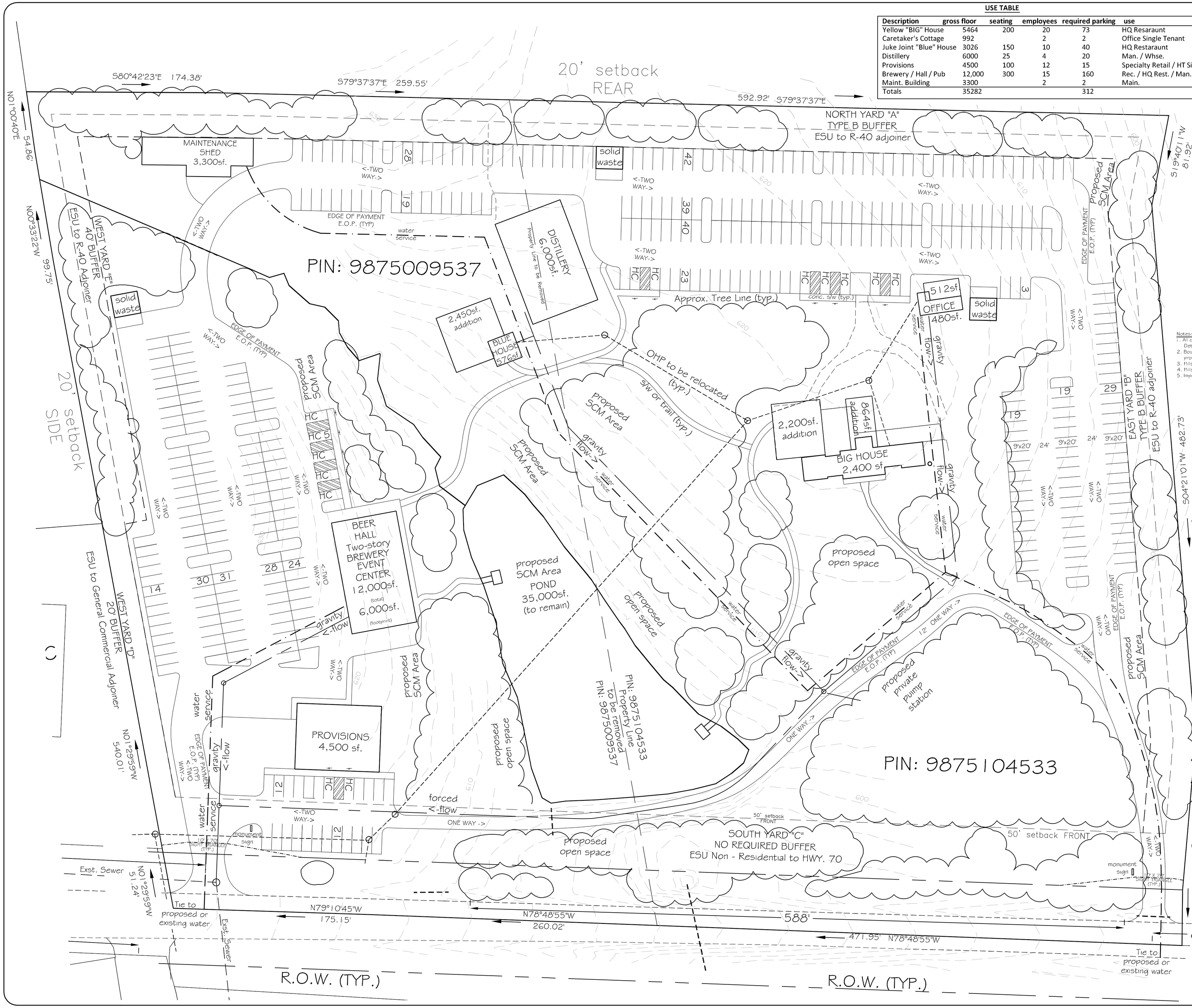
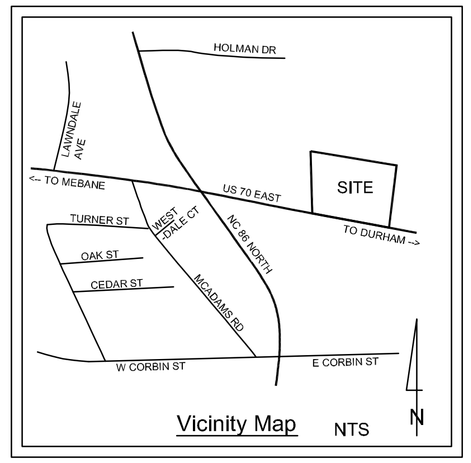
USE TABLE

Description	gross floor	seating	employees	required parking	use
Yellow "BIG" House	5464	200	20	73	HQ Resaraunt
Caretaker's Cottage	992		2	2	Office Single Tenant
Juke Joint "Blue" House	3026	150	10	40	HQ Restaraunt
Distillery	6000	25	4	20	Man. / Whse.
Provisions	4500	100	12	15	Specialty Retail / HT Sit Down
Brewery / Hall / Pub	12,000	300	15	160	Rec. / HQ Rest. / Man.
Maint. Building	3300		2	2	Main.
Totals	35282			312	





Vicinity Map NTS

Parking Lot Trees Required:

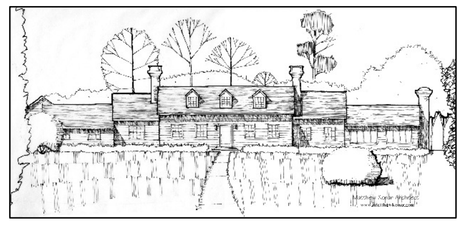
Existing vegetation to fulfill requirements pending tree survey and sample areas.

Where supplemental plantings are required, Canopy Trees shall be placed at a rate of 1/7 parking spaces.

Parking spaces shown heron: 412
including 14 HC spaces
Canopy trees required: 59

Notes:
1. All construction methods and materials shall conform to the Town of Hillsborough Standard Specifications & Details, NCDOT and the NC Plumbing Code.
2. Boundary data from Deed Book 5600 Page 27 existing conditions from Orange County GIS and information provided by the developer.
3. Hillsborough water service is desired. Proposed tie to Municipal Utilities
4. Hillsborough sanitary sewer service is desired. Proposed tie to Municipal Utilities
5. Impervious Surface Proposed 6.4 Acres (40 %)

GATEWOOD PROPERTY



300 US Hwy. 70 East

HILLSBOROUGH, North Carolina
PIN: 9875009537 and 9875104533
N:36°05'12.12" W:79°05'48.35"

MASTER PLAN

CALL BEFORE YOU DIG! ITS THE LAW
ULOCO North Carolina One Call Center
1-800-632-4949
per Hillsborough: all proposed utilities must be installed underground

Plan Prepared for:
W.L. Bishop Construction
2211 Leah Drive
Hillsborough, North Carolina

NOT APPROVED FOR CONSTRUCTION FOR PLANNING PURPOSES ONLY

0' 80' 160'
Graphic Scale
Scale: 1" = 40'

SHEET

5-18-2015
DATE
1" = 40'
SCALE
CDH / BSB
DRAWN IN THE USA BY

REVISIONS

1-15-1009
PROJECT NUMBER
PROPOSAL NUMBER

Master Plan

6/29/2015
NORTH CAROLINA PROFESSIONAL SEAL 24924 ENGINEER CHARLES D. HUFFINE
Charles D. Huffine
C-1939

PROJECT:
Gatewood Property
Town of Hillsborough
Orange County, North Carolina

THE L.E.A.D.S. GROUP, P.A.
505 EAST DAVIS STREET
BURLINGTON, NC 27215
phone: (336) 227-8724
fax: (336) 222-9927
CA 1939
Land Engineering And Development Services