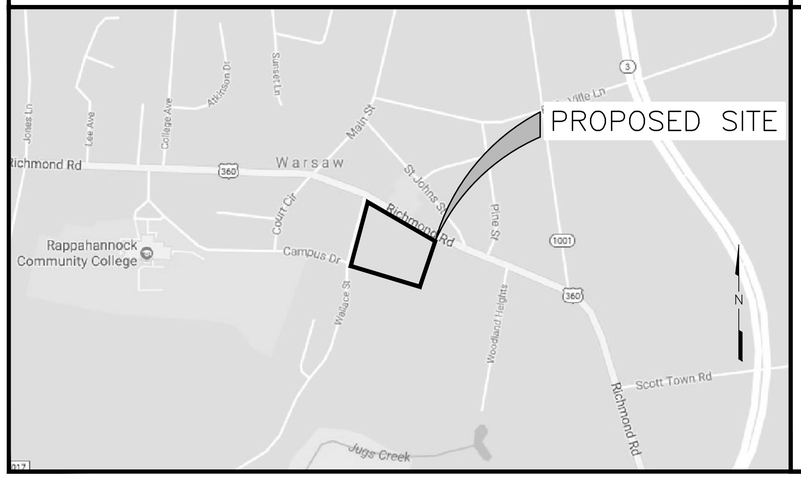
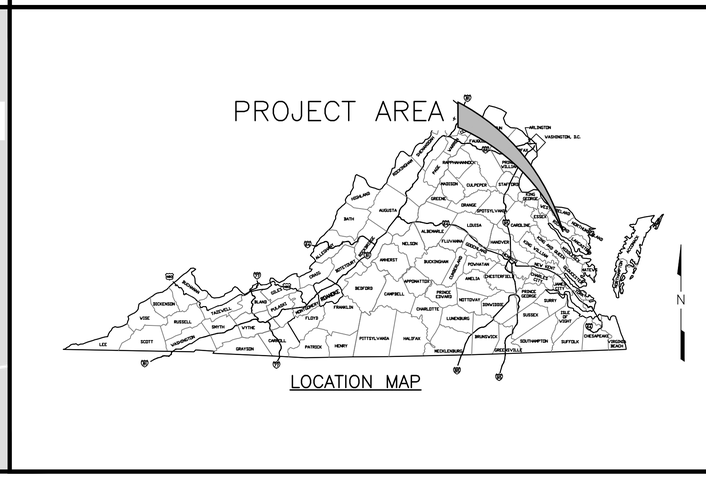
PHASE I DEMOLITION PLAN
FORMER WARSAW VALLEY SHOPPING CENTER
TOWN OF WARSAW, VIRGINIA

VICINITY MAP



LOCATION MAP



LOCATION MAP

GENERAL NOTES:

1. COMPLY WITH S59.1–406, ET SEQ. OF THE CODE OF VIRGINIA (OVERHEAD HIGH VOLTAGE LINES SAFETY ACT).
2. ALL WORK IS TO BE PERFORMED IN ACCORDANCE WITH FEDERAL, STATE, AND LOCAL REQUIREMENTS.
3. ALL WORK SHALL BE SUBJECT TO INSPECTION BY THE TOWN OF WARSAW.
4. CONSTRUCTION TRAILER, FENCING, PARKING, AND STAGING AREAS SHALL BE COORDINATED WITH AND APPROVED BY THE OWNER.
5. MAINTAIN EMERGENCY, SERVICE, AND DELIVERY VEHICLE ACCESS TO THE SURROUNDING AREA AND COORDINATE THIS WITH THE OWNER.
6. THIS PROJECT DOES NOT LIE WITHIN A 100–YEAR FLOOD PLAIN.
7. THIS PROJECT DOES NOT PROPOSE ANY IMPACTS TO WETLANDS OR WATERS OF THE U.S.
8. ANY DISCREPANCIES FOUND BETWEEN THE DRAWINGS AND SITE CONDITIONS OR ANY INCONSISTENCIES OR AMBIGUITIES IN THE DRAWINGS SHALL BE IMMEDIATELY REPORTED TO THE OWNER'S REPRESENTATIVE, WHO SHALL PROMPTLY CORRECT SUCH INCONSISTENCIES OR AMBIGUITIES. WORK DONE BY THE CONTRACTOR WITHOUT DIRECTION AFTER HIS DISCOVERY OF SUCH INCONSISTENCIES OR AMBIGUITIES, SHALL BE DONE AT THE CONTRACTOR'S RISK.
9. CONTRACTOR SHALL ACQUIRE ALL NECESSARY PERMITS BEFORE STARTING DEMOLITION. NOTIFY MISS UTILITY (800–552–7001) A MINIMUM OF 72 HOURS PRIOR TO EXCAVATION FOR FIELD LOCATION OF EXISTING UTILITIES.
10. BY THE END OF DEMOLITION, PROVIDE LEGIBLE, SURVEYED MARK–UPS OF AS–BUILT SITE CONSTRUCTION ITEMS ON SITE PLANS TO THE OWNER.
11. THERE ARE NO KNOWN GRAVES, OBJECTS, OR STRUCTURES ON SITE MARKING PLACE OF HUMAN BURIAL.
12. MOST RECENT OSHA TRENCHING STANDARDS SHALL APPLY ON THIS PROJECT.
13. BARRICADE OPEN EXCAVATIONS OCCURRING AS PART OF THIS WORK AND POST WARNING LIGHTS. OPERATE WARNING LIGHTS AS RECOMMENDED BY AUTHORITY HAVING JURISDICTION.
14. THESE PLANS SHALL BE USED IN CONJUNCTION WITH THE PROJECT CONTRACT DOCUMENTS AND SPECIFICATIONS TITLED "CONTRACT DOCUMENTS – FORMER WARSAW VALLEY SHOPPING CENTER DEMOLITION, PHASE I," DATED 13 DEC. 2017.

SURVEY NOTES:

1. THIS TOPOGRAPHIC SURVEY WAS COMPLETED UNDER THE DIRECT RESPONSIBLE CHARGE OF J. F. SCHUPPE FROM A GROUND SURVEY. THE FIELD DATA WAS OBTAINED BETWEEN AUGUST 14–29, 2017, AND THIS MAP MEETS MINIMUM ACCURACY STANDARDS.
2. THIS DRAWING HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT, THEREFORE, NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTY.
3. THE AREA SHOWN HEREON IS LOCATED ON FEMA COMMUNITY–PANEL MAP #51159C0085C, DATED APRIL 16, 2015, AND IS NOTED AS HAVING NO SPECIAL FLOOD HAZARD DESIGNATION.
4. PROPERTY AND RIGHT–OF–WAY LINES SHOWN HEREON ARE FROM RECORD INFORMATION, AND HAVE ONLY BEEN TIED DOWN IN THE FIELD ADEQUATELY ENOUGH TO USE FOR GENERAL INFORMATION PURPOSES. NO BOUNDARY SURVEY HAS BEEN PERFORMED AT THIS TIME.
5. VERTICAL CONTROL FOR THIS PROJECT IS BASED ON NAVD88 (GEOID12B).
6. PUBLIC UTILITIES SHOWN HEREON ARE PER THE FIELD MARKINGS OF MISS UTILITY OF VIRGINIA. THE SURVEYOR TAKES NO RESPONSIBILITY FOR THE LOCATION OR ACCURACY OF THE UTILITIES SHOWN HEREON OR ANY UTILITIES WITHIN THE PROJECT AREA THAT MAY NOT BE SHOWN HEREON. IT SHALL BE THE RESPONSIBILITY OF THE OWNER/CONTRACTOR TO HAVE UNDERGROUND UTILITIES MARKED PRIOR TO LAND DISTURBANCE/EXCAVATION OF ANY KIND.

UTILITY CONTACTS:

1. WATER & SANITARY SEWER
   TOWN OF WARSAW, VA
   PUBLIC WORKS DEPARTMENT
   804–333–3621
2. ELECTRIC
   DOMINION ENERGY, 866–366–4357
3. COMMUNICATIONS
   PHONE – VERIZON, 1–800–837–4966
   CABLE TV – METROCAST COMMUNICATIONS, 804–833–1314

OWNER CONTACT:

TOWN OF WARSAW, VA
JOSEPH N. QUESENBERRY
78 BELLE VILLE LANE
P. O. BOX 730
WARSAW, VA 22572

PROPERTY INFORMATION:

OWNER – TOWN OF WARSAW, VA
TAX PARCEL – 16A4(10)1, 6A4(10)2, 16A4(10)3 16A4(10)4,
ZONING – TWN

LEGEND

- Power Pole
- Light Pole
- Guy Wire
- Electric Box
- Electric Manhole
- Telephone Pole
- Telephone Pedestal
- Telephone Manhole
- Gas Meter
- Gas Valve
- Cable TV Pedestal
- Water Meter
- Well
- Water Valve
- Fire Hydrant
- Post/Bollard
- Fiber Optic Witness Post
- Sign
- Storm Manhole
- Sanitary Sewer Manhole
- Cleanout
- Mailbox
- Property Corner
- Survey Control Point
- Benchmark
- Shrub
- Tree
- Right of Way
- Property Line
- Curb
- Edge of Pavement
- Edge of Gravel
- Edge of Dirt Road
- Guardrail
- Edge of Walk
- Edge of Concrete
- Retaining Wall
- Fence Line
- Storm
- Sanitary Sewer
- Edge of Water
- Treeline
- Overhead Power
- Overhead Telephone
- Underground Electric
- Underground Telephone
- Fiber Optic
- Underground Cable TV
- Gas Line
- Waterline

ABBREVIATIONS:

Bsmt. = Basement
FF = Finish Floor
Res = Residence
Bus. = Business
Conc. = Concrete
STMH = Storm Manhole
SSMH = Sanitary Sewer Manhole
Inv. = Invert
DI = Drainage Inlet
RCP = Reinforced Concrete Pipe
CMP = Corrugated Metal Pipe
CPP = Corrugated Plastic Pipe
DIP = Ductile Iron Pipe
PVC = Polyvinylchloride Pipe
TCP = Terracotta Pipe
D.B. = Deed Book
P.B. = Plat Book
Inst. = Instrument
N/A = Now or Formerly
Ret. = Retaining
Stry = Story
BM = Benchmark
TRS = Traverse Rod Set
TNS = Traverse Nail Set
PKS = PK Nail Set
APCo = Appalachian Power Company
AEP = American Electric Power
TP = Telephone Pole
Tped = Telephone Pedestal
PP = Power Pole
BOV = Blow off Valve
Fnd = Found
WL = Waterline
Rte. = Route
Hwy = Highway
Dr = Drive
Elect. = Electric

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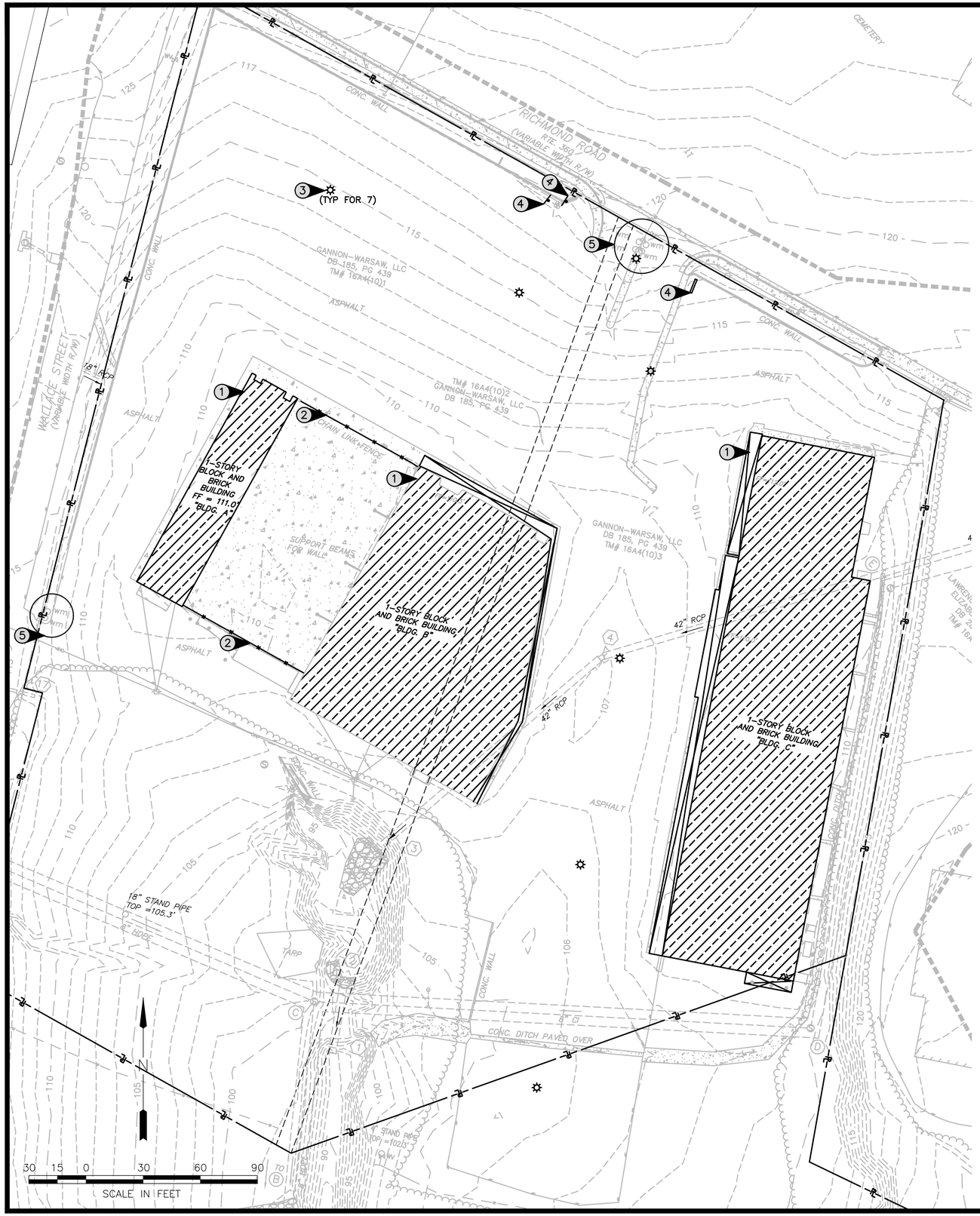
TITLE SHEET
FORMER WARSAW VALLEY SHOPPING CENTER
DEMOLITION PLAN
TOWN OF WARSAW, VIRGINIA

PROJECT NO.	20170642
LAT.	37°57'25.94"N
LONG.	76°45'21.67"W
DATE:	12/13/2017
DRAWN BY:	NCP
CHECKED BY:	MTC

COMMONWEALTH OF VIRGINIA
15 DEC 17
ROBERT K. BOYD
Lic. No. 21814
PROFESSIONAL ENGINEER

SHEET NO.
C000



DEMOLITION NOTES:

1. CONTRACTOR SHALL COORDINATE WITH TOWN OF WARSAW DURING ALL PHASES OF DEMOLITION.
2. CONTRACTOR SHALL DISPOSE OF ALL MATERIALS, NOT SALVAGED, LEGALLY OFF–SITE. DISPOSAL COSTS SHALL BE PAID BY THE CONTRACTOR.
3. CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR SAFETY ON THIS SITE. CONTRACTOR SHALL INSTALL ALL BARRIERS, TEMPORARY FENCING, FLASHERS, LIGHTING, OR OTHER MEANS NECESSARY TO PROTECT UNAUTHORIZED PERSONNEL FROM HAZARDOUS AREAS.
4. SITE FEATURES TO BE DEMOLISHED ARE SHOWN IN BOLD.
5. NO PORTION OF DEMOLITION SHALL DISTURB EXISTING GROUND. CONCRETE PADS OF BUILDINGS TO BE DEMOLISHED SHALL REMAIN.
6. EXISTING STORM DRAIN WITHIN EXTENTS OF DEMOLITION TO BE PROTECTED. CONNECTIONS BETWEEN ROOF DRAINS AND STORM DRAIN SHALL BE CUT AND CAPPED.
7. SMALL ABOVE GROUND FUEL TANKS (2) SHALL BE PUMPED, REMOVED FROM SITE, AND DISPOSED OF LEGALLY BY CONTRACTOR. THESE TANKS ARE LOCATED AT THE REAR OF BUILDINGS A & B.
8. ALL LIGHT POLES SHALL BE UNBOLTED AND REMOVED (AFTER POWER IS CUT).
9. OLD SITE SIGNS SHALL BE REMOVED
10. HVAC SYSTEMS AND COMPONENTS SHALL BE PURGED OF REFRIGERANT – WHICH SHALL BE CAPTURED FOR RECYCLING – AND REMOVED. HANDLING OF REFRIGERANT SHALL BE IN ACCORDANCE WITH APPLICABLE REGULATIONS.
11. ELECTRICAL SERVICES SHALL BE DISCONTINUED AT TRANSFORMERS/ENTRY POINTS TO SITE PRIOR TO ANY DEMOLITION WORK. REMOVAL OF EXISTING POWER SHALL BE COORDINATED WITH ELECTRICAL COMPANY BY CONTRACTOR.
12. RESTORE ITEMS NOT NOTED TO BE REMOVED THAT ARE DISTURBED DURING CONSTRUCTION (INCLUDING, BUT NOT LIMITED TO, UTILITIES, TREES, SIDEWALKS, CURBS, AND PAVEMENT) TO PRECONSTRUCTION CONDITIONS.
13. VERIFY THAT WATER METERS SERVE SITE/BUILDINGS. COORDINATE WITH TOWN TO CUT OFF WATER SERVICES AT METER LOCATION. CONTRACTOR TO CUT AND CAP WATER SERVICE LINES JUST DOWNSTREAM OF METER LOCATIONS.
14. CONTRACTOR SHALL PROVIDE EVIDENCE OF LEGAL OFFSITE DISPOSAL OF MATERIALS FROM THE SITE. ANY DISPOSAL AREAS USED FOR DISPOSAL OF BLOCK AND BRICK SHALL HAVE THE PROPER EROSION AND SEDIMENT CONTROL AND STORMWATER MANAGEMENT PERMITS AND APPROVALS. CONTRACTOR IS RESPONSIBLE FOR OBTAINING RIGHTS TO ANY SUCH SITE(S) AND FOR PROVIDING PROOF OF ALL NECESSARY PERMITS PRIOR TO USE OF SAID SITE(S).
15. ASBESTOS ABATEMENT SHALL BE COMPLETED PRIOR TO BUILDING DEMOLITION.
16. REFERENCE LIMITED HAZARDOUS MATERIALS TESTING SERVICES REPORTS PREPARED FOR THE TOWN OF WARSAW BY HURT & PROFFITT, INC. (APPENDIX A IN CONTRACT DOCUMENTS). CONTRACTOR SHALL COMPLY WITH THE RECOMMENDATIONS LISTED IN THE REPORTS AND THE PROJECT TECHNICAL SPECIFICATIONS. SPECIFIC INFORMATION FROM THE REPORTS FOLLOWS:

    A. ALL SITE BUILDINGS HAVE TESTED POSITIVE FOR THE PRESENCE OF ASBESTOS–CONTAINING MATERIALS (ACM), INCLUDING THE FORMER BUILDING SLAB LOCATED BETWEEN BUILDINGS A AND B. PRIOR TO THE START OF DEMOLITION, ACM SHALL BE REMOVED BY AN APPROPRIATELY TRAINED AND LICENSED ASBESTOS ABATEMENT SUB–CONTRACTOR IN ACCORDANCE WITH VIRGINIA, EPA, AND OSHA REGULATIONS. THE COST OF SAID ABATEMENT SHALL BE THE RESPONSIBILITY OF THE PRIME CONTRACTOR. THE ASBESTOS ABATEMENT SUB–CONTRACTOR MUST BE APPROVED BY OWNER AND ENGINEER.

    B. VARIOUS PAINTED SURFACES WITHIN THE BUILDINGS HAVE BEEN ANALYZED AND TESTED FOR THE PRESENCE OF LEAD–BASED PAINTS (LBP). AS NOTED IN THE REPORTS, SOME LOCATIONS HAVE TESTED POSITIVE FOR THE PRESENCE OF LBP. PER EPA REQUIREMENTS, THE CONTRACTOR SHALL PROVIDE APPROPRIATELY TRAINED AND LICENSED INDIVIDUALS TO MONITOR THE WASTE STREAM DURING DEMOLITION TO DETERMINE THE LBP LEVELS AND PERCENTAGES AND TO DETERMINE THE PROPER DISPOSAL REQUIREMENTS.

    C. ELECTRICAL EQUIPMENT / FIXTURES IN THE BUILDINGS COULD POTENTIALLY CONTAIN POLYCHOLORINATED BIPHENYLS (PCBs). CONTRACTOR SHALL INSPECT LIGHT BALLASTS AT THE TIME OF DEMOLITION TO VERIFY PRESENCE OR ABSENCE OF PCB LABELING, AND SHALL DISPOSE OF SAID FIXTURES ACCORDING TO WHETHER OR NOT PCBs ARE PRESENT.

    D. SOME MERCURY–CONTAINING THERMOSTATS AND SWITCHES WERE IDENTIFIED IN THE FACILITIES. THESE DEVICES, ALONG WITH MERCURY CONTAINING LAMPS OR FIXTURES FOUND, SHALL BE REMOVED / RECYCLED ACCORDING TO REGULATORY GUIDELINES BY A LICENSED CONTRACTOR.

    E. REFERENCE HURT & PROFFITT, INC. REPORTS FOR LISTINGS OF OTHER MATERIALS OF CONCERN IDENTIFIED THAT WILL REQUIRE SPECIAL HANDLING AND DISPOSAL.

KEYNOTES	
1	REMOVE BUILDINGS TO FLOOR SLAB LEVEL
2	REMOVE CHAIN LINK FENCE
3	REMOVE LIGHT POLES (7)
4	REMOVE SIGNS (3)
5	WATER METERS (SEE NOTE 13)

DEMOLITION LEGEND	
	BUILDING DEMOLITION
—x—	REMOVE FENCE
	BUILDING OVERHANGS
☼	REMOVE LIGHT POLE

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TOWN OF WARSAW
DEMOLITION PLAN
WARSAW, VIRGINIA

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