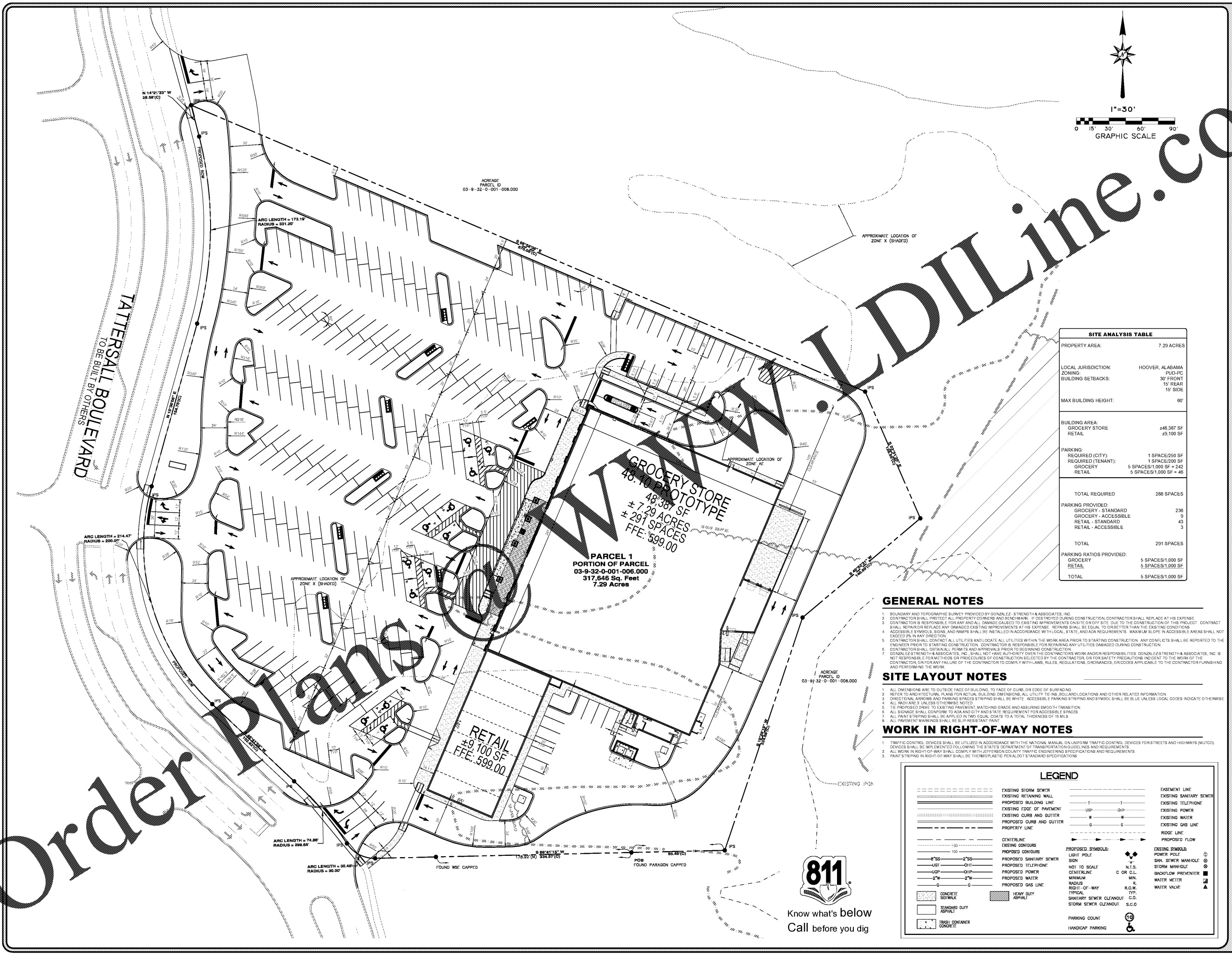


11/15/17 Project: 17WH002 - Tattersall Park, Hoover, AL. Prepared by: J. Gonzalez, P.E., J. Williams, P.E., J. Wilson, P.E.



ACREAGE
PARCEL ID
03-9-32-0-001-006.000

**PARCEL 1
PORTION OF PARCEL
03-9-32-0-001-006.000
317,646 Sq. Feet
7.29 Acres**

**GROCERY STORE
48,387 SF
± 7.29 ACRES
± 291 SPACES
FFE: 599.00**

**RETAIL
± 9,100 SF
FFE: 599.00**

SITE ANALYSIS TABLE	
PROPERTY AREA:	7.29 ACRES
LOCAL JURISDICTION:	HOOVER, ALABAMA
ZONING:	PUD-PC
BUILDING SETBACKS:	30' FRONT 15' REAR 15' SIDE
MAX BUILDING HEIGHT:	60'
BUILDING AREA:	
GROCERY STORE	± 48,387 SF
RETAIL	± 9,100 SF
PARKING:	
REQUIRED (CITY):	1 SPACE/250 SF
REQUIRED (TENANT):	5 SPACES/1,000 SF = 242
GROCERY	5 SPACES/1,000 SF = 46
RETAIL	5 SPACES/1,000 SF = 46
TOTAL REQUIRED	288 SPACES
PARKING PROVIDED:	
GROCERY - STANDARD	236
GROCERY - ACCESSIBLE	6
RETAIL - STANDARD	43
RETAIL - ACCESSIBLE	3
TOTAL	291 SPACES
PARKING RATIOS PROVIDED:	
GROCERY	5 SPACES/1,000 SF
RETAIL	5 SPACES/1,000 SF
TOTAL	5 SPACES/1,000 SF

GENERAL NOTES

- BOUNDARY AND TOPOGRAPHIC SURVEY PROVIDED BY GONZALEZ, STRENGTH & ASSOCIATES, INC.
- CONTRACTOR SHALL PROTECT ALL PROPERTY CORNERS AND BENCHMARKS. IF SETTING DURING CONSTRUCTION, CONTRACTOR SHALL REPLACE AT HIS EXPENSE. CONTRACTOR IS RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED TO EXISTING IMPROVEMENTS ON SITE OR OFF-SITE DUE TO THE CONSTRUCTION OF THIS PROJECT. CONTRACTOR SHALL REPAIR OR REPLACE ANY DAMAGED EXISTING IMPROVEMENTS AT HIS EXPENSE. REPAIRS SHALL BE EQUAL TO OR BETTER THAN THE EXISTING CONDITIONS.
- ACCESSIBLE SYMBOLS, SIGNS, AND MARKS SHALL BE INSTALLED IN ACCORDANCE WITH LOCAL, STATE, AND ADA REQUIREMENTS. MAXIMUM SLOPE IN ACCESSIBLE AREAS SHALL NOT EXCEED 2% IN ANY DIRECTION.
- CONTRACTOR SHALL CONTACT ALL UTILITIES AND LOCATE ALL UTILITIES WITHIN THE WORK AREA PRIOR TO STARTING CONSTRUCTION. ANY CONFLICTS SHALL BE REPORTED TO THE ENGINEER PRIOR TO STARTING CONSTRUCTION. CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY UTILITIES DAMAGED DURING CONSTRUCTION.
- CONTRACTOR SHALL OBTAIN PERMITS AND APPROVALS PRIOR TO BEGINNING CONSTRUCTION.
- GONZALEZ, STRENGTH & ASSOCIATES, INC. SHALL NOT HAVE AUTHORITY OVER THE CONTRACTOR'S WORK AND/OR RESPONSIBILITIES. GONZALEZ, STRENGTH & ASSOCIATES, INC. IS NOT RESPONSIBLE FOR METHODS OR PROCEDURES OF CONSTRUCTION SELECTED BY THE CONTRACTOR OR FOR SAFETY PRECAUTIONS INCIDENT TO THE WORK OF THE CONTRACTOR OR FOR ANY FAILURE OF THE CONTRACTOR TO COMPLY WITH LAWS, RULES, REGULATIONS, ORDINANCES, OR CODES APPLICABLE TO THE CONTRACTOR FURNISHING AND PERFORMING THE WORK.

SITE LAYOUT NOTES

- ALL DIMENSIONS ARE TO OUTSIDE FACE OF BUILDING, TO FACE OF CURB, OR EDGE OF SURFACING.
- REFER TO ARCHITECTURAL PLANS FOR ACTUAL BUILDING DIMENSIONS. ALL UTILITY TIE-INS, BOLLARD LOCATIONS AND OTHER RELATED INFORMATION.
- DIRECTIONAL ARROWS AND PARKING SPACES STRIPING SHALL BE WHITE. ACCESSIBLE PARKING STRIPING AND SYMBOL SHALL BE BLUE UNLESS LOCAL CODES INDICATE OTHERWISE.
- ALL TIE-INS UNLESS OTHERWISE NOTED.
- THE PROPOSED DRIVE TO EXISTING PAVEMENT MATCHING GRADE AND ASSURING SMOOTH TRANSITION.
- ALL SIGNAGE SHALL CONFORM TO ADA AND CITY AND STATE REQUIREMENT FOR ACCESSIBLE SPACES.
- ALL PAINT STRIPING SHALL BE APPLIED IN TWO EQUAL COATS TO A TOTAL THICKNESS OF 15 MILS.
- ALL PAVEMENT MARKINGS SHALL BE SLIP-RESISTANT PAINT.

WORK IN RIGHT-OF-WAY NOTES

- TRAFFIC CONTROL DEVICES SHALL BE UTILIZED IN ACCORDANCE WITH THE NATIONAL MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS (MUTCD). DEVICES SHALL BE IMPLEMENTED FOLLOWING THE STATE'S DEPARTMENT OF TRANSPORTATION GUIDELINES AND REQUIREMENTS.
- ALL WORK IN RIGHT-OF-WAY SHALL COMPLY WITH JEFFERSON COUNTY TRAFFIC ENGINEERING SPECIFICATIONS AND REQUIREMENTS.
- PAINT STRIPING IN RIGHT-OF-WAY SHALL BE THE WORK OF THE PERMITS AND APPROVALS DIVISION.

LEGEND			
	EXISTING STORM SEWER		EASEMENT LINE
	EXISTING RETAINING WALL		EXISTING SANITARY SEWER
	PROPOSED BUILDING FOOTPRINT		EXISTING TELEPHONE
	EXISTING EDGE OF PAVEMENT		EXISTING POWER
	EXISTING CURB AND GUTTER		EXISTING WATER
	PROPOSED CURB AND GUTTER		EXISTING GAS LINE
	PROPERTY LINE		RIDGE LINE
	CENTERLINE		PROPOSED FLOW
	EXISTING CONTOURS		PROPOSED SYMBOLS:
	PROPOSED CONTOURS		LIGHT POLE
	PROPOSED SANITARY SEWER		SIGN
	PROPOSED TELEPHONE		NOT TO SCALE
	PROPOSED POWER		CENTERLINE
	PROPOSED WATER		MINIMUM RADIUS
	PROPOSED GAS LINE		RIGHT-OF-WAY
	HEAVY DUTY ASPHALT		TYPICAL SANITARY SEWER CLEANOUT
	CONCRETE SIDEWALK		STORM SEWER CLEANOUT
	STANDARD DUTY ASPHALT		S.C.O.
	TRASH CONTAINER CONCRETE		PARKING COUNT
	TRASH CONTAINER CONCRETE		HANDICAP PARKING

NO.	REVISIONS	DATE
0	ISSUED FOR APPROVAL	

SITE DIMENSION PLAN
GROCERY STORE & SHOPS AT TATTERSALL PARK
 TATTERSALL PARK
 HOOPER, ALABAMA
GREYSTONE WAY, LLC
 C.D.B. BY CLARIFAI, INC.
 SCALE: SEE PLANS
 DATE: _____
 DRAWN BY: A. WILSON
 CHECKED BY: B. WILSON, P.E.

GONZALEZ - STRENGTH & ASSOCIATES, INC.
 CIVIL ENGINEERING, LAND SURVEYING, PLANNING, TRAFFIC & TRANSPORTATION
 5176 PARKWAY LAKE DRIVE
 HOOPER, ALABAMA 36030
 PHONE: (205) 942-2480
 FAX: (205) 942-3033
 www.Gonzalez-Strength.com
 © Copyright 2016



DWG NO.
CS-170
PROJECT
17WH002

