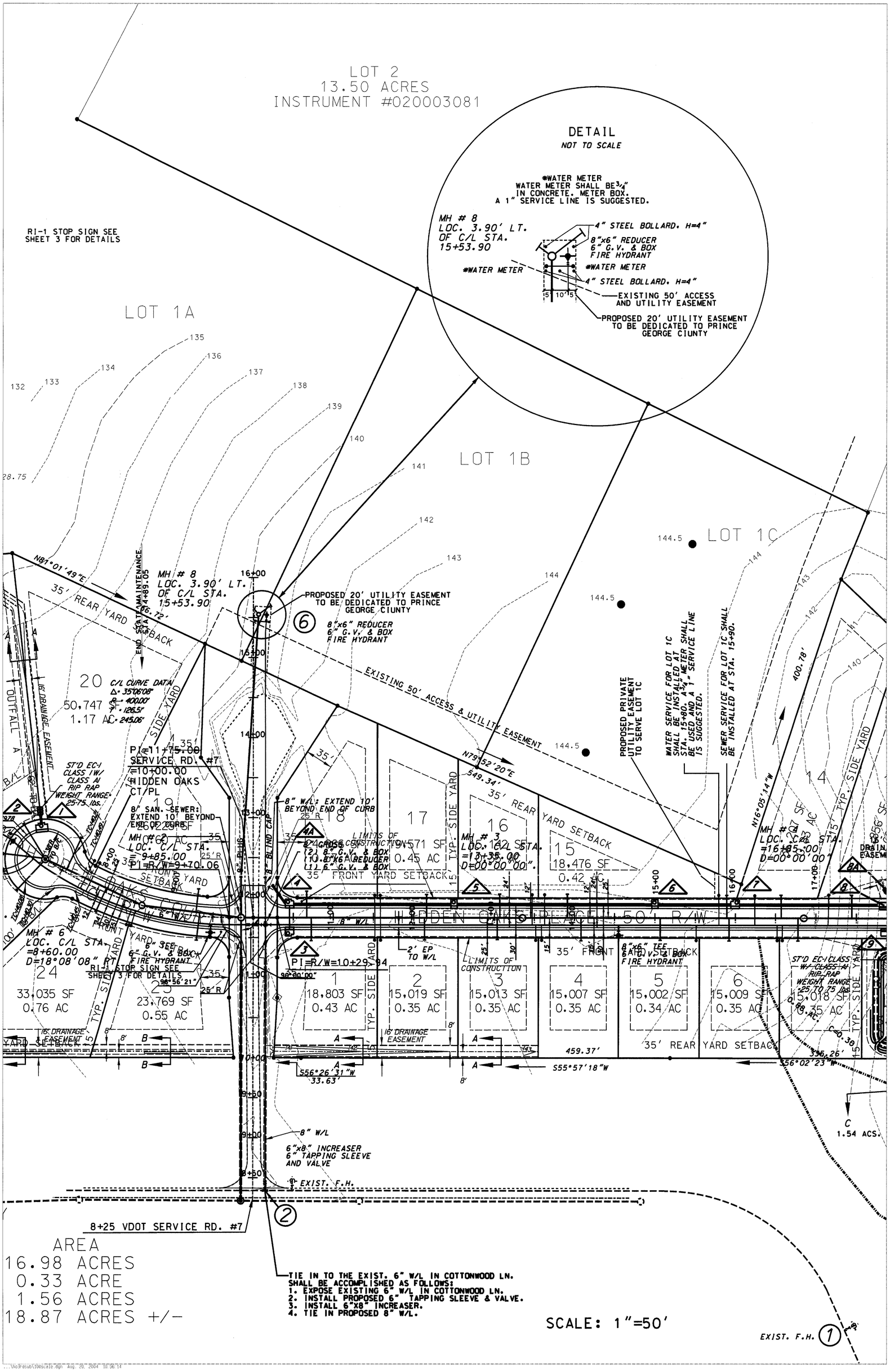
LOT 2
13.50 ACRES
INSTRUMENT #020003081
DETAIL
NOT TO SCALE
*WATER METER
WATER METER SHALL BE 3/4"
IN CONCRETE. METER BOX.
A 1" SERVICE LINE IS SUGGESTED.
MH # 8
LOC. 3.90' LT.
OF C/L STA.
15+53.90
4" STEEL BOLLARD. H=4"
8"x6" REDUCER
6" G.V. & BOX
FIRE HYDRANT
*WATER METER
*WATER METER
4" STEEL BOLLARD. H=4"
EXISTING 50' ACCESS
AND UTILITY EASEMENT
PROPOSED 20' UTILITY EASEMENT
TO BE DEDICATED TO PRINCE
GEORGE CIUNTY
RI-1 STOP SIGN SEE
SHEET 3 FOR DETAILS
LOT 1A
LOT 1B
LOT 1C
PROPOSED 20' UTILITY EASEMENT
TO BE DEDICATED TO PRINCE
GEORGE CIUNTY
8"x6" REDUCER
6" G.V. & BOX
FIRE HYDRANT
EXISTING 50' ACCESS & UTILITY EASEMENT
PROPOSED PRIVATE
UTILITY EASEMENT
TO SERVE LOT 1C
WATER SERVICE FOR LOT 1C
SHALL BE INSTALLED AT
STA. 15+80. A METER SHALL
BE USED AND A 1" SERVICE LINE
IS SUGGESTED.
SEWER SERVICE FOR LOT 1C SHALL
BE INSTALLED AT STA. 15+90.
35' REAR YARD SETBACK
35' FRONT YARD SETBACK
HIDDEN OAKS PLACE 50' R/W
SERVICE RD. #7
HIDDEN OAKS
CT/PL
8" W/L: EXTEND 10'
BEYOND END OF CURB
LIMITS OF
CONSTRUCTION
8"x6" TEE
6" G.V. & BOX
FIRE HYDRANT
16' DRAINAGE
EASEMENT
OUTFALL A
ST'D EC-1
CLASS IW/
CLASS A1
RIP RAP
WEIGHT RANGE:
25-75 lbs.
ST'D EC-1 CLASS
W/ CLASS A1
RIP RAP
WEIGHT RANGE
25 TO 75 lbs.
8" W/L
6"x8" INCREASER
6" TAPPING SLEEVE
AND VALVE
EXIST. F.H.
8+25 VDOT SERVICE RD. #7
TIE IN TO THE EXIST. 6" W/L IN COTTONWOOD LN.
SHALL BE ACCOMPLISHED AS FOLLOWS:
1. EXPOSE EXISTING 6" W/L IN COTTONWOOD LN.
2. INSTALL PROPOSED 6" TAPPING SLEEVE & VALVE.
3. INSTALL 6"x8" INCREASER.
4. TIE IN PROPOSED 8" W/L.
SCALE: 1"=50'
EXIST. F.H.
AREA
16.98 ACRES
0.33 ACRE
1.56 ACRES
18.87 ACRES +/-