

# PRELIMINARY PLAT FOR STEWART CROSSING

## COSTNER SCHOOL ROAD CITY OF BESSEMER, NC

### UTILITY AND GOVERNING AGENCIES CONTACT LIST:

#### WATER COMPANY

BESSEMER CITY PUBLIC WORKS  
WATER DIVISION  
298 LOGAN STREET  
BESSEMER CITY, NC 28016  
(704) 629-5684 TEL

#### POWER COMPANY

RUTHERFORD ELECTRIC MEMBERSHIP  
2690 BESSEMER CITY ROAD  
BESSEMER, NC 28016  
(704) 629-6226 TEL

#### SANITARY SEWER COMPANY

TWO RIVERS UTILITIES (TRU)  
CITY OF GASTONIA  
P.O. BOX 1748  
GASTONIA, NC 28053  
(704) 869-1929 TEL

#### TELEPHONE COMPANY

SPECTRUM  
NEW SERVICE  
(855) 860-9068

#### NATURAL GAS COMPANY

BESSEMER CITY PUBLIC WORKS  
NATURAL GAS DIVISION  
405 N. 9TH STREET  
BESSEMER CITY, NC 28016  
(704) 629-5398 TEL

#### CABLE TELEVISION COMPANY

GASTONIA INTERNET BUNDLES  
380 W. FRANKLIN BLVD.  
GASTONIA, NC, 28052  
(704) 215-4043 TEL

#### FIRE MARSHAL

BESSEMER FIRE DEPARTMENT  
119 W. WASHINGTON AVENUE  
BESSEMER CITY, NORTH CAROLINA 28016  
(704) 629-5396 TEL

#### DEPARTMENT OF TRANSPORTATION

NORTH CAROLINA DEPARTMENT OF  
TRANSPORTATION (NCDOT)  
1 S. WILMINGTON STREET  
RALEIGH, NORTH CAROLINA 27601  
(877) 368-4968 TEL

#### EROSION CONTROL

GASTON COUNTY NATURAL RESOURCES  
DEPARTMENT  
1303 DALLAS CHERRYVILLE HWY.  
DALLAS, NC 28034  
704-922-4181

#### PLANNING DEPARTMENT

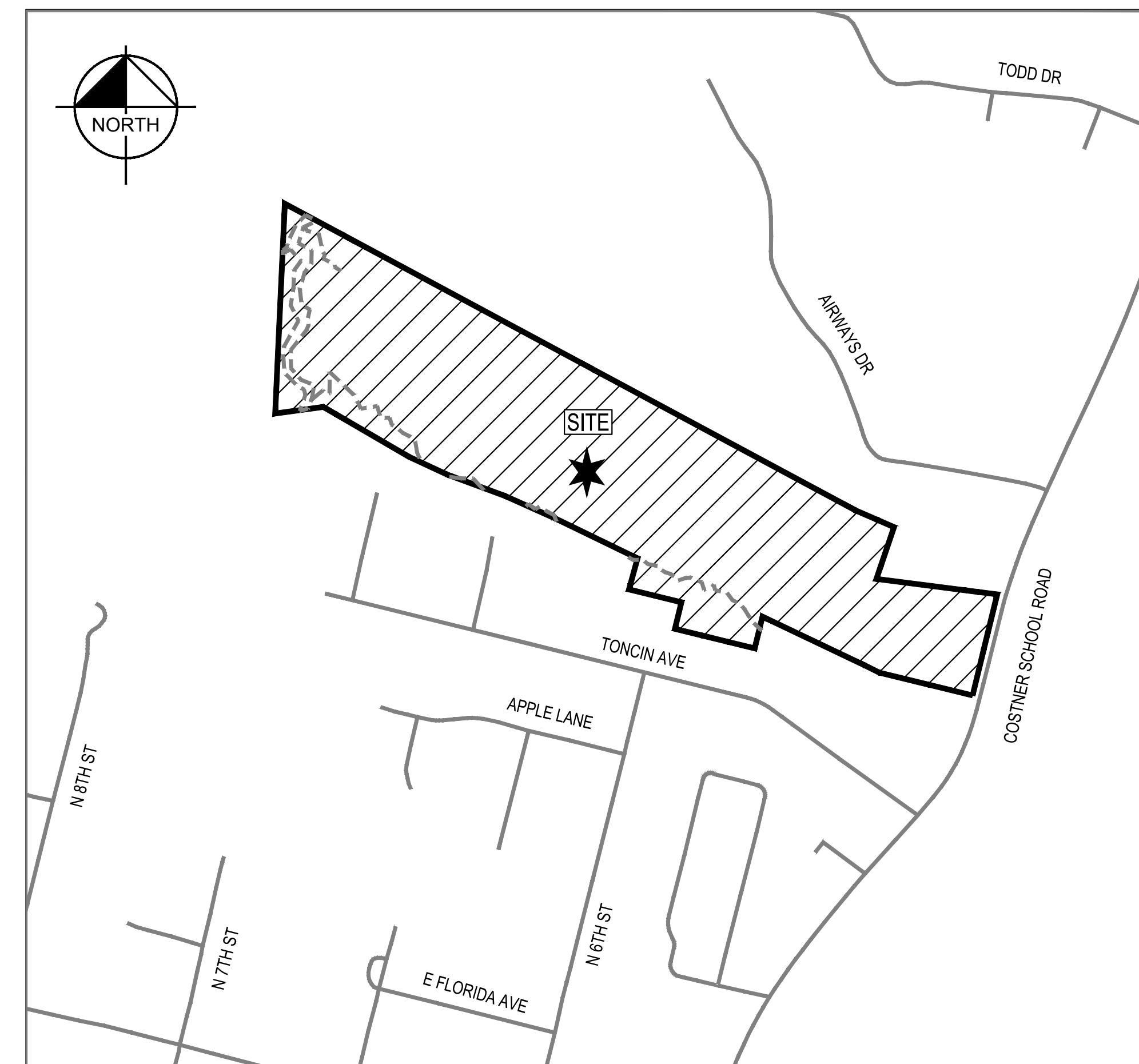
BESSEMER CITY PLANNING DEPARTMENT  
CITY HALL  
132 W. VIRGINIA AVENUE  
BESSEMER CITY, NORTH CAROLINA 28016  
(704) 629-5542 TEL

#### ENGINEERING DEPARTMENT

BESSEMER CITY ENGINEERING  
DEPARTMENT- CITY HALL  
132 W. VIRGINIA AVENUE  
BESSEMER CITY, NORTH CAROLINA 28016  
(704) 629-5542 TEL

#### ZONING DEPARTMENT

BESSEMER CITY ZONING DEPARTMENT  
CITY HALL  
132 W. VIRGINIA AVENUE  
BESSEMER CITY, NORTH CAROLINA 28016  
(704) 629-5542 TEL



SHEET LIST TABLE	
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PROJECT OWNER AND CONSULTANT INFORMATION			
<b>DEVELOPER:</b> MERITAGE HOMES OF THE CAROLINAS, INC. 13925 BALLANTYNE CORPORATE PL, SUITE 300 CHARLOTTE, NC 28277 (704) 944-8900 CONTACT: DENNIS RORIE, P.E.	<b>ENGINEER:</b> BGE, INC. 1111 METROPOLITAN AVE, SUITE 250 CHARLOTTE, NC 28204 (980) 220-2322 CONTACT: ANDREW P. GRANT, P.E.	<b>SURVEYOR:</b> ESP ASSOCIATES, INC. 20484 CHARTWELL CENTER DR, SUITE D CORNELIUS, NC 28031 (704) 990-9428 CONTACT: WILLIAM P. FINKE, P.L.S.	<b>LANDSCAPE ARCHITECT:</b> BGE, INC. 1111 METROPOLITAN AVE, SUITE 250 CHARLOTTE, NC 28204 (980) 220-2322 CONTACT: SPENCER MCNAB, R.L.A.

REV	DATE	DESCRIPTION

**BGE**  
 1111 METROPOLITAN AVE, SUITE 250  
 CHARLOTTE, NC 28204  
 www.bgeinc.com  
 NC LICENSE #C-546 ©2023

**Meritage Homes**  
 13925 BALLANTYNE CORPORATE PLACE,  
 SUITE 300  
 CHARLOTTE, NC / 28277

**STEWART CROSSING**  
 COSTNER SCHOOL ROAD  
 CITY OF BESSEMER  
 GASTON COUNTY, NC / 28016

COVER SHEET



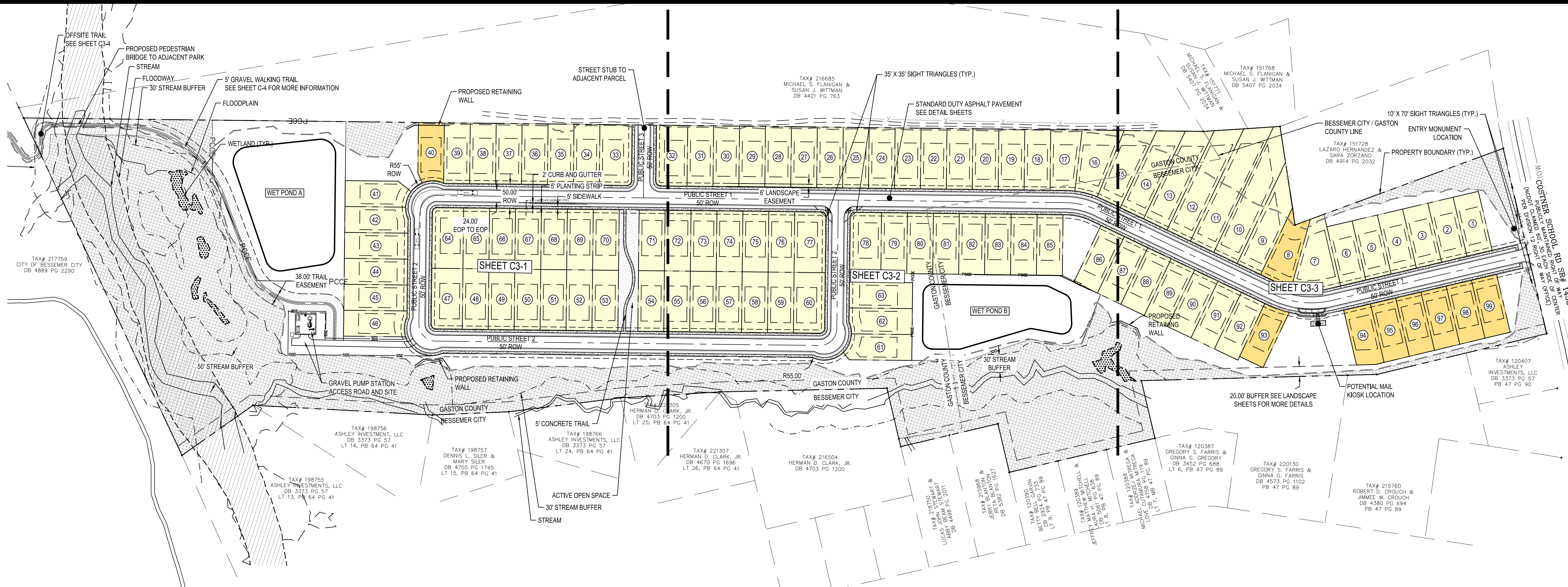
FILE NUMBER:  
6835-15  
DATE: 12/7/2023



Know what's below.  
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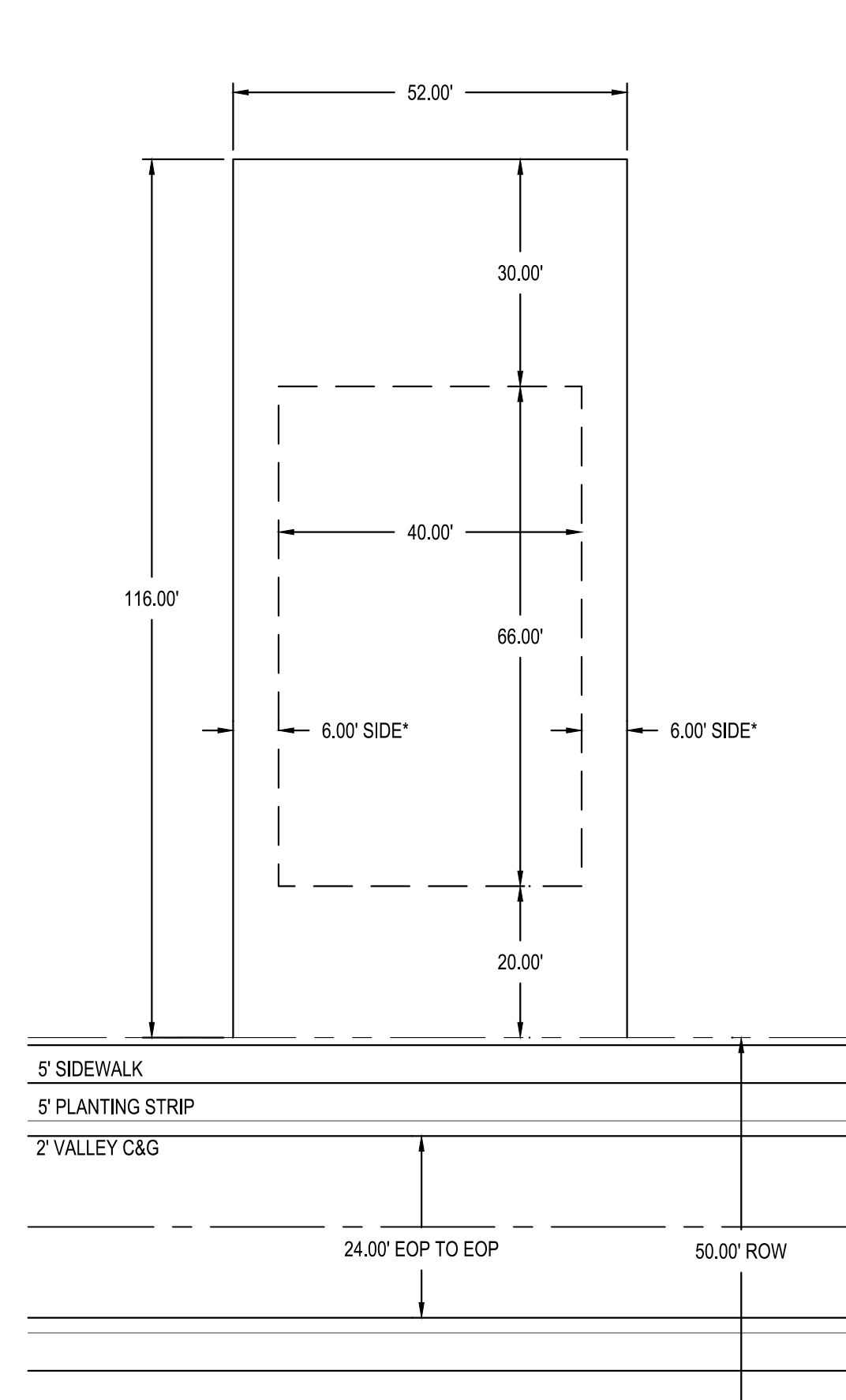
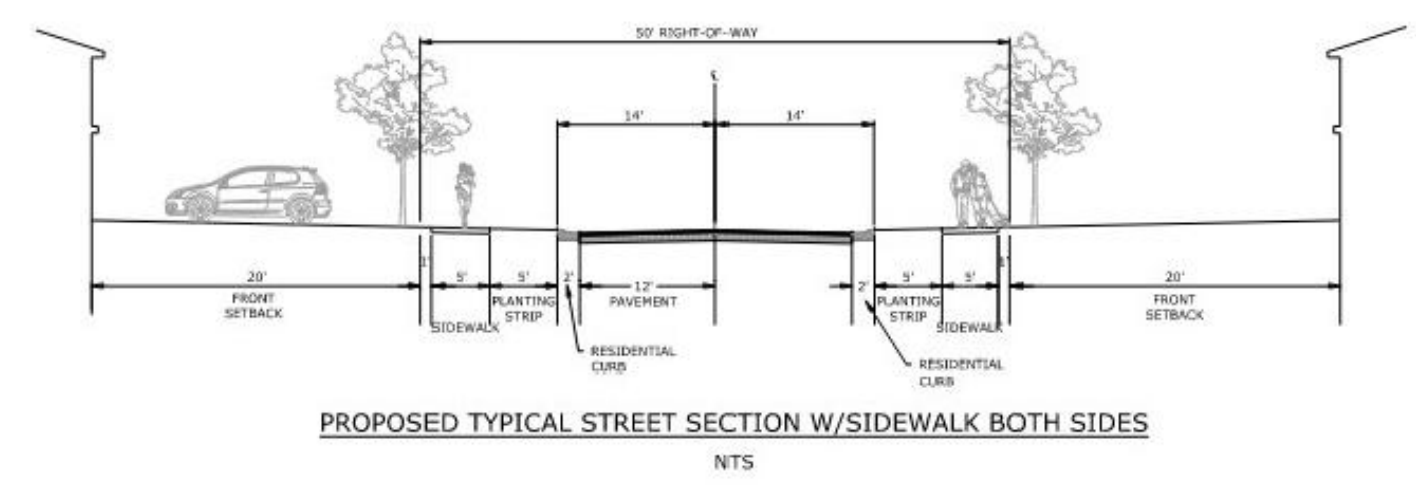
C0-0

\browngay.net\panzura\Regions\NCA\Projects\Meritage\03 - DWG\PlanSheets\On-Site\C3-0 - SITE-PLAN.dwg Layout: C3-1 Plotted: 12/7/2023 8:46:56 AM

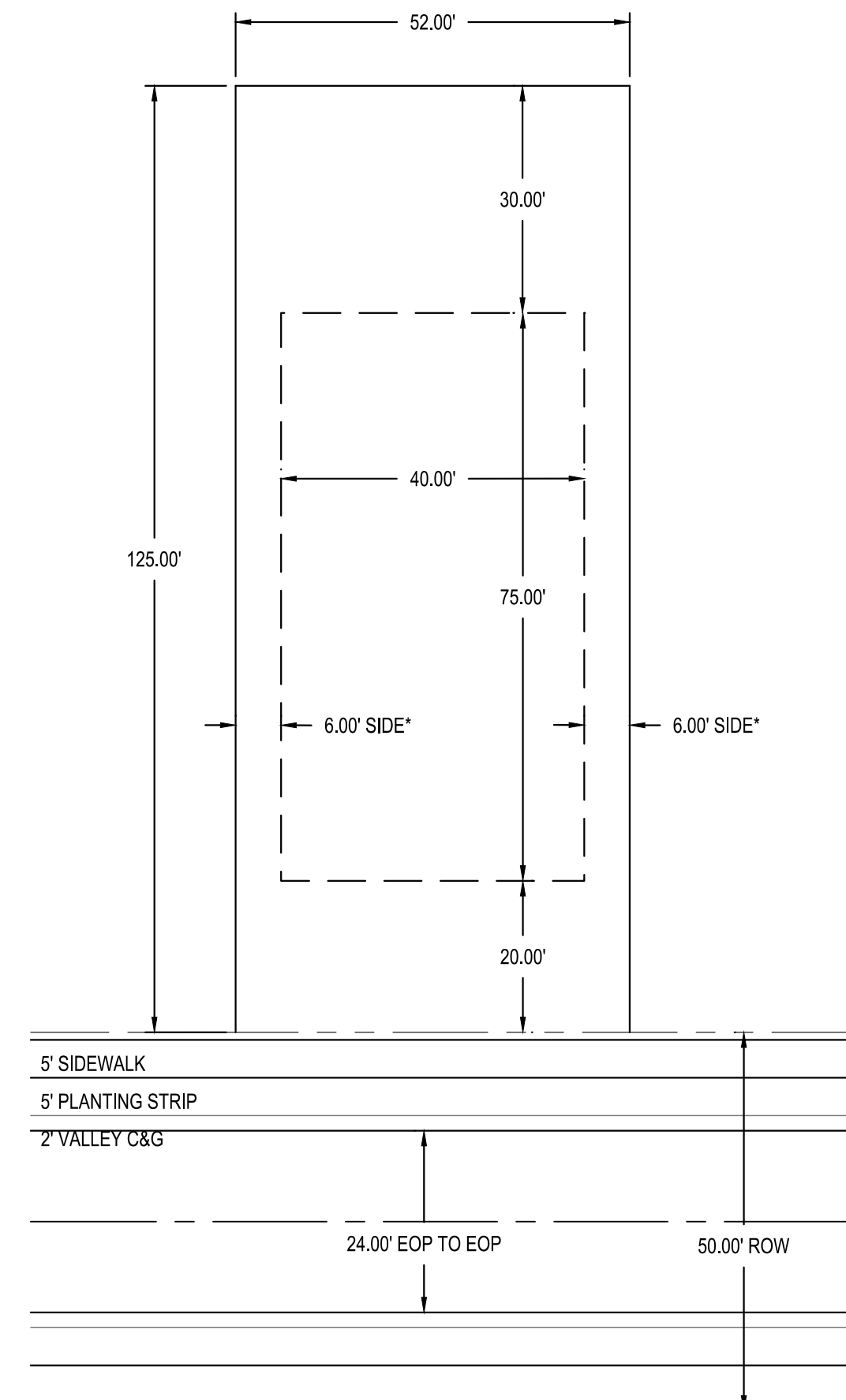


**SITE NOTES**

- ALL DIMENSIONS ARE BASED FROM FACE OF EDGE OF PAVEMENT TO EDGE OF PAVEMENT, UNLESS OTHERWISE NOTED.
- SEE EXISTING CONDITIONS SHEET FOR COMPLETE BOUNDARY DESCRIPTION, ADJOINING PROPERTIES, ZONING AND USE.
- THIS SITE IS PARTIALLY LOCATED IN A SPECIAL FLOOD HAZARD AREA ACCORDING TO THE CURRENT FLOOD INSURANCE RATE MAP, FIRM PANEL 3710352700J DATED SEPTEMBER 28, 2007.
- ALL ON SITE STRIPING IS TO BE PAINTED, UNLESS OTHERWISE NOTED. ALL STRIPING IN PUBLIC RIGHT-OF-WAY TO BE THERMOPLASTIC STRIPING.
- ALL WORK AND MATERIALS SHALL COMPLY WITH ALL CITY/COUNTY REGULATIONS, CODES AND O.S.H.A. STANDARDS.
- CONTRACTOR SHALL REFER TO THE ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF VESTIBULES, SLOPE PAVING, SIDEWALKS, EXIT PORCHES, TRUCK DOCKS, PRECISE BUILDING DIMENSIONS AND EXACT BUILDING UTILITY ENTRANCE LOCATIONS.
- EXISTING STRUCTURES WITHIN CONSTRUCTION LIMITS ARE TO BE ABANDONED, REMOVED OR RELOCATED AS NECESSARY. ALL COST SHALL BE INCLUDED IN BASE BID.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RELOCATIONS, (UNLESS OTHERWISE NOTED ON THE PLANS) INCLUDING BUT NOT LIMITED TO, ALL UTILITIES, STORM DRAINAGE, SIGNS, TRAFFIC SIGNALS AND POLES, ETC. AS REQUIRED. ALL WORK SHALL BE APPROVED BY SUCH. ALL COST SHALL BE INCLUDED IN BASE BID.
- SITE BOUNDARY, TOPOGRAPHY, UTILITY AND ROAD INFORMATION TAKEN FROM ESP ASSOCIATES, INC. SEALED BY ROBERT D. BARTLETT, DATED JULY 21, 2022.



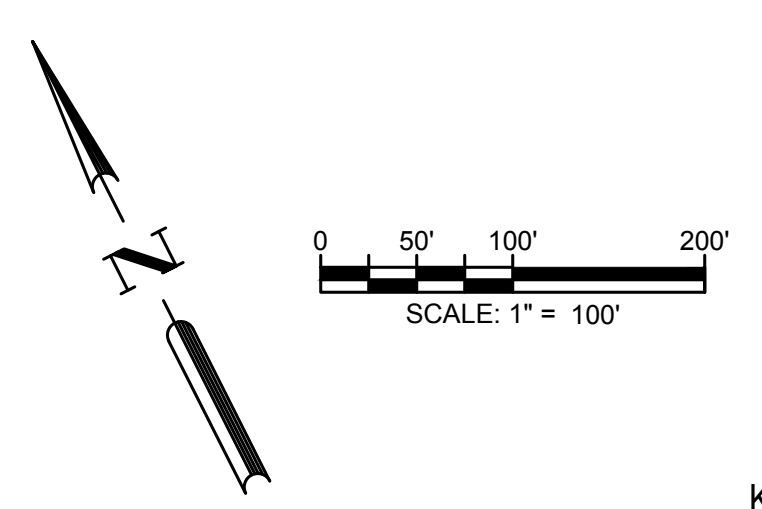
**TYPICAL LOT LAYOUT -**  
 52' X 116'  
 SCALE 1" = 20'  
 \*16' FOR CORNER SIDE



**TYPICAL LOT LAYOUT -**  
 52' X 125'  
 SCALE 1" = 20'  
 \*16' FOR CORNER SIDE

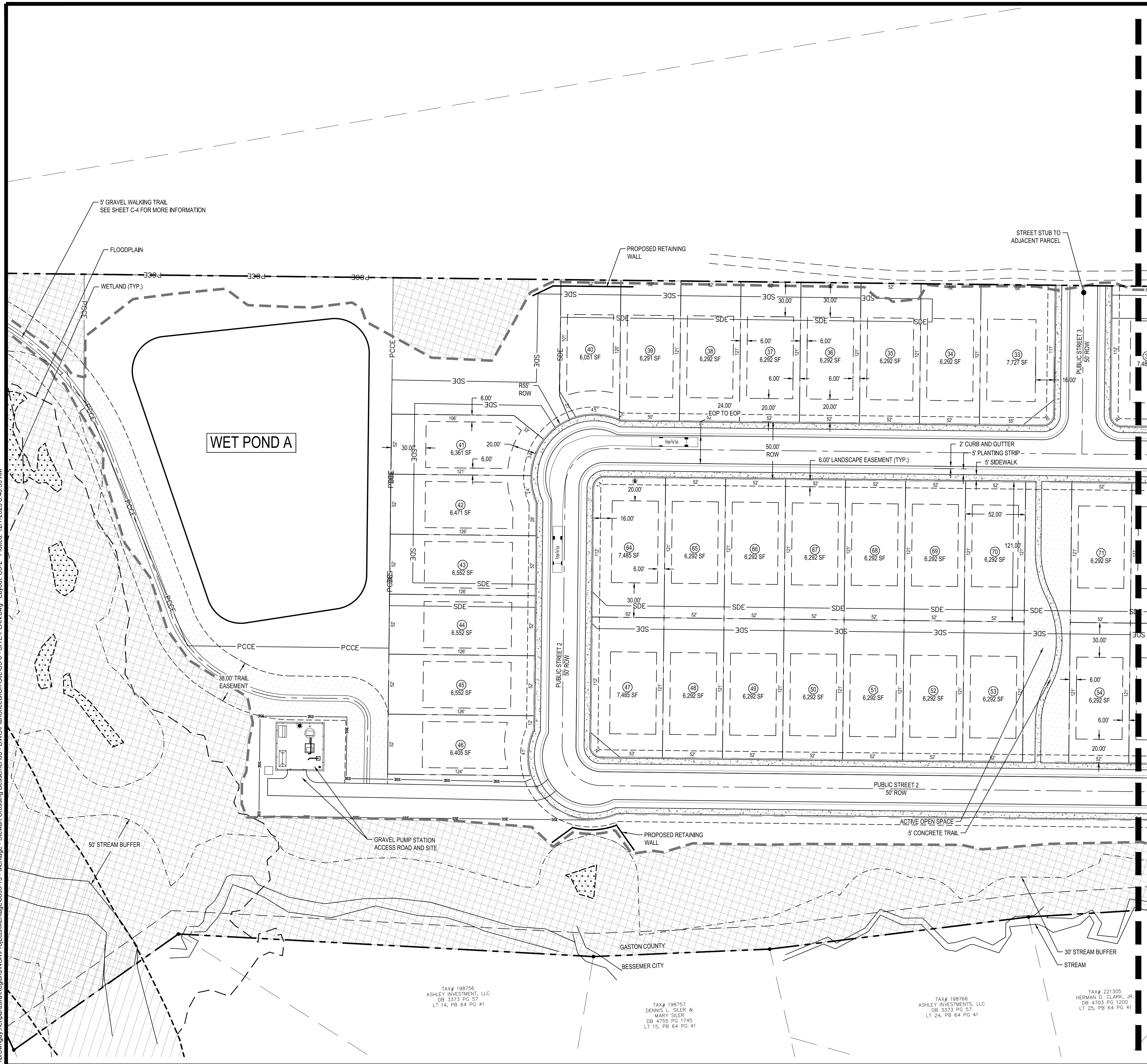
**SITE DATA**

TOTAL ACREAGE:	±35.51 AC	OPEN SPACE	
TAX PARCEL (DEED BOOK-PAGE):	304904 (5357-2169), 306573 (5357-2169), 306572 (5357-2169), 306571 (5357-2169), 306570 (5357-2169), 306569 (5357-2169)	REQUIRED OPEN SPACE:	1/35 ACRE PER LOT (±2.82 ACRE)
SITE ADDRESS:	COSTNER SCHOOL ROAD	PROVIDED OPEN SPACE:	±12.35 ACRES
EXISTING ZONING:	UR-CD (URBAN RESIDENTIAL CONDITIONAL DISTRICT), REFERENCE STEWART PROPERTY REZONING DATED SEP. 10, 2022	REQUIRED ACTIVE OPEN SPACE:	1/3 OF REQUIRED (±0.94 ACRE)
EXISTING USES:	VACANT	PROVIDED ACTIVE OPEN SPACE:	0.96 ACRES
PROPOSED USE:	RESIDENTIAL SINGLE FAMILY HOMES	BUFFERS	
PROPOSED DENSITY:	±2.79 DUA	LONG CREEK:	50'
PROPOSED BUILDING HEIGHT:	35'	STREAM BUFFER:	30'
PROPOSED DWELLING UNITS:	99 TOTAL UNITS	(ALL OTHERS)	
MINIMUM LOT AREA:	6,000 SF	SETBACKS	
MINIMUM LOT WIDTH:	52'	FRONT SETBACK:	20'
MINIMUM LOT DEPTH:	116'	REAR YARD:	30'
TYPICAL LOT SIZES:	52' X 121' <span style="display:inline-block; width:15px; height:10px; background-color:yellow; border:1px solid black;"></span> 52' X 116' <span style="display:inline-block; width:15px; height:10px; background-color:lightyellow; border:1px solid black;"></span>	SIDE YARD:	6'
COMPLETION TIMELINE		CORNER LOT:	16'
BEGIN CONSTRUCTION:	MAY 2024		



	DESIGNER: MKE DRAWN BY: YAD REVIEWED BY: ACWSM
1111 METROPOLITAN AVE, SUITE 250 CHARLOTTE, NC 28204 www.bceinc.com NC LICENSE #C-546 ©2023	
13925 BALLANTYNE CORPORATE PLACE, SUITE 300 CHARLOTTE, NC / 28277	
<b>STEWART CROSSING</b> COSTNER SCHOOL ROAD CITY OF BESSEMER GASTON COUNTY, NC / 28016	
<b>OVERALL SITE PLAN</b>	
FILE NUMBER: 6835-15 DATE: 12/7/2023 <b>C3-0</b>	

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MATCHLINE SEE SHEET C3-2

REV	DATE	DESCRIPTION
1		
2		
3		
4		

DESIGNED BY: MKE  
 DRAWN BY: YAD  
 REVIEWED BY: ACWSM

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 CHARLOTTE, NC / 28277

**STEWART CROSSING**  
 COSTNER SCHOOL ROAD  
 CITY OF BESSEMER  
 GASTON COUNTY, NC / 28016

**SITE PLAN (1 OF 3)**

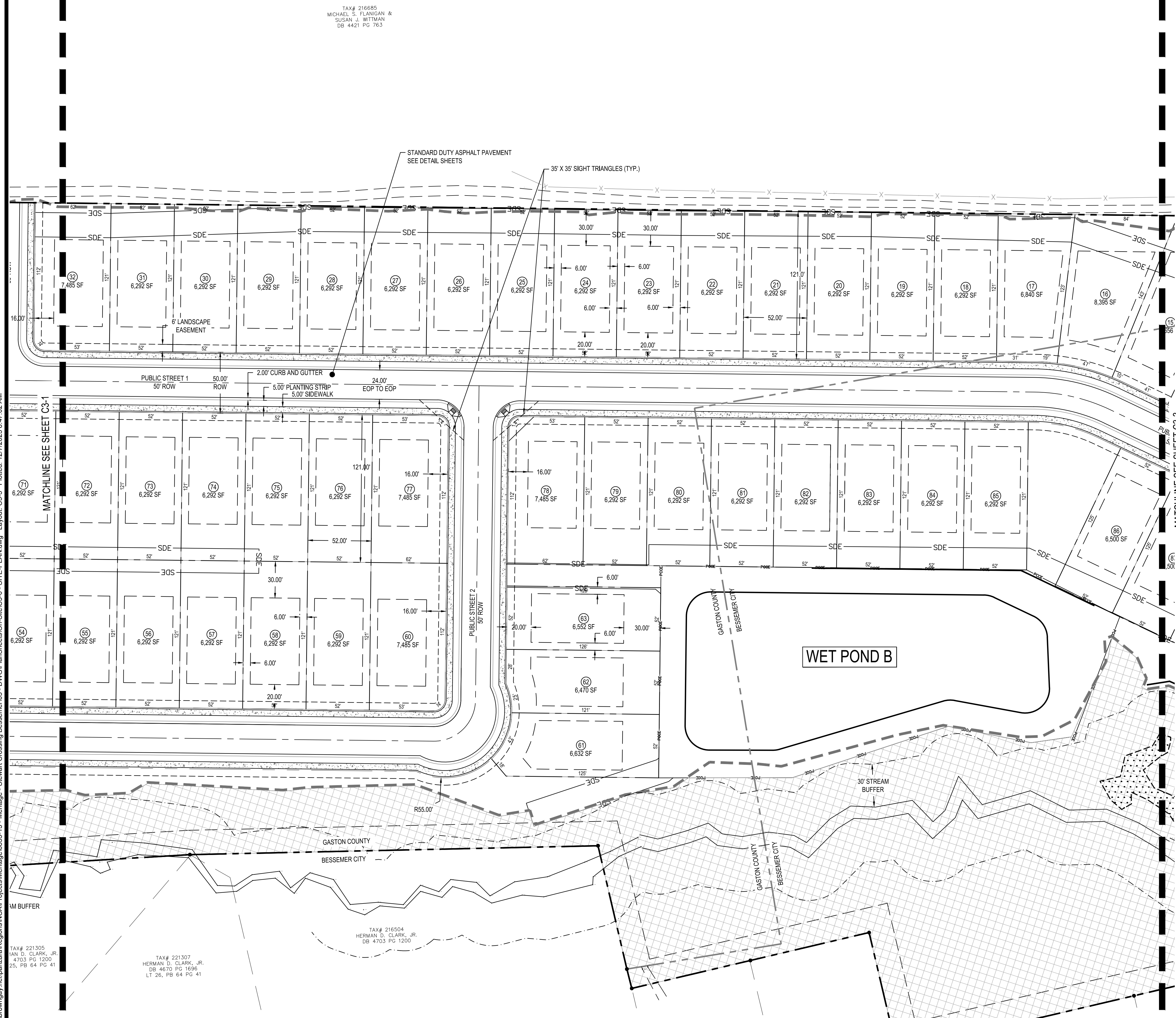
FILE NUMBER:  
6835-15  
 DATE: 12/7/2023  
**C3-1**



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TAX# 221305  
IAN D. CLARK, JR.  
DB 4703 PG 1200  
LT 25, PB 64 PG 41

TAX# 221307  
HERMAN D. CLARK, JR.  
DB 4670 PG 1696  
LT 26, PB 64 PG 41

TAX# 216504  
HERMAN D. CLARK, JR.  
DB 4703 PG 1200

0 20' 40' 80'  
SCALE: 1" = 40'



Know what's below.  
Call before you dig.

REV	DATE	DESCRIPTION
1		
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DESIGNED BY: MKE  
DRAWN BY: YAD  
REVIEWED BY: ACWSM

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CHARLOTTE, NC 28277

**STEWART CROSSING**  
COSTNER SCHOOL ROAD  
CITY OF BESSEMER  
GASTON COUNTY, NC 28016

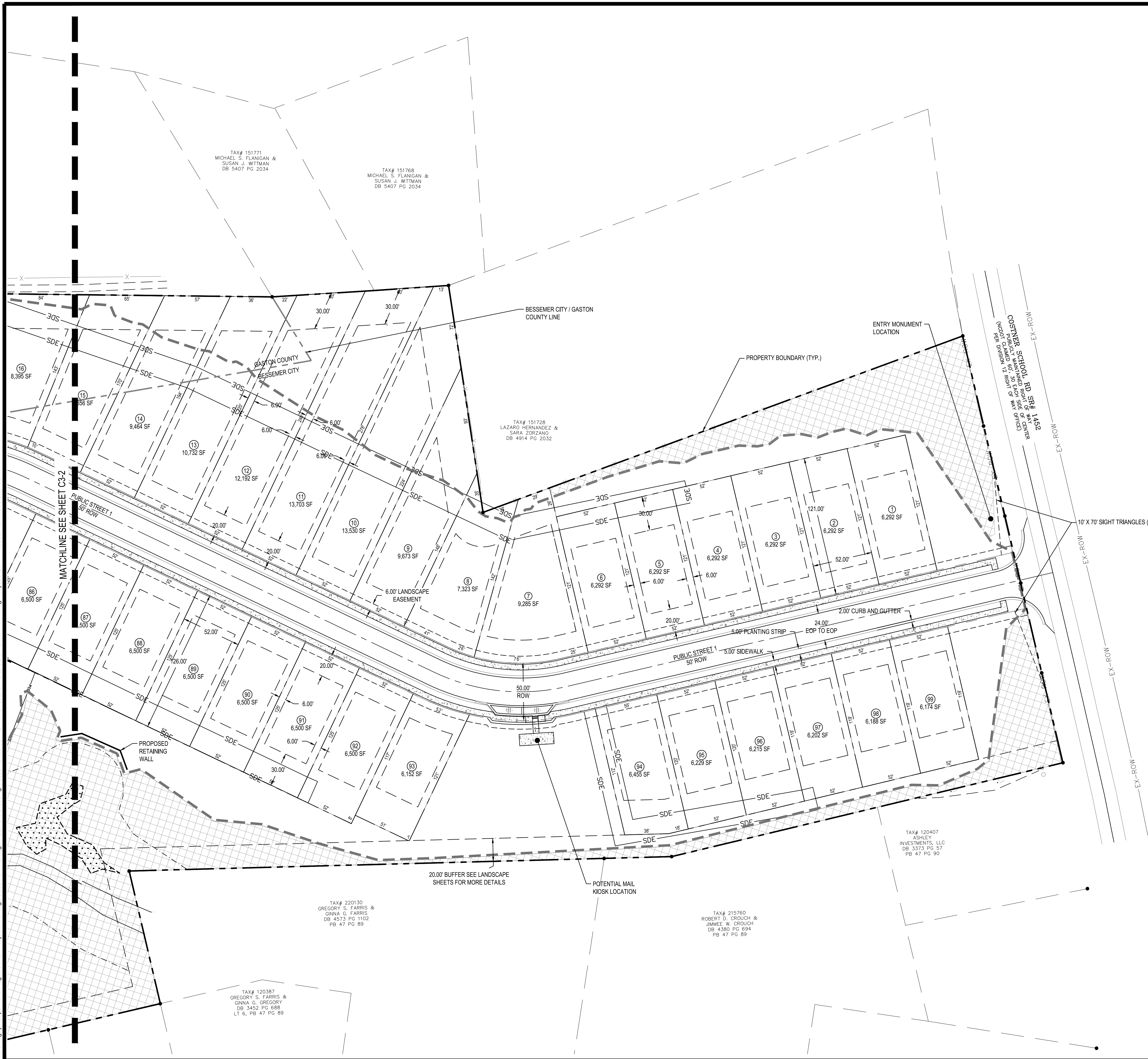
**SITE PLAN (2 OF 3)**



FILE NUMBER:  
6835-15  
DATE: 12/7/2023

C3-2

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REV	DATE	DESCRIPTION
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DESIGNED BY: MKE  
 DRAWN BY: YAD  
 REVIEWED BY: ACWWSM

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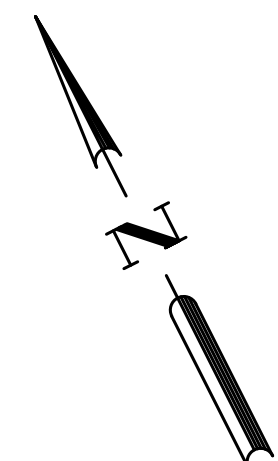
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**STEWART CROSSING**  
 COSTNER SCHOOL ROAD  
 CITY OF BESSEMER  
 GASTON COUNTY / NC / 28016

**SITE PLAN (3 OF 3)**



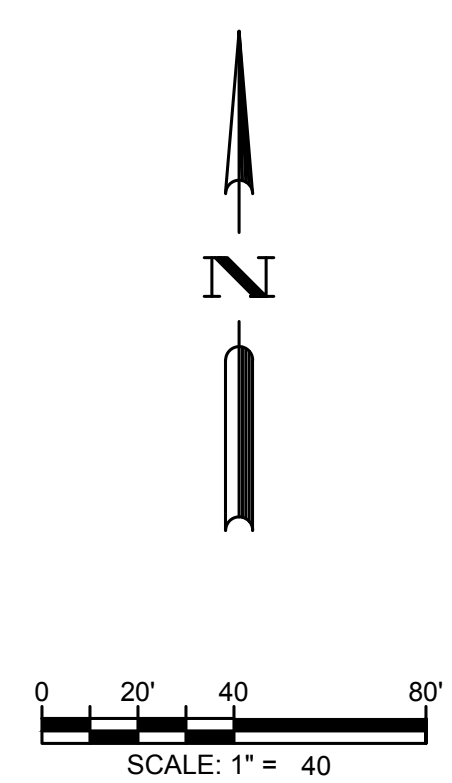
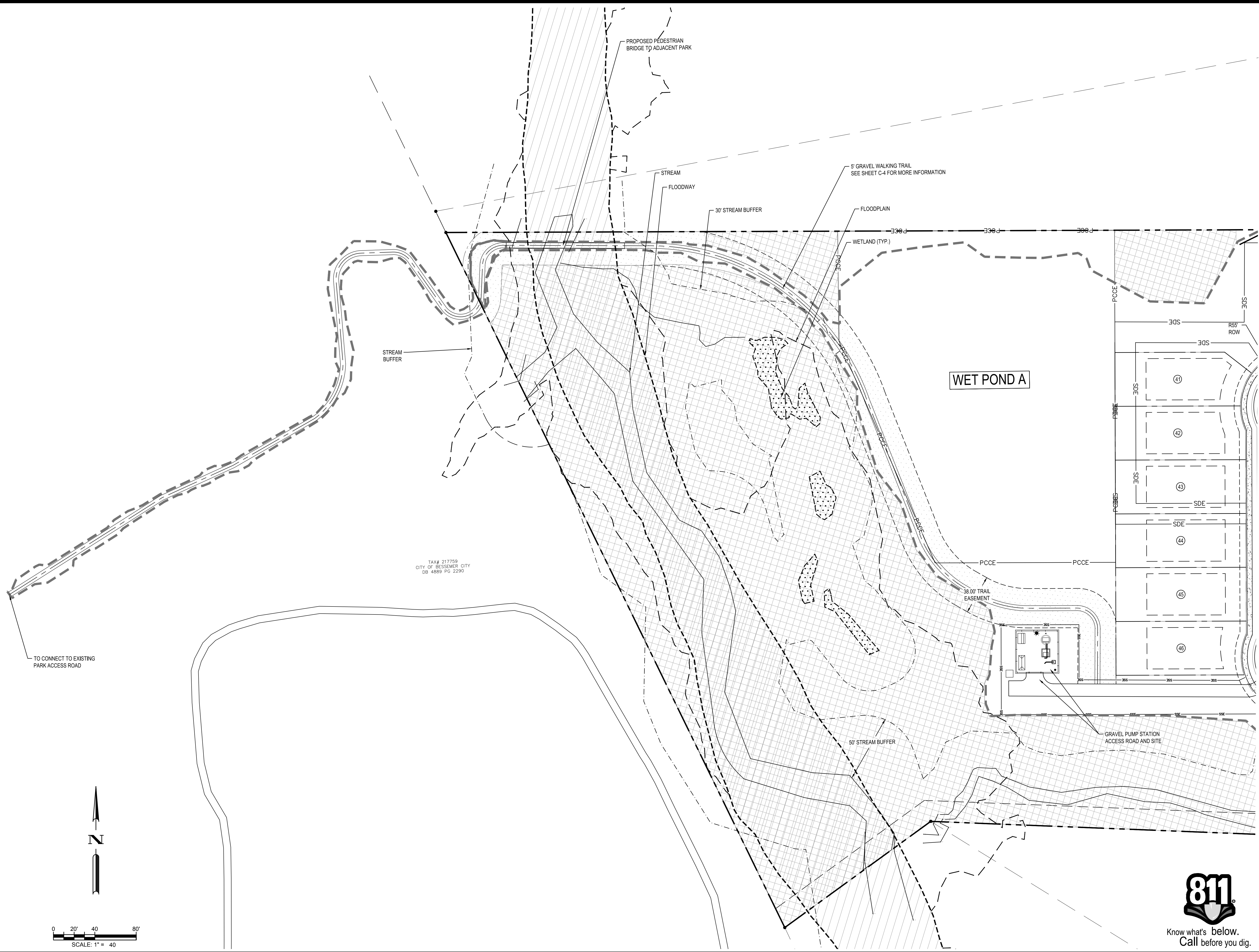
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6835-15  
 DATE: 12/7/2023  
**C3-3**



0 20' 40' 80'  
 SCALE: 1" = 40'



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TAX# 217759  
CITY OF BESSEMER CITY  
DB 4889 PG 2290

REV	DATE	DESCRIPTION
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DESIGNED BY: MKE  
DRAWN BY: YAD  
REVIEWED BY: ACWSM

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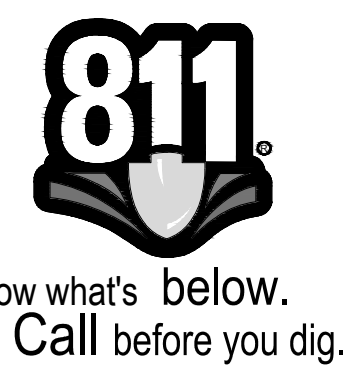
**STEWART CROSSING**  
COSTNER SCHOOL ROAD  
CITY OF BESSEMER  
GASTON COUNTY, NC / 28016

**PEDESTRIAN TRAIL PLAN**

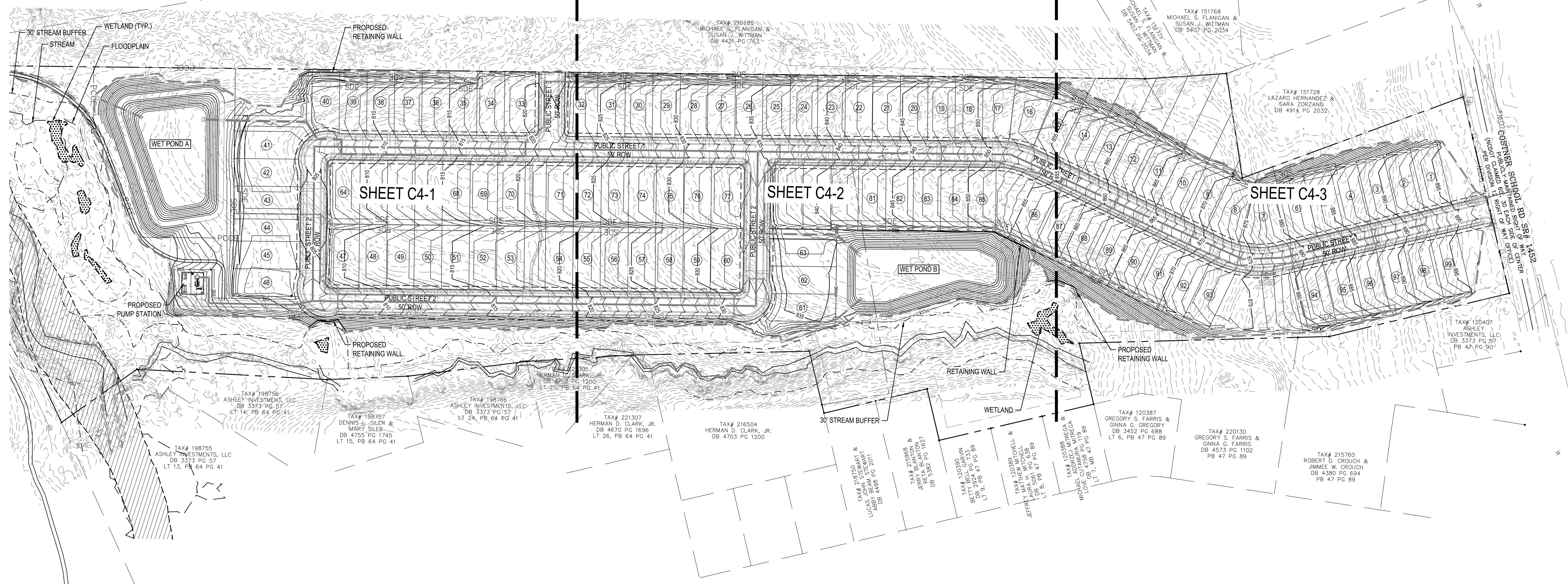


FILE NUMBER:  
6835-15  
DATE: 12/7/2023

C3-4



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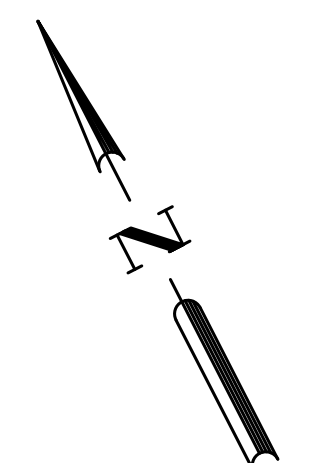


**GRADING NOTES**

- SEE GENERAL NOTES AND GRADING NOTES (SHEET C0-1) FOR OVERALL PAVING, GRADING AND DRAINAGE REQUIREMENTS.
- CONTRACTOR SHALL REVIEW, UNDERSTAND AND IMPLEMENT ALL REQUIRED EROSION AND SEDIMENTATION CONTROL MEASURES PRIOR TO ANY DISTURBANCE.
- ALL SPOT ELEVATIONS ALONG PAVEMENT REPRESENT FINISHED GRADE ELEVATION UNLESS OTHERWISE NOTED.
- ALL PROPOSED STORM PIPE TO BE CLASS III RCP UNLESS OTHERWISE NOTED.
- ALL STRUCTURES SHALL BE ADJUSTED AS NECESSARY TO BE FLUSH WITH FINAL PAVEMENT.
- INLET PROTECTION - CONTRACTOR SHALL PROVIDE AND MAINTAIN CATCH BASIN INLET PROTECTION ON ALL EXISTING AND PROPOSED INLETS UNTIL CONTRIBUTING DRAINAGE AREAS ARE STABILIZED THROUGHOUT CONSTRUCTION.
- CONTRACTOR SHALL PROVIDE SMOOTH TRANSITION BETWEEN PROPOSED PAVEMENT AND EXISTING PAVEMENT AND STORM STRUCTURES.
- ALL DRAINAGE STRUCTURES SHALL BE CONSTRUCTED WITH (4) SIDED BEARING HEAVY DUTY H-20 RATED TRAFFIC RIMS AND GRATES.
- CONTRACTOR SHALL COORDINATE PAVING IMPROVEMENTS TO AVOID TIRE MARKS FROM CONSTRUCTION ACTIVITY. FINAL PAVING SHALL BE AS SMOOTH AS POSSIBLE AND FREE FROM ANY MARKS, SCRAPES, GOUGES, TIRE MARKS, ETC. CAUSED DURING CONSTRUCTION.
- DURING CONSTRUCTION AND AFTER FINAL GRADING, NO SURFACE WATER RUNOFF MAY BE DIRECTED TO ADJACENT PROPERTIES, AND ALL SURFACE WATER RUNOFF MUST BE ROUTED TO APPROVED DRAINAGE FACILITIES OR BE RETAINED ON SITE. ALL RUNOFF FROM THE SITE, BOTH DURING AND AFTER CONSTRUCTION, MUST BE FREE OF POLLUTANTS, INCLUDING SEDIMENT, PRIOR TO DISCHARGE.
- ON ALL SLOPES 3:1 OR STEEPER, CONTRACTOR SHALL INSTALL NORTH AMERICAN GREEN PRODUCT SC150 EROSION CONTROL MATTING. REFER TO NAG FOR INSTALLATION GUIDELINES.

**PROPOSED GRADING AND DRAINAGE LEGEND**

	PROPOSED BORING
	PROPOSED DETENTION
	PROPOSED GRADING LIMITS
	PROPOSED MAJOR CONTOUR
	PROPOSED MINOR CONTOUR
	PROPOSED SPOT
	PROPOSED GRADING ARROW
	PROPOSED SWALE
	PROPOSED STORM
	PROPOSED STORM SYMBOL
	PROPOSED BUILDING SPOT



REV	DATE	DESCRIPTION
1		
2		
3		
4		

DESIGNED BY: MKE  
 DRAWN BY: YAD  
 REVIEWED BY: ACWSM

**BCE**  
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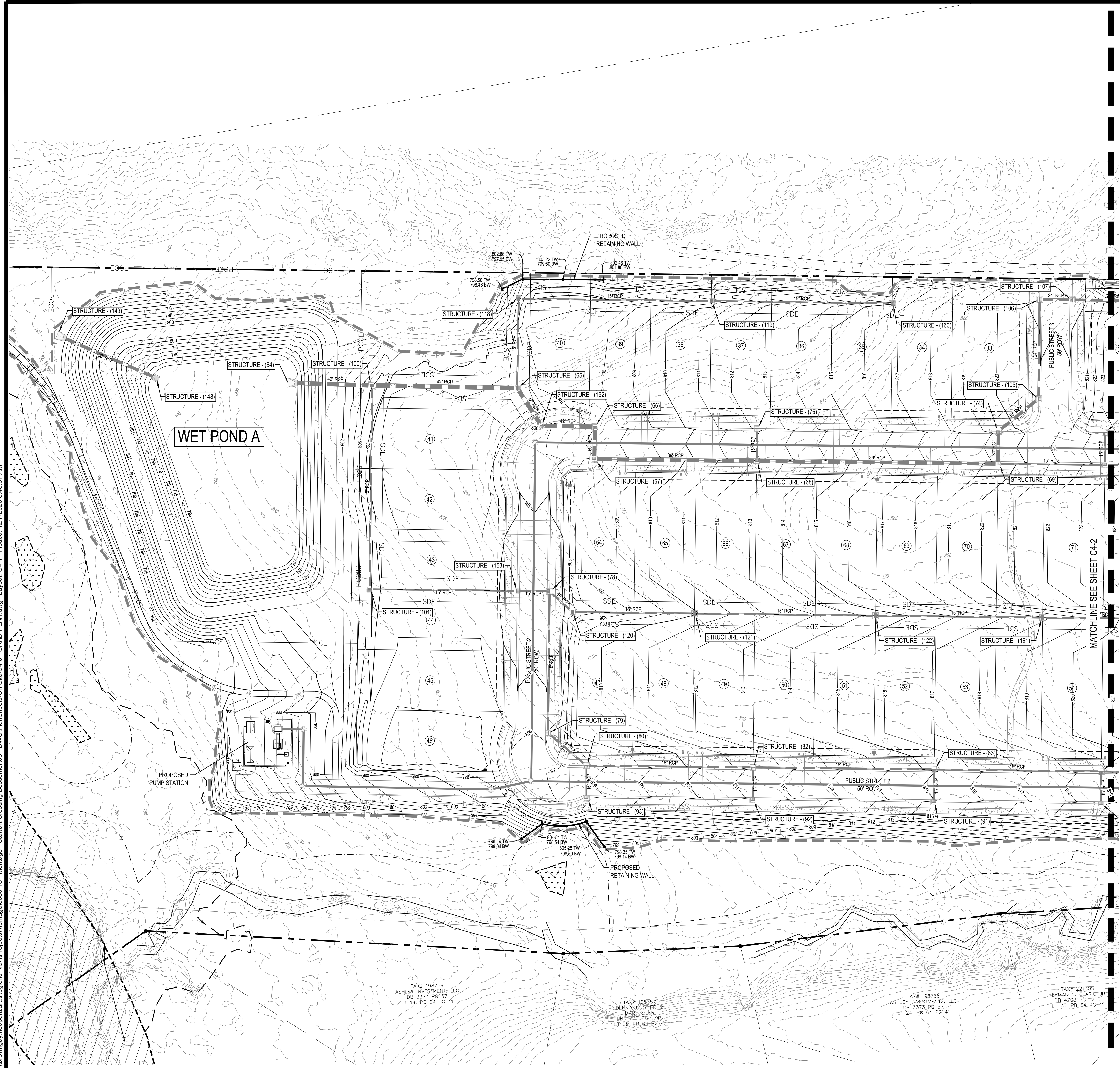
**Meritage Homes**  
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**OVERALL GRADING PLAN**  
 STEWART CROSSING  
 COSTNER SCHOOL ROAD  
 CITY OF BESSEMER  
 GASTON COUNTY, NC / 28016




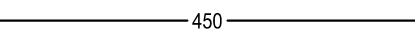
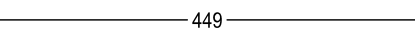


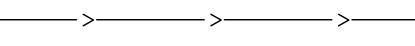


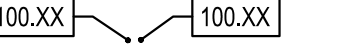


FILE NUMBER:  
6835-15  
 DATE: 12/7/2023  
**C4-0**

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PROPOSED GRADING AND DRAINAGE LEGEND

-  B-X PROPOSED BORING
-  PROPOSED DETENTION
-  PROPOSED GRADING LIMITS
-  PROPOSED MAJOR CONTOUR
-  PROPOSED MINOR CONTOUR
-  PROPOSED SPOT
-  PROPOSED GRADING ARROW
-  PROPOSED SWALE
-  PROPOSED STORM
-  PROPOSED STORM SYMBOL
-  PROPOSED BUILDING SPOT

REV	DATE	DESCRIPTION

DESIGNED BY: MKE  
 DRAWN BY: YAD  
 REVIEWED BY: ACWSM



1111 METROPOLITAN AVE, SUITE 250  
 CHARLOTTE, NC 28204  
 www.bceinc.com  
 NC LICENSE #C-546



13925 BALLANTYNE CORPORATE PLACE,  
 SUITE 300  
 CHARLOTTE, NC 28277

STEWART CROSSING  
 COSTNER SCHOOL ROAD  
 CITY OF BESSEMER  
 GASTON COUNTY, NC 28016

GRADING PLAN (1 OF 3)



12/7/2023



Know what's below.  
 Call before you dig.

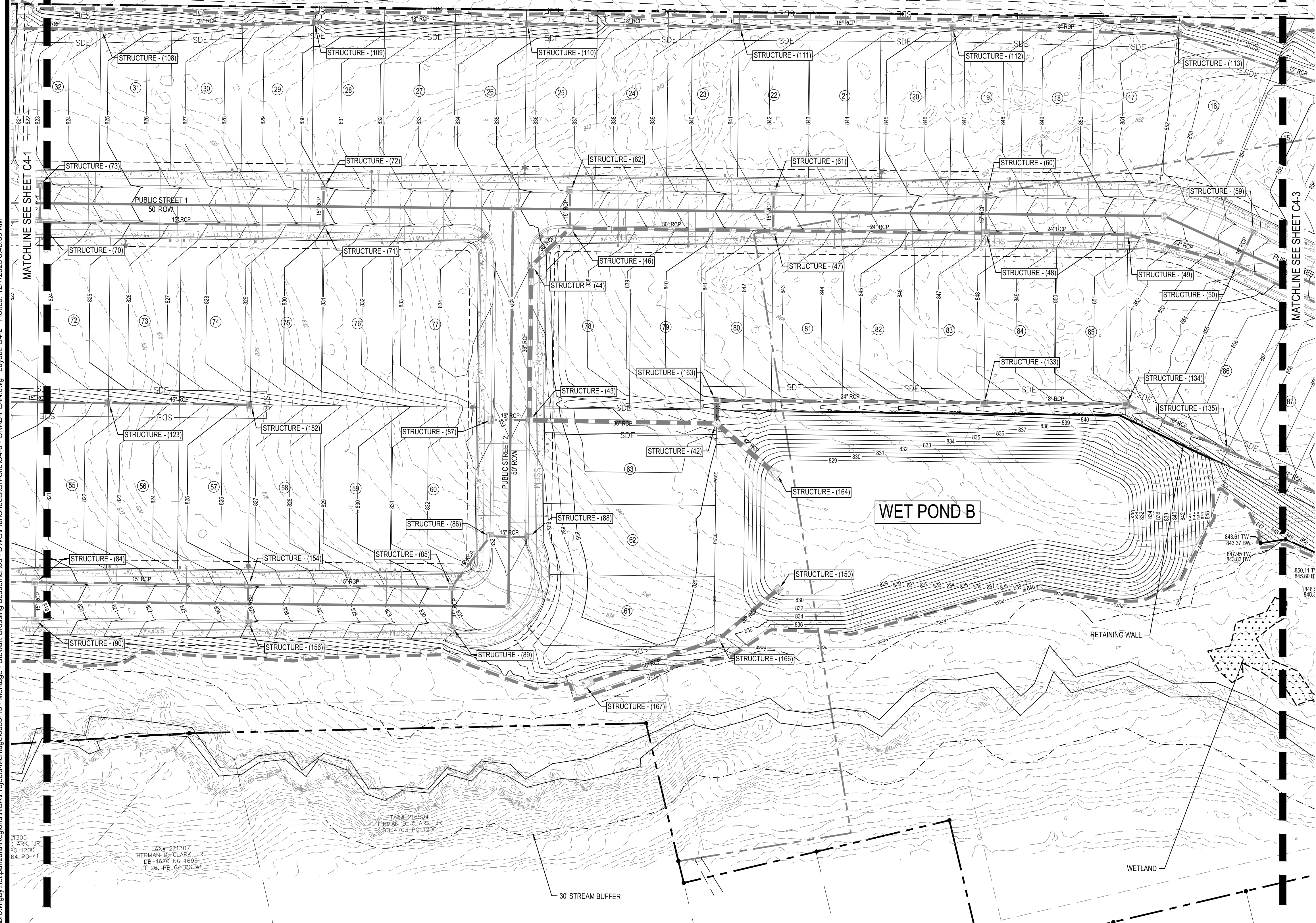
FILE NUMBER: 6835-15  
 DATE: 12/7/2023  
 C4-1



TAX# 216685  
MICHAEL S. FLANIGAN &  
SUSAN L. WITTMAN  
DB 4421 PG 76.3

PROPOSED GRADING AND DRAINAGE LEGEND

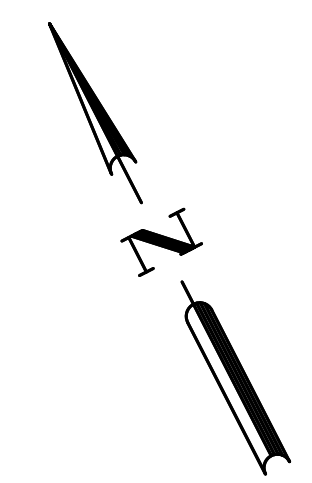
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- PROPOSED DETENTION
- PROPOSED GRADING LIMITS
- PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- PROPOSED SPOT
- PROPOSED GRADING ARROW
- PROPOSED SWALE
- PROPOSED STORM
- PROPOSED STORM SYMBOL
- PROPOSED BUILDING SPOT



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TAX# 221307  
HERMAN D. CLARK, JR.  
DB 4670 PG 1696  
LT 26, PB 64 PG 41

TAX# 216594  
HERMAN D. CLARK, JR.  
DB 4703 PG 1200



0 20' 40' 80'  
SCALE: 1" = 40'



REV	DATE	DESCRIPTION
1		
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DESIGNED BY: MKE  
DRAWN BY: YAD  
REVIEWED BY: ACWSM

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**Meritage Homes**  
13925 BALLANTYNE CORPORATE PLACE,  
SUITE 300  
CHARLOTTE, NC / 28277

**STEWART CROSSING**  
COSTNER SCHOOL ROAD  
CITY OF BESSEMER  
GASTON COUNTY, NC / 28016

GRADING PLAN (2 OF 3)

NORTH CAROLINA PROFESSIONAL SEAL 044291  
ENGINEER ANDREW P. GRANT  
12/7/2023

FILE NUMBER: 6835-15  
DATE: 12/7/2023

C4-2

l:\browngay\pantzara\Regions\NCA\Projects\Meritage\6835-15 - Meritage - Stewart Crossing Bessemer\03 - DWG\PlanSheets\On-Site\C4-0 - GRAD-PLAN.dwg Layout: C4-3 Plotted: 12/7/2023 8:48:16 AM



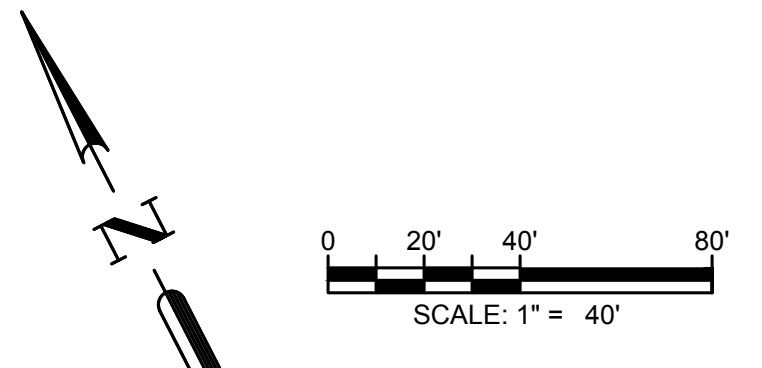
**PROPOSED GRADING AND DRAINAGE LEGEND**

	PROPOSED BORING
	PROPOSED DETENTION
	PROPOSED GRADING LIMITS
	PROPOSED MAJOR CONTOUR
	PROPOSED MINOR CONTOUR
	PROPOSED SPOT
	PROPOSED GRADING ARROW
	PROPOSED SWALE
	PROPOSED STORM
	PROPOSED STORM SYMBOL
	PROPOSED BUILDING SPOT

DESIGNED BY:	MKE
DRAWN BY:	YAD
REVIEWED BY:	ACWSM

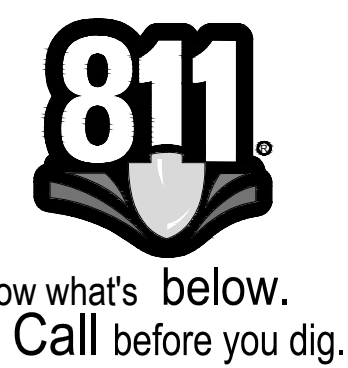
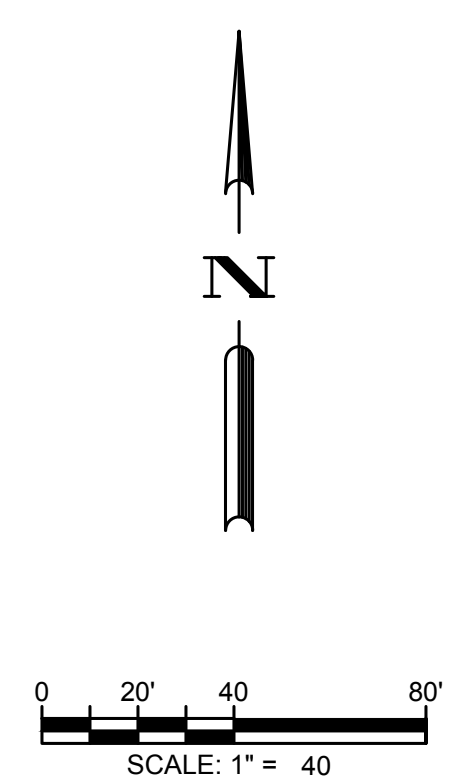
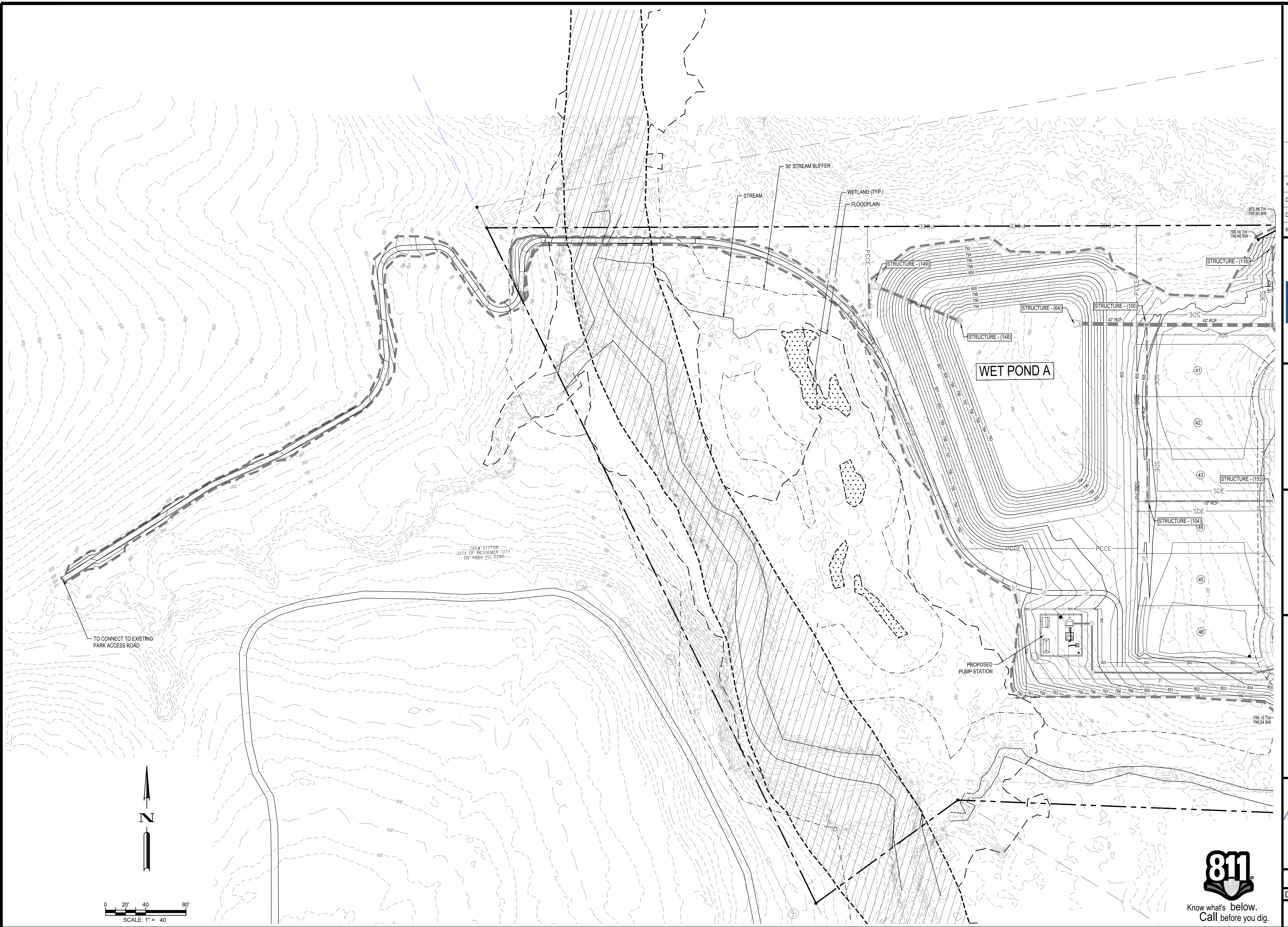
  

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	13925 BALLANTYNE CORPORATE PLACE, SUITE 300 CHARLOTTE, NC / 28277
<b>STEWART CROSSING</b> COSTNER SCHOOL ROAD CITY OF BESSEMER GASTON COUNTY, NC / 28016	<b>GRADING PLAN (3 OF 3)</b>
	FILE NUMBER: 6835-15 DATE: 12/7/2023
	<b>C4-3</b>



Know what's below.  
Call before you dig.

\\browngay.net\panzura\Regions\NCA\Projects\Meritage\6835-15 - Meritage - Stewart Crossing Bessemer\03 - DWG\PlanSheets\On-Site\C4-0 - GRAD-PLAN.dwg Layout: C4-3 (2) Plotted: 12/7/2023 8:48:22 AM



REV	DATE	DESCRIPTION
1		
2		
3		
4		

DESIGNED BY:	MKE
DRAWN BY:	YAD
REVIEWED BY:	ACWSM

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<b>STEWART CROSSING</b>	COSTNER SCHOOL ROAD CITY OF BESSEMER GASTON COUNTY, NC / 28016
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<b>PEDESTRIAN TRAIL GRADING PLAN</b>
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FILE NUMBER:	6835-15
DATE:	12/7/2023

C4-4
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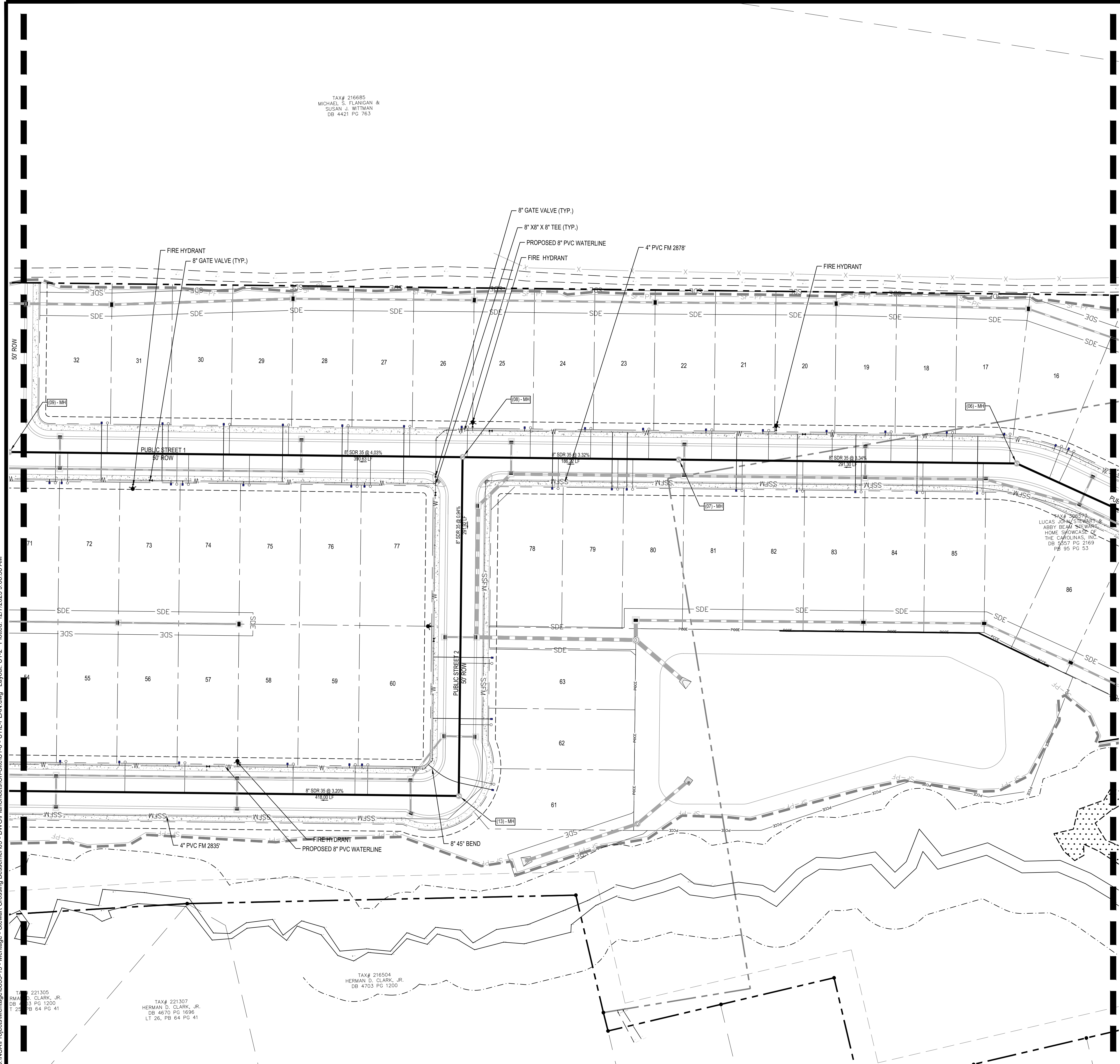


G:\NCA\Projects\Meritage\6835-15 - Meritage - Stewart Crossing Bessemer\03 - DWG\PlanSheets\On-Site\U1-0 - UTIL-PLAN.dwg Layout: U1-2 Plotted: 12/7/2023 9:09:59 AM

TAX# 216685  
MICHAEL S. FLANGAN &  
SUSAN J. WITTMAN  
DB 4421 PG 763

TAX# 216504  
HERMAN D. CLARK, JR.  
DB 4703 PG 1200

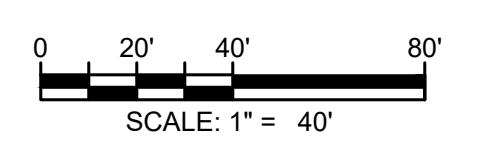
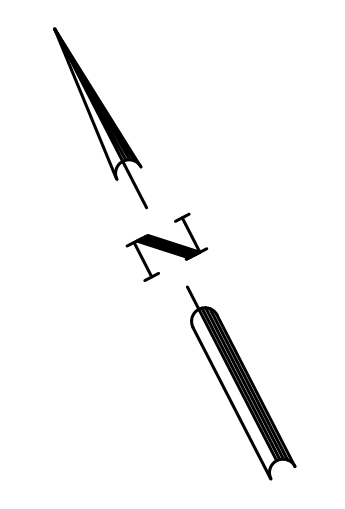
TAX# 221307  
HERMAN D. CLARK, JR.  
DB 4670 PG 1936  
LT 26, PB 64 PG 41



**PROPOSED UTILITY LEGEND**

	PROPOSED U.G. ELECTRIC
	PROPOSED O.H. ELECTRIC
	PROPOSED CABLE TV
	PROPOSED TELEPHONE
	PROPOSED FIBER OPTIC
	PROPOSED SECURITY CAMERA
	PROPOSED GAS
	PROPOSED SANITARY
	PROPOSED SANITARY FM
	PROPOSED STORM
	PROPOSED STORM DRAIN
	PROPOSED DOMESTIC WATER
	PROPOSED FIRE WATER
	PROPOSED IRRIGATION
	PROPOSED LIFT STATION
	PROPOSED UTILITY LABEL

- UTILITY LEGEND**
- 1 8" REDUCED PRESSURE PRINCIPLE BACKFLOW PREVENTION ASSEMBLY (DOMESTIC) INSTALLED ABOVE GROUND WITHIN INSULATED ENCLOSURE PER MUNICIPAL REQUIREMENTS. ENCLOSURE TO INCLUDE DRAIN PORT(S) FOR DISCHARGE WATER PER MUNICIPAL REQUIREMENTS. (SEE DETAIL ON SHEET C6-1)
  - 2 8" REDUCED PRESSURE PRINCIPLE BACKFLOW PREVENTION ASSEMBLY (IRRIGATION) INSTALLED ABOVE GROUND WITHIN INSULATED ENCLOSURE PER MUNICIPAL REQUIREMENTS. ENCLOSURE TO INCLUDE DRAIN PORT(S) FOR DISCHARGE WATER PER MUNICIPAL REQUIREMENTS. (SEE DETAIL ON SHEET C4-2)
  - 3 EXISTING 8" DOMESTIC METER
  - 4 EXISTING 8" IRRIGATION METER
  - 5 8" 45° BEND W/BLOCKING
  - 6 8" 90° BEND W/BLOCKING



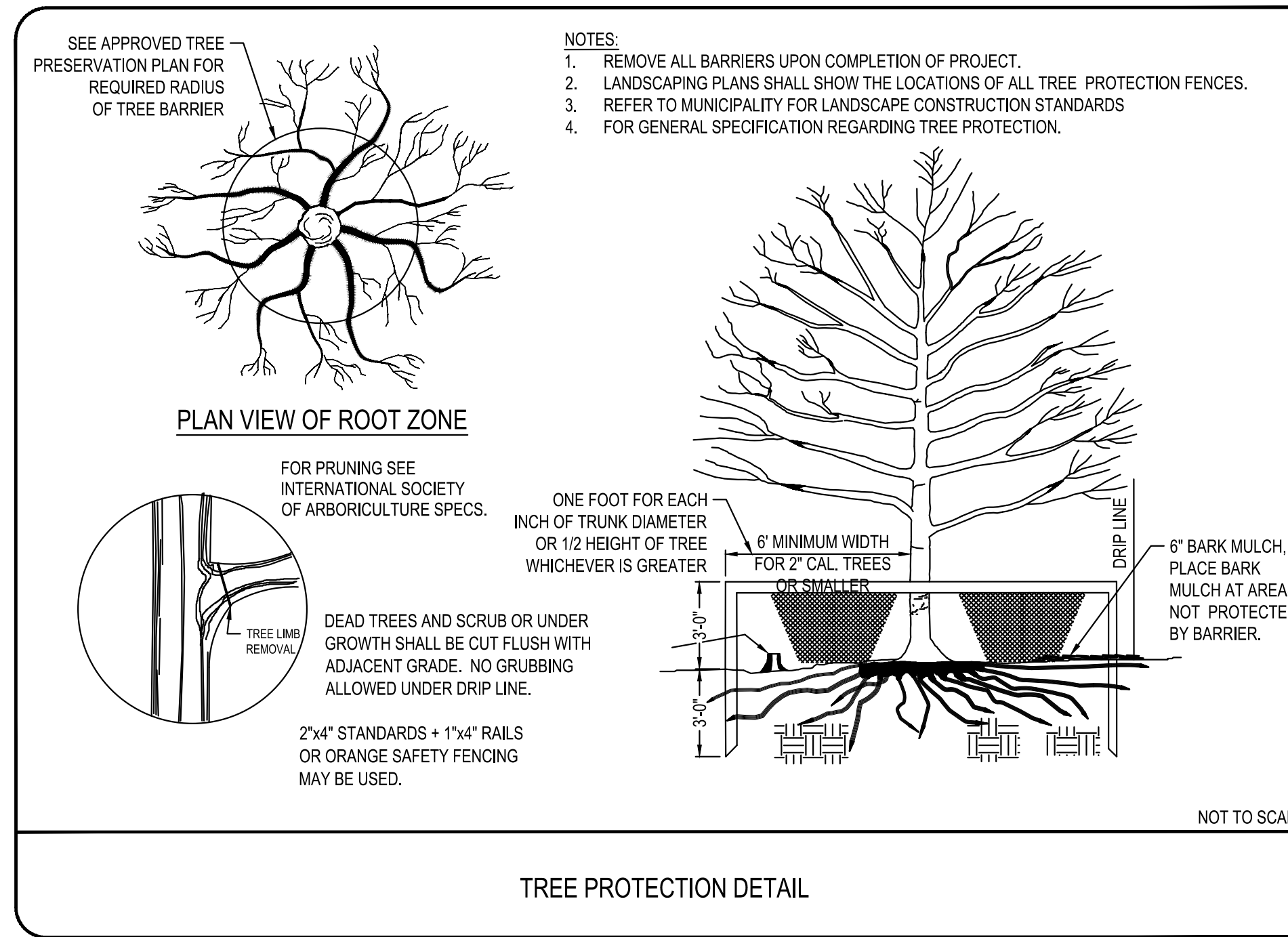
	DESCRIPTION
DESIGNED BY: MKE	DATE
DRAWN BY: YAD	REV
REVIEWED BY: ACWSM	DATE
 1111 METROPOLITAN AVE, SUITE 250 CHARLOTTE, NC 28204 www.bceinc.com NC LICENSE #C-546 ©2023	
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STEWART CROSSING COSTNER SCHOOL ROAD CITY OF BESSEMER GASTON COUNTY, NC / 28016	
UTILITY PLAN (2 OF 3)	
FILE NUMBER: 6835-15 DATE: 12/7/2023	
U1-2	



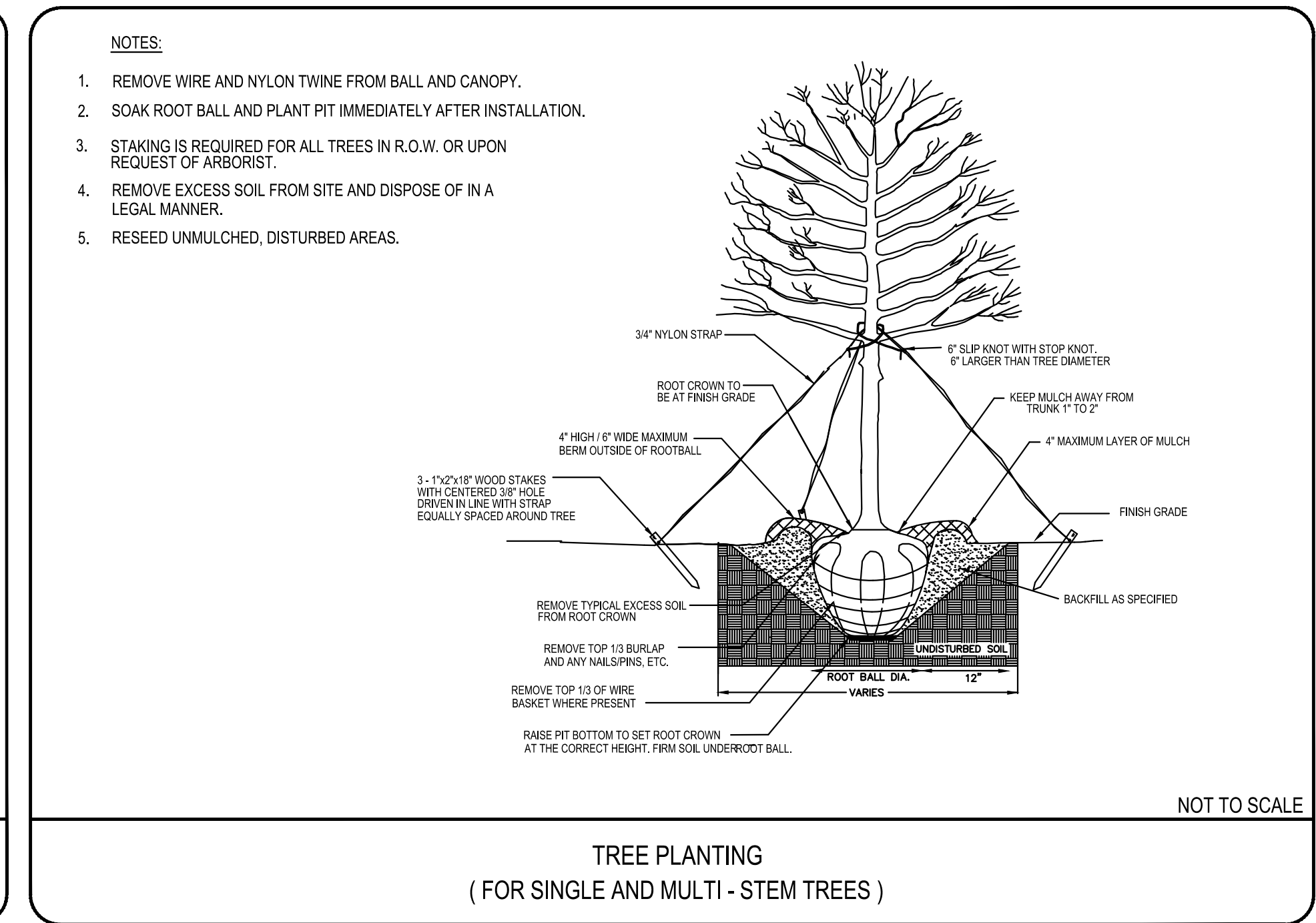




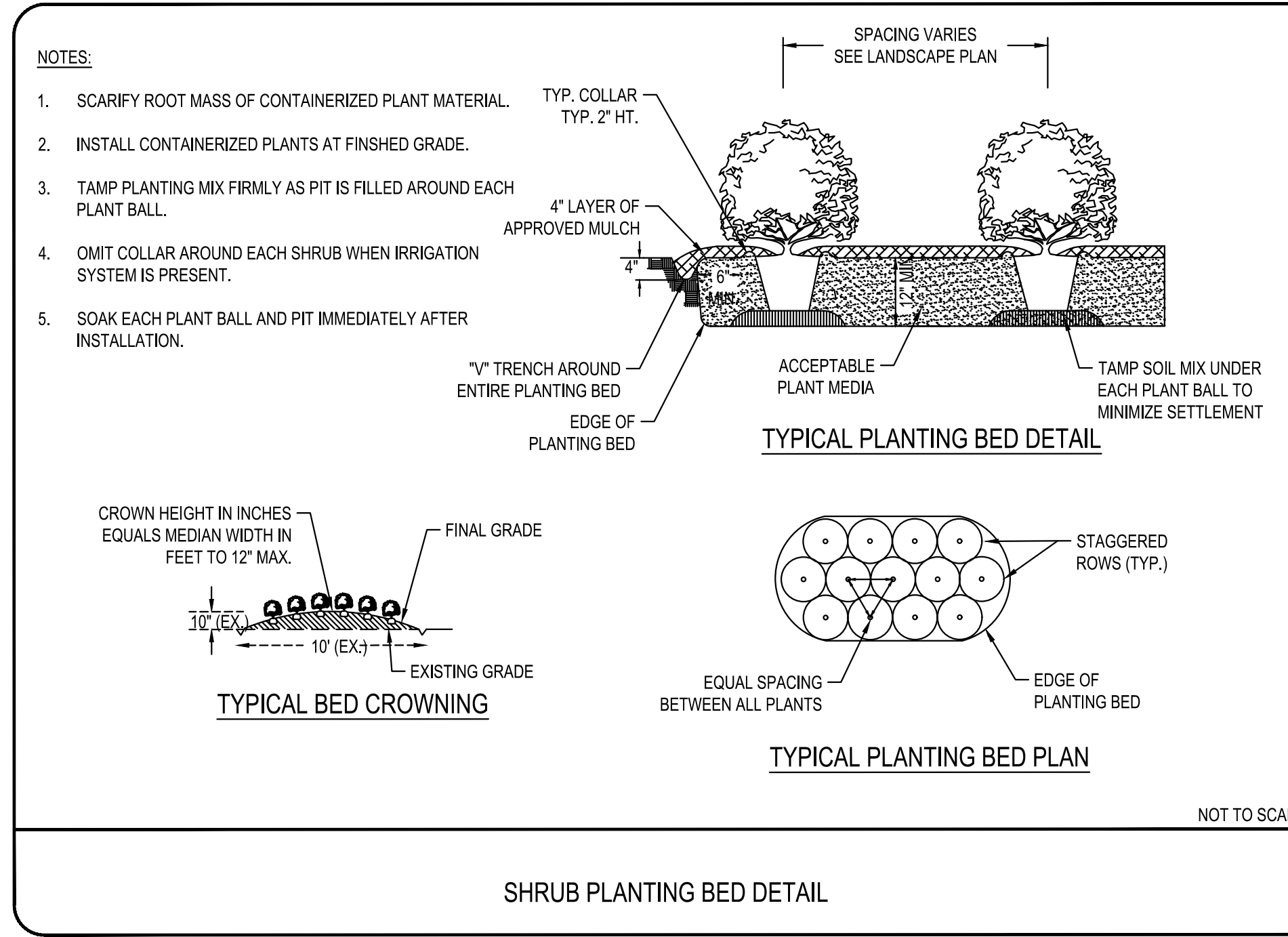
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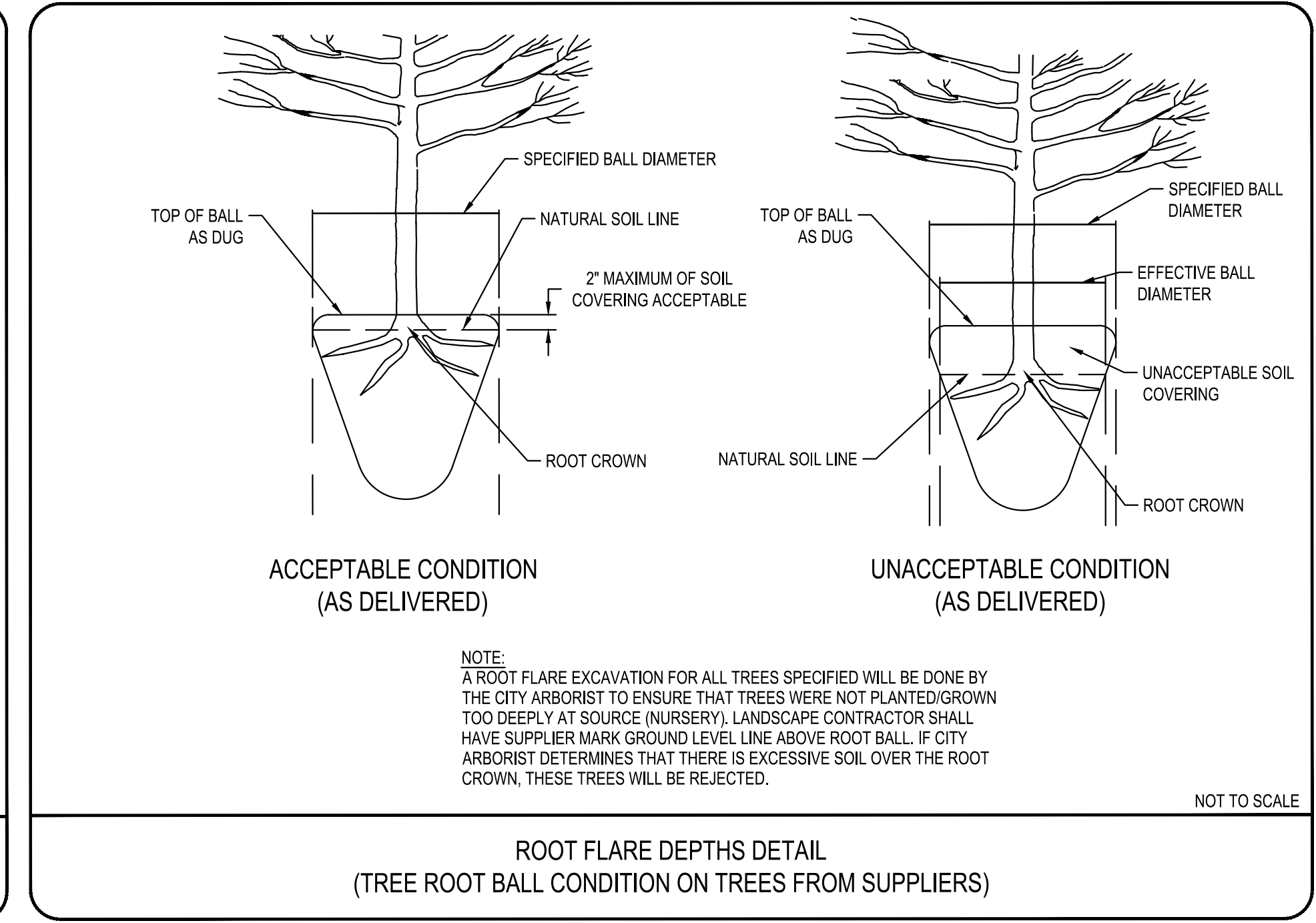
TREE PROTECTION DETAIL



TREE PLANTING (FOR SINGLE AND MULTI-STEM TREES)



SHRUB PLANTING BED DETAIL



ROOT FLARE DEPTHS DETAIL (TREE ROOT BALL CONDITION ON TREES FROM SUPPLIERS)

REV	DATE	DESCRIPTION

DESIGNED BY: MKE  
 DRAWN BY: YAD  
 REVIEWED BY: ACWSM

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**LANDSCAPING DETAILS**

FILE NUMBER:  
6835-15  
 DATE: 12/7/2023

L1-1

