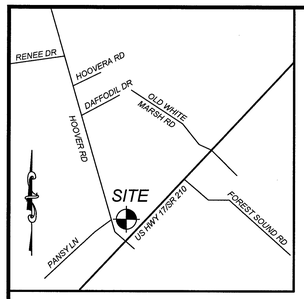


VICINITY MAP
1" = 1000'

SANITARY SEWER NOTE:

DEVELOPMENT WILL CONNECT TO FUTURE FORCE MAIN THAT WILL BE EXTENDED ALONG US 17 FRONTAGE.

SITE KEYNOTES:

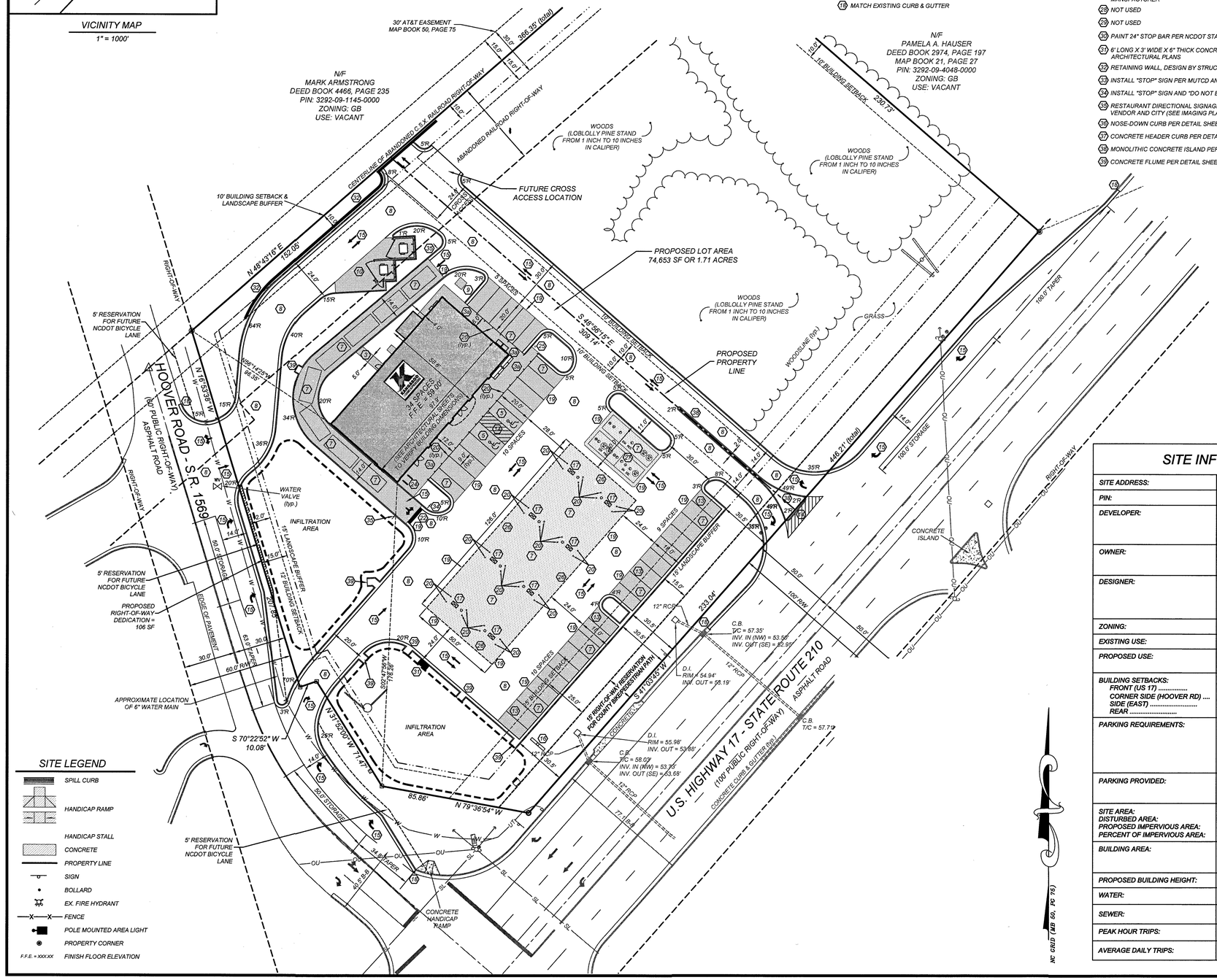
1. CONSTRUCT 2.0' CONCRETE SPILLING CURB AND GUTTER PER DETAIL SHEET
2. CONSTRUCT 2.0' CONCRETE CATCHING CURB AND GUTTER PER DETAIL SHEET
3. CONSTRUCT CONCRETE SIDEWALK PER DETAIL SHEET
3a. TURN-DOWN CONCRETE SIDEWALK PER DETAIL SHEET
4. CONSTRUCT CONCRETE HANDICAP RAMP PER DETAIL SHEET
5. HANDICAP PARKING STALL
6. INSTALL HANDICAP PARKING SIGN PER DETAIL SHEET C-401 FOR DETAILS
7. CONCRETE PAVEMENT PER DETAIL SHEET
8. ASPHALT PAVEMENT PER DETAIL SHEET
9. TRANSFORMER PAD BY GENERAL CONTRACTOR, PER ELECTRIC COMPANY SPECIFICATIONS, (COORDINATE SIZE & LOCATION WITH UTILITY COMPANY)

SITE KEYNOTES (cont.):

10. CONSTRUCT DUMPSTER PAD, MINIMUM 6" CONCRETE WITH 4" ABC BASE, AND TRASH ENCLOSURE WITH GATES. SEE ARCHITECTURAL SHEETS FOR DETAIL, MATERIALS TO MATCH BUILDING
11. CONCRETE WHEEL STOP PER DETAIL SHEET
12. NOT USED
13. NOT USED
14. NOT USED
15. PAINT 4" WIDE STRIPE, WHITE
16. PAINT 4" WIDE STRIPE @ 45°, 2 FEET APART
17. PAINT TRAFFIC ARROWS PER DETAIL SHEET
18. SITE IDENTIFICATION SIGN, MAXIMUM AREA 96 SF, MAXIMUM HEIGHT 25'; CONTRACTOR SHALL COORDINATE WITH SIGN VENDOR AND CITY (SEE IMAGING PLANS BY OTHERS)
19. GAS DISPENSER ISLAND. COORDINATE WITH ARCHITECTURAL/PETROLEUM PLANS AND TANK MANUFACTURER
20. MATCH EXISTING CURB & GUTTER

SITE KEYNOTES (cont.):

19. ASPHALT/CONCRETE TRANSITION PER DETAIL
20. INSTALL STEEL PIPE BOLLARD (6' ON CENTER AROUND BUILDING FRONTAGE) PER DETAIL SHEET
21. MATCH EXISTING ASPHALT PAVEMENT
22. PAINT STOP BAR PER MUTCD AND NCDOT STANDARDS
23. PAINT CROSSWALK PER DETAIL SHEET
24. INSTALL INVERTED "U" BICYCLE RACKS (24" FROM CURB AND 48" APART) PLACED WITH BROAD SIDES PARALLEL TO EACH OTHER TO ACCOMMODATE A MINIMUM OF 4 BICYCLES, SEE DETAIL SHEET
25. INSTALL 25' TALL FLAG POLE PER PANTRY SPECIFICATIONS, SEE DETAIL SHEET
26. GAS CANOPY, SEE ARCHITECTURAL PLANS
27. UNDERGROUND PETROLEUM TANK FARM WITH 8" THICK (MINIMUM) CONCRETE PAD, COORDINATE WITH ARCHITECTURAL/PETROLEUM PLANS AND TANK MANUFACTURER
28. NOT USED
29. NOT USED
30. PAINT 24" STOP BAR PER NCDOT STANDARDS
31. 6' LONG X 3' WIDE X 6" THICK CONCRETE AIR/VACUUM PAD, COORDINATE WITH ARCHITECTURAL PLANS
32. RETAINING WALL, DESIGN BY STRUCTURAL ENGINEER
33. INSTALL "STOP" SIGN PER MUTCD AN NCDOT STANDARDS
34. INSTALL "STOP" SIGN AND "DO NOT ENTER" SIGN PER MUTCD AN NCDOT STANDARDS
35. RESTAURANT DIRECTIONAL SIGNAGE, CONTRACTOR SHALL COORDINATE WITH SIGN VENDOR AND CITY (SEE IMAGING PLANS BY OTHERS)
36. NOSE-DOWN CURB PER DETAIL SHEET
37. CONCRETE HEADER CURB PER DETAIL SHEET
38. MONOLITHIC CONCRETE ISLAND PER NCDOT STANDARDS AND SPECIFICATIONS
39. CONCRETE FLUME PER DETAIL SHEET



SITE LEGEND

- SPILL CURB
- HANDICAP RAMP
- HANDICAP STALL
- CONCRETE
- PROPERTY LINE
- SIGN
- BOLLARD
- EX. FIRE HYDRANT
- FENCE
- POLE MOUNTED AREA LIGHT
- PROPERTY CORNER
- F.F.E. = XXX.XX — FINISH FLOOR ELEVATION

SITE INFORMATION

SITE ADDRESS:	68 HOOVER ROAD
PIN:	3292-08-2849-0000
DEVELOPER:	THE PANTRY, INC. 305 GREGSON DRIVE CARY, NORTH CAROLINA 27511 PHONE: (919) 774-6700
OWNER:	FRED ALBERT, ET AL P.O. BOX 25 HAPSTEAD, NORTH CAROLINA 28443
DESIGNER:	COMMERCIAL SITE DESIGN, PLLC 8312 CREEDMOOR ROAD RALEIGH, NORTH CAROLINA 27613 PHONE: (919) 848-6121 FAX: (919) 848-3741
ZONING:	GB - GENERAL BUSINESS
EXISTING USE:	RESIDENTIAL DWELLING
PROPOSED USE:	CONVENIENCE STORE / QUICK SERVE RESTAURANT
BUILDING SETBACKS: FRONT (US 17) ..... CORNER SIDE (HOOVER RD) .... SIDE (EAST) ..... REAR	 25 FEET 12 FEET 10 FEET 10 FEET
PARKING REQUIREMENTS:	CONVENIENCE STORE: 1 SPACE PER 225 SF OF GROSS LEASEABLE AREA, RESTAURANT: 1 SPACE PER 100 SF 3,513 SF / 225 SF = 16 SPACES 1,378 SF / 100 SF = 14 SPACES TOTAL = 30 SPACES
PARKING PROVIDED:	32 REGULAR SPACES 2 HANDICAP SPACES 34 TOTAL SPACES
SITE AREA: DISTURBED AREA: PROPOSED IMPERVIOUS AREA: PERCENT OF IMPERVIOUS AREA:	137,388 SF OR 3.15 ACRES 115,322 SF OR 2.65 ACRES 52,259 SF OR 1.20 ACRES 38%
BUILDING AREA:	3,513 SF (CONVENIENCE STORE) 1,378 SF (QUICK SERVE RESTAURANT) 4,891 SF TOTAL
PROPOSED BUILDING HEIGHT:	23' - 6"
WATER:	PENDER COUNTY UTILITIES
SEWER:	PENDER COUNTY UTILITIES
PEAK HOUR TRIPS:	AM: 227, PM: 262
AVERAGE DAILY TRIPS:	3,299

GENERAL NOTES:

1. THE INFORMATION SHOWN HEREIN WAS TAKEN FROM A TOPOGRAPHIC SURVEY PREPARED BY:
   COMMERCIAL SITE DESIGN, PLLC
   8312 CREEDMOOR ROAD
   RALEIGH, NC 27613
   PHONE: 919-848-6121, FAX: 919-848-3741
2. THE LOCATIONS OF ALL UTILITIES SHOWN ON THESE PLANS ARE BASED ON THE AVAILABLE INFORMATION. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF UTILITIES WITH THE UTILITY OWNERS PRIOR TO COMMENCEMENT OF CONSTRUCTION.
3. ALL HANDICAP SITE FEATURES SHALL BE CONSTRUCTED TO MEET ALL FEDERAL, STATE AND LOCAL CODES.
4. ANY DISCREPANCY IN THIS PLAN AND ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER PRIOR TO START OF CONSTRUCTION. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL SETBACKS, EASEMENTS, AND DIMENSIONS SHOWN HEREON BEFORE BEGINNING CONSTRUCTION.
5. PRIOR TO STARTING CONSTRUCTION, THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION OF ANY ITEM SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED ALL PLANS AND ANY OTHER DOCUMENTATION FROM ALL OF THE PERMITTING AND ANY OTHER REGULATORY AUTHORITIES. FAILURE OF THE CONTRACTOR TO FOLLOW THIS PROCEDURE SHALL CAUSE THE CONTRACTOR TO ASSUME FULL RESPONSIBILITY FOR ANY SUBSEQUENT MODIFICATION OF THE WORK MANDATED BY ANY REGULATORY AUTHORITY. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH PERMITS ISSUED AND APPLICABLE STATE, COUNTY AND LOCAL CODES.
6. THE GENERAL CONTRACTOR SHALL CONTACT ALL OWNERS OF EASEMENTS, UTILITIES AND RIGHT-OF-WAYS, PUBLIC OR PRIVATE, PRIOR TO WORKING IN THESE AREAS.
7. CONTRACTOR SHALL MAINTAIN THE SITE IN A MANNER SO THAT WORKMEN AND PUBLIC SHALL BE PROTECTED FROM INJURY, AND ADJOINING PROPERTY PROTECTED FROM DAMAGE.
8. ACCESS TO UTILITIES, FIRE HYDRANTS, STREET LIGHTING, ETC., SHALL REMAIN UNDISTURBED, UNLESS COORDINATED WITH RESPECTIVE UTILITY.
9. CONTRACTOR IS RESPONSIBLE FOR DAMAGE TO ANY EXISTING ITEM AND/OR MATERIAL INSIDE OR OUTSIDE CONTRACT LIMITS DUE TO CONSTRUCTION OPERATIONS.
10. ALL DIMENSIONS ARE TO THE FACE OF CURB, UNLESS OTHERWISE NOTED.
11. DO NOT SCALE THIS DRAWING AS IT IS A REPRODUCTION AND SUBJECT TO DISTORTION.
12. THE GENERAL CONTRACTOR SHALL REMOVE ALL TRASH AND DEBRIS FROM THE SITE UPON COMPLETION OF THE PROJECT AND AT LEAST ONCE A WEEK DURING CONSTRUCTION.
13. THE GENERAL CONTRACTOR SHALL KEEP THE AREA OUTSIDE THE "CONSTRUCTION LIMITS" BROOM CLEAN AT ALL TIMES.
14. GENERAL CONTRACTOR WILL ERECT AND ILLUMINATE A SITE IDENTIFICATION SIGN, PER OWNER'S SPECIFICATION. COORDINATE LOCATION WITH OWNER'S REPRESENTATIVE
15. FINISH CURB AND WALK ELEVATIONS SHALL BE 6" ABOVE FINISH PAVEMENT GRADE UNLESS NOTED DIFFERENT ON PLAN.
16. CONTRACTOR SHALL ENSURE THAT ADEQUATE SITE LIGHTING IS PROVIDED PER OWNER'S SPECIFICATIONS.
17. ALL RADII DIMENSIONS ARE TO FACE OF CURB.
18. ALL UTILITIES TO SERVICE BUILDING SHALL BE UNDERGROUND ON SITE, UNLESS OTHERWISE INDICATED.
19. ALL STREET SURFACES, DRIVEWAYS, CULVERTS, CURB AND GUTTERS, ROADSIDE DRAINAGE DITCHES AND OTHER STRUCTURES THAT ARE DISTURBED OR DAMAGED IN ANY MANNER AS A RESULT OF CONSTRUCTION SHALL BE REPLACED OR REPAIRED IN ACCORDANCE WITH THE SPECIFICATIONS.
20. ALL DISTURBED AREAS SHALL HAVE TEMPORARY SEEDING AND MULCHING. ALL AREAS THAT ARE PLANNED TO BE BARE FOR MORE THAN 45 DAYS SHALL BE SEEDED AND MULCHED WITHIN SEVEN (7) DAYS.
21. THE CONTRACTOR SHALL VERIFY LOCATION AND ELEVATION OF ALL UNDERGROUND UTILITIES. THE LOCATION OF ALL EXISTING UTILITIES ARE NOT NECESSARILY SHOWN ON THE PLANS AND WHERE SHOWN ARE ONLY APPROXIMATE. THE CONTRACTOR SHALL ON HIS INITIATIVE AND AT NO EXTRA COSTS HAVE LOCATED ALL UNDERGROUND LINES AND STRUCTURES AS NECESSARY. NO CLAIMS FOR DAMAGES OR EXTRA COMPENSATION SHALL ACCRUE TO THE CONTRACTOR FROM THE PRESENCE OF SUCH PIPE, OTHER OBSTRUCTIONS OR FROM ANY DELAY DUE TO REMOVAL OR REARRANGEMENT OF THE SAME. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO UNDERGROUND STRUCTURES. THE CONTRACTOR IS RESPONSIBLE FOR CONTACTING ALL NON-SUBSCRIBING UTILITIES.
22. ALL LOT STRIPING AND DIRECTIONAL ARROWS TO BE WHITE REFLECTIVE MARKINGS AND SHALL CONFORM TO LOCAL REGULATIONS.
23. COMPACTION AND MAINTENANCE OF PROPER MOISTURE CONTENT OF THE SOIL UNDER BUILDINGS AND PAVED AREAS SHALL BE ACCOMPLISHED TO ACHIEVE 98% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY OR AS RECOMMENDED IN THE SOIL REPORT.
24. THE CONTRACTOR SHALL MAINTAIN AN "AS-BUILT" SET OF DRAWINGS TO RECORD THE EXACT LOCATION OF ALL PIPING PRIOR TO CONCEALMENT. DRAWINGS SHALL BE GIVEN TO THE OWNER UPON COMPLETION OF THE PROJECT WITH A COPY OF THE TRANSMITTAL LETTER TO THE ENGINEER.
25. BEFORE COMMENCEMENT OF WORK, THE CONTRACTOR SHALL REVIEW ALL PLANS AND SPECIFICATIONS AND THE JOB SITE. THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE ENGINEER WHO PREPARED THE PLANS OF ANY DISCREPANCIES THAT MAY REQUIRE MODIFICATIONS TO THESE PLANS OR OF ANY FIELD CONFLICTS.
26. ALL PERMITS RELATIVE TO THE PROJECT MUST BE OBTAINED, PRIOR TO CONSTRUCTION. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH PERMITS ISSUED AND APPLICABLE STATE, COUNTY AND LOCAL CODES.
27. THE CONTRACTOR SHALL REFER TO THE ARCHITECTURAL DRAWINGS FOR ALL BUILDING DIMENSIONS.
28. ALL PARKING LOT DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.
29. CONTRACTOR SHALL COORDINATE EXACT SIZE OF ANY HVAC CONCRETE PADS WITH MECHANICAL CONTRACTOR. REFER TO MECHANICAL PLANS FOR DETAILS.
30. ALL SEEDING, TEMPORARY AND PERMANENT, TO BE INSTALLED TO LOCAL REGULATIONS AND STANDARD PRACTICES.
31. ALL ROAD WORK SHALL BE PERFORMED IN ACCORDANCE WITH "THE CURRENT EDITION OF THE STATE DEPARTMENT OF TRANSPORTATION CONSTRUCTION AND MATERIALS SPECIFICATIONS".
32. ANY AND ALL QUANTITIES SHOWN OR IMPLIED ON THESE PLANS ARE FOR ESTIMATION PURPOSES ONLY.
33. IT IS THE GENERAL CONTRACTOR'S RESPONSIBILITY TO COORDINATE WITH THE IRRIGATION CONTRACTOR, FOR IRRIGATION SLEEVE SIZE FOR IRRIGATION SYSTEM.
34. CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY, AND HOLD THE OWNER AND DESIGN PROFESSIONAL HARMLESS OF ANY AND ALL LIABILITY, REAL OR ALLEGED IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, ACCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR DESIGN PROFESSIONAL.

GRAPHIC SCALE
30 0 15 30 60
1 inch = 30 ft.

REVISIONS			
NO.	DATE	DESCRIPTION	BY
1	11/17/2014	REVISE PER COUNTY	JDF

COMMERCIAL SITE DESIGN
8312 CREEDMOOR ROAD
RALEIGH, NORTH CAROLINA 27613
(919) 848-6121, FAX: (919) 848-3741
WWW.CSITEDESIGN.COM

CLIENT:
THE PANTRY, INC.
305 GREGSON DRIVE
CARY, NORTH CAROLINA 27511
PHONE: (919) 774-6700

68 HOOVER ROAD
HAMPSTEAD, NORTH CAROLINA

SITE PLAN

PROJECT NO.	PAN-1403
FILENAME:	PAN1403-SP
DRAWN BY:	JDF
SCALE:	1" = 30'
DATE:	10-10-2014
SHEET NO.	C-400

X:\PAN - The Pantry, Inc\1403 - Hampstead, NC\CAD\PAN1403-SP.DWG, 11/18/2014 3:53:21 PM, dhrian