

OWNER:	PAR 5 DEVELOPMENT GROUP, LLC
CONTACT:	JODY BLAND
MAILING ADDRESS:	2075 JUNIPER LAKE RD WEST END, NC 27376 (919) 944-0881
TELEPHONE NUMBER:	
PRN:	0654-51-3127
PROPERTY ADDRESS:	US ROUTE 401 N
PLANNING JURISDICTION:	HARNETT COUNTY
STATE:	NORTH CAROLINA
RECEIVING CHANNEL:	HECTOR CREEK
RIVER:	CAPE FEAR RIVER
RIVER BASIN:	CAPE FEAR RIVER
HUC:	
FEMA MAP NUMBER:	3720065400J
SOILS:	NAME: DESCRIPTION: SLOPES:
	DsB (DOTHAN LOAMY SAND) 2-6%
	FaB (FLOQUAY LOAMY SAND) 0-6%
DBPG:	2001/169
TOTAL AREA:	3.98 ACRES
PROP. IMPERVIOUS AREA:	0.83 ACRES (22%)
MAX. ALLOWABLE:	36%
MIN. LOT SIZE:	30,000 SF
MIN. LOT WIDTH:	100'
OPEN SPACE:	
ZONING:	COMM
CURRENT USE:	VACANT
PROPOSED USE:	COMMERCIAL - RETAIL
LAND USE CLASSIFICATION:	EMPLOYMENT - MIXED USE
NC WATERSHED:	WS-IV
FRONT SETBACKS:	30'
SIDE SETBACK:	25'
REAR SETBACKS:	25'
HOURS OF OPERATION:	SUNDAY-SATURDAY, 8AM-10PM

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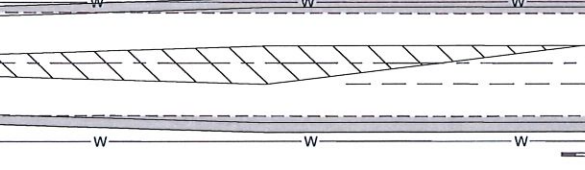
**CIVIL & SITE ENGINEER CONTACT:**  
 MATT HASTINGS, PE  
 SUMMIT DESIGN & ENGINEERING SERVICES  
 606 BROAD STREET, SUITE C  
 SOUTH BOSTON, VA 24592  
 (434) 575-0617 (PHONE)  
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 MATT.HASTINGS@SUMMITDE.NET

**A. GENERAL CIVIL SITEWORK NOTES:**

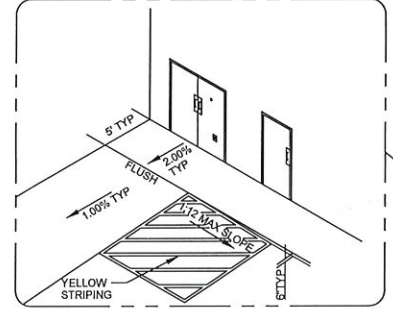
- DEVELOPER AND/OR CONTRACTOR IS RESPONSIBLE FOR ANY NATIONAL, STATE AND/OR LOCAL STORM WATER POLLUTION PREVENTION PLAN (SWPPP) REQUIREMENTS. EROSION CONTROL MEASURES SHALL BE INSTALLED AS REQUIRED TO INSURE THAT NO SEDIMENT IS CONVEYED OFF THE SITE TO ADJACENT PROPERTIES. AT A MINIMUM, CONTRACTOR/DEVELOPER SHALL SEED, FERTILIZE AND MULCH ALL DISTURBED AREAS. A SUITABLE STAND OF GRASS SHALL BE OBTAINED AT ALL UNIMPROVED AND NON-LANDSCAPED AREAS.
- PROVISIONS FOR LOCAL AND/OR REGIONAL LANDSCAPING REQUIREMENTS, INCLUDING LANDSCAPING IRRIGATION, ARE NOT SHOWN ON THESE DRAWINGS. DEVELOPER SHALL PROVIDE LANDSCAPING IN ACCORDANCE WITH JURISDICTIONAL REQUIREMENTS.
- HANDICAP REQUIREMENTS SHOWN ON THE DRAWINGS ARE MINIMUM REQUIREMENTS. DEVELOPMENT SHALL BE IN ACCORDANCE WITH FEDERAL AND LOCAL REQUIREMENTS FOR HANDICAP ACCESSIBILITY, INCLUDING BUT NOT LIMITED TO THE AMERICANS WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES.
- PRIOR TO FINAL ACCEPTANCE OF STORE BY DOLLAR GENERAL, THE SITE SHALL BE CLEAN OF ALL DEBRIS AND TRASH.
- DEVELOPER SHALL OBTAIN ALL JURISDICTIONAL APPROVALS AND PERMITS REQUIRED FOR THE DEVELOPMENT.
- DOLLAR GENERAL MINIMUM PAVEMENT RECOMMENDATIONS MUST BE MET. DEVIATIONS WILL REQUIRE A GEOTECHNICAL INVESTIGATION INCLUDING DESIGN RECOMMENDATIONS AND APPROVAL BY DOLLAR GENERAL ARCHITECTURAL AND ENGINEERING DEPARTMENT.

**B. SITE ELECTRICAL AND SIGNAGE GENERAL NOTES:**

- UNDERGROUND ELECTRICAL SERVICE IS PREFERRED FOR DOLLAR GENERAL DEVELOPMENTS. TRANSFORMER PAD DESIGN SHALL BE PROVIDED BY ELECTRICAL UTILITY PROVIDER AND SHALL BE BOLLARD PROTECTED WHEN LOCATED IN A HAZARDOUS AREA.
  - SITE LIGHTING SHALL BE DESIGNED TO PROVIDE A MINIMUM OF 1.5 FOOT-CANDELES AT THE PARKING LOT AREAS, BUILDING ENTRANCES, DUMPSTER AREA AND TRUCK DELIVERY AREA. THE OUTER PERIMETER OF THE BUILDING SHALL BE LIGHTED FOR SECURITY. SITE LIGHTING SHALL BE INSTALLED ALONG THE WALLS OF THE BUILDING AND POLE MOUNTED AT THE PERIMETER OF THE PARKING LOT AS NECESSARY.
  - REQUIRED POLE MOUNTED LIGHTING: 24' HEIGHT POLES WITH LED HEADS. CONFIRM WITH ELECTRICAL DRAWINGS AND PHOTOMETRICS.
  - REQUIRED WALL MOUNTED LIGHTING: 400 WATT METAL HALIDE WALL PACKS. CONFIRM WITH ELECTRICAL DRAWINGS AND PHOTOMETRICS.
  - LIGHTED PYLON SIGN: PROVIDE CONDUIT FROM ELECTRICAL PANEL TO LOCATION OF THE PYLON SIGN BASE. BURY CONDUIT TO PYLON. THE CONDUIT IS TO BE 1" AND HAVE ONE SET OF 102 WIRE WITH GROUND AND A 20-AMP 2-POLE BREAKER AT THE PANEL. A TEMPORARY 3' TALL WRING STAKE SHALL BE PROVIDED AT THE PYLON SIGN LOCATION UNTIL THE SIGN IS PERMANENTLY INSTALLED.
  - LIGHTED BUILDING SIGN: PROVIDE CONDUIT FROM ELECTRICAL PANEL TO THE CENTER OF THE SIGN CANOPY. THE CONDUIT IS TO BE 1" AND HAVE ONE SET OF 102 WIRE WITH GROUND AND A 20-AMP 2-POLE BREAKER AT THE PANEL. BUILDING CANOPY MUST BE SUFFICIENTLY BUILT TO SUPPORT THE DOLLAR GENERAL SIGN. SIGN WEIGHT UP TO 1,400 LBS.
- NOTE: IF THE LEASE SPECIFIES A 5'-0" X 40'-0" BUILDING SIGN OR 24" (OR LARGER) LETTER SET, WITH TWO - 102 WIRE WITH GROUND AND TWO 20 AMP FUSES THE BUILDING CANOPY MUST BE SUFFICIENTLY BUILT TO SUPPORT THE DOLLAR GENERAL SIGN.
- UNDERGROUND ELECTRICAL SHALL BE PROVIDED TO THE SITE LIGHT POLES.
  - THE FINAL PYLON SIGN CONNECTION AND UNDERGROUND CONDUIT IS LANDLORD RESPONSIBILITY.
  - DOLLAR GENERAL VENDOR PRICING FOR LIGHTING WALL PACKS AND POLE LIGHT FIXTURES ARE AVAILABLE FROM:  
 LED LLC, DISTRIBUTOR FOR ETI AND LSS. REFER TO VENDOR LIST.  
 IF STANDARD DS LIGHTING DOES NOT MEET JURISDICTIONAL REQUIREMENTS, CONTACT LED LLC FOR ALTERNATIVE SITE SPECIFIC PHOTOMETRIC CALCULATIONS.



- THE PREFERRED WIDTH OF SITE CURB CUTS IS 36" WITH ONE ENTRANCE LANE AND TWO (RIGHT TURN AND LEFT TURN) EXIT LANES.
- DRIVEWAY CONSTRUCTION WITHIN ROAD RIGHT-OF-WAYS, INCLUDES RADIUS SIZES, PAVEMENT MARKINGS, DRIVEWAY WIDTHS, ETC., SHALL BE IN ACCORDANCE WITH JURISDICTIONAL REQUIREMENTS.
- SITE PLANS SHALL UTILIZE DOLLAR GENERAL'S PROTOTYPICAL BUILDING DESIGN WITH 70'-0" BY 130'-0" DIMENSIONS. SHOULD SITE CONSTRAINTS NOT ALLOW THE PROTOTYPICAL BUILDING DESIGN, DEVELOPER SHALL CONTACT DOLLAR GENERAL SITE COMPLIANCE COORDINATORS FOR OPTIONS AND APPROVAL. GROW BUILDING OUTWARD IF NECESSARY TO MAINTAIN CLEAR SALES FLOOR AREA AS SHOWN ON SHEET A1.
- THE ACTUAL LOCATION FOR THE Pylon SIGN SHALL BE SITUATED FOR OPTIMUM VISIBILITY ALONG THE MAIN FRONT TRAFFIC CORRIDOR.
- THE LAKE OR DRIVE BETWEEN PARKING SPACES SHALL HAVE A MINIMUM WIDTH OF 36" WHEN LAINE IS HEAVY DUTY PAVEMENT AND USED FOR FREIGHT TRUCK MANEUVERING. THE LAINE SHALL HAVE A MINIMUM WIDTH OF 24" WHEN THE LAINE IS CONSTRUCTED OF STANDARD DUTY PAVEMENT AND NOT USED FOR FREIGHT TRUCK MANEUVERING.
- BUILDING CORNERS ADJACENT TO PAVED AREAS SHALL BE BOLLARD PROTECTED. ABOVE GROUND UTILITY APPURTENANCES, SUCH AS METERS, TRANSFORMERS, FIRE HYDRANTS IN PAVED AREAS, ETC. SHALL BE BOLLARD PROTECTED.
- DOWNSPOUTS SHALL NOT BE ALLOWED TO DISCHARGE ON CONCRETE SIDEWALKS. SEE DETAIL ON THIS SHEET.
- DUMPSTER AND DELIVERY PADS SHALL BE CONSTRUCTED OF CONCRETE AS DETAILED ON THE DRAWINGS. AN ENCLOSURE SHALL BE PROVIDED ON THE DUMPSTER PAD IF REQUIRED BY JURISDICTIONAL REQUIREMENTS, OR IF VISIBLE BY CUSTOMER TRAFFIC OR ABUTTING RESIDENTIAL. SANITARY SEWER AND DOMESTIC HOT WATER SHALL BE PROVIDED AT DUMPSTER AREA IF REQUIRED BY JURISDICTIONAL REQUIREMENTS.



STRIPING LEGEND	
YELLOW CURBING AND BOLLARDS	SURFACES SHOULD BE CLEAN, DRY AND METAL SURFACES FREE OF HEAVY RUST 2 COATS SHERWIN WILLIAMS - KEM 4000 ACRYLIC ALKYD ENAMEL SAFETY YELLOW B551300
PARKING LOT STRIPING - PARKING LOT	SURFACES SHOULD BE CLEAN, DRY, TOP COAT SHERWIN WILLIAMS - PROMAR TRAFFIC MARKING PAINT YELLOW TMS495
HANDICAP STRIPING - PARKING LOT	SURFACES SHOULD BE CLEAN, DRY, TOP COAT SHERWIN WILLIAMS - PROMAR TRAFFIC MARKING PAINT "H.C." BLUE

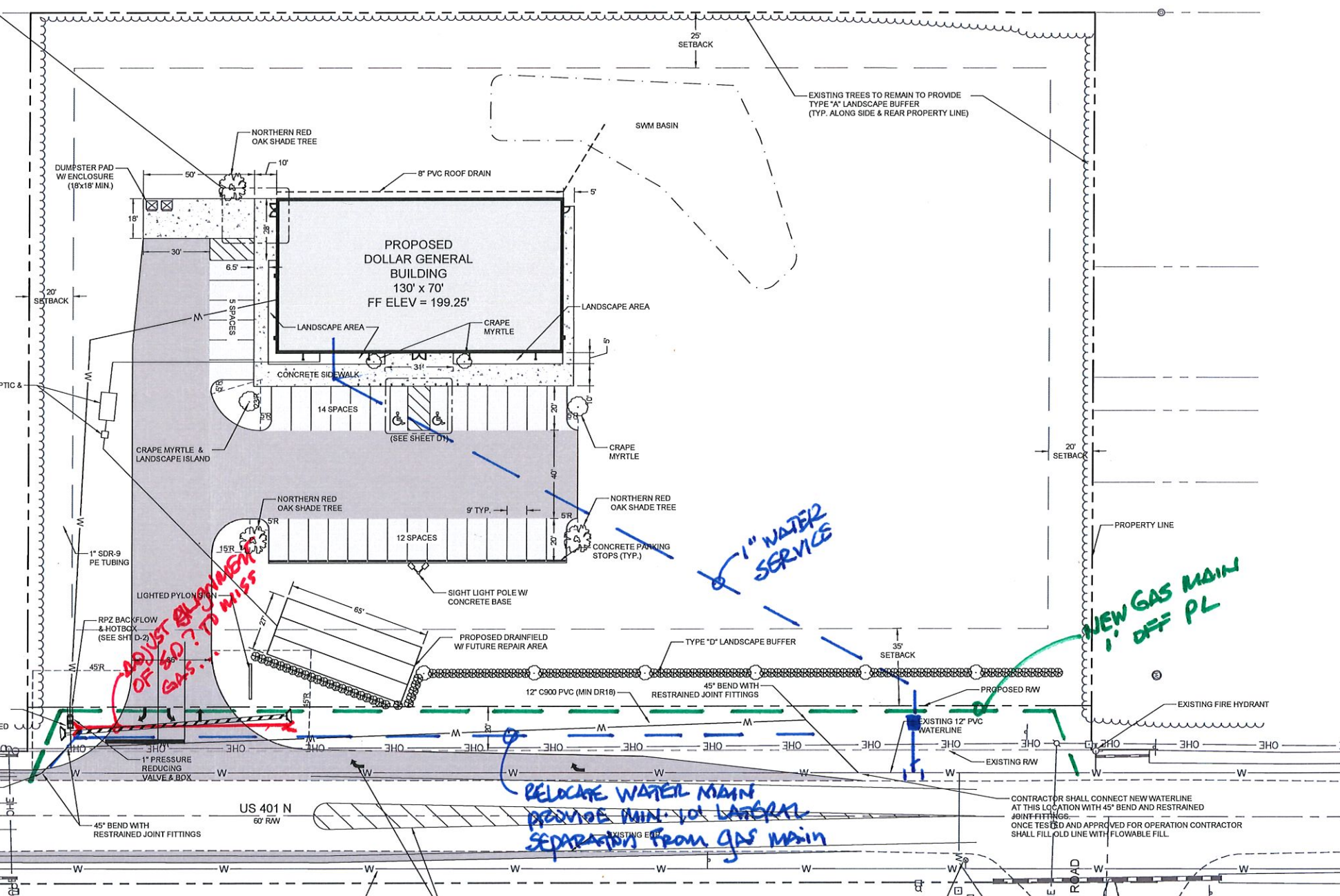
CONTRACTOR IS RESPONSIBLE FOR ALL PUBLIC UTILITY CONNECTIONS (ELECTRIC, WATER, GAS, SEPTIC, SEWER) AS WELL AS PROVIDING ALL INFRASTRUCTURES REQUIRED BY UTILITY COMPANY

UTILITIES LEGEND:	
EXIST / PROPOSED	
	WATER VALVE
	FIRE HYDRANT
	WATER METER
	FIRE DEPT. CONNECTION (FDC)
	REDUCER
	PLUG & BLOCK
	MECHANICAL JOINT / BEND
	POST INDICATOR VALVE (PIV)
	AIR RELEASE VALVE (ARV)
	SANITARY SEWER MANHOLE
	SEWER CLEAN OUT
	CURB INLET
	DROP INLET
	JUNCTION BOX
	FLARED END SECTION (FES)
	EXISTING WATER MAIN
	PROPOSED WATER MAIN / SERVICE
	EXISTING GAS MAIN
	PROPOSED GAS MAIN
	EXISTING OVERHEAD ELECTRIC
	PROPOSED UNDERGROUND ELECTRIC
	EXISTING SEWER MAIN
	PROPOSED SEWER MAIN / SERVICE
	EXISTING STORM PIPE
	PROPOSED STORM PIPE

- THE PREPARED WIDTH OF SITE CURB CUTS IS 36" WITH ONE ENTRANCE LANE AND TWO (RIGHT TURN AND LEFT TURN) EXIT LANES.
- DRIVEWAY CONSTRUCTION WITHIN ROAD RIGHT-OF-WAYS, INCLUDES RADIUS SIZES, PAVEMENT MARKINGS, DRIVEWAY WIDTHS, ETC., SHALL BE IN ACCORDANCE WITH JURISDICTIONAL REQUIREMENTS.
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- LIFT STATIONS ARE NOT ALLOWED WITHOUT DOLLAR GENERAL APPROVAL.
- EXTERIOR WALLS AND FOUNDATION SHALL HAVE WATERPROOFING.
- FINISHED GRADE AT EXTERIOR WALLS SHALL BE A MINIMUM OF 6" BELOW FINISHED FLOOR AT ALL NON-PAVED AREAS.
- ALL DOWNSPOUTS DISCHARGING ONTO NON PAVED AREAS ARE TO HAVE A MINIMUM FIVE FOOT PERFORATED LANDSCAPE PIPE STRAPPED TO A MINIMUM 12 INCH X 24 INCH CONCRETE SPLASH BLOCK.
- FINISH FLOOR TO BE A MINIMUM OF 12 INCHES ABOVE 100 YEAR FLOOD PLAIN.
- IF AN UNOBSTRUCTED VIEW EXISTS OF A RESIDENTIAL BUILDING BETWEEN TENANT PARCEL AND ADJACENT PARCEL, THEN LESSOR SHALL CONSTRUCT A PRIVACY FENCE IN ACCORDANCE WITH TENANT'S PROTOTYPE CRITERIA SET PLANS AND ANY APPLICABLE GOVERNMENTAL AGENCIES.
- PAR 5 DEVELOPMENT GROUP IS RESPONSIBLE FOR SITE AND LANDSCAPING MAINTENANCE, INCLUDING PARKING LOT AND ALL BUFFERS.
- THE EXPECTED WATER DEMAND FOR THIS STORE IS 200 GALLONS PER DAY. THIS IS BASED ON ACTUAL USAGE AT OTHER STORE LOCATIONS.
- CONTRACTOR SHALL ADJUST ALL WATER VALVES, METER BOXES, ETC. TO FINISH GRADE IN ACCORDANCE WITH HARNETT CO. DEPARTMENT OF PUBLIC WORKS STANDARDS AND SPECIFICATIONS.
- PROVIDE PARKING LOT IN GRASSY CONDITION, PROPERLY STRIPPED WITH YELLOW PAINT. MINIMUM OF 30 PARKING SPACES REQUIRED, INCLUDING A MINIMUM OF 2 HANDICAP ACCESSIBLE SPACES PROPERLY MARKED, SIGNED, AND ADA COMPLIANT.
- PROPER ACCESS FOR DOLLAR GENERAL'S FREIGHT TRUCKS (FREIGHT TRUCKS ARE APPROXIMATELY 73'-0" IN TOTAL LENGTH) ARE REQUIRED DURING NORMAL BUSINESS HOURS. THIS INCLUDES A TRUCK PATH THAT IS FREE OF LANDSCAPE ISLANDS, SIGNS, LIGHT POLES, AND OTHER BARRIERS WHILE MAINTAINING WIDE RADIUS CURVES ON ALL ENTRANCES AND EXITS. HEAVY DUTY PAVING REQUIRED FOR TRUCK PATHS.
- PROVIDE PROTECTION (BOLLARDS, GUARD RAILS, OR EQUIVALENT) FOR ELECTRIC, GAS, HVAC, AND WATER METERS THAT ARE IN POTENTIALLY HAZARDOUS LOCATIONS.
- CONTRACTOR WILL COMPLETE ALL SITE WORK: FINAL GRADING, LANDSCAPING, SEEDING, PAVING, RETENTION, AND REMOVAL OF DEBRIS.
- ROUTE DOWNSPOUTS UNDER SIDEWALKS AS DETAILED ON THIS SHEET AT ALL SIDEWALK LOCATIONS.
- PLEASE NOTE THAT THERE SHOULD NOT BE ANY PARKING STOPS LOCATED DIRECTLY IN FRONT OF OR DIRECTLY ADJACENT TO THE BUILDING.
- EROSION CONTROL AROUND PROPERTY IS REQUIRED BY CONTRACTOR.
- CONTRACTOR IS RESPONSIBLE FOR ESTABLISHING ALL VEGETATION AND REGIONAL APPROPRIATE LANDSCAPING. ALL LOCAL LANDSCAPE REQUIREMENTS MUST BE MET.
- THE CONCRETE DELIVERY TRUCK RECEIVING PAD MUST BE A MINIMUM OF 16'X16'. THE CONCRETE PAD MUST SLOPE AWAY FROM THE BUILDING AT 1/8" PER FOOT.
- THE CONCRETE DUMPSTER PAD MUST BE A MINIMUM OF 18' X 18'.
- THE DUMPSTER ENCLOSURE MUST BE 18" WIDE BY 12" DEEP AND HAVE WOOD FENCE ON ALL SIDES AND REAR WITH CHAIN LINK GATES AND PRIVACY SLATS AS A MINIMUM BASIS OF DESIGN.
- CONCRETE PARKING STOPS SHOULD BE LOCATED AT PERIMETER PARKING ZONES ONLY.
- LANDSCAPING AND SITE WORK SHALL BE FREE OF DEBRIS AND IN LIKE NEW CONDITION.

**GENERAL LANDSCAPING NOTES:**

- LANDSCAPE CONTRACTOR SHALL HAVE ALL UNDERGROUND UTILITIES AND PROPOSED SITE LIGHTING POLE LOCATIONS LOCATED PRIOR TO INSTALLING PLANT MATERIAL. CONTRACTOR SHALL COMPLY WITH SIGNING AND GRADING STANDARDS OF THE LATEST EDITION OF THE "AMERICAN STANDARD FOR NURSERY STOCK" BY THE AMERICAN ASSOCIATION OF NURSERYMEN (AAS). CONTRACTOR SHALL NOT PLANT NEW PLANT MATERIAL IN CRITICAL ROOT ZONES OF EXISTING TREES TO BE SAVED AND PROTECTED ON SITE.
- ANY DISTURBED AREAS NOT SCHEDULED FOR HANDSCAPE, PLANTING, SOIL OR MULCH SHALL BE SEEDED LAWN.
- CONTRACTOR SHALL AMEND ALL PROPOSED PLANT BEDS WITH ORGANIC SOIL AMENDMENT (COMPOST). ROTOTILL BEDS TO A DEPTH OF 8", ADD 2" OF COMPOST AND ROTOTILL AGAIN. REMOVE ALL EXIST. WEEDS, GRASS AND ROOTS.
- CONTRACTOR SHALL RAKE SMOOTH AND APPLY 1" TO 2" TOPSOIL TO ALL LAWN AREAS RECEIVING SEED. REMOVE ALL EXIST. WEEDS, GRASS AND ROOTS.
- ALL PLANT AND BED LINE LOCATIONS SHALL BE STAKED IN THE FIELD AND APPROVED BY THE OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.
- ALL PLANTINGS SHALL BE INSTALLED WITH THE SPECIFIED LAYER OF MULCH. REFERENCE DETAILS FOR DEPTH AND TYPE OF MULCH. ALL TREES AND SHRUBS SHALL BE PLANTED IN MULCH BEDS.
- OWNERS OPTION: INSTALL 1" THICK X 4" WIDE GREEN STEEL EDGING WITH STEEL STAKES BETWEEN PLANTING BEDS AND LAWN.
- FINISHED GRADE IN LANDSCAPE ISLANDS THAT ARE TO RECEIVE MULCH SHALL BE SET SO THAT IT IS ONE INCH LOWER THAN THE TOP OF SURROUNDING CURBS. MULCH WITH 3" OF TRIPLE SHREDDED HARDWOOD MULCH FROM A REPUTABLE LOCAL SOURCE.
- CONTRACTOR SHALL PROVIDE WATER PERMEABLE VEED MAT FOR ALL PLANTING BEDS.
- ALL PLANTS/TREES SHALL BE PLANTED IN A MULCH BED 4" WIDE MINIMUM.



PROJECT NO. 18-0174  
 DRAWING NAME: 17-0374\_S

CONSTRUCTION DRAWINGS  
 FUQUAY VARINA DOLLAR GENERAL  
 U.S. 401 NORTH  
 FUQUAY VARINA, NC 27526

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 PROJECT MANAGER: MWH (MATT.HASTINGS@SUMMITDE.NET)  
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