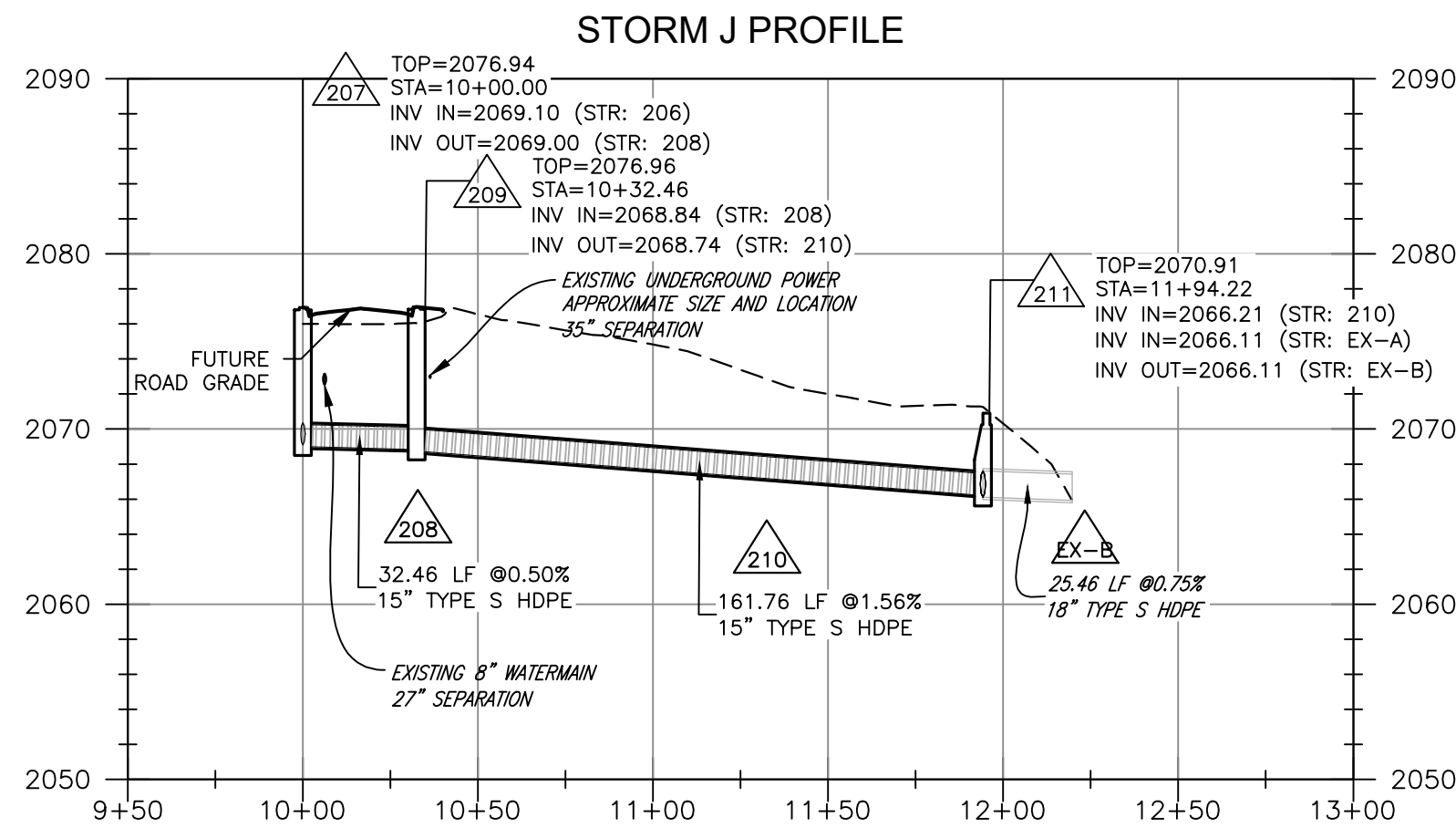
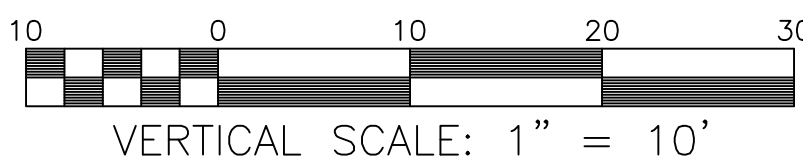


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**LEGEND**

--- EXISTING GRADE  
— PROPOSED GRADE



**STANDARD GRADING NOTES**

1. CONTRACTOR TO ENSURE POSITIVE DRAINAGE AWAY FROM ALL STRUCTURES.
2. FINISH LAWN AREAS TO WITHIN ONE INCH ABOVE OR BELOW REQUIRED SUBGRADE ELEVATIONS. SHAPE SURFACE UNDER WALKS AND PAVEMENTS TO LINE, GRADE, AND CROSS SECTION, WITH NOT MORE THAN 1/2" ABOVE OR BELOW REQUIRED SUBGRADE ELEVATION.
3. SPREAD TOPSOIL TO A UNIFORM COMPACTED DEPTH OF 2" ON 3:1 OR STEEPER SLOPES AND 4" OVER ALL OTHER DISTURBED AREAS NOT RECEIVING WALKS, PAVEMENT, WALLS OR BUILDING, INCLUDING TRENCHES (SEE TABLE 3.30-A). CARE SHALL BE TAKEN TO ENSURE PROPER BONDING AND NOT TO APPLY TOPSOIL TO SUBSOIL IF THE TWO SOILS HAVE CONTRASTING TEXTURES (CLAYEY VS. SANDY). IMMEDIATELY FOLLOWING PLACEMENT OF TOPSOIL, DISK THE ENTIRE TOPSOILED AREA AND RAKE FREE OF STONES AND DEBRIS OVER 1/2" IN ANY DIMENSION. PROVIDE A FINISHED SURFACE FREE OF DEPRESSIONS OR HIGH SPOTS. SEED IMMEDIATELY.
4. MINIMUM COVER OVER COLLECTION PIPES SHALL CONFORM TO MANUFACTURER'S STANDARD.

NOTE:  
ALL BERKLEY ROAD AND FARMVIEW ROAD EXTENSION ROAD ITEMS (PAVEMENT, CURB, AND ASSOCIATED STORM SEWER, SANITARY SEWER, AND WATER MAINS) ARE PROPOSED IN "THE VERGE APARTMENTS" PLANS - B&A JOB #24240020, TOC PN 02285. IF DESIRED, THESE ITEMS MAY BE CONSTRUCTED AS PART OF THIS PLAN, PROVIDED ALL NECESSARY PERMITS HAVE BEEN OBTAINED. THE CONTRACTOR FOR THIS PLAN SHALL COORDINATE WITH THE DEVELOPER AND CONTRACTOR FOR "THE VERGE APARTMENTS" AS WELL AS THE TOWN OF CHRISTIANBURG PRIOR TO STARTING THIS WORK.

NOTE: UNDERGROUND UTILITY LINES SHALL BE INSTALLED IN ACCORDANCE WITH MINIMUM STANDARD 16. SEE SHEET C12.

**FARMVIEW ROAD MASS GRADING PLAN**

**GRADING PLAN**

DRAWN BY: SJW  
DESIGNED BY: SJW  
CHECKED BY: GLM  
DATE: 7/23/2024  
SCALE: 1"=50'  
REVISIONS:  
1. 9/17/2024  
2. 10/9/2024  
3. 10/14/2025

PROJECT NO. 24230119.00

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10/14/2025  
PROFESSIONAL ENGINEER

**C5**