

3.989 AC. (R)



BOHLER
 SITE CIVIL AND CONSULTING ENGINEERING
 PROGRAM MANAGEMENT
 LANDSCAPE ARCHITECTURE
 SUSTAINABLE DESIGN
 PERMITTING SERVICES
 TRANSPORTATION SERVICES

REVISIONS

REV	DATE	COMMENT	CHECKED BY
1	4/26/22	TOWN COMMENTS	PCM RTY
2	7/15/22	TOWN COMMENTS	PMJH RTY

811
 Know what's below.
 Call before you dig.
 ALWAYS CALL 811
 It's fast. It's free. It's the law.

NOT APPROVED FOR CONSTRUCTION

THIS DRAWING IS INTENDED FOR MUNICIPAL AND/OR AGENCY REVIEW AND APPROVAL. IT IS NOT INTENDED AS A CONSTRUCTION DOCUMENT UNLESS INDICATED OTHERWISE.

PROJECT No.: V211202
 DRAWN BY: MEG/PCM
 CHECKED BY: HRR/HRTY
 DATE: 04/11/2022
 CAD ID: DEMO-0

PROJECT:

SITE PLAN DOCUMENTS

FOR

DISCOUNT TIRE

PROPOSED LOCATION

2175 N. FRANKLIN STREET
 CHRISTIANBURG, VA 24073

BOHLER

9100 ARBORETUM PKWY, SUITE 360
 RICHMOND, VIRGINIA 23236
 Phone: (804) 893-8200

VA@BohlerEng.com

COMMONWEALTH OF VIRGINIA
 RYAN YAUGER
 Lic. No. 0402056625
 07/15/2022
 PROFESSIONAL ENGINEER

SHEET TITLE:

DEMOLITION PLAN

SHEET NUMBER:

C-203

REVISION 2 - 7/15/22

LEGEND

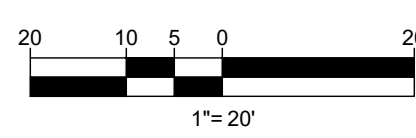
- SAWCUT
- LOD --- LIMITS OF DISTURBANCE

NOTES:

- SEE SHEET C-101 FOR DEMOLITION NOTES.
- THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL EXISTING SITE CONDITIONS PRIOR TO ANY CONSTRUCTION ACTIVITIES. ANY DISCREPANCIES WITH THIS PLAN SHALL BE REPORTED IN WRITING TO THE OWNER AND BOHLER ENGINEERING PRIOR TO ANY CONSTRUCTION ACTIVITIES. THE CONTRACTOR ASSUMES COMPLETE RESPONSIBILITY FOR ANY DISCREPANCIES NOT REPORTED IN WRITING.
- THE CONTRACTOR SHALL PROTECT EXISTING SITE FEATURES NOT SHOWN OR NOTED TO BE DEMOLISHED WITH THIS PLAN. CONTRACTOR SHALL REPLACE ANY EXISTING SITE FEATURE DAMAGED BY CONSTRUCTION ACTIVITIES.
- THE EXISTING UTILITY LOCATIONS ARE APPROXIMATE AND MUST BE CONFIRMED INDEPENDENTLY WITH LOCAL UTILITY COMPANIES PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION OR EXCAVATION.
- FIRE HYDRANT TO BE REMOVED UNDER TOWN OBSERVATION. PIPE TO BE RESTRAINED UNDER TOWN OBSERVATION.

APPROVED: Engineering Date

APPROVED: Planning Date



R=1861.86' (M&R)
 Δ=006°46'45" (M&R)
 L=220.29' (M&R)
 CHB=N48°12'59"W (M)
 N48°13'19"W (R)
 CHD=220.16' (M&R)

U.S. 460 BUSINESS - NORTH FRANKLIN ST.
 VARIABLE WIDTH RIGHT-OF-WAY
 ASPHALT PAVED PUBLIC ROADWAY
 CLASSIFICATION: PRIMARY ARTERIAL
 ADF: 22,000 (2019)
 (POSTED SPEED: 45 MPH)

JUL 21, 2022
 H:\115111202\CAD\DRAWINGS\PLAN SET\SITE PLAN\211022 - DEMO - 0 - LAYOUT C-203.DWG