

# PRELIMINARY/ FINAL LAND DEVELOPMENT PLAN FOR SENECA VALLEY SCHOOL DISTRICT K-6 SCHOOL CRANBERRY TOWNSHIP, BUTLER COUNTY, PENNSYLVANIA NOVEMBER 4, 2019

## BOARD OF SUPERVISORS APPROVAL

APPROVED BY THE BOARD OF SUPERVISORS OF THE TOWNSHIP OF CRANBERRY BY  
ORDINANCE/RESOLUTION NO. \_\_\_\_\_ ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_

SECRETARY \_\_\_\_\_ CHAIRMAN, BOARD OF SUPERVISORS \_\_\_\_\_

## TOWNSHIP MANAGER APPROVAL

I, \_\_\_\_\_ TOWNSHIP MANAGER FOR THE TOWNSHIP OF CRANBERRY,  
CERTIFY THAT THE CONDITIONS FOR FINAL APPROVAL OUTLINED IN  
ORDINANCE/RESOLUTION NO. \_\_\_\_\_ HAVE BEEN MET IN ACCORDANCE WITH  
SECTIONS 22-305 AND 22-307 OF THE TOWNSHIP OF CRANBERRY CODE OF  
ORDINANCES.

TOWNSHIP MANAGER \_\_\_\_\_

## MUNICIPAL ENGINEER'S CERTIFICATE

I, \_\_\_\_\_ A REGISTERED PROFESSIONAL ENGINEER, THE TOWNSHIP  
ENGINEER FOR CRANBERRY TOWNSHIP, DO HEREBY CERTIFY THAT THIS LAND  
DEVELOPMENT PLAN MEETS ALL THE ENGINEERING AND DESIGN REQUIREMENTS OF  
THE TOWNSHIP ORDINANCES EXCEPT AS DEPARTURES HAVE BEEN AUTHORIZED BY  
THE CRANBERRY TOWNSHIP BOARD OF SUPERVISORS.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

REGISTRATION NUMBER \_\_\_\_\_

## COUNTY PLANNING COMMISSION REVIEW STATEMENT

REVIEWED BY THE BUTLER COUNTY PLANNING COMMISSION ON THIS \_\_\_\_\_ DAY  
OF \_\_\_\_\_

SECRETARY \_\_\_\_\_ CHAIRMAN, BUTLER COUNTY PLANNING  
COMMISSION \_\_\_\_\_

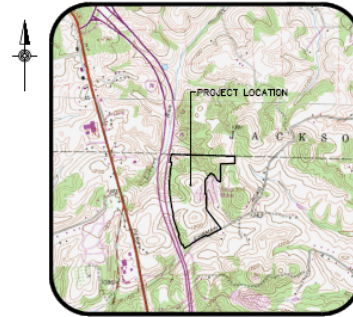
## PROOF OF RECORDING

RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF THE COUNTY OF BUTLER,  
COMMONWEALTH OF PENNSYLVANIA, IN PLAN BOOK VOLUME \_\_\_\_\_ PAGE(S) \_\_\_\_\_

GIVEN UNDER MY HAND AND SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_

RECORDER OF DEEDS \_\_\_\_\_

Sheet List Table	
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03	EXISTING CONDITIONS PLAN
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11	SIGNING AND PAVEMENT MARKING PLAN
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13	FIRE TRUCK TURNING TEMPLATES
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15	TRUCK TURNING TEMPLATES
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UNITED STATES GEOLOGICAL SURVEY, PENNSYLVANIA  
EVANS CITY & MARS QUADRANGLE  
LOCATION MAP  
SCALE: 1"=2000'

PA ONE CALL  
ACT 287, AS AMENDED



Check for all utilities and services before you dig. Call 811 or visit 811pa.gov. It's the safe way to dig.

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## OWNERS ADOPTION - CORPORATION

BY RESOLUTION APPROVED ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, THE BOARD  
OF DIRECTORS OF THE \_\_\_\_\_ OF THE LAND SHOWN ON THE  
PENNSYLVANIA.

ADOPTED THIS PLAN AS ITS LAND DEVELOPMENT  
AND IRREVOCABLY DEDICATED ALL STREETS AND OTHER PROPERTY IDENTIFIED FOR  
DEDICATION ON THE PLAN TO THE PUBLIC. THIS ADOPTION AND DEDICATION SHALL BE  
BINDING UPON THE CORPORATION AND UPON ITS SUCCESSORS AND ASSIGNS.

NAME OF CORPORATION \_\_\_\_\_

SIGNATURE AND TITLE OF  
OFFICER WITNESSING \_\_\_\_\_

SIGNATURE AND TITLE OF  
AUTHORIZED OFFICER \_\_\_\_\_

DATE \_\_\_\_\_

## ACKNOWLEDGEMENT OF NOTARY PUBLIC

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR THE COMMONWEALTH OF  
PENNSYLVANIA AND COUNTY OF BUTLER, PERSONALLY APPEARED  
OF THE \_\_\_\_\_ WHO STATED THAT (HE/SHE) IS AUTHORIZED  
TO EXECUTE THE ABOVE ADOPTION AND DEDICATION ON BEHALF OF THE CORPORATION  
AND WAS PRESENT AT WHICH THE ACTION OF THE CORPORATION  
WAS TAKEN TO ADOPT THE PLAN AND DEDICATE PUBLIC PROPERTY CONTAINED  
THEREIN TO THE PUBLIC.

WITNESS MY HAND AND NOTARIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_

NOTARY PUBLIC \_\_\_\_\_

## CERTIFICATION OF TITLE - NO MORTGAGE

(I/WE) HEREBY CERTIFY THAT THE TITLE TO THE PROPERTY CONTAINED IN THE  
\_\_\_\_\_ IS IN THE NAME OF \_\_\_\_\_ (I/WE) FURTHER CERTIFY  
AND IS RECORDED IN DEED BOOK VOLUME \_\_\_\_\_ PAGE \_\_\_\_\_  
THAT THERE IS NO MORTGAGE, LEND, OR OTHER ENCUMBRANCE AGAINST THIS  
PROPERTY.

WITNESS \_\_\_\_\_ OWNER \_\_\_\_\_

## CERTIFICATE OF ACCURACY (PLAN)

I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND  
BELIEF, THE PLAN SHOWN AND DESCRIBED HEREON IS TRUE AND  
CORRECT TO THE ACCURACY REQUIRED BY THE CRANBERRY  
TOWNSHIP SUBDIVISION AND LAND DEVELOPMENT ORDINANCE.

\_\_\_\_\_, 20\_\_\_\_

## SURVEYOR'S CERTIFICATION

I CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE, THE SURVEY AND PLAN  
SHOWN HEREON ARE CORRECT AND ACCURATE TO THE STANDARDS REQUIRED.

DATE \_\_\_\_\_ NAME OF SURVEYOR \_\_\_\_\_

REGISTRATION NUMBER \_\_\_\_\_

## NO ACCEPTANCE OF DEDICATION

THE BOARD OF SUPERVISORS OF THE TOWNSHIP OF CRANBERRY, HEREBY GIVES  
NOTICE THAT IN APPROVING THIS PLAN FOR RECORDING, THE TOWNSHIP OF  
CRANBERRY HAS NOT ACCEPTED DEDICATION OF ANY STREETS, LAND OR  
PUBLIC FACILITIES AND HAS NO OBLIGATION TO IMPROVE OR MAINTAIN SUCH  
STREETS, LAND OR FACILITIES.

SECRETARY \_\_\_\_\_ CHAIRMAN, BOARD OF SUPERVISORS \_\_\_\_\_



**HRG**  
Herbert, Rowland & Grubic, Inc.  
Engineering & Related Services  
AN EMPLOYEE-OWNED COMPANY

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Cranberry Township, PA 16844  
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hr@hrg-inc.com  
www.hrg-inc.com

## OWNER

SENECA VALLEY SCHOOL DISTRICT  
124 SENECA SCHOOL ROAD  
HARMONY, PA 16037

## SITE ENGINEER

HERBERT, ROWLAND & GRUBIC, INC.  
200 WEST KENSINGTON DRIVE, SUITE 400  
CRANBERRY TOWNSHIP, PA 16066  
CONTACT: VIRGINIA R. LOANEY, RLA  
PHONE: (724) 779-4777  
FAX: (724) 779-4711  
EMAIL: vloaney@hrg-inc.com

## SURVEYOR

LAND SURVEYORS, INC.  
523 NORTH MAIN STREET, P.O. BOX 1061  
BUTLER, PA 16003-1061  
PHONE: (724) 287-6865







# LEGEND

	ASPHALT		PROPOSED INLET
	CONCRETE		PROPOSED FIRE HYDRANT
	AGGREGATE		PROPOSED SANITARY MANHOLE
			PROPOSED ERIWALL/HEADWALL
			PROPOSED WHEEL STOP
			PROPOSED TIE LINE

## GENERAL SITE PLAN NOTES:

- ALL WORK AND MATERIALS SHALL COMPLY WITH ALL LOCAL & STATE REGULATIONS AND CODES AND OSHA STANDARDS.
- ALL SITE DIMENSIONS ARE REFERENCED TO THE FACE OF CURB, EDGE OF PAVING, OR EDGE OF BUILDING UNLESS OTHERWISE NOTED. ALL BUILDING DIMENSIONS ARE REFERENCED TO THE OUTSIDE FACE OF STRUCTURES. ALL ANGLES ARE 90° UNLESS OTHERWISE NOTED.
- ALL CURBED RADI SHALL BE FIVE FEET UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL REFER TO THE ARCHITECTURAL PLANS FOR PRECISE BUILDING DIMENSIONS, EXACT LOCATION OF UTILITY ENTRANCES AND OTHER ARCHITECTURAL FEATURES (I.E. DOORS, ROOF LEADERS, PORCHES, ETC.).
- BUILDING DIMENSIONS SHOWN ON THIS PLAN ARE FOR LAND DEVELOPMENT APPROVAL ONLY. MINOR CHANGES THAT DO NOT VIOLATE MUNICIPAL REGULATIONS MAY OCCUR AT THE FINAL BUILDING DESIGN PHASE OF THE PROJECT.
- THE CONTRACTOR SHALL NEATLY SAW OUT ALL JOINTS WHERE THE PROPOSED CONSTRUCTION MEETS EXISTING PAVING AND/OR CONCRETE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR EXAMINING THE AREAS AND CONDITIONS UNDER WHICH THE PROJECT IS TO BE CONSTRUCTED PRIOR TO THE SUBMISSION OF A BID. SUBMISSION OF A BID SHALL BE CONSTRUED TO MEAN THE CONTRACTOR HAS REVIEWED THE SITE AND IS FAMILIAR WITH CONDITIONS AND CONSTRAINTS OF THE SITE.
- THE CONTRACTOR IS ENCOURAGED TO OBTAIN COPIES AND BECOME FAMILIAR WITH THE TOWNSHIP ZONING ORDINANCE, SUBDIVISION AND LAND DEVELOPMENT ORDINANCE, STORMWATER MANAGEMENT ORDINANCE AND STANDARD CONSTRUCTION AND MATERIAL SPECIFICATIONS. THE CONTRACTOR IS RESPONSIBLE TO MEET THE REQUIREMENTS OF THESE ORDINANCES AND SPECIFICATIONS FOR VARIOUS PUBLIC IMPROVEMENTS.
- THE WETLANDS SHOWN ON THESE PLANS ARE BASED A WETLAND DELINEATION REPORT FOR SENECA VALLEY SCHOOL DISTRICT PREPARED BY HERBERT ROWLAND & GRUBIC, INC., DATED APRIL 2018. THE PROPOSED WETLAND IMPACTS AS SHOWN ON THESE PLANS ARE PERMITTED BY DEP (PERMIT NUMBER XXX-XXX) AND THE ARMY CORPS OF ENGINEERS (PERMIT NUMBER XXX-XXX).
- THE 100-YEAR FLOODPLAIN BOUNDARY SHOWN ON THESE PLANS IS BASED UPON THE FEMA FLOOD INSURANCE RATE MAP #0000000000 DATED XXXXXXXX, 20XX.
- CONTRACTOR SHALL PROVIDE AND MAINTAIN TRAFFIC CONTROL MEASURES IN ACCORDANCE WITH PENNDOT STANDARDS, AND AS REQUIRED BY LOCAL AGENCIES WHEN WORKING IN AND/OR ALONG STREETS, ROADS, HIGHWAYS, ETC. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN APPROVAL AND COORDINATE WITH LOCAL AND/OR STATE AGENCIES REGARDING THE NEEDED, EXTENT, AND LIMITATIONS ASSOCIATED WITH INSTALLING AND MAINTAINING TRAFFIC CONTROL MEASURES.
- IF ANY EXISTING STRUCTURES TO REPAIR ARE DAMAGED DURING CONSTRUCTION, IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO REPAIR AND/OR REPLACE THE EXISTING STRUCTURE AS NECESSARY TO RETURN IT TO EXISTING CONDITION OR BETTER.
- PARKING ISLAND DIMENSIONS SHALL BE 12' MINIMUM FOR INTERIOR PLANTING SPACE, PER ORDINANCE.
- CURB TYPE VARIES AS NOTED. PAVEMENT EDGE TO BE FLUSH WHERE DRAINAGE FLOWS TO ISLANDS.

SITE DATA		
ZONE	NEUTRAL COMMERCIAL DISTRICT (C-3)	
	REQUIRED	PROPOSED
MINIMUM LOT AREA	1 AC.	2,728 A.C.
MINIMUM FRONT YARD SETBACK	25 FT.	> 25 FT.
MINIMUM SIDE YARD SETBACK	30 FT.	< 30 FT.
MINIMUM REAR YARD SETBACK	30 FT.	< 30 FT.
MAXIMUM IMPERVIOUS COVERAGE	60%	70.07%
MAXIMUM BUILDING HEIGHT	30 FT.	< 30 FT.
PARKING LOT PERVIOUS COVERAGE	10%	10.5%

## PARKING TABULATION

CRANBERRY TOWNSHIP ORDINANCE REQUIRED BY ROOM:  
69 INSTRUCTIONAL SPACES + 35 ADMINISTRATIVE SPACES x 3 = 372 REQUIRED SPACES  
ADA REQUIRED SPACES REQUIRED: <200 SPACES = 8 REQUIRED

TOTAL PARKING REQUIRED:	372 SPACES
TOTAL REQUIRED ON SITE:	376 SPACES
ADA SPACES:	8 SPACES
6 VAN ACCESSIBLE SPACES:	6 SPACES



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SENECA VALLEY SCHOOL DISTRICT  
124 SENECA SCHOOL ROAD  
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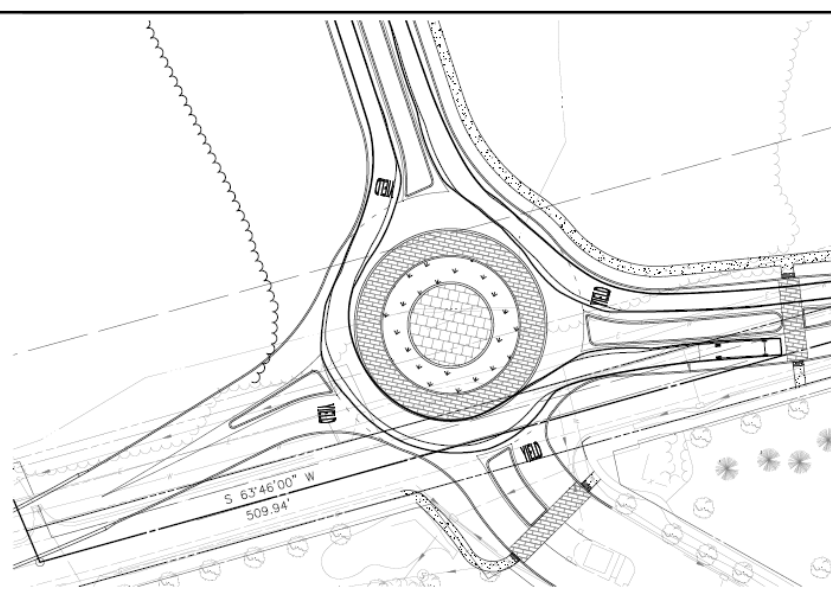
OVERALL SITE LAYOUT PLAN  
FOR  
SVSD - NEW K-5-6 SCHOOL

CRANBERRY TOWNSHIP BUTLER COUNTY PENNSYLVANIA

PROJ. MGR. - VIL  
DESIGN - VIL/AB  
CADD - CRC  
CHECKED - VIL/AB  
SCALE - AS SHOWN  
DATE - NOV. 2019

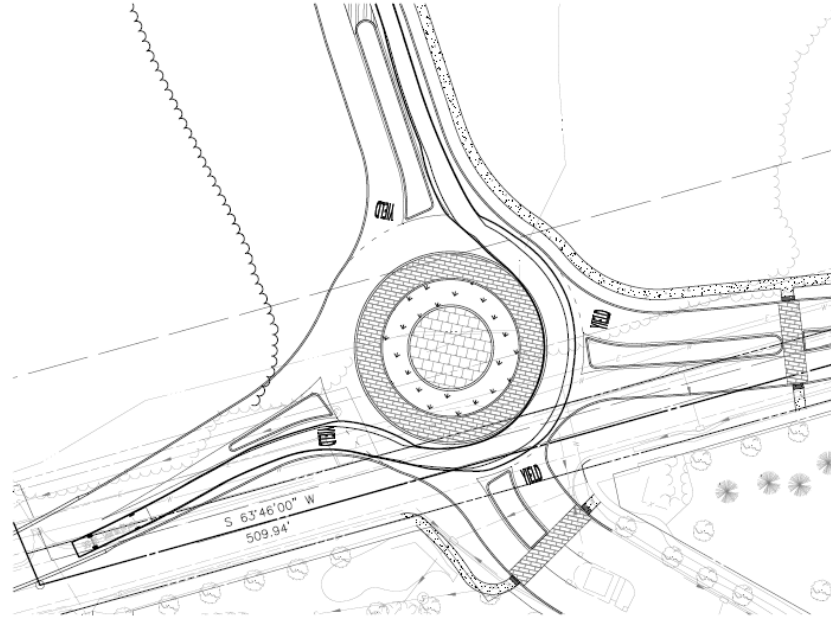
DRAWING NO.  
**C0130**  
SHEET NO.  
**06** OF **71**  
PROJECT: R007637.0430





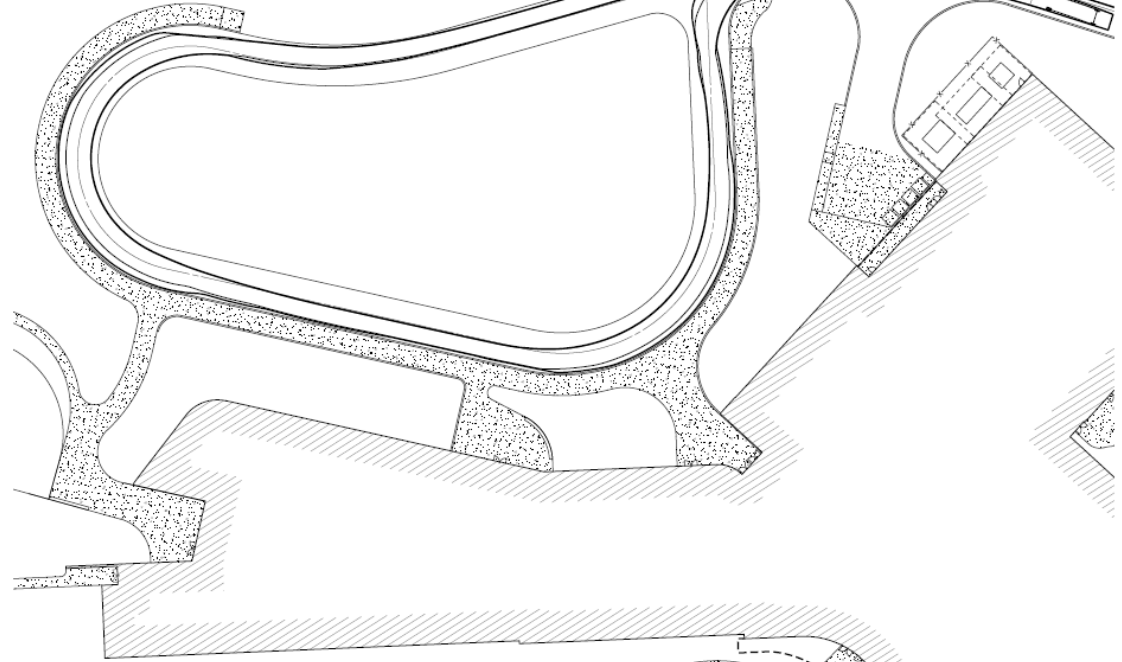
**SCHOOL BUS ROUNDABOUT TEMPLATE - EXITING**

SCALE: 1" = 30'



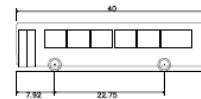
**SCHOOL BUS ROUNDABOUT TEMPLATE - ENTERING**

SCALE: 1" = 30'

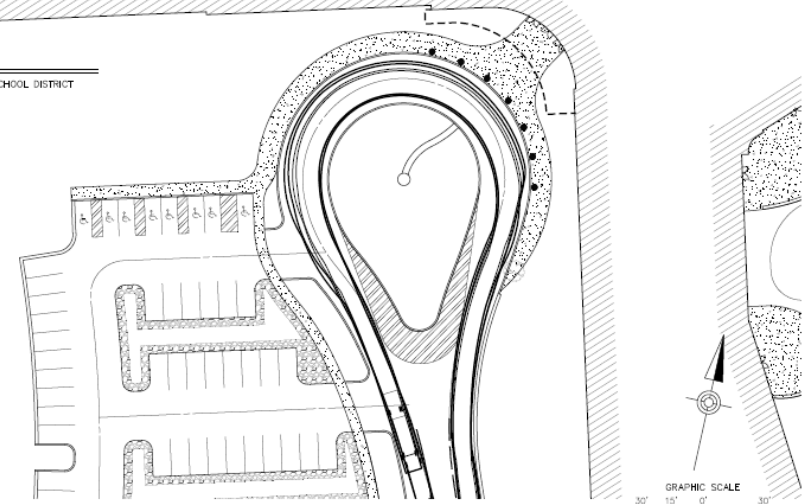


**TURNING TEMPLATE NOTES:**

1. TURNING TEMPLATE PROVIDED FOR THE SENECA VALLEY SCHOOL DISTRICT STANDARD BUS.



SVSD-BUS - School Bus (84 pass.)  
 Overall Length 40.000ft  
 Overall Width 7.920ft  
 Overall Body Height 22.750ft  
 Min Body Ground Clearance 10.063ft  
 Track Width 7.560ft  
 Lock-to-lock time 6.99s  
 Max Steering Angle (Virtual) 50.00°



**SCHOOL BUS DROP OFF AREA & BUS LOOP TEMPLATE**

SCALE: 1" = 30'

GRAPHIC SCALE  
 0' 10' 20' 30'  
 SCALE: 1" = 30'

NO.	REVISION	DATE	BY



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**SENECA VALLEY SCHOOL DISTRICT**  
 124 SENECA SCHOOL ROAD  
 HARMONY PA, 16037

**SVSD SCHOOL BUS TURNING TEMPLATES**  
 FOR  
 SVSD - NEW K-4/5-6 SCHOOL

CRANBERRY TOWNSHIP BUTLER COUNTY PENNSYLVANIA

PROJ. MGR. - VRL  
 DESIGN - VIL/AB  
 CADD - CRC  
 CHECKED - VIL/AB  
 SCALE - AS SHOWN  
 DATE - NOV. 2019

DRAWING NO.  
**C0138**  
 SHEET NO.  
**14 OF 71**  
 PROJECT R007637.0430





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SENECA VALLEY SCHOOL DISTRICT  
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HARMONY, PA 16037

LANDSCAPE PLAN  
SVSD - NEW K-4-5-6 SCHOOL  
CRANBERRY TOWNSHIP BUTLER COUNTY PENNSYLVANIA

PROJ. MGR. — MG	DRAWING NO. <b>C0170</b>
DESIGN — MG	SHEET NO. <b>56 of 71</b>
CADD — BB	PROJECT
CHECKED — SM	
SCALE — AS NOTED	
DATE — 10/22/19	

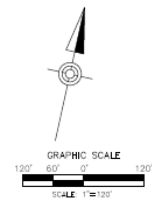


# EXISTING LEGEND

	Existing Sign		Existing Above Ground Electric Line
	Iron Pin		Existing Electric Pole
	Municipal Boundaries		Existing Guy Pole
	Property Line		Existing Gas Wire
	Legal Right-of-Way Line		Existing Gas Valve
	Setback Line		Existing Sanitary Sewer Line
	Soil Boundaries		Existing Storm Sewer Line
	Existing Easement		Existing Sanitary Sewer Manhole
	Floodplain		Existing Storm Sewer Inlet
	Existing Contour Major		Existing Water Line
	Existing Contour Minor		Existing Water Valve
	Existing Stream Line		Existing Fire Hydrant
	Existing Ditch Or Swale		
	Existing Shrub		
	Existing Coniferous Tree		
	Existing Deciduous Tree		
	Tree/Brush Line		
	Road Centerline		
	Existing Edge of Road		
	Existing Edge of Gravel		
	Existing Guide Rail		
	Existing Fence		

## SURVEY NOTES:

- THE TOPOGRAPHY AND PROPERTY BOUNDARY SHOWN ON THESE PLANS IS BASED UPON A FIELD SURVEY PREPARED BY LAND SURVEYORS, INC., DATED FEBRUARY, 2019.
  - SUBJECT TO ANY AND ALL EXISTING RIGHTS- OF-WAY AND EASEMENTS OF RECORD.
  - PA ONE CALL SERIAL #20183442592.
  - UNDERGROUND UTILITIES ARE SHOWN IN APPROXIMATE LOCATION AND SHOULD BE LOCATED IN ACCORDANCE WITH PA ACT 38 PRIOR TO ANY EXCAVATION.
  - PROPERTY SURVEY FOR SENECA VALLEY SCHOOL DISTRICT BY LAND SURVEYORS, INC., 08/25/03, #03-136.
  - PLAN OF SUBDIVISION FOR HAROLD J. SCHNEIDER BY E.A. THAYER & ASSOCIATES, JANUARY 2003, P.B. 263 PG. 3
  - SURVEY FOR SENECA VALLEY SCHOOL DISTRICT BY LAND SURVEYORS, INC., 10/17/01, #01-183.
  - NO PORTION OF 50' NO PAVE AREA SHALL BE PAVED FOR ANY REASON EXCEPT FOR ACCESS DRIVES TO THE SITE AND PEDESTRIAN WALKWAYS.
  - TOPOGRAPHIC INFORMATION WAS COLLECTED BY KEDDAL AERIAL MAPPING AND DATED DECEMBER 19, 2018. THE CONTOURS ON THIS MAP WERE COMPILED TO US NATIONAL MAP ACCURACY STANDARDS USING PHOTOGRAMMETRIC METHODS FROM AERIAL PHOTOGRAPHY CONTOURS IN DENSE WOODED OR AREAS OF HEAVILY OBSCURED ARE CONSIDERED APPROXIMATE AND SHOULD BE FIELD CHECKED.
- THE BEARING BASE AND HORIZONTAL DATUM FOR THIS PROJECT ARE BASED ON PENNSYLVANIA STATE PLANE COORDINATE SYSTEM PA SOUTH (NAD83). THE VERTICAL DATUM IS BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
- CONTRACTOR TO FIELD VERIFY EXISTING TOPOGRAPHY PRIOR TO CONSTRUCTION. IF THE CONTRACTOR DOES NOT ACCEPT THE EXISTING TOPOGRAPHY AS SHOWN ON THE PLANS, WITHOUT EXCEPTION, HE SHALL HAVE MADE, AT HIS EXPENSE, A TOPOGRAPHIC SURVEY BY A REGISTERED LAND SURVEYOR AND SUBMIT IT TO THE OWNER FOR REVIEW.
- THE WETLANDS SHOWN ON THESE PLANS AREA BASED UPON A WETLAND DELINEATION REPORT FOR SENECA VALLEY SCHOOL DISTRICT, PREPARED BY HERBERT ROWLAND & ASSOCIATES, INC., DATED APRIL, 2018. THE PROPOSED WETLAND IMPACTS AS SHOWN ON THESE PLANS ARE PERMITTED BY DEP (PERMIT NUMBER XXX-XXXX) AND THE ARMY CORPS OF ENGINEERS (PERMIT NUMBER XXX-XXXX).



NO.	REVISION	DATE	BY

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OVERALL EXISTING CONDITIONS PLAN  
 FOR  
 SVSD - NEW K-4/5-6 SCHOOL

CRANBERRY TOWNSHIP BUTLER COUNTY PENNSYLVANIA

PROJ. MGR. - VRL  
 DESIGN - VRL/AB  
 CAD - CRC  
 CHECKED - VRL/AB  
 SCALE - AS SHOWN  
 DATE - NOV. 2019

DRAWING NO.  
**C0110**  
 SHEET NO.  
**01 OF 71**  
 PROJECT R007637.0430



# DEMOLITION LEGEND

--- LIMITS OF TREE REMOVAL & CLEARING

--- TREE PROTECTION LIMITS

## DEMOLITION NOTES:

1. ALL DEMOLITION SHALL BE CONDUCTED IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS.
2. ALL UTILITIES SHALL BE TERMINATED AND SECURED PRIOR TO DEMOLITION ACTIVITIES. DISCONNECT, CUT, CAP AND/OR ABANDON SERVICE LINES TO BE DEMOLISHED IN ACCORDANCE WITH THE UTILITY COMPANY REQUIREMENTS.
3. UTILITY SERVICE TO ADJACENT PROPERTIES MUST REMAIN CONTINUOUSLY OPERABLE UNLESS SERVICE DISRUPTION IS AGREED TO IN ADVANCE BY THOSE AFFECTED.
4. ITEMS TO REMAIN SHALL BE PROTECTED DURING DEMOLITION AND CONSTRUCTION ACTIVITIES. IF ANY ITEM TO REMAIN IS DAMAGED OR MADE UNSERVICEABLE FOR ITS INTENDED FUNCTION, IT SHALL BE REPAIRED OR REPLACED TO A CONDITION EQUAL TO OR BETTER THAN ITS CONDITION WHEN DAMAGED.
5. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL LOCAL AND STATE PERMITS REQUIRED FOR DEMOLITION WORK.
6. THE CONTRACTOR SHALL INDEMNIFY AND HOLD HARMLESS THE OWNER AND/OR ENGINEER FOR ANY AND ALL INJURIES AND/OR DAMAGES TO PERSONNEL, EQUIPMENT AND/OR EXISTING FACILITIES IN THE DEMOLITION AND CONSTRUCTION DESCRIBED IN THE PLANS AND SPECIFICATIONS.
7. ALL DEMOLITION WASTE AND CONSTRUCTION DEBRIS SHALL BE REMOVED BY THE CONTRACTOR AND DISPOSED OF IN AN APPROVED WASTE SITE AND IN ACCORDANCE WITH ALL LOCAL AND STATE CODES AND PERMIT REQUIREMENTS.
8. THE BURNING OF CLEARED MATERIAL AND DEBRIS SHALL NOT BE ALLOWED UNLESS CONTRACTOR GETS WRITTEN AUTHORIZATION FROM THE LOCAL AUTHORITIES.
9. ASBESTOS OR HAZARDOUS MATERIALS, IF FOUND ON SITE, SHALL BE REMOVED BY A LICENSED HAZARDOUS MATERIALS CONTRACTOR. CONTRACTOR SHALL NOTIFY OWNER IMMEDIATELY IF HAZARDOUS MATERIALS ARE ENCOUNTERED.
10. CONTRACTOR SHALL PROTECT ALL CORNER PINS, MONUMENTS, PROPERTY CORNERS AND BENCHMARKS DURING DEMOLITION ACTIVITIES. IF DISTURBED, CONTRACTOR SHALL HAVE DISTURBED ITEMS RESET BY A LICENSED SURVEYOR AT NO ADDITIONAL COST TO THE OWNER.
11. THE CONTRACTOR SHALL FIELD VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO DEMOLITION.
12. WHERE EXISTING PAVING AND CONCRETE IS TO REMAIN, THE CONTRACTOR SHALL NEATLY SAWCUT THE PAVING PRIOR TO REMOVAL OF PAVING/CONCRETE SCHEDULED FOR DEMOLITION.
13. THERE ARE NO KNOWN STRUCTURES OR UTILITIES ABOVE OR BELOW GROUND WITHIN THE PROJECT DEMOLITION AREA. CONTRACTOR TO VERIFY FIELD CONDITIONS PRIOR TO DEMOLITION.



GRAPHIC SCALE  
120' 60' 0' 120'  
SCALE: 1"=120'



NO.	REVISION	DATE	BY

**HRG**  
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Cranberry Township, PA 16064  
(724) 779-4777  
Fax (724) 779-4711  
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AN EMPLOYEE-OWNED COMPANY

SENECA VALLEY SCHOOL DISTRICT  
124 SENECA SCHOOL ROAD  
HARMONY PA, 16037

OVERALL DEMOLITION PLAN  
FOR  
SVSD - NEW K-4/5-6 SCHOOL

CRANBERRY TOWNSHIP BUTLER COUNTY PENNSYLVANIA

PROJ. MGR. - VRL  
DESIGN - VIL/CAB  
CADD - CRG  
CHECKED - VIL/CAB  
SCALE - AS SHOWN  
DATE - NOV. 2019






DRAWING NO.  
**C0120**  
SHEET NO.  
**05 OF 71**  
PROJECT: R007637.0430

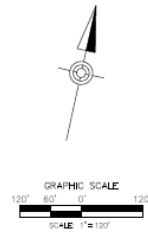


### GRADING NOTES:

1. THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS ARE BASED ON RECORDS OF VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE REGULATIONS OF ACT 287, NOTIFICATION OF PUBLIC UTILITIES PRIOR TO CONSTRUCTION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE EXACT LOCATION AND DEPTH OF ALL UTILITY LINES PRIOR TO THE START OF ANY CONSTRUCTION ACTIVITIES.
2. THE CONTRACTOR SHALL ASSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS FOR ALL NATURAL AND PAVED AREAS. ALL AREAS OF THE SITE MUST BE GRADED TO MAINTAIN POSITIVE DRAINAGE TO A STORMWATER COLLECTION FACILITY. ANY LOCALIZED DEPRESSIONS WITHIN PAVED AREAS MUST BE ELIMINATED.
3. ALL SPOT ELEVATIONS ARE REFERENCED TO THE FINISHED GROUND SURFACE UNLESS OTHERWISE NOTED.
4. THE CONTRACTOR SHALL ADHERE TO ALL TERMS AND CONDITIONS AS OUTLINED IN THE GENERAL NOTES PERMIT FOR STORMWATER DISCHARGE ASSOCIATED WITH CONSTRUCTION ACTIVITIES. NO EARTH DISTURBANCE MAY OCCUR OUTSIDE THE PERMITTED NOTES BOUNDARY LINE.
5. THE CONTRACTOR SHALL APPLY A STABILIZATION FABRIC, OR EQUIVALENT, TO ALL SLOPES STEEPER THAN 3:1 FOR ANY TEMPORARY OR PERMANENT CUTS OR FILLS.
6. THE CONTRACTOR SHALL OBTAIN THE GEOTECHNICAL ENGINEER'S REPORT PREPARED BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC. AND IMPLEMENT RECOMMENDED CONTROLS NECESSARY FOR THE STABILIZATION OF ANY CUT SLOPES IN EXCESS OF 2:1 AND/OR FILL SLOPES IN EXCESS OF 3:1.
7. THE CONTRACTOR SHALL OBTAIN & IMPLEMENT SEALED DESIGN CALCULATIONS FOR ALL RETAINING WALLS.

### PROPOSED GRADING & DRAINAGE LEGEND

-  PROPOSED CONTOUR  
 PROPOSED SPOT ELEVATION  
 PROPOSED BOTTOM OF CURB SPOT ELEVATION  
 PROPOSED TOP OF CURB SPOT ELEVATION  
 PROPOSED DITCH OR SWALE



NO.	REVISION	DATE	BY

**HRG**  
Hatch, Ross, and Gribble, Inc.  
Engineering & Related Services  
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OVERALL GRADING & DRAINAGE PLAN  
FOR  
SVSD - NEW K-4/5-6 SCHOOL  
CRANBERRY TOWNSHIP BUTLER COUNTY PENNSYLVANIA

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DRAWING NO.  
**C0150**  
SHEET NO.  
**20 OF 71**  
PROJECT #007637.0430





NEW K-4 / 5-5 SCHOOL  
FIRST FLOOR ELEV: 1206.5  
SECOND FLOOR ELEV: 1220