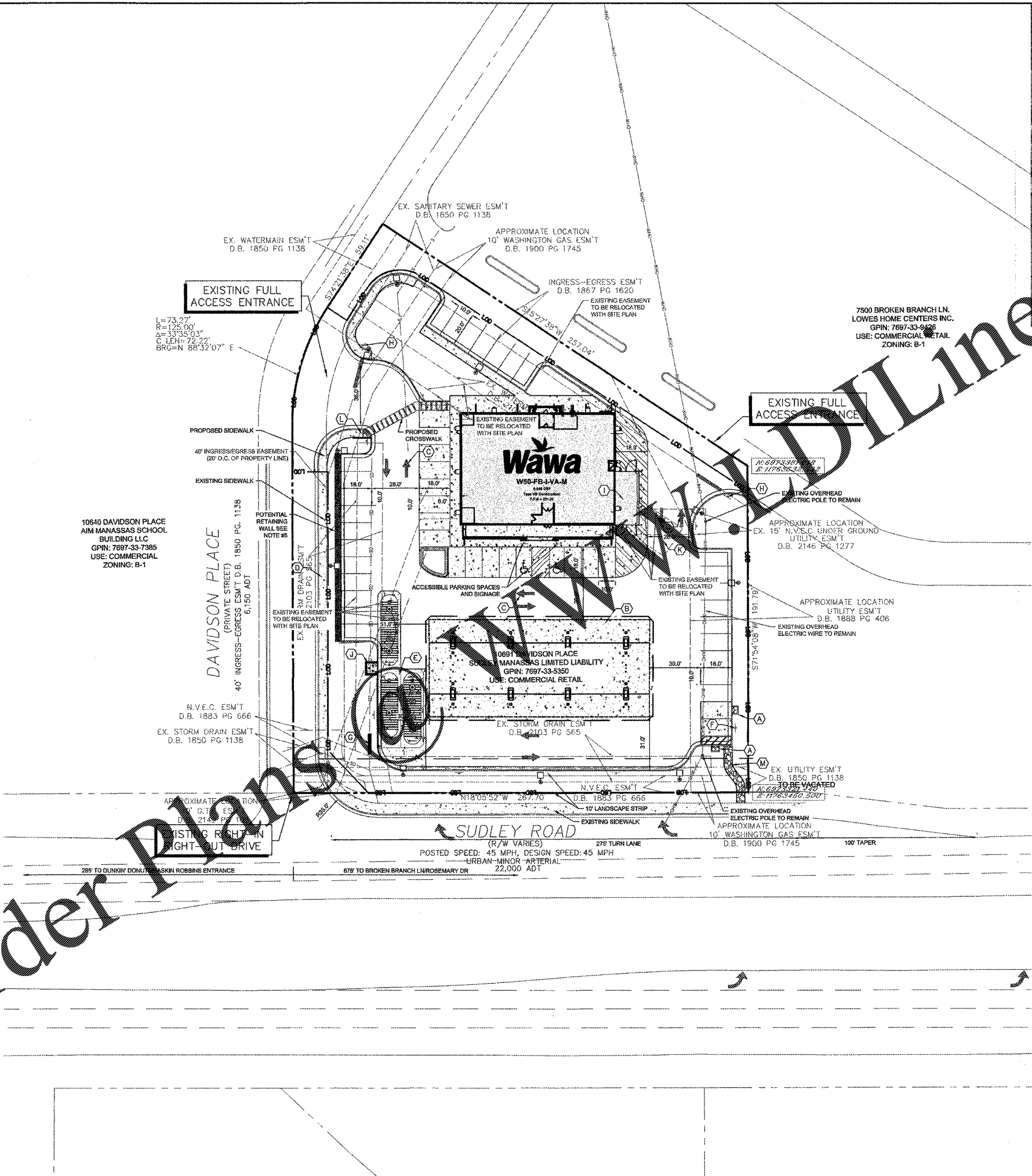


SITE DATA	
JURISDICTION	PRINCE WILLIAM COUNTY
EXISTING ZONING	B-1
PROPOSED ZONING	B-1 W/ S.U.P.
WAWA SITE AREA	1.65 AC.±
BUILDING AREA	6,049 S.F.
EXISTING IMPERVIOUS %	81.9%
PROPOSED IMPERVIOUS %	83.7%
PROPOSED OPEN SPACE	19.4%
EXISTING LOT COVERAGE	81.0%
PROPOSED LOT COVERAGE	80.6%
MIN. PARKING REQUIRED	35 SPACES
PARKING PROVIDED (TOTAL)	46 SPACES
FRONT SETBACK	20 FT
SIDE SETBACK	NONE
REAR SETBACK	NONE
FRONT BUFFER YARD	10 FT
SIDE BUFFER YARD (ALONG DAVIDSON PLACE)	0 FT
SIDE BUFFER YARD (ABUTTING LOWE'S PARKING LOT)	0 FT
REAR BUFFER YARD (ABUTTING LOWE'S PARKING LOT)	0 FT
BUILDING HEIGHT	UP TO 40'
# MPD'S	8 (16 PUMPS)

- NOTES:**
- PROPERTY BOUNDARY SHOWN IS BASED ON SITE SURVEY PROVIDED BY MERESTONE LAND SURVEYING PLLC DATED 05/02/2017.
 - LOCATION OF SIGNAGE SUBJECT TO CHANGE AT SITE PLAN.
 - LOCATION OF AIR MACHINE SUBJECT TO CHANGE AT SITE PLAN.
 - LOCATION OF DUMPSTER SUBJECT TO CHANGE AT SITE PLAN.
 - DETERMINATION OF WHETHER THE POTENTIAL RETAINING WALL IS REQUIRED, ALONG WITH FINAL DESIGN (SIZE AND LOCATION), WILL BE DETERMINED AT SITE PLAN.
 - OUTDOOR SEATING MAY BE PROVIDED IN A LOCATION TO BE DETERMINED AT SITE PLAN.
 - STORMWATER MANAGEMENT WILL OCCUR AT THE EXISTING REGIONAL POND DESIGNED TO ACCOMMODATE THE PROPERTY.
 - THE LOCATION OF THE UNDERGROUND FUEL TANKS AND ASSOCIATED VENT STACKS ARE SUBJECT TO CHANGE AT SITE PLAN.



- LEGEND**
- SUP AREA / SITE PROPERTY LINE
 - LIMITS OF DISTURBANCE (1.30 AC)
- KEYNOTES**
- (A) AIR MACHINE ON 4X3' CONCRETE PAD WITH BOLLARDS.
 - (B) GASOLINE CANOPY
 - (C) PAINTED DIRECTIONAL ARROW, TYPICAL
 - (D) SIDEWALK TO RIGHT-OF-WAY
 - (E) FUEL TANKS
 - (F) 'AIR PUMP PARKING ONLY' SIGN
 - (G) PROPOSED MONUMENT SIGN
 - (H) STOP SIGN
 - (I) BUILDING MOUNTED TRASH UNIT/DUMPSTER
 - (J) FUEL VENT STACK
 - (K) LOADING ZONE, 12 FT X 45 FT
 - (L) ADA CURB RAMP
 - (M) 6 FT WIDE GRAVEL PEDESTRIAN PATH

#SUP2018-00012, WAWA AT DAVIDSON PLACE
Approved by BOCS: 06.26.2018

Keasha Hall
Keasha Chappell Hall
Planning Office

GRAPHIC SCALE IN FEET
0 15 30 60

WAWA
PREPARED FOR
FRONTIER DEVELOPMENT
PRINCE WILLIAM COUNTY VIRGINIA

SPECIAL USE PERMIT PLAN
SUDLEY ROAD & DAVIDSON PLACE
SUP2018-00012

Kimley»Horn
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DATE: 05/31/2018
SCALE: AS SHOWN
DESIGNED BY: RJC
DRAWN BY: KM
CHECKED BY: RSS

SHEET NUMBER
C-101

NO.	REVISIONS	DATE	BY