

GENERAL DEMOLITION NOTES

- ALL AREAS WITHIN THE LIMITS OF DISTURBANCE TO BE DEMOLISHED AND REMOVED UNLESS OTHERWISE NOTED ON THIS PLAN.
- THE CONTRACTOR IS REQUIRED TO NOTIFY THE APPROPRIATE UTILITY COMPANIES AT LEAST 48 HOURS PRIOR TO EXCAVATING IN ORDER THAT UNDERGROUND UTILITIES IN THE AREA CAN BE LOCATED.
- THIS PLAN SHOULD BE USED IN CONJUNCTION WITH THE TOPOGRAPHICAL SURVEY OR EXISTING CONDITIONS SHEET FOR REFERENCE. THE LOCATION OF KNOWN SUBSURFACE STRUCTURES, PIPES, POWER, GAS, PHONE, ETC. ARE SHOWN ON THE PLANS. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING INFORMATION AND SATISFYING HIMSELF TO AS TO THE LOCATION OF THE FOREMENTIONED ITEMS, SHOWN AND NOT SHOWN. ALL REPAIRS OR RELOCATIONS NECESSARY SHALL BE MADE AS REQUIRED BY THE OWNER OF THE UTILITY OR STRUCTURE. THE COST OF SUCH REPAIRS OR RELOCATIONS NECESSARY SHALL BE BORNE BY THE CONTRACTOR.
- CONTRACTOR SHALL DISPOSE OF ALL MATERIALS RESULTING FROM DEMOLITION IN ACCORDANCE WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS THAT GOVERN SUCH OPERATIONS.
- ALL ABANDONED SERVICE LINES SHALL BE DISCONNECTED AND CAPPED PER UTILITY COMPANY REQUIREMENTS. COORDINATE ALL DISCONNECTIONS WITH UTILITY COMPANIES.
- CONTRACTOR IS TO BRING TO THE ATTENTION OF THE CIVIL ENGINEER ANY AREA OF DEMOLITION IN QUESTION BEFORE PROCEEDING WITH WORK.
- CONTRACTOR TO REVIEW AND COORDINATE DEMOLITION LIMITS WITH PROPOSED CONSTRUCTION PLANS.
- EXISTING CLEAN TOPSOIL IS TO BE STOCKPILED FOR FUTURE USE ON THIS SITE AND IS TO BE COORDINATED BY THE GENERAL CONTRACTOR.
- ALL EXISTING WATER, GAS AND / OR ELECTRICAL METERS AS NOTED TO BE REMOVED WITHIN THE PROJECT AREA ARE TO BE RETURNED TO THE APPROPRIATE AUTHORITY.
- AT ALL LOCATIONS WHERE NEW ASPHALT PAVING, CONCRETE PAVING, CURB AND GUTTER, SIDEWALK OR TRAIL IS TO BE INSTALLED ADJACENT TO EXISTING PAVING OR CONCRETE THAT IS TO REMAIN, CONTRACTOR SHALL SAW CUT A CLEAN LINE.
- THE CONTRACTOR IS REQUIRED TO NOTIFY THE ONE CALL CENTER AT 811 AT LEAST 48 HOURS PRIOR TO DIGGING IN ORDER THAT UNDERGROUND UTILITIES IN THE AREA CAN BE LOCATED.

GENERAL EROSION CONTROL NOTES

- CONTRACTOR SHALL IMPLEMENT ALL REQUIRED BEST MANAGEMENT PRACTICES (BMPs) AND COMPLY WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL REGULATIONS. ADDITIONAL BMPs SHALL BE INSTALLED AS DIRECTED BY THE PERMITTING AGENCY OR OWNER, OR AS WARRANTED BY SITE CONDITIONS, AT NO ADDITIONAL COST TO THE OWNER THROUGHOUT ALL PHASES OF CONSTRUCTION.
- ALL APPLICABLE CONSTRUCTION PERMITS SHALL BE KEPT ON-SITE AT ALL TIMES. CONTRACTOR SHALL LIMIT CLEARING AND GRUBBING TO THE MINIMUM AREA NECESSARY OR AS REQUIRED BY THE GENERAL PERMIT.
- CONTRACTOR SHALL CLEARLY IDENTIFY ON THE PLANS THE DESIGNATED TEMPORARY PARKING AND STORAGE AREA. THIS AREA WILL ALSO SERVE AS THE LOCATION FOR EQUIPMENT MAINTENANCE AND CLEANING, EMPLOYEE PARKING, PORTABLE FACILITIES, OFFICE TRAILERS, AND RESTROOM FACILITIES.
- ALL WASH WATER SHALL BE CONTAINED, DETAINED, AND PROPERLY TREATED OR DISPOSED OF IN ACCORDANCE WITH REGULATORY REQUIREMENTS.
- ADEQUATE OIL- AND GREASE-ABSORBING MATERIALS, AS WELL AS FLOTATION BOOMS, SHALL BE MAINTAINED ON-SITE OR READILY AVAILABLE FOR IMMEDIATE CONTAINMENT AND CLEANUP OF FUEL OR CHEMICAL SPILLS AND LEAKS.
- DUST CONTROL MEASURES SHALL BE IMPLEMENTED. THE USE OF MOTOR OILS, PETROLEUM PRODUCTS, OR ANY TOXIC LIQUIDS FOR DUST SUPPRESSION IS STRICTLY PROHIBITED.
- ALL WASTE MATERIALS (TRASH, RUBBISH, LITTER, ETC.) SHALL BE PLACED IN SEALED CONTAINERS AND PREVENTED FROM LEAVING THE SITE DUE TO WIND OR STORMWATER RUNOFF INTO DRAINAGE DITCHES OR WATERS OF THE STATE.
- ANY DISTURBED AREA WHERE CONSTRUCTION ACTIVITY HAS CEASED FOR 14 DAYS OR MORE SHALL BE TEMPORARILY SEEDED. SEEDING MUST OCCUR NO LATER THAN 14 DAYS AFTER THE LAST DISTURBANCE IN THAT AREA.
- IF GRAVEL CONSTRUCTION ENTRANCES DO NOT ADEQUATELY REMOVE MUD OR DIRT FROM VEHICLE TIRES, TIRES MUST BE WASHED BEFORE ENTERING PUBLIC ROADS. IF WASHING IS USED, PROVISIONS SHALL BE MADE TO COLLECT WASH WATER AND TRAP SEDIMENT BEFORE IT LEAVES THE SITE.
- ANY MATERIALS SPILLED, DROPPED, WASHED, OR TRACKED ONTO ROADWAYS OR INTO STORM DRAINS SHALL BE CLEANED UP IMMEDIATELY.
- SLOPES SHALL BE LEFT IN A ROUGHENED CONDITION DURING GRADING TO REDUCE RUNOFF VELOCITY AND MINIMIZE EROSION.
- CONTRACTOR SHALL IDENTIFY DESIGNATED AREAS WITHIN THE LIMITS OF DISTURBANCE FOR WASTE DISPOSAL, MATERIAL DELIVERY, AND MATERIAL STORAGE.
- ALL BMPs SHALL REMAIN IN PLACE UNTIL CONSTRUCTION IS COMPLETE AND THE SITE HAS BEEN STABILIZED WITH AT LEAST 80% VEGETATIVE COVER.
- ALL DEWATERING ACTIVITIES SHALL COMPLY WITH ALL FEDERAL, STATE, AND LOCAL REQUIREMENTS. DISCHARGED WATER MUST BE PROPERLY TREATED BEFORE LEAVING THE SITE.

BMP MAINTENANCE

THE CONTRACTOR SHALL IMPLEMENT ALL EROSION AND SEDIMENT CONTROL MEASURES SHOWN ON THE EROSION CONTROL PLAN AND IN THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP) TO THE FULLEST EXTENT PRACTICABLE. A QUALIFIED PERSON SHALL INSPECT ALL SEDIMENT AND EROSION CONTROL MEASURES AT LEAST ONCE EVERY SEVEN (7) CALENDAR DAYS OR EVERY FOURTEEN (14) DAYS AS PERMITTED, AND WITHIN 24 HOURS FOLLOWING ANY RAINFALL EVENT EXCEEDING 0.25 INCHES. ALL SITE BMPs SHALL BE MAINTAINED IN FULLY FUNCTIONAL CONDITION UNTIL FINAL STABILIZATION HAS BEEN ACHIEVED. BMPs SHALL BE REPAIRED AND/OR CLEANED IN ACCORDANCE WITH THE FOLLOWING REQUIREMENTS:

- CONSTRUCTION ENTRANCES: CONTRACTOR SHALL MAINTAIN ALL CONSTRUCTION ENTRANCES IN A CONDITION THAT PREVENTS TRACKING OF MUD OR SEDIMENT ONTO ANY PUBLIC RIGHT-OF-WAY. THIS MAY REQUIRE PERIODIC TOP-DRESSING AS NECESSARY.
- TEMPORARY PARKING AND STORAGE AREAS: CONTRACTOR SHALL MAINTAIN THE TEMPORARY PARKING AND STORAGE AREA(S) IN GOOD CONDITION. PERIODIC TOP-DRESSING SHALL BE PERFORMED AS NEEDED.
- SILT FENCE MAINTENANCE: CONTRACTOR SHALL RESTORE ALL SILT FENCING TO ITS ORIGINAL CONDITION IF DAMAGED. SEDIMENT SHALL BE REMOVED WHEN ACCUMULATION REACHES NO MORE THAN ONE-HALF THE HEIGHT OF THE SILT FENCE.
- INLET BMPs: INLET PROTECTION SHALL BE REPAIRED OR REPLACED IF UNDERMINING IS OBSERVED. ANY INLET BMPs SHOWING DETEIORATION SHALL BE REPLACED.
- SEEDED AREAS: ALL SEEDED AREAS SHALL BE INSPECTED REGULARLY TO ENSURE ADEQUATE VEGETATIVE COVERAGE. CONTRACTOR SHALL FERTILIZE AND RESEED THESE AREAS AS NECESSARY TO MAINTAIN A HEALTHY STAND OF VEGETATION.
- SEDIMENT FILTERS: IF GRAVEL IN ANY SEDIMENT FILTER BECOMES CLOGGED, THE CONTRACTOR SHALL REMOVE THE GRAVEL, CLEAN IT, AND REINSTALL IT IN THE FILTER.

SEQUENCE OF CONSTRUCTION

- INSTALL PERIMETER EROSION CONTROL MEASURES AND CONSTRUCT TEMPORARY CONSTRUCTION ENTRANCES AND CONCRETE WASHOUT FACILITIES.
- PERFORM EXCAVATION AND EMBANKMENT WORK TO ESTABLISH PAVEMENT SUBGRADES AND OTHER GRADED AREAS.
- INSTALL STORM SEWER INFRASTRUCTURE, ADJUSTING EXISTING SEDIMENT BARRIERS AS NEEDED TO MAINTAIN EFFECTIVE SEDIMENT CONTROL.
- INSTALL UNDERGROUND UTILITIES, ADJUSTING EXISTING SEDIMENT BARRIERS AS NECESSARY TO MAINTAIN SEDIMENT CONTROL. ADDITIONAL SEDIMENT BARRIERS SHALL BE INSTALLED AS REQUIRED ALONG THE DOWNSLOPE SIDES OF UTILITY TRENCHES AND SOIL STOCKPILES.
- CONSTRUCT BUILDING FOUNDATIONS AND STRUCTURES.
- PERFORM FINAL GRADING, ENSURING SEDIMENT BARRIERS ARE MAINTAINED DOWNSLOPE OF ALL DISTURBED SOIL DURING THESE OPERATIONS.
- INSTALL PAVING.
- COMPLETE ONSITE STABILIZATION IN ACCORDANCE WITH PROJECT AND PERMIT REQUIREMENTS.
- REMOVE PERIMETER EROSION CONTROL MEASURES ONCE THE SITE IS FULLY STABILIZED AND REMOVAL IS PERMITTED.

GENERAL NOTES

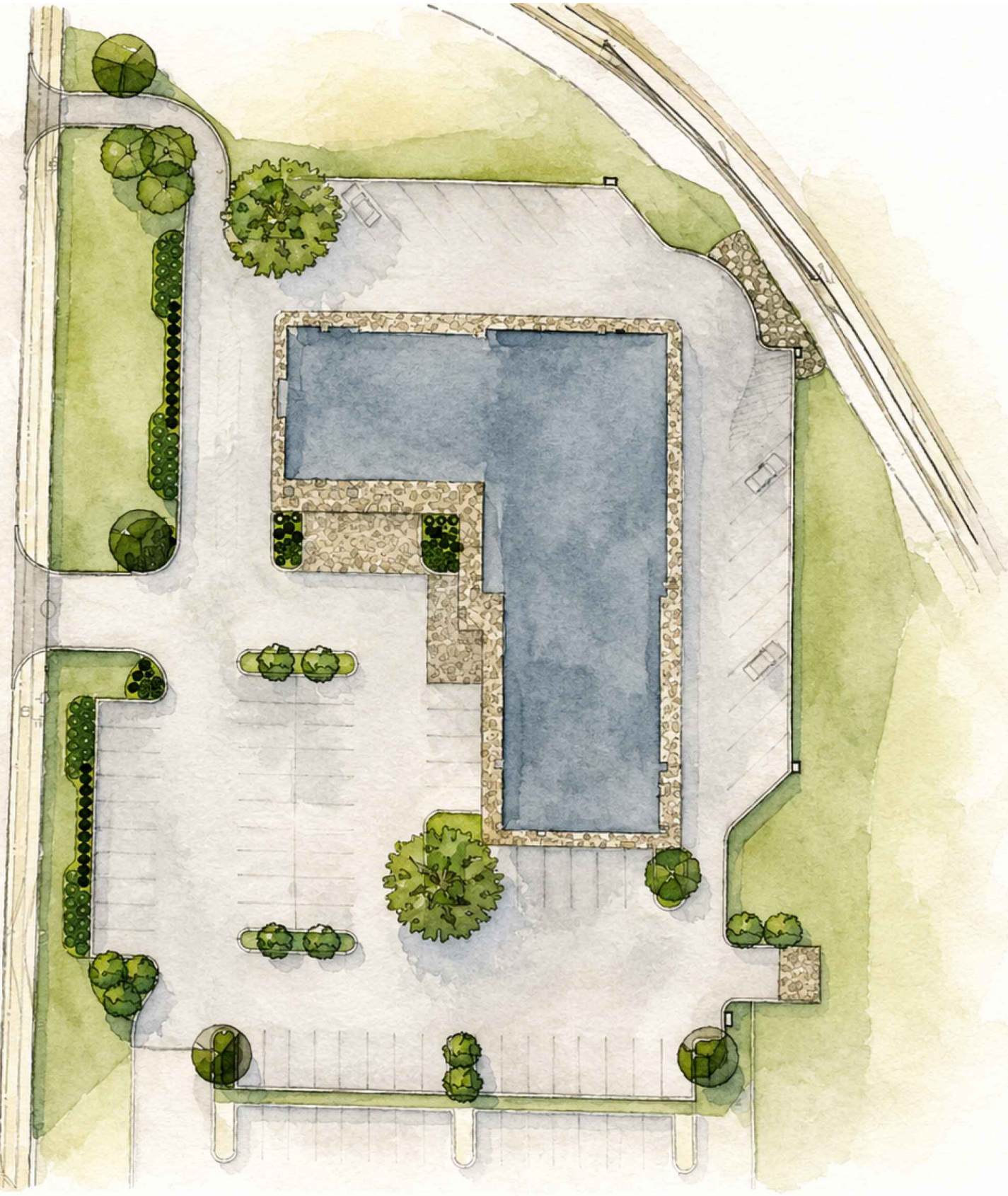
- INFORMATION CONCERNING UNDERGROUND UTILITIES IS BASED ON AVAILABLE RECORDS AND OBSERVED FIELD CONDITIONS. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES BY HAND-DIGGING TEST PITS AT ALL UTILITY CROSSINGS PRIOR TO ANY MECHANICAL EXCAVATION. IF ACTUAL CLEARANCES ARE LESS THAN SHOWN OR LESS THAN 18" (WHICHEVER IS LESS), THE CONTRACTOR SHALL CONTACT DAVIDSON ENGINEERING AT 501-388-2178 BEFORE PROCEEDING.
- THE CONTRACTOR IS RESPONSIBLE FOR THE RELOCATION OR REMOVAL OF ANY EXISTING UNDERGROUND UTILITIES--SHOWN OR NOT SHOWN--AT NO ADDITIONAL COST TO THE OWNER.
- THE CONTRACTOR SHALL DESIGN, PROVIDE, AND MAINTAIN ALL REQUIRED SHORING, SHEETING, BRACING, AND EXCAVATION SAFETY MEASURES IN FULL COMPLIANCE WITH OSHA AND ALL FEDERAL, STATE, AND LOCAL REGULATIONS. DAVIDSON ENGINEERING AND THE OWNER ACCEPT NO RESPONSIBILITY FOR THE CONTRACTOR'S FAILURE TO COMPLY.
- ALL UTILITIES LOCATED WITHIN PUBLIC EASEMENTS OR RIGHTS-OF-WAY SHALL BE CONSTRUCTED TO THE GOVERNING AGENCY'S SPECIFICATIONS. ALL OTHER UTILITIES SHALL BE CONSTRUCTED TO THE MORE STRINGENT OF THE CLIENT'S OR GOVERNING AGENCY'S REQUIREMENTS. IF UNCERTAIN, THE CONTRACTOR SHALL CONTACT THE ENGINEER OF RECORD.
- THE CONTRACTOR SHALL FOLLOW ALL RECOMMENDATIONS IN THE GEOTECHNICAL REPORT. WHERE CONFLICTS EXIST BETWEEN THE REPORT, APPLICABLE STANDARDS, OR THESE PLANS, THE MOST STRINGENT REQUIREMENT SHALL GOVERN.
- THE CONTRACTOR SHALL INSTALL, MAINTAIN, AND MONITOR ALL EROSION AND SEDIMENT CONTROL MEASURES THROUGHOUT ALL PHASES OF CONSTRUCTION AND SHALL IMPLEMENT THE SWPPP BEFORE, DURING, AND AFTER RAINFALL EVENTS.
- ALL CONSTRUCTION SHALL MEET OR EXCEED THE OWNER/DEVELOPER'S SITE WORK SPECIFICATIONS.
- THE CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS FOR EXACT DIMENSIONS AND LOCATIONS OF RAMPS, VESTIBULES, PORCHES, SLOPED PAVING, BUILDING UTILITY ENTRANCES, TRUCK DOCKS, WELLS, AND OVERALL BUILDING LAYOUT.
- THE CONTRACTOR SHALL REMOVE AND LEGALLY DISPOSE OF ALL DEBRIS, RUBBISH, AND MATERIALS RESULTING FROM PREVIOUS OR CURRENT DEMOLITION IN ACCORDANCE WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS.
- THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO AVOID DAMAGE TO ADJACENT PROPERTIES DURING CONSTRUCTION.
- ALL WORK WITHIN STATE RIGHT-OF-WAY SHALL BE COORDINATED WITH THE STATE HIGHWAY DEPARTMENT.
- THE CONTRACTOR IS SOLELY RESPONSIBLE FOR JOBSITE CONDITIONS AND FOR THE SAFETY OF ALL PERSONS AND PROPERTY AT ALL TIMES, INCLUDING OUTSIDE NORMAL WORKING HOURS.

GENERAL GRADING/DRAINAGE NOTES

- CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD OF ANY INACCURACIES OR DISCREPANCIES IN EXISTING OR PROPOSED ELEVATIONS PRIOR TO PROCEEDING WITH CONSTRUCTION.
- UNDERGROUND UTILITY INFORMATION SHOWN IS BASED ON AVAILABLE RECORDS AND FIELD MARKINGS WHERE POSSIBLE. CONTRACTOR SHALL DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES BY HAND-DIGGING TEST PITS AT EVERY UTILITY CROSSING BEFORE ANY MACHINE TRENCHING BEGINS. IF ACTUAL CLEARANCES ARE LESS THAN THOSE SHOWN ON THE PLANS OR LESS THAN 18 INCHES (WHICHEVER IS LESS), THE CONTRACTOR SHALL NOTIFY THE ENGINEER AND OWNER/DEVELOPER BEFORE PROCEEDING.
- CONTRACTOR IS RESPONSIBLE FOR THE RELOCATION OR REMOVAL OF EXISTING UNDERGROUND UTILITIES--SHOWN OR NOT SHOWN--AT NO ADDITIONAL COST TO THE OWNER.
- ALL STRUCTURES LOCATED WITHIN STATE RIGHT-OF-WAY, OR OTHERWISE NOTED, SHALL BE CONSTRUCTED PER STATE DOT STANDARDS.
- IF STRUCTURES ARE NON-STANDARD OR CANNOT BE CONSTRUCTED AS SHOWN, CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO DAVIDSON ENGINEERING FOR REVIEW AND APPROVAL.
- CONTRACTOR SHALL COORDINATE WITH ALL UTILITY COMPANIES TO ADJUST EXISTING UTILITY LINES AS REQUIRED BY CUTS AND FILLS AT NO ADDITIONAL COST TO THE OWNER.
- CONTRACTOR IS RESPONSIBLE FOR THE DESIGN AND IMPLEMENTATION OF ALL SHEETING, SHORING, BRACING, AND SPECIAL EXCAVATION MEASURES NECESSARY TO MEET OSHA AND ALL APPLICABLE FEDERAL, STATE, AND LOCAL REGULATIONS.
- STORM DRAIN PIPE LENGTHS ARE MEASURED FROM THE CENTER OF STRUCTURES AND THE ENDS OF FLARED END SECTIONS.
- WHERE THE TERM "PIPE" IS USED, THE CONTRACTOR MAY PROVIDE PIPE WITH A SMOOTH INTERIOR HAVING A MANNING'S "N" VALUE OF 0.013 OR LESS.
- ALL DRAINAGE STRUCTURES SHALL BE CAST-IN-PLACE UNLESS OTHERWISE SPECIFIED OR APPROVED BY THE ENGINEER OF RECORD.
- RETAINING WALLS SHALL EXTEND AT LEAST 6 INCHES ABOVE FINISHED GRADE.
- CONTRACTOR SHALL REFER TO THE RETAINING WALL PLAN(S) FOR ALL DESIGN AND CONSTRUCTION REQUIREMENTS AND SHALL NOTIFY THE ENGINEER IF ANY DISCREPANCIES EXIST.
- ALL DISTURBED AREAS AND SLOPES SHALL BE GRADED SMOOTH, COVERED WITH 4 INCHES OF TOPSOIL, AND SEEDED AND WATERED UNTIL A HEALTHY STAND OF GRASS IS ESTABLISHED.
- (REFER TO LANDSCAPE GENERAL NOTES FOR SEED MIX AND SPECIFICATIONS.)
- STORM SEWER TRENCHING AND BEDDING SHALL BE INSTALLED PER THE APPLICABLE DETAILS(S).
- CONTRACTOR SHALL CONSTRUCT AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES IN ACCORDANCE WITH THE EROSION CONTROL PLAN AND CONSTRUCTION SCHEDULE AND IS RESPONSIBLE FOR IMPLEMENTING THE SWPPP.
- REMOVE AND STOCKPILE GOOD TOPSOIL FROM AREAS TO BE GRADED FOR LATER USE IN FINISHING CRITICAL AREAS.
- SCARIFY ALL AREAS RECEIVING TOPSOIL TO A MINIMUM DEPTH OF 3 INCHES PRIOR TO PLACEMENT, PER OWNER/DEVELOPER, CITY, AND/OR DOT STANDARDS.
- CLEAR AND GRUB ALL FILL AREAS, REMOVING TREES, VEGETATION, ROOTS, DEBRIS, AND ANY OTHER UNSUITABLE MATERIAL THAT COULD AFFECT FILL STABILITY.
- ENSURE THAT FILL MATERIAL IS FREE OF BRUSH, RUBBISH, ROCKS, LOGS, STUMPS, DEBRIS, AND ANY MATERIAL UNSUITABLE FOR STABLE EMBANKMENT CONSTRUCTION.
- DO NOT USE FROZEN, SOFT, MUCK, OR HIGHLY COMPRESSIBLE MATERIALS IN FILL SLOPES.
- KEEP DIVERSIONS AND OTHER WATER-CONVEYANCE MEASURES FREE OF SEDIMENT THROUGHOUT ALL PHASES OF CONSTRUCTION.
- PERMANENTLY STABILIZE ALL GRADED AREAS AFTER FINAL GRADING IS COMPLETE.
- APPLY TEMPORARY STABILIZATION TO ANY AREA WHERE WORK IS INTERRUPTED OR DELAYED. (SEE EROSION CONTROL PLANS.)
- CONTRACTOR SHALL MATCH TOPS OF DRAINAGE STRUCTURES TO PROPOSED GRADES.
- ALL UTILITIES--INCLUDING STORM SEWER--WITHIN PUBLIC EASEMENTS OR RIGHT-OF-WAY SHALL BE CONSTRUCTED TO THE GOVERNING AGENCY'S SPECIFICATIONS.
- ALL OTHER UTILITIES SHALL BE CONSTRUCTED TO EITHER THE CLIENT'S OR THE GOVERNING AGENCY'S SPECIFICATIONS, WHICHEVER IS MORE STRINGENT.
- IF THERE IS UNCERTAINTY ABOUT WHICH SPECIFICATIONS APPLY, CONTACT THE ENGINEER OF RECORD.
- ALL DRAINAGE STRUCTURES AND STORM SEWER PIPES SHALL MEET H-20 TRAFFIC LOADING REQUIREMENTS AND BE INSTALLED ACCORDINGLY.

GENERAL UTILITY NOTES

- ALL WATER MAINS SHALL BE PVC C-900, DR-14, UNLESS OTHERWISE SPECIFIED ON THE PLANS. SIZE AS SHOWN AND MAINTAIN A MINIMUM OF 36" COVER.
- ALL SEWER MAINS SHALL BE PVC SDR-26, UNLESS OTHERWISE SPECIFIED ON THE PLANS. SIZE AS SHOWN AND MAINTAIN A MINIMUM OF 48" COVER.
- ALL FIRE / FDC LINES SHALL BE DUCTILE IRON, UNLESS OTHERWISE SPECIFIED ON THE PLANS. SIZE AS SHOWN AND MAINTAIN A MINIMUM OF 36" COVER.
- ALL DOMESTIC WATER SERVICE LINES SHALL BE POLYETHYLENE PIPE, UNLESS OTHERWISE SPECIFIED ON THE PLANS. SIZE AS SHOWN AND MAINTAIN A MINIMUM OF 36" COVER.
- ALL DOMESTIC SANITARY SEWER SERVICE LINES SHALL BE PVC SCH. 40, UNLESS OTHERWISE SPECIFIED ON THE PLANS. SIZE AS SHOWN AND MAINTAIN A MINIMUM OF 36" COVER.
- EXISTING UTILITIES SHOWN ARE APPROXIMATE AND BASED ON AVAILABLE INFORMATION.
- CONSTRUCTION SHALL NOT BEGIN ON ANY PUBLIC UTILITY SYSTEM UNTIL WRITTEN APPROVAL HAS BEEN RECEIVED FROM THE APPROPRIATE UTILITY AUTHORITIES AND THE OWNER, AND THE CONTRACTOR HAS BEEN NOTIFIED BY DAVIDSON ENGINEERING.
- CONTRACTOR SHALL NOT OPEN, TURN OFF, INTERFERE WITH, OR ATTACH ANY PIPE OR HOSE TO, OR TAP ANY WATER MAIN UNLESS DULY AUTHORIZED BY THE CITY. ANY ADVERSE CONSEQUENCES OR SCHEDULED OR UNSCHEDULED SERVICE DISRUPTIONS ARE THE CONTRACTOR'S LIABILITY. DAVIDSON ENGINEERING AND THE OWNER SHALL BE HELD HARMLESS.
- ALL TRENCHING, BACKFILLING, AND PIPE LAYING SHALL MEET ALL OSHA REQUIREMENTS.
- LOCATIONS, DESCRIPTIONS, AND SIZES OF ABOVEGROUND AND UNDERGROUND FACILITIES, STRUCTURES, AND UTILITIES HAVE BEEN DETERMINED WITH DUE CARE USING CURRENT TECHNIQUES. HOWEVER, THIS INFORMATION IS NOT WARRANTED TO BE EXACT DUE TO LIMITATIONS OF EXISTING DATA AND FIELD VERIFICATION. USE WITH CAUTION.
- REFER TO BUILDING PLANS FOR SITE LIGHTING AND ELECTRICAL.
- ALL WATER AND SEWER DESIGNS ARE SUBJECT TO THE CITY'S LATEST DESIGN CRITERIA. REVIEW FOR PLAT APPROVAL DOES NOT CONSTITUTE APPROVAL OF PUBLIC IMPROVEMENTS; ALL IMPROVEMENTS ARE SUBJECT TO FURTHER REVIEW AT THE TIME OF CONSTRUCTION PLAN SUBMITTAL.
- ANY DAMAGE TO EXISTING PUBLIC STREETS DUE TO CONSTRUCTION SHALL BE REPAIRED OR REPLACED AT THE OWNER'S / DEVELOPER'S EXPENSE.
- WATER AND SEWER IMPACT FEES (IF APPLICABLE) WILL BE BASED ON METER SIZE AND CHARGED AT THE TIME OF METER SET.
- ALL UTILITY SERVICE LINES SHALL BE CONNECTED TO NEW MAINS OR RELOCATED AS REQUIRED FOR INSTALLATION OF THE STORM SEWER SYSTEM.
- ALL CONDUITS INSTALLED BY THE CONTRACTOR SHALL HAVE A MINIMUM OF 24" COVER AT FINAL GRADE AND BE MARKED WITH POSTS AT EACH END. MAINTAIN A MINIMUM 12" SEPARATION BETWEEN ELECTRICAL CONDUITS AND OTHER UTILITY CONDUITS.
- SERVICE TAPS ON UTILITY MAINS (PROPOSED AND / OR EXISTING) SHALL BE MADE BY THE CITY. FEES SHALL BE PAID BY THE CONTRACTOR.
- ALL UNDERGROUND LINES SHALL BE INSPECTED BY THE ENGINEER, OR HIS REPRESENTATIVE, PRIOR TO BACKFILLING.
- SANITARY SEWER MAIN TRENCHING AND BEDDING SHALL BE INSTALLED PER DETAIL.
- DOMESTIC SANITARY SEWER SERVICE LINE TRENCHING AND BEDDING SHALL BE INSTALLED PER DETAIL.
- WATER MAIN AND / OR FDC LINE TRENCHING AND BEDDING SHALL BE INSTALLED PER DETAIL.
- DOMESTIC WATER SERVICE LINE TRENCHING AND BEDDING SHALL BE INSTALLED PER DETAIL.
- ALL WATER LINE DIMENSIONS ARE TO CENTER OF PIPE OR FITTING. ALL SEWER LINE DIMENSIONS ARE TO CENTER OF MANHOLE OR CENTER OF PIPE.
- TESTING OF WATER AND SEWER LINES SHALL BE AT THE CONTRACTOR'S EXPENSE.
- TOPS OF EXISTING MANHOLES SHALL BE ADJUSTED AS NECESSARY TO BE FLUSH WITH FINISHED GRADE IN PAVED AREAS AND 4" ABOVE FINISHED GRADE IN UNPAVED AREAS.



GENERAL LANDSCAPE NOTES

- CONTRACTOR SHALL INSTALL ALL LANDSCAPING IN FULL ACCORDANCE WITH PLANS, DETAILS, SPECIFICATIONS, AND ALL APPLICABLE CODES.
- CONTRACTOR SHALL VERIFY ALL EXISTING SITE CONDITIONS AND DIMENSIONS PRIOR TO WORK AND REPORT DISCREPANCIES TO THE LANDSCAPE ARCHITECT.
- PLANT LIST QUANTITIES ARE FOR REFERENCE ONLY; CONTRACTOR SHALL VERIFY QUANTITIES AND ENSURE COMPLETE BED COVERAGE PER PLAN SYMBOLS (SYMBOLS GOVERN OVER TABLES).
- UPON CONTRACT AWARD, NOTIFY OWNER/REPRESENTATIVE AND/OR LANDSCAPE ARCHITECT OF ANY UNAVAILABLE PLANT MATERIAL; APPROVED SUBSTITUTIONS SHALL NOT CHANGE CONTRACT PRICE UNLESS A CREDIT IS DUE.
- ALL PLANT MATERIALS SHALL CONFORM TO ANSI Z60.1; CONTAINER STOCK SHALL HAVE WELL-DEVELOPED ROOT SYSTEMS.
- ALL SUBSTITUTIONS, RELOCATIONS, OR REVISIONS REQUIRE WRITTEN APPROVAL, AND UNACCEPTABLE MATERIALS MAY BE REJECTED BY THE LANDSCAPE ARCHITECT/OWNER.
- COORDINATE WITH PROJECT REPRESENTATIVE REGARDING DISTURBED SITE TREATMENTS AND WITH CIVIL PLANS FOR EROSION CONTROL AND STABILIZATION.
- IF IRRIGATION IS REQUIRED, SUBMIT A DESIGN INCLUDING BACKFLOW PREVENTION, 100% HEAD-TO-HEAD COVERAGE, AND A RAIN SENSOR. ENSURE POSITIVE DRAINAGE AT ROOT ZONES.
- INSTALL ALL HARDSCAPE MATERIALS PER MANUFACTURER'S SPECIFICATIONS.
- DISTURBED SLOPES/AREAS SHALL BE GRADED SMOOTH, RECEIVE 4" TOPSOIL (IMPORT OWNER-APPROVED IF NEEDED), AND BE SEEDED OR SODDED AND MAINTAINED UNTIL A HEALTHY STAND OF GRASS IS ESTABLISHED. DISTURBED AREAS MUST BE RESTORED AT NO COST TO OWNER.
- CONTRACTOR SHALL LOCATE, VERIFY, PROTECT, AND REPAIR UNDERGROUND UTILITIES AS REQUIRED; PLAN LOCATIONS ARE APPROXIMATE.
- IF APPLICABLE, COORDINATE LANDSCAPE WORK WITH THE SWPPP AND STABILIZE SOILS IN STAGES AS GRADING PROGRESSES.
- SEED DISTURBED AREAS WITH THE SPECIFIED TEMPORARY AND PERMANENT SEED MIXES PER SEASONAL REQUIREMENTS.
 - MARCH 1 - AUGUST 31
 - BERMUDA GRASS "YUKON" (UNHULLED) AT 1LB/1000 SQ. FT.
 - SEPTEMBER 1 - FEBRUARY 28
 - BERMUDA GRASS "YUKON" (UNHULLED) AT 1 LB/1000 SQ. FT. AND 2. ANNUAL RYE GRASS AT 5 LB/1000 SQ.FT.
- HYDROSEED SLOPES IMMEDIATELY AFTER BED PREPARATION USING SPECIFIED MULCH RATES; ADJUST SEED IF DELAYS OCCUR. SLOPES 2:1 OR STEEPER REQUIRE EROSION CONTROL BLANKET.
- MAINTAIN MOISTURE IN STORED PLANT MATERIAL UNTIL PLANTING.
- ADJUST FINE GRADING TO ENSURE POSITIVE DRAINAGE, SMOOTH TRANSITIONS, AND ELIMINATION OF PONDING.
- LAWN AREAS RECEIVING SOD SHALL BE LEFT 1/2" BELOW FINISH GRADE; COORDINATE TOPSOIL AVAILABILITY WITH CONSTRUCTION MANAGER. IMPORTED TOPSOIL SHALL BE NATURAL FRIABLE BOTTOMLAND SOIL.
- FINE GRADE AND REMOVE ALL UNSUITABLE MATERIALS (ROCKS 3/4" AND LARGER, DEBRIS, ETC.) BEFORE PLACING TOPSOIL OR SOD.
- INSTALL SOD BY HAND WITH TIGHT JOINTS, TOP-DRESS AS NEEDED, ROLL SMOOTH, FERTILIZE AT PLANTING, AND WATER THOROUGHLY. STAKE SOD ON 3:1 OR STEEPER SLOPES.
- CONTRACTOR SHALL MAINTAIN ALL LAWN AREAS UNTIL FINAL ACCEPTANCE, INCLUDING MOWING, WATERING, WEEDING, CLEANING, AND REPLACEMENT OF BARE OR DEAD AREAS. CONTRACTOR SHALL GUARANTEE ESTABLISHMENT OF ACCEPTABLE TURF AND FURNISH REPLACEMENTS FROM LOCAL SOURCES AS NEEDED.
- REPLACE ANY DISEASED, DISTRESSED, DEAD, OR REJECTED PLANT MATERIAL PRIOR TO SUBSTANTIAL COMPLETION WITH COMPLIANT SPECIES, SIZE, AND QUANTITY. PLANT TREES AND SHRUBS PROMPTLY AFTER DELIVERY.
- ALL TREES SHALL BE STRAIGHT-TRUNKED, FULL-HEADED, AND INSTALLED TO MEET SPECIFIED REQUIREMENTS.
- NO SUBSTITUTIONS FOR GROUND SURFACE MATERIALS WITHOUT WRITTEN APPROVAL.
- MAINTAIN AT LEAST 5' HORIZONTAL SEPARATION BETWEEN TREE PLANTINGS AND UTILITIES UNLESS NOTED OTHERWISE.
- INSTALL SPECIFIED MULCH IN ALL PLANTING BEDS AND AROUND ALL TREES, EXTENDING TO MANUFACTURED EDGING OR LANDSCAPE ISLAND EDGES.