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\\ns000\project_data\PROJECTS\2004\2004_207 Remodel Harris - WMSO Remodel - Addison\01-GENERAL NOTES.dwg

GENERAL NOTES

- CONSTRUCTION SHALL COMPLY WITH ALL GOVERNING CODES AND BE CONSTRUCTED TO SAME.
- EXISTING INFORMATION SHOWN ON THE PLANS IS APPROXIMATE AND UNVERIFIED. CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL EXISTING UTILITIES AND CONDITIONS AND NOTIFYING THE APPROPRIATE UTILITY COMPANIES PRIOR TO BEGINNING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR REPAIRS OF DAMAGE TO ANY EXISTING IMPROVEMENTS DURING CONSTRUCTION. REPAIRS SHALL BE TO THE SATISFACTION OF THE CITY INSPECTOR OR THE OWNER'S CONSTRUCTION MANAGER AND SHALL BE AT THE CONTRACTOR'S EXPENSE.
- THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS PRIOR TO THE ASSOCIATED CONSTRUCTION.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN NEAT AND ACCURATE CONSTRUCTION RECORDS. THE CONTRACTOR SHALL PROVIDE CLEAN AND ACCURATE FULL SIZE RECORD DRAWINGS WHICH CLEARLY DESCRIBE ANY DEVIATIONS FROM THE PLANS.
- CONTRACTOR SHALL NOT STORE MATERIALS, EQUIPMENT OR OTHER CONSTRUCTION ITEMS ON ADJACENT PROPERTIES OR ADJACENT RIGHT-OF-WAYS WITHOUT THE PRIOR WRITTEN CONSENT OF THE PROPERTY OWNER AND THE CITY.
- ALL ADJACENT PROPERTY DAMAGED BY THE PROPOSED CONSTRUCTION SHALL BE RESTORED TO THE SATISFACTION OF THE OWNER'S CONSTRUCTION MANAGER AT THE CONTRACTOR'S EXPENSE.
- THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING THE SAFETY OF ALL PERSONS ON THE JOB SITE AT ALL TIMES INCLUDING (BUT NOT LIMITED TO) SUBCONTRACTORS, VENDORS, DESIGN STAFF PROFESSIONALS AND INSPECTION PERSONNEL.
- THE GENERAL CONTRACTOR SHALL PROVIDE DUMPSTERS, PORTABLE TOILETS AND TEMPORARY POWER FOR PROJECT RELATED USE BY OTHERS FOR THE DURATION OF THE PROJECT. COORDINATE PROJECT PHASING AND STORAGE OF MATERIALS WITH THE OWNER'S CONSTRUCTION MANAGER.

EROSION AND SEDIMENT CONTROL NOTES

- THE CONTRACTOR SHALL TAKE ALL AVAILABLE PRECAUTIONS TO CONTROL DUST. CONTRACTOR SHALL CONTROL DUST BY SPRINKLING WATER, OR BY OTHER MEANS AS APPROVED BY THE CITY AND ENGINEER.
- CONTRACTOR SHALL INSTALL ALL PERIMETER FILTER FABRIC AND SEDIMENT CONTROL BARRIERS PRIOR TO CLEARING OR GRADING. CONTRACTOR SHALL INSTALL ADDITIONAL SEDIMENT CONTROL BARRIERS AS NECESSARY TO CONTAIN ALL CONSTRUCTION SEDIMENT ON SITE. CONTRACTOR SHALL MAINTAIN ALL EROSION AND SEDIMENT CONTROL BARRIERS DURING CONSTRUCTION.
- ANY ACCIDENTAL RELEASE OF SEDIMENT FROM THE SITE SHALL BE CLEANED UP BY THE CONTRACTOR.
- CONTRACTOR SHALL REMOVE ALL TEMPORARY SEDIMENT CONTROL BARRIERS AT THE COMPLETION OF CONSTRUCTION.
- EARTH CONTAINMENT BERM TO BE LOCATED ALONG DOWNSLOPE PERIMETER OF ALL AREAS OF FUEL STORAGE AND HANDLING.
- OIL AND GREASE ABSORBING MATERIALS SHALL BE READILY AVAILABLE ON-SITE AND SHALL BE PROMPTLY USED TO CONTAIN AND/OR CLEAN UP ALL FUEL OR CHEMICAL SPILLS OR LEAKS.
- DISTURBED AREAS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE CEASED FOR AT LEAST FOURTEEN DAYS SHALL BE TEMPORARILY SEEDED AND WATERED. DISTURBED AREAS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE PERMANENTLY CEASED SHALL BE PERMANENTLY SEEDED WITHIN SEVEN DAYS PER LANDSCAPING SPECIFICATIONS.
- SILT FENCES SHALL BE PLACED AROUND ANY STOCKPILES USED ON THIS SITE.
- ANY ADDITIONAL EROSION CONTROL MEASURES REQUIRED TO COMPLY WITH THE SWPPP OR TCEQ STORMWATER POLLUTION REGULATIONS SHALL BE IMPLEMENTED BY THE CONTRACTOR, AT HIS EXPENSE.
- THE CONTRACTOR SHALL ASSUME LIABILITY FOR DAMAGE TO ADJACENT PROPERTIES AND/OR PUBLIC RIGHT-OF-WAY RESULTING FROM FAILURE TO FULLY IMPLEMENT AND EXECUTE ALL EROSION CONTROL PROCEDURES SHOWN AND NOTED IN THESE PLANS.
- WHenever dirt, rock, or other materials are exported for use off of the primary construction site, the contractor is responsible for determining that TCEQ storm water permitting requirements are met at that location. Prior to any export of materials, the contractor shall furnish the engineer with a written agreement with any landowner who will receive exported materials, stating that the site will be properly permitted when required and describe the erosion control measures which will be used. At a minimum, erosion control measures must consist of perimeter controls (hay bales or silt fences) on all downslopes and sideloops boundaries of any disturbed area, plus provisions for revegetation after the fill materials are in place.

DEMOLITION NOTES

- CONTRACTOR IS RESPONSIBLE FOR REPAIRS TO ANY IMPROVEMENTS DAMAGED DURING CONSTRUCTION. REPAIRS SHALL BE TO THE SATISFACTION OF THE OWNER'S CONSTRUCTION MANAGER.
- NO EARTH-DISTURBING ACTIVITIES SHALL COMMENCE UNTIL ALL EROSION CONTROL MEASURES ARE IN PLACE.
- THE CONTRACTOR SHALL CREATE AMPLE STAGING AND STOCKPILING AREAS FOR TREE TRANSPLANTS, CRUSHED CONCRETE, TOPSOIL, ETC. IN ACCORDANCE WITH THE SPECIFICATIONS.
- THE CONTRACTOR SHALL SALVAGE ANY EXISTING CITY UTILITIES SHOWN TO BE REMOVED (INCLUDING SIGNS, VALVES, FIRE HYDRANTS, ETC.) IN ACCORDANCE WITH CITY REQUIREMENTS AND PROVIDE TO THE CITY.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING DISCONNECTION OF ALL UTILITIES SERVING THE EXISTING SITE WITH THE APPROPRIATE UTILITY COMPANY, AND SHALL OBTAIN APPROVAL FROM SAME TO COMMENCE DEMOLITION ACTIVITIES.

TREE PROTECTION NOTES

- ALL TREES INDICATED AS PRESERVED SHALL BE PROTECTED WITH A CONSTRUCTION FENCE PLACED 10' BEYOND THE DRILLPIE OF THE TREE. ALL DEMOLITION SHALL BE CLOSELY COORDINATED WITH TREE PRESERVATION AND TRANSPLANTING ACTIVITIES.
- DURING CONSTRUCTION, NO EXCESS SOIL, ADDITIONAL FILL, EQUIPMENT, LIQUIDS, OR CONSTRUCTION DEBRIS SHALL BE PLACED INSIDE THE PROTECTIVE BARRIER, UPON THE ROOT PROTECTION ZONE, NOR SHALL ANY SOIL BE REMOVED FROM WITHIN THE BARRIER.
- THE PROPOSED FINISHED GRADE AND ELEVATION OF LAND WITHIN THE ROOT PROTECTION ZONE OF ANY TREE TO BE PRESERVED SHALL NOT BE RAISED OR LOWERED MORE THAN TWO (2) INCHES. WELLING AND RETAINING METHODS ARE ALLOWED OUTSIDE THE ROOT PROTECTION ZONE AND SHALL BE DONE IN CONFORMANCE WITH THE TEXAS A & M UNIVERSITY, EXTENSION LANDSCAPE HORTICULTURE, "PROTECTING EXISTING LANDSCAPE TREES FROM CONSTRUCTION DAMAGE DUE TO GRADE CHANGES", EVERETT E. JANNE AND DOUGLAS F. WELCH, PH.D., AUTHORS.
- THE ROOT PROTECTION ZONE FOR EACH PRESERVED TREE SHALL REMAIN UNPAVED AND SHALL HAVE A TWO TO FOUR INCH LAYER OF MULCH INSTALLED TO HELP RETAIN MOISTURE AND TO PREVENT EROSION.

GRADING AND PAD PREP NOTES

- AFTER COMPACTION AND PRIOR TO PLACING GRASS, THE UPPER 6 INCHES OF ALL LANDSCAPED AREAS SHALL BE AERATED, TILLED, OR OTHERWISE PROCESSED SO AS TO PROMOTE HEALTHY ROOT GROWTH FOR TURF AND OTHER VEGETATION.
- THE CONTRACTOR SHALL PROTECT ANY EXISTING AND/OR PROPOSED UTILITIES, WHICH ARE IN THE PROPOSED SUBGRADE DURING THE SUBGRADE STABILIZATION PROCESS.
- CONTRACTOR SHALL MATCH EXISTING PAVEMENT IN GRADE AND ALIGNMENT.
- EXCAVATION SHALL INCLUDE ALL MATERIALS ENCOUNTERED. UNUSABLE EXCAVATED MATERIAL AND ALL WASTE RESULTING FROM SITE CLEARING AND GRUBBING SHALL BE DISPOSED OF OFF SITE BY THE CONTRACTOR AT HIS EXPENSE UNLESS OTHERWISE SPECIFIED OR AGREED TO BY OWNER.
- THE SITE CONTRACTOR SHALL PREPARE BUILDING PAD AND FOUNDATION SUBGRADE PER DETAIL AND GEOTECHNICAL REPORT.
- THE PROPOSED GRADES INDICATED ON THE GRADING PLAN ARE FINISHED GRADES.
- CONTRACTOR SHALL RELOCATE BENCHMARKS AS NECESSARY. ANY NEW BENCHMARK LOCATIONS SHALL BE ESTABLISHED WITHIN A TOLERANCE OF 0.010 VERTICAL FEET FROM ORIGINAL BENCHMARK.
- (NOT USED)
- CONTRACTOR SHALL CONFINE HIS WORK TO WITHIN THE "LIMITS OF CONSTRUCTION" SHOWN ON OVERALL SITE PLAN.
- CONTRACTOR SHALL APPLY EROSION BLANKET TO ALL SLOPES 3H:1V OR STEEPER. CONTRACTOR SHALL SEED DISTURBED AREAS IN ACCORDANCE WITH SPECIFICATIONS UNTIL A HEALTHY STAND OF GRASS IS OBTAINED.
- (NOT USED)
- (NOT USED)
- (NOT USED)

SITE LAYOUT NOTES

- PAINT FIRELANES PER CITY FIRE DEPARTMENT STANDARDS.
 - (NOT USED.)
 - ALL PAVING DIMENSIONS ARE TO EDGE OF PAVEMENT AND FRONT OF CURB UNLESS DIMENSIONED OTHERWISE. ALL "MINOR" CURB RADII ARE 2.0' UNLESS OTHERWISE INDICATED.
 - CONTRACTOR SHALL LOCATE AND PROTECT ALL EXISTING UTILITIES PRIOR TO ANY CONSTRUCTION. ANY UTILITIES DAMAGED AS A RESULT OF SITE CONSTRUCTION SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE TO THE SATISFACTION OF THE OWNER'S CONSTRUCTION MANAGER.
 - REFER TO ARCHITECTURAL AND STRUCTURAL PLANS FOR ACTUAL BUILDING DIMENSIONS. CALLOUTS FOR BUILDING CORNER REFER TO FACE OF FOUNDATION WALL CORNER.
 - ALL PAVEMENT MARKING PAINT SHALL BE SHERWIN WILLIAMS "PROMAR TRAFFIC MARKING", YELLOW ON ASPHALT. PAINT SHALL BE APPLIED IN TWO COATS TO A CLEAN, DRY SURFACE USING TEMPLATE OR STRIPING MACHINE. STRIPES SHALL BE 4" WIDE UNLESS OTHERWISE INDICATED. STRIPES INDICATED AS DASHED SHALL BE 4" WIDE 10' LONG PAINT STRIPES AT 20' O.C.
 - ALL TRAFFIC CONTROL SIGNS SHALL BE FABRICATED AS SHOWN IN THE NATIONAL MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS.
 - ALL SIGNS PLACED IN AREAS ACCESSIBLE BY VEHICLE TRAFFIC SHALL BE PLACED IN GUARD POST.
 - PROVIDE BOLLARDS AROUND TRANSFORMERS IN DRIVE AREAS. BOLLARDS AROUND TRANSFORMER TO BE SPACED @ 5' - 0" OC & A MINIMUM OF 5' - 0" AWAY FROM PAD. REMOVABLE BOLLARDS TO BE PLACED @ DOORS ON TRANSFORMERS.
 - CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS FOR EXACT LOCATION AND DIMENSIONS OF EXIT PORCHES, TRUCK DOCKS, ENTRANCE LOCATIONS, DOWNSPOUTS AND PRECISE BUILDING DIMENSIONS.
 - CONTRACTOR IS RESPONSIBLE FOR PROTECTION & REPLACEMENT OF ALL PROPERTY CORNERS. ALL PROPERTY CORNERS AND BUILDING STAKING SHALL BE PERFORMED AT THE CONTRACTOR'S EXPENSE BY A STATE REGISTERED PROFESSIONAL LAND SURVEYOR.
 - ON-SITE SIDEWALKS SHALL BE CONSTRUCTED OF FOUR (4") INCH THICK, PER SPECIFICATIONS COMPRESSIVE STRENGTH CONCRETE WITH #3 STEEL BARS AT 18" O.C.E.W. SIDEWALKS AND APRONS SHALL RECEIVE CONSTRUCTION JOINTS AT 25' O.C. UNLESS OTHERWISE NOTED.
- PAVEMENT AND JOINTING NOTES**
- EXISTING PAVING THAT WILL REMAIN AFTER CONSTRUCTION SHALL BE PROTECTED FROM DAMAGE. AREAS OF EXISTING PAVING THAT ARE DAMAGED DURING CONSTRUCTION SHALL BE SAW CUT, REMOVED AND REPLACED.
 - ALL ASPHALTIC, CONCRETE, AND BASE COURSE MIXTURES SHALL BE IN ACCORDANCE WITH LOCAL AND STATE STANDARD SPECIFICATIONS FOR TYPE AND COMPACTION DENSITY.
 - CONTRACTOR SHALL PROTECT BUILDING WALL DURING PAVEMENT POUR BY A METHOD ACCEPTABLE TO THE OWNER'S CONSTRUCTION MANAGER.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COST OF A MAXIMUM NUMBER OF PASSING FIELD DENSITY TESTS ON THE STABILIZED SUBGRADE FOR SITE PAVING EQUAL TO THE RATIO OF 1 PER 10,000 SQUARE FEET OF PAVEMENT (AND ALL FAILING DENSITY TESTS AND REQUIRED MOISTURE-DENSITY CURVES). ADDITIONAL FIELD DENSITY TESTS MAY BE REQUIRED FOR FOUNDATIONS - REFER TO STRUCTURAL PLANS AND SPECIFICATIONS FOR SUCH.
 - (NOT USED)
 - ALL REINFORCING STEEL AND DWEL BARS IN PAVEMENT SHALL BE SUPPORTED AND MAINTAINED AT THE CORRECT CLEARANCES BY THE USE OF BAR CHAIRS.
 - THE CONTRACTOR IS SOLELY RESPONSIBLE FOR PERFORMING ALL CONSTRUCTION LAYOUTS FROM THE SITE PLAN DIMENSIONS SHOWN. THE SITE SHALL COMPLY WITH CITY STANDARDS THE CONTRACTOR MUST NOTIFY THE ENGINEER OF ANY DISCREPANCIES IN ADVANCE AND ALLOW FOR THE ENGINEER'S RESPONSE BEFORE PROCEEDING WITH THE WORK.
 - UNLESS OTHERWISE NOTED, SUBGRADE SHALL BE STABILIZED TO 12" BEYOND THE BACK OF CURB OR EDGE OF VEHICULAR PAVEMENT. CONCRETE PAVEMENT SHALL BE PER SPECIFICATIONS AT 28 DAYS AND IN ACCORDANCE WITH CITY STANDARD CONSTRUCTION DETAILS. ALL SIDEWALKS SHALL BE 4" THICK PER SPECIFICATIONS AT 28 DAYS AND CONSTRUCTED PER CITY SPECIFICATIONS.
 - IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO SUPPLY THE CITY AND THE ENGINEER WITH A CONCRETE MIX DESIGN FOR REVIEW AND APPROVAL. THE COST OF THIS DESIGN SHALL BE INCLUDED IN THE UNIT PRICE OF PAVEMENT MATERIAL.
 - CONNECTION OF THE PROPOSED SIDEWALK TO EXISTING PAVING, SIDEWALK, AND WHEELCHAIR RAMPS SHALL BE CONSIDERED SUBSIDIARY TO THE COST OF THE CONSTRUCTION OF THE SIDEWALK.
 - WHEN CONCRETE PAVEMENT IS SPECIFIED, CONTRACTOR SHALL SUBMIT JOINTING PLAN FOR REVIEW.
 - SAW CUTTING SHALL BE DONE AS SOON AS CONCRETE CAN SUPPORT WEIGHT, AND PROVIDE A NEAT CUT WHICH IS TRUE IN ALIGNMENT.
 - TOPOGRAPHIC INFORMATION TAKEN FROM A TOPOGRAPHIC SURVEY BY TR-TECH, INC. THE CONTRACTOR(S) SHALL BE RESPONSIBLE FOR CONFIRMING THE LOCATION (HORIZONTAL AND VERTICAL) OF ANY BURIED CABLES, CONDUITS, PIPES AND STRUCTURES (STORM SEWER, SANITARY SEWER, WATER, GAS, TELEVISION, TELEPHONE, ETC.) WHICH IMPACT THE CONSTRUCTION SITE. THE CONTRACTOR(S) SHALL NOTIFY THE OWNER OF ANY DISCREPANCIES FOUND BETWEEN THE ACTUAL CONDITIONS VERSUS THE DATA CONTAINED IN THE CONSTRUCTION PLANS. ANY COSTS INCURRED AS THE RESULT OF NOT CONFIRMING THE ACTUAL LOCATION (HORIZONTAL AND VERTICAL) OF SAID CABLES, CONDUITS, PIPES, AND STRUCTURES SHALL BE BORNE BY THE CONTRACTOR. IF THE CONTRACTOR(S) DOES NOT ACCEPT THE EXISTING TOPOGRAPHY AS SHOWN ON THESE PLANS, WITHOUT EXCEPTION, HE SHALL HAVE MADE AT HIS EXPENSE A TOPOGRAPHIC SURVEY BY A REGISTERED PROFESSIONAL ENGINEER OR A REGISTERED PROFESSIONAL LAND SURVEYOR AND SUBMIT IT TO THE OWNER FOR REVIEW.

- ALL JOINTS ARE TO CONTINUE THROUGH THE CURB.
- RADIAL JOINTS SHALL BE NO SHORTER THAN 1.5'.
- JOINT SPACING SHALL NOT EXCEED 15' IN EITHER DIRECTION WITH NO DIMENSION LESS THAN 75% OF THE PERPENDICULAR DIMENSION.
- JOINTS RUNNING PARALLEL WITH AND CLOSEST TO THE EDGE OF PAVEMENT SHALL BE DOWELED OR TIED.
- CONTRACTOR SHALL USE A THICKENED EDGE EXPANSION ("E") JOINT AROUND THE PERIMETER OF ANY BLOCKOUT IN THE CONCRETE PAVING.
- ALL CONSTRUCTION JOINTS SHALL BE SAWN, CLEANED OF DEBRIS, BLOWN DRY AND IMMEDIATELY SEALED WITH DOW CORNING 890 SL SEALANT FOR ALL HORIZONTAL JOINTS AND DOW CORNING 888 SEALANT FOR ALL VERTICAL JOINTS.
- (NOT USED)

TRAFFIC CONTROL NOTES

- CONTRACTOR SHALL PROVIDE, MAINTAIN, AND REMOVE ALL TRAFFIC CONTROL BARRICADES, WARNING SIGNS, LIGHTS, CONSTRUCTION FENCES, ETC. FOR THE WORK THROUGHOUT CONSTRUCTION. ALL BARRICADES, WARNING SIGNS, LIGHTS, DEVICES, ETC. FOR THE GUIDANCE AND PROTECTION OF TRAFFIC AND PEDESTRIANS MUST CONFORM TO THE INSTALLATION SHOWN IN THE 2001 MUTCD, AS CURRENTLY AMENDED, TEXAS DEPARTMENT OF TRANSPORTATION.
- CONTRACTOR SHALL PROVIDE ACCESS TO ALL ADJACENT BUSINESSES AT ALL TIMES THROUGHOUT CONSTRUCTION. CONTRACTOR SHALL PROVIDE A TRAFFIC CONTROL PLAN TO THE CITY PRIOR TO THE START OF CONSTRUCTION.

TRENCH SAFETY NOTES

- CONTRACTOR SHALL COMPLY WITH THE LATEST STANDARDS OF OSHA DIRECTIVES OR ANY OTHER AGENCY HAVING JURISDICTION FOR EXCAVATION AND TRENCHING PROCEDURE. THE CONTRACTOR SHALL USE SUPPORT SYSTEMS, SHORING, SLOPING, BENCHING, AND OTHER MEANS OF PROTECTION. THIS INCLUDES BUT IS NOT LIMITED TO EGRESS FROM ALL EXCAVATION AND TRENCHING.

STORM DRAIN AND UTILITY NOTES

- ALL PIPES ENTERING STORM DRAIN STRUCTURES SHALL BE GROUTED TO ASSURE WATERTIGHT CONNECTIONS.
- ALL STORM DRAIN PIPE SHALL BE RCP ASTM C-76, CLASS III, WALL TYPE 'B' UNLESS OTHERWISE NOTED.
- ALL MANHOLES SHALL BE FLUSH WITH FINISHED GRADE ON ALL EDGES AND HAVE HEAVY DUTY (H-20 TRAFFIC BEARING) CAST-IRON STANDARD BOLT-DOWN LIDS. LIDS SHALL BE LABELED "STORM SEWER" OR "SANITARY SEWER" AS APPROPRIATE.
- ALL STORM DRAIN STRUCTURES SHALL CONFORM TO STATE D.O.T. SPECIFICATIONS UNLESS OTHERWISE INDICATED.
- ALL DRAINAGE STRUCTURES SHALL BE CONSTRUCTED WITH 4000 PSI MINIMUM STRENGTH CONCRETE AND GRADE 60 REINFORCING. ALL EXPOSED CORNERS SHALL BE CHAMFERED.
- CONTRACTOR SHALL COORDINATE AND COMPLY WITH ALL UTILITY COMPANIES INVOLVED IN PROJECT AND PAY ALL REQUIRED FEES AND COSTS. ANY CHARGES IMPOSED BY THE CITY FOR PURCHASE OR INSTALLATION OF PUBLIC IMPROVEMENTS SHALL BE AT THE CONTRACTOR'S EXPENSE.
- CONTRACTOR SHALL COORDINATE WITH ARCHITECTURAL PLANS, POWER COMPANY, TELEPHONE COMPANY & GAS CO. FOR EXACT ROUTING OF POWER AND SERVICES TO BUILDING. REFER TO ARCHITECTURAL AND MEP PLANS FOR EXACT LOCATION OF ALL UTILITY ENTRANCES.
- CONTRACTOR SHALL ADHERE TO THE CITY REQUIREMENTS FOR UTILITY INSTALLATION. CONTRACTOR SHALL COORDINATE INSPECTION AND TESTING OF ALL UTILITIES WITH THE APPROPRIATE AUTHORITIES. CONSTRUCTION SHALL COMPLY WITH ALL GOVERNING CODES. CONTRACTOR SHALL CONDUCT ALL REQUIRED TESTING TO AUTHORITIES' SATISFACTION.
- ALL COORDINATES AND DIMENSIONS ARE TO THE CENTERLINE OF UTILITY OR STRUCTURE.
- THE MINIMUM HORIZONTAL SEPARATION BETWEEN PARALLEL WATER AND SEWER LINES SHALL BE 10 (TEN) FEET, OR MINIMUM VERTICAL SEPARATION BETWEEN CROSSING WATER AND SEWER LINES SHALL BE EIGHTEEN (18) INCHES. IF THIS SEPARATION CANNOT BE OBTAINED, CONCRETE ENCASE SEWER FOR A LENGTH OF 10' WHERE IT CROSSES WATER LINE.
- EXCEPT FOR FIRE WATER LINES AND ROOF DRAINS, TERMINATE ALL UTILITIES AND CONDUITS 5' FROM FACE OF BUILDING. REFER TO MECHANICAL AND ELECTRICAL PLANS FOR CONTINUATION.
- IN THE EVENT OF A CONFLICT BETWEEN WATER LINES AND STORM DRAIN, THE CONTRACTOR SHALL EITHER ADJUST THE WATER LINE DOWNWARD IN SUCH A MANNER SO THAT THE PIPE MANUFACTURER'S RECOMMENDATIONS ON PIPE DEFLECTION AND JOINT STRESS ARE NOT EXCEEDED, OR PROVIDE VERTICAL BENDS.
- THRUST BLOCKS SHALL BE PROVIDED ON ALL WATER LINE TEES, PLUGS, AND BENDS. VERTICAL TIE-DOWN BLOCKING SHALL BE PROVIDED ON ALL WATER LINE VERTICAL BENDS DOWNWARD. CONCRETE CRADLE SHALL BE PROVIDED ON ALL VERTICAL BENDS UPWARD. DO NOT COVER BELLS OR FLANGES WITH CONCRETE.

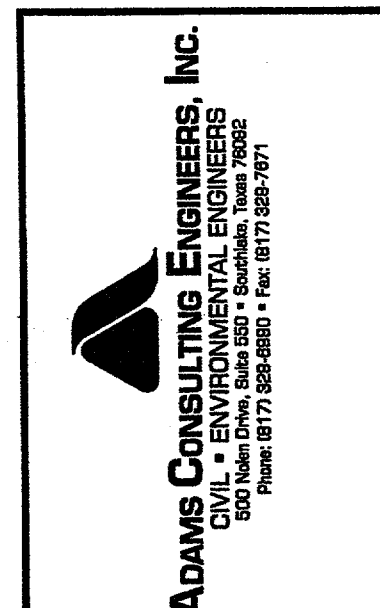
- WATER LINES SHALL HAVE A MINIMUM COVER OF 4 FEET AS MEASURED FROM TOP OF PIPE TO FINISHED SURFACE.
- THE CONTRACTOR SHALL BE REQUIRED TO CONDUCT AN AIR PRESSURE TEST OF SANITARY SEWER LINE IN THE PRESENCE OF AND TO THE SATISFACTION OF THE AUTHORITIES. PROVIDE DEFLECTION TESTS IN ACCORDANCE WITH SPECIFICATIONS.
- THE CONTRACTOR SHALL CONDUCT A PRESSURE TEST ON ALL FIRE WATER LINES TO THE SATISFACTION OF THE LOCAL APPROVAL AUTHORITY AND THE OWNER'S INSURANCE CARRIER. REFER TO SPECIFICATIONS FOR WATER LINE TESTING.
- ANY EXISTING THRUST BLOCKS OR RESTRAINTS SHALL BE REMOVED BY THE CONTRACTOR TO ALLOW WORK TO PROCEED. REMOVAL AND REPLACEMENT, WHERE REQUIRED, SHALL BE AT THE CONTRACTOR'S EXPENSE.
- ALL SANITARY SEWER STUB-OUTS SHALL BE PLUGGED.
- SANITARY SEWER PIPE MATERIAL SHALL COMPLY WITH THE LATEST REVISIONS OF ASTM D-3034, SDR 35. JOINTS SHALL BE INTEGRAL BELL AND SPIGOT TYPE WITH RUBBER GASKETS OR APPROVED EQUAL.

WATER MAIN PIPE MATERIAL SHALL BE ~~BLACK WRAPPED DUCTILE IRON~~ ~~PVC~~ ~~DUCTILE IRON~~ ~~PIPE~~ ~~SHALL~~ ~~BE~~ ~~EITHER~~ ~~PUSH-ON-OR~~ ~~MECHANICAL~~ ~~JOINT~~ ~~THICKNESS~~ ~~CLASS~~ ~~51~~ ~~FOR~~ ~~DEPTH~~ ~~LESS~~ ~~THAN~~ ~~8~~ ~~FEET~~ ~~AND~~ ~~CLASS~~ ~~52~~ ~~FOR~~ ~~DEPTH~~ ~~8~~ ~~FEET~~ ~~OR~~ ~~GREATER~~ ~~250~~ ~~PSI~~ ~~PRESSURE~~ ~~RATING~~ ~~IN~~ ~~ACCORDANCE~~ ~~WITH~~ ~~ANSI~~ ~~A21.51~~ ~~(AWWA~~ ~~C111)~~ ~~PVC~~ ~~PIPE~~ ~~SHALL~~ ~~CONFORM~~ ~~TO~~ ~~AWWA~~ ~~C900~~ ~~PRESSURE~~ ~~CLASS~~ ~~200~~.
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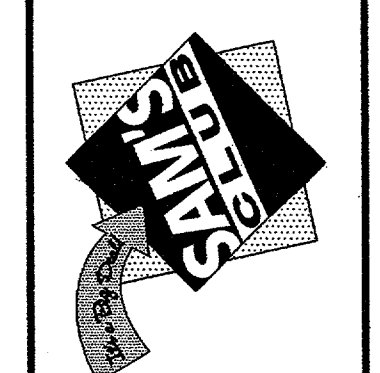
- ALL WATER MAINS AND APPURTENANCES ARE TO BE INSTALLED IN ACCORDANCE WITH AWWA C600-82 AMERICAN WATERWORKS ASSOCIATION AND THE NATIONAL FIRE PREVENTION ASSOCIATION STANDARDS.
- ALL FIRE RISER FLANGES SHALL USE TYPE 304 STAINLESS STEEL BOLTS.
- FIRE HYDRANTS SHALL BE PER CITY FIRE DEPARTMENT SPECIFICATIONS.
- ALL VALVES AND OTHER APPURTENANCES ON ALL FIRE PROTECTION LINES SHALL BE UNDERWRITERS LABORATORY / FLOWY MUTUAL APPROVED. ALL VALVES SHALL BE STANDARD, BELOW GROUND, GATE VALVES WITH BOX & COVER.
- THE CONTRACTOR SHALL INSTALL ALL WATER VALVE BOXES SUCH THAT THE BASE OF THE BOX RESTS TWO OR MORE INCHES ABOVE THE FLANGED JOINTS OF THE VALVE COVER. IT IS REQUIRED THAT THE OPERATING NUT OF THE VALVE BE APPROXIMATELY ON LINE WITH THE HUB OR UPPER PART OF THE VALVE BOX BASE.
- NATURAL GAS PIPE SHALL BE SDR-11.5 POLYETHYLENE PIPE (ASTM D-2513) WITH BUTT-FUSED JOINTS. PROVIDE PLASTIC UTILITY LOCATOR TAPE 1 FOOT BELOW FINISHED GRADE. BED PIPE IN 6" MIN. DEPTH EMBEDMENT MATERIAL. ALL SIDES OF PIPE. MINIMUM DEPTH OF COVER IS 4 FEET. ABOVE GROUND PIPING SHALL BE BLACK STEEL CONFORMING TO ASTM A53 OR A120, SCHEDULE 40.

SITE ELECTRICAL AND CONDUITS NOTES

- ALL UNDERGROUND CONDUITS SHALL BE INSTALLED WITH PULL WIRES BY SITE CONTRACTOR. PULL WIRES SHALL HAVE A TENSILE STRENGTH OF 2000 POUNDS. PRIMARY ELECTRICAL CONDUITS SHALL HAVE A MINIMUM OF 48" OF COVER. ALL OTHER CONDUITS SHALL HAVE A MINIMUM OF 24" OF COVER.
- IN THE EVENT OF A CONFLICT BETWEEN ELECTRICAL CONDUITS AND OTHER UNDERGROUND UTILITIES, CONDUITS SHALL BE ADJUSTED DOWNWARD FOR CLEARANCE.
- PROVIDE PVC-COATED RIGID STEEL ELBOWS IN UNDERGROUND NON-METALLIC CONDUIT RUNS FOR ALL BENDS REGARDLESS OF LENGTH.



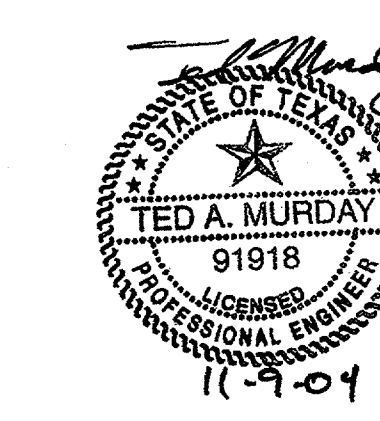
THIS DRAWING WAS PREPARED FOR THE CONTRACTOR'S USE ONLY. IT IS NOT TO BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF THE ENGINEER. THE ENGINEER'S LIABILITY IS LIMITED TO THE PROFESSIONAL ENGINEERING ACT AND THE LAW.



REMODEL
ADDISON,
TEXAS
CLUB #6376
JOB NUMBER: 2004-207

ISSUE BLOCK		
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GENERAL NOTES

SHEET: C.2