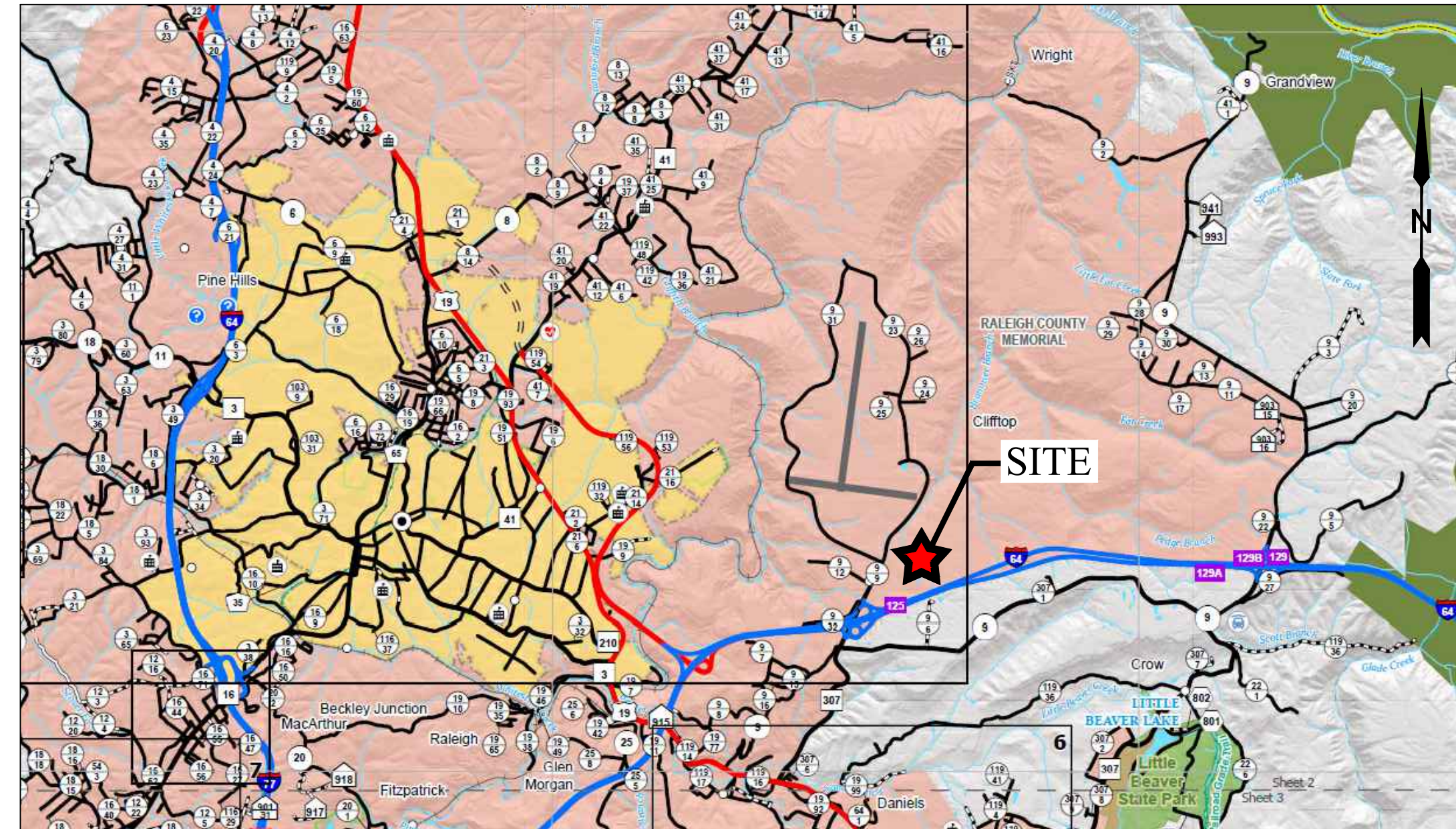


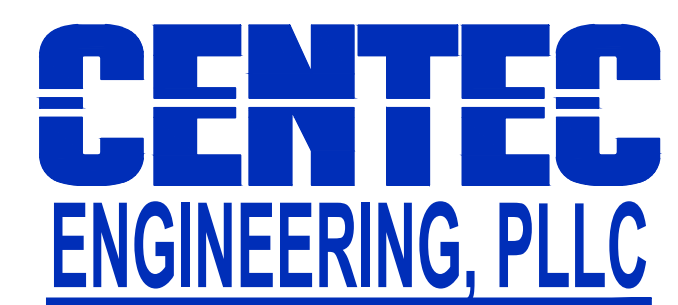
SOUTHERN INDUSTRIAL DRIVE

BEAVER, WEST VIRGINIA
DESIGN SPEED - 30 MPH
WV DOH - DISTRICT 10
MAY 2025



LOCATION MAP

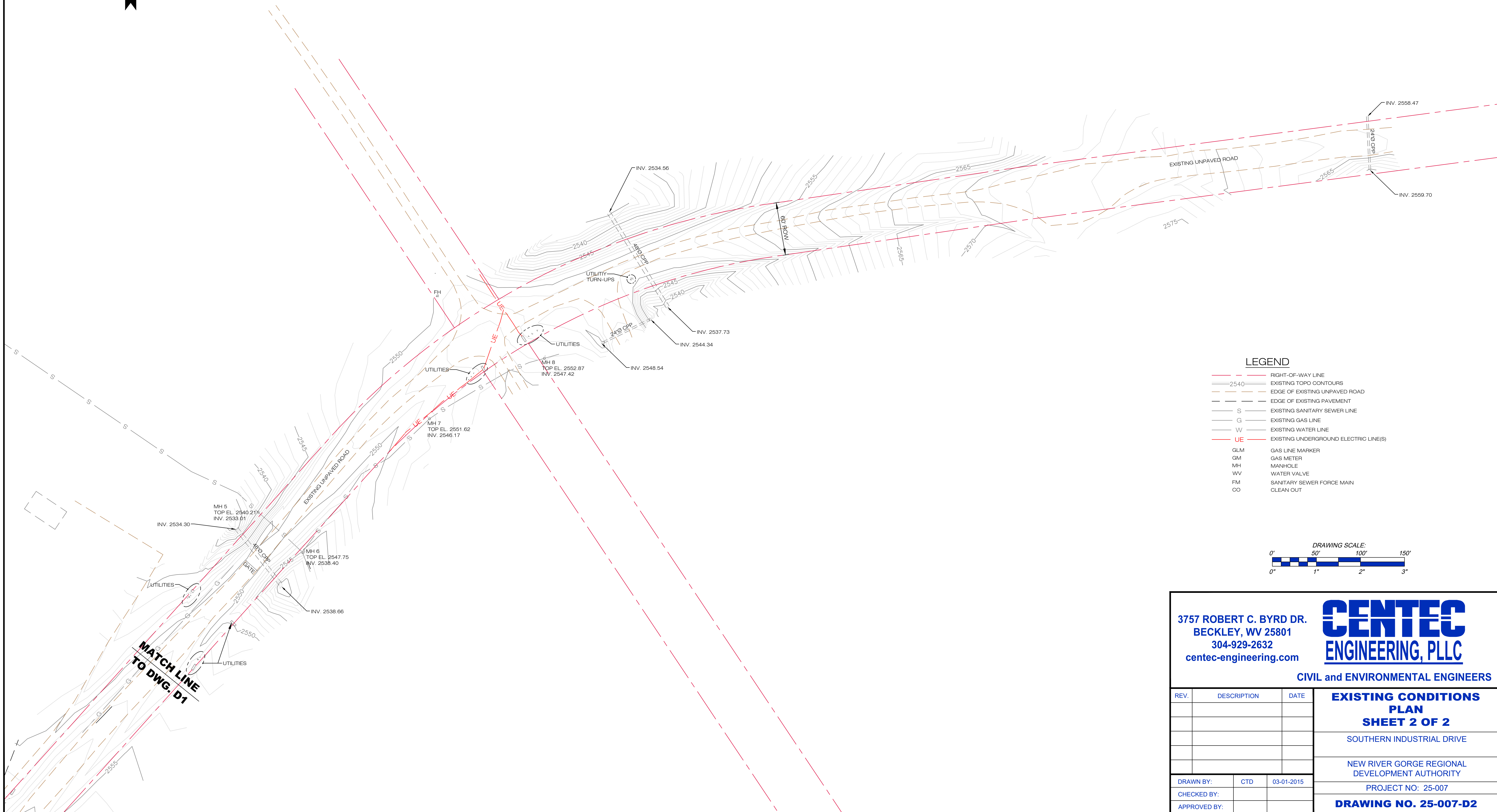
SCALE: 1" = 1 MILE



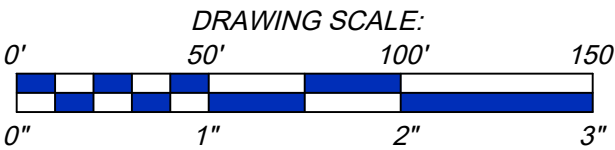
DRAWING INDEX

- | | |
|----|---------------------------------------|
| D1 | EXISTING CONDITIONS PLAN SHEET 1 OF 2 |
| D2 | EXISTING CONDITIONS PLAN SHEET 2 OF 2 |
| D3 | OVERALL ROAD PLAN |
| D4 | PROPOSED GRADING PLAN SHEET 1 OF 2 |
| D5 | PROPOSED GRADING PLAN SHEET 2 OF 2 |
| D6 | PROPOSED ROAD PROFILE |
| D7 | PROPOSED ROAD SECTIONS |
| D8 | DETAILS |
| D9 | STRIPING AND SIGN PLAN |

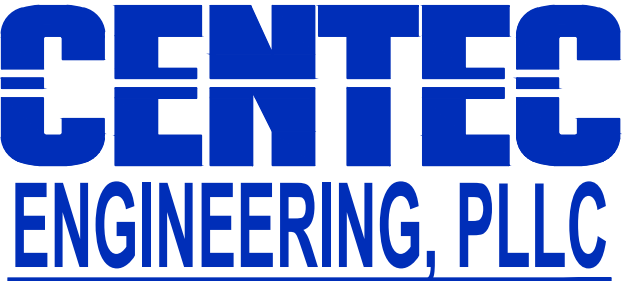




- LEGEND**
- RIGHT-OF-WAY LINE
 - 2540 — EXISTING TOPO CONTOURS
 - EDGE OF EXISTING UNPAVED ROAD
 - EDGE OF EXISTING PAVEMENT
 - S — EXISTING SANITARY SEWER LINE
 - G — EXISTING GAS LINE
 - W — EXISTING WATER LINE
 - UE — EXISTING UNDERGROUND ELECTRIC LINE(S)
 - GLM — GAS LINE MARKER
 - GM — GAS METER
 - MH — MANHOLE
 - WV — WATER VALVE
 - FM — SANITARY SEWER FORCE MAIN
 - CO — CLEAN OUT



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CIVIL and ENVIRONMENTAL ENGINEERS

REV.	DESCRIPTION	DATE	EXISTING CONDITIONS PLAN SHEET 2 OF 2
DRAWN BY: CTD 03-01-2015			NEW RIVER GORGE REGIONAL DEVELOPMENT AUTHORITY
CHECKED BY:			PROJECT NO: 25-007
APPROVED BY:			DRAWING NO. 25-007-D2

WEST VIRGINIA DEPARTMENT OF HIGHWAYS GENERAL NOTES:

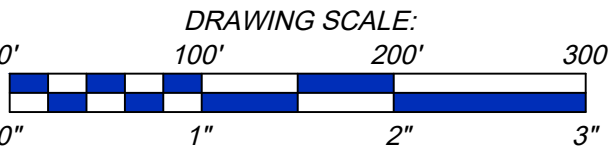
- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE WEST VIRGINIA DIVISION OF HIGHWAYS STANDARD SPECIFICATIONS FOR ROADS AND BRIDGES AND SUPPLEMENTAL SPECIFICATIONS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL FIELD CONDITIONS AND DIMENSIONS PRIOR TO BEGINNING CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER.
- ALL MATERIALS AND CONSTRUCTION METHODS SHALL CONFORM TO WVDOH STANDARDS AND SPECIFICATIONS.
- ALL DISTURBED AREAS SHALL BE STABILIZED WITH SEEDING AND MULCHING IN ACCORDANCE WITH WVDOH STANDARD SPECIFICATIONS AND THE EROSION AND SEDIMENT CONTROL MANUAL.
- TEMPORARY TRAFFIC CONTROL SHALL BE PROVIDED IN ACCORDANCE WITH THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) AND THE WVDOH TRAFFIC CONTROL MANUAL.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ACCESS TO ALL ADJACENT PROPERTIES AND DRIVEWAYS THROUGHOUT CONSTRUCTION.
- EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IN PLACE PRIOR TO ANY EARTH-DISTURBING ACTIVITIES AND MAINTAINED UNTIL FINAL STABILIZATION IS ACHIEVED.
- ALL UTILITIES SHALL BE LOCATED AND PROTECTED BY THE CONTRACTOR PRIOR TO ANY EXCAVATION. CONTACT WV 811 A MINIMUM OF 3 WORKING DAYS BEFORE BEGINNING CONSTRUCTION.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OF ANY DAMAGE TO EXISTING PAVEMENT, CURB, SIDEWALK, OR UTILITIES CAUSED DURING CONSTRUCTION.
- ALL SIGNAGE AND PAVEMENT MARKINGS REMOVED OR DAMAGED DURING CONSTRUCTION SHALL BE REPLACED IN KIND UNLESS OTHERWISE DIRECTED.
- ANY CHANGES TO THE APPROVED PLANS SHALL BE SUBMITTED TO AND APPROVED BY WVDOH PRIOR TO IMPLEMENTATION.
- THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE ENVIRONMENTAL PERMITS INCLUDING STORMWATER, STREAM CROSSINGS, AND WETLAND DISTURBANCE IF APPLICABLE.
- DRIVEWAYS AND ENTRANCES MUST CONFORM TO WVDOH STANDARD DETAIL DRAWING.
- THE PERMITTEE SHALL MAINTAIN THE WORK AREA IN A SAFE CONDITION AND SHALL RESTORE THE SITE TO ITS ORIGINAL CONDITION OR BETTER.
- WORK SHALL BE PERFORMED DURING DAYLIGHT HOURS UNLESS OTHERWISE AUTHORIZED.



- NOTES:
- FOR MORE DETAILED 1"=50' SCALE PLANS SEE DWGS. D4 & D5.
 - FOR PROFILE SEE DWG. D6.
 - FOR SECTIONS SEE DWG. D7.
 - FOR DETAILS SEE DWG. D8.
 - ESTIMATED SUBGRADE EARTHWORK
5.1. CUT: 2,380 CY
5.2. FILL: 2,310 CY
 - ALL GRADES AND ELEVATIONS SHOWN ARE SUBGRADE SURFACES
 - CONTRACTOR IS RESPONSIBLE FOR KEEPING ALL EXISTING PAVED ROADWAYS CLEAN AND CLEAR UNTIL DEMOLITION OF THOSE SECTIONS OCCUR.
 - CONTRACTOR IS RESPONSIBLE FOR ALL TRAFFIC CONTROL MEASURES AND MUST BE IN ACCORDANCE WITH THE WVDOH STANDARD TRAFFIC CONTROL MEASURES. CONTRACTOR TO SUBMIT TRAFFIC CONTROL PLAN FOR REVIEW AND APPROVAL BY THE OWNER AND WVDOH
 - ALL WORK SHALL BE IN ACCORDANCE WITH WVDOH STANDARD DETAILS, MANUAL AND OTHER APPLICABLE REQUIREMENTS OF THE WVDOH
 - ALL AREAS DISTURBED SHALL BE SEEDED AND MULCHED IN ACCORDANCE WITH THE WVDEP CONSTRUCTION STORMWATER GENERAL PERMIT. TEMPORARY SEEDING SHALL OCCUR WITHIN 4 DAYS IF AREAS WILL NOT BE DISTURBED WITHIN 7 DAYS. PERMANENT SEEDING SHALL OCCUR WITHIN 7 DAYS OF ALL AREAS ACHIEVING FINAL GRADE.
 - CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL CONSTRUCTION DEBRIS AND DISPOSING IT AT A PROPERLY PERMITTED SITE. SOIL AND ROCK EXCAVATION, SUITABLE FOR FILL MATERIAL, MAY REMAIN ON SITE AND UTILIZED FOR FILL. STOCKPILES OF SOIL MATERIAL SHALL HAVE SILT FENCING ENCOMPASSING THE STOCK PILE AND OTHER APPROPRIATE BMPs, AS REQUIRED. ASPHALT MATERIAL AND UNSUITABLE SOIL SHALL BE DISPOSED OF IN A PROPER MANNER. ONSITE SPOILING OF SOIL MATERIAL WILL BE ALLOWED WITH APPROVAL FROM THE OWNER
 - CONTRACTOR SHALL VERIFY ALL ELEVATIONS AND DIMENSIONS.

LEGEND

- RIGHT-OF-WAY LINE
- EXISTING TOPO CONTOURS
- EDGE OF EXISTING UNPAVED ROAD
- EDGE OF EXISTING PAVEMENT
- EXISTING SANITARY SEWER LINE
- EXISTING GAS LINE
- EXISTING WATER LINE
- EXISTING UNDERGROUND ELECTRIC LINE(S)
- PROPOSED ROAD CENTERLINE
- PROPOSED TOPO CONTOURS
- PROPOSED GUARDRAIL
- PROPOSED SILT FENCE
- LIMITS OF DISTURBANCE - 4.05 AC
- GLM GAS LINE MARKER
- GM GAS METER
- FH FIRE HYDRANT
- WV WATER VALVE
- FM SANITARY SEWER FORCE MAIN
- CO CLEAN OUT

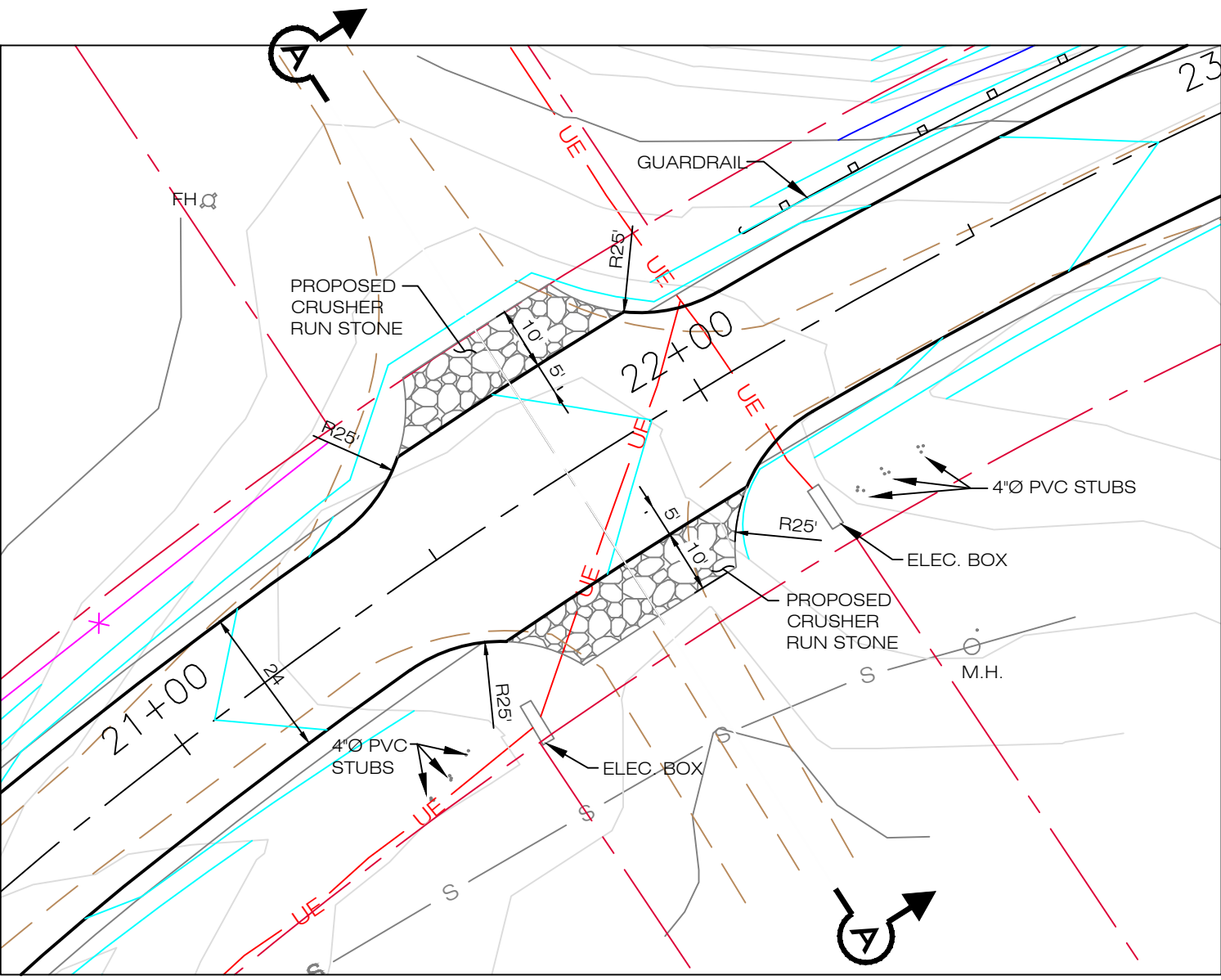
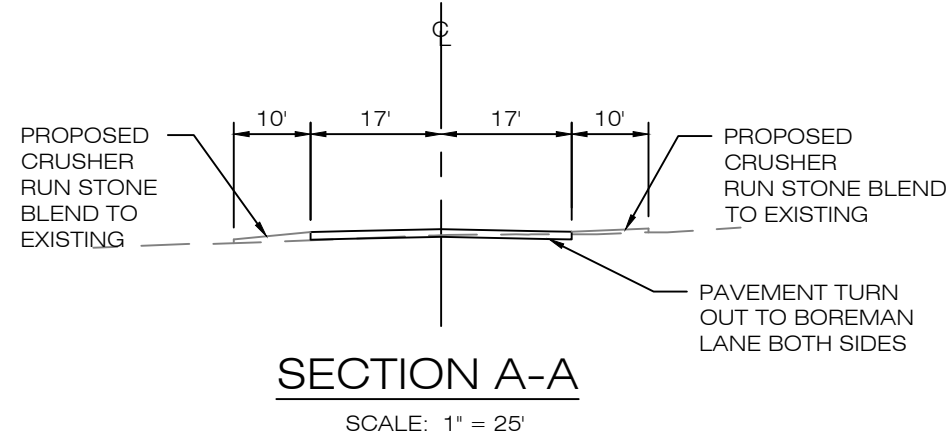
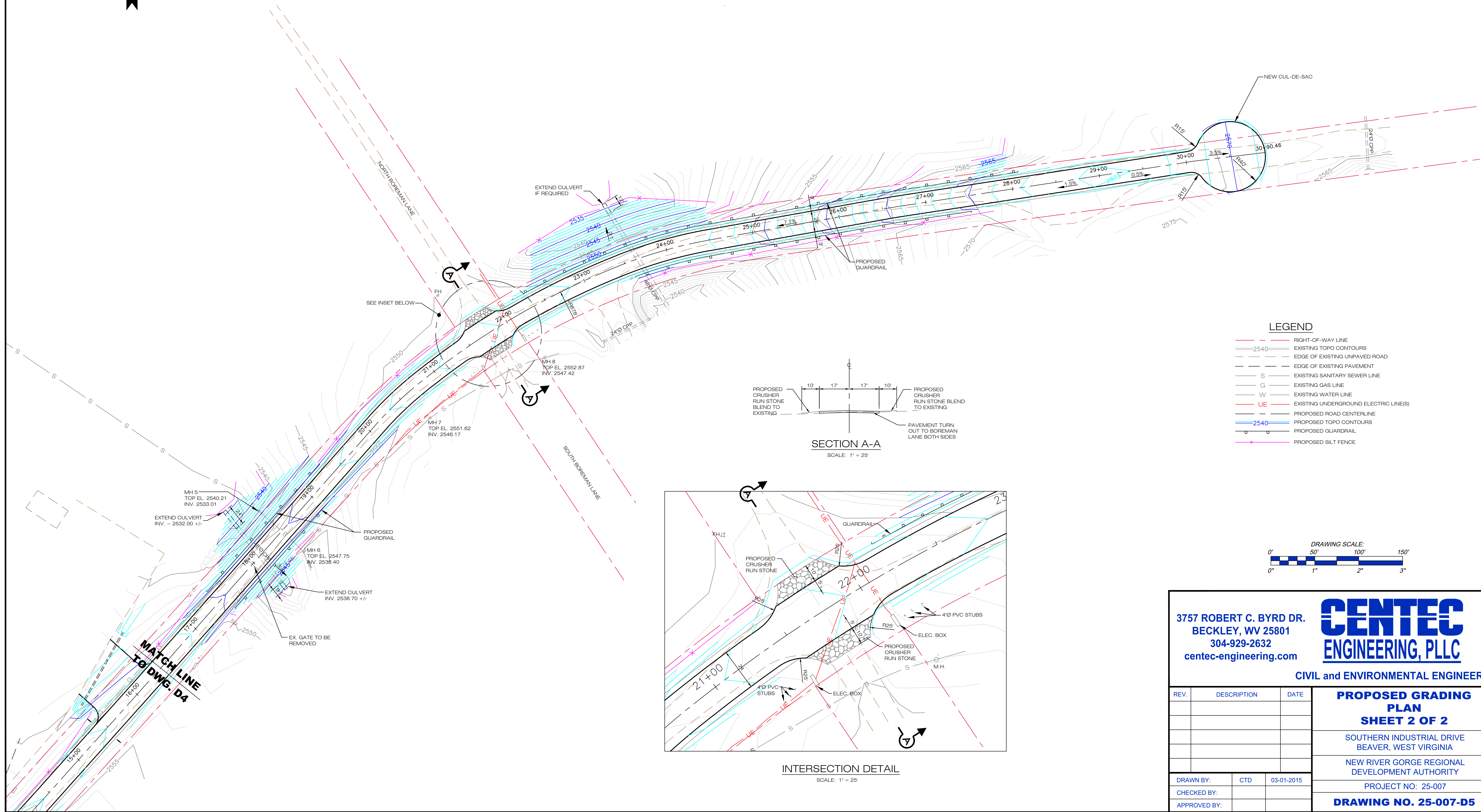


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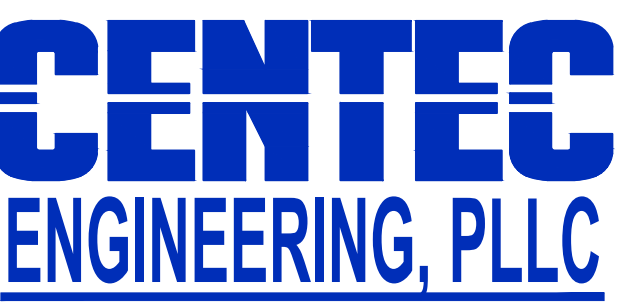
REV.	DESCRIPTION	DATE	OVERALL ROAD PLAN
			SOUTHERN INDUSTRIAL DRIVE BEAVER, WEST VIRGINIA
			NEW RIVER GORGE REGIONAL DEVELOPMENT AUTHORITY
			PROJECT NO: 25-007
			DRAWING NO. 25-007-D3
DRAWN BY:	CTD	03-21-2025	
CHECKED BY:			
APPROVED BY:			



- LEGEND**
- RIGHT-OF-WAY LINE
 - EXISTING TOPO CONTOURS
 - EDGE OF EXISTING UNPAVED ROAD
 - EDGE OF EXISTING PAVEMENT
 - S EXISTING SANITARY SEWER LINE
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 - PROPOSED ROAD CENTERLINE
 - 2540 PROPOSED TOPO CONTOURS
 - PROPOSED GUARDRAIL
 - PROPOSED SILT FENCE

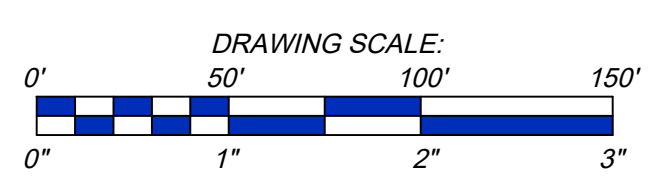
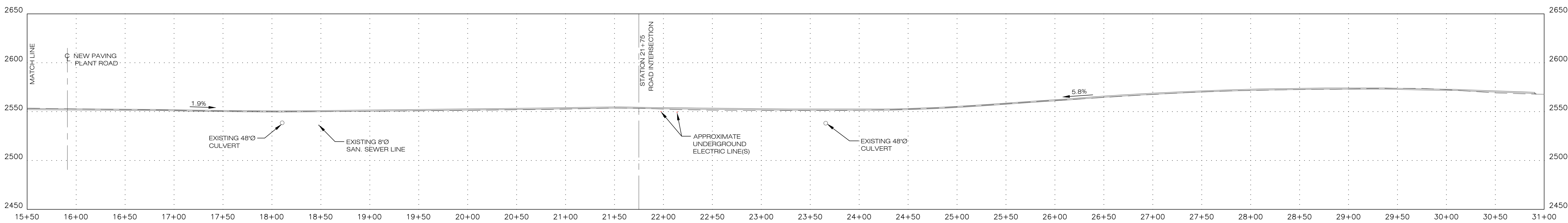
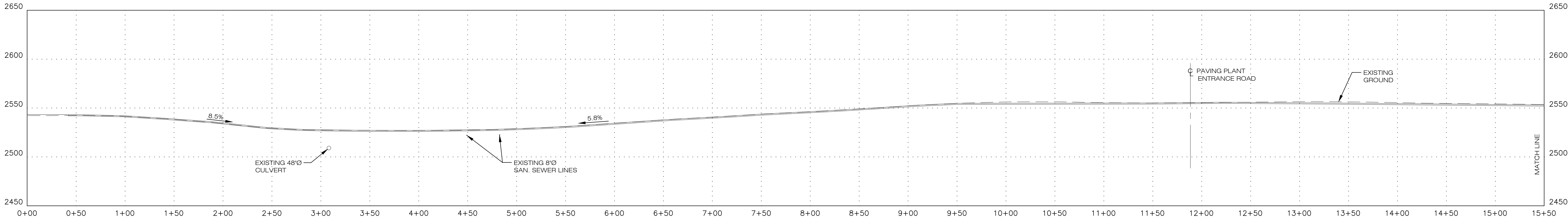


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REV.	DESCRIPTION	DATE	PROPOSED GRADING PLAN SHEET 2 OF 2 SOUTHERN INDUSTRIAL DRIVE BEAVER, WEST VIRGINIA NEW RIVER GORGE REGIONAL DEVELOPMENT AUTHORITY PROJECT NO: 25-007 DRAWING NO. 25-007-D5
DRAWN BY:		CTD	03-01-2015
CHECKED BY:			
APPROVED BY:			



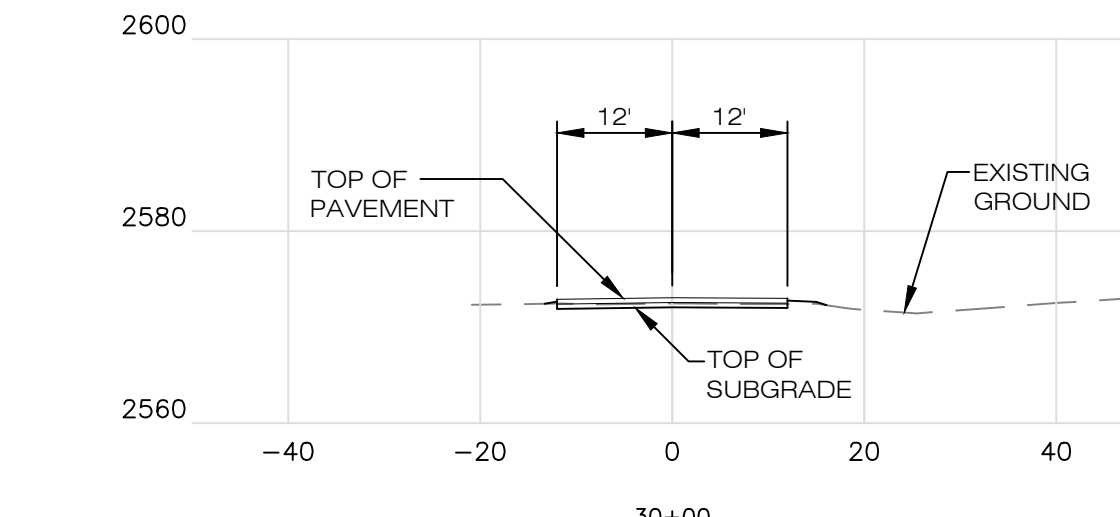
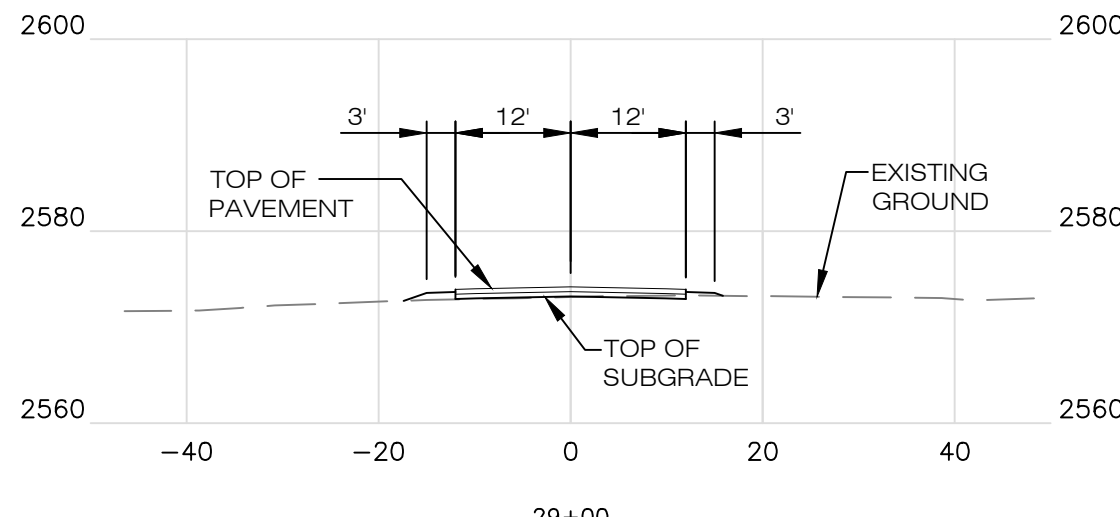
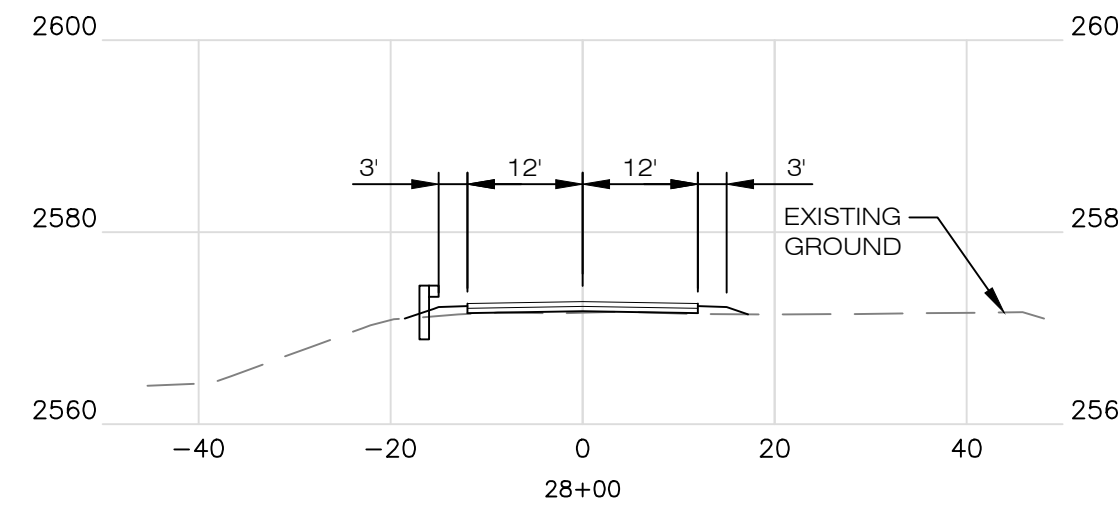
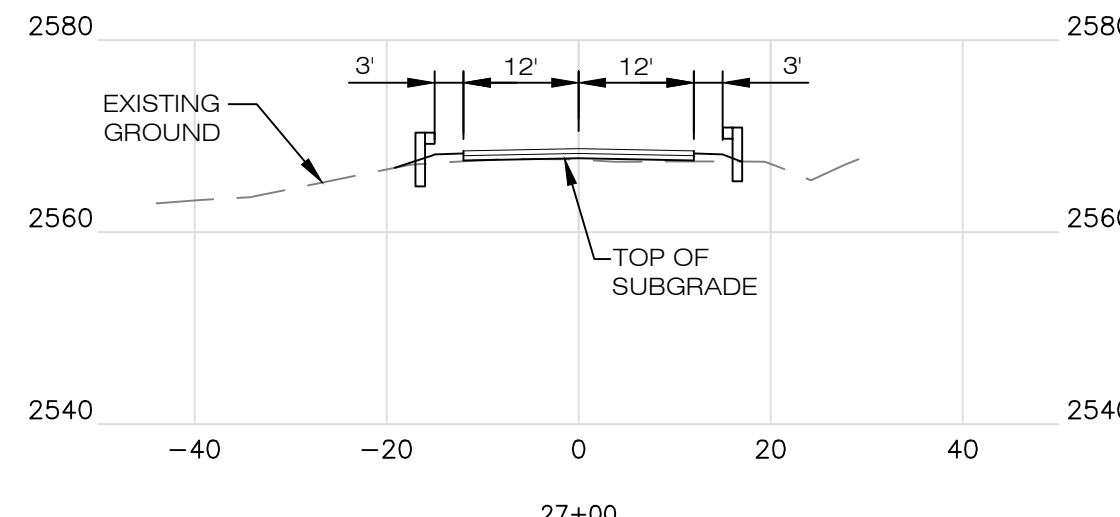
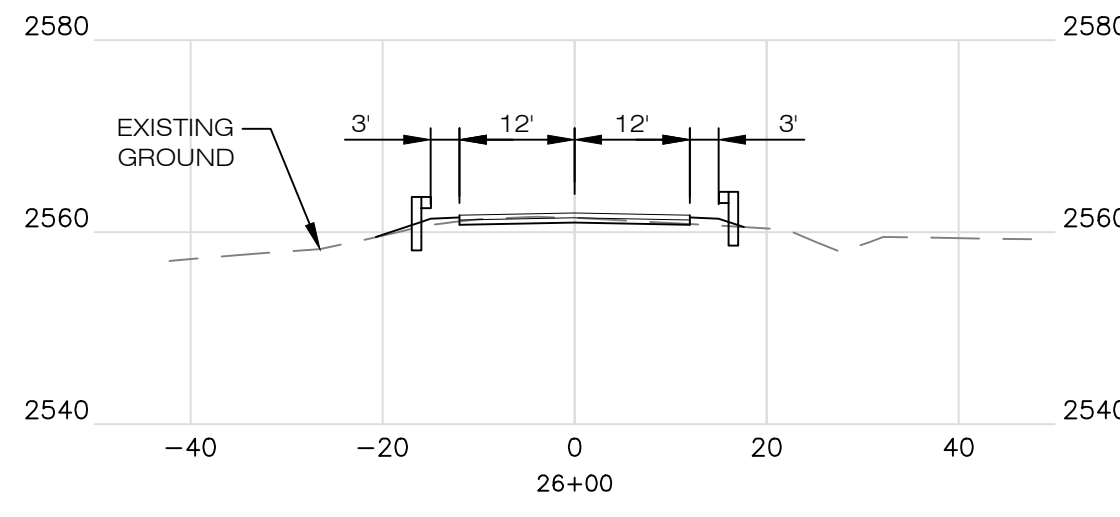
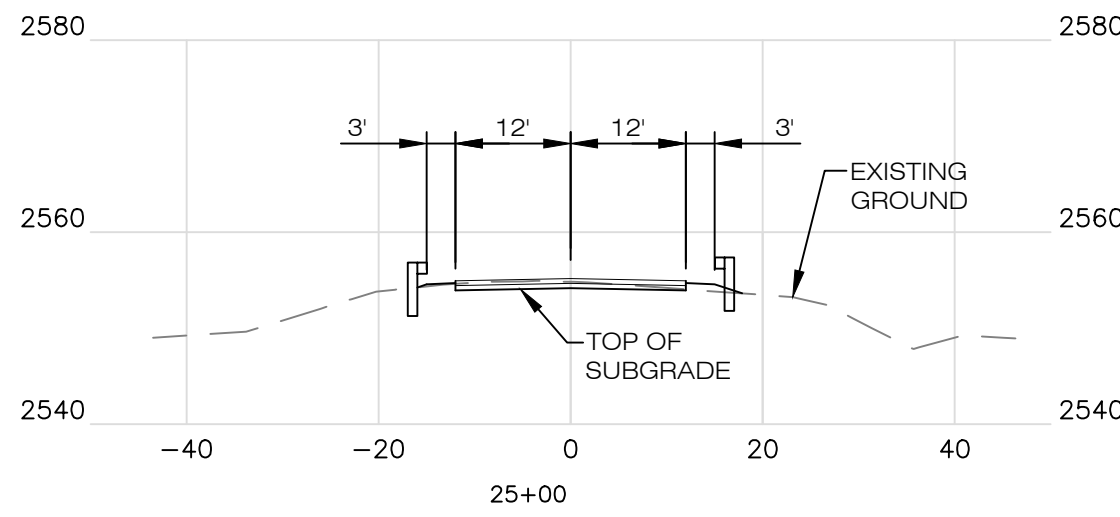
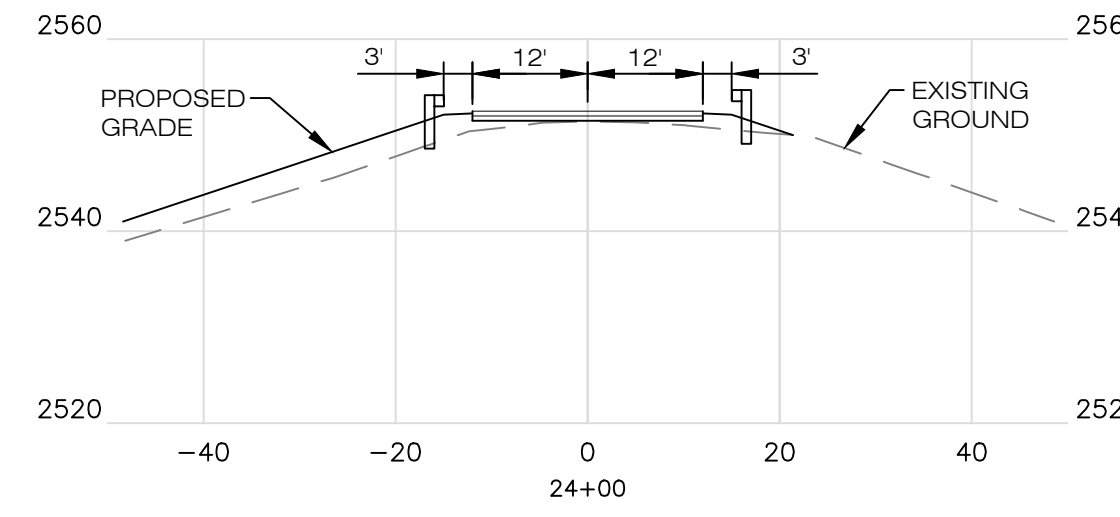
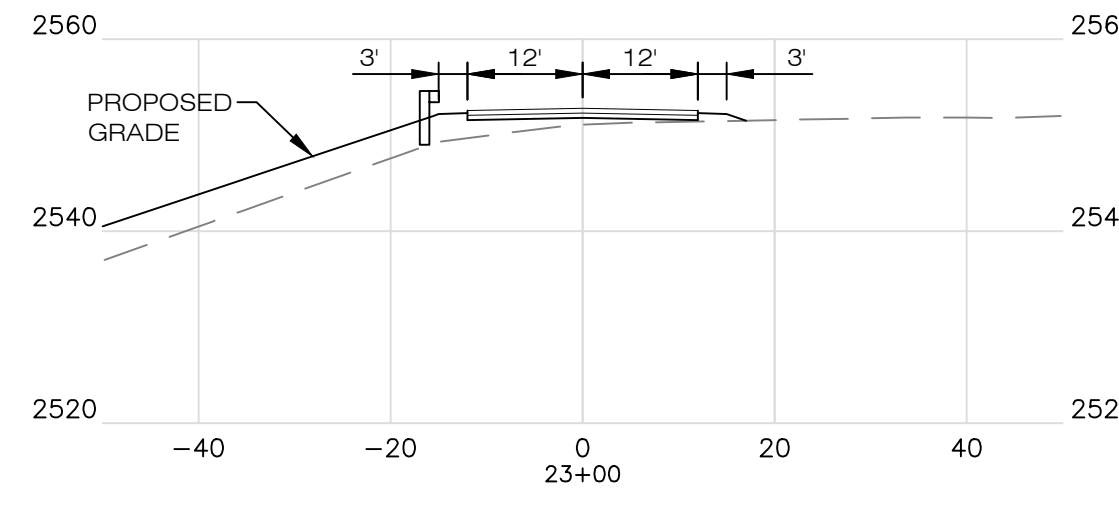
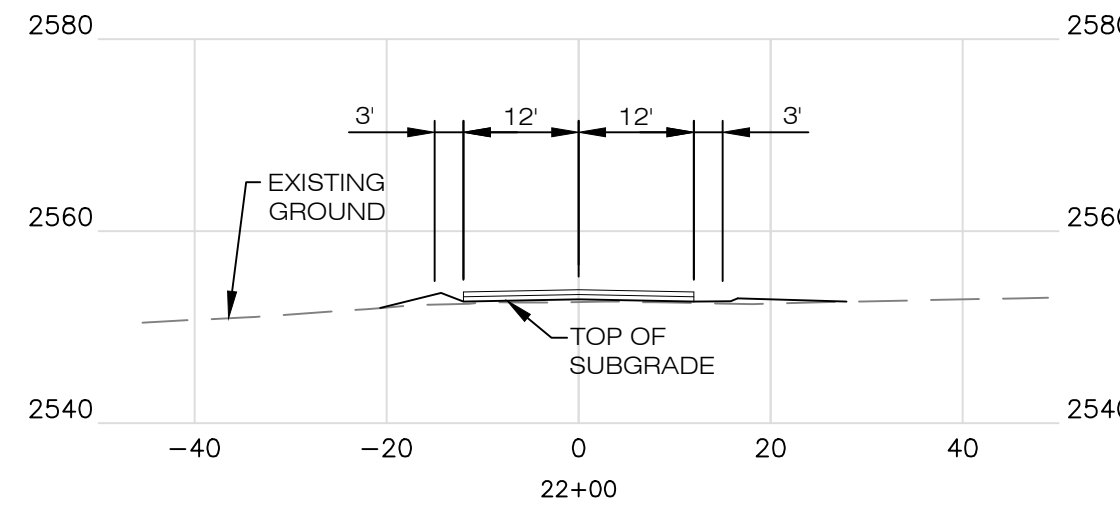
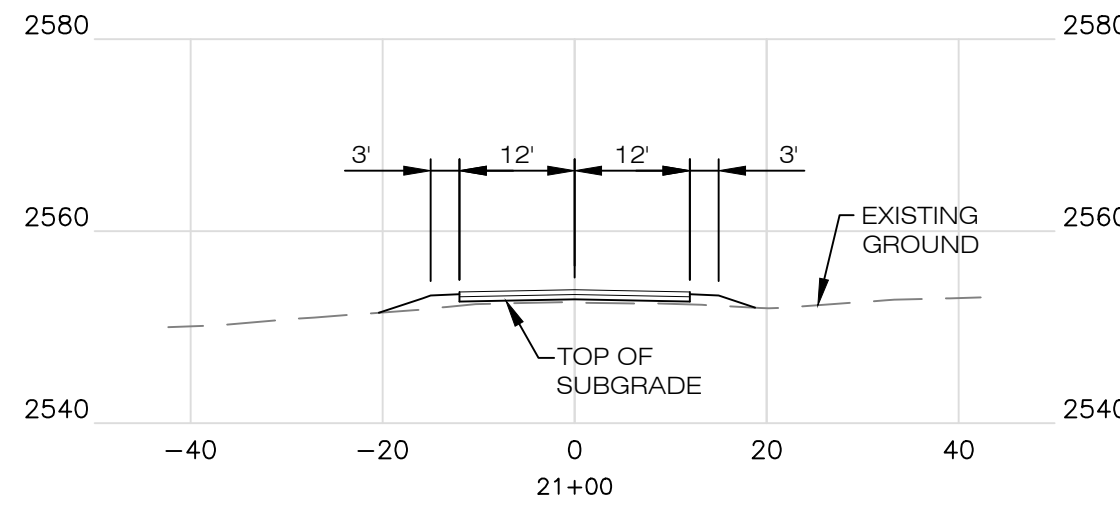
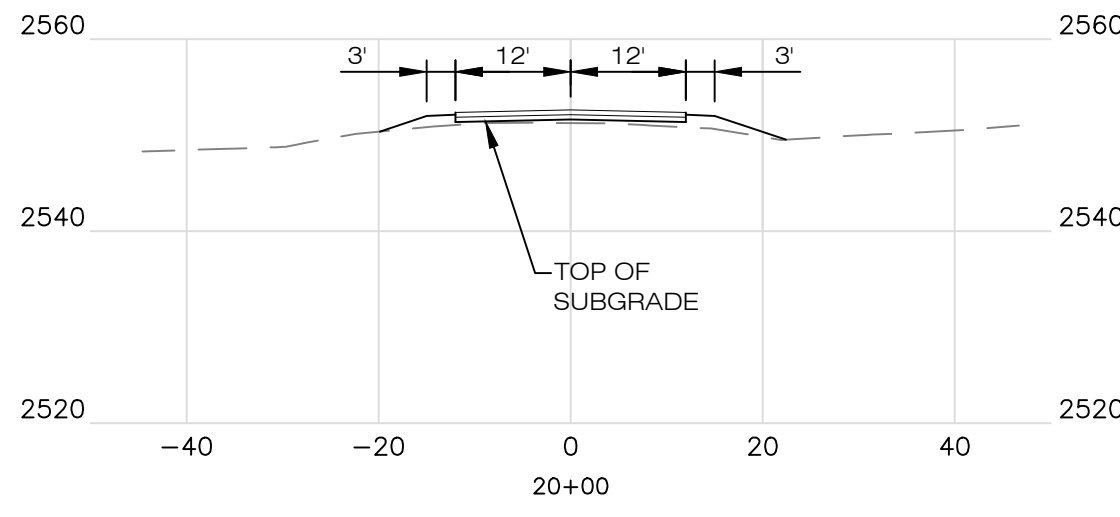
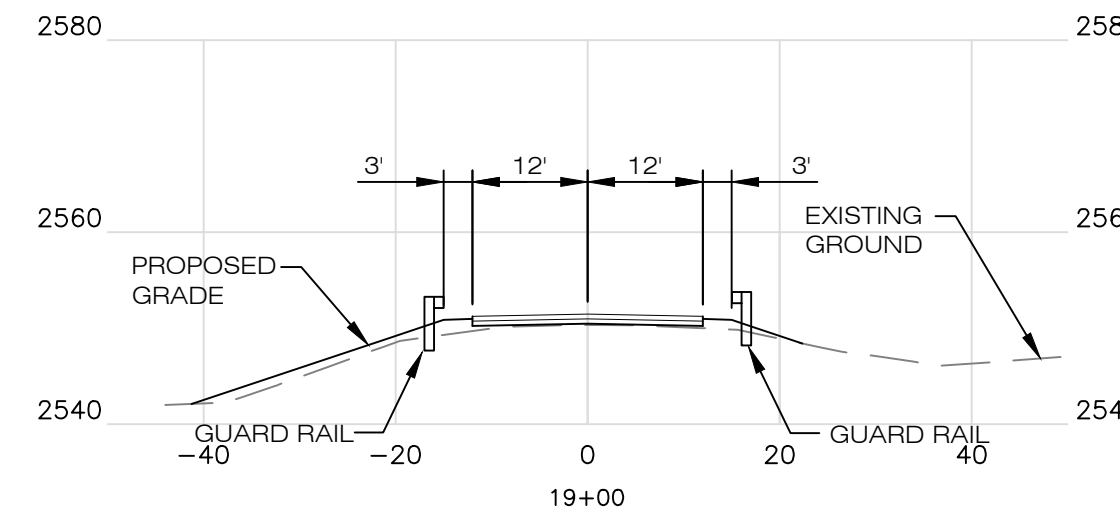
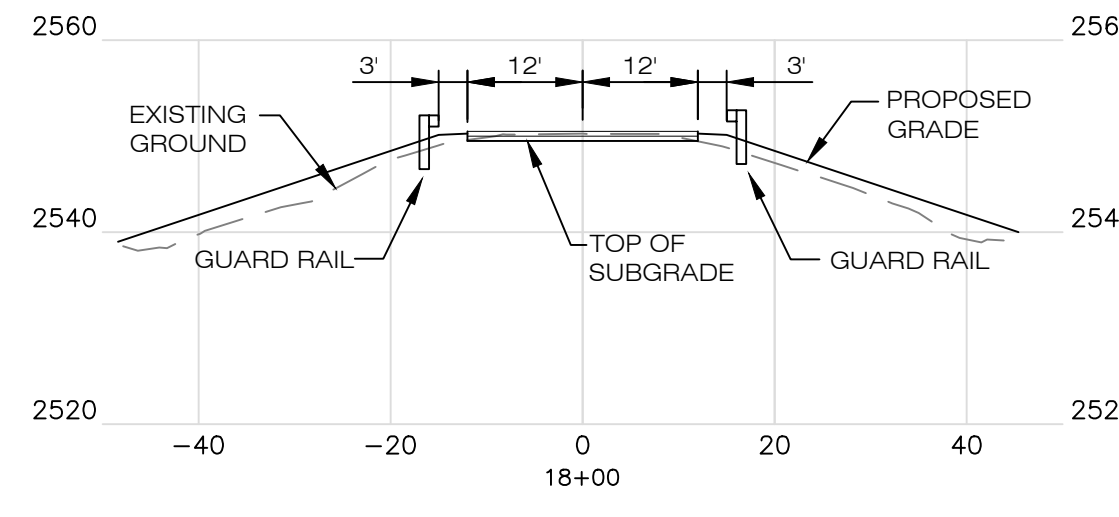
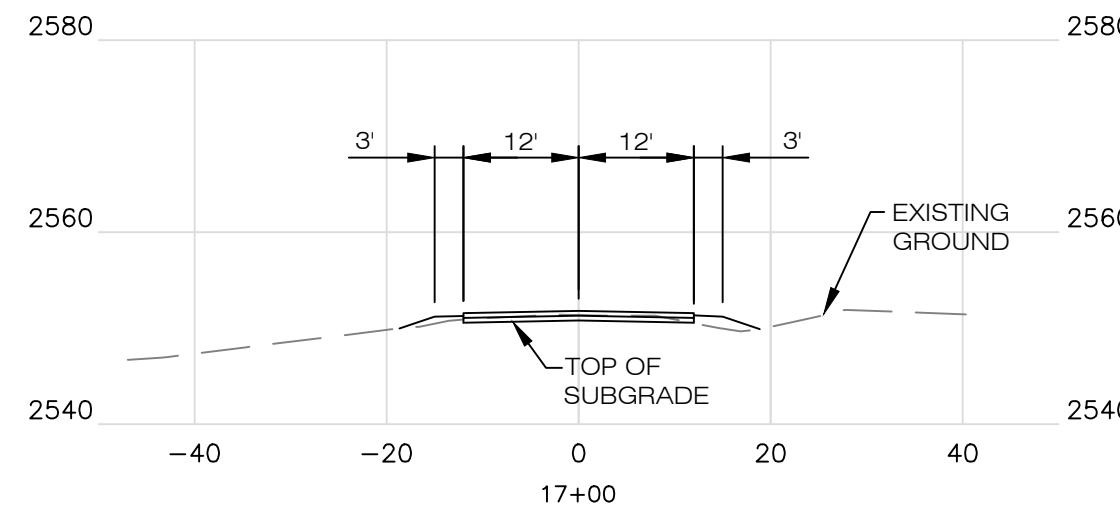
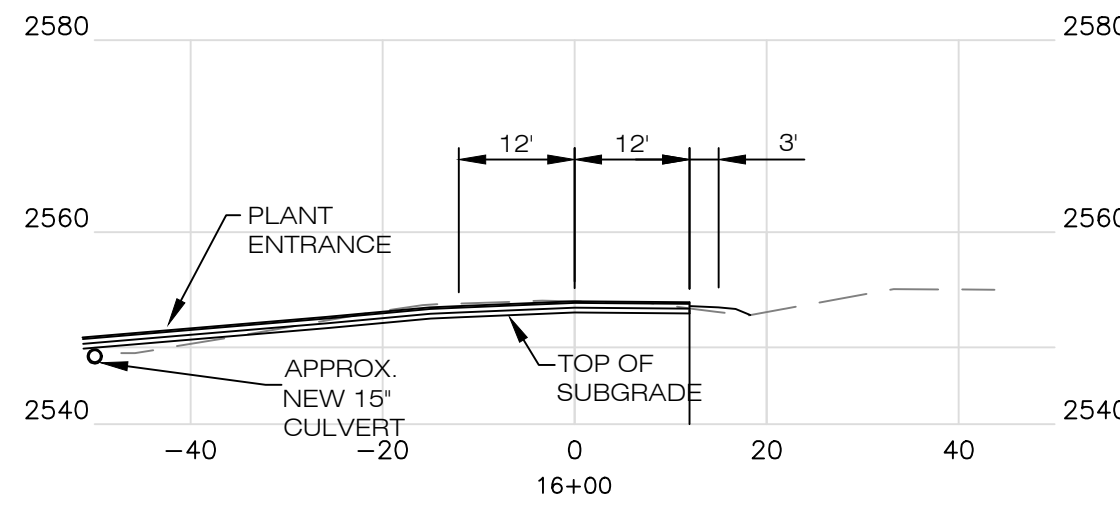
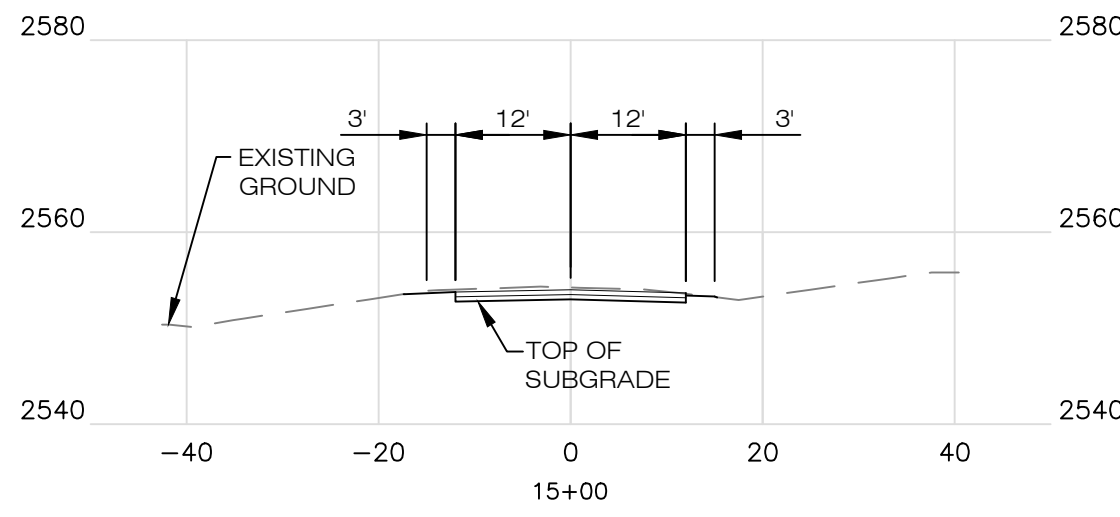
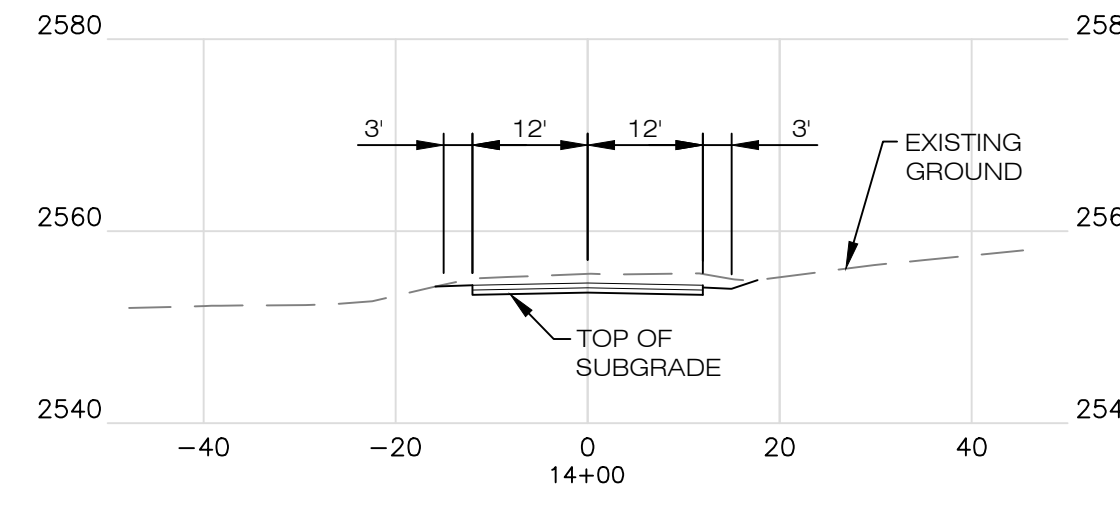
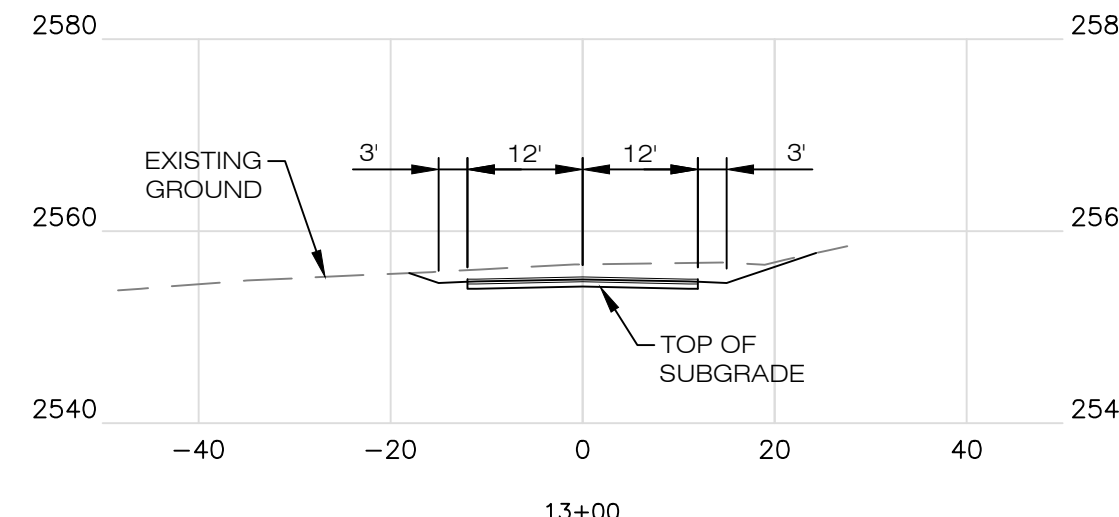
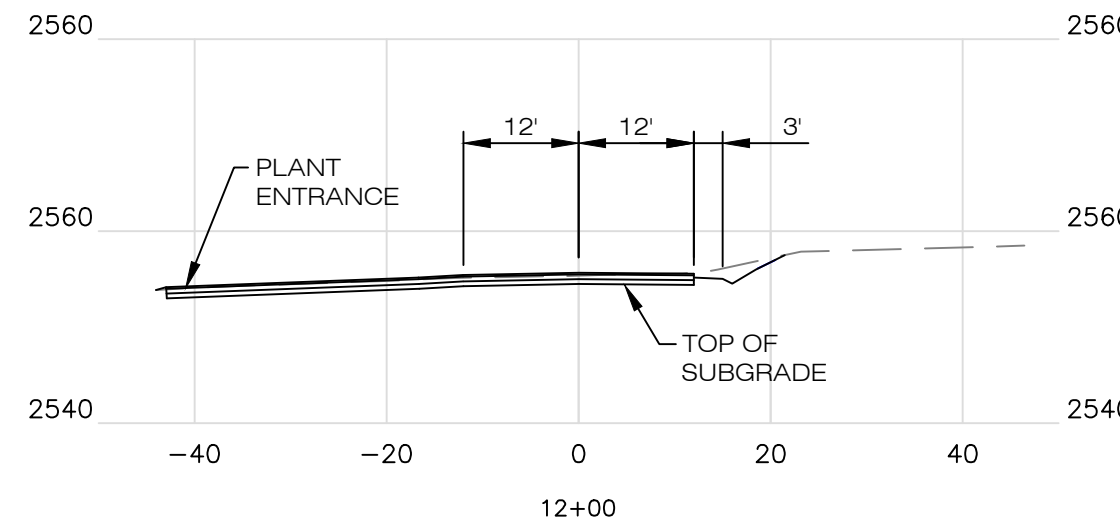
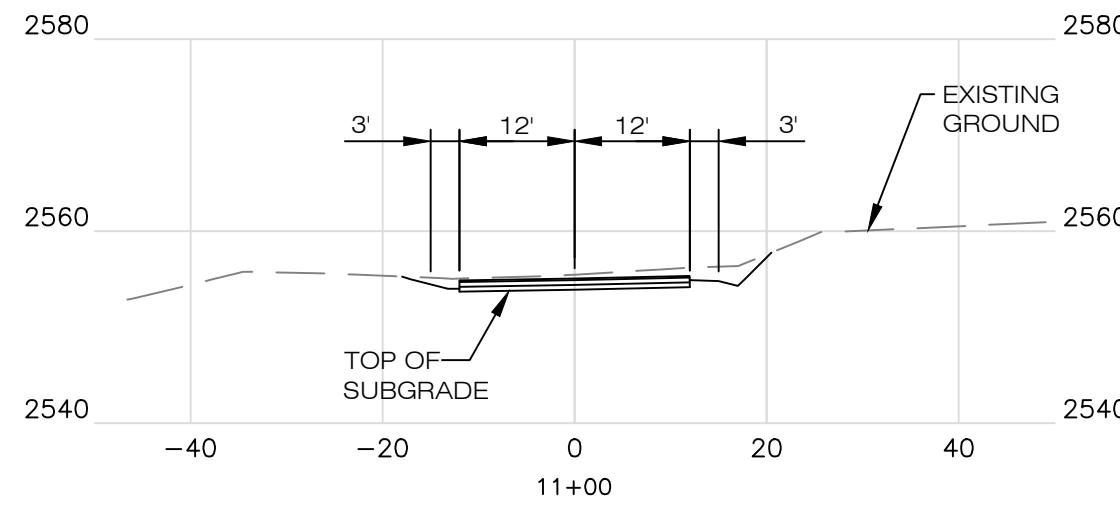
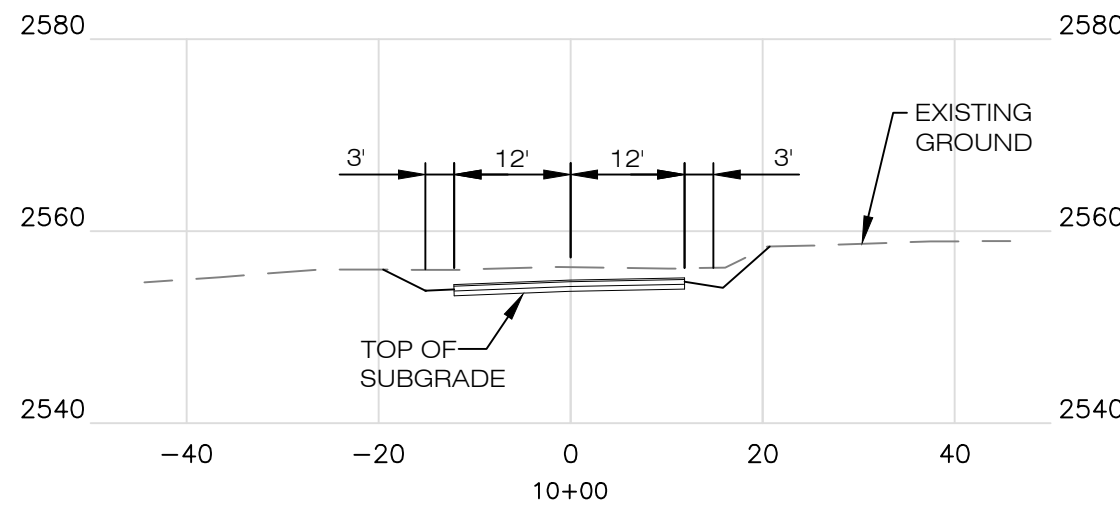
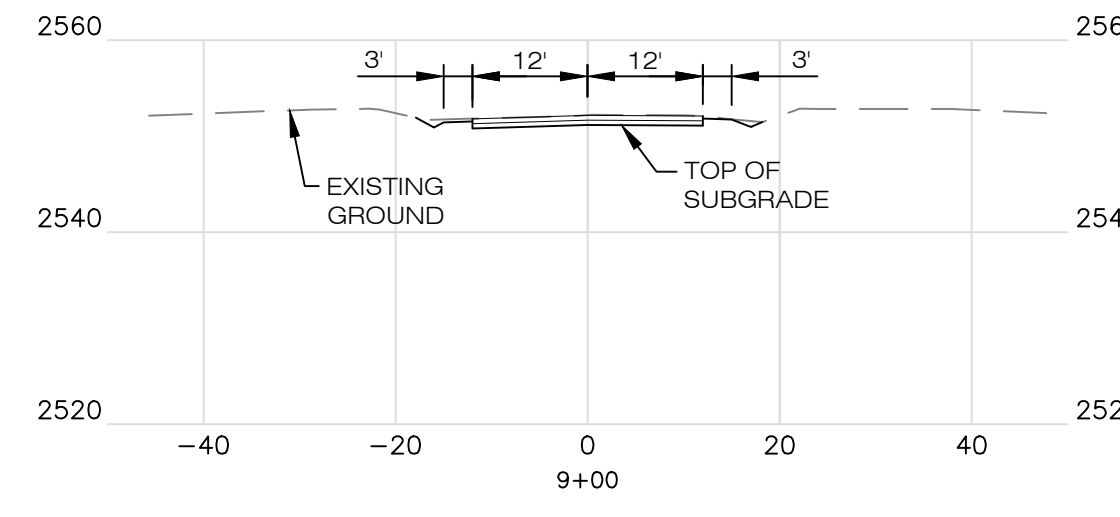
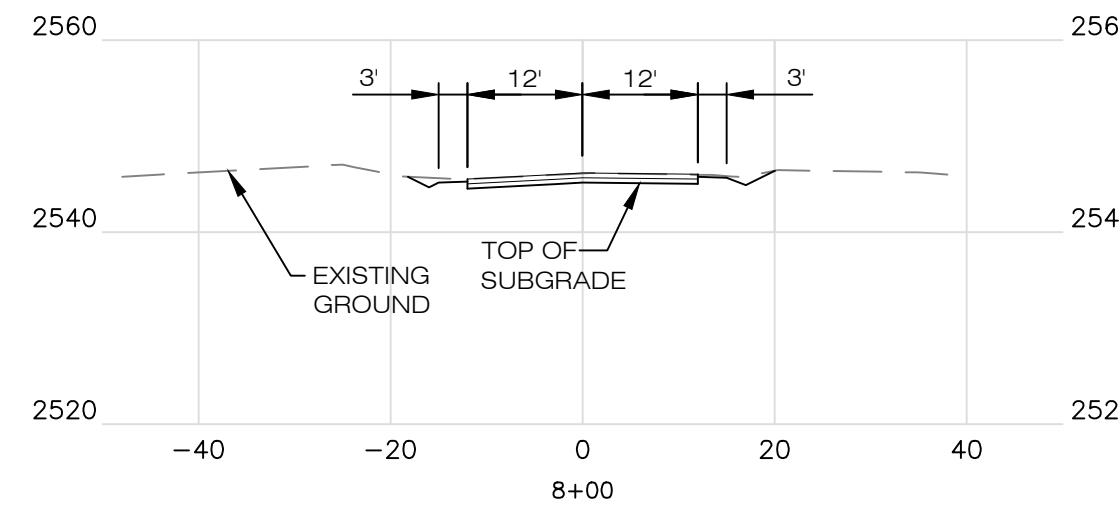
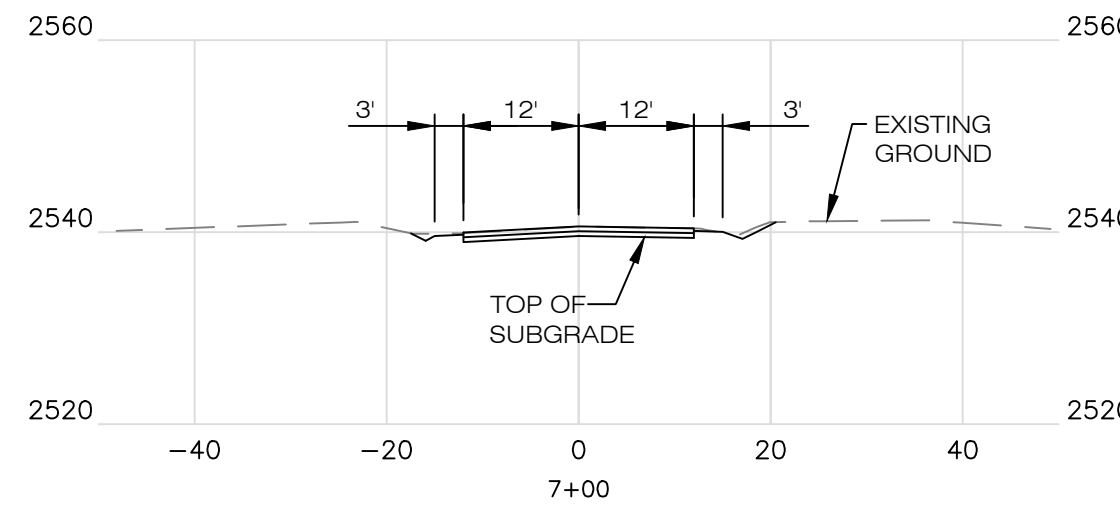
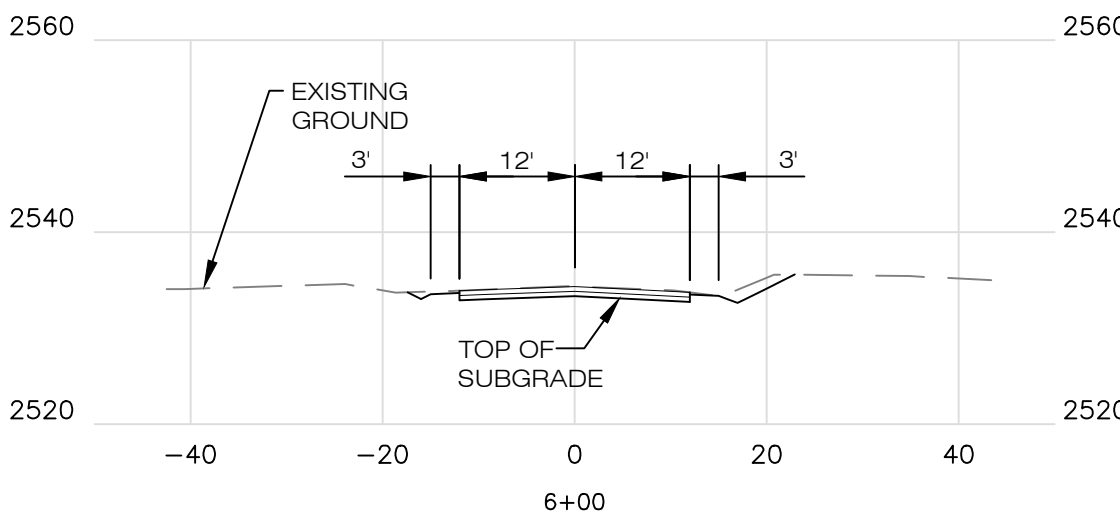
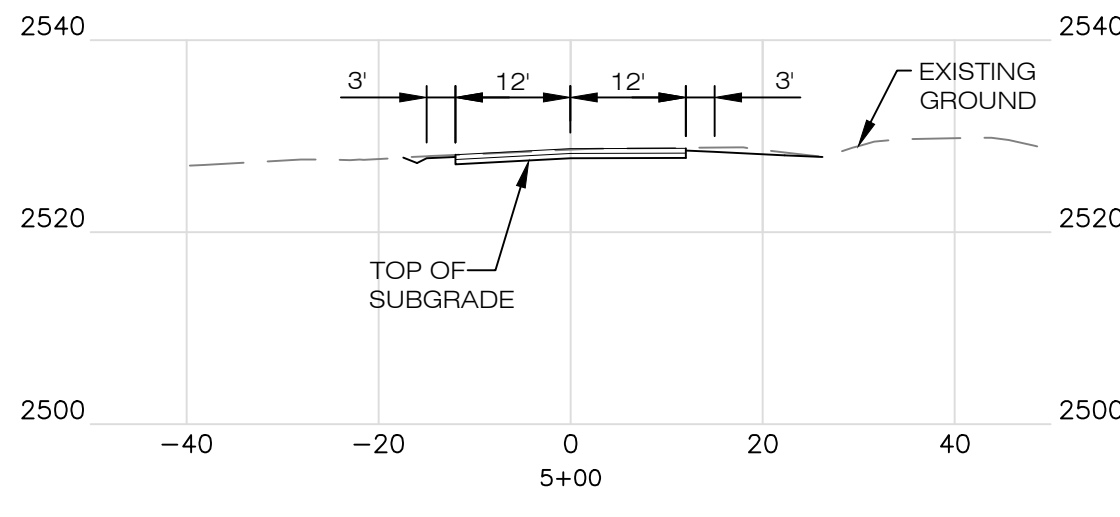
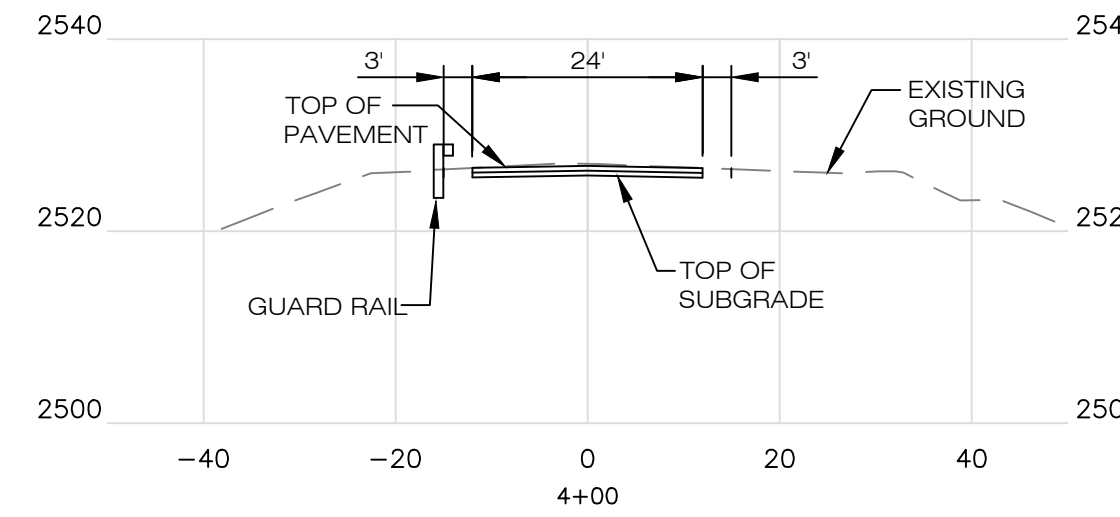
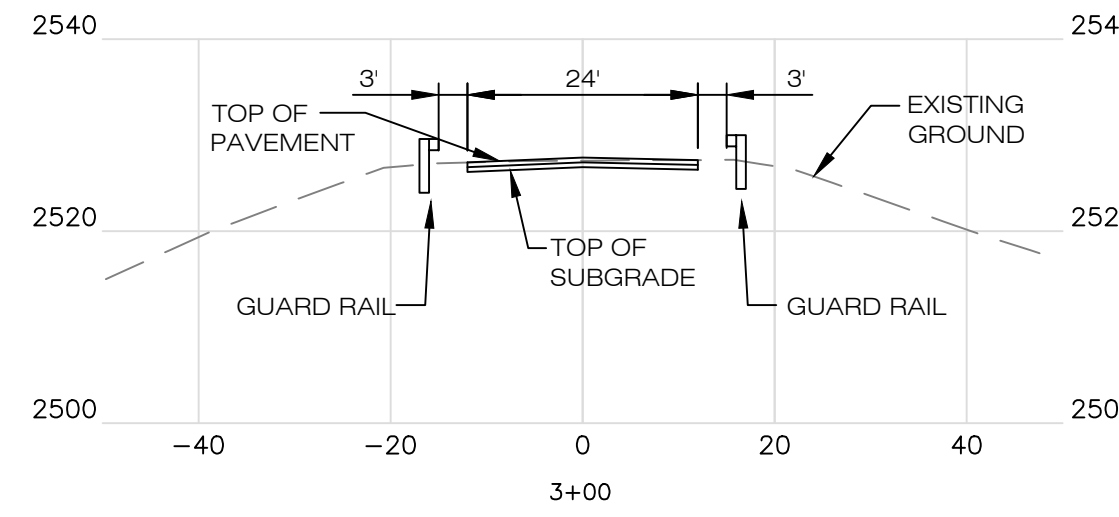
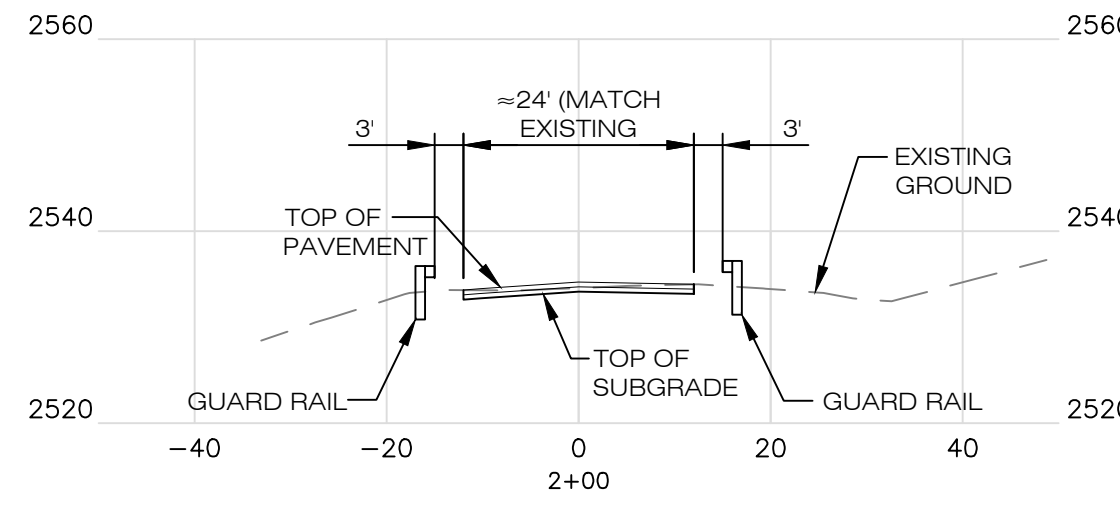
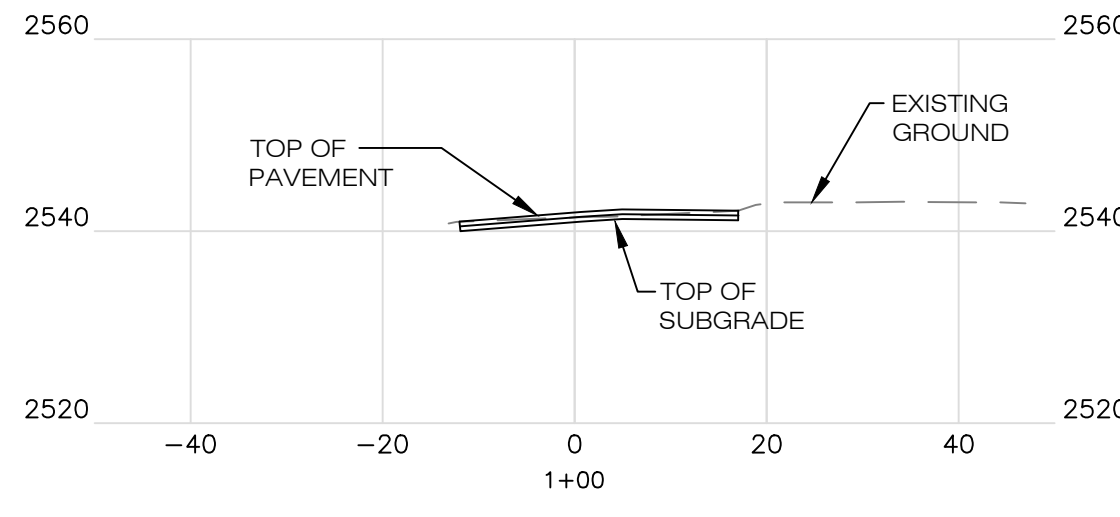
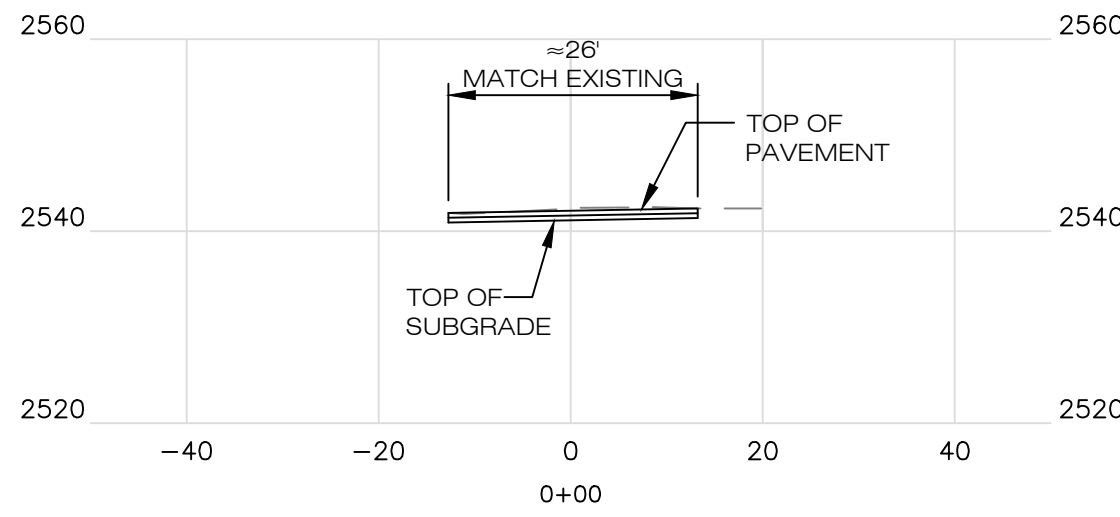
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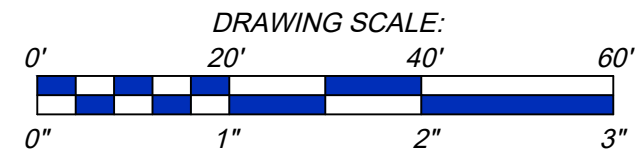
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REV.	DESCRIPTION	DATE	PROPOSED ROAD PROFILE
SOUTHERN INDUSTRIAL DRIVE BEAVER, WEST VIRGINIA			PROJECT NO: 25-007 DRAWING NO. 25-007-D6
NEW RIVER GORGE REGIONAL DEVELOPMENT AUTHORITY			
DRAWN BY: CTD 03-24-2025			
CHECKED BY:			APPROVED BY:



NOTE: NEW GUARDRAIL
SHOWN APPROXIMATELY IN
SECTIONS.



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REV.	DESCRIPTION	DATE

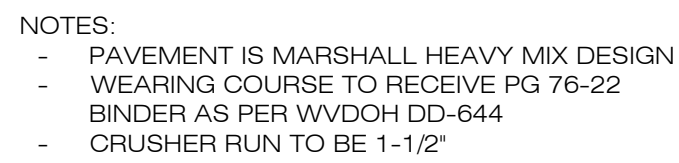
**PROPOSED ROAD
SECTIONS**

SOUTHERN INDUSTRIAL DRIVE
BEAVER, WEST VIRGINIA

NEW RIVER GORGE REGIONAL
DEVELOPMENT AUTHORITY

PROJECT NO: 25-007

DRAWING NO. 25-007-D7

[illegible]

N.T.S.



N.T.S.



NOTE: ALL GUARD RAILING MATERIALS AND
INSTALLATION SHALL CONFORM TO WVDOH
STANDARDS AND TECHNICAL SPECIFICATIONS
TO MEET CLASS II TYPE GUARDRAIL.

N.T.S.



N.T.S.



1. INSTALL PER MANUFACTURERS REQUIREMENTS AND RECOMMENDATIONS.
2. MAINTENANCE SHALL BE PERFORMED AS NEEDED AND SEDIMENT REMOVED AND PROPERLY DISPOSED OF WHEN IT IS 6" DEEP OR VISIBLE BULGES DEVELOP IN THE FENCE.
3. SILT FENCE SHALL REMAIN IN PLACE UNTIL ALL AREAS ARE STABILIZED.
4. SILT FENCE SHALL BE REMOVED WHEN NO LONGER NEEDED. THE SEDIMENT COLLECTED SHALL BE PROPERLY DISPOSED AND THE AREA DISTURBED BY THE REMOVAL SHALL BE SMOOTHED AND REVEGETATED.
5. SILT FENCE SHALL BE INSPECTED EVERY 4 DAYS AND WITHIN 24 HOURS FOLLOWING A RAIN EVENT OF >0.25 INCHES IN A 24 HOUR PERIOD.
6. IF THE FABRIC ON A SILT FENCE SHOULD DECOMPOSE OR BECOME INEFFECTIVE THEN IT SHALL BE REPLACED PROMPTLY.

N.T.S.

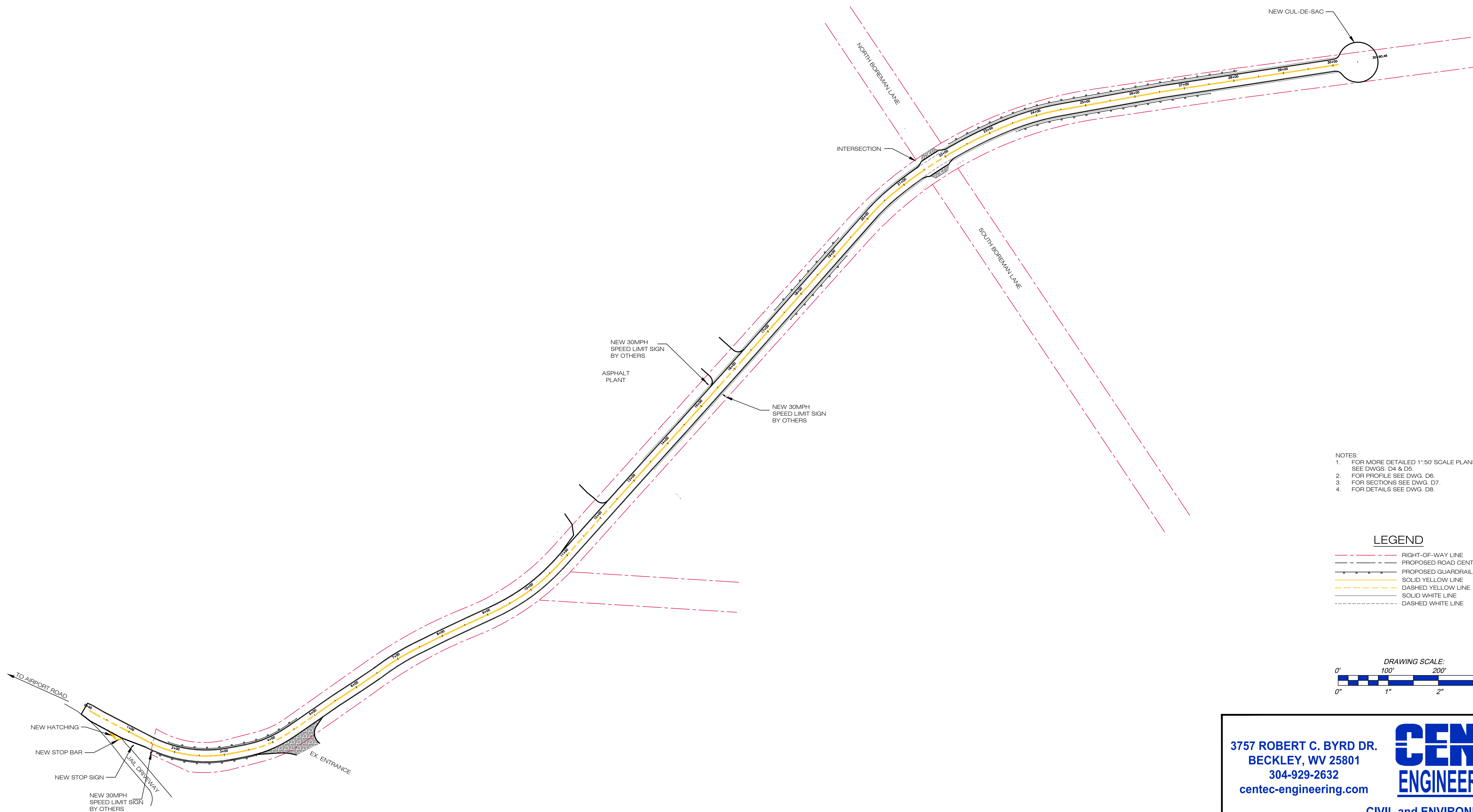



 HDPE CULVERT CROSS-SECTION
 N.T.S.

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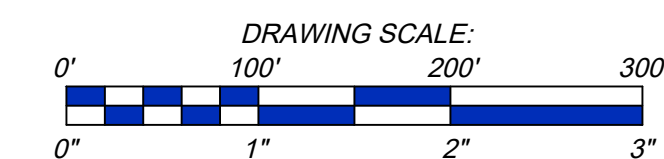
CIVIL and ENVIRONMENTAL ENGINEERS

DETAILS	
SOUTHERN INDUSTRIAL DRIVE BEAVER, WEST VIRGINIA	
NEW RIVER GORGE REGIONAL DEVELOPMENT AUTHORITY	
PROJECT NO: 25-007	
DRAWING NO. 25-007-D8	



LEGEND

- | | |
|---|--------------------------|
|  | RIGHT-OF-WAY LINE |
|  | PROPOSED ROAD CENTERLINE |
|  | PROPOSED GUARDRAIL |
|  | SOLID YELLOW LINE |
|  | DASHED YELLOW LINE |
|  | SOLID WHITE LINE |
|  | DASHED WHITE LINE |



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STRIPING AND SIGN PLAN

REV.	DESCRIPTION	DATE	STRIPING AND SIGN PLAN
DRAWN BY: CTD 03-21-2025			SOUTHERN INDUSTRIAL DRIVE BEAVER, WEST VIRGINIA
CHECKED BY:			NEW RIVER GORGE REGIONAL DEVELOPMENT AUTHORITY
APPROVED BY:			PROJECT NO: 25-007
			DRAWING NO. 25-007-D9