

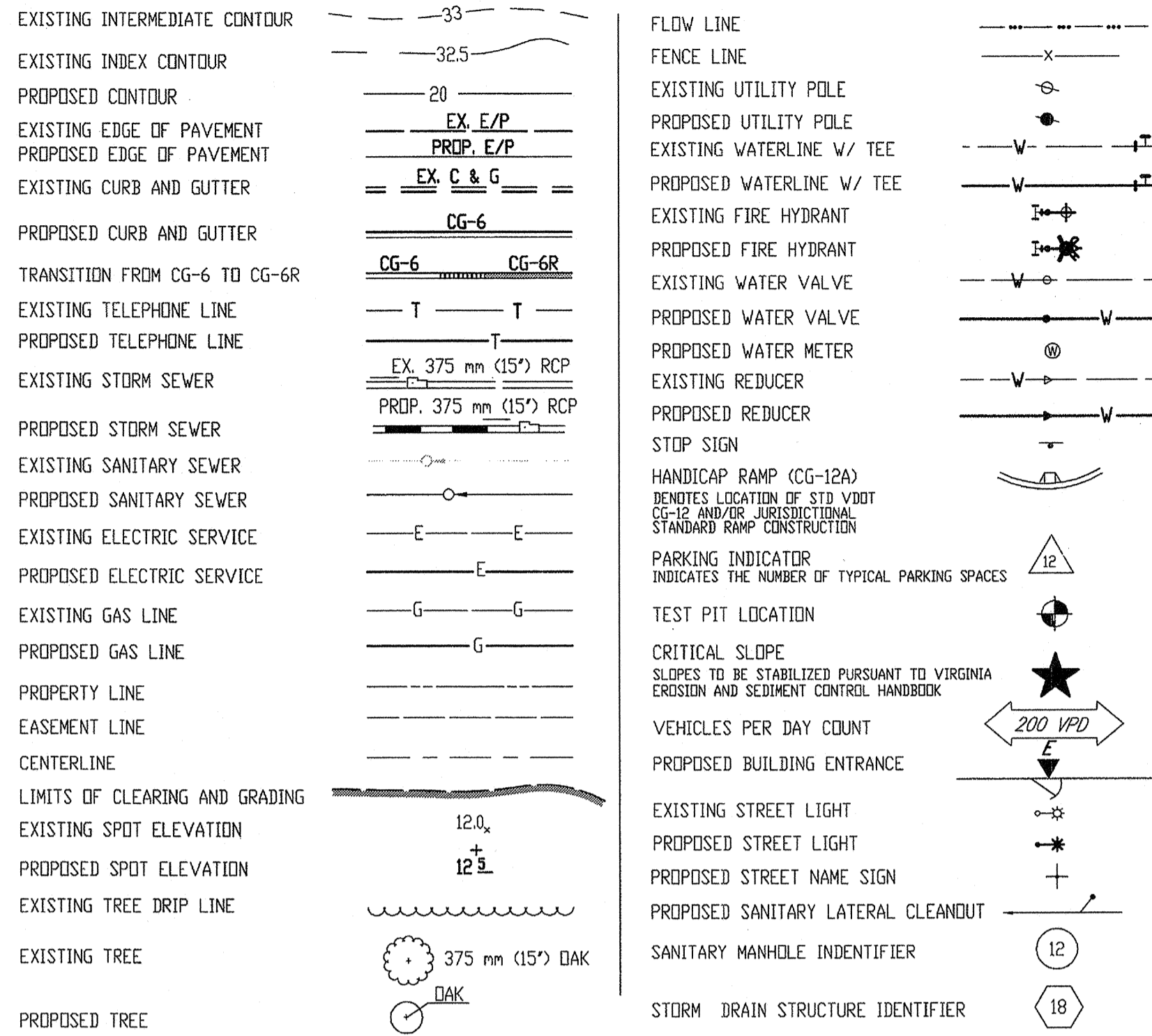
GENERAL NOTES

- 1. This site has been addressed by the Prince William County Mapping Office as: 14901 WASHINGTON STREET (addresses for subdivision lots shall appear on the approved plat for recordation).
2. Addresses assigned are for the layout of individual businesses or dwelling units and are for exterior doors as shown on this plan only.
3. Methods and materials used in the construction of the improvements herein shall conform to the current County construction standards and specifications and/or current VDOT standards and specifications.
4. The contractor or developer is required to notify the Prince William County Department of Public Works in writing three (3) days prior to the beginning of the construction and specifically request inspection before beginning -- 792-7070.
5. Measures to control erosion and siltation, including detention ponds serving as silt basins during construction, must be provided prior to issuance of the site development permit.
6. A permit must be obtained from the Office of the Resident Engineer, Virginia Department of Transportation (VDOT) Prince William County, prior to construction in existing State right-of-way, 366-1900.
7. Approval of this plan does not guarantee issuance of an entrance permit by VDOT when such permit is required under State law.
8. The exact location of all guard rails will be determined by VDOT personnel.
9. An approved set of plans and all applicable permits must be available at the construction site.
10. Warning signs, markers, barricades or flagmen should be in accordance with the Manual on Uniform Traffic Control Devices (MUTCD).
11. All unsuitable material shall be removed from the construction limits of the roadway before placing embankment.
12. All pavement sections on the approved plans are based on a minimum CBR value of 10.
13. All roadside ditches at grades of more than 5% shall be paved with cement concrete to the limits indicated on the plans and as required at the field inspection.
14. All springs shall be capped and piped to the nearest storm sewer manholes or curb inlet.
15. All standard street name signs, traffic control devices, and street lights shall be installed by the developer when the first building unit is occupied.
16. Construction debris shall be containerized in accordance with the Virginia Litter Control Act; no less than one litter receptacle shall be provided at the construction site.
17. The contractor shall provide adequate means of cleaning mud from trucks and/or other equipment prior to entering public streets, and it is the contractors responsibility to clean streets, alloy dust, and to take whatever measures are necessary to insure that the streets are maintained in a clean, mud and dust free condition at all times.
18. Notification shall be given to the appropriate utility Company (Service Authority, Virginia-American Water Company, or Dale Service Corporation) prior to construction of water and/or sanitary sewer lines.
19. All sanitary sewers and water mains and appurtenances shall be constructed in accordance with the current standards and specifications of Prince William County and/or the Service Authority.
20. The developer and/or contractor shall be responsible to supply all utility companies with copies of plans that have been approved by Prince William County and advising them that all grading shall conform to the approved plans, and further that the utility companies shall be responsible for honoring these plans and the finished grades in the installation of their utility lines.
21. Contractors shall notify operators who maintain underground utility lines in the area of proposed excavating or blasting at least two (2) working days, but not more than ten (10) working days, prior to commencement of excavation or demolition.
22. The location of existing utilities shown in these plans are taken from existing records.
23. The developer will be responsible for any damage to the existing streets and utilities which occurs as a result of his construction project within or contiguous to the existing right-of-way.
24. All utilities placed under existing streets shall be bored or jacked.
25. When grading is proposed within easements of utilities, letters of permission from all involved companies must be provided to Prince William County Planning Office prior to issuance of grading and/or site development permits.
26. The developer will be responsible for the relocation of any utilities which is required as a result of his project prior to construction.
27. Before burning, blasting, transportation or storage of explosives in Prince William County, a permit shall be obtained from the Fire Marshal's Office, 792-6360.
28. Fire and Rescue Services must be notified immediately (792-6810) in the event that unusual items such as tanks, cylinders, unidentified containers, etc. which could contain potentially hazardous materials are discovered or observed.
29. Sidewalk underdrains shall be installed per Section 650 of the Design and Construction Standards Manual.
30. All walkways outside of the right-of-way limits will be maintained by the homeowners association.
31. Maintenance of the Storm Drainage or Storm Water Management facilities located therein shall be pursuant to Section 700 of the Prince William County Design and Construction Standards Manual.
32. If units shown on this plan will be occupied in phases, a phasing plan must be approved by the engineering inspection branch prior to the issuance of any occupancy permits.
33. These plans identify the location of all known gravesites.
34. Roof top mechanical equipment, if any, must be enclosed within a wall or similar screening barrier, designed in harmony with the building.
35. Individual sign permits will be required from the Zoning Office for all free standing and facade signs prior to erecting the signs.
36. All buffer areas shall be screened according to the Design and Construction Standards Manual.
37. For proffers statement and proffers analysis, see sheet(s) \_\_\_\_\_ & \_\_\_\_\_.
38. For waivers see sheet(s) \_\_\_\_\_ of \_\_\_\_\_.
39. Anticipated sewage flows: \_\_\_\_\_
40. Anticipated fire flows: \_\_\_\_\_
41. Distance to nearest existing school or proposed school site: 4 MILES TO GLENKIRK ELEMENTARY SCHOOL

MISS UTILITY 1-800-257-7777

Service Authority 335-7900 (After hours-Emergency 335-7990)
Virginia-American Water 491-2136
Dale Service Corporation 494-4161

LEGEND



- 1. NO HISTORIC SITES OR CEMETERIES ARE KNOWN TO EXIST WITHIN THE PROJECT LIMITS SHOWN ON THIS PLAN.
2. THE DEVELOPER/BUILDER SHALL CONTACT THE PRINCE WILLIAM COUNTY SERVICE AUTHORITY TO DISCUSS UTILITY PERMIT REQUIREMENTS FOR INSTALLATION OF WATER AND SANITARY SEWER AVAILABILITY PRIOR TO ISSUANCE OF A BUILDING PERMIT.

SURVEY AND TOPOGRAPHIC INFORMATION

- 1. Horizontal and vertical control surveys were performed by OTHERS in UNKNOWN (Year).
2. All elevations are based on the 1988 adjustment.
3. Source of topographic mapping is OTHERS dated UNKNOWN.
4. Boundary survey was performed by OTHERS dated UNKNOWN.

SOILS MAP



SOILS DATA

Table with columns: SOIL #, SOIL NAME, SOIL CAT., VAL., SURFACE RUNOFF, EROSION HAZARD, PERMEABILITY, DEPTH TO BEDROCK, SHRINK-SWELL, FLOODING, SLOPES. Row 4B: ARCOLA SILT LOAM, 2, 0.43, MEDIUM, SEVERE, MODERATE, 20-40 INCHES, LOW, NONE, 2-7%.

THIS PLAN COMPLIES WITH THE NEW PRINCE WILLIAM COUNTY SERVICE AUTHORITY UTILITY STANDARDS MANUAL, WHICH WENT INTO EFFECT ON JANUARY 2018. ALL UTILITY PERMITS ISSUED AFTER THIS DATE MUST COMPLY WITH THE CONSTRUCTION CRITERIA IN THE NEW MANUAL, INCLUDING ANY REVISIONS WHICH HAVE BEEN ISSUED.

DESIGNATED PLANS EXAMINER CERTIFICATE

1ST SUBMISSION REVIEWED AND RECOMMENDED FOR SUBMISSION

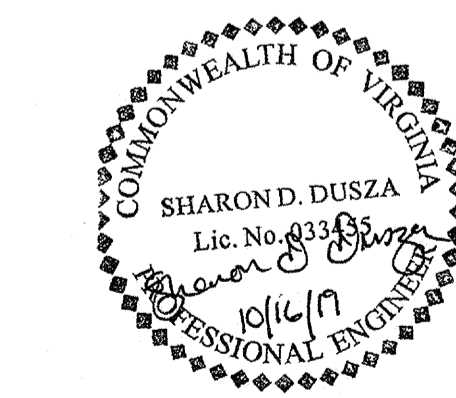
DESIGNATED PLANS EXAMINER REG. NUMBER DATE

2ND SUBMISSION REVIEWED AND RECOMMENDED FOR SUBMISSION

DESIGNATED PLANS EXAMINER REG. NUMBER DATE

BOND ESTIMATE

Table with columns: ITEM, COUNTY BOND, VDOT BOND. Rows include: TOTAL CONSTRUCTION COST, ADMINISTRATIVE COST, INFLATION COST, TOTAL PERFORMANCE BOND AMOUNT, TOTAL E&S CONTROL ESCROW AMOUNT, TOTAL LANDSCAPE ESCROW AMOUNT.

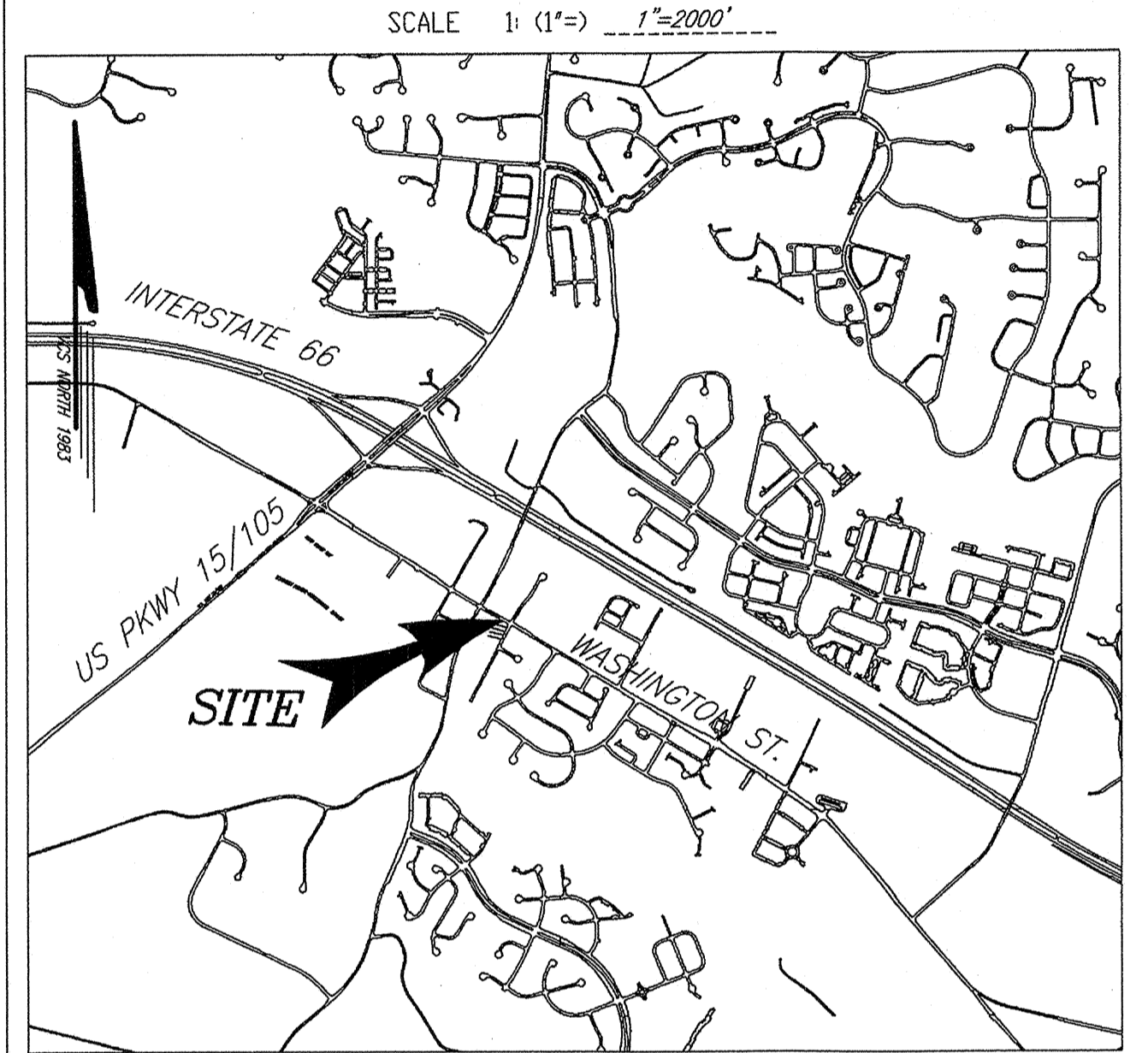


PROFESSIONAL SEAL & SIGNATURE
THESE PLANS ARE IN CONFORMANCE WITH PRINCE WILLIAM COUNTY STANDARDS AND ORDINANCES. ANY DEVIATION OR CHANGE IN THESE PLANS SHALL BE APPROVED BY THE DIRECTOR OF PLANNING PRIOR TO CONSTRUCTION.

REVIEWED BY: Emily Lockhart, Town Planner. APPROVED BY: Emily Lockhart.

This plan has been reviewed and has been found to be in general conformance with the requirements of Prince William County. The developer is hereby authorized to obtain all necessary land development permits, subject to all designs, procedures, materials and workmanship being in compliance with lawful requirements.

VICINITY MAP



SHEET INDEX

- C.01 COVER SHEET
C.02 EXISTING CONDITIONS & DEMOLITION PLAN
C.03 SITE PLAN

County of Prince William REVIEWED Building Development Division
09/28/2020 9:35:07 AM
All work shall comply with VA Uniform Statewide Building Code

REVISIONS

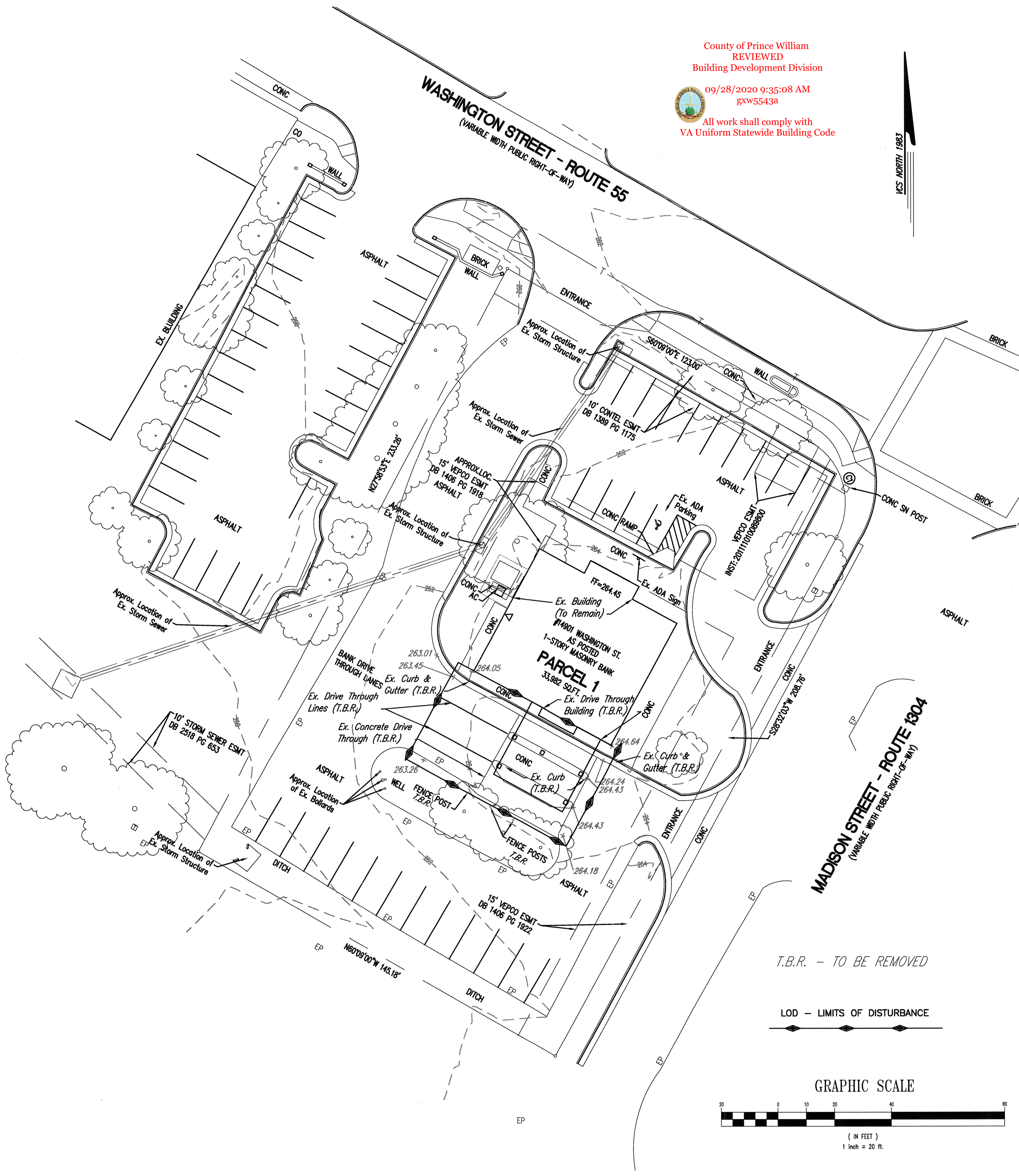
Table with columns: DATE, DESIGNER, NO., DESCRIPTION.

TOWN OF HAYMARKET

COVER SHEET

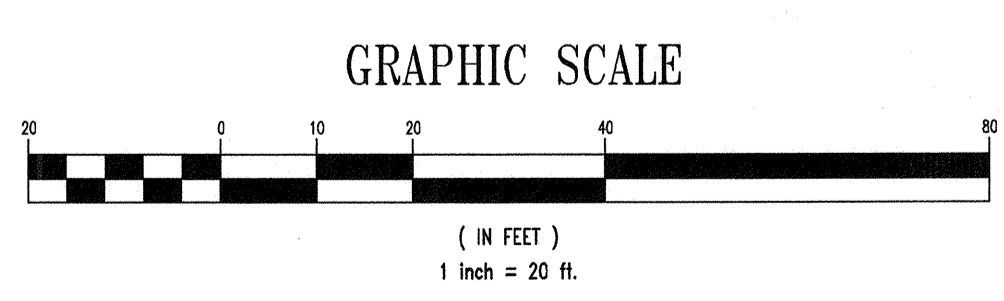
Project Name: WONDERFUL HAYMARKET, LLC
Market Name: WONDERFUL HAYMARKET, LLC
Magisterial District: TOWN OF HAYMARKET
Present Zoning & Use: ZONE: B-7, USE: DENTAL OFFICE
Owner: WONDERFUL HAYMARKET LLC
Developer: WONDERFUL HAYMARKET LLC
Name, Address & Telephone No. of Engineer: RINKER DESIGN ASSOCIATES, P.C.
Architect or Surveyor certifying Plan: 11100 ENDEAVOR COURT, SUITE 200, MANASSAS, VA 20109
Parcel Identification Number: 7297-99-2468
Total Area: 0.7801 ACRES Project Area: 0.057 AC. Disturbed Area: 0.057 AC. Impervious Area: 0.057 AC. BMP Storage/Acre: N/A cF/ac.
Related Plans Tracking Numbers (Including Rez. & SUP.): SUP#2019-003

County of Prince William  
REVIEWED  
Building Development Division  
09/28/2020 9:35:08 AM  
gwx55434  
All work shall comply with  
VA Uniform Statewide Building Code



T.B.R. - TO BE REMOVED

LOD - LIMITS OF DISTURBANCE



GENERAL NOTES

- 1. THE PROPERTY DEPICTED HEREON IS CURRENTLY IN THE NAME OF WONDERFUL HAYMARKET LLC AS RECORDED IN INSTRUMENT #20190410023353 AMONG THE LAND RECORDS OF PRINCE WILLIAM COUNTY, VIRGINIA.
2. THE BOUNDARY AND TOPOGRAPHIC INFORMATION SHOWN HEREON IS BASED UPON INFORMATION PROVIDED BY OTHERS.
3. THE SPECIAL USE PERMIT SUP-2019-003 FOR A PROPOSED MEDICAL OFFICE USE IN THE B-1 ZONING DISTRICT WAS APPROVED ON JUNE 3, 2019.
4. NO PORTIONS OF THE PROJECT LIE WITHIN A RESOURCE PRESERVATION AREA (RPA).
5. PER ITC-10TH EDITION, THE DAILY VEHICULAR TRIPS GENERATED BY THE PROPOSED DENTAL OFFICE WILL BE 166 TRIPS. THE CURRENT DAILY VEHICULAR TRIPS OF THE BANK IS ZERO BECAUSE THE SITE IS CURRENTLY VACANT.
6. THERE ARE NO KNOWN GRAVE SITES, CULTURAL OR HISTORICAL RESOURCES WITHIN THE LIMITS OF THE PROJECT.
7. TO THE BEST OF OUR KNOWLEDGE, NO HAZARDOUS WASTES, TOXIC SUBSTANCES OR PETROLEUM PRODUCTS HAVE BEEN GENERATED, UTILIZED, STORED, TREATED OR DISPOSED OF ON THIS SITE.
8. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO ADEQUATELY PROTECT THE PUBLIC FROM ONGOING CONSTRUCTION OPERATIONS AND PROVIDE A SAFE WORK ENVIRONMENT IN ACCORDANCE WITH OSHA AND OTHER FEDERAL, STATE, AND LOCAL ORDINANCES.
9. THE ENGINEER SHALL NOT HAVE CONTROL OVER OR CHARGE OF, AND SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES, OR FOR SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK SHOWN ON THESE PLANS. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR THE CONTRACTOR'S SCHEDULES OR FAILURE TO CARRY OUT THE WORK. THE ENGINEER IS NOT RESPONSIBLE FOR ACTS OR OMISSIONS OF THE CONTRACTOR, SUBCONTRACTORS, OR THEIR AGENTS OR EMPLOYEES, OR OF ANY OTHER PERSONS PERFORMING PORTIONS OF THE WORK. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR THE CONTRACTOR'S COMPLIANCE WITH THE HEALTH AND SAFETY REQUIREMENTS AS STIPULATED IN THE CONSTRUCTION CONTRACT DOCUMENTS, OR WITH FEDERAL, STATE, AND LOCAL OCCUPATIONAL SAFETY AND HEALTH LAWS AND REGULATIONS.

DEMOLITION NOTES

- 1. PRIOR TO THE ONSET OF DEMOLITION THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS AS REQUIRED BY THE TOWN OF HAYMARKET AND ANY APPLICABLE FEDERAL AGENCIES. ALL DEMOLITION ACTIVITIES ARE TO BE PERFORMED IN STRICT ADHERENCE TO ALL FEDERAL, STATE AND LOCAL REGULATIONS. BUILDINGS CONSTRUCTED PRIOR TO 1985 REQUIRE AN ASBESTOS SURVEY.
2. THE DEMOLITION AND REMOVAL OF ASPHALT SHALL BE DONE IN SMALL SECTIONS.
3. USE WATERING, TEMPORARY ENCLOSURES AND OTHER SUITABLE METHODS AS NECESSARY TO LIMIT THE AMOUNT OF DUST AND DIRT RISING AND SCATTERING IN THE AIR. CLEAN ADJACENT STRUCTURES AND IMPROVEMENTS OF ALL DUST AND DEBRIS CAUSED BY THE DEMOLITION OPERATIONS. RETURN ALL ADJACENT AREAS TO THE CONDITIONS EXISTING PRIOR TO THE START OF WORK.
4. DEMOLITION TO BE PERFORMED IN SUCH A MANNER AS TO PREVENT THE UNAUTHORIZED ENTRY OF WORKERS AT ANY TIME.
5. MARK POSITIONS OF ALL UTILITY, DRAINAGE AND SANITARY LINES AND PROTECT ALL ACTIVE LINES. CLEARLY IDENTIFY, BEFORE THE COMMENCEMENT OF DEMOLITION, SERVICES THAT REQUIRE INTERRUPTION OF AN ACTIVE SYSTEM THAT MAY AFFECT OTHER PARTIES, AND NOTIFY ALL APPLICABLE UTILITY COMPANIES TO ENSURE THE CONTINUATION OF SERVICE.

CONSTRUCTION NOTES

- C1. ALL CONSTRUCTION, METHODS, AND MATERIALS SHALL CONFORM TO THE CURRENT TOWN OF HAYMARKET, PRINCE WILLIAM COUNTY SERVICE AUTHORITY, AND VIRGINIA DEPARTMENT OF TRANSPORTATION STANDARDS AND SPECIFICATIONS EXCEPT AS MODIFIED BY NOTES OR DETAILS HEREON.
C2. VISIT THE SITE AND VERIFY EXISTING CONDITIONS PRIOR TO STARTING CONSTRUCTION. NOTIFY THE ENGINEER OF ANY CHANGES TO THE EXISTING SITE CONDITIONS THAT VARIES FROM THE EXISTING CONDITION INFORMATION SHOWN ON THE PLAN.
C3. AT LEAST ONE (1) COPY OF THE APPROVED PLANS, WITH REVISIONS AND ALL APPLICABLE PERMITS, MUST BE KEPT ON SITE AT ALL TIMES.
C4. NOTIFY THE OWNER AND THE ENGINEER OF ANY CHANGES OR CONDITIONS ATTACHED TO PERMITS OBTAINED FROM THE VIRGINIA DEPARTMENT OF TRANSPORTATION, PRINCE WILLIAM COUNTY, OR ANY OTHER AUTHORITY ISSUING PERMITS.
C5. THE APPROVAL OF THESE PLANS SHALL IN NO WAY RELIEVE THE OWNER OF COMPLYING WITH OTHER APPLICABLE LOCAL, STATE AND FEDERAL REQUIREMENTS.
C6. CONSTRUCTION DEBRIS SHALL BE CONTAINED IN ACCORDANCE WITH THE VIRGINIA LITTER CONTROL ACT. NO LESS THAN ONE LITTER RECEPTACLE SHALL BE PROVIDED AT THE CONSTRUCTION SITE.
C7. PROVIDE ADEQUATE MEANS OF CLEANING MUD FROM TRUCKS AND/OR OTHER EQUIPMENT PRIOR TO ENTERING PUBLIC STREETS. CLEAN STREETS, ALLAY DUST, AND TO TAKE WHATEVER MEASURES ARE NECESSARY TO INSURE THAT THE STREETS ARE MAINTAINED IN A CLEAN, MUD AND DUST FREE CONDITION AT ALL TIMES.
C8. PROTECT THE PUBLIC FROM ONGOING CONSTRUCTION OPERATIONS AND PROVIDE A SAFE WORK ENVIRONMENT IN ACCORDANCE WITH OSHA AND OTHER FEDERAL, STATE, AND LOCAL ORDINANCES.
C9. A GRADING PERMIT IS TO BE OBTAINED FROM THE TOWN OF HAYMARKET PRIOR TO THE START OF ANY GRADING ACTIVITIES.
C10. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL REQUIRED PERMITS AND ENSURING THAT ALL APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED AND THOROUGHLY REVIEWED ALL PLANS AND OTHER DOCUMENTS APPROVED BY ALL THE PERMITTING AUTHORITIES AND CONDUCTED A SITE VISIT TO VERIFY THAT EXISTING CONDITIONS HAVE NOT CHANGED.
C11. UNLESS OTHERWISE SPECIFIED, THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIS OWN CONSTRUCTION STAKING.
C12. ALL DEBRIS FROM REMOVAL OPERATIONS SHALL BE REMOVED FROM THE SITE AT THE TIME OF EXCAVATION. STOCKPILING OF DEBRIS WILL NOT BE PERMITTED. STOCKPILING OF SOIL WILL BE ALLOWED IN APPLICABLE LOCATIONS.
C13. DURING CONSTRUCTION AND UNTIL SUCH A TIME VEGETATION IS REESTABLISHED, THE CONTRACTOR SHALL KEEP EXPOSED DIRT AREAS WITHIN THE LIMITS OF CONSTRUCTION AND STOCKPILE AREAS, DAMPED TO PREVENT BLOWING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REESTABLISHING PROPER VEGETATION.
C14. ALL DIMENSIONS SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE CONSTRUCTION MANAGER AND/OR ENGINEER IF ANY DISCREPANCIES EXIST, PRIOR TO PROCEEDING WITH CONSTRUCTION, FOR NECESSARY PLAN OR GRADE CHANGES. NO EXTRA COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR WORK HAVING TO BE REDONE DUE TO DIMENSION OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH A NOTIFICATION HAS NOT BEEN GIVEN.

UTILITY NOTES

- U1. VERIFY LOCATIONS OF ALL EXISTING UTILITIES PRIOR TO STARTING CONSTRUCTION. THE EXISTING UNDERGROUND UTILITIES SHOWN HEREON ARE BASED UPON AVAILABLE INFORMATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF ALL UTILITIES BEFORE COMMENCING WORK AND FOR ANY DAMAGES WHICH OCCUR BY HIS FAILURE TO LOCATE OR PRESERVE THESE UNDERGROUND UTILITIES. IF DURING CONSTRUCTION OPERATIONS THE CONTRACTOR SHOULD ENCOUNTER UTILITIES OTHER THAN THOSE SHOWN ON THE PLANS, HE SHALL IMMEDIATELY NOTIFY THE ENGINEER, COUNTY INSPECTOR TO DETERMINE IF THE UTILITY SHOULD REMAIN ACTIVE OR BE REMOVED OR ABANDONED AND TAKE NECESSARY AND PROPER STEPS TO PROTECT THE FACILITY AND ASSURE CONTINUANCE OF SERVICE IF IT IS TO REMAIN. ALL UTILITIES, INCLUDING ALL POLES, ARE TO BE RELOCATED AT THE DEVELOPER'S EXPENSE, PRIOR TO CONSTRUCTION, IF REQUIRED.
U2. NOTIFY MISS UTILITY NOTIFICATION CENTER OF EXCAVATION, DEMOLITION, OR BLASTING AT LEAST TWO WORKING DAYS PRIOR TO COMMENCEMENT OF EXCAVATION, DEMOLITION, BLASTING, CONSTRUCTION IN ACCORDANCE WITH THE VIRGINIA UNDERGROUND UTILITY DAMAGE PREVENTION ACT. CONTACT MISS UTILITY AT 1-800-257-7777 OR 811.
U3. TEST PITS SHALL BE REQUESTED A MINIMUM OF 48 HOURS IN ADVANCE FOR THOSE UTILITIES REQUIRING THEM.
U4. OWNER AND/OR CONTRACTOR ARE RESPONSIBLE FOR COORDINATION AND RELOCATION OF ANY AND ALL UTILITIES IN PREPARATION OF ANY RELOCATION EASEMENT DOCUMENTS.
U5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COST INCURRED FOR THE RELOCATION OF OR DAMAGE TO ANY PUBLIC UTILITIES BECAUSE OF CONSTRUCTION.
U6. CONTRACTOR TO RECONSTRUCT EXISTING ROOF DRAINS THAT MAY BE AFFECTED BY THE BUILDING ADDITON.

rdc logo
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www.rdrca.com
Engineering \* Surveying \* Land Planning \* Transportation \* Environmental Services
"Turning Challenges into Opportunities"
EX. CONDITIONS - DEMOLITION PLAN
HAYMARKET DENTAL OFFICE
14901 WASHINGTON STREET
TOWN OF HAYMARKET, VIRGINIA
REVISIONS:
DATE: OCTOBER, 2019
SCALE: AS SHOWN
DESIGN: BMY
DRAFT: BY
CHECKED BY: SDD
JOB NUMBER: 19105
SHEET NUMBER: C.02
Town of Haymarket File Number:
Date: 8/25/20