

STARPOINT - REFUEL MARKET

1950 US HWY 15-501 N
CHAPEL HILL, NC 27516

CONDITIONAL ZONING PERMIT

PROJECT NUMBER: RFM-21002

DATE: 09. 23. 2022

REVISED: 03.24.2023



VICINITY MAP
1" = 300'



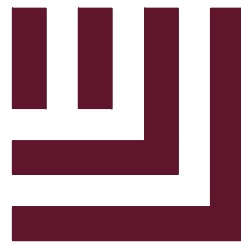
SITE DATA		
PIN	9776-68-0129	
SITE AREA	49,876 SF / 1.14 AC	
GROSS LAND AREA	49,876 SF + 10%(49,876) = 54,864 SF / 1.26 AC	
ZONING	EXISTING	NC; R-LD1
	PROPOSED	NC
RIVER BASIN	CAPE FEAR	
WATERSHED	JORDAN LAKE - UPPER NEW HOPE	
WATERSHED PROTECTION	N/A	
EXISTING USE	COMMERCIAL	
PROPOSED USE	COMMERCIAL	
IMPERVIOUS SURFACE AREA & RATIO (ISA/GLA)	EXISTING	0.89 AC (38,747 SF) (70.6%)
	MAX ALLOWED	0.88 AC (38,405 SF) (70.0%)
	PROPOSED	0.68 AC (29,467 SF) (53.7%)
BUILDING HEIGHT	ALLOWED	34' AT SETBACK, 60' AT CORE
	PROPOSED	+/- 27'
PARKING	REQUIRED	9 SPACES (1 PER 375 GSF)
	PROPOSED	9 SPACES (INCLUDING 1 MOTORCYCLE/MOPED STALL)
ACCESSIBLE PARKING	REQUIRED	1 SPACE (1 PER 25 TOTAL SPACES)
	PROPOSED	1 SPACE
BICYCLE PARKING	REQUIRED	4 SPACES (MIN 4; 1 PER 2,500 SF OF FLOOR AREA)
	PROPOSED	8 SPACES
SETBACKS	REQUIRED	STREET (15-501) = 24' STREET (SMITH LEVEL RD) = 24' INTERIOR = 8' SOLAR = 11'
	PROPOSED	STREET (15-501) = 24' STREET (SMITH LEVEL RD) = 16' INTERIOR = 8' SOLAR = 11'
BUFFERS	REQUIRED	NORTHEAST (VACANT LAND) = 10' TYPE B EAST (SINGLE FAMILY) = 20' TYPE C EAST (15-501) = 30' TYPE D WEST (SMITH LEVEL RD) = 30' TYPE D
	PROPOSED	NORTHEAST (VACANT LAND) = 10' TYPE B EAST (SINGLE FAMILY) = 12'-20' MODIFIED EAST (15-501) = MODIFIED - STREET TREES WEST (SMITH LEVEL RD) = MODIFIED - STREET TREES
DISTURBED AREA	1.12 AC (48,735 SF)	

SHEET INDEX

C0.00	PROJECT NOTES
C0.01	AREA MAP
C1.00	EXISTING CONDITIONS
C1.01	EXISTING VEGETATION
C1.02	STEEP SLOPES PLAN
C2.00	SITE PLAN
C2.01	SOLID WASTE PLAN
C2.02	FIRE PROTECTION PLAN
C3.00	GRADING PLAN
C4.00	UTILITY PLAN
C5.00	PLAN AND PROFILE - SMITH LEVEL SDT
C7.00	CONSTRUCTION MANAGEMENT PLAN
C8.00	SITE DETAILS
C8.01	SITE DETAILS
L1.00	LANDSCAPE PROTECTION & TREE COVERAGE PLAN
L5.00	LANDSCAPE PLAN
L5.01	LANDSCAPE NOTES AND CALCULATIONS

ADDITIONAL SHEETS

A-1.0	EXTERIOR ELEVATIONS
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REVISIONS

NO.	DATE	
1	12.13.2022	REVISED PER 1ST CZP COMMENTS
2	03.24.2023	REVISED PER 2ND CZP COMMENTS
3		
4		
5		
6		

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I:\Projects\RFMA\RFM21002\04-Production\Engineering\Construction Drawings\Current Drawings\1 - CDP Drawing\RFM21002-04.dwg, 3/24/2023 3:49:08 PM, Whit McAdams



Know what's below.
Call before you dig.

ORANGE COUNTY SOLID WASTE STANDARD PLAN NOTES (CONSTRUCTION WASTE):

- ALL EXISTING STRUCTURES 500 SQUARE FEET AND LARGER SHALL BE ASSESSED PRIOR TO THE ISSUANCE OF A DEMOLITION PERMIT TO ENSURE COMPLIANCE WITH THE COUNTY'S REGULATED RECYCLABLE MATERIALS ORDINANCE (RRMO) AND TO ASSESS THE POTENTIAL FOR DECONSTRUCTION AND/OR THE REUSE OF SALVAGEABLE MATERIALS. CONTACT THE ORANGE COUNTY SW ENFORCEMENT OFFICER AT 919-968-2788 TO ARRANGE FOR THE ASSESSMENT.
- PURSUANT TO THE COUNTY'S RRMO, CLEAN WOOD WASTE, SCRAP METAL, AND CORRUGATED CARDBOARD PRESENT IN CONSTRUCTION OR DEMOLITION WASTE MUST BE RECYCLED.
- PURSUANT TO THE COUNTY'S RRMO, ALL HAULERS OF MIXED CONSTRUCTION AND DEMOLITION WASTE WHICH INCLUDES ANY REGULATED RECYCLABLE MATERIALS SHALL BE LICENSED BY ORANGE COUNTY.
- PRIOR TO ANY DEMOLITION OR CONSTRUCTION ACTIVITY ON THE SITE, THE APPLICANT SHALL HOLD A PRE-DEMOLITION/PRE-CONSTRUCTION CONFERENCE WITH SOLID WASTE STAFF. THIS MAY BE THE SAME PRE-CONSTRUCTION MEETING HELD WITH OTHER DEVELOPMENT/ENFORCEMENT OFFICIALS.
- THE PRESENCE OF ANY ASBESTOS CONTAINING MATERIALS (ACM) AND/OR OTHER HAZARDOUS MATERIALS SHALL BE HANDLED IN ACCORDANCE WITH ANY AND ALL LOCAL, STATE, AND FEDERAL REGULATIONS AND GUIDELINES.

PAVEMENT MARKING/SIGNAGE NOTES:

- ALL SIGNAGE SHALL BE COORDINATED WITH THE TOWN OF CHAPEL HILL.
- ALL SIGNAGE SHALL MEET MUTCD STANDARDS AND SPECIFICATIONS.
- ALL SIGNAGE SHALL MEET NCDOT PEDESTRIAN SAFETY SPECIFICATIONS.
- ALL CONSTRUCTION SHALL CONFORM TO THE LATEST NORTH CAROLINA DEPARTMENT OF TRANSPORTATION (NCDOT) AND/OR TOWN OF CHAPEL HILL STANDARDS AND SPECIFICATIONS.
- ALL SIGNS SHALL BE PRISMATIC AND ADHERE TO THE MINIMAL RETROREFLECTIVITY STANDARDS FOUND IN THE LATEST VERSION OF THE MUTCD.
- ALL PAVEMENT MARKINGS ON PUBLIC STREETS SHALL BE THERMOPLASTIC AND ARE TO BE PLACED PER NCDOT STANDARDS (REFERENCE 2012 NCDOT DETAILS (1205.01-1205.12)
- SIGN DESIGNS FOR STREET NAME SIGNS SHALL BE APPROVED BY TRANSPORTATION/ENGINEERING DEPARTMENT STAFF TO ENSURE COMPLIANCE WITH MUTCD SPECIFICATIONS. DESIGNS MUST BE APPROVED BY TOWN STAFF PRIOR TO ACCEPTANCE OF STREETS OR ISSUANCE OF 1ST CO.
- ALL STREET NAME SIGNS SHALL CONFORM TO THE LATEST EDITION OF THE MUTCD INCLUDING MIXED CASE LETTERING, PROPER LETTER HEIGHTS, AND RETROREFLECTIVITY.

RETAINING WALL NOTES

- THE RETAINING WALL ALIGNMENT SHOWN ON THESE PLANS DEPICTS THE LOCATION OF THE FRONT FACE OF THE RETAINING WALL AT THE TOP OF THE WALL. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING RETAINING WALLS AND ASSOCIATED FOOTERS ARE NOT LOCATED IN ANY STREAM BUFFERS, AND THEIR CONSTRUCTION DOES NOT ENCRoACH INTO ANY ADJACENT PROPERTIES DUE TO ANY BATTER INCORPORATED IN THE DESIGN OF THE WALLS.
- RETAINING WALLS ARE TO BE DESIGN-BUILD PROJECTS BY THE CONTRACTOR. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN FINAL CONSTRUCTION DRAWINGS FROM A REGISTERED ENGINEER AND GAIN ALL REQUIRED PERMITS NECESSARY PRIOR TO CONSTRUCTION OF THE RETAINING WALLS.
- RETAINING WALLS SHALL BE ASSUMED TO BE BACKFILLED WITH OFF-SITE BORROW MATERIAL OR PROCESSED FILL, UNLESS THE CONTRACTOR CAN PROVIDE TO THE OWNER WITH CONFIRMATION FROM THE GEOTECHNICAL ENGINEER AND THE RETAINING WALL DESIGNER, THAT READILY AVAILABLE ON-SITE SOILS CAN BE USED.
- THE TOP AND BOTTOM OF WALL ELEVATIONS SHOWN ON THESE PLANS IDENTIFY FINISHED GRADE ELEVATIONS ONLY. THE EXTENT THAT THE RETAINING WALL WILL BE EXTENDED BELOW GRADE TO THE FOOTING OR ABOVE GRADE TO THE TOP OF THE CAP BLOCK COURSE SHALL BE IDENTIFIED ON THE RETAINING WALL CONSTRUCTION DRAWINGS.
- ALL RETAINING WALLS OVER 30" HIGH SHALL HAVE A SAFETY FENCE (DESIGN BY OTHERS).
- ANY PART OF ANY RETAINING WALL THAT EXTENDS INTO THE RIGHT-OF-WAY WILL REQUIRE AN ENCRoACHMENT AGREEMENT. ENCRoACHMENT AGREEMENTS FOR RETAINING WALLS SHALL BE APPROVED PRIOR TO CONSTRUCTION DRAWING APPROVAL.
- ANY TIEBACK SYSTEMS FOR THE RETAINING WALLS SHALL NOT BE ALLOWED WITHIN PUBLIC RIGHT-OF-WAY.
- STORMWATER RUN-OFF SHALL BE DIRECTED AWAY FROM RETAINING WALLS. ANY RUN-OFF FLOWING TO AND OVER A RETAINING WALL SHALL BE KEPT TO AN ABSOLUTE MINIMUM AND BROUGHT TO THE ATTENTION OF THE WALL DESIGNER PRIOR TO THEIR DESIGN.

GENERAL NOTES:

- CONTRACTOR TO NOTIFY SURROUNDING PROPERTIES 7 DAYS PRIOR TO STARTING CONSTRUCTION.
- CONTRACTOR TO PROVIDE NOTICE TO THE TOWN OF CHAPEL HILL REGARDING SPECIFIC DATES FOR ANY NECESSARY ROAD CLOSURES AND LANE REDUCTIONS.
- GENERAL CONTRACTOR TO COORDINATE WITH SPECIFIC PROPERTIES AFFECTED BY THE PROPOSED ROAD CLOSURES IF REQUIRED TO ENSURE CONTINUOUS ACCESS TO THE AFFECTED PROPERTIES.
- ALL PARKING SPACE MARKINGS SHOWN SHALL BE PER THE TOWN OF CHAPEL HILL CODE FOR PARKING LOTS.
- MINIMUM CORNER CLEARANCES FROM THE CURBLINE OF INTERSECTING STREETS SHALL BE AT LEAST 20' FROM THE POINT OF TANGENCY. NO DRIVEWAYS OR PARKING SPACES SHALL ENCRoACH ON THIS MINIMUM CORNER CLEARANCE.
- WITHIN THE SIGHT DISTANCE TRIANGLES SHOWN, NO OBSTRUCTION BETWEEN 2' AND 8' IN HEIGHT ABOVE THE CURB LINE ELEVATION SHALL BE LOCATED IN WHOLE OR IN PART. OBSTRUCTIONS INCLUDE BUT ARE NOT LIMITED TO ANY BERM, FOLIAGE, FENCE, WALL, SIGN, OR PARKED VEHICLE.
- ALL CONSTRUCTION SHALL CONFORM TO THE LATEST TOWN OF CHAPEL HILL, NCDOT AND OWASA STANDARDS AND SPECIFICATIONS.
- ALL DIMENSIONS SHOWN ON SITE PLAN ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.
- OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) STANDARDS FOR EXCAVATIONS; FINAL RULE 29CFR PART 1926, SUBPART "P" APPLIES TO ALL EXCAVATIONS EXCEEDING FIVE (5) FEET IN DEPTH. EXCAVATION EXCEEDING TWENTY (20) FEET IN DEPTH REQUIRES THE DESIGN OF A TRENCH SAFETY SYSTEM BY A REGISTERED PROFESSIONAL ENGINEER, PROVIDED BY CONTRACTOR RESPONSIBLE FOR EXCAVATION.
- EQUIPMENT AND PRODUCTS OTHER THAN THOSE SPECIFIED MAY BE USED PROVIDED APPROVAL HAS BEEN OBTAINED FROM THE OWNER IN WRITING PRIOR TO ORDERING OR INSTALLATION. THE CONTRACTOR SHALL WAIVE ANY CLAIM FOR ADDITIONAL COST RELATED TO THE SUBSTITUTION OF ALTERNATE EQUIPMENT.
- 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.
- CONTRACTOR IS RESPONSIBLE FOR COORDINATING CONSTRUCTION ACTIVITIES WITH THE APPROPRIATE UTILITY COMPANIES FOR ANY REQUIRED RELOCATION (I.E. POWER POLES, TELEPHONE PEDESTALS, WATER METERS, ETC.).
- PRIOR TO STARTING CONSTRUCTION, THE GENERAL CONTRACTOR SHALL SCHEDULE AND HOLD A PRE-CONSTRUCTION CONFERENCE WITH THE TOWN OF CHAPEL HILL ENGINEERING DEPARTMENT, ORANGE COUNTY SOIL AND EROSION DEPARTMENT, ENGINEER, AND OWNER/REPRESENTATIVE.
- ALL DIMENSIONS AND GRADES SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER IF ANY DISCREPANCIES EXIST PRIOR TO PROCEEDING WITH CONSTRUCTION FOR NECESSARY PLAN OR GRADE CHANGES. NO EXTRA COMPENSATION SHALL BE PAID TO CONTRACTOR FOR ANY WORK DONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.
- ALL STREET NAME SIGNS SHALL CONFORM TO THE LATEST EDITION OF THE MUTCD INCLUDING MIXED CASE LETTERING, PROPER LETTER HEIGHTS, AND RETROREFLECTIVITY.
- ALL ASPHALT EDGES SHALL BE SAW CUT TO PROVIDE A GOOD LONGITUDINAL JOINT. MILL 1.5 FEET AT 1.5 INCHES DEEP MINIMUM TO PROVIDE A LONGITUDINAL LAP JOINT FOR FINAL SURFACE LAYER. NO MILLING SHALL BE LEFT FOR A PERIOD OF TIME GREATER THAN 48 HOURS BEFORE A STREET IS TO BE REPAVED/RESURFACED.
- SEPARATE BUILDING PERMITS ARE REQUIRED FOR RETAINING WALLS, DUMPSTER ENCLOSURES, MONUMENTS, SIGNS, OR OTHER ACCESSORY STRUCTURES OR ELEMENTS.
- EXISTING UTILITIES AND STRUCTURES SHOWN, BOTH UNDERGROUND AND ABOVE GROUND, ARE BASED ON A FIELD SURVEY AND THE BEST AVAILABLE RECORD DRAWINGS. THE CONTRACTOR SHALL VERIFY FIELD CONDITIONS PRIOR TO BEGINNING RELATED CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE IMMEDIATELY.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION AND/OR RELOCATION OF ALL EXISTING UTILITIES IN COORDINATION WITH THE APPROPRIATE UTILITY, AGENCY, OR COMPANY.
- EXISTING CONTOURS ARE BASED ON SURVEY COMPLETED BY MCADAMS. EXISTING UTILITIES SHOWN ARE BASED ON SURVEY AND THE BEST AVAILABLE RECORDS. THE CONTRACTOR, HOWEVER, SHALL VERIFY CONDITIONS PRIOR TO BEGINNING CONSTRUCTION. ANY DISCREPANCIES BETWEEN ACTUAL FIELD CONDITIONS AND THE PLANS SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY. FOR NECESSARY PLAN OR GRADE CHANGES, NO EXTRA COMPENSATION SHALL BE PAID TO CONTRACTOR FOR ANY WORK DONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.
- EXISTING IMPROVEMENTS DAMAGED DURING CONSTRUCTION SHALL BE REPLACED/RESTORED TO THEIR ORIGINAL CONDITION OR TO THE SATISFACTION OF THE OWNER BY THE CONTRACTOR RESPONSIBLE FOR THE DAMAGE.
- A ZONE FOR FIRE DEPARTMENT LADDERS AND FIREFIGHTING OPERATIONS MUST BE PROVIDED, REQUIRING ALL LINES TO BE BURIED SURROUNDING STRUCTURES.
- CONTRACTOR TO CONTACT THE CHAPEL HILL STORMWATER MANAGEMENT DIVISION AT 919-969-7246 TO SCHEDULE SITE INSPECTION AT LEAST TEN (10) DAYS IN ADVANCE OF REQUESTING THE CERTIFICATE OF OCCUPANCY.
- IMPROVEMENTS, STRUCTURES, FIXTURES, SIGNS, TABLES, CHAIRS, PLANTERS, OR ANY OTHER OBJECT SHALL NOT BE PLACED IN SIDEWALK AREAS FOR ANY PERIOD OF TIME.
- ANY ROOF DRAINS OR OTHER PLUMBING INTENDED TO DISCHARGE TO THE STORM SEWER SYSTEM NOT SHOWN ON THE APPROVED PLANS ARE NOT APPROVED. ANY DISCHARGE DIRECTED TO THE STORM SEWER SYSTEM THAT IS NOT APPROVED WILL NEED TO APPROVAL FROM THE TOWN OF CHAPEL HILL STORMWATER MANAGEMENT DIVISION.
- THE NORTH CAROLINA DEPARTMENT OF INSURANCE SHALL REVIEW AND APPROVE ANY PROJECTS LISTED IN TABLE 104.1 OF THE NORTH CAROLINA ADMINISTRATION AND POLICIES CODE BEFORE THE TOWN OF CHAPEL HILL WILL BEGIN ITS BUILDING PERMIT REVIEW.
- PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY, THE APPLICANT SHALL PROVIDE THE MINIMUM REQUIRED HANDICAPPED PARKING SPACES AND DESIGN ALL HANDICAPPED PARKING SPACES, RAMPS, CROSSWALKS, AND ASSOCIATED INFRASTRUCTURE ACCORDING TO THE AMERICANS WITH DISABILITIES ACT STANDARDS, NORTH CAROLINA BUILDING CODE, AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) CODE, AND TOWN STANDARD.

A. THE NUMBER OF PARKING SPACES SHALL COMPLY WITH NCBC 2018 SECTION 1106.1, 1 PER 6 COMPLIANT SPACES OR PORTION THEREOF MUST BE VAN ACCESSIBLE. NO SLOPE SHALL EXCEED 2% IN ANY DIRECTION. SIGNAGE SHALL BE PLACES IN ACCORDANCE WITH NCBC 2018 REQUIREMENTS, MUTCD AND ACC A 117.1.

B. CURB CUTS AND ACCESSIBLE ROUTES PER ICC A117.1 2009 EDITION. CROSS SLOPE LIMITED TO 2%. CALL TOWN OF CHAPEL HILL BUILDING INSPECTIONS OFFICE FOR INSPECTION PRIOR TO PLACEMENT OF CONCRETE.

C. SLOPES GREATER THAN 5% REQUIRES CONSTRUCTION AS A RAMP.
- AS-BUILT PLANS: PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY, THE DEVELOPER SHALL PROVIDE CERTIFIED AS-BUILT PLANS FOR BUILDING FOOTPRINTS, PARKING LOTS, STREET IMPROVEMENTS, STORM DRAINAGE SYSTEMS AND STORMWATER MANAGEMENT STRUCTURES, AND ALL OTHER IMPERVIOUS SURFACES, AND A TALLY OF THE CONSTRUCTED IMPERVIOUS AREA. THE AS-BUILT PLANS SHALL BE IN DXF BINARY FORMAT USING STATE PLANE COORDINATES AND NAVD 88 (TOWN OF CHAPEL HILL DESIGN MANUAL).

GRADING & STORM DRAINAGE NOTES:

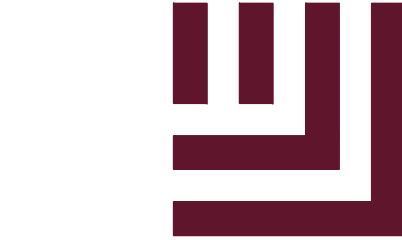
- CONTRACTOR SHALL NOTIFY NC 811 (1-800-632-4949) AT LEAST 3 FULL BUSINESS DAYS PRIOR TO BEGINNING CONSTRUCTION OR EXCAVATION TO HAVE EXISTING UTILITIES LOCATED. CONTRACTOR TO CONTACT ANY LOCAL UTILITIES THAT PROVIDE THEIR OWN LOCATOR SERVICES INDEPENDENT OF NC 811. REPORT ANY DISCREPANCIES TO THE ENGINEER IMMEDIATELY.
- PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL HOLD A PRE-CONSTRUCTION CONFERENCE WITH THE ORANGE COUNTY SOIL AND EROSION CONTROL OFFICER, TOWN OF CHAPEL HILL STORM WATER MANAGEMENT DIVISION, AND OWNER'S REP/ENGINEER.
- CONTRACTOR TO CONTACT ERNEST ODEI-LARBI WITH THE TOWN OF CHAPEL HILL AT 919-969-5084 TO POST EROSION CONTROL BOND, ALONG WITH A PERFORMANCE GUARANTEE PER, PRIOR TO ANY LAND DISTURBANCE.
- GRADING AND CONTOURS ARE BASED ON NORTH AMERICAN VERTICAL DATUM 88 (NAVD88).
- SOIL UNDER BUILDINGS AND PAVED AREAS SHALL BE APPROVED, PLACED AND COMPACTED AS RECOMMENDED BY THE GEOTECHNICAL ENGINEER AND SHOULD MEET OR EXCEED TOWN OF CHAPEL HILL STANDARDS.
- GRADING IN AREAS DESIGNATED AS "ACCESSIBLE" SHALL COMPLY WITH ALL FEDERAL AND LOCAL ACCESSIBILITY RULES AND GUIDELINES. EVEN THOUGH PLANS MAY NOT SHOW ALL SPOT ELEVATIONS IN THESE REGIONS, IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ASSURE THAT THE AREAS ARE GRADED TO AMERICAN DISABILITY ACT (ADA) COMPLIANT SPECIFICATIONS.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY AREAS WHERE SPILL CURB IS NECESSARY TO CONVEY RUNOFF TO THE NEAREST CATCH BASIN OR DROP INLET. THE OWNER AND/OR ENGINEER SHALL NOT BE HELD RESPONSIBLE FOR CURBING INSTALLED PRIOR TO PAVING THAT DOES NOT DRAIN PROPERLY.
- ALL PROPOSED INLETS, CATCH BASINS, AND DROP INLETS SHALL BE PROTECTED BY EROSION CONTROL MEASURES AS SHOWN AND SPECIFIED ON THE EROSION CONTROL PLAN.
- THE CURB INLETS AND YARD INLETS SHALL BE CONSTRUCTED IN THE LOCATIONS SHOWN UNLESS OTHERWISE DIRECTED BY THE ENGINEER. THE CONTRACTOR IS RESPONSIBLE FOR REPORTING ANY DISCREPANCIES IN THE CATCH BASIN ELEVATIONS OR THE PROPOSED PIPE SLOPES TO THE ENGINEER. THE CONTRACTOR IS ALSO RESPONSIBLE TO REPORT ANY CONFLICTS BETWEEN ANY UTILITY, STORM DRAIN LINE, WATER LINE, SEWER LINE OR ANY OTHER PROPOSED OR EXISTING STRUCTURE TO THE ENGINEER.
- THE CONTRACTOR SHALL PROVIDE POSITIVE DRAINAGE AWAY FROM ALL BUILDING FOUNDATIONS. THE CONTRACTOR SHALL FIELD VERIFY GRADES SURROUNDING ALL BUILDINGS PRIOR TO GRADING ACTIVITIES AND REPORT ANY DISCREPANCIES TO THE ENGINEER IMMEDIATELY.
- PIPE SPECIFIED AS RCP MAY BE SUBSTITUTED IF APPROVED BY THE TOWN OF CHAPEL HILL WITH APPROVED MATERIALS PER THE TOWN OF CHAPEL HILL STANDARDS AND SPECIFICATIONS OUTSIDE OF PUBLIC RIGHT OF WAY AND EASEMENTS. ALL BEDDING FOR ALTERNATE MATERIALS SHALL CONFORM TO NCDOT, AASHTO AND ASTM SPECIFICATIONS.
- THE MINIMUM PIPE SIZE WITHIN A PUBLIC RIGHT-OF-WAY IS 15".
- FOR ALL PIPE OUTLETS 60" AND GREATER (SINGLE) AND 36" (MULTIPLE) HEADWALLS/ENDWALLS SHALL BE USED AND A 4" HIGH BLACK POLY COATED CHAIN LINK FENCE PLACED OVER THE WALL.
- FOR NPDES PERMIT COMPLIANCE: ALL SLOPES 3:1 AND STEEPER MUST BE STABILIZED WITHIN 7 DAYS, ALL OTHER AREAS MUST BE STABILIZED WITHIN 14 DAYS.
- ALL STORM PIPE SPECIFIED AS REINFORCED CONCRETE (RCP) SHALL BE MINIMUM CLASS III PIPE.
- ALL STORM PIPE SHALL BE LAID AT LEAST 10' HORIZONTALLY OR 18" VERTICALLY FROM ANY WATER MAIN AND 24" VERTICALLY FROM ANY SEWER MAIN. REFER TO NCA COT RULES FOR EXEMPTIONS.
- GEOTEXTILE FABRIC OR APPROVED EQUIVALENT ARE REQUIRED AT ALL DISSIPATOR PADS.

FIRE DEPARTMENT NOTES:

- SITE SHALL COMPLY WITH THE LATEST NATIONAL BUILDING AND FIRE CODES.
- FUNCTIONAL FIRE PROTECTION SHALL BE PROVIDED PRIOR TO THE ARRIVAL OF COMBUSTIBLE MATERIALS ON THE SITE.
- FIRE ACCESS ROUTE SHALL HAVE A MINIMUM RADIUS OF 28' (FACE OF CURB) TO ALLOW FIRE APPARATUS ACCESS THROUGH SITE (IFC 503.2.4).
- ANY GATES ACROSS FIRE APPARATUS ACCESS ROADS SHALL BE A MINIMUM WIDTH OF 20', BE OF SWINGING OR SLIDING TYPE AND HAVE AN EMERGENCY MEANS OF OPERATION. ALL GATES IN FIRE TRUCK APPARATUS ACCESS ROUTES SHALL BE OPERABLE BY EITHER FORCIBLE ENTRY OR KEYS AND MUST BE CAPABLE OF BEING OPERATED BY ONE PERSON. ALL GATES IN FIRE TRUCK APPARATUS ACCESS ROUTES SHALL BE INSTALLED AND MAINTAINED ACCORDING TO UL375 AND ASTM F2200.
- ALL PORTIONS OF THE FIRST FLOOR OF THE BUILDING MUST BE WITHIN 150' OF THE FIRE ACCESS ROUTE (IFC 503.1.1), UNLESS OTHERWISE APPROVED BY THE FIRE MARSHAL.
- BUILDING ADDRESSES SHALL BE PLACED ON BOTH SIDES OF THE BUILDING ON A CLEARLY VISIBLE PLACARD FOR LOCATION PURPOSES.
- ALL FIRE TRUCK ACCESSIBLE ROUTES SHALL BE RATED FOR 80,000 LB AND HAVE A MINIMUM CLEAR WIDTH OF 26' (IFC 503.2.1) UNLESS OTHERWISE APPROVED BY THE FIRE MARSHAL.
- PRIVATE FIRE SERVICE MAINS AND APPURTENANCES SHALL BE INSTALLED IN ACCORDANCE WITH NFPA 24, NC FPC 507.2.1.
- ALL CONSTRUCTION AND DEMOLITION CONDUCTED SHALL BE IN COMPLIANCE WITH THE CURRENT EDITION OF 2018 NC FIRE CODE CHAPTER 33.
- OPEN BURNING OF TREES, LIMBS, STUMPS, AND CONSTRUCTION DEBRIS ASSOCIATED WITH THIS DEVELOPMENT IS PROHIBITED.
- DURING CONSTRUCTION, VEHICLE ACCESS FOR FIRE FIGHTING SHALL BE PROVIDED. TEMPORARY STREET SIGNS SHALL BE INSTALLED AT EACH STREET INTERSECTION WHEN CONSTRUCTION ALLOWS PASSAGE OF VEHICLES. SIGNS SHALL BE OF AN APPROVED SIZE, WEATHER RESISTANCE AND MAINTAINED UNTIL REPLACED BY PERMANENT SIGNS.
- THE OWNER/DEVELOPER SHALL DESIGNATE ONE PERSON TO BE THE FIRE PREVENTION PROGRAM SUPERINTENDENT WHO SHALL BE RESPONSIBLE FOR ENFORCING CHAPTER 14 OF THE NCFPC AND THE ON-SITE FIRE PREVENTION PROGRAM AND ENSURE THAT IT IS CARRIED OUT THROUGH COMPLETION OF THE PROJECT.
- A WORKING SPACE OF NOT LESS THAN 36" IN WIDTH AND DEPTH AND 78" IN HEIGHT SHALL BE PROVIDED ON ALL SIDES EXCEPT FOR WALL MOUNTED FDC'S UNLESS OTHERWISE APPROVED BY THE FIRE CODE OFFICIAL. THE FDC'S WHERE REQUIRED MUST BE PHYSICALLY PROTECTED BY AN APPROVES BARRIER FROM IMPACTS.
- ANY REQUIRED FDC'S FOR ANY BUILDING SHALL MEET THE DESIGN AND INSTALLATION REQUIREMENTS FOR THE CURRENT, APPROVED EDITION OF NFPA 13, 130, 13R, OR 14 OF THE NCFPC 2018 AND TOWN ORDINANCES; 7-38 FOR LOCATIONS. FDC'S SHALL BE INSTALLED ON THE STREET/ADDRESS SIDE OF THE BUILDING AND WITHIN 100' OF A HYDRANT OR UNLESS OTHERWISE APPROVED BY THE FIRE CODE OFFICIAL AND SHALL NOT BE OBSTRUCTED OR HINDERED BY PARKING OR LANDSCAPING.
- WHERE A FIRE HYDRANT IS LOCATED ON A FIRE APPARATUS ACCESS ROAD, THE MINIMUM ROAD WIDTH SHALL BE 26 FEET (7925 mm), EXCLUSIVE OF SHOULDERS (SEE FIGURE D103.1).
- FIRE APPARATUS ACCESS ROADS SHALL NOT BE OBSTRUCTED IN ANY MANNER, INCLUDING THE PARKING OF VEHICLES. THE MINIMUM WIDTHS AND CLEARANCES ESTABLISHED IN SECTIONS 503.2.1 AND 503.2.2 SHALL BE MAINTAINED AT ALL TIMES. 2018 NCFC 503.4 (FIRE)
- WHERE REQUIRED BY THE FIRE CODE OFFICIAL, APPROVED SIGNS OR OTHER APPROVED NOTICES OR MARKINGS THAT INCLUDE THE WORDS NO PARKING-FIRE LANE SHALL BE PROVIDED FOR FIRE APPARATUS ACCESS ROADS TO IDENTIFY SUCH ROADS OR PROHIBIT THE OBSTRUCTION THEREOF. THE MEANS BY WHICH FIRE LANES ARE DESIGNATED SHALL BE MAINTAINED IN A CLEAN AND LEGIBLE CONDITION AT ALL TIMES AND BE REPLACED OR REPAIRED WHEN NECESSARY TO PROVIDE ADEQUATE VISIBILITY. 2018 NCFC SECTION 503.3 AND APPENDIX D D 103.6, D 103.6.1, D 103.6.2.
- THE FIRE CODE OFFICIAL IS AUTHORIZED TO REQUIRE THE INSTALLATION AND MAINTENANCE OF GATES OR OTHER APPROVED BARRICADES ACROSS FIRE APPARATUS ACCESS ROADS, TRAILS, OR OTHER ACCESSWAYS; NOT INCLUDING PUBLIC STREETS, ALLEYS, OR HIGHWAYS. ELECTRIC GATE OPERATORS, WHERE PROVIDED, SHALL BE LISTED IN ACCORDANCE WITH UL 325. GATES INTENDED FOR AUTOMATIC OPERATION SHALL BE DESIGNED, CONSTRUCTED, AND INSTALLED TO COMPLY WITH THE REQUIREMENTS OF ASTM F2200. 2018 NCFC SECTION 503 AND APPENDIX D103.
- THE GRADE OF THE FIRE APPARATUS ACCESS ROAD SHALL BE WITHIN THE LIMITS ESTABLISHED BY THE FIRE CODE OFFICIAL BASED ON THE FIRE DEPARTMENT'S APPARATUS. 503.2.8 ANGLES OF APPROACH AND DEPARTURE. THE ANGLES OF APPROACH AND DEPARTURE FOR FIRE APPARATUS ACCESS ROADS SHALL BE WITHIN THE LIMITS ESTABLISHED BY THE FIRE CODE OFFICIAL BASED ON THE FIRE DEPARTMENT'S APPARATUS. D 103.2 GRADE. FIRE APPARATUS ACCESS ROADS SHALL NOT EXCEED 10 PERCENT IN GRADE. EXCEPTION: GRADES STEEPER THAN 10 PERCENT AS APPROVED BY THE FIRE CHIEF. 2018 NCFC SECTION 503 AND APPENDIX D.

ORANGE WATER AND SEWER AUTHORITY UTILITY NOTES:

- STANDARDS AND SPECIFICATIONS - ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH OWASA STANDARDS AND SPECIFICATIONS LATEST REVISED EDITION.
- PRECONSTRUCTION CONFERENCE - A PRECONSTRUCTION CONFERENCE WITH THE OWASA CONSTRUCTION INSPECTOR IS REQUIRED BEFORE BEGINNING ANY UTILITY CONSTRUCTION.
- PROJECT ACCEPTANCE - IN ADDITION TO A FINAL INSPECTION APPROVED BY THE OWASA CONSTRUCTION INSPECTOR, THE FOLLOWING DOCUMENTS MUST BE RECEIVED AND APPROVED BY OWASA BEFORE ACCEPTANCE OF THE PROJECT AND THE SETTING OF METERS.
 - ENGINEER'S CERTIFICATION OF PUBLIC SEWER - ORIGINAL DOCUMENT
 - ENGINEER'S CERTIFICATION OF PUBLIC WATER - ORIGINAL DOCUMENT
 - ASSET LETTER - ORIGINAL DOCUMENT
 - LETTER OF DEDICATION - ORIGINAL DOCUMENT
 - AS BUILT DRAWINGS (INCLUDING 1"=100' SCALE SITE PLAN) AS BUILTS OF SEWER CONSTRUCTION SUBJECT TO REVIEW AND APPROVAL BY NCDENR DIVISION OF WATER QUALITY.
 - MANHOLE DATA SHEETS
 - RECORDED PLAT
 - ORIGINAL RECORDED WATER AND SEWER DEEDS OF EASEMENT - PREPARED USING OWASA'S STANDARD FORM.
- SEWER STATEMENT - SEWER LINES UNDER CONSTRUCTION SHALL BE PLUGGED WITH A MECHANICAL PLUG AT THE FIRST MANHOLE UPSTREAM FROM THE POINT OF CONNECTION. PLUG SHALL BE PLACED IN THE OUTLET CONNECTION AND SECURED WITH STEEL CABLE. PLUG SHALL REMAIN IN PLACE UNTIL ACCEPTANCE OF LINES BY OWASA. WATER, STONE, DIRT, OR ANY OTHER DEBRIS SHALL NOT BE ALLOWED TO ENTER THE OWASA SANITARY SEWER SYSTEM DURING FLUSHING OPERATIONS OR AT ANY OTHER TIME. CONSTRUCTION TAKING PLACE IN THE VICINITY OF ANY EXISTING OWASA SEWER LINES OR MANHOLES SHALL NOT CAUSE ANY INFLOW OF SURFACE WATER OR DEBRIS TO ENTER THE REMAIN ACCESSIBLE AT ALL TIMES. THE OWNER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGES INCURRED TO THE OWASA SANITARY SEWER SYSTEM AND FINES IMPOSED BY THE STATE OF NORTH CAROLINA DIVISION OF WATER QUALITY DUE TO SEWER SPILLS OR OVERFLOWS.
- SEWER SERVICES - SEWER SERVICES LOCATED WITHIN PUBLIC RIGHT-OF-WAY OR OWASA SEWER EASEMENTS MUST BE CONSTRUCTED OF DUCTILE IRON PIPE FROM THE TAP UP TO AND INCLUDING THE FIRST CLEAN-OUT. EXCEPT FOR DEAD END MANHOLES, ALL 4" INCH SEWER SERVICES MUST BE TAPPED INTO THE SEWER MAIN. ALL 6" SERVICES MUST BE CONNECTED TO A MANHOLE. CLEANOUTS SHALL BE SPACED NO MORE THAN 75 FEET APART. CLEANOUTS LOCATED IN PAVEMENT AREAS SHALL BE HEAVY DUTY TRAFFIC RATED CONSTRUCTION.
- BLOCKING AND RODDING - RETAINER GLANDS TO BE USED ON ALL MECHANICAL JOINTS IN ADDITION TO RODDING AND BLOCKING.
- EXISTING VALVES - CONTRACTOR RESPONSIBLE FOR VERIFYING THAT EXISTING VALVE AT THE POINT OF CONNECTION TO THE OWASA SYSTEM IS ADEQUATE FOR PERFORMING AND PASSING HYDROSTATIC PRESSURE AND LEAKAGE TEST. CONTRACTOR, AT HIS EXPENSE, MAY OPTIONALLY REPLACE VALVE OR INSTALL A NEW VALVE FOR THE PURPOSE OF PERFORMING A PRESSURE TEST FOR NEW MAIN INSTALLATION. IF CONTRACTOR ELECTS TO PRESSURE TEST AGAINST EXISTING VALVE, CONTRACTOR ACCEPTS RESPONSIBILITY FOR ENSURING PASSING PRESSURE TEST IN ACCORDANCE WITH OWASA REQUIREMENTS. IN ANY CASE, NO CLAIM WHATSOEVER SHALL BE MADE AGAINST OWASA FOR FAILURE OF PRESSURE TEST. EXISTING WATER VALVES SHALL BE OPERATED BY OWASA PERSONNEL ONLY. VALVES THAT SEPARATE PURITY APPROVED WATER AND UNAPPROVED WATER ARE TO REMAIN CLOSED AT ALL TIMES. VALVES MAY BE TEMPORARILY OPENED FOR LOADING AND FLUSHING BY THE OWASA INSPECTOR ONLY.
- DECHLORINATION REQUIREMENTS - THE CONTRACTOR SHALL BE RESPONSIBLE FOR NEUTRALIZATION OF CHLORINATED WATER AT THE POINT OF DISCHARGE FROM THE MAIN BEING TESTED. THIS SHALL OCCUR FOLLOWING CHLORINATED TO DISINFECT A MAIN OR ANY OTHER TIME WHEN ELEVATED LEVELS OF CHLORINE COULD POTENTIALLY BE DISCHARGED INTO THE ENVIRONMENT BY THE CONTRACTOR. AT THE TIME THE DISINFECTION AND PURITY TESTING PROCEDURES ARE DISCUSSED WITH THE OWASA CONSTRUCTION INSPECTOR, THE PROCEDURE FOR DECHLORINATION WILL BE COVERED. ABSOLUTELY NO FLUSHING, DISINFECTION, OR PURITY SAMPLING IS TO TAKE PLACE WITHOUT PRIOR APPROVAL OF A SAMPLING PLAN BY THE OWASA INSPECTOR.
- PLEASE BE ADVISED THAT OWASA APPROVAL OF THIS PROJECT IS FOR COMPLIANCE WITH OWASA POLICIES, STANDARDS, AND SPECIFICATIONS ONLY. ALL OTHER MATTERS PERTAINING TO THIS PROJECT ARE THE RESPONSIBILITY OF THE DESIGN ENGINEER. OWASA APPROVAL DOES NOT PRECLUDE THE DEVELOPER, PROJECT ENGINEER, CONTRACTOR, OR OTHER AGENTS OR PARTIES ACTING ON THEIR BEHALF FROM FULL COMPLIANCE WITH OWASA CURRENT STANDARDS, SPECIFICATIONS, AND PROCEDURES OR FROM COMPLYING WITH ANY AND ALL STATUTES, RULES, REGULATIONS, AND ORDINANCES WHICH MAY BE IMPOSED BY OTHER GOVERNMENT AGENCIES (LOCAL, STATE, AND FEDERAL) WHICH MAY HAVE JURISDICTION. VIOLATIONS WILL RESULT IN THE OWASA PROJECT APPROVAL BEING RESCINDED.
- CONTACT NC 811 (811 OR 1-800-632-4949) AND OWASA (919-968-4421) AT LEAST 3 FULL BUSINESS DAYS PRIOR TO ANY EXCAVATION OR CONSTRUCTION TO HAVE EXISTING UTILITIES LOCATED.
- DISCHARGE FROM THIS PROJECT MUST BE IN COMPLIANCE WITH THE OWASA SEWER USE ORDINANCE. A GREASE INTERCEPTOR SHALL BE PROVIDED WHEN IN THE OPINION OF OWASA IT IS NECESSARY FOR THE PROPER HANDLING OF WASTEWATER CONTAINING EXCESSIVE AMOUNTS OF GREASE. ALL INTERCEPTION UNITS MUST BE OF THE TYPE AND CAPACITY WHICH IS CERTIFIED BY THE PROJECT ENGINEER AS MEETING THE REQUIREMENTS OF OWASA.
- BACKFLOW PREVENTION WILL BE REQUIRED IN ACCORDANCE WITH OWASA CROSS-CONNECTION CONTROL ORDINANCE AND MANUAL.
- DOMESTIC SERVICE TO INCLUDE REDUCED PRESSURE BACKFLOW PREVENTION ASSEMBLY.
- REMOTE READ-OUT DEVICES - RPDA AND RP2 DEVICES LOCATED INSIDE BUILDINGS MUST BE EQUIPPED WITH AN AMR METER TO BE PURCHASED FROM OWASA AND INSTALLED BY THE CONTRACTOR. CONTACT THE OWASA CONSTRUCTION INSPECTOR FOR DETAILS OF THIS INSTALLATION.
- FOR IRRIGATION SERVICE BACKFLOW DEVICE, USE A REDUCED PRESSURE ZONE ASSEMBLY MEETING THE STANDARDS OF THE OWASA CROSS CONNECTION CONTROL ORDINANCE AND MANUAL. INSTALL THE IRRIGATION DEVICE INSIDE AN ABOVE GROUND HOT BOX.
- UNDERGROUND VAULTS FOR METERS SHALL BE DRAINED BY PVC SCHEDULE 40 DRAINS TO DAYLIGHT INTO SLOPES. CONNECTION TO STORM STRUCTURES IS ONLY ALLOWED WITH THE CONSENT OF OWASA. DRAIN SIZES SHALL BE 2" DIAMETER FOR METERS OR DEVICES LESS THAN 2" AND SHALL BE 4" DIAMETER FOR DEVICES OVER 2".
- CONNECTION OF SANITARY SEWER SERVICE TO AN EXISTING MANHOLE SHALL COMPLY WITH OWASA STANDARDS, INCLUDING: CORE DRILL FOR OPENING INTO MANHOLE AND INSTALL WITH FLEXIBLE BOOT. IF PAVEMENT CUT IS REQUIRED, CONTRACTOR SHALL PATCH PAVEMENT IN ACCORDANCE WITH TOWN OF CHAPEL HILL STANDARDS AND PROPER GEOTECHNICAL INFORMATION FOR SOIL LOADING.
- FIRE HYDRANTS MUST BE FULLY FUNCTIONAL AND PHYSICALLY APPROVED BY OWASA BEFORE COMBUSTIBLE MATERIALS CAN BE BROUGHT ON TO THE SITE.



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CLIENT

REFUEL OPERATING COMPANY, LLC
547 LONG POINT RS, SUITE 103
MT. PLEASANT, SC 29464
Ryan Robinson, PMP
PHONE: 843. 388. 4966



STARPOINT - REFUEL MARKET
CONDITIONAL ZONING PERMIT
1950 US HWY 15-501 N
CHAPEL HILL, NC 27516



REVISIONS

NO.	DATE	
12.13.2022	REVISED PER 1ST CZP COMMENTS	
03.24.2023	REVISED PER 2ND CZP COMMENTS	

PLAN INFORMATION

PROJECT NO.	RFM-21002
FILENAME	RFM21002-N1
CHECKED BY	SJC
DRAWN BY	WHM
SCALE	N/A
DATE	09. 23. 2022

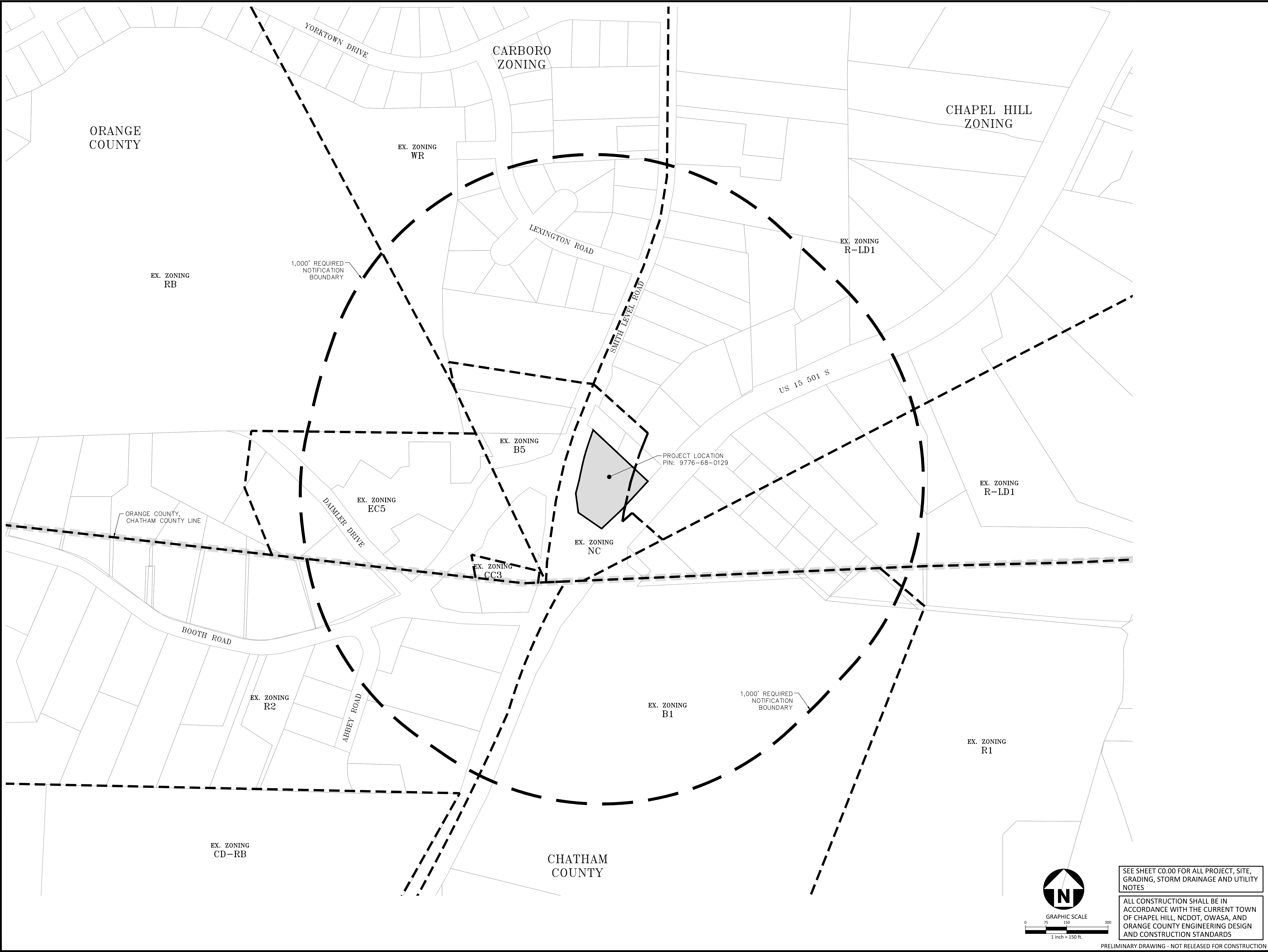
SHEET

PROJECT NOTES

C0.00

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT TOWN OF CHAPEL HILL, NCDOT, OWASA, AND ORANGE COUNTY ENGINEERING DESIGN AND CONSTRUCTION STANDARDS



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REVISIONS

NO.	DATE	
12.13.2022		REVISED PER 1ST CZP COMMENTS
03.24.2023		REVISED PER 2ND CZP COMMENTS

PLAN INFORMATION

PROJECT NO.	RFM-21002
FILENAME	RFM21002-AM1
CHECKED BY	SJC
DRAWN BY	WHM
SCALE	1" = 150'
DATE	09. 23. 2022

SHEET

AREA MAP

C0.01

SEE SHEET C0.00 FOR ALL PROJECT, SITE,
GRADING, STORM DRAINAGE AND UTILITY
NOTES

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ACCORDANCE WITH THE CURRENT TOWN
OF CHAPEL HILL, NCDOT, OWASA, AND
ORANGE COUNTY ENGINEERING DESIGN
AND CONSTRUCTION STANDARDS

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

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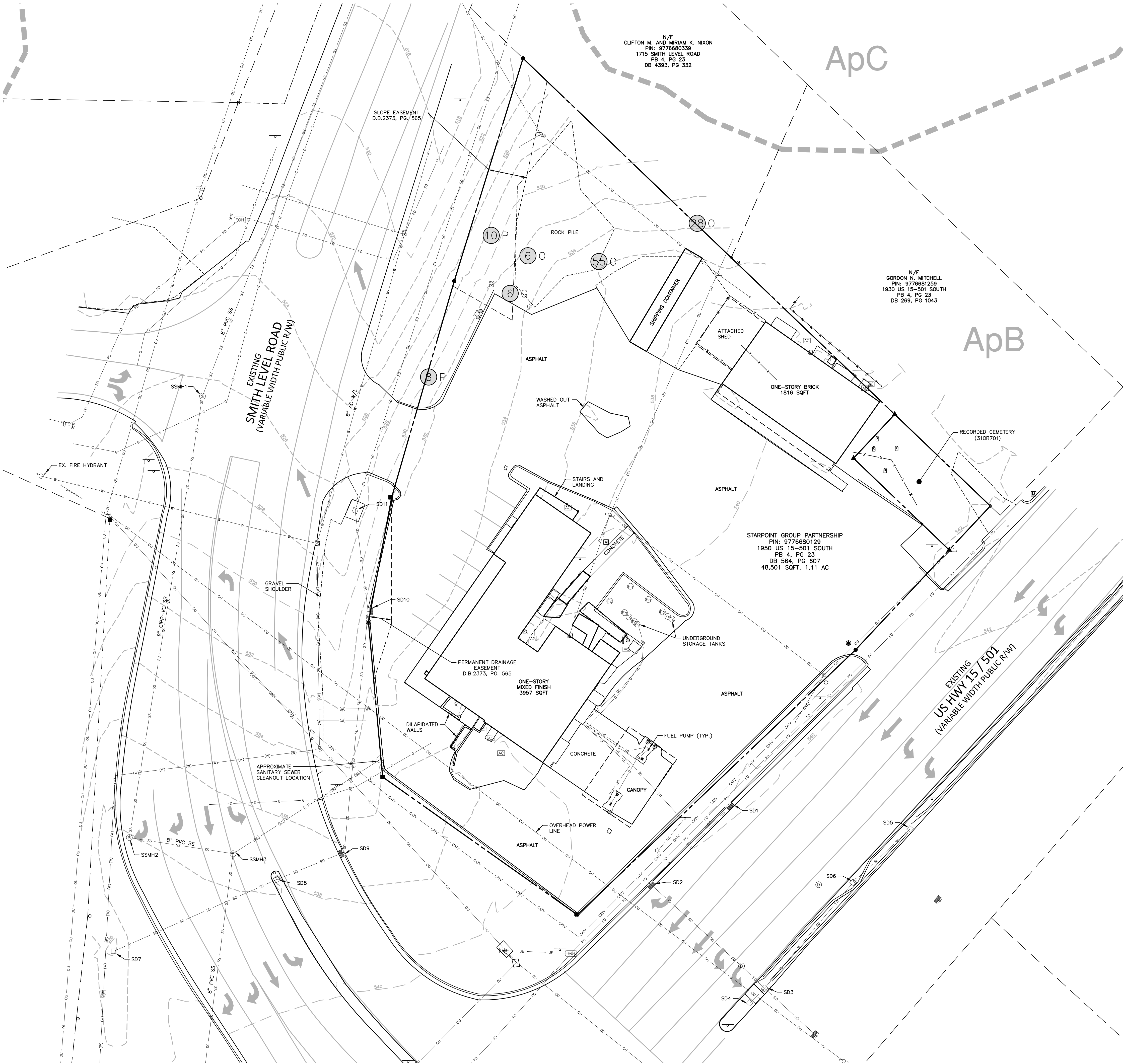
STARPOINT - REFUEL MARKET
CONDITIONAL ZONING PERMIT
1950 US HWY 15-501 N
CHAPEL HILL, NC 27516

REVISIONS		
NO.	DATE	
12.13.2022	REVISED PER 1ST CZP COMMENTS	
03.24.2023	REVISED PER 2ND CZP COMMENTS	

PLAN INFORMATION	
PROJECT NO.	RFM-21002
FILENAME	RFM21002-KC1
CHECKED BY	SJC
DRAWN BY	WHM
SCALE	1" = 20'
DATE	09. 23. 2022

SHEET
EXISTING CONDITIONS

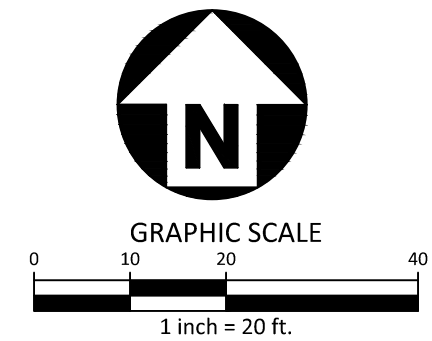
C1.00



LEGEND	
CONCRETE MONUMENT	CATV HANDHOLE
EXISTING IRON PIPE	TELEPHONE HANDHOLE
IRON PIPE SET	TELEPHONE BOX
CALCULATED POINT	TELEPHONE MANHOLE
RW DISC	TELEPHONE PEDESTAL
REBAR	FIBER OPTIC MARKER
RIGHT-OF-WAY MONUMENT	FIBER OPTIC HANDHOLE
FIRE HYDRANT	UNKNOWN MANHOLE
WATER METER	UNKNOWN UTILITY PEDESTAL
BACKFLOW PREVENTER	BURIED CABLE WARNING POST
WATER MANHOLE	TRAFFIC SIGNAL BOX
WATER VALVE	SIGNAL POLE
BLOW OFF VALVE	TRAFFIC HANDHOLE
HOSEBIB	BOLLARD
FIRE DEPT. CONNECTION	AIR CONDITIONER
SPRINKLER HEAD	MAILBOX
DRAINAGE INLET/YARD INLET	UNDERGROUND FUEL TANK ACCESS
CL CATCH BASIN AT BC	GRAVESTONE
STORM DRAIN MANHOLE	SWEET GUM
FES	OAK
ELECTRIC MANHOLE	PINE
ELECTRIC METER	
ELECTRIC TRANSFORMER	
ELECTRIC PEDESTAL	
ELECTRIC HANDHOLE	
ELECTRIC BOX	
GUY WIRE	
LIGHT POLE	
TOWER	
POWER/UTILITY POLE	
GREASE TRAP MANHOLE	
CLEAN OUT	
SEWER MANHOLE	
GAS SERVICE METER	
GAS MARKER	
GUY POLE	
GAS REGULATOR	
GAS TEST STATION	
GAS VALVE	
CABLE TV BOX	

SD1-CB TOP=539.5' INV IN=FULL OF DEBRIS INV OUT (SW)=537.4' (12" RCP)	SD6-DI TOP=540.7' INV IN (NE)=537.8' (15" RCP) INV OUT (SW)=537.8' (15" RCP)	SSMH1 TOP=526.21' INV=COULD NOT OBTAIN
SD2-CB TOP=541.1' INV IN (NE)=535.0' (12" RCP) INV OUT (SE)=535.1' (15" RCP)	SD7-DI TOP=536.4' INV OUT (NW)=532.5' (18" RCP)	SSMH2 TOP=538.11' INV=526.30'
SD3-DI TOP=540.8' INV IN (NW)=536.6' (15" RCP) INV IN (SW)=536.8' (15" RCP) INV IN (NE)=536.6' (15" RCP) INV OUT (SE)=536.6' (18" RCP)	SD8-DI TOP=537.6' BOTTOM OF BOX=531.6' FULL OF DEBRIS AT TIME OF SURVEY	SSMH3 TOP=537.28' INV=524.74'
SD4-DI TOP=540.9' INV OUT (NE)=538.0' (15" RCP)	SD9-CB TOP=536.8' INV IN (SW)=531.1' (15" RCP) INV OUT (N)=531.1' (15" DIP)	
SD5-DI TOP=541.1' INV OUT (SW)=538.3' (15" RCP)	SD10-CB TOP=533.1' INV IN (S)=523.5' (15" DIP) INV OUT (NW)=523.5' (15" DIP)	
	SD11-DI TOP=526.8' INV IN (S)=519.2' (15" DIP) INV OUT=519.1' (15" DIP)	

SOIL TYPE CLASSIFICATION	
ApC:	APPLYING SANDY LOAM, 6 TO 10 PERCENT SLOPE
ApB:	APPLYING SANDY LOAM, 2 TO 6 PERCENT SLOPE



SEE SHEET C0.00 FOR ALL PROJECT, SITE, GRADING, STORM DRAINAGE AND UTILITY NOTES

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PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION



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REVISIONS

NO.	DATE	
12.13.2022	REVISED PER 1ST CZP COMMENTS	
03.24.2023	REVISED PER 2ND CZP COMMENTS	

PLAN INFORMATION

PROJECT NO.	RFM-21002
FILENAME	RFM21002-XC1
CHECKED BY	SJC
DRAWN BY	WHM
SCALE	1" = 20'
DATE	09. 23. 2022

SHEET

EXISTING VEGETATION

C1.01



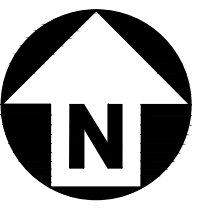
LEGEND

- | | | | |
|---|--------------------------|---|-------------------------------|
|  | CONCRETE MONUMENT |  | CATV HANDHOLE |
|  | EXISTING IRON PIPE |  | TELEPHONE HANDHOLE |
|  | IRON PIPE SET |  | TELEPHONE BOX |
|  | CALCULATED POINT |  | TELEPHONE MANHOLE |
|  | RW DISC |  | TELEPHONE PEDESTAL |
|  | REBAR |  | FIBER OPTIC MARKER |
|  | RIGHT-OF-WAY MONUMENT |  | FIBER OPTIC HANDHOLE |
|  | FIRE HYDRANT |  | UNKNOWN MANHOLE |
|  | WATER METER |  | UNKNOWN UTILITY PEDESTAL |
|  | BACKFLOW PREVENTER |  | BURIED CABLE WARNING POST |
|  | WATER MANHOLE |  | TRAFFIC SIGNAL BOX |
|  | WATER VALVE |  | SIGNAL POLE |
|  | BLOW OFF VALVE |  | TRAFFIC HANDHOLE |
|  | HOSEBIB |  | BOLLARD |
|  | FIRE DEPT. CONNECTION |  | AIR CONDITIONER |
|  | SPRINKLER INLET |  | SIGN |
|  | DRAINAGE HEAD/YARD INLET |  | MAILBOX |
|  | CL CATCH BASIN AT BC |  | UNDERGROUND FUEL TANK ACCESS |
|  | STORM DRAIN MANHOLE |  | GRAVESTONE |
|  | FES |  | SWEET GUM |
|  | ELECTRIC MANHOLE |  | OAK |
|  | ELECTRIC METER |  | PINE |
|  | ELECTRIC TRANSFORMER |  | GAS LINE |
|  | ELECTRIC PEDESTAL |  | WATER LINE |
|  | ELECTRIC HANDHOLE |  | SEWER LINE |
|  | ELECTRIC BOX |  | STORM LINE |
|  | GUY WIRE |  | FENCE |
|  | LIGHT POLE |  | HANDRAIL |
|  | TOWER |  | CANOPY/BUILDING OVERHANG |
|  | POWER/UTILITY POLE | | UNDERGROUND TV CABLE |
|  | GAS/SEW TRAP MANHOLE | | UNDERGROUND ELECTRIC LINE |
|  | CLEAN OUT | | UNDERGROUND FIBER OPTIC CABLE |
|  | SEWER MANHOLE | | WOOD LINE/LANDSCAPING |
|  | GAS SERVICE METER | | |
|  | GAS MARKER | | |
|  | GUY POLE | | |
|  | GAS REGULATOR | | |
|  | GAS TEST STATION | | |
|  | GAS VALVE | | |
|  | CABLE TV BOX | | |

- | | | | |
|-------------------------------|-------------------------------|-------------|----------------------|
| SD1-C | SD6-D | | |
| TOP=539.8' | TOP=540.7' | SSM1H | TOP=528.21' |
| INV IN (NW)=537.4' (15" RCP) | INV IN (NE)=537.8' (15" RCP) | INV | INV=COULD NOT OBTAIN |
| INV OUT (SW)=537.4' (12" RCP) | INV OUT (SW)=537.8' (15" RCP) | | |
| | | SSM2H | |
| SD2-C | SD7-D | TOP=538.11' | |
| TOP=541.1' | TOP=538.4' | INV=526.30' | |
| INV IN (NE)=535.0' (12" RCP) | INV OUT (NW)=532.5' (18" RCP) | | |
| INV OUT (SE)=535.1' (15" RCP) | | SSM3H | |
| | | TOP=537.26' | |
| SD3-D | SD8-D | TOP=524.74' | |
| TOP=540.8' | TOP=537.6' | | |
| INV IN (NW)=536.6' (15" RCP) | BOTTOM OF BOX=531.6' | | |
| INV IN (SW)=536.8' (15" RCP) | FLY OF DEBRIS AT TIME OF | | |
| INV IN (NE)=536.6' (15" RCP) | SURVEY | | |
| INV OUT (SE)=536.6' (18" RCP) | | | |
| | SD9-C | | |
| | TOP=536.9' | | |
| SD4-D | INV IN (SW)=531.1' (15" RCP) | | |
| TOP=540.9' | INV OUT (N)=531.1' (15" DIP) | | |
| INV OUT (NE)=538.0' (15" RCP) | | | |
| | SD10-C | | |
| SD5-D | TOP=533.1' | | |
| TOP=541.1' | INV IN (S)=523.5' (15" DIP) | | |
| INV OUT (SW)=538.3' (15" RCP) | INV OUT (NW)=523.5' (15" DIP) | | |
| | SD11-D | | |
| | TOP=526.8' | | |
| | INV IN (S)=519.2' (15" DIP) | | |
| | INV OUT=519.1' (15" DIP) | | |

SOIL TYPE CLASSIFICATION

- ■ ■ ■ ■ SOIL CLASSIFICATION LINE
 ApC: APPLING SANDY LOAM, 6 TO 10 PERCENT SLOPE
 ApB: APPLING SANDY LOAM, 2 TO 6 PERCENT SLOPE



GRAPHIC SCALE

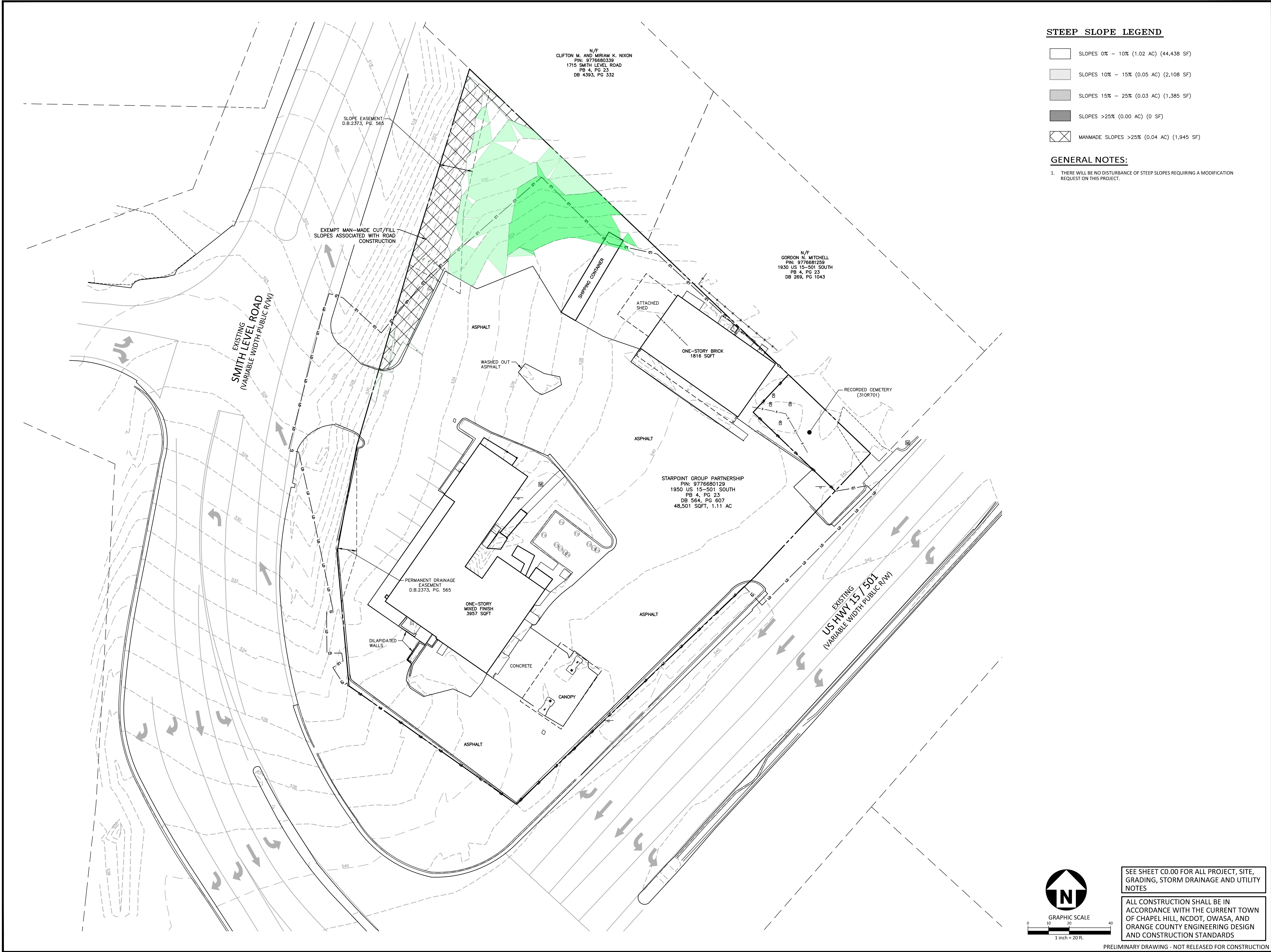
0 10 20 40

1 inch = 20 ft.

SEE SHEET C0.00 FOR ALL PROJECT, SITE,
GRADING, STORM DRAINAGE AND UTILITY
NOTES

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT TOWN OF CHAPEL HILL, NCDOT, OWASA, AND ORANGE COUNTY ENGINEERING DESIGN AND CONSTRUCTION STANDARDS

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

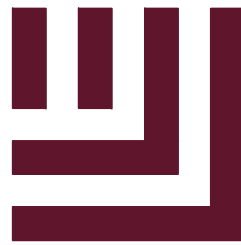


STEEP SLOPE LEGEND

- SLOPES 0% - 10% (1.02 AC) (44,438 SF)
- SLOPES 10% - 15% (0.05 AC) (2,108 SF)
- SLOPES 15% - 25% (0.03 AC) (1,385 SF)
- SLOPES >25% (0.00 AC) (0 SF)
- MANMADE SLOPES >25% (0.04 AC) (1,945 SF)

GENERAL NOTES:

1. THERE WILL BE NO DISTURBANCE OF STEEP SLOPES REQUIRING A MODIFICATION REQUEST ON THIS PROJECT.



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PHONE: 843. 388. 4966



STARPOINT - REFUEL MARKET
CONDITIONAL ZONING PERMIT
1950 US HWY 15-501 N
CHAPEL HILL, NC 27516



REVISIONS

NO.	DATE	REVISION
12.13.2022	REVISED PER 1ST CZP COMMENTS	
03.24.2023	REVISED PER 2ND CZP COMMENTS	

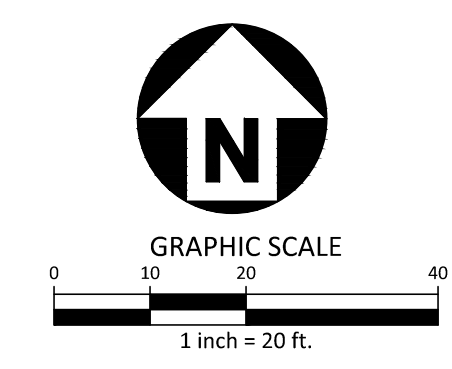
PLAN INFORMATION

PROJECT NO.	RFM-21002
FILENAME	RFM21002-SS1
CHECKED BY	SJC
DRAWN BY	LJL
SCALE	1" = 20'
DATE	09. 23. 2022

SHEET

STEEP SLOPES PLAN

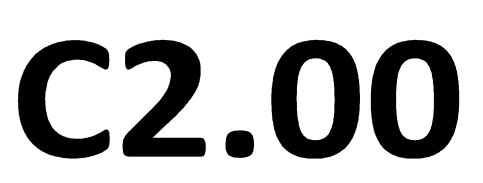
C1.02



SEE SHEET C0.00 FOR ALL PROJECT, SITE,
GRADING, STORM DRAINAGE AND UTILITY
NOTES

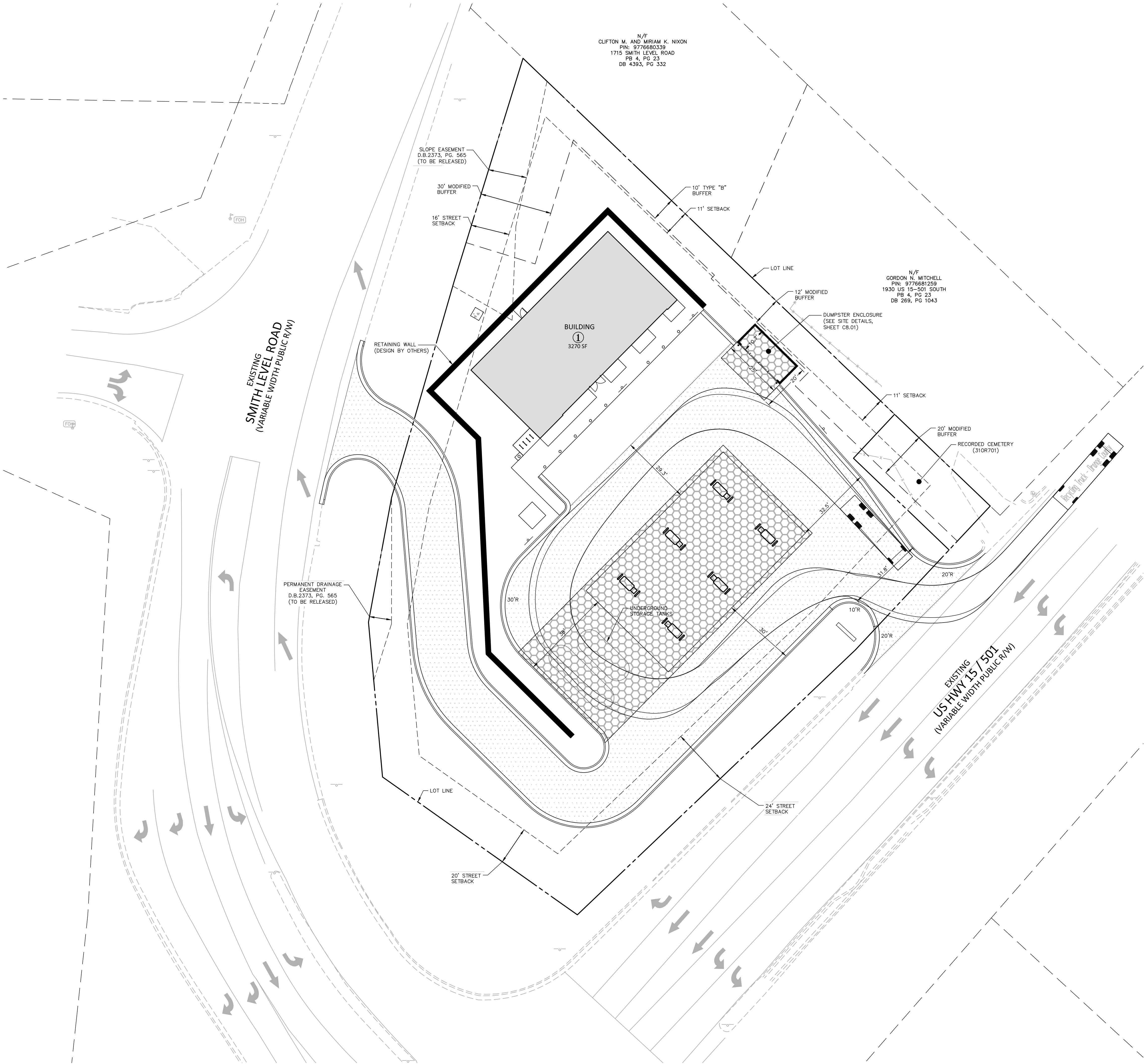
ALL CONSTRUCTION SHALL BE IN
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ORANGE COUNTY ENGINEERING DESIGN
AND CONSTRUCTION STANDARDS

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION



\\Projects\RFM\RFM21002\04-Production\Engineering\Construction Drawings\Current Drawings\2 - C2P Drawings\RFM21002-S1.dwg, 3/24/2023 3:52:12 PM, Whit McCulston

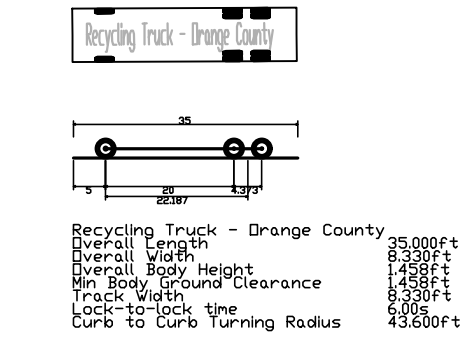
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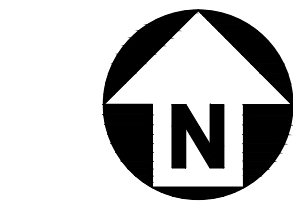
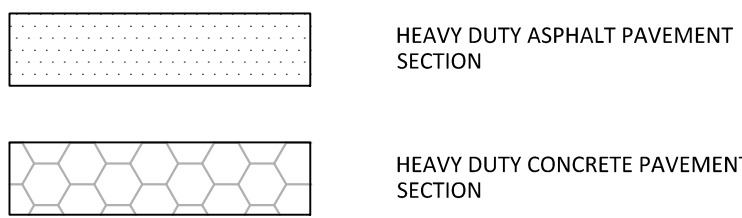
GENERAL SOLID WASTE AND RECYCLING NOTES:

- ALL EXISTING STRUCTURES 500 SQUARE FEET AND LARGER IN SIZE SHALL BE ASSESSED PRIOR TO DEMOLITION TO ENSURE COMPLIANCE WITH THE COUNTY'S REGULATED RECYCLABLE MATERIALS ORDINANCE (RRMO) AND TO ASSESS THE POTENTIAL FOR DE-CONSTRUCTION AND/OR THE RE-USE OF SALVAGEABLE MATERIALS.
- BY ORANGE COUNTY ORDINANCE, CLEAN WOOD WASTE, SCRAP METAL, AND CORRUGATED CARDBOARD PRESENT IN CONSTRUCTION OR DEMOLITION WASTE MUST BE RECYCLED.
- BY ORANGE COUNTY ORDINANCE, ALL HAULERS OF MIXED CONSTRUCTION AND DEMOLITION WASTE THAT INCLUDES ANY REGULATED RECYCLABLE MATERIALS SHALL BE LICENSED BY ORANGE COUNTY.
- PRIOR TO ANY DEMOLITION OR CONSTRUCTION ACTIVITY ON THE SITE THE APPLICANT SHALL HOLD A PRE-DEMOLITION/PRE-CONSTRUCTION CONFERENCE WITH THE SOLID WASTE STAFF (919-968-2788). THIS MAY BE THE SAME PRE-CONSTRUCTION MEETING HELD WITH OTHER DEVELOPMENT/ENFORCEMENT OFFICIALS.
- THE PRESENCE OF ANY ASBESTOS CONTAINING MATERIALS ('ACM') AND/OR OTHER HAZARDOUS MATERIALS IN CONSTRUCTION AND DEMOLITION WASTE SHALL BE HANDLED IN ACCORDANCE WITH ANY AND ALL LOCAL, STATE, AND FEDERAL REGULATIONS AND GUIDELINES.
- IF ANY VEHICLES ARE PARKED IN THE REFUSE OR RECYCLES COLLECTION VEHICLE ACCESS AREA, THE CONTAINERS WILL NOT RECEIVE SERVICE UNTIL THE NEXT SCHEDULED COLLECTION DAY.
- THE OWNER, OR THEIR DESIGNEE, SHALL BE RESPONSIBLE FOR MAINTAINING A FIRE WATCH DURING CONSTRUCTION AND DEMOLITION WHERE MATERIALS SUBJECT TO SPONTANEOUS COMBUSTION OR OTHER HAZARDOUS CONSTRUCTION OR DEMOLITION IS OCCURRING.
- ALL CONSTRUCTION AND DEMOLITION SHALL BE CONDUCTED IN COMPLIANCE WITH THE CURRENT EDITION OF CHAPTER 14 OF THE NC FPC.
- ITEMS TO BE RECYCLED WILL INCLUDE ALL MATERIALS ACCEPTED BY ORANGE COUNTY SOLID WASTE (INCLUDED BUT NOT LIMITED TO:)
 - 9.1.1. GLASS (CLEAR, BROWN AND GREEN)
 - 9.1.2. PLASTIC
 - 9.1.3. NEWSPAPERS, MAGAZINES AND OTHER PAPER
 - 9.1.4. METAL CANS
 - 9.1.5. CARDBOARD
- ADEQUATE SITE LIGHTING SHALL BE PROVIDED IN/AROUND THE SOLID WASTE AND RECYCLING STORAGE AREAS.
- HEAVY DUTY ASPHALT AND CONCRETE SECTIONS ARE PROVIDED ON SHEET C2.01. THESE SECTIONS APPLY UNLESS OTHERWISE INSTRUCTED BY THE GEOTECHNICAL ENGINEER.

TRUCK DIMENSIONS:



PAVEMENT LEGEND:



GRAPHIC SCALE
1 inch = 20 ft.

SEE SHEET C0.00 FOR ALL PROJECT, SITE, GRADING, STORM DRAINAGE AND UTILITY NOTES

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PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION



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547 LONG POINT RS, SUITE 103
MT. PLEASANT, SC 29464
Ryan Robinson, PMP
PHONE: 843. 388. 4966



STARPOINT - REFUEL MARKET
CONDITIONAL ZONING PERMIT
1950 US HWY 15-501 N
CHAPEL HILL, NC 27516



REVISIONS

NO.	DATE	REVISION
12.13.2022	REVISED PER 1ST CZP COMMENTS	
03.24.2023	REVISED PER 2ND CZP COMMENTS	

PLAN INFORMATION

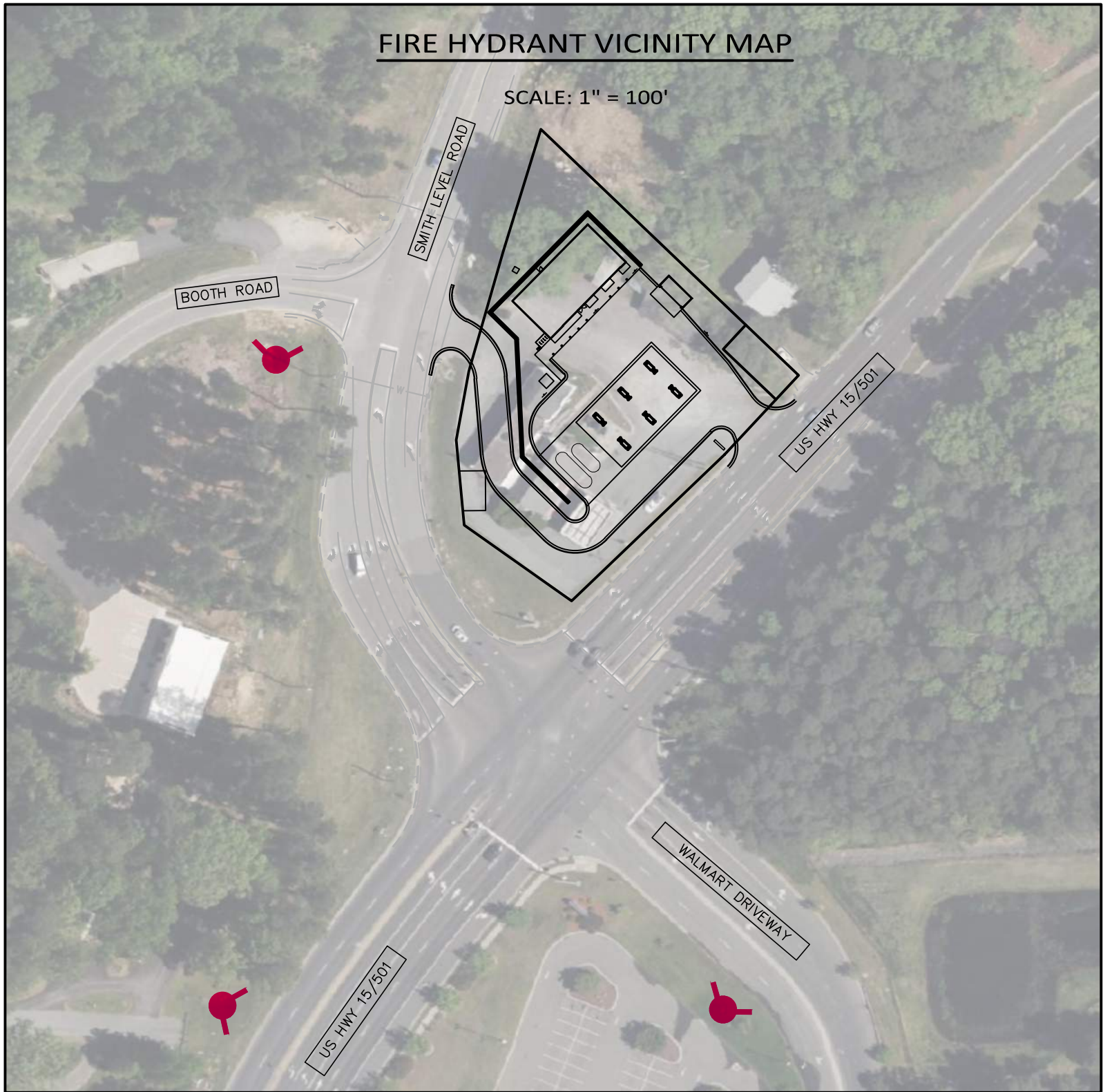
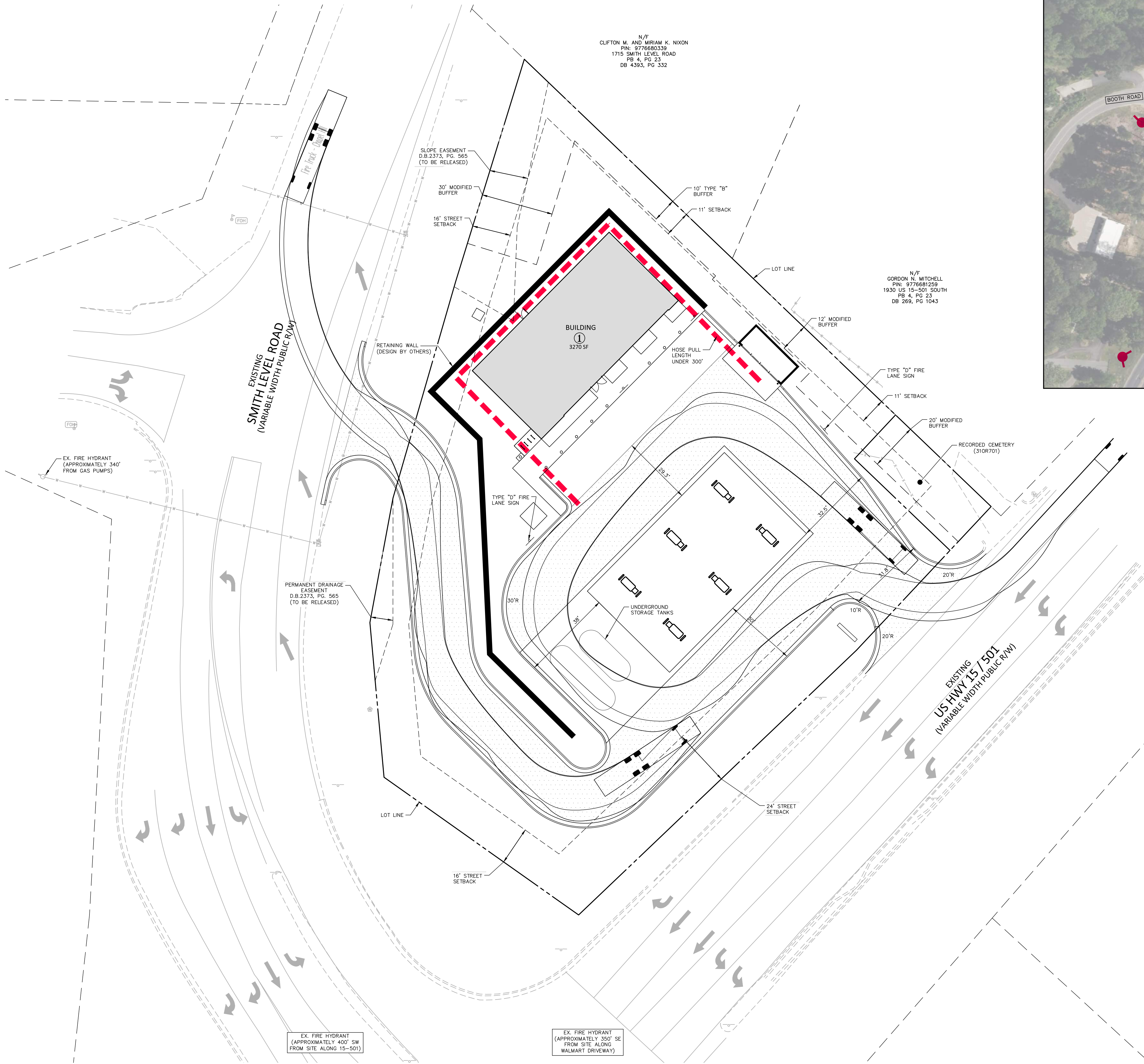
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FILENAME	RFM21002-SWST1
CHECKED BY	SJC
DRAWN BY	WHM
SCALE	1" = 20'
DATE	09.23.2022

SHEET

SOLID WASTE PLAN

C2.01

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GENERAL NOTES:

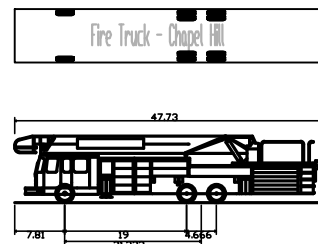
- OUTER PATH IS TRUCK OVERHANG, INNER PATH IS TIRE TRACKING
- ABANDON/REMOVE EXISTING TANKS PER NCFC. CHFD PERMIT REQUIRED.
- DEMOLITION OF EXISTING SITE/STRUCTURES PER NCFC. TOCH DEMOLITION PERMIT REQUIRED



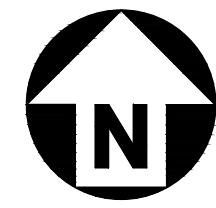
PAVEMENT LEGEND:

HEAVY DUTY ASPHALT PAVEMENT SECTION

TRUCK DIMENSIONS:



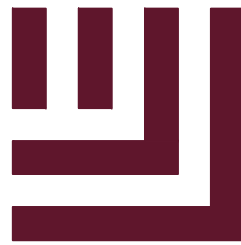
Fire Truck - Chapel Hill
Overall Length 40'0"
Overall Width 10'0"
Overall Height 10'0"
Body Ground Clearance 10'0"
Lock to Lock Clearance 10'0"
Curb to Curb Turning Radius 41550ft



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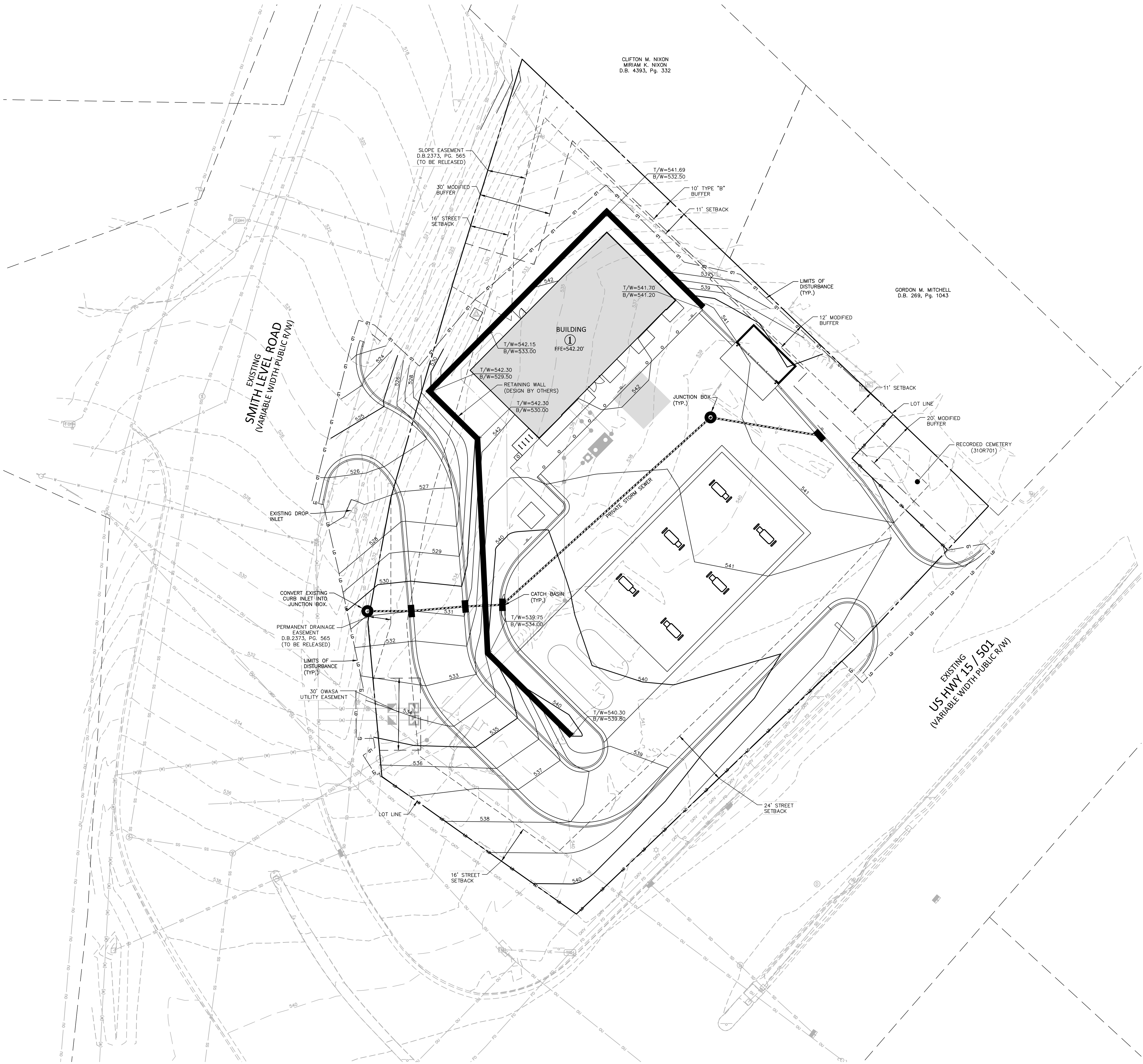
PROJECT NO. RFM-21002
FILENAME RFM21002-FP1
CHECKED BY SJC
DRAWN BY WHM
SCALE 1" = 20'
DATE 09.23.2022

SHEET

FIRE PROTECTION PLAN

C2.02

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- GRADING LEGEND**
- FLARED END SECTION
 - ENDWALL SECTION
 - CATCH BASIN
 - DROP INLET
 - STORM SERVICE INLET
 - STORM SERVICE ROOF-DRAIN
 - JUNCTION BOX
 - DRAINAGE FLOW ARROW
 - LINE BREAK SYMBOL
 - TOP & BOTTOM CURB ELEVATIONS
 - TOP OF WALL ELEVATION
 - BOTTOM OF WALL ELEVATION (NOTE: BOTTOM OF WALL IS GROUND ELEVATION NOT WALL FOUNDATION)
 - SPOT ELEVATION
 - STORM DRAINAGE
 - STORM SERVICE LINE
 - TREE PROTECTION FENCE
 - LIMITS OF DISTURBANCE
 - WOODED AREA
 - MAJOR CONTOUR
 - MINOR CONTOUR
 - EXISTING MAJOR CONTOUR
 - EXISTING MINOR CONTOUR
 - EASEMENT LINE
 - ACCESSIBLE PARKING AREA (2% MAX. SLOPE IN ALL DIRECTIONS)

POLLUTION PREVENTION NOTES:

1. PREPARE AN EMERGENCY SPILL RESPONSE AND CLEANUP PLAN.
2. ENSURE THAT EMPLOYEES ARE TRAINED ON THE ELEMENTS OF THE PLAN.
3. HAVE AVAILABLE TRAINED PERSONNEL ACCESSIBLE AT ALL TIMES TO PROMPTLY IMPLEMENT CLEANUP.
4. INFORMATION ON WHAT TO DO IN RESPONSE TO A SPILL MUST BE VISIBLE TO ALL CUSTOMERS AND EMPLOYEES.

SPILL KIT REQUIREMENTS:

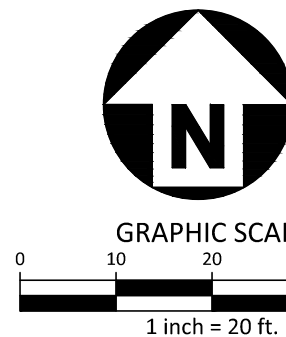
1. HAVE A SPILL KIT ONSITE, FULLY STOCKED WITH CONTENTS SUITABLE FOR THE PRODUCT SPILLED, ACCESSIBLE.
2. KEEP SUITABLE CLEANUP MATERIALS SUCH AS DRY ABSORBENT PAD AND GRANULAR MATERIALS, SAFETY GLASSES, NITRILE GLOVES, AND DRAIN COVERS.

FUELING AREA MAINTENANCE REQUIREMENTS:

1. HAVE A SPILL KIT ONSITE, FULLY STOCKED WITH CONTENTS SUITABLE FOR THE PRODUCT SPILLED, ACCESSIBLE.
2. KEEP SUITABLE CLEANUP MATERIALS SUCH AS DRY ABSORBENT PAD AND GRANULAR MATERIALS, SAFETY GLASSES, NITRILE GLOVES, AND DRAIN COVERS.

FUELING DISPENSING REQUIREMENTS:

1. POST SIGNS PROHIBITING "TOPPING OFF" OF VEHICLE TANKS DURING FILLING, TOPPING OFF MAY CAUSE SPILLAGE.
2. ENSURE AUTOMATIC SHUT-OFF ON DISPENSER FUEL NOZZLES ARE FUNCTIONING PROPERLY.



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PLAN INFORMATION

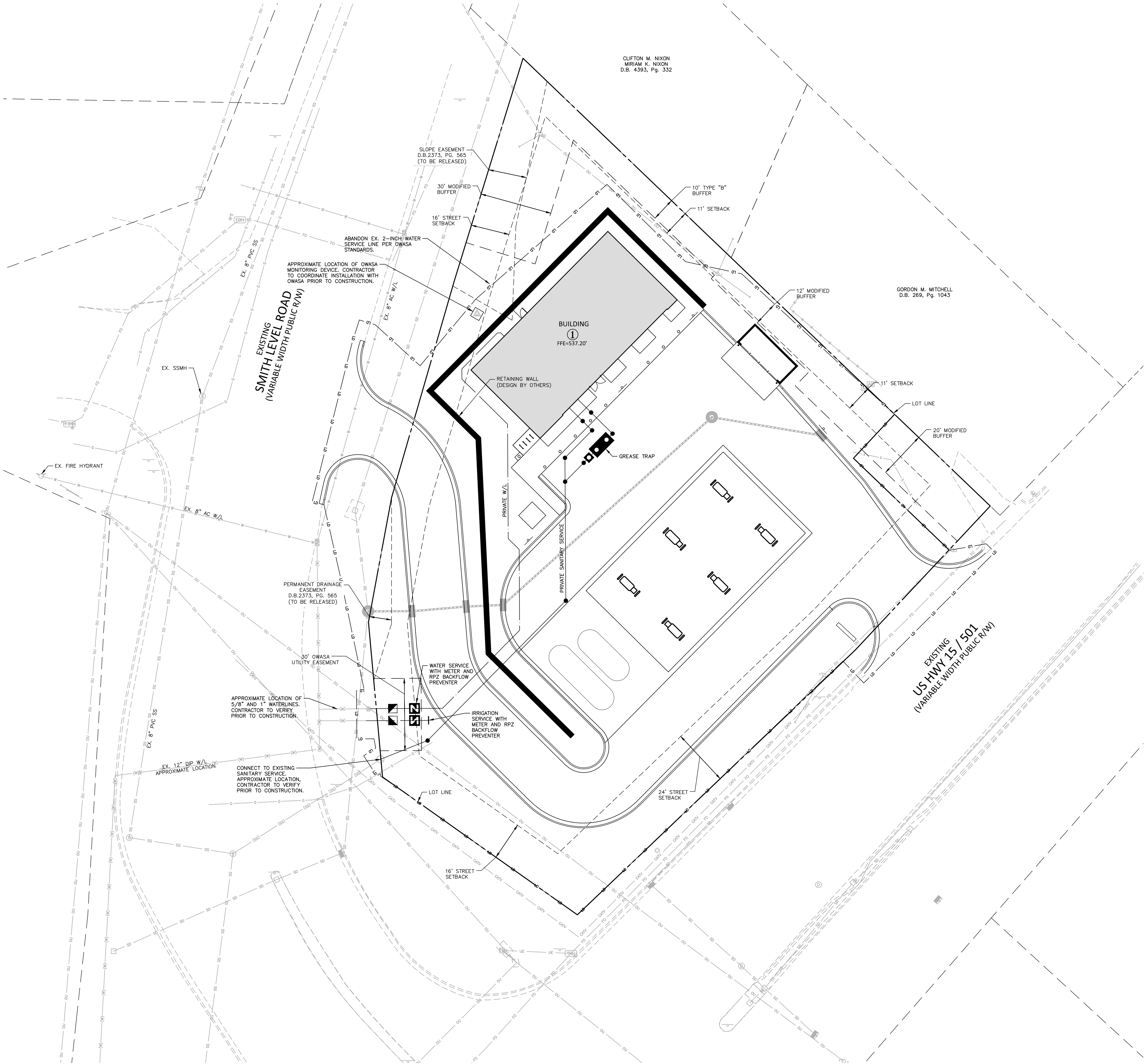
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FILENAME RFM21002-G1
CHECKED BY SJC
DRAWN BY WHM
SCALE 1" = 20'
DATE 09.23.2022

SHEET

GRADING PLAN

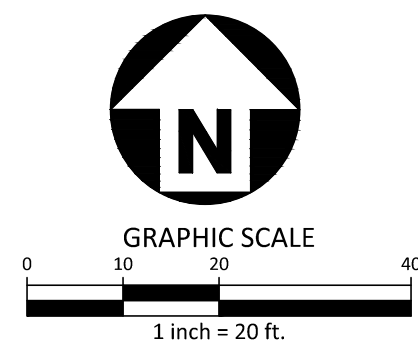
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UTILITY LEGEND

- WATER VALVE
- METER & VAULT
- BACKFLOW PREVENTER
- SEWER CLEAN-OUT
- GREASE TRAP
- WATER SERVICE LINE
- SEWER SERVICE LINE
- EASEMENT LINE



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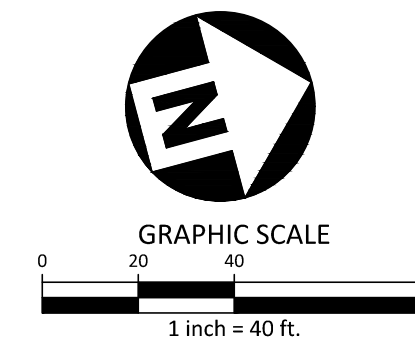
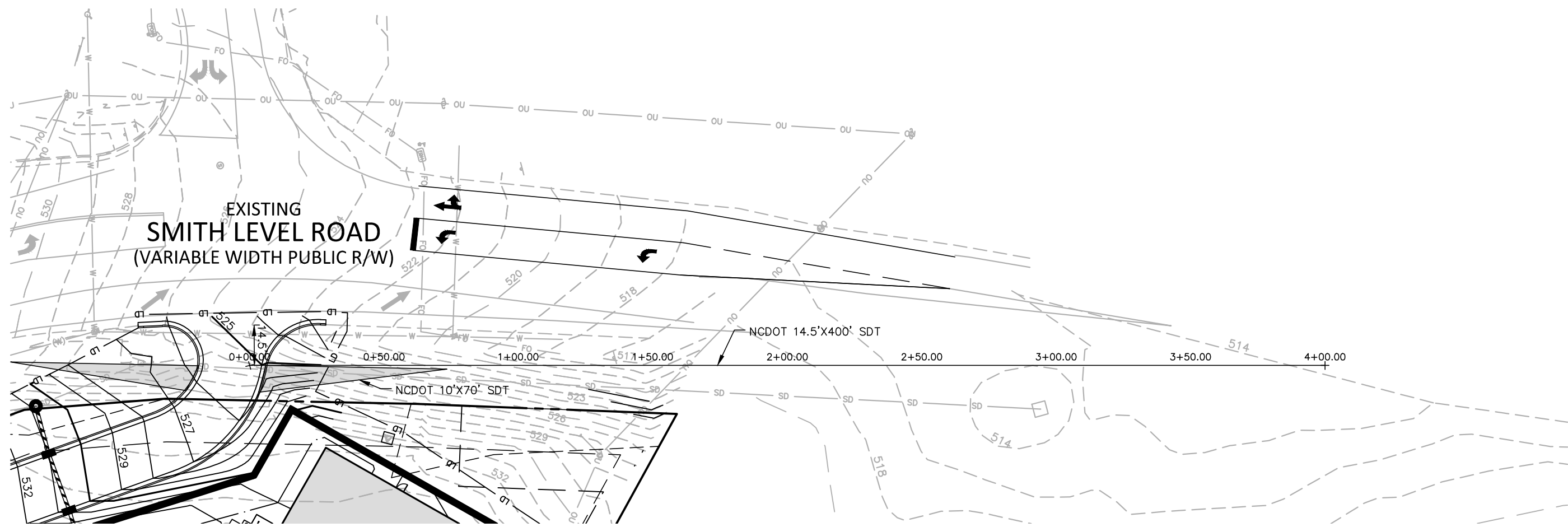
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CHECKED BY	SJC
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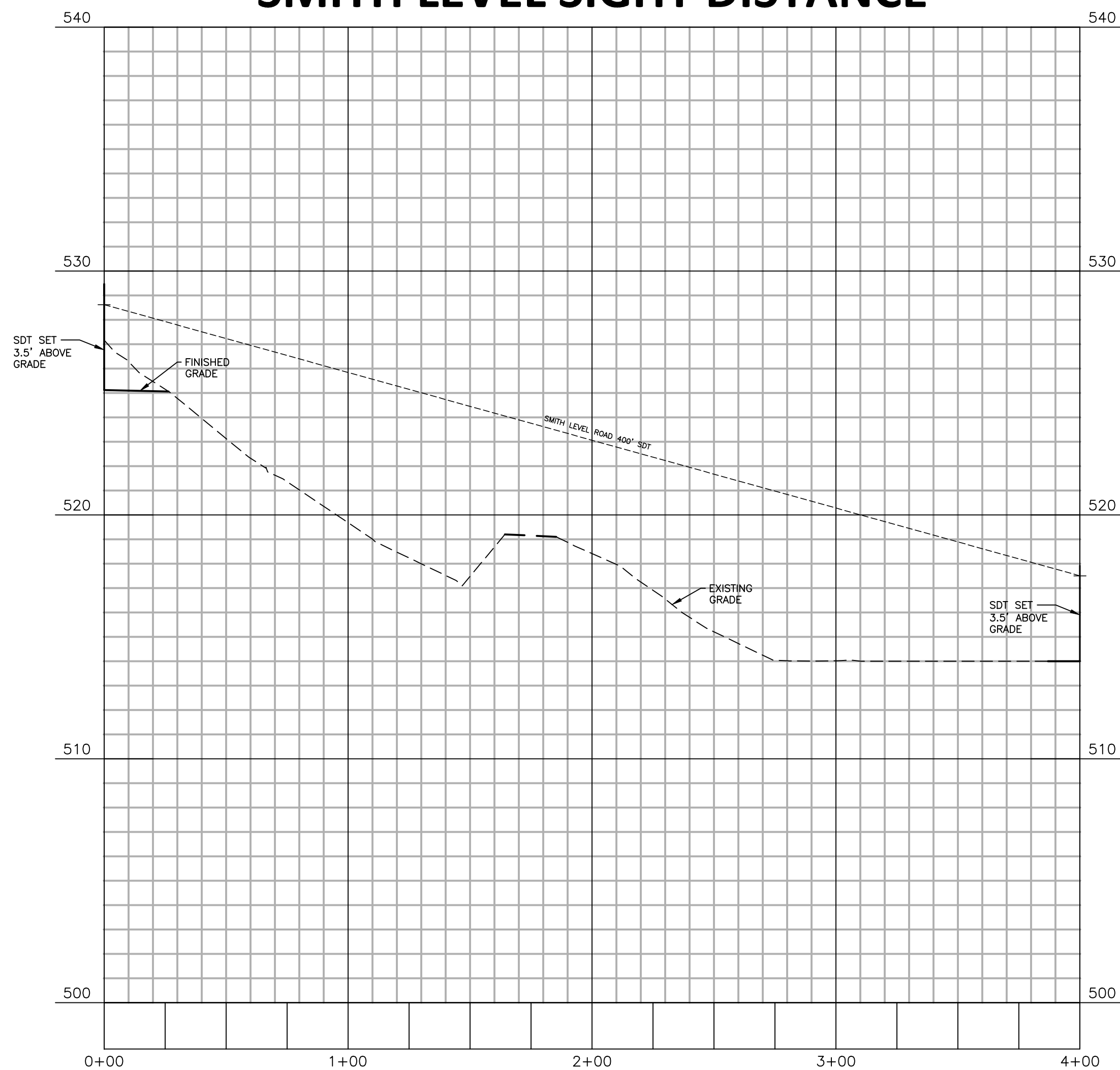
SHEET

UTILITY PLAN

C4.00



SMITH LEVEL SIGHT DISTANCE



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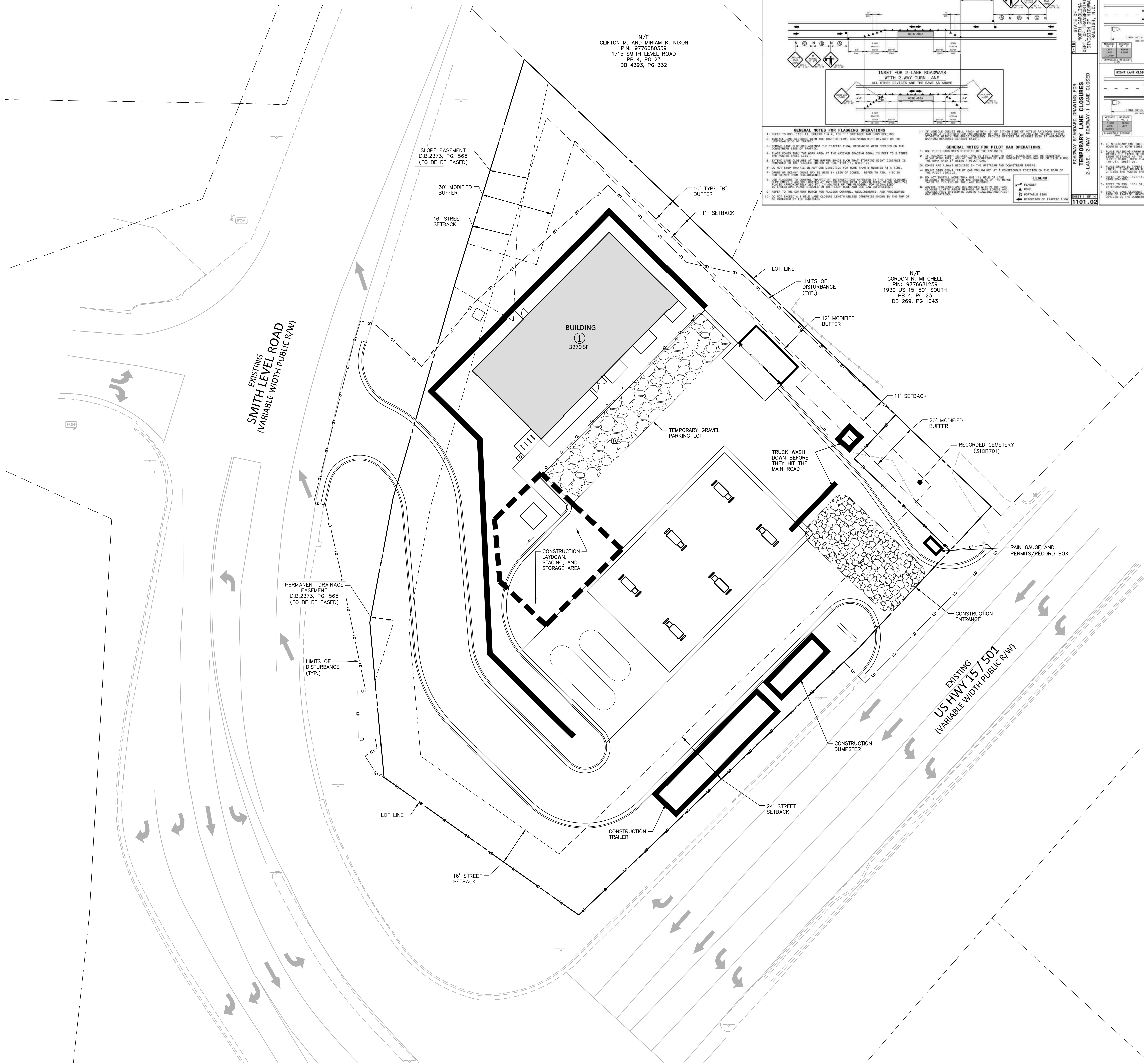
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FILENAME	RFM21002-P1
CHECKED BY	SJC
DRAWN BY	WHM
SCALE	1" = 40'/1" = 4'
DATE	09. 23. 2022

PLAN AND PROFILE -
SMITH LEVEL SDT

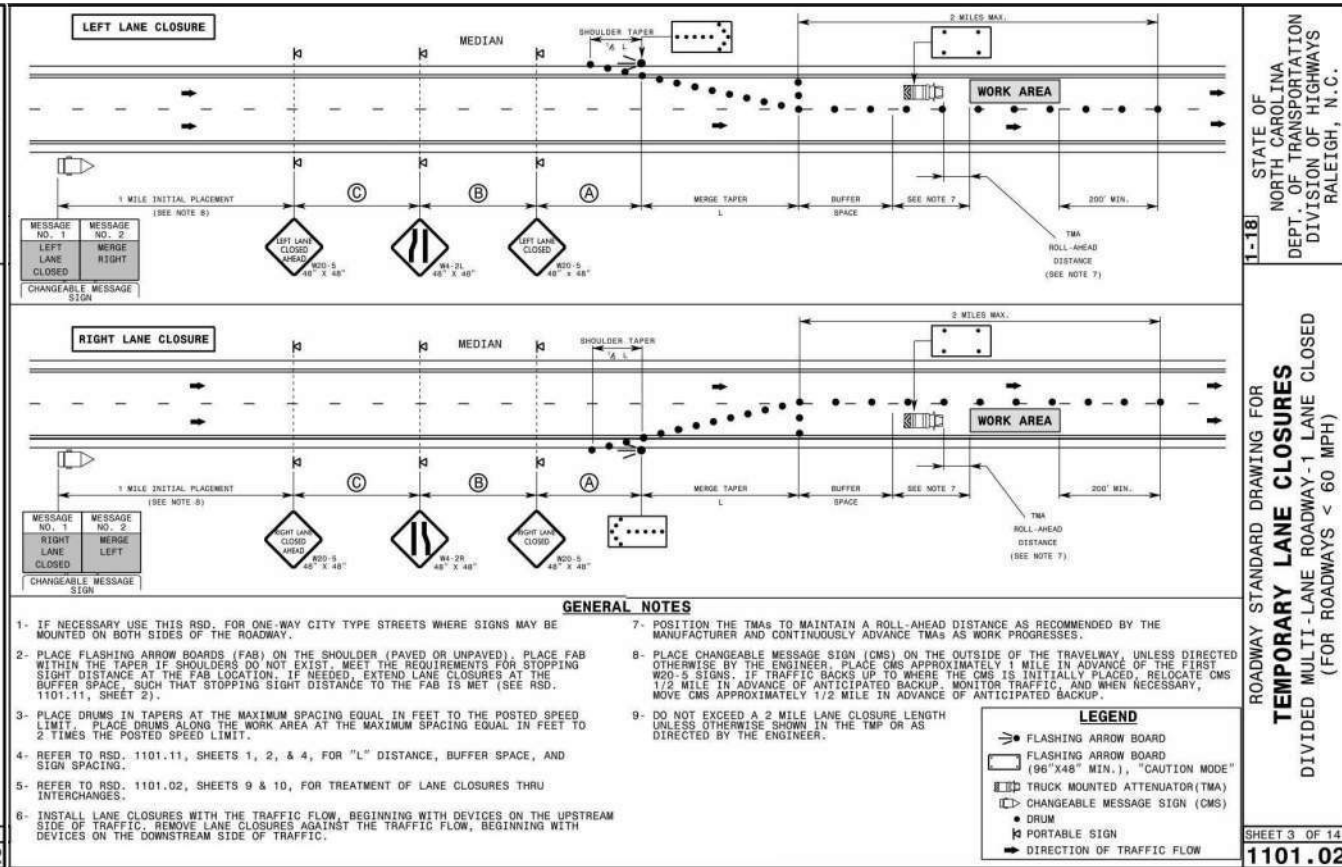
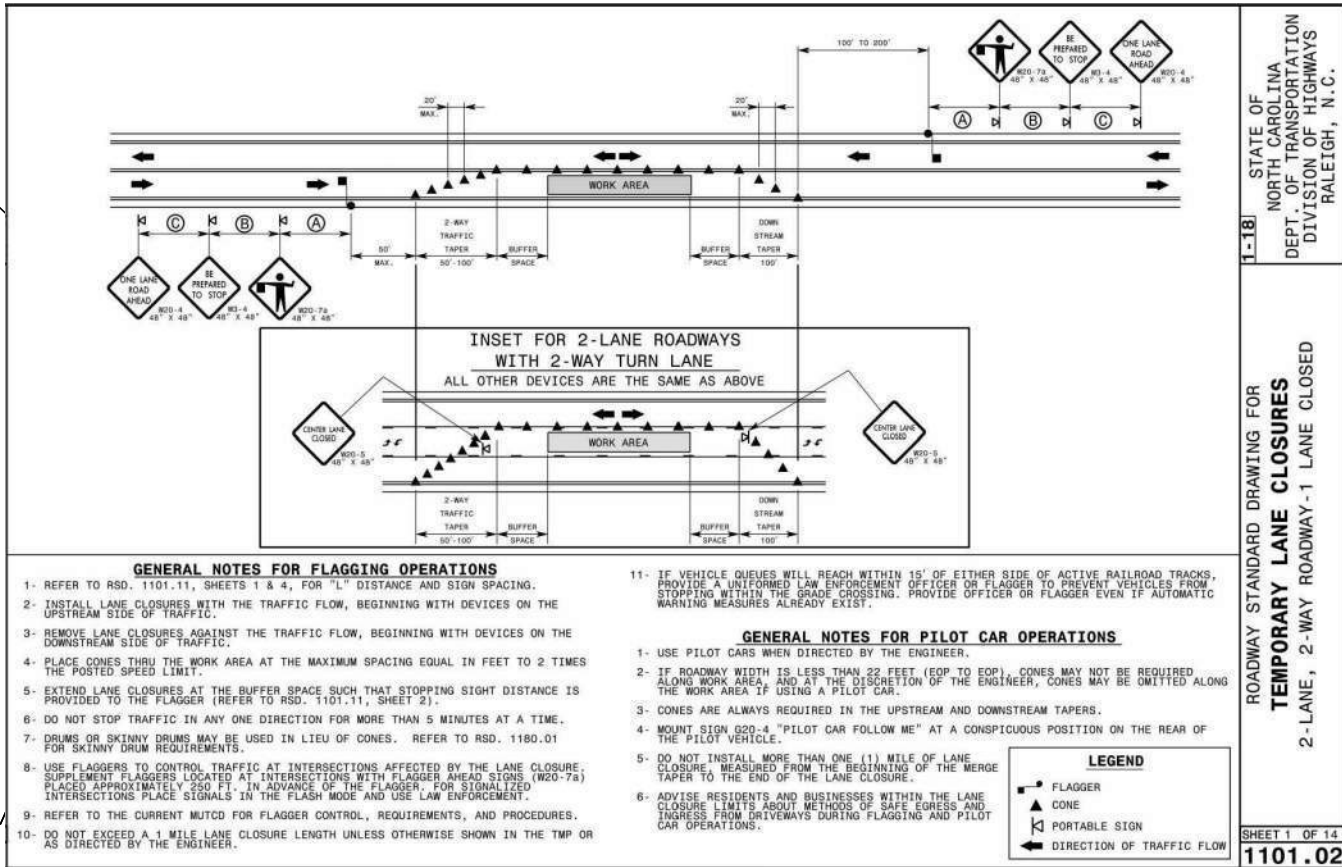
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N/F
CLIFTON M. AND MIRIAM K. NIXON
PIN: 977660339
1715 SMITH LEVEL ROAD
PB 4, PG 23
DB 4393, PG 332

N/F
GORDON N. MITCHELL
PIN: 9776681250
1930 US 15-501 SOUTH
PB 4, PG 23
DB 269, PG 1043



CONSTRUCTION MANAGEMENT NOTES:

- ALL LARGE TRUCKS AS RELATED TO VEHICULAR CONSTRUCTION TRAFFIC SHALL ENTER/LEAVE THE SITE THROUGH THE TEMPORARY CONSTRUCTION ENTRANCES & EXITS AS SHOWN ON THIS PLAN UNLESS OTHERWISE NOTED ON THE EROSION CONTROL PLANS. LANE CLOSURES SHALL BE ESTABLISHED AS SHOWN ON THIS PLAN AND CONSTRUCTION PERSONNEL SHALL BE IN ATTENDANCE TO MANAGE AND DIRECT VEHICULAR AND PEDESTRIAN TRAFFIC.
- ENTRANCE AND EXIT GATES SHALL BE CLOSED UNLESS CONSTRUCTION OR DELIVERY VEHICLES ARE ENTERING OR EXITING THE CONSTRUCTION SITE.
- THE CONTRACTOR SHALL PROVIDE WORK ZONE TRAFFIC CONTROL DEVICES IN ACCORDANCE WITH ALL APPLICABLE NCDOT STANDARDS. REFER TO THE TRAFFIC AND PEDESTRIAN CONTROL PLAN FOR SPECIFIC NOTES AND DETAILS.
- NO OPEN BURNING SHALL BE PERMITTED.
- THE APPLICANT SHALL POST A CONSTRUCTION SIGN ON THE DEVELOPMENT SITE THAT LISTS THE FOLLOWING:
 - PROPERTY OWNER'S REPRESENTATIVE & TELEPHONE NUMBER
 - CONTRACTOR'S REPRESENTATIVE & TELEPHONE NUMBER
 - TELEPHONE NUMBER FOR REGULATORY INFO AT TIME OF BUILDING PERMIT
 - SIGN MAY BE A MAXIMUM OF 32 SF AND A MAXIMUM HEIGHT OF 8 FT.
- FENCING AROUND PROJECT SHALL INCLUDE ACCESS GATES WITH A 20-FOOT SWING OR SLIDE MOTION.
- CONSTRUCTION FENCE SHALL BE MODIFIED AS REQUIRED DURING CONSTRUCTION PHASING FOR PEDESTRIAN CIRCULATION.
- PRIOR TO ANY TRAFFIC LANE AND/OR SIDEWALK CLOSURES, THE APPLICANT SHALL CONTACT THE CHAPEL HILL TRAFFIC ENGINEERING OFFICE (919-969-5096 OR 919-969-5100) AT LEAST 5 WORKING DAYS BEFORE THE PROPOSED WORK TO APPLY FOR A LAND CLOSURE PERMIT.
- ROAD CLOSURES ON PUBLIC STREETS WILL BE PERMITTED BETWEEN MUST BE COORDINATED WITH AND APPROVED BY THE TOWN OF CHAPEL HILL.
- TEMPORARY STREET ROAD SIGNS ARE REQUIRED AT EACH STREET INTERSECTION WHEN CONSTRUCTION OF NEW ROADS ALLOWS FOR THE PASSAGE OF VEHICLES. SIGNS SHALL BE OF APPROVED SIZE, WEATHER RESISTANT AND BE MAINTAINED UNTIL REPLACED BY PERMANENT SIGNS.
- CONTRACTOR TO PROVIDE DEDICATED ONSITE PARKING SPACES FOR INSPECTORS AT EACH BUILDING AND NEAR THE JOB TRAILER FOR THE DURATION OF CONSTRUCTION
- ROADS WITH CURB AND GUTTER AND THE FIRST LIFT OF ASPHALT WILL NEED TO BE CONSTRUCTED BEFORE COMBUSTIBLES ARE ON SITE IN ORDER TO MEET REQUIREMENTS FROM FIRE CODE, STORMWATER, AND OWASA. HYDRANTS SHALL BE ACTIVE IN THE AREAS FOR CONSTRUCTION.
- CONSTRUCTION OPERATIONS FROM 7:00 AM TO 9:00 PM ON WEEKDAYS AND 8:00 AM TO 9:00 PM ON THE WEEKENDS FOR WHICH BUILDING PERMITS HAVE BEEN ISSUED, OR CONSTRUCTION OPERATIONS NOT REQUIRING PERMITS DUE TO OWNERSHIP OF THE PROJECT BY AN AGENCY OF GOVERNMENT, PROVIDING ALL EQUIPMENT IS OPERATED IN ACCORD WITH THE MANUFACTURER'S SPECIFICATIONS, AND WITH ALL STANDARD EQUIPMENT, AND WITH MANUFACTURER'S MUFFLERS AND NOISE-REDUCING EQUIPMENT IN USE, AND IN PROPER OPERATING CONDITION.
- CONSTRUCTION PARKING IN RESIDENTIAL NEIGHBORHOODS IS PROHIBITED.



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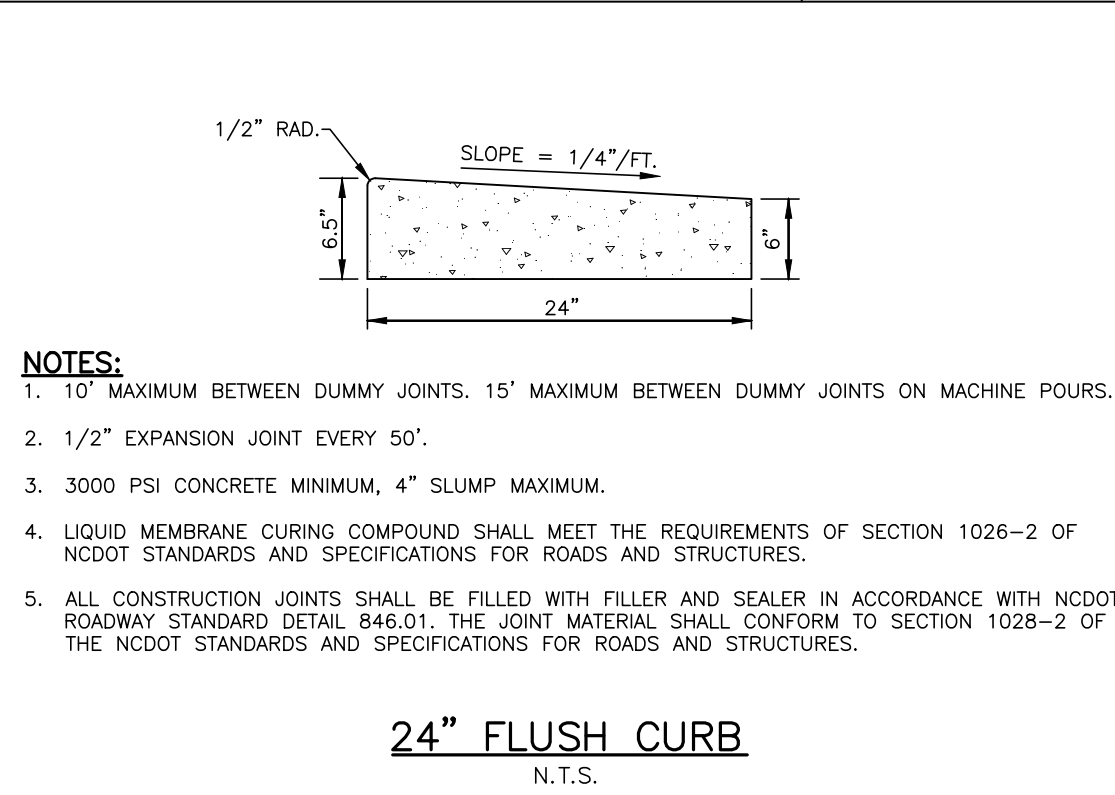
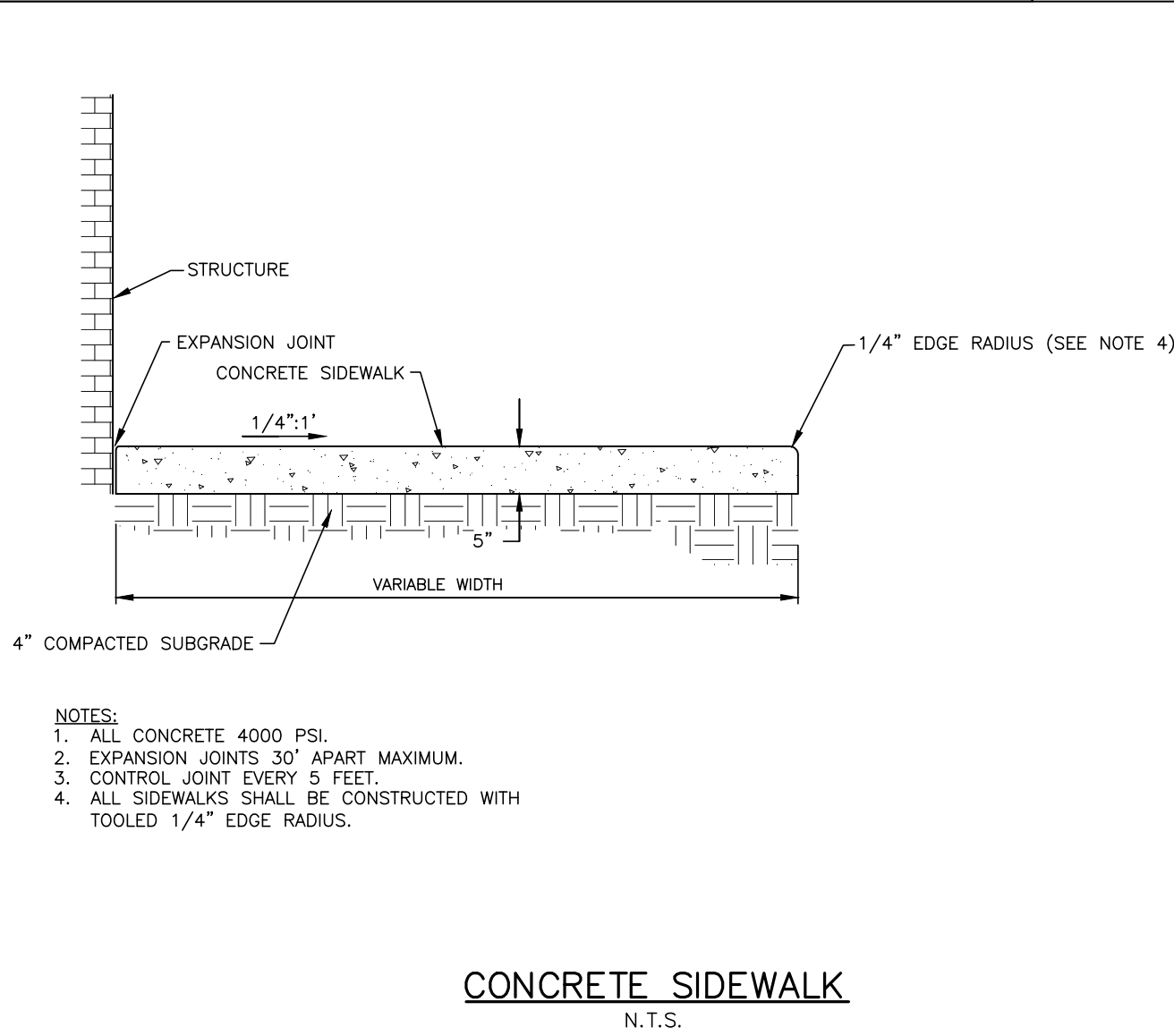
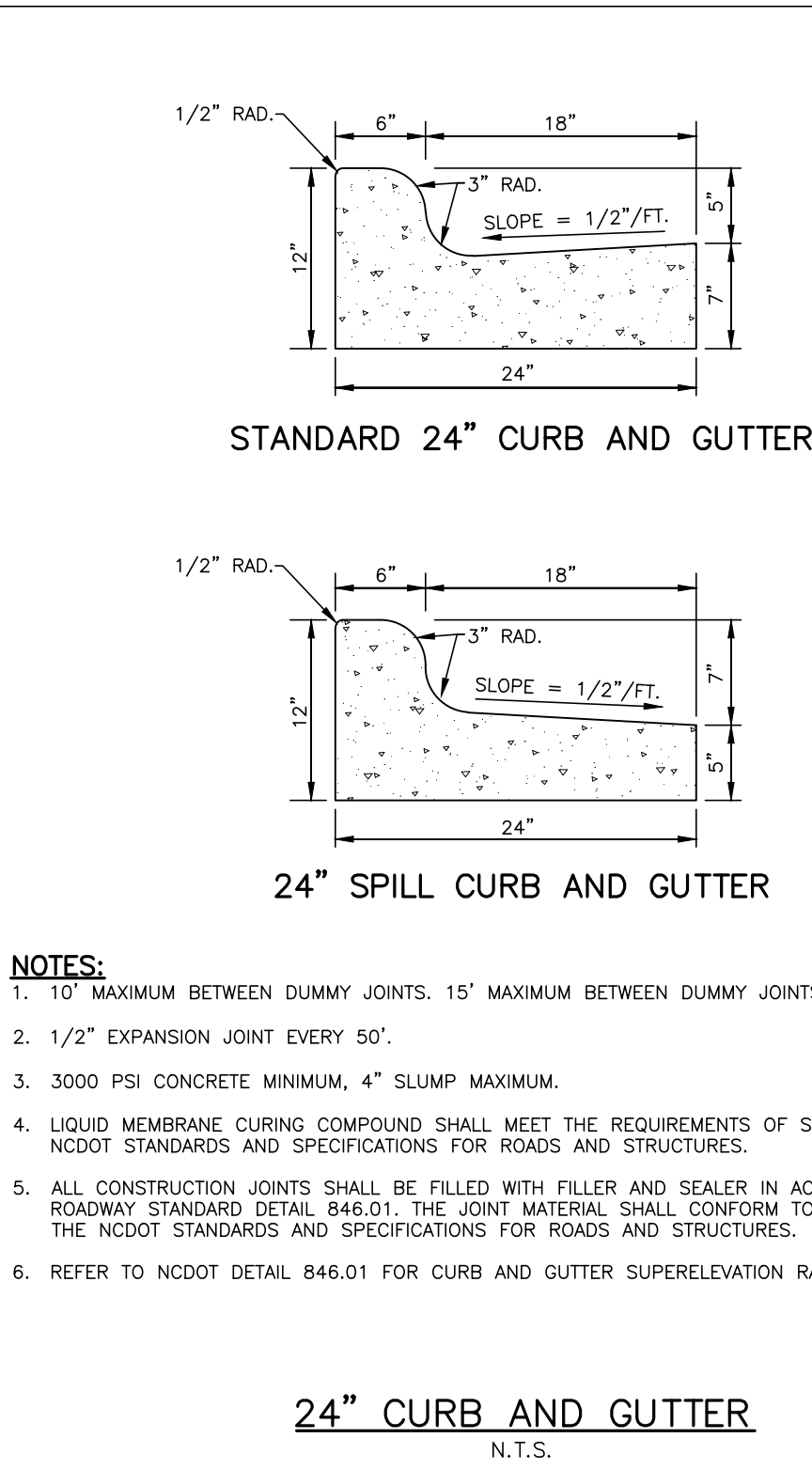
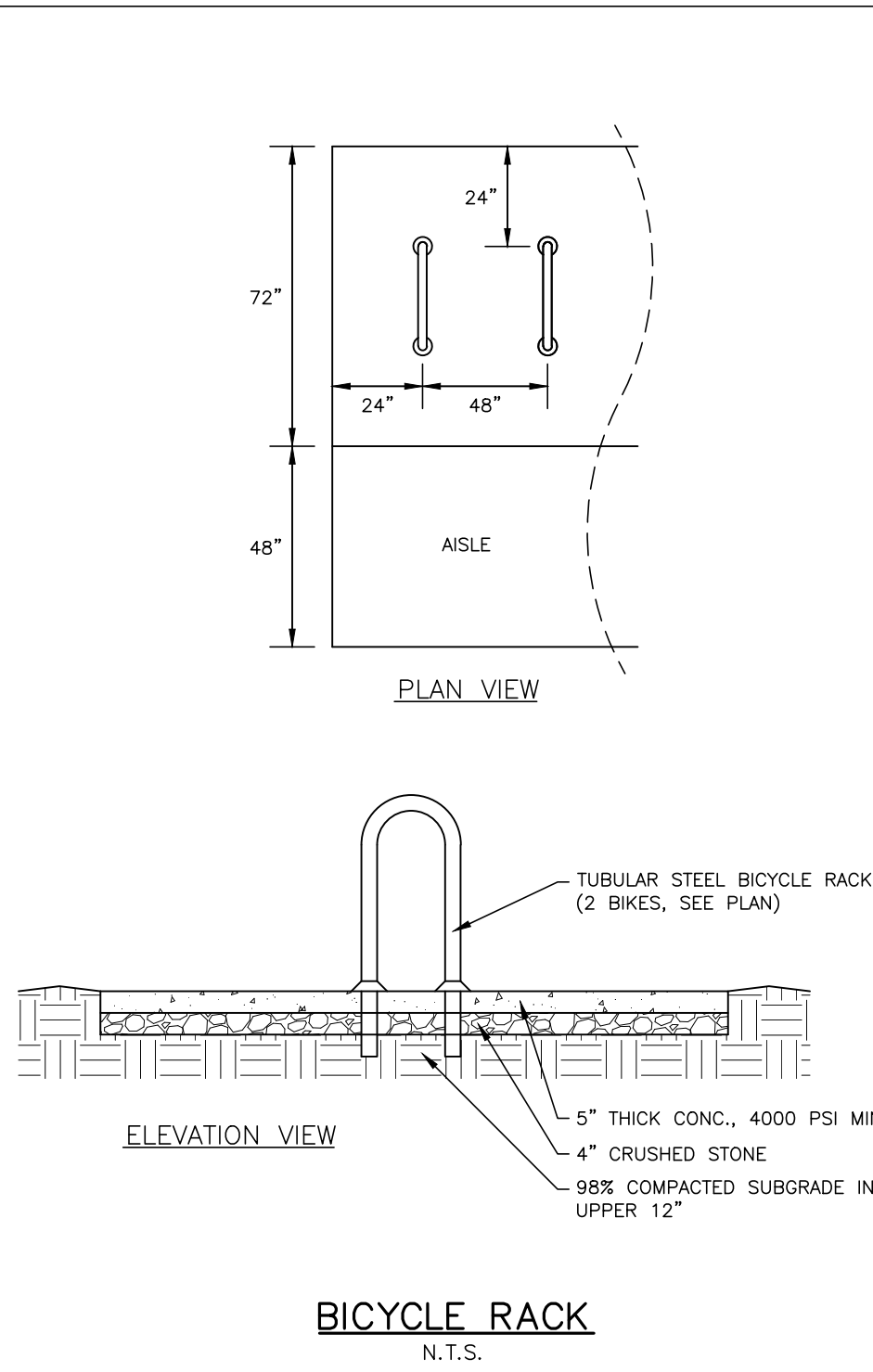
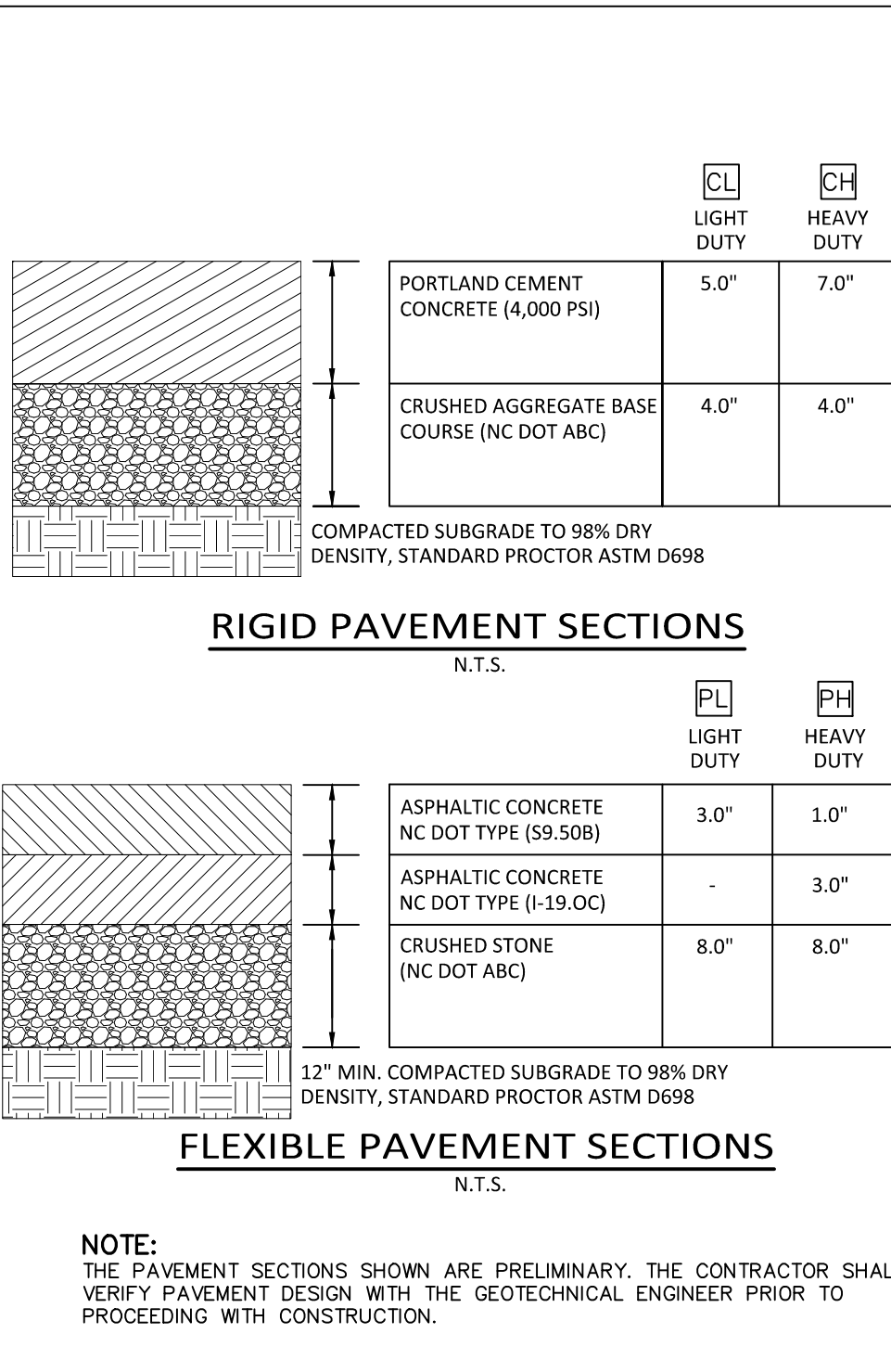
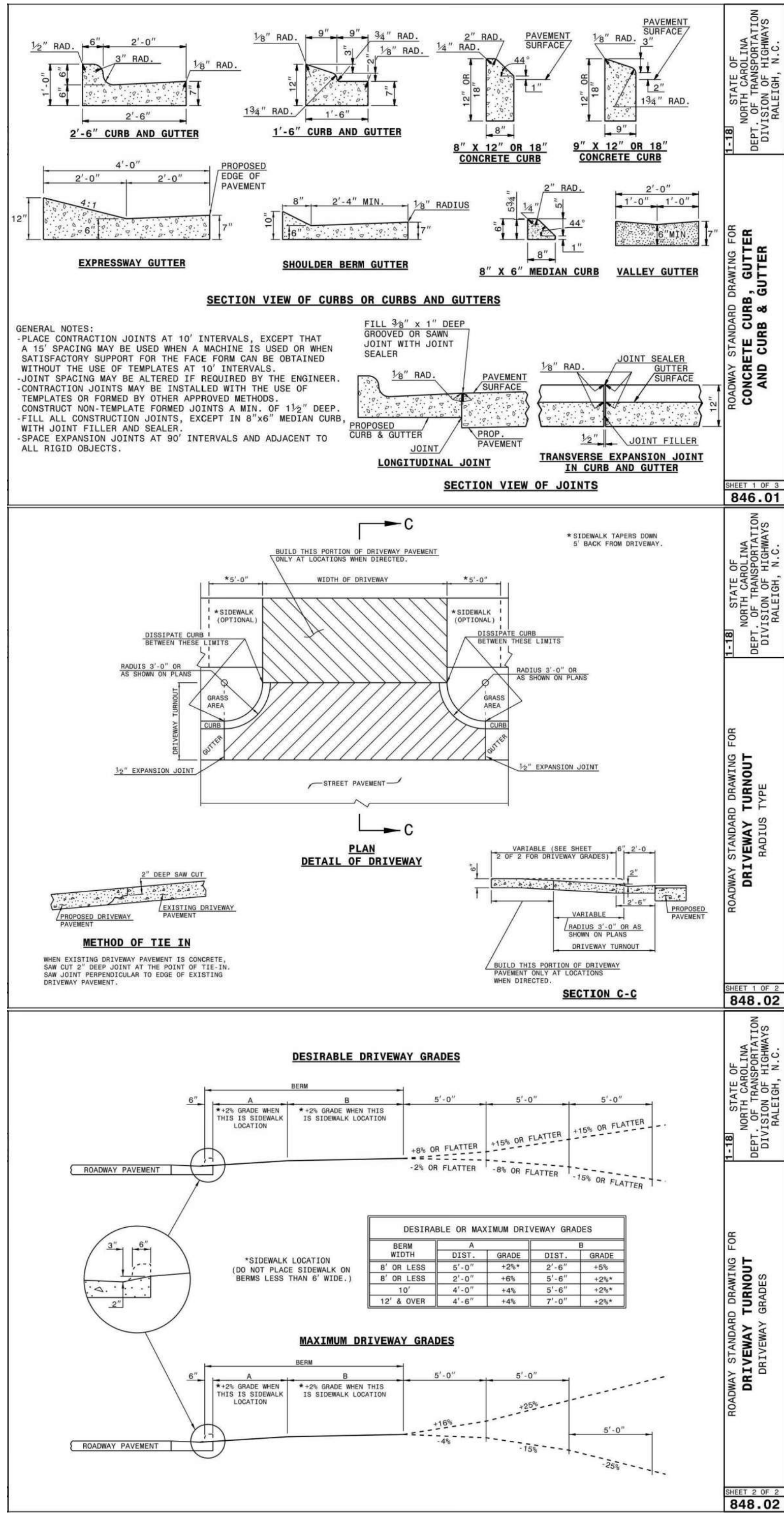
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FILENAME RFM21002-CM1
CHECKED BY SJC
DRAWN BY WHM
SCALE 1" = 20'
DATE 09.23.2022

SHEET

CONSTRUCTION
MANAGEMENT PLAN

C7.00

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FILENAME	RFM21002-D1
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SCALE	N/A
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SHEET

SITE DETAILS

C8.00

SEE SHEET C0.00 FOR ALL PROJECT, SITE, GRADING, STORM DRAINAGE AND UTILITY NOTES

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT TOWN OF CHAPEL HILL, NCDOT, OWASA, AND ORANGE COUNTY ENGINEERING DESIGN AND CONSTRUCTION STANDARDS



McAdams

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STARPOINT - REFUEL MARKET
CONDITIONAL ZONING PERMIT
1950 US HWY 15-501 N
CHAPEL HILL, NC 27516



REVISIONS

NO.	DATE	REVISION
12.13.2022	REVISED PER 1ST CZP COMMENTS	
03.24.2023	REVISED PER 2ND CZP COMMENTS	

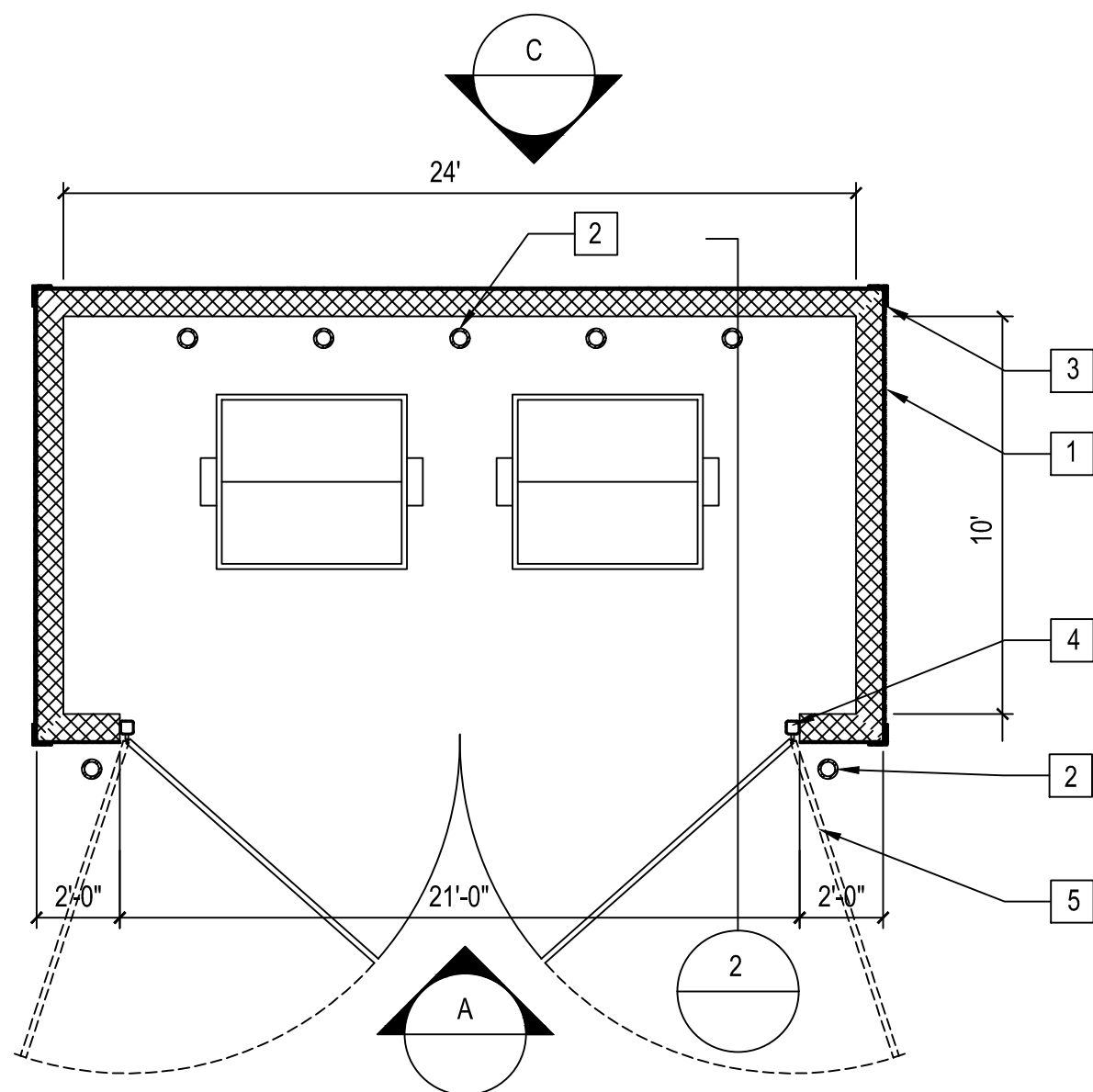
PLAN INFORMATION

PROJECT NO.	RFM-21002
FILENAME	RFM21002-D1
CHECKED BY	SJC
DRAWN BY	WHM
SCALE	N/A
DATE	09. 23. 2022

SHEET

SITE DETAILS

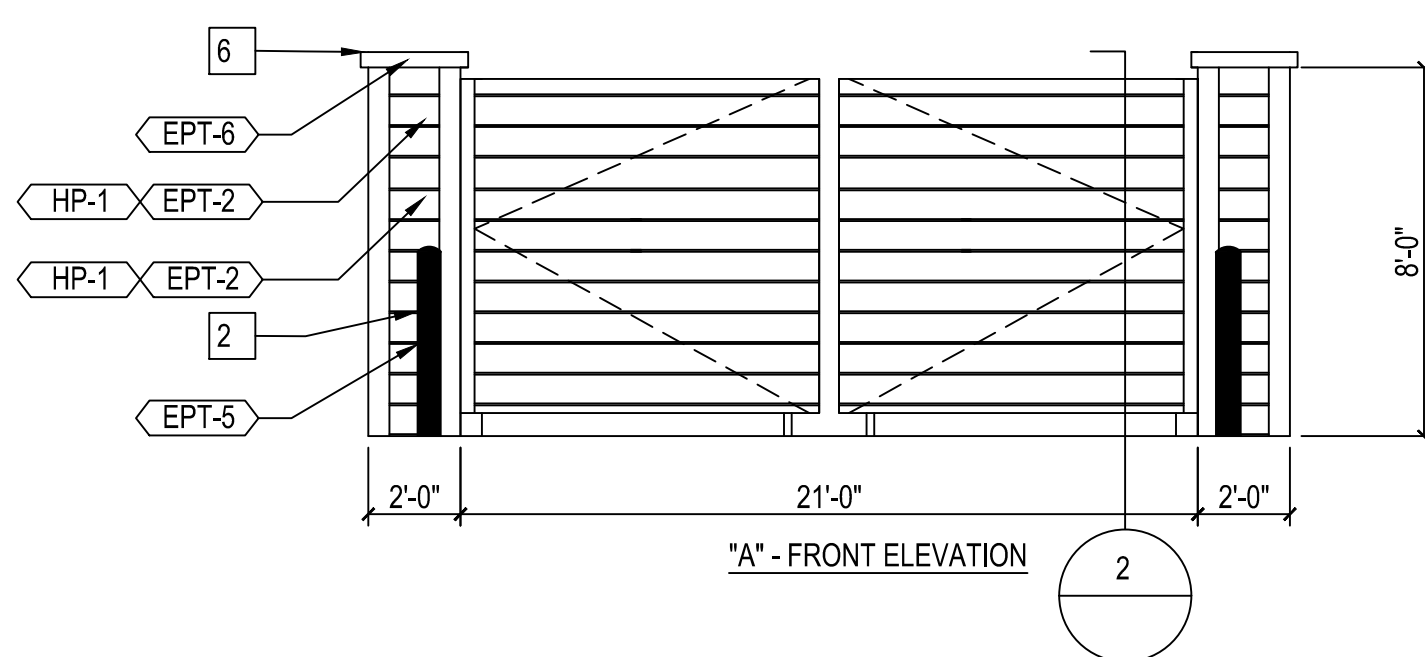
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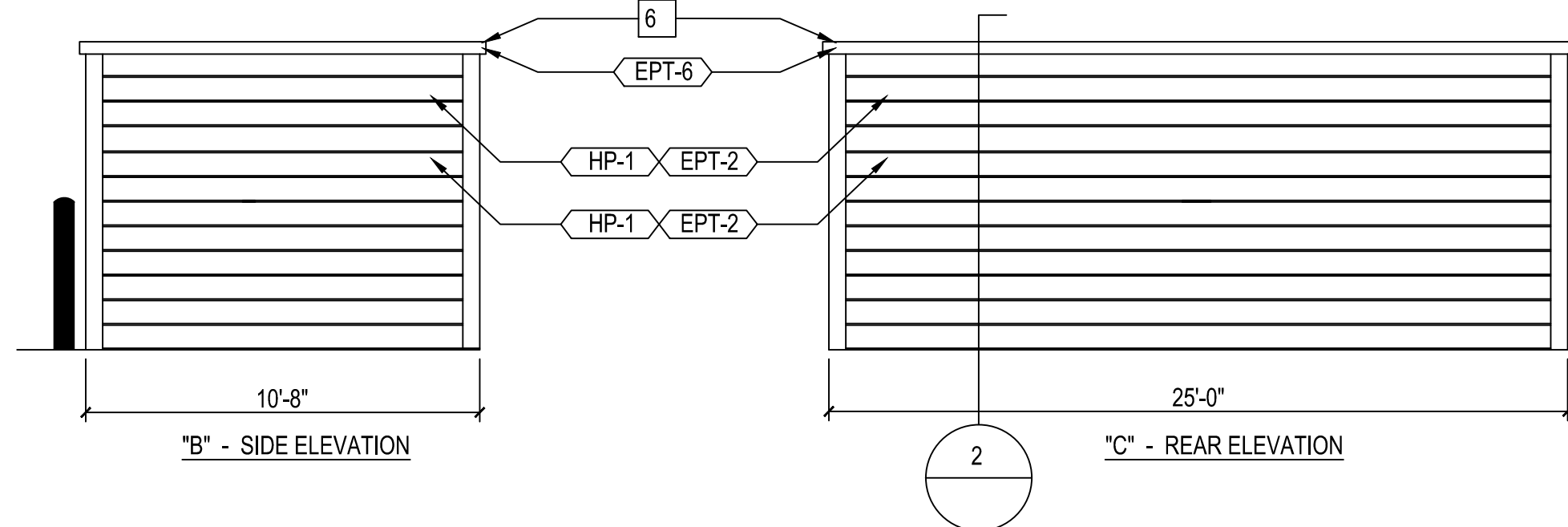
KEY NOTES

- 1 HARDI-PLANK SIDING ATTACHED TO 8" CMU WALL - REFER TO FINISH SCHEDULE.
- 2 6" CONCRETE FILLED BOLLARD. REFER TO STRUCTURAL SHEETS.
- 3 HARDI-TRIM - REFER TO FINISH SCHEDULE.
- 4 5" STEEL TUBE STEEL - SEE DETAIL 2/A-4.2 AND STRUCTURAL SHEETS.
- 5 HARDI-SIDING ATTACHED TO 2X4 FRAMING TO 2" METAL TUBE STEEL. SEE DETAIL 2/A-4.2.
- 6 CONCRETE CAP. REFER SECTION AND STRUCTURAL

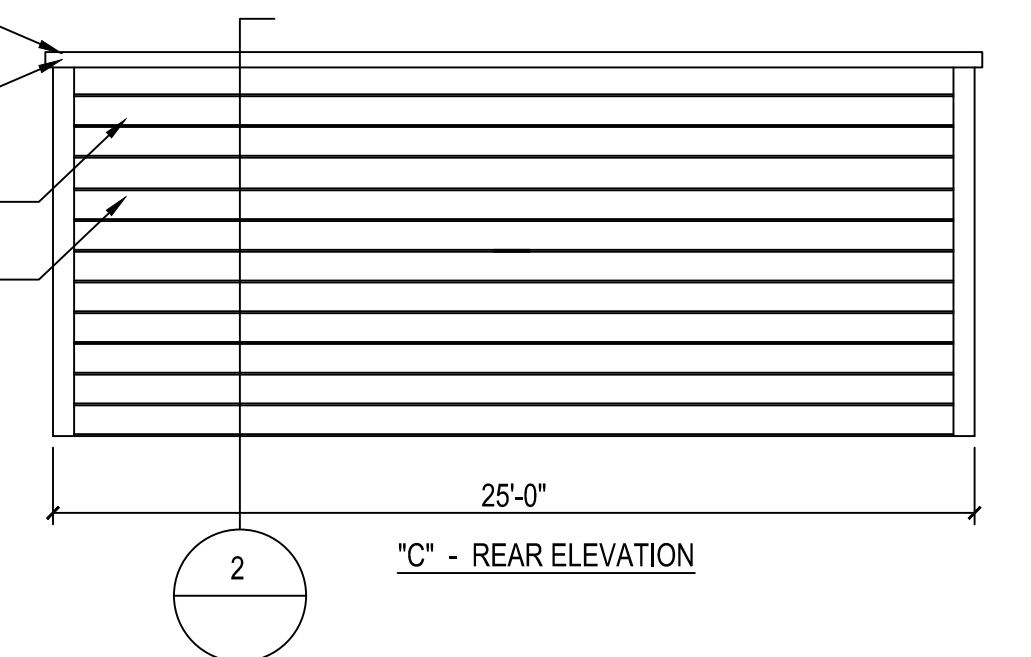
1 DUMPSTER FLOOR PLAN
NOT TO SCALE



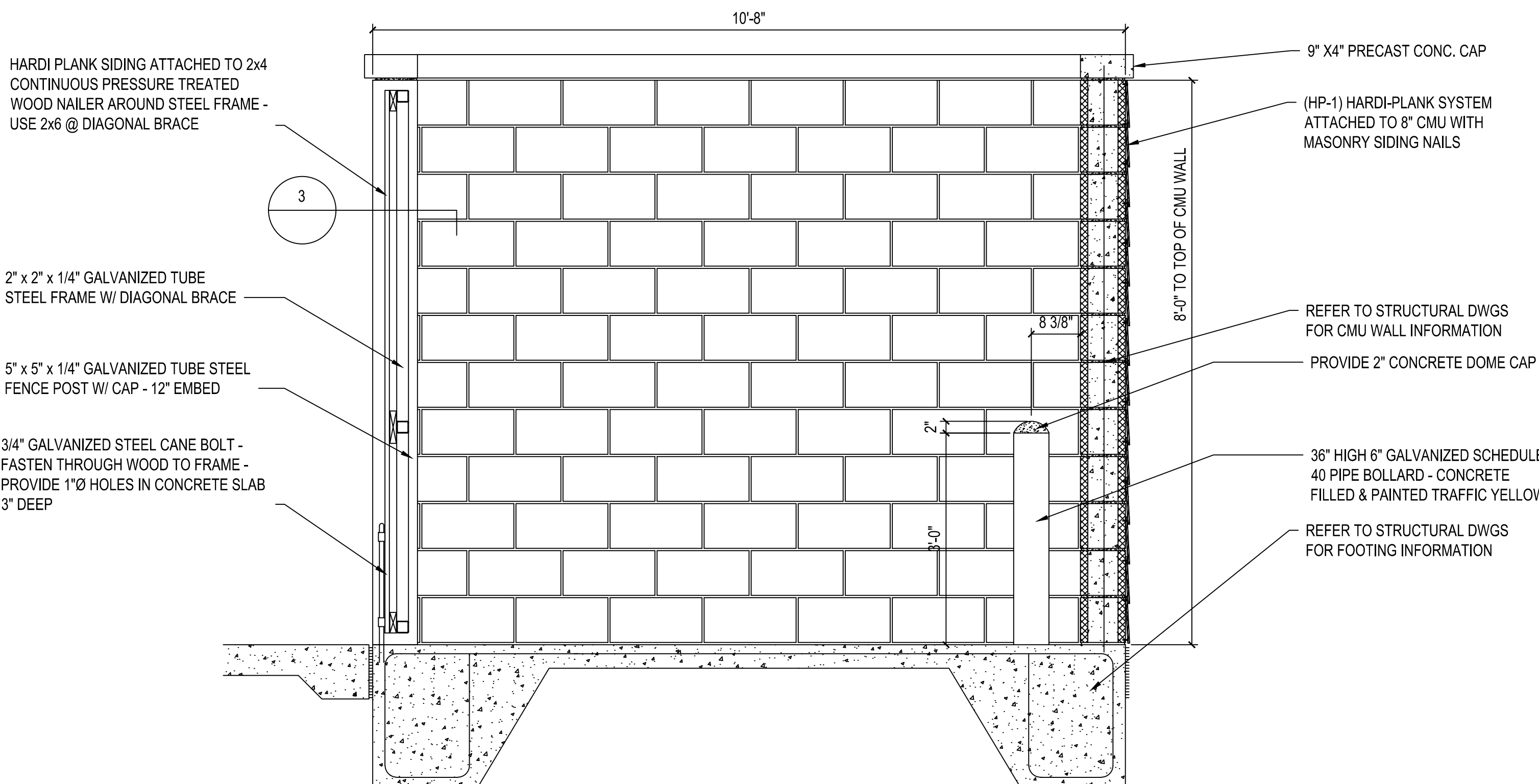
A DUMPSTER ELEVATION
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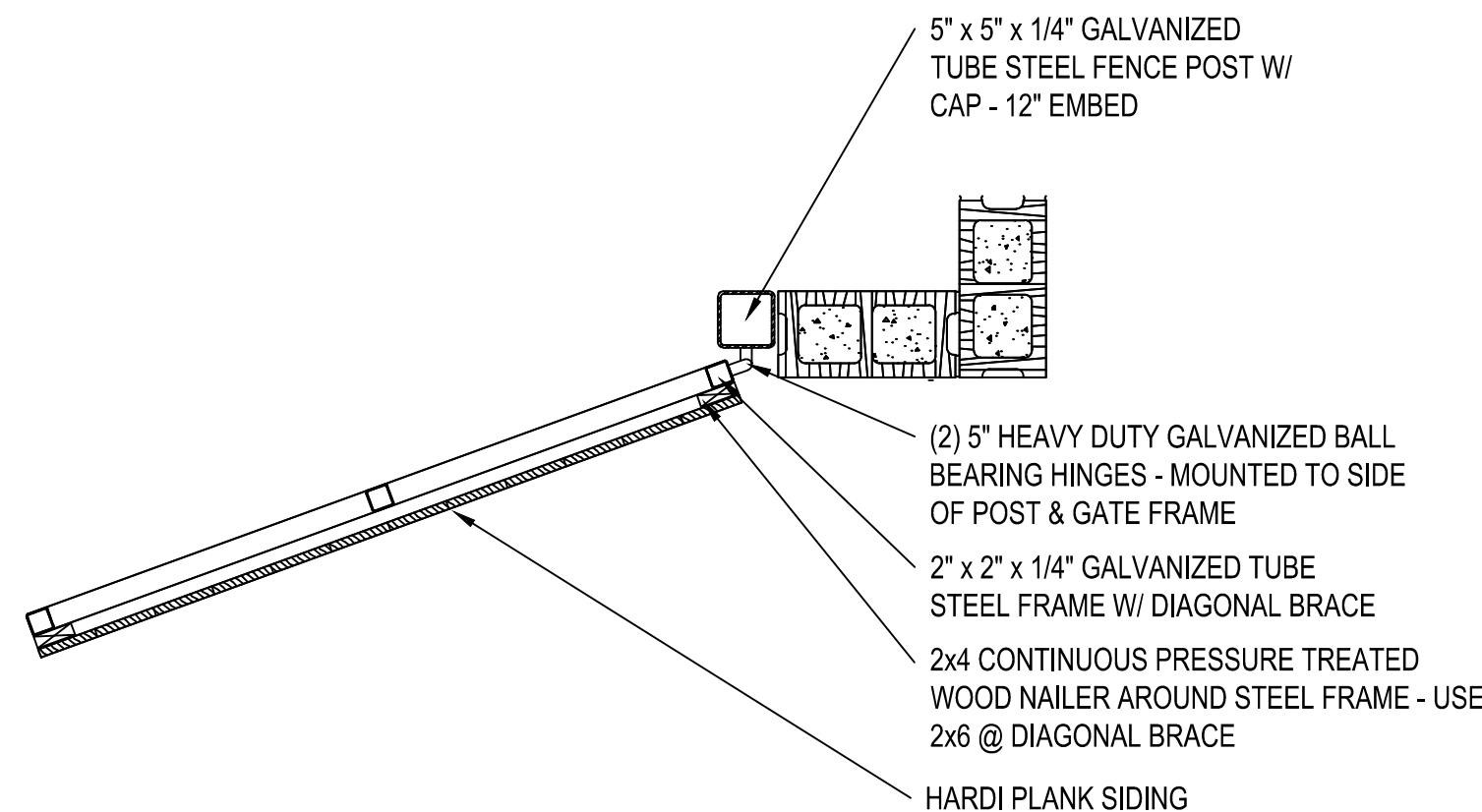
B DUMPSTER ELEVATION
NOT TO SCALE



C DUMPSTER ELEVATION
NOT TO SCALE



2 DUMPSTER WALL SECTION
NOT TO SCALE



3 DUMPSTER WALL SECTION
NOT TO SCALE

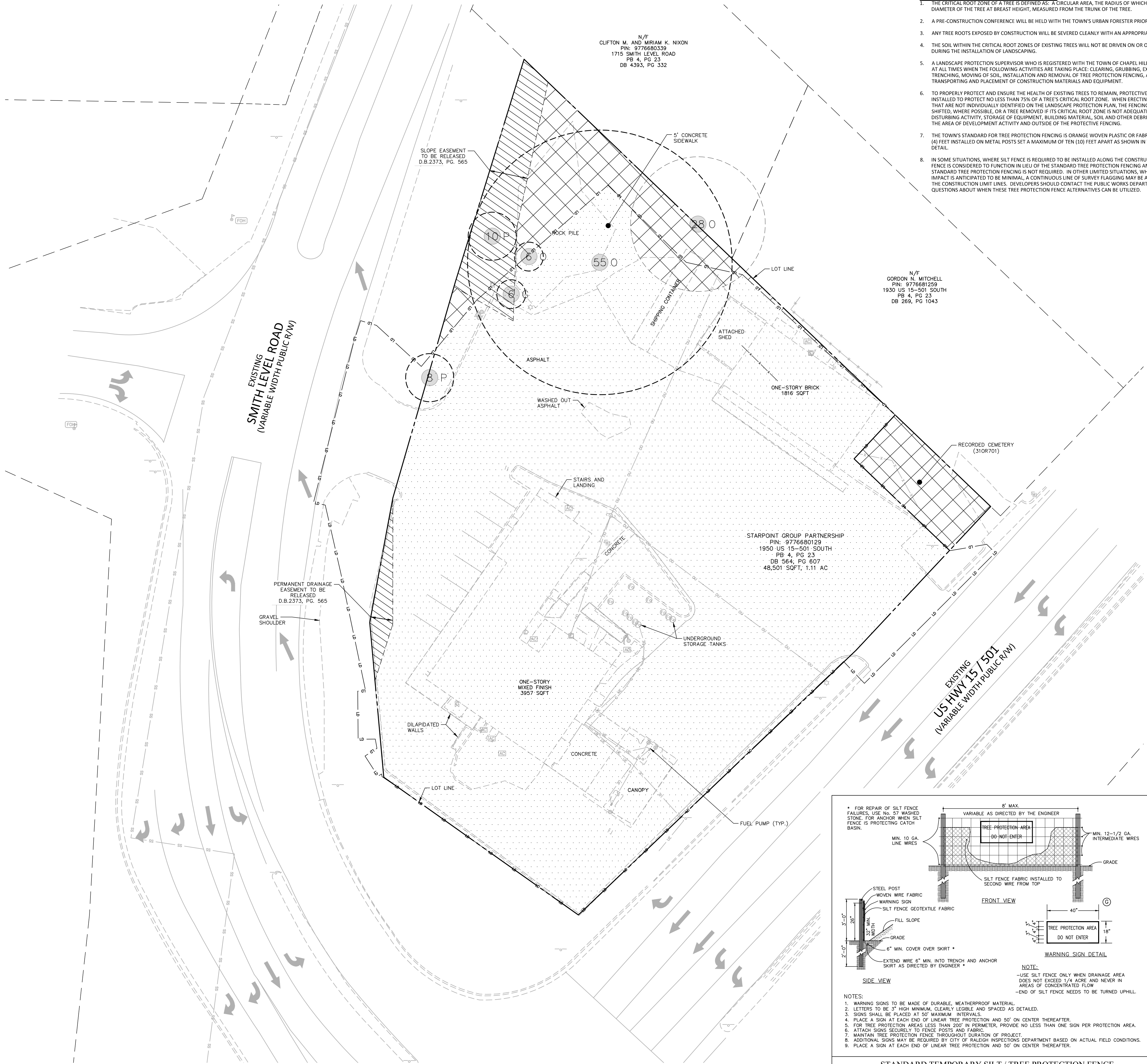
SEE SHEET C0.00 FOR ALL PROJECT, SITE,
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NOTES

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PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

I:\Projects\RFM\RFM21002\04-Production\Engineering\Construction Drawings\Current Drawings\2 - CZP Drawings\RFM21002-D1.dwg, 3/24/2023 3:56:29 PM, John McAdams

I:\Projects\RFM\RFM21002\04-Production\Engineering\Construction Drawings\Current Drawings\12 - CDP Drawings\RFM21002-TC1.dwg, 3/24/2023 3:57:02 PM, White McCullison



TREE PROTECTION NOTES:

1. THE CRITICAL ROOT ZONE OF A TREE IS DEFINED AS: A CIRCULAR AREA, THE RADIUS OF WHICH IS TWELVE (12) TIMES THE DIAMETER OF THE TREE AT BREAST HEIGHT, MEASURED FROM THE TRUNK OF THE TREE.
2. A PRE-CONSTRUCTION CONFERENCE WILL BE HELD WITH THE TOWN'S URBAN FORESTER PRIOR TO BEGINNING SITE WORK.
3. ANY TREE ROOTS EXPOSED BY CONSTRUCTION WILL BE SEVERED CLEANLY WITH AN APPROPRIATE PRUNING TOOL.
4. THE SOIL WITHIN THE CRITICAL ROOT ZONES OF EXISTING TREES WILL NOT BE DRIVEN ON OR OTHERWISE DISTURBED DURING THE INSTALLATION OF LANDSCAPING.
5. A LANDSCAPE PROTECTION SUPERVISOR WHO IS REGISTERED WITH THE TOWN OF CHAPEL HILL WILL BE PRESENT ON SITE AT ALL TIMES WHEN THE FOLLOWING ACTIVITIES ARE TAKING PLACE: CLEARING, GRUBBING, EXCAVATION, GRADING, TRENCHING, MOVING OF SOIL, INSTALLATION AND REMOVAL OF TREE PROTECTION FENCING, AND THE DELIVERY TRANSPORTING AND PLACEMENT OF CONSTRUCTION MATERIALS AND EQUIPMENT.
6. TO PROPERLY PROTECT AND ENSURE THE HEALTH OF EXISTING TREES TO REMAIN, PROTECTIVE FENCING SHOULD BE INSTALLED TO PROTECT NO LESS THAN 75% OF A TREE'S CRITICAL ROOT ZONE. WHEN ERECTING FENCING NEAR TREES THAT ARE NOT INDIVIDUALLY IDENTIFIED ON THE LANDSCAPE PROTECTION PLAN, THE FENCING LOCATION SHOULD BE SHIFTED, WHERE POSSIBLE, OR A TREE REMOVED IF ITS CRITICAL ROOT ZONE IS NOT ADEQUATELY PROTECTED. ALL LAND DISTURBING ACTIVITY, STORAGE OF EQUIPMENT, BUILDING MATERIAL, SOIL AND OTHER DEBRIS SHOULD BE KEPT WITHIN THE AREA OF DEVELOPMENT ACTIVITY AND OUTSIDE OF THE PROTECTIVE FENCING.
7. THE TOWN'S STANDARD FOR TREE PROTECTION FENCING IS ORANGE WOVEN PLASTIC OR FABRIC WITH A HEIGHT OF FOUR (4) FEET INSTALLED ON METAL POSTS SET A MAXIMUM OF TEN (10) FEET APART AS SHOWN IN THE FOLLOWING TYPICAL DETAIL.
8. IN SOME SITUATIONS, WHERE SILT FENCE IS REQUIRED TO BE INSTALLED ALONG THE CONSTRUCTION LIMIT LINES, THE SILT FENCE IS CONSIDERED TO FUNCTION IN LIEU OF THE STANDARD TREE PROTECTION FENCING AND THEREFORE THE STANDARD TREE PROTECTION FENCING IS NOT REQUIRED. IN OTHER LIMITED SITUATIONS, WHERE CONSTRUCTION IMPACT IS ANTICIPATED TO BE MINIMAL, A CONTINUOUS LINE OF SURVEY FLAGGING MAY BE ACCEPTABLE TO DELINEATE THE CONSTRUCTION LIMIT LINES. DEVELOPERS SHOULD CONTACT THE PUBLIC WORKS DEPARTMENT IF THERE ARE QUESTIONS ABOUT WHEN THESE TREE PROTECTION FENCE ALTERNATIVES CAN BE UTILIZED.

TREE CANOPY COVERAGE LEGEND

SF/TP SF/TP SILT/TREE PROTECTION FENCE
LD LD LIMITS OF DISTURBANCE

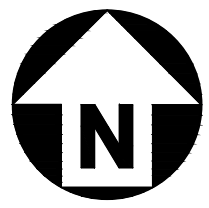
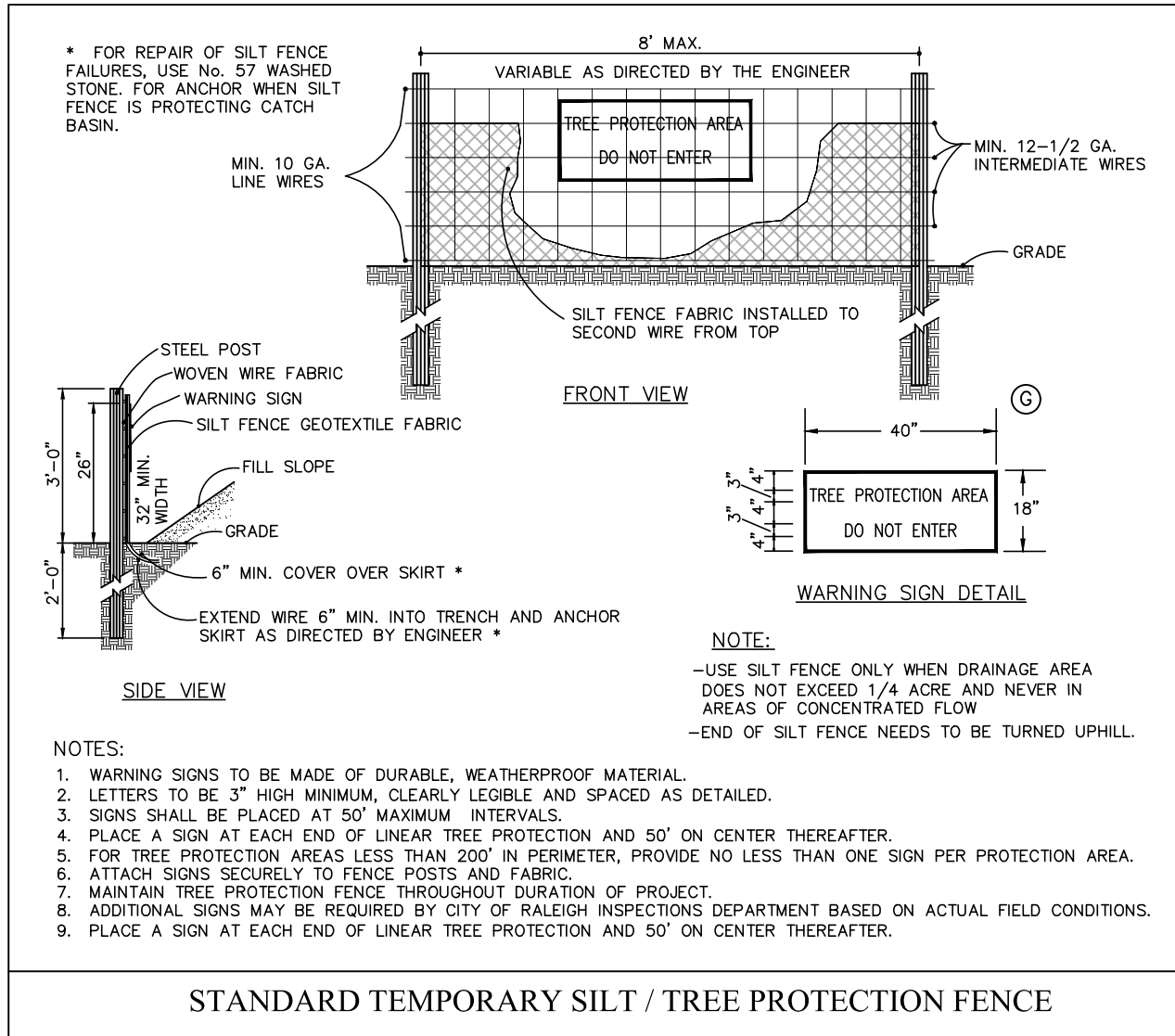
EXISTING CLEARED AREAS (EASEMENTS)	ACREAGE
EXISTING EASEMENTS	0.05 AC
AREAS TO BE CLEARED AND GRADED	
AREA TO BE REMOVED (ONSITE)	0.99 AC
LIMIT OF DISTURBANCE (INCLUDING OFFSITE)	TBD
AREA TO REMAIN	
PRESERVED AREA	0.11 AC

TREE CANOPY COVERAGE

REQUIREMENT: (30% MINIMUM TREE CANOPY COVERAGE OF NET LAND AREA)	
NET LAND AREA	
GROSS LAND AREA:	1.14 ACRES
EXISTING EASEMENTS:	-0.05 ACRES
NET LAND AREA:	1.09 ACRES
30% TREE CANOPY COVERAGE	
NET LAND AREA:	1.09 ACRES
30%:	X0.30
TREE CANOPY COVERAGE REQUIREMENT:	0.33 ACRES
TREE CANOPY COVERAGE DEFICIT	
TREE CANOPY COVERAGE REQUIREMENT:	0.33 ACRES (30.27 %)
EXISTING AREA TO REMAIN:	-0.11 ACRES (6.14 %)
TREE CANOPY COVERAGE DEFICIT:	0.22 ACRES
CANOPY REPLACEMENT CALCULATIONS REQUIREMENT: (ONE LARGE TREE PER 500 SF OF TREE CANOPY COVERAGE DEFICIT)	
TREE CANOPY COVERAGE DEFICIT:	0.22 ACRES (9,583 SF)
LARGE TREE REPLACEMENT REQUIRED:	20 TREES
LARGE TREE REPLACEMENT PROVIDED:	23 TREES (SEE SHEET L5.00)

LANDSCAPE NOTES:

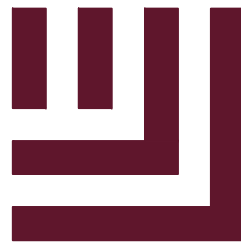
1. TREE CANOPY CALCULATIONS ARE SUBJECT TO CHANGE, FINAL TREE REPLACEMENT REQUIREMENT TO BE DETERMINED WITH FINAL SIGNED PLANS.
2. TREE REPLACEMENT TO BE PROVIDED VIA TREE PLANTING, RESERVE AREA, PAYMENT-IN-LIEU, OR A COMBINATION OF THOSE OPTIONS.
3. A LANDSCAPE PROTECTION SUPERVISOR WHO IS REGISTERED WITH THE TOWN OF CHAPEL HILL WILL BE PRESENT ON SITE AT ALL TIMES WHEN THE FOLLOWING ACTIVITIES ARE TAKING PLACE: CLEARING, GRUBBING, EXCAVATION, GRADING, TRENCHING, MOVING OF SOIL, INSTALLATION AND REMOVAL OF TREE PROTECTION FENCING, AND THE DELIVERY TRANSPORTING AND PLACEMENT OF CONSTRUCTION MATERIALS AND EQUIPMENT.
4. PRIOR TO ANY SITE DISTURBANCE A TREE PROTECTION SEMINAR MUST BE ATTENDED BY THE CONTRACTOR W/ THE TOWN'S URBAN FORESTER. PLEASE CALL ADAM NICHOLSON AT 919.969.5006 FOR DETAILS.
5. ALL INVASIVE AND UNHEALTHY PLANT MATERIAL TO BE REMOVED FROM THE BUFFERS AND PRESERVED AREA. CONTRACTOR TO ENSURE NO DAMAGE IS DONE TO EXISTING HEALTHY PLANT MATERIAL. ANY DAMAGED HEALTHY PLANT MATERIAL THAT REQUIRES REMOVAL SHALL BE REPLACED.



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PLAN INFORMATION

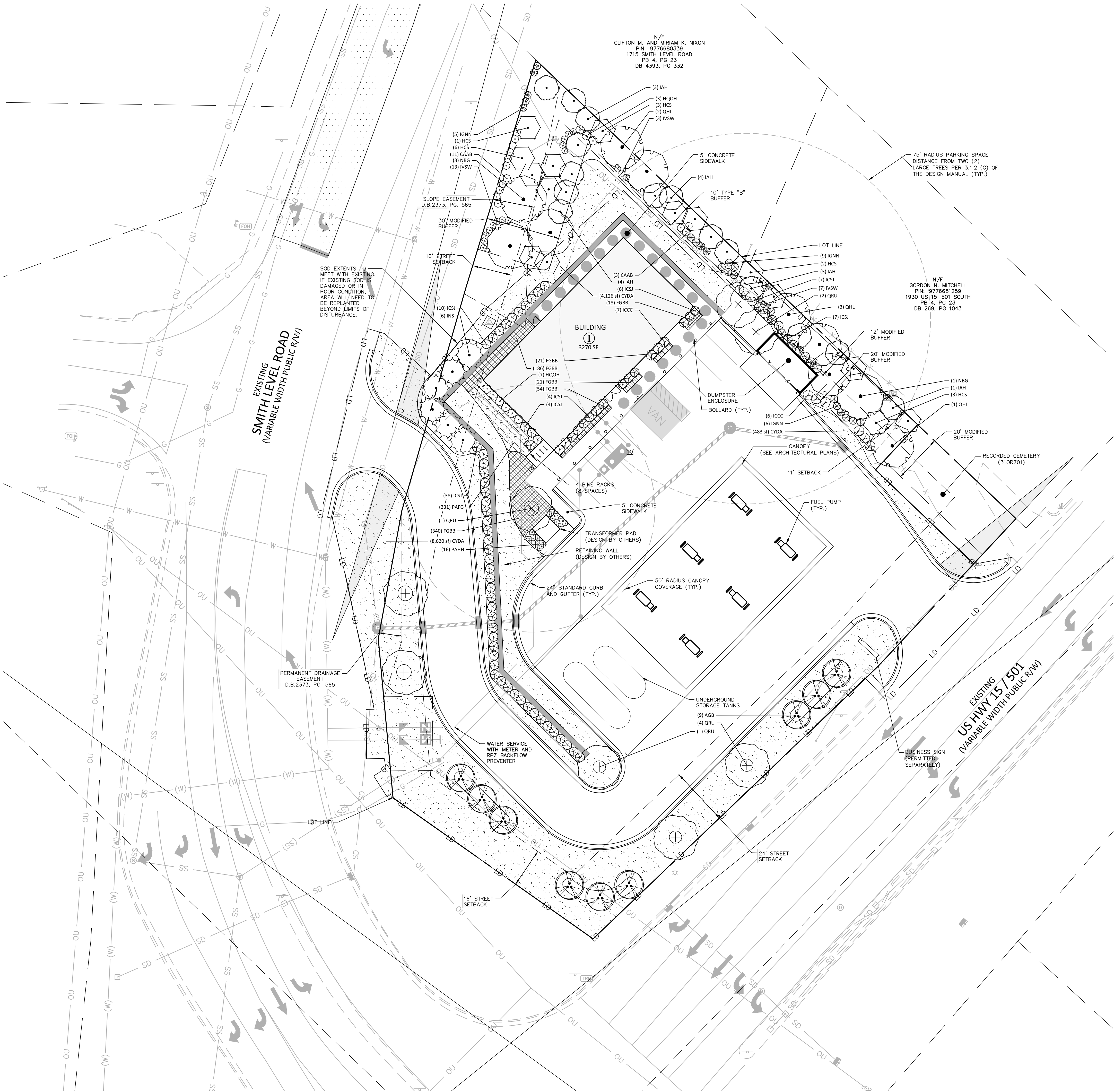
PROJECT NO.	RFM-21002
FILENAME	RFM21002-TC1
CHECKED BY	JAD
DRAWN BY	CTM
SCALE	1" = 20'
DATE	09.23.2022

SHEET

LANDSCAPE PROTECTION
& TREE COVERAGE PLAN

L1.00

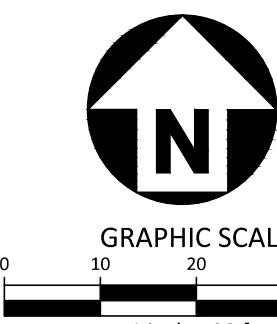
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SITE LEGEND	
	SIGNAGE
	YARD LIGHTS
	LIGHT POLE
	POWER POLE
	TRAFFIC DIRECTIONAL ARROW
	ACCESSIBLE PARKING STALL
	VAN ACCESSIBLE PARKING STALL
	PARKING SPACE COUNT
	ACCESSIBLE RAMPS
	TYPE A
	TYPE B
	TYPE C
	ACCESSIBLE ROUTE
	PHASE LINE
	PROPERTY LINE
	RIGHT-OF-WAY LINE
	LOT LINE
	EASEMENT LINE
	CENTERLINE

PLANT_SCHEDULE_OVERALL_LANDSCAPE_PLAN

LARGE TREES		CODE	QTY	COMMON NAME	BOTANICAL NAME
		NBG	4	Black Gum	Nyssa sylvatica
		QHL	6	Laurel Oak	Quercus hemisphaerica
		QRU	8	Red Oak	Quercus rubra
SMALL TREES		CODE	QTY	COMMON NAME	BOTANICAL NAME
		HCS	15	Silverbell	Halesia carolina
		IAH	15	American Holly	Ilex opaca
		INS	6	Nellie Stevens Holly	Ilex x 'Nellie R Stevens'
UNDERSTORY TREES		CODE	QTY	COMMON NAME	BOTANICAL NAME
		AGB	9	'Autumn Brilliance' Serviceberry	Amelanchier x grandiflora 'Autumn Brilliance'
SHRUBS		CODE	QTY	COMMON NAME	BOTANICAL NAME
		CAAB	14	American Beautyberry	Callicarpa americana
		HQOH	10	Oakleaf Hydrangea	Hydrangea quercifolia
		ICCC	13	Carissa Holly	Ilex cornuta 'Carissa'
		ICSJ	76	Steeds Japanese Holly	Ilex crenata 'Steeds'
		IGNN	20	Nigra Inkberry	Ilex glabra 'Nigra'
		IVSW	23	Virginia Sweetspire	Itea virginica
GRASSES		CODE	QTY	COMMON NAME	BOTANICAL NAME
		PAHH	16	Hamel Dwarf Fountain Grass	Pennisetum alopecuroides 'Hamel'
GROUND COVERS		CODE	QTY	COMMON NAME	BOTANICAL NAME
		CYDA	13,427 sf	Bermuda Sod	Cynodon dactylon
		FGBB	640	Beyond Blue Fescue	Festuca glauca 'Beyond Blue'
		PAFG	231	Cassian Fountain Grass	Pennisetum alopecuroides 'Cassian'



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PLAN INFORMATION	
PROJECT NO.	RFM-21002
FILENAME	RFM21002-LS1
CHECKED BY	JAD
DRAWN BY	CMXY
SCALE	1" = 20'
DATE	09.23.2022

SHEET

LANDSCAPE PLAN

L5.00

GENERAL LANDSCAPE NOTES:

1. ALL MATERIALS AND METHODS OF CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE TOWN OF CHAPEL HILL AND THE STATE OF NORTH CAROLINA STANDARDS AND SPECIFICATIONS.
2. CONTRACTOR IS RESPONSIBLE FOR THE SITE INSPECTION BEFORE LANDSCAPE CONSTRUCTION AND INSTALLATION IN ORDER TO BECOME FAMILIAR WITH THE EXISTING CONDITIONS.
3. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES BEFORE BEGINNING DEMOLITION OR INSTALLATION.
4. CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES BETWEEN THE NOTES, SPECIFICATIONS, DRAWINGS OR SITE CONDITIONS FOR RESOLUTION PRIOR TO INSTALLATION.
5. ANY DAMAGE TO UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.
6. THIS PLAN IS FOR PLANTING PURPOSES ONLY. FOR INFORMATION REGARDING BUILDINGS, GRADING, WALLS, ETC., REFER TO ARCHITECTURE, SITE AND GRADING PLANS.
7. VERIFICATION OF TOTAL PLANT QUANTITIES AS SHOWN IN THE PLANT SCHEDULE SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT.
8. CONTRACTOR TO ENSURE PROPER STABILIZATION AND SEEDING OF THE SITE IN ACCORDANCE WITH APPLICABLE REGULATIONS.
9. LANDSCAPE MATERIAL SHALL BE WELL FORMED, VIGOROUS, GROWING SPECIMENS WITH GROWTH TYPICAL OF VARIETIES SPECIFIED AND SHALL BE FREE FROM DAMAGE, INSECTS AND DISEASES. MATERIAL SHALL EQUAL OR SURPASS #1 QUALITY AS DEFINED IN THE CURRENT ISSUE OF "AMERICAN STANDARD FOR NURSERY STOCK" AS PUBLISHED BY THE AMERICAN NURSERY & LANDSCAPE ASSOCIATION.
10. ALL PLANT MATERIAL IS TO BE CAREFULLY HANDLED BY THE ROOT BALL, NOT THE TRUNK, BRANCHES AND/OR FOLIAGE OF THE PLANT. MISHANDLED PLANT MATERIAL MAY BE REJECTED BY THE LANDSCAPE ARCHITECT.
11. ALL PLANT MATERIAL IS TO BE WELL ROOTED, NOT ROOT BOUND, SUCH THAT THE ROOT BALL REMAINS INTACT THROUGHOUT THE PLANTING PROCESS. DEFICIENT PLANT MATERIAL MAY BE REJECTED BY THE LANDSCAPE ARCHITECT OR OWNER.
12. ALL PLANTS TO BE A MINIMUM OF WHAT IS SPECIFIED IN THE PLANT SCHEDULE. ANY CHANGES OR SUBSTITUTIONS SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT AND GOVERNING JURISDICTION PRIOR TO ANY HOLE BEING DUG.
13. CONTRACTOR TO COORDINATE WITH OWNER'S REPRESENTATIVE AND LANDSCAPE ARCHITECT TO ESTABLISH THE EXTENTS OF MULCH/SEED/SOD IF NOT SPECIFICALLY SHOWN ON PLANS.
14. CONTRACTOR SHALL PROVIDE POSITIVE DRAINAGE IN ALL PLANTING AREAS.
15. PROPOSED TREES TO BE PLANTED A MINIMUM 10 FEET FROM ANY LIGHT POLE AS MEASURED FROM TRUNK OF THE TREE TO THE POLE.
16. PROPOSED TREES TO BE PLANTED A MINIMUM 5 FEET FROM ANY FIRE HYDRANT AS MEASURED FROM TRUNK OF THE TREE TO THE HYDRANT.
17. CONTRACTOR SHALL COMPLETE SOIL TEST IN ALL PLANTING AREAS TO DETERMINE SOIL AMENDMENT REQUIREMENTS UNLESS WAIVED BY OWNER'S REPRESENTATIVE. CONTRACTOR SHALL ADJUST PH AND FERTILITY BASED UPON THE SOIL TEST RESULTS.
18. TOPSOIL SHALL BE FREE OF MATERIAL LARGER THAN 1.0 INCH IN DIAMETER OR LENGTH AND SHALL NOT CONTAIN SLAG, CINDERS, STONES, LUMPS OF SOIL, STICKS, ROOTS, TRASH, OR OTHER EXTRANEIOUS MATERIAL.
19. LOOSEN SUBGRADE / SURFACE SOIL TO A MINIMUM DEPTH OF 6 INCHES. APPLY SOIL AMENDMENTS AND FERTILIZERS AS REQUIRED BY THE SOIL TEST RESULTS TO ACHIEVE A HEALTHY GROWING MEDIA AND MIX THOROUGHLY INTO TOP 4 INCHES OF SOIL. SPREAD PLANTING SOIL MIX TO A DEPTH OF 6 INCHES BUT NOT LESS THAN REQUIRED TO MEET FINISH GRADES AFTER NATURAL SETTLEMENT. DO NOT SPREAD IF PLANTING SOIL OR SUBGRADE IS FROZEN, MUDDY, OR EXCESSIVELY WET.
20. IF IMPORTED TOPSOIL IS REQUIRED, THE SUBGRADE SHALL BE SCARIFIED OR TILLED TO A DEPTH OF AT LEAST 6 INCHES PRIOR TO INSTALLATION OF IMPORTED TOPSOIL, FOLLOWING INSTALLATION OF IMPORTED TOPSOIL, THE TOPSOIL SHALL BE TILLED TO INTEGRATE THE SOIL PROFILES.
21. PLANT MATERIALS ARE TO BE GUARANTEED FOR A PERIOD OF 12 MONTHS. PLANT MATERIALS WHICH REMAIN UNHEALTHY WILL BE REPLACED BY THE LANDSCAPE CONTRACTOR BEFORE THE EXPIRATION OF THE GUARANTEE PERIOD OR IMMEDIATELY IF SO DIRECTED BY THE OWNER'S REPRESENTATIVE OR LANDSCAPE ARCHITECT.
22. ALL TREE PLANTINGS SHALL BE MULCHED TO A DEPTH OF 3 INCHES, AND WITH A MINIMUM 3 FOOT RADIUS FROM BASE OF TREE OR TO DRIPLINE. MULCH SHALL BE FREE OF TRASH AND MAINTAINED WEED FREE. MULCH SHALL NOT COVER THE ROOT FLARE. CONFIRM MULCH SPECIFICATIONS WITH OWNER'S REPRESENTATIVE OR LANDSCAPE ARCHITECT.
23. DO NOT PRUNE TREES AND SHRUBS BEFORE DELIVERY. PROTECT BARK, BRANCHES, AND ROOT SYSTEMS FROM SUN SCALD, DRYING, SWEATING, WHIPPING, AND OTHER HANDLING AND THING DAMAGE. DO NOT BEND OR BIND-TIE TREES OR SHRUBS IN SUCH A MANNER AS TO DESTROY THEIR NATURAL SHAPE. PROVIDE PROTECTIVE COVERING OF EXTERIOR PLANTS DURING DELIVERY. DO NOT DROP EXTERIOR PLANTS DURING DELIVERY AND HANDLING.
24. DELIVER EXTERIOR PLANTS AFTER PREPARATIONS FOR PLANTING HAVE BEEN COMPLETED AND INSTALL IMMEDIATELY. IMMEDIATELY AFTER UNLOADING, STAND THE TREES UP TO REDUCE THE RISK OF SUN SCALD. PROPERLY STAGED TREES ARE STANDING, UNTIED AND SPACED. UNLESS IMMEDIATELY INSTALLED, SET EXTERIOR PLANTS AND TREES IN SHADE, PROTECT FROM WEATHER AND MECHANICAL DAMAGE, AND KEEP ROOTS MOIST.
25. SEE LANDSCAPE DETAILS FOR TREE STAKING REQUIREMENTS.
26. EXCAVATE EDGES OF ALL PLANTING BEDS TO 2 INCH DEPTH TO FORM A NEAT AND CRISP DEFINITION.
27. CONTRACTOR SHALL REMOVE DEBRIS AND FINE GRADE ALL PLANTING AREAS PRIOR TO INSTALLATION.
28. REMOVE GUY WIRES AND STAKES AT END OF WARRANTY PERIOD OR ESTABLISHMENT.
29. FINISH GRADING: GRADE PLANTING AREAS TO A SMOOTH, UNIFORM SURFACE PLANE WITH LOOSE, UNIFORMLY FINE TEXTURE. GRADE TO WITHIN PLUS OR MINUS 1/2 INCH OF FINISH ELEVATION. ROLL AND RAKE, REMOVE RIDGES, AND FILL DEPRESSIONS TO MEET FINISH GRADES. LIMIT FINISHED GRADING TO AREAS THAT CAN BE PLANTED IN THE IMMEDIATE FUTURE.

WARRANTY & MAINTENANCE:

1. WARRANTY: INSTALLER SHALL REPAIR OR REPLACE ANY PLANTINGS THAT FAIL IN MATERIALS, WORKMANSHIP, OR GROWTH WITHIN ONE YEAR AFTER THE DATE OF SUBSTANTIAL COMPLETION. FAILURES INCLUDE, BUT ARE NOT LIMITED TO, THE FOLLOWING:
- DEATH AND UNSATISFACTORY GROWTH, EXCEPT FOR DEFECTS RESULTING FROM LACK OF ADEQUATE MAINTENANCE, NEGLIGENCE, ABUSE BY OWNER, OR INCIDENTS THAT ARE BEYOND CONTRACTOR'S CONTROL.
 - STRUCTURAL FAILURES INCLUDING PLANTINGS FALLING OR BLOWING OVER.
2. MAINTENANCE: INITIAL MAINTENANCE SHALL BE PROVIDED IMMEDIATELY AFTER EACH AREA IS PLANTED AND CONTINUE UNTIL SUBSTANTIAL COMPLETION. UPON SUBSTANTIAL COMPLETION, MAINTENANCE FOR ALL PLANT MATERIAL SHALL BE PROVIDED FOR ONE YEAR AT A MINIMUM SHALL INCLUDE:
- TREE AND SHRUB MAINTENANCE: MAINTAIN PLANTINGS BY PRUNING, CULTIVATING, WATERING, WEEDING, FERTILIZING, RESTORING PLANTING SAUCERS, AND RESETTling TO PROPER GRADES OR VERTICAL POSITION, AS REQUIRED TO ESTABLISH HEALTHY, VIABLE PLANTINGS. SPRAY OR TREAT AS REQUIRED TO KEEP TREES AND SHRUBS FREE OF INSECTS AND DISEASE.
 - GROUND COVER AND PLANT MAINTENANCE: MAINTAIN AND ESTABLISH PLANTINGS BY WATERING, WEEDING, FERTILIZING, MULCHING, AND OTHER OPERATIONS AS REQUIRED TO ESTABLISH HEALTHY, VIABLE PLANTINGS.
 - PROTECT EXTERIOR PLANTS FROM DAMAGE DUE TO LANDSCAPE OPERATIONS, OPERATIONS BY OTHER CONTRACTORS AND TRADES, AND OTHERS. MAINTAIN PROTECTION DURING INSTALLATION AND MAINTENANCE PERIODS. TREAT, REPAIR, OR REPLACE DAMAGED PLANTINGS.

LANDSCAPE CALCULATIONS

PERIMETER BUFFERS

10' TYPE 'B'	100 LF
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LARGE TREES REQUIRED: PROVIDED:	4 (4/100 LF) 4*
SMALL TREES REQUIRED: PROVIDED:	7 (7/100 LF) 7
SHRUBS REQUIRED: PROVIDED:	12 (12/100 LF) 12

12' TYPE 'C'	56 LF
--------------	-------

LARGE TREES REQUIRED: PROVIDED:	3 (4/100 LF) 3
SMALL TREES REQUIRED: PROVIDED:	5 (8/100 LF) 5
SHRUBS REQUIRED: PROVIDED:	17 (30/100 LF) 17

20' TYPE 'C'	38 LF
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LARGE TREES REQUIRED: PROVIDED:	2 (4/100 LF) 2
SMALL TREES REQUIRED: PROVIDED:	4 (8/100 LF) 4
SHRUBS REQUIRED: PROVIDED:	12 (30/100 LF) 12

30' TYPE 'D'	71 LF
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LARGE TREES REQUIRED: PROVIDED:	5 (6/100 LF) 5*
SMALL TREES REQUIRED: PROVIDED:	10 (12/100 LF) 10
SHRUBS REQUIRED: PROVIDED:	29 (40/100 LF) 29


















VEHICLE USE AREAS:

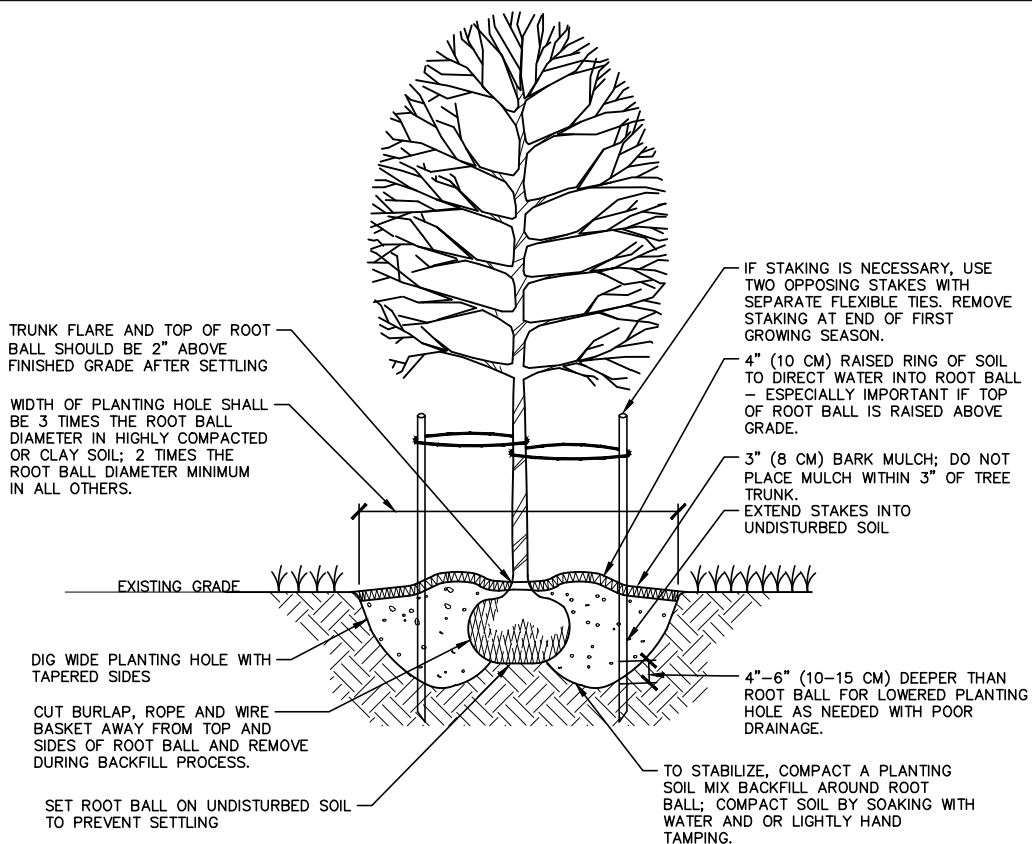
PARKING AREAS:	1741 SF
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UPPERSTORY TREES: REQUIRED: PROVIDED:	= 1 [1 LARGE TREE PER 2000 SF] = 3
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- * IN AREAS WHERE OVERHEAD POWER LINES ARE PRESENT THROUGH THE BUFFERS, SMALL MATURING TREES WERE USED TO SATISFY WHERE BUFFER STANDARDS WERE CALLING FOR LARGE MATURING SPECIES.

PLANT_SCHEDULE_OVERALL_LANDSCAPE_PLAN

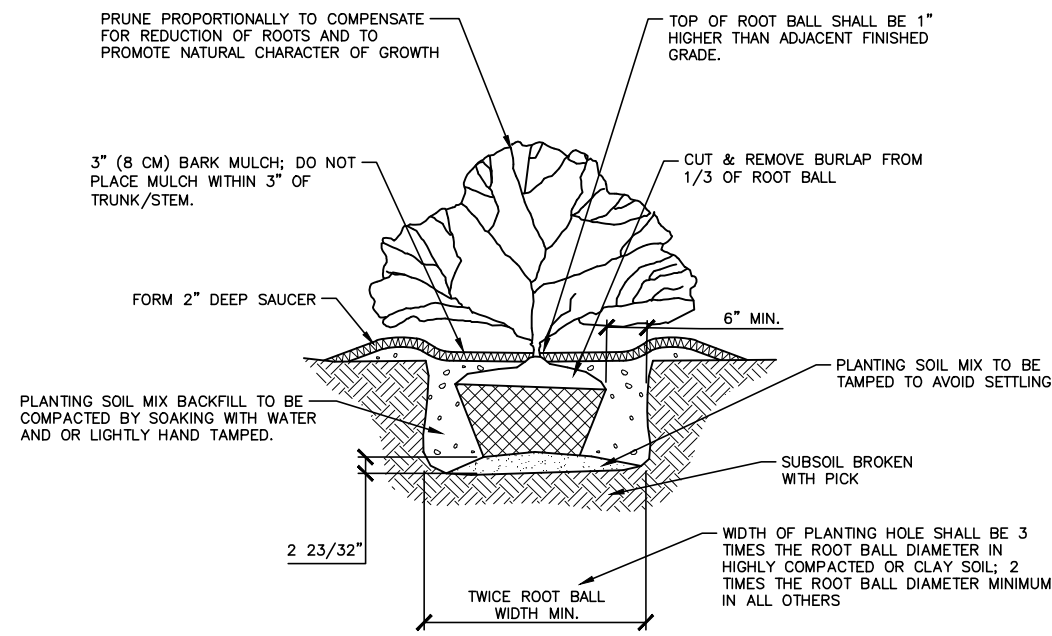
LARGE TREES	CODE	QTY	COMMON NAME	BOTANICAL NAME	CAL	HEIGHT	
	NBG	4	Black Gum	Nyssa sylvatica	2"	min	
	QHL	6	Laurel Oak	Quercus hemisphaerica	2"	min	
	QRU	8	Red Oak	Quercus rubra	2"	min	
SMALL TREES	CODE	QTY	COMMON NAME	BOTANICAL NAME	CAL	HEIGHT	
	HCS	15	Silverbell	Halesia carolina	2.5"		
	IAH	15	American Holly	Ilex opaca	-	6' min	
	INS	6	Nellie Stevens Holly	Ilex x 'Nellie R Stevens'	-	6'	
UNDERSTORY TREES	CODE	QTY	COMMON NAME	BOTANICAL NAME	CAL	HEIGHT	
	AGB	9	'Autumn Brilliance' Serviceberry	Amelanchier x grandiflora 'Autumn Brilliance'	-	8'	
SHRUBS	CODE	QTY	COMMON NAME	BOTANICAL NAME	CONT	HEIGHT	
	CAAB	14	American Beautyberry	Callicarpa americana	-	24" min	
	HQOH	10	Oakleaf Hydrangea	Hydrangea quercifolia	-	24" min	
	ICCC	13	Carissa Holly	Ilex cornuta 'Carissa'	-	24" min	
	ICSJ	76	Steeds Japanese Holly	Ilex crenata 'Steeds'	-	30" min	
	IGNN	20	Nigra Inkberry	Ilex glabra 'Nigra'	-	24" min	
	IVSW	23	Virginia Sweetspire	Itea virginica	-	24" min	
GRASSES	CODE	QTY	COMMON NAME	BOTANICAL NAME	CONT	HEIGHT	
	PAHH	16	Hamel Dwarf Fountain Grass	Pennisetum alopecuroides 'Hamel'	-	3 gal	
GROUND COVERS	CODE	QTY	COMMON NAME	BOTANICAL NAME	CONT	HEIGHT	SPACING
	CYDA	13,427 sf	Bermuda Sod	Cynodon dactylon	Sod		
	FGBB	640	Beyond Blue Fescue	Festuca glauca 'Beyond Blue'	4" pot		12" o.c.
	PAFG	231	Cassian Fountain Grass	Pennisetum alopecuroides 'Cassian'	4" pot		12" o.c.



01 TREE INSTALLATION

SCALE: 3/8"=1'-0"

- NOTES:
1. SELECT TREES THAT HAVE: STRONG CENTRAL LEADING CROWN WITH FULL FOLIAGE, ARE GROWN IN HEAVY CLAY SOIL WITH DRIP BROADCAST.
 2. BEFORE INSTALLING PLANTING SOIL MIX BACKFILL AROUND ROOT BALL, BE SURE TO SOAK HOLE TO CONFIRM WATER FLOWS THROUGH UNDISTURBED SOIL. DESIGN ALTERNATIVE DRAINAGE SYSTEM IF REQUIRED.
 3. A SOIL EXPERT CAN BE CONSULTED TO HELP MODIFY AND FERTILIZE TOPSOIL TO CREATE AN ACCEPTABLE PLANTING SOIL MIX FOR THE SITE CONDITIONS AND SPECIFIC TREE SPECIES.
 4. IF USING CONTAINER GROWN TREES, USE FINGERS OF SMALL HAND TOOLS TO PULL ROOTS OUT OF THE OUTER LAYER OF POTTING SOIL. THEN CUT OR PULL APART ANY ROOTS EXCEEDING THE PERIMETER OF THE CONTAINER.
 5. THOROUGHLY SOAK THE TREE ROOT BALL AND ADJACENT PREPARED SOIL SEVERAL TIMES DURING THE FIRST MONTH AFTER PLANTING AND DURING DRY PERIODS.

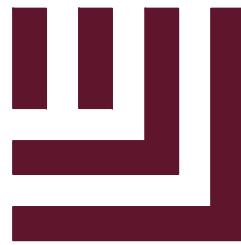


02 SHRUB INSTALLATION

SCALE: 3/8"=1'-0"

TREE PROTECTION NOTES:

1. THE CRITICAL ROOT ZONE OF A TREE IS DEFINED AS: A CIRCULAR AREA, THE RADIUS OF WHICH IS TWELVE (12) TIMES THE DIAMETER OF THE TREE AT BREAST HEIGHT, MEASURED FROM THE TRUNK OF THE TREE.
2. A PRE-CONSTRUCTION CONFERENCE WILL BE HELD WITH THE TOWN'S URBAN FORESTER PRIOR TO BEGINNING SITE WORK.
3. ANY TREE ROOTS EXPOSED BY CONSTRUCTION WILL BE SEVERED CLEANLY WITH AN APPROPRIATE PRUNING TOOL.
4. THE SOIL WITHIN THE CRITICAL ROOT ZONES OF EXISTING TREES WILL NOT BE DRIVEN ON OR OTHERWISE DISTURBED DURING THE INSTALLATION OF LANDSCAPING.
5. A LANDSCAPE PROTECTION SUPERVISOR WHO IS REGISTERED WITH THE TOWN OF CHAPEL HILL WILL BE PRESENT ON SITE AT ALL TIMES WHEN THE FOLLOWING ACTIVITIES ARE TAKING PLACE: CLEARING, GRUBBING, EXCAVATION, GRADING, TRENCHING, MOVING OF SOIL, INSTALLATION AND REMOVAL OF TREE PROTECTION FENCING, AND THE DELIVERY TRANSPORTING AND PLACEMENT OF CONSTRUCTION MATERIALS AND EQUIPMENT.
6. TO PROPERLY PROTECT AND ENSURE THE HEALTH OF EXISTING TREES TO REMAIN, PROTECTIVE FENCING SHOULD BE INSTALLED TO PROTECT NO LESS THAN 75% OF A TREE'S CRITICAL ROOT ZONE. WHEN ERECTING FENCING NEAR TREES THAT ARE NOT INDIVIDUALLY IDENTIFIED ON THE LANDSCAPE PROTECTION PLAN, THE FENCING LOCATION SHOULD BE SHIFTED, WHERE POSSIBLE, OR A TREE REMOVED IF ITS CRITICAL ROOT ZONE IS NOT ADEQUATELY PROTECTED. ALL LAND DISTURBING ACTIVITY, STORAGE OF EQUIPMENT, BUILDING MATERIAL, SOIL AND OTHER DEBRIS SHOULD BE KEPT WITHIN THE AREA OF DEVELOPMENT ACTIVITY AND OUTSIDE OF THE PROTECTIVE FENCING.
7. THE TOWN'S STANDARD FOR TREE PROTECTION FENCING IS ORANGE WOVEN PLASTIC OR FABRIC WITH A HEIGHT OF FOUR (4) FEET INSTALLED ON METAL POSTS SET A MAXIMUM OF TEN (10) FEET APART AS SHOWN IN THE FOLLOWING TYPICAL DETAIL.
8. IN SOME SITUATIONS, WHERE SILT FENCE IS REQUIRED TO BE INSTALLED ALONG THE CONSTRUCTION LIMIT LINES, THE SILT FENCE IS CONSIDERED TO FUNCTION IN LIEU OF THE STANDARD TREE PROTECTION FENCING AND THEREFORE THE STANDARD TREE PROTECTION FENCING IS NOT REQUIRED. IN OTHER LIMITED SITUATIONS, WHERE CONSTRUCTION IMPACT IS ANTICIPATED TO BE MINIMAL, A CONTINUOUS LINE OF SURVEY FLAGGING MAY BE ACCEPTABLE TO DELINEATE THE CONSTRUCTION LIMIT LINES. DEVELOPERS SHOULD CONTACT THE PUBLIC WORKS DEPARTMENT IF THERE ARE QUESTIONS ABOUT WHEN THESE TREE PROTECTION FENCE ALTERNATIVES CAN BE UTILIZED.



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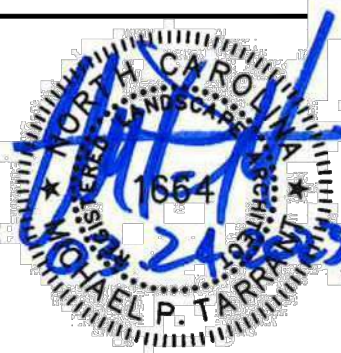
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STARPOINT - REFUEL MARKET
CONDITIONAL ZONING PERMIT
1950 US HWY 15-501 N
CHAPEL HILL, NC 27516



REVISIONS

NO.	DATE	REVISION
12.13.2022	REVISED PER 1ST CZP COMMENTS	
03.24.2023	REVISED PER 2ND CZP COMMENTS	

PLAN INFORMATION

PROJECT NO. RFM-21002
FILENAME RFM21002-L51
CHECKED BY JAD
DRAWN BY CMXY
SCALE N/A
DATE 09.23.2022

SHEET

LANDSCAPE NOTES AND CALCULATIONS

L5.01

SEE SHEET C0.00 FOR ALL PROJECT, SITE, GRADING, STORM DRAINAGE AND UTILITY NOTES

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT TOWN OF CHAPEL HILL, NCDOT, OWASA, AND ORANGE COUNTY ENGINEERING DESIGN AND CONSTRUCTION STANDARDS

PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION