

ITEM	EXISTING	PROPOSED
Pavement	---	---
Roll Top Curb	---	---
Storm Drain Line	---	---
Sanitary Sewer Manhole	---	---
Sanitary Sewer Line	---	---
Waterline	---	---
Hydrant	---	---
Light Pole	---	---
Overhead Electric Line	---	---
Overhead Telephone Line	---	---
Contours	---	---

C-2 A= 101'18"57" R= 300.00 T= 300.00 L= 530.49 BRG. N 70°43'31" E CHD. 464.02	C-3 A= 61°54'18" R= 350.00 T= 200.81 L= 378.16 BRG. S 27°39'51" E CHD. 360.03	C-4 A= 55°57'25" R= 300.00 T= 193.37 L= 292.99 BRG. N 24°41'25" W CHD. 281.49	C-5 A= 38°24'40" R= 350.00 T= 121.92 L= 234.84 BRG. N 71°32'27" W CHD. 230.27	C-6 A= 100°21'59" R= 350.00 T= 419.63 L= 613.10 BRG. N 77°57'30" E CHD. 537.87	C-7 A= 61°04'44" R= 250.00 T= 147.49 L= 266.51 BRG. S 50°18'53" W CHD. 250.07
C-8 A= 58°45'01" R= 350.00 T= 197.02 L= 338.89 BRG. S 48°57'32" W CHD. 343.37	C-9 A= 37°42'37" R= 250.00 T= 85.38 L= 144.42 BRG. S 48°57'32" W CHD. 161.59	C-10 A= 27°34'33" R= 300.00 T= 73.64 L= 144.42 BRG. S 81°36'17" W CHD. 143.03	C-11 A= 29°17'30" R= 300.00 T= 78.42 L= 144.42 BRG. N 89°57'21" W CHD. 151.73	C-12 A= 38°23'33" R= 250.00 T= 87.04 L= 161.25 BRG. N 13°08'06" E CHD. 164.40	C-13 A= 59°01'35" R= 375.00 T= 207.98 L= 574.78 BRG. N 61°20'40" E CHD. 363.76

NOTES:
1. THE FOLLOWING LOTS SHALL HAVE PRESSURE REDUCING VALVES PER WESTERN VIRGINIA WATER AUTHORITY STANDARDS: BLOCK 1, LOTS 1-12; BLOCK 2, LOTS 1-8; BLOCK 3, LOTS 1-4, LOTS 17-21; BLOCK 4, LOTS 1-5; AND BLOCK 5, LOTS 1-8.

SANITARY SEWER MAIN LINE BEARINGS AND DISTANCES

LINE	BEARING	DISTANCE
EX - 1	S24°22'54"W	124.64'
1 - 2	S00°56'04"E	61.79'
2 - 3	N89°03'56"E	64.14'
3 - 4	S42°26'35"E	160.40'
4 - 5	S17°13'40"E	228.44'
5 - 6	S81°37'24"E	52.00'
6 - 7	S12°29'40"E	464.00'
7 - 7A	S17°07'38"E	264.86'
7 - 8	S76°03'05"W	131.85'
8 - 8A	N29°55'36"W	99.01'
8A - 8B	N49°54'16"W	176.28'
8 - 9	S56°24'33"W	213.41'
9 - 10	S44°44'58"W	200.33'
10 - 11	S69°08'46"W	101.37'
11 - 12	S81°21'14"W	148.80'
12 - 13	S49°17'20"W	177.98'
13 - 14	S33°15'42"E	213.42'
14 - 15	S78°01'51"W	200.67'
15 - 16	N76°57'49"W	156.48'
16 - 17	N31°02'51"W	101.03'
17 - 18	S00°56'04"E	132.50'
18 - 19	S33°15'42"E	44.52'
19 - 20	S08°03'40"E	114.78'
20 - 21	S04°18'37"E	150.92'
21 - 22	S16°17'20"W	101.72'
22 - 23	S32°50'15"W	118.08'

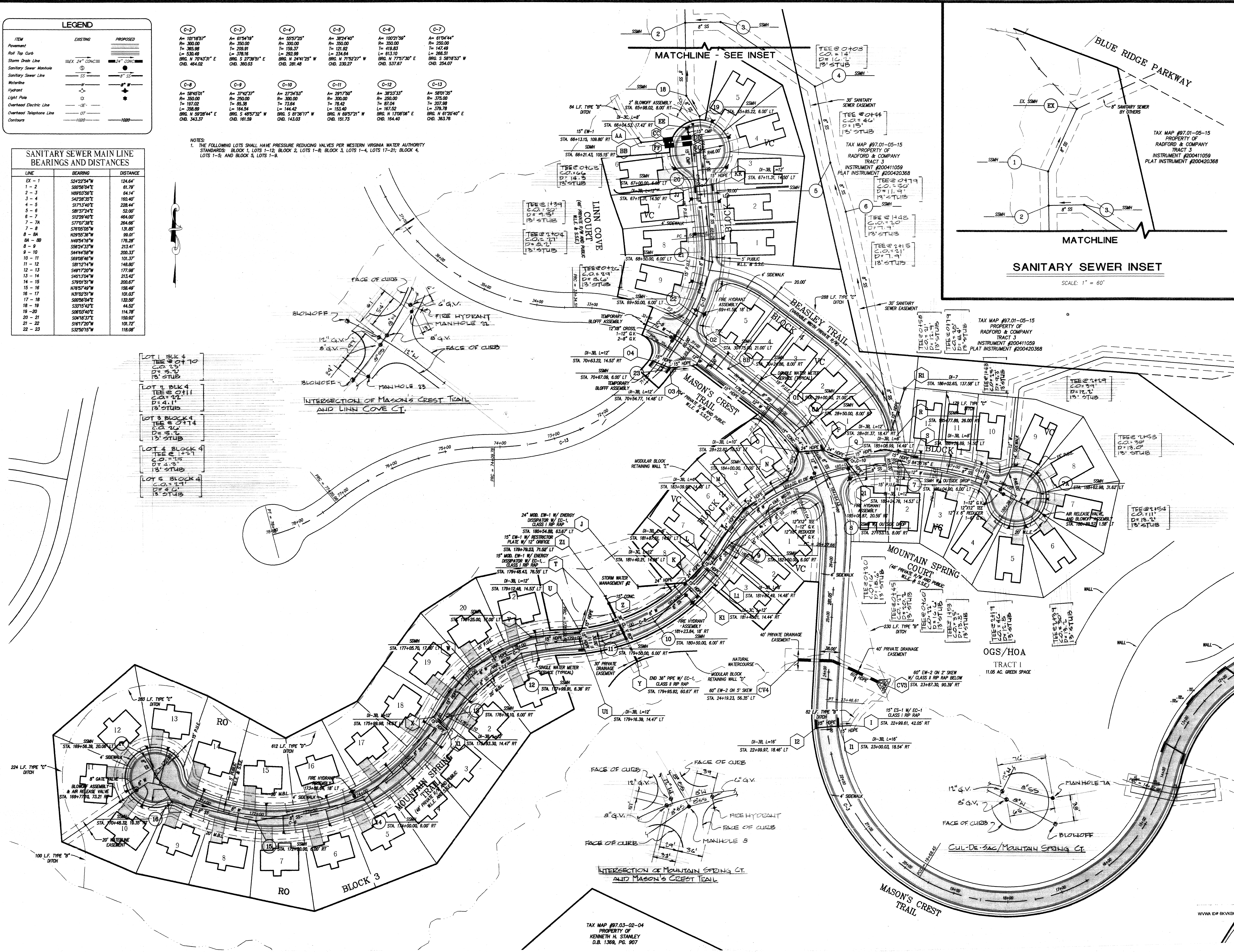
LOT 1, BLK 4
TEE @ 0+70
C.O. = 1.1
D = 4.11
13' STUB

LOT 2, BLK 4
TEE @ 0+11
C.O. = 1.1
D = 4.11
13' STUB

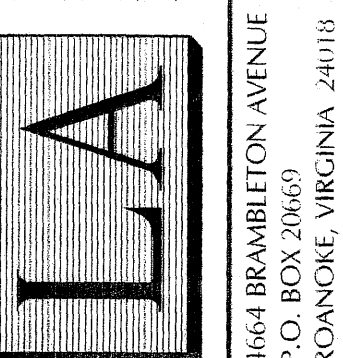
LOT 3, BLK 4
TEE @ 0+14
C.O. = 1.1
D = 4.11
13' STUB

LOT 4, BLK 4
TEE @ 0+17
C.O. = 1.1
D = 4.11
13' STUB

LOT 5, BLK 4
TEE @ 0+20
C.O. = 1.1
D = 4.11
13' STUB



LUMSDEN ASSOCIATES, P.C.
ENGINEERS-SURVEYORS-PLANNERS
ROANOKE, VIRGINIA



12-19-05
B. Lumsden
Professional Engineer
No. 17591

DIMENSIONAL LAYOUT
& UTILITIES

Mason's Crest

SECTION No. 1
MASON'S CREST
PREPARED FOR
RADFORD & COMPANY
CAVE SPRING MAGISTERIAL DISTRICT
ROANOKE COUNTY, VIRGINIA

NO.	DATE	REVISIONS
1	5/27/05	CHANGED SOME STORM DRAIN FROM CONC TO PIPE AND 24" WATER MAIN AT MOUNTAIN SPRING TRAIL CUL-DE-SAC
2	6/9/05	REVISED GRADING FOR BLOCKS 3, 4 & 5
3	12/9/05	WATER MAIN SIZED
4	10/15/06	WATER MAIN SIZED
5		

DATE: MAY 27, 2005
COMMISSION NO.:
SHEET 7 OF 18 04-136
CARD FILE