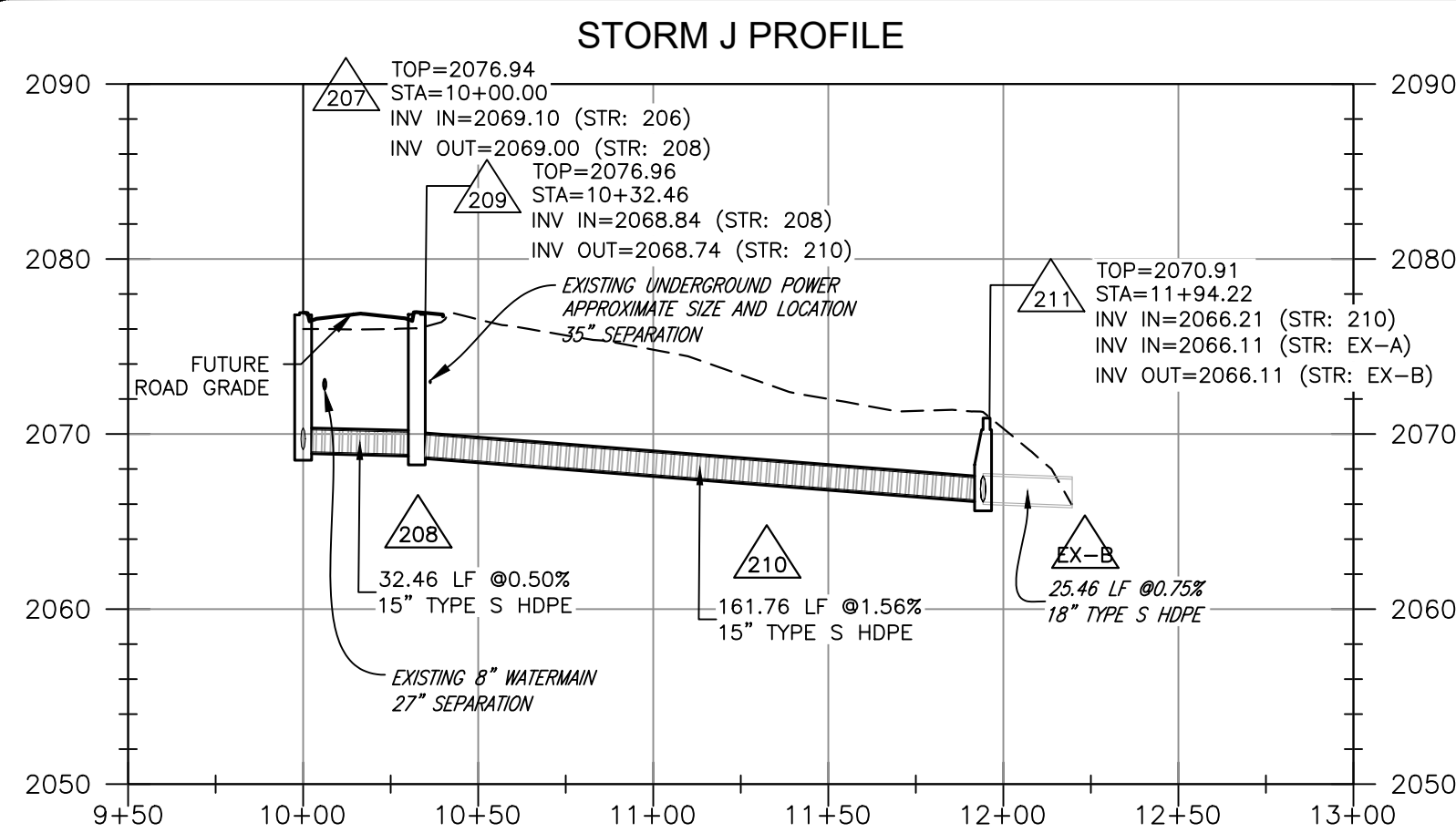
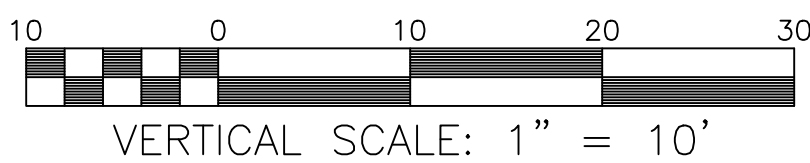


N:\JAL\Projects\24230119\WOODY - FARMVIEW RD MASS GRADING PLAN\CONSTRUCTION\DWG\24230119 CONSTRUCTION.dwg PLOTTED: 11/01/2025 4:16:12 PM



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 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.



BALZER & ASSOCIATES
PLANNERS / ARCHITECTS
ENGINEERS / SURVEYORS

Roanoke / Richmond
New River Valley
Shenandoah Valley
www.balzer.cc
80 College Street
Suite H
Christiansburg, VA 24073
540.381.4290



FARMVIEW ROAD MASS GRADING PLAN

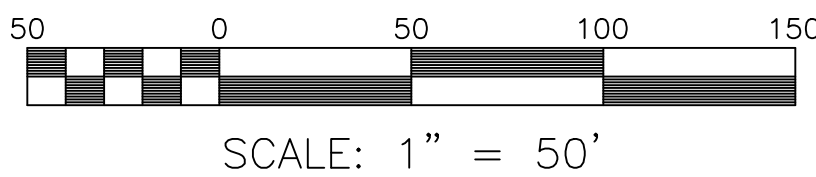
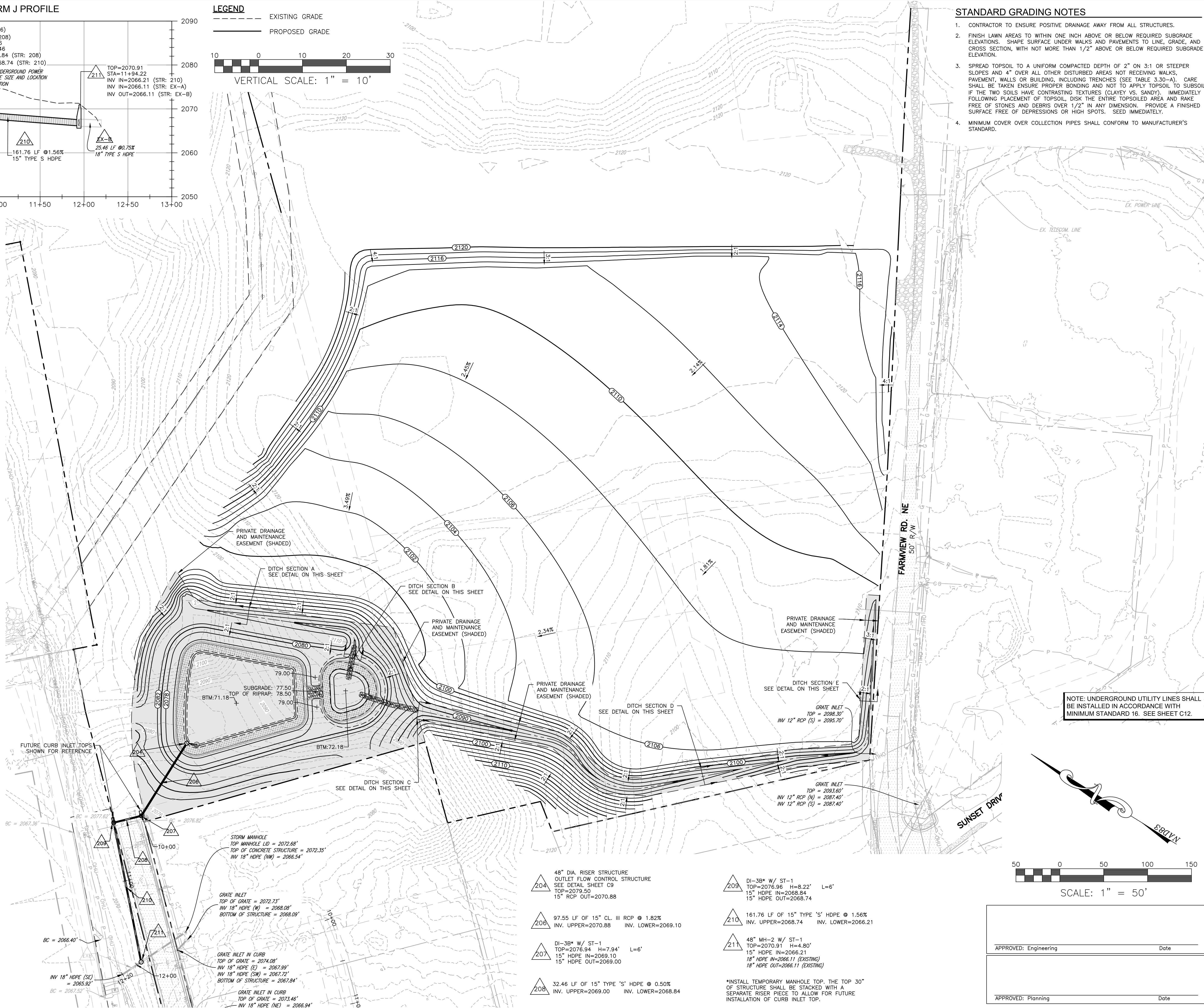
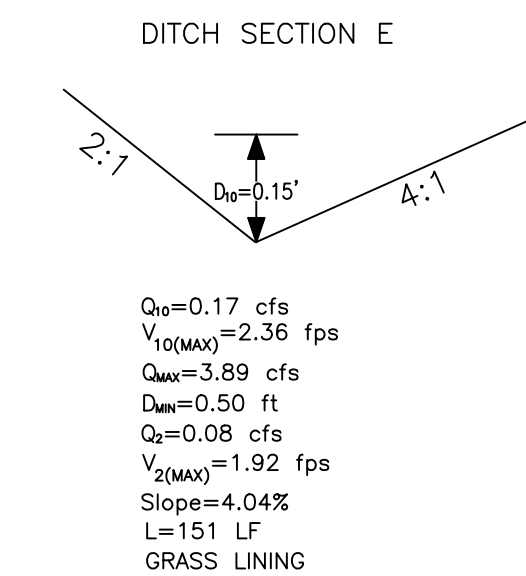
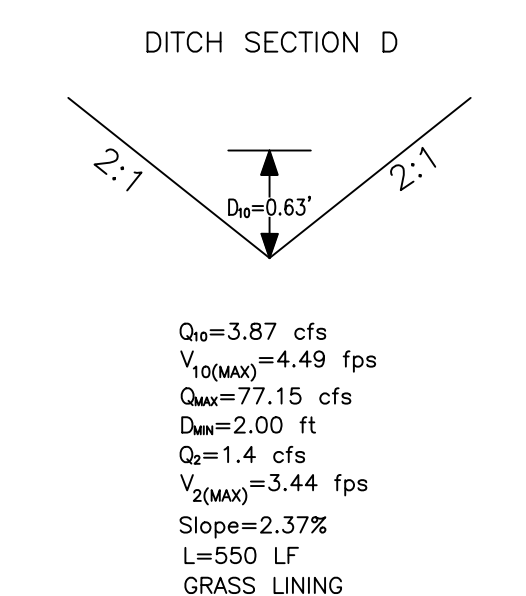
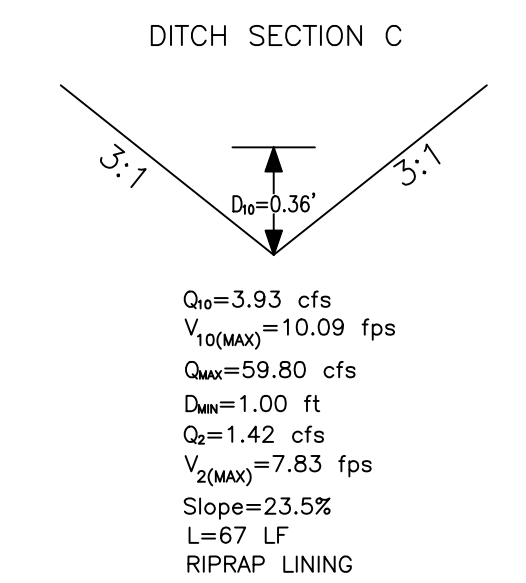
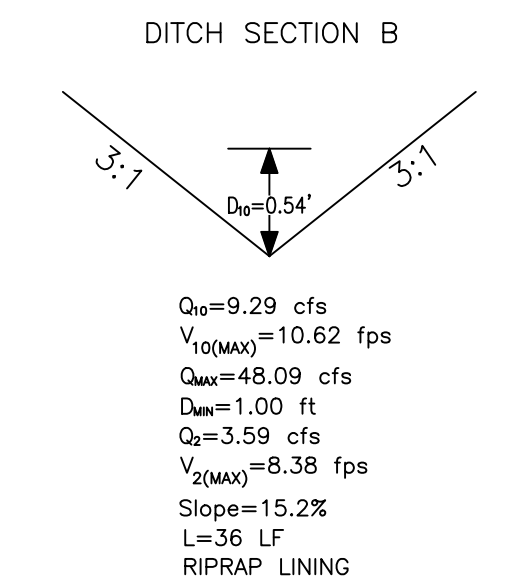
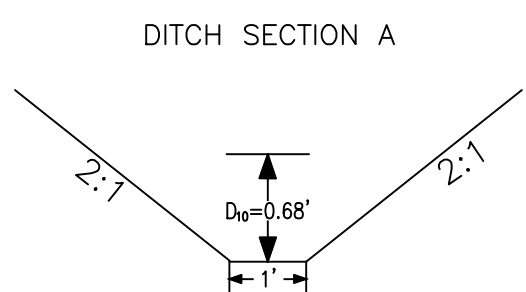
GRADING PLAN

SHAMSVILLE MAGISTERIAL DISTRICT
TOWN OF CHRISTIANBURG, VIRGINIA

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
4. 11/18/2025

PROJECT NO. 24230119.00

C5



APPROVED: Engineering	Date
APPROVED: Planning	Date