

FOR REZONING REVIEW

A
GRADING AND SITE
DEVELOPMENT
PLAN FOR:

GLOVER ROAD
CRICKET FIELD

ROWAN COUNTY, NC
SEPTEMBER 28, 2021

REV 1: 10-22-21
REV 2: 11-15-21
REV 3: 11-22-21
REV 4: 12-29-21

PROPERTY INFORMATION:

REF ADDRESS:
0 GLOVER RD
SALISBURY, NC 28146

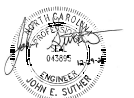
DEED AND PLAT REFERENCES:

PARCEL ID: 414 042
DEED BOOK: 1381
PAGE: 580
ZONING: RA

PLAN NOTES:

1. PLAN NORTH IS BASED ON NAD83(2011)
2. NO GEODETIC MONUMENTS WERE SURVEYED BY THE ENGINEER
3. SURVEY INFORMATION WAS PROVIDED BY MATTHEW CUNNINGHAM PLUS SURVEY DATED 7-25-2021
4. ALL DISTANCES ARE GROUND HORIZONTAL UNLESS OTHERWISE NOTED
5. EXISTING GROUND CONDITIONS ARE BASED ON INTERIOR SURVEY INFORMATION AND DATA AVAILABLE IN THE PUBLIC DOMAIN
6. PROPERTY MAY BE SUBJECT TO BURDENS OR BENEFITS NOT SHOWN

JOHN SUTHER, PLLC
2635 NC-153 HWY
CHINA GROVE, NC 28023
FIRM NO. P-1946



FOR PERMIT ONLY
NOT FOR CONSTRUCTION

SCALE: 1" = 70'

DRAWN: JES
CHECKED: BAA
JOB: 21068

C-2.0

ZONING REVIEW SITE PLAN

GLOVER ROAD

SR #2532, RW-60'

APPROXIMATE 1% ANNUAL FLOOD ZONE, NOT FIELD VERIFIED

APPROXIMATE 2% ANNUAL FLOOD ZONE, NOT FIELD VERIFIED

FLOOD PLAIN NOT DISTURBED

APPROXIMATE CENTERLINE OF CRANE CREEK

APPROXIMATE FLOODWAY FRINGE LINE

ABANDONED BUILDINGS TO BE REMOVED TYPICAL

PROPOSED GRAVEL ACCESS DRIVE

EXISTING DRIVE NOT USED

GRADING BOUNDARY TYP.

PROPOSED 40' MINIMUM SELF IMPOSED EXISTING VEGETATION BUFFER TO ADJOINING PROPERTIES ALL TREES WITHIN BUFFER TO REMAIN IN PLACE

OTHER EXISTING VEGETATION TO BE MAINTAINED WHEREVER POSSIBLE

PROPOSED GRAVEL PARKING AREA SPACES TO BE DIMED BY TIMBER TIES - 9" TYP. SPACE 24' DRIVE AISLES 48' TOTAL SPACES SEE DETAIL PAGE

PROPOSED GRASS CRICKET FIELD

BLEACHERS

889.41
DISTANCE TO NEAREST RESIDENCE

919.24
DISTANCE TO NEAREST RESIDENCE

70 0 35 70 140 280

Sec. 21-041 - Noise

Rowan County NC Code of Ordinances

1. The intent of this section is to regulate the siting of operations and manufacturing industries to maintain operations of current facilities during quiet time and ensure that noise and vibration are not excessive and do not interfere with the peaceful enjoyment of life for the general public.
2. Any operation, regardless of zoning district, of using noise in the siting and manufacturing division of the Standard Industrial Classification (SIC) and from existing conditions, are expected in the transportation, communication, electric, gas, railway services and services known as public utilities, shall be subject to the decibel based standards of this section.
3. Based level measurements: The sound level meter used in the enforcement of this section shall be comply with ANSI S1.4-1989 requirements or the latest approved version thereof with calibration and measurement procedures as specified in the "National Documentation Manual for the 2021 Committee, Acoustical Society of America" using the weighting scale in use in the response for a given period of high level noise.
4. Maximum permitted sound levels: The maximum permitted sound levels for the cases prescribed in subsections shall be obtained at the apparent property line of the noise production source and not be in excess of the following decibels during the given time periods:
 - (1) 75 dBA - 11:00 a.m. to 10:00 p.m. not to exceed seventy (70) decibels.
 - (2) 70 dBA - 10:00 a.m. to 10:00 p.m. not to exceed sixty (60) decibels.
 - (3) 65 dBA - 10:00 a.m. to 10:00 p.m. not to exceed fifty (50) decibels.

(Ord. of 1998, 3rd Ord. of 21-019)

TABLE 1 The A-Weighted Decibel Scale - Noise Response and Common Noise Sources		
Noise Level (dBA)	Distance Response	Noise Source
120-130	Unusually Loud	Rock Blasting (140 dBA)
100-120	Physical Discomfort	Discharge (110 dBA) Motorcycle (100 dBA) Power Mower (100 dBA)
70-100	Interfering	Blow Torch (90 dBA) Power Lawn Mower (90 dBA) Air Plane at 1000 ft. (85 dBA) Power Sander (80 dBA) Average Traffic at 200 ft. (70 dBA)
50-70	Irritating	Vacuum Cleaner (70 dBA) Tumble Dryer (65 dBA)
40-50	Quiet	Normal Conversation (50 dBA) Light Traffic at 100 ft. (45 dBA) Refrigerator (45 dBA) Quietest Whisper (40 dBA) Normal Breathing (30 dBA) Threshold of Hearing (10 dBA)

TABLE 2 DECIBELS BY DISTANCE FROM SOURCE	
ACTIVITY	25 FT. 50 FT. 100 FT. 200 FT. 400 FT. 800 FT. 1600 FT.
HIGH SCHOOL SOFTBALL CLOSEST APPROXIMATION FOR NOISE LEVELS FOR AMATEUR CRICKET FIELD	75 60 63 57 51 45 39

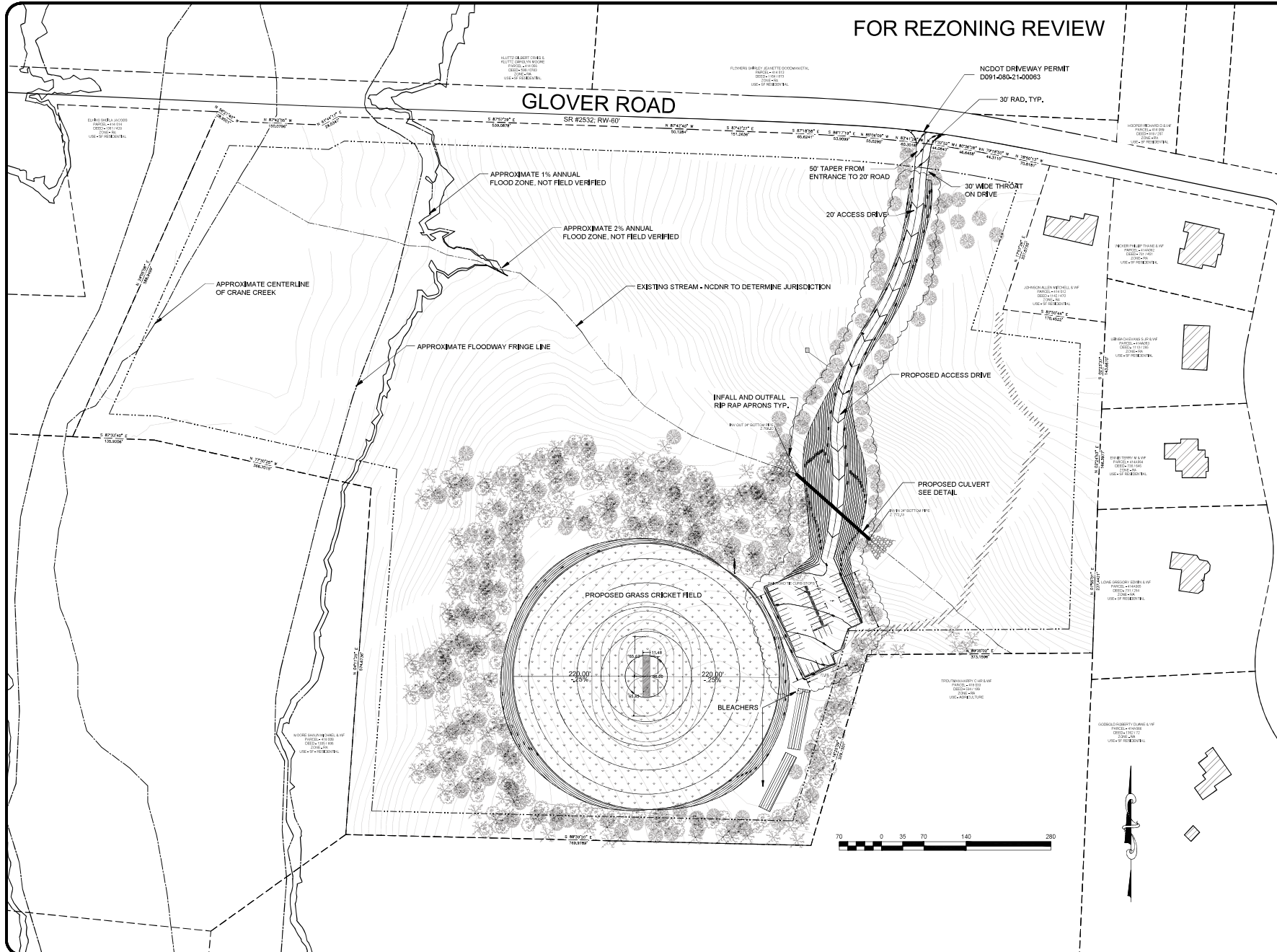
LEVEL AROUND 45 DECIBELS. THIS IGNORES ANY SOUND BUFFERING BY THE NON-DISTURBED NATURAL WOODED AREAS BETWEEN THE FIELD AND THE NEIGHBORING RESIDENCES. THIS NOISE LEVEL WOULD BE WITHIN THE ALLOWABLE TOLERANCES BY ROWAN COUNTY NOISE ORDINANCES AND WOULD BE CLASSIFIED AS QUIET (REF TABLE 1) ON PAR WITH A REFRIGERATOR RUNNING IN A HOME

DATA REFERENCES:

1. American National Standards Institute, "Acoustical Society of America, Sound Level Meters, Reference Study by E. A. 1980, 1981, 1982, 1983, 1984, 1985, 1986, 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022, 2023, 2024, 2025, 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033, 2034, 2035, 2036, 2037, 2038, 2039, 2040, 2041, 2042, 2043, 2044, 2045, 2046, 2047, 2048, 2049, 2050, 2051, 2052, 2053, 2054, 2055, 2056, 2057, 2058, 2059, 2060, 2061, 2062, 2063, 2064, 2065, 2066, 2067, 2068, 2069, 2070, 2071, 2072, 2073, 2074, 2075, 2076, 2077, 2078, 2079, 2080, 2081, 2082, 2083, 2084, 2085, 2086, 2087, 2088, 2089, 2090, 2091, 2092, 2093, 2094, 2095, 2096, 2097, 2098, 2099, 2100, 2101, 2102, 2103, 2104, 2105, 2106, 2107, 2108, 2109, 2110, 2111, 2112, 2113, 2114, 2115, 2116, 2117, 2118, 2119, 2120, 2121, 2122, 2123, 2124, 2125, 2126, 2127, 2128, 2129, 2130, 2131, 2132, 2133, 2134, 2135, 2136, 2137, 2138, 2139, 2140, 2141, 2142, 2143, 2144, 2145, 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JOB: 21068

C-3.0

SITE GRADING PLAN



RAILROAD TIE CURB STOPS

18.5' TYP.

9' TYP.

24.00

24.00

90.00

162.00

26.50

54.00

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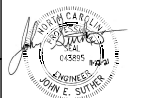
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SCALE: 1" = 10'

DRAWN:	CHECKED:	JOB:
JES	BAA	21068

C-4.1

PARKING AREA PLAN

