB SEE CIVIL	25.7.03
(C102)	ENTRY SIGN BY OTHERS	25.7.03
(C103)	PROPOSED UTILITIES SEE CIVIL	
(C104)	EXISTING BUILDING	
(C105)	EXISTING SIDEWALK SEE CIVIL	
(C106)	PROPOSED CURBLESS CONDITION SEE CIVIL	
(C107)	PROPOSED TRASH + RECYCLING LOCATION	
(C108)	ELECTRIC VEHICLE CHARGING STATION PER COORDINATION W/ OWNER TYP.	
(C109)	PRE-WARMED ELECTRIC VEHICLE CHARGING SPACE PER COORDINATION W/ OWNER TYP.	
(C110)	EXISTING PAVEMENT TO REMAIN	
(C111)	ACCESSIBLE PARKING SIGNAGE SEE CIVIL	

SYMBOL	SITE FURNISHINGS DESCRIPTION	DETAIL
(F100)	BENCH TYP.	25.7.03
(F101)	SECURITY BOLLARD TYP.	25.7.03
(F102)	SHORT TERM BIKE PARKING TYP.	25.7.03
(F103)	PLANTER POT 1 (24 IN. DIA.) TYP.	55.7.03
(F104)	PLANTER POT 2 (20 IN. DIA.) TYP.	55.7.03
(F105)	PLANTER POT 3 (24 IN. DIA.) TYP.	55.7.03
(F106)	TRASH RECEPTACLE TYP.	15.7.03
(F107)	DOG WASTE STATION TYP.	45.7.03
(F108)	BISTRO TABLE TYP.	45.7.03
(F109)	BISTRO CHAR. TYP.	35.7.03
(F110)	ADIRONDACK CHAR. TYP.	15.7.03
(F111)	SMALL SIDE TABLE TYP.	85.7.03

SYMBOL	PAVING AND CURB DESCRIPTION	DETAIL
(A101)	PEDESTRIAN PAVERS 1	25.7.00
(A102)	PEDESTRIAN PAVERS 2	25.7.00
(A103)	PEDESTRIAN PAVERS 3	25.7.00
(A104)	STAMPED HEAVY-DUTY CONCRETE	85.7.00
(A105)	VEHICULAR PAVERS	15.7.00
(A106)	CONCRETE PAVING	35.7.00
(A107)	CONCRETE BANDING	45.7.00
(A108)	RIVER ROCK	55.7.02
(A109)	PLANTER CURB	15.7.01
(A110)	PLANTER CURB 3/4" TAPERED SECTION	15.7.01
(A111)	CURB RAMP + TRUNCATED DOMES	75.7.00

(PB) PLANTING BED

NOTE: AN OVERALL MATERIALS SCHEDULE WAS CREATED FOR PHASES 1B-1D. ANY MISSING REFERENCE NUMBERS DO NOT OCCUR IN THIS PHASE.

KEY MAP



SEAL

**PRELIMINARY**  
**-FOR REVIEW ONLY-**

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ENGINEER	REG.#	DATE
#####	###	2/16/23

PROJECT

**UNIVERSITY PLACE PHASE 1B/1C**

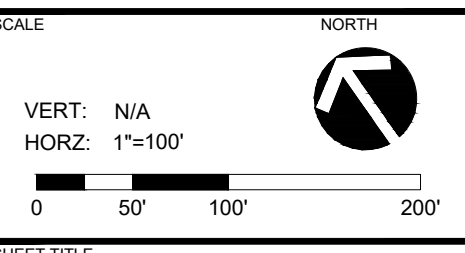
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.#	1019418
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REVISION / ISSUANCE

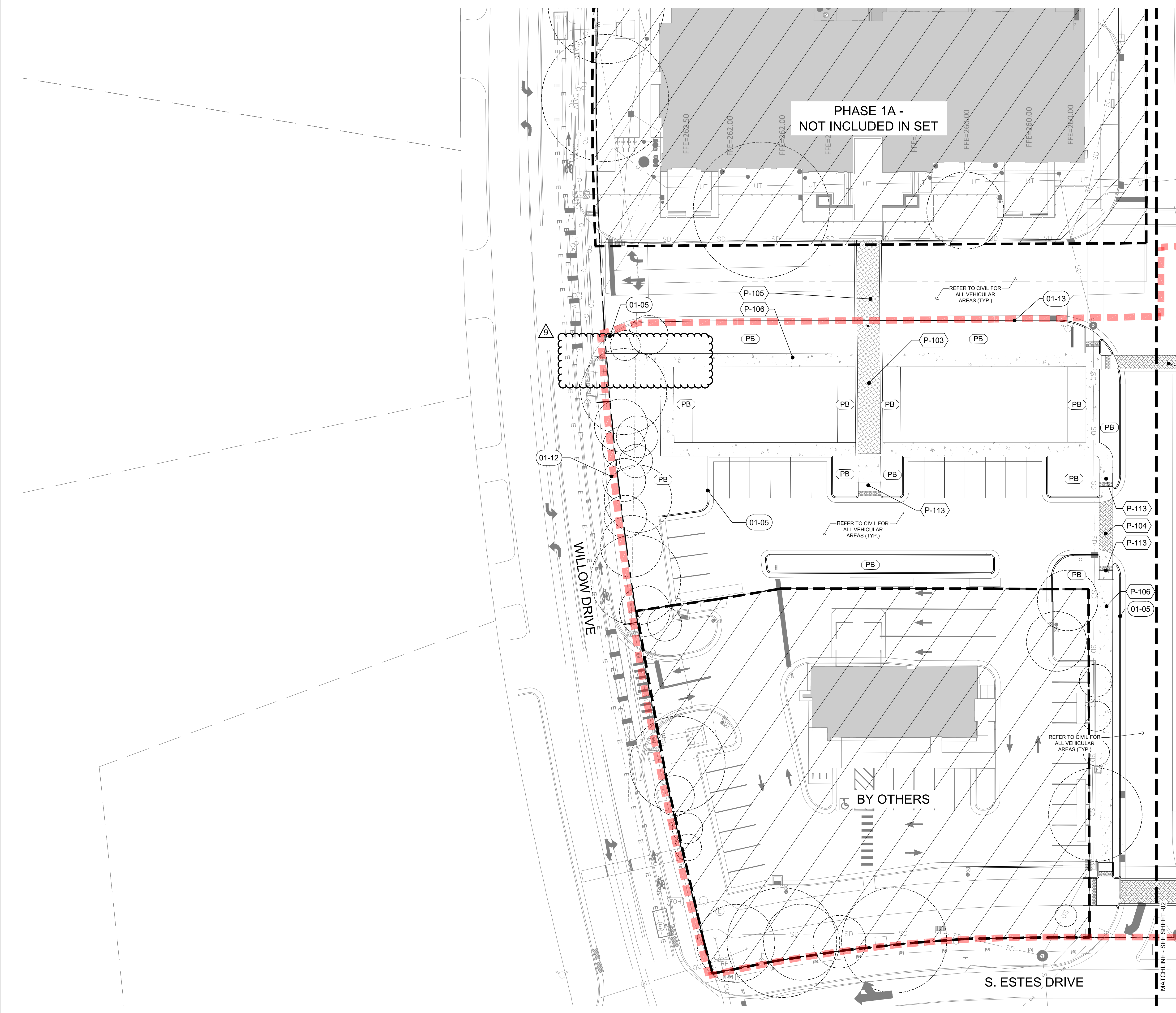
NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM



OVERALL MATERIALS PLAN

SHEET NUMBER  
**L1-00**



**REFERENCE NOTES SCHEDULE**

SYMBOL	GENERAL NOTES DESCRIPTION	DETAIL
(T-101)	TENANT PATIO FURNITURE BY OTHERS	
(C-101)	PROPOSED CURB SEE CIVIL	
(C-102)	ENTRY SIGN BY OTHERS	
(C-103)	PROPOSED UTILITIES SEE CIVIL	
(C-104)	EXISTING BUILDING	
(C-105)	EXISTING SIDEWALK SEE CIVIL	
(C-106)	PROPOSED SIDEWALK SEE CIVIL	
(C-107)	PROPOSED CURBLESS CONDITION SEE CIVIL	
(C-108)	PROPOSED TRASH + RECYCLING LOCATION	
(C-109)	ELECTRIC VEHICLE CHARGING STATION PER COORDINATION W/ OWNER TYP.	
(C-110)	PRE-OWNED ELECTRIC VEHICLE CHARGING SPACE PER COORDINATION W/ OWNER TYP.	
(C-111)	EXISTING PAVEMENT TO REMAIN	
(C-112)	ACCESSIBLE PARKING SIGNAGE SEE CIVIL	
SITE FURNISHINGS		
SYMBOL	DESCRIPTION	DETAIL
(F-101)	BENCH TYP.	25.7.03
(F-102)	SECURITY BOLLARD TYP.	94.7.03
(F-103)	SHORT TERM BIKE PARKING TYP.	25.7.03
(F-104)	PLANTER POT 1 (24 IN. DIA.) TYP.	55.7.03
(F-105)	PLANTER POT 2 (20 IN. DIA.) TYP.	55.7.03
(F-106)	PLANTER POT 3 (24 IN. DIA.) TYP.	55.7.03
(F-107)	TRASH RECEPTACLE TYP.	15.7.03
(F-108)	DOG WASTE STATION TYP.	45.7.03
(F-109)	BISTRO TABLE TYP.	45.7.03
(F-110)	BISTRO CHAR. TYP.	35.7.03
(F-111)	ADIRONDACK CHAR. TYP.	15.7.03
(F-112)	SMALL SIDE TABLE TYP.	85.7.03
PAVING AND CURB		
SYMBOL	DESCRIPTION	DETAIL
(A-101)	PEDESTRIAN PAVERS 1	25.7.00
(A-102)	PEDESTRIAN PAVERS 2	25.7.00
(A-103)	PEDESTRIAN PAVERS 3	25.7.00
(A-104)	STAMPED HEAVY-DUTY CONCRETE	85.7.00
(A-105)	VEHICULAR PAVERS	15.7.00
(A-106)	CONCRETE PAVING	35.7.00
(A-107)	CONCRETE BANDING	45.7.00
(A-108)	RIVER ROCK	55.7.02
(A-109)	PLANTER CURB	15.7.01
(A-110)	PLANTER CURB 3/4" TAPERED SECTION	15.7.01
(A-111)	CURB RAMP - TRUNCATED DOMES	75.7.00
(P-101)	PLANTING BED	

NOTE: AN OVERALL MATERIALS SCHEDULE WAS CREATED FOR PHASES 1B-1D. ANY MISSING REFERENCE NUMBERS DO NOT OCCUR IN THIS PHASE.

KEY MAP

SEAL

**PRELIMINARY  
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#####  
ENGINEER REG.# DATE

PROJECT

**UNIVERSITY PLACE PHASE 1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ# 1019418

**REVISION / ISSUANCE**

NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE: NORTH

VERT: N/A  
HORZ: 1"=20'

SHEET TITLE

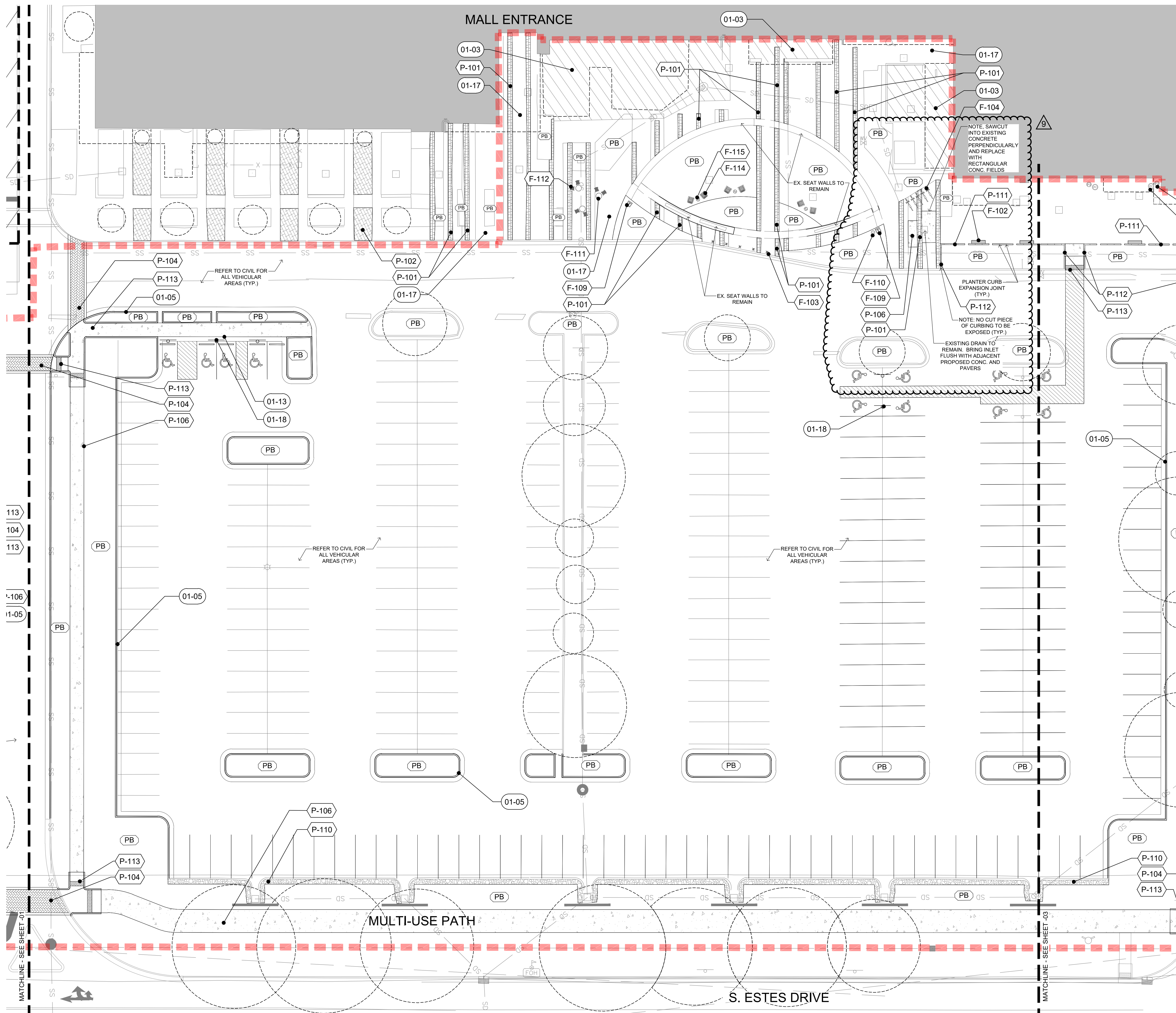
**MATERIALS PLAN  
ENLARGEMENT 1**

SHEET NUMBER

**L1-01**



MALL ENTRANCE



REFERENCE NOTES SCHEDULE

SYMBOL	GENERAL NOTES DESCRIPTION	DETAIL
(01-03)	TENANT PATIO FURNITURE BY OTHERS	
(01-04)	PROPOSED CURB, SEE CIVIL	25.7.03
(01-05)	ENTRY SIGN BY OTHERS	
(01-06)	PROPOSED UTILITIES, SEE CIVIL	
(01-07)	EXISTING BUILDING	
(01-08)	EXISTING SIDEWALK, SEE CIVIL	
(01-09)	PROPOSED CURBLESS CONDITION, SEE CIVIL	
(01-10)	PROPOSED TRASH + RECYCLING LOCATION	
(01-11)	ELECTRIC VEHICLE CHARGING STATION PER COORDINATION W/ OWNER, TYP.	
(01-12)	PROPOSED ELECTRIC VEHICLE CHARGING SPACE PER COORDINATION W/ OWNER, TYP.	
(01-13)	EXISTING PAVEMENT TO REMAIN	
(01-14)	ACCESSIBLE PARKING SIGNAGE, SEE CIVIL	
(01-15)		
(01-16)		
(01-17)		
(01-18)		
(01-19)		
(01-20)		
(01-21)		
(01-22)		
(01-23)		
(01-24)		
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(01-46)		
(01-47)		
(01-48)		
(01-49)		
(01-50)		

PAVING AND CURB DESCRIPTION

SYMBOL	DESCRIPTION	DETAIL
(P-101)	PEDESTRIAN PAVERS 1	25.7.00
(P-102)	PEDESTRIAN PAVERS 2	25.7.00
(P-103)	PEDESTRIAN PAVERS 3	25.7.00
(P-104)	STAMPED HEAVY-DUTY CONCRETE	85.7.00
(P-105)	VEHICULAR PAVERS	15.7.00
(P-106)	CONCRETE PAVING	35.7.00
(P-107)	CONCRETE BANDING	45.7.00
(P-108)	RIVER ROCK	55.7.02
(P-109)	PLANTER CURB	15.7.01
(P-110)	PLANTER CURB 3/4" TAPERED SECTION	15.7.01
(P-111)	CURB RAMP + TRUNCATED DOMES	75.7.00
(P-112)		
(P-113)		
(P-114)		
(P-115)		
(P-116)		
(P-117)		
(P-118)		
(P-119)		
(P-120)		
(P-121)		
(P-122)		
(P-123)		
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(P-142)		
(P-143)		
(P-144)		
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(P-149)		
(P-150)		

NOTE: AN OVERALL MATERIALS SCHEDULE WAS CREATED FOR PHASES 1B-1D. ANY MISSING REFERENCE NUMBERS DO NOT OCCUR IN THIS PHASE.

KEY MAP



SEAL

**PRELIMINARY**  
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ENGINEER	REG. #	DATE
#####	###	2/16/23

PROJECT

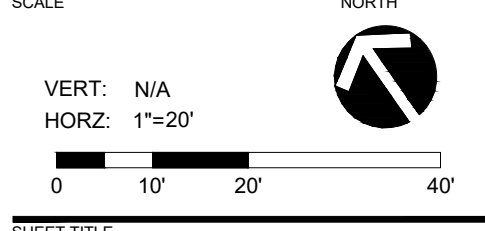
**UNIVERSITY PLACE PHASE 1B/1C**  
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

REVISION / ISSUANCE

NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

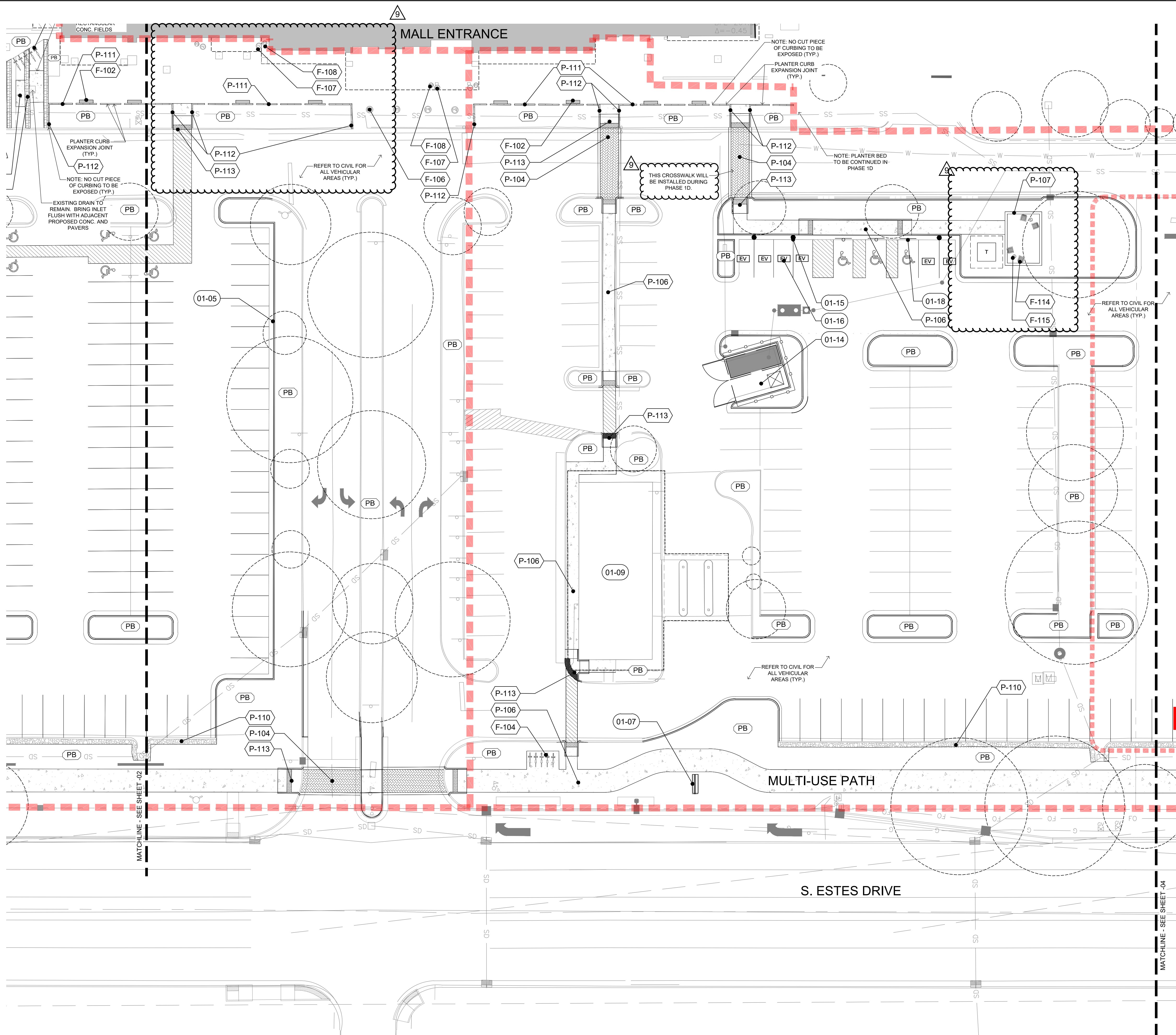
DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM



SHEET TITLE

MATERIALS PLAN  
ENLARGEMENT 2

SHEET NUMBER  
**L1-02**



REFERENCE NOTES SCHEDULE

SYMBOL	GENERAL NOTES DESCRIPTION	DETAIL
(F-101)	TENANT PATIO FURNITURE BY OTHERS	
(F-102)	PROPOSED CURB SEE CIVIL	
(F-103)	ENTRY SIGN BY OTHERS	
(F-104)	PROPOSED UTILITIES SEE CIVIL	
(F-105)	EXISTING BUILDING	
(F-106)	EXISTING SIDEWALK SEE CIVIL	
(F-107)	PROPOSED SIDEWALK SEE CIVIL	
(F-108)	PROPOSED CURBLESS CONDITION SEE CIVIL	
(F-109)	PROPOSED TRASH + RECYCLING LOCATION	
(F-110)	ELECTRIC VEHICLE CHARGING STATION PER COORDINATION W/ OWNER TYP.	
(F-111)	PRE-WIRED ELECTRIC VEHICLE CHARGING SPACE PER COORDINATION W/ OWNER TYP.	
(F-112)	EXISTING PAVEMENT TO REMAIN	
(F-113)	ACCESSIBLE PARKING SIGNAGE SEE CIVIL	
(F-114)		
(F-115)		
SYMBOL	PAVING AND CURB DESCRIPTION	DETAIL
(A-101)	BENCH TYP.	25.7.03
(A-102)	SECURITY BOLLARD TYP.	25.7.03
(A-103)	SHORT TERM BIKE PARKING TYP.	25.7.03
(A-104)	PLANTER POT 1 (20 IN. DIA.) TYP.	55.7.03
(A-105)	PLANTER POT 2 (20 IN. DIA.) TYP.	55.7.03
(A-106)	PLANTER POT 3 (20 IN. DIA.) TYP.	55.7.03
(A-107)	TRASH RECEPTACLE TYP.	15.7.03
(A-108)	DOG WASTE STATION TYP.	45.7.03
(A-109)	BISTRO TABLE TYP.	45.7.03
(A-110)	BISTRO CHAIR TYP.	35.7.03
(A-111)	ADIRONDACK CHAIR TYP.	15.7.03
(A-112)	SMALL SIDE TABLE TYP.	85.7.03
SYMBOL	PAVING AND CURB DESCRIPTION	DETAIL
(A-101)	PEDESTRIAN PAVERS 1	25.7.00
(A-102)	PEDESTRIAN PAVERS 2	25.7.00
(A-103)	PEDESTRIAN PAVERS 3	25.7.00
(A-104)	STAMPED HEAVY-DUTY CONCRETE	85.7.00
(A-105)	VEHICULAR PAVERS	15.7.00
(A-106)	CONCRETE PAVING	35.7.00
(A-107)	CONCRETE BANDING	45.7.00
(A-108)	RIVER ROCK	55.7.02
(A-109)	PLANTER CURB	15.7.01
(A-110)	PLANTER CURB 3/4" TAPERED SECTION	15.7.01
(A-111)	CURB RAMP + TRUNCATED DOMES	75.7.00
(A-112)	PLANTING BED	

NOTE: AN OVERALL MATERIALS SCHEDULE WAS CREATED FOR PHASES 1B-1D. ANY MISSING REFERENCE NUMBERS DO NOT OCCUR IN THIS PHASE.

KEY MAP

SCALE

**PRELIMINARY - FOR REVIEW ONLY.**  
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ENGINEER REG.# DATE  
##### 2/16/23

PROJECT

**UNIVERSITY PLACE PHASE 1B/1C**  
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

REVISION / ISSUANCE

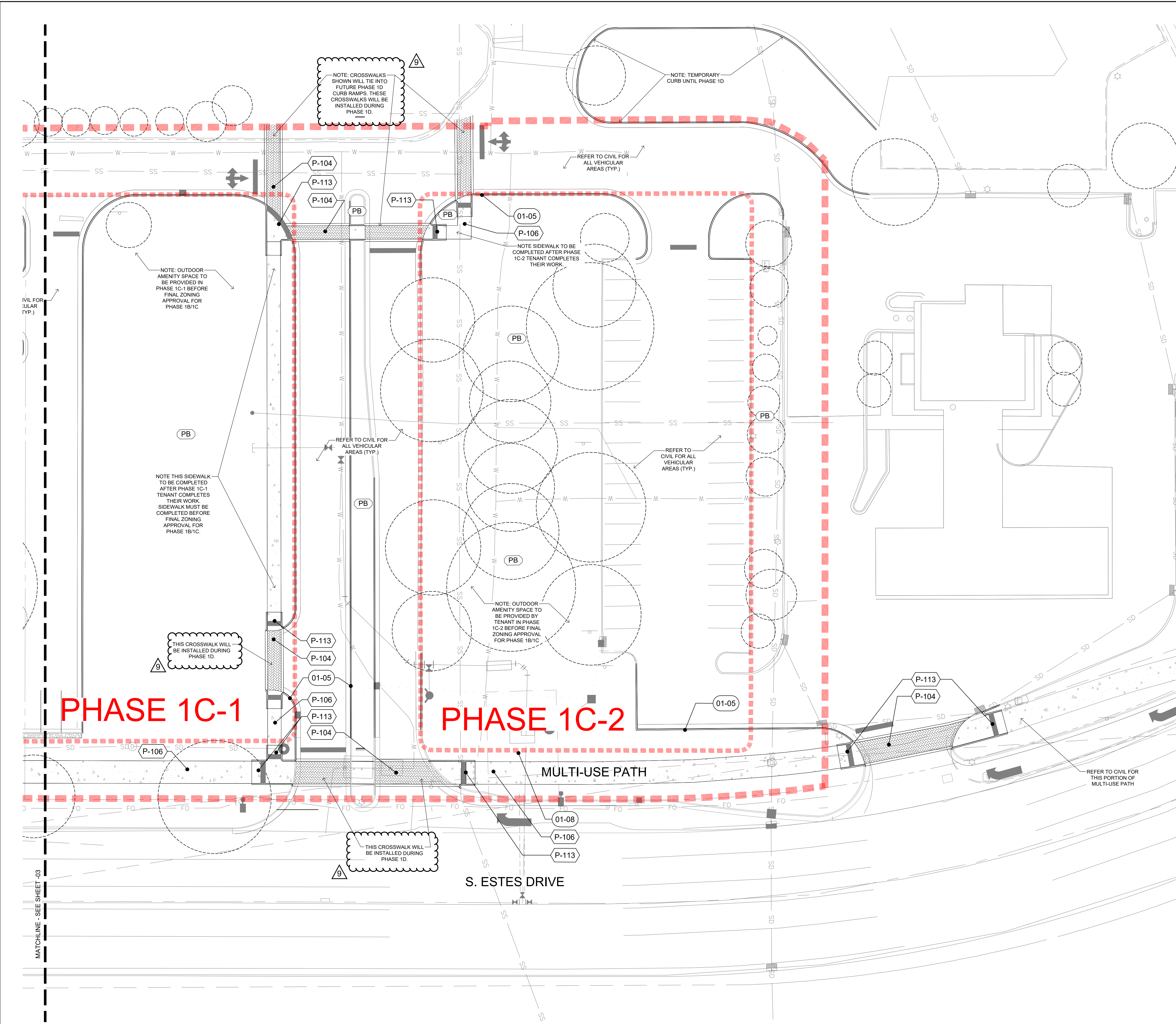
NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE: NORTH  
VERT: N/A  
HORZ: 1"=20'  
0 10 20 40'

SHEET TITLE  
**MATERIALS PLAN ENLARGEMENT 3**

SHEET NUMBER  
**L1-03**



REFERENCE NOTES SCHEDULE		DETAIL
<b>GENERAL NOTES</b>		
(T-01)	TENANT PATIO FURNITURE BY OTHERS	
(C-01)	PROPOSED CURB. SEE CIVIL	
(E-01)	ENTRY SIGN BY OTHERS	
(U-01)	PROPOSED UTILITIES. SEE CIVIL	
(B-01)	EXISTING BUILDING	
(S-01)	EXISTING SIDEWALK. SEE CIVIL	
(C-02)	PROPOSED CURBLESS CONDITION. SEE CIVIL	
(R-01)	PROPOSED TRASH + RECYCLING LOCATION	
(E-02)	ELECTRIC VEHICLE CHARGING SPACE PER COORDINATION W/ OWNER. TYP.	
(E-03)	PRE-WIRED ELECTRIC VEHICLE CHARGING SPACE PER COORDINATION W/ OWNER. TYP.	
(R-02)	EXISTING PAVEMENT TO REMAIN	
(A-01)	ACCESSIBLE PARKING SIGNAGE. SEE CIVIL	
<b>SITE FURNISHINGS</b>		
(B-02)	BENCH. TYP.	25.7.03
(S-02)	SECURITY BOLLARD. TYP.	25.7.03
(P-01)	SHORT TERM BIKE PARKING. TYP.	25.7.03
(P-02)	PLANTER POT 1 (24 IN. DIA.). TYP.	55.7.03
(P-03)	PLANTER POT 2 (20 IN. DIA.). TYP.	55.7.03
(P-04)	PLANTER POT 3 (24 IN. DIA.). TYP.	55.7.03
(T-02)	TRASH RECEPTACLE. TYP.	15.7.03
(D-01)	DOG WASTE STATION. TYP.	45.7.03
(B-03)	BISTRO TABLE. TYP.	45.7.03
(B-04)	BISTRO CHAIR. TYP.	35.7.03
(A-02)	ADIRONDACK CHAIR. TYP.	15.7.03
(S-03)	SMALL SIDE TABLE. TYP.	85.7.03
<b>PAVING AND CURB</b>		
(P-05)	PEDESTRIAN PAVERS 1	25.7.00
(P-06)	PEDESTRIAN PAVERS 2	25.7.00
(P-07)	PEDESTRIAN PAVERS 3	25.7.00
(P-08)	STAMPED HEAVY-DUTY CONCRETE	85.7.00
(P-09)	VEHICULAR PAVERS	15.7.00
(P-10)	CONCRETE PAVING	35.7.00
(P-11)	CONCRETE BANDING	45.7.00
(P-12)	RIVER ROCK	55.7.02
(P-13)	PLANTER CURB	15.7.01
(P-14)	PLANTER CURB 3/4 TAPERED SECTION	15.7.01
(P-15)	CURB RAMP + TRUNCATED DOMES	75.7.00
(P-16)	PLANTING BED	

NOTE: AN OVERALL MATERIALS SCHEDULE WAS CREATED FOR PHASES 1B-1D. ANY MISSING REFERENCE NUMBERS DO NOT OCCUR IN THIS PHASE.

KEY MAP



SEAL

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ENGINEER REG.# DATE

PROJECT

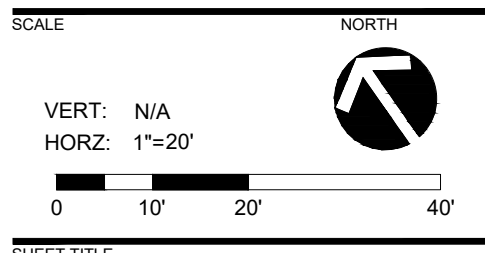
**UNIVERSITY PLACE PHASE 1B/1C**  
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

REVISION / ISSUANCE

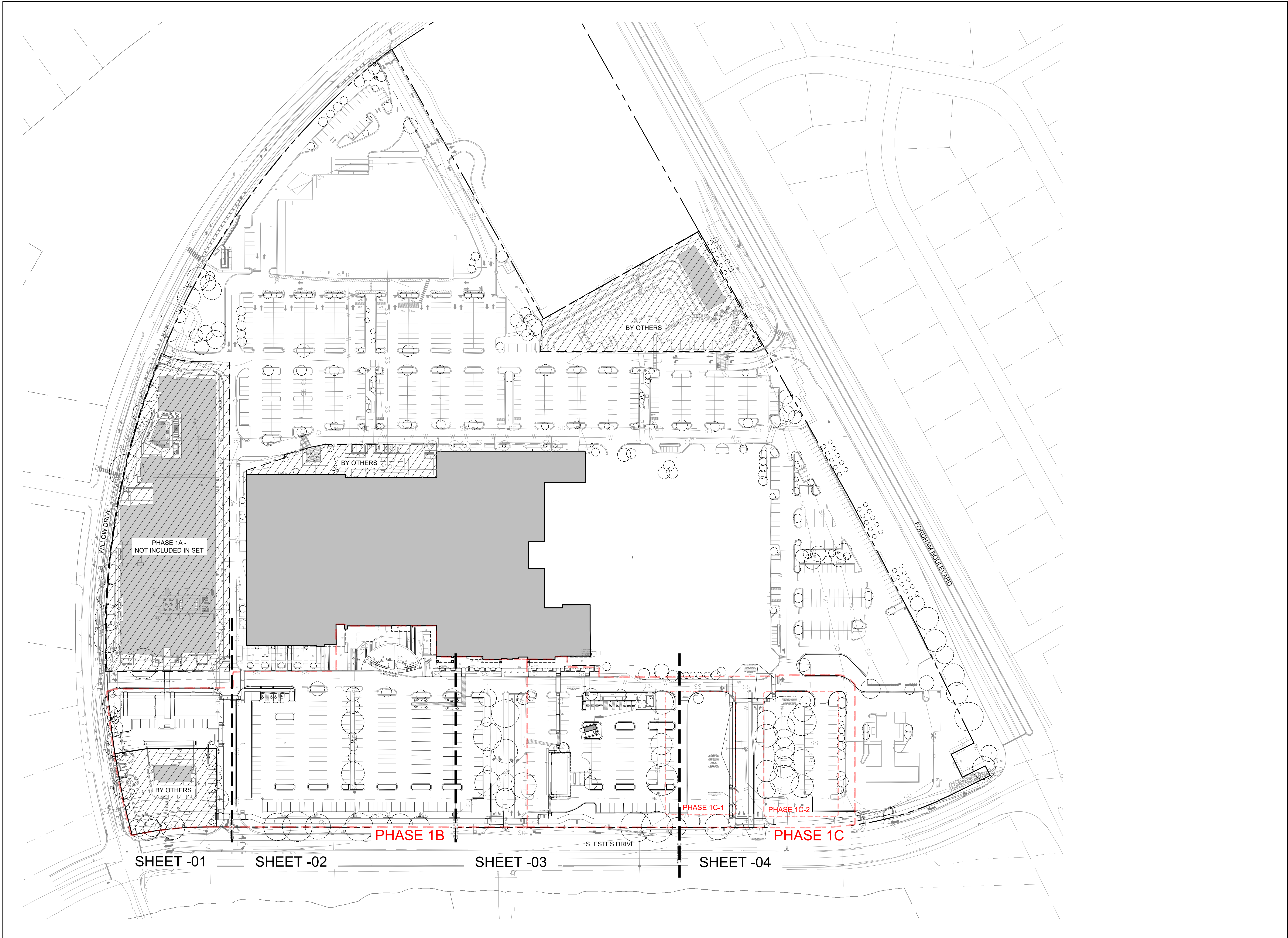
NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM



SHEET TITLE  
**MATERIALS PLAN ENLARGEMENT 4**

SHEET NUMBER  
**L1-04**



KEY MAP

SEAL

**PRELIMINARY  
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ENGINEER REG.# DATE

PROJECT

**UNIVERSITY  
 PLACE PHASE  
 1B/1C**

RAM REALTY  
 201 S ESTES DR  
 CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

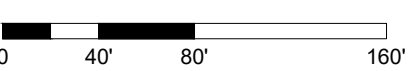
**REVISION / ISSUANCE**

NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
 DRAWN BY: ZK  
 CHECKED BY: AM

SCALE

VERT: N/A  
 HORZ: 1"=80'



SHEET TITLE

OVERALL LAYOUT PLAN

SHEET NUMBER

**L2-00**

KEY MAP

SEAL

**PRELIMINARY  
-FOR REVIEW ONLY-**

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ENGINEER REG.# DATE

PROJECT

**UNIVERSITY PLACE PHASE 1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

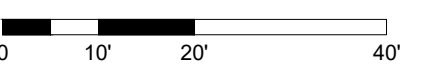
**REVISION / ISSUANCE**

NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

VERT: N/A  
HORZ: 1"=20'



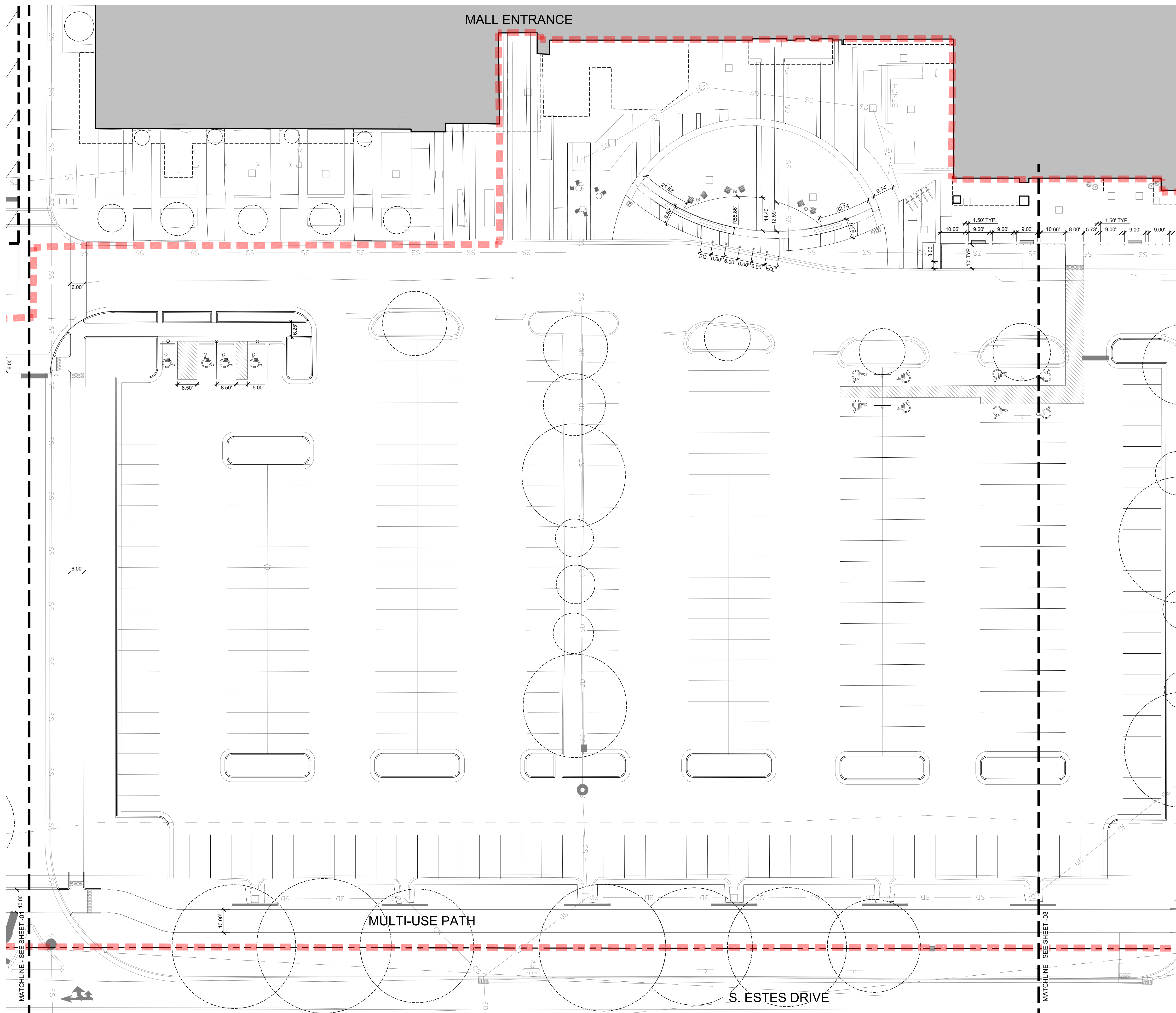
SHEET TITLE

LAYOUT PLAN  
ENLARGEMENT 1

SHEET NUMBER

L2-01





KEY MAP

SEAL

**PRELIMINARY**  
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##### REG.# DATE  
ENGINEER REG.# DATE

PROJECT

**UNIVERSITY PLACE PHASE 1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ# 1019418

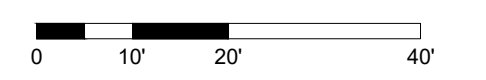
REVISION / ISSUANCE

NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

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HORZ: 1"=20'

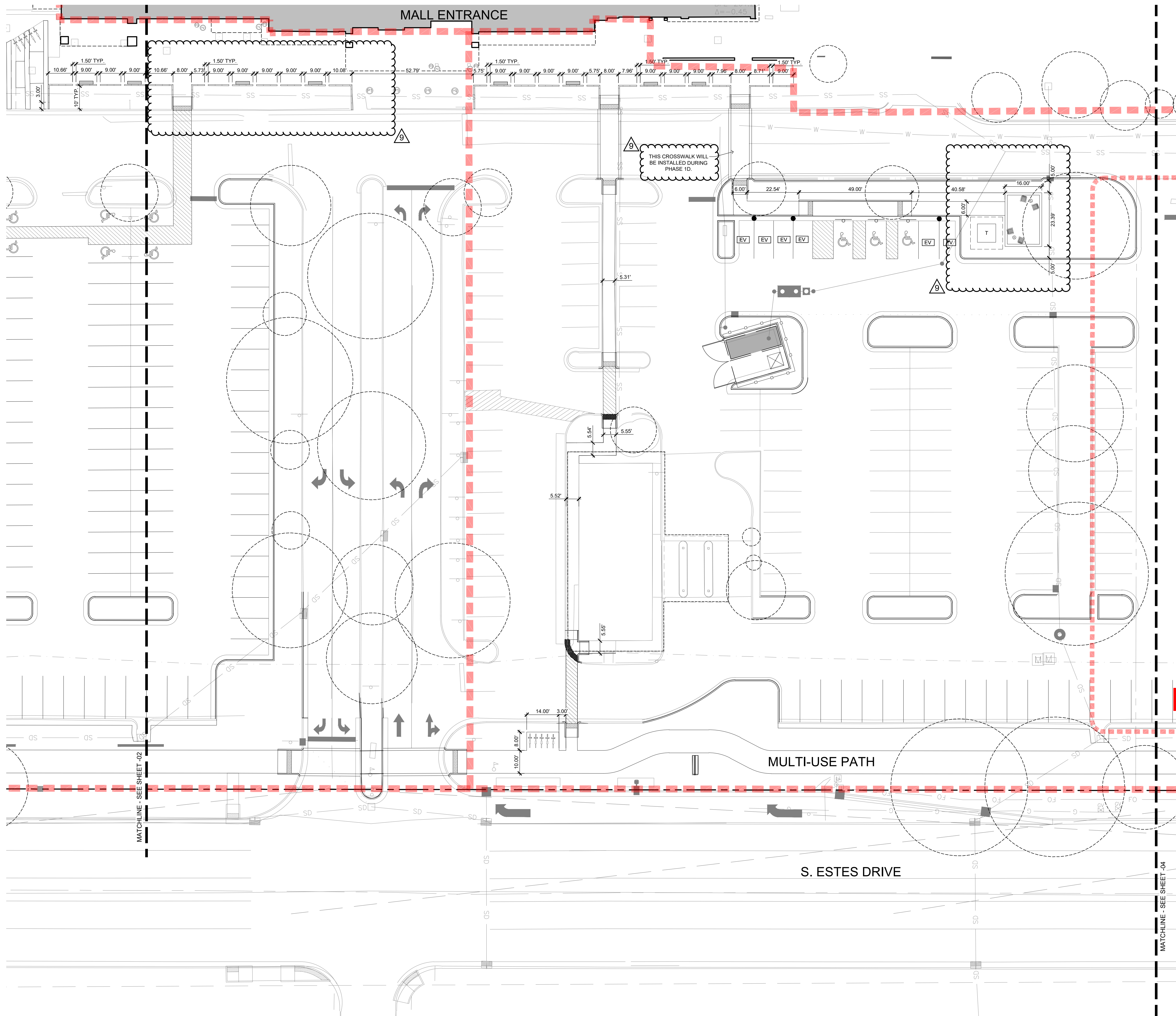


SHEET TITLE

LAYOUT PLAN  
ENLARGEMENT 2

SHEET NUMBER

L2-02



KEY MAP

SEAL

**PRELIMINARY  
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ENGINEER REG.# DATE

PROJECT

**UNIVERSITY PLACE PHASE 1B/1C**

RAM REALTY  
 201 S ESTES DR  
 CHAPEL HILL, NC 27514

LANDDESIGN PROJ# 1019418

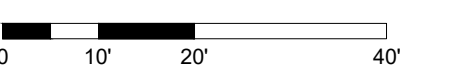
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NO.	DESCRIPTION	DATE
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2	ZCP	03.30.2022
3	ZCP	05.19.2022
4	OWNER COORDINATION	08.01.2022
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9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
 DRAWN BY: ZK  
 CHECKED BY: AM

SCALE

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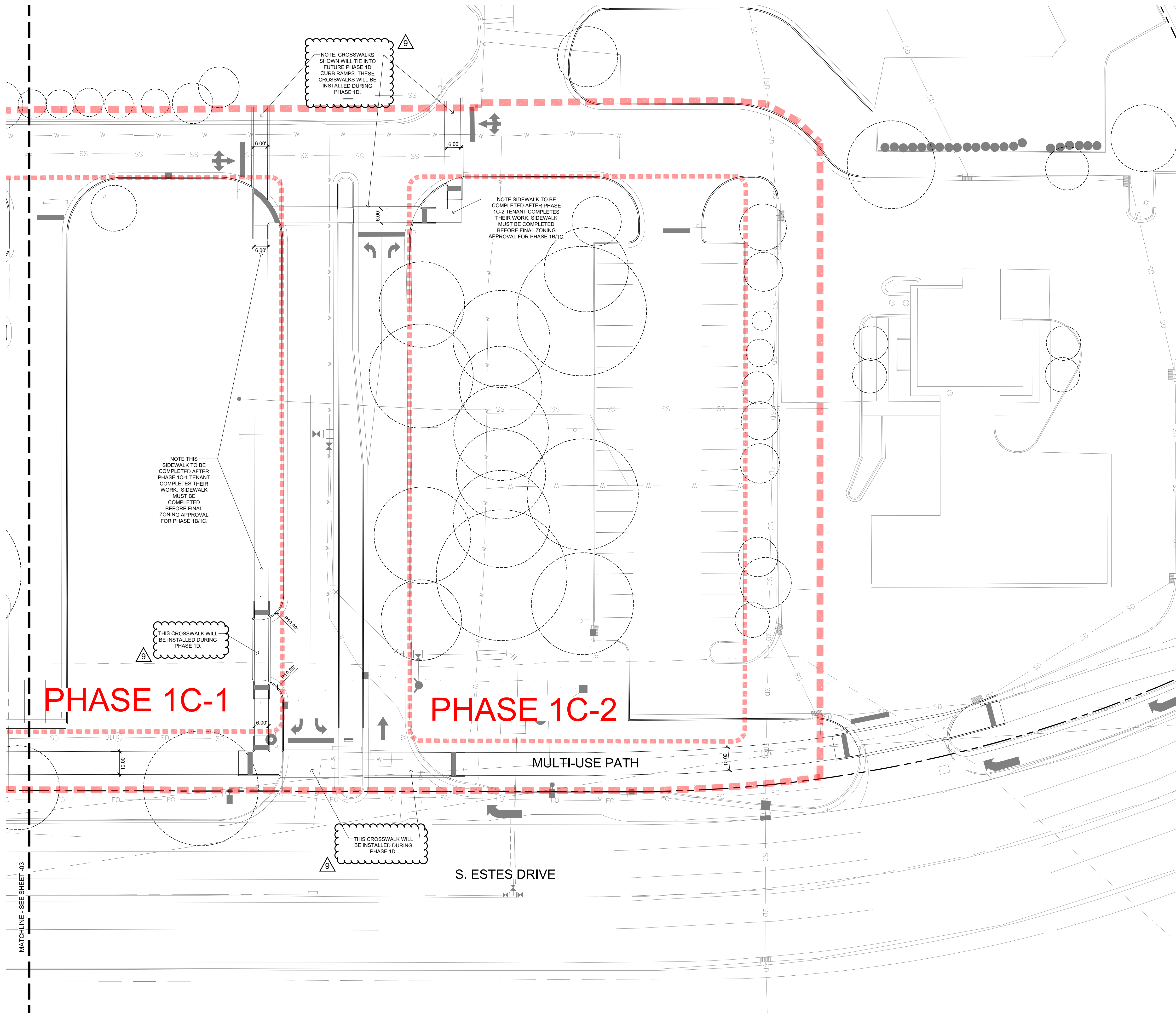


SHEET TITLE

LAYOUT PLAN  
 ENLARGEMENT 3

SHEET NUMBER

L2-03



KEY MAP

SEAL

**PRELIMINARY  
-FOR REVIEW ONLY-**

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ENGINEER REG.# DATE

PROJECT

**UNIVERSITY  
PLACE PHASE  
1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

REVISION / ISSUANCE		
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7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE NORTH

VERT: N/A  
HORZ: 1"=20'

SHEET TITLE

LAYOUT PLAN  
ENLARGEMENT 4

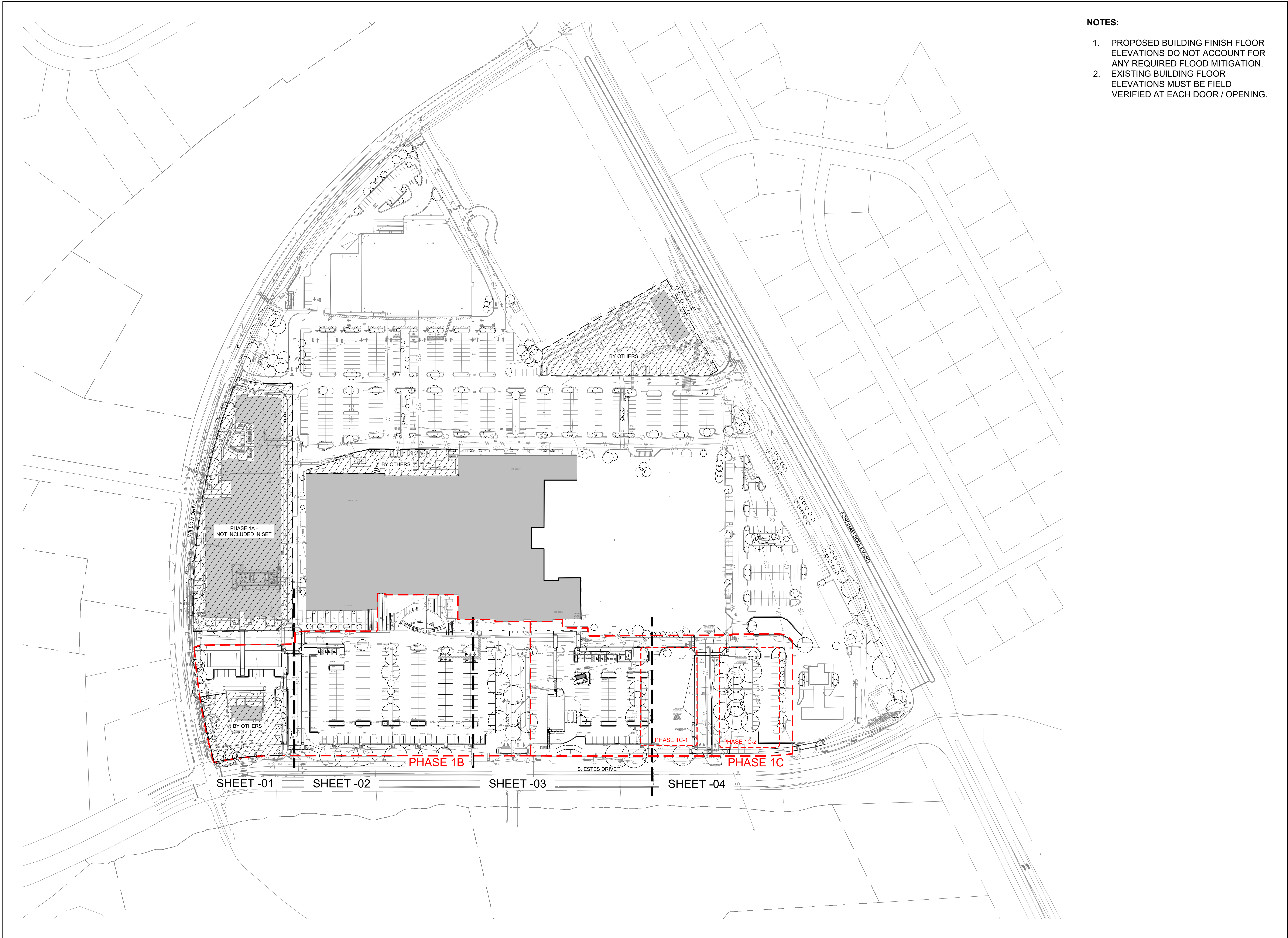
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**L2-04**



**NOTES:**

1. PROPOSED BUILDING FINISH FLOOR ELEVATIONS DO NOT ACCOUNT FOR ANY REQUIRED FLOOD MITIGATION.
2. EXISTING BUILDING FLOOR ELEVATIONS MUST BE FIELD VERIFIED AT EACH DOOR / OPENING.



KEY MAP

SEAL

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**UNIVERSITY  
PLACE PHASE  
1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

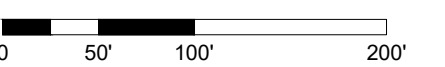
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8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

VERT: N/A  
HORZ: 1"=100'



SHEET TITLE

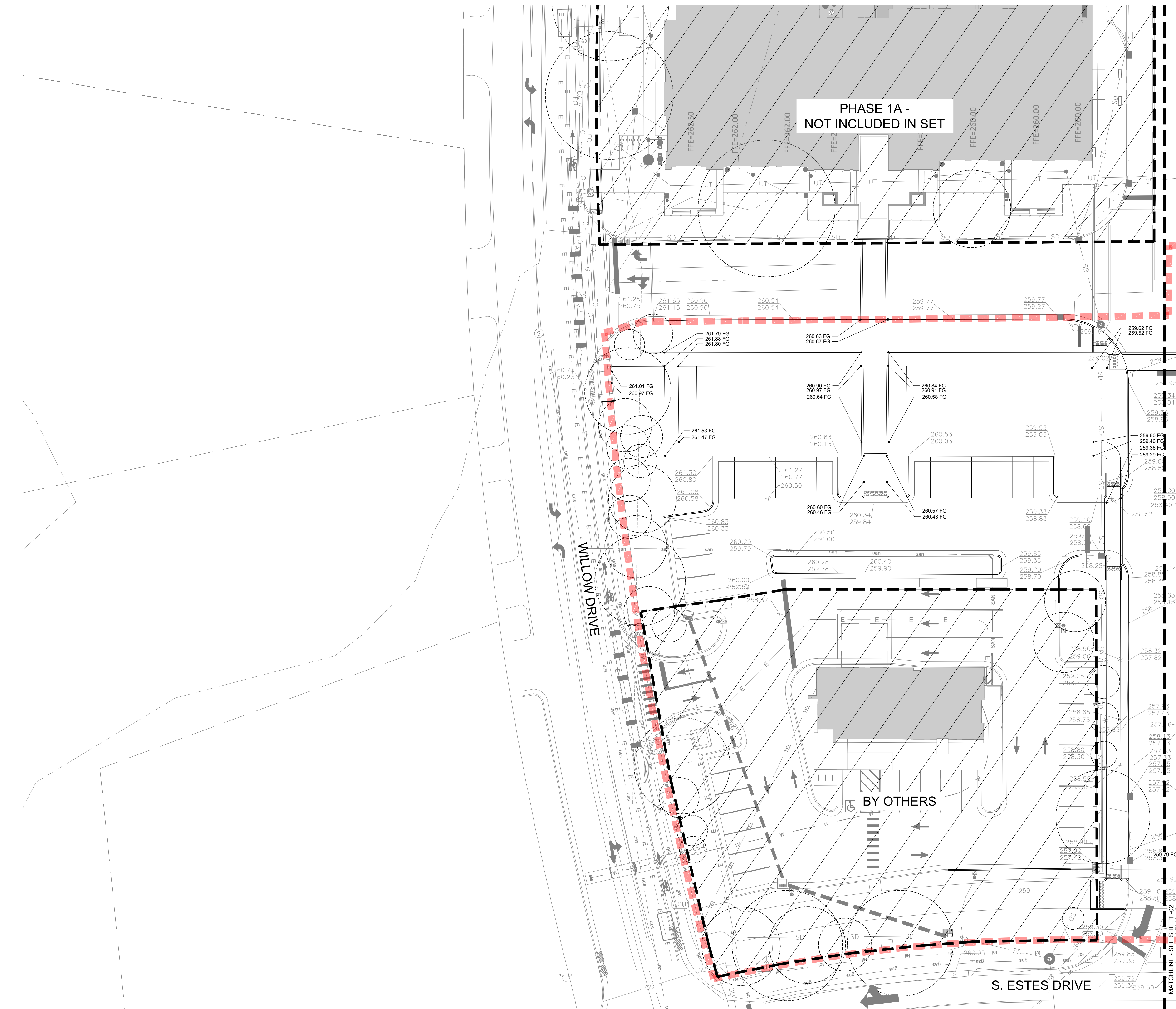
OVERALL GRADING PLAN

SHEET NUMBER

**L3-00**

**NOTES:**

1. PROPOSED BUILDING FINISH FLOOR ELEVATIONS DO NOT ACCOUNT FOR ANY REQUIRED FLOOD MITIGATION.
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KEY MAP

SEAL

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PROJECT

**UNIVERSITY PLACE PHASE 1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

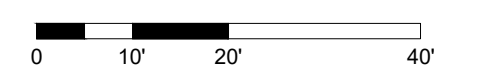
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8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

VERT: N/A  
HORZ: 1"=20'



SHEET TITLE

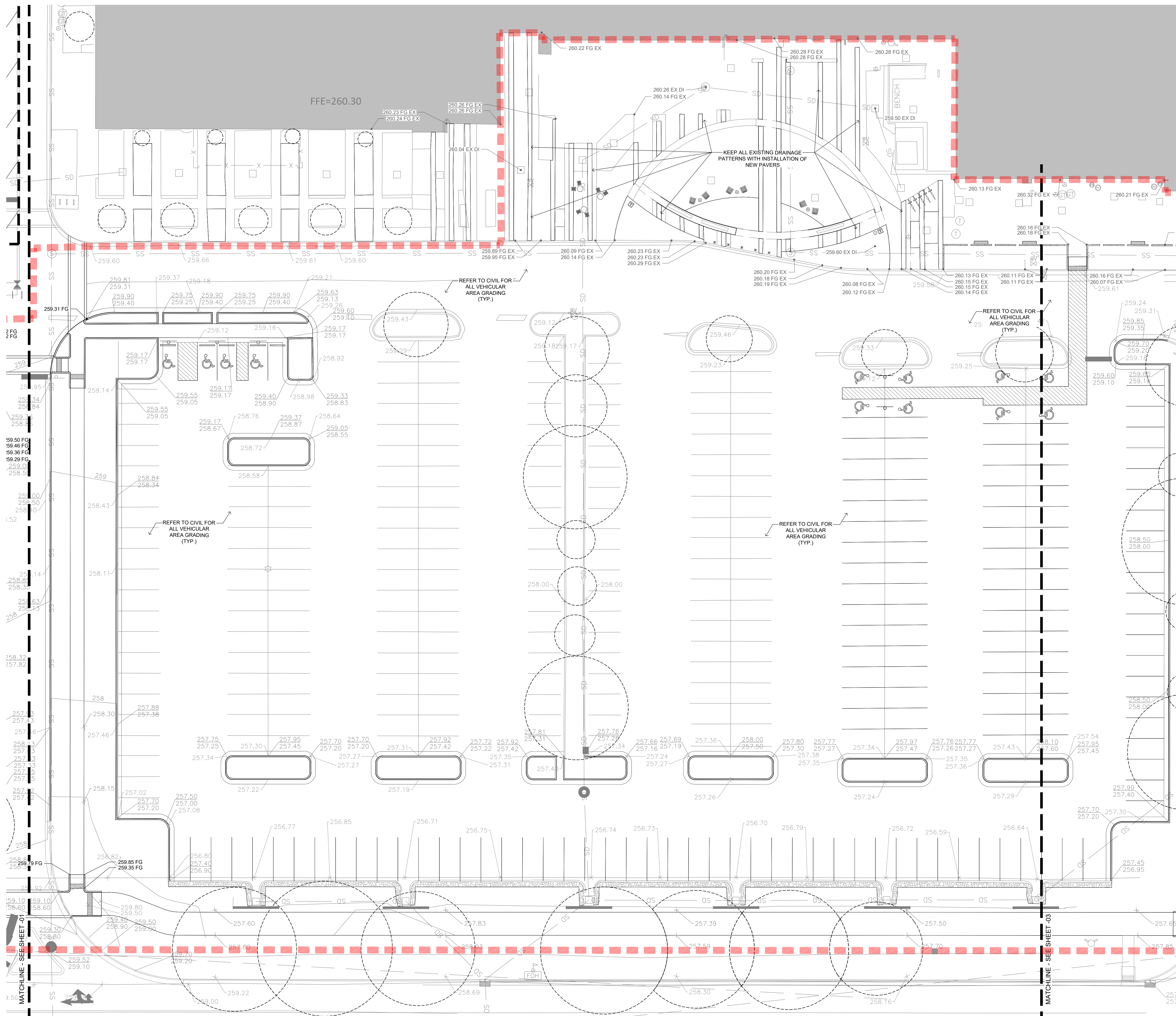
**GRADING PLAN  
ENLARGEMENT 1**

SHEET NUMBER

**L3-01**

**NOTES:**

1. PROPOSED BUILDING FINISH FLOOR ELEVATIONS DO NOT ACCOUNT FOR ANY REQUIRED FLOOD MITIGATION.
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KEY MAP

SEAL

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PROJECT

**UNIVERSITY  
PLACE PHASE  
1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

**REVISION / ISSUANCE**

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9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

VERT: N/A  
HORZ: 1"=20'

SHEET TITLE

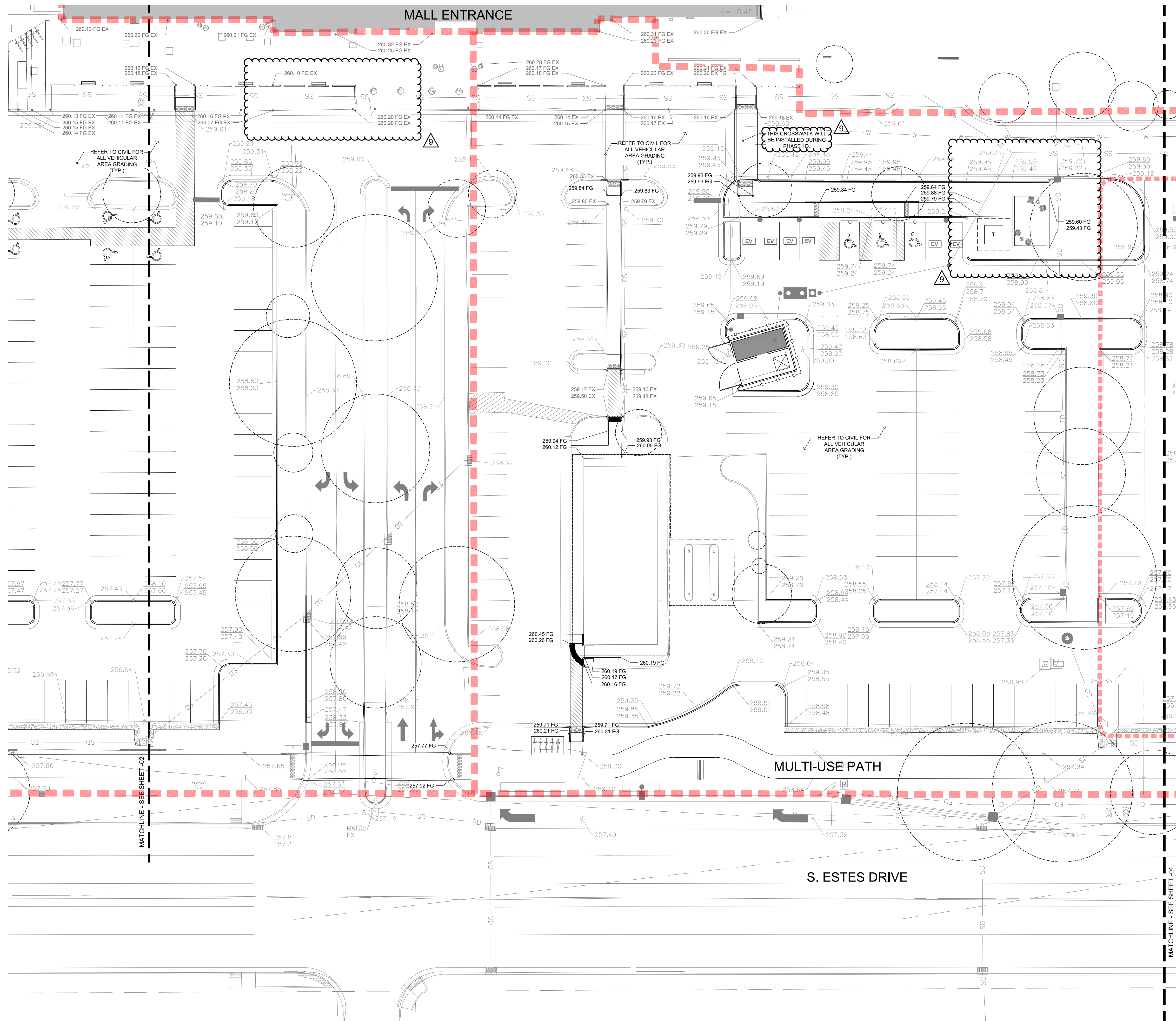
**GRADING PLAN  
ENLARGEMENT 2**

SHEET NUMBER

**L3-02**

NOTES:

1. PROPOSED BUILDING FINISH FLOOR ELEVATIONS DO NOT ACCOUNT FOR ANY REQUIRED FLOOD MITIGATION.
2. EXISTING BUILDING FLOOR ELEVATIONS MUST BE FIELD VERIFIED AT EACH DOOR / OPENING.



KEY MAP

SEAL

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PROJECT

**UNIVERSITY  
PLACE PHASE  
1B/1C**

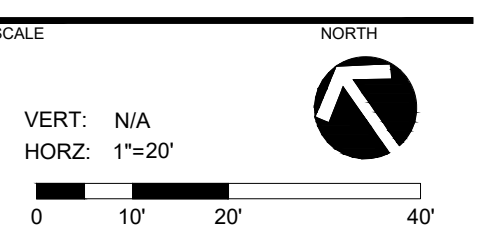
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

REVISION / ISSUANCE

NO.	DESCRIPTION	DATE
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9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

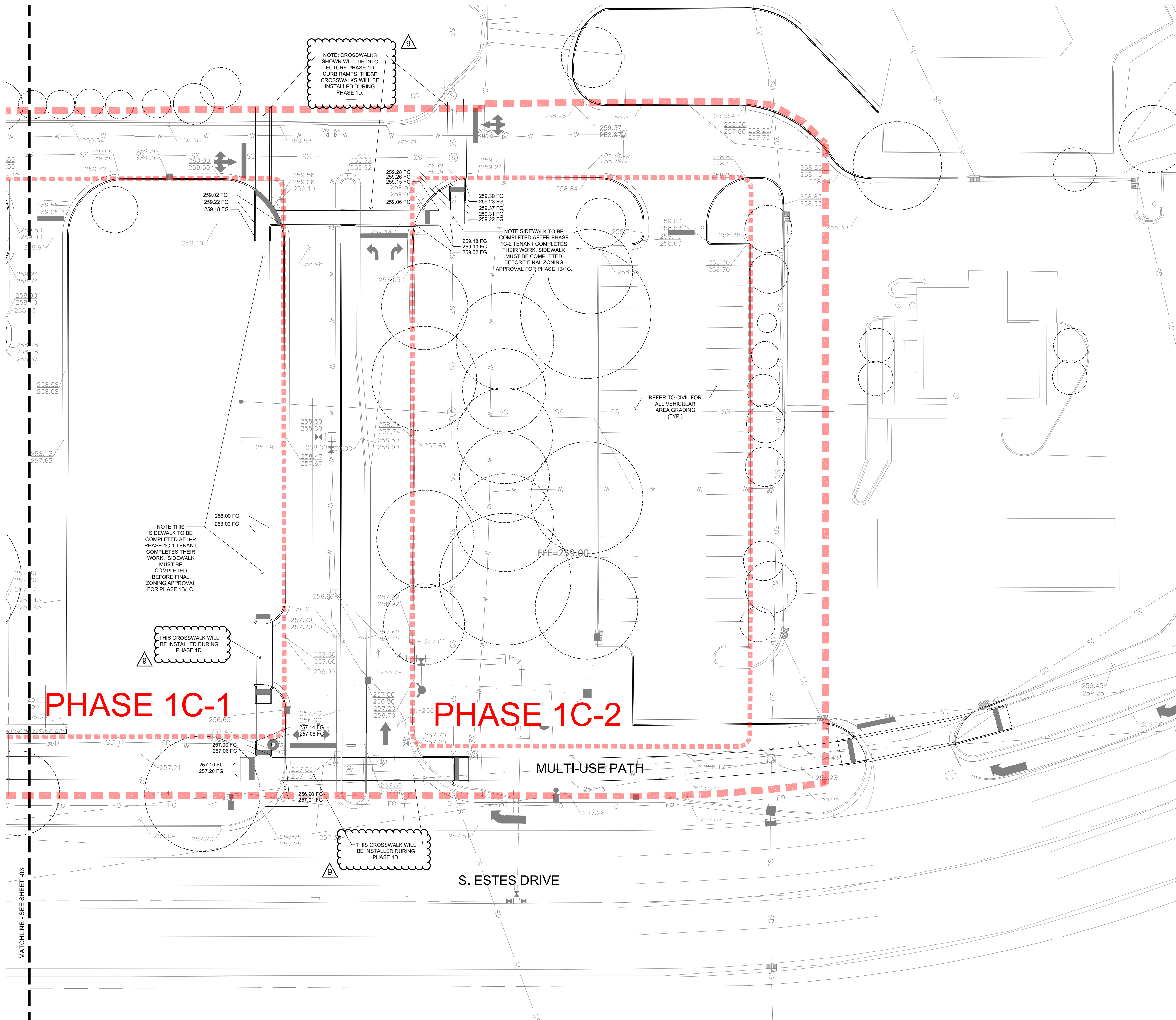


SHEET TITLE  
**GRADING PLAN  
ENLARGEMENT 3**

SHEET NUMBER  
**L3-03**

**NOTES:**

1. PROPOSED BUILDING FINISH FLOOR ELEVATIONS DO NOT ACCOUNT FOR ANY REQUIRED FLOOD MITIGATION.
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KEY MAP

SEAL

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PROJECT

**UNIVERSITY  
PLACE PHASE  
1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ# 1019418

**REVISION / ISSUANCE**

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9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

VERT: N/A  
HORZ: 1"=20'

SHEET TITLE

GRADING PLAN  
ENLARGEMENT 4

SHEET NUMBER

**L3-04**

PLANT SCHEDULE		
TREES	CODE	BOTANICAL / COMMON NAME
	ACE BUE	Acer buergerianum 'Aeryn' Trident Maple
	AME GRA	Amelanchier x grandiflora 'Autumn Brilliance' Autumn Brilliance Apple Serviceberry
	CER EAS	Cercis canadensis Eastern Redbud
	LAG TRE	Lagerstroemia indica Crape Myrtle
	QUE MOP	Quercus nuttallii 'Esplanade' Esplanade Nuttall Oak
	QUE PAL	Quercus palustris Pin Oak
	ULM ALL	Ulmus parvifolia 'Allee' TM Allee Lacebark Elm
SHRUBS	CODE	BOTANICAL / COMMON NAME
	BUX GEM	Buxus 'Green Gem' Boxwood 'Green Gem'
	ILE GLA	Ilex glabra 'Compacta' Compact Inkberry
	ITE VIR	Itea virginica 'Henry's Garnet' Henry's Garnet Sweetspire
TURF	CODE	BOTANICAL / COMMON NAME
	TUR SOD	Turf Grass SOD

KEY MAP

SEAL

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ENGINEER DATE

PROJECT

**UNIVERSITY  
PLACE PHASE  
1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

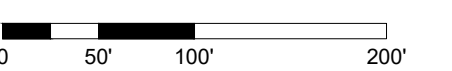
**REVISION / ISSUANCE**

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DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

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HORZ: 1"=100'

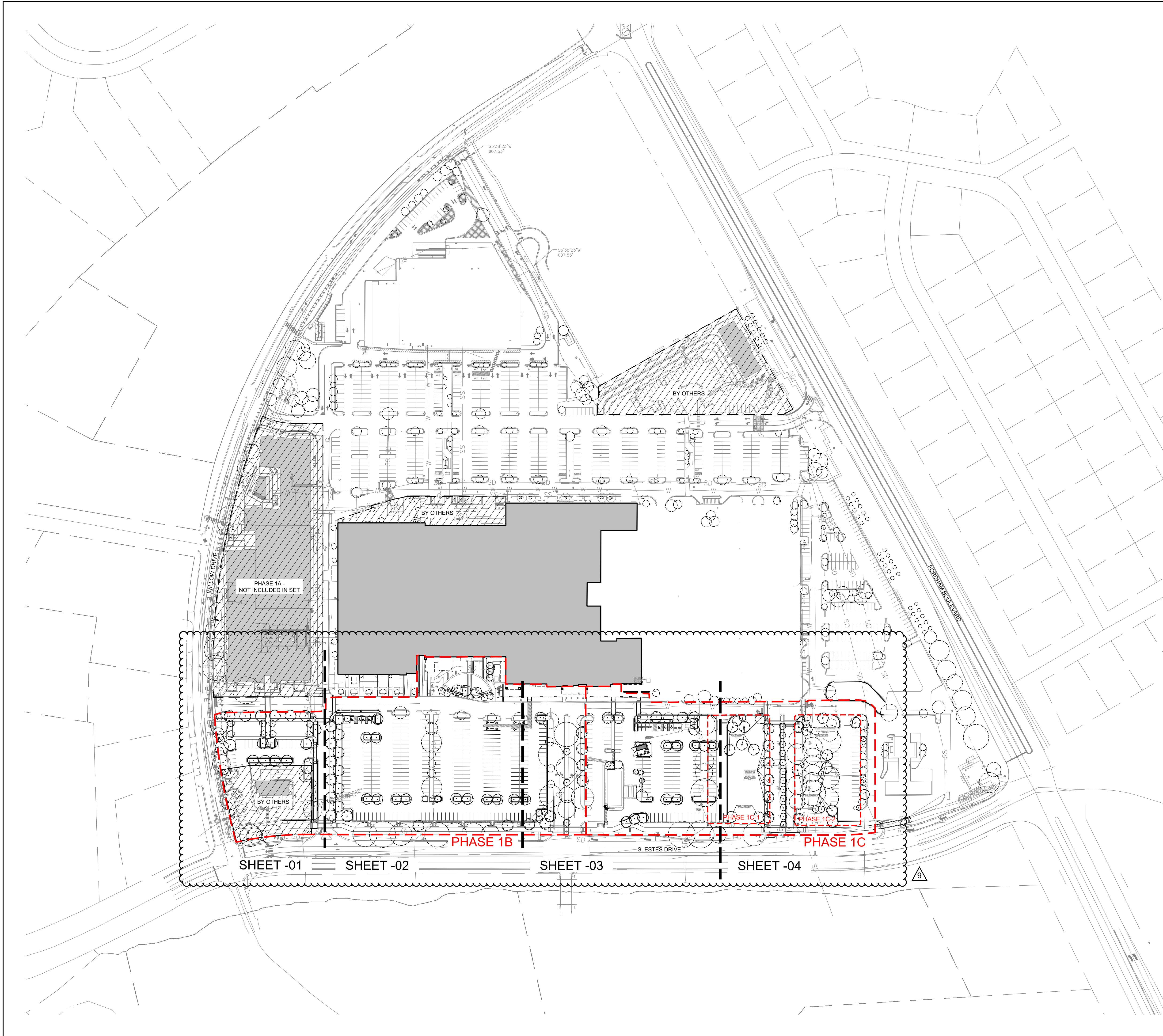


SHEET TITLE

**OVERALL REQUIRED  
PLANTING PLAN**

SHEET NUMBER

**L4-00**





PLANT SCHEDULE		
TREES		
ACE BUE	ACE BUE	Acer buergerianum 'Aeryn' Trident Maple
AME GRA	AME GRA	Amelanchier x grandiflora 'Autumn Brilliance' Autumn Brilliance Apple Serviceberry
CER EAS	CER EAS	Cercis canadensis Eastern Redbud
LAG TRE	LAG TRE	Lagerstroemia indica Crape Myrtle
QUE MOP	QUE MOP	Quercus nuttallii 'Esplanade' Esplanade Nuttall Oak
QUE PAL	QUE PAL	Quercus palustris Pin Oak
ULM ALL	ULM ALL	Ulmus parvifolia 'Allee' TM Allee Lacebark Elm
SHRUBS		
BUX GEM	BUX GEM	Buxus 'Green Gem' Boxwood 'Green Gem'
ILE GLA	ILE GLA	Ilex glabra 'Compacta' Compact Inkberry
ITE VIR	ITE VIR	Itea virginica 'Henry's Garnet' Henry's Garnet Sweetspire
TURF		
TUR SOD	TUR SOD	Turf Grass SOD

KEY MAP

SEAL

**PRELIMINARY**  
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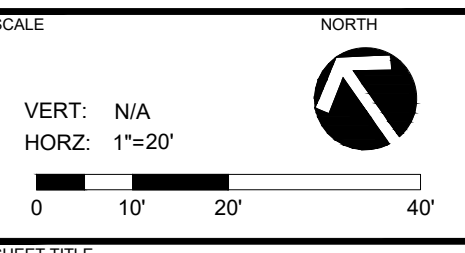
**UNIVERSITY PLACE PHASE 1B/1C**  
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

REVISION / ISSUANCE

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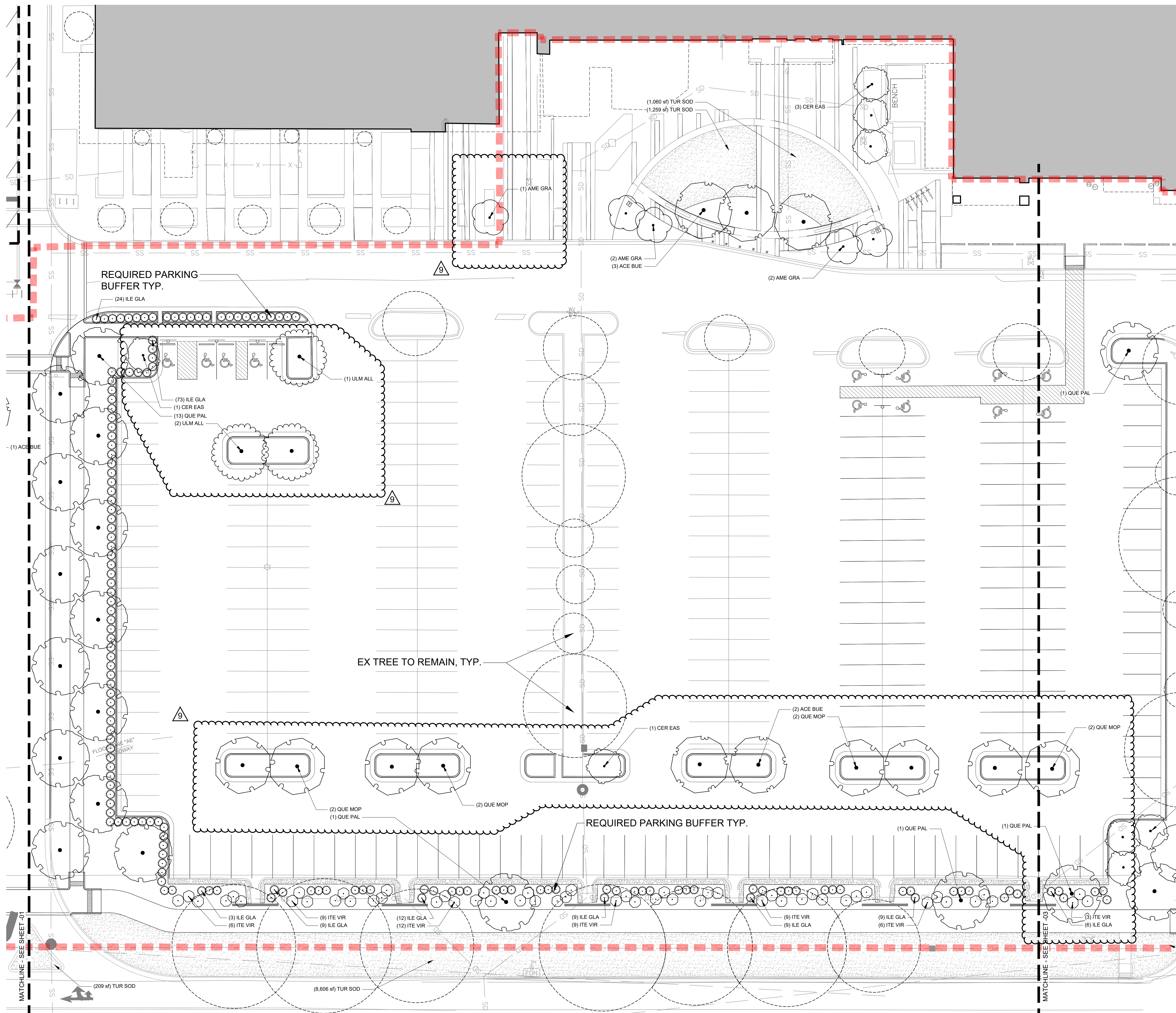
DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM



REQUIRED PLANTING PLAN ENLARGEMENT 1

SHEET NUMBER **L4-01**

PLANT SCHEDULE		
TREES	CODE	BOTANICAL / COMMON NAME
	ACE BUE	Acer buergerianum 'Aeryn' Trident Maple
	AME GRA	Amelanchier x grandiflora 'Autumn Brilliance' Autumn Brilliance Apple Serviceberry
	CER EAS	Cercis canadensis Eastern Redbud
	LAG TRE	Lagerstroemia indica Crape Myrtle
	QUE MOP	Quercus nuttallii 'Esplanade' Esplanade Nuttall Oak
	QUE PAL	Quercus palustris Pin Oak
	ULM ALL	Ulmus parvifolia 'Allee' TM Allee Lacebark Elm
SHRUBS	CODE	BOTANICAL / COMMON NAME
	BUX GEM	Buxus 'Green Gem' Boxwood 'Green Gem'
	ILE GLA	Ilex glabra 'Compacta' Compact Inkberry
	ITE VIR	Itea virginica 'Henry's Garnet' Henry's Garnet Sweetspire
TURF	CODE	BOTANICAL / COMMON NAME
	TUR SOD	Turf Grass SOD



KEY MAP

SEAL

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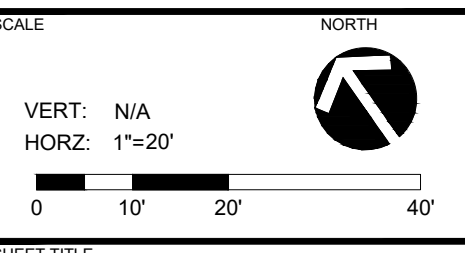
**UNIVERSITY PLACE PHASE 1B/1C**  
 RAM REALTY  
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 CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

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DESIGNED BY: LD  
 DRAWN BY: ZK  
 CHECKED BY: AM



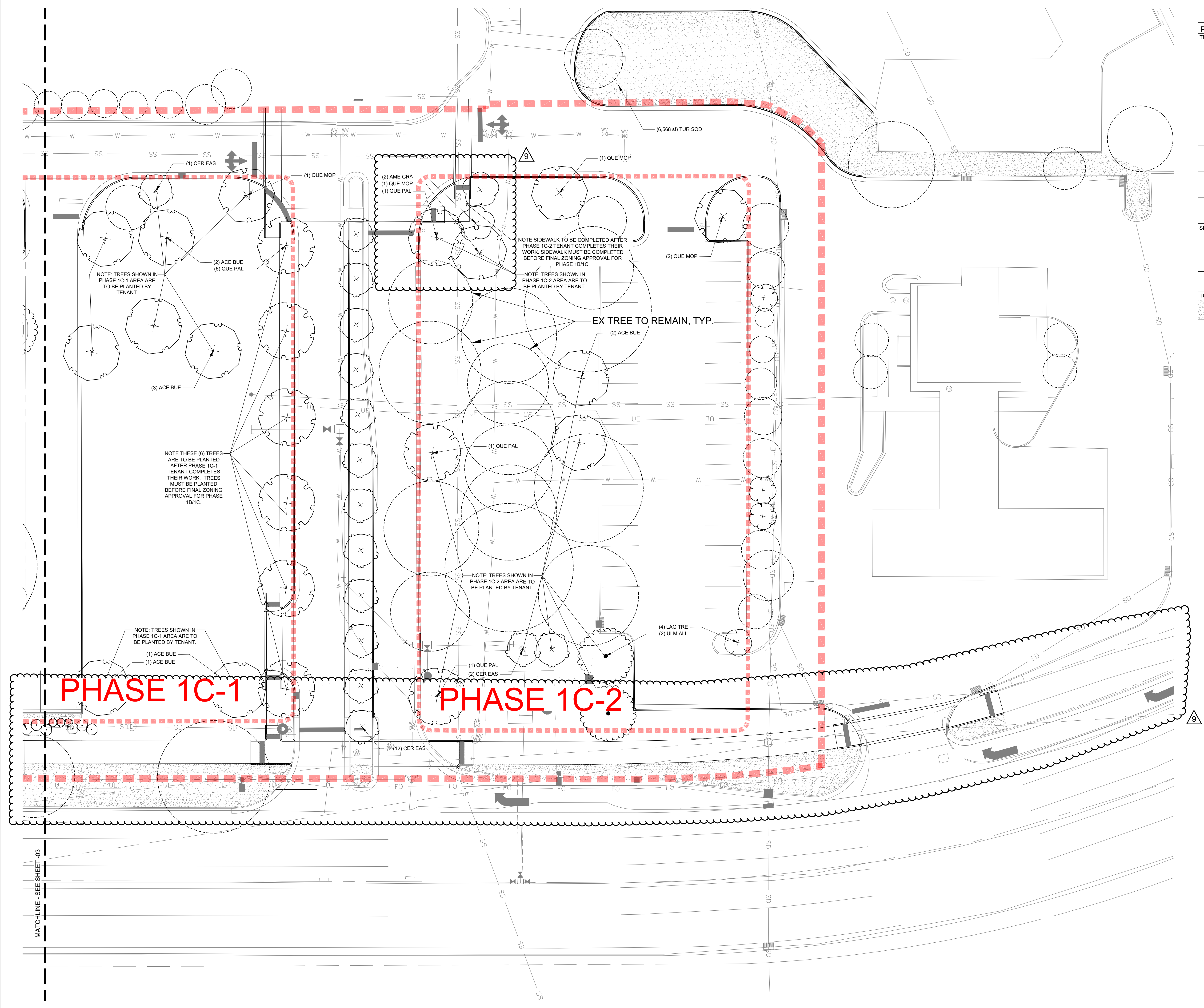
REQUIRED PLANTING PLAN ENLARGEMENT 2

SHEET NUMBER **L4-02**





PLANT SCHEDULE		
TREES	CODE	BOTANICAL / COMMON NAME
	ACE BUE	Acer buergerianum 'Aeryn' Trident Maple
	AME GRA	Amelanchier x grandiflora 'Autumn Brilliance' Autumn Brilliance Apple Serviceberry
	CER EAS	Cercis canadensis Eastern Redbud
	LAG TRE	Lagerstroemia indica Crape Myrtle
	QUE MOP	Quercus nuttallii 'Esplanade' Esplanade Nuttall Oak
	QUE PAL	Quercus palustris Pin Oak
	ULM ALL	Ulmus parvifolia 'Allee' TM Allee Lacebark Elm
SHRUBS	CODE	BOTANICAL / COMMON NAME
	BUX GEM	Buxus 'Green Gem' Boxwood 'Green Gem'
	ILE GLA	Ilex glabra 'Compacta' Compact Inkberry
	ITE VIR	Itea virginica 'Henry's Garnet' Henry's Garnet Sweetspire
TURF	CODE	BOTANICAL / COMMON NAME
	TUR SOD	Turf Grass SOD



KEY MAP

SEAL

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PROJECT

**UNIVERSITY  
PLACE PHASE  
1B/1C**

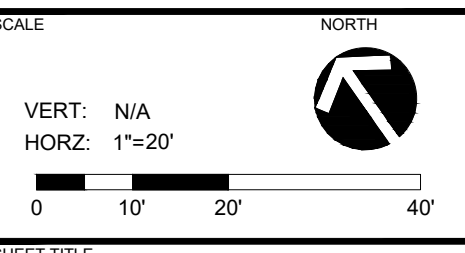
RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

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8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM



**REQUIRED PLANTING PLAN  
ENLARGEMENT 4**

SHEET NUMBER  
**L4-04**

PHASE 1B REQUIRED PLANTING SCHEDULE

PLANT SCHEDULE								
TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	MIN. CONT.	MIN. CAL.	MIN. HT.	REMARKS
	ACE BUE	20	Acer buergerianum 'Aeryn'	Trident Maple	B&B	4"	16-18'	STRONG CENTRAL LEADER
	AME GRA	13	Amelanchier x grandiflora 'Autumn Brilliance'	Autumn Brilliance Apple Serviceberry	B&B	-	10-12'	MULTI-STEM. 3-5 TRUNKS
	CER EAS	11	Cercis canadensis	Eastern Redbud	B&B	-	10-12'	MULTI-STEM. 3-5 TRUNKS
	LAG TRE	5	Lagerstroemia indica	Crape Myrtle	B&B	2.5"	8-10' HT	SPECIES AND/OR FLOWER COLOR TO MATCH EXISTING.
	QUE MOP	8	Quercus nuttallii 'Esplanade'	Esplanade Nuttall Oak	B&B	3"	10-12'	STRONG CENTRAL LEADER
	QUE PAL	26	Quercus palustris	Pin Oak	B&B	3" CAL	10-12'	STRONG CENTRAL LEADER
	ULM ALL	16	Ulmus parvifolia 'Allee' TM	Allee Lacebark Elm	B&B	3" CAL	10-12' HT	STRONG CENTRAL LEADER.
SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	MIN. CONT.	SPACING	MIN. HT.	REMARKS
	BUX GEM	98	Buxus 'Green Gem'	Boxwood 'Green Gem'	#3	As Shown	24"	FULL TO CONTAINER
	ILE GLA	217	Ilex glabra 'Compacta'	Compact Inkberry	#3	As Shown	24"	FULL TO CONTAINER
	ITE VIR	78	Itea virginica 'Henry's Garnet'	Henry's Garnet Sweetspire	#3	As Shown	24-36"	FULL TO CONTAINER
TURF	CODE	QTY	BOTANICAL NAME	COMMON NAME	MIN. CONT.	SPACING	MIN. HT.	REMARKS
	TUR SOD	20,301 sf	Turf Grass	SOD	SOD	-	-	

PHASE 1C REQUIRED PLANTING SCHEDULE

PLANT SCHEDULE								
TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	MIN. CONT.	MIN. CAL.	MIN. HT.	REMARKS
	ACE BUE	9	Acer buergerianum 'Aeryn'	Trident Maple	B&B	4"	16-18'	STRONG CENTRAL LEADER
	AME GRA	2	Amelanchier x grandiflora 'Autumn Brilliance'	Autumn Brilliance Apple Serviceberry	B&B	-	10-12'	MULTI-STEM. 3-5 TRUNKS
	CER EAS	15	Cercis canadensis	Eastern Redbud	B&B	-	10-12'	MULTI-STEM. 3-5 TRUNKS
	LAG TRE	4	Lagerstroemia indica	Crape Myrtle	B&B	2.5"	8-10' HT	SPECIES AND/OR FLOWER COLOR TO MATCH EXISTING.
	QUE MOP	4	Quercus nuttallii 'Esplanade'	Esplanade Nuttall Oak	B&B	3"	10-12'	STRONG CENTRAL LEADER
	QUE PAL	9	Quercus palustris	Pin Oak	B&B	3" CAL	10-12'	STRONG CENTRAL LEADER
	ULM ALL	2	Ulmus parvifolia 'Allee' TM	Allee Lacebark Elm	B&B	3" CAL	10-12' HT	STRONG CENTRAL LEADER.
TURF	CODE	QTY	BOTANICAL NAME	COMMON NAME	MIN. CONT.	SPACING	MIN. HT.	REMARKS
	TUR SOD	10,371 sf	Turf Grass	SOD	SOD	-	-	

REQUIRED PLANTING CALCULATIONS

TREE CANOPY COVERAGE PER PHASE 1B/ 1C

PHASE 1B/1C AREA: ±456,270 SF  
 MIN. 30% CANOPY: ±136,881 SF  
 EXISTING CANOPY TO REMAIN: ±98,691 SF

TREE CANOPY DEFICIT: ±38,190 SF

CANOPY TREES REQUIRED (38,190 SF OF DEFICIT / 500 SF)\*: = 77 TREES  
 1 TREE REQUIRED PER 500 SF DEFICIT  
 CANOPY TREES PROVIDED ON-SITE: = 143 TREES

EXISTING PERCENT CANOPY TO REMAIN: 21.60 %  
 PROVIDED PERCENT CANOPY: 15.67 %  
 TOTAL FINISHED CANOPY: 32.27 %

\* REPLACEMENT OF CANOPY DETERMINED BY SECTION 5.7 OF CHAPEL HILL CODE OF ORDINANCES. A MINIMUM TREE CANOPY COVERAGE OF 30% IS REQUIRED WITH AT LEAST 20% COVERAGE REQUIRED ON-SITE DETERMINED BY UNIVERSITY PLACE DESIGN STANDARDS. REMAINING 10% IS ALLOWED TO BE PROVIDED EITHER OFF-SITE OR BY PAYMENT IN LIEU (PER LUMO 5.7.2(C)).

TREE CANOPY COVERAGE OVER TOTAL SITE

SITE AREA BY PHASE

PHASE 1A +/-133,216 SF  
 PHASE 1B/1C +/-456,270 SF  
 PHASE 1D +/-196,619 SF  
 TOTAL SITE AREA (TSA)\*: +/- 1,890,243 SF\*

\*GROSS LAND AREA; WILL NOT MATCH TOTAL OF INDIVIDUAL PODS / PHASES.

TREE CANOPY BY PHASE

EXISTING CANOPY TO REMAIN OUTSIDE PHASE 1A-1D LIMITS +/- 56,158 SF

PHASE 1A  
 EXISTING TO REMAIN: +/- 18,296 SF  
 PROVIDED PER PHASE: +/- 22,000 SF  
 TOTAL PHASE 1A CANOPY: +/- 40,296 SF  
 % PER PHASE: +/- 30.25%  
 CUMULATIVE TOTAL: +/- 96,454 SF  
 CUMULATIVE % OF TSA: +/- 5.10 %

PHASE 1B/1C  
 EXISTING TO REMAIN: +/- 98,691 SF  
 PROVIDED PER PHASE: +/- 71,500 SF  
 TOTAL PHASE 1B/1C CANOPY: +/- 170,191 SF  
 % PER PHASE: +/- 37.30 %  
 CUMULATIVE TOTAL: +/- 266,645 SF  
 CUMULATIVE % OF TSA: +/- 14.11%

\* THE ABOVE CALCULATIONS ARE MEANT TO REPRESENT THE SITE AS IT STANDS AFTER THE CURRENT PHASE. ADDITIONAL TREE CANOPY TO BE PROPOSED IN SUBSEQUENT PHASES.

KEY MAP

SEAL

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ENGINEER REG.# DATE

PROJECT

UNIVERSITY PLACE PHASE 1B/1C

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

REVISION / ISSUANCE

NO.	DESCRIPTION	DATE
1	ZCP	09.20.2021
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6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
 DRAWN BY: ZK  
 CHECKED BY: AM

SCALE: NORTH

VERT: N/A  
 HORZ:

SHEET TITLE

REQUIRED PLANTING SCHEDULE + CALCULATIONS

SHEET NUMBER

L4-10

KEY MAP

SEAL

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##### REG.# 8/31/21  
ENGINEER DATE

PROJECT

**UNIVERSITY  
PLACE PHASE  
1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

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DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE NORTH

VERT: N/A  
HORZ: NTS

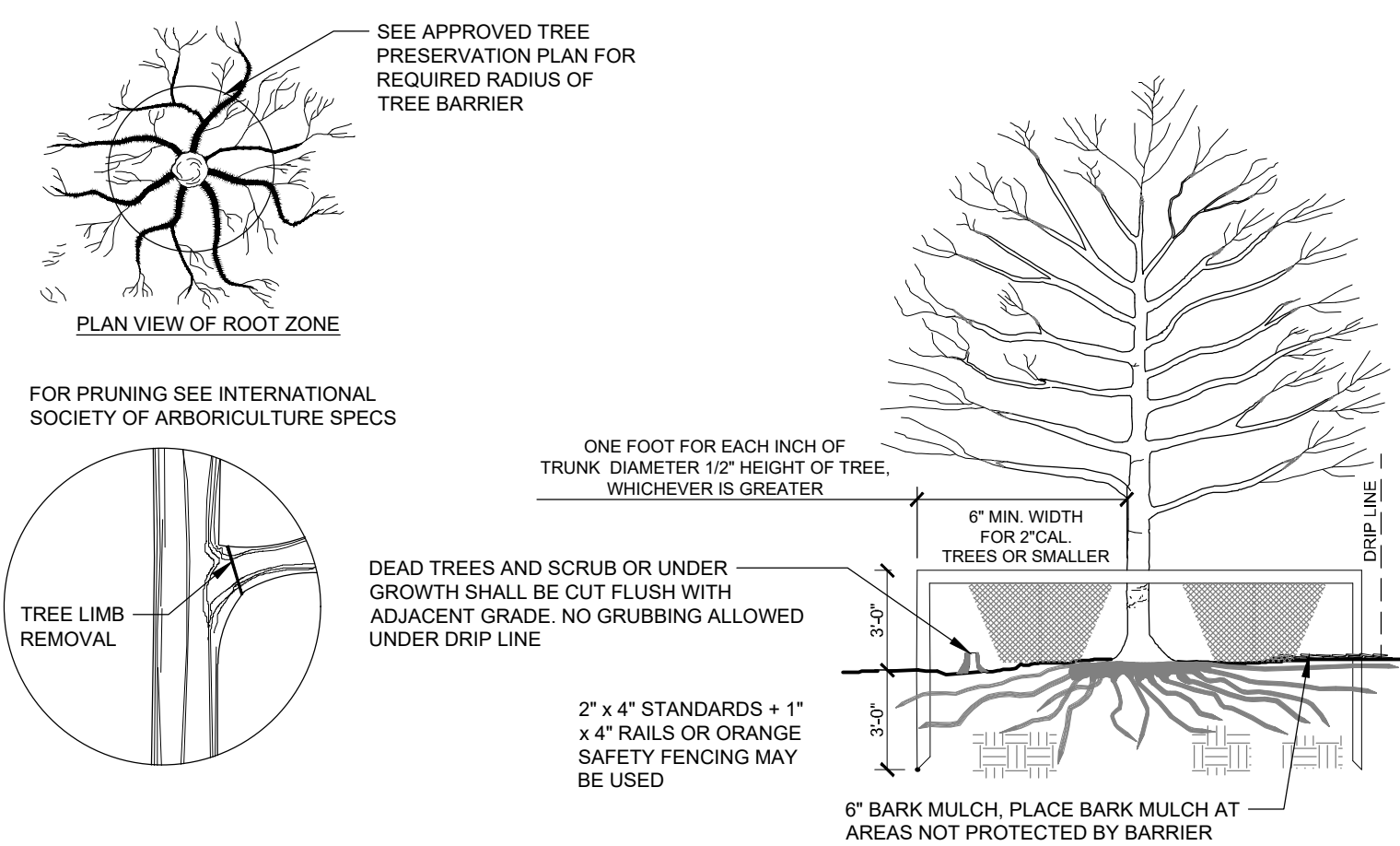
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SHEET TITLE

**PLANTING DETAILS**

SHEET NUMBER

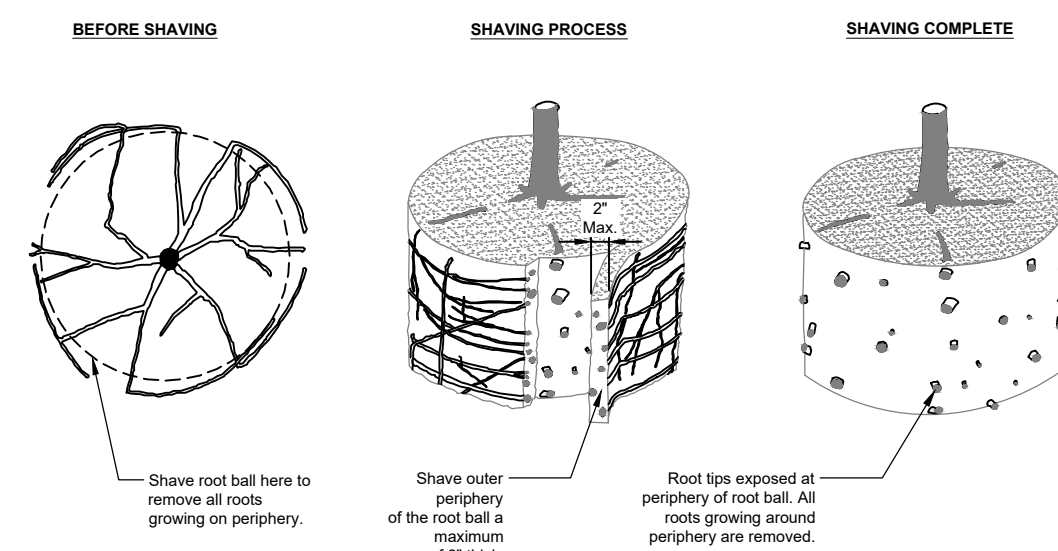
**L4-20**



- NOTES:
1. REMOVE ALL BARRIERS UPON COMPLETION OF PROJECT
  2. LANDSCAPING PLANS SHALL SHOW THE LOCATIONS OF ALL TREE PROTECTION FENCES

**1 TREE PROTECTION DETAIL**  
L4-20 PLAN / SECTION

NOT TO SCALE



Notes:  
1- Shaving to be conducted using a sharp blade or hand saw eliminating no more than needed to remove all roots on the periphery of root ball.  
2- Shaving can be performed just prior to planting or after placing in the hole.



Notes:  
1- All trees shown are rejectable unless they undergo recommended treatment.  
2- Tree shall meet crown observation detail following correction.

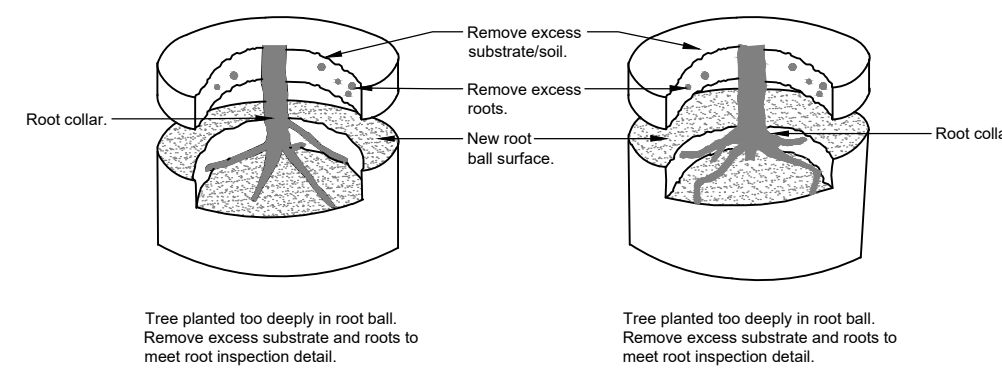
**1 ROOTBALL CORRECTION - ROOT SHAVING**  
L4-21 PLAN / SECTION / ELEVATION

NOT TO SCALE

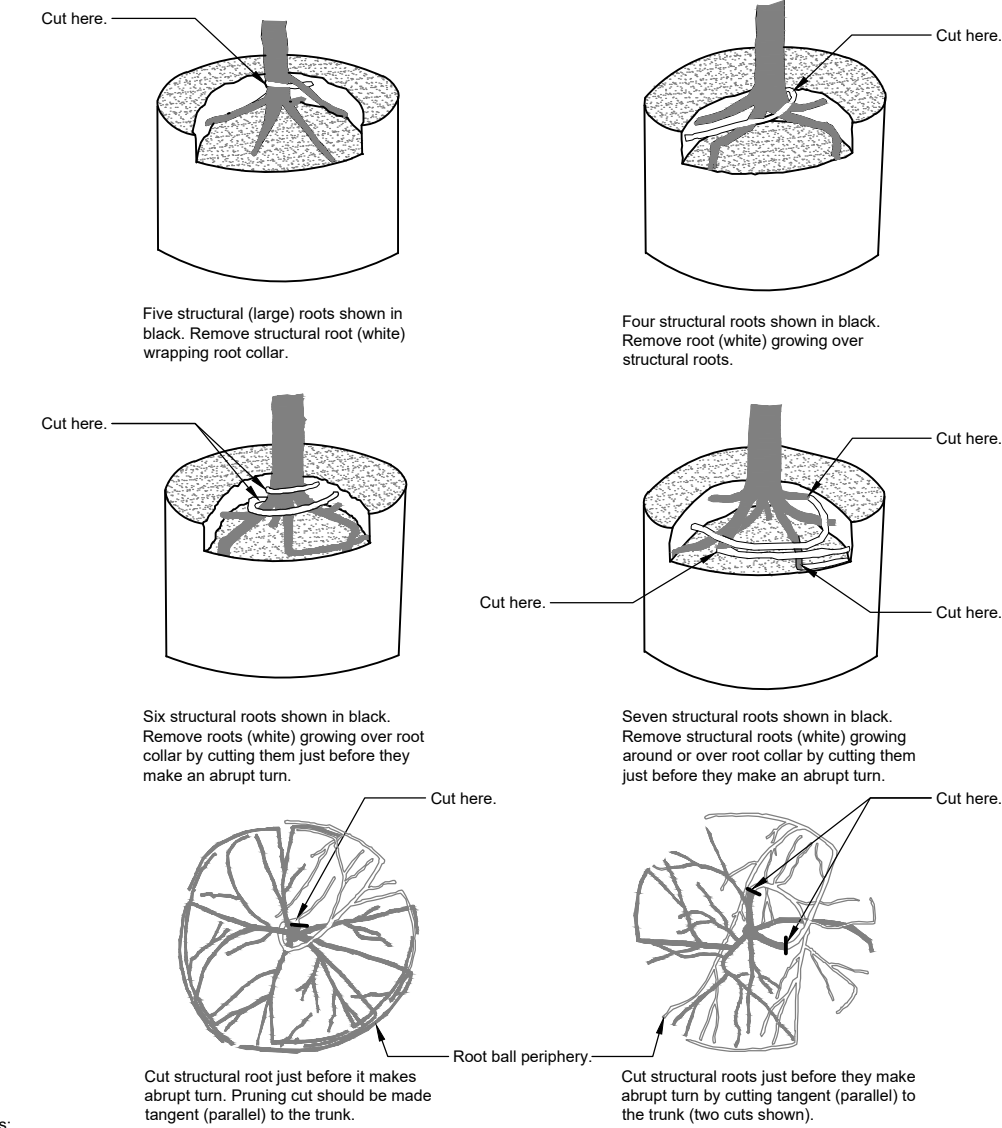
**2 CROWN CORRECTION**  
L4-21 PLAN / SECTION / ELEVATION

NOT TO SCALE

Step 1 - Remove substrate over root collar.



Step 2 - Remove defects.



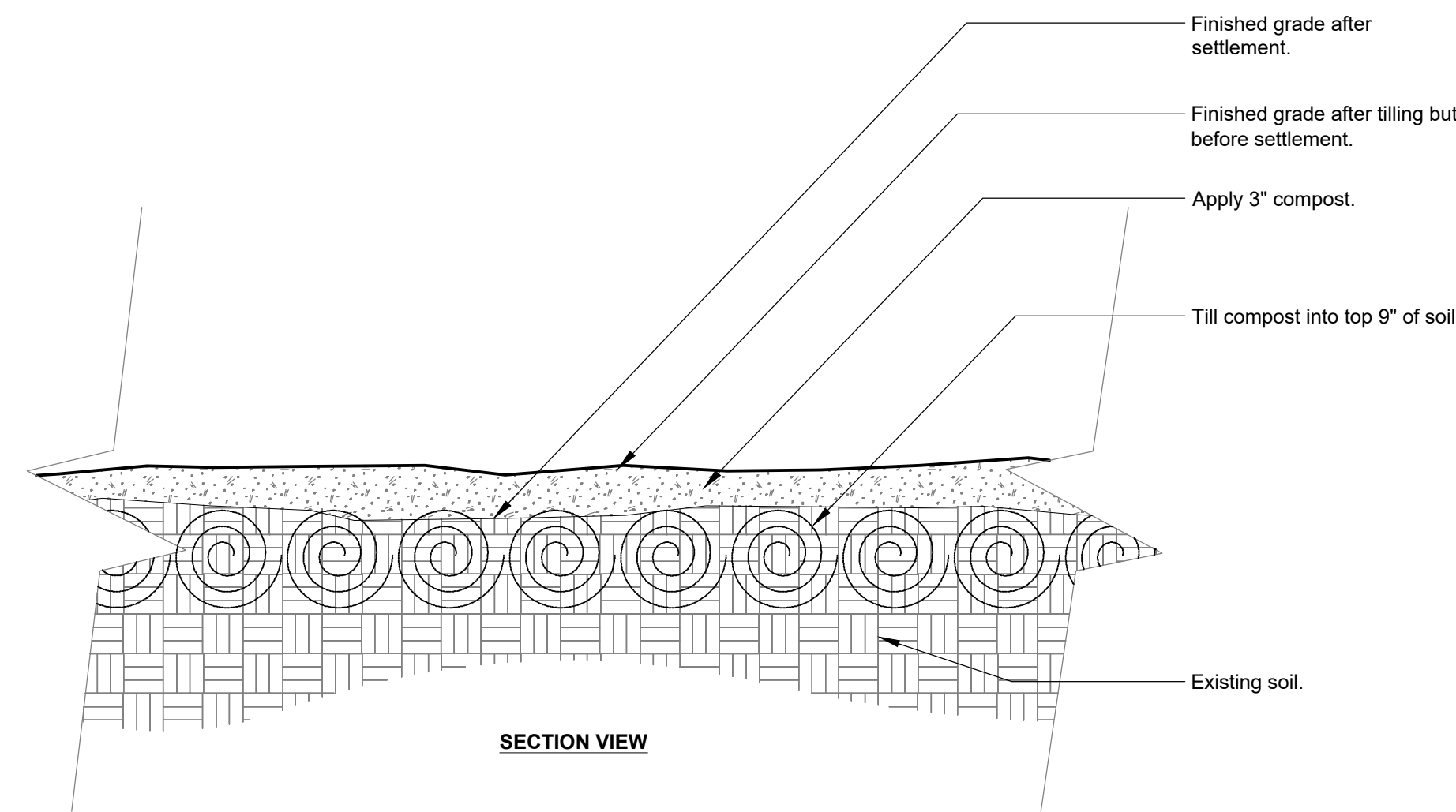
Notes:  
1- All trees shown are rejectable unless they undergo recommended correction.  
2- First Step 1, then Step 2. Roots and soil may be removed during the correction process; substrate/soil shall be replaced after correction has been completed.  
3- Trees shall meet root observation detail following correction.  
4- Small roots (1/4" or less) on the periphery of the root ball are common with container plant production. These small roots are not defined as "defects" and can be addressed at the time of installation (See root ball shaving container detail).

**3 ROOTBALL CORRECTION - CONTAINER GROWN**  
L4-21 PLAN / SECTION / ELEVATION

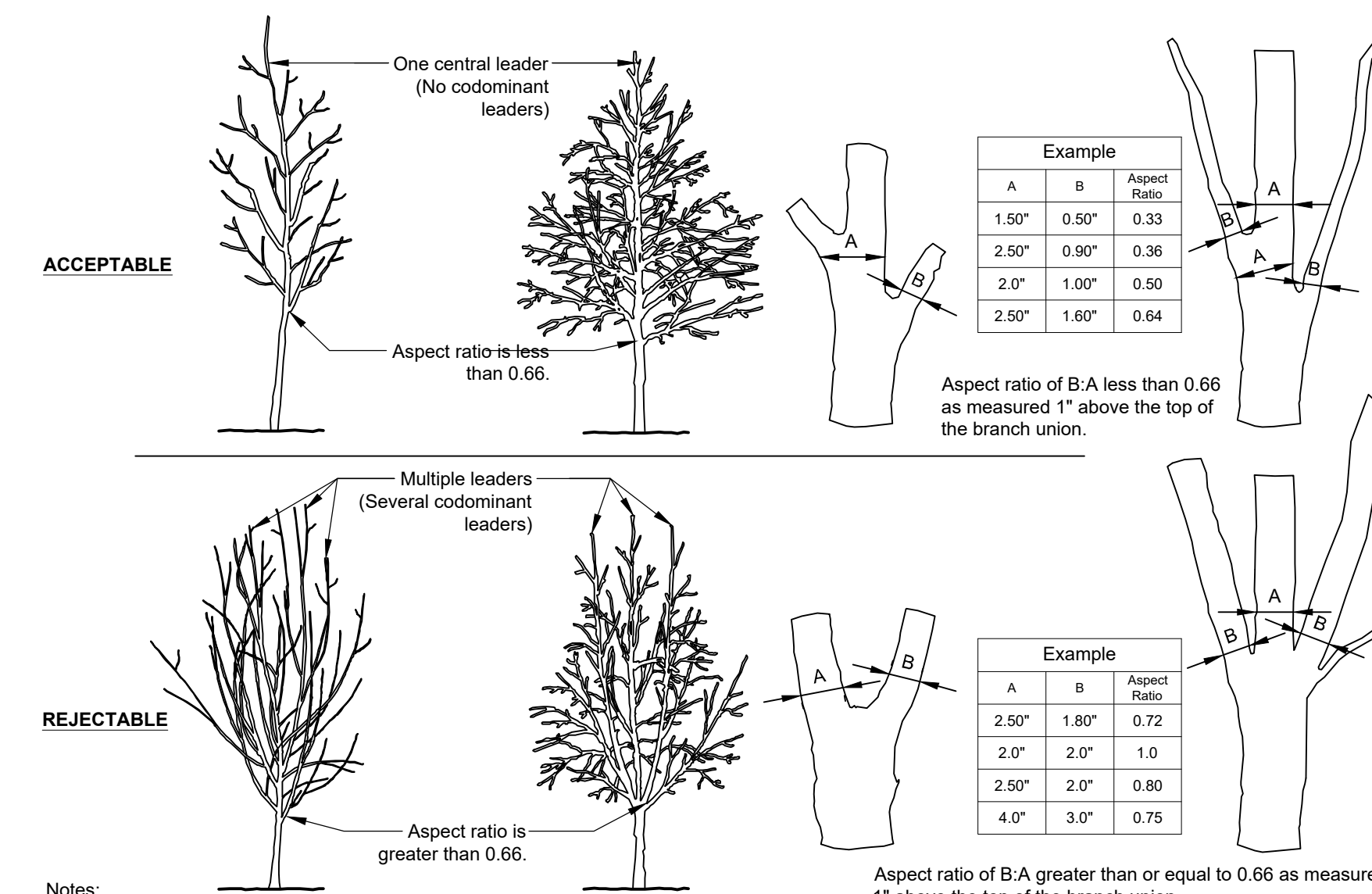
NOT TO SCALE

**4 SOIL MODIFICATION FOR PLANTING AREAS**  
L4-21 PLAN / SECTION / ELEVATION

NOT TO SCALE



Notes:  
1- See planting soil specifications for additional requirements.



Notes:  
1- Aspect ratio shall be less than 0.66 on all branch unions. Aspect ratio is the diameter of branch (B) divided by the diameter of the trunk (A) as measured 1" above the top of the branch union.  
2- Any tree not meeting the crown observations detail may be rejected.

**5 CROWN OBSERVATION - HIGH BRANCHING**  
L4-21 PLAN / SECTION / ELEVATION

NOT TO SCALE

KEY MAP

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PROJECT

**UNIVERSITY PLACE PHASE 1B/1C**

RAM REALTY  
201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ.# 1019418

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8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE NORTH

VERT: N/A  
HORZ: NTS

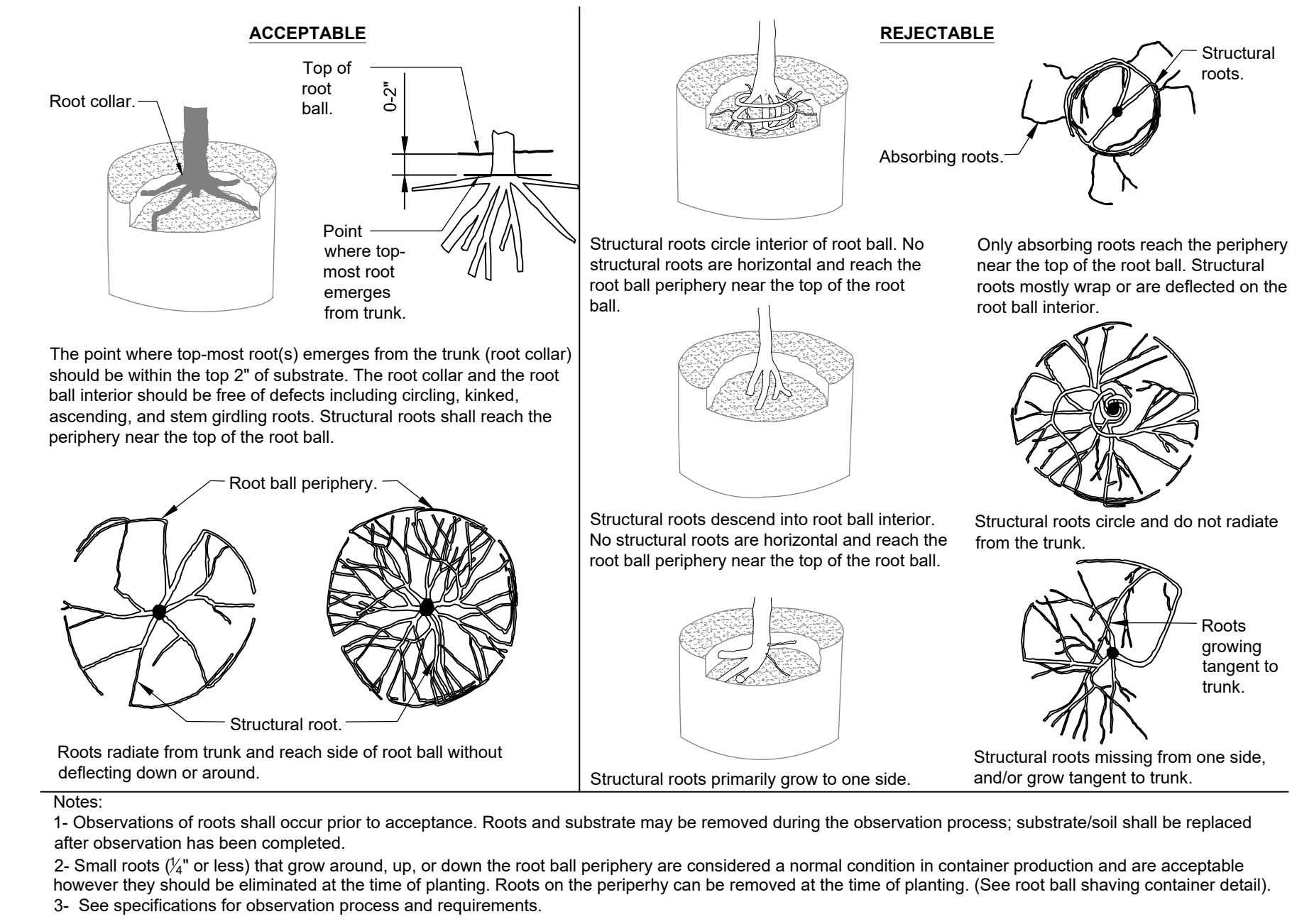
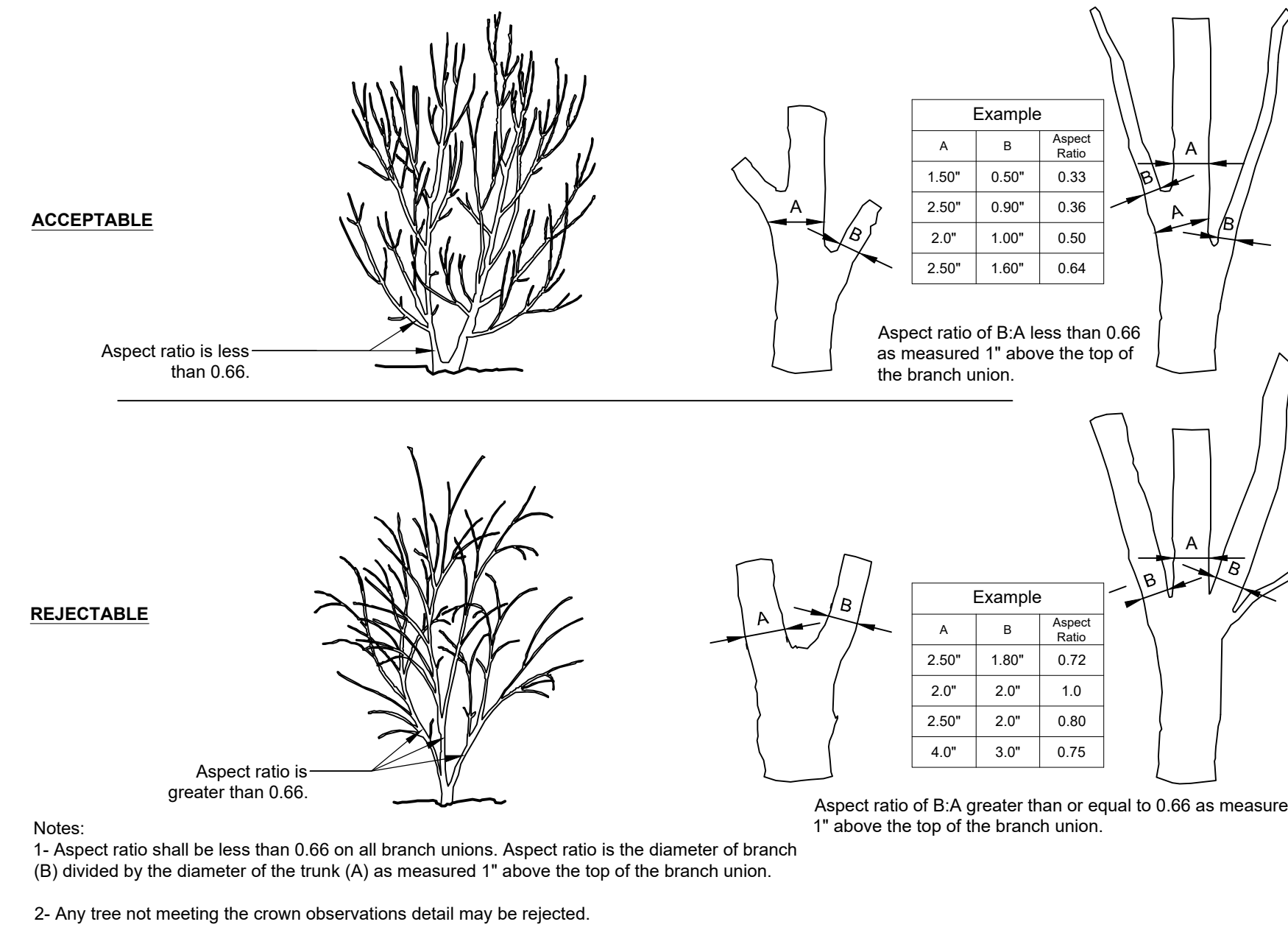
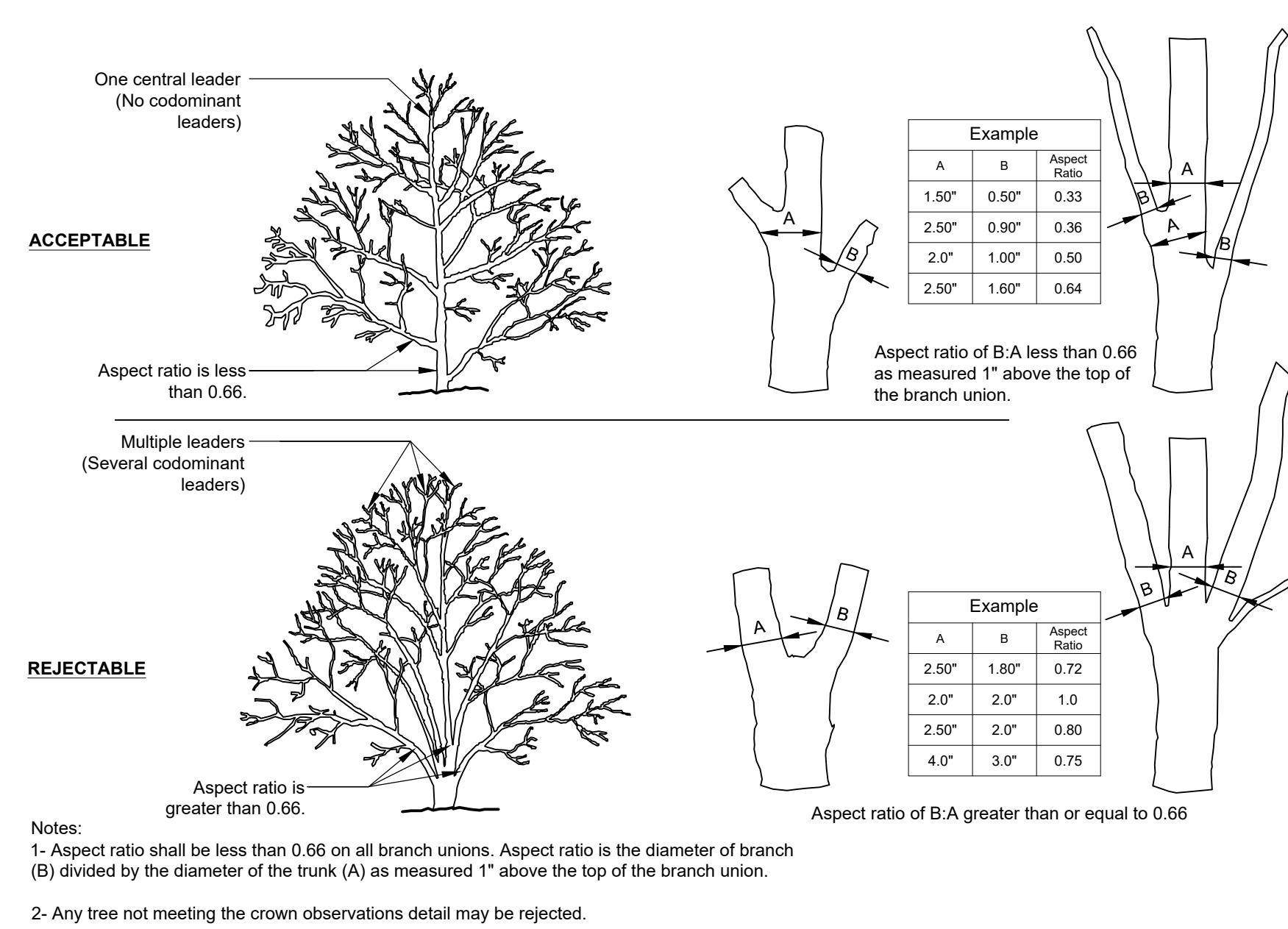
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SHEET TITLE

**PLANTING DETAILS**

SHEET NUMBER

**L4-21**



**1 CROWN OBSERVATION - LOW BRANCHING**  
L4-22 PLAN / SECTION / ELEVATION

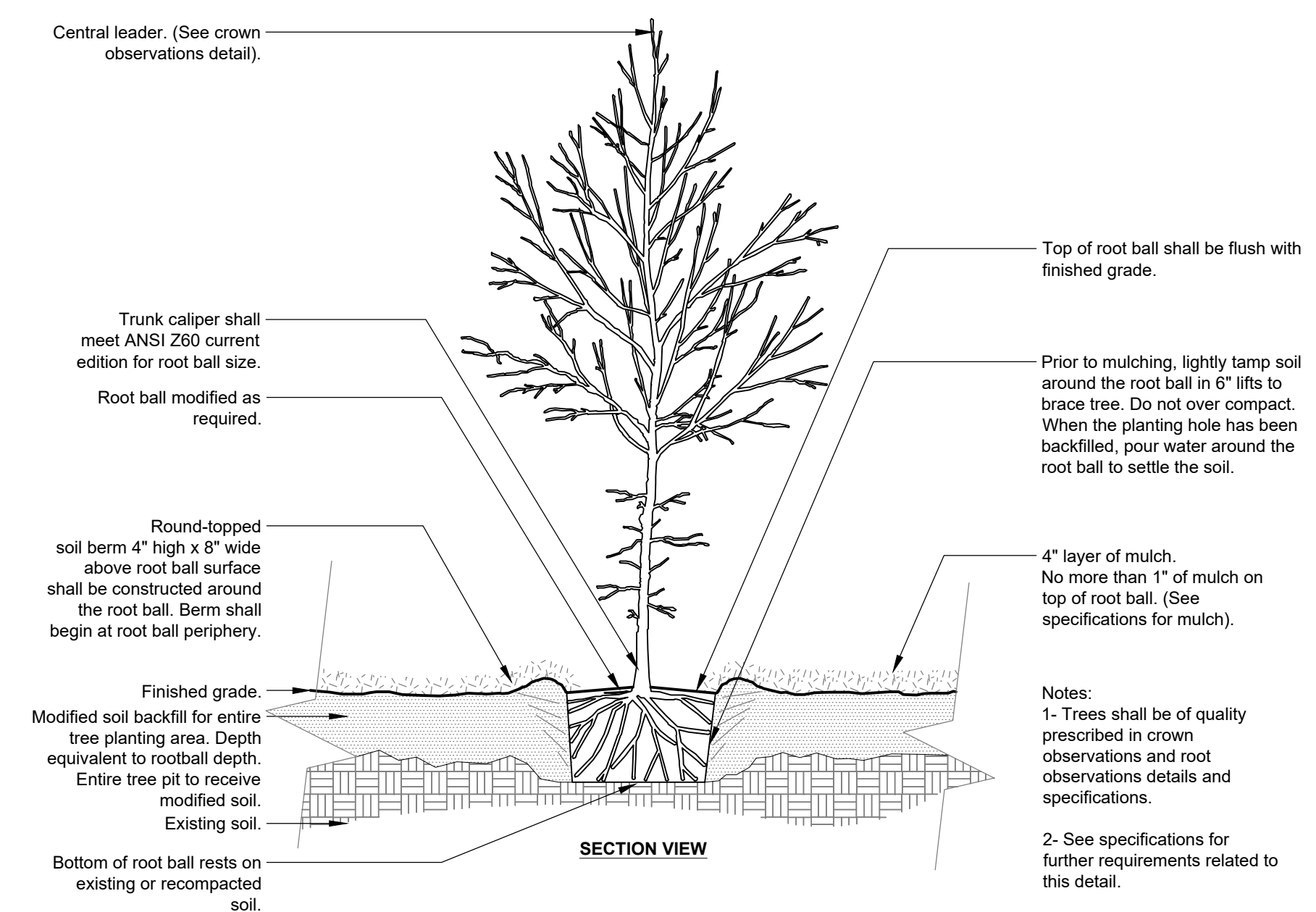
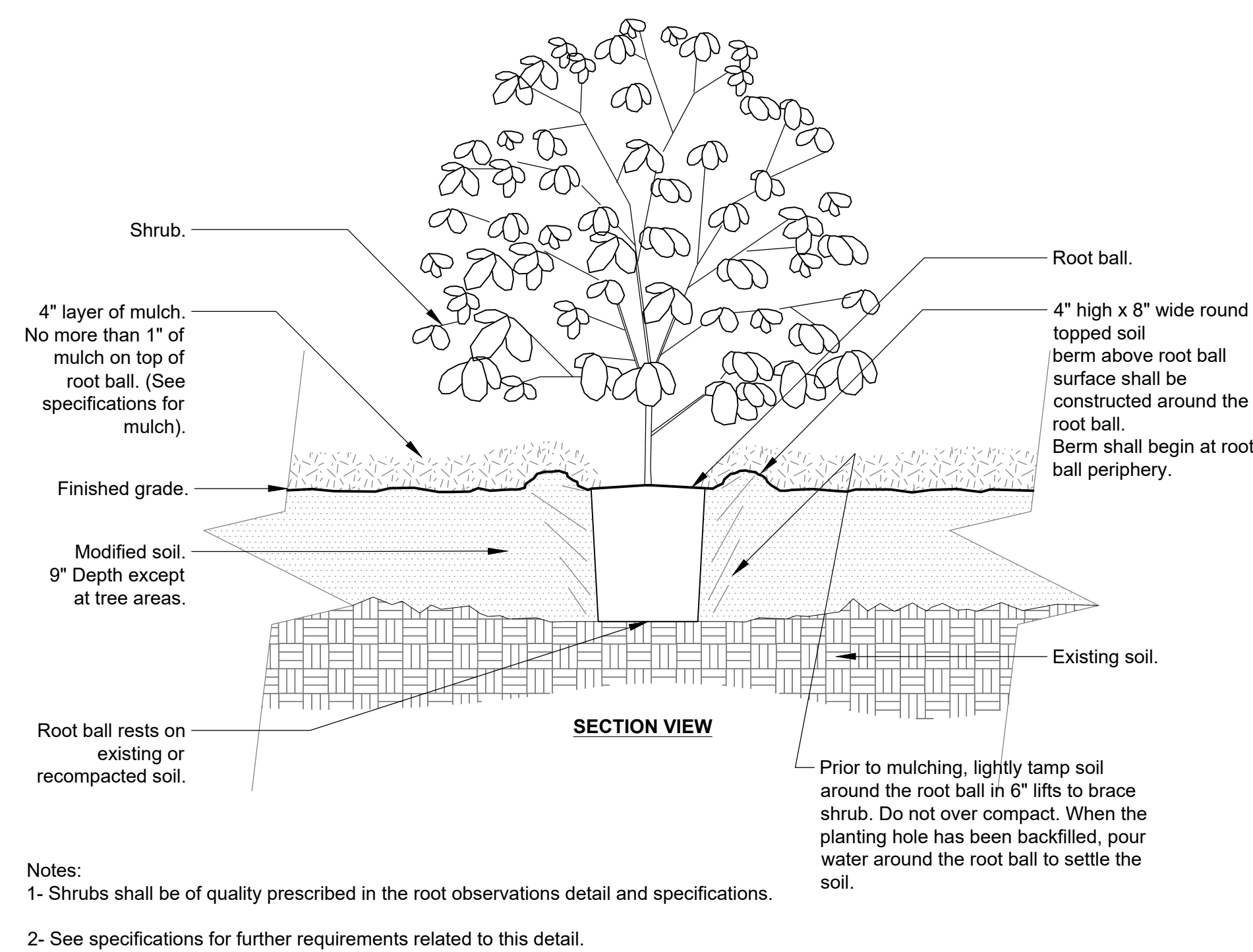
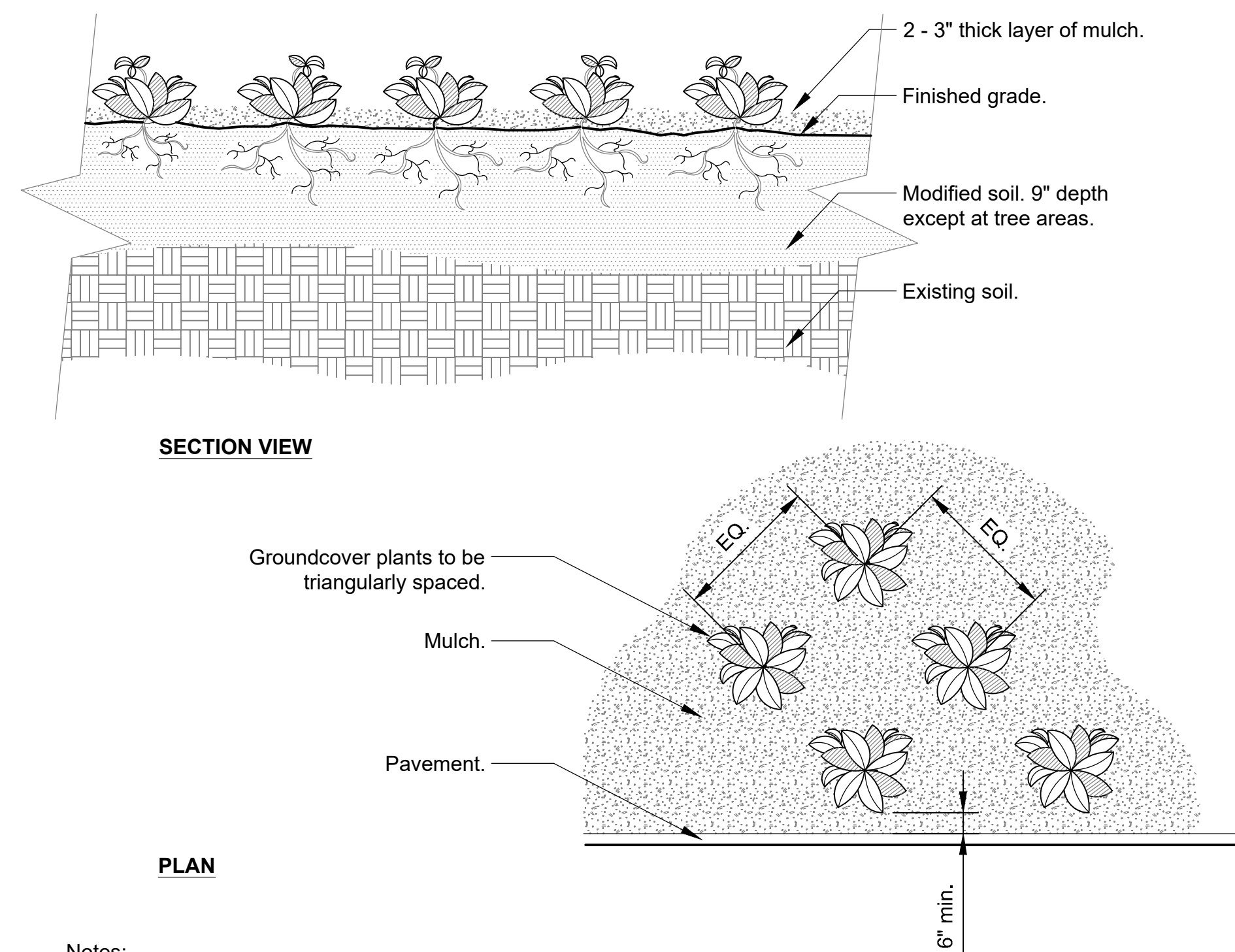
NOT TO SCALE

**2 CROWN OBSERVATION - MULTI-STEM**  
L4-22 PLAN / SECTION / ELEVATION

NOT TO SCALE

**3 ROOT OBSERVATION - CONTAINER GROWN**  
L4-22 PLAN / SECTION / ELEVATION

NOT TO SCALE



**4 PLANT SPACING**  
L4-22 PLAN / SECTION / ELEVATION

NOT TO SCALE

**5 SHRUB PLANTING**  
L4-22 PLAN / SECTION / ELEVATION

NOT TO SCALE

**6 TREE PLANTING**  
L4-22 PLAN / SECTION / ELEVATION

KEY MAP

SEAL

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**UNIVERSITY PLACE PHASE 1B/1C**

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201 S ESTES DR  
CHAPEL HILL, NC 27514

LANDDESIGN PROJ# 1019418

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DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE NORTH

VERT: N/A  
HORZ: NTS

(NOT TO SCALE)

SHEET TITLE

PLANTING DETAILS

SHEET NUMBER

**L4-22**

PLANT SCHEDULE		
SYMBOL	CODE	BOTANICAL / COMMON NAME
<b>SHRUBS</b>		
	BUX GEM	Buxus 'Green Gem' Boxwood 'Green Gem'
	GAR FRO	Gardenia jasminoides 'Frostproof' Frostproof Gardenia
	HYD LTL	Hydrangea paniculata 'Jane' TM Little Lime Panicle Hydrangea
	PRU OTT	Prunus laurocerasus 'Otto Luyken' Otto Luyken English Laurel
	THU SMA	Thuja occidentalis 'Smaragd' Emerald Green Arborvitae
<b>SHRUB AREAS</b>		
	AMS EBD	Amsonia tabernaemontana 'Blue Ice' Strom Cloud Eastern Bluestar
	CAR EVL	Carex oshimensis 'Everillo' TM EverColor Everillo Japanese Sedge
	HEL SBY	Helleborus x hybridus Hellebore
	LIA SPI	Liatris spicata Blazing Star
	MUH EIN	Muhlenbergia capillaris Pink Muhly Grass
	PAN SHD	Panicum virgatum 'Shenandoah' Shenandoah Switch Grass
	PER LIT	Perovskia atriplicifolia 'Little Spire' Little Spire Russian Sage
	SPO TAR	Sporobolus heterolepis 'Tara' Tara Prairie Dropseed
<b>GROUND COVERS</b>		
	PAC TER	Pachysandra terminalis Japanese Spurge
	TRA ASI	Trachelospermum asiaticum Asiatic Jasmine
	TUR SOD	Turf Sod Sod

KEY MAP

SEAL

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1B/1C**

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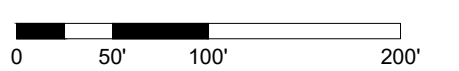
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DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

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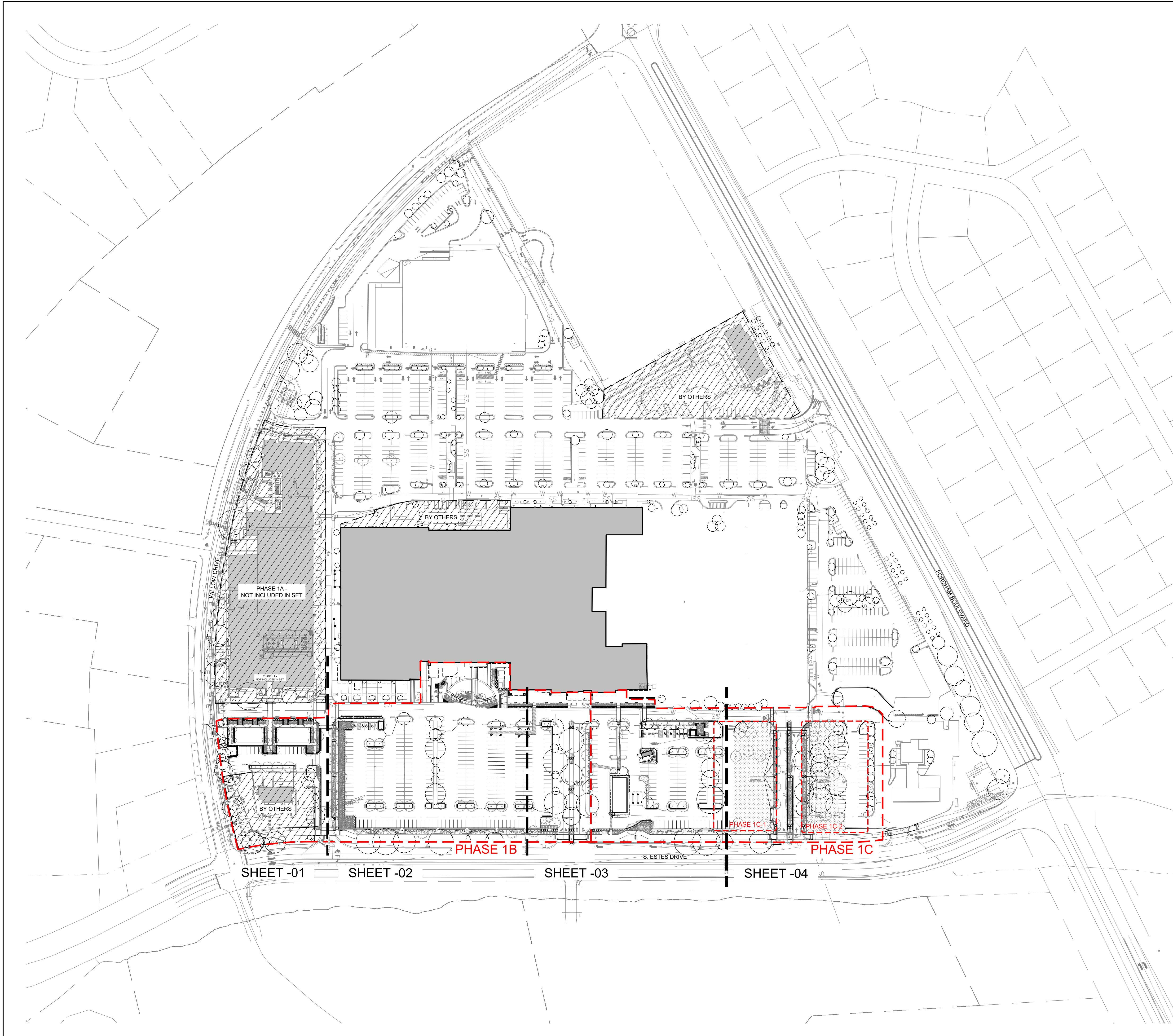


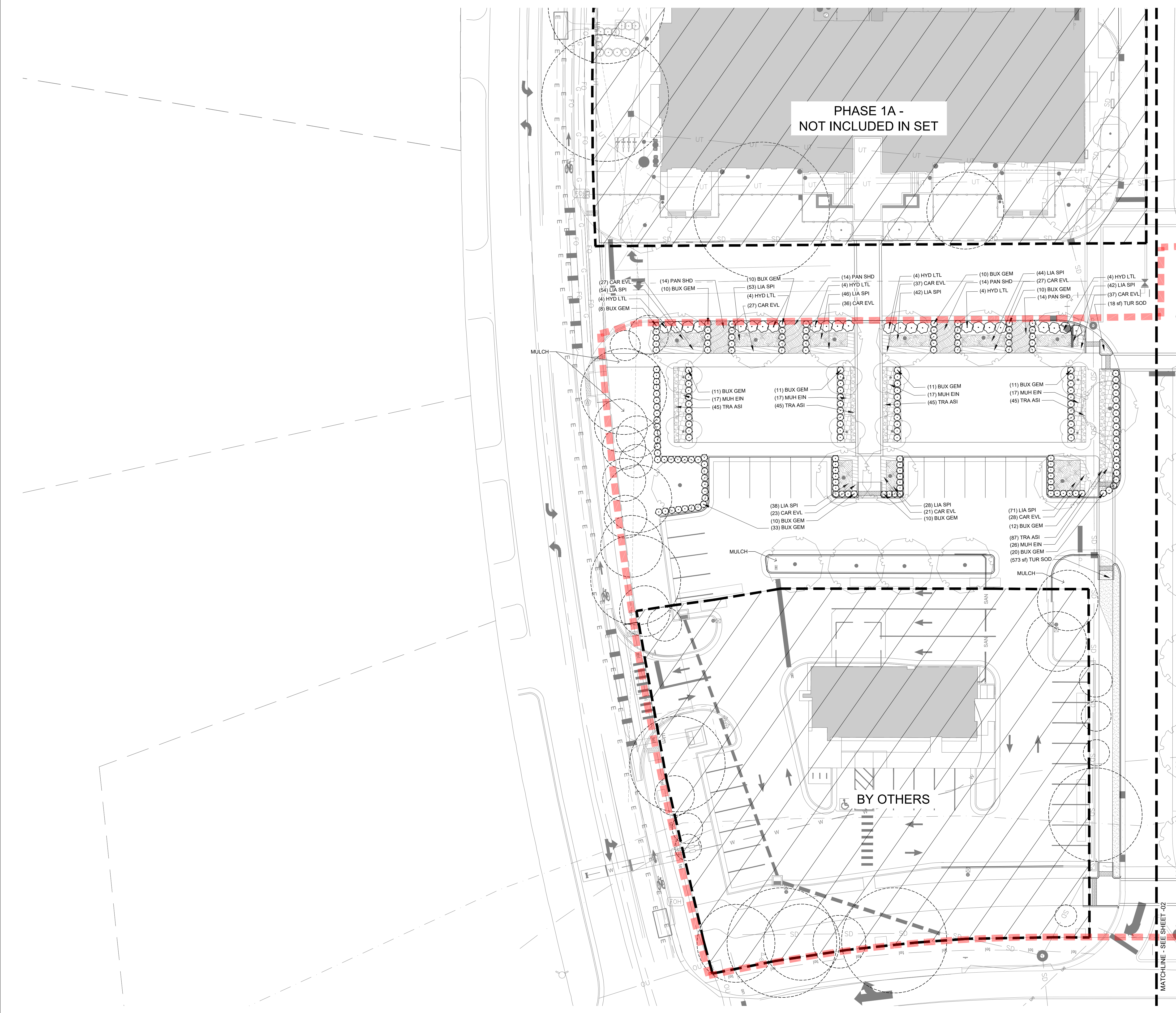
SHEET TITLE

**OVERALL SUPPLEMENTAL  
PLANTING PLAN**

SHEET NUMBER

**L5-00**





PLANT SCHEDULE		
SYMBOL	CODE	BOTANICAL / COMMON NAME
<b>SHRUBS</b>		
	BUX GEM	Buxus 'Green Gem' Boxwood 'Green Gem'
	GAR FRO	Gardenia jasminoides 'Frostproof' Frostproof Gardenia
	HYD LTL	Hydrangea paniculata 'Jane' TM Little Lime Panicle Hydrangea
	PRU OTT	Prunus laurocerasus 'Otto Luyken' Otto Luyken English Laurel
	THU SMA	Thuja occidentalis 'Smaragd' Emerald Green Arborvitae
<b>SHRUB AREAS</b>		
	AMS EBD	Amsonia tabernaemontana 'Blue Ice' Strom Cloud Eastern Bluestar
	CAR EVL	Carex oshimensis 'Everillo' TM EverColor Everillo Japanese Sedge
	HEL SBY	Helleborus x hybridus Hellebore
	LIA SPI	Liatis spicata Blazing Star
	MUH EIN	Muhlenbergia capillaris Pink Muhly Grass
	PAN SHD	Panicum virgatum 'Shenandoah' Shenandoah Switch Grass
	PER LIT	Perovskia atriplicifolia 'Little Spire' Little Spire Russian Sage
	SPO TAR	Sporobolus heterolepis 'Tara' Tara Prairie Dropseed
<b>GROUND COVERS</b>		
	PAC TER	Pachysandra terminalis Japanese Spurge
	TRA ASI	Trachelospermum asiaticum Asiatic Jasmine
	TUR SOD	Turf Sod Sod

KEY MAP

SCALE

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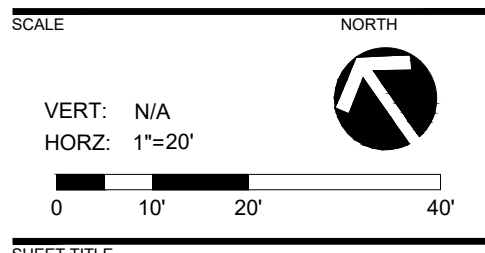
**UNIVERSITY PLACE PHASE 1B/1C**

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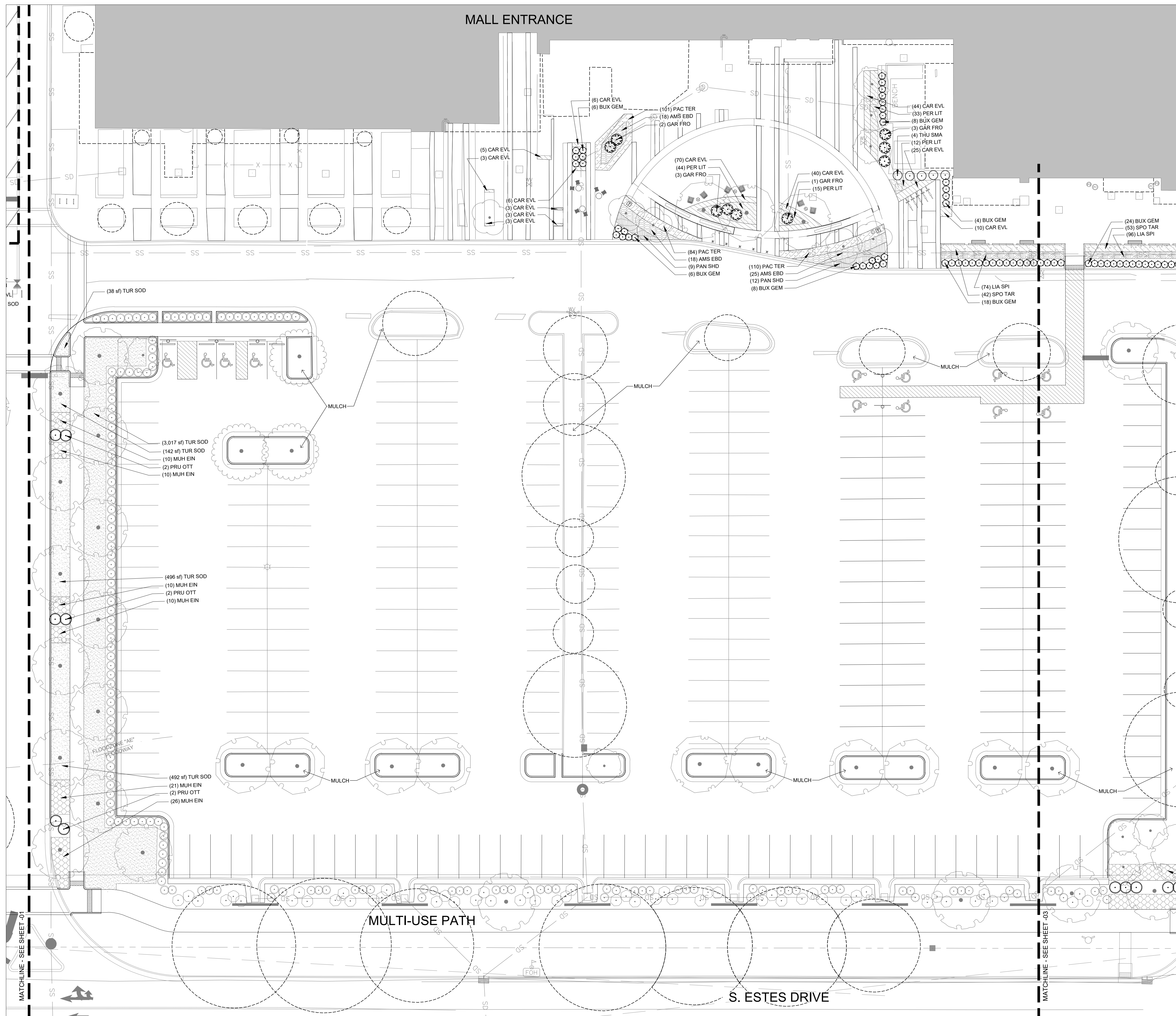
DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM



SHEET TITLE  
**SUPPLEMENTAL PLANTING PLAN ENLARGEMENT 1**

SHEET NUMBER  
**L5-01**





PLANT SCHEDULE		
SYMBOL	CODE	BOTANICAL / COMMON NAME
<b>SHRUBS</b>		
	BUX GEM	Buxus 'Green Gem' Boxwood 'Green Gem'
	GAR FRO	Gardenia jasminoides 'Frostproof' Frostproof Gardenia
	HYD LTL	Hydrangea paniculata 'Jane' TM Little Lime Panicle Hydrangea
	PRU OTT	Prunus laurocerasus 'Otto Luyken' Otto Luyken English Laurel
	THU SMA	Thuja occidentalis 'Smaragd' Emerald Green Arborvitae
<b>SHRUB AREAS</b>		
	AMS EBD	Amsonia tabernaemontana 'Blue Ice' Strom Cloud Eastern Bluestar
	CAR EVL	Carex oshimensis 'Everillo' TM EverColor Everillo Japanese Sedge
	HEL SBY	Helleborus x hybridus Hellebore
	LIA SPI	Liatris spicata Blazing Star
	MUH EIN	Muhlenbergia capillaris Pink Muhly Grass
	PAN SHD	Panicum virgatum 'Shenandoah' Shenandoah Switch Grass
	PER LIT	Perovskia atriplicifolia 'Little Spire' Little Spire Russian Sage
	SPO TAR	Sporobolus heterolepis 'Tara' Tara Prairie Dropseed
<b>GROUND COVERS</b>		
	PAC TER	Pachysandra terminalis Japanese Spurge
	TRA ASI	Trachelospermum asiaticum Asiatic Jasmine
	TUR SOD	Turf Sod Sod

KEY MAP

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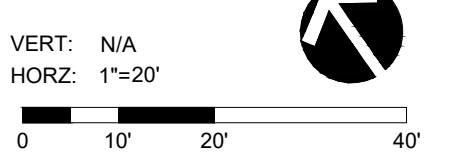
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SCALE

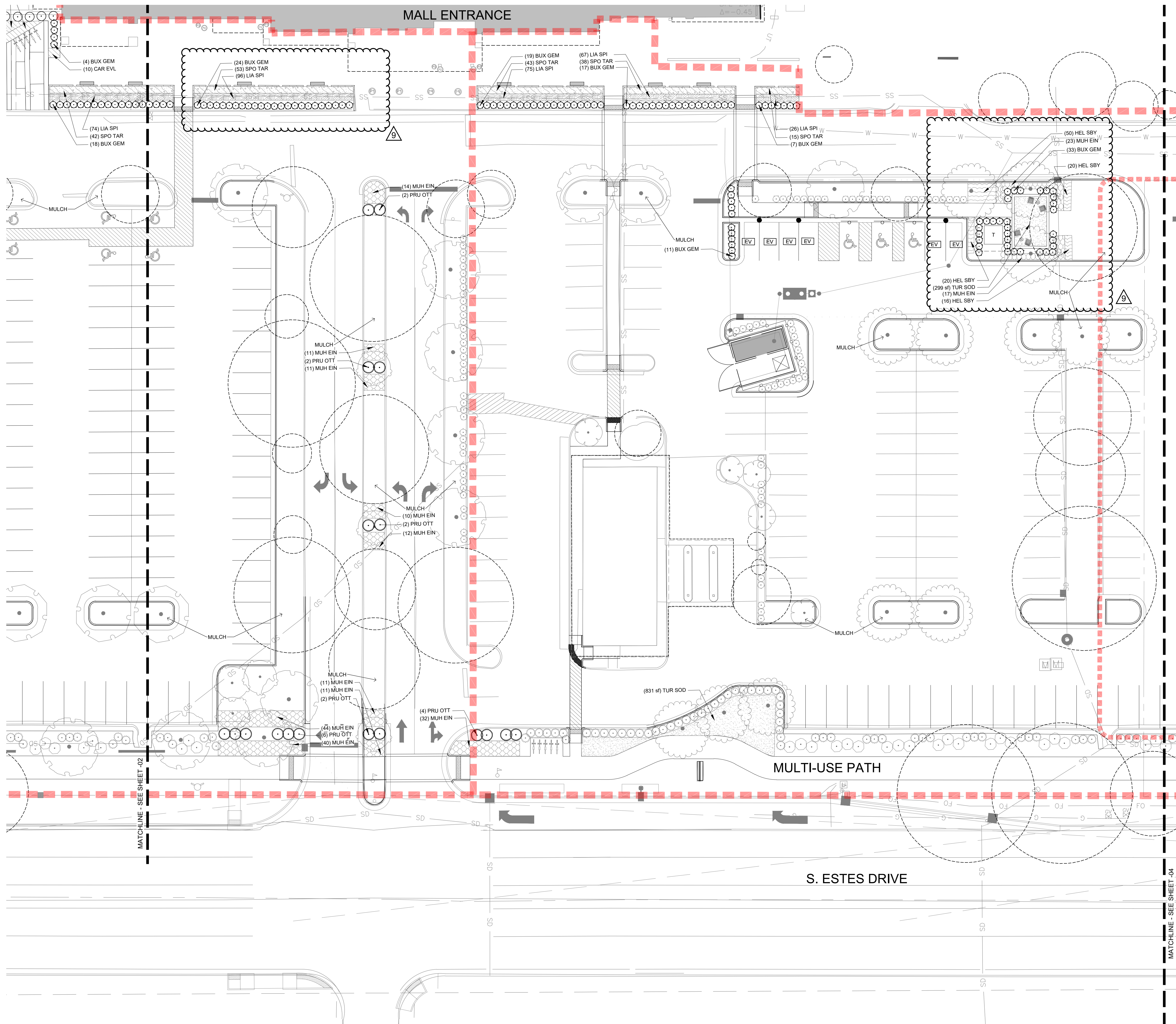


SHEET TITLE

**SUPPLEMENTAL PLANTING PLAN ENLARGEMENT 2**

SHEET NUMBER

**L5-02**



PLANT SCHEDULE		
SYMBOL	CODE	BOTANICAL / COMMON NAME
<b>SHRUBS</b>		
	BUX GEM	Buxus 'Green Gem' Boxwood 'Green Gem'
	GAR FRO	Gardenia jasminoides 'Frostproof' Frostproof Gardenia
	HYD LTL	Hydrangea paniculata 'Jane' TM Little Lime Panicle Hydrangea
	PRU OTT	Prunus laurocerasus 'Otto Luyken' Otto Luyken English Laurel
	THU SMA	Thuja occidentalis 'Smaragd' Emerald Green Arborvitae
<b>SHRUB AREAS</b>		
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	CAR EVL	Carex oshimensis 'Everillo' TM EverColor Everillo Japanese Sedge
	HEL SBY	Helleborus x hybridus Hellebore
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	SPO TAR	Sporobolus heterolepis 'Tara' Tara Prairie Dropseed
<b>GROUND COVERS</b>		
	PAC TER	Pachysandra terminalis Japanese Spurge
	TRA ASI	Trachelospermum asiaticum Asiatic Jasmine
	TUR SOD	Turf Sod Sod

KEY MAP

SCALE

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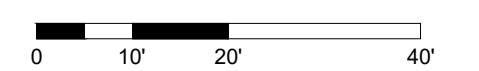
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4	OWNER COORDINATION	08.01.2022
5	IFC	09.06.2022
6	OWNER VE DIRECTIVE	03.02.2023
7	ZCP REVISION	03.20.2023
8	ASI #1	09.15.2023
9	ZCP REVISION	05.20.2024

DESIGNED BY: LD  
DRAWN BY: ZK  
CHECKED BY: AM

SCALE

VERT: N/A  
HORZ: 1"=20'



SHEET TITLE

**SUPPLEMENTAL PLANTING  
PLAN ENLARGEMENT 3**

SHEET NUMBER

**L5-03**