

BC - BACK OF CURB

CP - COMPUTED POINT

HVAC - HEAT/AC UNIT

SB — SET BACK EP — EDGE PAVEMENT NCGS - NORTH CAROLINA GEODETIC SURVEY

SITE DATA

LAND USE CLASSIFICATION - RA-30 LOT AREA - 0.945 ACRES

PIN # 0654-77-0002.000 PRESENT ZONING - RA-30 WATERSHED DISTRICT -

M.B. - MAP BOOK

D.B. - DEED BOOK

WATER TO BE PROVIDED BY HARNETT COUNTY PUBLIC UTILITIES.
WATER SYSTEM WILL BE DESIGNED BY A LICENSED N.C. PROFESSIONAL
ENGINEER. AND WILL BE INSTALLED TO LOCAL AND STATE

SANITARY SEWER WILL ACCESS A PRIVATE ONSITE SEPTIC SYSTEM.

WATER USEAGE - 25 GAL. PER DAY X 6 EMPLOYEES = 150 GALLONS.

ALL STATE AND LOCAL EROSION CONTROL MEASURES SHALL BE COMPLIED WITH DURING CONSTRUCTION.

ALL STATE AND LOCAL GOVERNMENT APPROVALS SHALL BE OBTAINED BEFORE START OF CONSTRUCTION.

DENUDED AREA - 25,267 SQUARE FEET

PARKING REQUIREMENTS — 1 SPACE PER EMPLOYEE NUMBER OF EMPLOYEES — 6 PARKING SPACES PROVIDED — 18

ANY SIGNAGE WILL BE A MINIMUM OF 10 FEET FROM ANY NCDOT RIGHT OF WAY, AND WILL BE SUBMITTED FOR REVIEW AND PERMITTING.

ALL MECHANICAL AREAS LOCATED ON, BESIDE, OR ADJACENT TO ANY BUILDING OR DEVELOPMENTS SHALL BE SCREENED FROM THE VIEWS OF STREETS AND ADJACENT PROPERTIES.

SUBJECT TO ABOVE AND OR UNDERGROUND UTILITIES AND OR EASEMENTS.

THIS PROPERTY IS NOT LOCATED IN A FEMA MAPPED FLOOD HAZARD AREA. FEMA MAP # 3720068200J; ZONE X; EFF. DATE 10/3/2006.

NC GRID COORDINATES FROM GPS VRS OBSERVATIONS. GPS UNIT — SPECTRA PRECISION SP-80 HORIZONTAL DATUM — NAD83(2012B) VERTICAL DATUM — NAVD 88

AUSTIN B. GARDNER

WILL BE RESPONSIBLE FOR MAINTENANCE OF PARKING AREA AND ALL LANDSCAPE BUFFERING.

HOURS OF OPERATION — 7:00 a.m. TO 5:00 p.m. DAYS OF OPERATION — MONDAY THROUGH FRIDAY

TRASH WILL BE COLLECTED BY A COMMERCIAL TRASH COLLECTION SERVICE.

THIS DEVELOPMENT IN WITHIN ONE MILE OF A VOLUNTARY AGRICULTURAL DISTRICT.

WHEEL STOPS ARE REQUIRED AT ALL PARKING SPACES.

ASPHALT 2" I 19.08 OR APPROVED EQUAL

8" CABC GRAVEL BASE COMPACTED SUBGRADE

IMPERVIOUS AREA CALCULATION

IMPERVIOUS ALLOWED - 36% .36 X 41,164 SQ.FT. = 14,819 SQ.FT.

BUILDING & SHELTER AREA - 1,320 SQ.FT. PARKING LOT AREA - 12,105 SQ.FT.

TOTAL PROPOSED = 13,425 SQ.FT.

AREA UNDER ALLOWABLE - 1,394 SQ.FT.

NC 210 HANDICAPPED SIGN DETAIL (no scale) AREA BY COORDINATES. THIS PROPERTY IS NOT LOCATED IN A FEMA MAPPED FLOOD HAZARD AREA. FEMA MAP # 3720068200J; CONC. WALK ZONE X; EFF. DATE 10/3/2006. HCAP SIGN HCAP SUBJECT TO ABOVE AND OR UNDERGROUND NCSR ACCESSIBLE UTILITIES AND OR EASEMENTS. RESERVED **PARKING** SITE MAXIMUM PENALTY VICINITY MAP (no scale) \$ 250 GROUND LEVEL HARNETT COUNTY JURISDICTION // /// // 12" X 20" PROPERTY ZONED RA-30 ← 8' ← 5' ← 8' ← CONCRETE MINIMUM BUILDING SETBACKS /// /// FOOTING FRONT - 35' HANDICAP PARKING DETAIL SIDE 10' (no scale) CORNER SIDE - 20' REAR - 25' STORAGE BUILDING PKS CENTERLINE INTERSECTION NC GRID COORDINATES N - 635,037.79E - 2,089,294.62 NAD 83(2012B) SHELTER S 73'28'37"W BUILDING ON CONCRETE SLAB CEMETERY S 13'15'27"E PRELIMINARY SITE PLAN FOR OLD STAGE AUSTIN E. GARDNER 2265 BENSON ROAD, ANGIER, NC 27501 TRACT # 2 MAP # 2020 - 207 PIN # 0683-95-0022.000 PID # 040683 0006 02 BLACK RIVER TOWNSHIP HARNETT COUNTY - NORTH CAROLINA HUGHIE E. GARDNER, Jr. JAMES M. GARDNER, HEIRS D.B. 449 PG. 74 SCALE: 1" = 30' - JULY 14, 2020W.B. 10E - 0385 PIN # 0683-84-4632.000 0 30 GRAPHIC SCALE - FEET BENTON W. DEWAR AND ASSOCIATES PROFESSIONAL LAND SURVEYOR 5920 HONEYCUTT ROAD HOLLY SPRINGS, NC 27540 PH. # (919)-552-9813 20 - 37L

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