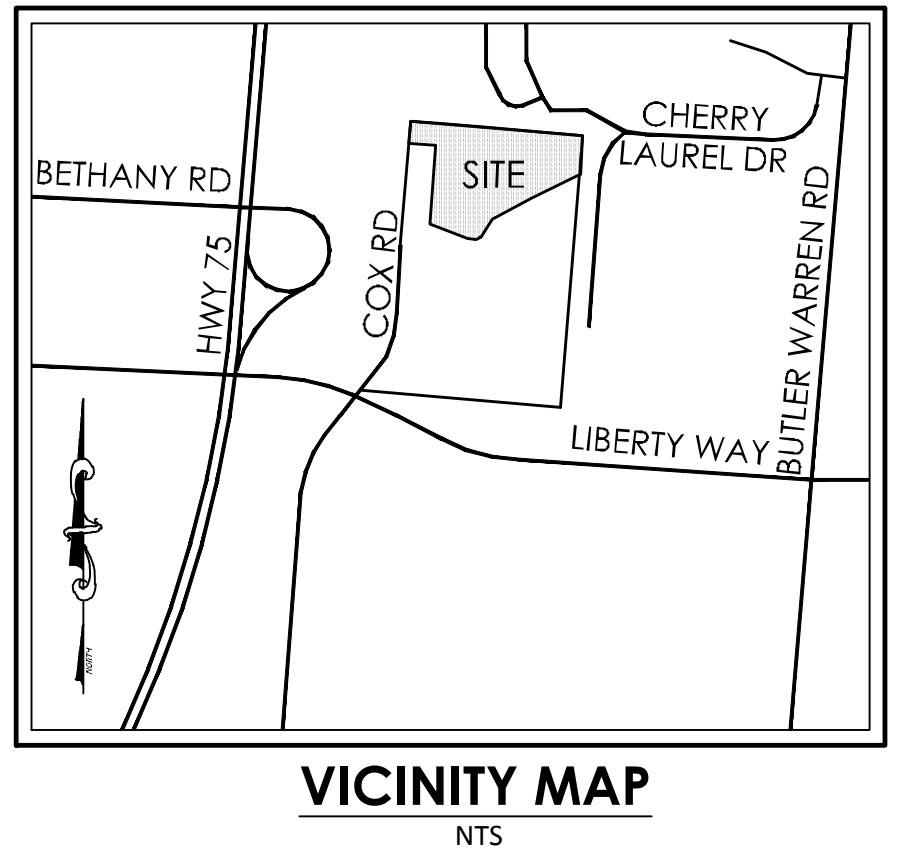


**SHEET INDEX**

1	COVER SHEET
2	PROPERTY MAP
3	EXISTING CONDITIONS
4-6	LAYOUT PLAN
7-9	UTILITY PLAN
10-12	GRADING PLAN
13	S.W.P.P. PLAN
14	S.W.P.P.P. NOTES/DETAILS
15-16	PROFILES
17-19	PRIVATE WATERLINE DETAILS
20-21	DETAILS
	LANDSCAPE PLANS



**OWNER**  
HEN JUR, LLC  
11148 WOODWARD LANE  
CINCINNATI, OH 45241

**APPLICANT**  
RELAY 129, LLC  
4901 HUNT RD SUITE #300  
CINCINNATI, OH 45242

**PARCEL DATA**  
TAX PARCEL NUMBER: 02010009000007  
AREA: 22.1325 AC.

**ZONING CLASSIFICATION**  
EXISTING ZONING CLASSIFICATION: MU-PUD

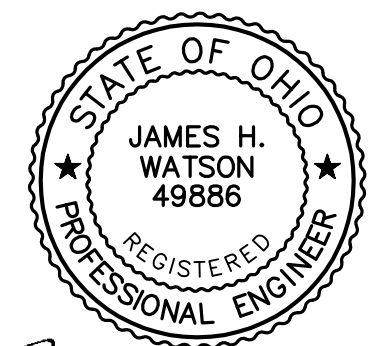
**DEVELOPMENT DATA**  
PROPOSED NUMBER OF HOUSING UNITS: 402

**DENSITY**  
MAXIMUM BUILDING HEIGHT: 65' - 5-STORIES, SEE ARCHITECTURAL PLANS

**PARKING ANALYSIS**  
GARAGE PARKING SPACES: 210  
SURFACE PARKING SPACES: 493  
TOTAL SITE PARKING SPACES: 703  
PARKING SPACES PER UNIT: 1.75

**SURFACE ADA PARKING SPACES**  
GARAGE ADA PARKING SPACES: 8  
TOTAL ADA PARKING SPACES AVAILABLE: 8

**AVAILABLE VAN ACCESSIBLE PARKING SPACES**  
26



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**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
COVER SHEET

**HILLS**  
PROPERTIES

**MSP**  
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Landscape Architecture  
Planning  
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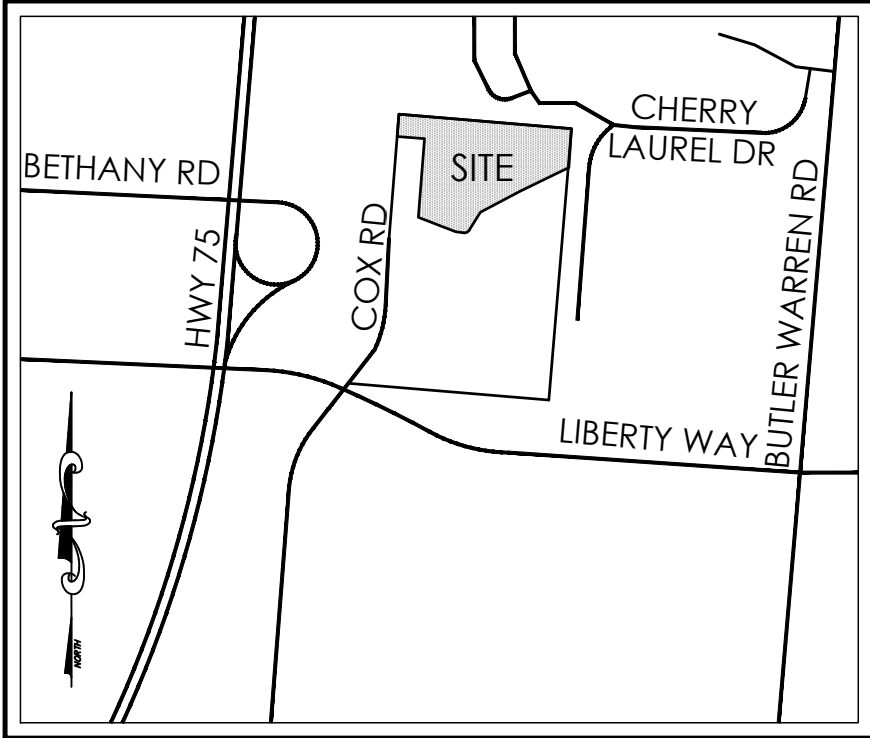
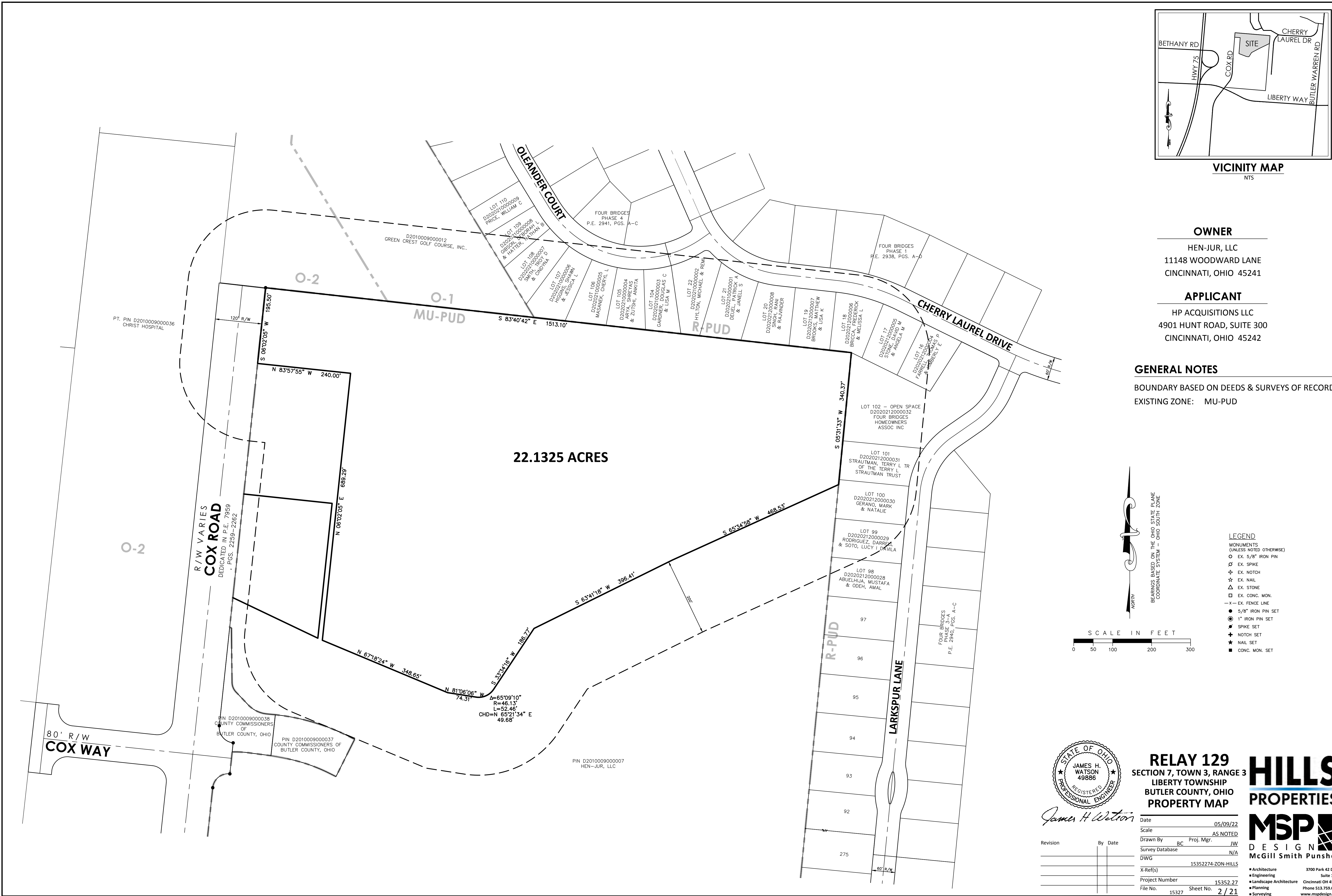
3700 Park 42 Drive  
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Cincinnati OH 45241  
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Date	05/09/22
Scale	AS NOTED
Drawn By	BC
Proj. Mgr.	JW
Survey Database	15352.27
DWG	15352274-IMP-HILLS
X-Ref(s)	
Project Number	15352.27
File No.	Sheet No. 1 / 21

Revision	By	Date
BCWS COMMENTS	BC	06/07/22
BCED COMMENTS	BC	06/27/22



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VICINITY MAP  
NTS

OWNER

HEN-JUR, LLC  
11148 WOODWARD LANE  
CINCINNATI, OHIO 45241

APPLICANT

HP ACQUISITIONS LLC  
4901 HUNT ROAD, SUITE 300  
CINCINNATI, OHIO 45242

GENERAL NOTES

BOUNDARY BASED ON DEEDS & SURVEYS OF RECORD  
EXISTING ZONE: MU-PUD

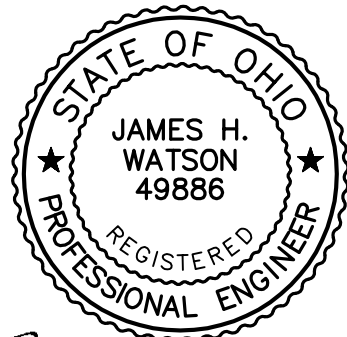


BEARINGS BASED ON THE OHIO STATE PLANE  
COORDINATE SYSTEM - OHIO SOUTH ZONE



LEGEND

- MONUMENTS  
(UNLESS NOTED OTHERWISE)
- EX. 5/8" IRON PIN
  - ⊕ EX. SPIKE
  - ✦ EX. NOTCH
  - ✱ EX. NAIL
  - △ EX. STONE
  - EX. CONC. MON.
  - x— EX. FENCE LINE
  - 5/8" IRON PIN SET
  - ⊙ 1" IRON PIN SET
  - ✦ SPIKE SET
  - ✱ NOTCH SET
  - ✱ NAIL SET
  - CONC. MON. SET



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RELAY 129  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
PROPERTY MAP

Date	05/09/22
Scale	AS NOTED
Drawn By	BC
Proj. Mgr.	JW
Survey Database	N/A
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X-Ref(s)	
Project Number	15352.27
File No.	15327
Sheet No.	2 / 21

HILLS  
PROPERTIES

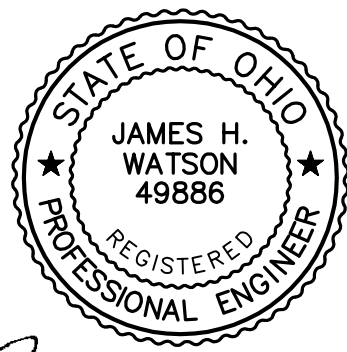
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Revision	By	Date

**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
EXISTING CONDITIONS

Date	05/09/22
Scale	AS NOTED
Drawn By	BC
Proj. Mgr.	JW
Survey Database	15352.27
DWG	15352274-IMP-HILLS
X-Ref(s)	
Project Number	15352.27
File No.	Sheet No. 3 / 21

**HILLS**  
DESIGN

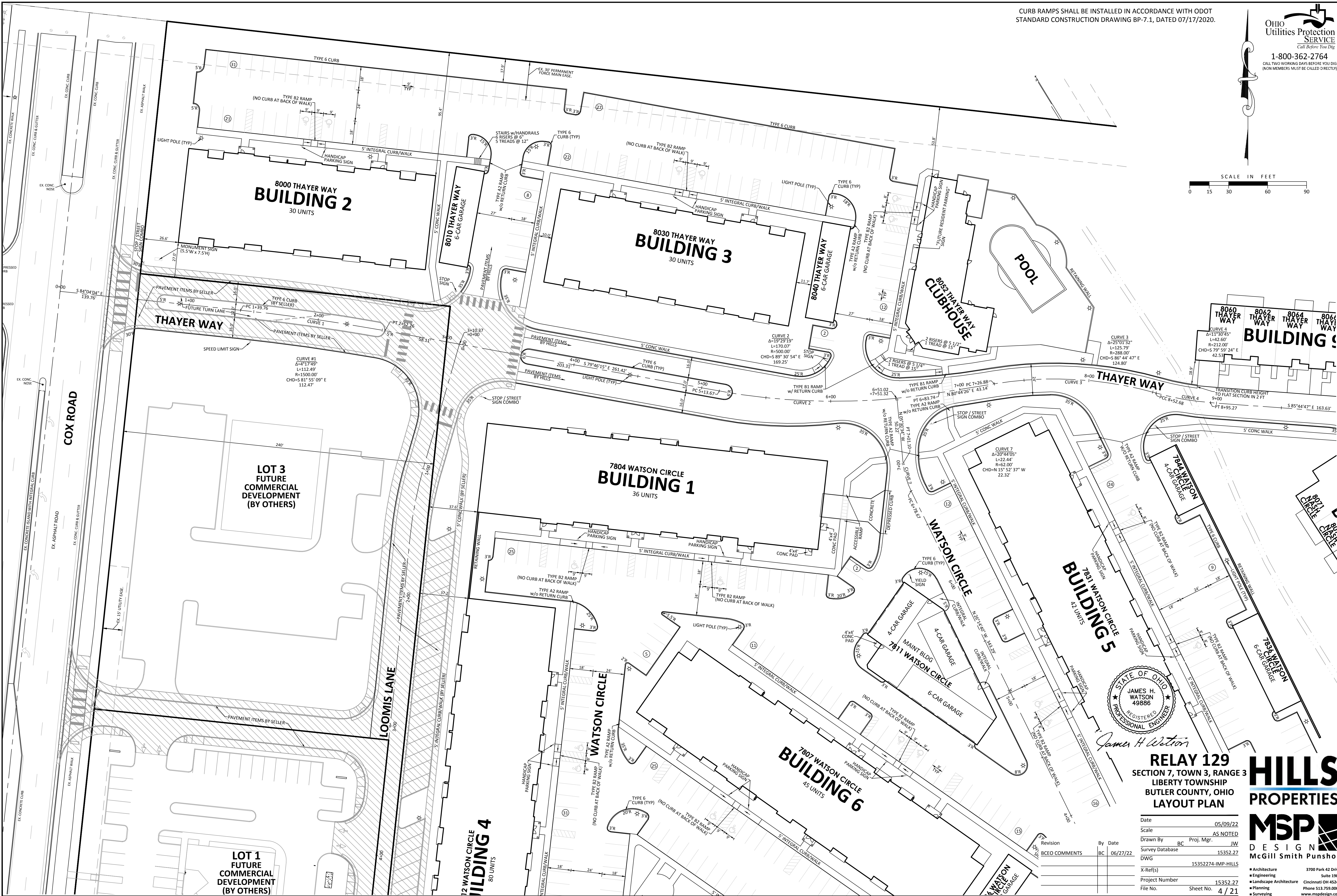
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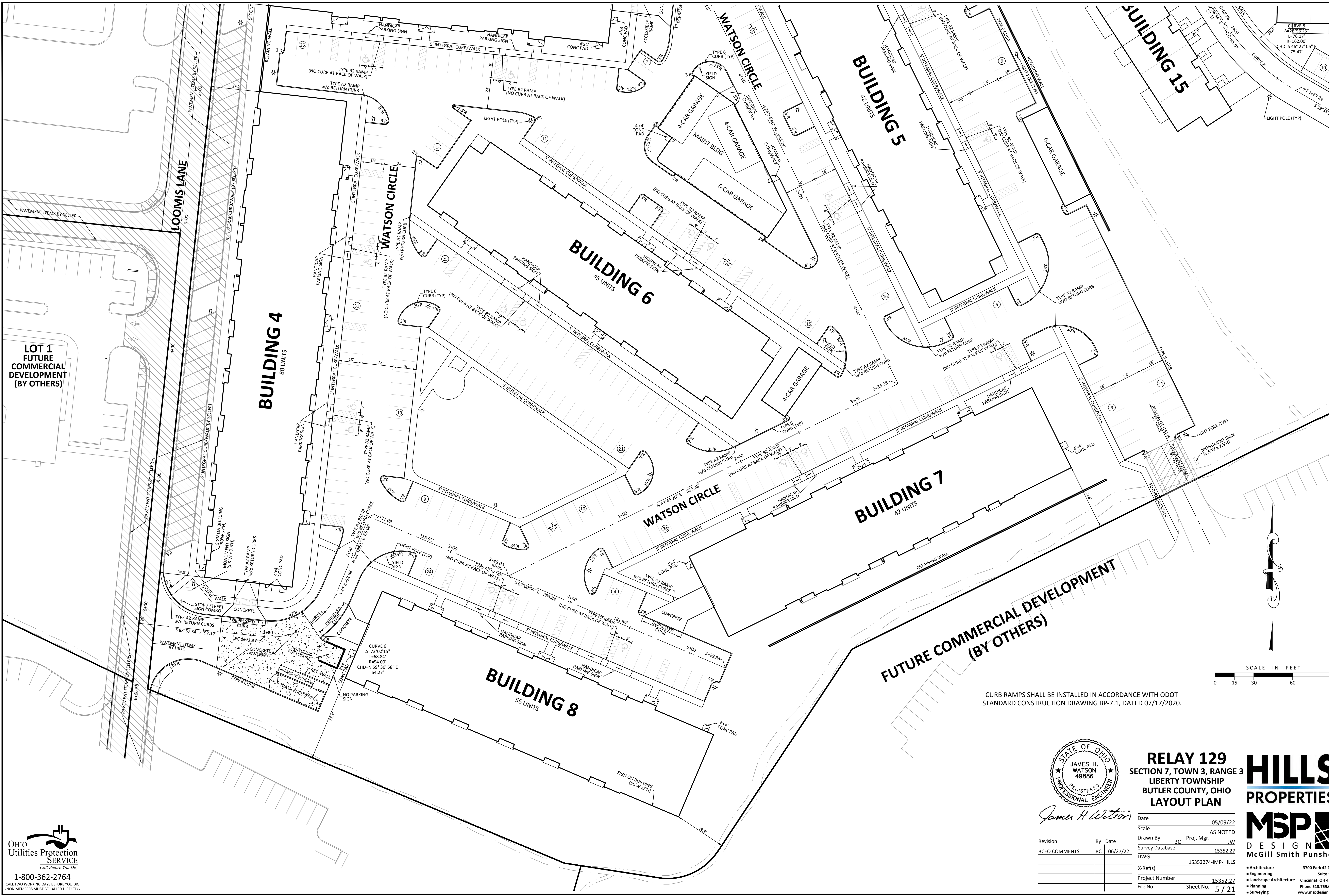


CURB RAMPS SHALL BE INSTALLED IN ACCORDANCE WITH ODOT  
STANDARD CONSTRUCTION DRAWING BP-7.1, DATED 07/17/2020.

SCALE IN FEET  
0 15 30 60 90







LOT 1  
FUTURE  
COMMERCIAL  
DEVELOPMENT  
(BY OTHERS)

BUILDING 4  
80 UNITS

BUILDING 6  
45 UNITS

BUILDING 5  
42 UNITS

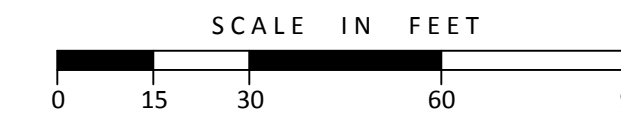
BUILDING 15

BUILDING 7  
42 UNITS

BUILDING 8  
56 UNITS

FUTURE COMMERCIAL DEVELOPMENT  
(BY OTHERS)

CURB RAMPS SHALL BE INSTALLED IN ACCORDANCE WITH ODOT  
STANDARD CONSTRUCTION DRAWING BP-7.1, DATED 07/17/2020.



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Revision	By	Date
BC00 COMMENTS	BC	06/27/22

**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
LAYOUT PLAN

Date	05/09/22
Scale	AS NOTED
Drawn By	BC
Proj. Mgr.	JW
Survey Database	15352.27
DWG	15352274-IMP-HILLS
X-Ref(s)	
Project Number	15352.27
File No.	Sheet No. 5 / 21

**HILLS**  
PROPERTIES  
**MSP**  
DESIGN  
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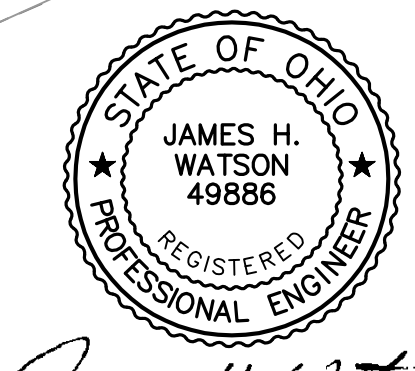
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Revision	By	Date
BC00 COMMENTS	BC	06/27/22

**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
**LAYOUT PLAN**

Date	05/09/22
Scale	AS NOTED
Drawn By	BC
Proj. Mgr.	JW
Survey Database	15352.27
DWG	15352274-IMP-HILLS
X-Ref(s)	
Project Number	15352.27
File No.	Sheet No. 6 / 21

**HILLS**  
PROPERTIES

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- Landscape Architecture
- Planning
- Surveying

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DUAL SERVICE WATER BRANCHES SHALL BE STUBBED OUT FROM THE WATERMAIN AS PART OF THE INITIAL WATERMAIN CONSTRUCTION. SEE "DUAL WATER SERVICE BRANCH STUB" DETAIL ON SHEET 21



James H Weston

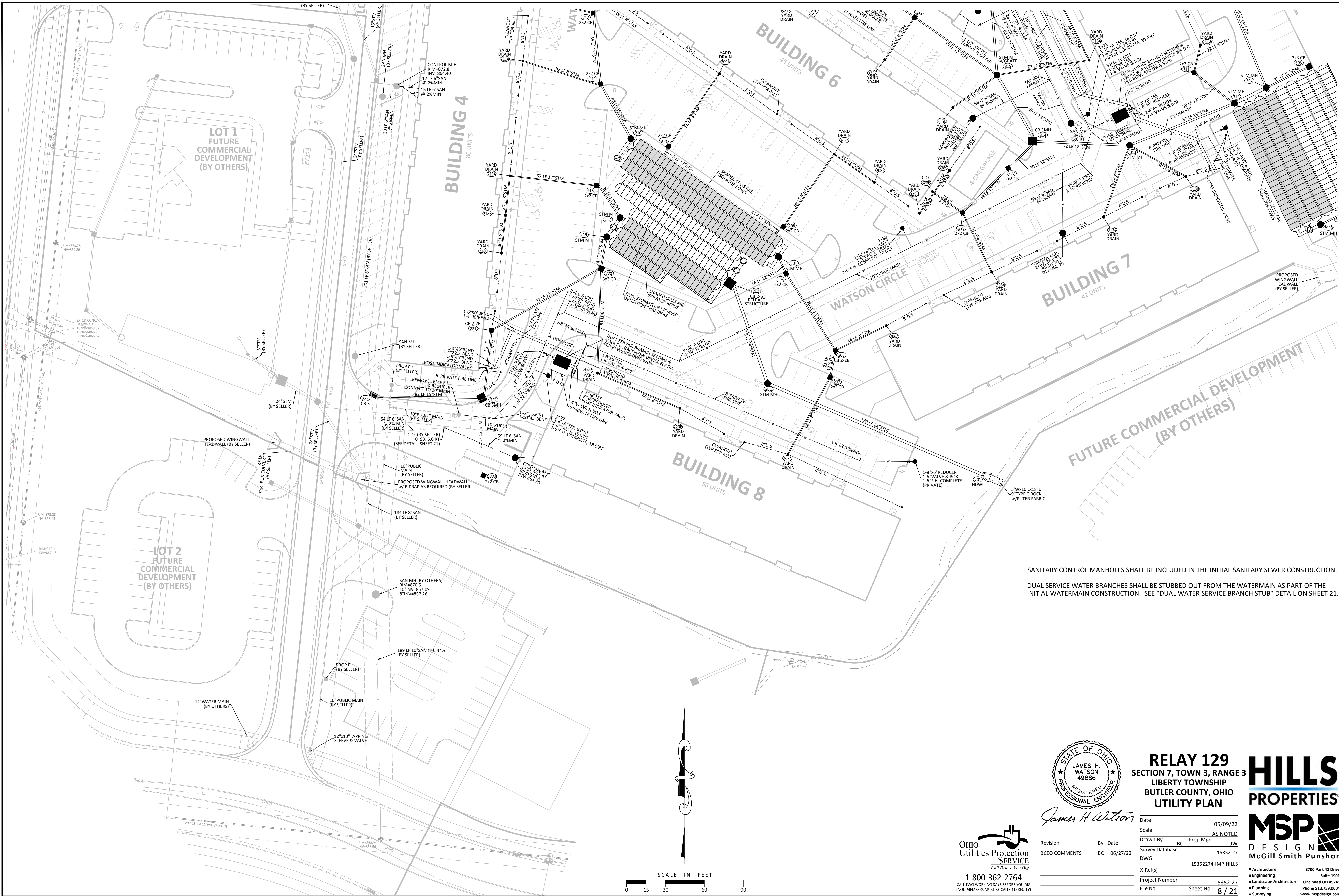
# 3 HILLS

## PROPERTIES

- Architecture 3700 Park 42 Drive
- Engineering Suite 190
- Landscape Architecture Cincinnati OH 45244
- Planning Phone 513.759.0000
- Surveying [www.mspsdesign.com](http://www.mspsdesign.com)

Date	05/09/22	
Scale	AS NOTED	
Drawn By	BC	Proj. Mgr. JW
Survey Database	15352.27	
DWG	15352274-IMP-HILLS	
X-Ref(s)		
Project Number	15352.27	
File No.	Sheet No.	7 / 21





SANITARY CONTROL MANHOLES SHALL BE INCLUDED IN THE INITIAL SANITARY SEWER CONSTRUCTION.

DUAL SERVICE WATER BRANCHES SHALL BE STUBBED OUT FROM THE WATERMAIN AS PART OF THE INITIAL WATERMAIN CONSTRUCTION. SEE "DUAL WATER SERVICE BRANCH STUB" DETAIL ON SHEET 21.



James H. Watson



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# RELAY 129 SECTION 7, TOWN 3, RANGE 3 LIBERTY TOWNSHIP BUTLER COUNTY, OHIO UTILITY PLAN

Date	05/09/22
Scale	AS NOTED
Drawn By	BC
Proj. Mgr.	JW
Survey Database	15352.27
DWG	15352274-IMP-HILLS
X-Ref(s)	
Project Number	15352.27
File No.	Sheet No. 8 / 21

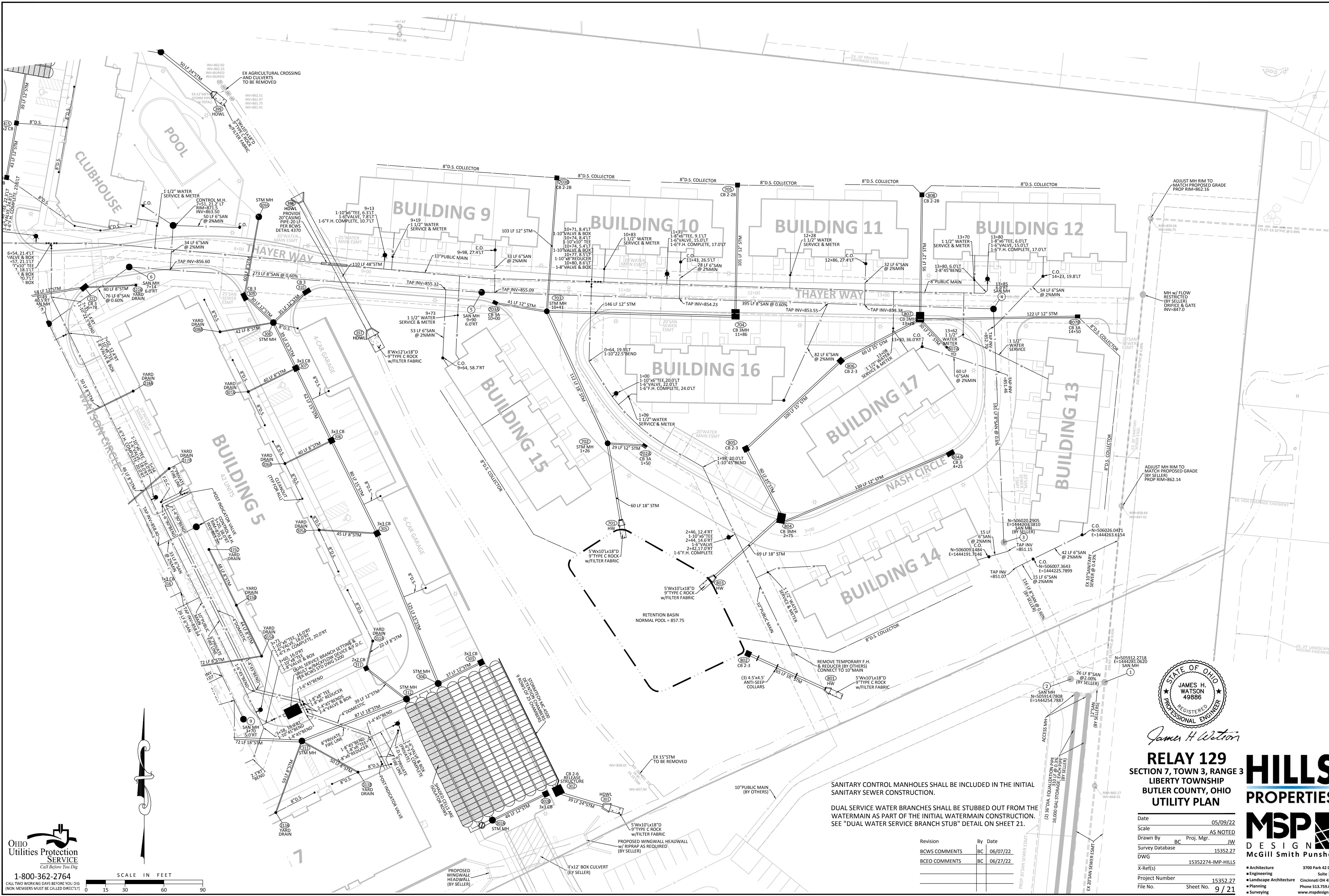
**HILLS**  
PROPERTIES


**MSP**  
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SCALE IN FEET

0 15 30 60 90

SANITARY CONTROL MANHOLES SHALL BE INCLUDED IN THE INITIAL  
SANITARY SEWER CONSTRUCTION.

DUAL SERVICE WATER BRANCHES SHALL BE STUBBED OUT FROM THE  
WATERMAIN AS PART OF THE INITIAL WATERMAIN CONSTRUCTION.  
SEE "DUAL WATER SERVICE BRANCH STUB" DETAIL ON SHEET 21.

Revision	By	Date
BCWS COMMENTS	BC	06/07/22
BCEO COMMENTS	BC	06/27/22

STATE OF OHIO  
JAMES H. WATSON  
REGISTERED  
PROFESSIONAL ENGINEER

*James H. Watson*  
**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
UTILITY PLAN

Date	05/09/22
Scale	AS NOTED
Drawn By	BC
Project Mgr.	JW
Survey Database	15352.27
DWG	15352274-IMP-HILLS
X-Ref(s)	
Project Number	15352.27
File No.	Sheet No. 9 / 21

**HILLS**  
PROPERTIES

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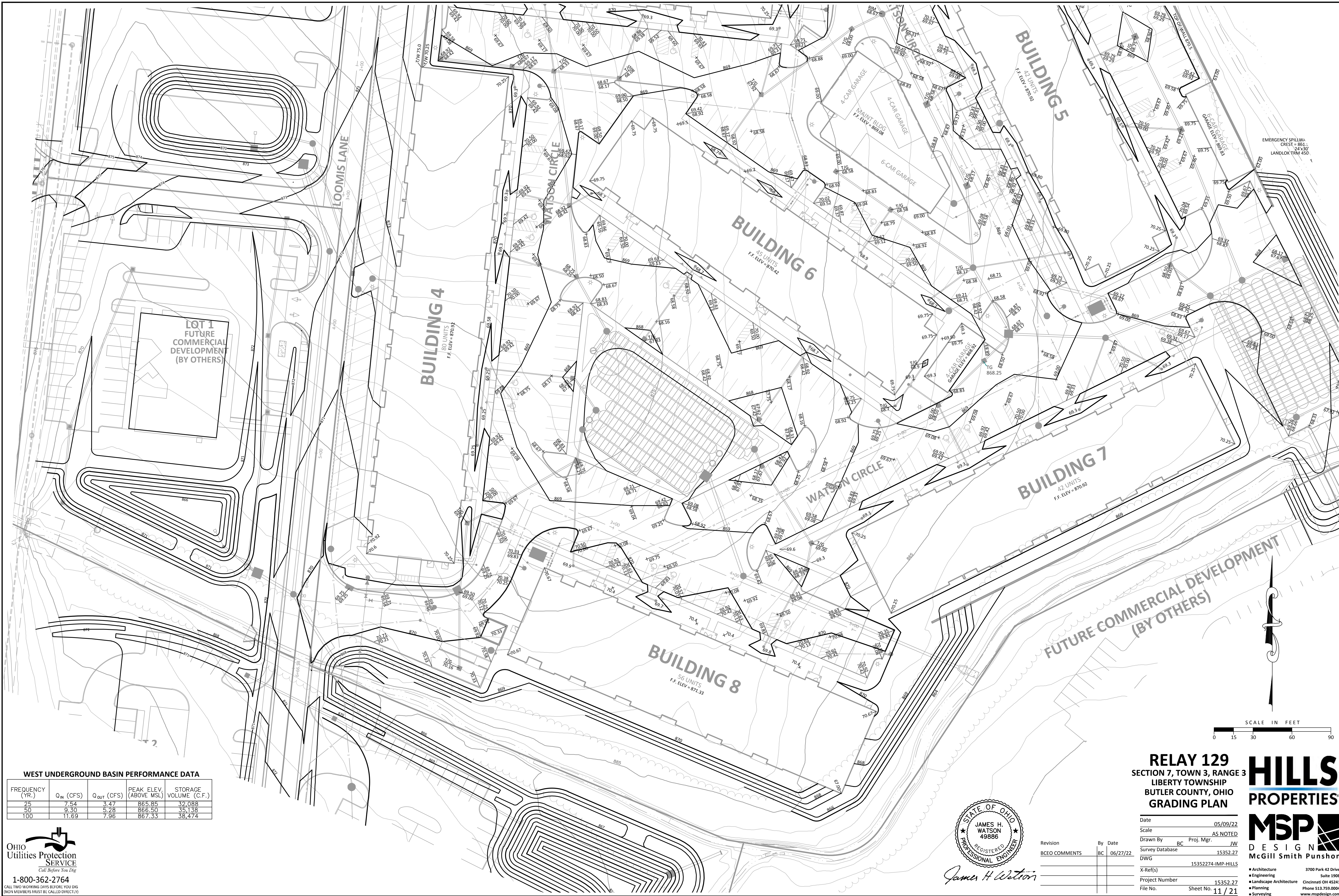
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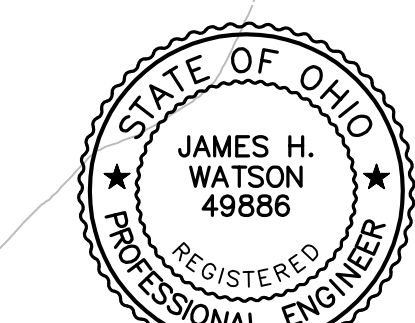






WEST UNDERGROUND BASIN PERFORMANCE DATA				
FREQUENCY (YR.)	Q <sub>IN</sub> (CFS)	Q <sub>OUT</sub> (CFS)	PEAK ELEV. (ABOVE MSL)	STORAGE VOLUME (C.F.)
25	7.54	3.47	865.85	32,088
50	9.30	5.28	866.50	35,138
100	11.69	7.96	867.33	38,474

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Revision	By	Date
BCEO COMMENTS	BC	06/27/22

**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
GRADING PLAN

Date: 05/09/22  
Scale: AS NOTED  
Drawn By: BC Proj. Mgr.: JW  
Survey Database: 15352.27  
DWG: 15352274-IMP-HILLS  
X-Ref(s):  
Project Number: 15352.27  
File No.: Sheet No. 11 / 21

**HILLS**  
PROPERTIES

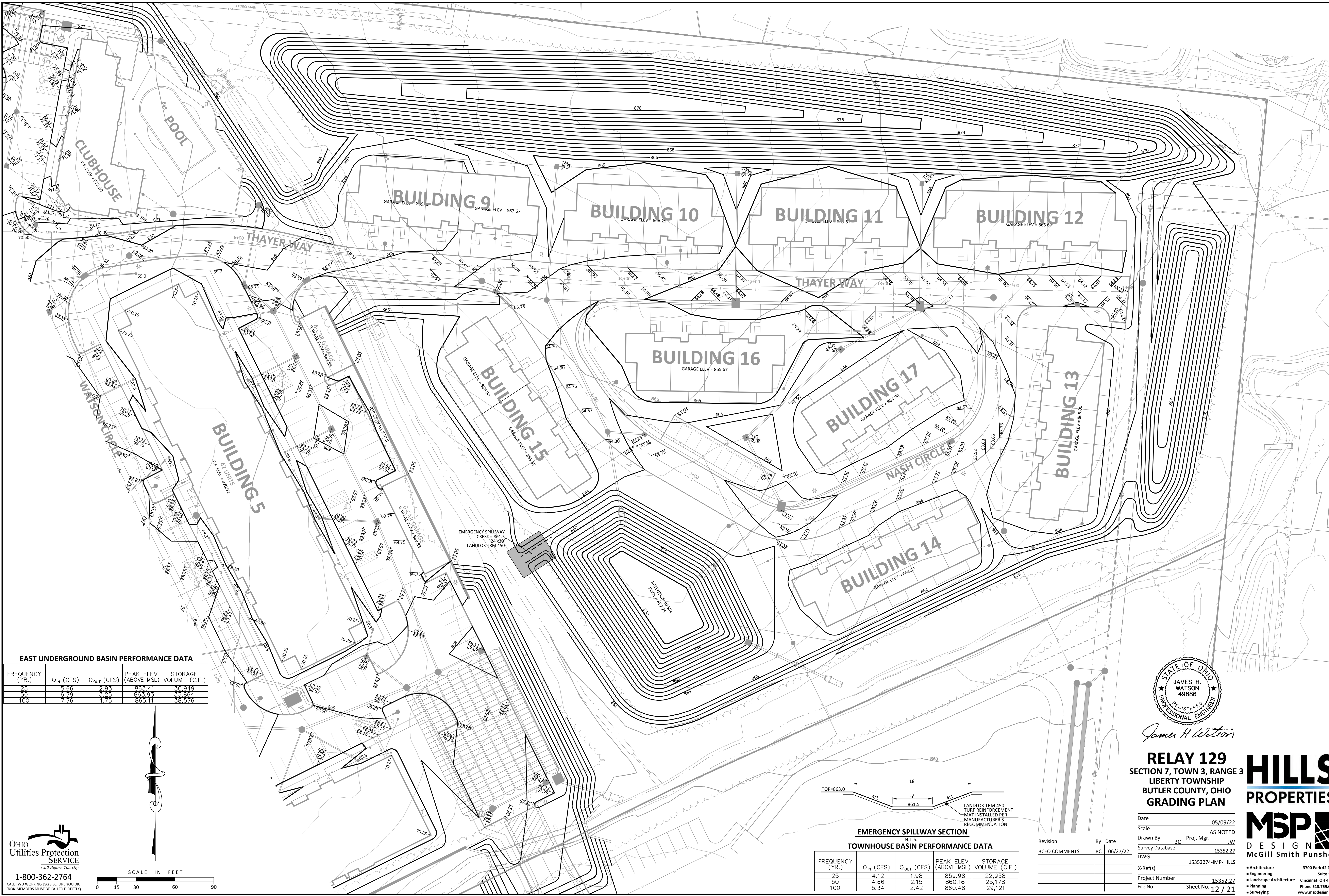
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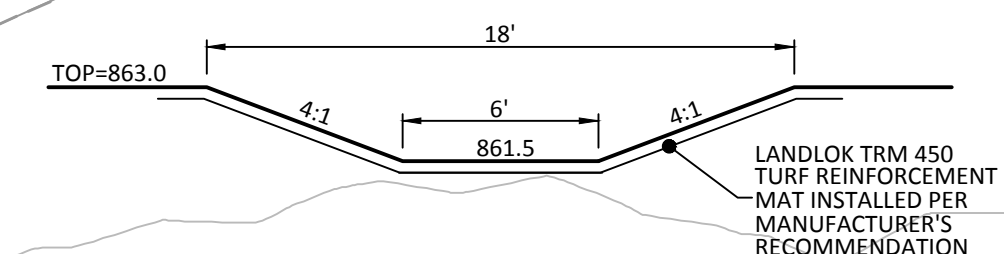


EAST UNDERGROUND BASIN PERFORMANCE DATA

FREQUENCY (YR.)	Q <sub>IN</sub> (CFS)	Q <sub>OUT</sub> (CFS)	PEAK ELEV. (ABOVE MSL)	STORAGE VOLUME (C.F.)
25	5.66	2.93	863.41	30,949
50	6.79	3.25	863.93	33,864
100	7.76	4.75	865.11	38,576

OHIO  
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CALL TWO WORKING DAYS BEFORE YOU DIG  
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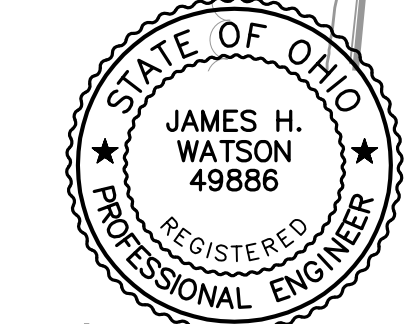
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EMERGENCY SPILLWAY SECTION  
N.T.S.

TOWNHOUSE BASIN PERFORMANCE DATA

FREQUENCY (YR.)	Q <sub>IN</sub> (CFS)	Q <sub>OUT</sub> (CFS)	PEAK ELEV. (ABOVE MSL)	STORAGE VOLUME (C.F.)
25	4.12	1.98	859.98	22,958
50	4.66	2.15	860.16	25,178
100	5.34	2.42	860.48	29,121



James H. Watson

**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
GRADING PLAN

Revision	By	Date
BC00 COMMENTS	BC	06/27/22

Date	05/09/22
Scale	AS NOTED
Drawn By	BC
Proj. Mgr.	JW
Survey Database	15352.27
DWG	15352274-IMP-HILLS
X-Ref(s)	
Project Number	15352.27
File No.	Sheet No. 12 / 21


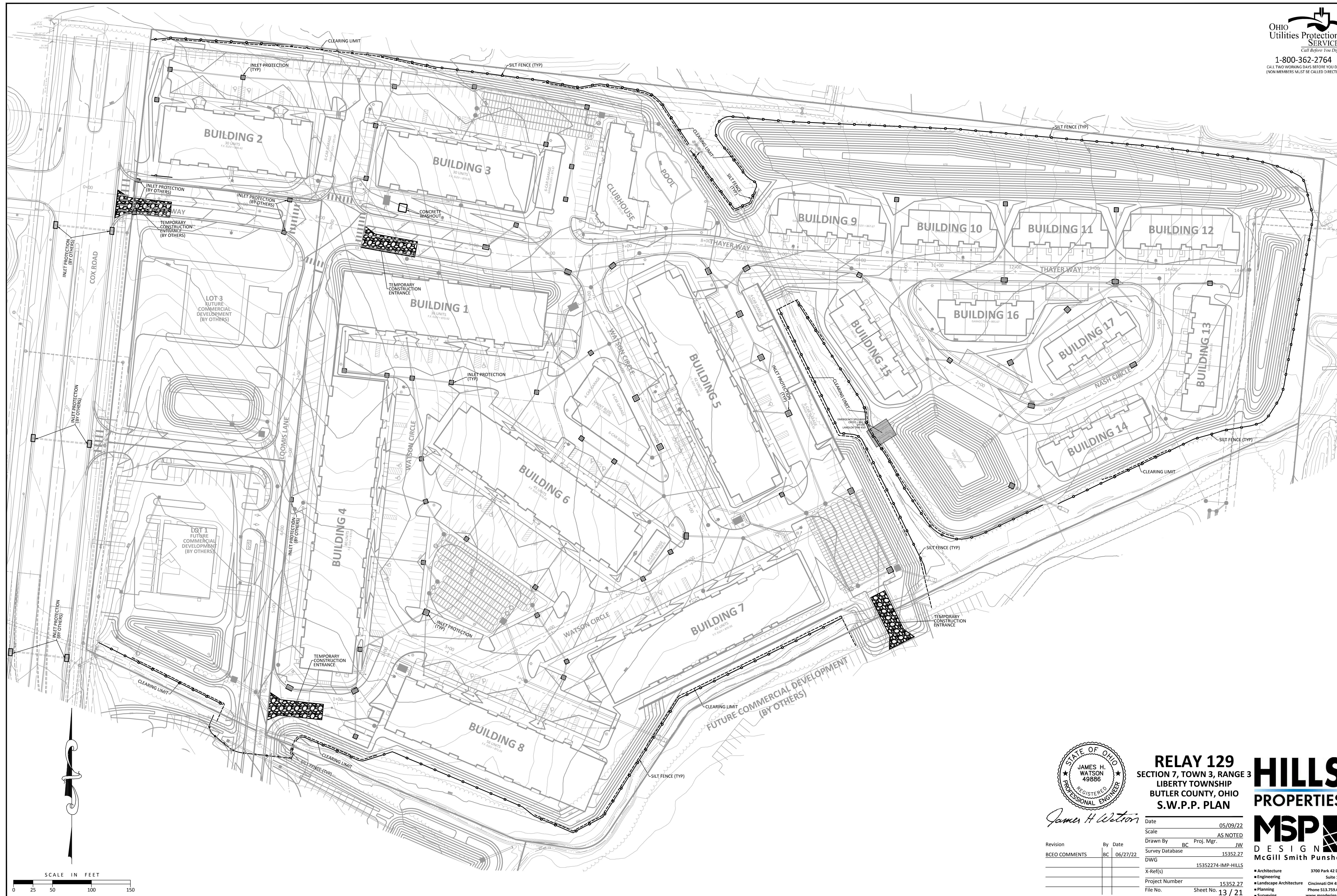
**HILLS**  
PROPERTIES

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- Architecture
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James H Weston

**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
**S.W.P.P. PLAN**

Date	05/09/22	
Scale	AS NOTED	
Drawn By	BC	Proj. Mgr. JW
Survey Database	15352.27	
DWG	15352274-IMP-HILLS	
X-Ref(s)		
Project Number	15352.27	
File No.	Sheet No.	13 / 21

# E3 HILLS PROPERTIES

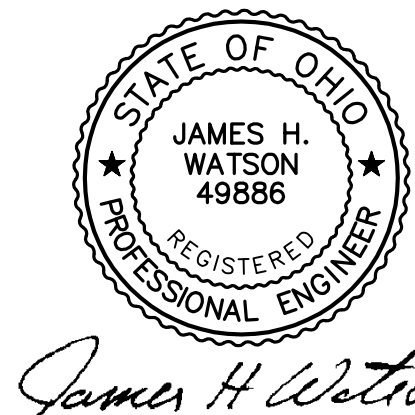
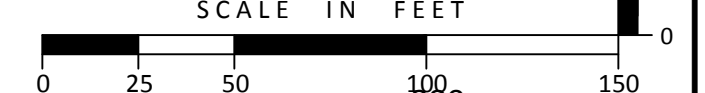
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- Engineering Suite 1
- Landscape Architecture Cincinnati OH 4
- Planning Phone 513.759.8
- Supervising [www.mandesign.com](http://www.mandesign.com)



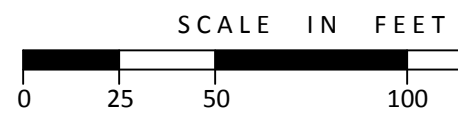






<b>RELAY 129</b>	
<b>SECTION 7, TOWN 3, RANGE 3</b>	
<b>LIBERTY TOWNSHIP</b>	
<b>BUTLER COUNTY, OHIO</b>	
<b>PROFILES</b>	
Date	05/09/22
Scale	AS NOTED
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Project Number	15352.27
File No.	Sheet No. 15 / 21

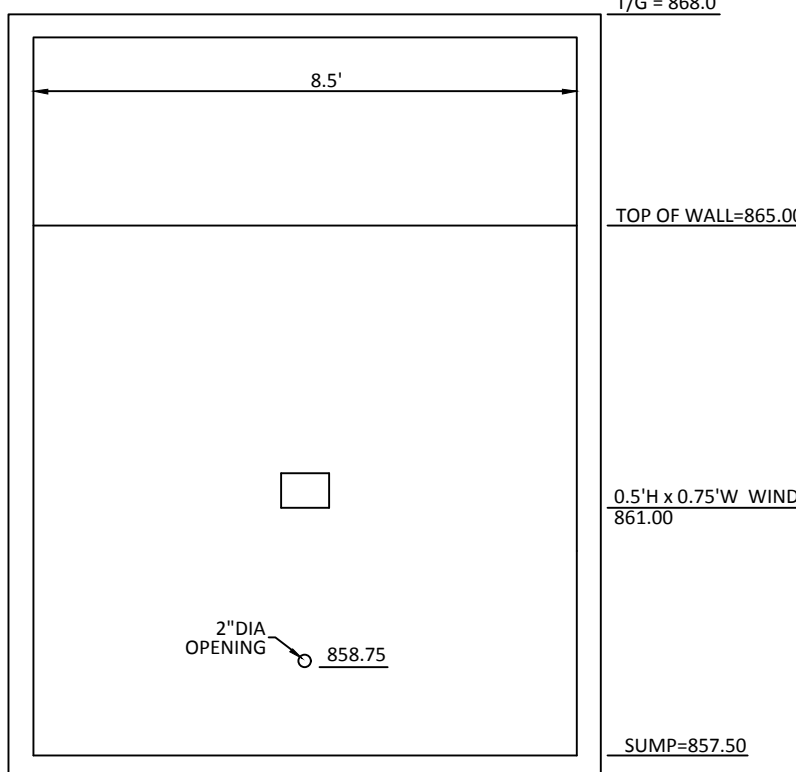




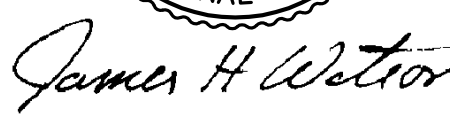
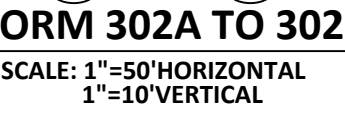
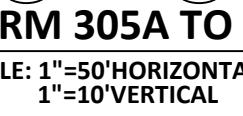
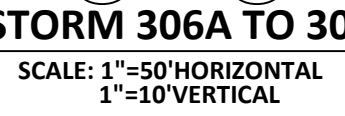
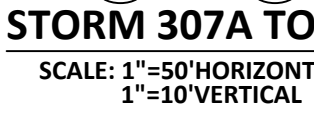
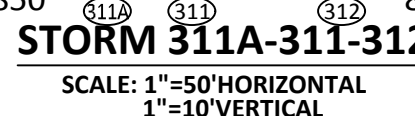
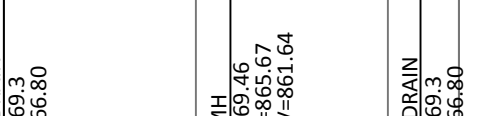
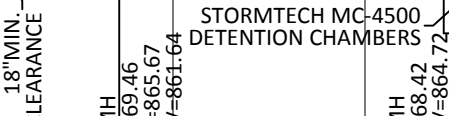
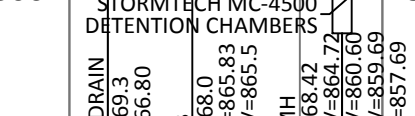
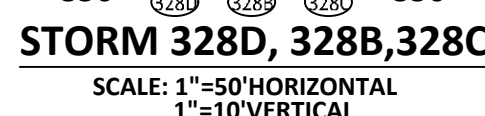
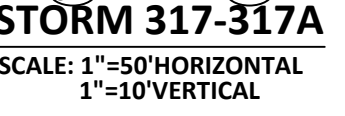
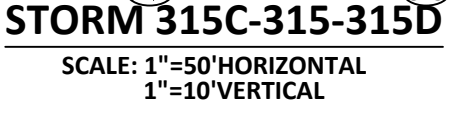
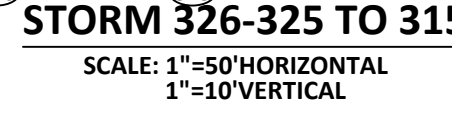
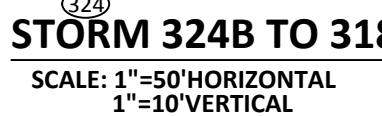
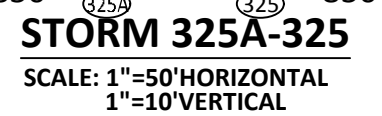
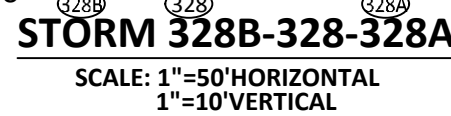
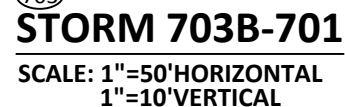
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1"=10'VERTICAL



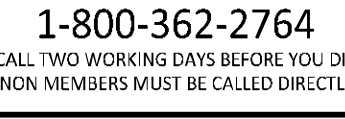
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1"=10'VERTICAL



**RELEASE STRUCTURE 302 - EAST DETENTION FACILITY**  
N.T.S.



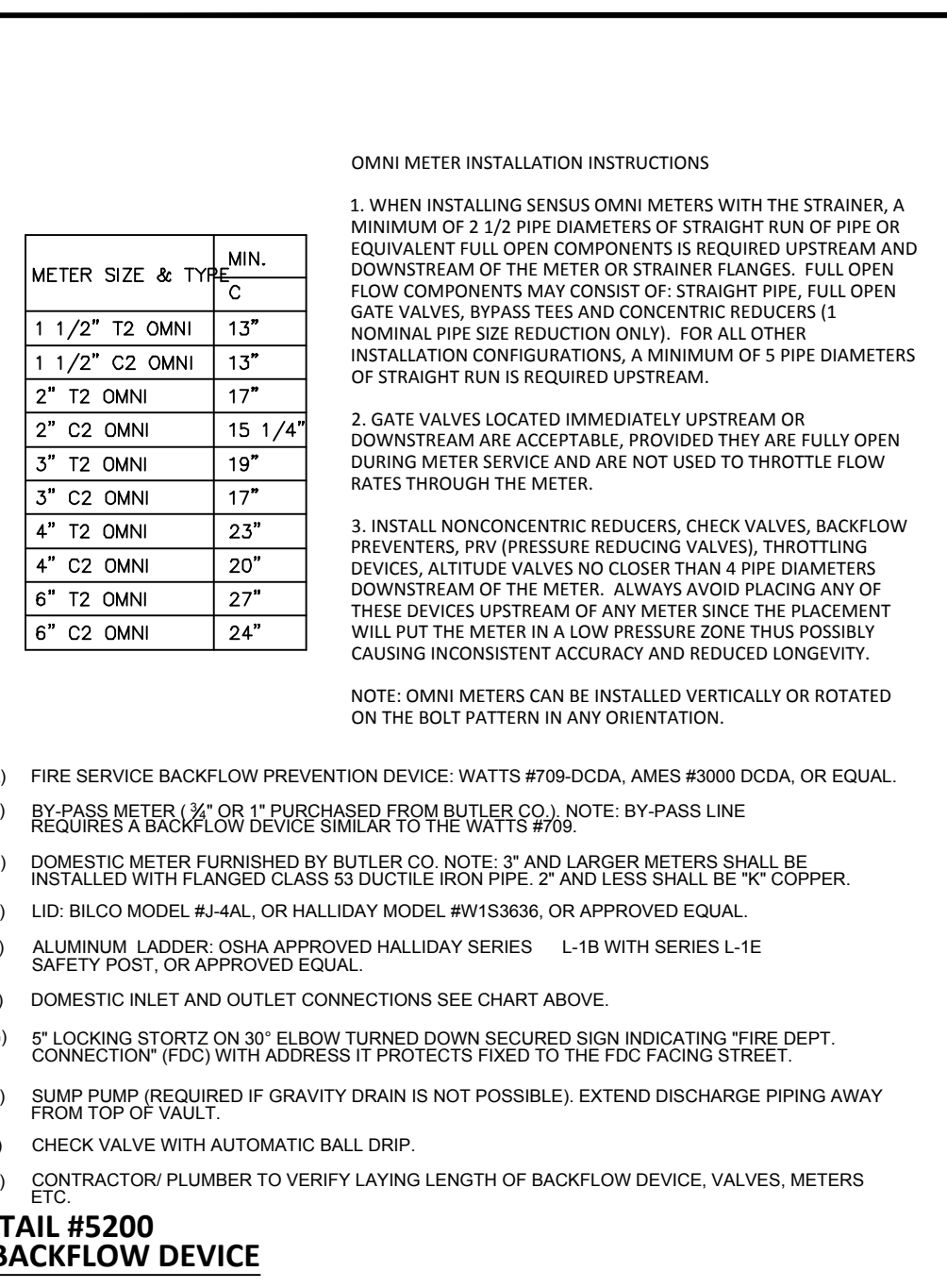
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Scale	AS NOTED		
Drawn By	BC	Proj. Mgr.	JW
Survey Database	15352.27		
DWG	15352274-IMP-HILLS		
X-Ref(s)			
Project Number	15352.27		
File No.	Sheet No.	16 / 21	



Date	05/09/22
Scale	AS NOTED
Drawn By	BC Proj. Mgr. JW
Survey Database	15352.27
DWG	15352274-IMP-HILLS
X-Ref(s)	
Project Number	15352.27
File No.	Sheet No. 16 / 21







6'-7" MIN

EDGE OF PAVEMENT

VALVE BOX (ROADWAY TYPE)

8"x18"x8" CONCRETE COLLAR

18" MIN.

7" MIN. COVER

COARSE GRAVEL (UNCURSHED) APPROX. 1/2 CU. YD. PER HYDRANT

UNDISTURBED EARTH

CONCRETE BLOCK SUPPORT (TO SUIT)

8"x1'-0" ANCHORING COUPLING

ANCHORING TEE & 6" VALVE

NOTES:

- 1.) VERIFY LOCATION OF F.H. RELATIVE TO WATER MAIN ON PLAN.
- 2.) CHECK STREET DETAILS FOR RELATIONSHIP BETWEEN MAIN, STREET AND F.H.

**BCWS STANDARD DETAIL #5110**  
**TYPICAL FIRE HYDRANT INSTALLATION**

**TOP VERTICAL BENDS**

**SECTION A TYPICAL**

**SCORE OF BEND**

SCORE	1	2	3	4	5	6
1	1	1	1	1	1	1
2	1	1	1	1	1	1
3	1	1	1	1	1	1
4	1	1	1	1	1	1
5	1	1	1	1	1	1
6	1	1	1	1	1	1

**SECTION A TYPICAL**

**SCORE OF BEND**

SCORE	1	2	3	4	5	6
1	1	1	1	1	1	1
2	1	1	1	1	1	1
3	1	1	1	1	1	1
4	1	1	1	1	1	1
5	1	1	1	1	1	1
6	1	1	1	1	1	1

**SECTION A TYPICAL**

**SCORE OF BEND**

SCORE	1	2	3	4	5	6
1	1	1	1	1	1	1
2	1	1	1	1	1	1
3	1	1	1	1	1	1
4	1	1	1	1	1	1
5	1	1	1	1	1	1
6	1	1	1	1	1	1

**SECTION A TYPICAL**

**SCORE OF BEND**

SCORE	1	2	3	4	5	6
1	1	1	1	1	1	1
2	1	1	1	1	1	1
3	1	1	1	1	1	1
4	1	1	1	1	1	1
5	1	1	1	1	1	1
6	1	1	1	1	1	1

**SECTION A TYPICAL**

**SCORE OF BEND**

SCORE	1	2	3	4	5	6
1	1	1	1	1	1	1
2	1	1	1	1	1	1
3	1	1	1	1	1	1
4	1	1	1	1	1	1
5	1	1	1	1	1	1
6	1	1	1	1	1	1

**SECTION A TYPICAL**

**SCORE OF BEND**

SCORE	1	2	3	4	5	6
1	1	1	1	1	1	1
2	1	1	1	1	1	1
3	1	1	1	1	1	1
4	1	1	1	1	1	1
5	1	1	1	1	1	1
6	1	1	1	1	1	1

**SECTION A TYPICAL**

**SCORE OF BEND**

SCORE	1	2	3	4	5	6
1	1	1	1	1	1	1
2	1	1	1	1	1	1
3	1	1	1	1	1	1
4	1	1	1	1	1	1
5	1	1	1	1	1	1
6	1	1	1	1	1	1

**SECTION A TYPICAL**

**SCORE OF BEND**


SCORE	1	2	3	4	5	6
1	1	1	1	1	1	1
2	1	1	1	1	1	1
3	1	1	1	1	1	1
4	1	1	1	1	1	1
5	1	1	1	1	1	1
6	1	1	1	1	1	1

**SECTION A TYPICAL**

**SCORE OF BEND**


SCORE	1	2	3	4	5	6
1	1	1	1	1	1	1
2	1	1	1	1	1	1
3	1	1	1	1	1	1
4	1	1	1	1	1	1
5	1	1	1	1	1	1
6	1	1	1	1	1	1

**SECTION A TYPICAL**



**OHIO  
Utilities Protection  
SERVICE**  
*Call Before You Dig*

**1-800-362-2764**  
CALL TWO WORKING DAYS BEFORE YOU DIG  
(NON MEMBERS MUST BE CALLED DIRECTLY)




*James H. Watson*

**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
**PRIVATE**  
**WATERLINE DETAILS**

Date	05/09/22		
Scale	AS NOTED		
Drawn By	BC	Proj. Mgr.	JW
Survey Database	15352.27		
DWG	15352274-IMP-HILLS		
X-Ref(s)			
Project Number	15352.27		
File No.	Sheet No. 17 / 21		

**HILLS  
PROPERTIES**

**MSP** 

**DESIGN**

**McGill Smith Punshon**

- Architecture
- Engineering
- Landscape Architecture
- Planning
- Surveying

3700 Park 42 Drive  
Suite 1900  
Cincinnati OH 45244  
Phone 513.759.0000  
[www.mspdesign.com](http://www.mspdesign.com)





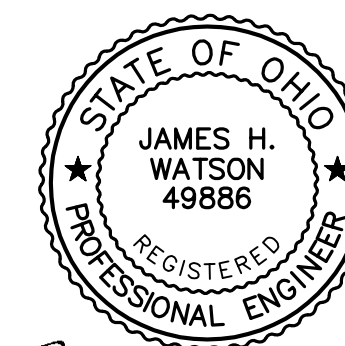
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BUILDING 2

BUILDING 3

BUILDING 4

BUILDING 8

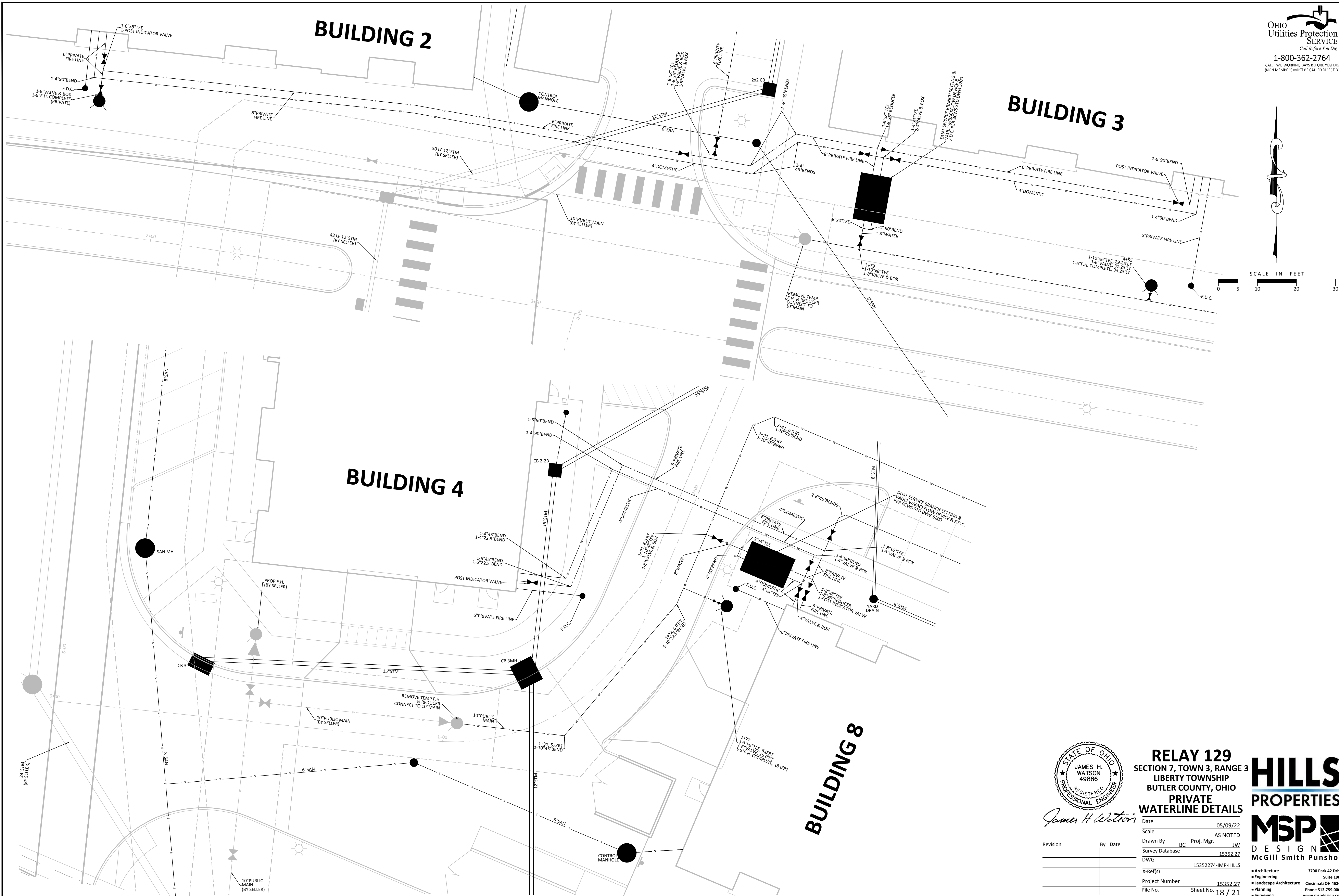


James H. Watson

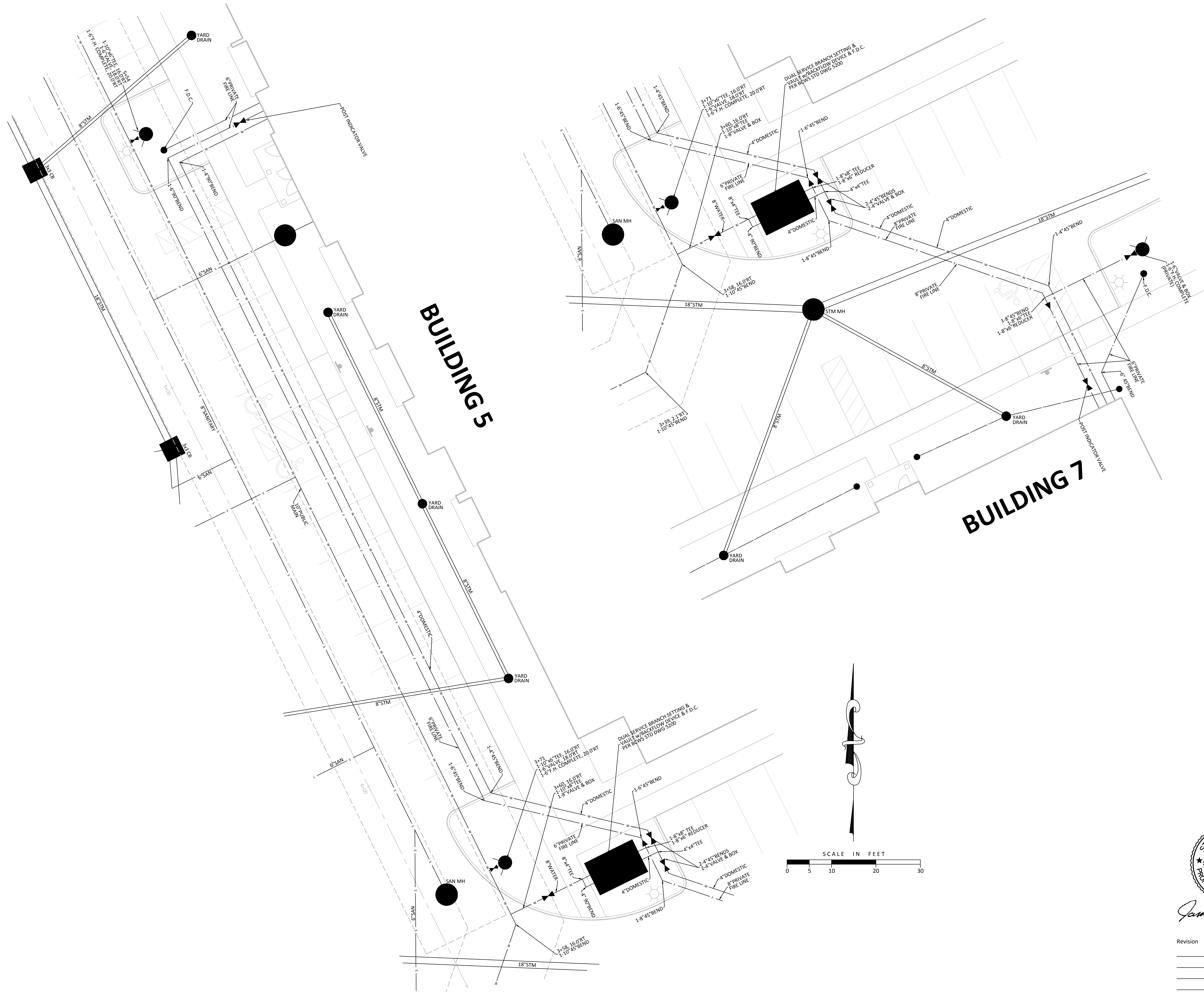
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SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
PRIVATE  
WATERLINE DETAILS

Date 05/09/22  
Scale AS NOTED  
Drawn By BC Proj. Mgr. JW  
Survey Database 15352.27  
DWG 15352274-IMP-HILLS  
X-Ref(s)  
Project Number 15352.27  
File No. Sheet No. 18 / 21

HILLS  
PROPERTIES  
MSP  
DESIGN  
McGill Smith Punshon  
Architecture 3700 Park 42 Drive  
Engineering Suite 1908  
Landscape Architecture Cincinnati OH 45241  
Planning Phone 513.759.0004  
Surveying www.mspdesign.com







James H. Watson

**RELAY 129**  
SECTION 7, TOWN 3, RANGE 3  
LIBERTY TOWNSHIP  
BUTLER COUNTY, OHIO  
**PRIVATE  
WATERLINE DETAILS**

Revision	By	Date

Date 05/09/22  
Scale AS NOTED  
Drawn By BC Proj. Mgr. JW  
Survey Database 15352.27  
DWG 15352274-IMP-HILLS  
X-Ref(s)  
Project Number 15352.27  
File No. Sheet No. 19 / 21

**HILLS**  
PROPERTIES  
**MSP**  
DESIGN  
McGill Smith Punshon

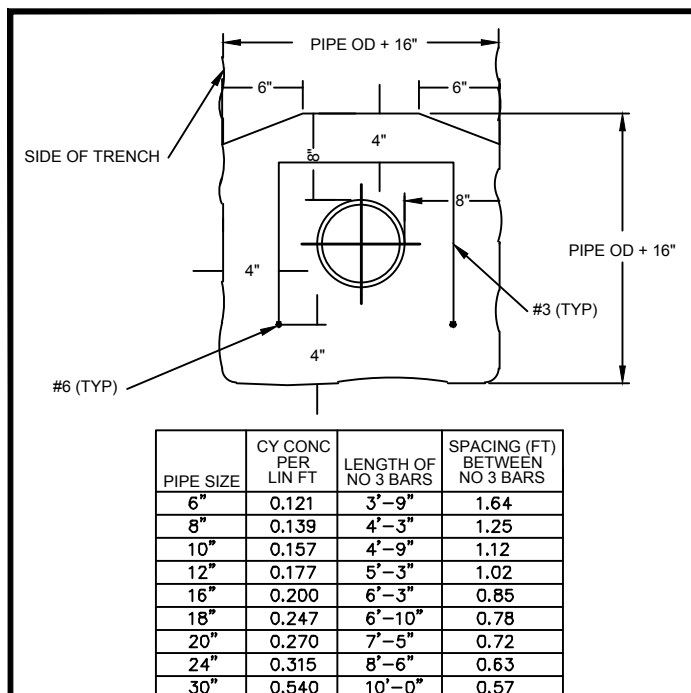
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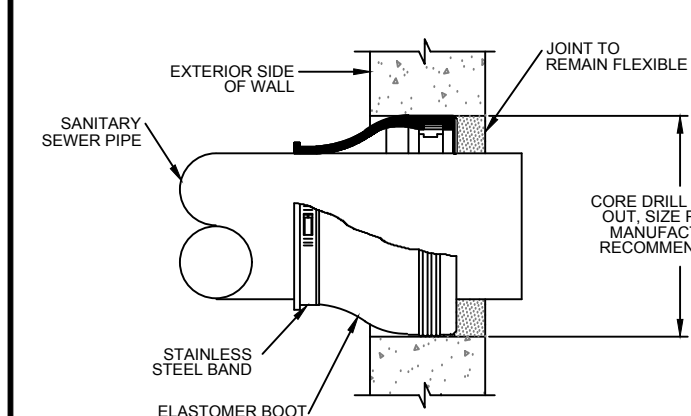




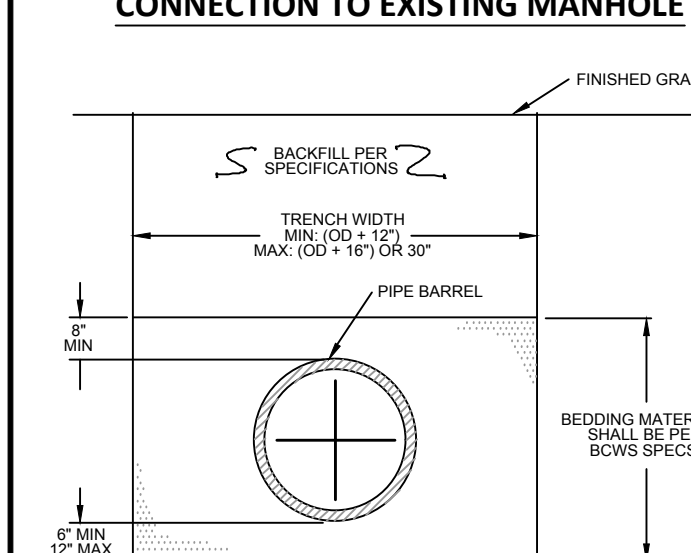




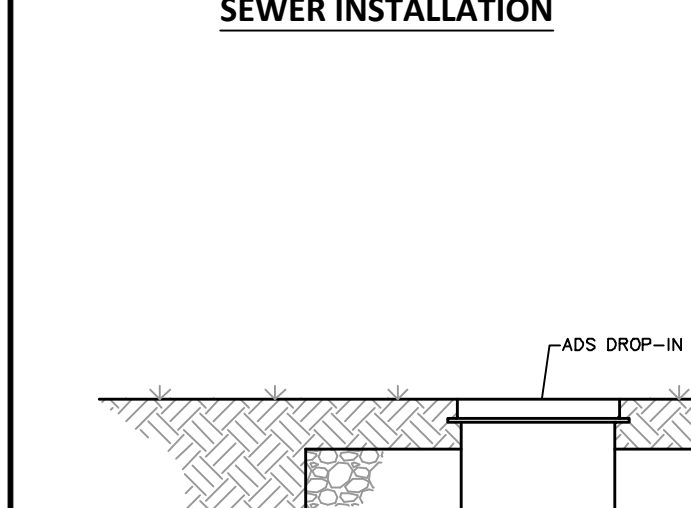
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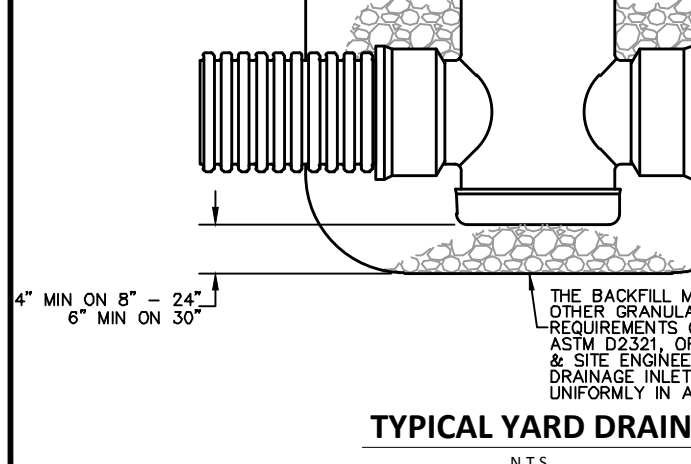
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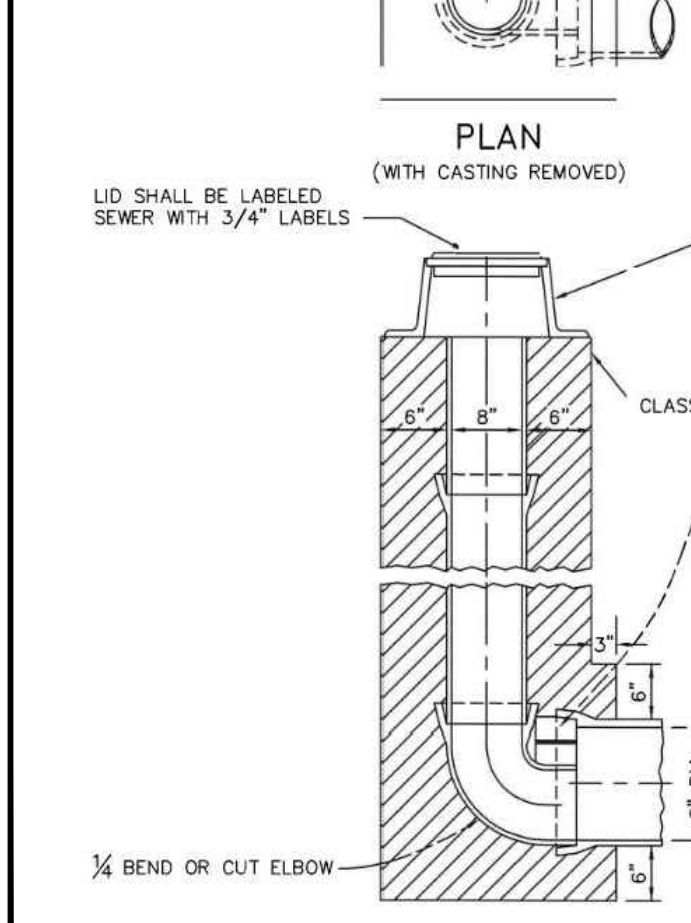
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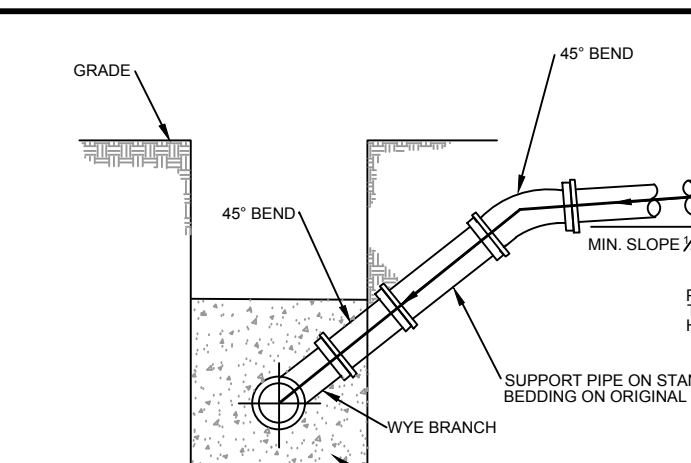
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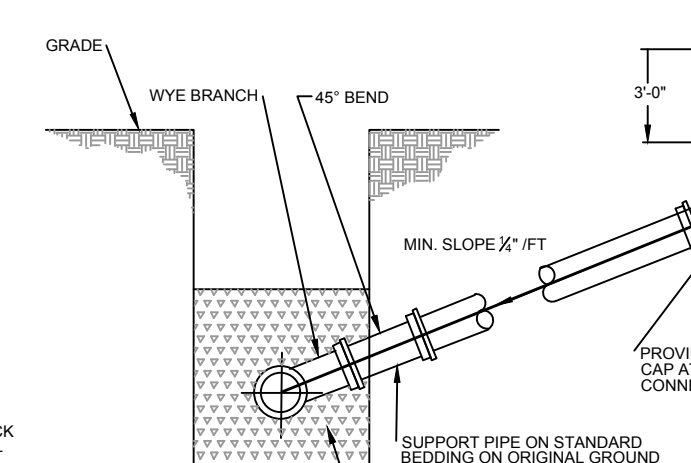
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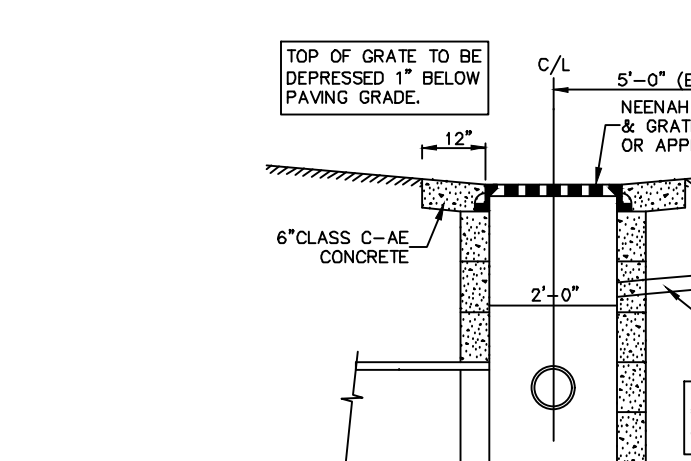
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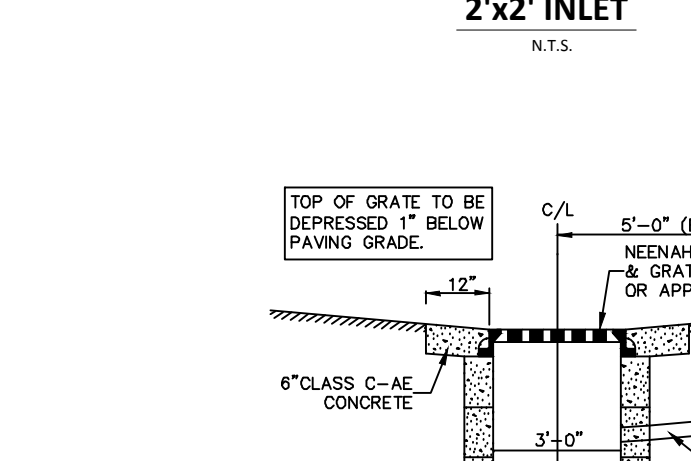
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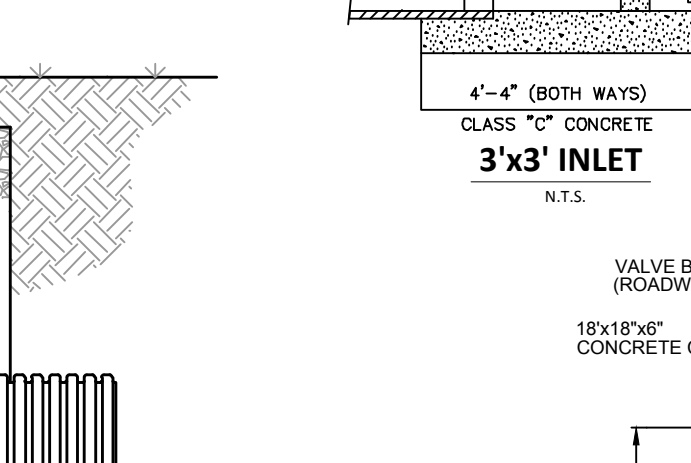
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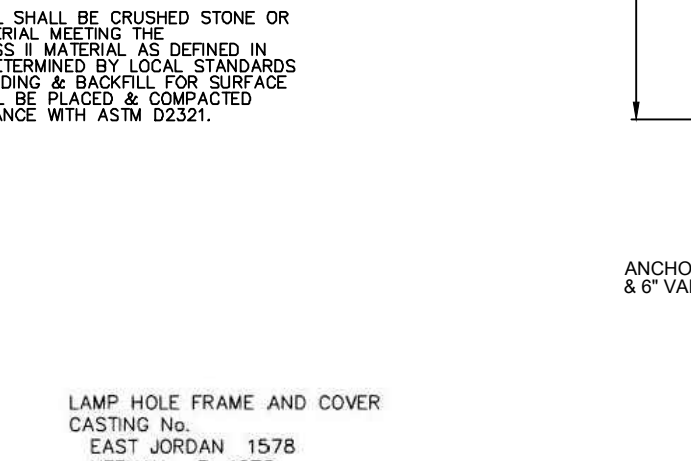
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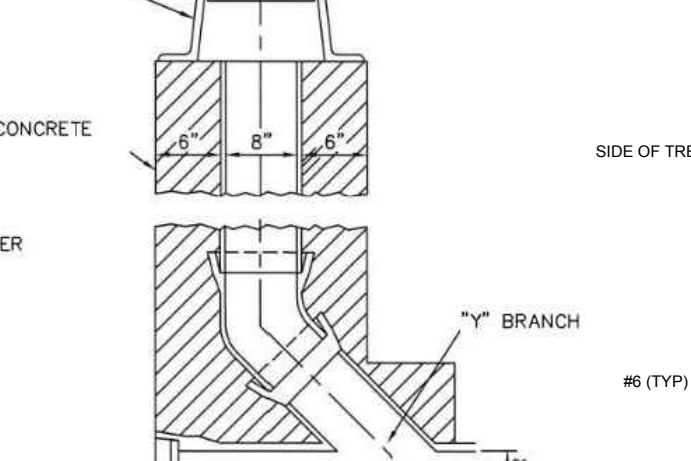
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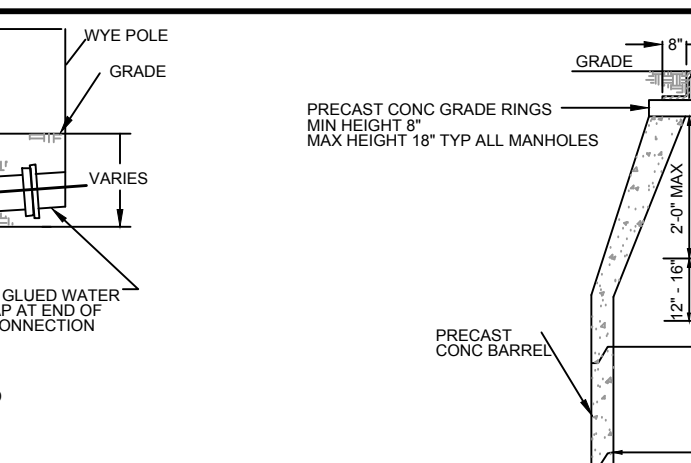
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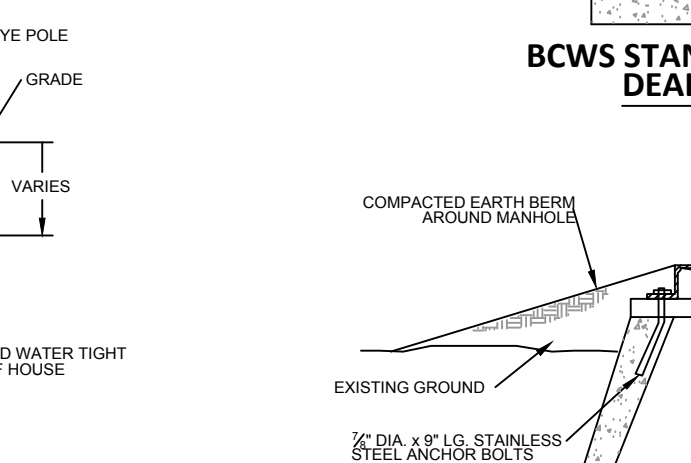
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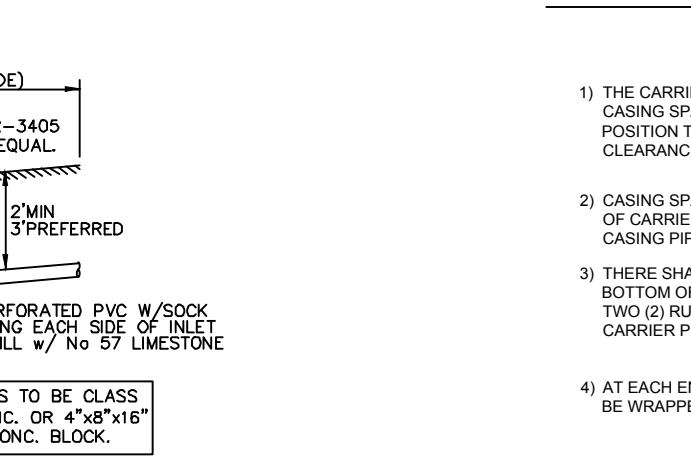
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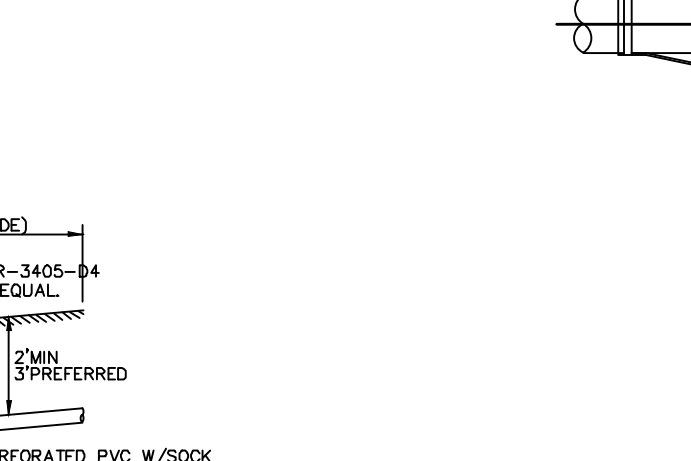
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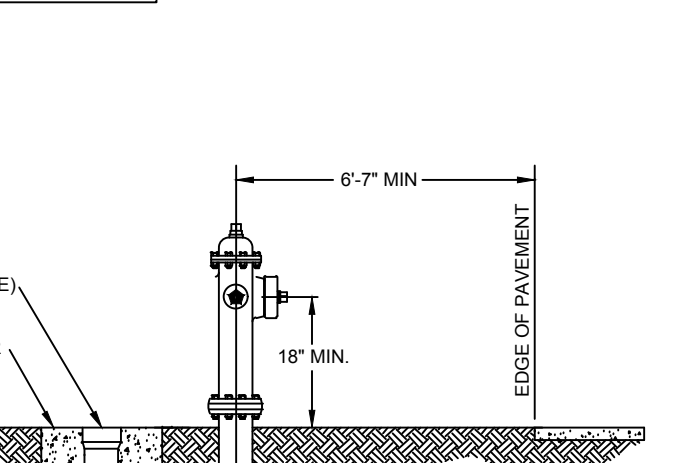
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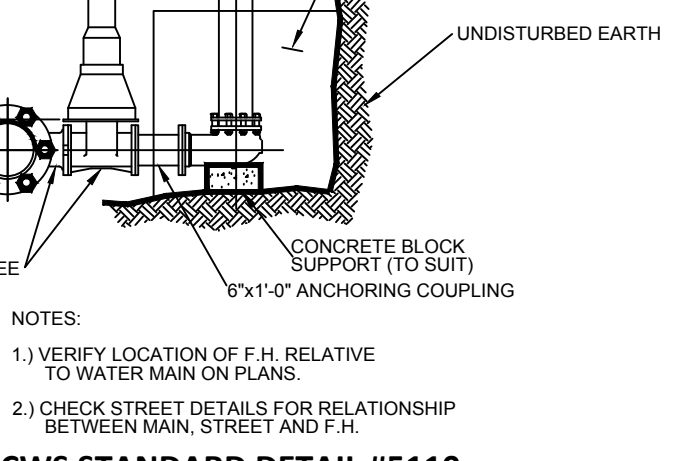
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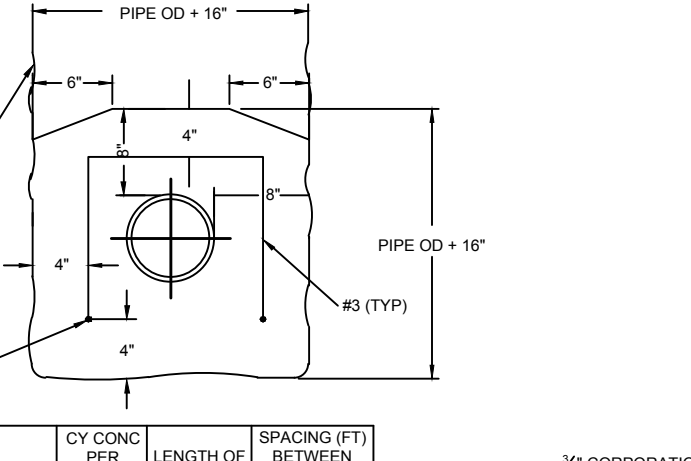
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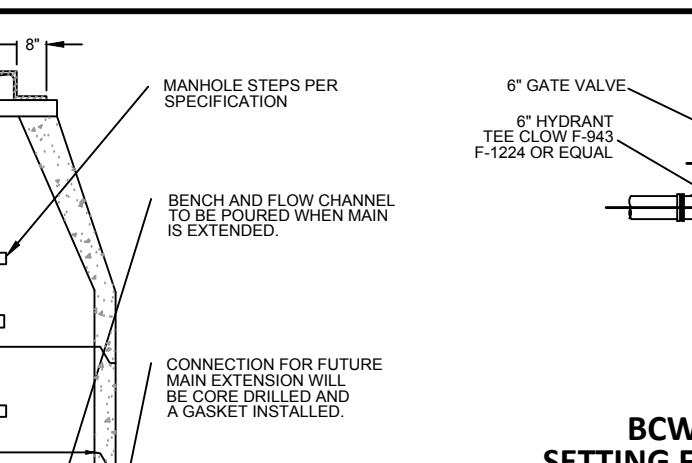
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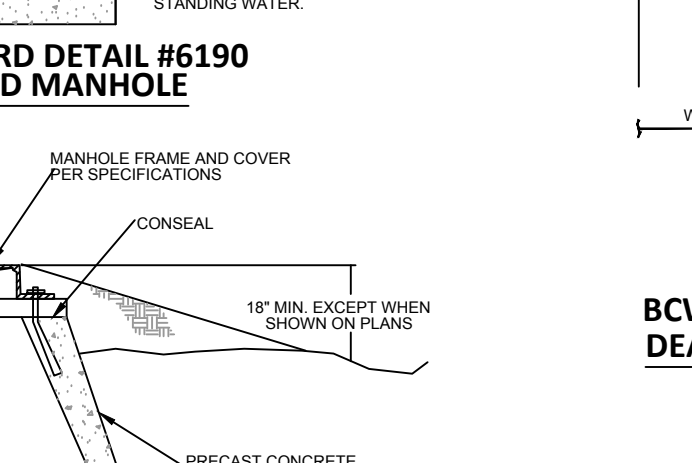
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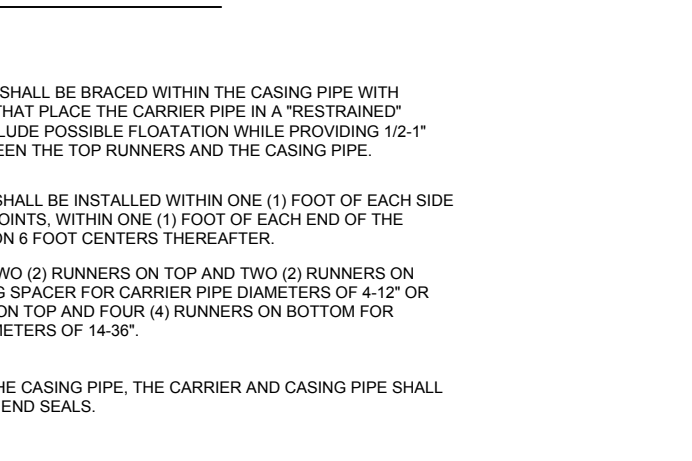
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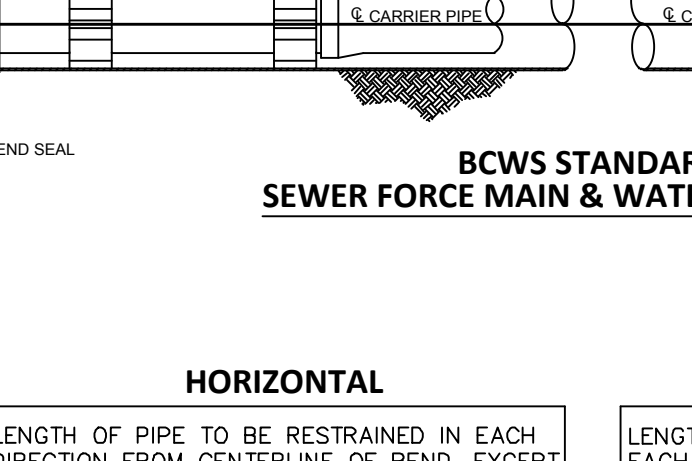
BCWS STANDARD DETAIL #5120 SETTING FOR HYDRANT ADJACENT TO MAIN



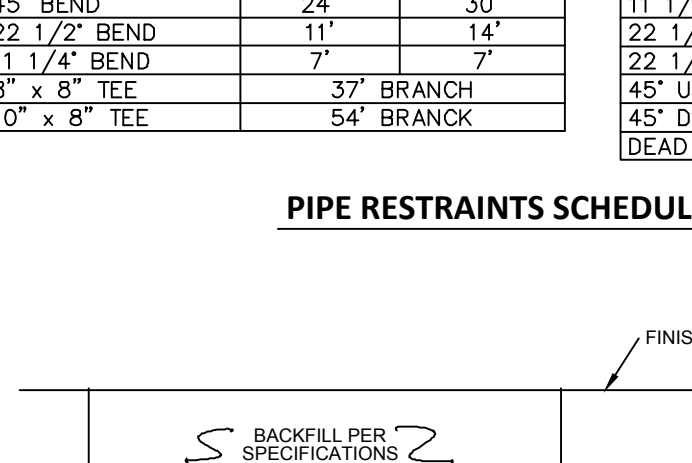
BCWS STANDARD DETAIL #5140 DEAD END DETAIL w/ TEMP F.H.



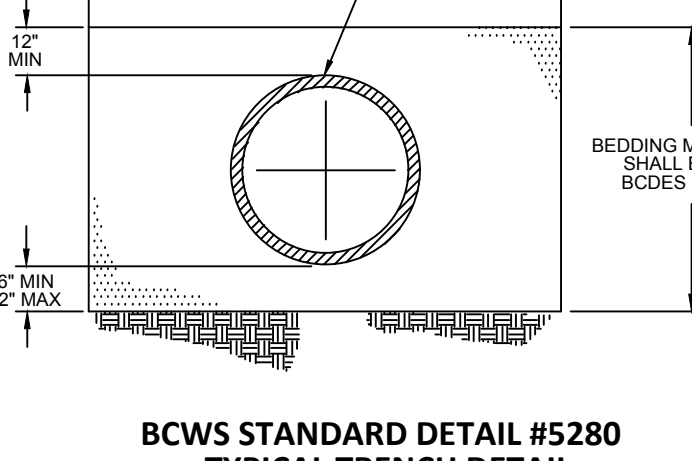
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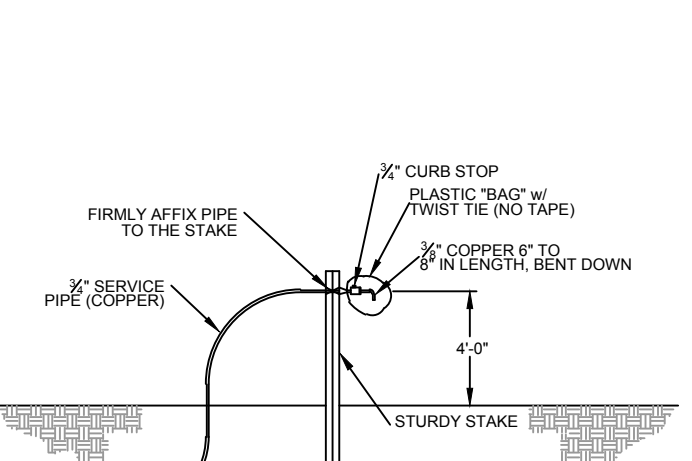
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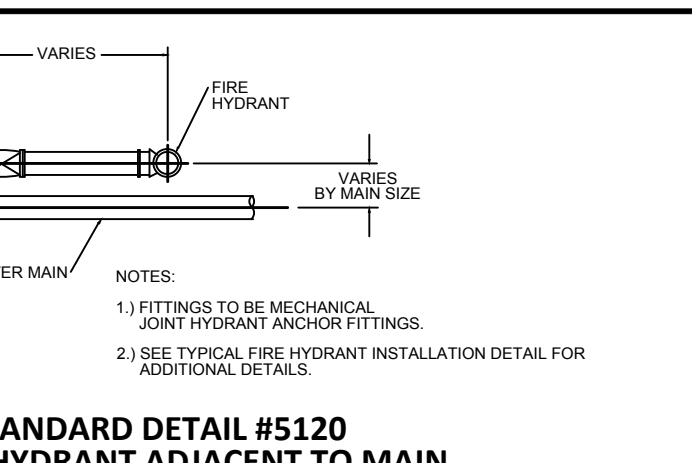
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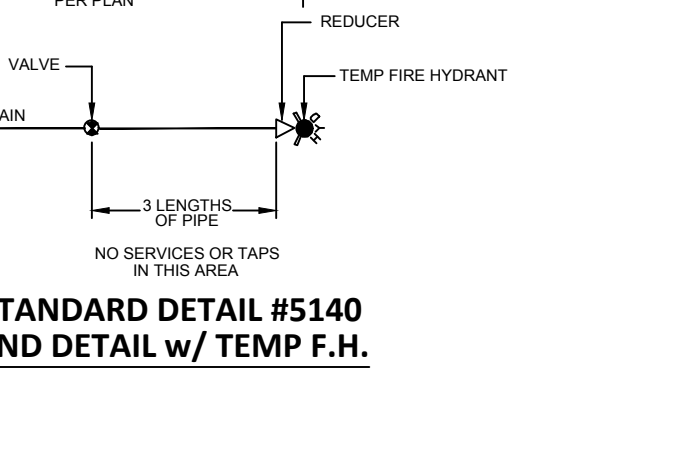
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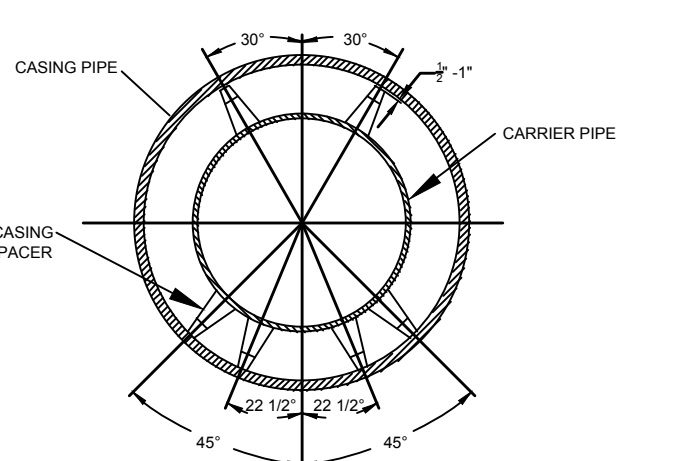
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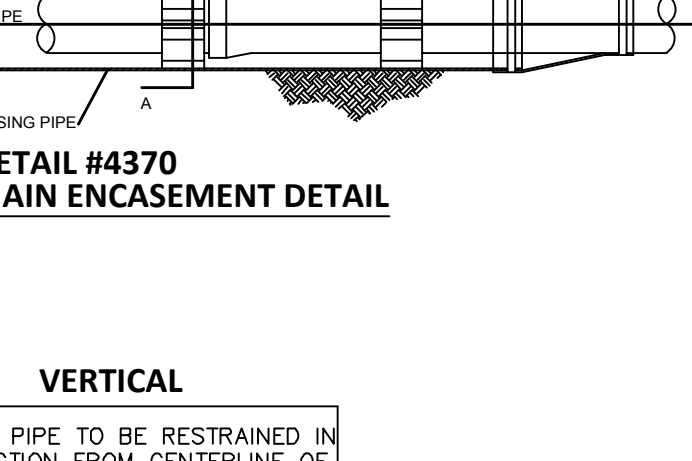
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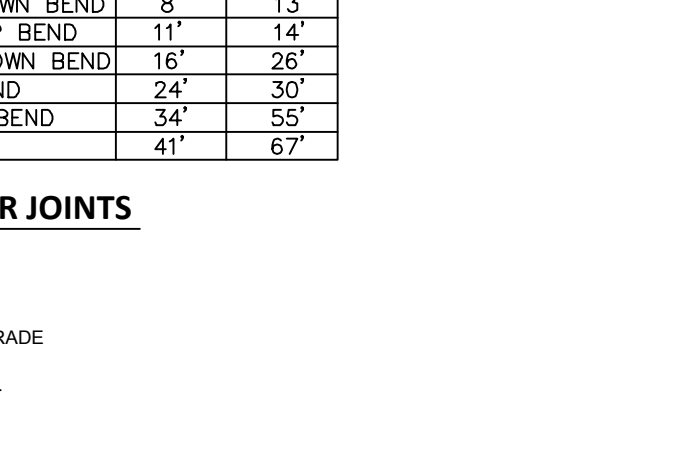
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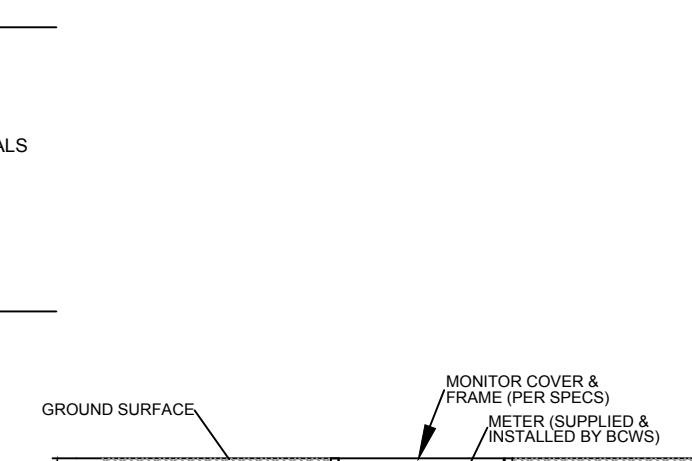
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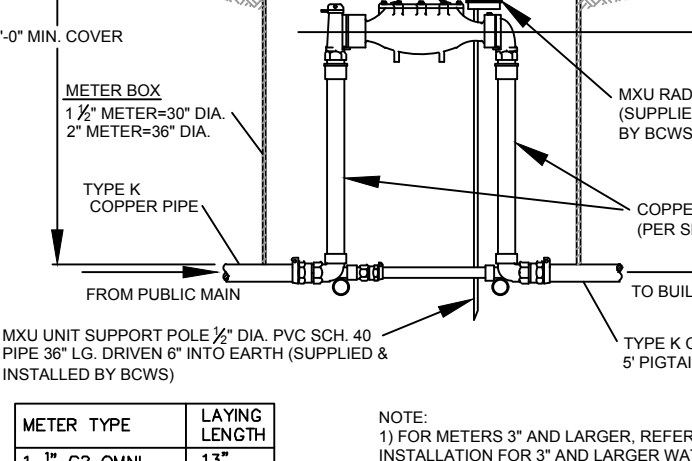
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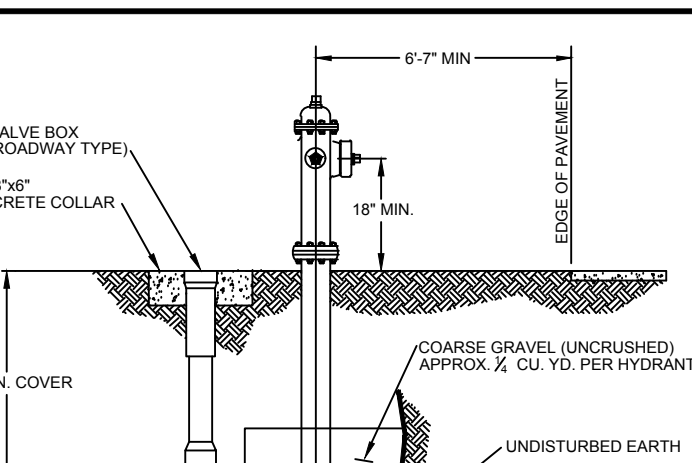
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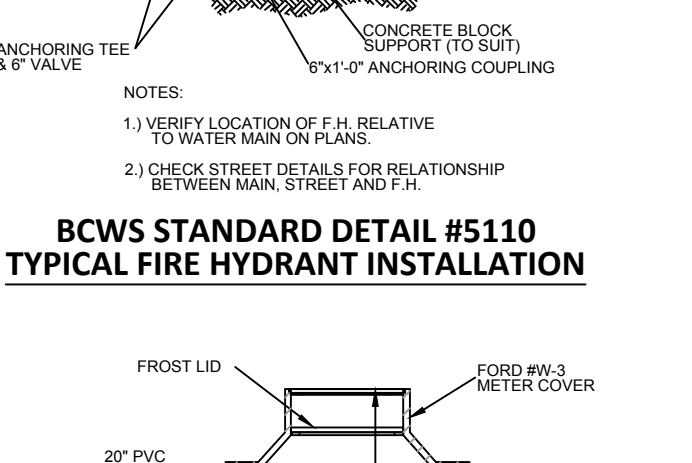
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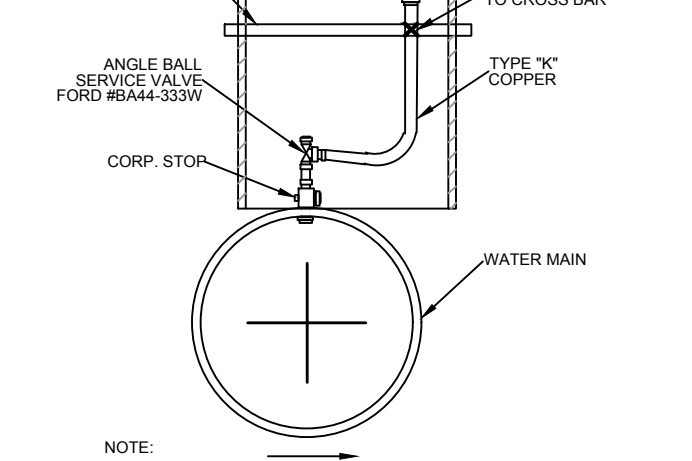
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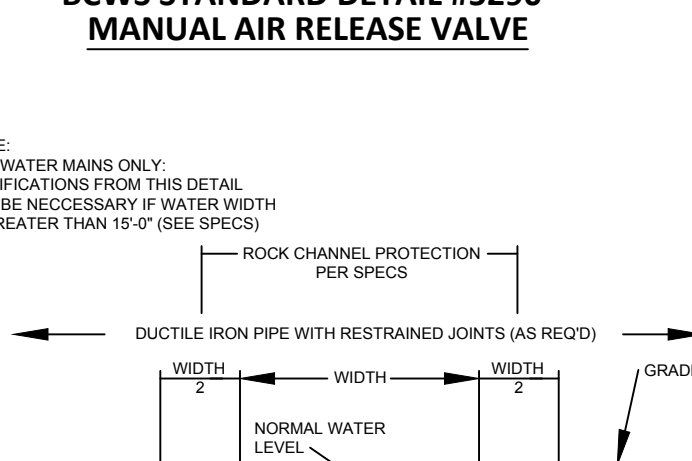
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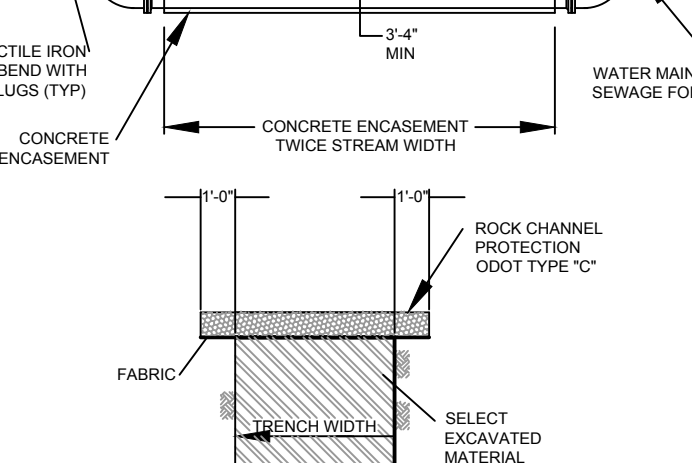
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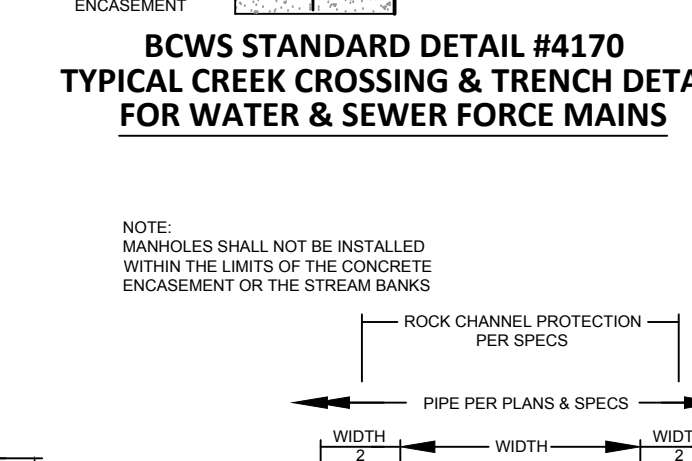
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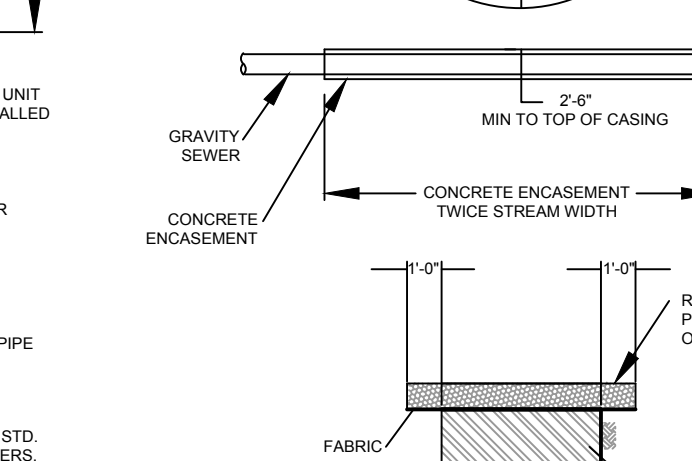
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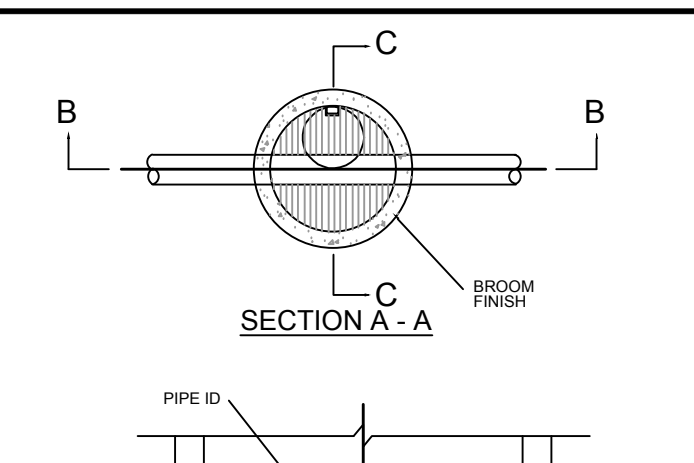
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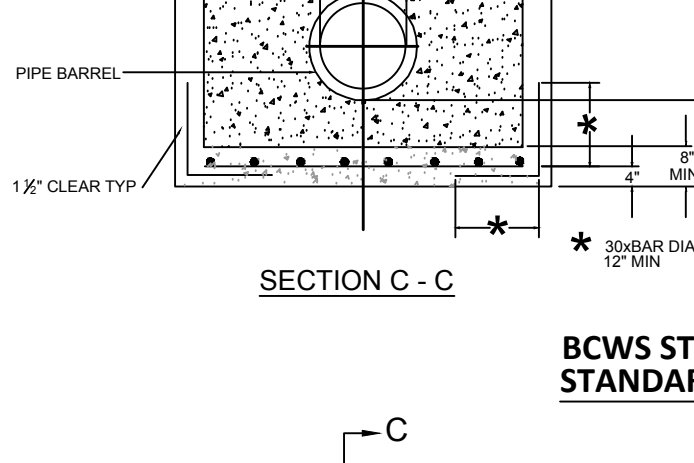
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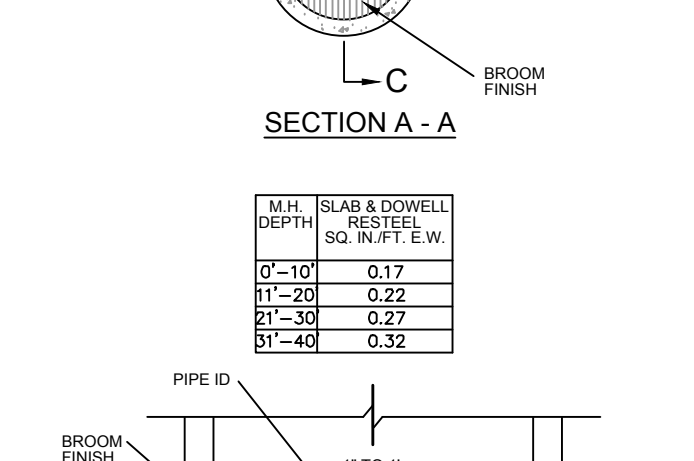
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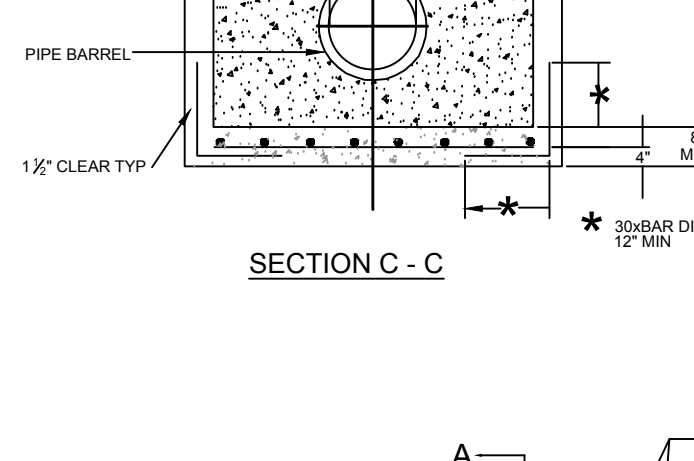
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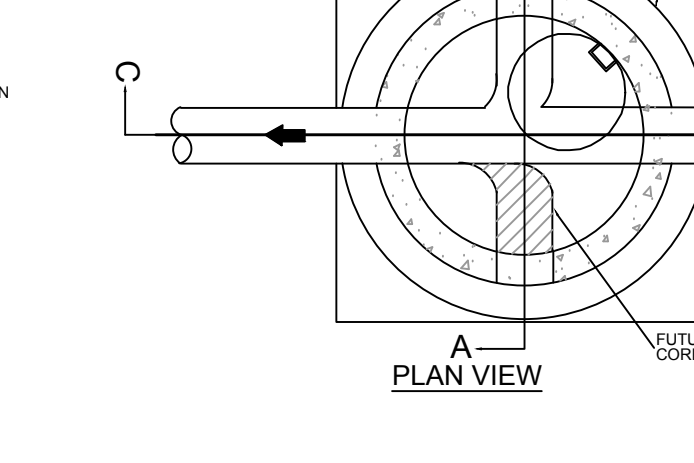
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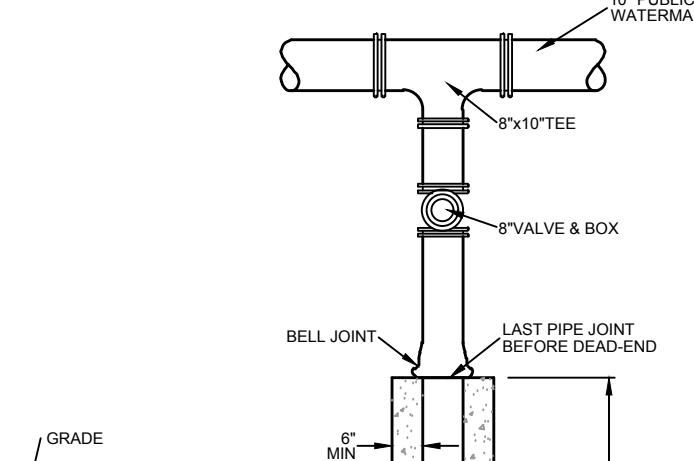
BCWS STANDARD DETAIL #6110 STANDARD CONTROL MANHOLE



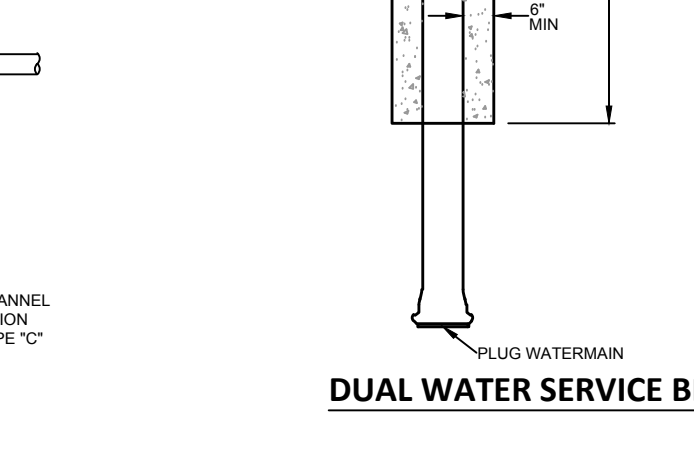
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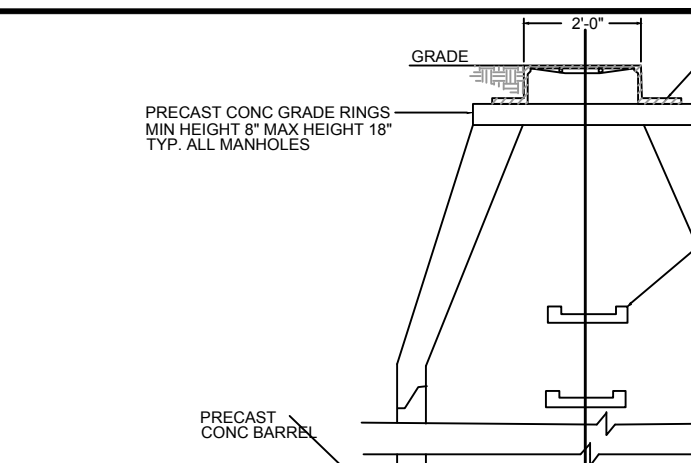
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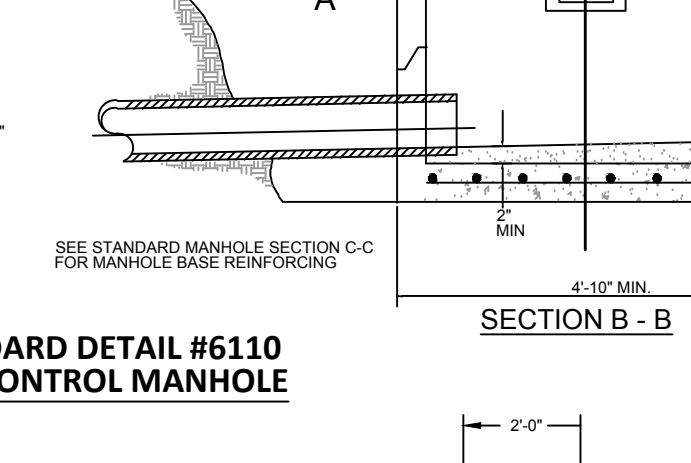
BCWS STANDARD DETAIL #6110 STANDARD CONTROL MANHOLE



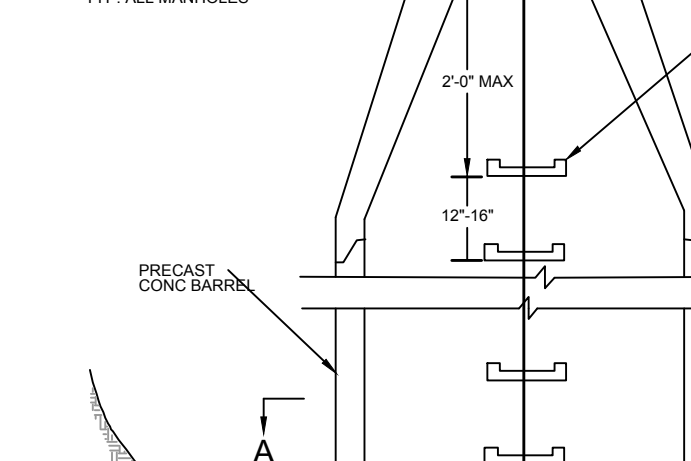
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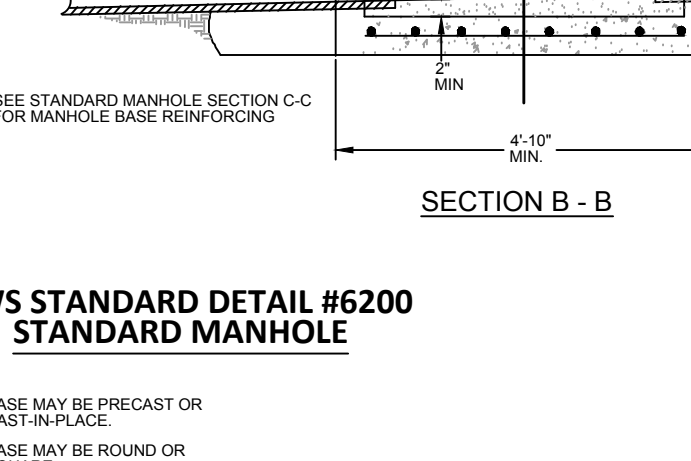
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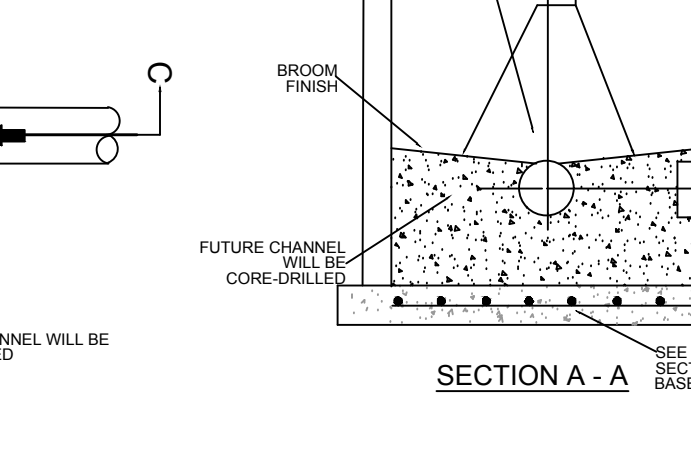
BCWS STANDARD DETAIL #6200 STANDARD MANHOLE



BCWS STANDARD DETAIL #6200 STANDARD MANHOLE



BCWS STANDARD DETAIL #6200 STANDARD MANHOLE



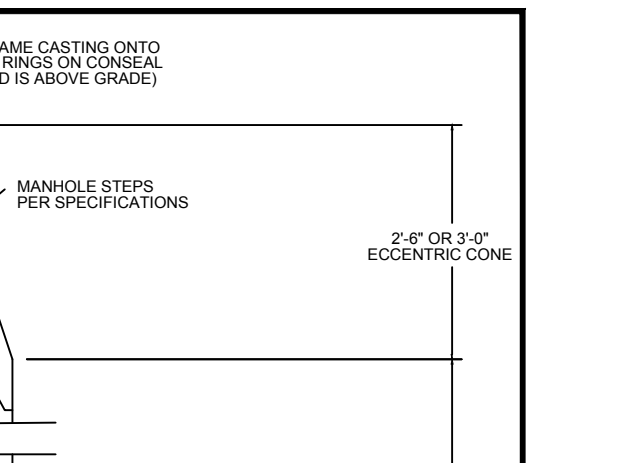
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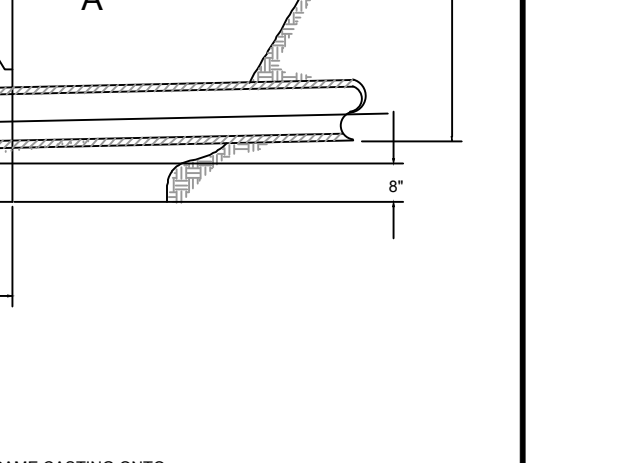
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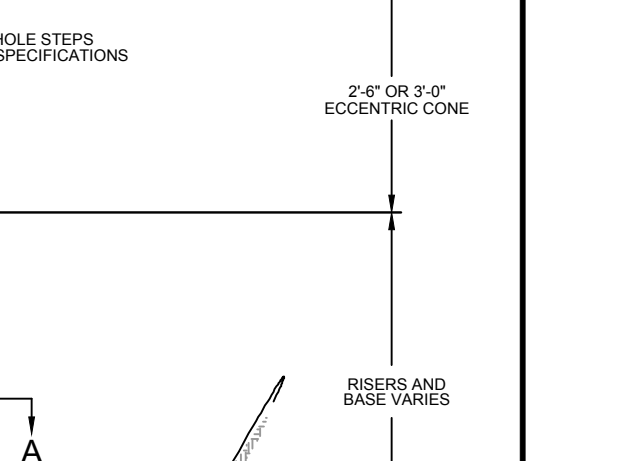
BCWS STANDARD DETAIL #6200 STANDARD MANHOLE



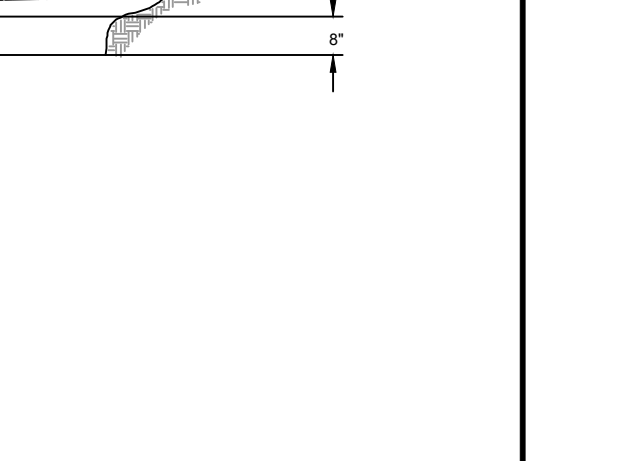
BCWS STANDARD DETAIL #6130 STANDARD CAST IN-PLACE MANHOLE



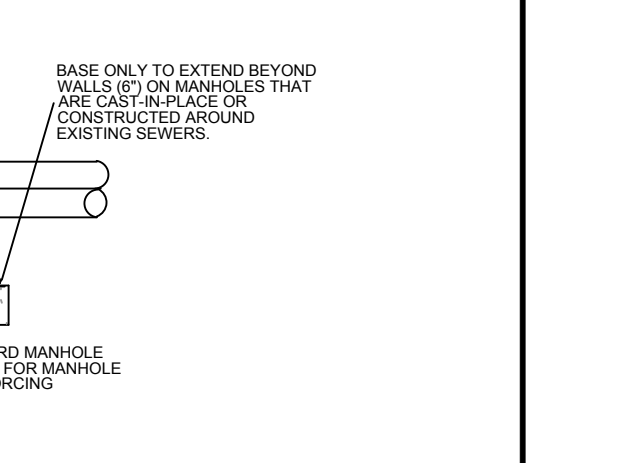
BCWS STANDARD DETAIL #6130 STANDARD CAST IN-PLACE MANHOLE



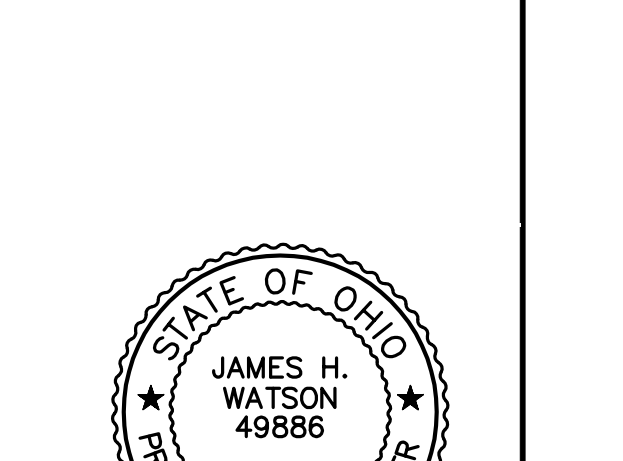
BCWS STANDARD DETAIL #6130 STANDARD CAST IN-PLACE MANHOLE



BCWS STANDARD DETAIL #6130 STANDARD CAST IN-PLACE MANHOLE



BCWS STANDARD DETAIL #6130 STANDARD CAST IN-PLACE MANHOLE



BCWS STANDARD DETAIL #6130 STANDARD CAST IN-PLACE MANHOLE

