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S9.00	POINT PARK OVERALL PLAN (MISC. STRUCTURAL)
S9.01	POINT PARK STRUCTURAL DETAILS

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

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issued	date	description
01/13/2021 -	100%	SCHEMATIC DESIGN
05/03/2021 -	100%	DESIGN DEVELOPMENT

title

PARK LEVEL PLAN

drawn by:	Author
checked by:	Approver
scale:	1/16" = 1'-0"
project number:	10123.00
	scaled inch

sheet number

A1.00

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1 FLOOR PLAN - LEVEL 1 (PLAZA)
A1.01 SCALE: 1/16" = 1'-0"

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05/03/2021 -	100% DESIGN DEVELOPMENT	

title

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project number:	10123.00
	scaled inch

sheet number

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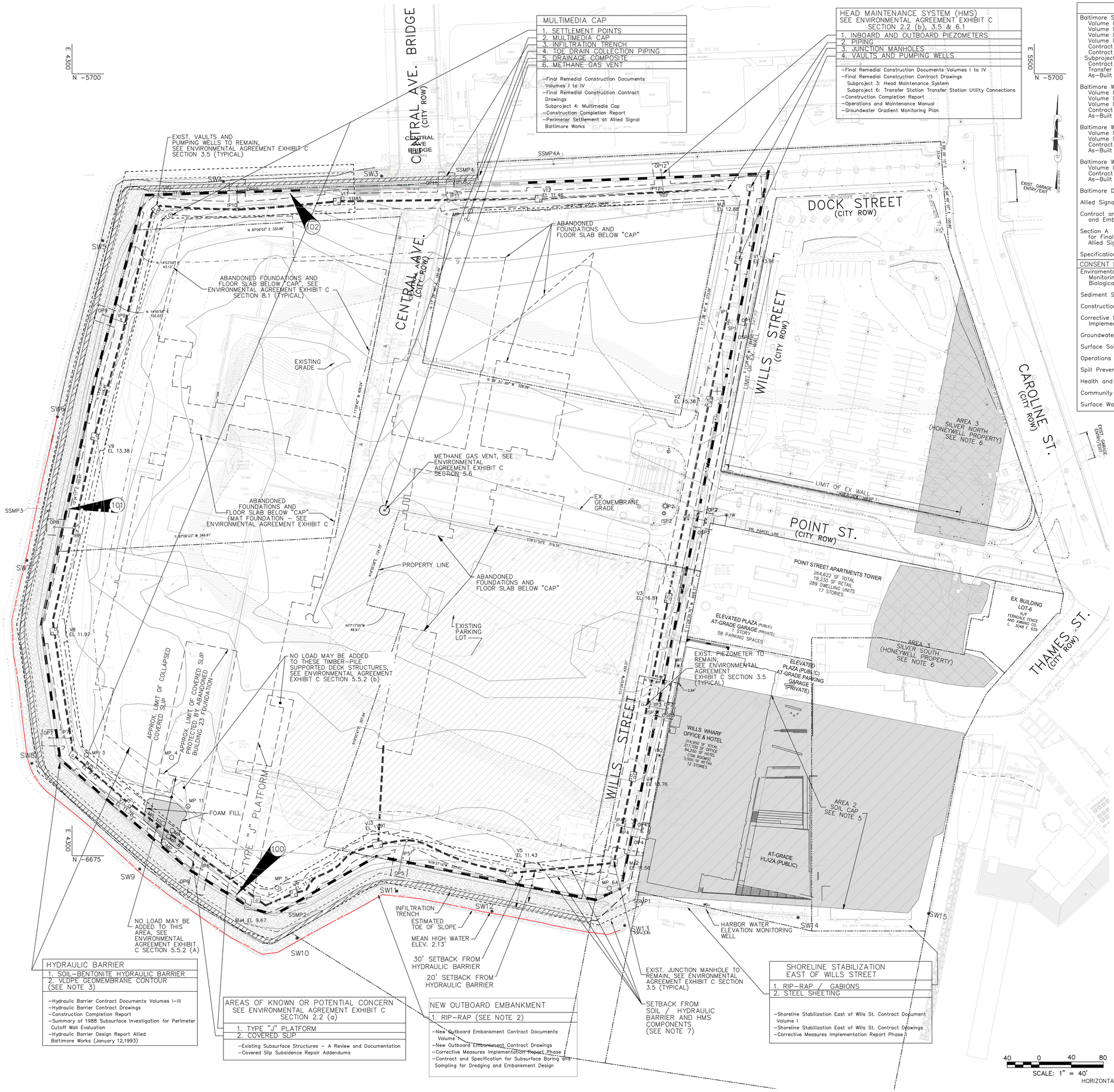

MULTIMEDIA CAP
1. SETTLEMENT POINTS
2. MULTIMEDIA CAP
3. INFILTRATION TRENCH
4. TOE DRAIN COLLECTION PIPING
5. DRAINAGE COMPOSITE
6. METHANE GAS VENT
–Final Remedial Construction Documents Volumes I to IV –Final Remedial Construction Contract Drawings Subproject 4: Multimedia Cap –Construction Completion Report –Perimeter Settlement at Allied Signal Baltimore Works

HEAD MAINTENANCE SYSTEM (HMS) SEE ENVIRONMENTAL AGREEMENT EXHIBIT C SECTION 2.2 (b), 3.5 & 6.1
1. INBOARD AND OUTBOARD PIEZOMETERS
2. PIPING
3. JUNCTION MANHOLES
4. VAULTS AND PUMPING WELLS
–Final Remedial Construction Documents Volumes I to IV –Final Remedial Construction Contract Drawings Subproject 3: Head Maintenance System Subproject 6: Transfer Station Transfer Station Utility Connections –Construction Completion Report –Operations and Maintenance Manual –Groundwater Gradient Monitoring Plan

HYDRAULIC BARRIER
1. SOIL–BENTONITE HYDRAULIC BARRIER
2. VLDPE GEOMEMBRANE CONTOUR (SEE NOTE 3)
–Hydraulic Barrier Contract Documents Volumes I–III –Hydraulic Barrier Contract Drawings –Construction Completion Report –Summary of 1988 Subsurface Investigation for Perimeter Cutoff Wall Evaluation –Hydraulic Barrier Design Report Allied Baltimore Works (January 12,1993)

AREAS OF KNOWN OR POTENTIAL CONCERN SEE ENVIRONMENTAL AGREEMENT EXHIBIT C SECTION 2.2 (a)
1. TYPE "J" PLATFORM
2. COVERED SLIP
–Existing Subsurface Structures – A Review and Documentation –Covered Slip Subsidence Repair Addendums

NEW OUTBOARD EMBANKMENT
1. RIP–RAP (SEE NOTE 2)
–New Outboard Embankment Contract Documents Volume I –New Outboard Embankment Contract Drawings –Corrective Measures Implementation Report Phase I –Contract and Specification for Subsurface Boring and Sampling for Dredging and Embankment Design

SHORELINE STABILIZATION EAST OF WILLS STREET
1. RIP–RAP / GABIONS
2. STEEL SHEETING
–Shoreline Stabilization East of Wills St. Contract Document Volume I –Shoreline Stabilization East of Wills St. Contract Drawings –Corrective Measures Implementation Report Phase II

REMEDIAL DESIGN DOCUMENTS
Baltimore Site Remediation, Final Remedial Construction Volume I: Contract Documents Volume II: Specifications Volume III: Specifications Volume IV: Additional Information Contract Drawings: Subproject 1, Site Surcharge Contract Drawings: Subproject 3,Head Maintenance System Contract Drawings: Subproject 6,Transfer Station Transfer Station Utility Connections As–Built Drawings
Baltimore Works Remediation, Hydraulic Barrier Volume I: Contract Documents Volume II: Additional Information Volume III: Additional Information Contract Drawings As–Built Drawings
Baltimore Works Remediation, New Outboard Embankment Volume I: Contract Document Volume II: Additional Information Contract Drawings As–Built Drawings
Baltimore Works Remediation, Shoreline Stabilization East of Wills Street Volume I: Contract Drawings Contract Drawings As–Built Drawings
Baltimore Dismantlement Specifications
Allied Signal Supplemental Site Characterization Report
Contract and Specification for Subsurface Boring and Sampling for Dredging and Embankment Design, Allied Signal Baltimore Works
Section A Contract and Specifications for Subsurface Boring and Sampling for Final Design of the Hydraulic Barrier and Foundation Investigation at the Allied Signal Baltimore Works
Specification for Baltimore Plant Bulkhead Repairs
CONSENT DECREE PLANS
Enviromental Media Monitoring Plan (includes Air Emissions Monitoring Plan,Groundwater Quality Monitoring Plan,and Biological and Sediment Monitoring Plan)
Sediment Sampling Work Plan
Construction Quality Asssurance Plans
Corrective Measures Implementation Project Plans (CMIPP; includes Contingent Remediation Work Plan)
Groundwater Gradient Monitoring Plan
Surface Soil Monitoring Plan
Operations and Maintenance Manual (includes Contingency Plan)
Spill Prevention Control and Countermeasure Plan
Health and Safety Plan
Community Relations Plan
Surface Water Pollution Prevention Plan

NOTES:

1. Existing site features (including engineered remedial system (ERS) components, buildings, roads, property boundaries, fence lines and shoreline perimeter) are approximate and based on information and drawings provided by Rummel, Klepper & Kahl, LLP (RK&K). Utility information was obtained from documents provided to RK&K by Mueser Rutledge Consulting Engineers and may not accurately reflect pre–existing or current conditions. For exact locations of ERS components, and abandoned subsurface features refer to relevant as–built and FO Series drawings.
2. Rip–rap along the shoreline perimeter extends to cover the shoreline embankment to BCCD Elev. –10.
3. Vertical VLDPE panels have been installed in the hydraulic barrier. Panels extend to a depth of 10' below mean sea level along the shoreline perimeter and 3' below mean sea level along the North Basin and Wills Street.
4. Prior to development, AREA 1 multimedia cap components included, from top to bottom, crushed stone, cover soil, visual warning layer, geotextile drainage layer, barrier layer (geomembrane and geosynthetic clay liner), geotextile and capillary break layer, base geotextile (Total thickness varies – 36" min).
5. Prior to development, AREA 2 soil cap consisted, from top to bottom, of a 4" asphalt cover, 6" aggregate subbase course (CR–6), geotextile layer, 6" capillary break layer and geotextile layer (Total thickness 16").
6. Prior to development, AREA 3 soil cap consisted, from top to bottom, of an asphalt cover, aggregate subbase course and, 2' of clean fill over a visual warning layer. The AREA 3 soil cap is placed over Silver North and Silver South.
7. Where shown on plan, required setback from the hydraulic barrier is 30' for pile driving locations, 20' for permanent structures not requiring piles (typical each side) and from head maintenance system (HMS) components is 10' (typical each side), see environmental agreement exhibit C: construction requirements section.
8. Information referenced on this plan reflects surveys performed using Baltimore City Datum.
9. Access must be provided for Owner to all existing vaults and wells associated with the remedial system.
10. The points identified as SSMP and MPs are references to monitoring points provided in the surface soil monitoring plan (SSMP). Access to these points must be maintained.
11. Surface water monitoring points within the project limits are shown for reference. Proposed development plans that require establishing new point locations must be coordinated with the Owner.

LEGEND

- AREA 1 MULTIMEDIA CAP
- DOUBLE – LAYER SYNTHETIC DRAINAGE COMPOSITE
- INFILTRATION TRENCH
- METHANE GAS VENT
- SETTLEMENT PLATE
- TOE DRAIN COLLECTION PIPING
- RIP – RAP
- HYDRAULIC BARRIER
- SETBACK FROM SOIL HYDRAULIC BARRIER AND HMS COMPONENTS
- PIEZOMETER SYSTEM
- INFILTRATION WELL
- MANHOLE JUNCTION
- VAULT JUNCTION WITH PUMPING WELL
- ABANDONED SOIL BORINGS
- SURFACE SOIL MONITORING POINT
- SETTLEMENT MONITORING POINT
- SURFACE WATER MONITORING POINT – SEE NOTE 11
- APPROX. LIMIT OF BUILDING FOUNDATION ABANDONED IN PLACE
- PROPERTY BOUNDARY
- 100' CRITICAL AREA BUFFER
- MEAN HIGH WATER, ELEV. 2.13'

40 0 40 80
SCALE: 1" = 40'

HORIZONTAL AND VERTICAL DATUM ARE BASED UPON BALTIMORE CITY GRID MERIDIAN

HORIZONTAL & VERTICAL DATUM: BALTIMORE CITY

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

issued	date	description
01/13/2021 - 100% SCHEMATIC DESIGN		
01/27/2021 - SPRC SUB.		
03/26/2021 - SPRC 2ND SUB.		
04/23/2021 - DETAILED DEVELOPMENT PLAN		
05/03/2021 - 100% DESIGN DEVELOPMENT		
06/30/2021 - DETAILED DEVELOPMENT PLAN		
08/02/2021 - FOR PERMIT		

title

SITE CONSTRAINTS PLAN

drawn by:	IB
checked by:	CDK
scale:	1" = 30'
project number:	20337.00
	scaled inch

sheet number

C100

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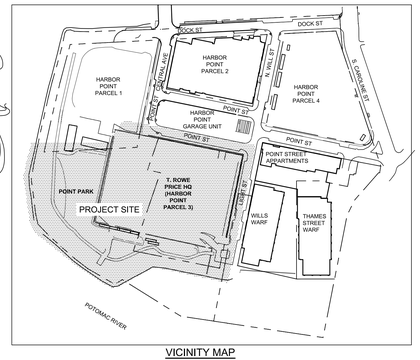

VICINITY MAP
SCALE: 1" = 200'
200 100 0 200 400
SCALE: 1" = 200'

GENERAL NOTES

1. TOPOGRAPHIC INFORMATION SHOWN HEREON, WAS OBTAINED FROM SURVEY(S) PERFORMED BY CENTURY ENGINEERING, INC, IN NOVEMBER 2020. THERE IS NO WARRANTY OR GUARANTEE ON THE COMPLETENESS OR CORRECTNESS OF THE EXISTING CONDITION INFORMATION. ANY DISCREPANCY FOUND SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ENGINEER PRIOR TO THE START OF ANY WORK, EXISTING HISTORIC FOUNDATIONS AND ENVIRONMENTAL CONTAINMENT/MONITORING SYSTEMS ADDED BY THE ENGINEER FROM VARIOUS RECORD DRAWINGS (NOT PART OF NOV. 2020 FIELD SURVEY - SEE LEGEND)
2. COORDINATES AND ELEVATIONS ARE REFERRED TO THE BALTIMORE CITY SURVEY CONTROL SYSTEM AND TIED TO THE FOLLOWING TRAVERSE STATIONS PROVIDED BY MCLAREN ENGINEERING GROUP:

GSW3	S 5813.2834	E 5134.9458	ELEV 15.06
102	S 5873.1359	E 5458.4962	ELEV 4.68

3. ALL WORK SHALL BE DONE IN ACCORDANCE WITH BALTIMORE CITY STANDARD SPECIFICATIONS, UNLESS OTHERWISE NOTED.
4. THE SITE IS WITHIN THE CHESAPEAKE BAY CRITICAL AREA.
5. PROJECT ADDRESS:
   1307 POINT STREET
   BALTIMORE, MARYLAND 21231
   BLOCK 1815, LOT 001
6. RCRA CORRECTIVE ACTION PERMITTEE :
   HONEYWELL INTERNATIONAL
7. LESSEE / AGENT:
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FLOODPLAIN ELEVATION WORKSHEET

FEMA MAP

- MAP NUMBER 2400870025F, APRIL 2, 2014
- ZONE AE (100 YR, 1%) EL. 7 ALONG SHORELINE
- ZONE X (500 YR, 0.2%), NO ELEVATION PROVIDED,
- OUTSIDE OF MODERATE WAVE ACTION ZONE (LIMIT OF TIDAL FLOODING)
- VERTICAL DATUM NAVD88

FEMA FLOOD INSURANCE STUDY 240087V000B

- CITY OF BALTIMORE, APRIL 2, 2014
- NEAREST TRANSECT: 9
- 100 YR STORM EL.: 5.2
- 500 YR STORM EL.: 7.4
- NAVD88

PROJECT DESIGN FLOOD ELEVATION (DFEp):

- FLOOD AREA: NON-TIDAL
- BASE FLOOD: 500 YR
- BASE FLOOD ELEVATION (BFE): 7.4 NAVD88
- FREEBOARD: 2 FT
- PROJECT DESIGN FLOOD ELEVATION (DFEp) : BFE + 2' = 9.4 NAVD88

BCVD CONVERSION

- NAVD88 + 1.6' = BCVD (NOTE, EXACT CONVERSION TO BCVD IS LOCATION SPECIFIC)
- 100 YR STORM EL.: 5.2 NAVD88 + 1.6 = 6.8 BCVD
- 500 YR STORM EL. (BASE FLOOD ELEVATION (BFE)): 7.4 NAVD88 + 1.6 = 9.0 BCVD
- PROJECT DESIGN FLOOD ELEVATION: 9.4 + 1.6 = 11.0 BCVD

NATURAL RESOURCES NOTES	
WETLANDS	NONE
WATERS OF THE UNITED STATES	NONE
100 YEAR FLOODPLAIN	YES
500 YEAR FLOODPLAIN	YES
FOREST	NONE
TREES	NONE

EXISTING LEGEND

- WATER VALVE
- ELECTRIC MANHOLE
- GAS VALVE
- SANITARY SEWER MANHOLE
- STORM DRAIN MANHOLE
- FIRE HYDRANT
- SIGN
- CLEANOUT
- LIGHT
- MANHOLE
- BUSH
- EVERGREEN TREE
- HANDBOX
- TREE
- DIRECTION ONLY
- GRAVEL
- RIP RAP EMBANKMENT
- MAJOR CONTOUR LINE
- MINOR CONTOUR LINE
- FENCE
- PLANTER
- STORM DRAIN LINE
- SANITARY SEWER LINE
- GEOMEMBRANE CONTOUR
- HMS PIEZOMETERS*
- HEAD MAINTENANCE SYSTEM LINING*
- HMS SETBACK (10 FT)*
- SOIL BENTONITE BARRIER WALL SETBACK LINES (20 FT AND 30 FT)*
- 100' CRITICAL AREA BUFFER LIMIT*
- COMPRESSIBLE DEPOSITS LIMIT*
- EXISTING FOUNDATION STRUCTURES*
- SOIL BENTONITE BARRIER WALL*
- PROPERTY LINE/PARCEL BOUNDARY
- 100 YEAR FLOODPLAIN (EL. 6.8 BCVD)
- 500 YEAR FLOODPLAIN (EL. 9.0 BCVD)
- MEAN HIGH WATER LINE (EL. 2.17 BCVD)
- AS-BUILT RECORD UTILITIES (COLOR ONLY)**

* EXISTING HISTORIC FOUNDATIONS AND ENVIRONMENTAL CONTAINMENT/MONITORING SYSTEMS ADDED FROM VARIOUS RECORD DRAWINGS. (NOT PART OF NOV. 2020 FIELD SURVEY)

** EXISTING UTILITIES ADDED FROM WILLS WHARF AS-BUILT DEVELOPER AGREEMENT DRAWINGS. (NOT PART OF NOV. 2020 FIELD SURVEY)

30 15 0 30 60
SCALE: 1" = 30'

HORIZONTAL & VERTICAL DATUM: BALTIMORE CITY

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

issued date	description
01/13/2021	100% SCHEMATIC DESIGN
01/27/2021	SPRC SUB.
03/26/2021	SPRC 2ND SUB.
04/23/2021	DETAILED DEVELOPMENT PLAN
05/03/2021	100% DESIGN DEVELOPMENT
06/30/2021	DETAILED DEVELOPMENT PLAN
08/02/2021	FOR PERMIT

title

EXISTING CONDITIONS PLAN

drawn by:	DJB
checked by:	RAF
scale:	1" = 30'
project number:	20337.00
	scaled inch
sheet number	02

C-110

6/29/2021 3:40:36 PM
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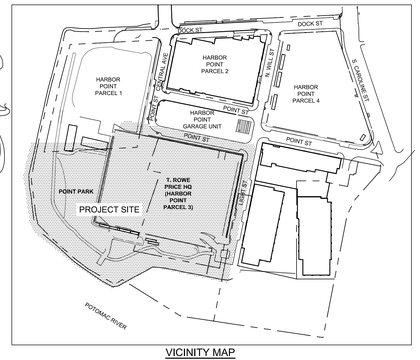

VICINITY MAP
SCALE: 1" = 200'

200 100 0 200 400

SCALE: 1" = 200'

PROPOSED LEGEND

- LOD — LIMIT OF DISTURBANCE
- FENCE REMOVAL
- UTILITY TO BE ABANDONED
- CURB REMOVAL
- WALL REMOVAL
- BUILDING REMOVAL
- PAVEMENT REMOVAL (SAWCUT)
- CONCRETE REMOVAL (SAWCUT)
- STAIR REMOVAL
- GRAVEL REMOVAL OR REUSE
- SAND REMOVAL OR REUSE
- PLANTER REMOVAL
- GRASS REMOVAL
- RIPRAP REMOVAL
- X — LIGHTPOLE REMOVAL AND MISC. REMOVAL
- LIGHTPOLE ON HMS SYSTEM VAULT REMOVAL
- CONTRACTOR TO CONFIRM THE LOCATION OF THE ENVIRONMENTAL REMEDIATION SYSTEM COMPONENTS AND PROTECT. SEE FOUNDATION DRAWING FO.106 FOR MORE INFORMATION.

EXISTING LEGEND

- WATER VALVE
- ELECTRIC MANHOLE
- GAS VALVE
- SANITARY SEWER MANHOLE
- STORM DRAIN MANHOLE
- FIRE HYDRANT
- SIGN
- CO — CLEANOUT
- LIGHT
- MANHOLE
- BUSH
- EVERGREEN TREE
- HANDBOX
- TREE
- DO — DIRECTION ONLY
- GRAVEL
- RIP RAP EMBANKMENT
- 15 — MAJOR CONTOUR LINE
- 14 — MINOR CONTOUR LINE
- x — FENCE
- PLANTER
- SD — STORM DRAIN LINE
- S — SANITARY SEWER LINE
- HMS PIEZOMETERS*
- HEAD MAINTENANCE SYSTEM PIPING*
- COMPRESSIBLE DEPOSITS LIMIT*
- EXISTING FOUNDATION STRUCTURES*
- SOIL BENTONITE BARRIER WALL*
- PROPERTY LINE/PARCEL BOUNDARY
- MHW — MEAN HIGH WATER LINE (EL. 2.17 BCVD)

* EXISTING HISTORIC FOUNDATIONS AND ENVIRONMENTAL REMEDIATION/MONITORING SYSTEMS ADDED BY THE ENGINEER FROM VARIOUS RECORD DRAWINGS. (NOT PART OF NOV. 2020 FIELD SURVEY)

30 15 0 30 60

SCALE: 1" = 30'

HORIZONTAL & VERTICAL DATUM: BALTIMORE CITY

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08/02/2021 - FOR PERMIT		

title

DEMOLITION PLAN

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scale:	1" = 30'
project number:	20337.00
	scaled inch
sheet number	03

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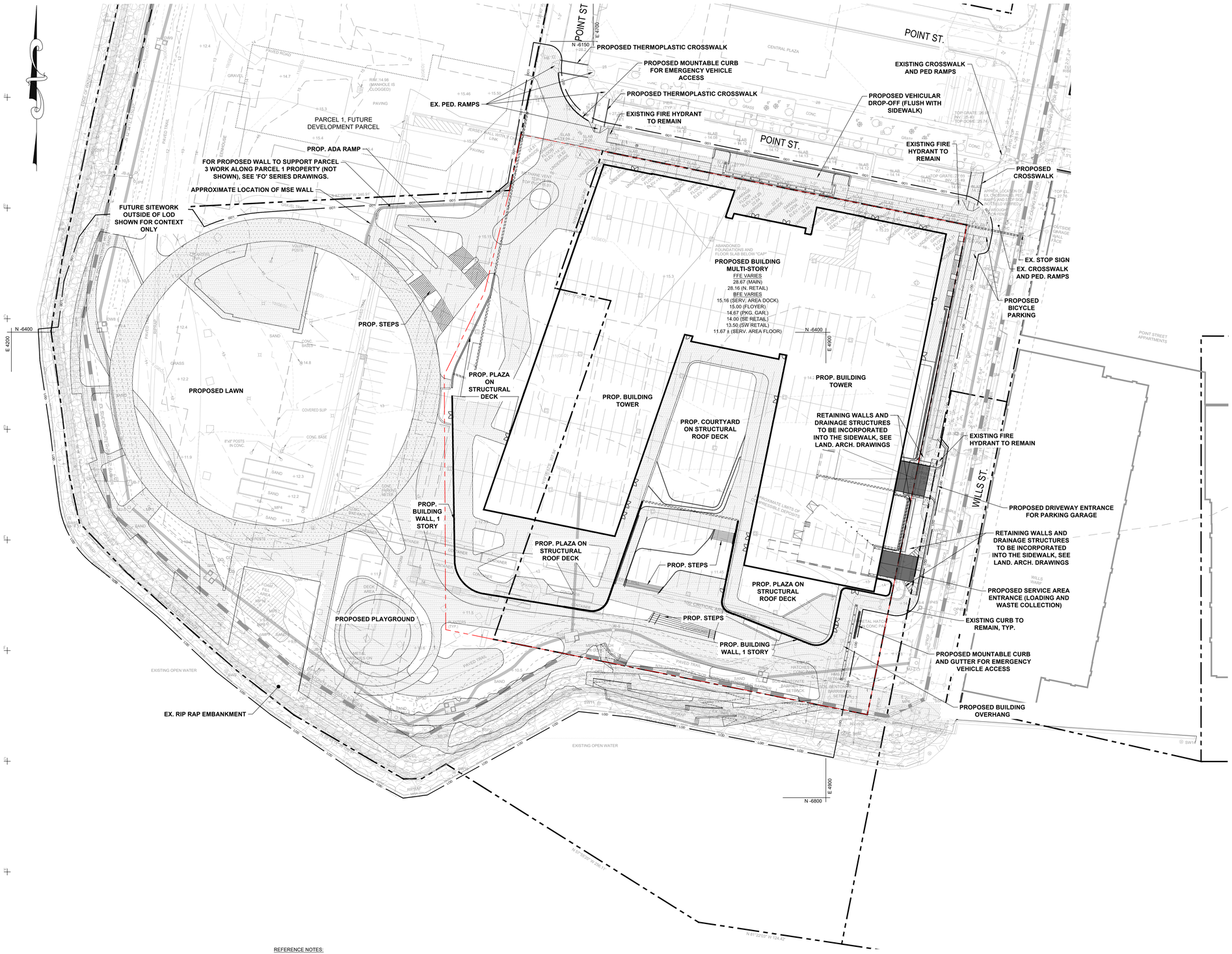

REFERENCE NOTES:

1. THIS CIVIL SITE PLAN REFLECTS THE PROPOSED LANDSCAPE ARCHITECTURAL AND ARCHITECTURAL DESIGN AS OF 03.09.2021. SHOULD ANY DISCREPANCIES EXIST, THE LAND ARCHITECT AND ARCHITECT DRAWINGS SUPERSEDE.
2. FOR EXISTING CONDITIONS LEGEND SEE EXISTING CONDITIONS PLAN.
3. FOR DETAILED DESIGN, DETAILS AND SPECIFICATIONS OF HARDSCAPE WALKWAY PAVEMENTS, VEHICULAR DROPOFF PAVEMENTS, LANDSCAPING, PEDESTRIAN RAMPS, EXTERIOR STEPS, LIGHTING, BOLLARDS, PLAYGROUND EQUIPMENT, BICYCLE RACKS, AND OTHER MISC. SITE AMENITIES, SEE LAND. ARCH. DRAWINGS.
4. FOR CIVIL SITE DETAILS, SEE DRAWING C-230, SITE DETAILS.

PROPOSED LEGEND

- PROPOSED BUILDING (SEE ARCH. DWGS)
- PROPOSED BUILDING OVERHANG
- UNDERGROUND BUILDING WALLS (SEE ARCH. DWGS)
- PROPOSED MOUNTABLE CURB AND GUTTER (SEE CIVIL DETAILS)
- PROPOSED 6" CURB AND GUTTER (SEE CIVIL DETAILS) □
- LOD — LIMIT OF DISTURBANCE
- PROPOSED PROPERTY LINE
- EXISTING PROPERTY LINE
- PROPOSED CROSSWALK
- PROPOSED HARDSCAPE (SEE LAND. ARCH. DWGS.)
- PROPOSED ASPHALT PAVING

□EXCEPT AT DRIVEWAYS AND PED RAMPS

30 15 0 30 60

SCALE: 1" = 30'

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SITE PLAN

drawn by:	DJB
checked by:	RAF
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project number:	20337.00
	scaled inch
sheet number	04

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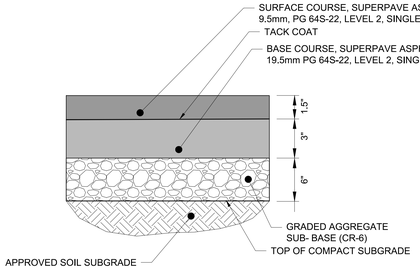
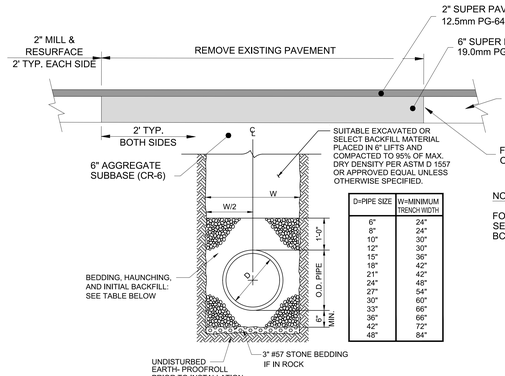


FULL DEPTH ASPHALT PAVING SECTION

NOT TO SCALE



D=PIPE SIZE	W=MINIMUM TRENCH WIDTH
6"	24"
8"	24"
10"	30"
12"	30"
15"	36"
18"	42"
21"	42"
24"	48"
27"	54"
30"	60"
33"	66"
36"	66"
42"	72"
48"	84"

NOTE:

FOR ADDITIONAL INFORMATION,
SEE BALTIMORE CITY STD. DETAIL
BC 576.19, SHEETS 1 AND 2

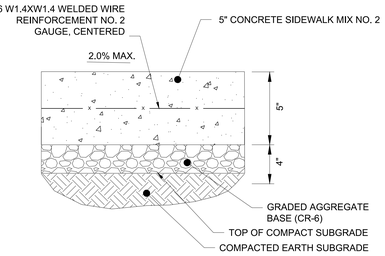
SECTION

PIPE MATERIAL	BEDDING, HAUNCHING, & INITIAL BACKFILL MATERIAL	COMPACTION, % OF MAX. DRY DENSITY PER ASTM D 1557
CONCRETE	** ASTM D 2321 CLASS II OR III MATERIALS	95%
DUCTILE IRON	** ASTM D 2321 CLASS II OR III MATERIALS	95%
HDPE	* ASTM D 2321 CLASS I MATERIALS	95%
PVC	* ASTM D 2321 CLASS I MATERIALS	95%

* ASTM D 2321 CLASS I MATERIAL: MSHA #67 STONE
** ASTM D 2321 CLASS II OR III MATERIALS: GW, GP, SW, SP, GM, GC, SM, OR SC MATERIALS
AS DEFINED BY ASTM D 2487, FREE OF STONES MORE THAN 3"Ø, TRASH, STICKS, FROZEN
MATERIAL AND ALL OTHER OBJECTIONABLE MATERIALS.

UTILITY TRENCH REPAIR

NOT TO SCALE

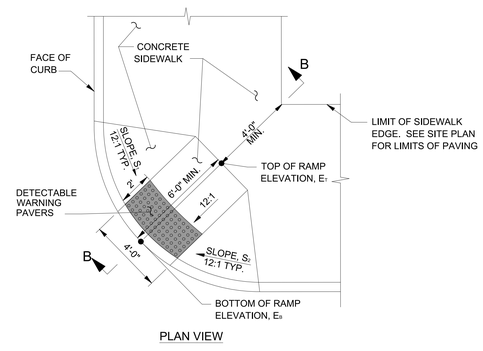


NOTES:

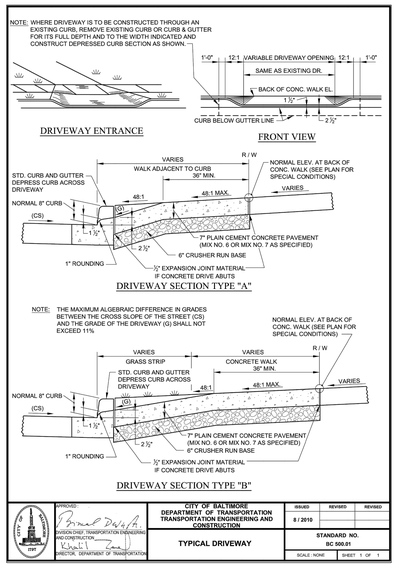
1. JOINTS TO BE SPACED EQUALLY
2. LOGITUDINAL TIE BARS SHALL BE PLACED AT ALL LONGITUDINAL JOINTS AND SLAB/CURB INTERFACES. USE #4 BARS 14.0" J BAR, PLACED 36" ON CENTER.

CONCRETE SIDEWALK

NOT TO SCALE

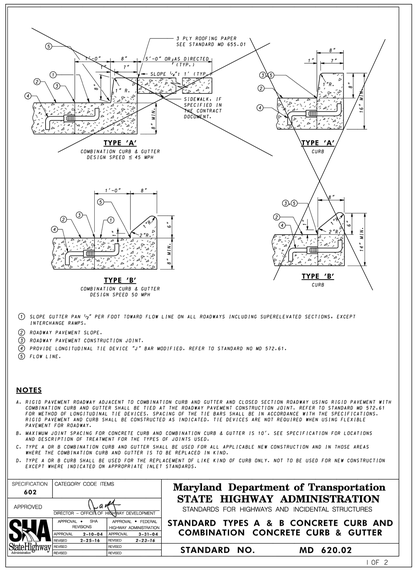


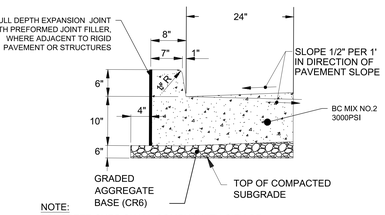
PLAN VIEW



CONCRETE DRIVEWAY APRON

NOT TO SCALE



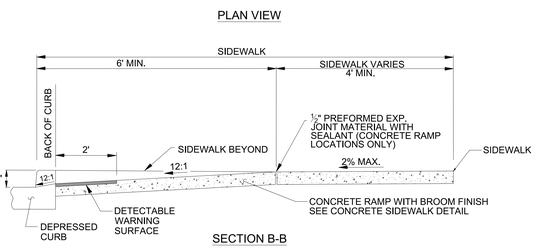


NOTE:

CONCRETE CURB SHALL COMPLY WITH CITY OF BALTIMORE, DPW SPECIFICATIONS SECTION 32.16.00 , CURBS AND GUTTERS.

SPECIAL TYPE A
COMBINATION CURB AND GUTTER

NOT TO SCALE

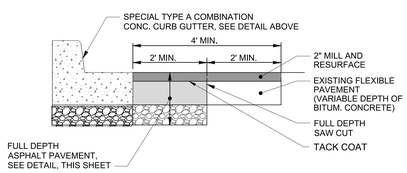


SECTION B-B

RAMP DESIGNATION (SEE DA-200)	BOTTOM ELEVATION, E_0	TOP ELEVATION, E_1	WING SLOPE, S_1	WING SLOPE, S_2
a	TBD	TBD	1:12	1:12
b	TBD	TBD	1:12	1:12
c	TBD	TBD	1:12	1:12

PEDESTRIAN RAMP (PERPENDICULAR)

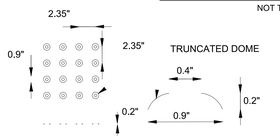
NOT TO SCALE



PROPOSED CURB PAVEMENT REPAIR DETAIL

SPECIAL TYPE A
COMBINATION CURB AND GUTTER

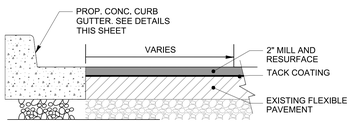
NOT TO SCALE



DOME SPACING DOME SECTION

DETECTABLE WARNING DOMES

NOT TO SCALE



NOTES:

1. MILL 2" OF EXISTING PAVEMENT AS INDICATED ON PLAN.
2. MACHINE SPRAY "TACK" ASPHALT ADHERING COATING.
3. OVERLAY AND LEVEL SURFACE WITH ASPHALT PAVEMENT.

SHOWN AS

FLEXIBLE PAVEMENT RESTORATION -
MILLING OVERLAY

NOT TO SCALE

NOTES:

1. THE DETECTABLE WARNING SURFACE SHALL CONFORM TO THE MOST RECENT ACCESSIBILITY GUIDELINES OF ADA AND SECTION 925-DETECTABLE WARNING SURFACES, MSHA STDS. AND SPECIFICATIONS FOR CONSTRUCTION AND MATERIALS, SEE LANDSCAPE SHEETS FOR MATERIAL DETAILS.
2. THE COLOR OF THE DETECTABLE WARNING SURFACE SHALL BE AS SPECIFIED BY THE LANDSCAPE ARCHITECT AND IN ACCORDANCE WITH THE ADA GUIDELINES AND MSHA SPECIFICATIONS. THE COLOR SHALL BE HOMOGENOUS THROUGHOUT.
3. FOR SKEWED APPLICATIONS DETECTABLE WARNING SHALL BE PLACED SUCH THAT THE DOMES CLOSEST TO THE BACK OF THE CURB ARE NO LESS THAN 0.5" AND NO MORE THAN 3.0' FROM THE BACK OF CURB. TRUNCATED DOME SURFACES SHALL BE FABRICATED TO PROVIDE FULL DOMES ONLY.
4. WHERE RAMP IS LOCATED AT A CURB WITH RADIUS, WIDEN CURB AS NECESSARY TO ELIMINATE GAP BETWEEN STRAIGHT EDGE OF DETECTABLE WARNING SURFACE AND CONCRETE EDGE OF CURB WITH STANDARD WIDTH.
5. ALL RAMP SURFACES SHALL BE NON-SLIP.
6. ALL PEDESTRIAN RAMPS SHALL ALSO COMPLY WITH STANDARD DETAIL BC 655.12, SIDEWALK RAMPS PERPENDICULAR AND BC 655.40, DETECTABLE WARNING SURFACES.
7. SEE PEDESTRIAN RAMP SCHEDULE, THIS SHEET.

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SITE DETAILS

drawn by:	DJB
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project number:	20337.00
	scaled inch
sheet number	07

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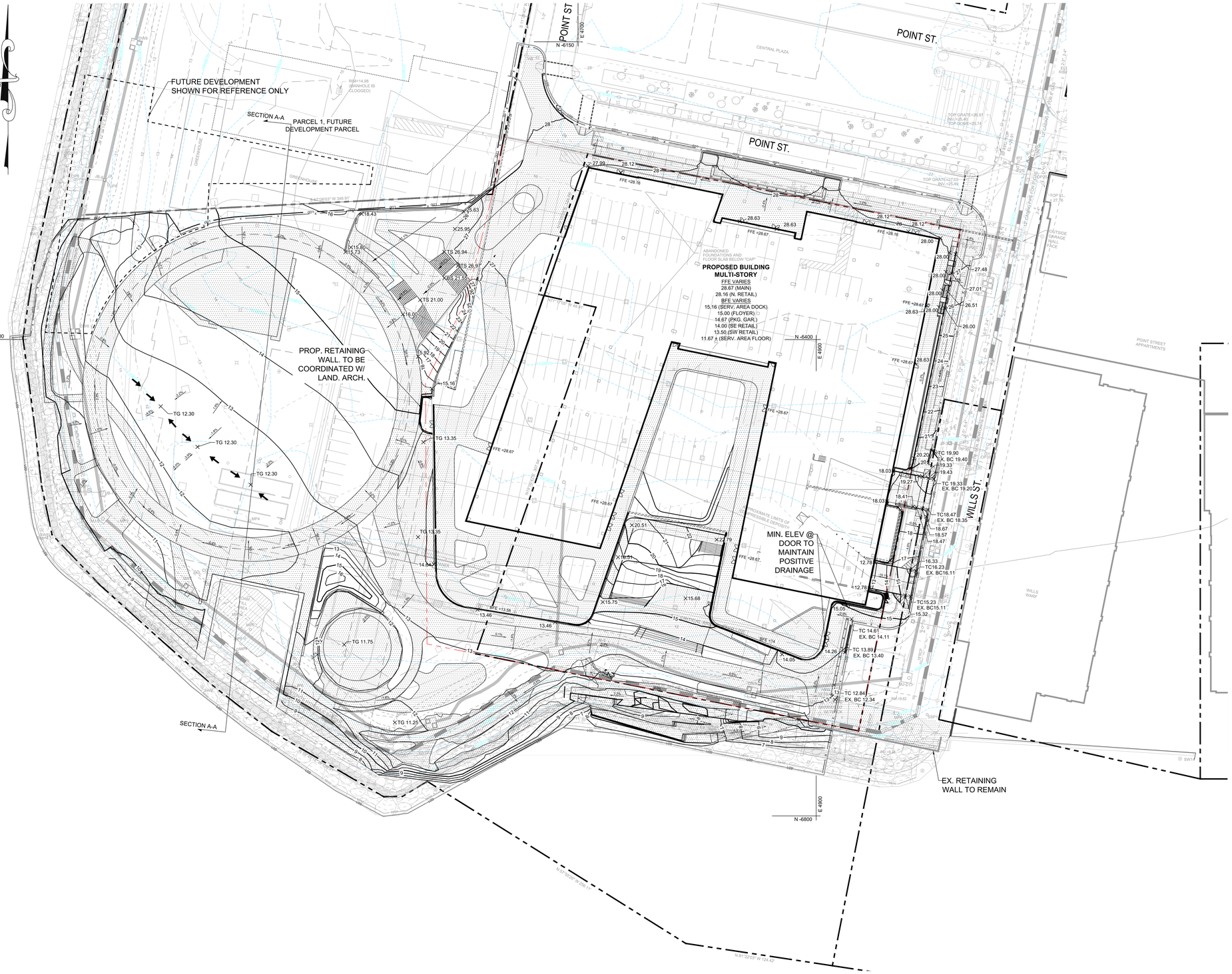

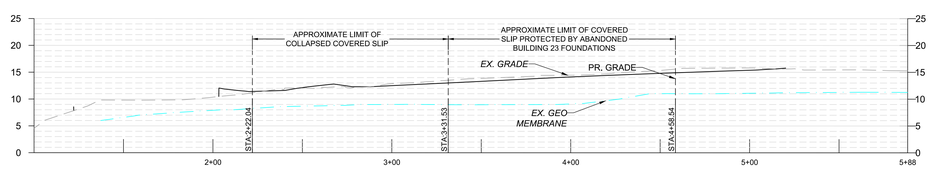

SECTION A-A

SCALE: HORIZ. 1" = 30'
VERT. 1" = 10'

LEGEND*

- EXISTING GEOMEMBRANE CONTOUR LINE
- EXISTING MAJOR CONTOUR LINE
- EXISTING MINOR CONTOUR LINE
- SWALE CENTERLINE
- PROPOSED BUILDING
- PROPOSED MAJOR CONTOUR LINE
- PROPOSED MINOR CONTOUR LINE
- PROPOSED SLOPE
- PROPOSED SPOT ELEVATION

FOR EXISTING LEGEND REFER TO SHEET C-100

30 15 0 30 60

SCALE: 1" = 30'

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

issued	date	description
01/13/2021 - 100% SCHEMATIC DESIGN		
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05/03/2021 - 100% DESIGN DEVELOPMENT		
06/30/2021 - DETAILED DEVELOPMENT PLAN		
08/02/2021 - FOR PERMIT		

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GRADING PLAN

drawn by:	DJB
checked by:	RAF
scale:	1" = 30'
project number:	20337.00
	scaled inch
sheet number	09

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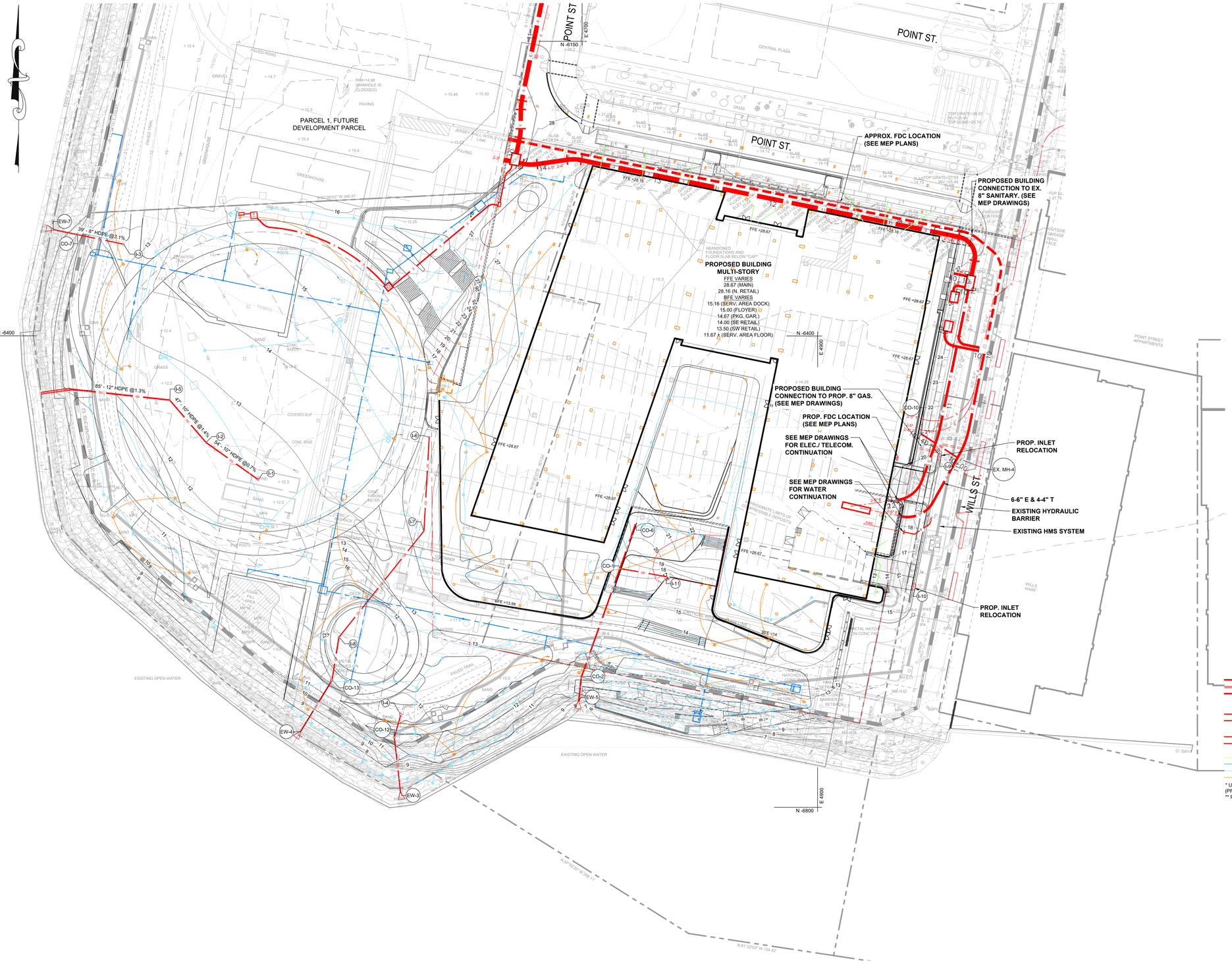

NOTES

1. CONTRACTOR TO CONFIRM LOCATIONS OF EXISTING WILLS STREET STRUCTURES (NOT SHOWN ON THESE PLANS) DO NOT CONFLICT WITH PROPOSED UTILITIES. THESE STRUCTURES INCLUDE, BUT ARE NOT LIMITED TO: CONCRETE PROTECTIVE SLABS, CONCRETE BRIDGE SLABS, AND CONCRETE PILE CAPS.
2. LIGHTWEIGHT FILL IS KNOWN TO HAVE BEEN INSTALLED UNDER SECTIONS OF THE WILLS ST ROADWAY CORRIDOR AND MUST BE REPLACED IN-KIND IF DISTURBED IN ACCORDANCE WITH THE REQUIREMENTS OF THE GEOTECHNICAL ENGINEER, SEE FO SERIES DRAWINGS.
3. CONTRACTOR TO PERFORM ALL UTILITY TRENCHING AND EARTHWORK OPERATIONS IN ACCORDANCE WITH THE REQUIREMENTS FO THE GEOTECHNICAL ENGINEER, SEE FO SERIES DRAWINGS.
4. BACKFILL MATERIALS, ESPECIALLY LIGHTWEIGHT SOILS, USED FOR PROPOSED ELECTRIC CONDUIT AND DUCTBANK UTILITY TRENCHES MUST MEET BG&E'S AND THERMAL RESISTIVITY REQUIREMENTS AND THE REQUIREMENTS OF THE GEOTECHNICAL ENGINEER, SEE FO SERIES DRAWINGS.
5. CONTRACTOR TO FEED PARK ELECTRIC FROM CENTRAL PLAZA ELECTRIC PANEL. ALIGNMENT TO BE DETERMINED.
6. MAINTAIN MINIMUM 18" COVER FOR HDPE STORM DRAIN PIPE INSTALLATION.
7. ANY DISTURBANCE WITHIN 12" OF THE EXISTING GEOMEMBRANE WILL REQUIRE HAND DIGGING, UNLESS OTHERWISE APPROVED BY THE GEOTHNICAL ENGINEER.
8. LOCATIONS OF THE EXISTING HMS SYSTEM, EX. SOIL BENTONITE WALL, EX. CONCRETE SLABS, EX. INFILTRATION TRENCH, AND EX. GEOMEMBRANE SHOWN ON THE PROFILES ARE APPROXIMATE AND SHOWN FOR INFORMATION ONLY. CONTRACTOR TO FIELD LOCATE PRIOR TO PERMOFORMING ANY NEARBY EXCAVATIONS.
9. A 10' X 6" CONCRETE SLAB SHALL BE INSTALLED BELOW ALL PROPOSED UTILITIES TO PROTECT THE EXISTING GEOMEMBRANE FROM DAMAGE DURING FUTURE UTILITY MAINTENANCE AND REPAIR OPERATIONS . EXCEPT, WHERE THE GEOMEMBRANE IS OTHERWISE PROTECTED BY AN EXISTING SLAB OR WHERE PERMITTED BY THE GEOTECHNICAL ENGINEER. SEE GEOTECHNICAL ENGINEER'S "FO" SERIES DRAWINGS FOR DESIGN.

PROPOSED LEGEND

- PROPOSED 12" HDPE STORM DRAIN PIPE
- PROPOSED UNDERDRAIN
- PROPOSED STORM DRAIN OUTFALL
- PROPOSED STORM DRAIN CLEANOUT
- PROPOSED STORM DRAIN INLET
- PROPOSED WATER (DOMESTIC)
- PROPOSED WATER (FIRE)
- PROPOSED WATER VAULT
- PROPOSED GAS
- PROPOSED ELECTRIC/TELECOM CONDUIT
- PROPOSED TRANSFORMER FOR PARK
- (MEP) DRAINAGE*
- (MEP) DOMESTIC WATER*
- (MEP) LIGHTING*
- (MEP) POWER*

* UTILITIES SHOWN FOR REFERENCE ONLY PER 4.1.21 DRAWINGS BY JDBE (PROJECT MEP). SEE MEP DRAWINGS FOR DESIGN
** POTENTIAL GAS ROUTE SHOWN. GAS DESIGN TO BE PROVIDED BY BG&E.

EXISTING LEGEND

- WATER VALVE
- ELECTRIC MANHOLE
- GAS VALVE
- SANITARY SEWER MANHOLE
- STORM DRAIN MANHOLE
- FIRE HYDRANT
- SIGN
- CLEANOUT
- LIGHT
- MANHOLE
- BUSH
- EVERGREEN TREE
- HANDBOX
- TREE
- DIRECTION ONLY
- GRAVEL
- RIP RAP EMBANKMENT
- MAJOR CONTOUR LINE
- MINOR CONTOUR LINE
- FENCE
- PLANTER
- STORM DRAIN LINE
- SANITARY SEWER LINE
- GEOMEMBRANE CONTOUR
- HMS PIEZOMETERS*
- HEAD MAINTENANCE SYSTEM LINING*
- HMS SETBACK (10 FT)*
- SOIL BENTONITE BARRIER WALL SETBACK LINES (20 FT AND 30 FT)*
- 100' CRITICAL AREA BUFFER LIMIT*
- COMPRESSIBLE DEPOSITS LIMIT*
- EXISTING FOUNDATION STRUCTURES*
- SOIL BENTONITE BARRIER WALL*
- PROPERTY LINE/PARCEL BOUNDARY
- 100 YEAR FLOODPLAIN (EL. 6.8 BCVD)
- 500 YEAR FLOODPLAIN (EL. 9.0 BCVD)
- MEAN HIGH WATER LINE (EL. 2.17 BCVD)
- AS-BUILT RECORD UTILITIES**

* EXISTING HISTORIC FOUNDATIONS AND ENVIRONMENTAL CONTAINMENT/MONITORING SYSTEMS ADDED BY THE ENGINEER FROM VARIOUS RECORD DRAWINGS. (NOT PART OF NOV. 2020 FIELD SURVEY)

** EXISTING UTILITIES ADDED BY THE ENGINEER FROM WILLS WHARF AS-BUILT DEVELOPER AGREEMENT DRAWINGS. (NOT PART OF NOV. 2020 FIELD SURVEY)

30 15 0 30 60

SCALE: 1" = 30'

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UTILITY COMPOSITE PLAN

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checked by:	RAF
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	scaled inch
sheet number	12

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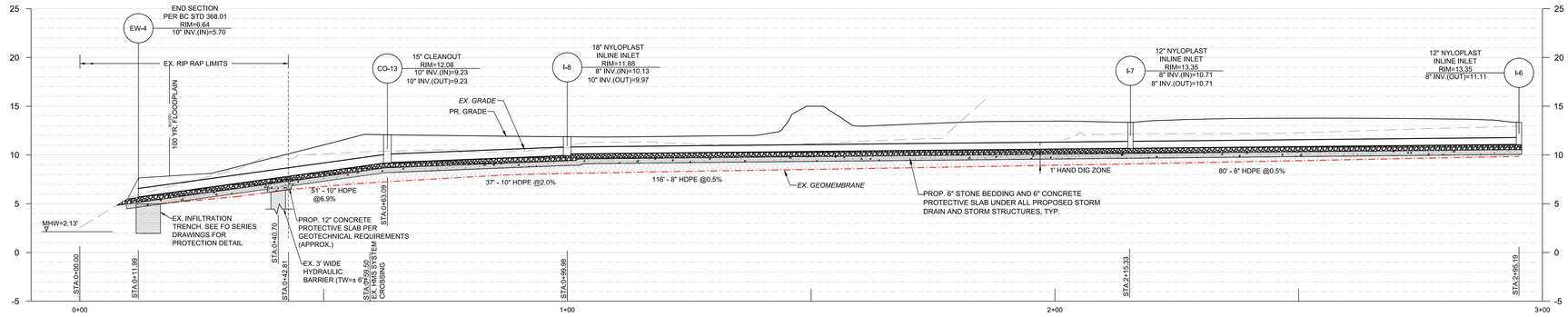
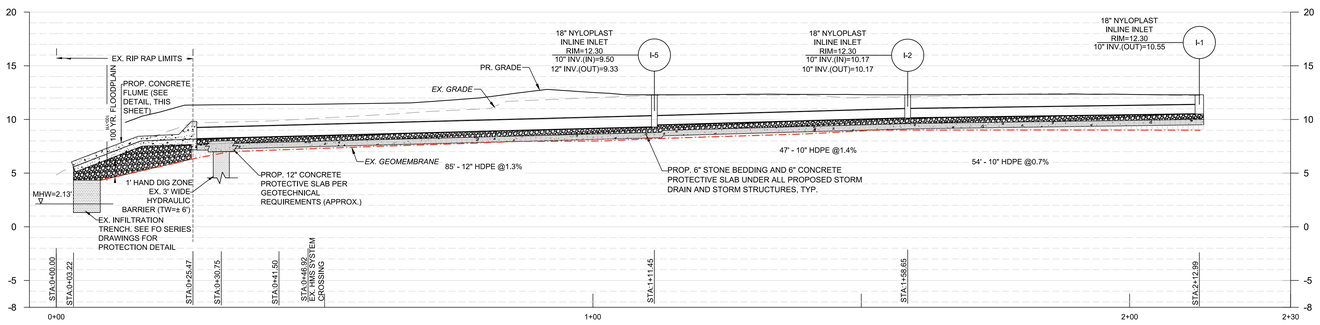


PARK EAST MAIN PROFILE (I-6 TO EW-4)

SCALE: HORIZ. 1" = 10'
VERT. 1" = 5'



PARK CIRCLE MAIN PROFILE (I-1 TO OUTFALL)

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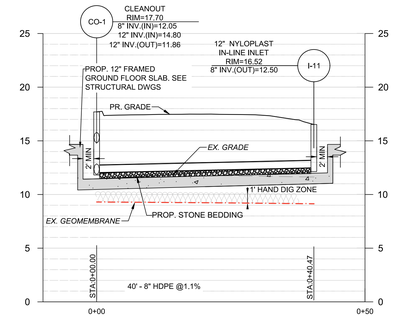

BUILDING SOUTH LATERAL PROFILE (I-11 TO CO-1)

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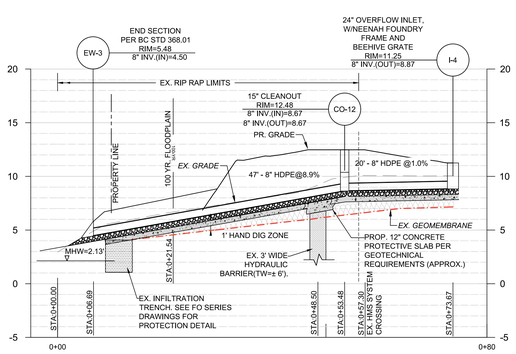
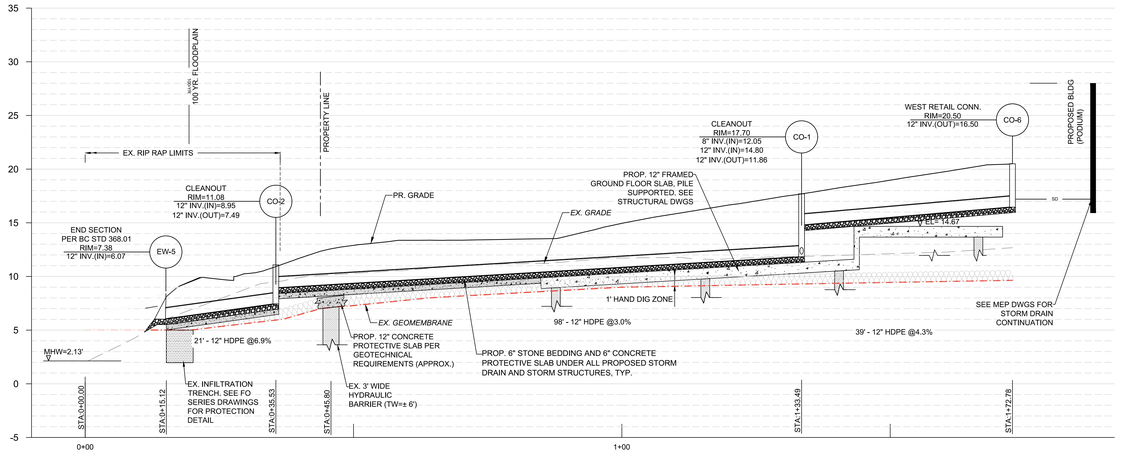


PARK SOUTH MAIN PROFILE (I-4 TO EW-3)

SCALE: HORIZ. 1" = 10'
VERT. 1" = 5'



BUILDING SOUTH MAIN PROFILE (CO-6 TO EW-5)

SCALE: HORIZ. 1" = 10'
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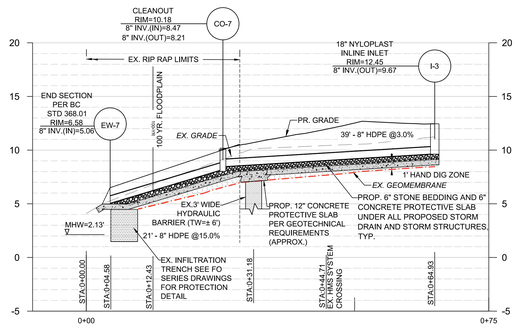

PARK NORTHWEST MAIN PROFILE (I-3 TO EW-7)

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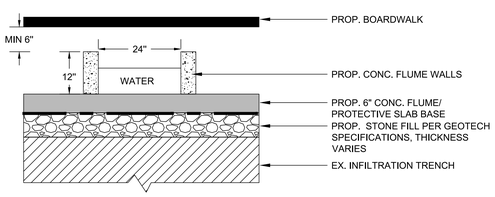
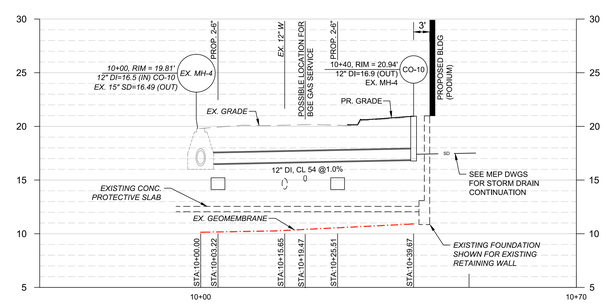


CONCRETE FLUME DETAIL

NOT TO SCALE



WILLS ST. STORM DRAIN BUILDING CONNECTION (CO-10 TO EX. MH 4)

SCALE: HORIZ. 1" = 10'
VERT. 1" = 5'

REFERENCE NOTES:

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2. FOR ADDITIONAL NOTES AND REQUIREMENTS, SEE UTILITY COMPOSITE PLAN.

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STORM DRAIN PROFILES

drawn by:	DJB
checked by:	RAF
scale:	1" = 10'
project number:	20337.00
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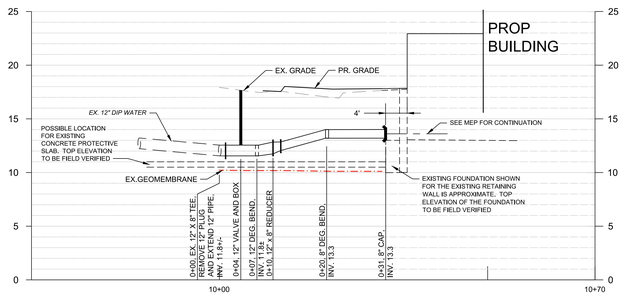

FIRE SERVICE: EX. MAIN TO BUILDING

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WATER PROFILES

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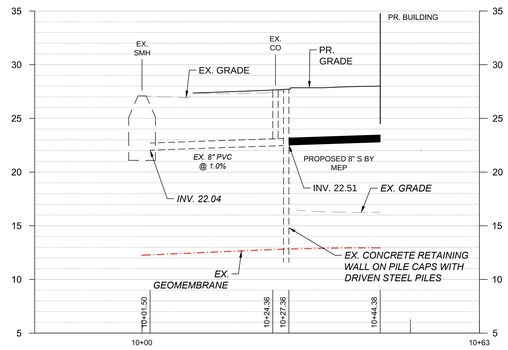

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	01/13/2021 - 100% SCHEMATIC DESIGN	
	01/27/2021 - SPRC SUB.	
	03/26/2021 - SPRC 2ND SUB.	
	04/23/2021 - DETAILED DEVELOPMENT PLAN	
	05/03/2021 - 100% DESIGN DEVELOPMENT	
	06/30/2021 - DETAILED DEVELOPMENT PLAN	
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SANITARY PROFILES

drawn by:	DJB
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scale:	1" = 10'
project number:	20337.00
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BALTIMORE CITY

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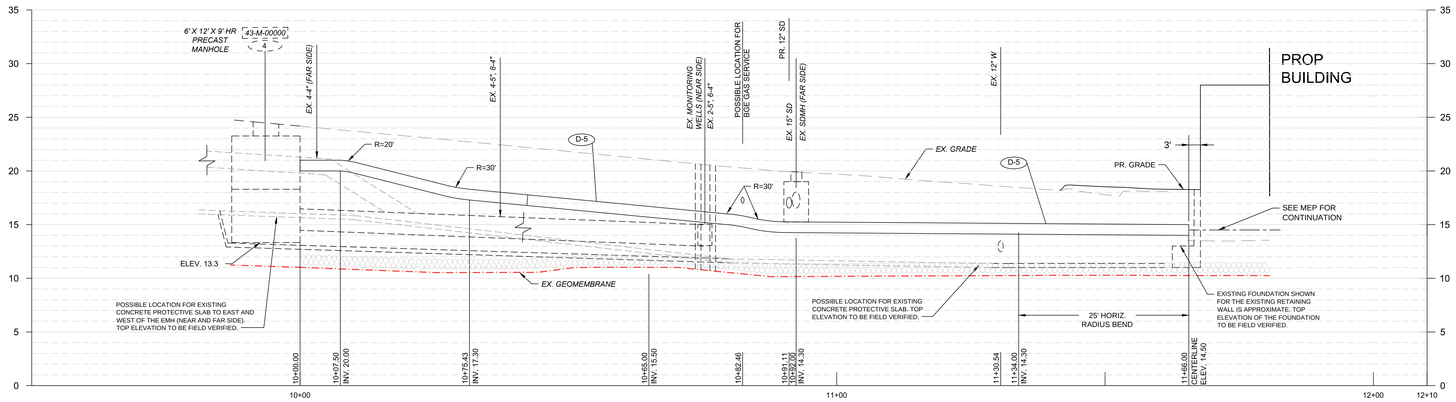

ELECTRIC: EXISTING BGE 4 TO BUILDING

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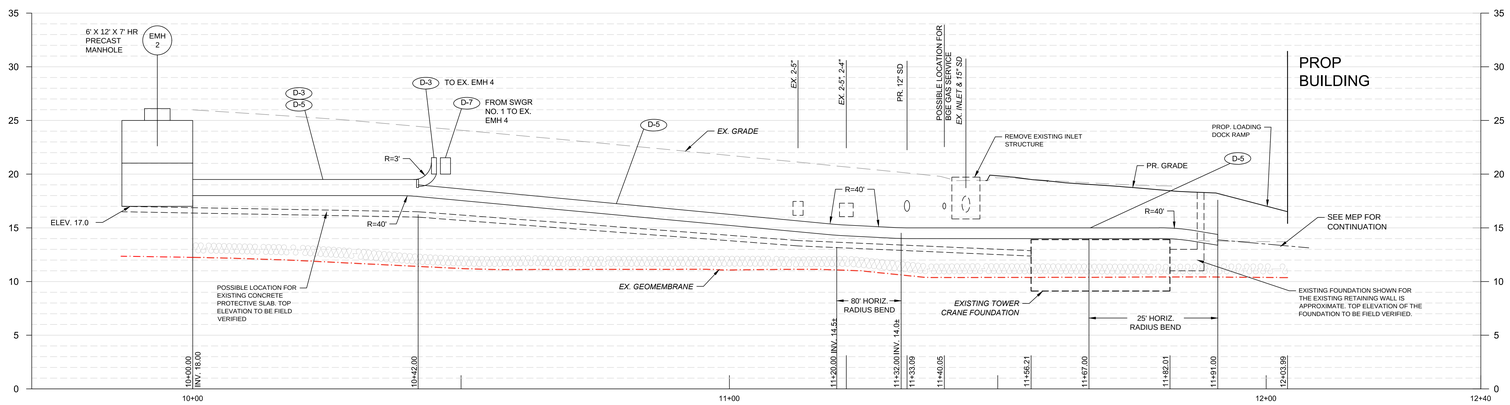
VERT. 1" = 5'



ELECTRIC AND TELECOM: PROPOSED EMH 2 TO BUILDING

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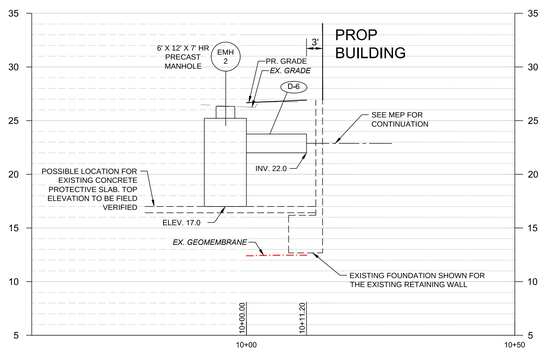
VERT. 1" = 5'



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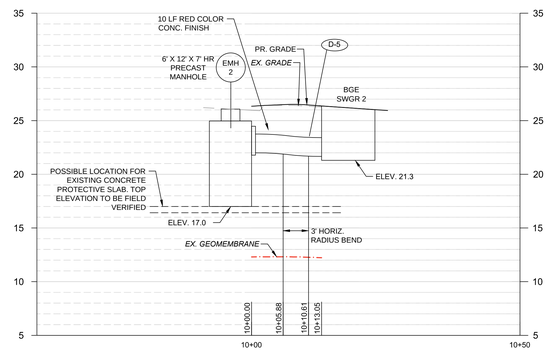

ELECTRIC: PROPOSED EMH 2 TO SWGR 2

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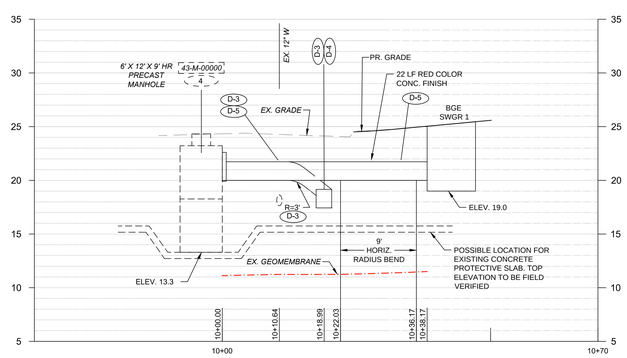

ELECTRIC AND TELECOM: EXISTING BGE 4 TO SWGR 1

SCALE: HORIZ. 1" = 10'
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REFERENCE NOTES:

1. SEE UTILITY COMPOSITE PLAN FOR PLAN VIEW LOCATIONS OF UTILITIES.
2. FOR ADDITIONAL NOTES AND REQUIREMENTS, SEE UTILITY COMPOSITE PLAN.

DUCTBANK SECTIONS

- D-1 TYPE 'Y' DUCT SECTION, 1-3" I.D. PVC
- D-2 TYPE 'X' DUCT SECTION, 2-3" I.D. PVC
- D-3 TYPE 'X' DUCT SECTION, 2-4" I.D. PVC
- D-4 TYPE 'X' DUCT SECTION, 2-5" I.D. PVC
- D-5 TYPE 'X' DUCT SECTION, 2-6" I.D. PVC
- D-6 TYPE 'O' DUCT SECTION, 4-4" I.D. PVC
- D-7 TYPE 'O' DUCT SECTION 4-5", I.D. PVC
- D-8 TYPE 'XO' DUCT SECTION 4-5", 2-4" I.D. PVC
- D-9 TYPE 'PK' DUCT SECTION, 8-5", 1-4", 5-3" I.D. PVC

*SEE CONDUIT NOTES SHEET C-485, NOTE 12

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PARCEL 3
DETAILED DEVELOPMENT PLAN
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EROSION AND SEDIMENT CONTROL NOTES

1. CONTRACTOR SHALL PAY ALL FEES AND OBTAIN ALL PERMITS. THE CONTRACTOR WILL COMPLY WITH ALL REQUIREMENTS OF SEDIMENT AND EROSION CONTROL AS SET FORTH IN THE MARYLAND SEDIMENT AND EROSION MANUAL AND BALTIMORE CITY CODE ARTICLE 7.

2. SUBMIT A WRITTEN NOTIFICATION TO: THE DEPARTMENT OF PUBLIC WORKS, OFFICE OF COMPLIANCE AND LABORATORIES: 3001 DRUID PARK DRIVE, ROOM 228, BALTIMORE, MD 21215, PHONE NUMBER, 410-396-0732, FAX 410-523-9047, DPW.ESCINSPECTIONS@BALTIMORECITY.GOV, AT LEAST 72 HOURS PRIOR TO START OF CONSTRUCTION STATING:
   - A. A REQUEST FOR A PRECONSTRUCTION MEETING,
   - B. WHEN CONTRACTOR INTENDS TO BEGIN CONSTRUCTION,
   - C. WHEN CONTRACTOR INTENDS TO INSTALL STORMWATER MANAGEMENT FACILITIES,
   - D. SOURCE OF BORROW MATERIAL,
   - E. LOCATION OF DISPOSAL AREA WITH AN ACTIVE PERMIT,
   - F. CONTRACTOR'S TENTATIVE CLOSING DATE.
3. INITIAL DISTURBANCE WILL BE LIMITED TO THAT NECESSARY TO GAIN ENTRANCE TO THE SITE AND INSTALL NECESSARY SEDIMENT CONTROLS AS PER THE APPROVED PLANS.

4. ALL EXCAVATED MATERIAL SHALL BE PLACED ON THE HIGH SIDE WHENEVER POSSIBLE AND CONFINED TO AN AREA WHERE IT WILL NOT BE OBSTRUCT THE NORMAL COURSE OF DRAINAGE.

5. BALTIMORE CITY SURFACE WATER MANAGEMENT DIVISION MUST BE NOTIFIED IN WRITING OF WHERE ANY EXCESS MATERIAL WILL BE DISPOSED OR WHERE ANY BORROWED MATERIALS WILL COME FROM.

6. PUMPING OF SEDIMENT LADEN WATER WILL NOT BE ALLOWED UNLESS IT IS FILTERED BY WAY OF AN APPROVED SEDIMENT TRAPPING DEVICE.

7. CONTINUOUS INSPECTION AND MAINTENANCE OF ALL SEDIMENT CONTROL DEVICES IS MANDATORY.

8. ANY SEDIMENT CONTROL DEVICES DISTURBED DURING UTILITY CONSTRUCTION MUST BE RESTORED IMMEDIATELY.

9. ALL POINTS OF INGRESS AND EGRESS SHALL BE PROTECTED TO MINIMIZE TRACKING OF MUD ON TO PUBLIC RIGHT-OF-WAYS.

10. ANY EARTH, GRAVEL, AND/OR OTHER MATERIAL TRACKED, SPILLED OR WASHED ON TO ADJACENT ROADS MUST BE IMMEDIATELY REMOVED AND DISPOSED OF IN A PROPER MANNER. NO FLUSHING WILL BE PERMITTED. ALL MATERIAL MUST BE REMOVED BY MEANS OF SHOVELING AND SWEEPING.

11. ON ALL SITES WITH DISTURBED AREAS IN EXCESS OF 5,000 SQ. FT , THE CONTRACTOR SHALL HAVE A BALTIMORE CITY EROSION AND SEDIMENT CONTROL INSPECTOR INSPECT AND APPROVE THE WORK COMPLETED AT THE STAGES OF CONSTRUCTION SPECIFIED BELOW:
    - a. UPON COMPLETION OF THE INSTALLATION OF THE PERIMETER SEDIMENT CONTROLS;
    - b. DURING ALL GRADING AND BUILDING OPERATIONS;
    - c. UPON FINAL STABILIZATION OF THE ENTIRE SITE PRIOR TO REMOVAL OF THE SEDIMENT CONTROLS

13. THE CONTRACTOR SHALL NOT DEVIATE FROM THE APPROVED SEDIMENT AND EROSION CONTROL PLAN WITHOUT FIRST RECEIVING APPROVAL FROM THE OFFICE OF COMPLIANCE AND LABORATORIES. VARIATIONS TO THE ORIGINAL PLAN MUST BE SUBMITTED IN WRITING WITH ALL PROPOSED MODIFICATIONS STILL BEING HIGHLIGHTED. SUBSTANTIAL CHANGES WILL NECESSITATE AMENDMENT OF THE GRADING /BUILDING PERMIT.

MAINTENANCE OF SEDIMENT CONTROL DEVICES:

1. SILT FENCE: ACCUMULATED SEDIMENT AND DEBRIS MUST BE REMOVED WHEN BULGES DEVELOP IN THE SILT FENCE OR WHEN SEDIMENT REACHES 25 PERCENT OF THE FENCE HEIGHT. THE GEOTEXTILE MUST BE REPLACED IF TORN. IF UNDERMINING OCCURS, REINSTALL CHAIN LINK FENCING AND GEOTEXTILE.

2. PORTABLE SEDIMENT TANK: REMOVE ACCUMULATED SEDIMENT FROM INNER PIPE WHEN IT REACHES TWO FEET IN DEPTH. IF THE SYSTEM CLOGS, THE INNER PIPE NEEDS TO BE PULLED OUT, ACCUMULATED SEDIMENT REMOVED, AND THE GEOTEXTILE REPLACED. THE POINT OF DISCHARGE MUST BE KEPT FREE OF EROSION.

3. STORM DRAIN INLET PROTECTION:TO MAINTAIN FUNCTION AND AVOID PREMATURE CLOGGING ACCUMULATED SEDIMENT NEEDS TO BE REMOVED AFTER EACH RAIN EVENT. IF THE INLET PROTECTION DOES NOT COMPLETELY DRAIN WITHIN 24 HOURS AFTER A STORM EVENT, IT IS CLOGGED. WHEN THIS OCCURS, REMOVE ACCUMULATED SEDIMENT AND CLEAN, OR REPLACE THE GEOTEXTILE AND STONE.

4. STABILIZED CONSTRUCTION ENTRANCE: MAINTAIN ENTRANCE IN CONDITION TO MINIMIZE TRACKING SEDIMENT. ADD STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN CLEAN SURFACE, MOUNTABLE BERM, AND SPECIFIED DIMENSIONS. IMMEDIATELY REMOVE STONE AND/OR SEDIMENT SPILLED, DROPPED, OR TRACKED ONTO ADJACENT ROADWAY BY VACUUMING, SCRAPING, AND/OR SWEEPING. WASHING ROADWAY TO REMOVE MUD TRACKED ONTO PAVEMENT IS NOT ACCEPTABLE UNLESS WASH WATER IS DIRECTED TO AN APPROVED SEDIMENT CONTROL PRACTICE.

H-5 STANDARD AND SPECIFICATIONS FOR DUST CONTROL

DEFINITION

CONTROLLING THE SUSPENSION OF DUST PARTICLES FROM CONSTRUCTION ACTIVITIES

PURPOSE

TO PREVENT BLOWING AND MOVEMENT OF DUST FROM EXPOSED SOIL SURFACE TO REDUCE ON AND OFF-SITE DAMAGE INCLUDING HEALTH AND TRAFFIC HAZARDS.

CONDITIONS WHERE PRACTICE APPLIES

AREAS SUBJECT TO DUST BLOWING AND MOVEMENT WHERE ON AND OFF-SITE DAMAGE IS LIKELY WITHOUT TREATMENT.

SPECIFICATIONS

1. MULCHES: SEE SECTION B-4-2 SOIL PREPARATIONS, TOPSOILING , AND SOIL AMENDMENTS, SECTION B-4-3 SEEDING AND MULCHING, AND SECTION B-4-4 TEMPORARY STABILIZATION. MULCH MUST BE ANCHORED TO PREVENT BLOWING.

2. VEGETATIVE COVER: SEE SECTION B-4-4 TEMPORARY STABILIZATION.

3. TILLAGE: TILL TO ROUGHEN SURFACE AND BRING CLODS TO THE SURFACE. BEGIN PLOWING ON WINDWARD SIDE OF SITE. CHISEL-TYPE PLOWS SPACED ABOUT 12 INCHES APART, SPRING-TOOTHED. THE SITE MUST NOT BE IRRIGATED TO THE POINT THAT RUNOFF OCCURS.

4. IRRIGATION: SPRINKLE SITE FENCES, SILT FENCES, BURLAP FENCES, STRAW BALES, AND SIMILAR MATERIAL CAN BE USED TO CONTROL AIR CURRENTS AND SOIL BLOWING.

5. CHEMICAL TREATMENT: USE OF CHEMICAL TREATMNET REQUIRES APPROVAL BY THE APPROPRIATE PLAN REVIEW AUTHORITY.

ENGINEERS CERTIFICATION:

I/WE DO HEREBY CERTIFY THAT THIS PLAN FOR EROSION SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED UPON PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED ON ACCORDANCE WITH THE REQUIREMENTS OF THE BALTIMORE CITY SWM/ESC PLANS REVIEW SECTION.

PRINT NAME _____ SIGNATURE DATE _____

ADDRESS _____ TELEPHONE NUMBER 410-728-2900

OWNER'S/DEVELOPERS CERTIFICATION:

I/WE DO HEREBY CERTIFY THAT ANY CLEARING, GRADING, CONSTRUCTION, AND/OR DEVELOPMENT WILL BE DONE PURSUANT TO THIS APPROVED EROSION AND SEDIMENT CONTROL PLAN. ALL RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE, BEFORE THE PROJECT BEGINS, A CERTIFICATION OF TRAINING FROM AN APPROVED MARYLAND DEPARTMENT OF ENVIRONMENTAL SEDIMENT AND EROSION CONTROL TRAINING PROGRAM PRIOR TO THE BEGINNING OF WORK AND BALTIMORE CITY'S DPW AND DHCD AND MDE WILL BE ALLOWED RIGHT OF ENTRY FOR PERIODIC ON-SITE EVALUATION.

PRINT NAME _____ SIGNATURE DATE _____

ADDRESS _____ TELEPHONE NUMBER _____

EROSION & SEDIMENT CONTROL SEQUENCE OF OPERATIONS

1. OBTAIN PROPER PERMITS.

2. CONTRACTOR MUST SUBMIT A WRITTEN NOTIFICATION SWM/ESC INSPECTION SECTION AT LEAST 72 HOURS PRIOR TO THE START OF CONSTRUCTION TO THE DEPARTMENT OF PUBLIC WORKS', OFFICE OF COMPLIANCE AND RESEARCH: 3001 DRUID PARK DRIVE, ROOM 228, BALTIMORE, MD 21215, PHONE NUMBER 410-396-0732, FAX 410-523-9047, DPW.ESCINSPECTIONS@BALTIMORECITY.GOV, STATING:
   - A. WHEN CONTRACTOR INTENDS TO BEGIN CONSTRUCTION,
   - B. WHEN CONTRACTOR INTENDS TO INSTALL STORMWATER MANAGEMENT FACILITIES,
   - C. SOURCE OF BORROW MATERIAL,
   - D. LOCATION OF DISPOSAL AREA WITH AN ACTIVE PERMIT
   - E. CONTRACTOR'S TENTATIVE CLOSING DATE.
3. CLEAR AND GRUB THE SITE AS NECESSARY TO INSTALL EROSION AND SEDIMENT CONTROL DEVICES.

4. INSTALL EROSION AND SEDIMENT CONTROL DEVICES INCLUDING STABILIZED CONSTRUCTION ENTRANCE, SILT FENCE ON PAVEMENT, SILT FENCE, STAGING AND STOCKPILE AREA. CLEAR AND GRUB REMAINING WITHIN THE INSTALLED PERIMETERS.STABILIZED CONSTRUCTION ENTRANCE CAN NOT BE INSTALLED OVER PAVEMENT AND ALL PAVEMENT AND CURBING WITHIN THE FOOTPRINT OF THE SCE MUST BE REMOVED.

5. REMOVE ALL EXISTING PAVEMENT AND SITE IMPROVEMENTS.

8. EXCAVATE AND INSTALL BUILDING FOUNDATIONS. DEWATER AS NEEDED.

9. INSTALL UTILITIES INCLUDING SERVICE CONNECTIONS AND LIGHTPOLE FOUNDATIONS. DEWATER AS NEEDED. PROVIDE SAME DAY STABILIZATION FOR ALL WORK AREAS OUTSIDE OF DESIGNED ESC DEVICES AND AS INDICATED ON PLAN.

10. CONSTRUCT BUILDINGS. INSTALL PAVEMENTS.

11. BRING SITE TO FINAL GRADE AND STABILIZE. INSTALL LANDSCAPING.

12. ONCE ALL AREAS ARE PERMANENTLY STABILIZED AND WITH APPROVAL AND THE WRITTEN PERMISSION OF THE SEDIMENT CONTROL INSPECTOR, REMOVE ANY REMAINING EROSION AND SEDIMENT CONTROL DEVICES AND STABILIZE THOSE AREAS. PROVIDE PERMANENT STABILIZATION TO THOSE AREAS DISTURBED BY THIS OPERATION.

GENERAL EROSION AND SEDIMENT CONTROL NOTES

1. CONTRACTOR SHALL PAY ALL FEES AND OBTAIN ALL PERMITS. THE CONTRACTOR WILL COMPLY WITH ALL REQUIREMENTS OF SEDIMENT AND EROSION CONTROL AS SET FORTH IN THE 2011 MD STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL AND BALTIMORE CITY CODE ARTICLE 7.

2. ALL SEDIMENT CONTROLS AND CRITICAL SLOPES MUST BE STABILIZED WITHIN THREE CALENDAR DAYS. ALL OTHER DISTURBED AREAS OF THE PROJECT SITE MUST BE STABILIZED WITHIN SEVEN CALENDAR DAYS.

3. BALTIMORE CITY SURFACE WATER MANAGEMENT DIVISION MUST BE NOTIFIED IN WRITING OF WHERE ANY EXCESS MATERIAL WILL BE DISPOSED OR WHERE ANY BORROWED MATERIALS WILL COME FROM.

4. TITLE 4. SUBTITLE I ENVIRONMENTAL, ANNOTATED CODE OF MARYLAND AND BALTIMORE CITY ORDNANCE 1013, REQUIRE THAT PROVISIONS TO CONTROL EROSION AND SEDIMENT SHALL BE INCLUDED FOR ALL CITY LAND DISTURBANCE. AS REQUIRED BY STATE LAW, CONSTRUCTION CANNOT BE STARTED UNTIL SUCH EROSION AND SEDIMENT CONTROL PROVISIONS ARE APPROVED.

5. THE CONTRACTOR MUST FILTER ALL RUN-OFF AND CONTROL ALL SEDIMENT WITHIN THE PROJECT. ALL WORK MUST COMPLY WITH ALL REQUIREMENTS OF "BALTIMORE CITY CODE ARTICLE 7" AND THE "2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL" AS DISTRIBUTED AND MODIFIED BY THE BALTIMORE CITY SURFACE WATER MANAGEMENT DIVISION.

6. NOTHING HEREON RELIEVES THE CONTRACTOR FROM COMPLYING WITH ANY AND ALL OTHER FEDERAL, STATE OR MUNICIPAL REGULATIONS.

7. MDE VOLUNTARY CLEANUP PLAN COMPLIANCE: THE PROJECT SITE IS SUBJECT TO MDE'S VOLUNTARY CLEANUP PROGRAM REQUIREMENTS DUE TO EXISTING CONTAMINANTS. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE MDE APPROVED RESPONSE ACTION PLAN (RAP). SHOULD THE RAP CONFLICT WITH A PROJECT SEDIMENT CONTROL REQUIREMENT, THE MORE RESTRICTIVE REQUIREMENT SHALL APPLY, UNLESS OTHERWISE APPROVED BY THE OWNER AND THE BALTIMORE CITY SEDIMENT CONTROL INSPECTOR

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PARCEL 3
DETAILED DEVELOPMENT PLAN
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EROSION AND SEDIMENT CONTROL NOTES

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B-4 STANDARDS AND SPECIFICATIONS

FOR

VEGETATIVE STABILIZATION

Definition

Using vegetation as cover to protect exposed soil from erosion.

Purpose

To promote the establishment of vegetation on exposed soil.

Conditions Where Practice Applies

On all disturbed areas not stabilized by other methods. This specification is divided into sections on incremental stabilization; soil preparation, soil amendments and topsoiling; seeding and mulching; temporary stabilization; and permanent stabilization.

Effects on Water Quality and Quantity

Stabilization practices are used to promote the establishment of vegetation on exposed soil. When soil is stabilized with vegetation, the soil is less likely to erode and more likely to allow infiltration of rainfall, thereby reducing sediment loads and runoff to downstream areas.

Planting vegetation in disturbed areas will have an effect on the water budget, especially on volumes and rates of runoff, infiltration, evaporation, transpiration, percolation, and groundwater recharge. Over time, vegetation will increase organic matter content and improve the water holding capacity of the soil and subsequent plant growth.

Vegetation will help reduce the movement of sediment, nutrients, and other chemicals carried by runoff to receiving waters. Plants will also help protect groundwater supplies by assimilating those substances present within the root zone.

Sediment control practices must remain in place during grading, seedbed preparation, seeding, mulching, and vegetative establishment.

Adequate Vegetative Establishment

Inspect seeded areas for vegetative establishment and make necessary repairs, replacements, and reseedings within the planting season.

1. Adequate vegetative stabilization requires 95 percent groundcover.
2. If an area has less than 40 percent groundcover, restabilize following the original recommendations for lime, fertilizer, seedbed preparation, and seeding.
3. If an area has between 40 and 94 percent groundcover, over-seed and fertilize using half of the rates originally specified.
4. Maintenance fertilizer rates for permanent seeding are shown in Table B.6.

B-4-1 STANDARDS AND SPECIFICATIONS

FOR

INCREMENTAL STABILIZATION

Definition

Establishment of vegetative cover on cut and fill slopes.

Purpose

To provide timely vegetative cover on cut and fill slopes as work progresses.

Conditions Where Practice Applies

Any cut or fill slope greater than 15 feet in height. This practice also applies to stockpiles.

Criteria

A. Incremental Stabilization - Cut Slopes

1. Excavate and stabilize cut slopes in increments not to exceed 15 feet in height. Prepare seedbed and apply seed and mulch on all cut slopes as the work progresses.
2. Construction sequence example (Refer to Figure B.1):
   a. Construct and stabilize all temporary swales or dikes that will be used to convey runoff around the excavation.
   b. Perform Phase 1 excavation, prepare seedbed, and stabilize.
   c. Perform Phase 2 excavation, prepare seedbed, and stabilize. Overseed Phase 1 areas as necessary.
   d. Perform final phase excavation, prepare seedbed, and stabilize. Overseed previously seeded areas as necessary.

Note: Once excavation has begun the operation should be continuous from grubbing through the completion of grading and placement of topsoil (if required) and permanent seed and mulch. Any interruptions in the operation or completing the operation out of the seeding season will necessitate the application of temporary stabilization.

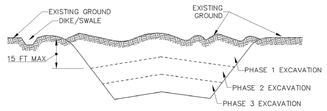

Figure B.1: Incremental Stabilization – Cut

B. Incremental Stabilization - Fill Slopes

1. Construct and stabilize fill slopes in increments not to exceed 15 feet in height. Prepare seedbed and apply seed and mulch on all slopes as the work progresses.
2. Stabilize slopes immediately when the vertical height of a lift reaches 15 feet, or when the grading operation ceases as prescribed in the plans.
3. At the end of each day, install temporary water conveyance practice(s), as necessary, to intercept surface runoff and convey it down the slope in a non-erosive manner.
4. Construction sequence example (Refer to Figure B.2):
   a. Construct and stabilize all temporary swales or dikes that will be used to divert runoff around the fill. Construct silt fence on low side of fill unless other methods shown on the plans address this area.
   b. At the end of each day, install temporary water conveyance practice(s), as necessary, to intercept surface runoff and convey it down the slope in a non-erosive manner.
   c. Place Phase 1 fill, prepare seedbed, and stabilize.
   d. Place Phase 2 fill, prepare seedbed, and stabilize.
   e. Place final phase fill, prepare seedbed, and stabilize. Overseed previously seeded areas as necessary.

Note: Once the placement of fill has begun the operation should be continuous from grubbing through the completion of grading and placement of topsoil (if required) and permanent seed and mulch. Any interruptions in the operation or completing the operation out of the seeding season will necessitate the application of temporary stabilization.

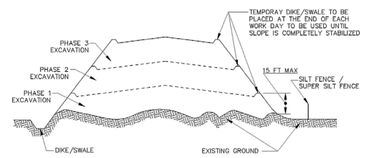

Figure B.2: Incremental Stabilization – Fill

B-4-2 STANDARDS AND SPECIFICATIONS

FOR

SOIL PREPARATION, TOPSOILING, AND SOIL AMENDMENTS

Definition

The process of preparing the soils to sustain adequate vegetative stabilization.

Purpose

To provide a suitable soil medium for vegetative growth.

Conditions Where Practice Applies

Where vegetative stabilization is to be established.

Criteria

A. Soil Preparation

1. Temporary Stabilization
   a. Seedbed preparation consists of loosening soil to a depth of 3 to 5 inches by means of suitable agricultural or construction equipment, such as disc harrows or chisel plows or rippers mounted on construction equipment. After the soil is loosened, it must not be rolled or dragged smooth but left in the roughened condition. Slopes 3:1 or flatter are to be tracked with ridges running parallel to the contour of the slope.
   b. Apply fertilizer and lime as prescribed on the plans.
   c. Incorporate lime and fertilizer into the top 3 to 5 inches of soil by disking or other suitable means.
2. Permanent Stabilization
   a. A soil test is required for any earth disturbance of 5 acres or more. The minimum soil conditions required for permanent vegetative establishment are:
      i. Soil pH between 6.0 and 7.0.
      ii. Soluble salts less than 500 parts per million (ppm).
      iii. Soil contains less than 40 percent clay but enough fine grained material (greater than 30 percent silt plus clay) to provide the capacity to hold a moderate amount of moisture. An exception: if lovegrass will be planted, then a sandy soil (less than 30 percent silt plus clay) would be acceptable.
      iv. Soil contains 1.5 percent minimum organic matter by weight.
      v. Soil contains sufficient pore space to permit adequate root penetration.
   b. Application of amendments or topsoil is required if on-site soils do not meet the above conditions.
   c. Graded areas must be maintained in a true and even grade as specified on the approved plan, then scarified or otherwise loosened to a depth of 3 to 5 inches.

   d. Apply soil amendments as specified on the approved plan or as indicated by the results of a soil test.
   e. Mix soil amendments into the top 3 to 5 inches of soil by disking or other suitable means. Rake lawn areas to smooth the surface, remove large objects like stones and branches, and ready the area for seed application. Loosen surface soil by dragging with a heavy chain or other equipment to roughen the surface where site conditions will not permit normal seedbed preparation. Track slopes 3:1 or flatter with tracked equipment leaving the soil in an irregular condition with ridges running parallel to the contour of the slope. Leave the top 1 to 3 inches of soil loose and friable. Seedbed loosening may be unnecessary on newly disturbed areas.

B. Topsoiling

1. Topsoil is placed over prepared subsoil prior to establishment of permanent vegetation. The purpose is to provide a suitable soil medium for vegetative growth. Soils of concern have low moisture content, low nutrient levels, low pH, materials toxic to plants, and/or unacceptable soil gradation.
2. Topsoil salvaged from an existing site may be used provided it meets the standards as set forth in these specifications. Typically, the depth of topsoil to be salvaged for a given soil type can be found in the representative soil profile section in the Soil Survey published by USDA-NRCS.
3. Topsoiling is limited to areas having 2:1 or flatter slopes where:
   a. The texture of the exposed subsoil/parent material is not adequate to produce vegetative growth.
   b. The soil material is so shallow that the rooting zone is not deep enough to support plants or furnish continuing supplies of moisture and plant nutrients.
   c. The original soil to be vegetated contains material toxic to plant growth.
   d. The soil is so acidic that treatment with limestone is not feasible.
4. Areas having slopes steeper than 2:1 require special consideration and design.
5. Topsoil Specifications: Soil to be used as topsoil must meet the following criteria:
   a. Topsoil must be a loam, sandy loam, clay loam, silt loam, sandy clay loam, or loamy sand. Other soils may be used if recommended by an agronomist or soil scientist and approved by the appropriate approval authority. Topsoil must not be a mixture of contrasting textured subsoils and must contain less than 5 percent by volume of cinders, stones, slag, coarse fragments, gravel, sticks, roots, trash, or other materials larger than 1½ inches in diameter.
   b. Topsoil must be free of noxious plants or plant parts such as Bermuda grass, quack grass, Johnson grass, nut sedge, poison ivy, thistle, or others as specified.
   c. Topsoil substitutes or amendments, as recommended by a qualified agronomist or soil scientist and approved by the appropriate approval authority, may be used in lieu of natural topsoil.
6. Topsoil Application
   a. Erosion and sediment control practices must be maintained when applying topsoil.
   b. Uniformly distribute topsoil in a 5 to 8 inch layer and lightly compact to a minimum thickness of 4 inches. Spreading is to be performed in such a manner that sodding or seeding can proceed with a minimum of additional soil preparation and tillage. Any irregularities in the surface resulting from topsoiling or other operations must be corrected in order to prevent the formation of depressions or water pockets.
   c. Topsoil must not be placed if the topsoil or subsoil is in a frozen or muddy condition, when the subsoil is excessively wet or in a condition that may otherwise be detrimental to proper grading

and seedbed preparation.

C. Soil Amendments (Fertilizer and Lime Specifications)

1. Soil tests must be performed to determine the exact ratios and application rates for both lime and fertilizer on sites having disturbed areas of 5 acres or more. Soil analysis may be performed by a recognized private or commercial laboratory. Soil samples taken for engineering purposes may also be used for chemical analyses.
2. Fertilizers must be uniform in composition, free flowing and suitable for accurate application by appropriate equipment. Manure may be substituted for fertilizer with prior approval from the appropriate approval authority. Fertilizers must all be delivered to the site fully labeled according to the applicable laws and must bear the name, trade name or trademark and warranty of the producer.
3. Lime materials must be ground limestone (hydrated or burnt lime may be substituted except when hydroseeding) which contains at least 50 percent total oxides (calcium oxide plus magnesium oxide). Limestone must be ground to such fineness that at least 50 percent will pass through a #100 mesh sieve and 98 to 100 percent will pass through a #20 mesh sieve.
4. Lime and fertilizer are to be evenly distributed and incorporated into the top 3 to 5 inches of soil by disking or other suitable means.
5. Where the subsoil is either highly acidic or composed of heavy clays, spread ground limestone at the rate of 4 to 8 tons/acre (200-400 pounds per 1,000 square feet) prior to the placement of topsoil.

B-4-3 STANDARDS AND SPECIFICATIONS

FOR

SEEDING AND MULCHING

Definition

The application of seed and mulch to establish vegetative cover.

Purpose

To protect disturbed soils from erosion during and at the end of construction.

Conditions Where Practice Applies

To the surface of all perimeter controls, slopes, and any disturbed area not under active grading.

Criteria

A. Seeding

1. Specifications
   a. All seed must meet the requirements of the Maryland State Seed Law. All seed must be subject to re-testing by a recognized seed laboratory. All seed used must have been tested within the 6 months immediately preceding the date of sowing such material on any project. Refer to Table B.4 regarding the quality of seed. Seed tags must be available upon request to the inspector to verify type of seed and seeding rate.
   b. Mulch alone may be applied between the fall and spring seeding dates only if the ground is frozen. The appropriate seeding mixture must be applied when the ground thaws.
   c. Inoculants: The inoculant for treating legume seed in the seed mixtures must be a pure culture of nitrogen fixing bacteria prepared specifically for the species. Inoculants must not be used later than the date indicated on the container. Add fresh inoculants as directed on the package. Use four times the recommended rate when hydroseeding. Note: It is very important to keep inoculant as cool as possible until used. Temperatures above 75 to 80 degrees Fahrenheit can weaken bacteria and make the inoculant less effective.
   d. Sod or seed must not be placed on soil which has been treated with soil sterilants or chemicals used for weed control until sufficient time has elapsed (14 days min.) to permit dissipation of phyto-toxic materials.
2. Application
   a. Dry Seeding: This includes use of conventional drop or broadcast spreaders.
      i. Incorporate seed into the subsoil at the rates prescribed on Temporary Seeding Table B.1, Permanent Seeding Table B.3, or site-specific seeding summaries.
      ii. Apply seed in two directions, perpendicular to each other. Apply half the seeding rate in each direction. Roll the seeded area with a weighted roller to provide good seed to soil contact.

   b. Drill or Cultipacker Seeding: Mechanized seeders that apply and cover seed with soil.
      i. Cultipacking seeders are required to bury the seed in such a fashion as to provide at least 1/4 inch of soil covering. Seedbed must be firm after planting.
      ii. Apply seed in two directions, perpendicular to each other. Apply half the seeding rate in each direction.
   c. Hydroseeding: Apply seed uniformly with hydroseeder (slurry includes seed and fertilizer).
      i. If fertilizer is being applied at the time of seeding, the application rates should not exceed the following: nitrogen, 100 pounds per acre total of soluble nitrogen; P_2O_5 (phosphorous), 200 pounds per acre; K_2O (potassium), 200 pounds per acre.
      ii. Lime: Use only ground agricultural limestone (up to 3 tons per acre may be applied by hydroseeding). Normally, not more than 2 tons are applied by hydroseeding at any one time. Do not use burnt or hydrated lime when hydroseeding.
      iii. Mix seed and fertilizer on site and seed immediately and without interruption.
      iv. When hydroseeding do not incorporate seed into the soil.

B. Mulching

1. Mulch Materials (in order of preference)
   a. Straw consisting of thoroughly threshed wheat, rye, oat, or barley and reasonably bright in color. Straw is to be free of noxious weed seeds as specified in the Maryland Seed Law and not musty, moldy, caked, decayed, or excessively dusty. **Note: Use only sterile straw mulch in areas where one species of grass is desired.**
   b. Wood Cellulose Fiber Mulch (WCFM) consisting of specially prepared wood cellulose processed into a uniform fibrous physical state.
      i. WCFM is to be dyed green or contain a green dye in the package that will provide an appropriate color to facilitate visual inspection of the uniformly spread slurry.
      ii. WCFM, including dye, must contain no germination or growth inhibiting factors.
      iii. WCFM materials are to be manufactured and processed in such a manner that the wood cellulose fiber mulch will remain in uniform suspension in water under agitation and will blend with seed, fertilizer and other additives to form a homogeneous slurry. The mulch material must form a blotter-like ground cover, on application, having moisture absorption and percolation properties and must cover and hold grass seed in contact with the soil without inhibiting the growth of the grass seedlings.
      iv. WCFM material must not contain elements or compounds at concentration levels that will be phyto-toxic.
      v. WCFM must conform to the following physical requirements: fiber length of approximately 10 millimeters, diameter approximately 1 millimeter, pH range of 4.0 to 8.5, ash content of 1.6 percent maximum and water holding capacity of 90 percent minimum.

2. Application
   a. Apply mulch to all seeded areas immediately after seeding.
   b. When straw mulch is used, spread it over all seeded areas at the rate of 2 tons per acre to a uniform loose depth of 1 to 2 inches. Apply mulch to achieve a uniform distribution and depth so that the soil surface is not exposed. When using a mulch anchoring tool, increase the application rate to 2.5 tons per acre.
   c. Wood cellulose fiber used as mulch must be applied at a net dry weight of 1500 pounds per acre. Mix the wood cellulose fiber with water to attain a mixture with a maximum of 50 pounds of wood cellulose fiber per 100 gallons of water.
3. Anchoring
   a. Perform mulch anchoring immediately following application of mulch to minimize loss by wind or water. This may be done by one of the following methods (listed by preference), depending upon the size of the area and erosion hazard:
      i. A mulch anchoring tool is a tractor drawn implement designed to punch and anchor mulch into the soil surface a minimum of 2 inches. This practice is most effective on large areas, but is limited to flatter slopes where equipment can operate safely. If used on sloping land, this practice should follow the contour.
      ii. Wood cellulose fiber may be used for anchoring straw. Apply the fiber binder at a net dry weight of 750 pounds per acre. Mix the wood cellulose fiber with water at a maximum of 50 pounds of wood cellulose fiber per 100 gallons of water.
      iii. Synthetic binders such as Acrylic DLR (Agro-Tack), DCA-70, Petroset, Terra Tax II, Terra Tack AR or other approved equal may be used. Follow application rates as specified by the manufacturer. Application of liquid binders needs to be heavier at the edges where wind catches mulch, such as in valleys and on crests of banks. **Use of asphalt binders is strictly prohibited.**
      iv. Lightweight plastic netting may be stapled over the mulch according to manufacturer recommendations. Netting is usually available in rolls 4 to 15 feet wide and 300 to 3,000 feet long.

B-4-4 STANDARDS AND SPECIFICATIONS

FOR

TEMPORARY STABILIZATION

Definition

To stabilize disturbed soils with vegetation for up to 6 months.

Purpose

To use fast growing vegetation that provides cover on disturbed soils.

Conditions Where Practice Applies

Exposed soils where ground cover is needed for a period of 6 months or less. For longer duration of time, permanent stabilization practices are required.

Criteria

1. Select one or more of the species or seed mixtures listed in Table B.1 for the appropriate Plant Hardiness Zone (from Figure B.3), and enter them in the Temporary Seeding Summary below along with application rates, seeding dates and seeding depths. If this Summary is not put on the plan and completed, then Table B.1 plus fertilizer and lime rates must be put on the plan.
2. For sites having soil tests performed, use and show the recommended rates by the testing agency. Soil tests are not required for Temporary Seeding.
3. When stabilization is required outside of a seeding season, apply seed and mulch or straw mulch alone as prescribed in Section B-4-3.A.1.b and maintain until the next seeding season.

Temporary Seeding Summary

Hardiness Zone (From Figure B.3): 7A Seed Mixture (From Table B.3): 1				Fertilizer Rate (10-20-20)			
Species	Application Rate (lb/100 sq. ft.)	Seeding Dates	Seeding Depths	N	PO	K 0	
Creeping Red Fescue Kentucky Bluegrass Creeping Red Fescue	13.8 3.4 6.9	Mar 1 to May 15 Aug 15 to Oct 15	1/4" - 1/2"	46 lb/ac (1.0 lb/1000 sf)	90 lb/ac (2 lb/1000 sf)	90 lb/ac (2 lb/1000 sf)	2 tons/ac (90 lb/1000 sf)
Chewings Fescue Kentucky Bluegrass	6.9 4.6	Mar 1 to May 15 Aug 15 to Oct 15	1/4" - 1/2"	46 lb/ac (1.0 lb/1000 sf)	90 lb/ac (2 lb/1000 sf)	90 lb/ac (2 lb/1000 sf)	2 tons/ac (90 lb/1000 sf)
Sod*		May 1 to Sept.30					

* Supplemental watering may be needed to ensure plant establishment

B-4-5 STANDARDS AND SPECIFICATIONS

FOR

PERMANENT STABILIZATION

Definition

To stabilize disturbed soils with permanent vegetation.

Purpose

To use long-lived perennial grasses and legumes to establish permanent ground cover on disturbed soils.

Conditions Where Practice Applies

Exposed soils where ground cover is needed for 6 months or more.

Criteria

A. Seed Mixtures

1. General Use
   a. Select one or more of the species or mixtures listed in Table B.3 for the appropriate Plant Hardiness Zone (from Figure B.3) and based on the site condition or purpose found on Table B.2. Enter selected mixture(s), application rates, and seeding dates in the Permanent Seeding Summary. The Summary is to be placed on the plan.
   b. Additional planting specifications for exceptional sites such as shorelines, stream banks, or dunes or for special purposes such as wildlife or aesthetic treatment may be found in USDA-NRCS Technical Field Office Guide, Section 342 - Critical Area Planting.
   c. For sites having disturbed area over 5 acres, use and show the rates recommended by the soil testing agency.
   d. For areas receiving low maintenance, apply urea form fertilizer (46-0-0) at 3 ½ pounds per 1000 square feet (150 pounds per acre) at the time of seeding in addition to the soil amendments shown in the Permanent Seeding Summary .
2. Turfgrass Mixtures
   a. Areas where turfgrass may be desired include lawns, parks, playgrounds, and commercial sites which will receive a medium to high level of maintenance.
   b. Select one or more of the species or mixtures listed below based on the site conditions or purpose. Enter selected mixture(s), application rates, and seeding dates in the Permanent Seeding Summary. The summary is to be placed on the plan.
      i. Kentucky Bluegrass: Full Sun Mixture: For use in areas that receive intensive management. Irrigation required in the areas of central Maryland and Eastern Shore. Recommended Certified Kentucky Bluegrass Cultivars Seeding Rate: 1.5 to 2.0 pounds per 1000 square feet. Choose a minimum of three Kentucky bluegrass cultivars with each ranging from 10 to 35 percent of the total mixture by weight.
      ii. Kentucky Bluegrass/Perennial Rye: Full Sun Mixture: For use in full sun areas where

rapid establishment is necessary and when turf will receive medium to intensive management. Certified Perennial Ryegrass Cultivars/Certified Kentucky Bluegrass Seeding Rate: 2 pounds mixture per 1000 square feet. Choose a minimum of three Kentucky bluegrass cultivars with each ranging from 10 to 35 percent of the total mixture by weight.
      iii. Tall Fescue/Kentucky Bluegrass: Full Sun Mixture: For use in drought prone areas and/or for areas receiving low to medium management in full sun to medium shade. Recommended mixture includes; Certified Tall Fescue Cultivars 95 to 100 percent, Certified Kentucky Bluegrass Cultivars 0 to 5 percent. Seeding Rate: 5 to 8 pounds per 1000 square feet. One or more cultivars may be blended.
      iv. Kentucky Bluegrass/Fine Fescue: Shade Mixture: For use in areas with shade in Bluegrass lawns. For establishment in high quality, intensively managed turf area. Mixture includes; Certified Kentucky Bluegrass Cultivars 30 to 40 percent and Certified Fine Fescue and 60 to 70 percent. Seeding Rate: 1½ to 3 pounds per 1000 square feet.

      Notes:
      Select turfgrass varieties from those listed in the most current University of Maryland Publication, Agronomy Memo #77, "Turfgrass Cultivar Recommendations for Maryland"

      Choose certified material. Certified material is the best guarantee of cultivar purity. The certification program of the Maryland Department of Agriculture, Turf and Seed Section, provides a reliable means of consumer protection and assures a pure genetic line

   c. Ideal Times of Seeding for Turf Grass Mixtures

      Western MD: March 15 to June 1, August 1 to October 1 (Hardiness Zones: 5b, 6a)

      Central MD: March 1 to May 15, August 15 to October 15 (Hardiness Zone: 6b)

      Southern MD, Eastern Shore: March 1 to May 15, August 15 to October 15 (Hardiness Zones: 7a, 7b)

   d. Till areas to receive seed by disking or other approved methods to a depth of 2 to 4 inches, level and rake the areas to prepare a proper seedbed. Remove stones and debris over 1½ inches in diameter. The resulting seedbed must be in such condition that future mowing of grasses will pose no difficulty.
   e. If soil moisture is deficient, supply new seedings with adequate water for plant growth (½ to 1 inch every 3 to 4 days depending on soil texture) until they are firmly established. This is especially true when seedings are made late in the planting season, in abnormally dry or hot seasons, or on adverse sites.

Permanent Seeding Summary

Hardiness Zone (From Figure B.3):7a Seed Mixture (From Table B.1)					Fertilizer Rate (10-20-20)	
No.	Species	Application Rate (lb/1000 sq. ft.)	Seeding Dates	Seeding Depths		
N/A	Foxtail Millet	0.7	May 1 to Aug 14	0.5"	436 lb/ac (10 lb/1000 sf)	2 tons/ac (90 lb/1000 sf)
N/A	Cereal Rye	2.8	Feb 15 to Apr 30 Aug 15 to Dec 15	1.0"	436 lb/ac (10 lb/1000 sf)	2 tons/ac (90 lb/1000 sf)

B. Sod: To provide quick cover on disturbed areas (2:1 grade or flatter).

1. General Specifications
   a. Class of turfgrass sod must be Maryland State Certified. Sod labels must be made available to the job foreman and inspector.
   b. Sod must be machine cut at a uniform soil thickness of ¾ inch, plus or minus ¼ inch, at the time of cutting. Measurement for thickness must exclude top growth and thatch. Broken pads and torn or uneven ends will not be acceptable.
   c. Standard size sections of sod must be strong enough to support their own weight and retain their size and shape when suspended vertically with a firm grasp on the upper 10 percent of the section.
   d. Sod must not be harvested or transplanted when moisture content (excessively dry or wet) may adversely affect its survival.
   e. Sod must be harvested, delivered, and installed within a period of 36 hours. Sod not transplanted within this period must be approved by an agronomist or soil scientist prior to its installation.
2. Sod Installation
   a. During periods of excessively high temperature or in areas having dry subsoil, lightly irrigate the subsoil immediately prior to laying the sod.
   b. Lay the first row of sod in a straight line with subsequent rows placed parallel to it and tightly wedged against each other. Stagger lateral joints to promote more uniform growth and strength. Ensure that sod is not stretched or overlapped and that all joints are butted tight in order to prevent voids which would cause air drying of the roots.
   c. Wherever possible, lay sod with the long edges parallel to the contour and with staggering joints. Roll and tamp, peg or otherwise secure the sod to prevent slippage on slopes. Ensure solid contact exists between sod roots and the underlying soil surface.
   d. Water the sod immediately following rolling and tamping until the underside of the new sod pad and soil surface below the sod are thoroughly wet. Complete the operations of laying, tamping and irrigating for any piece of sod within eight hours.

3. Sod Maintenance
   a. In the absence of adequate rainfall, water daily during the first week or as often and sufficiently as necessary to maintain moist soil to a depth of 4 inches. Water sod during the heat of the day to prevent wilting.
   b. After the first week, sod watering is required as necessary to maintain adequate moisture content.
   c. Do not mow until the sod is firmly rooted. No more than ⅓ of the grass leaf must be removed by the initial cutting or subsequent cuttings. Maintain a grass height of at least 3 inches unless otherwise specified.

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key

project

T.ROWE PRICE GLOBAL HEADQUARTERS

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seal

PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

issued	date	description
		01/13/2021 - 100% SCHEMATIC DESIGN
		01/27/2021 - SPRC SUB.
		03/26/2021 - SPRC 2ND SUB.
		04/23/2021 - DETAILED DEVELOPMENT PLAN
		05/03/2021 - 100% DESIGN DEVELOPMENT
		06/30/2021 - DETAILED DEVELOPMENT PLAN
		08/02/2021 - FOR PERMIT

title

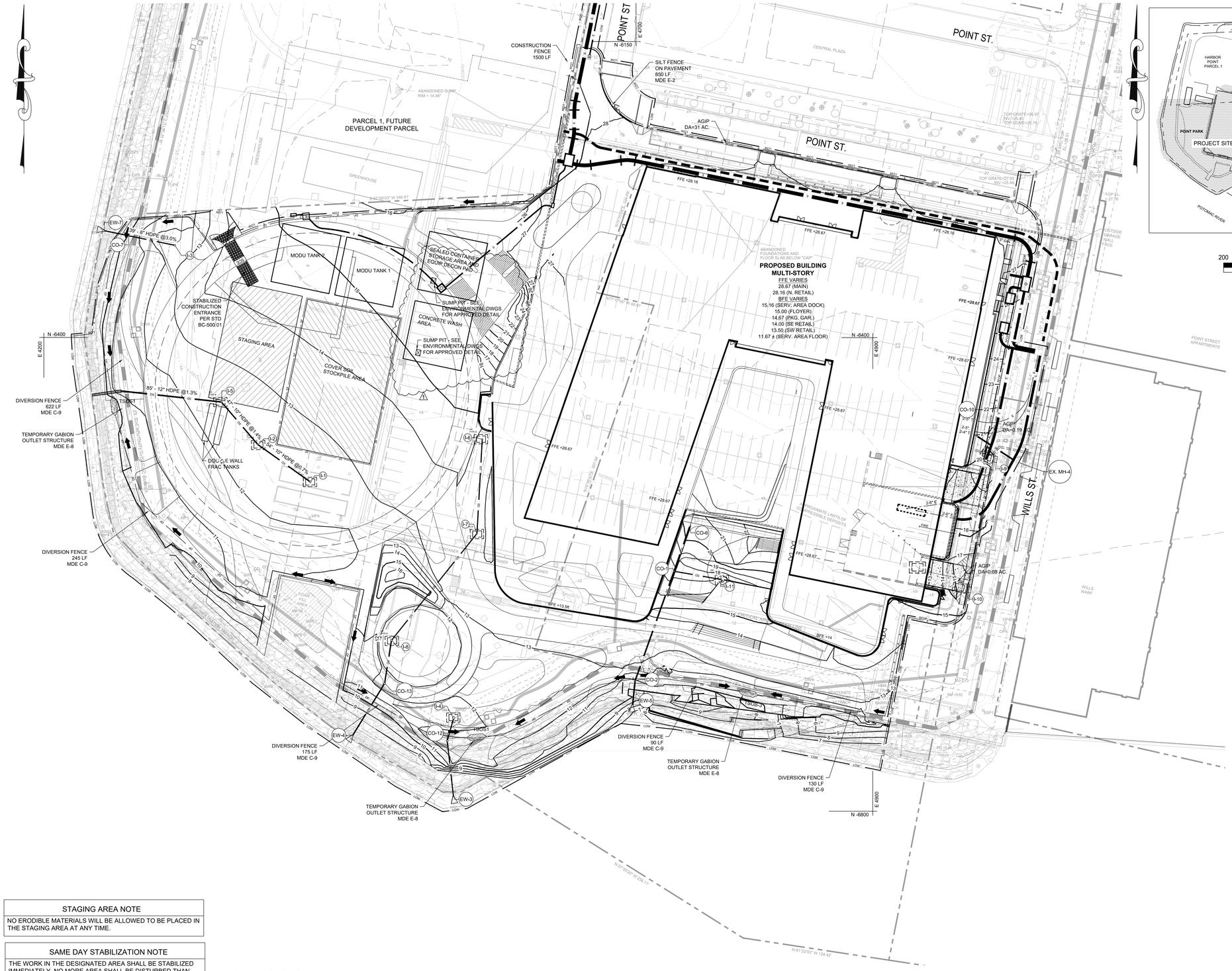
EROSION AND SEDIMENT CONTROL NOTES

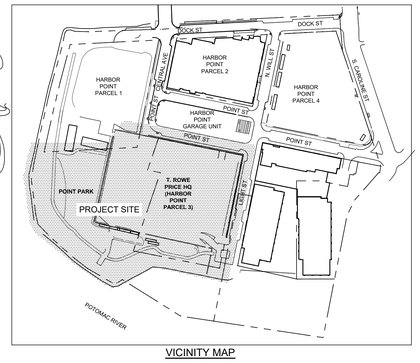
drawn by:	DJB
checked by:	RAF
scale:	1" = 30'
project number:	20337.00
	scaled inch
sheet number	25

HORIZONTAL & VERTICAL DATUM: BALTIMORE CITY

C-601

6/29/2021 3:40:36 PM





VICINITY MAP
SCALE: 1" = 200'
200 100 0 200 400
SCALE: 1" = 200'

PROPOSED LEGEND

- LIMIT OF WORK
- DIVERSION FENCE
- SILT FENCE ON PAVEMENT
- SILT FENCE
- STABILIZED CONSTRUCTION ENTRANCE
- STAGING AREA / STOCKPILE AREA
- TGOS — TEMPORARY GABION OUTLET STRUCTURE
- SP — SUMP PIT
- AGIP — AT-GRADE INLET PROTECTION
- SIP — STANDARD INLET PROTECTION
- PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR
- PROPOSED 12" HDPE STORM DRAIN PIPE
- PROPOSED UNDERDRAIN
- PROPOSED STORM DRAIN OUTFALL
- PROPOSED STORM DRAIN CLEANOUT
- PROPOSED STORM DRAIN INLET
- PROPOSED WATER (DOMESTIC)
- PROPOSED WATER (FIRE)
- PROPOSED WATER VAULT
- PROPOSED GAS
- PROPOSED ELECTRIC/TELECOM CONDUIT
- PROPOSED TRANSFORMER FOR PARK

EXISTING LEGEND

- WATER VALVE
- ELECTRIC MANHOLE
- GAS VALVE
- SANITARY SEWER MANHOLE
- STORM DRAIN MANHOLE
- FIRE HYDRANT
- SIGN
- CLEANOUT
- LIGHT
- MANHOLE
- BUSH
- EVERGREEN TREE
- HANDBOX
- TREE
- DIRECTION ONLY
- RIP RAP EMBANKMENT
- MAJOR CONTOUR LINE
- MINOR CONTOUR LINE
- FENCE
- PLANTER
- STORM DRAIN LINE
- SANITARY SEWER LINE
- GEOMEMBRANE CONTOUR
- HMS PIEZOMETERS*
- HEAD MAINTENANCE SYSTEM LINING*
- HMS SETBACK (10 FT)*
- SOIL BENTONITE BARRIER WALL SETBACK LINES (20 FT AND 30 FT)*
- 100' CRITICAL AREA BUFFER LIMIT*
- COMPRESSIBLE DEPOSITS LIMIT*
- EXISTING FOUNDATION STRUCTURES*
- SOIL BENTONITE BARRIER WALL*
- PROPERTY LINE/PARCEL BOUNDARY
- 100 YEAR FLOODPLAIN (EL. 6.8 BCVD)
- 500 YEAR FLOODPLAIN (EL. 9.0 BCVD)
- MEAN HIGH WATER LINE (EL. 2.17 BCVD)

* EXISTING HISTORIC FOUNDATIONS AND ENVIRONMENTAL CONTAINMENT/MONITORING SYSTEMS ADDED BY THE ENGINEER FROM VARIOUS RECORD DRAWINGS. (NOT PART OF NOV. 2020 FIELD SURVEY)

30 15 0 30 60
SCALE: 1" = 30'

HORIZONTAL & VERTICAL DATUM: BALTIMORE CITY

STAGING AREA NOTE

NO ERODIBLE MATERIALS WILL BE ALLOWED TO BE PLACED IN THE STAGING AREA AT ANY TIME.

SAME DAY STABILIZATION NOTE

THE WORK IN THE DESIGNATED AREA SHALL BE STABILIZED IMMEDIATELY. NO MORE AREA SHALL BE DISTURBED THAN CAN BE STABILIZED BY THE END OF THE WORKDAY. NO DISTURBED AREA SHALL BE LEFT UNSTABILIZED OVERNIGHT UNLESS THE RUNOFF IS DIRECTED TO AN MDE APPROVED SEDIMENT CONTROL DEVICE.

STANDARD STABILIZATION NOTE

FOLLOWING INITIAL SOIL DISTURBANCE OR REDISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION SHALL BE COMPLETED WITHIN THREE (3) CALENDAR DAYS AS TO THE SURFACE OF ALL PERIMETER CONTROLS, DIKES, SWALES, DITCHES, PERIMETER SLOPES, AND ALL SLOPES GREATER THAN 3 HORIZONTAL TO 1 VERTICAL (3:1); AND SEVEN (7) DAYS AS TO ALL OTHER DISTURBED OR GRADED AREAS ON THE PROJECT SITE NOT UNDER ACTIVE GRADING. DISTURBED AREAS OUTSIDE THE LIMITS OF SEDIMENT CONTROLS SHALL BE STABILIZED WITH TEMPORARY OR PERMANENT STABILIZATION BY THE END OF THE WORK DAY IN WHICH IT WAS DISTURBED.

MAINTENANCE OF SEDIMENT CONTROL

CONTRACTOR SHALL, WITHOUT EXTRA COST TO THE PROJECT, REPAIR AND MAINTAIN EXISTING SEDIMENT CONTROL DEVICES UNTIL ALL AREAS WITHIN LIMITS OF CONSTRUCTION ARE STABILIZED. ALL SEDIMENT CONTROL MEASURES REFERRED TO ON THESE PLANS SHALL BE IN ACCORDANCE WITH PUBLICATION ENTITLED "2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL".

REFERENCE NOTES

1. THE FOLLOWING ITEMS ARE SHOWN FOR REFERENCE ONLY. ITEM DESIGN, DETAILS AND SPECIFICATIONS SHALL BE PER THE DESIGN DEVELOPMENT PLAN (DDP) REPORT PREPARED BY ERM:
   - MODUL TANK 1
   - MODUL TANK 2
   - SEALED CONTAINER STORAGE AREA AND EQUIP DECON PAD
   - CONCRETE WASH AREA
   - DOUBLE-WALL FRAC TANKS
   - MATERIAL LAYDOWN AREA/ STAGING AREA

UTILITY CAUTION NOTE

ACTIVE UTILITY SYSTEMS EXIST WITHIN THE PROJECT LIMITS. CONTRACTOR MUST EXERCISE CAUTION WHEN WORKING IN THE VICINITY OF ACTIVE UTILITY SYSTEMS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY LOCATIONS OF THE UTILITY SYSTEMS PRIOR TO CONSTRUCTION

STOCKPILE PROTECTION

EXCESS CUT OR REQUIRED BORROW MATERIAL STOCKPILED ON SITE PRIOR TO ITS DISPOSAL OR USE SHALL BE LOCATED WITHIN THE DESIGNATED LIMIT OF DISTURBANCE IN SUCH A MANNER SO AS TO NOT INTERFERE WITH THE FUNCTION OF ANY EROSION/SEDIMENT CONTROL DEVICES.

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T.ROWE PRICE GLOBAL HEADQUARTERS

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seal

PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

issued	date	description
01/13/2021 - 100% SCHEMATIC DESIGN		
01/27/2021 - SPRC SUB.		
03/26/2021 - SPRC 2ND SUB.		
04/23/2021 - DETAILED DEVELOPMENT PLAN		
05/03/2021 - 100% DESIGN DEVELOPMENT		
06/30/2021 - DETAILED DEVELOPMENT PLAN		
09/16/2021 - FOR PERMIT		

revision	date	description
1	11/19/2021 -	REVISIONS PER EPA/MDE COMMENTS

title

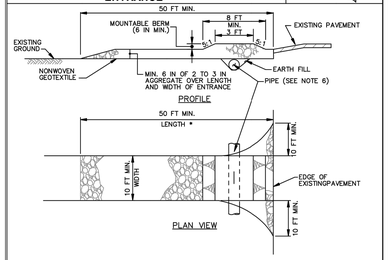
EROSION AND SEDIMENT CONTROL PLAN

drawn by:	ZW8/DJB
checked by:	RAF
scale:	1" = 30'
project number:	20337.00
	scaled inch
sheet number	26

C-610

DETAIL B-1 STABILIZED CONSTRUCTION ENTRANCE

STANDARD SYMBOL SCE



CONSTRUCTION SPECIFICATIONS

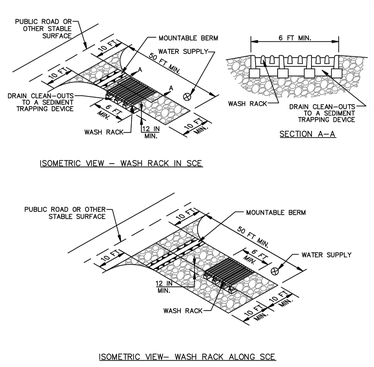
1. PLACE STABILIZED CONSTRUCTION ENTRANCE IN ACCORDANCE WITH THE APPROVED PLAN. VEHICLES MUST TRAVEL OVER THE ENTIRE LENGTH OF THE SCE. USE MINIMUM LENGTH OF 50 FEET (*30 FEET FOR SINGLE RESIDENCE LOT). USE MINIMUM WIDTH OF 10 FEET. FLARE SCE 10 FEET MINIMUM AT THE EXISTING ROAD TO PROVIDE A TURNING RADIUS.
2. PIPE ALL SURFACE WATER FLOWING TO OR DIVERTED TOWARD THE SCE UNDER THE ENTRANCE, MAINTAINING POSITIVE DRAINAGE. PROTECT PIPE INSTALLED THROUGH THE SCE WITH A MOUNTABLE BERM WITH 5:1 SLOPES AND A MINIMUM OF 12 INCHES OF STONE OVER THE PIPE. PROVIDE PIPE AS SPECIFIED ON APPROVED PLAN. WHEN THE SCE IS LOCATED AT A HIGH SPOT AND HAS NO DRAINAGE TO CONVEY, A PIPE IS NOT NECESSARY. A MOUNTABLE BERM IS REQUIRED WHEN SCE IS NOT LOCATED AT A HIGH SPOT.
3. PREPARE SUBGRADE AND PLACE NONWOVEN GEOTEXTILE, AS SPECIFIED IN SECTION H-1 MATERIALS.
4. PLACE CRUSHED AGGREGATE (2 TO 3 INCHES IN SIZE) OR EQUIVALENT RECYCLED CONCRETE (WITHOUT REBAR) AT LEAST 6 INCHES DEEP OVER THE LENGTH AND WIDTH OF THE SCE.
5. MAINTAIN ENTRANCE IN A CONDITION THAT MINIMIZES TRACKING OF SEDIMENT. ADD STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN CLEAN SURFACE, MOUNTABLE BERM, AND SPECIFIED DIMENSIONS. IMMEDIATELY REMOVE STONE AND/OR SEDIMENT SPILLED, DROPPED, OR TRACKED ONTO ADJACENT ROADWAY BY VACUUMING, SCRAPING, AND/OR SWEEPING. WASHING ROADWAY TO REMOVE MUD TRACKED ONTO PAVEMENT IS NOT ACCEPTABLE UNLESS WASH WATER IS DIRECTED TO AN APPROVED SEDIMENT CONTROL PRACTICE.

MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL B-2 WASH RACK OPTION

STANDARD SYMBOL WR



CONSTRUCTION SPECIFICATIONS

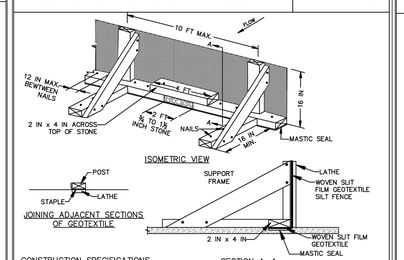
1. USE A WASH RACK DESIGNED AND CONSTRUCTED/MANUFACTURED FOR THE ANTICIPATED TRAFFIC LOADS. CONCRETE, STEEL, OR OTHER MATERIALS ARE ACCEPTABLE. PRE-FABRICATED UNITS SUCH AS CATTLE GUARDS ARE ACCEPTABLE. USE MINIMUM DIMENSION OF 6 FEET x 10 FEET. ORIENT DIRECTION OF RIBS AS SHOWN ON THE DETAIL.
2. INSTALL PRIOR TO, ALONG SIDE OF, OR AS PART OF THE SCE.
3. DIRECT WASH WATER TO AN APPROVED SEDIMENT TRAPPING DEVICE.
4. KEEP AREA UNDER WASH RACK FREE OF ACCUMULATED SEDIMENT. IF DAMAGED, REPAIR OR REPLACE WASH RACK.

MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL E-2 SILT FENCE ON PAVEMENT

STANDARD SYMBOL SFOP



CONSTRUCTION SPECIFICATIONS

1. USE NOMINAL 2 INCH X 4 INCH LUMBER.
2. USE WOVEN SLIT FILM GEOTEXTILE, AS SPECIFIED IN SECTION H-1 MATERIALS.
3. PROVIDE MANUFACTURER CERTIFICATION TO THE AUTHORIZED REPRESENTATIVE OF THE INSPECTION/ENFORCEMENT AUTHORITY SHOWING THAT THE GEOTEXTILE USED MEETS THE REQUIREMENTS IN SECTION H-1 MATERIALS.
4. SPACE UPRIGHT SUPPORTS NO MORE THAN 10 FEET APART.
5. PROVIDE A TWO FOOT OPENING BETWEEN EVERY SET OF SUPPORTS AND PLACE STONE IN THE OPENING OVER GEOTEXTILE.
6. KEEP SILT FENCE TAUT AND SECURELY STAPLE TO THE UPSLOPE SIDE OF UPRIGHT SUPPORTS. EXTEND GEOTEXTILE UNDER 2x4.
7. WHERE TWO SECTIONS OF GEOTEXTILE ADJOIN: OVERLAP, FOLD, AND STAPLE TO POST IN ACCORDANCE WITH THIS DETAIL. ATTACH LATHE.
8. PROVIDE A MASTIC SEAL BETWEEN PAVEMENT, GEOTEXTILE, AND 2x4 TO PREVENT SEDIMENT-LADEN WATER FROM ESCAPING BENEATH SILT FENCE INSTALLATION.
9. SECURE BOARDS TO PAVEMENT WITH 400 5 INCH MINIMUM LENGTH NAILS.
10. REMOVE ACCUMULATED SEDIMENT AND DEBRIS WHEN BULGES DEVELOP IN SILT FENCE OR WHEN SEDIMENT REACHES 25% OF FENCE HEIGHT. REPLACE GEOTEXTILE IF TORN. MAINTAIN WATER TIGHT SEAL ALONG BOTTOM. REPLACE STONE IF DISPLACED.

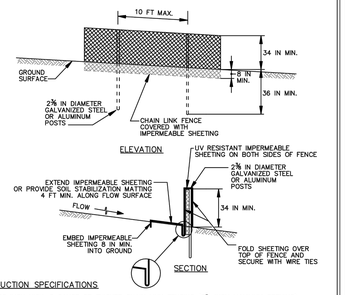
MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL C-9 DIVERSION FENCE

STANDARD SYMBOL DF

MAXIMUM DRAINAGE AREA = 2 ACRES



CONSTRUCTION SPECIFICATIONS

1. USE 42 INCH HIGH, 9 GAUGE OR THICKER CHAIN LINK FENCING (2⅜ INCH MAXIMUM OPENING).
2. USE 2⅜ INCH DIAMETER GALVANIZED STEEL POSTS OF 0.095 INCH WALL THICKNESS AND SIX FOOT LENGTH SPACED NO FURTHER THAN 10 FEET APART. THE POSTS DO NOT NEED TO BE SET IN CONCRETE.
3. FASTEN CHAIN LINK FENCE SECURELY TO THE FENCE POSTS WITH WIRE TIES.
4. SECURE 10 MIL OR THICKER UV RESISTANT, IMPERMEABLE SHEETING TO CHAIN LINK FENCE WITH TIES SPACED EVERY 24 INCHES AT TOP, MID SECTION, AND BELOW GROUND SURFACE.
5. EXTEND SHEETING A MINIMUM OF 4 FEET ALONG FLOW SURFACE AND EMBED END A MINIMUM OF 8 INCHES INTO GROUND. SOIL STABILIZATION MATTING MAY BE USED IN LIEU OF IMPERMEABLE SHEETING ALONG FLOW SURFACE.
6. WHEN TWO SECTIONS OF SHEETING ADJOIN EACH OTHER, OVERLAP BY 6 INCHES AND FOLD WITH SEAM FACING DOWNGRADE.
7. KEEP FLOW SURFACE ALONG DIVERSION FENCE AND POINT OF DISCHARGE FREE OF EROSION. REMOVE ACCUMULATED SEDIMENT AND DEBRIS. MAINTAIN POSITIVE DRAINAGE. REPLACE IMPERMEABLE SHEETING IF TORN. IF UNDERMINING OCCURS, REINSTALL FENCE.

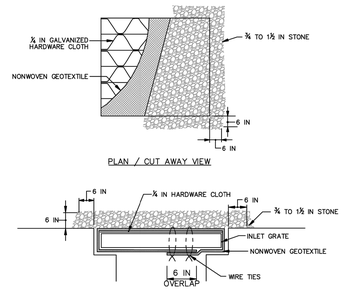
MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL E-9-2 AT-GRADE INLET PROTECTION

STANDARD SYMBOL AGIP

MAXIMUM DRAINAGE AREA = 1 ACRE



CONSTRUCTION SPECIFICATIONS

1. USE NONWOVEN GEOTEXTILE AS SPECIFIED IN SECTION H-1 MATERIALS.
2. LIFT GRATE AND WRAP WITH NONWOVEN GEOTEXTILE TO COMPLETELY COVER ALL OPENINGS. SECURE WITH WIRE TIES AND SET GRATE BACK IN PLACE.
3. PLACE CLEAN ¾ TO 1½ INCH STONE OR EQUIVALENT RECYCLED CONCRETE 6 INCHES THICK ON THE GRATE.
4. STORM DRAIN INLET PROTECTION REQUIRES FREQUENT MAINTENANCE. REMOVE ACCUMULATED SEDIMENT AFTER EACH RAIN EVENT TO MAINTAIN FUNCTION AND AVOID PREMATURE CLOGGING. IF INLET PROTECTION DOES NOT COMPLETELY DRAIN WITHIN 24 HOURS AFTER A STORM EVENT, IT IS CLOGGED. WHEN THIS OCCURS, REMOVE ACCUMULATED SEDIMENT AND CLEAN, OR REPLACE GEOTEXTILE AND STONE.

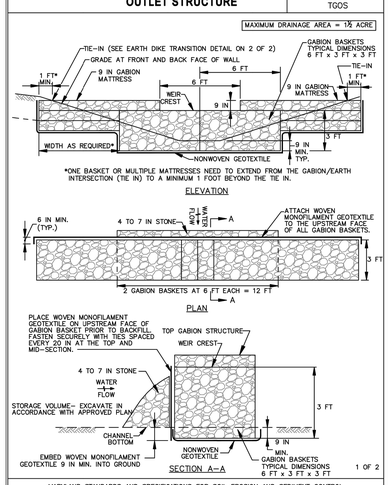
MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL E-8 TEMPORARY GABION OUTLET STRUCTURE

STANDARD SYMBOL TGOS

MAXIMUM DRAINAGE AREA = 1½ ACRE



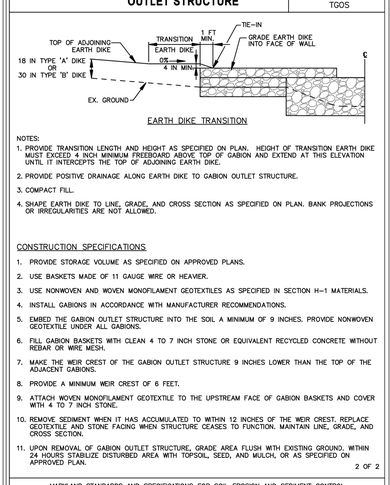
1 OF 2

MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL E-8 TEMPORARY GABION OUTLET STRUCTURE

STANDARD SYMBOL TGOS



NOTES:

1. PROVIDE TRANSITION LENGTH AND HEIGHT AS SPECIFIED ON PLAN. HEIGHT OF TRANSITION EARTH DIKE MUST EXCEED 4 INCH MINIMUM FREEBOARD ABOVE TOP OF GABION AND EXTEND AT THIS ELEVATION UNTIL IT INTERCEPTS THE TOP OF ADJOINING EARTH DIKE.
2. PROVIDE POSITIVE DRAINAGE ALONG EARTH DIKE TO GABION OUTLET STRUCTURE.
3. COMPACT FILL.
4. SHAPE EARTH DIKE TO LINE, GRADE, AND CROSS SECTION AS SPECIFIED ON PLAN. BANK PROJECTIONS OR IRREGULARITIES ARE NOT ALLOWED.

CONSTRUCTION SPECIFICATIONS

1. PROVIDE STORAGE VOLUME AS SPECIFIED ON APPROVED PLANS.
2. USE BASKETS MADE OF 11 GAUGE WIRE OR HEAVIER.
3. USE NONWOVEN AND WOVEN MONOFILAMENT GEOTEXTILES AS SPECIFIED IN SECTION H-1 MATERIALS.
4. INSTALL GABIONS IN ACCORDANCE WITH MANUFACTURER RECOMMENDATIONS.
5. EMBED THE GABION OUTLET STRUCTURE INTO THE SOIL A MINIMUM OF 9 INCHES. PROVIDE NONWOVEN GEOTEXTILE UNDER ALL GABIONS.
6. FILL GABION BASKETS WITH CLEAN 4 TO 7 INCH STONE OR EQUIVALENT RECYCLED CONCRETE WITHOUT REBAR OR WIRE MESH.
7. MAKE THE WEIR CREST OF THE GABION OUTLET STRUCTURE 9 INCHES LOWER THAN THE TOP OF THE ADJACENT GABIONS.
8. PROVIDE A MINIMUM WEIR CREST OF 6 FEET.
9. ATTACH WOVEN MONOFILAMENT GEOTEXTILE TO THE UPSTREAM FACE OF GABION BASKETS AND COVER WITH 4 TO 7 INCH STONE.
10. REMOVE SEDIMENT WHEN IT HAS ACCUMULATED TO WITHIN 12 INCHES OF THE WEIR CREST. REPLACE GEOTEXTILE AND STONE FACING WHEN STRUCTURE CEASES TO FUNCTION. MAINTAIN LINE, GRADE, AND CROSS SECTION.
11. UPON REMOVAL OF GABION OUTLET STRUCTURE, GRADE AREA FLUSH WITH EXISTING GROUND, WITHIN 24 HOURS STABILIZE DISTURBED AREA WITH TOPSOIL, SEED, AND MULCH, OR AS SPECIFIED ON APPROVED PLAN.

2 OF 2

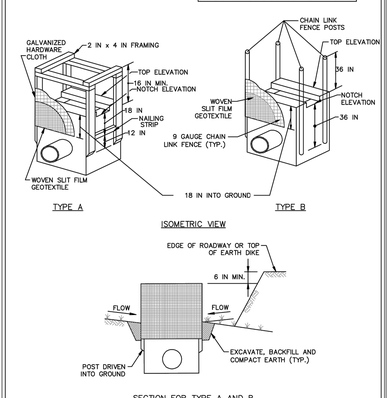
MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL E-9-1 STANDARD INLET PROTECTION

STANDARD SYMBOL SIP

TYPE A MAXIMUM DRAINAGE AREA = ¾ ACRE
TYPE B MAXIMUM DRAINAGE AREA = 1 ACRE



1 OF 2

MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL E-9-1 STANDARD INLET PROTECTION

STANDARD SYMBOL SIP

CONSTRUCTION SPECIFICATIONS

1. USE WOVEN SLIT FILM GEOTEXTILE AS SPECIFIED IN SECTION H-1 MATERIALS.
2. EXCAVATE COMPLETELY AROUND THE INLET TO A DEPTH OF 18 INCHES BELOW THE NOTCH ELEVATION.
3. FOR TYPE A, USE NOMINAL 2 INCH X 4 INCH CONSTRUCTION GRADE LUMBER POSTS, DRIVEN 1 FOOT INTO THE GROUND AT EACH CORNER OF THE INLET. PLACE NAIL STRIPS BETWEEN THE POSTS ON THE ENDS OF THE INLET. ASSEMBLE THE TOP PORTION OF THE 2X4 FRAME AS SHOWN. STRETCH ½ INCH GALVANIZED HARDWARE CLOTH TIGHTLY AROUND THE FRAME AND FASTEN SECURELY. FASTEN GEOTEXTILE SECURELY TO THE HARDWARE CLOTH WITH TIES SPACED EVERY 24 INCHES AT THE TOP AND MID SECTION. EMBED GEOTEXTILE AND HARDWARE CLOTH A MINIMUM OF 18 INCHES BELOW THE WEIR CREST. THE ENDS OF THE GEOTEXTILE MUST MEET AT A POST, BE OVERLAPPED AND FOLDED, THEN FASTENED TO THE POST.

   FOR TYPE B, USE 2⅜ INCH DIAMETER GALVANIZED STEEL POSTS OF 0.095 INCH WALL THICKNESS AND 6 FOOT LENGTH, DRIVEN A MINIMUM OF 36 INCHES BELOW THE WEIR CREST AT EACH CORNER OF THE STRUCTURE. FASTEN 9 GAUGE OR HEAVIER CHAIN LINK FENCE, 42 INCHES IN HEIGHT, SECURELY TO THE FENCE POSTS WITH WIRE TIES. FASTEN GEOTEXTILE SECURELY TO THE CHAIN LINK FENCE WITH TIES SPACED EVERY 24 INCHES AT THE TOP AND MID SECTION. EMBED GEOTEXTILE AND CHAIN LINK FENCE A MINIMUM OF 18 INCHES BELOW THE WEIR CREST.
4. BACKFILL AROUND THE INLET IN LOOSE 4 INCH LIFTS AND COMPACT UNTIL SOIL IS LEVEL WITH THE NOTCH ELEVATION ON THE ENDS AND TOP ELEVATION ON THE SIDES.
5. STORM DRAIN INLET PROTECTION REQUIRES FREQUENT MAINTENANCE. REMOVE ACCUMULATED SEDIMENT AFTER EACH RAIN EVENT TO MAINTAIN FUNCTION AND AVOID PREMATURE CLOGGING. IF INLET PROTECTION DOES NOT COMPLETELY DRAIN WITHIN 24 HOURS AFTER A STORM EVENT, IT IS CLOGGED. WHEN THIS OCCURS, REMOVE ACCUMULATED SEDIMENT AND CLEAN, OR REPLACE GEOTEXTILE AND STONE.

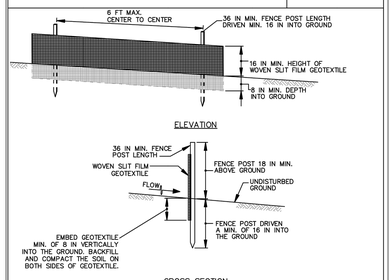
2 OF 2

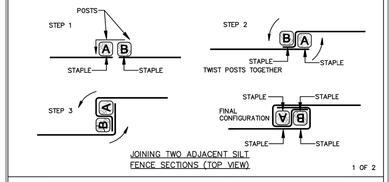
MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL E-1 SILT FENCE

STANDARD SYMBOL SF





1 OF 2

MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL E-1 SILT FENCE

STANDARD SYMBOL SF

CONSTRUCTION SPECIFICATIONS

1. USE WOOD POSTS 1¾ X 1¾ ± ⅛ INCH (MINIMUM) SQUARE CUT OF SOUND QUALITY HARDWOOD. AS AN ALTERNATIVE TO WOODEN POST USE STANDARD "T" OR "U" SECTION STEEL POSTS WEIGHING NOT LESS THAN 1 POUND PER LINEAR FOOT.
2. USE 36 INCH MINIMUM POSTS DRIVEN 16 INCH MINIMUM INTO GROUND NO MORE THAN 6 FEET APART.
3. USE WOVEN SLIT FILM GEOTEXTILE AS SPECIFIED IN SECTION H-1 MATERIALS AND FASTEN GEOTEXTILE SECURELY TO UPSLOPE SIDE OF FENCE POSTS WITH WIRE TIES OR STAPLES AT TOP AND MID-SECTION.
4. PROVIDE MANUFACTURER CERTIFICATION TO THE AUTHORIZED REPRESENTATIVE OF THE INSPECTION/ENFORCEMENT AUTHORITY SHOWING THAT THE GEOTEXTILE USED MEETS THE REQUIREMENTS IN SECTION H-1 MATERIALS.
5. EMBED GEOTEXTILE A MINIMUM OF 8 INCHES VERTICALLY INTO THE GROUND. BACKFILL AND COMPACT THE SOIL ON BOTH SIDES OF FABRIC.
6. WHERE TWO SECTIONS OF GEOTEXTILE ADJOIN: OVERLAP, TWIST, AND STAPLE TO POST IN ACCORDANCE WITH THIS DETAIL.
7. EXTEND BOTH ENDS OF THE SILT FENCE A MINIMUM OF FIVE HORIZONTAL FEET UPSLOPE AT 45 DEGREES TO THE MAIN FENCE ALIGNMENT TO PREVENT RUNOFF FROM GOING AROUND THE ENDS OF THE SILT FENCE.
8. REMOVE ACCUMULATED SEDIMENT AND DEBRIS WHEN BULGES DEVELOP IN SILT FENCE OR WHEN SEDIMENT REACHES 25% OF FENCE HEIGHT. REPLACE GEOTEXTILE IF TORN. IF UNDERMINING OCCURS, REINSTALL FENCE.

2 OF 2

MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE	2011	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

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project

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seal

PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

issued	date	description
	01/13/2021	100% SCHEMATIC DESIGN
	01/27/2021	SPRC SUB.
	03/26/2021	SPRC 2ND SUB.
	04/23/2021	DETAILED DEVELOPMENT PLAN
	05/03/2021	100% DESIGN DEVELOPMENT
	06/30/2021	DETAILED DEVELOPMENT PLAN
	09/16/2021	FOR PERMIT

revision	date	description
	11/19/2021	REVISIONS PER EPA/MDE COMMENTS

title

EROSION AND SEDIMENT CONTROL DETAILS

drawn by:	ZWB/DJB
checked by:	RAF
scale:	1" = 30'
project number:	20337.00
	scaled inch
sheet number	27

HORIZONTAL & VERTICAL DATUM: BALTIMORE CITY

C-620

6/29/2021 3:40:36 PM

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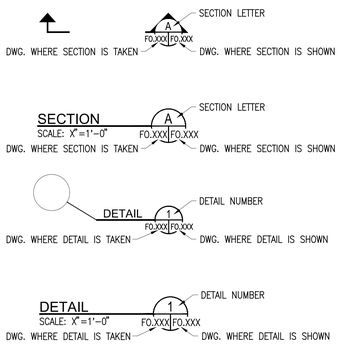
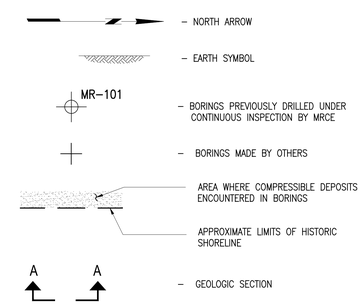
4/21/2021 6:15:59 PM

LIST OF DRAWINGS	
DRAWING NUMBER	DRAWING TITLE
F0.001	GENERAL NOTES
F0.002	EARTH WORK NOTES
F0.003	INSTRUMENTATION AND MONITORING NOTES
F0.010	GENERAL SITE PLAN
F0.100	BORING LOCATIONS PLAN
F0.101	SUBSURFACE FEATURES PLAN
F0.102	ESTIMATED PILE TIP ELEVATION PLAN
F0.103	GEOMEMBRANE CONTOUR PLAN
F0.104	TOP OF STRATUM S3/M CONTOUR PLAN
F0.105	TOP OF STRATUM S4 CONTOUR PLAN
F0.106	ERS IMPACTS REVIEW PLAN
F0.107	CONSTRUCTION SITE LOGISTICS PLAN
F0.108	GEOMEMBRANE PENETRATIONS PLAN
F0.109	SYNTHETIC LAYERS PROTECTION PLAN
F0.110	PARK PROMENADE STRUCTURES PLAN
F0.111	PARK PROMENADE STRUCTURES PARTIAL PLANS
F0.112	PARK PROMENADE STRUCTURES PARTIAL PLANS
F0.113	INSTRUMENTATION AND MONITORING PLAN
F0.114	COVERED SLIP RELIEVING PLATFORM PLAN
F0.115	PARK PROMENADE STRUCTURES PARTIAL PLAN
F0.200	GEOLOGIC SECTIONS A–A TO D–D
F0.201	EXISTING CONDITIONS TYPICAL SECTIONS
F0.202	EXISTING CONDITIONS TYPICAL SECTIONS
F0.210	PARK PROMENADE STRUCTURES SECTIONS
F0.211	COVERED SLIP RELIEVING PLATFORM SECTIONS
F0.300	EXISTING CONDITIONS TYPICAL DETAILS
F0.310	PILE CAP EXCAVATION SEQUENCE
F0.311	SINGLE PILE EXCAVATION SEQUENCE
F0.312	COVERED SLIP EXCAVATION DETAILS
F0.313	MMC REPAIR DETAILS
F0.320	MMC PROTECTION DETAILS
F0.321	ERS COMPONENT PROTECTION DETAILS
F0.330	PARK PROMENADE STRUCTURES DETAILS
F0.331	PARK PROMENADE STRUCTURES DETAILS
F0.340	COVERED SLIP RELIEVING PLATFORM DETAILS

LEGEND:





ABBREVIATIONS:

℄	– CENTER LINE	NO.	– NUMBER
A.	– CONCRETE	NOS.	– NUMBERS
DIA.	– DIAMETER	O.D.	– OUTSIDE DIAMETER
DWG.	– DRAWING	REF.	– REFERENCE
DWGS.	– DRAWINGS	R.O.W.	– RIGHT OF WAY
EL.	– ELEVATION	SCHED.	– SCHEDULE
EXIST.	– EXISTING	STR.	– STRUCTURAL
FT.	– FOOT, FEET	STIFF.	– STIFFENER
LG.	– LONG	TYP.	– TYPICAL
LOD	– LIMITS OF DISTURBANCE	U.O.N.	– UNLESS OTHERWISE NOTED
MBPS	– MARYLAND BUILDING PERFORMANCE STANDARD	V.I.F.	– VERIFY IN FIELD

ROLES & RESPONSIBILITIES:

1. Agencies: United States Environmental Protection Agency (USEPA), Maryland Department of the Environment (MDE), and United States Army Corps of Engineers (USACOE). The Agencies will make periodic site visits and review weekly reports for general conformance with the Consent Decree, the Surface Soil Monitoring Plan (SSMP), and the Detailed Development Plan (DDP).

2. Consent Decree Respondent: Honeywell (RCRA Corrective Action Permittee). The Consent Decree Respondent will make periodic site visits, review weekly reports, and direct the Site Remediation Manager for review of construction operations for general conformance with the Consent Decree, the SSMP, and the DDP.

3. Site Remediation Manager: Jacobs. The Site Remediation Manager performs the general duties and responsibilities of operations and maintenance of the Environmental Remediation System (ERS) and the miscellaneous instrumentation and monitoring duties pursuant to the SSMP. The Site Remediation Manager will make regular site visits and will provide groundwater monitoring data for review to the Owner/Developer.

4. Owner/Developer: Harbor Point Parcel 3 Development, LLC. The Owner/Developer will make regular site visits, review daily reports, and provide direction on progress and revisions to the work.

5. Engineer: Mueser Rutledge Consulting Engineers, PLLC. The Engineer will provide inspection for the work depicted on these drawings U.O.N. and will prepare weekly summary reports of progress for submittal to the Agencies.

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General Notes:

GENERAL:

1. Summary: The work depicted on the F0–Series drawings requires the Contractor to furnish all labor, material, tools, equipment, services and incidentals necessary for the excavations, protections, local dewatering, restorations, materials, and methods required to install deep foundations and prepare subgrade for the foundations, ground floor slabs, and grading for the proposed T. Rowe Price Building and Harbor Point Park as depicted on drawings by others and for Harbor Point Park promenade foundations detailed herein. The F0–Series drawings specifically define the requirements of:
   - A. Section 03 31 23 – Park Foundation Concrete
   - B. Section 31 00 00 – Earthwork
   - C. Section 31 05 16 – Geosynthetics
   - D. Section 31 09 00 – Instrumentation and Monitoring
   - E. Section 31 62 16 – Driven Piles
   - F. Section 31 66 16 – Mechanically Stabilized Earth Walls

2. Regulatory:
   - A. Performance of Work: Perform all work in accordance with applicable Federal, State local codes and regulations, and in accordance with the Contractor's health and safety plan.
   - B. Reference Standards: Where a design or testing standard is referenced, use the most recent approved version of the standard U.O.N.
   - C. Permits: Obtain all state and local permits not provided by Developer prior to start of construction. Maintain site access, site security, site safety, support and coordinate between sub–contractors as required for all work depicted herein U.O.N.
   - D. Design: These F0–Series drawings were prepared in accordance with the 2020 Building, Fire, and Related Codes of Baltimore City and are in accordance with the approved Detailed Development Plan (DDP) narrative and appendices as approved by the USEPA and MDE.
   - E. Construction is to be performed on a site regulated by the USEPA and MDE. Requirements for excavation, backfill, and restoration of the environmental remedy differ based on location. Area designations are depicted on Drawing F0.010. In general:
     - E.A. Area 1 – Construction to the west of the existing Soil–Bentonite Hydraulic Barrier is being performed on the surface of a Multimedia Cap (MMC), the Outboard Embankment and in close proximity to the Head Maintenance System (HMS), together referred to as the Environmental Remediation System (ERS). Preserve the ERS for continued functional use. Protect the ERS from mechanical damage (puncture, overloading, bearing capacity failure, tearing, cutting, etc.), chemical contamination (cross–contamination by soil or debris mingling, groundwater discharge to MMC surface, etc.), and mixing of graded soil layers.
     - E.B. Area 2 – No excavation shall be conducted in Area 2.
   - F. Waste Material: All waste material and construction debris shall become the property of the Contractor and shall be promptly removed from the site. Contractor shall maintain all areas in a neat and unobstructed condition, both during and upon completion of the work.
   - G. Compliance: Comply with the DDP narrative, appendices, and the Quality Assurance / Quality Control Plan (QA/QC Plan). The appendices to the DDP include:
     - G.A. Health and Safety Guidance Document;
     - G.B. Material Handling and Management Plan (MHMP);
     - G.C. Spill Prevention and Response Plan (SPRP);
     - G.D. Handling of Spoils During Obstruction Removal; and
     - G.E. Storm Water Pollution Prevention Plan (SWPPP).
     - G.F. Controlled Air Monitoring Plan (CAMP).

3. Administrative:
   - A. Pre–Installation Meeting: Prior to each type of work, meet together with the Developer, Site Remediation Manager, General Contractor, Subcontractors, Specialty Testing Agency, and Engineer a minimum of 48 hours prior to the start of that portion of the work. At a minimum, discuss jobsite safety, approved sequence of work, timing and frequency of inspections, adjacent facilities to be protected, Quality Assurance / Quality Control requirements, acceptance criteria, and any other criteria which may halt the work.
   - B. Sequencing: Perform the work in the general sequence depicted on the approved work plans and in detail as depicted herein. Deviations from the approved sequence are subject to the approval of the Developer, Site Remediation Manager, and the Engineer.
   - C. Scheduling Inspection: Provide 72 hours notice to the Engineer / Testing Agency / Geotechnical Instrumentation Engineer (GIE) for inspection of the work. Provide a construction schedule to the Engineer weekly indicating proposed schedule which depicts the proposed work four weeks in advance.
   - D. Coordination:
     - D.A. ERS Management: Coordinate all site activities with the Site Remediation Manager to provide continuous access to the ERS components and minimize required outages to HMS components.
     - D.B. Adjacent Facilities: Coordinate all site activities within 50 feet of the existing Plaza Garage, Point Street Apartments, and Wills Wharf Office Building with the respective Buildings Operations personnel.

4. Submittals:
   - A. Submittals enumerated herein will be reviewed by the Engineer and Honeywell for compliance with the F0–Series drawings, the DDP narrative, and the referenced Compliance documents. Specific submittals for each work type are enumerated under the various work types on Drawings F0.001, F0.002, and F0.003.
   - B. Where an alternative material, method, or design is proposed, provide narrative description of the reason for proposed alternative and documentation that supports the proposed alternative being equivalent or better than required. Proposed alternatives may be rejected with or without cause.

5. Quality Assurance:
   - A. QA/QC Plan – Quality Assurance documentation and reporting requirements of the F0–Series drawings are enumerated in the QA/QC Plan and are incorporated herin by reference.
   - B. Engineers Review – Submittal review by the engineer is for conformance with the Contract Documents, and to notify the contractor of any additional information required and changes necessary to meet the contract requirements. Revise any parts of the submittals or field procedures that are unacceptable as directed by the Engineer. Approvals given by the Engineer do not relieve contractor of the responsibility to satisfactorily perform the work.
   - C. The Developer will retain the services of:
     - C.A. The Engineer to inspect the work of the F0–Series drawings.
     - C.B. A Testing Agency to conduct welding, soil, and grout materials testing to confirm material specifications in the field.
     - C.C. A Geotechnical Instrumentation Engineer (GIE) to perform the monitoring depicted on Drawings F0.003 and F0.113.
   - D. Access: Provide site access and allow time for Developer, Remediation Site Manager, Testing Agency, GIE, and Engineer's personnel to perform the necessary inspections and tests enumerated on the Contract Drawings.
   - E. Defects: Bring to the attention of the Developer and the Engineer defects in the work or departures from the Contract Documents which occur during construction within 24 hours of observing the defect or departure. Propose corrective action and/or recommendations in writing for the review of the Developer, Site Remediation Manager, and Engineer.
   - F. Contractor Qualifications: Perform the work depicted herein using personnel which have performed the types of excavation, installation, restoration, and concrete work on a minimum of three projects with similar subsurface conditions of comparable size and complexity to this within the last 10 years. Perform all work under the on–site supervision of a superintendent and foreman with this same minimum experience.

6. Delivery, Storage, and Handling:
   - A. At a minimum, deliver, store, and handle materials and equipment in accordance with manufacturers' recommendations and the additional limitations enumerated on the Contract Documents.
   - B. Locations of stockpiles, material storage, and stormwater storage shall be as delineated on Drawing F0.107. Deviations from the delineations indicated must be reviewed by the Engineer and Site Remediation Manager.

7. Job Conditions:
   - A. Available Information – Conditions illustrated herein developed from information available in:
     - A.A. Phase II construction completion report prepared by Black & Veatch, dated January 2000.
     - A.B. Geotechnical investigations performed by Mueser Rutledge Consulting Engineers in 1988, 1989, 1991, 1999, 1993, 2006 and 2013.
     - A.C. Historic foundation information from Allied Signal.
     - A.D. Existing Conditions / Site Constraints Plan, Drawing C–100 prepared by Rummel, Klepper, and Kahl (RKK), dated June 30, 2021.
     - A.E. Existing Conditions Plan, Drawing C–110, prepared by RKK dated May 3, 2021.
     - A.F. Grading Plan, Drawing C310, prepared by RKK dated June 30, 2021.
     - A.G. Foundation Plan, Drawing S1.00, prepared by Morris Ritchie & Associates (MRA) dated May 30, 2021.
     - A.H. Overall Park Plan, Drawing L.100d, prepared by iO Studio dated June 30, 2021.
   - B. The site includes abandoned foundations and slabs from the formed Allied Signal Baltimore Works industrial site and various commercial, industrial, and residential uses. Subsurface materials below the MMC may contain, but are not limited to: concrete, steel, and timber piles, timber decks, concrete foundations and tank slabs, brick foundations, rubble foundations, steel rails, timber rail ties, cobble stones, and various contaminants. Disposal of debris will require characterization prior to excavation. Refer to the requirements of the MHMP for details.
   - C. Adjacent Structures:
     - C.A. Damage: Install and maintain protective measures to prevent damage to ERS and adjacent structures during performance of the work.
     - C.B. Optical and Vibration Monitoring: The GIE will provide monitoring of adjacent facilities as depicted on Drawings F0.003 and 113. Review data provided to ensure conformance with limiting and threshold values indicated thereon.
     - C.C. Damage: In the event of measurable movement or damage of adjacent structures or in the event the vibration thresholds are exceeded, either detected by the Developer, Site Remediation Manager, Contractor, GIE, or Engineer halt work in the vicinity of the damage or exceedance. Propose measures to repair any damage to restore the condition existing prior to the start of work at no additional cost to the Developer.

8. Survey:
   - A. Elevations: Baltimore County and City Metropolitan Datum (BCCM), which equals –0.811 feet on the National Geodetic Vertical Datum (NGVD 29).
   - B. Horizontal Datum: Baltimore City Grid Meridian.
   - C. Verify and mark location of all existing underground utilities and structures within 15 feet of the work before starting construction. Perform exploratory excavations to verify utility location and elevation where necessary.
   - D. Work point coordinates shown on the drawings have been developed based on available survey information. Survey and locate the proposed structures and verify the validity of the work points in the field prior to start of construction. Bring any discrepancies to the attention of the Developer and Engineer for resolution.

Driven Piles (Section 31 62 16)

GENERAL:

1. Work Included:
   - A. Installation of driven piles as shown on the Contract Drawings and as specified hereon.
   - B. Performance of a testing program to establish minimum driving criteria and confirm minimum pile tips, and pile order lengths, prior to the installation of production piles.

2. Reference Standards:
   - A. American Concrete Institute, ACI 304 – Recommended Practice for Measuring, Mixing Transporting, and Placing Concrete.
   - B. American Society of Testing and Materials (ASTM):
   - C. American Welding Society (AWS) D1.1 – Structural Welding Code –Steel

3. Driven Steel Pipe Pile Design (Service) Loads:
   - A. 14"ø: Axial Compression – 200 tons
   - B. 16"ø: Axial Compression – 250 tons; Axial Tension – 20 tons; Lateral Load (Fixed Head) – 15 tons
   - C. 18"ø: Axial Compression – 287 tons
   - D. For proposed pile locations and type, see S–Series drawings and F0.114.

4. Submittals:
   - A. Minimum of three (3) weeks prior to start of work, submit:
     - A.A. Contractor qualifications satisfying quality assurance requirements herein, including telephone numbers of references and resumes of qualified personnel who will perform the work.
     - A.B. Pile Numbering Plan showing pile layout and the proposed driving sequence including a tabulation showing pile identification number, cut–off elevation, length of pile, tip elevation, and the capacity of the pile, as well as any other data that is required by the Contract Documents. Provide a unique pile ID for each pile to be installed which can be readily discernible after foundations are constructed. Include plan location for pile driving rig for installation of Covered Slip Relieving Platform piles. Identify proposed locations for static lateral load tests, dynamic axial load tests, and indicator piles.
     - A.C. A complete description of the hammer and driving equipment including rated energy and product data sheets.
     - A.D. Manufacturer certification of calibration for pile hammer performed within three (3) months of the start of pile driving.
     - A.E. Methods to align and maintain pile alignment, including type of leads to be used with details on methods and equipment to be used to measure alignment.
     - A.F. Concrete mix design signed and sealed by a Professional Engineer licensed in the state of Maryland including grout test results from an independent testing laboratory for 3, 7, 28, and 56 day compression strengths and flow cone test results.
     - A.G. Static Load Test Submittals:
       - A.G.A. Shop drawings and design calculations for the load test frames for the load tests described herein including details and loading schedule signed and sealed by a professional engineer licensed in the state of Maryland.
       - A.G.B. Calibration information including serial numbers for loading system to be used for the load tests.
     - A.H. Dynamic Load Test Submittals:
       - A.H.A. Name and qualifications of an Dynamic Testing Contractor which will perform the dynamic load test program.
       - A.H.B. Sample of dynamic testing report including manufacturer's data on testing equipment, detailed description of testing sequence and procedure and evaluation of results.
       - A.H.C. Pre–construction Wave Equation Analysis to size the pile–cushion–hammer system.
   - B. Minimum of one (1) week prior to use onsite, submit:
     - B.A. Certified mill test report for steel pipe sections.
     - B.B. Certification of welder qualifications.
   - C. Within one (1) week of completing the work submit:
     - C.A. Dynamic Test report.
   - D. Daily: Delivery tickets for all delivered materials.
   - E. Periodically during and at the completion of pile driving, submit an as–built survey of pile location including coordinate location of the center of the pile, tip and cutoff elevations, and ground surface elevation at time of driving, of all piles, including abandoned piles. Indicate deviations from plan location.

4. Quality Assurance:
   - A. The Engineer will provide full time inspection of all pile driving operations.
   - B. The Engineer will define production pile driving acceptance criteria based on the results of the dynamic testing and indicator pile programs.

5. Delivery, Storage, and Handling:
   - A. Deliver materials to the project site in such quantities and at such time to maintain continuity of operations per the project schedule.
   - B. Handle piles in a manner which prevents overstresses, excessive bending stresses, damage, or mislocation of the pile tip during driving.
   - C. Stack and block piles where they are stored so that they are adequately protected from damage.

PRODUCTS:

1. Pile Materials:
   - A. Steel Pipe: ASTM A252 Grade 3 (fy = 45 ksi) of the size indicated on the S–Series Drawings. Provide materials of sufficient strength to successfully withstand all forces due to water in the ground, lateral earth pressures, or stresses incidental to or resulting from pile driving operations.
   - B. Conical Tip: P–13006 Conical Point inside flange as manufactured by Associated Pile and Fitting or approved equal.
   - C. Concrete Fill: Minimum compressive strength indicated on the S–Series Drawings and a maximum aggregate size of ¾ inch and a slump between 5 and 7 inches. Provide durable aggregate such as gneiss and which does not yellow when exposed to the atmosphere.

2. Pile Driving Equipment:
   - A. Single–Acting Hydraulic Hammer with a ram delivered and maintained in good operating condition capable of efficiently delivering the rated energy to the pile. Maintain the air or hydraulic pressure at the hammer as recommended by the manufacturer and employ the proper size hoses and connections. Use approved anvils or cushions to prevent damage to the top of piles. Provide hammer with striking parts with weight greater than the weight of the piles.
   - B. Size pile driving system such that the hammer is capable of driving the pile to the specified service capacity and minimum tip without exceeding the allowable driving stresses for the material from which the pile is manufactured as demonstrated by a Wave Equation Analysis performed for the site. Provide substantial reserve capacity to the pile such that the predicted driving resistance at twice the specified service pile capacity is on the rising portion of the Wave Equation Analysis plot of blow count versus ultimate capacity.

3. Static Load Testing Equipment:
   - A. Provide load test frame and protection capable of resisting 25% beyond the ultimate test load and in conformance with ASTM D3966.
   - B. Provide hydraulic jack and pressure gauge sufficient for load test requirements which has been properly calibrated within the 6 months prior to performing the work. Provide pressure gauge with increments discernible to 2% of the design load of the pile.
   - C. Supply extensometer dial gauges with a minimum of 4 inches of travel.

4. Dynamic Testing Equipment:
   - A. Instrument the pile during dynamic testing with accelerometers, strain transducers, and apparatus for recording, reducing, and displaying the data.
   - B. Record dynamic load testing using a Pile Driving Analyzer Model PAK or PAL conforming to the requirements of ASTM D4945.
   - C. Supply sufficient power for operation of the equipment.

EXECUTION:

1. Preparation: Prepare pile locations in accordance with Earthwork Notes depicted on Drawing F0.002 and excavation details depicted on Drawings F0.310, 311, and 312.

2. Pile Installation:
   - A. Establish a sufficient number of control points so that each pile layout can be checked with a 50 foot tape.
   - B. Mark each pile assembly in one–foot intervals for the entire length of the pile and indicate footage at five–foot intervals. Provide marks in one–inch intervals at a minimum for the final two–feet of driving.
   - C. Prior to commencing driving each day, confirm with the Site Remediation Manager and Engineer that groundwater monitoring data will not exceed the Inward Gradient requirement.
   - D. Drive each pile continuous without interruption, without followers or jetting using the same hammer system used on the test pile of that type.
   - E. Pile Types:
     - E.A. Static Load Test Piles – select two pairs of production piles in shear wall pile caps for static lateral load testing. Drive each pile with dynamic testing and select each pair to include two piles spaced at least three (3) pile diameters apart.
     - E.B. Indicator Piles – select a minimum of five (5) within the western half of the proposed structures. Drive each pile with dynamic testing to assist in determining estimated pile tip elevation. Use pile lengths which are sufficient for the estimated tip in Zone 2 depicted on Drawing F0.102.
     - E.C. PDA Piles – select the greater of 2 or 2% of production piles of each pile type. Drive each pile with dynamic testing to assist in determining pile driving criteria. Static Load Test and Indicator piles driven with dynamic testing will count towards the required number of PDA Piles.
     - E.D. Production Piles – all other piles.
   - F. Termination of Driving:
     - F.A. Static Load Test, Indicator, and PDA Piles: Drive each pile until achieving twice the service capacity as confirmed by dynamic testing.
     - F.B. Production Piles: Drive each pile to the driving criteria established by the Engineer.
   - G. Immediately after driving each pile, install suitable temporary capping devices to prevent water, soil, and other debris from entering the pile prior to concreteing.
   - H. Inspection of Pile for Damage: Cutoff and abandon piles a minimum of 6–inches below proposed Capillary Break subgrade for all piles which are bent, crimped, ruptured, buckled, or otherwise unsatisfactory as hereinafter specified.
   - I. Cut pile tops square and clean to the longitudinal axis or as shown on the S–Series Drawings. Remove all cutoff lengths from the site at not additional cost to the Developer.

3. Pile Spacing and Driving Sequence:
   - A. Drive all Static Load Test, Indicator, and PDA Piles within 150 feet prior to driving Production Piles in an area.
   - B. Locate all piles as indicated on the S–Series Drawings and Drawing F0.114.
   - C. Drive piles in completed excavations approved by the Engineer beginning on the eastern side of the site completing a single pile cap and then proceeding in a line from north to south, then moving west.
   - D. Drive piles which are a minimum of 25 feet from any freshly placed concrete until a minimum 36 hours setting time has elapsed.
   - E. Review of ongoing hydraulic gradient monitoring data may require a halt to pile driving in an area. In the event driving must be halted, the Contractor will be notified in writing.

4. Pile Splicing
   - A. Perform all welding in accordance with AWS D1.1. Use only welders qualified by AWS D1.1.
   - B. Piles damaged at pile head and cut–off to permit further driving shall be extended by splicing if necessary. Submit splice detail for approval.
   - C. Splices:
     - C.A. Use splice detail shown on S–Series Drawings.
     - C.B. Square ends of piles to be spliced prior to splicing.
     - C.C. Only one splice may be made in any one pile.
     - C.D. Locate splice a minimum of 15 feet below the cut–off elevation of the pile.

5. Concrete Placement in Piles:
   - A. After acceptance from the Engineer prior to placement of concrete in a pile for that pile. Acceptance will not be given until all piles in a pile cap have been driven.
   - B. Deposit concrete into the top of the pile by a chute with a baffle through a funnel with no obstruction to the free displacement of air from the pipe pile shaft as concrete is placed.
   - C. For each pile, place in one continuous operation in the presence of the Engineers. Cold joints will not be permitted.

6. Damaged and Rejected Piles:
   - A. Where piles are not installed as shown on the Contract Drawings, are damaged or exceed the specified tolerances, the Engineer will reject the pile. Provide corrective work required, including excavation, MMC restoration, backfilling, installation of additional piles, and required additional concrete and steel at no additional cost to the Developer.
   - B. Abandon damaged and rejected piles by filling with Pile Concrete at no additional cost to the Developer. One or more piles may be required by the Structural Engineer to replace abandoned piles. Install approved replacement piles and implement other corrective measures in accordance with a modified design provided by the Structural Engineer.

7. Final Survey: Determine the as–built plan location, plumbness, and cut–off elevation of each pile and submit the results to the Engineer. Include the pile number, cut–off elevation as installed, plumbness (%), and deviation(s) (northing and easting) from plan location.

8. Dynamic Load Tests for Piles:
   - A. Perform dynamic testing in accordance with ASTM D4945 during initial drive starting at a depth of 15 feet and during re–strike at 7 and 21 days after initial driving.
   - B. Restrike Criteria: Re–strike each test pile 24 hours or more after initial driving using the dynamic testing apparatus with a hammer at normal operating temperature and strike the pile until the dynamic testing indicates that the ultimate capacity has been achieved or the maximum stress in the steel does not exceed 90 percent of the yield strength of the pile.
   - C. Perform a minimum of two dynamic tests for each new/replacement hammer brought on site for use (even if the replacement hammer is the same brand and model as the hammer to be replaced). The piles for dynamic testing will be selected by the Engineer.

9. Dynamic Test Reporting:
   - A. Within one day of pile testing, provide a report from the Dynamic Testing Consultant summarizing the dynamic testing results to the Engineer for review. As a minimum, the reports shall include the calculated driving stresses, transferred energy, and estimated pile capacity at the time of testing. Note variations from previous trends in the dynamic test data.
   - B. Upon completion of testing, the Dynamic Testing Consultant shall prepare a formal report summarizing the dynamic testing results. Submit report within five working days after the completion of dynamic testing. At a minimum include:
     - B.A. Test details, hammer and driving system details, soil conditions, instrumentation, test sequence and observations, CAPWAP analysis on all piles dynamically tested on data obtained from the end of initial driving and the beginning of restrike, discussions of test results (e.g. hammer performance, driving stresses and pile integrity, pile capacity, etc.), conclusions and recommendations.

10. Static Load Tests for Piles:
   - A. General:
     - A.A. Perform load tests on piles only after they have been allowed to set for a minimum of three weeks after driving or if PDA testing performed at 7 days indicate that the piles have capacity.
     - A.B. Provide personnel continually for the full duration of the test to operate the hydraulic jack and all equipment necessary to vary load increments on the test pile.
     - A.C. Test piles to at least two times the design capacity specified on the Contract Drawings. Acceptance criteria and allowable load for piles will be in accordance with the building code.
     - A.D. Perform load tests at locations shown on approved submittals.
     - A.E. Perform all work in the presence of the engineer. All readings on extensometer dials and on the piano wire will be taken and recorded by the Engineer.
     - A.F. The top of the test pile shall be level and capped in such a manner as to produce a plane horizontal bearing surface. A steel plate shall be set on top of the pile to distribute the test load over the entire cross–section.
     - A.G. Protect the entire measuring apparatus against rain, wind, direct sunlight, frost and any other disturbances which may affect the reliability of settlement observations. Provide temporary lighting as necessary and required by the Engineer during the test period.
   - B. Lateral Load Test Procedure:
     - B.A. Provide load application system, instrumentation, and test frame in conformance with ASTM D3966 and MBPS requirements capable of testing in the locations and to twice the design load indicated on the Contract Drawings.
   - C. Responsibility for providing a successful load test rests solely with the Contractor. In the event of failure of a load test, the Contractor shall install and load test another concrete filled pipe pile in which the length may be increased or the final penetration resistance increased, as directed by the Engineer, all at no additional cost to the Owner. The location of such additional load tests shall be determined by the Engineer.
   - D. No payment shall be made for any pile or load test that fails to meet the specified requirements.

11. Quality Control:
   - A. Drive all piles in the correct position, cut–off elevation and to the minimum tip elevation and minimum driving resistance specified. All production piles to be installed using the same hammer used for installing the test piles, except as approved in writing by the Engineer.
   - B. Tolerances:
     - B.A. Horizontal – All piles shall be driven within three inches of their designated locations. If conflicts arise with the locations, the Engineer shall be notified immediately.
     - B.B. Vertical – No pile shall be out of axial alignment (out of plumb) by more than 2 percent.
   - C. If there is evidence that driving operations have disturbed the load carrying capacities of previously installed piles, or there is evidence that the piles have heaved, restore those piles which have been disturbed or heaved to conditions meeting the requirements of the specifications by proper re–driving or by other acceptable methods after the driving operations in the area have been completed.

12. Protection:
   - A. Protect existing structures and utilities and other construction from damage caused by operations in conjunction with the performance of this specification.
   - B. Protect installed piles from being struck by equipment or from becoming dislodged from adjacent excavation. Replace or remedy dislodged or damaged piles at no additional cost to the owner as directed by the Engineer.

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JULY 15, 2021)

key

NORTH

project

T.ROWE PRICE GLOBAL HEADQUARTERS

1307 POINT STREET
BALTIMORE, MARYLAND 21231

seal

PROGRESS SET
(NOT FOR CONSTRUCTION)

issued	date	description
1	01/13/2021	100% SCHEMATIC DESIGN
2	05/03/2021	100% DESIGN DEVELOPMENT
3	11/19/2021	DDP REVISION 1
4	11/19/2021	85% GMP SET

title

GENERAL NOTES

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
sheet number	scaled inch

FO.001

4/21/2021 6:15:59 PM

Earthwork (Section 31 00 00):

GENERAL:

1. Work Included: Excavation, removal of obstructions, disposal of debris, local dewatering, support of excavation, MMC restoration, subgrade preparation, and backfilling as depicted herein.

2. Reference Standards:
   - A. American Society for Testing and Materials (ASTM)
   - B. Maryland Department of Transportation (MDOT)

3. Submittals:
   - A. A minimum of three (3) weeks prior to the start of work:
     - A.A. Work plan for all earthwork operations. Provide a written description of the means and methods for excavation sequence, backfill placement, and restoration of the MMC. Include a plan indicating the general excavation sequence, shop drawings where required and equipment data sheets for all equipment to be used onsite.
   - B. A minimum of two (2) weeks prior to start of the excavation work:
     - B.A. Material classification testing conforming to ASTM D422 for each proposed soil backfill material to be used.
     - B.B. Laboratory compacting testing conforming to ASTM D1557 for each proposed soil backfill material to be used.
     - B.C. Material cut sheets for all materials specified herein or proposed alternates.
     - B.D. Calculations or equipment cut sheets showing equipment bearing stresses imposed on the Drainage Net.
   - C. Daily: Delivery tickets for all delivered materials.
   - D. Within 48 hours of completion of work:
     - D.A. Compaction test results on Select Granular Fill and Select Structural Fill.
     - D.B. As–Built Geomembrane Survey for each segment of Geomembrane restoration. Including elevation of existing and lowered Geomembrane at a minimum of each corner the excavation at existing Geomembrane and each corner of each pile cap and or once for each 25 square feet of Geomembrane restored. Record plan fill drawing indicating final grades.

4. Quality Assurance:
   - A. Suitable Subgrade: Soil subgrade which is free of debris and/or refuse, standing water and which does not pump will deemed by the Engineer to be acceptable subgrade.

5. Delivery, Storage, and Handling:
   - A. Handle materials in accordance with manufacturer's recommendations and the MHMP.
   - B. The Developer will review test results and authorize the Contractor to dispose, re–use, or purchase materials and designate disposal management method and disposal destination.
   - C. Cover all stockpiles and temporary debris in accordance with the MHMP.

PRODUCTS:

1. Materials:
   - A. General:
     - A.A. Materials subject to discoloration from weathering, exposure to water, etc. shall not be used onsite. If those materials are delivered to the site, they shall be removed from the site at no expense to the Developer. E.g. – White Marble / Limestone from the Texas Quarry source.
     - A.B. Imported materials shall be obtained from an environmentally clean source approved by the Developer and qualify as clean imported Fill Material under the MDE voluntary cleanup program. Test samples shall be taken from stockpiles prepared for import. Provide supplier certification and submit analytical test data documenting that materials are free of chemical and organic contamination.
     - A.C. Contaminated or otherwise unsuitable materials delivered and placed shall be removed and replaced.
     - A.D. Excavation spoils and imported materials shall be stored at the locations and in the manner indicated on the Contract Drawings with Developer approval.
     - A.E. Manufactured materials shall be handled and stored in accordance with manufacturer recommendations. UV sensitive materials shall be covered and protected in storage.
     - A.F. Materials which the Developer suspects may be contaminated shall be handled separately from materials which are clean.
   - B. Capillary Break Stone – source shall be approved by the Developer and conform to the following:
     - B.A. Consist of hard, strong, durable, sub–rounded to well–rounded particles of granite, granitic gneiss or diorite stone, free of roots, trees, stumps, concrete, construction debris, organic matter and other deleterious materials.
     - B.B. Washed free of particles passing NO. 200 SIEVE.
     - B.C. Meet the gradation requirements set forth by the MDOT Standard Specifications for Construction and Materials or AASHTO M43, No. 57 aggregate as given below and as determined by ASTM C136:

Sieve Size	Percent Passing
1½ inch	100
1 inch	95 to 100
¾ inch	––
½ inch	25 to 60
3/8 inch	––
#4	0 to 10
#8	m

   - C. Select Granular Fill – Natural sand and gravel products of the excavation or MDOT Graded Aggregate Subbase containing no more than 5% retained on the 3/4 inch sieve and containing less than 12% by dry weight passing the No. 200 sieve.
   - D. Select Structural Fill – Natural sand and gravel products of the excavation, or MDOT Graded Aggregate Subbase containing less than 12% by dry weight passing the No. 200 sieve; or MDOT Crusher Run Aggregate CR–6, containing not more than 15% by dry weight passing the No. 200 sieve.
   - E. Lightweight Fill – Expanded Shale having an in place unit weight of 55 to 65 pounds per cubic foot (pcf).
   - F. Protective Stone Barrier / Utility Bedding – Blend by total weight 25% Select Structural Fill and 75% of AASHTO M34, No. 1 coarse aggregate to obtain uniform gradation.
   - G. Separation Geotextile – Woven geotextile, 10 oz. per square yard or heavier.
   - H. Protection Geotextile – Non–Woven geotextile, 10 oz. per square yard or heavier.
   - I. Rigid Insulation – Extruded Polystyrene Board "MOLDED POLYSTYRENE TYPE XIV–CERTIFIED VIRGIN" as manufactured by Mid–Atlantic Foam of Winchester, VA or approved equal.
   - J. Flowable Fill – Portland cement and fly ash pozzolanic mortar fill of such strength to be excavated by hand tools.

3. Equipment:
   - A. Submit equipment data sheets for each piece of equipment for use on the site to the Foundation Engineer.
   - B. Use equipment which exerts no greater than 2,000 pounds per square foot (psf) on the Drainage Net. Provide equipment data sheets and/or calculations demonstrating bearing stress. Except:
     - B.A. When working outside the concrete barricades indicated on Drawing F0.107, use equipment which exerts no greater than 720 psf on the Drainage Net.
   - C. Use a flat bucket without teeth, and labor as required, to prevent intermixing of materials upon excavation. Use of tooth buckets above the Geomembrane will not be permitted. Excavate by hand within 6 inches of the top of the composite drainage layer.
   - D. After excavating, handling, or transporting potentially contaminated materials, cover or decontaminate demolition and excavation tools before removing from the excavation.
   - E. Decontaminate trucks, loaders, or other equipment used to transport excavation spoils between the movement of different material types.

EXECUTION:

1. Excavation:
   - A. Sequence general excavation in accordance with the requirements shown on Drawing F0.108 and on the approved Work Plans.
   - B. Treat spoils below the MMC as if they are contaminated with hexavalent chromium; demolish, handle, and manage debris in accordance with the MHMP.
   - C. Protect side slopes of excavation from raveling as a result of pile driving vibrations, erosion, etc. If side slopes ravel, cease excavation to prevent disturbance of geomembrane. Adjust excavation slope to protect MMC against raveling.
   - D. Materials excavated from above the geomembrane may be stockpiled for re–use on site. Materials for re–use shall be sampled and tested to verify conformance with specified material uses.
   - E. Remove obstructions which conflict with piles and pile caps.
   - F. Apply moisture as required to prevent visible dust.
   - G. Segregate synthetic materials from soil for disposal. The Warning Layer, Cover Geotextile, and drainage net (above geomembrane) shall be managed separate from geomembrane and underlying synthetic materials.
   - H. Remove, handle, segregate, and replace rip–rap removed for foundation construction.
2. Dewatering:
   - A. Collect standing rain water and groundwater from excavations, isolate excavations from surface storm water. Prevent water from rising to within 24 inches of the bottom of the MMC.
3. Utilities:
   - A. Close and abandon utilities servicing the site as indicated on the Contract Drawings. Coordinate closure with utility companies and Developers, maintain service to neighboring properties. Remove all utilities encountered within the excavations to the limits of the excavation. Fill and cap utility pipes or conduits abandoned in place. Dispose removed utility pipes, etc.
   - B. Locations and dimensions of utilities shown on the Contract Drawings are approximate. Other utilities may exist at unknown locations and depths. Utility locations and depths shall be verified by the Contractor prior to performing excavation and termination work.
   - C. Do not excavate below surface of protective concrete barrier in utility corridors.
   - D. Place backfill at new utilities in accordance with the requirements for each utility company. Use natural sand and gravel products of the excavation for controlled backfill around utilities.
   - E. Place protective stone barrier / utility bedding in lifts 8 inches in maximum loose thickness and compact with vibratory compactor.
4. Subgrade Preparation:
   - A. Foundation subgrade immediately underlies the MMC or Soil Cap.
   - B. Perform all excavation of foundation subgrade, subgrade preparation and backfill in the presence of the Foundation Engineer.
   - C. Soils at foundation subgrade are anticipated to consist of silty sands, crushed stone and various uncontrolled fill materials. Expose foundation subgrades for a minimum amount of time before reconstructing the MMC, sealing with a concrete mudmat and pouring concrete for foundations. The Contractor shall prevent water from accumulating in excavations and protect subgrades from freezing weather.
   - D. Protect subgrade soils from softening and disturbance due to construction operations including wetting and freezing. Where subgrade soils are loose or become weakened or disturbed: Over–excavate, compact bottom and replace over–excavation with each layer of MMC . Sacrificial lifts of fill may be necessary to protect subgrade.
   - E. Prepare final foundation subgrade that conforms to International Building Code Soil Class 4 (1 tsf). Obtain approval of final subgrade from the Foundation Engineer prior to reconstructing MMC or Soil Cap. Obtain acceptance of MMC and Soil Cap reconstruction prior to placement of mud mat, erecting reinforcing steel or placing form work for foundations.
5. Controlled Backfill:
   - A. Moisture condition and place fill materials in lifts 8 inches in maximum loose thickness and compact in a controlled manner to obtain the lines and grades indicated on the Contract Drawings.
   - B. Compact all materials placed to obtain:
     - B.A. 95% standard Proctor maximum dry density below pile supported structures;
     - B.B. 98% standard Proctor maximum dry density below slab–on–grade;
     - B.C. 98% standard Proctor maximum dry density for all trench backfill;
     - B.D. Capillary Break Stone, Lightweight Fill or other clean gravel products shall be tamped or rolled in place, as access allows;
     - B.E. 98% standard Proctor maximum dry density for street and sidewalk backfill.
   - C. Controlled fill which fails to meet the compaction criteria shall be re–compacted, reworked, wetted etc. as necessary to achieve compaction criteria.
   - D. The Developer will test the density of soil in place to demonstrate proper compaction of fill. Material density in place will be tested using ASTM D6938 "Standard Test Method for In–Place Density and Water Content of Soil and Soil–Aggregate by Nuclear Methods (Shallow Depth)", and/or ASTM D1556 "Standard Test Method for Density and Unit Weight of Soil in Place by the Sand–Cone Method". Minimum testing includes:
     - D.A. At least one sand cone test with moisture content determination will be performed adjacent to a nuclear density meter reading for each 10 nuclear density meter readings, to confirm nuclear density readings.
     - D.B. One test for each 5,000 square feet of each lift placed and one for every 150 cubic yards placed.
     - D.C. Utility trench Select Structural Fill: 1 test for every 75 cubic yards placed, and one for each two lifts.
     - D.D. Testing is not required for Capillary Break Stone
6. Quality Control:
   - A. Where the Testing Agency reports a non–conformance, take corrective action to remedy including, but not limited to, removal and replacement of placed backfill.

Geosynthetics (Section 31 95 16):

GENERAL:

1. Work Included: Removal, replacement, handling, and quality control testing of the synthetic layers of the MMC.
2. Reference Standards:
   - A. Geosynthetics Research Institute (GRI)
   - B. Geosynthetics Method (GM)
3. Administrative:
   - A. Installer: Perform all work of this section by an International Association of Geosynthetics Installlers (IAGI) Approved Installation Contractor (AIC).
   - B. Demonstration: In the presence of the Engineer and the Site Remediation Contractor, demonstrate the proposed repair methods using a complete pile penetration repair/seal.
4. Submittals:
   - A. A minimum of three (3) weeks prior to the start of work:
     - A.A. Work plan for all Geosynthetics operations including a written description of the means and methods for removal and replacement of Geosynthetics.
     - A.B. Material samples, data sheets, testing and manufacturers installation recommendations for the products specified.
   - B. Upon delivery:
     - B.A. Material delivery tickets. Together with the Engineer, compare delivery tickets with the approved material submittals. Non–complying materials will be rejected and must be removed from the site at the expense of the contractor.
   - C. As the work progresses within 24 hours of performance:
     - C.A. Daily quality control testing which demonstrates proper function of installation equipment.
   - D. As the work progresses, apply for Synthetic Layer Penetrations Repair approval to the Engineer. Submit the following:
     - D.A. Quality control testing of each Geomembrane repair.
     - D.B. As–built survey elevations of each Geomembrane repair.
     - D.C. Completed MMC Repair Form demonstrating completion of the required steps for each Geomembrane repair in accordance with the QA/QC Plan.
5. Quality Assurance:
   - A. The Engineer will be present for a minimum of:
     - A.A. Pile Boot Tests – 67%
     - A.B. Seam Weld Tests – 15%
6. Delivery, Storage, and Handling:
   - A. Procure, maintain, and store Geosynthetics materials onsite in a location that is dry, level, and readily accessible to the work.
   - B. While in storage and upon installation, limit Geosynthetics exposure to moisture, intense head, and sunlight.
   - C. Do not store Geosynthetics rolled materials on raised supports.

PRODUCTS:

1. Equipment:
   - A. Perform the work using equipment which is compatible with the material being worked on.
   - B. Utilize equipment which does not exert greater than 720 psf on any Geosynthetic material.
2. Materials:
   - A. Install all materials in accordance with manufacturer's recommendations and as modified herein.
   - B. Base, Cushion, and Cover Geotextile: Provide 16 oz./yd^2 non–woven geotextile as manufactured by SKAPS (GE116) or approved equal.
   - C. Geosynthetic Clay Liner (GCL): Provide fabric encased GCL "GSE Bentoliner NSL" as manufactured by GSE or approved equal.
   - D. Geomembrane: Provide Ultraflex Smooth LLDPE Geomembrane in accordance with GM17 as manufactured by GSE or approved equal. For:
     - D.A. Permanent Geomembrane use – 60 mil.
     - D.B. Temporary Geomembrane use – 40 mil.
   - E. Drainage Net: Provide TN220 Geocomposite as manufactured by SKAPS or approved equal.
   - F. Warning Layer: Provide durable, non–biodegrable brightly or lightly colored synthetic material which does not inhibit drainage within the Cover Soil.
   - G. PVC Piping: Schedule 80, cell classifications 12454–B or 12454–C with perforated sections: ¼ inch holes on side in accordance with ASTM D2729.
   - H. Boot: Geomembrane seal around pipe piles, HMS component or other MMC penetration.
   - I. Boot Clamp: metal clamp that is capable of being screwed tight.
   - J. Gasket: neoprene foam that fits snugly between boot and pile.
   - K. Neoprene Sponge: neoprene foam that fits between Boot and HMS structures.

EXECUTION:

1. Construct MMC penetrations as indicated on Contract Drawings. Prior to welding, prepare surface of Geomembrane by steam cleaning, hand cleaning or applying an approved solvent to provide adequate welding surface.
2. Limit exposure of Geomembrane to intense heat and sunlight. Place temporary cover over exposed synthetic layers at the end of shift. Do not place permanent cover or fill until approved by the Engineer.
3. Seal Geomembrane cuts, overlaps, and wrinkles with continuous extrusion welds.
4. Together with the Engineer, observe material during installation, where material appears damaged or compromised, remove material and replace in kind.
5. Installation of synthetic layers shall be in accordance with MMC specifications as prepared by Black and Veatch for original construction in all cases except where superseded by these notes and drawings.
6. Quality Control Testing:
   - A. Upon delivery of Geomembrane, for each roll test Thickness, for each 3,000 square feet test Density, Minimum Tensile Properties, Tensile Strength at Break, Tear Resistance, and Puncture Resistance in accordance with GM17.
   - B. Reject and remove from the site any materials that do not meet the minimum required test values.
   - C. Test seam strength for Geomembrane welds in accordnace with GM19 Table 2a at the start of work where equipment has been off for greater than 30 minutes.
   - D. Perform vacuum chamber testing on each Geomembrane penetration, including boot assembly with mechanical clamp and gaskets, and all field welds; in accordance with ASTM D5641. In locations where field vacuum chamber testing is not feasible, perform spark test in accordance with ASTM D6395. In the event a test fails, repair all holidays and leaks, re–test to demonstrate acceptance. Provide summary of testing to Developer.

Foundation Park Concrete (Section 03 31 23)

GENERAL:

1. All concrete work shall be in accordance with the latest edition of ACI 318, "Building Code Requirements for Structural Concrete."
2. Concrete shall be air–entrained stone concrete (see note 16 below) with a minimum compressive strength (f'c) of:
   - A. 4000 psi at 28 days for concrete protective slab, tree slab, pile fill, and HMS collar concrete.
   - B. 6000 psi at 28 days for the concrete bridge slab.
   - C. 8000 psi at 28 days for covered slip relieving platform.
3. The cement used shall be Type II Portland Cement. Potable water shall be used. Aggregates used shall meet the requirements of ASTM C33 and maximum size shall be 3/4 inch.
4. Concrete shall have a maximum water–cementitious material ratio of 0.40. The slump shall be between 3 and 5 inches.
5. Concrete shall contain an approved admixture to provide 6% plus or minus 1% air entrainment. For concrete not subject to freeze–thaw cycling or chlorides, no air entrainment is required.
6. All admixtures used shall conform to ASTM C494 and be approved by the Foundation Engineer. Admixtures containing chemical chlorides shall not be used.
7. Concrete mix shall be designed by the contractor in accordance with the ACI Manual of Concrete Practice and submitted to the Foundation Engineer for approval. The submittal shall include:
   - A. Compressive strength testing of the proposed mix;
   - B. Aggregate type and source, refer to Earthwork requirements for clean source certification. Aggregate used in foundation concrete shall be resistant to weathering and have a crushing strength similar to hard granitic gneiss. Limestone from the Texas Quarry source shall not be used in foundation concrete or floor slabs.
8. Concrete reinforcing steel:
   - a. For Concrete Bridge Slab and Concrete Protective Slab, Building Slab, Pile Caps and Grade Beams, reinforcing steel shall be deformed billet steel conforming to ASTM A615, Grade 60.
   - b. For the Wills Street retaining walls, pile caps, grade beams and footings, shield slab and related concrete, reinforcing steel shall be deformed epoxy coated billet steel conforming to ASTM A775, Grade 60.
9. Development and splice lengths for reinforcing steel shall be based on latest edition of ACI 318, Building Code Requirement for reinforced concrete. Reinforcement splices shall be tension lap splices Class B.
10. Unless otherwise noted, minimum concrete clear cover to reinforcing bars shall be 1.5 inch. For concrete placed against earth, concrete clear cover shall be 3 inches.
11. All exposed concrete corners shall have a minimum of one inch chamfer, cut at 45 degrees.
12. Expansion joint filler shall be pre–molded.
13. Contractor shall prepare and submit reinforcing shop drawings to Foundation Engineer for approval before material procurement and fabrication.
14. Concrete samples shall be collected by a certified testing facility and compressive strength tests performed at 7 days, 14 days, and 28 days. One set of samples shall be collected for each 50 cubic yards of concrete placement or a minimum of one set of samples per day. Include two sets of spare samples with each batch collected in case further testing (at 56 day and 90 day) is required.
15. No equipment or superimposed load is to be set on concrete foundations and slabs without written acceptance of the 7, 14 and 28 day concrete compressive strength test results by the Foundation Engineer.
16. White stone from "Texas Quarry" source shall not be used in foundation concrete.
17. Mud Mat shall be a sand–cement mortar mix that is workable. The suggested proportions are 1:3:6 with a minimum of 250 lbs cement for 1 cubic yard of concrete and a water to cement ratio of 0.6. Contractor to submit a mix design and lab test results for review of the Foundation Engineer.
18. Concreting in cold weather shall be performed in accordance with ACI 306R. Cold weather shall be as defined in ACI 306R.
19. Curing of concrete shall be in accordance with the ACI manual of concrete practice ACI 308 R.
    - A. Under normal temperatures/not cold weather:
      - A.A. Concrete curing should start as soon as the concrete has hardened sufficiently to prevent surface damage (typically a few hours after pour completion) and continue until the concrete gains 70% of its design strength or 7 days whichever is higher. Concrete curing can be performed by one or a combination of the following methods:
      - A.B. Initial curing – water, fogging
      - A.C. Final curing – sprinkling surface of the concrete with water, ponding or immersion, burlap, cotton mats and other absorbent materials.
    - B. Under cold weather conditions concrete curing shall be performed in accordance with ACI 306R and below:
      - B.A. Steam shall be used for both heating and preventing excessive evaporation.
      - B.B. If dry heating is used, the concrete shall be covered with an approved impervious material or a curing compound meeting the requirements of ASTM C309. Water curing is not permitted in cold weather.
      - B.C. Following the removal of temperature protection, measures to prevent excessive drying are not required as long as the air temperature remains below 50F.
20. Water stops shown on F0–Series drawings shall be continuous hydrophilic type such as De Neef SWELLSEAL joint or approved equal.

Submittals:

1. Submit Rebar Shop Drawings for all Reinforced Concrete Work detailed in the drawings for review and approval prior to material order or fabrication.
2. Rebar Mill Certifications.
3. Concrete mix design including admixtures used for structural concrete for all the structures and for mud mat.
4. Certified concrete testing facility qualifications.
5. Concrete and grout strength results from tests performed at 7 days, 14 days, and 28 days.
6. Product or design data for crane with design calculations demonstrating less than 2 KSF bearing pressure imparted onto drainage net.

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05/03/2021	-	100% DESIGN DEVELOPMENT
11/19/2021	-	DDP REVISION 1
11/19/2021	-	85% GMP SET

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EARTHWORK NOTES

drawn by:	J.E.M.
checked by:	A.M.D.
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project number:	13922
	scaled inch

sheet number

FO.002

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Instrumentation and Monitoring (Section 31 09 00):

1. Work Included: Installation, reading, maintenance, reporting, and removal of the instruments depicted on Drawings F0.003 and F0.113 and enumerated on Table 1.

2. Administrative:
   - A. Geotechnical Instrumentation Engineer (GIE): Designate a single entity which will perform the Instrumentation and Monitoring work.

3. Submittals:
   - A. A minimum of three (3) weeks prior to start of site work:
     - A.A. Work plan for monitoring including proposed materials, equipment, notification, and reporting procedures.
   - B. A minimum of 48 hours prior to start of site work:
     - B.A. Pre–Construction Surveys
     - B.B. Report documenting baseline readings for all required monitoring.
     - B.C. Weekly as the work progresses:
       - B.C.A. Monitoring reports documenting the monitoring performed, brief summary of the work performed during that week, explanation of any exceedances including those which did not trigger additional action.

4. Quality Assurance:
   - A. The Engineer will review monitoring reports provided. Engineer's review of reports may require increased frequency, quantity and duration of monitoring.
   - B. Ongoing groundwater monitoring is being performed by Honeywell. Maintain access to all components of the Head Maintenance System (HMS) to Honeywell at all times.
   - C. Provide a minimum 14 day notice to the Engineer prior to commencement for setup and 48 hour notice prior to completion for removal of the instruments for a portion of the work.

5. Delivery, Handling, and Storage:
   - A. In accordance with manufacturer's recommendations.
   - B. Protect all monitoring devices from damage and interruption of monitoring.

EXECUTION:

1. Pre–Construction Surveys:
   - A. Perform a photographic pre–construction condition survey documenting existing conditions of the Plaza Garage, Wills Street Retaining Wall, and all HMS Vaults and Junction Boxes within 50 feet of pile driving operations prior to site preparation and pile installation. Coordinate with Site Remediation Manager to be present during condition surveys of HMS components. Each survey must include:
     - A.A. Plan showing locations of inspection and identifying photo locations.
     - A.B. Table summarizing any defects identified.
     - A.C. Appendix with labeled photos which have a time and date stamp.
   - B. Install Crack Gauges where defects are indicated from Pre–Construction Surveys.

2. Crack Gauge Monitoring:
   - A. Install and baseline crack monitoring gages on any cracks observed on the inside walls or floor of the Thames Street Wharf Office Building, Exelon Plaza Garage, or the Point Street Apartments. Three baseline readings shall be taken prior to demolition or pile installation within 100 feet.
   - B. Reporting: Record outside temperature, and time of reading daily during pile installation. Include data in weekly reports.

4. Optical Survey:
   - A. Qualifications:
     - A.A. Perform work using personnel which have experience on a minimum of five (5) projects of similiar complexity and scope.
     - A.B. Personnel preparing survey documents shall be a Surveyor licensed in the state of Maryland.
   - B. Masonry Survey Nails (PK Nails) shall be placed at each corner of vaults V–7, V–6, V–5, V–4, V–3, VJ–3, Junction Boxes JB–3, JB–4, JB–5, and Manhole Junction Boxes MJ–2.
   - C. Place and survey PK Nails at 25 feet spacing above barrier centerline within 50 feet of any driven pile location.
   - D. Install new settlement monitoring points a minimum of 2 weeks prior to the start of excavation for the Site. For settlement point details, see Drawing F0.321.
   - E. Install and baseline new survey points a minimum of 7 days and a maximum of 14 days after placement of park structures where survey points are located.
   - F. Provide clear line of sight for optical monitoring points.
   - G. Reporting:
     - G.A. Provide reading table computing vertical movement within 24 hours of each survey. Increased frequency of reading may be required depending on data trends.
     - G.B. Provide plot of reading for each of X, Y, and Z–axis vs. time.
     - G.C. Provide a Plan Drawing showing locations and ID of the benchmark/control points and monitoring points.

5. Vibration Monitoring:
   - A. Qualifications:
     - A.A. Provide name and qualifications of the Vibration Monitoring Contractor. Submit qualifications of the Contractor demonstrating performance of at least 5 projects of similar scope within 5 years.
     - A.B. Provide a resume for the technician indicating at least 3 years' experience in the field of engineering and construction monitoring.
   - B. Use calibrated seismograph tri–axial geophones and monitor vibrations (peak particle velocity and frequency).
   - C. Sandbag portable geophones on to the ground surface directly adjacent to the structures. Sandbag shall be filled with loosely filled material such as sand. The sandbag should be as low and wide as possible with maximum amount of firm contact with the ground.
   - D. Install and monitor geophones a minimum of one hour prior to pile installation daily. Provide seismographs to record vibrations continuously during periods of all pile driving activity.
   - E. Seismographs shall be capable of recording peak particle velocity and frequency as one minute histograms and provide full waveforms for events above threshold limits.
   - F. Seismographs shall be equipped with a wireless broadband modem which enables remote communication with the seismograph and allows automatic alerts to designated field personnel when vibrations exceed the pre–established threshold value.
   - G. Reporting: provide a summary report of vibration readings giving distance of seismograph from pile driving and Pile ID for each record.

6. Exceedances:
   - A. If the displacement of any monitoring point exceeds the "threshold value" during pile installation the Engineer, Site Remediation Manager, Contractor, Developer and approved third parties shall be notified and the pile installation method shall be modified to prevent further exceedance.
   - B. If the displacement of any monitoring point exceeds the "limiting value" during pile installation the Engineer, Site Remediation Manager, Contractor, Developer and approved third parties shall be notified. Stop pile driving and revise methods. Inspect condition of structures (see Crack Gage Monitoring Item 1 above).

TABLE 1 – INSTRUMENT BASELINE, MONITORING SCHEDULE AND ALERT CRITERIA

SYMBOL	INSTRUMENT TYPE	BASELINE	READING FREQUENCY	LOCATION	THRESHOLD CRITERIA	LIMITING CRITERIA
S	PORTABLE SEISMOGRAPH – RELOCATE SEISMOGRAPH AS THE WORK PROGRESSES. NOTE LOCATION OF MONITORING FOR EACH MOVE	ONE WEEK OF CONTINUOUS 15–MINUTE HISTOGRAM PRIOR TO START OF EXCAVATONS	CONTINUOUS 15–MINUTE HISTOGRAM SUPPLEMENTED WITH A WAVEFORM FOR EVENTS ABOVE THE THRESHOLD CRITERIA MONITOR CONTINUOUSLY WHEN EXCAVATING OR PILE DRIVING WITHIN 50 FEET	SOIL–BENTONITE HYDRAULIC BARRIER.	1.0 INCH/SEC	2.0 INCH/SEC
			CONTINUOUS 15–MINUTE HISTOGRAM SUPPLEMENTED WITH A WAVEFORM FOR EVENTS ABOVE THE THRESHOLD CRITERIA MONITOR CONTINUOUSLY WHEN PILE DRIVING WITHIN 50 FEET	PLAZA GARAGE AND WILLS STREET RETAINING WALL	0.5 INCH/SEC	1.0 INCH/SEC
MP–XX MP–XX	OPTICAL MONITORING POINT	PROVIDE DAILY READINGS OF X,Y,Z POSITION FOR THE MONTH PRIOR TO THE START OF EXCAVATION AND PILE DRIVING.	MONITOR ALL POINTS A MINIMUM OF ONCE PER WEEK DURING EXCAVATION AND PILE DRIVING. MONITOR ALL POINTS WITHIN 50 FEET OF PILE DRIVING A MAXIMUM OF 24 HOURS AFTER DRIVING FOR EACH DAY OF DRIVING. MONITOR ALL POINTS A MINIMUM OF ONCE PER MONTH FOR THE 12 MONTHS FOLLOWING COMPLETION OF PARK AND A MINIMUM OF ONCE EVERY 3 MONTHS FOR THE SUBSEQUENT 24 MONTHS.	SETTLEMENT MONITORING POINTS (MP–X)	0.50 INCHES	1.00 INCHES
		PROVIDE DAILY READINGS OF X,Y,Z POSITION FOR 3 INDEPENDENT DAYS IN THE MONTH PRIOR TO THE START OF EXCAVATION AND PILE DRIVING		PLAZA GARAGE COLUMNS, WILLS STREET RETAINING WALL, HMS STRUCTURES, SOIL–BENTONITE HYDRAULIC BARRIER	0.25 INCHES	0.50 INCHES
SP–XX		PROVIDE DAILY READINGS OF X,Y,X POSITION FOR EACH OF THE 3 DAYS FOLLOWING INSTALLATION.		SURVEY MONITORING POINTS (SP–X)	0.50 INCHES	1.00 INCHES
	CRACK GAUGE	THREE READINGS PRIOR TO THE START OF PILE DRIVING AND/OR EXCAVATION	READ A MINIMUM OF ONCE PER MONTH AND FOR EACH DAY WHERE AN EXCEEDANCE OF THE THRESHOLD CRITERIA IN VIBRATION OR OPTICAL MONITORING OCCURS	PLAZA GARAGE, WILLS STREET RETAINING WALL	1 mm	2 mm

1

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INSTRUMENTATION AND MONITORING NOTES

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

FO.003

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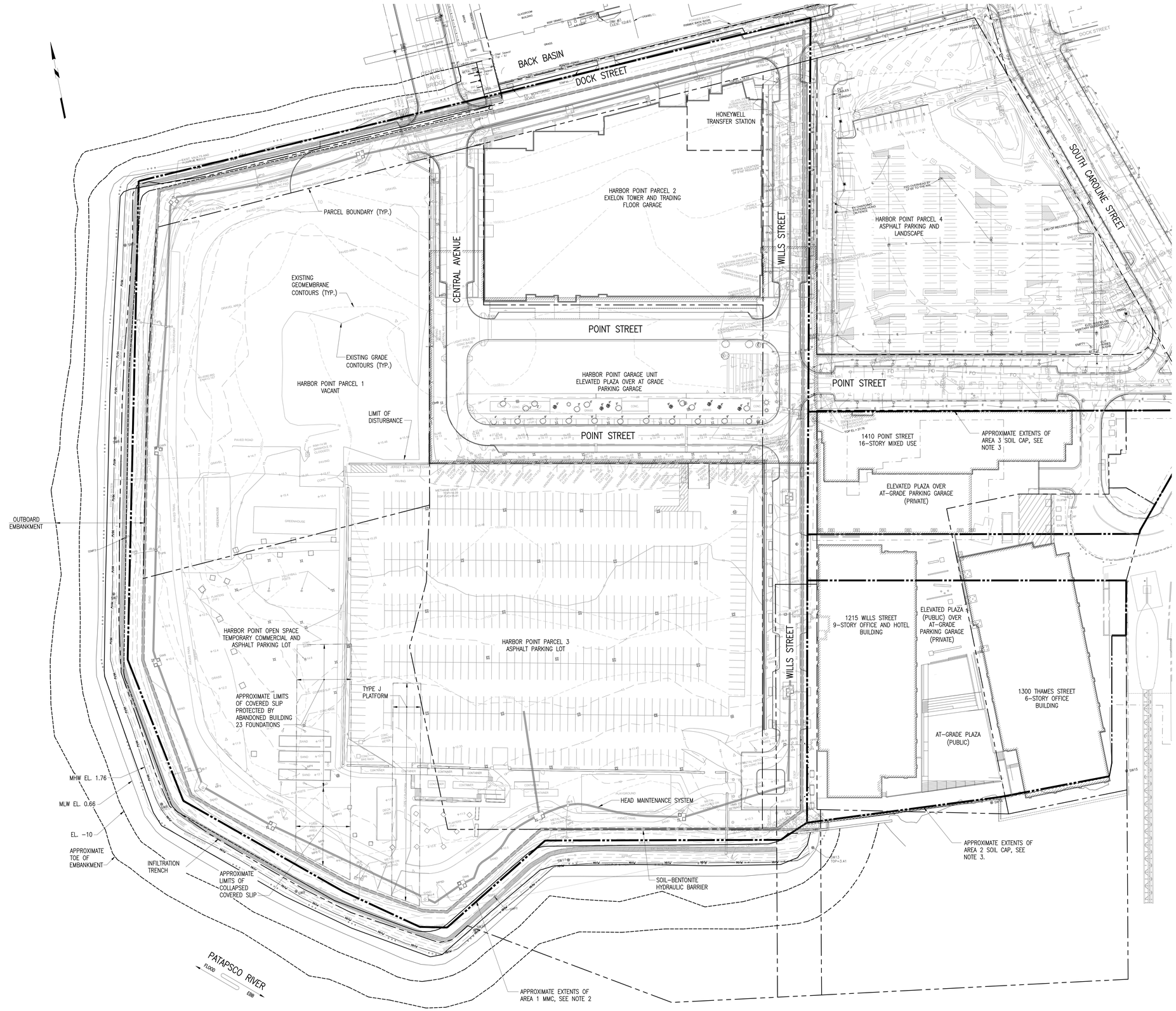

P L A N

SCALE: 1:40

GRAPHIC SCALE

40' 20' 0 40' 80'

NOTES:

1. For General Notes see Drawing F0.001.
2. Area 1 limits shown are approximate. Area 1 consists of a multimedia cap. For typical details, see Drawing F0.300.
3. Area 2 and Area 3 limits shown are approximate. Areas 2 and 3 consists of a soil cap. For details, refer to corrective measures as-built drawings

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GENERAL SITE PLAN

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P L A N

SCALE: 1:40

GRAPHIC SCALE

40' 20' 0 40' 80'

NOTES:

1. For general notes see Drawing F0.001.
2. Borings identified with the prefix "MR-" were drilled under inspection of MRCE. MRCE makes no representation as to the accuracy of borings made by others.
3. Borings shown are those which are located within the Limits of Disturbance or within 25 feet.
4. Limits of compressible deposits shown are based on widely spaced borings and historical shoreline information and as such are approximate. Actual conditions may vary.
5. For Geologic Sections A–A through D–D, see Drawing F0.200.

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BORING LOCATIONS PLAN

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checked by:	A.M.D.
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project number:	13922
	scaled inch

sheet number

FO.100

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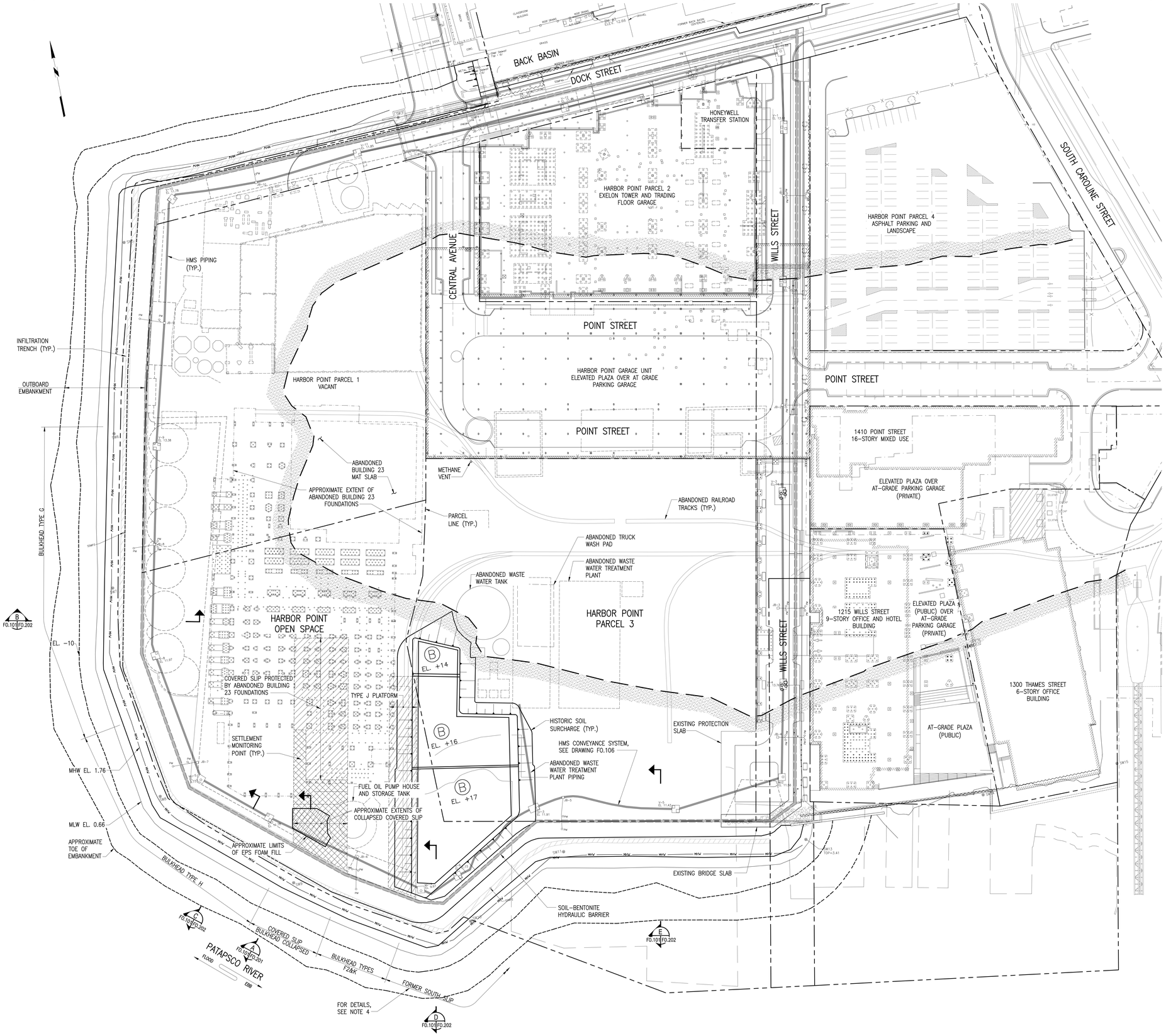
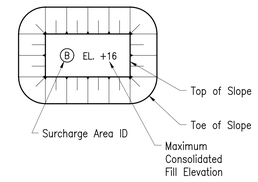


NOTES:

1. For general notes, see Drawing F0.100.
2. A Multimedia Cap (MMC) exists throughout the Limits of Disturbance. For details of MMC construction, see Drawing F0.300.
3. Areas of compressible deposits have been surcharged. Refer to Phase II Construction Completion Report for details and Surcharge Legend below.
4. Abandoned structures exist below the MMC including steel rails with timber ties, cobblestones, timber relieving platforms with voids below; timber bulkheads; steel cofferdams; brick, concrete, and rubble stone foundations; timber and concrete piles. For descriptions of structures, see Geotechnical Report. For bulkhead sections see Drawing F0.201. For details, see Drawing F0.102. Known structures include:
   - A. Bulkhead Type G
   - B. Bulkhead Type H
   - C. Covered Slip
   - D. Collapsed Covered Slip
   - E. Bulkhead Type F2 and K
   - F. Type J Platform
   - G. Abandoned Foundations
5. Locations of abandoned structures shown are approximate.

SURCHARGE LEGEND:



PLAN

SCALE: 1:40

GRAPHIC SCALE

40' 20' 0 40' 80'

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SUBSURFACE FEATURES PLAN

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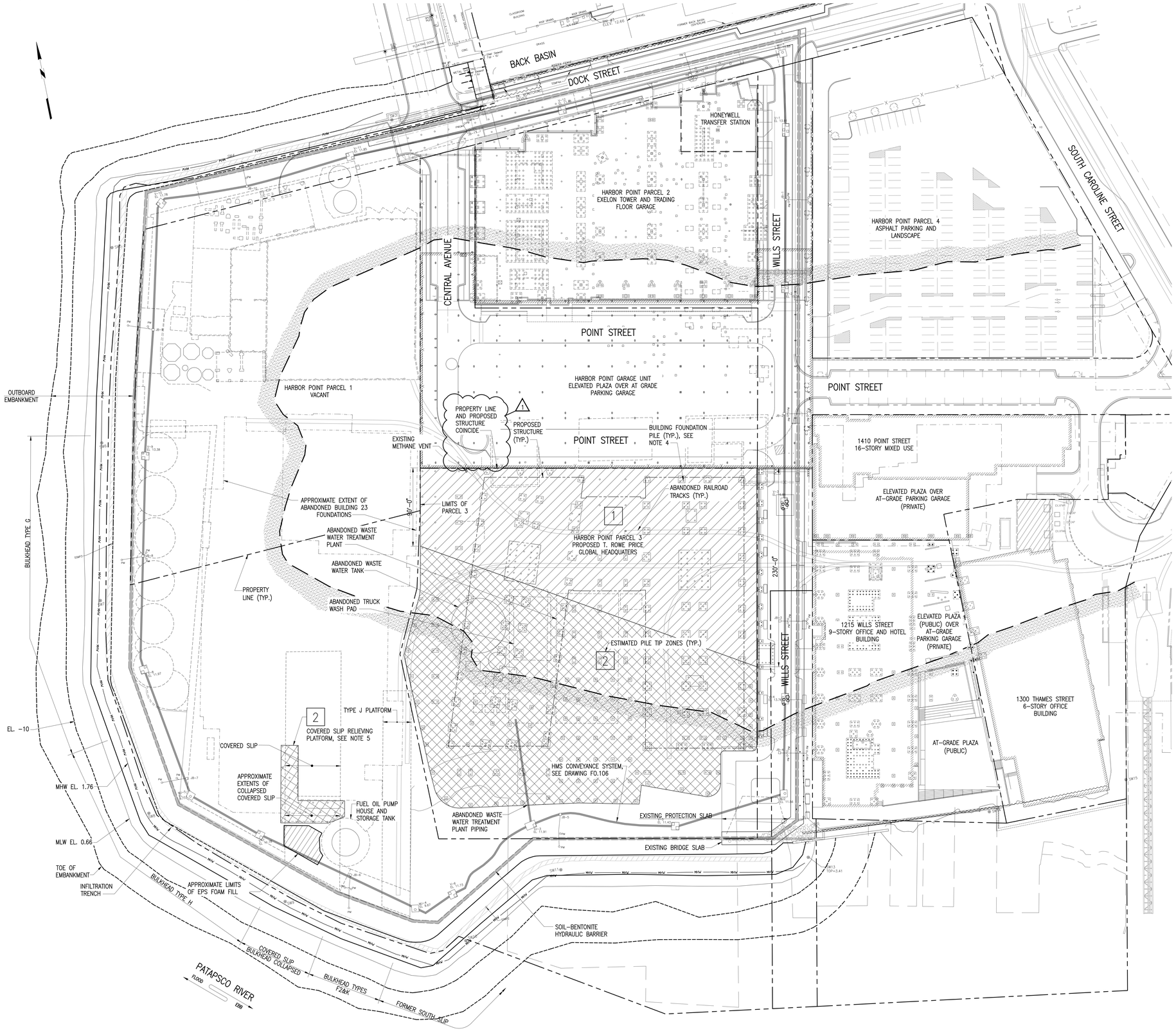

P L A N
SCALE: 1:40

GRAPHIC SCALE
40' 20' 0 40' 80'

NOTES:

1. For general notes, see Drawing F0.001.
2. For notes on existing subsurface features, see Drawing F0.101.
3. Estimated pile tip elevations indicated hereon are for preliminary design and cost estimation purposes only and are applicable only to the areas indicated. A Pile Indicator Program is required to determine final order lengths for West Building. For details of the Pile Indictor Program, see Drawing F0.002.
4. For design locations of building foundation piles, see S-Series Drawings.
5. For details of Covered Slip Relieving Platform, see Drawing F0.110.

ESTIMATED PILE TIP ZONES:

1 – Estimated pile tip at Elev. –20.

2 – Estimated pile tip at Elev. –50.

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(JULY 15, 2021)

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title
ESTIMATED PILE TIP ELEVATION PLAN

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number
FO.102

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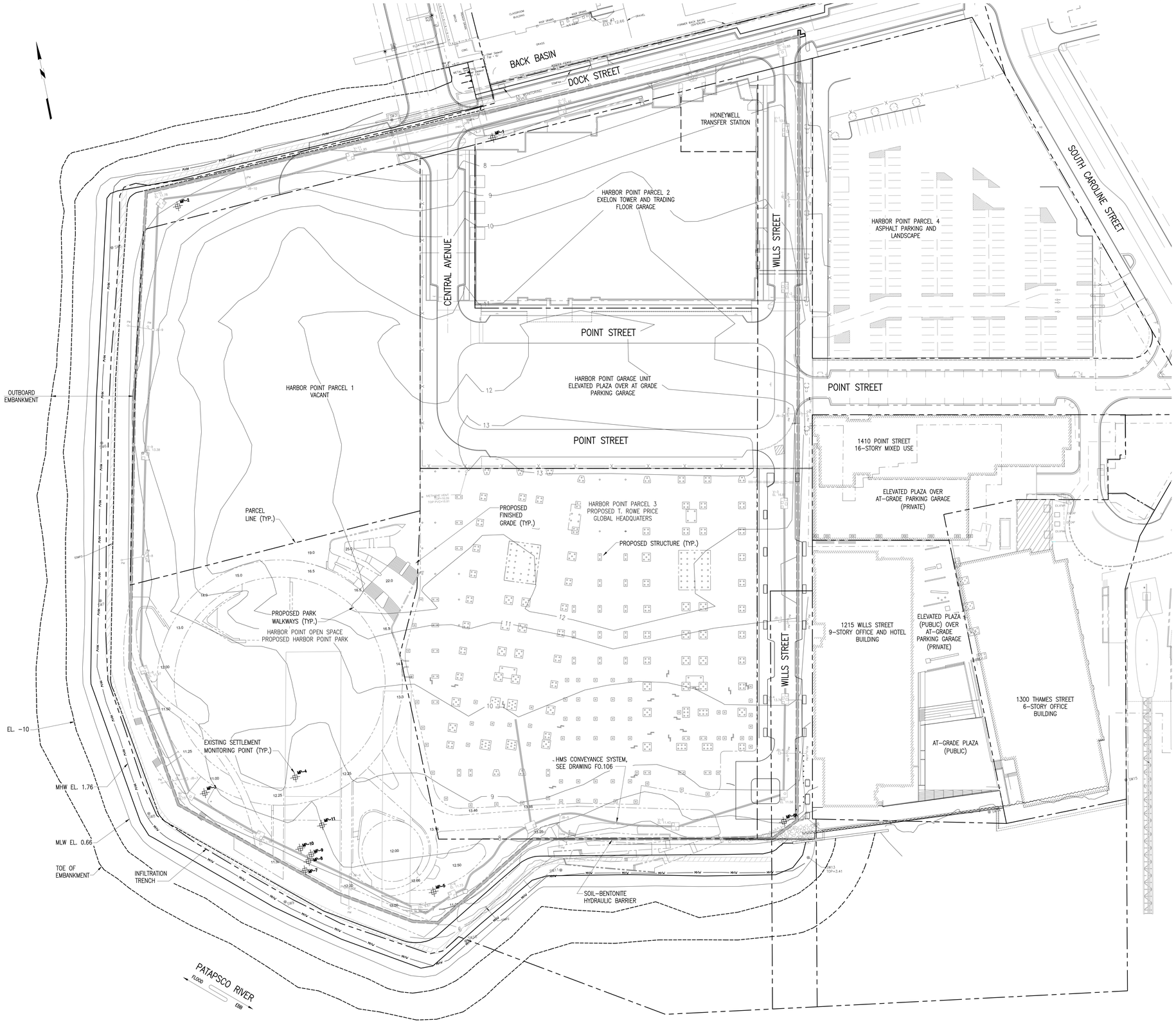

P L A N

SCALE: 1:40

GRAPHIC SCALE

40' 20' 0 40' 80'

NOTES:

1. For general notes see Drawing F0.001.
2. As-built Geomembrane surface elevation contours are based on survey by Morris Ritchie Associates included with the Construction Completion Report by Black & Veatch dated January 2000.
3. Contours shown are necessary interpolations between surveyed locations and may not represent actual conditions.

LEGEND:

— 8 — Existing Geomembrane surface elevation contour

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GEOMEMBRANE CONTOUR PLAN

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

FO.103

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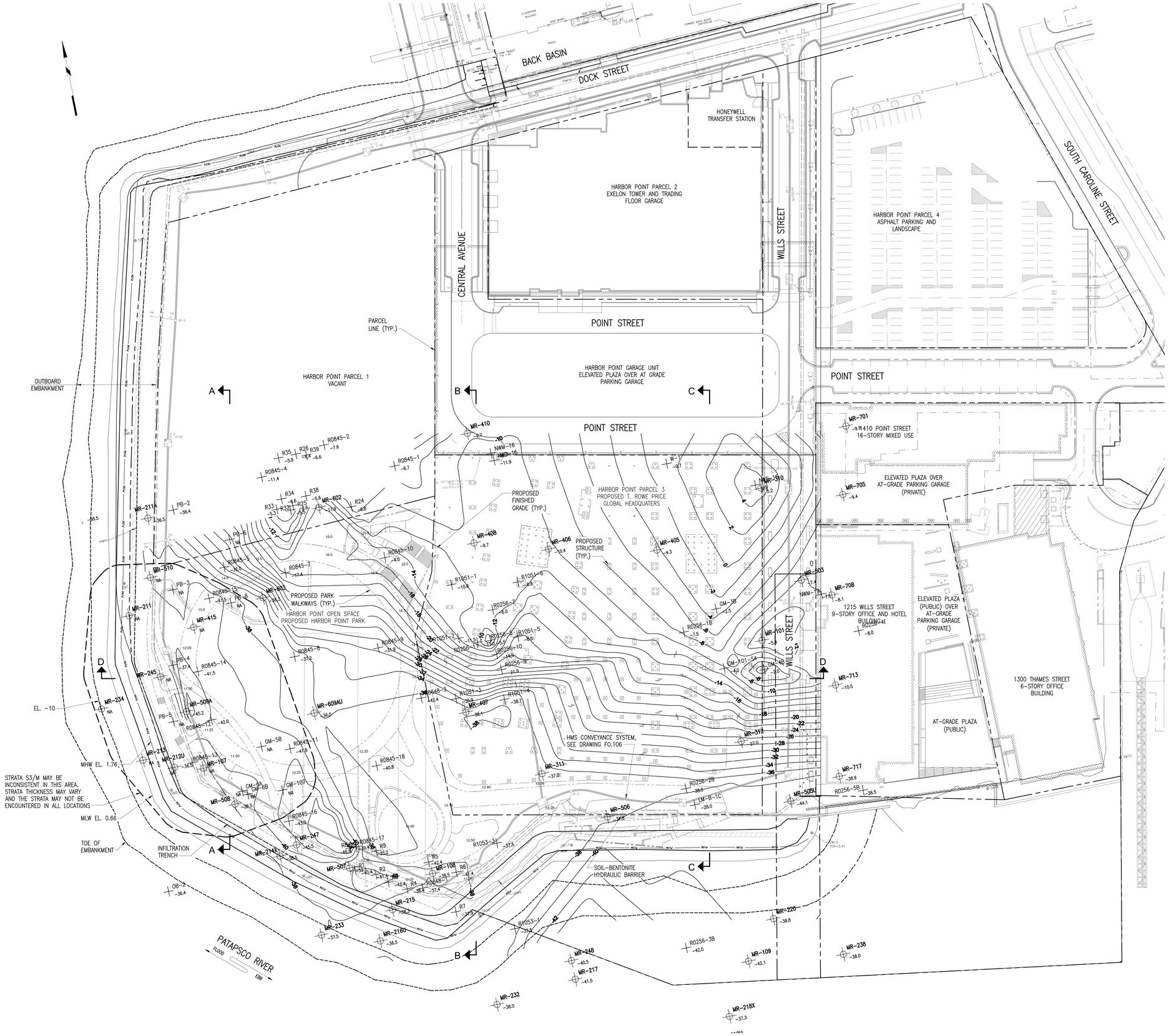

NOTES:

1. For general notes see drawing F0.001.
2. Only borings where Strata S3/M were encountered are shown.
3. Contours show the top of Stratum S3 or Stratum M, whichever was encountered first.
4. Elevation contours are simplified linear interpolations between borings and may not represent actual subsurface conditions

LEGEND:

MR-101 / -30.0 – Borings previously drilled under continuous inspection by MRCE
– Denotes elevation of top of Strata S3/M

X-X / -30.0 – Borings made by others
– Denotes elevation of top of Strata S3/M

—-30— – Elevation contour of top of Stratum S3/M

PLAN

SCALE: 1:40

GRAPHIC SCALE

40' 20' 0 40' 80'

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TOP OF STRATUM S3/M CONTOUR PLAN

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

F0.104

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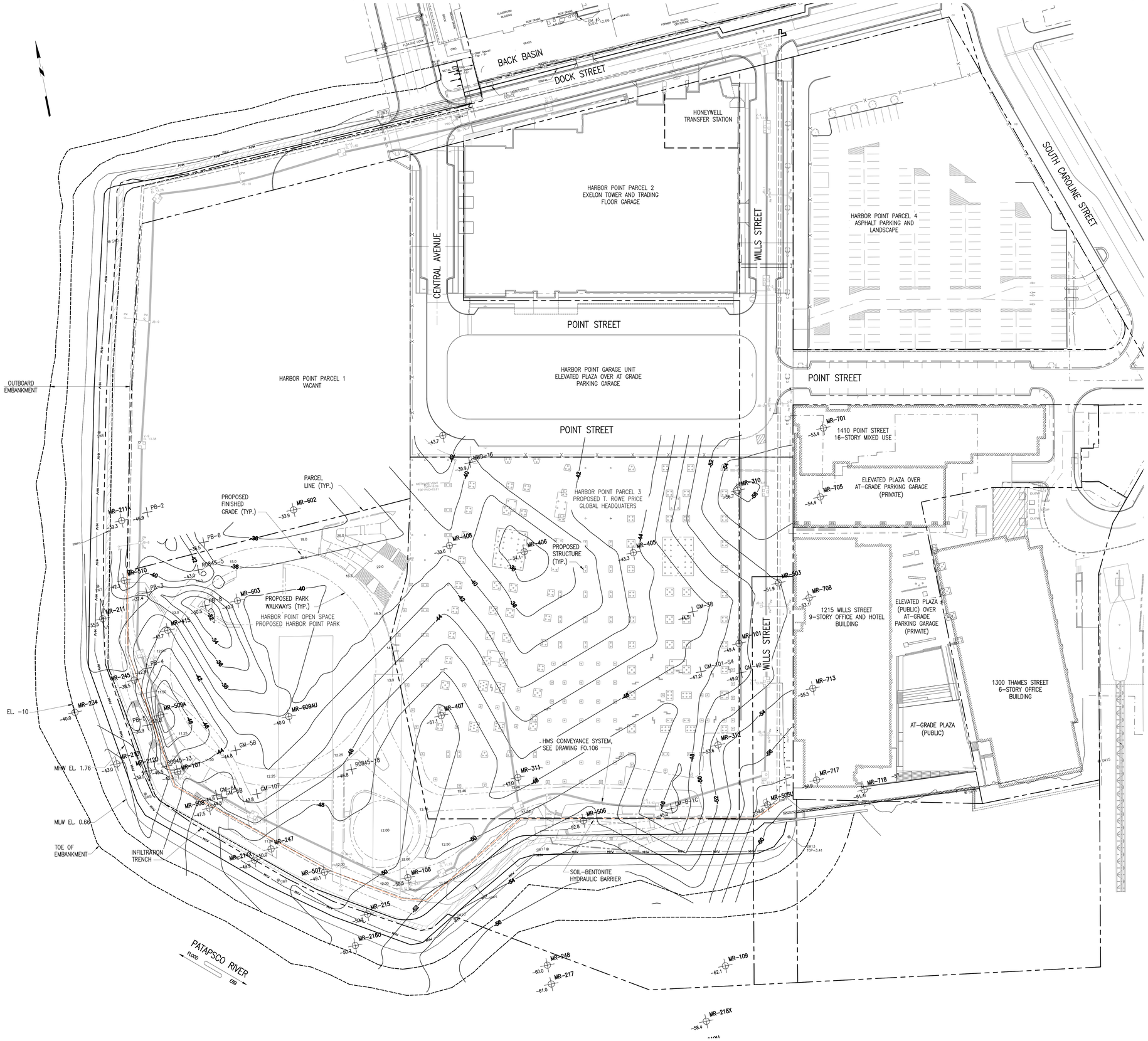

NOTES:

1. For general notes see Drawing F0.001.
2. Only borings where Stratum S4 was encountered are shown.
3. Elevation contours are simplified linear interpolations between borings and may not represent actual subsurface conditions

LEGEND:

MR-101 / -30.0 – Borings previously drilled under continuous inspection by MRCE – Denotes elevation of top of Stratum S4

X-X / -30.0 – Borings made by others – Denotes elevation of top of Stratum S4

—30— – Elevation contour of top of Stratum S4

PLAN

SCALE: 1:40

GRAPHIC SCALE

40' 20' 0 40' 80'

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TOP OF STRATUM S4 CONTOUR PLAN

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sheet number

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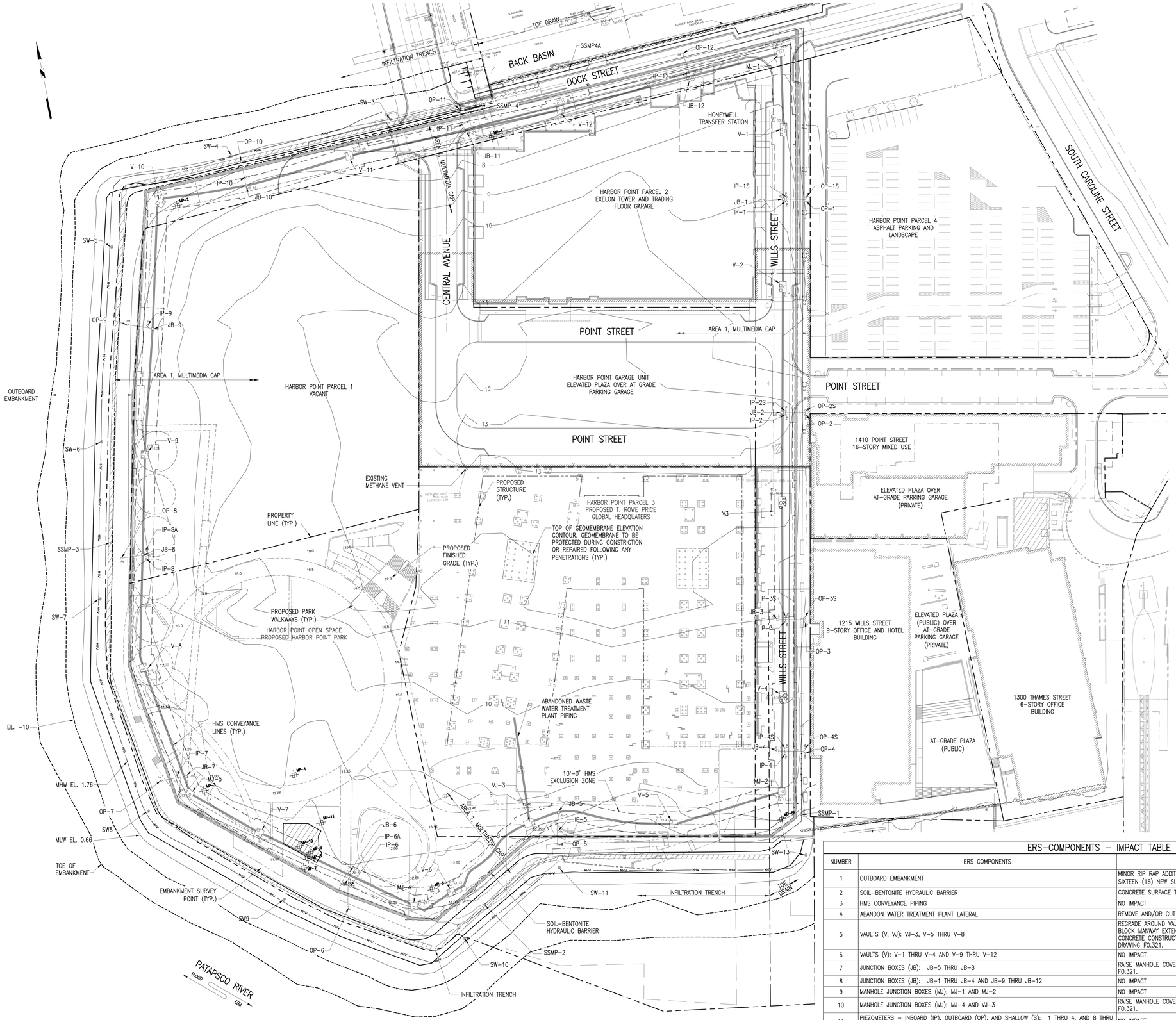

P L A N

SCALE: 1:40

GRAPHIC SCALE

40' 20' 0 40' 80'

NOTES:

1. For general notes, see Drawing F0.001.
2. The grades and development features shown are for reference only. See drawing by others, for verification of locations, dimensions, and constructions details, unless otherwise noted.
3. For details regarding ERS protection and alterations see Area 1, Phase 2 Detailed Development Plan, Parcel 3 Development.
4. A list of all ERS components that will be effected is provided below in ERS–COMPONENTS – IMPACT TABLE.
5. Protection slabs & bridge slabs not shown for clarity. For existing and proposed protection and bridge slabs, see drawing F0.109.
6. For Instrumentation and Monitoring requirements, see Drawings F0.003 and F0.113.

ERS–COMPONENTS – IMPACT TABLE

NUMBER	ERS COMPONENTS	IMPACT
1	OUTBOARD EMBANKMENT	MINOR RIP RAP ADDITIONS AND CONCRETE SURFACE TREATMENTS, SEE DRAWING F0.110. ADD SIXTEEN (16) NEW SURVEY MONITORING POINTS (SP–XX), SEE DRAWING F0.113.
2	SOIL–BENTONITE HYDRAULIC BARRIER	CONCRETE SURFACE TREATMENTS, SEE DRAWING F0.109.
3	HMS CONVEYANCE PIPING	NO IMPACT
4	ABANDON WATER TREATMENT PLANT LATERAL	REMOVE AND/OR CUT AND CAP IF ENCOUNTERED
5	VAULTS (V, VJ): VJ–3, V–5 THRU V–8	REGRADE AROUND VAULT MANWAY EXTENSIONS: REPLACE VAULT MANHOLE COVERS AND BLOCK MANWAY EXTENSIONS WITH CONCRETE. INSTALL HYDROPHILLIC WATERSTOP AT NEW CONCRETE CONSTRUCTION JOINTS. INSTALL GEOMEMBRANE SKIRT OVER VAULT ROOF. SEE DRAWING F0.321.
6	VAULTS (V): V–1 THRU V–4 AND V–9 THRU V–12	NO IMPACT
7	JUNCTION BOXES (JB): JB–5 THRU JB–8	RAISE MANHOLE COVER AND EXTEND CASING TO ACCOMMODATE RAISED GRADES, SEE DRAWING F0.321.
8	JUNCTION BOXES (JB): JB–1 THRU JB–4 AND JB–9 THRU JB–12	NO IMPACT
9	MANHOLE JUNCTION BOXES (MJ): MJ–1 AND MJ–2	NO IMPACT
10	MANHOLE JUNCTION BOXES (MJ): MJ–4 AND VJ–3	RAISE MANHOLE COVER AND EXTEND CASING TO ACCOMMODATE RAISED GRADES, SEE DRAWING F0.321.
11	PIEZOMETERS – INBOARD (IP), OUTBOARD (OP), AND SHALLOW (S): 1 THRU 4, AND 8 THRU 12	NO IMPACT
12	PIEZOMETERS – INBOARD (IP), OUTBOARD (OP), AND SHALLOW (S): 5, 6, 6A, and 7	RAISE MANHOLE COVER AND EXTEND CASING TO ACCOMMODATE RAISED GRADES, SEE DRAWING F0.321.
13	TRANSFER STATION	NO IMPACT
14	MULTIMEDIA CAP (MMC)	MULTIPLE, INCLUDING PILE CAPS GROUND FLOOR SLABS, PROTECTION SLABS, BRIDGE SLABS, GEOMEMBRANE LOWERING, INSULATION FOAM, AND LIGHTWEIGHT FILL. SEE DRAWINGS F0.108 AND 109.
15	TOE DRAIN	NO IMPACT
16	INFILTRATION TRENCH	PORTIONS COVERED BY TIMBER DECKING, CONCRETE WALKWAYS, AND CROSSED OVER BY STORM DRAINS. SEE DRAWINGS F0.109 AND F0.110.
17	METHANE VENT	RELOCATED, SEE DRAWING F0.108 AND F0.321.
18	SETTLEMENT MONITORING POINTS (MP): MP–1A, MP–2, AND MP–6A	NO IMPACT
19	SETTLEMENT MONITORING POINTS (MP): MP–3 THRU MR–5, AND MP–7 THRU MP–11	RE–ESTABLISH, MP–4 AND MP–11 TO BE DEMOLISHED. NINE NEW POINTS TO BE INSTALLED, SEE DRAWINGS F0.113 AND F0.321.
20	SURFACE WATER SAMPLING POINT (SW): SW–1 THRU SW–13	NO IMPACT
21	SURFACE SOIL MONITORING POINT (SSMP): SSMP–2	RAISE MANHOLE COVER AND EXTEND CASING TO ACCOMMODATE RAISED GRADES, SEE DRAWING F0.321.

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11/19/2021	-	DDP REVISION 1
11/19/2021	-	85% GMP SET

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ERS IMPACT REVIEW PLAN

drawn by: F.T.F.
checked by: A.M.D.
scale: AS INDICATED
project number: 13922
scaled inch

sheet number

F0.106

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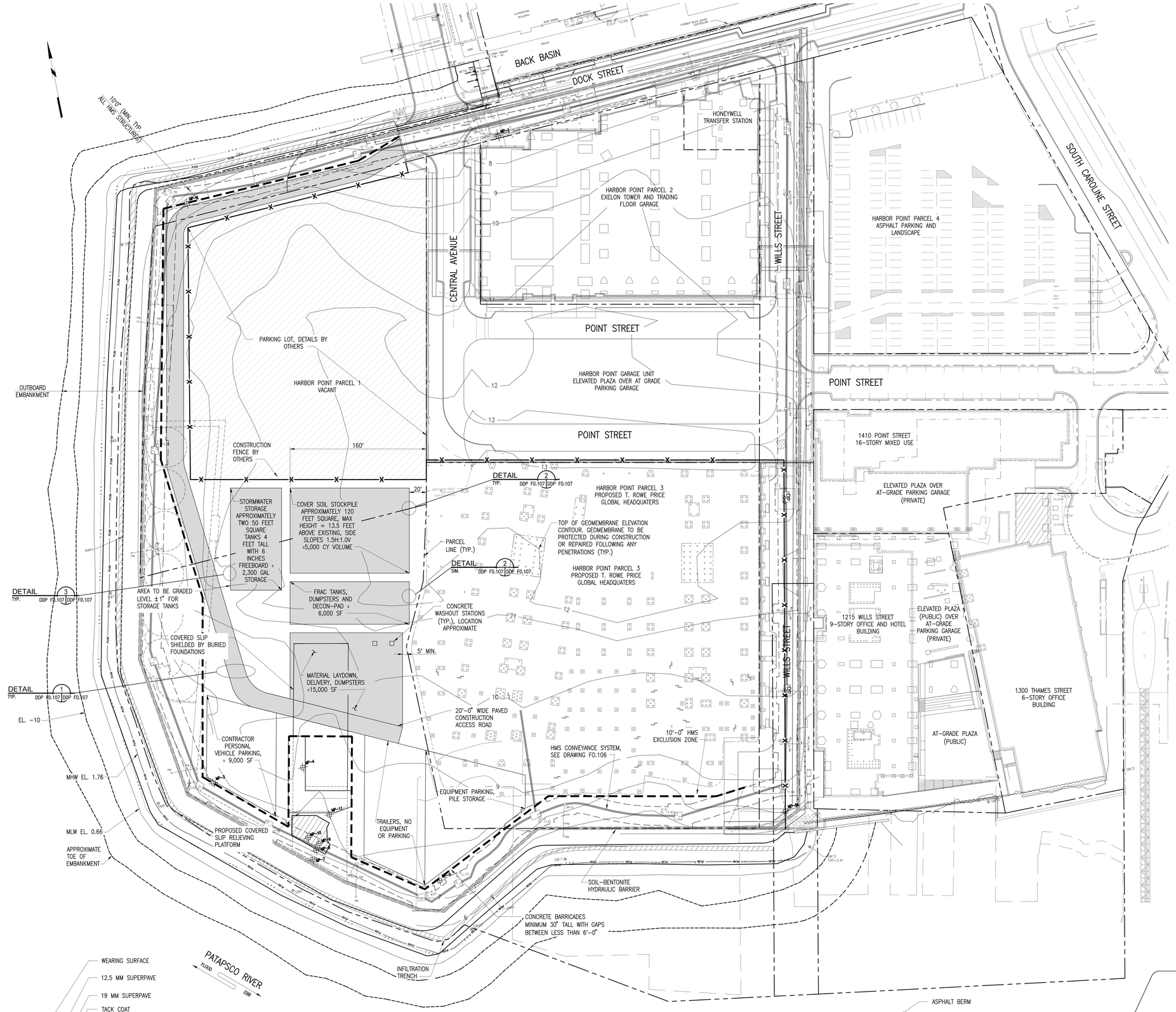
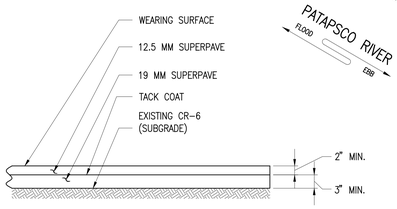


NOTES:

1. For general notes, see Drawing F0.001.
2. Layout depicted hereon is approximate and is for general site logistics of construction of T. Rowe Price buildings and Covered Slip Relieving Platform only.
3. Limit operations to the uses indicated hereon. Bearing stress of equipment at drainage net must be limited to less than 2,000 psf as demonstrated by calculation. See Drawing F0.002.
4. Operations outside of the limits of concrete barricades is limited to foot traffic and hand operated tools only with exception to operations related to construction of the Covered Slip Relieving Platform only. Refer to Drawing F0.001 for requirements of Work Plans.

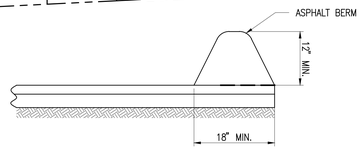


DETAIL 1: TYPICAL ASPHALT SECTION

SCALE: NOT TO SCALE
NOTE: PITCH SURFACE 2% OUTBOARD ON ROADWAYS

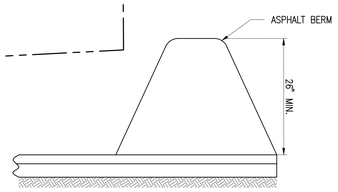
P L A N

SCALE: NOT TO SCALE



DETAIL 2: TYPICAL ASPHALT BERM SECTION

SCALE: NOT TO SCALE
NOTE: SEE DETAIL 1 FOR ASPHALT PAVEMENT INFORMATION



DETAIL 3: STORMWATER STORAGE TANK BERM

SCALE: NOT TO SCALE
NOTE: SEE DETAIL 1 FOR ASPHALT PAVEMENT INFORMATION

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	11/19/2021 -	DDP REVISION 1
	11/19/2021 -	85% GMP SET

title
CONSTRUCTION SITE LOGISTICS PLAN

drawn by:	F.T.F.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number
F0.107

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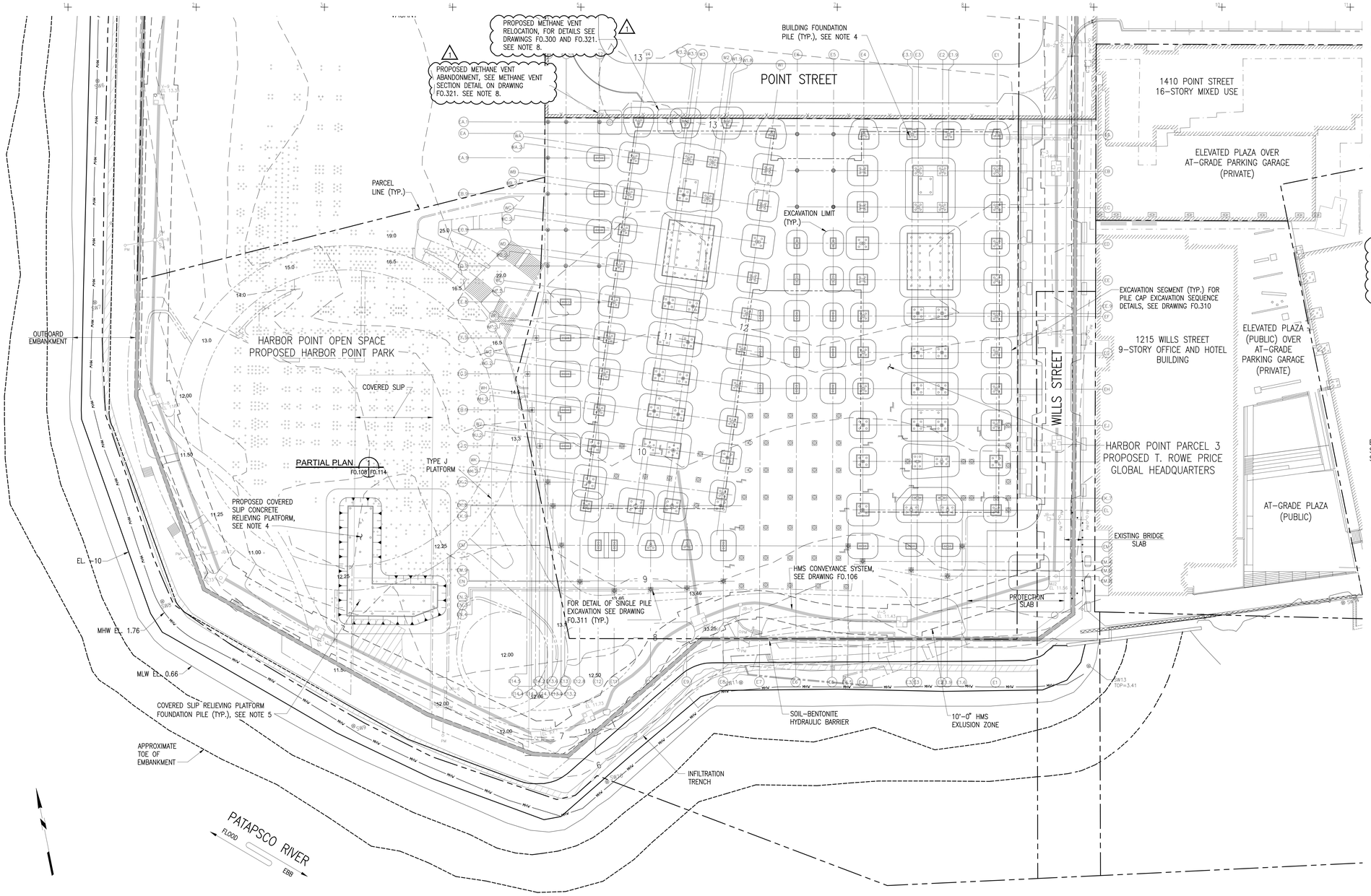


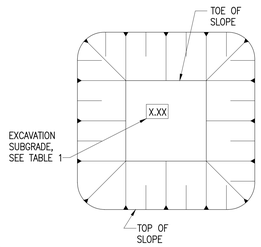
P L A N

SCALE: 1/32"=1'-0"

NOTES:

1. For general notes, see Drawing F0.001.
2. The grades and development features shown are for reference only. See Civil Drawings and S-Series Drawings for verification of locations, dimensions, and constructions details.
3. For existing subsurface features, see Drawing F0.101.
4. For details of building foundations piles, see S-Series Drawings.
5. For details of Covered Slip Relieving Platform, see Drawing F0.110.
6. Perform excavation segments in the sequence indicated on the approved Excavation Work Plan, for details see Drawing F0.002.
7. Up to 7,250 square feet of excavation that penetrates the synthetic layers of the MMC is permitted to be open at one time. If 7,250 square feet of excavation is open existing excavations must be temporarily sealed before additional excavation can take place. For MMC temporary sealing details see Drawing F0.313.
8. During abandonment and relocation of the methane vent a multi-gas detector will be utilized to ensure the methane concentration at the vent is outside the range of explosive limits for methane. No ignition source will be present near the vent, and the abandonment and installation will be performed using mechanical tools. 1

EXCAVATION LEGEND:



EXCAVATION SEQUENCE NOTES:

1. For excavation sequence details see drawings F0.310 and F0.311.
2. Start excavations in the north east corner of the site and proceed from north to south and then east to west.
3. Perform excavations in groups of 6 pile caps in the same column line to facilitate pile driving. Area of excavation open below the drainage net not to exceed 7,250 square feet calculated as the sum of all areas onsite from Drawing F0.310 between the top of excavation slope in Stages 2, 3, and 4 and all areas from Drawing F0.312 while the Geomembrane is not restored.

TABLE 1

COLUMN LINE		MIN. EXCAVATION SUBGRADE ELEVATION
E1	EA	13
E1	EB	13.5
E1	EC	13.5
E1	ED	13.5
E1	EE	13.5
E1	EF	13.5
E1	EG	13.5
E1	EH	13.5
E1	EJ	10.25
E1	EK	10.25
E1	EL	10.25
E1.9	EA	13
E1.9	ED	13.5
E1.9	EL	10.25
E1.9	EM	11.5
E10	EM	11
E11	EM	11
E12	EA.9	13.5
E12	EB.9	13.5
E12	EC.9	13.5
E12	EM	11
E13	EE.8	13.5
E13	EF.9	13.5
E13	EG.9	13.5
E13	EH.9	11
E13	EJ.2	11
E2	EB	13.5
E2	EC	13.5
E2	EE.9	13.5

TABLE 1 (CONTINUED)

COLUMN LINE		MIN. EXCAVATION SUBGRADE ELEVATION
E2	EG	13.5
E2	EH	13.5
E2	EJ	10.25
E2	EK	10.25
E2	EK.7	10.25
E3	EB	13.5
E3	EC	13.5
E3	EE.9	13.5
E3	EG	13.5
E3	EH	13.5
E3	EJ	10.25
E3	EK	10.25
E3	EK.7	10.25
E3.1	EA	13
E3.1	EL	10.25
E3.1	EM	11.5
E4	EA	13
E4	EB	13.5
E4	EC	13.5
E4	ED	13.5
E4	EE	13.5
E4	EF	13.5
E4	EG	13.5
E4	EH	13.5
E4	EJ	13.5
E4	EK	13.5
E4	EL	11.5
E4	EM	11.5
E5	ED	13.5

TABLE 1 (CONTINUED)

COLUMN LINE		MIN. EXCAVATION SUBGRADE ELEVATION
E5	EE	13.5
E5	EF	13.5
E5	EG	13.5
E5	EH	13.5
E6	ED	13.5
E6	EE	13.5
E6	EF	13.5
E6	EG	13.5
E6	EH	13.5
E7	EF	13.5
E7	EG	13.5
E7	EH	13.5
E8	EM	11
E9	EM	11
W1	EA	13
W1	EK.8	11
W1	WA	13.5
W1	WB	13.5
W1	WC	13.5
W1	WD	13.5
W1	WE	13.5
W1	WF	13.5
W1	WG	13.5
W1	WH	13.5
W1	WJ	11
W1	WK	11
W1.8	EA.1	13
W1.9	EK.9	11
W1.9	WC	13.5

TABLE 1 (CONTINUED)

COLUMN LINE		MIN. EXCAVATION SUBGRADE ELEVATION
W2	WA	13.5
W2	WB	13.5
W2	WE	13.5
W2	WF	13.5
W2	WG	13.5
W2	WH	13.5
W2	WJ	11
W3	WA	13.5
W3	WB	13.5
W3	WE	13.5
W3	WF	13.5
W3	WG	13.5
W3	WH	13.5
W3	WJ	11
W3.1	EK.9	11
W3.2	EA.1	13
W4	EA.1	13
W4	EK.9	11
W4	WA.2	13.5
W4	WB.2	13.5
W4	WC.2	13.5
W4	WD.2	13.5
W4	WE.2	13.5
W4	WF.2	13.5
W4	WG.2	13.5
W4	WH.2	11
W4	WJ.2	11
W4	WK.2	11

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	11/19/2021 -	85% GMP SET

revision	date	description
1		

title
GEOMEMBRANE PENETRATIONS PLAN

drawn by:	F.T.F.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number
F0.108

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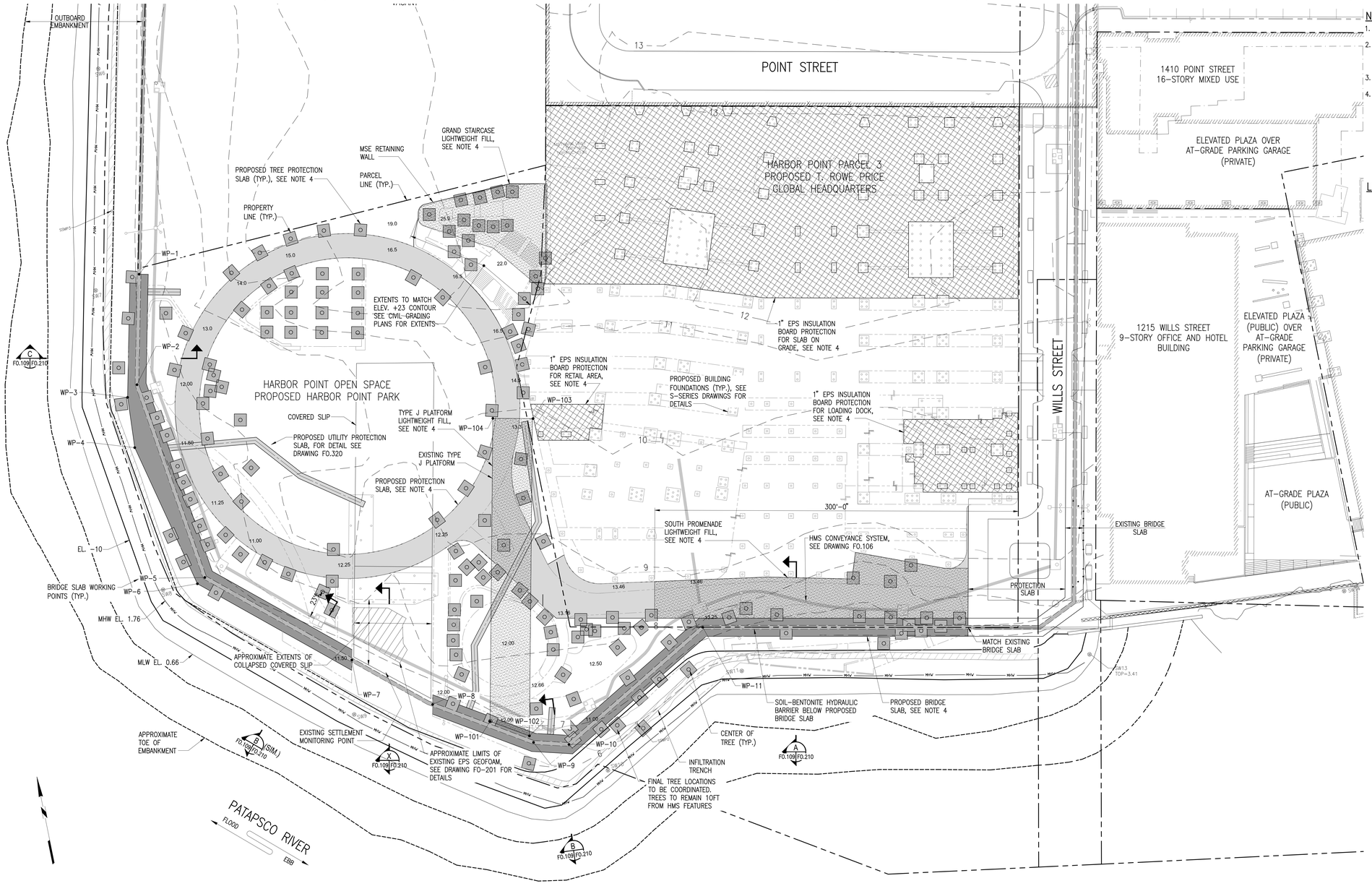

P L A N

SCALE: 1/32"=1'-0"

NOTES:

1. For general notes, see Drawing F0.001.
2. The grades and development features shown are for reference only. See Civil Drawings for verification of locations, dimensions, and constructions details.
3. For existing subsurface features, see Drawing F0.101.
4. For Synthetic Layer Protection Details, see Drawing F0.321.

LEGEND:

- 12-INCH THICK BRIDGE SLAB
- 9-INCH TREE PROTECTION SLAB
- 6-INCH THICK PROTECTION SLAB
- LIGHTWEIGHT FILL
- 1-INCH EPS GEOFOAM

COORDINATES OF BRIDGE SLAB WORK POINTS

WORKING POINT	NORTHING	EASTING
WP-1	-6300.48	4281.55
WP-2	-6389.54	4261.93
WP-3	-6398.25	4252.33
WP-4	-6440.08	4249.97
WP-5	-6556.42	4285.67
WP-6	-6560.33	4278.64
WP-7	-6647.02	4391.3
WP-8	-6696.09	4449.49
WP-9	-6743.1	4524.99
WP-10	-6750.52	4553.34
WP-11	-6677.35	4680.58

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	11/19/2021 -	85% GMP SET

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SYNTHETIC LAYERS PROTECTIONS PLAN

drawn by:	F.T.F.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

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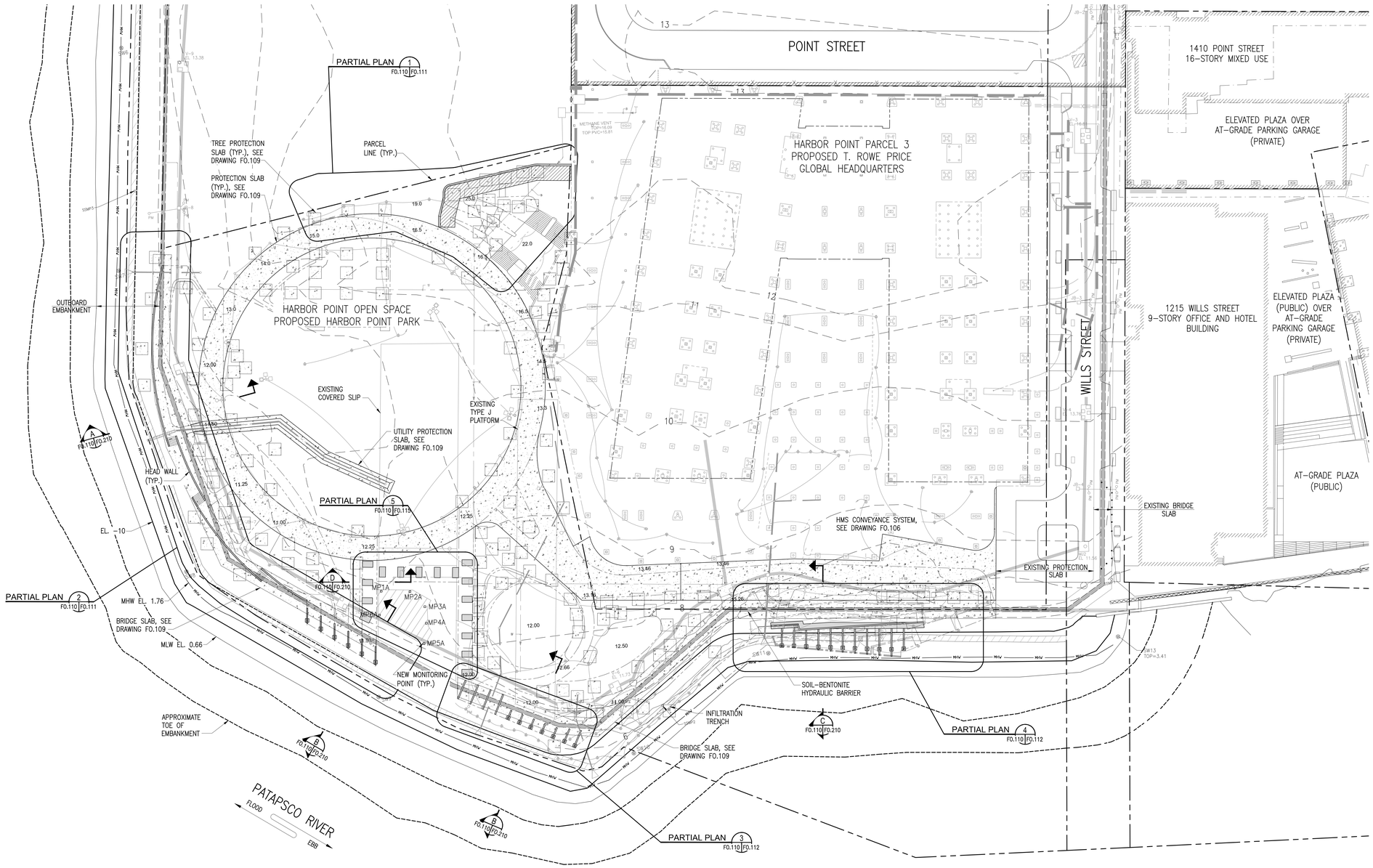

PLAN
SCALE: 1/32"=1'-0"

NOTES:

1. For general and promenade foundation concrete notes, see Drawings F0.001 and F0.002.
2. The grades and development features shown are for reference only. See Civil and L-series Drawings for verification of locations, dimensions, and constructions details.
3. For existing subsurface features, see drawing F0.101.

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PARK PROMENADE STRUCTURES PLAN

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project number:	13922
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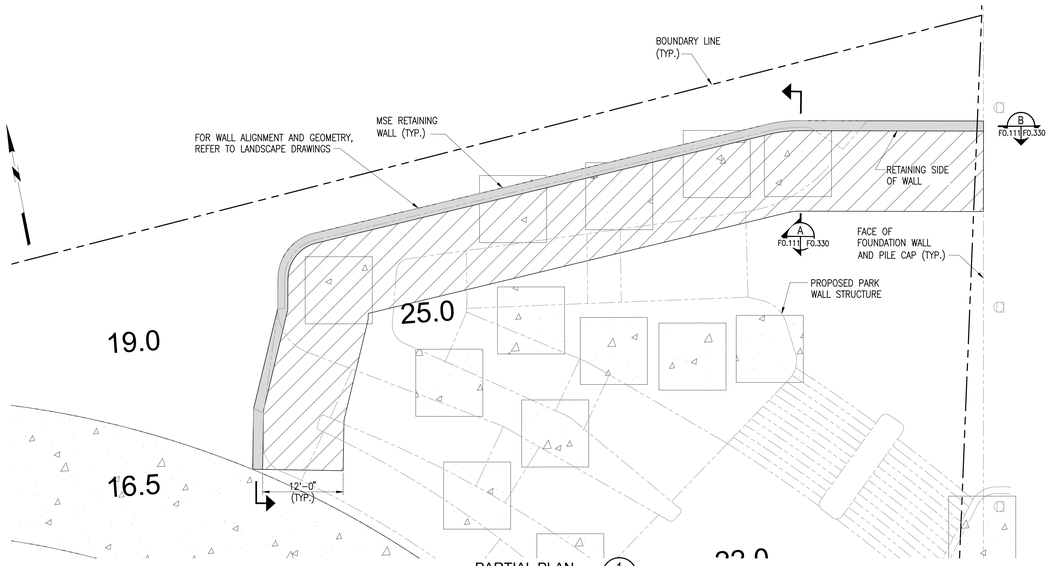
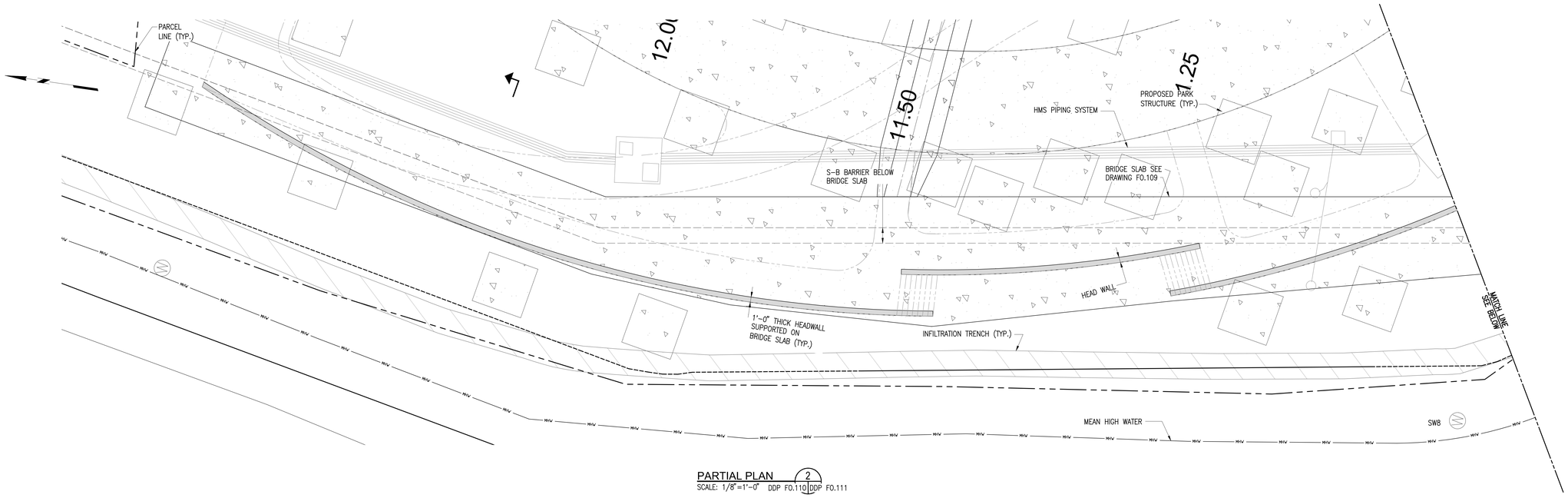
NOTES:

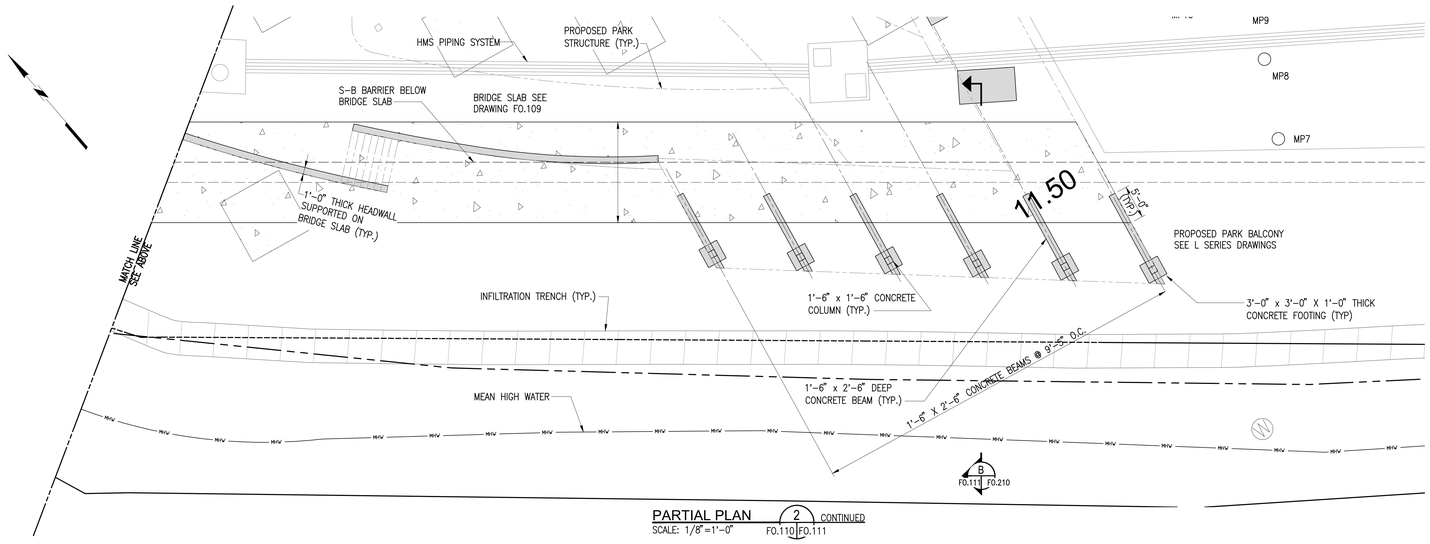
1. For general notes, see Drawing F0.001.



PARTIAL PLAN 1
SCALE: 1/8"=1'-0" DDP F0.110 DDP F0.111



PARTIAL PLAN 2
SCALE: 1/8"=1'-0" DDP F0.110 DDP F0.111



PARTIAL PLAN 2 CONTINUED
SCALE: 1/8"=1'-0" F0.110 F0.111

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11/19/2021	-	85% GMP SET

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PARK PROMENADE STRUCTURES PARTIAL PLAN

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

F0.111

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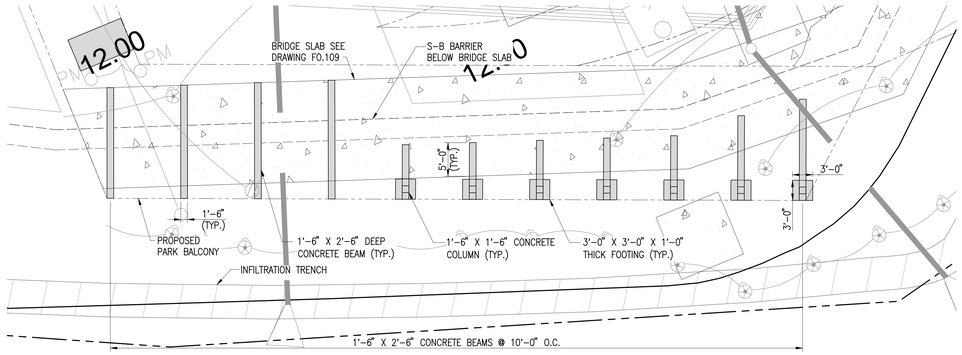
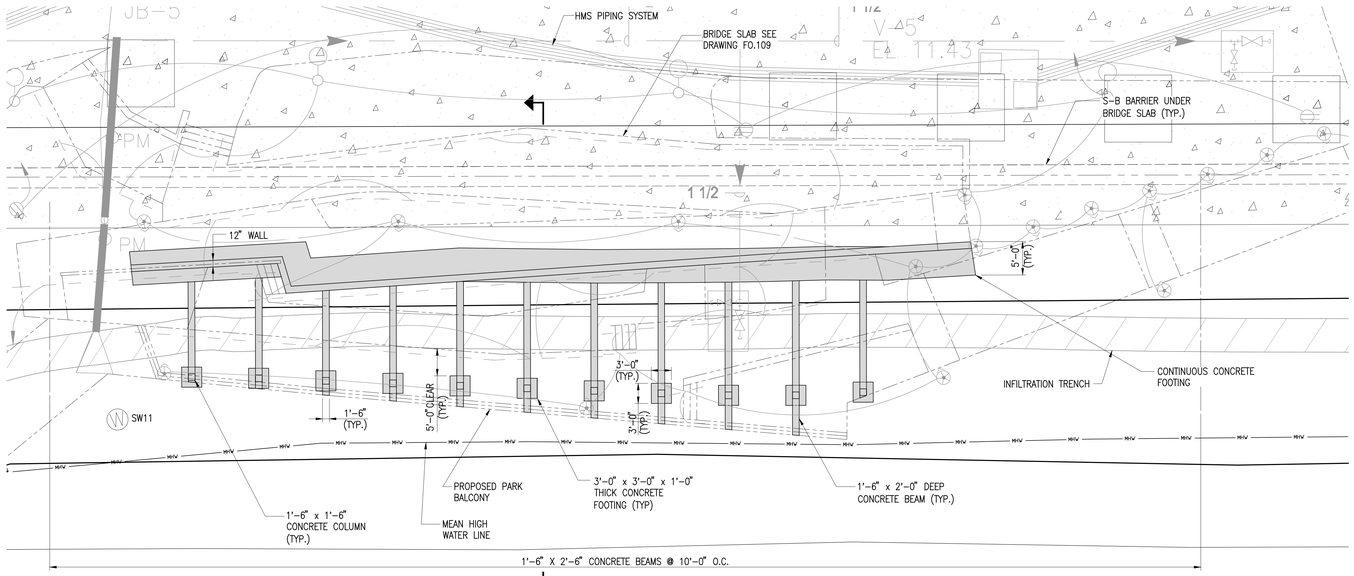
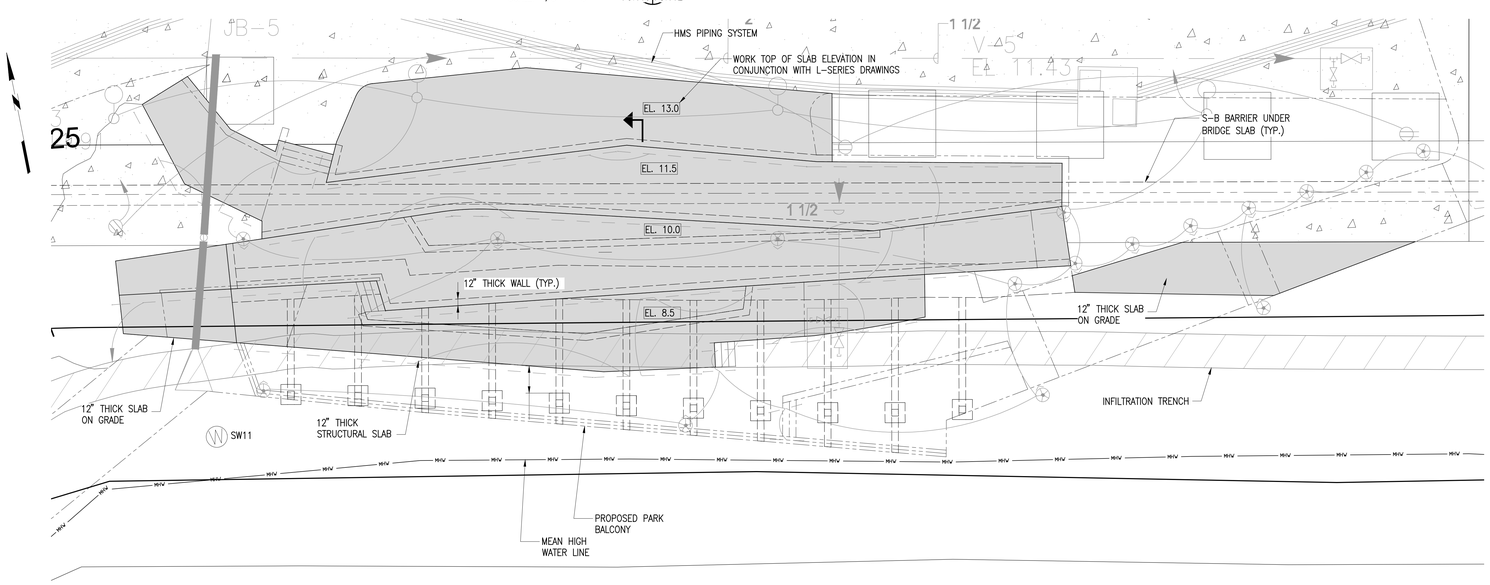


PARTIAL PLAN 3 F0.110 F0.111
SCALE: 1/8"=1'-0"



C F0.111 F0.210

PARTIAL PLAN 4 FOUNDATIONS F0.110 F0.112
SCALE: 1/8"=1'-0"



C F0.111 F0.210

PARTIAL PLAN 4 SLAB DETAILS F0.110 F0.112
SCALE: 1/8"=1'-0"

NOTES:

1. For general notes, see Drawing F0.001.

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PARCEL 3
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PARK PROMENADE STRUCTURES PARTIAL PLANS

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number
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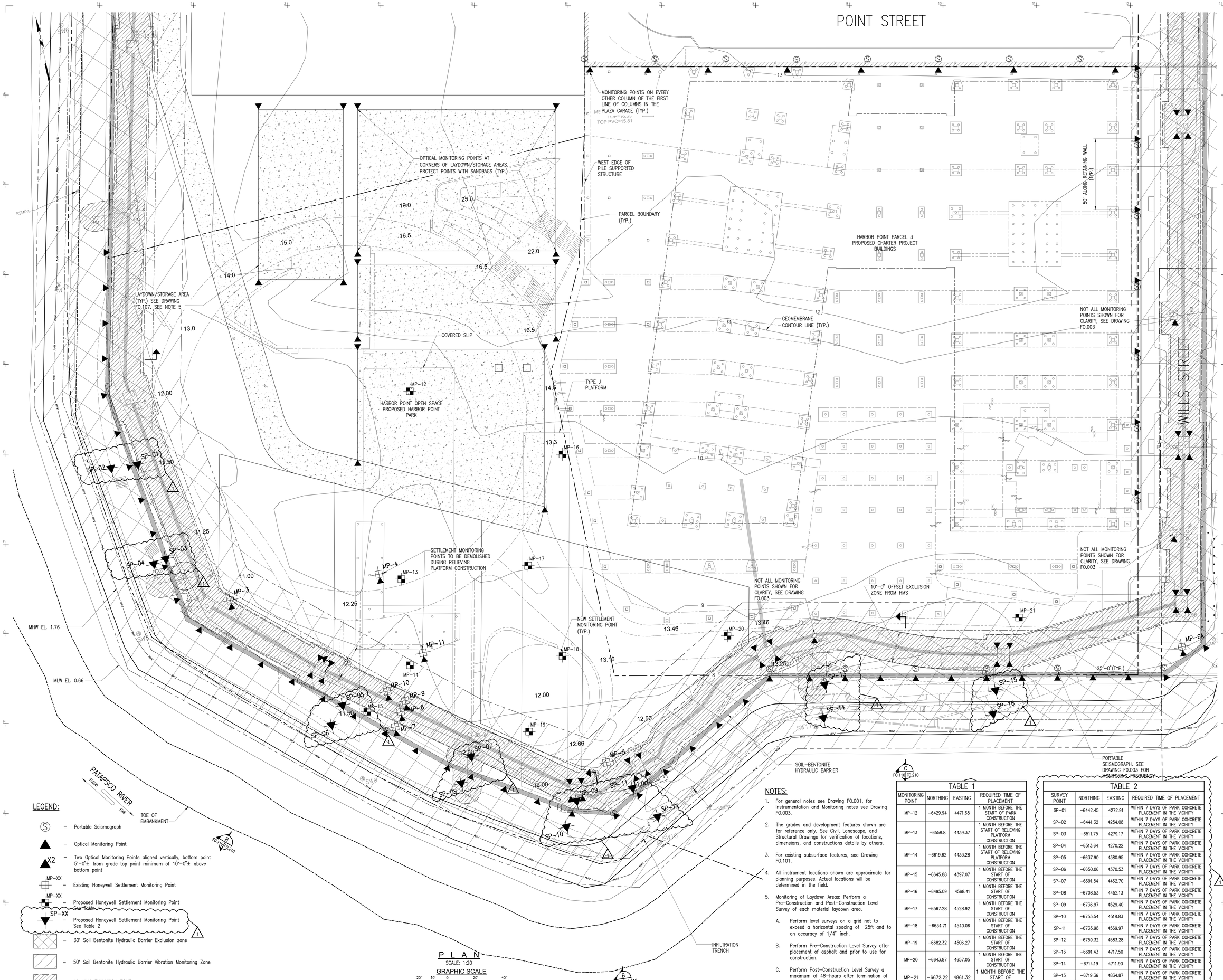

LEGEND:

- Ⓢ – Portable Seismograph
- ▲ – Optical Monitoring Point
- ▲X2 – Two Optical Monitoring Points aligned vertically, bottom point 5'-0"± from grade top point minimum of 10'-0"± above bottom point
- MP-XX – Existing Honeywell Settlement Monitoring Point
- MP-XX – Proposed Honeywell Settlement Monitoring Point See Table 1
- SP-XX – Proposed Honeywell Settlement Monitoring Point See Table 2
- 30' Soil Bentonite Hydraulic Barrier Exclusion zone
- 50' Soil Bentonite Hydraulic Barrier Vibration Monitoring Zone
- 10' HMS EXCLUSION ZONE

PLAN

SCALE: 1:20

GRAPHIC SCALE

20' 10' 0 20' 40'

NOTES:

1. For general notes see Drawing F0.001, for Instrumentation and Monitoring notes see Drawing F0.003.
2. The grades and development features shown are for reference only. See Civil, Landscape, and Structural Drawings for verification of locations, dimensions, and constructions details by others.
3. For existing subsurface features, see Drawing F0.101.
4. All instrument locations shown are approximate for planning purposes. Actual locations will be determined in the field.
5. Monitoring of Laydown Areas: Perform a Pre-Construction and Post-Construction Level Survey of each material laydown area.
   - A. Perform level surveys on a grid not to exceed a horizontal spacing of 25ft and to an accuracy of 1/4" inch.
   - B. Perform Pre-Construction Level Survey after placement of asphalt and prior to use for construction.
   - C. Perform Post-Construction Level Survey a maximum of 48-hours after termination of use for construction.

TABLE 1

MONITORING POINT	NORTHING	EASTING	REQUIRED TIME OF PLACEMENT
MP-12	-6429.94	4471.68	1 MONTH BEFORE THE START OF PARK CONSTRUCTION
MP-13	-6558.8	4439.37	1 MONTH BEFORE THE START OF RELIEVING PLATFORM CONSTRUCTION
MP-14	-6619.62	4433.28	1 MONTH BEFORE THE START OF RELIEVING PLATFORM CONSTRUCTION
MP-15	-6645.88	4397.07	1 MONTH BEFORE THE START OF CONSTRUCTION
MP-16	-6495.09	4568.41	1 MONTH BEFORE THE START OF CONSTRUCTION
MP-17	-6567.28	4528.92	1 MONTH BEFORE THE START OF CONSTRUCTION
MP-18	-6634.71	4540.06	1 MONTH BEFORE THE START OF CONSTRUCTION
MP-19	-6682.32	4506.27	1 MONTH BEFORE THE START OF CONSTRUCTION
MP-20	-6643.87	4657.05	1 MONTH BEFORE THE START OF CONSTRUCTION
MP-21	-6672.22	4861.32	1 MONTH BEFORE THE START OF CONSTRUCTION

TABLE 2

SURVEY POINT	NORTHING	EASTING	REQUIRED TIME OF PLACEMENT
SP-01	-6442.45	4272.91	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-02	-6441.32	4254.08	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-03	-6511.75	4279.17	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-04	-6513.64	4270.22	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-05	-6637.90	4380.95	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-06	-6650.06	4370.53	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-07	-6691.54	4462.70	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-08	-6708.53	4452.13	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-09	-6736.97	4529.40	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-10	-6753.54	4518.83	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-11	-6735.98	4569.97	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-12	-6759.32	4583.28	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-13	-6691.43	4717.50	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-14	-6714.19	4711.90	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-15	-6719.36	4834.87	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY
SP-16	-6735.31	4829.85	WITHIN 7 DAYS OF PARK CONCRETE PLACEMENT IN THE VICINITY

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INSTRUMENTATION AND MONITORING PLAN

drawn by:	F.T.F.
checked by:	A.M.D.
scale:	AS INDICATED
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	scaled inch
sheet number	

F0.113

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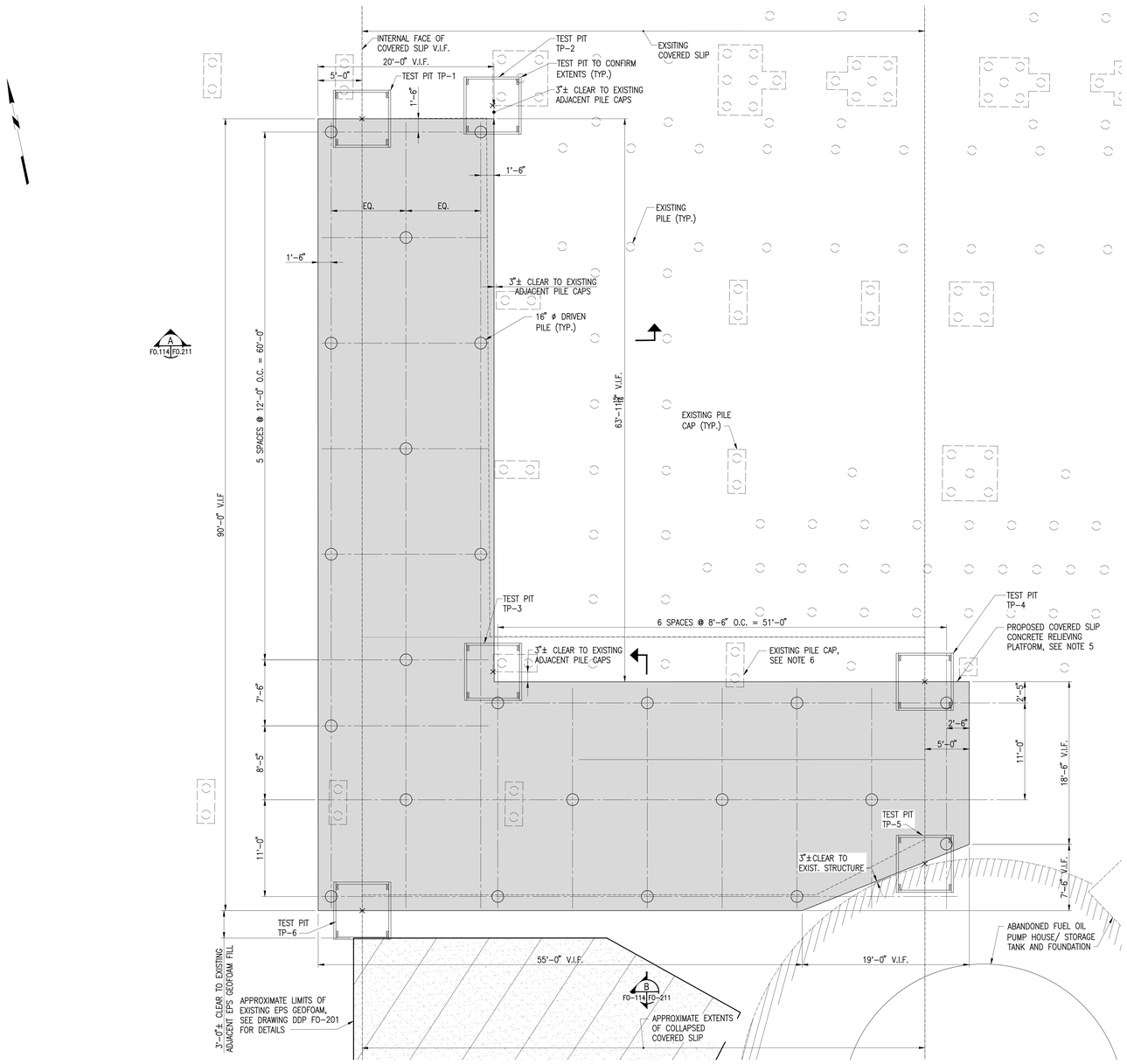

PARTIAL PLAN 1 F0.108 F0.114
SCALE: 3/16"=1'-0"

NOTES:

1. For general notes, see Drawing F0.001.
2. For abandoned subsurface features, see Drawing F0.101.
3. Layout and dimensions indicated hereon are based on historic information. Verify existing extents of abandoned structures by test pit in the presence of the Engineer. For details of test pit excavation, see details on drawings F0.312.
4. Dimensions shown are based on electronic files provided by others. Contractor to verify and bring any conflicts to the attention of the developer.
5. Verify location of existing structures within the footprint of the proposed platform. Extents of proposed platform shall be 3 inches clear of existing structures.

COORDINATES OF CENTER OF TEST PIT		
TEST PIT	NORTHING	EASTING
TP-1	-6513.8904	4420.7899
TP-2	-6515.469	4435.6214
TP-3	-6578.4645	4422.4517
TP-4	-6589.6528	4470.241
TP-5	-6609.9052	4465.9939
TP-6	-6601.9777	4402.3174

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COVERED SLIP RELIEVING PLATFORM PLAN

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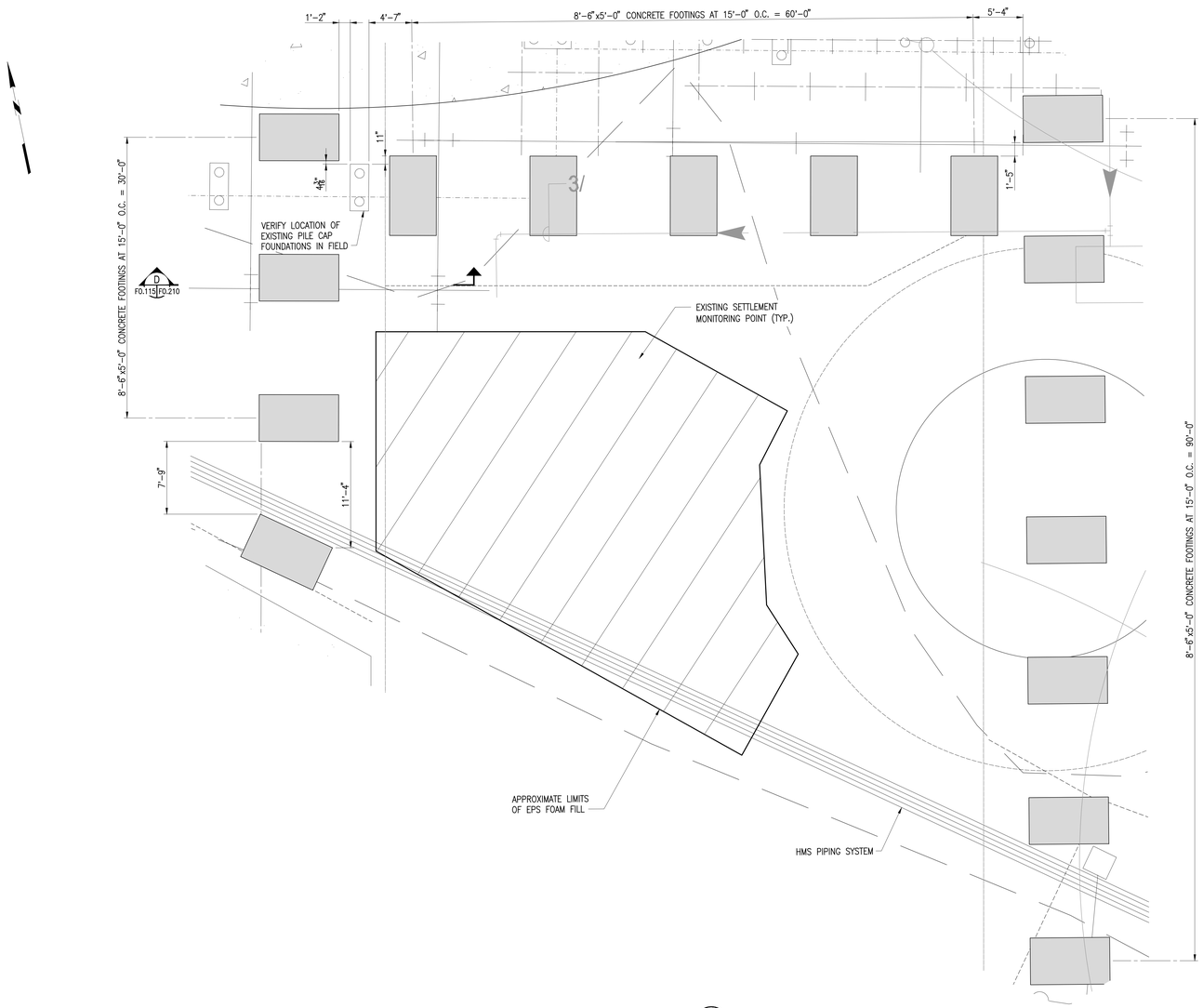

PARTIAL PLAN 5
SCALE: 3/16"=1'-0" F0.110 F0.115

NOTES:

1. For general and promenade foundation concrete notes, see Drawings F0.001 and F0.002.

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PARK PROMENADE STRUCTURES PARTIAL PLAN

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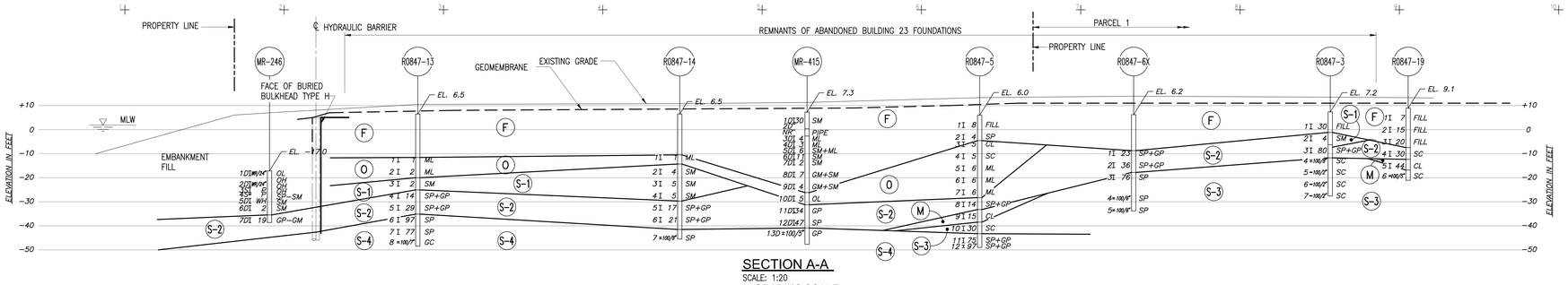
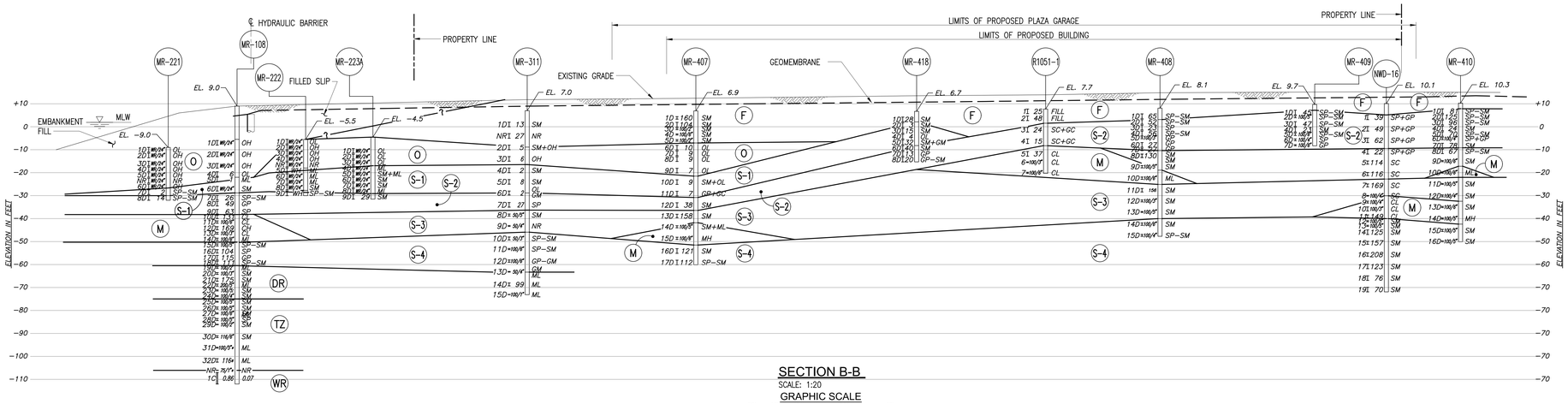


SECTION A-A

SCALE: 1:20

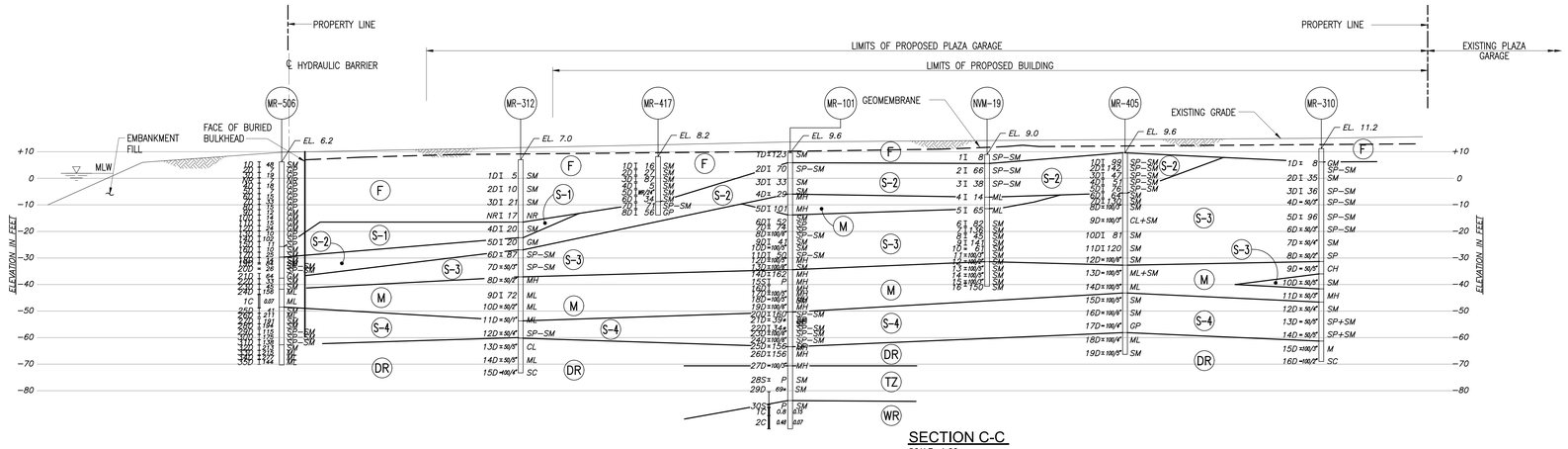
GRAPHIC SCALE



SECTION B-B

SCALE: 1:20

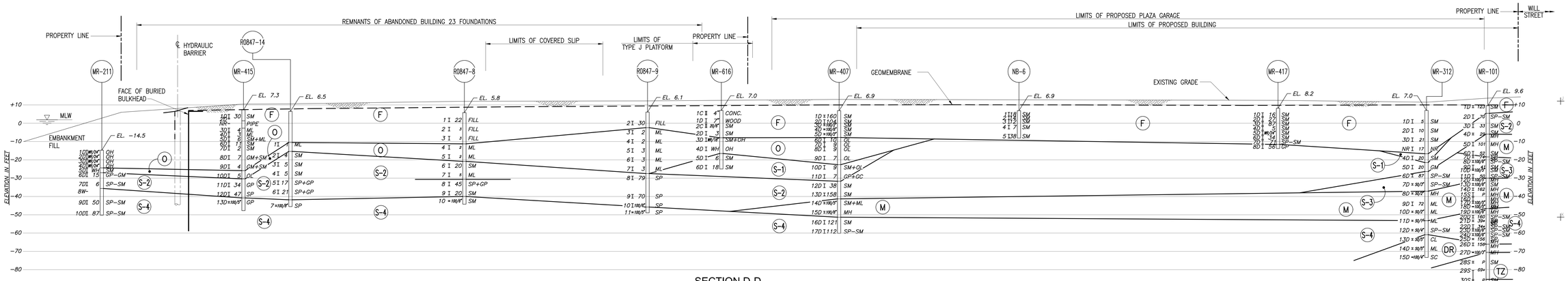
GRAPHIC SCALE



SECTION C-C

SCALE: 1:20

GRAPHIC SCALE



SECTION D-D

SCALE: 1:20

GRAPHIC SCALE

NOTES:

1. Borings are projected to the sections. See Drawing F0.100 for boring and section locations.
2. See Geotechnical Report Drawing GS-R for boring legend.
3. See Drawing F0.101 for location of bulkhead wall structure types.
4. Elevations are referenced to Baltimore County and City Metropolitan Datum, which equals +93.425 feet on the allied plant datum, and −0.811 feet on the National Geodetic Vertical Datum (NGVD).
5. All classifications of soils sampled in the "MR" series borings were made by MRCE field inspectors. * on "MR" series borings indicates sampler driven with 300 pound or 340 pound hammer.
6. Stratifications shown are necessary interpolations between borings and may not represent actual subsurface investigations.
7. Available records of borings made by others for which data are presented were evaluated and interpreted by MRCE. MRCE makes no representation as to the accuracy of these records. "R" series borings did not include sample numbers or USCS classifications. USCS classifications were added based on soil descriptions provided in the boring logs.
8. Piezometric groundwater range is between historic mean water level and current pumping water level.

GENERAL STRATA DESCRIPTIONS:

(F) **Fill** – Compact red–brown to gray silty fine to coarse sand, gravel and cinders, may consist of clay and silt, construction debris, oyster shells, wood, coal, ore tailings, and other miscellaneous materials.

(O) **Black Organic Silty Clay** – Soft black organic silty clay to clayey silt, trace fine sand, wood.

(S1) **Gray Silty Fine Sand** – Loose to compact dark gray silty fine sand, to fine sand trace to some silt, and containing a trace of mica and organic matter .

(S2) **Gray Sand** – Compact gray fine to coarse sand, trace to some gravel, trace silt, Stratum S–2 sand is outboard of the original shoreline, Green and yellow coloration may be present, presumably due to the presence of chromium.

(M) **White Clayey Silt** – Very compact white clayey silt , some fine sand, to sandy silt. In some areas Stratum M consists of a hard mottled white and red brown silty clay, trace sand. Red–brown materials exhibit higher plasticity than the white.

(S3) **White Silty Sand** – Very compact white to light gray–brown fine to medium sand, some silt, and silty fine sand. Yellow to yellow–green coloration present in some areas, presumably due to the presence of chromium.

(S4) **White Sand and Gravel** – Very compact white to pink–gray coarse to fine sand and gravel, to fine to coarse sand, some gravel, trace silt. Stratum S–4 may contain cobbles.

(DR) **Decomposed Rock** – Yellow–brown clayey fine to coarse sand. Relict rock structure visible in some samples.

(TZ) **Transition Zone** – White fine to coarse sand within a white clayey silt matrix, and gray green and brown fine to coarse sand, trace to some silt.

(WR) **WR: Weathered Rock** – Gray and white weathered to medium–hard fine to medium grained gneiss with quartz seams, to schistose gneiss, broken to jointed, weathered to iron stained joints.

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(JULY 15, 2021)

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11/19/2021	-	85% GMP SET

title

GEOLOGIC SECTIONS A-A THROUGH D-D

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
sheet number	scaled inch

FO.200

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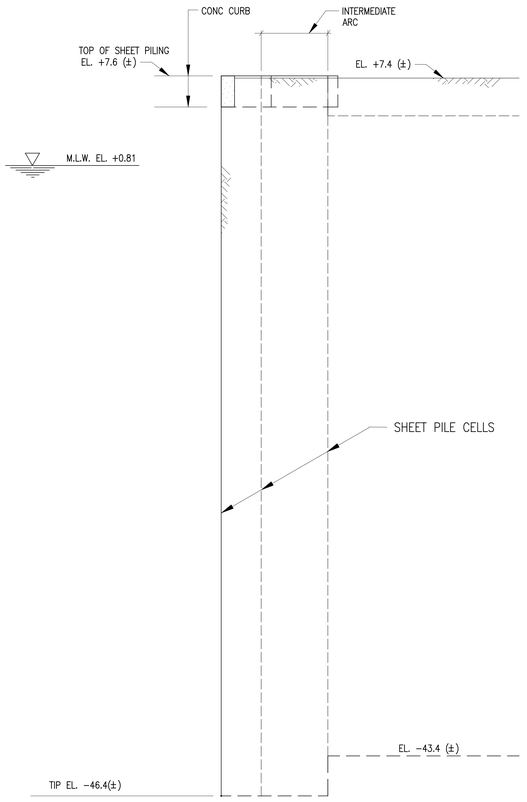

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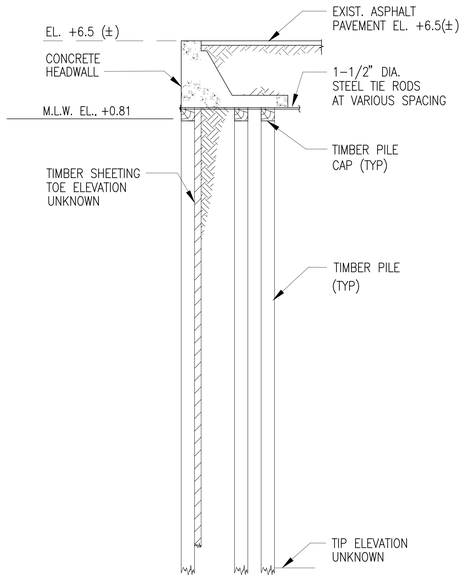

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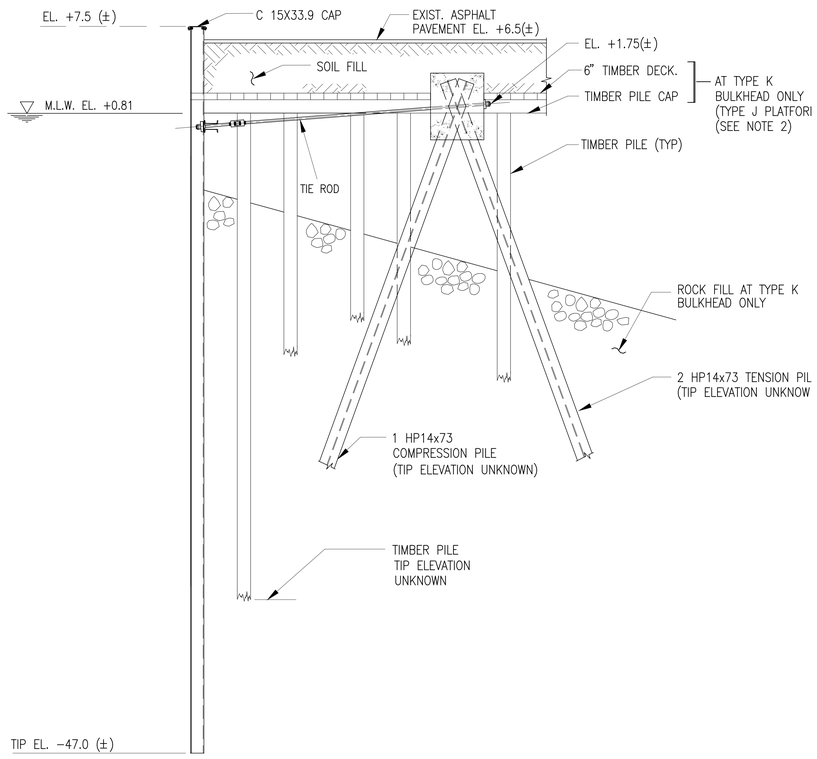


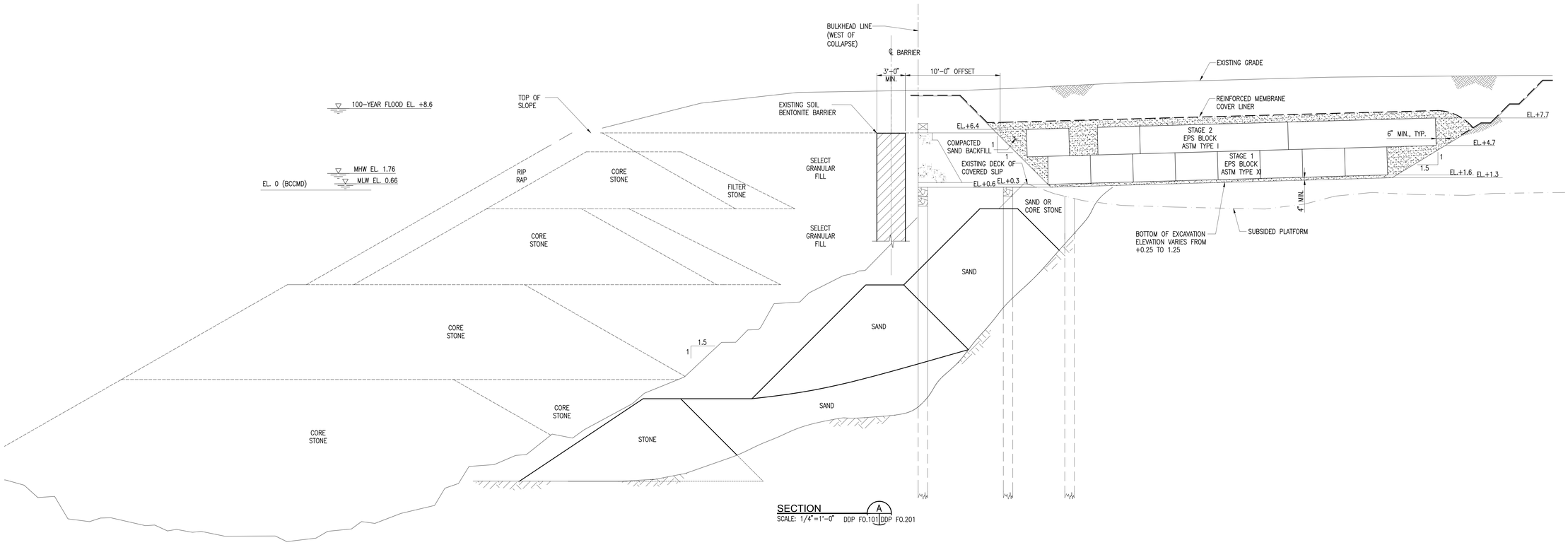
TYPES F2 AND K

NOTES:

1. Existing bulkhead, embankment and platform sections as detailed in the "Corrective Measures Implementation Report Phase I Construction" prepared by Black and Veatch and MRCE dated February 1993.
2. Detail callouts shown are not coordinated to this Drawing Set. For locations of details, refer to remedial component callouts indicated herein.

BULKHEAD TYPES

N.T.S.



SECTION A
SCALE: 1/4"=1'-0" DDP F0.101 DDP F0.201

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title
EXISTING CONDITIONS TYPICAL SECTIONS

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number
F0.201

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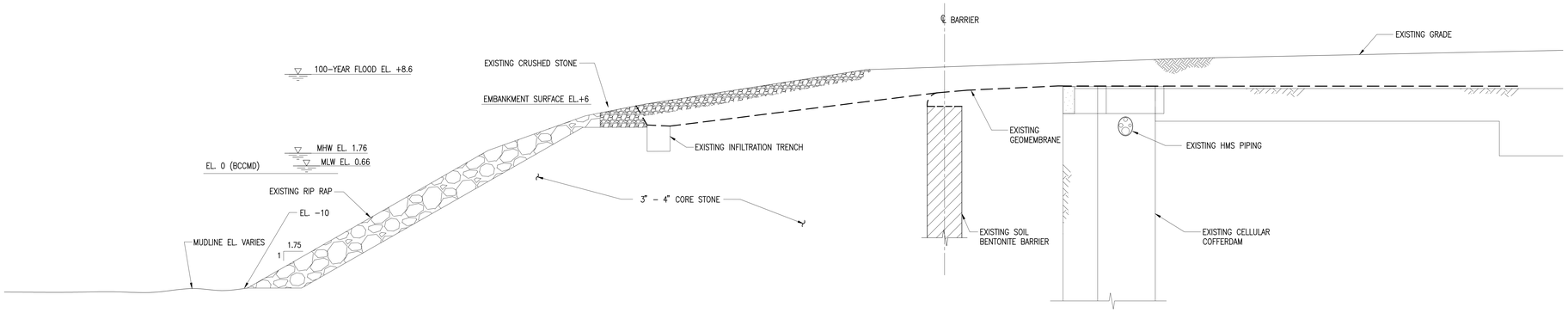

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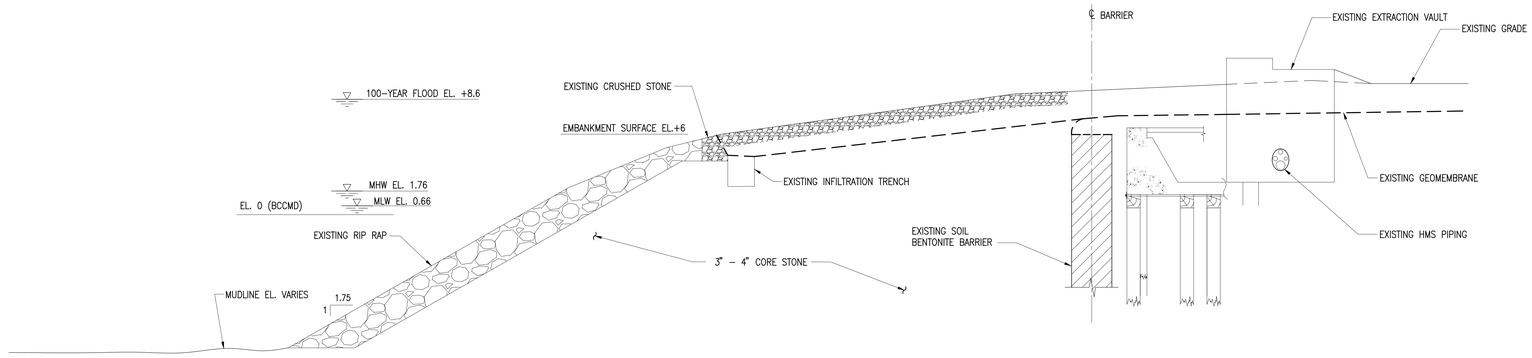

SECTION C
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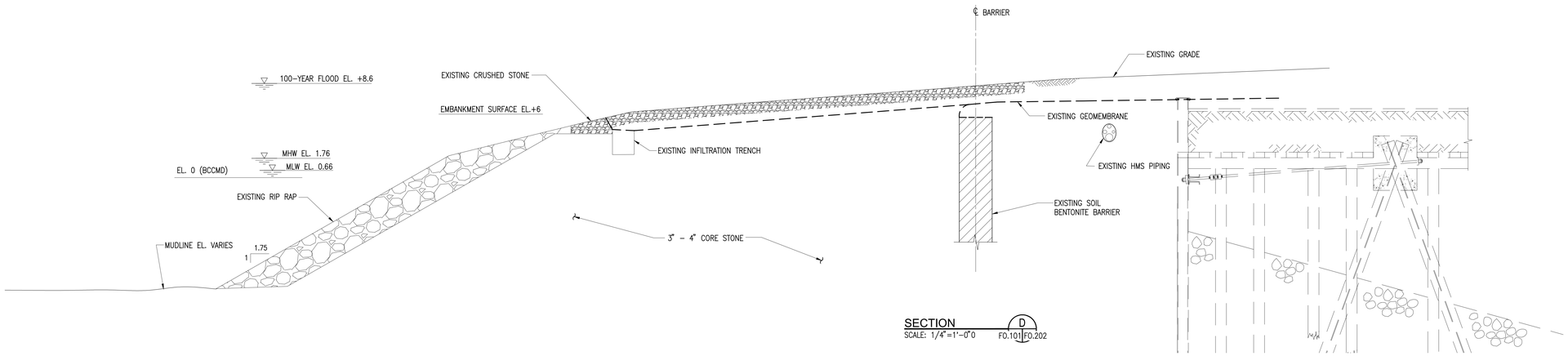
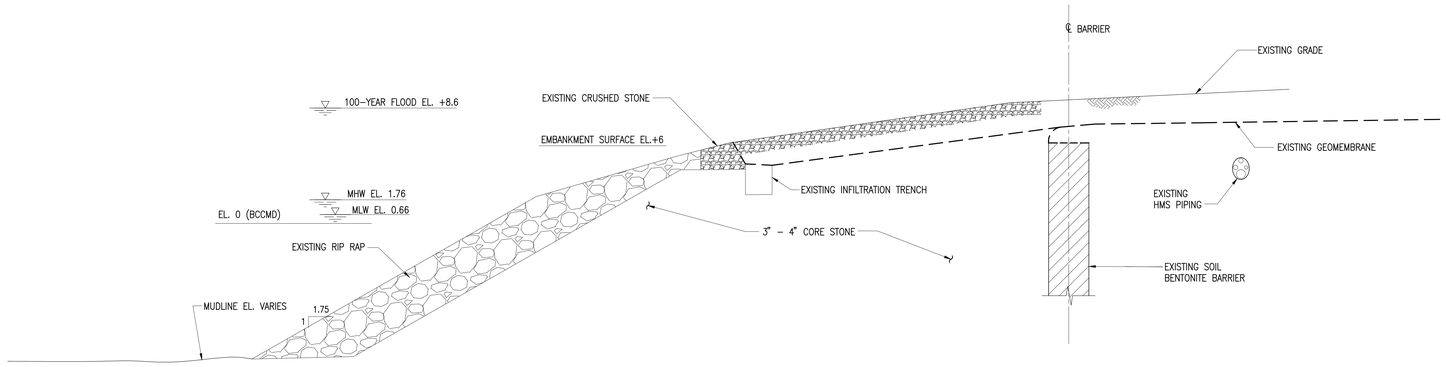


SECTION D
SCALE: 1/4"=1'-0"0 F0.101 F0.202



SECTION E
SCALE: 1/4"=1'-0" F0.101 F0.202

NOTES:

1. For general notes, see Drawing F0.001.
2. Existing conditions sections are shown for illustrative purposes only. Conditions shown vary and may require field verification.
3. The Geomembrane is the only layer of the MMC shown for clarity. For details of MMC construction, see Drawing F0.300.

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EXISTING CONDITIONS TYPICAL SECTIONS

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checked by:	A.M.D.
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	scaled inch

sheet number
F0.202

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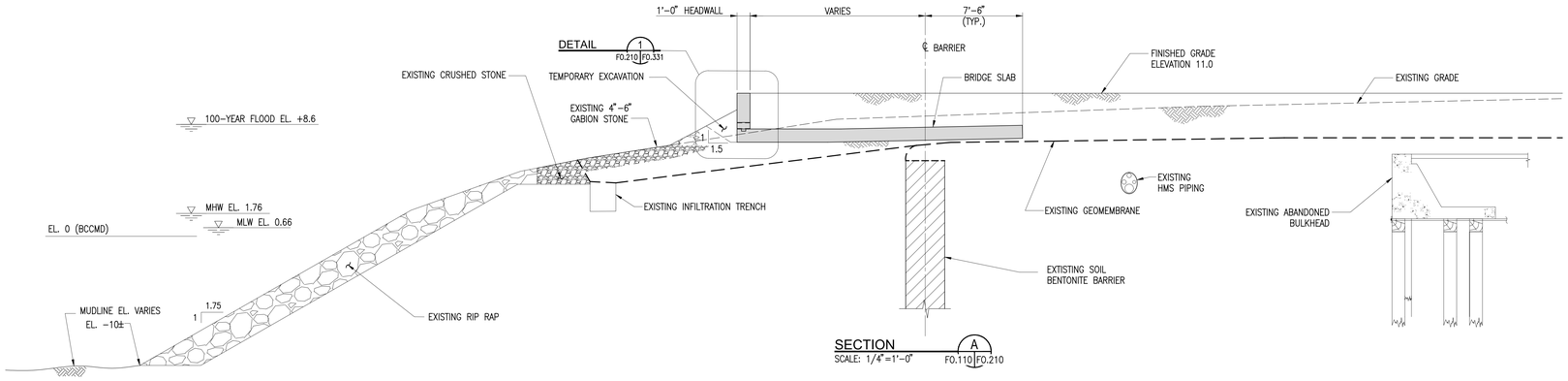
NOTES:

1. For General and Promenade Foundation Concrete notes, see Drawing F0.001.



SECTION A
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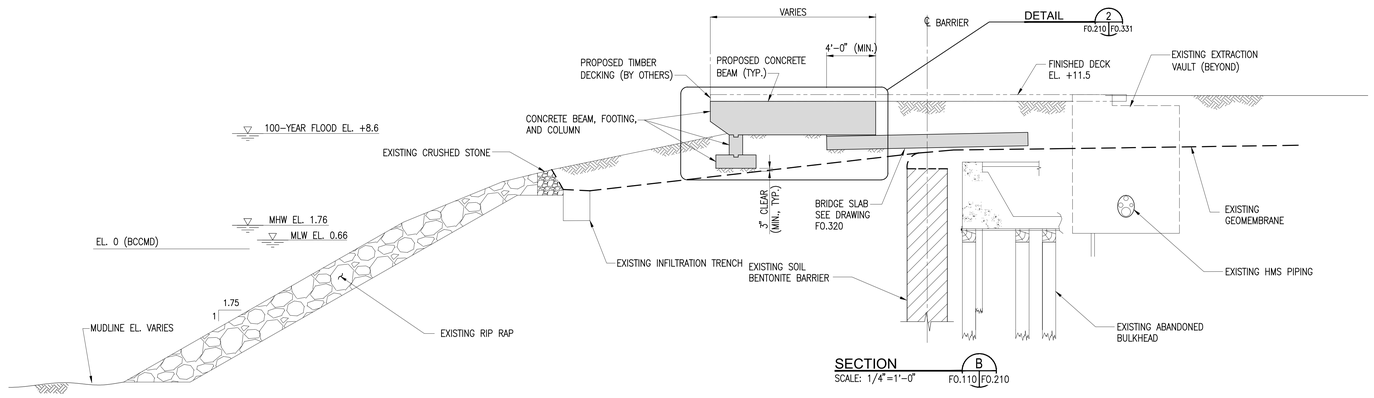

SECTION B
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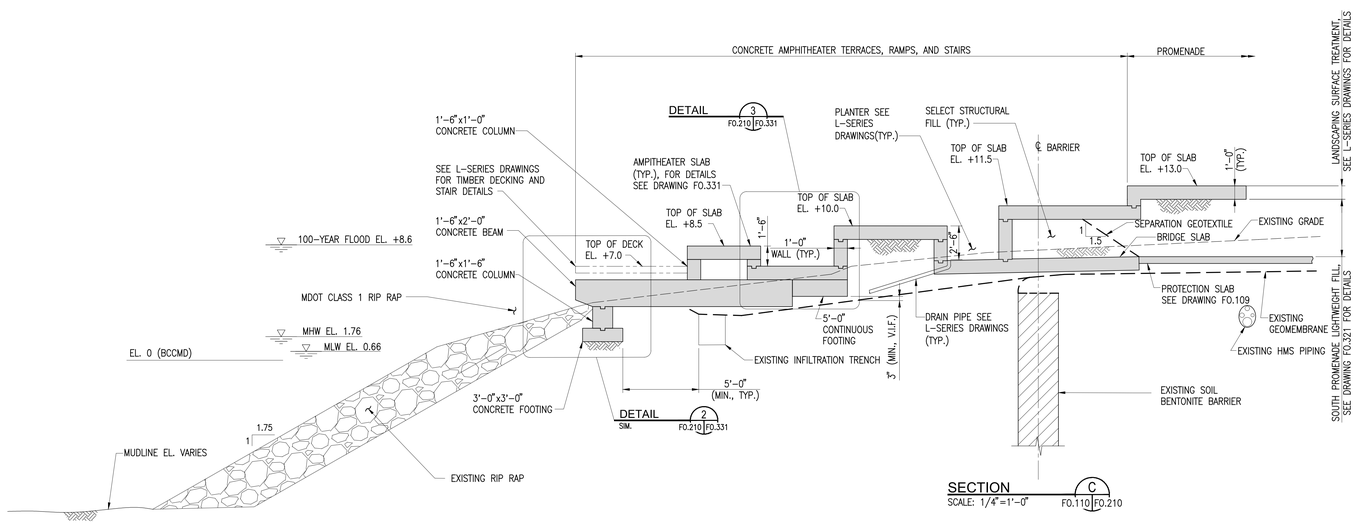
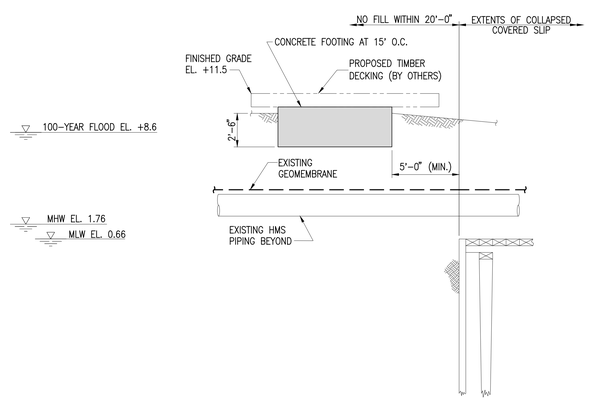


SECTION C
SCALE: 1/4"=1'-0" F0.110 F0.210



SECTION D
SCALE: 1/4"=1'-0" F0.110 F0.210

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PARK PROMENADE STRUCTURES SECTIONS

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checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

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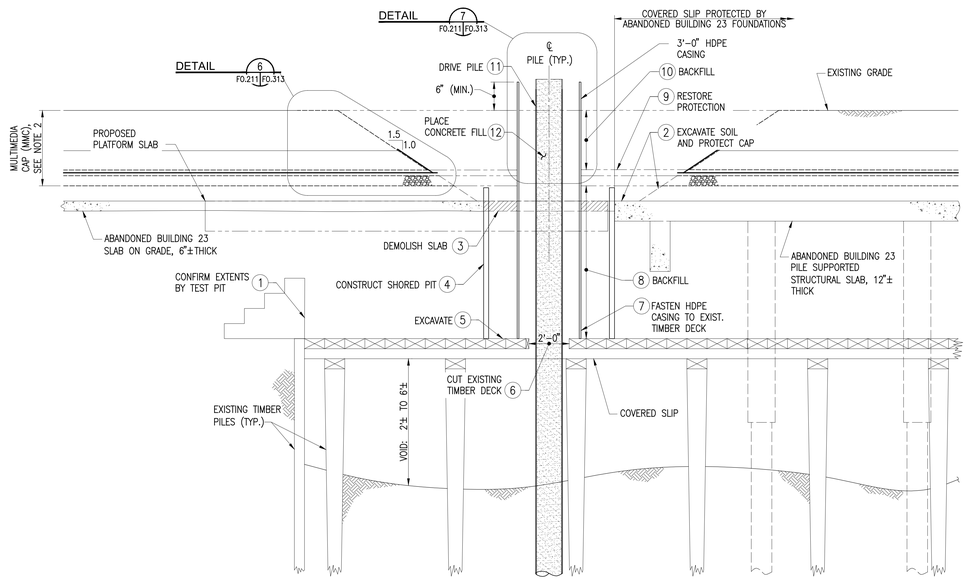
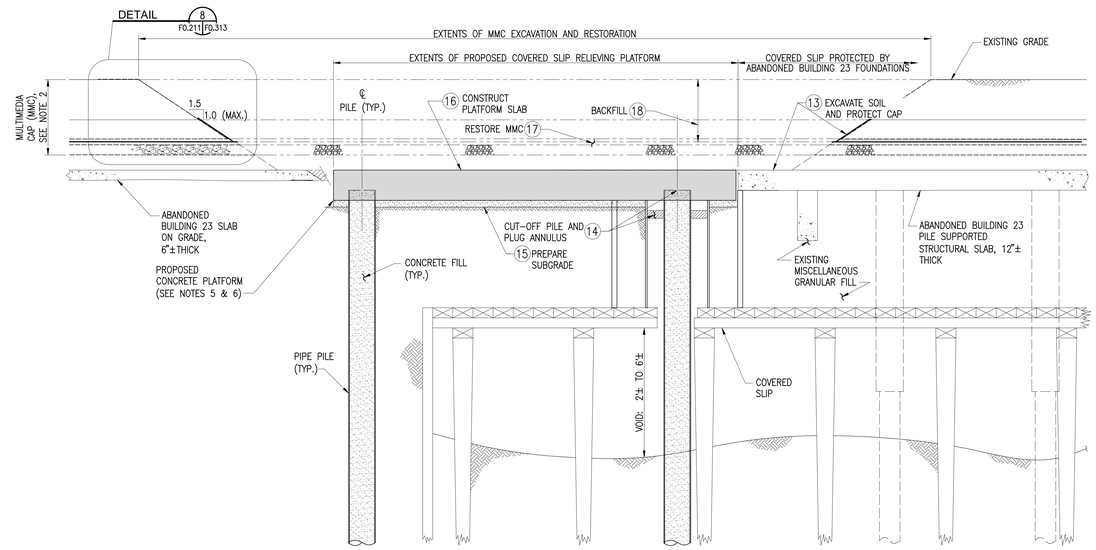
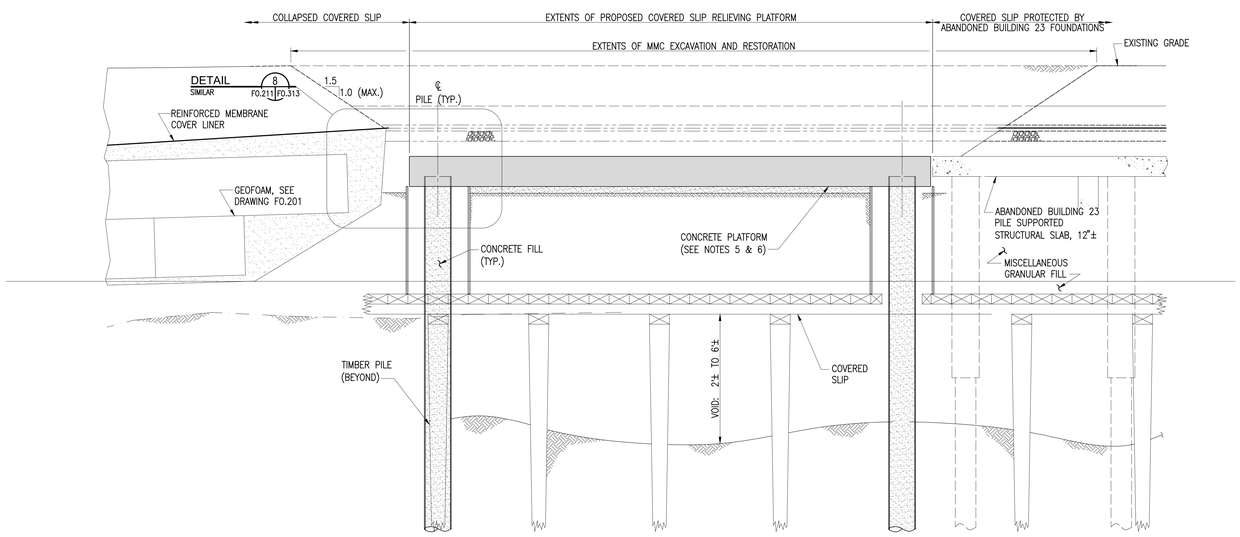


EXCAVATE TEST PITS AND INSTALL PILES CONSTRUCTION SEQUENCE STEPS 1 TO 12

SECTION A
SCALE: 3/8"=1'-0" F0.114 F0.211



CONSTRUCT PLATFORM AND RESTORE GRADE CONSTRUCTION SEQUENCE STEPS 13 TO 19



SECTION B
SCALE: 3/8"=1'-0" F0.114 F0.211

NOTES:

1. For general notes, see Drawing F0.001.
2. For details of existing MMC construction, see Drawing F0.300.
3. All historical information shown is based on historical design documents. actual dimensions may vary.
4. For test pit details, refer to Drawings F0.312 and F0.340.
5. Top of proposed concrete platform elevation to match existing abandoned building 23 slab elevation.
6. For concrete platform reinforcement and details, refer to Drawing F0.340.

CONSTRUCTION SEQUENCE:

1. Excavate test pits at locations shown on Drawing F0.114 and confirm extents of covered slip and adjacent pile caps. Inform engineer if existing edge of covered slip is less than 5' from the limits of the proposed platform.
2. Locally excavate and expose building slab at each pile location. Protect multimedia cap in accordance with the details shown on Drawing F0.312. If no slab is present, proceed to sequence item 4.
3. Locally demolish building slab at each pile location.
4. Excavate a 6'-0" x 6'-0" shored pit at each pile location.
5. Excavate within shored pit and expose the covered slip timber deck.
6. Locally cut covered slip timber deck at pile location.
7. Place HDPE temporary casing from existing grade elevation and fasten to the covered slip timber platform.
8. Backfill between temporary casing and shored pit to existing geomembrane subgrade.
9. Restore multimedia cap in accordance with the details shown on Drawing F0.313.
10. Backfill to existing grade.
11. Drive piles through HDPE casing to required refusal criteria.
12. Fill pile with concrete.
13. Excavate extents of proposed platform. Protect MMC cap in accordance with the details shown on Drawing F0.312.
14. Cut piles to required pile cut-off elevation.
15. Prepare platform subgrade.
16. Construct covered slip relieving platform.
17. After platform concrete has gained 50% of design compressive strength restore MMC cap in accordance with the details shown on Drawing F0.310.
18. Backfill to existing grade with select granular fill.
19. Prepare finished grade with materials depicted on L-series drawings.

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COVERED SLIP RELIEVING PLATFORM SECTIONS

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sheet number
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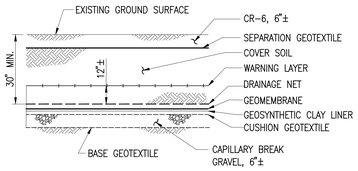
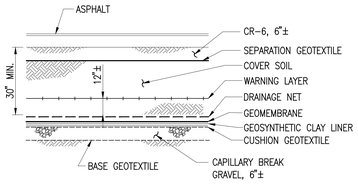
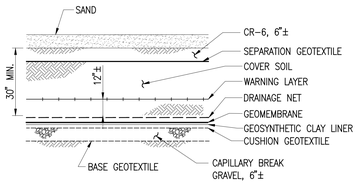


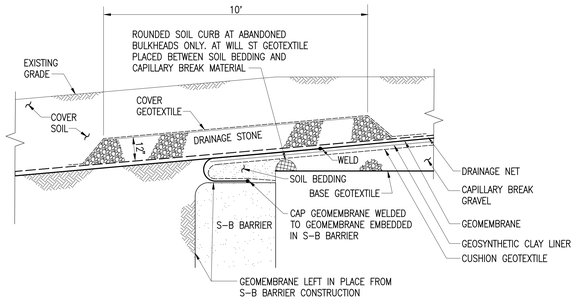
MULTIMEDIA CAP WITH CR-6 SURFACE
NOT TO SCALE



MULTIMEDIA CAP WITH ASPHALT SURFACE
NOT TO SCALE

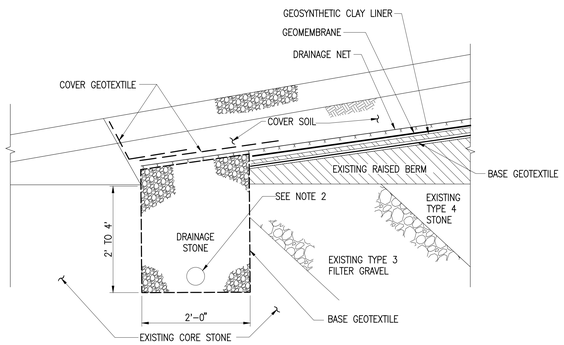


MULTIMEDIA CAP WITH SAND SURFACE
NOT TO SCALE



NOTE: HEIGHT OF ROUNDED ASPHALT CURB EQUAL THICKNESS OF CAPILLARY BREAK LAYER.

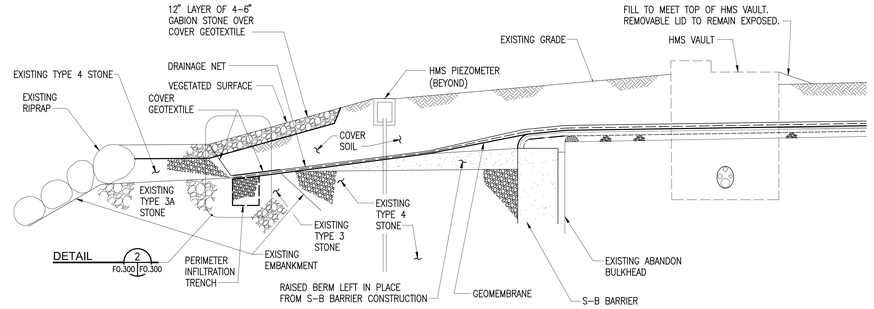
GEOMEMBRANE CONNECTION TO S-B BARRIER
NOT TO SCALE



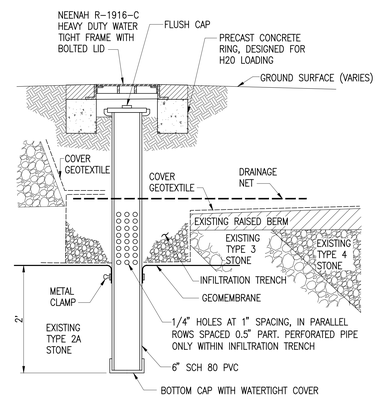
NOTES:

1. SURFACE SOIL MONITORING POINT NOT SHOWN FOR CLARITY, SEE SSMP TYPICAL DETAIL ON THIS DRAWING.
2. 4" DIA. PERFORATED HDPE ADS PIPE.

PERIMETER INFILRATION TRENCH
NOT TO SCALE

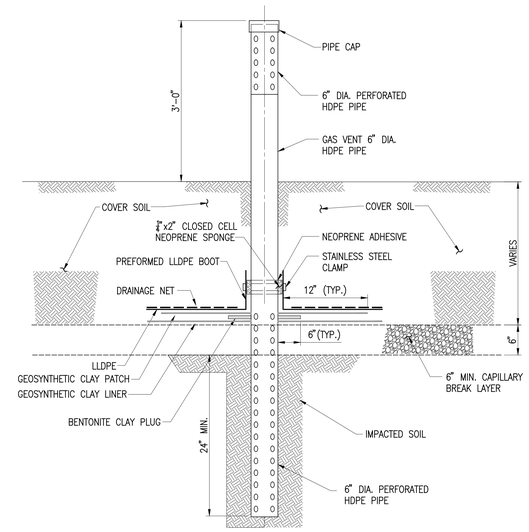


CAP EDGE AT SOUTH & WEST HARBOR
NOT TO SCALE

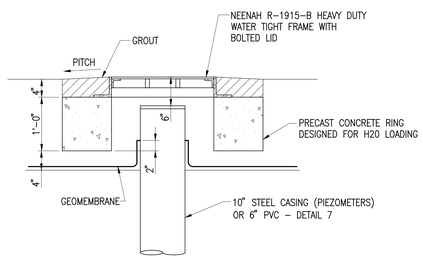


NOTE: FOR SSMP LOCATIONS, SEE DRAWING DDP F0.106.

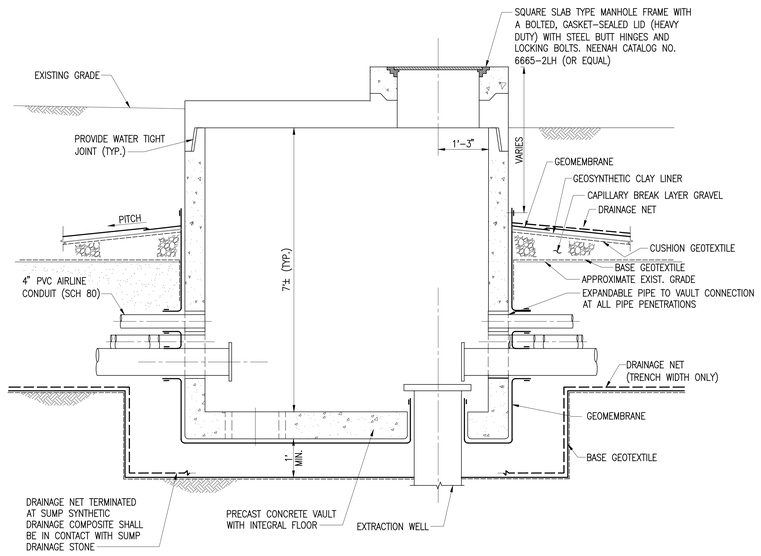
SSMP TYPICAL DETAIL
NOT TO SCALE



METHANE VENT SECTION
NOT TO SCALE



CAP SURFACE FINISHING OF PIEZOMETERS
NOT TO SCALE



SINGLE EXTRACTION WELL VAULT PLACEMENT ELEVATION
NOT TO SCALE

NOTES:

1. For general notes, see Drawing F0.001.
2. For geosynthetic notes, see Drawing F0.002.
3. As-built sections and details shown hereon were prepared by Black and Veatch as part of the "Construction Completion Report, Phase II: Soil-Bentonite Hydraulic Barrier Wall and Phase III: Final Remedial Construction, " Black and Veatch Waste Science Technology, Philadelphia, Pennsylvania, 2000.

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issued	date	description
01/13/2021 -	100% SCHEMATIC DESIGN	
05/03/2021 -	100% DESIGN DEVELOPMENT	
11/19/2021 -	DDP REVISION 1	
11/19/2021 -	85% CMP SET	

title
EXISTING CONDITIONS TYPICAL DETAILS

drawn by:	J.E.M.
checked by:	A.MD.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number
F0.300

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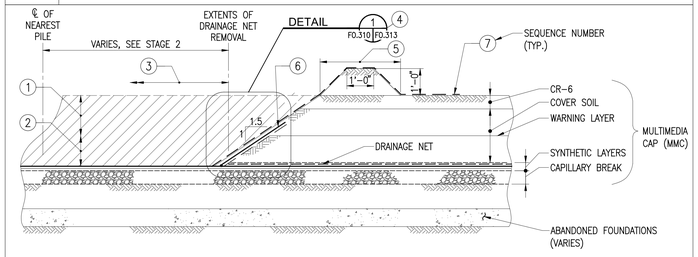
4/21/2022 6:19:59 PM

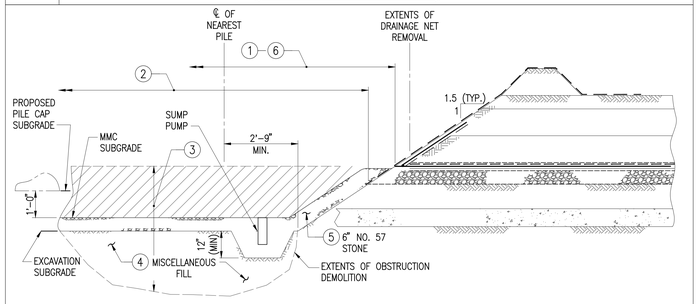
1 EXCAVATION ABOVE DRAINAGE NET



STAGE 1 – EXCAVATION SEQUENCE

1. Remove CR-6, Separation Geotextile, and Cover Soil to Warning Layer.
2. Remove Warning Layer and remaining Cover Soil to Drainage Net using hand-assisted excavation only.
3. Remove Drainage Net to extents shown using hooked blades only.
4. Install 60 mil. LLDPE Geomembrane Dam. See Detail 1 on Drawing F0.313.
5. Construct Stormwater Diversion Berm at Top of Slope.
6. Secure Geomembrane Dam by ties and sandbags at Top of Slope.
7. Place Protection Geotextile and protect existing Geomembrane until excavation is prepared to proceed with Stage 2.

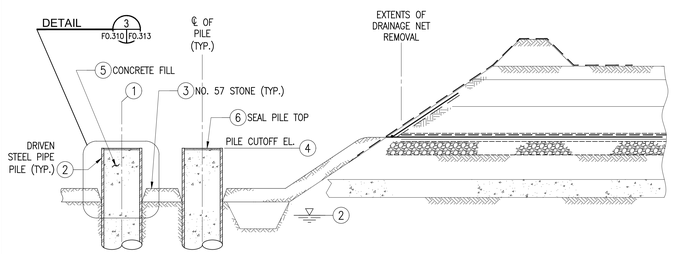
2 EXCAVATION BELOW DRAINAGE NET (OPEN BELOW DRAINAGE NET)



STAGE 2 – EXCAVATION SEQUENCE

1. Remove existing Geomembrane, GCL, and Cushion Geotextile inboard of Temporary Geomembrane Dam.
2. Remove Capillary Break and Base Geotextile 6 inches inboard of Temporary Geomembrane Dam. Extend Protection Geotextile to below remaining Capillary Break.
3. Remove materials to excavation subgrade. Probe up to Elev. 0 for obstructions to pile driving. Remove obstructions from excavation.
4. Restore excavation subgrade by place excavation spoils and/or stockpiled Cover Soil and compacting in lifts using an excavator attachment.
5. Place No. 57 Stone on excavation subgrade and install a sump pump in at least one corner of the excavation.
6. If pile driving is planned to proceed at least 7 days after obstruction removal is complete, construct interim Geomembrane Repair. For MMC Temporary Sealing, see Detail 2 on Drawing F0.313.

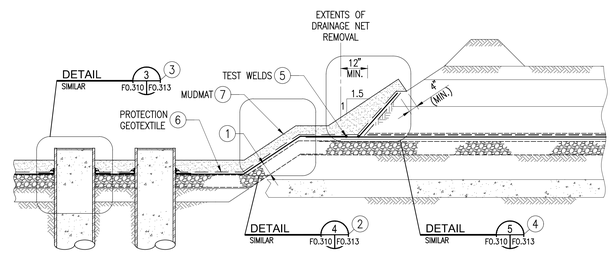
3 PILE DRIVING AND SUBGRADE PREPARATION (OPEN BELOW GEOMEMBRANE)



STAGE 3 – EXCAVATION SEQUENCE

1. Survey and mark pile locations as shown on S-Series Drawings.
2. Review groundwater monitoring data from Honeywell, see Drawing F0.003. Drive pile.
3. Replace No. 57 Stone around pile shaft after driving is complete. Prepare subgrade by excavating heaved soil and proofrolling subgrade, or proofrolling subgrade and placing select structural fill.
4. Cut off pile at designated elevation.
5. Obtain acceptance of pile capacity from Geotechnical Engineering and pile location from Structural Engineer. Place concrete fill in pile. Place concrete fill in pile. Clean pile surface free of concrete or mortar spillage at and above boot elevation.
6. Place high-strength epoxy grout or weld steel plate after concrete fill has cured seven days. See Detail 3 on Drawing F0.313.

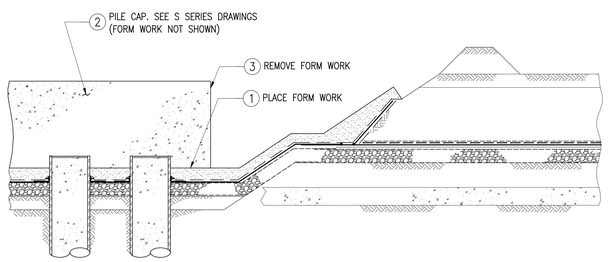
4 SYNTHETIC LAYER RESTORATION (OPEN BELOW GEOMEMBRANE)



STAGE 4 – EXCAVATION SEQUENCE

1. Expose existing Capillary Break by removing No. 57 Stone and Protection Geotextile.
2. From bottom up: place Base Geotextile, Capillary Break, Cushion Geotextile, and 60 mil. LLDPE Geomembrane. Overlap synthetic layers as shown on Detail 4 on Drawing F0.313.
3. Construct Pile Boot as shown on Detail 3 on Drawing F0.313.
4. Construct Permanent Geomembrane Dam as shown on Detail 5 on Drawing F0.313.
5. Conduct Quality Control testing of Geomembrane welds.
6. Place Cover Geotextile and apply for acceptance of MMC Synthetic Layer Repair.
7. Upon approval of MMC Synthetic Layer Repair by Honeywell, place Mud Mat.

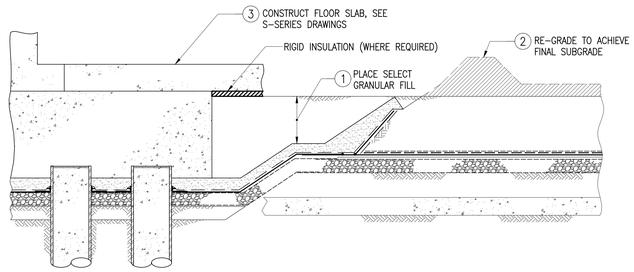
5 FOUNDATION CONSTRUCTION



STAGE 5 – EXCAVATION SEQUENCE

1. Place form work at pile cap edge. Use screws with drill stops no greater than 3 inches into Mud Mat to prevent puncture of synthetic layers. Do not drive nails.
2. Construct pile cap, for details see S-Series Drawings.
3. Remove form work.

6 ADJACENT GRADE RESTORATION



STAGE 6 – EXCAVATION SEQUENCE

1. Place Select Granular fill to proposed grades.
2. Remove storm water diversion berm and remove Cover Soil to achieve final subgrade. For subgrade preparation details, see Drawing F0.321.
3. Place concrete floor slab and column, for details see S-Series Drawings.

NOTES:

1. For general notes see Drawings F0.001, F0.002, and F0.003.
2. For locations of use, see Drawing F0.108.
3. For existing MMC construction, see Drawing F0.300.

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01/13/2021 -	100% SCHEMATIC DESIGN
05/03/2021 -	100% DESIGN DEVELOPMENT
11/19/2021 -	DDP REVISION 1
11/19/2021 -	85% GMP SET

title
PILE CAP PENETRATION DETAILS

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number
F0.310

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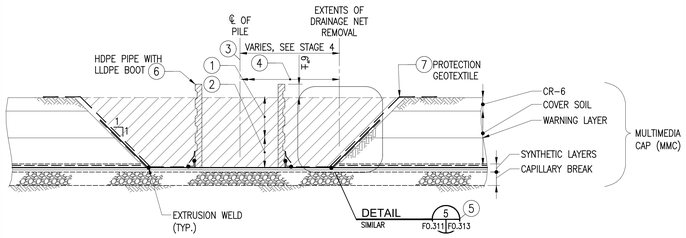
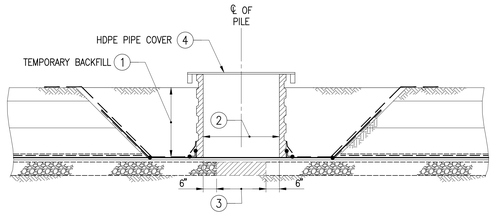
1 EXCAVATION ABOVE DRAINAGE NET



STAGE 1 – EXCAVATION SEQUENCE

1. Remove CR-6, Separation Geotextile, and Cover Soil to Warning Layer.
2. Remove Warning Layer and remaining Cover Soil to Drainage Net using hand-assisted excavation only.
3. Survey and mark pile location.
4. Remove Drainage Net to extents shown using hooked blades only.
5. Install permanent 60 mil. LLDPE Geomembrane Dam. See Detail 5 on Drawing F0.313.
6. Place HDPE Pipe centered on proposed pile location and weld to existing Geomembrane.
7. Place Protection Geotextile to cover slopes.

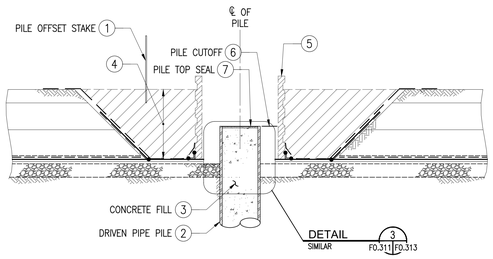
2 EXCAVATION BELOW DRAINAGE NET (OPEN BELOW DRAINAGE NET)



STAGE 2 – EXCAVATION SEQUENCE

1. Place temporary backfill up to existing grade using stockpiled Cover Soil.
2. Remove existing Geomembrane, GCL, and Cushion Geotextile from within HDPE Pipe.
3. Remove Capillary Break and Base Geotextile 6 inches inboard of HDPE Pipe.
4. Cover HDPE Pipe to minimize stormwater infiltration with plywood or similar.

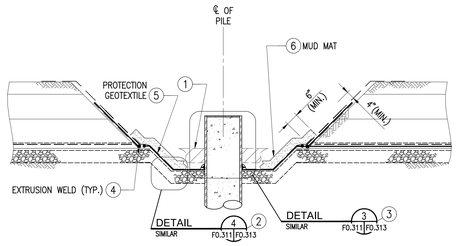
3 PILE DRIVING AND SUBGRADE PREPARATION (OPEN BELOW GEOMEMBRANE)



STAGE 3 – EXCAVATION SEQUENCE

1. Survey and mark pile location as shown on S-Series Drawings using offset stake(s) located outside of HDPE Pipe.
2. Review groundwater monitoring data from Honeywell, see Drawing F0.003. Drive pile.
3. Obtain acceptance of pile capacity from Geotechnical Engineering and pile location from Structural Engineer. Place concrete fill in pile. Clean pile surface free of concrete or mortar spillage at and above boot elevation.
4. Excavate temporary backfill from around HDPE Pipe.
5. Remove HDPE Pipe.
6. Cut off pile at designated elevation.
7. Place high-strength epoxy grout or weld steel plate after concrete fill has cured seven days. See Detail 3 on Drawing F0.313.

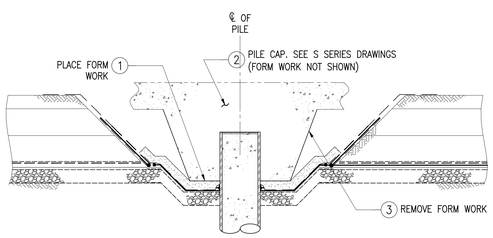
4 SYNTHETIC LAYER RESTORATION (OPEN BELOW GEOMEMBRANE)



STAGE 4 – EXCAVATION SEQUENCE

1. If necessary, remove existing Geomembrane, GCL, Cushion Geotextile, Capillary Break, Base Geotextile, and excavate to MMC Subgrade.
2. If necessary, from bottom up: place Base Geotextile, Capillary Break, Cushion Geotextile, and 60 mil. LLDPE Geomembrane. Overlap synthetic layers as shown on Detail 4 on Drawing F0.313.
3. Construct Pile Boot as shown on Detail 3 on Drawing F0.313.
4. Conduct Quality Control testing of Geomembrane welds.
5. Place Cover Geotextile and apply for acceptance of MMC Synthetic Layer Repair.
6. Upon approval of MMC Synthetic Layer Repair by Honeywell, place Mud Mat.

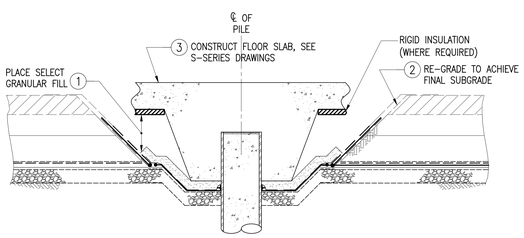
5 FOUNDATION CONSTRUCTION



STAGE 5 – EXCAVATION SEQUENCE

1. Place form work at pile cap edge. Use screws with drill stops no greater than 3 inches into Mud Mat to prevent puncture of synthetic layers. Do not drive nails.
2. Construct pile cap, for details see S-Series Drawings.
3. Remove form work.

6 ADJACENT GRADE RESTORATION



STAGE 6 – EXCAVATION SEQUENCE

1. Place Select Granular fill to proposed grades.
2. Remove Cover Soil to achieve final subgrade. For subgrade preparation details, see Drawing F0.321.
3. Place concrete floor slab and column, for details see S-Series Drawings.

NOTES:

1. For general notes see Drawings F0.001, F0.002, and F0.003.
2. For locations of use, see Drawing F0.108.
3. For existing MMC construction, see Drawing F0.300.

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	05/03/2021	100% DESIGN DEVELOPMENT
	11/19/2021	DDP REVISION 1
	11/19/2021	85% GMP SET

title

SINGLE PILE EXCAVATION SEQUENCE

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

F0.311

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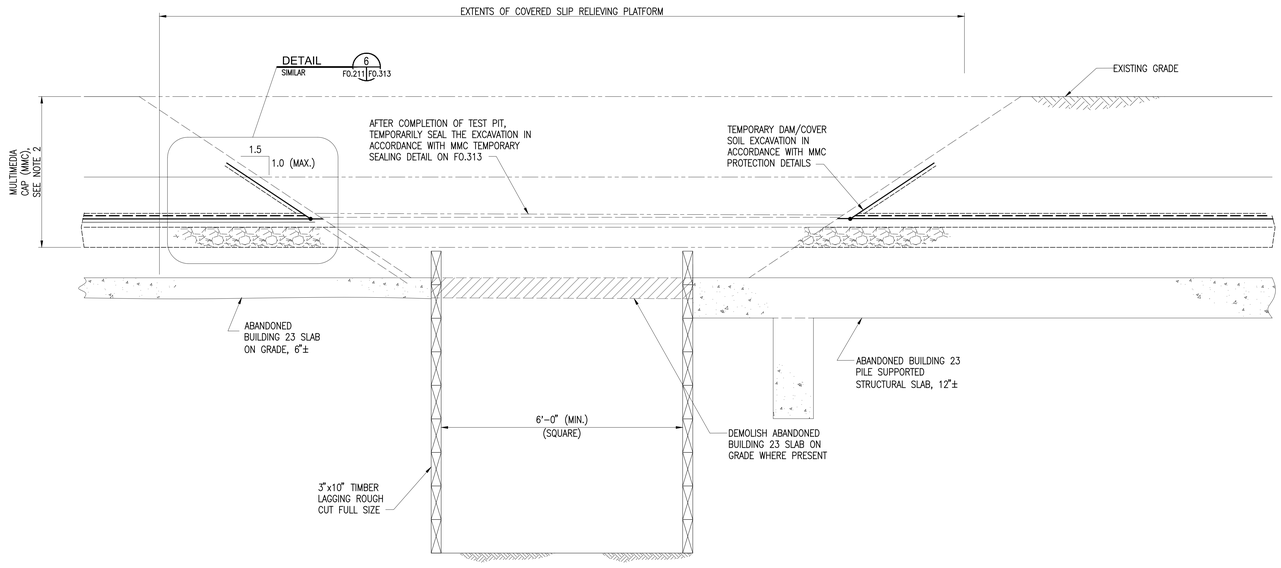
4/21/2022 6:15:59 PM

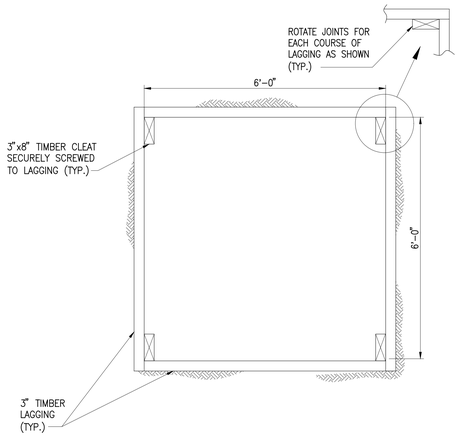
NOTES:

1. For general notes, see Drawing F0.100.
2. For details of existing MMC construction, see Drawing F0.313.
3. Excavate test pits to investigate the extents of existing Covered Slip and identify existing abandoned Building 23 foundations. Expand test pits if required.



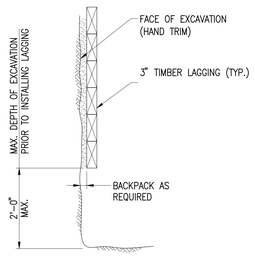
TEST PIT DETAIL

SCALE: 3/4"=1'-0"



TYPICAL TEST PIT SHORING DETAIL

SCALE: NO SCALE



TYPICAL LAGGING INSTALLATION DETAIL

SCALE: NO SCALE

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COVERED SLIP PENETRATION DETAILS

drawn by:	F.T.F.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

F0.312

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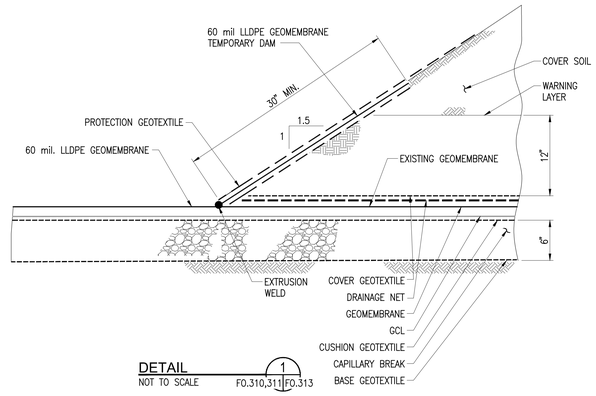
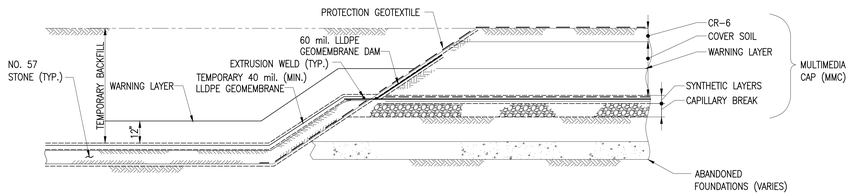


DETAIL 1
NOT TO SCALE F0.310,311 F0.313



DETAIL 2
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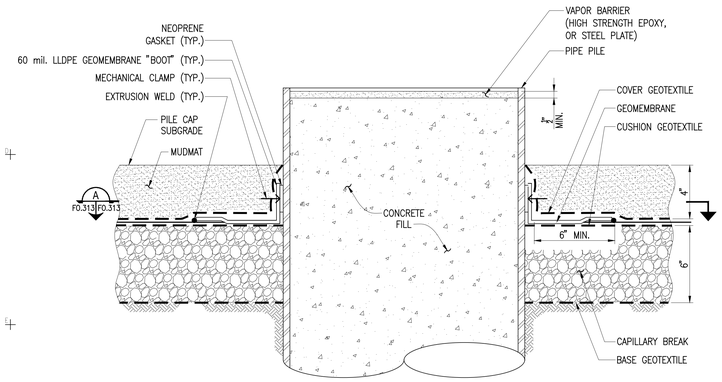
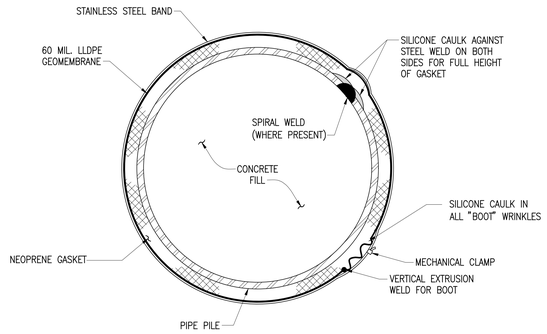
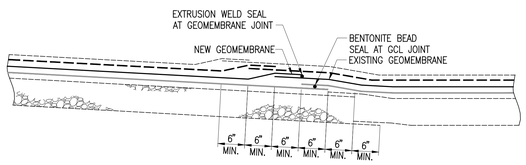


DETAIL 3
NOT TO SCALE F0.310,311 F0.313

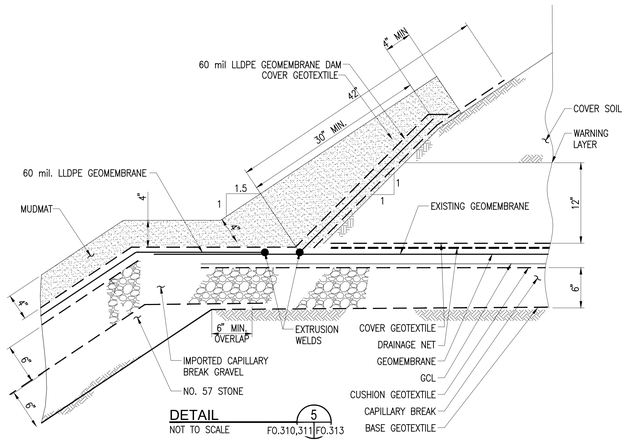


SECTION A
SCALE: 3"=1'-0" F0.313 F0.313

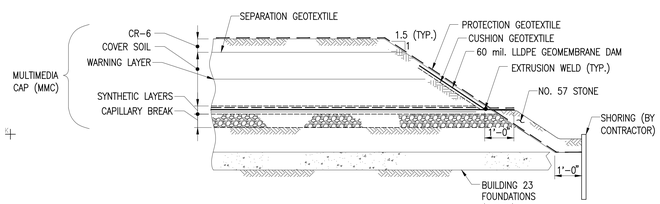


NOTE: GCL REPLACED OUTSIDE OF BUILDING FOOTPRINT ONLY.

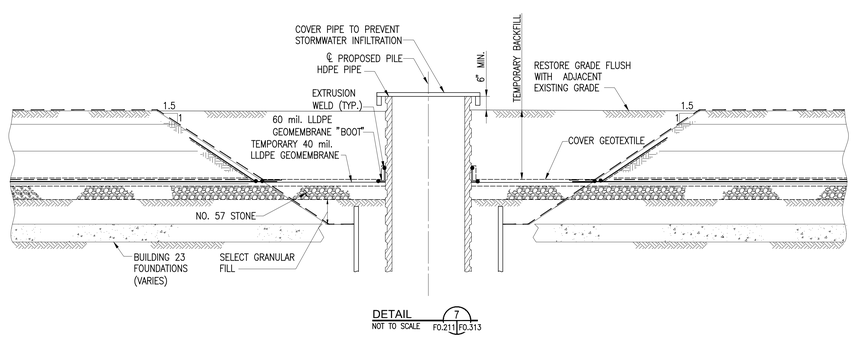
DETAIL 4
NOT TO SCALE F0.310,311 F0.313



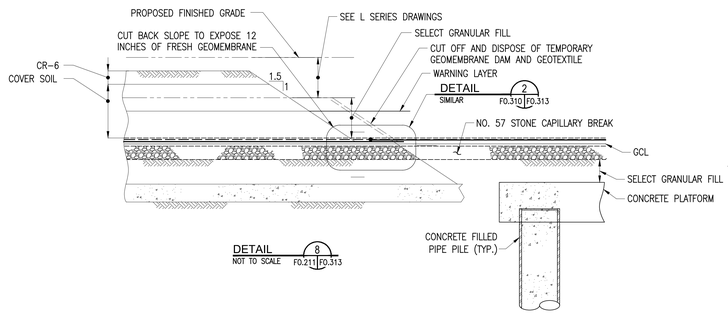
DETAIL 5
NOT TO SCALE F0.310,311 F0.313



DETAIL 6
NOT TO SCALE F0.211 F0.313



DETAIL 7
NOT TO SCALE F0.211 F0.313



DETAIL 2
SIMLAR F0.310 F0.313

DETAIL 8
NOT TO SCALE F0.211 F0.313

NOTES:

1. For general notes, see Drawing F0.001

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title

MMC REPAIR DETAILS

drawn by:	F.T.F.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

F0.313

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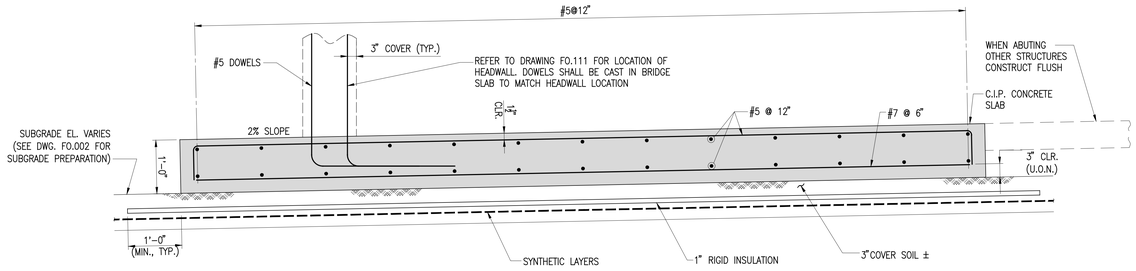
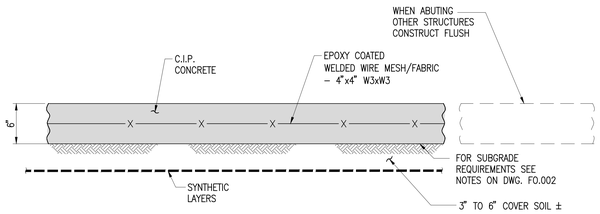


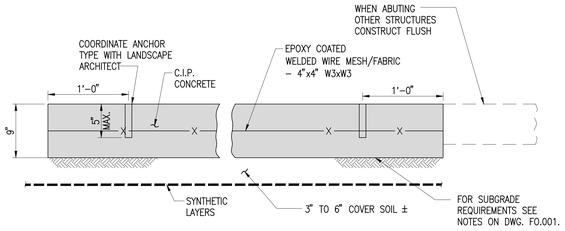
TYPICAL BRIDGE SLAB DETAIL

SCALE: 1" = 1'-0"



TYPICAL CONCRETE PROTECTIVE SLAB DETAIL

SCALE: 1 1/2"=1'-0"



TYPICAL CONCRETE PLANTER SLAB DETAIL

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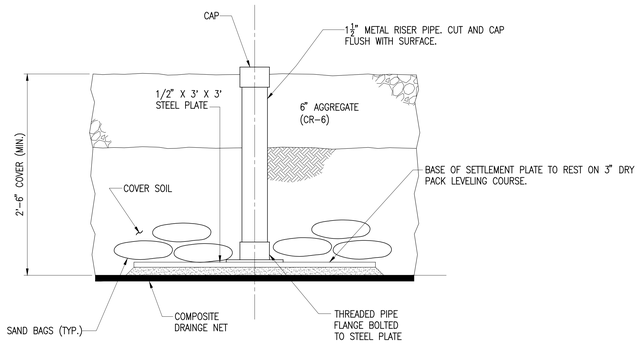
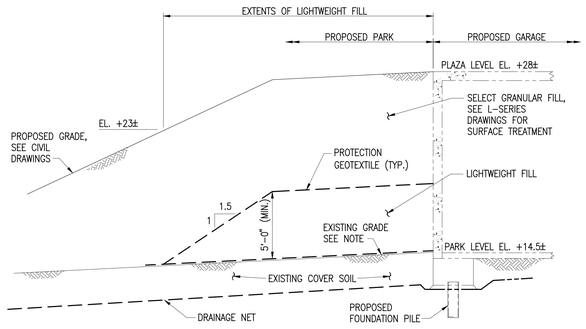


SETTLEMENT PLATE DETAIL

SCALE: N.T.S.

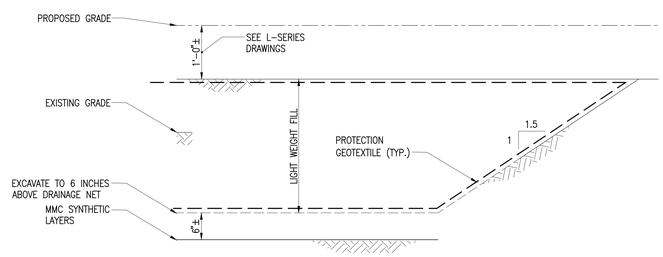


NOTE: REMOVE ASPHALT SURFACE WHERE PRESENT PRIOR TO PLACING LIGHT WEIGHT FILL.

LIGHT WEIGHT FILL AT GRAND STAIRCASE

NOT TO SCALE

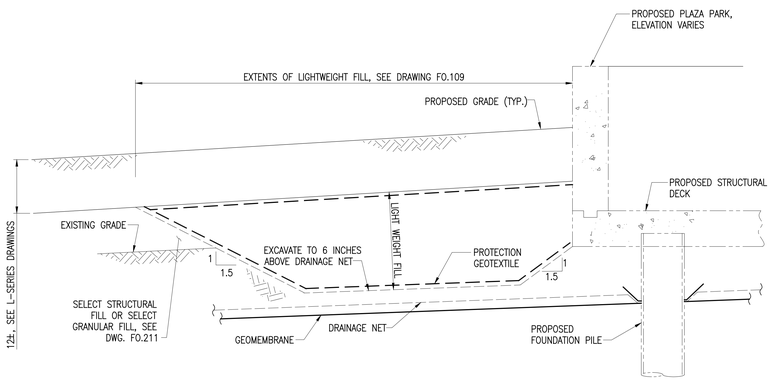
NOTE: WARNING LAYER NOT SHOWN FOR CLARITY. RESTORE IN AREAS WITHOUT PROTECTION, TREE, OR BRIDGE SLABS



LIGHT WEIGHT FILL AT TYPE J PLATFORM

NOT TO SCALE

NOTE: WARNING LAYER NOT SHOWN FOR CLARITY. RESTORE IN AREAS WITHOUT PROTECTION, TREE, OR BRIDGE SLABS



LIGHT WEIGHT FILL AT PROMENADE

NOT TO SCALE

NOTE: WARNING LAYER NOT SHOWN FOR CLARITY. RESTORE IN AREAS WITHOUT PROTECTION, TREE, OR BRIDGE SLABS

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MMC PROTECTION DETAILS

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checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

FO.320

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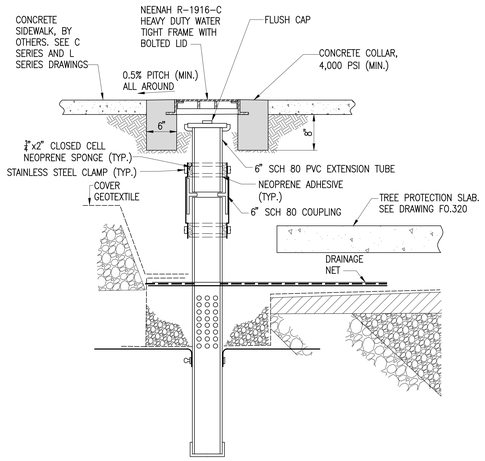
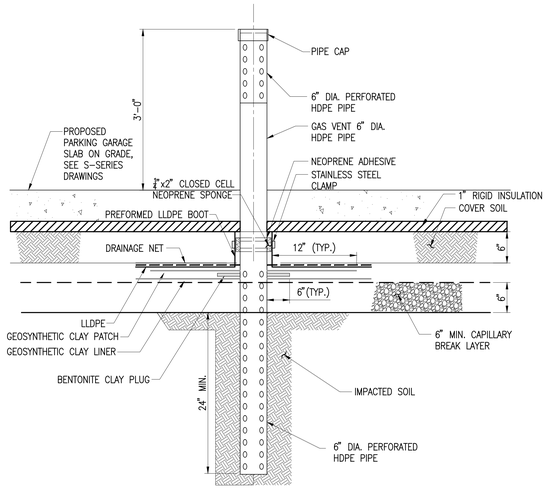


NOTE: FOR SSMP LOCATIONS, SEE DRAWING DDP F0.106.
MATERIALS BELOW DRAINAGE NET NOT IDENTIFIED FOR CLARITY

SSMP 2 EXTENSION DETAIL
NOT TO SCALE



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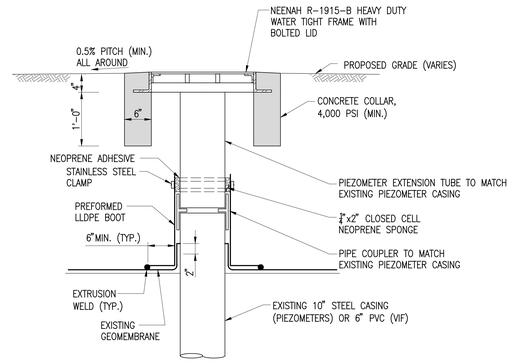
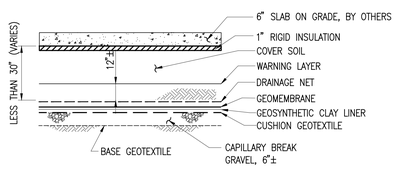


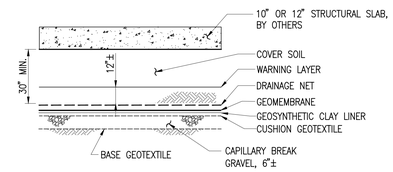
TYPICAL PIEZOMETER EXTENSION DETAIL
NOT TO SCALE

NOTES:

1. For general notes, Drawing F0.001. For Earthwork and Geosynthetic Notes, see Drawing F0.002.



MULTIMEDIA CAP WITH SLAB ON GRADE
NOT TO SCALE



MULTIMEDIA CAP WITH STRUCTURAL SLAB, AT LEAST 30" COVER
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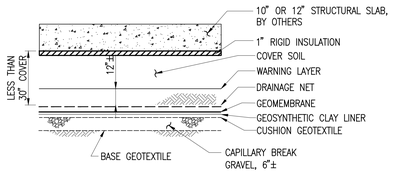
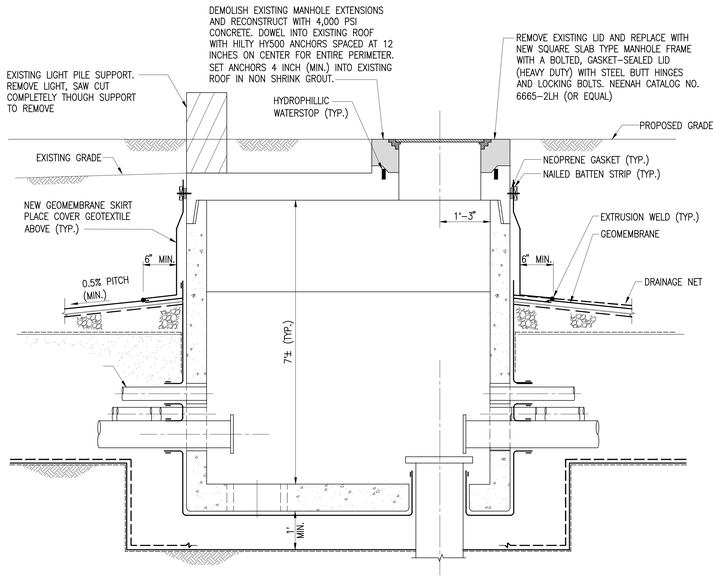
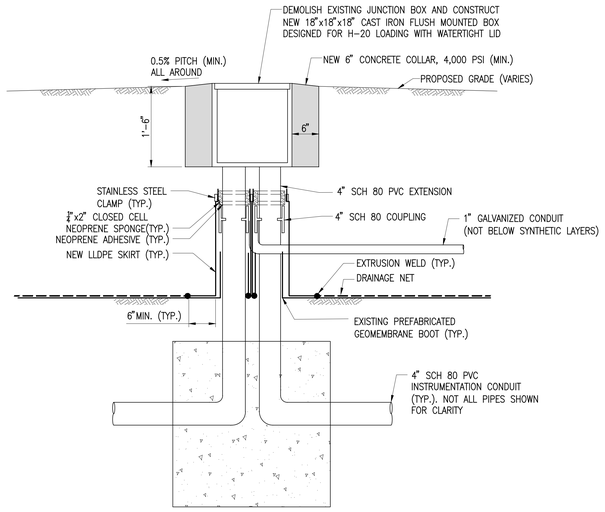


MULTIMEDIA CAP WITH STRUCTURAL SLAB, LESS THAN 30" COVER
NOT TO SCALE



NOTE: MATERIALS BELOW DRAINAGE NET NOT IDENTIFIED FOR CLARITY

EXTRACTION WELL LID REPALCEMENT AND SKIRT DETAIL
NOT TO SCALE



JUNCTION BOX SKIRT DETAIL
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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JULY 15, 2021)

key

NORTH

project
T.ROWE PRICE GLOBAL HEADQUARTERS

1307 POINT STREET
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seal

PROGRESS SET
(NOT FOR CONSTRUCTION)

issued	date	description
01/13/2021	-	100% SCHEMATIC DESIGN
05/03/2021	-	100% DESIGN DEVELOPMENT
11/19/2021	-	DDP REVISION 1
11/19/2021	-	85% GMP SET

title
ERS COMPONENT PROTECTIONS DETAILS

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number
FO.321

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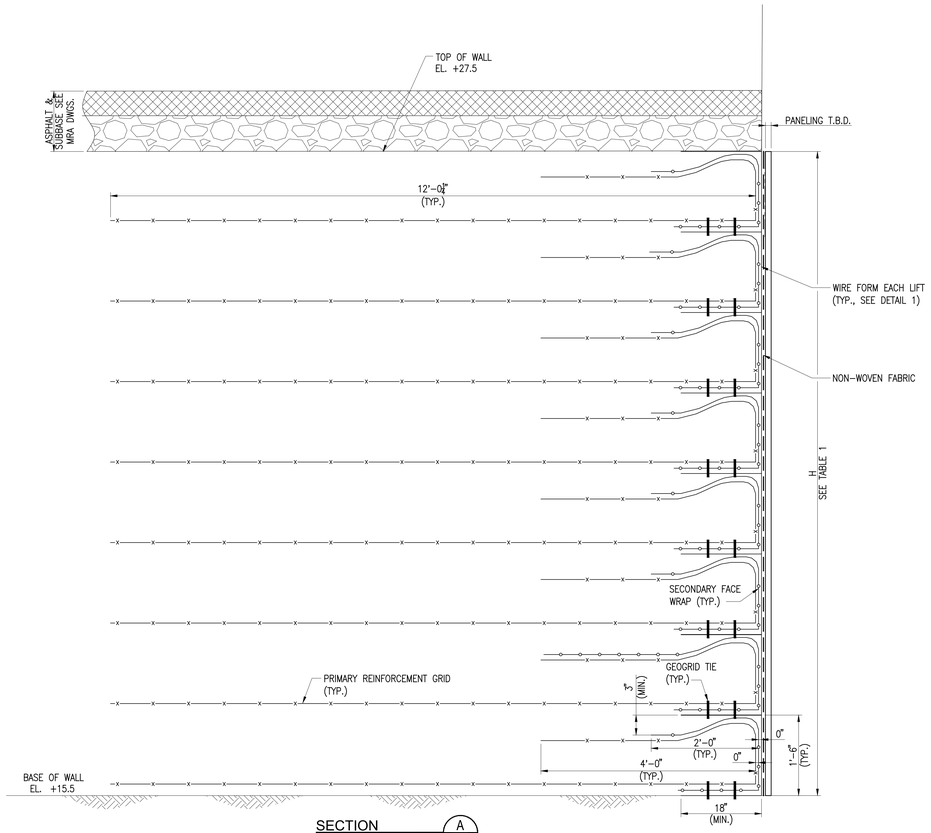
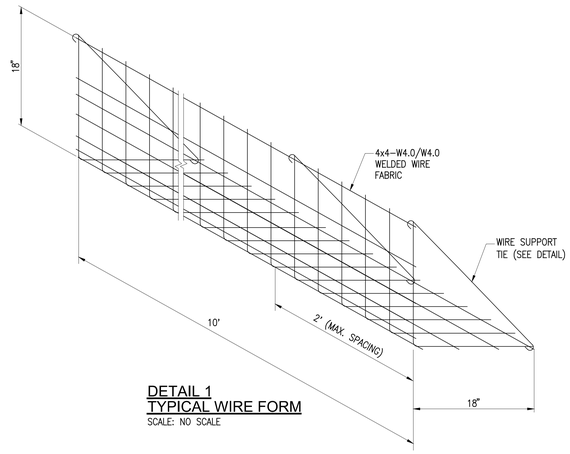
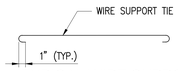


SECTION A
SCALE: 1" =1'-0"
F0.111 F0.330



DETAIL 1
TYPICAL WIRE FORM
SCALE: NO SCALE



TYPICAL WIRE SUPPORT
TIE DETAIL
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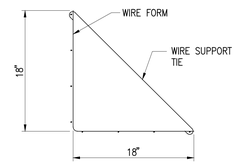

TYPICAL WIRE FORM SECTION
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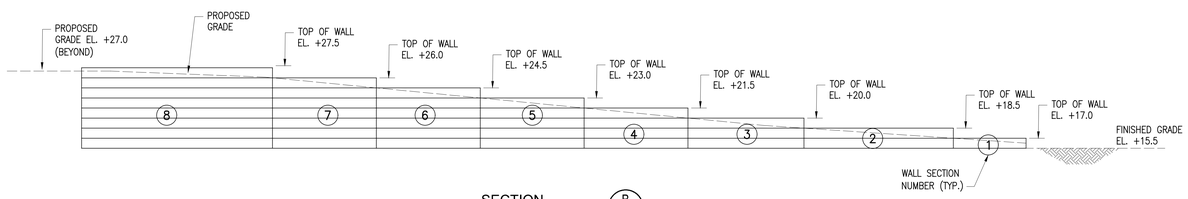
NOTES:

1. For general notes, Drawing F0.001.
2. For MSE Wall layout see Drawing F0.111.



SECTION B
SCALE: 1/8" =1'-0"
F0.111 F0.330

TABLE 1		
WALL SECTION	HEIGHT (FT.)	PRIMARY REINFORCEMENT GRID LENGTH (FT.)
1	1.5	12
2	3.0	12
3	4.5	12
4	6.0	12
5	7.5	12
6	9.0	12
7	10.5	12
8	12.0	12

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(JULY 15, 2021)

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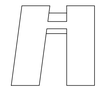

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PARK PROMENADE STRUCTURES DETAILS

drawn by: J.E.M.
checked by: A.M.D.
scale: AS INDICATED
project number: 13922
scaled inch

sheet number
F0.330

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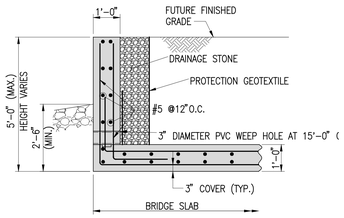
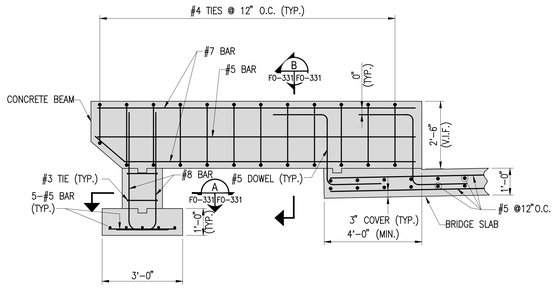


DETAIL 1
SCALE: 1/2"=1'-0" F0.210 F0.331



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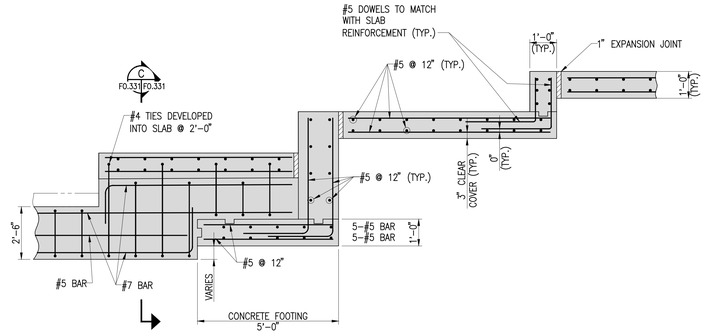

DETAIL 3
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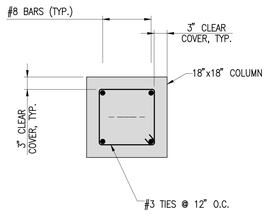
NOTES:

1. For general notes, Drawing F0.001.



SECTION A
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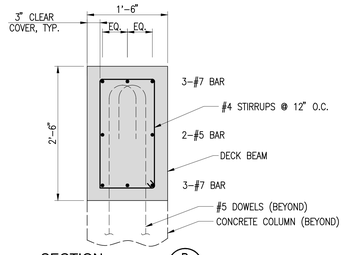

SECTION B
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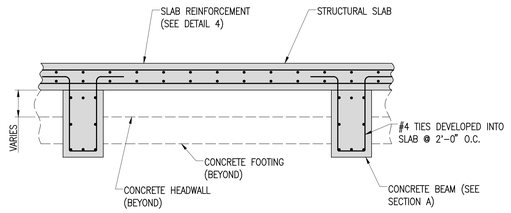
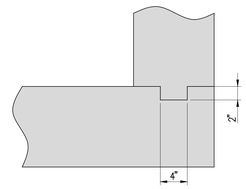


SECTION C
SCALE: 1/2"=1'-0" F0.331 F0.331



TYPICALSHEAR KEY DIMENSIONS
SCALE: 1 1/2"=1'-0"

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DETAILED DEVELOPMENT PLAN
(JULY 15, 2021)

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11/19/2021 -	85% GMP SET

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PARK PROMENADE STRUCTURES DETAILS

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
	scaled inch

sheet number

FO.331

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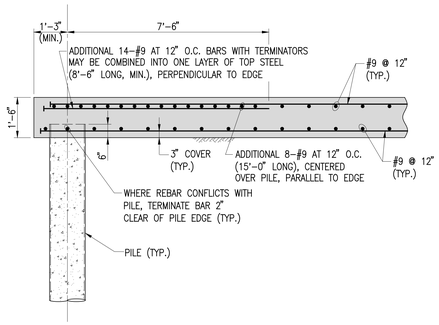

TYPICAL SLAB EDGE REINFORCEMENT
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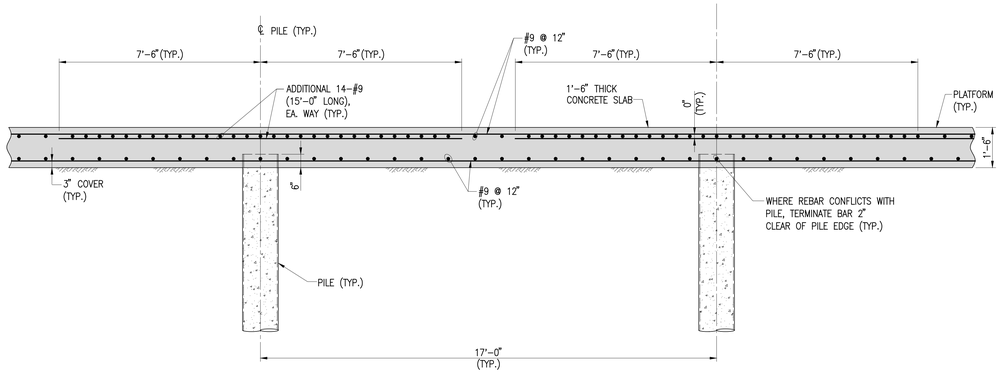

TYPICAL SLAB REINFORCEMENT
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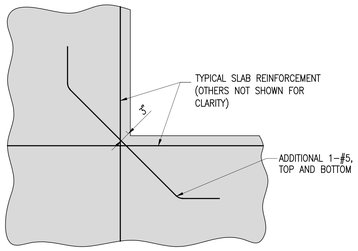

ADDITIONAL REINFORCEMENT PLAN AT SLAB CORNER
SCALE: 3/4"=1'-0"

NOTES:

1. For general notes, drawing F0.001.

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(JULY 15, 2021)

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COVERED SLIP RELIEVING PLATFORM DETAILS

drawn by:	J.E.M.
checked by:	A.M.D.
scale:	AS INDICATED
project number:	13922
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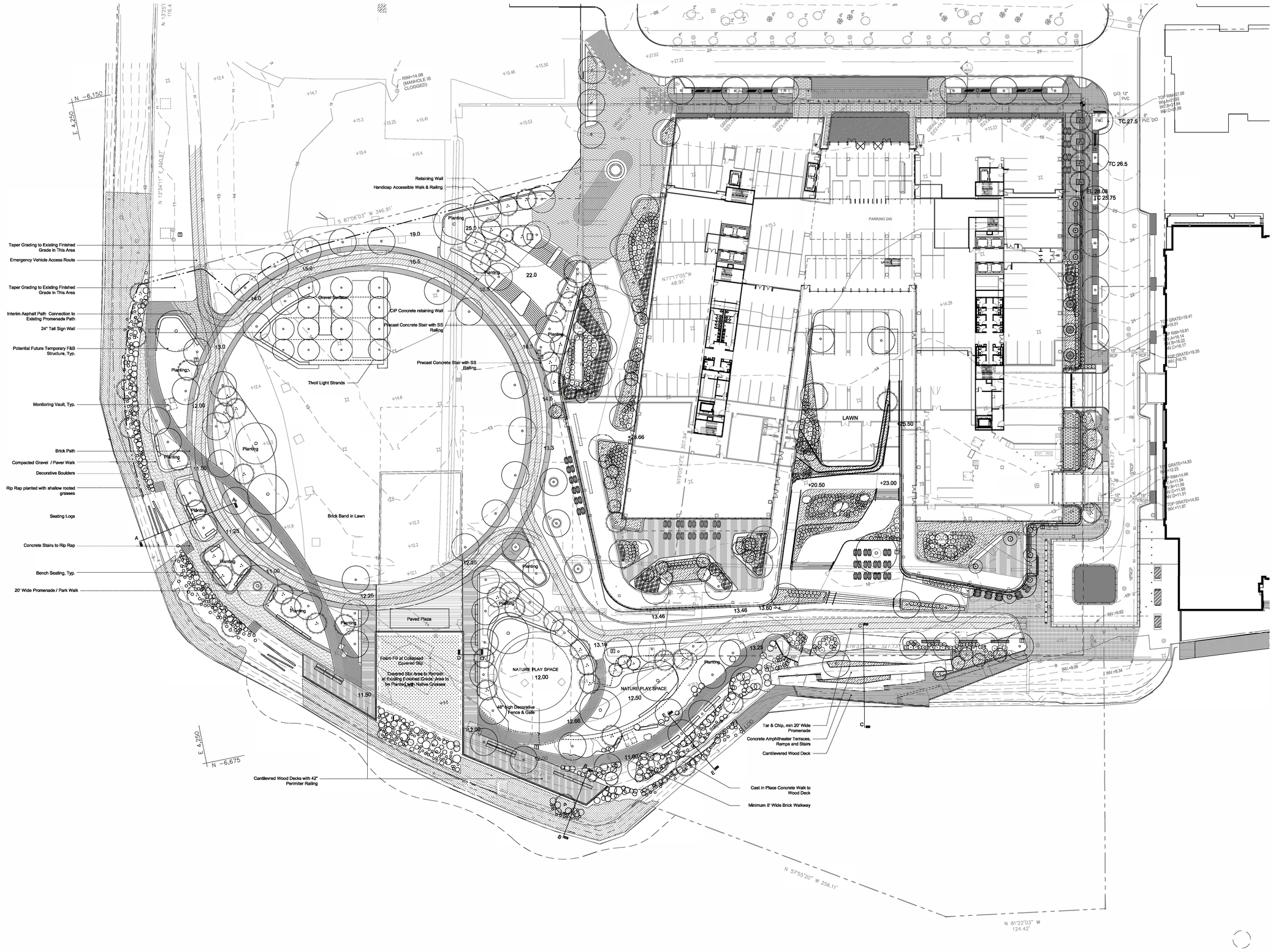

1 Overall Plan

Scale: 1"=30'

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OVERALL
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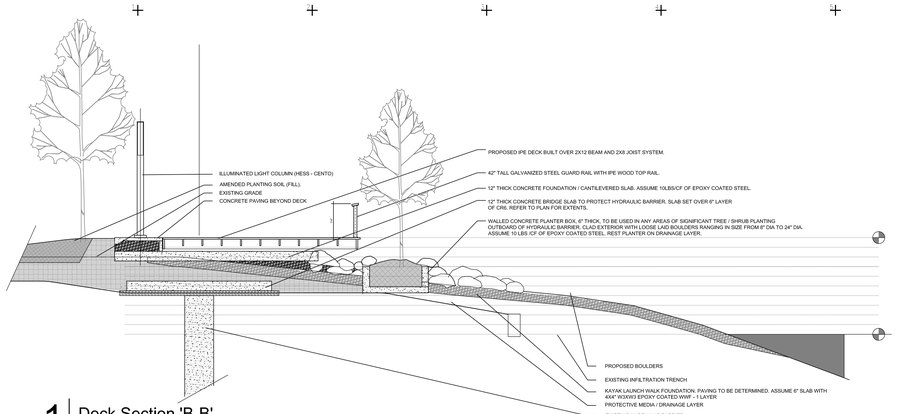

1 Deck Section 'B-B'

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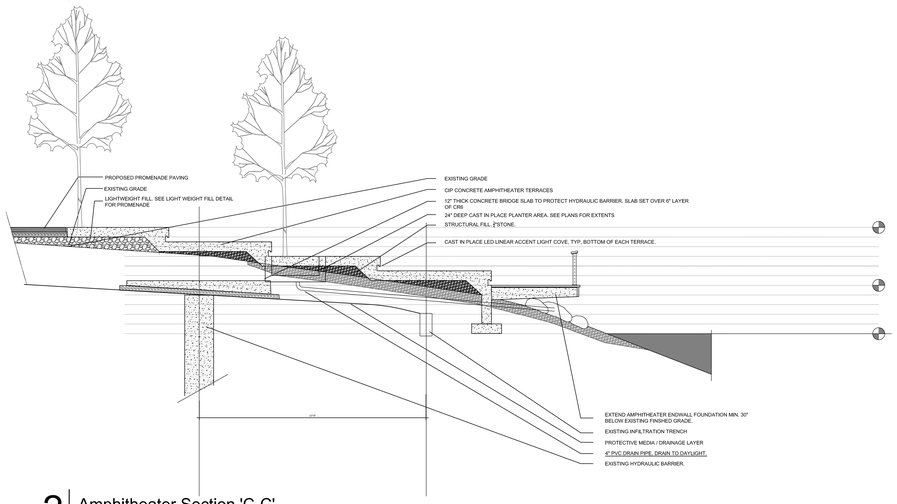

2 Amphitheater Section 'C-C'

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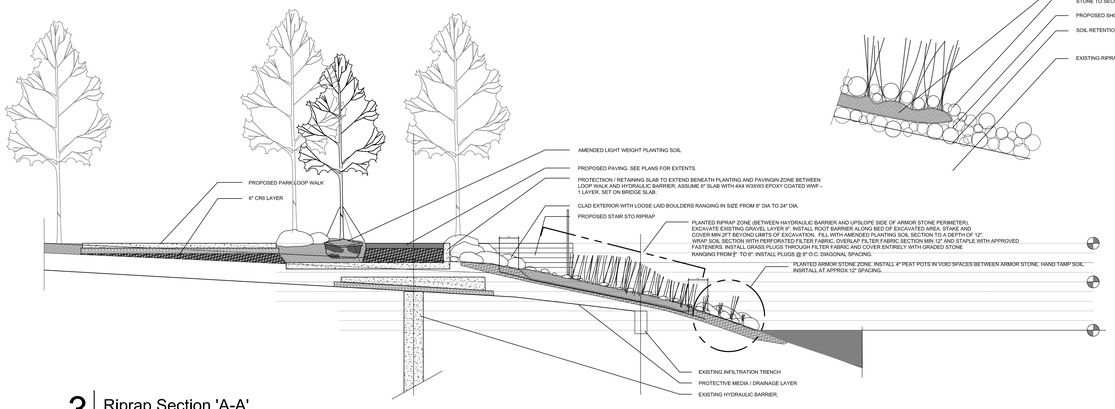

3 Riprap Section 'A-A'

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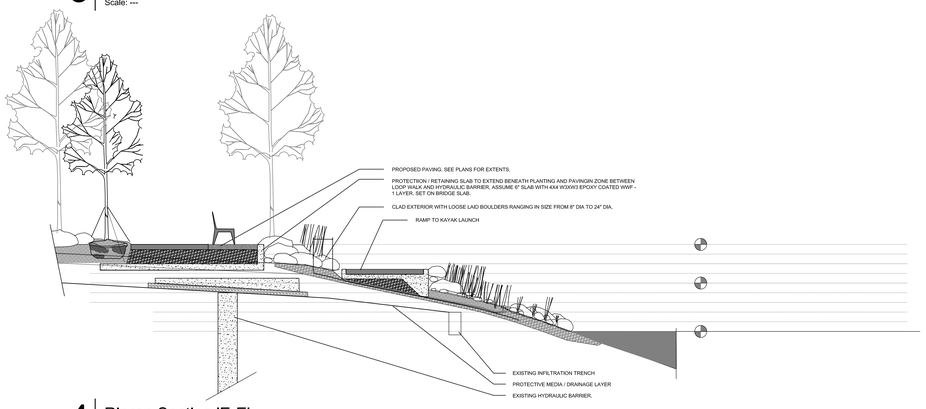

4 Riprap Section 'E-E'

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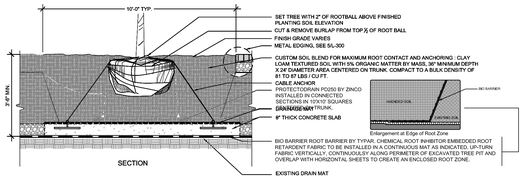

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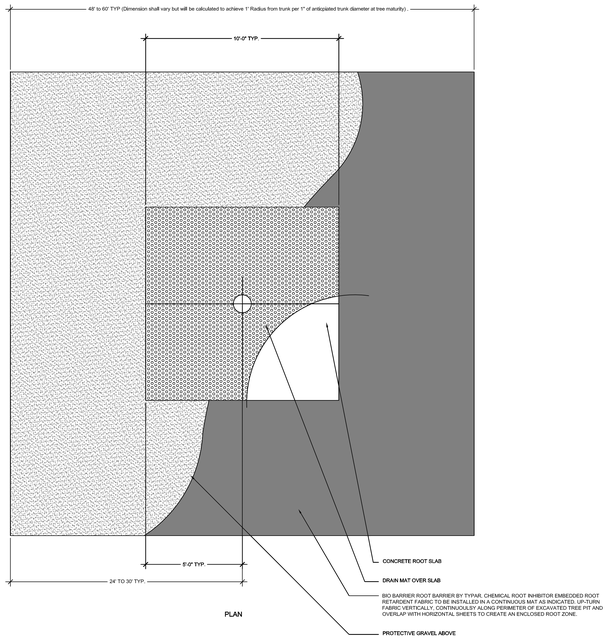
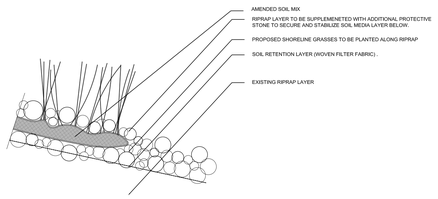
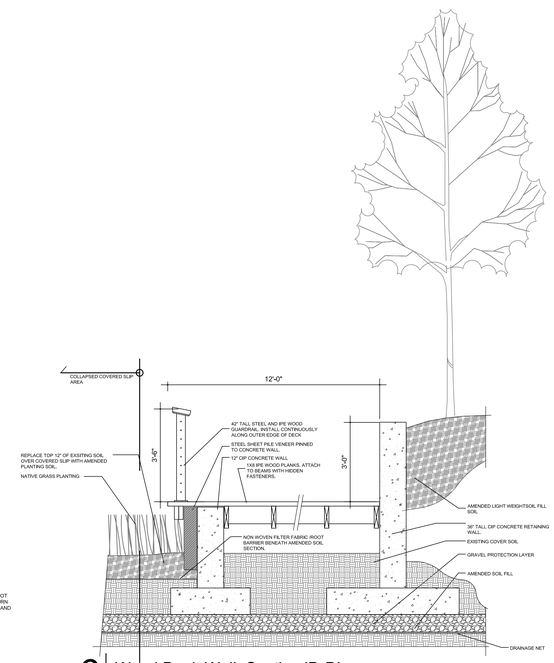


PLAN

5 Root Protection Detail

Scale: ---





6 Wood Deck Walk Section 'D-D'

Scale: ---

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Parcel 3
Detailed Development Plan
(June 30, 2021)

key

NORTH

project

seal

PROGRESS SET
(Not For Construction)

11/25/2020	CDP SUBMISSION
01/13/2021	SCHEMATIC DESIGN
05/03/2021	100% DESIGN DEVELOPMENT

title

DETAILS

drawn by:

checked by:

scale:

project number:

scaled inch

sheet number

L-3.00

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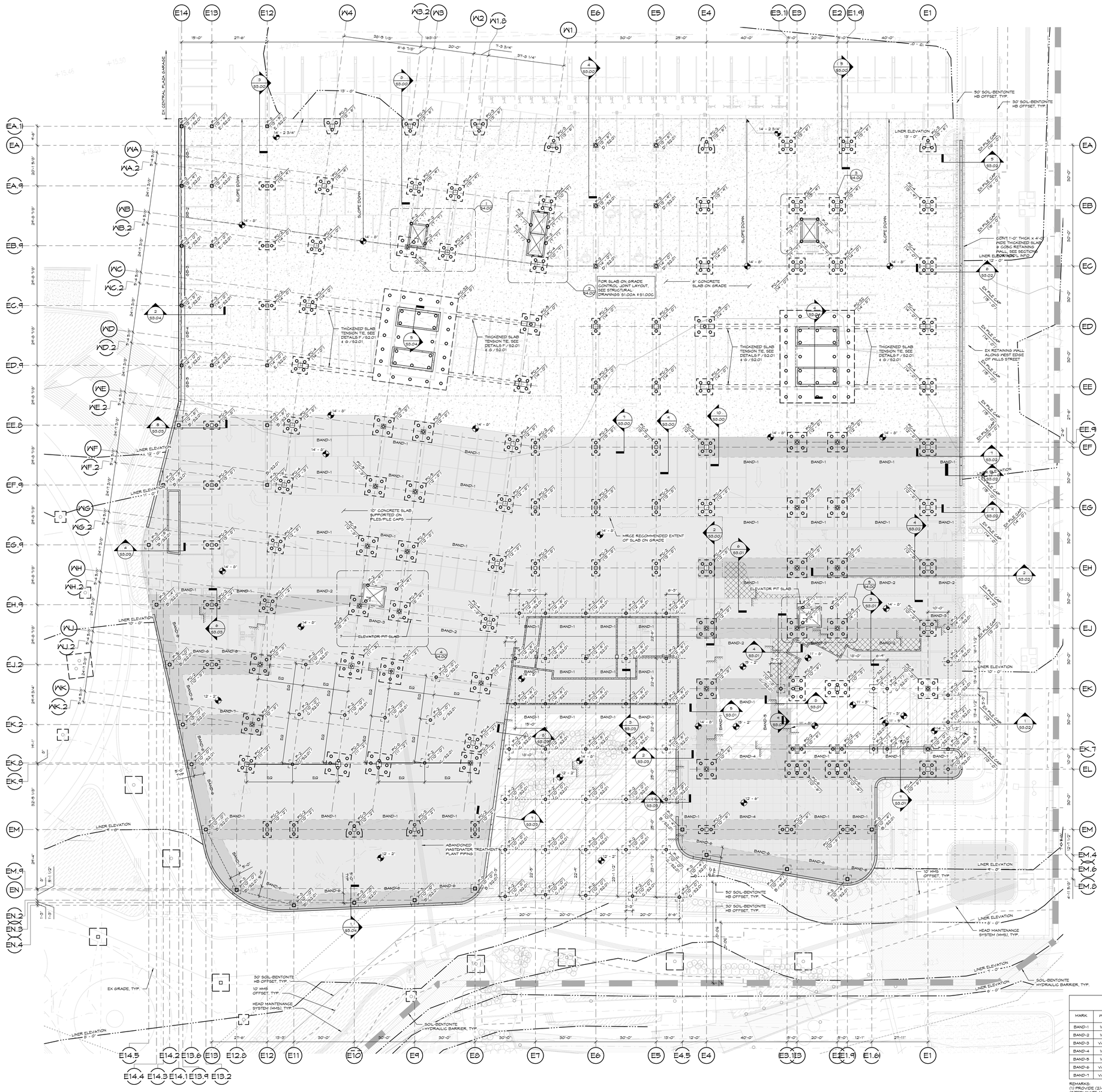
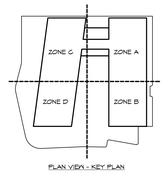


FOUNDATION PLAN

1/16" = 1'-0"



PLAN VIEW - KEY PLAN

FOUNDATION PLAN NOTES:

1. TOP OF SLAB ELEVATION VARIES. TYP TOP OF CONCRETE SLAB ELEVATION = 14.67'. COORDINATE ELEVATIONS WITH FINAL ARCHITECTURAL & CIVIL DRAWINGS.
2. ELEVATIONS NOTED ON THE STRUCTURAL PLANS ARE IN RELATION TO SEA LEVEL AND BASED ON BALTIMORE CITY VERTICAL DATUM (BCVD).
3. TOP OF PILE CAP ELEVATION INDICATED THUS: (X'-XX") IN PLAN. ELEVATIONS INDICATED ARE ELEVATIONS ABOVE SEA LEVEL.
4. INDIVIDUAL PILES ARE INDICATED IN PLAN AS "P-1", "P-2" OR "P-3". SEE PILE DETAILS FOR ADD'L INFORMATION. AT INDIVIDUAL PILE LOCATIONS, TOP OF PILE ELEVATION IS INDICATED ON PLAN (NOT TOP OF CAP).
5. PILE CAPS ARE INDICATED IN PLAN AS "PC-##". SEE TYPICAL DETAILS FOR PILE CAP GEOMETRY & REINFORCING.
6. CONCRETE SLAB AT THE PARK LEVEL SHALL BE AS FOLLOWS:

HATCH	F'c	SLAB THICKNESS	CONT BOTTOM REINF
	4,500 PSI	6" CONCRETE SLAB ON GRADE	N/A
	6,000 PSI	10" 2-WAY FRAMED SLAB	#5@12" OC EA WAY
	6,000 PSI	12" 2-WAY FRAMED SLAB	#5@10" OC EA WAY
	6,000 PSI	SEE BANDED SLAB SCHEDULE FOR GEOMETRY & REINFORCING	

7. CONCRETE SLAB ON GRADE SHALL CONSIST OF 6" NORMAL WEIGHT CONCRETE REINFORCED WITH 4"x4"-W2.9xW2.9 WELDED WIRE FABRIC (W.W.F.). PLACE ATOP COMPACTED GRANULAR FILL IN ACCORDANCE WITH GEOTECHNICAL REQUIREMENTS AND "S-SERIES" DRAWINGS.
8. SLAB ON GRADE CONTROL JOINTS ARE SHOWN ON PLAN THUS: "CJ". SLAB ON GRADE CONTROL JOINTS SHALL BE SPACED AT A MAXIMUM OF 15'-0" OC IN EITHER DIRECTION, TO FORM A RECTANGLE AS CLOSE TO 1:1 BUT NOT TO EXCEED 1½:1. SLAB ON GRADE ISOLATION JOINTS ARE SHOWN ON PLAN THUS: "IJ". SEE TYPICAL SLAB JOINT DETAIL 1 / S2.00 .
9. SLABS INDICATED AS "FRAMED SLABS" SHALL NOT RECEIVE CONTROL JOINTS.
10. ALL PARK LEVEL CONCRETE SHALL RECEIVE CORROSION INHIBITING ADMIXTURE.
11. "GB" IN PLAN INDICATES CONCRETE GRADE BEAM. SEE SCHEDULE FOR SIZE AND REINFORCING. MIN CONCRETE COMPRESSIVE STRENGTH, F'c, SHALL BE 6,000 PSI FOR GRADE BEAMS.
12. CONSTRUCTION IS BEING PERFORMED ON THE SURFACE OF A MULTI-MEDIA CAP (MMC). THE CAP SHALL BE PRESERVED FOR CONTINUED FUNCTIONAL USE. ALL PROTECTIVE MEASURES SHALL BE TAKEN TO PREVENT MECHANICAL DAMAGE AND CONTAMINATION OF THE CAP FROM CHROMIUM (SOIL OR GROUNDWATER) OR OIL/FUEL PRODUCT. SEE "FO-SERIES" FOR ADD'L INFO.

KEY:

- EXISTING GRADE
- LINER ELEVATION (APPROX.)
- 10' HEAD MAINTANCE SYSTEM (HMS) OFFSET
- 30' HYDRAULIC BARRIER OFFSET
- 50' HYDRAULIC BARRIER OFFSET

PARK LEVEL BANDED SLAB SCHEDULE

MARK	WIDTH	DEPTH	CONT BOTTOM REINF	STIRRUPS			REMARKS
				SIZE	TYPE	SPACING	
BAND-1	10'-0"	22"	10-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 48" OC	(1)
BAND-2	10'-0"	22"	13-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 48" OC	(1)
BAND-3	VARIES	22"	4-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 48" OC	(1), (2)
BAND-4	10'-0"	22"	14-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 48" OC	(1)
BAND-5	10'-0"	40"**	14-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 48" OC	(1), (3)
BAND-6	VARIES	16"	8-#11 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 48" OC	(1)
BAND-7	VARIES	16"	12-#11 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 48" OC	(1)

REMARKS:
(1) PROVIDE (2)-#6 CONT TOP BARS (HOLDING BARS) AT ALL BANDS
(2)TERMINATE ADJACENT ADD'L BAND BARS w/STD ACI 90° BENDS
(3) SEE SECTION VIEW FOR VARIED THICKNESS

NOTE: "**" IN SCHEDULE INDICATES BAND THICKNESS IS TYPICAL WITH EXCEPTION OF LOCATION AT PIT LEVER. AT PIT LEVELER, BAND THICKNESS IS REDUCED TO 12", SEE SECTION VIEWS FOR ADD'L INFO.

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

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NORTH

project

T.ROWE PRICE GLOBAL HEADQUARTERS

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BALTIMORE, MARYLAND 21231

seal

PROGRESS SET (NOT FOR CONSTRUCTION)

issued	date	description
	11/25/20	CDP SUBMISSION
	01/13/2021	SCHEMATIC DESIGN
	05/03/2021	100% DESIGN DEVELOPMENT

title

FOUNDATION PLAN

drawn by:	JGB
checked by:	JGB
scale:	As indicated
project number:	MRA 18408.16/BHC 10123.00
sheet number	S1.00

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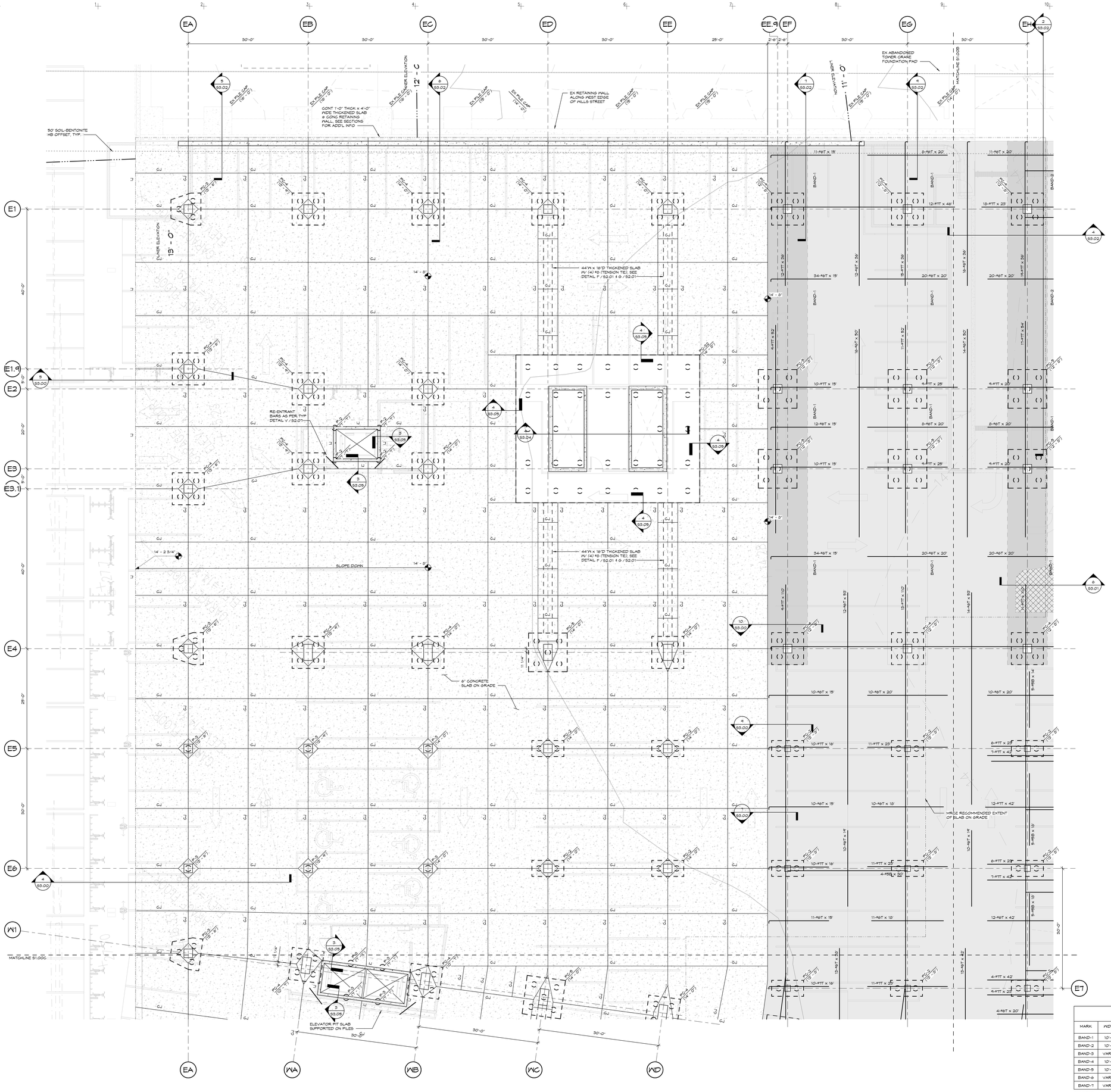

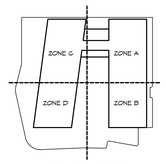

PLAN VIEW - KEY PLAN

PARTIAL FOUNDATION PLAN (ZONE A)

1/8" = 1'-0"

FOUNDATION PLAN NOTES:

1. TOP OF SLAB ELEVATION VARIES. TYP TOP OF CONCRETE SLAB ELEVATION = 14.67'. COORDINATE ELEVATIONS WITH FINAL ARCHITECTURAL & CIVIL DRAWINGS.
2. ELEVATIONS NOTED ON THE STRUCTURAL PLANS ARE IN RELATION TO SEA LEVEL AND BASED ON BALTIMORE CITY VERTICAL DATUM (BCVD).
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6. CONCRETE SLAB AT THE PARK LEVEL SHALL BE AS FOLLOWS:

HATCH	F'c	SLAB THICKNESS	CONT BOTTOM REINF
	4,500 PSI	8" CONCRETE SLAB ON GRADE	N/A
	6,000 PSI	10" 2-WAY FRAMED SLAB	#5@12" OC EA WAY
	6,000 PSI	12" 2-WAY FRAMED SLAB	#5@10" OC EA WAY
	6,000 PSI	SEE BANDED SLAB SCHEDULE FOR GEOMETRY & REINFORCING	

7. CONCRETE SLAB ON GRADE SHALL CONSIST OF 6" NORMAL WEIGHT CONCRETE REINFORCED WITH 4"x4"-W2.9xW2.9 WELDED WIRE FABRIC (W.W.F.). PLACE ATOP COMPACTED GRANULAR FILL IN ACCORDANCE WITH GEOTECHNICAL REQUIREMENTS AND "G-SERIES" DRAWINGS.
8. SLAB ON GRADE CONTROL JOINTS ARE SHOWN ON PLAN THUS: "C.J". SLAB ON GRADE CONTROL JOINTS SHALL BE SPACED AT A MAXIMUM OF 15'-0" OC IN EITHER DIRECTION, TO FORM A RECTANGLE AS CLOSE TO 1:1 BUT NOT TO EXCEED 1:1½. SLAB ON GRADE ISOLATION JOINTS ARE SHOWN ON PLAN THUS: "I.J". SEE TYPICAL SLAB JOINT DETAIL L / S2.00.
9. SLABS INDICATED AS "FRAMED SLABS" SHALL NOT RECEIVE CONTROL JOINTS.
10. ALL PARK LEVEL CONCRETE SHALL RECEIVE CORROSION INHIBITING ADMIXTURE
11. "GB" IN PLAN INDICATES CONCRETE GRADE BEAM. SEE SCHEDULE FOR SIZE AND REINFORCING. MIN CONCRETE COMPRESSIVE STRENGTH, F'c, SHALL BE 6,000 PSI FOR GRADE BEAMS.
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KEY:
- EXISTING GRADE
- LINER ELEVATION (APPROX.)
- 10' HEAD MANTANCE SYSTEM (HMS) OFFSET
- 30' HYDRAULIC BARRIER OFFSET
- 50' HYDRAULIC BARRIER OFFSET

PARK LEVEL BANDED SLAB SCHEDULE

MARK	WIDTH	DEPTH	CONT BOTTOM REINF	STIRRUPS			REMARKS
				SIZE	TYPE	SPACING	
BAND-1	10'-0"	22"	10-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 45° OC	(1)
BAND-2	10'-0"	22"	10-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 45° OC	(1)
BAND-3	VARIES	22"	4-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 45° OC	(1), (2)
BAND-4	10'-0"	22"	14-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 45° OC	(1)
BAND-5	10'-0"	40"***	14-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 45° OC	(1), (3)
BAND-6	VARIES	16"	8-#7 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 45° OC	(1)
BAND-7	VARIES	16"	12-#7 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 45° OC	(1)

REMARKS:
(1) PROVIDE (2)-#8 CONT TOP BARS (HOLDING BARS) AT ALL BANDS
(2)TERMINATE ADJACENT ADD'L BAND BARS w/STD AC 90° BENDS
(3) SEE SECTION VIEW FOR VARIED THICKNESS

NOTE: "***" IN SCHEDULE INDICATES BAND THICKNESS IS TYPICAL WITH EXCEPTION OF LOCATION AT PIT LEVER. AT PIT LEVELER, BAND THICKNESS IS REDUCED TO 12". SEE SECTION VIEWS FOR ADD'L INFO.

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seal

ISSUED FOR PERMIT

issued	date	description
	05/03/2021	100% DESIGN DEVELOPMENT

title

FOUNDATION PLAN ZONE A

drawn by:	Author
checked by:	Approver
scale:	As indicated
project number:	MRA 18408.16/BHC 10123.00
	scaled inch

sheet number

S1.00A

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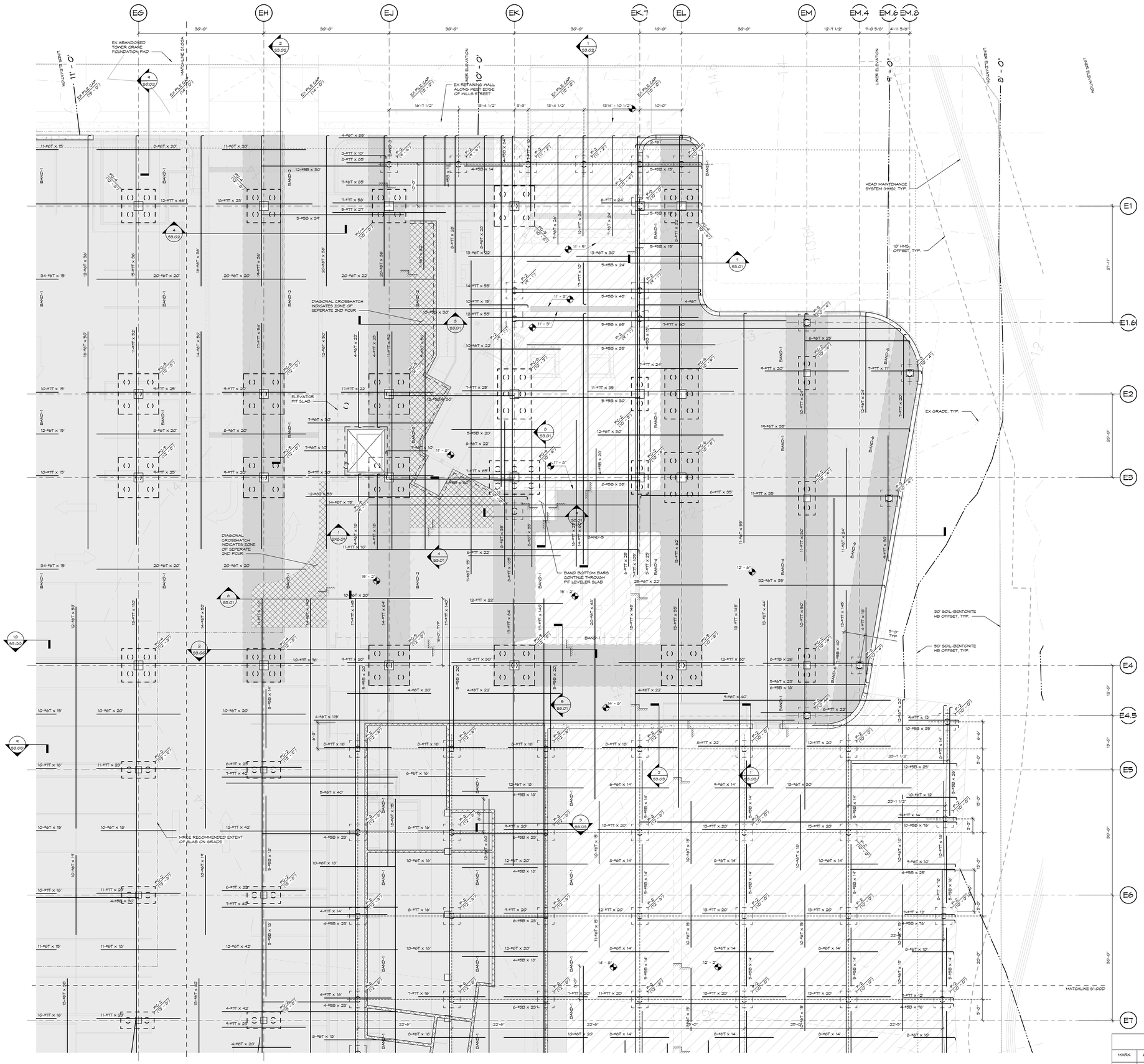

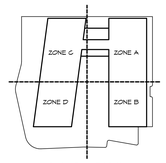

PLAN VIEW - KEY PLAN

PARTIAL FOUNDATION PLAN (ZONE C)

1/8" = 1'-0"

FOUNDATION PLAN NOTES:

1. TOP OF SLAB ELEVATION VARIES. TYP TOP OF CONCRETE SLAB ELEVATION = 14.67'. COORDINATE ELEVATIONS WITH FINAL ARCHITECTURAL & CIVIL DRAWINGS.
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3. TOP OF PILE CAP ELEVATION INDICATED THUS: (X'-XX") IN PLAN. ELEVATIONS INDICATED ARE ELEVATIONS ABOVE SEA LEVEL.
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	4,500 PSI	6" CONCRETE SLAB ON GRADE	N/A
	6,000 PSI	10" 2-WAY FRAMED SLAB	#5@12" OC EA WAY
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	6,000 PSI	SEE BANDED SLAB SCHEDULE FOR GEOMETRY & REINFORCING	

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9. SLABS INDICATED AS "FRAMED SLABS" SHALL NOT RECEIVE CONTROL JOINTS.
10. ALL PARK LEVEL CONCRETE SHALL RECEIVE CORROSION INHIBITING ADMIXTURE.
11. "SB" IN PLAN INDICATES CONCRETE GRADE BEAM. SEE SCHEDULE FOR SIZE AND REINFORCING. MIN CONCRETE COMPRESSIVE STRENGTH, F'c, SHALL BE 6,000 PSI FOR GRADE BEAMS.
12. CONSTRUCTION IS BEING PERFORMED ON THE SURFACE OF A MULTI-MEDIA CAP (MMC). THE CAP SHALL BE PRESERVED FOR CONTINUED FUNCTIONAL USE. ALL PROTECTIVE MEASURES SHALL BE TAKEN TO PREVENT MECHANICAL DAMAGE AND CONTAMINATION OF THE CAP FROM CHROMIUM (SOIL OR GROUNDWATER) OR OIL/FUEL PRODUCT. SEE "FO-SERIES" FOR ADD'L INFO.

KEY:

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- 10' HEAD MANTANCE SYSTEM (HMS) OFFSET
- 50' HYDRAULIC BARRIER OFFSET
- 50' HYDRAULIC BARRIER OFFSET

PARK LEVEL BANDED SLAB SCHEDULE

MARK	WIDTH	DEPTH	CONT BOTTOM REINF	STIRRUPS SIZE	STIRRUPS TYPE	STIRRUPS SPACING	REMARKS
BAND-1	10'-0"	22"	10-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 45° OC	(1)
BAND-2	10'-0"	22"	10-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 45° OC	(1)
BAND-3	VARIES	22"	6-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 45° OC	(1), (2)
BAND-4	10'-0"	22"	14-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 45° OC	(1)
BAND-5	10'-0"	48"**	14-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 45° OC	(1), (3)
BAND-6	VARIES	16"	8-#11 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 45° OC	(1)
BAND-7	VARIES	16"	12-#11 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA COL, BAL @ 45° OC	(1)

REMARKS:
(1) PROVIDE (2)-#8 CONT TOP BARS (HOLDING BARS) AT ALL BANDS
(2)TERMINATE ADJACENT ADD'L BAND BARS W/STD AG 90° BENDS
(3) SEE SECTION VIEW FOR VARIED THICKNESS

NOTE: "**" IN SCHEDULE INDICATES BAND THICKNESS IS TYPICAL WITH EXCEPTION OF LOCATION AT PIT LEVER. AT PIT LEVELER, BAND THICKNESS IS REDUCED TO 12", SEE SECTION VIEWS FOR ADD'L INFO.

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

key

NORTH

project

T.ROWE PRICE GLOBAL HEADQUARTERS

1307 POINT STREET
BALTIMORE, MARYLAND 21231

seal

PROGRESS SET (NOT FOR CONSTRUCTION)

issued	date	description
	05/03/2021	100% DESIGN DEVELOPMENT

title

FOUNDATION PLAN ZONE B

drawn by: Author
checked by: Approver
scale: As indicated
project number: MRA 18408.16/BHC 10123.00
scaled inch

sheet number

S1.00B

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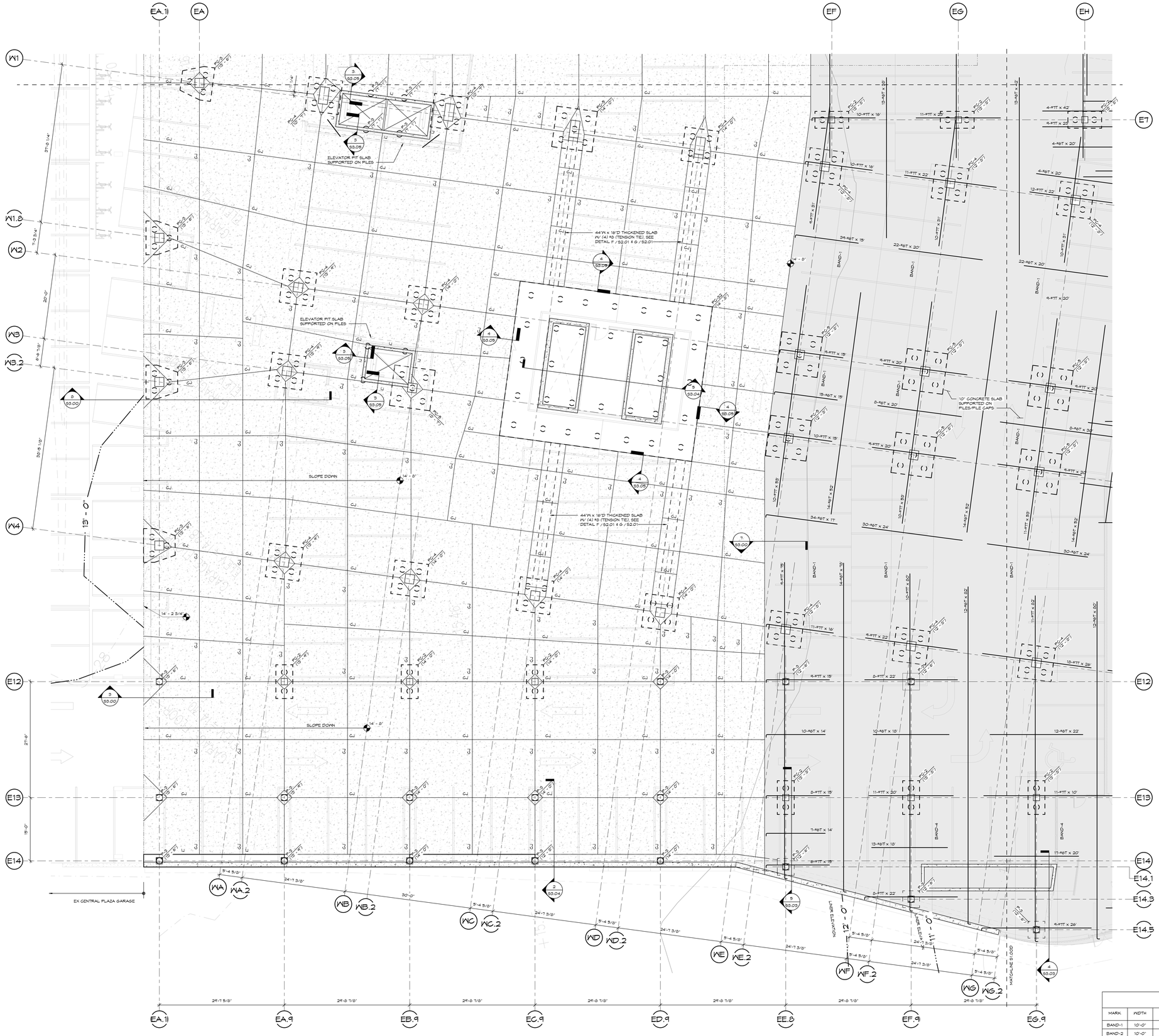


PARTIAL FOUNDATION PLAN (ZONE B)

1/8" = 1'-0"

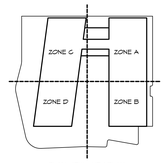
FOUNDATION PLAN NOTES:

1. TOP OF SLAB ELEVATION VARIES. TYP TOP OF CONCRETE SLAB ELEVATION = 14.8'T. COORDINATE ELEVATIONS WITH FINAL ARCHITECTURAL & CIVIL DRAWINGS.
2. ELEVATIONS NOTED ON THE STRUCTURAL PLANS ARE IN RELATION TO SEA LEVEL AND BASED ON BALTIMORE CITY VERTICAL DATUM (BCVD).
3. TOP OF PILE CAP ELEVATION INDICATED THUS: (X'-XX") IN PLAN. ELEVATIONS INDICATED ARE ELEVATIONS ABOVE SEA LEVEL.
4. INDIVIDUAL PILES ARE INDICATED IN PLAN AS "P-1", "P-2" OR "P-3". SEE PILE DETAILS FOR ADD'L INFORMATION. AT INDIVIDUAL PILE LOCATIONS, TOP OF PILE ELEVATION IS INDICATED ON PLAN (NOT TOP OF CAP).
5. PILE CAPS ARE INDICATED IN PLAN AS "PC-##". SEE TYPICAL DETAILS FOR PILE CAP GEOMETRY & REINFORCING.
6. CONCRETE SLAB AT THE PARK LEVEL SHALL BE AS FOLLOWS:

HATCH	f'c	SLAB THICKNESS	CONT BOTTOM REINF
	4,500 PSI	6" CONCRETE SLAB ON GRADE	N/A
	6,000 PSI	10" 2-WAY FRAMED SLAB	#5@12" OC EA WAY
	6,000 PSI	12" 2-WAY FRAMED SLAB	#5@10" OC EA WAY
	6,000 PSI	SEE BANDED SLAB SCHEDULE FOR GEOMETRY & REINFORCING	

7. CONCRETE SLAB ON GRADE SHALL CONSIST OF 6" NORMAL WEIGHT CONCRETE REINFORCED WITH 4"x4"-W2.9WW.9 WELDED WIRE FABRIC (WWF.). PLACE ATOP COMPACTED GRANULAR FILL IN ACCORDANCE WITH GEOTECHNICAL REQUIREMENTS AND "G-SERIES" DRAWINGS.
8. SLAB ON GRADE CONTROL JOINTS ARE SHOWN ON PLAN THUS: "CJ". SLAB ON GRADE CONTROL JOINTS SHALL BE SPACED AT A MAXIMUM OF 15'-0" OC IN EITHER DIRECTION, TO FORM A RECTANGLE AS CLOSE TO 1:1 BUT NOT TO EXCEED 1:1½. SLAB ON GRADE ISOLATION JOINTS ARE SHOWN ON PLAN THUS: "IJ". SEE TYPICAL SLAB JOINT DETAIL L / S2.00 .
9. SLABS INDICATED AS "FRAMED SLABS" SHALL NOT RECEIVE CONTROL JOINTS.
10. ALL PARK LEVEL CONCRETE SHALL RECEIVE CORROSION INHIBITING ADMIXTURE.
11. "SB" IN PLAN INDICATES CONCRETE GRADE BEAM. SEE SCHEDULE FOR SIZE AND REINFORCING. MIN CONCRETE COMPRESSIVE STRENGTH, f'c, SHALL BE 6,000 PSI FOR GRADE BEAMS.
12. CONSTRUCTION IS BEING PERFORMED ON THE SURFACE OF A MULTI-MEDIA CAP (MMC). THE CAP SHALL BE PRESERVED FOR CONTINUED FUNCTIONAL USE. ALL PROTECTIVE MEASURES SHALL BE TAKEN TO PREVENT MECHANICAL DAMAGE AND CONTAMINATION OF THE CAP FROM CHROMIUM (SOIL OR GROUNDWATER) OR OIL/FUEL PRODUCT. SEE "FO-SERIES" FOR ADD'L INFO.

KEY:
- EXISTING GRADE
- LINER ELEVATION (APPROX.)
- 10' HEAD MAINTANCE SYSTEM (HMS) OFFSET
- 30' HYDRAULIC BARRIER OFFSET
- 50' HYDRAULIC BARRIER OFFSET



PLAN VIEW - KEY PLAN

PARK LEVEL BANDED SLAB SCHEDULE

MARK	WIDTH	DEPTH	CONT BOTTOM REINF	STIRRUPS			REMARKS
				SIZE	TYPE	SPACING	
BAND-1	10'-0"	22"	10-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 40" OC	(1)
BAND-2	10'-0"	22"	13-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 40" OC	(1)
BAND-3	VARIES	22"	4-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 40" OC	(1), (2)
BAND-4	10'-0"	22"	14-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 40" OC	(1)
BAND-5	10'-0"	40"**	14-#8 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 40" OC	(1), (3)
BAND-6	VARIES	16"	8-#7 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 40" OC	(1)
BAND-7	VARIES	16"	12-#7 (CONT)	#5	(2) LEG	(6) @ 8" OC @ EA COL, BAL @ 40" OC	(1)

REMARKS:
(1) PROVIDE (2)-#6 CONT TOP BARS (HOLDING BARS) AT ALL BANDS
(2)TERMINATE ADJACENT ADD'L BAND BARS w/STD ACI 90° BENDS
(3) SEE SECTION VIEW FOR VARIED THICKNESS

NOTE: "**" IN SCHEDULE INDICATES BAND THICKNESS IS TYPICAL WITH EXCEPTION OF LOCATION AT PIT LEVER. AT PIT LEVELER, BAND THICKNESS IS REDUCED TO 12", SEE SECTION VIEWS FOR ADD'L INFO.

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PARCEL 3
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(JUNE 30, 2021)

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FOUNDATION PLAN ZONE C

drawn by:	Author
checked by:	Approver
scale:	As indicated
project number:	MRA 18408.16/BHC 10123.00
	scaled inch
sheet number	

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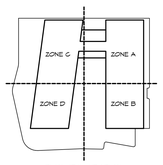

PLAN VIEW - KEY PLAN

PARTIAL FOUNDATION PLAN (ZONE D)

1/8" = 1'-0"

FOUNDATION PLAN NOTES:

1. TOP OF SLAB ELEVATION VARIES. TYP TOP OF CONCRETE SLAB ELEVATION = 14.67'. COORDINATE ELEVATIONS WITH FINAL ARCHITECTURAL & CIVIL DRAWINGS.
2. ELEVATIONS NOTED ON THE STRUCTURAL PLANS ARE IN RELATION TO SEA LEVEL AND BASED ON BALTIMORE CITY VERTICAL DATUM (BCVD).
3. TOP OF PILE CAP ELEVATION INDICATED THUS: (X'-XX") IN PLAN. ELEVATIONS INDICATED ARE ELEVATIONS ABOVE SEA LEVEL.
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5. PILE CAPS ARE INDICATED IN PLAN AS "PC-##". SEE TYPICAL DETAILS FOR PILE CAP GEOMETRY & REINFORCING.
6. CONCRETE SLAB AT THE PARK LEVEL SHALL BE AS FOLLOWS:

HATCH	F'c'	SLAB THICKNESS	CONT BOTTOM REINF
	4,500 PSI	6" CONCRETE SLAB ON GRADE	N/A
	6,000 PSI	10" 2-WAY FRAMED SLAB	#5@12" OC EA WAY
	6,000 PSI	12" 2-WAY FRAMED SLAB	#5@10" OC EA WAY
	6,000 PSI	SEE BANDED SLAB SCHEDULE FOR GEOMETRY & REINFORCING	

7. CONCRETE SLAB ON GRADE SHALL CONSIST OF 6" NORMAL WEIGHT CONCRETE REINFORCED WITH 4"x4"-W2.9WW2.9 WELDED WIRE FABRIC (WWF.). PLACE ATOP COMPACTED GRANULAR FILL IN ACCORDANCE WITH GEOTECHNICAL REQUIREMENTS AND "G-SERIES" DRAWINGS.
8. SLAB ON GRADE CONTROL JOINTS ARE SHOWN ON PLAN THUS: "CJ". SLAB ON GRADE CONTROL JOINTS SHALL BE SPACED AT A MAXIMUM OF 18'-0" OC IN EITHER DIRECTION, TO FORM A RECTANGLE AS CLOSE TO 1:1 BUT NOT TO EXCEED 1:1½. SLAB ON GRADE ISOLATION JOINTS ARE SHOWN ON PLAN THUS: "IJ". SEE TYPICAL SLAB JOINT DETAIL L / S2.00 .
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KEY:
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- LINER ELEVATION (APPROX.)
- 10' HEAD MAINTANCE SYSTEM (HMS) OFFSET
- 30' HYDRAULIC BARRIER OFFSET
- 90' HYDRAULIC BARRIER OFFSET

PARK LEVEL BANDED SLAB SCHEDULE

MARK	WIDTH	DEPTH	CONT BOTTOM REINF	STIRRUPS SIZE	STIRRUPS TYPE	STIRRUPS SPACING	REMARKS
BAND-1	10'-0"	22"	10-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA CGL, BAL @ 45° OC	(1)
BAND-2	10'-0"	22"	13-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA CGL, BAL @ 45° OC	(1)
BAND-3	VARIES	22"	9-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA CGL, BAL @ 45° OC	(1), (2)
BAND-4	10'-0"	22"	14-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA CGL, BAL @ 45° OC	(1)
BAND-5	10'-0"	40/***	14-#8 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA CGL, BAL @ 45° OC	(1), (3)
BAND-6	VARIES	16"	8-#7 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA CGL, BAL @ 45° OC	(1)
BAND-7	VARIES	16"	12-#7 (CONT)	#5	(2) LEG	(6) @ 6" OC @ EA CGL, BAL @ 45° OC	(1)

REMARKS:
(1) PROVIDE (2)-#6 CONT TOP BARS (HOLDING BARS) AT ALL BANDS
(2)TERMINATE ADJACENT ADD'L BAND BARS w/STD AGI 90° BENDS
(3) SEE SECTION VIEW FOR VARIED THICKNESS

NOTE: "***" IN SCHEDULE INDICATES BAND THICKNESS IS TYPICAL WITH EXCEPTION OF LOCATION AT PIT LEVER. AT PIT LEVELER, BAND THICKNESS IS REDUCED TO 12", SEE SECTION VIEWS FOR ADD'L INFO.

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

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FOUNDATION PLAN ZONE D

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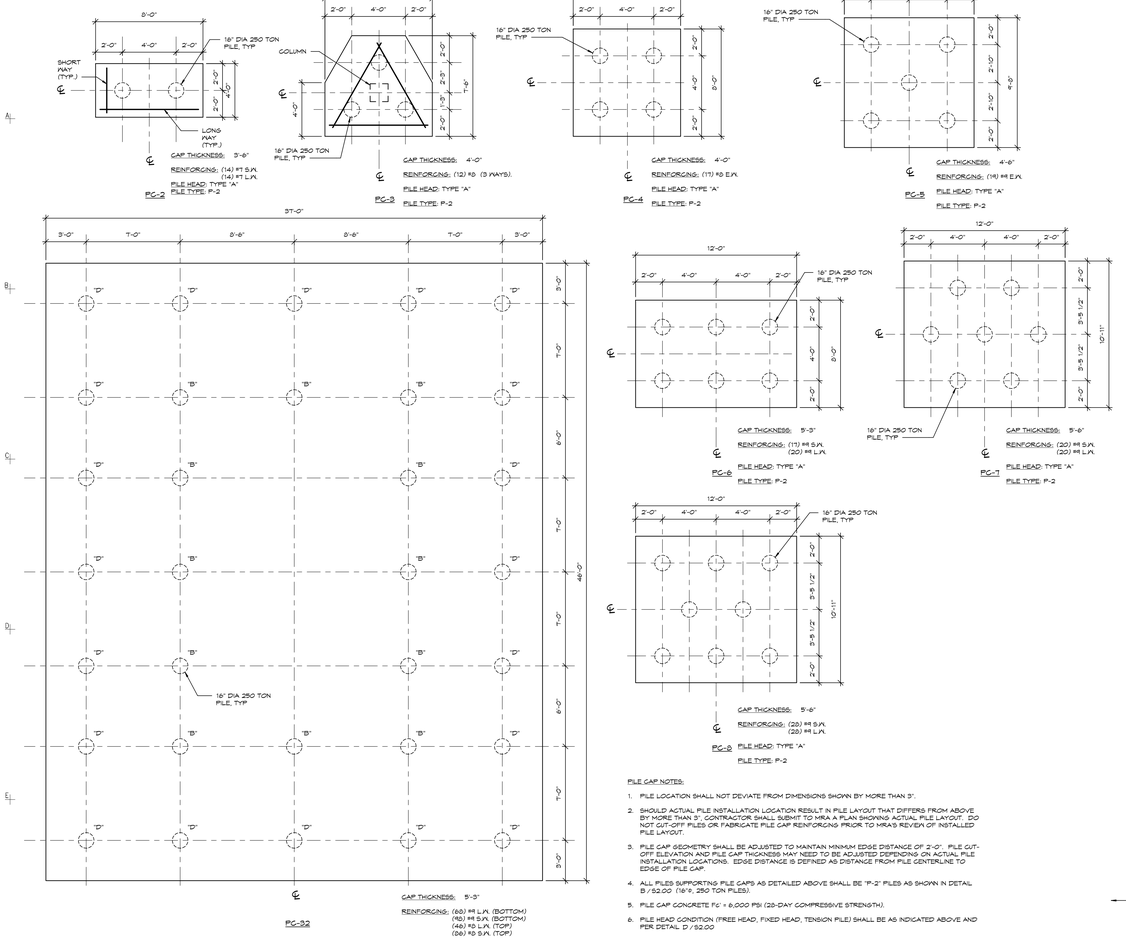
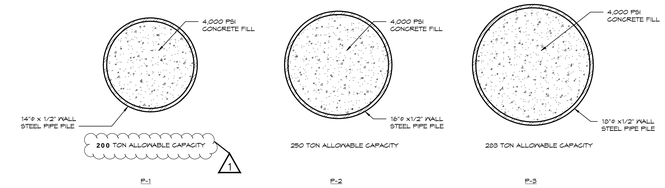
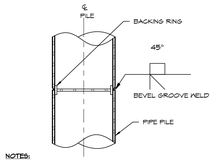


A TYPICAL PILE CAP DETAILS
1/4" = 1'-0"



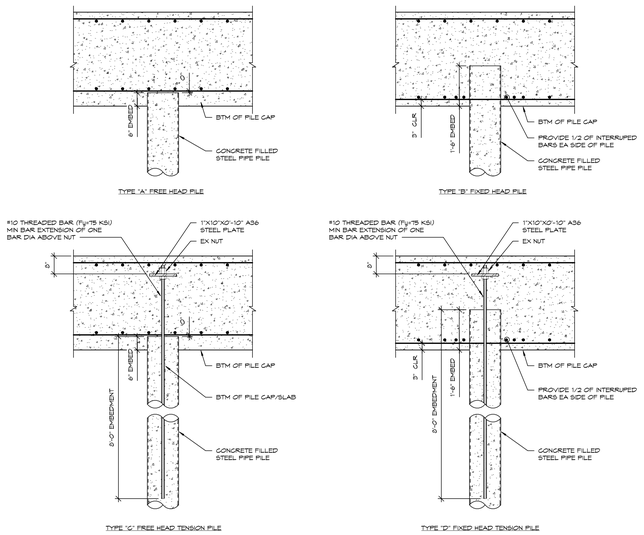
B DRIVEN STEEL PIPE PILES
1 1/2" = 1'-0"



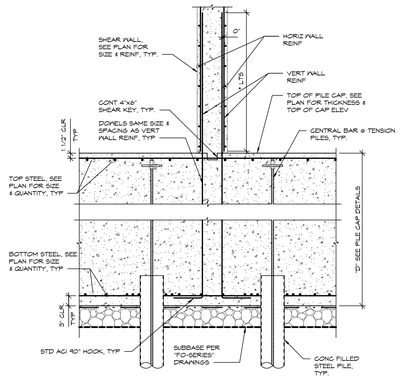
NOTES:

1. PROVIDE MAXIMUM (2) SPLICES PER PILE.
2. SPLICES SHALL BE LOCATEDA MINIMUM OF 15 FEET BELOW PILE CUT-OFF ELEVATION.

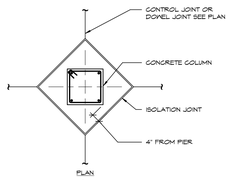
C PIPE PILE SPLICE DETAIL
1" = 1'-0"

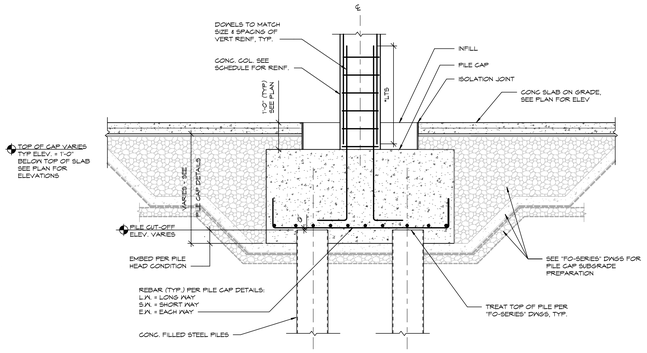


D PIPE PILE HEAD CONFIGURATION
1/2" = 1'-0"



E SHEAR WALL TO PILE CAP DETAIL
3/8" = 1'-0"



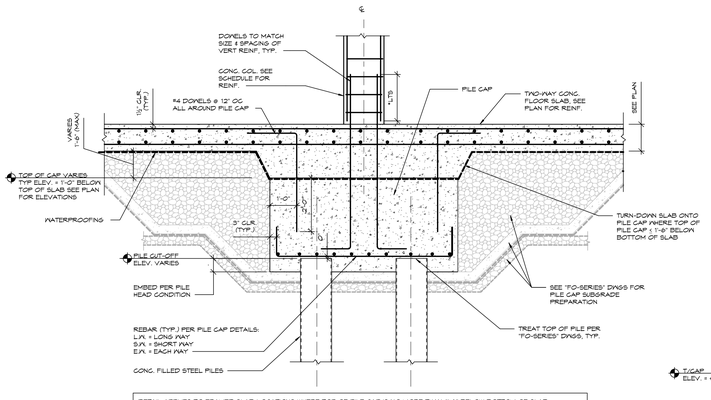


DETAIL APPLIES @ SLAB ON GRADE LOCATIONS ONLY, DOES NOT APPLY TO "FRAMED SLAB" LOCATIONS.

NOTES:

1. FOR EXCAVATION PROCEDURES, MATERIAL HANDLING & MANAGEMENT, AND STORMWATER MANAGEMENT, REFER TO "FO-SERIES" DRAWINGS.
2. EXCAVATIONS SHALL BE IN ACCORDANCE WITH "FO-SERIES" DRAWINGS AND SIZED SUCH THAT THE MINIMUM LATERAL DIMENSIONS AT THE BOTTOM OF EXCAVATION ARE SUFFICIENT FOR PLACEMENT OF GEOTEXTILES AND FOUNDATION FORMWORK. EXCAVATION SIDEWALLS SHALL BE SLOPED AND SHAPED TO FACILITATE PLACEMENT OF THE GEOSYNTHETICS.
3. ALL PILE CAP REINFORCING SHALL TERMINATE IN 90 DEGREE HOOK, TYP EA END.
4. REFER TO S-SERIES STRUCTURAL DRAWINGS FOR COLUMN AND DOWEL REINFORCING SCHEDULES AND DETAILS.
5. REFER TO "EN & FO-SERIES" DRAWINGS FOR SUBGRADE/CAP/LINER SPECIFICATIONS AND REQUIREMENTS.

H TYPICAL PILE CAP DETAIL @ SLAB ON GRADE LOCATIONS
1/2" = 1'-0"



DETAIL APPLIES TO FRAMED SLAB LOCATIONS WHERE TOP OF PILE CAP IS NO MORE THAN 1'-6" BELOW BOTTOM OF SLAB. DETAIL DOES NOT APPLY TO SLAB ON GRADE LOCATION OR LOCATIONS WHERE TOP OF PILE CAP > 1'-6" BELOW BOTTOM OF SLAB.

NOTES:

1. FOR EXCAVATION PROCEDURES, MATERIAL HANDLING & MANAGEMENT, AND STORMWATER MANAGEMENT, REFER TO "FO-SERIES" DRAWINGS.
2. EXCAVATIONS SHALL BE IN ACCORDANCE WITH "FO-SERIES" DRAWINGS AND SIZED SUCH THAT THE MINIMUM LATERAL DIMENSIONS AT THE BOTTOM OF EXCAVATION ARE SUFFICIENT FOR PLACEMENT OF GEOTEXTILES AND FOUNDATION FORMWORK. EXCAVATION SIDEWALLS SHALL BE SLOPED AND SHAPED TO FACILITATE PLACEMENT OF THE GEOSYNTHETICS.
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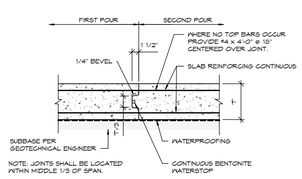
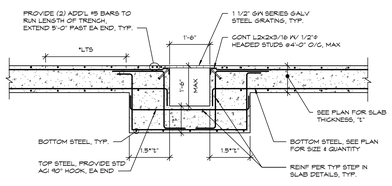
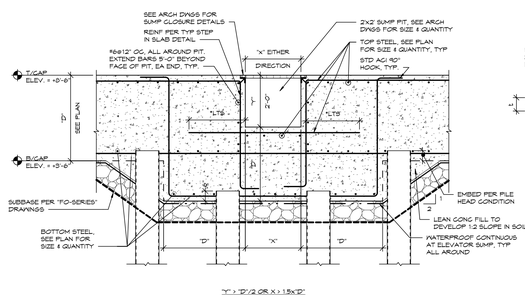
J TYPICAL PILE CAP DETAIL @ "FRAMED" SLAB (PILE CAP < 1'-6" BELOW BOT OF SLAB)
1/2" = 1'-0"



F PARK LEVEL FRAMED SLAB CONSTRUCTION JOINT
1" = 1'-0"

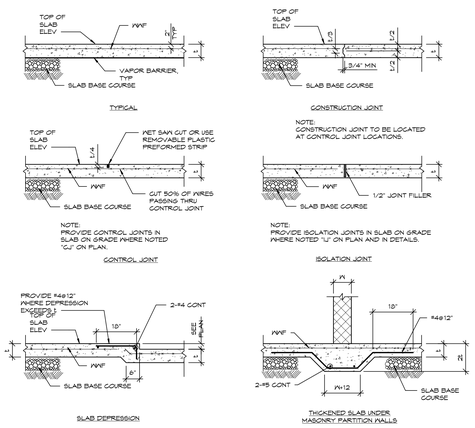


G TRENCH DRAIN DETAIL IN FRAMED SLAB
1/2" = 1'-0"



"Y" > "D"/2 OR X > 1.5x"D"

K ELEVATOR SUMP PIT DETAIL
3/8" = 1'-0"



COORDINATE CONTROLLED STRUCTURAL FILL, GEOTEXTILES, ETC. WITH DETAILS ABOVE AND "EN" SERES DETAILS.

L TYPICAL SLAB-ON-GRADE DETAILS
1/2" = 1'-0"

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(JUNE 30, 2021)

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PROGRESS SET (NOT FOR CONSTRUCTION)

issued	date	description
	11/25/20	CDP SUBMISSION
	01/13/2021	SCHEMATIC DESIGN
	05/03/2021	100% DESIGN DEVELOPMENT
	11/19/2021 -	DDP REVISION 1

title

FOUNDATION DETAILS

drawn by:	JGB
checked by:	JGB
scale:	As indicated
project number:	MRA 18408.16/BHC 10123.00
sheet number	scaled inch

S2.00

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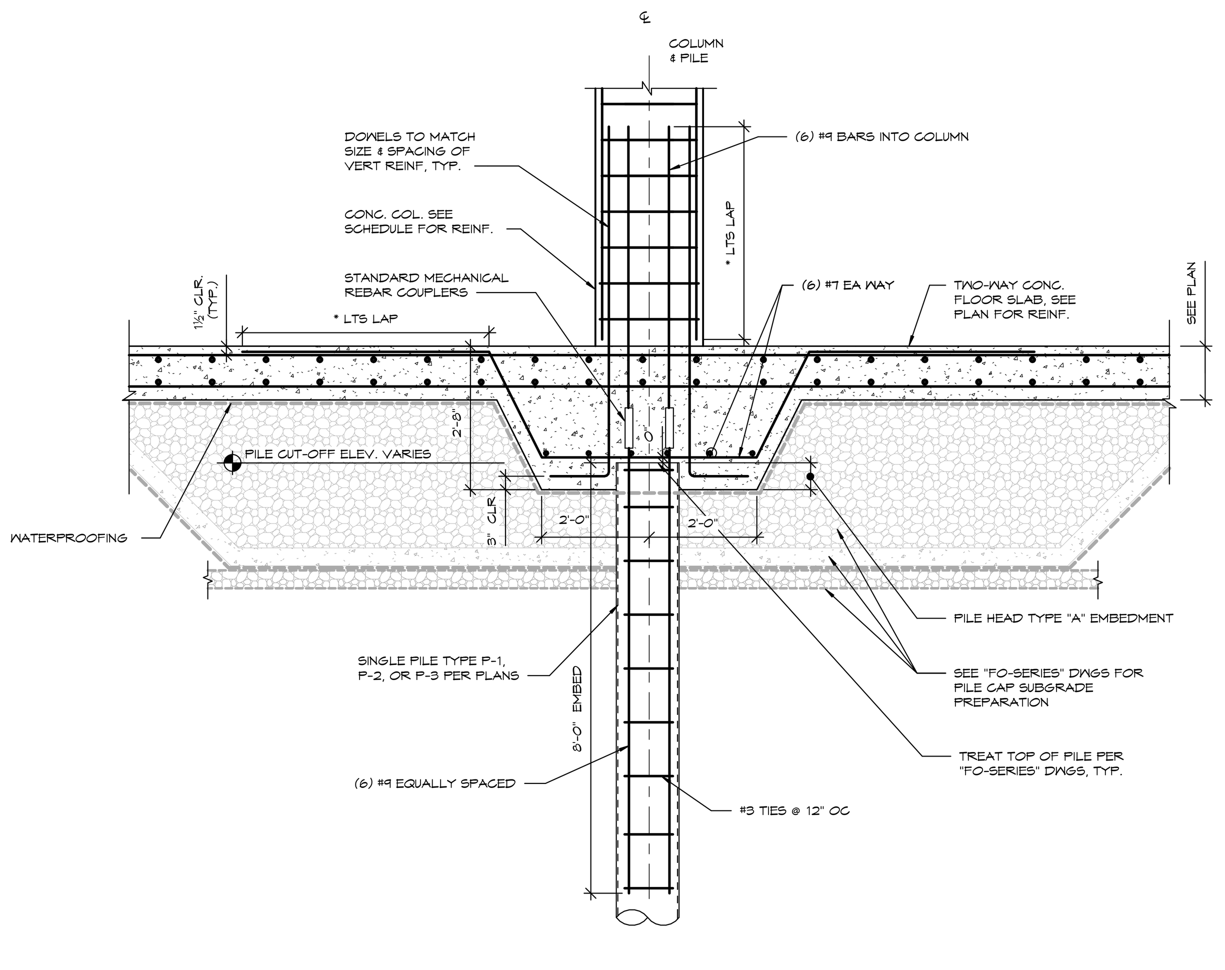
6/30/2021 11:38:31 AM

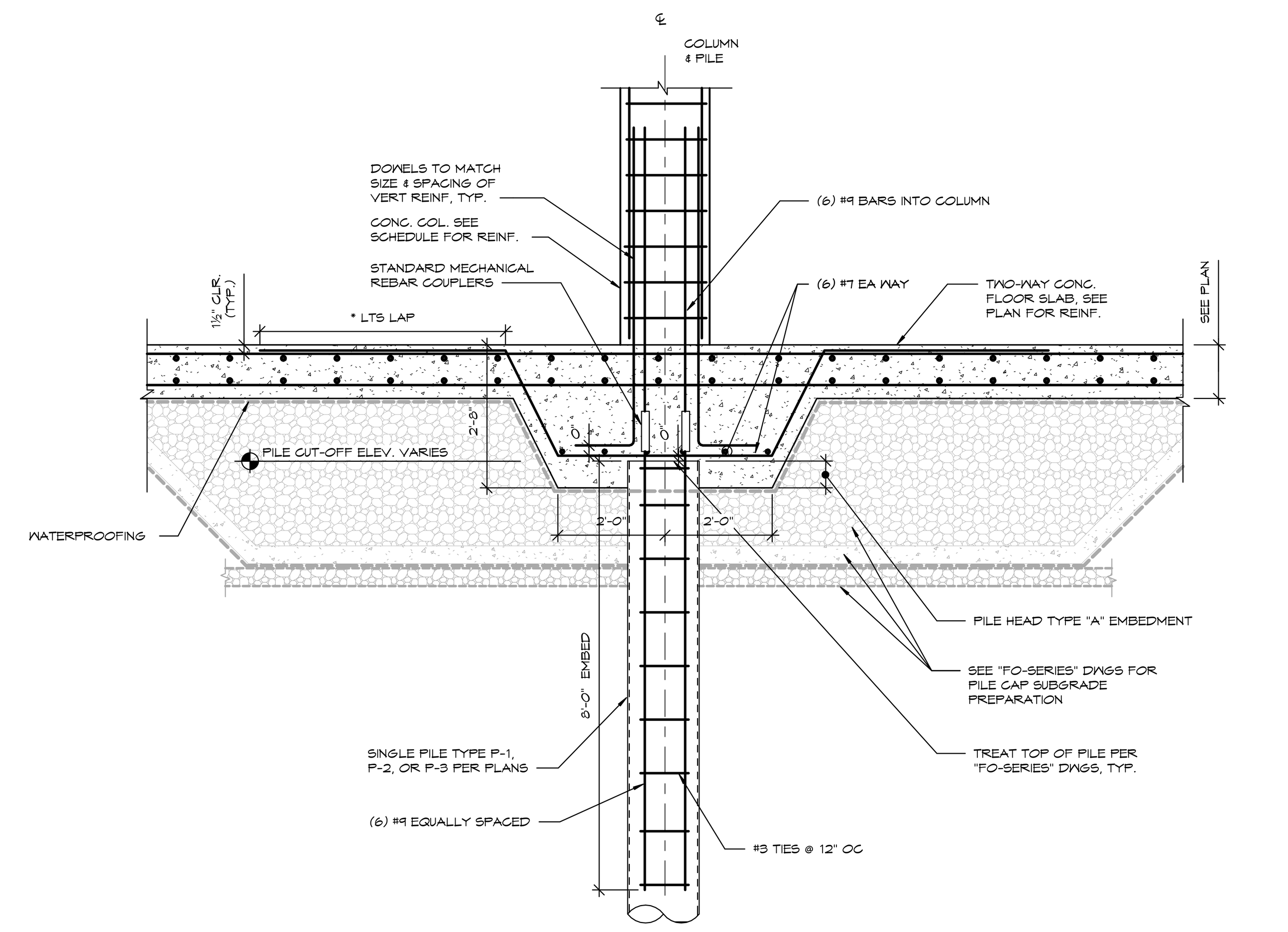
6/30/2021 11:38:34 AM



NOTES:

1. FOR EXCAVATION PROCEDURES, MATERIAL HANDLING & MANAGEMENT, AND STORMWATER MANAGEMENT, REFER TO "FO-SERIES" DRAWINGS.
2. EXCAVATIONS SHALL BE IN ACCORDANCE WITH "FO-SERIES" DRAWINGS AND SIZED SUCH THAT THE MINIMUM LATERAL DIMENSIONS AT THE BOTTOM OF EXCAVATION ARE SUFFICIENT FOR PLACEMENT OF GEOTEXTILES AND FOUNDATION FORMWORK. EXCAVATION SIDEWALLS SHALL BE SLOPED AND SHAPED TO FACILITATE PLACEMENT OF THE GEOSYNTHETICS.
3. REFER TO S-SERIES STRUCTURAL DRAWINGS FOR COLUMN AND DOWEL REINFORCING SCHEDULES AND DETAILS.
4. REFER TO "EN & FO-SERIES" DRAWINGS FOR SUBGRADE/CAP/LINER SPECIFICATIONS AND REQUIREMENTS.

A — COLUMN ON SINGLE PILE AT FRAMED SLAB - COLUMN LARGER THAN PILE
1/2" = 1'-0"



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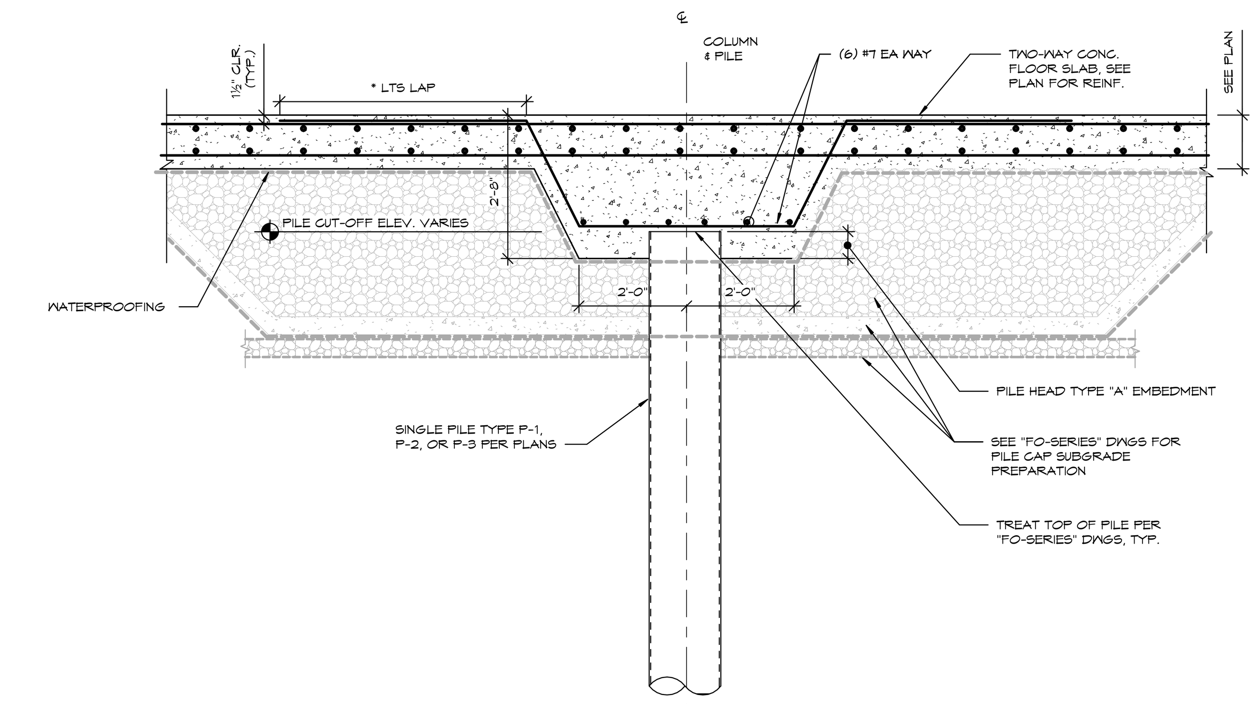
4. REFER TO "EN & FO-SERIES" DRAWINGS FOR SUBGRADE/CAP/LINER SPECIFICATIONS AND REQUIREMENTS.

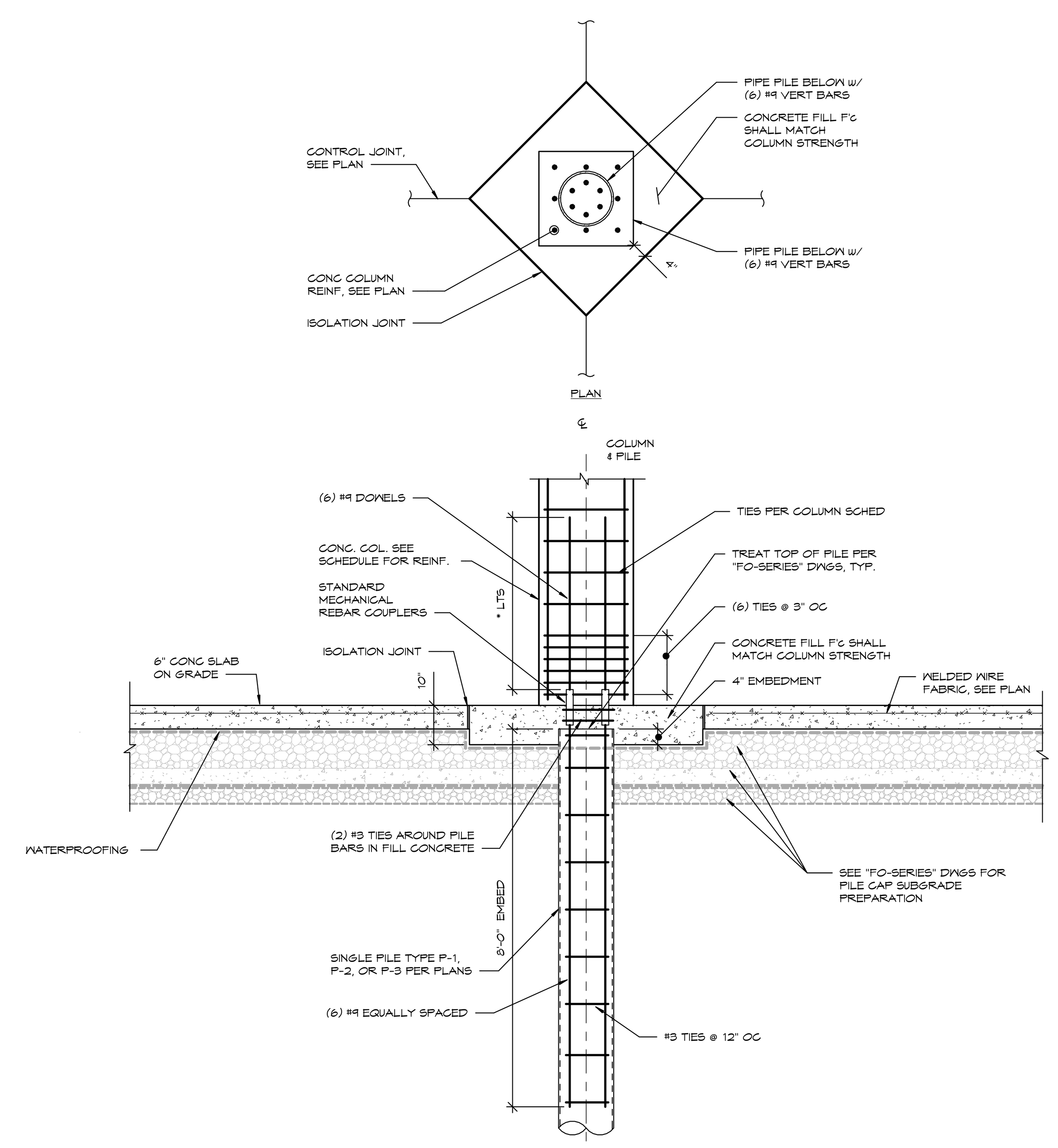
B — COLUMN ON SINGLE PILE AT FRAMED SLAB - COLUMN SAME SIZE OR SMALLER THAN PILE
1/2" = 1'-0"



NOTES:

1. FOR EXCAVATION PROCEDURES, MATERIAL HANDLING & MANAGEMENT, AND STORMWATER MANAGEMENT, REFER TO "FO-SERIES" DRAWINGS.
2. EXCAVATIONS SHALL BE IN ACCORDANCE WITH "FO-SERIES" DRAWINGS AND SIZED SUCH THAT THE MINIMUM LATERAL DIMENSIONS AT THE BOTTOM OF EXCAVATION ARE SUFFICIENT FOR PLACEMENT OF GEOTEXTILES AND FOUNDATION FORMWORK. EXCAVATION SIDEWALLS SHALL BE SLOPED AND SHAPED TO FACILITATE PLACEMENT OF THE GEOSYNTHETICS.
3. REFER TO S-SERIES STRUCTURAL DRAWINGS FOR COLUMN AND DOWEL REINFORCING SCHEDULES AND DETAILS.
4. REFER TO "EN & FO-SERIES" DRAWINGS FOR SUBGRADE/CAP/LINER SPECIFICATIONS AND REQUIREMENTS.

C — SINGLE PILE AT FRAMED SLAB
1/2" = 1'-0"



1. FOR EXCAVATION PROCEDURES, MATERIAL HANDLING & MANAGEMENT, AND STORMWATER MANAGEMENT, REFER TO "FO-SERIES" DRAWINGS.
2. EXCAVATIONS SHALL BE IN ACCORDANCE WITH "FO-SERIES" DRAWINGS AND SIZED SUCH THAT THE MINIMUM LATERAL DIMENSIONS AT THE BOTTOM OF EXCAVATION ARE SUFFICIENT FOR PLACEMENT OF GEOTEXTILES AND FOUNDATION FORMWORK. EXCAVATION SIDEWALLS SHALL BE SLOPED AND SHAPED TO FACILITATE PLACEMENT OF THE GEOSYNTHETICS.
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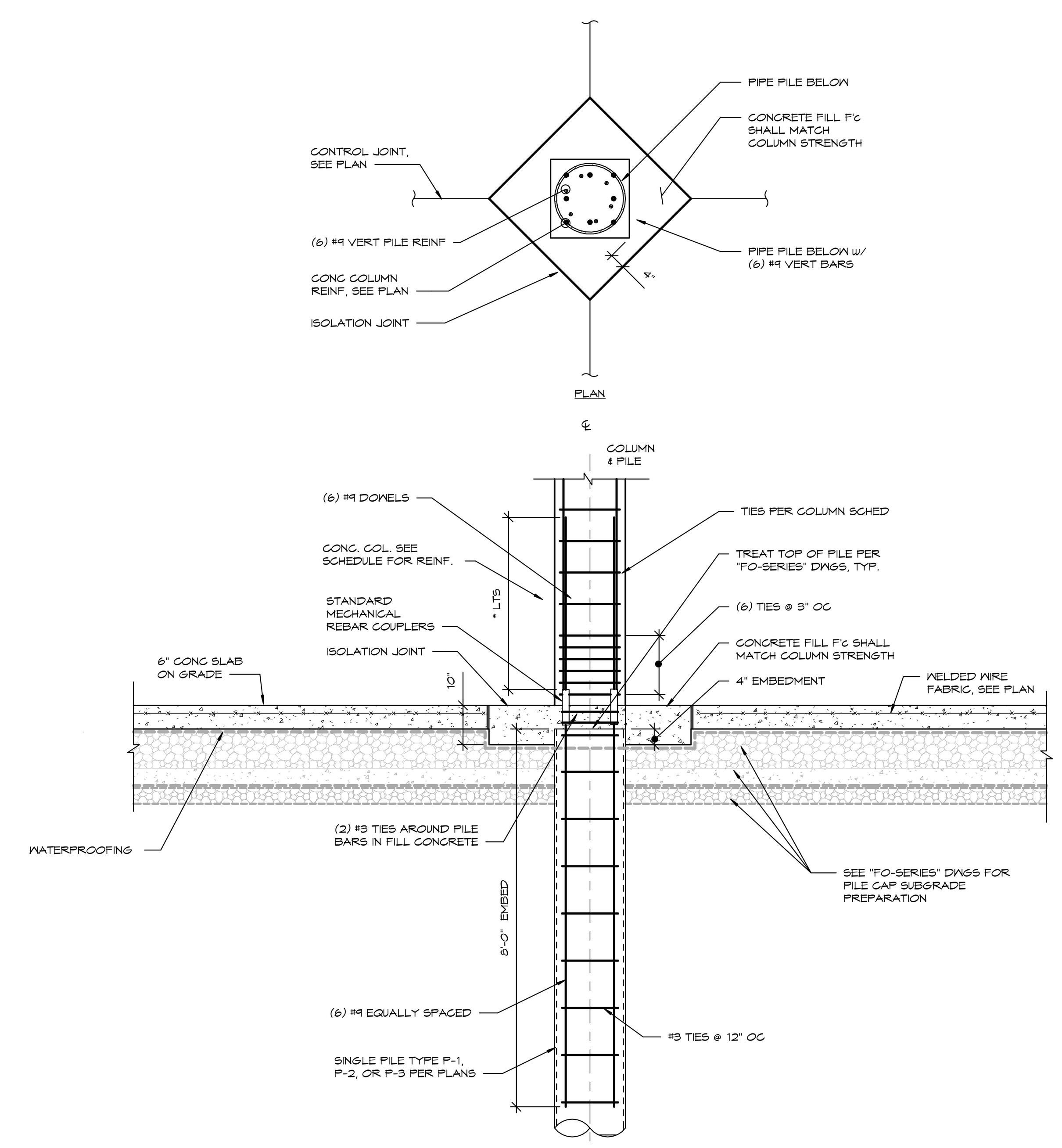
4. REFER TO "EN & FO-SERIES" DRAWINGS FOR SUBGRADE/CAP/LINER SPECIFICATIONS AND REQUIREMENTS.

D — COLUMN ON SINGLE PILE AT SLAB ON GRADE - COLUMN LARGER THAN PILE
1/2" = 1'-0"



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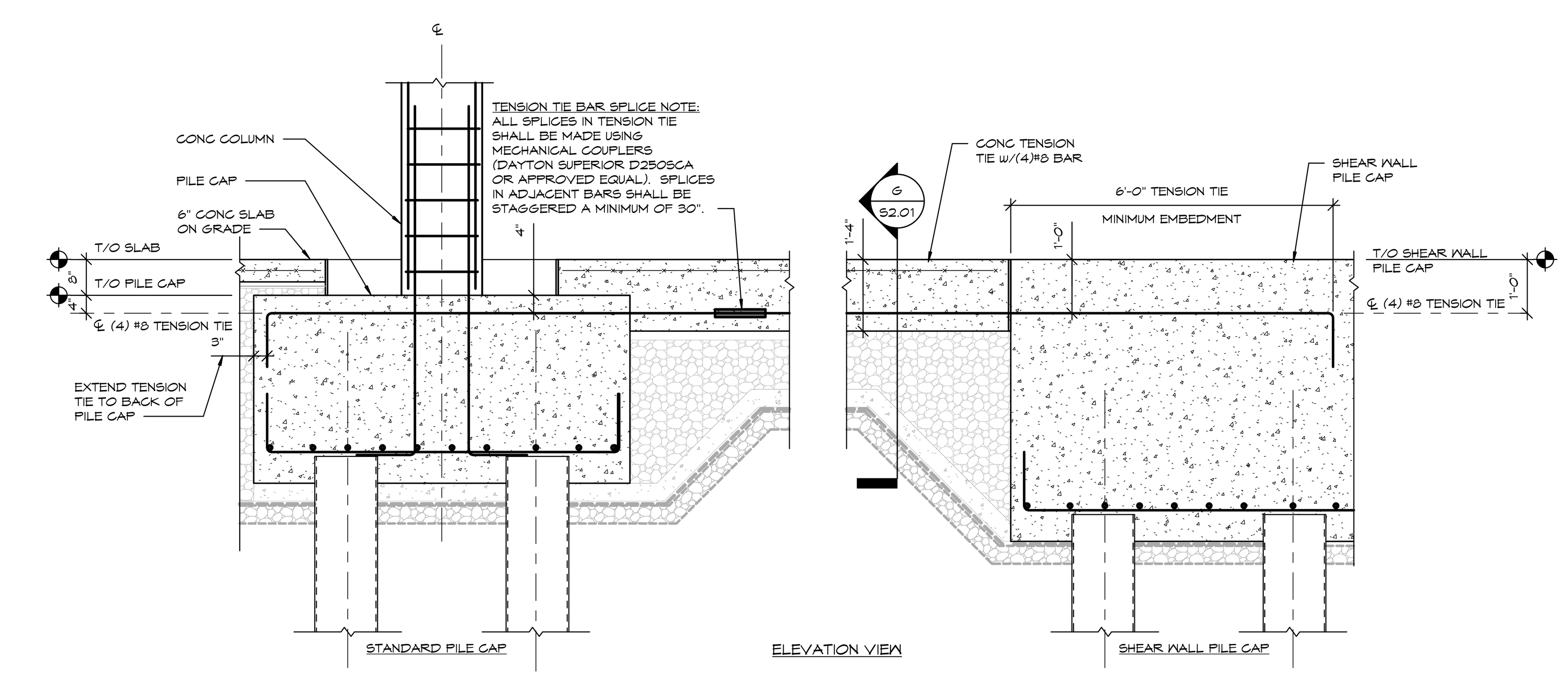
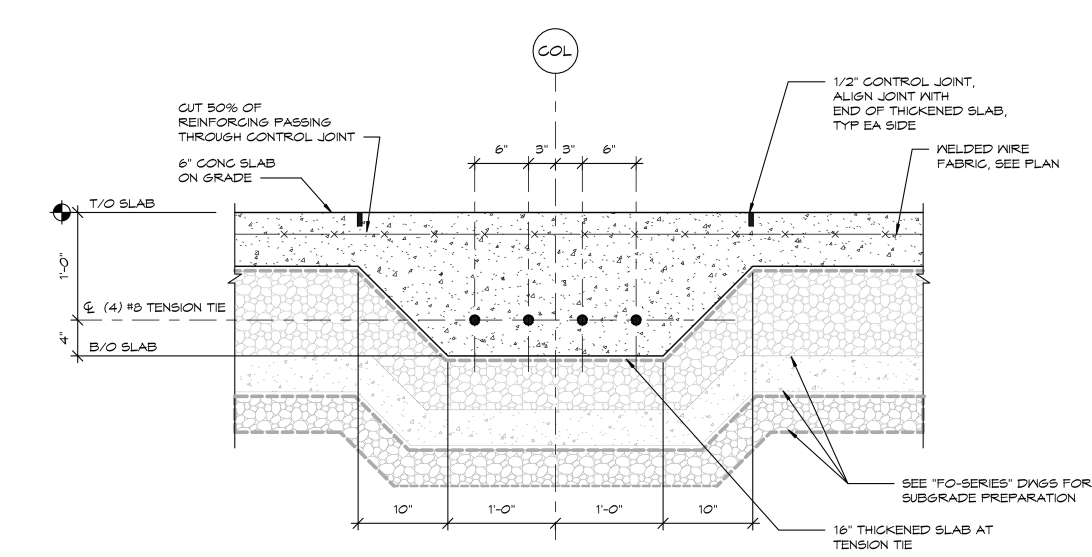
E — COLUMN ON SINGLE PILE AT SLAB ON GRADE - COLUMN LARGER THAN PILE
1/2" = 1'-0"



F — FOUNDATION TENSION TIE DETAIL - ELEVATION VIEW
1/2" = 1'-0"



G — FOUNDATION TENSION TIE DETAIL - SECTION VIEW
1" = 1'-0"

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

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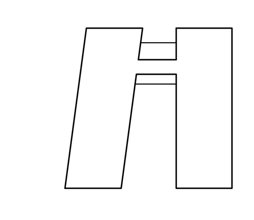

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T.ROWE PRICE GLOBAL HEADQUARTERS
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PROGRESS SET (NOT FOR CONSTRUCTION)

issued	date	description
	05/03/2021	100% DESIGN DEVELOPMENT

title

FOUNDATION DETAILS

drawn by:	Author
checked by:	Approver
scale:	As indicated
project number:	MRA 18408.16/BHC 10123.00
	scaled inch
sheet number	

S2.01

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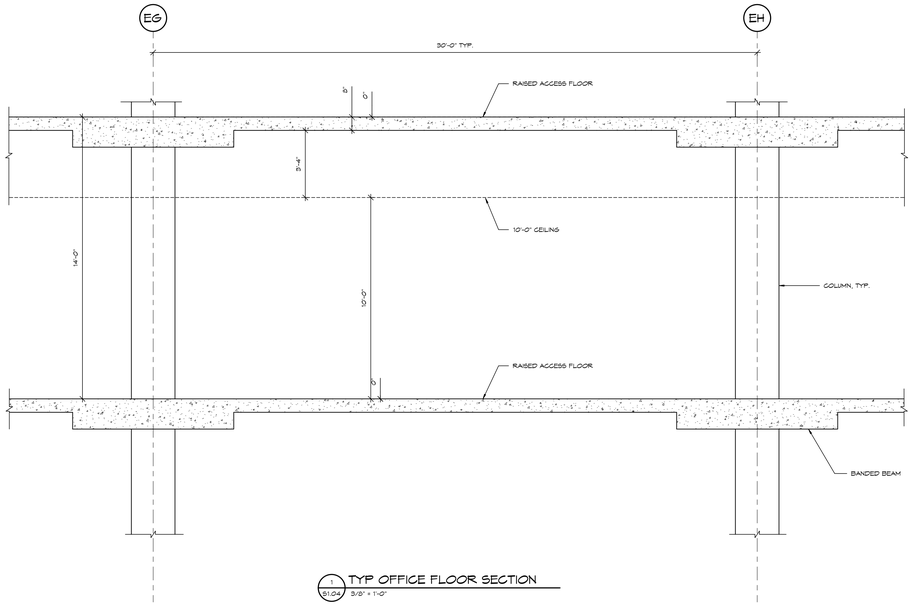
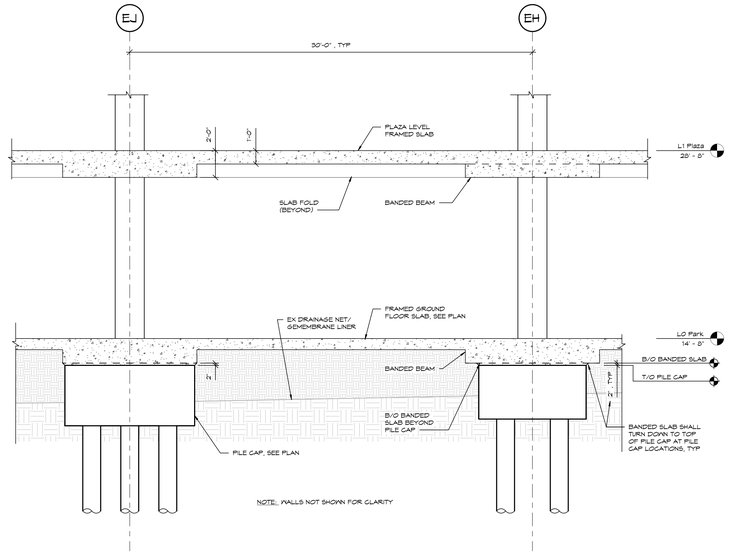
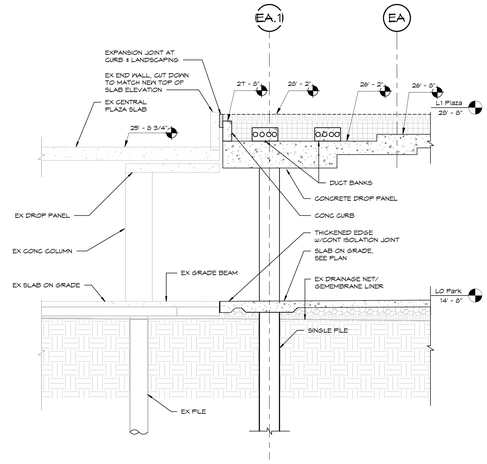


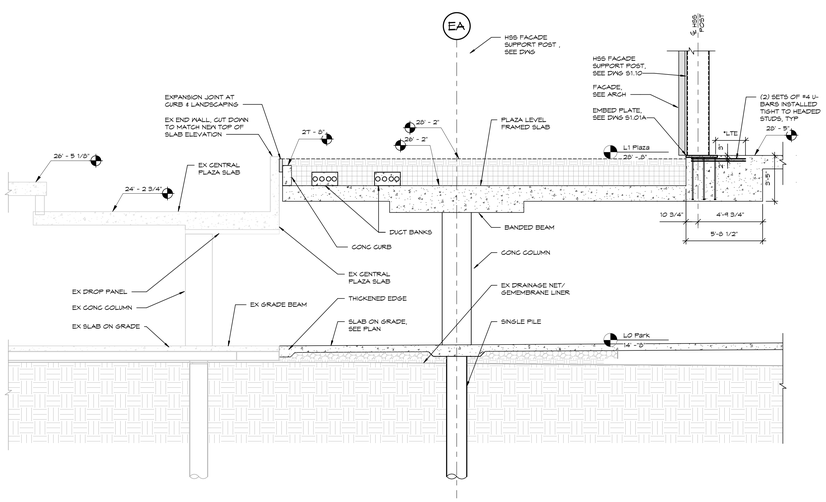
1 / S1.04 TYP OFFICE FLOOR SECTION
3/8" = 1'-0"



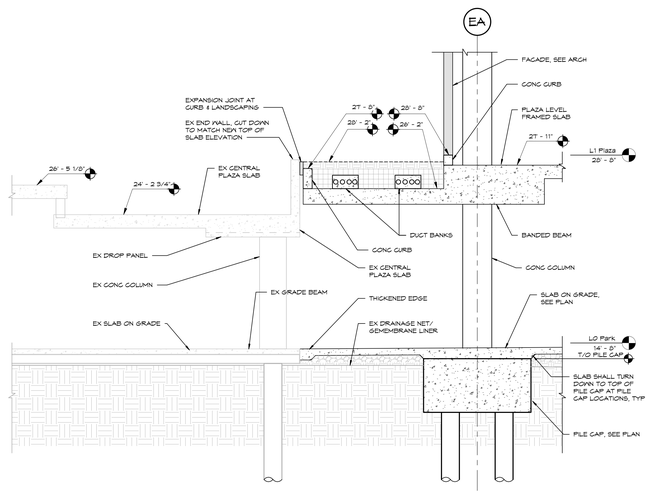
2 / S1.00 TYP PLAZA LEVEL SECTION AT FRAMED SLAB
1/4" = 1'-0"



3 / S1.00 SECTION @ CENTRAL PLAZA & WEST BUILDING
1/4" = 1'-0"



4 / S1.00 SECTION @ CENTRAL PLAZA - AT LOBBY
1/4" = 1'-0"



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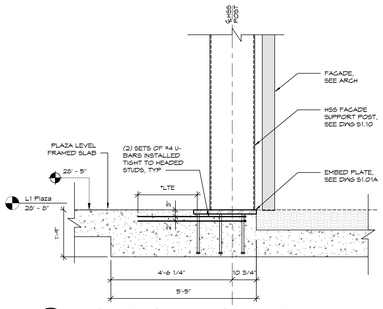
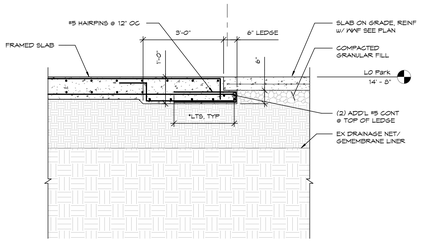
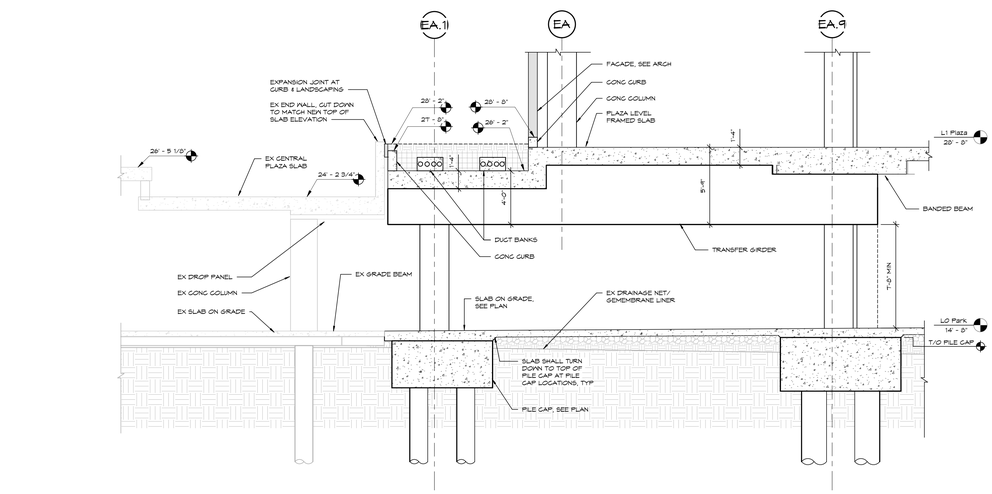
1/4" = 1'-0"



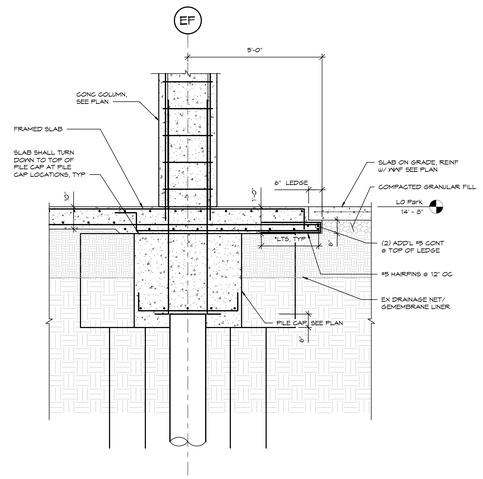
6 / S1.01 SECTION @ ATRIUM SOUTH FACADE - PLAZA
1/2" = 1'-0"



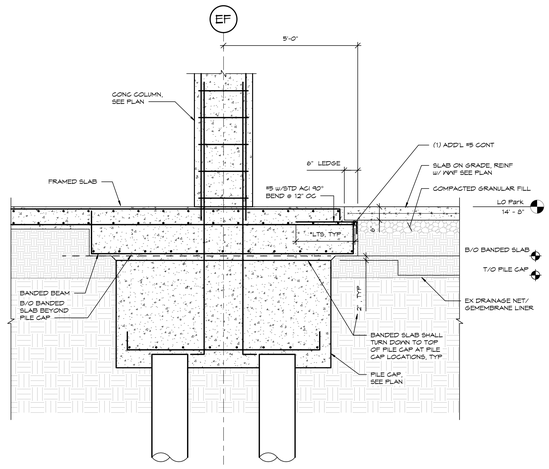
7 / S1.00 SECTION @ SLAB ON GRADE TO FRAMED SLAB TRANSITION
1/2" = 1'-0"



8 / S1.00 SECTION @ CENTRAL PLAZA - AT WEST BUILDING TRANSFER GIRDERS
1/4" = 1'-0"



9 / S1.00 SECTION @ SLAB ON GRADE TO FRAMED SLAB TRANSITION @ PILE CAP
1/2" = 1'-0"



10 / S1.00 SECTION @ SLAB ON GRADE TO FRAMED SLAB TRANSITION @ BANDED BEAM
1/2" = 1'-0"

6/30/2021 11:38:40 AM

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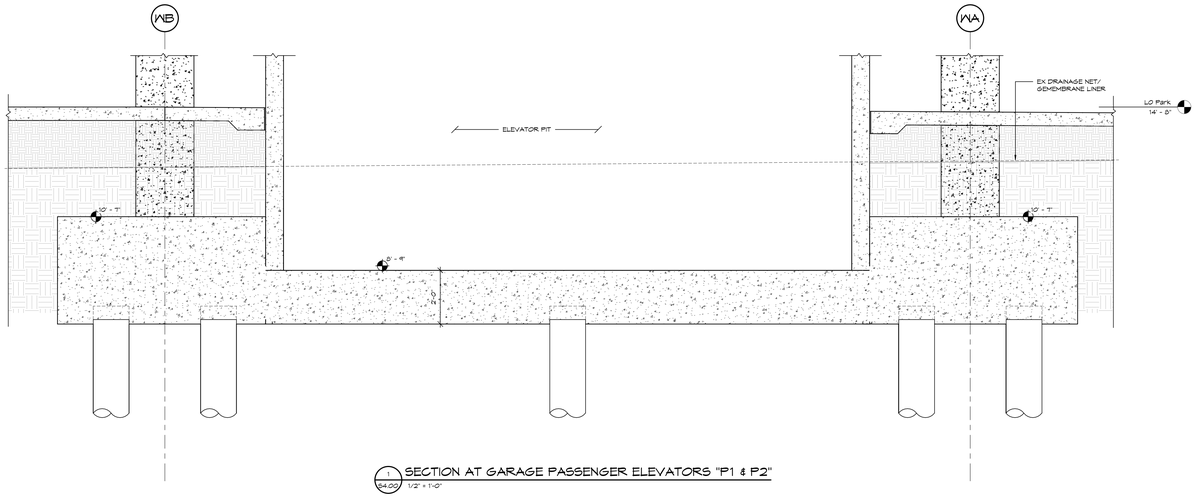
PROGRESS SET (NOT FOR CONSTRUCTION)

issued	date	description
	01/13/2021	SCHEMATIC DESIGN
	05/03/2021	100% DESIGN DEVELOPMENT

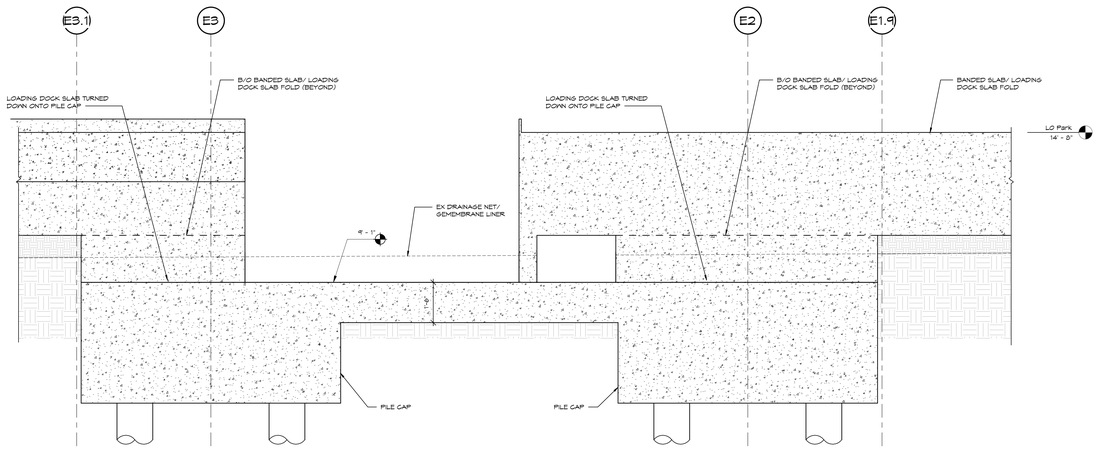
title

SECTIONS

drawn by:	Author
checked by:	Approver
scale:	As indicated
project number:	MRA 18408.16/BHC 10123.00
sheet number	S3.00



1 S4.00 SECTION AT GARAGE PASSENGER ELEVATORS "P1 & P2"
1/2" = 1'-0"



2 S4.00 SECTION AT SERVICE ELEVATOR "S2"
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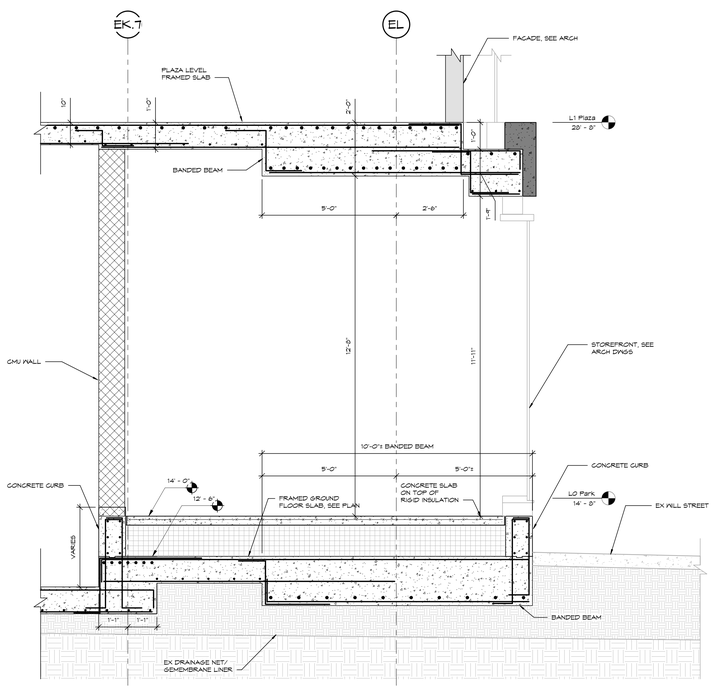
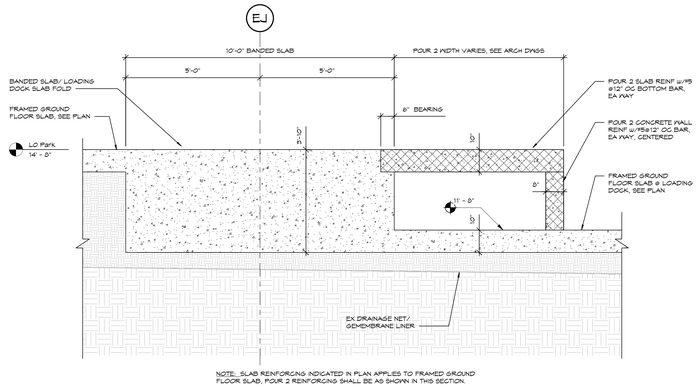


7 S1.00 SECTION @ LOADING DOCK / EAST BUILDING RETAIL
1/2" = 1'-0"



3 S1.00 SECTION @ LOADING DOCK SLAB FOLD 1
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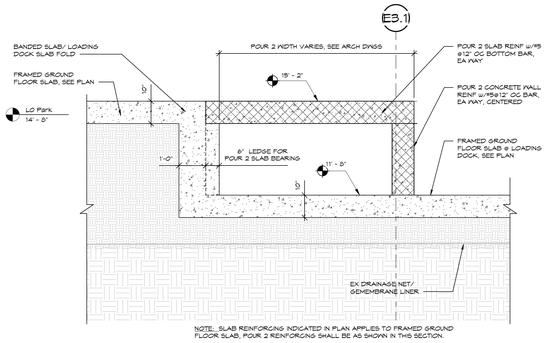

4 S1.00 SECTION @ LOADING DOCK SLAB FOLD 2
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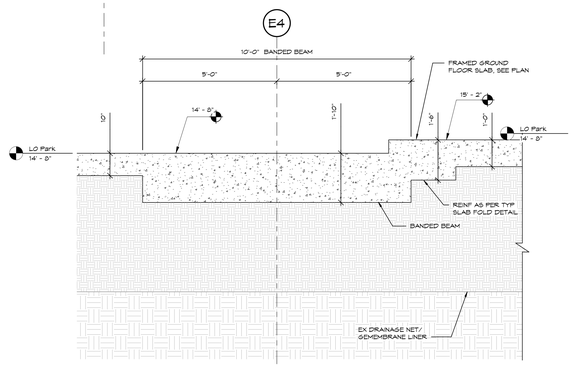

9 S1.00 SECTION @ LOADING DOCK SLAB FOLD 3
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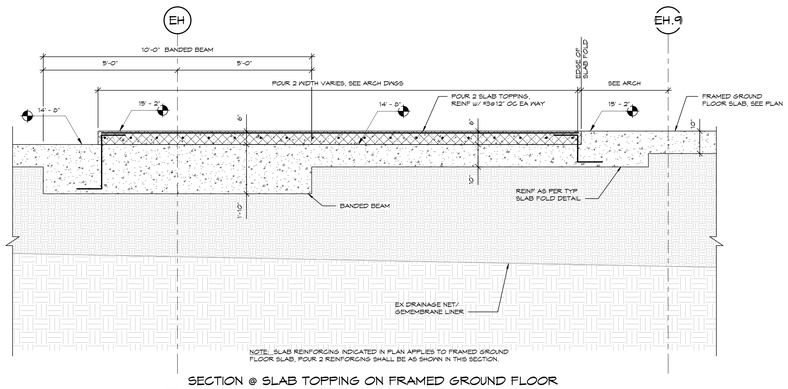
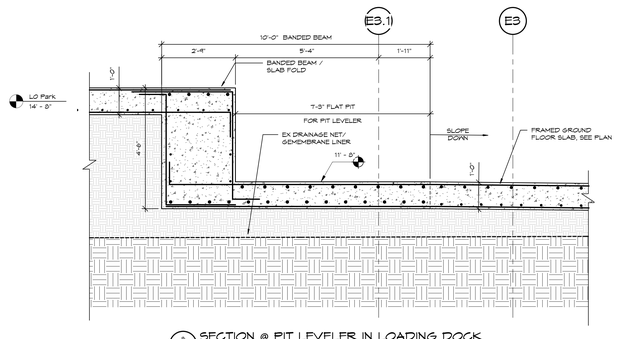


6 S1.00 SECTION @ SLAB TOPPING ON FRAMED GROUND FLOOR SLAB
1/2" = 1'-0"



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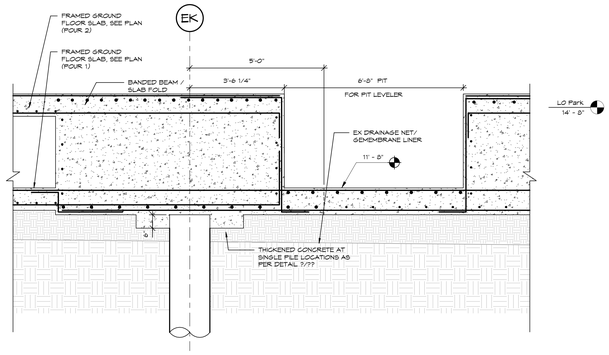

4 S1.00 SECTION @ PIT LEVER IN LOADING DOCK 2
1/2" = 1'-0"

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SECTIONS

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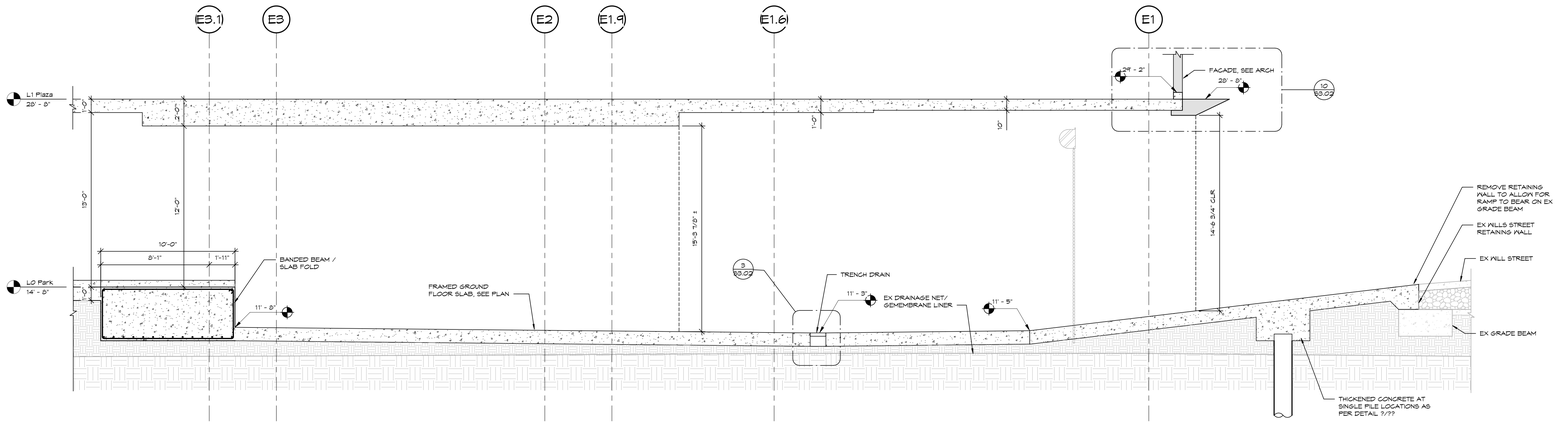
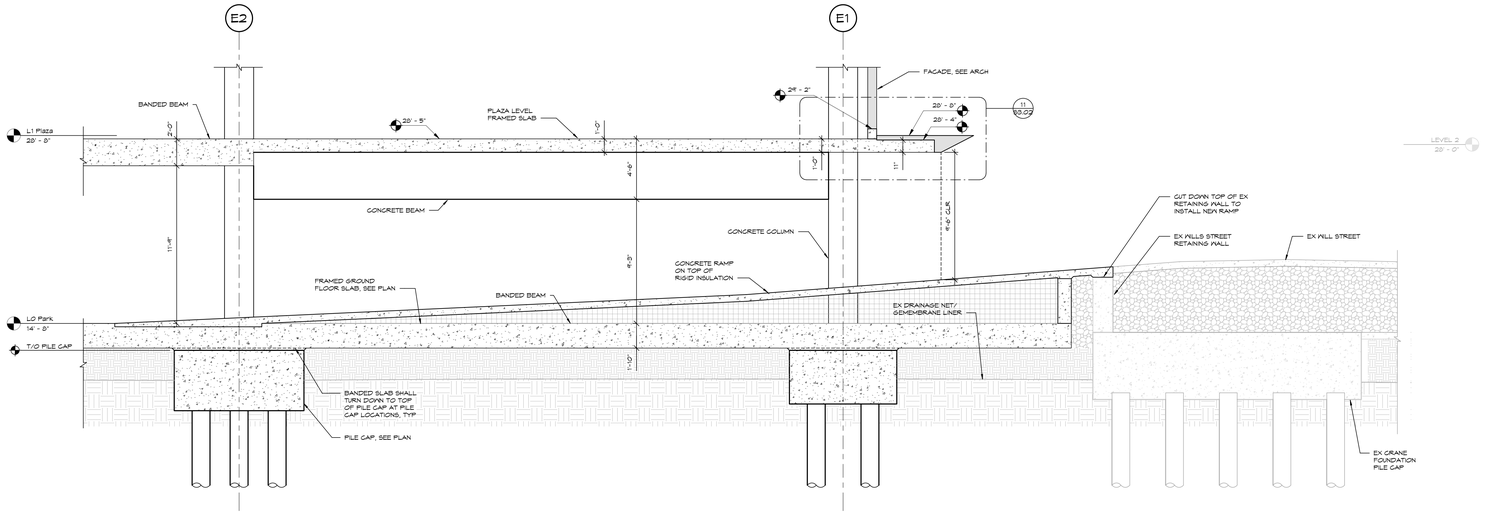


1 S1.00 SECTION @ WILLS STREET - LOADING DOCK
1/4" = 1'-0"



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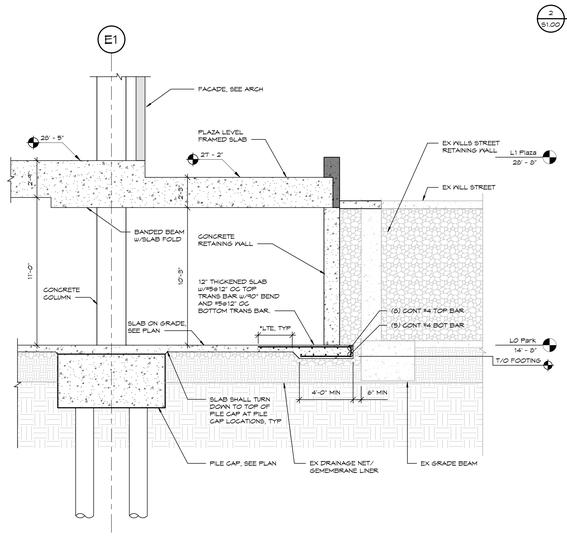
1/4" = 1'-0"



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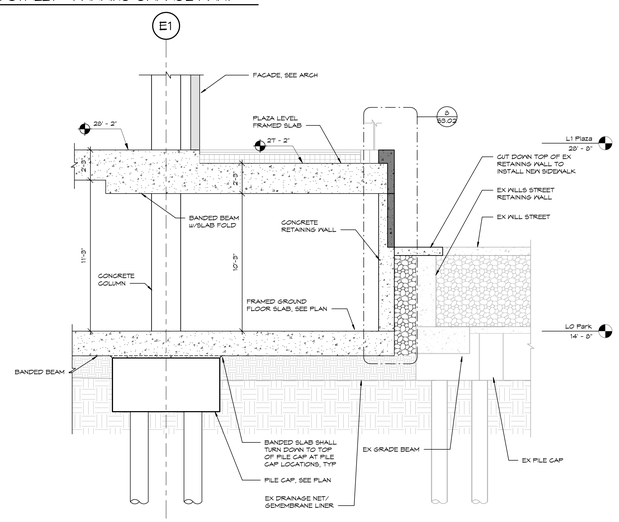
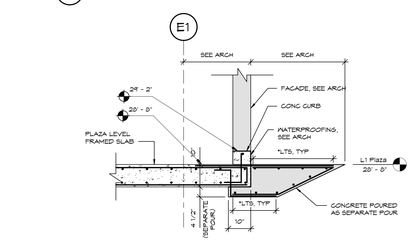


7 S1.00 SECTION @ WILLS STREET - FRAMED SLAB @ CONC WALL
1/4" = 1'-0"



SECTION @ WILLS STREET - LOADING DOCK ENTRANCE SLAB
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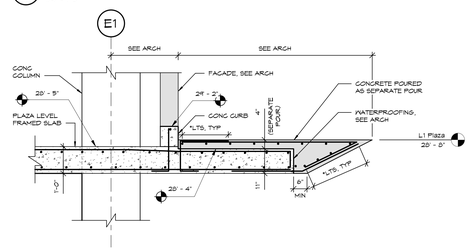
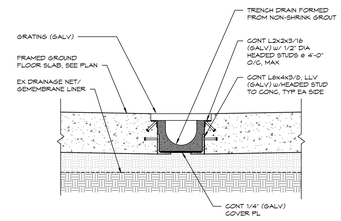
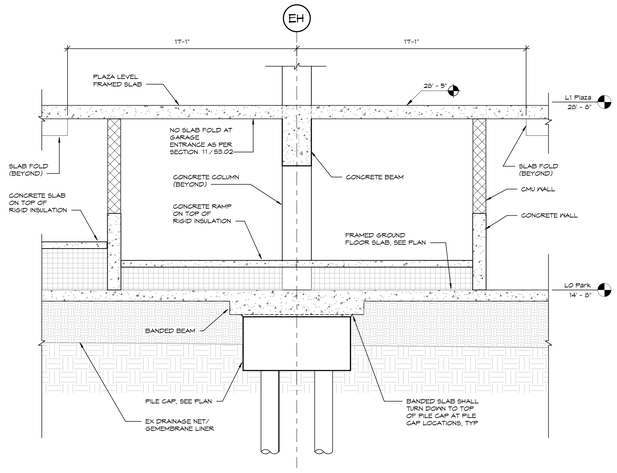


SECTION @ WILLS STREET - PARKING GARAGE RAMP ENTRANCE SLAB
11 S3.02 1/2" = 1'-0"



3 S3.02 TYP TRENCH DRAIN SECTION
3/4" = 1'-0"



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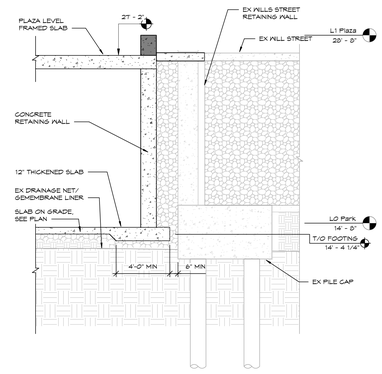
1/4" = 1'-0"



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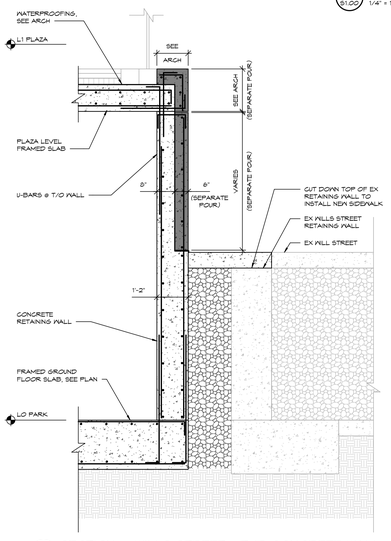
1/4" = 1'-0"



9 S1.00 SECTION @ WILLS STREET - TYP CONCRETE WALL
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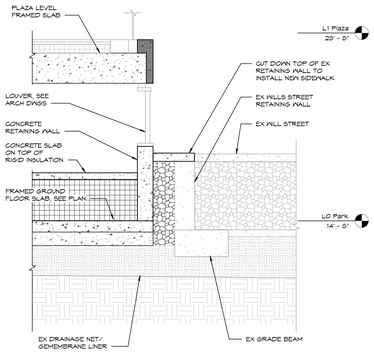

8 S1.00 SECTION @ WILLS STREET - TYP LOUVER
1/4" = 1'-0"

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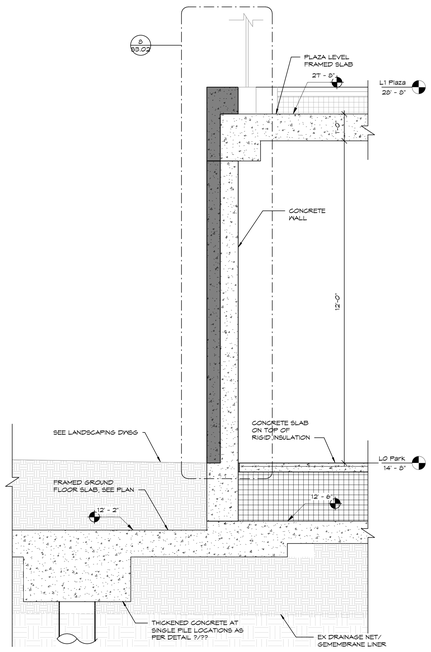

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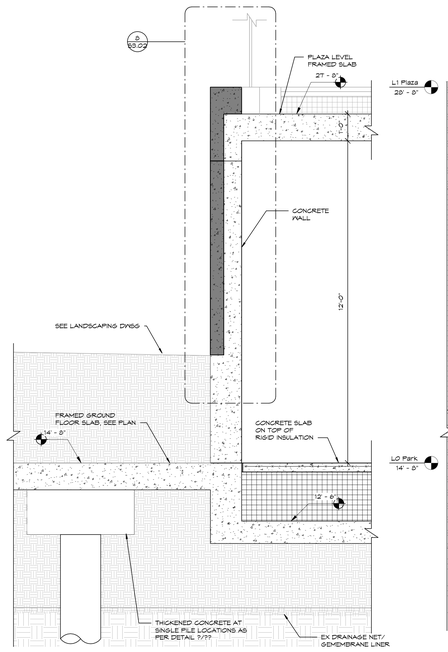

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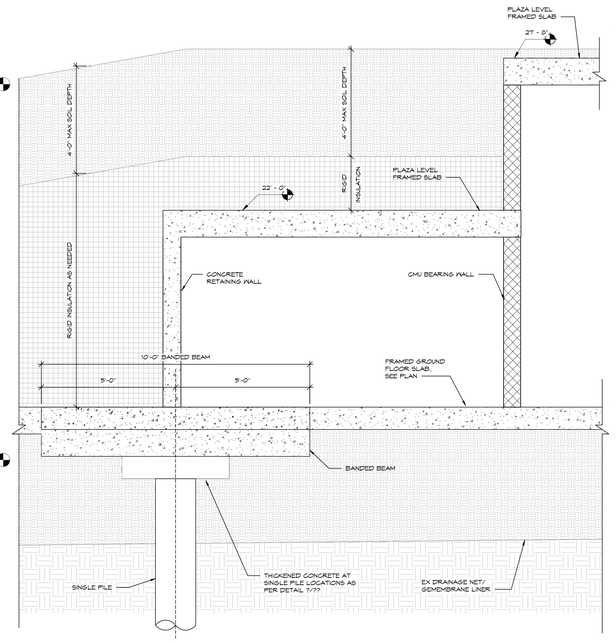

3 S1.00 SECTION @ LANDSCAPING
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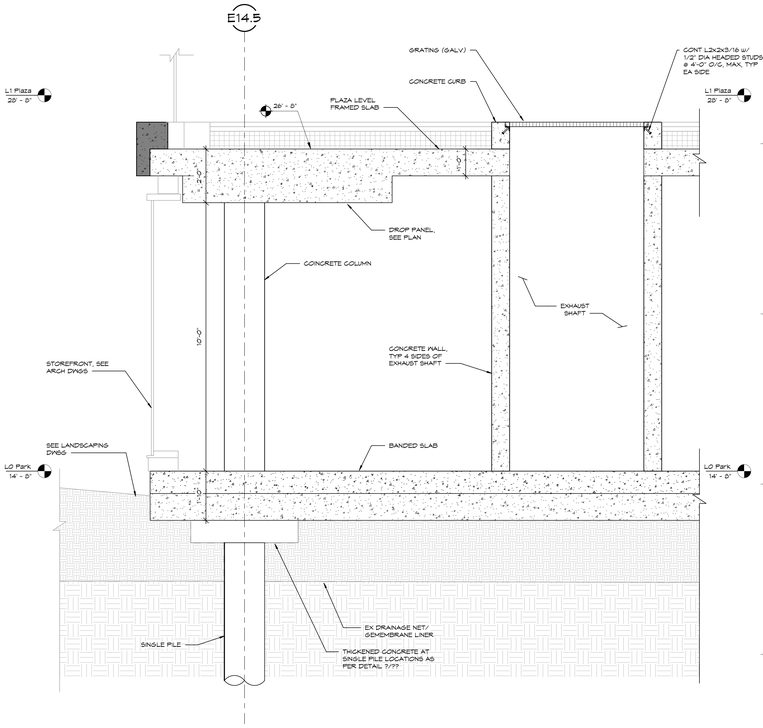

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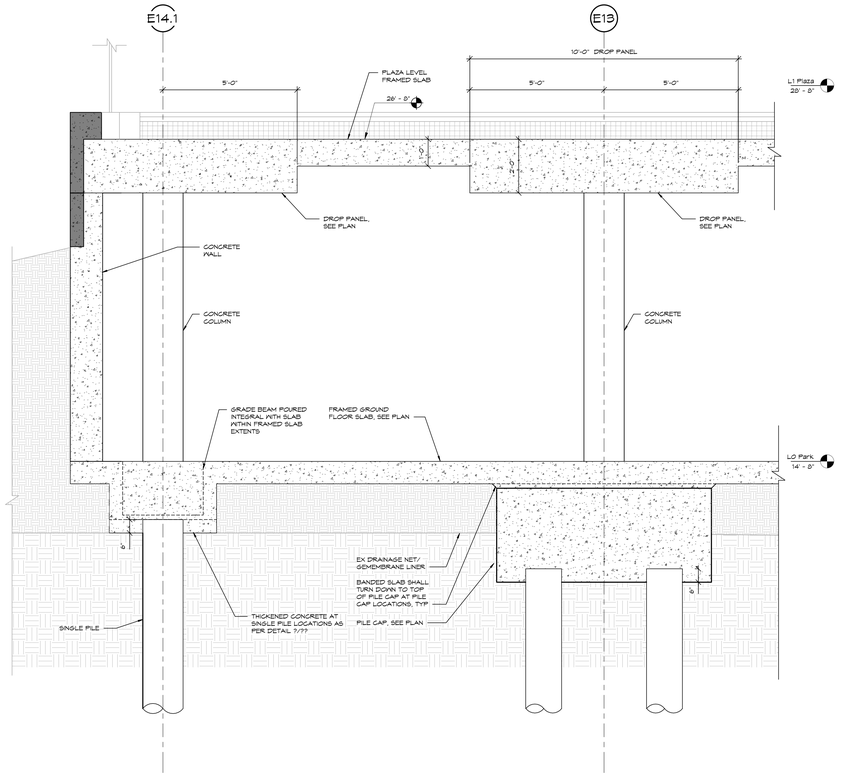

5 S1.00 SECTION @ WEST BUILDING FRAMED SLAB @ CONC WALL
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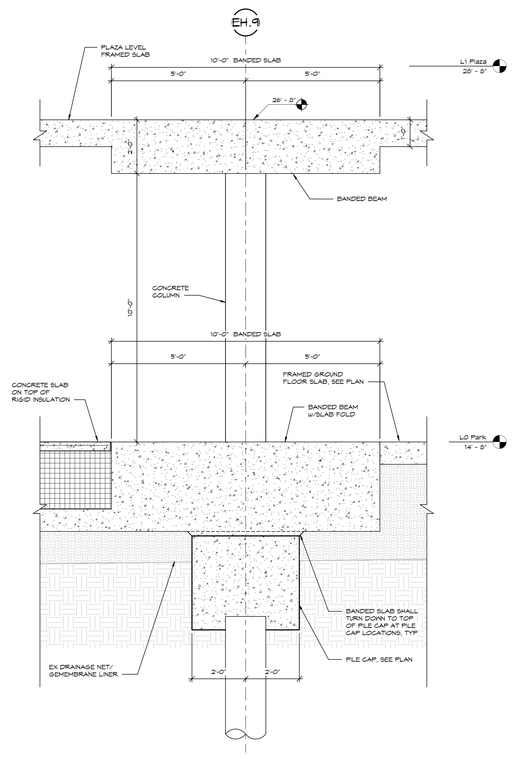

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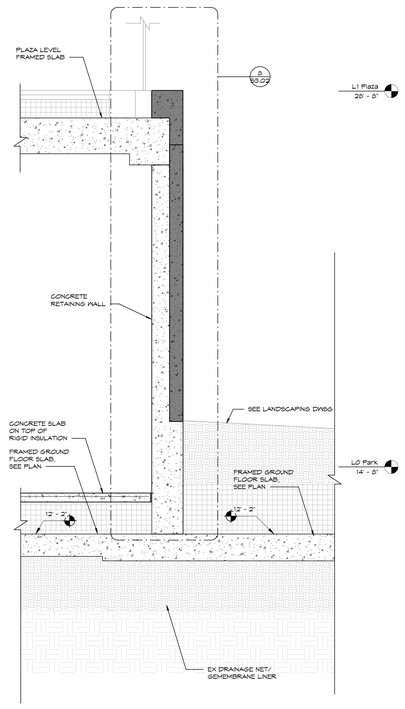

7 S1.00 SECTION @ WEST BUILDING RETAINING WALL
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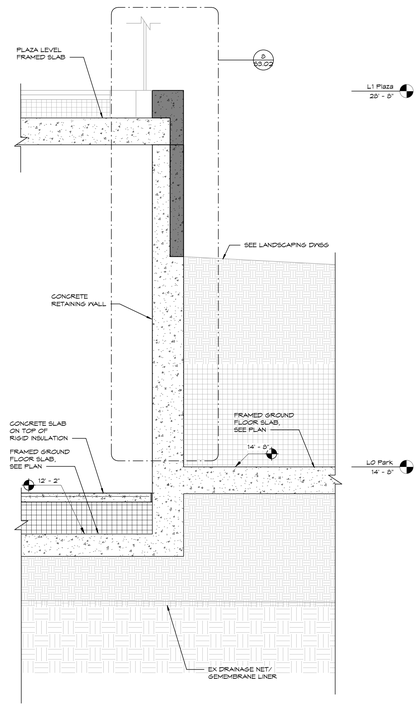

8 S1.00 SECTION @ WEST BUILDING RETAINING WALL 2
1/2" = 1'-0"

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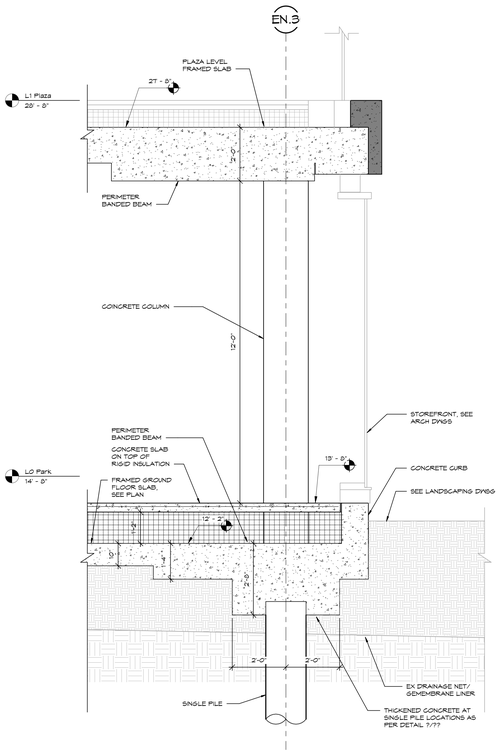

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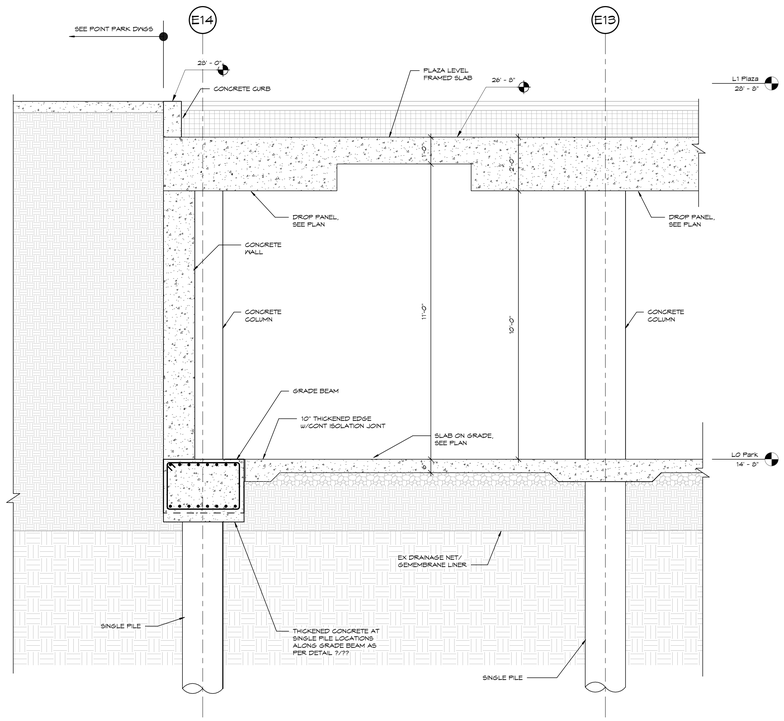

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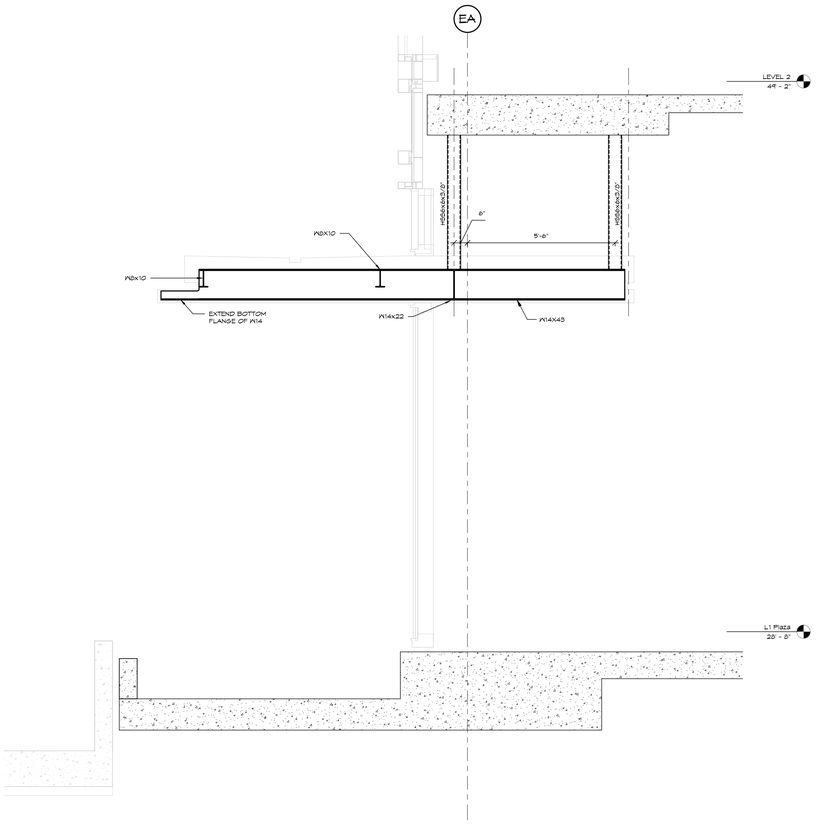

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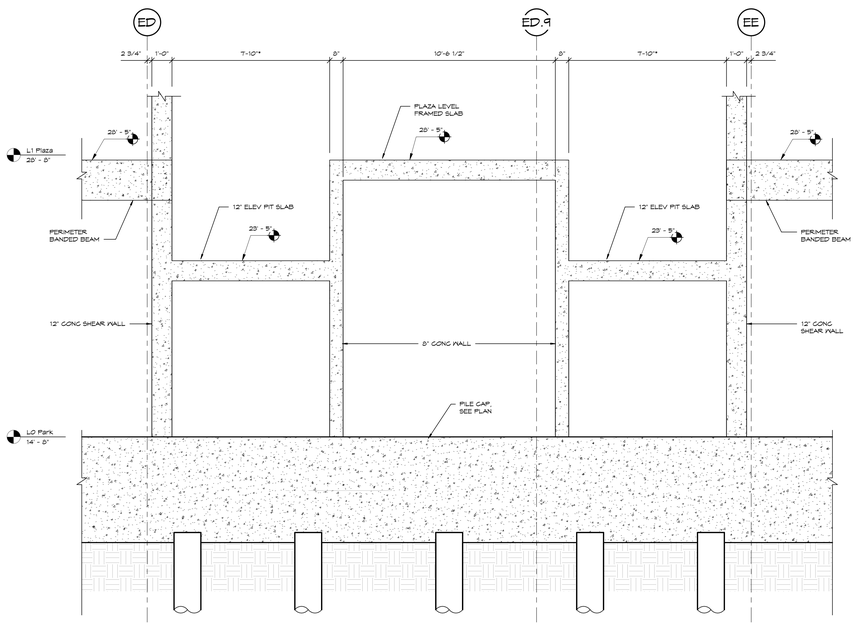

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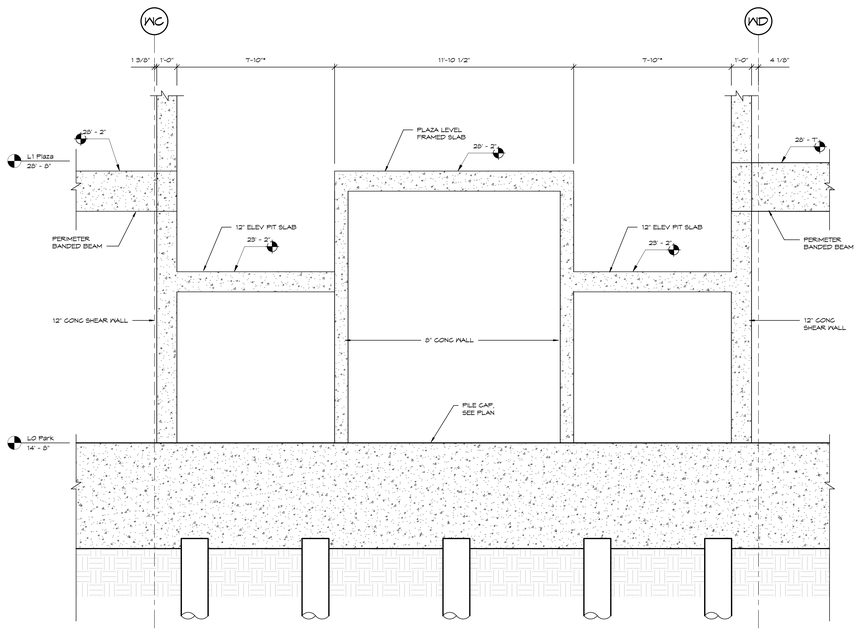

5 (S1.00) SECTION @ WEST BUILDING ELEVATOR PIT
3/8" = 1'-0"

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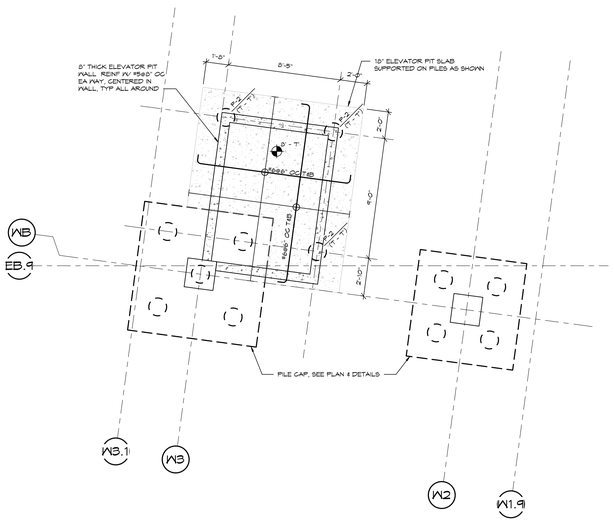
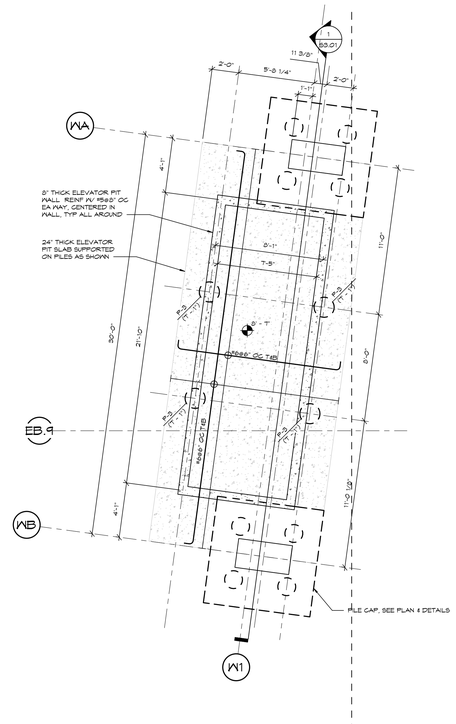
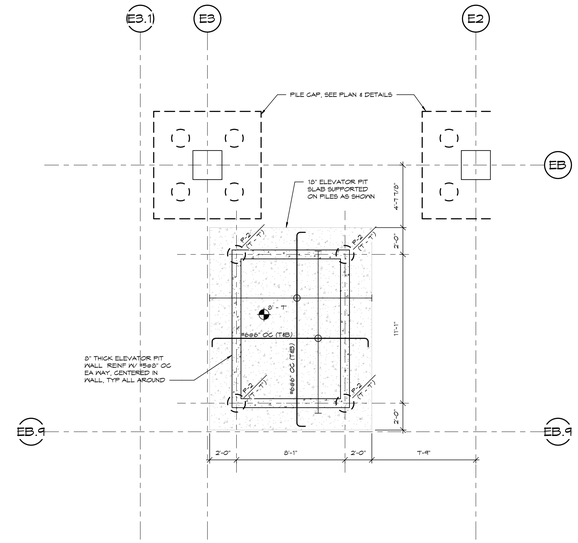


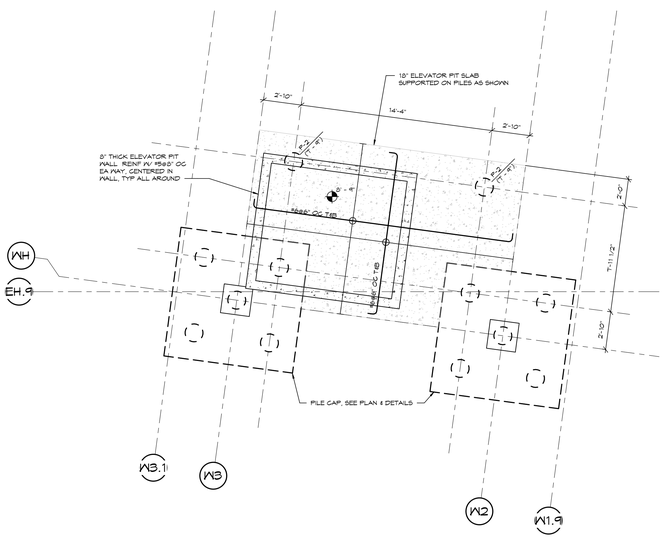
1 S1.00 PARTIAL PLAN: SERVICE ELEVATOR "S1"
1/4" = 1'-0"



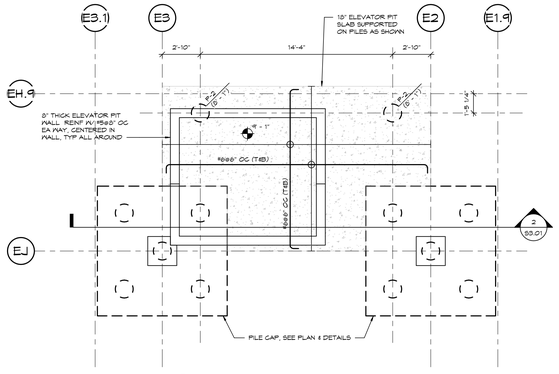
2 S1.00 PARTIAL PLAN: GARAGE PASSENGER ELEVATORS "P1 & P2"
1/4" = 1'-0"



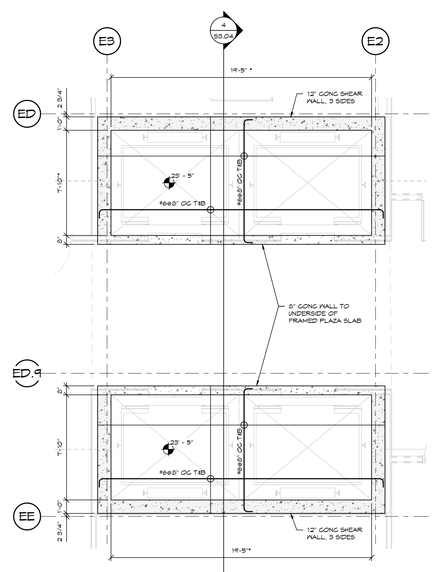
3 S1.00 PARTIAL PLAN: SERVICE ELEVATOR "S4"
1/4" = 1'-0"



4 S1.00 PARTIAL PLAN: SERVICE ELEVATOR "S1"
1/4" = 1'-0"



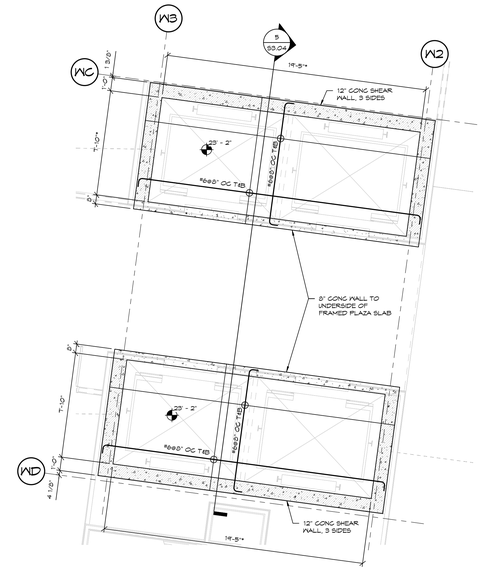
5 S1.00 PARTIAL PLAN: SERVICE ELEVATOR "S2"
1/4" = 1'-0"



1 S1.01 EAST BUILDING ELEVATOR PIT SLAB NOTES
1/4" = 1'-0"

EAST BUILDING ELEVATOR PIT SLAB NOTES:

1. ELEVATOR PIT SLAB SHALL BE 12" THICK AND REINFORCED AS SHOWN ABOVE (PROVIDE 90° HOOKS AT ENDS OF BOTH T&B REINFORCING).
2. TOP OF ELEVATOR PIT SLAB ELEVATION = 23'-5".
3. SLAB F'c = 6,000 PSI.
4. (*) IN PLAN INDICATES ELEVATOR PIT GEOMETRY BASED ON ***??? ELEVATOR*** CONTRACTOR SHALL COORDINATE GEOMETRY WITH FINAL SELECTED ELEVATOR.



2 S1.01 WEST BUILDING ELEVATOR PIT SLAB NOTES
1/4" = 1'-0"

WEST BUILDING ELEVATOR PIT SLAB NOTES:

1. ELEVATOR PIT SLAB SHALL BE 12" THICK AND REINFORCED AS SHOWN ABOVE (PROVIDE 90° HOOKS AT ENDS OF BOTH T&B REINFORCING).
2. TOP OF ELEVATOR PIT SLAB ELEVATION = 23'-2".
3. SLAB F'c = 6,000 PSI.
4. (*) IN PLAN INDICATES ELEVATOR PIT GEOMETRY BASED ON ***??? ELEVATOR*** CONTRACTOR SHALL COORDINATE GEOMETRY WITH FINAL SELECTED ELEVATOR.

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PARCEL 3
DETAILED DEVELOPMENT PLAN
(JUNE 30, 2021)

key

NORTH

project
T.ROWE PRICE GLOBAL HEADQUARTERS

1307 POINT STREET
BALTIMORE, MARYLAND 21231

seal

PROGRESS SET (NOT FOR CONSTRUCTION)

issued	date	description
	05/03/2021	100% DESIGN DEVELOPMENT

title
PARTIAL FOUNDATION PLANS

drawn by:	Author
checked by:	Approver
scale:	As indicated
project number:	MRA 18408.16/BHC 10123.00
	scaled.inch

sheet number
S4.00

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STRUCTURAL NOTES

BUILDING CODES

A. ALL CONSTRUCTION SHALL CONFORM WITH:

- THE INTERNATIONAL BUILDING CODE (IBC-2018) AND ALL APPLICABLE SUPPLEMENTS.
- MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES (ASCE7-16).

B. IN ADDITION, ALL CONSTRUCTION SHALL CONFORM WITH THE GOVERNING LOCAL BUILDING CODE.

DESIGN LOADS

A. THE DESIGN DEAD LOADING FOR ALL FRAMING IS BASED ON THE CONSTRUCTION MATERIALS SHOWN ON THE DRAWINGS AND INDICATED IN THE SPECIFICATIONS. ALL FRAMING IS DESIGNED FOR THE FOLLOWING UNIFORM SUPERIMPOSED DEAD LOADS APPLIED IN ADDITION TO STRUCTURE SELF WEIGHT (SEE LOADING PLANS FOR ADD'L CLARIFICATION):

- RETAIL: 25 PSF
- TYPICAL OFFICE FLOOR: 20 PSF
- OFFICE CORE 50 PSF
- MECHANICAL ROOMS (ROOF): 50 PSF
- MEP ROOMS (PARK LEVEL): 30 PSF
- BUILDING SKIN: 25 PSF
- ROOF(S): 25 PSF
- ROOF TERRACE: 100 PSF
- GREEN ROOF: 65 PSF
- ATRIUM BRIDGE: 40 PSF

B. THE MINIMUM DESIGN UNIFORMLY DISTRIBUTED LIVE LOADING FOR ALL NEW FRAMING SHALL BE AS FOLLOWS (SEE LOADING PLANS FOR ADD'L CLARIFICATION):

- RETAIL: 100 PSF
- TYPICAL OFFICE FLOOR: 80 PSF
- OFFICE CORE: 125 PSF
- OFFICE IDF ROOMS: 200 PSF
- MECHANICAL ROOMS (ROOF): 175 PSF
- GARAGE (PASSENGER CARS): 40 PSF
- LOBBY 100 PSF
- MEP ROOMS (PARK LEVEL): 150 PSF
- ROOF (UNOCCUPIED): 30 PSF
- ROOF (GREEN ROOF): 30 PSF
- ROOF (TERRACE): 100 PSF
- STAIR: 100 PSF
- ATRIUM BRIDGE: 100 PSF

A. RISK CATEGORY: II

B. SNOW LOAD DESIGN DATA:

- GROUND SNOW LOAD (Pg) = 30 PSF
- FLAT ROOF SNOW LAD (Pf) = 17.5 PSF
- EXPOSURE FACTOR (Ce) = 1.0
- IMPORTANCE FACTOR (Is) = 1.0
- THERMAL FACTOR (Ct) = 1.0

A. WIND LOAD DESIGN CRITERIA:

- ANALYSIS PROCEDURE: DIRECTIONAL PROCEDURE
- ULTIMATE WIND SPEED (Vult) = 111 MPH
- NOMINAL WIND SPEED (Vabs) = 87 MPH
- WIND DIRECTIONALITY FACTOR (Kd) = 0.85
- EXPOSURE CATEGORY = C
- TOPOGRAPHIC FACTOR (Kzt) = 1.0
- GUST EFFECT FACTOR (G) = 0.85
- ENCLOSURE CLASSIFICATION = ENCLOSED
- INTERNAL PRESSURE COEFF (GCpi) = ±0.18
- VELOCITY PRESSURE COEFF (Kz) = VARIES (0.85 - 1.337)
- IT IS THE RESPONSIBILITY OF THE COMPONENT & CLADDING MANUFACTURER'S ENGINEER TO CALCULATE WIND LOADS FOR COMPONENTS AND CLADDING BASED ON EACH COMPONENT'S TRIBUTARY AREA AND LOCATION ON THE BUILDING. MINIMUM DESIGN PRESSURE = 20 PSF.

B. EARTHQUAKE LOAD DESIGN CRITERIA:

- SEISMIC IMPORTANCE FACTOR (I) = 1.0
- SPECTRAL RESPONSE ACCELERATIONS: Ss = 0.140; S1 = 0.043
- SITE CLASS = E
- SITE COEFFICIENTS: Fa = 2.4; Fv = 4.2
- SPECTRAL RESPONSE COEFFICIENTS: SDS = 0.224; SD1 = 0.120
- SEISMIC DESIGN CATEGORY = B
- BASIC SEISMIC FORCE RESISTING SYSTEM = SHEAR WALL-FRAME INTERACTIVE SYSTEM
- ANALYSIS PROCEDURE = EQUIVALENT LATERAL FORCE PROCEDURE
- RESPONSE MODIFICATION FACTOR (R) = 4.5
- BASE SHEAR COEFFICIENT (Cs) = 0.05
- EFFECTIVE SEISMIC WEIGHT (W) = 144,190 KIPS
- DESIGN BASE SHEAR (V) = 3019 KIPS

C. THE DESIGN LIVE LOADINGS SHOWN ABOVE HAVE BEEN REDUCED FOR FLOOR MEMBERS SUPPORTING 400 SQUARE FEET OR MORE IN ACCORDANCE WITH THE PROVISIONS OF THE BUILDING CODE.

D. THE CONTRACTOR SHALL NOT STORE ANY CONSTRUCTION MATERIALS OR UNDERTAKE ANY CONSTRUCTION OPERATION WHICH WILL EXCEED THE DESIGN LIVE LOADINGS NOTED.

E. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR THE DESIGN, INSTALLATION AND REMOVAL OF TEMPORARY BRACING AND CONSTRUCTION SUPPORTS FOR NEW AND EXISTING STRUCTURES, AS REQUIRED TO COMPLETE THE PROJECT. THE STABILITY OF THE STRUCTURE IS DEPENDENT UPON THE DIAPHRAGM ACTION OF THE FLOORS AND ROOF. THE CONTRACTOR IS COMPLETELY RESPONSIBLE FOR THE METHOD OF CONSTRUCTION AND SHALL PROVIDE ALL TEMPORARY BRACING AND SHORING REQUIRED TO MAINTAIN THE STABILITY OF THE STRUCTURE AND TO SUPPORT CONSTRUCTION LOADS DURING CONSTRUCTION. CONTRACTOR SHALL RETAIN STRUCTURAL ENGINEER LICENSED IN THE STATE IN WHICH PROJECT IS LOCATED TO DESIGN TEMPORARY BRACING AND CONSTRUCTION SUPPORTS.

F. DESIGN OF ALL BRACING INCLUDING BRACING WHEN BACKFILLING SOILS PRIOR TO PLACING FLOOR FRAMING AND/OR SLAB ON GRADE IS THE CONTRACTORS RESPONSIBILITY.

G. THE FRAMING HAS BEEN DESIGNED FOR THE WEIGHT OF EQUIPMENT SHOWN ON THE STRUCTURAL DRAWINGS. IF ACTUAL WEIGHT OF EQUIPMENT EXCEEDS THAT SHOWN OR IF EQUIPMENT NOT SHOWN EXCEEDS 500 POUNDS, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER.

H. ALL STAIRS, RAILINGS, STUD WALLS, CLADDING, AND EXTERIOR CEILINGS AND SOFFITS SHALL BE DESIGNED FOR THE LOADS INDICATED OR SPECIFIED BY THE BUILDING CODE.

I. CONNECTIONS OF SYSTEMS DESIGNED BY CONTRACTOR'S ENGINEER SUCH AS, BUT NOT LIMITED TO, CLADDING, STAIRS, ELEVATORS AND MEP LOADS, ARE ASSUMED TO IMPOSE VERTICAL AND/OR HORIZONTAL LOADS ON THE BASE BUILDING STRUCTURAL MEMBERS WITHOUT GENERATING TORSION IN THE SUPPORTING STRUCTURAL MEMBERS. CONTRACTOR IS RESPONSIBLE FOR FURNISHING AND INSTALLING ALL SUPPLEMENTARY BRACING MEMBERS AS REQUIRED TO PREVENT TORSION ON THE BASE BUILDING STRUCTURE.

J. ELEVATOR GUIDERAIL SUPPORTS, MACHINE ROOMS, PITS AND PENTHOUSES ARE BASED ON ELEVATOR TYPES INDICATED ON ARCHITECTURAL CONTRACT DOCUMENTS. CONTRACTOR SHALL SUBMIT FOR REVIEW ANY PLANNED CHANGE TO ELEVATORS TO DESIGN PROFESSIONALS PRIOR TO SUBMITTING CORRESPONDING STRUCTURAL SHOP DRAWINGS FOR ACTION.

K. STRUCTURAL COMPONENTS ARE NOT DESIGNED FOR VIBRATING EQUIPMENT. MOUNT VIBRATING EQUIPMENT ON VIBRATION ISOLATORS.

EXISTING STRUCTURE

A. ALL EXISTING PLANS, DETAILS, DIMENSIONS, AND ELEVATIONS INDICATE EXISTING CONDITIONS AS KNOWN. THE EXISTING INFORMATION SHOWN IS NOT INTENDED TO BE "AS BUILT" AND THE ACTUAL CONSTRUCTION MAY DIFFER FROM THAT SHOWN. THE CONTRACTOR SHALL FIELD VERIFY ALL EXISTING CONDITIONS INCLUDING DIMENSIONS AND ELEVATIONS PRIOR TO STARTING CONSTRUCTION. MINOR VARIATIONS CAN BE EXPECTED AND ANY REQUIRED DEVIATION FROM THE CONTRACT DOCUMENTS SHALL BE APPROVED BY THE ENGINEER PRIOR TO PROCEEDING WITH CONSTRUCTION. TO PROCEEDING WITH CONSTRUCTION.

B. THE CONTRACTOR SHALL LOCATE ALL UTILITIES IN THE AREA OF CONSTRUCTION AND PREVENT DAMAGE TO THEM. SHOULD DAMAGE OCCUR TO ANY UTILITIES, THE CONTRACTOR IS REQUIRED TO REPAIR THE DAMAGE TO THE SATISFACTION OF THE OWNER AT HIS OWN EXPENSE.

C. THE CONTRACTOR SHALL PROVIDE ALL TEMPORARY BRACING AND SHORING REQUIRED TO MAINTAIN THE STABILITY OF THE EXISTING STRUCTURE DURING CONSTRUCTION. THE DESIGN OF ALL TEMPORARY BRACING AND SHORING IS THE CONTRACTORS RESPONSIBILITY.

D. THE CONTRACTOR SHALL MONITOR THE EXISTING STRUCTURE DURING CONSTRUCTION. IMMEDIATELY NOTIFY THE ENGINEER OF AREAS EXHIBITING DISTRESS OR FAILURE.

E. THE CONTRACTOR SHALL FIELD VERIFY THE SIZE AND CONDITION OF ALL EXISTING FRAMING. SHOULD THE SIZE OR CONDITION OF THE EXISTING FRAMING DIFFER FROM THAT SHOWN ON THE CONTRACT DOCUMENTS, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER.

DELEGATED DESIGN

A. THE FOLLOWING BUILDING COMPONENTS SHALL BE DESIGNED BY AN ENGINEER HIRED BY THE CONTRACTOR (DELEGATED DESIGN ENGINEER "DDE"):

- STEEL STAIRS
- STEEL CONNECTIONS
- HANDRAILS
- DAVITS/WINDOW WASHING SYSTEM
- NON-LOAD-BEARINGS WALLS
- ARCHITECTURAL ORNAMENTATION MASTS, ETC.
- TOWER CRANE & SUPPORT
- PRECAST CONCRETE COMPONENTS
- ELEVATOR SUPPORT RAILS/BEAMS
- CURTAINWALL SYSTEMS
- EXTERIOR FACADE
- LIGHT-GAUGE FRAMING
- FLAGPOLES, BANNERS, SIGNS,
- MATERIAL HOIST & SUPPORT

B. THE DDE FOR EACH COMPONENT SHALL BE A REGISTERED PROFESSIONAL ENGINEER IN THE STATE THAT THIS PROJECT IS LOCATED. THE DDE SHALL HAVE QUALIFICATIONS AND EXPERIENCE REQUIRED TO SUCCESSFULLY DESIGN THE BUILDING COMPONENT FOR WHICH THEY ARE ENGAGED TO DESIGN. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR SELECTING QUALIFIED DDE'S TO PERFORM THE DELEGATED DESIGN.

C. EACH DDE SHALL CARRY INSURANCE WITH LIMITS OF LIABILITY EQUAL TO OR GREATER THAN THE AMOUNT CARRIED BY THE STRUCTURAL ENGINEER OF RECORD.

D. FOR COMPONENTS THAT REQUIRE ENGINEERING BY THE CONTRACTOR'S ENGINEER, PROVIDE A NOTE ON EACH SHOP DRAWING, WRITTEN AND SIGNED BY THE SUPPLIER'S ENGINEER, INDICATING THAT THE SHOP DRAWING IS IN CONFORMANCE WITH THE CALCULATIONS OF THE CONTRACTOR'S ENGINEER.

E. SHOP DRAWINGS FOR ALL DELEGATED DESIGN ITEMS SHALL BE SUBMITTED FOR REVIEW OF INTERACTION WITH THE BASE BUILDING STRUCTURE. THE SHOP DRAWINGS SHALL SHOW THE MAGNITUDE, DIRECTION, LOCATION AND CONNECTION CONDITIONS OF ALL LOADS IMPOSED ON THE SUPPORTING STRUCTURE BY THE DELEGATED DESIGN ITEM.

F. IN ADDITION TO THE SHOP DRAWING REQUIREMENTS ABOVE, THE FOLLOWING SUBMITTALS SHALL ALSO LIST THE DESIGN LOADS USED AND BE SIGNED AND SEALED BY A LICENSED PROFESSIONAL ENGINEER IN THE STATE IN WHICH THE PROJECT IS LOCATED:

- ARCHITECTURAL PRECAST CONCRETE AND CONNECTIONS
- COLD-FORMED METAL FRAMING
- EXTERIOR CLADDING SYSTEMS
- METAL STAIRS
- ELEVATORS
- STEEL JOISTS

G. THE CONSTRUCTION DOCUMENTS INCLUDE PERFORMANCE REQUIREMENTS (WHERE APPLICABLE) FOR THE DELEGATED DESIGN ELEMENTS. THE DELEGATED DESIGN SHALL BE IN ACCORDANCE WITH THE INDICATED PERFORMANCE REQUIREMENTS AND ALL APPLICABLE CODE REQUIREMENTS.

H. MRA IS NOT RESPONSIBLE FOR THE DESIGN, DETAILING, MANUFACTURING, FABRICATION, ETC. OF THE DELEGATED DESIGN ITEMS.

SPREAD FOOTING FOUNDATIONS (POINT PARK)

A. THE BOTTOM OF ALL EXTERIOR FOOTINGS SHALL BE AT OR BELOW THE FOLLOWING DISTANCE FROM FINISH GRADE FOR FROST PROTECTION.

MINIMUM FROST DEPTH = 2'-6"

B. ALL FOOTINGS HAVE BEEN DESIGNED FOR AN ASSUMED NET ALLOWABLE SOIL BEARING PRESSURE AS INDICATED ON THE POINT PARK PLANS AND AS INDICATED ON THE "FO-SERIES" DRAWINGS.

C. ALL FILL PLACED UNDER SPREAD FOOTINGS SHALL BE IN ACCORDANCE WITH THE "FO-SERIES" DRAWINGS.

PIPE PILE FOUNDATIONS

A. ALL PILES SHALL BE CONCRETE FILLED STEEL PIPE PILES WITH THE FOLLOWING MINIMUM ALLOWABLE LOAD CARRYING CAPACITIES:

PILE MARK	PILE DIA	AXIAL LOAD	HEAD CONDITION	LATERAL LOAD
"P-1"	NOT USED			
"P-2"	16" OD	500 KIPS	FREE HEAD	12.5 KIPS
			FIXED HEAD	30 KIPS
"P-3"	18" OD	574 KIPS	FREE HEAD	12.5 KIPS
			FIXED HEAD	30 KIPS

B. PILES INDICATED AS TENSION PILES SHALL HAVE A MINIMUM ALLOWABLE UPLIFT/TENSION CAPACITY OF 20 KIPS. A MINIMUM PILE TIP ELEVATION OF -20' IS REQUIRED TO ACHIEVE 20 KIP UPLIFT CAPACITY. NOTIFY ENGINEER IF TENSION PILES DO NOT EXTEND AT OR BELOW ELEVATION -20'.

C. ALL PILES SHALL BE DRIVEN TO FIRM BEARING AND TO THE BLOW COUNT CRITERIA CONFIRMED BY THE GEOTECHNICAL ENGINEER BASED ON PDA TESTING. FIRM BEARING INBOARD OF THE FORMER SHORELINE IS ESTIMATED TO BE ABOUT ELEVATION -25'. FIRM BEARING OUTBOARD OF THE ORIGINAL SHORELINE IS ESTIMATED TO BE ABOUT ELEVATION -55'. FIRM BEARING AT/NEAR THE FORMER SHORELINE IS ESTIMATED TO VARY LINEARLY BETWEEN ELEVATION -25' AND -55'. THE APPROXIMATE TIP ELEVATIONS INDICATED SHALL BE USED AS A DRIVING ESTIMATE ONLY, MINOR ADJUSTMENTS CAN BE EXPECTED TO OBTAIN THE REQUIRED LOAD CAPACITY.

D. THE INSTALLATION OF ALL PILES SHALL BE DONE IN ACCORDANCE WITH THE PROJECT GEOTECHNICAL REPORT AND UNDER THE DIRECTION AND SUPERVISION OF A REGISTERED GEOTECHNICAL ENGINEER.

E. THE CONTRACTOR SHALL INSTALL ALL PILES IN SUCH A MANNER AS TO PREVENT DISTORTION OR DAMAGE TO PILES BEING INSTALLED, PILES PREVIOUSLY INSTALLED, OR ANY EXISTING STRUCTURES IN THE IMMEDIATE AREA.

F. THE CONTRACTOR SHALL PERFORM PILE LOAD TEST(S) IN ACCORDANCE WITH THE GEOTECHNICAL REPORT REQUIREMENTS AND UNDER THE SUPERVISION OF A REGISTERED GEOTECHNICAL ENGINEER. ADDITIONAL LOAD TESTS MAY BE REQUIRED AS INDICATED IN THE CONTRACT DOCUMENTS OR AS REQUIRED BY THE GEOTECHNICAL ENGINEER.

MISCELLANEOUS

A. SHOP DRAWINGS FOR ALL STRUCTURAL ELEMENTS SHOWN ON THE CONTRACT DOCUMENTS MUST BE SUBMITTED BY THE CONTRACTOR OR OWNER FOR REVIEW BY THE ENGINEER. IF THE CONTRACTOR OR OWNER FAILS TO SUBMIT THE SHOP DRAWINGS, THE ENGINEER WILL NOT BE RESPONSIBLE FOR STRUCTURAL CERTIFICATION AND DESIGN OF THE PROJECT. THE SHOP DRAWINGS SHALL INDICATE ANY DEVIATIONS OR OMISSIONS FROM THE CONTRACT DOCUMENTS. THE GENERAL CONTRACTOR SHALL REVIEW ALL SHOP DRAWINGS PRIOR TO SUBMISSION AND MAKE ALL CORRECTIONS DEEMED NECESSARY.

B. SEE ARCHITECTURAL, CIVIL AND MEP CONTRACT DOCUMENTS FOR ADDITIONAL INFORMATION RELATING TO THE COORDINATION OF STRUCTURAL COMPONENTS.

C. THE CONTRACTOR SHALL REVIEW THE ARCHITECTURAL, CIVIL, MECHANICAL AND ELECTRICAL DRAWINGS FOR LOCATION AND DIMENSION OF CHASES, INSERTS, OPENINGS, SLEEVES, DEPRESSIONS AND OTHER PROJECT REQUIREMENTS WHICH IMPACT THE STRUCTURAL COMPONENTS. THE STRUCTURAL CONSTRUCTION DRAWINGS DO NOT SHOW ALL OPENINGS REQUIRED. ADDITIONAL OPENINGS, BLOCKOUTS AND SLEEVES MAY BE REQUIRED BY OTHER DISCIPLINES AND SHALL BE CONSTRUCTED USING THE TYPICAL DETAILS AND/OR CRITERIA INDICATED THE STRUCTURAL DRAWINGS. OPENINGS REQUIRED BUT NOT SHOWN ON THE STRUCTURAL DRAWINGS MUST BE APPROVED BY THE STRUCTURAL ENGINEER.

D. IN CASES OF CONFLICT BETWEEN THE DRAWINGS AND/OR SPECIFICATIONS AND OTHER DISCIPLINES OR EXISTING CONDITIONS, CONTRACTOR SHALL NOTIFY THE DESIGN PROFESSIONALS AND OBTAIN CLARIFICATION PRIOR TO BIDDING AND PROCEEDING WITH WORK.

E. THE CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS SHOWN ON THE CONTRACT DRAWINGS BEFORE PROCEEDING WITH CONSTRUCTION. ALL DISCREPANCIES AND OMISSIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT.

F. THE CONTRACTOR SHALL NOT SUBMIT REPRODUCTIONS OF THE STRUCTURAL CONTRACT DOCUMENTS AS SHOP DRAWINGS.

G. SCALES SHOWN ON THE STRUCTURAL CONTRACT DRAWINGS ARE FOR GENERAL INFORMATIONONLY. DIMENSIONAL INFORMATION SHALL NOT BE OBTAINED BY SCALING THE DRAWINGS.

H. APPLY DETAILS, SECTIONS AND NOTES ON THE DRAWINGS WHERE CONDITIONS ARE SIMILAR TO THOSE INDICATED BY DETAIL, DETAIL TITLE OR NOTE.

I. ASSUME EQUAL SPACING BETWEEN ESTABLISHED DIMENSIONS, IF NOT INDICATED ON DRAWINGS.

J. CENTERLINES OF COLUMNS AND FOUNDATIONS COINCIDE WITH GRID LINE INTERSECTIONS, UNLESS NOTED OTHERWISE.

K. CENTERLINE OF GRADE BEAMS AND WALLS COINCIDE WITH CENTERLINES OF FOUNDATIONS,UNLESS OTHERWISE NOTED.

L. CENTERLINES OF FRAMING MEMBERS COINCIDE WITH COLUMN CENTERLINES, UNLESS OTHERWISE NOTED.

M. THE CONTRACTOR SHALL VERIFY THAT CONSTRUCTION LOADS DO NOT EXCEED THE CAPACITY OF THE STRUCTURE AT THE TIME THE LOAD IS APPLIED.

N. PROVIDE SHORING AND PROTECTION FOR EXCAVATION BANKS AS NECESSARY TO PREVENT CAVING AND COMPLY WITH ALL APPLICABLE OSHA RULES AND REGULATIONS.

O. ALL SUBMITTALS SHALL BE PROVIDED IN ENGLISH UNITS. SUBMITTALS INCLUDING METRIC UNITS WILL BE REJECTED.

P. AS REQUIRED BY THE GOVERNING JURISDICTION, THE OWNER SHALL EMPLOY A QUALIFIED INDEPENDENT TESTING AGENCY TO ADMINISTER AND PERFORM A PROGRAM OF STRUCTURAL TESTS AND SPECIAL INSPECTIONS IN COMPLIANCE WITH CHAPTER 17 OF THE INTERNATIONAL BUILDING CODE. THE TESTING AGENCY SHALL PREPARE A STATEMENT OF STRUCTURAL TESTS AND INSPECTIONS, SPECIFYING THE TESTS AND INSPECTIONS TO BE PERFORMED THROUGHOUT THE CONSTRUCTION OF THIS PROJECT. SUBMISSION TO AND APPROVAL OF THIS STATEMENT BY THE GOVERNING JURISDICTION MUST BE COMPLETE PRIOR TO BEGINNING CONSTRUCTION (IF REQUIRED).

Q. ALL REQUIRED TESTING AND INSPECTIONS SHALL BE PERFORMED BY AN INDEPENDENT INSPECTION AGENCY HIRED BY THE OWNER. IT SHALL BE THE GENERAL CONTRACTOR'S RESPONSIBILITY TO COORDINATE WITH THE INDEPENDENT INSPECTION AGENCY.

R. ALL TESTING AND INSPECTION REPORTS SHALL BE SUBMITTED TO THE CONTRACTOR, THE OWNER'S REPRESENTATIVE, ARCHITECT AND THE STRUCTURAL ENGINEER OF RECORD (SER). THE CONTRACTOR SHALL BE RESPONSIBLE FOR UNDERSTANDING THE TEST AND INSPECTION PROGRAM AND NOTIFYING THE TESTING AGENCY AND THE SER WHEN WORK IS READY FOR TESTS AND INSPECTIONS. THE CONTRACTOR SHALL PROVIDE ACCESS TO THE TESTING AGENCY AND THE SER. INSPECTIONS AND TESTS OF THE STRUCTURAL TESTS AND INSPECTION PROGRAM WILL NOT RELIEVE THE CONTRACTOR OF RESPONSIBILITY FOR SUPERVISION, TESTING AND INSPECTION FOR QUALITY CONTROL OF THE WORK.

S. THE OWNER'S REPRESENTATIVE WILL PROVIDE TESTING AND INSPECTION REPORTS TO THE LOCAL BUILDING OFFICIAL WHEN REQUESTED BY THE LOCAL [illegible]

[illegible]

AA. FORMED AND UNFORMED CONCRETE SURFACES SHALL COMPLY WITH THE LATEST VERSIONS OF ACI 301 AND ACI 117. SEE CAST-IN-PLACE CONCRETE FINISHING NOTES FOR ADDITIONAL INFORMATION.

BB. ALL CONCRETE CONSTRUCTION SHALL BE INSPECTED IN ACCORDANCE WITH CHAPTER 17 OF THE INTERNATIONAL BUILDING CODE.

SCHEDULE OF CONCRETE MIX REQUIREMENTS:

ITEM	MIN Fc' (PSI)	MAX SLUMP	AGGREGATE MAX SIZE	EXPOSURE/DURABILITY CATEGORY F	S	C	P
SHALLOW FOUNDATIONS	4500	3"	1"	F2	S0	C1	P0
PILE CAPS	PER DWGS	4"	¾"	F2	S0	C1	P0
FOUNDATION WALLS	4500	3"	¾"	F1	S0	C1	P0
INTERIOR COLUMNS/BEAMS/SLABS/WALLS	PER DWGS	4"	¾"	F0	S0	C0	P0
EXTERIOR COLUMNS/WALLS	PER DWGS	4"	¾"	F1	S0	C1	P0
EXTERIOR FRAMED SLAB/BEAM	PER DWGS	4"	¾"	F2	S0	C2	P0
PARKING GARAGE FRAMED SLAB	PER DWGS	4"	¾"	F2	S0	C2	P0
INTERIOR SLAB ON GRADE	3500	3"	1½"	F0	S0	C0	P0
EXTERIOR SLAB ON GRADE (NON-VEHICULAR)	4500	3"	1½"	F2	S0	C1	P0
EXTERIOR SLAB ON GRADE (VEHICULAR)	5000	3"	1½"	F2	S0	C2	P0

SCHEDULE FOOTNOTES:

PROVIDE MAX W/C RATIO, AIR CONTENT, CEMENTITIOUS MATERIAL TYPES, CHLORIDE ION LIMITS AND ADD'L MIN. REQUIREMENTS PER ACI-301 FOR THE ABOVE EXPOSURE/DURABILITY CATEGORIES. MOST RESTRICTIVE APPLIES.

REFERENCE STRUCTURAL FRAMING PLANS, CONCRETE COLUMN SCHEDULE, SHEAR WALL SCHEDULE, ETC. FOR CONCRETE STRENGTHS INDICATED "PER DWGS" IN THE ABOVE SCHEDULE.

[illegible]

TABLE BELOW LABELED "ASTM E1155 METHOD".

B. SLOPED SLABS, THOSE WHICH CANNOT BE MEASURED USING THE ASTM E1155 METHOD, SHALL BE MEASURED BY MANUALLY PLACING A FREESTANDING (UNLEVELED) 10 FT STRAIGHTEDGE ANYWHERE ON THE SLAB AND ALLOWING IT TO REST NATURALLY UPON THE TEST SURFACE. MEASUREMENTS SHALL BE PERFORMED IN ACCORDANCE WITH ACI 117.

- THE GAP UNDER THE STRAIGHTEDGE AND BETWEEN SUPPORTS SHALL NOT EXCEED EITHER OF THE VALUES AS LISTED FOR THE SPECIFIED FLOOR SURFACE IN THE TABLE BELOW LABLED "MANUAL STRAIGHTEDGE METHOD".

SLAB-ON-GRADE

FLATNESS AND LEVELNESS PER ASTM E1155 METHOD

FLOOR CLASSIFICATION	TYPICAL APPLICATION/USE	SOF(F)	SOF(L)	MLF(F)	MLF(L)
CONVENTIONAL	NONCRITICAL: MECHANICAL ROOMS, NON-PUBLIC AREAS, SURFACES TO HAVE THICKSET TILE, PARKING STRUCTURE SLABS.	20	15	15	10
MODERATELY FLAT	CARPETED AREAS OF COMMERCIAL OFFICE BUILDINGS, SURFACES TO HAVE RAISED ACCESS FLOORING, LIGHTLY TRAFFICKED OFFICE/INDUSTRIAL BUILDINGS.	25	20	17	15
FLAT	FLOORS EXPOSED TO VIEW OR TO RECEIVE THIN-SET FLOORING, RESILIENT FLOORING, CARPET, HARDWOOD, LAMINATE, CERAMIC OR QUARRY TILE SET OVER A CLEAVAGE MEMBRANE, WAREHOUSE FLOOR W/ MODERATE OR HEAVY TRAFFIC.	35	25	24	17
VERY FLAT	ICE OR ROLLER SKATING RINKS, GYMNASIUM FLOORS, WAREHOUSES W/ AIR-PALLET USE.	45	35	30	25
SUPER FLAT	MOVIE OR TELEVISION STUDIOS	>50	>50	TBD	TBD

SUSPENDED SLABS

FLATNESS AND LEVELNESS PER ASTM E1155 METHOD

FLOOR CLASSIFICATION	TYPICAL APPLICATION/USE	SOF(F)	SOF(L)	MLF(F)	MLF(L)
CONVENTIONAL	NONCRITICAL: MECHANICAL ROOMS, NON-PUBLIC AREAS, SURFACES TO HAVE THICKSET TILE, PARKING STRUCTURE SLABS.	20	15	15	10
MODERATELY FLAT	CARPETED AREAS OF COMMERCIAL OFFICE BUILDINGS, SURFACES TO HAVE RAISED ACCESS FLOORINGLIGHTLY TRAFFICKED OFFICE/INDUSTRIAL BUILDINGS.	25	20	17	15
FLAT	FLOORS EXPOSED TO VIEW OR TO RECEIVE THIN-SET FLOORING, RESILIENT FLOORING, CARPET, HARDWOOD, LAMINATE, CERAMIC OR QUARRY TILE SET OVER A CLEAVAGE MEMBRANE, WAREHOUSE FLOOR W/ MODERATE OR HEAVY TRAFFIC.	30	20	17	15

MANUAL STRAIGHTEDGE METHOD			
FLOOR CLASSIFICATION	TYPICAL APPLICATION/USE	MAXIMUM GAP 90% COMPLIANCE SAMPLES NOT TO EXCEED	MAXIMUM GAP 100% COMPLIANCE SAMPLES NOT TO EXCEED
CONVENTIONAL	NONCRITICAL: MECHANICAL ROOMS, NON-PUBLIC AREAS, SURFACES TO HAVE THICKSET TILE, PARKING STRUCTURE SLABS.	1/2"	3/4"
MODERATELY FLAT	CARPETED AREAS OF COMMERCIAL OFFICE BUILDINGS, SURFACES TO HAVE RAISED COMPUTER FLOORING, LIGHTLY TRAFFICKED OFFICE/INDUSTRIAL BUILDINGS.	3/8"	5/8"
FLAT	FLOORS EXPOSED TO VIEW OR TO RECEIVE THIN-SET FLOORING, RESILIENT FLOORING, CARPET, HARDWOOD, LAMINATE, CERAMIC OR QUARRY TILE SET OVER A CLEAVAGE MEMBRANE, WAREHOUSE FLOOR W/ MODERATE OR HEAVY TRAFFIC.	1/4"	3/8"
VERY FLAT	ICE OR ROLLER SKATING RINKS, GYMNASIUM FLOORS, WAREHOUSES W/ AIR-PALLET USE.	N/A	N/A
SUPER FLAT	MOVIE OR TELEVISION STUDIOS	N/A	N/A

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STRUCTURAL GENERAL NOTES

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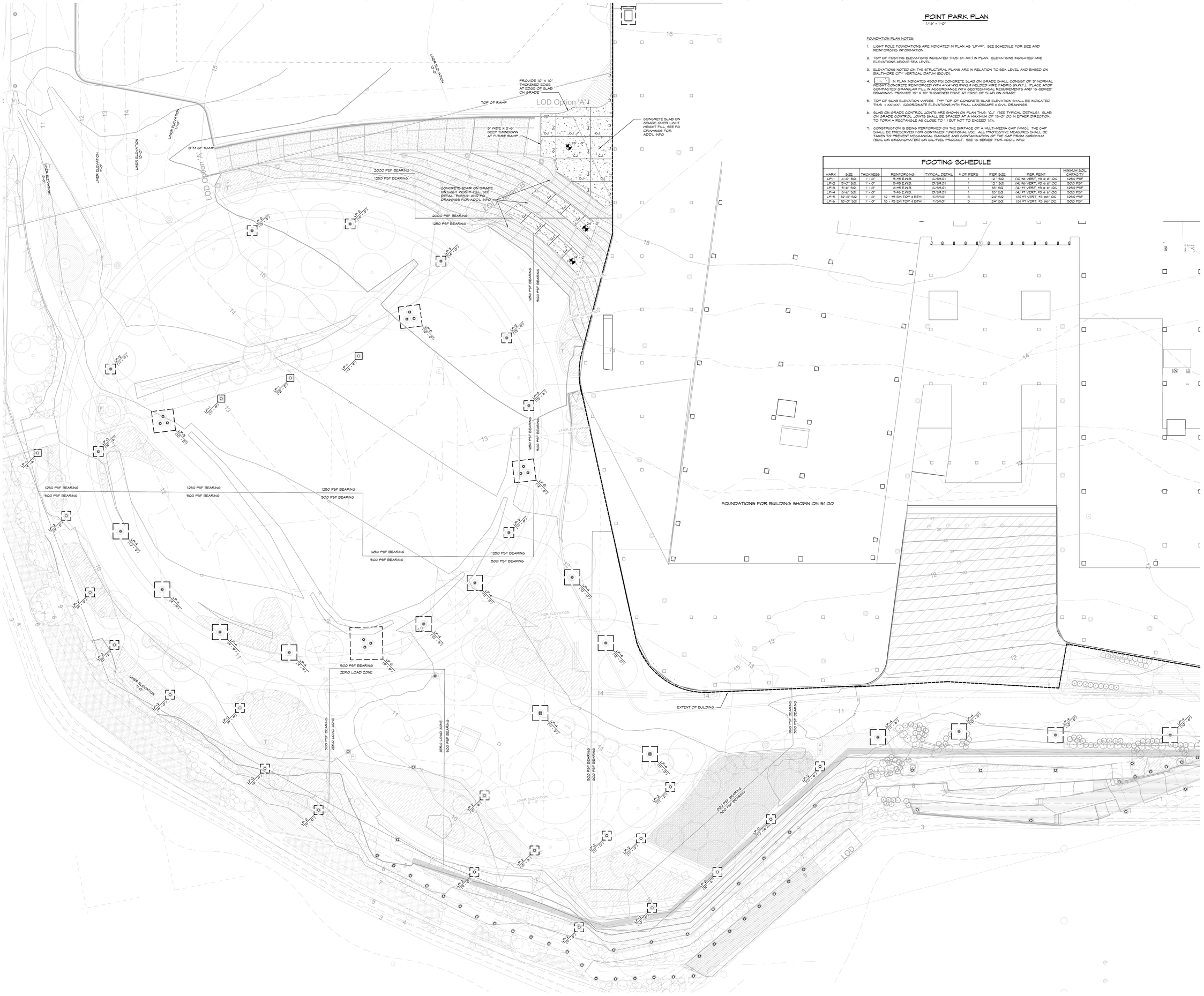

POINT PARK PLAN

1/16" = 1'-0"

FOUNDATION PLAN NOTES:

1. LIGHT POLE FOUNDATIONS ARE INDICATED IN PLAN AS "LP-##". SEE SCHEDULE FOR SIZE AND REINFORCING INFORMATION.
2. TOP OF FOOTING ELEVATIONS INDICATED THUS: (X'-XX") IN PLAN. ELEVATIONS INDICATED ARE ELEVATIONS ABOVE SEA LEVEL.
3. ELEVATIONS NOTED ON THE STRUCTURAL PLANS ARE IN RELATION TO SEA LEVEL AND BASED ON BALTIMORE CITY VERTICAL DATUM (BCVD).
4. [ ] IN PLAN INDICATES 4500 PSI CONCRETE SLAB ON GRADE SHALL CONSIST OF 5" NORMAL WEIGHT CONCRETE REINFORCED WITH 4"x4"-W2.9xW2.9 WELDED WIRE FABRIC (W.W.F.). PLACE ATOP COMPACTED GRANULAR FILL IN ACCORDANCE WITH GEOTECHNICAL REQUIREMENTS AND "G-SERIES" DRAWINGS. PROVIDE 10" X 10" THICKENED EDGE AT EDGE OF SLAB ON GRADE
5. TOP OF SLAB ELEVATION VARIES. TYP TOP OF CONCRETE SLAB ELEVATION SHALL BE INDICATED THUS + XX'-XX". COORDINATE ELEVATIONS WITH FINAL LANDSCAPE & CIVIL DRAWINGS.
6. SLAB ON GRADE CONTROL JOINTS ARE SHOWN ON PLAN THUS: "CJ". (SEE TYPICAL DETAILS). SLAB ON GRADE CONTROL JOINTS SHALL BE SPACED AT A MAXIMUM OF 15'-0" OC IN EITHER DIRECTION, TO FORM A RECTANGLE AS CLOSE TO 1:1 BUT NOT TO EXCEED 1:1½.
7. CONSTRUCTION IS BEING PERFORMED ON THE SURFACE OF A MULTI-MEDIA CAP (MMC). THE CAP SHALL BE PRESERVED FOR CONTINUED FUNCTIONAL USE. ALL PROTECTIVE MEASURES SHALL BE TAKEN TO PREVENT MECHANICAL DAMAGE AND CONTAMINATION OF THE CAP FROM CHROMIUM (SOIL OR GROUNDWATER) OR OIL/FUEL PRODUCT. SEE "G-SERIES" FOR ADD'L INFO.

FOOTING SCHEDULE

MARK	SIZE	THICKNESS	REINFORCING	TYPICAL DETAIL	# OF PIERS	PIER SIZE	PIER REINF.	MINIMUM SOIL CAPACITY
LF-1	4'-0" SQ.	1' - 0"	5-#5 E.W.B.	C/S9.01	1	12 " SQ	(4) #6 VERT, #3 @ 6" OC	1250 PSF
LF-2	5'-0" SQ.	1' - 0"	5-#5 E.W.B.	D/S9.01	1	12 " SQ	(4) #6 VERT, #3 @ 6" OC	500 PSF
LF-3	5'-6" SQ.	1' - 0"	6-#5 E.W.B.	C/S9.01	1	18" SQ	(4) #7 VERT, #3 @ 6" OC	1250 PSF
LF-4	5'-6" SQ.	1' - 0"	7-#5 E.W.B.	D/S9.01	1	18" SQ	(4) #7 VERT, #3 @ 6" OC	500 PSF
LF-5	12'-0" SQ.	1' - 0"	12 - #5 EA TOP & BTM	E/S9.01	3	24" SQ	(8) #7 VERT, #3 @6" OC	1250 PSF
LF-6	18'-0" SQ.	1' - 0"	18 - #5 EA TOP & BTM	F/S9.01	3	24" SQ	(8) #7 VERT, #3 @6" OC	500 PSF

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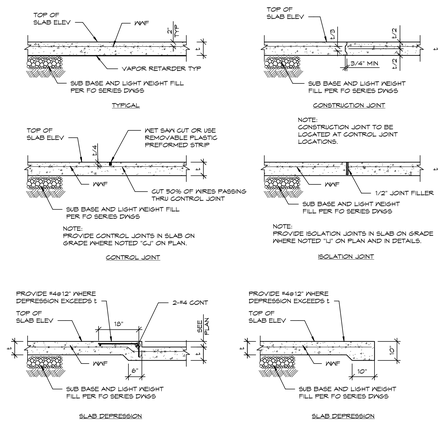
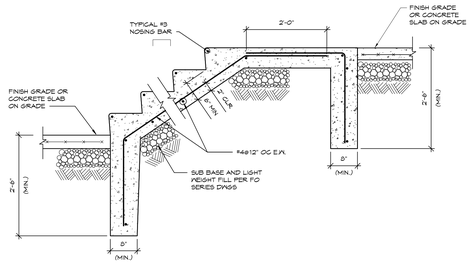
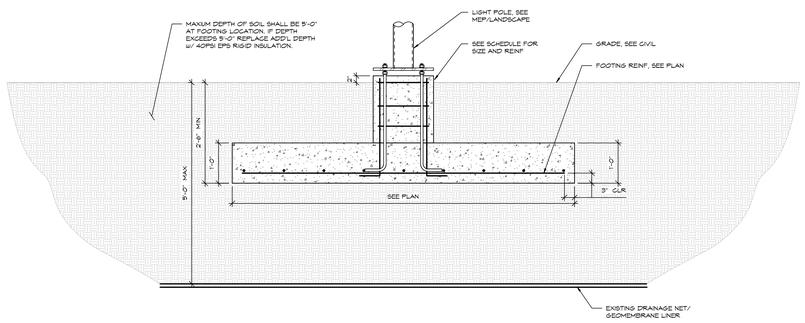


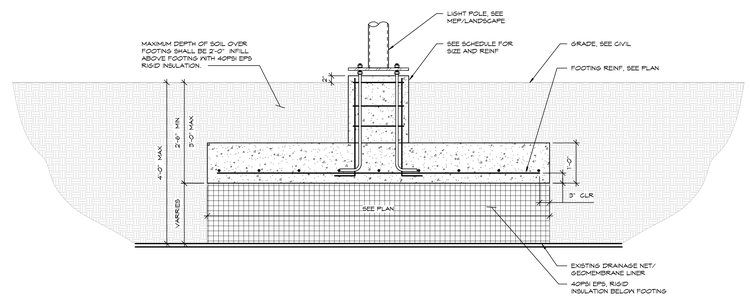
A TYPICAL SLAB-ON-GRADE DETAILS
1/2" = 1'-0"



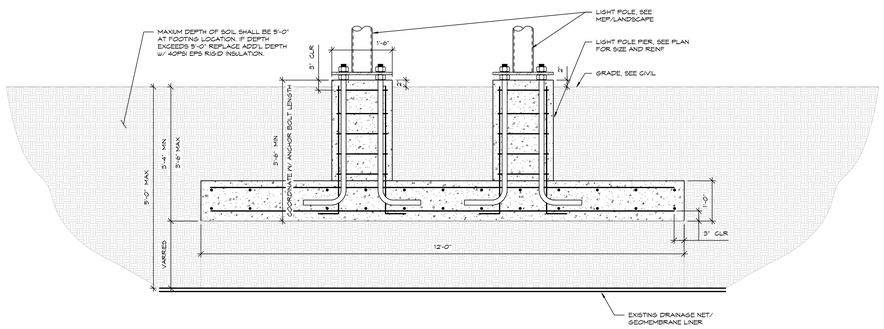
B CONCRETE STAIR ON GRADE
3/4" = 1'-0"



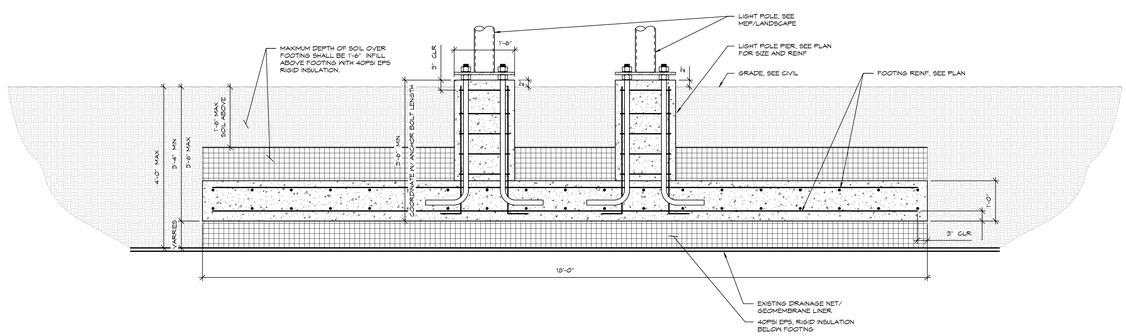
C LIGHT POLE FOUNDATION AT 1250 PSF MAX BEARING ZONE
3/4" = 1'-0"



D LIGHT POLE FOUNDATION AT 500 PSF MAX BEARING ZONE
3/4" = 1'-0"



E TRIPLE LIGHT POLE FOUNDATION AT 1250 PSF MAX BEARING ZONE
3/4" = 1'-0"



F TRIPLE LIGHT POLE FOUNDATION AT 500 PSF MAX BEARING ZONE
3/4" = 1'-0"

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