

MATCH LINE  
SEE SHEET #16

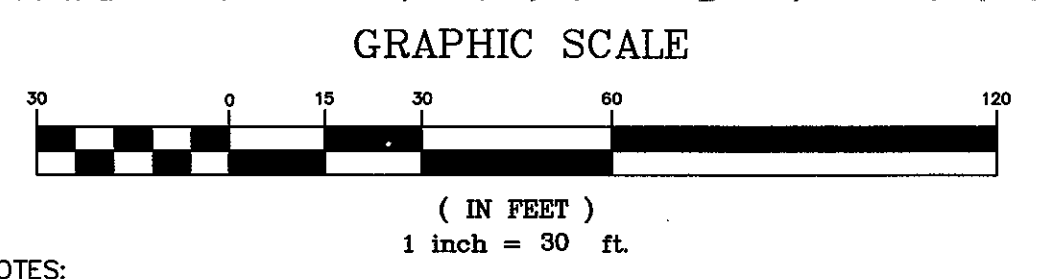
MATCH LINE  
SEE SHEET #17

EX. POND 2A  
SWM POND  
(SEE PLN# SDR2016-00096  
FOR MORE INFORMATION)

EX LAND BAY 2A  
(SEE PLN# SDR2016-00096  
FOR MORE INFORMATION)

GRIN #7597-82-4068  
RCKF BULL RUN LLC  
PO BOX 666  
MERRIFIELD, VA 22116-0666  
INSTR #201601200003900  
ZONED: PMR

GPIN #7597-92-5689  
INSTR #20104280035297  
DC STAR AMBER, LLC  
ZONED: R16



GEOTECHNICAL NOTES:

1. AFTER THE CONSTRUCTION IS COMPLETE GEOTECHNICAL ENGINEER OF RECORD SHALL PROVIDE A WRITTEN CERTIFICATION THAT THE SLOPES HAVE BEEN CONSTRUCTED (INCLUDING BUT NOT LIMITED TO THE TYPE OF MATERIAL, DEGREE OF COMPACTION, DEPTH AND SPACING OF PILES/PIERS; LOCATION, LENGTH, SPACING, STRENGTH AND TYPE OF GEO-GRID, AND GROUND COVER TO PROTECT THE SLOPE) IN ACCORDANCE WITH THE APPROVED PLANS AND SPECIFICATIONS.
2. AFTER THE CONSTRUCTION IS COMPLETE, THE PROJECT CIVIL ENGINEER OF RECORD OR LAND SURVEYOR DULY LICENSED IN THE COMMONWEALTH OF VIRGINIA SHALL PROVIDE A WRITTEN CERTIFICATION ON THE GRADIENT OF THE CONSTRUCTED SLOPE AS DIRECTED BY THE COUNTY STAFF.
3. THE STRUCTURAL DESIGN OF PROPOSED RETAINING WALL MUST BE APPROVED AND APPROPRIATE PERMIT SHALL BE OBTAINED FROM PWC-BUILDING DIVISION PRIOR TO SITE IMPLEMENTATION.
4. 3:1 SLOPES REQUIRE STABILIZATION BLANKETS/MATTING. SEE DETAIL ON SHEET 65A.
5. SEE SHEETS 84-85 FOR SOIL BORING LOCATIONS AND SECTION LINES.
6. INDIVIDUAL LOT GRADING PLAN FOR EACH LOT IS REQUIRED.

REVISIONS	No.	DATE	DESCRIPTION
07-15-16	01	07-15-16	PLANS
08-24-16	02	08-24-16	REVISED
01-30-17	03	01-30-17	REVISED
08-12-17	04	08-12-17	REVISED
08-19-17	05	08-19-17	REVISED
10-20-17	06	10-20-17	REVISED

FLANDRINE  
07-15-16  
08-24-16  
01-30-17  
08-12-17  
08-19-17  
10-20-17

Urban  
Planners-Engineers-Landscape Architects-Land Surveyors

COMMONWEALTH OF VIRGINIA  
Professional Engineer  
Mark G. David  
Lic. No. 039229  
02/27/17

GRADING PLAN  
SITE PLAN  
BLACKBURN - LANDBAY 1B  
GAINESVILLE DISTRICT  
PRINCE WILLIAM COUNTY, VIRGINIA

SHEET  
15  
OF  
85  
FILE No.  
SP-2107-1B

SCALE: 1"=30'  
DATE: OCTOBER, 2017  
C.I. = 2