

STARPOINT REFUEL

CHAPEL HILL, NORTH CAROLINA
COUNCIL HEARING
MAY 10, 2023



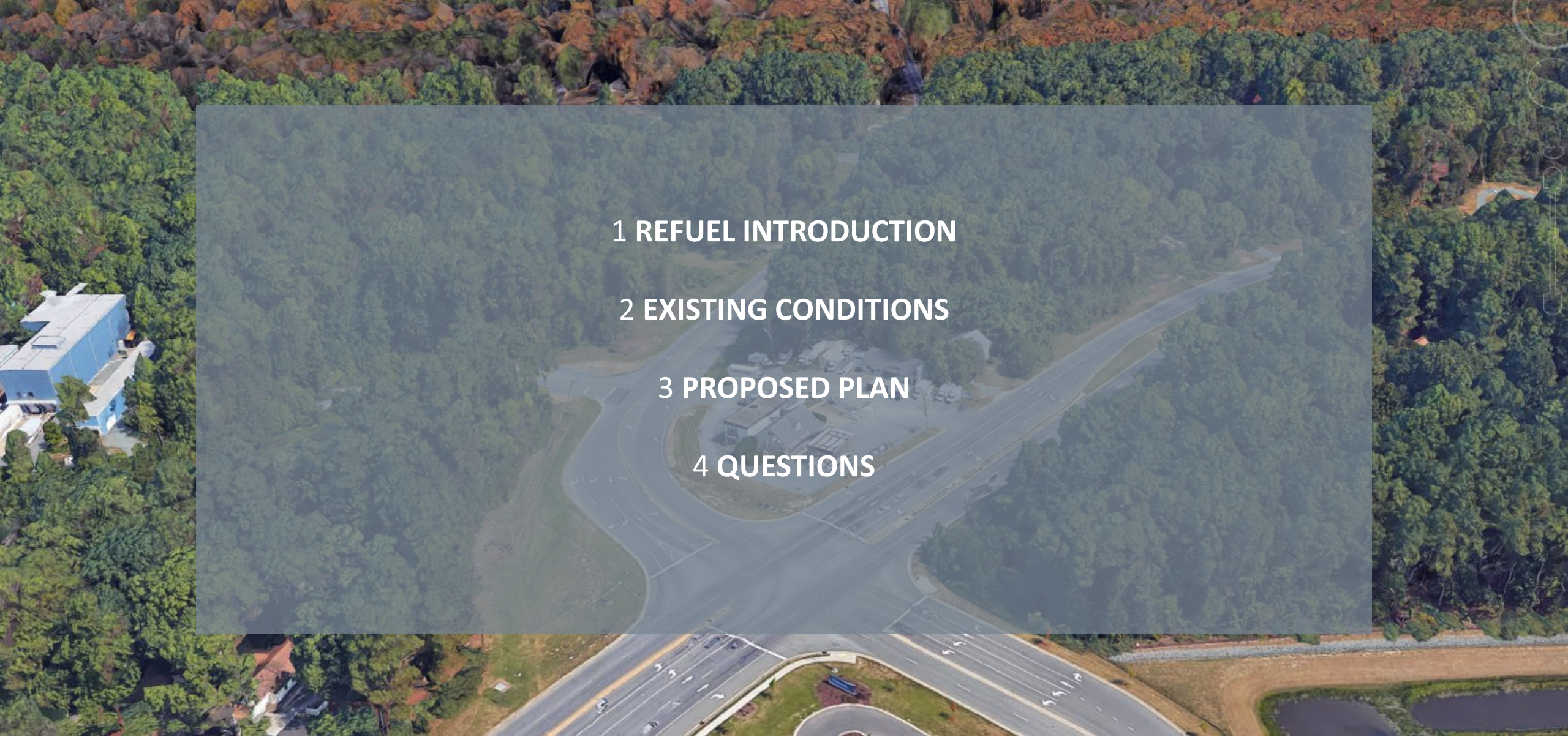
AGENDA

1 REFUEL INTRODUCTION

2 EXISTING CONDITIONS

3 PROPOSED PLAN

4 QUESTIONS



1 REFUEL INTRODUCTION

ABOUT REFUEL



BACKGROUND

- > Founded in 2008
- > Locations in North Carolina, South Carolina, Mississippi, Texas, and Arkansas
- > Focused on high quality fuel, exceptional service, and providing an attractive setting inside and out.

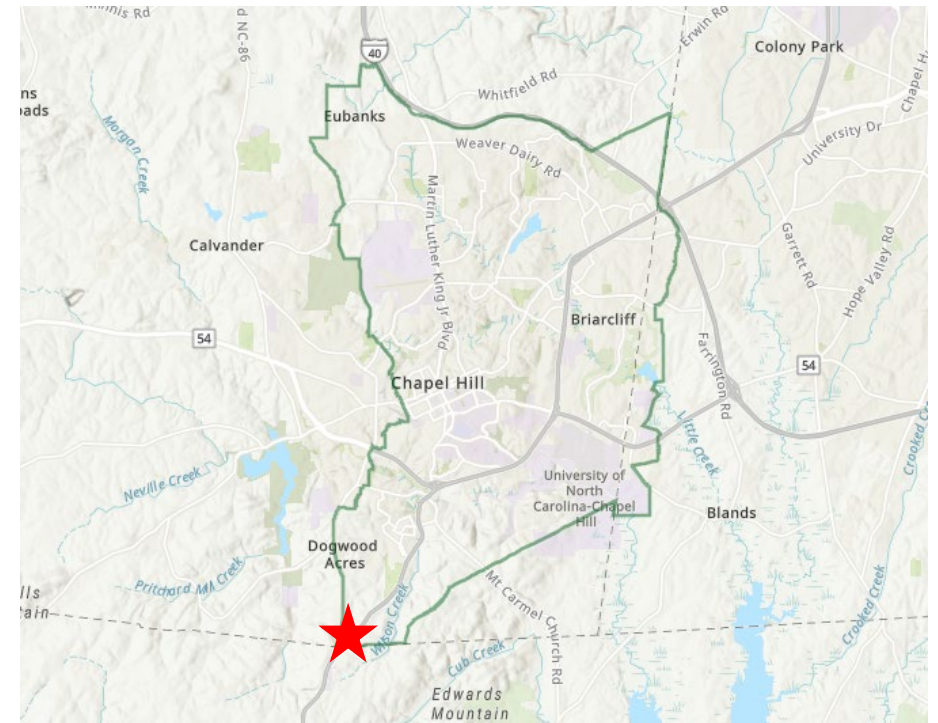


2 EXISTING CONDITIONS

PROJECT LOCATION



- Intersection of 15-501 and Smith Level Rd
- Zoned Neighborhood Commercial (NC)
- Existing Uses:
 - Gas station + Convenience Store
 - Truck Rentals
 - Upholstery Business



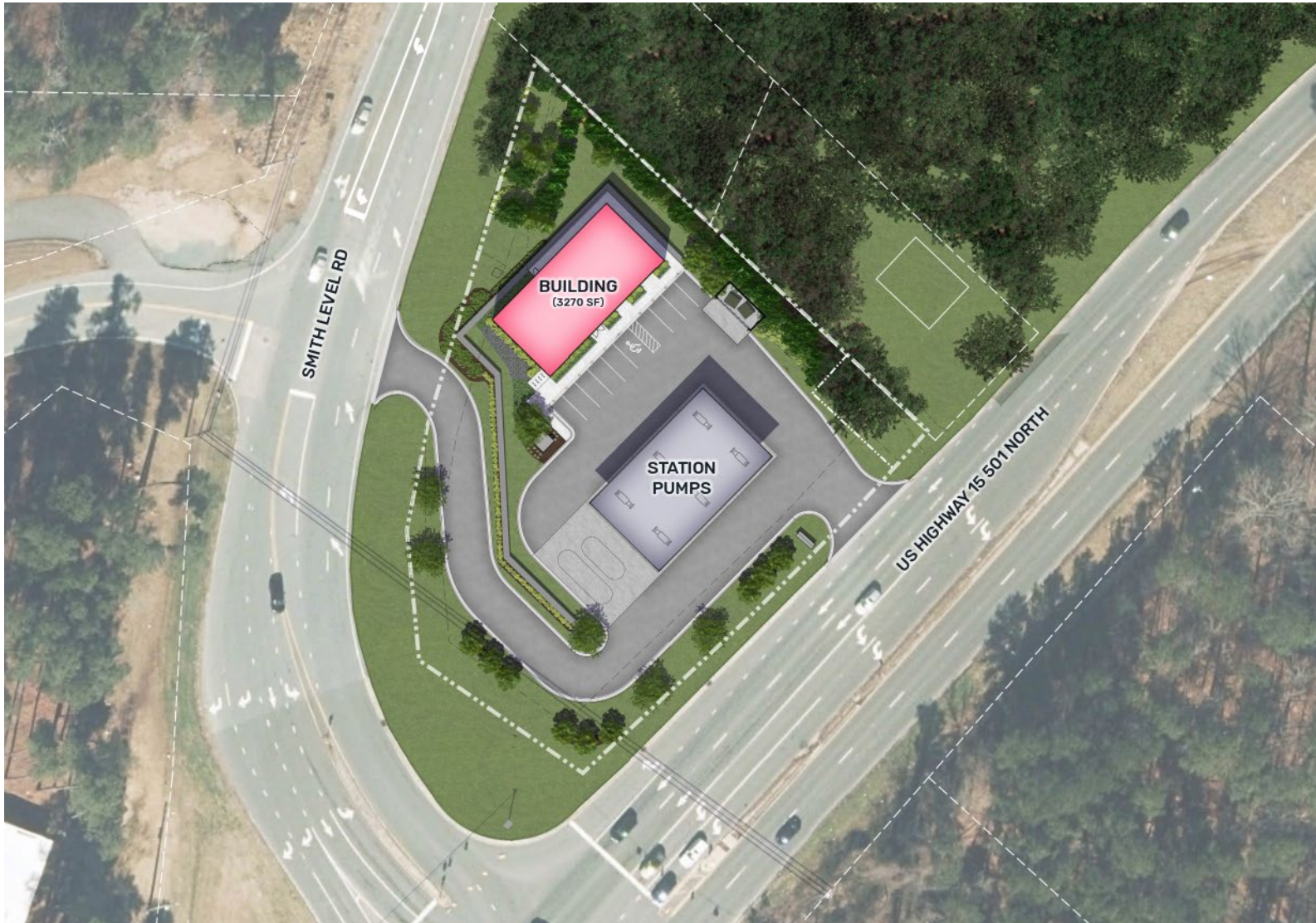
2 EXISTING CONDITIONS

SITE CONDITIONS



3 PROPOSED PLAN

CONCEPT PLAN RENDERING



3 PROPOSED PLAN

EVOLUTION OF PROJECT



- > CDC Feedback:
 - Update design to reflect Carraway Refuel design
 - Brick façade
 - Additional windows
 - Address retaining wall

- > EV Ready Parking

- > Bicycle Parking and FIXIT Station

3 PROPOSED PLAN

CONCEPT PLAN PERSPECTIVES



3 PROPOSED PLAN

SUSTAINABILITY



- > 25% Impervious Area Reduction
 - Reduces Stormwater Runoff
 - Match Existing Drainage Patterns

- > Energy Efficient Building Design
 - 20% More Efficient than ASHRAE Standards

- > EV Ready Parking

- > Bicycle Parking
 - (8) Stalls Proposed
 - New FIXIT Station

- > Drought tolerant vegetation and a majority native species

- > LED lighting within store

QUESTIONS



SMITH LEVEL RD

BUILDING
(3270 SF)

**STATION
PUMPS**

US HIGHWAY 15 501 NORTH