



## DEPARTMENT OF PLANNING SERVICES

### DATA SHEET FOR SITE PLAN

Regional Planning Commission Business Meeting of: **July 10, 2025**

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<b>Application # and Title</b>	:	S-25-06 Two Farms Inc
<b>Applicant/Owner</b>	:	Two Farms Inc PO Box 32307 Charlotte, NC 28232
<b>Engineer</b>	:	Bowman Consulting, Inc Karl Schwartz 1300 Central Park Blvd Fredericksburg, VA 22401
<b>Comp Plan Map Designation</b>	:	Highway Commercial
<b>Zoning District</b>	:	BG (General Business)
<b>Relation to Growth Zone</b>	:	Inside
<b>Present Use</b>	:	Commercial Retail
<b>Proposed Use</b>	:	Gas Station, Convenience Store, and Retail
<b>Size of Proposed Buildings</b>	:	4,731 sq. ft. Convenience Store 5,358 sq. ft. Gas Canopy 13,845 sq. ft. Future Commercial Building 2 – 3,600 sq. ft. Future Commercial Buildings
<b>Water</b>	:	Public - Tidewater
<b>Wastewater</b>	:	Public – Kent County Sewer
<b>Levy Court District</b>	:	5 <sup>th</sup> - Sweeney
<b>School District</b>	:	Caesar Rodney
<b>Fire District</b>	:	Camden-Wyoming
<b>Area and Location</b>	:	7.991± acres located on the south east corner of S. Dupont Hwy. and Walnut Shade Rd., and east of Woodside.
<b>Property Identification Number</b>	:	7-00-111.10-01-31.00-000