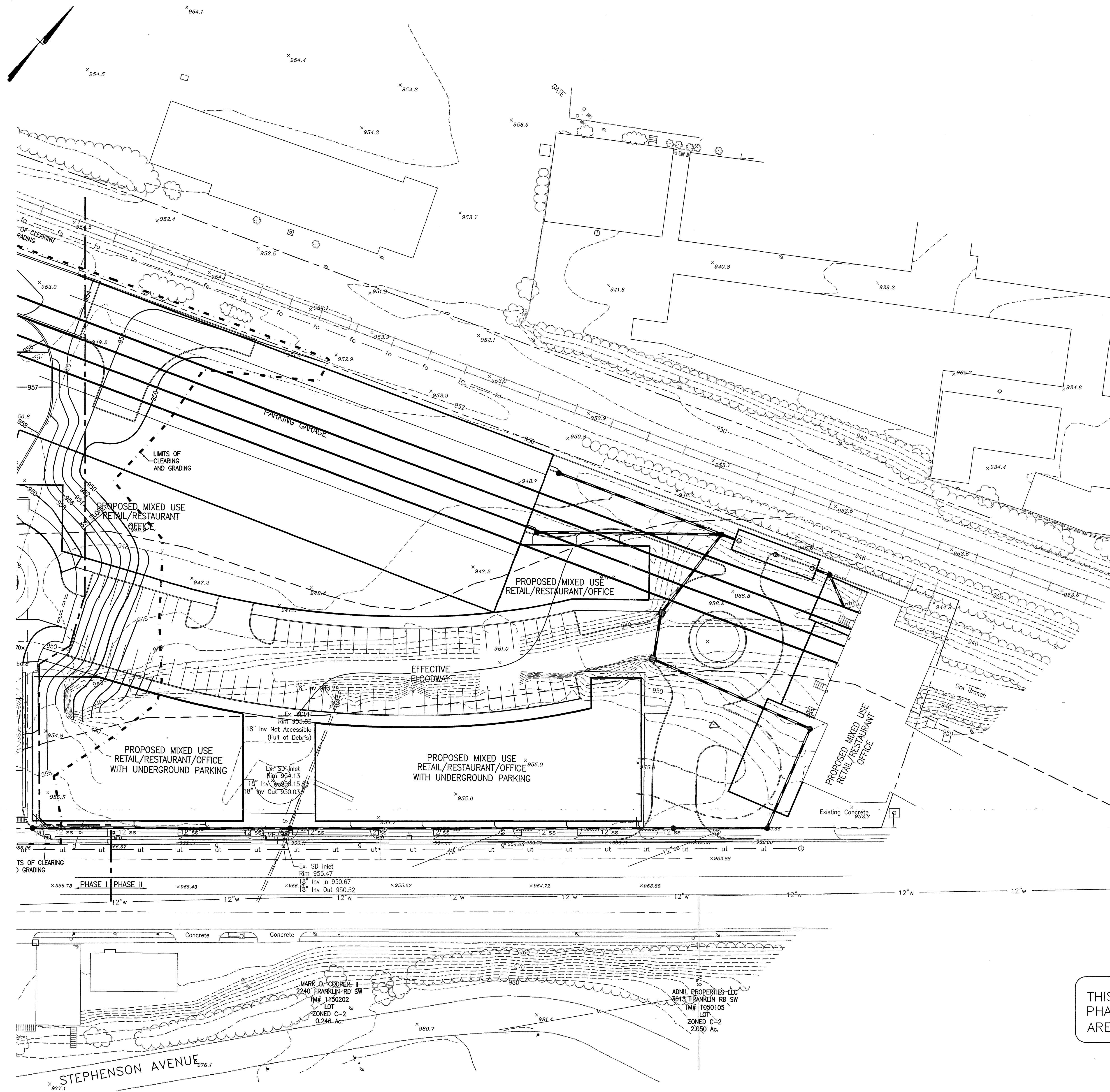


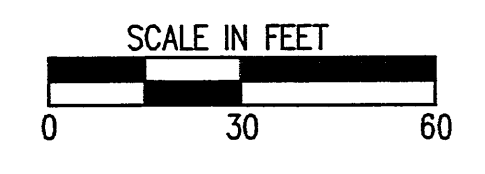


- GENERAL NOTES:**
1. LENGTH OF STORM DRAIN PIPE IS HORIZONTAL DISTANCE FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE.
 2. "SPILL" GUTTER WHERE DRAINAGE PATTERN IS AWAY FROM GUTTER TO PREVENT TRAPPED OR STANDING WATER.
 3. REFER TO BUILDING PLANS FOR EXACT LOCATION OF BUILDING DOWN-SPOUTS.
 4. ROOF LEADERS SHALL BE 6" SCHEDULE 40 STM PIPE, UNLESS OTHERWISE NOTED.
 5. FLOODNOTE: CAPTION PROPERTY DOES NOT LIE WITHIN THE LIMITS OF A 100 YEAR FLOOD BOUNDARY AS DESIGNATED BY FEMA MAP #51161C0024 D, PANEL #24 OF 90, DATED OCTOBER 15, 1993.

- KEYNOTES:**
- 1 NEW STORM DRAIN (SD) AND ROOF LEADER (RL). SEE SHEET C-13 FOR PROFILES.
 - 2 FINISH GRADE SPOT ELEVATION, TYPICAL. EDGE OF PAVEMENT OR BOTTOM OF CURB, UNLESS OTHERWISE NOTED.
 - 3 NEW RETAINING WALL. REFER TO SHEET C-10 FOR PLAN AND ELEVATIONS.
 - 4 EXISTING GRADE SPOT ELEVATION, TYPICAL.
 - 5 STORMWATER CHAMBER/CISTERN (22,400 GALLON) FOR RETENTION/RE-USE OF STORMWATER FOR LANDSCAPE IRRIGATION PURPOSES. REFER TO SHEET C-9 FOR ADDITIONAL INFORMATION.
 - 6 STORMWATER CHAMBER FOR STORMWATER RETENTION.
 - 7 INFILTRATION TRENCH. REFER TO SHEET C-9 FOR ENLARGED PLAN AND ADDITIONAL INFORMATION.
 - 8 STORMWATER CHAMBER/CISTERN (5,385 GALLON) FOR RETENTION/RE-USE OF STORMWATER FOR LANDSCAPE IRRIGATION PURPOSES. REFER TO SHEET C-9 FOR ADDITIONAL INFORMATION.
 - 9 STORM DRAIN INLETS DRAIN INTO DRAINAGE SYSTEM WITHIN PARKING GARAGE. REFER TO SHEET C-6A FOR LOWER LEVEL PLAN VIEW AND AND SHEET C-13A FOR PROFILES.
 - 10 NEW TRENCH DRAIN.

THIS SHEET SHOWS WORK IN PHASE I AND PHASE II. WORK SHOWN IN THE PHASE II AREA IS FOR COORDINATION/REFERENCE ONLY.

- LEGEND**
- DITCH LINE
 - RL ROOF LEADER (SIZE AS INDICATED)
 - INFILTRATION TRENCH



Issue Date:	10/25/2005	Drawn By:	CZY
Revisions:	1 FINAL CITY OF ROANOKE REVIEW	Designed By:	RSB/CZY/WTA
		Checked By:	WTA
		Date:	10/25/2005

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SITE DEVELOPMENT PLANS
IVY MARKET - PHASE I
GRADING AND STORM
DRAINAGE PLAN - AREA 'B'
CITY OF ROANOKE, VIRGINIA

Vertical Scale:	N/A
Horizontal Scale:	1" = 30'
Commission No.	2384
Sheet No.:	C-6B