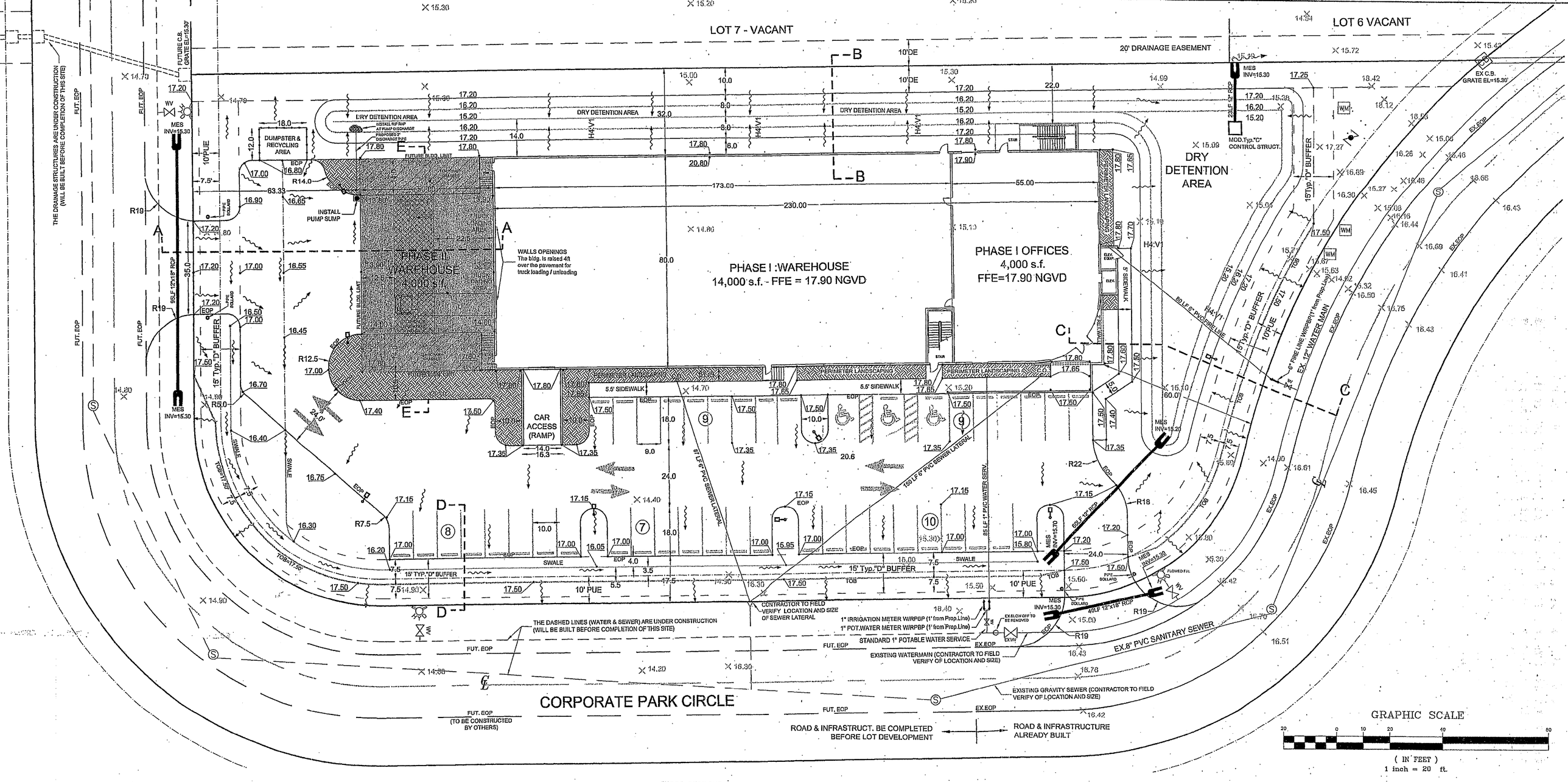
LOT 7 - VACANT
LOT 6 VACANT
20' DRAINAGE EASEMENT
THE DRAINAGE STRUCTURES ARE UNDER CONSTRUCTION (WILL BE BUILT BEFORE COMPLETION OF THIS SITE)
FUTURE C.B. GRATE EL=15.30'
MES INV=15.30
DRY DETENTION AREA
INSTALL RIP RAP AT PUMP DISCHARGE
PROPOSED 8" DISCHARGE PIPE
DUMPSTER & RECYCLING AREA
FUTURE BLDG. LIMIT
INSTALL PUMP SUMP
PHASE II WAREHOUSE 4,000 s.f.
WALLS OPENINGS The bldg. is raised 4ft over the pavement for truck loading / unloading
PHASE I :WAREHOUSE 14,000 s.f. - FFE = 17.90 NGVD
PHASE I OFFICES 4,000 s.f. FFE=17.90 NGVD
DRY DETENTION AREA
MOD.Typ."C" CONTROL STRUCT.
EX C.B. GRATE EL=15.30'
23LF 12" RCP
15'Typ."D" BUFFER
10'PUE
95LF 12"x18" RCP
80 LF 6" PVC FIRE LINE
6" FIRE LINE W/REDUCER(1' from Prop.Line)
EX. 12" WATER MAIN
5.5' SIDEWALK
PERIMETER LANDSCAPING
CAR ACCESS (RAMP)
SWALE
87 LF 6" PVC SEWER LATERAL
150 LF 6" PVC SEWER LATERAL
85 LF 1" PVC WATER SERV.
60LF 12" RCP
40LF 12"x18" RCP
FLOWED F.H.
PPE BOLLARD
CONTRACTOR TO FIELD VERIFY LOCATION AND SIZE OF SEWER LATERAL
THE DASHED LINES (WATER & SEWER) ARE UNDER CONSTRUCTION (WILL BE BUILT BEFORE COMPLETION OF THIS SITE)
1" IRRIGATION METER W/RPBP (1' from Prop.Line)
1" POT.WATER METER W/RPBP (1' from Prop.Line)
STANDARD 1" POTABLE WATER SERVICE
EXISTING WATERMAIN (CONTRACTOR TO FIELD VERIFY OF LOCATION AND SIZE)
EX.ELBOW OFF TO BE REMOVED
EX.8" PVC SANITARY SEWER
EXISTING GRAVITY SEWER (CONTRACTOR TO FIELD VERIFY OF LOCATION AND SIZE)
CORPORATE PARK CIRCLE
FUT. EOP (TO BE CONSTRUCTED BY OTHERS)
ROAD & INFRASTRUCT. BE COMPLETED BEFORE LOT DEVELOPMENT
ROAD & INFRASTRUCTURE ALREADY BUILT
GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.