

Z-41  
(2015)

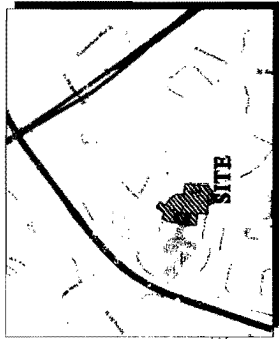
REZONING  
SITE PLAN

DATE: 03-24-15  
PROJECT NUMBER: 13-240

REVISION NUMBER: RZ-1

ROBERTSON LOJA ROOF ARCHITECTS & ENGINEERS

KROGER STORE GA-617  
CUMBERLAND MALL, COBB COUNTY, GA



VICINITY MAP  
SCALE: NONE

SITE NOTES

BOUNDARY, TOP AND SITE PLAN INFORMATION TAKEN FROM PLAT BY HUGGES-ART COMPANY, DATED 5-1-11.

REVISED

MAR 31 2015

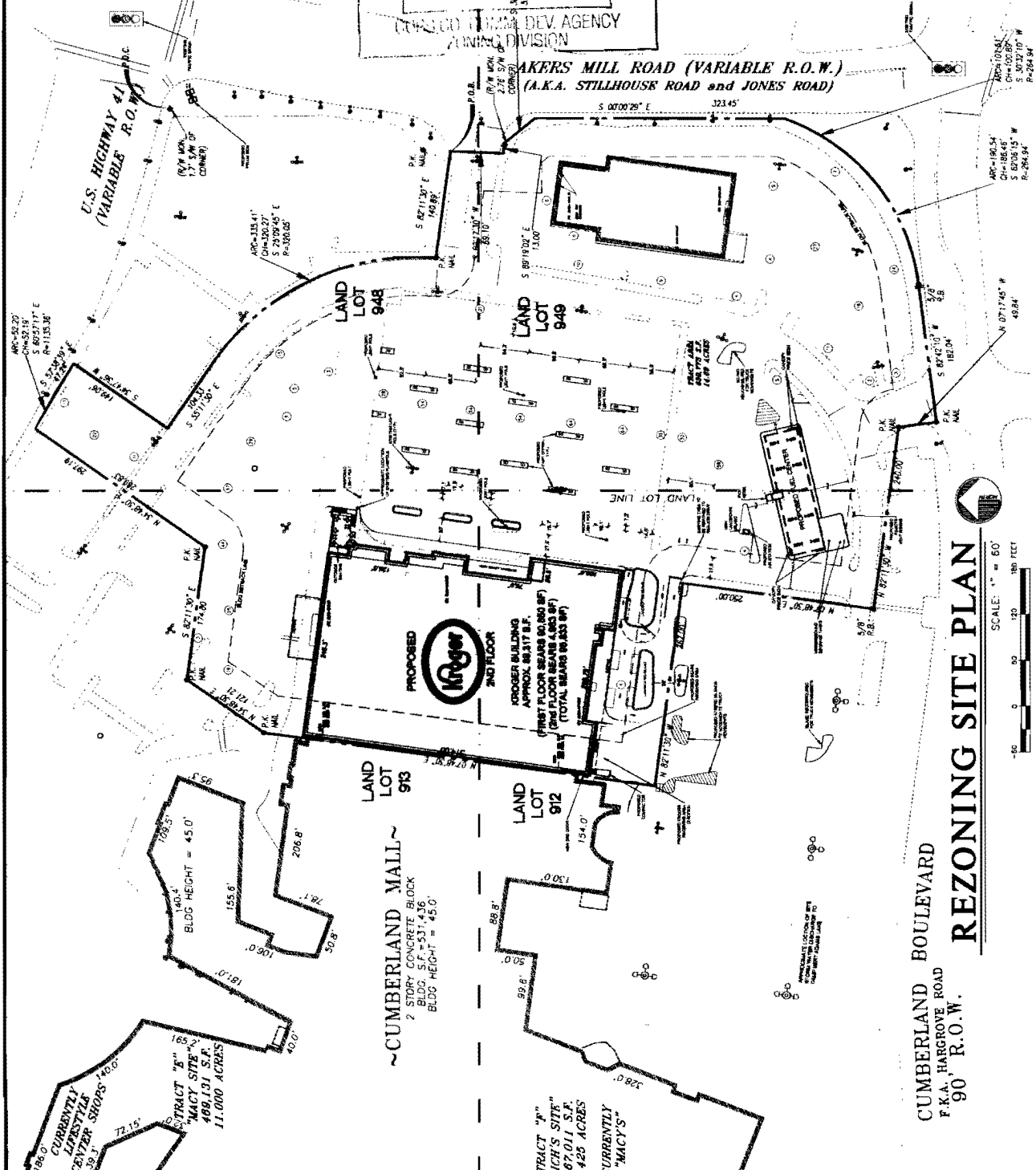
EXISTING ZONING - PSC  
PROPOSED ZONING - RRC

LIST OF VARIANCES

NO.	DESCRIPTION	REASON
1	...	...
2	...	...
3	...	...
4	...	...
5	...	...
6	...	...
7	...	...
8	...	...
9	...	...
10	...	...

SITE ANALYSIS

BEARS	66,939 SF
BEARS AUTO	23,827 BF
KROGER	68,317 BF
KROGER FUEL HOSE	198 BF
TOTAL BLDG AREA	206,139 SF
TOTAL PARKING	841 SPACES
PARKING RATIO	4.04 SP/SPR
TOTAL PARCEL AREA	14,628 AC



REZONING SITE PLAN

SCALE: 1" = 60'



CUMBERLAND BOULEVARD  
F.K.A. HARGROVE ROAD  
90' R.O.W.

~CUMBERLAND MALL~  
2 STORY CONCRETE BLOCK  
BLDG. S.F. = 531,436  
BLDG HEIGHT = 45.0'

PROPOSED Kroger  
KROGER BUILDING  
APPROX. 80,317 S.F.  
(FIRST FLOOR BEARS 40,860 SF)  
(SECOND FLOOR BEARS 39,457 SF)  
(TOTAL BEARS 80,317 SF)

TRACT "P"  
SICH'S SITE"  
267.01 S.F.  
1.425 ACRES  
CURRENTLY "MACY'S"

TRACT "B"  
"MACY'S SITE"  
489,131 S.F.  
11.000 ACRES

LAND LOT 948

LAND LOT 949

LAND LOT 912

LAND LOT 913

U.S. HIGHWAY 41  
(VARIABLE R.O.W.)

MAKERS MILL ROAD (VARIABLE R.O.W.)  
(A.K.A. STILLHOUSE ROAD and JONES ROAD)

CONCESSIONS DEV. AGENCY  
ANNEX DIVISION

ARC-108.54  
CH=188.88'  
S 82°08'15" W  
49.84'  
R=264.94'

ARC-113.41'  
CH=120.27'  
S 79°04'45" E  
140.86'  
R=264.94'

ARC-52.20'  
CH=52.15'  
S 82°57'17" E  
113.38'  
R=264.94'

ARC-182.54'  
CH=188.88'  
S 82°08'15" W  
49.84'  
R=264.94'

ARC-182.54'  
CH=188.88'  
S 82°08'15" W  
49.84'  
R=264.94'

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ARC-182.54'  
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S 82°08'15" W  
49.84'  
R=264.94'

**APPLICANT:** The Kroger Company

**PETITION NO:** Z-41

**PHONE#:** (770) 496-7516 **EMAIL:** paul.xhajanka@kroger.com

**HEARING DATE (PC):** 05-05-15

**REPRESENTATIVE:** Garvis L. Sams, Jr.

**HEARING DATE (BOC):** 05-19-15

**PHONE#:** (770) 422-7016 **EMAIL:** gsams@slhb-law.com

**PRESENT ZONING:** PSC

**TITLEHOLDER:** Sears, Roebuck and Co.

**PROPOSED ZONING:** RRC

**PROPERTY LOCATION:** South side of Cobb Parkway, and west

**PROPOSED USE:** Grocery Store

side of Akers Mill Road, and the north side of Cumberland Boulevard  
(2940 Cobb Parkway).

and Fuel Center

**ACCESS TO PROPERTY:** Cobb Parkway and Akers Mill Road

**SIZE OF TRACT:** 14.69 acres

**DISTRICT:** 17

**PHYSICAL CHARACTERISTICS TO SITE:** Cumberland Mall

**LAND LOT(S):** 912, 913, 948, 949

**PARCEL(S):** 12

**TAXES: PAID**  **DUE** \_\_\_\_\_

**CONTIGUOUS ZONING/DEVELOPMENT**

**COMMISSION DISTRICT:** 2

**NORTH:** CRC/ Cumberland Mall

**SOUTH:** PSC/ Cumberland Mall

**EAST:** CRC, NS, GC, O&I/ Retail Commercial, Offices

**WEST:** PSC/ Cumberland Mall

**OPPOSITION: NO. OPPOSED** \_\_\_\_\_ **PETITION NO:** \_\_\_\_\_ **SPOKESMAN** \_\_\_\_\_

**PLANNING COMMISSION RECOMMENDATION**

**APPROVED** \_\_\_\_\_ **MOTION BY** \_\_\_\_\_

**REJECTED** \_\_\_\_\_ **SECONDED** \_\_\_\_\_

**HELD** \_\_\_\_\_ **CARRIED** \_\_\_\_\_

**BOARD OF COMMISSIONERS DECISION**

**APPROVED** \_\_\_\_\_ **MOTION BY** \_\_\_\_\_

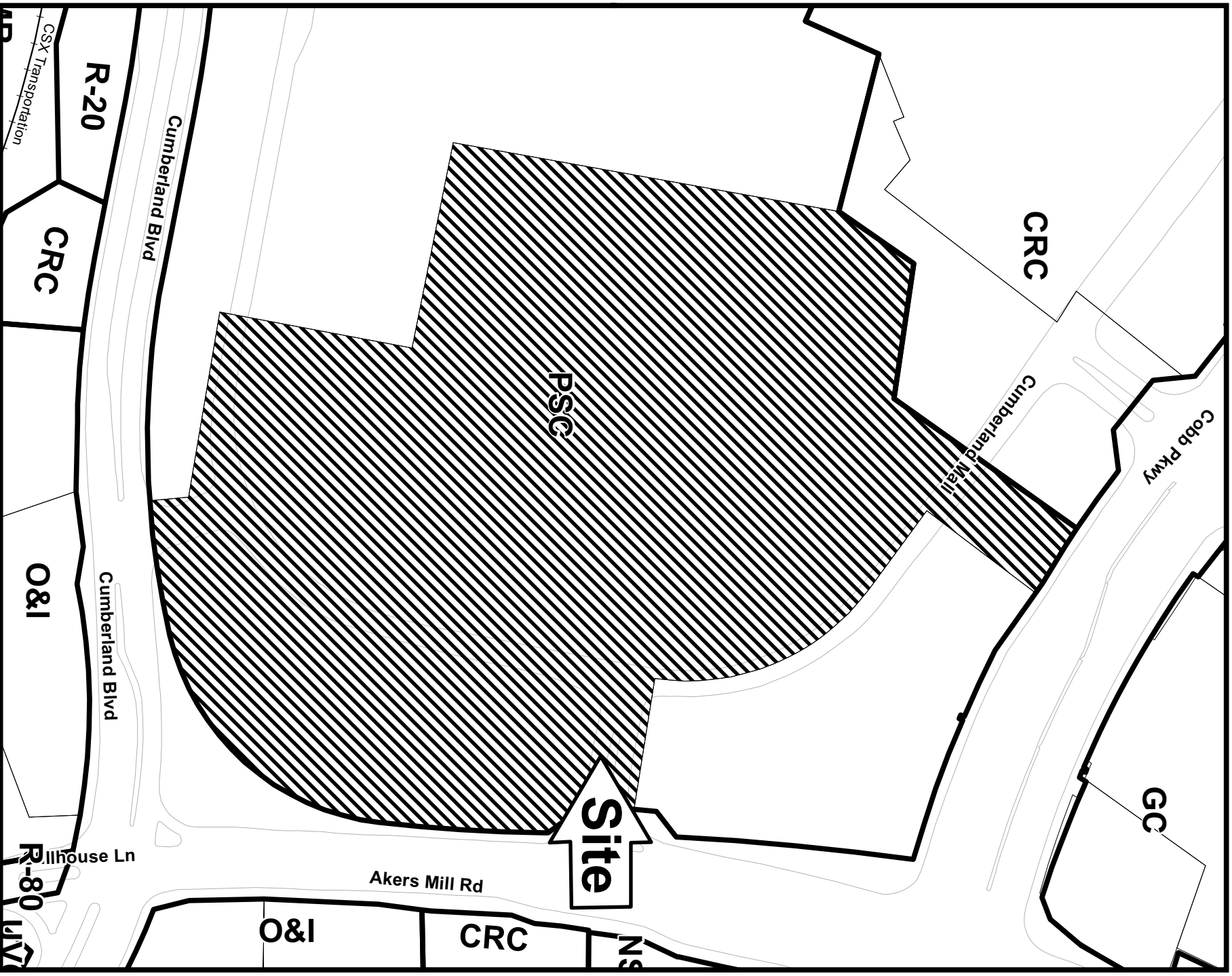
**REJECTED** \_\_\_\_\_ **SECONDED** \_\_\_\_\_

**HELD** \_\_\_\_\_ **CARRIED** \_\_\_\_\_

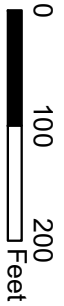
**STIPULATIONS:**



# Z-41



This map is provided for display and planning purposes only. It is not meant to be a legal description.



City Boundary  
Zoning Boundary

**APPLICANT:** The Kroger Company

**PETITION NO.:** Z-41

**PRESENT ZONING:** PSC

**PETITION FOR:** RRC

\*\*\*\*\*

**ZONING COMMENTS:** Staff Member Responsible: Terry Martin, MPA

**Land Use Plan Recommendation:** RAC Regional Activity Center

**Proposed Number of Buildings:** 3 **Total Square Footage of Development:** 205,915

**F.A.R.:** 0.32 **Square Footage/Acre:** 14,017.36

**Parking Spaces Required:** 1,030 **Parking Spaces Provided:** 862

The applicant is requesting a rezoning from the PSC planned shopping center district to the RRC regional retail commercial district in order to renovate the existing Sears' second floor space for a Kroger grocery store and accessory fuel center. Sears will consolidate entirely to its ground floor space and maintain its separate, accessory Auto Center. The PSC district, being by definition site plan specific, compels the applicant to seek rezoning for the proposed changes including minor changes to the building and parking areas as well as addition of the fuel center. The Kroger will be open seven (7) days a week from 6:00 a.m. to 11:00 p.m.

The applicant has submitted the contemporaneous request for the following variances:

- To waive the parking from the required minimum of 1,030 to 862;
- To waive the rear setback from the required 50 feet to zero feet;
- To increase the maximum allowable impervious surface from 80% to 91.6%;
- To waive the Code-required eight foot (8') landscape strip adjacent to right-of-way.

Additionally, the applicant has requested that both landscaping and tree preservation concerns as well as proposed signage be approved as existing/proposed on current plans.

**Cemetery Preservation:** No comment.

\*\*\*\*\*

**FIRE COMMENTS:**

After analyzing the information presented for a Preliminary Review, the Cobb County Fire Marshal's Office is confident that all other items can be addressed during the Plan Review Stage.

**APPLICANT:** The Kroger Company \_\_\_\_\_

**PETITION NO.:** Z-41 \_\_\_\_\_

**PRESENT ZONING:** PSC \_\_\_\_\_

**PETITION FOR:** RRC \_\_\_\_\_

\*\*\*\*\*

**PLANNING COMMENTS:**

The applicant is requesting a rezoning from PSC to RRC for purpose of grocery store and fuel center. The 14.69 acre site is located on the south side of Cobb Parkway, and west side of Akers Mill Road, and the north side of Cumberland Boulevard.

**Comprehensive Plan**

The parcel is within a Regional Activity Center (RAC) future land use category, with PSC zoning designation. The purpose of the Regional Activity Center (RAC) category is to provide for areas that can support a high intensity of development which serves a regional market. Typical land uses in these areas include high-rise office buildings, regional malls and varying densities of residential development.

- Retail stores and service operations are considered the most appropriate use in the Retail/Service (RS) land use category. However, mixed-use developments that include office may also be appropriate. Residential development is inappropriate in the Retail/Service designation.

**Master Plan/Corridor Study**

The property is located within the boundary of Cumberland Blueprint LCI.

**Historic Preservation**

After consulting various county historic resources surveys, historic maps, archaeology surveys and Civil War trench location maps, staff finds that no known significant historic resources appear to be affected by this application. No further comment. No action by applicant requested at this time.

**Design Guidelines**

Is the parcel in an area with Design Guidelines?  Yes  No

If yes, design guidelines area \_\_\_\_\_

Does the current site plan comply with the design requirements?

**Incentive Zones**

Is the property within an Opportunity Zone?  Yes  No

The Opportunity Zone is an incentive that provides \$3,500 tax credit per job in eligible areas if two or more jobs are being created. This incentive is available for new or existing businesses.

Is the property within an Enterprise Zone?  Yes  No

The Enterprise Zone is an incentive that provides tax abatements and other economic incentives for qualifying businesses locating or expanding within designated areas for new jobs and capital investments.

Is the property eligible for incentives through the Commercial and Industrial Property Rehabilitation Program?  Yes  No

The Commercial and Industrial Property Rehabilitation Program is an incentive that provides a reduction in ad valorem property taxes for qualifying redevelopment in eligible areas.

**APPLICANT:** The Kroger Company

**PETITION NO.:** Z-41

**PRESENT ZONING:** PSC

**PETITION FOR:** RRC

\*\*\*\*\*

**PLANNING COMMENTS:** (Continued)

***Special Districts***

Is this property within the Cumberland Special District #1 (hotel/motel fee)?  
 Yes       No

Is this property within the Cumberland Special District #2 (ad valorem tax)?  
 Yes       No

Is the property within the Six Flags Special Services District?

Yes       No

APPLICANT The Kroger Company  
PRESENT ZONING PSC

PETITION NO. Z-041  
PETITION FOR RRC

\*\*\*\*\*

**WATER COMMENTS:**

NOTE: Comments reflect only what facilities were in existence at the time of this review.

Available at Development:  Yes  No  
Fire Flow Test Required:  Yes  No

Size / Location of Existing Water Main(s): 8" DI / E side of Akers Mill Rd

Additional Comments:

Developer may be required to install/upgrade water mains, based on fire flow test results or Fire Department Code. This will be resolved in the Plan Review Process.

\*\*\*\*\*

**SEWER COMMENTS:**

NOTE: Comments reflect only what facilities were in existence at the time of this review.

In Drainage Basin:  Yes  No  
At Development:  Yes  No

Approximate Distance to Nearest Sewer: On site

Estimated Waste Generation (in G.P.D.): A D F= +0 Peak= +0

Treatment Plant: Sutton

Plant Capacity:  Available  Not Available

Line Capacity:  Available  Not Available

Projected Plant Availabilitv:  0 - 5 years  5 - 10 years  over 10 years

Drv Sewers Required:  Yes  No

Off-site Easements Required:  Yes\*  No

\*If off-site easements are required, Developer must submit easements to CCWS for review/approval as to form and stipulations prior to the execution of easements by the property owners. All easement acquisitions are the responsibility of the Developer

Flow Test Required:  Yes  No

Letter of Allocation issued:  Yes  No

Septic Tank Recommended by this Department:  Yes  No

Subject to Health Department Approval:  Yes  No

Additional Comments: On site sewer is private. Capacity unknown.

Developer will be responsible for connecting to the existing County water and sewer systems, installing and/or upgrading all outfalls and water mains, obtaining on and/or offsite easements, dedication of on and/or offsite water and sewer to Cobb County, as may be required. Rezoning does not guarantee water/sewer availability/capacity unless so stated in writing by the Cobb County Water System. Permit issuances subject to continued treatment plant compliance with EPD discharge requirements.

APPLICANT: The Kroger Company

PETITION NO.: Z-41

PRESENT ZONING: PSC

PETITION FOR: RRC

\*\*\*\*\*

**STORMWATER MANAGEMENT COMMENTS**

FLOOD HAZARD:  YES  NO  POSSIBLY, NOT VERIFIED

DRAINAGE BASIN: Bert Adams Tributary FLOOD HAZARD INFO: Zone X

- FEMA Designated 100 year Floodplain Flood.
- Flood Damage Prevention Ordinance DESIGNATED FLOOD HAZARD.
- Project subject to the Cobb County Flood Damage Prevention Ordinance Requirements.
- Dam Breach zone from (upstream) (onsite) lake - need to keep residential buildings out of hazard.

WETLANDS:  YES  NO  POSSIBLY, NOT VERIFIED

Location: \_\_\_\_\_

- The Owner/Developer is responsible for obtaining any required wetland permits from the U.S. Army Corps of Engineer.

STREAMBANK BUFFER ZONE:  YES  NO  POSSIBLY, NOT VERIFIED

- Metropolitan River Protection Area (within 2000' of Chattahoochee River) ARC (review 35' undisturbed buffer each side of waterway).
- Chattahoochee River Corridor Tributary Area - County review (\_\_\_\_\_ undisturbed buffer each side).
- Georgia Erosion-Sediment Control Law and County Ordinance - County Review/State Review.
- Georgia DNR Variance may be required to work in 25 foot streambank buffers.
- County Buffer Ordinance: **50', 75', 100'** or 200' each side of creek channel.

**DOWNSTREAM CONDITION**

- Potential or Known drainage problems exist for developments downstream from this site.
- Stormwater discharges must be controlled not to exceed the capacity available in the downstream storm drainage system.
- Minimize runoff into public roads.
- Minimize the effect of concentrated stormwater discharges onto adjacent properties.
- Developer must secure any R.O.W required to receive concentrated discharges where none exist naturally
- Existing Lake Downstream \_\_\_\_\_.
- Additional BMP's for erosion sediment controls will be required.
- Lake Study needed to document sediment levels.
- Stormwater discharges through an established residential neighborhood downstream.
- Project engineer must evaluate the impact of increased volume of runoff generated by the proposed project on \_\_\_\_\_.



APPLICANT: The Kroger Company

PETITION NO.: Z-41

PRESENT ZONING: PSC

PETITION FOR: RRC

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**STORMWATER MANAGEMENT COMMENTS – Continued**

SPECIAL SITE CONDITIONS

- Provide comprehensive hydrology/stormwater controls to include development of out parcels.
- Submit all proposed site improvements to Plan Review.
- Any **spring activity** uncovered must be addressed by a qualified geotechnical engineer (PE).
- Structural fill \_\_\_\_\_ must be placed under the direction of a qualified registered Georgia geotechnical engineer (PE).
- Existing facility.
- Project must comply with the Water Quality requirements of the CWA-NPDES-NPS Permit and County Water Quality Ordinance.
- Water Quality/Quantity contributions of the existing lake/pond on site must be continued as baseline conditions into proposed project.
- Calculate and provide % impervious of project site.
- Revisit design; reduce pavement area to reduce runoff and pollution.

INSUFFICIENT INFORMATION

- No Stormwater controls shown \_\_\_\_\_
- Copy of survey is not current – Additional comments may be forthcoming when current site conditions are exposed.
- No site improvements showing on exhibit.

ADDITIONAL COMMENTS

1. The proposed fuel center is considered a water quality “hot-spot”. A water quality device that includes oil/water separation will be required to provide treatment for the new fuel center.

**APPLICANT:** The Kroger Company

**PETITION NO.:** Z-41

**PRESENT ZONING:** PSC

**PETITION FOR:** RRC

\*\*\*\*\*

**TRANSPORTATION COMMENTS**

The following comments and recommendations are based on field investigation and office review of the subject rezoning case:

ROADWAY	AVERAGE DAILY TRIPS	ROADWAY CLASSIFICATION	SPEED LIMIT	JURISDICTIONAL CONTROL	MIN. R.O.W. REQUIREMENTS
Akers Mill Road	15,900	Arterial	35	Cobb	100'
Cumberland Blvd	21,300	Arterial	35	Cobb	100'

*Based on [2005] traffic counting data taken by Cobb County DOT.*

**COMMENTS AND OBSERVATIONS**

Akers Mill Road is classified as an arterial and according to the available information the existing right-of-way may not meet the minimum requirements for this classification.

Cumberland Boulevard is classified as an arterial and according to the available information the existing right-of-way may not meet the minimum requirements for this classification.

The subject property is in close proximity to the Cumberland Transfer Center and multi-use trails along Cumberland Boulevard and Akers Mill Road. The applicant may consider providing safe and convenient pedestrian access from public trails and sidewalks to the building's entrances.

**RECOMMENDATIONS**

Recommend applicant be required to meet all Cobb County Development Standards and Ordinances related to project improvements.

Recommend applicant verify that minimum right-of-way is available for Akers Mill Road and Cumberland Boulevard and if it is not, recommend applicant consider entering into a development agreement pursuant to O.C.G.A. 36-71-13 for dedication of the following system improvements to mitigate traffic concerns: a) donation of right-of-way along Akers Mill Road and Cumberland Boulevard, a minimum of 50' from the roadway centerline.

Recommend applicant coordinate with Cobb County DOT prior to development plan approval to ensure compatibility with the Cumberland Boulevard improvement project (SPLOST 2016) including dedication of right-of-way and easements.

Per Section 402.08 of Cobb County development standards, driveways servicing developments shall provide uninterrupted ingress/egress to and from the site. The minimum distance required is measured from the street right-of-way line at the ingress/egress to the out edge of any interior service drive or parking space with direct access to such driveway as measured perpendicularly from the street. The Cumberland Boulevard access point may not meet the requirements of the Development Standards. Recommend applicant coordinate with Cobb County DOT prior to development plan approval to ensure compatibility of proposed fuel center location and interior service driveways.

## STAFF RECOMMENDATIONS

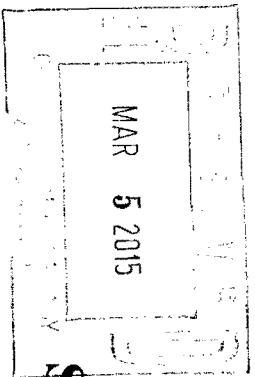
### Z-41 The Kroger Company

- A. It is Staff's opinion that the applicant's rezoning proposal will permit a use that is suitable in view of the use and development of adjacent and nearby properties. The applicant's proposal is located in an area dominated by commercial uses.
- B. It is Staff's opinion that the applicant's rezoning proposal will not have an adverse affect on the usability of adjacent or nearby property. The applicant's proposal would bring a grocery as well as fuel option to consumers in the vicinity of Cumberland Mall.
- C. It is Staff's opinion that the applicant's rezoning proposal will not result in a use which would cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools. This opinion can be supported by the departmental comments contained in this analysis.
- D. It is Staff's opinion that the applicant's rezoning proposal is in conformity with the policy and intent of the *Cobb County Comprehensive Plan*. Being delineated within a Regional Activity Center future land use area, subarea for Retail Services, the request further advances the goals of the *Plan* by providing for additional shopping opportunities to consumers within the surrounding area of Cumberland Mall.
- E. It is Staff's opinion that there are existing and changing conditions affecting the use and development of the property which give supporting grounds for approving the applicant's rezoning proposal. The applicant's proposal is consistent with the goals of the *Cobb County Comprehensive Plan* in that it brings an additional grocery as well as fuel center option to the existing Cumberland Mall. Being within an area already dominated by retail uses and adjacent to office and medium to high density housing options, the additional consumer choices would be a benefit to the area.

Based on the above analysis, Staff recommends **APPROVAL** subject to the following conditions:

- Site plan received by the Zoning Division on March 31, 2015;
- Building elevation and sign renderings received by the Zoning Division on March 5, 2015, with District Commissioner approving the final plans;
- Sewer and Water Division Comments and Recommendations;
- Stormwater Management Division Comments and Recommendations;
- Fire Department Comments and Recommendations;
- Department of Transportation Comments and Recommendations; and
- Owner/developer to enter into a Development Agreement pursuant to O.C.G.A. §36-71-13 for dedication of system improvements to mitigate traffic concerns.

The recommendations made by the Planning and Zoning Staff are only the opinions of the Planning and Zoning Staff and are by no means the final decision. The Cobb County Board of Commissioners makes the final decisions on all Rezoning and Land Use Permits at an advertised public hearing.



# Summary of Intent for Rezoning [\*]

.....  
**Part 1. Residential Rezoning Information (attach additional information if needed)**

- a) **Proposed unit square-footage(s):** \_\_\_\_\_
- b) **Proposed building architecture:** \_\_\_\_\_
- c) **Proposed selling prices(s):** \_\_\_\_\_
- d) **List all requested variances:** \_\_\_\_\_

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

.....  
**Part 2. Non-residential Rezoning Information (attach additional information if needed)**

- a) **Proposed use(s):** Kroger Grocery Store & Fuel Center.
- b) **Proposed building architecture:** Consistent with the architectural renderings/elevations being provided contemporaneously herewith.
- c) **Proposed hours/days of operation:** 6:00 a.m. until 11:00 p.m., 7 days per week.

- d) **List all requested variances:** All requests for contemporaneous variances are included on the Site Plan submitted contemporaneously herewith; including building setbacks, parking ratios, landscaping requirements, signage and lot coverage.

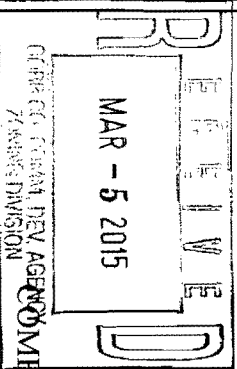
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**Part 3. Other Pertinent Information (List or attach additional information if needed)**

The subject property is located within the confines of the Cumberland/Galleria Regional Activity Center ("RAC") and in a sub-area denominated for retail services and also situated within the confines of the Cumberland Community Improvement District ("CCID") which contemplates the type of utilization of the subject property proposed.

**Part 4. Is any of the property included on the proposed site plan owned by the Local, State, or Federal Government?**  
(Please list all Right-of-Ways, Government owned lots, County owned parcels and/or remnants, etc., and attach a plat clearly showing where these properties are located).      N/A

.....  
 [\*] The Applicant reserves the right to modify or revise this Summary of Intent for Rezoning during the pendency of the Application.

**ZONING IMPACT STATEMENT FOR THE REZONING APPLICATION  
OF THE KROGER CO.**



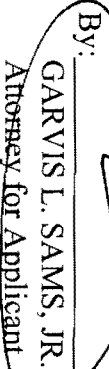
Cobb County Planning Division, Cobb County Planning Commission, and Cobb County Board of Commissioners NOW, The Kroger Co., and, pursuant to §3-28-8.1(7) of the Cobb County Zoning Ordinance, files this its Zoning Impact Statement, as follows:

- A. The zoning proposal will permit a use of the property which is suitable in the context of development and existing zonings along this section of the U. S. Highway 41 (Cobb Parkway)/Akers Mill Road and Cumberland Boulevard Corridors.
- B. The zoning proposal will have no adverse effect or impact upon the existing uses or usability of adjacent or nearby properties, the totality of which are commercial, retail or offices.
- C. The subject property to be affected by the zoning proposal has a declining economic use as currently zoned in that the fair market value of same falls below the range of values of similarly zoned and situated properties with equivalent utility. Additionally, the present owner of the subject property is suffering a significant economic detriment by virtue of the continuation of the present zoning classification of PSC.

- D. The zoning proposal will have no adverse impact upon the existing County infrastructure including, but not limited to, existing streets, transportation facilities, utilities or schools.
- E. The zoning proposal is consistent with those uses and purposes contemplated under Cobb County's Comprehensive Land Use Plan and Future Land Use Map with the subject property lying and being in a Regional Activity Center (RAC) and within a sub-area denominated for retail use.
- F. There is no substantial relationship between the existing zoning classification of PSC which limits the property in terms of its present utilization and the public health, safety and general welfare. Additionally, considered in the context of development along this section of the U. S. Highway 41 (Cobb Parkway)/Akers Mill Road and Cumberland Boulevard Corridors, there are no established land use planning principles or political considerations which would adversely affect the zoning proposal.

Respectfully submitted, this the 5<sup>th</sup> day of March, 2015.

SAMS, LARKIN, HUFF & BALLI, LLP

By:   
GARVIS L. SAMS, JR.  
Attorney for Applicant  
Ga. Bar No. 623950

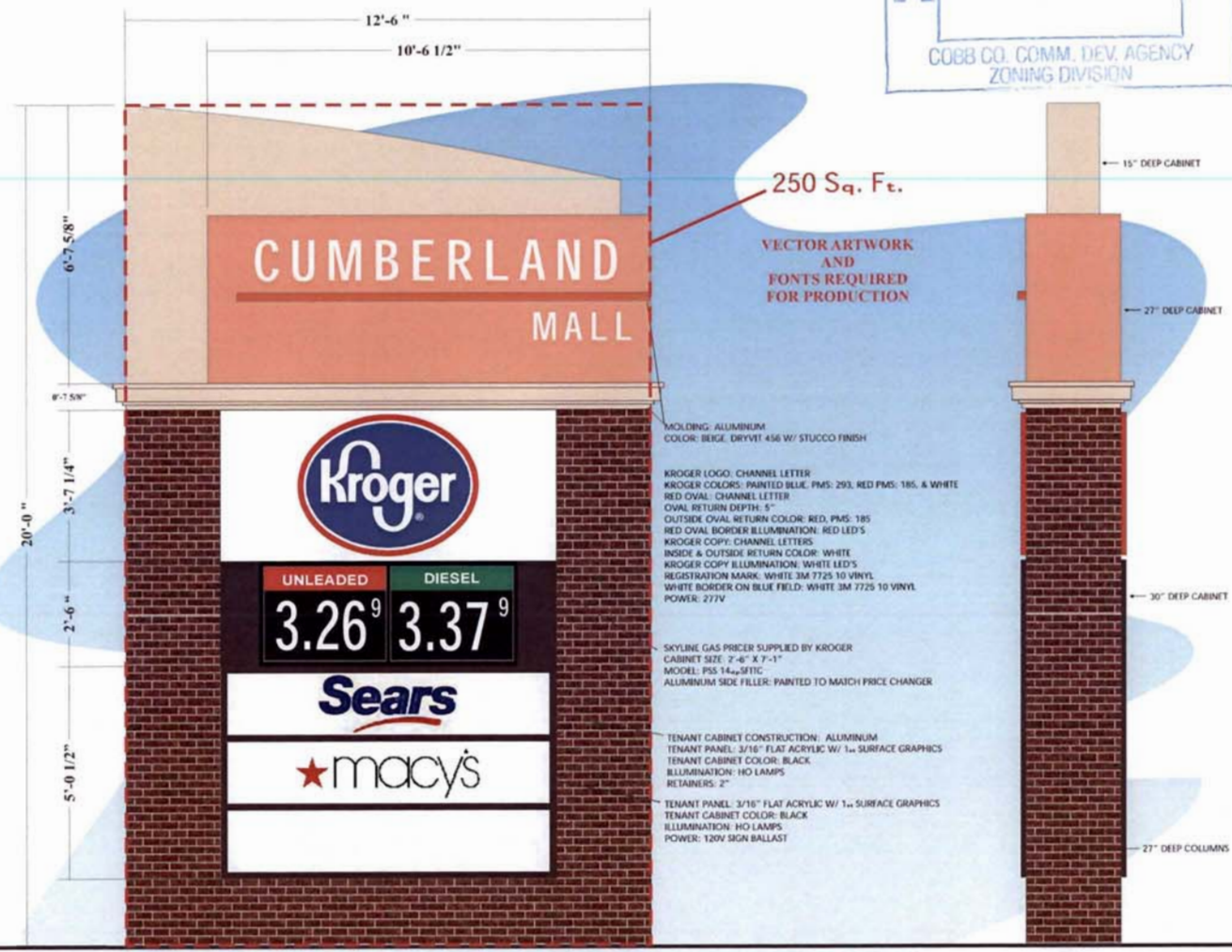
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MAR 5 2015  
COBB CO. COMM. DEV. AGENCY  
ZONING DIVISION



Z-41 (2015)  
Elevations



20' MONUMENT



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 125 HILLSIDE DRIVE • GREENVILLE SC 29607  
 P 800 333 9132 • F 864 242 2204  
 www.hiltondisplays.com

**QID 14-25495**

**JOB NAME:**

Kroger

**LOCATION:**

Marietta GA

**CUSTOMER CONTACT:**

Kroger

**SALESMAN / PM**

Coletta Manganello

**DESIGNER:**

Jesse Black

**DWG. DATE:**

08-28-14

**REV. DATES:**

9-2-14 BS

**SCALE:**

3/8" = 1'

**FILE:**

2014/Kroger/Marietta GA/

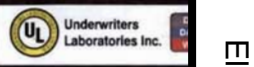
14-25495/KGR Marietta GA

**DESIGN SPECIFICATIONS ACCEPTED BY:**

EST: CLIENT:

SLS/PA: LANDLORD:

THE INTENT OF THIS DRAWING IS TO SHOW A CONCEPTUAL REPRESENTATION OF THE PROPOSED SIGNAGE. DUE TO VARIATIONS IN PRINTING DEVICES AND SURFACES, THE FINISHED PRODUCT MAY DIFFER SLIGHTLY FROM THIS REPRESENTATION.

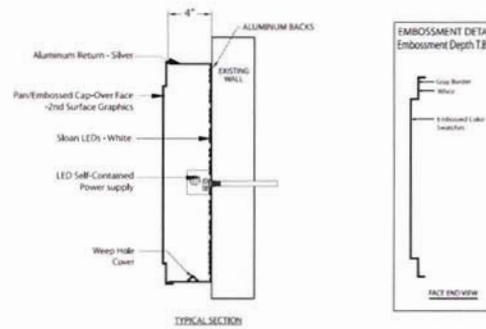
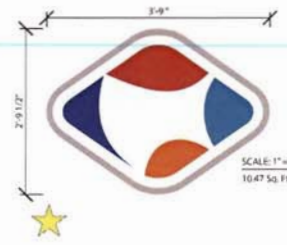
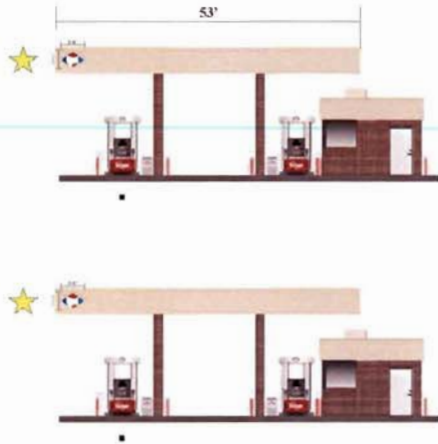


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Z-41 (2015)  
 Elevations

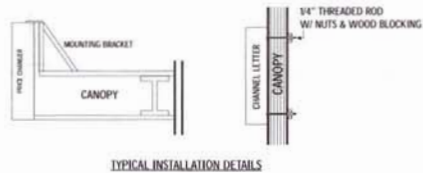


Kroger Illuminated Canopy Icon - Self-Contained - Large  
Qty. 2



Pan Formed Polycarbonate  
Face - Embossed Graphics

- PMS 2726 C
- PMS 485 C
- PMS 3135 C
- PMS 1375 C
- PMS COOL GRAY 4C
- PMS 877 C



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www.hiltondisplays.com

**QID 14-25495**

JOB NAME:

Kroger

LOCATION:

Marietta GA

CUSTOMER CONTACT:

Kroger

SALESMAN / PM

Colette Manganetto

DESIGNER:

Jesse Black

DWG. DATE:

08-28-14

REV. DATES:

X-XX-XX

SCALE:

Not To Scale

FILE:

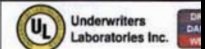
2014/Kroger/Marietta GA/  
14-25495/KGR Marietta GA

DESIGN SPECIFICATIONS ACCEPTED BY:

EST. CLIENT:

SLSPA: LANDLORD:

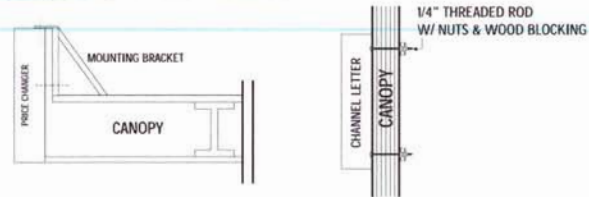
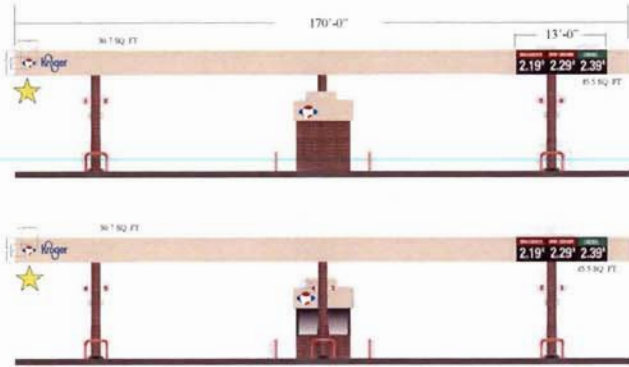
THE INTENT OF THIS DRAWING IS TO SHOW A CONCEPTUAL REPRESENTATION OF THE PROPOSED SIGN. VARIATIONS IN PRINTING DEVICES AND SIGN FINISHED PRODUCT MAY DIFFER SLIGHTLY FROM THIS REPRESENTATION.



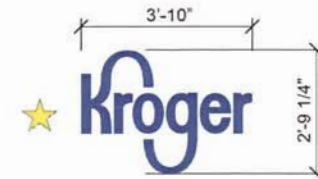
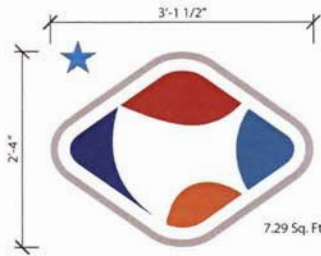
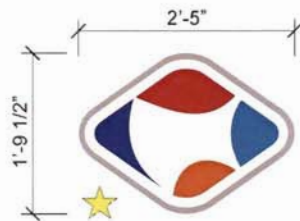
Z-41 (2015)  
Elevations

Kroger Illuminated Canopy Icon - Self-Contained - Small

Qty. 2

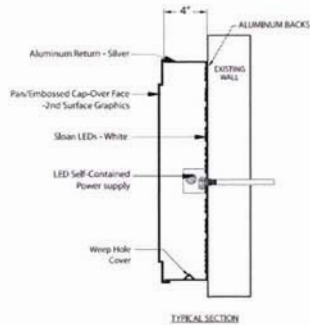


TYPICAL INSTALLATION DETAILS

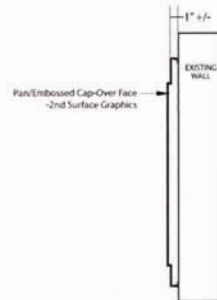


Pan Formed Polycarbonate Face - Embossed Graphics

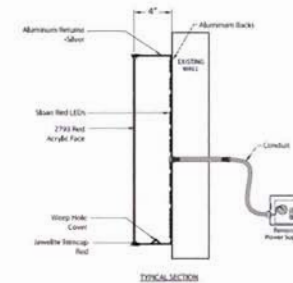
- PMS 2726 C
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TYPICAL SECTION



TYPICAL SECTION



TYPICAL SECTION

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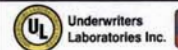
2014/Kroger/Marietta GA/  
 14-25495/KGR Marietta GA

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EST: CLIENT:

SLS/PA: LANDLORD:

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Z-41 (2015)  
 Elevations