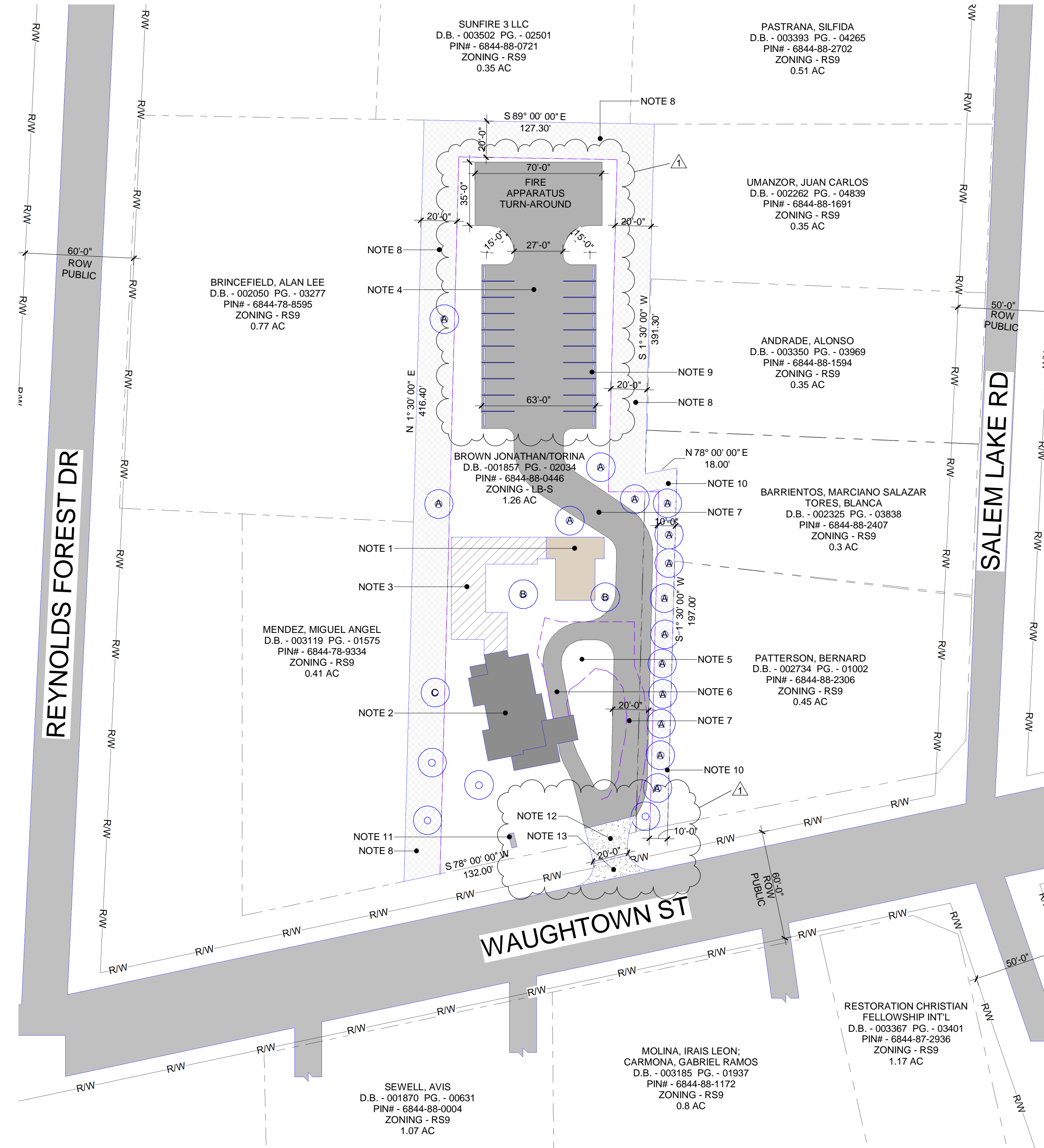
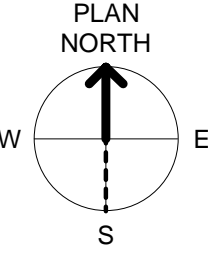


LOCATION MAP



1 CONCEPT SITE LAYOUT
AS100 1" = 40'-0"

SITE PLAN LEGEND

| <p>REVIEW INFORMATION</p> <p>Type of Review:</p> <p><input type="checkbox"/> Special Use Rezoning</p> <p><input checked="" type="checkbox"/> Site Plan Amendment</p> <p><input type="checkbox"/> Special Use Permit (Elected Body Only)</p> <p><input type="checkbox"/> Final Development Plan</p> <p><input type="checkbox"/> Preliminary Subdivision</p> <p><input type="checkbox"/> Planning Board Review</p> <p>Jurisdiction</p> <p><input checked="" type="checkbox"/> City of Winston-Salem</p> <p><input type="checkbox"/> Forsyth County</p> <p><input type="checkbox"/> Village of Clemmons</p> <p><input type="checkbox"/> Town of Walkertown</p> <p>Purpose Statement: The purpose of this request is to REQUEST A SITE PLAN AMENDMENT TO ADD ADDITIONAL PARKING AND A BUILDING EXPANSION.</p> | <p>ZONING</p> <p>Existing Zoning: LB-S</p> <p>Proposed Zoning: N/A</p> <p>Proposed Uses: SERVICES A</p> <p>(Use UDO Terminology)</p> | <p>OFF-STREET PARKING (if applicable)</p> <p>Proposed Use(s): LB-S</p> <p>Required Parking: 1 Spaces / 450</p> <p>(more than one calculation may be needed)</p> <p>Parking Provided: 20</p> | | | | | | | | | | | | |
|--|---|--|------------------|--------|-------------------------------------|--------------------------|---|--|--------------------------|---------|-------------------------------------|--------------------------|---|---|
| <p>INFRASTRUCTURE</p> <table border="1"> <tr> <th></th> <th>Public</th> <th>Private</th> </tr> <tr> <td>Water</td> <td><input checked="" type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td>Sewer</td> <td><input checked="" type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td>Streets</td> <td><input checked="" type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> </table> <p>Linear feet of public streets: _____ ft.</p> | | Public | Private | Water | <input checked="" type="checkbox"/> | <input type="checkbox"/> | Sewer | <input checked="" type="checkbox"/> | <input type="checkbox"/> | Streets | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <p>DENSITY CALCULATIONS</p> <p># of Units or Lots: _____</p> <p>NOT RESIDENTIAL</p> <p>(Note: If more than one type of residential product is proposed, provide the number of units & density broken down by type.)</p> | <p>OFF-STREET LOADING (if applicable)</p> <p>Loading/Unloading: _____ N/A</p> <p>Loading/Unloading: _____ N/A</p> <p>Size: _____ ft. X _____ ft.</p> |
| | Public | Private | | | | | | | | | | | | |
| Water | <input checked="" type="checkbox"/> | <input type="checkbox"/> | | | | | | | | | | | | |
| Sewer | <input checked="" type="checkbox"/> | <input type="checkbox"/> | | | | | | | | | | | | |
| Streets | <input checked="" type="checkbox"/> | <input type="checkbox"/> | | | | | | | | | | | | |
| <p>SITE SIZE AND COVERAGES</p> <p>Total Acreage: 1.26 Acres</p> <p>Site Coverages:</p> <table border="1"> <tr> <td>Building to Land</td> <td>9.01 %</td> </tr> <tr> <td>Pavement to Land</td> <td>22.7 %</td> </tr> <tr> <td>Open Space</td> <td>67.23 %</td> </tr> </table> <p>Building Square Footage: 5035.96 sf.</p> <p>Building Height: 14 ft.</p> | Building to Land | 9.01 % | Pavement to Land | 22.7 % | Open Space | 67.23 % | <p>PROPERTY INFORMATION</p> <p>PIN #'s: 6844-88-0446</p> <p>JONATHAN BROWN</p> <p>jbrown2519@gmail.com</p> <p>(336)655-4060</p> <p>D.B. - 001857 PG. - 02034</p> | <p>BUFFERYARDS</p> <p>Adjoining Zoning: RS-9</p> <p>Type Required: TYPE II</p> <p>Width Provided: 10 & 20 ft.</p> | | | | | | |
| Building to Land | 9.01 % | | | | | | | | | | | | | |
| Pavement to Land | 22.7 % | | | | | | | | | | | | | |
| Open Space | 67.23 % | | | | | | | | | | | | | |
| | | <p>WATERSHED CALCULATIONS</p> <p>This section only needs to be completed for projects located within designated water supply watersheds. See reverse side for calculation legend.</p> <p>NOT LOCATED IN A SUPPLY WATERSHED</p> <p>WS-IV Watersheds - Oak Hollow/Randleman Lake, Kernersville Lake, Yadkin River, and Dan River</p> | | | | | | | | | | | | |

Tree Save Area Summary Calculations - To Be Used In Conjunction With the Inspections Division Landscaping and Tree Preservation Checklist

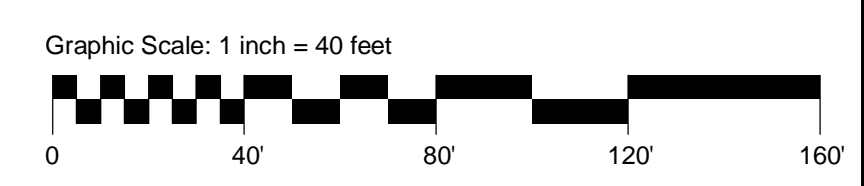
| | |
|---|--|
| <p>New Development:</p> <p>Total Site Size (in Square Feet): 54,885</p> <p>Total Site Area Excluded From TSA: Square Feet of Proposed R.O.W.s _____ + Square Feet of Existing Utility Easements _____ + Square Feet of Existing Water Bodies and Stormwater Ponds _____ = _____</p> <p>Minimum Tree Save Area Required: _____ 10% X _____ 12%</p> <p>Total Required Tree Save Area (in square feet): Total Site Size or Total Limits of Land Disturbance - Excluded Area X Minimum TSA (_____ 12%) = 6,586</p> | <p>Additions to Existing Development:</p> <p>Total Limits of Land Disturbance (in Square Feet): 6,000</p> |
| <p>Individual Trees Method Used:</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p> <p>Number of Trees 6-9" DBH: 15 X 500sf = 7,500</p> <p>Number of Trees 9.01-12" DBH: 2 X 750sf = 1,500</p> <p>Number of Trees 12.01-24" DBH: 1 X 1800sf = 1,800</p> <p>Number of Trees 24.01-36" DBH: _____ X 3000sf = _____</p> <p>Number of Trees Larger Than 36.01" DBH: _____ X 4000sf = _____</p> <p>Total Square Footage of Individual Trees Used to Satisfy Minimum TSA: 10,800</p> | <p>Tree Stand Method Used: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>List the Area of Each Tree Stand Being Saved: _____</p> <p>Describe Each Tree Stand (Age, Health, Species Mix): _____</p> <p>Total Square Footage of Tree Stands Being Saved to Satisfy Minimum TSA: _____</p> |
| <p>New Trees Used For TSA Credit: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>Number of Large Variety Trees Planted: _____ X 750sf = _____</p> <p>Total Square Footage of New Trees Planted to Satisfy Minimum TSA: _____</p> | <p>Total Required TSA (in Square Feet): 6,586</p> <p>Total TSA provided (in Square Feet): 10,800</p> |

SITE PLAN NOTES

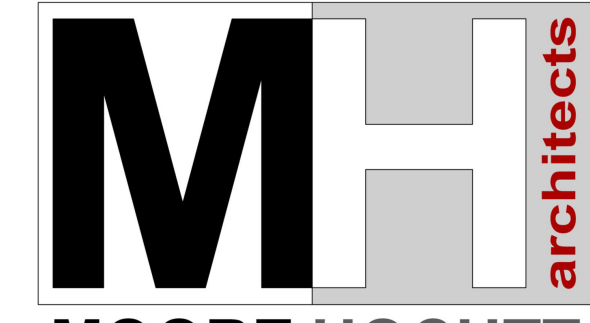
- EXISTING SINGLE-STORY BUILDING OF BUSINESS OCCUPANCY BEING APPROXIMATELY 890 SQFT.
- EXISTING SINGLE-STORY BUILDING OF BUSINESS OCCUPANCY BEING APPROXIMATELY 2,318 SQFT.
- PROPOSED BUILDING ADDITION CONSISTING OF BUSINESS OCCUPANCY BEING APPROXIMATELY 1,830 SQFT.
- EXISTING GRAVEL PARKING AND DRIVEWAY TO MEET FIRE APPARATUS WEIGHT LIMITS, APPROXIMATELY 20 PARKING SPACES.
- EXISTING GRAVEL DRIVEWAY TO BE REMOVED AND/OR RESHAPED.
- EXISTING GRAVEL DRIVEWAY TO REMAIN.
- PROPOSED NEW GRAVEL DRIVEWAY TO MEET FIRE APPARATUS WEIGHT LIMITS.
- EXISTING BUFFER TO REMAIN.
- STANDARD WHEEL STOP PINNED TO GROUND.
- REWORK EXISTING BUFFER YARD TO MEET NEW TYPE II 10'-0" BUFFER YARD REQUIREMENT.
- LOCATION OF EXISTING SIGNAGE.
- 6" CONCRETE DRIVEWAY, 6" COMPACTED STONE, CURB & GUTTER TO MEET W-S REQUIREMENTS.
- 6" CONCRETE APRON, 6" COMPACTED STONE, CURB & GUTTER TO MEET MCDOT AND W-S REQUIREMENTS. TIE INTO EXISTING STREET CURB & GUTTER.

TREE LEGEND

- A. 6' - 9"
- B. 9.01" - 12"
- C. 12.01" - 24"



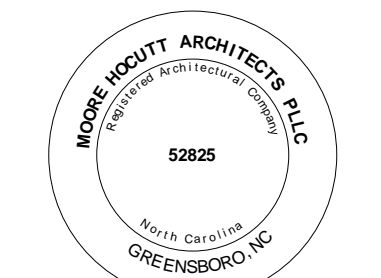
PLANNING REVIEW & APPROVAL
10/02/2020



MOORE HOCUTT
1306 W. WENDOVER AVE.
SUITE 101
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P 336.897.0305
www.mharchitects.us

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mmore@moorehocuttarchitects.com



10/28/2020

BIG T YME
SITE PLAN AMENDMENT

2518 WAUGHTOWN ST.
WINSTON-SALEM, NORTH CAROLINA 27107

| REVISIONS | | |
|-----------|---------------------|----------|
| No. | Description | Date |
| 1 | W-S REVIEW COMMENTS | 10/28/20 |
| | | |
| | | |

Designed By: MLM
Drawn By: MDH
Checked By: JRH
Date: 10/02/2020
Project No.: MHA20-09

TITLE

CONCEPT SITE LAYOUT

AS100