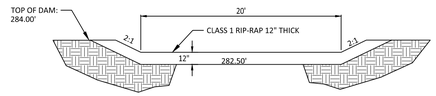


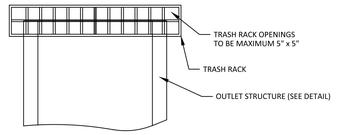
SECTION VIEW

NOTES:
1. SEE SHEET 2.0 FOR SCM CONVERSION SEQUENCE.
2. FOREBAY DIVIDERS ARE TO BE INSTALLED WHILE CONVERTING FROM SEDIMENT BASIN TO WET POND.

RETENTION POND
NTS

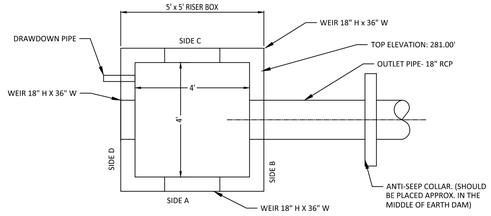


EMERGENCY SPILLWAY SECTION
NTS



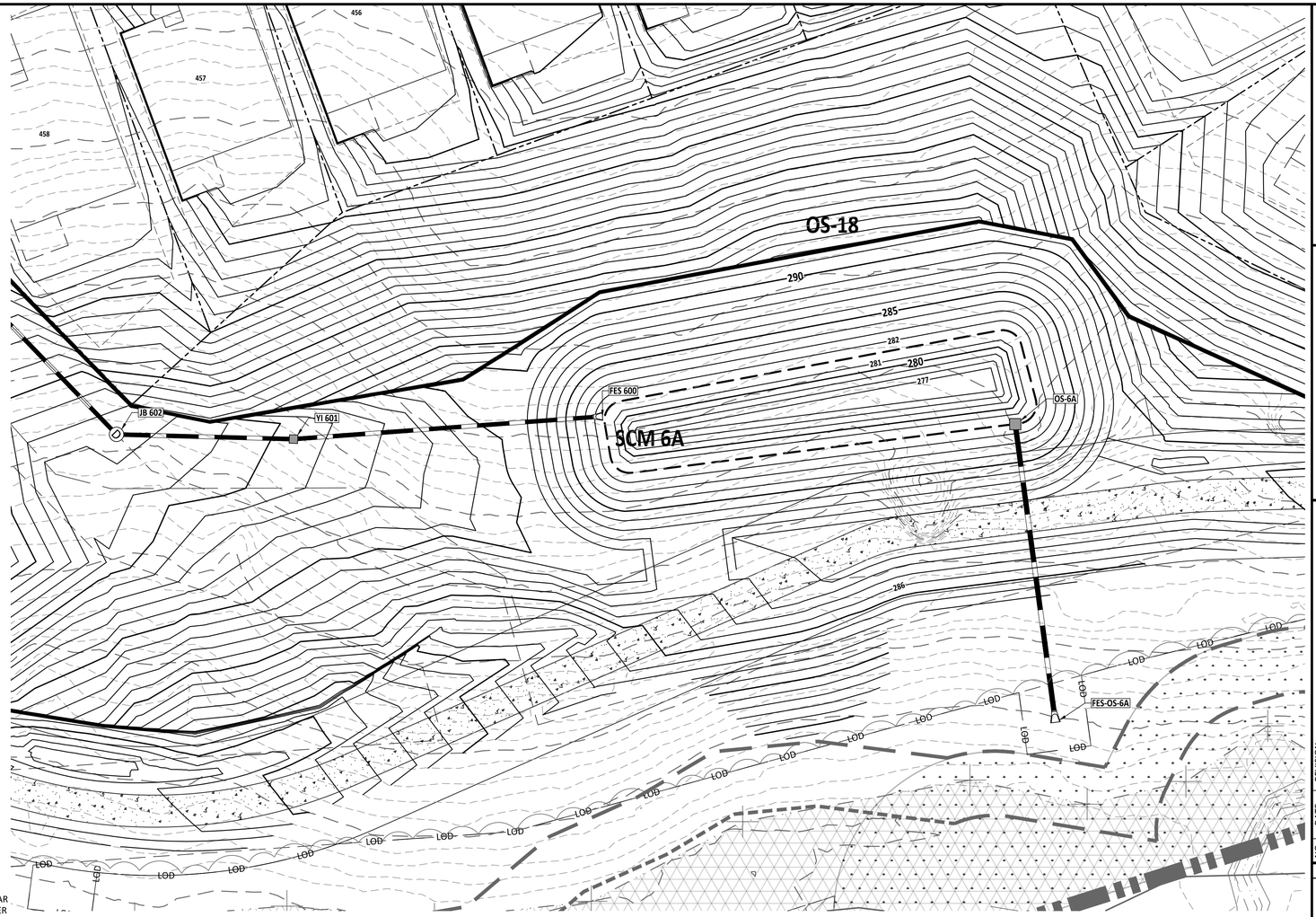
NOTES:
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2. TRASH RACK SHALL BE FASTENED TO EACH SIDE OF THE STRUCTURE AT AT LEAST 2 POINTS. IT SHALL BE EASILY REMOVED FOR MAINTENANCE OR ENTRY INTO THE STRUCTURE.
3. TRASH RACK SHALL ACCOMMODATE VALVE SHAFT THOUGH AN OPENING.
4. TRASH RACK SHALL BE MADE OF DURABLE MATERIAL WHICH WILL NOT RUST OR DETERIORATE IN SUNLIGHT.
5. TOP OF TRASH RACK SHALL HAVE A GRID OF BARS (MAX. 6"x6").

TRASH RACK
NTS

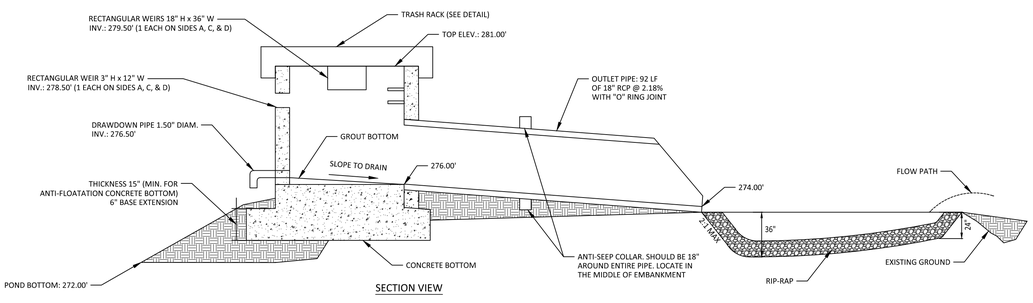


PLAN VIEW

NOTES:
1. WALL THICKNESS AND REINFORCEMENT TO BE DETERMINED BY PRECAST CONCRETE MANUFACTURER.
2. OUTLET STRUCTURE ELEVATIONS SHOWN ON THE DETAILS ON THIS SHEET ARE CRITICAL AND MUST BE WITHIN 0.02' OF THAT SHOWN. IF OUTLET STRUCTURES ARE PRE-CAST OFF-SITE, THE HOLE FOR THE OUTLET PIPE SHALL BE ENLARGED TO ALLOW UP TO 0.3' OF VERTICAL MOVEMENT. WHEN INSTALLED, THE EXCESS OPENING SHALL BE FILLED WITH GROUT.
3. OUTLET PIPES SHALL HAVE AN ANTI-SEEP COLLAR OF CONCRETE LOCATED APPROXIMATELY UNDER THE MIDDLE OF THE DAM IN WHICH IT IS LOCATED. IT SHALL CONSIST OF CONCRETE POURED AROUND THE PIPE IN A VERTICAL DIRECTION. THE COLLAR SHALL BE A SQUARE 8" THICK AND SHALL EXTEND 18" BEYOND THE OUTSIDE OF THE PIPE IN EACH DIRECTION.
4. TREATMENT OUTLET PIPE SHALL NOT BE PVC BUT OTHER MATERIAL SUCH AS GSP WHICH IS NOT SUBJECT TO DETERIORATION IN SUNLIGHT.



SCM 6A PLAN VIEW



SECTION VIEW

OUTLET STRUCTURE 6A
NTS

PLANT LIST VEGETATED SHELF PLANT SCHEDULE:

VEGETATED SHELF
(HERB.)

EF	EUPATORIUM FISTRULOSUM	JOE PYE WEED	4-6" POT @ 3' SPACING
HC	HIBICUS COCCINEA	SCARLET ROSE MALLOW	4-6" POT @ 3' SPACING
CG	CHELONE GLABRA	WHITE TURTLEHEAD	4-6" POT @ 3' SPACING
LC	LOBELIA CARDINALIS	CARDINAL FLOWER	4-6" POT @ 3' SPACING

LANDSCAPE PLAN:

VEGETATED SHELF= 3172 sf (USE 793 PLANTS FROM LIST ABOVE)
USE EQUAL NUMBER OF PLANTS FROM LIST ABOVE

CALCULATION: 50 PLANTS PER 200 SF

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA ENGINEERING CERTIFICATE OF AUTHORIZATION
AMERICAN ENGINEERING ASSOCIATES SOUTHEAST C-3881

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PRELIMINARY
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ENGINEER
JAKOB P. KLEIN
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MERRITT RESERVE
ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

SCM 6A DETAIL

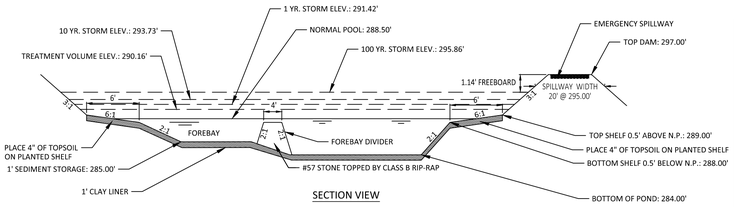
SHEET NO.:

CG-409

North Carolina 811
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

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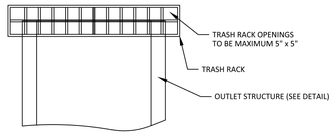
2025-05-01



SECTION VIEW

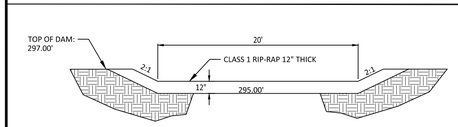
NOTES:
1. SEE SHEET 2.0 FOR SCM CONVERSION SEQUENCE.
2. FOREBAY DIVIDERS ARE TO BE INSTALLED WHILE CONVERTING FROM SEDIMENT BASIN TO WET POND.

RETENTION POND
NTS

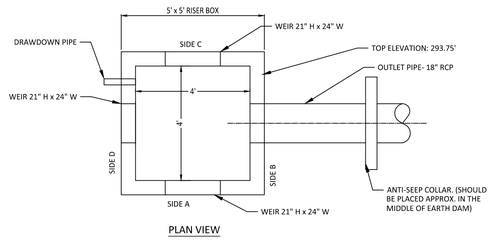


NOTES:
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5. TOP OF TRASH RACK SHALL HAVE A GRID OF BARS (MAX. 6"x6").

TRASH RACK
NTS

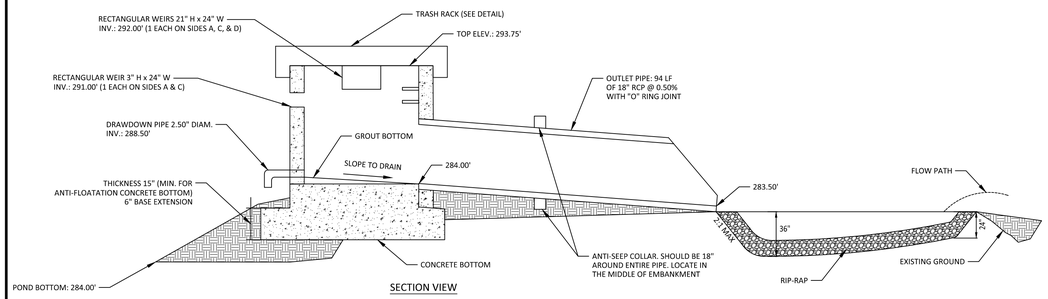


EMERGENCY SPILLWAY SECTION
NTS



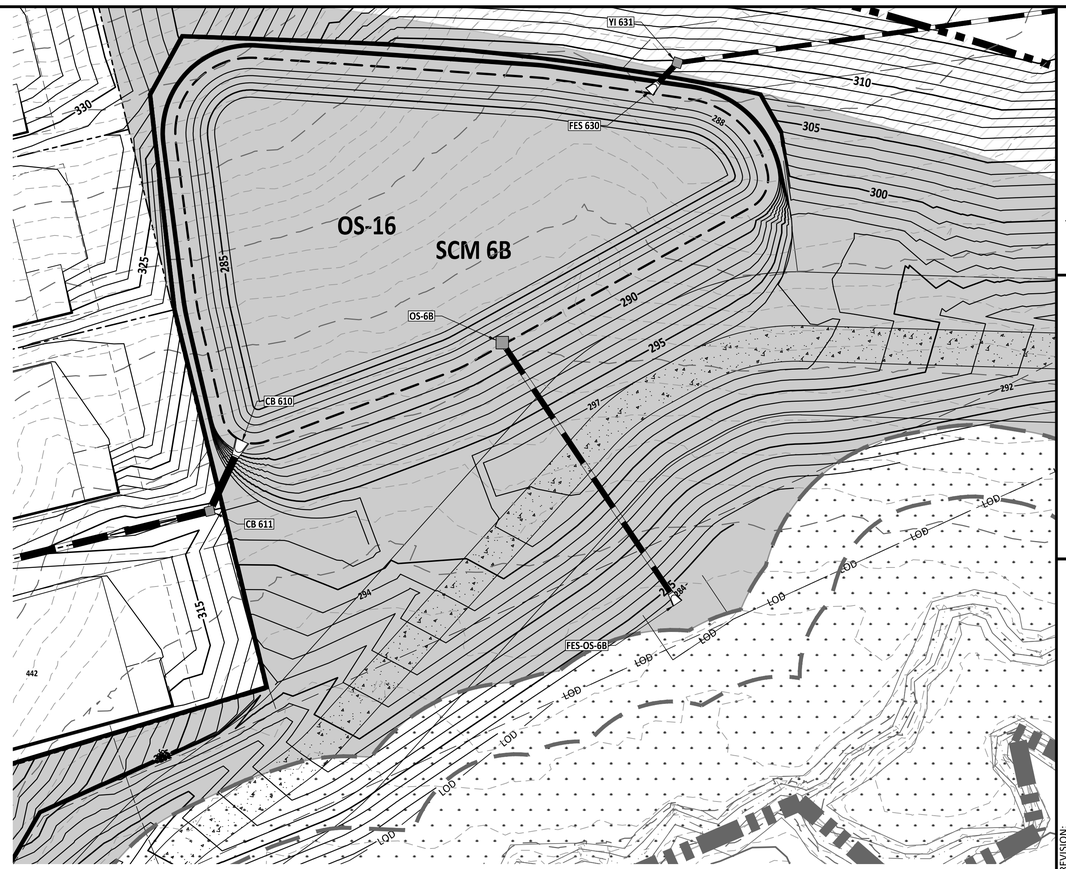
PLAN VIEW

NOTES:
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4. TREATMENT OUTLET PIPE SHALL NOT BE PVC BUT OTHER MATERIAL SUCH AS GSP WHICH IS NOT SUBJECT TO DETERIORATION IN SUNLIGHT.



SECTION VIEW

OUTLET STRUCTURE 6B
NTS



SCM 6B PLAN VIEW

PLANT LIST VEGETATED SHELF PLANT SCHEDULE:

VEGETATED SHELF
(HERB.)

EF	EUPATORIUM FISTRULOSUM	JOE PYE WEED	4-6" POT @ 3' SPACING
HC	HIBICUS COCCINEA	SCARLET ROSE MALLOW	4-6" POT @ 3' SPACING
CG	CHELONE GLABRA	WHITE TURTLEHEAD	4-6" POT @ 3' SPACING
LC	LOBELIA CARDINALIS	CARDINAL FLOWER	4-6" POT @ 3' SPACING

LANDSCAPE PLAN:

VEGETATED SHELF= 3172 sf (USE 793 PLANTS FROM LIST ABOVE)
USE EQUAL NUMBER OF PLANTS FROM LIST ABOVE

CALCULATION: 50 PLANTS PER 200 SF

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
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Raleigh, NC 27607
919-469-1101

NORTH CAROLINA AMERICAN ENGINEERING ASSOCIATES SOUTHEAST C-3881 CERTIFICATE OF AUTHORIZATION

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NORTH CAROLINA REGISTERED PROFESSIONAL ENGINEER 36528 JAKOB P. KLEIN

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REVISION:

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MERRITT RESERVE

SCM 6B DETAIL

ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

SCM 6B DETAIL

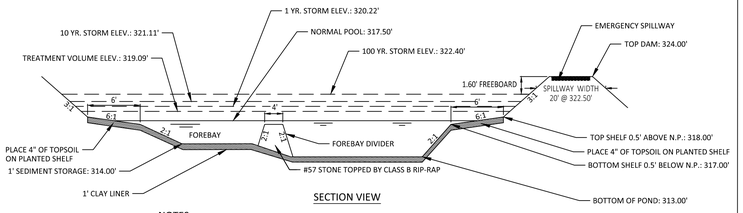
SHEET NO.:

CG-410

North Carolina 811 811.com
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

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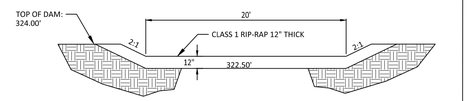
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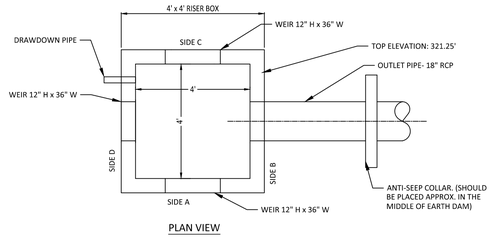
SECTION VIEW

NOTES:
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RETENTION POND
NTS

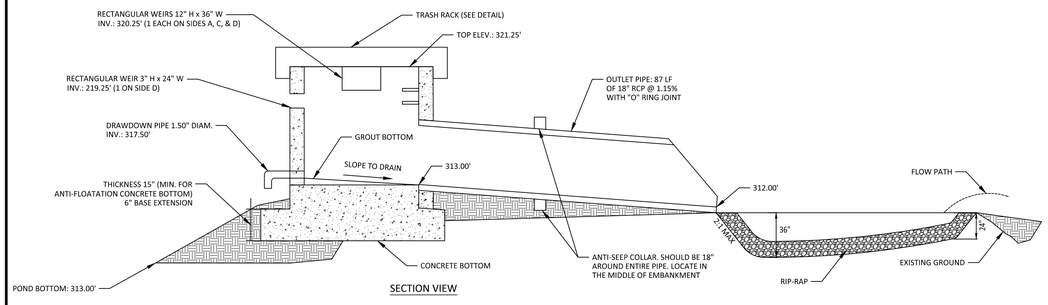


EMERGENCY SPILLWAY SECTION
NTS



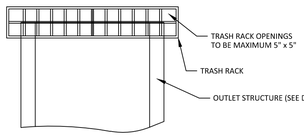
PLAN VIEW

NOTES:
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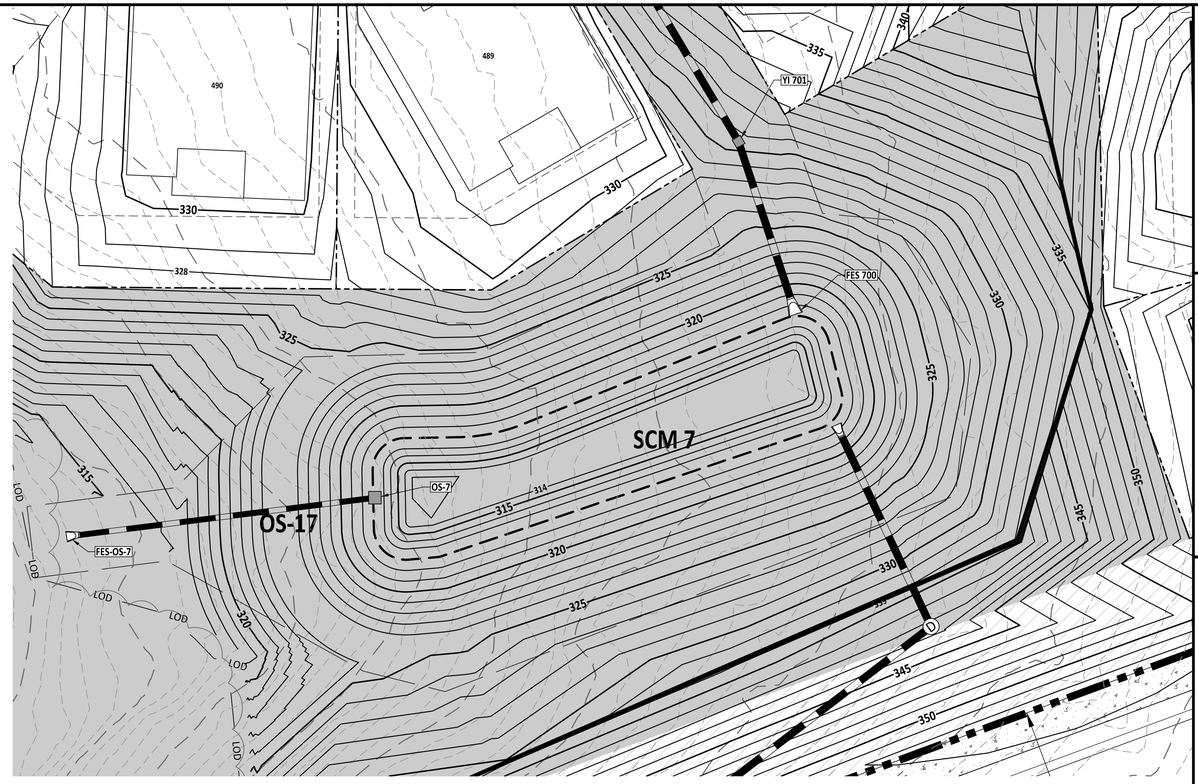
SECTION VIEW

OUTLET STRUCTURE 7
NTS



NOTES:
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TRASH RACK
NTS



SCM 7 PLAN VIEW

PLANT LIST VEGETATED SHELF PLANT SCHEDULE:

VEGETATED SHELF
(HERB.)

EF	EUPATORUIM FISTRULOSUM	JOE PYE WEED	4-6" POT @ 3' SPACING
HC	HIBICUS COCCINEA	SCARLET ROSE MALLOW	4-6" POT @ 3' SPACING
CG	CHELONE GLABRA	WHITE TURTLEHEAD	4-6" POT @ 3' SPACING
LC	LOBELIA CARDINALIS	CARDINAL FLOWER	4-6" POT @ 3' SPACING

LANDSCAPE PLAN:
VEGETATED SHELF= 3172 sf (USE 793 PLANTS FROM LIST ABOVE)
USE EQUAL NUMBER OF PLANTS FROM LIST ABOVE

CALCULATION: 50 PLANTS PER 200 SF

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20

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Raleigh, NC 27607
919-469-1101

NORTH CAROLINA AMERICAN ENGINEERING ASSOCIATES SOUTHEAST C-3881 CERTIFICATE OF AUTHORIZATION

PRELIMINARY
PRELIMINARY PLAT
DO NOT USE FOR CONSTRUCTION
NORTH CAROLINA 36528 ENGINEER JAKOB P. KLEIN

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NO.	DATE	REVISION:

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MERRITT RESERVE
CG411_SCM 7 DETAIL
ROLESVILLE RD
WAKE COUNTY NC 27312

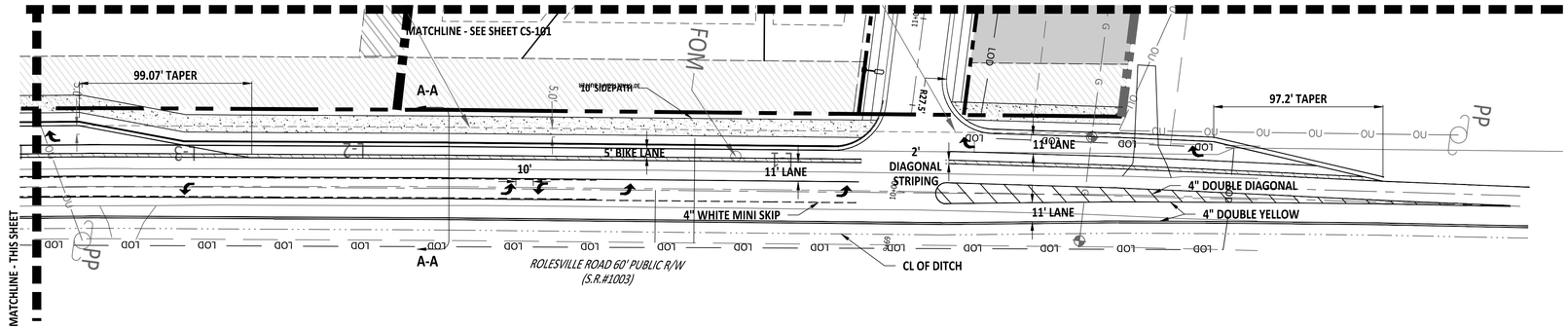
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CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

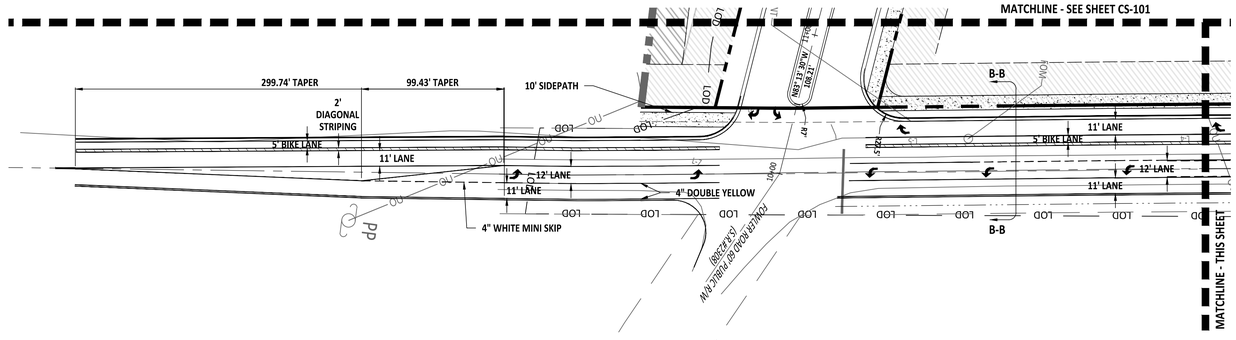
SHEET TITLE:
CG411_SCM 7 DETAIL

SHEET NO.:

North Carolina 811
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
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Z:\Jobs\23-0004 Merritt Property\BIM\Dwg_Working Dwgs\Sheets\Construction Set\SB_CG_409 SCM 6A-7 Detail.dwg
2025-05-01



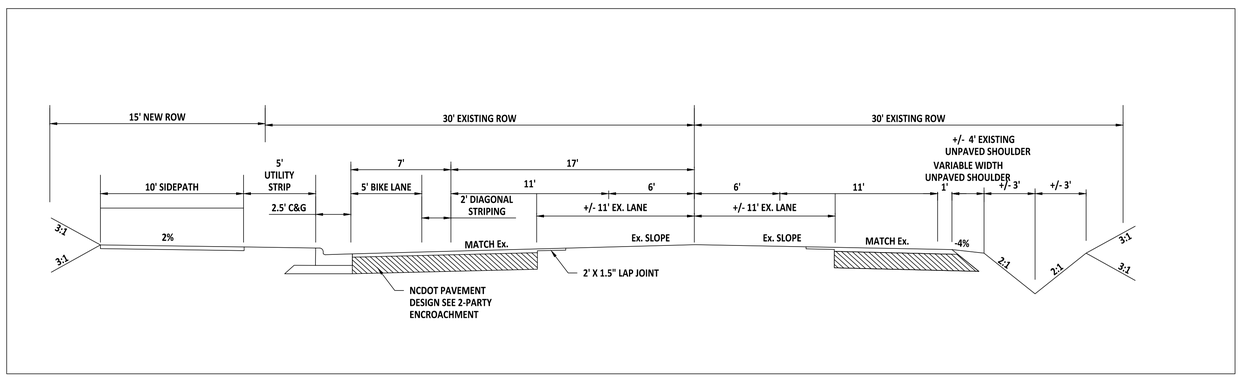


GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)

1 inch = 40 ft



ROLESVILLE ROAD TYPICAL SECTION A-A NTS

PROJECT NUMBER = PSP-24-07

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American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA AMERICAN ENGINEERING ASSOCIATES SOUTHEAST C-3881 CERTIFICATE OF AUTHORIZATION

PRELIMINARY

NORTH CAROLINA REGISTERED PROFESSIONAL ENGINEER 36528 JACOB P. KLEIN

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FOR INFORMATION, ONLY

NO.	DATE	REVISION:
1	02-03-25	FIRST REVISION SET

STIPULATION FOR REUSE

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MERRITT RESERVE
CT-300 -STRIPING PLAN
ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

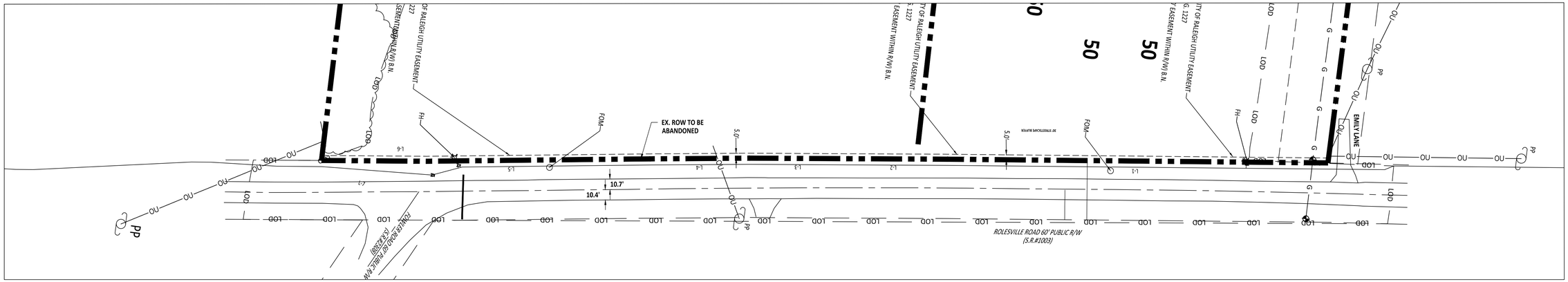
CT-300 -STRIPING PLAN

SHEET NO.:

North Carolina 811 811.com
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North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

Z:\Jobs\23-0004 Merrit Property (BRT)\Awg_Working Dwgs\5Sheet\Construction Set\CS_CT-300 Striping Plan.dwg

2025-05-01

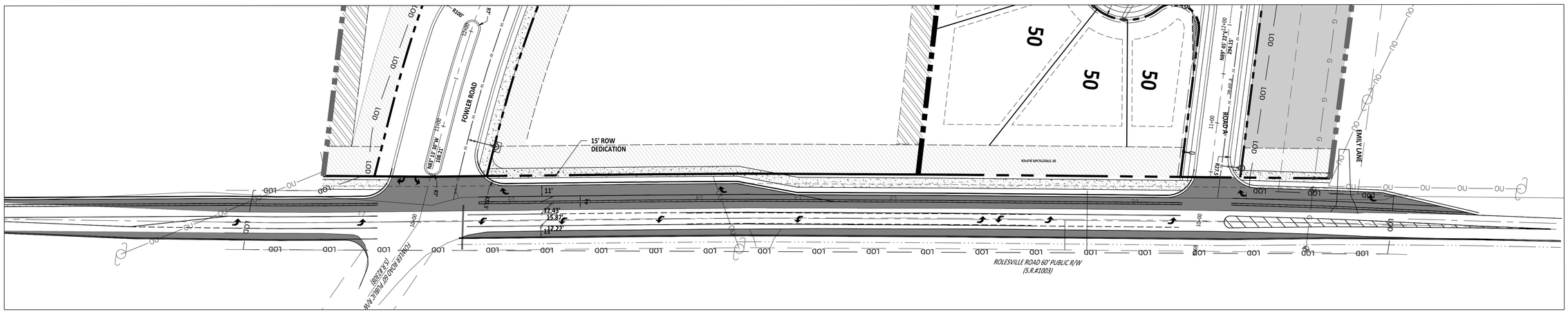


EXISTING CONDITIONS

GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft



IMPROVEMENTS

PROJECT NUMBER = PSP-24-07

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1	02-03-25	FIRST REVISION SET

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MERRITT RESERVE

CT-301 ROAD IMPROVEMENT PLAN

ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

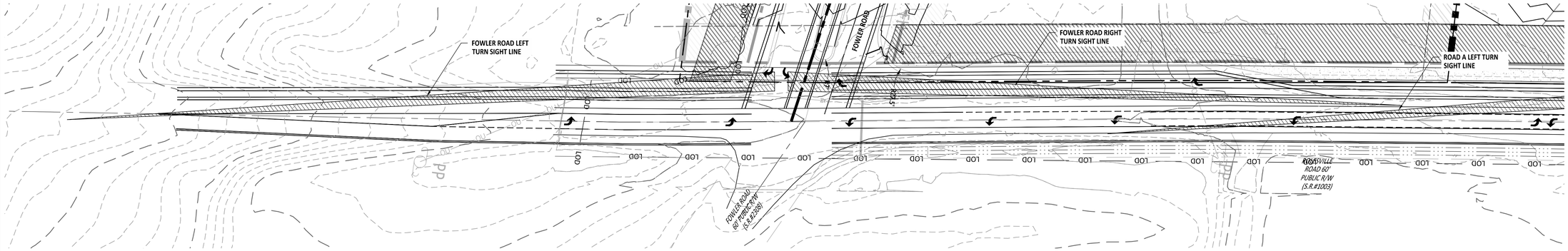
CT-301 ROAD IMPROVEMENT PLAN

SHEET NO.:

North Carolina 811
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

Z:\Jobs\23-0004 Merritt Property @RR\dwg_Working Dwgs\Sheets\Construction Set\GO. CT-301 Road Improvement Plan.dwg

2025-05-01



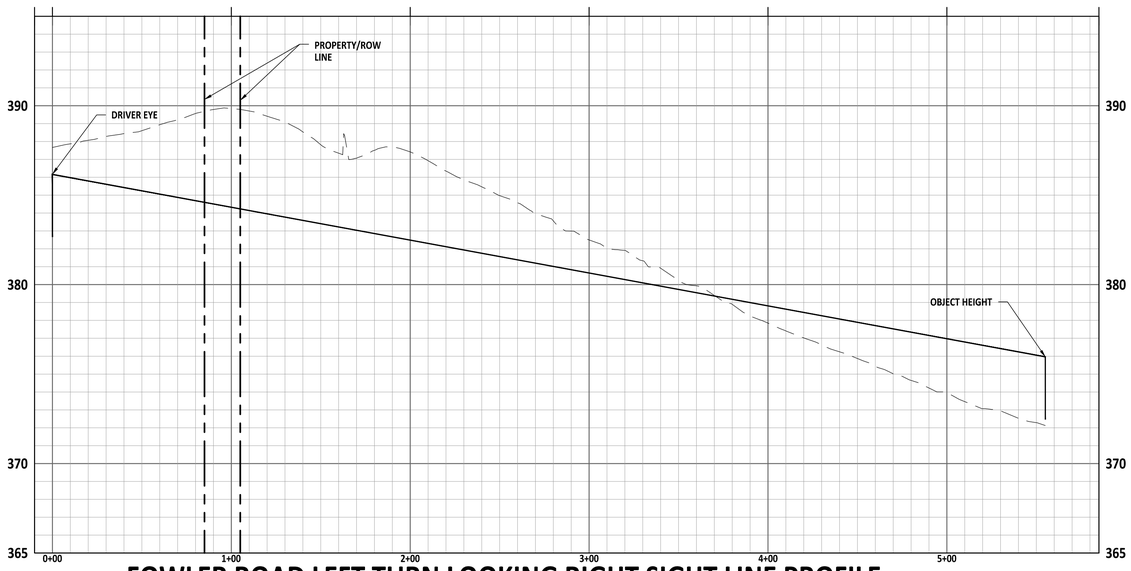
FOWLER ROAD & ROLESVILLE RD SIGHT LINE PLAN

GRAPHIC SCALE

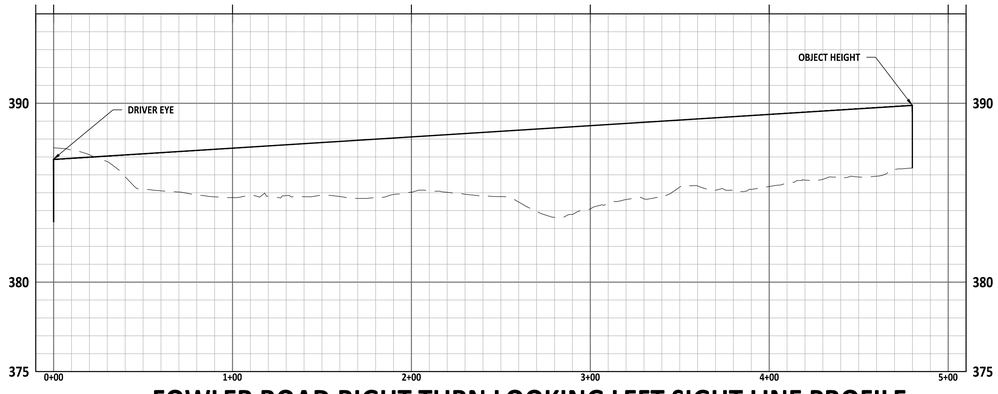
40 0 20 40 80 160

(IN FEET)

1 inch = ft 40



FOWLER ROAD LEFT TURN LOOKING RIGHT SIGHT LINE PROFILE



FOWLER ROAD RIGHT TURN LOOKING LEFT SIGHT LINE PROFILE

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA AMERICAN ENGINEERING ASSOCIATES SOUTHEAST C-3881 CERTIFICATE OF AUTHORIZATION

PRELIMINARY

NORTH CAROLINA REGISTERED 16528 ENGINEER JAKOB P. KLEIN

DO NOT USE FOR CONSTRUCTION

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MERRITT RESERVE

FOWLER ROAD SIGHT PLAN & PROFILE

ROLESVILLE RD

WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

FOWLER ROAD SIGHT PLAN & PROFILE

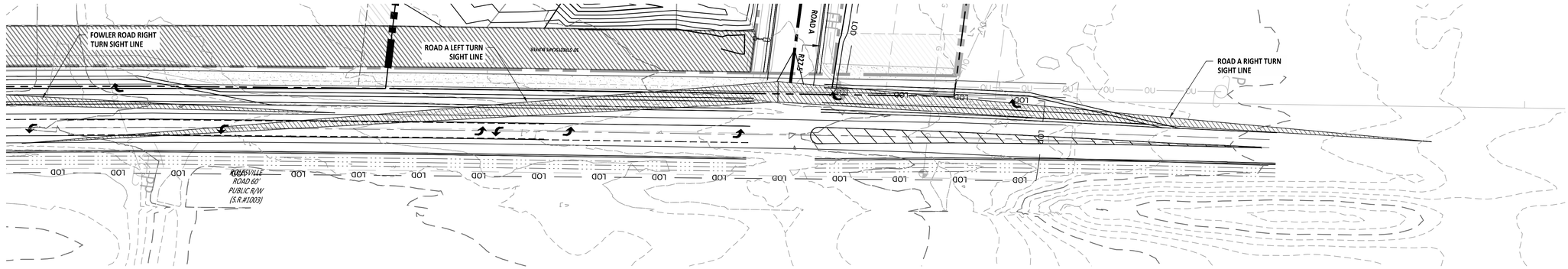
SHEET NO.:

CT-200

North Carolina 811 Call Before You Dig
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

Z:\Jobs\23-0004 Merritt Property BRP\Revit_Working Dwgs\Sheets\[Construction Set(s): CT 400 Rolesville Fowler Sight Distance PP.dwg

2025-05-01



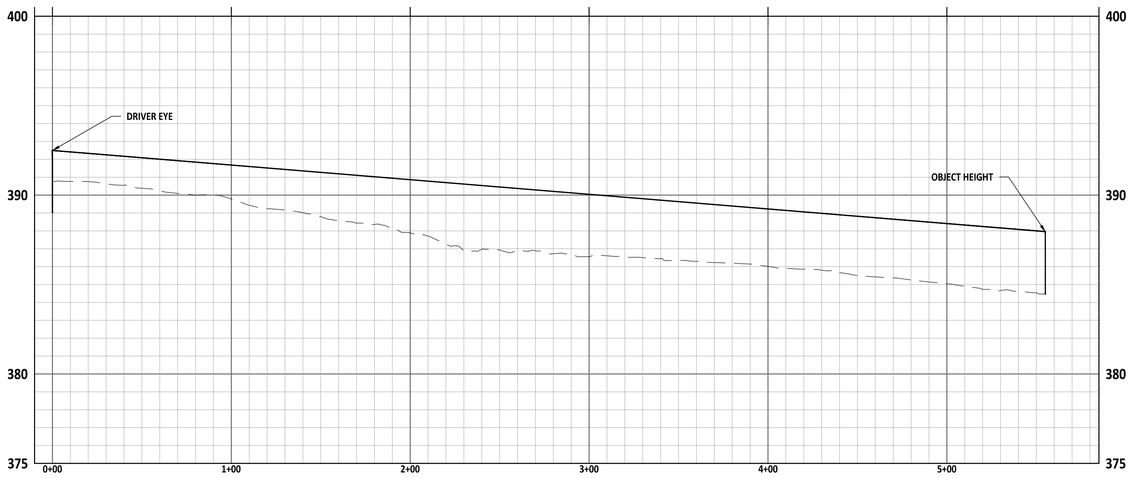
ROAD A & ROLESVILLE RD INTERSECTION SIGHT LINE PLAN

GRAPHIC SCALE

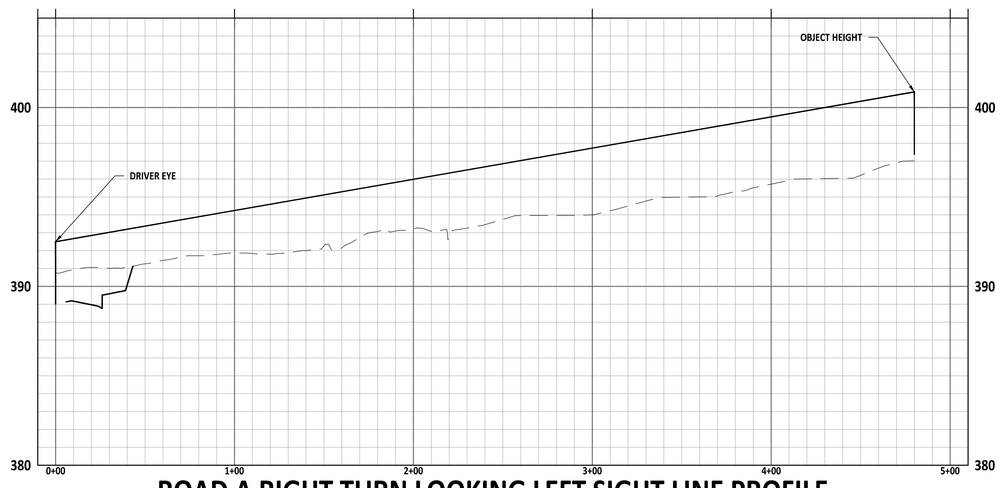
40 0 20 40 80 160

(IN FEET)

1 inch = ft 40



ROAD A LEFT TURN LOOKING RIGHT SIGHT LINE PROFILE



ROAD A RIGHT TURN LOOKING LEFT SIGHT LINE PROFILE

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA AMERICAN ENGINEERING ASSOCIATES SOUTHEAST C-3881 CERTIFICATE OF AUTHORIZATION

PRELIMINARY

NORTH CAROLINA REGISTERED PROFESSIONAL ENGINEER 36528 JACOB P. KLEIN

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MERRITT RESERVE

ROAD A SIGHT PLAN & PROFILE

ROLESVILLE RD

WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

ROAD A SIGHT PLAN & PROFILE

SHEET NO.:

CT-201

North 811 Carolina
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

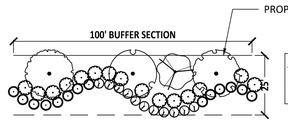
Z:\Jobs\23-0004 Merritt Property (BTO Dwg_Working Dwgs\Sheets\Construction Set\01_CT-200 Rolesville Fowler Sight Distance PP.dwg

2025-05-01

TYPICAL BUFFER SECTION: TYPE 1L

SCALE: 1"=30'

BUFFER HATCH

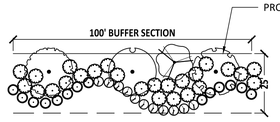


BUFFER REQUIREMENT PER 100 LF
- 3 TREES
- 1 UNDERSTORY TREE
- 40 SHRUBS

TYPICAL BUFFER SECTION: TYPE 2

SCALE: 1"=30'

BUFFER HATCH

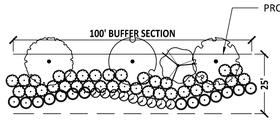


BUFFER REQUIREMENT PER 100 LF
- 3 TREES
- 1 UNDERSTORY TREE
- 50 SHRUBS

TYPICAL BUFFER SECTION: TYPE 3

SCALE: 1"=30'

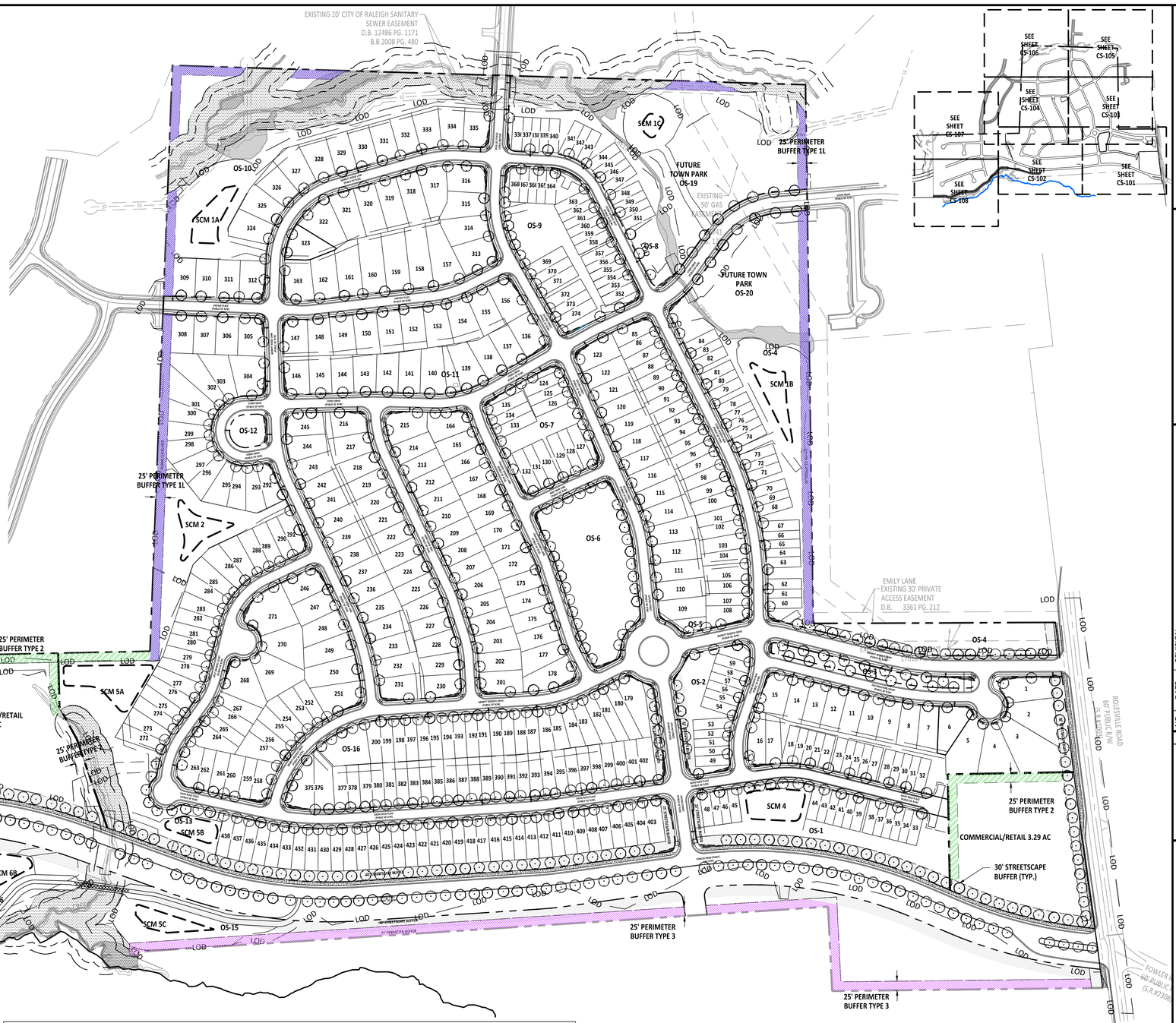
BUFFER HATCH



BUFFER REQUIREMENT PER 100 LF
- 4 TREES
- 2 UNDERSTORY TREE
- 60 SHRUBS

LANDSCAPE REQUIREMENTS

STREET TREES	REQUIRED	PROVIDED
FOWLER RD	1 every 40' on center	1 every 40' on center
ROLESVILLE RD	1 every 40' on center	1 every 40' on center
LOCAL STREETS	1 every 60' on center	1 every 60' on center



PLANT SCHEDULE

SYMBOL	CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	REMARKS
TREES							
	KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	220	Single Straight Leader
	NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	8' Height Min.	100	Single Straight Leader
	QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	153	Single Straight Leader
	QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	215	Single Straight Leader
	ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	220	Single Straight Leader

GRAPHIC SCALE

150 0 75 150 300 600

(IN FEET)

1 inch =150 ft

PROJECT NUMBER = PSP-24-07

North Carolina 811 Call or Click
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA AMERICAN ENGINEERING ASSOCIATES SOUTHEAST C-3861 CERTIFICATE OF AUTHORIZATION

PRELIMINARY

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DO NOT USE FOR CONSTRUCTION

JAKOB P. KLEIN 36528 ENGINEER

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MERRITT RESERVE

OVERALL LANDSCAPE PLAN

ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

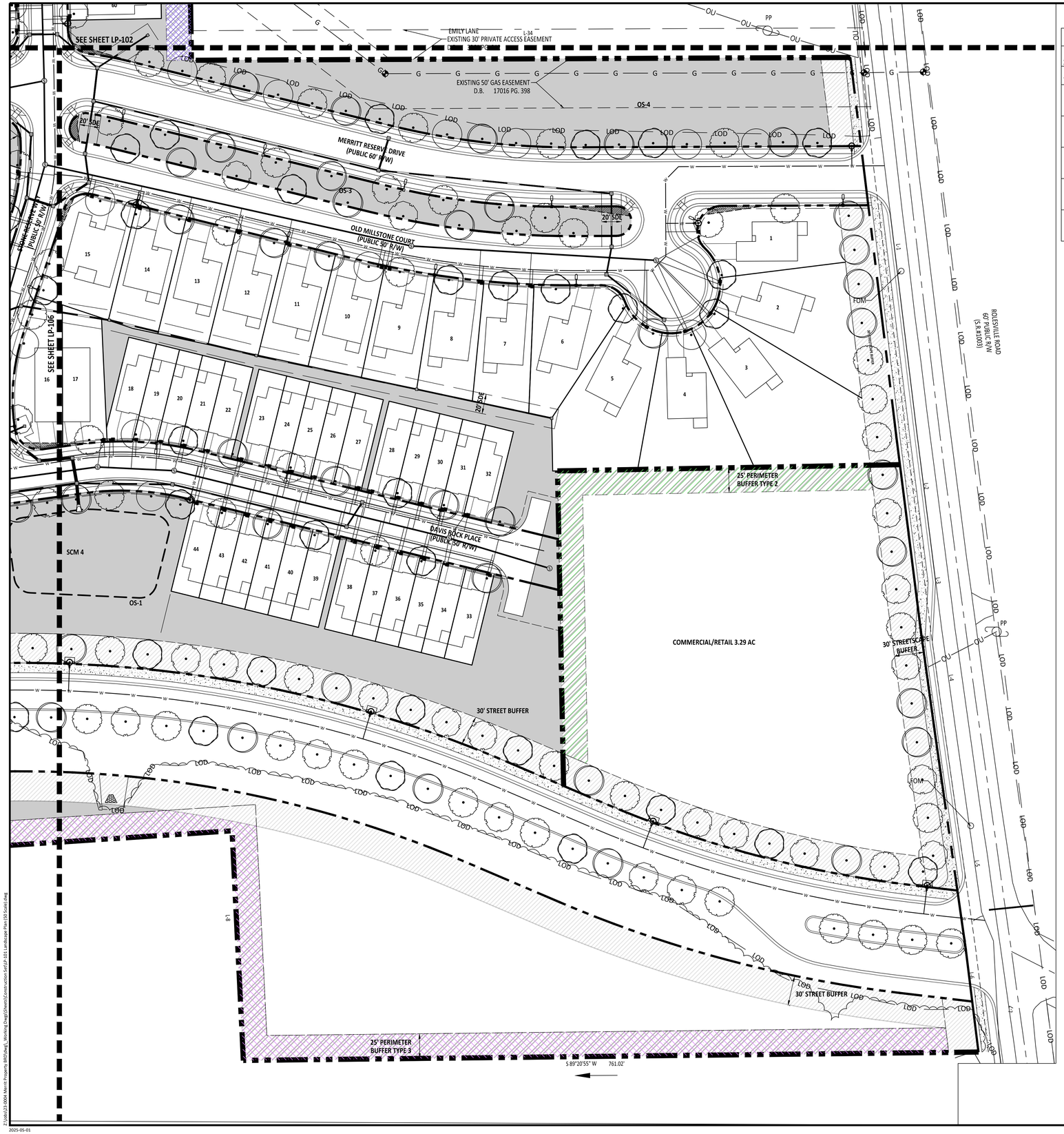
OVERALL LANDSCAPE PLAN

SHEET NO.:

LP-100

Z:\Jobs\23-0004 Merrit Property (BRD)\Dwg_Working Dwg\Sheets\Construction Set\LP-100 Overall Landscape Plan.dwg

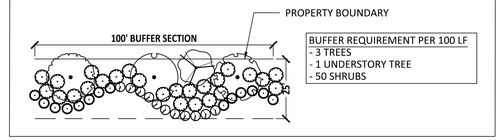
2025-05-01



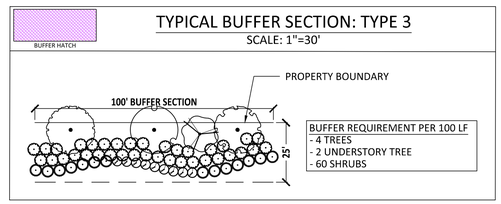
PLANT SCHEDULE LP-101

SYMBOL	CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	REMARKS
TREES							
	KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	42	Single Straight Leader
	NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	8' Height Min.	11	Single Straight Leader
	QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	37	Single Straight Leader
	QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	29	Single Straight Leader
	ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	21	Single Straight Leader

TYPICAL BUFFER SECTION: TYPE 2
SCALE: 1"=30'



TYPICAL BUFFER SECTION: TYPE 3
SCALE: 1"=30'



GRAPHIC SCALE
50 0 25 50 100 200
(IN FEET)
1 inch = 50 ft

PROJECT NUMBER = PSP-YR-XX

North Carolina 811
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA REGISTERED LANDSCAPE ARCHITECT C-652 LAUREN E. DICKSON AMERICANA SERVICES

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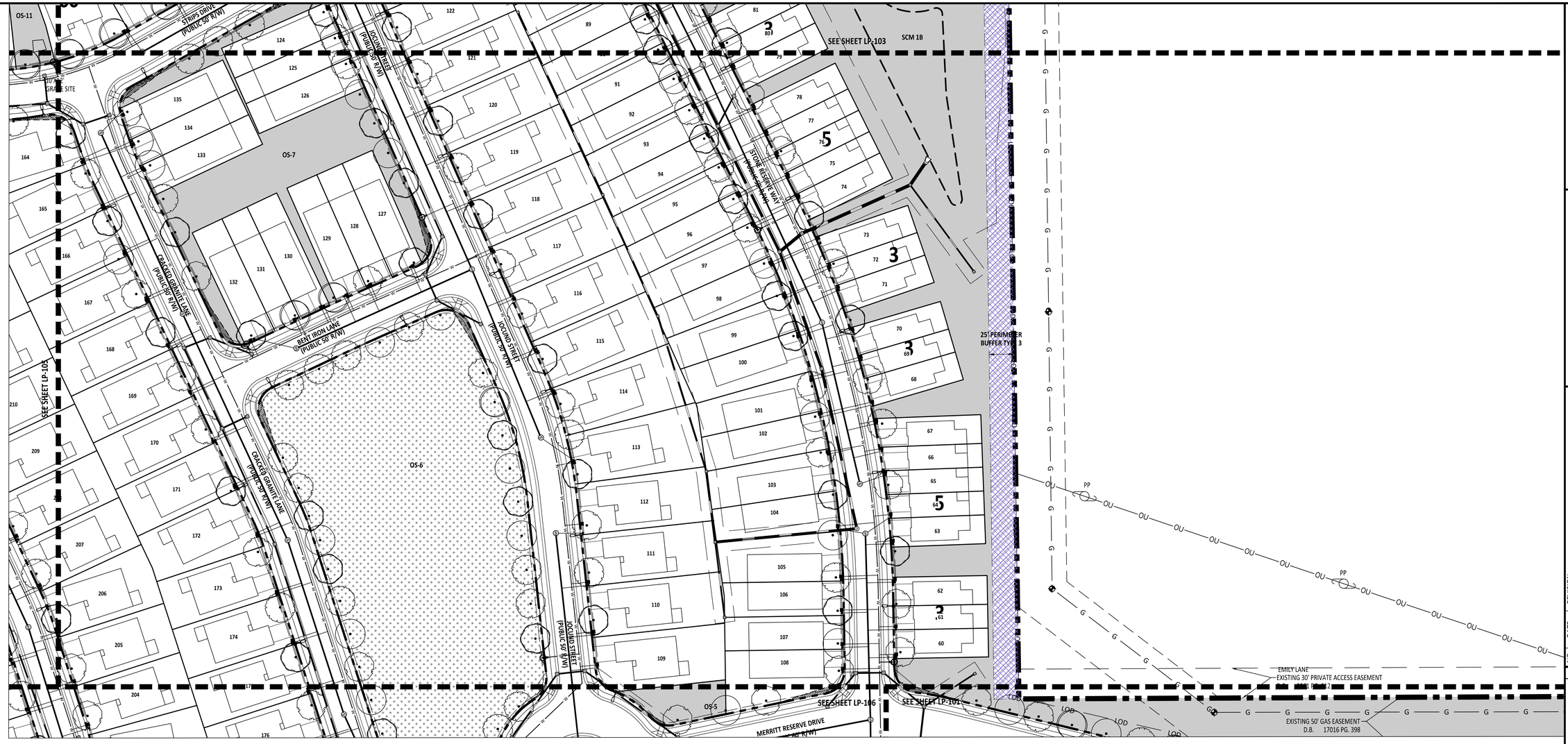
MERRITT RESERVE
ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:
LANDSCAPE PLAN

SHEET NO.:
LP-101

Z:\Jobs\23-0004 Merritt Property (BRP)\Arch_Working Dwgs\Sheets\Construction Set\LP-101 Landscape Plan (50 Scale).dwg
2025-05-01



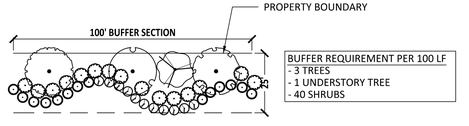
PLANT SCHEDULE LP-102

CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	DETAIL	REMARKS
TREES							
KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	19		Single Straight Leader
NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	8' Height Min.	16		Single Straight Leader
QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	4		Single Straight Leader
QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	29		Single Straight Leader
ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	28		Single Straight Leader

BUFFER HATCH

TYPICAL BUFFER SECTION: TYPE 1L

SCALE: 1"=30'



GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)

1 inch = 50 ft

PROJECT NUMBER = PSP-YR-XX

North Carolina 811 — *** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA LANDSCAPE ARCHITECTURE C-652 AMERICANEA SERVICES

PRELIMINARY

PRELIMINARY
DO NOT USE FOR CONSTRUCTION
LAUREN E. DICKASON 1816

FOR INFORMATION, ONLY

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MERRITT RESERVE

ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

LANDSCAPE PLAN

SHEET NO.:

LP-102

Z:\Jobs\23-0004 Merrit Property (BRD)\dwg_Working Dwgs\Sheets\Construction Set\LP-102 Landscape Plan (50 Scale).dwg

2025-05-01

N/F
BROOKFIELD HOLDINGS(THE POINTE), LLC
D.B. 18774 PAGE 748
B.M. 2021 PAGE 1745
PIN# 1768.10-25-46.98
LAND USE: ACRES GREATER THAN 10 WITH HOUSE
ZONING: R&PUD

S88°15'47"E
1747.25'

EX MH 22
RIM:359.79'
IN:348.08'
OUT:347.80'

EX MH 23
RIM:359.46'
IN:348.53'
OUT:348.33'

EX MH 24
RIM:358.69'
IN:349.52'
OUT:349.32'

EX MH 25
RIM:361.63'
IN:353.38'
OUT:353.18'

EX MH 26
RIM:368.86'
IN:359.95'
OUT:359.80'

EX MH 27
RIM:370.95
IN:362.29'
OUT:362.19'

EX MH 28
RIM:372.52'
OUT:363.91'

SCM 1C

SCM 1B

FUTURE TOWN PARK OS-19

EXISTING 50' GAS EASEMENT
D.B. 16741 PG. 120

FUTURE TOWN PARK OS-20

OS-4

OS-8

OS-9

25' TYPE 1L BUFFER

IOCUNDE STREET (PUBLIC 50' R/W)

STRIPS DRIVE (PUBLIC 50' R/W)

STRIPS DRIVE (PUBLIC 60' R/W)

STONE RESERVE WAY (PUBLIC 60' R/W)

SDE

20' SDE

FENCE

SEE MATCHLINE SHEET LP-101

SEE MATCHLINE SHEET LP-102

X12
RAVE SITE

ASHTON RALEI
D.B. 177
B.M. 20
PIN# 176
LAND L
ZONI

S 00°48'39" E
1481.52'

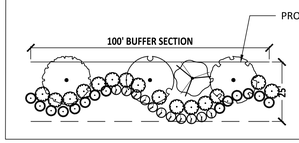
PLANT SCHEDULE LP-103

CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	REMARKS
TREES						
KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	22	Single Straight Leader
NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	8' Height Min.	5	Single Straight Leader
QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	16	Single Straight Leader
QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	18	Single Straight Leader
ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	22	Single Straight Leader

TYPICAL BUFFER SECTION: TYPE 1L

SCALE: 1"=30'

BUFFER HATCH



BUFFER REQUIREMENT PER 100 LF
- 3 TREES
- 1 UNDERSTORY TREE
- 40 SHRUBS

GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft

PROJECT NUMBER = PSP-YR-XX

*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA REGISTERED LANDSCAPE ARCHITECT
C-652
AMERICANA, SERVICES

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PRELIMINARY
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NO.	DATE	REVISION:

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MERRITT RESERVE

ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

LANDSCAPE PLAN

SHEET NO.:

LP-103

Z:\Jobs\23-0004 Merritt Property (BKP)\Dwg_Working Dwgs\Sheets\Construction Set\LP-103 Landscape Plan (SS Scale).dwg
2025-05-01

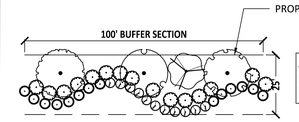
PLANT SCHEDULE

CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	REMARKS
TREES						
KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	220	Single Straight Leader
NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	8' Height Min.	100	Single Straight Leader
QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	153	Single Straight Leader
QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	215	Single Straight Leader
ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	220	Single Straight Leader

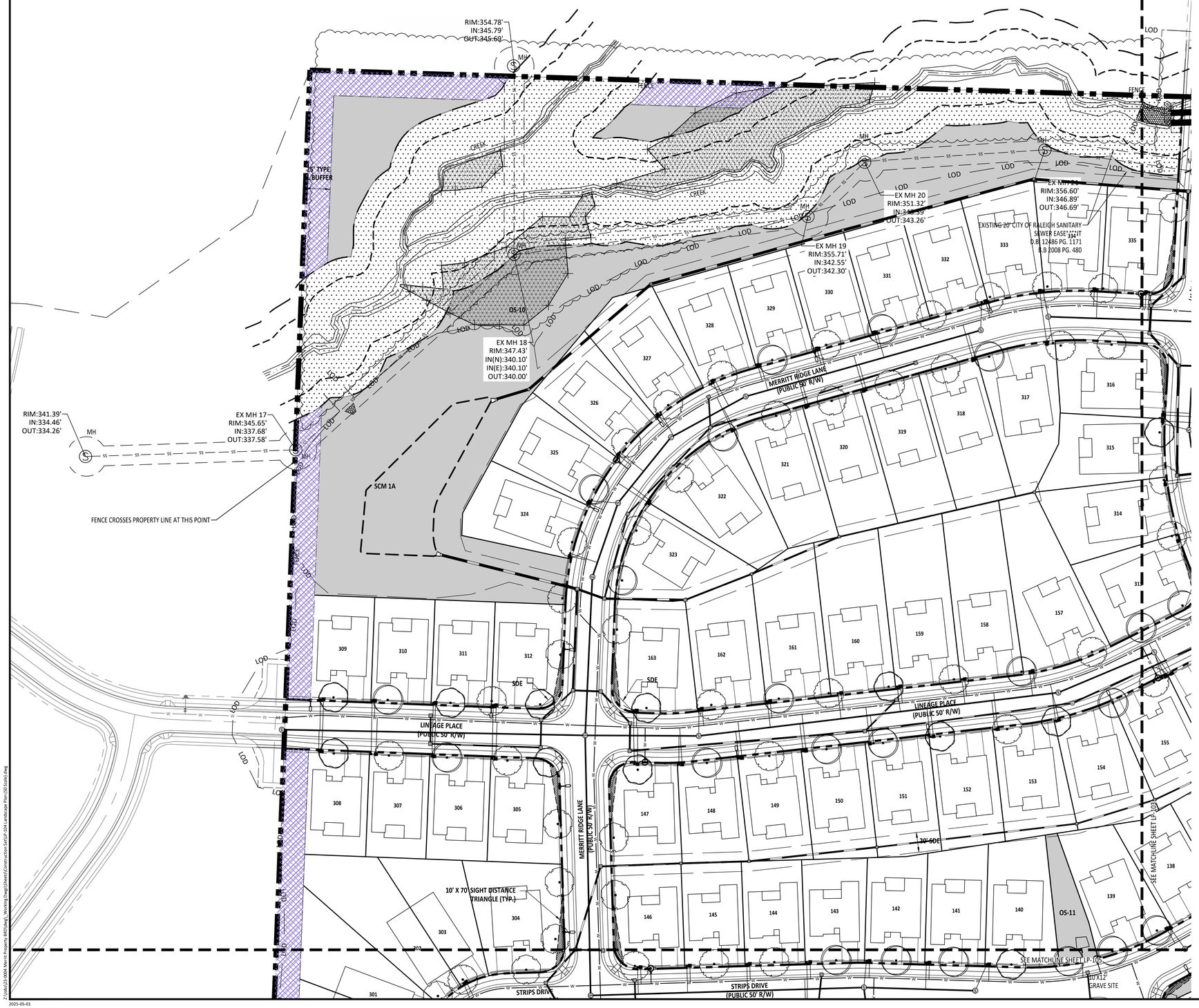
TYPICAL BUFFER SECTION: TYPE 1L

SCALE: 1"=30'

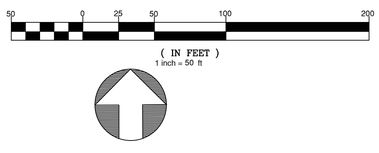
BUFFER HATCH



BUFFER REQUIREMENT PER 100 LF
- 3 TREES
- 1 UNDERSTORY TREE
- 40 SHRUBS



GRAPHIC SCALE



PROJECT NUMBER = PSP-YR-XX

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA REGISTERED LANDSCAPE ARCHITECTURAL CORPORATION C-652 AMERICAN ENGINEERING SERVICES

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MERRITT RESERVE

ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

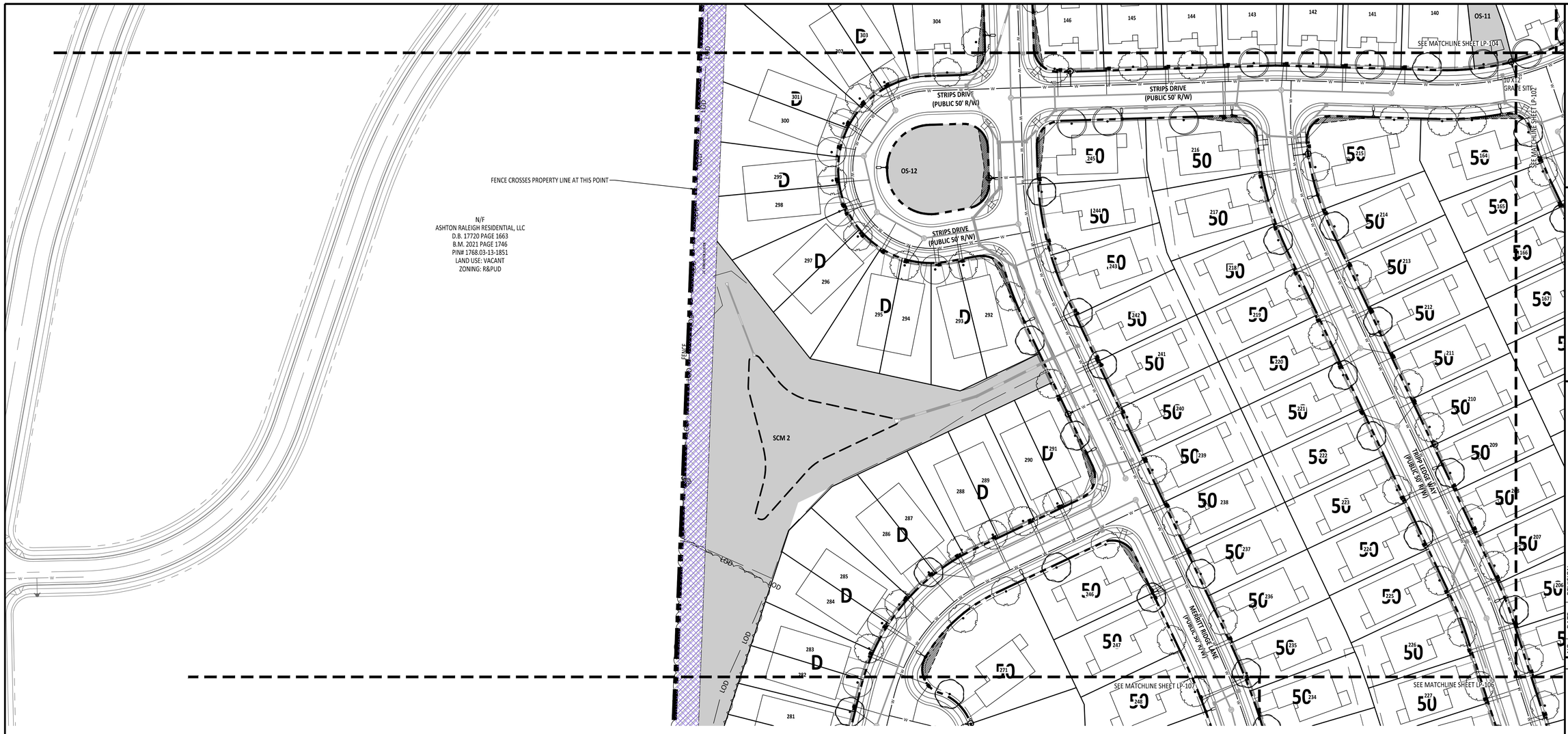
LANDSCAPE PLAN

SHEET NO.:

LP-104

North Carolina 811 811 it's the law
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

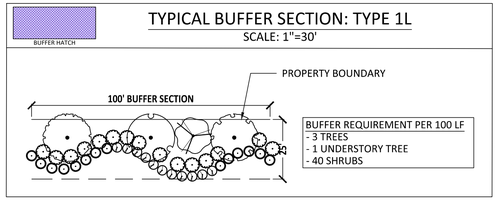
Z:\Jobs\23-0004 Merrit Property (BRD\dwg_Working Dwgs\Sheets\Construction Set\LP-104 Landscape Plan (SS Scale).dwg
2025-05-01



PLANT SCHEDULE LP-105						
CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	REMARKS
TREES						
KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	18	Single Straight Leader
NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	8' Height Min.	4	Single Straight Leader
QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	7	Single Straight Leader
QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	19	Single Straight Leader
ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	25	Single Straight Leader

TYPICAL BUFFER SECTION: TYPE 1L

SCALE: 1"=30'



GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)

1 inch = 50 ft

PROJECT NUMBER = PSP-YR-XX

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA LANDSCAPE ARCHITECTURE AMERICA'S BEST SERVICES C-652

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JOB NUMBER:	23-0004
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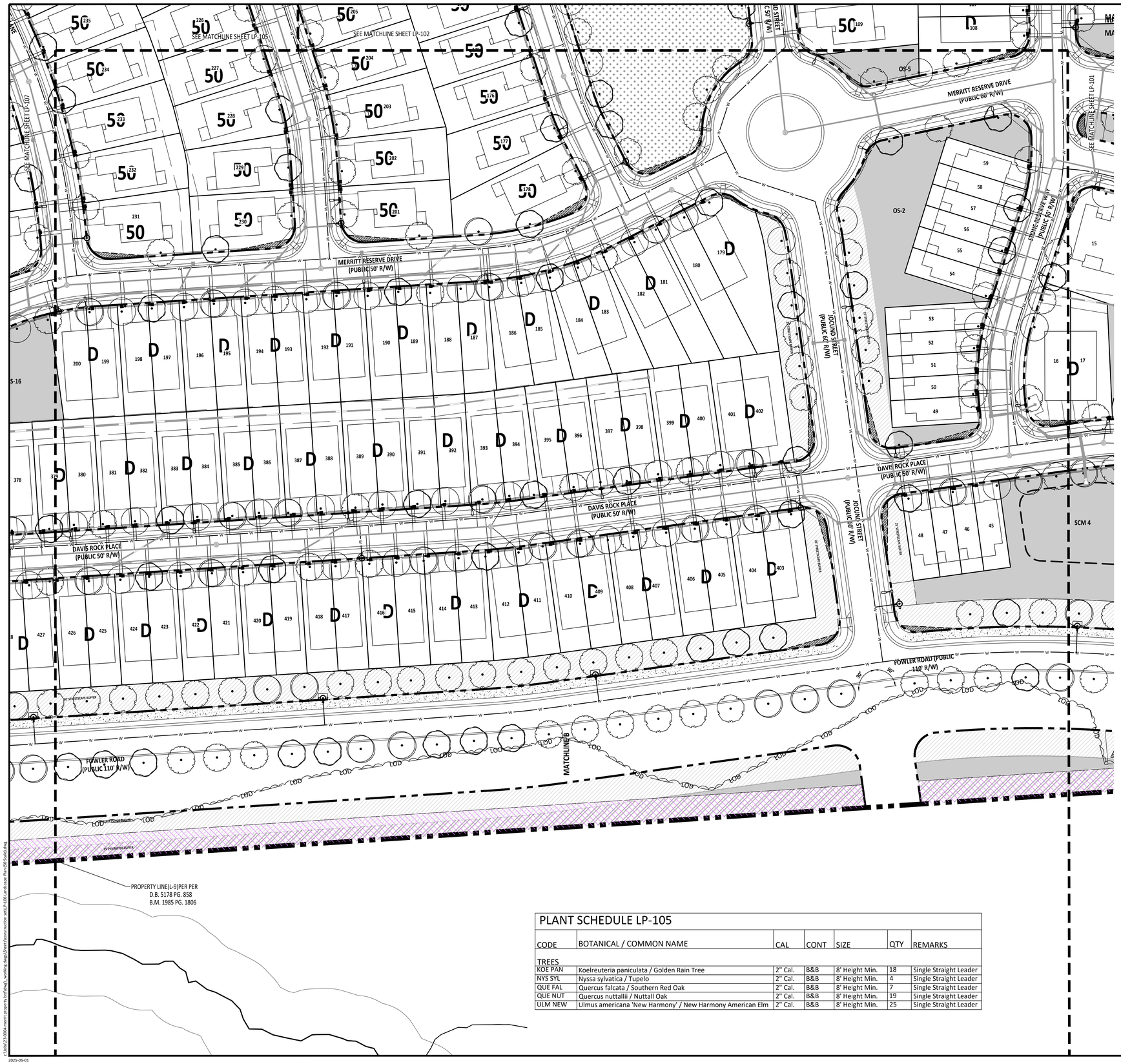
LANDSCAPE PLAN

SHEET NO.: LP-105

North Carolina 811 811.com
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North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

Z:\Jobs\23-0004 Merritt Property BSP\Revit_Working Dwgs\Sheets\Construction Set\LP-105 Landscape Plan (50 Scale).dwg

2025-05-01



PLANT SCHEDULE LP-105

CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	REMARKS
TREES						
KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	18	Single Straight Leader
NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	8' Height Min.	4	Single Straight Leader
QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	7	Single Straight Leader
QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	19	Single Straight Leader
ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	25	Single Straight Leader

GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft

PROJECT NUMBER = PSP-YR-XX

*** 3 Days Before Digging ***
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811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

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American Engineering Associates - Southeast, P.A.
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Raleigh, NC 27607
919-469-1101

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JOB NUMBER:	23-0004
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DATE:	05/01/2025

SHEET TITLE:

LANDSCAPE PLAN

SHEET NO.:

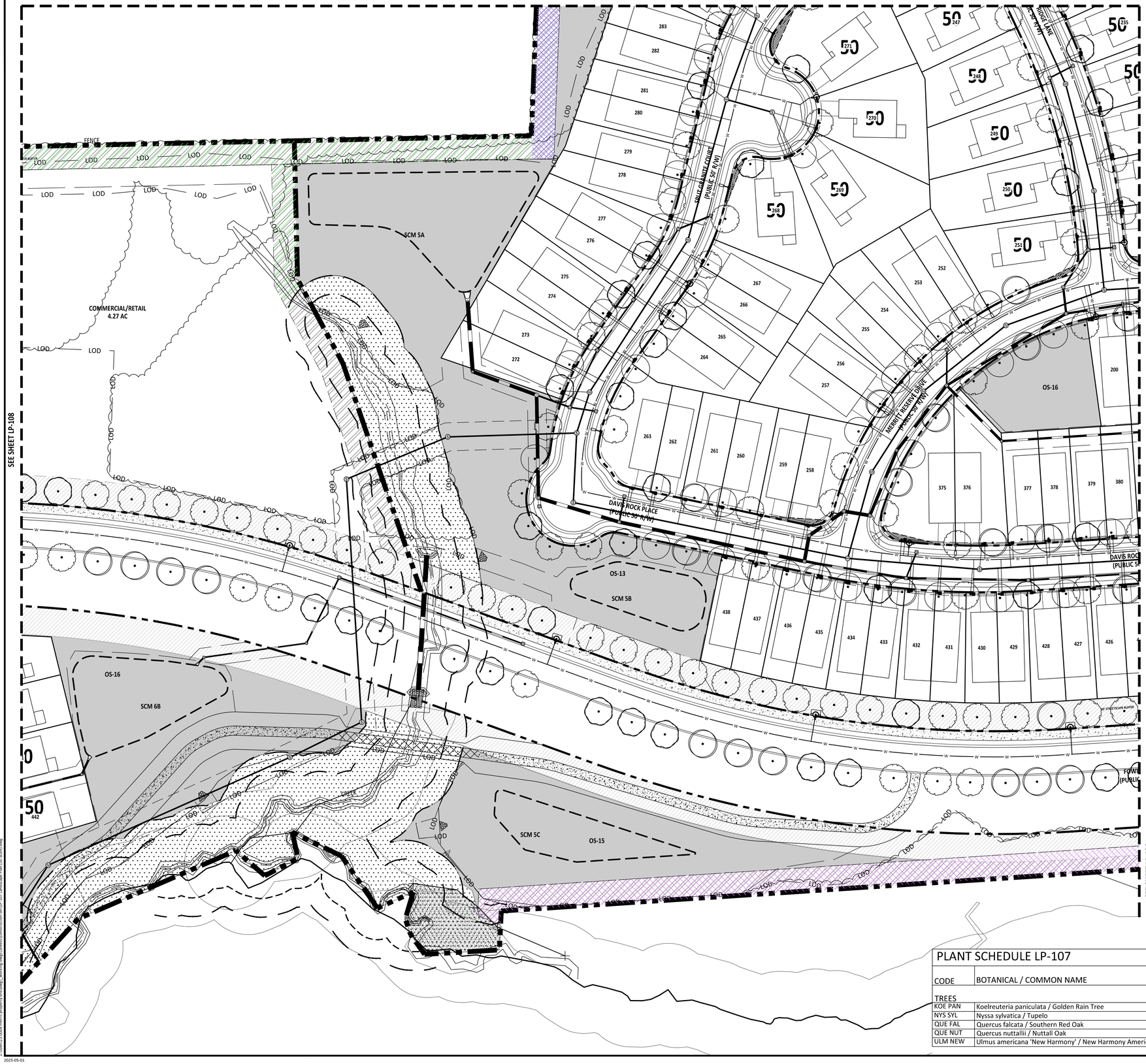
LP-106

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2025-05-01

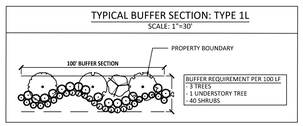
SEE SHEET LP-105

SEE SHEET LP-108

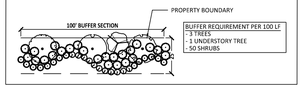
SEE SHEET LP-106



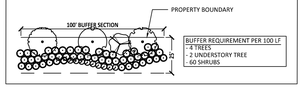
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SCALE: 1"=30'



TYPICAL BUFFER SECTION: TYPE 2
SCALE: 1"=30'



TYPICAL BUFFER SECTION: TYPE 3
SCALE: 1"=30'



GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft

PLANT SCHEDULE LP-107

CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	REMARKS
TREES						
KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	30	Single Straight Leader
NYS SYL	Nyssa sylvatica / Tupelo	2" Cal.	B&B	8' Height Min.	26	Single Straight Leader
QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	23	Single Straight Leader
QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	27	Single Straight Leader
ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	27	Single Straight Leader

PROJECT NUMBER = PSP-YR-XX

North Carolina 811
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

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American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

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C-652
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1818
LAUREN E. DICKSON

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WAKE COUNTY NC 27312

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DATE:	05/01/2025

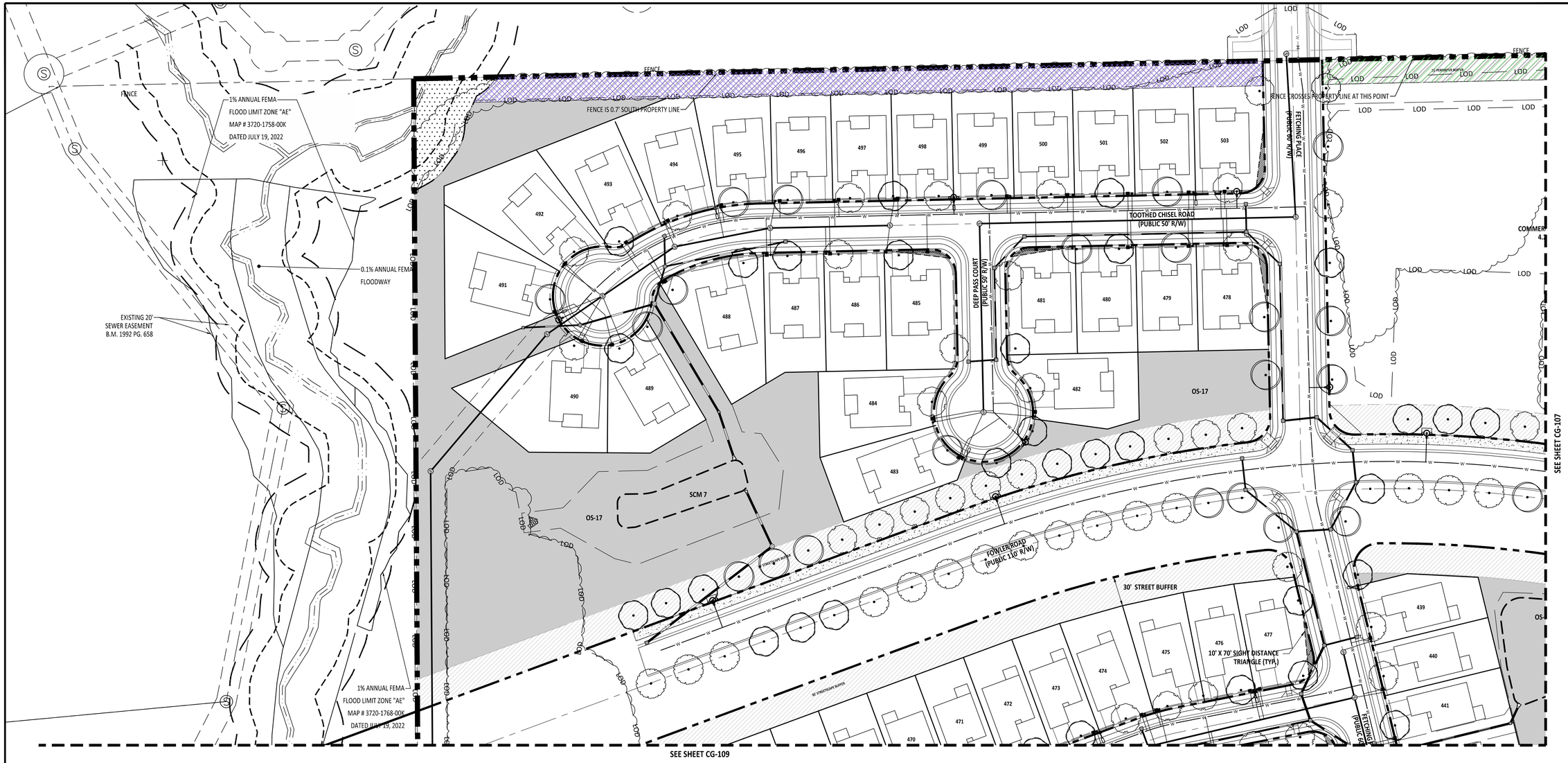
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LANDSCAPE PLAN

SHEET NO.: **LP-107**

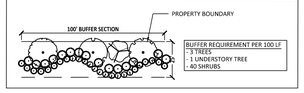
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2025-05-01

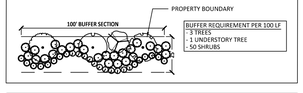


PLANT SCHEDULE LP-108						
CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	REMARKS
TREES						
KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	17	Single Straight Leader
QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	22	Single Straight Leader
QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	29	Single Straight Leader
ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	27	Single Straight Leader

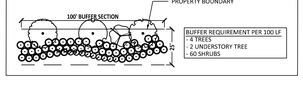
TYPICAL BUFFER SECTION: TYPE 1L
SCALE: 1"=30'



TYPICAL BUFFER SECTION: TYPE 2
SCALE: 1"=30'



TYPICAL BUFFER SECTION: TYPE 3
SCALE: 1"=30'



GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft

PROJECT NUMBER = PSP-YR-XX

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

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WAKE COUNTY NC 27312

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DATE:	05/01/2025

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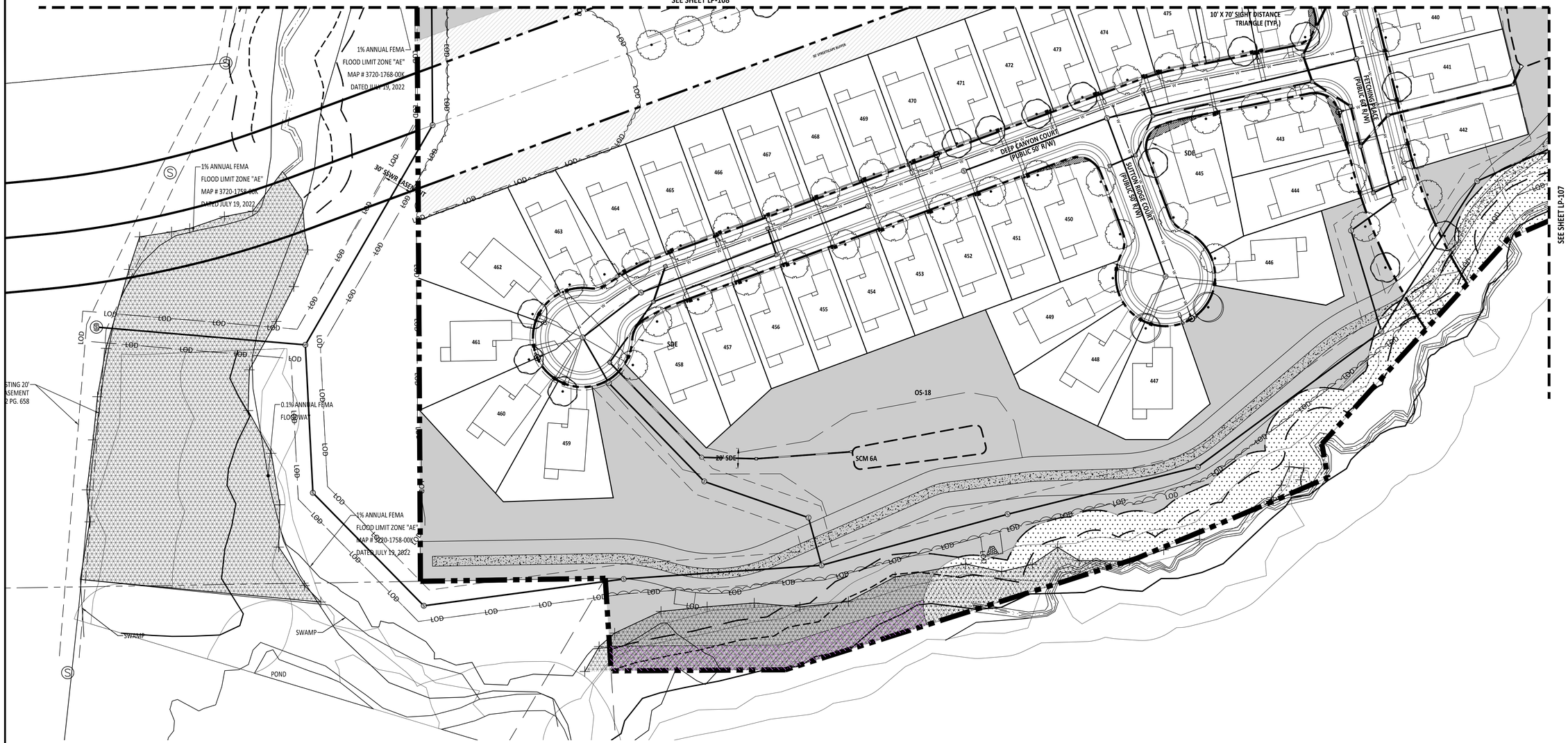
LANDSCAPE PLAN

SHEET NO.:

LP-108

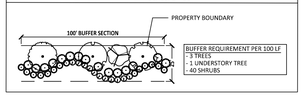
North Carolina 811
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

Z:\Jobs\23-0004 merritt property 8\cdf\dwg_working dwgs\Sheets\construction set\LP-108 Landscape Plan (50 Scale).dwg
2025-05-01

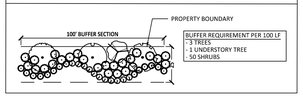


PLANT SCHEDULE LP-109						
CODE	BOTANICAL / COMMON NAME	CAL	CONT	SIZE	QTY	REMARKS
TREES						
KOE PAN	Koelreuteria paniculata / Golden Rain Tree	2" Cal.	B&B	8' Height Min.	14	Single Straight Leader
QUE FAL	Quercus falcata / Southern Red Oak	2" Cal.	B&B	8' Height Min.	2	Single Straight Leader
QUE NUT	Quercus nuttallii / Nuttall Oak	2" Cal.	B&B	8' Height Min.	11	Single Straight Leader
ULM NEW	Ulmus americana 'New Harmony' / New Harmony American Elm	2" Cal.	B&B	8' Height Min.	20	Single Straight Leader

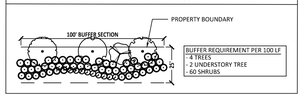
TYPICAL BUFFER SECTION: TYPE 1L
SCALE: 1"=30'



TYPICAL BUFFER SECTION: TYPE 2
SCALE: 1"=30'



TYPICAL BUFFER SECTION: TYPE 3
SCALE: 1"=30'



GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft

PROJECT NUMBER = PSP-YR-XX

North Carolina 811
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

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American Engineering Associates - Southeast, P.A.
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919-469-1101

NORTH CAROLINA REGISTERED LANDSCAPE ARCHITECTURE
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AMERICAN ENGINEERING SERVICES

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MERRITT RESERVE

ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

LANDSCAPE PLAN

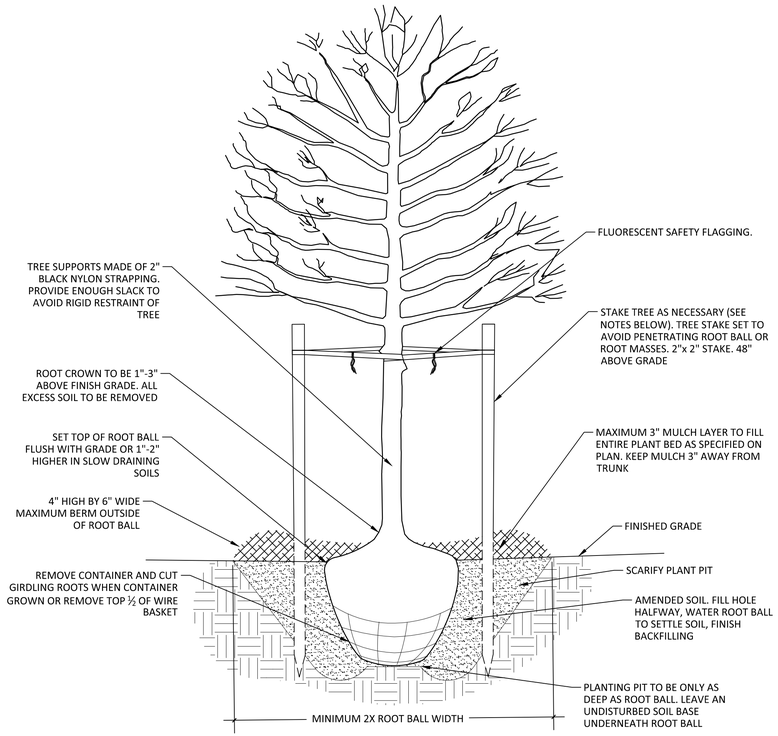
SHEET NO.:

LP-109

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2025-05-01

GENERAL PLANTING NOTES

1. All plant material shall conform with the standards set forth by the American Association of Nurserymen, American Standard for Nursery Stock, ANSI.Z60.1.
2. Locate all existing utilities prior to installation of plant material. Notify owner of any discrepancies between field conditions and those shown on the plan.
3. Contractor engaged in landscape installation shall be a landscape contractor registered in the state of North Carolina.
4. Tree protection fence shall be maintained on site until all site work and the final site inspection is completed. The fencing shall be removed prior to the certificate of occupancy (CO) inspection is scheduled
5. Verification of total quantities as shown on the plant list shall be the responsibility of the contractor.
6. All plant groupings shall be mulched as one bed. 3" of triple shredded hardwood mulch shall be used around all plantings.
7. Apply pre-emergent herbicide to all new planting beds at manufacturer's recommended rate prior to installation of mulch.
8. Establish positive drainage in all planting beds and away from buildings.
9. Do not install plant material in impervious soils, (i.e. holes which , when filled with water, do not completely drain within two hours.)
10. Lawn areas shall be seeded with Riviera or Sunstar Bermuda grass 95% coverage (based on a per square yard sample) shall be attained prior to final inspection. All 3:1 slopes shall be stabilized with biodegradable erosion control matting. See detail sheet seeding schedule.
11. General contractor shall be responsible for keeping all equipment & subcontractors away from seeded areas. If damage occurs, through no fault of the owner, areas shall be regraded and reseeded immediately at no additional cost to the owner. Contractor shall water and maintain those areas until they are at 95% coverage at final completion.
12. Install permanent seeding along all roadside ditches and channels within construction limits of project. see erosion control plans for additional information.
13. Areas damaged from plant relocation or other activities of landscape contractor to be reseeded and established at no additional cost to the owner.
14. Mulch and no-mow mixes shall be replenished as needed, especially after heavy rain events. If no-mow mix germinates at a rate of less than 90%, other species shall be removed and the area re-seeded.
15. Contractor is responsible for importing, testing, and preparing the soil on site per the recommendations of a soil test.
16. Plants shall be watered at least 2 times per week unless soil is moist based on core sample or moisture meter reading. Water more frequently during establishment.
17. Remove (either manually or with pesticide treatment) all weeds in mulch areas, plant beds, tree rings, and hardscape areas: including but not limited to nutsedge, grasses, invasive plants, and any non-desirable plant material. This treatment shall occur monthly until the end of the warranty / maintenance period.
18. Mulch line smooth continuous curves.
19. All trees not within a plant bed to be treated with a 6-ft diameter mulch ring (typ).
20. All foundation trees are to be planted a minimum of 8' away from building wall. Notify Landscape Architect of any discrepancies.
21. When possible, planting shall be installed between September 1 - June 30th and in favorable weather conditions. When planting must be performed outside of specified date, plants must be watered on a regular basis to ensure viability.

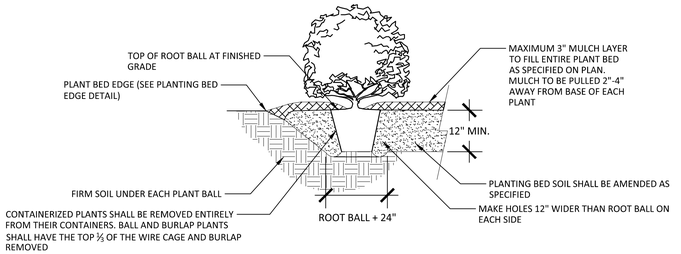


NOTES:

1. ALL TREES SHALL MEET AMERICAN STANDARD FOR NURSERY STOCK (ANSI Z60.1-2004)
2. REMOVE WIRE AND NYLON TWINE FROM BALL AND CANOPY.
3. SOAK ROOT BALL AND PLANT PIT IMMEDIATELY AFTER INSTALLATION.
4. DO NOT STAKE OR WRAP TRUNK UNLESS:
   A. TREE HAS A LARGE CROWN.
   B. PLANTING SITE IS CONSISTENTLY WINDY OR IS A STEEP SLOPE.
   C. PLANTING SITE IS SUSCEPTIBLE TO VANDALISM.
6. REMOVE ALL STAKING MATERIAL AFTER 1 YEAR.
7. REMOVE ALL TAGS AND LABELS FROM PLANT MATERIAL.
8. DO NOT HEAVILY PRUNE THE TREE AT PLANTING. ONLY PRUNE CROSSOVER LIMBS, CO-DOMINANT LEADERS, AND BROKEN OR DEAD BRANCHES. DO NOT REMOVE THE TERMINAL BUDS OF BRANCHES THAT EXTEND TO THE EDGE OF THE CROWN. SOME INTERIOR TWIGS AND LATERAL BRANCHES MAY BE PRUNED.

2 TYPICAL TREE PLANTING

NOT TO SCALE P-RE-R-R230004-01

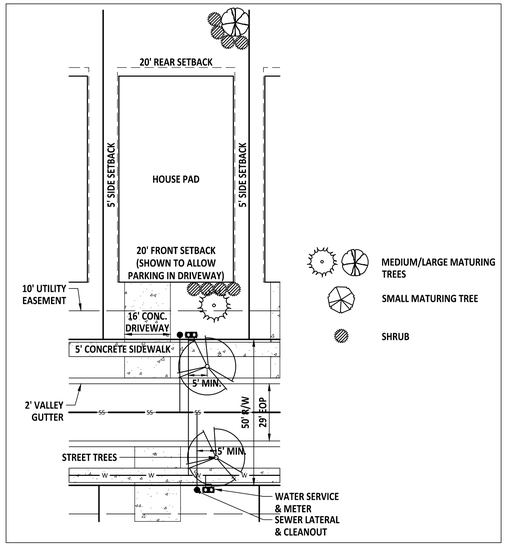


NOTES:

1. SCARIFY ROOT MASS OF CONTAINERIZED PLANTS.
2. PLANT ROOT BALL SHOULD BE INSTALLED 1"-3" MAXIMUM ABOVE FINISHED GRADE.
3. WATER EACH PLANT IMMEDIATELY AFTER INSTALLATION AND BEFORE INSTALLATION OF MULCH.
4. PLANT PITS ONLY FOR SINGLE PLANTS. FOR PLANT BEDS, PREPARE THE ENTIRE BED AREA.
5. SPACING OF SHRUBS VARIES, REFER TO LANDSCAPE PLANS.

1 TYPICAL SHRUB PLANTING

NOT TO SCALE P-RE-R-R230004-02



TYPICAL LOT PLANTING DETAIL
(ACTUAL DESIGN TO BE DETERMINED AT TIME OF CONSTRUCTION)

NOT TO SCALE

AMERICAN Engineering
American Engineering Associates - Southeast, P.A.
4020 Westchase Boulevard, Suite 450
Raleigh, NC 27607
919-469-1101

NORTH CAROLINA REGISTERED LANDSCAPE ARCHITECT C-652 MARIANNA SERVES

PRELIMINARY
PRELIMINARY
DO NOT USE FOR CONSTRUCTION
FOR INFORMATION, ONLY

NO.	DATE	REVISION:

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MERRITT RESERVE
ROLESVILLE RD
WAKE COUNTY NC 27312

JOB NUMBER:	23-0004
CHECKED BY:	BH
DRAWN BY:	DH/RC/SM/GE/MA/LL/JB
DATE:	05/01/2025

SHEET TITLE:

LANDSCAPE DETAILS

SHEET NO.:

LP-500

North Carolina 811
*** 3 Days Before Digging ***
North Carolina 811
811 or 1-800-632-4949
Remote Ticket Entry
http://nc811.org/remoteticketentry.htm

Z:\Jobs\23-0004 merritt property Byrd\Plan_working dwgs\Sheets\construction set\LP-500 Landscape Details.dwg
2025-05-01



NO.	DATE	REVISION	BY

LIGHTING DESIGN TOLERANCE

The calculated footcandle light levels in this lighting design are predicted values and are based on specific information that has been supplied to Duke Energy. Any inaccuracies in the supplied information, differences in luminaire installation, lighted area geometry including elevation differences, reflective properties of surrounding surfaces, obstructions (foliage or otherwise) in the lighted area, or lighting from sources other than listed in this design may produce different results from the predicted values. Normal tolerances of voltage, lamp output, and ballast and luminaire manufacture will also affect results.

DUKE ENERGY® PROGRESS

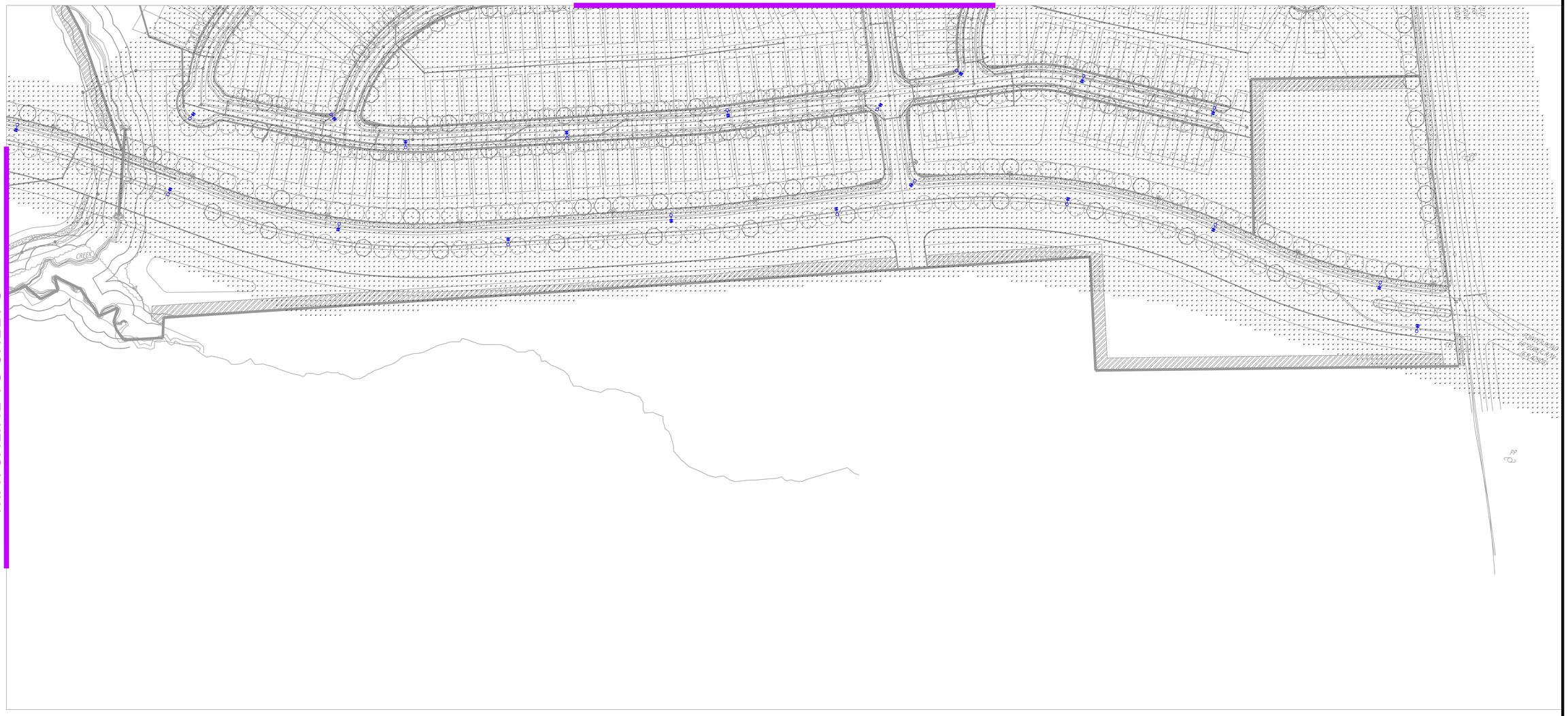
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MERRITT SUBDIVISION
ROLESVILLE, NC
STREET LIGHTING ARRANGEMENT

Designed by DUKE ENERGY PROGRESS LIGHTING SOLUTIONS
Reviewed by A. Herrera Scale 1" = 100'
Date 4/16/2025 Size Drawing size "D"
Description LED Roadway
Drawing No. 25-0160 Sht. 1 OF 3

MATCHLINE TO SHEET 1



MATCHLINE TO SHEET 3

NO.	DATE	REVISION	BY

LIGHTING DESIGN TOLERANCE

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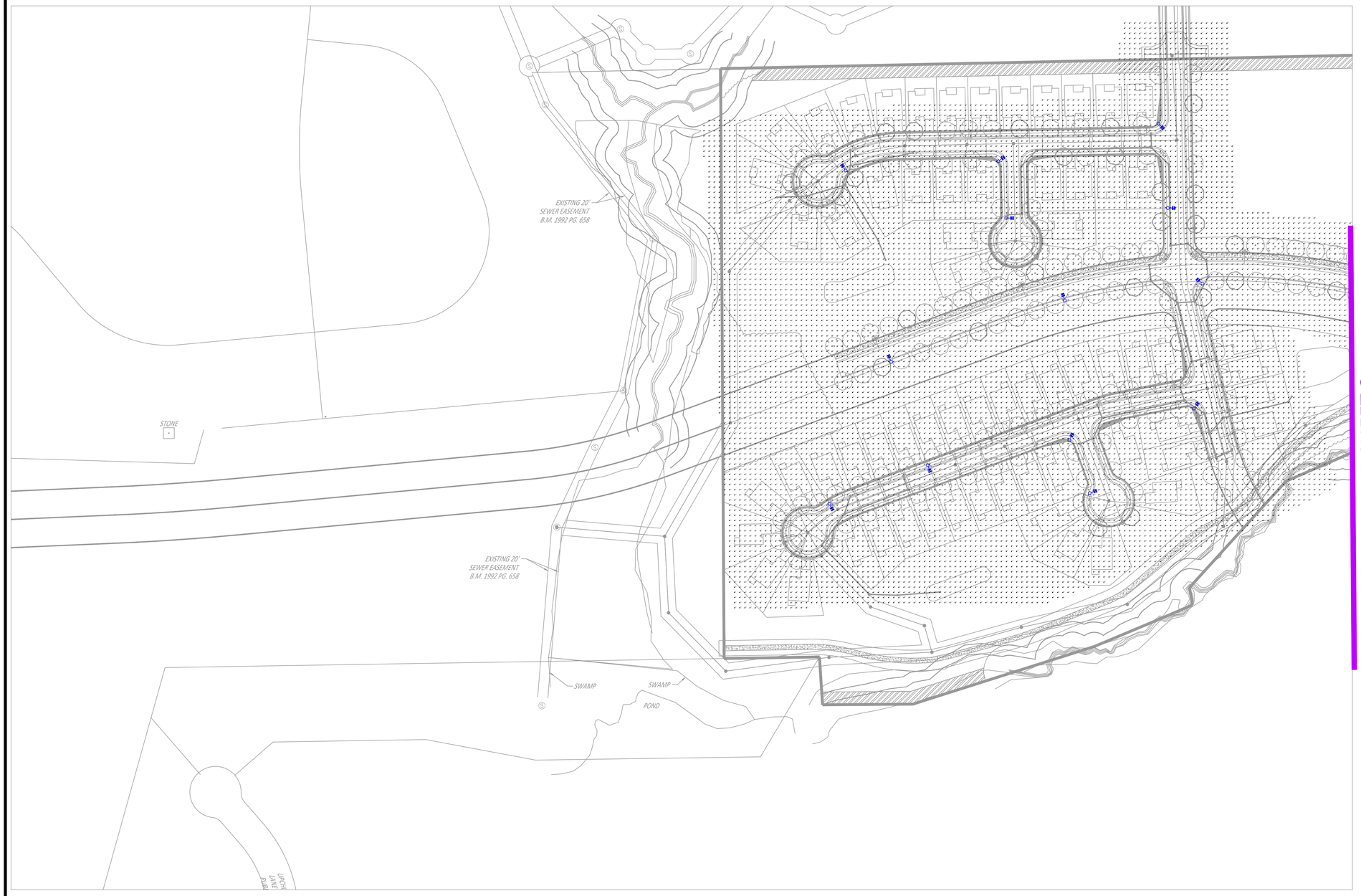
DUKE ENERGY® PROGRESS

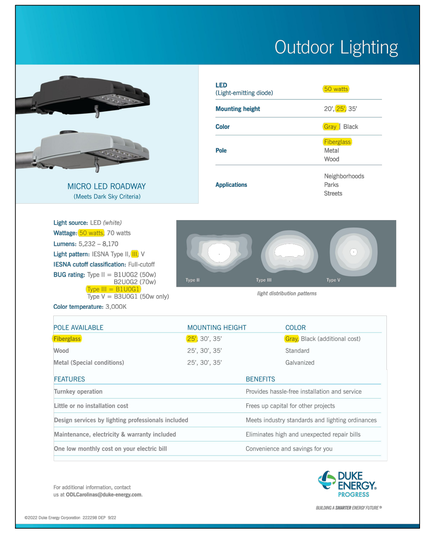
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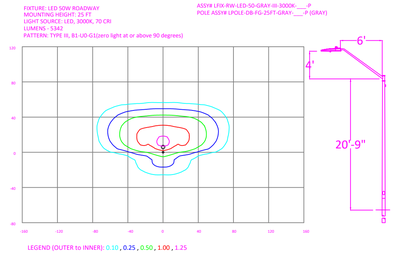
MERRITT SUBDIVISION
ROLESVILLE, NC
STREET LIGHTING ARRANGEMENT

Designed by DUKE ENERGY PROGRESS LIGHTING SOLUTIONS
Reviewed by A. Herrera Scale 1" = 100'
Date 4/16/2025 Size Drawing size "D"
Description LED Roadway
Drawing No. 25-0160 Sht. 2 OF 3





ISOFOOTCANDLE CURVES



Schedule

Symbol	Label	Quantity	Description	Number Lamps	Lumens Per Lamp	Light Loss Factor
	A	71	LED 50w Roadway - Type III - 3000K	1	5312	0.85

NO.	DATE	REVISION	BY

LIGHTING DESIGN TOLERANCE

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MERRITT SUBDIVISION
ROLESVILLE, NC
STREET LIGHTING ARRANGEMENT

Designed by DUKE ENERGY PROGRESS LIGHTING SOLUTIONS
Reviewed by A. Herrera Scale 1" = 100'
Date 4/16/2025 Size Drawing size "D"
Description LED Roadway
Drawing No. 25-0160 Sht. 3 OF 3