

SITE DEVELOPMENT PLANS FOR Harris Teeter Fuel

**STORE #182 CURETON
8125 KENSINGTON DRIVE
WAXHAW, UNION COUNTY, NC, 28173**

Town of Waxhaw
Approved for Construction Only
These drawings meet the minimum criteria specified in the Town's Unified Development Ordinance and are approved for construction only. This approval does not relieve the developer from obtaining approvals from other agencies having authority over the project. The developer must submit as-built drawings to the Town prior to obtaining any permits to operate or final plans.
Approved By: *[Signature]* Date: 9-8-2016

**UTILITY AND GOVERNING AGENCIES
CONTACT LIST AND MATRIX:**

PLANNING / ZONING DEPARTMENT

TOWN OF WAXHAW DEVELOPMENT SERVICES
1150 N. BROOME STREET
P.O. BOX 617
WAXHAW, NC 28173
(704)843-2195 EXT.3 TEL - PLANNING & ZONING

TELEPHONE

WINDSTREAM
(704)722-2000 TEL

ENGINEERING DEPARTMENT

TOWN OF WAXHAW DEVELOPMENT SERVICES
1150 N. BROOME STREET
P.O. BOX 617
WAXHAW, NC 28173
(704)843-2195 EXT.3 TEL - PLANNING & ZONING

CABLE TELEVISION / INTERNET

TIME WARNER CABLE
(704)938-5156 TEL

EROSION CONTROL

NC DENR
DIVISION OF ENERGY, MINERAL AND LAND RESOURCES
1612 MAIL SERVICE CENTER
RALEIGH, NORTH CAROLINA 27699
(919)707-9200 TEL
(919)715-8801 FAX

WATER

UNION COUNTY PUBLIC WORKS
500 N. MAIN STREET, SUITE 500
MONROE, NC 28112
(704)296-4210 TEL

FIRE MARSHAL

UNION COUNTY FIRE MARSHAL
500 N. MAIN STREET, SUITE 809
MONROE, NC 28112
(704)296-4296 TEL
(704)283-3716 FAX

SANITARY SEWER

UNION COUNTY PUBLIC WORKS
500 N. MAIN STREET, SUITE 500
MONROE, NC 28112
(704)296-4210 TEL

ELECTRIC

DUKE POWER
526 SOUTH CHURCH STREET
CHARLOTTE, NC 28202
(800)777-8998

DEPARTMENT OF TRANSPORTATION

NORTH CAROLINA DEPARTMENT OF TRANSPORTATION
(704)436-9316 TEL

UNDERGROUND STORAGE TANK

NORTH CAROLINA DEPARTMENT OF ENVIRONMENTAL
QUALITY - UNDERGROUND STORAGE TANK SECTION
217 WEST JONES STREET
RALEIGH, NC 27603
(919)707-8163

NOTES

IF AND WHEN THE PARCEL IS SUBDIVIDED, THE PARCEL WILL MEET THE MINIMUM FRONTAGE REQUIREMENTS OF 25 FEET.



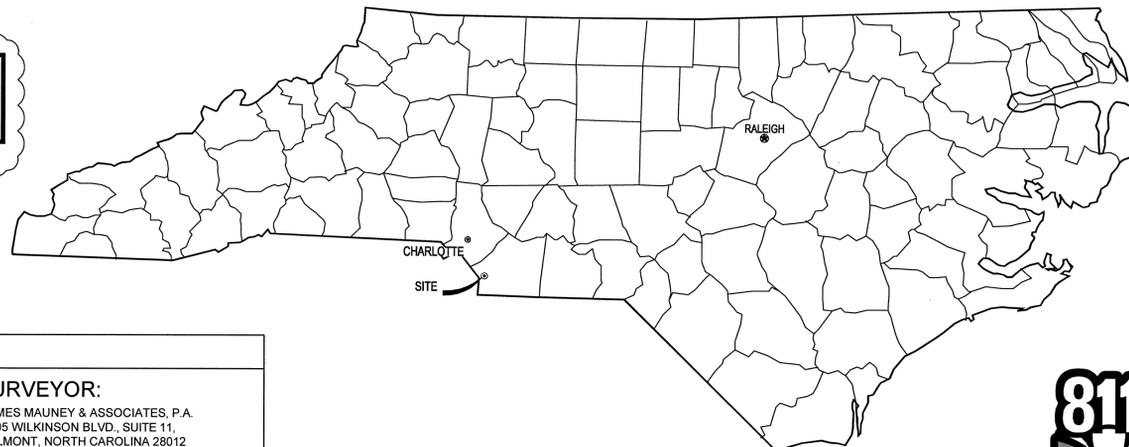
SITE LOCATION MAP

SCALE: 1" = 400'

PROJECT COMPLETION: JANUARY 2017

ALERT TO CONTRACTOR

CONTRACTOR SHALL USE ACTIVE SHORING DURING INSTALLATION OF UNDERGROUND STORAGE TANKS.



Sheet List Table

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S3-3	STRUCTURAL DETAILS

ATTACHMENT 1: SITE SIGNAGE PLANS BY CASCO

PREPARED BY:

Kimley»»Horn

PROJECT OWNER AND CONSULTANT INFORMATION

OWNER:

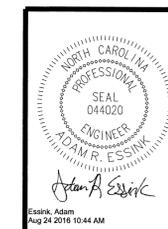
HARRIS TEETER, LLC.
701 CRESTDALE RD.
MATTHEWS, NORTH CAROLINA, 28105
(704) 844-3100 TEL
CONTACT: MICHAEL BURDETTE

ENGINEER:

KIMLEY-HORN AND ASSOCIATES, INC.
200 SOUTH TRYON STREET
SUITE 200
CHARLOTTE, NORTH CAROLINA 28202
(704) 333-6131 TEL
CONTACT: ADAM R. ESSINK, P.E.(NC)

SURVEYOR:

JAMES MAUNEY & ASSOCIATES, P.A.
6405 WILKINSON BLVD., SUITE 11,
BELMONT, NORTH CAROLINA 28012
(704) 828-9623 TEL
(704) 828-9625 FAX
CONTACT: JAMES P. CAMERON, P.L.S.



REV.	DATE	REVISIONS	PAGES
2	8/24/16	REVISIONS PER TOWN OF WAXHAW COMMENTS	
1	7/28/16	REVISIONS PER TOWN OF WAXHAW COMMENTS	
DATE	FILE NUMBER	SHEET NUMBER AND NAME	TOTAL SHEETS
08/24/2016	015640066	C0-0 - COVER SHEET	19

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KIMLEY-HORN AND ASSOCIATES, INC.

K:\CHL_PRA\01840 Harris Teeter Fuel\08 Cureton, Waxhaw, NC\02 - DWG\PlanSheet\C0-0 COVER SHEET.dwg

August 24, 2016 - 10:21am By: mugglejones

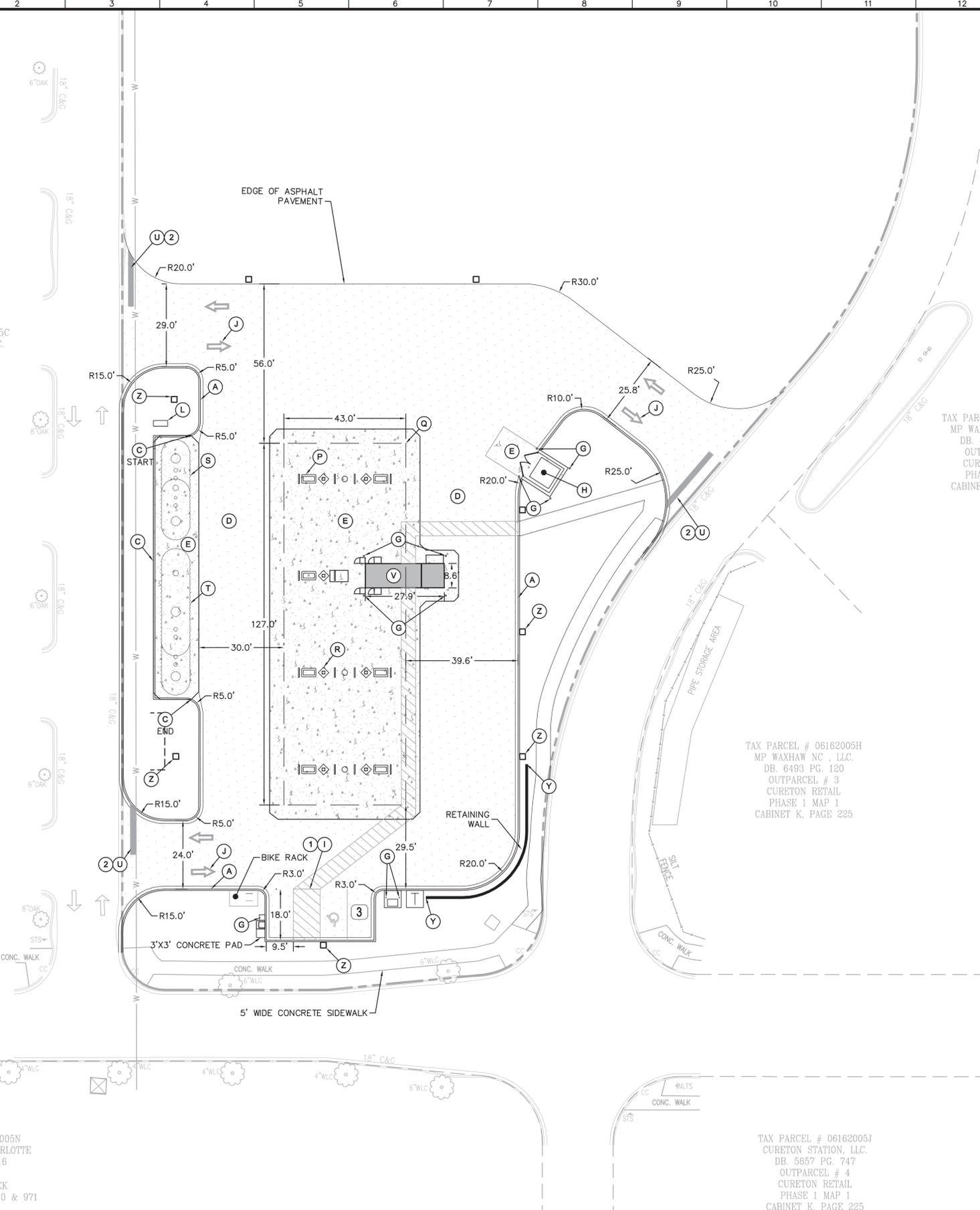
K:\CHL\PR\A\15640 Harris Teeter\066 Cureton, Waxhaw, NC\02 - DWG\PlanSheets\C2-0 SITE PLAN.dwg

TAX PARCEL # 06162005C
CURETON STATION, LLC.
DB. 5657 PG. 747
TRACT # 1
CURETON RETAIL
PHASE 1 MAP 1
CABINET K, PAGE 225

TAX PARCEL # 06162005N
YMCA OF GREATER CHARLOTTE
DB. 6593 , PG. 216
PARCEL "A"
TWELVE MILE CREEK
PLAT BOOK M , PAGE 970 & 971

TAX PARCEL # 06162005H
MP WAXHAW NC , LLC.
DB. 6493 PG. 120
OUTPARCEL # 3
CURETON RETAIL
PHASE 1 MAP 1
CABINET K, PAGE 225

TAX PARCEL # 06162005J
CURETON STATION, LLC.
DB. 5657 PG. 747
OUTPARCEL # 4
CURETON RETAIL
PHASE 1 MAP 1
CABINET K, PAGE 225



ZONING CODE SUMMARY

PROJECT NAME: STORE 182 - CURETON
CLIENT NAME: HARRIS TEETER, LLC.
PHONE#: (704)844-3100
PLANS PREPARED BY: KIMLEY-HORN AND ASSOCIATES
PHONE#: (704)333-5131
TAX PARCEL ID: 06-162-005 D
STREET ADDRESS: 8125 KENSINGTON DRIVE
WAXHAW, NORTH CAROLINA 28173
ZONING: CONDITIONAL USE - GENERAL COMMERCIAL (CU-C3)
FUEL SALES
PROPOSED USE: FUEL SALES
BUILDING HEIGHT: 2.50 ACRES
LOT SIZE: 2.50 ACRES
MINIMUM LOT WIDTH: TOWN OF WAXHAW
MINIMUM LOT DEPTH:
MAXIMUM BUILDING HEIGHT:
JURISDICTION:
YARD REQUIREMENTS: SETBACK (FRONT): 40
SIDE YARD (NORTH): 10
SIDE YARD (SOUTH): 10
REAR YARD: 20

PARKING SUMMARY

PARKING REQUIREMENT: 5 SPACES PER 1000 SF
TOTAL PARKING REQUIRED: 2 SPACE INC. 1 ADA (1 VAN)
TOTAL PARKING PROVIDED: 3 SPACES INC. 1 ADA (1 VAN)

OPEN SPACE SUMMARY

PARCEL AREA: 2.50 ACRES (108,900 SF)
TOTAL IMPERVIOUS AREA (PAVEMENT, WALKS, AND BUILDING):
EXISTING - 0.00 ACRES (0 SF)
PROPOSED - 0.58 ACRES (25,265 SF / 23.2%)
CURETON TOWN CENTER TOTAL IMPERVIOUS AREA: 8.66 ACRES

KIOSK AND CANOPY SUMMARY

KIOSK AREA: 240 SF
KIOSK HEIGHT: 13.5 FT
KIOSK DIMENSIONS: 27.9 FT LONG, 8.6 FT WIDE
CANOPY AREA: 5490 SF
CANOPY HEIGHT: 22.5 FT
CANOPY DIMENSIONS: 127 FT LONG, 43 FT WIDE
SEE KIOSK AND CANOPY PLANS FOR ADDITIONAL DETAILS

FUEL STATION SITE PLAN LEGEND

	PROPOSED 18" CURB AND GUTTER
	PROPOSED SITE NOTE
	PROPOSED PARKING SPACES
	PROPOSED HEAVY DUTY ASPHALT PAVEMENT
	PROPOSED HEAVY DUTY CONCRETE PAVEMENT
	PROPOSED STANDARD DUTY CONCRETE PAVEMENT
	PROPOSED KIOSK
	PROPOSED CANOPY
	PROPOSED UNDERGROUND STORAGE TANK

SITE NOTES

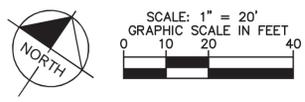
- 1. ALL DIMENSIONS ARE BASED FROM FACE OF CURB TO FACE OF CURB UNLESS OTHERWISE NOTED.
- 2. SEE EXISTING CONDITIONS SHEET FOR COMPLETE BOUNDARY DESCRIPTION , ADJOINING PROPERTIES, ZONING AND USE.
- 3. SEE GENERAL NOTES SHEET FOR SITE PLAN AND ZONING NOTES.
- 4. THIS SITE IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA ACCORDING TO THE INSURANCE RATE MAP, FIRM PANEL 3710550700J DATED NOVEMBER 5, 2008.
- 5. ALL ON-SITE STRIPING IS TO BE SHERWIN-WILLIAMS HOTLINE WITH GLASS BEADS.
- 6. CONTRACTOR SHALL INCLUDE A LINE ITEM IN THE BID FOR EXTENDING HEAVY DUTY CONCRETE PAVEMENT TO THE EXTENTS SHOWN OF PROPOSED HEAVY DUTY ASPHALT PAVEMENT.
- 7. CONTRACTOR SHALL USE MP1 CAULK TO SEAL AROUND KIOSK.
- 8. CONTRACTOR SHALL USE POLYUREA FLOOR SEALANT ON ALL ON SITE CONCRETE.
- 9. ZONING ADMINISTRATOR HAS WAIVED THE REQUIREMENT FOR A LOADING SPACE.
- 10. ACCESS WAYS, WALKWAYS, AND PARKING AREAS SHALL BE LIGHTED ADEQUATELY BY LIGHTING FIXTURES WHICH SHALL BE INSTALLED AS TO PROTECT THE STREET AND NEIGHBORING PROPERTIES FROM DIRECT GLARE OR HAZARDOUS INTERFERENCE OF ANY KIND.
- 11. ALL SIGNAGE WILL BE PERMITTED SEPARATELY.
- 12. ALL UTILITIES SHALL BE SCREENED FROM VIEW.
- 13. ALL COLOR ARCHITECTURAL ELEVATIONS SHALL MEET THE REQUIREMENTS OF THE TOWN OF WAXHAW UDO AND THE CURETON CUP SITE PLAN.
- 14. IF AND WHEN THE PARCEL IS SUBDIVIDED, THE PARCEL SHALL MEET THE MINIMUM FRONTAGE REQUIREMENTS OF 25 FEET.
- 15. IF AND WHEN THE REMAINDER OF THE PARCEL IS DEVELOPED, A DRIVEWAY CONNECTION WILL BE PROVIDED.

SITE LEGEND

- (A) 18" CONCRETE CURB AND GUTTER TYPICAL (SEE SITE DETAIL SHEET)
- (B) CURB TRANSITION (SEE SITE DETAIL SHEET) - NOT USED
- (C) 18" VERTICAL CURB (SEE SITE DETAIL SHEET)
- (D) HEAVY DUTY ASPHALT PAVEMENT (SEE SITE DETAIL SHEET)
- (E) HEAVY DUTY CONCRETE PAVEMENT (SEE SITE DETAIL SHEET) SEE NOTE 6 ABOVE
- (F) STANDARD DUTY CONCRETE SIDEWALK (SEE SITE DETAIL SHEET) - NOT USED
- (G) 6" PIPE BOLLARD WITH GLASS CITY BOLLARD SLEEVE (SEE SITE DETAIL SHEET)
- (H) DUMPSTER ENCLOSURE WITH GATES (SEE SITE DETAIL SHEET)
- (I) ACCESSIBLE PARKING SPACE TYPICAL. SEE SITE DETAIL SHEET FOR ACCESSIBLE PARKING SPACE SIZE AND SIGN ("VAN"-INDICATES VAN ACCESSIBLE SPACE)
- (J) PAINTED DIRECTIONAL ARROW, TYPICAL (SEE SITE DETAIL SHEET)
- (K) "STOP" SIGN. (SEE SITE DETAIL SHEET) - NOT USED
- (L) VENT STACK (SEE UNDERGROUND STORAGE TANK PLANS BY GALLOWAY)
- (M) ADA PEDESTRIAN CROSSWALK (SEE SITE DETAIL SHEET) - NOT USED
- (N) HANDICAP ACCESSIBLE RAMP (SEE SITE DETAIL SHEET) - NOT USED
- (O) MONUMENT SIGN (SEE SITE SIGNAGE PLANS BY CASCO SIGNS) - NOT USED
- (P) DISPENSER (SEE UNDERGROUND STORAGE TANK PLANS BY GALLOWAY)
- (Q) OVERHEAD CANOPY (SEE CANOPY AND CANOPY LIGHTING PLANS BY MCGEE CORPORATION)
- (R) CANOPY COLUMN (SEE CANOPY COLUMN ABRICK MASONRY WRAP SHEET AND CANOPY AND CANOPY LIGHTING PLANS BY MCGEE CORPORATION)
- (S) 18,000 GALLON SPLIT FUEL TANK (10,000 DIESEL AND 8,000 PREMIUM) (SEE UNDERGROUND STORAGE TANK PLANS BY GALLOWAY)
- (T) 20,000 GALLON FUEL TANK (REGULAR) (SEE UNDERGROUND STORAGE TANK PLANS BY GALLOWAY)
- (U) STOP BAR (SEE SITE DETAIL SHEET)
- (V) KIOSK (SEE KIOSK PLANS BY FREY MOSS STRUCTURES)
- (W) YELLOW TRAFFIC WARNING STRIPE (SPECIFICATION TO MATCH LOCAL CITY STREET PAINT REQUIREMENTS) - NOT USED
- (X) EXISTING MONUMENT SIGN TO REMAIN - NOT USED
- (Y) RETAINING WALL WITH BRICK FACE (SEE SHEET C6-5 AND REFERENCE HT FUEL CENTER BRICK SCHEDULE FOR COLOR)
- (Z) LIGHT POLE BASE (SEE STRUCTURAL SHEETS)

STRIPING LEGEND

- (1) SINGLE WHITE SOLID LINE / 4" WIDE
- (2) SINGLE WHITE SOLID LINE / 24" WIDE



Kimley-Horn
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SUITE 200
CHARLOTTE, NC 28202
PHONE: (704) 333-5131

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PROFESSIONAL SEAL
044020
ENGINEER
ADAM R. ESSINK
Aug 24 2016 10:46 AM

NO.	DATE	REVISIONS
2	8/24/16	REVISIONS PER TOWN OF WAXHAW COMMENTS
1	7/28/16	REVISIONS PER TOWN OF WAXHAW COMMENTS

HARRIS TEETER

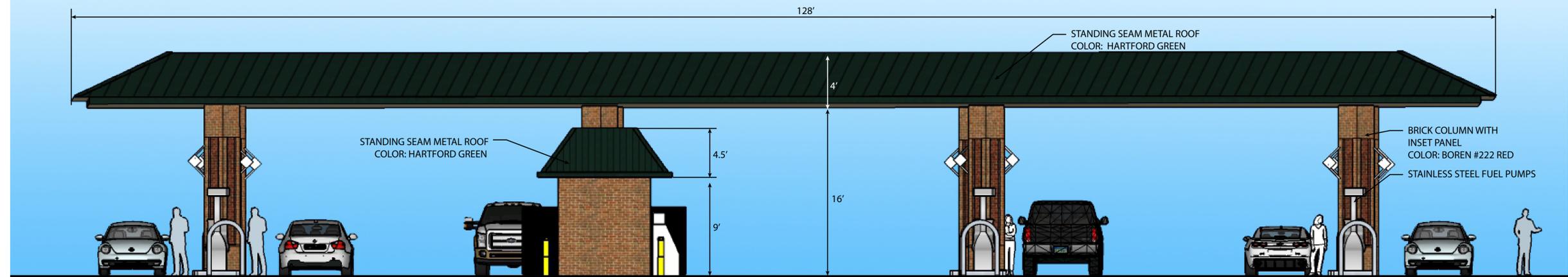
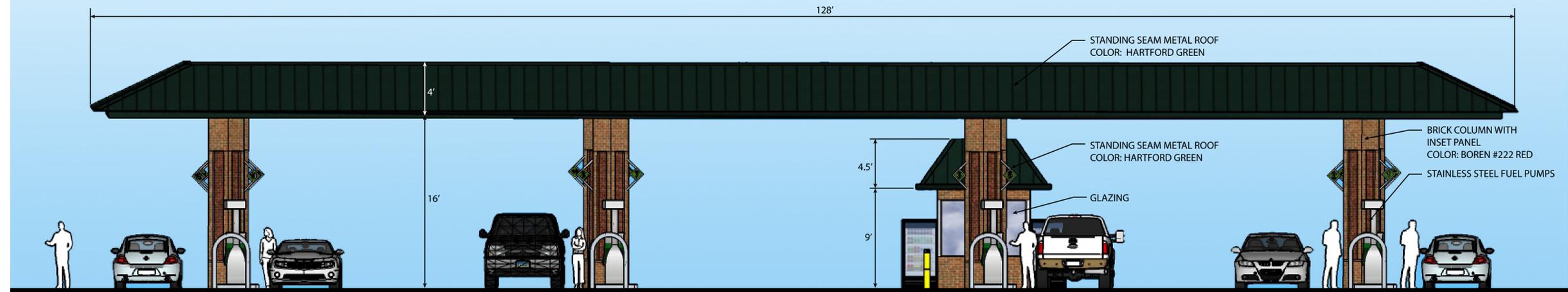
PROJECT: HARRIS TEETER FUEL CENTER
STORE 182
CURETON
8125 KENSINGTON DRIVE
WAXHAW, NC 28173
UNION COUNTY

FUEL STATION SITE PLAN

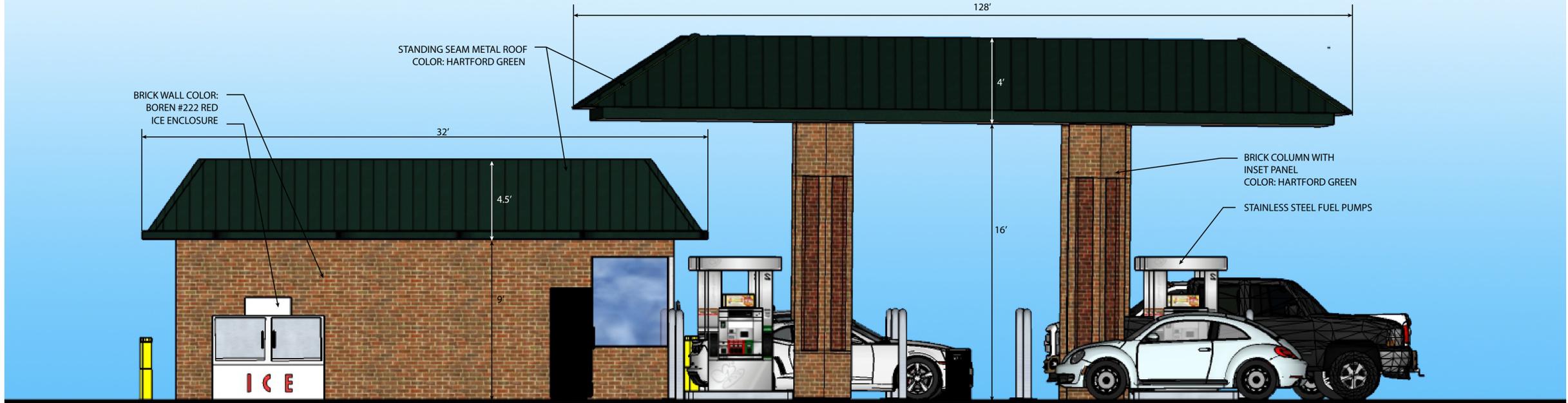
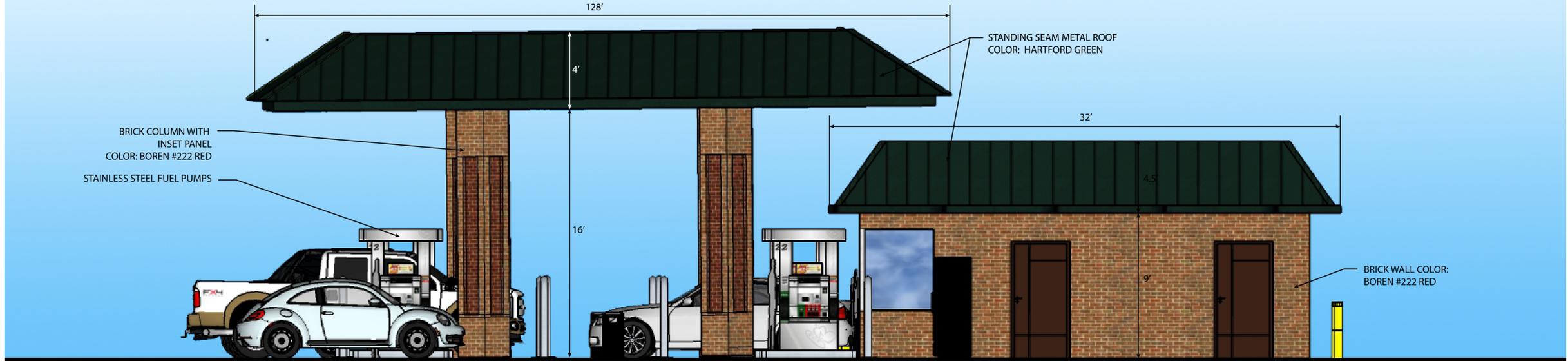
DESIGNED BY: MFJ
DRAWN BY: PLF
CHECKED BY: ARE
DATE: 08/24/2016
PROJECT#: 015640066

C2-1

Know what's below.
Call before you dig.



HARRIS TEETER FUEL CENTER - 066 - CURETON - WAXHAW, NC
FRONT AND BACK VIEW



HARRIS TEETER FUEL CENTER - 066 - CURETON - WAXHAW, NC
SIDE VIEW