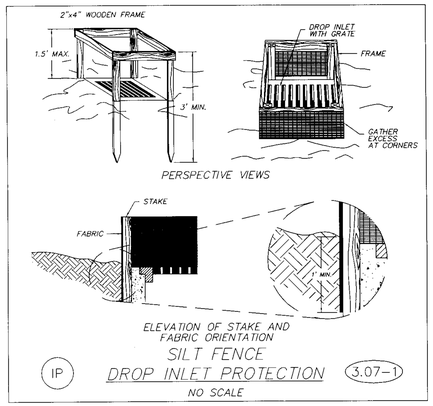
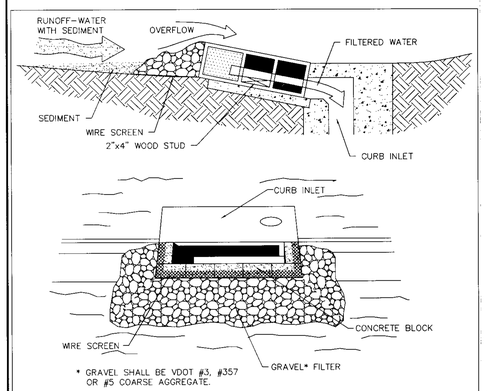


* EROSION CONTROL			*
IP		INLET PROTECTION	3.07
SF		SILT FENCE	3.05
ST		SEDIMENT TRAP	3.13-2
CE		CONSTRUCTION ENTRANCE	3.02

* VIRGINIA EROSION & SEDIMENT CONTROL HANDBOOK SPECIFICATION NUMBER



SOURCE: VIRGINIA EROSION AND SEDIMENT CONTROL HANDBOOK, 3RD ED., 1993 PLATE: 3.07-8

HYDROLOGY LINETYPE LEGEND

PRE DEVELOPED DRAINAGE AREA

POST DEVELOPED DRAINAGE AREA

SCALE 1"=20'

0 20' 40'

N/F
MARGARET A. DUBOVSKY
ZONE: R-2
T.M. 120(0A)00-007-0
D.B. 386, PG. 18
D.B. 152, PG. 278

N/F
PRINCE GEORGE COUNTY
USE: P.G. COUNTY FIRE STATION
ZONE: R-2
T.M. 120(0A)00-007-C
D.B. 283, PG. 193
D.B. 289, PG. 513

PRE DEVELOPED
DA=1.41 Ac.
C=0.35

PRE DEVELOPED
DA=0.22 Ac.
C=0.85

BAILEY'S RIDGE COMMERCIAL PARK
LOT 1, SECTION 1
USE: VACANT
ZONE: B-1 W/ CONDITIONS
T.M. 12D(03)00-001-0
P.B. 22, PG. 18 & 19
2.013 ACRES REMAINING
6,000 S.F. OFFICE/RETAIL SPACE

DA=0.18 Ac.
C=0.80
I=95%

4,200 S.F. OFFICE/ RETAIL SPACE

DA=0.50 Ac.
C=0.80
I=95%

7,350 S.F. OFFICE/ RETAIL SPACE

DA=0.21 Ac.
C=0.80
I=95%

DOWNSPOUT W/ 4' CONNECTION TO PIPE (TYP)

MAINTENANCE PORT

DI-7, W/ MANHOLE TOP, TOP = 86.79, H = 6.6'

INSPECTION PORT

MAINTENANCE PORTS

P/L

EX. 40' ACCESS EASEMENT
INST #090003558
P.B. 24, PG. 264 & 265

EX. VARIABLE WIDTH SAN. SEWER ESMT.
INST # 090003558
P.B. 24, PG. 264 & 265

DA=0.39 Ac.
C=0.85
I=95%

DA=0.28 Ac.
C=0.85
I=95%

DA=0.13 Ac.
C=0.85
I=95%

DA=0.18 Ac.
C=0.80
I=95%

JEFFERSON PARK ROAD
STATE ROUTE 630
45 MPH SPEED LIMIT
50' R/W

OWENS WAY
STATE ROUTE 1356
25 MPH SPEED LIMIT
50' R/W

EX. R/W

S46°09'49"W 292.74'
127.92'
22.28'
100.75'
71.5'
106.5'
61.5'
31.13'
37.8'
22.05'
174.04'
S26°39'45"E
N29°23'55"W 49.99'
N63°30'13"E 214.45'
N63°30'13"E 5.00'
N40°53'28"E 15.60'
N45°24'08" 15.98'
L=40.74'
R=45.00
N22°01'48"E 4.58'
L=26.08'
R=40.50
L=19.65'
R=275.00
N87°34'

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4260 Crossings Blvd | Prince George, VA 23875
TEL 804.458.8685 FAX 804.751.0798 www.timmons.com

YOUR VISION ACHIEVED THROUGH OURS.

Site Development | Residential | Infrastructure | Technology

DATE	REVISION DESCRIPTION
5-18-10	COUNTY COMMENTS
6-11-10	COUNTY COMMENTS

COMMONWEALTH OF VIRGINIA
KATHLEEN H. HALPAUS
Lic No 45244
6-11-10
PROFESSIONAL ENGINEER

DATE	22 MAR 2010
DRAWN BY	K. HALPAUS
DESIGNED BY	D. JOHNSON
CHECKED BY	D. JOHNSON
SCALE	1"=20'

TIMMONS GROUP

THE JEFFERSON CENTER

BLAND DISTRICT - PRINCE GEORGE COUNTY - VIRGINIA

PHASE 2 EORISON CONTROL AND HYDROLOGY PLAN

JOB NO. 889

SHEET NO. 7

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