LYNCHPIN INDUSTRIAL CENTER SIDEWALK

LYNCHBURG, VIRGINIA

OCTOBER 22, 2013

REVISED MARCH 5, 2014

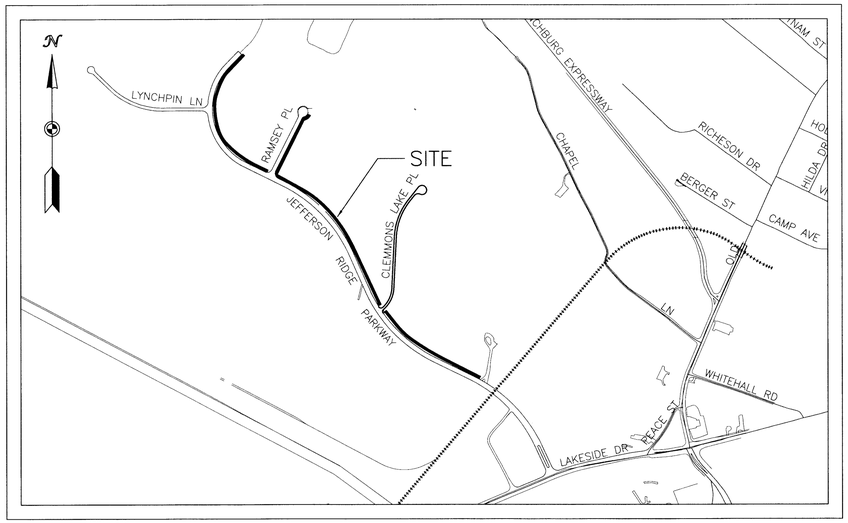
LEGEND

	ABANDONED OR DEMOLISH	BM-1	BENCHMARK
	CENTER/EDGE OF STREAM		DOUBLE WATER METER SETTING
500	CONTOUR (INTERVAL AS INDICATED ON SITE PLAN)		DROP INLET
	EC-2 LINER	FH	FIRE HYDRANT
	EDGE OF EXISTING PAVEMENT	IPF	IRON PIN FOUND
X	FENCE	IPS	IRON PIN SET
GAS	GAS LINE		LIGHT POLE
	GRASS LINED DITCH		POWER POLE
OHE	OVERHEAD ELECTRIC LINE		SAN. SEWER MANHOLE
OHT	OVERHEAD TELEPHONE LINE	CO	SANITARY CLEAN OUT
PL	PROPERTY LINE		
RW	RIGHT-OF-WAY		TELEPHONE POLE WITH GUY WIRE & ANCHOR
	SANITARY SEWER		THRUST BLOCK
• 499.50	SPOT ELEVATION		TREE
	STORM SEWER	ARV	AIR RELEASE VALVE
UGE	UNDERGROUND ELECTRICAL LINE		
UGT	UNDERGROUND TELEPHONE LINE	WM	WATER METER
W	WATER LINE	WV	WATER VALVE
	WOOD LINE		
	CONCRETE	C-2	STRUCTURE NUMBER PLAN C-2
	STONE		NEW PAVEMENT (HEAVY DUTY)
			NEW PAVEMENT (LIGHT DUTY)

NOTE: 1. THE SIZE OF SYMBOLS MAY VARY FROM THOSE SHOWN.
2. ALL ABBREVIATIONS AND SYMBOLS SHOWN MAY NOT BE USED.

ABBREVIATIONS

ADT	AVERAGE DAILY TRAFFIC	PC	POINT OF CURVATURE
ARV	AIR RELEASE VALVE	PI	POINT OF INTERSECTION
BC	BACK OF CURB	PT	POINT OF TANGENT
BM	BENCH MARK	POB	POINT OF BEGINNING
CD	COMBINATION UNDERDRAIN	POE	POINT OF ENDING
CG	CURB & GUTTER	PRC	POINT OF REVERSE CURVE
℄	CENTER LINE	PVC	POINT OF VERTICAL CURVATURE
CMP	CORRUGATED METAL PIPE	PVI	POINT OF VERTICAL INTERSECTION
CO	CLEAN OUT	PVT	POINT OF VERTICAL TANGENT
CP	CONTROL POINT	PUE	PUBLIC UTILITY EASEMENT
CY	CUBIC YARDS	PVC	POLYVINYL CHLORIDE PIPE
DIA	DIAMETER	RCP	REINFORCED CONCRETE PIPE
DIP	DUCTILE IRON PIPE	RT	RIGHT
EL	ELEVATION	R/W	RIGHT OF WAY
ELEC	ELECTRIC	SAN	SANITARY
EVT	EVENT POINT	SD	SIGHT DISTANCE
EX	EXISTING	STA	STATION
FF	FINISHED FLOOR	STD	STANDARD
FH	FIRE HYDRANT ASSEMBLY	SY	SQUARE YARDS
INV	INVERT	TYP	TYPICAL
IPF	IRON PIN FOUND	UD	UNDERDRAIN
IPS	IRON PIN SET	UON	UNLESS OTHERWISE NOTED
LT	LEFT	VC	VERTICAL CURVE LENGTH
MH	MANHOLE	VPD	VEHICLES PER DAY
NIC	NOT IN CONTRACT	VSD	VERTICAL SIGHT DISTANCE
NTS	NOT TO SCALE	WM	WATER METER
ℙ	PROPERTY LINE	WV	WATER VALVE



VICINITY MAP

NTS

INDEX OF SHEETS

SHEET NO.	DRAWING NO.	TITLE
CS1	1 OF 7	COVER SHEET
G1	2 OF 7	EXISTING CONDITIONS & DEMOLITION PLAN
G2	3 OF 7	SHEET LAYOUT
C1	4 OF 7	SITE PLAN
C2	5 OF 7	SITE PLAN
C3	6 OF 7	SITE PLAN
D1	7 OF 7	MISCELLANEOUS DETAILS

PROJECT NARRATIVE:
THIS PROJECT IS TO BUILD APPROXIMATELY 4,440 LF OF SIDEWALK WITH NEW STREET TREES IN THE LYNCHPIN INDUSTRIAL CENTER ALONG JEFFERSON RIDGE PARKWAY AND APPROXIMATELY 685 LF OF SIDEWALK ALONG RAMSEY PLACE. IT INVOLVES THE DISTURBANCE OF 0.60 ACRES.

UTILITY CONTACTS

WATER & SEWER:	CITY OF LYNCHBURG UTILITY DEPARTMENT ATTN: HARRY DOSS 525 TAYLOR STREET LYNCHBURG, VA. 24501 (434)455-4271
TELEPHONE:	VERIZON VIRGINIA INC. ENGINEERING DEPARTMENT 553 LEESVILLE ROAD LYNCHBURG, VA 24502 (434) 237-9522 REPAIR: 1-888-663-0363
ELECTRICITY:	AMERICAN ELECTRIC POWER 4001 MAYFLOWER DRIVE LYNCHBURG, VA 24501 (434) 522-4281
GAS:	COLUMBIA GAS OF VIRGINIA INC. CUSTOMER SERVICE RICHMOND VA 23236 1-888-460-4332
CABLE:	COMCAST DIGITAL CABLE 2820 LINKHORNE DRIVE LYNCHBURG, VA 24588 (888) 266-2278

CONTRACTOR SHALL VERIFY CONTACT INFORMATION FOR EMERGENCY REPAIR SERVICE AND INSTALLATION, PRIOR TO ANY CONSTRUCTION ACTIVITES.

OWNER INFORMATION

OWNER:	CITY OF LYNCHBURG 900 CHURCH ST. LYNCHBURG VA. 24501
CONTACT:	DON DeBERRY PHONE: (434) 455-3935
ENGINEER:	WARNER WHITE ENGINEERING PARTNERS 118 CORNERSTONE STREET LYNCHBURG, VIRGINIA 24502
CONTACT:	TRENT J. WARNER, P.E. PHONE: (434) 534-3201

NO.	REVISION	BY	DATE
1	REVISED TO ADD STREET TREES	TJW	3-5-14

COMMONWEALTH OF VIRGINIA
TRENT J. WARNER
LIC. No. 31204
3/5/14
PROFESSIONAL ENGINEER

WARNER WHITE
ENGINEERING PARTNERS
118 CORNERSTONE STREET
LYNCHBURG, VIRGINIA 24502
PHONE: 434-534-3201 FAX: 434-534-3202

DRAWN BY:	GLM
DESIGNED BY:	JLW
REVIEWED BY:	TJW
PROJECT No.	13045.00
SCALE:	GRAPHIC

PROJECT: LYNCHPIN INDUSTRIAL CENTER SIDEWALK
LYNCHBURG, VIRGINIA

TITLE: COVER SHEET

DATE: REV. 3-5-14 10-22-13

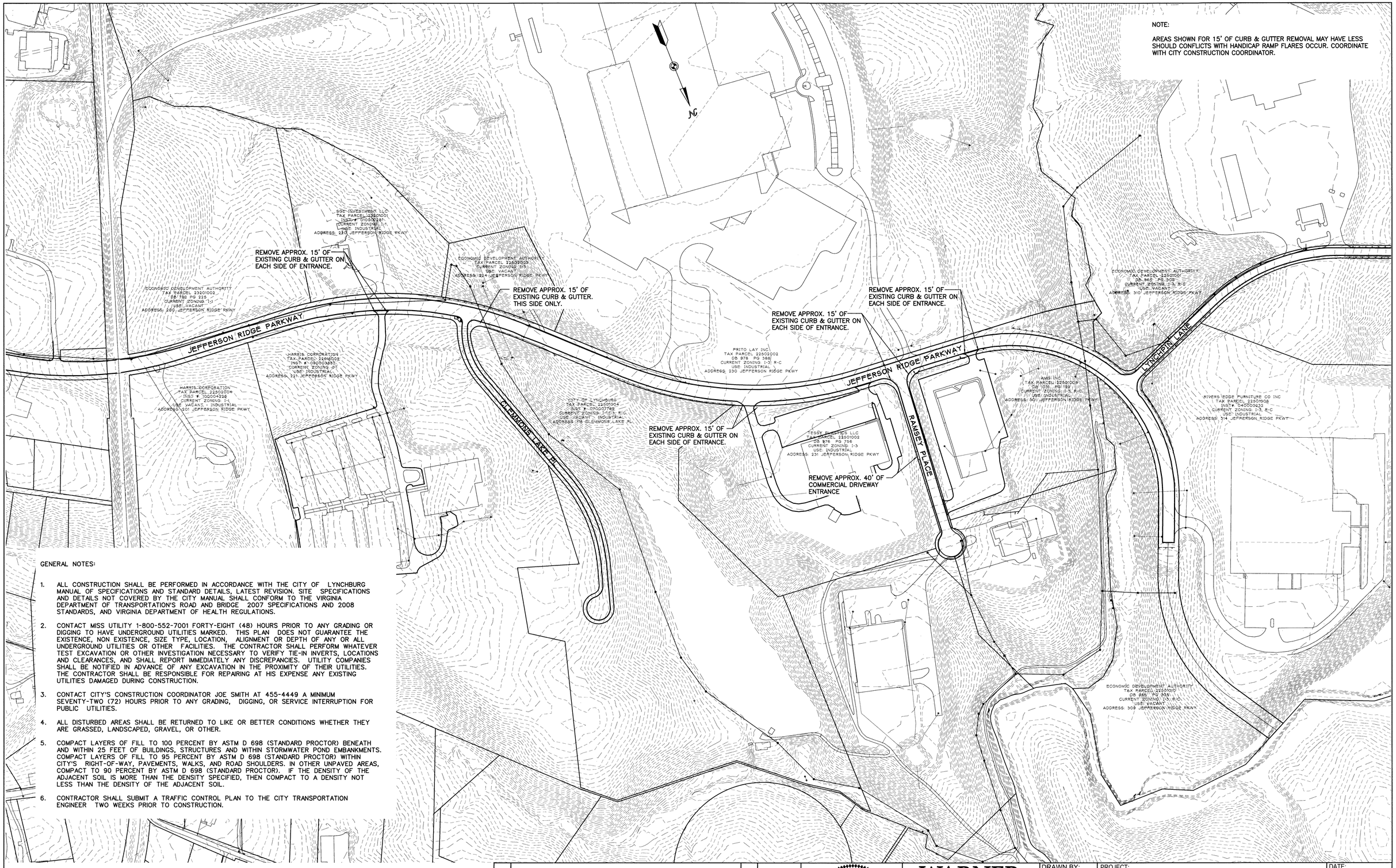
DRAWING No: CS1

SHEET NUMBER: 1 OF 7

FILE: P:\2013\13045.00 Sidewalk Design in Lynchpin\Site Plan\13045CS1.dwg

NOTE:

AREAS SHOWN FOR 15' OF CURB & GUTTER REMOVAL MAY HAVE LESS SHOULD CONFLICTS WITH HANDICAP RAMP FLARES OCCUR. COORDINATE WITH CITY CONSTRUCTION COORDINATOR.



GENERAL NOTES:

1. ALL CONSTRUCTION SHALL BE PERFORMED IN ACCORDANCE WITH THE CITY OF LYNCHBURG MANUAL OF SPECIFICATIONS AND STANDARD DETAILS, LATEST REVISION. SITE SPECIFICATIONS AND DETAILS NOT COVERED BY THE CITY MANUAL SHALL CONFORM TO THE VIRGINIA DEPARTMENT OF TRANSPORTATION'S ROAD AND BRIDGE 2007 SPECIFICATIONS AND 2008 STANDARDS, AND VIRGINIA DEPARTMENT OF HEALTH REGULATIONS.

2. CONTACT MISS UTILITY 1-800-552-7001 FORTY-EIGHT (48) HOURS PRIOR TO ANY GRADING OR DIGGING TO HAVE UNDERGROUND UTILITIES MARKED. THIS PLAN DOES NOT GUARANTEE THE EXISTENCE, NON EXISTENCE, SIZE TYPE, LOCATION, ALIGNMENT OR DEPTH OF ANY OR ALL UNDERGROUND UTILITIES OR OTHER FACILITIES. THE CONTRACTOR SHALL PERFORM WHATEVER TEST EXCAVATION OR OTHER INVESTIGATION NECESSARY TO VERIFY TIE-IN INVERTS, LOCATIONS AND CLEARANCES, AND SHALL REPORT IMMEDIATELY ANY DISCREPANCIES. UTILITY COMPANIES SHALL BE NOTIFIED IN ADVANCE OF ANY EXCAVATION IN THE PROXIMITY OF THEIR UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING AT HIS EXPENSE ANY EXISTING UTILITIES DAMAGED DURING CONSTRUCTION.

3. CONTACT CITY'S CONSTRUCTION COORDINATOR JOE SMITH AT 455-4449 A MINIMUM SEVENTY-TWO (72) HOURS PRIOR TO ANY GRADING, DIGGING, OR SERVICE INTERRUPTION FOR PUBLIC UTILITIES.

4. ALL DISTURBED AREAS SHALL BE RETURNED TO LIKE OR BETTER CONDITIONS WHETHER THEY ARE GRASSED, LANDSCAPED, GRAVEL, OR OTHER.

5. COMPACT LAYERS OF FILL TO 100 PERCENT BY ASTM D 698 (STANDARD PROCTOR) BENEATH AND WITHIN 25 FEET OF BUILDINGS, STRUCTURES AND WITHIN STORMWATER POND EMBANKMENTS. COMPACT LAYERS OF FILL TO 95 PERCENT BY ASTM D 698 (STANDARD PROCTOR) WITHIN CITY'S RIGHT-OF-WAY, PAVEMENTS, WALKS, AND ROAD SHOULDERS. IN OTHER UNPAVED AREAS, COMPACT TO 90 PERCENT BY ASTM D 698 (STANDARD PROCTOR). IF THE DENSITY OF THE ADJACENT SOIL IS MORE THAN THE DENSITY SPECIFIED, THEN COMPACT TO A DENSITY NOT LESS THAN THE DENSITY OF THE ADJACENT SOIL.

6. CONTRACTOR SHALL SUBMIT A TRAFFIC CONTROL PLAN TO THE CITY TRANSPORTATION ENGINEER TWO WEEKS PRIOR TO CONSTRUCTION.

IF THIS DRAWING IS A REDUCTION GRAPHIC SCALE MUST BE USED

160' 0 160'

NO.	REVISION	BY	DATE
1	REVISED TO ADD STREET TREES	TJW	3-5-14

COMMONWEALTH OF VIRGINIA
TRENT J. WARNER
Lic. No. 31204
3/5/14
PROFESSIONAL ENGINEER

WARNER WHITE
ENGINEERING PARTNERS
118 CORNERSTONE STREET
LYNCHBURG, VIRGINIA 24502
PHONE: 434-534-3201 FAX: 434-534-3202

DRAWN BY: GLM
DESIGNED BY: JLW
REVIEWED BY: TJW
PROJECT No. 13045.00
SCALE: GRAPHIC

PROJECT: LYNCHPIN INDUSTRIAL CENTER SIDEWALK
LYNCHBURG, VIRGINIA

TITLE: EXISTING CONDITIONS & DEMOLITION PLAN

DATE: REV. 3-5-14 10-22-13

DRAWING No: G1

SHEET NUMBER: 2 OF 7

FILE: P:\2013\13045.00 Sidewalk Design in Lynchpin\Site Plan\13045G1.dwg

IF THIS DRAWING IS A REDUCTION
GRAPHIC SCALE MUST BE USED

160' 0 160'

NO.	REVISION	BY	DATE
1	REVISED TO ADD STREET TREES	TJW	3-5-14

COMMONWEALTH OF VIRGINIA
TREVI J. WARNER
Lic. No. 31204
3/5/14
PROFESSIONAL ENGINEER

WARNER WHITE
ENGINEERING PARTNERS
118 CORNERSTONE STREET
LYNCHBURG, VIRGINIA 24502
PHONE: 434-534-3201 FAX: 434-534-3202

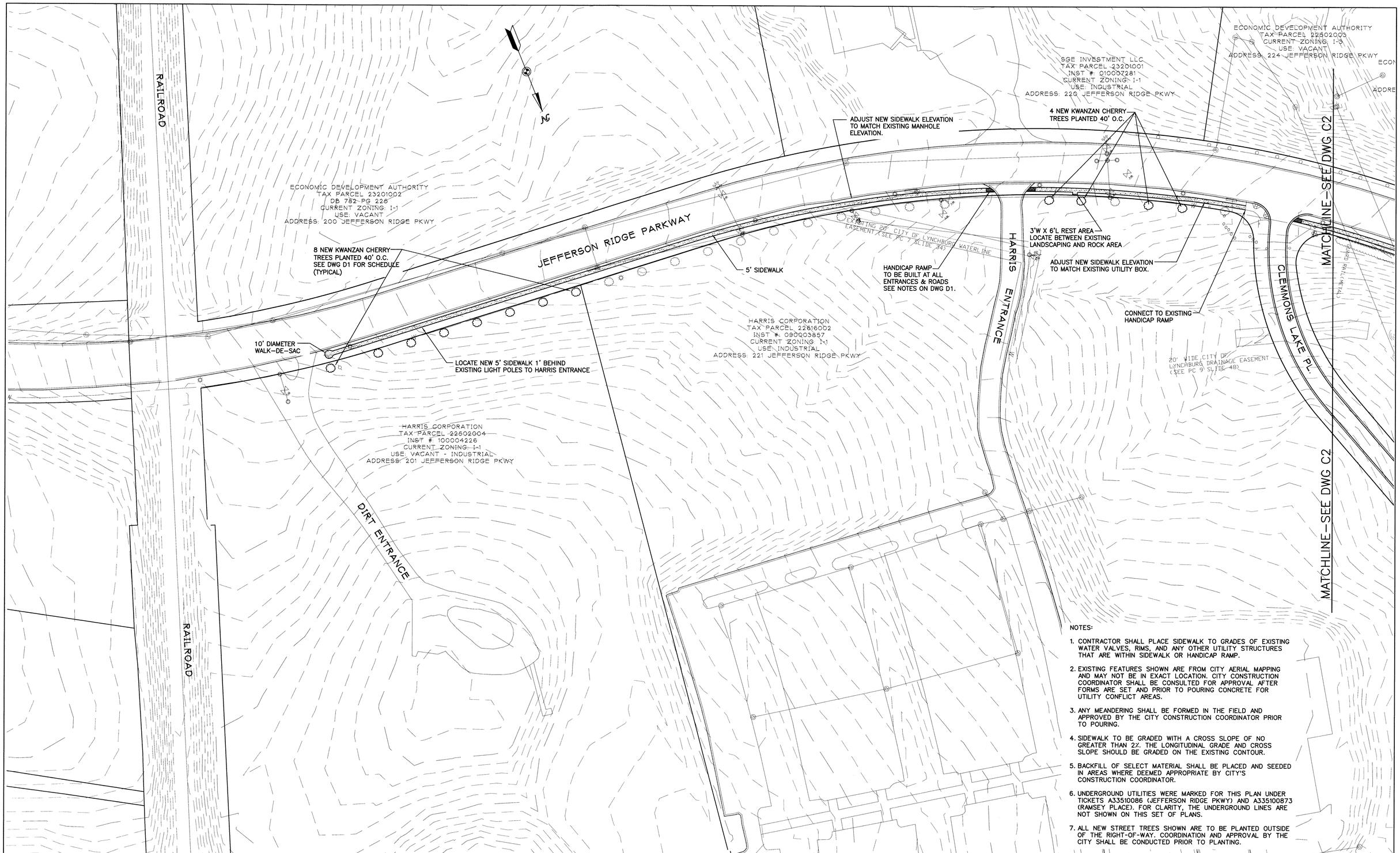
DRAWN BY: GLM
DESIGNED BY: JLW
REVIEWED BY: TJW
PROJECT No. 13045.00
SCALE: GRAPHIC

PROJECT: LYNCHPIN INDUSTRIAL CENTER SIDEWALK
LYNCHBURG, VIRGINIA

TITLE: SHEET LAYOUT

DATE: REV. 3-5-14 10-22-13
DRAWING No: G2
SHEET NUMBER: 3 OF 7

FILE: P:\2013\13045.00 Sidewalk Design in Lynchpin\Site Plan\13045G2.dwg



NOTES:

1. CONTRACTOR SHALL PLACE SIDEWALK TO GRADES OF EXISTING WATER VALVES, RIMS, AND ANY OTHER UTILITY STRUCTURES THAT ARE WITHIN SIDEWALK OR HANDICAP RAMP.
2. EXISTING FEATURES SHOWN ARE FROM CITY AERIAL MAPPING AND MAY NOT BE IN EXACT LOCATION. CITY CONSTRUCTION COORDINATOR SHALL BE CONSULTED FOR APPROVAL AFTER FORMS ARE SET AND PRIOR TO POURING CONCRETE FOR UTILITY CONFLICT AREAS.
3. ANY MEANDERING SHALL BE FORMED IN THE FIELD AND APPROVED BY THE CITY CONSTRUCTION COORDINATOR PRIOR TO POURING.
4. SIDEWALK TO BE GRADED WITH A CROSS SLOPE OF NO GREATER THAN 2%. THE LONGITUDINAL GRADE AND CROSS SLOPE SHOULD BE GRADED ON THE EXISTING CONTOUR.
5. BACKFILL OF SELECT MATERIAL SHALL BE PLACED AND SEEDED IN AREAS WHERE DEEMED APPROPRIATE BY CITY'S CONSTRUCTION COORDINATOR.
6. UNDERGROUND UTILITIES WERE MARKED FOR THIS PLAN UNDER TICKETS A33510086 (JEFFERSON RIDGE PKWY) AND A335100873 (RAMSEY PLACE). FOR CLARITY, THE UNDERGROUND LINES ARE NOT SHOWN ON THIS SET OF PLANS.
7. ALL NEW STREET TREES SHOWN ARE TO BE PLANTED OUTSIDE OF THE RIGHT-OF-WAY. COORDINATION AND APPROVAL BY THE CITY SHALL BE CONDUCTED PRIOR TO PLANTING.

IF THIS DRAWING IS A REDUCTION GRAPHIC SCALE MUST BE USED

50' 0 50'

NO.	REVISION	BY	DATE
1	REVISED TO ADD STREET TREES	TJW	3-5-14

COMMONWEALTH OF VIRGINIA
THENT L. WARNER
LIC. No. 31204
3/5/14
PROFESSIONAL ENGINEER

WARNER WHITE
ENGINEERING PARTNERS
118 CORNERSTONE STREET
LYNCHBURG, VIRGINIA 24502
PHONE: 434-534-3201 FAX: 434-534-3202

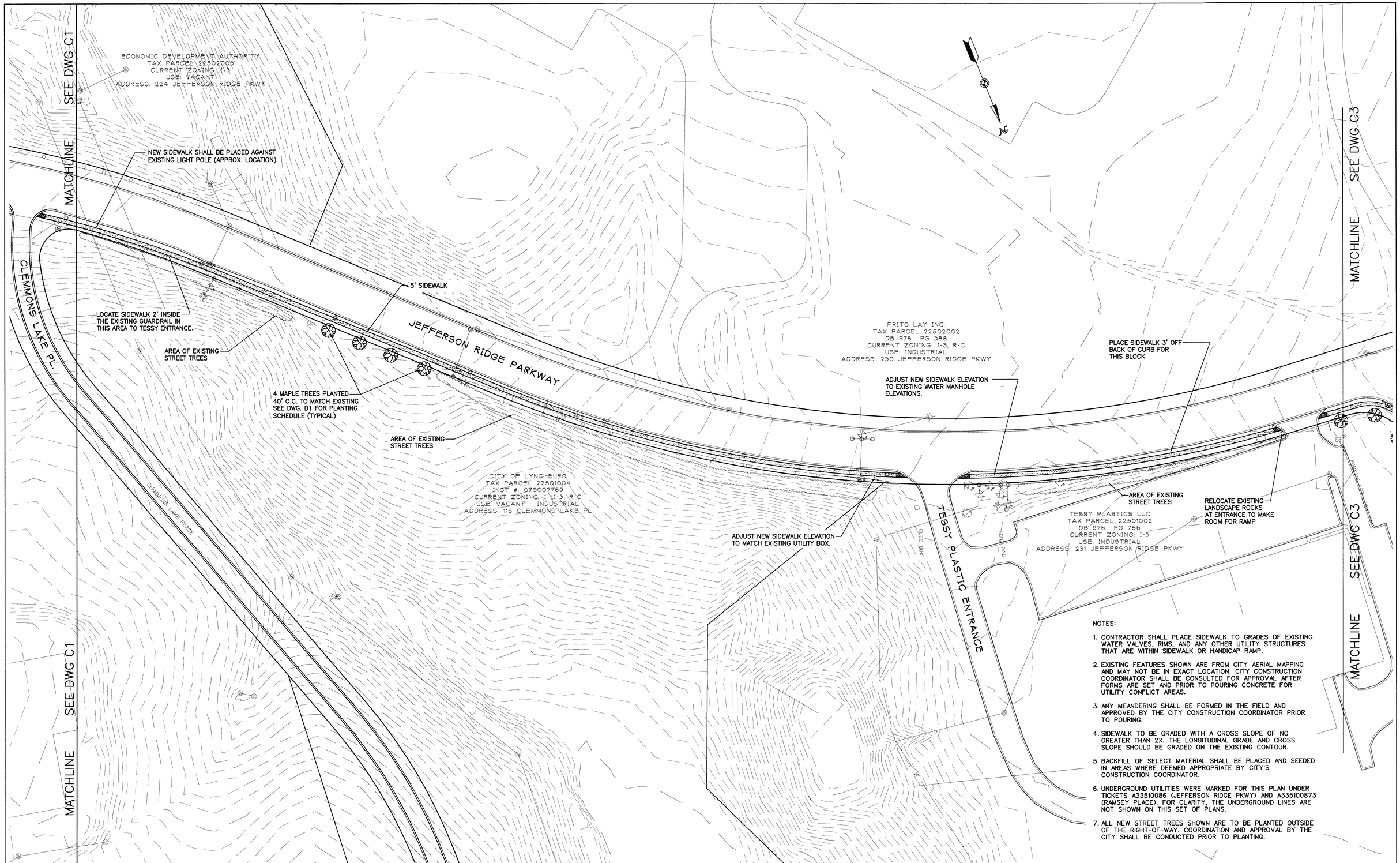
DRAWN BY: GLM
DESIGNED BY: JLW
REVIEWED BY: TJW
PROJECT No. 13045.00
SCALE: GRAPHIC

PROJECT: LYNCHPIN INDUSTRIAL CENTER SIDEWALK
LYNCHBURG, VIRGINIA

TITLE: SITE PLAN

DATE: REV. 3-5-14 10-22-13
DRAWING No: C1
SHEET NUMBER: 4 OF 7

FILE: P:\2013\13045.00 Sidewalk Design in Lynchpin\Site Plan\13045C1.dwg



NOTES:

1. CONTRACTOR SHALL PLACE SIDEWALK TO GRADES OF EXISTING WATER VALVES, RIMS, AND ANY OTHER UTILITY STRUCTURES THAT ARE WITHIN SIDEWALK OR HANDICAP RAMP.
2. EXISTING FEATURES SHOWN ARE FROM CITY AERIAL MAPPING AND MAY NOT BE IN EXACT LOCATION. CITY CONSTRUCTION COORDINATOR SHALL BE CONSULTED FOR APPROVAL AFTER FORMS ARE SET AND PRIOR TO POURING CONCRETE FOR UTILITY CONFLICT AREAS.
3. ANY MEANDERING SHALL BE FORMED IN THE FIELD AND APPROVED BY THE CITY CONSTRUCTION COORDINATOR PRIOR TO POURING.
4. SIDEWALK TO BE GRADED WITH A CROSS SLOPE OF NO GREATER THAN 2%. THE LONGITUDINAL GRADE AND CROSS SLOPE SHOULD BE GRADED ON THE EXISTING CONTOUR.
5. BACKFILL OF SELECT MATERIAL SHALL BE PLACED AND SEEDED IN AREAS WHERE DEEMED APPROPRIATE BY CITY'S CONSTRUCTION COORDINATOR.
6. UNDERGROUND UTILITIES WERE MARKED FOR THIS PLAN UNDER TICKETS A33510086 (JEFFERSON RIDGE PKWY) AND A335100873 (RAMSEY PLACE). FOR CLARITY, THE UNDERGROUND LINES ARE NOT SHOWN ON THIS SET OF PLANS.
7. ALL NEW STREET TREES SHOWN ARE TO BE PLANTED OUTSIDE OF THE RIGHT-OF-WAY. COORDINATION AND APPROVAL BY THE CITY SHALL BE CONDUCTED PRIOR TO PLANTING.

IF THIS DRAWING IS A REDUCTION GRAPHIC SCALE MUST BE USED

50' 0 50'

NO.	REVISION	BY	DATE
1	REVISED TO ADD STREET TREES	TJW	3-5-14

COMMONWEALTH OF VIRGINIA
TERRY J. WARNER
Lic. No. 3204
3/5/14
PROFESSIONAL ENGINEER

WARNER WHITE
ENGINEERING PARTNERS
118 CORNERSTONE STREET
LYNCHBURG, VIRGINIA 24502
PHONE: 434-534-3201 FAX: 434-534-3202

DRAWN BY: GLM
DESIGNED BY: JLW
REVIEWED BY: TJW
PROJECT No. 13045.00
SCALE: GRAPHIC

PROJECT: LYNCHPIN INDUSTRIAL CENTER SIDEWALK
LYNCHBURG, VIRGINIA

TITLE: SITE PLAN

DATE: REV. 3-5-14 10-22-13
DRAWING No: C2
SHEET NUMBER: 5 OF 7

FILE: P:\2013\13045.00 Sidewalk Design in Lynchpin\Site Plan\13045C2.dwg

FRITO LAY INC.
TAX PARCEL 22502002
DB 978 PG 388
CURRENT ZONING: I-3, R-C
USE: INDUSTRIAL
ADDRESS: 230 JEFFERSON RIDGE PKWY

ECONOMIC DEVELOPMENT AUTHORITY
TAX PARCEL 22501001
DB 965 PG 305
CURRENT ZONING: I-3, R-C
USE: VACANT
ADDRESS: 310 JEFFERSON RIDGE PKWY

AMG INC.
TAX PARCEL 22501005
DB 1031 PG 199
CURRENT ZONING: I-3, R-C
USE: INDUSTRIAL
ADDRESS: 301 JEFFERSON RIDGE PKWY

RIVERS EDGE FURNITURE CO INC
TAX PARCEL 22501008
INST# 040000232
CURRENT ZONING: I-3, R-C
USE: INDUSTRIAL
ADDRESS: 314 JEFFERSON RIDGE PKWY

ECONOMIC DEVELOPMENT AUTHORITY
TAX PARCEL 22501010
DB 965 PG 305
CURRENT ZONING: I-3, R-C
USE: VACANT
ADDRESS: 309 JEFFERSON RIDGE PKWY

JEFFERSON RIDGE PARKWAY

LYNCHPIN LANE

RAMSEY PLACE

JEFFERSON RIDGE PARKWAY

B&W ENTRANCE

MATCHLINE

SEE DWG C2

NEW SIDEWALK SHALL MEANDER BETWEEN MAILBOX & AMG SIGN TRIM REAR POST OF MAILBOX TO AVOID OVERHANG OF SIDEWALK

HANDICAP RAMP TYPICAL AT ALL ENTRANCES & ROADS

NEW SIDEWALK TO BE PLACED AGAINST CURB 6" FROM AMG SIGN (APPROX. LOCATION)

NEW SIDEWALK TO BE PLACED 1' OFF STORM STRUCTURE.

3 MAPLE TREES PLANTED 40' O.C. TO MATCH EXISTING

APPROXIMATELY 48' LONG BY 3' HIGH SEGMENTED BLOCK RETAINING WALL. COORDINATE COLOR AND BLOCK WITH CITY CONSTRUCTION COORDINATOR.

RELOCATE ANY EXISTING SHRUBBERY NECESSARY FOR CONSTRUCTION TO LOCATION SPECIFIED BY OWNER AT ENTRANCE.

PLACE 5' SIDEWALK AGAINST CURB ALONG RAMSEY PLACE

AREA OF EXISTING STREET TREES

4 MAPLE TREES PLANTED 40' O.C. TO MATCH EXISTING SEE DWG. D1 FOR PLANTING SCHEDULE (TYPICAL)

THE 4 EXISTING STREETS LIGHT ALONG RAMSEY PLACE SHALL BE RELOCATED BY OTHERS TO THE OPPOSITE SIDE OF THE STREET PRIOR TO SIDEWALK CONSTRUCTION.

ADJUST NEW SIDEWALK ELEVATION TO MATCH EXISTING WATER MANHOLE ELEVATIONS.

5' SIDEWALK

3' GRASS STRIP FOR THIS BLOCK

REMOVE EXISTING COMMERCIAL DRIVEWAY ENTRANCE AND REPLACE WITH MATCHING CURB & GUTTER & SIDEWALK.

3'W X 6'L REST AREA

TO AVOID RIGHT-OF-WAY LINE, BEGIN TAPER FROM 5' SIDEWALK TO 4' SIDEWALK.

5' WIDE SIDEWALK

10' TAPER

BEGIN 4' SIDEWALK

4' WIDE SIDEWALK

TO AVOID RIGHT-OF-WAY LINE, BEGIN TAPER FROM 4' SIDEWALK TO 3.5' SIDEWALK.

1 MAPLE TREE TO MATCH EXISTING

5' TAPER

3.5' WIDE SIDEWALK

SIDEWALK SHALL REMAIN 3.5' TO B&W ENTRANCE

10' DIAMETER WALK-DE-SAC

NOTES:

1. CONTRACTOR SHALL PLACE SIDEWALK TO GRADES OF EXISTING WATER VALVES, RIMS, AND ANY OTHER UTILITY STRUCTURES THAT ARE WITHIN SIDEWALK OR HANDICAP RAMP.
2. EXISTING FEATURES SHOWN ARE FROM CITY AERIAL MAPPING AND MAY NOT BE IN EXACT LOCATION. CITY CONSTRUCTION COORDINATOR SHALL BE CONSULTED FOR APPROVAL AFTER FORMS ARE SET AND PRIOR TO POURING CONCRETE FOR UTILITY CONFLICT AREAS.
3. ANY MEANDERING SHALL BE FORMED IN THE FIELD AND APPROVED BY THE CITY CONSTRUCTION COORDINATOR PRIOR TO POURING.
4. SIDEWALK TO BE GRADED WITH A CROSS SLOPE OF NO GREATER THAN 2%. THE LONGITUDINAL GRADE AND CROSS SLOPE SHOULD BE GRADED ON THE EXISTING CONTOUR.
5. BACKFILL OF SELECT MATERIAL SHALL BE PLACED AND SEEDED IN AREAS WHERE DEEMED APPROPRIATE BY CITY'S CONSTRUCTION COORDINATOR.
6. RIGHT-OF-WAY LINE SHALL BE FIELD LOCATED BY A SURVEYOR PRIOR TO CONSTRUCTING THE RETAINING WALL AT THE ENTRANCE OF AMG AND PRIOR TO CONSTRUCTING THE SIDEWALK ALONG RAMSEY PLACE TO THE B&W ENTRANCE.
7. UNDERGROUND UTILITIES WERE MARKED FOR THIS PLAN UNDER TICKETS A33510086 (JEFFERSON RIDGE PKWY) AND A335100873 (RAMSEY PLACE). FOR CLARITY, THE UNDERGROUND LINES ARE NOT SHOWN ON THIS SET OF PLANS.
8. ALL NEW STREET TREES SHOWN ARE TO BE PLANTED OUTSIDE OF THE RIGHT-OF-WAY. COORDINATION AND APPROVAL BY THE CITY SHALL BE CONDUCTED PRIOR TO PLANTING.

IF THIS DRAWING IS A REDUCTION GRAPHIC SCALE MUST BE USED

50' 0 50'

NO.	REVISION	BY	DATE
1	REVISED TO ADD STREET TREES	TJW	3-5-14

COMMONWEALTH OF VIRGINIA
TRENT J. WARNER
Lic. No. 31204
3/5/14
PROFESSIONAL ENGINEER

WARNER WHITE
ENGINEERING PARTNERS
118 CORNERSTONE STREET
LYNCHBURG, VIRGINIA 24502
PHONE: 434-534-3201 FAX: 434-534-3202

DRAWN BY: GLM
DESIGNED BY: JLW
REVIEWED BY: TJW
PROJECT No. 13045.00
SCALE: GRAPHIC

PROJECT: LYNCHPIN INDUSTRIAL CENTER SIDEWALK
LYNCHBURG, VIRGINIA

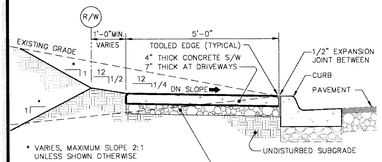
TITLE: SITE PLAN

DATE: REV. 3-5-14 10-22-13

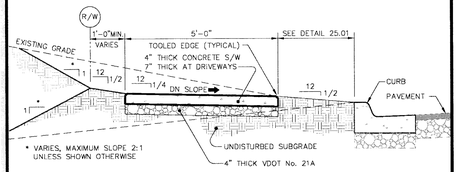
DRAWING No: C3

SHEET NUMBER: 6 OF 7

FILE: P:\2013\13045.00 Sidewalk Design in Lynchpin\Site Plan\13045C3.dwg



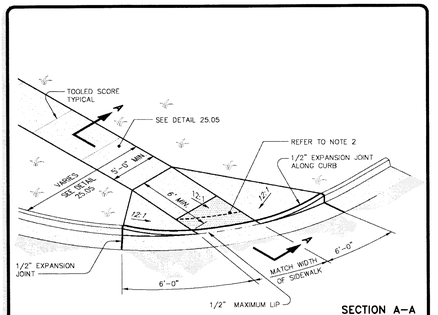
TYPICAL SIDEWALK without PARKWAY



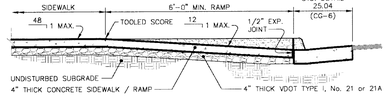
TYPICAL SIDEWALK with PARKWAY

NOTES:
1. PROVIDE 3/4" DEEP TOOLED SCORE AT 5'-0" O.C.
2. EXPANSION JOINTS TO BE PLACED 30'-0" O.C. LONGITUDINALLY, ADJACENT TO CURBS, AND WHEN BUTTING EXISTING STRUCTURES, CONCRETE, OR BUILDINGS.

THE CITY OF LYNCHBURG		
STANDARD SIDEWALK DETAIL	SCALE: NOT TO SCALE	DETAIL #: 25.05
USE WITH THE CITY OF LYNCHBURG STANDARD SPECIFICATIONS ONLY	REVISION DATE: 12-14-2012	SHEET #: 1 OF 1



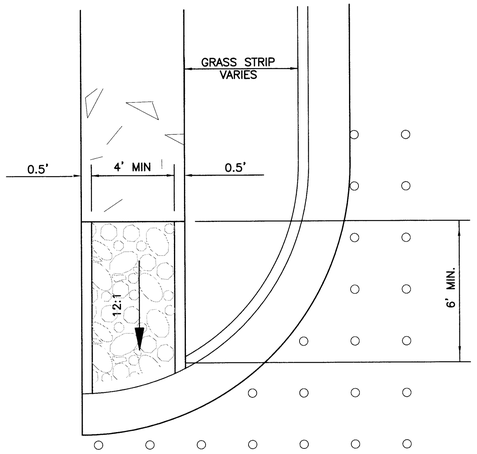
SECTION A–A



THE CITY OF LYNCHBURG		
TYPE 4 – HANDICAP RAMP for INTERSECTION with GRASS STRIP	SCALE: NOT TO SCALE	DETAIL #: 25.17
USE WITH THE CITY OF LYNCHBURG STANDARD SPECIFICATIONS ONLY	REVISION DATE: 12-14-2012	SHEET #: 1 OF 2

NOTES:
1. CROSS AND SIDE RAMPS SHALL NOT EXCEED A SLOPE OF 12:1.
2. CROSS RAMP SHALL HAVE A TRUNCATED DOME PATTERN MEETING THE CURRENT CROSS RAMP SHALL HAVE A TRUNCATED DOME PATTERN MEETING THE CURRENT AMERICANS WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES (ADAAG). THE TRUNCATED DOME PATTERN SHALL EXTEND THE FULL WIDTH OF THE CROSS RAMP BY 2 FEET IN LENGTH IN THE DIRECTION OF PEDESTRIAN TRAVEL. THE TRUNCATED DOME SURFACE SHALL BE RED IN COLOR TO PRODUCE A 70% CONTRAST WITH SURROUNDING CONCRETE SURFACES. RECOMMENDED MANUFACTURERS INCLUDE 2004 ADA COMPLIANT DETECTABLE WARNING PAVER BY PAVESTONE COMPANY AND STEP-SAFE BY TRANSPO INDUSTRIES, INC. DETECTABLE WARNING SURFACE SHALL BE INSTALLED WITH THE ELONGATED SIDE PARALLEL TO THE RAMP OPENING. PAVERS/TILES SHALL BE RECESSED TO MOUNT FLUSH WITH THE SURROUNDING CONCRETE RAMP/SURFACE.
3. CURB RAMPS ARE TO BE LOCATED WHEREVER AN ACCESSIBLE ROUTE WITHIN THE RIGHT-OF-WAY OF A ROADWAY CROSSES AS SHOWN ON PLANS OR AS DIRECTED BY CITY ENGINEER AND SHOULD NOT BE LOCATED BEHIND VEHICLE STOP LINES, EXISTING LIGHT POLES, FIRE HYDRANTS, DROP INLETS, ETC.

THE CITY OF LYNCHBURG		
TYPE 4 – HANDICAP RAMP for INTERSECTION with GRASS STRIP	SCALE: NOT TO SCALE	DETAIL #: 25.17
USE WITH THE CITY OF LYNCHBURG STANDARD SPECIFICATIONS ONLY	REVISION DATE: 12-14-2012	SHEET #: 2 OF 2



NOTE:

NEW HANDICAP RAMPS SHALL BE BUILT WITHOUT FLARES SHOULD UTILITY OR SIGN CONFLICT EXIST. ALL OTHER CITY SPECIFICATIONS SHALL APPLY.

TYPICAL MODIFIED HANDICAP RAMP

NOT TO SCALE

LANDSCAPING LEGEND

SYMBOL	TREE	QUANTITY	BOTANICAL NAME	COMMON NAME	PLANTING SIZE	ULTIMATE SIZE	CANOPY PER PLANTING	REMARKS
	AR	12	ACER RUBRUM	RED MAPLE	1½" CALIPER	50' H X 40' W	1,257 SF	TREE
	KC	12	PRUNUS SERRULATA "KWANZAN"	KWANZAN CHERRY	1½" CALIPER	25' H X 20' W	314 SF	TREE

SOIL PREPARATION
FOR INDIVIDUAL PLANTINGS OR SMALL GROUPINGS THIS PREPARATION CAN BE DONE WITHIN THE PLANTING HOLE FOR LARGER GROUPING THE PLANTING AREA THROUGHOUT THE ENTIRE AREA SHALL BE PREPARED.

1. REMOVE ANY SOD, ROOTS, ROCKS AND DEBRIS FROM THE AREA.
2. LOOSEN THE SOIL TO A MINIMUM DEPTH OF 8" AND BREAK ANY CLODS.
3. APPLY MEASURED AMOUNTS OF FERTILIZER AND MINERAL AMENDMENTS. (SEE SCHEDULE BELOW)
4. MIX SOIL THOROUGHLY
5. INSURE THAT ALL PLANTING HOLES ARE TWICE THE SIZE OF THE ROOT BALL.

FERTILIZER AND SOIL AMENDMENTS

MATERIAL	AMOUNT PER 100 SF
5-5-5 ALL PURPOSE FERTILIZER	6-8 LBS.
REGULAR OR DOLOMITIC LIMESTONE	5 LBS.
GYPSUM	2 LBS.

12 MONTH WATERING SCHEDULE

1. NEW PLANTINGS SHALL BE WATERED AT TIME OF PLANTING AT A RATE OF APPROXIMATELY 1" OVER THE PLANTED AREA.
2. DURING THE FIRST MONTH PLANTS SHALL BE WATERED EVERY OTHER DAY AT A RATE OF ½" OVER THE PLANTED AREA.
3. DURING THE MONTHS OF MARCH THROUGH OCTOBER PLANTS SHALL RECEIVE WATER AT A RATE OF 3" TO 4" A MONTH. WATERING SHOULD TAKE PLACE WEEKLY TO SUPPLEMENT RAINFALL TO ACHIEVE THIS RATE.

NOTE:

AFTER PLANTING, MULCH ALL AREAS TO A DEPTH OF 6". INDIVIDUAL TREES SHALL BE MULCHED IN A RING 4' IN DIAMETER. CARE SHOULD BE TAKEN NOT TO PULL THE MULCH UP TIGHT TO THE PLANT STEM AS THIS CAN CAUSE DISEASE OR INSECT PROBLEMS. LANDSCAPE FABRIC CAN BE PLACED ON THE GROUND PRIOR TO MULCHING AS A WEED BARRIER.

NO.	REVISION	BY	DATE
1	REVISED TO ADD STREET TREES	TJW	3-5-14

COMMONWEALTH OF VIRGINIA
TRENT J. WARNER
Lic. No. 31204
3/5/14
PROFESSIONAL ENGINEER

WARNER WHITE
ENGINEERING PARTNERS
118 CORNERSTONE STREET
LYNCHBURG, VIRGINIA 24502
PHONE: 434-534-3201 FAX: 434-534-3202

DRAWN BY: GLM	PROJECT: LYNCHPIN INDUSTRIAL CENTER SIDEWALK LYNCHBURG, VIRGINIA	DATE: REV. 3-5-14 10-22-13	
DESIGNED BY: JLW		DRAWING No: D1	
REVIEWED BY: TJW			
PROJECT No. 13045.00	TITLE: DETAILS	SHEET NUMBER: 7 OF 7	
SCALE: GRAPHIC			

FILE: P:\2013\13045.00 Sidewalk Design in Lynchpin\Site Plan\13045D1.dwg