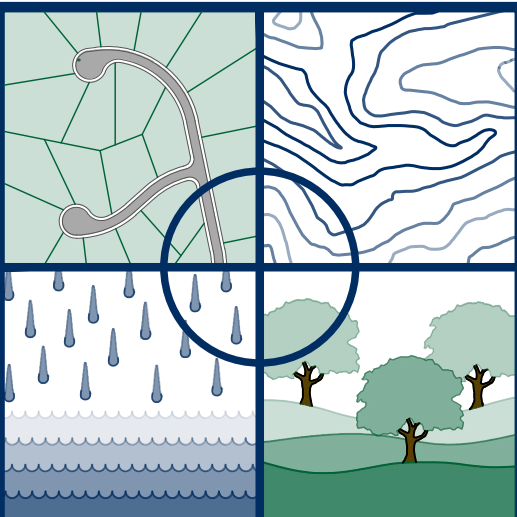


WORLEY ROAD SENIOR LIVING

SITE DATA		
LOCATION	OWNER	GCRA
	ADDRESS	WORLEY ROAD GREENVILLE, SC 29609
	TMS #	0174020600500
SITE AREA	PARCEL AREA	4.5 ACRES
	IMPERVIOUS AREA	1.8 ACRES
	PERVIOUS AREA	2.7 ACRES
ZONING	JURISDICTION	CITY OF GREENVILLE
	ZONING DISTRICT	RC-3 (COMMUNITY 3)
	PROPOSED USE	SENIOR LIVING FACILITY

WORLEY ROAD
GREENVILLE, SC 29609
CITY OF GREENVILLE
GREENVILLE COUNTY, SC

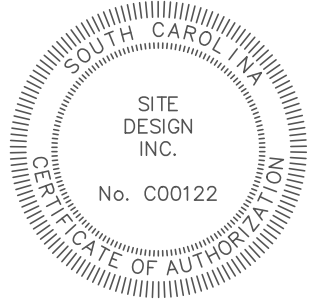
TABLE OF CONTENTS		
SHEET	DESCRIPTION	SHEET NUMBER
C000	COVER	1
C100	EXISTING CONDITIONS & DEMOLITION PLAN	2
C200	SITE PLAN	3
C400	GRADING PLAN	4
C500	UTILITY PLAN	5



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Greenville, SC 29615
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WORLEY ROAD SENIOR LIVING

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GREENVILLE COUNTY
SC

FITCH IRICK, LLC

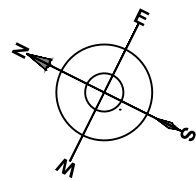
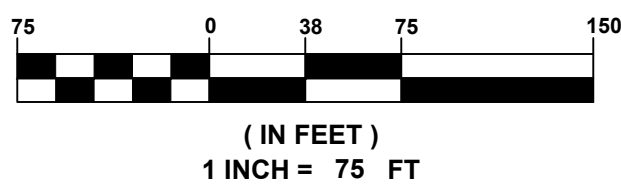
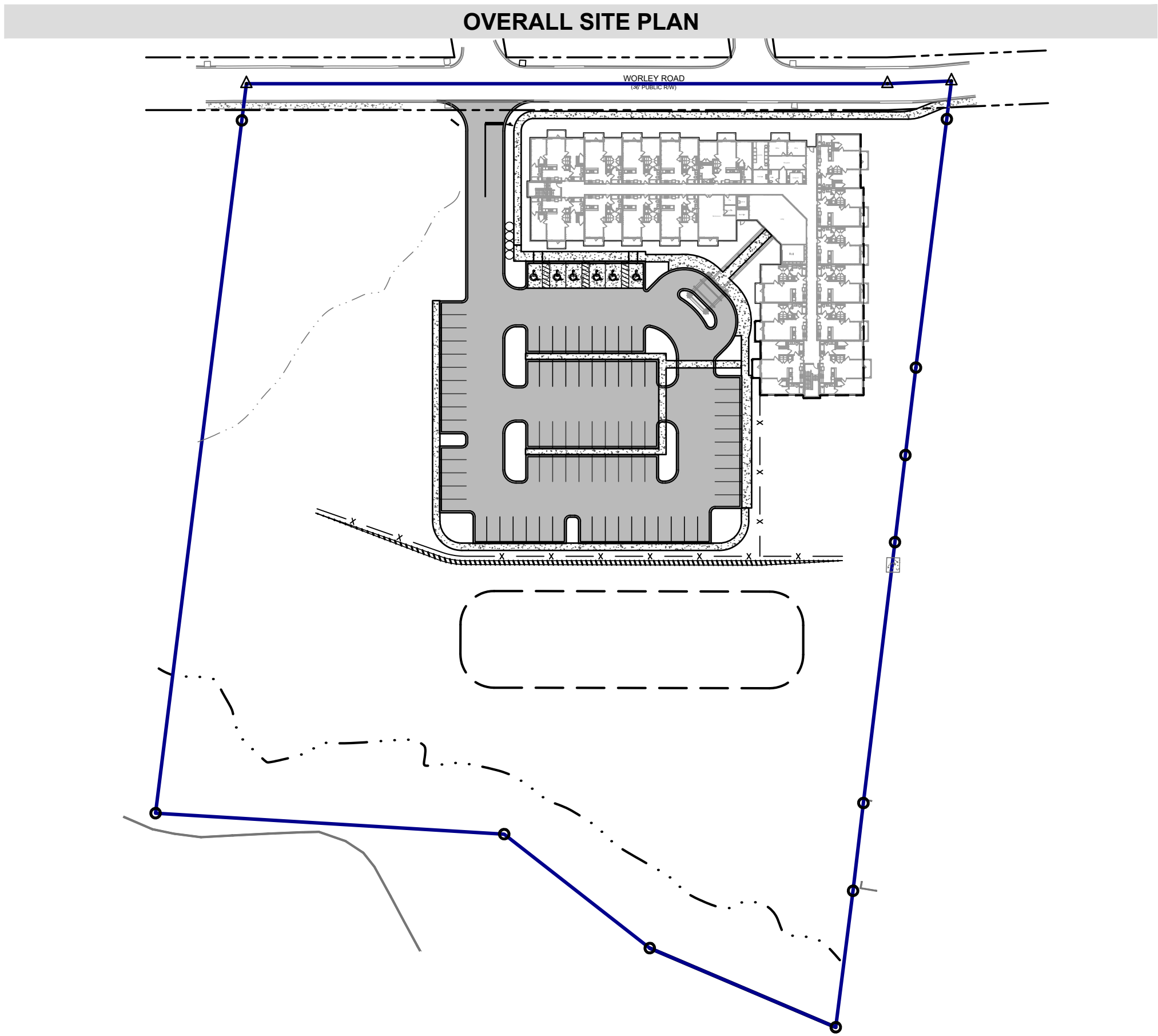
DESIGNED BY:	CJH
DRAWN BY:	CJH
CHECKED BY:	ELO
DATE:	05/13/2026
S251246_SHEETS	

COVER

SHEET 1 OF 5

C000

VICINITY MAP



DISTURBED AREA

4.0 ACRES

24 HOUR CONTACT

JAMES M. BERNSTEIN
(843)696-1541

PROJECT TEAM

DEVELOPER	SURVEYOR	CIVIL ENGINEER	LANDSCAPE ARCHITECT	ARCHITECT
FITCH IRICK, LLC 1515 MOCKINGBIRD LANE CHARLOTTE, NC 28209	SITE DESIGN, INC. 225 ROCKY CREEK RD GREENVILLE, SC 29615 864-271-0496	SITE DESIGN, INC. 225 ROCKY CREEK RD GREENVILLE, SC 29615 864-271-0496	SITE DESIGN, INC. 225 ROCKY CREEK RD GREENVILLE, SC 29615 864-271-0496	STEELE GROUP ARCHITECTS 217 W 6TH ST, WINSTON-SALEM, NC 27101 (336) 734-2003

PROJECT CONTACTS

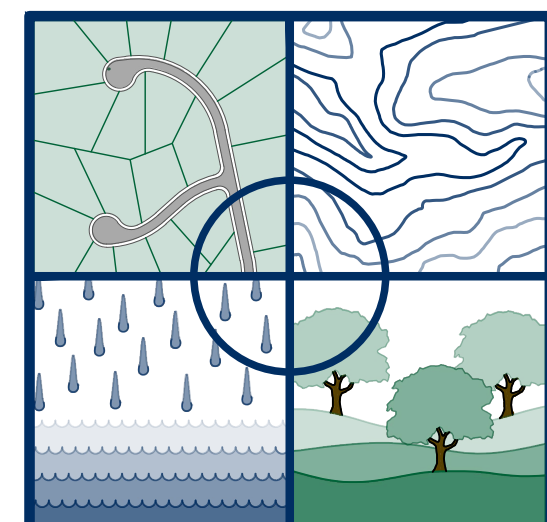
ELECTRIC	STORMWATER	WATER	PLANNING	SEWER
DUKE ENERGY 425 FAIRFOREST WAY, GREENVILLE, SC 29607 (800) 777-8698	CITY OF GREENVILLE 204 HALTON RD GREENVILLE, SC 29607 (864) 467-4476	GREENVILLE WATER SYSTEM 407 W BROAD STREET, GREENVILLE, SC 29601 (864) 241-6000	CITY OF GREENVILLE 15 S MAIN ST GREENVILLE, SC 29601 (864) 467-4476	METROCONNECTS 1151 W. BUTLER RD. GREENVILLE, SC 29607 864-277-4442



THE UTILITIES SHOWN ARE SHOWN FOR THE CONTRACTOR'S CONVENIENCE ONLY. THERE MAY BE OTHER UTILITIES NOT SHOWN ON THESE PLANS. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE LOCATIONS SHOWN AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE LOCATIONS OF ALL UTILITIES WITHIN THE LIMITS OF THE WORK. ALL DAMAGE MADE TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.



SITE INFORMATION:
NO FEMA FLOODPLAIN IS PRESENT ON SITE AND LIES IN FLOOD ZONE
"X" PER FEMA PANEL 45045C0319E EFFECTIVE 08-18-2014

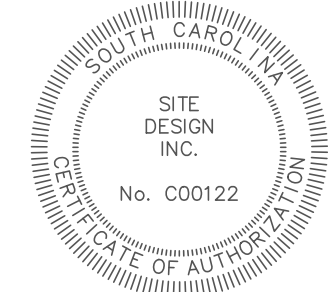


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**WORLEY ROAD
SENIOR LIVING**

WORLEY ROAD
GREENVILLE, SC 29609

**CITY OF GREENVILLE
GREENVILLE COUNTY
SC**

FITCH IRICK, LLC

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DRAWN BY: CJH

CHECKED BY: ELO

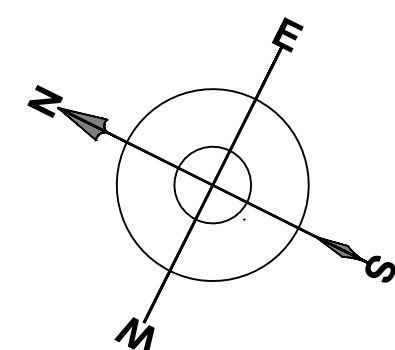
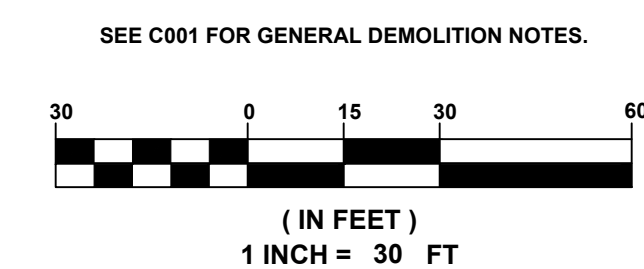
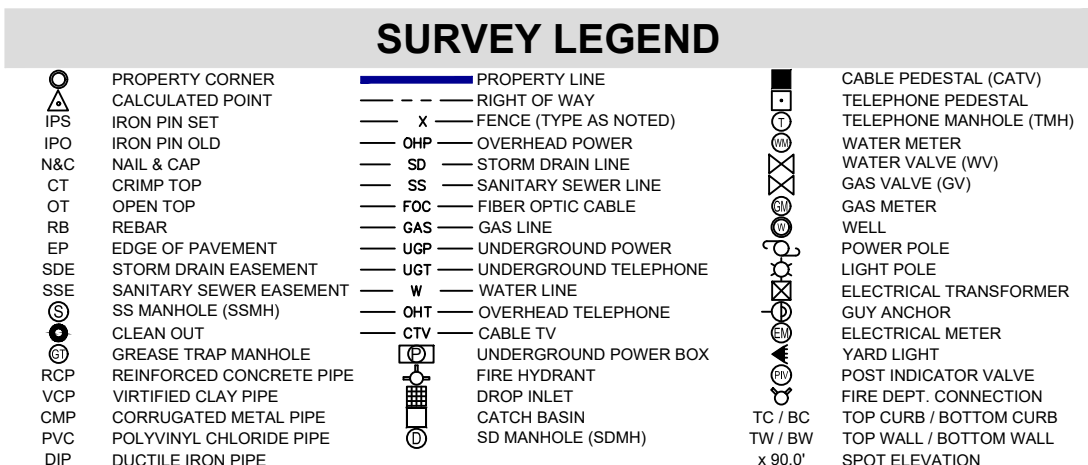
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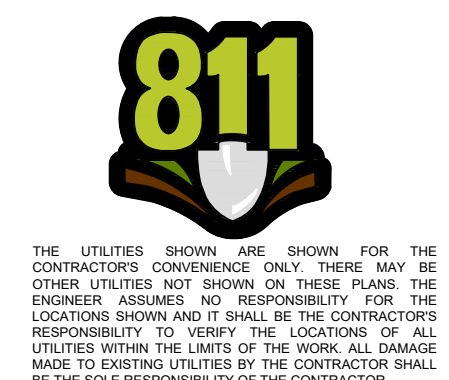
S251246 SHEETS

EXISTING CONDITIONS & DEMOLITION PLAN

SHEET 2 OF 5

C100



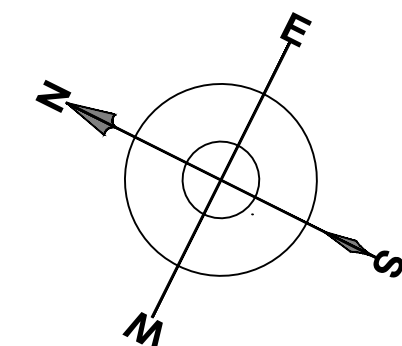


SITE KEYED NOTES

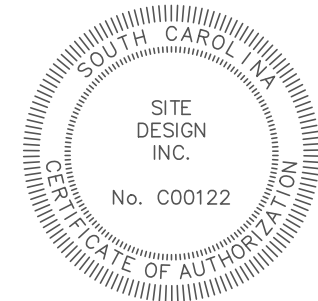
1	ASPHALT PAVING (SEE LEGEND FOR TYPE)
2	CONCRETE PAVING
3	CONCRETE SIDEWALK
4	18" CONCRETE CURB AND GUTTER
5	ADA PARKING SPACE & ACCESS AISLE 1-1/2% (2% MAX) SLOPE IN ALL DIRECTIONS WITH WHEEL STOP & HANDICAP SIGN
6	ADA RAMP
7	4" PAINTED STRIPE
8	STOP SIGN & 24" STOP BAR
9	STRIPED PATH (4" PAINTED STRIPE)
10	SUTERA UNDERGROUND DUMPSTER
11	MSE RETAINING WALL W/ 4' SAFETY FENCE (WALL NO TALLER THAN 6") (FENCE CANNOT BE CHAIN LINK)
12	BUILDING FOUNDATION WALL (SEE GRADING PLAN FOR FURTHER DETAIL)
13	LIGHTED MONUMENT ENTRANCE SIGN (MUST OBTAIN SEPARATE SIGNAGE PERMIT)
14	ADA UNIT (SEE ARCH. PLANS)
15	MAIL ROOM (SEE ARCH. PLANS)

SEE C001 FOR GENERAL SITE PLAN NOTES.
SEE C100 FOR SURVEY LEGEND.

(IN FEET)
1 INCH = 30 FT



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SITE PLAN

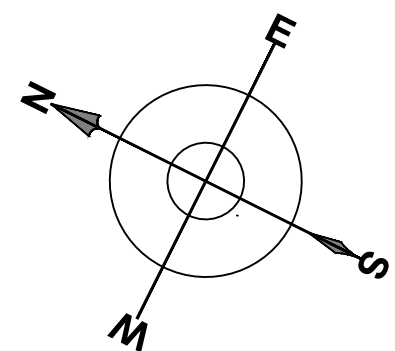
SHEET 3 OF 5

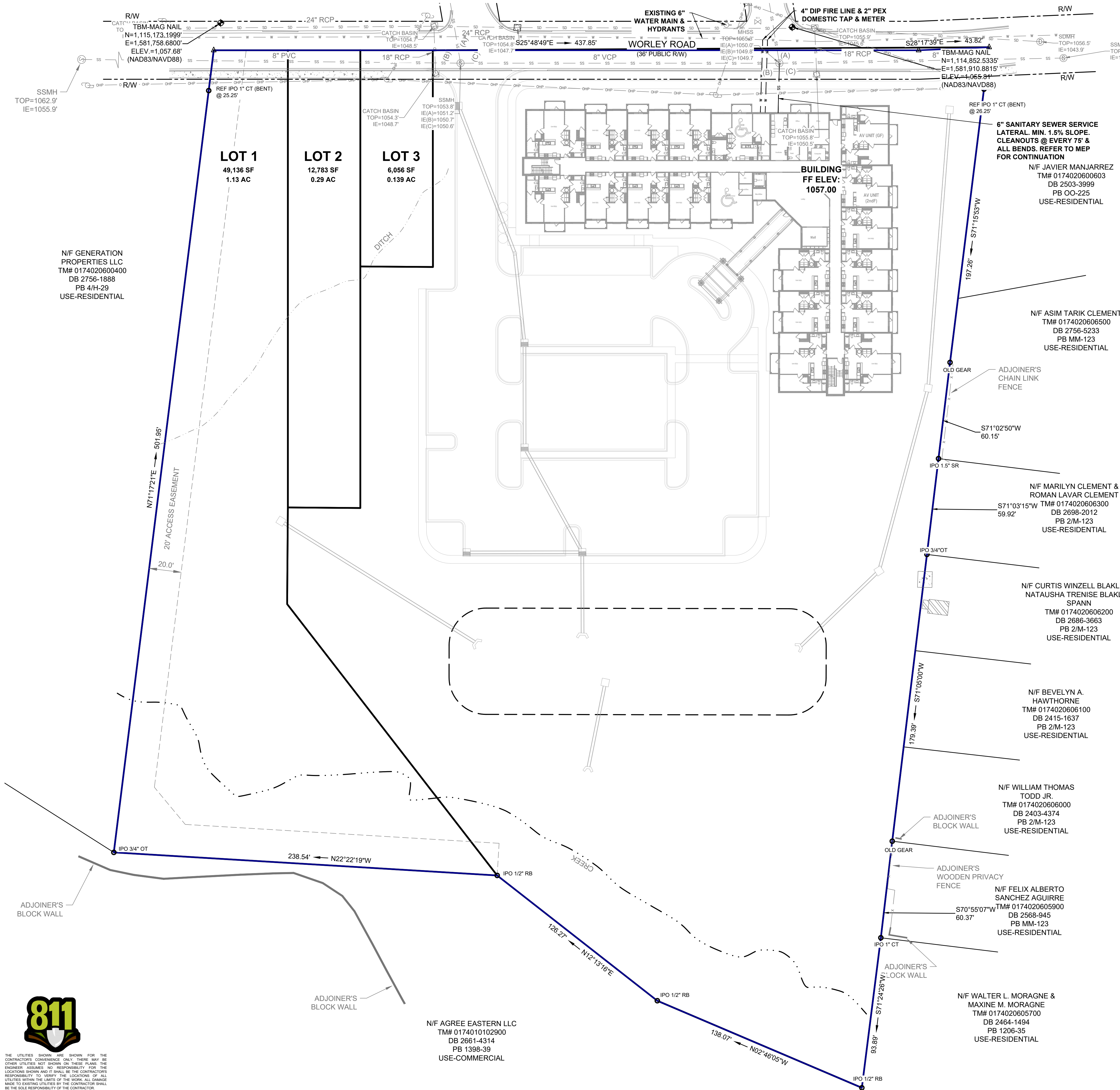
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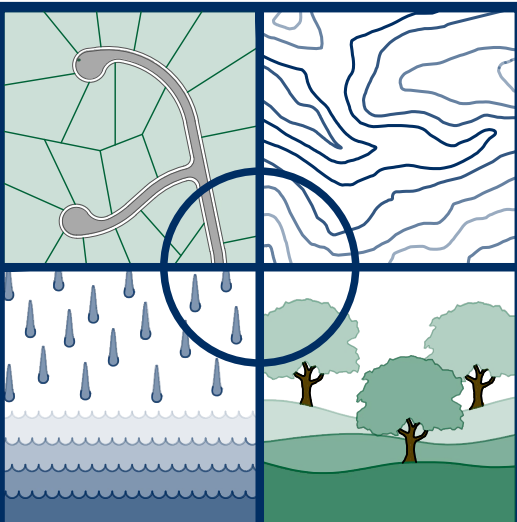
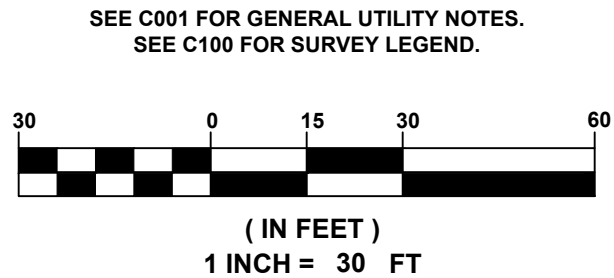
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C400





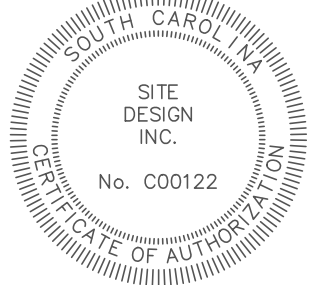
UTILITY LEGEND	
	PROPERTY LINE
	PROPOSED WATER
	PROPOSED STORM DRAIN
	PROPOSED SANITARY SEWER
	PROPOSED UNDERGROUND POWER
	PROPOSED NATURAL GAS
	PROPOSED ROOF DRAIN
	EXISTING WATER
	EXISTING STORM DRAIN
	EXISTING SANITARY SEWER
	EXISTING UNDERGROUND POWER
	EXISTING OVERHEAD POWER
	EXISTING NATURAL GAS



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UTILITY PLAN

SHEET 5 OF 5

C500

