

PLAN APPROVAL INFORMATION

RELATED INFORMATION

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2. MODIFIED PROCESSING

3. MAXIMUM DENSITY ADJUSTMENTS BASED ON Z.O. 2-308

4. AFFORDABLE DWELLING UNITS

5. WORK FORCE UNITS

6. R.P.A. DELINEATION

7. FLOOD PLAIN STUDY

8. DRAINAGE STUDY

9. BATHYMETRIC SURVEY (SW-10)

10. CHESAPEAKE BAY ACT EXCEPTION

11. WATER QUALITY IMPACT ASSESSMENT

12. SOILS REPORT

13. ONSITE EASEMENTS

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15. NOTARIZED LETTERS OF PERMISSION

16. ARCHITECTURAL REVIEW BOARD APPROVAL

17. RETURN PLAN TO B.O.S. PRIOR TO APPR.

18. RETURN PLAN TO P.C. PRIOR TO APPR.

19. ADJACENT PROPERTY OWNER NOTICES

20. OFFSITE UTILITY WORK NOTICES

21. MAJOR UNDERGROUND UTILITY NOTICES

22. REZONING/SPECIAL EXCEPTION/SPECIAL PERMIT APPROVAL

23. B.O.S./B.Z.A. CLERK LETTER/RESOLUTION

24. REZONING PROFFERS/CONDITIONS

25. REZONING DEVELOPMENT PLAN

26. B.Z.A. VARIANCE APPROVAL

27. WETLANDS/WATERS OF THE U.S. PERMIT

28. STATE REGULATED DAM PERMIT

29. LOCATED IN DAM BREAK INUNDATION ZONE (STATE REGULATED DAMS)

2 EXTRA PLAN SETS REQUIRED

30. FEMA LETTER OF MAP REVISION

31. VEGETATED ROOF NOTE

32. OVERLAY DISTRICT INFORMATION

33. TREE BANKING

34. TREE FUND

35. GREEN PROJECT CERTIFICATION FOR GREEN PRIORITY PLAN REVIEW

36. STREET LIGHTS

MODIFICATIONS/WAIVERS

1-RPA EXEMPTION

2-STORM WATER DETENTION WAIVER

3-PERMITTED USE IN A FLOODPLAIN WAIVER

REQUIRED

NOT REQUIRED

COUNTY I.D. NUMBER

COMMENTS/SHEET NO.

PROFESSIONAL SEAL AND SIGNATURE

PROFESSIONAL SEAL AND SIGNATURE

PROFESSIONAL SEAL AND SIGNATURE

COMMONWEALTH OF VIRGINIA

JOHN D. CUMMINGS

Lic. No. 039407

1/7/2019

PROFESSIONAL ENGINEER

DATE DATE DATE

DESIGNATED PLANS EXAMINER (DPE) CERTIFICATE

1ST SUBMISSION REVIEWED & RECOMMENDED FOR SUBMISSION

2ND SUBMISSION REVIEWED & RECOMMENDED FOR APPROVAL

D.P.E. SIGNATURE & PRINTED NAME

D.P.E. SIGNATURE & PRINTED NAME

DATE: REG. NO.:

DATE: REG. NO.:

POST SUBMISSION CONFERENCE DATE:

ZONING REQUIREMENTS

1) ZONING PDH-12 & I-4

2) AVERAGE LOT AREA N/A (SQ. FT.)

3) MIN. LOT AREA 200 & 20,000 (SQ. FT.)

4) MIN. LOT WIDTH N/A & 100 (FT.)

5) MAX. BUILDING HEIGHT N/A & 75 (FT.)

6) NUMBER OF FLOORS N/A (Commercial/Industrial ONLY)

7) MIN. YARD REQUIREMENTS: FRONT N/A&40(FT.) SIDE N/A (FT.) REAR N/A (FT.)

8) MAXIMUM FAR N/A & 0.50

9) MAXIMUM DENSITY 12 & N/A (D.U./AC.)

10) OPEN SPACE REQUIRED 30 & 15 % (SQ. FT.)

11) ANGLE OF BULK PLANE: FRONT N/A&45 SIDE N/A REAR N/A (DETAIL(S) ON SHEET)

12) OVERLAY DISTRICT(S) N/A

SITE PLAN (SP) TABULATIONS

1) SITE AREA (ACRES) (SQ. FT.)

2) AREA OF STREET DEDICATION (SQ. FT.)

3) USE

4) NUMBER OF LOTS

5) AREA OF LOTS (SQ. FT.)

6) DENSITY (D.U./AC.)

7) EXISTING BUILDING GROSS FLOOR AREA (SQ. FT.)

8) PROPOSED BUILDING GROSS FLOOR AREA (SQ. FT.)

9) EXISTING BUILDING NET FLOOR AREA (SQ. FT.)

10) PROPOSED BUILDING NET FLOOR AREA (SQ. FT.)

11) TOTAL FLOOR AREA RATIO (FAR) FOR ENTIRE SITE

12) PROPOSED BUILDING HEIGHT (FT.)

13) PROPOSED NUMBER OF FLOORS COMMERCIAL/INDUSTRIAL ONLY

14) TOTAL HANDICAPPED PARKING REQUIRED

15) TOTAL HANDICAPPED PARKING PROVIDED

16) TOTAL HANDICAPPED VAN SPACES REQUIRED

17) TOTAL HANDICAPPED VAN SPACES PROVIDED

18) TOTAL PARKING SPACES REQUIRED

19) TOTAL PARKING SPACES PROVIDED

20) LOADING SPACES REQUIRED

21) LOADING SPACES PROVIDED

22) OPEN SPACE PROVIDED % (SQ. FT.)

FIRE MARSHAL NOTES

AVAILABLE FIRE FLOW (GAL./MIN.)

SOURCE OF FIRE FLOW INFO

TYPE OF CONSTRUCTION - USBC

USE GROUP CLASSIFICATION - USBC

BUILDING HEIGHT (FT.)

BUILDING TO BE FULLY SPRINKLERED YES NO

IF YES, CHECK APPROPRIATE STANDARD: NFPA 13 NFPA 13D NFPA 13R

SEE PFM CHAPTER 3, PART 2 FOR FULL INFORMATION REQUIRED. FIRE FLOW REQUIREMENTS TO BE DETERMINED BY THE FIRE PREVENTION DIVISION. [SEE PUBLIC WATER AGENCY NOTES ON SHEET]

STORMWATER INFORMATION

COUNTY STORMWATER PERMIT REQUIRED? YES NO VPDES PERMIT COVERAGE REQUIRED YES NO

SWM FACILITIES DESIGNED USING: TECHNICAL CRITERIA 5 (OLD) TIME LIMITS VPDES PERMIT NO. (IF TIME LIMITS): GRANDFATHERED DEQ MEMO 14-2014 NEW DEVELOPMENT REDEVELOPMENT

WATER QUALITY OPTION: NONE NON-POINT NUTRIENT CREDITS COMPREHENSIVE SWM PLAN OFF-SITE FACILITY EXISTING ONSITE FACILITY

FACILITY ID NO.	FACILITY TYPE	PURPOSE (QUALITY/ QUANTITY)	AREA TREATED (ACRES)	LATITUDE (DECIMAL DEGREE)	LONGITUDE (DECIMAL DEGREE)	WATERSHED	RECEIVING WATERS	MAINTENANCE AGREEMENT Y/N	VAH6 CODE	LENGTH/ AREA OF FACILITY	UNIT (FT/ SF)	NO. OF BLDG. SERVED (FOR ROOFTOP DISCONNECT)
	NONE											

DISTURBED AREA (DA) WITHIN WATERSHED(S): WATERSHED 1 DIFFICULT RUN DA= 0.550 (ACRES) WATERSHED 2 DA= (ACRES) TOTAL DISTURBED AREA= 0.550 (ACRES)

VICINITY MAP

SCALE: 1"=1,000'

SIDEWALK MAINTENANCE: XXXX-VDOT, 0000-FFX CO TRAIL MAINTENANCE: 0000-FFX CO ALL OTHER WALKS/TRAILS TO BE OWNER MAINTAINED

TAX MAP REFERENCE NUMBER(S)

MAP PAGE #	DOUBLE CIRCLE #	BLOCK (SINGLE CIRCLE #)	LOT/PARCEL(S) #
28-2	13		B1
29-3	20		9A
29-3	20		9B

COUNTY SOILS MAP DATA

SCALE: 1"=500'

SOIL ID NUMBERS	SOIL SERIES NAME	FOUNDATION SUPPORT	SOIL DRAINAGE	EROSION POTENTIAL	PROBLEM CLASS
30A	CODORUS AND HATBORO SOILS	POOR-F,W,B	POOR-W,F	LOW	III
95	URBAN LAND	N/A	N/A	N/A	IVB

IS THE SITE LOCATED ON NATURALLY OCCURRING ASBESTOS (NOA) SOIL? YES NO

AREAS THAT MAY CONTAIN NOA SOIL ARE SHOWN ON THE OFFICIAL COUNTY SOILS MAP ON THE DIGITAL MAP VIEWER ON THE COUNTY WEBSITE. ASBESTOS IS REGULATED BY THE VIRGINIA DEPARTMENT OF LABOR AND INDUSTRY. SAFETY PRECAUTIONS AND LINKS TO REGULATIONS REGARDING THESE SOILS OR FILL ORIGINATING FROM THEM CAN BE FOUND ON THE NORTHERN VIRGINIA SOIL AND WATER CONSERVATION DISTRICT WEBSITE: WWW.FAIRFAXCOUNTY.GOV/NVSWCD

ENGINEER'S/SURVEYOR'S CERTIFICATE:

THIS PROPERTY IS IN THE NAME OF (1)-PARK AUTHORITY FAIRFAX COUNTY (2)-3215 WESTWOOD CENTER DRIVE LLC. (3)-JD TO VIRGINIA LLC.

AS RECORDED IN DEED BOOK 13-10888 PAGE 13-1915 OF THE LAND RECORDS OF FAIRFAX COUNTY, VA.

OWNER INFORMATION

OWNER TRUSTEE (1)-PARK AUTHORITY FAIRFAX COUNTY (2)-3215 WESTWOOD CENTER DRIVE LLC. (3)-JD TO VIRGINIA LLC.

A CORPORATION A PARTNERSHIP AN INDIVIDUAL

NAME 703-324-8688

PHONE 703-324-8688

ADDRESS THOMAS.MCFARLAND@FAIRFAXCOUNTY.GOV

DEVELOPER INFORMATION

DEVELOPER CONTRACT OWNER LESSEE

A CORPORATION A PARTNERSHIP AN INDIVIDUAL

FAIRFAX COUNTY PARK AUTHORITY

NAME 703-324-8688

PHONE 703-324-8688

ADDRESS 12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX VA, 22035

THOMAS.MCFARLAND@FAIRFAXCOUNTY.GOV

WETLANDS PERMITS CERTIFICATION

I HEREBY CERTIFY THAT ALL WETLANDS PERMITS REQUIRED BY LAW WILL BE OBTAINED PRIOR TO COMMENCING WITH LAND DISTURBING ACTIVITIES.

SIGNATURE JOHN D. CUMMINGS

OWNER/DEVELOPER JOHN D. CUMMINGS

OWNER'S AGENT

TITLE

NOTE: PERMITS MUST BE PRESENTED TO THE COUNTY INSPECTOR PRIOR TO LAND DISTURBANCE.

THIS APPROVAL IS FOR A MINOR SITE PLAN ONLY

COMPLIANCE IS REQUIRED WITH ALL FEDERAL, STATE AND COUNTY ORDINANCES AND REGULATIONS, INCLUDING, BUT NOT LIMITED TO, APPROVAL OF THE PUBLIC WATER SUPPLIER WHEN ANY ALTERATION OF PUBLIC WATER FACILITY IS NECESSARY, AND THE FIRE MARSHAL TO ASSURE COMPLIANCE WITH THE FIRE PROTECTION REGULATIONS OF CHAPTERS 62 AND 70 OF THE CODE OF FAIRFAX, VIRGINIA (COUNTY CODE), AND OTHER COUNTY FIRE REGULATIONS. THE FIRE PREVENTION DIVISION OF THE FIRE AND RESCUE DEPARTMENT REQUIRES A DRAWING OR PLAN TO VERIFY COMPLIANCE WITH THE FIRE PROTECTION REQUIREMENTS OF SECTION 62-2-6 OF THE COUNTY CODE. SUCH DRAWING OR PLAN MUST BE APPROVED PRIOR TO APPROVAL OF BUILDING PLANS, AND MUST CONTAIN INFORMATION AS STATED IN SECTION 9-0202 OF THE FAIRFAX COUNTY PUBLIC FACILITIES MANUAL.

THIS MINOR SITE PLAN SHALL AUTOMATICALLY EXPIRE, WITHOUT NOTICE, SIXTY (60) MONTHS FROM THE DATE OF THIS APPROVAL UNLESS WORK ON THE ASSOCIATED PROJECT HAS COMMENCED.

CERTIFICATE OF NO CHANGE (FOR SUBMISSION OTHER THAN THE FIRST)

I HEREBY CERTIFY THAT NO CHANGES HAVE BEEN MADE THAT WOULD AFFECT PRIOR APPROVAL BY THE

FIRE MARSHAL DATED N/A

WATER AUTHORITY DATED N/A

HEALTH DEPARTMENT DATED N/A

VDOT DATED N/A

DPWES-SAN. SEWER DATED N/A

DPWES-STREETLIGHTS DATED N/A

UFMD DATED N/A

SHEET INDEX

1 COVER SHEET

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18 CORRESPONDENCE

19 WETLAND DELINEATION MAP

Before you start work you are required to notify the site inspector at 703-324-1720.

Failure to notify can result in a violation and a charge per the compliance inspection

A VDOT Permit will be required for any activity disturbing VDOT right-of-way or impeding pedestrian or vehicular traffic

DESIGN ENGINEER / SURVEYOR

Rinker Design Associates, P.C.

Engineering - Surveying - Land Planning - Transportation - Environmental Services 8386 Disco Road, Suite 200, Fairfax, VA 22031 Telephone: (703) 956-7973 Fax: (703) 257-5443

"Turning Challenges into Opportunities"

PROJECT MANAGER: JOHN CUMMINGS jcummins @ rdaenv.com

OLD COURTHOUSE STREAM VALLEY

ASHGROVE TRAIL EXTENSION

COUNTY NUMBER

3741-MSP-006-2

SHEET 1 OF 19

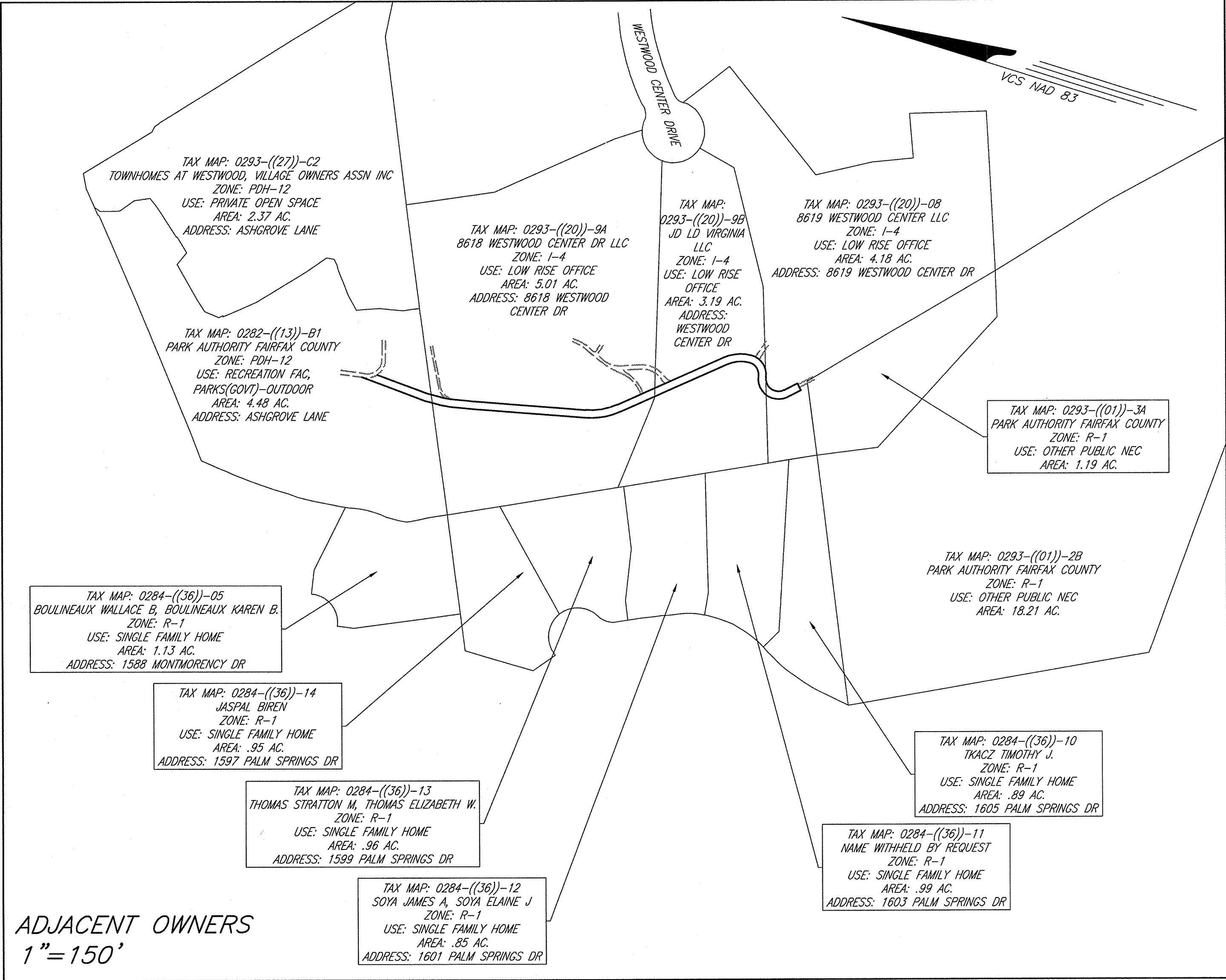
REVISED: 3/16

PLANNING REVIEWER

HUNTER MILL DISTRICT

FAIRFAX COUNTY, VIRGINIA

SITE PLAN OR PUBLIC IMPROVEMENT PLAN COVER SHEET



CONSTRUCTION NOTES

1. THE CONTRACTOR SHALL VISIT THE SITE AND SHALL VERIFY EXISTING CONDITIONS PRIOR TO SUBMITTING A BID FOR THE CONSTRUCTION OF THE PROJECT.
2. THE CONTRACTOR SHALL CAREFULLY EXAMINE THE SITE AND MAKE ALL INSPECTIONS NECESSARY IN ORDER TO DETERMINE THE FULL EXTENT OF THE WORK REQUIRED TO MAKE THE PROPOSED WORK CONFORM TO THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL SATISFY HIMSELF AS TO THE NATURE AND LOCATION OF THE WORK, CONDITIONS, AND CONFIRMATION AND CONDITION OF EXISTING GROUND SURFACE AND THE CHARACTER OF THE EQUIPMENT AND FACILITIES NEEDED PRIOR TO AND DURING EXECUTION OF THE WORK. THE CONTRACTOR SHALL SATISFY HIMSELF AS TO THE CHARACTER, QUANTITY AND QUALITY OF SURFACE AND SUBSURFACE MATERIALS OR OBSTACLES TO BE ENCOUNTERED. ANY INACCURACIES OR DISCREPANCIES BETWEEN THE DRAWINGS AND SPECIFICATIONS MUST BE BROUGHT TO THE OWNER'S ATTENTION IN ORDER TO CLARIFY THE EXACT NATURE OF THE WORK TO BE PERFORMED PRIOR TO THE COMMENCEMENT OF ANY WORK.
3. ALL CONSTRUCTION SHALL CONFORM TO THE CURRENT EDITION OF THE FAIRFAX COUNTY PUBLIC FACILITIES MANUAL (PFM) AND THE VIRGINIA DEPARTMENT OF TRANSPORTATION (V.D.O.T.) STANDARDS AND SPECIFICATIONS.
4. ALL CONSTRUCTION WITHIN THE V.D.O.T. RIGHT-OF-WAY SHALL CONFORM TO THE PROVISIONS CONTAINED IN THE V.D.O.T. LAND USE PERMIT ISSUED FOR THE LOCATION. THE CONTRACTOR SHALL BE THOROUGHLY FAMILIARIZED WITH THE REQUIREMENTS OF THIS LAND USE PERMIT PRIOR TO THE START OF ANY CONSTRUCTION IN V.D.O.T. RIGHT-OF-WAY.
5. UNLESS MORE STRINGENT COMPACTION REQUIREMENTS ARE INDICATED ON THE PLANS OR IN THE SPECIFICATIONS, THE INSTALLATION OF TRENCH BACKFILL AND THE RESTORATION OF DISTURBED AREAS SHALL BE COMPACTED IN ACCORDANCE WITH THE CURRENT EDITION OF THE V.D.O.T. ROAD AND BRIDGE SPECIFICATIONS. ALL COMPACTION SHALL BE AT $\pm 2\%$ OF THE OPTIMUM MOISTURE CONTENT.
6. ALL SUBGRADE, SUBBASE, BASE AND SHOULDER MATERIAL SHALL BE PLACED AND COMPACTED TO THE DENSITY SPECIFIED IN THE CURRENT EDITION OF THE V.D.O.T. ROAD AND BRIDGE SPECIFICATIONS. ALL COMPACTION SHALL BE AT $\pm 2\%$ OF THE OPTIMUM MOISTURE CONTENT.
7. THE CONTRACTOR SHALL PROVIDE ADEQUATE MEANS OF CLEARING TRUCKS AND/OR OTHER EQUIPMENT OF MUD PRIOR TO ENTERING THE V.D.O.T. RIGHT-OF-WAY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO CLEAN ALL STREETS AND ALLAY DUST AND TO TAKE WHATEVER MEASURES NECESSARY TO INSURE THE ROAD(S) ARE MAINTAINED IN A CLEAN, MUD AND DUST FREE CONDITION AT ALL TIMES. THE CONTRACTOR WILL COMPLY WITH ALL STIPULATIONS OF THE V.D.O.T. LAND USE PERMIT REGARDING CONSTRUCTION ENTRANCE MAINTENANCE AND REPAIRS.
8. CONTRACTOR TO ADJUST MANHOLE, VALVE, AND METER BOX COVERS BEFORE PLACING ASPHALT SEAL CAP.
9. WHERE EXISTING NATURAL DRAINAGE DITCHES OR STREAM BANKS ARE DISTURBED DURING CONSTRUCTION THE CONTRACTOR SHALL RESTORE THIS AREA TO ORIGINAL ALIGNMENT, GRADE AND INVERT.
10. THE FOLLOWING PROVISIONS SHALL APPLY TO THE USE OF SHEETING AND SHORING:
 - A. SHEETING AND SHORING OR OTHER APPROVED METHODS FOR TRENCH BRACING MAY BE REQUIRED ON THIS CONTRACT AS NEEDED TO MEET ALL SAFETY REQUIREMENTS.
 - B. UNLESS OTHERWISE DIRECTED BY THE ENGINEER, SHEETING AND SHORING WILL BE REMOVED FROM ALL TRENCHES PRIOR TO BACKFILLING OPERATIONS.
 - C. UNLESS SPECIFICALLY IDENTIFIED IN THE CONTRACT DOCUMENTS, NO ADDITIONAL COMPENSATION WILL BE ALLOWED FOR SHEETING AND SHORING.
11. THE CONTRACTOR WILL BE RESPONSIBLE FOR ANY DAMAGES TO THE EXISTING ROADS, TRAILS, UTILITIES, AND OTHER PARK FACILITIES WHICH OCCURS AS A RESULT OF THE PROJECT CONSTRUCTION WITHIN OR CONTIGUOUS TO THE EXISTING RIGHT-OF-WAY.
12. ALL STREET CUT AND PATCH WORK IN PUBLIC RIGHT-OF-WAY REQUIRED FOR UTILITIES INSTALLATION SHALL BE PERFORMED IN STRICT ACCORDANCE WITH COUNTY AND/OR VDOT STANDARDS AND SPECIFICATIONS.
13. NO BLASTING WILL BE ALLOWED WITHIN THIS PROJECT.
14. THE APPROVAL OF THIS PLAN SHALL IN NO WAY GRANT PERMISSION BY THE COUNTY FOR THE CONTRACTOR TO TRESPASS ON OFF-SITE PROPERTIES.
15. THE APPROVAL OF THESE PLANS SHALL IN NO WAY RELIEVE THE CONTRACTOR OF COMPLY WITH OTHER APPLICABLE LOCAL, STATE, AND FEDERAL REQUIREMENTS.
16. ALL UTILITIES NOTED TO BE RELOCATED OR REMOVED SHALL BE AT THE CONTRACTORS EXPENSE, TO INCLUDE ALL POLES AND STRUCTURES AS REQUIRED. ALL POLES REQUIRED TO BE RELOCATED MUST BE MOVED PRIOR TO CONSTRUCTION.
17. THESE PLANS MAKE NO REPRESENTATION AS TO THE SUBSURFACE CONDITIONS AND THE PRESENCE OF SUBSURFACE WATER OR THE NEED FOR SUBSURFACE DRAINAGE FACILITIES.
18. THE CONTRACTOR IS RESPONSIBLE FOR ARRANGING ALL NECESSARY INSPECTIONS.
19. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING THE SAFE CONSTRUCTION SITE AND COMPLYING WITH ALL OSHA REGULATION.
20. EMERGENCY VEHICLE ACCESS SHALL BE MAINTAINED DURING ALL PHASES OF CONSTRUCTION.
21. ALL FINISHED GRADING, SEEDING, SODDING OR PAVING SHALL BE DONE IN SUCH A MANNER TO PRECLUDE THE PONDING OF WATER. THE ENGINEER SHALL NOT HAVE CONTROL OVER OR CHARGE OF AND SHALL BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR 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 SCHEDULE OR FAILURE TO CARRY OUT THE WORK. THE ENGINEER IS NOT RESPONSIBLE FOR ACTS OR OMISSIONS OF THE CONTRACTOR, SUBCONTRACTOR, OR THEIR AGENTS OR EMPLOYEES, OR OF ANY OTHER PERSONS PERFORMING PORTIONS OF THE WORK.
22. PRIOR TO CONSTRUCTION, A TRAIL STAKEOUT WALK THROUGH WITH THE CONTRACTOR, PARK AUTHORITY, AND A REPRESENTATIVE FROM THE URBAN FOREST MANAGEMENT DIVISION WILL TAKE PLACE. WHERE POSSIBLE AND/OR APPROPRIATE, THE TRAIL WILL BE SHIFTED SLIGHTLY TO AVOID TREES AND UNIQUE VEGETATION.
23. THE PROPOSED TRAIL IS A COUNTYWIDE TRAILS PLAN DESIGNATED TRAIL THAT IS PARTIALLY LOCATED ON LAND OWNED AND MAINTAINED BY THE FAIRFAX COUNTY PARK AUTHORITY.
24. TO THE BEST OF OUR KNOWLEDGE THERE ARE NO GRAVES OR BURIAL GROUNDS LOCATED ON THIS SITE.
25. THERE SHALL BE NO STORAGE OF HERBICIDES, PESTICIDES OR TOXIC HAZARDOUS SUBSTANCES AS SET FORTH IN TITLE 40, CODE OF FEDERAL REGULATIONS (CFR), PARTS 116.4 AND 261.30 ET. SEQ., IN THE FLOODPLAIN.
26. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING THE SITE FROM UNAUTHORIZED ACCESS AT ALL TIMES DURING CONSTRUCTION.
- 27.

ADA ACCESS NARRATIVE

ADA ACCESS TO THE PROPOSED TRAIL IS PROVIDED VIA ASHGROVE LANE. THE LENGTH OF THE PROPOSED TRAIL IS ADA ACCESSIBLE WITH SLOPES NOT EXCEEDING 5%.

UTILITY NOTES

1. THE UTILITY INFORMATION SHOWN ON THESE PLANS IS TAKEN FROM INFORMATION PROVIDED BY AN 'UNDERGROUND UTILITY DESIGNATING AND LOCATING COMPANY AND IN SOME CASES, FROM INFORMATION RECEIVED FROM THE UTILITY COMPANIES. THE DEPARTMENT OF PUBLICS WORKS AND ENVIRONMENTAL SERVICES DOES NOT GUARANTEE THAT THE UTILITY INFORMATION SHOWN ON THE PLANS IS COMPLETE OR ACCURATE. THE CONTRACTOR MUST VERIFY THE UTILITY LOCATIONS PRIOR TO CONSTRUCTION.
2. ALL EXISTING UNDERGROUND UTILITIES SHALL BE MARKED IN THE FIELD BY MISS UTILITY PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SCHEDULING THE FIELD MARKING OF UTILITIES WITH MISS UTILITY.
3. ALL EXISTING UNDERGROUND UTILITIES SHALL BE PHYSICALLY LOCATED BY THE CONTRACTOR PRIOR TO THE BEGINNING OF ANY CONSTRUCTION IN THE VICINITY OF THESE UTILITIES.
4. THE CONTRACTOR SHALL CONFORM TO THE PROVISIONS AS SPECIFIED IN THE CURRENT VIRGINIA ADMINISTRATIVE CODE (VAC) SECTION 20 VAC 5-309-140, EXCAVATOR'S RESPONSIBILITIES TO AVOID DAMAGE, DISLOCATING OR DISTURBANCE OF UTILITY LINES, AS FOLLOWS:
 - A. ANY PERSON EXCAVATING AROUND UNDERGROUND UTILITY LINES SHALL TAKE ALL REASONABLE STEPS TO PROTECT SUCH UTILITY LINES. THESE STEPS SHALL INCLUDE, BUT ARE NOT LIMITED TO, THE FOLLOWING:
 - B. THE EXCAVATOR SHALL PLAN THE EXCAVATION IN SUCH A MANNER TO AVOID DAMAGE TO, AND MINIMIZE INTERFERENCE WITH, UNDERGROUND UTILITY LINES IN AN AREA NEAR THE CONSTRUCTION AREA.
 - B. THE EXCAVATOR SHALL EXPOSE THE UNDERGROUND UTILITY LINE TO ITS EXTREMITIES BY HAND DIGGING WITHIN THE EXCAVATION AREA WHEN EXCAVATION IS EXPECTED TO COME WITHIN TWO FEET OF THE MARKED LOCATION OF THE UNDERGROUND UTILITY LINE.
 - C. THE EXCAVATOR SHALL NOT UTILIZE MECHANIZED EQUIPMENT WITHIN TWO FEET OF THE EXTREMITES OF ALL EXPOSED UTILITY LINES.
 - D. THE EXCAVATOR SHALL MAINTAIN A REASONABLE CLEARANCE, TO INCLUDE THE WIDTH OF THE UTILITY LINE, IF KNOWN, PLUS 24 INCHES, BETWEEN THE MARKED OR STAKED LOCATION OF AN UNDERGROUND UTILITY LINE AND THE CUTTING EDGE OR POINT OF ANY MECHANIZED EQUIPMENT, CONSIDERING THE KNOWN LIMIT OF CONTROL OF THE CUTTING EDGE OR POINT TO AVOID DAMAGE TO THE UTILITY LINE.
 - E. THE EXCAVATOR SHALL PROVIDE PROPER SUPPORT FOR THE UNDERGROUND UTILITY LINES DURING EXCAVATION ACTIVITIES. DURING BACKFILL OPERATIONS, THE EXCAVATOR SHALL USE THE SAME OR SIMILAR BACKFILL MATERIAL THAT WAS ORIGINALLY AROUND THE UTILITY LINE, ENSURE THERE IS PROPER COMPACTION AROUND THE UTILITY LINE, PROTECT ALL TRACER WIRES, AND PROTECT OR REPLACE WARNING TABLES."
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING THAT EXISTING UTILITIES ARE DISCONNECTED, PRIOR TO CLEARING THE SITE OF TREES, BUILDING, FOUNDATIONS, ETC. WITHIN THE LIMITS OF CONSTRUCTION IN ACCORDANCE WITH THE REQUIREMENTS INDICATED ON THE CONSTRUCTION PLANS.
6. THE CONTRACTORS SHALL NOTIFY OPERATORS WHO MAINTAIN UNDERGROUND UTILITY LINES IN THE AREA OF PROPOSED CONSTRUCTION, EXCAVATION AT LEAST 2 WORKING DAYS, BUT NOT MORE THAN 10 WORKING DAYS PRIOR TO COMMENCEMENT OF EXCAVATION OR DEMOLITION IN ACCORDANCE WITH CHAPTER 63 OF FAIRFAX COUNTY CODE. NAMES AND TELEPHONE NUMBERS OF THE OPERATORS OF UNDERGROUND UTILITY LINES IN FAIRFAX APPEAR ON THIS SHEET. THESE NUMBERS WILL ALSO BE USED TO SERVE EMERGENCY CONDITION NOTICE AS REQUIRED BY CHAPTER 63 OF THE FAIRFAX COUNTY CODE.

UTILITIES

PRIMARY UTILITY COMPANIES

AMERICAN TELEPHONE & TELEGRAPH CO.
COLUMBIA GAS OF VIRGINIA
COLUMBIA GAS TRANSMISSION CORP.
COLONIAL PIPELINE CO.
COX COMMUNICATIONS
DOMINION VIRGINIA POWER
FAIRFAX COUNTY WATER AUTHORITY
FAIRFAX CO. WASTEWATER COLLECTION DIVISION
FAIRFAX CITY WATER SERVICE
FAIRFAX COUNTY PUBLIC SAFETY
FALLS CHURCH PUBLIC UTILITIES/WATER
MCI INTERNATIONAL
MCI WORLD
METROPOLITAN FIBER SYSTEMS
NORTHERN VIRGINIA ELEC. CO-OP
TRANSCO GAS PIPELINE CO.
TOWN OF HERNDON PUBLIC WORKS
TOWN OF VIENNA WATER SERVICE
SPRINT (GLOBAL ONE)
SMART TRAFFIC SIGNAL SYSTEM
VERIZON (BELL ATLANTIC)
VERIZON (SOUTH)
WASHINGTON GAS

EMERGENCY

1-800-241-3624
1-800-543-8911/703-631-5363 (METRO)
1-800-835-7191 (24 HRS)
1-800-926-2728
703-313-6527 OR 703-313-6531
703-591.2606
703-698-5613
703-323-1211
703-385-7915 OR 703-385-7924 (24 HRS)
703-691-2131 OR 911
703-248-5044
1-800-852-6700
1-800-624-9675/1-972-656-5474
703-652-6700
703-335-0500
1-800-440-8475 (24 HRS)
703-435-6960 STATION 185 (703-368-3255)
703-255-6381 AFTER 5PM, 703-255-6385
1-800-521-0579 (24 HRS)
703-383-2790
1-800-275-2355/703-954-2222 (24 HRS)
1-800-745-1944 (EMERGENCY REPAIR)
703-750-1000 (GAS LEAK 703-750-4831)

FIBER OPTIC COMPANIES

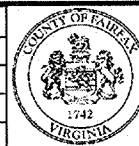
ADVENET COMMUNICATIONS
AT&T
COMCAST COMMUNICATIONS IN RESTON
ELANTIC TELECOM/CAVALIER TELEPHONE COMPANY
FIBERLIGHT, LLC
FIBERGATE
VERIZON BUSINESS (FORMERLY MCI)
QUEST GOVERNMENT SERVICES
QUEST COMMUNICATIONS
SPRINT
YIPES COMMUNICATION, INC
XSPEDIUS COMMUNICATIONS
XO COMMUNICATIONS

1-888-636-2778
1-888-634-1840 (PAGER)
(AFTER HOURS 703-841-7700)
1-888-662-5700
1-800-672-0181
703-822-9743
703-391-5782; (CELL 703-598-1721)
1-800-388-6460
610-613-0979
1-800-521-0579
1-877-740-6600
1-800-937-7473
1-866-295-9696

TAX MAP: 28-2 & 29-3

FAIRFAX COUNTY PARK AUTHORITY

12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118



PLANNING AND DEVELOPMENT
DIVISION
703-324-8741



OLD COURTHOUSE STREAM VALLEY
ASHGROVE TRAIL EXTENSION
GENERAL NOTES
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA

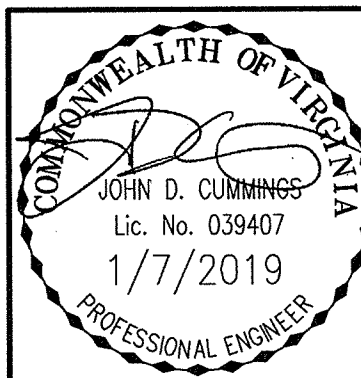
CONTRACT NO. CN

FCPA PROJECT NO. --

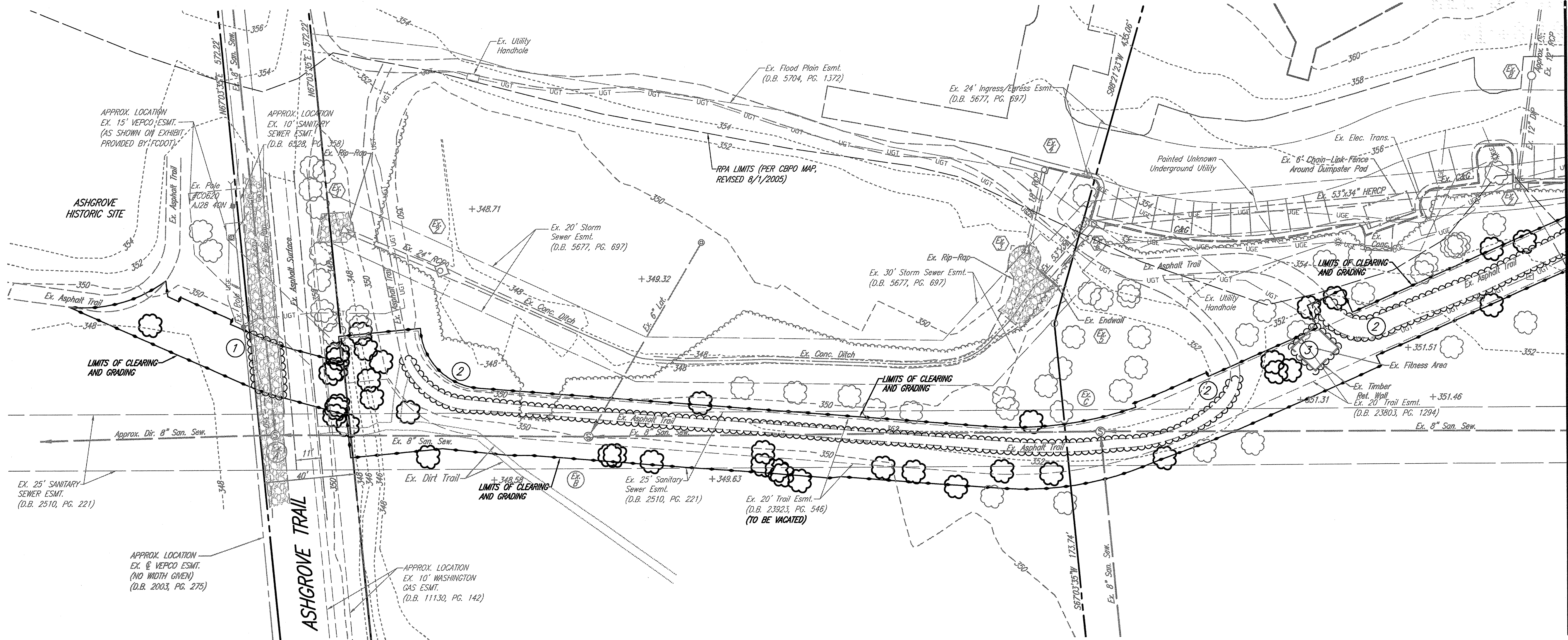
SCALE
HORIZ=AS SHOWN
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DESIGNED BY: SL
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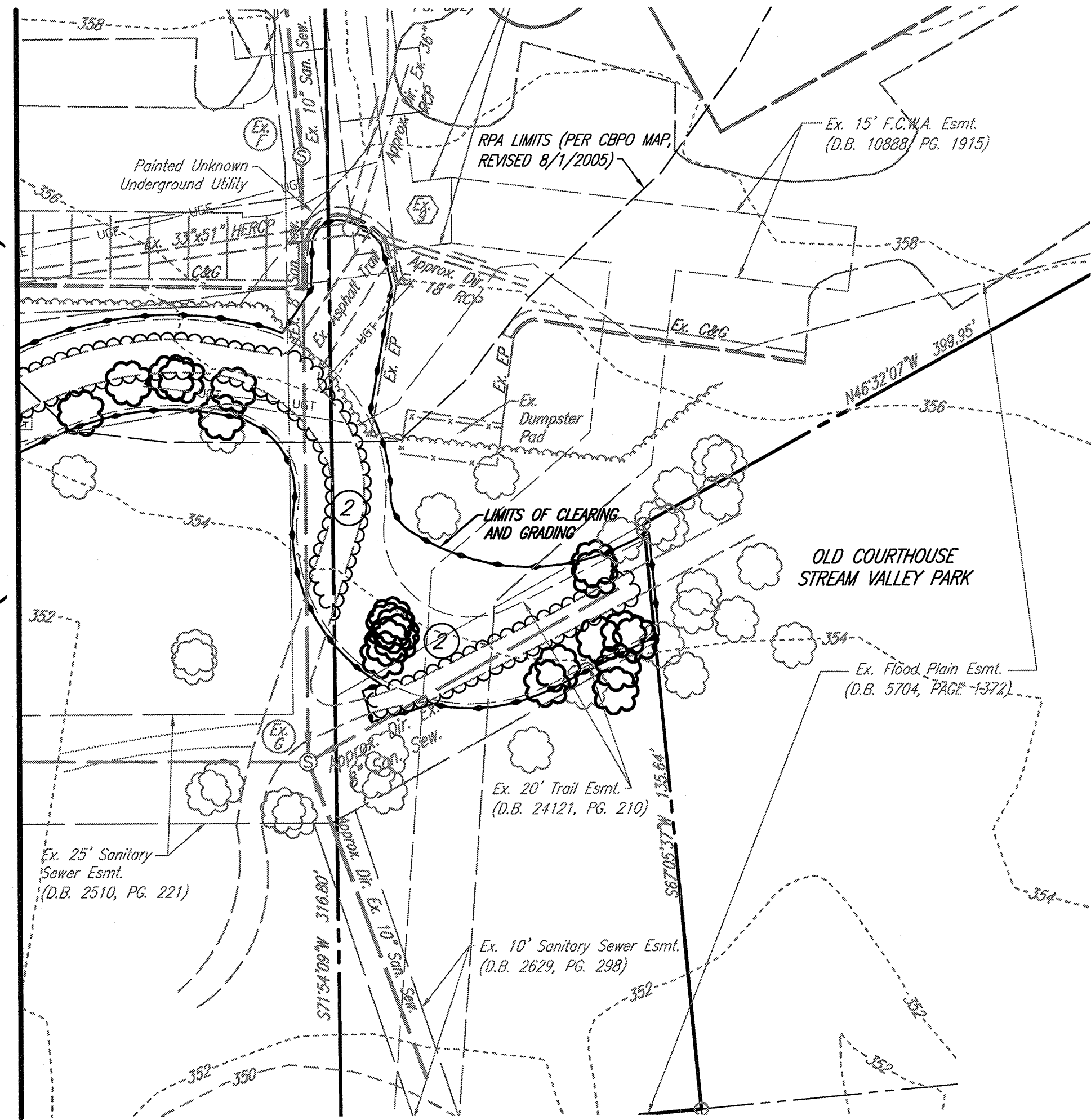
SHEET
2 OF 19



FAIRFAX COUNTY PARK AUTHORITY				
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118				
R	E	V	I	S
S	I	O	N	S
△#	DESCRIPTION	BY	APPROVED	DATE



MATCHLINE (SEE THIS SHEET)



EXISTING UTILITY INFO

Ex. Storm Sewer Structures	Ex. Sanitary Sewer Structures
Ex. 1	Ex. Sanitary MH
Ex. 2	Ex. 3
Ex. 3	Ex. 4
Ex. 4	Ex. 5
Ex. 5	Ex. 6
Ex. 6	Ex. 7
Ex. 7	Ex. 8
Ex. 8	Ex. 9
Ex. 9	

DEMOLITION LEGEND

- 1 REMOVE EX. RIP-RAP
- 2 REMOVE PORTION OF EX. TRAIL
- 3 REMOVE EX. FITNESS AREA AND ASSOCIATED TIMBER RETAINING WALL
- TREE TO BE REMOVED (SEE SHEET 10 FOR TREE INFORMATION)

GENERAL NOTES

- CONTRACTOR TO REPAIR ANY DAMAGE DONE TO THE EXISTING TRAILS OR SIDEWALKS AS A RESULT OF CONSTRUCTION ACTIVITIES.
- PRIOR TO CONSTRUCTION, A TRAIL STAKEOUT WALK THROUGH WITH THE CONTRACTOR, PARK AUTHORITY AND A REPRESENTATIVE FROM THE URBAN FOREST MANAGEMENT DIVISION WILL TAKE PLACE. WHERE APPROPRIATE, THE TRAIL MAY BE SHIFTED SLIGHTLY TO AVOID TREES AND UNIQUE VEGETATION.
- THERE SHALL BE NO STORAGE OF HERBICIDES, PESTICIDES OR TOXIC OR HAZARDOUS SUBSTANCES AS SET FORTH IN TITLE 40, CODE OF FEDERAL REGULATIONS (CFR), PARTS 116.4 AND 261.30 ET. SEQ., IN THE FLOODPLAIN, ZO 2-905.6.
- THE LIMITS OF CLEARING AND GRADING SHOWN WITHIN THE RESOURCE PROTECTION AREA (RPA) MUST BE STRICTLY OBSERVED AND ENFORCED. ANY ADDITIONAL ENCROACHMENT INTO, OR DISTURBANCE OF, THE RPA IS CONSIDERED A VIOLATION OF THE CHESAPEAKE BAY PRESERVATION ORDINANCE (CPBO) AND IS SUBJECT TO THE PENALTIES OF CPBO ARTICLE 9 (VIOLATIONS AND PENALTIES).

TAX MAP: 28-2 & 29-3

FAIRFAX COUNTY PARK AUTHORITY

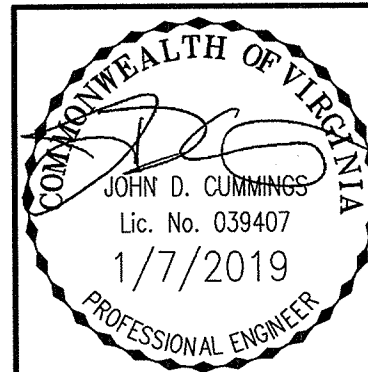
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118

PLANNING AND DEVELOPMENT
DIVISION
703-324-8741

OLD COURTHOUSE STREAM VALLEY
ASHGROVE TRAIL EXTENSION
EXISTING CONDITIONS/DEMOLITION PLAN
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA

CONTRACT NO. CN FCPA PROJECT NO.

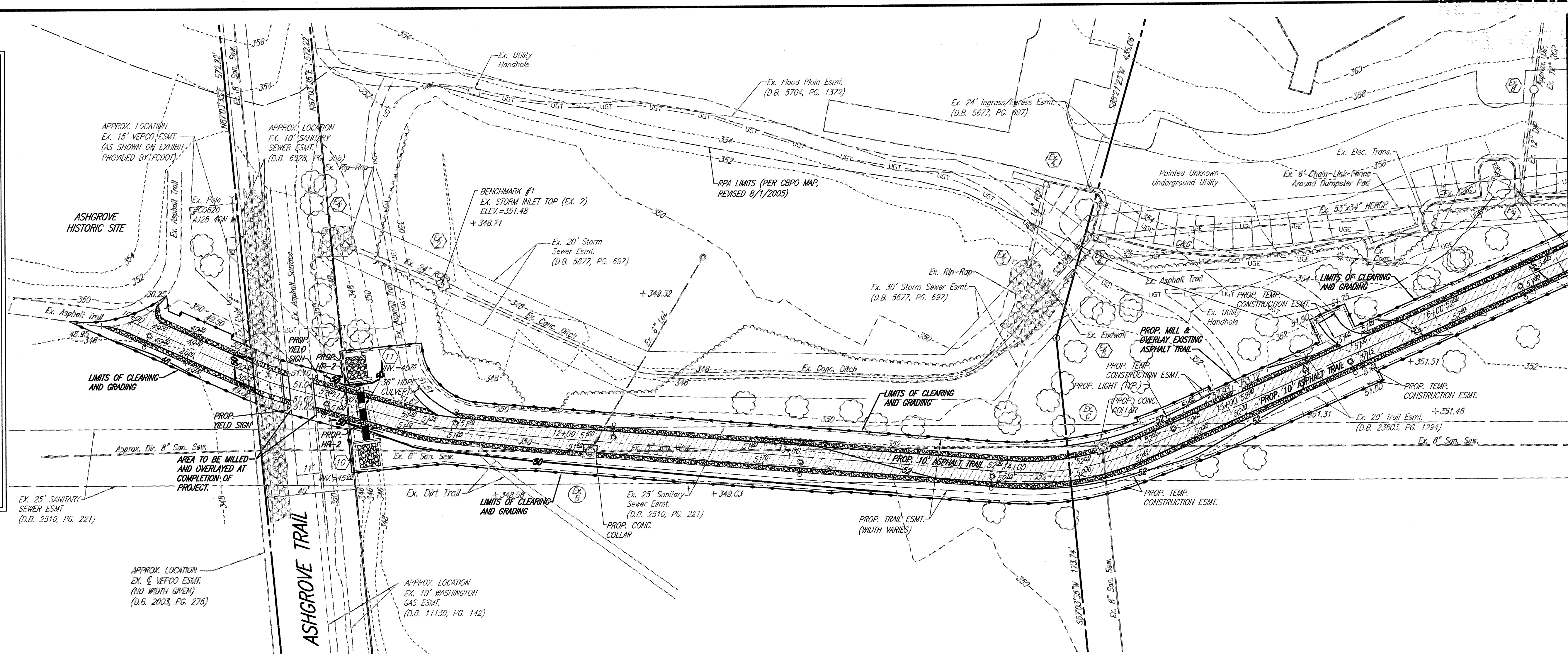
SCALE HORIZ-AS SHOWN VERT-AS SHOWN DESIGNED BY: SL DRAFTED BY: SL CHECKED BY: JDC SHEET 3 OF 19



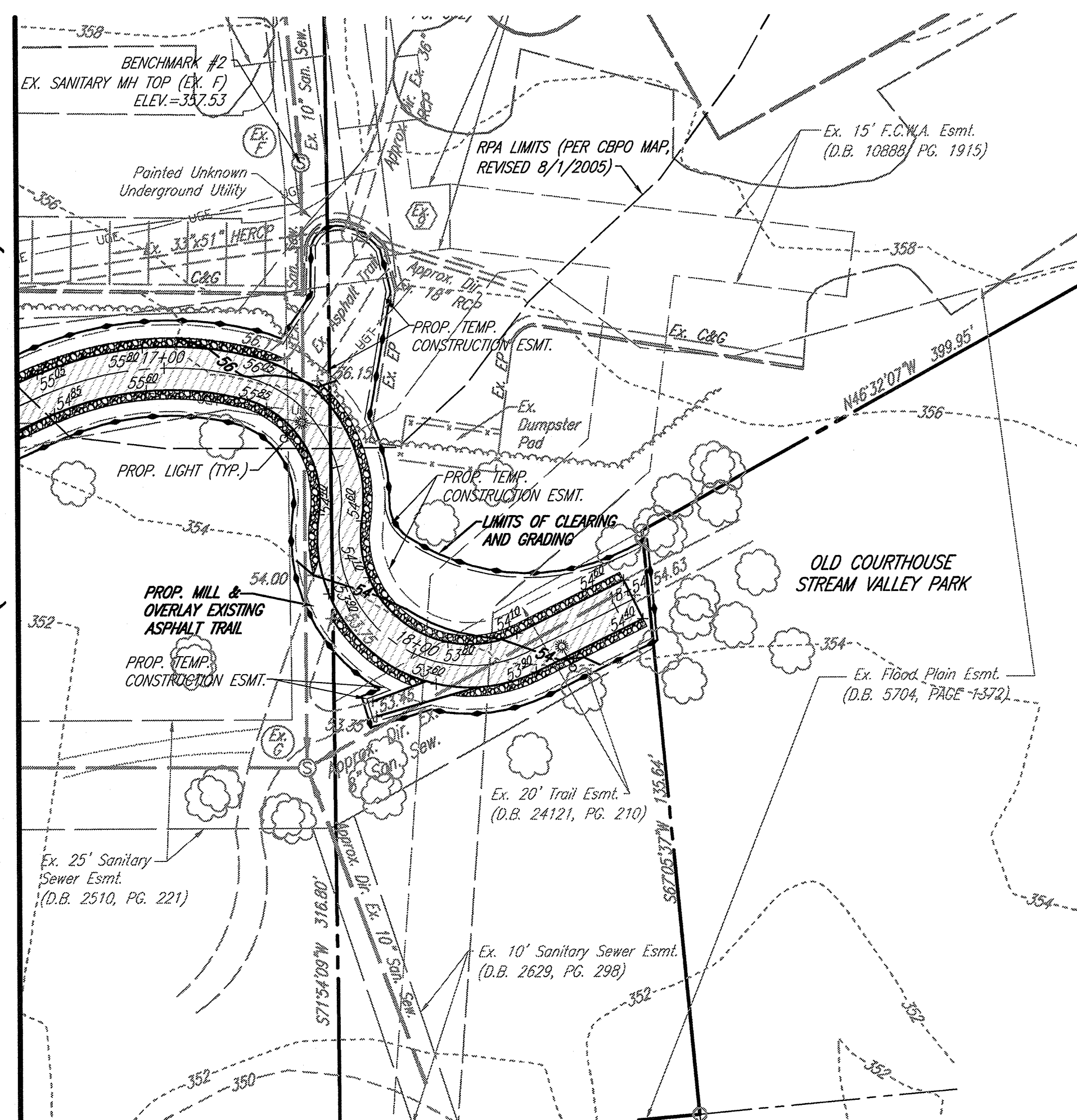
LEGEND

PROPOSED	EXISTING	DESCRIPTION
		SANITARY MANHOLE
		SANITARY STRUCTURE NUMBER
		ELECTRIC MANHOLE
		TELEPHONE MANHOLE
		ACCESSIBLE RAMP
		LIGHT POLE
		WATER VALVE
		FIRE HYDRANT
		STREET SIGN
		BOLLARD
		STORM SEWER STRUCTURE NUMBER
		UTILITY POLE
		FLOW ARROW
		GUY WIRE
		SPOT ELEVATION
		GAS VALVE
		GAS LINE
		WATERLINE
		LIMITS OF CLEARING & GRADING
		EXISTING PROPERTY LINE
		EXISTING EDGE OF PAVEMENT
		CURB & CUTTER (CG-6)
		STORM SEWER DRAIN
		TREE LINE
		UNDERGROUND ELECTRIC
		UNDERGROUND TELEPHONE

D.B.	DEED BOOK
Pg.	PAGE
Instr.#	INSTRUMENT NUMBER
Ex.	EXISTING
INV.	INVERT
CONC.	CONCRETE
S/W	SIDEWALK
VPD	VEHICLES PER DAY
TYP.	TYPICAL
E.P.	EDGE OF PAVEMENT
PVC	POLYVINYL CHLORIDE
RCP	REINFORCED CONCRETE PIPE
N/F	NOW/FORMERLY
T.M.	TAX MAP
W/L	WATERLINE
STA.	STATION
PLAN.	PARCEL IDENTIFICATION NUMBER
SAN.	SANITARY
LAT.	LATERAL
MIN.	MINIMUM
MAX.	MAXIMUM
S.F.	SQUARE FEET
ELEC.	ELECTRIC
LGG	LIMITS OF CLEARING AND GRADING
B.O.V.	BLOW OFF VALVE
H.C.	HANDICAPPED
PAV.	PAVEMENT
SEW.	SEWER
STM.	STORM
DRN.	DRAIN
ESMT.	EASEMENT
APPROX.	APPROXIMATE
LOC.	LOCATION
ELEV.	ELEVATION
TEL.	TELEPHONE
RED.	REDASTAL
T.B.R.	TO BE REMOVED
T.B.R.	TO BE RELOCATED
C.L.F.	CHAIN LINK FENCE



MATCHLINE (SEE THIS SHEET)



GENERAL NOTES

- CONTRACTOR TO REPAIR ANY DAMAGE DONE TO THE EXISTING TRAILS OR SIDEWALKS (OR ANYTHING ELSE) AS A RESULT OF CONSTRUCTION ACTIVITIES.
- PRIOR TO CONSTRUCTION, A TRAIL STAKEOUT WALK THROUGH WITH THE CONTRACTOR, PARK AUTHORITY AND A REPRESENTATIVE FROM THE URBAN FOREST MANAGEMENT DIVISION WILL TAKE PLACE. WHERE APPROPRIATE, THE TRAIL MAY BE SHIFTED SLIGHTLY TO AVOID TREES AND UNIQUE VEGETATION.
- THERE SHALL BE NO STORAGE OF HERBICIDES, PESTICIDES OR TOXIC OR HAZARDOUS SUBSTANCES AS SET FORTH IN TITLE 40, CODE OF FEDERAL REGULATIONS (CFR), PARTS 116.4 AND 261.30 ET. SEQ., IN THE FLOODPLAIN, 20 2-905.6.
- THE LIMITS OF CLEARING AND GRADING SHOWN WITHIN THE RESOURCE PROTECTION AREA (RPA) MUST BE STRICTLY OBSERVED AND ENFORCED. ANY ADDITIONAL ENCROACHMENT INTO, OR DISTURBANCE OF, THE RPA IS CONSIDERED A VIOLATION OF THE CHESAPEAKE BAY PRESERVATION ORDINANCE (CPBO) AND IS SUBJECT TO THE PENALTIES OF CPBO ARTICLE 9 (VIOLATIONS AND PENALTIES).
- ALL CONSTRUCTION SHALL CONFORM TO FAIRFAX COUNTY, FAIRFAX WATER, FAIRFAX COUNTY PARK AUTHORITY AND VIRGINIA DEPARTMENT OF TRANSPORTATION STANDARDS AND SPECIFICATIONS.
- ALTHOUGH NOT PROPOSED WITH THIS PLAN, SHOULD OFF-SITE GRADING BECOME NECESSARY DUE TO FIELD CONDITIONS IT IS TO BE DONE BY LETTER OF PERMISSION.
- CONTRACTOR TO CLEAN STAGING AREA AFTER CONSTRUCTION.
- FILL TO BE CONDITIONED AND COMPACTED AS SPECIFIED IN THE SOILS REPORT.
- 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 AND TAKE NECESSARY AND PROPER STEPS TO PROTECT THE FACILITY AND ASSURE CONTINUANCE OF SERVICE.
- THE GRADING/EXCAVATION CONTRACTOR FOR THE SUBJECT SITE IS REQUIRED TO NOTIFY, IN WRITING, THE ASSIGNED SITE INSPECTOR REGARDING ANY EXCESS MATERIAL PROPOSED TO BE HAULED OFFSITE PRIOR TO HAULING. THE NOTIFICATION MUST INDICATE THE QUANTITY OF MATERIAL TO BE MOVED OFFSITE, THE IDENTIFICATION OF THE RECEIVING SITE WHERE THE EXCESS WILL BE TAKEN AND ALL INFORMATION NECESSARY TO SHOW THAT SUCH RECEIVING SITE HAS BEEN PROPERLY PERMITTED AND HAS E&S CONTROLS INSTALLED.
- TRAIL CENTERLINE AND CLEARING LIMITS ARE TO BE MARKED IN THE FIELD AND APPROVED BY THE PARK AUTHORITY TRAIL COORDINATOR PRIOR TO START OF ANY WORK ON PARK AUTHORITY PROPERTY.
- AFTER STAKEOUT/FLAGGING OF THE PROPOSED TRAIL, THE DEVELOPER SHALL CONTACT THE FCPA TRAILS PLANNER TO SCHEDULE A FIELD REVIEW. THE FCPA TRAILS PLANNER SHALL BE CONTACTED A MINIMUM OF 3 DAYS PRIOR TO THE FIELD REVIEW.
- YIELD SIGNS TO BE R1-2.
- CONTRACTOR TO PROTECT THE INTEGRITY OF EXISTING RIP-RAP ARMORING DURING CONSTRUCTION.

TAX MAP: 28-2 & 29-3

FAIRFAX COUNTY PARK AUTHORITY
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118

PLANNING AND DEVELOPMENT
DIVISION
703-324-8741

**OLD COURTHOUSE STREAM VALLEY
ASHGROVE TRAIL EXTENSION
SITE PLAN
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA**

CONTRACT NO. CN FCPA PROJECT NO.

SCALE
HORIZ=AS SHOWN
VERT=AS SHOWN

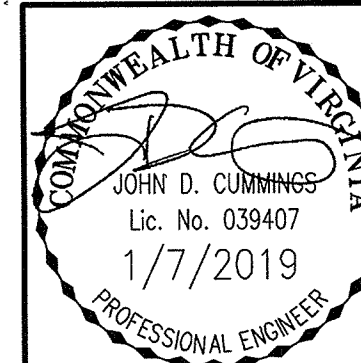
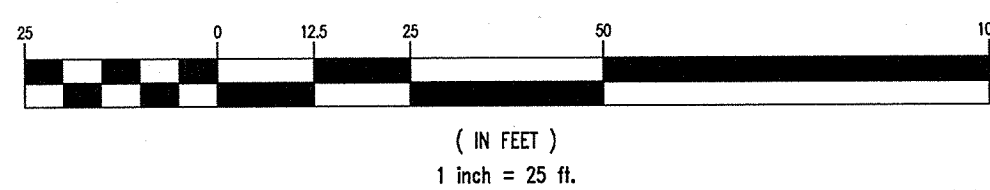
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DRAFTED BY: SL
CHECKED BY: JDC

SHEET
4 OF 19

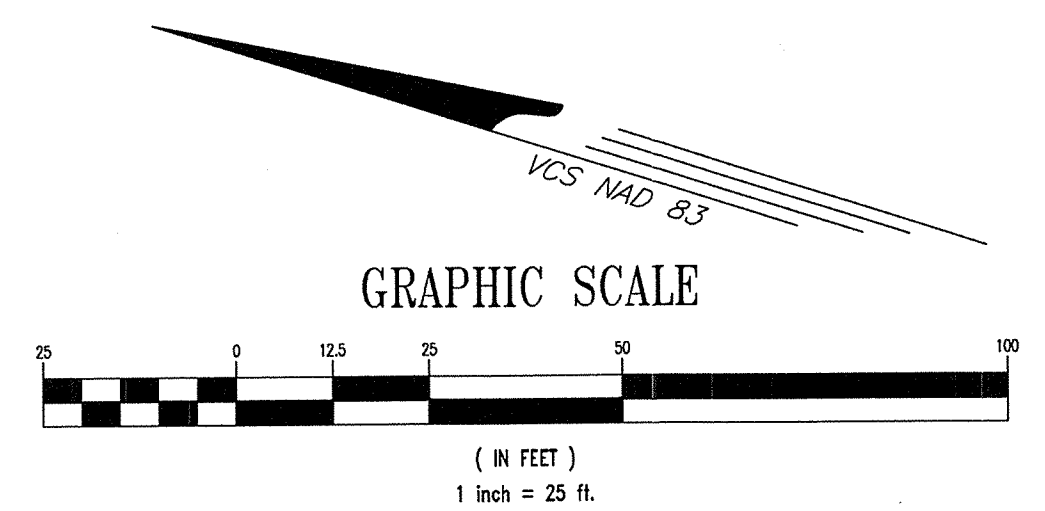
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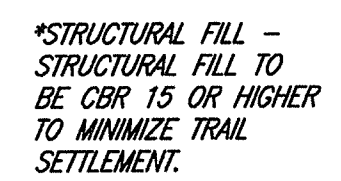
GRAPHIC SCALE



MATCHLINE (SEE THIS SHEET)



- ### GENERAL NOTES
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PROFILE VIEW
GRAPHIC SCALE
1"=25' (H)
1"=5' (V)

TAX MAP: 28-2 & 29-3

12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118

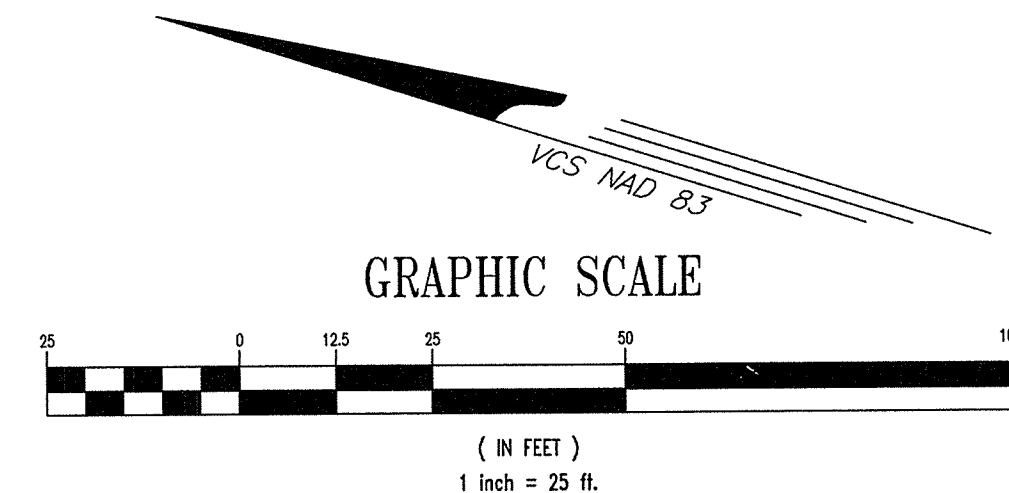
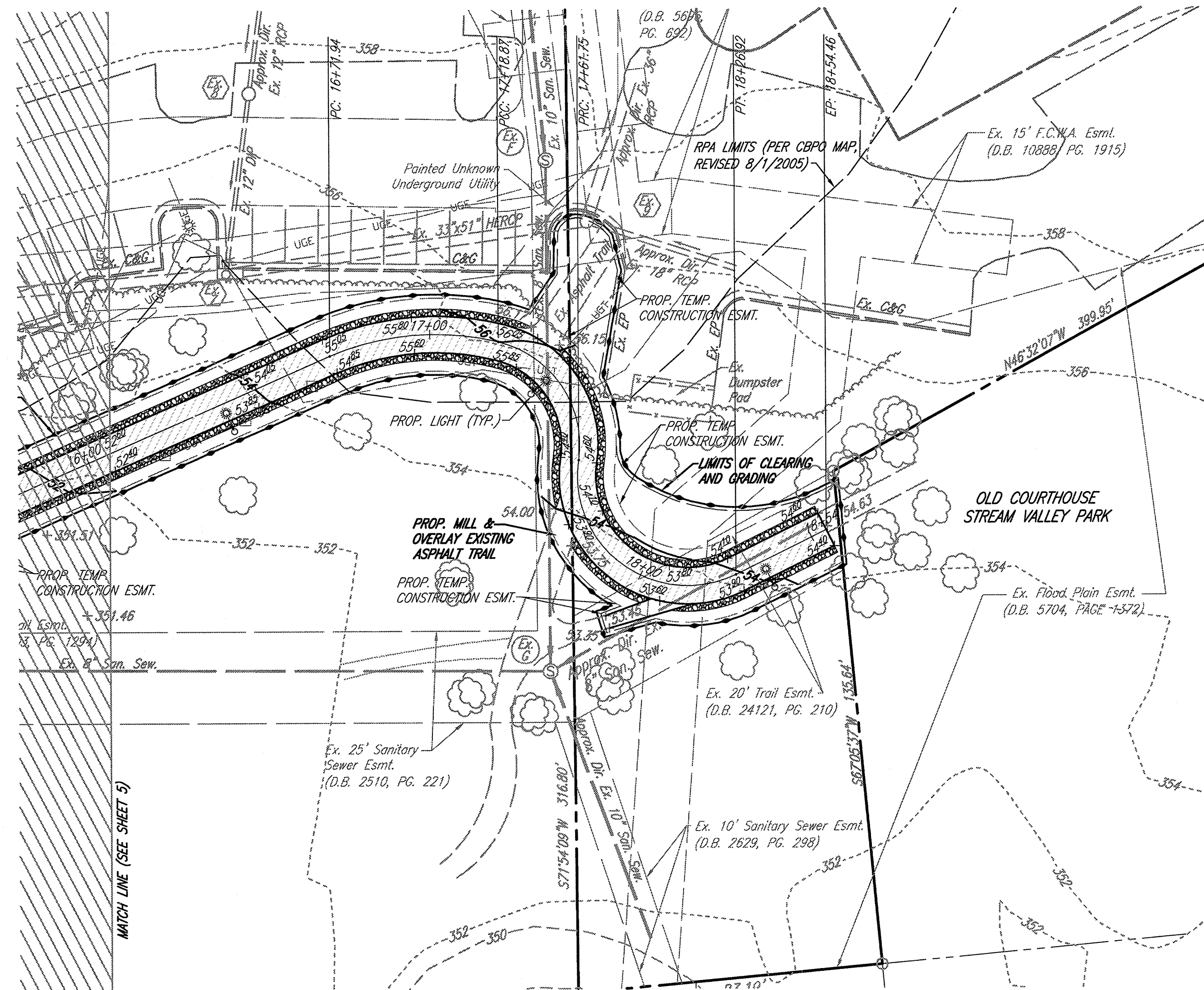
**OLD COURTHOUSE STREAM VALLEY
ASHGROVE TRAIL EXTENSION
TRAIL PLAN AND PROFILE
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA**

CONTRACT NO. CN	FCPA PROJECT NO. _____
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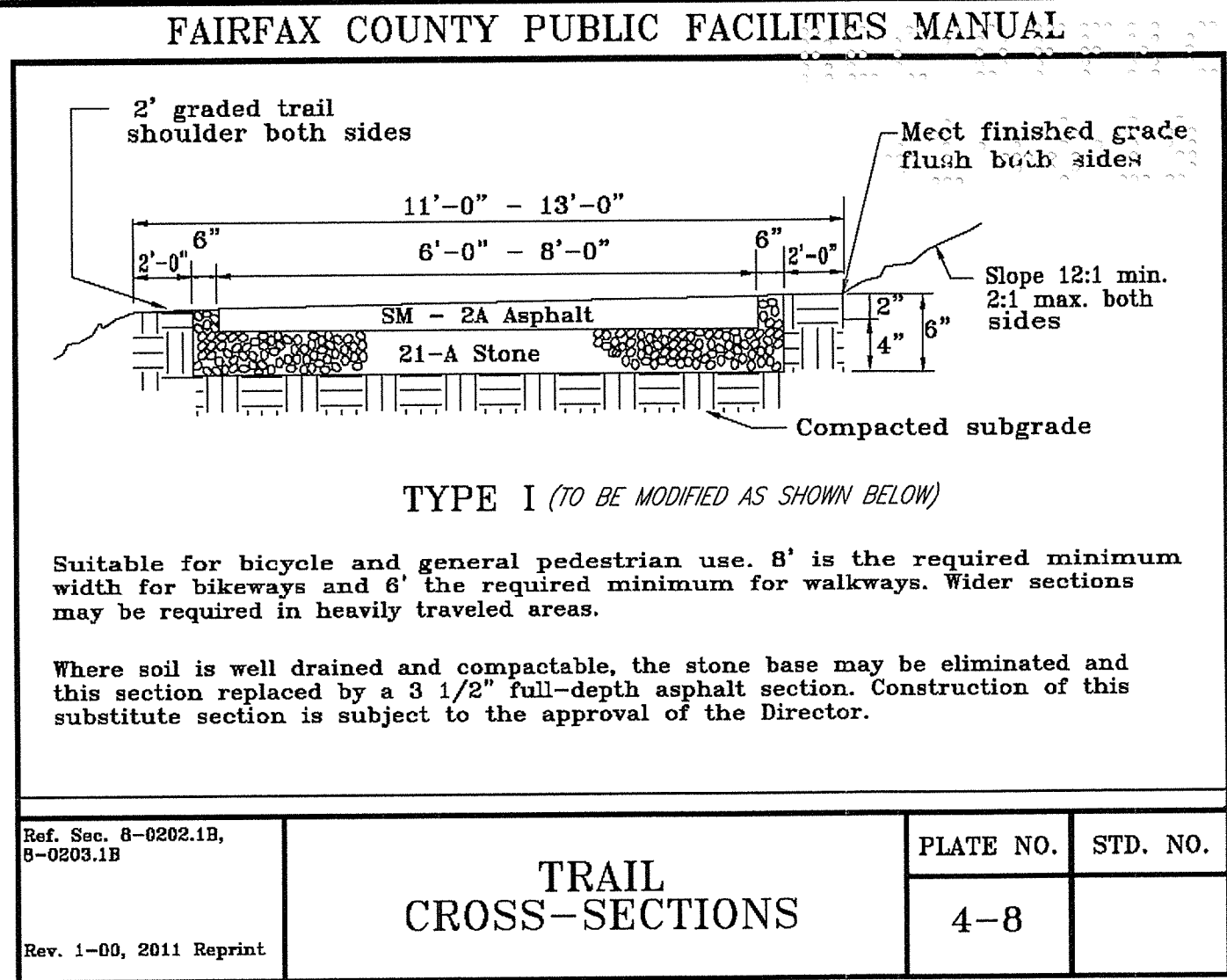
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5 OF 19

FUND#

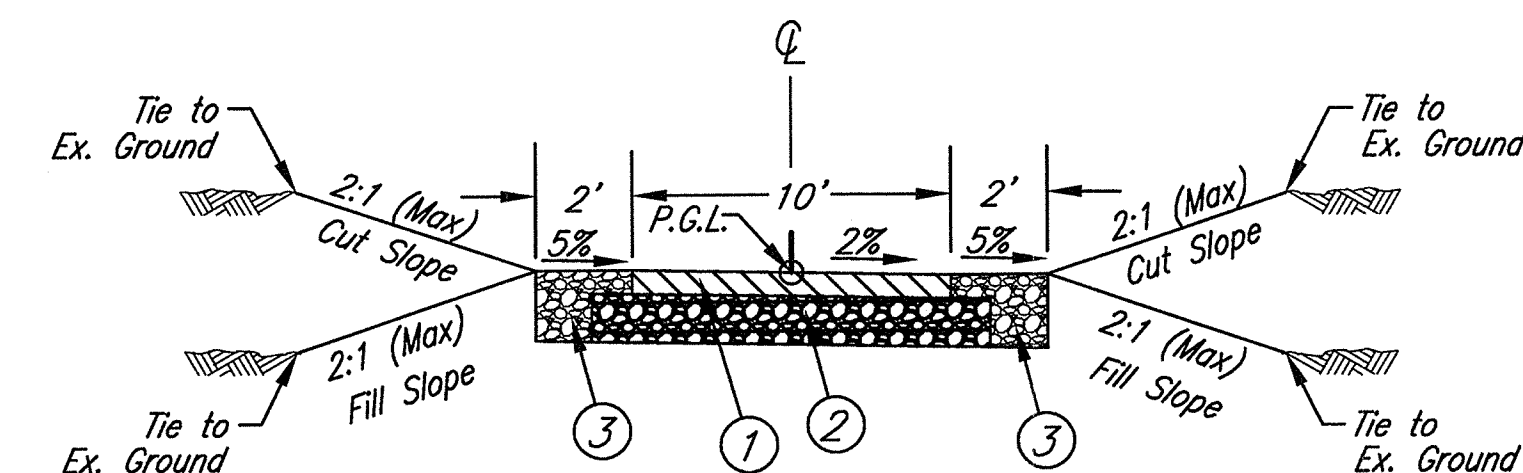


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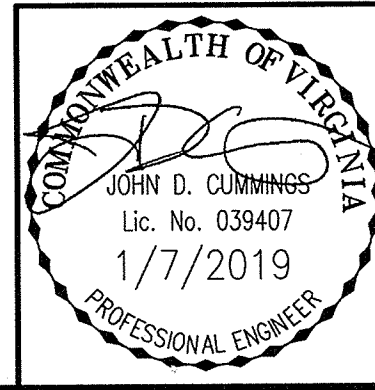
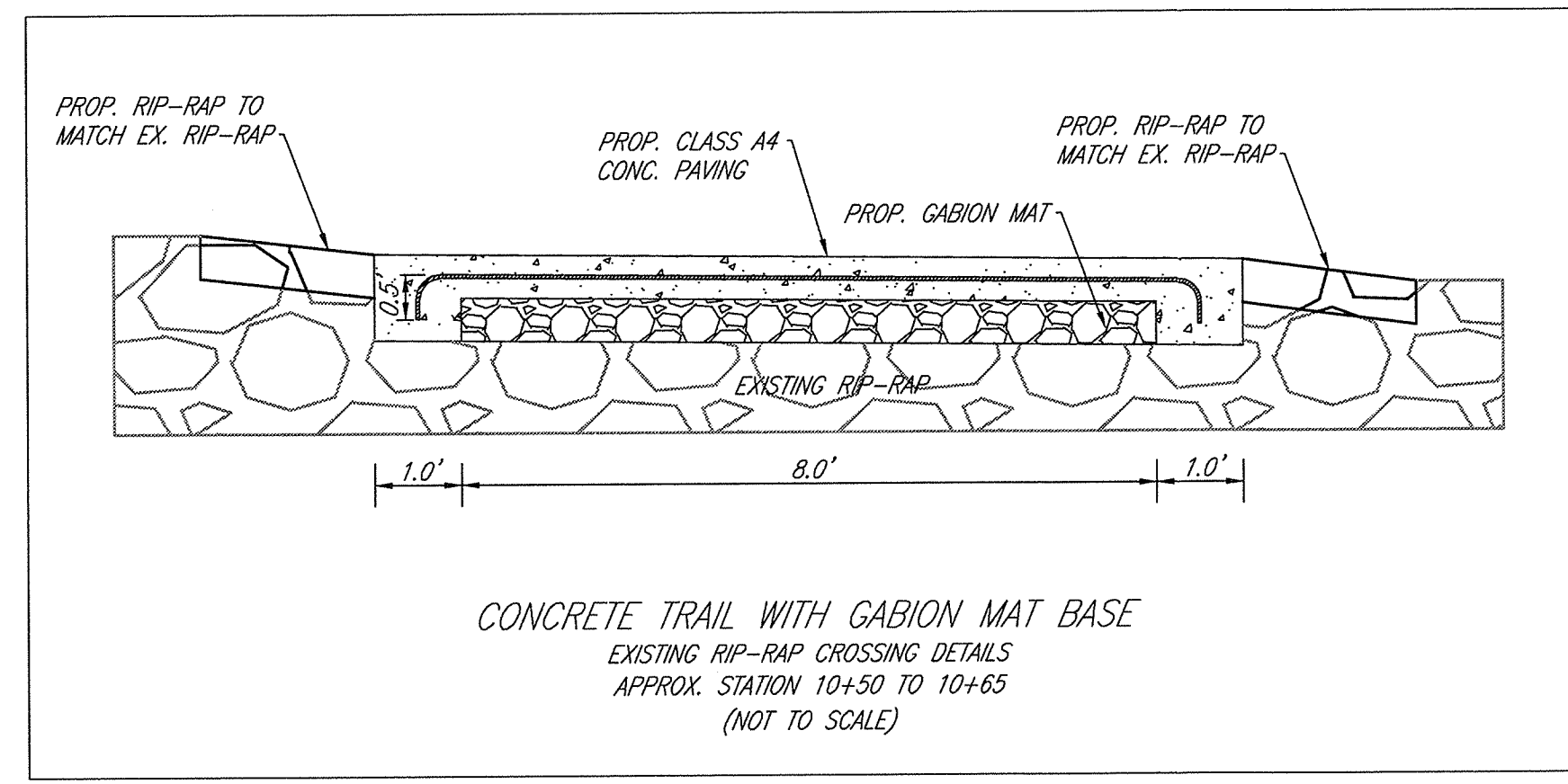
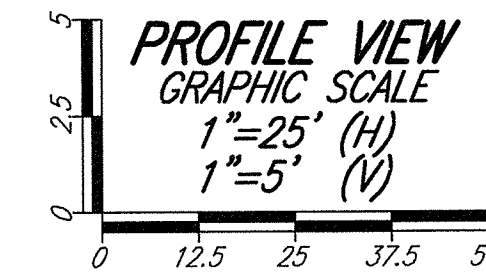
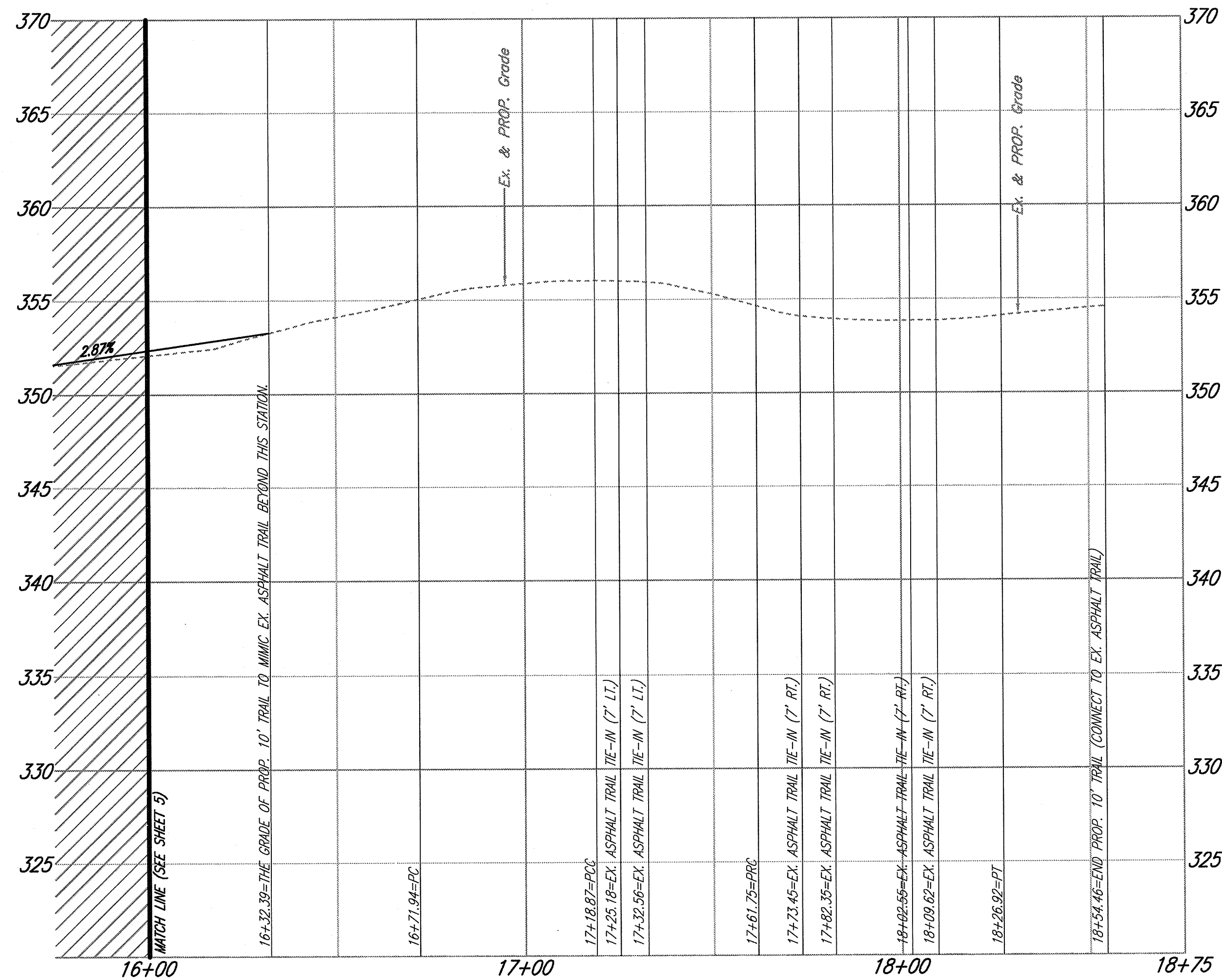
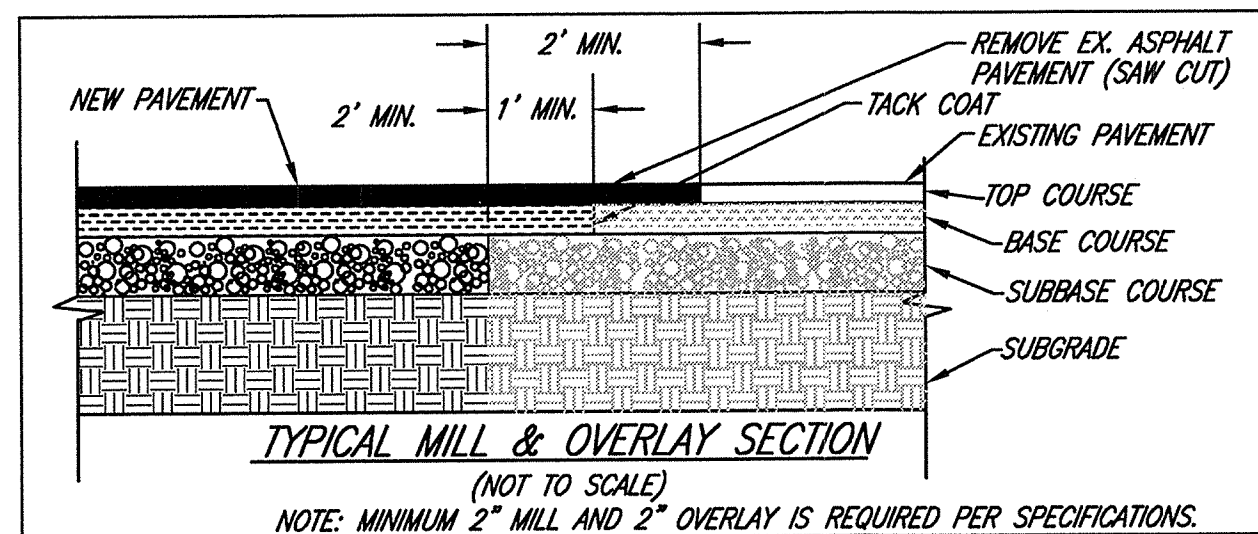


NOTE: TYPE I TRAIL CROSS-SECTION MODIFIED TO 10' ASPHALT TRAIL WITH 2' GRAVEL SHOULDER ON BOTH SIDES.

PROP. 10' TRAIL TYPICAL SECTION



- 1 10' Trail - (2") Asphalt Concrete Type SM-9.5A
- 2 Trail - (4") Aggr. Base Material, Type 1, Size 21-A
- 3 2' Stone Shoulder - (4") Aggr. Base Material, Type 1, Size 21-A

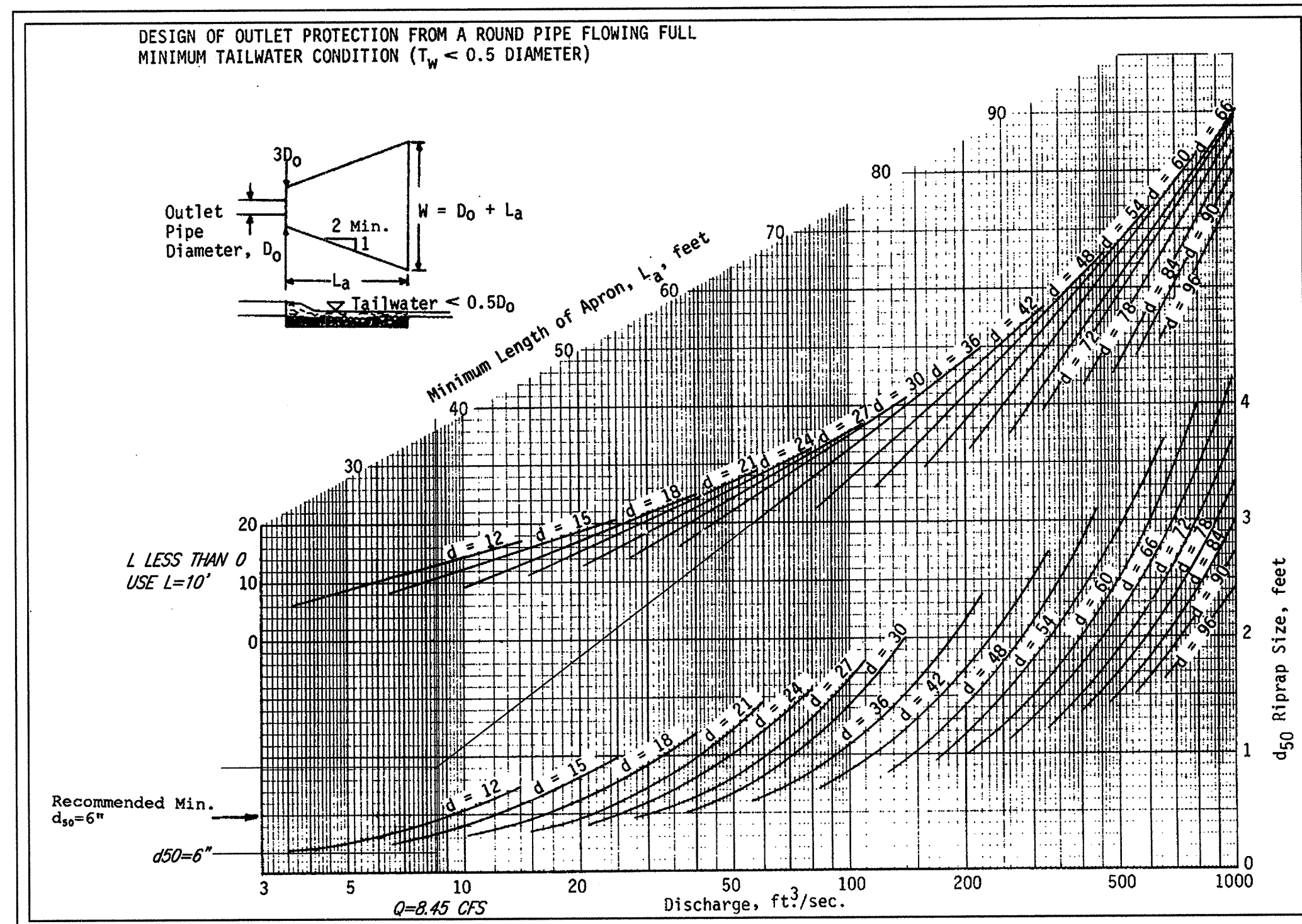


FAIRFAX COUNTY PARK AUTHORITY 12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118				PLANNING AND DEVELOPMENT DIVISION 703-324-8741	
OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION TRAIL PLAN AND PROFILE HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA				CONTRACT NO. CN _____ FCPA PROJECT NO. _____	
SCALE HORIZ=AS SHOWN VERT=AS SHOWN		DESIGNED BY: SL DRAFTED BY: SL CHECKED BY: JDC		SHEET 6 OF 19	

LETTER TO INDUSTRY (LTI) #08-18

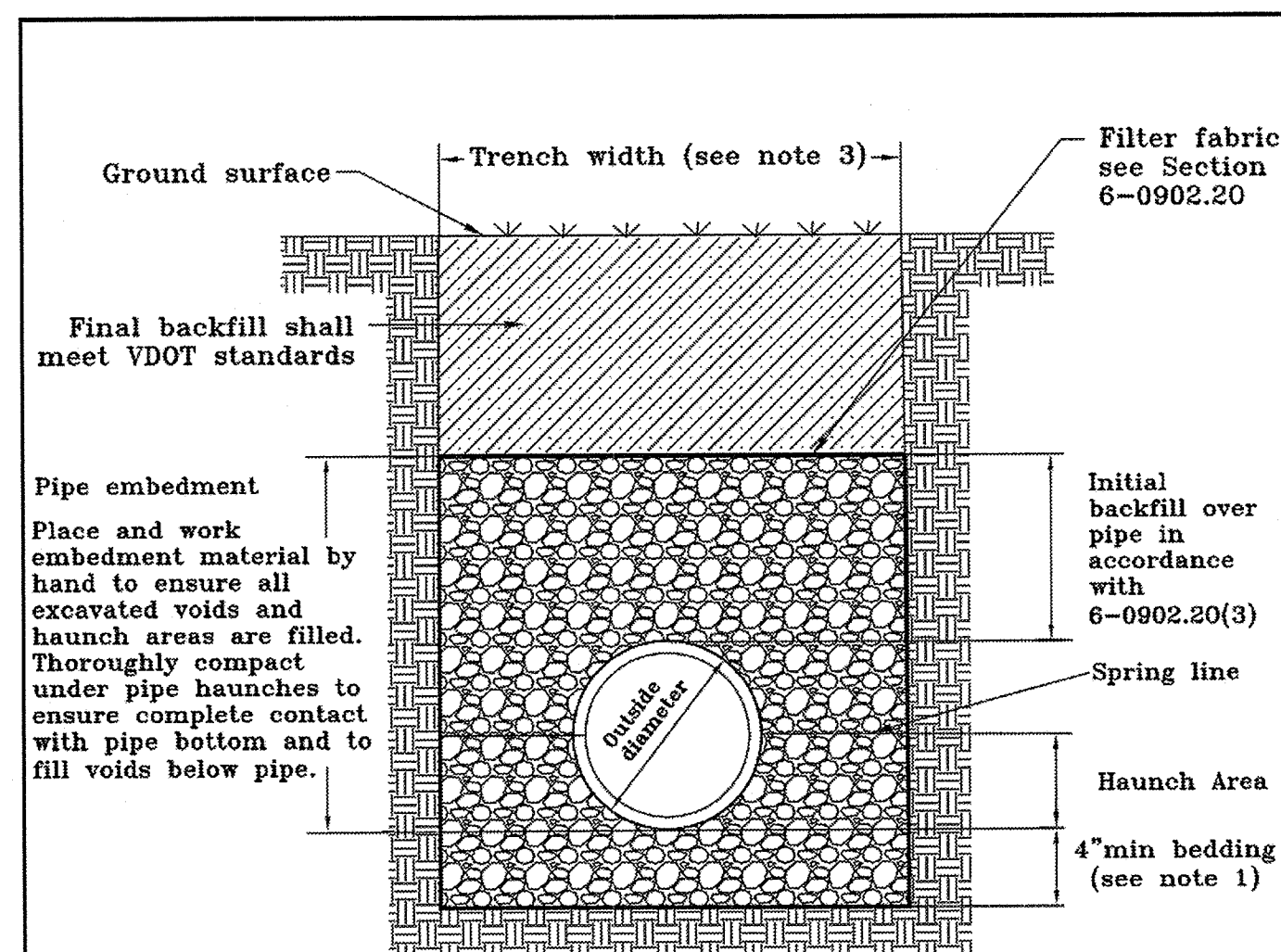
High Density Polyethylene Pipe and Inspection Requirements for Storm Drain Pipe:
Revises the PFM to incorporate standards related to the use of HDPE for certain storm drainage applications and incorporates standards, including AASHTO's recommendations, pertaining to the field inspection of HDPE, concrete and CMP pipe installations. The amendment includes the following provisions:

- HDPE pipe must conform to the requirements of AASHTO M 294 Type S. The maximum size permitted is 48 inches.
- Joints for HDPE pipe must be watertight meeting a pressure test of 10.8 psi per ASTM D 3212 and use a bell and spigot design with a rubber gasket meeting the requirements of ASTM F 477, "Standard Specification for Elastomeric Seals (Gaskets) for Joining Plastic Pipe." These joints are designed to prevent infiltration of soil and exfiltration of storm water.
- Installations and pipe cover for HDPE pipe must be in accordance with ASTM D 2321- "Standard Practice for Underground Installation of Thermoplastic Pipe for Sewers and Other Gravity-Flow Applications", the manufacturer's recommendations, and VDOT standards, whichever are more stringent. Pipe bedding and backfill must conform to the standards set forth in Plate #93-6 (#93M-6).
- Filter fabric must surround the aggregate fill material for HDPE pipe when there is a high water table or where the movement of groundwater can cause the migration of fines from the soil envelope.
- Flexible waterstops, resilient connections, or other flexible systems to make watertight connections to manholes and other structures must be provided for HDPE pipe. Grouting between the thermoplastic pipe and the manhole and other structures is not permitted.
- All storm sewer pipes must undergo visual and video inspections, installation deflection testing, and pipe evaluations by the Developer to ensure proper performance.
- Visual Inspection for HDPE: During the installation process, the developer must provide for full-time visual inspection of high density polyethylene (HDPE) storm sewer pipe. Installation and inspection of bedding and backfill materials, as well as their placement and compaction, must meet the PFM requirements and Section 30.5.6.1 (Visual Inspection) of the American Association of State and Highway Transportation Official's (AASHTO's) Load and Resistance Factor Design, Bridge Construction Specifications. Visual inspection must be performed by an independent inspection and testing agency or design professional licensed in the Commonwealth of Virginia.
- Video Inspection for all pipes: No sooner than thirty days after completion of installation and final fill and pavement or alternative section, a video record must be performed by the developer on all storm sewer pipes unless deemed unnecessary by the Environmental and Facilities Inspections Division (County inspector), DPWES.
- HDPE Installation Deflection Testing: No sooner than thirty days after completion of installation and final fill and pavement or alternative pavement section, HDPE pipe must be evaluated for deflection using a mandrel or other device that can physically verify the dimension of the pipe as approved by the Director. The pipe must be evaluated by the developer to determine whether the internal diameter of the barrel has been reduced more than five percent. A minimum of ten percent of the total number of pipe runs representing at least ten percent of the total length of installed pipe must be tested for deflection, in addition to all areas that were identified in the visual inspection as having deflection. Deflection testing must be conducted by the Developer in the presence of a County inspector, or by an independent inspection and testing agency or design professional licensed in the Commonwealth of Virginia. Testing must be conducted in the locations specified by the County inspector.
- Pipe Evaluations for concrete and HDPE: Pipe inspection must be in accordance with Sections 27.6 (Field Inspection) and 30.5.6.2 (Installation Deflection) of AASHTO's Load and Resistance Factor Design, Bridge Construction Specifications as determined by the Director. For instances where cracks are wider than 0.01 inches (0.25 millimeters) for concrete pipe, and where pipe deflection exceeds five percent of the inside diameter of HDPE pipe, an evaluation must be conducted by the developer's design professional licensed in the commonwealth of Virginia and submitted to the County for review and approval considering the severity of the deflection (HDPE), structural integrity, environmental conditions, and the design life of the pipe. Repairs, replacement and remediation must be noted on the inspection report and made in a manner acceptable to the Director. Copies of inspection and mandrel test results, and video record that depict construction and installation of pipes in compliance with PFM standards must be provided to the County inspector for review and record within two weeks of the time the video was taken. The video recording shall be provided in a format acceptable to the Director. The independent inspection and testing agency or design professional licensed in the Commonwealth of Virginia must certify that the required testing and inspections have been completed and construction is in conformance with the approved plans, VDOT specifications and standards of the PFM.

**RIP RAP OUTLET SPECIFICATIONS**

OUTFALL NUMBER	PIPE DIAMETER D_o - (ft)	$3 \times D_o$	Q (cfs)	V (fps)	D_{50} (feet)	RIP RAP DEPTH (ft)	APRON LENGTH L - (ft)	APRON WIDTH W - (ft)	APPROX. AREA (sq) REQ'D	APPROX. AREA (sq) PROV.
10	3.00	9.00	8.45	1.39	0.5	2.5'	10'	9'	90	90

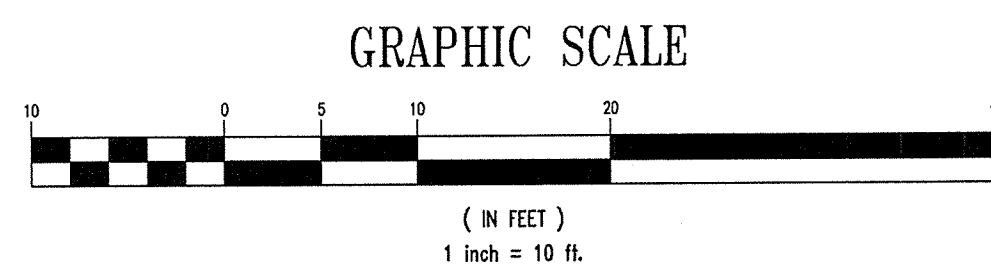
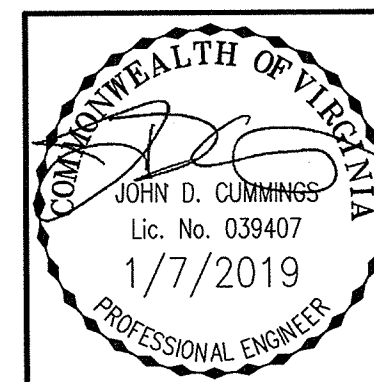
*NOTE: WIDTH TO MATCH 3 TIMES THE DIAMETER OF THE CULVERT TO ALIGN EXISTING CHANNEL DOWNSTREAM.

FAIRFAX COUNTY PUBLIC FACILITIES MANUAL**NOTES**

- Bedding shall be in accordance with VDOT standards unless specified on the plan.
- Backfill material shall be placed alongside the pipe in uniform layers in lifts not to exceed 6" in depth. Backfill material shall be VDOT aggregate No. 25 or 26, aggregate base material size 21A or 21B, or flowable fill. Compaction shall meet VDOT standards and be in accordance with PFM Section 4-0503 for minimum required site density testing.
- Trench width shall be specified by the Engineer and meet VDOT standards. Refer to ASTM D2321 for procedures for trench excavations that are especially important in flexible thermoplastic pipe installations such as support of trench walls and trench boxes. Moveable trench boxes shall not be used below the pipe embedment per ASTM D2321.

NOTE: HDPE PIPE SHALL MEET ALL REQUIREMENTS SET FORTH BY FAIRFAX COUNTY LTI #08-18.

Ref. Sec. 6-0902.20(3)	HDPE PIPE TRENCH	PLATE NO.	STD. NO.
Rev. 1-03, 2011 Reprint		93-6	

**36" HDPE CULVERT @ STATION 11+00**

Solve For: Headwater Elevation

Culvert Summary			
Allowable HW Elevation	348.75 ft	Headwater Depth/Height	0.77
Computed Headwater Elev.	348.05 ft	Discharge	8.45 cfs
Inlet Control HW Elev.	348.00 ft	Tailwater Elevation	348.00 ft
Outlet Control HW Elev.	348.05 ft	Control Type	Outlet Control

Grades			
Upstream Invert	345.75 ft	Downstream Invert	345.60 ft
Length	27.00 ft	Constructed Slope	0.005656 ft/ft

Hydraulic Profile			
Profile	S1	Depth, Downstream	2.40 ft
Slope Type	Steep	Normal Depth	0.80 ft
Flow Regime	Subcritical	Critical Depth	0.92 ft
Velocity Downstream	1.39 ft/s	Critical Slope	0.003318 ft/ft

Section			
Section Shape	Circular	Mannings Coefficient	0.012
Section Material	HDPE (Smooth Interior)	Span	3.00 ft
Section Size	36 inch	Rise	3.00 ft
Number Sections	1		

Outlet Control Properties			
Outlet Control HW Elev.	348.05 ft	Upstream Velocity Head	0.03 ft
K _e	0.50	Entrance Loss	0.02 ft

Inlet Control Properties			
Inlet Control HW Elev.	348.00 ft	Flow Control	Unsubmerged
Inlet Type	Square edge w/headwall	Area Full	7.1 ft ²
K	0.00980	HDS 5 Chart	1
M	2.00000	HDS 5 Scale	1
C	0.03980	Equation Form	1
Y	0.67000		

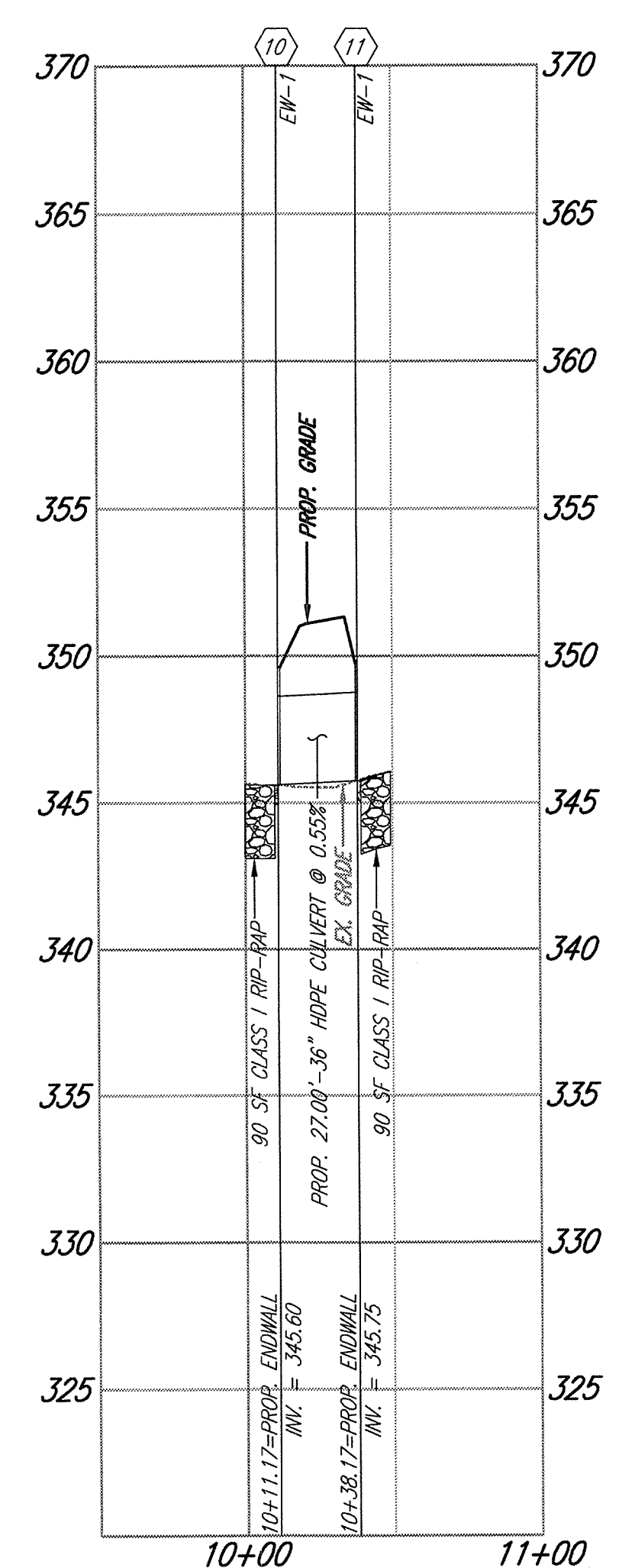
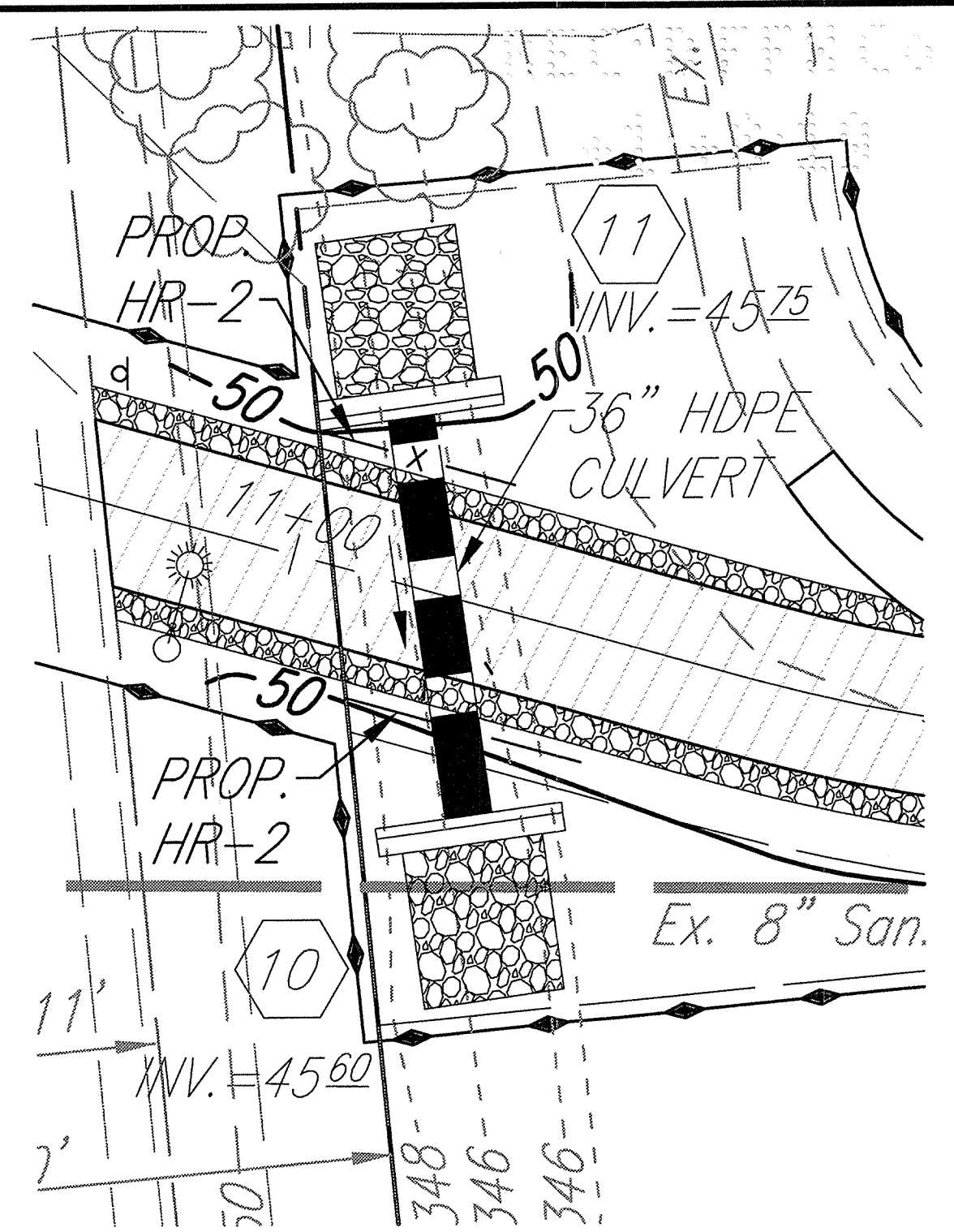
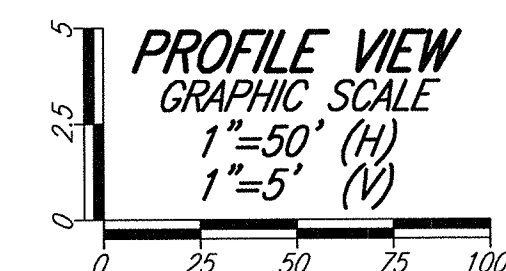
NOTE: THE EXISTING UNDERGROUND UTILITIES SHOWN HEREON ARE BASED UPON AVAILABLE INFORMATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF ALL UTILITIES BEFORE COMMENCING WORK AND FOR ANY DAMAGES WHICH OCCUR BY HIS FAILURE TO LOCATE OR PRESERVE. IF DURING CONSTRUCTION OPERATIONS THE CONTRACTOR SHOULD ENCOUNTER UTILITIES OTHER THAN THOSE SHOWN ON THE PLANS, HE SHALL IMMEDIATELY NOTIFY THE ENGINEER AND TAKE NECESSARY AND PROPER STEPS TO PROTECT THE FACILITY AND ASSURE CONTINUANCE OF SERVICE.

NOTE: ALL CONSTRUCTION SHALL CONFORM TO FAIRFAX COUNTY AND VIRGINIA DEPARTMENT OF TRANSPORTATION STANDARDS AND SPECIFICATIONS.


NOTE: TEST PITS SHALL BE REQUESTED A MINIMUM OF 48 HOURS IN ADVANCE FOR THOSE UTILITIES REQUIRING THEM.

NOTE: ALL CLEARANCES ARE MEASURED FROM OUTSIDE DIAMETER TO OUTSIDE DIAMETER.

NOTE: TRENCHING, BEDDING AND BACKFILL FOR STORM SEWER SHALL BE DONE IN ACCORDANCE WITH V.D.O.T. PB-1 STANDARDS AND SPECIFICATIONS.

**FAIRFAX COUNTY PARK AUTHORITY**

12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118

	PLANNING AND DEVELOPMENT DIVISION		
	703-324-8741		
	OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION HDPE CULVERT ANALYSIS		
	HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA		
CONTRACT NO. CN		FCPA PROJECT NO. _____	
SCALE		DESIGNED BY: SL	SHEET 7 OF 19
HORIZ=AS SHOWN		DRAFTED BY: SL	
VERT=AS SHOWN		CHECKED BY: JDC	

PROJECT OVERVIEW:

THIS PROJECT PROPOSES AN ADA COMPLIANT TRAIL CONNECTING THE EXISTING TRAIL LOCATED IN THE OLD COURTHOUSE STREAM VALLEY PARK RUNNING PARALLEL TO THE OLD COURTHOUSE SPRING BRANCH TO THE EXISTING TRAIL LOCATED ON THE ASHGROVE HISTORIC SITE. THIS PROJECT WILL INCLUDE A STREAM CROSSING OF AN UNNAMED TRIBUTARY VIA A 36" HOPE CULVERT. THE UNNAMED TRIBUTARY IS THE OUTFALL FROM AN EXISTING DRY POND (DPO186). THE SITE IS LOCATED WITHIN THE DIFFICULT RUN WATERSHED. THE TOTAL DISTURBED AREA ASSOCIATED WITH THIS PROJECT IS 0.550 ACRES. THE SITE IS LOCATED EAST OF THE INTERSECTION OF IRVIN STREET (ROUTE 831) AND ASHGROVE LANE. THE PROJECT PROPOSES ALL NECESSARY TEMPORARY AND PERMANENT EROSION CONTROL MEASURES TO MEET STATE AND LOCAL REGULATIONS.

PRIMARY OUTFALL #1 (0-1)

THE TRAIL WILL DRAIN VIA SHEET FLOW DIRECTLY INTO THE OLD COURTHOUSE SPRING BRANCH. ACCORDING TO USGS DATA, APPROXIMATE DRAINAGE AREA TO OLD COURTHOUSE SPRING BRANCH IS 1.45 SQUARE MILES WHICH IS EQUIVALENT TO 928 ACRES. THE DISTURBED AREA PROPOSED BY THE PROJECT IS 0.550 ACRES WITH INSIGNIFICANT INCREASE IN IMPERVIOUS AREA. THE OUTFALL'S ULTIMATE DRAINAGE AREA IS FAR GREATER THAN 100 TIMES THE PROJECT DISTURBED AREA. THE MAGNITUDE OF THE DISTURBED AREA COMPARED TO THE OUTFALL'S ULTIMATE DRAINAGE AREA IS INSIGNIFICANT, THEREFORE IT IS OUR PROFESSIONAL OPINION THAT OUTFALL #1 (0-1) IS AN ADEQUATE OUTFALL.

OVERLAND RELIEF

COMPLIANCE WITH PFM 6-1502.2, OVERLAND RELIEF EXISTS BASED ON THE PROPOSED GRADING OF THE TRAIL AND THE PROXIMITY OF THIS PROJECT TO OLD COURTHOUSE SPRING BRANCH. IT IS THE PROFESSIONAL OPINION OF THIS FIRM THAT NO EXISTING BUILDINGS OR FACILITIES ARE IN DANGER OF FLOODING CONDITIONS DUE TO THE CREATION OF THIS TRAIL.

SUMMARY

THIS PROJECT WILL CONTINUE TO HONOR ALL EXISTING MAJOR DRAINAGE DIVIDES. NO DIVERSION OF WATER FROM ONE MAJOR WATERSHED TO ANOTHER IS PROPOSED WITH THIS PROJECT. NO DETRIMENTAL EFFECTS TO OLD COURTHOUSE SPRING BRANCH WILL OCCUR FOLLOWING CONSTRUCTION OF THE IMPROVEMENTS PROPOSED WITH THIS PROJECT IN COMPLIANCE WITH PFM 6-1502.2. IT IS THE PROFESSIONAL OPINION OF THIS FIRM THAT OLD COURTHOUSE SPRING BRANCH IS ADEQUATE AND THERE WILL BE NO ADVERSE IMPACTS TO THE DOWNSTREAM DRAINAGE SYSTEM AS A RESULT OF THE PROPOSED IMPROVEMENTS. IN THE EVENT OF THE 100-YEAR STORM EVENT THERE WILL BE NO FLOODING OF EXISTING DOWNSTREAM DWELLINGS OR BUILDINGS DUE TO THE INCREASED IMPERVIOUS AREA PROPOSED WITH THIS PROJECT.

SWM NARRATIVE

A STORMWATER DETENTION EXCEPTION REQUEST WAS SUBMITTED TO FAIRFAX COUNTY WITH THE FIRST SUBMISSION OF THIS PLAN. SEE SHEET 18.

BMP NARRATIVE

BMP FOR THIS PROJECT WILL BE RESOLVED BY THE PURCHASE OF PHOSPHORUS CREDITS. 0.42 LBS. OF CREDITS SHALL BE PURCHASED IN ACCORDANCE WITH THE VIRM SPREADSHEET REQUIREMENTS.

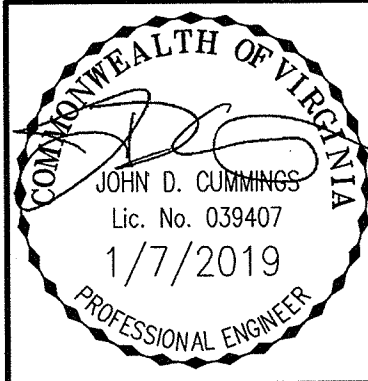
SW-10 CERTIFICATION

THERE ARE NO WET IMPOUNDMENTS LOCATED WITHIN THE INFLUENCE AREA OF THIS PROJECT.

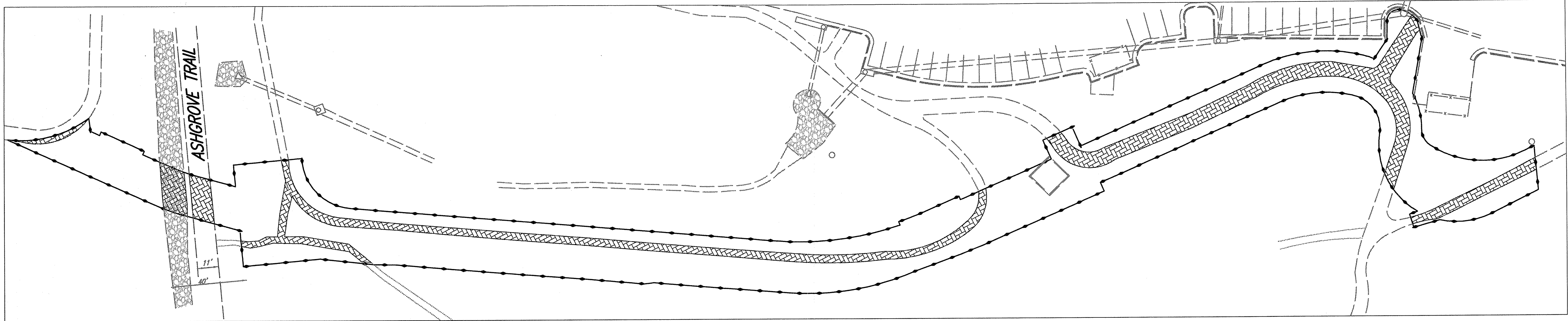
RPA CERTIFICATION

A RESOURCE PROTECTION AREA ENCROACHMENT EXEMPTION REQUEST WAS PREPARED AND SUBMITTED. SEE SHEET 18.

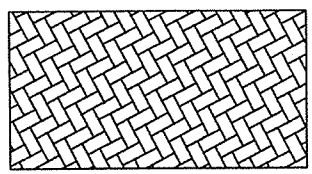
Project Name: Old Courthouse Stream Valley - Ashgrove Trail Extension		CLEAR ALL		data input cells	
Date: 4/18/2018				constant values	
Linear Development Project? Yes				calculation cells	
				final results	
Site Information					
Post-Development Project (Treatment Volume and Loads)					
Enter Total Disturbed Area (acres) →				0.55	Check:
Maximum reduction required:				20%	BMP Design Specifications List: 2013 Draft Stds & Specs
The site's net increase in impervious cover (acres) is:				0.176	Linear project? Yes
Post-Development TP Load Reduction for Site (lb/yr):				0.42	Land cover areas entered correctly? ✓
					Total disturbed area entered? ✓
Pre-ReDevelopment Land Cover (acres)					
	A Soils	B Soils	C Soils	D Soils	Totals
Forest/Open Space (acres) -- undisturbed, protected forest/open space or reforested land	0.00	0.00	0.00	0.43	0.43
Managed Turf (acres) -- disturbed, graded for yards or other turf to be mowed/managed	0.00	0.00	0.00	0.00	0.00
Impervious Cover (acres)	0.00	0.00	0.00	0.12	0.12
					0.55
Post-Development Land Cover (acres)					
	A Soils	B Soils	C Soils	D Soils	Totals
Forest/Open Space (acres) -- undisturbed, protected forest/open space or reforested land	0.00	0.00	0.00	0.36	0.36
Managed Turf (acres) -- disturbed, graded for yards or other turf to be mowed/managed	0.00	0.00	0.00	0.00	0.00
Impervious Cover (acres)	0.00	0.00	0.00	0.30	0.30
					0.55
Area Check OK OK OK OK					
* Forest/Open Space areas must be protected in accordance with the Virginia Runoff Reduction Method					
Constants					
Annual Rainfall (inches)	43	Runoff Coefficients (Rv)			
Target Rainfall Event (inches)	1.00	Forest/Open Space	0.02	0.03	0.04
Total Phosphorus (TP) EMC (mg/L)	0.26	Managed Turf	0.15	0.20	0.22
Total Nitrogen (TN) EMC (mg/L)	1.86	Impervious Cover	0.95	0.95	0.95
Target TP Load (lb/acre/yr)	0.41				
% (unless correction factor)	0.90				
LAND COVER SUMMARY -- PRE-REDEVELOPMENT					
LAND COVER SUMMARY -- POST DEVELOPMENT					
Land Cover Summary-Pre			Land Cover Summary-Post		
Pre-ReDevelopment	Listed	Adjusted ¹	Post ReDev. & New Impervious	Land Cover Summary-Post	Land Cover Summary-Post
Forest/Open Space Cover (acres)	0.43	0.26	Forest/Open Space Cover (acres)	0.26	Post-Development New Impervious
Weighted Rv(forest)	0.05	0.05	Weighted Rv(forest)	0.05	
% Forest	78%	68%	% Forest	68%	
Managed Turf Cover (acres)	0.00	0.00	Managed Turf Cover (acres)	0.00	
Weighted Rv(turf)	0.00	0.00	Weighted Rv (turf)	0.00	
% Managed Turf	0%	0%	% Managed Turf	0%	
Impervious Cover (acres)	0.12	0.12	Impervious Cover (acres)	0.30	New Impervious Cover (acres) 0.18
Rv(impervious)	0.95	0.95	Rv(impervious)	0.95	Rv(impervious) 0.95
% Impervious	22%	32%	% Impervious	54%	
Total Site Area (acres)	0.55	0.37	Final Site Area (acres)	0.55	
Site Rv	0.24	0.34	Final Post Dev Site Rv	0.53	
Treatment Volume and Nutrient Load			Treatment Volume and Nutrient Load		
Pre-ReDevelopment Treatment Volume (acre-ft)	0.0112	0.0105	Final Post-Development Treatment Volume (acre-ft)	0.0244	Post-ReDevelopment Treatment Volume (acre-ft) 0.0105
Pre-ReDevelopment Treatment Volume (cubic feet)	489	457	Final Post-Development Treatment Volume (cubic feet)	1,064	Post-ReDevelopment Treatment Volume (cubic feet) 457
Pre-ReDevelopment TP Load (lb/yr)	0.31	0.29	Final Post-Development TP Load (lb/yr)	0.67	Post-ReDevelopment TP Load (lb/yr)* 0.29
Pre-ReDevelopment TP Load per acre (lb/acre/yr)	0.56	0.77	Final Post-Development TP Load per acre (lb/acre/yr)	1.22	Post-ReDevelopment TP Load per acre (lb/acre/yr) 0.77
Baseline TP Load (lb/yr) (0.41 lbs/acre/yr applied to pre-redevelopment area excluding previous land proposed for new impervious cover)		0.15			Max. Reduction Required (Below Pre-ReDevelopment Load) 20%
¹ Adjusted Land Cover Summary: Pre-ReDevelopment land cover minus previous land cover (forest/open space or managed turf) acreage proposed for new impervious cover.			TP Load Reduction Required for Redeveloped Area (lb/yr) 0.06		
Adjusted total acreage is consistent with Post-ReDevelopment acreage (minus acreage of new impervious cover).			TP Load Reduction Required for New Impervious Area (lb/yr) 0.31		
Column 1 shows load reduction requirement for new impervious cover (based on new development load limit, 0.41 lbs/acre/year).					
Post-Development Requirement for Site Area					
TP Load Reduction Required (lb/yr)				0.37	
Linear Project TP Load Reduction Required (lb/yr):				0.42	
Nitrogen Loads (Informational Purposes Only)					
Pre-ReDevelopment TN Load (lb/yr)		2.20	Final Post-Development TN Load (Post-ReDevelopment & New Impervious) (lb/yr)		4.78



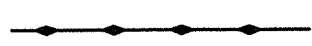
FAIRFAX COUNTY PARK AUTHORITY				TAX MAP: 28-2 & 29-3	
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118					
PLANNING AND DEVELOPMENT DIVISION				703-324-8741	
OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION					
SWM/BMP & OUTFALL ANALYSIS					
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA					
CONTRACT NO. CN				FCPA PROJECT NO. -- -- --	
SCALE HORIZ=AS SHOWN VERT=AS SHOWN				DESIGNED BY: SL DRAFTED BY: SL CHECKED BY: JDC	
SHEET 8 OF 19					
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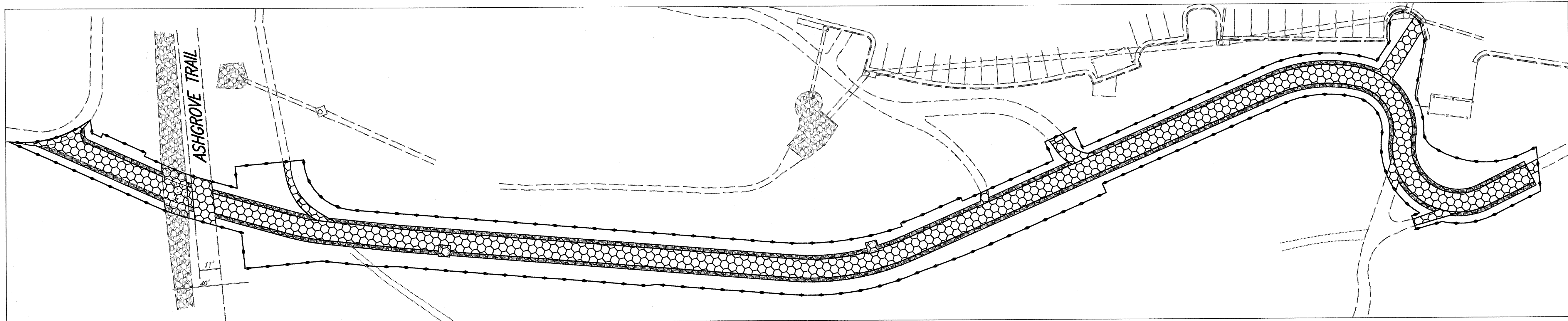
EXISTING CONDITION



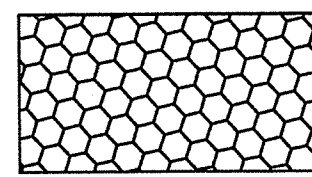
EXISTING CONDITION
IMPERVIOUS AREA
(0.119 AC.)



SITE AREA



PROPOSED CONDITION

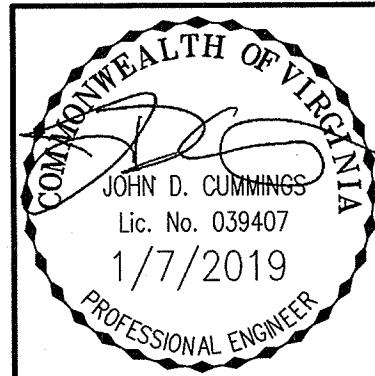
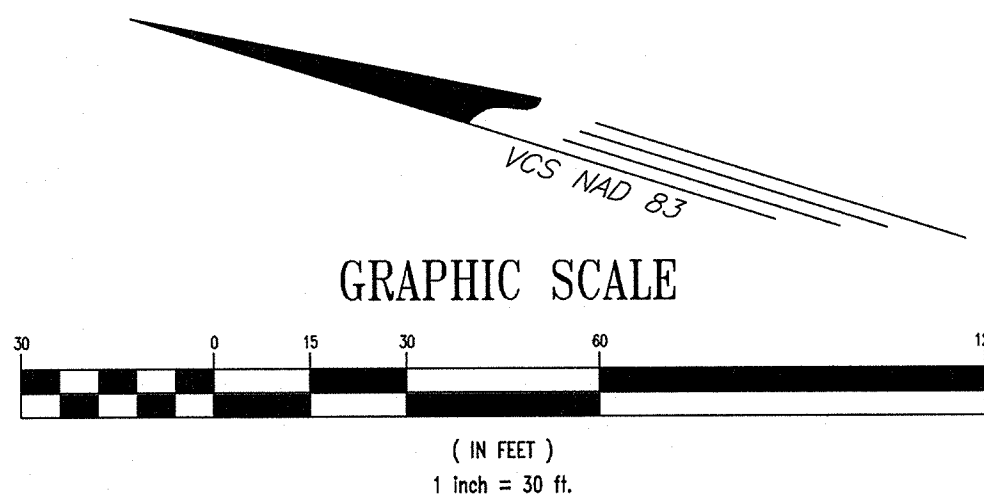


PROPOSED CONDITION
IMPERVIOUS AREA
(0.295 AC.)

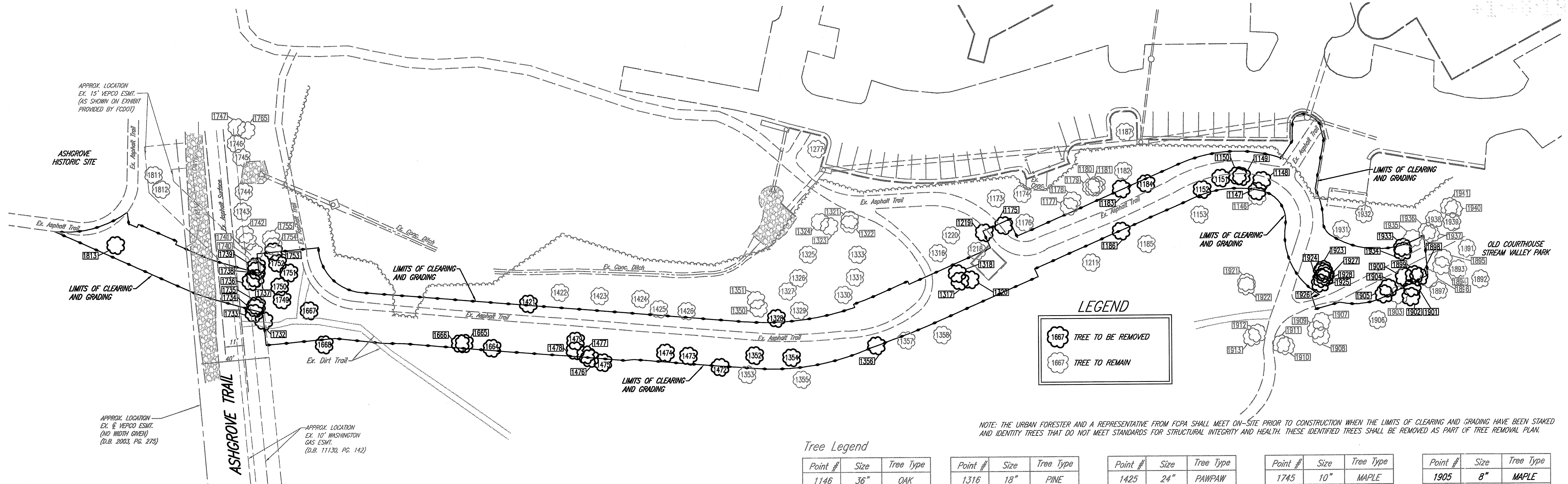


SITE AREA

IMPERVIOUS AREA SUMMARY		
EX. IMP. AREA	PROP. IMP. AREA	ADDED IMP. AREA
0.119 AC.	0.295 AC.	0.176 AC.



FAIRFAX COUNTY PARK AUTHORITY 12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118				TAX MAP: 28-2 & 29-3	
REVISIONS		PLANNING AND DEVELOPMENT DIVISION 703-324-8741		SHEET 9 OF 19	
DESCRIPTION		BY		APPROVED	
DATE		DATE		DATE	
SCALE		DESIGNED BY: SL		SHEET 9 OF 19	
HORIZ=AS SHOWN		DRAFTED BY: SL		FUND#	
VERT=AS SHOWN		CHECKED BY: JDC			



LEGEND

1667 TREE TO BE REMOVED

1667 TREE TO REMAIN

NOTE: THE URBAN FORESTER AND A REPRESENTATIVE FROM FCPA SHALL MEET ON-SITE PRIOR TO CONSTRUCTION WHEN THE LIMITS OF CLEARING AND GRADING HAVE BEEN STAKED AND IDENTIFY TREES THAT DO NOT MEET STANDARDS FOR STRUCTURAL INTEGRITY AND HEALTH. THESE IDENTIFIED TREES SHALL BE REMOVED AS PART OF TREE REMOVAL PLAN.

Tree Legend

Point #	Size	Tree Type	Point #	Size	Tree Type	Point #	Size	Tree Type	Point #	Size	Tree Type
1146	36"	OAK	1316	18"	PINE	1425	24"	PAWPAW	1905	8"	MAPLE
1147	6"	MAPLE	1317	36"	OAK	1426	19"	MAPLE	1906	24"	MAPLE
1148	6"	MAPLE	1318	10"	MAPLE	1472	16"	MAPLE	1907	24"	MAPLE
1149	10"	MAPLE	1320	6"	MAPLE	1473	10"	OAK	1908	8"	ASH
1150	9"	MAPLE	1321	9"	LOCUST	1474	22"	POPLAR	1909	11"	POPLAR
1151	10"	OAK	1322	6"	MAPLE	1475	13"	MAPLE	1910	15"	OAK
1152	14"	OAK	1323	9"	ASH	1476	11"	OAK	1911	8"	POPLAR
1153	27"	OAK	1324	15"	POPLAR	1477	8"	OAK	1912	13"	OAK
1173	38"	OAK	1325	11"	MAPLE	1478	12"	HICKORY	1913	12"	POPLAR
1174	15"	POPLAR	1326	13"	MAPLE	1479	27"	HICKORY	1921	12"	ASH
1175	14"	POPLAR	1327	7"	SASSAFRAS	1664	12"	HOLLY	1922	8"	ASH
1176	25"	POPLAR	1328	14"	HICKORY	1665	12"	LOCUST	1923	6"	OAK
1177	9"	POPLAR	1329	10"	SASSAFRAS	1666	13"	MAPLE	1924	6"	ASH
1178	11"	HOLLY	1330	31"	BIRCH	1667	14"	SYCAMORE	1925	10"	OAK
1179	10"	OAK	1331	27"	BIRCH	1668	38"	ASH	1926	16"	OAK
1180	13"	OAK	1333	9"	PINE	1732	6"	SYCAMORE	1927	7"	OAK
1181	10"	OAK	1350	30"	OAK	1733	12"	SYCAMORE	1928	5"	OAK
1182	14"	MAPLE	1351	14"	PIN OAK	1734	8"	OAK	1931	9"	OAK
1183	12"	MAPLE	1352	10"	CHERRY	1735	15"	POPLAR	1932	12"	OAK
1184	24"	MAPLE	1354	32"	OAK	1736	9"	ASH	1933	4"	ASH
1185	11"	POPLAR	1355	25"	OAK	1737	10"	CHERRY	1934	8"	POPLAR
1186	9"	POPLAR	1356	21"	MAPLE	1738	10"	ASH	1935	7"	OAK
1187	12"	MAPLE	1357	20"	BIRCH	1739	12"	OAK	1936	12"	OAK
1211	15"	MAPLE	1358	12"	HICKORY	1740	10"	CHERRY	1937	7"	POPLAR
1218	13"	POPLAR	1421	12"	SYCAMORE	1741	7"	POPLAR	1938	17"	OAK
1219	8"	HOLLY	1422	24"	CHERRY	1742	7"	POPLAR	1939	10"	OAK
1220	38"	OAK	1423	37"	CHERRY	1743	17"	POPLAR	1940	10"	OAK
1277	27"	OAK	1424	21"	PAWPAW	1744	18"	MULBERRY	1941	6"	OAK

NOTE: BOLD TEXTS INDICATE TREES TO BE REMOVED. THE PROJECT PROPOSES REMOVAL OF 61 TREES.

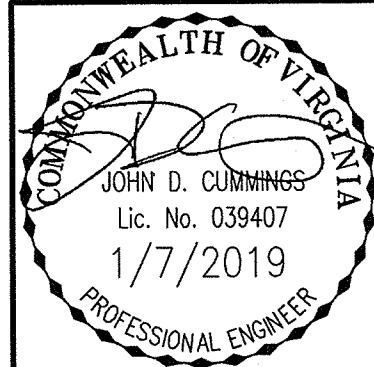
TAX MAP: 28-2 & 29-3

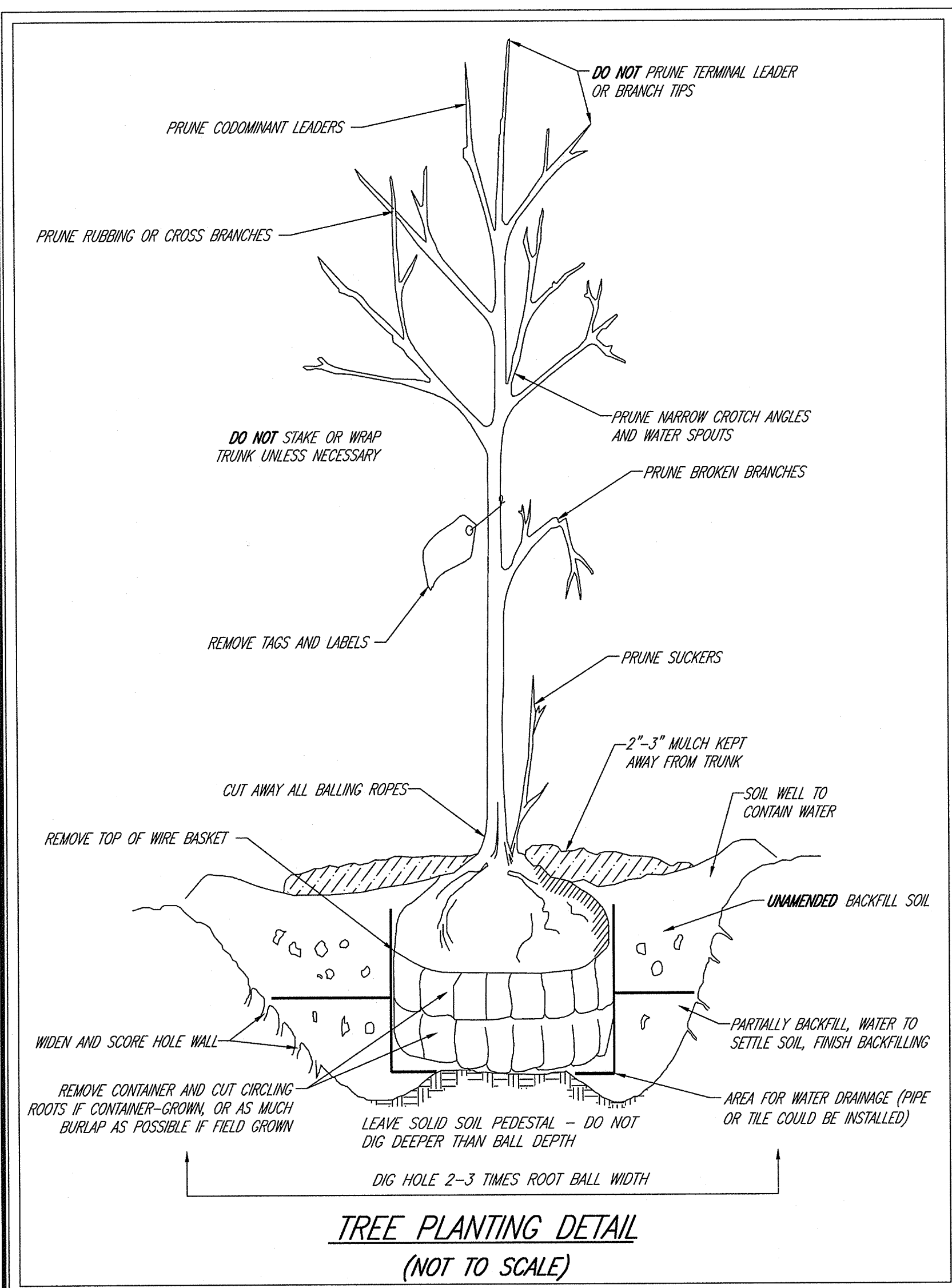
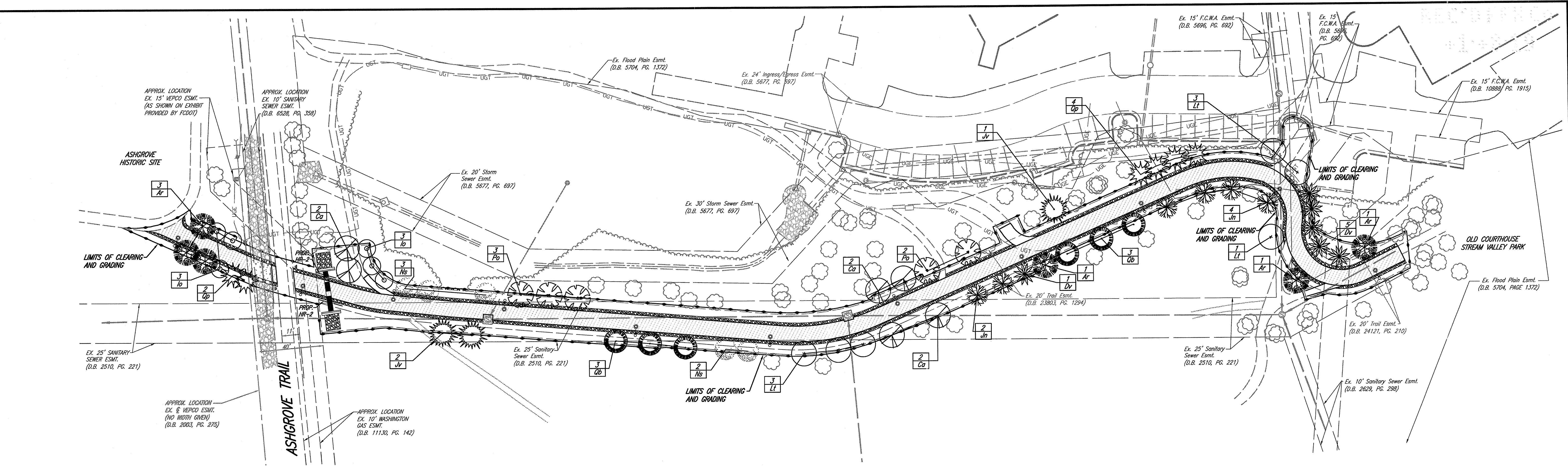
FAIRFAX COUNTY PARK AUTHORITY
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118

PLANNING AND DEVELOPMENT
DIVISION
703-324-8741
OLD COURTHOUSE STREAM VALLEY
ASHGROVE TRAIL EXTENSION
TREE REMOVAL PLAN
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA

CONTRACT NO. CN FCPA PROJECT NO. _____

SCALE HORIZ=AS SHOWN VERT=AS SHOWN
DESIGNED BY: SL
DRAFTED BY: SL
CHECKED BY: JDC
SHEET
10 OF 19





LANDSCAPE PLANTING NOTES

1. PLANT MATERIAL STANDARDS
SIZE AND STANDARDS OF PLANT MATERIALS SHALL CONFORM TO CURRENT AMERICAN NURSERY & LANDSCAPE ASSOCIATION (FORMERLY ANLA) STANDARDS.
2. ALL PLANT MATERIAL SHALL BE TRUE TO FORM, SIZE, AND SHAPE, AND BOTANICAL NOMENCLATURE, SHALL BE VERIFIED BY "HORTUS THIRD", DICTIONARY OF PLANTS CULTIVATED IN THE UNITED STATES AND CANADA, AS COMPILED BY THE BAILEY HORTORIUM CORNELL UNIVERSITY, MACMILLAN PUBLISHING CO., 1976 EDITION.
3. ALL PLANT MATERIAL SUPPLIED BY A CONTRACTOR SHALL BE HEALTHY AND IN VIGOROUS GROWING CONDITION, FREE FROM ALL INSECTS, PESTS AND DISEASES. ALL B & B MATERIAL SHALL BE FRESHLY DUG UNLESS OTHERWISE APPROVED. PRUNING SHALL BE DONE BEFORE PLANTING OR DURING THE PLANTING OPERATION.
4. ALL PLANT MATERIAL, SHALL BE GUARANTEED FOR A PERIOD OF ONE (1) YEAR FROM THE DATE OF INSTALLATION AND ACCEPTANCE BY THE OWNER. SHREDDED HARDWOOD MULCH, OR APPROVED EQUAL, SHALL BE PLACED OVER ALL PLANTING AREAS. STRICT ATTENTION AND ADHERENCE TO THE PLANTING DETAIL ILLUSTRATED BELOW WILL BE REQUIRED FOR ACCEPTANCE BY THE OWNER.
5. CONTRACTOR SHALL NOT SUBSTITUTE PLANT SPECIES OR VARIETIES WITHOUT THE OWNER'S AND THE COUNTY URBAN FORESTER'S PRIOR KNOWLEDGE AND PERMISSION. ALL PLANT MATERIAL SHALL BE APPROVED BY THE OWNER PRIOR TO PLANTING.
6. BACKFILL MIXTURE SHALL BE TWO PARTS TOPSOIL MIXED EVENLY WITH ONE PART SPHAGNUM PEAT MOSS OR PEAT HUMUS.
7. FERTILIZER SHALL BE COMMERCIAL FERTILIZER FOR BOTH TREES AND SHRUBS. FERTILIZER SHALL BE PROVIDED IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE SOIL TESTS. AS A BASIS FOR BIDDING, CONTRACTORS SHALL ASSUME A FERTILIZER WITH AN ANALYSIS OF 10% NITROGEN, 6% PHOSPHORUS AND 4% POTASSIUM. THIS FERTILIZER SHALL BE GRANULAR WITH A MINIMUM OF 50% OF THE TOTAL NITROGEN IN ORGANIC FORM.
8. IF TOPSOIL IS NOT AVAILABLE ON SITE, CONTRACTOR SHALL PROVIDE TOPSOIL THAT IS A FERTILE, FRABLE NATURAL LOAM UNIFORM IN COMPOSITION, FREE OF STONES, LUMPS, PLANTS, AND THEIR ROOTS, DEBRIS AND OTHER EXTRANEIOUS MATTER OVER 1" IN DIAMETER, CAPABLE OF SUSTAINING VIGOROUS PLANT GROWTH. TOPSOIL SHALL HAVE A pH RANGE OF 6.0 TO 6.5.
9. PLANTS SHALL BE NURSERY GROWN IN ACCORDANCE WITH GOOD HORTICULTURAL PRACTICES. PLANTS SHALL EITHER BE OBTAINED FROM LOCAL NURSERIES AND/OR OTHERS, WHICH HAVE SOIL (HEAVY CLAY) AND CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THE PROJECT. PLANT MATERIAL GROWN IN SANDY, WELL-DRAINED SOIL WILL NOT BE APPROVED FOR THIS PROJECT.
10. ALL GUY WIRES AND STAKES USED FOR TREE PLANTING SHALL BE REMOVED WITHIN 6 TO 12 MONTHS AFTER INSTALLATION.

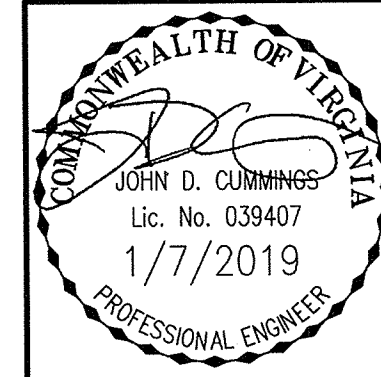
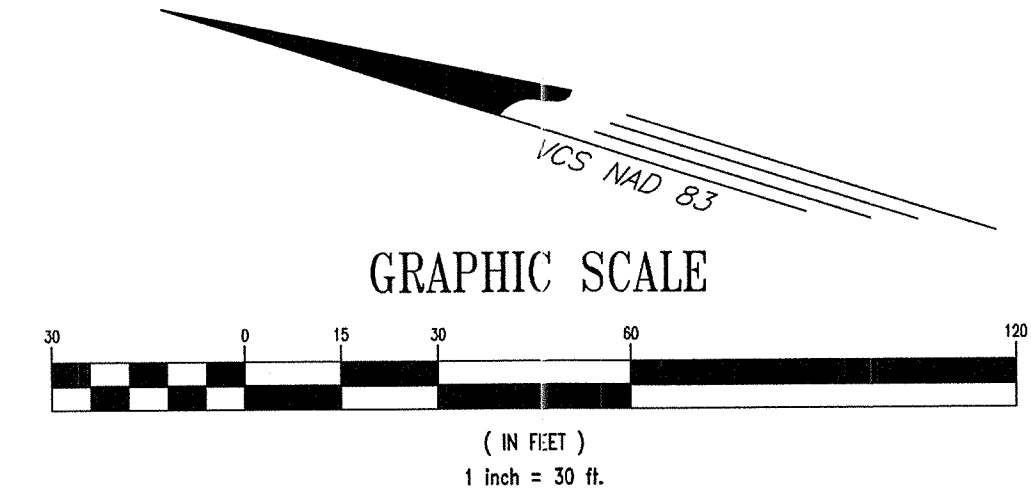
PLANTING INSTALLATION GUIDELINES

1. CONTRACTOR AND OWNER SHALL BE RESPONSIBLE FOR MAKING THEMSELVES FAMILIAR WITH ALL UNDERGROUND UTILITIES, PIPES AND STRUCTURES, BY CONTACTING "MISS UTILITY" 72 HOURS PRIOR TO DIGGING. CONTRACTOR SHALL TAKE SOLE RESPONSIBILITY FOR ANY COST INCURRED DUE TO DAMAGE TO SAID UTILITIES.
2. DO NOT WILLFULLY PROCEED WITH PLANTING AS DESIGNED WHEN IT IS OBVIOUS THAT CONDITIONS AND/OR OBSTRUCTIONS EXIST THAT MAY NOT HAVE BEEN KNOWN DURING DESIGN. SUCH CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER. THE CONTRACTOR MAY BE RESPONSIBLE FOR ALL NECESSARY REVISIONS DUE TO FAILURE TO GIVE SUCH NOTIFICATION TO THE OWNER SO THAT MATERIAL CAN BE RELOCATED OR CONDITIONS CORRECTED PRIOR TO PLANTING.
3. SHOULD THE LANDSCAPE CONTRACTOR ENCOUNTER SOIL CONDITIONS WHICH INDICATE POTENTIAL FOR POOR DRAINAGE, PLANTING BEDS AND MATERIAL MAY BE RAISED SLIGHTLY, NO MORE THAN SIX (6) INCHES ABOVE EXISTING GRADES, TO COMPENSATE FOR THESE CONDITIONS. WHERE STANDING WATER, OR AREAS WHICH DO NOT DRAIN AT ALL ARE ENCOUNTERED, THESE AREAS MAY REQUIRE THE INSTALLATION OF UNDERGROUND DRAINAGE. THE CONTRACTOR SHALL BRING THESE CONDITIONS TO THE ATTENTION OF THE OWNER FOR CORRECTIVE DRAINAGE PROCEDURES, OR RELOCATION OF THE PLANT MATERIAL.
4. PLANT MATERIAL INSTALLED BY A LANDSCAPE CONTRACTOR, UNLESS OTHERWISE SPECIFIED OR DETAILED ON THESE DRAWINGS, SHALL CONFORM TO THE SECOND EDITION OF "THE LANDSCAPE SPECIFICATIONS GUIDELINES FOR BALTIMORE-WASHINGTON METROPOLITAN AREAS" AS PUBLISHED BY THE AMERICAN SOCIETY OF LANDSCAPE ARCHITECTS POTOMAC CHAPTER AND THE LANDSCAPE CONTRACTORS ASSOCIATION OF METROPOLITAN WASHINGTON. THESE PLANTING STANDARDS HAVE ALSO BEEN SUPPLEMENTED BY THE PLANTING GUIDELINES OF THE AMERICAN FOREST ASSOCIATION.
5. ANY DEVIATION FROM THE PLANTING LOCATION SHOWN ON THIS PLAN, SHALL BE APPROVED BY THE URBAN FORESTRY DIVISION. CONTRACTOR SHOULD NOTIFY THE OWNER FOR INSPECTION AFTER LAYOUT OF EACH AREA IS COMPLETE AND BEFORE FINAL INSTALLATION OF THE PLANT MATERIAL.
6. ALL TREES SHALL BE PLANTED IN STRICT ACCORDANCE WITH THE PLANTING DETAIL PROVIDED.

PLANTING SCHEDULE

SYMBOL	KEY QUAN.	BOTANICAL NAME	COMMON NAME	CALIPER/FEET	ROOT	SQ.FT. EACH	SQ.FT. COVER
DECIDUOUS CANOPY TREES							
	Dv 6	Diospiros virginiana	Persimmon	2" CALIPER	B&B	150	900
	Ns 5	Nyssa sylvatica	Black Gum	2" CALIPER	B&B	150	750
	Jn 6	Juglans nigra	Black Walnut	2" CALIPER	B&B	150	900
	Ar 6	Acer rubrum	Red Maple	2" CALIPER	B&B	200	1,200
	Ca 6	Carya tomentosa	Mockernut Hickory	2" CALIPER	B&B	200	1,200
	Lt 6	Liriodendron tulipifera	Tulip Poplar	2" CALIPER	B&B	200	1,200
	Po 5	Platanus occidentalis	Sycamore	2" CALIPER	B&B	200	1,000
	Qb 6	Quercus bicolor	Swamp White Oak	2" CALIPER	B&B	200	1,200
	Qp 6	Quercus phellos	Willow Oak	2" CALIPER	B&B	200	1,200
EVERGREEN TREES							
	Io 6	Ilex opaca	American Holly	2" CALIPER	B&B	100	600
	Jv 3	Juniperus virginiana	Eastern Redcedar	2" CALIPER	B&B	100	300
						TOTAL COVER=	10,450

NOTE: THIS PLAN PROPOSES THE ADDITION OF 61 TREES.



FAIRFAX COUNTY PARK AUTHORITY			
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118			
R E V I S I O N S		PLANNING AND DEVELOPMENT DIVISION 703-324-8741	
DESCRIPTION		OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION TREE LANDSCAPE PLAN HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA	
BY		CONTRACT NO. CN FCPA PROJECT NO.	
APPROVED		SCALE HORIZ=AS SHOWN VERT=AS SHOWN	
DATE		DESIGNED BY: SL DRAFTED BY: SL CHECKED BY: JDC	
		SHEET 11 OF 19	

4VAC50-30-40 MINIMUM STANDARDS. (MS-19)

AN EROSION AND SEDIMENT CONTROL PROGRAM ADOPTED BY A DISTRICT OR LOCALITY MUST BE CONSISTENT WITH THE FOLLOWING CRITERIA, TECHNIQUES AND METHODS:

- PERMANENT OR TEMPORARY SOIL STABILIZATION SHALL BE APPLIED TO DENUDED AREAS WITHIN SEVEN DAYS AFTER FINAL GRADE IS REACHED ON ANY PORTION OF THE SITE. TEMPORARY SOIL STABILIZATION SHALL BE APPLIED WITHIN SEVEN DAYS TO DENUDED AREAS THAT MAY NOT BE AT FINAL GRADE BUT WILL REMAIN DORMANT FOR LONGER THAN 14 DAYS. PERMANENT STABILIZATION SHALL BE APPLIED TO AREAS THAT ARE TO BE LEFT DORMANT FOR MORE THAN ONE YEAR.
- DURING CONSTRUCTION OF THE PROJECT, SOIL STOCKPILES AND BORROW AREAS SHALL BE STABILIZED OR PROTECTED WITH SEDIMENT TRAPPING MEASURES. THE APPLICANT IS RESPONSIBLE FOR THE TEMPORARY PROTECTION AND PERMANENT STABILIZATION OF ALL SOILS STOCKPILES ONSITE AS WELL AS BORROW AREAS AND SOIL INTENTIONALLY TRANSPORTED FROM THE PROJECT SITE.
- A PERMANENT VEGETATIVE COVER SHALL BE ESTABLISHED ON DENUDED AREAS NOT OTHERWISE PERMANENTLY STABILIZED. PERMANENT VEGETATION SHALL NOT BE CONSIDERED ESTABLISHED UNTIL A GROUND COVER IS ACHIEVED THAT IS UNIFORM, MATURE ENOUGH TO SURVIVE AND WILL INHIBIT EROSION.
- SEDIMENT BASINS AND TRAPS, PERIMETER DIKES, SEDIMENT BARRIERS AND OTHER MEASURES INTENDED TO TRAP SEDIMENT SHALL BE CONSTRUCTED AS A FIRST STEP IN ANY LAND-DISTURBING ACTIVITY AND SHALL BE MADE FUNCTIONAL BEFORE UPSLOPE LAND DISTURBANCE TAKES PLACE.
- STABILIZATION MEASURES SHALL BE APPLIED TO EARTHEN STRUCTURES SUCH AS DAMS, DIKES AND DIVERSIONS IMMEDIATELY AFTER INSTALLATION.
- SEDIMENT TRAPS AND SEDIMENT BASINS SHALL BE DESIGNED AND CONSTRUCTED BASED UPON THE TOTAL DRAINAGE AREA TO BE SERVED BY THE TRAP OR BASIN.
 - THE MINIMUM STORAGE CAPACITY OF A SEDIMENT TRAP SHALL BE 134 CUBIC YARDS PER ACRE OF DRAINAGE AND THE TRAP SHALL ONLY CONTROL DRAINAGE AREAS LESS THAN THREE ACRES.
 - SURFACE RUNOFF FROM DISTURBED AREAS THAT IS COMPRISED OF FLOW FROM DRAINAGE AREAS GREATER THAN OR EQUAL TO THREE ACRES SHALL BE CONTROLLED BY A SEDIMENT BASIN. THE MINIMUM STORAGE CAPACITY OF A SEDIMENT BASIN SHALL BE 134 CUBIC YARDS PER ACRE OF DRAINAGE AREA. THE OUTFALL SYSTEM SHALL, AT A MINIMUM, MAINTAIN THE STRUCTURAL INTEGRITY OF THE BASIN DURING A TWENTY-FIVE YEAR STORM OF 24-HOUR DURATION. RUNOFF COEFFICIENTS USED IN RUNOFF CALCULATIONS SHALL CORRESPOND TO A BARE EARTH CONDITION OR THOSE CONDITIONS EXPECTED TO EXIST WHILE THE SEDIMENT BASIN IS UTILIZED.
- CUT AND FILL SLOPES SHALL BE DESIGNED AND CONSTRUCTED IN A MANNER THAT WILL MINIMIZE EROSION. SLOPES THAT ARE FOUND TO BE ERODING EXCESSIVELY WITHIN ONE YEAR OF PERMANENT STABILIZATION SHALL BE PROVIDED WITH ADDITIONAL SLOPE STABILIZING MEASURES UNTIL THE PROBLEM IS CORRECTED.
- CONCENTRATED RUNOFF SHALL NOT FLOW DOWN CUT OR FILL SLOPES UNLESS CONTAINED WITHIN AN ADEQUATE TEMPORARY OR PERMANENT CHANNEL, FLUME OR SLOPE DRAIN STRUCTURE.
- WHENEVER WATER SEEPS FROM A SLOPE FACE, ADEQUATE DRAINAGE OR OTHER PROTECTION SHALL BE PROVIDED.
- ALL STORM SEWER INLETS THAT ARE MADE OPERABLE DURING CONSTRUCTION SHALL BE PROTECTED SO THAT SEDIMENT-LADEN WATER CANNOT ENTER THE CONVEYANCE SYSTEM WITHOUT FIRST BEING FILTERED OR OTHERWISE TREATED TO REMOVE SEDIMENT.
- BEFORE NEWLY CONSTRUCTED STORMWATER CONVEYANCE CHANNELS OR PIPES ARE MADE OPERATIONAL, ADEQUATE OUTLET PROTECTION AND ANY REQUIRED TEMPORARY OR PERMANENT CHANNEL LINING SHALL BE INSTALLED IN BOTH THE CONVEYANCE CHANNEL AND RECEIVING CHANNEL.
- WHEN WORK IN A LIVE WATERCOURSE IS PERFORMED, PRECAUTIONS SHALL BE TAKEN TO MINIMIZE ENCROACHMENT, CONTROL SEDIMENT TRANSPORT AND STABILIZE THE WORK AREA TO THE GREATEST EXTENT POSSIBLE DURING CONSTRUCTION. NONERODIBLE MATERIAL SHALL BE USED FOR THE CONSTRUCTION OF CAUSEWAYS AND COFFERDAMS. EARTHEN FILL MAY BE USED FOR THESE STRUCTURES IF ARMORED BY NONERODIBLE COVER MATERIALS.
- WHEN A LIVE WATERCOURSE MUST BE CROSSED BY CONSTRUCTION VEHICLES MORE THAN TWICE IN ANY SIX-MONTH PERIOD, A TEMPORARY VEHICULAR STREAM CROSSING CONSTRUCTED OF NONERODIBLE MATERIAL SHALL BE PROVIDED.
- ALL APPLICABLE FEDERAL, STATE AND LOCAL REGULATIONS PERTAINING TO WORKING IN OR CROSSING LIVE WATERCOURSES SHALL BE MET.
- THE BED AND BANKS OF A WATERCOURSE SHALL BE STABILIZED IMMEDIATELY AFTER WORK IN THE WATERCOURSE IS COMPLETED.
- UNDERGROUND UTILITY LINES SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING STANDARDS IN ADDITION TO OTHER APPLICABLE CRITERIA:
 - NO MORE THAN 500 LINEAR FEET OF TRENCH MAY BE OPENED AT ONE TIME.
 - EXCAVATED MATERIAL SHALL BE PLACED ON UPHILL SIDE OF TRENCHES.
 - EFFLUENT FROM DEWATERING OPERATIONS SHALL BE FILTERED OR PASSED THROUGH AN APPROVED SEDIMENT TRAPPING DEVICE, OR BOTH, AND DISCHARGED IN A MANNER THAT DOES NOT ADVERSELY AFFECT FLOWING STREAMS OR OFF-SITE PROPERTY.
 - MATERIAL USED FOR BACKFILLING TRENCHES SHALL BE PROPERLY COMPACTED IN ORDER TO MINIMIZE EROSION AND PROMOTE STABILIZATION.
 - RE-STABILIZATION SHALL BE ACCOMPLISHED IN ACCORDANCE WITH THESE REGULATIONS.
 - APPLICABLE SAFETY REGULATIONS SHALL BE COMPLIED WITH.
- WHERE CONSTRUCTION VEHICLE ACCESS ROUTES INTERSECT PAVED OR PUBLIC ROADS, PROVISIONS SHALL BE MADE TO MINIMIZE THE TRANSPORT OF SEDIMENT BY VEHICULAR TRACKING ONTO THE PAVED SURFACE. WHERE SEDIMENT IS TRANSPORTED ONTO A PAVED OR PUBLIC ROAD SURFACE, THE ROAD SURFACE SHALL BE CLEANED THOROUGHLY AT THE END OF EACH DAY. SEDIMENT SHALL BE REMOVED FROM THE ROADS BY SHOVELING OR SHEEPING AND TRANSPORTED TO A SEDIMENT CONTROL DISPOSAL AREA. STREET WASHING SHALL BE ALLOWED ONLY AFTER SEDIMENT IS REMOVED IN THIS MANNER. THIS PROVISION SHALL APPLY TO INDIVIDUAL DEVELOPMENT LOTS AS WELL AS TO LARGER LAND-DISTURBING ACTIVITIES.
- ALL TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION OR AFTER THE TEMPORARY MEASURES ARE NO LONGER NEEDED, UNLESS OTHERWISE AUTHORIZED BY THE LOCAL PROGRAM AUTHORITY. TRAPPED MEASURES SHALL BE PERMANENTLY STABILIZED TO PREVENT FURTHER EROSION AND SEDIMENTATION.
- PROPERTIES AND WATERWAYS DOWNSTREAM FROM DEVELOPMENT SITE SHALL BE PROTECTED FROM SEDIMENT DEPOSITION, EROSION AND DAMAGE DUE TO INCREASE IN VOLUME, VELOCITY AND PEAK FLOW RATE OF STORMWATER RUNOFF FOR THE STATED FREQUENCY STORM OF 24-HOUR DURATION IN ACCORDANCE WITH THE FOLLOWING STANDARDS AND CRITERIA:
 - CONCENTRATED STORMWATER RUNOFF LEAVING A DEVELOPMENT SITE SHALL BE DISCHARGED DIRECTLY INTO AN ADEQUATE NATURAL OR MAN-MADE RECEIVING CHANNEL, PIPE OR STORM SEWER SYSTEM. FOR THOSE SITES WHERE RUNOFF IS DISCHARGED INTO A PIPE OR PIPE SYSTEM, DOWNSTREAM STABILITY ANALYSES AT THE OUTFALL OF THE PIPE OR PIPE SYSTEM SHALL BE PERFORMED.
 - ADEQUACY OF ALL CHANNELS AND PIPES SHALL BE VERIFIED IN THE FOLLOWING MANNER:
 - THE APPLICANT SHALL DEMONSTRATE THAT THE TOTAL DRAINAGE AREA TO THE POINT OF ANALYSIS WITHIN THE CHANNEL IS ONE HUNDRED TIMES GREATER THAN THE CONTRIBUTING DRAINAGE AREA OF THE PROJECT IN QUESTION; OR
 - NATURAL CHANNELS SHALL BE ANALYZED BY THE USE OF A TWO-YEAR STORM TO VERIFY THAT STORMWATER WILL NOT OVERTOP CHANNEL BANKS NOR CAUSE EROSION OF CHANNEL BED AND BANKS; AND
 - ALL PREVIOUSLY CONSTRUCTED MAN-MADE CHANNELS SHALL BE ANALYZED BY THE USE OF A TEN-YEAR STORM TO VERIFY THAT STORMWATER WILL NOT OVERTOP ITS BANKS AND BY THE USE OF A TWO-YEAR STORM TO DEMONSTRATE THAT STORMWATER WILL NOT CAUSE EROSION OF CHANNEL BED OR BANKS; AND
 - PIPES AND STORM SEWER SYSTEMS SHALL BE ANALYZED BY THE USE OF A TEN-YEAR STORM TO VERIFY THAT STORMWATER WILL BE CONTAINED WITHIN THE PIPE OR SYSTEM.
 - IF EXISTING NATURAL RECEIVING CHANNELS OR PREVIOUSLY CONSTRUCTED MAN-MADE CHANNELS OR PIPES ARE NOT ADEQUATE, THE APPLICANT SHALL:
 - IMPROVE THE CHANNEL TO A CONDITION WHERE A TEN-YEAR STORM WILL NOT OVERTOP THE BANKS AND A TWO-YEAR STORM WILL NOT CAUSE EROSION TO THE CHANNEL BED OR BANKS; OR
 - IMPROVE THE PIPE OR PIPE SYSTEM TO A CONDITION WHERE THE TEN-YEAR STORM IS CONTAINED WITHIN THE APPURTENANCES; OR
 - DEVELOP A SITE DESIGN THAT WILL NOT CAUSE THE PRE-DEVELOPMENT PEAK RUNOFF RATE FROM A TWO-YEAR TO INCREASE WHEN RUNOFF OUTFALLS INTO A NATURAL CHANNEL OR WILL NOT CAUSE THE PRE-DEVELOPMENT PEAK RUNOFF RATE FROM A TEN-YEAR STORM TO INCREASE WHEN RUNOFF OUTFALLS INTO A MAN-MADE CHANNEL; OR
 - PROVIDE A COMBINATION OF CHANNEL IMPROVEMENT, STORMWATER DETENTION OR OTHER MEASURES WHICH IS SATISFACTORY TO THE PLAN-APPROVING AUTHORITY TO PREVENT DOWNSTREAM EROSION.
 - THE APPLICANT SHALL PROVIDE EVIDENCE OF PERMISSION TO MAKE THE IMPROVEMENTS.
 - ALL HYDROLOGIC ANALYSES SHALL BE BASED ON EXISTING WATERSHED CHARACTERISTICS AND THE ULTIMATE DEVELOPMENT OF THE SUBJECT PROJECT.
 - IF THE APPLICANT CHOOSES AN OPTION THAT INCLUDES STORMWATER DETENTION HE SHALL OBTAIN APPROVAL FROM THE LOCALITY OF A PLAN FOR MAINTENANCE OF THE DETENTION FACILITIES. THE PLAN SHALL SET FORTH THE MAINTENANCE REQUIREMENTS OF THE FACILITY AND THE PERSON RESPONSIBLE FOR PERFORMING THE MAINTENANCE.

EROSION & SEDIMENT CONTROL NARRATIVE

PROJECT DESCRIPTION – THIS PROJECT PROPOSES AN ADA COMPLIANT TRAIL CONNECTING AN EXISTING TRAIL LOCATED IN THE OLD COURTHOUSE STREAM VALLEY PARK RUNNING PARALLEL TO THE OLD COURTHOUSE SPRING BRANCH TO AN EXISTING TRAIL LOCATED ON THE ASHGROVE HISTORIC SITE. THIS PROJECT WILL INCLUDE A STREAM CROSSING OF AN UNNAMED TRIBUTARY VIA A 36" HDPE CULVERT. THE UNNAMED TRIBUTARY IS THE OUTFALL FROM AN EXISTING DRY POND (DP0186). THE SITE IS LOCATED WITHIN THE DIFFICULT RUN WATERSHED. THE TOTAL DISTURBED AREA ASSOCIATED WITH THIS PROJECT IS 0.550 ACRES. THE SITE IS LOCATED EAST OF THE INTERSECTION OF IRVIN STREET (ROUTE 831) AND ASHGROVE LANE. THE PROJECT PROPOSES ALL NECESSARY TEMPORARY AND PERMANENT EROSION CONTROL MEASURES TO MEET STATE AND LOCAL REGULATIONS.

EXISTING SITE CONDITIONS – THE SITE IS LOCATED SOUTH OF ASHGROVE LANE, EAST OF WESTWOOD CENTER DRIVE, AND EAST OF PALM SPRING DRIVE. THERE ARE TWO EXISTING TRAILS, ONE NORTH OF ASHGROVE LANE (ASHGROVE TRAIL) AND OTHER ADJACENT TO WESTWOOD CENTER DRIVE (WESTWOOD CENTER DRIVE TRAIL).

ADJACENT PROPERTIES – THE SURROUNDING USES ARE RESIDENTIAL TO NORTH, SOUTH, AND EAST, AND COMMERCIAL TO WEST.

OFF-SITE AREAS – NO IMPROVEMENTS ARE PROPOSED TO ADJACENT PROPERTIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL EROSION AND SEDIMENT CONTROL MEASURES TO LIMIT DISTURBANCE TO DOWNSTREAM PROPERTIES. CARE SHALL BE TAKEN FOR THE DURATION OF CONSTRUCTION ACTIVITIES TO LIMIT IMPACTS TO ADJACENT PROPERTIES.

SOILS – SEE THE SOILS MAP ON THE COVER SHEET.

CRITICAL AREAS – THE CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING CONSTRUCTION ACTIVITIES ARE WITHIN THE LIMITS OF CLEARING AND GRADING. CARE SHALL BE TAKEN WHILE GRADING NEAR THE PROPERTY LINES NEAR THE EXISTING CONCRETE CHANNEL LOCATED TO THE EAST OF THE SITE.

EROSION/SEDIMENT CONTROL MEASURES – UNLESS OTHERWISE INDICATED, ALL VEGETATIVE AND STRUCTURAL EROSION AND SEDIMENT CONTROL PRACTICES SHALL BE CONSTRUCTED AND MAINTAINED ACCORDING TO THE STANDARDS AND SPECIFICATIONS OF THE VIRGINIA EROSION AND SEDIMENT CONTROL HANDBOOK. THE MINIMUM STANDARDS OF THE VESCH SHALL BE ADHERED TO UNLESS OTHERWISE WAIVED OR APPROVED BY A VARIANCE.

STRUCTURAL PRACTICES

1. TEMPORARY CONSTRUCTION ENTRANCE-3.02

A TEMPORARY CONSTRUCTION ENTRANCE WITH A WASH RACK SHALL BE INSTALLED ALONG THE FIRE LANE/POND ACCESS ROAD ONLY IF REQUESTED BY THE INSPECTOR. CONTRACTOR TO ENSURE ALL CONSTRUCTION VEHICLES ARE ADEQUATELY CLEANED USING AN EXISTING HYDRANT OR WATER TRUCK BEFORE ENTERING THE STATE ROAD SYSTEM.

2. SUPER SILT FENCE BARRIER

SILT FENCE SEDIMENT BARRIERS WILL BE INSTALLED DOWNSLOPE OF AREAS WITH MINIMAL GRADES TO FILTER SEDIMENT-LADEN RUNOFF FROM SHEET FLOW AS INDICATED ON PHASE I AND PHASE II OF THE EROSION AND SEDIMENT CONTROL PLAN.

3. CULVERT INLET PROTECTION-3.08

CULVERT INLET PROTECTION WILL BE INSTALLED TO PROVIDE EROSION CONTROL AT THE STORM SEWER CULVERT INLETS DURING ELEVATION AND DRAINAGE PATTERNS CHANGE.

4. OUTLET PROTECTION-3.18

OUTLET PROTECTION WILL BE INSTALLED TO PREVENT SCOUR AT STORMWATER OUTLETS AND TO MINIMIZE THE POTENTIAL FOR DOWNSTREAM EROSION BY REDUCING THE VELOCITY AND ENERGY OF CONCENTRATED STORMWATER FLOWS.

VEGETATIVE PRACTICES

1. TOPSOILING (STOCKPILE)-3.30

TOPSOIL WILL BE STRIPPED FROM AREAS TO BE GRADED AND STOCKPILED FOR LATER USE. STOCKPILE LOCATIONS SHALL BE LOCATED OFF-SITE AND ARE TO BE STABILIZED WITH TEMPORARY VEGETATION. PRIOR TO LAND-DISTURBING ACTIVITIES, THE CONTRACTOR SHALL SUBMIT A SUPPLEMENTARY E&S PLAN TO THE OWNER COVERING THE OFF-SITE STOCKPILE AREA WHICH WOULD HAVE TO BE APPROVED BY THE PLAN APPROVING AUTHORITY BEFORE ANY OFF-SITE ACTIVITY COMMENCES.

2. TEMPORARY SEEDING-3.31

ALL DENUDED AREAS WHICH WILL BE LEFT DORMANT FOR EXTENDED PERIODS OF TIME SHALL BE SEEDDED WITH FAST GERMINATING TEMPORARY VEGETATION IMMEDIATELY FOLLOWING GRADING. SELECTION OF THE SEEDDED MIXTURE WILL DEPEND ON THE TIME OF THE YEAR IT IS APPLIED AND PER VESCH TABLES 3.31-B&C. TEMPORARY SOIL STABILIZATION SHALL BE APPLIED WITHIN SEVEN DAYS TO DENUDED AREAS THAT MAY NOT BE AT FINAL GRADE BUT WILL REMAIN DORMANT FOR LONGER THAN 14 DAYS. FOR TEMPORARY VEGETATIVE STABILIZATION OF ALL DENUDED AREAS, SEE TABLE 3.31C FROM THE VA 3&S CONTROL HANDBOOK. LIMING REQUIREMENTS SHOULD BE BASED ON TABLE 3.31A OF VESCH. FERTILIZERS SHALL BE APPLIED AT 600 LBS PER ACRE. FERTILIZER SHOULD BE INCORPORATED INTO 2-4" OF SOIL. SEED SHALL BE EVENLY APPLIED AND SMALL GRAINS SHALL BE PLANTED NO MORE THAN 1.5 INCHES DEEP. SEEDING MADE IN FALL FOR WINTER COVER AND DURING HOT SUMMER MONTHS SHALL BE MULCHED. THESE MIXTURES, FOR BOTH PERMANENT AND TEMPORARY STABILIZATION, REGARDLESS OF THE TIME OF YEAR, SHALL NOT INCLUDE ANY NON-NATIVE OR INVASIVE SPECIES.

MANAGEMENT STRATEGIES

- CONSTRUCTION SHOULD BE SEQUENCED SO THAT GRADING OPERATIONS CAN BEGIN AND END AS QUICKLY AS POSSIBLE.
- PERIMETER CONTROLS WILL BE INSTALLED AS A FIRST STEP IN GRADING.
- TEMPORARY SEEDING OR OTHER STABILIZATION WILL FOLLOW IMMEDIATELY AFTER GRADING.
- AREAS WHICH ARE NOT TO BE DISTURBED WILL BE CLEARLY MARKED BY FLAGS, SIGNS, ETC.
- THE JOB SUPERINTENDENT SHALL BE RESPONSIBLE FOR THE INSTALLATIONS AND MAINTENANCE OF ALL EROSION AND SEDIMENT CONTROL PRACTICES.
- AFTER ACHIEVING ADEQUATE STABILIZATION, THE TEMPORARY E&S CONTROLS WILL BE CLEANED UP AND REMOVED.
- THE COUNTY SITE INSPECTOR SHALL INSPECT AND APPROVE PERIMETER CONTROLS BEFORE GRADING OPERATIONS ENSUE AND PRIOR TO REMOVAL OF PERIMETER CONTROLS.

PERMANENT STABILIZATION

ALL AREAS DISTURBED BY CONSTRUCTION WILL BE STABILIZED WITH SOD WITHIN 7 DAYS OF FINISHED GRADING. TEMPORARY SEEDING IS REQUIRED WITHIN 7 DAYS OF ROUGH GRADING IF THE DISTURBED AREA IS NOT BROUGHT TO FINISH GRADE WITHIN THE 30 DAYS. SODDING SHALL BE DONE IN ACCORDANCE WITH THE SPEC. 3.33 OF THE VA E&S CONTROL HANDBOOK. PERMANENT STABILIZATION SHALL BE APPLIED TO AREAS THAT ARE TO BE LEFT DORMANT FOR MORE THAN ONE YEAR.

STORMWATER MANAGEMENT

SEE STORMWATER MANAGEMENT NARRATIVE ON SHEET 8.

MAINTENANCE

IN GENERAL, ALL EROSION AND SEDIMENT CONTROL MEASURES WILL BE CHECKED DAILY AND AFTER EACH SIGNIFICANT RAINFALL. THE FOLLOWING WILL BE CHECKED IN PARTICULAR:

- THE SUPER SILT FENCE BARRIER WILL BE CHECKED REGULARLY FOR UNDERMINING OR DETERIORATION OF THE FABRIC. SEDIMENT SHALL BE REMOVED WHEN THE LEVEL OF THE SEDIMENT DEPOSITION REACHES HALF WAY TO THE TOP OF THE BARRIER.
- THE SEEDDED AREAS WILL BE CHECKED REGULARLY TO ENSURE THAT A GOOD STAND IS MAINTAINED. AREAS SHOULD BE FERTILIZED AND RE-SEEDDED AS NEEDED.

GENERAL EROSION AND SEDIMENT CONTROL NOTES

ES-1) UNLESS OTHERWISE INDICATED, ALL VEGETATIVE AND STRUCTURAL EROSION AND SEDIMENT CONTROL PRACTICES WILL BE CONSTRUCTED AND MAINTAINED ACCORDING TO MINIMUM STANDARDS AND SPECIFICATIONS OF THE VIRGINIA EROSION AND SEDIMENT CONTROL HANDBOOK AND VIRGINIA REGULATIONS VR 625-02-00 EROSION AND SEDIMENT CONTROL REGULATIONS.

ES-2) THE PLAN APPROVING AUTHORITY MUST BE NOTIFIED ONE WEEK PRIOR TO THE PRECONSTRUCTION CONFERENCE, ONE WEEK PRIOR TO THE COMMENCEMENT OF THE LAND DISTURBING ACTIVITY, AND ONE WEEK PRIOR TO THE FINAL INSPECTION.

ES-3) ALL EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE PLACED PRIOR TO OR AS THE FIRST STEP OF GRADING.

ES-4) A COPY OF THE APPROVED EROSION AND SEDIMENT CONTROL PLAN SHALL BE MAINTAINED ON THE SITE AT ALL TIMES.

ES-5) PRIOR TO COMMENCING LAND DISTURBING ACTIVITIES IN AREAS OTHER THAN INDICATED ON THESE PLANS (INCLUDING, BUT NOT LIMITED TO, OFF-SITE BORROW OR WASTE AREAS), THE CONTRACTOR SHALL SUBMIT A SUPPLEMENTARY EROSION CONTROL PLAN TO THE OWNER FOR REVIEW AND APPROVAL BY THE PLAN APPROVING AUTHORITY.

ES-6) THE CONTRACTOR IS RESPONSIBLE FOR INSTALLATION OF ANY EROSION CONTROL MEASURES NECESSARY TO PREVENT EROSION AND SEDIMENTATION AS DETERMINED BY THE PLAN APPROVING AUTHORITY.

ES-7) ALL DISTURBED AREAS ARE TO DRAIN TO APPROVED SEDIMENT CONTROL MEASURES AT ALL TIMES DURING LAND DISTURBING ACTIVITIES AND DURING SITE DEVELOPMENT UNTIL FINAL STABILIZATION IS ACHIEVED.

ES-8) DURING DE-WATERING OPERATIONS, WATER WILL BE PUMPED INTO AN APPROVED FILTERING DEVICE.

ES-9) THE CONTRACTOR SHALL INSPECT ALL EROSION CONTROL MEASURES PERIODICALLY AND AFTER EACH RUNOFF-PRODUCING RAINFALL EVENT. ANY NECESSARY REPAIRS OR CLEANUP TO MAINTAIN THE EFFECTIVENESS OF THE EROSION CONTROL DEVICES SHALL BE MADE IMMEDIATELY.

ES-10) THE FAIRFAX COUNTY INSPECTOR HAS THE AUTHORITY TO ADD, MODIFY OR DELETE EROSION AND SEDIMENT CONTROLS AS NEEDED IN THE FIELD, AS SITE CONDITIONS WARRANT.

SEDIMENT AND EROSION CONTROL MAINTENANCE PROGRAM

- IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR (REGISTERED LAND DISTURBER) TO INSURE THAT ALL DOWNSTREAM AREAS ARE PROTECTED AGAINST EROSION AND SEDIMENT. IN DOING SO, HE/SHE MUST COORDINATE WITH THE COUNTY INSPECTOR THROUGHOUT THE DURATION OF THIS PROJECT.
- ALL EROSION AND SEDIMENT CONTROL MECHANICAL FEATURES, SUCH AS SUPER SILT FENCE, SHALL BE MAINTAINED AT ALL TIMES. EACH MUST BE CHECKED FOLLOWING ANY STORM EVENT TO INSURE THAT IT IS FUNCTIONING PROPERLY.
- THE CONTRACTOR IS RESPONSIBLE FOR INSURING THAT ALL CONSTRUCTION VEHICLES ARE CLEANED PRIOR TO ENTERING THE STATE ROAD SYSTEM.
- ALL NEWLY SEEDDED AND MULCHED AREAS SHALL BE INSPECTED AFTER EACH RAINFALL EVENT TO INSURE THAT THE NEW SEED HAS NOT BEEN WASHED AWAY. IF SO, THE AREAS SHALL BE RESEEDDED IMMEDIATELY.
- THE CONTRACTOR DOES HAVE THE AUTHORITY TO ADD ADDITIONAL SEDIMENT-EROSION CONTROL MEASURES SHOULD HE/SHE FEEL IT IS NECESSARY TO PREVENT SILTATION OR EROSION ONSITE. ADDITIONAL MEASURES SHALL BE AUTHORIZED BY THE PROJECT MANAGER. ANY ADDITIONAL MEASURES ARE SUBJECT TO THE APPROVAL OF THE COUNTY INSPECTOR.

PHASE ONE SEDIMENT AND EROSION CONTROL PROGRAM

BECAUSE ADJACENT PROPERTIES HAVE ALREADY BEEN DEVELOPED AND OCCUPIED, IT IS EXTREMELY IMPORTANT TO PREVENT SEDIMENT RUN-OFF FROM ENTERING OFF-SITE AREAS. IN ORDER TO ACCOMPLISH THIS THE CONTRACTOR SHOULD FOLLOW THIS EROSION AND SEDIMENT CONTROL PLAN AS CLOSELY AS PHYSICALLY POSSIBLE. THE FIRST PHASE OF THE PROGRAM IS TO INSTALL ALL PERIMETER CONTROLS. IT IS INTENDED THAT THE CONTRACTOR SHALL ATTEMPT TO PHASE THE CLEARING TO ALLOW INSTALLATION OF PERIMETER CONTROLS PRIOR TO MAJOR ON-SITE EARTHWORK ACTIVITIES. IT IS ALSO INTENDED THAT PERIMETER CONTROLS BE RETAINED THROUGHOUT THE EARTHWORK ACTIVITIES.

THE PHASE ONE EROSION CONTROL PROGRAM SHALL:

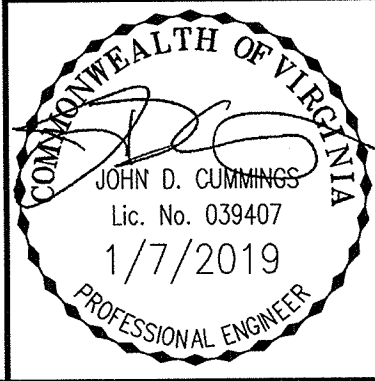
- UNLESS DEEMED UNNECESSARY BY INSPECTOR, A STANDARD CONSTRUCTION ENTRANCE WILL BE PLACED AT THE ENTRANCE TO THE SITE. THE CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL VEHICLES OF EXCESS DIRT AND MUD PRIOR TO EXITING THE SITE AND ENTERING THE STATE ROAD SYSTEM.
- INSTALL SUPER SILT FENCE AS SHOWN ON THE PHASE ONE PLAN.
- ONCE ALL OF PHASE ONE CONTROLS ARE PLACED THE CONTRACTOR IS TO CONTACT THE FAIRFAX COUNTY INSPECTOR FOR SIGN-OFF. ONCE SIGN-OFF IS OBTAINED BY FAIRFAX COUNTY THE CONTRACTOR CAN PROCEED WITH GENERAL CLEARING AND EARTHWORK ACTIVITIES.

PHASE TWO SEDIMENT AND EROSION CONTROL PROGRAM

AFTER ROUGH GRADING IS ACHIEVED THE CONTRACTOR SHALL TRANSITION THE PROJECT INTO THE PHASE TWO SEDIMENT EROSION CONTROL PROGRAM. IT IS INTENDED THAT PERIMETER CONTROLS BE MAINTAINED THROUGHOUT THE EARTHWORK PHASE AND/OR UNTIL UPSTREAM AREAS HAVE BEEN STABILIZED.

STABILIZATION SHALL CONSIST OF STONE BASE FOR PAVED AREAS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO STOCKPILE ANY NECESSARY TOPSOIL FOR FINAL GRADING PURPOSES. IT IS UP TO THE CONTRACTOR AS TO HOW AND WHERE TO STORE THE STOCKPILE ON-SITE WHERE IT DOES NOT CONFLICT WITH GRADING OPERATIONS. ALL EXCESS TOPSOIL IS TO BE DISPOSED OF BY THE CONTRACTOR IN AN APPROPRIATE MANNER. THE PHASE TWO EROSION SEDIMENT CONTROL PROGRAM SHALL PROGRESS AS FOLLOWS:

- ONCE ENTIRE SITE IS GRADED THE CONTRACTOR SHALL INSTALL BASE STONE FOR PAVED AREA.
- FINE GRADE THE SITE.
- PROVIDE SURFACE ROUGHING OF ALL SLOPE AREAS AT 6:1 AND STEEPER.
- LIME FERTILIZE AND SOD AND MULCH ALL AREAS THAT WILL NOT RECEIVE PERMANENT COVER.
- ONCE ALL AREAS ARE STABILIZED TO THE SATISFACTION OF THE FAIRFAX COUNTY INSPECTOR THE CONTRACTOR SHALL REMOVE PERIMETER CONTROLS.
- CLEAN SITE OF ALL TRASH AND DEBRIS.



TAX MAP: 28-2 & 29-3											
FAIRFAX COUNTY PARK AUTHORITY											
12055 GOVERNMENT CENTER PARKWAY, SUITE 408 FAIRFAX, VA., 22035-1118											
R								PLANNING AND DEVELOPMENT DIVISION			
E								703-324-8741			
V								OLD COURTHOUSE STREAM VALLEY			
I								ASHGROVE TRAIL EXTENSION			
S								E&S NOTES			
I								HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA			
O								CONTRACT NO. CN		FCPA PROJECT NO. -- --	
N								SCALE		DESIGNED BY: SL	
S								HORIZ=AS SHOWN		DRAFTED BY: SL	
Δ#		DESCRIPTION		BY		APPROVED		DATE		SHEET 12 OF 19	
								VERT=AS SHOWN		CHECKED BY: JDC	

FAIRFAX COUNTY PRIORITY RATING FORM FOR E&S CONTROL

PROJECT NAME: OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION PROJECT NUMBER: MSP-1
TAX MAP: 28-2(113)B1; 29-3(20)9A & 9B EVALUATOR: SEEHOON LEE DATE: JUNE 2018

A. PERCENTAGE OF DENUDE AREA TO TOTAL SITE AREA
RATING
• > 60% [] 5
• 31 TO 60% [X] 3
• 10 TO 30% [] 1
IF THE DENUDE AREA IS GREATER THEN 10 ACRES, THE PROJECT IS INITIALLY RATED A HIGH PRIORITY.

B. WATERCOURSE CROSSING
RATING
YES [X] 5
NO [] 0
*IF YES, PROJECT IS INITIALLY RATED A HIGH PRIORITY.

C. DISTANCE OF ANY PORTION OF THE DENUDE AREA TO A NATURAL WATERCOURSE
RATING
• < 50 FEET [X] 5
• 50 TO 150 FEET [X] 3
• > 150 FEET [] 0

D. DISTANCE OF ANY PORTION OF THE DENUDE AREA TO A NATURAL WATERCOURSE
RATING
• < 50 FEET [X] 5
• 50 TO 150 FEET [X] 3
• > 150 FEET [] 0

E. MINIMUM VEGETATIVE BUFFER (TREES, SHRUBS, GRASSES AND OTHER PLANTS)
RATING
• < 50 FEET [X] 5
• 50 TO 150 FEET [X] 3
• > 150 FEET [] 0
* VEGETATION IN RESOURCE PROTECTION AREAS ARE NOT TO BE INCLUDED AS VEGETATIVE BUFFERS FOR THIS APPLICATION

F. DISTANCE BETWEEN THE SITE OUTFALL AND ANY DOWNSTREAM, WET POND, WETLAND, PARKLAND OR OTHER LAND DEEMED ENVIRONMENTALLY SENSITIVE BY THE DIRECTOR.
RATING
• < 2,500 FEET [X] 5
• 2,500 TO 5,000 FEET [] 3
• > 5,000 FEET [] 0

G. CRITICAL SLOPES WITHIN 50 FEET OF ADJACENT PROPERTY
RATING
• ARE THERE ANY SLOPES OF 0 TO 7% GREATER THEN OR EQUAL TO 300 FEET IN LENGTH; OR
• ARE THERE ANY SLOPES OF 7 TO 15% GREATER THEN OR EQUAL TO 150 FEET IN LENGTH; OR
• ARE THERE ANY SLOPES GREATER THEN 15% AND GREATER THEN OR EQUAL TO 75 FEET IN LENGTH
IF YES TO ANY OF THE ABOVE [] 5
NOT APPLICABLE IF CRITICAL SLOPE IS > 50 FEET FROM ADJACENT PROPERTY [X] 0

H. SOIL ERODIBILITY (BASED ON PHYSIOGRAPHIC SETTING)
RATING
• TRIASSIC BASIN [X] 5
• PIEDMONT UPLAND [X] 3
• COASTAL PLAIN [] 1

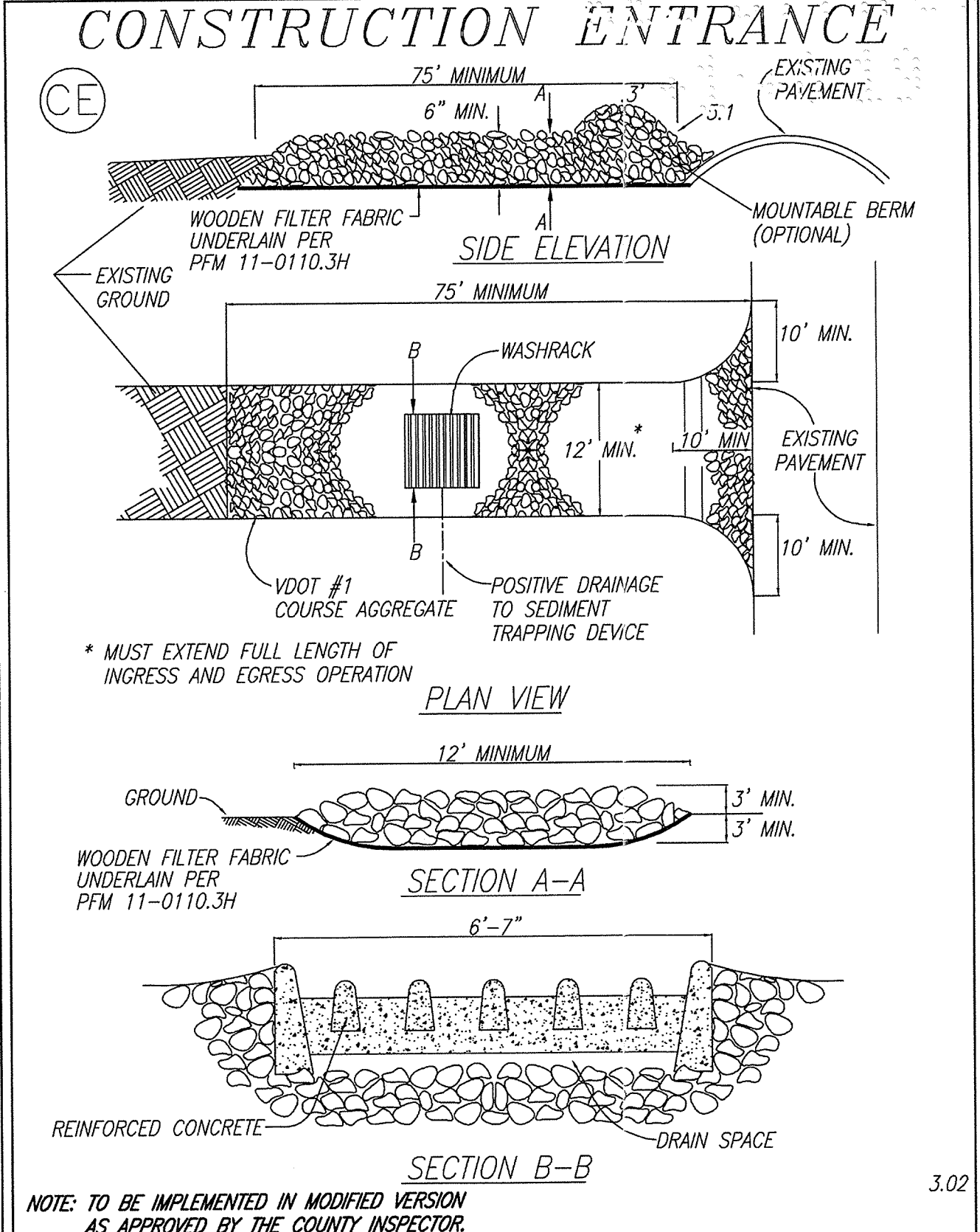
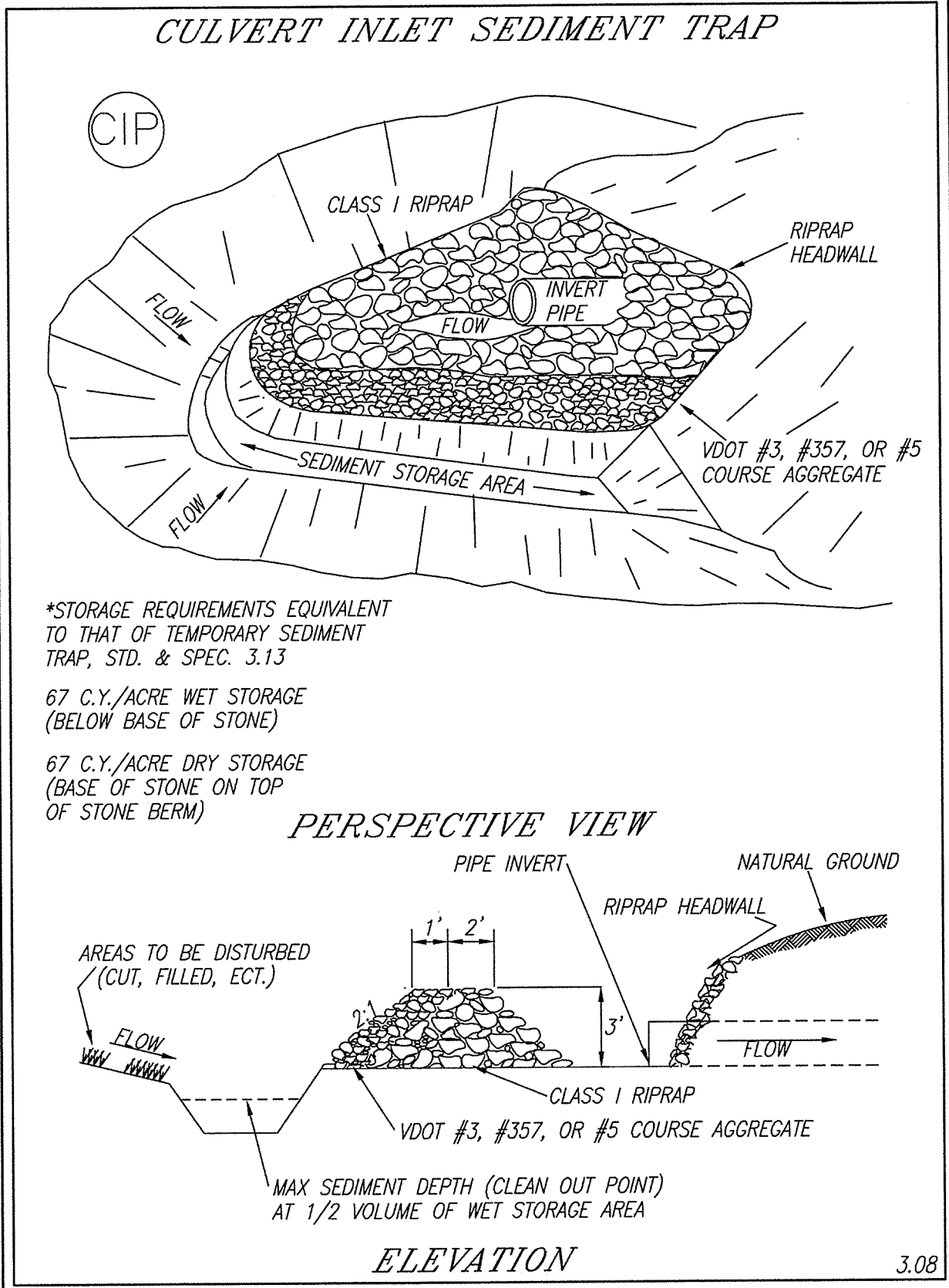
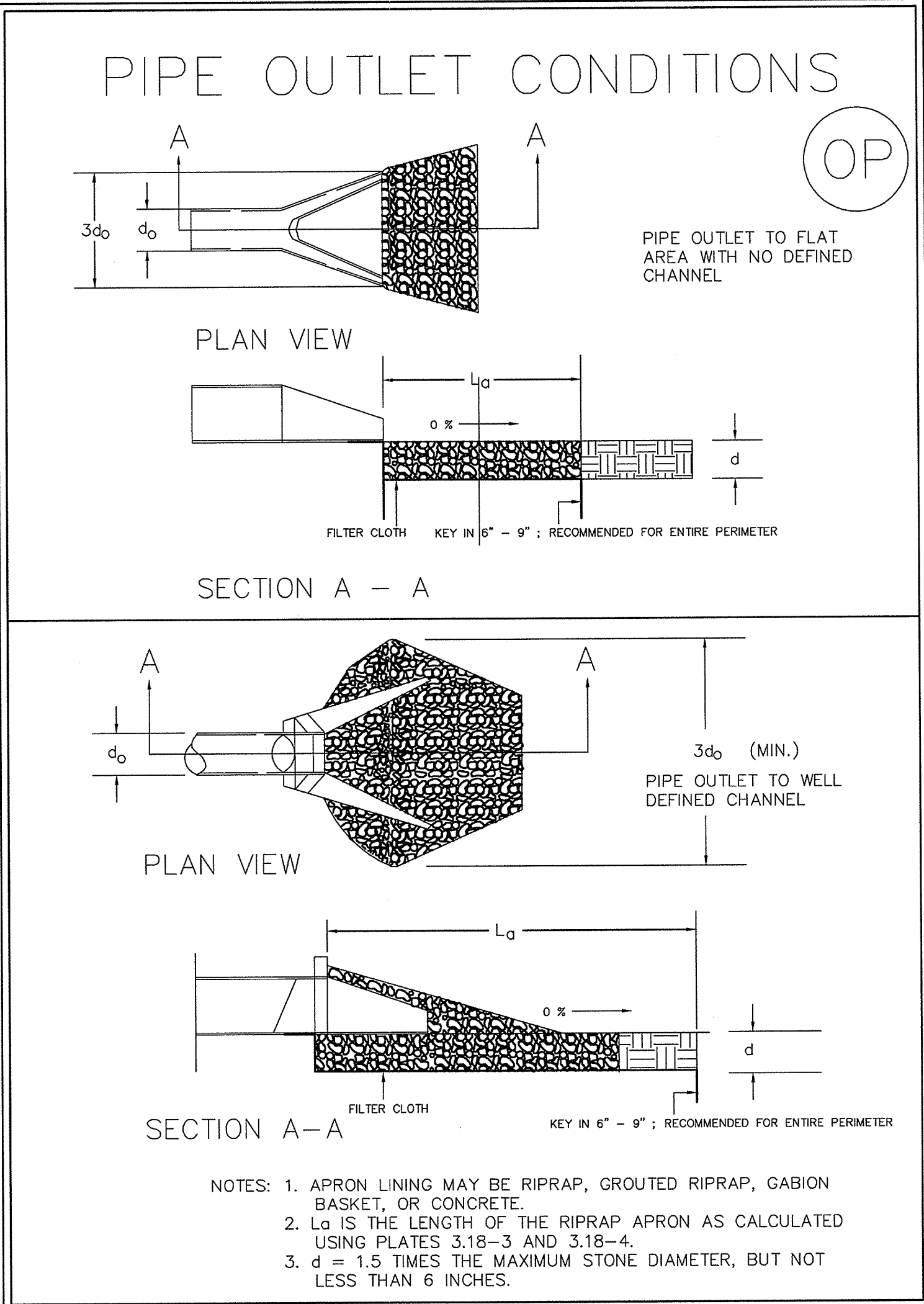
TOTAL OVERALL RATING: 17*

OVERALL RATING
IF > 22 HIGH X
IF > 14 AND < OR = TO 22 MEDIUM
IF < OR = TO 14 LOW

PROJECT PRIORITY LEVEL: HIGH

RESERVED FOR FAIRFAX COUNTY USE**

APPROVED BY: DATE: PLAN REVIEWER



TEMPORARY SEEDING CHART

PLANTING DATES	SPECIES	RATE (LBS/ACRE)
MARCH TO OCTOBER	LOLIUM MULTI-FOLIUM (ANNUAL RYE)	50-100
NOVEMBER TO FEBRUARY	TRITICUM AESTIVUM (WINTER WHEAT)	60-100

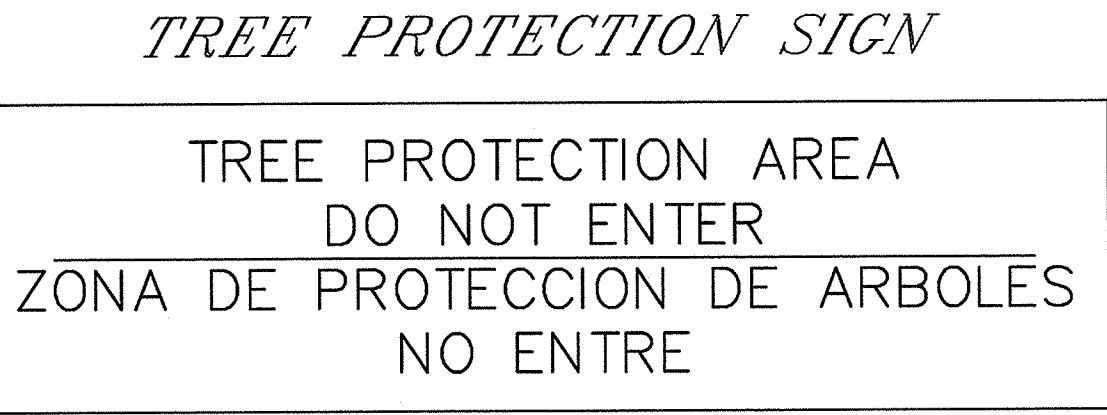
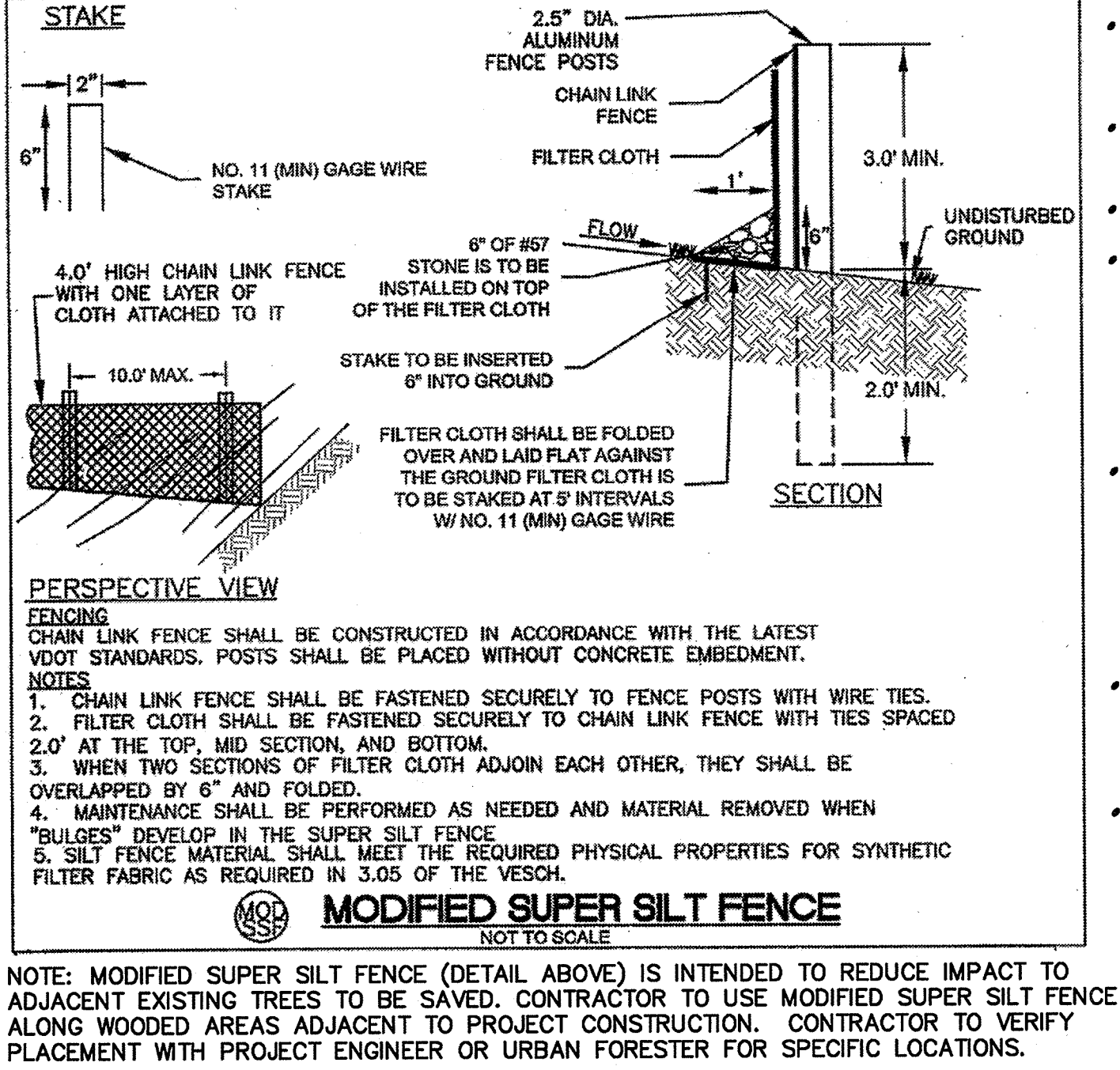
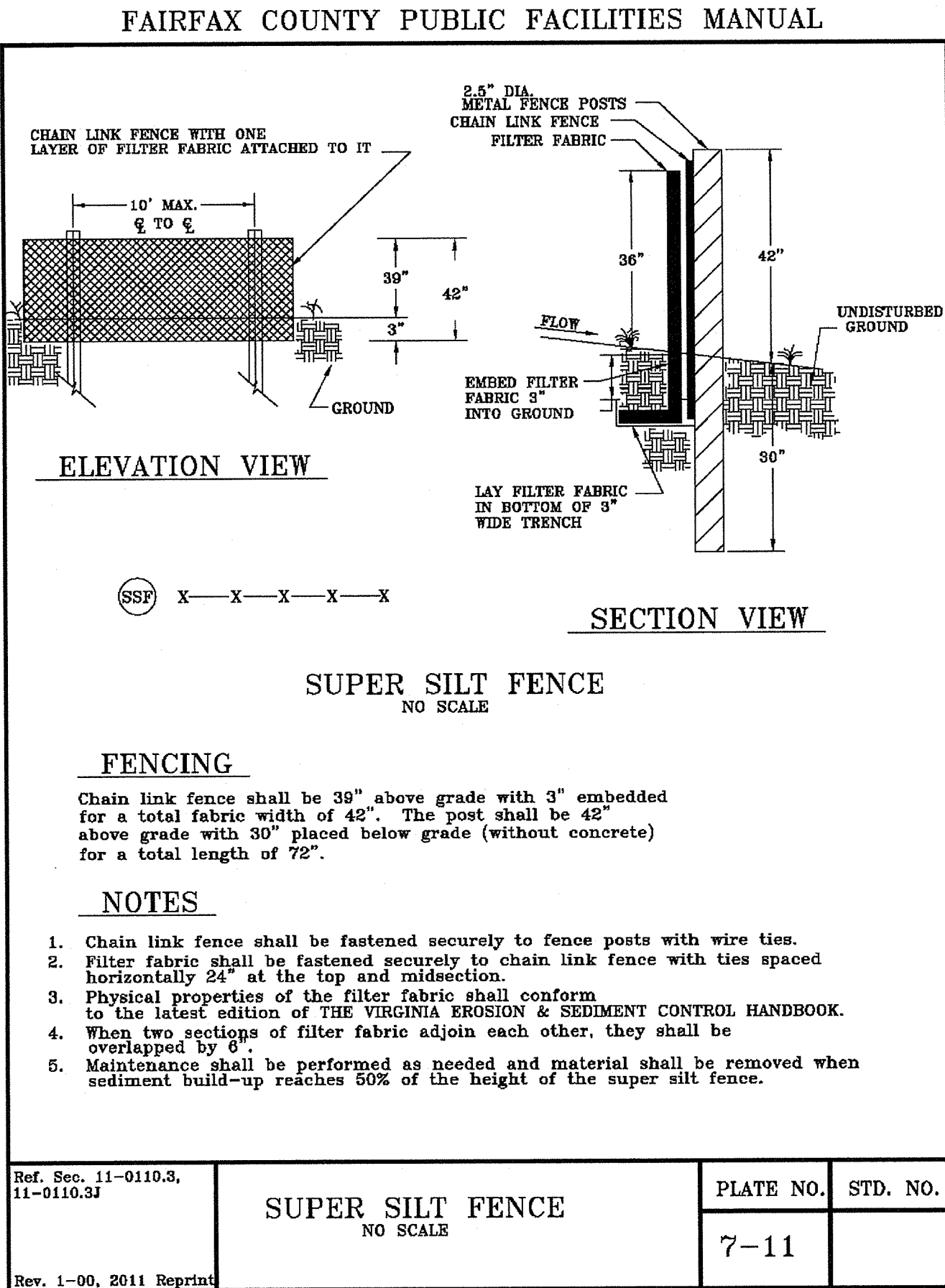
PERMANENT SEEDING CHART

SEEDING MIXTURE	MIXTURE PERCENTAGE(%)
INDIAN GRASS - SORGHASTRUM NUTANS	15
VIRGINIA WILD RYE - ELYMUS VIRGINICUS	20
DERR TONGUE - DICHANTHELIUM CLANDESTINUM	15
SWEET WOODREED - CINNA ARUNDINACEA	10
PURPLETOP - TRIDENS FLAVUS	5
FOX SEDGE - CAREX VULPINOIDEA	5
LURID SEDGE - CAREX LURIDA	5
FRANK'S SEDGE - CAREX FRANKII	5
COMMON MILKWEED - ASCLEPIAS SYRIACA	3
JOE-PYE WEED - EUPATORIUM FISTULOSUM	3
NEW YORK IRONWEED - VERONICA NAVEBORACENSIS	2
HEATH ASTER - SYMPHYOTRICHUM PILOSUM	3
CALICO ASTER - SYMPHYOTRICHUM LATERIFLORUM	3
GRASS-LEAVED GOLDENROD - SOLIDAGO GRAMINIFOLIA	3
BLUESTEMMED GOLDENROD - SOLIDAGO CAESA	3

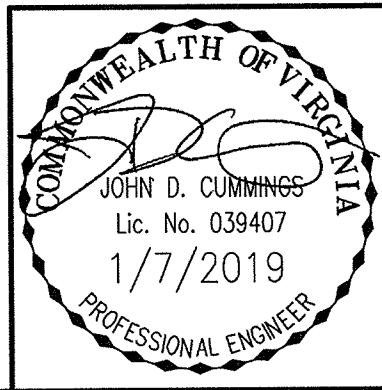
TEMPORARY SEEDING-INVASIVE SPECIES ALTERNATIVES

Invasive Non-Native Species	Common Name	Alternative Virginia Native
Common Reed	Great bulrush	Schoenoplectus tabernaemontani
Common Reed	Common Cattail	Typha latifolia
Chinese Leaved Pea	Roundheaded bushclover	Lespedeza capitata
Birdfoot Trefoil	Butterflyweed	Chamaecrista fasciculata
Orchard Grass	Joe-pye weed	Asclepias tuberosa
Redtop	Black-eyed Susan	Eutrochium dubium
Weeping Lovegrass	Big blue stem	Rudbeckia fulgida
	Indian grass	Andropogon gerardii
	Side oats grama	Sorghastrum nutans
	Roundheaded bushclover	Bouteloua curtipendula
	Butterflyweed	Lespedeza capitata
	Joe-pye weed	Chamaecrista fasciculata
	Black-eyed Susan	Andropogon gerardii
	Big blue stem	Schizachyrium scoparium
	Indian grass	Sorghastrum nutans
	Switchgrass	Panicum virgatum
	Big blue stem	Andropogon gerardii
	Little blue stem	Schizachyrium scoparium
	Indian grass	Sorghastrum nutans
	Switchgrass	Panicum virgatum
	Broomsedge	Andropogon virginicus
	Deertongue	Dichanthelium clandestinum
	Side oats grama	Bouteloua curtipendula
	Canadian wildrye	Elymus canadensis
	Bottlebrush grass	Elymus hystrix
	Virginia wildrye	Elymus virginicus

NOTE: PHALARIS ARUNDINACEA (REED CANARYGRASS) SHOULD BE EXCLUDED FROM SEED MIXES.



NOTE: TREE PROTECTION SIGNS SHALL BE POSTED AT 50 FOOT INTERVALS ALONG THE LIMITS OF CLEARING AND GRADING.



FAIRFAX COUNTY PARK AUTHORITY

12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118

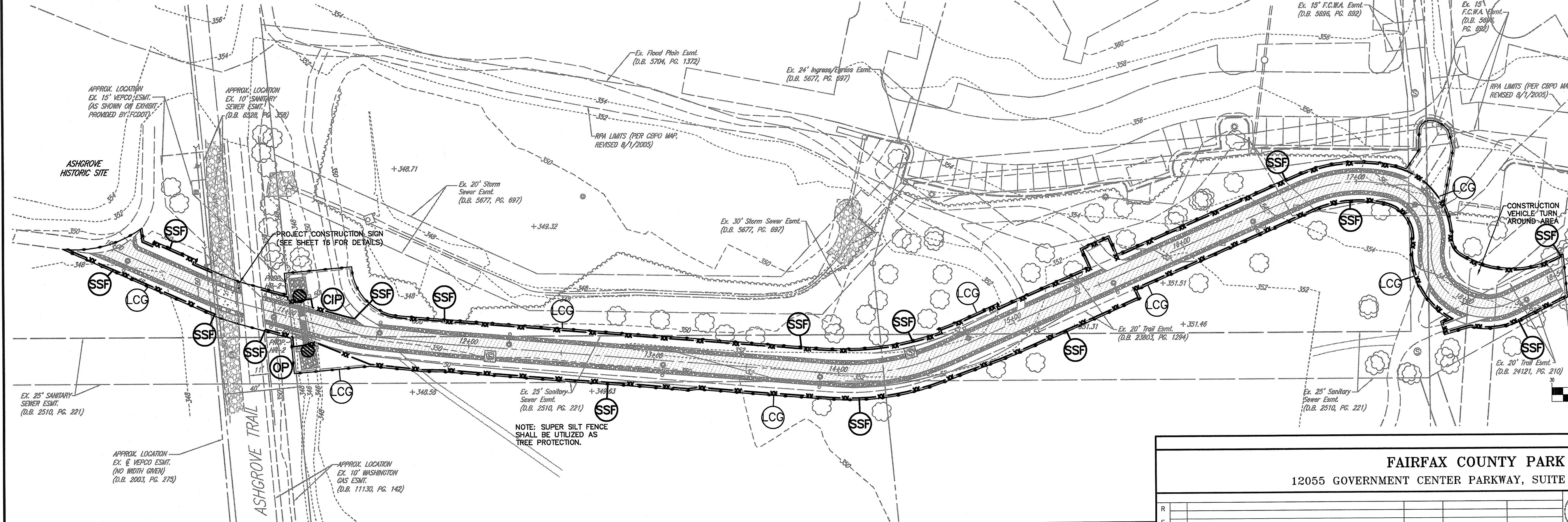
PLANNING AND DEVELOPMENT DIVISION
703-324-8741

OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION E&S DETAILS
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA





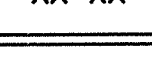
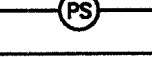
CONTRACT NO. CN FCPA PROJECT NO.

SCALE HORIZ=AS SHOWN VERT=AS SHOWN
DESIGNED BY: SL
DRAFTED BY: SL
CHECKED BY: JDC

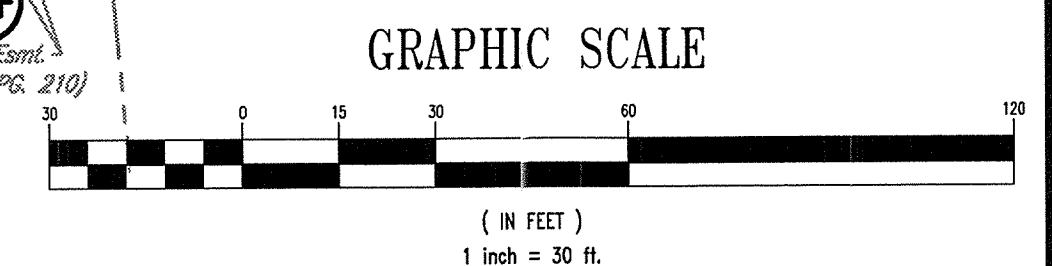
SHEET 13 OF 19



LEGEND

NO.	TITLE	KEY	SYMBOL
3.02	TEMPORARY STONE CONSTRUCTION ENTRANCE	(CE)	
3.08	CULVERT INLET PROTECTION	(CIP)	
3.18	OUTLET PROTECTION	(OP)	
---	SUPER SILT FENCE	(SSF)	
3.32	PERMANENT SEEDING	(PS)	
	<i>LIMITS OF CLEARING</i>	(LCG)	

**THIS SHEET FOR
EROSION & SEDIMENT
CONTROL ONLY!!!**



TAX MAP: 28-2 & 29-3

FAIRFAX COUNTY PARK AUTHORITY
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118

PLANNING AND DEVELOPMENT
DIVISION
703-324-8741

OLD COURTHOUSE STREAM VALLEY
ASHGROVE TRAIL EXTENSION
E&S PLAN PHASE I & II
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA

CONTRACT NO. CN	FCPA PROJECT NO. _____
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SCALE	DESIGNED BY: SL
HORIZ=AS SHOWN	DRAFTED BY: SL
VERT=AS SHOWN	CHECKED BY: JDC

SHEET
14 OF 19

NOTE: CONTRACTOR MUST ENSURE THAT ALL VEHICLES ARE CLEANED PRIOR TO ENTERING THE VDOT ROW.

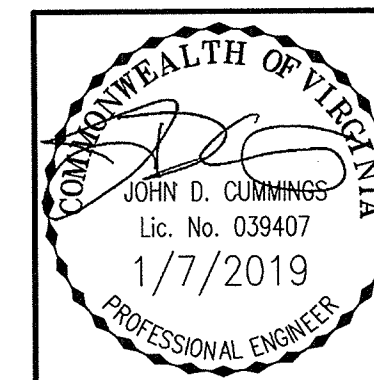
NOTE: THE GRADING/EXCAVATION CONTRACTOR FOR THE SUBJECT SITE IS REQUIRED TO NOTIFY, IN WRITING, THE ASSIGNED SITE INSPECTOR REGARDING ANY EXCESS MATERIAL PROPOSED TO BE HAULED OFF-SITE. IDENTIFICATION OF THE RECEIVING SITE MUST BE GIVEN AND ALL INFORMATION NECESSARY TO SHOW THAT SUCH RECEIVING SITE HAS BEEN PROPERLY PERMITTED AND HAS E&S CONTROLS INSTALLED.



NOTE: SSF SHOWN OFFSET FROM LIMITS OF CLEARING AND GRADING IS FOR PICTORAL PURPOSES ONLY. ALL PERIMETER CONTROLS SHOULD BE LOCATED IN THE FIELD AT THE LIMITS OF CLEARING AND GRADING.

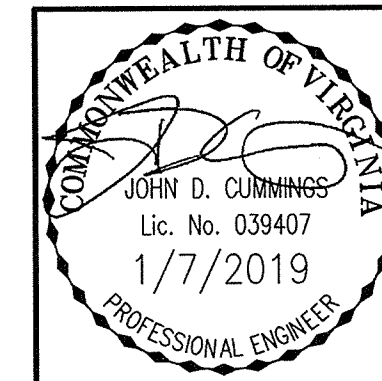
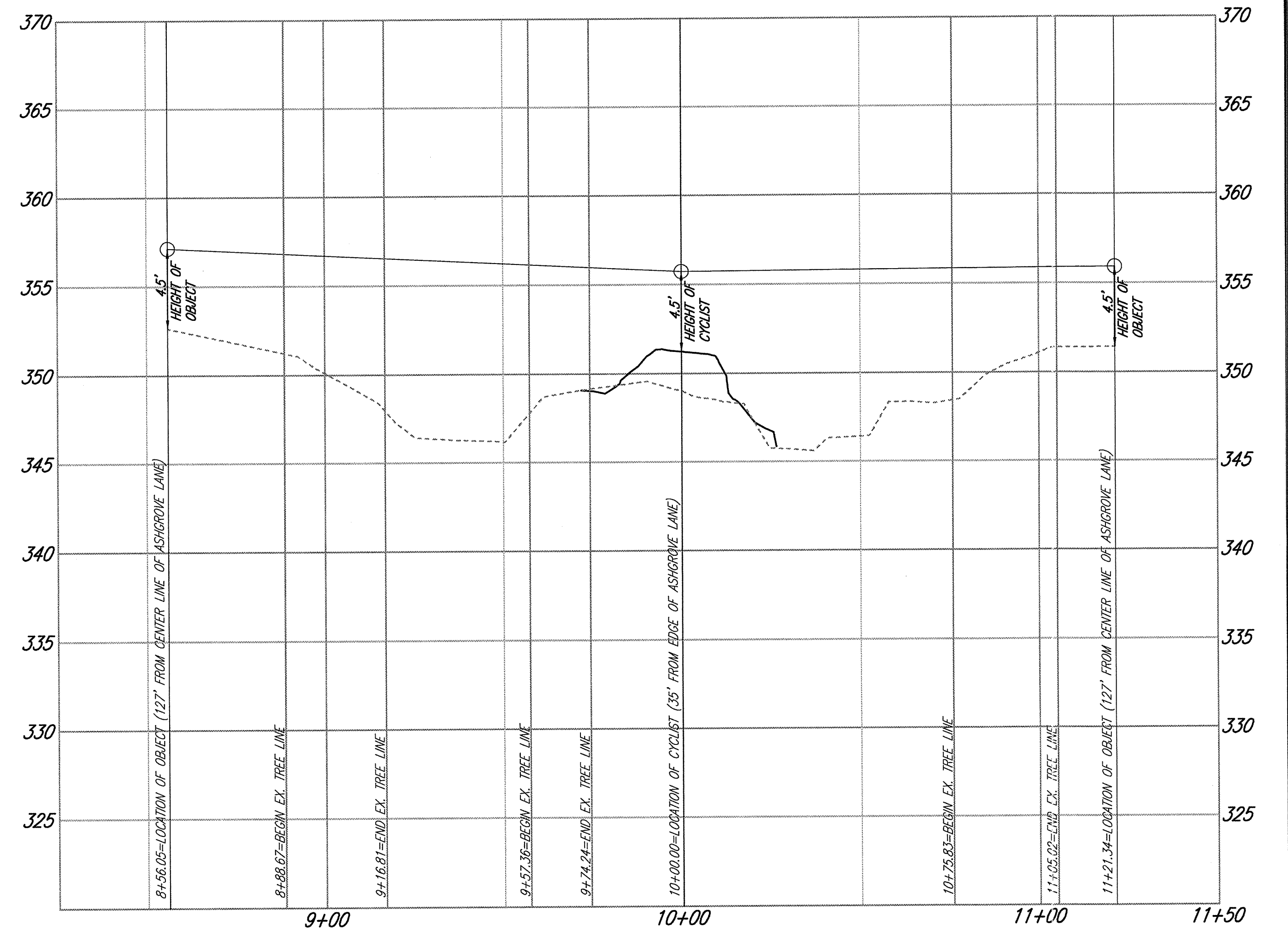
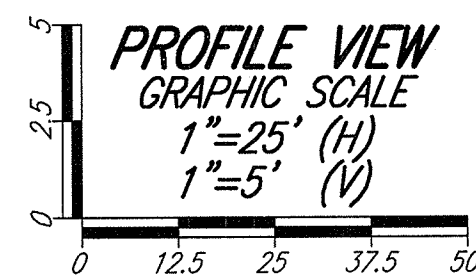
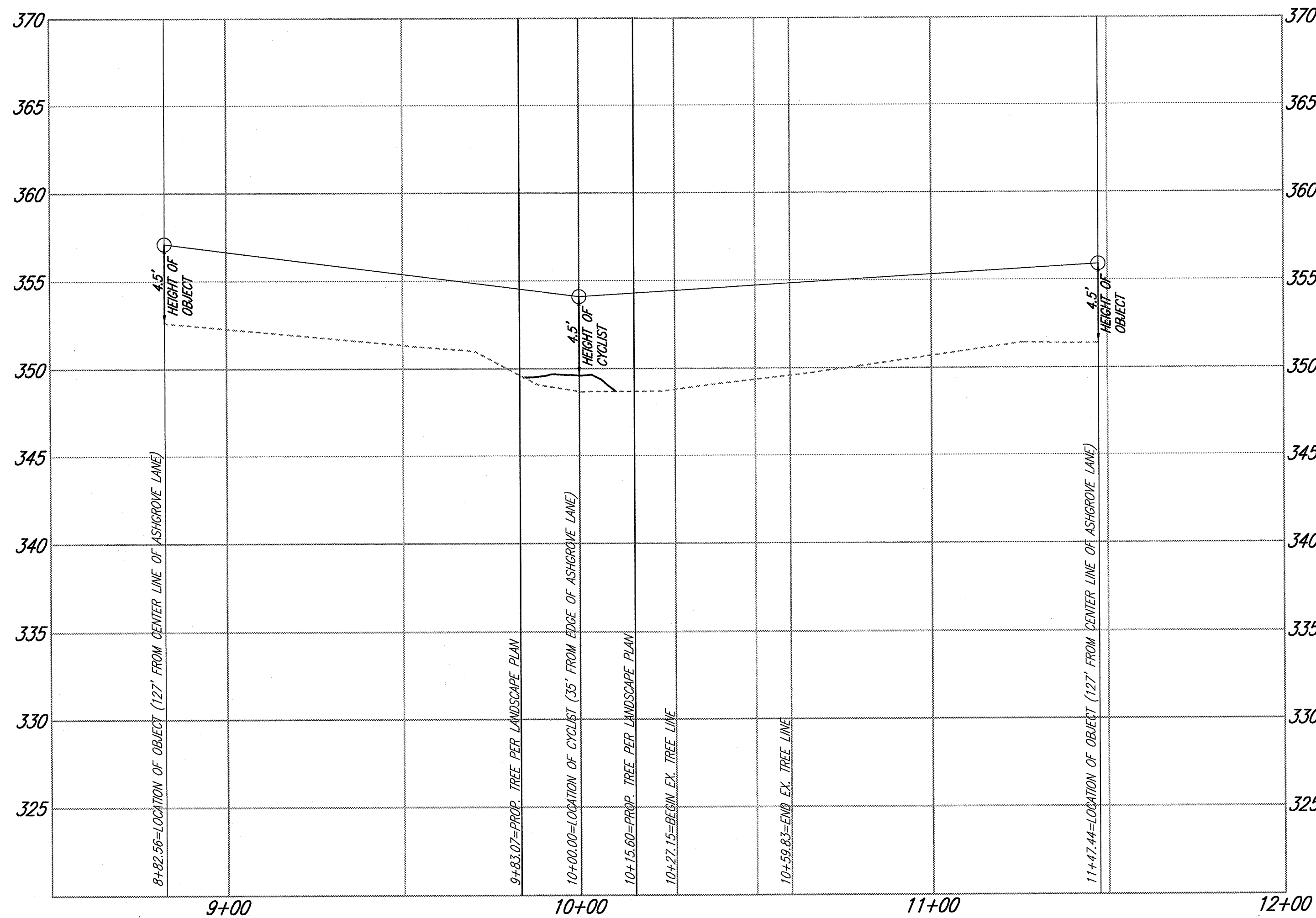
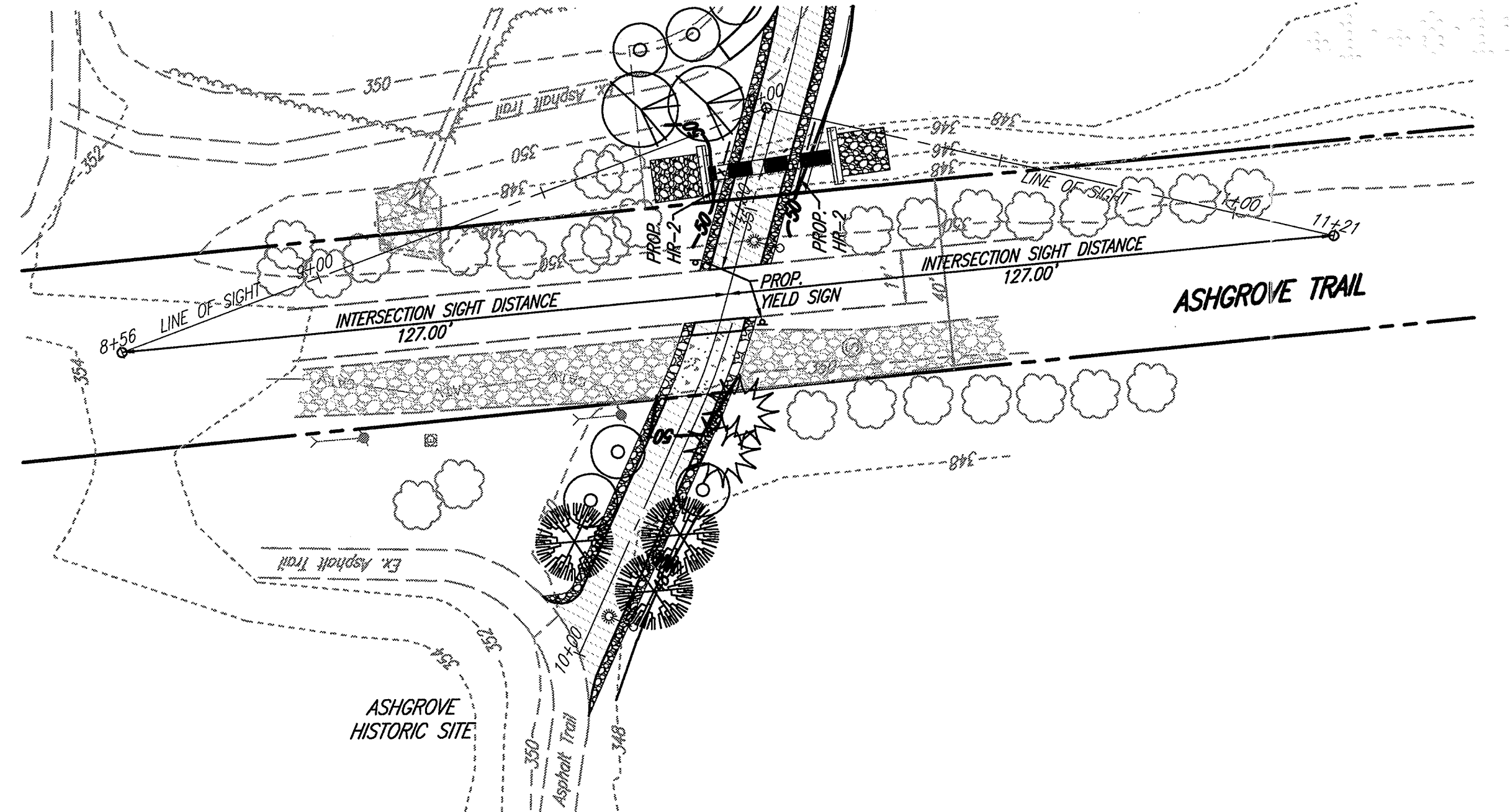
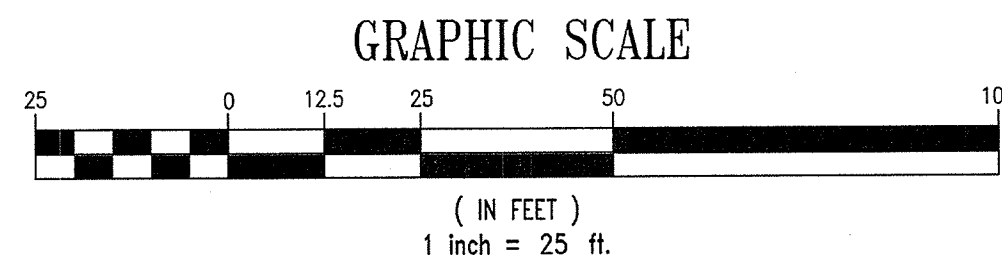
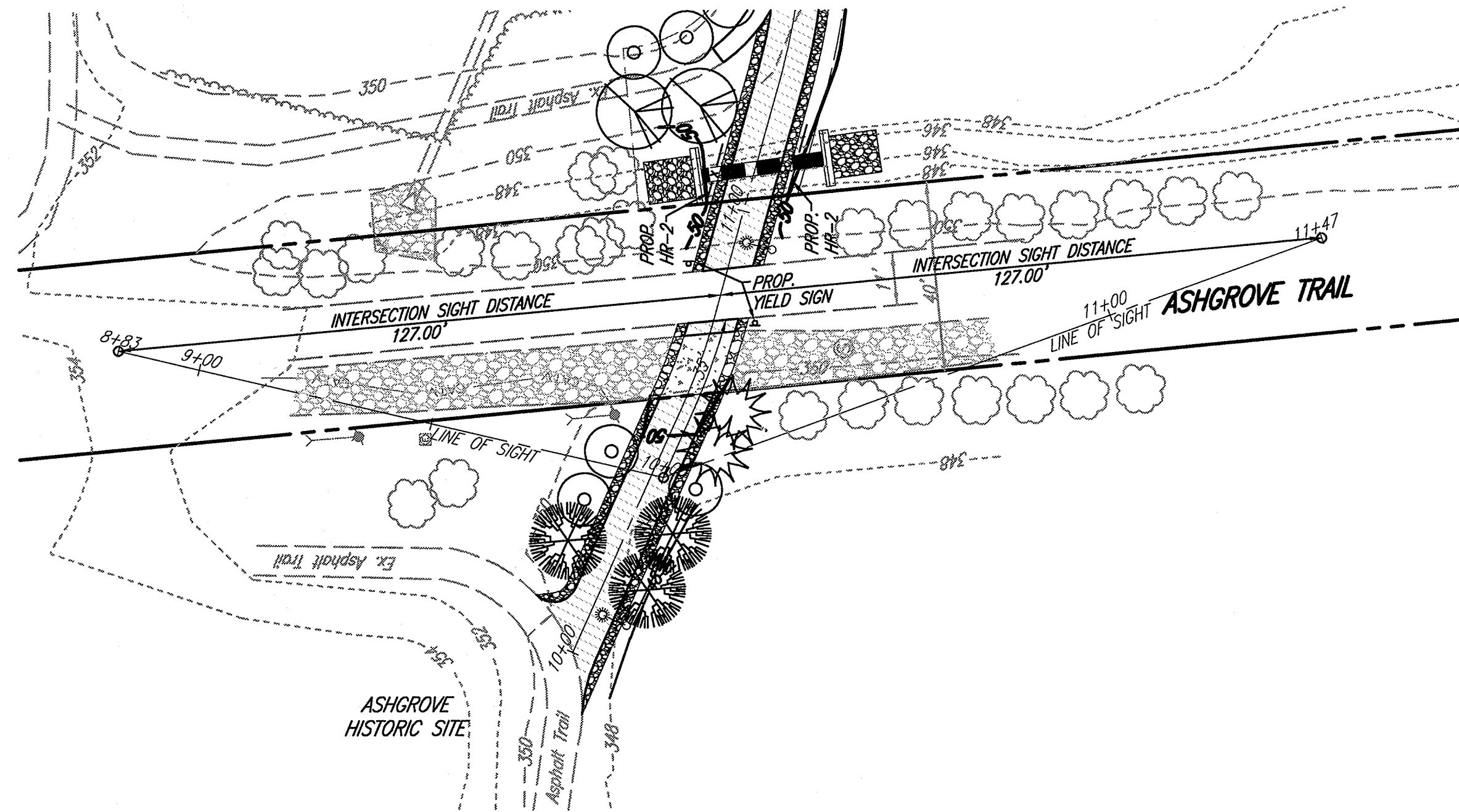
NOTE: DURING CONSTRUCTION ALL EFFORTS SHALL BE MADE TO REDUCE OR ELIMINATE THE SPREAD OF INVASIVE SPECIES BOTH ON AND OFF SITE.

NOTE: ALL DENUDED AREAS SHALL BE PERMANENTLY SEEDED.

NOTE: SSF WILL SERVE AS TREE PROTECTION AND THE TREE ROOTS SHALL BE PRUNED ALONG THE ENTIRETY OF THE SSF IN ACCORDANCE WITH THE DETAIL ON SHEET 16.



					TAX MAP: 28-2 & 29-3		
FAIRFAX COUNTY PARK AUTHORITY							
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118							
R E V I S I O N S					<div><div></div><div>PLANNING AND DEVELOPMENT DIVISION 703-324-8741</div><div></div></div> <div>OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION E&SC PLAN PHASE 1 & II HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA</div>		
					CONTRACT NO. CN	FCPA PROJECT NO. _____	
					SCALE HORIZ=AS SHOWN VERT=AS SHOWN	DESIGNED BY: SL DRAFTED BY: SL CHECKED BY: JDC	SHEET 14 OF 19



FAIRFAX COUNTY PARK AUTHORITY			
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118			
PLANNING AND DEVELOPMENT DIVISION			
703-324-8741			
OLD COURTHOUSE STREAM VALLEY			
ASHGROVE TRAIL EXTENSION			
TRAIL INTERSECTION SIGHT DISTANCE			
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA			
CONTRACT NO. CN		FCPA PROJECT NO.	
SCALE		DESIGNED BY: SL	
HORIZ=AS SHOWN		DRAFTED BY: SL	
VERT=AS SHOWN		CHECKED BY: JDC	
SHEET		15 OF 19	
REVISIONS	DESCRIPTION	BY	APPROVED
1			
2			
3			
4			
5			
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11			
12			
13			
14			
15			

Adapted from: *Tree, Shrub and Other Woody Plant Maintenance - Standard Practices - American National Standard for Tree Care Operations*, American National Standards Institute

Ref. Sec. 12-0706.5A	PRUNING CUTS	PLATE NO.	STD. NO.
Rev. 2-02, 2011 Reprint		9-12	

Ref. Sec. 12-0702.1 12-0704.20	ROOT PRUNING	PLATE NO.	STD. NO.
Rev. 2-02, 2011 Reprint		7-12	

Ref. Sec. 12-0507.2D	CRITICAL ROOT ZONES AND DRIPLINES OF TREES	PLATE NO.	STD. NO.
Rev. 2-02, 2011 Reprint		2-12	

"TITLE BY OWNER"

TRAIL AND STREAM CROSSINGS PROJECT
FAIRFAX COUNTY PARK AUTHORITY

THIS PROJECT FUNDED BY
FAIRFAX COUNTY PARK AUTHORITY BONDS
FCPA Planning and Development Division 324-8741

Contractor:
Design: RINKER DESIGN ASSOCIATES, P.C.

CONSTRUCTION SIGN
(NOT TO SCALE)

Ref. Sec. 8-0202.1B, 8-0202.3C, 8-0203.1B	TRAIL CLEARING	PLATE NO.	STD. NO.
Rev. 1-00, 2011 Reprint		7-8	

Notes:

- Handrail to be primed with 1 coat of Koppers 622 rust penetrating primer, or approved equal, then painted with 2 coats of Durox Rethane Modified Black, or approved equal. Paint to be applied at min. 1.5 mil. per coat.
- Handrail on ramps to pedestrian bridge decks shall be painted to match the bridge structure.

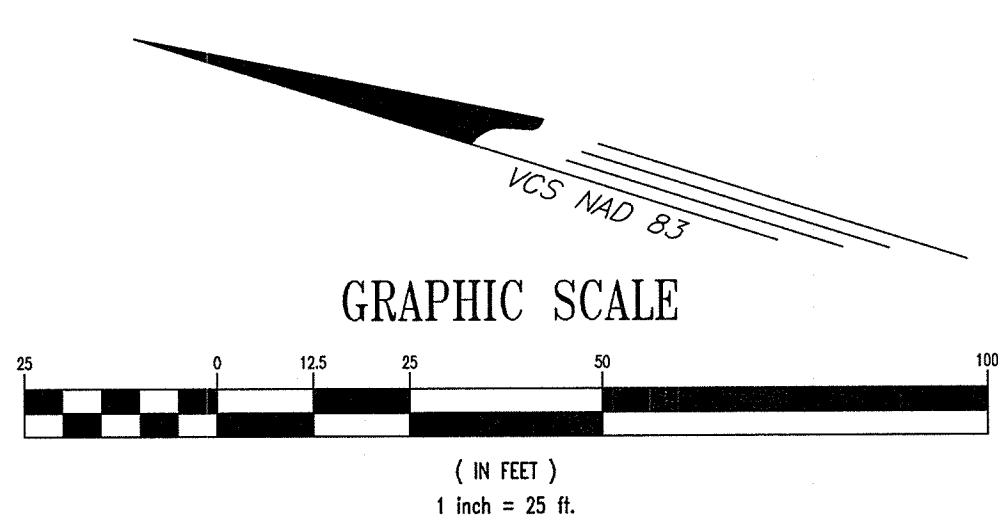
Ref. Sec. 8-0202.1B, 8-0202.1D, 8-0203.1B, 8-0203.2D	HANDRAIL DETAIL	PLATE NO.	STD. NO.
Rev. 1-00, 2011 Reprint		17A-8	HR-2

FAIRFAX COUNTY PARK AUTHORITY
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118

PLANNING AND DEVELOPMENT
DIVISION
703-324-8741
OLD COURTHOUSE STREAM VALLEY
ASHGROVE TRAIL EXTENSION
MISCELLANEOUS DETAILS
HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA

CONTRACT NO. CN _____ FCPA PROJECT NO. _____
SCALE: HORIZ=AS SHOWN VERT=AS SHOWN
DESIGNED BY: SL
DRAFTED BY: SL
CHECKED BY: JDC
SHEET 16 OF 19

COMMONWEALTH OF VIRGINIA
JOHN D. CUMMINGS
Lic. No. 039407
1/7/2019
PROFESSIONAL ENGINEER



selux

selux

Figure 1

Refer to A35, S635, S35, or AT635-AT835 Pole specification sheets for construction details, anchorage information and additional options.

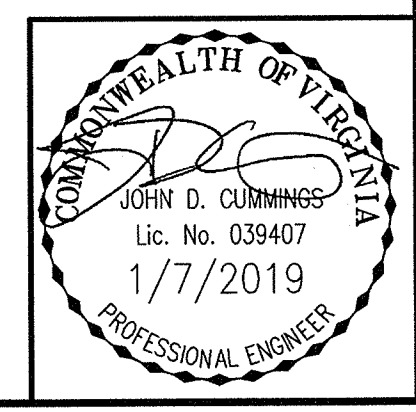
[illegible]



Pole Series		Bolt Circle	EPA Information (ft²)					Height	Finish	Options	
		70 mph	80 mph	90 mph	100 mph	110 mph					
S635	3 1/2" Diameter Stopped Steel Pole	9"	45.6	55.0	67.3	21.6	17.8	10	WH White BK Black BZ Bronze	BC1	Decorative Cast Aluminum Base Cover for RSS & SSJ poles only
A35	3 1/2" Diameter Straight Aluminum Pole	7 1/4"	12.4	9.3	7.1	5.4	4.3				
S53	3 1/2" Diameter Straight Steel Pole	7 1/4"	11.4	8.6	6.5	4.9	3.9				
S639	3 1/2" Diameter Stopped Steel Pole	9"	37.6	28.7	22.3	17.5	14.4	12	SV Silver SP Specify PM Premium Color	BC2	Optional Two-Piece Cast Aluminum Base Cover (A35SS poles only)
A35	3 1/2" Diameter Straight Aluminum Pole	7 1/4"	9.9	7.3	5.4	4.0	3.1				
S15	3 1/2" Diameter Straight Steel Pole	7 1/4"	9.1	6.7	4.9	3.6	2.8				
AT355	5" to 1/2" Tapered Aluminum Pole	8 1/4"	18.4	14.4	10.9	8.6	11.9	14	REC	GFCI Weatherproof with weather proof cover	
A35	3 1/2" Diameter Straight Aluminum Pole	9"	31.7	26.2	18.6	14.6	11.9				
S15	3 1/2" Diameter Straight Steel Pole	7 1/4"	6.0	5.8	4.2	3.0	2.2				
A35	3 1/2" Diameter Straight Aluminum Pole	7 1/4"	7.3	5.3	3.8	2.7	1.9	16		For Detailed options, see p.1	
AT355	5" to 1/2" Tapered Aluminum Pole	8 1/4"	12.9	9.4	7.1	5.5	4.4				
S15	3 1/2" Diameter Straight Steel Pole	9"	21.7	15.8	12.3	9.6	7.8				
A35	3 1/2" Diameter Straight Aluminum Pole	7 1/4"	4.9	3.2	2.2	1.4	0.8	18		For optional covers, see inside for details on what can be ordered. For cover requirements please consult sales.	
S15	3 1/2" Diameter Straight Steel Pole	7 1/4"	4.4	2.8	1.9	1.2	0.6				
AT355	5" to 1/2" Tapered Aluminum Pole	8 1/4"	10.7	7.7	5.6	4.2	3.3				
AT355	5" to 1/2" Tapered Aluminum Pole	8 1/4"	11.1	7.8	5.6	4.2	3.3	18			

* Please see restrictions, availability, consult factory.
EPA Calculations allow for 1.5 Saff Factor

Selux Corp. © 2017
ARL-0517-07 (ss-V1.07)

Calculation Details									
LABEL	CALCTYPE	AVG	MAX	MIN	AVG/MIN	MAX/MIN	MAX/AVG	# PTS	DESCRIPTION
Limits of Clearing & Grading	Illuminance	1.37	3.4	0.1	13.70	34.00	2.48	239	Statistical Areas



						<i>TAX MAP: 28-2 & 29-3</i>	
<p align="center">FAIRFAX COUNTY PARK AUTHORITY 12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118</p>							
R E V I S I O N S						 <div> <p align="center">PLANNING AND DEVELOPMENT DIVISION</p> <p align="center">703-324-8741</p> </div>	
						OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION PHOTOMETRIC PLAN HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA	
						CONTRACT NO. CN _____	FCPA PROJECT NO. ____-_____-_____
						SCALE	DESIGNED BY: SL
						HORIZ=AS SHOWN	DRAFTED BY: SL
						VERT=AS SHOWN	CHECKED BY: JDC
	#	DESCRIPTION	BY	APPROVED	DATE	<div>SHEET</div> <div align="right">17 OF 19</div>	

INTERPRETATION OF ZO FOR PUBLIC TRAILS IN FLOODPLAIN AREAS



County of Fairfax, Virginia

MEMORANDUM

DATE: March 13, 2018

TO: Kelly Atkinson, Senior Staff Coordinator
Zoning Evaluation Division, DPZ

FROM: Bruce McGranahan, Director,
Site Development and Inspections Division, LDS

SUBJECT: Public Trails in Floodplain Areas

Zoning Ordinance Section 2-903 states that "... the following uses and topographic improvements, as qualified, may be permitted in a floodplain upon a determination by the Director that such use is permitted in the zoning district in which located, and that the use is in accordance with the provisions of this Part and the standards and criteria set forth in the Public Facilities Manual. Any such approval by the Director shall be in writing and shall specify such conditions deemed necessary to ensure that the proposed construction and resultant use conform to the provisions of this Part." Among the permitted uses listed Section 2-903.7 states that "Public and private utility lines, and all public uses and public improvements performed by or at the direction of the County, or as may be required by County ordinances, to include but not to be limited to channel improvements and erosion control, reservoirs, storm water management and best management practice facilities and similar uses provided the installation of such facilities is accomplished with appropriate easements or agreements and with the minimum disruption necessary to the floodplain."

A trail being constructed by, or at the direction of, a public agency such as the Fairfax County Park Authority is permitted within the regulatory floodplain subject to approval by the Director, and does not require a Special Exception. A Floodplain Use Determination Request must be submitted, allowing the Director to determine if the use is compatible with the floodplain and to attach approval conditions deemed necessary to ensure the purposes of Section 2-901 are protected.

Department of Land Development Services
12055 Government Center Parkway, Suite 659
Fairfax, Virginia 22035-5503
Phone 703-324-1780 • TTY 711 • FAX 703-623-6678
www.fairfaxcounty.gov



PERMISSION TO WORK IN THE FLOOD PLAIN APPROVAL LETTER



County of Fairfax, Virginia

To protect and enrich the quality of life for the people, neighborhoods and diverse communities of Fairfax County

DEC 05 2018

John D. Cummings, P.E. LEED
Rinker Design Associates, P.C.
9385 Discovery Boulevard, Suite 200
Manassas, VA 20109

Subject: Ashgrove Trail Expansion; Tysons Village, Section 1, Parcel B and Westwood Corporation Circle at Tysons Corner Lot 9, land only; Tax Map #028-2-13- B1, 029-3-20 Lots 0009A and 0009B; Hunter Mill District

Reference: Request for an Allowed Use Determination within a Floodplain, dated February 16, 2018; IQ #302334

Dear Mr. Cummings:

In response to your request it has been determined that the proposed expansion of the stream valley trail detailed on the plans submitted with the subject application, located within County (Major) and FEMA floodplains, qualifies as a permitted use under the Floodplain Regulations of the Fairfax County Zoning Ordinance (ZO) § 2-903.7, subject to the following conditions:

1. No more land within the floodplain shall be disturbed than is necessary for the proposed trail construction, ZO § 2-905.7B; and no fill, other than that depicted on the plans submitted with this floodplain request, is permitted in the floodplain. Note that the County's Stormwater Planning Division has determined the trail's floodplain impacts to be acceptable.
2. To the extent possible, stable vegetation shall be protected and maintained in the floodplain, ZO § 2-905.5.
3. There shall be no storage of herbicides, pesticides or toxic or hazardous substances as set forth in Title 40, Code of Federal Regulations (CFR), Parts 116.4 and 261.30 et. seq., in the floodplain, ZO § 2-905.6.
4. The proposed use meets the environmental goals and objectives of the adopted Comprehensive Plan for the subject property, ZO § 2-905.7C.
5. The proposed use and construction activity shall comply with the provisions of the Chesapeake Bay Preservation Ordinance, ZO § 2-905.11.

This determination is valid as of the date of this letter and does not relieve you of the responsibility of complying with any other applicable County Ordinance or regulation currently in effect or which may be adopted by the Board of Supervisors at a future date.

Please ensure that a copy of this letter is made a part of the project's site plan submittal.

If further assistance is desired, please contact Camyllyn Lewis, Senior Engineer III, at 703-324-1720 or Camyllyn.Lewis@fairfaxcounty.gov.

Sincerely,

FOR

Shahab Baig, P.E.
Chief, North Branch
Site Development and Inspections Division (SDID)
Land Development Services (LDS)

STORM WATER DETENTION EXEMPTION APPROVAL LETTER



County of Fairfax, Virginia

To protect and enrich the quality of life for the people, neighborhoods and diverse communities of Fairfax County

AUG 02 2018

John D. Cummings, P.E.
Rinker Design Associates, P.C.
9385 Discovery Boulevard, Suite 200
Manassas, Virginia 20191

RECEIVED

AUG 6 2018

RINKER DESIGN ASSOC., P.C.

Subject: Old Courthouse Stream Valley Ashgrove Trail Extension; Plan #3741-MSP-006; Tax Map # 028-2-(13)-000B1, 029-3-(20)-0009A & B; Hunter Mill District

Reference: Stormwater Detention Exemption #3741-WSWD-001-1

Dear Mr. Cummings:

The referenced stormwater detention exemption request has been received and reviewed for consistency with the Stormwater Management Ordinance (SWMO) Fairfax County Code section 124-6-1. Based on the justifications provided, the Director has determined that:

- i. Stormwater detention is partially provided by the existing dry pond (DP0186) designed and constructed under Plan #3741-P1-05-1 which provide water quantity control for 31.48 acres of drainage area.
- ii. The exception is the minimum necessary to afford relief.
- iii. Granting the exception will not confer any special privileges that are denied in other similar circumstances.
- iv. Exception requests are not based upon conditions or circumstances that are self-imposed or self-created.
- v. Reasonable and appropriate conditions shall be imposed as necessary upon any exception granted so that the intent of the Act and this Chapter are preserved.

Therefore, your request to grant an exception of the stormwater detention requirement of the SWMO (124-4-4-D) is hereby approved on July 17th, 2018, subject to the following condition:

- The alignment of the proposed trail extension shall not encroach within the limits of the existing pond DP0186.

This exception approval in no way relieves you of any other County drainage requirements, including adequacy of outfall and pro-rata share payments. Compliance with the Stormwater Management Ordinance, the Chesapeake Bay Preservation Ordinance, proffers, and development conditions are also required.

This exception shall automatically expire without notice, 24 months after the date of this letter, unless the subject plan has been approved.

Please ensure that a copy of this letter is made a part of the submitted plan.

If further assistance is desired, please contact Yosif Ibrahim Senior Engineer III, Site Development and Inspections Division (SDID) at 703-324-1720 (phone), 703-324-8359 (fax) or yosif.ibrahim@fairfaxcounty.gov.

Sincerely,

Shahab Baig, P.E.
Chief, North Branch
Site Development and Inspections Division (SDID)
Land Development Services (LDS)

cc: Shannon Curtis, Chief, Watershed Planning & Assessment Branch, Stormwater Planning Division, DPWES
Yosif Ibrahim, Senior Engineer III (Stormwater), SDID, LDS
Waiver File

RPA EXEMPTION APPROVAL LETTER



County of Fairfax, Virginia

To protect and enrich the quality of life for the people, neighborhoods and diverse communities of Fairfax County

DEC 05 2018

John D. Cummings, P.E. LEED
Rinker Design Associates, P.C.
9385 Discovery Boulevard, Suite 200
Manassas, VA 20109

Subject: Ashgrove Trail Expansion; Tysons Village, Section 1, Parcel B and Westwood Corporation Circle at Tysons Corner Lot 9, land only; Tax Map #028-2-13- B1, 029-3-20 Lots 0009A and 0009B; Hunter Mill District

Reference: Resource Protection Area Encroachment Exemption #3741-WRPA-002-1

Dear Mr. Cummings:

Your request for an exemption under Chesapeake Bay Preservation Ordinance (CBPO) Section 118-5-3 to encroach into the Resource Protection Area (RPA) for the expansion of the trail, as shown in your application dated February 16, 2018, is approved, subject to the following conditions:

1. Any land disturbance exceeding an area of 2,500 square feet shall comply with Chapter 104 of the Fairfax County Code;
2. Any required state or federal permits shall have been issued;
3. No more land shall be disturbed than is necessary to provide for the trail;
4. All such activities shall be in compliance with all applicable state and federal permits, and shall be conducted in a manner that protects water quality.

This exemption in no way relieves you of any other CBPO requirement or any other County drainage requirement, including adequacy of outfall, pro-rata share payments, etc.

This exemption shall automatically expire, without notice, 24 months after the date of this letter, unless the subject project has been approved.

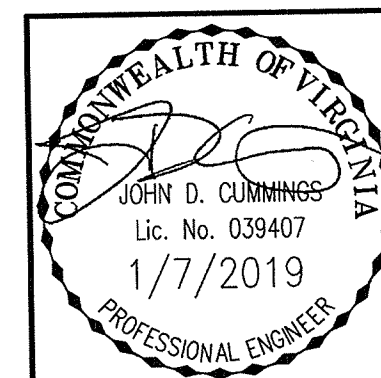
Please ensure that a copy of this letter is made a part of the subject plan.

If further assistance is desired, please contact Camyllyn Lewis at 703-324-1720 or by email at Camyllyn.Lewis@fairfaxcounty.gov.

Sincerely,

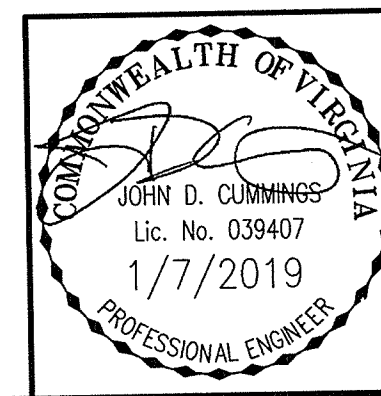
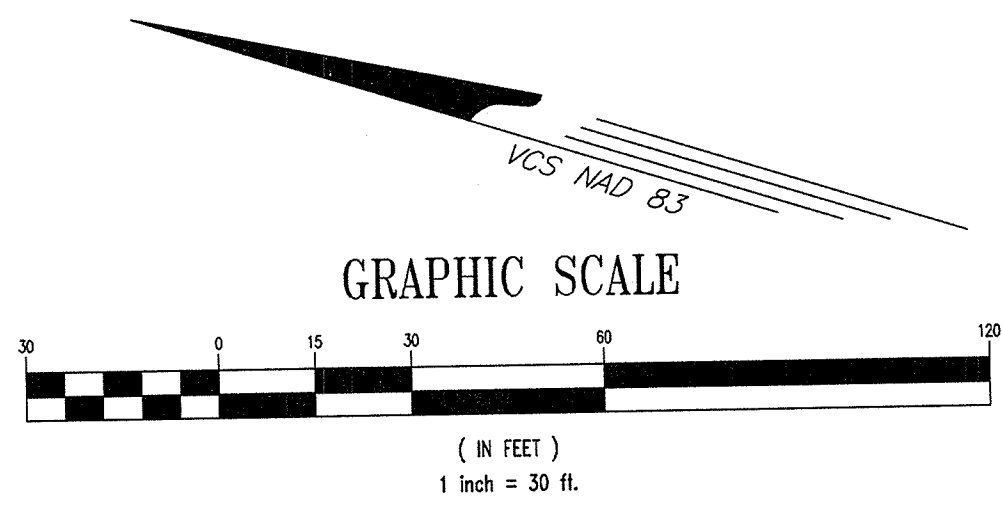
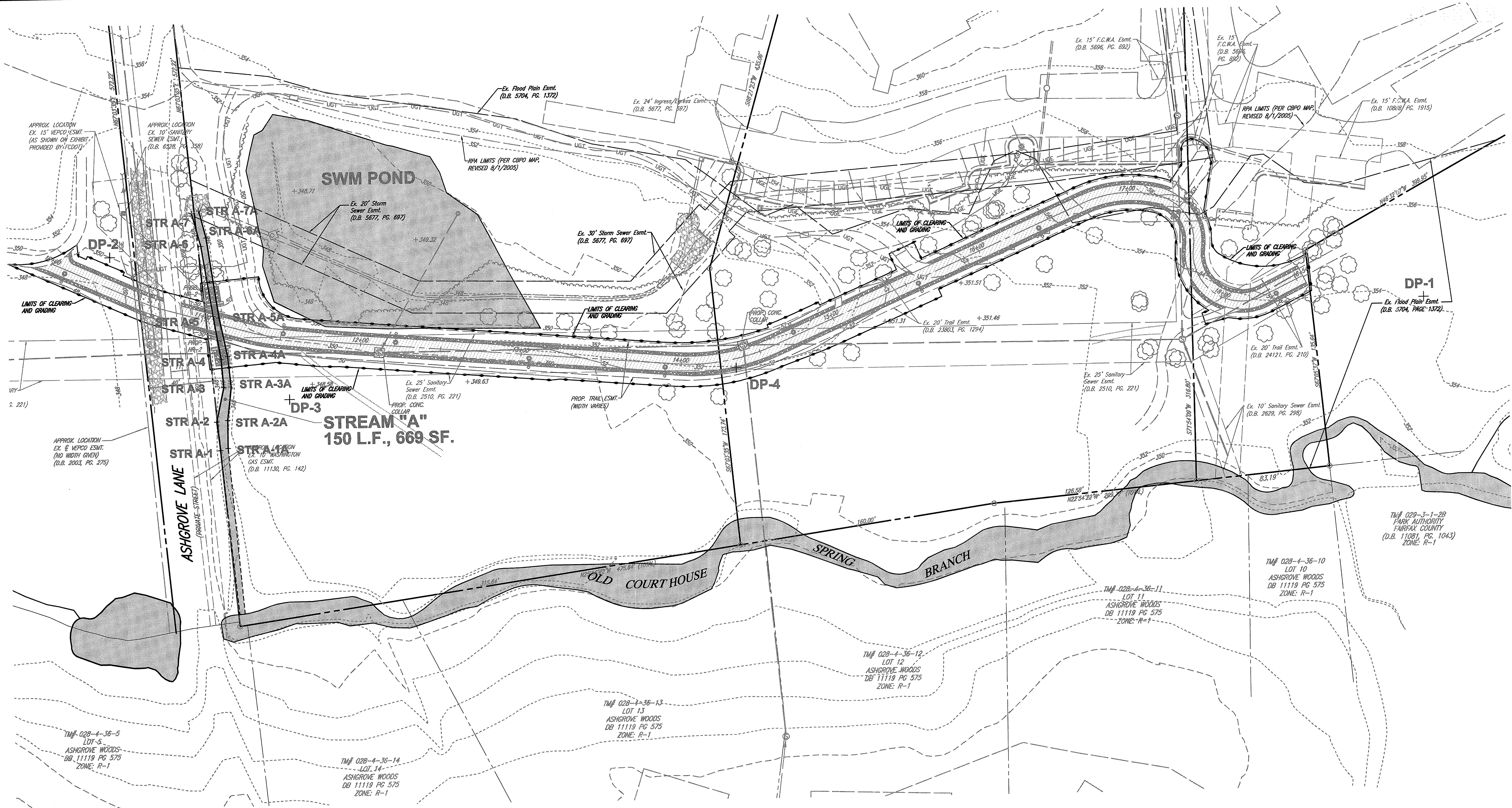
FOR

Shahab Baig, P.E.
Chief, North Branch
Site Development and Inspections Division (SDID)
Land Development Services (LDS)



FAIRFAX COUNTY PARK AUTHORITY				
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118				
PLANNING AND DEVELOPMENT DIVISION		703-324-8741		
OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION CORRESPONDENCE HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA				
CONTRACT NO. CN		FCPA PROJECT NO. ---		
SCALE		DESIGNED BY: SL		SHEET 18 OF 19
HORIZ=AS SHOWN		DRAFTED BY: SL		
VERT=AS SHOWN		CHECKED BY: JDC		
△#	DESCRIPTION	BY	APPROVED	DATE

TAX MAP: 28-2 & 29-3



FAIRFAX COUNTY PARK AUTHORITY			
12055 GOVERNMENT CENTER PARKWAY, SUITE 406 FAIRFAX, VA., 22035-1118			
R E V I S I O N S		PLANNING AND DEVELOPMENT DIVISION 703-324-8741	
△#		OLD COURTHOUSE STREAM VALLEY ASHGROVE TRAIL EXTENSION WETLAND DELINEATION MAP HUNTER MILL DISTRICT, FAIRFAX COUNTY, VIRGINIA	
DESCRIPTION		BY	APPROVED
			DATE
SCALE HORIZ=AS SHOWN VERT=AS SHOWN		DESIGNED BY: SL DRAFTED BY: SL CHECKED BY: JDC	
		SHEET 19 OF 19	