

SUBDIVISION AND SITE CONSTRUCTION PLAN GENERAL NOTES

- All materials and construction within the public right of way shall be in accordance with current Virginia Department of Transportation's specifications and standards.
- 2. Land Use Permits (LUP-A) must be obtained from the Virginia Department of Transportat ion prior to beginning any construction within the existing state maintained right of way (including access).
- VDOT is to receive written notification 48 hours prior to commencing with initial construction activities. Prior to any construction, the contract or shall consult the engineer and verify the approval of the plans by all applicable federal, state and local agencies.
- 5. Preliminary design of the pavement structure for all subdivision streets shall be in accordance with the current edition of The Pavement Design Guide for Subdivision and Secondary Roads in Virginia. The completed design worksheet appendix IV shall be included with the initial plan submittal for each proposed pavement section utilizing the predicted soil support value shown in appendix 1 of The Pavement Design Guide.
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 The contractor shall verify the elevations of all points of connection or proposed work to existing curbs, sanitary lines, water lines, etc., prior to construction.
- Upon discovery of soils that are unsuitable for foundations, s ubgrades, or other roadway construction purposes, the contractor shall immediately contact a geotechnical engineer and VDOT. These areas shall be excavated below plan grade as directed by the geotechnical engineer, backfilled with suitable material and compacted in accordance with current VDOT specifications.
- All storm sewer design and construction to be in accordance with VDOT I & I LD -94 (D) 121.14.

 All storm sewer pipe shall be reinforced tongue and groove concrete pipe in accordance with ASTM -C-76.
- Pipe within the right of way shall be a minimum CL-III or greater in accordance with current VDOT standards and specifications.

 All pre-cast units shall be VDOT approved. Certification and VDOT stamp will be required on all units.
- All concrete shall be class A3-AE (air entrained 3,000 PSI).

 All entrances are to be designed and constructed in accordance with current VDOT standards. Residential lot access shall be provided per the following criteria:
- All driveway entrance culverts are to be 15" diameter x 20' long pipe and shall conform to PE-1 private
- entrance standards unless otherwise directed by the Resident Engineer. No entrance culverts are to be installed within five (5) feet of a property corner.
- VDOT standard CG-9D entrances shall be installed in cur b and gutter neighborhoods.
 Contact VDOT for inspection 48 hours prior to entrance installation.
- The developer is responsible for furnishing and installing stop signs at street intersections—and all regulatory signage per the Manual of Uniform Traffic Cont rol Devices.

 14. Design changes, specified materials changes and/or field changes from the approved plans need to be re-
- submitted to VDOT prior to proceeding with the work. A letter of explanation shall accompany the revised plans and/or drainage calculations, which must be submitted, to VDOT for review and approval by the Resident Engineer.

 5. Contractor shall verify location and elevation of all underground utilities shown on plans in areas of

construction prior to starting work. Contact engineer immediately i f location or elevation is different from

that shown on plan. If there appears to be a conflict, and/or upon discovery of any utility not shown on this

plan, call Miss Utility of Central Virginia at 1-800-552-7001. The developer shall be responsible for the relocation of any utility within existing and/or proposed right of way required by the development.

All streetlights shall be located a minimum of 9.5' from the edge of pavement on curb and gutter streets and/or located a minimum of 5.5' behind the dit ch line on open ditch streets.

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- All roadside ditches shown as paved on plans are to be paved in accordance with the standard typical section as shown on the plans. Generally, all ditches with slopes exceeding 5% or less than 0.75% shall be paved unless otherwise directed by the Resident Engineer. Any additional paving of the ditches, other than those shown on the road plans will be determined prior to acceptance of the roads into the VDOT secondary road system.
- 18. VDOT approval of construction plans does not preclude the right to require additional facilities as deemed necessary for acceptance of the roads into the VDOT Secondary Road System.
- 19. VDOT approval of these plans will expire five (5) years from the date of approval.

 20. VDOT shall have performed the required field inspection (proof roll) prior to placement of the aggregate base course(s). Contact VDOT for subgrade inspection 48 hours prior to scheduling placement of aggregate base
- A prime coat seal between the aggregate base and bituminous concrete will be required at a rate of 0.30 gallons per square yard (REC-250 Prime Coat) per VDOT standards and specifications.
- The scheduling of aggregate base installation and subsequent paving activities shall accommodate forecast weather conditions per Section 315 of The Road and Bridge Specifications.
- VDOT shall have approved the aggregate base course(s) for depth, template and performed the required field inspection (proof roll) prior to placement of any surface course(s). Contact VDOT for inspection of the aggregate base course(s) 48 hours prior to application of the surface course(s).
 An actual copy of the complete CBR report is to be submitted to VDOT in conjunction with final pavement
- designs. All pavement design recommendations shall be performed in accordance with the current edition of The Pavement Design Guide for Subdivision and Secondary Roads in Virginia.
- A geotechnical engineer is to ascertain cause and certify recommended method of repair for all pavement structural failures prior to state a cceptance.
 All vegetation and organic material is to be removed from the right of way limits prior to conditioning of the
- subgrade.

 All materials shall be in accordance with the VDOT Road and Bridge Specifications and Road and Bridge
- Standards.

 28. Dry gutter is not allowed in VDOT right of way.
- 29. The developer will be responsible for the design costs of any traffic signal installation and/or modification under an account receivable with VDOT. Actual construction shall be performed by VDOT approved contractor and VDOT inspection costs handled under the same accounts receivable.
- 30. The necessity and locations for additional VDOT standard underdrains to be determined at time of subgrade inspection.
- Approval of a detailed construction sequencing/maintenance of traffic narrative for the work zone is a prerequisite for issuance of a Land Use Permit allowing access to and construction within VDOT maintained right-of-way
- VDOT shall be provided documentation by a geotechnical engineer, certifying that all in -place pavements meet or exceed the approved pavement design thickness prior to state acceptance.

 The establishment of a temporary vegetative cover is required on all denuded areas that are not to be fine
- The establishment of a temporary vegetative cover is required on all denuded areas that are not to be fine graded for periods longer than 30 days.
- 34. No structure shall be constructed on state maintained rights of way unless said structures are shown on road construction plans approved by VDOT or such structures are covered by a VDOT Land Use Permit (or by a letter of intent from the Resident Engineer to issue said permit at the time of state acceptance).

 35. A modified construction entrance shall be installed on each individual lot prior to any lot grading and/or home.
- 35. A modified construction entrance shall be installed on each individual lot prior to any lot grading and/or home construction activities and shall be adequately maintained until all construction traffic areas within the lot have been stabilized.

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EX. PAVEMENT

EX. GROUND

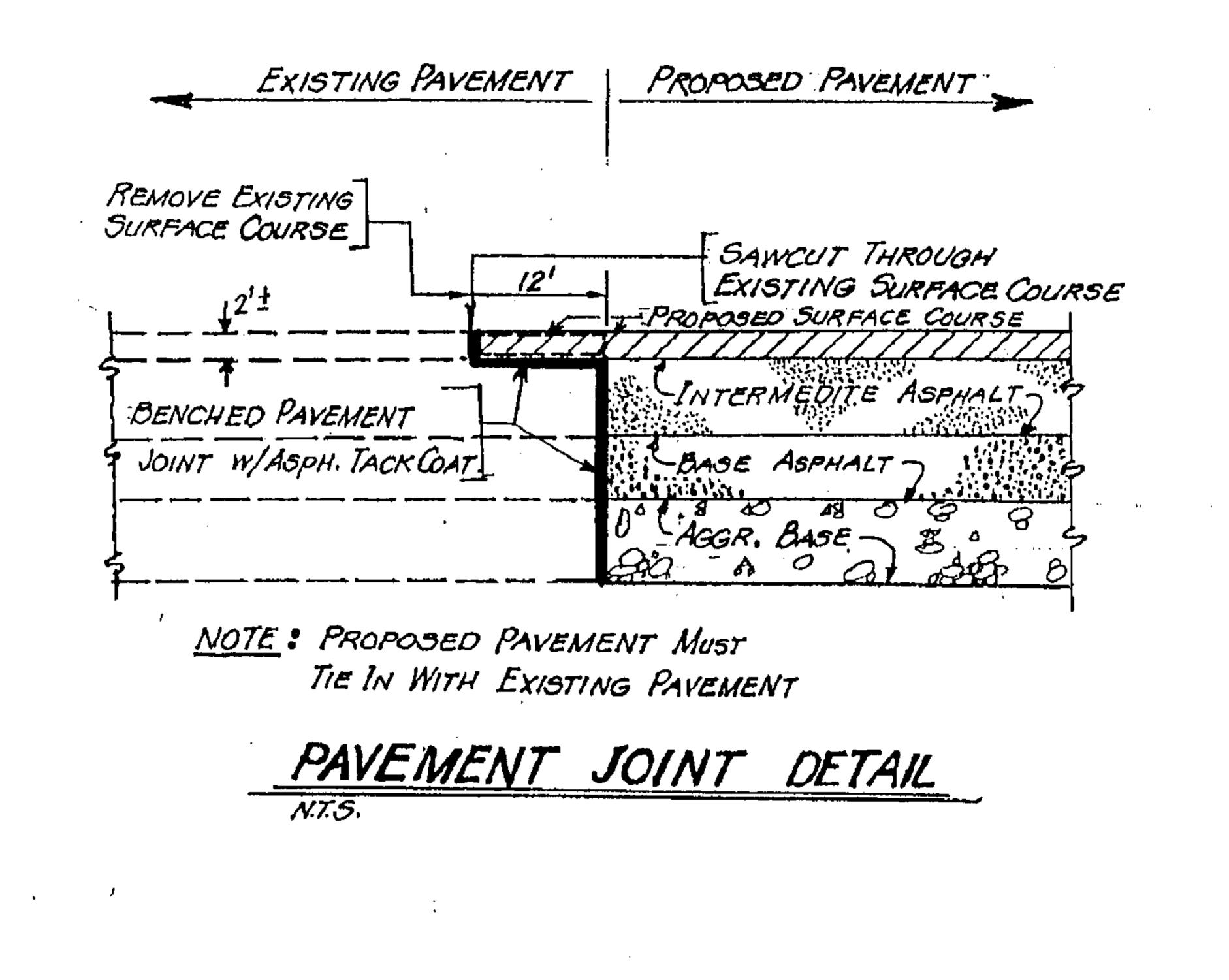
EX. WATERLINE

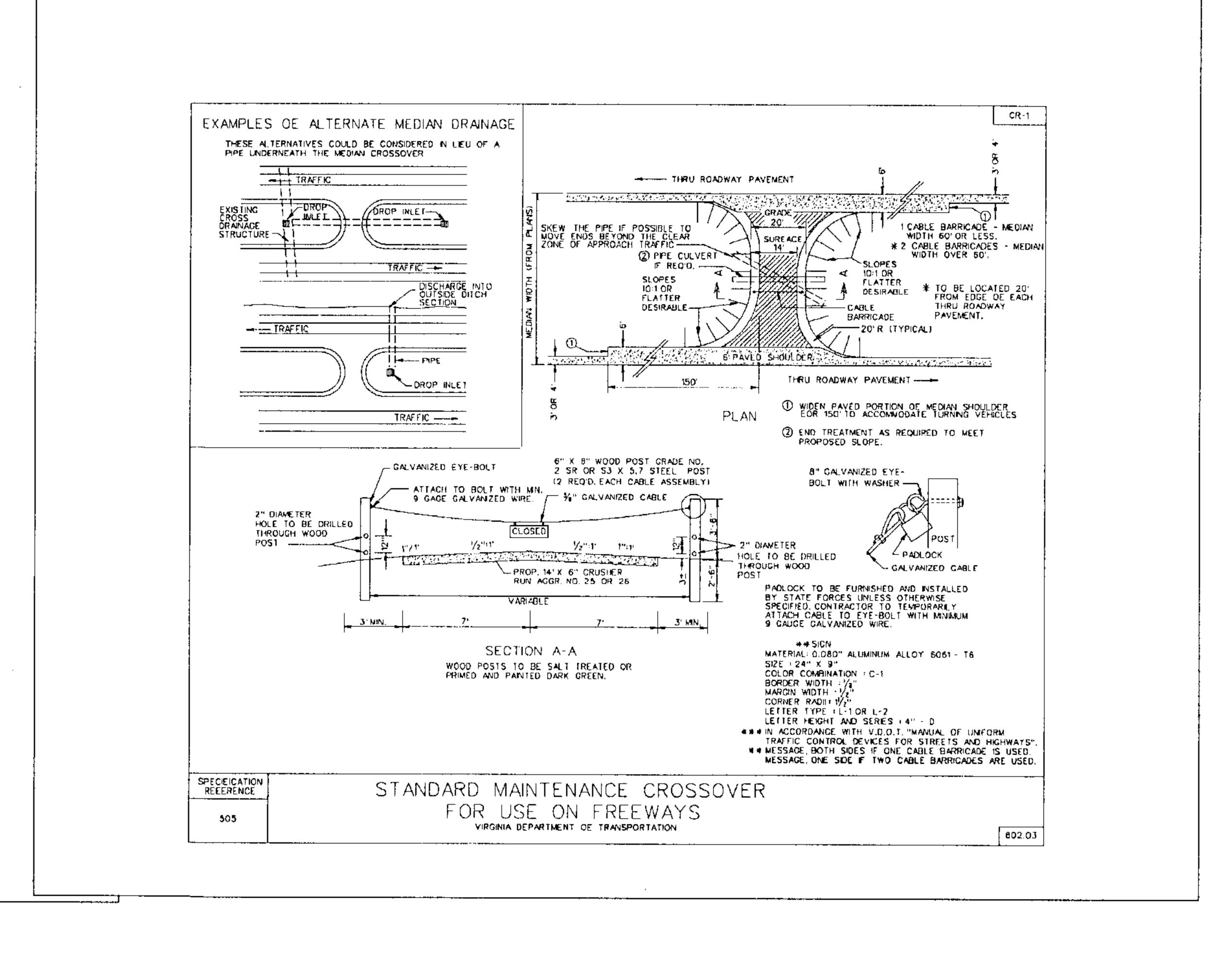
12" WATERLINE

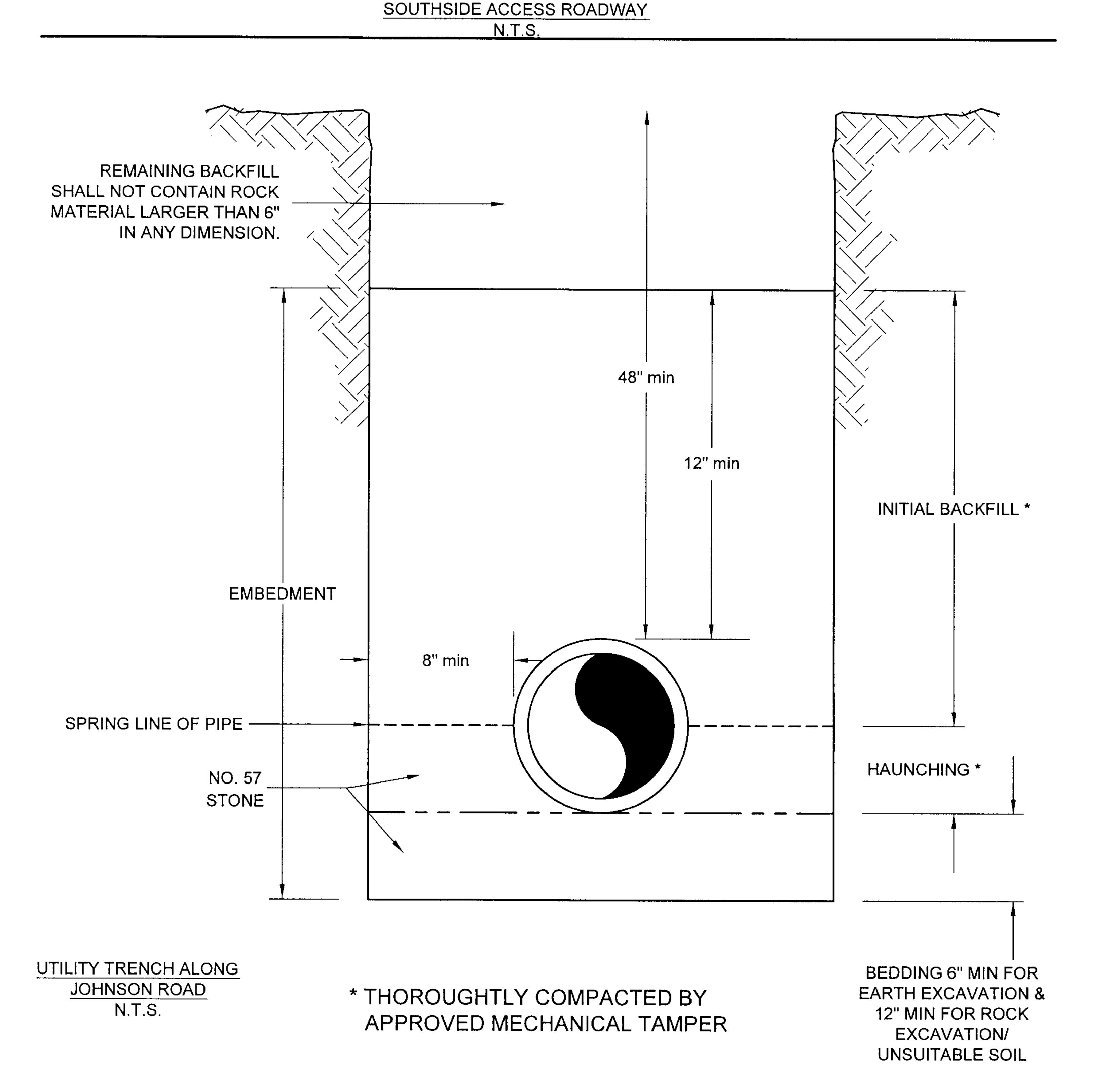
12" WATERLINE

12" BEDDING

12" BUTILITY TRENCH ALONG







SHEET

C16