

1

2

3

4

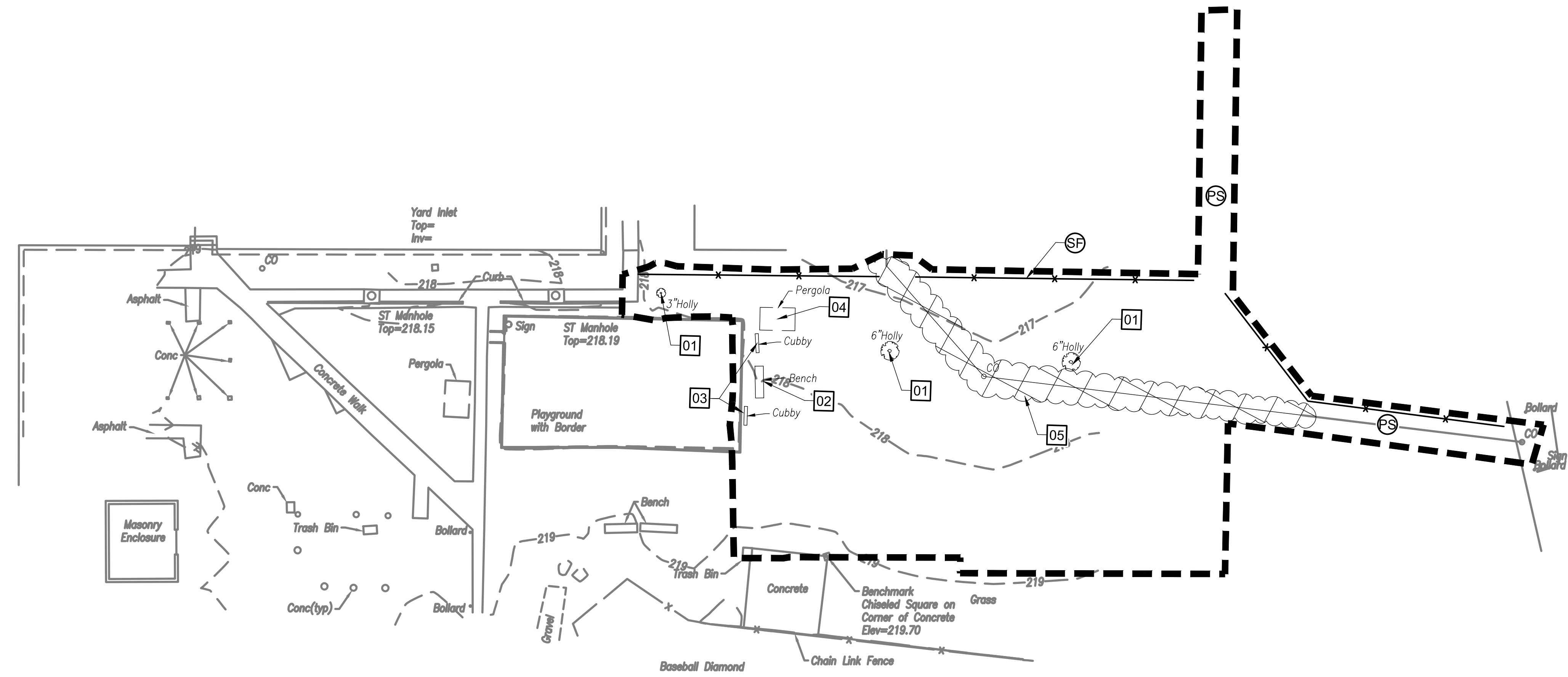
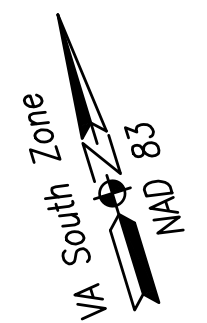
5

D

C

B

A



EXISTING CONDITIONS, DEMO & E&S PLAN

SCALE: 1" = 25'

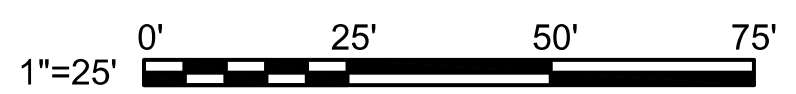
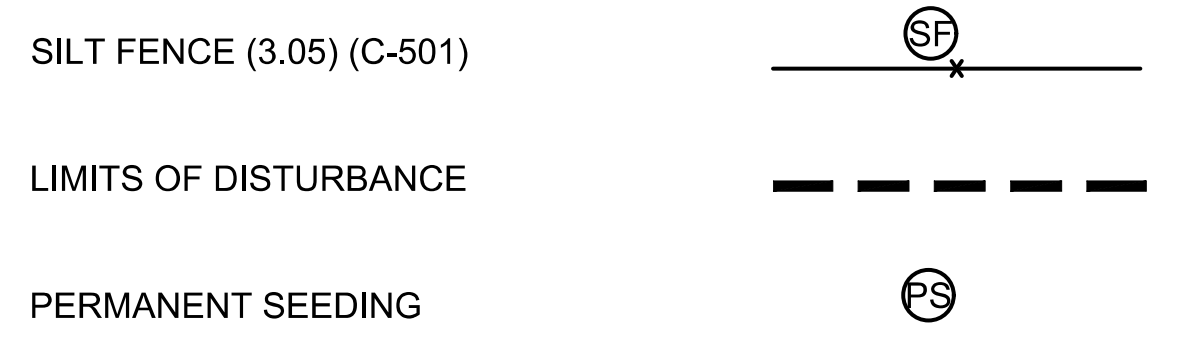
SEQUENCE OF CONSTRUCTION

1. THE CONTRACTOR SHALL ARRANGE AN ON-SITE PRE-CONSTRUCTION MEETING TWO WEEKS PRIOR TO CONSTRUCTION.
2. ATTEND PRE-CONSTRUCTION MEETING TO REVIEW PLANS AND PROCEDURES.
3. CLEAR MINIMUM NECESSARY TO INSTALL PERIMETER SILT FENCE.
4. PERFORM DEMOLITION AS SHOWN.
5. INSTALL ELECTRICAL LINES, WATERLINE AND SANITARY LINE TO EXTENT POSSIBLE WITHOUT REMOVING SILT FENCE. THESE SHALL NOT BE REMOVED UNTIL REMAINDER OF SITE IS STABILIZED.
6. PROPOSED CONNECTION TIME IS DURING THE SUMMER, BUT IF DONE DURING SCHOOL YEAR MINIMIZE THE SEWER OUTAGE TO THE EXISTING BUILDING BY MAKING PLANNED CONNECTIONS IN ONE DAY.
7. ONCE THE SITE IS STABILIZED, THE ENVIRONMENTAL INSPECTOR WILL DECIDE IF EROSION AND SEDIMENT CONTROL MEASURES CAN BE REMOVED.
8. INSTALL TRAILER, SIDEWALK, RAMPS AND MAKE UTILITY CONNECTIONS.
9. CALL FOR INSPECTION BY OWNER AND ENGINEER FOR FINAL ACCEPTANCE OF WORK.

DEMOLITION NOTES

- 01 REMOVE EXISTING TREE
- 02 REMOVE EXISTING BENCH
- 03 REMOVE EXISTING CUBBY
- 04 REMOVE EXISTING PERGOLA
- 05 REMOVE EXISTING SEWER (SEE LIMITS ON LAYOUT)

E&S NOTES



CLIENT	RVA
DRAWN	JDP
DESIGN	JDP
APPROVED	HJB
O.C. REVIEW	RGB
DATE	DATE
24-0311	06/20/24
SCALE	SCALE
REVISIONS	DATE
NO.	

BROCKENBROUGH
A Stratus team company

1011 Boulder Springs Drive, Suite 200 | Richmond, VA 23225
804.592.3900 main | 804.592.3901 fax
www.brockenbrough.com

EXISTING CONDITIONS, DEMO, AND E&S PLAN

MEGA TRAILER - REID

RICHMOND VIRGINIA

COMMONWEALTH OF VIRGINIA

Jonathan Pickral

JONATHAN PICKRAL
Lic. No. 038856

6-26-2024

PROFESSIONAL ENGINEER

SHEET 2 OF 28

C-101

FILE NAME: G:\24_Jobs\24-0311 Mega Trailer - Reid Elementary\CADC\101 EXISTING CONDITIONS DEMO AND E&S PLAN.dwg LAYOUT NAME: C-101 EXISTING CONDITIONS DEMO AND E&S PLAN PLOTTED: Wednesday, June 26, 2024 - 10:41am USER: jpickral

GENERAL NOTES

1. ALL RAMPS SHALL BE BUILT TO FULL ADA COMPLIANCE. SEE RAMP DETAIL SHEETS.
2. SEE ELECTRICAL SHEETS FOR ELECTRICAL WORK.
3. SEE MEGA TRAILER SHEETS FOR TRAILER DETAILS.
4. SEWER LINE TO BE TIED IN TO PLUMBING OR CAP SEWER LINE UNTIL PLUMBING IS DONE. SEWER TIE IN WILL BE ON PRIVATE LINE.
5. WATERLINE TO BE TIED IN TO PLUMBING OR CAP WATERLINE UNTIL PLUMBING IS DONE. WATERLINE TIE IN WILL BE ON PRIVATE SIDE OF METER.
6. NO CONNECTION WILL BE MADE TO PUBLIC WATER OR SEWER. ALL CONNECTIONS TO THE PRIVATE SIDE.
7. THE TRAILER WILL BE PLACED AS INDICATED BY RICHMOND CITY PUBLIC SCHOOLS
8. THE UTILITIES WILL CONNECT TO EXISTING WATER AND SEWER ON SITE PER RICHMOND CITY UTILITY STANDARDS. ALL CONNECTIONS WILL BE MADE WHEN THE EXISTING TRAILER IS NOT IN USE TO MINIMIZE UTILITY DISRUPTION.

LAYOUT NOTES ##

- 01 SECTION - CONCRETE (C-501)
- 02 PIPE BEDDING (C-501)
- 03 PRIVATE CLEAN OUT DETAIL (C-501)

CLIENT	RVA
DRAWN	JDP
DESIGN	JDP
APPROVED	JDP
O.C. REVIEW	HJB
DATE	06/20/24
SCALE	AS NOTED
REVISIONS	DATE
NO.	

BROCKENBROUGH
A Stratus Team Company

1011 Boulder Springs Drive, Suite 200 | Richmond, VA 23225
804.592.3900 main | 804.592.3901 fax
www.brockenbrough.com

LAYOUT PLAN

MEGA TRAILER - REID

RICHMOND VIRGINIA

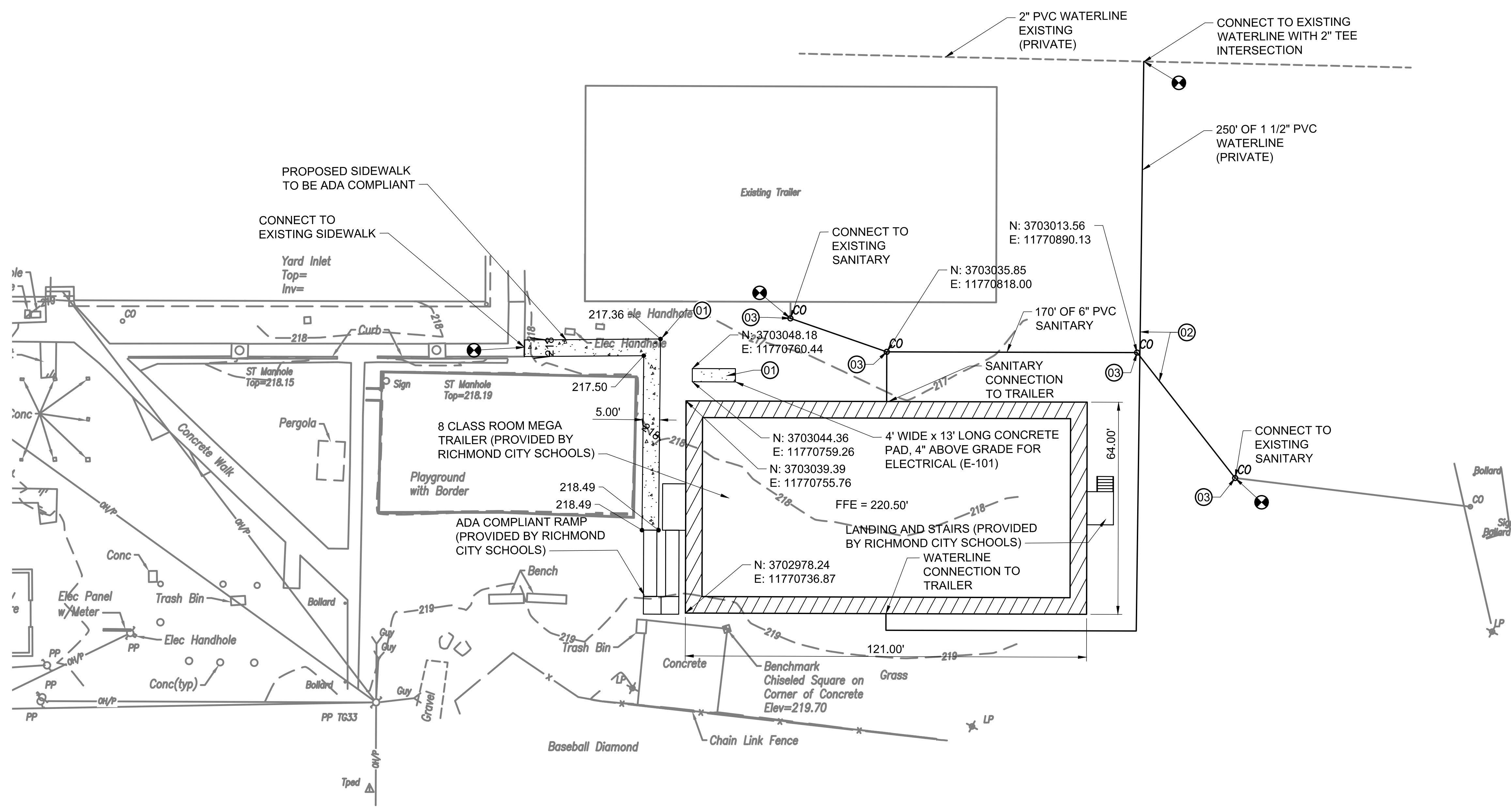
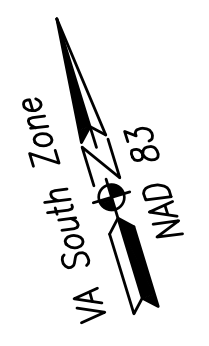
COMMONWEALTH OF VIRGINIA

Jonathan Pickral

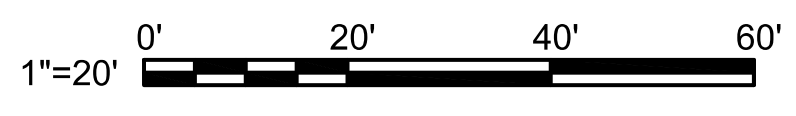
JONATHAN PICKRAL
Lic. No. 038856

6-26-2024

PROFESSIONAL ENGINEER



LAYOUT PLAN
SCALE: 1" = 20'



FILE NAME: G:\24-Jobs\24-0311 Mega Trailer - Reid Elementary\CADC\C-102 LAYOUT PLAN.dwg LAYOUT NAME: C-102 LAYOUT PLAN PLOTTED: Wednesday, June 26, 2024 - 10:41am USER: jpickral