

ADDITIONAL NOTES :

- 19) THE DEVELOPMENT NAME IS :  
"THE REMEDY" COFFEEHOUSE AND BAR
- 20) THE DATE OF RESUBMITTAL IS 3/20/2020.
- 22) CONTACT INFORMATION FOR THE OWNER/APPLICANT IS:  
BURGESS JENKINS, PARTNER  
REMEDY HOLDINGS, LLC  
2025 SUSSEX LANE  
WINSTON-SALEM, NC 27104  
(310) 962-5480  
BJENKINS34@HOTMAIL.COM
- 22) PURPOSE STATEMENT:  
PURPOSE STATEMENT: This request is for a special use permit from the elected body for a reduction in the number of on-site parking spaces for the use "Restaurant Without Drive Through" in GMA2.
- 23) TWO PARKING SPACES ARE AVAILABLE ON-SITE.
- 24) THERE IS NO PHASING IN THIS PROJECT.
- 25) PROPOSED SIGN LOCATION AFFIXED TO BUILDING WALL AT PRIOR OCCUPANT'S SIGN LOCATION (SEE DWG. #25)

PARKING REQUIREMENT :

DESCRIPTION	SQUARE FOOTAGE (GROSS)	PARKING SPACES	
		REQUIRED	PROVIDED
FIRST FLOOR RESTAURANT WITHOUT DRIVE THROUGH SERVICE + BUSINESS ***	3,371 SQ. FT. TOTAL 1,750 SQ. FT.*	1750/100=16-35%**=11	0
SECOND FLOOR *** TWO 2-BD.RM. APARTMENTS	1,621 SQ. FT.***	1621/300=6-35%** =4	0
TOTAL BUILDING	6,371 SQ. FT.	19	2

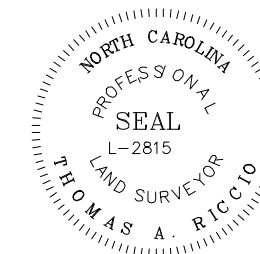
\* 1,750 SQ. FT. IS THE SUBJECT REQUEST.  
\*\* 35% REDUCTION PER UDO 6.15M(2)(d)  
\*\*\* EXISTING USE. NOT PART OF THE SUBJECT REQUEST

NOTES :

- 1) BUILDING COVERAGE TO LAND = 78%
- 2) PAVED SURFACE COVERAGE TO LAND = 22%
- 3) THERE IS NO OPEN SPACE TO LAND
- 4) THERE IS 100% IMPERVIOUS SURFACE
- 5) THERE ARE NO MOTOR VEHICLE SURFACE AREA
- 6) THERE ARE UTILITY OR DRAINAGE EASEMENTS.
- 7) THERE ARE NO SOLID WASTE FACILITIES.
- 8) THERE ARE NO PARKING OR LOADING AREAS.
- 9) THERE ARE NO STORM DRAINAGE STRUCTURES
- 10) THERE ARE NO BUFFERYARDS OR STREETYARDS.
- 11) THERE ARE NO TREES.
- 12) THERE IS NO WATERSHED DESIGNATION.
- 13) THERE ARE NO PROPOSED STREETS OR UTILITIES.
- 14) THERE ARE NO DRAINAGE WAYS OR FLOODWAY AREAS.
- 15) THERE ARE NO WOODED AREAS.
- 16) THERE ARE NO NATURAL FEATURES TO REMAIN.
- 17) UNLESS SHOWN THERE ARE NO DRIVES WITHIN 100'
- 18) CITY WATER AND SEWER (PUBLIC) AND PNG GAS (PRVT.) SERVE THIS PROPERTY.

I, THOMAS A. RICCIO, RLS, CERTIFY THAT THIS PLAT WAS PREPARED BY ME FROM AN ACTUAL FIELD SURVEY PERFORMED UNDER MY DIRECT SUPERVISION, AND THAT UNLESS NOTED THERE ARE NO VISIBLE ENCROACHMENTS OR INFRINGEMENTS.

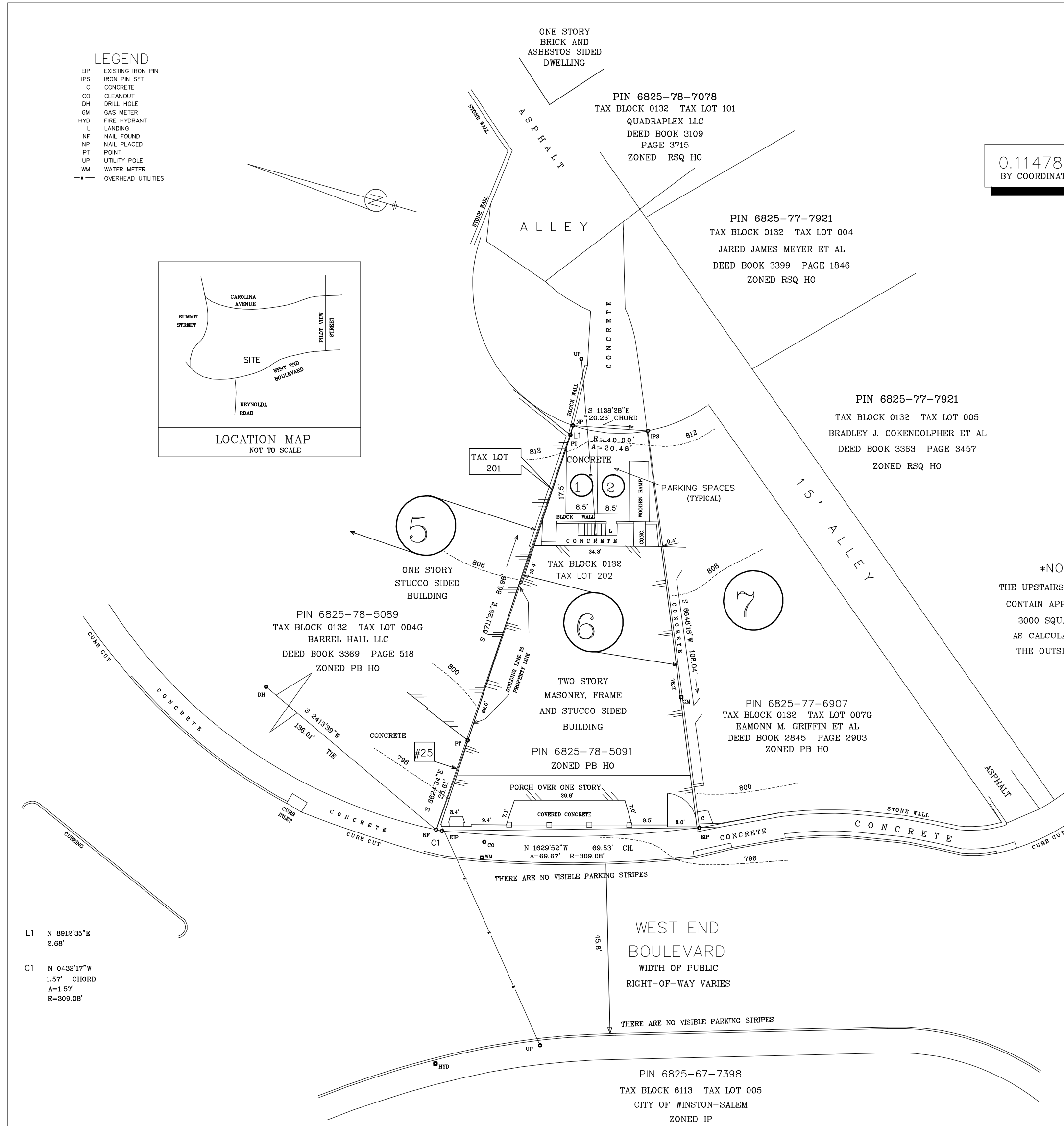
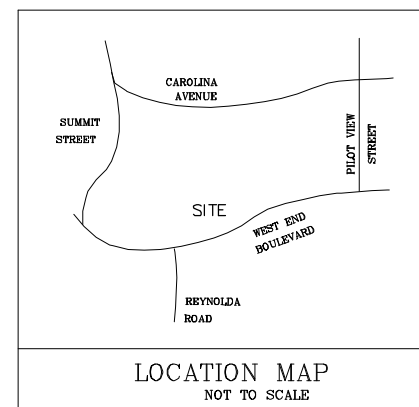
WITNESS MY HAND AND ORIGINAL SEAL  
*Thomas A. Riccio*  
THOMAS A. RICCIO L-2815



\*NOTE:  
THE UPSTAIRS APARTMENTS CONTAIN APPROXIMATELY 3000 SQUARE FEET AS CALCULATED FROM THE OUTSIDE WALLS

LEGEND

EP	EXISTING IRON PIN
IP	IRON PIN SET
C	CONCRETE
CO	CLEANOUT
DH	DRILL HOLE
GM	GAS METER
HD	FIRE HYDRANT
L	LANDING
NF	NAIL FOUND
NP	NAIL PLACED
PT	POINT
UP	UTILITY POLE
WM	WATER METER
-	OVERHEAD UTILITIES



L1 N 8912'35"E  
2.68'  
C1 N 0432'17"W  
1.57' CHORD  
A=1.57'  
R=309.08'

SURVEY PREPARED FOR  
CAMEL CITY  
COMMERCIAL, LLC  
SHOWING MOST OF LOT 6 OF THE PLAT ENTITLED  
THE J. L. GRAHAM PROPERTY  
PLAT BOOK 2 PAGE 97  
PIN 6825-78-5091  
AND BEING TAX LOT 202 OF TAX BLOCK 0132  
492 WEST END BOULEVARD  
WINSTON TOWNSHIP \* FORSYTH COUNTY \* NORTH CAROLINA  
DATE: FEBRUARY 20TH 2020 DRAWING NUMBER 20045

GRAPHIC SCALE - FEET  
0 20 40 60  
SURVEY PREPARED BY  
THOMAS A. RICCIO AND ASSOCIATES  
440 WEST END BOULEVARD  
WINSTON-SALEM, NORTH CAROLINA 27101  
356-773-0211

\*NOTE:  
UPDATED MARCH 2ND 2020  
TO ADDRESS COMMENTS

SCALE: 1"=20'-0"

PRELIMINARY  
NOT FOR CONSTRUCTION

David E. Gall, Architect, P.A.  
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Winston-Salem, NC 27101  
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Facsimile (336) 775-1296  
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Revisions

The Remedy Coffeehouse and Bar for Remedy Holdings, LLC  
492 West End Boulevard  
Winston-Salem, North Carolina

Project No.  
2020-01

Date  
3/20/2020

Sheet  
1  
Of