ESTIMATED CONSTRUCTION SCHEDULE	
ANTICIPATED START	AUGUST 1, 2018
ANTICIPATED COMPETION	FEBRUARY 1, 2019

PARKING TABLE

RESTAURANT: 6 SPACE PER 1,000 SQ. FT.
REQUIRED: RESTAURANT "A" = 4,500 SF
OUTDOOR SEATING = 485 SF
30 (4,985 / 1000 = 4.985)(4.985 X 6 = 29.9)

RETAIL: 4 SPACES PER 1,000 SQ. FT.
REQUIRED: 10 (2400 / 1000 = 2.400)(2.400 X 4 = 9.6)

MEDICAL OFFICE: 4 SPACES PER 1,000 SQ. FT.
REQUIRED: 12 (2900 / 1000 = 2.900)(2.900 X 4 = 11.6)

TOTAL REQUIRED: 52
TOTAL PROVIDED: 91

ADA SPACES

SPACES PROPOSED BETWEEN 76 TO 100 = 4 ADA (3 REGULAR 8' = 5', 1 VAN 8'+8')
TOTAL ADA REQUIRED 3 REGULAR, 1 VAN
TOTAL ADA PROVIDED 3 REGULAR, 2 VAN

BICYCLE PARKING

REQUIRED: 1 SPACE / 25 PARKING SPACES
4 (89 SPACES / 25 = 3.56)

SITE KEY NOTES:

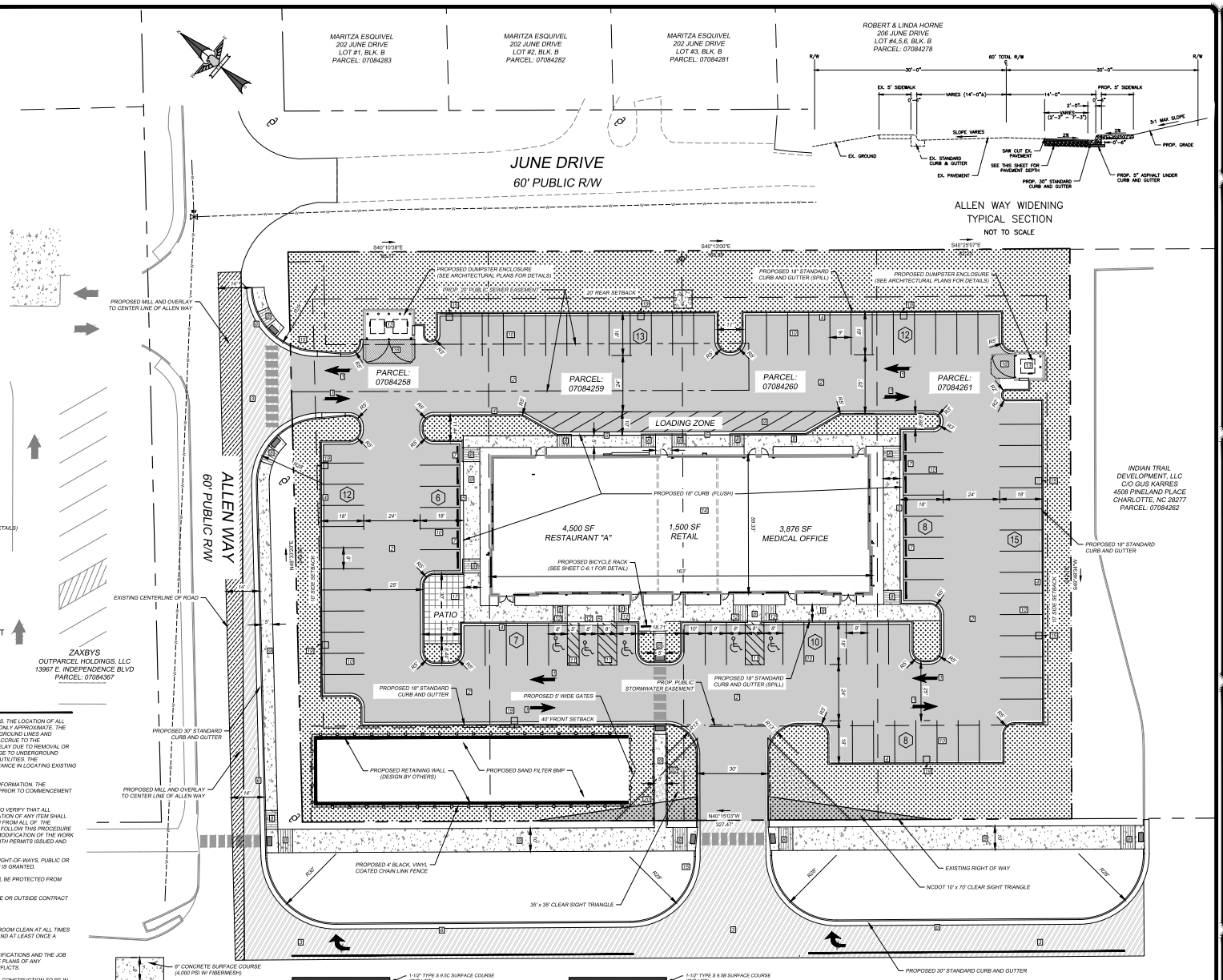
1 – PAINT WHITE TRAFFIC ARROWS PER DETAIL
2 – CONSTRUCT ASPHALT PAVEMENT (SEE DETAIL ON THIS SHEET)
3 – CONSTRUCT NCDOT ASPHALT PAVEMENT (SEE DETAIL ON THIS SHEET)
4 – CONSTRUCT 18" STANDARD CURB & SPILL GUTTER (SEE DETAIL ON SHEET C6.1)
5 – CONSTRUCT 18" FLUSH CURB & GUTTER (SEE DETAIL ON SHEET C6.1)
6 – CONSTRUCT 30" STANDARD CURB & GUTTER (SEE DETAIL ON SHEET C6.1)
– PER NCDOT STANDARDS, ALL 30" MUST BE SET ON 5" OF ASPHALT BASE COURSE. ASPHALT BASE COURSE MUST EXTEND 6" BEYOND THE CURB WITH A 1:1 SLOPE.
7 – CONSTRUCT WHEEL STOPS
8 – CONSTRUCT ADA ACCESSIBLE RAMP (SEE DETAIL ON SHEET C6.2)
9 – CONSTRUCT CONCRETE WALK (SEE DETAIL ON SHEET C6.1)
10 – PAINT 4" WIDE STRIPED PARKING @ 90°, WHITE
11 – PAINT 4" WIDE STRIPES, WHITE @ 45° 2'-0" O.C.
12 – INSTALL CONCRETE BOLLARD / H.C. SIGN (SEE DETAIL ON SHEET 6.2)
13 – CONSTRUCT DUMPSTER ENCLOSURE (SEE ARCHITECTURAL PLANS FOR DETAILS)
14 – CONSTRUCT BUILDING (SEE ARCHITECTURAL PLANS FOR DETAILS)
15 – PROPOSED STOP SIGN
16 – CONSTRUCT CONCRETE TRASH ENCLOSURE PAD (SEE DETAIL ON THIS SHEET)
17 – CONSTRUCT STAMPED CONCRETE PATIO
18 – CONSTRUCT CONCRETE TRANSFORMER PAD
19 – LIGHT POLE LOCATION (REFER TO ARCHITECTURAL DRAWINGS FOR LIGHTING PLAN AND DETAILS)
20 – PROPOSED HANDRAIL (SEE DETAIL ON SHEET C-6.2)

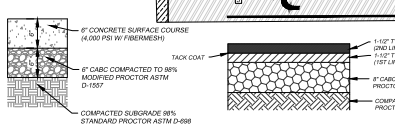
LEGEND

- PROPOSED ASPHALT PAVEMENT
- PROPOSED NCDOT ASPHALT PAVEMENT
- PROPOSED MILL AND OVERLAY AREA
- PROPOSED TRASH ENCLOSURE CONCRETE PAVEMENT
- PROPOSED SIDEWALK CONCRETE PAVEMENT
- PROPOSED PATIO CONCRETE PAVEMENT
- PROPOSED LANDSCAPE AREAS

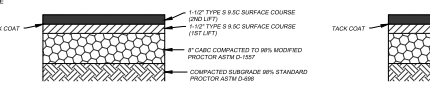
SITE NOTES:

1. THE CONTRACTOR SHALL VERIFY LOCATION AND ELEVATION OF ALL UNDERGROUND UTILITIES. THE LOCATION OF ALL EXISTING UTILITIES ARE NOT NECESSARILY SHOWN ON THE PLANS AND WHERE SHOWN ARE ONLY APPROXIMATE. THE CONTRACTOR SHALL ON HIS INITIATIVE AND AT NO EXTRA COSTS HAVE LOCATED ALL UNDERGROUND LINES AND STRUCTURES AS NECESSARY. NO CLAIMS FOR DAMAGES OR EXTRA COMPENSATION SHALL ACCRUE TO THE CONTRACTOR FROM THE PRESENCE OF SUCH PIPE, OTHER OBSTRUCTIONS OR FROM ANY DELAY DUE TO REMOVAL OR REARRANGEMENT OF THE SAME. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO UNDERGROUND STRUCTURES. THE CONTRACTOR IS RESPONSIBLE FOR CONTACTING ALL NON-SUBSCRIBING UTILITIES. THE CONTRACTOR(S) SHALL CONTACT NORTH CAROLINA ONE CALL AT 1-800-632-4949 FOR ASSISTANCE IN LOCATING EXISTING UTILITIES. CALL AT LEAST 48 HOURS PRIOR TO ANY DIGGING.
2. THE LOCATIONS OF ALL UTILITIES SHOWN ON THESE PLANS ARE BASED ON THE AVAILABLE INFORMATION. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF UTILITIES WITH THE UTILITY OWNERS PRIOR TO COMMENCEMENT OF CONSTRUCTION.
3. PRIOR TO STARTING CONSTRUCTION, THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION OF ANY ITEM SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED ALL PLANS AND ANY OTHER DOCUMENTATION FROM ALL OF THE PERMITTING AND ANY OTHER REGULATORY AUTHORITIES. FAILURE OF THE CONTRACTOR TO FOLLOW THIS PROCEDURE SHALL CAUSE THE CONTRACTOR TO ASSUME FULL RESPONSIBILITY FOR ANY SUBSEQUENT MODIFICATION OF THE WORK MANDATED BY ANY REGULATORY AUTHORITY. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH PERMITS ISSUED AND APPLICABLE STATE, COUNTY AND LOCAL CODES.
4. THE GENERAL CONTRACTOR SHALL CONTACT ALL OWNERS OF EASEMENTS, UTILITIES AND RIGHT-OF-WAYS, PUBLIC OR PRIVATE, PRIOR TO WORKING IN THESE AREAS. ACCESS SHALL BE LIMITED UNTIL PERMISSION IS GRANTED.
5. CONTRACTOR SHALL MAINTAIN THE SITE IN A MANNER SO THAT WORKMEN AND PUBLIC SHALL BE PROTECTED FROM INJURY, AND ADJOINING PROPERTY PROTECTED FROM DAMAGE.
6. CONTRACTOR IS RESPONSIBLE FOR DAMAGE TO ANY EXISTING ITEM AND/OR MATERIAL INSIDE OR OUTSIDE CONTRACT LIMITS DUE TO CONSTRUCTION OPERATIONS.
7. ALL SITE DIMENSIONS ARE TO THE FACE OF CURB, UNLESS OTHERWISE NOTED.
8. THE GENERAL CONTRACTOR SHALL KEEP THE AREA OUTSIDE THE "CONSTRUCTION LIMITS" BROOM CLEAN AT ALL TIMES AND REMOVE ALL TRASH AND DEBRIS FROM THE SITE UPON COMPLETION OF THE PROJECT AND AT LEAST ONCE A WEEK DURING CONSTRUCTION.
9. BEFORE COMMENCEMENT OF WORK, THE CONTRACTOR SHALL REVIEW ALL PLANS AND SPECIFICATIONS AND THE JOB SITE. THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE ENGINEER WHO PREPARED THE PLANS OF ANY DISCREPANCIES THAT MAY REQUIRE MODIFICATIONS TO THESE PLANS OR OF ANY FIELD CONFLICTS.
10. ALL PERMITS RELATIVE TO THE PROJECT MUST BE OBTAINED, PRIOR TO CONSTRUCTION. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH PERMITS ISSUED AND APPLICABLE STATE, COUNTY AND LOCAL CODES.
11. ALL WORK IN RIGHT-OF-WAY SHALL BE PERFORMED IN ACCORDANCE WITH "THE CURRENT EDITION OF THE STATE DEPARTMENT OF TRANSPORTATION CONSTRUCTION AND MATERIALS SPECIFICATIONS".
12. CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY; THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY, AND HOLD THE OWNER AND DESIGN PROFESSIONAL HARMLESS OF ANY AND ALL LIABILITY, REAL OR ALLEGED IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, ACCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR DESIGN PROFESSIONAL.
13. SUBJECT PROPERTY IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD ZONE. IT IS LOCATED IN ZONE "X" AS DEFINED BY NFIP F.I.R.M. MAP NUMBER 3710540800J, EFFECTIVE DATE: OCTOBER 16, 2008.

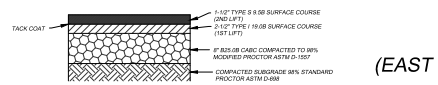




CONCRETE PAVEMENT SECTION



ASPHALT PAVEMENT SECTION



NCDOT ASPHALT PAVEMENT SECTION

ENGLE ENGINEERING
FIRM LICENSE # C-0873
2013A Van Buren Avenue
Indian Trail, NC 28079
(704) 882-1577
P.O. BOX 351
Alpharetta, GA 30009
(678) 339-0840
www.englefirm.net

NO.	DATE	BY	ISSUE
1	06-13-18	SAP	ADDRESSED TOWN, UCPW, NCDOT, NCDENR COMMENTS
2	07-17-18	SAP	ADDRESSED TOWN, UCPW, NCDOT COMMENTS - REVISED STORMWATER BMP
3	08-14-18	SAP	ADDRESSED TOWN, UCPW, AND UCPW COMMENTS
4	09-04-18	SAP	ADDRESSED UCPW COMMENTS

INDEPENDENCE POINT
INDIAN TRAIL, NC

LONG TERM NET FUND, LLC
231 POST OFFICE DRIVE, STE. B8
INDIAN TRAIL, NC 28079

SITE PLAN

DESIGNED BY	DRAWN BY	CHECKED BY	JOB NUMBER
SAP	SAP	JHR	5532
Scale	DATE		
AS SHOWN	04/14/2018		

NORTH CAROLINA PROFESSIONAL ENGINEER SEAL 019865 JOHNNY HOUSTON ROBERTS

Sheet
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