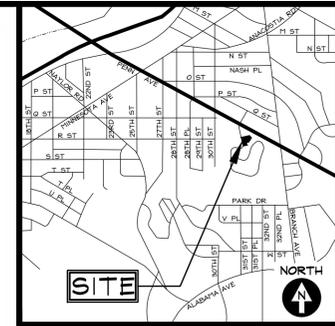


GENERAL NOTES

SEE BUILDING PERMIT SITE, DC WATER, GRADING, AND STORMWATER MANAGEMENT RELATED NOTES ON SHEETS CIV001 AND CIV002.

PROGRESS SET DECEMBER 31, 2019

NOT FOR CONSTRUCTION OR PERMIT SUBMITTAL



VICINITY MAP
ADC MAP 5649, GRID F-2
SCALE: 1" = 2000'



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**LOTS 0076 AND 0077
SQUARE 5663
HILLCREST**

**1706 + 1708
31ST STREET, SE**

S.E. WASHINGTON,
DISTRICT OF COLUMBIA

PERMEABLE PAVEMENT
SEE DETAILS, SHEET CIV402
107 SQUARE FEET TOTAL (DRIVEWAY AREA)
6" STONE RESERVOIR BASE, ENHANCED DESIGN

ACO K300 TRENCH DRAIN
SEE DETAILS, SHEET CIV201
(TOP: 88.5; BOT: 87.5; INV. OUT: 86.0)

PERMEABLE PAVEMENT
SEE DETAILS, SHEET CIV204
43 SQUARE FEET TOTAL (DRIVEWAY AREA)
6" STONE RESERVOIR BASE, ENHANCED DESIGN

PROPOSED 3-STORY HOUSE W/ CELLAR
1706 31ST STREET SE
2F: 220.5; FF: 207.7;
LL-MEZZ: 197.8; LL-G: 189.0

LOT 76
SQUARE 5663
7,057 SF

LOT 77
SQUARE 5663
7,501 SF

PROPOSED 3-STORY HOUSE W/ CELLAR
1708 31ST STREET SE
2F: 225.9; FF: 215.4;
LL-MEZZ: 206.2; LL-G: 199.8

31ST STREET, SE
(70'-WIDE)

PERMEABLE PAVEMENT
SEE DETAILS, SHEET CIV402
91 SQUARE FEET TOTAL (DRIVEWAY AREA)
6" STONE RESERVOIR BASE, ENHANCED DESIGN

TREE PLANTING
SEE DETAILS, SHEET CIV403
PUBLIC SPACE, 2 TREE(S) PLANTED

LEGEND

PROPOSED FEATURES	
— PROP. DOM./FIRE	PROP. WATER CONNECTION
— PROP. SAN.	PROP. SEWER CONNECTION
— PROP. GAS	PROP. GAS CONNECTION
— PROP. ELEC.	PROP. ELECTRIC CONNECTION
00	PROP. CONTOUR WITH ELEVATION
0000	PROP. SPOT ELEVATION
(05) 0	PROP. RETAINING WALL
— (05) 0	PROP. DOWNSPOUT
— (05) 0	PROP. 4" PVC
— (05) 0	PROP. 6" PVC
— (05) 0	PROP. 8" PVC
— (05) 0	PROP. 10" PVC
— (05) 0	PROP. SURFACE DRAINAGE FLOWPATH
— (05) 0	LIMITS OF DISTURBANCE
— (05) 0	PROP. DRIVEWAY
— (05) 0	PROP. PERMEABLE PAVEMENT (STANDARD DESIGN)
— (05) 0	PROP. PATIO/TERRACE

UTILITY INFORMATION

EXISTING UNDERGROUND UTILITY LOCATIONS ARE APPROXIMATE AND MUST BE FIELD VERIFIED. UTILITY LOCATIONS ARE BASED UPON AVAILABLE RECORDS AND ARE SHOWN TO THE BEST OF OUR ABILITY.

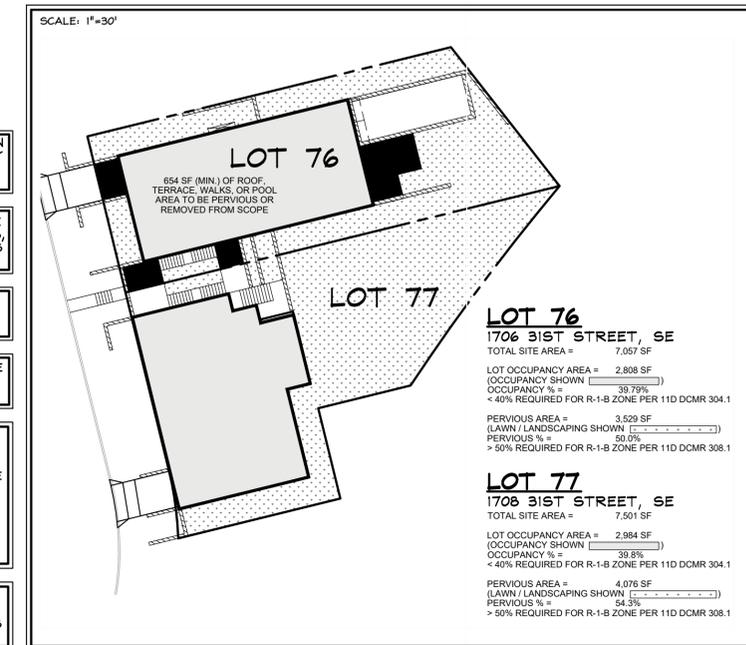
MISS UTILITY
FOR LOCATION OF UTILITIES, CALL "MISS UTILITY" AT 1-800-257-7777, OR LOG ON TO WWW.MISSUTILITY.NET/ATC 48 HOURS IN ADVANCE OF ANY WORK IN THIS VICINITY. THE EXCAVATOR MUST NOTIFY ALL PUBLIC UTILITY COMPANIES WITH UNDERGROUND FACILITIES IN THE AREA OF PROPOSED EXCAVATION AND HAVE THOSE FACILITIES LOCATED BY THE UTILITY COMPANIES PRIOR TO COMMENCING EXCAVATION. THE EXCAVATOR IS RESPONSIBLE FOR COMPLIANCE WITH ALL JURISDICTIONAL REQUIREMENTS.

PROPOSED WATER METER TO BE INSTALLED AS PER DC WATER DETAILS W-80.01 AND W-95.02

TOP, INVERT, PROFILE, AND SPOT ELEVATIONS HAVE BEEN SHORTENED TO DROP THE LEADING HUNDRED DENOTATION FOR SIMPLICITY.

A SEPARATE DDOT TREE REMOVAL PERMIT IS REQUIRED FOR PUBLIC SPACE TREES AND FOR TREES GREATER THAN 44" CBH (14" DBH).

PERVIOUS AREA AND LOT OCCUPANCY CALCULATIONS FOR COMPLIANCE WITH II DCMR (R-1-B ZONE)



PUBLIC SPACE RESTORATION TO BE DONE AS NECESSARY PER DDOT PERMIT OR APPLICABLE DETAILS.

FOR MORE INFORMATION, SEE ADDITIONAL PROFILES, NOTES, COMPUTATIONS, AND DETAILS ON CIV200-SERIES SHEETS.

CONTRACTOR TO COORDINATE ABANDONMENT OF ALL EXISTING UTILITIES AS NECESSARY.

GAS CONNECTIONS AND METERS TO BE INSTALLED BY WASHINGTON GAS, SUBJECT TO FIELD MODIFICATION.

CONTRACTOR TO PROTECT TREES (BRANCHES, TRUNK, ROOTS) ON NEIGHBORING LOTS THAT OVERLAP THE L.O.D. AND HERITAGE TREES ON SITE. COORDINATE WITH DDOT UFA WARD & ARBORIST AS APPLICABLE. CONTRACTOR TO USE A TRENCHLESS SILT FENCE METHOD AND TO HORIZONTALLY BORE OR AIR SPADE EXCAVATE FOR UTILITIES WITHIN THE CANOPY OF ANY TREE TO BE PRESERVED (INCLUDING PROTECTING TREES ON ADJACENT PROPERTIES). COORDINATE WITH DDOT WARD & ARBORIST AS APPLICABLE. THE DDOT WARD & LEAD ARBORIST IS JAMES BIDDLE, james.biddle@dc.gov; (202) 373-8487.

DC WATER WET UTILITY MATERIAL SCHEDULE:
WATER CONNECTIONS (2" AND SMALLER): TYPE K COPPER
WATER CONNECTIONS (3" AND LARGER): CLASS 56 DUCTILE IRON W/ MECH. JOINTS
SANITARY/STORM SEWER CONNECTIONS: SCHEDULE 40 PVC