INTEGRITY FEDERAL SERVICES DOES NOT CERTIFY TO THE LOCATION OF OR THE EXISTENCE OF ANY EXISTING UNDERGROUND UTILITIES. THE EXISTING BUILDING FOOTPRINTS AS SHOWN ARE APPROXIMATE IN BUILDING SIZE AND DO NOT REPRESENT FINAL ARCHITECTURALS.

PROPERTIES. THE APPROVAL OF THESE PLANS SHALL IN NO WAY RELIEVE THE OWNER OF COMPLYING WITH OTHER APPLICABLE LOCAL, STATE AND FEDERAL RESPONSIBILITY FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES OR FOR SAFETY PRECAUTIONS AND PROGRAMS IN CONSTRUCTION OPERATIONS THE CONTRACTOR SHOULD ENCOUNTER UTILITIES OTHER THAN THOSE SHOWN ON THE PLAN, THEY SHALL IMMEDIATELY NOTIFY THE OWNER HAS REASON TO BELIEVE MAY BE ELIGIBLE FOR LISTING ON THE NATIONAL REGISTER OF HISTORIC PLACES WITHIN THE CONSTRUCTION LIMITS.

PERIMETER BOUNDARY INFORMATION SHOWN HEREON IS PER A BOUNDARY LINE ADJUSTMENT PLAT PREPARED BY PETER H. LORENSEN AND RECORDED BY DATUM IS REFERENCED TO NAVD 88.

CONTRACTOR TO ENSURE POSITIVE DRAINAGE THROUGHOUT CONSTRUCTION.

GEOTECHNICAL REPORT. (SEE JEFFERSON COUNTY CONSTRUCTION NOTE 2, SHEET 01.)

CIRCUMSTANCES FOUND WITHIN THESE PLANS IN NEED OF VERIFICATION SO THAT APPROPRIATE REVISIONS CAN BE MADE, IF WARRANTED.

TO THE BEST OF OUR KNOWLEDGE BUT WITHOUT EXPRESS OR IMPLIED WARRANTY, THESE PLANS AND DRAWINGS ARE CORRECT, COMPLETE AND FIT FOR PROPOSED USE.

10. THE DEVELOPER IS RESPONSIBLE FOR ANY DAMAGE TO EXISTING ROADS AND UTILITIES WHICH OCCUR AS A RESULT OF PROJECT CONSTRUCTION WITHIN OR BEYOND THE CONSTRUCTION LIMITS.

THE CONTRACTORS RESPONSIBILITY TO CLEAN STREETS OF MUD AND/OR ALLAY DUST AND TO TAKE WHATEVER MEASURES NECESSARY TO ENSURE THAT THE PUBLIC SERVICE DISTRICT MAY REQUIRE IN THE FUTURE EACH PROPERTY OWNER TO ABANDON EXISTING WELL AND SEPTIC SYSTEMS AND TO CONNECT TO A MANAGEMENT FACILITY.


NOTES

CONTRACTOR SHALL COMPLIANCE WITH ALL U.S. COMMERCE DEPARTMENT PRE-EXPORT CONTROL.
NOTE: * THIS 10' ROAD IMPROVEMENT EASEMENT OVERLAPS WITH THE HOA RIGHT OF WAY.
* LOT 17 IS RESERVED FOR POTENTIAL FUTURE USE.
NAPLES WAY (STA. 36+00 - END)
50' RIGHT-OF-WAY
RESIDENTIAL COLLECTOR STREET
DESIGN SPEED: 25 MPH
POSTED SPEED: 20 MPH
SUMMIT POINT ROAD (CO-13) SIGHT DISTANCE PLAN
POSTED SPEED: 45 MPH
SCALE: 1"=50'

SUMMIT POINT ROAD (WV - RTE 13) LEFT STOPPING DISTANCE PLAN
HORIZONTAL SCALE: 1"=50'
VERTICAL SCALE 1"=5'

SUMMIT POINT ROAD (WV - RTE 13) RIGHT STOPPING DISTANCE PLAN
HORIZONTAL SCALE: 1"=50'
VERTICAL SCALE 1"=5'
NAPLES WAY ENTRANCE PROFILE
HORIZONTAL SCALE 1"= 10'
VERTICAL SCALE: 1"=1'
SIGNAGE NOTES:
1. All signs, traffic information, and data sheets of pavement must be in accordance with the West Virginia Division of Highways Standards Details Book, Volume II, Signing, Signals, Lighting, and Marking.

PAVEMENT MARKING NOTES:
1. All proposed signs and pavement markings shall be in accordance with the West Virginia Division of Highways Standards Details Book, Volume II, Signing, Signals, Lighting, and Marking.

SIGN DETAIL:

NEW ROAD & A ENTRANCE
SCALE: 1"=20'

PAVEMENT MARKING LEGEND:

- Type 1: Yellow, 15’ wide, solid line
- Type 2: Yellow, 15’ wide, dashed line
- Type 3: White, 12’ wide, solid line

MINIMUM TYPICAL PAVEMENT

- 4" HMA BASE COURSE
- 3" HDPB
- 2" SUBBASE
- 4" SRF
- 2" WPF
- 4" PMB

DROP OFF GUIDANCE NOTES:
1. Vehicles shall be parked in an area that is parallel to the face of the pavement. The drop off area shall be delineated with Type I painted pavement markings.

MAINTENANCE OF TRAFFIC NOTES:
1. Any damages caused by the contractor shall be repaired/replaced to its original condition at contractor’s expense.

NOTE: This sheet is for preliminary plan purposes only. Final plans will be submitted for approval. Any changes made to this plan shall be subject to review by WVDOH prior to being incorporated into the contract documents.
1. **STORMWATER MANAGEMENT NARRATIVE:**

   1. **1. BEST MANAGEMENT PRACTICES (BMP’S) MAINTENANCE PROCEDURES**
   
   **DETERMINED BY THE STORMWATER MANAGEMENT PLAN ENGINEER-OF-RECORD**

   2. **JEFFERSON COUNTY, WEST VIRGINIA STORMWATER MANAGEMENT FACILITIES MAINTENANCE REQUIREMENTS**

   **A.**
   - **POND LANDSCAPING NOTE:**
     - Performed in accordance with the Jefferson County Stormwater Management Ordinance under which the project was approved.
   - **MAINTENANCE:**
     - Performed in accordance with the approved plans and specifications.
   - **DISTRIBUTED AND FIRMLY IN CONTACT WITH SMALLER ROCKS FILLING THE VOIDS BETWEEN THE LARGER ROCKS.**
   - **FILTER CLOTH SHALL BE PLACED UNDER ALL RIP-RAP AND SHALL MEET THE REQUIREMENTS OF THE EASTERN SHEET COMBINED WITH THE EXISTING CDC TO COVER THE ORIFICE DRAINAGE STRUCTURES AND ORIFICE SHOWN FOR EACH CONTROL STRUCTURE SHALL BE MAINTAINED.**

   **B.**
   - **OUTLET CONTROL STRUCTURE NOTES:**
     - Maintenance for Rain Gardens, Vegetated Drainage Swales, Riparian Buffers, Infiltration Basins, etc., shall be performed in accordance with the BMP maintenance specifications in the West Virginia Department of Environmental Protection’s West Virginia Stormwater Management and Design Guidance Manual.

   **C.**
   - **SUBDIVISION AND LAND DEVELOPMENT REGULATIONS:**
     - Included in the NPDES permit.

   **D.**
   - **PERIODIC INSPECTIONS:**
     - Conducted to satisfy compliance with the BMP’s maintenance specifications in the West Virginia Stormwater Management and Design Guidance Manual.

   **E.**
   - **WEST VIRGINIA DEPARTMENT OF ENVIRONMENTAL PROTECTION’S WEST VIRGINIA STORMWATER MANAGEMENT AND DESIGN GUIDANCE MANUAL**

   **F.**
   - **TYPICAL SIDE & FRONT VIEW OF SWM POND 1 OUTLET STRUCTURE:**
   - **TYPICAL SECTION THROUGH SWM POND DAM EMBANKMENT:**

   **G.**
   - **WATER SURFACE ELEVATIONS:**
   - **SURFACE WATER CONTROL:**
   - **Berm Height:**
   - **Bottom of Cut Off Trench:**

   **H.**
   - **PERIODIC INSPECTIONS:**
   - **WEST VIRGINIA DEPARTMENT OF ENVIRONMENTAL PROTECTION’S WEST VIRGINIA STORMWATER MANAGEMENT AND DESIGN GUIDANCE MANUAL**

   **I.**
   - **LANDSCAPING NOTE:**
   - **MAINTENANCE:**
   - **LANDSCAPING NOTE:**

   **J.**
   - **REVISIONS:**
   - **LANDSCAPING NOTE:**
   - **MAINTENANCE:**

   **K.**
   - **JEFFERSON COUNTY, WEST VIRGINIA STORMWATER MANAGEMENT FACILITIES MAINTENANCE REQUIREMENTS**

   **L.**
   - **OUTLET CONTROL STRUCTURE NOTES:**
   - **TYPICAL SIDE & FRONT VIEW OF SWM POND 1 OUTLET STRUCTURE:**

   **M.**
   - **WEST VIRGINIA DEPARTMENT OF ENVIRONMENTAL PROTECTION’S WEST VIRGINIA STORMWATER MANAGEMENT AND DESIGN GUIDANCE MANUAL**

   **N.**
   - **LANDSCAPING NOTE:**
   - **MAINTENANCE:**

   **O.**
   - **JEFFERSON COUNTY, WEST VIRGINIA STORMWATER MANAGEMENT FACILITIES MAINTENANCE REQUIREMENTS**

   **P.**
   - **OUTLET CONTROL STRUCTURE NOTES:**
   - **TYPICAL SIDE & FRONT VIEW OF SWM POND 1 OUTLET STRUCTURE:**

   **Q.**
   - **WEST VIRGINIA DEPARTMENT OF ENVIRONMENTAL PROTECTION’S WEST VIRGINIA STORMWATER MANAGEMENT AND DESIGN GUIDANCE MANUAL**

   **R.**
   - **LANDSCAPING NOTE:**
   - **MAINTENANCE:**

   **S.**
   - **JEFFERSON COUNTY, WEST VIRGINIA STORMWATER MANAGEMENT FACILITIES MAINTENANCE REQUIREMENTS**

   **T.**
   - **OUTLET CONTROL STRUCTURE NOTES:**
   - **TYPICAL SIDE & FRONT VIEW OF SWM POND 1 OUTLET STRUCTURE:**

   **U.**
   - **WEST VIRGINIA DEPARTMENT OF ENVIRONMENTAL PROTECTION’S WEST VIRGINIA STORMWATER MANAGEMENT AND DESIGN GUIDANCE MANUAL**

   **V.**
   - **LANDSCAPING NOTE:**
   - **MAINTENANCE:**

   **W.**
   - **JEFFERSON COUNTY, WEST VIRGINIA STORMWATER MANAGEMENT FACILITIES MAINTENANCE REQUIREMENTS**

   **X.**
   - **OUTLET CONTROL STRUCTURE NOTES:**
   - **TYPICAL SIDE & FRONT VIEW OF SWM POND 1 OUTLET STRUCTURE:**

   **Y.**
   - **WEST VIRGINIA DEPARTMENT OF ENVIRONMENTAL PROTECTION’S WEST VIRGINIA STORMWATER MANAGEMENT AND DESIGN GUIDANCE MANUAL**

   **Z.**
   - **LANDSCAPING NOTE:**
   - **MAINTENANCE:**
1. Rip-rap shall be Class I.
2. Use non-woven geotextile and protect from punching, cutting, or tearing. Repair any damage other than an occasional small hole by placing another piece of geotextile over the damaged part or by completely replacing the geotextile. Provide a minimum of one foot overlap for all repairs and for joining two pieces of geotextile.
3. Prepare the subgrade for the plunge pool to the required lines and grades. Compact any fill required in the subgrade to a density of approximately that of the surrounding undisturbed material.
4. Embed the geotextile a minimum of 4 inches and extend the geotextile a minimum of 6 inches beyond the edge of the scour hole.
5. Stone for the plunge pool may be placed by equipment. Construct to the full course thickness in one operation and in such a manner as to avoid displacement of underlying materials. Deliver and place the stone for the plunge pool in a manner that will ensure that it is reasonably homogeneous with the smaller stones and spalls filling the voids between the larger stones. Place stone for the plunge pool in a manner to prevent damage to the geotextile. Hand place to the extent necessary.
6. At the plunge pool outlet, place the stone so that it meets the existing grade.

CAST IN PLACE STORMWATER MANAGEMENT DRAINAGE STRUCTURE

STORMWATER MANAGEMENT SWM DETAILS

STORMWATER MANAGEMENT DETAILS TRASH RACK FOR SWM DRAINAGE STRUCTURES

MILTON'S LANDING PRELIMINARY PLAT

DIST 2, MAP 11, PARCEL 30.2 (DB 1271/PG 136)

JEFFERSON COUNTY, WEST VIRGINIA

STORMWATER MANAGEMENT DETAILS

3529-0101

SEPTEMBER 2021

1)  2021-10-07  PER WVDOH COMMENTS
2)  2021-11-12  PER JEFFERSON COUNTY COMMENTS
3)  2021-11-30  PER JEFFERSON COUNTY COMMENTS
4)  2021-12-17  PER JEFFERSON COUNTY COMMENTS
5)  2022-01-04 PER JEFFERSON COUNTY COMMENTS

WARNING: THIS DRAWING IS THE PROPERTY OF INTEGRITY FEDERAL SERVICES (IFS). NO REPRODUCTION OR USE OF THIS DRAWING IS ALLOWED IN PART OR IN WHOLE BY ANY PROCESS WITHOUT PRIOR WRITTEN AUTHORIZATION FROM INTEGRITY FEDERAL SERVICES (IFS)
14. FOR THIS PROJECT, THE APPLICANT WILL OBTAIN THE PRECIPITATION EVENT INFORMATION FROM A NOAA WEATHER STATION. THE NEAREST NOAA WEATHER STATION IS AS FOLLOWS:

WEATHER STATION NAME: KEARNEYSVILLE, WEST VIRGINIA
SITE ID: 46-4763
LATITUDE: 39.3568°
LONGITUDE: -77.8633°
ELEVATION: 571.25 FT.

FOR THIS PROJECT, THE APPLICANT WILL OBTAIN THE NEAREST NOAA WEATHER STATION IS AS FOLLOWS:

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ELEVATION: 571.25 FT.

FOR THIS PROJECT, THE APPLICANT WILL OBTAIN THE
Erosion and Sediment Control Narrative

1. Site Description:
The site is a undeveloped area located... (full description of site characteristics).

2. Erosion and Sediment Control Plan:
    a. The erosion and sediment control plan is designed to...
    b. The plan includes...

3. Sediment Control Measures:
    a. Sediment control measures include...
    b. Additional measures such as...

4. Stormwater Management:
    a. Stormwater management strategies...
    b. Drainage systems and conveyances...

5. Site Access:
    a. Site access management...
    b. Access control measures...

6. Erosion Control:
    a. Erosion control measures...
    b. Specific measures for... (details on erosion control measures for specific areas).

7. Sediment Control:
    a. Sediment control measures...
    b. Specific measures for... (details on sediment control measures for specific areas).

8. Vegetative Cover:
    a. Vegetative cover implementation...
    b. Specific cover requirements for... (details on vegetative cover requirements for specific areas).

9. Water Quality:
    a. Water quality objectives...
    b. Measures to protect water quality...

10. Site Maintenance:
    a. Maintenance schedule...
    b. Specific maintenance requirements for... (details on maintenance requirements for specific areas).

11. Monitoring:
    a. Monitoring plan...
    b. Specific monitoring requirements for... (details on monitoring requirements for specific areas).

12. Reporting:
    a. Report requirements...
    b. Specific reporting requirements for... (details on reporting requirements for specific areas).

13. Enforcement:
    a. Enforcement procedures...
    b. Specific enforcement requirements for... (details on enforcement requirements for specific areas).

14. Conclusion:
    a. Summary of the erosion and sediment control measures...
    b. Recommendations for future projects...

Note: The specific details for each section will depend on the actual contents of the original document.
NEW PLANS TO BE SUBMITTED AS A RESULT OF FIELD INSPECTION REVEALING THE APPROVED PLANS DO NOT PROVIDE ADEQUATE PROTECTION. MODIFICATIONS MAY BE NEEDED TO ENSURE THAT ALL EROSION AND SEDIMENT CONTROL MEASURES ARE PERFORMING AS DESIGNED. THE EROSION AND SEDIMENT CONTROL PLAN SHALL BE PROVIDED FOR THE BORROW PIT AND THE BORROW PIT AREA.

NO OFF-SITE SOURCE OF BORROW MATERIALS IS ANTICIPATED FOR THIS PROJECT. IN THE EVENT THAT AN OFF-SITE SOURCE OF BORROW MATERIALS IS USED, AN APPLICATION TO THE WVDOT'S OVER BACKGROUND TURBIDITY WHEN THE BACKGROUND IS 50 NTU'S OR LESS, OR HAVE MORE THAN A 10% INCREASE IN TURBIDITY (PLUS 10 NTU'S MINIMUM)

STANDARDS SPELLED OUT IN THE WATER RESOURCES BOARD LEGISLATIVE RULES ARE VIOLATED. SAID STANDARDS STATE THAT TURBIDITY SHALL NOT EXCEED 10 NTU'S OVER BACKGROUND TURBIDITY WHEN THE BACKGROUND IS 50 NTU'S OR LESS, OR HAVE MORE THAN A 10% INCREASE IN TURBIDITY (PLUS 10 NTU'S MINIMUM) FOR ALL PROJECTS ADJACENT TO OR WITHIN 500 FEET OF A CONTINUOUSLY FLOWING STREAM, NO GRADING, EXCAVATING, REMOVAL, OR DESTRUCTION OF TOPSOIL, STONE, TREES, OR OTHER VEGETATIVE COVER, OR CONSTRUCTION ACTIVITY SHALL RESULT IN POINT OR NON-POINT LOADING OF SUSPENDED MATTER SUCH THAT TURBIDITY LEVELS EXCEED 50 NTU'S OR 10% INCREASE IN TURBIDITY.

A) FOLLOWING INITIAL SOIL DISTURBANCE OR RE-DISTURBANCE, PERMANENT STABILIZATION SHALL BE COMPLETED WITHIN SEVEN (7) CALENDAR DAYS AFTER MEETING OF THE WVDEP.

PUBLIC NOTICE SIGN:

THE SIGN SHALL BE A MINIMUM OF TWO FEET BY TWO FEET AND BE AT LEAST THREE FEET ABOVE GROUND LEVEL; CLEARLY VISIBLE AND LEGIBLE FROM A PUBLIC ROADWAY WITHIN 100 FEET OF THE PROJECT. THE SIGN SHALL BE A MINIMUM 24" x 24" WITH 1.6" AND 0.8" LETTERS. THE APPLICANT'S NAME OR THE NAME OF THE CONTACT PERSON, A TELEPHONE NUMBER AND ADDRESS WHERE THE APPLICANT CAN BE REACHED; A STATEMENT THAT ANY PERSON MAY REVIEW THE APPLICATION BY USING PUBLIC QUERY FUNCTION OF THE ELECTRONIC SUBMISSION SYSTEM (ESS) LOCATED AT: www.ifs-ae.com; A BRIEF DESCRIPTION OF THE PROJECT; APPLICATION (THREE ACRES OR MORE) WITH THE DIVISION OF WATER AND WASTE MANAGEMENT (DWWM), ALL PROJECTS SHALL DISPLAY A SIGN FOR THE PROJECT ACTIVITIES ARE CURRENTLY BEING PERFORMED.

THE APPLICANT (DATE, NAME OF REGISTRANT OR CONTACT, PROJECT DESCRIPTION, AND PHONE) IN THE SIZE AND FORMAT SHOWN. HIGH CONTRAST COLORS MUST BE USED. THE APPLICANT SHALL AFFIX SUCH NUMBER TO THE SIGN OR TO THE POSTED NOTICE. IF IT IS NOT FEASIBLE TO DISPLAY A SIGN AT OR NEAR THE PROJECT, THE APPLICANT MAY POST, WITHIN 72 HOURS OF FILING THE APPLICATION NOTICE CONTAINING THE SIGN SHALL BE A MINIMUM 36" ABOVE GROUND LEVEL.


THE SIGN SHALL BE A MINIMUM 24" x 24" WITH 1.6" AND 0.8" LETTERS. THE APPLICANT'S NAME OR THE NAME OF THE CONTACT PERSON, A TELEPHONE NUMBER AND ADDRESS WHERE THE APPLICANT CAN BE REACHED; A STATEMENT THAT ANY PERSON MAY REVIEW THE APPLICATION BY USING PUBLIC QUERY FUNCTION OF THE ELECTRONIC SUBMISSION SYSTEM (ESS) LOCATED AT: www.ifs-ae.com; A BRIEF DESCRIPTION OF THE PROJECT; APPLICATION (THREE ACRES OR MORE) WITH THE DIVISION OF WATER AND WASTE MANAGEMENT (DWWM), ALL PROJECTS SHALL DISPLAY A SIGN FOR THE PROJECT ACTIVITIES ARE CURRENTLY BEING PERFORMED.

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