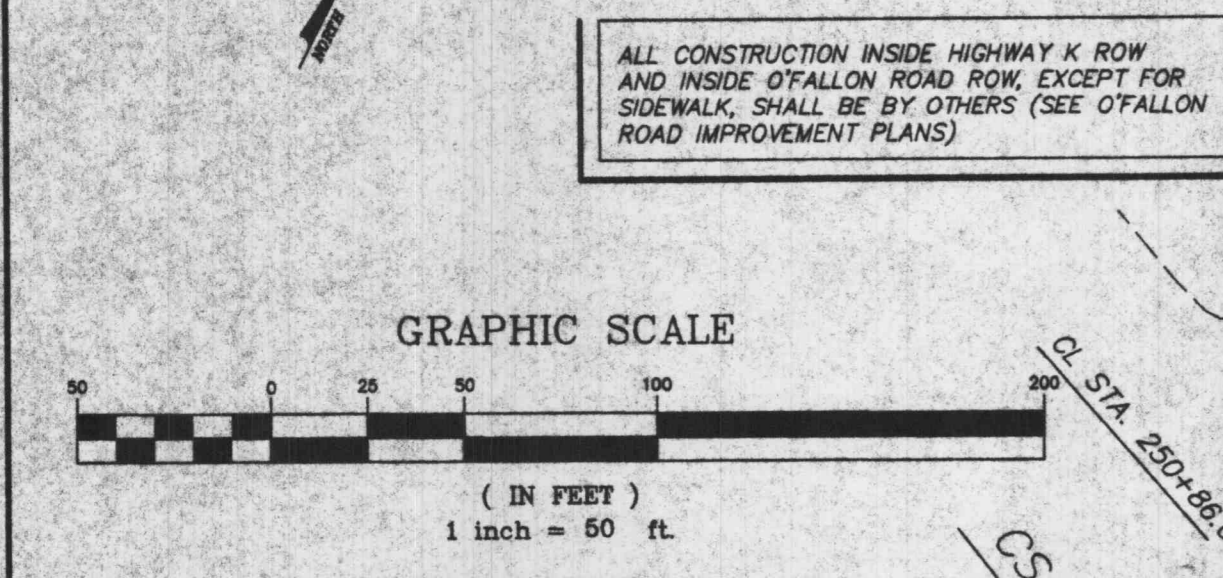


N/F  
 PAUL M. & LEONARD KAPLAN

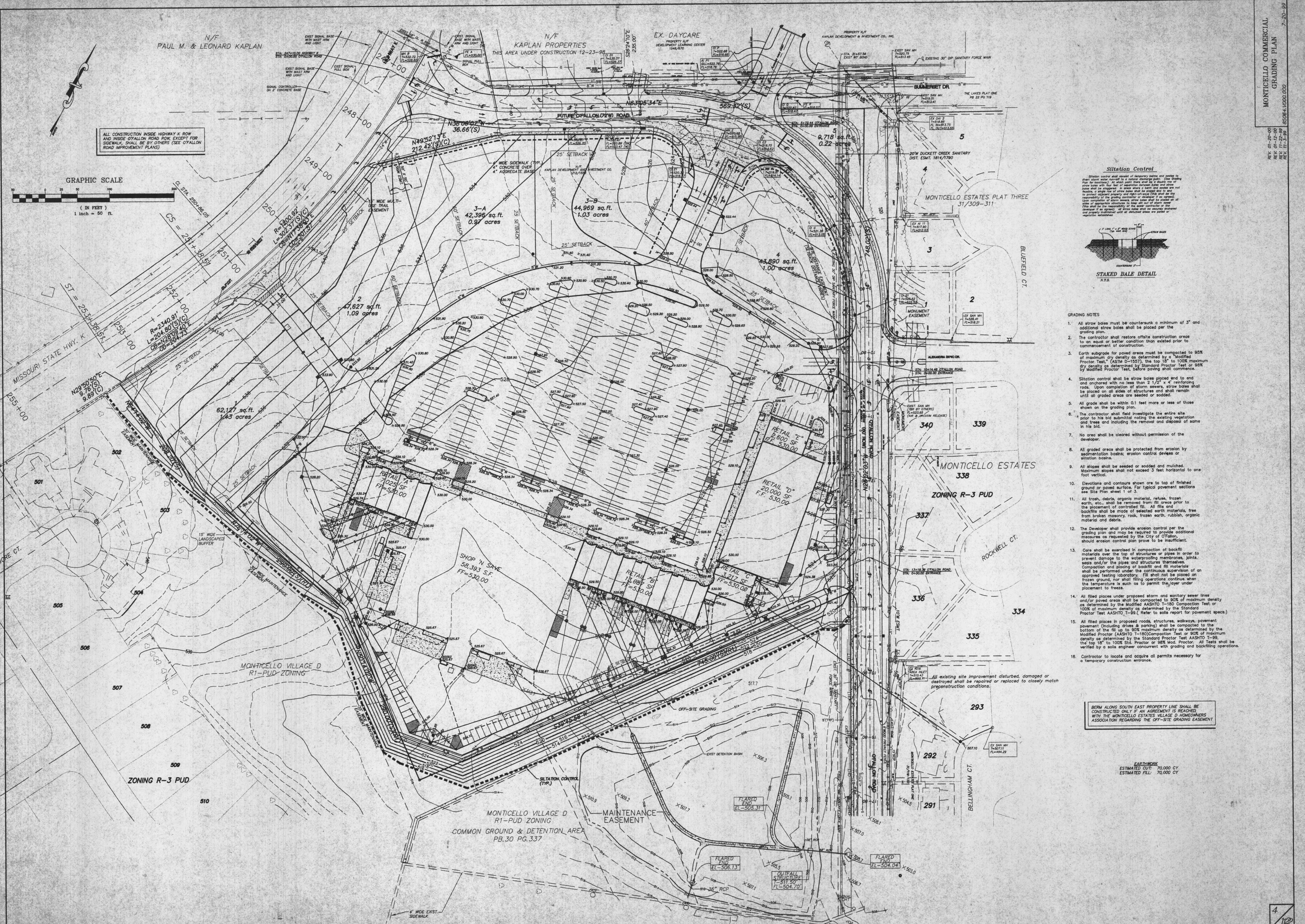
N/F  
 KAPLAN PROPERTIES  
 THIS AREA UNDER CONSTRUCTION 12-23-98

EX. DAYCARE  
 PROPERTY N/F  
 DEVELOPMENT LEARNING CENTER  
 1548/R70

PROPERTY N/F  
 KAPLAN DEVELOPMENT & INVESTMENT CO., INC.



ALL CONSTRUCTION INSIDE HIGHWAY K ROW AND INSIDE OTFALLON ROAD ROW, EXCEPT FOR SIDEWALK, SHALL BE BY OTHERS (SEE OTFALLON ROAD IMPROVEMENT PLANS)



**Siltation Control**  
 Siltation control shall consist of temporary berms and silt fences to prevent storm water runoff to a natural drainage area. The grading plan for this project shall show the location of silt fences and berms. Silt fences shall be installed in areas where a berm and silt fence are not needed to prevent erosion and runoff. Silt fences shall be installed in areas where a berm and silt fence are not needed to prevent erosion and runoff. Silt fences shall be installed in areas where a berm and silt fence are not needed to prevent erosion and runoff.



- GRADING NOTES**
- All straw bales must be counter-sunk a minimum of 3" and additional straw bales shall be placed per the grading plan.
  - The contractor shall restore all construction areas to an equal or better condition than existed prior to commencement of construction.
  - Earth subgrade for paved areas must be compacted to 95% of maximum dry density as determined by a Modified Proctor Test (ASTM D-1557), the top 18" to 100% maximum dry density as determined by Standard Proctor Test or 95% by Modified Proctor Test, before paving shall commence.
  - Siltation control shall be straw bales placed end to end and anchored with no less than 2 1/2" x 4" rebar rods. Upon completion of storm sewers, straw bales shall be placed on all sides of structures and shall remain until all graded areas are seeded or sodded.
  - All grades shall be within 0.1 feet more or less of those shown on the grading plan.
  - The contractor shall investigate the entire site prior to his bid submitting noting the existing vegetation and trees and including the removal and disposal of same in his bid.
  - No area shall be cleared without permission of the developer.
  - All graded areas shall be protected from erosion by sedimentation basins, erosion control devices or siltation basins.
  - All slopes shall be seeded or sodded and mulched. Maximum slopes shall not exceed 3 feet horizontal to one foot vertical.
  - Elevations and contours shown are to top of finished ground or paved surface. For typical pavement sections see Site Plan sheet 1 of 3.
  - All trash, debris, organic material, refuse, frozen earth, etc., shall be removed from fill areas prior to the placement of controlled fill. All fill and backfills shall be made of selected earth materials, free from broken masonry, rock, frozen earth, rubbish, organic material and debris.
  - The Developer shall provide erosion control per the grading plan and may be required to provide additional measures as requested by the City of O'Fallon, should erosion control plan prove to be insufficient.
  - Care shall be exercised in compaction of backfill materials over the top of structures or pipes in order to prevent damage to the waterproofing membranes, joints, seals and/or the pipes and structures themselves. Compaction and placing of backfill and fill materials shall be performed under the continuous supervision of an approved testing laboratory. Fill shall not be placed on frozen ground, nor shall filling operations continue when the temperature is such as to permit the layer under placement to freeze.
  - All filled places under proposed storm and sanitary sewer lines and/or paved areas shall be compacted to 90% of maximum density as determined by the Modified AASHTO T-180 Compaction Test or 100% of maximum density as determined by the Standard Proctor Test AASHTO T-99, refer to soils report for pavement specs.)
  - All filled places in proposed roads, structures, walkways, pavement (including drives & parking) shall be compacted to the bottom of the fill to 90% maximum density as determined by the Modified Proctor (AASHTO T-180) Compaction Test or 90% of maximum density as determined by the Standard Proctor Test AASHTO T-99, the top 18" to 100% Std. Proctor or 95% Mod. Proctor. All tests shall be verified by a soils engineer concurrent with grading and backfilling operations.
  - Contractor to locate and acquire all permits necessary for a temporary construction entrance.

BERM ALONG SOUTH EAST PROPERTY LINE SHALL BE CONSTRUCTED ONLY IF AN AGREEMENT IS REACHED WITH THE MONTICELLO ESTATES VILLAGE D HOMEOWNERS ASSOCIATION REGARDING THE OFF-SITE GRADING EASEMENT

EARTHWORK  
 ESTIMATED CUT: 70,000 CY  
 ESTIMATED FILL: 70,000 CY