

LANDOWNER/DEVELOPER:

MOES TIRE
 DENNIS M LUPYAN
 PO BOX 114
 CASTLE HAYNE, NC
 28429
 PHONE: 910-512-0680

ENGINEERING:

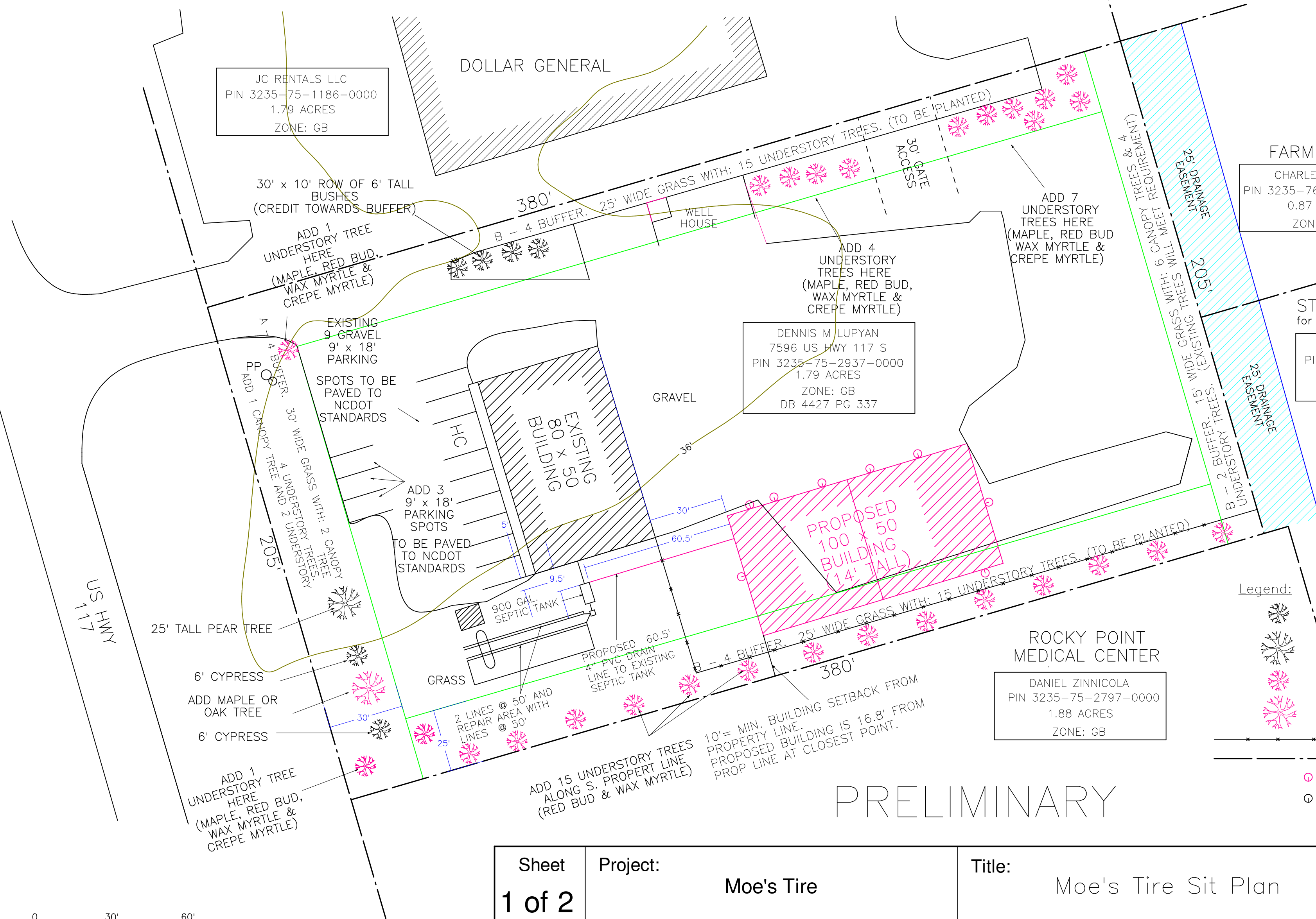
WALTON ENGINEERING
 PO BOX 895
 BURGAW, NC
 28425
 PHONE: 910-259-4800

PROJECT INFORMATION:

THISLAND OWNER IS ADDING 100' X 50' METAL WAREHOUSE BUILDING FOR PRODUCT STORAGE. BUILDING WILL HAVE 4 BAYS. 3 FOR STORAGE AND 1 FOR SERVICE. INCLUDES RESTROOM WITH ONE TOILET.
 EXISTING BUA 39,291 SF
 PROPOSED PROJECT AREA ADDS 1,858 SF BUA
 DISTURBED AREA = 9,605 SF

APPROVED BY THE PENDER COUNTY UNIFIED DEVELOPEMENT ORDINANCE ADMINISTRATOR.

SIGNED _____ DATE _____
 SITE PLAN VALID FOR 2 YEARS FROM APPROVAL DATE.



FARM FIELD
 JC RENTALS LLC
 PIN 3235-76-4297-0000
 1.79 ACRES
 ZONE: GB

FARM FIELD
 CHARLES WELLS
 PIN 3235-76-5160-0000
 0.87 ACRES
 ZONE: GB

STORMWATER POND
 for Rocky Point Business Park
 CHARLES WELLS
 PIN 3235-75-6920-0000
 2.14 ACRES
 ZONE: GB

PARKING INFORMATION:
 DRIVEWAY AND PARKING LOT ARE EXISTING GRAVEL.
 PROPOSED BUILDING ADDS 1 BAY USED FOR AUTO SERVICE. EXISTING BUILDING HAS 3 SERVICE BAYS THEREFORE 12 TOTAL PARKING SPACES PROVIDED.

NOTES:
 NO OUTDOOR TRASH RECEPTACLES ON SITE.
 SITE IS CURRENTLY ON WELL WATER AND SEPTIC.

BUFFER INFORMATION:
 CANOPY TREE = SPECIES HAVING AVERAGE MIN HEIGHT OF 15' AND MATURE CROWN SPREAD OF 20'. (MIN. 2" CALIPER AT 4.5' AT TIME OF PLANTING.)
 UNDERSTORY TREE = SPECIES HAVING AVERAGE MIN HEIGHT OF 8' AND MATURE CROWN SPREAD OF 12'. (MIN. 4.0' TALL AT TIME OF PLANTING.)

EXISTING VEGETATION PLUS ADDITIONAL PLANTING WILL BE USED FOR BUFFER REQUIREMENTS.

TRIP GENERATION:
 PER ITE USE CODE 848. "TIRE STORE"
 AM PEAK HOUR: 14.7 TRIPS
 PM PEAK HOUR: 17.6 TRIPS
 AVG. DAILY: 105.7 TRIPS

Legend:

- = EXISTING UNDERSTORY TREES
- = EXISTING CANOPY TREES
- = UNDERSTORY TREES TO BE ADDED
- = CANOPY TREES TO BE ADDED
- = FENCE
- = PROPERTY LINES
- = EXT LIGHTING SCENES & WALLPACK ON PROPOSED BUILDING
- = EXISTING EXT LIGHTING BY POWER COMPANY

PRELIMINARY



Sheet 1 of 2	Project: Moe's Tire	Title: Moe's Tire Sit Plan
Date: 3/15/18	Scale: 1" = 30'	Drawn by: DAT

WALTON ENGINEERING
 PO Box 895, Burgaw, NC 28425 (910) 259-4800