

**DEMOLITION PLAN NOTES:**

CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL AND/OR PROTECTION OF THE EXISTING ITEMS AS NOTED ON THIS PLAN.

THE CONTRACTOR SHALL TAKE ALL PRECAUTIONS NECESSARY TO AVOID PROPERTY DAMAGE TO ADJACENT PROPERTIES DURING THE CONSTRUCTION PHASES OF THIS PROJECT. THE CONTRACTOR WILL BE HELD SOLELY RESPONSIBLE FOR ANY AND ALL DAMAGES.

CONTRACTOR IS TO DISPOSE OF ALL MATERIAL RESULTING FROM PREVIOUS AND CURRENT DEMOLITION IN ACCORDANCE WITH ALL LOCAL, STATE, AND/OR FEDERAL REGULATIONS.

THE CONTRACTOR IS CAUTIONED TO LOCATE ALL EXISTING UTILITIES AND CONFLICTS. CONTRACTOR SHALL CONTACT THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY CONSTRUCTION ACTIVITY IN ORDER TO FIELD VERIFY EXISTING UTILITY INFORMATION.

CONTRACTOR SHALL PROTECT EXISTING STREET LIGHTS & POSTS, TRAFFIC CONTROL DEVICES, SIGNS, UTILITY BOXES, ELECTRIC, TELEPHONE, GAS, FIBER OPTIC, CABLE, WATER, STORM SEWER, SANITARY SEWER, AND ALL OTHER UTILITIES UNLESS OTHERWISE NOTED ON THE PLANS.

CONTRACTOR TO CLEAR AND GRUB THE EXISTING SITE AS NECESSARY TO PERFORM DEMOLITION, PROPOSED CONSTRUCTION, AND FINAL IMPROVEMENTS.

**EXISTING CONDITIONS KEY NOTES:**

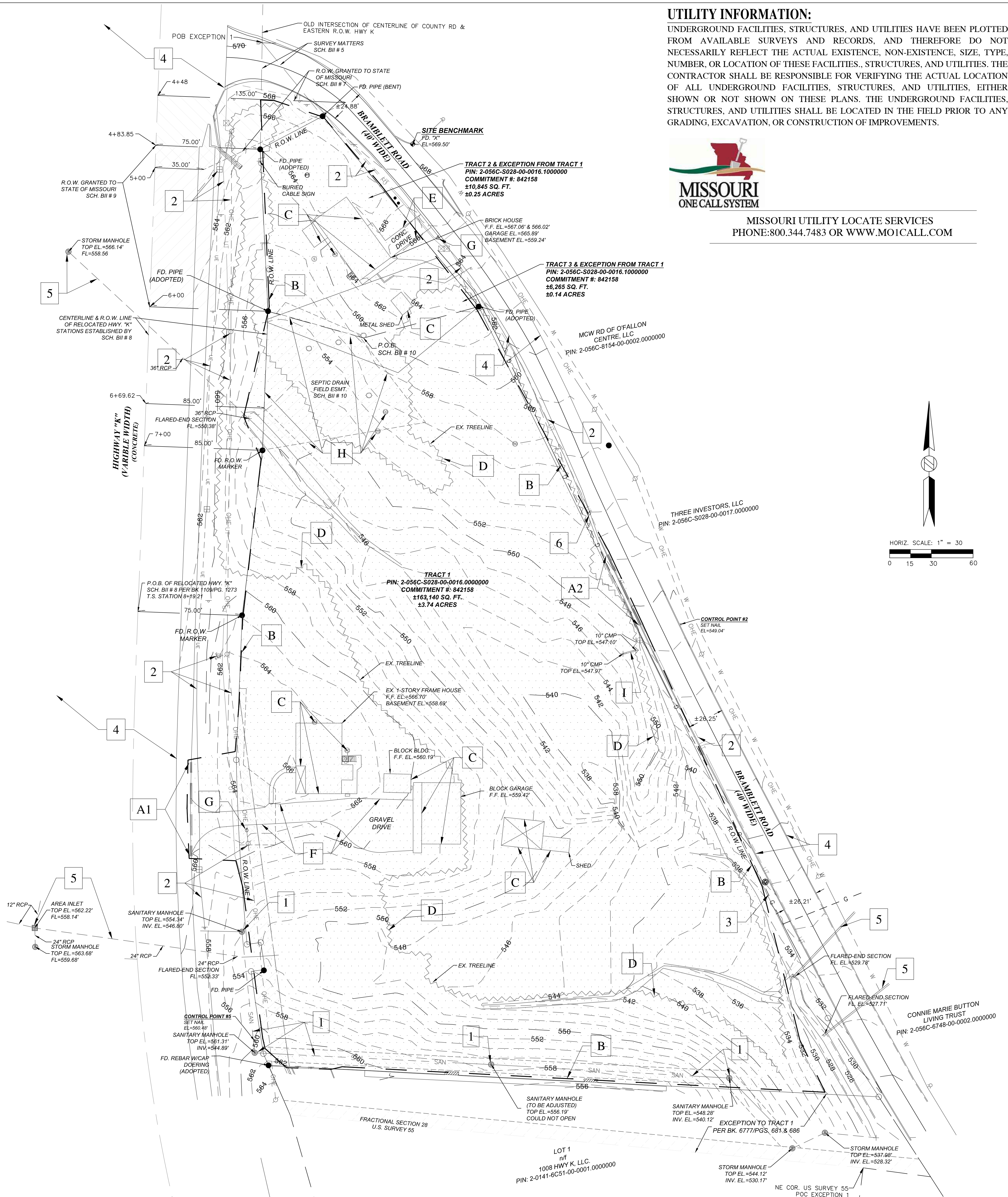
- 1 - EXISTING SANITARY SEWER MANHOLE AND LINE TO REMAIN, CONTRACTOR TO PROTECT IN PLACE AND ADJUST RIM ELEVATION AS REQUIRED.
- 2 - EXISTING UTILITY POLES, CABLE BOXES, ELECTRICAL TRANSFORMERS, AND UTILITY LINES TO REMAIN, CONTRACTOR TO PROTECT IN PLACE.
- 3 - EXISTING GAS LINE TO REMAIN, CONTRACTOR TO PROTECT IN PLACE.
- 4 - EXISTING ROADWAY TO REMAIN, CONTRACTOR TO PROTECT IN PLACE.
- 5 - EXISTING STORM SEWER, INLETS AND MANHOLES TO REMAIN, CONTRACTOR TO PROTECT IN PLACE.
- 6 - EXISTING MAILBOX TO REMAIN, CONTRACTOR TO PROTECT IN PLACE.

**DEMOLITION LEGEND/KEY NOTES:**

- CLEAR AND GRUB AREAS OF PROPOSED GRADING. CONTRACTOR TO REFER TO THE GEOTECHNICAL REPORT FOR ALL SPECIFICATIONS.
- A1 - SAWCUT PAVEMENT ALONG HIGHWAY K AND CONFORM TO A CLEAN, NEAT EDGE. CONTRACTOR TO COORDINATE WITH MODOT BEFORE REMOVAL.
- A2 - SAWCUT PAVEMENT ALONG BRAMBLETT ROAD AND CONFORM TO A CLEAN, NEAT EDGE. CONTRACTOR TO COORDINATE WITH CITY BEFORE REMOVAL.
- B - LIMITS OF DISTURBANCE, CLEARING AND GRUBBING, AND SOIL STRIPPING
- C - CONTRACTOR TO REMOVE BUILDING IN ITS ENTIRETY.
- D - CONTRACTOR TO REMOVE TREE LINE THROUGH LIMITS OF NEW CONSTRUCTION.
- E - CONTRACTOR TO REMOVE EXISTING CONCRETE DRIVE IN ITS ENTIRETY.
- F - CONTRACTOR TO REMOVE EXISTING GRAVEL DRIVE IN ITS ENTIRETY.
- G - CONTRACTOR TO REMOVE MAILBOX.
- H - CONTRACTOR TO REMOVE EXISTING SEPTIC SYSTEM IN ITS ENTIRETY.
- I - CONTRACTOR REMOVE EXISTING STORM CULVERT.

**TREE PRESERVATION NOTE:**

THIS PROJECT WILL MEET THE CITY CODE ON TREE PRESERVATION PER SECTION 402.040 TREE PROTECTION. SEE LANDSCAPE PLAN. DUE TO THE NATURE OF THE EXISTING TOPOGRAPHY THE EXISTING TREE LINE WILL BE REMOVED.

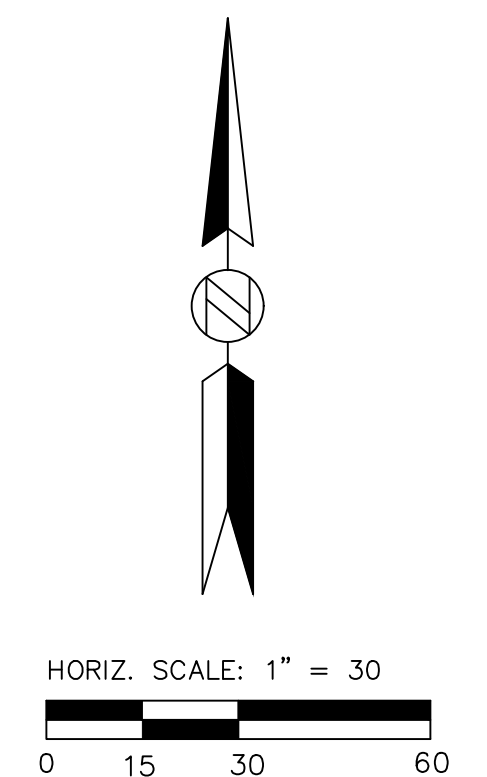


**UTILITY INFORMATION:**

UNDERGROUND FACILITIES, STRUCTURES, AND UTILITIES HAVE BEEN PLOTTED FROM AVAILABLE SURVEYS AND RECORDS, AND THEREFORE DO NOT NECESSARILY REFLECT THE ACTUAL EXISTENCE, NON-EXISTENCE, SIZE, TYPE, NUMBER, OR LOCATION OF THESE FACILITIES, STRUCTURES, AND UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACTUAL LOCATION OF ALL UNDERGROUND FACILITIES, STRUCTURES, AND UTILITIES, EITHER SHOWN OR NOT SHOWN ON THESE PLANS. THE UNDERGROUND FACILITIES, STRUCTURES, AND UTILITIES SHALL BE LOCATED IN THE FIELD PRIOR TO ANY GRADING, EXCAVATION, OR CONSTRUCTION OF IMPROVEMENTS.



MISSOURI UTILITY LOCATE SERVICES  
PHONE: 800.344.7483 OR WWW.MOICALL.COM



Architect:  
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210 South Market St., Suite B  
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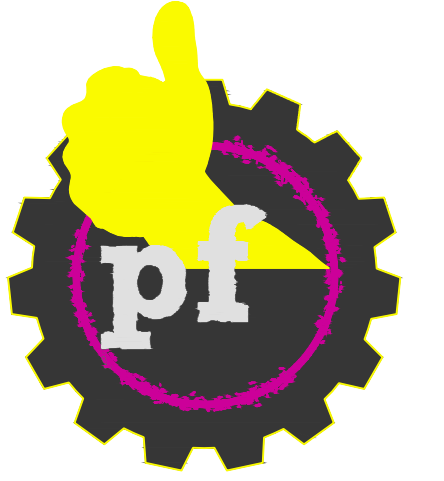
Civil Engineer:  
**RDC**  
REYLING DESIGN & CONSULTING  
4516 Boardwalk | Smithton, IL | 62285  
reylingdc@gmail.com  
Missouri Firm License: 2016012969  
MO Certificate of Authority: LC001485066

RDC Project No. 20-115



LICENSE EXPIRES - 12.31.2023  
DATE SIGNED - 12.01.2021

ENGINEER OF RECORD:  
Todd J. Reyling, PE  
Missouri PE 2011020072



New Ground Up Building for:  
**PLANET FITNESS**  
914 Highway K  
O'Fallon, MO 63366  
St. Charles County  
MTSTUDIO PROJECT NUMBER:

ISSUED / REVISED	DATE
ISSUED TO CITY	05.12.2021
REVISED PER CITY/MODOT COMMENTS	07.20.2021
REVISED PER CITY/MODOT COMMENTS	08.10.2021
REVISED FOR RETAINING WALL	11.19.2021
REVISED PER CITY COMMENTS	12.01.2021

Demolition  
Plan

**C102**