FORT HAYES COMMONS CONDOMINIUMS

FORT HAYES COURT EXTENSION

ZONING R-2 CONDITIONAL USE

RIVES DISTRICT PRINCE GEORGE COUNTY VIRGINIA

GENERAL NOTES

- 1. ALL CONSTRUCTION METHODS AND MATERIALS SHALL CONFORM WITH THE CURRENT VIRGINIA DEPARTMENT OF HIGHWAYS AND TRANSPORTATION EDITION OF ROADS DESIGNS AND STANDARDS AND ROAD AND BRIDGE SPECIFICATIONS.
- 2. SUBDIVISION GENERAL CONTRACTOR SHALL GRADE LOTS AS SHOWN BY PROPOSED CONTOURS TO PRECLUDE THE PUDDLING OF WATER.
- 3. ALL STORM CULVERTS TO HAVE METHOD "A" BEDDING STD PB-1.
- 4. ALL STORM CULVERTS SHALL BE CLASS III UNLESS OTHERWISE NOTED.
- 5. STEPS SHALL BE PLACED IN ALL DROP INLETS DEEPER THAN 4'.
- 6. ALL MATERIALS AND CONSTRUCTION METHODS SHALL BE APPROVED BY THE COUNTY ENGINEER OR AUTHORIZED REPRESENTATIVE BEFORE INSTALLATION.
- 7. ALL UTITITY AND STORM SEWER TRENCHES IN ROADWAY AREAS SHALL BE BACKFILLED WITH SELECT MATERIAL.
- 8. THE COUNTY ENGINEER SHALL BE NOTIFIED 24 HOURS IN ADVANCE OF THE WORK TO BE STARTED SO THAT AN AUTHORIZED REPRESENTATIVE OF THE COUNTYENGINEER MAY BE ASSIGNED TO MAKE ANY AND ALL NECESSARY INSPECTIONS OF THE WORK PERFORMED.
- 9. COUNTY INSPECTOR SHALL BE NOTIFIED 24 HOURS IN ADVANCE OF ANY CLEARING AND GRUBBING.
- 10. CONSTRACTOR SHALL CALL FOR COUNTYINSPECTOR PRIOR TO PLACING BACKFILL FOR INSPECTION OF ALL PIPE LINE INSTALLATIONS.
 BACKFILLING OF TRENCHES SHALL BE LAYERS OF NO GREATER THAN SIX INCHES (6") AND COMPACTED TO 95% DENSITY. WHERE UNSUITABLE MATERIAL IS ENCOUNTERED, IT SHALL BE REMOVED AND REPLACED WITH SUITABLE MATERIAL FOR COMPACTION.
- 11. CONTRACTOR SHALL NOTIFY THE INSPECTOR AT LEAST 24 HOURS BEFORE PLACING BASE STONE SO THE SUBGRADE MAY BE INSPECTED AND 24 HOURS BEFORE PLACING SURFACE COURSE SO THE INSPECTOR WILL BE ON SITE.
- 12. ROADWAY BASE MUST BE APPROVED BY THE COUNTY ENGINEER AND VOOT FOR DEPTH, TEMPLATE, COMPACTION AND GRADATION BEFORE SURFACE IS APPLIED.
- 13. WHEN ALL INPROVEMENTS ARE COMPLETED, ALL DRAINAGE AND SANITARY SEWER LINES ARE FLUSHED AND CLEAN OF FOREIGN MATTER AND ALL CURB AND GUTTERS AND STREETS ARE CLEAN AND FREE OF DIRT AND DEBRIS, THE SUBDIVIDER SHALL NOTIFY THE ENGINEER TO MAKE FINAL INSPECTION. A REPRESENTATIVE OF THE OWNER/DEVELOPER SHALL BE PRESENT AT THE FINAL INSPECTION.

- 14. CONTRACTOR SHALL NOTIFY "MISS UTILITY" BEFORE BEGINNING ANY EXCAVATION 1-800-552-7001.
- 15. ANY AND ALL PAVEMENT WHICH HAS BEEN REMOVED OR DISTURBED BY THE CONTRACTOR WILL BE REPLACED BY SAME AT NO EXTRA COST TO THE DEVELOPER, IN A NEAT AND WORKMANLIKE MANNER.
- 16. VIRGINIA DEPARTMENT OF HIGHWAYS STANDARD IS-1 SHALL BE USED IN ALL MANHOLES AND DROP INLETS.
- 17. THE LOCATION OF EXISTING UTILITIES, STORM SEWERS, SANITARY SEWERS, GAS LINES, WATER LINES, ELECTRICAL LINES AND TELEPHONE LINES EITHER UNDERGROUND AND/OR OVERHEAD ACROSS OR ALONG THE LINE OF PROPOSED WORK ARE NOT NECESSARILY SHOWN ON THE PLANS AND WHERE SHOWN ARE APPROXIMATE ONLY. THE CONTRACTORS SHALL ON HIS OWN INITIATIVE AND AT NOT EXTRA COST LOCATE ALL UNDERGROUND LINES AND STRUCTURES AS NECESSARY. NO CLAIMS FOR DAMAGES OR EXTRA COMPENSATION SHALL ACCRUE TO THE CONTRACTOR FROM THE PRESENCE OF SUCH PIPES OR OTHER OBSTRUCTIONS OR FROM ANY DELAY DUE TO THE REMOVAL OR REARRANGEMENT OF SAME.
- 18. ENTIRE RIGHT-OF-WAY TO BE CLEARED AND GRUBBED.
- 19. STRAW BALES SHALL BE PLACED AROUND EACH DROP INLET UNDER CONSTRUCTION AND OTHER EROSION CONTROL METHODS SHALL BE USED AS OUTLINED AND/OR REQUIRED BY THE COUNTY ENGINEER.
- 20. ALL DENUDED AREAS SHALL BE SEEDED AND MULCHED WITHIN 15 DAYS OF DISTURBANCE IN ACCORDANCE WITH THE FOLLOWING SCHEDULE:
- A. 100 LB. PER 1,000 SQ. FT. GROUND LIMESTONE OR EQUIVALENT.
 NO SOIL TEST REQUIRED FOR INITIAL ESTABLISHMENT.
 B. 25 LB OF 5-20-10 FERTILIZER OR EQUIVALENT PER 1.000 SQ FT
- 25 LB OF 5-20-10 FERTILIZER OR EQUIVALENT PER 1,000 SQ FT VARIETIES TO BE SEEDED:
 1. SPRING SEEDING MARCH 1 THRU MAY 1; MIXTURE #5 AT
- 1 LB. PER 1,000 SQ. FT. 2. SUMMER SEEDING - MAY 1 THRU AUGUST 1; MIXTURE #4 AT
- 1-1/2 LBS. PER 1,000 SQ. FT.

 3. AUTUMN SEEDING AUGUST 1 THRU OCTOBER 1; MIXTURE #5

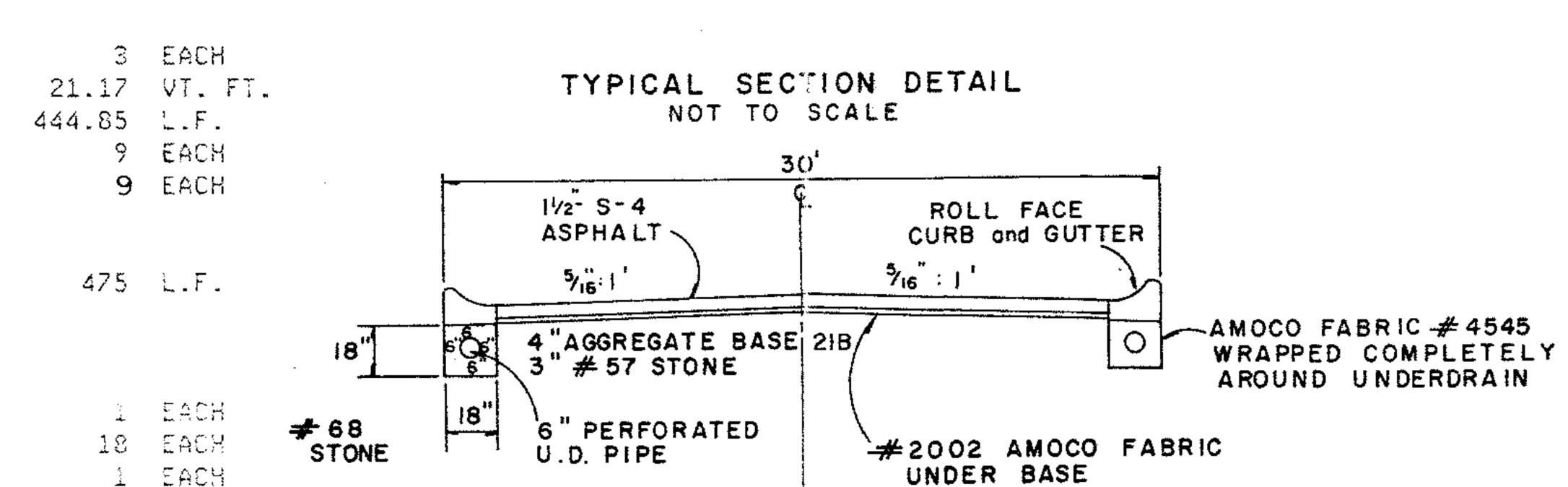
 AT 1 LB. PER 1,000 SQ. FT.
- 4. MULCH 80 LB. STRAW PER 1,000 SQ. FT. OR ASPHALT MULCH
 10 GAL. PER 1,000 SQ. FT.
 5. ALL SEEDING MUST BE MULCHED.
- D. FOR SEEDING MIXTURES REFER TO V.E. & S.C.H.
- 21. ALL RADII ON THE RETURNS ARE TO THE BACK OF CURB.

MATERIAL LIST

SANITARY SEWER
STANDARD MANHOLE FRAME & COVER
48" MANHOLE (VT. FT.)
8" PVC SEWER PIPE
8" x 6" TEES
6" SERVICE W/WYE

6" PVC WATERLINE

FIRE HYDRANT ASSEMBLY SERVICE TIE-IN TO EXISTING LINE



FABRIC # 4545
FD COMPLETELY

BLIND CAP

REDUCER

HOUSE CONNECTION

EXISTING SANITARY SEWER

PROPOSED SANITARY SEWER

PROPOSED MANHOLE

EXISTING MANHOLE

HOUSE CONNECTION

BORE CROSSING

OWNER/DEVELOPER

SLAYBAUGH CONSTRUCTION, CO., INC. P.O. BOX 2105 1417-27 W. WASHINGTON STREET PETERSBURG, VIRGINIA 23804

(804) 732 - 9124

Conditionally Approved for Construction on lite 24.25, 26 & 27 only

ALL WORK SUBJECT TO INSPECTION BY COUNTY ENGINEER RELEASED FOR CONSTRUCTION

REVISIONS 11/27/89 1/24/90 SEPTEMBER 28, 1987 SCALE

DRAWN BY
MLS RTT LJT
CHECKED BY

TOW

F.B. #
8324(29-39), 8717(63-65)