



Meeting Minutes

EP Mart #10

Kimley-Horn # 017311002

Subject: Minutes from Neighborhood Meeting

To: Kevin Lewis (Town of Knightdale Planning)
CC: Yvonne Jones (EP Mart)
Date: April 5, 2022
Completed by: Chris Bostic

Attendees:

Yvonne Jones	EP Mart
Audrey Shearin	EP Mart
Chris Bostic	Kimley-Horn
Kevin Lewis	Town of Knightdale
Dustin Tripp	Town of Knightdale

This memorandum summarizes the author's understanding of the discussions from the above referenced meeting.

General: The purpose of the neighborhood meeting was to discuss the proposed rezoning application for EP Mart #10 in Knightdale, NC with adjacent property owners. All property owners within 200 feet of the property were mailed the attached notification letter. The neighborhood meeting was held virtually on Microsoft Teams at 5:00 PM on April 5, 2022. The meeting opened at 5 pm. No one from the public joined the meeting.

End of Meeting



March 15, 2022

Dear Knightdale Area Property Owner:

You are invited to a neighborhood meeting to learn more about a proposed project adjacent to or near your property. A Neighborhood Meeting is required by the Town of Knightdale Unified Development Ordinance and all property owners within 200 feet of the proposed development must receive notification of the meeting. The meeting will be an opportunity for residents and property owners to learn more about the project and provide feedback.

Meeting Date: April 5, 2022

Meeting Time: 5:00 pm

Meeting Welcome: 5 pm

Project Presentation: 5:10 pm

Q&A: 5:30 pm

Meeting Location: 340760667@t.plcm.vc Video Conference ID: 111 149 260 8

Or call in (audio only) +1 984-204-1608, 424327261# Phone Conference ID: 424 327 261#

Application type: Planned Unit Development

Approving Authority: Town Council Legislative Approval

Address: 7604 Knightdale Blvd, Knightdale, NC 27545

PIN: 1754558995

Description of proposal: Conditional Use Rezoning to allow for construction of Convenience Store with Fuel Sales

Estimated Submittal Date*: April 25, 2022

Enclosed is a map showing the location of the property being considered for this proposal. Additional materials and information may be available at the meeting. *Please see the Development Services 2022 Meeting & Submittal Schedule

(https://www.knightdalenc.gov/sites/default/files/uploads/DevelopmentServices/submittal_and_meeting_schedule_2022.pdf) for future public meetings date

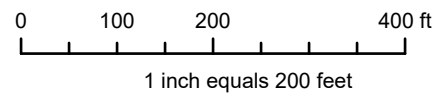
If you have any questions, comments, or concerns about the proposal prior to the meeting, you may contact the project manager, Yvonne Jones at (252) 445-6606, or yjones@epmart.com. These will be recorded as part of the meeting summary, which is submitted to Town staff and elected officials. You may also contact Kevin Lewis with the Town of Knightdale Development Services Department at kevin.lewis@knightdalenc.gov or 919-217-2243.

Cc: Town of Knightdale Development Services Department

LETTER SUBMITTAL MAP



Note: Parcel Key can be found on next page

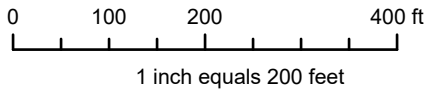
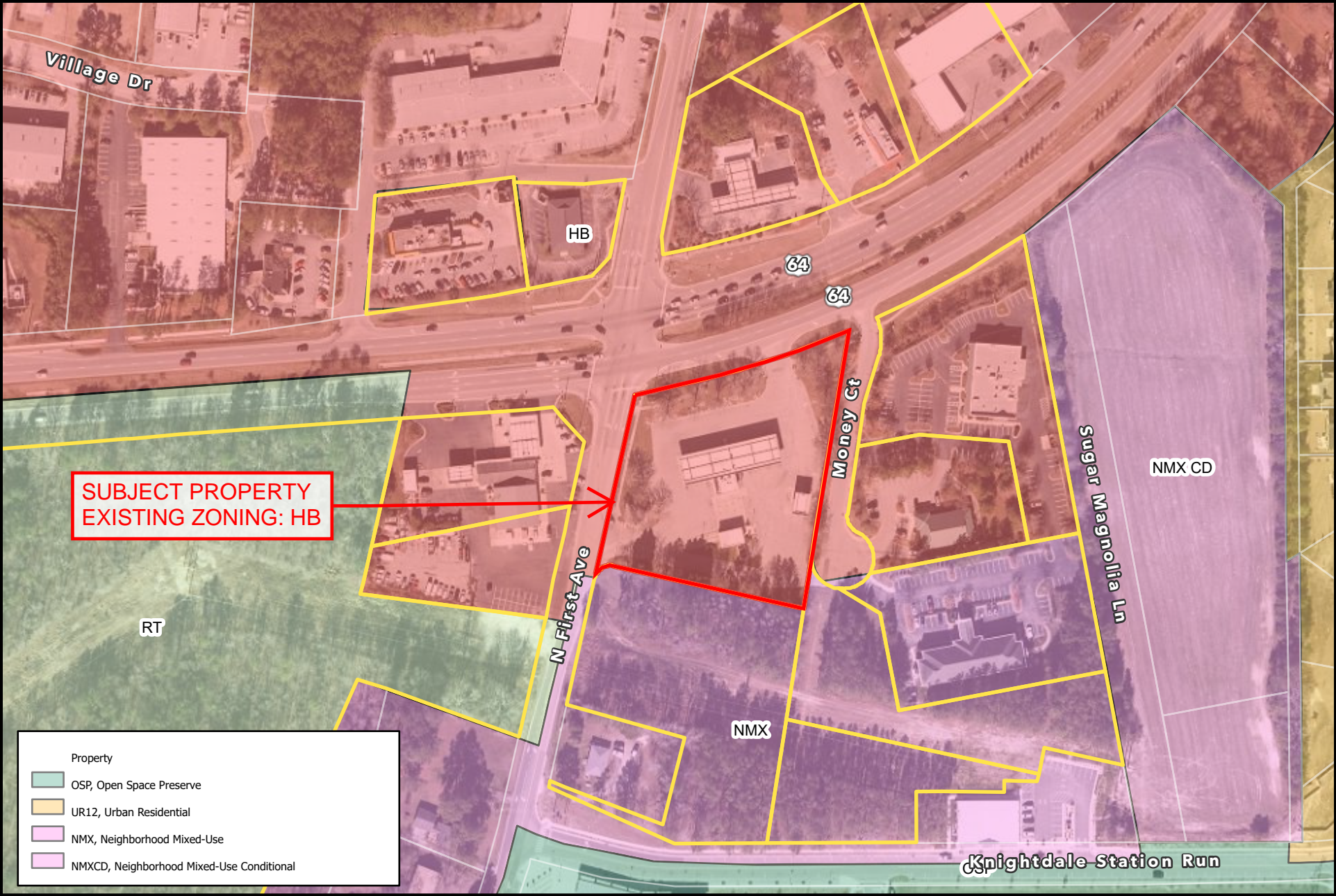


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Parcel Key

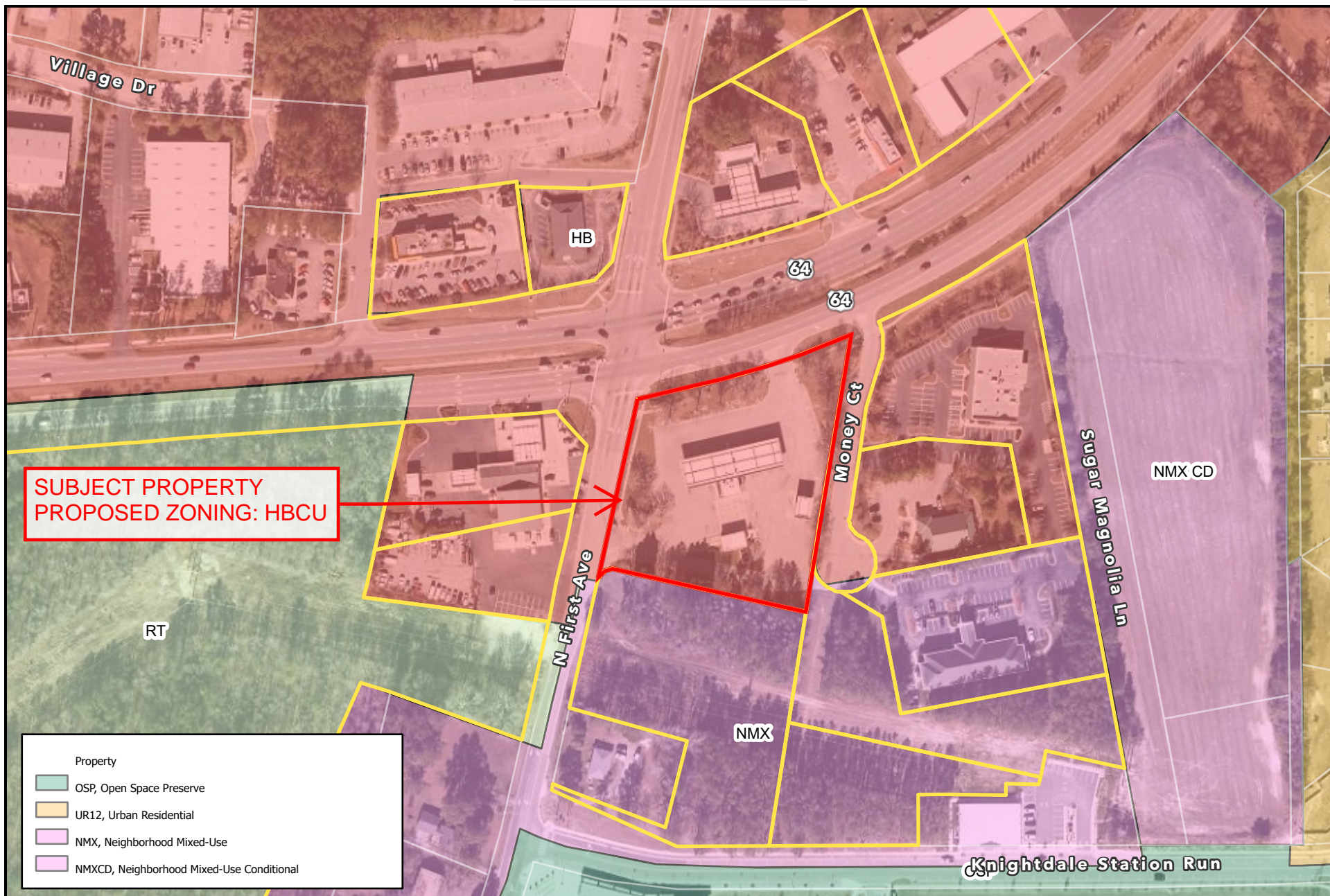
1. KNIGHTDALE RA LLC. PIN 1754564381
2. DVM SERVICES REALTY LLC, PIN: 1754566374
3. M. M. FOWLER INC, PIN: 1754569434
4. SHERWOOD FREEMAN PROPERTIES LLC, PIN: 1754660564
5. POOLE, JAMES HOWARD JR, PIN: 1754662606
6. MONEY COURT PROPERTY HOLDING LLC, PIN 1754662151
7. WAKE COUNTY BOARD OF ALCOHOLIC CONTROL, PIN: 1754652913
8. WAKE HOSPITALITY INC, PIN: 1754652794
9. JERRY GOWER CONSTRUCTION CO INC, PIN: 1754652548
10. CORNER OFFICE LLC, PIN: 1754651510
11. LOCKE, CHARLOTTE C, PIN: 1754558634
12. SUGGS, JANE P BEASLEY, EVE C, PIN: 1754450090
13. R B PERFORMANCE SALES AGENCY INC, PIN: 1754555926
14. R B PERFORMANCE SALES AGENCY INC, PIN: 1754555813
15. LOCKE, L W LOCKE 2 LLC, PIN: 1754558995

EXISTING ZONING MAP



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PROPOSED ZONING MAP



0 100 200 400 ft

1 inch equals 200 feet

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Project Contact InformationProject Name: EP Mart Proposed Zoning: HBCULocation: 7604 Knightdale Blvd, Knightdale, NC 27545Property PIN(s): 1754558995 Acreage/Square Feet: 2.33 acProperty Owner: Eastern Petroleum Corporation dba EP MartAddress: PO Box 398City: Enfield State: NC Zip: 27823Phone: 252-445-6606 Email: yjones@epmart.comDeveloper: Same as above

Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Email: _____

Engineer: Kimley-HornAddress: 421 Fayetteville Street, Suite 600City: Raleigh State: NC Zip: 27601Phone: 919-653-2927 Email: chris.bostic@kimley-horn.com

Builder (if known): _____

Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Email: _____



Neighborhood Meeting Agenda and Project Details

The neighborhood meeting for the proposed EP Mart will begin with a brief introduction and welcome (5:00-5:10), followed by a presentation of the project (5:10-5:30) and a period afterwards for Q&A and comments (5:30-6:00). The developer, engineer and Town of Knightdale Staff will be present to help answer questions and receive comments about the development. Based on feedback from this meeting and meetings with Town staff, the project design will be submitted to the Town. The project will be present at an upcoming Town Council public hearing, subsequently reviewed by the Land Use Review Board, and again by the Town Council.

Electronic Neighborhood Meeting Guidelines

In response to the COVID-19 pandemic, the Town of Knightdale Development Services Department has established this set of guidelines for compliance with [UDO Section 15.3.C](#) regarding Neighborhood Meetings. An Electronic Neighborhood Meeting is only permitted during times of limited group gatherings, as a means of compliance with UDO regulations, and to ensure proposals remain on a relatively normal timeline.

Why are Neighborhood Meetings required?

UDO Section 15.3.C requires a Neighborhood meeting prior to the submittal of any Zoning Map Amendment or Special Use Permit. The goal is to solicit feedback from neighboring residents to assist in bettering the proposal prior to the required public hearing. Applications for proposals must be submitted within six (6) months of the meeting (Sec 15.3.C.1); failure to submit within this time will require a subsequent meeting.

Roles and Responsibilities

All stakeholders will be given the opportunity to speak and provide constructive comments, ask clarifying questions, and make realistic suggestions to contribute to the development of Knightdale. The conversation should remain respectful; disruptive behavior will not be allowed. The roles of all participants are defined below.

- ☐ Facilitator – Assistant Town Manager
 - Ensures meeting efficiency and maintains order
 - Ensures accurate description of proposal
 - Allows for constructive comments/questions
 - Receives and documents questions for staff and/or developer
 - ☐ Staff Liaison – Development Services Staff Member
 - Listens to and records comments/questions
 - Answers process and ordinance related question
 - ☐ Developer – Applicant and Development Team
 - Presents the project accurately
 - Listens to and records comments/questions
 - Answers general questions
 - ☐ Community – Residents, Property Owners, Business Owners
 - Receives project details
 - Asks productive questions
 - Provides practical comments
-

Instructions for Applicants

Applicants shall coordinate the scheduling of meetings with Town staff prior to sending notifications. The applicant will select an electronic meeting platform (Zoom, Microsoft Teams, WebEx, GoToWebinar, etc.) which is accessible to and intuitive for the general public. The meeting shall be scheduled Tuesdays or Thursdays, between 5:00 p.m. to 7:00 p.m., and accessible during that entire window of time. The meeting cannot be held on Town observed holidays.

The following guidelines are required for the applicant to be considered in compliance. Failure to adhere to these guidelines will require the applicant to hold a new neighborhood meeting.

Mailed Notice Requirements:

- ☐ According to UDO Section 15.3.C.1, the applicant shall send written notices of the meeting via first-class mail at least 10 days prior to the meeting to property owners within 200 feet of the proposed project. See attached template.
- ☐ The applicant will be required to include in the attached mailed notice (on applicant letterhead), a vicinity map which contains the existing zoning and a map of the proposed development and zoning.
- ☐ The attached "Project Contact Information" sheet (on applicant letterhead).
- ☐ An agenda for the meeting shall be included with the mailed notice, including an explanation of the process for which the meeting is being held, an explanation of next steps (possible revisions to the plan based on comments received, Town Council Joint Public Hearing, Land Use Review Board meeting, Town Council decision), and an overview of development proposal.
- ☐ Include these guidelines (pages 1 and 2) with the mailed notices to property owners.

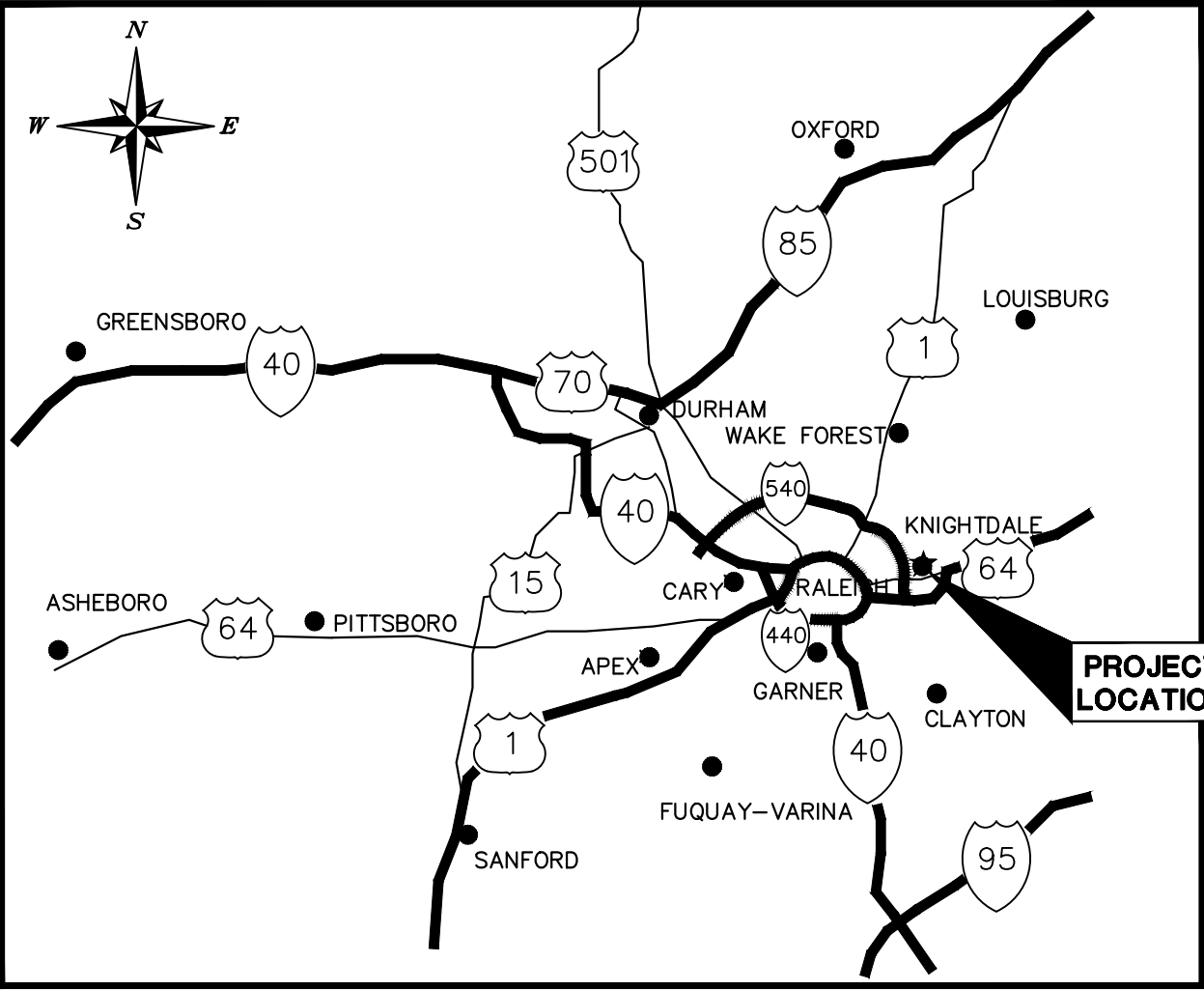
Submittal Document Requirements:

- ☐ The attached "Summary of Electronic Neighborhood Meeting Discussion" sheet filled out, consisting of questions or concerns by attendees, responses from the applicant, any questions or concerns received prior to the meeting, and a description of how the applicant proposes to respond to neighborhood concerns or changes made as a result of the meeting.
- ☐ The attached "Electronic Neighborhood Meeting Attendance" sheet.
- ☐ The attached "Affidavit of Conducting an Electronic Neighborhood Meeting and Issues/Responses Submittal".
- ☐ All the above items listed under "Mailed Notice Requirements" sent to applicable property owners.

Additional requirements:

- ☐ Should any attendee request follow up information, the applicant will be required to maintain communication and inform town staff.

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PROJECT LOCATION
NTS

EXISTING SITE AREA: 2.33 AC
SITE AREA AFTER DEDICATION: 2.23 AC

EXISTING/PROPOSED USE: CONVENIENCE STORE WITH FUEL SALES
EXISTING ZONING: HB (HIGHWAY BUSINESS)
PROPOSED ZONING: HBCU (HIGHWAY BUSINESS CONDITIONAL USE)

PARKING REQUIRED
MAXIMUM: 3.5 PER KSF GFA = 3.5 * 6.6 KSF = 23 SPACES
MINIMUM: 1/2 OF MAXIMUM = 12 SPACES
BICYCLE SPACES: 2

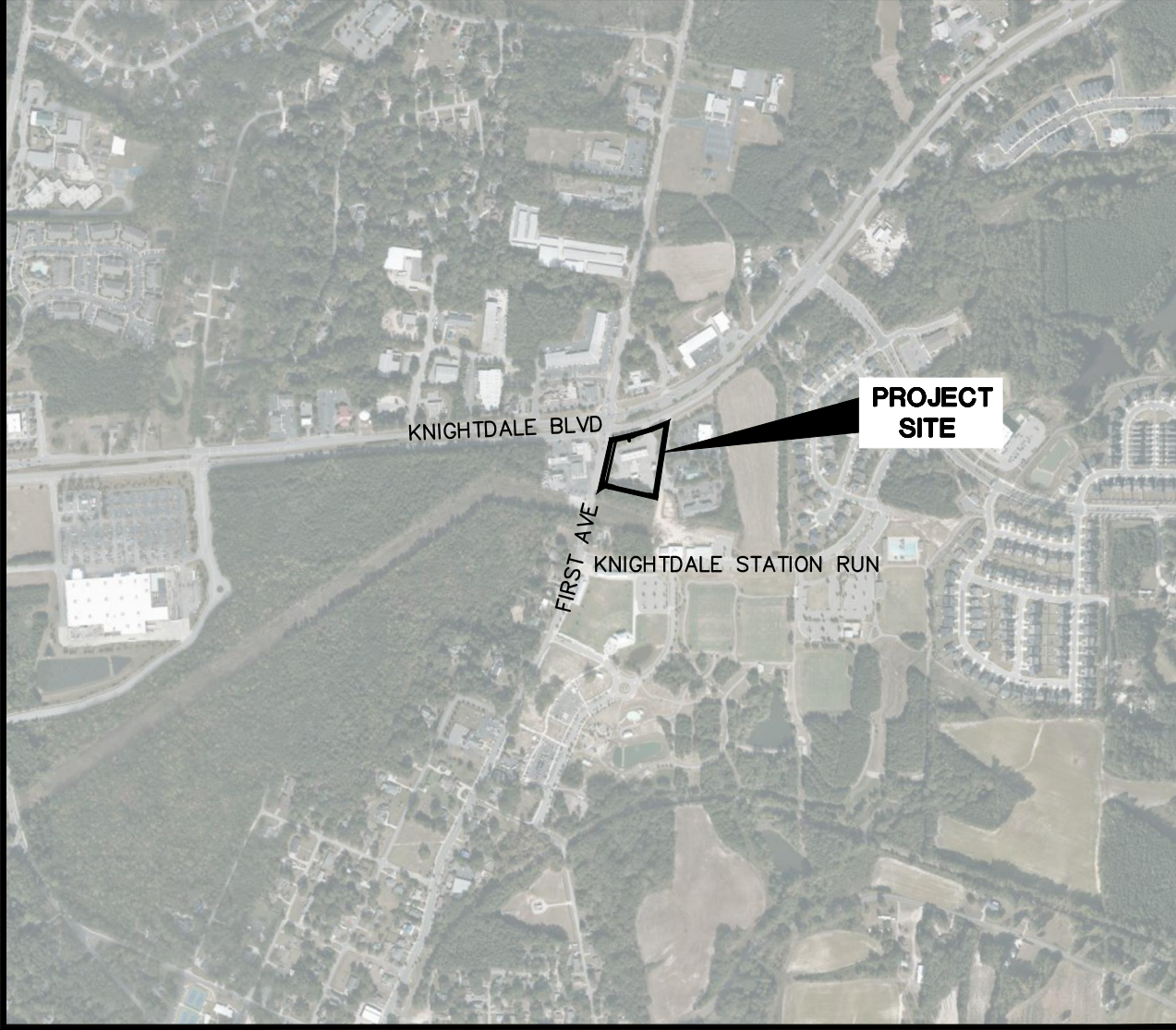
PARKING PROVIDED
REGULAR: 21 SPACES
ADA: 2 SPACES
ELECTRIC VEHICLE: 6 SPACES
BICYCLE SPACES: 2

IMPERVIOUS AREA CALCULATIONS
PRE-DEVELOPMENT: 71,900 SF (1.65 AC)
POST-DEVELOPMENT: 61,800 SF (1.42 AC)
IMPERVIOUS AREA IS REDUCED THEREFORE NO STORM WATER TREATMENT IS REQUIRED.

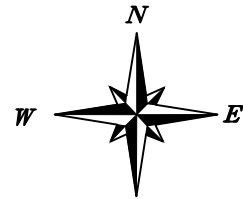
Sheet List Table	
Sheet Number	Sheet Title
C0.0	COVER SHEET
C1.0	EXISTING CONDITIONS
C1.1	DEMOLITION PLAN
C2.0	SITE PLAN
C3.0	GRADING AND DRAINAGE PLAN
C4.0	UTILITY PLAN
C5.0	ARCHITECTURAL ELEVATIONS
C5.1	ARCHITECTURAL ELEVATIONS
C5.2	ARCHITECTURAL ELEVATIONS
C5.3	ARCHITECTURAL ELEVATIONS
C5.4	ARCHITECTURAL ELEVATIONS
C5.5	ARCHITECTURAL ELEVATIONS
L1.0	LANDSCAPE PLAN
I1.0	LIGHTING PLAN
I1.1	LIGHTING DETAILS
I1.2	LIGHTING DETAILS
I1.3	LIGHTING DETAILS

ALL CONSTRUCTION TO BE IN ACCORDANCE WITH ALL TOWN OF KNIGHTDALE AND/OR NCDOT STANDARDS AND SPECIFICATIONS.

WATER ALLOCATION: EXISTING WATER CUSTOMER.



VICINITY MAP



SCALE: 1" = 1000'

PROJECT OWNER AND CONSULTANT

SITE DEVELOPER: EASTERN PETROLEUM CORP.
dba EP MART
PO BOX 398
ENFIELD, NC 27823
PHONE: (252) 445-6806
ATTN: YVONNE JONES

CIVIL ENGINEER: KIMLEY-HORN AND ASSOCIATES, INC.
421 FAYETTEVILLE ST., SUITE 600
RALEIGH, NORTH CAROLINA 27601
PHONE: (919) 653-2927
ATTN.: CHRIS BOSTIC, P.E.
chris.bostic@kimley-horn.com

LANDSCAPE ARCHITECT: KIMLEY-HORN AND ASSOCIATES, INC.
421 FAYETTEVILLE ST., SUITE 600
RALEIGH, NORTH CAROLINA 27601
PHONE: (919) 678-4170
ATTN.: MATT GROSS, PLA
matt.gross@kimley-horn.com

SURVEYOR: TIMMONS GROUP
5410 TRINITY ROAD
RALEIGH, NC 27607
PHONE: (919) 779-4854

PREPARED IN THE OFFICE OF:

Kimley»Horn

© 2022 Kimley-Horn and Associates, Inc.
421 FAYETTEVILLE STREET – SUITE 600 – RALEIGH, NORTH CAROLINA 27601
PHONE: (919) 677-2000

NC CERTIFICATE OF AUTHORIZATION: F-0102

PRELIMINARY
NOT FOR CONSTRUCTION

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SEAL:

JUNE 27, 2022

JOB NUMBER:
017311002

EP MART #10
PREPARED FOR
EP MART

TOWN OF KNIGHTDALE NORTH CAROLINA

SHEET NUMBER
C0.0

COVER SHEET

KHA PROJECT
017311002
DATE
06/27/2022
SCALE AS SHOWN
DESIGNED BY XXX
DRAWN BY XXX
CHECKED BY COB

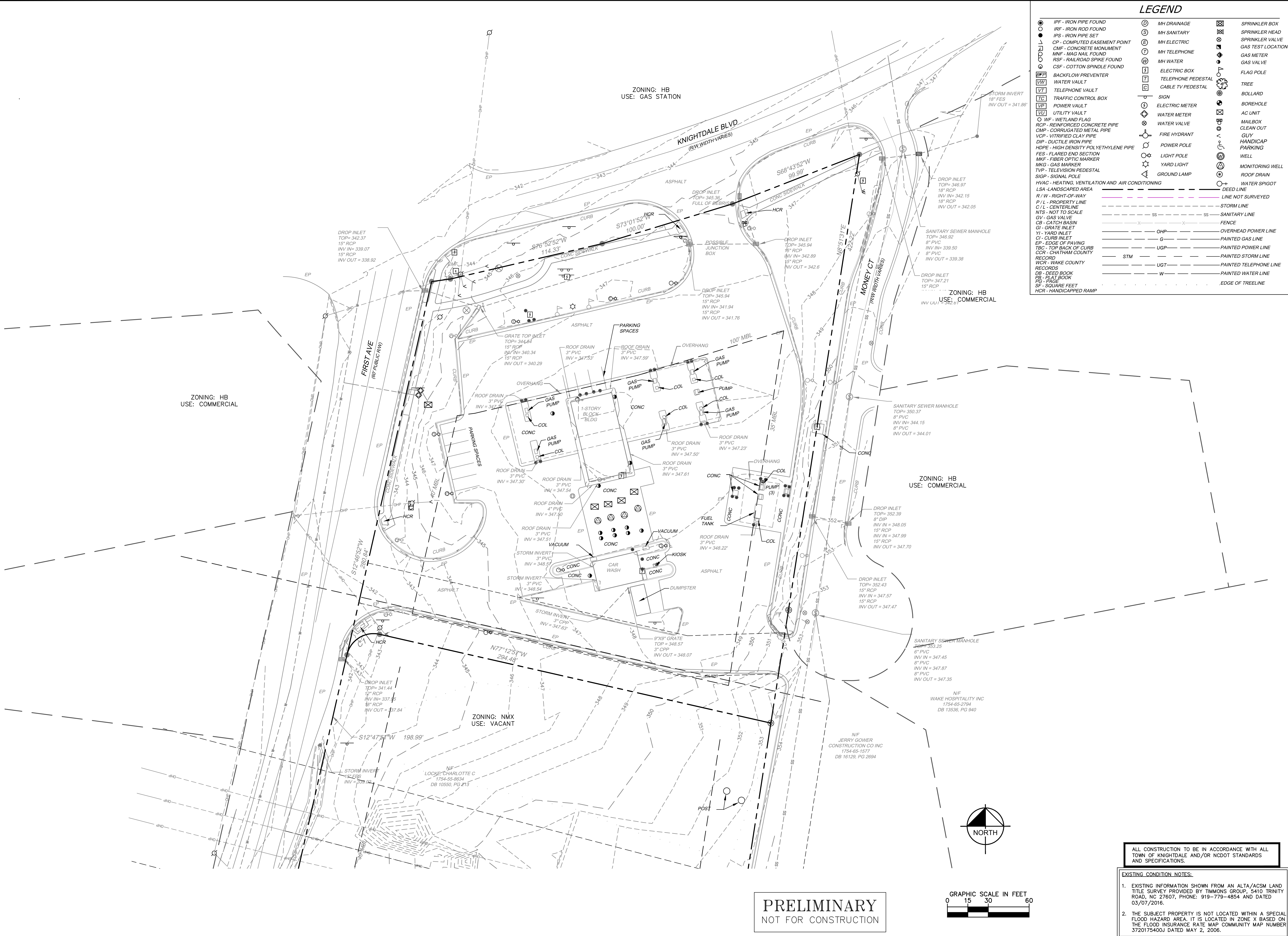
Kimley»Horn

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421 FAYETTEVILLE STREET, SUITE 600, RALEIGH, NC 27601
PHONE: 919-677-2000 • FAX: 919-677-2050
WWW.KIMLEY-HORN.COM

#F-0102

No.	REVISIONS	DATE	BY
1	TOWN COMMENTS	07/22/22	COB

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LEGEND

● IPF - IRON PIPE FOUND	④ MH DRAINAGE	⊠ SPRINKLER BOX
○ IRF - IRON ROD FOUND	⑤ MH SANITARY	⊠ SPRINKLER HEAD
● IPS - IRON PIPE SET	⑥ MH ELECTRIC	⊠ SPRINKLER VALVE
— CP - COMPUTED EASEMENT POINT	⑦ MH TELEPHONE	⊠ GAS TEST LOCATION
— CMP - CONCRETE MONUMENT	⑧ MH WATER	⊠ GAS METER
— MNF - MAG NAIL FOUND	⑨ ELECTRIC BOX	⊠ GAS VALVE
— RSF - RAILROAD SPIKE FOUND	⑩ TELEPHONE PEDESTAL	⊠ FLAG POLE
— CSF - COTTON SPINDLE FOUND	⑪ CABLE TV PEDESTAL	⊠ TREE
— BFP - BACKFLOW PREVENTER	⑫ SIGN	⊠ BOLLARD
— WV - WATER VAULT	⑬ ELECTRIC METER	⊠ BOREHOLE
— TV - TELEPHONE VAULT	⑭ WATER METER	⊠ AC UNIT
— TC - TRAFFIC CONTROL BOX	⑮ WATER VALVE	⊠ MAILBOX
— VP - POWER VAULT	⑯ FIRE HYDRANT	⊠ CLEAN OUT
— UV - UTILITY VAULT	⑰ POWER POLE	⊠ GUY
○ WF - WETLAND FLAG	⑱ LIGHT POLE	⊠ HANDICAP PARKING
— RCP - REINFORCED CONCRETE PIPE	⑲ YARD LIGHT	⊠ WELL
— CMP - CORRUGATED METAL PIPE	⑳ GROUND LAMP	⊠ MONITORING WELL
— VCP - VITRIFIED CLAY PIPE		⊠ ROOF DRAIN
— DIP - DUCTILE IRON PIPE		⊠ WATER SPIGOT
— HDPE - HIGH DENSITY POLYETHYLENE PIPE		
— FES - FLARED END SECTION		
— MKF - FIBER OPTIC MARKER		
— MKG - GAS MARKER		
— TYP - TELEVISION PEDESTAL		
— SKP - SIGNAL POLE		
— HVAC - HEATING, VENTILATION AND AIR CONDITIONING		
— LSA - LANDSCAPED AREA		
— R/W - RIGHT-OF-WAY		
— P/L - PROPERTY LINE		
— C/L - CENTERLINE		
— NTS - NOT TO SCALE		
— GV - GAS VALVE		
— CB - CATCH BASIN		
— GI - GRATE INLET		
— YI - YARD INLET		
— CI - CURB INLET		
— EP - EDGE OF PAVING		
— TBC - TOP BACK OF CURB		
— COR - CHATHAM COUNTY		
— RECORD		
— WCR - WAKE COUNTY		
— RECORDS		
— DB - DEED BOOK		
— PL - PLAT BOOK		
— PG - PAGE		
— SF - SQUARE FEET		
— HCR - HANDICAPPED RAMP		

EP MART #10
PREPARED FOR
EP MART

NO. 1

DATE 07/22/22

BY

EXISTING
CONDITIONS

NO. 1

DATE 06/27/2022

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EP MART #10
PREPARED FOR
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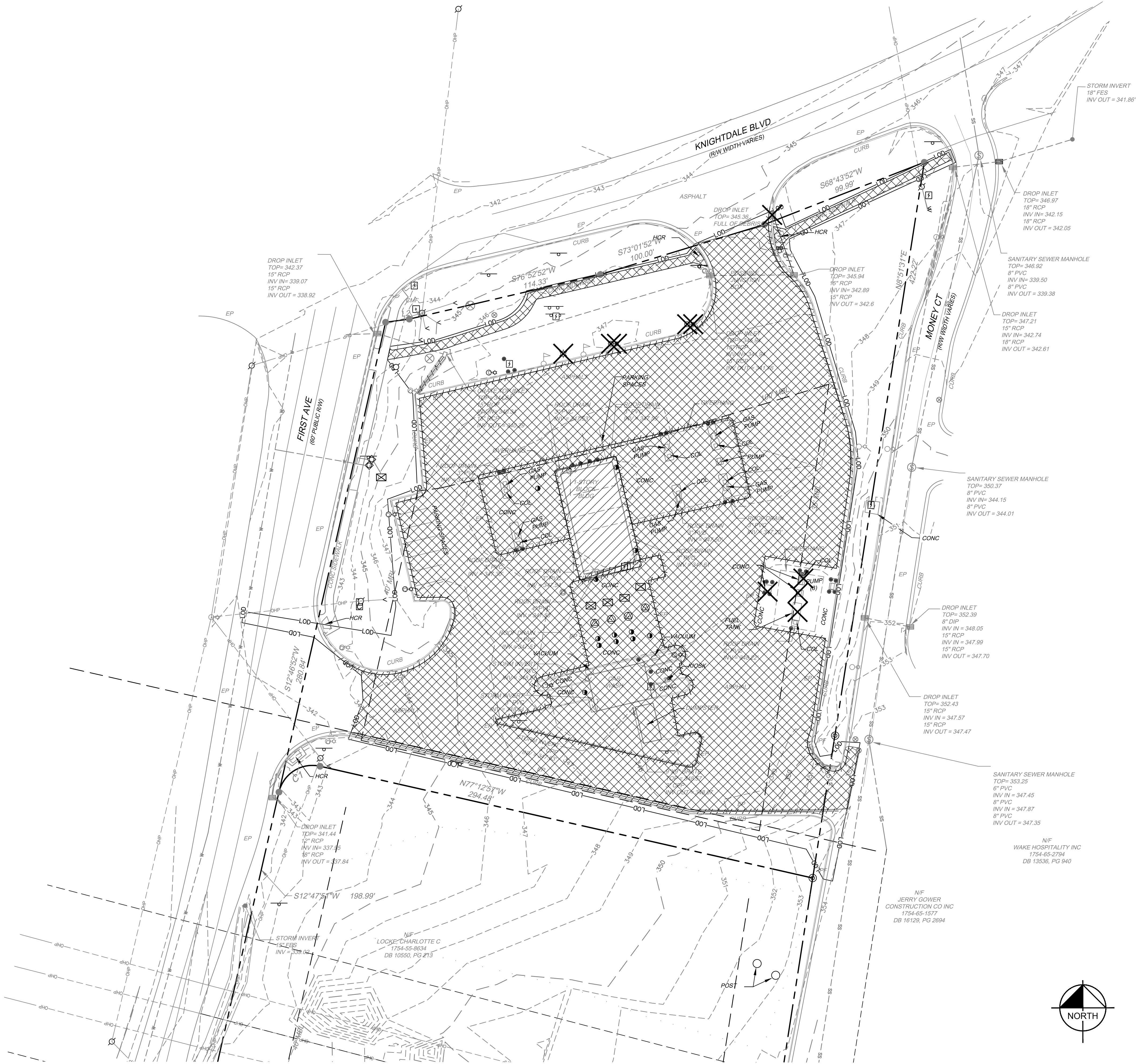
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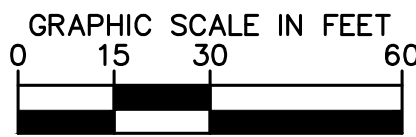
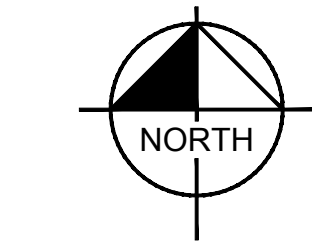
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PRELIMINARY
NOT FOR CONSTRUCTION



ALL CONSTRUCTION TO BE IN ACCORDANCE WITH ALL TOWN OF KNIGHTDALE AND/OR NCDOT STANDARDS AND SPECIFICATIONS.

- EXISTING CONDITION NOTES:
- EXISTING INFORMATION SHOWN FROM AN ALTA/ACSM LAND TITLE SURVEY PROVIDED BY TIMMONS GROUP, 5410 TRINITY ROAD, NC 27607, PHONE: 919-779-4854 AND DATED 03/07/2016.
 - THE SUBJECT PROPERTY IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA. IT IS LOCATED IN ZONE X BASED ON THE FLOOD INSURANCE RATE MAP COMMUNITY MAP NUMBER 3720175400J DATED MAY 2, 2006.

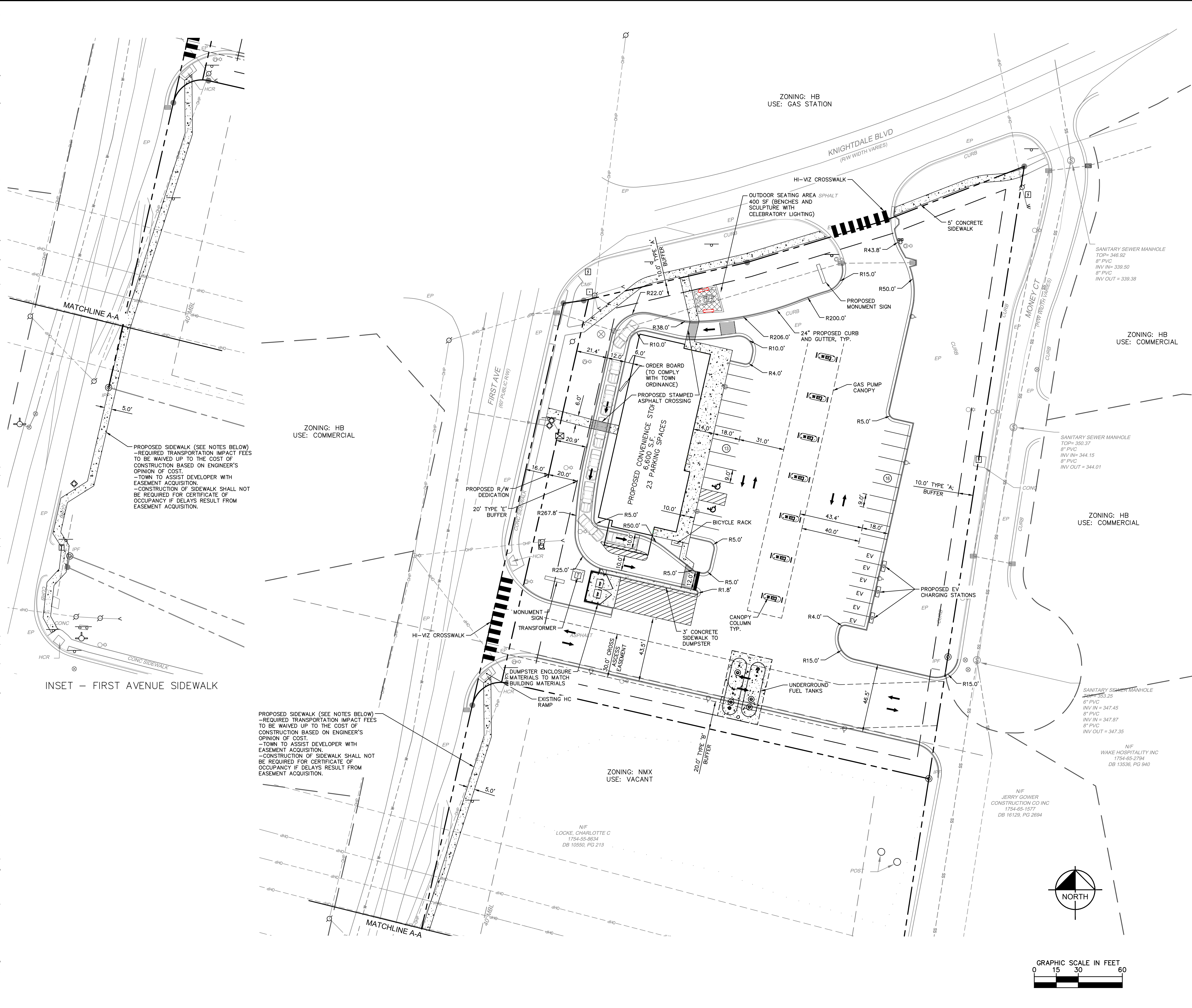
DEMOLITION LEGEND	
	PROPERTY LINE
	CLEARING LIMITS
	DEMOLISH SITE ITEM
	DEMOLISH UNDERGROUND UTILITY
	ABANDON UTILITY IN PLACE
	SAWCUT
	DEMOLISH SITE ITEM/ TREE TO BE REMOVED
	BUILDINGS TO BE REMOVED
	SIDEWALK/PAVEMENT TO BE REMOVED

SHEET NUMBER		EP MART #10		DEMOLITION PLAN		KHA PROJECT 017311002		Kimley»»Horn			
C1.1		PREPARED FOR EP MART				DATE 06/27/2022		© 2022 KIMLEY-HORN AND ASSOCIATES, INC. 421 FAYETTEVILLE STREET, SUITE 600, RALEIGH, NC 27601 PHONE: 919-677-2000 FAX: 919-677-2050 WWW.KIMLEY-HORN.COM			
TOWN OF KNIGHTDALE		NORTH CAROLINA				SCALE AS SHOWN					
						DESIGNED BY XXX					
						DRAWN BY XXX					
						CHECKED BY COB					
								1 TOWN COMMENTS		07/22/22 COB	
								No.		REVISIONS	
								#-0102		DATE BY	

Kimley»Horn

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SITE LEGEND	
	PROPERTY LINE
	EASEMENT LINE
	FENCE
	PARKING SPACE COUNT
	SIGN (SEE PLAN)
	LIGHT POLE
	WHEEL STOP
	ACCESSIBLE PARKING MARKING (V INDICATES VAN ACCESSIBLE)
	DIRECTIONAL PAVEMENT ARROWS
	LIGHT DUTY ASPHALT
	HEAVY DUTY ASPHALT
	STANDARD DUTY CONCRETE
	HEAVY DUTY CONCRETE
	CONCRETE SIDEWALK
	ADA PATH

NO.	REVISIONS	DATE	BY
1	TOWN COMMENTS	07/22/22	COB

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KHA PROJECT 017311002	DATE 06/27/2022	SCALE AS SHOWN	DESIGNED BY XXX	DRAWN BY XXX	CHECKED BY COB
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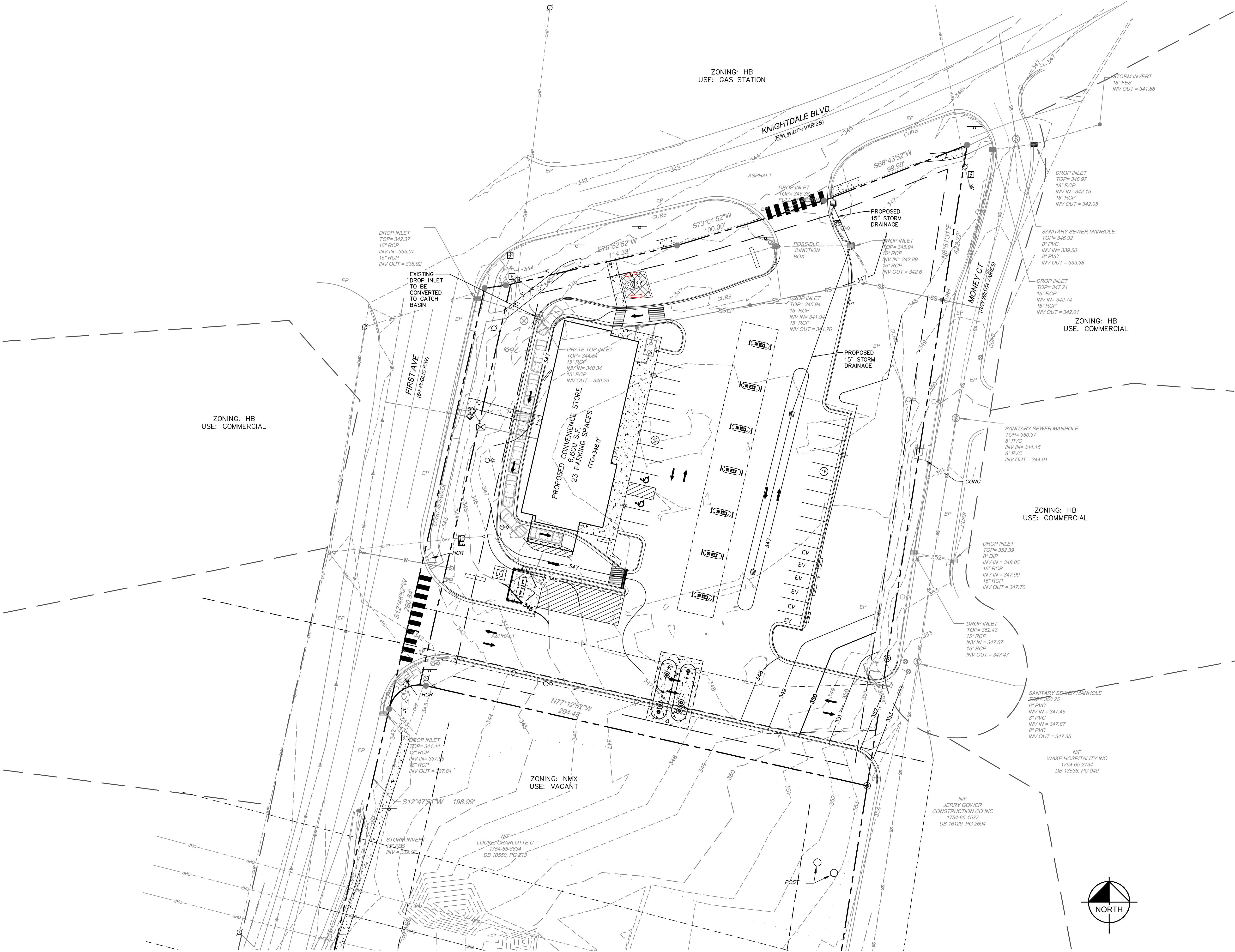
SITE PLAN

EP MART #10
PREPARED FOR
EP MART

TOWN OF KNIGHTDALE
NORTH CAROLINA

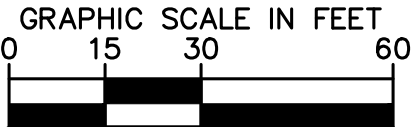
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GRADING AND DRAINAGE LEGEND	
	PROPERTY LINE
	TEMPORARY CONSTRUCTION EASEMENT
	STORM DRAIN
	ROOF DRAIN
	LIMITS OF DISTURBANCE
	EXISTING CONTOUR
	PROPOSED CONTOUR
	SILT FENCE
	TREE PROTECTION FENCE
	ACCESSIBLE ROUTE
	SPOT ELEVATION (FLOW LINE)
	HIGH POINT
	LOW POINT
	CATCH BASIN (CB)
	MANHOLE (SDMH)
	CLEANOUT (SDCO)
	DROP INLET (DI)
	AREA DRAIN (AD)
	FLOW ARROW

- NOTE:
1. ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET. (UNLESS OTHERWISE STATED)
 2. DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.



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EP MART #10
PREPARED FOR
EP MART

TOWN OF
KNIGHTDALE

GRADING AND
DRAINAGE PLAN

NORTH CAROLINA

KHA PROJECT
017311002

DATE
06/27/2022

SCALE AS SHOWN

DESIGNED BY XXX

DRAWN BY XXX

CHECKED BY COB

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07/22/22 COB

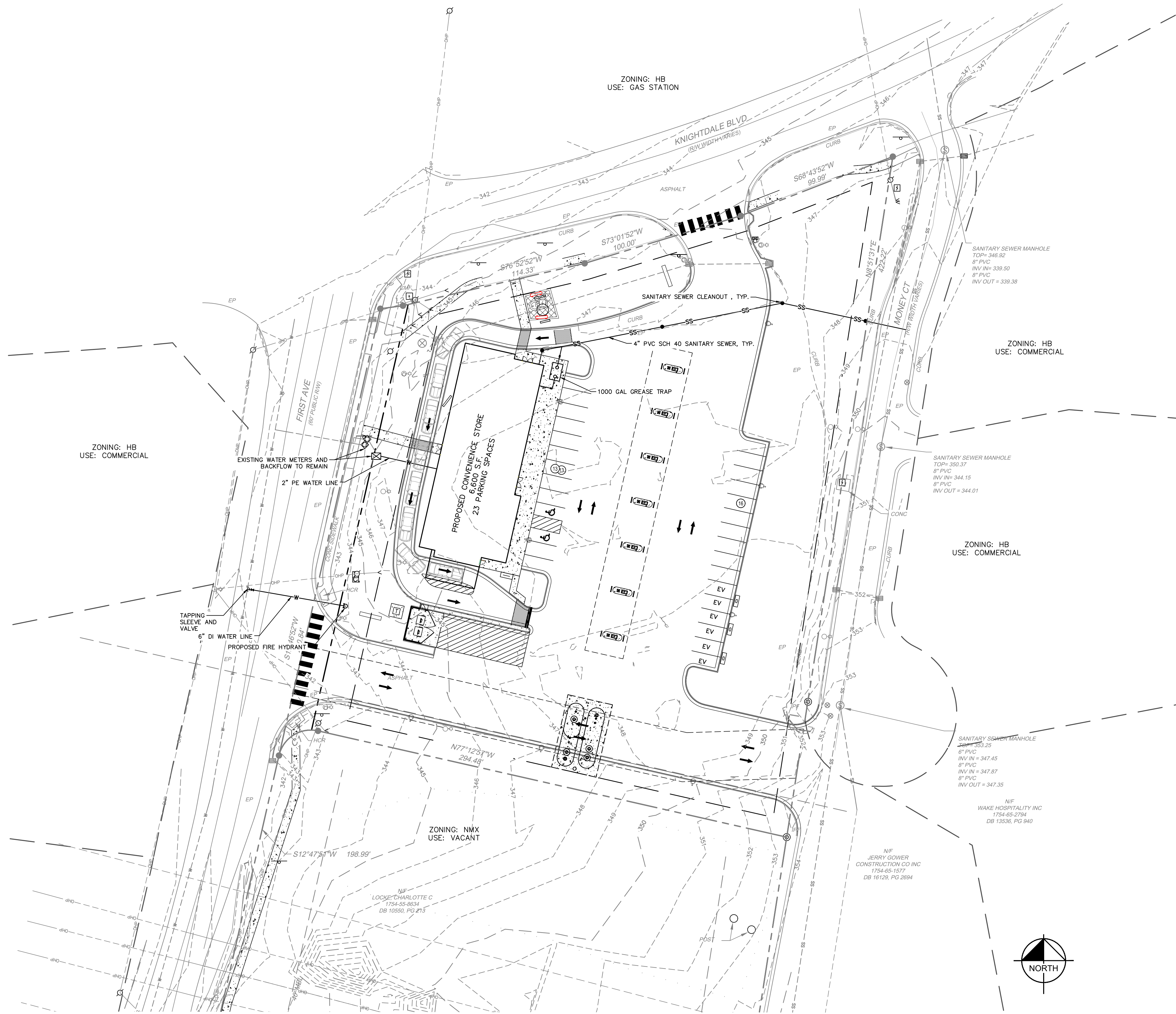
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





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UTILITY LEGEND

	PROPERTY LINE
	WATER LINE
	SANITARY SEWER LINE
	ELECTRIC
	FIBER OPTIC
	GAS
	WATER METER
	GATE VALVE
	POINT OF CONNECTION
	BACKFLOW PREVENTOR
	PIPE TEE/BENDS
	FIRE HYDRANT (FH)
	FIRE DEPARTMENT CONNECTION (FDC)
	SANITARY SEWER CLEANOUT (SSCO)
	SANITARY SEWER MANHOLE (SSMH)

STANDARD UTILITY NOTES (AS APPLICABLE):

1. ALL MATERIALS & CONSTRUCTION METHODS SHALL BE IN ACCORDANCE WITH CITY OF RALEIGH DESIGN STANDARDS, DETAILS & SPECIFICATIONS (REFERENCE: CORPUS HANDBOOK, CURRENT EDITION).
2. UTILITY SEPARATION REQUIREMENTS:
 - A) A DISTANCE OF 100 SHALL BE MAINTAINED BETWEEN SANITARY SEWER & ANY PRIVATE OR PUBLIC WATER SUPPLY SOURCE SUCH AS AN IMPOUNDED RESERVOIR USED AS A SOURCE OF POTABLE WATER. IF THE MINIMUM SEPARATION CANNOT BE ACHIEVED, FERROUS SANITARY SEWER PIPE SHALL BE SPECIFIED INSTALLED TO WATERLINE SPECIFICATIONS. HOWEVER, THE MINIMUM SEPARATION SHALL NOT BE LESS THAN 25 FROM A PRIVATE WELL OR 50 FROM A PUBLIC WELL.
 - B) WHEN INSTALLING WATER &/OR SEWER MAINS, THE HORIZONTAL SEPARATION BETWEEN UTILITIES SHALL BE 10". IF THIS SEPARATION CANNOT BE MAINTAINED DUE TO EXISTING CONDITIONS, THE VARIATION ALLOWED IS THE WATER MAIN IN A SEPARATE TRENCH WITH THE ELEVATION OF THE WATER MAIN AT LEAST 18" MIN. ABOVE THE ELEVATION OF SEWER MAINS APPROVED BY THE PUBLIC UTILITIES DIRECTOR. ALL DISTANCES ARE MEASURED FROM OUTSIDE DIAMETER TO OUTSIDE DIAMETER.
 - C) WHERE IT IS IMPOSSIBLE TO OBTAIN PROPER SEPARATION, OR ANYTIME A SANITARY SEWER PASSES UNDER A WATERMAIN, MATERIALS OR STEEL ENCASEMENT EXTENDED 10" ON EACH SIDE OF CROSSING MUST BE SPECIFIED & INSTALLED TO WATERLINE SPECIFICATIONS.
 - D) 5.0 MINIMUM HORIZONTAL SEPARATION IS REQUIRED BETWEEN ALL SANITARY SEWER & STORM SEWER FACILITIES, UNLESS MATERIAL IS SPECIFIED FOR SANITARY SEWER.
 - E) MAIN WITHIN 18" MIN. HORIZONTAL SEPARATION AT ALL WATERMAIN & RCP STORM DRAIN CROSSINGS; MAINTAIN 24" MIN. VERTICAL SEPARATION AT ALL SANITARY SEWER & RCP STORM DRAIN CROSSINGS. WHERE ADEQUATE SEPARATIONS CANNOT BE ACHIEVED, SPECIFY MATERIALS & A CONCRETE CRADLE HAVING 6" MIN. CLEARANCE (PER CORPUS DETAILS W-41 & S-49).
 - F) ALL OTHER UTILITY CROSSINGS UTILITIES SHALL CROSS WATER & SEWER FACILITIES WITH 18" MIN. VERTICAL SEPARATION REQUIRED.
3. ANY NECESSARY FIELD REVISIONS ARE SUBJECT TO REVIEW & APPROVAL OF AN AMENDED PLAN &/OR PROFILE BY THE CITY OF RALEIGH PUBLIC UTILITIES DEPARTMENT PRIOR TO CONSTRUCTION.
4. CONTRACTOR SHALL MAINTAIN CONTINUOUS WATER & SEWER SERVICE TO EXISTING RESIDENCES & BUSINESSES THROUGHOUT CONSTRUCTION OF PROJECT. ANY NECESSARY SERVICE INTERRUPTIONS SHALL BE PRECEDED BY A 24 HOUR ADVANCE NOTICE TO THE CITY OF RALEIGH PUBLIC UTILITIES DEPARTMENT.
5. 3.0 MINIMUM COVER IS REQUIRED ON ALL WATER MAINS & SEWER FORCEMAINS. 4.0 MINIMUM COVER IS REQUIRED ON ALL REUSE MAINS.
6. IT IS THE DEVELOPER'S RESPONSIBILITY TO ABANDON OR REMOVE EXISTING WATER & SEWER SERVICES NOT BEING USED IN REDEVELOPMENT OF A SITE UNLESS OTHERWISE DIRECTED BY THE CITY OF RALEIGH PUBLIC UTILITIES DEPARTMENT. THIS INCLUDES ABANDONING TAP AT MAIN & REMOVAL OF SERVICE FROM ROW OR EASEMENT PER CORPUS HANDBOOK PROCEDURE.
7. INSTALL 2" COPPER WATER SERVICES WITH METERS LOCATED AT ROW OR WITHIN A 2'X2' WATERLINE EASEMENT IMMEDIATELY ADJACENT. NOTE: IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY SIZE THE WATER SERVICE FOR EACH CONNECTION TO PROVIDE ADEQUATE FLOW & PRESSURE.
8. INSTALL 6" PVC SEWER SERVICES @ 1.0% MINIMUM GRADE WITH CLEANOUTS LOCATED AT ROW OR EASEMENT LINE & SPACED EVERY 75 LINEAR FEET MAXIMUM.
9. PRESSURE REDUCING VALVES ARE REQUIRED ON ALL WATER SERVICES EXCEEDING 80 PSI; BACKWATER VALVES ARE REQUIRED ON ALL SANITARY SEWER SERVICES HAVING BUILDINGS LOWER THAN 1.0' ABOVE THE NEXT UPSTREAM MANHOLE.
10. ALL ENVIRONMENTAL PERMITS APPLICABLE TO THE PROJECT MUST BE OBTAINED FROM NCDOH, USACE, AND ANY OTHER APPROPRIATE AGENCIES PRIOR TO CONSTRUCTION. IF PERMITS ARE REQUIRED, THE USER SHALL OBTAIN ALL NECESSARY PERMITS PRIOR TO CONSTRUCTION.
11. NCDOT / RAILROAD ENCRoACHMENT AGREEMENTS ARE REQUIRED FOR ANY UTILITY WORK (INCLUDING MAIN EXTENSIONS & SERVICE TAPS) WITHIN STATE OR RAILROAD ROW PRIOR TO CONSTRUCTION.
12. GREASE INTERCEPTOR / OIL WATER SEPARATOR SIZING CALCULATIONS & INSTALLATION SPECIFICATIONS SHALL BE APPROVED BY THE CORPUS FOC PROGRAM COORDINATOR PRIOR TO ISSUANCE OF A BUILDING PERMIT. CONTACT TIMOTHY BEASLEY AT (919) 969-2334 OR TIMOTHY.BEASLEY@RALEIGHNC.GOV FOR MORE INFORMATION.
13. CROSS-CONNECTION CONTROL PROTECTION DEVICES ARE REQUIRED BASED ON DEGREE OF HEALTH HAZARD INVOLVED AS LISTED IN APPENDIX-B OF THE RULES GOVERNING PUBLIC WATER SYSTEMS IN NORTH CAROLINA. THESE GUIDELINES ARE THE MINIMUM REQUIREMENTS. THE DEVICES MUST MEET THE AMERICAN SOCIETY OF MECHANICAL ENGINEERING (ASSE) STANDARDS OR BE ON THE UNIVERSITY OF SOUTHERN CALIFORNIA APPROVAL LIST. THE DEVICES SHALL BE INSTALLED AND TESTED (BOTH INITIAL AND PERIODIC TESTING THEREAFTER) IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS OR THE LOCAL CROSS-CONNECTION CONTROL PROGRAM, WHICHEVER IS MORE STRINGENT. CONTACT JOANIE HARTLEY AT (919) 969-5923 OR JOANIE.HARTLEY@RALEIGHNC.GOV FOR MORE INFORMATION.

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KHA PROJECT
017311002

DATE _____

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UTILITY PLAN

EP MART #10

PREPARED FOR
EP MART

NORTH CAROLINA

SHEET NUMBER

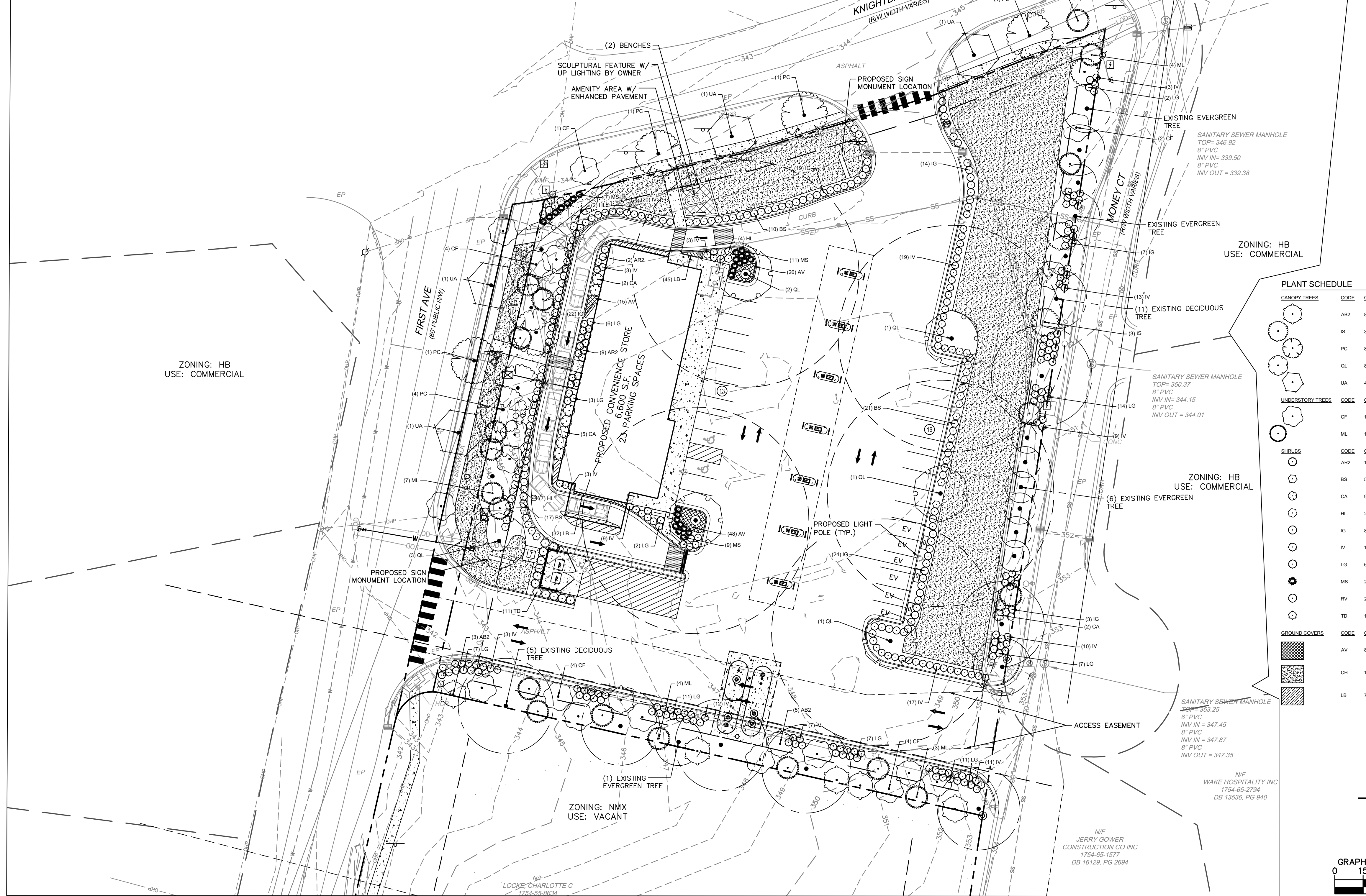
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LANDSCAPE REQUIREMENTS & CALCULATIONS

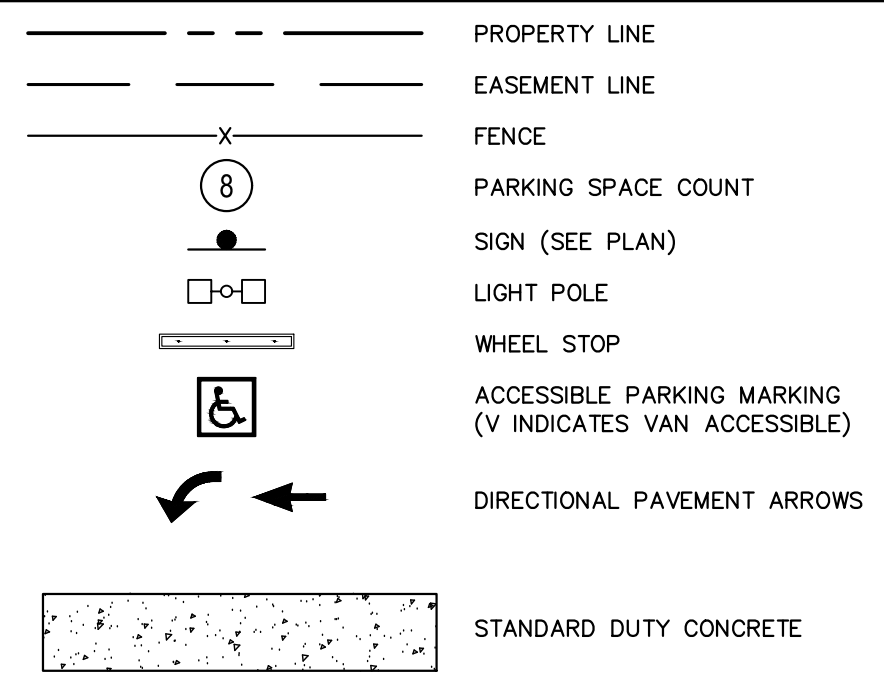
Town of Knightdale UDO

AREA TO BE LANDSCAPED	CODE REQUIREMENT	SITE LOCATION	MEASUREMENT	TOTAL QUANTITY REQUIRED	TOTAL QUANTITY PROVIDED
10' TYPE A BUFFER	PER 100 LF: 3 CANOPY TREES 2 UNDERSTORY TREES 20 SHRUBS	EAST PROPERTY LINE	348 LF*	(348 / 100) x 3 = 11 CANOPY TREES (348 / 100) x 2 = 7 UNDERSTORY TREES (348 / 100) x 20 = 70 SHRUBS	0 CANOPY TREES (16 EXISTING TREES) 12 UNDERSTORY TREES 71 SHRUBS
20' TYPE B BUFFER	PER 100 LF: 3 CANOPY TREES 5 UNDERSTORY TREES 20 SHRUBS	SOUTH PROPERTY LINE	294 LF	(294 / 100) x 3 = 9 CANOPY TREES (294 / 100) x 5 = 15 UNDERSTORY TREES (294 / 100) x 20 = 59 SHRUBS	8 CANOPY TREES (6 EXISTING TREES) 16 UNDERSTORY TREES (1 EXISTING TREE) 69 SHRUBS
20' TYPE B BUFFER	PER 100 LF: 3 CANOPY TREES 5 UNDERSTORY TREES 20 SHRUBS	WEST PROPERTY LINE	220 LF	(220 / 100) x 3 = 7 CANOPY TREES (220 / 100) x 5 = 11 UNDERSTORY TREES (220 / 100) x 20 = 44 SHRUBS	7 CANOPY TREES 11 UNDERSTORY TREES 54 SHRUBS**
STREET TREES	DECIDUOUS CANOPY TREES PLACED 40' O.C.	FIRST AVE	200 LF*	200 / 40 = 5 CANOPY TREES	3 CANOPY TREES 2 UNDERSTORY TREES (DUE TO EXISTING OVERHEAD POWER LINES)
		KNIGHTDALE BLVD	265 LF*	265 / 40 = 7 CANOPY TREES	5 CANOPY TREES 2 UNDERSTORY TREES (DUE TO EXISTING OVERHEAD POWER LINES)

**MORE THAN AMOUNT REQUIRED WAS NEEDED TO FULFILL BUFFER REQUIREMENTS PER SECTION 7.4.1.3.e












SITE LEGEND



NOTES:

1. FINAL PROPOSED PLANTING CONDITIONS ARE INTENDED TO BE SUPPLEMENTARY TO EXISTING PRESERVED VEGETATION. ANY CREDIT FOR EXISTING PRESERVED VEGETATION THAT COUNTS TOWARDS LANDSCAPE REQUIREMENTS WILL BE DEDUCTED FROM THE FINAL PLANTING PLAN PENDING FIELD VERIFICATION.

PLANT SCHEDULE

 TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT.	GAL	PLANTING HEIGHT
	AB2	8	ALEX BUEGERIANUM	TRIDENT MAPLE	B&B	2" MIN.	8'-10" HT.
	IS	3	ILER OPACA 'SATYR HILL'	SATYR HILL AMERICAN HOLLY	B&B	2" MIN.	8'-10" HT.
	PC	8	PISTACIA CHINENSIS	CHINESE PISTACHE	B&B	2.5" MIN.	8'-10" HT.
	QL	8	QUERCUS LYRATA	OVERCUP OAK	B&B	2.5" MIN.	8'-10" HT.
 TREES	UA	4	ULMUS PARVIFOLIA 'ALLEE' TM	ALLEE LACEBARK ELM	B&B	2.5" MIN.	8'-10" HT.
 UNDERSTORY TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT.	GAL	PLANTING HEIGHT
	CF	17	CERCIS CANADENSIS 'FOREST PANSY'	FOREST PANSY EASTERN REDBUD	B&B	2" MIN.	8'-10" HT.
	ML	19	MAGNOLIA GRANDIFLORA 'LITTLE GEM'	LITTLE GEM DWARF SOUTHERN MAGNOLIA	B&B	2" MIN.	8'-10" HT.
	AR2	11	ABELIA X GRANDIFLORA 'RADIANCE'	RADIANCE GLOSSY ABELIA	3 GAL	18" MIN.	48" o.c.
	BS	52	BUXUS SEMPERVIRENS	COMMON BOXWOOD	3 GAL	18" MIN.	48" o.c.
 SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT.	HT.	SPACING
	CA	9	CAMELLIA JAPONICA 'APRIL DAWN'	APRIL DAWN CAMELLIA	3 GAL	24" MIN.	72" o.c.
	HL	20	HYDRANGEA PANICULATA 'LIMELIGHT'	LIMELIGHT PANICLE HYDRANGEA	3 GAL	24" MIN.	48" o.c.
	IG	89	ILEX GLABRA	INKBERRY HOLLY	3 GAL	18" MIN.	48" o.c.
	IV	147	ILEX VOMITORIA	YAUPOIN HOLLY	3 GAL	18" MIN.	48" o.c.
 TREES	LG	67	LOROPETALUM CHINENSE	CHINESE FRINGE FLOWER	3 GAL	18" MIN.	48" o.c.
 SHRUBS	MS	27	MISCANTHUS SINENSIS 'ADAGIO'	ADAGIO EULALIA GRASS	3 GAL	18" MIN.	48" o.c.
 TREES	RV	2	RHODODENDRON VASEYI	PINKSHELL AZALEA	3 GAL	18" MIN.	48" o.c.
 TREES	TD	12	THUJA OCCIDENTALIS 'DEGROOT'S SPIRE'	DEGROOT'S SPIRE ARBORVITAE	7 GAL	48" MIN.	60" o.c.
 GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT.	SPACING	
	AV	89	ANNUALS	ANNUALS	POT / FLAT	18" o.c.	
	CH	15,390 SF	CYNODON DACTYLON '419 HYBRID'	BERMUDA GRASS	SOD		
	LB	77	LAVANDULA ANGUSTIFOLIA 'BABY BLUE'	BABY BLUE ENGLISH LAVENDER	POT / FLAT	18" o.c.	



GRAPHIC SCALE IN FEET

0 15 30 60

ALL CONSTRUCTION TO BE IN ACCORDANCE WITH ALL TOWN OF KNIGHTDALE AND/OR NCDOT STANDARDS AND SPECIFICATIONS.

EXISTING CONDITION NOTES:

1. EXISTING INFORMATION SHOWN FROM AN ALTA/ACSM LAND TITLE SURVEY PROVIDED BY TIMMONS GROUP, 5410 TRINITY ROAD, NC 27607, PHONE: 919-779-4854 AND DATED 03/07/2016.
2. THE SUBJECT PROPERTY IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA. IT IS LOCATED IN ZONE X BASED ON THE FLOOD INSURANCE RATE MAP COMMUNITY MAP NUMBER 3720175400J DATED MAY 2, 2006.

Kimley»Horn

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421 FAYETTEVILLE STREET, SUITE 600, RALEIGH, NC 27601
PHONE: 919-677-2000 FAX: 919-677-2050
WWW.KIMLEY-HORN.COM
4E-0102

KHA PROJECT
017311002

DATE
06/27/2022
SCALE AS SHOWN

DESIGNED BY	SDE
DRAWN BY	SDE
CHECKED BY	AME

CHECKED BY _____ AMF

LANDSCAPE PLAN

EP MART #10
PREPARED FOR
EP MART

NORTH CAROLINA

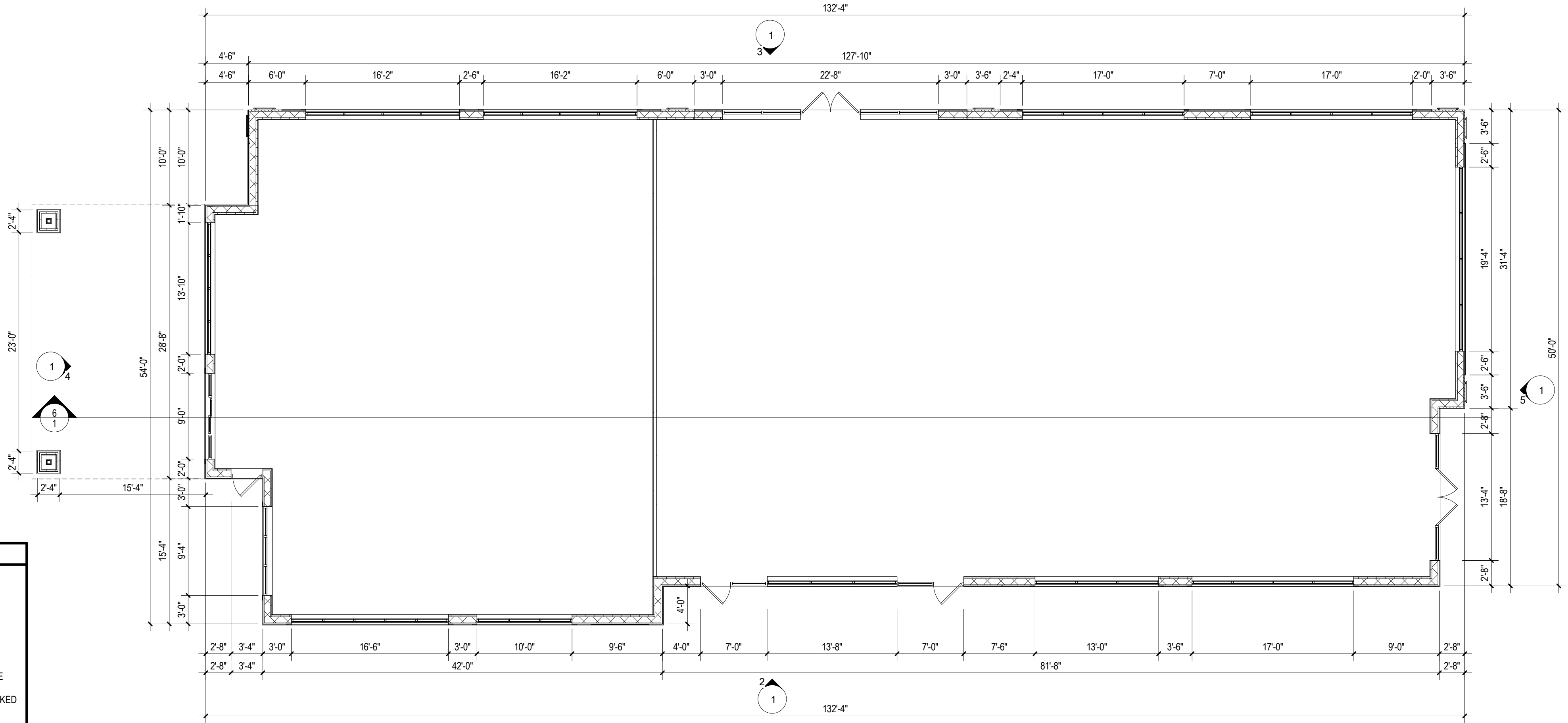
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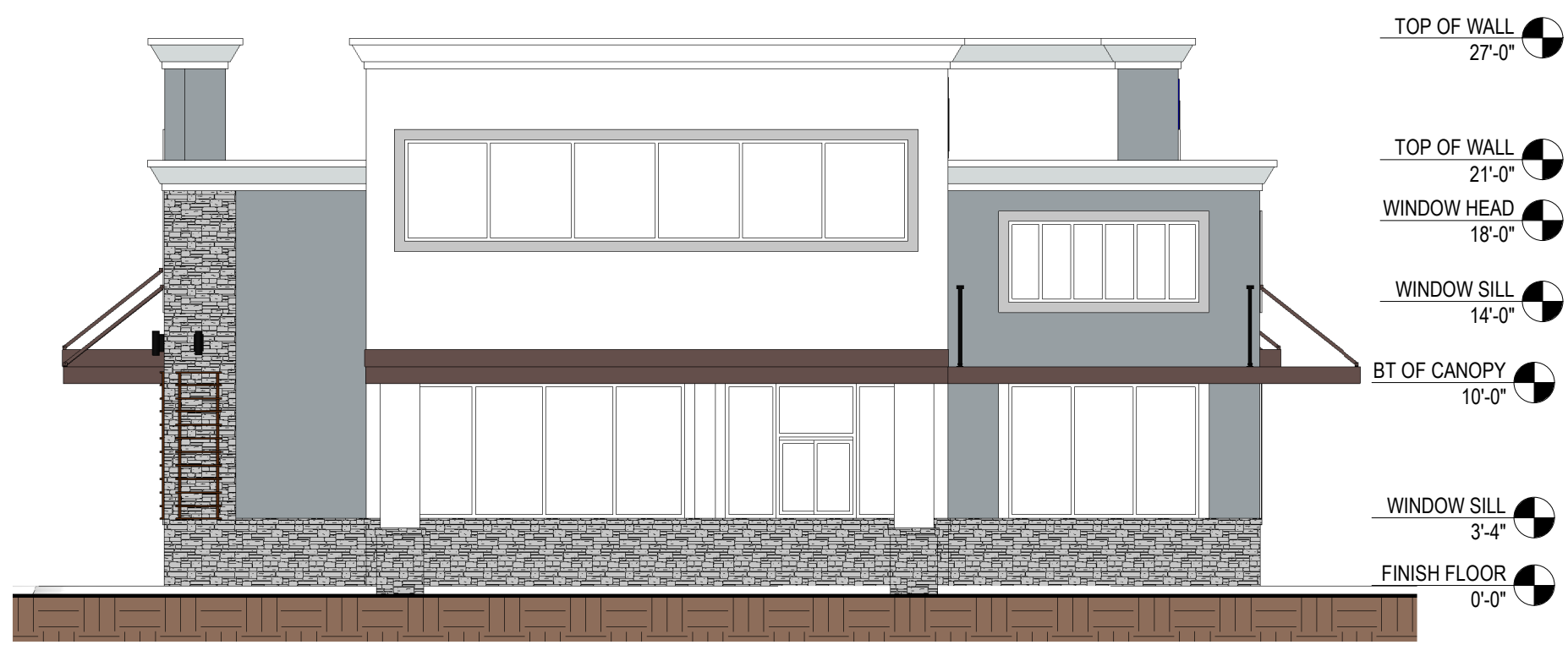
6 BUILDING SECTION
1/16" = 1'-0"

COLOR LEGEND	
CORNICE PAINT -	SW 7072 ONLINE
MAIN WALL PAINT -	SW 7075 WEB GRAY
AWNING PAINT -	SW 6006 BLACK BEAN
TRIM AND ACCENT 1 PAINT -	SW 7035 AESTHETIC WHITE
ACCENT 2 PAINT -	SW 6886 RAUCOUS ORANGE
STONE -	NICHIHA KURASTONE STACKED STONE MOUNTAIN GRAY

* ACTUAL SAMPLES HAVE BEEN ORDERED. WILL SUPPLY UPON RECEIPT



1 1-Level
1/8" = 1'-0"



4 LEFT ELEVATION
1/8" = 1'-0"



2 FRONT ELEVATION
1/8" = 1'-0"

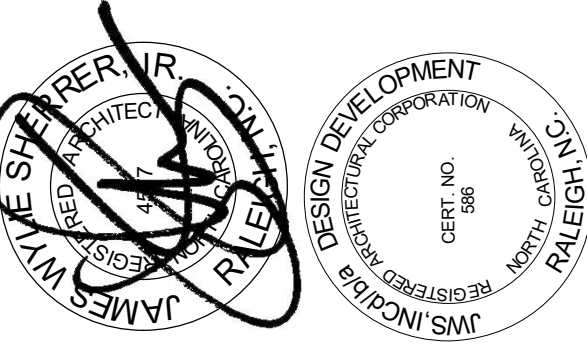
- USE OF UPPER GLASS IS TO GIVE 2 STORY
APPEARANCE - A C-STORE, AN ALLOWED USE.
CAN NOT FUNCTION AS A 2 STORY SPACE.



5 RIGHT ELEVATION
1/8" = 1'-0"



3 REAR ELEVATION
1/8" = 1'-0"



8/1/2022

FOR SITE PLAN
APPROVAL

EP MART
KNIGHTDALE, NORTH CAROLINA

No.	Description	Date
-----	-------------	------

PROJECT #: 220047

DATE: 8/1/2022

FLOOR PLAN

1

DIGITAL PRINT DATE: 8/1/2022 9:11:54 AM



EP MART

KNIGHTDALE, NORTH CAROLINA

 **designdevelopment**
ARCHITECTS

2

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EP MART

KNIGHTDALE, NORTH CAROLINA

 **designdevelopment**
ARCHITECTS

3

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EP MART

KNIGHTDALE, NORTH CAROLINA





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KNIGHTDALE, NORTH CAROLINA



EP MART
KNIGHTDALE, NORTH CAROLINA

The logo for designdevelopment ARCHITECTS. It features a stylized 'd' in red and 'esigndevelopment' in black, with 'ARCHITECTS' in a smaller, all-caps font below it.

6





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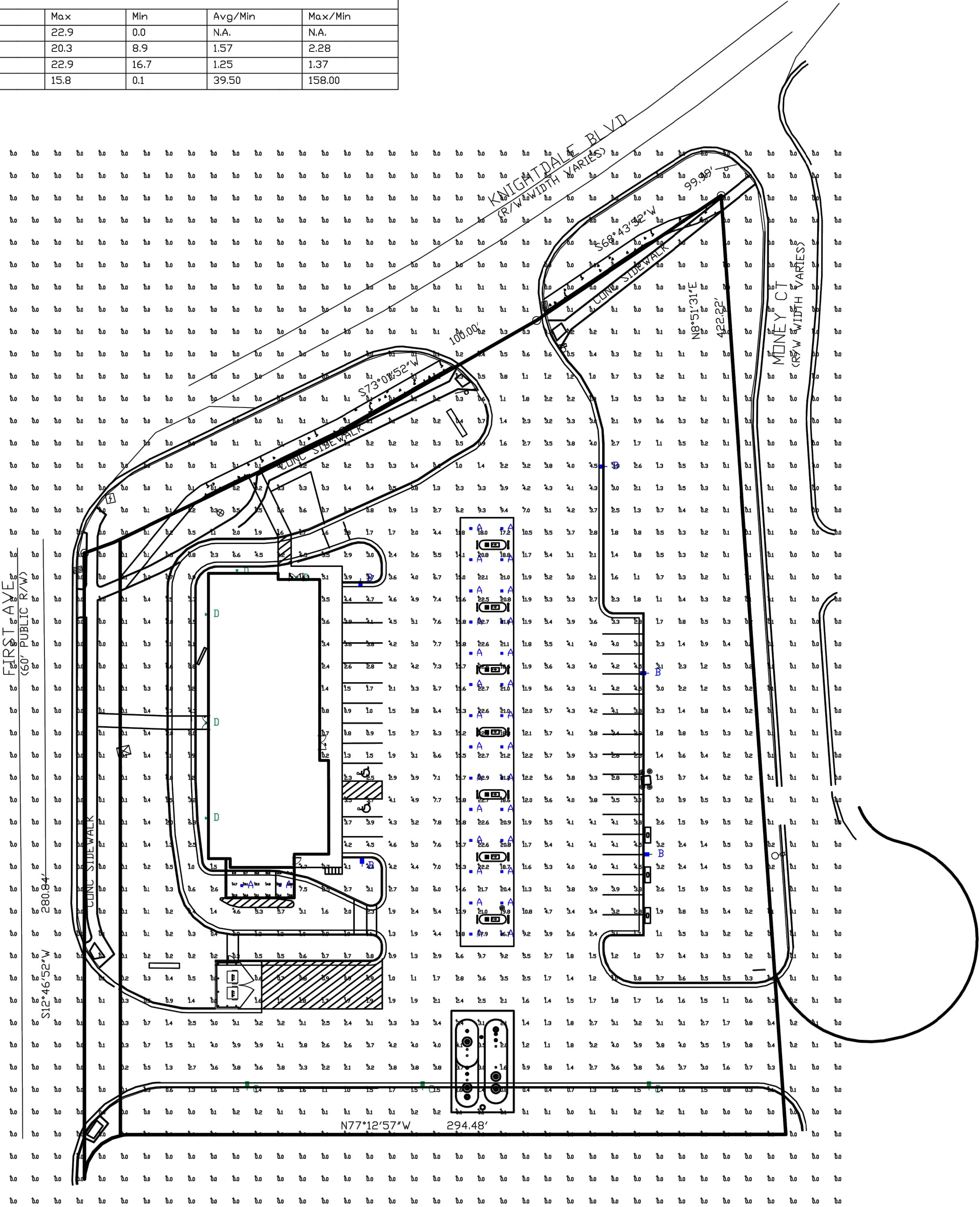
PHOTOMETRIC EVALUATION
NOT FOR CONSTRUCTION

Based on the information provided, all dimensions and luminaire locations shown represent recommended positions. The engineer and/or architect must determine the applicability of the layout to existing or future field conditions.

This lighting plan represents illumination levels calculated from laboratory data taken under controlled conditions in accordance with The Illuminating Engineering Society (IES) approved methods. Actual performance of any manufacturer's luminaires may vary due to changes in electrical voltage, tolerance in lamps/LED's and other variable field conditions. Calculations do not include obstructions such as buildings, curbs, landscaping, or any other architectural elements unless noted. Fixture nomenclature noted does not include mounting hardware or poles. This drawing is for photometric evaluation purposes only and should not be used as a construction document or as a final document for ordering product.

Luminaire Schedule										
Symbol	Qty	Label	Arrangement	Description	LLD	LDD	LLF	Arr. Lum. Lumens	Arr. Watts	BUG Rating
	30	A	SINGLE	CRUS-SC-SLW-50 MTD @ 15' GAS, 10' PAY CANDPY	1.000	1.000	1.000	5955	38	B2-U0-G1
	5	B	SINGLE	MRS-LED-18L-SIL-FT-50-70CRI-SINGLE-22'POLE+2'BASE	1.000	1.000	1.000	16890	135	B2-U0-G2
	3	C	SINGLE	MRS-LED-18L-SIL-FT-50-70CRI-IL-SINGLE-22'POLE+2'BASE	1.000	1.000	1.000	10931	135	B1-U0-G2
	5	D	SINGLE	XWS-LED-03L+FTW-50-80CRI MTD @ 10'	1.000	1.000	1.000	3793	26	B1-U0-G1

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
ALL CALC POINTS	Illuminance	Fc	1.66	22.9	0.0	N/A	N/A
PAY CANDPY	Illuminance	Fc	13.94	20.3	8.9	1.57	2.28
CANDPY	Illuminance	Fc	20.86	22.9	16.7	1.25	1.37
INSIDE CURB	Illuminance	Fc	3.95	15.8	0.1	39.50	158.00



XWS



MRS



CRUS

Total Project Watts
Total Watts = 2350



LIGHTING PROPOSAL LD-155813

EP MART
KNIGHTDALE BLVD & FIRST AVE
KNIGHTDALE, NC

BY:WWE DATE:04-27-22 REV: SHEET 1 OF 1

SCALE: 1"=30'



EP MART #10
PREPARED FOR
EP MART

TOWN OF
KNIGHTDALE
NORTH CAROLINA

LIGHTING PLAN

KHA PROJECT
017311002
DATE
06/27/2022
SCALE AS SHOWN
DESIGNED BY XXX
DRAWN BY XXX
CHECKED BY XXX

Kimley»Horn

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421 FAYETTEVILLE STREET, SUITE 600, RALEIGH, NC 27601
PHONE: 919-677-2000 FAX: 919-677-2050
WWW.KIMLEY-HORN.COM
#F-0102

SHEET NUMBER

11.0

REVISIONS

1 TOWN COMMENTS 07/22/22 COB
No. DATE BY

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Catalog #:
Prepared By: _____ Date: _____ Type: _____

Scottsdale® Legacy (CRUS) LED Canopy Luminaire



OVERVIEW	
Lumen Package	5,000 - 22,000
Wattage Range	38 - 152
Efficacy Range (LPW)	114 -156
Weight lbs(kg)	23 (10.4)

FEATURES & SPECIFICATIONS

Construction

- Features an ultra-slim 11/16" profile die-cast housing, with flat clear tempered glass lens. Unit is water-resistant, sealed and IP66 rated. Integral designed heat sink does not trap dirt and grime, ensuring cool running performance over the life of the fixture.

- Standard color is white and is finished with LSI's DuraGrip® polyester powder coat process. DuraGrip withstands extreme weather changes without cracking or peeling.

- Luminaire assembly incorporates a pressure stabilizing vent breather to prevent seal fatigue and failure.

Optical System

- Features an array of select, mid-power, high brightness, high efficiency LED; 3000K, 4000K, 5000K color temperature, 80 CRI (nominal).

- Choice of Symmetric or Asymmetric distribution. Asymmetric provides a wider distribution pattern.

- Six Lumen Packages: 5,000, 9,000, 10,000, 13,000, 18,000 and 22,000 Lumens.

Electrical

- High performance factory programmable driver features over-voltage, under voltage, short-circuit and over temperature protection with integral 6kV surge protection that meets IEEE C62.41.2 and ANSI C82.77-5 Location Category C Low standards. Custom lumen and wattage packages available.
- Additional field replaceable 10kV surge protection device that meets a minimum

Category C Low operation (per ANSI/IEEE C62.41.2) is standard.

- Driver components are fully encased in potting for moisture resistance. Complies with IEC and FCC standards. 0-10 V dimming supplied standard with all drive currents.

- Die-cast aluminum, wet location rated driver/electrical enclosure is elevated above canopy deck to prevent water entry, provide easy "knock-out" connection of primary wiring and acts as the primary heatsink ensuring cool operation of internal components for longer life. Seals to optical housing via one-piece molded silicone gasket.

- Universal voltage power supply, 120-277 VAC, 50/60 HZ and 347-480 VAC, 50/60 HZ input.

- 40°C to 55°C (-40°F to 131°F) ambient operating temperature. (Varies based on lumen package and mounting style see performance data for specifics.)

- Minimum 60,000 to 100,000 hours depending upon the ambient temperature of the installation location (see performance data for specifics.)

Hazardous Location

- Designed for lighter than air fuel applications. Product is suitable for Class 1 Divisions 2 only when properly installed per LSI installation instructions. See lscorp.com for specific guidance. Not available on SLW.

Installation

- One-person installation.
- Installs in a 12" or 16" deck pan. Deck

penetration consists of a 4" hole, simplifying installation and water sealing. Unit is designed to quickly retrofit into existing Scottsdale (4") hole as well as openings for Encore and Encore Top Access and to reconnect wiring for the SC/ECTA without having to relocate the conduit.

- Retro panels are available for existing Encores as well as kits for recessed and 2x2 installations (see separate spec sheets). Support brackets are provided standard, to prevent sagging of deck.

Warranty

- LSI LED fixtures carry a 5-year warranty (contact your LSI representative for extended warranty options.)

Listings

- UL and ETL listed to UL 1598, UL 8750 and other U.S. and International safety standards. Suitable for wet locations.

- DesignLights Consortium® (DLC) qualified product. Not all fixtures of this product may be DLC qualified. Please check the DLC Qualified Products List at www.designlights.org/QPL to confirm which versions are qualified.

- Meets Buy American Act requirements.
- IDA compliant with 3000K or lower color temperature.



Scottsdale® Legacy LED Canopy Luminaire (CRUS)

ORDERING GUIDE

TYPICAL ORDER EXAMPLE: CRUS SC LED SS 50 UE WHT							
Prefix	Distribution	Light Source	Drive Current	Color Temp	Input Voltage	Finish	Options
CRUS - LED Canopy Luminaire	SC - Symmetric AC - Asymmetric	LED	SLW - Super Low Watt VLW - Very Low Watt LW - Low Watt SS - Super Saver HS - High Output VHO - Very High Output	50 - 5,000K 40 - 4,000K 30 - 3,000K	UE - Universal Voltage (120 - 277V) HV - High Voltage 347 - 480V	WHT - White BRZ - Bronze BLK - Black	HL - Hazardous Location
			Custom Lumen Packages*				

FOOTNOTES:
1. AC distribution utilizes a reflector which alters the look from a standard SC distribution.
2. Not available on SLW.
3. Custom lumen and wattage packages available consult factory. Values are within industry standard tolerances but not DLC listed.

Accessory Ordering Information

Description	Order Number	Description	Order Number
Retrofit Panels - EG / ECTA / SCF to CRUS, for 16" Deck Panel	530846	Retrofit RIG Cover Panel Blank (no holes)	354702
Retrofit Panels - ECTA / SCF to CRUS, for 12" Deck Panel	530281	KIT - Hole Plugs and Silicone (enough for 25 retrofits)	1302640
Retrofit 2x2 Cover Panel Blank (no holes)	357282		

PERFORMANCE

DELIVERED LUMENS		3000K CCT						4000K CCT						5000K CCT						Wattage
Lumen Package	Distribution	Delivered Lumens	Efficacy	BUG Rating	Delivered Lumens	Efficacy	BUG Rating	Delivered Lumens	Efficacy	BUG Rating	Delivered Lumens	Efficacy	BUG Rating	Delivered Lumens	Efficacy	BUG Rating	Delivered Lumens	Efficacy	BUG Rating	
VHO	SC	21301	140	84-U0-G2	21835	144	84-U0-G2	22897	150	84-U0-G2	17585	114	83-U0-G3	18602	122	83-U0-G3	19071	152	84-U0-G2	152
	AC	17885	114	83-U0-G3	17799	117	83-U0-G3	18602	122	83-U0-G3	17889	143	83-U0-G1	18346	146	83-U0-G2	15548	124	83-U0-G2	125
HO	SC	14582	116	83-U0-G2	14655	119	83-U0-G2	15548	124	83-U0-G2	11468	154	83-U0-G1	11148	154	83-U0-G1	11148	154	83-U0-G1	73
	AC	13113	141	83-U0-G1	13449	144	83-U0-G1	13980	150	83-U0-G1	11468	154	83-U0-G1	11148	154	83-U0-G1	11148	154	83-U0-G1	60
SS	SC	11468	123	83-U0-G2	11761	126	83-U0-G2	12226	131	83-U0-G2	9145	126	82-U0-G2	9379	129	82-U0-G2	9749	134	82-U0-G2	73
	AC	10457	144	83-U0-G1	10724	148	83-U0-G1	11148	154	83-U0-G1	9145	126	82-U0-G2	9379	129	82-U0-G2	9749	134	82-U0-G2	60
LW	SC	9145	126	82-U0-G2	9379	129	82-U0-G2	9749	134	82-U0-G2	7881	127	82-U0-G1	7978	131	82-U0-G1	8189	136	82-U0-G1	38
	AC	8783	146	83-U0-G1	9008	149	83-U0-G1	9364	155	83-U0-G1	686	146	82-U0-G1	6964	149	82-U0-G1	7278	156	82-U0-G1	38
VLW	SC	7881	127	82-U0-G1	7978	131	82-U0-G1	8189	136	82-U0-G1	686	146	82-U0-G1	6964	149	82-U0-G1	7278	156	82-U0-G1	38
	AC	686	146	82-U0-G1	6964	149	82-U0-G1	7278	156	82-U0-G1	686	146	82-U0-G1	6964	149	82-U0-G1	7278	156	82-U0-G1	38
SLW	SC	4684	128	81-U0-G1	5009	131	81-U0-G1	5207	136	81-U0-G1	4684	128	81-U0-G1	5009	131	81-U0-G1	5207	136	81-U0-G1	38
	AC	4684	128	81-U0-G1	5009	131	81-U0-G1	5207	136	81-U0-G1	4684	128	81-U0-G1	5009	131	81-U0-G1	5207	136	81-U0-G1	38

*LEDs are frequently updated therefore values are nominal.

ELECTRICAL DATA (AMPS)							
Lumen Package	Wattage	120V	208V	240V	277V	347V	480V
VHO	152	1.27	0.73	0.64	0.55	0.44	0.32
HO	124	1.03	0.6	0.52	0.45	0.36	0.26
SS	92	0.77	0.44	0.38	0.33	0.27	0.19
LW	72	0.6	0.35	0.3	0.26	0.21	0.15
VLW	60	0.5	0.29	0.25	0.22	0.17	0.13
SLW	38	0.32	0.18	0.16	0.14	0.11	0.08

*Electrical data at 35C (77°F). Actual wattage may differ by +/-10%.

OPERATING TEMPERATURE		
LUMINAIRE	HOUSING	Max
VHO	Metal/Wood Canopy	45 C
HO	Metal/Wood Canopy	45 C
SS	Metal/Wood Canopy	55 C

FOOTNOTES:
1 - Lumen maintenance values at 25°C are calculated per TM-21 based on LM-80 data and in situ luminaire testing.
2 - In accordance with IESNA TM-21-11, Projected Values represent interpolated value based on LM-80-08 total test duration (in hours) for the device under testing (OUT) i.e. the packaged LED.
3 - In accordance with IESNA TM-21-11, Calculated Values represent time durations that exceed six times LM-80-08 total test duration (in hours) for the device under testing (OUT) i.e. the packaged LED.



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Page 2/4 Rev. 10/19/20
SPEC.1020.A.0420



Scottsdale® Legacy LED Canopy Luminaire (CRUS)

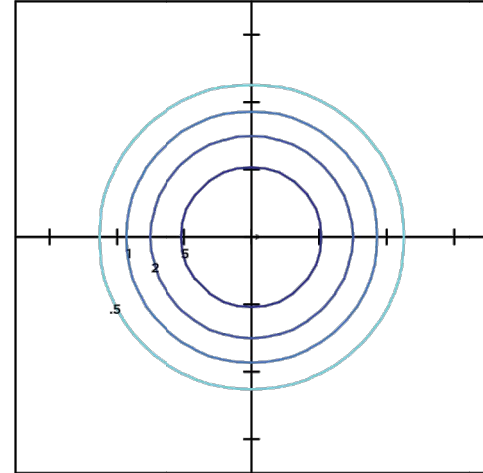
PHOTOMETRICS

Luminaire photometry has been conducted by an accredited testing laboratory in accordance with IESNA LM-79-08. As specified by IESNA LM-79-08 the entire luminaire is tested as a luminaire resulting in a luminaire efficiency of 100%. See <http://www.lsi-industries.com/products/led-lighting-solutions.aspx> for detailed photometric data.

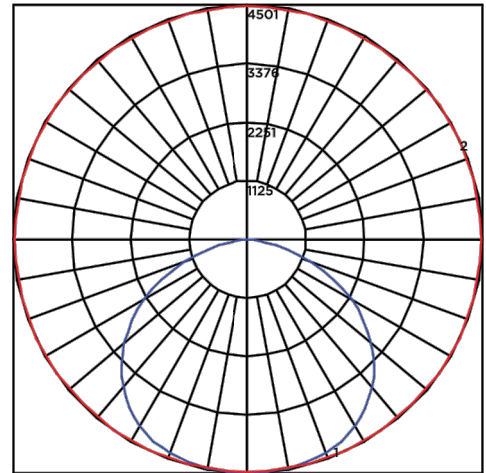
CRUS-SC-SS-50

LUMINAIRE DATA	
Type 5 Distribution	
Description	5000 Kelvin, 80 CRI
Delivered Lumens	13,980
Watts	93
Efficacy	150
IES Type	Type VS - Very Short
BUG Rating	83-U0-G1

ISO FOOTCANDLE



POLAR CURVE



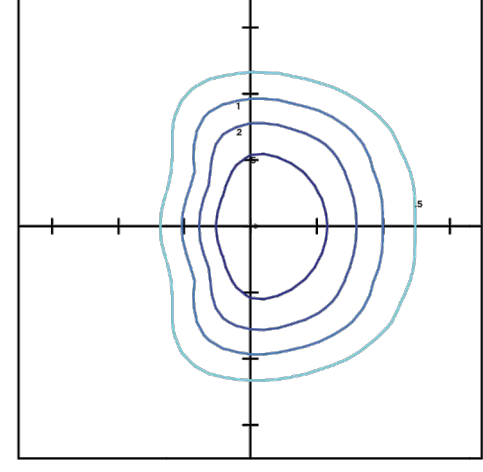
15' Mounting Height/15' Grid Spacing

■ 5 FC ■ 2 FC ■ 1 FC ■ .5 FC

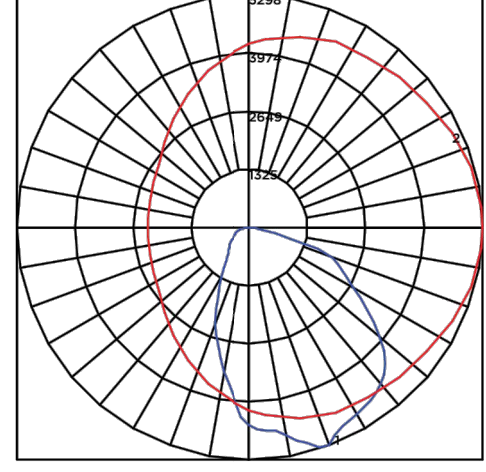
CRUS-SC-SS-50

LUMINAIRE DATA	
Type 3 Distribution	
Description	5000 Kelvin, 80 CRI
Delivered Lumens	12,226
Watts	93
Efficacy	131
IES Type	Type III, Very Short
BUG Rating	83-U0-G2

ISO FOOTCANDLE



POLAR CURVE



15' Mounting Height/15' Grid Spacing

■ 5 FC ■ 2 FC ■ 1 FC ■ .5 FC



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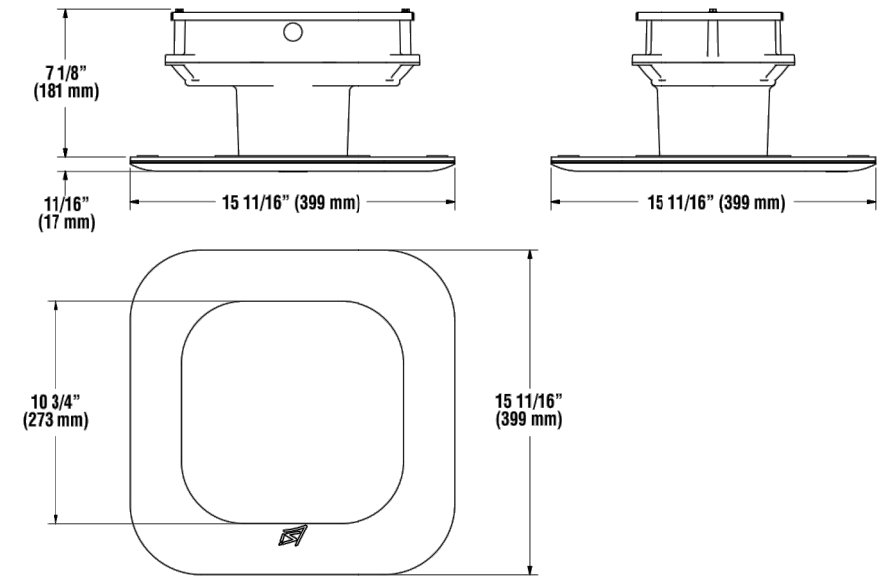
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Scottsdale® Legacy LED Canopy Luminaire (CRUS)

PRODUCT DIMENSIONS

Back to Quick Links



Type: _____



Mirada Small Area (MRS) Outdoor LED Area Light



OVERVIEW	
Lumen Package	6,000 - 24,000
Wattage Range	41 - 196
Efficacy Range (LPW)	112 - 156
Fixture Weight lbs (kg)	20 (9.1)

FEATURES & SPECIFICATIONS

Construction

- Rugged die-cast aluminum housing contains factory prewired driver and optical unit. Cast aluminum wiring access door located underneath.
- Fixtures are finished with LSI's DuraGrip® polyester powder coat finishing process. The DuraGrip finish withstands extreme weather changes without cracking or peeling. Other standard LSI finishes available. Consult factory.
- Shipping weight: 27 lbs in carton.

Optical System

- State-of-the-Art one piece silicone optic sheet delivers industry leading optical control with an integrated gasket to provide IP66 rated seal.
- Proprietary silicone refractor optics provide exceptional coverage and uniformity in distribution types 2, 3, 5W, and FT.
- Silicone optical material does not yellow or crack with age and provides a typical light transmittance of 93%.
- Zero uplight.
- Available in 5000K, 4000K, and 3000K color temperatures per ANSI C78.377
- Minimum CRI of 70.
- Integral louver (L) and house-side shield (H) options available for improved backlight control without sacrificing street side performance. See page 3 for more details.

Electrical

- High-performance driver features over-voltage, under-voltage, short-circuit and over temperature protection.
- 0-10V dimming (10% - 100%) standard.

- Standard Universal Voltage (120-277 VAC) input 50/60 Hz or optional High Voltage (347-480 VAC).
- L70 Calculated Life: >60k Hours
- Total harmonic distortion: <20%
- Operating temperature: -40°C to +50°C (-40°F to +122°F).
- Power factor: >90
- Input power stays constant over life.
- Field replaceable 10kV surge protection device meets a minimum Category C Low operation (per ANSI/IEEE C62.41.2).
- High-efficiency LEDs mounted to metal-core circuit board to maximize heat dissipation
- Driver is fully encased in potting material for moisture resistance and complies with FCC standards. Driver and key electronic components can easily be accessed.

Controls

- Optional integral passive infrared Bluetooth™ motion and photocell sensor. Fixtures operate independently and can be commissioned via iOS or Android configuration app.
- LSI's AirLink™ wireless control system options reduce energy and maintenance costs while optimizing light quality 24/7.
- Designed to mount to square or round poles.
- A single fastener secures the hinged door, underneath the housing and provides quick & easy access to the electrical compartment.
- Included terminal block accepts up to 12 ga. wire.
- Utilizes LSI's traditional B3 drill pattern.

Warranty

- LSI luminaires carry a 5-year limited warranty. Refer to <https://www.lscorp.com/resources/terms-conditions-warranty/> for more information.

Listings

- Listed to UL 1598 and UL 8750.
- Meets Buy American Act requirements.
- IDA compliant; with 3000K color temperature selection.
- Title 24 Compliant; see local ordinance for qualification information.
- Suitable for wet locations.
- IP66 rated Luminaire per IEC 60598-1.
- 3G rated for ANSI C136.31 high vibration applications are qualified.
- IK08 rated luminaire per IEC 66262 mechanical impact code
- DesignLights Consortium® Listings in progress.

Specifications and dimensions subject to change without notice.



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Mirada Small Area Light (MRS)

ORDERING GUIDE

TYPICAL ORDER EXAMPLE: MRS LED 18L SIL FT UNV DIM 40 70CRI ALBCS1 BLK IH

Luminaire Prefix	Light Source	Lumen Package	Lens	Distribution	Orientation*	Voltage	Driver
MRS - Mirada Small Area Light	LED	6L - 6,000 lms 9L - 9,000 lms 12L - 12,000 lms 15L - 15,000 lms 18L - 18,000 lms 21L - 21,000 lms 24L - 24,000 lms Custom Lumen Packages*	SIL - Silicone	2 - Type 2 3 - Type 3 5W - Type 5 Wide FT - Forward Throw	(blank) - standard L - Optics rotated left 90° R - Optics rotated right 90°	UNV - Universal Voltage (120-277V) HV - High Voltage (347-480V)	DIM - 0-10V Dimming (0-10%)
Color Temp							
Color Temp	Color Rendering	Controls (Choose One)			Finish	Options	
50 - 5,000 CCT 40 - 4,000 CCT 30 - 3,000 CCT	70CRI - 70 CRI	(Blank) - None Wireless Controls System ALSC - AirLink Symplex Control System with 12-30° MH Motion Sensor ALSCSA - AirLink Symplex Control System with 20-40° MH Motion Sensor ALSCSA - AirLink Blue Wireless Motion & Photo Sensor Controller (8-24 MH) ALSCSA - AirLink Blue Wireless Motion & Photo Sensor Controller (2-24 MH)			BLK - Black BRK - Black Bronze CRK - Gun Metal Gray OP - Graphite MSV - Metal Silver PL - Platinum Plus SVC - Satin Verde Green WHT - White	(Blank) - None H - Integral Houside Shield* IL - Integral Louver (Sharp Split Light Cutoff)*	
Stand-Alone Controls							
EXT - 0-10V Dimming leads extended to housing exterior CRP - 1 Pin Control Receptacle ANSI 01384.1 IMSBT1 - Integral Bluetooth® Motion and Photo Sensor (8-24 MH)* IMSBT2 - Integral Bluetooth® Motion and Photo Sensor (25-40 MH)*							

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



Catalog #:
Prepared By:

Project:
Date:

Type:
Type:

Mirada Small Wall Sconce (XWS)

Outdoor LED Wall Light



OVERVIEW	
Lumen Output Range	2,000 - 6,000
Wattage Range	15 - 51
Efficacy Range (LPW)	105 - 148
Luminaire Weight lbs (kg)	8 (3.6)

QUICK LINKS

- Ordering Guide
- Performance
- Photometrics
- Dimensions

FEATURES & SPECIFICATIONS

- Construction
 - Rugged die-cast aluminum housing.
 - Fixtures are finished with LSI's DuraGrip® polyester powder coat finishing process. The DuraGrip finish withstands extreme weather changes without cracking or peeling. Other standard LSI finishes available. Consult factory.
 - Extended housing available with 1/2" threaded hubs for surface conduit and rated wire.
 - Standard luminaire shipping weight: 10 lbs in carton.
 - Max luminaire shipping weight (with back housing): 20 lbs in carton.
- Optical System
 - Acrylic lens standard with optional impact resistant polycarbonate lens
 - The lens is fully gasketed with a one-piece solid silicone gasket to keep out moisture and dust, providing an IP65 rating for the luminaire
 - Reflector system with recessed light engine reduces glare and brightness.
 - Forward Throw Wide and Medium distributions available.
 - Optional diffused lens for reduced LED piliation over the lens and maximum visual comfort.
 - Zero uplight.
 - Available in 5000K, 4000K, 3500K, 3000K and 2700K color temperatures per ANSI C78.377.
 - Minimum CRI of 80
- Electrical
 - High-performance driver features overvoltage, under-voltage, short-circuit and over temperature protection.
 - 0-10V dimming (10% - 100%) standard.
 - Standard Universal Voltage (120-277 VAC) Input 50/60 Hz or optional High Voltage (347-480 VAC).
 - L70 Calculated Life: >60k Hours
 - Total harmonic distortion: <20%
 - Operating temperature: -40°C to +40°C (-40°F to +104°F).
 - Power factor: >90
 - Input power stays constant over life.
 - Optional 10KV surge protection device meets a minimum Category C Low operation (per ANSI/IEEE C62.41.2).
 - High-efficacy LEDs mounted to metal-core circuit board to maximize heat dissipation
 - Driver is fully encased in potting material for moisture resistance. Driver complies with FCC standards. Accessible driver and electrical components.
 - Optional Dual Drivers/Circuit/Power Feeds.
 - Optional battery backup provides 90-minutes of constant power to the LED system, ensuring code compliance. A test switch/indicator button is installed on the housing for ease of maintenance.
- Controls
 - Optional integral passive infrared Bluetooth™ motion and photocell sensor. Fixtures operate independently and can be commissioned via iOS or Android configuration app.
 - LSI's AirLink™ wireless control system options reduce energy and maintenance costs while optimizing light quality 24/7.
- Installation
 - Universal wall mounting plate mounts directly to vertical surface or 4" junction box (octagonal or square).
 - Luminaire hinges to the top of the mounting plate and is secured via two flush mount screws that help to conceal the hardware and prevent over tightening during installation.
- Warranty
 - LSI luminaires carry a 5-year limited warranty. Refer to <https://www.lsicorp.com/resources/terms-conditions-warranty/> for more information.
- Listings
 - Listed to UL 1598 and UL 8750.
 - Meets Buy American Act requirements.
 - IDA compliant; with 2700K or 3000K color temperature selection.
 - Title 24 Compliant; see local ordinance for qualification information.
 - Suitable for wet locations.
 - IP65 rated luminaire per IEC 60598-1.
- Specifications and dimensions subject to change without notice



Type: _____

Mirada Small Wall Sconce (XWS)

[Back to Quick Links](#)

ORDERING GUIDE

TYPICAL ORDER EXAMPLE: XWS LED 6L FTW UNV DIM 40 70CRI ALBCS1 BLK EH									
Luminaire Prefix	Light Source	Lumen Package	Distribution/Lens	Voltage	Driver	Color Temp	Color Rendering		
XWS - Mirada Small Wall Sconce	LED	2L - 2,000 lms 3L - 3,000 lms 5L - 5,000 lms 6L - 6,000 lms Custom Lumen Package?	FTW - Forward Throw Wide Clear Acrylic MT - Medium Throw Clear Acrylic MTD - Medium Throw Diffuse Acrylic MTP - Medium Throw Clear Polycarbonate	UNV - Universal Voltage (120-277V) HV - High Voltage (347-480V)	DIM - 0-10v Dimming (0-10%)	50 - 5,000K 40 - 4,000K 30 - 3,000K 27 - 2,700K	80CRI - 80 CRI		
Controls					Finish	Options			
(Blank) - None					BRZ - Bronze BLK - Black GPT - Graphite MSH - Metallic Silver WHF - White PLP - Platinum Plus	(Blank) - None 2DP - Dual Driver Circuit & Power Feed ^{1,4,5} IMSBT - Integral Bluetooth™ Motion and Photocell Sensor 8-24" MH ^{1,4,5} CW8B - Cold Weather Battery Backup ² (20°C) ^{1,4} EH - Extended Housing ⁴ SP1 - 10KV Surge Protection Device			
Wireless Control⁴ ALSC - AirLink Synapse Control System ³ ALSCS1 - AirLink Synapse Control System with 8-12" MH Motion Sensor ^{1,4} ALSCS2 - AirLink Synapse Control System with 12-24" MH Motion Sensor ^{1,4} ALBCS1 - AirLink Blue Wireless Motion & Photo Sensor Controller (8-24" mounting height) ^{1,4}									
Standard Lens Controls EXT - 0-10v Dimming leads extended to housing exterior IMSBT1 - Integral Bluetooth™ Motion and Photocell Sensor 8-24" MH ^{1,4,5}									
Button Type Photocells PC120 - 120V PC208-277 - 208-277V PC347 - 347V									

ACCESSORY ORDERING INFORMATION*

Lens/Housing Accessories	
Description	Order Number
XWS Polycarbonate Vandal Lens (Clear)	T80
XWS Extended Housing	T80

- FOOTNOTES:
- Custom lumen and wattage packages available, consult factory. Values are within industry standard tolerances but not DLC listed.
 - Not available in 2L lumen package.
 - Option requires EH extended housing.
 - For applications with surface conduit, there is limited hub accessibility when ordering with controls, battery backup or dual driver options. Consult factory.
 - IMSBT is field configurable via the LSI app that can be downloaded from your smartphone's native app store. Consult Factory for 347-480V.
 - Not available with controls.
 - Not available in 2L and 3L lumen packages.
 - Accessories are shipped separately and field installed.

Battery Backup

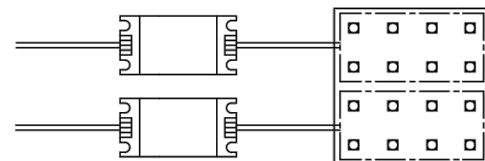
Emergency battery system provides 90-minutes of constant power to the LED system, ensuring code compliance. A test switch/indicator button is installed on the housing for ease of maintenance. The fixture delivers ~1200 lumens during emergency mode. Extended housing required.



Luminaire shown with sensor & battery backup

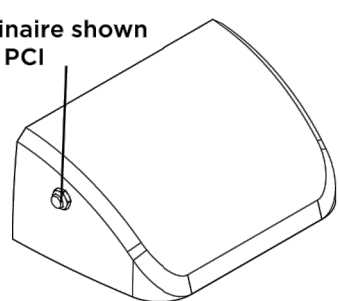
Dual Driver, Circuit & Power Feed

Dual drivers and circuit provide redundant sources to ensure that failure of one component will not leave total darkness in any space. Dual power feeds allow for wiring to inverters to reduce load during emergency operation. Extended housing required.



Button Photocell

Luminaire shown with PCI





Type: _____

Mirada Small Wall Sconce (XWS)

[Back to Quick Links](#)

PERFORMANCE

DELIVERED LUMENS*																		
Lumen Package	Distribution	CRI	2700K CCT			3000K CCT			3500K CCT			4000K CCT			5000K CCT			Wattage
			Delivered Lumens	Efficacy	BUG Rating	Delivered Lumens	Efficacy	BUG Rating	Delivered Lumens	Efficacy	BUG Rating	Delivered Lumens	Efficacy	BUG Rating	Delivered Lumens	Efficacy	BUG Rating	
2L	FTW		1,837	127	B1-U0-G1	1,889	130	B1-U0-G1	1,951	135	B1-U0-G1	1,956	136	B1-U0-G1	1,982	137	B1-U0-G1	
	MT		1,988	137	B1-U0-G0	2,044	141	B1-U0-G0	2,111	146	B1-U0-G0	2,117	146	B1-U0-G0	2,145	148	B1-U0-G0	15
	MTD		1,642	113	B1-U0-G1	1,689	116	B1-U0-G1	1,744	120	B1-U0-G1	1,749	121	B1-U0-G1	1,772	122	B1-U0-G1	
3L	FTW		3,227	126	B1-U0-G1	3,318	129	B1-U0-G1	3,427	133	B1-U0-G1	3,436	134	B1-U0-G1	3,481	135	B1-U0-G1	
	MT		3,492	135	B1-U0-G1	3,591	140	B1-U0-G1	3,709	144	B1-U0-G1	3,719	145	B1-U0-G1	3,768	147	B1-U0-G1	26
	MTD	80	2,885	112	B1-U0-G1	2,966	115	B1-U0-G1	3,064	119	B1-U0-G1	3,072	120	B1-U0-G1	3,113	121	B1-U0-G1	
5L	FTW		4,673	120	B1-U0-G1	4,805	124	B1-U0-G1	4,963	128	B1-U0-G1	4,976	128	B1-U0-G1	5,042	130	B1-U0-G1	
	MT		5,058	130	B1-U0-G1	5,200	134	B1-U0-G1	5,371	138	B1-U0-G1	5,386	138	B1-U0-G1	5,457	140	B1-U0-G1	39
	MTD		4,178	107	B1-U0-G1	4,296	110	B1-U0-G1	4,437	114	B1-U0-G1	4,449	114	B1-U0-G1	4,508	116	B1-U0-G1	
6L	FTW		6,010	117	B1-U0-G1	6,160	120	B1-U0-G1	6,383	124	B1-U0-G1	6,400	125	B1-U0-G1	6,484	126	B1-U0-G1	
	MT		6,505	127	B1-U0-G1	6,688	130	B1-U0-G1	6,908	134	B1-U0-G1	6,927	135	B1-U0-G1	7,018	137	B1-U0-G1	51
	MTD		5,374	106	B1-U0-G1	5,525	107	B1-U0-G1	5,707	111	B1-U0-G1	5,722	111	B1-U0-G1	5,798	113	B1-U0-G1	

*LEDs are frequently updated therefore values are nominal.

ELECTRICAL DATA*						
Lumen Package	120V	208V	240V	277V	347V	480V
2L	0.12	0.07	0.06	0.05	0.04	0.03
3L	0.21	0.12	0.11	0.09	0.07	0.05
5L	0.32	0.19	0.16	0.14	0.11	0.08
6L	0.43	0.25	0.21	0.19	0.15	0.11

*Electrical data at 25C (77F). Actual wattage may differ by +/-10%.

RECOMMENDED LUMEN MAINTENANCE ¹						
Ambient Temp	Lumen Multiplier					
	0 C - 25 C	25K hrs. ²	50K hrs. ²	75K hrs. ²	100K hrs. ²	
40°C	100%	97%	92%	88%	84%	
60°C	100%	95%	90%	85%	81%	

- FOOTNOTES:
- Lumen maintenance values at 25°C are calculated per TM-21 based on LM-80 data and in-situ luminaire testing.
 - In accordance with IESNA TM-21-11, Projected Values represent interpolated value based on time durations that are within six times (6X) the IESNA LM-80-08 total test duration (in hours) for the device under testing (DUT) i.e. the packaged LED chip.
 - In accordance with IESNA TM-21-11, Calculated Values represent time durations that exceed six times NA LM-80-08 total test duration (in hours) for the device under testing (DUT) i.e. the packaged LED chip.



Type: _____

Mirada Small Wall Sconce (XWS)

[Back to Quick Links](#)

PHOTOMETRICS

All published luminaire photometric testing performed to IESNA LM-79 standards. ISO footcandle plots below demonstrate the Mirada Wall Sconce (XWM) light patterns only. Not for total fixture output. For complete specifications and IES files, see website.

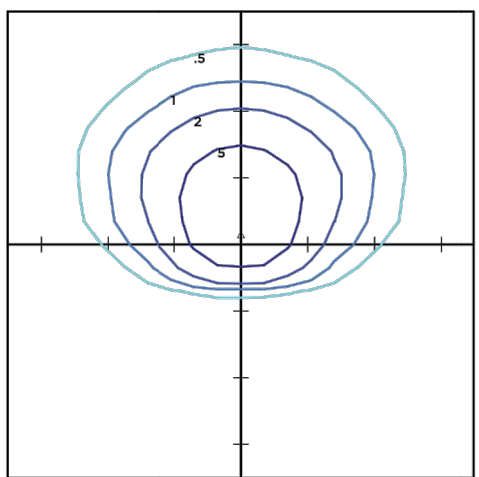
XWS-LED-5L-FTW-40

LUMINAIRE DATA		
Type FTW Distribution		
Description	4000 Kelvin, 80 CRI	
Delivered Lumens	4,843	
Watts	39	
Efficacy	124	
IES Type	Type IV - Very Short	
BUG Rating	B1-U0-G1	

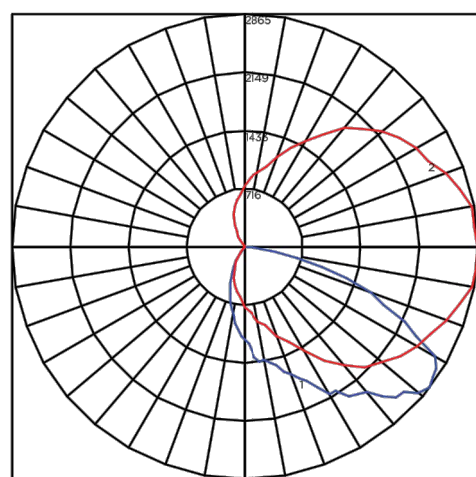
Zonal Lumen Summary

Zone	Lumens	%Luminaire
Low (0-30")	979	20%
Medium (30-60")	2438	50%
High (60-80")	1358	28%
Very High (80-90")	67	1%
Uplight (90-180")	0	0%
Total Flux	4843	100%

ISO FOOTCANDLE



POLAR CURVE



10' Mounting Height/10' Grid Spacing
■ 5 FC ■ 2 FC ■ 1 FC ■ 0.5 FC

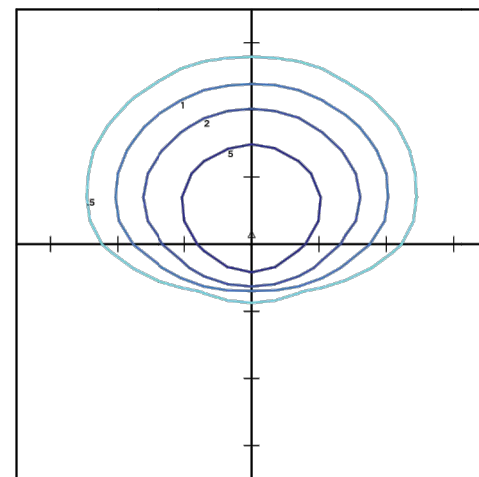
XWS-LED-5L-MT-40

LUMINAIRE DATA		
Type MT Distribution		
Description	4000 Kelvin, 80 CRI	
Delivered Lumens	5,128	
Watts	39	
Efficacy	131	
IES Type	Type III - Very Short	
BUG Rating	B1-U0-G1	

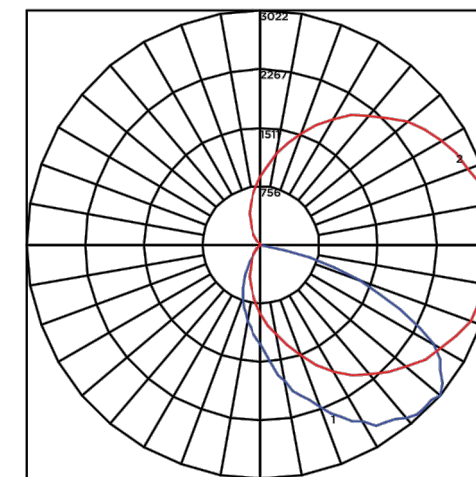
Zonal Lumen Summary

Zone	Lumens	%Luminaire
Low (0-30")	1134	22%
Medium (30-60")	2788	54%
High (60-80")	1194	23%
Very High (80-90")	11	0%
Uplight (90-180")	0	0%
Total Flux	5127	100%

ISO FOOTCANDLE



POLAR CURVE



10' Mounting Height/10' Grid Spacing
■ 5 FC ■ 2 FC ■ 1 FC ■ 0.5 FC



Type: _____

Mirada Small Wall Sconce (XWS)

PHOTOMETRICS (CONT.)

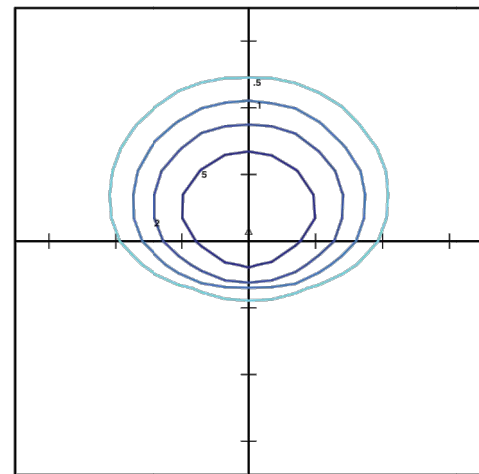
XWS-LED-5L-MTD-40-DF

LUMINAIRE DATA	
Type MTD Distribution	
Description	4000 Kelvin, 80 CRI
Delivered Lumens	4,330
Watts	39
Efficacy	111
IES Type	B1-U0-G1
BUG Rating	B1-U0-G1

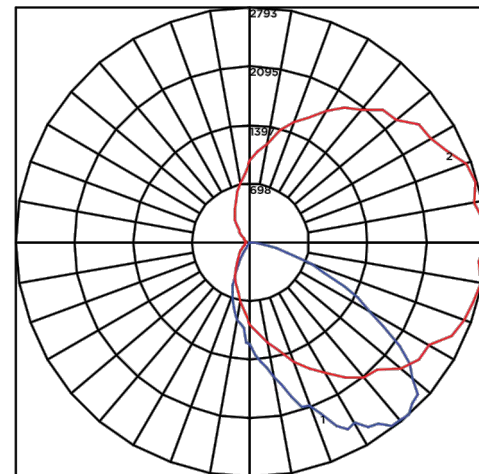
Zonal Lumen Summary

Zone	Lumens	%Luminaire
Low (0-30")	1070.2	25%
Medium (30-60")	2483.4	57%
High (60-80")	736.9	17%
Very High (80-90")	39.4	1%
Uplight (90-180")	0	0%
Total Flux	4330	100%

ISO FOOTCANDLE



POLAR CURVE

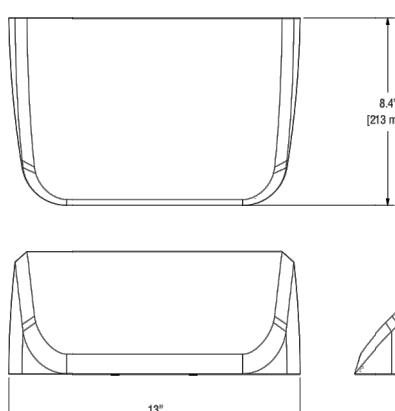


10' Mounting Height/10' Grid Spacing
■ 5 FC ■ 2 FC ■ 1 FC ■ 0.5 FC

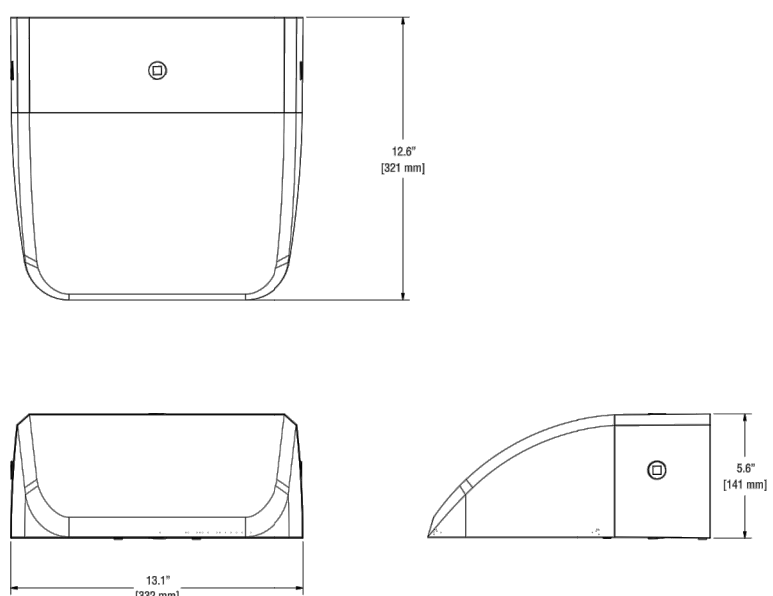
PRODUCT DIMENSIONS

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STANDARD HOUSING



SCWB EXTENDED HOUSING
(Required for Wireless Controls, IMSBT, Battery Backup and 2DP Options)





Type: _____

Mirada Small Wall Sconce (XWS)

CONTROLS

AirLink Wireless Lighting Controller

The AirLink integrated controller is a California Title 24 compliant lighting controller that provides real-time light monitoring and control with utility-grade power monitoring. It includes a 24V sensor input and power supply to connect a sensor into the outdoor AirLink wireless lighting system. The wireless integrated controller is compatible with this fixture.



July 31, 2022

Mr. Kevin Lewis AICP, CZO
Town of Knightdale
950 Steeple Square Court
Knightdale, NC 27545

RE: *EP Mart #10, Relief from UDO Requirements*

Dear Mr. Lewis,

EP Mart intends to re-develop the subject site with a newer store with fuel dispensers and EV chargers. In recognition of their intent to provide a high-quality product, the following deviations are proposed from Unified Development ordinance standards along with the rationale for those deviations

- Section 6.8 Mixed Use Building is required to be multi-story. The subject property consists of a corner lot designated as part of a "Priority Investment, Growth Activity Center" in the 2035 Comprehensive Plan. The redevelopment of this existing fuel station will provide the appearance of a two-story building (27 feet maximum height with multiple levels of windows) tending to shield the view of the accessory pump islands from traffic approaching from the west or south. The site plan pulls the building to the corner Streets paralleling the rights of way. The rejuvenated site will provide a higher quality aesthetic on the property including enhanced landscaping, and an outdoor seating amenity. The redevelopment strengthens the mix of uses on this quadrant as it is a complement to the existing hotel and other service uses.
- Section 6.8 Maximum 10- foot building setback. The rejuvenated site orients and pulls the building to both Knightdale Boulevard and First Avenue providing convenient pedestrian connections and space for a pickup queue of food items from the store.
- In lieu of sidewalk along the Money Court frontage, it is understood that sidewalk connection south of the property along First Avenue is highly desirable to Knightdale Station Park. As such, a connection is proposed on First Avenue.
- UDO 5.5.B.4. The fuel canopy columns will be covered with masonry; however, the fuel provider has restrictions related to the branding of the fuel provided. This is similar to other fuel providers in Town.