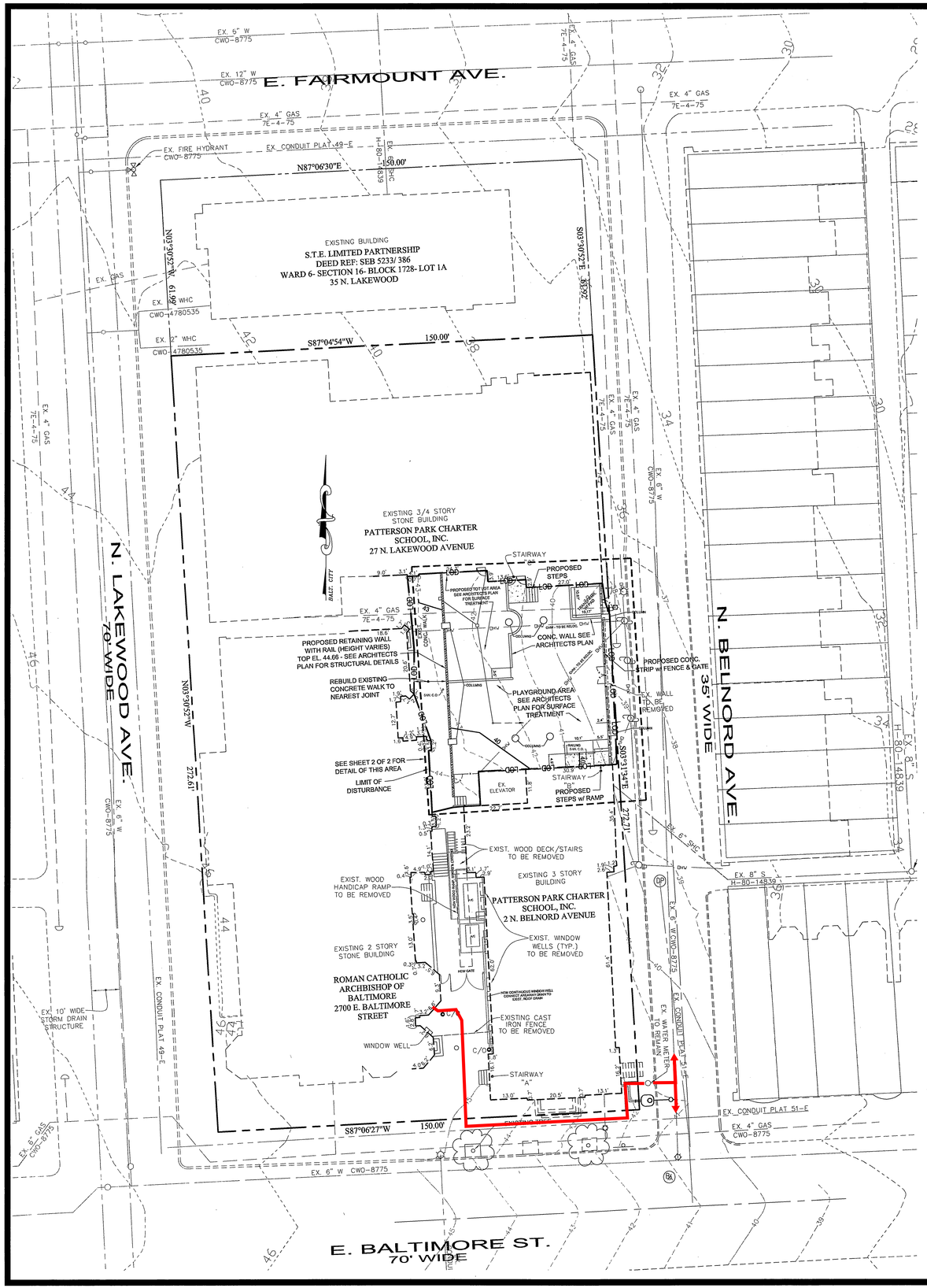


BENCHMARK DATA

COORDINATE AND BEARINGS SHOWN ON THIS PLAT ARE REFERED TO THE BALTIMORE CITY COORDINATE SYSTEM AND ARE BASED ON THE FOLLOWING:

STATION	NORTHING	EASTING	ELEVATION
BALT. CITY 27512	-2023.453	9950.718	
BALT. CITY 27181	-2406.897	9698.694	
BALT. CITY BM 8837			68.43

LEGEND

EXISTING PROPERTY LINE
EXISTING CONTOURS — 102 —
EXISTING CURB & GUTTER
EXISTING SANITARY
EXISTING WATER
EXISTING STORM DRAIN
EXISTING GAS
EXISTING SPOT ELEVATION +102.93
EXISTING OVERHEAD WIRES DRV 43 DRV
PROPOSED CONTOURS
PROPOSED RET. WALL
PROPOSED SPOT ELEVATION 39.47+

SITE NOTES:

1) OWNER:
ROMAN CATHOLIC ARCHBISHOP OF BALTIMORE
2639 E. BALTIMORE ST.
BALTIMORE, MD. 21224
DDED REF.: FMC 7698/ 195

APPLICANT:
PATTERSON PARK PUBLIC CHARTER SCHOOL, INC.
27 N. LAKEWOOD AVENUE
BALTIMORE, MD. 21224

2) ZONING: R-8

3) SITE IS NOT IN THE CHESAPEAKE BAY CRITICAL AREA OR A 100-YEAR FLOODPLAIN.

5)CONTACT PERSON:
ROBERT S ROSENFELT, P.E.
COLBERT MATZ ROSENFELT, INC.
2835 SMITH AVENUE, SUITE G
BALTIMORE, MD 21209
(410) 653-3838

6) EXISTING TOPOGRAPHIC INFORMATION SHOWN HEREON IS A COMPILATION OF A FIELD RUN SURVEY PREPARED BY COLBERT MATZ ROSENFELT, INC. DATED 05/09/08 AND AVAILABLE INFORMATION. ALL ADDITIONAL EXISTING TOPOGRAPHIC INFORMATION SHOWN IS A COMPILATION OF BALTIMORE CITY GIS, PUBLIC RECORD INFORMATION, SURVEYS AND PLANS BY OTHERS AND DOES NOT REPRESENT A FIELD RUN SURVEY. BOUNDARY INFORMATION SHOWN HEREON IS TAKEN FROM A PLAT RECORDED AMONG THE LAND RECORDS OF BALTIMORE CITY, MARYLAND IN PLAT BOOK S.E.B. NO. 3468 AND DOES NOT REPRESENT A BOUNDARY SURVEY.

7) THIS DEVELOPMENT IS EXEMPT FROM THE REQUIREMENTS OF STORMWATER MANAGEMENT.

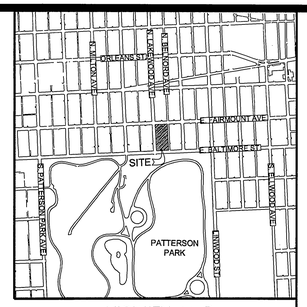
8) THIS DEVELOPMENT IS EXEMPT FROM THE REQUIREMENTS OF FOREST CONSERVATION.

9) EARTHWORK TABULATION:
TOTAL CUTS: 300 CY±
TOTAL FILLS: 0 CY

THESE QUANTITIES ARE FOR ESTIMATING PURPOSES ONLY. THE CONTRACTOR MUST VERIFY TO HIS OWN SATISFACTION.

10) SEE DEVELOPER'S AGREEMENT PLAN NO. 1115 FOR WATER METER IMPROVEMENTS. ADDRESS FOR WATER METER IS 2 N. BELNORD AVENUE.

11) TOTAL DISTURBED AREA = 4,850 SQ. FT.± OR 0.11 AC.±



VICINITY MAP
SCALE: 1"=1000'

GENERAL NOTES

1. UTILITIES AND OTHER OBSTRUCTIONS AS SHOWN HEREON HAVE BEEN LOCATED BY ACTUAL FIELD MEASUREMENTS, SUPPLEMENTED BY INFORMATION OBTAINED FROM VARIOUS AGENCIES INVOLVED. HOWEVER, WE DO NOT GUARANTEE THE ACCURACY NOR THE COMPLETENESS OF THE INFORMATION RECEIVED. THE CONTRACTOR MUST VERIFY ALL SUCH INFORMATION TO HIS OWN SATISFACTION AND MUST NOTIFY THE UTILITY COMPANIES INVOLVED PRIOR TO THE START OF CONSTRUCTION.
2. LOCATION OF INDIVIDUAL ELECTRIC, TELEPHONE, GAS, WATER, AND SANITARY SEWER SERVICE CONNECTIONS AS SHOWN HEREON ARE UNCERTAIN. THE LOCATION OF SAID CONNECTIONS HAVE BEEN FIELD LOCATED WHERE POSSIBLE, BUT IN CASES WHERE THE LINES HAVE BEEN CONSTRUCTED AND PAVED OVER, THE CONNECTIONS SHOWN ARE BASED ON PROPOSED SITE PLANS OR AN ESTIMATION OF POSSIBLE LOCATION. SHOULD EXCAVATION BECOME NECESSARY FOR MAINTENANCE OR REPAIR OF THESE LINES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO ACCURATELY DETERMINE THE LOCATION OF THESE LINES BEFORE COMMENCING WORK.
3. THE EARTHWORK QUANTITIES SHOWN HEREON (CUT & FILL) ARE ESTIMATES ONLY. THE CONTRACTOR MUST VERIFY ALL QUANTITIES AND RELATED INFORMATION TO HIS OWN SATISFACTION.
4. CONTRACTOR SHALL CONFORM TO ALL GRADES AND DIMENSIONS SHOWN WITHIN A TOLERANCE OF 0.1 FOOT.
5. PLACEMENT OF ALL FILL MATERIAL SHALL BE IN 8" THICK LOOSE COURSES AND COMPACTED. COMPACTION UNDER ROADWAY SURFACE TO BE TO 90% DENSITY AS DETERMINED BT ASTM D-1557 (MODIFIED PROCTOR). ANY FILL WITHIN BUILDING AREAS IS TO BE COMPACTED TO A MINIMUM OF 95% DENSITY AS DETERMINED BY ASTM D-1557 (MODIFIED PROCTOR). THIS IS TO BE CONFIRMED BY THE SOILS REPORT.

CONSTRUCTION NOTES

1. ALL WORK SHOWN ON THESE PLANS SHALL BE COMPLETED IN ACCORDANCE WITH THE LATEST STANDARDS AND SPECIFICATIONS OF THE BALTIMORE COUNTY DEPARTMENT OF PUBLIC WORKS AND OF THE MARYLAND STATE HIGHWAY ADMINISTRATION.
2. IT SHALL BE DISTINCTLY UNDERSTOOD THAT FAILURE TO MENTION SPECIFICALLY ANY WORK WHICH WOULD NORMALLY BE REQUIRED TO COMPLETE THIS PROJECT SHALL NOT RELIEVE THE CONTRACTOR OF THE RESPONSIBILITY TO PERFORM SUCH WORK. THE COST OF SUCH WORK SHALL BE INCLUDED IN THE BASE BID.
3. THE CONTRACTOR SHALL NOTE THAT IN CASE OF DISCREPANCY BETWEEN ANY SCALED DIMENSIONS AND THE FIGURED DIMENSIONS SHOWN ON THESE PLANS, THE FIGURED DIMENSIONS SHALL GOVERN.
4. CONTRACTOR SHALL MEET ALL EXISTING IMPROVEMENTS SMOOTHLY FOR LINE, GRADE AND FINISH.
5. CONTRACTOR SHALL PROTECT ALL EXISTING IMPROVEMENTS NOT SCHEDULED FOR REMOVAL OR DEMOLITION. COST OF REPAIR TO EXISTING IMPROVEMENTS SHALL BE INCLUDED IN THE BASE BID.
6. CONTRACTOR SHALL NOTIFY BG&E FOR POLE BRACINGS 30 DAYS PRIOR TO BEGINNING CONSTRUCTION.
7. CONTRACTOR TO MAINTAIN STREETS. CLEAN AT ALL TIMES AND SWEEP PERIODICALLY AT INSPECTORS REQUEST.
8. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO NOTIFY COLBERT MATZ ROSENFELT, INC. OF ANY DEVIATION FROM THIS PLAN PRIOR TO ANY CHANGE BEING MADE. ANY DEVIATION FROM THIS PLAN WITHOUT WRITTEN AUTHORIZATION FROM COLBERT MATZ ROSENFELT, INC. WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.

UTILITIES

1. UTILITIES SHOWN ON THESE PLANS ARE FOR THE CONVENIENCE OF THE CONTRACTOR AND DO NOT REPRESENT TESTED LOCATIONS. THE EXACT LOCATION OF UNDERGROUND UTILITIES IS UNKNOWN. CONTRACTOR WILL NOTIFY MISS UTILITY AT 1-800-257-7777 AT LEAST FIVE (5) WORKING DAYS PRIOR TO STARTING ANY WORK. CONTRACTOR WILL VERIFY LOCATION OF ALL UTILITIES TO HIS OWN SATISFACTION PRIOR TO STARTING ANY WORK SHOWN ON THESE PLANS. ANY DISCREPENCY BETWEEN THE EXISTING UTILITIES SHOWN ON THESE PLANS AND THE ACTUAL FIELD CONDITIONS, INCLUDING THE DISCOVERY OF UTILITIES NOT SHOWN ON THESE PLANS, WILL BE REPORTED IMMEDIATELY TO COLBERT MATZ ROSENFELT, INC. AND THE OWNER OF THE UTILITY. NO FURTHER CONSTRUCTION WILL BE DONE IN THE AREA OF ANY DISCREPENCY WITHOUT AUTHORIZATION FROM THE OWNER OF THE UTILITY.

NOTE:
THIS PLAN TO BE USED FOR THE PROPOSED GRADING OF THE PLAYGROUND AREA ONLY.

SITE PLAN TO ACCOMPANY BUILDING PERMIT and OVERALL GRADING PLAN – PLAYGROUND

PATTERSON PARK CHARTER SCHOOL

2700 EAST BALTIMORE STREET
Ward – 06 Section – 16 Block – 1728 Lot – 001
BALTIMORE CITY, MARYLAND

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

— = Existing domestic water line

Got an average depth reading of 4'0" below existing sidewalk (ranged from 3'6" - 4'6")

STATE OF MARYLAND — ROBERT S. ROSENFELT — 21311 — REGISTERED PROFESSIONAL ENGINEER
12/15/08

Colbert Matz Rosenfelt, Inc.
*Engineers * Surveyors * Planners*
2835 Smith Avenue, Suite G
Baltimore, Maryland 21209
Telephone: (410) 653-3838
Facsimile: (410) 653-7953

Professional Certification
I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland.
License No. 12311 Expiration Date: 02-09-09

NO.	DATE	REVISIONS:	BY

SCALE: 1"= 20'
DATE: 10/29/08
JOB NO.: 2008-019
DESIGNED: SLD/AKC
DRAWN: AKC
CHECKED: SLD
FILE: 2008019 PLAYGROUND GRADING.dwg
DRAWING NUMBER: GRD-1
SHEET 1 OF 2

N:\08\project\2008\2008019\Prod\pr\CAD\PERMITS\20080919 PLAYGROUND GRADING (PPP).dwg, 12/15/2008 12:41:39 PM, Wide Format Print System 510 Series.pc3