

- PAVEMENT**
- (P1) ON SITE EXTERIOR CONCRETE MATERIALS AND CONSTRUCTION MATERIALS SHALL CONFORM TO CITY OF BISMARCK SPECIFICATIONS EXCEPT AS MODIFIED HEREIN. AIR CONTENT SHALL BE 5% TO 7% STRENGTH AT 28 DAYS SHALL BE 4000 PSI.
 - (P2) 6" ASPHALT OR CONCRETE WITH FIBERMESH ALTERNATE. SEE DETAIL THIS SHEET.
 - (P3) ISOLATION JOINTS WILL BE REQUIRED ALONG THE BUILDING, STOOPS AND ALL FIXED ITEMS. LEAVE JOINT 1/2" LOW AND SEAL. ISOLATION JOINTS SHALL BE SEALED USING A ONE PART POLYURETHANE TYPE SEALANT.
 - (P4) CONSTRUCTION JOINTS WILL BE PLACED TO COINCIDE WITH CONTRACTION JOINT SPACING. CONSTRUCTION JOINT FOR UNREINFORCED CONCRETE SHALL HAVE A MINIMUM 1/2" DIAMETER HALF ROUND KEYWAY OR APPROVED EQUAL. CONSTRUCTION JOINTS FOR REINFORCED CONCRETE SHALL BE 1/2" X 12" DOWELS AT 12 O/C.
 - (P5) JOINT SPACING SHALL TYPICALLY BE SPACED AT 1-1/2 TIMES THE THICKNESS OF THE PAVEMENT (MEASURED IN INCHES) IN FEET (4" SWK EQUALS 6 FOOT SPACING). IN NO CASE SHALL THE JOINT SPACING EXCEED TWO TIMES THE THICKNESS.
 - (P6) SUBGRADE PREPARATION UNDER AREAS TO BE PAVED SHALL BE 6" THICK AND SHALL COMPLY WITH CITY OF BISMARCK SPECIFICATIONS EXCEPT DENSITY SHALL BE 95% OF ASTM D 698.

- EROSION CONTROL DURING CONSTRUCTION PROCESS**
- (E1) INSTALL STRAW WATTLES OR SILT FENCE AS DESIGNATED, SEE DETAIL.
 - (E2) CONTRACTOR SHALL INSTALL STABILIZED ACCESS, SEE DETAIL. CONTRACTOR SHALL MINIMIZE ACCESS TO THE STABILIZED ACCESS.
 - (E3) DUE TO MULTIPLE CONTRACTORS ONSITE, CONTRACTORS SHALL NOT TRACK EROSION INTO OTHER SITE CONSTRUCTION AREAS.
 - (E4) EROSION WILL BE PHASED AS INDIVIDUAL BUILDING SITES ARE IMPLEMENTED. STAGE APPROPRIATE EROSION CONTROL AROUND CURRENT PROJECT SITES.
 - (E5) CONTRACTOR SHALL PROVIDE STRAW WATTLES ALONG PERIMETER OF SITE AS INDICATED ON PLAN.

- SANITARY SEWER**
- (S1) MATERIALS AND CONSTRUCTION METHODS SHALL COMPLY WITH CITY OF BISMARCK SPECIFICATIONS. ALL BACKFILL SHALL BE 95% OF STANDARD PROCTOR AT RECOMMENDED MOISTURE CONTENT. TESTING IS CONSIDERED INCIDENTAL.
 - (S2) CONNECT TO 4" SANITARY SEWER STUB, FIELD VERIFY INV; INSTALL 20.00 LF 4" SANITARY SEWER AND 4" CLEANOUT. INSTALL 5.00 LF 4" SANITARY SEWER AND TEMPORARY CAP, INV. 32.50.
 - (S3) INSTALL 8"x4" INSERTA TEE, 25.31 LF 4" SANITARY SEWER AND 4"x4" WYE. INSTALL 14.43 LF 4" SANITARY SEWER AND 4" CLEANOUT. INSTALL 5.00 LF 4" SANITARY SEWER AND TEMPORARY CAP, INV. 32.50.
 - (S4) CONNECT TO WYE, INSTALL 17.16 LF 4" SANITARY SEWER AND 4" CLEANOUT. INSTALL 5.00 LF 4" SANITARY SEWER AND TEMPORARY CAP, INV. 32.50.
 - (S5) INSTALL 8"x4" INSERTA TEE, 5.00 LF 4" SANITARY SEWER AND 4"x4" WYE. INSTALL 17.73 LF 4" SANITARY SEWER AND 4" CLEANOUT. INSTALL 5.00 LF 4" SANITARY SEWER AND TEMPORARY CAP, INV. 32.50.
 - (S6) CONNECT TO WYE, INSTALL 8.49 LF 4" SANITARY SEWER AND 45" BEND, CONNECT TO BEND, INSTALL 11.73 LF 4" SANITARY SEWER AND 4" CLEANOUT. INSTALL 5.00 LF 4" SANITARY SEWER AND TEMPORARY CAP, INV. 32.50.

- WATERMAIN**
- (W1) MATERIALS AND CONSTRUCTION METHODS SHALL COMPLY WITH CITY OF BISMARCK SPECIFICATIONS. ALL BACKFILL SHALL BE 95% OF STANDARD PROCTOR AT RECOMMENDED MOISTURE CONTENT. WATERLINES SHALL BE CHLORINATED, PRESSURE TESTED AND FLUSHED. TESTING IS CONSIDERED INCIDENTAL.
 - (W2) INSTALL 8"x1" TAPPING SADDLE, 12.57 LF 1" WATER AND CURBSTOP. INSTALL 10.00 LF 1" WATER AND TEMPORARY CAP, INV. 32.00.
 - (W3) CONNECT TO EXISTING 1" WATER STUB, FIELD VERIFY INVERT. INSTALL 26.5 LF 1" WATER AND CURBSTOP. INSTALL 10.00 LF 1" WATER AND TEMPORARY CAP, INV. 32.00.
 - (W4) INSTALL 8"x1" TAPPING SADDLE, 32.05 LF 1" WATER AND CURBSTOP. INSTALL 9.00 LF 1" WATER AND TEMPORARY CAP, INV. 32.00.
 - (W5) INSTALL 8"x1" TAPPING SADDLE, 10.60 LF 1" WATER AND CURBSTOP. INSTALL 7.50 LF 1" WATER AND TEMPORARY CAP, INV. 32.00.
 - (W6) INSTALL 8"x1" TAPPING SADDLE, 10.60 LF 1" WATER AND CURBSTOP. INSTALL 7.50 LF 1" WATER AND TEMPORARY CAP, INV. 32.00.

SHEET INDEX

C1.0 SITE PLAN

DESCRIPTION

TRACTS 1325, 1327, 1329A, 1331A, 1333A, SOUTHPORT PHASE II, BISMARCK, ND, CONTAINING 22,185 S.F. MORE OR LESS

OWNER

COPPER RIDGE DESIGN AND BUILDERS
1102 S. WASHINGTON ST. #100
BISMARCK, NORTH DAKOTA 58504

BUILDINGS

BUILDINGS: TWINHOME & 3-UNIT ROWHOUSE
FIRE PROTECTION: 2-HOUR SEPARATION BETWEEN EACH UNIT

ZONING

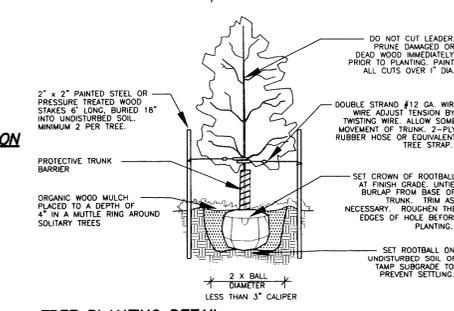
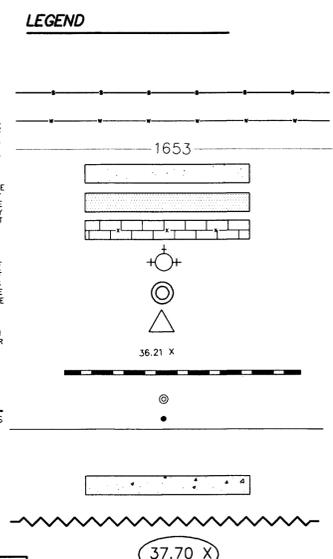
ZONED: PUD
FRONT YARD: 22.5 FEET FROM FACE OF CURB
SIDE YARD: 6 FEET MINIMUM.
REAR YARD: 20 FEET

- BENCHMARKS (NAVD 88)**
- HYDRANT #357, BAYVIEW COURT
ELEV = 1639.84
- GENERAL CONSTRUCTION NOTES**
- G1. ALL CONSTRUCTION SHALL CONFORM TO APPLICABLE CITY, STATE AND FEDERAL CODES.
 - G2. ALL SITE CONSTRUCTION SHALL CONFORM TO THE MOST RECENT EDITION OF THE CITY OF BISMARCK CONSTRUCTION SPECIFICATIONS FOR MUNICIPAL PUBLIC WORKS IMPROVEMENTS AS MODIFIED BY THE ATTACHED PLANS.
 - G3. CONTRACTOR MUST BE BONDED BY THE CITY OF BISMARCK FOR ALL CONSTRUCTION IN CITY RIGHT OF WAY OR WHICH CONNECTS TO A CITY UTILITY.
 - G4. CONTRACTOR WILL BE REQUIRED TO OBTAIN ALL NECESSARY PERMITS.
 - G5. IT WILL BE NECESSARY TO HAVE A PRIVATE ENGINEERING AND/OR TESTING FIRM SET GRADES, DO COMPACTION TESTS AND PREPARE RECORD DRAWINGS FOR THE SEWER & WATER LINES. THE CITY ENGINEERING DEPARTMENT WILL REQUIRE TEST REPORTS AND RECORD DRAWINGS PRIOR TO ACCEPTING THE PROJECT AFTER COMPLETION.
 - G6. CONTRACTOR SHALL PROVIDE AND MAINTAIN ALL NECESSARY SAFEGUARDS SUCH AS WARNING SIGNS, BARRICADES & NIGHT LIGHTS AT HIS OWN EXPENSE.
 - G7. PROTECT THE IMPROVEMENTS ON SITE AND ON THE ADJOINING PROPERTIES. PROVIDE BARRICADES, COVERINGS OR OTHER TYPE OF PROTECTION AS NECESSARY TO PREVENT DAMAGE AND TO SAFEGUARD AGAINST INJURY TO EXISTING UTILITIES.

- GENERAL EROSION CONTROL NOTES**
- (E1) AN N.O.I. AND SWPPP WILL NEED TO BE PREPARED FOR THIS PROJECT BY THE GENERAL CONTRACTOR. THE CONTRACTOR SHALL SIGN THE DOCUMENTATION AND SUBMIT TO NORTH DAKOTA HEALTH DEPARTMENT AND THE CITY OF BISMARCK. CONTRACTOR SHALL NOT START THE PROJECT UNTIL RECEIVING AN APPROVAL LETTER FROM THE NORTH DAKOTA HEALTH DEPARTMENT AND THE CITY OF BISMARCK.
 - (E2) CONTRACTOR SHALL IMPLEMENT APPROPRIATE EROSION CONTROL BEFORE BEGINNING ANY LAND DISTURBING ACTIVITIES AS DESIGNATED. EROSION CONTROL ITEMS SHOWN NEED TO BE IMPLEMENTED AT APPROPRIATE STAGES OF CONSTRUCTION.
 - (E3) CONTRACTOR SHALL CONTROL DUST BLOWING THROUGHOUT PROJECT.
 - (E4) CONTRACTOR SHALL SEED AND MULCH DISTURBED AREAS AND/OR PROVIDE SOD.
 - (E5) CONTRACTOR SHALL HAVE A COPY OF THE SWPPP AND EROSION CONTROL PLAN ON-SITE AT ALL TIMES.
 - (E6) WEEKLY (PLUS WITHIN 24 HOURS OF A STORM WATER EVENT) INSPECTIONS OF THE CONSTRUCTION SITE WILL BE PERFORMED BY PERSONNEL FAMILIAR WITH ALL ASPECTS OF THE SWPPP AND THE IMPLEMENTED CONTROL PRACTICES. INSPECTIONS WILL INCLUDE THE REVIEW OF ALL DISTURBED AREAS, STRUCTURAL AND NON-STRUCTURAL CONTROL MEASURES, MATERIAL STORAGE AREAS AND VEHICULAR ACCESS POINTS.
 - (E7) INSPECTIONS WILL BE PERFORMED AT LEAST ONCE EVERY 7 DAYS OR WITHIN 24 HOURS OF A STORM EVENT GREATER THAN 0.5 INCHES OF RAIN WITHIN A 24 HOUR PERIOD.
 - (E8) EROSION CONTROL FOR PROJECT DESIGNATES A MINIMUM EFFORT TO CONTROL AND CONTAIN EROSION. CONTRACTOR SHALL USE DUE DILIGENCE TO CONTROL EROSION.
 - (E9) SEDIMENT TRACKING ONTO ADJACENT STREETS WILL BE PROHIBITED. STREETS SHALL BE CLEANED WITHIN 48 HOURS IF SEDIMENT TRACKING OCCURS.
 - (E10) IN GENERAL, STRAW WATTLES OR SILT FENCE SHALL BE PLACED ON LEVEL GROUND 5' TO 10' AWAY FROM DISTURBED AREAS. WHEN FEASIBLE, SILT FENCE SHOULD BE PLACED ALONG CONTOURS TO AVOID A CONCENTRATION OF FLOW.
 - (E11) ONCE ALL DISTURBED AREAS HAVE BEEN SEEDED AND MULCHED AND THE SITE DEMONSTRATES A MINIMUM OF 70% VEGETATIVE GROWTH, THE CONTRACTOR SHALL BE RESPONSIBLE FOR SILT FENCE AND FIBER ROLL REMOVAL.
 - (E12) CONCRETE WASHOUT AREAS WILL BE INDICATED BY A SIGN. WASHOUT AREAS WILL CONSIST OF A HOLE IN THE GROUND A MINIMUM OF 1.5 FEET DEEP. CONCRETE WILL BE ROUTINELY REMOVED AND DISPOSED OF OFF-SITE. WASHOUT AREAS SHALL NOT BE LOCATED IN A CONVEYANCE WATERWAY. CONTRACTOR IS RESPONSIBLE FOR REMOVAL OF CONCRETE WASHOUT AREAS AT THE END OF THE PROJECT.

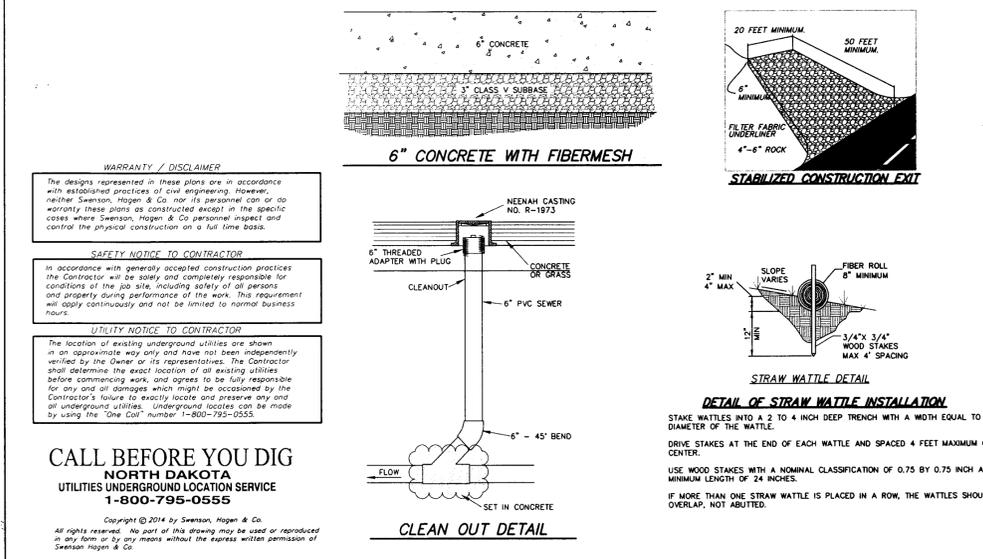
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TITLE PLANNING DATE 6-5-14



PLANT PALETTE

TREES	SYM.	COMMON NAME	SCIENTIFIC NAME	SIZE	QNTY.
	SM	SILVER MAPLE	<i>Acer saccharinum</i>	1 1/2" Cal.	4
	BO	BUR OAK	<i>Quercus macrocarpa</i>	1 1/2" Cal.	4



DATE

REVISION

SITE PLAN

SOUTHPORT PHASE II

LOTS 1325, 1327, 1329A, 1331A, 1333A

BISMARCK, NORTH DAKOTA

SWENSON, HAGEN & COMPANY P.C.

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Surveying
Hydrology
Land Planning
Civil Design & Site Design
Construction Management

SH

DRAWN BY: LN
CHECK BY: JP
DATE: 4-25-14
FILE DESC:
COMPUTER FILE:
SURVEY FILE:

PROFESSIONAL ENGINEER
5345
NORTH DAKOTA

THIS DOCUMENT WAS ORIGINALLY SEALED BY JASON R. PRITSZKY, PE, ON 4/25/14 AND THE ORIGINAL DOCUMENT IS STORED AT THE OFFICE OF SWENSON, HAGEN & CO. P.C.

SHEET

C1.0

SCALE - 1"=20'
APRIL 25, 2014
NAVD 88