

GENERAL NOTES

1. CONTRACTOR IS RESPONSIBLE AND SHALL PROVIDE NECESSARY EROSION CONTROL AND SOIL CONTAINMENT MEASURES AND PRACTICES FOR DISTURBED AREA DURING CONSTRUCTION.
2. EXISTING ASPHALT SURFACE COURSE AND BINDER COURSE IF ANY, SHALL BE REMOVED UNDER CONCRETE ISLAND BEFORE CONSTRUCTION.
3. CONCRETE CURB AND ISLAND: CONTRACTION JOINTS @ 5'-0" O.C.
EXPANSION JOINTS @ 25'-0" O.C.
4. ALL PAVEMENT MARKINGS, MATERIALS AND INSTALLATION SHALL BE PER VDOT STANDARDS AND SPECIFICATIONS.
5. FOR CANOPY DESIGN, CONFIGURATION AND STRUCTURAL DETAILS SEE ARCHITECTURAL DRAWINGS FOR ANY AND ALL SYSTEMS AND UTILITIES INCLUDING THE PNEUMATIC TUBE SYSTEM, SEE THE RESPECTIVE MECHANICAL, ELECTRICAL AND OR SPECIAL SYSTEMS DRAWINGS.
6. CONTRACTOR TO COORDINATE RELOCATION OF EXISTING GAS LINE WITH ROANOKE GAS COMPANY.
7. NO CONSTRUCTION/FIELD CHANGES ARE TO BE MADE WITHOUT APPROVAL FROM THE CONSULTING ENGINEER AND ROANOKE COUNTY.
8. ANY NEW ALIGNMENTS, CHANGES IN GRADES, ALTERNATIVE PIPE SIZES OR MANHOLES, ESC MEASURES, WILL REQUIRE A NEW SET OF PLANS STAMPED BY THE CONSULTING ENGINEER. PLAN SHEETS CAN BE 8.5"x11" IF THE INFORMATION IS LEGIBLE.
9. THE LOCATION OF ALL OFF-SITE FILL OR BORROW AREAS ASSOCIATED WITH THE CONSTRUCTION OF THIS PROJECT WILL BE PROVIDED TO ROANOKE COUNTY DEPARTMENT OF COMMUNITY DEVELOPMENT. AN EROSION CONTROL PLAN OR MEASURES MAY BE REQUIRED FOR THIS AREA.
10. NO ADDITIONAL SIGNAGE IS PROPOSED FOR THIS DEVELOPMENT AT THIS TIME. IF A SIGN IS PROPOSED, IT SHALL COMPLY WITH ALL PROVISIONS OF THE ROANOKE COUNTY ZONING ORDINANCE (SECTION 30-93), ALL APPLICABLE PROVISIONS OF THE UNIFORM STATEWIDE BUILDING CODE AND ALL AMENDMENTS THERETO, AND ALL STATE AND FEDERAL REGULATIONS PERTAINING TO THE DISPLAY OF SIGNAGE.
11. ALL EXTERIOR LIGHTING FIXTURES SHALL BE DESIGNED, LOCATED AND ARRANGED SO AS NOT TO DIRECT GLARE ON ADJOINING STREETS OR RESIDENTIAL PROPERTIES. THE LIGHTING INTENSITY AT ADJOINING RESIDENTIAL PROPERTIES SHALL NOT EXCEED 0.5 FOOT CANDLES.
12. THE DEVELOPER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPLACEMENT OF ANY STRUCTURES DAMAGED DURING CONSTRUCTION

ZONING INFORMATION

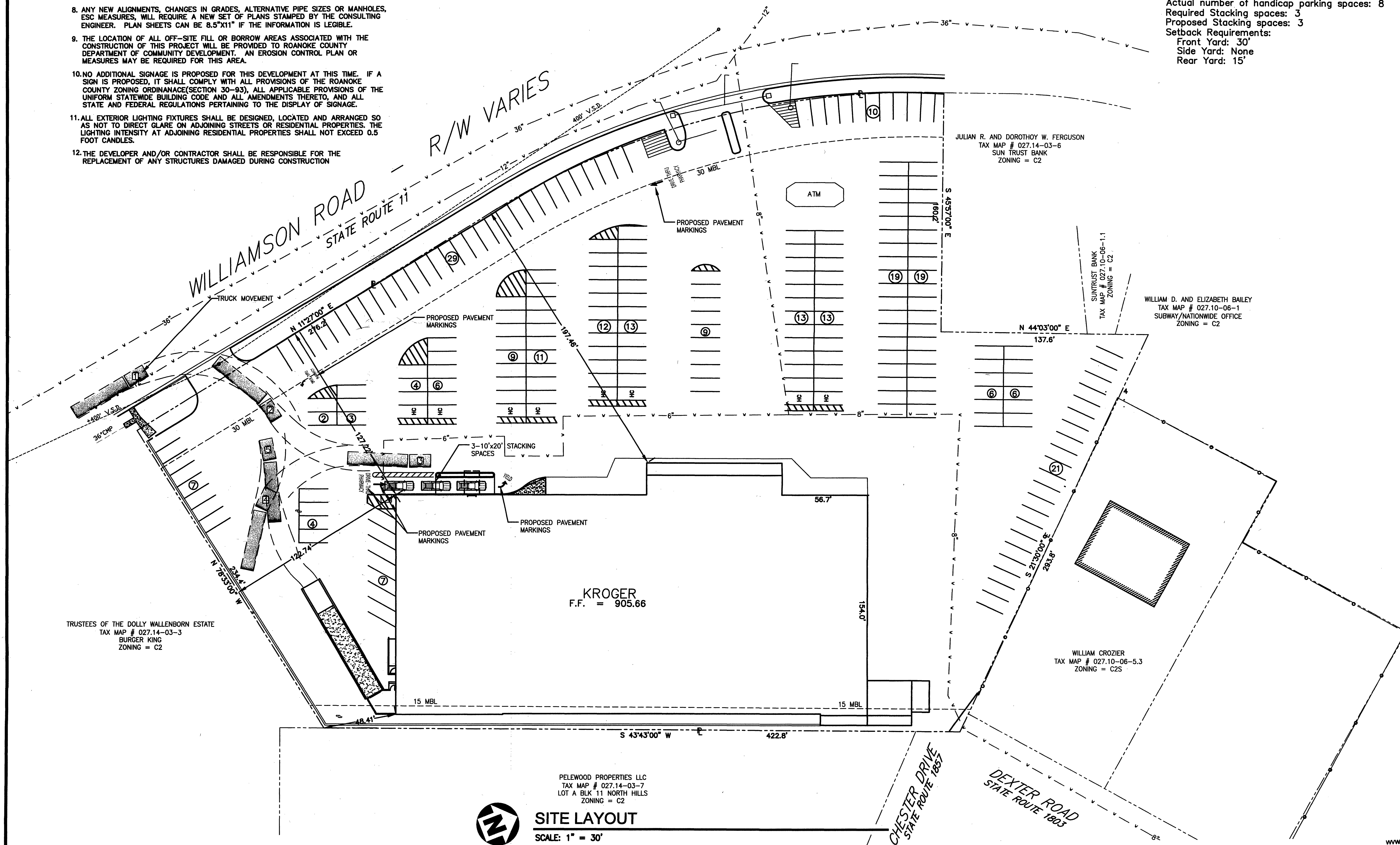
Site Zoning: C2
Proposed Use: Retail

Lot Size: 4.413 AC.

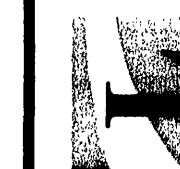
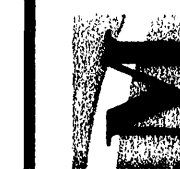
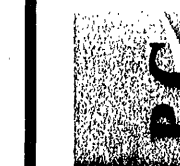
Maximum Building Coverage Percentage: 50%
Actual Building Coverage Percentage: 25.7%
Building Height Required: 45'

PARKING REQUIRED:

Total number of parking spaces required: 215
Total number of parking spaces proposed: 223
Required number of handicap parking spaces: 7
Actual number of handicap parking spaces: 8
Required Stacking spaces: 3
Proposed Stacking spaces: 3
Setback Requirements:
Front Yard: 30'
Side Yard: None
Rear Yard: 15'



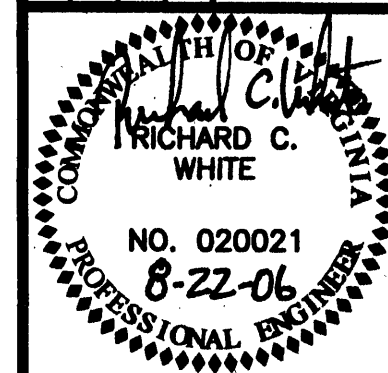
102 Albemarle Ave
Roanoke, Virginia 24013
www.lmwpc.com
ph: 540.345.0675
fax: 540.342.4456
lmweng@lmwpc.com



Engineering
Architecture
Surveying
Landscape Design

Kroger Store R-209
7223 WILLIAMSON ROAD
Truck Well & Pharmacy Drive Thru
Roanoke, Virginia

CHW	MBH	MCV	BY	DATE	DESCRIPTION	SITE LAYOUT
3	8/21/06	PER VDOT COMMENTS				
2	8/03/06	PER COUNTY COMMENTS				
1	7/14/06	PER COUNTY COMMENTS				



Designed By	MTR
Drawn By	MTR
Checked By	RCW
Approved By	RCW
Submitted By	RCW
Drawing	C-2
Date	04/24/2006
Scale	AS NOTED
Commission No.	1654D

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