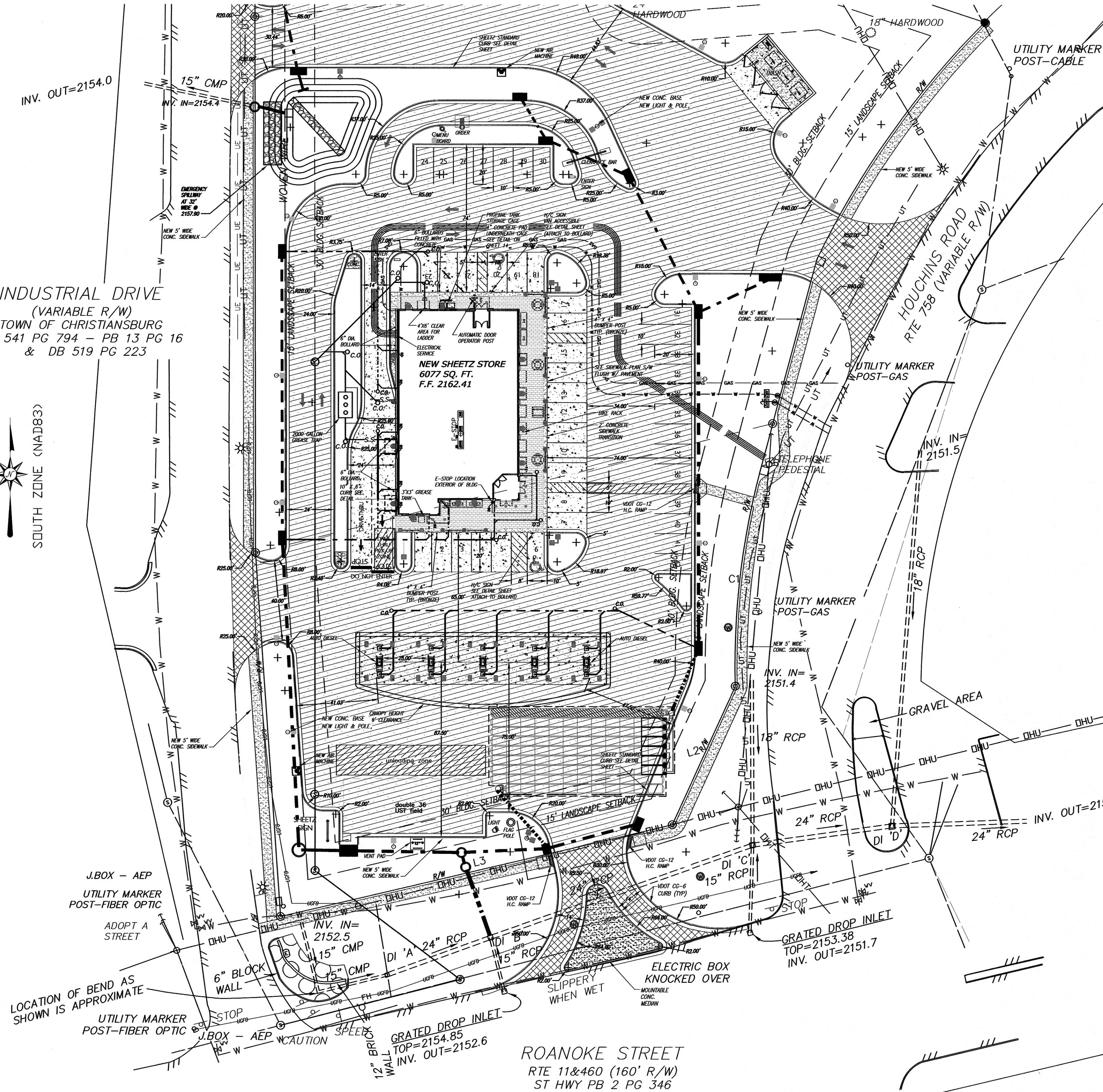


MATCH LINE 'A'

INDUSTRIAL DRIVE
(VARIABLE R/W)
TOWN OF CHRISTIANBURG
DB 541 PG 794 - PB 13 PG 16
& DB 519 PG 223

VA STATE PLANE
SOUTH ZONE (NAD83)



LAYOUT NOTES:

1. CONTRACTOR SHALL REFER TO THE SHEETZ ARCHITECTURAL PLANS FOR THE EXACT LOCATION OF UTILITY ENTRANCES, BUILDING DIMENSIONS, ROOF LEADERS, EXIT DOORS, EXIT RAMPS AND PORCHES.
2. ALL DIMENSIONS ARE TO BUILDING FACE, FACE OF CURB OR EDGE OF SIDEWALK UNLESS NOTED OTHERWISE.
3. CONTRACTOR SHALL PROVIDE ALL LABOR AND MATERIALS FOR THE INSTALLATION OF TRAFFIC SIGNAGE AND PAVEMENT MARKINGS AS SHOWN ON THE CONSTRUCTION PLANS.
4. ALL NON-LANDSCAPED ISLANDS SHALL BE PAINTED WITH STRIPES 4" WIDE, AT 45° AND 2 FEET O.C.
5. ALL STRIPING SHALL BE 4" WIDE UNLESS NOTED OTHERWISE.
6. CONTRACTOR SHALL COORDINATE FINAL LOCATION OF THE PYLON SIGN WITH SHEETZ.
7. CONTRACTOR SHALL REFER TO OTHER PLANS WITHIN THIS CONSTRUCTION SET FOR OTHER PERTINENT INFORMATION.
8. THE ADDRESS NUMBERS NEED TO BE A MINIMUM OF 10" INCHES IN HEIGHT, ILLUMINATED OR REFLECTIVE AND LOCATED SO THEY ARE HIGHLY VISIBLE FROM ORANGE AVENUE (US 460).

CONCRETE PAVING NOTES:

1. CONCRETE SIDEWALKS SHALL BE 4" THICK OF 4000 PSI P/C CONCRETE OVER 6" COMPACTED VDOT 21B STONE BASE ON SUBGRADE COMPACTED TO 95% OF STANDARD PROCTOR DENSITY.

HEAVY DUTY PAVEMENT

1.5" VDOT STD SM-9.5 BITUMINOUS SURFACE COURSE
4.5" VDOT STD BM-25 BITUMINOUS BASE COURSE
8" VDOT STD 22A AGGREGATE BASE COURSE

PAVEMENT SECTION "HEAVY DUTY"
N.T.S.

R.O.W. PAVEMENT

1.5" VDOT STD SM-12.50 BITUMINOUS SURFACE COURSE
8" VDOT STD BM-25.0A BITUMINOUS BASE COURSE
8" VDOT STD TYPE 1 NO. 21-B AGGREGATE BASE COURSE

PAVEMENT SECTION "R.O.W. HEAVY DUTY"
N.T.S.

CONCRETE PAVEMENT

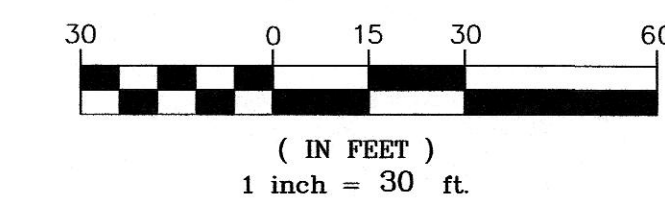
FINISHED GRADE
14"
SUB. GRADE
6" FIBER REINFORCED CEMENT CONCRETE PAVEMENT (4000)
8" AGGREGATE STONE

CONCRETE SECTION
N.T.S.

LEGEND

- IRON PIN FOUND AS NOTED
- △ CONTROL POINT
- COMPUTED POINT
- IRON PIN SET
- ⊕ UTILITY POLE
- ⊙ SANITARY SEWER MANHOLE
- ⊙ STORM MANHOLE
- OH OVERHEAD UTILITY
- SS UNDERGROUND SANITARY SEWER
- G UNDERGROUND GAS LINE
- W UNDERGROUND WATERLINE
- UE UNDERGROUND ELECTRIC
- UT UNDERGROUND TELEPHONE
- UG CATV UNDERGROUND CATV
- WV WATER VALVE
- FR FIRE HYDRANT
- WM WATER METER
- OW OBSERVATION WELL
- MONITORING WELL
- ⊙ ELECTRIC METER
- ⊙ LIGHT POLE
- ⊙ EDGE OF PAVEMENT
- FENCE
- CMP CORRUGATED METAL PIPE
- RCP REINFORCED CONCRETE PIPE
- FF FINISHED FLOOR
- CO CLEANOUT
- B BOLLARD
- S SIGN
- SHRUB
- TREE
- LANDSCAPED AREA
- CONCRETE

GRAPHIC SCALE



LE&D
PROFESSIONALS, P.C.

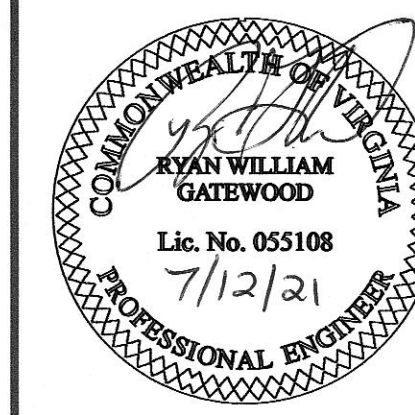
RIVER RUN EXECUTIVE OFFICES
SUITE-B
110 EXCHANGE STREET
DANVILLE, VA. 24541

N.C. LICENSE: # C-2577
V.A. LICENSE: # 0404-001401

PHONE NO. (434) 792-3680
FAX NO. (434) 792-3685

www.landeng.com

PROPOSED SHEETZ STORE
SHEETZ INC.
CHRISTIANSBURG, VIRGINIA
SITE PLAN 'A'



REVISIONS	DESCRIPTION	DATE	BY

Sheet No. **4** of **31**
Date: JULY 12, 2021
Scale: 1" = 30"
Project No.
SZ-CHR21(eng)dwgV-CHR21-PLAN-1.dwg