

PRIME PROPERTIES OF NC, INC.
 BRANT LOCKWOOD
 P.O. BOX 1101
 DUBLIN, NC 27003
 919-273-1912
 brant@primeproperties.com

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 NC Firm License #: P-1716
 207 E LYNX STATION RD, STE 102/PHYSICAL
 CROFTON, NC 27523-0951
 919-230-0958
 c3designeng.com

FOR NOT FOR CONSTRUCTION

NO.	DATE	BY	REVISIONS
1	04/18/22	KSM	LIST ISSUED
2	06/13/23	CVA	CITY OF ROXBORO COMMENTS #1
3	09/27/23	CVA	CITY OF ROXBORO COMMENTS #2
4			
5			
6			

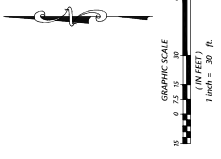
CONSTRUCTION DRAWINGS
LOCKWOOD LANDING
 SHELFORD ROAD, ROXBORO, NC 27573
EX CONDITIONS, DEMO, AND EC PHASE 1 PLAN

PROJECT NO.: 201-0844
 DATE: XX-XX-XX
 SHEET: C-1.2A

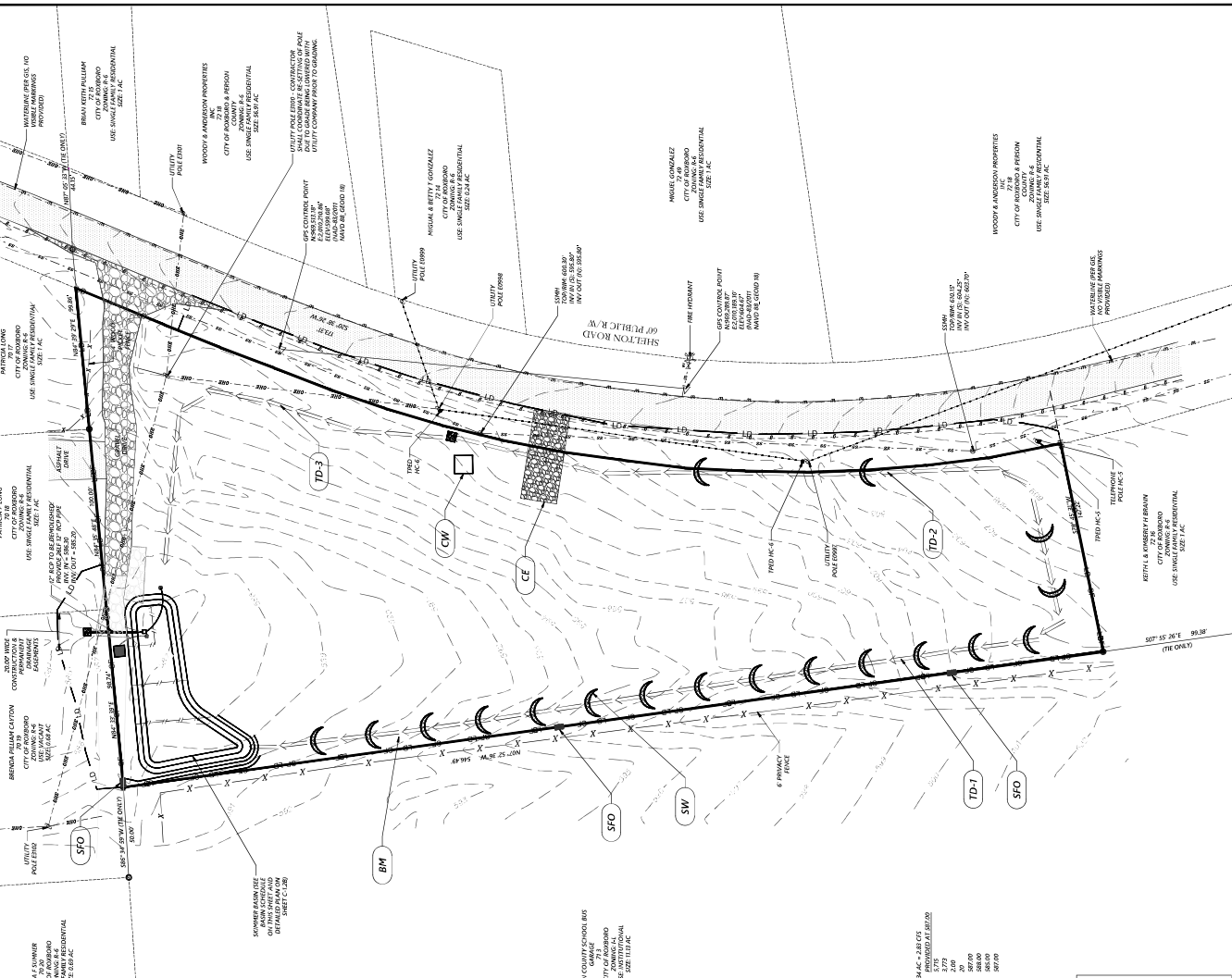


Know what's below. Call before you dig.

CALL BEFORE YOU DIG. ANY WORK TO BE DONE IN THE FIELD SHALL BE DONE IN ACCORDANCE WITH THE 811 PROGRAM. ALL UTILITIES SHALL BE LOCATED AND DEPTH VERIFIED PRIOR TO ANY CONSTRUCTION. CONTACT ANY LOCAL UTILITY THAT PROVIDES THIS INFORMATION IMMEDIATELY. REPORT ANY DISCREPANCIES TO THE ENGINEER IMMEDIATELY.



NOTE: SKIMMER BASIN SCHEDULES SHOWN ON THIS DRAWING ARE CONSIDERED PART OF THIS DRAWING. CONSULT THE SUBMITTAL SCHEDULE FOR BEST LOCKWOOD LANDING BELOW ASSEMBLY. ALL UTILITIES ARE BASED ON CURRENT FIELD LOCATED UTILITIES (AND ADJUSTMENTS).



SKIMMER BASIN SCHEDULE:

ITEM	DESCRIPTION	QUANTITY
1	SKIMMER BASIN (12.34 AC)	1
2	SKIMMER BASIN (2.31 AC)	1
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SKIMMER SIZE SCHEDULE:

ITEM	DESCRIPTION	QUANTITY
1	SKIMMER (3.58 FT)	1
2	SKIMMER (3.58 FT)	1
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ON-SITE DISTURBED AREA: 88,891 SF (2.04 AC)

OFF-SITE DISTURBED AREA: 11,573 SF (0.27 AC)

TOTAL DISTURBED AREA: 100,464 SF (2.31 AC)

SUBMITTED DISTURBED AREA: 130,660 SF (3.00 AC)

CONSTRUCTION DRAWINGS
 LOCKWOOD LANDING
 PHASE 2 PLAN

PROJECT NO. 20-084
 SHEET NO. XX-XXX
 SHEET TITLE C-1.2B

CITY OF ROXBORO, NC 27573
 CITY OF ROXBORO, NC 27573

CITY OF ROXBORO COMMENTS #1
 CITY OF ROXBORO COMMENTS #2

DATE: 09-27-23
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BY: [Signature]
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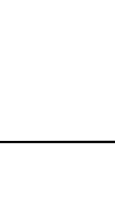
DATE: 09-27-23

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811
 Call what's below.
 Know what's below.

CONSTRUCTION DRAWINGS SHALL BE USED ONLY FOR THE PROJECT AND SHALL NOT BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM. ANY UNAUTHORIZED REPRODUCTION OR TRANSMISSION OF THESE DRAWINGS IS STRICTLY PROHIBITED. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.



GRAPHIC SCALE
 0 100 FEET
 0 30 METERS

1" = 30' R.

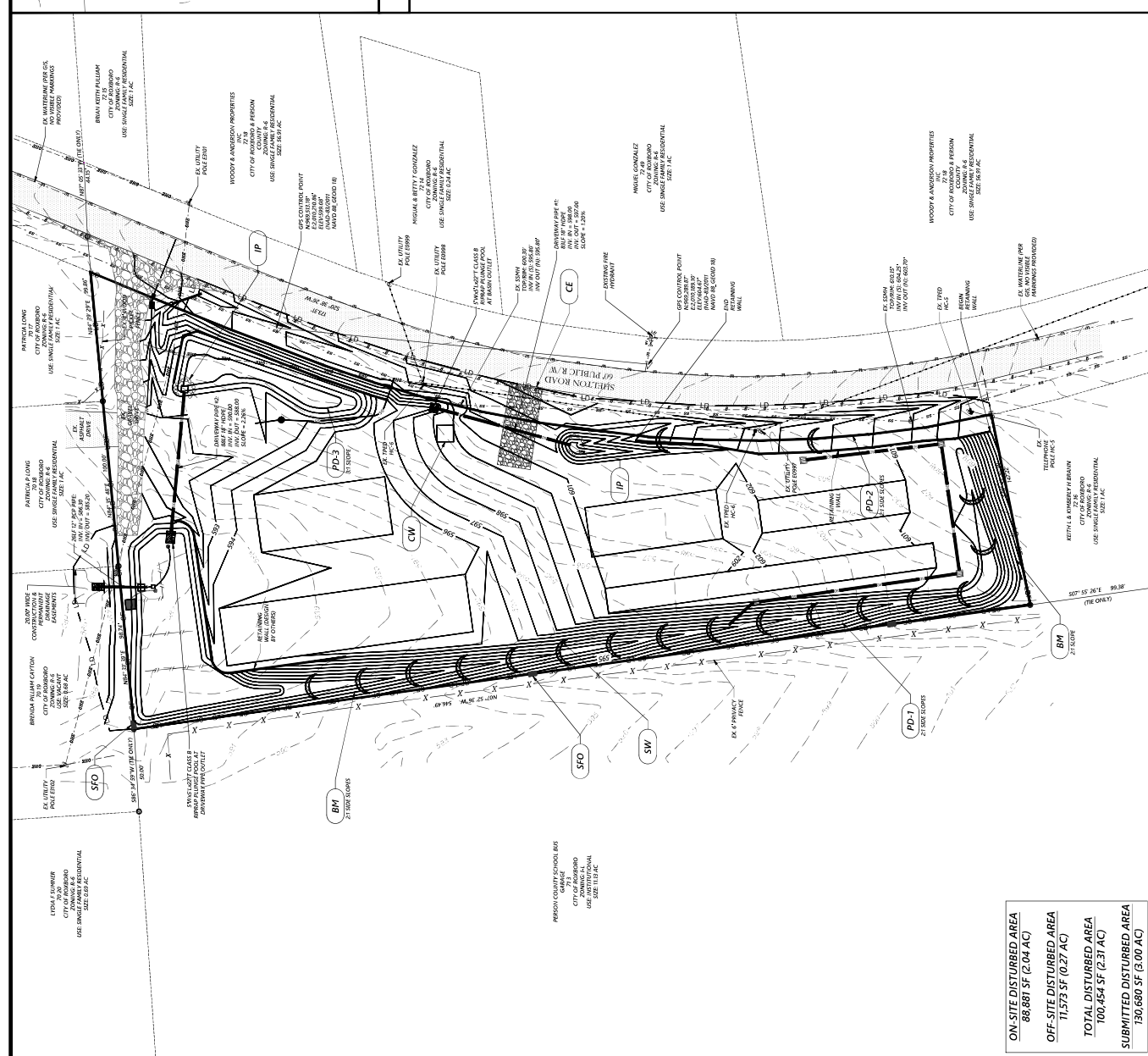
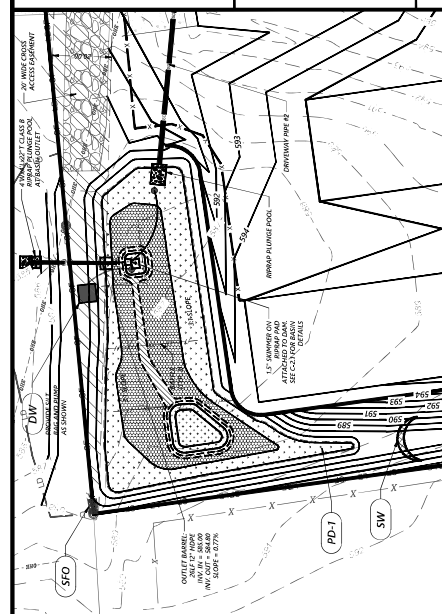
NOT FOR CONSTRUCTION

PRIME PROPERTIES OF NC, INC.
 BRANT FLOCKWELL, INC.
 P.O. BOX 1101
 DURHAM, NC 27702
 BRANT FLOCKWELL, INC.
 P.O. BOX 1101
 DURHAM, NC 27702
 BRANT FLOCKWELL, INC.
 P.O. BOX 1101
 DURHAM, NC 27702

FOR THE CITY OF ROXBORO, NC
 MICHAEL J. GIBSON, CIVIL ENGINEER
 LICENSE NO. 35088
 100 S. MARKET STREET, SUITE 200
 ROXBORO, NC 27573
 TEL: 919.592.1111
 FAX: 919.592.1112

SKIMMER BASIN PLAN
 SCALE: 1" = 20'

NOTE: BEARINGS AND DISTANCES SHOWN ON THIS PLAN ARE BASED ON THE PROVIDED BOUNDARY SURVEY AND SHOWN AS SHOWN ON THE PROVIDED BOUNDARY SURVEY. THIS IS NOT A BOUNDARY SURVEY. THE BOUNDARY LINE IS SHOWN FOR INFORMATION ONLY. THE BOUNDARY LINE IS SHOWN FOR INFORMATION ONLY. THE BOUNDARY LINE IS SHOWN FOR INFORMATION ONLY.



ON-SITE DISTURBED AREA	88,891 SF (2.04 AC)
OFF-SITE DISTURBED AREA	11,573 SF (0.27 AC)
TOTAL DISTURBED AREA	100,464 SF (2.31 AC)
SUBMITTED DISTURBED AREA	150,660 SF (3.00 AC)

NO.	REVISIONS	DATE	BY
1	PRELIMINARY	09-12-23	CFA
2	REVISED PER COMMENTS #1	09-12-23	CFA
3	REVISED PER COMMENTS #2	09-27-23	NMP
4	REVISED PER COMMENTS #3	09-27-23	NMP



Pre-Development				
DA-A Description	Area (sf)	Area (ac)	CN	C
Gravel	3,012	0.07	58	0.56
Protected Forest	91,886	2.11	69	0.15
Permeous / Landscape	6,814	0.16	69	0.20
Roof	1,712	0.04	70	0.18
Time of concentration	23.27 minutes			
Total Pre-DA	103,715	2.34	70	0.18

Post-Development				
DA-A1: SC0M1	Area (sf)	Area (ac)	CN	C
Roof	3,154	0.07	58	0.56
Gravel	2,779	0.12	58	0.56
Permeous / Landscape	7,476	0.18	61	0.20
Roof	28,242	0.65	60	0.37
Time of concentration	17.29 minutes			

DA-A2: SC0M2				
Land Description	Area (sf)	Area (ac)	CN	C
Roof	13,750	0.31	58	0.56
Gravel	1,526	0.04	58	0.56
Permeous / Landscape	2,526	0.06	61	0.20
Roof	16,622	0.38	61	0.20
Total DA-A	24,324	0.55	61	0.20
Time of concentration	5.73 minutes			
Total Post-DA	101,715	2.34	79	1.57

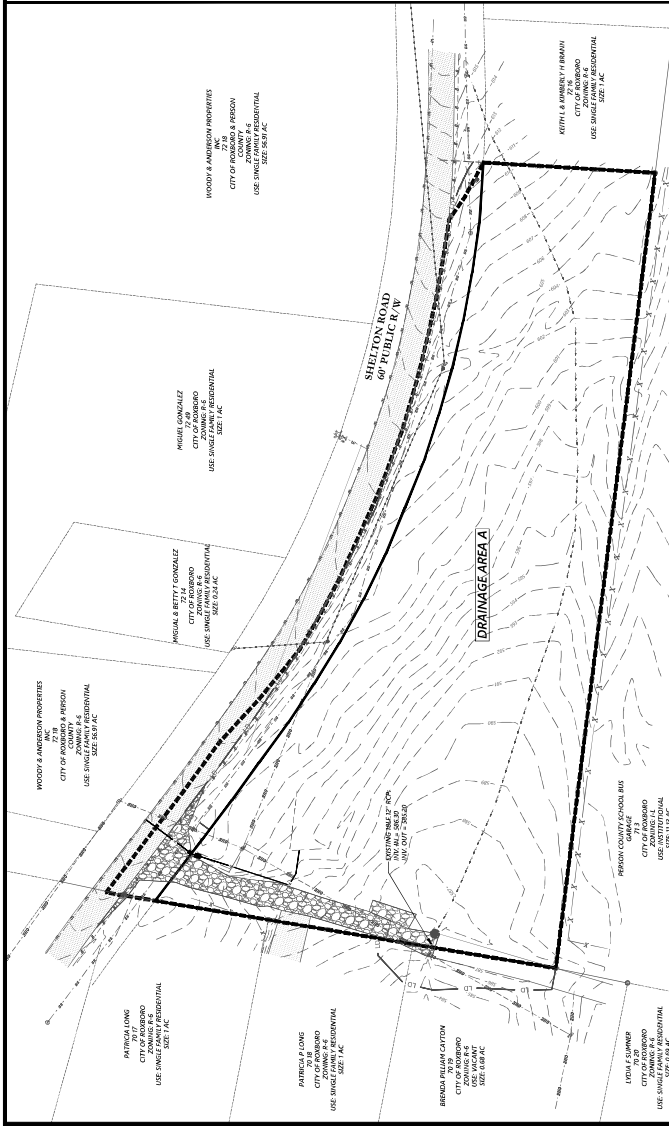
Pre-DA-A	
Sheet flow time of concentration	185 ft
Flow slope	7.03%
Time of concentration	20.65 minutes
Shallow flow time of concentration (Unpaved)	438 ft
Flow slope	2.97%
Time of concentration	2.63 minutes
Pre-DA-A time of concentration	23.27 minutes

Post-DA-A1	
Sheet flow time of concentration	137 ft
Flow slope	6.41%
Time of concentration	10.41 minutes
Shallow flow time of concentration (Unpaved)	397 ft
Flow slope	5.30%
Time of concentration	1.78 minutes
Post-DA-A1 time of concentration	12.29 minutes

Post-DA-A2	
Sheet flow time of concentration	70 ft
Flow slope	6.41%
Time of concentration	4.50 minutes
Shallow flow time of concentration (Unpaved)	38 ft
Flow slope	6.57%
Time of concentration	0.15 minutes
Shallow flow time of concentration (Paved)	456 ft
Flow slope	3.07%
Time of concentration	2.15 minutes
Post-DA-A2 time of concentration	6.79 minutes

ON-SITE DISTURBED AREA	88,881 SF (2.04 AC)
OFF-SITE DISTURBED AREA	11,573 SF (0.27 AC)
TOTAL DISTURBED AREA	100,454 SF (2.31 AC)
SUBMITTED DISTURBED AREA	130,660 SF (3.00 AC)

PRE-DEVELOPMENT DRAINAGE AREA
 SCALE: 1" = 40'



POST-DEVELOPMENT DRAINAGE AREA
 SCALE: 1" = 40'

