

RIVER PARK TOWNHOMES HIGH STREET SWEETWATER, TN 37874

PROJECT CONTACTS:

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N.T.S.

ALL UNDERGROUND PROGRESS OF THE WORK. THE CONTRAC FAILURE TO ADEQUATELY PROTECT UTILITIES

SITE DEVELOPMENT PLANS

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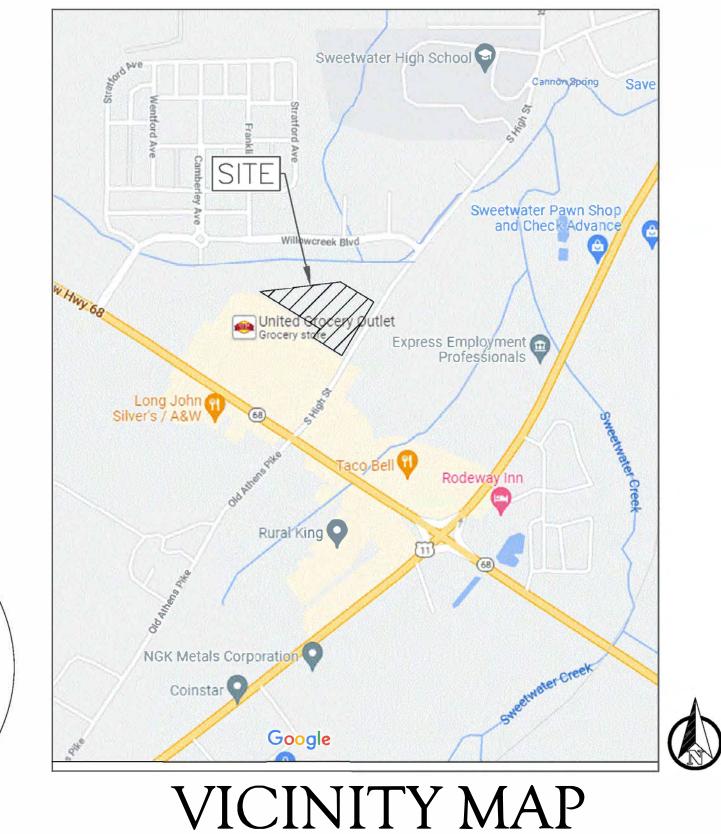
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PROPOSEDSITE

PROVIDED AND ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL CONTACT THE U FILITY NOTIFICATION "CALL BEFORE YOU DIG" AT 1-800-351 TIES ALONG THE ROUTE OF WORK AND TO COORDINATE CONSTRUCTION SCHEDULES WITH THE UTILITY OWNERS AND TO SCHEDULE UTILITY ADIUS L NOTE ALL UTILITIES MAY NOT APPEAR ON THESE PLANS AND THAT THE POTENTIAL CONFLICT WITH UTILITIES SHALL BE CONSIDERED IN THE PREPARATION OF ANY BIDS THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES WHETHER SHOWN ON THE PLANS OR NOT AND SHALL HOLD THE OWNERS AND

ZONING & SETBACKS

<u>ZONING:</u> R-2

PARCEL DATA: TAX MAP NO.: 033B A 008.03

SETBACKS: FRONT: 30' REAR: 25' SIDE: 15' BUILDING SEPARATION: 20'

ACREAGE & PARKING SUMMARY:

ACREAGE SUMMARY: PARCEL: ±6.01 ACRES

PARKING SUMMARY: 121 SPACES PROVIDED

FLOOD ZONE INFORMATION:

FLOOD HAZARD NOTE: THIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD ZONE AS DEFINED BY THE F.E.M.A. FLOOD INSURANCE RATE MAP OF • MONROE COUNTY, TN PANEL NUMBER 47123C0128D, DATED FEB, 3 2010.

N.T.S.

TANER IRMAK RIVER PARK **TOWN-HOMES**

DEVELOPER





480 No Pone Valley Road, Georgetown, TN 37336 (C) 423.715.9757 (W) 423.336.6617

CIVIL ENGINEER

DEMOLITION & SITE PREPARATION NOTES

CONTRACTOR SHALL INCLUDE IN THE BID ALL COST OF REMOVAL, RELOCATION, PROTECTION OF UTILITIES, STRUCTURES AND TREES/GRASS/EARTH MATERIAL ON THE SITE, AND TO PRESERVE THE EXISTING STRUCTURES, TREES/GRASS/EARTH MATERIALS & UTILITIES TO REMAIN.

WORK TO BE INCLUDED BUT NOT LIMITED TO:

 DEMOLITION, ABANDONMENT OR REMOVAL FROM SITE OF ALL EXISTING BUILDINGS, STRUCTURES, FOUNDATIONS, CONCRETE, ASPHALT, TREES, LANDSCAPING, AND UTILITIES ABOVE AND BELOW GROUND AT THE SITE EXCEPT WHERE SPECIFIED TO REMAIN.

- ALL UTILITIES (UTILITIES TO REMAIN, TO BE RELOCATED AND/OR PROPOSED UTILITIES) ARE TO REMOVED OR INSTALLED PER LOCAL UTILITY, CITY, COUNTY, AND STATE REQUIREMENTS.
- ALL ASPHALT, CONCRETE, AND BUILDING MATERIALS TO BE TAKEN OFF SITE (DEMOLITION) PER THE PLANS ARE TO DISPOSED OF ACCORDING TO LOCAL, STATE AND FEDERAL REGULATIONS. CONTRACTOR TO SAW-CUT PAVEMENT AND SIDEWALKS AS SHOWN ON PLANS.
- THE CONTRACTOR SHALL BE RESPONSIBLE TO REPAIR OR REPLACE ANY EXISTING/NEW IMPROVEMENTS SUCH AS CURB AND GUTTER, PAVEMENT AND FENCES, OR UNDERGROUND UTILITIES DAMAGED BY THE CONTRACTOR OR THEIR SUBCONTRACTORS OR MATERIAL SUPPLIERS, TO THE SATISFACTION OF THE CITY ENGINEER AND OWNER OF THE DAMAGED EXISTING IMPROVEMENTS AND/OR NEW IMPROVEMENTS.
- EXISTING CONDITIONS

- THE TYPE, SIZE, LOCATION AND NUMBER OF ALL KNOWN UNDERGROUND UTILITIES IN THE AREA OF CONSTRUCTION HAVE/HAVE NOT BEEN SHOWN PER FIELD INVESTIGATION AND THE BEST AVAILABLE UTILITY RECORDS PROVIDED AND ARE APPROXIMATE ONLY.

- THE CONTRACTOR SHALL CONTACT THE UTILITY NOTIFICATION "CALL BEFORE YOU DIG" AT 811 A MINIMUM OF 72 HOURS BEFORE PUTTING A TOOL TO EARTH AND VERIFY EXISTING UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE EXISTENCE AND LOCATION OF ALL UNDERGROUND UTILITIES ALONG THE ROUTE OF WORK AND TO COORDINATE CONSTRUCTION SCHEDULES WITH THE UTILITY OWNERS AND TO SCHEDULE UTILITY ADJUSTMENTS TO ELIMINATE CONFLICT WITH PROGRESS OF THE WORK.

- THE CONTRACTOR IS TO VERIFY THE EXISTENCE OR NON-EXISTENCE OF BASEMENTS, CELLARS, SEPTIC TANKS, WELLS ON THE SITE. IF DETERMINED THE ABOVE ARE LOCATED ON THE SITE, THE ENGINEER SHALL BE IMMEDIATELY NOTIFIED. THE ABOVE SHALL BE REMOVED AND FILLED WITH SUITABLE FILL AND COMPACTED ACCORDING TO THE SPECIFICATIONS OF THE GEOTECH REPORT.

- THE CONTRACTOR SHALL MAKE ALL NECESSARY CAPS, PLUGS, AND TERMINATIONS AS REQUIRED BY THE UTILITY OWNER AND/OR GOVERNING AUTHORITIES TO RETURN SAID UTILITY TO COMPLETE OPERATION AT NO ADDITIONAL COST TO OWNER.

- THE CONTRACTOR SHALL NOTE ALL UTILITIES MAY NOT APPEAR ON THESE PLANS AND THAT THE POTENTIAL CONFLICT WITH UTILITIES SHALL BE CONSIDERED IN THE PREPARATION OF ANY BIDS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES WHETHER SHOWN ON THE PLANS OR NOT AND SHALL HOLD THE OWNERS AND THE ENGINEER HARMLESS FOR DAMAGE ARISING FROM FAILURE TO ADEQUATELY PROTECT UTILITIES.

- THE SITE / DEMOLITION CONTRACTOR SHALL VISIT THE SITE PRIOR TO SUBMITTING A BID TO SATISFY HIMSELF AS TO THE EXISTING CONDITIONS AND WORK TO BE DONE. PREPARATION

- CONTRACTOR COORDINATE WITH LOCAL UTILITY OWNER, OWNER, GENERAL CONTRACTOR AND LOCAL AUTHORITIES BEFORE UTILITY(S), STRUCTURE(S) AND/OR FACILITY(S) ARE TO BE REMOVED AND/OR RELOCATED PER THE APPROVED PLANS.

- CONTRACTOR IS RESPONSIBLE FOR PRESERVING THE BENCHMARKS, MONUMENTS AND OTHER REFERENCE POINTS. IF THE ABOVE ARE DESTROYED OR DISTURBED, THE CONTRACTOR IS RESPONSIBLE OR RE-ESTABLISHING AT NO COST TO THE OWNFR.

- CONTRACTOR(S) TO PERFORM WORK AND/OR PAY ALL COSTS FOR UTILITY OWNER AND/OR LOCAL AUTHORITIES TO PERFORM THE WORK. WHERE WORK IS TO BE PERFORMED BY A UTILITY COMPANY OR LOCAL AUTHORITY, THE CONTRACTOR(S) IS TO PAY ALL COST FOR WORK TO BE PERFORMED AT NO ADDITIONAL COST TO THE OWNER.

- MAINTAIN, PROTECT, REROUTE OR EXTEND AS REQUIRED, EXISTING UTILITIES TO REMAIN IN SERVICE WHICH PASS THROUGH THE WORK AREA

ALL PERMITS ASSOCIATED WITH THE LAND DISTURBANCE NOTICE OF INTENT (NOI). SWPPP, INSTALLATION/RELOCATION OF UTILITIES AND STREAM ALTERATION PERMITS (ARAP) ARE TO BE OBTAINED AND ON SITE AT ALL TIMES DURING CONSTRUCTION OF THE PROJECT.

ALL EROSION CONTROL & SEDIMENT CONTROL MEASURES (BMPS) TO BE INSTALLED BEFORE LAND DISTURBANCE IS TO COMMENCE AND INSPECTED DAILY .

WHERE STREAM BUFFERS ARE LOCATED AND/OR STORMWATER CONVEYANCE DITCHES OR MAINTAINED SYSTEMS ARE LOCATED, PROTECTIVE MEASURES ARE TO BE INSTALLED PER THE EROSION AND SEDIMENT CONTROL (ESC) PLANS. AT ANY TIME THE. ESC MEASURES ARE NOT SUFFICIENT. MORE STRINGENT ESC MEASURES SHALL BE INSTALLED PER LOCAL AUTHORITIES AND/OR THE ENGINEER OF RECORD.

8. NO STABILIZATION CONTROL MEASURES OR EROSION CONTROL & SEDIMENT CONTROL MEASURES (ESC) ARE TO BE INSTALLED IN A STREAM WITHOUT OBTAINING A SECTION 404 PERMIT AND AN AQUATIC RESOURCES ALTERATION PERMIT (ARAP).

LIMITS OF DISTURBANCE SHALL BE MARKED AND SAFETY (ORANGE) FENCE INSTALLED OR MARKER WITH ORANGE TAPE EVERY 200 FT.

10. CONTRACTOR SHALL CLEAR AND GRUB ALL VEGETATION, TREE(S) AND GRASS NOTED ON THE PLANS (LIVING OR NOT) AND PRESERVE THE AREAS NOTED ON THE PLANS NOT TO BE DISTURBED. TREES SHALL BE MARKED BEFORE LAND DISTURBANCE IS TO COMMENCE AND TREE PROTECTION INSTALLED. MATERIAL TO BE DISPOSED OFF SITE AT AN APPROVED DISPOSAL SITE (PER LOCAL, STATE AND FEDERAL REGULATIONS) OFF SITE AT NO ADDITIONAL COST TO THE OWNER.

11. ALL WORK IS TO PERFORMED ON SITE WITHIN THE BOUNDARIES ON THE PLANS (LIMITS OF DISTURBANCE) UNLESS OTHERWISE STATED ON THE PLANS.

12. STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS POSSIBLE IN PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED. TEMPORARY OR PERMANENT SOIL STABILIZATION AT THE CONSTRUCTION SITE MUST BE COMPLETED NO LATER THAN 14 DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARILY OR PERMANENTLY CEASED.IN THE FOLLOWING SITUATIONS, TEMPORARY STABILIZATION MEASURES ARE NOT REQUIRED:

- A) WHERE THE INITIATION OF STABILIZATION MEASURES IS PRECLUDED BY SNOW COVER OR FROZEN GROUND CONDITIONS OR ADVERSE SOGGY GROUND CONDITIONS, STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS PRACTICABLE. - B) WHERE CONSTRUCTION ACTIVITY ON A PORTION OF THE SITE IS TEMPORARILY

CEASED, BUT SOIL DISTURBING ACTIVITIES WILL RESUME WITHIN 14 13. STABILIZATION SHALL OCCUR ACCORDING TO THE SEEDING TABLE IN THE APPROVED SWPPP AND EROSION CONTROL PLANS/DETAILS.

13. THE CONTRACTOR MUST IDENTIFY, ON THE PLAN, THE LOCATION OF WASTE CONTAINERS, FUEL STORAGE TANKS, CONCRETE WASHOUT AREAS UNLESS NOTED ON THE PLANS AND ANY OTHER LOCATIONS WHERE HAZARDOUS MATERIALS ARE TO BE STORED.

14. MATERIALS AND EQUIPMENT SHALL BE PERMITTED AT LOCATIONS DESIGNATED BY THE OWNERS AND THE OWNERS REPRESENTATIVE.

15. OWNER HAS THE OPTION TO RETAIN ANY MATERIAL FOR FUTURE USE. COORDINATE WITH THE OWNERS PRIOR TO DISPOSAL.

16. MATERIAL SUITABLE FOR REUSE (CUT & TOPSOIL) SHALL BE STOCKPILED AT LOCATIONS DESIGNATED ON THE PLANS OR DESIGNATED BY THE OWNER/OWNERS REPRESENTATIVE. IF THE EXCESS MATERIAL IS NOT REQUIRED OR UNSUITABLE FOR THE DEVELOPED SITE, THE CONTRACTOR IS TO DEPOSE THE EXCESS/UNSUITABLE MATERIAL AT AN APPROVED DISPOSAL LOCATION (PER LOCAL, STATE AND FEDERAL REGULATIONS) OFF SITE AT NO ADDITIONAL COST TO THE OWNER.

17. EXISTING CONDITIONS SHOWN ARE BASED ON DATA FROM MCMINN COUNTY GIS AND UTILITIES PROVIDED BY ATHENS UTILITY BOARD, CONTRACTOR TO VERIEY EXISTING CONDITIONS BEFORE USING THE PLANS FOR BIDDING PURPOSES AND BEFORE START OF ANY WORK THAT IS BEING PROPOSED.

EROSION CONTROL NOTES

1. IN CASE OF EMERGENCY, CALL (______) AT (24 HOUR TELEPHONE)

THE ESC MEASURES SHOWN ON THIS PLAN ARE THE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. DURING THE CONSTRUCTION PERIOD, THESE MEASURES SHALL BE UPGRADED AS NEEDED TO MAINTAIN COMPLIANCE WITH ALL REGULATIONS. 3. THE ESC PLAN AND SWPPP MUST BE KEPT ONSITE. ALL MEASURES SHOWN ON THE PLAN & DESIGNATED BY THE ENGINEER MUST BE

INSTALLED PROPERLY TO ENSURE THAT SEDIMENT LADEN WATER DOES NOT ENTER A SURFACE WATER SYSTEM, ROADWAY, OR OTHER PROPERTIES. 4. OWNER OR DESIGNATED PERSON SHALL BE RESPONSIBLE FOR PROPER INSTALLATION AND MAINTENANCE OF ALL EROSION AND SEDIMENT CONTROL MEASURES, IN ACCORDANCE WITH CURRENT STORMWATER STANDARDS AND STATE, AND FEDERAL REGULATIONS.

5. PRIOR TO ANY LAND DISTURBING ACTIVITIES, THE BOUNDARIES OF THE CLEARING LIMITS. VEGEFTATED BUFFERS. AND ANY SENSITIVE AREAS SHOWN ON THIS PLAN SHALL BE CLEARLY DELINEATED IN THE FIELD. UNLESS OTHERWISE APPROVED, NO DISTURBANCE IS PERMITTED BEYOND THE CLEARING LIMITS. THE OWNER/PERMITTEE MUST MAINTAIN THE DELINEATION FOR THE DURATION OF THE PROJECT. 6. NO TREES OR VEGETATION IS TO BE DISTURBED/REMOVED UNLESS SHOWN ON THE PLANS.

PRIOR TO ANY LAND DISTURBING ACTIVITIES. THE BMPS THAT MUST BE INSTALLED ARE GRAVEL CONSTRUCTION ENTRANCE, PERIMETER SEDIMENT CONTROL, INLET PROTECTION AND SEDIMENT TRAPS/BASINS. THESE BMPS MUST BE MAINTAINED FOR THE DURATION OF THE PROJECT. 9. ALL PUBLIC STREETS SHALL BE MAINTAINED FREE OF DUST AND SEDIMENT CAUSED BY GRADING OPERATIONS.

10. A STANDBY CREW FOR EMERGENCY WORK SHALL BE AVAILABLE AT ALL TIMES. NECESSARY MATERIALS SHALL BE AVAILABLE ON-SITE AND STOCKPILED AT CONVENIENT LOCATIONS TO FACILITATE RAPID CONSTRUCTION OF EMERGENCY DEVICES WHEN RAIN IS IMMINENT.

11. ALL ACTIVE INLETS MUST HAVE SEDIMENT CONTROLS INSTALLED AND MAINTAINED AT ALL TIMES DURING CONSTRUCTION.

- 12. REMOVE SEDIMENT ONCE IT HAS ACCUMULATED TO 1/2 THE ORIGINAL HEIGHT OF THE BARRIER.
- 13. ALL SILT AND DEBRIS SHALL BE REMOVED FROM ALL DEVICES WITHIN 24 HOURS AFTER EACH RAINSTORM.

14. CLEANING OF ALL STRUCTURES WITH SUMPS MUST OCCUR WHEN THE SEDIMENT RETENTION CAPACITY HAS BEEN REDUCED BY 50% AND AT COMPLETION OF PROJECT.

15. ALL PUMPING OF SEDIMENT LADEN WATER MUST BE DISCHARGED OVER AN UNDISTURBED, PREFERABLY VEGETATED AREA, AND THROUGH A SEDIMENT CONTROL BMP (I.E. FILTER BAG).

16. GRADED AREAS ADJACENT TO FILL SLOPES LOCATED AT THE SITE PERIMETER MUST DRAIN AWAY FROM THE TOP OF SLOPE AT THE CONCLUSION OF EACH WORKING DAY.

17. ALL LOOSE SOIL AND DEBRIS WHICH MAY CREATE A POTENTIAL HAZARD TO OFF-SITE PROPERTY SHALL BE REMOVED FROM THE SITE AS DIRECTED BY THE PUBLIC WORKS INSPECTOR.

18. THE PLACEMENT OF ADDITIONAL DEVICES TO REDUCE EROSION DAMAGE WITHIN THE SITE SHALL BE AT THE DISCRETION OF THE CITY ENGINEER.

19. EROSION CONTROL DEVICES SHALL NOT BE MODIFIED WITHOUT THE APPROVAL OF THE ENGINEER OF RECORD.

20. REVISED PLANS SHALL BE SUBMITTED TO THE CITY FOR APPROVAL.

THE CONTRACTOR SHALL SUPERVISE EROSION CONTROL WORK IN ACCORDANCE WITH THE APPROVED PLANS. THE WORK ALSO INCLUDES, BUT IS NOT LIMITED TO, INSPECTION OF EROSION CONTROL MEASURES AND PROVIDING DOCUMENTATION TO LOCAL AUTHORITIES.

22. DURING ROUGH GRADING OPERATIONS AND PRIOR TO CONSTRUCTION OF PERMANENT DRAINAGE STRUCTURES, TEMPORARY DRAINAGE CONTROL (BEST MANAGEMENT PRACTICES, BMPS) SHALL BE PROVIDED TO PREVENT PONDING WATER AND DAMAGE TO ADJACENT PROPERTIES.

23. IMPLEMENT FUGITIVE DUST CONTROL MEASURES DUST BY WATERING OR OTHER APPROVED METHODS.

24. FOR SLOPES 3:1 (H: V) OR STEEPER: SLOPES EQUAL TO OR GREATER THAN 3 FEET IN VERTICAL HEIGHT SHALL BE PLANTED WITH DROUGHT TOLERANT GRASS.

25. SEDIMENT CONTROLS MUST BE INSTALLED AND MAINTAINED ON ALL DOWN GRADIENT SIDES OF THE CONSTRUCTION SITE AT ALL TIMES DURING CONSTRUCTION. THEY MUST REMAIN IN PLACE UNTIL PERMANENT VEGETATION OR OTHER PERMANENT COVERING OF EXPOSED SOIL IS ESTABLISHED.

26. EROSION CONTROL DEVICES SHOWN ON THIS PLAN MAY BE REMOVED WHEN APPROVED BY THE CITY/STATE INSPECTOR HAS APPROVED THAT PERMANENT STABILIZATION HAS OCCURRED AND ARE NO LONGER REQUIRED.

27. STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS POSSIBLE IN PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED. TEMPORARY OR PERMANENT SOIL STABILIZATION AT THE CONSTRUCTION SITE MUST BE COMPLETED NO LATER THAN 14 DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARILY OR PERMANENTLY CEASED.IN THE FOLLOWING SITUATIONS, TEMPORARY STABILIZATION MEASURES ARE NOT REQUIRED: A) WHERE THE INITIATION OF STABILIZATION MEASURES IS PRECLUDED BY SNOW COVER OR FROZEN GROUND CONDITIONS OR ADVERSE SOGGY GROUND CONDITIONS, STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS PRACTICABLE. B) WHERE CONSTRUCTION ACTIVITY ON A PORTION OF THE SITE IS TEMPORARILY CEASED, BUT SOIL DISTURBING ACTIVITIES WILL RESUME ----

27. STABILIZATION SHALL OCCUR ACCORDING TO THE SEEDING TABLE IN THE APPROVED SWPPP AND EROSION CONTROL PLANS/DETAILS. NPDES NOTES

DEVELOPER/CONTRACTOR IS RESPONSIBLE FOR THE IMPLEMENTATION OF THE REQUIREMENTS OF THE ONSITE STORM WATER POLLUTION PREVENTION PLAN (SWPPP) (TITLE) BY (NAME) DATED (DATE); AND THE REQUIREMENTS OF THIS DOCUMENT: ID # ____ DEVELOPER/CONTRACTOR SHALL BE RESPONSIBLE TO INSTALL AND MAINTAIN ALL TEMPORARY BEST MANAGEMENT PRACTICES (BMPS), SHOWN IN THE APPROVED EROSION CONTROL PLANS, THROUGHOUT THE TIME OF CONSTRUCTION. A COPY OF THE SWPPP AND THE APPROVED EROSION CONTROL PLANS SHALL BE KEPT AT THE JOB SITE AT ALL TIMES. THE IMPLEMENTATION AND MAINTENANCE OF SITE BMPS IS REQUIRED TO MINIMIZE JOBSITE EROSION AND SEDIMENTATION. BMPS SHALL BE REQUIRED TO REMAIN IN PLACE THROUGHOUT THE YEAR TO MINIMIZE EROSION AND SEDIMENTATION.

2. IMPLEMENT AND MAINTAIN EROSION CONTROL BMPS TO MINIMIZE THE ENTRAINMENT OF SOIL IN RUNOFF FROM DISTURBED SOIL AREAS ON CONSTRUCTION SITES.

3. IMPLEMENT AND MAINTAIN YEAR ROUND SEDIMENT CONTROL BMPS TO MINIMIZE THE TRANSPORT OF SOIL FROM THE CONSTRUCTION SITE. PHASE GRADING TO LIMIT THE AMOUNT OF DISTURBED AREAS EXPOSED TO THE EXTENT FEASIBLE.

5. LIMIT AREAS THAT ARE CLEARED AND GRADED TO ONLY THE PORTION OF THE SITE THAT IS NECESSARY FOR CONSTRUCTION. MANAGE THE CONSTRUCTION SITE TO MINIMIZE THE EXPOSURE TIME OF DISTURBED SOIL AREAS THROUGH PHASING AND SCHEDULING OF GRADING AND THE USE OF

TEMPORARY AND PERMANENT SOIL STABILIZATION.

6. AT ANY TIME DURING THE YEAR, STABILIZE SLOPES PRIOR TO A PREDICTED STORM EVENT. ONCE DISTURBED, STABILIZE SLOPES (TEMPORARY OR PERMANENT) IF THEY WILL NOT BE WORKED WITHIN 14 DAYS. RE-VEGETATE CONSTRUCTION SITES AS EARLY AS FEASIBLE AFTER SOIL DISTURBANCE.

7. CONTAIN STOCKPILES OF SOIL TO ELIMINATE OR REDUCE SEDIMENT TRANSPORT FROM THE SITE VIA RUNOFF, VEHICLE TRACKING, OR WIND.

MAINTAIN CONSTRUCTION SITES TO ENSURE THAT A STORM DOES NOT CARRY WASTES OR POLLUTANTS OFF THE SITE. DISCHARGES OTHER THAN STORMWATER (NON-STORMWATER DISCHARGES) ARE PROHIBITED, EXCEPT AS AUTHORIZED BY AN INDIVIDUAL NPDES PERMIT, THE STATEWIDE GENERAL PERMIT-CONSTRUCTION ACTIVITY.

CONTAIN RUNOFF FROM EQUIPMENT AND VEHICLE WASHING AT CONSTRUCTION SITE TO PREVENT DISCHARGING TO RECEIVING WATERS OR THE LOCAL STORM DRAIN SYSTEM.

IMPLEMENT BMPS FOR CONSTRUCTION-RELATED MATERIALS, WASTES, SPILLS OR RESIDUES TO ELIMINATE OR REDUCE TRANSPORT FROM THE SITE TO STREETS, DRAINAGE FACILITIES, OR ADJOINING PROPERTIES BY WIND OR RUNOFF.

11. ENSURE CONSTRUCTION CONTRACTORS AND SUBCONTRACTOR PERSONNEL ARE AWARE OF THE REQUIRED BMPS, MAINTENANCE, AND GOOD HOUSEKEEPING MEASURES FOR THE PROJECT SITE AND ANY ASSOCIATED CONSTRUCTION STAGING AREAS.

12. MAINTAIN BMPS AT ALL TIMES. INSPECT BMPS PRIOR TO PREDICTED STORM EVENTS, DURING, FOLLOWING STORM EVENTS AND PER THE LOCAL & STATE REQUIREMENTS

13. THE CONTRACTOR MUST IDENTIFY, ON THE PLAN, THE LOCATION OF WASTE CONTAINERS, FUEL STORAGE TANKS, CONCRETE WASHOUT AREAS UNLESS NOTED ON THE PLANS AND ANY OTHER LOCATIONS WHERE HAZARDOUS MATERIALS ARE TO BE STORED.

14. COLLECT AND PROPERLY DISPOSE OF IN TRASH OR RECYCLE BINS AT THE END OF EACH DAY OF CONSTRUCTION ACTIVITY, CONSTRUCTION DEBRIS AND WASTE MATERIALS.

15. 24 HOUR EMERGENCY NPDES CONTACT: FOR THE PERSON RESPONSIBLE FOR IMPLEMENTING, INSPECTING, AND MAINTAINING THE SITE'S EROSION CONTROL BMP'S.

Name: ADDRESS: PHONE:

CHANGE OF SUCH PERSON, ADDRESS OR PHONE NUMBER SHALL BE FILED WITHIN 24 HOURS WITH THE CITY OF SWEETWATER ENGINEERING DEPARTMENT AND THE PROJECT INSPECTOR, AND SHALL INCLUDE THE GRADING PERMIT NUMBER.

OVERALL DEVELOPMENT NOTES

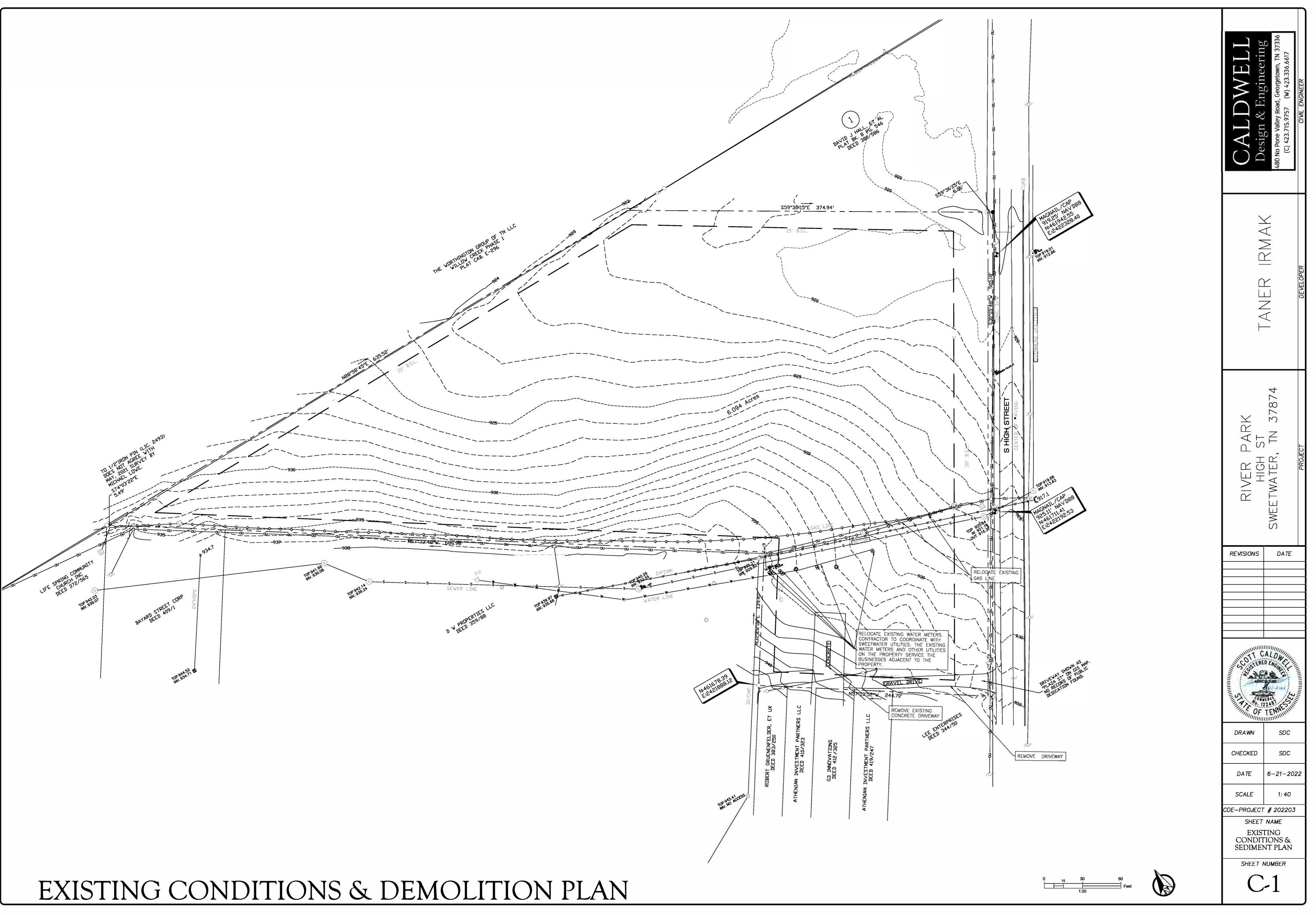
GRADING NOTES

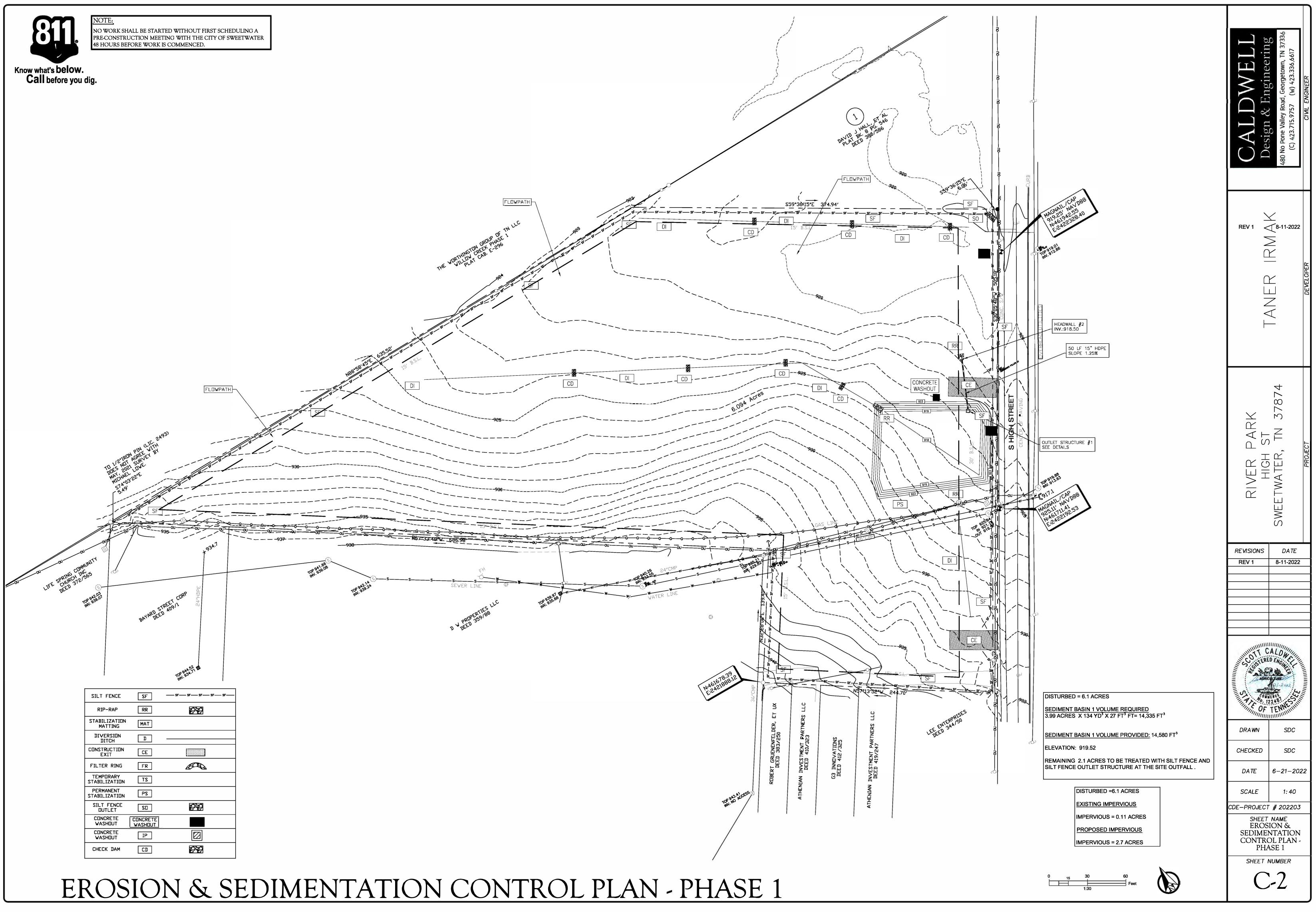
THE CONTRACTOR SHALL LOCATE ALL UTILITIES PRIOR TO EXCAVATION/GRADING/DIGGING BY UTILIZING 811 "CALL BEFORE YOU DIG" AND/OR LOCAL/STATE UTILITY LOCATION SERVICE. CONTRACTOR IJ IS INDEPENDENTLY RESPONSIBLE OF LOCATING UTILITIES HORIZONTALLY AND VERTICALLY BEFORE EXCAVATION BEGINS. E INFORMATION PERTAINING TO UNDER GROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS AND FIELD LOCATIONS WHEN POSSIBLE, BUT THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES BY DIGGING TEST PITS BY HAND AT ALL UTILITY CROSSINGS gin IN ADVANCE OF MACHINE TRENCHING. IF CLEARANCES ARE LESS THAN SPECIFIED ON THESE PLANS OR \geq 18", WHICH EVER IS LESS, CONTACT THE ENGINEER AND THE OWNER/ DEVELOPER PRIOR TO PROCEEDING WITH CONSTRUCTION. ALL DESIGN & CONSTRUCTION FOR WATER, SEWER, FIRE LINES, LIFT STATIONS & BACKFLOW PREVENTION SHALL COMPLY WITH LOCAL UTILITY OWNER. ACTUAL FIELD CONDITIONS MAY DICTATE MORE STRINGENT REQUIREMENTS IF DEEMED NECESSARY BY THE CONSTRUCTION INSPECTOR. 4. DEVELOPER SHALL PROVIDE RECORD DRAWINGS "AS-BUILT PLANS" AND "FINAL PLATS" (IF APPLICABLE) IN HARD COPY AND ELECTRONIC FORMAT, AS WELL AS, RECORD ALL EASEMENTS THAT WILL BE PROVIDED TO LOCAL UTILITY PROVIDER (IF APPLICABLE) FOR APPROVAL OF AS-BUILT PLANS. 5. PROJECTS INVOLVING CONSTRUCTION OF TOWNHOMES AND/OR CONDOMINIUMS ARE REQUIRED TO HAVE INDIVIDUAL METERS. FIELD CHANGES DURING CONSTRUCTION MUST BE SUBMITTED FOR REVIEW AND APPROVAL BY LOCAL UTILITY OWNER BEFORE CHANGES ARE IMPLEMENTED. CONTRACTOR MUST JET CLEAN AND T.V. SANITARY SEWER LINES AFTER CONNECTIONS ARE MADE TO THE EXISTING SEWER TIE-IN POINTS. TRACER WIRE TO BE INSTALLED FOR PVC PIPES. 8. THRUST BLOCKS ARE REQUIRED WHEREVER PIPE CHANGES DIRECTION (TEES, BENDS, ETC.). WATER & SEWER DEPT. REQUIRES THAT A BACKFLOW PREVENTER DEVICE BE INSTALLED (IF CURRENTLY EXISTING) ON EACH DOMESTIC OR FIRE SERVICE LINE, AND ANY OTHER TYPE OF WATER SERVICE CONNECTION. 10. POTABLE WATER MAINS SHALL MAINTAIN A TEN (10') FOOT HORIZONTAL AND EIGHTEEN (18") INCH \triangleleft VERTICAL CLEARANCE FROM NON-POTABLE PIPELINES. VERIFY WITH LOCAL UTILITY OWNER. \geq 11. ALL UTILITIES SHALL BE KEPT 10' (PARALLEL) APART AND 18" VERTICAL CLEARANCE FROM THE OUTSIDE OF THE PIPE TO OUTSIDE PIPE DIAMETER UNLESS OTHERWISE NOTED. Ŷ 12. GRAVITY SEWER LINE MATERIAL SHALL BE PVC (SDR35) OR DIP (CLASS 350). _____ 13. PROVIDE EASEMENT PLAT & DEED FOR REVIEW FOR ALL SANITARY SEWER AND WATER EASEMENTS. (AFTER CONSTRUCTION AND WITH AS-BUILTS). \mathbf{M} 14. WATER & SEWER ACCESS FEES NEED TO BE PAID UNDER THE FOLLOWING CIRCUMSTANCES: NEW CONSTRUCTION, RE-DEVELOPMENT, ADDITIONS, CHANGE OF USE, ETC.. FAILURE TO SETTLE THESE FEES WILL RESULT IN DELAYS FOR OBTAINING WATER & SEWER PLAN APPROVAL, AS WELL AS CERTIFICATE OF OCCUPANCY/COMPLETION. $\overline{}$ 15. ON SITE SEWER AND WATER IS PRIVATE. \triangleleft UTILITY NOTES 1. EXISTING UTILITIES SHALL BE VERIFIED IN FIELD PRIOR TO INSTALLATION OF NEW UTILITIES. 2. THE CONTRACTOR SHALL LOCATE ALL UTILITIES PRIOR TO DIGGING BY UTILIZING "CALL BEFORE YOU DIG" AND/OR LOCAL/STATE UTILITY LOCATION SERVICE. 3. THE UTILITY PLAN IS INTENDED ONLY FOR UTILITY CONSTRUCTION AND NOT BE USED FOR GRADING AND STORMWATER CONSTRUCTION. 4. CONTRACTOR SHALL REFER TO THE ARCHITECTURAL PLANS FOR THE EXACT LOCATION OF UTILITY ENTRANCES, BUILDING DIMENSIONS, ROOF LEADERS, EXIT DOORS, EXIT RAMPS AND PORCHES. 5. CONTRACTOR TERMINATE THE EXISTING DOMESTIC WATER AND SANITARY SEWER 5' FROM THE BUILDING AND CAPPED/MARKED FOR FUTURE TIE INTO THE BUILDING BY CONTRACTOR/PLUMBING CONTRACTOR ∞ 6. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH CITY OF XXXXXXXX, XX STANDARDS AND SPECIFICATIONS. M Ŷ 7. WATER METER(S) SHALL BE FLUSH WITH FINISHED GRADE. \triangleleft 8. CONTRACTOR IS TO COORDINATE INSTALLATION OF GAS LINES WITH LOCAL GAS COMPANY. CONTRACTOR SHALL COORDINATE THE TYING IN OF INDIVIDUAL GAS METER(S) TO THE MAIN. \cap 9. REFER TO PLUMBING PLANS BY OTHERS FOR THE TIE-IN OF ALL UTILITIES. 10. SANITARY SEWER LINE SHALL BE OF DUCTILE IRON PIPE AT ALL LOCATIONS WHERE SANITARY LINE CROSSES ABOVE OR BELOW A STORM SEWER LINE. WHERE WATER PIPING CROSSES THE SANITARY SEWER LINE, THE WATER SERVICE WITHIN 10 FEET \triangleleft OF THE POINT OF THE CROSSING SHALL BE AT LEAST 24 INCHES ABOVE THE TOP OF THE SEWER INE. THE SEWER LINE SHALL BE OF DUCTILE IRON WITH LEADED OR MECHANICAL JOINTS AT LEAST Δ 10 FEET ON BOTH SIDES OF THE CROSSING. 12. THRUST BLOCKING SHALL BE LOCATED AT ALL WATER PIPE VALVES, VERTICAL BENDS, VERTICAL ELBOWS AND TEES, AND HORIZONTAL ELBOWS AND TEES. 13. REFER TO THE BUILDING PLANS FOR EXACT UTILITY ENTRANCE LOCATIONS, AND FOR THE SITE LIGHTING ELECTRICAL LAYOUT. 14. THE CONTRACTOR SHALL INCLUDE IN HIS CONTRACT PRICE ALL MATERIAL AND LABOR ASSOCIATED_WITH_THE_TESTING_OF_THE_WATER_AND_SEWER_LINES_AS_REQUIRED_ 15. THE CONTRACTOR SHALL INCLUDE IN THE BASE CONTRACT PRICE: DAILY RECORD KEEPING AND SURVEYING REQUIRED TO PREPARE THE AS-BUILT DRAWINGS OF THE WATER AND SEWER LINES. DATE REVISIONS 16. ALL EXISTING FIRE HYDRANTS. WATER VALVES. POWER POLES, STORM DRAIN STRUCTURES, SEWER STRUCTURES, AND ANY OTHER EXISTING UTILITIES THAT CONFLICT WITH THE PROPOSED MPROVEMENTS SHOWN ON THESE PLANS SHALL BE RELOCATED OR ADJUSTED TO GRADE AS REQUIRED (COORDINATE_WITH_UTILITY_OWNER_BEFORE_RELOCATING_,TERMINATING_OR_INSTALLING UTILITIES), WATER LINES THAT ARE IN CONFLICT WITH PROPOSED IMPROVEMENTS SHALL BE RELOCATED OR LOWERED TO AVOID CONFLICTS. (COORDINATE WITH UTILITY OWNER BEFORE RELOCATING TERMINATING AND/OR INSTALLING UTILITIES) 17. THE CONTRACTOR IS TO VERIFY THE INVERT ELEVATION (I.E.) OF EXISTING PIPES PRIOR TO BEGINNING CONSTRUCTION. 18. SEWER FORCE MAIN SHALL BE PVC DR-18 C-900 OR C-905 AS DIP CLASS 350, EPOXY LINED. 19. IF THE MAIN IS PVC OR HDPE, THEN 12 GAUGE COATED SINGLE STRAND WIRE SHALL BE ATTACHED ALONG THE TOP OF THE MAIN TO RUN UP THE SEWER MANHOLE FOR TRACING PURPOSES. TT CALDW 20. DETECTOR TAPE SHALL BE 4 INCHES AND PLACED 2 FEET ABOVE PIPE. STERED ENG 21. ALL TIE-INS TO EXISTING MANHOLES SHALL BE CORED. A MARIA 22. ALL MANHOLES REQUIRE "K OR N SEAL" OR EQUAL, RUBBER BOOTS. 23. NO PROPOSED SEWER LINE OR MANHOLE WILL BE APPROVED UNTIL VERIFIED AND INSPECTED BY CONNERCE A No. 12248 THE LOCAL UTILITY COMPANY PER SANITARY SEWER DESIGN STANDARDS, CONSTRUCTION SPECIFICATIONS AND DETAILS. OF TENNE 24. NO CONNECTION SHALL BE MADE TO EXISTING WASTEWATER LINES UNTIL THE PROPOSED LINE IS INSPECTED AND APPROVED BY LOCAL UTILITY OWNER/PROVIDER. 25. ALL WASTEWATER MANHOLES SHALL HAVE AN ELEVATION DROP OF 0.2 FOOT ACROSS THE INLET DRAWN SDC AND OUTLET INVERTS. 26. WASTEWATER CLEAN-OUTS SHALL BE INSTALLED AT ALL INDIVIDUAL SERVICES A SHOWN IN DETAIL SHEET, AND SHALL NOT BE INSTALLED UNDER DRIVEWAYS OR ANY PAVED AREAS WITHOUT CHECKED SDC PRIOR APPROVAL FORM UTILITY OWNER/PROVIDER. 27. SERVICE LINES TO SANITARY SEWER MAIN SHALL BE BEDDED PER DETAIL ON THE UTILITY DETAIL SHEET. 6–21–2022 DATE 28. THE SITE CONTRACTOR SHALL COORDINATE SERVICE ROUTING OF ALL GAS, TELEPHONE, WATER, SANITARY AND COMMUNICATION/ELECTRICAL LINES WITH THE APPROPRIATE UTILITY COMPANY. ALL CONSTRUCTION MUST COMPLY WITH EACH UTILITIES STANDARDS & SPECIFICATIONS AND NOT 1:40 SCALE INTERFERE WITH THE TREE PLANTING SITES OR EXISTING TREES TO BE PRESERVED. 29. LINES UNDERGROUND SHALL BE INSTALLED, TESTED AND APPROVED BEFORE BACKFILLING. CDE-PROJECT **#** 202203 NOTE: SHEET NAME ALWAYS REFER TO THE MOST STRINGENT REQUIREMENTS AND OVERALL THE GOVERNING AGENCY FOR REQUIREMENTS FOR THE SITE DEVELOPMENT DEVELOPMENTS. NOTES SHEET NUMBER

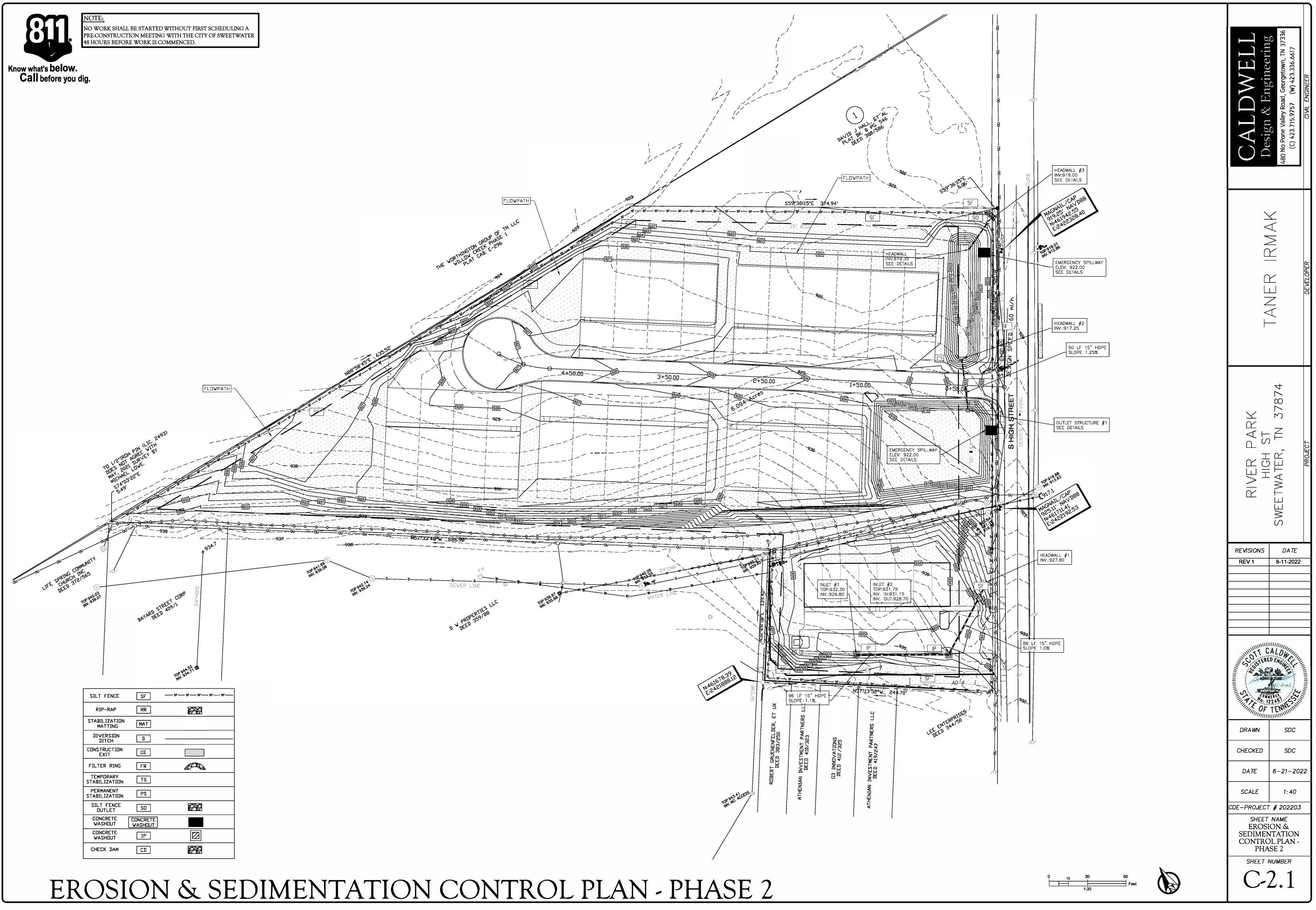
1. THE CONTRACTOR SHALL LOCATE ALL UTILITIES PRIOR TO EXCAVATION/GRADING/DIGGING BY UTILIZING 811 "CALL BEFORE YOU DIG" AND/OR LOCAL/STATE UTILITY LOCATION SERVICE. CONTRACTOR IS INDEPENDENTLY RESPONSIBLE OF LOCATING UTILITIES HORIZONTALLY AND VERTICALLY BEFORE EXCAVATION BEGINS. 2. INFORMATION PERTAINING TO UNDER GROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS AND FIELD LOCATIONS WHEN POSSIBLE, BUT THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES BY DIGGING TEST PITS BY HAND AT ALL UTILITY CROSSINGS IN ADVANCE OF MACHINE TRENCHING. IF CLEARANCES ARE LESS THAN SPECIFIED ON THESE PLANS OR 18", WHICH EVER IS LESS, CONTACT THE ENGINEER AND THE OWNER/ DEVELOPER PRIOR TO PROCEEDING WITH CONSTRUCTION. 3. ALL GRADES/SPOT ELEVATIONS SHOWN ARE FINISHED GRADES, UNLESS OTHERWISE NOTED ON THE DRAWINGS . 4. ALL STRUCTURES LOCATED WITHIN R.O.W. OR OTHERWISE NOTED ON THE THESE PLANS SHALL BE CONSTRUCTED PER THE HIGHWAY DEPARTMENT STANDARDS. IF STRUCTURE(S) ARE NOT PROTOTYPICAL OR CONSTRUCTION CANNOT BE ACHIEVED CONTRACTOR SHALL SUBMIT SHOP DRAWING TO CALDWELL DESIGN & ENGINEERING,LLC FOR REVIEW AND APPROVAL. 5. CONTRACTOR SHALL BE RESPONSIBLE FOR RELOCATION OR REMOVAL OF EXISTING UNDERGROUND UTILITIES SHOWN OR NOT SHOWN AT NO ADDITIONAL COST TO THE OWNER. 6. CONTRACTOR SHALL COORDINATE WITH UTILITY COMPANIES (72 HOURS PRIOR) ON ADJUSTING EXISTING UTILITY LINE(S), PRIOR TO START OF UTILITY WORK. 7. CONTRACTOR SHALL BE HELD RESPONSIBLE FOR THE DESIGN AND IMPLEMENTATION OF SHEETING, SHORING, BRACING AND SPECIAL EXCAVATION MEASURES REQUIRED TO MEET OSHA, FEDERAL, STATE AND LOCAL REGULATIONS PURSUANT TO THE INSTALLATION OF THE WORK INDICATED ON THESE DRAWINGS. 8. ALL STORM DRAIN PIPES ARE MEASURED FROM CENTER OF STRUCTURES AND END OF FLARED END SECTIONS. 9. ALL DISTURBED AREAS AND SLOPES SHALL BE GRADED SMOOTH AND (4") OF TOP SOIL APPLIED. THE AREA SHALL BE SEEDED AND WATERED UNTIL HARDY GRASS GROWTH HAS BEEN ESTABLISHED. (SEE LANDSCAPING GENERAL NOTES FOR SEEDING SPECIFICATIONS) 10. STORM DRAIN PIPE BEDDING SHALL BE INSTALLED PER PLAN/DETAIL SHEETS (SEE DETAIL SHEETS). 11. CONTRACTOR SHALL CONSTRUCT AND MAINTAIN ALL EROSION AND SEDIMENTATION CONTROL (ESC) PRACTICES IN ACCORDANCE WITH THE EROSION CONTROL PLAN AND CONSTRUCTION SCHEDULE. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR IMPLEMENTING THE SWPPP & MAINTAINING EROSION CONTROL MEASURES (ESC)THROUGH OUT THE LIFE OF THE PROJECT. 12. ALL ESC MEASURES SHALL BE PROPERLY MAINTAINED AND IN WORKING CAPACITY TO PREVENT SILT FROM LEAVING THE SITE. ESC MEASURES ARE TO BE IN PLACE TO PREVENT SILT FROM ENTERING (TRACKING) ROADS & ADJACENT PROPERTIES. 13. REMOVE GOOD TOPSOIL FROM AREAS TO BE GRADED AND FILLED, AND PRESERVE IT FOR USE IN FINISHING THE GRADING OF ALL CRITICAL AREAS. 14. SCARIFY AREAS TO RECEIVE TOPSOIL TO A MINIMUM DEPTH OF 5 INCHES BEFORE PLACING TOPSOIL PER OWNER/DEVELOPER, CITY AND/OR HIGHWAY DEPARTMENT STANDARDS AND SPECIFICATIONS 15. CLEAR AND GRUB AREAS TO BE FILLED. REMOVE TREES. VEGETATION, ROOTS, OR OTHER DEBRIS. AND OTHER MATERIALS THAT WOULD AFFECT THE STABILITY OF THE FILL. 16. ENSURE THAT FILL MATERIAL IS FREE OF BRUSH, RUBBISH, ROCKS, LOGS, STUMPS, BUILDING DEBRIS. AND OTHER MATERIALS INAPPROPRIATE FOR CONSTRUCTING STABLE FILLS. 17. DO NOT INCORPORATE FROZEN MATERIAL OR SOFT, MUCK, OR HIGHLY COMPRESSIBLE MATERIALS INTO FILL SLOPES 18. KEEP DIVERSIONS AND OTHER WATER CONVEYANCE MEASURES FREE OF SEDIMENT DURING ALL PHASES OF DEVELOPMENT. 19. PERMANENTLY STABILIZE ALL GRADED AREAS AFTER FINAL GRADING IS COMPLETED ON EACH AREA OF THE GRADING PLAN. APPLY TEMPORARY STABILIZATION MEASURES ON ALL GRADED AREAS WHEN WORK IS TO BE INTERRUPTED OR DELAYED 14 DAYS OR LONGER (SEE EROSION CONTROL PLAN(S). 20. CONTRACTOR SHALL MATCH TOP OF PROPOSED DRAINAGE STRUCTURES WITH PROPOSED GRADES. IF A DISCREPANCY OCCURS BETWEEN PROPOSED GRADES AND PROPOSED STRUCTURE TOPS, THE GRADING SHALL GOVERN. IF THE DISCREPANCY IS MORE THAN 4 INCHES THE CONTRACTOR SHALL CONTACT THE ENGINEER OF RECORD. 21. ALL UTILITIES, INCLUDING STORM SEWER, SHOWN WITHIN PUBLIC EASEMENTS OR RIGHT OF WAYS SHALL BE CONSTRUCTED TO THE GOVERNING AGENCY'S SPECIFICATIONS. ALL OTHER UTILITIES SHALL BE CONSTRUCTED TO THE CLIENT'S OR THE GOVERNING AGENCY'S SPECIFICATIONS, WHICHEVER IS MORE STRINGENT, IF THERE IS A QUESTION AS TO WHICH SPECIFICATIONS SHOULD APPLY THE CONTRACTOR SHALL CONTACT THE ENGINEER OF RECORD. 22. ALL EXISTING STRUCTURES, FENCING, TREES, & ETC., WITHIN CONSTRUCTION AREA SHALL BE REMOVED & DISPOSED OF OFF SITE UNLESS OTHERWISE NOTED TO REMAIN. NO BURNING ON SITE SHALL OCCUR UNLESS APPROVAL FROM LOCAL, STATE AND FEDERAL AGENCIES HAVE BEEN OBTAINED.(SEE DEMOLITION PLAN) 23. ALL DRAINAGE STRUCTURES SHALL BE PRE-CAST. 24. ALL DRAINAGE STRUCTURES AND STORM SEWER PIPES SHALL MEET HEAVY DUTY TRAFFIC (H20) LOADING AND BE INSTALLED ACCORDINGLY (SHALL MEET DOT SPECIFICATIONS AT A MINIMUM). 25. CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES HAVING UNDERGROUND UTILITIES ON SITE OR IN RIGHT-OF-WAY PRIOR TO EXCAVATION. CONTRACTOR SHALL CONTACT UTILITY LOCATING COMPANY (STATE 811 CALL SYSTEM) AND LOCATE ALL UTILITIES PRIOR TO START OF GRADING OPERATIONS. 26. SITE GRADING SHALL NOT PROCEED UNTIL EROSION CONTROL MEASURES HAVE BEEN INSTALLED. 27. GENERAL CONTRACTOR SHALL PROVIDE 2' x 2' x 6" THICK CONCRETE APRON AT ALL CLEANOUTS OUTSIDE OF BUILDING AND IN PAVED AREAS UNLESS LOCAL AGENCY REQUIREMENTS DEEM OTHERWISE. 28. ALL ROOF DRAINS TO BUILDING SHALL END 5' OUTSIDE THE BUILDING LIMITS AND SHALL BE PROVIDED WITH A TEMPORARY PLUG AT THE END. (SEE ARCH. PLANS FOR EXACT SIZE AND LOCATION OF ROOF DRAINS) 29. ALL WORK TO BE DONE IN STRICT ACCORDANCE WITH STANDARD SITE SPECI50ICATIONS. 30. CONTRACTOR MUST FOLLOW THE RECOMMENDATIONS IN THE GEOTECHNICAL RECOMMENDATIONS (GEOTECH REPORT) FOR COMPACTION OF ALL EARTHWORK AND UTILITY INSTALLATIONS AND COORDINATE SAME WITH THE LOCAL UTILITY COMPANY(S) AND STATE SPECIFICATIONS. WHEN A PROJECT DOES NOT HAVE GEOTECHNICAL RECOMMENDATIONS TO FOLLOW, THE CONTRACTOR IS TO FOLLOW THE DEPARTMENT OF TRANSPORTATION (DOT) REQUIREMENTS AT A MINIMUM. (THE CONSULTANT IS RELIEVED OF RESPONSIBILITY AND LIABILITY OF THE COMPACTION OF FILL MATERIAL AND RETAINING WALL STRUCTURE DESIGNS. 31. A RED LINE COPY OF THE PLANS WILL BE ON SITE TO NOTE DEVIATIONS OF INSTALLED UTILITIES AND STRUCTURES TO SUPPLY THE OWNER AND LOCAL UTILITY COMPANIES FRO AS-BUILT PURPOSES. (DIGITAL CAD FILES AND HARD COPIES) 32. PROPOSED UTILITY POLES AND/OR RELOCATED UTILITY POLES ARE AT THE SOLE DISCRETION OF THE RESPECTIVE UTILITY COMPANY, REGARDLESS OF THE LOCATIONS ON THE PLAN.

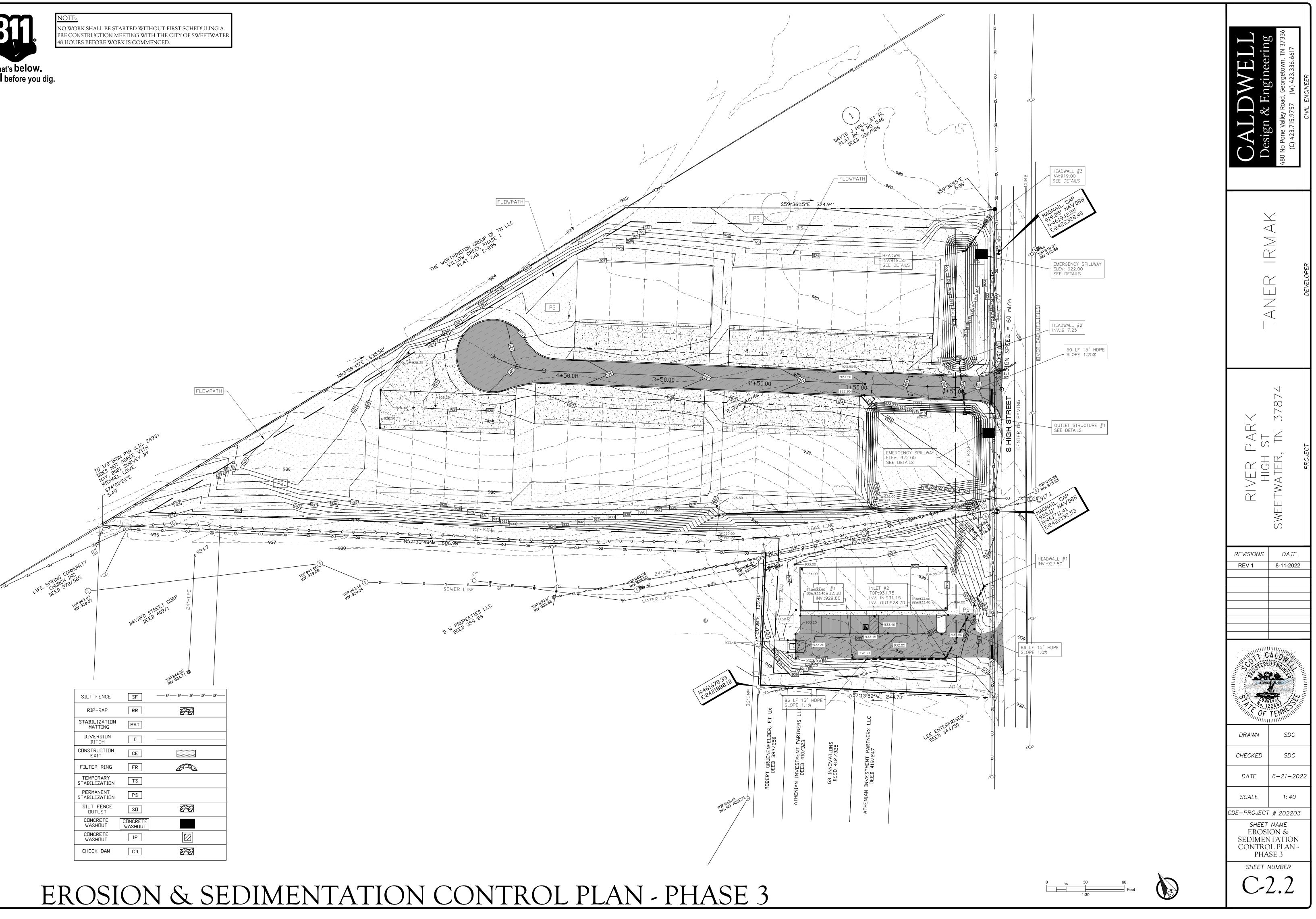
GENERAL NOTES

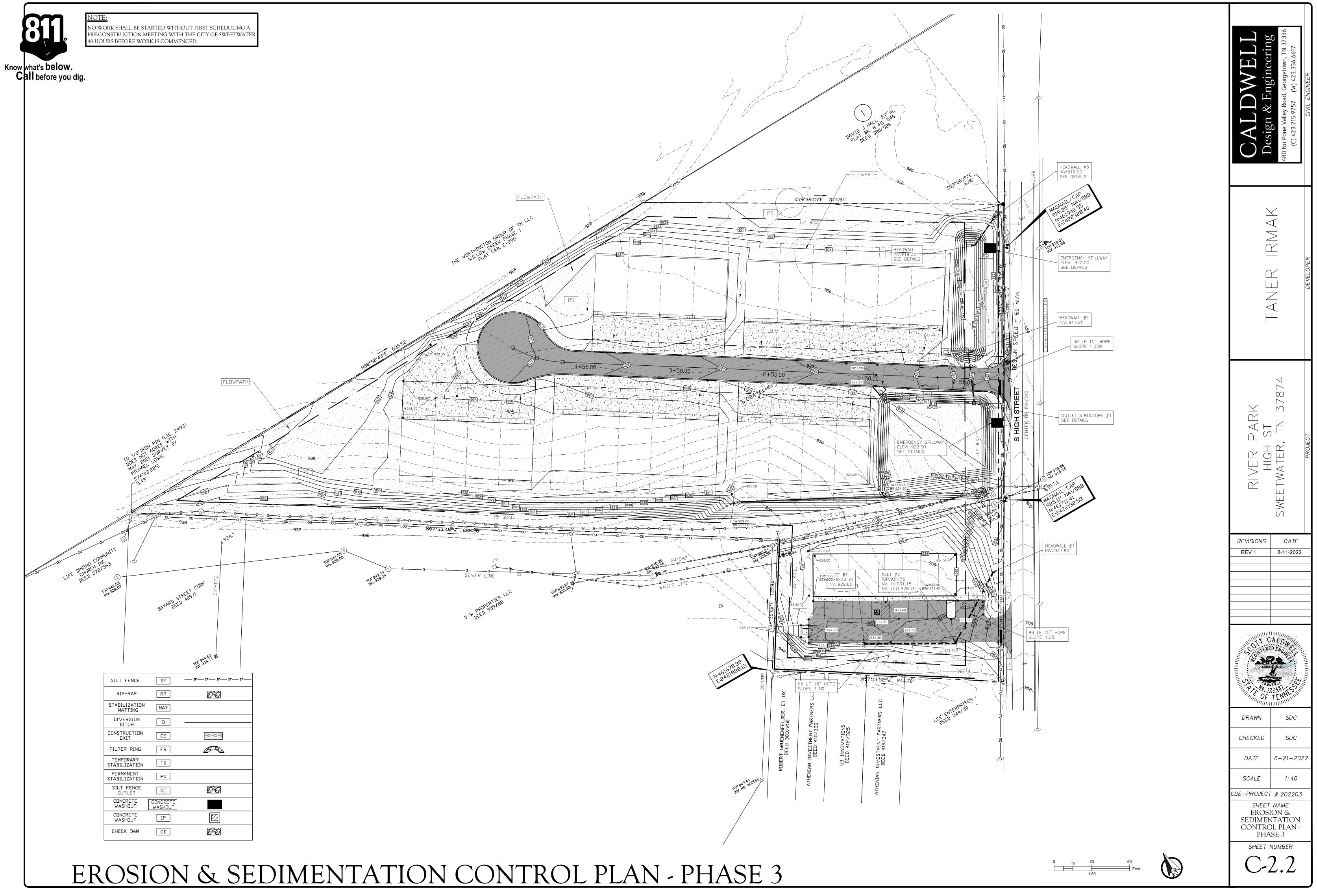
Know what's **below**. Call before you dig.



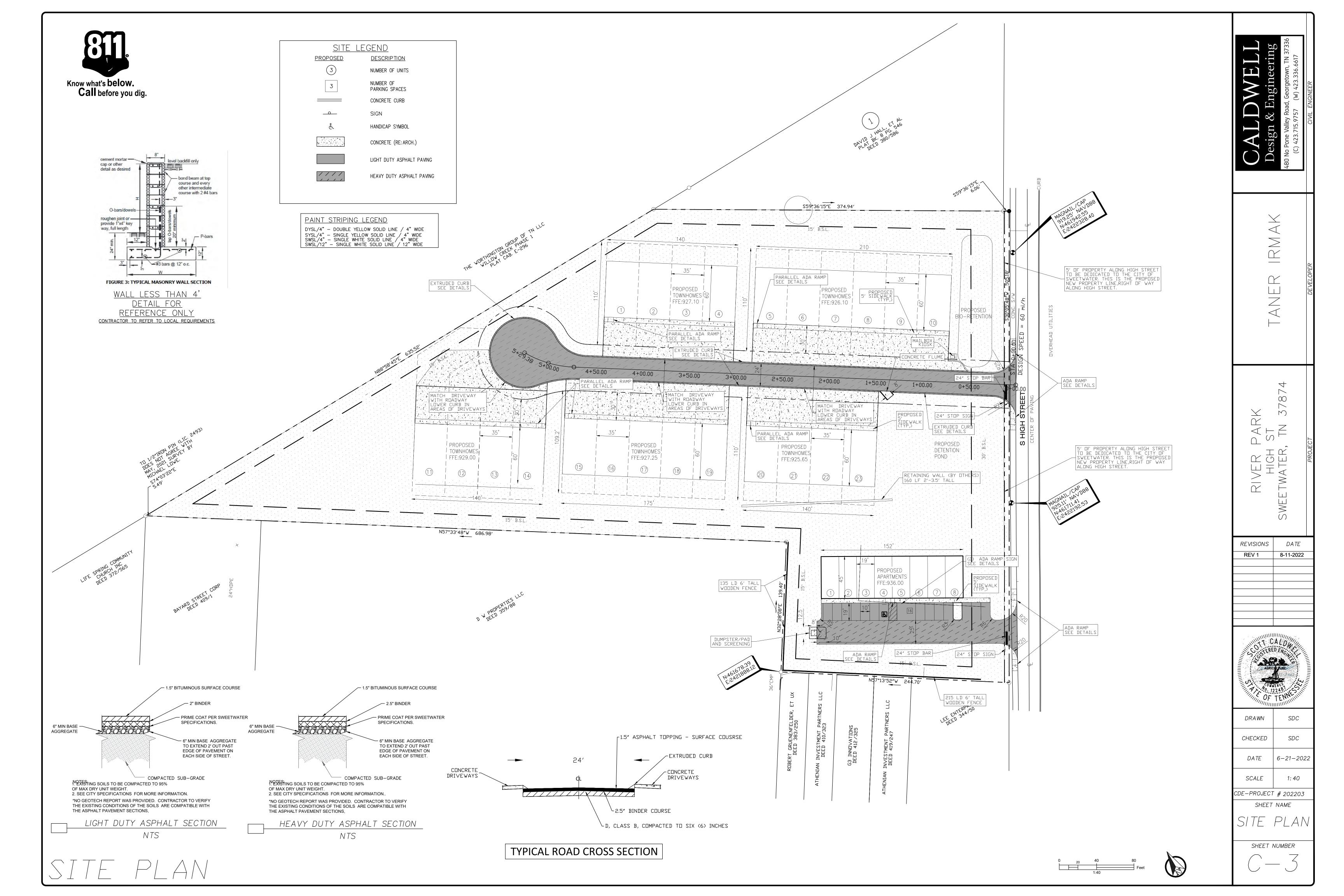














Know what's below. Call before you dig.

FLOOD HAZARD NOTE:

LIFE SPRING COMIC LIFE SPRING HING CHURCH 312/565 DEED 312/565

NOTE:

NO WORK SHALL BE STARTED WITHOUT FIRST SCHEDULING A PRE-CONSTRUCTION MEETING WITH THE PUBLIC WORKS NSPECTOR 48 HOURS BEFORE WORK IS COMMENCED.

HIS PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD HAZARD ZONE AS DEFINED BY THE F.E.M.A. FLOOD INSURANCE

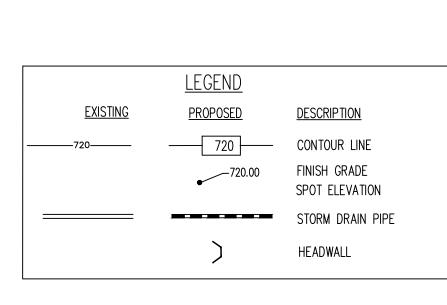
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GRADING/STORMWATER DRAINAGE PLAN

FLOWPATH

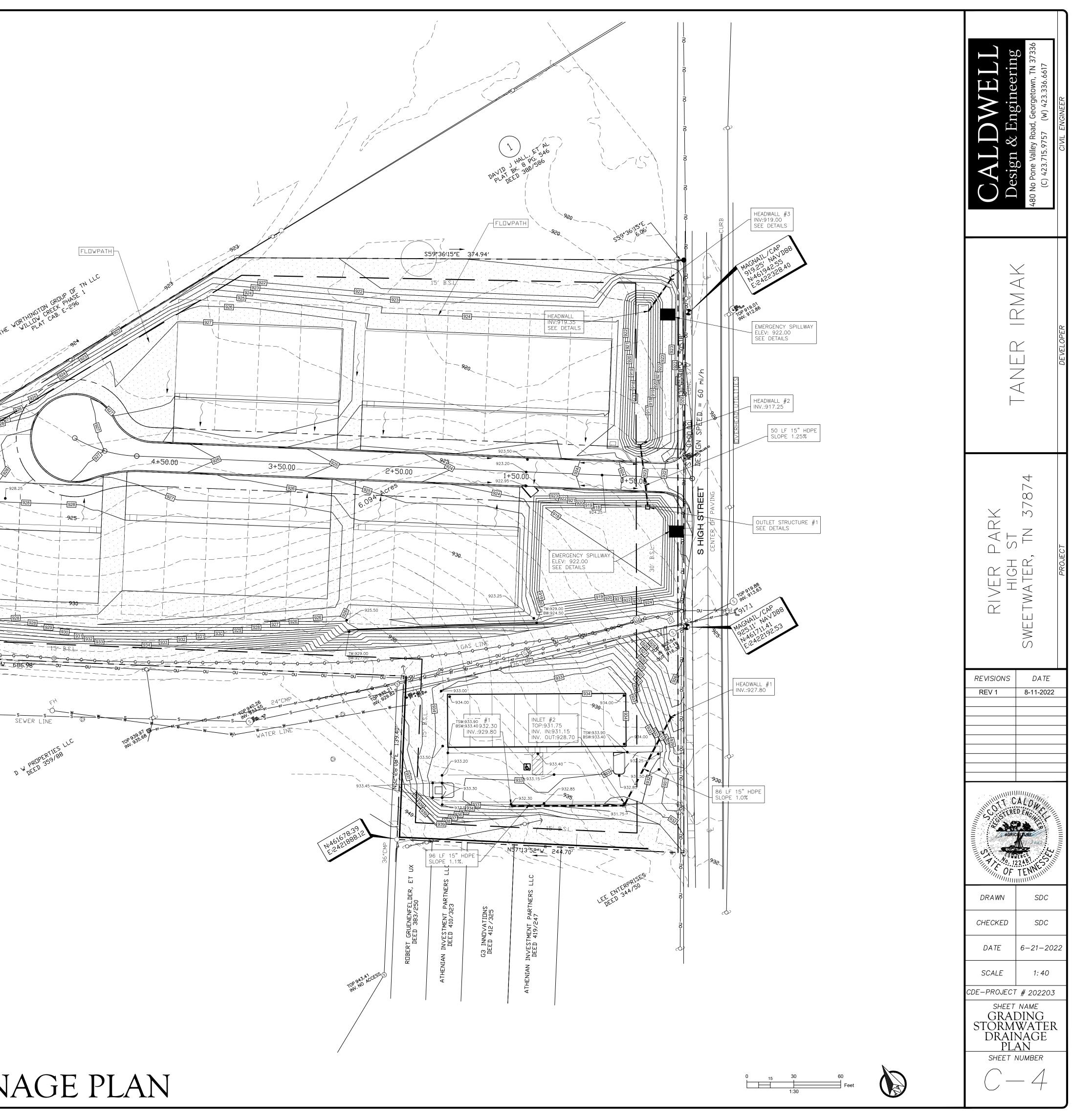
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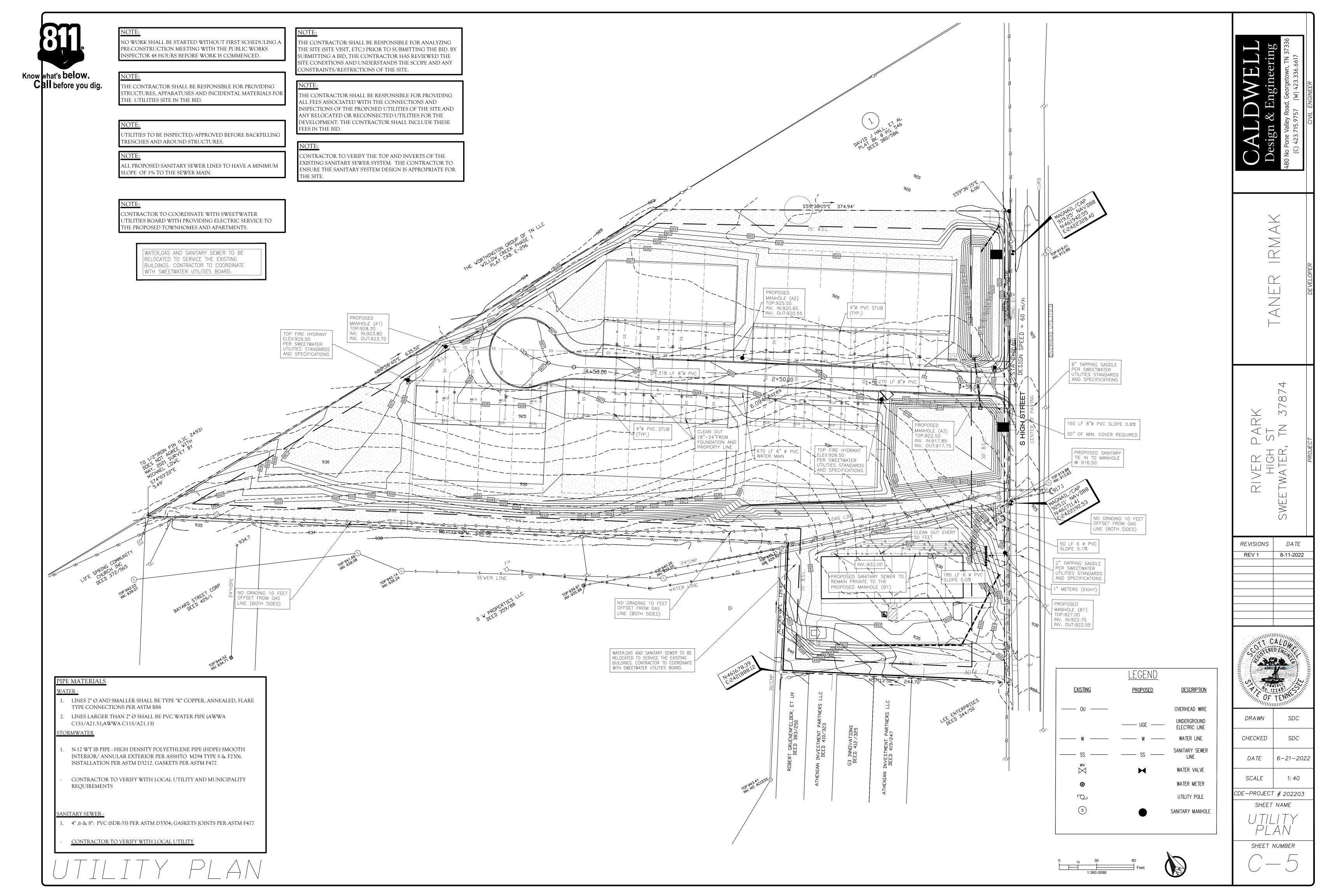
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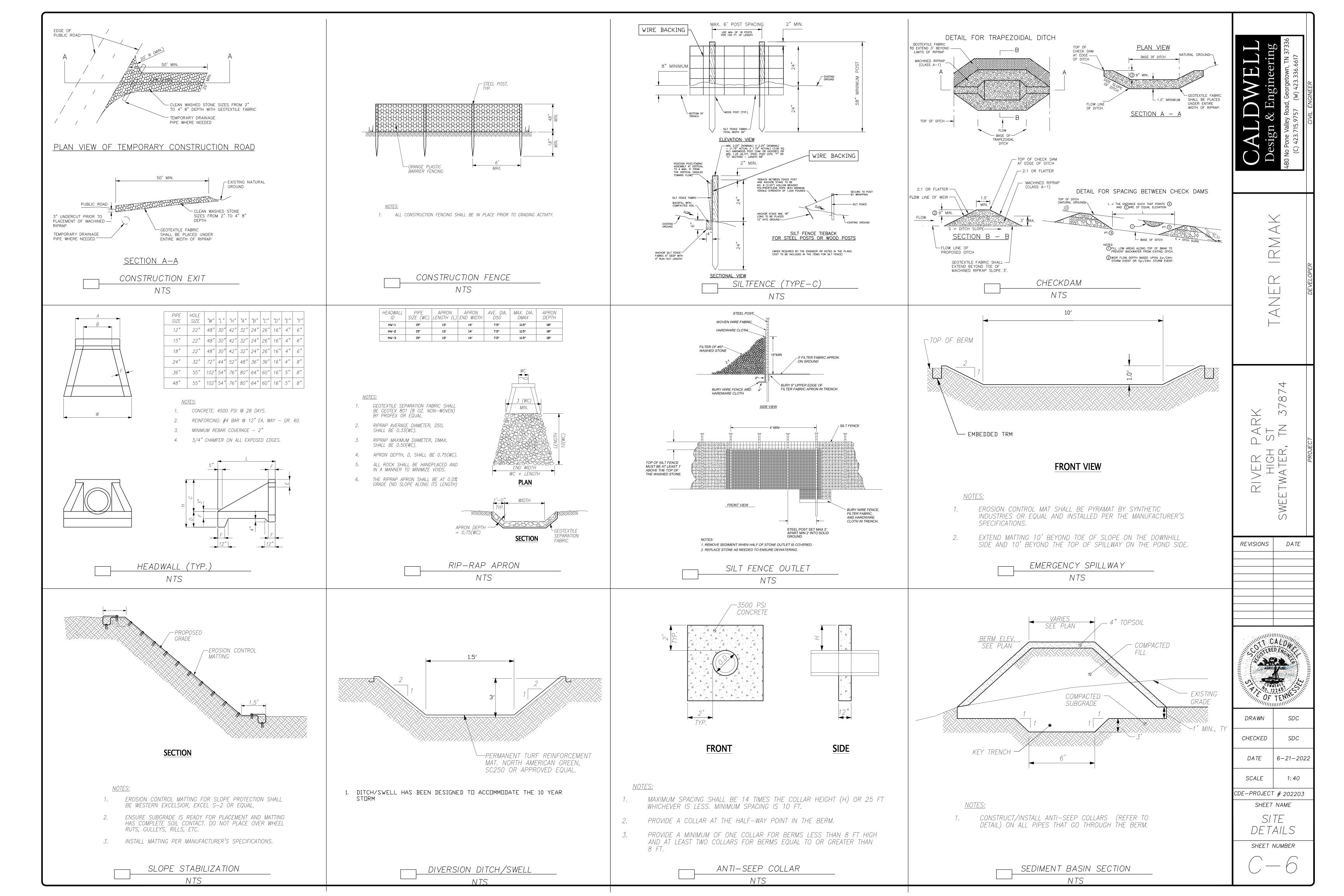


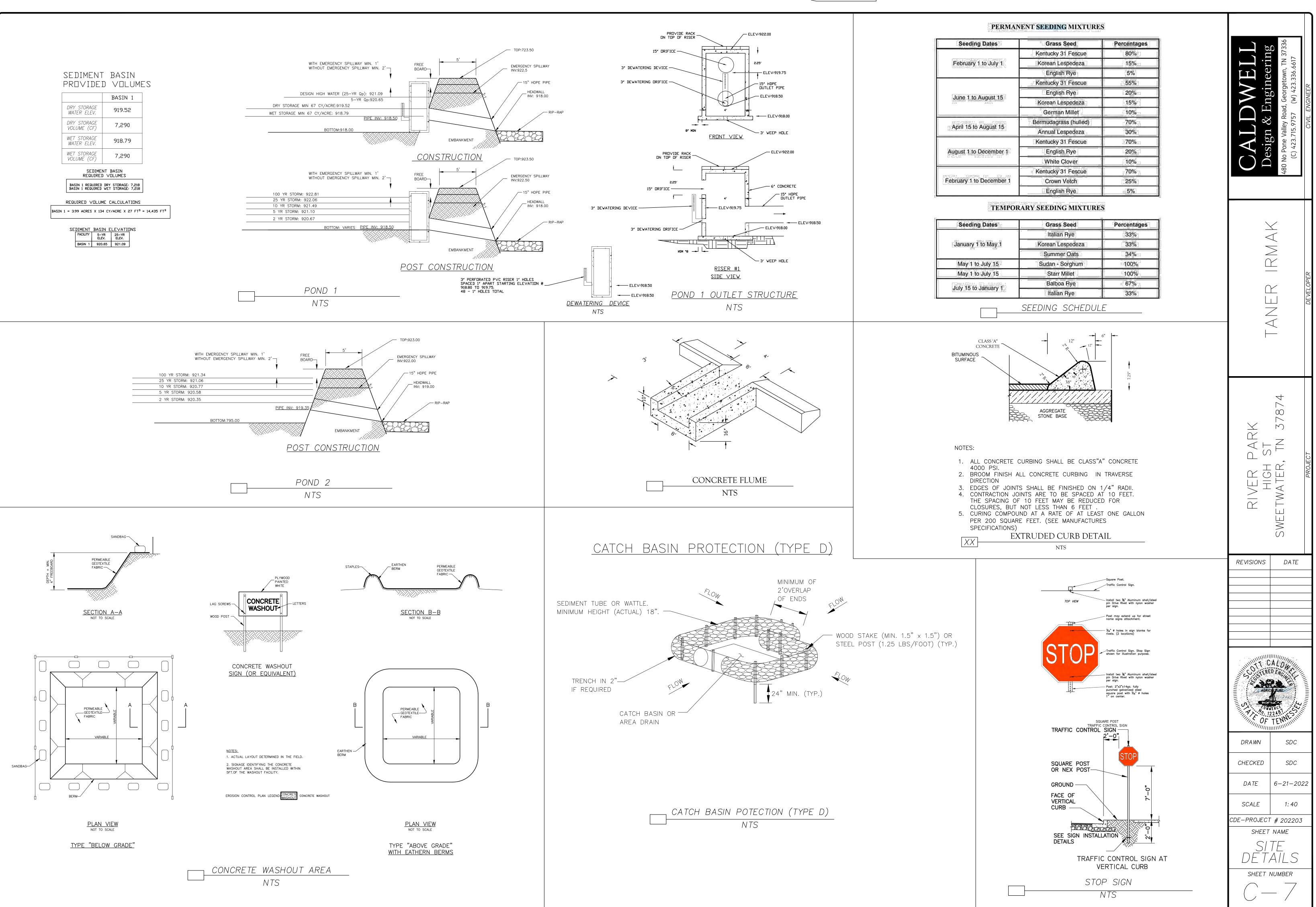
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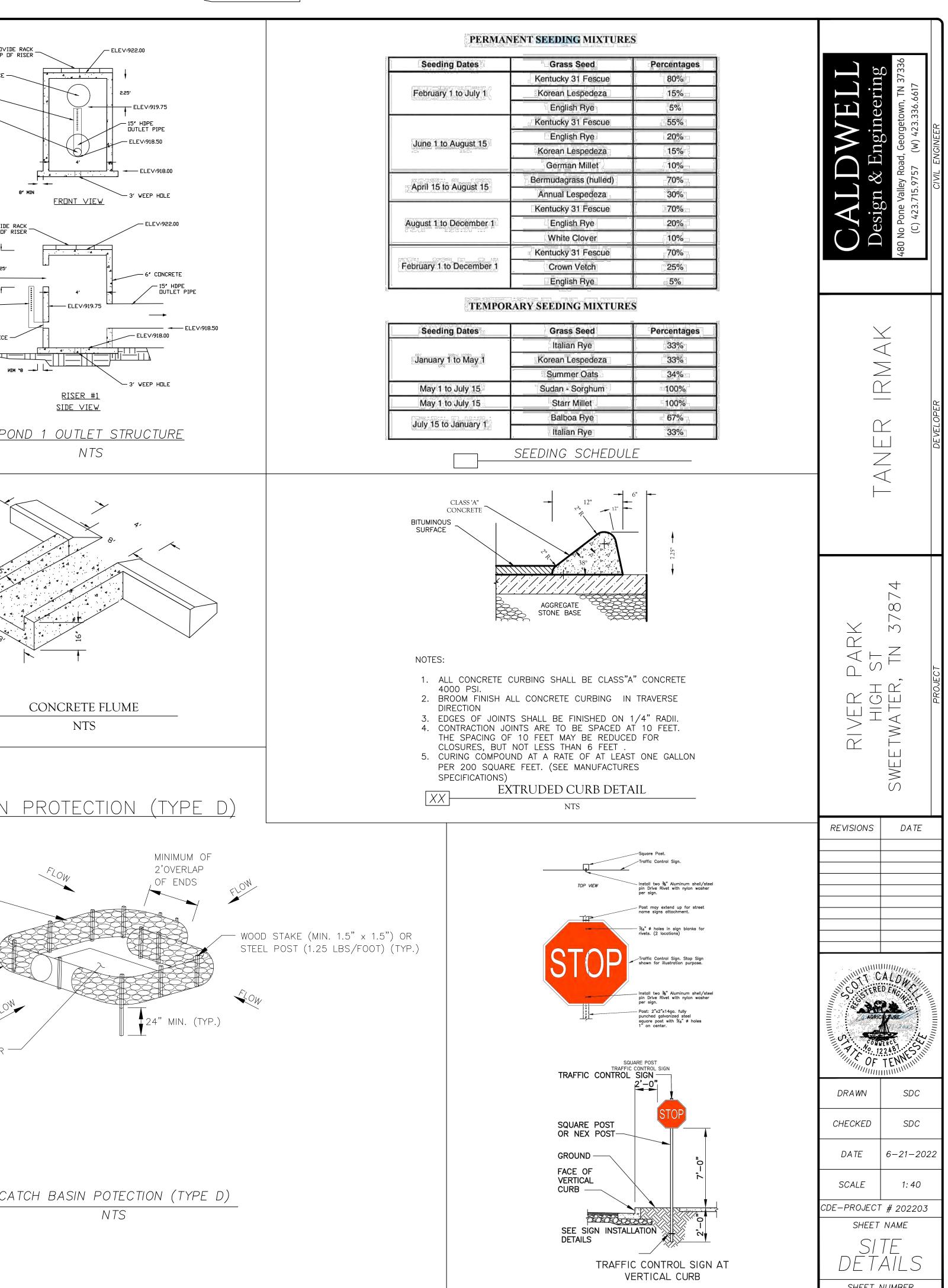
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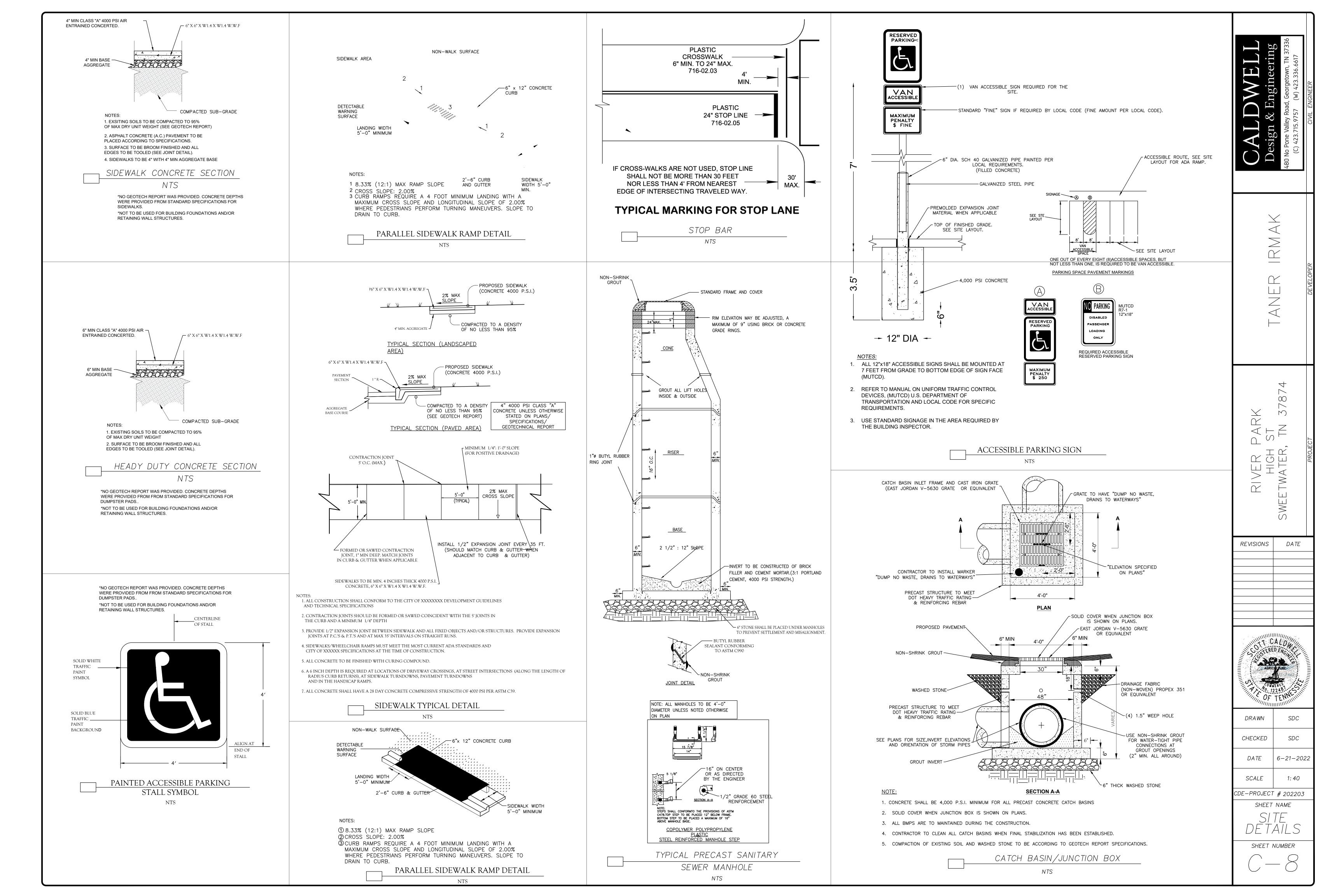


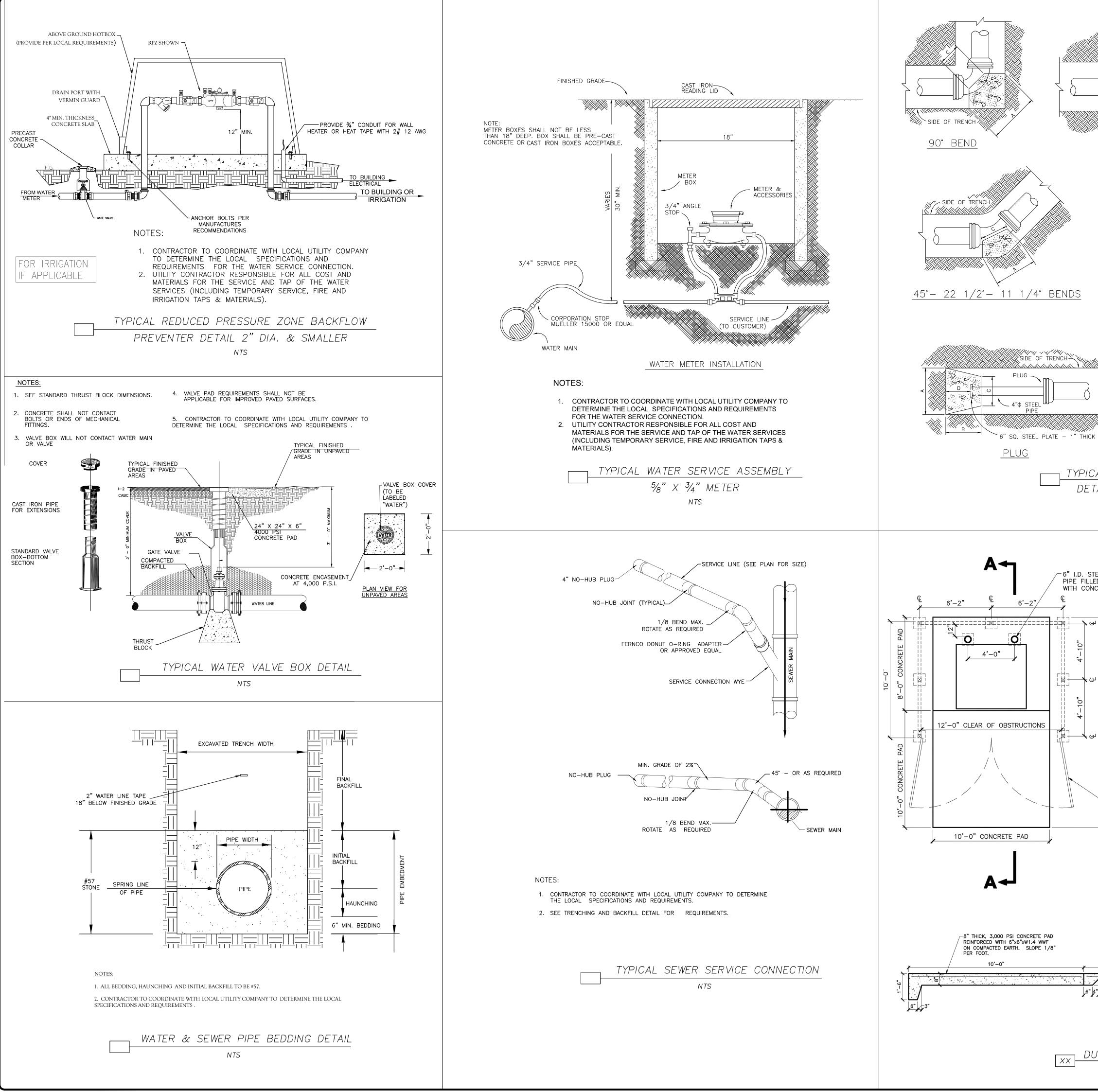














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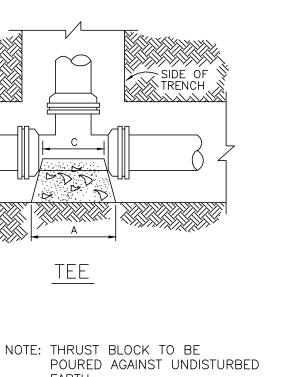
⁻⁻6" I.D. STEEL PIPE FILLED

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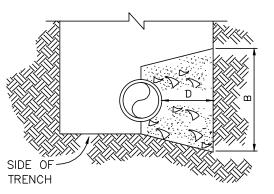
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WITH CONCRETE



EARTH. SEE TBD2 FOR SIZE



TYPICAL SECTION

			45°	BEND			
SIZE	2"	4"	6"	8"	10"	12"	18"
А	12"	12"	18"	24" 24"	31"	37"	52"
В	12"	12" 12"	18"	24"	31"	37"	52"
С	8"	8"	10"	12"	14"	37" 16"	52" 14"
D	12" 12" 8" 6"	8" 6"	9"	12" 12"	31" 14" 15"	18"	18"
		22	2-1/2	° BEN			
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А	9"	9"	13"	18"	23"	26"	40″
В	9"	9"	13" 13" 10"	18"	23" 14"	26"	40″
С	8"	8"	10"	12"	14"	16"	15"
D	4"	4"	6"	9"	11"	13"	15" 16"
SIZE	2" 9"	4"	6"	8"	10"	12"	18"
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В	26"	26"	43"	26"	43"	52"	70"
С	12"	12"	12"	12"	12"	12"	30"
D	13"	13"	21"	13"	21"	26"	30" 24"
			PL	UG			-
SIZE	2"	4″	6"	8"	10"	12"	18"
А	26"	26"	26"	34"	43"	52"	70"

B 26" 26" 26" 34" 43" 52″ 70"

C 12" 12" 12" 12" 12" 12" 12" 30"

______1'___0"

90° BEND

SIZE | 2" | 4" | 6" | 8" | 10" | 12" | 18

D 8" 8" 12" 16" 20" 25" 24'

Α

С

16"

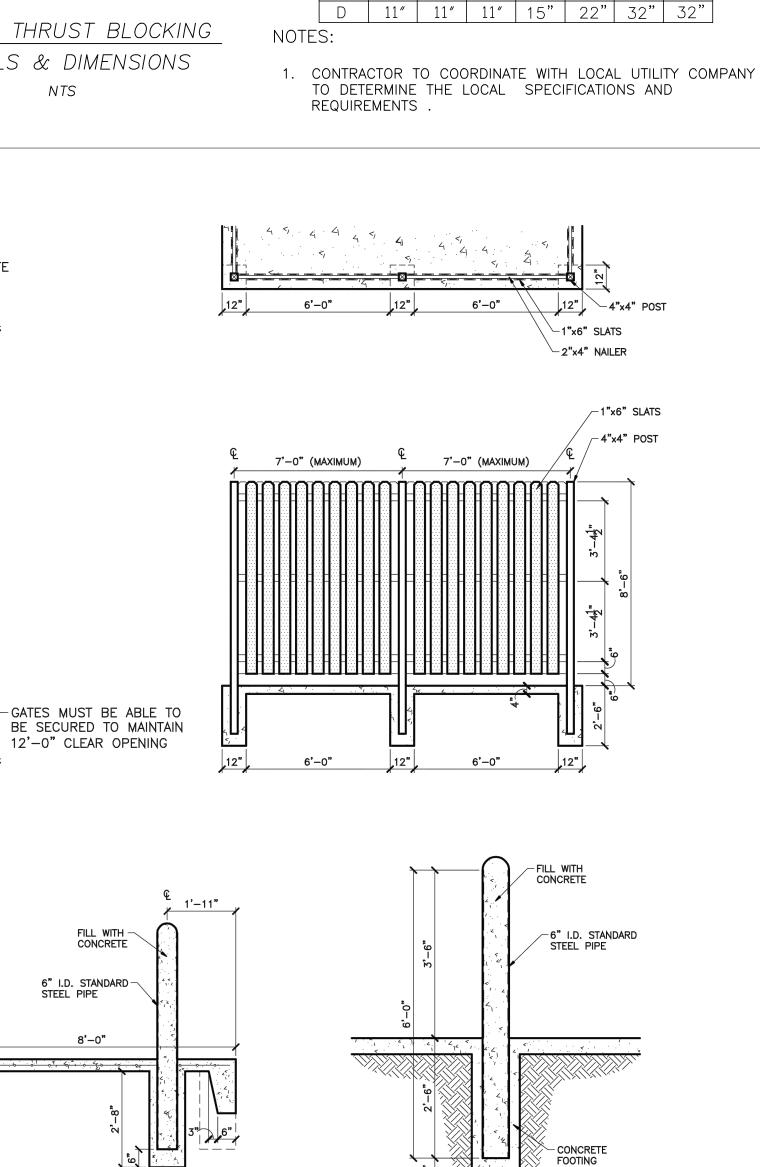
9"

16" | 26" | 33" | 40" | 50"

9" | 12" | 12" | 15" | 16" |

16" | 24" | 33" | 40" | 50" | 70

TYPICAL THRUST BLOCKING DETAILS & DIMENSIONS



 \leq \triangleleft \geq \frown _____ \frown \angle \triangleleft **—** \triangleleft \sim ∞ \sim \leq \mathbb{N} Δ ___ \triangleleft $(\)$ \square Ŷ Щ $\perp \triangleleft$ > \geq - \bigcirc REVISIONS DATE 8-11-2022 REV 1 T CALDU . 1224 OF TENNE DRAWN SDC CHECKED SDC 6-21-2022 DATE SCALE 1:40 CDE-PROJECT # 202203 SHEET NAME \sum DETAILS SHEET NUMBER



	TREE LEGEND	NAME		PE LEGEND CALIPER (INSTALLED	MIN. HEIGHT	QUANTITY
		RED MAPLE	ACER RUBRUM	2"	NA	83
Know what's below .		DOGWOOD	CORNUS	NA	6'	33
Call before you dig.		RED BUD	CERCIS CANADENSIS	NA	6'	34
		OAK LEAF HYDRANGEA	HYDRQNGEA QUERCIFOLIA	NA	3'	79
C-3 BUFFER (30 FEET)		STREET TREES				
REQUIRED		SPACING				
CANOPY = 1/725 S.Q. FT. OF BUFFER UNDERSTORY = 1/600 SQ FT OF BUFFER		MIN 25 O.C. MA	X 75 O.C			
SHRUBS = 1/500 SQ FT OF BUFFER		REQUIRED				
PROVIDED OF 31,435 SQ FT OF BUFFER		PROVIDED	50 LF OF LF OF STREET			
CANOPY 31,435 SQ FT/ 725 SQ FT TREES = 44 UNDERSTORY 31,435 SQ FT/ 500 SQ FT TREES SHRUBS 31,435 SQ FT/ 150 SQ FT TREES = 63 S	S = 53 TREES		Γ/ 1 TREE/50 LF = 11 CC	DNOPY TREES		
R-2 BUFFER (20 FEET)		END OF PARKING	TREES			
REQUIRED		REQUIRED				
CANOPY = $1/725$ S.Q. FT. OF BUFFER		1 CANOPY TREE A	AT END OF PARKING RO	ws		THE
UNDERSTORY = 1/600 SQ FT OF BUFFER SHRUBS = 1/500 SQ FT OF BUFFER		PROVIDED				
PROVIDED OF 31,435 SQ FT OF BUFFER		5 PARKING ROWS	S = 7 CANOPY TRESS			
CANOPY 7,945 SQ FT/ 725 SQ FT TREES = 11 UNDERSTORY 7,945 SQ FT/ 500 SQ FT TREES = SHRUBS 7,945 SQ FT/ 150 SQ FT TREES = 16 SF	= 14 TREES					
BUILDING LANDSCAPE					- 535.52	
REQUIRED					.68°58'45'E	Josh Star
1 CANOPY TREE /5,000 SQ FT						
TOTAL BUILDING SQ FT = 48,500 SQ FT						1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1
PROVIDED			/		Store .	
48,500 SQ FT/ 5,000 SQ FT = 10 CANOPY TREE					10/20	
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TE SPRING CUMMUNITY	ES Neule, 2493) NEULE REVEY BY NE. E BAYARDEED 409/1	24"HDF				N57*33'48"W
NOTE: ALL TREES OVER 1-14" THESE OFFICE UNDER SAN OTE: ALL TREES OVER 1-14" NICHAEL ONE SAN OTE: ALL TREES OVER 1-14" SAN OTE: ALL TREES OVER 1-14" ALL TREE OVER 1-14" SAN OTE: ALL TREES OVER 1-14" SAN OTE: AL	AKED	MN. Sector Secto			NOTE: IN SO MULCH IS O DAMETER – SPECIFICATIO COORDINATIO TYPICAL CON BARK MULCH 3–4" MUDDL PLANT BALL PLANTING SO	ME CASES THE N57*33'48'W N57*33'48'W TREES UTILITI HAVE C UTILITI HAVE C UTILITI HAVE C UTILITI HAVE C UTILITI HAVE C UTILITI
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