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SITE: R-391 ERIAL DISTRICT VIRGINIA SITE STORE MAGISTE ANOKE, MAC OANG NEW S X ABBREVIATIONS, LEGEND & GENERAL NOTES

RICHARD C.

CHW

RCW

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Commission No. 3155a

11/20/06 NONE

Designed By

Drawn By

Checked By

Approved By

Submitted By

Drawing

540:345.067 540.342.44

The location of existing utilities, including underground utilities, is indicated on the drawings in so far as their existence and location were known at the time of preparation of these drawings, however, nothing in these contract documents shall be constructed as a guarantee that such utilities are in the location indicated or that they actually exist or that other utilities are not within at area of operations. The contractor shall make all necessary investigations to determine the existence and locations of such utilities. The contractor shall pay for any damage to and for maintenance and protection of existing utilities and structures.

Existing water line locations both horizontal and vertical are approximate. the location is not the result of a current field survey.

The contractor is directed to dig and locate all utilities in advance of pipelaying to allow for adjustments due to conflicts with existing utilities. Should a conflict arise the engineer is to be notified immediately.

No construction/field changes are to be made without approval from the

Any new alignments, changes in grades, alternative pipe sizes or manholes, ESC measures, will require a new set of plans stamped by the consulting engineer. Plan sheets can be 8.5"x11" if the information is

The location of all offsite fill or borrow areas associated with the construction of this project will be provided to Roanoke County Department of Community Development. An Erosion Control Plan and/or

Signs are proposed with this project, All signs shall comply with all provisions of the Roanoke County Zoning Ordinanace(Section 30-93), all applicable provisions of the Uniform Statewide Building Code and all amendments thereto, and all State and Federal Regulations pertaining to the display of signage.

The preliminary pavement designs shown are based on a predicted

All work done in the proposed, or existing right of way, including but not limited to street grading, street paving and all construction of all structural components, shall be done in accordance with current Virginia Department of Transportation Road and Bridge Standards and Specifications. All materials used shall be tested in accordance with VDOT standard policies. The developer shall contract the office of the Salem VDOT Residency Office, prior to beginning any construction within the proposed or existing right of way. At that time, the Residency Office shall prepare an inspection and testing schedule. The developer shall produce test reports from approved independent laboratories at the developer's expense.

Road and Bridge Specifications. All required compactions tests shall be submitted to the Salem VDOT Residency Office prior to street acceptance.

Design changes, specified material changes and/or field changes from the approved plans must be submitted to the Salem VDOT Residency Office prior to proceeding with the work. A letter of explanation shall accompany the revised design plans and/or engineering calculations, which must be submitted to VDOT for review and approval by the Salem VDOT Residency Office or Permit Office.

All drainage easements should be made to function, and in accordance with Commission Policy, they must extend to a natural watercourse. standard 19 (MS-19) (Virginia Erosion and Sediment Control Handbook 1992). If erosion or scour is occurring the developer shall be responsible for all corrective measures.

All exterior lighting fixtures within residential zoning districts shall be designed, located and arranged so as not to direct glare on adjoining

A permit must be obtained from the Roanoke County Building
Department for all retaining walls over two feet in height.

All refuse service (dumpsters/containers), outdoor storage, and/or ground level mechanical equipment shall be screened from surrounding views per Section 30-92-6(E)1 of the Roanoke County Zoning Ordinance.

Commercial and industrial use types shall screen from surrounding views all articles and materials being stored, maintained, repaired, processed, erected, fabricated, dismantled, or salvaged. Articles and materials available for retail sale by a commercial use type shall be exempt from this requirement, per Section 30-92-6(E)2 of the Roanoke County Zoning Ordinance.

All privately owned utility lines are required to be permitted and installed per the International Plumbing Code and the Virginia Uniform Statewide Building Code.

The double detector check assembly located in the WVWA owned vault may not serve as the code required BFD for the fire service.

Cut and fill operations are subject to special inspection procedures per International Building Code Section 1704.7.

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consulting engineer and Roanoke County.

Erosion control measures may be required for this area.

sub-grade CBR value of 7.0 and with a Resiliency Factor (RF) of 2.0 and shown in Appendix I of the 2000 Virginia Department of Transportation Pavement Design Guide for Subdivision and Secondary Roads. The sub-grade soil is to be tested by an independent laboratory and the results submitted to the Virginia Department of Transportation prior to base construction. Should the sub-grade CBR value and/or the RF value be less than the predicted values, additional base material will be required in accordance with Departmental specifications. Refer to the same manual as the number and locations of the required soil samples to be tested. All pavement designs shall be submitted to the Department for review and approval.

The sub-grade shall be approved by the Virginia Department of Transportation prior to placement of the base. Base shall be approved by the Virginia Department of Transportation for depth, template, and compaction before surface is applied.

All grading operations and procedures within the right—of—way must conform to all applicable standards and specification in the <u>VDOT 2002</u>

We require all proposed drainage easements to be reviewed in the field during and after construction to ensure compliance with minimum

streets or residential properties. The lighting intensity at adjoining residential properties shall not exceed 0.5 foot candles.