

LANDSCAPING NOTES

1. ALL PLANTINGS SHALL BE IN ACCORDANCE WITH THE AMERICAN NURSERYMAN ASSOCIATION.
2. COORDINATE PLANTINGS WITH THE FACILITIES DIRECTOR PRIOR TO ORDERING MATERIALS.
3. LARGE DECIDUOUS AND FLOWERING TREES SHALL HAVE A MINIMUM CALIPER OF 1" AT TIME OF PLANTING.
4. EVERGREEN SHRUBS SHALL HAVE A MINIMUM PLANTING HEIGHT OF 18" AND BE SPACED ON 5.0' CENTERS. MAXIMUM HEIGHT AT MATURITY SHALL BE 3.0 FEET.
5. COORDINATE ANNUAL COLORS WITH FACILITIES DIRECTOR.
6. ALL PLANTINGS SHOWN ARE A MINIMUM IN ORDER TO MEET COUNTY PARKING LOT LANDSCAPING ORDINANCES.

SEE THIS SHEET FOR WATERLINE CONTINUATION

NEW LOC 3" OR 4" PVC WATERLINE MIDDLE SCHOOL SERVICE ONLY
22 1/2° BEND

SEE NOTE BELOW

22 1/2° & 11 1/4° BENDS
NEW 3" x 3" TEE FOR POSSIBLE FUTURE TIE-IN TO PRIVATE SYSTEM (PLUS AFTER 4" INCREASE)

ROOF U.D.

4" WATERLINE RELOCATION
NEW 3" WATER SERVICE
10' x 14' CONC CHILLER PAD
SEE DETAIL SHEET C5
60" HIGH CHAIN LINK FENCE
SEE CHILLER ENCLOSURE DETAIL ON SHEET C5

45° & 11 1/4° BENDS

REMOVE EXIST. PROP. INLET AND 12" STORM SEWER TO EXIST. DROP INLET TO REMAIN

NEW OVERHEAD CANOPY
EXIST. DROP INLET TO REMAIN
RIM = 1239.80 = BENCHMARK

SEE NOTE BELOW

--- DENOTES LIMITS OF EXISTING WATERLINE THAT MAY REQUIRE VERTICAL ADJUSTMENT TO ENSURE 3.0' MINIMUM COVER. VERIFY ACTUAL LOCATION AND DEPTH.

--- DENOTES AREA OF NEW OVERHEAD CANOPY

SITE DIMENSIONAL AND UTILITY PLAN SCALE: 1" = 30'

THE EXISTING UNDERGROUND UTILITIES SHOWN HEREON ARE BASED ON AVAILABLE INFORMATION. UTILITIES MAY EXIST WITHIN THE CONSTRUCTION AREA OF THESE PLANS THAT ARE NOT SHOWN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION AND DEPTH OF ALL UTILITIES BEFORE COMMENCING WORK, AND FOR ANY DAMAGES WHICH OCCUR BY HIS FAILURE TO LOCATE THESE UNDERGROUND UTILITIES. IF DURING CONSTRUCTION OPERATIONS THE CONTRACTOR SHOULD ENCOUNTER UTILITIES OTHER THAN THOSE SHOWN ON THESE PLANS, HE SHALL IMMEDIATELY NOTIFY THE ENGINEER AND TAKE NECESSARY AND PROPER STEPS TO PROTECT THE FACILITY AND ASSURE CONTINUANCE OF SERVICE. TO MISS UTILITIES, CALL "MISS UTILITIES" AT 1-800-352-7001 (TOLL FREE) 48 HOURS BEFORE DIGGING.

ALL CONSTRUCTION SHALL CONFORM TO THE COUNTY OF ROANOKE AND VIRGINIA DEPARTMENT OF TRANSPORTATION STANDARDS AND SPECIFICATIONS.

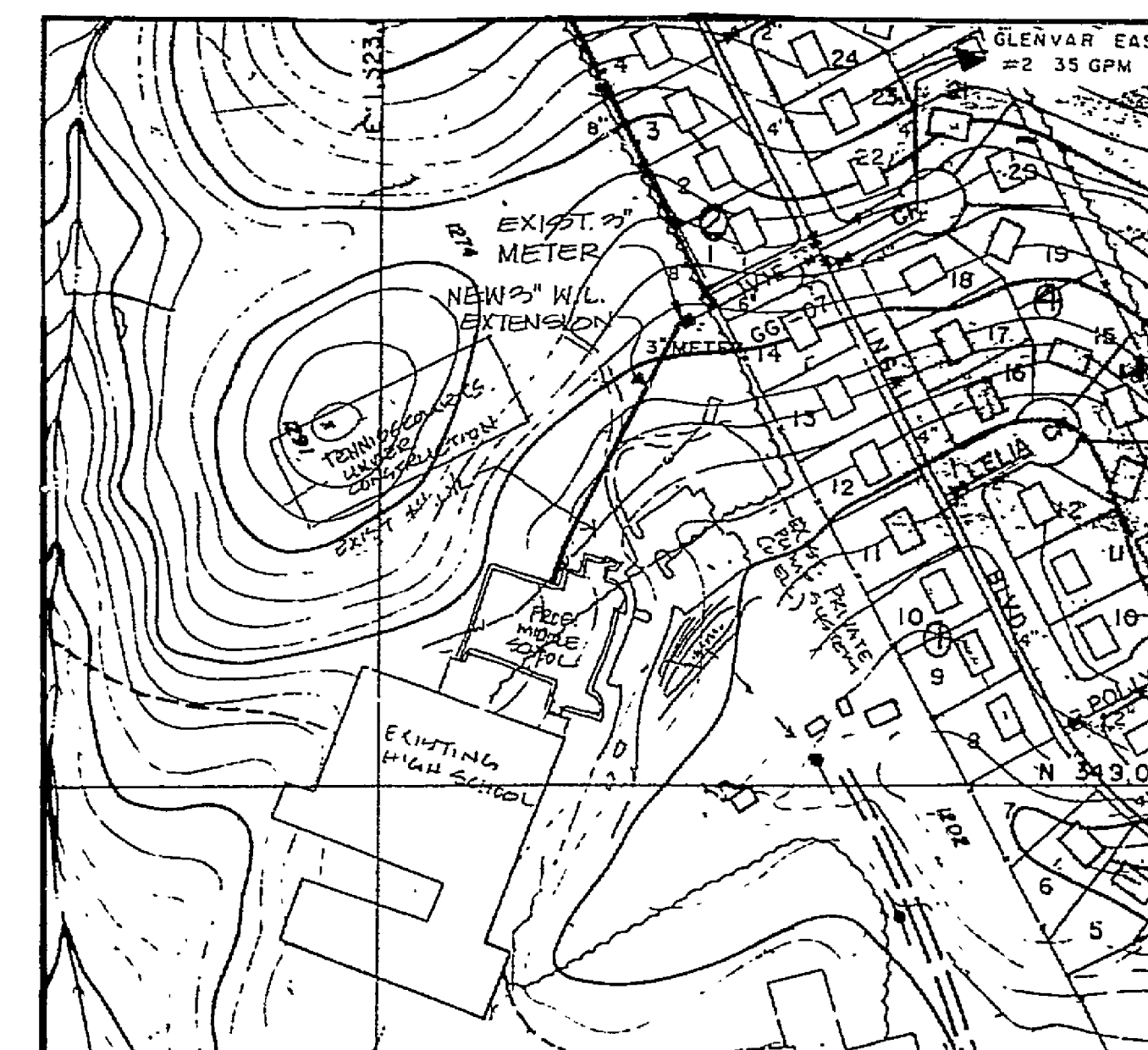
ADDITIONAL SEWER NOTES

1. PROVIDE TRENCH AND BEDDING IN ACCORDANCE WITH V.D.O.T. STANDARD US-1, TYPE 2. BACKFILL TRENCH WITH CONTROLLED FILL.
2. PROVIDE MINIMUM 2.08% SLOPE ON SANITARY SEWER.
3. PROVIDE SDR35 SANITARY SEWER PIPE.
4. SEE SHEET C6 FOR SAMPLING STRUCTURE DETAILS.
5. THE ROANOKE COUNTY UTILITY DEPARTMENT WILL MAKE THE LATERAL TAP AT THE EXISTING MAIN WHEN EXCAVATED TO THE PROPER DEPTH BY THE CONTRACTOR.
6. REMOVE SANITARY SEWER BETWEEN RELOCATED SSMH AND POINT OF CONNECTION OF NEW SEWER TO EXISTING

ADDITIONAL WATER NOTES

1. BID ALTERNATE NO. 2 WILL BE UTILIZED IN THE EVENT THAT THE EXISTING 4" WATERLINE IS NOT ADEQUATE TO SUPPLY THE PROPOSED FACILITY WITH A MINIMUM 50 PSI AND 115 G.P.M.
2. DURING THE RELOCATION OF THE EXISTING 4" WATERLINE, A RESIDUAL PRESSURE READING WILL BE PERFORMED WHILE THE LINE IS EXPOSED. THE TEST WILL BE BASED UPON THE TRAM DEMAND AT THE EXISTING HIGH SCHOOL AND ELEMENTARY SCHOOL. MR. PHIL ARGABRIGHT (ROANOKE COUNTY SCHOOLS) 5387-6590, SHALL BE CONTACTED PRIOR TO THE TEST SO THAT A MECHANICAL ENGINEER MAY BE PRESENT DURING THE TEST.
3. ACTIVATION OF EXISTING 3" WATER METER SHALL BE COORDINATED WITH THE UTILITY DEPARTMENT.

② REV. PER COUNTY COMMENTS
① PER COUNTY COMMENTS



WATER LINE EXTENSION PLAN BID ALTERNATE #1 SCALE: 1" = 200'

SITE TABULATION

CURRENT OWNER: BOARD OF SUPERVISORS OF ROANOKE COUNTY

ZONING: R1

WATER: PRIVATE

SEWER: ROANOKE COUNTY

AREA: 93.6 ACRES

TAX MAP NUMBER: PORTION OF 54.02-4-1, 2, 3

PRESENT USE: SCHOOL

PROPOSED USE: SCHOOL

REQUIRED AREA: 20,000 S.F. PROVIDED: 93.6 ACRES

SETBACKS: FRONT - 30 FT.
SIDE - 10 FT.
REAR - 25 FT.

MAXIMUM HEIGHT ALLOWED: 45 FT. HEIGHT PROPOSED: 302 FT.

MAXIMUM BUILDING COVERAGE: 30% THIS SITE: 7%

MAXIMUM LOT COVERAGE: 50% THIS SITE: 40%

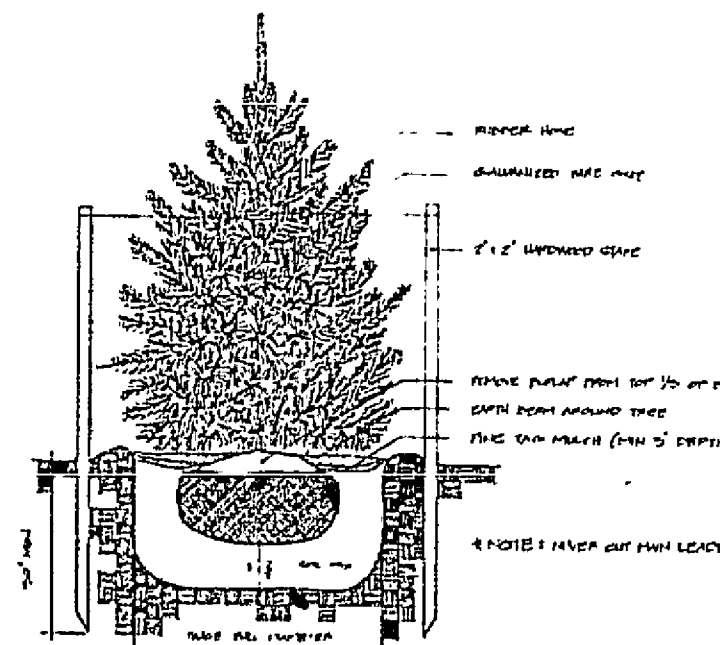
PARKING PROVIDED: 52 REGULAR SPACES PARKING REQUIRED: 35 STAFF
2 HANDICAP SPACES 17 VISITOR
2 HANDICAP

SCREENING AND BUFFERING REQUIRED: NONE

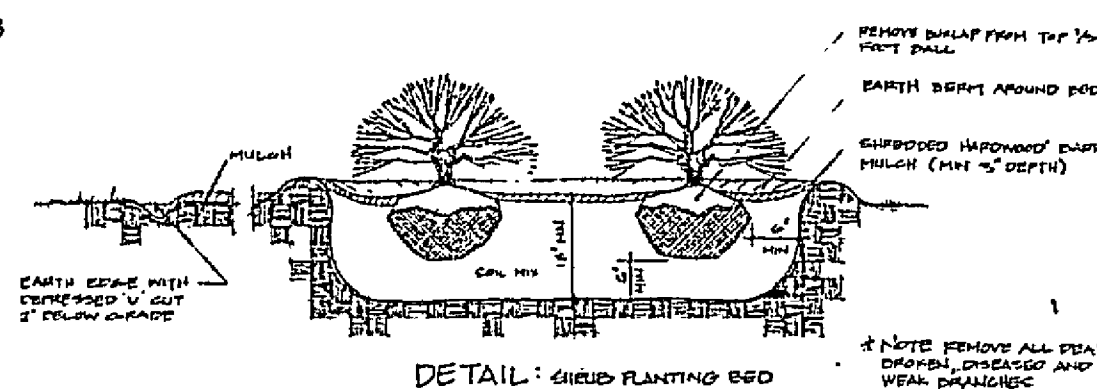
*SIGN REQUIREMENTS: TOTAL SIGN SURFACE AREA PERMITTED - 167 S.F.
*SEPARATE PERMIT REQ'D FROM COUNTY PRIOR TO INSTALLATION/FABRICATION
LIGHTING: MUST BE HELD TO 0.5 FOOTCANDLES AT THE PROPERTY LINES

GENERAL NOTES

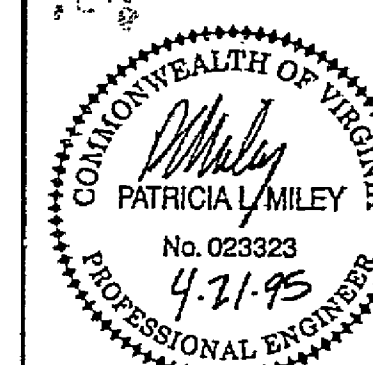
1. DIMENSIONS IN PAVED AREAS ARE TO BOTTOM, FACE OF CURB.
2. PROVIDE STANDARD FITTINGS MANUFACTURED FOR THE PURPOSE OF JOINING PIPES OF DIFFERENT MATERIALS.
3. SAW CUT EXISTING CURB AND GUTTER AT LIMITS OF REMOVAL.
4. SAW CUT EXISTING PAVEMENT AND CONCRETE AT PROPOSED JOINTS.
5. REFER TO ARCHITECTURAL PLANS FOR BUILDING DIMENSIONS AND DETAILS, AND FOR LOCATIONS WHERE UTILITIES ENTER AND EXIT BUILDING.
6. FIRE LANES SHALL BE DESIGNATED IN ACCORDANCE WITH THE ROANOKE COUNTY FIRE MARSHAL'S OFFICE PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY.
7. ROOFTOP AND GROUND LEVEL MECHANICAL EQUIPMENT SHALL BE SCREENED PER ROANOKE COUNTY REQUIREMENTS PRIOR TO CERTIFICATE OF OCCUPANCY BEING ISSUED. CONSULT ZONING DEPARTMENT FOR ACCEPTABLE MEASURES.
8. SCORE ALL CONCRETE WALKS AT SPACING EQUAL TO WALK WIDTH.
9. SEPARATE PARKING SPACES BY 4" WIDE WHITE PAINTED LINES. USE TRAFFIC MARK.
10. REMOVE ALL EXISTING ITEMS WITHIN THE CONSTRUCTION LIMITS OF THESE PLANS AS NOTED. DISPOSAL OF DEMOLISHED MATERIAL SHALL BE IN CONFORMANCE WITH ALL GOVERNING CODES RELATING TO CONTAINERIZATION, HAULING, AND DISPOSAL OF REFUSE.
11. SITE AND CONSTRUCTION LITTER SHALL BE CONTAINERIZED PER THE VIRGINIA LITTER CONTROL ACT.
12. TEMPORARY TOILET FACILITIES SHALL BE PROVIDED AT THE RATIO OF ONE TOILET PER 30 WORKERS.
13. REFER TO ELECTRICAL SPECIFICATIONS FOR SITE LIGHTING DETAILS.
14. REMOVE EXISTING SIDEWALK COMPLETELY AS REQUIRED TO INSTALL NEW WORK.
15. AT NORTHWEST CORNER OF EXISTING BUILDING, TIE EXISTING STORM DRAINS INTO NEW 12" STORM DRAIN (3 PLACES). LOCATIONS OF UTILITIES IN THIS AREA ARE TAKEN FROM EXISTING INFORMATION AND MAY NOT BE ACCURATE. FIELD VERIFY LOCATION & ELEVATION OF EXISTING 8" STORM DRAIN UNDER NEW ADDITION IN THIS AREA AND COORDINATE ROUTING WITH ARCHITECTURAL & PLUMBING PLANS.



TREE PLANTING DETAIL NTS



SHRUB PLANTING DETAIL NTS



PLANNERS ARCHITECTS
ENGINEERS SURVEYORS

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FAX: 703/772-9050

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Phone: 804/794-0571
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11038 Lakeridge Parkway
Suite 1
Ashland, Virginia 23005
Phone: 804/550-2868
FAX: 804/550-2057

GLENVAR MIDDLE SCHOOL
ADDITION AND INTERIOR
ALTERATIONS TO
GLENVAR HIGH SCHOOL
ROANOKE COUNTY, VIRGINIA

DRAWN BY DRB
DESIGNED BY JDE
CHECKED BY PLM
DATE APRIL 21, 1995

REVISIONS
① MAY 11, 1995
② JUNE 2, 1995

SCALE AS NOTED
SHEET NO.

C2
SITE DIMENSIONAL
& UTILITY PLAN
JOB NO.
93256

RC-5885