

- NOTES:
- STATE PLANE COORDINATES AND ORTHOMETRIC HEIGHT DERIVED FROM TWO-HOUR STATIC GPS OBSERVATIONS. POSITIONS PROCESSED USING NGS OPUS-STATIC. POSITIONAL ACCURACY=0.08".
 - HORIZONTAL DATUM= VIRGINIA NORTH ZONE STATE PLANE NAD 83. VERTICAL DATUM= NAVD 88.
 - THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A FULL TITLE REPORT. THE WAY BE EASEMENTS OR RIGHT OF WAYS WHICH ARE NOT SHOWN.
 - TOPOGRAPHIC DATA COLLECTED BY FIELD SURVEY.
 - LOCATION OF ALL EXISTING UTILITY EASEMENTS 25' OR MORE IN WIDTH ARE SHOWN.
 - NO GRAVES, OBJECTS OR STRUCTURES MARKING A PLACE OF BURIAL WERE FOUND.
 - EVIDENCE FOUND SHOWS POSSIBLE RIGHT OF WAY DEDICATION ALONG SERVICE ROAD, BUT NO DEDICATION FOUND TO BE ACCEPTED.

I, JONATHAN F. MURPHY, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THIS SURVEY WAS DRAWN FROM AN ACTUAL FIELD SURVEY PERFORMED UNDER MY DIRECT SUPERVISION. THE RELATIVE POSITIONAL ACCURACY OF THIS SURVEY DOES NOT EXCEED 0.08".

JONATHAN F. MURPHY, PLS
DATE: 16 APRIL 2012
LICENSE NO. 2713



FEMA INFORMATION:

PER REVIEW OF FEMA FIRM PANEL NO. 51059C0165E, DATED SEPTEMBER 17, 2010 THIS PARCEL IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA. THE FLOOD ZONE DESIGNATION IS ZONE X.

ZONING INFORMATION:

ZONING: C-5 (NEIGHBORHOOD RETAIL)
SETBACKS:
FRONT: 40'
SIDE: 0'
REAR: 20'
MAXIMUM BUILDING HEIGHT: 40'

PARKING:

38 EXISTING REGULAR SPACES
2 EXISTING HANDICAP SPACES
PARKING REQUIREMENTS:
1 SPACE PER 2 SEATS
74 EXISTING SEATS IN BUILDING
37 PARKING SPACES REQUIRED

PUBLIC WATER/SEWER SERVICE:

WATER- FAIRFAX COUNTY WATER AUTHORITY
8570 EXECUTIVE PARK AVENUE, FAIRFAX, VA
SEWER- FAIRFAX COUNTY PUBLIC WORKS
12055 GOVERNMENT CENTER PARKWAY FAIRFAX, VA

PREPARED FOR:

FREELAND and KAUFFMAN, INC.
Engineers & Landscape Architects
209 West Stone Avenue
Greenville, South Carolina 29609
864-233-5497
fax 864-233-8915

LEGEND OF NOMENCLATURE
● EXISTING IRON PIPE
○ IRON PIPE SET
PK PARKER-MASON MASONRY WALL
RRS RAIL ROAD SPIKE
R/W RIGHT OF WAY
UNLESS SIGNED, SEALED AND DATED, THIS IS A PRELIMINARY PLAT NOT FOR RECORDING, SALES OR CONVEYANCES.

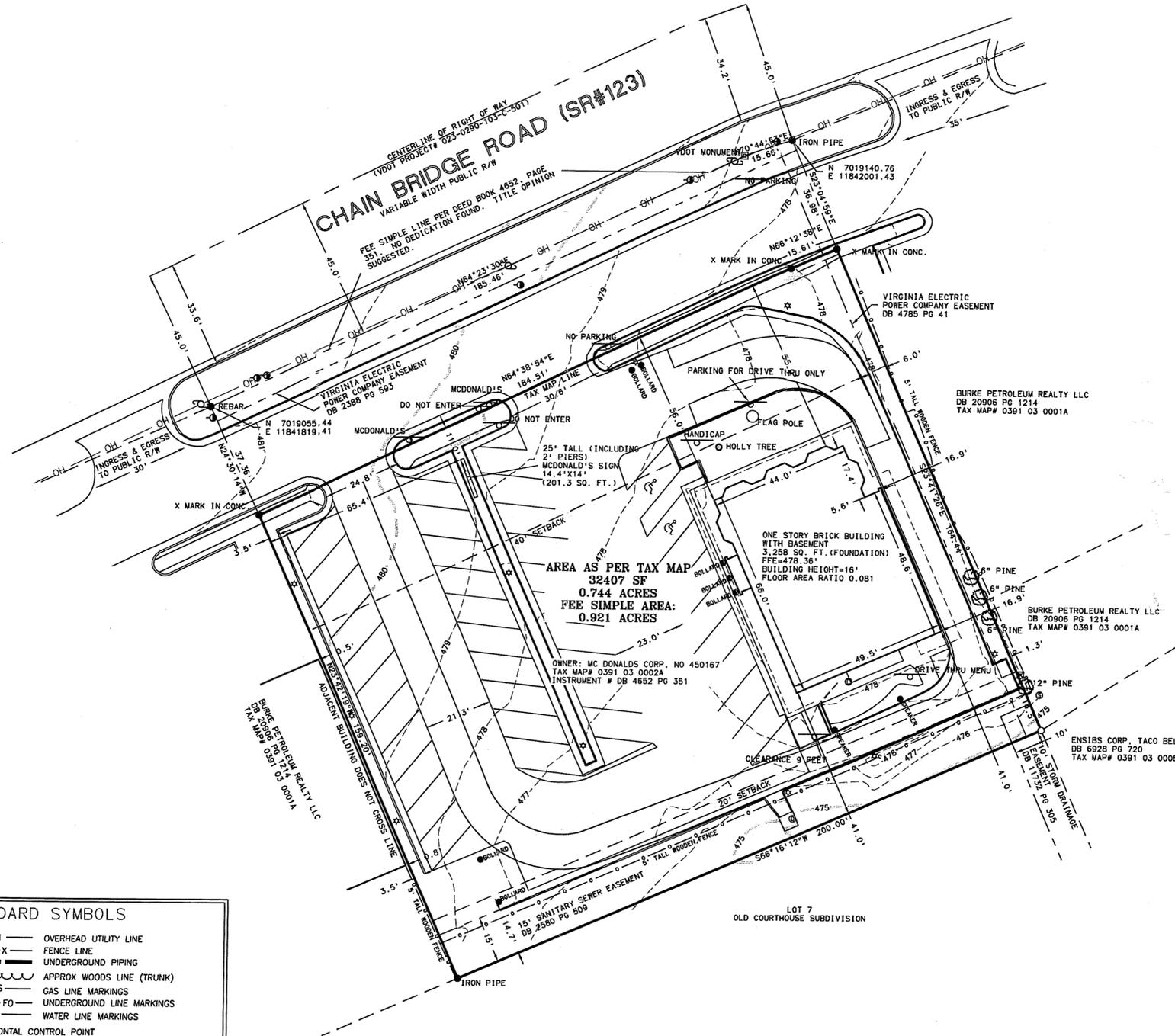
murphy GEOMATICS
Professional Land Surveying
6308 J. Richard Drive (919) 787-7873
Raleigh, NC 27617-4601 FAX 881-9573
FIRM# C-0257
E-MAIL: r.murphy@murphygeomatics.com

LEGEND OF STANDARD SYMBOLS

☆ LIGHT POLE	— OH — OVERHEAD UTILITY LINE
○ GUY	— or — X — FENCE LINE
□ TELECOMM. APPARATUS	— ■ — UNDERGROUND PIPING
⊠ ELECTRIC APPARATUS	— W — APPROX WOODS LINE (TRUNK)
⊞ GAS ASSEMBLY	— GAS — GAS LINE MARKINGS
⊙ SANITARY MANHOLE	— UE — FO — UNDERGROUND LINE MARKINGS
⊕ CLEANOUT	— W — WATER LINE MARKINGS
⊖ GREASE TRAP	△ HORIZONTAL CONTROL POINT
⊗ CATCH BASIN	⊕ TEMPORARY BENCH MARK
⊚ DRAINAGE STRUCTURE	
⊛ YARD INLET W/ GRATE	
⊜ YARD INLET W/ CONC CAP	
⊝ FIRE HYDRANT	
⊞ WATER VALVE	
⊟ WATER METER	
⊠ FIRE DEPT. CONNECTION	
⊡ POST INDICATOR VALVE	
⊢ WELL	
⊣ BORE HOLE	
⊤ BURIED CABLE MARKER	
⊥ SIGN	
⊦ LARGE SIGN	
⊧ HANDICAPPED SPACE	

IF TREES ARE SHOWN, THE TREE SYMBOL HAS BEEN SCALED BASED ON THE TRUNK DIAMETER TO PROVIDE A QUICK, GRAPHIC IDEA OF THE SIZE OF THE TREE. THE SYMBOLS DO NOT DEPICT DRIP LINE OR CANOPY OF INDIVIDUAL TREES.

NOTE - ANY UNDERGROUND LINES SHOWN ARE BASED ON SURFACE EVIDENCE. THIS SURVEYOR CANNOT CERTIFY TO LOCATION OF NON-VISIBLE STRUCTURES. IF UNDERGROUND LOCATION IS CRITICAL, THE LINE SHOULD BE EXPOSED AND VERIFIED. THIS SURVEYOR CANNOT ACCEPT LIABILITY FOR UNDERGROUND STRUCTURE LOCATION.



NO.	DATE	DESCRIPTION	BY
1	1/18/2012	ADDRESS COMMENTS FROM SIGN CHECKLIST	WRM
2	2/24/2012	ADDRESS ADDITIONAL COMMENTS	WRM
3	4/16/2012	CHANGE BOUNDARY TO REFLECT TAX MAP	WRM

**Withdrawn / Dismissed
NOT APPROVED**

**TOPOGRAPHIC SURVEY
OF
MCDONALD'S RESTAURANT
2089 CHAIN BRIDGE ROAD
VIENNA, FAIRFAX COUNTY, VA
OCTOBER 2011 SCALE 1"=20'**
FIELD WORK PERFORMED 10/12/11

