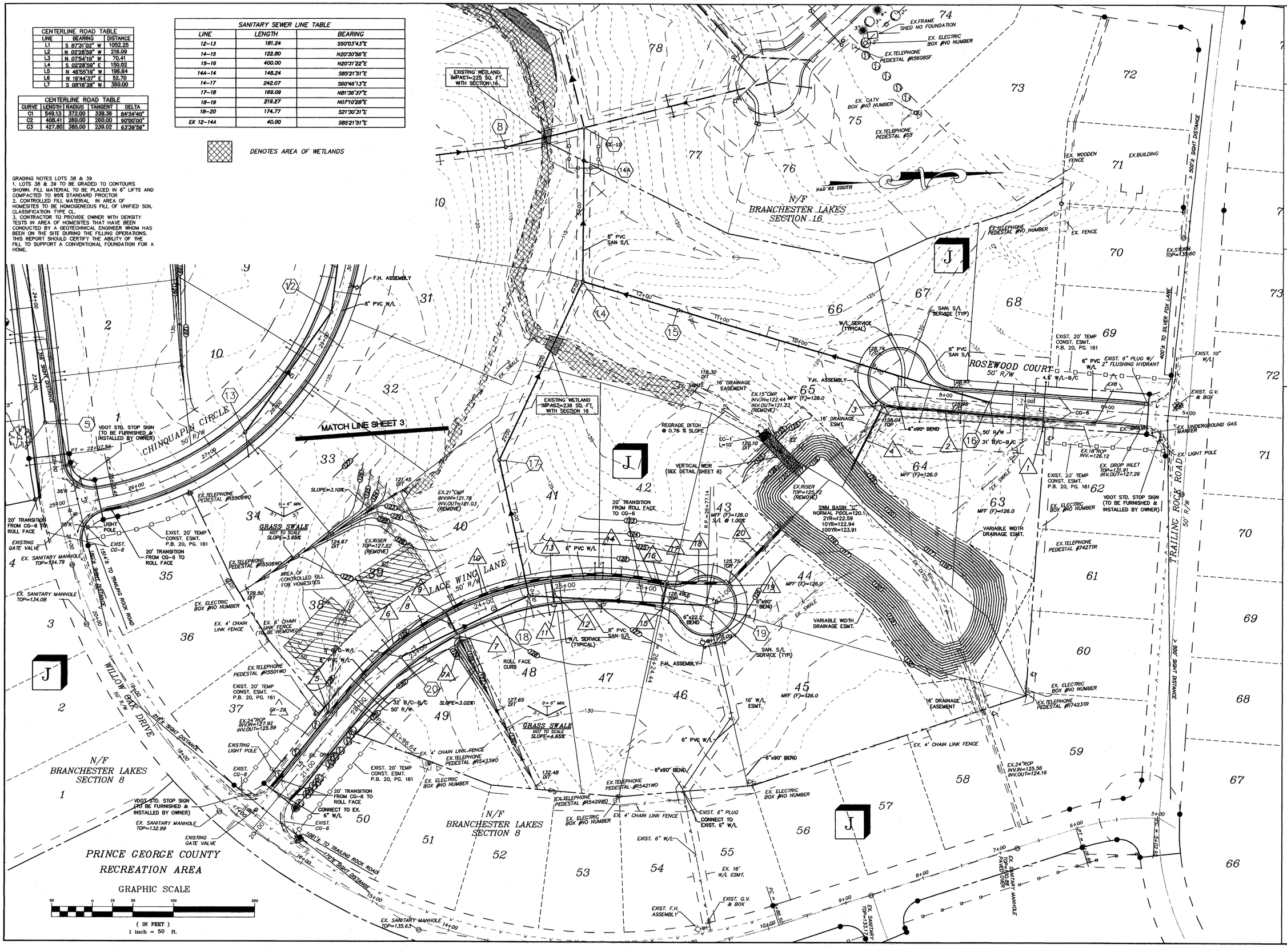
CENTERLINE ROAD TABLE		
LINE	BEARING	DISTANCE
L1	S 87°31'02" W	1052.25
L2	N 02°28'59" W	216.09
L3	N 07°54'19" W	70.41
L4	S 02°28'59" E	150.02
L5	N 46°55'19" W	196.64
L6	N 16°44'37" E	52.70
L7	S 08°16'38" W	380.00

CENTERLINE ROAD TABLE				
CURVE	LENGTH	RADIUS	TANGENT	DELTA
C1	549.13	372.00	338.36	84°34'40"
C2	408.41	260.00	260.00	90°00'00"
C3	427.80	385.00	239.02	63°39'56"

SANITARY SEWER LINE TABLE		
LINE	LENGTH	BEARING
12–13	181.24	S50°03'43"E
14–15	122.80	N20°30'56"E
15–16	400.00	N20°31'22"E
14A–14	148.24	S85°21'51"E
14–17	242.07	S60°46'13"E
17–18	169.09	N81°36'37"E
18–19	219.27	N07°10'28"E
18–20	174.77	S21°30'31"E
EX 12–14A	40.00	S85°21'51"E

DENOTES AREA OF WETLANDS

GRADING NOTES LOTS 38 & 39
1. LOTS 38 & 39 TO BE GRADED TO CONTOURS SHOWN. FILL MATERIAL TO BE PLACED IN 6" LIFTS AND COMPACTED TO 95% STANDARD PROCTOR
2. CONTROLLED FILL MATERIAL IN AREA OF HOMESITES TO BE HOMOGENEOUS FILL OF UNIFIED SOIL CLASSIFICATION TYPE CL.
3. CONTRACTOR TO PROVIDE OWNER WITH DENSITY TESTS IN AREA OF HOMESITES THAT HAVE BEEN CONDUCTED BY A GEOTECHNICAL ENGINEER WHOM HAS BEEN ON THE SITE DURING THE FILLING OPERATIONS. THIS REPORT SHOULD CERTIFY THE ABILITY OF THE FILL TO SUPPORT A CONVENTIONAL FOUNDATION FOR A HOME.



COMMONWEALTH OF VIRGINIA
DENRICK A. JOHNSON
No. 24761
PROFESSIONAL ENGINEER
7-15-03

VIRGINIA | NORTH CAROLINA | WEST VIRGINIA
THIS DRAWING PREPARED AT THE PRINCE GEORGE OFFICE
4260 Crossings Blvd | Prince George, VA 23875
TEL 804.541.6600 FAX 804.751.0798 www.timmons.com

YOUR VISION ACHIEVED THROUGH OURS.

Site Development | Residential | Infrastructure | Technology

DATE	REVISION DESCRIPTION
3-28-03	COUNTY COMMENTS
7-15-03	COUNTY COMMENTS

DATE	28 JAN 2003
DRAWN BY	B.CRUTCHFIELD
DESIGNED BY	B.CRUTCHFIELD
CHECKED BY	D. JOHNSON
SCALE	1"=50'

TIMMONS GROUP

BRANCHESTER LAKES - SECTION 17

BLAND DISTRICT * PRINCE GEORGE COUNTY, VIRGINIA

DEVELOPMENT PLAN

JOB NO. 20446

SHEET NO. 4

These plans and associated documents are the exclusive property of TIMMONS GROUP and may not be reproduced in whole or in part and shall not be used for any purpose whatsoever, inclusive, but not limited to construction, bidding, and/or construction staking without the express written consent of TIMMONS GROUP.