

AUTHORIZED ONSITE SOIL EVALUATORS (AOSEs) PO. Box 418 Ruckersville, VA 22968
Jack McClelland/AOSE #098 (540) 948-7170 Tom Hogge/AOSE #240 (434) 985-2780

AOSE/PE Report for

Subdivision Approval 1

Location of property: Lot 3 Section , Subdivision Fairhill Estates, Albemarle County
GPIN or Tax Map #
Latitude/Longitude

Applicant or Client and address: David Mitchell/Southern Classic
Po Box 248
Crozet, VA 22932
Prepared by AOSE/PE (name and address):
Tom Hogge - AOSE 240
Po Box 418
Ruckersville, VA 22968

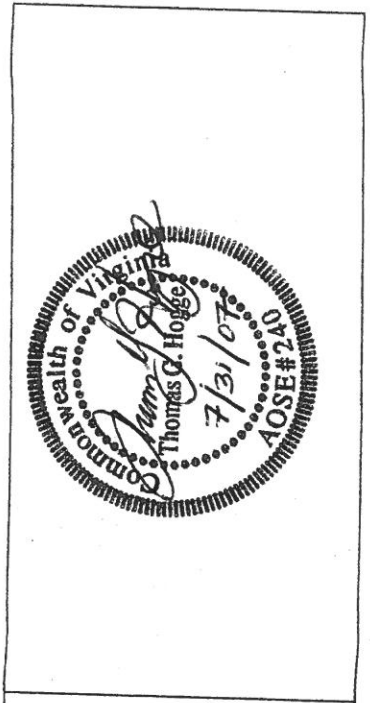
Date of Report: 7/31/07 AOSE/PE Job Number: (optional)
Revision Date: , Health Dept. ID. No.:

Contents/Index of this report:
1-Cover 5-Site Sketch
2-Soil Summary 6-7-Abbrev. Design
34 Soil Descr.

Certification Statement(s)³

I hereby certify that the evaluations and/or designs contained herein were conducted in accordance with the Sewage Handling and Disposal Regulations (12 VAC5-610), the Private Well Regulations (12 VAC5-615), and other applicable policies of the Virginia Department of Health. Furthermore, I certify that my evaluation and/or design contained herein complies with all applicable laws, regulations, and policies implemented by the Virginia Department of Health.

I recommend a Subdivision ⁴ be Approved ⁵
Approval



¹ Insert appropriate title: "Construction Permit", "Subdivision Approval", "Certification Letter"
² Examples include: "Soil Information Summary", "Soil Profile Descriptions", "Water Supply Design Specifications", "Primary/Reserve Design Specifications", "Construction Drawings", "Site Sketch", "Product Specification Sheet"
³ PE work is regulated by the Department of Professional and Occupational Regulation. This section is considered optional for PEs.
⁴ Fill in this blank with the appropriate term: "certification letter", "construction permit", or "subdivision approval"
⁵ Fill in this blank with the appropriate term: "approved", or "denied"



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**Soil Evaluation Report
FAIRHILL ESTATES
Lot 3
Albemarle County, VA**

Owner:	Southern Classic, David Mitchell		Phone:	(434) 566-8299
Mailing Address:	PO Box 248	Phone:		
	Crozet, VA 22932	Fax:		
Agent:	Blue Ridge Soil Consulting, Inc.		Phone:	(434) 985 - 2780
Mailing Address:	P.O. Box 418	Phone:		(540) 948 - 7170
	Ruckersville, VA 22968	Fax:		(434) 990 - 8367
Site Address:			Email:	
Directions to Property:	From Charlottesville, take Rt. 250 West towards Crozet. Go about 1/2 mile past Rt, 240 turnoff and RR overpass and turn right on Fairhill.			
Subdivision:	Fairhill Estates	Section:	-	Block:
Tax Map:		Other Property Identification:	-	Lot: 3
			Dimension/Acreage of Property:	2.71 Acres

Soil Information Summary

- Position in landscape satisfactory? Yes No
Describe: Sideslope
- Slope 16-17%
- Depth to Rock or impervious strata: Max. 66"+ Min. 60"+
- Depth to seasonal water table (gray mottling or gray color): No Yes Inches
- Free water present: No Yes range in inches
Yes Texture Group I II III IV
No Estimated rate 50 min/inch (60 in Reserve)
- Soil percolation rate estimated? Yes No
- Permeability test performed Yes No

If yes, note type of test performed and attach

Soil Profile Descriptions
Fairhill Estates
Lot 3

Backhoe Pit	Depth (in)	Horizon	Material Description	Soil Texture Group
1	0-4	A	10 YR 4/2 dark grayish brown loam	2
	4-10	E	10 YR 6/6 brownish yellow light clay loam	3
	10-35	Bt	7.5 YR 5/6 strong brown very light clay loam	3
	35-52	CB	Variogated light clay loam to silt loam saprolite; friable, 7.5 YR 7/8 reddish yellow, 7.5 YR 8/6 reddish yellow and 7.5 YR 8/3 pink, all from parent	3
	52-66	C	Friable silt loam saprolite, 7.5 YR 7/8 reddish yellow and 10 YR 8/6 yellow	3
2	0-3	A	10 YR 2/2 very dark brown loam	2
	3-9	E	7.5 YR 6/6 reddish yellow silt loam	3
	9-36	Bt	7.5 YR 5/6 strong brown clay loam	3
	36-46	BC	5 YR 5/8 yellowish red sandy clay loam	2
	46-66	C	Variogated, friable sandy loam saprolite, 10 YR 6/8 brownish yellow, 10 YR 8/1 white, and 10 YR 4/1 dark gray, all from parent	2
3	0-5	A	7.5 YR/4/6 strong brown loam	2
	5-30	Bt	5 YR 5/8 yellowish red clay loam	3
	30-41	CB	Sandy clay loam to sandy loam friable saprolite, 2,5 YR 4/8 red, variegated with 5 YR 5/8 yellowish red and 7.5 YR 7/8 reddish yellow	2
	41-60	C	Variogated granitic saprolite, 7.5 YR 6/8 reddish yellow, 10 YR 5/1 gray, and 10 YR 8/1 white, all from parent, grinds fairly easily to loamy sand	2



Soil Profile Descriptions, Continued

4 (Reserve)	0-3	A	10 YR 4/2 dark grayish brown loam	2
	3-8	E	10 YR 6/6 brownish yellow light clay loam	3
	8-30	B	7.5 YR 5/8 strong brown sandy clay loam	2
	30-60	C	Sandy clay loam to sandy loam saprolite, friable but chantery, 5 YR 5/8 yellowish red, variegated with 10 YR 4/1 dark gray and 7.5 YR 7/8 reddish yellow	2
5 (Reserve)	0-4	A	10 YR 3/2 very dark grayish brown loam	2
	4-30	Bt1	7.5 YR 5/6 strong brown clay loam with fair subangular blocky structure	3
	30-60	Bt2	7.5 YR 5/8 strong brown medium to heavy clay loam, massive	3



**BLUE RIDGE
SOIL CONSULTING, INC.**

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P.O. Box 418 Ruckersville, VA 22968

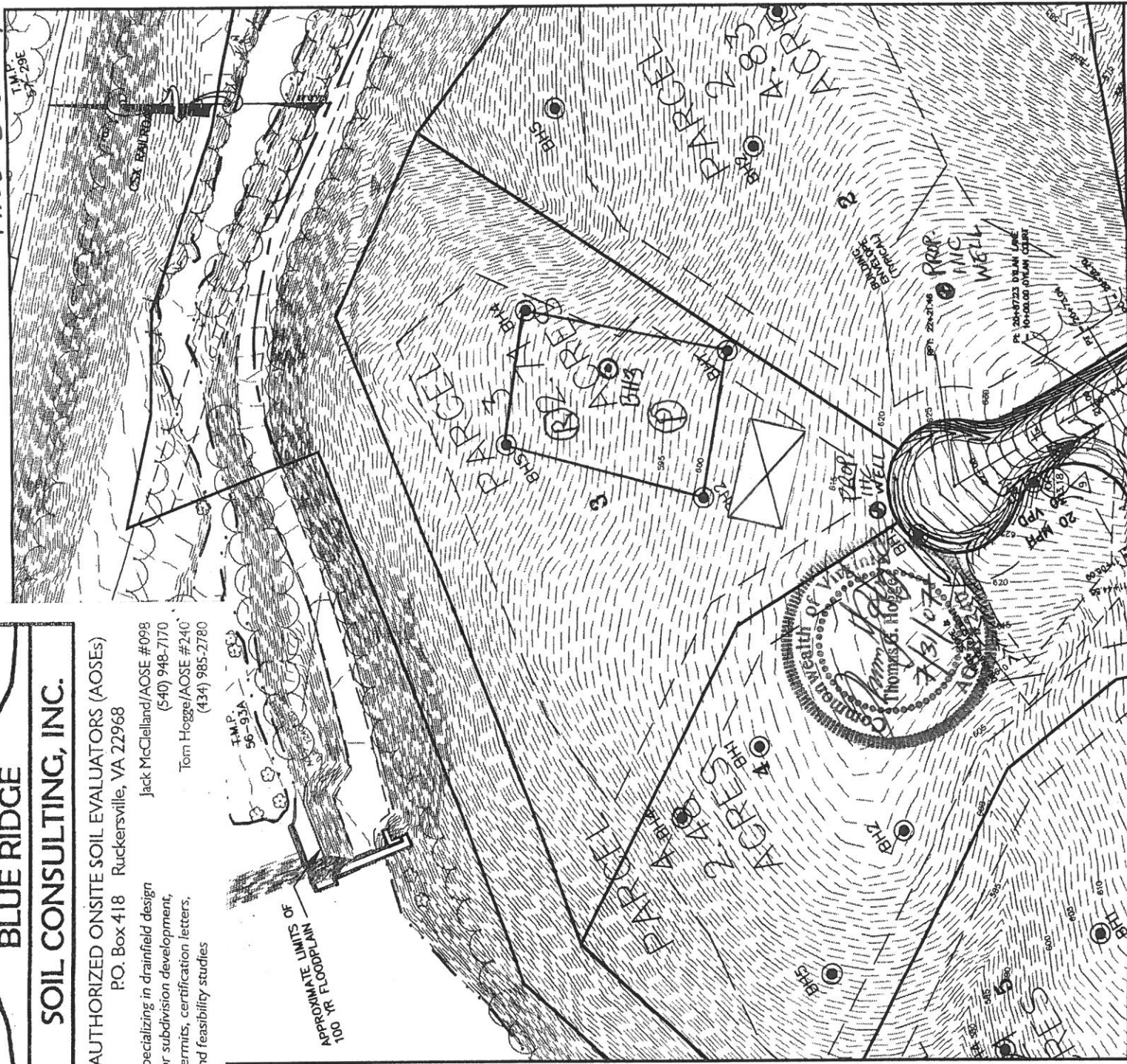
Specializing in drainfield design
for subdivision development,
permits, certification letters,
and feasibility studies

Jack McClelland/AOSE #098
(540) 948-7170

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(434) 985-2780

APPROXIMATE LIMITS OF
FLOODPLAIN

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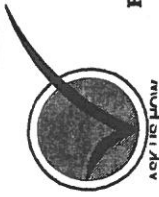


NOTES:
REVISED 7-19-07

⊕ = PRIMARY SEPTIC

⊙ = RESERVE SEPTIC

PROJECT #: 20060711
DATE: APRIL 17, 2007
SCALE: 1" = 100'
DRAWN BY: BCM
APPROVED BY:



TOWNES
SITE ENGINEERING
9850 Lori Road, Suite 201
Chesterfield, Virginia 23832
Phone: (804) 748-8011 Fax: (804) 748-2590
Email: townes@cttownes.com

DRAINFIELD LOCATION
LOT # 3
FAIRHILL ESTATES SUBDIVISION
ALBEMARLE COUNTY, VIRGINIA

Abbreviated Design Form
Fairhill Estates
Lot 3
Primary Drainfield

Design Basis

- A. Estimated Percolation Rate (minutes per inch) 50 @ 42"
- B. Trench bottom square feet Required per bedroom (from Table 5.4) based on (X) Gravity ___ LPD ___ other 376
- C. Number of bedrooms 5



Area Calculations

- D. Length of trench (ft.) 100
- E. Length of available area (ft.) 105
- F. Width of trench (ft.) 3
- G. Number of trenches 7
- H. Center-to-center spacing (ft.) 10
- I. Width required (ft.) 63
- J. Width of available area (ft.) 155-160 (Including reserve)
- K. Total square footage required 1880
- L. Square Footage in design 2100
- M. Is a reserve area required? Yes (see next page)

Abbreviated Design Form
 Fairhill Estates
 Lot 3
 Reserve Drainfield

Design Basis

- A. Estimated Percolation Rate (minutes per inch) 60 @ 42"
- B. Trench bottom square feet Required per bedroom 452
- C. Number of bedrooms 5

Area Calculations

- D. Length of trench (ft.) 100
- E. Length of available area (ft.) 105
- F. Width of trench (ft.) 3
- G. Number of trenches 8
- H. Center-to-center spacing (ft.) 10
- I. Width required (ft.) 73
- J. Width of available area (ft.) 155-160 (Including primary)
- K. Total square footage required 2260
- L. Square Footage in design 2400

