

**SITE PLAN LEGEND:**

- PROPERTY LINE
- - - SETBACK LINE
- ✕ ✕ ✕ PREFINISHED ALUMINUM FENCE, REFER TO DETAIL 1/A100
- - - TREE PROTECTION AND LIMITS OF CONSTRUCTION FENCE
- [Pattern] CAST-IN-PLACE CONCRETE (BROOM FINISH U.O.N.)
- [Pattern] INDICATES MASONRY 6" X 9" PAVER, FAY BLOCK TEXTURED (COLOR: CROSS CREEK) VERT. BRICK SET
- 28 EXISTING TOPOGRAPHICAL LINE
- 28 NEW TOPOGRAPHICAL LINE
- [Symbol] NEW EXTERIOR CONDENSING UNIT ON 4" CONC. HOUSKEEPING PAD.
- [Symbol] EXISTING TREE TO REMAIN
- [Symbol] EXISTING TREE TO BE REMOVED

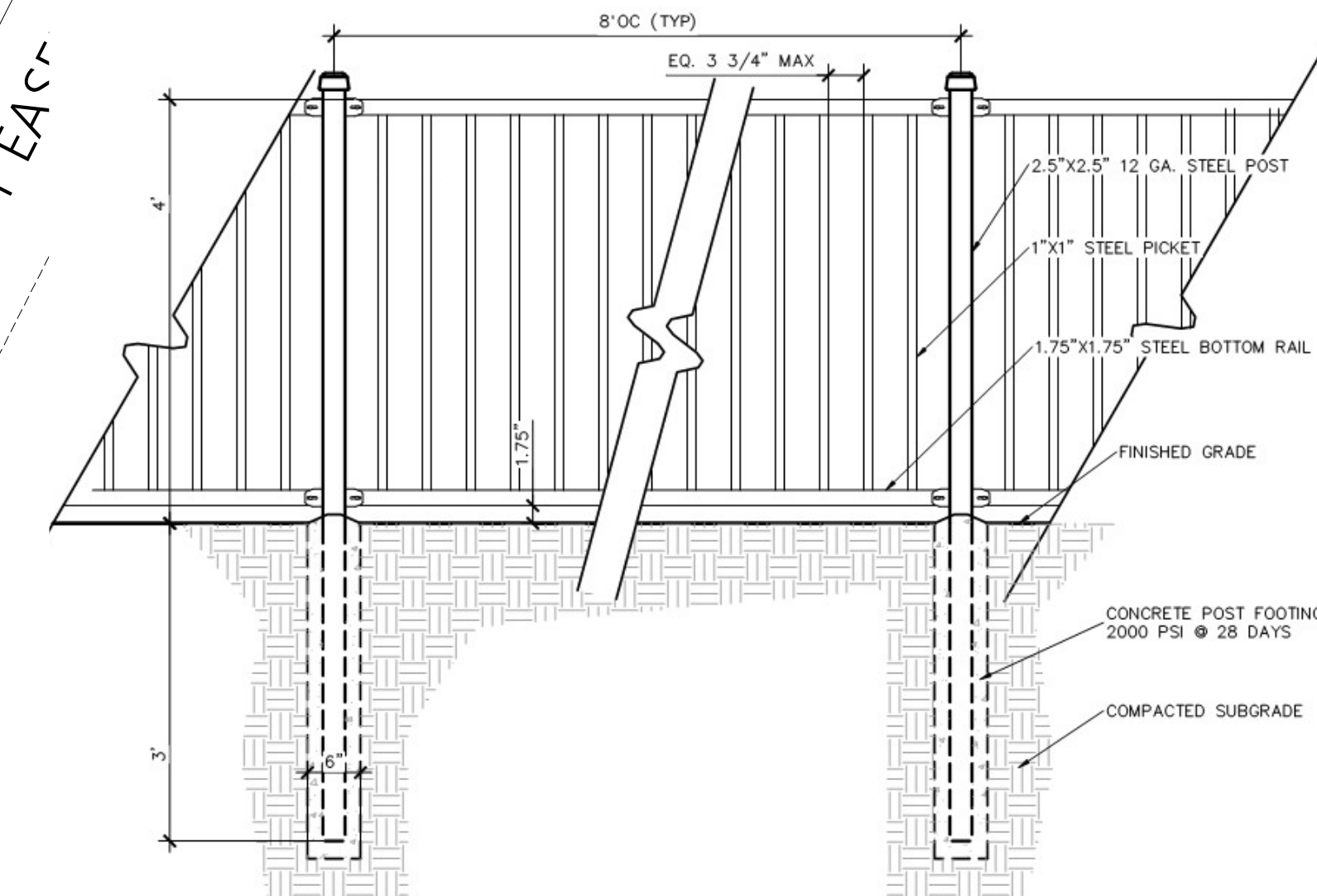
**GENERAL SITE PLAN NOTES:**

- A. THE CONTRACTOR SHALL PROVIDE ANY AND ALL APPLICABLE CITY PERMITS REQUIRED FOR THE WORK DESCRIBED ON THE SITE PLAN.
- B. GC SHALL VERIFY FINAL FIRST FLOOR ELEVATION. FOR DRAWING PURPOSES, THE FIRST OCCUPIED FLOOR ELEVATION IS SHOWN AT 0'-0" AND MUST BE A MIN. 3'-4" ABOVE SURROUNDING FINAL GRADE.
- C. REFER TO LANDSCAPE ARCHITECTURE PLAN BY INCLUDED ON SHEET A002 OR PLANTING DETAILS.
- D. ALL EXISTING UNDERGROUND UTILITIES SHALL BE PHYSICALLY LOCATED BY THE CONTRACTOR BEFORE COMMENCEMENT OF CONSTRUCTION
- E. CONTRACTOR TO COORDINATE ALL WET AND DRY UTILITY CONNECTIONS WITH APPROPRIATE PROVIDERS.
- F. SURVEY AND ELEVATION CERTIFICATE PROVIDED BY MICHAEL UNDERWOOD SURVEYOR. ALL GRADES AND FINISH FLOOR ELEVATION SHALL BE VERIFIED BY CONTRACTOR PRIOR TO CONSTRUCTION.

**SITE PLAN AREA CALCULATIONS:**

<b>BUILDING AREA:</b>	
HEATED SF -	4,263.40 SF
FIRST FLOOR	
UN-HEATED SF -	869.80 SF
GARAGE	1,899.80 SF
EXT. PORCHES	3,487.00 SF
<b>TOTAL BUILDING AREA</b>	<b>7,033.00 SF</b>
<b>HARDSCAPE AREA:</b>	
POOL AND DECK -	1,606.00 SF
SPORTS COURT -	1,422.00 SF
DRIVE AND WALKS -	3,487.00 SF
<b>TOTAL HARDSCAPE AREA</b>	<b>6,515.00 SF</b>
<b>TOTAL SITE IMPERVIOUS:</b>	<b>13,548.00 SF</b>
<b>BUILDING HEIGHT:</b>	27'-6" ABOVE FRONT PROP. LINE

- NOTES:**
- FENCE TO BE MONTAGE MAJESTIC 2-RAIL BY AMERISTAR FENCING PRODUCTS 1-888-333-3422, OR EQUIVALENT APPROVED BY LANDSCAPE ARCHITECT
  - SHOP DRAWINGS REQUIRED FOR ALL MATERIALS, CONNECTIONS HARDWARE, LAYOUT, ETC.
  - FENCE FINISH TO BE SMOOTH & PAINTED BLACK.
  - OPENING UNDER THE BOTTOM OF PICKETS SHALL NOT EXCEED 1.75".
  - ALL POOL FENCING TO BE 4" IN HEIGHT UNLESS OTHERWISE SPECIFIED ON PLAN
  - ALL FENCE COMPONENTS AND HARDWARE TO MEET REQUIREMENTS OF NC POOL REGULATIONS



**ALUM. FENCE DETAIL**  
SCALE: 1/2" = 1'-0"

**SITE DEVELOPMENT PLAN**  
SCALE: 1/16" = 1'-0"

**hostetlerarchitecture**  
ARCHITECTURE ■ PLANNING  
3967 MARKET STREET  
WILMINGTON, NC 28403  
PHONE: 910.612.1119  
www.hostetlerarchitecture.com

**CONSULTANTS**

2164 DEER ISLAND LANE

**VINCENT RESIDENCE**  
JON AND DEEDY VINCENT

WILMINGTON NORTH CAROLINA

HOSTETLER ARCHITECTURE STATE REGISTRATION

ARCHITECT OF RECORD SHAWN E. HOSTETLER 11926

ARC RESUBMISSION : 04.03.26

**REVISIONS**

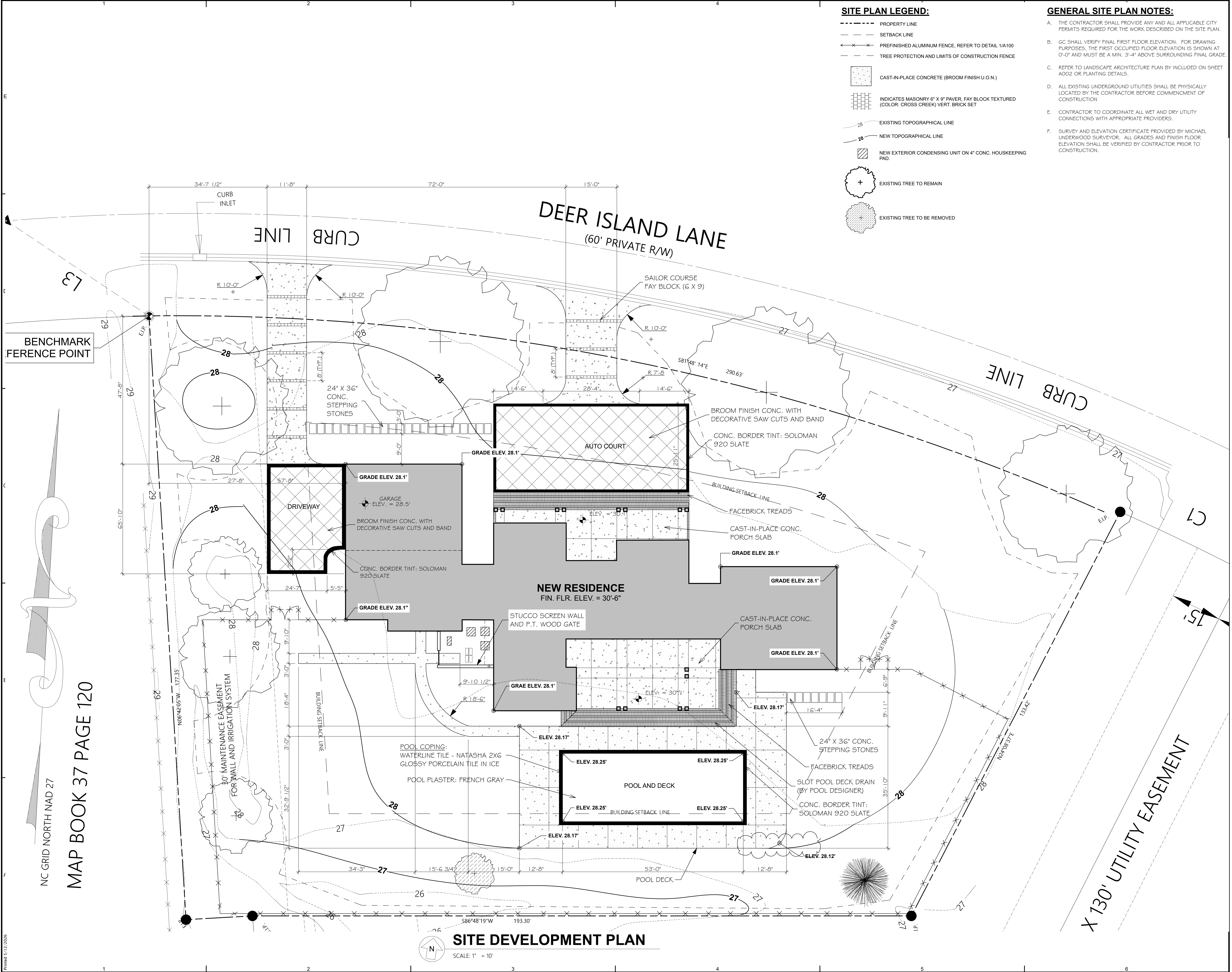
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SITE DEVELOPMENT PLAN

JOB NO. 21029	SHEET A100
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NC GRID NORTH NAD 27  
MAP BOOK 37 PAGE 120



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**CONSULTANTS**

**CONSTRUCTION MANAGER**

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**JON AND DEEDY VINCENT**

**WILMINGTON NORTH CAROLINA**

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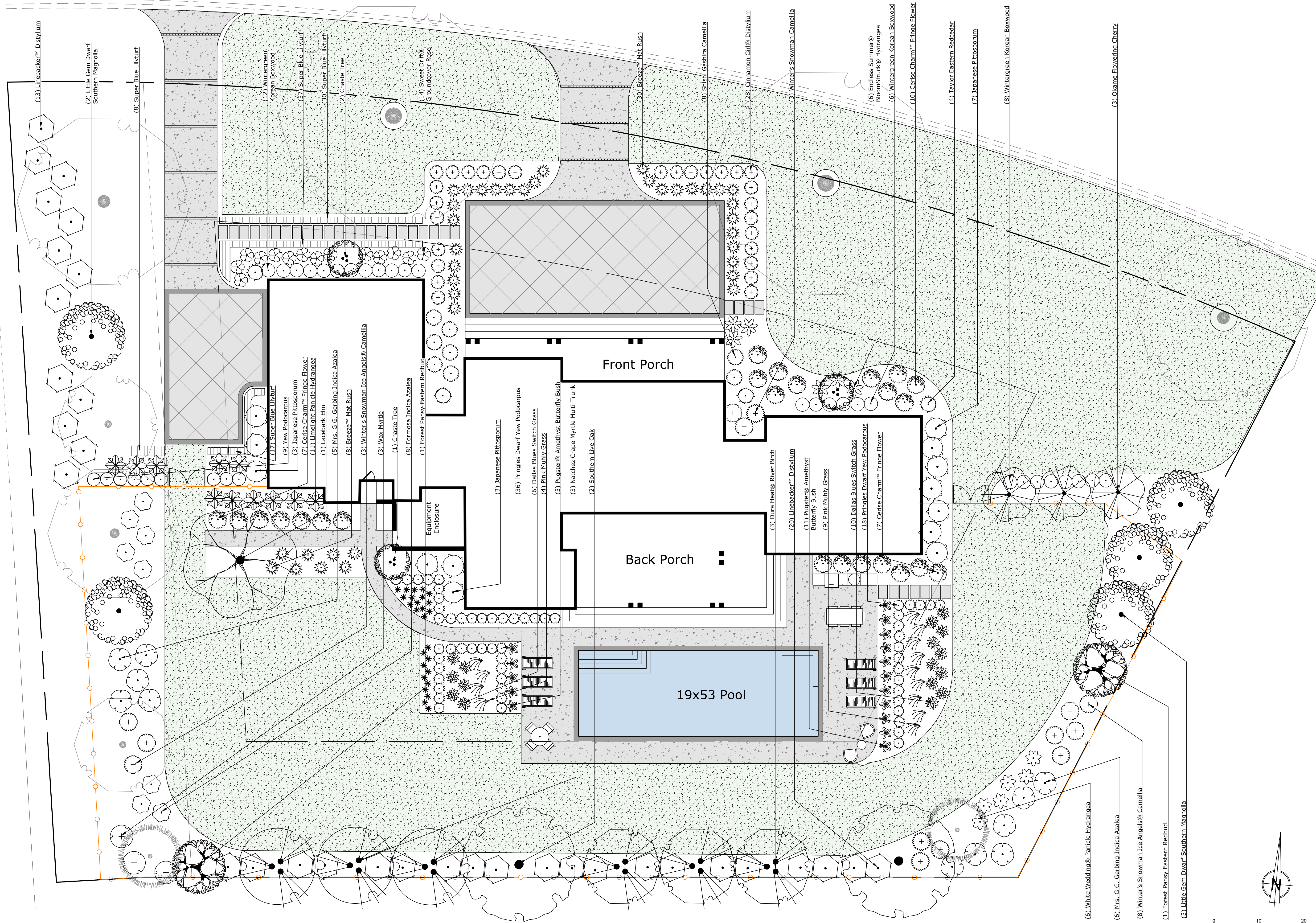
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ALYSSA WINFIELD  
DESIGNS

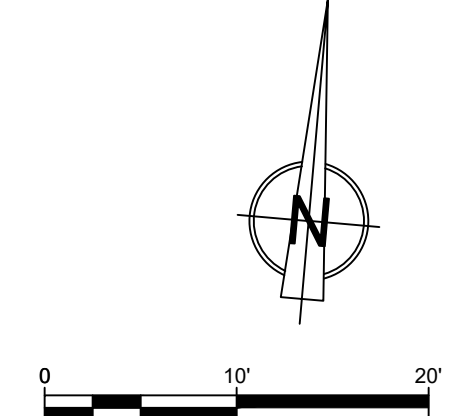
# Vincent Residence

2164 Deer Island Lane Wilmington, NC 28405

DESIGNED BY:  
ALYSSA WINFIELD DESIGNS  
910.902.0422  
ALYSSAWINFLDDESIGNS@GMAIL.COM

DISCLAIMER  
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Project Vincent	Sheet Landscape
Date 05.01.2026	L100
Scale 1"= 10'	



# PLANT SCHEDULE CONCEPT 4

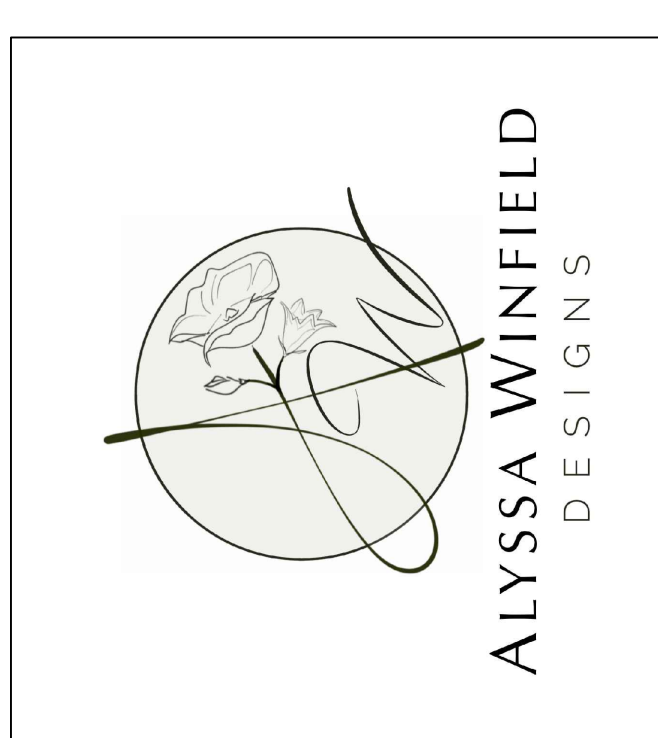
<u>SYMBOL</u>	<u>QTY</u>	<u>BOTANICAL / COMMON NAME</u>	<u>SIZE</u>	<u>CONTAINER</u>
<b>TREES</b>				
	3	Betula nigra 'BNMTF' / Dura Heat® River Birch	8-10' Ht.	Pot
	2	Cercis canadensis 'Forest Pansy' / Forest Pansy Eastern Redbud	30 gal.	Pot
	4	Juniperus virginiana 'Taylor' / Taylor Eastern Redcedar	10- 12' Ht.	Pot
	3	Lagerstroemia indica x fauriei 'Natchez' / Natchez Crape Myrtle Multi-Trunk	10- 12' Ht.	Pot
	5	Magnolia grandiflora 'Little Gem' / Little Gem Dwarf Southern Magnolia	10- 12' Ht.	Pot
	3	Prunus x 'Okame' / Okame Flowering Cherry	8-10' Ht.	Pot
	2	Quercus virginiana / Southern Live Oak	45 gal.	Pot
	1	Ulmus parvifolia / Lacebark Elm	2.5" Cal.	Pot
	3	Vitex agnus-castus / Chaste Tree	4' Ht.	Pot
<b>SHRUBS</b>				
	16	Buddleja x 'SMBNDL' / Pugster® Amethyst Butterfly Bush	3 gal.	Pot
	26	Buxus sinica insularis 'Wintergreen' / Wintergreen Korean Boxwood	7 gal.	Pot
	8	Camellia sasanqua 'Shishi Gashira' / Shishi Gashira Camellia	7 gal.	Pot
	14	**Not Deer Resistant Camellia x 'Winter's Snowman' / Winter's Snowman Ice Angels® Camellia	7 gal.	Pot
	33	**Not Deer Resistant Distylium x 'PIIDIST-IV' / Linebacker™ Distylium	7 gal.	Pot
	28	Distylium x 'PIIDIST-V' / First Editions® Cinnamon Girl® Distylium	3 gal.	Pot
	6	Hydrangea macrophylla 'PIIHM-II' / Endless Summer® BloomStruck® Hydrangea	5 gal.	Pot
	6	**Not Deer Resistant Hydrangea paniculata 'LEEP1' / White Wedding® Panicle Hydrangea	7 gal.	Pot
	11	**Not Deer Resistant Hydrangea paniculata 'LimeLight' / LimeLight Panicle Hydrangea	3 gal.	Pot
	26	**Not Deer Resistant Leucanthemum x superbum / Shasta Daisy	1 gal.	Pot
	38	Lomandra longifolia 'LM300' / Breeze™ Mat Rush	3 gal.	Pot
	24	Loropetalum chinense rubrum 'Kurobijin' / Cerise Charm™ Fringe Flower	7 gal.	Pot
	13	Muhlenbergia capillaris / Pink Muhly Grass	3 gal.	Pot
	3	Myrica cerifera / Wax Myrtle	7 gal.	Pot
	16	Panicum virgatum 'Dallas Blues' / Dallas Blues Switch Grass	3 year	Pot
	13	Pittosporum tobira / Japanese Pittosporum	7 gal.	Pot
	9	Podocarpus macrophyllus / Yew Podocarpus	15 gal.	Pot
	57	Podocarpus macrophyllus 'Pringles' / Pringles Dwarf Yew Podocarpus	7 gal.	Pot
	8	Rhododendron indicum 'Formosa' / Formosa Indica Azalea	7 gal.	Pot
	11	**Not Deer Resistant Rhododendron indicum 'Mrs. G.G. Gerbing' / Mrs. G.G. Gerbing Indica Azalea	7 gal.	Pot
	14	**Not Deer Resistant Rosa x 'Meiswetdom' / Sweet Drift® Groundcover Rose	3 gal.	Pot

<u>SYMBOL</u>	<u>QTY</u>	<u>BOTANICAL / COMMON NAME</u>	<u>SIZE</u>	<u>CONTAINER</u>	<u>SPACING</u>
<b>SHRUB AREAS</b>					
	93	Liriope muscari 'Super Blue' / Super Blue Lilyturf	1 gal.	Pot	18" o.c.
<b>GROUND COVERS</b>					
	17,830 sf	Zoysia japonica / Zoysia Grass	sod		

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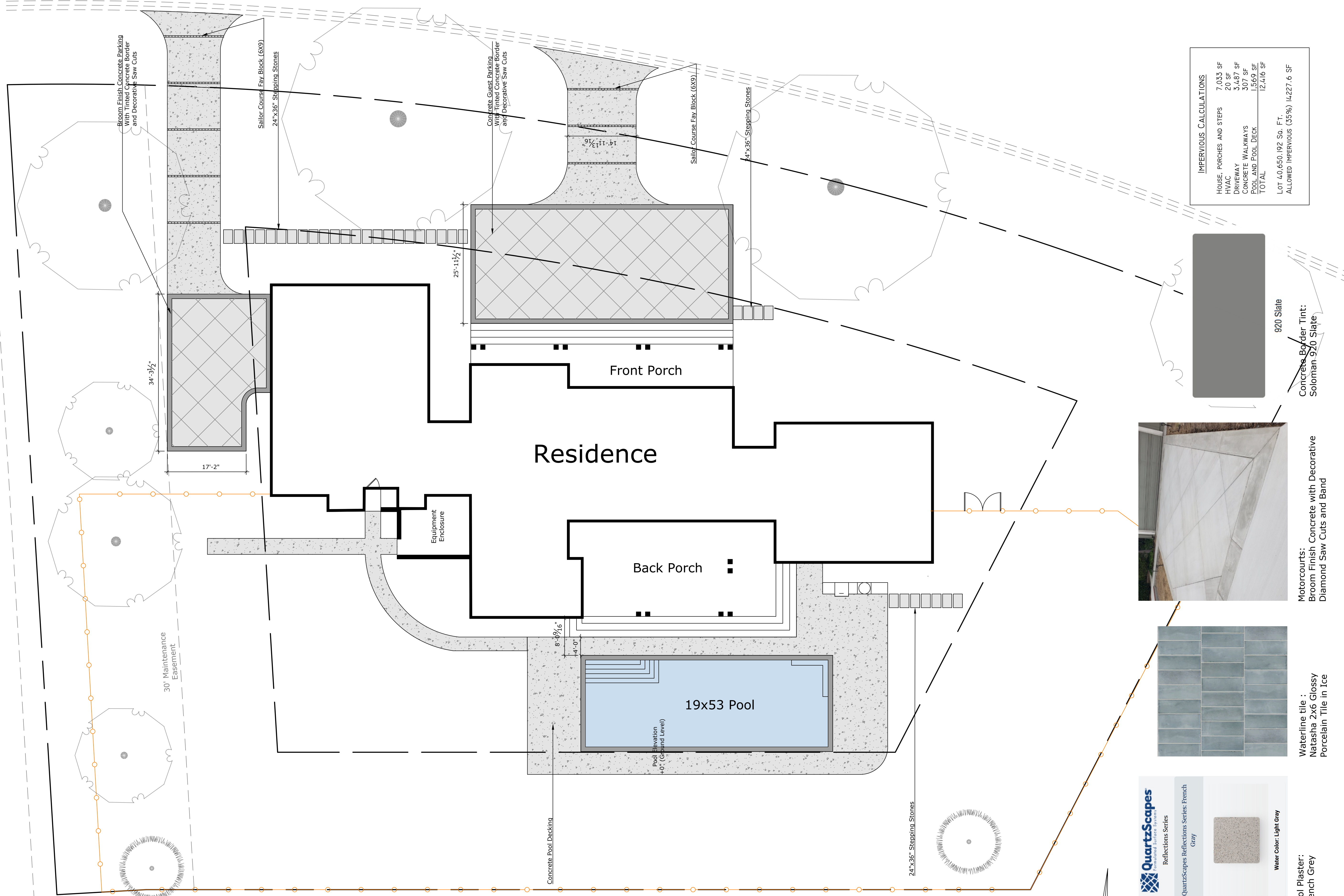
Project <b>Vincent</b>	Sheet <b>Landscape Plan</b>
Date <b>05.01.2026</b>	<b>L101</b>
Scale nts	



**Vincent Residence**

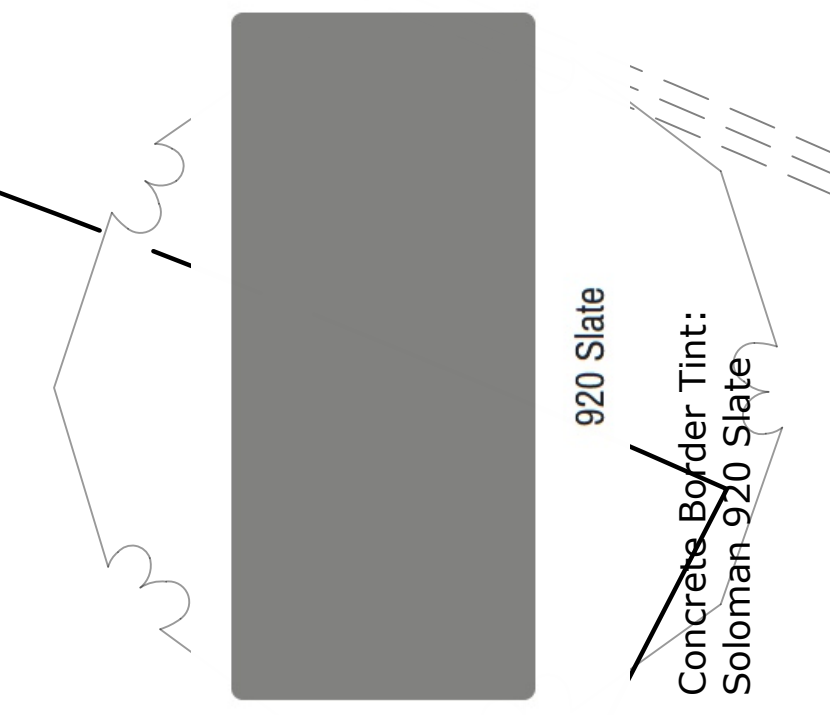
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**2164 Deer Island Lane Wilmington, NC 28405**



**IMPERVIOUS CALCULATIONS**

HOUSE PORCHES AND STEPS	7,033 SF
HVAC	20 SF
DRIVEWAY	3,467 SF
CONCRETE WALKWAYS	307 SF
POOL AND POOL DECK	1,569 SF
<b>TOTAL</b>	<b>12,416 SF</b>
LOT 40,650.192 Sq. Ft.	
<b>ALLOWED IMPERVIOUS (35%)</b>	<b>14,227.6 SF</b>



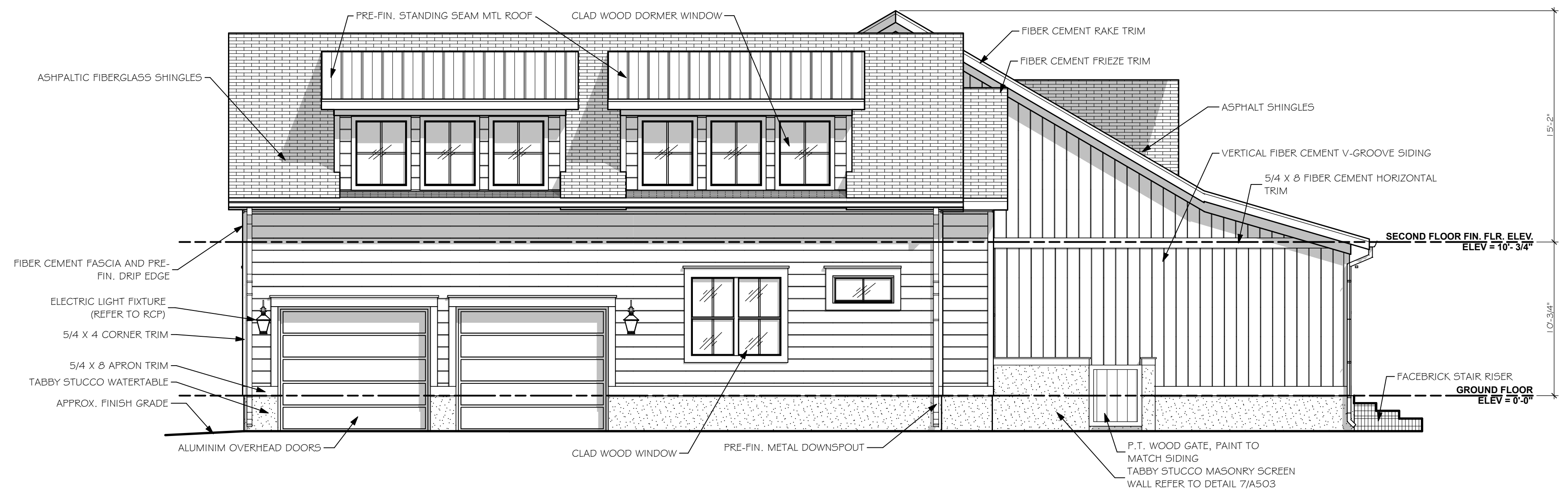
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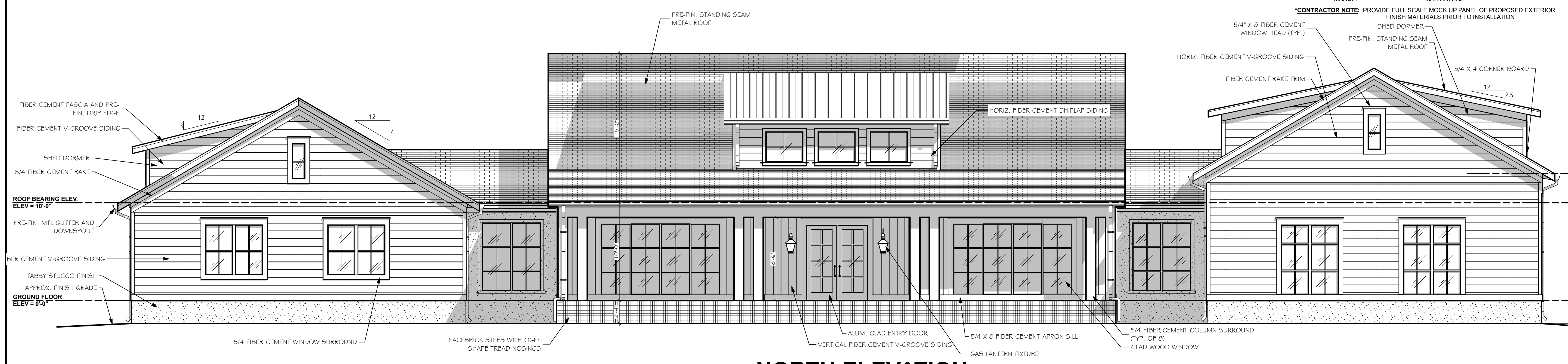
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Project Vincent	Sheet Hardscape Plan
Date 05.01.2026	L102
Scale 1" = 10'	



**B**  
A201  
**WEST ELEVATION**  
SCALE: 3/16" = 1'-0"



**A**  
A201  
**NORTH ELEVATION**  
SCALE: 3/16" = 1'-0"

**EXTERIOR MATERIALS LEGEND**

- FIBER CEMENT SOFFIT:**  
 MANUF.: JAMES HARDIE BUILDING PRODUCTS, INC.  
 PRODUCT STYLES: A. VENTED SMOOTH (HARDISOFFIT) B. NON-VENTED SMOOTH (HARDISOFFIT)  
 PROFILE: 25  
 FINISH: FACTORY PRIMED, FINISH W/ 100% ACRYLIC EXTERIOR PAINT (2 COATS MIN.)  
 COLOR: BENJAMIN MOORE 'CREAMY WHITE' OC-7  
 FASTENERS: PER MANUF. RECOMMENDATIONS
- FIBER CEMENT SIDING:**  
 MANUF.: JAMES HARDIE BUILDING PRODUCTS, INC.  
 PRODUCT: A. HARDIE 5/4 (1" ACTUAL) TRIM BOARDS - SMOOTH (SIZE INDICATED ON DRAWINGS) B. ARTISAN 5/8" THICK SHIPLAP SIDING W/ 9" EXPOSURE (SMOOTH)  
 FINISH: FACTORY PRIMED, FINISH W/ 100% ACRYLIC EXTERIOR PAINT (2 COATS)  
 COLOR: BENJAMIN MOORE 'CREAMY WHITE' OC-7  
 FASTENERS: PER MANUF. RECOMMENDATIONS
- BRICK MASONRY:**  
 MANUF.: PINE HALL BRICK  
 TYPE: FACE BRICK  
 TEXTURE: TUMBLED  
 SIZE: MODULAR  
 COLOR: OYSTER PEARL (BROWN BODY)  
 MORTAR COLOR: HOLCIM 'DESERT BUFF'  
 MORTAR JOINT: 3/8" (TYP.) WITH RAKED PROFILE
- TABBY STUCCO MASONRY:**  
 MANUF.: LOCAL WILMINGTON ARTISAN CONTRACTOR  
 TYPE: #2 TABBY (MEDIAN SIZE SHELL AGGREGATE (REFER TO PHYSICAL SAMPLE))  
 TEXTURE: LIGHT BUFF  
 COLOR: REFER TO PHYSICAL SAMPLE  
 SYSTEM (WOOD FRAME): 3-COAT STUCCO FINISH OVER SELF-FURRING LATH, ON DRAINAGE MAT, INSTALLED OVER TYVEK 'STUCCOWRAP' ON EXT. GRADE SHEATHING  
 SYSTEM (CMU): 3-COAT STUCCO FINISH WITH (3/8" BROWN COAT AND 3/8" SCRATCH COAT), ON CMU SUBSTRATE WITH FLUSH MORTAR JOINTS.
- ROOF ASSEMBLY DESCRIPTION:**
- STANDING SEAM METAL -**  
 MANUF.: CLASSIC METAL ROOFS, INC.  
 PANEL LENGTH: ONE PIECE SINGLE LENGTH PANEL  
 METAL: .032 ALUM. (COLOR T.B.D.)  
 TRIM: .032 ALUM. (COLOR T.B.D.)  
 SEAMS: CONTINUOUS INTERLOCKING  
 SEAM SIZE: 1 1/2" H  
 PANEL WIDTH: 18"  
 FLASHINGS: MATCH GAUGE AND FINISH OF ROOF PANELS  
 FINISH: CHAMPAGNE METALLIC KYNAR 500 COATING
- ACCESSORIES:** PROVIDE STANDARD ACCESSORIES AND ITEMS ESSENTIAL TO COMPLETION OF A STANDING SEAM ROOF INSTALLATION INCLUDING ANCHOR CLIPS, TRIM, RIDGE, CLOSURES, FLASHING AND FASCIA
- SEALANT:** COLOR COORDINATED PRIMERLESS SILICONE OR HIGH GRADE, NON-DRYING BUTYL AS REQUIRED BY MANUF.
- SUBSTRATE:** 5/8" EXT. GRADE OSB SHEATHING WITH ICE AND WATER SHIELD UNDERLAYMENT ON (1) LAYER OF 30# ROOFING FELT
- FIBERGLASS SHINGLES -**
- ROOFING:** GRANULAR SURFACED, FIBERGLASS REINF. ASPHALT SHINGLE
- MANUF.:** CERTAINTED CORPORATION
- PRODUCT:** GRAND MANOR
- COLOR:** COLONIAL SLATE
- TRIM:** .032 KYNAR COATED ALUMINUM COLOR: CHAMPAGNE METALL
- FLASHINGS:** .032 KYNAR COATED ALUMINUM COLOR: CHAMPAGNE METALL
- ACCESSORIES:** PROVIDE STANDARD ACCESSORIES AND ITEMS ESSENTIAL TO COMPLETION OF ROOF INSTALLATION INCLUDING HIP AND RIDGE SHINGLES, RIDGE VENT, CLOSURES, FLASHING, T' STYLE DRIP EDGE AND FASCIA
- SEALANT:** COLOR COORDINATED PRIMERLESS SILICONE OR HIGH GRADE, NON-DRYING BUTYL AS REQUIRED BY MANUF.
- SUBSTRATE:** 5/8" EXTERIOR GRADE OSB SHEATHING WITH ICE AND WATER SHIELD AT HIPS AND VALLEYS ON (1) LAYER OF 30# ROOFING FELT AT SLOPES GREATER THAN 4:12, OR (2) LAYERS OF 15# ROOFING FELT AT SLOPES LESS THAN 4:12.
- WINDOWS: (REFER TO SHEET A602 FOR ADDITIONAL DETAILS)**
- MANUF.:** MARVIN, INC.
- \*CONTRACTOR NOTE:** PROVIDE FULL SCALE MOCK UP PANEL OF PROPOSED EXTERIOR FINISH MATERIALS PRIOR TO INSTALLATION

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**CONSULTANTS**

**2164 DEER ISLAND LANE**

**VINCENT RESIDENCE**  
 JON AND DEEDY VINCENT

**WILMINGTON NORTH CAROLINA**

HOSTELLER ARCHITECTURE STATE REGISTRATION

ARCHITECT OF RECORD SHAWN E. HOSTELLER 11926

ARC RESUBMISSION : 04.03.26

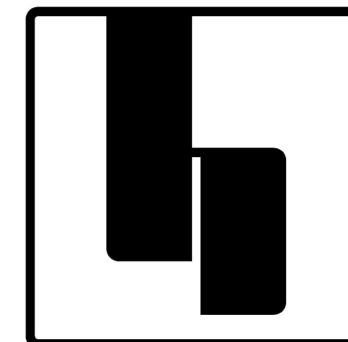
**REVISIONS**

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DRAWN BY: PROJ. MGR:  
**SHEET CONTENT**

**EXTERIOR ELEVATIONS**

<b>JOB NO.</b> 21029	<b>SHEET</b> <b>A201</b>
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SHEET CONTENT

EXTERIOR ELEVATIONS

JOB NO. 21029 SHEET A202

EXTERIOR MATERIALS LEGEND

**FIBER CEMENT SOFFIT:**  
 MANUF: JAMES HARDIE BUILDING PRODUCTS, INC.  
 PRODUCT STYLES: A. VENTED SMOOTH (HARDISOFFIT) B. NON-VENTED SMOOTH (HARDISOFFIT)  
 PROFILE: 25  
 FINISH: FACTORY PRIMED, FINISH W/ 100% ACRYLIC EXTERIOR PAINT (2 COATS MIN.)  
 COLOR: BENJAMIN MOORE 'CREAMY WHITE' OC-7  
 FASTENERS: PER MANUF. RECOMMENDATIONS

**FIBER CEMENT SIDING:**  
 MANUF: JAMES HARDIE BUILDING PRODUCTS, INC.  
 PRODUCT: A. HARDIE 5/4 (1" ACTUAL) TRIM BOARDS - SMOOTH (SIZE INDICATED ON DRAWINGS) B. ARTISAN 5/8" THICK SHIPLAP SIDING W/ 9" EXPOSURE (SMOOTH)  
 FINISH: FACTORY PRIMED, FINISH W/ 100% ACRYLIC EXTERIOR PAINT (2 COATS)  
 COLOR: BENJAMIN MOORE 'CREAMY WHITE' OC-7  
 FASTENERS: PER MANUF. RECOMMENDATIONS

**BRICK MASONRY:**  
 MANUF: PINE HALL BRICK  
 TYPE: FACE BRICK  
 TEXTURE: TUMBLED  
 SIZE: MODULAR  
 COLOR: OYSTER PEARLE (BROWN BODY)  
 MORTAR COLOR: HCLCM 'DESERT BUFF'  
 MORTAR JOINT: 3/8" (TYP.) WITH RAKED PROFILE

**TABBY STUCCO MASONRY:**  
 MANUF: LOCAL WILMINGTON ARTISAN CONTRACTOR #2 TABBY (MEDIAN SIZE SHELL AGGREGATE (REFER TO PHYSICAL SAMPLE))  
 TYPE: LIGHT BUFF  
 TEXTURE: (REFER TO PHYSICAL SAMPLE)  
 COLOR: (REFER TO PHYSICAL SAMPLE)  
 SYSTEM (WOOD FRAME): 3-COAT STUCCO FINISH OVER SELF-FURRING LATH, ON DRAINAGE MAT, INSTALLED OVER TYVEK 'STUCCOWRAP' ON EXT. GRADE SHEATHING  
 SYSTEM (CMU): 3-COAT STUCCO FINISH WITH (3/8" BROWN COAT AND 3/8" SCRATCH COAT), ON CMU SUBSTRATE WITH FLUSH MORTAR JOINTS.

**STANDING SEAM METAL -**  
 MANUF: CLASSIC METAL ROOFS, INC.  
 PANEL LENGTH: ONE PIECE SINGLE LENGTH PANEL  
 METAL: .032 ALUM. (COLOR T.B.D.)  
 TRIM: .032 ALUM. (COLOR T.B.D.)  
 SEAMS: CONTINUOUS INTERLOCKING  
 PANEL SIZE: 1' 1/2" H  
 PANEL WIDTH: 18"  
 FLASHINGS: MATCH GAUGE AND FINISH OF ROOF PANELS  
 FINISH: CHAMPAGNE METALLIC KYNAR 500 COATING

**ACCESSORIES:** PROVIDE STANDARD ACCESSORIES AND ITEMS ESSENTIAL TO COMPLETION OF A STANDING SEAM ROOF INSTALLATION INCLUDING ANCHOR CLIPS, TRIM, RIDGE, CLOSURES, FLASHING AND FASCIA

**SEALANT:** COLOR COORDINATED PRIMERLESS SILICONE OR HIGH GRADE, NON-DRYING BUTYL AS REQUIRED BY MANUF.

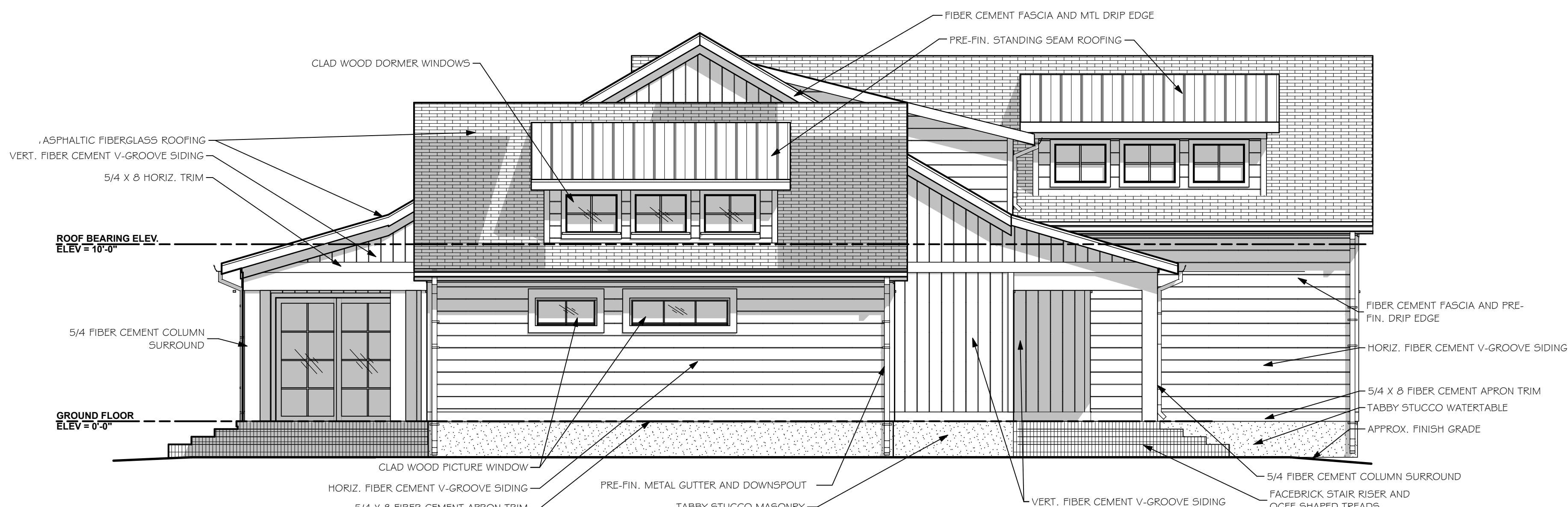
**SUBSTRATE:** 5/8" EXT. GRADE OSB SHEATHING WITH ICE AND WATER SHIELD UNDERLAYMENT ON (1) LAYER OF 30# ROOFING FELT

**FIBERGLASS SHINGLES -**  
 ROOFING: GRANULAR SURFACED, FIBERGLASS REINF. ASPHALT SHINGLE  
 MANUF: CERTAINTED CORPORATION  
 PRODUCT: GRAND MANOR  
 TRIM: COLONIAL SLATE  
 COLOR: .032 KYNAR COATED ALUMINUM COLOR: CHAMPAGNE METALLIC  
 FLASHINGS: .032 KYNAR COATED ALUMINUM COLOR: CHAMPAGNE METALLIC  
 ACCESSORIES: PROVIDE STANDARD ACCESSORIES AND ITEMS ESSENTIAL TO COMPLETION OF ROOF INSTALLATION INCLUDING HIP AND RIDGE SHINGLES, RIDGE VENT, CLOSURES, FLASHING, T' STYLE DRIP EDGE AND FASCIA

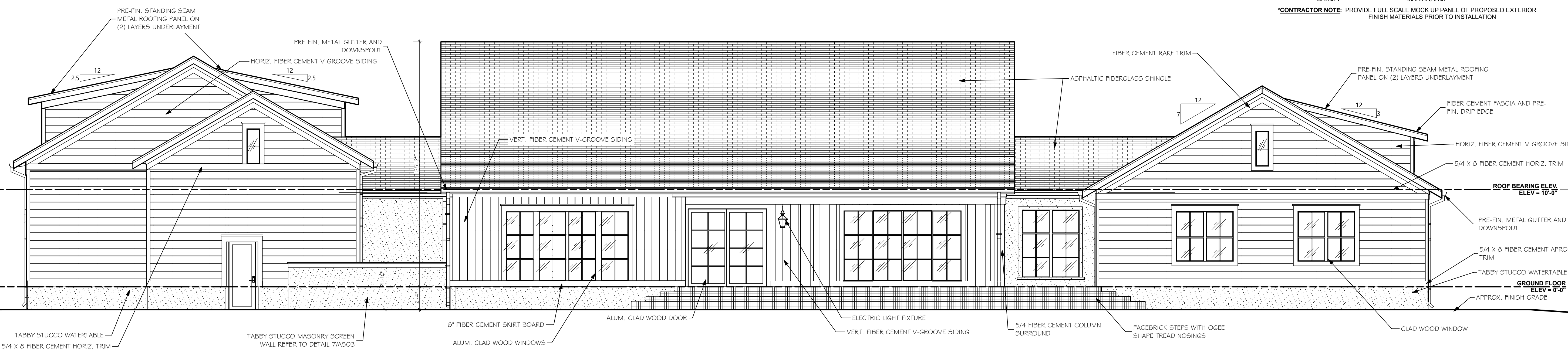
**SEALANT:** COLOR COORDINATED PRIMERLESS SILICONE OR HIGH GRADE, NON-DRYING BUTYL AS REQUIRED BY MANUF.

**SUBSTRATE:** 5/8" EXTERIOR GRADE OSB SHEATHING WITH ICE AND WATER SHIELD AT HIPS AND VALLEYS ON (1) LAYER OF 30# ROOFING FELT AT SLOPES GREATER THAN 4:12, OR (2) LAYERS OF 15# ROOFING FELT AT SLOPES LESS THAN 4:12.

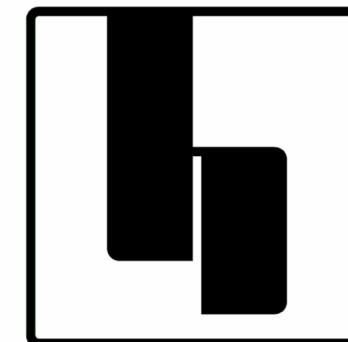
**WINDOWS: (REFER TO SHEET A602 FOR ADDITIONAL DETAILS)**  
 MANUF: MARVIN, INC.  
 \*CONTRACTOR NOTE: PROVIDE FULL SCALE MOCK UP PANEL OF PROPOSED EXTERIOR FINISH MATERIALS PRIOR TO INSTALLATION



D A202 EAST ELEVATION SCALE: 3/16" = 1'-0"



C A202 SOUTH ELEVATION SCALE: 3/16" = 1'-0"



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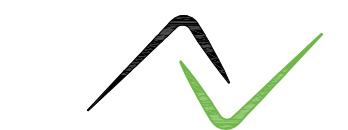
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NC Firm License #F-0374  
Project # 2024-1193-00

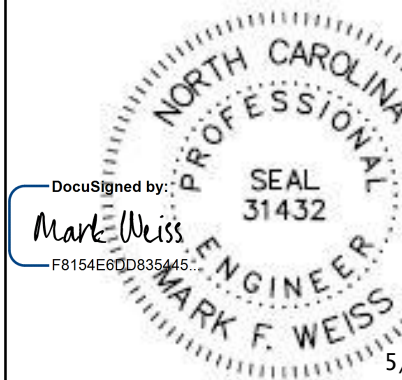
2164 DEER ISLAND LANE

# VINCENT RESIDENCE

JON AND DEEDY VINCENT

WILMINGTON  
NORTH CAROLINA

ENGINEER OF RECORD  
MARK F. WEISS  
31432



CONSTRUCTION DOCUMENTS : XX.XX.XX

### REVISIONS

MARK	DATE	DESCRIPTION
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SHEET CONTENT

FOUNDATION PLAN

JOB NO.  
21029

SHEET  
S101



## 1 FOUNDATION PLAN

SCALE: 3/16" = 1'-0"

### NOTES:

1. REF ELEV. = 0'-0" MAIN RESIDENCE SLAB - SEE S102
2. T/FTG = -3'-4" U.N.O.
3. DENOTES 8" CMU STEM WALL

FOOTING SCHEDULE			
MARK	SIZE (WIDTH x LENGTH)	THICKNESS	REINFORCING
WF1	3'-0" x CONT.	1'-0"	(4) #5 LW / #5 @ 12" O.C. SW / T & B
WF2	2'-0" x CONT.	1'-0"	(3) #4 LW / #4 @ 18" O.C. SW / BOT.
TS	2'-0" x CONT.	1'-0"	(3) #4 CONT. BOT. / #4 @ 18" O.C. SW
CF1	4'-0" x 4'-0"	1'-0"	(5) #5 EACH WAY BOTTOM ONLY

