

**OWNER INFORMATION:**

CURRENT PROPERTY OWNER: MILLIKEN AND LENNON, INC  
14 STONE CHIMNEY ROAD  
SUPPLY, NC 28462

PROPOSED PROPERTY OWNER: COOK OUT-KINGS MOUNTAIN, INC.  
15 LAURA LANE, STE 300  
THOMASVILLE, NC 27360

**PROPERTY INFORMATION:**

TAX PARCEL NUMBER: 1820013403  
DEED REFERENCE: BOOK 585, PAGE 578  
MAP REFERENCE: BOOK 108, PAGE 25

PROPERTY ADDRESS: 4455 MAIN STREET  
SHALLOTTE, NC 28470

SITE AREA: 0.77 AC (33,600 SF)

CURRENT ZONING: BUSINESS (HB)  
MINIMUM LOT AREA: 20,000 SF  
MINIMUM LOT WIDTH: 60 FEET

BUILDING SETBACKS:  
FRONT YARD= 24' REAR YARD= 10' SIDES=10'  
MAXIMUM BUILDING HEIGHT: 40'

CURRENT USE: VARIAN USE  
PROPOSED USE: RESTAURANT (DRIVE THRU ONLY)  
TOTAL SQUARE FOOTAGE OF BUILDING: 1,582 (ENCLOSED FLOOR AREA)

TERMINAL LANDSCAPING  
TOTAL PROPOSED PAVED AREA TO BE USED FOR PARKING, LOADING, OR VEHICULAR USE = 15,667 SF

TOTAL INTERNAL LANDSCAPING SPACE REQUIRED (8.0%) 1,253 SF  
TOTAL INTERNAL LANDSCAPING SPACE PROVIDED (16.3%) 2,553 SF (LS)  
(SEE LANDSCAPING PLAN BY OTHERS)

PARKING:  
TOTAL SF OF BUILDING SPACE: 1,582 (ENCLOSED FLOOR AREA)  
KITCHEN AREA = 902 SF  
SPACE, 1 SPACE PER 300 SF OF KITCHEN AREA  
REQUIRED PARKING SPACES: 4  
PARKING SPACES PROVIDED: 13 SPACES  
(INCLUDING 1 VAN ACCESSIBLE HANDICAP SPACE)

**IMPERVIOUS AREA CALCULATIONS:**

PROPOSED IMPERVIOUS DRIVEWAY AND PARKING	15,743 SF
CONCRETE SIDEWALK	75 SF
BUILDING	1,582 SF
TOTAL IMPERVIOUS AREA =	17,400 SF (0.20 AC)
AREA OF TRACT=	33,688 SF (0.77 AC)
PERCENTAGE OF IMPERVIOUS AREA=	51.6%

**NOTES:**

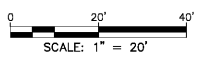
- THIS PLAN COMPLIES WITH THE TOWN OF SHALLOTTE DEVELOPMENT STANDARDS.
- THIS PROJECT SHALL COMPLY WITH THE TOWN OF SHALLOTTE'S STORMWATER MANAGEMENT ORDINANCE AND MUST BE ISSUED A STORMWATER PERMIT FROM THE TOWN OF SHALLOTTE AND A SEPARATE PERMIT FOR NCDEQ.
- ALL LIGHTING SHALL BE INTERNALLY LOCATED AND SHALL NOT EXCEED 40' IN HEIGHT.
- THE PROPOSED BUILDING SHALL NOT EXCEED 40' IN HEIGHT.
- THIS PROPERTY APPEARS TO BE NOT LOCATED IN A FLOOD ZONE.
- ALL INTERIOR PLANTINGS SHALL BE BLOCKED FOR PROTECTION.
- ALL PARKING LOT AND DRIVEWAY STRIPING AND SIGNAGE TO COMPLY WITH CURRENT MUTCD STANDARDS.
- ALL PROPOSED HVAC UNITS WILL BE SCREENED AND SHALL NOT ENCROACH MORE THAN 4' FEET INTO ANY YARD SETBACK.
- THE BUILDINGS MAY NOT HAVE METAL FACADES ALONG AREAS THAT FACE THE STREET PER SEC 10-2 OF THE TOWN UDO.
- 8' SIDEWALK WILL BE PROVIDED OR A PAYMENT OF A FEE INTO THE TOWN SIDEWALK FUND IN LIEU OF CONSTRUCTION OF SIDEWALK.
- OWNER AND OWNER'S CONTRACTOR SHALL COORDINATE WITH BEMC AND ATMC REGARDING THE RELOCATION OF EXISTING AND PROPOSED UTILITIES AS REQUIRED.
- THIS PROJECT SHALL COMPLY WITH THE TOWN OF SHALLOTTE UDO, SECTION 17, WITH RESPECT TO LANDSCAPING IN VEHICLE AREAS AND BUFFERING ALONG THE STREET RIGHT-OF-WAY. A MIN. 3' (FOOT) CLEARANCE ZONE SHALL BE PROVIDED AROUND ALL WATER METERS, SEWER PUMP STATIONS, FIRE HYDRANTS, AND ALL OTHER PUBLIC UTILITY APPARATUS. SEE LANDSCAPING PLAN PREPARED BY OTHERS.
- A HERITAGE TREE SURVEY WILL BE REQUIRED AND PROVIDED TO THE TOWN.
- ANY MINOR DEVIATION FROM THE FINAL SITE PLAN SHALL REQUIRE APPROVAL OF THE ADMINISTRATOR AND ANY MAJOR DEVIATION SHALL REQUIRE APPROVAL OF THE PROPER APPROVING BODY.
- THE TOWN IS THE POTABLE WATER PROVIDER AND FOR SEWER DISPOSAL.
- WATER AND SEWER FEES MUST BE PAID PRIOR TO ISSUANCE OF INITIAL ZONING APPROVAL.
- ALL PROPOSED SIGNS ON THE PROPERTY WILL REQUIRE A SEPARATE PERMIT ISSUED BY THE TOWN OF SHALLOTTE.
- THIS PROJECT SHALL COMPLY WITH ALL REQUIREMENTS OF THE TOWN OF SHALLOTTE THRU THE BRUNSWICK COUNTY FIRE MARSHALL.
- THIS PROJECT IS REQUIRED TO HAVE AN 8' FOOT LANDSCAPED STREET BUFFER ALONG THE ENTIRE STREET FRONTAGE OF THE PROPERTY.

NATIONAL RETAIL PROPERTIES LP  
DEED BOOK 3539, PAGE 487  
MAP BOOK 67, PAGE 20  
TAX PARCEL 1820013401  
ZONED: HB  
USE: COMMERCIAL  
(TACO BELL)

PAVING SPECIFICATIONS  
LIGHT DUTY PAVEMENT (LDP):  
6" COMPACTED AGGREGATE BASE COURSE (CABC)  
2" BINDER COURSE, SF9.5B  
1" SURFACE COURSE, SF9.5A  
BLACK CONCRETE  
5" COMPACTED AGGREGATE BASE COURSE (CABC)  
7" 3600 PSI CONCRETE WITH #6 WIRE MESH REINFORCEMENT (CABC)  
HEAVY DUTY PAVEMENT (HDP):  
8" COMPACTED AGGREGATE BASE COURSE (CABC)  
2" BINDER COURSE, SF9.5B  
2" SURFACE COURSE, SF9.5A OR SF9.5B  
SEE DETAIL SHEET C8.0

BIRCH POND NC LLC  
DEED BOOK 3486, PAGE 134  
MAP BOOK 24, PAGE 210  
TAX PARCEL 18200156  
ZONED: MF 14  
USE: RESIDENTIAL

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TAX PARCEL 18200156  
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**Revisions**

NO.	DESCRIPTION	DATE

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Firm License Number C-3014

SITE PLAN FOR  
**COOK OUT**  
SHALLOTTE, NORTH CAROLINA

Date: 04-01-19  
Scale: AS SHOWN  
Drawn By: MGB  
Checked By: JCR/ACL

PRELIMINARY FOR APPROVAL

THIS PLAN IS NOT ISSUED FOR CONSTRUCTION WITHOUT AFFIXED CORPORATE SEAL.



C2.0