UNDISTURBED CLASS B BUFFER PROFILE

FUTURE DEVELOPMENT AREA 'E' ±1.0 AC
8' SIDEWALK, 8' PLANTING STRIP

FUTURE DEVELOPMENT AREA 'D' ±3.6 AC

8' HT. WALL

UNDISTURBED 75' CLASS B BUFFER

EXISTING RESIDENTIAL (ZONED: R-9)

PROPOSED PARKING ENVELOPE

UNDISTURBED CLASS B 56.25' BUFFER

PROPOSED BUILDING ENVELOPE - VEHICULAR CIRCULATION (NOT PARKING) ALLOWED AROUND PERIMETER BUILDING ENVELOPE IN CONNECTION WITH DRIVE THRU WINDOWS

20' LANDSCAped BUILDING AND PARKING SETBACK FROM PROPOSED ROW

CROSS SECTION A

UNDISTURBED CLASS B BUFFER PROFILE

BUILDING ENVELOPE

POTENTIAL PROPERTY LINE

SCHEMATIC SITE PLAN

11/21/17

QUIKTRIP CORPORATION - CHARLOTTE DIVISION OFFICE
3701 ARCO CORPORATE DRIVE - SUITE 150 - CHARLOTTE, NC  28273

NOT FOR CONSTRUCTION

REZONING PETITION: 2017-182

NCDOT APPROVAL SUBJECT TO:

PROPOSED RIGHT-OF-WAY ACQUISITION

CROSS SECTION A
SITE DATA (QUIKTRIP STORE 1087)

PT. SIZE: 501,151 SF
TOTAL WALLED AREA: 61,760 SF
TOTAL 75' BUFFER: 107,999 SF

PROPOSED:
- 8,736 SF (0.20 AC)
- 18,705 SF

BLUFF:
- CLASS B BUFFER (75' WIDE)
- WALLS W/ WALLS, FENCE - 56.25'
- 1.34' / 100 = 18.34

11 TREES PER 100 FT
10 TREES PER 100 FT
40 TREES PER 1000 SF
50 TREES PER 1000 SF
60 TREES PER 1000 SF

PROPOSED:
- WALLS
- EXISTING TREES TO REMAIN
- NOTE ADDITIONAL PLANTING MAY BE REQUIRED TO MEET CLASS B STANDARDS

UNDISTURBED 75' BUFFER

FUTURE DEVELOPMENT
AREA "C" ± 3.4 AC

FUTURE DEVELOPMENT
AREA "D" ± 3.6 AC

FUTURE DEVELOPMENT
AREA "E" ± 1.0 AC

FUTURE DEVELOPMENT
AREA "B" ± 1.7 AC

UNDISTURBED CLASS B 56.25' BUFFER

PROPOSED
RIGHT-OF-WAY
ACQUISITION