CONSTRUCTION DRAWINGS FOR PUBLIC IMPROVEMENTS

PRAIRIE CROSSING PLAT 5

WAUKEE, IOWA

ALICE'S, L.C., C/O KNAPP PROPERTIES,
4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

VICINITY MAP
NOT TO SCALE

NORTH

UTILITY CONTACTS

SANITARY SEWER	- WAUKEE PUBLIC WORKS DEPARTMENT (515-987-4363)
WATER MAIN	- WAUKEE PUBLIC WORKS DEPARTMENT (515-987-4363)
STORM SEWER	- WAUKEE PUBLIC WORKS DEPARTMENT (515-987-4363)
NATURAL GAS UTILITY	- WAUKEE PUBLIC WORKS DEPARTMENT (515-987-4363)
ELECTRIC	- MID AMERICAN ENERGY (515-252-6597)

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48 hours
prior to ALL excavations in Iowa.

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK
SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

GENERAL NOTES

1. ANY CHANGES TO THE CONSTRUCTION DRAWINGS DURING CONSTRUCTION SHALL BE APPROVED IN WRITING BY THE CITY OF WAUKEE ENGINEERING DEPARTMENT.
2. THE CONTRACTOR IS RESPONSIBLE FOR ANY CHANGES MADE DURING CONSTRUCTION THAT HAVE NOT BEEN APPROVED IN WRITING BY THE CITY OF WAUKEE ENGINEERING DEPARTMENT.
3. THE CONTRACTOR SHALL NOTIFY THE CITY OF WAUKEE ENGINEERING DEPARTMENT 48-HOURS IN ADVANCE OF ANY WORK BEING PERFORMED ON A HOLIDAY OR WEEKEND.
4. ALL CONSTRUCTION STAKING SHALL BE PERFORMED BY A LICENSED ENGINEER OR LAND SURVEYOR.
5. A CERTIFIED AS-BUILT GRADING PLAN SHALL BE PROVIDED TO THE CITY OF WAUKEE ENGINEERING DEPARTMENT PRIOR TO ACCEPTANCE OF PUBLIC IMPROVEMENTS AND APPROVAL OF THE FINAL PLAT.
6. IT SHALL BE THE PROJECT MANAGER'S RESPONSIBILITY TO SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE WAUKEE ENGINEERING DEPARTMENT A WEEK PRIOR TO ANY WORK BEING STARTED ON SITE.
7. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE THE WAUKEE ENGINEERING DEPARTMENT WITH SUBMITTALS OF ALL CONSTRUCTION MATERIALS PRIOR TO THE START OF CONSTRUCTION.
8. ALL STORM SEWERS TO BE CLEANED AND TELEVISED WITH COPIES OF THE VIDEO INSPECTION PROVIDED TO THE CITY OF WAUKEE ENGINEERING DEPARTMENT.
9. ALL UTILITIES TO BE TESTED TO MEET WAUKEE STANDARDS.
10. THE CONTRACTOR SHALL COORDINATE THE EXISTING UTILITY TIE-INS WITH THE CITY OF WAUKEE ENGINEERING DEPARTMENT.
11. IT SHALL BE THE GENERAL PERMIT #2 HOLDER'S RESPONSIBILITY TO PROVIDE THE CITY OF WAUKEE ENGINEERING DEPARTMENT WITH WRITTEN VERIFICATION THAT THE GENERAL PERMIT #2 TOPSOIL REQUIREMENTS WERE MET UPON COMPLETION OF CONSTRUCTION.
12. **ALL WATER MAIN CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF WAUKEE STANDARD SPECIFICATIONS.**

QUANTITIES

SANITARY SEWER

1,539 L.F.	8-INCH SANITARY SEWER
8 EA.	MANHOLES
30 EA.	SERVICES

WATER MAIN

1,458 L.F.	8-INCH WATER MAIN
294 L.F.	12-INCH WATER MAIN
7 EA.	HYDRANT, TEE & 6-INCH VALVE
1 EA.	WATER MAIN CAP
5 EA.	8-INCH VALVE
1 EA.	12-INCH VALVE
30 EA.	SERVICES

STORM SEWER

550 L.F.	6-INCH TYPE 1 PERFORATED SUB DRAIN
5 EA.	TYPE A-1 SUBDRAIN CLEANOUT
115 L.F.	8-INCH COMBINATION SUBDRAIN / SUMP SERVICE
234 L.F.	15-INCH RCP
537 L.F.	18-INCH RCP
29 L.F.	18-INCH RCP CLASS IV
303 L.F.	21-INCH RCP
208 L.F.	24-INCH RCP
35 L.F.	24-INCH ARCH RCP
304 L.F.	30-INCH RCP CLASS IV
3 EA.	SW-401 MANHOLE
7 EA.	*SW-501 INTAKE
5 EA.	*SW-503 INTAKE
450 L.F.	3' CONCRETE FLUME
30 EA.	SERVICES
50 TONS	CLASS 'D' RIP RAP

*CAST IN PLACE STRUCTURES

PAVING

4,733 S.Y.	7-INCH NON-REINFORCED P.C.C. (NE TRAVERSE DR. & NE ARCHER AVE.)
5,407 S.Y.	SUB GRADE PREP. WORK
1,035 S.Y.	8-INCH NON-REINFORCED P.C.C. (NE WESTGATE DR.)
1,183 S.Y.	SUB GRADE PREP. WORK
527 S.F.	4-INCH P.C.C. - 5.0' WIDE SIDEWALK PAVING AND RAMPS
176 L.F.	5' SIDEWALK ON NE ARCHER DRIVE ALONG OUTLOT 'Y'

LEGAL DESCRIPTION

ALL OF OUTLOT 'Z', PRAIRIE CROSSING, PLAT 4, AN OFFICIAL PLAT RECORDED IN BOOK 2013, PAGE 21331 AT DALLAS COUNTY, IOWA.

ALL BEING IN AND FORMING A PART OF THE CITY OF WAUKEE, DALLAS COUNTY, IOWA.

CONTACT

ALICES, L.C.
C/O KNAPP PROPERTIES
4949 WESTOWN PARKWAY, SUITE 200
WEST DES MOINES, IA 50266
CONTACT PERSON: AIMEE STAUDT
CONTACT PH: 515-223-4000

PROJECT MANAGER

JERRY P. OLIVER, P.E.
CIVIL ENGINEERING CONSULTANTS
2400 86th STREET, UNIT 12.
DES MOINES, IOWA 50322
CONTACT PH: 515-276-4884, EXT. 12
EMAIL: OLIVER@CECLAC.COM

DRAWING INDEX FOR PUBLIC IMPROVEMENTS

1-2	SANITARY SEWER PLAN & PROFILE
3	FIRE HYDRANT COVERAGE MAP
4-5	WATER MAIN PLAN & PROFILE
6-8	STORM SEWER PLAN & PROFILE
9	CONSTRUCTION DRAWING DETAILS
10	GRADING PLAN
11-13	PAVING PLAN & PROFILE
14	STREET LIGHT LAYOUT PLAN
15	STREET CENTERLINE LAYOUT SHEET

CERTIFICATION

PROFESSIONAL ENGINEER LICENSED JERRY P. OLIVER 7844 IOWA

I HEREBY CERTIFY THAT THIS ENGINEERING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF IOWA.

5/7/14

JERRY P. OLIVER, IOWA LIC. NO. 7844 DATE
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2014
PAGES OR SHEETS COVERED BY THIS SEAL:
all sheets

DATE: DECEMBER 16, 2013
REVISION: FEBRUARY 12, 2014
MARCH 04, 2014
MARCH 25, 2014
APRIL 04, 2014
APRIL 08, 2014
MAY 07, 2014

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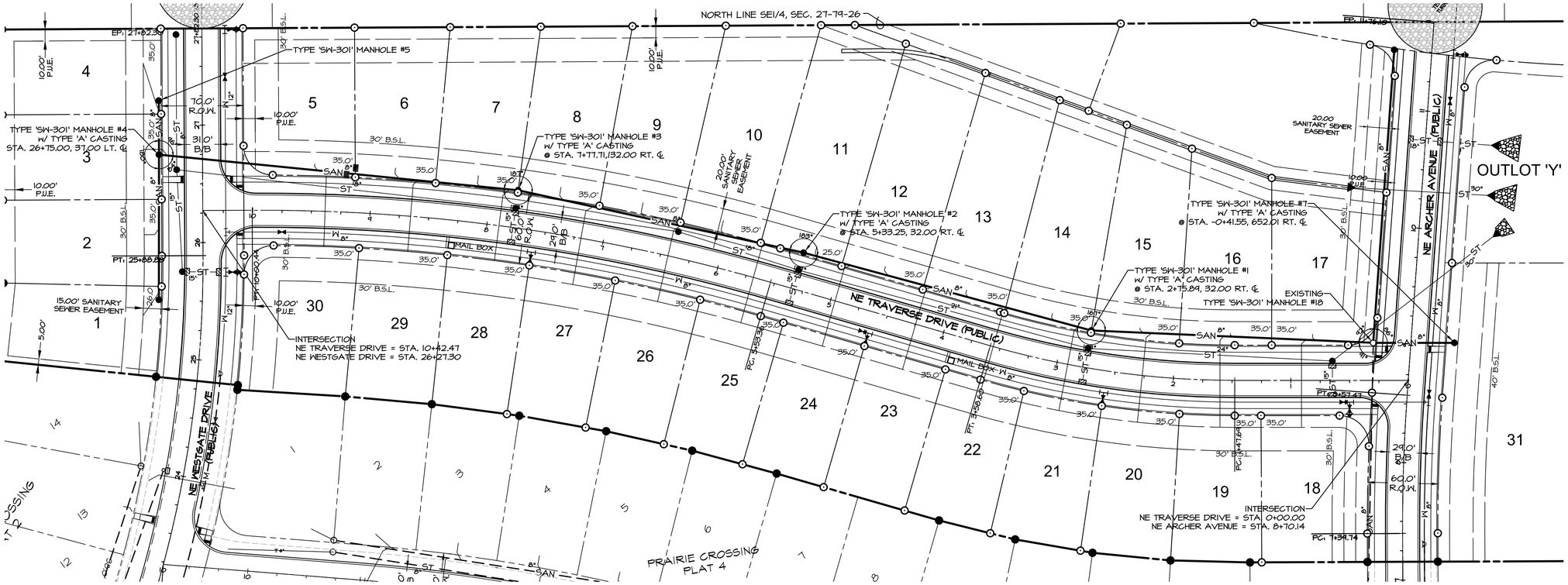
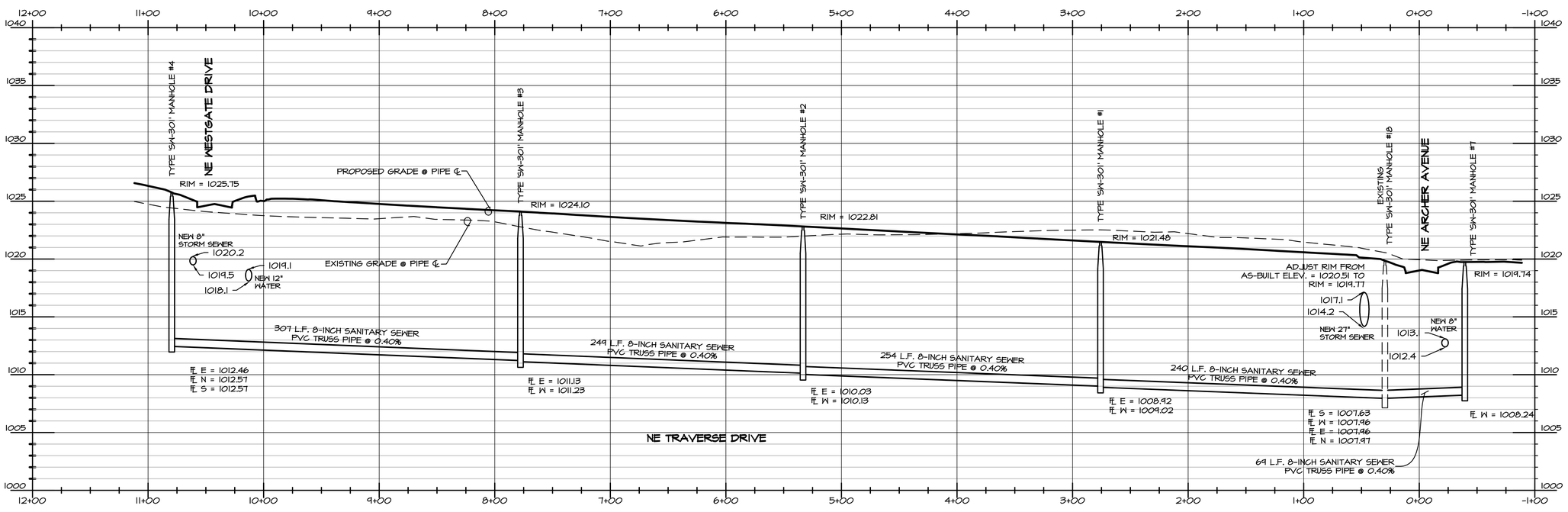


NOTES

1. ALL CONSTRUCTION (PUBLIC & PRIVATE) SHALL BE IN ACCORDANCE WITH SUDAS AND THE WAUKEE "STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS IN EFFECT AT THE TIME OF CONSTRUCTION. CURRENT SPECIFICATIONS ARE AVAILABLE ONLINE AT: WWW.WAUKEE.ORG/PDFS/WAKEE_STD_SPEC_2005A.PDF
2. CONTRACTOR SHALL ARRANGE FOR TESTING AND INSPECTION AND NOTIFY THE FOLLOWING AT LEAST ONE WEEK PRIOR TO BEGINNING CONSTRUCTION:
   a. CITY OF WAUKEE ENGINEERING DEPARTMENT.
   b. ALICE'S L.C.
   c. CIVIL ENGINEERING CONSULTANTS, INC.
   d. IOWA ONE-CALL
3. THE LOCATION OF EXISTING FACILITIES AND APPURTENANCES SHOWN ON THIS PLAN ARE BASED ON AVAILABLE INFORMATION WITHOUT UNCOVERING AND MEASURING TO DETERMINE EXACT FACILITIES LOCATIONS. CIVIL ENGINEERING CONSULTANTS, INC. DOES NOT GUARANTEE THE LOCATION OF EXISTING FACILITIES AS SHOWN, OR THAT ALL EXISTING FACILITIES ARE SHOWN. IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONTACT ALL PUBLIC AND PRIVATE UTILITY PROVIDERS SERVING THIS AREA, AND IOWA ONE CALL, TO DETERMINE THE EXTENT AND PRECISE LOCATION OF EXISTING FACILITIES BEFORE CONSTRUCTION BEGINS.
4. THE CONTRACTOR SHALL PROTECT EXISTING ON-SITE FACILITIES FROM DAMAGE RESULTING FROM THE CONTRACTOR'S WORK. IF DAMAGE, BREAKAGE, INTERRUPTION OF SERVICE, ETC. OF EXISTING FACILITIES DOES OCCUR THE CONTRACTOR SHALL IMMEDIATELY CONTACT THE UTILITY'S OWNER.
5. CASTING TYPES ARE FROM SUDAS SPECS.
6. CONTRACTOR IS RESPONSIBLE FOR REPAIRING AND RECONNECTING ANY FARM TILE DAMAGED DURING CONSTRUCTION & FOR RECORDING THE LOCATION OF TILE.
7. WHEN CONNECTING TO ANY EXISTING MANHOLE, CORE DRILL MANHOLE & POUR WELL DEFINED INVERT. CONNECTION SHALL BE CONSTRUCTED WITH A LINK-SEAL OR APPROVED EQUAL. CONTRACTOR SHALL FIELD VERIFY THE INVERT INTO EXISTING MANHOLE #1 TO DETERMINE IF THE PROPOSED FLOW LINE NEEDS TO BE RAISED IN ORDER TO POUR A WELL DEFINED INVERT.
8. CONTRACTOR SHALL BE RESPONSIBLE FOR RECORDING AS-BUILT LOCATIONS OF ALL SANITARY SEWER SERVICES & PROVIDING THIS INFORMATION TO THE ENGINEER.
9. THE CONTRACTOR SHALL CLEAN AND VIDEO TAPE THE SANITARY SEWER AT PROJECT COMPLETION. A COPY OF THE VIDEO SHALL BE PROVIDED TO THE CITY OF WAUKEE ENGINEERING DEPARTMENT.
10. ALL EXISTING MANHOLE CASTINGS TO BE ADJUSTED AS NEEDED TO MATCH GRADE.



BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- SAN 8" — SANITARY SEWER & SIZE
- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'
0' 10' 20' 30' 40' 50' 100'

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SANITARY SEWER - PLAN & PROFILE
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

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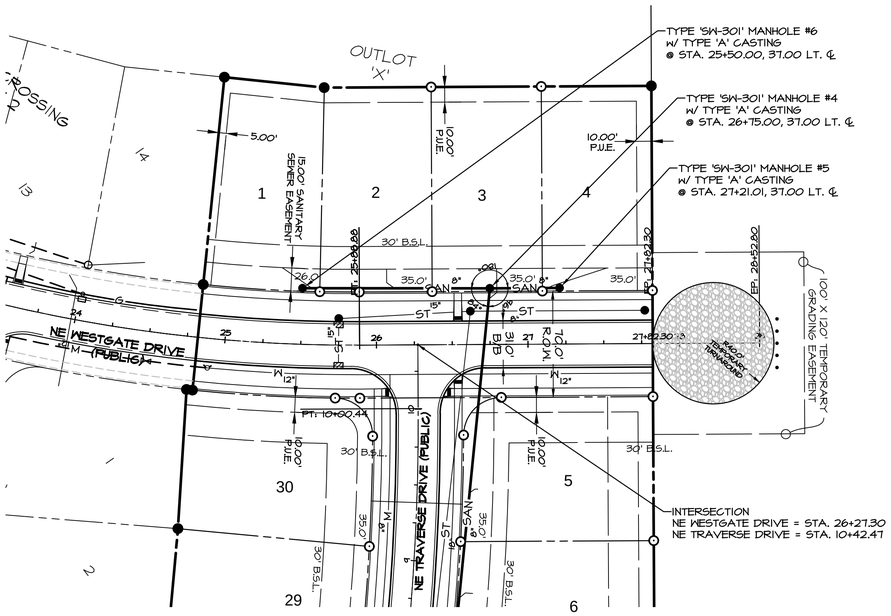

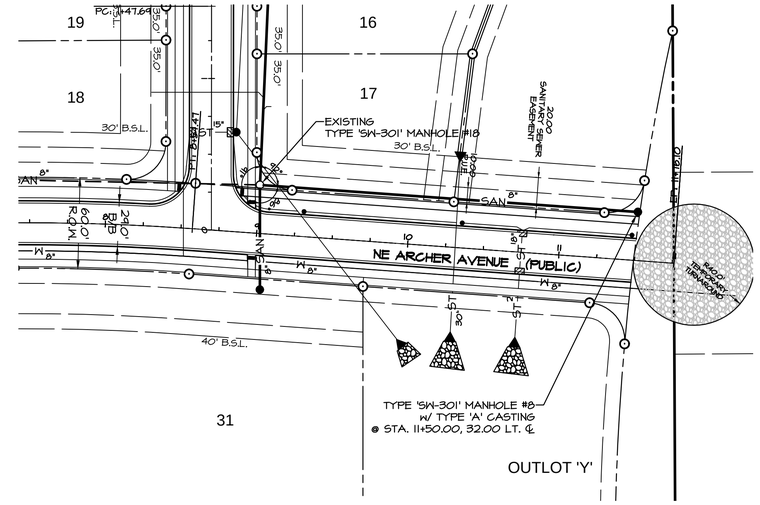

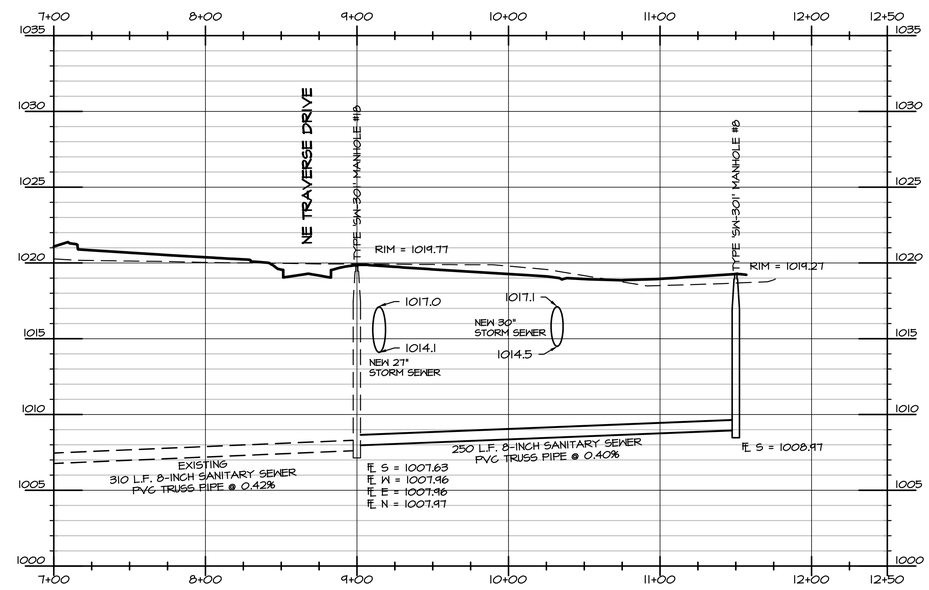

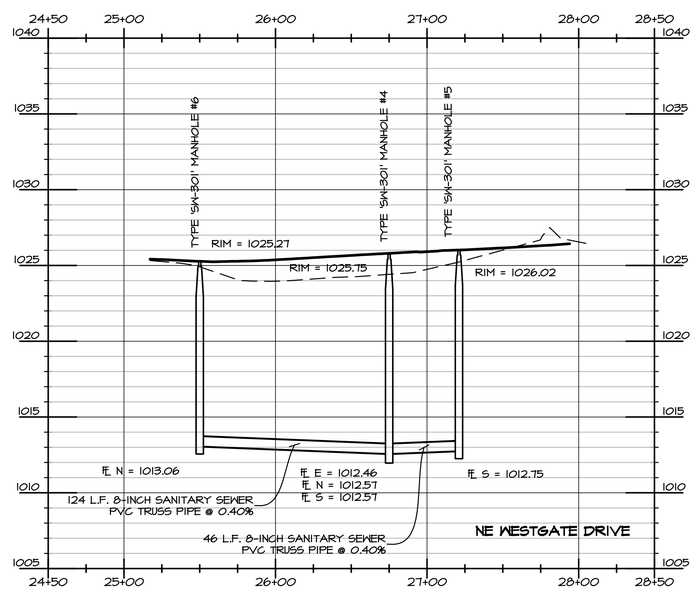

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- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
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- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'

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SHEET 2 OF 15

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK
SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

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SANITARY SEWER - PLAN & PROFILE
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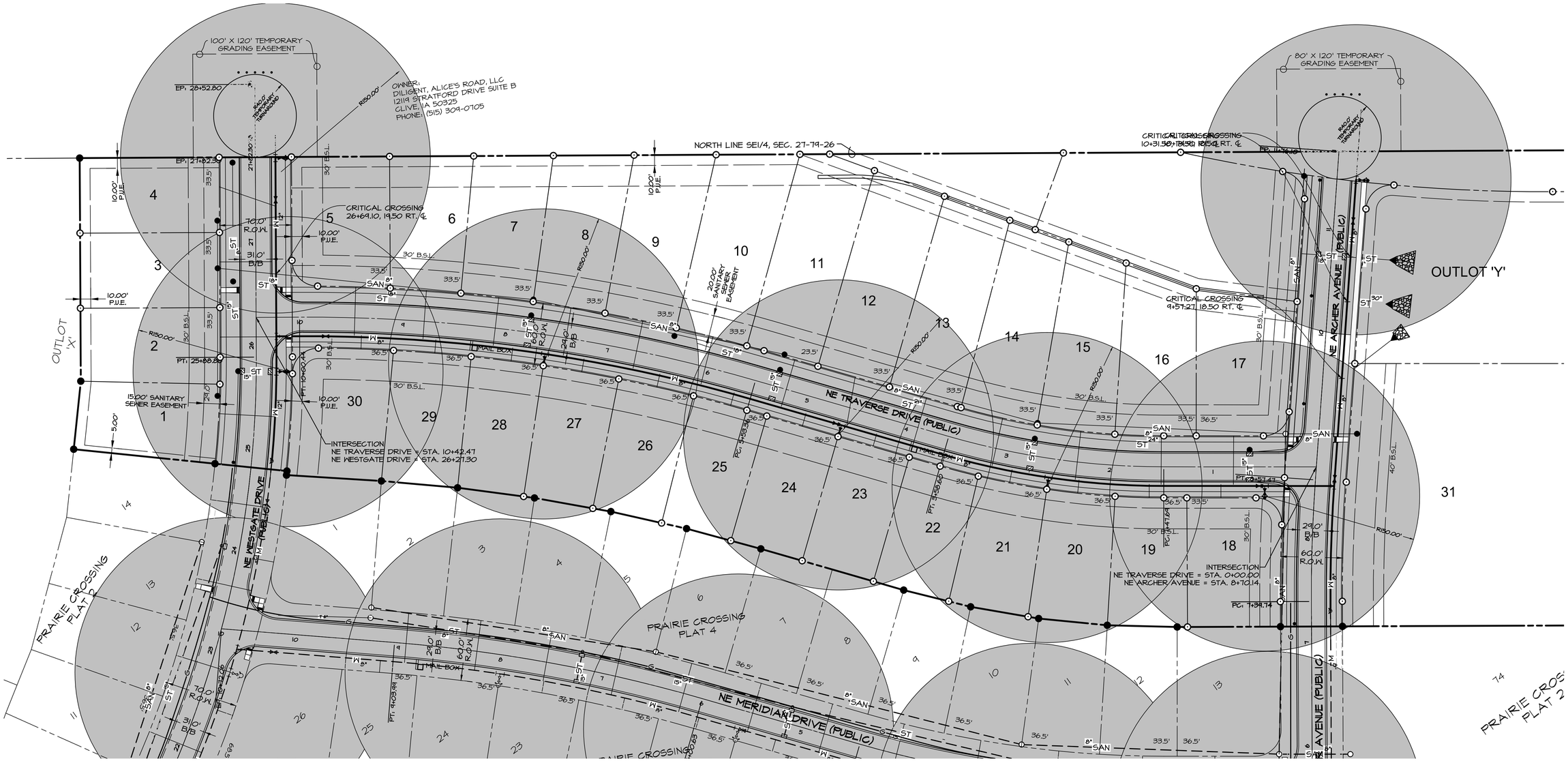

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3-25-2014
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FIRE HYDRANT COVERAGE MAP
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

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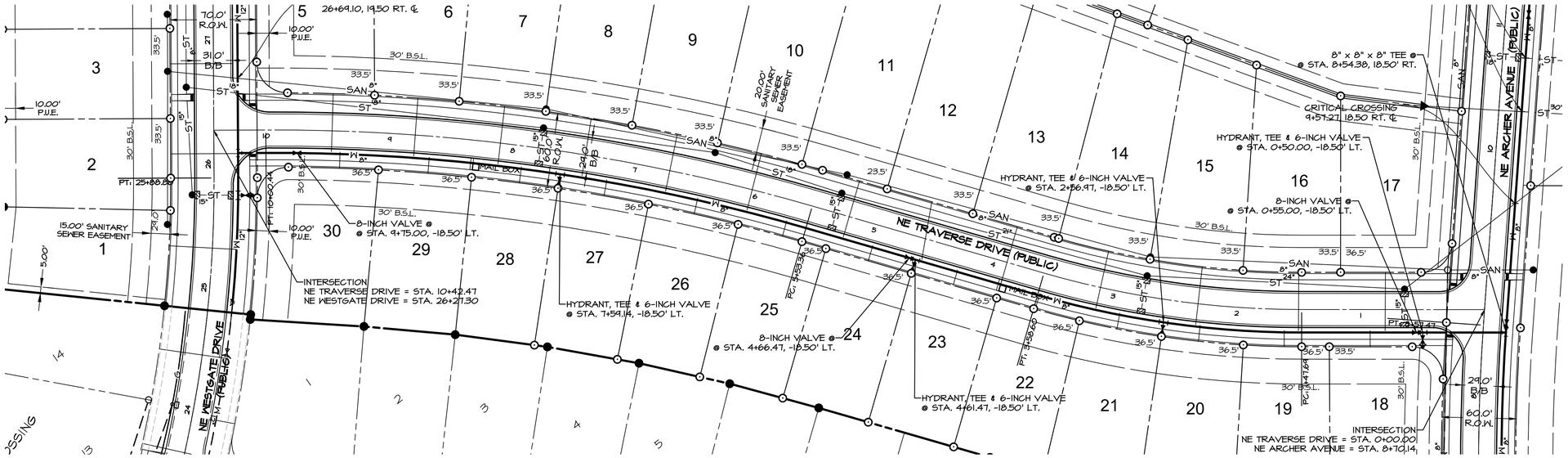

NOTES

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   b. ALICE'S, L.C.
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   d. IOWA ONE-CALL
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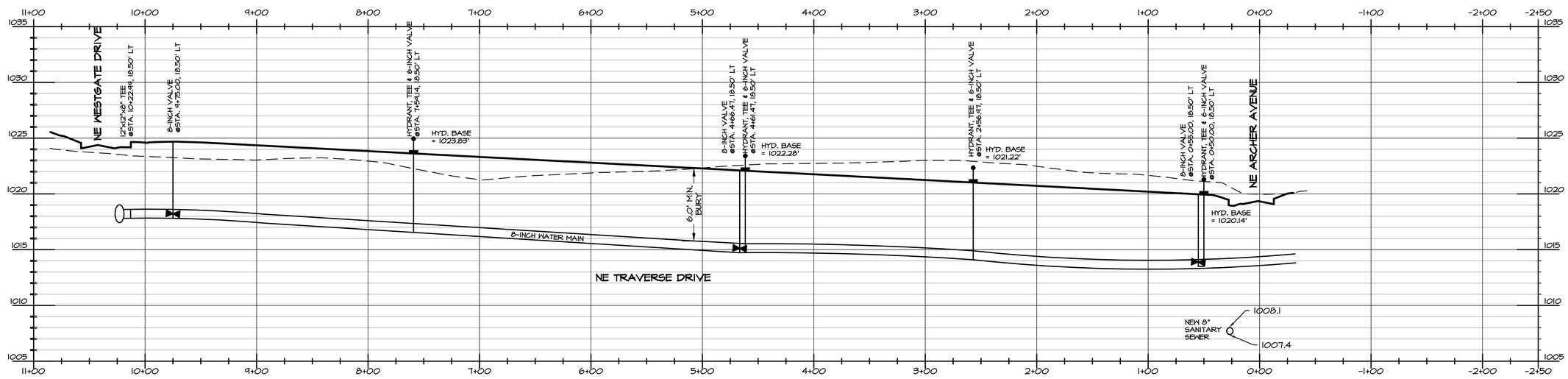
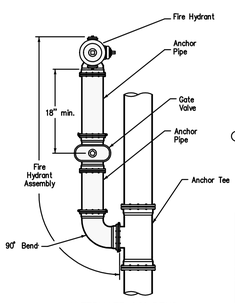
5. PIPE MATERIALS: DUCTILE IRON IN ACCORDANCE WITH STANDARD SPECIFICATIONS OR AWWA C900 DR - 18 PVC INSTALL NO. 10 THIN STANDARD COPPER TRACER WIRE TO SURFACE AT FIRE HYDRANTS INTO AN APPROVED TRACER WIRE RECEPTACLE SUCH AS AA MANUFACTURING TRACER WIRE RECEPTACLE MODEL TW-18 OR APPROVED EQUAL AND SHALL BE ATTACHED TO THE BOTTOM FLANGE OF THE HYDRANT USING AN EXISTING HYDRANT FLANGE BOLT.
6. THE CONTRACTOR SHALL VERIFY THE LOCATION AND PROTECT ALL UTILITIES AND STRUCTURES. DAMAGE TO UTILITIES AND STRUCTURES SHALL BE REPAIRED BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE TO THE SATISFACTION OF THE OWNER.
7. THE CONTRACTOR SHALL PROTECT AND BACKFILL AROUND ALL UTILITIES AND STRUCTURES. BACKFILL SHALL BE IN 6-INCH LAYERS AND COMPACTED TO 95% STANDARD PROCTOR DENSITY, & 0% TO +4% OPTIMUM MOISTURE CONTENT.
8. HYDRANTS, MANHOLE COVERS, AND VALVE BOXES SHALL BE SET TO CONFORM TO FINISHED PAVEMENT ELEVATIONS.
9. SERVICES TO BE 1-INCH COPPER, STOP BOXES TO BE MUELLER H-10300 OR EQUAL.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RECORDING THE AS-BUILT LOCATION OF ALL WATER SERVICES AND PROVIDING THIS INFORMATION TO THE ENGINEER.
11. HYDRANTS SHALL BE SET NOT MORE THAN 2.5 FEET FROM CENTER OF WATER MAIN.
12. IF DISCREPANCY EXISTS BETWEEN THE DETAILED PLANS AND THE QUANTITIES, THE PLANS SHALL GOVERN.
13. AN APPROVED SADDLE SHALL BE USED FOR ALL WATER SERVICE TAPS.
14. ALL HYDRANTS AND BLOWOFFS TO HAVE A STORZ FITTING.
15. ALL HYDRANTS TO BE 2 FEET (24-INCHES) FROM THE EDGE OF PUBLIC SIDEWALK OR TRAIL.





ALTERNATE 90° BEND ASSEMBLY

Use ductile iron pipe with restrained mechanical joints for fire hydrant assembly and anchor tee.

1 Do not cover drain holes or tracer wire.

SUDAS	Iowa Department of Transportation	REVISED NEW 04-19-11
FIGURE 5020.201	STANDARD ROAD PLAN	WM-201
REVISIONS: Deleted Note 1 and references, renumbered Note 2, and deleted "cp" after "Tracer Wire Station"		SHEET 1 of 1
SUDAS DIRECTOR	DESIGN METHODS ENGINEER	

FIRE HYDRANT ASSEMBLY

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

LEGEND

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- FLARED END SECTION

NORTH
Scale: 1"=50'
0' 10' 20' 30' 40' 50' 100'

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SCALE 5' 50'

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4-08-2014
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SHEET 4 OF 15

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WATER MAIN - PLAN & PROFILE
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

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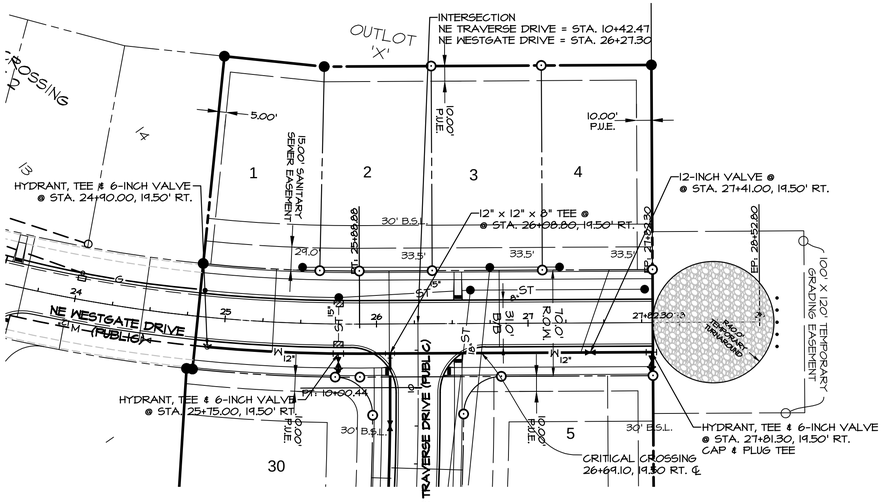

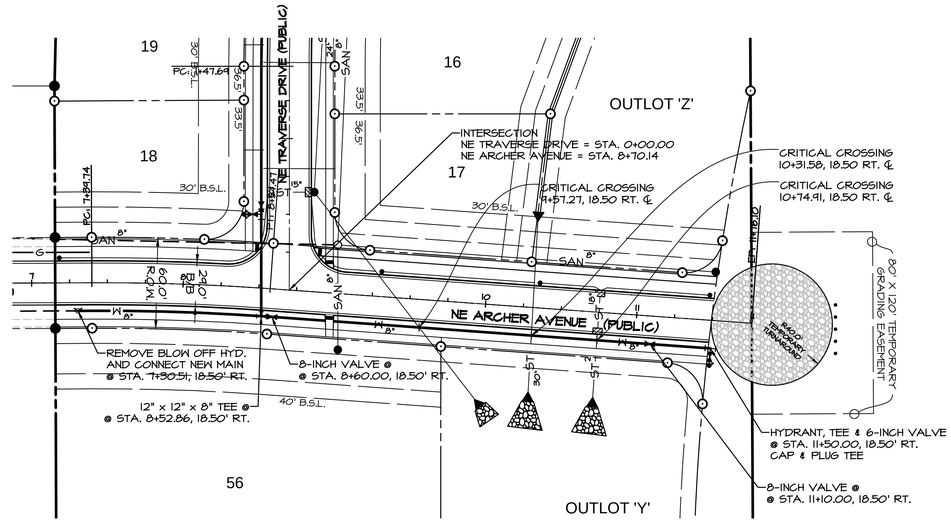

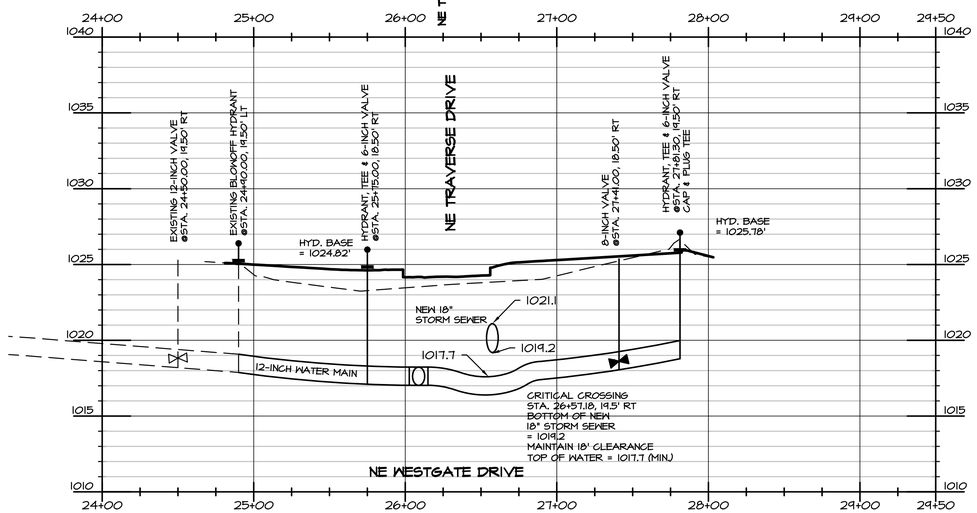

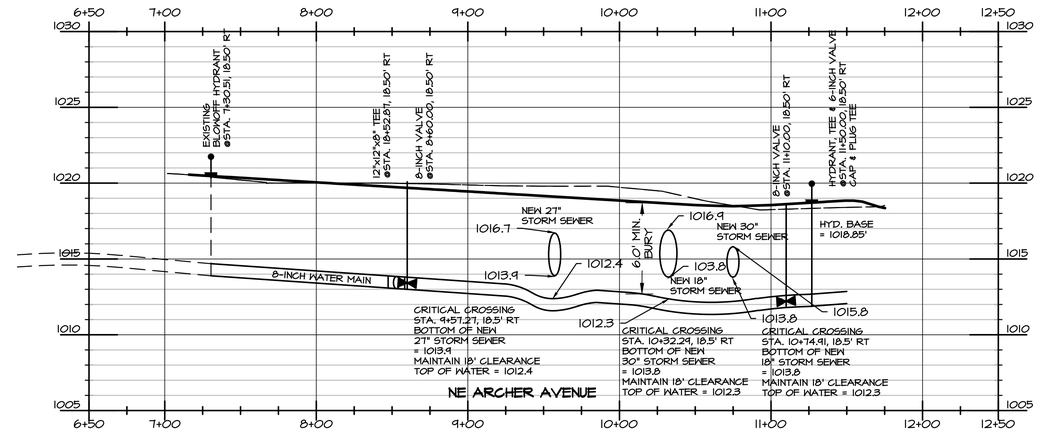

LEGEND

EXISTING/PROPOSED

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- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
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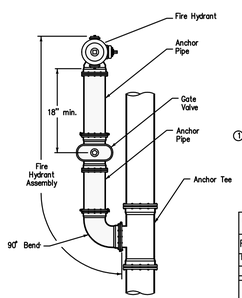
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'



ALTERNATE 90° BEND ASSEMBLY

Use ductile iron pipe with restrained mechanical joints for fire hydrant assembly and anchor tee.

(1) Do not cover drain holes or tracer wire.

SUDAS	Iowa Department of Transportation	REVISED NEW 06-19-11
FIGURE 5020.201	STANDARD ROAD PLAN	WM-201 SHEET 1 of 1
REVISIONS: Deleted Note 1 and references, renumbered Note 2, and deleted "up" after "Tracer Wire Station"		
SUDAS DIRECTOR	DESIGN METHODS ENGINEER	
FIRE HYDRANT ASSEMBLY		

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

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SCALE 5' 50'

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3-4-2014
3-25-2014
4-04-2014
4-08-2014
5-07-2014

SHEET 5 OF 15

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2400 86th Street . Unit 12 . Des Moines, Iowa 50322
515.276.4884 . Fax: 515.276.7084 . mail@ceclac.com

WATER MAIN - PLAN & PROFILE
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

E-7082

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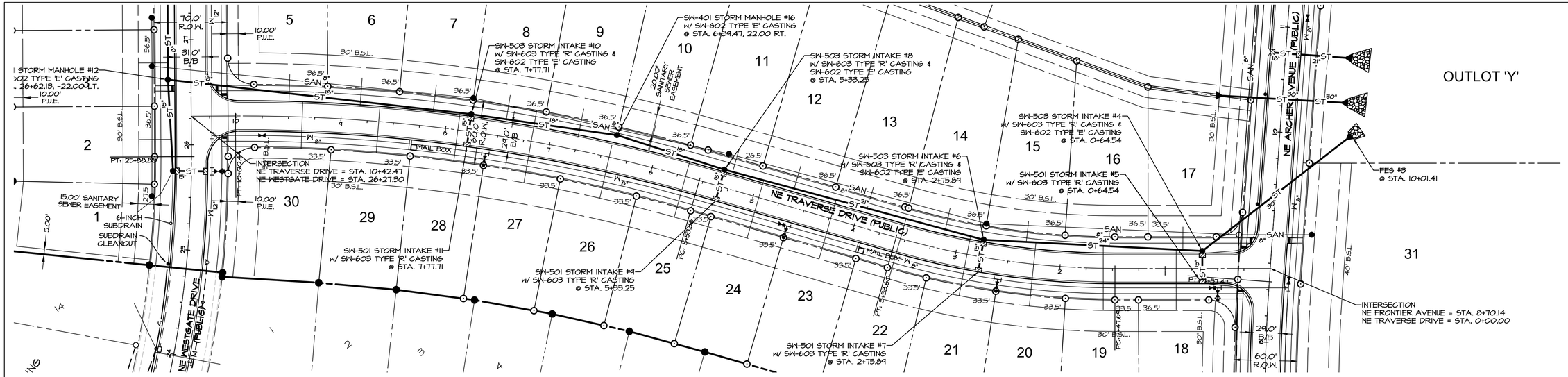
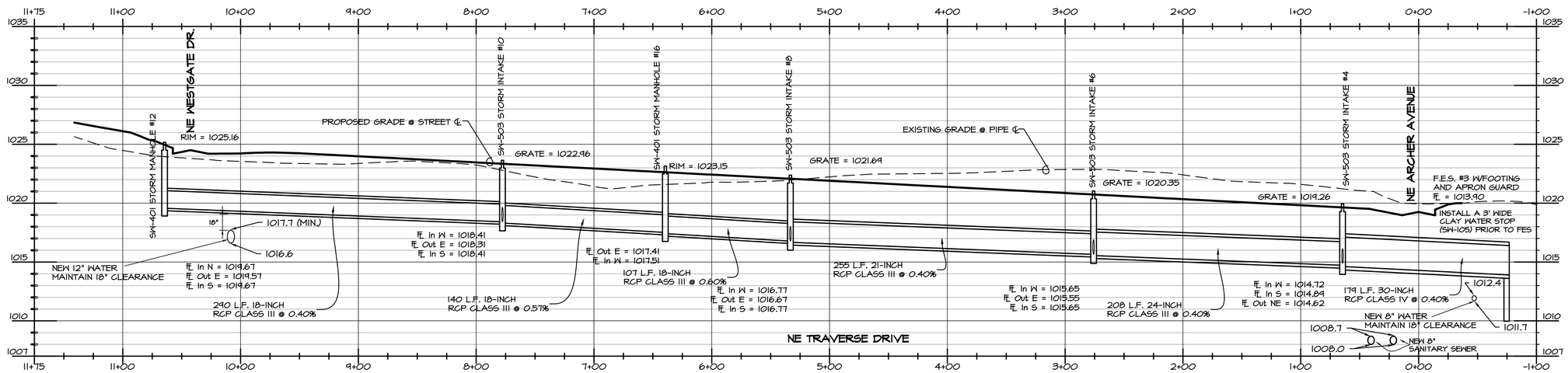
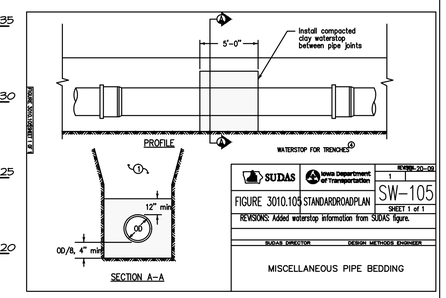






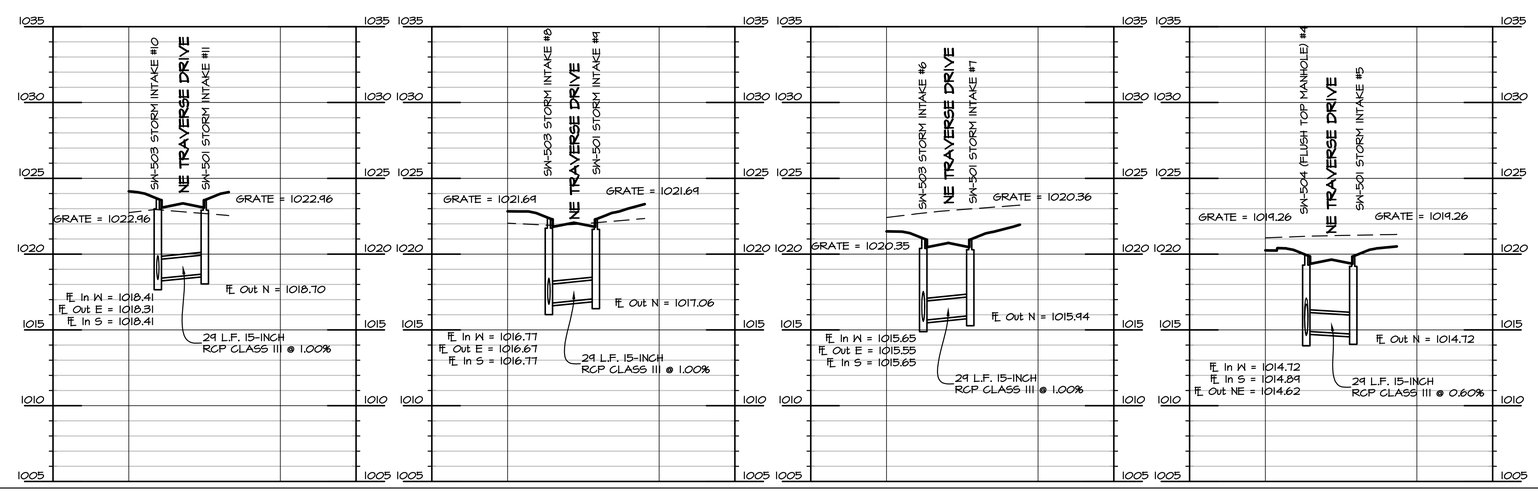
BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

NOTES

1. ALL CONSTRUCTION (PUBLIC & PRIVATE) SHALL BE IN ACCORDANCE WITH THE WAUKEE "STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS IN EFFECT AT THE TIME OF CONSTRUCTION. CURRENT SPECIFICATIONS ARE AVAILABLE ONLINE AT: WWW.WAUKEE.ORG/PDFS/WKEE_STD_SPEC_2005A.PDF (SEE ALSO NOTE #8)
2. CONTRACTOR SHALL ARRANGE FOR TESTING AND INSPECTION AND NOTIFY THE FOLLOWING AT LEAST ONE WEEK PRIOR TO BEGINNING CONSTRUCTION:
   a. CITY OF WAUKEE ENGINEERING DEPARTMENT.
   b. ALICE'S ROAD, L.C.
   c. CIVIL ENGINEERING CONSULTANTS, INC.
   d. IOWA ONE-CALL
3. THE LOCATION OF EXISTING FACILITIES AND APPURTENANCES SHOWN ON THIS PLAN ARE BASED ON AVAILABLE INFORMATION WITHOUT UNCOVERING AND MEASURING TO DETERMINE EXACT FACILITIES LOCATIONS. CIVIL ENGINEERING CONSULTANTS, INC. DOES NOT GUARANTEE THE LOCATION OF EXISTING FACILITIES AS SHOWN, OR THAT ALL EXISTING FACILITIES ARE SHOWN. IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONTACT ALL PUBLIC AND PRIVATE UTILITY PROVIDERS SERVING THIS AREA, AND IOWA ONE CALL, TO DETERMINE THE EXTENT AND PRECISE LOCATION OF EXISTING FACILITIES BEFORE CONSTRUCTION BEGINS.
4. THE CONTRACTOR SHALL PROTECT EXISTING ON-SITE FACILITIES FROM DAMAGE RESULTING FROM THE CONTRACTOR'S WORK. IF DAMAGE, BREAKAGE, INTERRUPTION OF SERVICE, ETC. OF EXISTING FACILITIES DOES OCCUR THE CONTRACTOR SHALL IMMEDIATELY CONTACT THE UTILITY'S OWNER.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR RECORDING AS-BUILT LOCATIONS OF ALL STORM SEWER SERVICES AND PROVIDE THIS INFORMATION TO THE ENGINEER.
6. CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING ANY FARM TILE DAMAGE DURING CONSTRUCTION AND RECORDING LOCATION OF TILE.
7. A GEOTECHNICAL REPORT FOR THIS PROJECT CAN BE OBTAINED BY CONTACTING THE OWNER.
8. INTAKE & CASTING TYPES LISTED ARE PER THE CURRENT EDITION OF THE IOWA S.U.D.A.S. SPECS.
9. PROVIDE APRON GUARDS & CONCRETE FOOTINGS ON ALL FLARED END SECTIONS. CONTRACTOR SHALL TIE THE LAST THREE PIPE JOINTS AT THE FLARED END SECTION.
10. ALL STORM SEWER TO BE CLEANED AND VIDEO TAPED UPON COMPLETION.
11. PAVEMENT REINFORCEMENT IS REQUIRED WHERE EARTH COVER OVER STORM SEWERS IS LESS THAN 2 FEET.
12. ALL SW-501, SW-503, SW-505, SW-506, SW-512 AND SW-513 TO BE CAST IN PLACE.
13. A 3 FOOT WIDE CLAY WATER STOP SHOULD BE PROVIDED AT ALL OUTLET FES (SUDAS SW-105)
14. ALL RCP PIPE SHALL HAVE FABRIC WRAPPED JOINTS.



LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- SAN 8" — SANITARY SEWER & SIZE
- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'
0' 10' 20' 30' 40' 50' 100'

IOWA ONE CALL
1-800-292-8989
www.iowaonecall.com

SCALE 5' 50'

DATE: 12-16-2013
REVISION: 2-12-2014, 3-4-2014, 3-25-2014, 4-04-2014, 4-08-2014, 5-07-2014

SHEET 6 OF 15

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STORM SEWER - PLAN & PROFILE
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

E-7082

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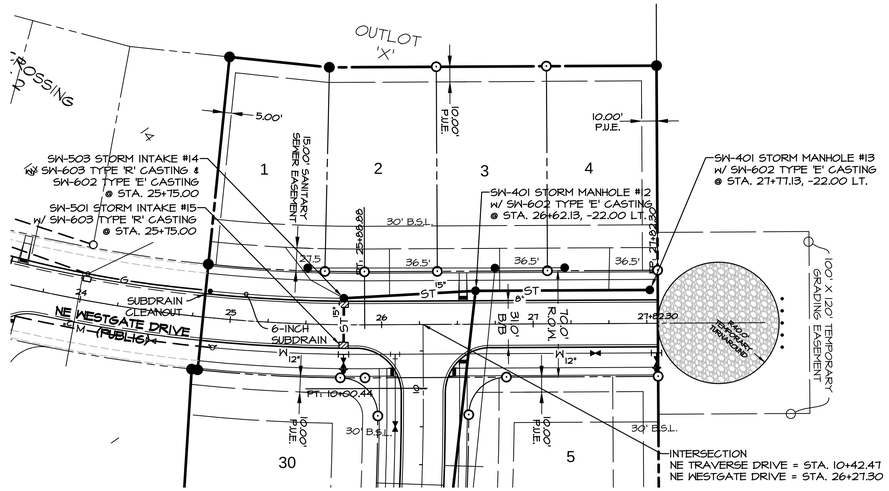

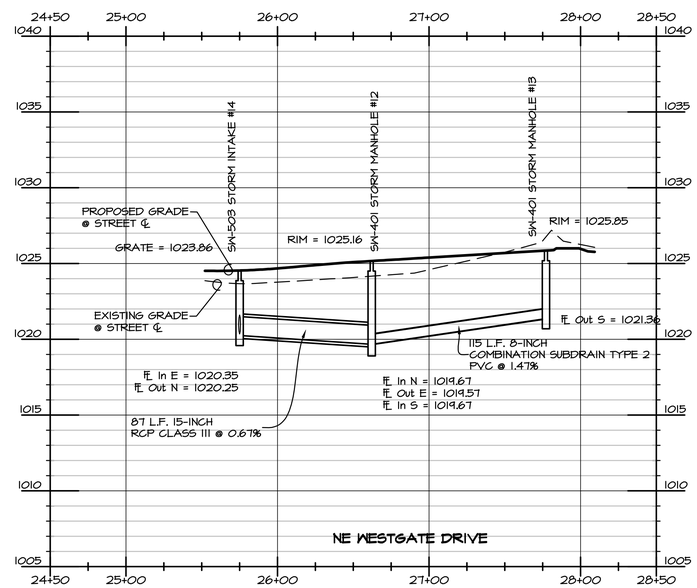

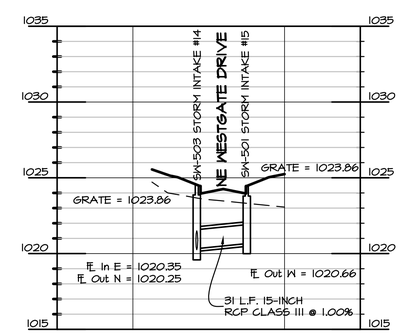

ALL PROPOSED 8-INCH STORM SEWER SHALL BE PERFORATED 8-INCH A2000.

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- SAN 8" — SANITARY SEWER & SIZE
- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'
0' 10' 20' 30' 40' 50' 100'

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SCALE 5' 50'

DATE: 12-16-2013
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SHEET 7 OF 15

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STORM SEWER - PLAN & PROFILE
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

E-7082

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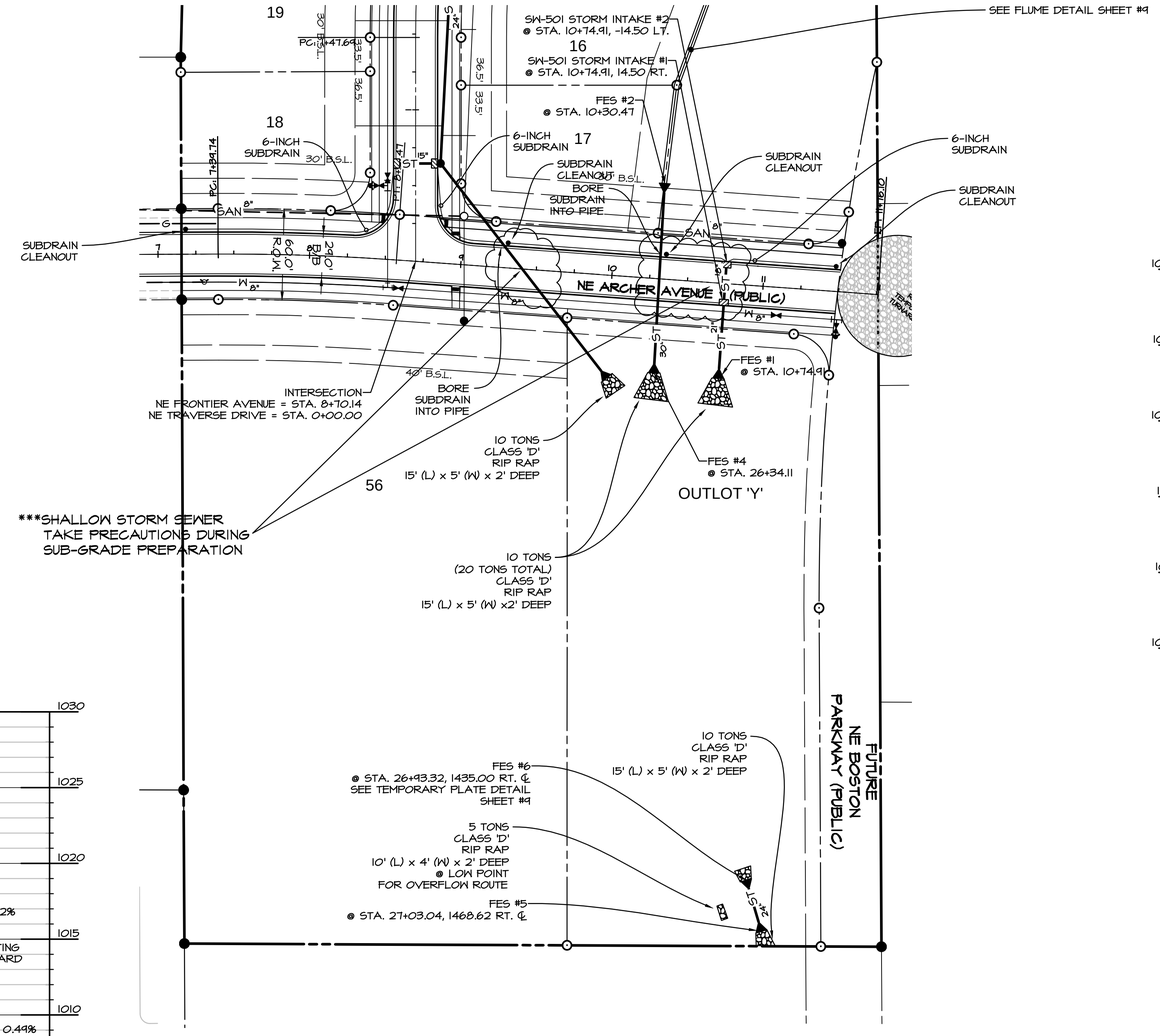
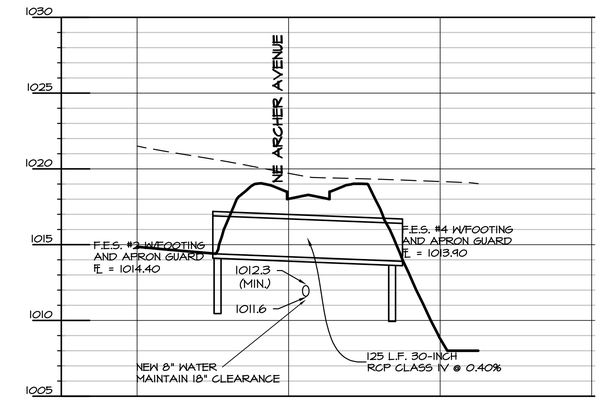
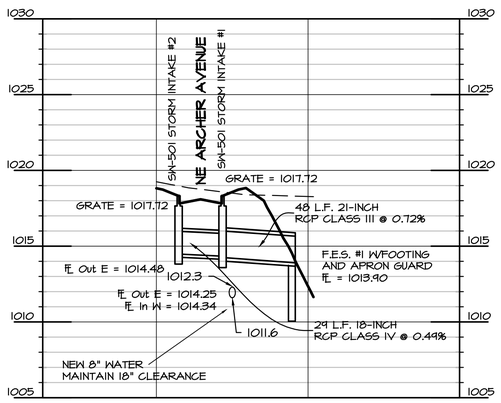
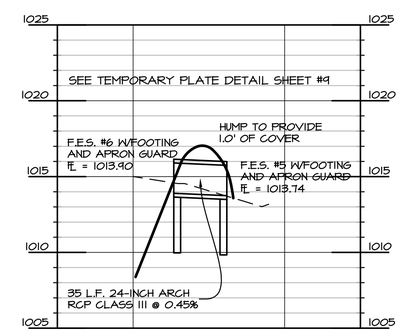






Profile View of Alignment -FES 1 - FES 2



BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK
SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- SAN 8" — SANITARY SEWER & SIZE
- ST 15" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'
0' 10' 20' 30' 40' 50' 100'

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SCALE
5'
50'

DATE: 12-16-2013
REVISION: 2-12-2014
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SHEET 8 OF 15

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STORM SEWER - PLAN & PROFILE
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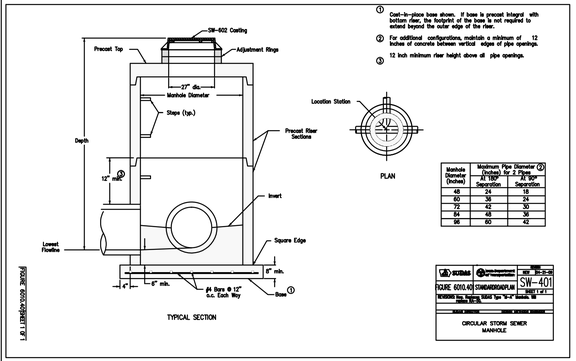


① Cast-in-place base shown. If base is precast integral with bottom riser, the footprint of the base is not required to extend beyond the outer edge of the riser.

② For additional configurations, maintain a minimum of 12 inches of concrete between vertical edges of pipe openings.

③ 12 inch minimum riser height above all pipe openings.

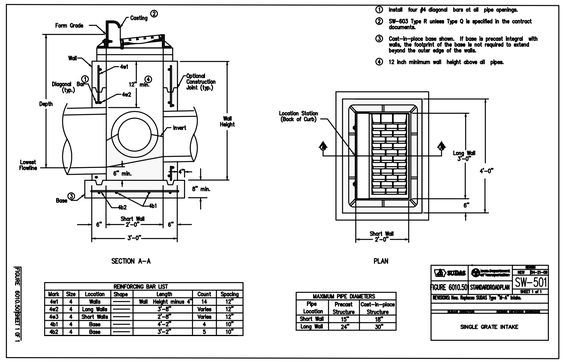
Manhole Diameter (Inches)	Maximum Pipe Diameter ② (Inches) for 2 Pipes At 180° Separation	At 90° Separation
48	24	18
60	36	24
72	42	30
84	48	36
96	60	42

REVISION	DATE
NEW	10/29/08
FIGURE: 6010.402 STANDARD/DRAWING: SW-401	SHEET 1 of 1
REVISIONS from Hughes SUDAS Type "B-4" details.	

SUDAS — Iowa Department of Transportation — Iowa Statewide Urban Design and Specifications — DATE: 09-21-06 — SW-401

CIRCULAR STORM SEWER MANHOLE

FIGURE 6010.402 SHEET 1 OF 1



① Install four #4 diagonal bars at all pipe openings.

② SW-603 Type R unless Type Q is specified in the contract documents.

③ Cast-in-place base shown. If base is precast integral with walls, the footprint of the base is not required to extend beyond the outer edge of the walls.

④ 12 inch minimum wall height above all pipes.

REINFORCING BAR LIST

Mark	Size	Location	Shape	Length	Count	Spacing
4x1	4	Walls	——	Wall Height minus 4"	14	12"
4x2	4	Long Walls	——	3'-8"	Varies	12"
4x3	4	Short Walls	——	2'-8"	Varies	12"
4b1	4	Base	——	4'-0"	4	10"
4b2	4	Base	——	3'-0"	5	10"

MAXIMUM PIPE DIAMETERS

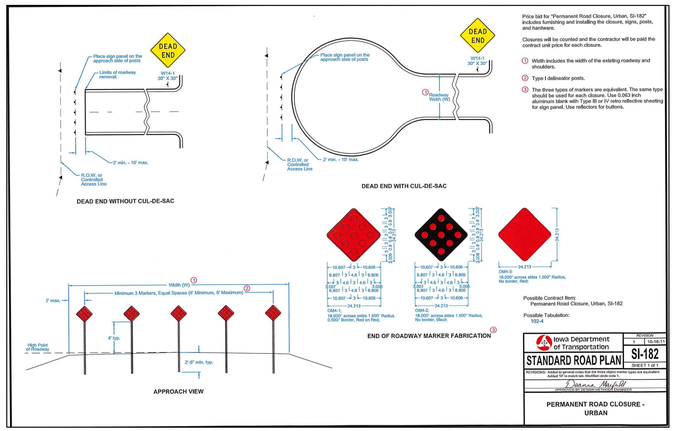
Pipe Location	Precast Structure	Cast-in-place Structure
Short Wall	15"	18"
Long Wall	24"	30"

REVISION	DATE
NEW	10/29/08
FIGURE: 6010.501 STANDARD/DRAWING: SW-501	SHEET 1 of 1
REVISIONS from Hughes SUDAS Type "B-4" details.	

SUDAS — Iowa Statewide Urban Design and Specifications — DATE: 09-21-06 — SW-501

SINGLE GRATE INTAKE

FIGURE 6010.501 SHEET 1 OF 1



Price list for "Permanent Road Closure, Urban, SI-182" includes furnishing and installing the closure, signs, posts, and hardware.

Closures will be counted and the contractor will be paid the contract unit price for each closure.

① Width includes the width of the existing roadway and shoulders.

② Type I delineator posts.

③ The three types of markers are equivalent. The same type should be used for each closure. Use 0.063 inch aluminum blank with Type III or IV retro reflective sheeting for sign panel. Use reflectors for buttons.

Possible Contract Item:
Permanent Road Closure, Urban, SI-182

Possible Tabulation:
102-4

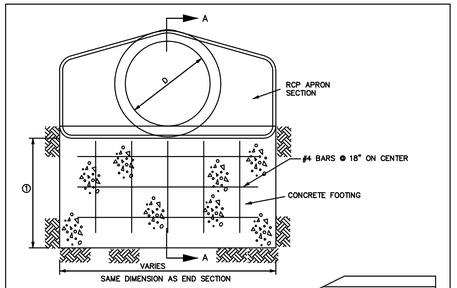
REVISION	DATE
1	10-18-17

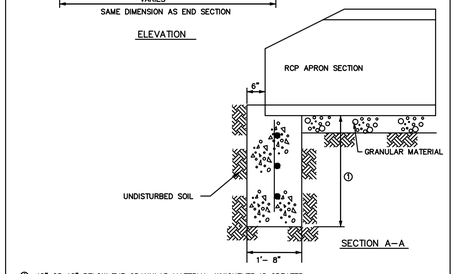
Iowa Department of Transportation — STANDARD ROAD PLAN — SI-182 — SHEET 1 of 1

REVISIONS: Added signal pole base that are more about width than diameter. Added RF to match text. Modified strike note. 1.

Dennis Mefferd — Transportation Engineer

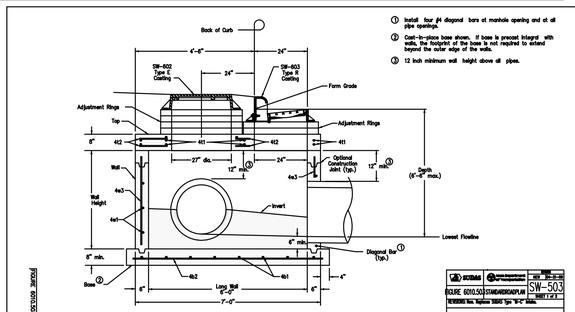
PERMANENT ROAD CLOSURE - URBAN





① 48" OR 18" BELOW THE GRANULAR MATERIAL, WHICHEVER IS GREATER.

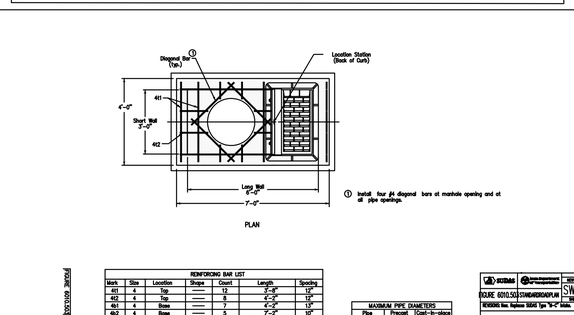
REV.	DATE	BY
1	10/18/05	
DATE: 01-01-98	RCP APRON SECTION FOOTING DETAIL	FIGURE: 4020.2 SHEET 1 OF 1



① Install four #4 diagonal bars at manhole opening and at all pipe openings.

② Cast-in-place base shown. If base is precast integral with walls, the footprint of the base is not required to extend beyond the outer edge of the walls.

③ 12 inch minimum wall height above all pipes.



① Install four #4 diagonal bars at manhole opening and at all pipe openings.

REINFORCING BAR LIST

Mark	Size	Location	Shape	Count	Length	Spacing
4b1	4	Top	——	12	3'-8"	12"
4b2	4	Top	——	8	4'-2"	12"
4b1	4	Base	——	7	4'-0"	13"
4b2	4	Base	——	5	3'-0"	10"
4x1	4	Short Walls	——	Varies	3'-8"	12"
4x2	4	Long Walls	——	Varies	6'-8"	12"
4x3	4	Walls	——	18	Wall Height minus 3"	13"

MAXIMUM PIPE DIAMETERS

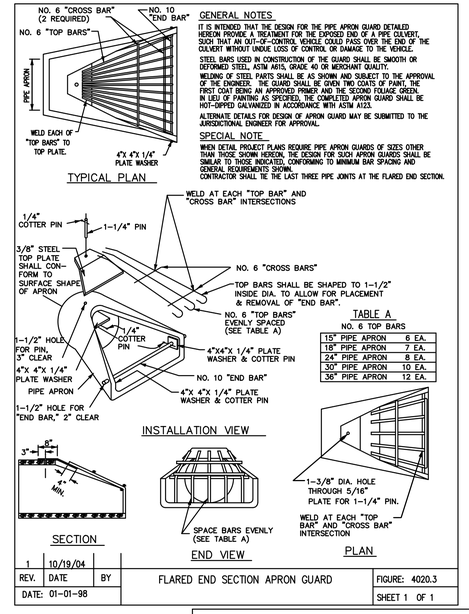
Pipe Location	Precast Structure	Cast-in-place Structure
Short Wall	24"	30"
Long Wall	30"	36"

REVISION	DATE
NEW	10/29/08
FIGURE: 6010.503 STANDARD/DRAWING: SW-503	SHEET 1 of 1
REVISIONS from Hughes SUDAS Type "B-4" details.	

SUDAS — Iowa Statewide Urban Design and Specifications — DATE: 09-21-06 — SW-503

SINGLE GRATE INTAKE WITH MANHOLE

FIGURE 6010.503 SHEET 1 OF 1



GENERAL NOTES

IT IS INTENDED THAT THE DESIGN FOR THE PIPE APRON GUARD DETAILED HEREON PROVIDE A TREATMENT FOR THE EXPOSED END OF A PIPE CULVERT, SUCH THAT AN OUT-OF-CONTROL VEHICLE COULD PASS OVER THE END OF THE CULVERT WITHOUT UNDUE LOSS OF CONTROL OR DAMAGE TO THE VEHICLE.

STEEL BARS USED IN CONSTRUCTION OF THE GUARD SHALL BE SMOOTH OR DEFORMED STEEL, ASTM A615, GRADE 40 OR MERCHANT QUALITY.

WELDING OF STEEL PARTS SHALL BE AS SHOWN AND SUBJECT TO THE APPROVAL OF THE ENGINEER. THE GUARD SHALL BE GIVEN TWO COATS OF PAINT, THE FIRST COAT BEING AN APPROVED PRIMER AND THE SECOND FOLIAGE GREEN. IN LIEU OF PAINTING AS SPECIFIED, THE COMPLETED APRON GUARD SHALL BE HOT-DIPPED GALVANIZED IN ACCORDANCE WITH ASTM A123.

ALTERNATE DETAILS FOR DESIGN OF APRON GUARD MAY BE SUBMITTED TO THE JURISDICTIONAL ENGINEER FOR APPROVAL.

SPECIAL NOTE

WHEN DETAIL PROJECT PLANS REQUIRE PIPE APRON GUARDS OF SIZES OTHER THAN THOSE SHOWN HEREON, THE DESIGN FOR SUCH APRON GUARDS SHALL BE SIMILAR TO THOSE INDICATED, CONFORMING TO MINIMUM BAR SPACING AND GENERAL REQUIREMENTS SHOWN.

CONTRACTOR SHALL TIE THE LAST THREE PIPE JOINTS AT THE FLARED END SECTION.

TABLE A
NO. 6 TOP BARS

15" PIPE APRON	6 EA.
18" PIPE APRON	7 EA.
24" PIPE APRON	8 EA.
30" PIPE APRON	10 EA.
36" PIPE APRON	12 EA.

REV.	DATE	BY
1	10/19/04	
DATE: 01-01-98	FLARED END SECTION APRON GUARD	FIGURE: 4020.3 SHEET 1 OF 1

① 6 inch standard curb.

② BT, KT, or L joint depending on pavement thickness and construction staging.
Subbase or subgrade as specified.

③ Unless otherwise specified in the contract documents.

④ No dowels within 24" of the back of curb.

⑤ No dowels within 24" of the bck of curb. With gutter line joint, place first dowel 6 inches from the joint. See figure 7010.101, Sheet 8.

TRANSVERSE JOINT REQUIREMENTS ⑤

Pavement Thickness	Transverse Joint Type	Transverse Joint Spacing
6"	C	12'
7"	C	15'
8"	CO ⑥	15'
9"	CO ⑥	15'
10"	CO ⑥	20'

PCC PAVEMENT JOINTING

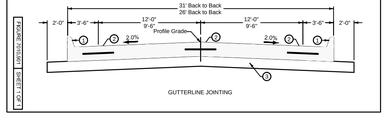
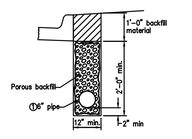


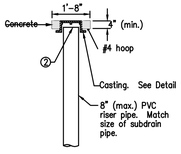
FIGURE 7010.101 SHEET 1 OF 1



CASE A
TYPE 1

FIGURE 4040.231 SHEET 1 OF 1

REVISION	DATE
NEW	10/29/08
FIGURE: 4040.23	SHEET 1 OF 1
SUBDRAINS	



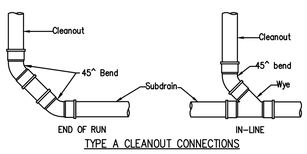
TYPE A-1 CLEANOUT

1. Heavy duty casting. Mark lid with "Storm" or "Storm C.O."
2. Do not allow casting to bear on top of riser pipe; provide 2 inch clearance, minimum.
3. 24 inch diameter RCP for subdrain 8 inches or smaller; 30 inch diameter RCP for 10 to 12 inch subdrain. A manufactured cleanout may be used in lieu of a Type B cleanout, if approved by the Engineer.
4. Design is intended for use in conjunction with 8 inch PVC riser pipe. Other sized caps may be used with smaller pipe, as approved by the Engineer.
5. Provide Type G casting, as required to fit pipe size.

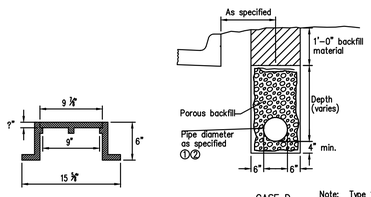
Note: Type 1 Installation is for longitudinal subdrain only.
Type 2 Installation is for combination subdrain/footing drain collectors.

① Place perforations down for all installations.

② When concrete pipe is specified, wrap pipe joints with engineering fabric. Do not apply joint sealant. Comply with Figure 4020.211.



TYPE A CLEANOUT CONNECTIONS



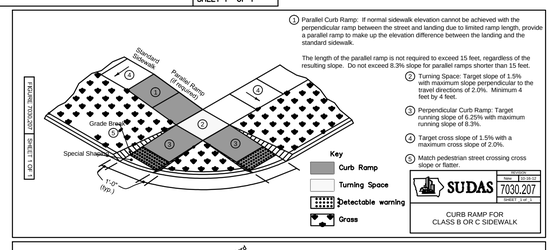
DETAIL A ①④
(Dimensions are nominal)

CASE D
TYPE 2

Note: Type 1 installation is for longitudinal subdrain only.
Type 2 installation is for combination subdrain/footing drain collectors.

Place perforations down for all installations.

When concrete pipe is specified, wrap pipe joints with engineering fabric. Do not apply joint sealant. Comply with Figure 4020.211.



① Parallel Curb Ramp: If normal sidewalk elevation cannot be achieved with the perpendicular ramp between the street and landing due to limited ramp length, provide a parallel ramp to make up the elevation difference between the landing and the standard sidewalk.

The length of the parallel ramp is not required to exceed 15 feet, regardless of the resulting slope. Do not exceed 8.3% slope for parallel ramps shorter than 15 feet.

② Turning Space: Target slope of 1.5% with maximum slope perpendicular to the travel directions of 2.0%. Minimum 4 feet by 4 feet.

③ Perpendicular Curb Ramp: Target running slope of 6.25% with maximum running slope of 8.3%.

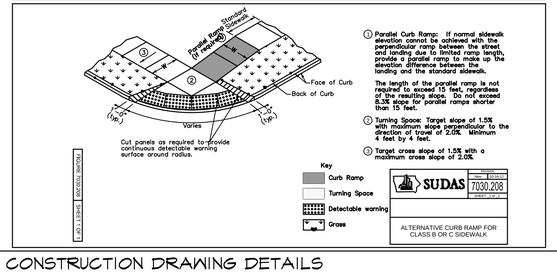
④ Target cross slope of 1.5% with a maximum cross slope of 2.0%.

⑤ Match pedestrian street crossing cross slope or flatter.

REV.	DATE	BY
1	10/18/05	
DATE: 01-01-98	RCP APRON SECTION FOOTING DETAIL	FIGURE: 4020.2 SHEET 1 OF 1

SUDAS — Iowa Statewide Urban Design and Specifications — DATE: 09-21-06 — 7030.207

CURB RAMP FOR CLASS B OR C SIDEWALK



① Parallel Curb Ramp: If normal sidewalk elevation cannot be achieved with the perpendicular ramp between the street and landing due to limited ramp length, provide a parallel ramp to make up the elevation difference between the landing and the standard sidewalk.

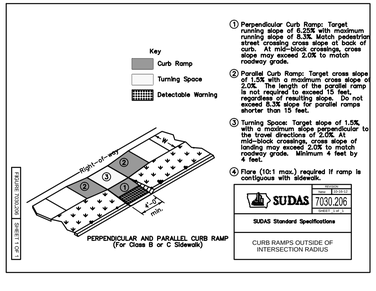
The length of the parallel ramp is not required to exceed 15 feet, regardless of the resulting slope. Do not exceed 8.3% slope for parallel ramps shorter than 15 feet.

② Turning Space: Target slope of 1.5% with maximum slope perpendicular to the direction of travel of 2.0%. Minimum 4 feet by 4 feet.

③ Target cross slope of 1.5% with a maximum cross slope of 2.0%.

SUDAS — Iowa Statewide Urban Design and Specifications — DATE: 09-21-06 — 7030.208

ALTERNATIVE CURB RAMP FOR CLASS B OR C SIDEWALK



PERPENDICULAR AND PARALLEL CURB RAMP
(For Class B or C Sidewalk)

① Perpendicular Curb Ramp: Target running slope of 6.25% with maximum running slope of 8.3%. Match pedestrian street crossing cross slope at back of curb. At mid-block crossings, cross slope may exceed 2.0% to match roadway grade.

② Parallel Curb Ramp: Target cross slope of 1.5% with a maximum cross slope of 2.0%. The length of the parallel ramp is not required to exceed 15 feet, regardless of resulting slope. Do not exceed 8.3% slope for parallel ramps shorter than 15 feet.

③ Turning Space: Target slope of 1.5% with a maximum slope perpendicular to the travel directions of 2.0%. At mid-block crossings, cross slope of landing may exceed 2.0% to match roadway grade. Minimum 4 feet by 4 feet.

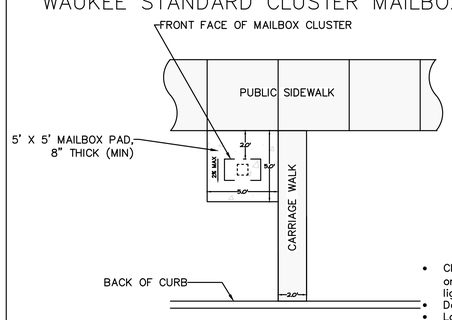
④ Flare (10:1 max.) required if ramp is contiguous with sidewalk.

SUDAS — Iowa Statewide Urban Design and Specifications — DATE: 09-21-06 — 7030.206

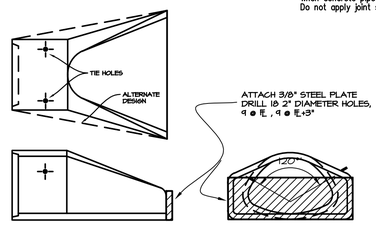
SUDAS Standard Specifications

CURB RAMPS OUTSIDE OF INTERSECTION RADIUS

WAUKEE STANDARD CLUSTER MAILBOX PAD DETAIL



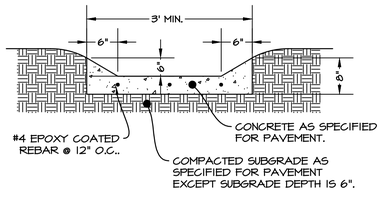
- Cluster Mailbox to be located on the no parking/street light side of street
- Do not locate at intersection
- Locate near shared property line per approved plan



FLARED END SECTION PLATE DETAIL - OUTLOT 'Y'

NO SCALE

*TO BE REMOVED WHEN SITE IS STABILIZED.
** SEE FIGURE 4020.2 & 4020.3



CONCRETE FLUME DETAIL

NO SCALE — CITY OF WAUKEE, STD. DWG. NO. 29

DATE: 12-17-2013
REVISION: 2-12-2014
3-4-2014
3-25-2014
4-04-2014
4-08-2014
5-01-2014

SHEET 9 OF 15

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CONSTRUCTION DRAWING DETAILS
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S, L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

E-7082

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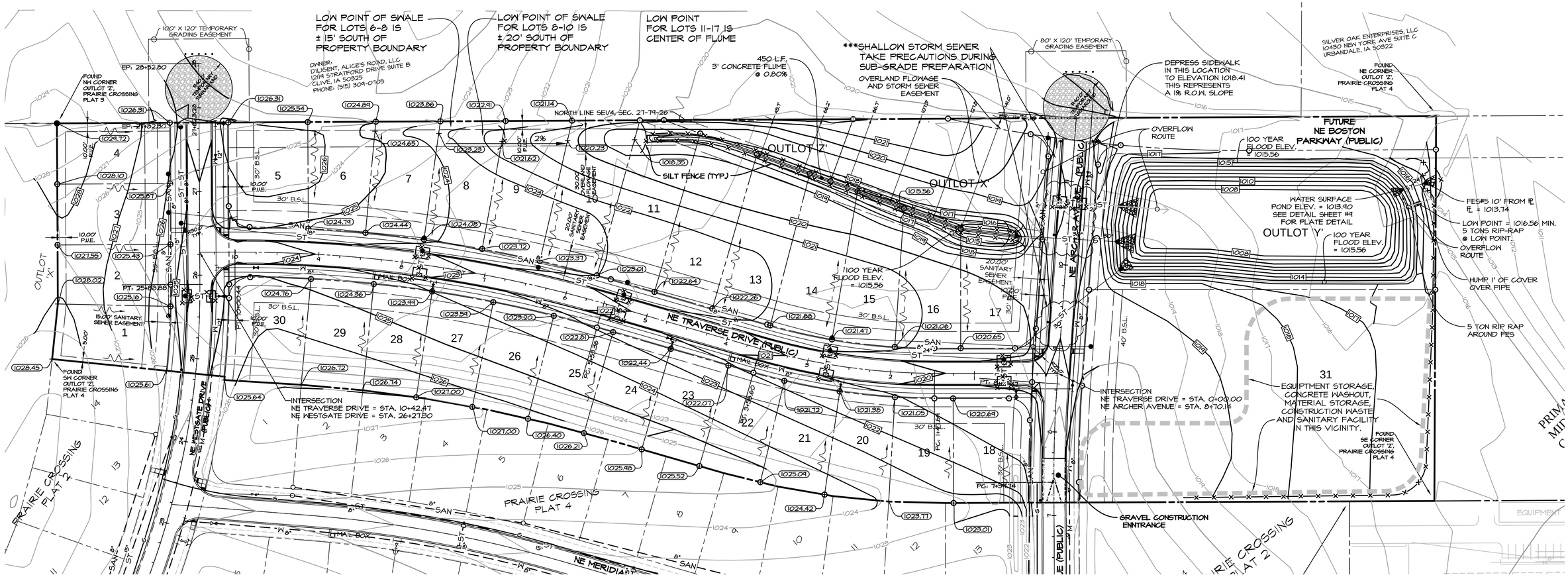

GRADING AND EROSION CONTROL NOTES

1. ALL CONSTRUCTION (PUBLIC & PRIVATE) SHALL BE IN ACCORDANCE WITH THE WAUKEE "STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS IN EFFECT AT THE TIME OF CONSTRUCTION. CURRENT SPECIFICATIONS ARE AVAILABLE ONLINE AT: WWW.WAUKEE.ORG/PDFS/WKEE_STD_SPEC_20054.PDF
2. CONTRACTOR SHALL ARRANGE FOR TESTING AND INSPECTION AND NOTIFY THE FOLLOWING AT LEAST ONE WEEK PRIOR TO BEGINNING CONSTRUCTION:
   a. CITY OF WAUKEE ENGINEERING DEPARTMENT.
   b. ALICES, L.C.
   c. CIVIL ENGINEERING CONSULTANTS, INC.
   d. IOWA ONE-CALL
3. THE LOCATION OF EXISTING FACILITIES AND APPURTENANCES SHOWN ON THIS PLAN ARE BASED ON AVAILABLE INFORMATION WITHOUT UNCOVERING AND MEASURING TO DETERMINE EXACT FACILITIES LOCATIONS. CIVIL ENGINEERING CONSULTANTS, INC. DOES NOT GUARANTEE THE LOCATION OF EXISTING FACILITIES AS SHOWN, OR THAT ALL EXISTING FACILITIES ARE SHOWN, IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONTACT ALL PUBLIC AND PRIVATE UTILITY PROVIDERS SERVING THIS AREA, AND IOWA ONE CALL, TO DETERMINE THE EXTENT AND PRECISE LOCATION OF EXISTING FACILITIES BEFORE CONSTRUCTION BEGINS.
4. THE CONTRACTOR SHALL PROTECT EXISTING ON-SITE FACILITIES FROM DAMAGE RESULTING FROM THE CONTRACTOR'S WORK. IF DAMAGE, BREAKAGE, INTERRUPTION OF SERVICE, ETC. OF EXISTING FACILITIES DOES OCCUR THE CONTRACTOR SHALL IMMEDIATELY CONTACT THE UTILITY'S OWNER.
5. STRIP ALL VISIBLE TOPSOIL ONSITE AND STOCKPILE FOR RESPREAD NON PAVED AREAS THAT ARE DISTURBED DURING CONSTRUCTION MUST HAVE AT LEAST 4 INCHES OF TOPSOIL AT THE TIME OF FINAL STABILIZATION. THE GENERAL PERMIT #2 HOLDER SHALL PROVIDE WRITTEN CERTIFICATION THAT THE SITE COMPLIES WITH THE 4-INCH TOPSOIL REQUIREMENTS.
6. UNLESS GRADING FOR A DESIGNED SUMP OR LOW POINT AREA, GRADE ALL SITE AREAS TO DRAIN WITHOUT TRAPPING OR PONDING SURFACE WATER WHEN SITE GRADING IS COMPLETE.
7. FINAL GRADE ELEVATIONS OF ALL PAVED AREAS SHALL BE WITHIN 0.10 FEET OF PLAN GRADE UNLESS STATED OTHERWISE IN THE WAUKEE STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS. LAWN AREAS SHALL BE WITHIN 0.20-FEET OF PLAN GRADE.
8. SPOT ELEVATIONS ON PAVED SURFACES ARE TOP OF SLAB ELEVATIONS UNLESS NOTED OTHERWISE.
9. CIVIL ENGINEERING CONSULTANTS, INC. IS NOT A GEOTECHNICAL ENGINEER.
10. A GEOTECHNICAL REPORT FOR THIS PROJECT CAN BE OBTAINED BY CONTACTING THE OWNER.
11. A MINIMUM OF ONE FOOT OF COMPACTED CLAY SOIL LINER SHALL BE PROVIDED IN THE POND BELOW THE PERMANENT POOL ELEVATION. POND SLOPES SHALL BE DISKED & COMPACTED PRIOR TO PLACEMENT OF LINER. AREAS ENCOUNTERING SAND SHALL BE OVEREXCAVATED A MINIMUM OF 2 FEET & UP TO 5 FEET. THESE AREAS SHOULD BE FILLED IN WITH COHESIVE ENGINEERED COMPACTED FILL.
12. AN ASBUILT PLAN SET SHALL BE PROVIDED UPON COMPLETION OF SITE IMPROVEMENTS INCLUDING DIMENSIONS, ELEVATIONS AND SPOT ELEVATIONS FOR ALL OVERLAND FLOWAGE EASEMENTS AT EACH LOCATION WHERE THE EASEMENT CROSSES A PROPERTY LINE, INCLUDING STREET R.O.W.'S.
13. ALL DETENTION POND GRADING SHALL BE FIELD VERIFIED BY DESIGN ENGINEER AND ASBUILTS SHALL BE PROVIDED TO THE CITY WITH A LETTER OF CERTIFICATION FROM THE ENGINEER THAT THE POND WAS CONSTRUCTED TO DESIGN.
14. THE CONTRACTOR SHALL CERTIFY ON THE ASBUILT PLAN THAT THE STORMWATER MANAGEMENT FACILITY WAS CONSTRUCTED TO ADDRESS ALL PROPERTIES WITHIN THE DEVELOPMENT.
15. ALL LOTS SHALL HAVE A MINIMUM OF 2% SLOPE ACCROSS THE LOT.
16. SUDAS EROSION CONTROL MIX SHALL BE USED ON ALL DISTURBED AREAS EXCEPT SUDAS PERMANENT LAWN MIXTURE SHALL BE USED ON LANDSCAPE BUFFERS AND ALL OF OUTLOT 'Z'.
17. ALL INTAKES TO HAVE BELOW GRADE INLET PROTECTION WHEN STREETS ARE BEING PAVED.
18. TOTAL AREA OF SITE DISTURBANCE = 15.05 ACRES.
19. ALL STREETS TO BE CLEANED BY THE END OF THE WORK DAY PRIOR TO A RAIN EVENT.

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK
SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- SAN 8" — SANITARY SEWER & SIZE
- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=60'
0' 20' 40' 60' 120'

DATE: 12-16-2013
REVISION: 2-12-2014
3-4-2014
3-25-2014
4-04-2014
4-08-2014
5-07-2014

SHEET 10 OF 15

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GRADING PLAN
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

E-7082

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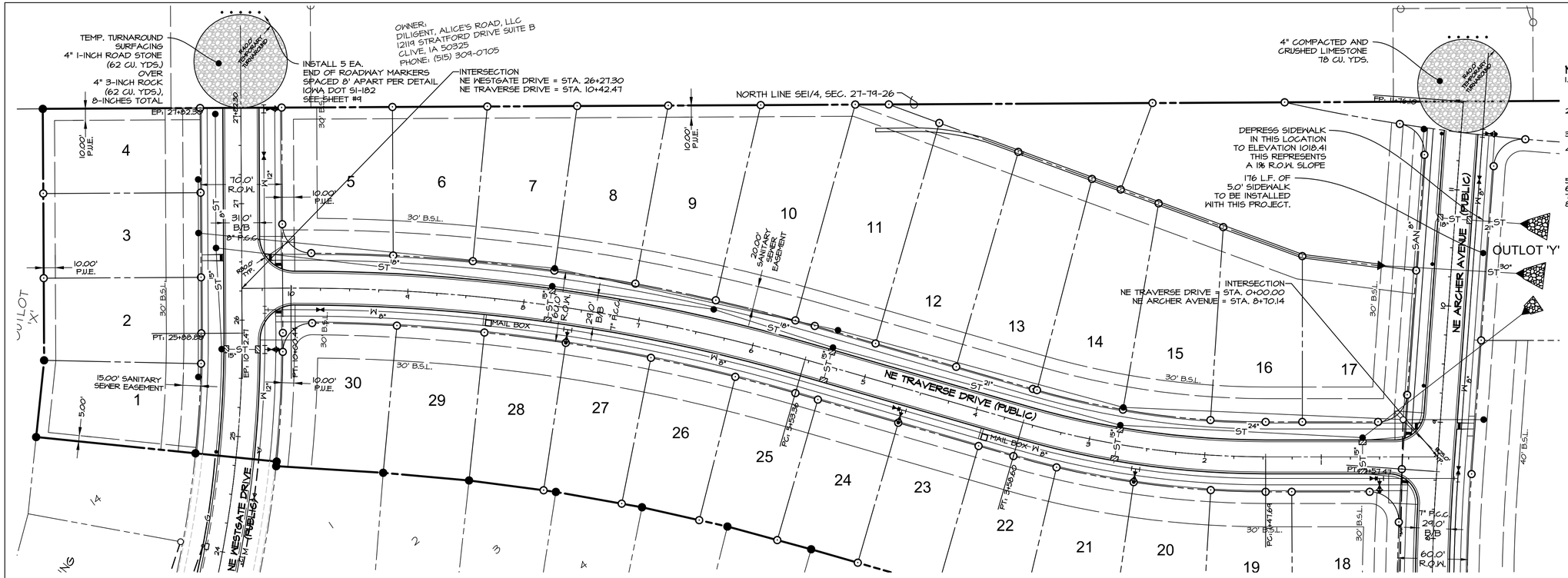
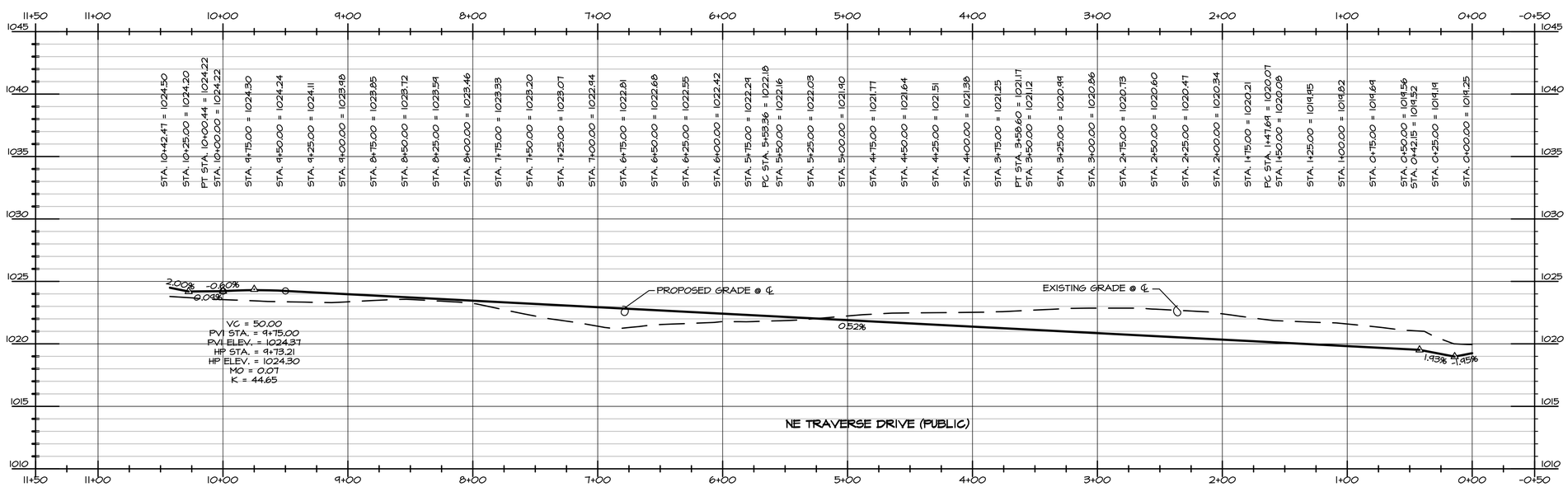


NOTES

1. ONE WEEK PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY:
   A. CITY OF WAUKEE ENGINEERING DEPARTMENT.
   B. ALICE'S, L.C.
   C. CIVIL ENGINEERING CONSULTANTS, INC.
2. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE STATEWIDE URBAN DESIGN AND SPECIFICATIONS FOR PUBLIC IMPROVEMENTS, INCLUDING WAUKEE SUPPLEMENTAL SPECIFICATIONS.
3. ALL ELEVATIONS ARE PROPOSED FINISHED GRADE AT CENTERLINE UNLESS OTHERWISE NOTED.
4. THE CONTRACTOR SHALL VERIFY THE LOCATION AND PROTECT ALL UTILITIES AND STRUCTURES. DAMAGE TO UTILITIES AND STRUCTURES SHALL BE REPAIRED BY THE CONTRACTOR TO THE SATISFACTION OF THE UTILITY OWNER.
5. ALL STREETS SHALL HAVE 6-INCH CURBS.
6. PROVIDE CURB DROPS FOR SIDEWALKS AT INTERSECTIONS.
7. PLACE DEAD END SIGNS AT THE END OF ALL STREETS.
8. ALL PROPOSED SIDEWALK CROSSING ADA RAMPS AND ALL SIDEWALK ADJACENT TO THE PROPOSED OUTLOT SHALL BE INSTALLED AS PART OF THESE PUBLIC IMPROVEMENTS.



LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- SAN 8" — SANITARY SEWER & SIZE
- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'
0' 10' 20' 30' 40' 50' 100'

SCALE 5' 50'

DATE: 12-16-2013
REVISION: 2-12-2014, 3-4-2014, 3-25-2014, 4-04-2014, 4-08-2014, 5-01-2014

SHEET 11 OF 15

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

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PAVING - PLAN & PROFILE
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

E-7082

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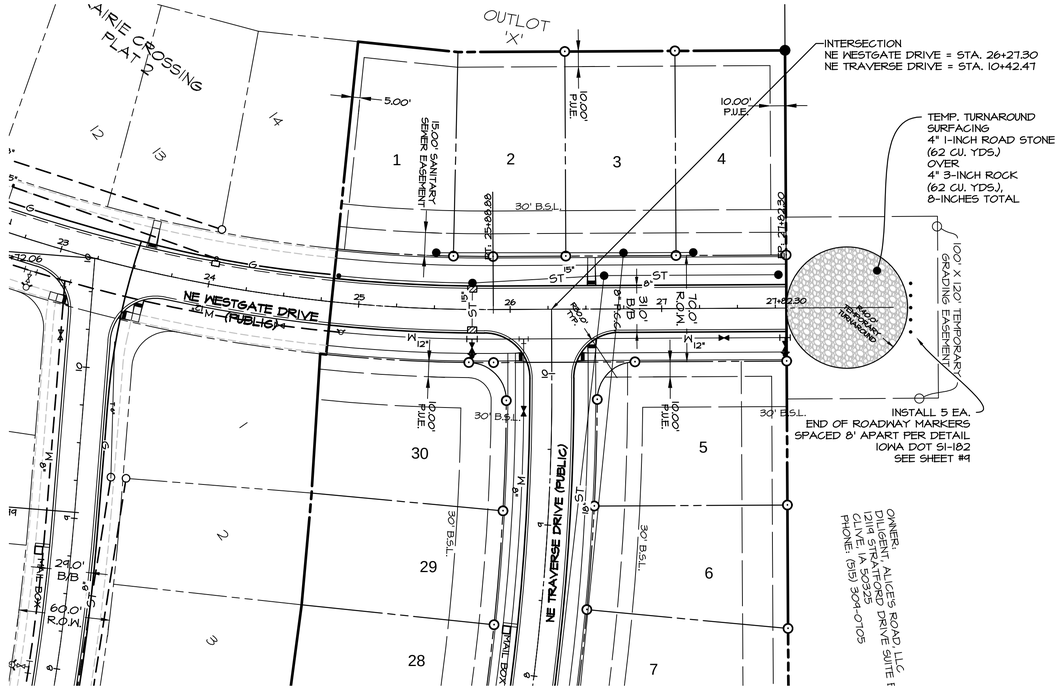

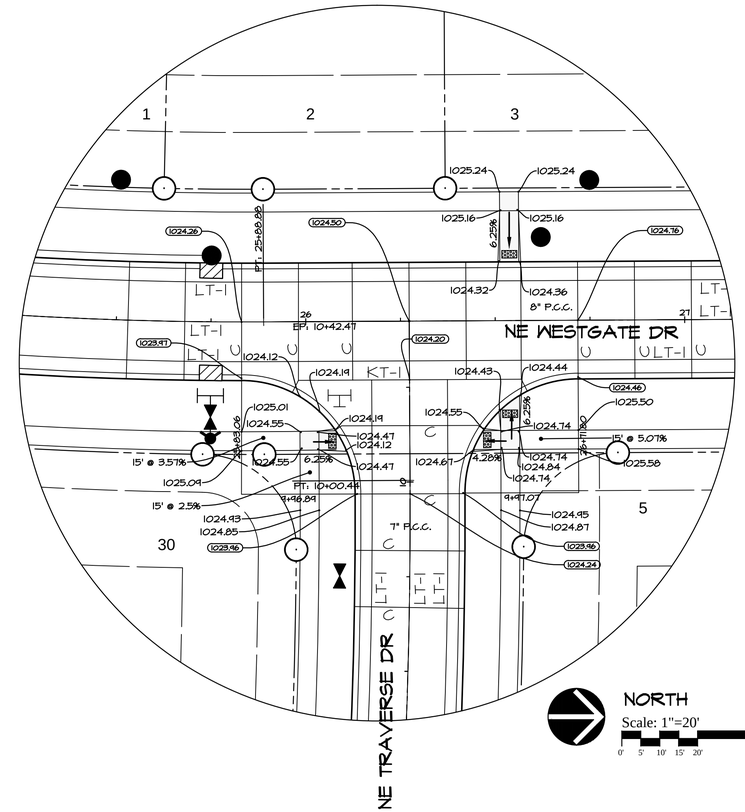

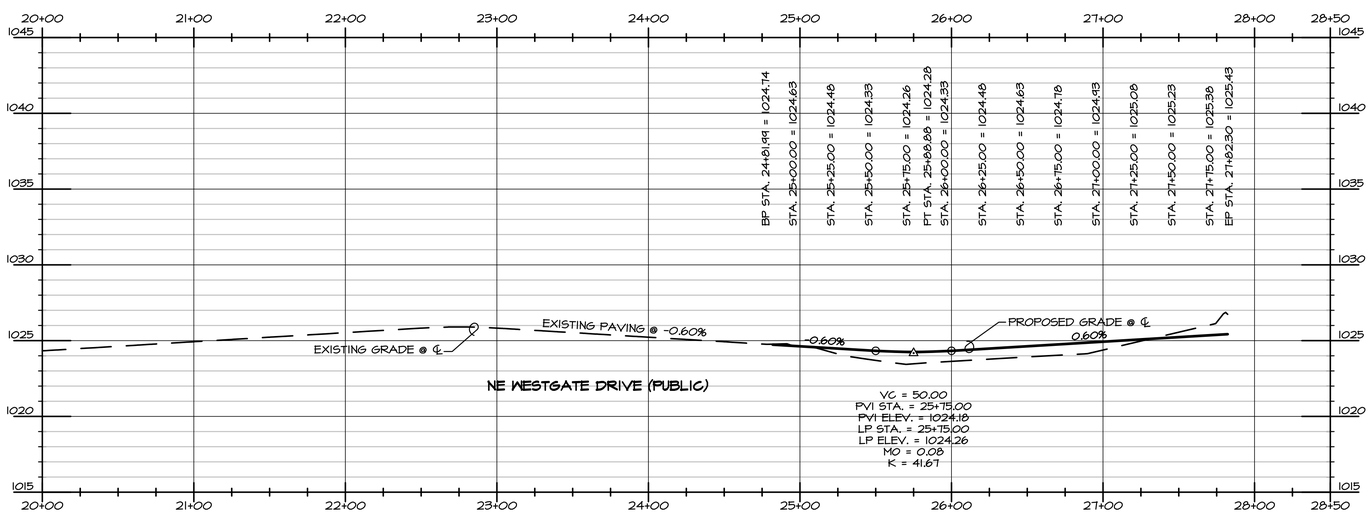

LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- SAN 8" — SANITARY SEWER & SIZE
- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK
SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

SCALE 5' 50'

DATE: 12-16-2013
REVISION: 2-12-2014
3-4-2014
3-25-2014
4-04-2014
4-08-2014
5-07-2014

SHEET 12 OF 15

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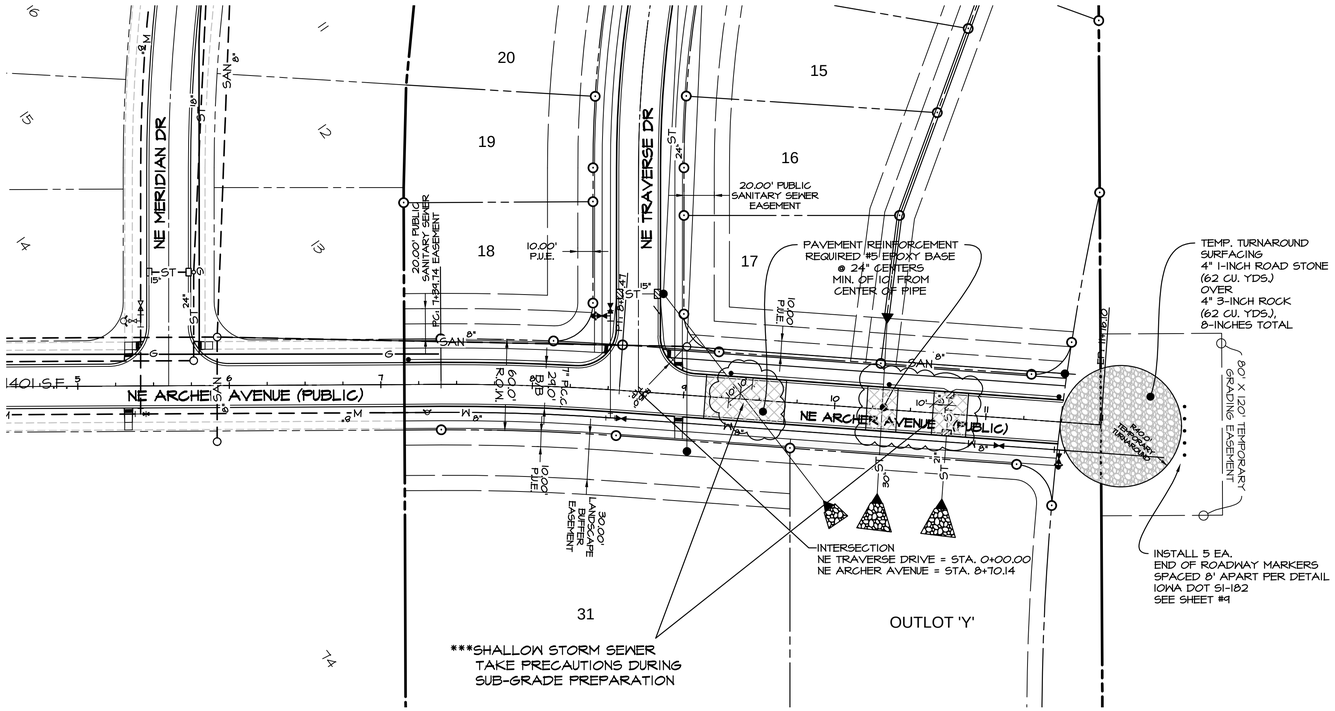

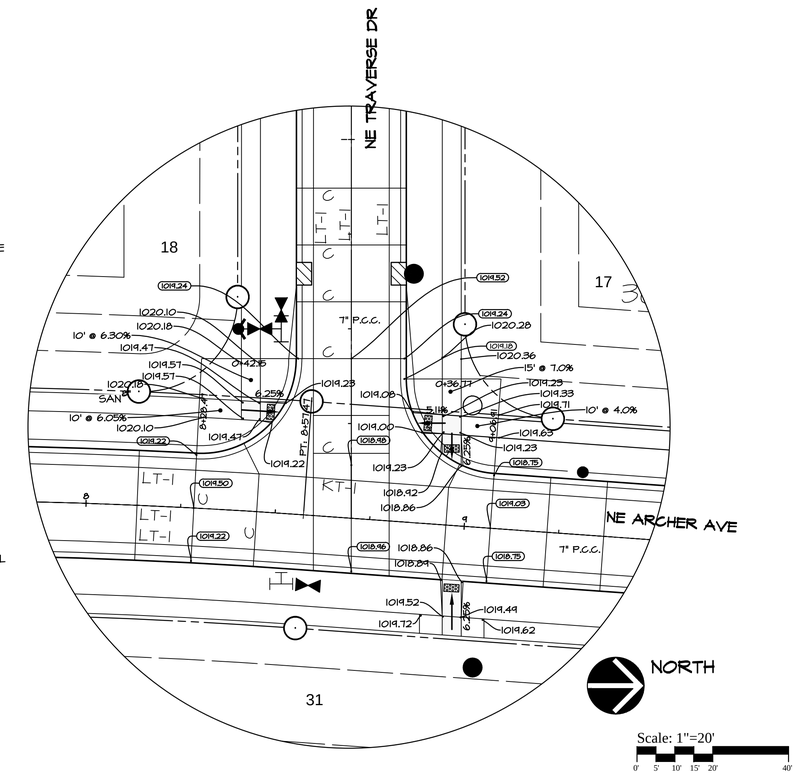

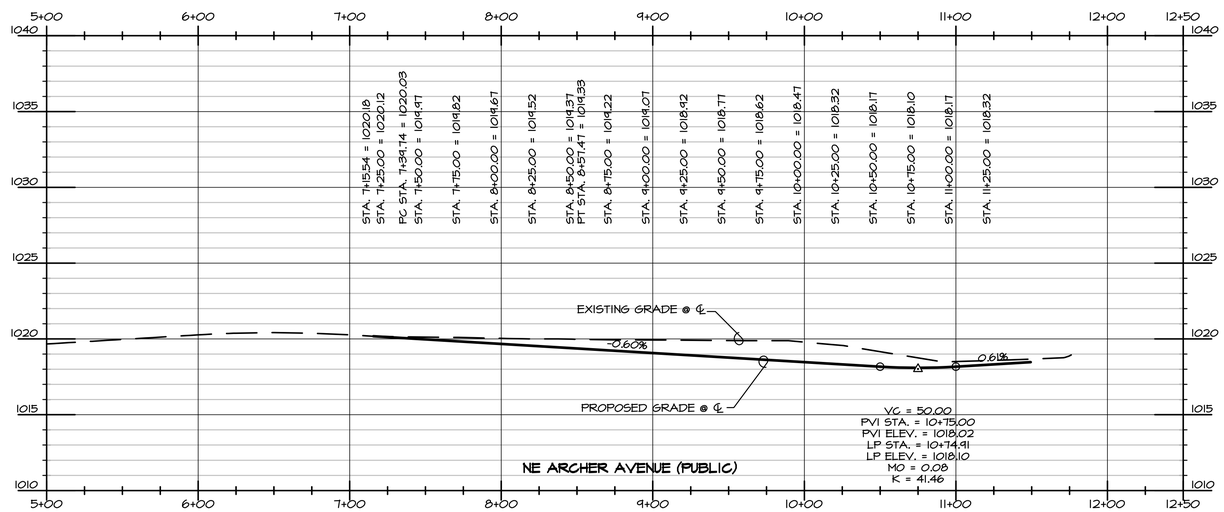

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- SAN 8" — SANITARY SEWER & SIZE
- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'

SCALE 5' 50'

DATE: 12-16-2013
REVISION: 2-12-2014
3-4-2014
3-25-2014
4-04-2014
4-08-2014
5-07-2014

SHEET 13 OF 15

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NE WESTGATE DR. STREETLIGHT INFORMATION	
STREETLIGHT QUANTITY	1
STREETLIGHT TYPE	COBRA HEAD CUT-OFF
WATTAGE	100W
POLE HEIGHT	34' W/6' ARM
STREETLIGHT SETBACK	3'

NE ARCHER AVE.-NE TRAVERSE DR. STREETLIGHT INFORMATION	
STREETLIGHT QUANTITY	4
STREETLIGHT TYPE	COBRA HEAD CUT-OFF
WATTAGE	70W
POLE HEIGHT	28' W/6' ARM
STREETLIGHT SETBACK	6'

LEGEND

EXISTING/PROPOSED

- PLAT BOUNDARY
- SAN 8" — SANITARY SEWER & SIZE
- ST 18" — STORM SEWER & SIZE
- W 8" — WATER MAIN & SIZE
- MANHOLE
- STORM INTAKE
- FIRE HYDRANT
- VALVE
- FLARED END SECTION

NORTH
Scale: 1"=50'
0' 10' 20' 30' 40' 50' 100'

IOWA ONE CALL
1-800-292-8989
www.iowaonecall.com

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK
SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

DATE: 12-16-2013
REVISION: 2-12-2014
3-4-2014
3-25-2014
4-04-2014
4-08-2014
5-07-2014

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STREET LIGHT LAYOUT
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S, L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

E-7082

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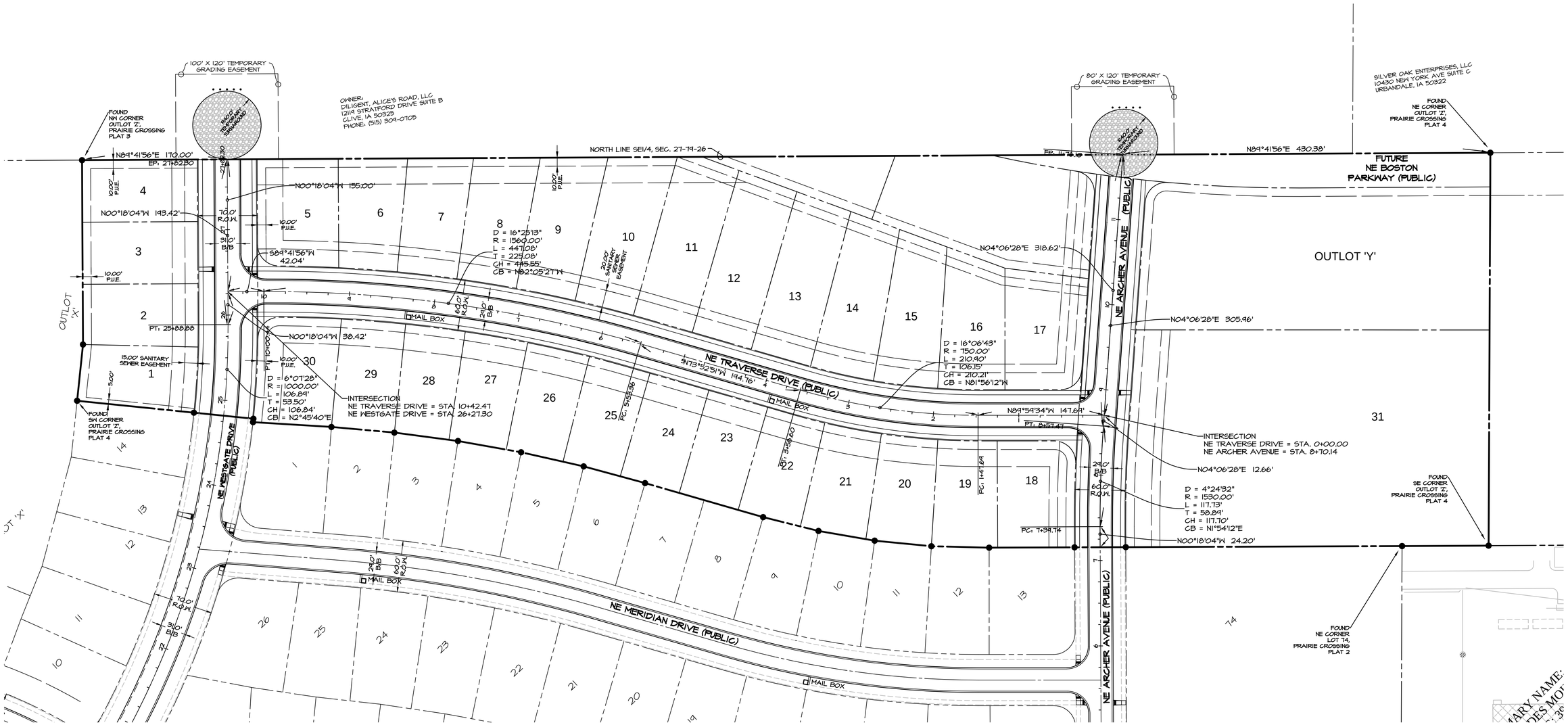

BENCHMARK

CUT 'X' ON NORTHEAST BOLT ON BASE OF COKE CLOCK
SOUTHEAST CORNER OF HIGHWAY #6 & ALICE'S ROAD.

ELEVATION----------1034.63

NORTH
Scale: 1"=60'
0' 20' 40' 60' 120'

DATE: 12-16-2013
REVISION: 2-12-2014
3-4-2014
3-25-2014
4-04-2014
4-08-2014
5-07-2014

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STREET CENTERLINE LAYOUT
PRAIRIE CROSSING PLAT 5, WAUKEE, IOWA
ALICE'S L.C., 4949 WESTOWN PARKWAY, SUITE 200, WEST DES MOINES, IOWA 50266

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