

- LEGEND:
- EIP EXISTING IRON PIPE
  - NIP NEW IRON PIPE
  - CM CONCRETE MONUMENT
  - MH MANHOLE
  - MBL MINIMUM BUILDING LINE
  - R/W RIGHT-OF-WAY
  - CH CHORD
  - C/L CENTERLINE
  - PP POWER POLE

NOTES:

TAX MAP DATA: ACL-6-356-774-13

DEED REFERENCE: D.B. 3826 PG. 1552

PROPERTY REFERENCE: LOT 1, BELCO, INC. P.B. 167 PG. 61

PROPERTY ADDRESS: 1000 NC 150 WEST GREENSBORO, NC

RATIO OF PRECISION: 1:10,000

ZONING: CU-LI (CONDITIONAL USE LIGHT INDUSTRIAL)

NO NCOS MONUMENTS WITHIN 2000 FEET.

AREA IN LOT 1: 1.533 ACRES±  
EXIST. BUILT UPON AREA= 0.28 ACRES±  
PROP. BUILT UPON AREA= 0.43 ACRES±

UTILITIES TO BE SERVED FROM PUBLIC R/W.

LOT 1= HISTORIC HILLSDALE STORE DESIGNATED AS GUILFORD COUNTY HISTORIC LANDMARK #005 AND NATIONAL REGISTRY SITE.

LAND USE: CONTRACTOR, SPECIAL TRADES

LUC: 4

PARKING REQUIREMENTS:  
BUSINESS AND PROFESSIONAL SERVICES NOT OTHERWISE CLASSIFIED:  
1/250 SQUARE FEET GROSS FLOOR AREA PLUS 1/VEHICLE USED IN OPERATION.  
2166 S.F. X 1 SPACE/500 S.F. = 9.5 SPACES REQUIRED WITH 1 SPACE FOR HC.

PARKING PROVIDED: 13 SPACES INCLUDING 1 H/C SPACE.

SOILS: ApB, Wkd

SITE APPROVED FOR A 14 EMPLOYEE LANDSCAPE BUSINESS. THE EXISTING "BRICK STORE" TO BE UTILIZED AS A DESIGN STUDIO WITH A MAXIMUM OF 4 FULL TIME EMPLOYEES @ 25 GALLONS EACH. THE PROPOSED OFFICE/SHOP BUILDING WILL ALSO BE CONNECTED TO THE EXISTING SYSTEM AND IS DESIGNED FOR A MAXIMUM OF 10 PART TIME EMPLOYEES @ 15 GALLONS EACH. ISSUANCE OF AN AUTHORIZATION TO CONSTRUCT WILL BE PENDING SUBMITTAL OF AN APPROVED SITE PLAN.

CONDITIONS FOR REZONING CASE #03-07:

- ALL OF THE USES PERMITTED BY RIGHT "P" OR WITH DEVELOPMENT STANDARDS "D", IN THE LI ZONING DISTRICT WHICH AREA ALSO PERMITTED BY RIGHT, "P" OR WITH DEVELOPMENT STANDARDS "D", IN THE GB ZONING DISTRICT, SPECIFICALLY, BUT NOT LIMITED TO WAREHOUSE AND GENERAL STORAGE AND LANDSCAPE AND HORTICULTURAL SERVICES.
- THE FOLLOWING USES PERMITTED IN THE LI ZONING DISTRICT WHICH ARE ALSO PERMITTED IN THE GB ZONING DISTRICT ARE SPECIFICALLY EXCLUDED:
  - AGRICULTURAL USES: AGRICULTURAL PRODUCTION; ANIMAL SERVICES (OTHER); FORESTRY;
  - VETERINARY SERVICES (OTHER);
  - RESIDENTIAL USES: SHELTER FOR THE HOMELESS;
  - RECREATIONAL USES: BOWLING CENTER; COUNTRY CLUB WITH GOLF COURSE; SHOOTING RANGE (INDOOR); SKATING RINK; SWIM & TENNIS CLUB;
  - EDUCATION & INSTITUTIONAL USES: AMBULANCE SERVICE; FRATERNITY OR SORORITY (UNIVERSITY OR COLLEGE RELATED); ADVERTISING, OUTDOOR SERVICES; AUTOMOBILE RENTAL, LEASING, SERVICES - MAJOR, SERVICES - MINOR; PARKING, TOWING AND OR STORAGE SERVICES; CAR WASH; FINANCE OR LOAN OFFICE, WITH DRIVE-THROUGH; INSURANCE AGENCY, ON-SITE CLAIMS INSPECTION; KENNELS OR PET GROOMING; LAUNDRY OR DRY CLEANING PLANT OR SUBSTATION; TELEVISION, RADIO OR ELECTRONICS REPAIR, TRUCK & UTILITY TRAILER RENTAL & LEASING LIGHT; CONVENIENCE STORE WITH OR WITHOUT GASOLINE PUMPS, SERVICE STATION, GASOLINE;
  - WHOLESALE TRADE: APPAREL, PIECE GOODS & NOTIONS; BOOKS, PERIODICALS & NEWSPAPERS; DRUGS & SUNDRIES; DURABLE GOODS, OTHER; ELECTRICAL GOODS; FURNITURE & HOME FURNISHINGS, GROCERIES & RELATED PRODUCTS; PROFESSIONAL, COMMERCIAL EQUIPMENT & SUPPLIES; SPORTING & RECREATIONAL GOODS & SUPPLIES; TOBACCO AND TOBACCO PRODUCTS; TOY & HOBBY GOODS & SUPPLIES AND WALLPAPER & PAINT BRUSHES;
  - TRANSPORTATION, WAREHOUSING & UTILITIES: BUS TERMINAL; COMMUNICATION OR BROADCASTING FACILITY; CONSTRUCTION OR DEMOLITION DEBRIS (C-D) LANDFILL; MINOR; RADIO, TELEVISION OR COMMUNICATION TOWER; TAXI TERMINAL; WAREHOUSE, SELF-STORAGE;
  - MANUFACTURING & INDUSTRIAL USES: ICE; PRINTING & PUBLISHING;
  - OTHER USES: BILLBOARDS; ANY TYPE OF TEMPORARY EVENTS.
- ANY STRUCTURES CONSTRUCTED ON THE PROPERTY WILL REQUIRE THE WRITTEN CONSENT AND APPROVAL OF THE GUILFORD COUNTY HISTORICAL COMMITTEE.

TABLE 30-5-4-2  
PLANTING YARD AND PARKING LOT RATE CHART

Type	Average Width (ft.)	Minimum Width (ft.)	Maximum Width (ft.)	Canopy Tree Rate	Understory Tree Rate	Shrubs Rate
Street Yard	8	8	25	2/100 If	NA	17/100 If
Type A Yard	50	40	75	4/100 If (a)	10/100 If (b)	33/100 If (c)
Type B Yard	30	25	50	3/100 If	5/100 If	25/100 If
Type C Yard	20	15	40	2/100 If	3/100 If	17/100 If
Type D Yard	5	5	10	NA	2/100 If	18/100 If
Parking Lot	NA	NA	NA	1/12 parking spaces	NA	NA

- a) Twenty-five (25) feet on center.  
b) Ten (10) feet on center.  
c) Three (3) feet on center.

30-5-4.9 Planting Yard Design and Maintenance Standards

(A) Plant Species. Species used in required planting yards and parking lots shall be of a locally adapted nature. Refer to the recommended plant species list, which includes water wise species, in Appendix 6 (Landscaping). Other species may be approved by the City Urban Forester or Enforcement Officer.

THIS IS A CONCEPTUAL LANDSCAPE PLAN

THE APPLICANT MUST SUBMIT A DETAILED LANDSCAPE PLAN (WHICH DEPICTS THE PLANT TYPES AND LOCATIONS WITHIN 90 DAYS FOR REVIEW BY THE PLANNING DEPARTMENT). THE LANDSCAPE PLAN MUST BE APPROVED BY THE PLANNING DEPARTMENT PRIOR TO RECEIVING AN INSPECTION.

CANOPY TREES TO BE MIN. 8 FEET TALL, 2 INCHES IN CALIPER MEASURED @ 6" ABOVE GRADE. CANOPY TREES TO BE RED MAPLE, LOBLOLLY PINE OR BRADFORD PEAR.

UNDERSTORY TREES TO BE MIN. 4 FEET TALL, 1 INCH IN CALIPER MEASURED @ 6" ABOVE GRADE. UNDERSTORY TREES TO BE BURFORD, HOLLY, CREPE MYRTLE OR DOGWOOD.

SHRUBS TO BE MIN. 36 INCHES TALL AND SPREAD 30 INCHES IN THREE YEARS. SHRUBS TO BE EQUAL NUMBERS OF AZALEAS AND COMMON JUNIPERS. (TYPICAL FOR ALL 5' PLANTING YARDS)

I HEREBY CERTIFY THAT THIS PLAN SHOWN AND DESCRIBED HEREON WAS DRAWN UNDER MY SUPERVISION, AND IS IN ALL RESPECTS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

WITNESS MY HAND AND SEAL

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_

PROFESSIONAL LAND SURVEYOR

REGISTRATION NUMBER: \_\_\_\_\_



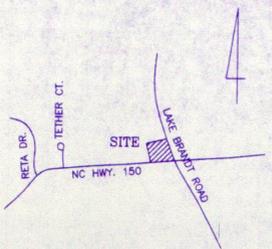
ENGINEER'S CERTIFICATION NOTE OF STORMWATER QUANTITY CONTROL

THE STORMWATER MANAGEMENT STUDY INCLUDED WITH THIS PLAN INDICATES THAT THERE WILL BE NO DOWNSTREAM FLOODING, DRAINAGE, OR EROSION PROBLEMS AS A RESULT OF THE PROPOSED DEVELOPMENT BETWEEN THE POINT WHERE THE RUNOFF DISCHARGES FROM THE PROPERTY TO WHERE THE RUNOFF DISCHARGES FROM THE PROPERTY TO WHERE THE SITE DEVELOPMENT AREA IMPROVEMENT IS PROPOSED.

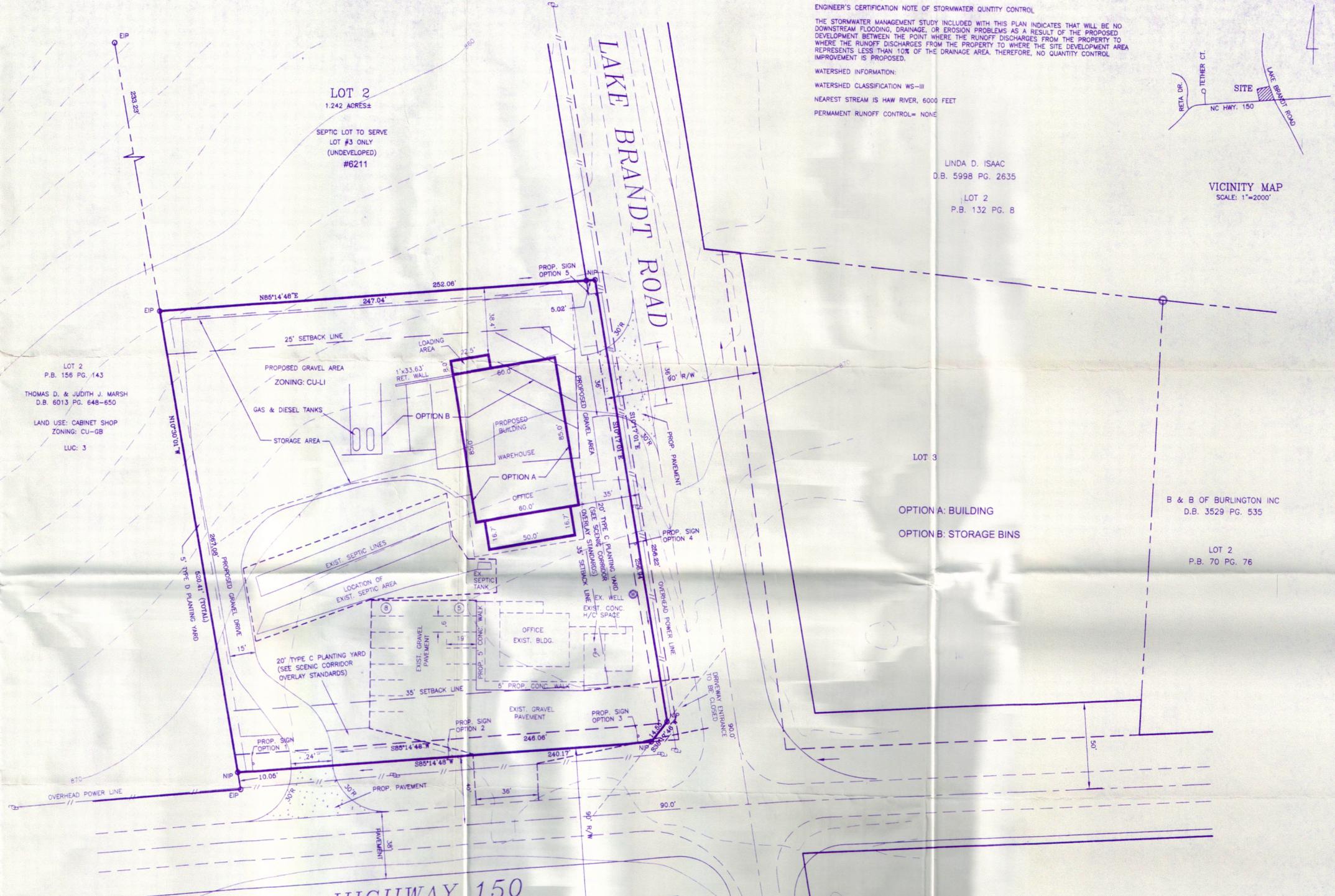
WATERSHED INFORMATION:  
WATERSHED CLASSIFICATION WS-III  
NEAREST STREAM IS HAW RIVER, 6000 FEET  
PERMANENT RUNOFF CONTROL= NONE

LINDA D. ISAAC  
D.B. 5998 PG. 2635

LOT 2  
P.B. 132 PG. 8



VICINITY MAP  
SCALE: 1"=2000'

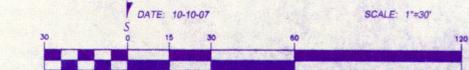


SITE PLAN FOR:  
SOUTHERN EXPOSURE LANDSCAPE MANAGEMENT  
TOWNSHIP: CENTER GROVE COUNTY: GUILFORD  
NORTH CAROLINA

OWNER/DEVELOPER:  
PETE BRYANT  
1000 NC HWY 150 WEST  
SUMMERFIELD, NC 27358

WILSON SURVEYING, INC.

R. ALAN WILSON - PROFESSIONAL LAND SURVEYOR, NO. L3987  
402 BLANDWOOD AVENUE, GREENSBORO, N.C. 27401  
TELEPHONE: (336) 275-8696 \* FAX: (336) 272-1817



DRAWN BY: RAM  
PROJ. NO.: 60040  
DRAWING FILE:  
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APPROVED SITE PLAN  
DATE: 3/29/2011  
TOWN OF SUMMERFIELD, N.C.  
BY: [Signature]  
TOWN PLANNER

- REVISED 3-15-11
- REVISED 6-1-09
- REVISED 3-11-09
- REVISED 12-30-08
- REVISED 1-10-08
- REVISED 11-16-07
- REVISED 11-9-07