GEORGE WASHINGTON MEMORIAL HIGHWAY

ASPHALT ENTRANCE PAVEMENT DESIGN
1½" S-5 BIT CONCRETE SURFACE
5" B-3 BIT CONCRETE BASE
6" GRADED AGGREGATE SUBBASE
COMPACTED SUBGRADE

WATER LINE PROFILE

SCALE: VERT 1" = 4' HOR 1" = 50'

TRIPLE FEATURE ASSOCIATES
ZONE LG

STATISTICAL INFORMATION

1. AREA OF:

SITE	43,560 S.F.
EXISTING BUILDINGS	-0-
Existing Buildings	1104 S.F.
SIDEWALKS	624 S.F.
DRIVEWAYS	2,380 S.F.
ROADS	2,520 S.F.
IMPERVIOUS AREAS BY DRAIN SYSTEM (INCLUDES ENTIRE ACCESS RD & TURN LANE)	45,920 S.F.

2. NUMBER OF:

PARKING SPACES	6
LOADING SPACES	1

3. TRIP GENERATION RATE: 748 VEH/DAY

4. VOLUME FOR ADJACENT ROADS:

GEORGE WASHINGTON MEMORIAL	30,390 VEH/DAY
FORT EUSTIS BOULEVARD	8,655 VEH/DAY

5. AREA TO BE MAINTAINED IN LANDSCAPING (INCLUDES 30' VIEW EASEMENT): 14,390 S.F. (33%)

NORTH

S65°41'40"W 216.35'

N72°18'22"W 223.50'

S27°01'34"E 115.00'

S39°51'00"E 41.34'

N71°18'42"E 122.59'

N65°31'40"E 32.00'

422.00'

372'

40'

22'

29'

20'

10'

48'

98'

80'

40.8' X 104' CANOPY

24' X 44'

Used Car Office

TRIPLE FEATURE ASSOCIATES

45' CANOPY SETBACK

25' ACCESS EASEMENT

30' SCENIC EASEMENT (D.B. 265, P. 394)

* NOTE: NO CLEARING OR DEVELOPMENT WITHIN THIS AREA

20' PUBLIC UTILITY EASEMENT

10' BUFFER & INFILTRATION YARD ALONG PERIMETER OF SITE

EXTEND SIDES BEYOND PAVEMENT

END CURB

RELOCATE DELINEATORS TO FACE (TYP)

150' TURN LANE

150' TRANSITION

34' TRANSITION

GRASS MEDIAN

CONCRETE FLUME

2'-0" 1'-0" 1'-0"

CG-2 CURB

GENERAL NOTES

B.S. = BUILDING SUPPLIER
G.C. = GENERAL CONTRACTOR
= BUILDING ORIENTATION POINT
= EXISTING CONTOUR
= PROPOSED CONTOUR
= NEW GRADE
= EXIST. GRADE
= OBSERVATION WELL BY G.C.
= MORE BID BY G.C.
= EXISTING TO REMAIN
= MEET EXISTING GRADE
= REPLACE EXISTING CURB

1. ALL UTILITY CONNECTIONS ARE TO BE AS PER LOCAL CODE BY G.C.
2. G.C. TO PROVIDE CONDUIT & WIRING TO ALL SIGNS & CONDUIT ONLY TO PUBLIC TELEPHONE BOOTH.
4. SITE PLAN SUPERSEDES ALL WORKING DRAWINGS.
5. UNLESS OTHERWISE NOTED, ALL PAINT TO BE FURNISHED BY G.C.

TYPE NO.	FURNISHED BY	INSTALLED BY	
			BUILDING
1	BS	BS	BUILDING TYPE 24'X46' Office Area
			CANOPY
4	BS	BS	CANOPY TYPE 40'X104' CANOPY
8	E	GC	TRAFFIC SYSTEM TCR-8
			YARD AREA - TRACK
			YARD AREA - OTHER
13	GC	GC	6" CONCRETE V.A.D.O.T.
14	GC	GC	6" INTEGRAL CURB
17	GC	GC	DRIVE APPROACH AND CURBING OUTSIDE PROPERTY LINE PER LOCAL CODE
18	E	GC	(8) NEW YARD LIGHT FIXTURES AND POLES (ONLY INCLUDED)
19	E/T	BS	POLE / WATER / LIGHT W/ TELEPHONE CONDUIT CONNECTIONS
21	E	BS	Underground Wiring
22	E	GC	Trench
24	E	GC	INSTALL [illegible] SYSTEM: [illegible]
25	GC	GC	STORM DRAINAGE COLLECTION SYSTEM CONNECT TO PROPOSED MANHOLE
33	GC	GC	18" R.C.P. LENGTH 106 L.F.
34	GC	GC	STORM DRAINAGE MANHOLE PER LOCAL CODE (MH-1)
35	GC	GC	CONCRETE CATCH BASIN
36	GC	GC	SANITARY SEWER COLLECTION SYSTEM
37	GC	GC	HC RAMP (8:1 MAX)
38	GC	GC	HC SIGN MOUNTED 4'
40	GC	GC	CONCRETE FLUME
41	GC	GC	WATER DISTRIBUTION SYSTEM
42	O	O	6"X 18" T & V (4½" FIRE HYDRANT
43			WATER TAP & METER (1")
44	GC	GC	INSTALL U.G. ELEC & TEL FROM PP ON NORTH BOUND LANE OF GEORGE WASHINGTON MEMORIAL HIGHWAY
45	GC	GC	ACCESS ROAD PAVEMENT DESIGN: 1½" S-5 ASPHALT SURFACE, 5" B-3 ASPHALT BASE, 6" AGGREGATE SUBBASE TYPE I OR II COMPACTED SUBGRADE
46	GC	GC	TURN LANE & EXTA PAVEMENT DESIGN: 1½" S-5 ASPHALT SURFACE, 5" B-3 ASPHALT BASE, 6" AGGREGATE SUBBASE TYPE I OR II COMPACTED SUBGRADE

DESCRIPTION: REVISE RE. MS EXTENSIONS.

BY: [illegible] DIRECTOR, PLANNING & COM. DEVEL.

NOTICE

THESE PLANS ARE AS APPROVED BY THE COUNTY OF YORK. THEY MAY NOT BE EXACTLY THE SAME AS THE CONTRACT DRAWINGS PUBLISHED BY CONTRACTORS ARE HEREBY ADVISED TO COMPARE THESE PRINTS WITH

COMMONWEALTH OF VIRGINIA PROFESSIONAL ENGINEER

NOTE:
WATER TAP & METER TO BE INSTALLED BY THE CITY OF NEWPORT NEWS AT THE OWNERS EXPENSE (CALL 247-6775)
CONTACT NEWPORT NEWS WATER WORKS ON AGREEMENT AND INSTALLATION OF FIRE HYDRANT (CALL 245-3051)

FORT EUSTIS BLVD. VA. ROUTE 105

GRAPHIC SCALE: 1" = 20'

DATE	REVISIONS	BY	CHK
7/20/86	REVISED APPROACH	CRG	
8/27/86	REV'D FOR SUBMITTAL TO YORK CO	CRT	
10/8/86	REV'D SOR & VENDE ETC	CRT	
12/8/86	REV'D PER YORK CO. APPROVAL	P.A.N.	
1/11/86	REV'D PER YORK CO COMMENTS		
7-6-87	REV ETC. 105 ENTR PER V.D.O.T.		
7/5/87	REV. PER CLIENT'S REQUEST	CRT	

Mickelwicz Robertson & Associates, Ltd.

Specialty Motorsports & Collectibles

8017 GEORGE WASHINGTON MEMORIAL PKWY.
FORT EUSTIS BOULEVARD
YORK COUNTY, VA.

SITE PLAN

DATE 4-10-86
DRAWN BY J.S.R.
CHK BY A.N.S.
SCALE 1" = 20'