

COMPREHENSIVE STORMWATER MANAGEMENT PERMIT

HIGH DENSITY DEVELOPMENT SERVED BY AN OFF-SITE STORMWATER SYSTEM

SECTION 1 – APPROVAL

Having reviewed the application and all supporting materials, the City of Wilmington has determined that the application is complete and the proposed development meets the requirements of the City of Wilmington's Comprehensive Stormwater Ordinance.

PERMIT HOLDER: **Three Guys Car Wash, LLC**
PROJECT: **H2 Turbo Wash West**
ADDRESS: **3819 Carolina Beach Road**
PERMIT #: **2022010**

Therefore, the above referenced site is hereby approved and subject to all conditions set forth in Section 2 of this approval and all applicable provisions of the City of Wilmington Comprehensive Stormwater Management Ordinance.

This permit shall be effective from the date of issuance until rescinded and shall be subject to the following specified conditions and limitations:

Section 2 - CONDITIONS

1. The runoff associated with this project has been approved to be discharged into offsite wet detention pond operated and maintained by Independence Commons under the terms and conditions set forth in the latest version of Permit No. City Offsite Permit #97065.
2. This approval is valid only for the stormwater management system as proposed on the approved stormwater management plans dated 2/15/2022.
3. The built-upon area allocated to this development by Stormwater Management Permit No. *City Offsite Permit #97065*, is 34,045 square feet. The built upon area for this project must not exceed the maximum built-upon area allocated to this project or a modification to Stormwater Management Permit will be required.
4. This permit is issued concurrently with NCDENR/DWQ State Stormwater Offsite Permit No. State Permit #SW8 211010. This project is subject to the requirements, terms and conditions of both permits. A revision or modification to one permit will not be reflected in the other without separate application.
5. The project will be limited to the amount and type of built-upon area indicated in Section IV of the Stormwater Management Application Form submitted as part of the approved stormwater permit application package, and per the approved plans.
6. This permit shall become void unless the facilities are constructed in accordance with the approved stormwater management plans, specifications and supporting documentation, including information provided in the application and supplements.



7. The runoff from all built-upon area within any permitted drainage area must be directed into the permitted stormwater control system for that drainage area.
8. The permittee shall submit a revised stormwater management application packet to the City of Wilmington and shall have received approval prior to construction, for any modification to the approved plans, including, but not limited to, those listed below:
 - a. Any revision to any item shown on the approved plans, including the stormwater management measures, built-upon area, details, etc.
 - b. Redesign or addition to the approved amount of built-upon area or to the drainage area.
 - c. Further subdivision, acquisition, lease or sale of any part of the project area.
 - d. Filling in, altering, or piping of any vegetative conveyance shown on the approved plan.
 - e. Construction of any permitted future areas shown on the approved plans.
9. A copy of the approved plans and specifications shall be maintained on file by the Permittee.
10. During construction, erosion shall be kept to a minimum and any eroded areas of the system will be repaired immediately.
11. All areas must be maintained in a permanently stabilized condition. If vegetated, permanent seeding requirements must follow the guidelines established in the North Carolina Erosion and Sediment Control Planning and Design Manual unless an alternative is specified and approved by the City of Wilmington.
12. The permittee is responsible for keeping the stormwater collection system within the lot property boundaries clear of trash, debris and sediment, and must control the sediment on the lot in accordance with the requirements of the NC Erosion and Sediment Control Design Manual. The following maintenance for the lot and its stormwater collection system shall be performed as indicated:
 - a. Semiannual scheduled inspections (every 6 months).
 - b. Sediment and trash removal as necessary.
 - c. Vegetate the stormwater conveyance swales and the non-paved areas of the lot.
 - d. Immediate repair and stabilization of any eroded areas on the lot.
 - e. Maintenance of all slopes in accordance with approved plans and specifications.
 - f. Repair or replacement of swales, catch basins and piping as necessary to capture the lot's runoff and maintain adequate drainage to the permitted SCM.
13. Records of inspection, maintenance and repair for the permitted stormwater system must be kept by the permittee for at least 5 years from the date of record and made available upon request to authorized personnel of the City of Wilmington. The records will indicate the date, activity, name of person performing the work and what actions were taken.



14. Upon completion of construction, before a Certificate of Occupancy shall be granted, and prior to operation of this permitted facility, the applicant shall submit to the City of Wilmington as-built plans for all stormwater management facilities. The plans shall show the final design specifications and the field location, type, depth, and invert of all measures, controls and devices, as-installed. A certification shall be submitted, along with all supporting documentation that specifies, under seal that the as-built stormwater measures, controls and devices are in compliance with the approved stormwater management plans. A final inspection by City of Wilmington personnel will be required prior to issuance of a certificate of occupancy or operation of the permitted facility.
15. This permit is not transferable except after application and approval by the City of Wilmington. In the event of a change of ownership, name change or change of address the permittee must submit a completed Name/Ownership Change form to the City of Wilmington at least 30 days prior to the change. It shall be signed by all applicable parties, and be accompanied by all required supporting documentation. Submittal of a complete application shall not be construed as an approved application. The application will be reviewed on its own merits by the City of Wilmington and may or may not be approved. The project must be in compliance with the terms of this permit in order for the transfer request to be considered. The permittee is responsible for compliance with all permit conditions until such time as the City of Wilmington approves the transfer request. Neither the sale of the project nor the conveyance of common area to a third party should be considered as an approved transfer of the permit.
16. Failure to abide by the conditions and limitations contained in this permit may subject the Permittee to enforcement action by the City of Wilmington, in accordance with Sections 18-52 and 18-53 and any other applicable section of the Land Development Code.
17. The City of Wilmington may notify the permittee when the permitted site does not meet one or more of the minimum requirements of the permit. Within the time frame specified in the notice, the permittee shall submit a written time schedule to the City of Wilmington for modifying the site to meet minimum requirements. The permittee shall provide copies of revised plans and certification in writing to the City of Wilmington that the changes have been made.
18. The issuance of this permit does not preclude the Permittee from complying with any and all statutes, rules, regulations, or ordinances, which may be imposed by other government agencies (local, state, and federal) having jurisdiction.
19. In the event that the facilities fail to perform satisfactorily, including the creation of nuisance conditions, the Permittee shall take immediate corrective action, including those as may be required by the City of Wilmington, such as the construction of additional or replacement stormwater management systems.
20. The permittee grants City of Wilmington Staff permission to enter the property during normal business hours for the purpose of inspecting all components of the permitted stormwater management facility.
21. The permit issued shall continue in force and effect until revoked or terminated by the City of Wilmington. The permit may be modified, revoked and reissued or terminated for cause. The filing of a request for a permit modification, revocation and re-issuance or termination does not stay any permit condition.



Public Services

Engineering
212 Operations Center Drive
Wilmington, NC 28412
910 341-7807
910 341-5881 fax
wilmingtonnc.gov
Dial 711 TTY/Voice

22. The approved stormwater management plans and all documentation submitted as part of the approved stormwater management permit application package for this project are incorporated by reference and are enforceable parts of the permit.
23. The permittee shall submit a renewal request with all required forms and documentation at least 180 days prior to the expiration date of this permit.
24. If any one or more of the conditions of this permit is found to be unenforceable or otherwise invalidated, all remaining conditions shall remain in full effect.

Stormwater Management Permit issued this the 2nd day of March, 2022

A handwritten signature in blue ink, appearing to read 'A. Caudle', is written over a horizontal line.

for Anthony Caudle, City Manager
City of Wilmington



Public Services
Engineering
212 Operations Center Dr
Wilmington, NC 28412
910 341-7807
91 341-5881 fax
wilmingtonnc.gov
Dial 711 TTY/Voice

STORMWATER MANAGEMENT PERMIT APPLICATION FORM
(Form SWP 2.3)

I. GENERAL INFORMATION

- 1. Project Name (subdivision, facility, or establishment name - should be consistent with project name on plans, specifications, letters, operation and maintenance agreements, etc.):
H2 Turbo Wash West

- 2. Location of Project (street address):
3819 Carolina Beach Rd.

- City: Wilmington County: New Hanover Zip: 28412

II. PERMIT INFORMATION

- 1. Specify the type of project (check one): Low Density High Density
 Offsite Stormwater System Drainage Plan Redevelopment Other
If the project drains to an Offsite System, list the Stormwater Permit Number(s):
City of Wilmington: _____ State – NCDEQ/DEMLR: _____
- 2. Is the project currently covered (whole or in part) by an existing City or State (NCDEQ/DEMLR) Stormwater Permit? Yes No
If yes, list all applicable Stormwater Permit Numbers:
City of Wilmington: 97065 State – NCDEQ/DEMLR: SW8970865
- 3. Additional Project Permit Requirements (check all applicable):
 CAMA Major Sedimentation/Erosion Control 404/401 Permit

III. CONTACT INFORMATION

- 1. Print Applicant / Signing Official's name and title (the developer, property owner, lessee, designated government official, individual, etc. who owns the project):
Applicant / Organization: Three Guys Car Wash, LLC
Signing Official & Title: Andrew Lazzaro (Member/Manager)

a. Contact information for Applicant / Signing Official:

Address: 5520 Oleander Dr. Wilmington, NC 28403

City: Wilmington State: NC Zip: 28403

Phone: (910) 833-7439 Email: Andy.lazzaronc@gmail.com

b. Please check the appropriate box. The applicant listed above is:

- The property owner/Purchaser (Skip to item 3)
- Lessee (Attach a copy of the lease agreement and complete items 2 and 2a below)
- Developer (Complete items 2 and 2a below.)

2. Print Property Owner's name and title (if different from the applicant).

Property Owner / Organization: _____

Signing Official & Title: _____

a. Contact information for Property Owner:

Street Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Email: _____

3. (Optional) Other Contact name and title (such as a construction supervisor) who would like to be copied on all correspondence:

Other Contact Person / Organization: _____

Signing Official & Title: _____

a. Contact information for person listed in item 3 above:

Street Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Email: _____

4. Agent Authorization: Complete this section if you wish to designate authority to another individual and/or firm (such as a consulting engineer and /or firm) so that they may provide information on your behalf for this project (such as addressing requests for additional information).

Consulting Engineer: Charles D. Cazier, P.E.

Consulting Firm: Intracoastal Engineering, PLLC

a. Contact information for consultant listed above:

Mailing Address: 5725 Oleander Dr. Unit E-7

City: Wilmington State: NC Zip: 28403

Phone: 910.859.8983 Email: charlie@intracoastalengineering.com

IV. PROJECT INFORMATION

1. Total Property Area: 65,656 square feet
2. Total Coastal Wetlands Area: 0 square feet
3. Total Surface Water Area: 0 square feet
4. Total Property Area (1) – Total Coastal Wetlands Area (2) – Total Surface Water Area (3) = Total Project Area: 65,656 square feet.
5. Existing Impervious Surface within Project Area: 4471 square feet
6. Existing Impervious Surface to be Removed/Demolished: 600 square feet
7. Existing Impervious Surface to Remain: 3871 square feet
8. Total Onsite (within property boundary) Newly Constructed Impervious Surface (in square feet):

Buildings/Lots	4095
Impervious Pavement	19645
Pervious Pavement (total area / adjusted area w credit applied)	0 / 0
Impervious Sidewalks	3765
Pervious Sidewalks (total area / adjusted area w credit applied)	/
Other Pay Station Canopy	560
Future Development	2109
Total Onsite Newly Constructed Impervious Surface	30174

9. Total Onsite Impervious Surface
(Existing Impervious Surface to remain + Onsite Newly Constructed Impervious Surface) 34045 square feet
10. Net Change in Onsite Impervious Surface (+ for net increase, - for net decrease) +29574 square feet
11. Project percent of impervious area: (Total Onsite Impervious Surface / Total Project Area) x100 = 51.9 %
12. Total Offsite Newly Constructed Impervious Area (in square feet):

Impervious Pavement	0
Pervious Pavement (total area / adjusted area w credit applied)	0 / 0
Impervious Sidewalks	690
Pervious Sidewalks (total area / adjusted area w credit applied)	/
Other	
Total Offsite Newly Constructed Impervious Surface	690

13. Complete the following information for each Stormwater SCM drainage area. Low Density and Drainage Plan projects (with no permeable pavements) may omit this section and skip to Section V.

Basin Information	Offsite Wet Pond SCM # 1	Type of SCM SCM #	Type of SCM SCM #
Receiving Stream Name	UT Barnards Creek		
Receiving Stream Index Number	18-80		
Stream Classification	C;SW		
Total Drainage Area (sf)	37,595		
On-Site Drainage Area (sf)	37,095		
Off-Site Drainage Area (sf)	500		
Buildings/Lots (sf)	4095		
Impervious Pavement (sf)	19645		
Pervious Pavement (total / adjusted) (sf)	0 / 0	/	/
Impervious Sidewalks (sf)	3765		
Pervious Sidewalks (total / adjusted) (sf)	0 / 0	/	/
Other (sf)	560		
Future Development (sf)	2109		
Existing Impervious to remain (sf)	3871		
Offsite (sf)	500		
Total Impervious Area (sf)	34545		
Percent Impervious Area (%)	91.9		

Basin Information	Type of SCM SCM #	Type of SCM SCM #	Type of SCM SCM #
Receiving Stream Name			
Receiving Stream Index Number			
Stream Classification			
Total Drainage Area (sf)			
On-Site Drainage Area (sf)			
Off-Site Drainage Area (sf)			
Buildings/Lots (sf)			
Impervious Pavement (sf)			
Pervious Pavement (total / adjusted) (sf)	/	/	/
Impervious Sidewalks (sf)			
Pervious Sidewalks (total / adjusted) (sf)	/	/	/
Other (sf)			
Future Development (sf)			
Existing Impervious to remain (sf)			
Offsite (sf)			
Total Impervious Area (sf)			
Percent Impervious Area (%)			

V. SUBMITTAL REQUIREMENTS

Only complete application packages will be accepted and reviewed by the City. A complete package includes all of the items listed below. Copies of forms, deed restrictions, checklists as well as detailed instructions on how to complete this application form may be downloaded from the City of Wilmington Plan Review website below:

<https://www.wilmingtonnc.gov/departments/engineering/plan-review/stormwater-permits>

The complete application package should be submitted to the following address:


City of Wilmington – Engineering
 Plan Review Section
 212 Operations Center Dr.
 Wilmington, NC 28412

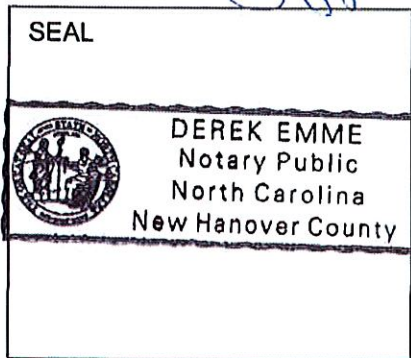
Please indicate that the following required information have been provided by initialing in the space provided for each item.

- | | Initials |
|--|------------|
| 1. One completed Stormwater Management Permit Application Form. | <u>AE</u> |
| 2. One completed Supplement Form for each SCM proposed (signed, sealed and dated). | <u>N/A</u> |
| 3. One completed Operation & Maintenance agreement for each <u>type</u> of SCM. | <u>N/A</u> |
| 4. Proposed Deed Restrictions and Restrictive Covenants (for all subdivisions) | <u>N/A</u> |
| 5. Appropriate stormwater permit review fee. | <u>AE</u> |
| 6. Minimum requirements identified on the Engineering Plan Review Checklist have been addressed. | <u>AE</u> |
| 7. One set of calculations (sealed, signed and dated). | <u>AE</u> |
| 8. A detailed narrative (one to two pages) describing the stormwater treatment/management system for the project. | <u>AE</u> |
| 9. A USGS map identifying the site location. If the receiving stream is reported as class SA or the receiving stream drains to class SA waters within ½ mile of the site boundary, include the ½ mile radius on the map. | <u>AE</u> |
| 10. A copy of the soils report, if applicable. Must meet NCDEQ SCM Manual and MDC requirements for the type of SCM proposed. The report must include boring logs and a map of boring locations. | <u>N/A</u> |
| 11. One full set of plans <u>folded to 8.5" x 14"</u> . | <u>AE</u> |
| 12. A map delineating and labeling the drainage area for each SCM proposed. | <u>AE</u> |
| 13. A map delineating and labeling the drainage area for each inlet and conveyance proposed. | <u>AE</u> |
| 14. A digital copy of the entire submittal package (can be submitted via flash drive, CD, email, dropbox or other file sharing system). | <u>AE</u> |

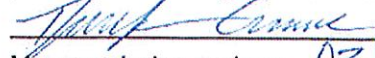
VII. APPLICANT'S CERTIFICATION

I, Andrew Lazzaro (Member/Manager) certify that the information included on this permit application form is, to the best of my knowledge, correct and that the project will be constructed in conformance with the approved plans, that the required deed restrictions and protective covenants will be recorded, and that the proposed project complies with the requirements of the applicable rules under the City's Comprehensive Stormwater Ordinance.

Signature:  Date: 10/15/2021



I, Derek Emme, a Notary Public for the State of North Carolina, County of New Hanover, do hereby certify that Andrew Lazzaro personally appeared before me this day of October 15th, 2021, and acknowledge the due execution of the application for a stormwater permit. Witness my hand and official seal,


My commission expires: 03/10/2024

Permit No. 2022010
(to be provided by DEMLR
City)

State of North Carolina
Department of Environment and Natural Resources
Division of Energy, Mineral and Land Resources

STORMWATER MANAGEMENT PERMIT APPLICATION FORM

OFF-SITE SYSTEM SUPPLEMENT

FOR DEVELOPMENT DRAINING TO PERMITTED OFF-SITE TREATMENT SYSTEMS

This form may be photocopied for use as an original

DEMLR Stormwater Management Plan Review:

A complete stormwater management plan submittal includes a stormwater management permit application, an off-site system supplement for each off-site stormwater treatment system, appropriate supplement forms for any on-site stormwater treatment systems, and plans and specifications showing all stormwater conveyances and drainage details for the project.

I. PROJECT INFORMATION

Project Name : H2 Turbo Wash West

Contact Person: Charles Cazier, PE Phone Number: (910)859-8983

Is all drainage from the project directed to the off-site system? (check one): Yes No

II. OFF-SITE SYSTEM INFORMATION (please complete the following information for the off-site system that will treat runoff from your project):

Permit No. SW8 970865 (DEQ); 97065 (City)

Project Name: Independence Commons Shopping Center

Type of System (wet pond, infiltration basin, etc.): Wet Detention Basin

Lot No. (if part of a subdivision): Outparcel #1

How much built upon area draining to the permitted treatment system has been allocated to this project?
34,045 sf

III. REQUIRED ITEMS CHECKLIST

Prior to issuing an off-site permit, verification of the following information must be provided. Initial in the space provided to indicate that the following requirements have been met and supporting documentation is attached. If the applicant has designated an agent in the Stormwater Management Permit Application Form, the agent may initial below. If a requirement has not been met, attach justification.

Applicants Initials

- CDC a. Deed restrictions limiting the built-upon area on the site have been recorded.
- CDC b. Engineers certification for the existing off-site system has been submitted to DEMLR.
- *CDC c. There are no outstanding Notices of Violation for the off-site system.
- *CDC d. Off-site system is in compliance with the issued permit.

* LETTER/EMAIL FROM CITY ABOUT CONCERNS BUT NO DETERMINATION AT TIME OF FILE REVIEW

IV. STORMWATER COLLECTION SYSTEM MAINTENANCE REQUIREMENTS

1. Mowing will be accomplished as needed according to the season. Grass height will not exceed six inches at any time.
2. Accumulated sediment and trash will be removed from the collection system as necessary. Swales and ditches will be reseeded or sodded following sediment removal.
3. Eroded areas of swales and ditches will be repaired and reseeded. Swales and ditches will be revegetated as needed based on monthly inspections.
4. The collection system, including catch basins, curb cuts, velocity reduction devices, and piping, will be inspected monthly or after every significant runoff producing rainfall event. Trash and debris will be cleared away from grates, curb cuts, velocity reduction devices, and piping.
5. The collection system may not be altered in any way without prior approval from NCDENR Division of Energy, Mineral and Land Resources.

I acknowledge and agree by my signature below that I am responsible for maintaining the stormwater collection system in accordance with the five maintenance procedures listed above. I agree to notify DEMLR of any problems with the system or prior to any changes to the system or responsible party.

Print Name and Title: Andrew Lazzaro, Member/Manager

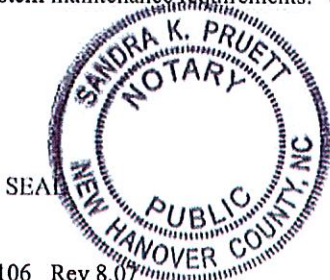
Address: 5520 Oleander Dr. Wilmington, NC 28403

Phone: (910) 833-7439 Date: 10/6/2021

Signature: [Handwritten Signature]

Note: The legally responsible party should not be a homeowners association unless more than 50% of the lots have been sold and a resident of the subdivision has been named the president.

I, Sandra K. Pruett, a Notary Public for the State of North Carolina, County of New Hanover, do hereby certify that Andrew Lazzaro personally appeared before me this 6 day of October, 2021, and acknowledge the due execution of the forgoing document including the stormwater collection system maintenance requirements. Witness my hand and official seal,



Sandra K. Pruett
Notary Public
My commission expires Nov. 8, 2024