

REV.	DATE	BY

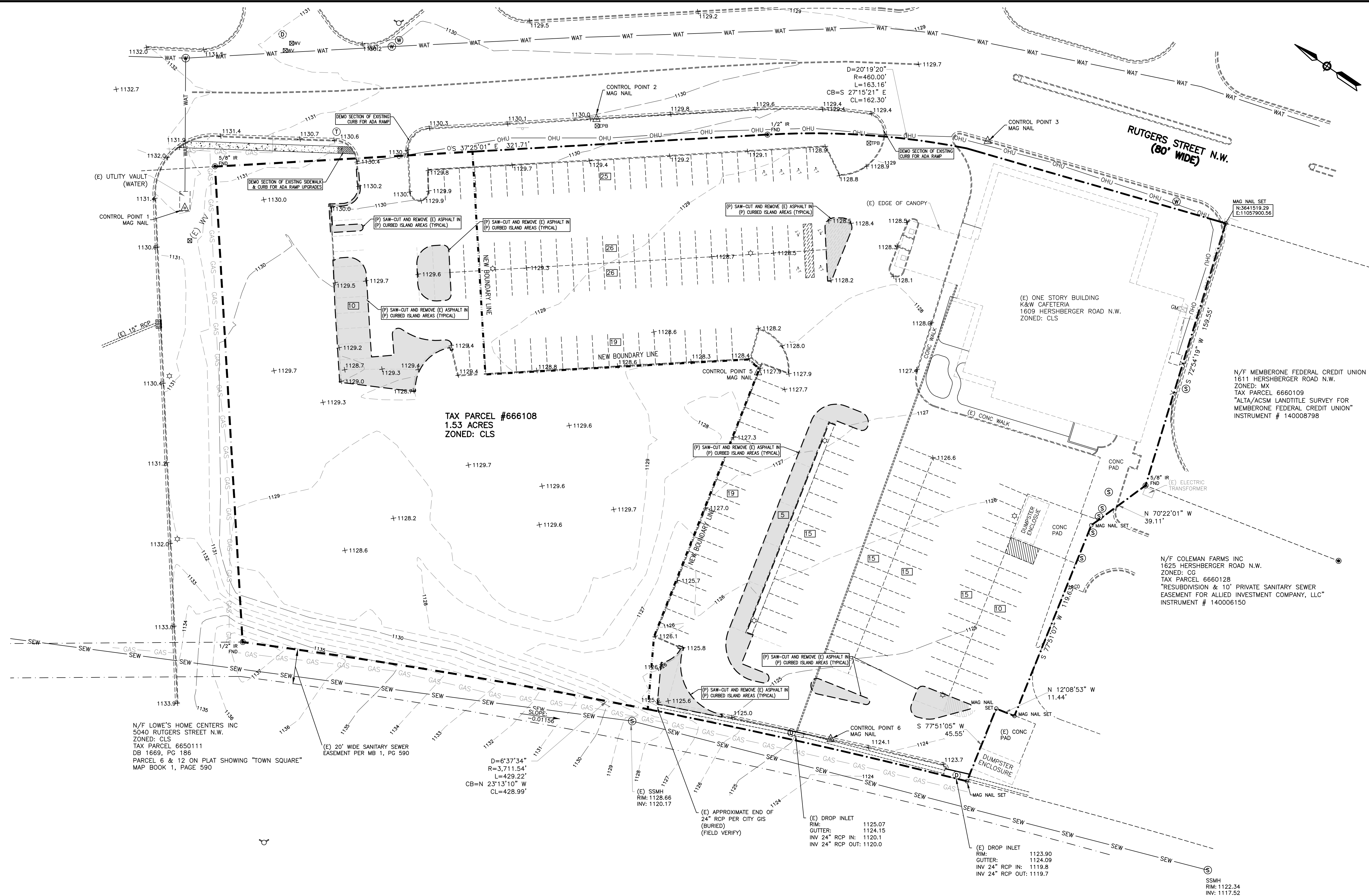
PROPOSED CONSTRUCTION PLANS
ULTIMATE SHINE CAR WASH
RUTGERS STREET N.W., ROANOKE, VA
EXISTING SITE PLAN

HIGHLANDS
ENGINEERING, LLC
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SEAL WILL BE RED ON ORIGINALS ONLY

PROFESSIONAL ENGINEER
JONATHAN B. LEWIS
Lic. No. 042917
02/20/19

DRAWN BY: CAS
CHECKED BY: JBL
DATE: 02-20-19
SCALE: 1"=30'
DRAWING NAME: WILD ROANOKE 07
SHEET NUMBER: C1 OF 16 SHEETS



GENERAL NOTES:

1. VERIFY LOCATION OF EXISTING ON-SITE UTILITIES. PROTECT AND MAINTAIN EXISTING UTILITIES AS REQUIRED. ESTABLISH AND VERIFY EXISTING LINES, GRADE AND DIMENSIONS SHOWN ON THE DRAWING.
2. EXISTING CONTOURS SHOWN ARE INTENDED TO FORM A GENERAL DESCRIPTION OF SURFACE GROUND ELEVATIONS. TOPOGRAPHIC INFORMATION SHOWN HEREIN SHALL BE CONSIDERED TO HAVE NOT MORE THAN THE FOLLOWING PLUS OR MINUS LIMITS OF ACCURACY: 0.10 FEET AT BENCHMARKS, 0.25 FEET AT SPOT GRADES, 1.0 FEET AT CONTOUR LINES. CONTRACTOR IS CAUTIONED THAT STRAIGHT LINE INTERPOLATION BETWEEN CONTOURS MAY NOT EXACTLY REFLECT EXISTING CONDITIONS. AREAS OF RELATIVELY QUICK CHANGES IN CONTOURS SHOULD NOT BE ALLOWED TO UNDULY INFLUENCE INTERPRETATION OF CONTOURS.
3. SURVEY INFORMATION PROVIDED BY M. LACEY LAND SURVEYING, HIGHLANDS ENGINEERING ASSUMES NO RESPONSIBILITY ASSOCIATED WITH THE PROPERTY SURVEY INFORMATION.
4. PROTECT ALL TREES THAT ARE LOCATED OUTSIDE OF THE PROPOSED GRADING AREAS.

LEGEND

(E) SEW	EXISTING
SEW	EXISTING SANITARY SEWER LINE
WAT	EXISTING WATER LINE
OHU	EXISTING OVERHEAD UTILITY
GAS	EXISTING GAS LINE
*	EXISTING STORM LINE
	EXISTING LIGHT POLE

NOTICE TO CONTRACTORS REGARDING EXISTING UTILITIES

Contractors are specifically cautioned that the location and/or elevation of existing utilities as shown on these plans is approximate only. The information is not to be relied on as being exact or complete.

The Contractor must call the appropriate utility provider or one-call system a minimum of 72 hours before beginning any construction activities in order to verify the locations of all existing utilities. It is the responsibility of the contractor to verify the utility locations and determine if any existing utilities conflict with the proposed construction.

These documents prepared by the Engineer are instruments of the Engineer's service. Unless otherwise indicated, the Engineer shall be deemed the author of all drawings, specifications and other documents and will retain all common law, statutory and other reserved rights, in addition to the copyright. Documents prepared by the Engineer are for use solely with respect to this project. These documents shall not be used, copied or reprinted without the specific written consent of the Engineer. Any violation of the above rights of the Engineer shall be prosecuted to the maximum possible extent within the law.

EXISTING SITE PLAN



CALL THREE WORKING DAYS
BEFORE YOU DIG
811
MISS VIRGINIA UTILITY

CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION