

GENERAL NOTES:

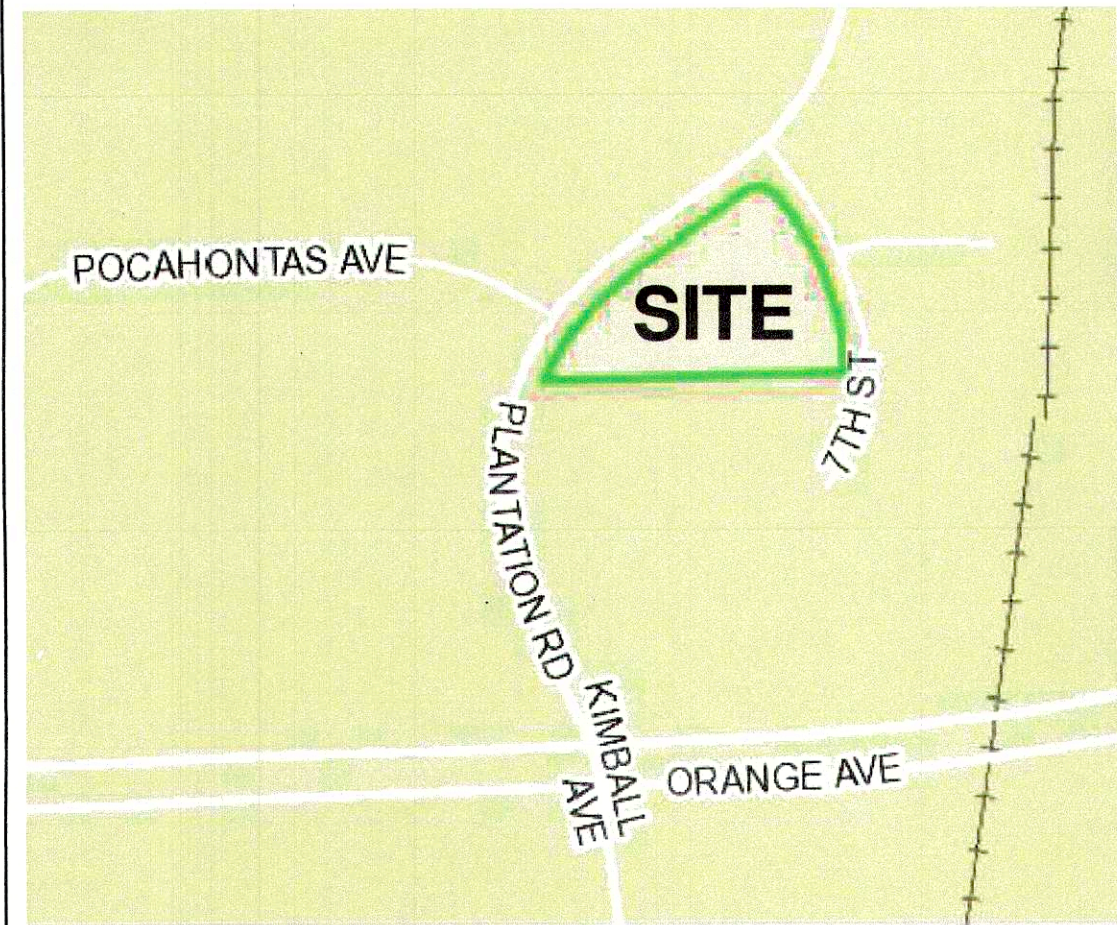
1. THIS PLAT WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT AND IS SUBJECT THERETO. THEREFORE, THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
2. THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE "X-UNSHADED" AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP PANEL NO. 51161C0166 G, EFFECTIVE DATE SEPTEMBER 28, 2007. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.

UTILITY NOTE:

THE UTILITIES SHOWN HEREON BY PARKER DESIGN GROUP ARE BASED ON FIELD LOCATION OF OBSERVED EVIDENCE OF UTILITIES, MARKINGS MADE BY MISS UTILITY TICKET #A120900852, AS WELL AS RECORDS AVAILABLE AT TIME OF SURVEY. REMARKING OF UTILITIES AND VERIFICATION ARE SUGGESTED BEFORE ANY POSSIBLE EARTH WORK IS PERFORMED.

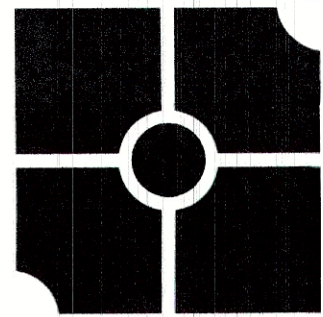
LEGEND:

- DEEDED CORNER
- IRON FOUND
- PUBLIC UTILITY EASEMENT
- WATERLINE
- WATER MANHOLE
- WATER METER
- FIRE HYDRANT
- GASLINE
- GAS VALVE
- GAS METER
- SANITARY SEWER LINE
- SANITARY SEWER MANHOLE
- STORM SEWER LINE
- STORM MANHOLE
- TELEPHONE LINE
- ELECTRIC LINE
- LIGHT POLE
- ELECTRIC MANHOLE
- STREET SIGN
- CLEAN OUT



LOCATION MAP BY ROANOKE CITY GIS

NO SCALE

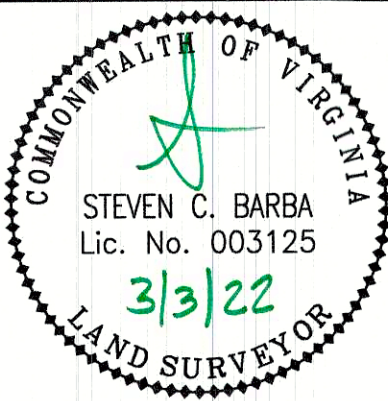


parker
DESIGN GROUP
ENGINEERS • SURVEYORS
PLANNERS • LANDSCAPE ARCHITECTS

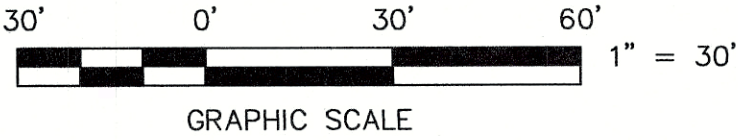
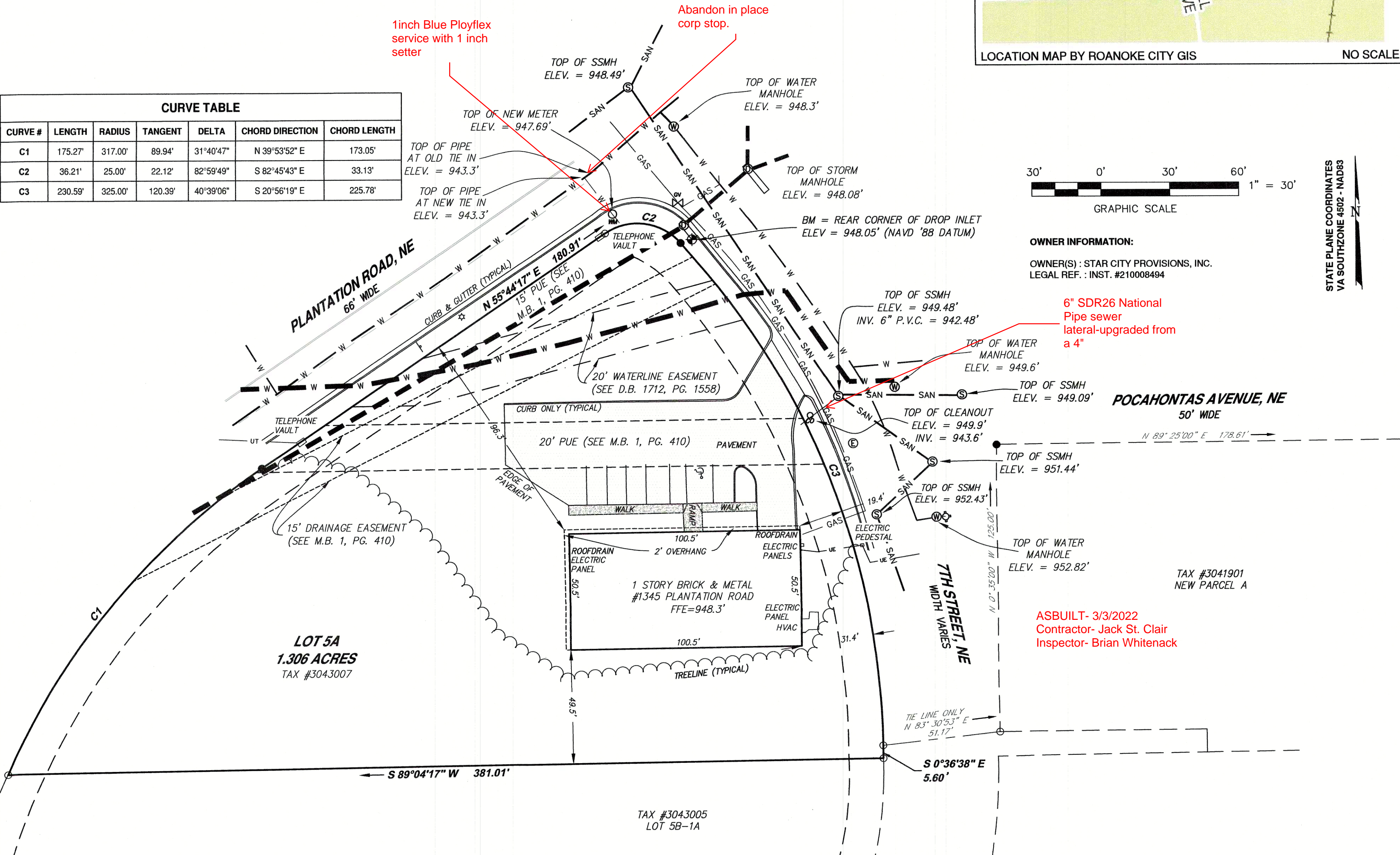
2122 Carolina Ave, SW
Roanoke, VA 24014
Ph: 540-387-1153

1915-B W. Cary Street
Richmond, VA 23220
Phone: 804-358-2947

www.parkerdg.com



CURVE TABLE						
CURVE #	LENGTH	RADIUS	TANGENT	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	175.27'	317.00'	89.94'	31°40'47"	N 39°53'52" E	173.05'
C2	36.21'	25.00'	22.12'	82°59'49"	S 82°45'43" E	33.13'
C3	230.59'	325.00'	120.39'	40°39'06"	S 20°56'19" E	225.78'



OWNER INFORMATION:

OWNER(S) : STAR CITY PROVISIONS, INC.
LEGAL REF. : INST. #210008494

6" SDR26 National
Pipe sewer
lateral-upgraded from
a 4"

POCAHONTAS AVENUE, NE
50' WIDE

ASBUILT- 3/3/2022
Contractor- Jack St. Clair
Inspector- Brian Whitenack

ASBUILT SURVEY FOR
STAR VALEY PROVISIONS, INC.

OF LOT 5A (A REDIVISION OF TRACT 5)
DEANWOOD COMMUNITY DEVELOPMENT PROGRAM - M.B. 1, PG. 631
SITUATE AT 1345 PLANTATION ROAD, N.E.
ROANOKE CITY, VIRGINIA

REVISIONS

CALCS BY:	REC
DRAWN BY:	MAC
CHECKED BY:	REC
SCALE:	1" = 30'
DATE:	3 MARCH, 2022
PROJECT NUMBER:	21-0217:02
SHEET NO.:	

1 OF 1