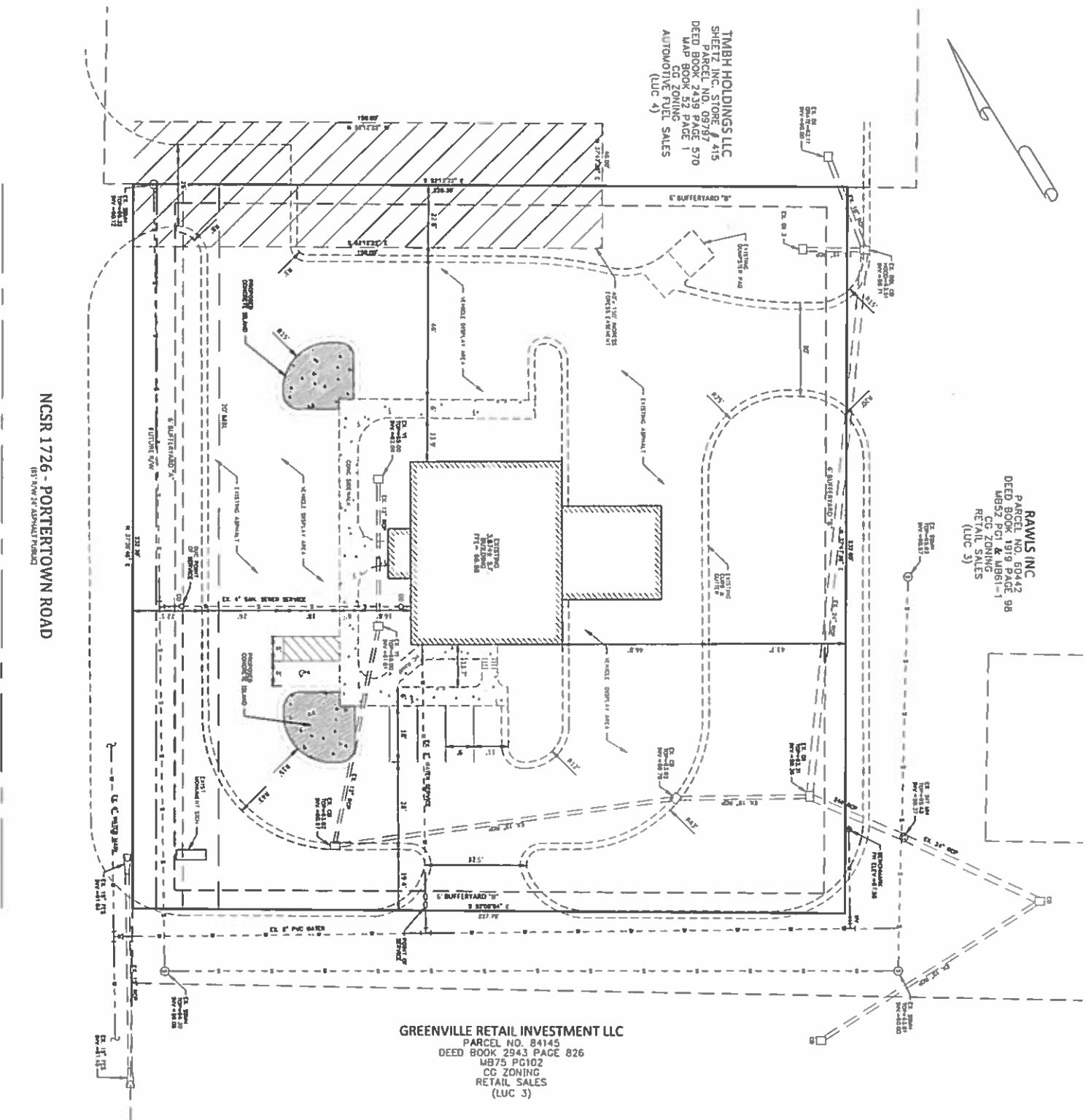


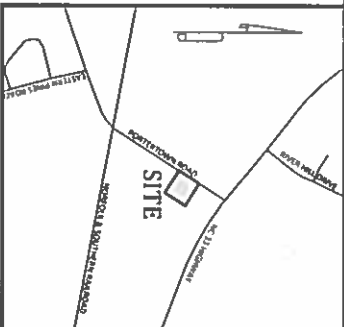


Site Data

TOTAL ADJACENT LOT SIZE: 1.221 AC.
TOTAL ADJACENT LOT AREA: 66,600 SQ. FT.
CURRENT ZONING: CC (COMMERCIAL)
LAND USE: AUTO SALES
LAND USE CLASSIFICATION: 4
USE: 4
TOTAL LOT AREA: 2.941 SF
BUILDING HEIGHT IN FT. & STORES: 24 FT (STORY)
TOTAL NO. OF PARKING SPACES REQUIRED: 32 PARKING (1 INQ 32)
TOTAL NO. OF PARKING SPACES PROVIDED: 30 (1 INQ 30)
TOTAL SQ. FEET OF IMPERVIOUS AREA: 32,604 SF
APPROXIMATE AREA FOR PARKING: 25,000 SF
APPROXIMATE AREA FOR DRIVEWAY: 181 SF
APPROXIMATE AREA FOR DRIVEWAY: 123 SF
ADDRESS: 12315 PORTERWOOD ROAD
GREENVILLE, NC 27618

Parking Requirements:

AUTO SALES: 1 SPACE / 400 SF OF SHOWROOM	
650 SF OF SHOWROOM / 400 SF	<u>2 SPACES</u>
TOTAL REQUIRED PARKING:	2 SPACES
REQUIRED MANICURE PARKING:	1 SPACE



- General Notes:**

1. MOORE DRAINAGE APPROVAL #2441 IS NOT REQUIRED
2. ANY DRAINAGE APPROVAL MUST BE CLOSED IN ACCORDANCE WITH THE CITY OF GREENWICH'S DRAINAGE ORDINANCE
3. CONTACT NORTH CAROLINA ONE-CALL CENTER, INC. ONE-CALL AT 811 TO HAVE ALL UNDERGROUND UTILITIES LOCATED PRIOR TO EXCAVATING OR TRENCHING
4. ALL REQUIRED IMPROVEMENTS SHALL CONFORM TO THE CITY OF GREENWICH MANUAL OF STANDARD DESIGN AND DETAILS (MSDD) AND THE GREENWICH UTILITIES MANUAL FOR THE DESIGN AND CONSTRUCTION OF WATER AND WASTEWATER SYSTEMS EXTENSIONS
5. CONTRACTOR SHALL NOTIFY PUBLIC WORKS STREET MAINTENANCE DIVISION 48 HOURS PRIOR TO EXCAVATION TO BE TESTING STORM DRAIN LOCATED WITHIN PUBLIC STORM DRAINAGE
6. THE PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY RE: FIRM 37030-0000, DATED JUNE 18, 2005.
7. PROVIDE ALL NECESSARY SIGNAGE FOR MAINTAINING TRAFFIC
8. PAVING LOT SHALL BE STRIPPED IN ACCORDANCE WITH PLAN
9. THIS PROJECT DISTURBS LESS THAN 1 ACRE. EROSION CONTROL PLAN APPROVAL IS NOT REQUIRED
10. THIS PROJECT DISTURBS LESS THAN 50 ACRES FOR PURPOSES OF A COMMERCIAL DEVELOPMENT
11. STORM WATER RETENTION PLAN APPROVAL IS NOT REQUIRED
12. STORM WATER RETENTION IS PROVIDED IN MASTER STUDY FOR ENTIRE DEVELOPMENT
13. REFUSE COLLECTION SHALL BE PROVIDED BY PRIVATE SERVICE
14. DUMPSTER PLOTS SHALL BE LOCATED ON PAVED SURFACES BY COMPLETE VISUAL SCREEN CONSISTING OF A FENCE, VEGETATION OR COMBINATION THEREOF
15. ALL BUILDINGS ARE TO BACK OF CURB UNLESS OTHERWISE NOTED
16. SITE SHALL MEET ALL RELATED ACCESSIBILITY CODE REQUIREMENTS
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100. SITE SHALL MEET ALL RELATED ACCESSIBILITY CODE REQUIREMENTS

Survey Notes:

BOUNDARY AND TOPOGRAPHIC INFORMATION SHOWN HEREON WAS DRAWN FROM SITE PLAN PREPARED BY BALDWIN AND ASSOCIATES, AS SHOWN ON DRAWING ENTITLED SITE & STAGING PLAN, EAST CAROLINA BANK LOT 2, HANDELS SQUARE, DATED SEPTEMBER 27, 2004.

SHEET INDEX

Sheet No. C-1	Site Plan
Sheet No. C-2	Landscaping Plan

Owner / Developer

ALLGOOD REAL ESTATE, L.L.C.
4030 US HWY 264 W
WASHINGTON, NC 27689
PHONE: (252) 974-2886

City of Greenville Site Plan Approval	
Date _____	
☐ Approved	☐ Approved as Noted
Zoning	Engineering
Barry/Ford/Poolman	Inspections
Frank/DeLoach	GLUE sheets
OTIC main/interior	GLUE kit
MC/OT	Verification
Notes	Notes

Only Engineering drawings shall be inspected for adequacy of design, notes or annotations in the plans. All other shall meet all specifications, standards and applicable regulations.

#	DATE	COMMENTS
Final Drawings Issued For Permit Review Purposes Only		

SITE PLAN

WEST PARK MOTOR COMPANY

PORTERTOWN ROAD (NCSR 1726)
Grimesland Township, Pitt County, North Carolina

NC License P-1190

ARK CONSULTING GROUP, PLLC
ENGINEERS & PLANNERS

2755-B Charles Blvd.
Greenville, NC 27858
(252) 558-0888
www.arkconsultinggroup.com

12/27/2020

NOTARY PUBLIC
SCOTT J. AMERSON
28625
51404

Project Manager:	STA
Drawn By	GED
Checked By	STA
Project Number	20090
Drawing Number	D-1225

Q



Final Drawings
Issued For Permit
Review Purposes Only

#	DATE	COMMENTS
REVISIONS:		

LANDSCAPING PLAN

WEST PARK MOTOR COMPANY

PORTERTOWN ROAD (NCSR 1726)
Grimesland Township, Pitt County, North Carolina

SEAL

12/21/2020

12/21/2020

ARK CONSULTING GROUP, PLLC

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Project Manager

ST/A

Drawn By

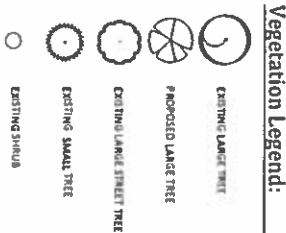
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Checked By

20090

Drawing Number

D-1255



Bufferyard Notes:

- SITE DATA, LAND AREA FOR VEGETATION REQUIREMENTS: 1.2 AC.
 - REQUIRED VEGETATION FOR LOT:
 - LARGE TREES: 4 (6 PROPOSED)
 - SMALL TREES: 12 (6 LOCATED TO SUBSTITUTE)
 - SHRUBS: 30 (60 PROPOSED)
 - REQUIRED STREET VEGETATION:
 - LARGE TREES: 9 (2/22 3917 NCSR 1726 PORTERTOWN ROAD)
 - REQUIRED SCREENING VEGETATION: NONE
 - REQUIRED VEGETATION LOCATED IN EASEMENTS: NONE
- MINIMUM PLANT SIZE SHALL BE IN ACCORDANCE WITH THE ZONING REGULATIONS AS FOLLOWS:

PLANTING MATERIAL TYPE

MINIMUM PLANTING SIZE	
1. LARGE TREE - SINGLE STEM	30" (HEIGHT) AND 7" CALIPER
2. SMALL TREE	8" (HEIGHT) AND 1.5" CALIPER
3. SHRUB	18" (HEIGHT), EXCEPT AS PROVIDED UNDER SECTION 9-4-2(7)(d)
- NO PORTION OF ANY PARKING AREA, INCLUDING ANY DRIVEWAY, PARKING SPACE, DRIVE AND/OR TURNING AREA, SHALL BE LOCATED MORE THAN THIRTY (30) FEET FROM ANY ON-SITE SMALL TREE OR SECTION. THE MEASUREMENT SHALL BE FROM THE FARTHEST EDGE OF THE SUBJECT AREA TO THE CENTER OF THE BASE OF THE CLOSEST QUALIFYING TREE.
- SITE PLAN APPROVAL FROM THE RESPECTIVE EASEMENT HOLDER SHALL BE CONTINUED AS APPROVAL OF ALL ENCROACHMENTS, AS SHOWN, ON THIS PLAN. (SEE NOTE ON ITEM 1.D)
- THE FOLLOWING VEGETATION MATERIALS AS LISTED BY COMMON NAME, SHALL CONTINUE NOT MORE THAN TWENTY-FIVE (25) PERCENT OF THE TOTAL REQUIREMENT FOR THE SPECIFIC CATEGORY:
 - LARGE TREE CATEGORY:
 - RED TIP PHLOEMIA
 - SMALL TREE CATEGORY:
 - ARISTOCAT PEAR
 - BALDADO PEAR
 - CAPRICORN PEAR
 - CLEVELAND SELECT PEAR
 - EVERGREEN SHRUB CATEGORY: RED TIP PHLOEMIA
- DISPERSED/COMPACTION SHALL BE SCREENED ON 3 SIDES IN ACCORDANCE WITH SECTION 9-4-2(2)(b) OF THE CITY CODE.
- EXISTING SUBSTITUTE VEGETATION MATERIALS HAVE BEEN NOTED INCLUDING THEIR SPECIFIC LOCATION(S), TYPE(S), AND SIZE(S).
- EXISTING SUBSTITUTE VEGETATION MATERIAL SHALL BE PROTECTED FROM SITE DEVELOPMENT ACTIVITIES IN ACCORDANCE WITH SECTION 9-4-2(5)(d) OF THE CITY CODE.
- NO LARGE TREES TO BE PLANTED WITHIN SANITARY SEWER, WATERLINE OR ELECTRIC EASEMENTS.
- PARKING LOT AREA TO BE SCREENED IN ACCORDANCE WITH SECTION 9-4-2(5)(b) OF THE CITY CODE. PARKING AREA SCREENING SHALL BE INSTALLED WITHIN A 10 FOOT SETBACK ADJACENT TO AND EXTENDING THE FULL STREET SIDE WIDTH OF ALL PARKING AREAS WHICH FRONT A PUBLIC OR PRIVATE STREET.
- MINIMUM OF 3 FEET CLEARANCE MUST BE MAINTAINED AROUND ALL TREE TRUNKS BY ACCORDANCE WITH STATE BUILDING CODE.
- ALL REQUIRED PLANT MATERIAL (LARGE AND SMALL TREES, SHRUBS) LOCATED IN A SCREENING BUFFERYARD (A, B, & C) SHALL BE EVERGREEN.

