



NOTES

- A. PROPOSED LOCATION IS AN  
☐ OUT PARCEL  
☐ EXISTING PARKING AREA  
☐ GRASSY AREA  
☐ FUTURE LEASE LOT
- B. PARKING  
820/4.49 EXISTING NUMBER OF PARKING SPACES / RATIO ON WAL-MART PARCEL  
15 TOTAL NUMBER OF SPACES TO BE REMOVED FROM WAL-MART PARCEL  
805/4.38 TOTAL NUMBER OF POST CONSTRUCTION SPACES REMAINING ON WAL-MART PARCEL  
183,874 WAL-MART BUILDING SQUARE FOOTAGE- (GROSS SQ-FT)  
736 MIN. REQUIRED WAL-MART PARKING SPACES (ROANOKE COUNTY REGULATIONS)  
RETAIL/SHOPPING CENTER @ 4 SPACES PER 1,000 S.F.
- C. TYPE OF STATION OPERATION:  
1200 C-STORE 5 MPD 46'x123' CANOPY SIZE  
KIOSK MPD CANOPY SIZE
- D. PROPOSED SQUARE FOOTAGE OF OUT PARCEL AREA:  
38,066 S.F. 0.874 ACREAGE  
PERCENTAGE OF OUTLOT USED: 100%
- E. ZONING REQUIREMENTS:  
C-2 EXISTING ZONING  
C-2 ZONING REQUIREMENTS FOR STATION  
NO PROPOSED ZONING CHANGES  
NO RE-PLAT
- F. PROPOSED UTILITY EASEMENTS: ANSWER "YES" OR "NO" AND PARTIES INVOLVED:
- |     |                        |     |  |
|-----|------------------------|-----|--|
| YES | WATER                  |     |  |
| N/A | PUBLIC WITH            | N/A |  |
| YES | PRIVATE WITH WAL-MART  | N/A |  |
| N/A | PRIVATE WITH 3rd PARTY | N/A |  |
| YES | SEWER                  |     |  |
| N/A | PUBLIC WITH            | N/A |  |
| YES | PRIVATE WITH WAL-MART  | N/A |  |
| N/A | PRIVATE WITH 3rd PARTY | N/A |  |
| NO  | UNDERGROUND ELECTRIC   |     |  |
| N/A | PUBLIC WITH            | N/A |  |
| N/A | PRIVATE WITH WAL-MART  | N/A |  |
| N/A | PRIVATE WITH 3rd PARTY | N/A |  |
| NO  | UNDERGROUND TELEPHONE  |     |  |
| N/A | PUBLIC WITH            | N/A |  |
| N/A | PRIVATE WITH WAL-MART  | N/A |  |
| N/A | PRIVATE WITH 3rd PARTY | N/A |  |
- G. OTHER NOTES:  
1. HEAVY DUTY PAVING HAS BEEN PROVIDED  
2. TRUCK ROUTE WAS DETERMINED USING AUTO-TURN WITH A WB-50 AS ITS VEHICLE.  
3. BASED ON SURVEY PREPARED BY SAUNDERS SURVEYS, INC., DATED 03-24-2015.  
4. FIBER OPTIC CONDUIT HAS NOT BEEN PROVIDED BY WAL-MART

GrenbergFarrow

1430 W. PEACHTREE ST. NW SUITE 200  
ATLANTA, GA 30369  
PHONE: (404) 525-1000  
FAX: (404) 525-1000  
DWC NAME: ROANOKE VA  
JOB NO: 201305410

MURPHY OIL USA, INC.

MURPHY 200 PEACH STREET  
P.O. BOX 7000  
USA

EL DORADO, AR 71730-7000

COMPOSITE SITE PLAN

WALMART SUPERCENTER #3243  
4630 CHALLENGER AVENUE  
ROANOKE VIRGINIA

SHEET NO.

C-0.1

BASED ON A DRAWING BY:  
SAUNDERS SURVEYS, INC.  
329 CRABTREE FALLS HWY.  
ROSELAND, VA 22967  
PHONE: (434) 277-8574  
DRAWING DATE 03-24-2015