

# STARPOINT - REFUEL MARKET

1950 US HWY 15-501 N  
CHAPEL HILL, NC 27516

**CONCEPT PLAN**  
PROJECT NUMBER: RFM-21002  
DATE: APRIL 26, 2022

SITE DATA	
PIN	9776-68-0129
SITE AREA	51,403 SF / 1.18 AC
ZONING	EXISTING NC, R-LD1
	PROPOSED NC
RIVER BASIN	CAPE FEAR
WATERSHED	JORDAN LAKE - UPPER NEW HOPE
WATERSHED PROTECTION	N/A
EXISTING USE	COMMERCIAL
PROPOSED USE	COMMERCIAL
IMPERVIOUS	EXISTING 0.89 AC (75.4%)
	MAX ALLOWED 0.83 AC (70.0%)
	PROPOSED +/- 0.68 AC (57.6%)
BUILDING HEIGHT	ALLOWED 34' AT SETBACK, 60' AT CORE
	PROPOSED +/- 27'
PARKING	REQUIRED 9 SPACES (1 PER 375 GSF)
	PROPOSED 10 SPACES
ACCESSIBLE PARKING	REQUIRED 1 SPACE (1 PER 25 TOTAL SPACES)
	PROPOSED 1 SPACE
BICYCLE PARKING	REQUIRED 8 SPACES (MIN 4; ADDITIONAL PER 2,500 SF OF FLOOR AREA)
	PROPOSED 8 SPACES

## SHEET INDEX

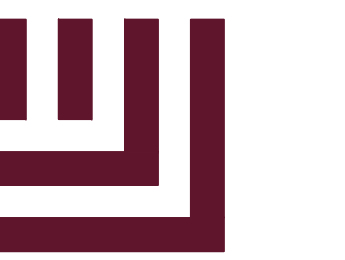
C0.01	AREA MAP
C1.00	EXISTING CONDITIONS
C1.01	EXISTING VEGETATION
C2.00	SITE PLAN

## ADDITIONAL SHEETS

01	RENDERED SITE PLAN
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**VICINITY MAP**  
1" = 300'



**MCADAMS**

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## CONTACT

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christiansen@mcadamsco.com  
PHONE: 919. 287. 0722

## CLIENT

REFUEL OPERATING COMPANY, LLC  
547 LONG POINT RS, SUITE 103  
MT. PLEASANT, SC 29464  
Ryan Robinson, PMP  
PHONE: 843. 388. 4966



## PROJECT DIRECTORY

## REVISIONS

NO.	DATE
1	
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STARPOINT - REFUEL MARKET

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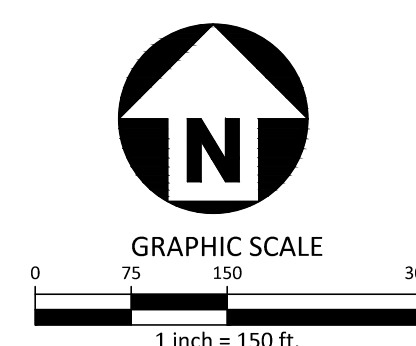
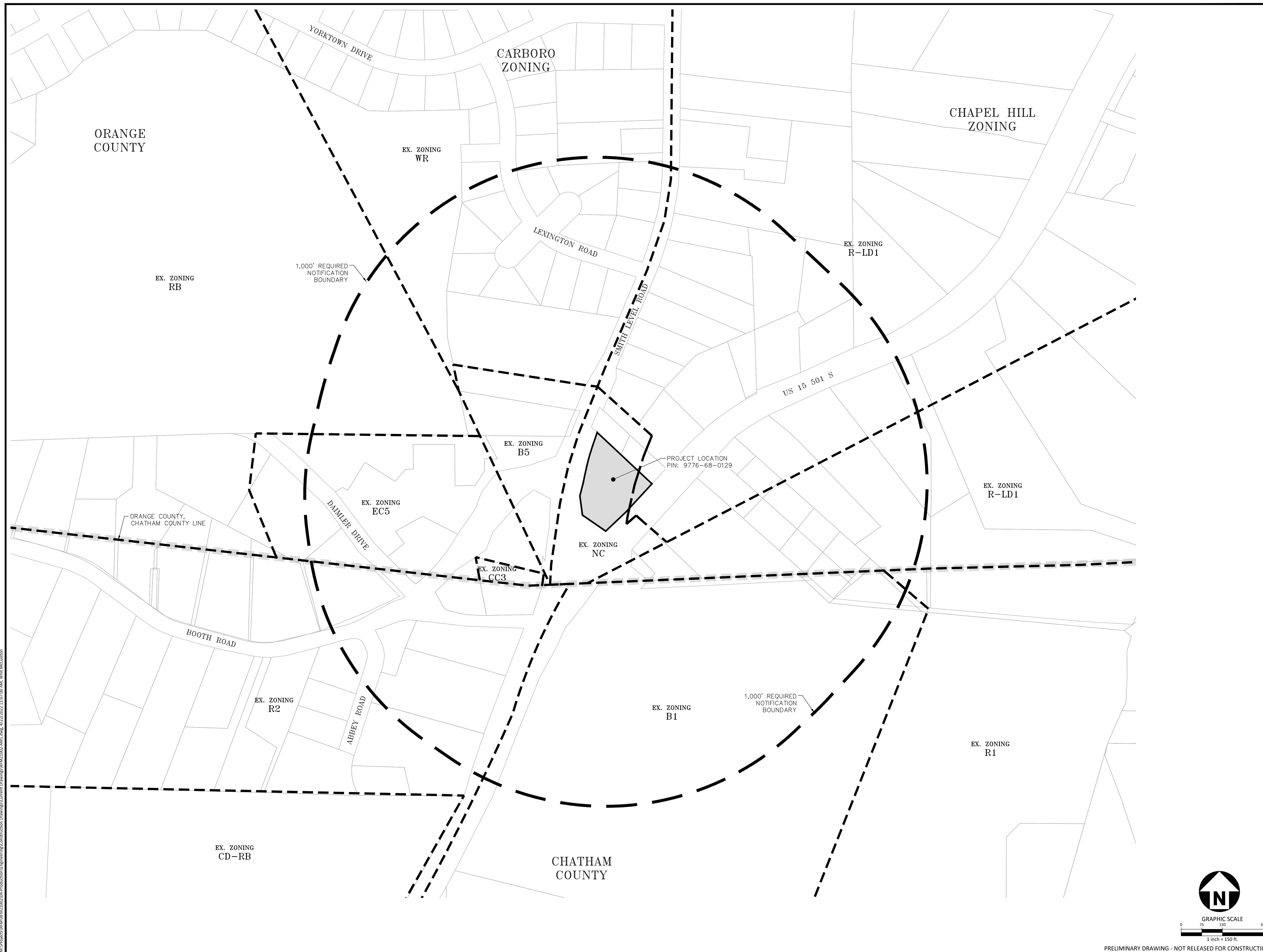
**PLAN INFORMATION**

PROJECT NO. RFM-21002  
FILENAME RFM21002-AM1  
CHECKED BY SJC  
DRAWN BY WHM  
SCALE 1" = 150'  
DATE 04.26.2022

**SHEET**

**AREA MAP**

**C0.01**



PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

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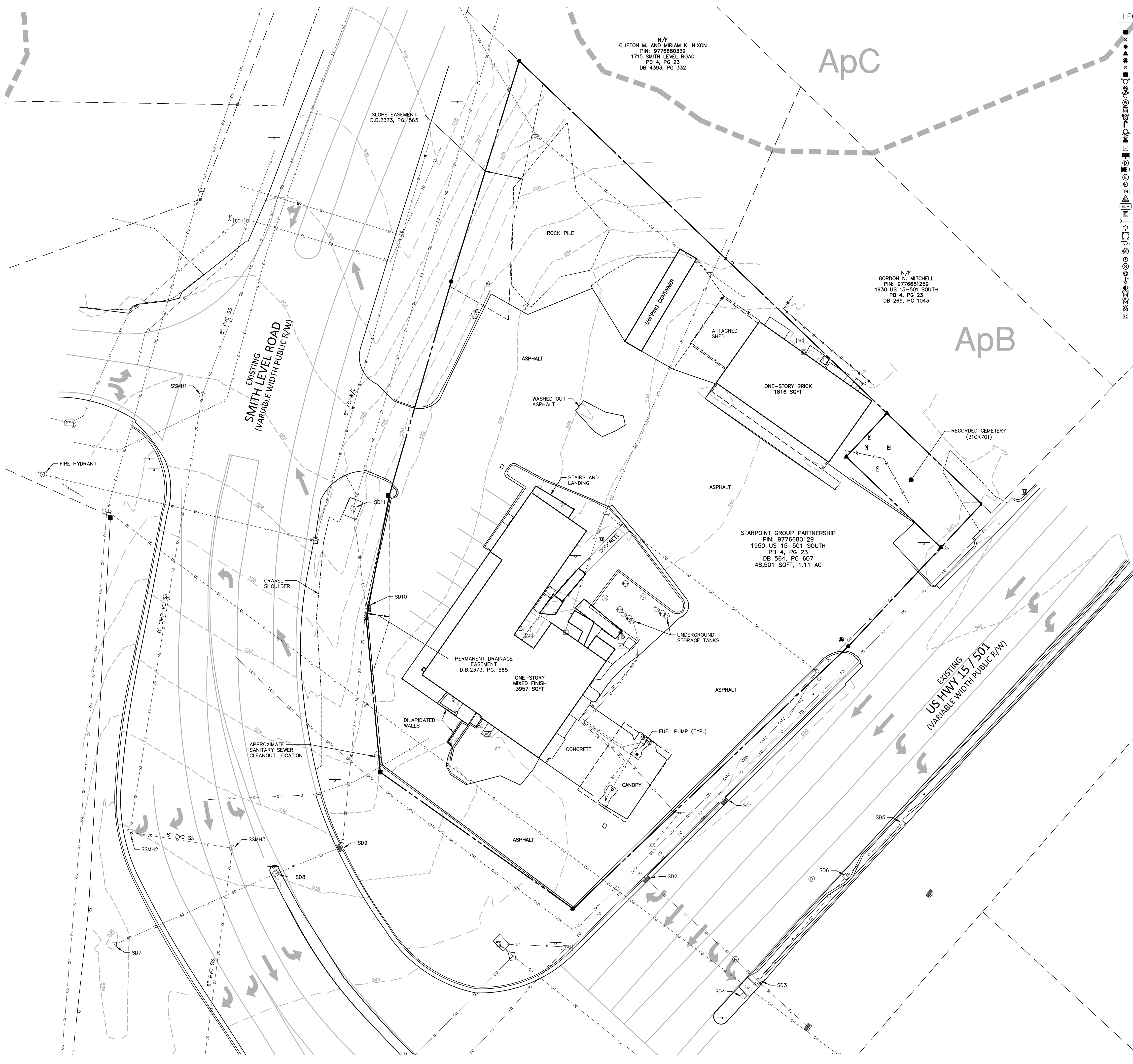
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CONCEPT PLAN  
1950 US HWY 15-501 N  
CHAPEL HILL, NC 27516



LEGEND

- CONCRETE MONUMENT
- EXISTING IRON PIPE
- IRON PIPE SET
- CALCULATED POINT
- RW DISC
- REBAR
- RIGHT-OF-WAY MONUMENT
- FIRE HYDRANT
- WATER METER
- BACKFLOW PREVENTER
- WATER MANHOLE
- WATER VALVE
- BLOW OFF VALVE
- HOSEBIB
- FIRE DEPT. CONNECTION
- SPRINKLER HEAD
- DRAINAGE INLET /YARD INLET
- CL CATCH BASIN AT BC
- STORM DRAIN MANHOLE
- FES
- ELECTRIC MANHOLE
- ELECTRIC METER
- ELECTRIC TRANSFORMER
- ELECTRIC PEDESTAL
- ELECTRIC HANDHOLE
- ELECTRIC BOX
- GUY WIRE
- LIGHT POLE
- TOWER
- POWER/UTILITY POLE
- GREASE TRAP MANHOLE
- CLEAN OUT
- SEWER MANHOLE
- GAS SERVICE METER
- GAS MARKER
- GUY POLE
- GAS REGULATOR
- GAS TEST STATION
- GAS VALVE
- CABLE TV BOX
- CATV HANDHOLE
- TELEPHONE HANDHOLE
- TELEPHONE BOX
- TELEPHONE MANHOLE
- TELEPHONE PEDESTAL
- FIBER OPTIC MARKER
- FIBER OPTIC HANDHOLE
- UNKNOWN MANHOLE
- UNKNOWN UTILITY PEDESTAL
- BURIED CABLE WARNING POST
- TRAFFIC SIGNAL BOX
- SIGNAL POLE
- TRAFFIC HANDHOLE
- BOLLARD
- AIR CONDITIONER
- SIGN
- MAILBOX
- UNDERGROUND FUEL TANK ACCESS
- GRAVESTONE
- GAS LINE
- WATER LINE
- SEWER LINE
- STORM LINE
- FENCE
- HANDRAIL
- CANOPY/BUILDING OVERHANG
- UNDERGROUND TV CABLE
- UNDERGROUND ELECTRIC LINE
- UNDERGROUND FIBER OPTIC CABLE
- WOOD LINE/LANDSCAPING

SD1-CB TOP=539.5' INV IN (NE)=535.0' (12" RCP) INV OUT (SW)=537.4' (12" RCP)	SD6-DI TOP=540.7' INV IN (NE)=537.8' (15" RCP) INV OUT (SW)=537.8' (15" RCP)	SSMH1 TOP=528.21' INV=COULD NOT OBTAIN
SD2-CB TOP=541.1' INV IN (NE)=535.0' (12" RCP) INV OUT (SE)=535.1' (15" RCP)	SD7-DI TOP=536.4' INV OUT (NW)=532.5' (18" RCP)	SSMH2 TOP=538.11' INV=528.30'
SD3-DI TOP=540.8' INV IN (NW)=536.6' (15" RCP) INV IN (SW)=536.8' (15" RCP) INV IN (NE)=536.6' (15" RCP) INV OUT (SE)=536.6' (18" RCP)	SD8-DI TOP=537.6' BOTTOM OF BOX=531.6' FULL OF DEBRIS AT TIME OF SURVEY	SSMH3 TOP=537.26' INV=524.74'
SD4-DI TOP=540.9' INV OUT (NE)=538.0' (15" RCP)	SD9-CB TOP=536.9' INV IN (SW)=531.1' (15" RCP) INV OUT (N)=531.1' (15" DIP)	
SD5-DI TOP=541.1' INV OUT (SW)=538.3' (15" RCP)	SD10-CB TOP=533.1' INV IN (S)=523.5' (15" DIP) INV OUT (NW)=523.5' (15" DIP)	
	SD11-DI TOP=526.8' INV IN (S)=519.2' (15" DIP) INV OUT=519.1' (15" DIP)	

SOIL TYPE CLASSIFICATION

- ApC: APPLING SANDY LOAM, 6 TO 10 PERCENT SLOPE
- ApB: APPLING SANDY LOAM, 2 TO 6 PERCENT SLOPE

REVISIONS

NO.	DATE
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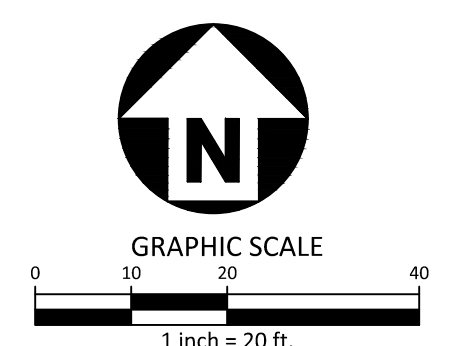
PLAN INFORMATION

PROJECT NO.	RFM-21002
FILENAME	RFM21002-XC1
CHECKED BY	SJC
DRAWN BY	WHM
SCALE	1" = 20'
DATE	04.26.2022

SHEET

EXISTING CONDITIONS

C1.00



PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

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**LEGEND**

<ul style="list-style-type: none"> <li>CONCRETE MONUMENT</li> <li>EXISTING IRON PIPE</li> <li>IRON PIPE SET</li> <li>CALCULATED POINT</li> <li>RW DISC</li> <li>REBAR</li> <li>RIGHT-OF-WAY MONUMENT</li> <li>FIRE HYDRANT</li> <li>WATER METER</li> <li>BACKFLOW PREVENTER</li> <li>WATER MANHOLE</li> <li>WATER VALVE</li> <li>BLOW OFF VALVE</li> <li>HOSEBIB</li> <li>FIRE DEPT. CONNECTION</li> <li>SPRINKLER HEAD</li> <li>DRAINAGE INLET /YARD INLET</li> <li>CL CATCH BASIN AT BC</li> <li>STORM DRAIN MANHOLE</li> <li>FES</li> <li>ELECTRIC MANHOLE</li> <li>ELECTRIC METER</li> <li>ELECTRIC TRANSFORMER</li> <li>ELECTRIC PEDESTAL</li> <li>ELECTRIC HANDHOLE</li> <li>ELECTRIC BOX</li> <li>GUY WIRE</li> <li>LIGHT POLE</li> <li>TOWER</li> <li>POWER/UTILITY POLE</li> <li>GREASE TRAP MANHOLE</li> <li>CLEAN OUT</li> <li>SEWER MANHOLE</li> <li>GAS SERVICE METER</li> <li>GAS MARKER</li> <li>GUY POLE</li> <li>GAS REGULATOR</li> <li>GAS TEST STATION</li> <li>GAS VALVE</li> <li>CABLE TV BOX</li> </ul>	<ul style="list-style-type: none"> <li>CATV HANDHOLE</li> <li>TELEPHONE HANDHOLE</li> <li>TELEPHONE BOX</li> <li>TELEPHONE MANHOLE</li> <li>TELEPHONE PEDESTAL</li> <li>FIBER OPTIC MARKER</li> <li>FIBER OPTIC HANDHOLE</li> <li>UNKNOWN MANHOLE</li> <li>UNKNOWN UTILITY PEDESTAL</li> <li>BURIED CABLE WARNING POST</li> <li>TRAFFIC SIGNAL BOX</li> <li>SIGNAL POLE</li> <li>TRAFFIC HANDHOLE</li> <li>BOLLARD</li> <li>AIR CONDITIONER</li> <li>MAILBOX</li> <li>UNDERGROUND FUEL TANK ACCESS</li> <li>GRAVESTONE</li> <li>GAS LINE</li> <li>WATER LINE</li> <li>SEWER LINE</li> <li>STORM LINE</li> <li>FENCE</li> <li>HANDRAIL</li> <li>CANOPY/BUILDING OVERHANG</li> <li>UNDERGROUND TV CABLE</li> <li>UNDERGROUND ELECTRIC LINE</li> <li>UNDERGROUND FIBER OPTIC CABLE</li> <li>WOOD LINE/LANDSCAPING</li> </ul>
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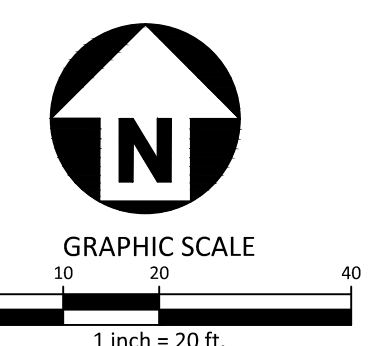
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**SOIL TYPE CLASSIFICATION**

--- SOIL CLASSIFICATION LINE

ApC: APPLING SANDY LOAM, 6 TO 10 PERCENT SLOPE

ApB: APPLING SANDY LOAM, 2 TO 6 PERCENT SLOPE



PRELIMINARY DRAWING - NOT RELEASED FOR CONSTRUCTION

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**STARPOINT -  
REFUEL MARKET  
CONCEPT PLAN**

**1950 US HWY 15-501 N  
CHAPEL HILL, NC 27516**

**REVISIONS**

NO.	DATE
1	
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**PLAN INFORMATION**

PROJECT NO.	RFM-21002
FILENAME	RFM21002-XC1
CHECKED BY	SJC
DRAWN BY	WHM
SCALE	1" = 20'
DATE	04. 26. 2022

**SHEET**

EXISTING VEGETATION

**C1.01**

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1950 US HWY 15-501 N  
CHAPEL HILL, NC 27516**

PRELIMINARY  
NOT FOR CONSTRUCTION

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**PLAN INFORMATION**

PROJECT NO. RFM-21002  
 FILENAME RFM21002-S1  
 CHECKED BY SJC  
 DRAWN BY WHM  
 SCALE 1" = 20'  
 DATE 04.26.2022

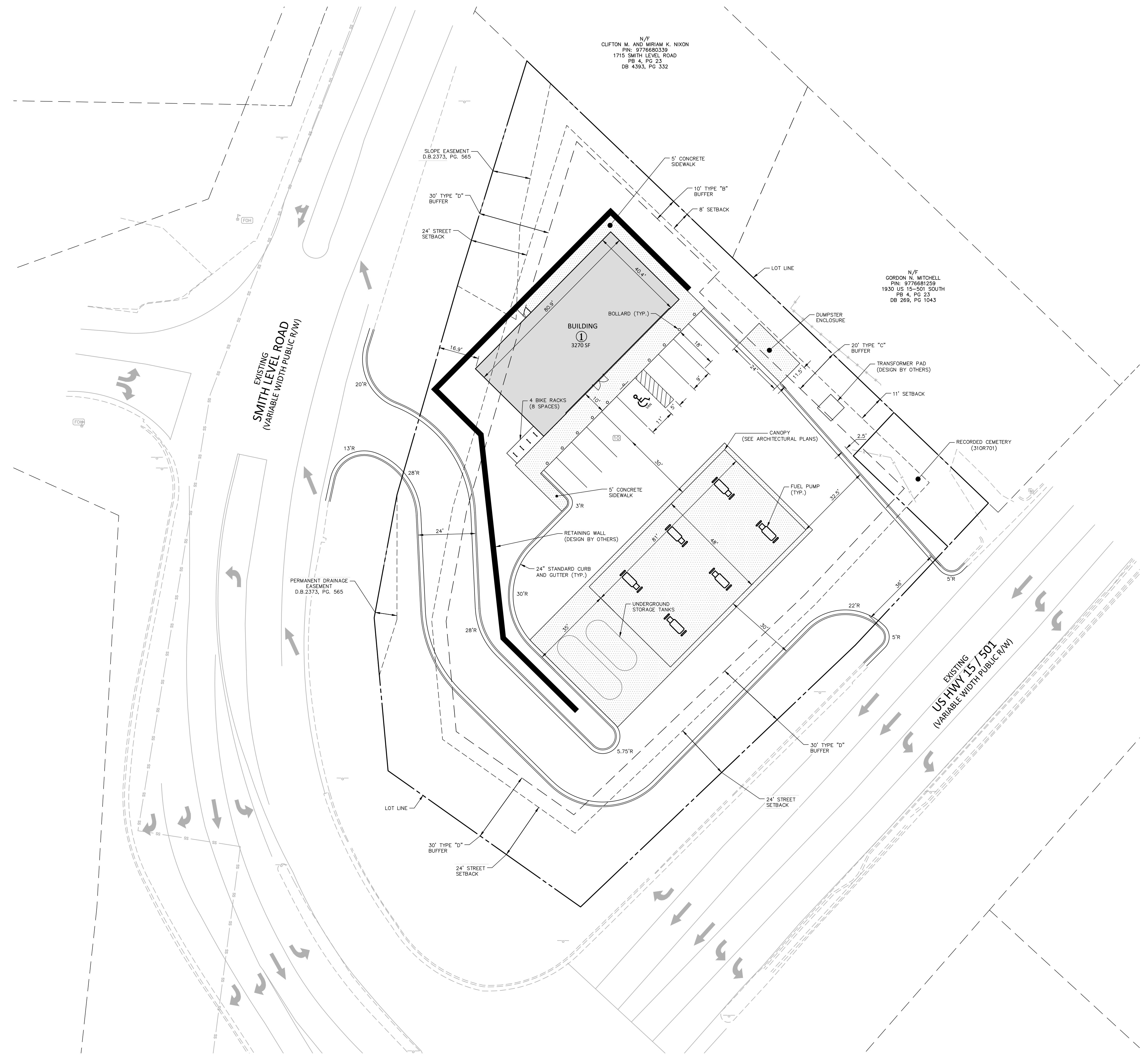
**SHEET**

**SITE PLAN**

**C2.00**

**SITE LEGEND**

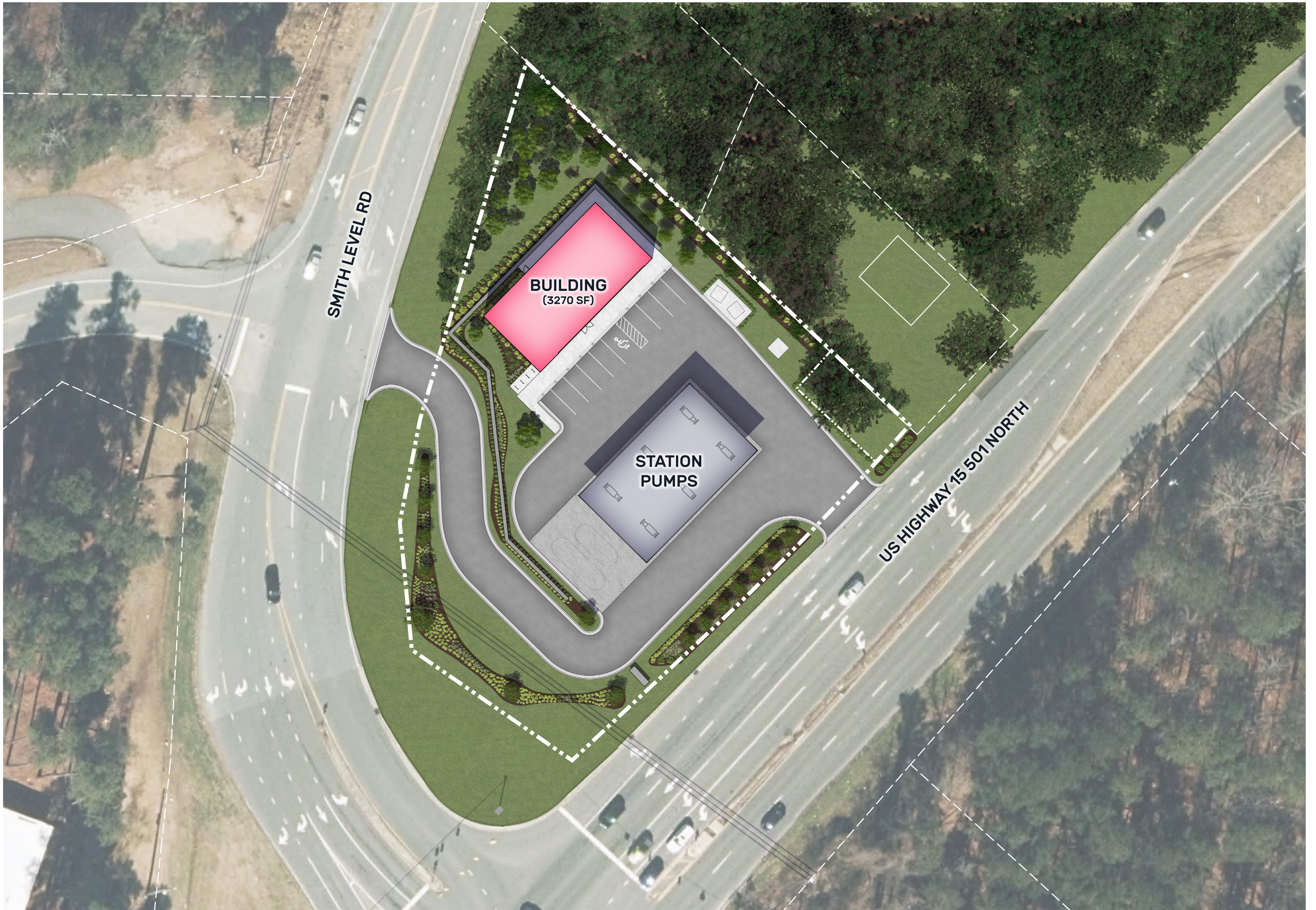
- SIGNAGE
- YARD LIGHTS
- LIGHT POLE
- POWER POLE
- TRAFFIC DIRECTIONAL ARROW
- ACCESSIBLE PARKING STALL
- VAN ACCESSIBLE PARKING STALL
- PARKING SPACE COUNT
- ACCESSIBLE RAMPS
- ACCESSIBLE ROUTE
- PHASE LINE
- PROPERTY LINE
- RIGHT-OF-WAY LINE
- LOT LINE
- EASEMENT LINE
- CENTERLINE
- CONCRETE PAVEMENT



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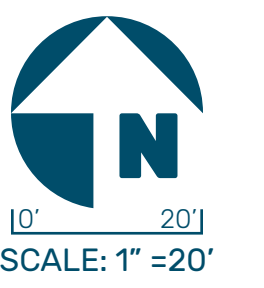




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PREPARED FOR:  
REFUEL  
OPERATING  
COMPANY, LLC

**STARPOINT - REFUEL MARKET CONCEPT RENDER**  
CHAPEL HILL, NC 27516



RFM21002  
04.22.2022





FRONT ELEVATION

**REFUEL MARKET**  
**STARPOINT - CHAPEL HILL, NC**

