

NOTE:

1. CONTRACTOR SHALL ADD EROSION CONTROL MEASURES AS SHOWN IN SUPPORT OF NEW CONSTRUCTION. MAINTAIN ALL PREVIOUSLY APPROVED CONTROLS AND MODIFY AS DIRECTED BY INSPECTOR.
2. THE LOCATION OF ALL OFF-SITE OR BORROW AREAS ASSOCIATED WITH THE CONSTRUCTION PROJECT WILL BE PROVIDED TO ROANOKE COUNTY DEPARTMENT OF COMMUNITY DEVELOPMENT. AN EROSION SEDIMENT CONTROL PLAN OR MEASURES MAY BE REQUIRED FOR THIS AREA.

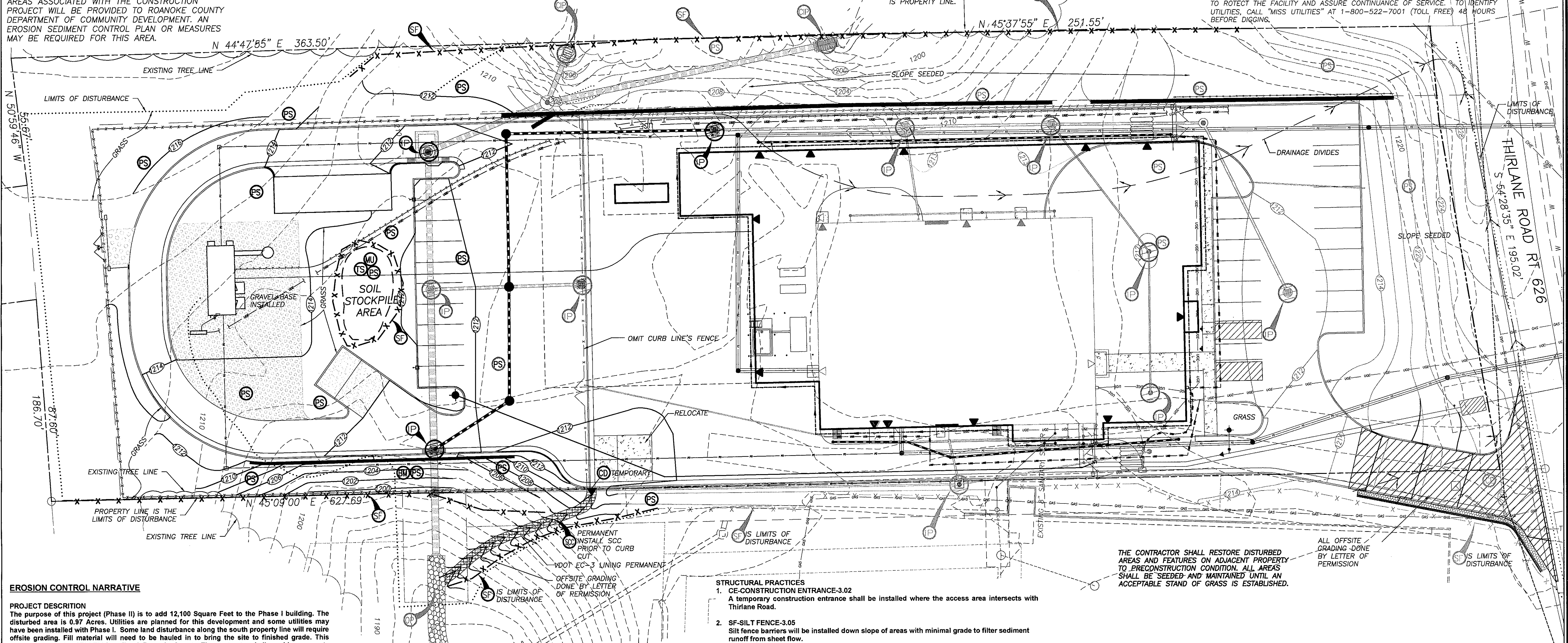
NOTES:

1. CONTRACTOR SHALL FLAG LIMITS OF DISTURBANCE IN FIELD PRIOR TO CONSTRUCTION.
2. INSTALL PERIMETER SILT FENCE CONTROLS AS A FIRST STEP IN CONSTRUCTION.
3. ALL SILT FENCE SHALL BE WIRE-BACKED SILT FENCE.

PROPERTY OF GERTRUDE RODGERS
TAX MAP #37.06-1-28
DEED BOOK 220, PAGE 73
ZONED R1

PROPERTY OF JAMES A. AND SHIRLEY A. JACKSON
TAX MAP #37.06-1-27
DEED BOOK 1511, PAGE 1485
ZONED R1

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. DETERMINE THE EXACT LOCATION AND DEPTH OF ALL UTILITIES BEFORE COMMENCING WORK. REPAIR UTILITIES DAMAGED AS A RESULT OF CONSTRUCTION OR DEMOLITION AT NO ADDITIONAL COST TO OWNER. IF DURING CONSTRUCTION OPERATIONS UTILITIES OTHER THAN THOSE SHOWN ON THESE PLANS ARE ENCOUNTERED, IMMEDIATELY NOTIFY THE ENGINEER AND DIRECTOR OF BUILDINGS AND GROUNDS AND TAKE NECESSARY AND PROPER STEPS TO PROTECT THE FACILITY AND ASSURE CONTINUANCE OF SERVICE. TO IDENTIFY UTILITIES, CALL "MISS UTILITIES" AT 1-800-522-7001 (TOLL FREE) 48 HOURS BEFORE DIGGING.



EROSION CONTROL NARRATIVE

PROJECT DESCRIPTION

The purpose of this project (Phase II) is to add 12,100 Square Feet to the Phase I building. The disturbed area is 0.97 Acres. Utilities are planned for this development and some utilities may have been installed with Phase I. Some land disturbance along the south property line will require offsite grading. Fill material will need to be hauled in to bring the site to finished grade. This project is located at 6734 Thirlane Road, Roanoke County. The contractor shall provide a separate erosion and sediment control plan for offsite borrow areas prior to permit issuance.

EXISTING SITE CONDITIONS

The approved Phase I site development is currently under construction. Storm drain and retaining walls are in place and the site is rough graded. Some utilities and parking and drive stone are in place. Pavement and curb and gutter are not installed.

ADJACENT PROPERTY

The properties to the north and west are residential in use. The property to the south is commercial and also contains a storm water management facility that is to be utilized by the commercial site and the Verizon site.

OFF-SITE DRAINAGE

Runoff from the north will be intercepted and routed to the existing storm water management facility.

SOILS

Soils as classified in the Soil Survey of Roanoke County are 37C Sequoia silt loam. Properties of Sequoia soil are moderately low permeability and moderate available water capacity. Surface runoff is rapid with a high erosion potential. Bedrock is found at depths from 20 to 40 inches. Organic matter is moderately low and the rooting depth is 20 to 40 inches. The shrink-swell potential is low in the surface layers and moderate in the subsoil. The seasonal high water table is more than 72 inches deep.

CRITICAL EROSION AREAS

Critical erosion areas include any disturbed 2:1 slopes and ditch linings. All 2:1 slopes will receive turf reinforcement matting. Ditch linings will receive turf reinforcement matting and vegetation. Unless otherwise indicated, all vegetative and structural erosion and sediment control practices shall be constructed and maintained according to minimum standards of the Virginia Erosion and Sediment Control Regulations shall be adhered to unless otherwise waived or approved.

STRUCTURAL PRACTICES

- CE-CONSTRUCTION ENTRANCE-3.02**
A temporary construction entrance shall be installed where the access area intersects with Thirlane Road.
- SF-SILT FENCE-3.05**
Silt fence barriers will be installed down slope of areas with minimal grade to filter sediment runoff from sheet flow.
- IP-INLET PROTECTION-3.07**
All storm sewer drains shall be protected during construction.
- SCC-STORMWATER CONVEYANCE CHANNEL-3.16**
Permanent ditch to outfall into the existing storm water management facility.
- OP-OUTLET PROTECTION-3.18**
Protects outlet structure, prevents scour and minimizes erosion of downstream areas.
- CD-CHECK DAM-3.20**
Temporary stone dam constructed across the drainage ditch. The check dam will reduce velocity and erosion.
- BLANKET MATTING-3.36**
Controls erosion on steep slopes and aids plant growth.

VEGETATIVE PRACTICES

- TS-TEMPORARY SEEDING-3.31**
All denuded areas, which will be left dormant for more than 30 days, shall be seeded with fast germinating temporary vegetation immediately following grading.
- PS-PERMANENT SEEDING-3.32**
All final graded areas where permanent cover is desired or rough-graded areas that will not be brought to final grade for a year or more shall be seeded with perennial vegetation within 7 days of reaching final grade.
- MU-MULCH-3.35**
Mulching prevents erosion and increases moisture for new plant growth

MAINTENANCE

In general, all erosion and sediment control measures will be checked and after each significant rainfall. The following items will be checked in particular:

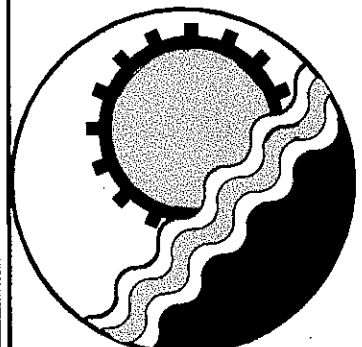
- The gravel outlets will be checked regularly for sediment buildup that may prevent drainage. If the gravel is clogged by sediment, it shall be removed and cleaned, or replaced.
- The silt fence barriers will be checked regularly for undermining or deterioration of the fabric. Sediment shall be removed when the level of sediment deposition reaches half way to the top of the barrier.
- The seeded areas will be checked regularly to ensure that a good stand is maintained. Areas shall be fertilized and reseeded as needed.
- The stockpile area is to be seeded and silt fence placed around the area to prevent runoff into the site. When the stockpile area has been depleted finalizes the grading and seed appropriately.

PERMANENT STABILIZATION

All areas disturbed by construction shall be stabilized with permanent seeding within 7 days of reaching final grade, seeding shall be done with Kentucky 31 tall Fescue according to Std. and Spec. 3.32, PERMANENT SEEDING, of *The 1992 Virginia Erosion and Sediment Control Handbook*. Mulch (straw or fiber) will be used on all seeded areas. In all seeding operations, seed, fertilizer and lime will be applied prior to mulching. Erosion control blankets may be installed over fill slopes, which have been brought to final grade and have been seeded to protect the slopes properly.

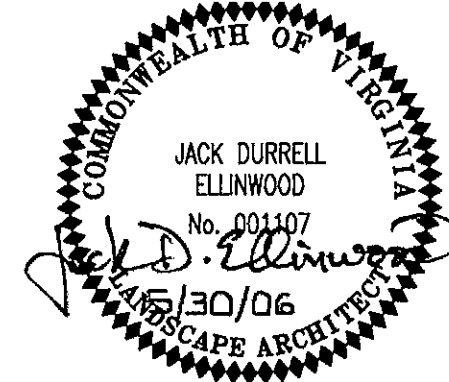
STORM WATER MANAGEMENT

The existing storm water management facility located on parcel 37.10-1-4 was designed to receive runoff from the Verizon site. The existing facility was put into place in 1998, and designed by Lang Engineering.



ENGINEERING CONCEPTS, INC.

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ROANOKE, VIRGINIA 24018
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No.	Revision	By	Appd	Date	Drawn	DRB
1	COMMENTS CO AND VDOT	DRB	JDE	05-09-06	Designed	JDE
2	COMMENTS CO 05-25-06 AND VDOT 05-23-06	DRB	JDE	05-30-06	Checked	JDE
					Approved	JDE

**VERIZON WIRELESS BUILDING ADDITION
PHASE II THIRLANE ROAD**

**EROSION CONTROL PLAN
ROANOKE COUNTY, VIRGINIA**

SCALE: 1"=20'

MAR. 27, 2006

PROJECT: 05083

C-104