

CITY OF O'FALLON COMMERCIAL NOTES

GENERAL NOTES

- GN # 1 Driveway locations shall not interfere with the sidewalk handicap ramps, or curb inlet ramps...
GN # 2 Sidewalks, curb ramps, ramps and accessible parking spaces shall be constructed in accordance with the current approved "American with Disabilities Act Accessibility Guidelines" (ADAAG)...

EROSION CONTROL NOTES

- EN # 1 The Permittee shall assume complete responsibility for controlling all siltation and erosion of the project area...
EN # 2 All erosion control systems are to be inspected and corrected weekly, especially within 48 hours of any rain storm resulting in one-half inch of rain or more...

GRADING NOTES

- GRN #1 Developer must supply City construction inspectors with soil reports prior to and during site grading...
GRN #2 All fill placed in areas other than proposed storm sewers, sanitary sewers, proposed roads, and paved areas shall be compacted from the bottom of the fill up in 8" lifts...



NOTE: Underground utilities and structures have been plotted from available information and therefore, their location must be considered approximate only.

GRADING NOTES CONTINUED

- GRN #10 All trench back fills under paved areas shall be granular back fill, and compacted mechanically...
a) Depth: Trench back fills less than 8 feet deep shall be probed to a depth extending half the depth of the trench back fill, but not less than 3 feet.

GRN #11 Site grading

- a. Within City right-of-way. Material is to be placed in eight (8) inch to twelve (12) inch loose lifts and compacted per the approved compaction requirements...
b. Outside of City right-of-way. Material is to be placed in eight (8) inch to twelve (12) inch loose lifts and compacted per the approved compaction requirements.

REFER TO DUCKETT CREEK SANITARY DISTRICT CONSTRUCTION NOTES

SANITARY SEWER NOTES

- SAN # 1 All sanitary sewer installation is to be in accordance with M.S.D. 2007 standards and specifications except as modified by the City of O'Fallon Ordinances...
SAN # 2 Brick shall not be used in the construction of sanitary sewer structures. Pre cast concrete structures are to be used unless otherwise approved by the City of O'Fallon.

STORM SEWER NOTES

- STM # 1 All Storm Sewer installation is to be in accordance with M.S.D. 2007 standards and specifications except as modified by the City of O'Fallon Ordinances...
STM # 2 Brick shall not be used in the construction of storm sewer structures. Pre cast concrete structures are to be used unless otherwise approved by the City of O'Fallon.

WATER NOTES

- WN # 1 Fire hydrants shall be a maximum of 800' apart. Local fire district approval is required.
WN # 2 Coordinate with the water company on the location of water meters.
WN # 3 All water main must have a minimum of 42" of cover. (City water mains)

WATER NOTES

WN #10 BACTERIOLOGICAL TESTING: After satisfactory disinfection and pressure testing, a sample shall be taken by the contractor in the presence of a City representative and submitted to a laboratory approved by the Missouri Department of Natural Resources and the City for bacteriological analysis.

ROADWAY NOTES

- RN # 1 All paving (public and private) to be in accordance with 2008 St. Charles County Standards and Specifications except as modified by the City of O'Fallon Ordinances.
RN # 2 If the intersecting road does not have a curb, then the curb on the new entrance shall begin 10' from the edge of the existing road.
RN # 3 Provide 6" of concrete over 4" of MoDot type 1 or type 5 aggregate rock or asphalt equivalent for minor residential streets per City Code 406.370.

RN #18 Utility Work Prior To Base Construction. No base course work may proceed on any street until all utility excavations (storm and sanitary sewers, water, gas, electric, etc.) have been properly back filled with granular material, crushed stone or gravel mechanically tamped in ten (10) inch lifts.

- RN #17 Equipment calibration. The developer's contractors and subcontractors must have their equipment calibrated by the following minimum standards.
a. Air meters—weekly.
b. Cylinder compression—annually by independent calibration service.
c. Batch scales—monthly.

FLOOD PLAIN INFORMATION

FP #1 A flood plain development application from the City is required for any work within the flood plain limits.

RETAINING WALLS: TERRACED AND VERTICAL

- RW # 1 A permit is required for all retaining walls that are 48 inches or taller in height, measured from the top of the footing to the top of the wall or for walls that support a surcharge load or that alters the channelized drainage of any lot or drainage area.
RW # 2 Retaining walls will not be allowed in public right-of-way without written approval from the City Engineer.

Provide a marking on the storm sewer inlets. The City will allow the following markers and adhesive procedures only as shown in the table below or an approved equal. "Peel and stick" adhesive pads will not be allowed.

Table with 6 columns: Manufacturer, Size, Adhesive, Style, Message (Part #), Website. Includes ACP International and DAS Manufacturing, Inc.

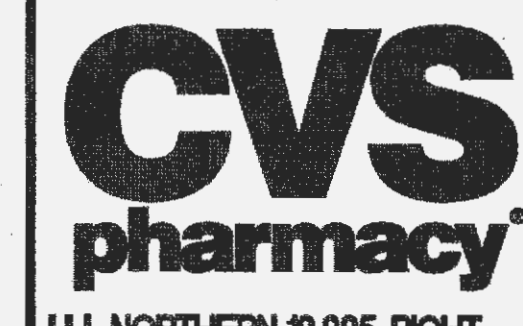
NOTE: ALL EXISTING STORM SEWER INLETS SHALL INDICATE THAT NO WASTE IS TO BE DUMPED INTO THE EXISTING STORM SEWER SYSTEM. IF MATERIALS SUCH AS TREES, ORGANIC DEBRIS, RUBBLE, FOUNDATIONS AND OTHER DELETERIOUS MATERIAL ARE NOT TO BE REUSED, THEY SHALL BE REMOVED FROM THE SITE AND DISPOSED OF IN COMPLIANCE WITH ALL APPLICABLE LAWS AND REGULATIONS.

DUCKETT CREEK SANITARY DISTRICT CONSTRUCTION NOTES

- 1. Underground utilities have been plotted from available information and therefore location shall be considered approximate only. The verification of the location of all underground utilities, either shown or not shown on these plans, shall be the responsibility of the contractor and shall be located prior to any grading or construction of improvements.
2. Gas, water and other underground utilities shall not conflict with the depth or horizontal location of existing or proposed sanitary and storm sewers, including house laterals.

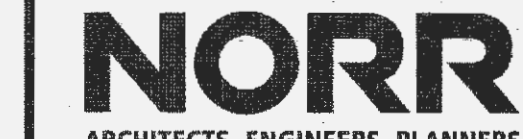
- 16. Epoxy Coating shall be used on all sanitary sewer manholes that receive pressurized mains.
17. All creek crossings shall be lined with rip-rap as directed by District Inspectors.
18. Brick shall not be used on sanitary sewer manholes.

Revised August 2012



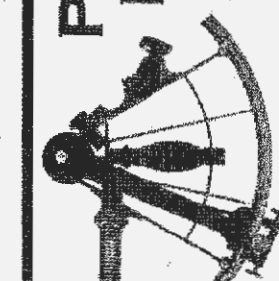
NORTHERN 13,225-RIGHT CHAMFER DRIVE-THRU STORE NUMBER: 10546

PROJECT TITLE: P&Z FOR NECE FEISE HEAD AND BRYAN ROAD O'FALLON, IL PROJECT TYPE: NEW CONSTRUCTION DEAL TRS Fee for Service CS PROJECT NUMBER: 69591

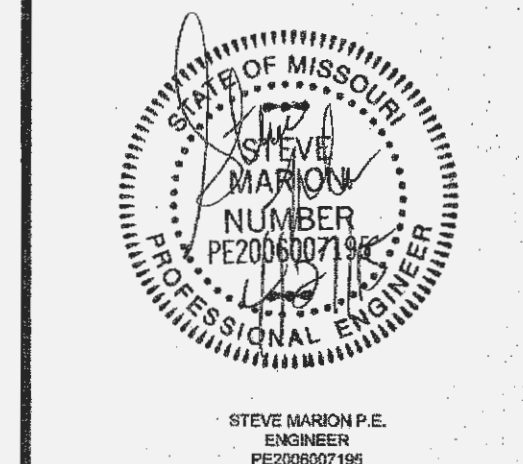


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PREMIER CIVIL ENGINEERING 308 TCW Court Lake Saint Louis, MO 63367 Phone: (314) 925-7444 Fax: (314) 925-7457 Missouri Certificate of Authority # E-2011000091 Missouri Certificate of Authority # LS-201207269



ENGINEERS AUTHENTICATION The responsibility for professional engineering liability on the project is hereby limited to the seal of plans authorized by the seal, signature, and date hereunder attached. Responsibility is disclaimed for all other engineering plans involved in this project and specifically excludes revisions after the date unless reauthorized.



STEVE HARMON P.E. ENGINEER REGISTRATION NO.

Developer / Owner Information

T.M. CROWLEY & ASSOCIATES

City of O'Fallon Commercial Notes

P&Z No. 01-15 & 0115-01 APPROVED 1-15-15 City No.

Sheet Number: 2 PCE PROJECT NO. 138101