

Town of Kill Devil Hills Planning and Inspections
Commercial Site Plan Review Application*



Applicant

Name: Harris Teeter Properties, LLC
 Address: 701 Crestdale Road
Matthews, NC 28105
 Phone: 704-844-3100
 Fax: -333-5131
 Cell: _____

Property Owner

Name: Harris Teeter Properties, LLC
 Address: 701 Crestdale Road
Matthews, NC 28105
 Phone: 704-844-3100
 Fax: _____
 Cell: _____

Property Location

Address: 2006 S Croatan Highway, Kill Devil Hills NC 27948 Lot, Block: _____
 Subdivision: _____ Pin#: 004896000
 Zoning District: Commercial LI-1 LI-2 OIR
 Total Lot Size: 80,586 Sq. Ft. Disturbed Area: 85,380 Sq. Ft.

Contractor

Company Name: TBD License Number: _____
 Name: _____ Phone: _____
 Address: _____ Cell: _____
 Fax: _____
 Town Privilege License Number: _____

Construction Information

Type of Construction: _____
 Assembly Business Educational Factory/Industrial High Hazard
 Institutional Mercantile Residential Storage Utility/Misc.
 New Construction Addition Repair/Replace Remodel Other: _____

Square Footage Proposed:

Interior Space: 540 Sq. Ft. Covered Deck(s): _____ Sq. Ft. Storage: _____ Sq. Ft.
 Garage: _____ Sq. Ft. # of Bedrooms: _____ # of Open Deck(s): _____
 Proposed Square Footage: 540 + Existing Square Footage: 0 = 540 Total Sq. Ft.
 % Impervious Coverage: 40.5 + % Pervious Coverage: 59.5 = 100 Total % Coverage
 # of Parking Spaces: Existing: 0 Proposed: 9 Total: 9
 Septic Tank Permit #: _____ Construction Type: II-B

Estimated Construction Cost (including labor and materials): \$2,000,000

Flood Information

Flood Zone: VE AE X Base Flood Elevation: 10
 Proposed First Floor Elevation: 12.20' Sq. Ft Below Base Flood Elevation: 0

**This form is designed as a guide for Commercial Site Plan Review.
 Additional plans and information will be required prior to building permits.*

Project Description

Construction of a 7 MDP fuel center with a 540 SF walk-in kiosk, canopy, 2 underground storage tanks, and additional site appurtenances.

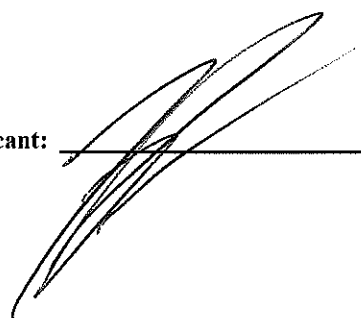
Required Site Plan Information Checklist:

- Permit Application (Completed)
- Site Plan Including the following
 - Submittal Requirements:
 - Vicinity Map
 - 15 Copies of Site Plan & Building Plan Elevations – Front, Side, and Rear
 - Tentative Health Department Approval
 - Site Plan Development Review Fee Paid in Full
 - Existing Conditions:
 - Boundary of Entire Lot
 - Width and Location of Existing Right of Ways
 - Nature, Purpose, Locations, and Size of Existing Easements
 - Iron Pins and Concrete Monuments
 - Scale (1" = 50" Minimum)
 - North Arrow
 - Streets Including Width of Pavement
 - All Underground Utilities, Gas/Propane Below or Above Grade
 - Dare Co. Register of Deeds Map Book/Subdivision Ref.
 - Street Address
 - Present Recorded Owner, Developer, Engineer contacts
 - Adjacent Property Owners, Adj. Use & Zone
 - Corp. of Engineers Report / Wetland Study
 - NFIP Flood Zone (ref: Elevation Datum (NAVD 1988))
 - Minimum, Lot Size indicated
 - Proposed Improvements:
 - Zoning Use Compliance/Setbacks labeled
 - Landscaping Plan / Buffers / Screening (per section 153.073)
 - Lighting Plan - photometric showing point output (section 153.074)
 - Sedimentation & Erosion Control Plan including details
 - Disturbed Areas delineated & areas calculated
 - Location of Sidewalks on the Croatan Highway and Curbs
 - Location of Sewer Facilities and Drain field
 - Proposed Building Type, # of Floors and dimensions, floor area ratio, Height
 - Existing and Finished Grades of Entire Site
 - Storm Water Management Plan including calculations
 - Total Units and Density per Acre (Multi-Family) or floor area ratio (in OIR)
 - Lot Size and Lot Coverage Calculation
 - Utility Plan indicating location & sizes of proposed improvements
 - Water Service Sizing Checklist
 - Layout, Size and Number of Parking Spaces including handicap w/ setbacks (Each Space Numbered)
 - Fire Lane and Driveways
 - Loading Zone (Commercial Sites)
 - Mail Delivery Cluster Sites (Multi-Family)

- Proposed First Floor Elevation
- Dumpster Pad Location
- Proposed Sign Location
- Sight triangle shown
- Commercial Building Plans showing architectural compliance
- Plans to N.C.D.O.T. (if required)
- NC Engineer/Land Surveyor Seal on Site Plan

*** The items listed in the Site Plan portion of the above checklist represent information that must be indicated on any site plan submitted for review by the Kill Devil Hills Planning Department, Planning Board, and Board of Commissioners. All of the above required documents shall be submitted on or before the 3rd Tuesday of each month. Upon completion of review, the Planning Board shall transmit its recommendations to the Board of Commissioners. The Board of Commissioners shall review site plans on the second Monday of each month.

Signature of Applicant: _____



(Date)

3-4-20

Town of Kill Devil Hills

Water Meter Service Sizing Forms – Water Customer data Sheet

Customer: Harris Teeter Address: 701 Crestdale Road, Matthews, NC 28105
 Building Address: 2006 S Croatan Hwy Zip Code: 27948
 Lot: _____ Block: _____ Section: _____ Subdivision: _____
 Type of Occupancy: M

Fixture	Fixture Value 35 P.S.I.	=	# of Fixtures	=	Fixture Value
Bathtub	8	=		=	
Bedpan Washers	10	=		=	
Combination Sink & Tray	3	=		=	
Dental Unit	1	=		=	
Dental Lavatory	2	=		=	
Drinking Fountain – Cooler	1	=		=	
Drinking Fountain – Public	2	=		=	
Kitchen Sink – 1/2" Connection	3	=		=	
Kitchen Sink – 3/4" Connection	7	=		=	
Lavatory – 3/8" Connection	2	=		=	
Lavatory – 1/2" connection	4	=	1	=	4
Laundry Tray – 1/2" Connection	3	=		=	
Laundry Tray – 3/4" Connection	7	=		=	
Shower Head (Shower Only)	4	=		=	
Service Sink – 1/2" Connection	3	=	1	=	3
Service Sink – 3/4" Connection	7	=		=	
Urinal – Pedestal Flush Valve	35	=		=	
Urinal – Wall Flush Valve	12	=		=	
Urinal – Trough (2 ft. unit)	2	=		=	
Wash Sink (each set of faucets)	4	=		=	
Water Closet – Flush Valve	35	=		=	
Water Closet – Tank Type	3	=	1	=	3
Dishwasher – 1/2" Connection	5	=		=	
Dishwasher – 3/4" Connection	10	=		=	
Washing Machine – 1/2" Connection	5	=		=	
Washing Machine – 3/4" Connection	12	=		=	
Washing Machine - 1" Connection	25	=		=	
Hose Connection (Wash Down) – 1/2"	6	=	1	=	6
Hose Connection (Wash Down) – 3/4"	10	=		=	
Hose (50ft Wash Down) – 1/2"	6	=		=	
Hose (50ft Wash Down) 5/8"	9	=		=	
Hose (50ft Wash Down) – 3/4"	12	=		=	

COMBINED FIXTURE TOTAL	16
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Swimming Pool – size/water Connection	Total GPM	=	
Ornamental Sprinkler - # of Heads	Total GPM	=	
Fire Suppression Sprinklers - # of Heads	Total GPM	=	
Other uses such as Saunas, Whirlpools, Etc.;	Total GPM	=	
	Total GPM	=	
	Total GPM	=	
Customer Peak Demand from sizing book by Press.	Total GPM	=	
TOTAL FIXTURE DEMAND IN GALLONS PER MINUTE	Total GPM	=	16

NOTE: THIS FORM MUST BE COMPLETED BEFORE SERVICE IS PURCHASED!

Maggie Jones, PE

4/6/2020

Person Completing Form

Date

KDHHWTP, LLC
P.O. Box 3629
Kill Devil Hills, NC 27948
NCUC W-1160

Willingness to Serve

Harris Teeter Properties, LLC
701 Crestdale Road
Matthews, NC 28105

Dear Sirs:

Consider this KDHHWTP's, herein after referred to as the "Public Utility", Conditional Willingness to Serve Letter for the property located at 2006 S. Croatan Highway, US 158, Kill Devil Hills, NC 27948, Dare County PIN 989313037456.

The Public Utility will furnish approximately 1000 gpd of sewer capacity to serve the subject property under the following conditions.

1. Harris Teeter Properties, LLC and the Public Utility enter into a Purchase and Sale Agreement satisfactory to the Public Utility for the purchase of sewer capacity.
2. Approval by the North Carolina Utilities Commission of the addition of the subject property to the Public Utilities Service Area.
3. Any and all approvals required by the North Carolina Department of Water Resources.
4. Payment of all Capacity Fees and Gross Up Tax as currently required by the North Carolina Utilities Commission.

My best regards,


Eddie Goodrich

Member Manager