

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.

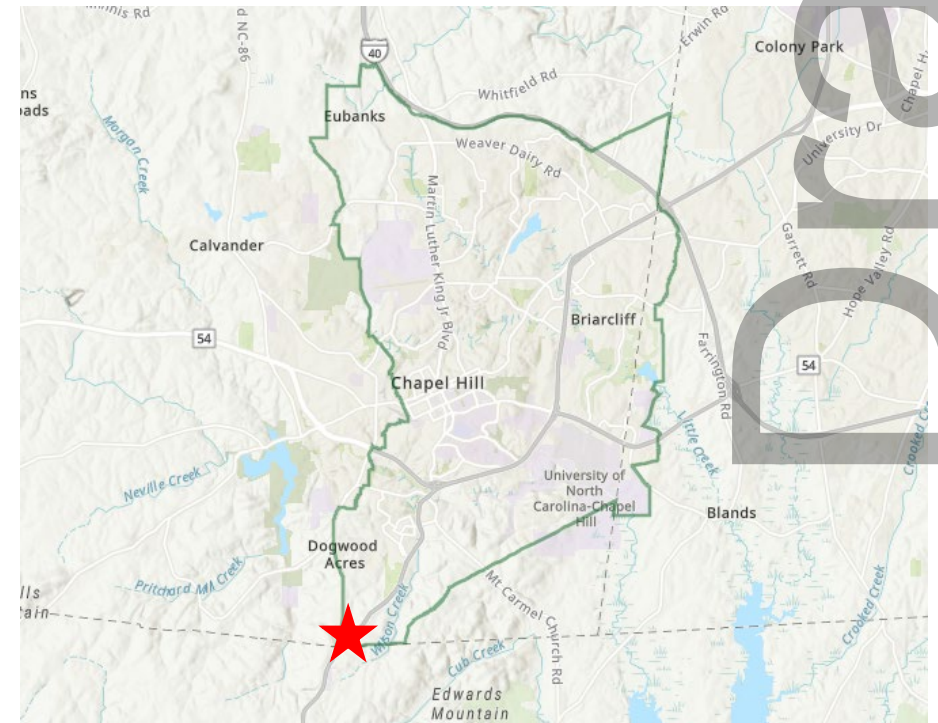


2 EXISTING CONDITIONS

PROJECT LOCATION

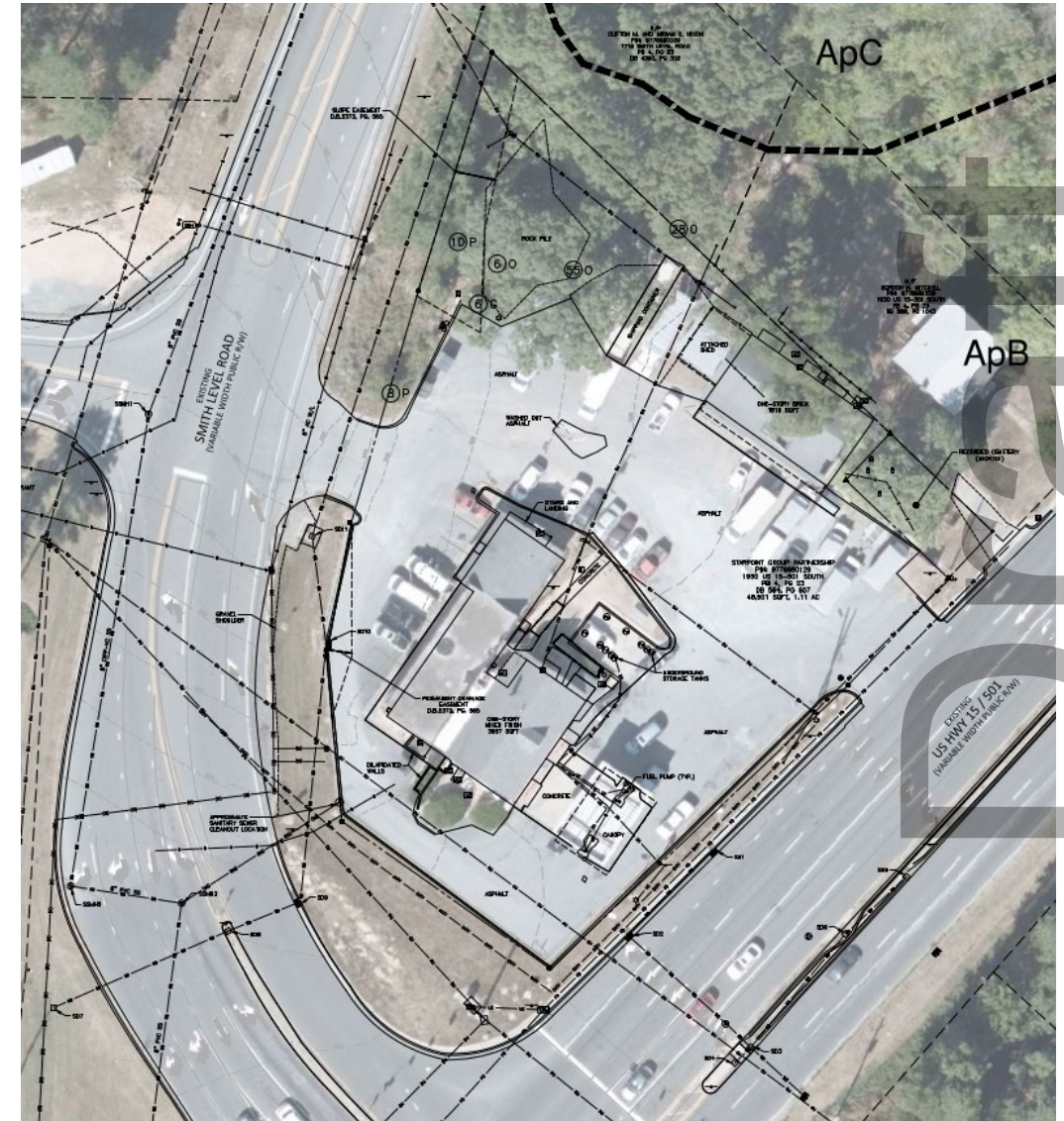


- Intersection of 15-501 and Smith Level Rd
- Zoned Neighborhood Commercial (NC)
- Existing Uses:
 - Gas station + Convenience Store
 - Truck Rentals
 - Upholstery Business



2 EXISTING CONDITIONS

SITE CONDITIONS



2 EXISTING CONDITIONS

SITE CONDITIONS



3 PROPOSED PLAN

CONCEPT PLAN RENDERING



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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

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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



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