

UTILITY NOTES:

- ALL FILL MATERIAL IS TO BE IN PLACE AND COMPACTED BEFORE INSTALLATION OF PROPOSED UTILITIES.
- CONTRACTOR SHALL NOTIFY THE UTILITY AUTHORITIES INSPECTORS 72 HOURS BEFORE CONNECTING TO ANY EXISTING LINE.
- CONTRACTOR SHALL MAINTAIN A MINIMUM OF 3'-6" COVER ON ALL WATERLINES AND 3'-0" ON ALL SANITARY SEWER LINES.
- CONTRACTOR SHALL COORDINATE WITH BUILDING ARCHITECT AND TELEPHONE COMPANY FOR EXACT LOCATIONS OF TELEPHONE ENTRY TO THE BUILDING. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY CONDUITS, PULL WIRES, TRENCHING, BACKFILL, ETC. REQUIRED BY TELEPHONE CO.
- EXISTING UTILITIES SHALL BE FIELD VERIFIED PRIOR TO INSTALLATION OF ANY NEW LINES.
- REFER TO INTERIOR MECHANICAL, ELECTRIC AND PLUMBING DRAWINGS FOR TIE-IN LOCATIONS FOR UTILITIES.
- THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES, AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO LOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.
- ALL NECESSARY INSPECTIONS AND/OR CERTIFICATIONS REQUIRED BY CODES AND/OR UTILITY SERVICE COMPANIES SHALL BE PERFORMED PRIOR TO ANNOUNCED BUILDING POSSESSION AND THE FINAL CONNECTION OF SERVICE.
- CONTRACTOR SHALL COORDINATE WITH BUILDING ARCHITECT AND LALEUDE GAS CO. FOR EXACT LOCATION OF GAS ENTRY. G.C. TO INCLUDE IN BID FOR CONTRACTOR ANY GAS PIPING, CONDUITS, TRENCHING, BACKFILLING, ETC. REQUIRED BY LALEUDE GAS CO.
- CONTRACTOR SHALL COORDINATE WITH BUILDING ARCHITECT AND AMEREN UE FOR EXACT LOCATION OF ELECTRIC ENTRY. G.C. SHALL INCLUDE FOR ANY CONDUITS, TRENCHING, BACKFILLING, CABLES, ETC. REQUIRED BY ELECTRIC COMPANY IN HISHER BID.
- SEE MEP PLANS FOR GAS SERVICE SIZING.
- ALL UTILITY SEWER TRENCH BACKFILL SHALL HAVE GRANULAR BACKFILL AND BE MECHANICALLY COMPACTED.
- THE CONTRACTOR SHALL VERIFY THE LOCATION, CONDITION AND ELEVATION OF ALL PROPOSED SEWER CONNECTION POINTS PRIOR TO THE START OF CONSTRUCTION. ANY DISCREPANCIES THAT WOULD INTERFERE WITH THE PROPOSED SEWER DESIGN SHALL IMMEDIATELY BE BROUGHT TO THE ATTENTION OF THE ENGINEER.
- THE EXISTING INLETS NOTED ARE TO BE INSPECTED BY THE CITY OF O'FALLON AND A DETERMINATION MADE IF REPLACEMENT IS NEEDED. EXISTING TOP OF STRUCTURES AND ALL FLOWLINES OF STRUCTURES

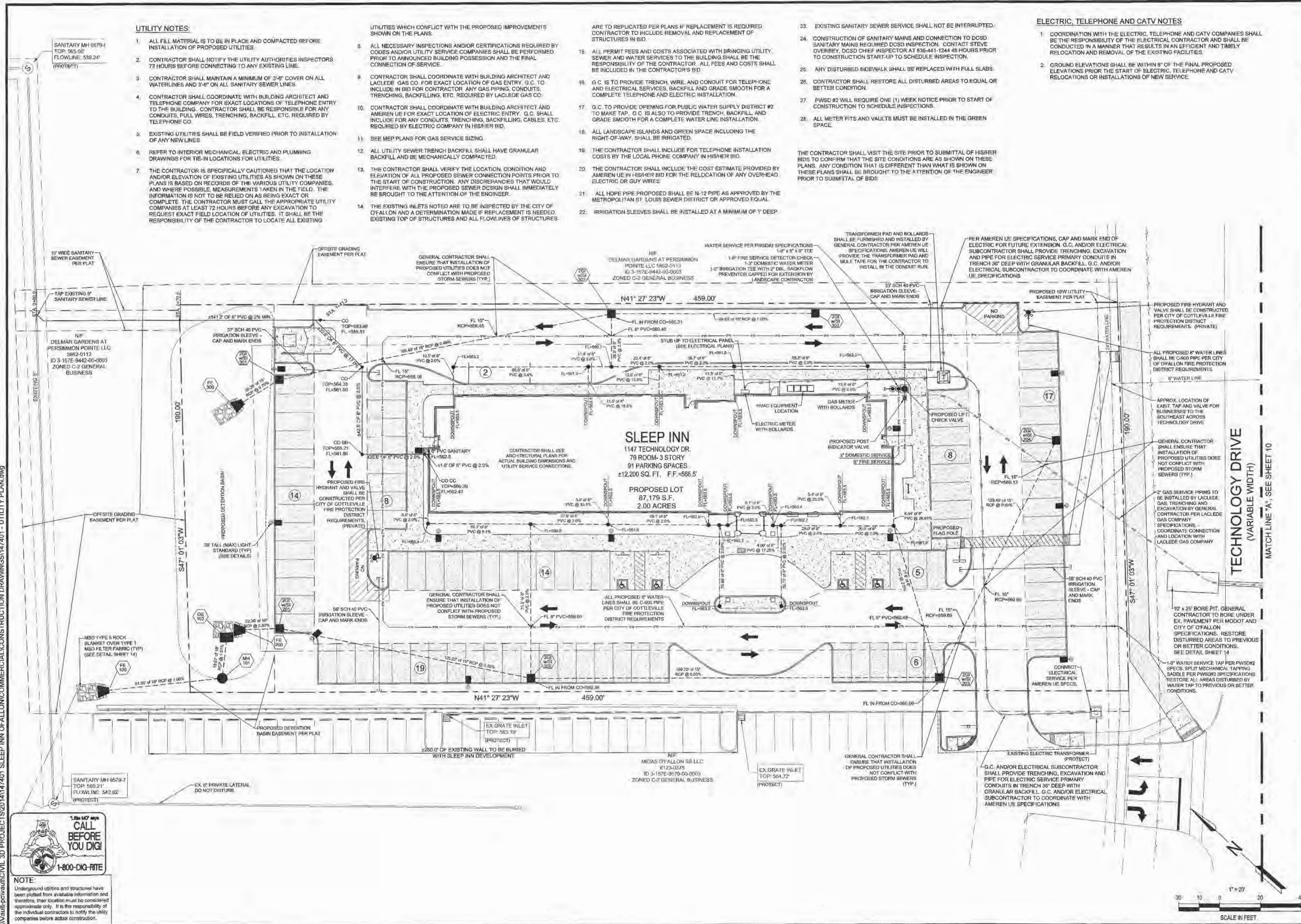
- ARE TO BE REPLICATED PER PLANS IF REPLACEMENT IS REQUIRED. CONTRACTOR TO INCLUDE REMOVAL AND REPLACEMENT OF STRUCTURES IN BID.
- ALL PERMIT FEES AND COSTS ASSOCIATED WITH BRINGING UTILITY, SEWER AND WATER SERVICES TO THE BUILDING SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. ALL FEES AND COSTS SHALL BE INCLUDED IN THE CONTRACTOR'S BID.
- G.C. IS TO PROVIDE TRENCH, WIRE, AND CONDUIT FOR TELEPHONE AND ELECTRICAL SERVICES, BACKFILL AND GRADE SMOOTH FOR A COMPLETE TELEPHONE AND ELECTRIC INSTALLATION.
- G.C. TO PROVIDE OPENING FOR PUBLIC WATER SUPPLY DISTRICT #2 TO MAKE TAP. G.C. IS ALSO TO PROVIDE TRENCH, BACKFILL, AND GRADE SMOOTH FOR A COMPLETE WATER LINE INSTALLATION.
- ALL LANDSCAPE ISLANDS AND GREEN SPACE INCLUDING THE RIGHT-OF-WAY, SHALL BE IRRIGATED.
- THE CONTRACTOR SHALL INCLUDE FOR TELEPHONE INSTALLATION COSTS BY THE LOCAL PHONE COMPANY IN HISHER BID.
- THE CONTRACTOR SHALL INCLUDE THE COST ESTIMATE PROVIDED BY AMEREN UE IN HISHER BID FOR THE RELOCATION OF ANY OVERHEAD ELECTRIC OR GUY WIRES.
- ALL HDPE PIPE PROPOSED SHALL BE N-12 PIPE AS APPROVED BY THE METROPOLITAN ST. LOUIS SEWER DISTRICT OR APPROVED EQUAL.
- IRRIGATION SLEEVES SHALL BE INSTALLED AT A MINIMUM OF 1' DEEP.

- EXISTING SANITARY SEWER SERVICE SHALL NOT BE INTERRUPTED.
- CONSTRUCTION OF SANITARY MAINS AND CONNECTION TO DCSD SANITARY MAINS REQUIRED DCSD INSPECTION. CONTACT STEVE OVERBEY, DCSD CHIEF INSPECTOR AT 536-441-1244 48 HOURS PRIOR TO CONSTRUCTION START-UP TO SCHEDULE INSPECTION.
- ANY DISTURBED SIDEWALK SHALL BE REPLACED WITH FULL SLABS.
- CONTRACTOR SHALL RESTORE ALL DISTURBED AREAS TO EQUAL OR BETTER CONDITION.
- P.W.S.D #2 WILL REQUIRE ONE (1) WEEK NOTICE PRIOR TO START OF CONSTRUCTION TO SCHEDULE INSPECTIONS.
- ALL METER PITS AND VAULTS MUST BE INSTALLED IN THE GREEN SPACE.

ELECTRIC, TELEPHONE AND CATV NOTES

- COORDINATION WITH THE ELECTRIC, TELEPHONE AND CATV COMPANIES SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR AND SHALL BE CONDUCTED IN A MANNER THAT RESULTS IN AN EFFICIENT AND TIMELY RELOCATION AND REMOVAL OF THE EXISTING FACILITIES.
- GROUND ELEVATIONS SHALL BE WITHIN 8" OF THE FINAL PROPOSED ELEVATIONS PRIOR TO THE START OF ELECTRIC, TELEPHONE AND CATV RELOCATIONS OR INSTALLATIONS OF NEW SERVICE.

THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO SUBMITTAL OF HISHER BIDS TO CONFIRM THAT THE SITE CONDITIONS ARE AS SHOWN ON THESE PLANS. ANY CONDITION THAT IS DIFFERENT THAN WHAT IS SHOWN ON THESE PLANS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO SUBMITTAL OF BIDS.



SLEEP INN
NEW PROJECT FOR
79 UNIT
SLEEP INN HOTEL
1147 TECHNOLOGY DR
O'FALLON, MO

SLONE ARCHITECTS
1200 E WOODHURST DR.
SUITE J-100
SPRINGFIELD, MO 65804
P: 417.887.4575
F: 417.887.5060
SLONEARCHITECTS.COM

PREMIER CIVIL ENGINEERING
308 TOW COURT
LERO SAINT LOUIS, MO 63387
Phone: (314) 925-7444 Fax: (314) 925-7457
Missouri Certificate of Authority # E-2011000031
Missouri Certificate of Authority # LS-2012007649

STATE OF MISSOURI
Professional Engineer
STEVE HANCOCK, P.E.
No. 1000000001

Developer / Owner Information
GRANITE HOTELS, LLC
74 VIA PREMINENTA
SUNRISE BEACH, MO 65079

P+Z No. 09-15.02 & 09-15.03
APPROVED 5-7-2015
City No. 15-494
Sheet Number:
5
PCE PROJECT NO. 147401

I:\vault\pccivil\CIVIL 3D PROJECTS\2014\147401 SLEEP INN OF O'FALLON\COMMERCIAL\CONSTRUCTION DRAWINGS\147401 - UTILITY PLAN.dwg

1-800-DIG-RITE
CALL BEFORE YOU DIG!
NOTE:
Underground utilities and structures have been plotted from available information and therefore, their location must be considered approximate only. It is the responsibility of the individual contractors to notify the utility companies before actual construction.

