



**SITE DATA:**

**BUILDING SETBACKS**

- FRONT..... 25'
- SIDE..... 10'
- REAR..... 10'

**PROJECT AREA**

- COMBINED..... ±4.11

**BUILDING 1**

- STORIES..... 1
- FOOTPRINT (SF)..... ±5,500
- GFA..... ±5,500
- RETAIL..... ±5,500

**BUILDING 2**

- STORIES..... 2
- FOOTPRINT (SF)..... ±21,200
- GFA..... ±33,800
- RESTAURANT..... ±15,000
- RETAIL..... ±18,800
- COVERED PATIO..... ±3,628

**PROJECT TOTALS**

- GFA (SF)..... ±39,300
- RETAIL..... ±24,300
- RESTAURANT..... ±15,000
- REQUIRED PARKING..... 193
- RESTAURANT: 1 SPACE / 80 SF  
EXCLUDING KITCHEN AND RESTROOMS
- PLANNING 70% FRONT OF HOUSE AREA
- 15,000 X 0.70 = 10,500
- 10,500 / 80 = 131.25 OR 132 SPACES
- RETAIL: 1 SPACE / 400 SF
- 24,300 / 400 = 60.75 OR 61 SPACES
- 132 + 61 = 193 SPACES TOTAL
- 193 X 1.1 = 212.3 OR 212 THRESHOLD TO IMPERVIOUS PARKING MANDATE
- 193 X 1.25 = 241.25 OR 241 MAX PARKING
- PROVIDED PARKING..... 209



**SCHEMATIC SITE PLAN VII**

All information furnished regarding this property is from sources deemed reliable. However, McKim & Creed has not made an independent investigation of these sources and no warranty or representation is made by McKim & Creed as to the accuracy or completeness of the information. This plan is conceptual in nature and does not represent any regulatory approval. It is for illustration purposes only, subject to change without notice. No guarantee can be made that development of the acreage will proceed as described.

02/19/2026

**SURF CITY RETAIL  
SURF CITY NORTH CAROLINA**



0 30' 60' 120'

SCALE: 1"=60' (Horiz.)