



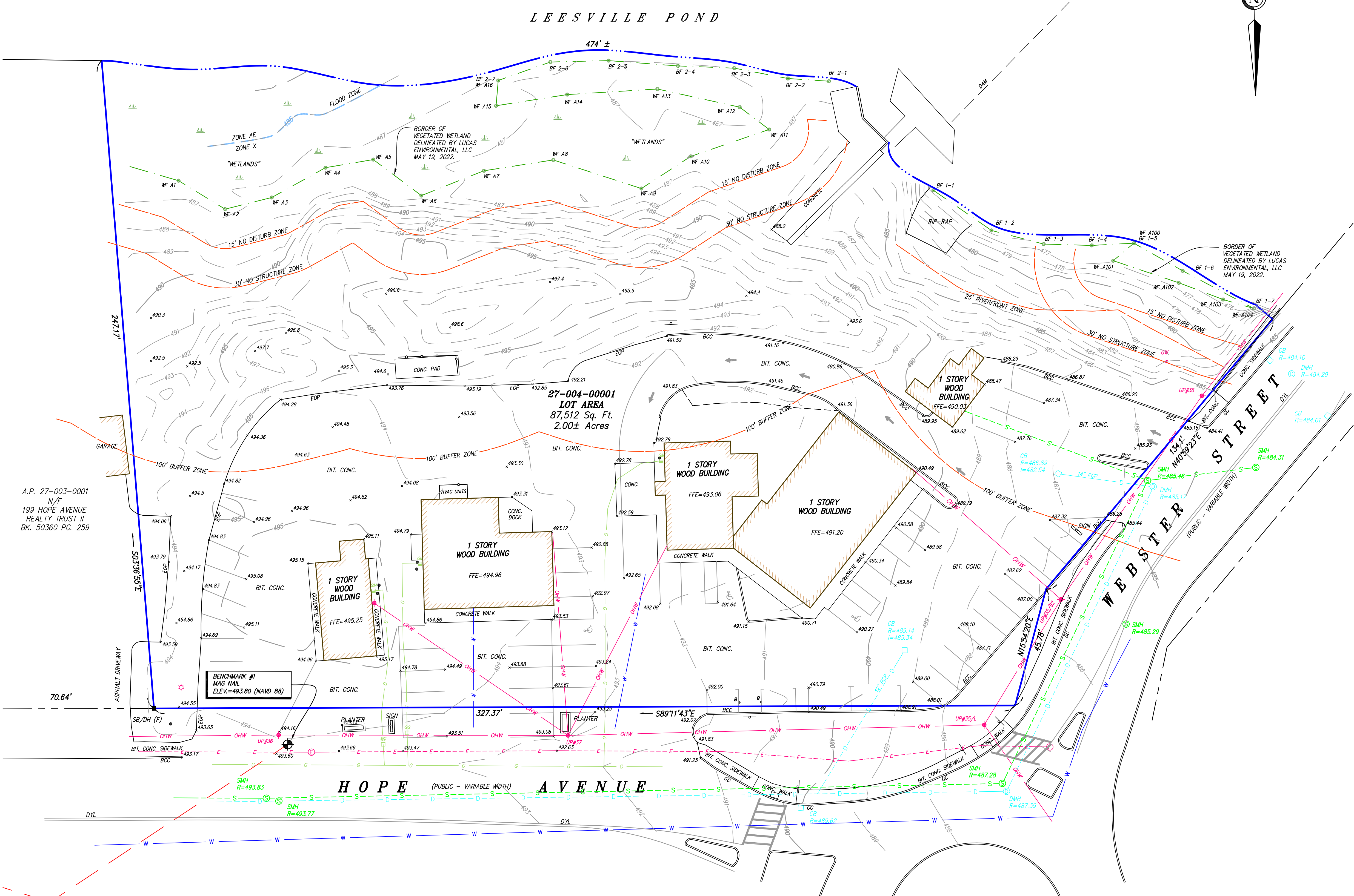
**g** Garrett's  
FAMILY MARKET

tasty  
real  
ood



**LEGEND**

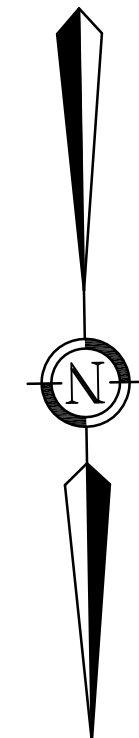
- EXISTING BUILDING
- GAS LINE/GAS VALVE
- OVERHEAD WIRES
- DRAIN LINE/DRAIN MANHOLE
- WATER LINE/WATER GATE
- SEWER LINE/SEWER MANHOLE
- FENCE
- MAJOR CONTOUR
- MINOR CONTOUR
- BOLLARD
- CATCH BASIN
- FIRE HYDRANT
- GAS METER
- LIGHT POLE
- UTILITY POLE
- GUY WIRE
- SIGN
- HANDICAP PARKING
- MONITORING WELL
- A.P.
- BK. PG.
- BIT. CONC.
- BITUM. CONCRETE CURB
- CONC.
- CONC. CURB
- DDYL
- GC
- C.L.F.
- EOP
- (F)
- (M.)
- N/F
- (REC.)
- SWL



A.P. 27-003-0001  
N/F  
199 HOPE AVENUE  
REALTY TRUST II  
BK. 50360 PG. 259

BENCHMARK #1  
MAG NAIL  
ELEV.=493.80 (NAVD 88)

**LEESVILLE POND**



**GENERAL NOTES:**

1. THIS PLAN IS THE RESULT OF AN ON-THE-GROUND SURVEY PERFORMED BY ODOONE SURVEY & MAPPING ON JUNE 2, AND JUNE 22, 2022. SURVEY BY TRIMBLE S5 TOTAL STATION.
2. BASIS OF BEARINGS: NAD 83-MASS STATE PLANE COORDINATES
3. THE VERTICAL POSITIONS SHOWN ON THIS PLAN ARE BASED ON KEYNET RTK GPS NETWORK AND IS SUBJECT TO FURTHER ADJUSTMENT TO ANY LOCAL NGS BENCHMARKS. THE VERTICAL DATUM IS RELATIVE TO NAVD 1988.
4. PROPERTY HAS DIRECT ACCESS TO HOPE AVENUE AND WEBSTER STREET, BOTH DESIGNATED PUBLIC WAYS. THERE ARE NO PROPERTY LINES LOCATED WITHIN THE BOUNDS OF SAID STREETS.
5. UTILITY NOTE: UNDERGROUND FACILITIES, STRUCTURES AND UTILITIES HAVE BEEN COMPILED FROM AVAILABLE RECORDS AND THEREFORE, THE RELATIONSHIP BETWEEN ACTUAL FIELD LOCATION AND LOCATION SHOWN HEREON MUST BE CONSIDERED APPROXIMATE. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES AND FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION AS INDICATED ON THIS PLAN. BEFORE CONSTRUCTION CALL "DIG SAFE" 1-888-344-7233

**PROPERTY INFORMATION:**

CURRENT OWNER OF RECORD:  
THE KASPER FAMILY 2019 IRREVOCABLE TRUST  
SITE ADDRESS: 205 HOPE AVENUE, WORCESTER, MA (WORCESTER COUNTY)  
ASSESSOR'S PARCEL: 27-004-00001  
DEED REFERENCE: BOOK 60377, PAGE 67  
ZONING DISTRICT: BUSINESS LIMITED BL-1.0  
TOTAL LAND AREA = 2.00± ACRES

**REVISIONS**

NO.	DATE	DESCRIPTION
4		
3		
2		
1		

PREPARED BY:

**OSM ODOONE SURVEY & MAPPING**  
SURVEYING ~ MAPPING ~ PLANNING & CONSULTING  
291 Main Street, Suite 5  
Northborough, MA 01532  
Tel.: 508-351-6022 Fax: 508-351-6633  
web: www.osm-pc.com

**EXISTING CONDITIONS PLAN OF LAND**

**205 HOPE AVENUE  
WORCESTER, MA 01608  
(WORCESTER COUNTY)**

PREPARED FOR  
**VOLTA OIL**  
1 ROBERTS ROAD  
PLYMOUTH, MA 02360

I HEREBY CERTIFY THAT:  
THIS PLAN AND THE SURVEY ON WHICH IT WAS BASED WAS PREPARED IN ACCORDANCE WITH PROCEDURAL AND TECHNICAL STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE COMMONWEALTH OF MASSACHUSETTS (250 CMR SEC. 6.00).

GLENN D. ODOONE JR.  
REGISTERED LAND SURVEYOR NO. 4506  
COMMONWEALTH OF MASSACHUSETTS

**FLOOD NOTE**  
BASED ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) AVAILABLE ONLINE AT WWW.MSC.FEMA.GOV, AND BY GRAPHIC PLOTTING ONLY. THIS PROPERTY IS LOCATED PARTIALLY ZONE AE AND IN ZONE X ON FLOOD INSURANCE RATE MAP NUMBER 250270302E, WHICH BEARS AN EFFECTIVE DATE OF 07/04/2011 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE AND AN ELEVATION CERTIFICATE MAY BE NEEDED TO VERIFY THE ACCURACY OF THE MAPS AND/OR TO APPLY FOR A VARIANCE FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

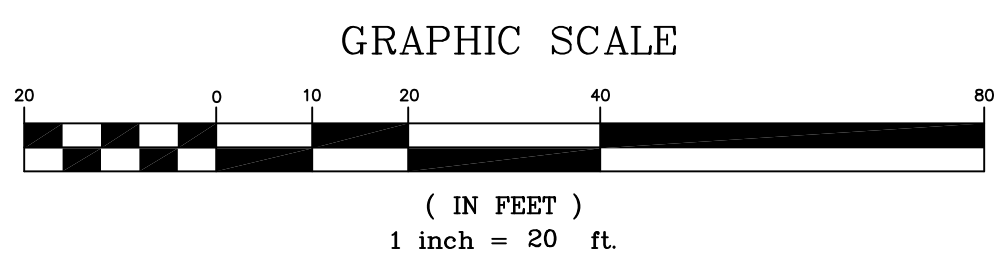
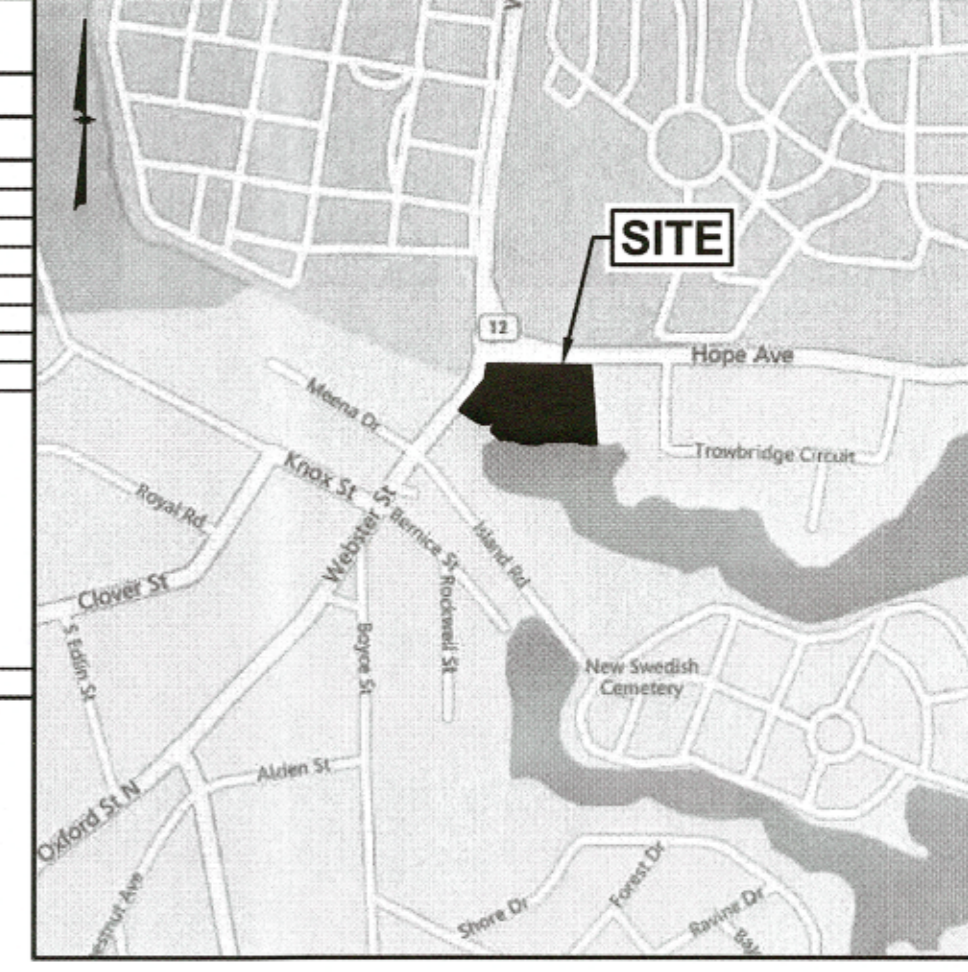




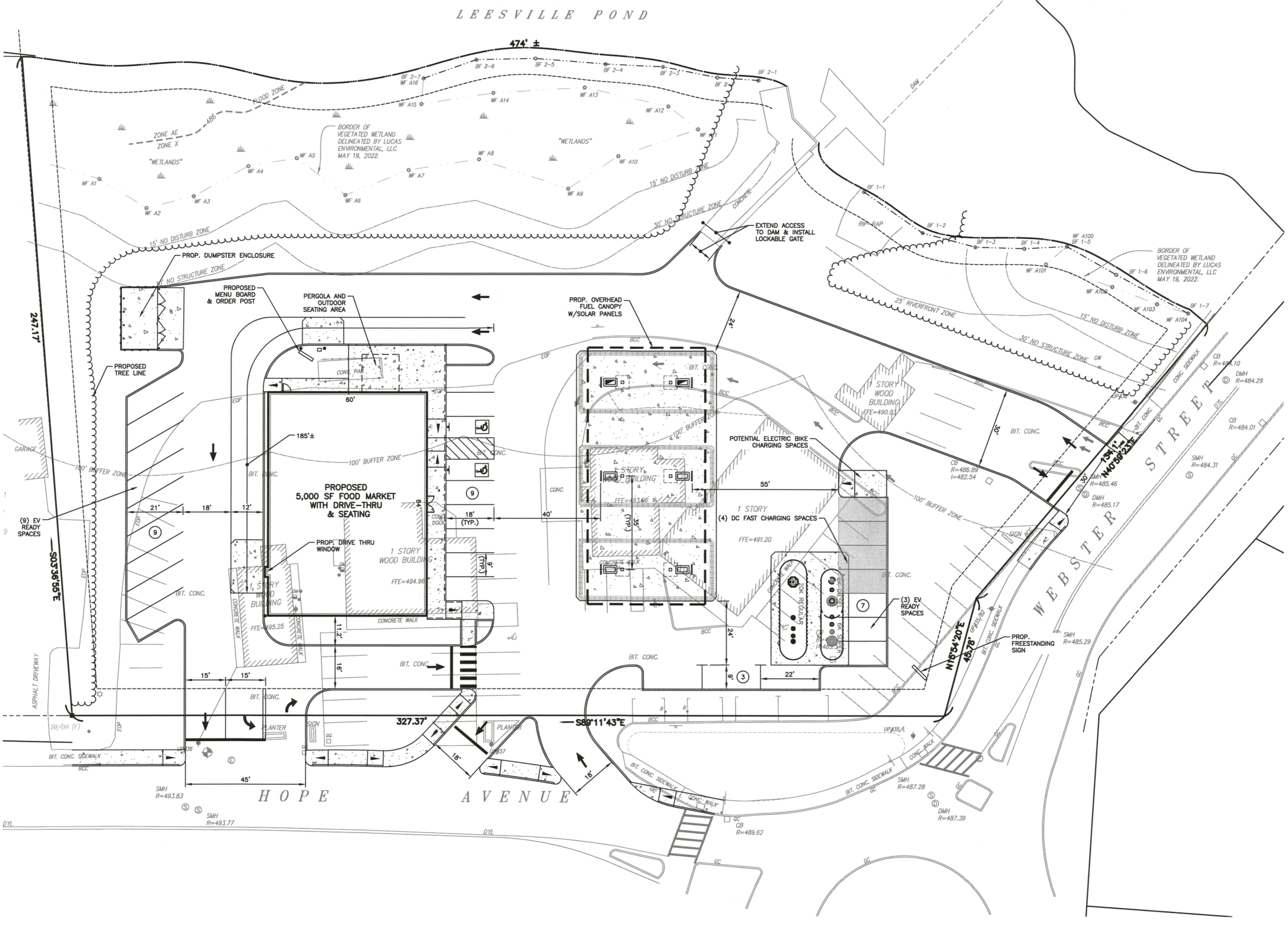
TABLE OF ZONING REGULATIONS - (WORCESTER MA)		
ZONE: LIMITED BUSINESS DISTRICT (BL-1.0)		
DESCRIPTION	REQUIRED	PROVIDED
MINIMUM LOT AREA - Sq. Ft.	5,000 SF	87,512 SF
MINIMUM LOT FRONTAGE	200'	507.25'
MINIMUM FRONT YARD BUILDING SETBACK	10'	38'
MINIMUM SIDE YARD BUILDING SETBACK	10'	75'
MINIMUM REAR YARD BUILDING SETBACK	20'	115'
MINIMUM FRONT LANDSCAPE STRIP	15'	15'
GASOLINE/OIL FACILITY SETBACK	15'	20'
PARKING SPACE DIMENSIONS	9'X18'	9'X18'
MINIMUM NUMBER PARKING SPACES	FOOD SERVICE: 30 SEATS X 0.5 PER PERSON RATED OCCUPANCY = 15 SPACES  FAST FOOD/DRIVE THRU: 60 SF X 1 SP / 60 SF = 1 SPACE  RETAIL: 3,500 SF X 1 SP / 300 SF = 12 SPACES  TOTAL = 28 SPACES	28 SPACES
MAXIMUM BUILDING HEIGHT	40'	<40'



**GPI** Engineering  
Design  
Planning  
Construction Management  
0303930720  
GPNET.COM  
Greenman-Pedersen, Inc.  
44 Stiles Road, Suite One  
Salem, NH 03079

PREPARED FOR  
**MGP CORPORATION**  
1 ROBERTS ROAD  
PLYMOUTH, MA 02360

**ASSESSORS PARCEL: 27-004-00001**  
**205 HOPE AVENUE**  
**WORCESTER, MASSACHUSETTS**



**LOCATION MAP**  
(NOT TO SCALE)

- NOTES:**
- THE PURPOSE OF THIS PLAN IS TO SHOW A PROPOSED RETAIL MOTOR FUEL DEVELOPMENT TO ACCOMPANY A SPECIAL PERMIT & VARIANCE APPLICATION. THIS PLAN IS NOT TO BE USED FOR CONSTRUCTION.
  - EXISTING BOUNDARY AND PLANIMETRIC INFORMATION AS SHOWN WAS TAKEN FROM PLAN REFERENCE #1 AND IS NOT THE RESULT OF AN ACTUAL FIELD SURVEY BY THIS OFFICE.
  - ASSESSORS PARCEL: 27-004-00001
  - ZONING DISTRICT: LIMITED BUSINESS (BL-1.0)
  - LOT AREA = 87,512 Sq.Ft. = 2.08 Ac.±
  - EXISTING USE: THE SITE CONSISTS OF AN EXISTING RESTAURANT, BAKERY/DELI, DONUT SHOP W/ DRIVE THRU, RETAIL, & BARBERSHOP. PROPOSED USE: PROPOSED RETAIL MOTOR FUEL OUTLET W/ A 5,000 SF FOOD MARKET W/ DRIVE THRU AND A 6 ISLAND FUELING AREA.
  - SPECIAL PERMITS ARE REQUESTED FROM THE WORCESTER ZONING BOARD OF APPEALS FOR THE FOLLOWING:
    - TO ALLOW A DRIVE THRU USE
    - TO ALLOW A GAS STATION USE
    - TO ALLOW A 45 FT WIDE DRIVEWAY WIDTH
    - TO ALLOW A REDUCED DRIVE THRU QUEUE

**PLAN REFERENCE:**  
"EXISTING CONDITION PLAN OF LAND"; PREPARED FOR: VOLTA OIL; PREPARED BY: ODONE MAPPING & SURVEY; DATED: AUGUST 6, 2024; SCALE: 1"=20'; SHEET 1 OF 1.



REVISIONS		
NO.	REVISION	DATE

**PRELIMINARY SITE PLAN**

SCALE: 1"=20'

PROJECT NO. NEX-2300240

**1 OF 1**

F:\Projects\NEX-2300240 - Worcester, MA - Volta\CAD Files\2300240\_PSP.dwg PSP 8/12/24 4:08pm srollins



TABLE OF ZONING REGULATIONS - (WORCESTER MA)		
ZONE: LIMITED BUSINESS DISTRICT (BL-1.0)		
DESCRIPTION	REQUIRED	PROVIDED
MINIMUM LOT AREA - Sq. Ft.	5,000 SF	87,512 SF
MINIMUM LOT FRONTAGE	200'	507.25'
MINIMUM FRONT YARD BUILDING SETBACK	10'	38'
MINIMUM SIDE YARD BUILDING SETBACK	10'	75'
MINIMUM REAR YARD BUILDING SETBACK	20'	115'
MINIMUM FRONT LANDSCAPE STRIP	15'	15'
GASOLINE/OIL FACILITY SETBACK	115'	20'
PARKING SPACE DIMENSIONS	9'x11'	9'x11'
MINIMUM NUMBER PARKING SPACES	FOOD SERVICE: 30 SEATS X 0.5 PER PERSON RATED OCCUPANCY = 15 SPACES FAST FOOD/DRIVE THRU: 60 SF X 1 SP / 60 SF = 1 SPACE RETAIL: 3,500 SF X 1 SP / 300 SF = 12 SPACES TOTAL = 28 SPACES	28 SPACES
MAXIMUM BUILDING HEIGHT	40'	<40'



**LOCATION MAP**  
(NOT TO SCALE)

**NOTES:**

- 1) THE PURPOSE OF THIS PLAN IS TO SHOW A PROPOSED RETAIL MOTOR FUEL DEVELOPMENT TO ACCOMPANY A SPECIAL PERMIT & VARIANCE APPLICATION. THIS PLAN IS NOT TO BE USED FOR CONSTRUCTION.
- 2) EXISTING BOUNDARY AND PLANIMETRIC INFORMATION AS SHOWN WAS TAKEN FROM PLAN REFERENCE #1 AND IS NOT THE RESULT OF AN ACTUAL FIELD SURVEY BY THIS OFFICE.
- 3) ASSESSORS PARCEL: 27-004-00001
- 4) ZONING DISTRICT: LIMITED BUSINESS (BL-1.0)
- 5) LOT AREA = 87,512 Sq.Ft. = 2.08 Ac.±
- 6) EXISTING USE: THE SITE CONSISTS OF AN EXISTING RESTAURANT, BAKERY/DELI/DONUT SHOP W/ DRIVE THRU, RETAIL, & BARBERSHOP. PROPOSED USE: PROPOSED RETAIL MOTOR FUEL OUTLET W/ A 5,000 SF FOOD MARKET W/ DRIVE THRU AND A 6 ISLAND FUELING AREA.
- 7) SPECIAL PERMITS ARE REQUESTED FROM THE WORCESTER ZONING BOARD OF APPEALS FOR THE FOLLOWING:
  - TO ALLOW A DRIVE THRU USE
  - TO ALLOW A GAS STATION USE
  - TO ALLOW A 45 FT WIDE DRIVEWAY WIDTH
  - TO ALLOW A REDUCED DRIVE THRU QUEUE

**PLAN REFERENCE:**

- 1) "EXISTING CONDITION PLAN OF LAND"; PREPARED FOR: VOLTA OIL; PREPARED BY: ODONE MAPPING & SURVEY; DATED: AUGUST 6, 2024; SCALE: 1"=20'; SHEET 1 OF 1.



**GPI** Engineering  
Design  
Planning  
Construction Management  
603.893.0720  
GPINET.COM  
Greenman-Pedersen, Inc.  
44 Siles Road, Suite One  
Salem, NH 03079

PREPARED FOR  
MPG CORPORATION  
1 ROBERTS ROAD  
PLYMOUTH, MA 02360

**ASSESSORS PARCEL: 27-004-00001**  
**205 HOPE AVENUE**  
**WORCESTER, MASSACHUSETTS**

REVISIONS		
NO.	REVISION	DATE

REVISIONS		
NO.	REVISION	DATE

**PRELIMINARY SITE PLAN**

SCALE:  
1"=20'

PROJECT NO.  
NEX-2300240

**1 OF 1**

F:\Projects\NEX-2300240 - Worcester, MA - Volta\CAD Files\2300240\_PSP\_Render\_8-12-24.dwg PSP 8/12/24 4:28pm srollins

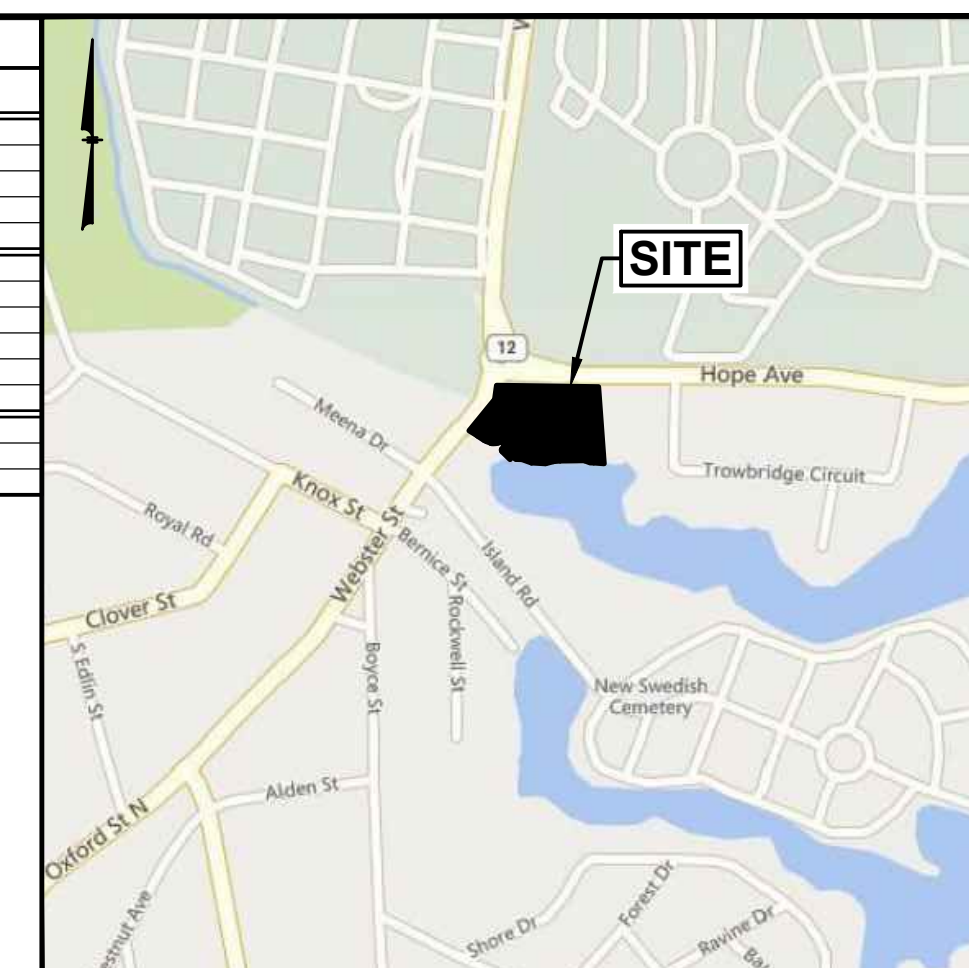
**LANDSCAPE REQUIREMENTS**

CITY OF WORCESTER - ZONING ORDINANCE	REQUIRED	PROVIDED
ARTICLE IV SECTION 7 OFF-STREET PARKING AND LOADING - NOTES TO TABLE 4.4: NOTE 6	PARKING LOTS WITH MORE THAN SIXTEEN (16) PARKING SPACES SHALL HAVE LANDSCAPING IN THE INTERIOR OF THE PARKING LOT. AT LEAST ONE (1) TREE SHALL BE PLANTED WITHIN THE PARKING LOT (INTERIOR FOR EVERY TEN (10) PROPOSED AND EXISTING SPACES.  REQUIRED: 28 / 10 = 3 TREES	3 PROPOSED INTERIOR TREES
ARTICLE V SECTION 5(C) LANDSCAPE DESIGN STANDARDS	LANDSCAPE SCREENING SHALL BE REQUIRED ALONG THE SIDEWALK EDGE AND SIDE LOT LINES WHERE THE PARKING, WORK OR SERVICE AREA OF A PROPOSED PROJECT ADJUTS A STREET, PUBLIC PARK OR RESIDENTIAL PROPERTY.  LANDSCAPING SCREENING SHALL CONSIST OF PLANTING AREAS AT LEAST FIVE (5) FEET WIDE LOCATED ALONG THE SIDEWALK EDGE AND/OR SIDE LOT LINES OF A PROPOSED USE.  TREES SHALL BE PLANTED EVERY TWENTY (20) TO TWENTY-FIVE (25) FEET ON CENTER. TREES TO BE PLANTED SHALL HAVE TRUNKS AT LEAST THREE (3) TO THREE AND ONE-HALF (3 1/2) INCHES IN DIAMETER.	SCREENING >5' WIDE PROVIDED WITH 11 TREES SPACED 25' O.C. ALONG HOPE AVE AND WEBSTER ST.  TREE SIZE IS 2"-3" CAL. DUE TO OVERHEAD WIRES*

\* WAIVER REQUESTED

**PLANTING SCHEDULE**

PLANT	QNTY	BOTANICAL NAME	COMMON NAME	MIN. INSTALL SIZE	REMARKS
<b>TREES</b>					
AR	2	ACER RUBRUM 'OCTOBER GLORY'	OCTOBER GLORY RED MAPLE	3"-3 1/2" CAL., B&B	
CG	5	CRATAEGUS CRUS-GALLI INERMIS	CRUSADEER NATIVE HAWTHORN	2"-2 1/2" CAL., B&B	
GT	4	GLEDITSIA TRIACANTHOS 'SHADEMASTER'	SHADEMASTER HONEY LOCUST	3"-3 1/2" CAL., B&B	
SR	5	SYRINGA RETICULATA 'IVORY SILK'	IVORY SILK LILAC TREE	2"-2 1/2" CAL., B&B	
<b>SHRUBS</b>					
CA	16	CLETHRA ALNIFOLIA 'HUMMINGBIRD'	HUMMINGBIRD SUMMERSWEET	18"-24" HT., 3 GAL.	
CS	21	CORNUS SERICEA 'ARCTIC FIRE'	ARCTIC FIRE DOGWOOD	2'-3' HT., 3 GAL.	
IG	33	ILEX GLABRA 'SHAMROCK'	SHAMROCK INKBERRY	2'-3' HT., 5 GAL.	
PF	20	POTENTILLA FRUTICOSA 'GOLDSTAR'	GOLDSTAR POTENTILLA	18"-24" HT., 3 GAL.	
TO	15	THILIA OCCIDENTALIS 'SMARAC'	EMERALD GREEN ARBORVITAE	6'-7' HT., B&B	
<b>PERENNIALS &amp; GRASSES</b>					
HD	15	HEMEROCALLIS 'STELLA DE ORO'	DWARF YELLOW DAYLILY	1 GAL.	
PH	12	PENNISETUM ALOPECUROIDES 'HADELIN'	DWARF FOUNTAIN GRASS	1 GAL.	
X PLANT QUANTITY XX PLANT DESIGNATION PROPOSED LOAM AND HYDROSEED PROPOSED LANDSCAPE STONE					



**LOCATION MAP**  
(NOT TO SCALE)

**GPI** Engineering Design Planning Construction Management  
 603.893.0720  
 Greenman-Pedersen, Inc.  
 44 Siles Road, Suite One  
 Salem, NH 03079

PREPARED FOR  
**MPG CORPORATION**  
 1 ROBERTS ROAD  
 PLYMOUTH, MA 02360

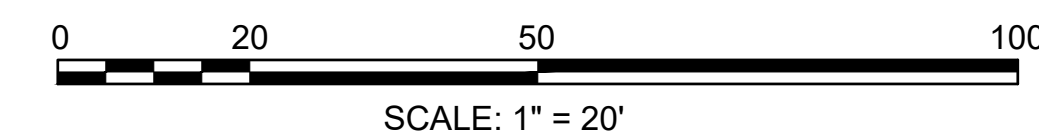
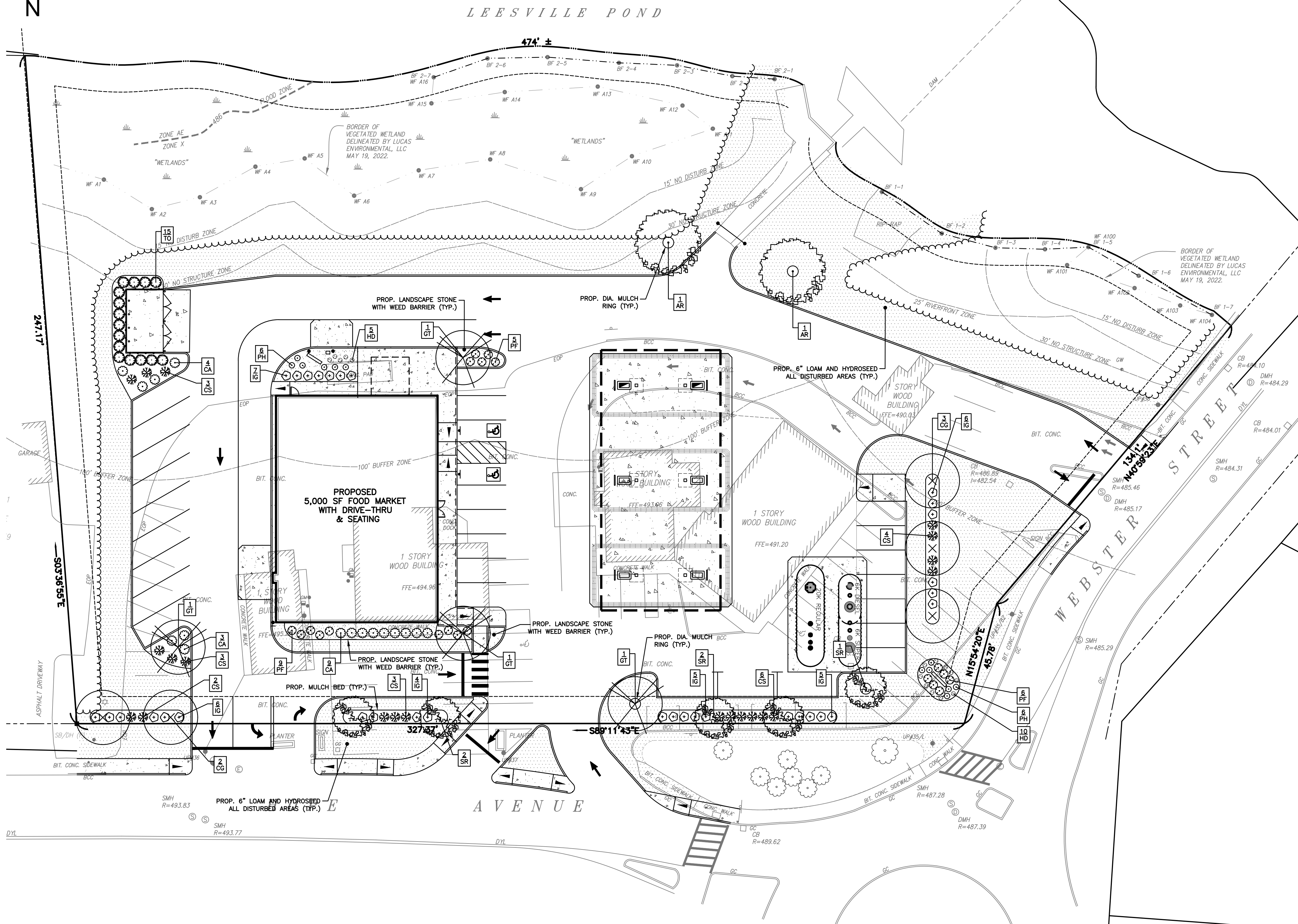
**ASSESSORS PARCEL: 27-004-0001**  
**205 HOPE AVENUE**  
**WORCESTER, MASSACHUSETTS**

**NOTES:**

- ALL PLANT STOCK SHALL CONFORM TO ANSI Z260.1 - NURSERY STOCK, LATEST EDITION (AMERICAN ASSOCIATION OF NURSERYMEN, INC.).
- A 4' DIA. TREE RING WITH 3" AGED PINE BARK MULCH TO BE INSTALLED AT BASE OF ALL TREES IN LAWN AREAS.
- 3" AGED PINE BARK MULCH SHALL BE APPLIED TO ALL SHRUB AND GROUND COVER BEDS.
- LANDSCAPE STONE SHALL BE TAN RIVERBED STONE. STONE SHALL BE (1/2) INCHES IN DIAMETER AND APPLIED AT A THICKNESS OF (4) INCHES DEEP. ALL FINES SHALL BE SCREENED FROM THE AGGREGATE. THE MATERIAL SHALL BE FREE OF ORGANIC AND INORGANIC DEBRIS AND TRASH. SUBMIT SAMPLE IN A 5-GALLON BUCKET TO THE DEVELOPER FOR APPROVAL.
- A WEED BARRIER (TY-PAR FABRIC OR APPROVED EQUAL) SHALL BE APPLIED TO ALL SHRUB AND GROUND COVER BEDS. INSTALL WEED BARRIER AS PER MANUFACTURERS RECOMMENDATIONS.
- THE CONTRACTOR SHALL PROVIDE TESTING OF SOILS IN PLANTING LOCATIONS. THE CONTRACTOR SHALL PROVIDE TEST RESULTS AND RECOMMENDATIONS AS NECESSARY FOR SOIL AMENDMENT TO THE ENGINEER FOR THEIR APPROVAL. BACKFILL SHALL BE A BLEND OF ONE-PART LOAM BORROW, ONE PART ORGANIC MATERIAL AND TWO-PARTS EXISTING SUBSOIL.
- ALL LANDSCAPED AREAS NOT PLANTED WITH TREES, SHRUBS OR GROUND COVER SHALL BE RESTORED WITH SEED AS INDICATED ON PLANS.
- ALL SOD, SEED, SHRUB AND TREE AREAS SHALL RECEIVE 6" PH CORRECTED TOPSOIL. AFTER TOPSOIL IS SPREAD EVENLY OVER ENTIRE AREA, ALL CLODS, LUMPS, STONES AND OTHER DELETERIOUS MATERIAL SHALL BE RAKED UP AND REMOVED.
- APPLICATION OF GRASS SEED, FERTILIZERS AND STRAW MULCH SHALL BE ACCOMPLISHED BY BROADCAST SEEDING OR HYDROSEEDING AT THE RATES OUTLINED BELOW:  
 LIMESTONE: 100 LBS./1,000 SQUARE FEET.  
 FERTILIZER: 500 LBS./ACRE OF 10-20-20 OR 1000 LBS./ACRE OF 5-10-10.  
 STRAW MULCH: APPROXIMATELY 3 TONS/ACRE  

SEED MIX (SLOPES LESS THAN 4:1)	LBS./ACRE
CREeping RED FESCUE	20
TALL FESCUE	15
PERENNIAL RYEGRASS	5
RETOP	42

SLOPE MIX (SLOPES GREATER THAN 4:1)	LBS./ACRE
CREeping RED FESCUE	20
TALL FESCUE	20
BIRDSFOOT TREFEOL	8
	48
- SEE ABOVE FOR TEMPORARY EROSION CONTROL NOTES.
- NEWLY GRADED AREAS REQUIRING SLOPE PROTECTION OUTSIDE OF NORMAL SEEDING SEASON SHALL RECEIVE STRAW MULCH AT THE APPROXIMATE RATE OF NO MORE THAN 3 TONS PER ACRE.
- ANY CHANGES IN PLANT LOCATIONS OR TYPES SHALL BE APPROVED BY THE DEVELOPER, LANDOWNER AND TOWN PRIOR TO INSTALLATION.
- CLEAR AND GRUB (TO LIMITS REQUIRED ON GRADING PLAN) TO REMOVE VEGETATION, TREES, ROCKS, DEBRIS, ROOTS, ETC. STUMPS SHALL BE REMOVED AND DISPOSED OF OFF SITE IN ACCORDANCE WITH STATE REGULATIONS. AFTER CLEARING, STRIP AND STOCKPILE ALL ON-SITE TOPSOIL FOR REUSE TO THE MAXIMUM EXTENT POSSIBLE.
- FOR SEED AREAS USE EXISTING TOPSOIL, IF AVAILABLE, FOR A 4" DEPTH AND TOP DRESS WITH 2" OF SCREENED TOPSOIL, UNLESS OTHERWISE NOTED ON PLAN. ALL LOAM OR TOPSOIL IMPORTED OR RE-UTILIZED FROM ON SITE SHALL BE TESTED AND AMENDED AS DIRECTED BY DEVELOPER TO MEET MINIMUM REQUIREMENTS.
- PLANTINGS SHALL BE GUARANTEED BY THE CONTRACTOR FOR ONE YEAR AFTER WRITTEN ACCEPTANCE BY THE DEVELOPER.
- EXPOSED SOILS SHALL BE SEEDED OR STRAW MULCHED WITHIN 72 HOURS OF FINAL GRADING.
- ALL WORK SHALL BE COORDINATED WITH APPLICABLE EPA NPDES/SWPPP PERMIT WORK AS REQUIRED.
- THE CONTRACTOR SHALL INSTALL AN IRRIGATION SYSTEM TO PROVIDE COMPLETE COVERAGE OF ALL SEED AREAS AND SHRUB BEDS WITHIN THE DEVELOPED AREA. THE SYSTEM SHALL INCLUDE A TIMER AND SHALL BE INSTALLED IN ACCORDANCE WITH LOCAL CODES.



**REVISIONS**

NO.	REVISION	DATE

AUGUST 2, 2023  
 DRAWN/DESIGN BY: SJB  
 CHECKED BY: FCM

**PRELIMINARY SITE PLAN**

SCALE: 1"=20'  
 PROJECT NO. NEX-2300240  
**1 OF 1**

F:\Projects\NEX-2300240 - Worcester, MA - Voita\CAD Files\2300240\_PSP.dwg PSP-LA 8/12/24 4:32pm srollins





Google





Forecourt Design – Option A



Concept Sketch

