

SITE IMPROVEMENTS FOR:



DEVELOPMENT PLAN APPROVED

Agent, Planning Commission B. Townsend Date 8/3/06

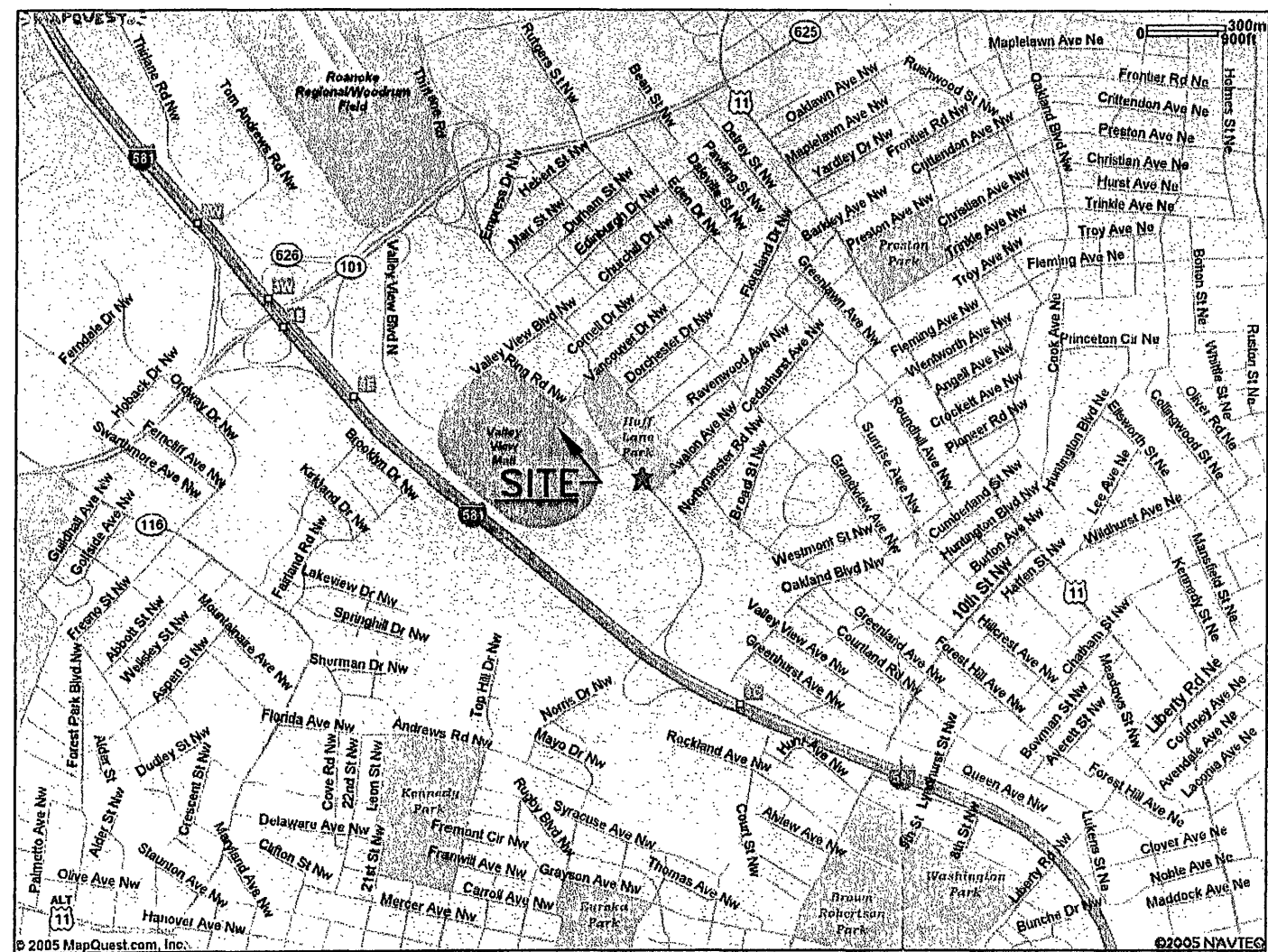
Development Engineer Conley Taylor

Zoning Administrator Tracy C. Sandgren 9/3/06

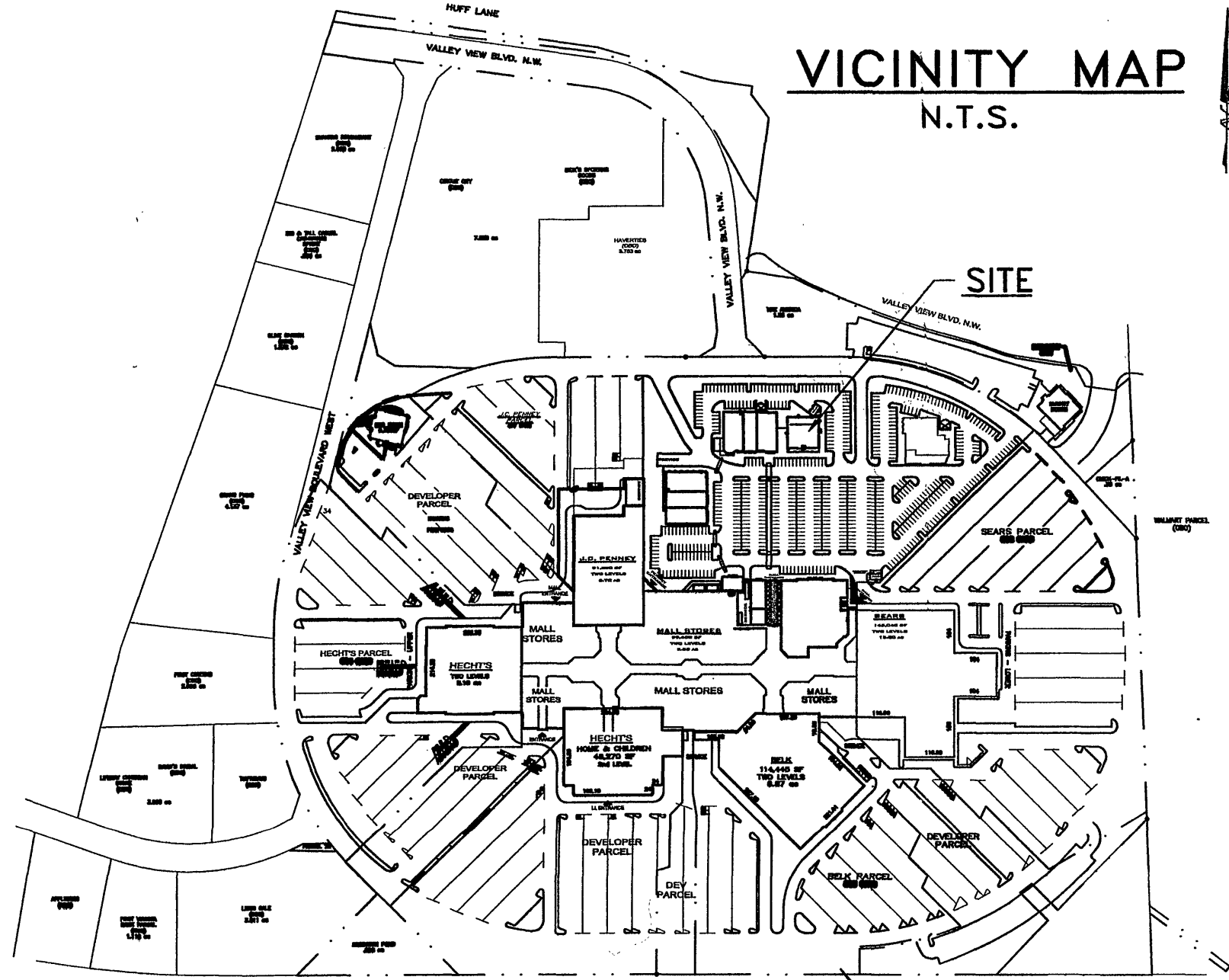
Any changes to this approved plan must be coordinated with the Agent to the Planning Commission and revisions approved prior to construction.

THE DISTRICT AT VALLEY VIEW MALL

ROANOKE, VIRGINIA



VICINITY MAP  
N.T.S.



KEY PLAN  
N.T.S.

DEVELOPER:

OUTBACK STEAKHOUSE  
STACY MILLER  
2202 NORTH WEST SHORE BLVD  
5TH FLOOR  
TAMPA, FL 33607  
813-282-1225

ARCHITECT:

DP3 ARCHITECTS  
211 EAST BROAD STREET  
GREENVILLE, SC 29601  
864-232-8200

CIVIL  
ENGINEER:

**MILLER-McCOY, INC.**  
CONSULTING ENGINEERS  
915 CREEKSIDE ROAD CHATTANOOGA, TENNESSEE 37406  
PHONE (423) 698-2661 FAX (423) 698-2664

INDEX OF SHEETS

CIVIL ENGINEERING PLANS

- CS-1 COVER SHEET
- C-1 SITE LAYOUT PLAN
- C-2 SITE GRADING & DRAINAGE PLAN
- C-3 SITE UTILITIES PLAN
- C-4 GENERAL NOTES & DETAILS
- L-1 LANDSCAPE PLAN
- IR-1 IRRIGATION PLAN

LOCAL CONTACTS

DEVELOPMENT REVIEW COORDINATOR  
CONLEY TAYLOR  
ROOM 166, NOEL C. TAYLOR  
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215 CHURCH AVE  
ROANOKE, VA 24011  
PHONE: 540-853-1325  
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BUILDING COMMISSIONER  
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NOEL C. TAYLOR MUNICIPAL BUILDING  
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ROANOKE, VA 24011  
PHONE: 540-853-1144

ASSISTANT FIRE MARSHAL  
DANIEL RAKES  
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ROANOKE, VA 24016  
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WATER & SEWER CONTACT  
WESTERN VIRGINIA WATER AUTHORITY  
JAMIE MORRIS  
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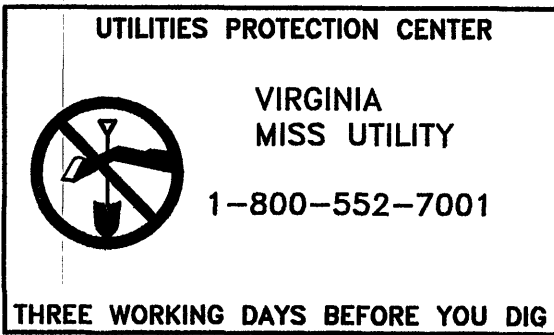
TELEPHONE CONTACT  
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JEFF DRAPER  
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FAX: 540-265-2858

ELECTRICITY CONTACT  
APPALACHIAN ENERGY CO.  
DON POE  
PHONE: 540-427-3607

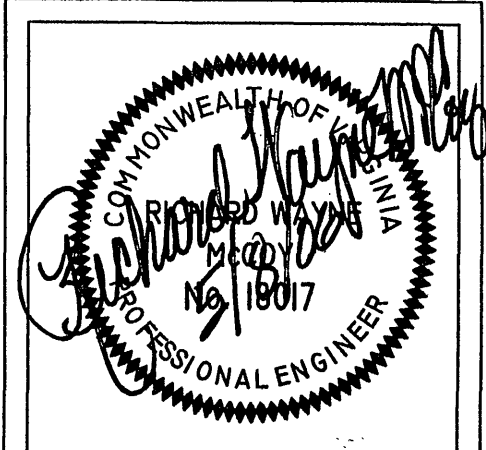
CITY OF ROANOKE CONSTRUCTION NOTES

- CITY INSPECTIONS - TO INSURE THE COORDINATION OF TIMELY AND PROPER INSPECTIONS, A PRE-CONSTRUCTION CONFERENCE SHALL BE INITIATED BY THE APPLICANT, BUILDING, ETC, WITH THE DEVELOPMENT INSPECTOR. CALL (540) 853-1227 TO ARRANGE A CONFERENCE AT LEAST THREE (3) DAYS PRIOR TO ANTICIPATED CONSTRUCTION.
- RIGHT-OF-WAY EXCAVATION PERMIT - PRIOR TO THE COMMENCEMENT OF ANY DIGGING, ALTERATION, OR CONSTRUCTION WITHIN THE PUBLIC RIGHT-OF-WAY (STREETS, ALLEYS, PUBLIC EASEMENTS), A RIGHT-OF-WAY EXCAVATION PERMIT SHALL BE APPLIED FOR AND OBTAINED BY THE CONTRACTOR FROM THE CITY OF ROANOKE.
- LAND DISTURBANCE PERMIT - AN APPROVED EROSION AND SEDIMENT CONTROL PLAN FOR ANY BORROW/FILL SITES ASSOCIATED WITH THE PROJECT MUST BE SUBMITTED PRIOR TO THE ISSUANCE OF A LAND DISTURBANCE PERMIT.
- PLANS AND PERMITS - A COPY OF THE PLANS AS APPROVED BY THE CITY (SIGNED BY THE PROPER CITY OFFICIALS) AND ALL PERMITS ISSUED BY THE CITY SHALL BE AVAILABLE AT THE CONSTRUCTION SITE AT ALL TIMES OF ONGOING CONSTRUCTION.
- LOCATION OF UTILITIES - THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION.
- CONSTRUCTION ENTRANCE - THE CONTRACTOR SHALL INSTALL AN ADEQUATE CONSTRUCTION ENTRANCE FOR ALL CONSTRUCTION RELATED EGRESS FROM THE SITE. SIZE AND COMPOSITION OF CONSTRUCTION ENTRANCE SHALL BE AS SHOWN ON THE PLANS.
- STREETS TO REMAIN CLEAN - IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO INSURE THAT THE PUBLIC STREET ADJACENT TO THE CONSTRUCTION ENTRANCE REMAINS FREE OF MUD, DIRT, DUST, AND/OR ANY TYPE OF CONSTRUCTION MATERIALS OR LITTER AT ALL TIMES.
- BARRICADES/DITCHES - THE CONTRACTOR SHALL MAINTAIN THE INTEGRITY OF ALL EXCAVATED DITCHES AND SHALL FURNISH AND ENSURE THAT ALL BARRICADES PROPER AND NECESSARY FOR THE SAFETY OF THE PUBLIC ARE IN PLACE.
- SEWER AND PAVEMENT REPLACEMENT - CONSTRUCTION OF SANITARY SEWERS AND THE REPLACEMENT OF PAVEMENT SHALL BE IN ACCORDANCE WITH THE APPROVED STANDARDS AND SPECIFICATIONS OF THE CITY OF ROANOKE AND THE WESTERN VIRGINIA WATER AUTHORITY.
- APPROVED PLANS/CONSTRUCTION CHANGES - ANY CHANGE OR VARIATION FROM CONSTRUCTION DESIGN AS SHOWN ON THE OFFICIALLY APPROVED PLANS SHALL BE APPROVED BY THE EROSION AND SEDIMENT CONTROL AGENT PRIOR TO SAID CHANGES OR VARIATION IN CONSTRUCTION BEING MADE.
- FINAL ACCEPTANCE/CITY - THE OWNER OR DEVELOPER SHALL FURNISH THE CITY OF ROANOKE'S PLANNING, BUILDING, AND DEVELOPMENT DEPARTMENT WITH A FINAL CORRECT SET OF AS-BUILT PLANS PRIOR TO FINAL ACCEPTANCE BY THE CITY.

CALL BEFORE YOU DIG



IT IS THE CONTRACTORS RESPONSIBILITY TO CONTACT UTILITY COMPANIES PRIOR TO ANY CONSTRUCTION AS THE LOCATION OF UTILITIES SHOWN ON THIS PLAN ARE APPROXIMATE AND POSSIBLY INCOMPLETE. THEREFORE CERTIFICATION TO THE LOCATION OF ALL UNDERGROUND UTILITIES IS WITHHELD.



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APPROVED  
CARRABBA'S

DEVELOPER:  
OUTBACK STEAKHOUSE  
STACY MILLER  
2202 NORTH WEST SHORE BLVD  
5TH FLOOR  
TAMPA, FL 33607  
813-282-1225

PROJECT:  
**CARRABBA'S**  
ITALIAN GRILL  
THE DISTRICT AT VALLEY VIEW MALL  
ROANOKE, VIRGINIA

REVISIONS	
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SHEET NAME:  
COVER SHEET

DATE: 05/08/06

DRAWN BY: BMB

CHECKED BY: RWM

PROJECT NO.: 0619

SHEET NUMBER:  
CS-1