QUANTITY + COST ESTIMATE

ITEM	QUANTITY	UNIT	UNIT PRICE	COST	BONDAE
CLEARING AND GRUBBING EXCAVATION	······································	ACRES C.Y.			
EMBANKMENT	**************************************	C,Y,		**************************************	
DI-1	24	EACH	900.00	21,600.00	
CURB INLET DI-3A	1	EACH	900,00	900,00	
CURB INLET DI-3B DI-7	4	EACH	4 000 00	4 000 00	
STORM DRAIN MANHOLE	<u> </u>	EACH EACH	1,200.00 1,500.00	1,200.00 4,500.00	***************************************
MANHULE MH-2	~	EACH	1,000,00	7,000,00	
48" HDPE MH TEE W/ FRAME & COVER	######################################	EACH			
48" X 15" HDPE TEE	···· nor································	EACH			
48" X 24" HDPE TEE 48-IN, STORM DRAIN	v-11749000-11749000-11749000-11749000-11749000-11749000-11749000-11749000-1174900	EACH LIN. FT.		**************************************	
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		959 - 3-4-4-4-4-4-4-4-4-4-4-4-4-4-4-4-4-4-4			***************************************
-IN, CUL.VERT		LIN, FT,		······································	····
-IN. CULVERT	**************************************	LIN. FT.			alamanan jarapan menengalah menengah bermanan dibermakan beberapa da
	ornot viil to come in the factor de total de la trada de la tr		***************************************	**************************************	·····································
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DICO AD OLLO					
RIPRAP - CLASS	wiegs (wee	S.F.	**************************************		**************************************
SODDED SWALE		S,Y,			

48-IN. CONCRETE ENDWALL EW-2		EACH		***************************************	
15-IN. EW-1	<u> </u>	EACH	800.00	800.00	
-IN, END SECTION ES-	097493MANAHAMANAMANAMANAMANAMANAMANAMANAMANAMA	EACH	A vyakahida aa a	**************************************	enter en
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VDOT CG-2	6,454	LIN. FT.	9.00	58,086.00	ngisifahan kilokistik di salah s Salah salah sa
VDOT CG-6	418	LIN, FT.	11.00	4,598.00	
VALLEY GUTTER	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~	EACH	94************************************		
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GRAVEL SHOULDER	on one water to have the water water to be a comparately and the 	S.Y.	W. Darward Control of the Control of	Three distributed to the self-distance for the many property and property and property proper	nnerskersterferstesses handerskerker hed nobyt epikljunar en
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6" WATER LINE	ang	LIN, FT,			distribution of the distribution of the section with the section of the section o
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OHKUDO	837	EACH	20.00	16,740.00	
STORMWATER MANAGEMENT (CISTERN)	<u></u>	LUMP SUM	48,000.00	48,000.00	#11.1##1.#############################
				74 FEBRO 2004 (SULA A GARA GARA A GAR	©™THET®SOMETHICKAROKKAROKKAROK
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ESTIMATED TOTAL		A Contract of the Contract of		397,401.00	
•)	i		

GENERAL NOTES

All construction methods and materials shall conform to the Construction Standards and Specifications of Roanoke County and/or the Virginia Department of Transportation.

The contractor or developer is required to notify the Roanoke County Engineering Division in writing at least three (3) days prior to any construction, including, but not limited to the following:

- A. Installation of approved erosion control devices
- B. Clearing and grubbing C. Subgrade excavation
- D. Installing storm sewers or culverts
- E. Setting curb and gutter forms
 F. Placing curb and gutter
- G. Placing other concrete
- H. Placing gravel base
- I. Placing any roadway surface
- J. Installing water lines
 K. Installing sanitary sewer lines

A pre-construction conference should be scheduled with the Roanoke County Engineering Division, to be held at least one (1) day prior to any construction.

Measures to control erosion and siltation must be provided prior to plan approval. Plan approval in no way relieves the developer or contractor of the responsibilities contained within the erosion and siltation control policies.

A permit must be obtained from the V.D.D.T. Residency Office, Roanoke County, prior to construction in the highway right-of-way.

Plan approval does not guarantee Issuance of any permits by V.D.D.T.

An approved set of plans and all permits must be available at the construction site.

Field construction shall honor proposed drainage divides as shown on plans.

All unsuitable material shall be removed from the construction limits of the roadway before placing embankment.

Pavement sections on approved plans are based on a minimum CBR of 10, CBR tests are to be performed by the engineer and submitted to V.D.O.T. and to the Roanoke County Engineering Division prior to placement. CBR values < 10 will require revised pavement sections.

All roadside ditches or grades of more than 5 percent shall be paved with cement concrete to the limits as indicated on the plans and as required at the field inspection.

Location of guard rails shall be determined at a Joint field inspection by the County and V.D.O.T.

All springs shall be capped and piped to the nearest storm sewer or natural watercourse. The pipe shall be 6 inch minimum diameter and conform to V.D.C.T. Standard SB-1.

Standard street and traffic control signs shall be erected at each intersection by the developer prior to final street acceptance.

Construction debris shall be containerized in accordance with the Virginia Litter Control Act. No less than one litter receptacle shall be provided on site.

trucks and/or other equipment prior to entering public streets. It is the contractors responsibility to insure that the streets are in a clean, mud and dust free condition at all times.

The contractor shall provide adequate means of cleaning mud from

The developer and/or contractor shall supply all utility companies with copies of approved plans, advising them that all grading and installation shall conform to approved plans.

two (2), but not more than ten (10) working days in advance. Area public utilities may be notified thru "Miss Utility": 1-800-552-7001.

Contractors shall notify utilities of proposed construction at least

The developer or contractor shall supply the county with correct As-Built plans before final acceptance.

All work shall be subject to inspection by Roanoke County and/or

V.D.D.T. Inspectors.

Field corrections shall be approved by the Roanoke County Engineering

Division prior to such construction.

100 year floodway and floodplain information shall be shown where

Grade stakes shall be set for all curb and gutter, culvert, sanitary sewer and storm sewer.

SEWER NOTES

A minimum cover of three (3) feet is required over proposed lines.

Contractor shall be responsible for locating and uncovering all manholes after paving. Manhole tops shall be adjusted to grade if necessary.

All existing utilities may not be shown or may not be shown in the exact location. The contractor shall comply with State Water Works Regulations, Section 12.05.03, where lines cross.

House connections are to be made with 4" pipe installed at a minimum grade of 1/4 inch to 1 foot in R/W.

Laterals from manholes shall be PVC or Ductile Iron of sufficient length to provide two (2) feet of bearing on natural ground. The transition from ductile iron to asbestos cement or concrete pipe shall be made with an adapter coupling in R/W.

All trenches in existing or future rights—of—way shall be compacted according to V.D.O.T. standards.

Lines shall be staked prior to construction.

SEE LUMSDEN ASSOCIATES, P.C. COVER SHEET

VICINITY MAP

WATER NOTES

A minimum cover of three (3) feet is required over proposed lines.

Contractor shall be responsible for locating and uncovering valve vaults after paving and adjustment to final grade if necessary.

All existing utilities may not be shown or may not be shown in the exact location. The contractor shall comply with the State Water Works Regulations, Section 12.05.03, where lines cross.

All trenches in existing or future highway right—of—ways shall be compacted according to V.D.O.T. standards.

Lines shall be staked prior to construction.

Water main shall be minimum Class 52 Ductile Iron in accordance to AWWA C151 or DR-14 PVC in accordance with AWWA C-900.

Availability number 02—109

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SURVEY INFORMATION

Horizontal and vertical control surveys were performed in (year) 2001 by LUMSDEN ASSOCIATES, P.C.

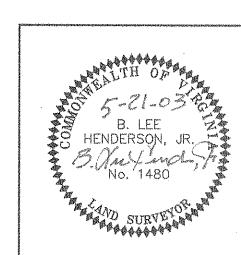
All elevations must be referenced to the National Geodetic Vertical Datum of 1929,

Source of topographic mapping is FIELD SURVEYED

dated ______

Boundary was performed by MICHAEL HUFFMAN, L.S. dated 2001

The professional seal and signature below certifies the boundary survey and topographic mapping to be accurate and correct.



PROFESSIONAL ENGINEER SEAL AND SIGNATURE

COUNTY OF ROANOKE

NDEX

SEE LUNSDEN ASSOCIATES, P.C. COVER SHEET

NAME OF DEVELOPMENT WALKER AUTOMOTIVE COMPLEX

MAGISTERIAL DISTRICT(S) CAVE SPRING

JAMES R. WALKER OF ROANOKE, LLC

BLOCK NO(S)

OWNER (name, address, telephone) 2643 LAKESIDE DRIVE LYNCHBURG, VIRGINIA 24501 (385)6226

DEVELOPER (name, address, telephone) SAME AS ABOVE

88.03

ENGINEER, ARCHITECT OR SURVEYOR (name, address, telephone)

TAX MAP NO(S)

LUMSDEN ASSOCIATES, P.C.

P.O. BOX 20669

ROANOKE, VIRGINIA 24018 15401774-4411

PARCEL NO(S) 29, 33 AND 35

OF THE SITE DESIGN REQUIREMENTS IMPOSED BY THIS SITE DEVELOPMENT PLAN AND OTHER APPLICABLE COUNTY CODES. I HEREBY CERTIFY THAT I AGREE TO COMPLY WITH THESE REQUIREMENTS,

UNLESS MODIFIED IN ACCORDANCE WITH LOCAL LAW.

SHEET 2 OF 15

RC-009708

OWNER/DEVELOPER, AM AWARE