

AS BUILT

PROPOSED IMPROVEMENTS FOR GRANT PARK PLAT 2 SUBDIVISION - PHASE 1 WAUKEE, IOWA

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CONSTRUCTION NOTES:

- PAVING SHALL BE 6-INCH THICK REINFORCED P.C.C. OR 7-INCH THICK NON-REINFORCED P.C.C. (6" P.C.C. OR 8-INCH THICK NON-REINFORCED P.C.C. SHALL BE 7-INCH THICK REINFORCED P.C.C. UNLESS OTHERWISE NOTED ON THE DRAWINGS).
- PAVING PREPARATION IS IDENTICAL TO PAVING.
- ALL REINFORCING STEEL SHALL BE EPOXY COATED, METED 3C-4.
- EXCELLENCE PAVING CO. WISCONSIN DRIVEWAY SHALL BE SAW-CUT AS NECESSARY TO PROVIDE DESIGN STANDARDS MANUAL.
- TYPICAL PAVING DETAILS FOR THE 2' AND 3' WIDE STREET IS SHOWN IN THE "WALKWAY DESIGN STANDARDS MANUAL".

SANITARY SEWER NOTES:

- ALL 8" SANITARY SEWER SHALL BE PVC TRUSS PIPE WITH GRANULAR ENCASEMENT BEDDING UNLESS OTHERWISE NOTED ON THE DRAWINGS OR IN THE SPECIFICATIONS.
- ALL INTAKES SHALL BE 12" DIA. 150 PVC UNLESS OTHERWISE NOTED ON THE DRAWINGS OR IN THE SPECIFICATIONS.
- ALL INTAKES LOCATED AT AN ELEVATION ABOVE THE CENTERLINE OF THE EXISTING THROUGH PIPE AND LESS THAN 2'-0" ABOVE THE MANHOLE FLOOR SHALL HAVE A JOINED-IN-PLACE SLOPED INVERT MANHOLE SEALS. ALL MANHOLES NOT WITHIN PAVEMENT SHALL HAVE TYPE "A" NON-ADJUSTABLE CASTINGS AND EXTERNAL GUNNEY SEALS.
- ALL MANHOLES SHALL BE 50R 318 IN ACCORDANCE WITH WALKWAY STANDARDS SPECIFICATIONS. ALL SERVICES SHALL BE EXTENDED TO INSIDE LOT LINES UNLESS OTHERWISE NOTED ON PLANS.
- ALL SANITARY SEWER SERVICES SHALL BE 4" PVC UNLESS OTHERWISE NOTED ON THE DRAWINGS OR IN THE SPECIFICATIONS.
- MANHOLE COVERS SHALL HAVE RASSED DIAMOND ROUGHNESS PATTERN.
- PROVIDE STUD-JOINTS WHEREVER FUTURE SEWERS ARE INDICATED.
- GUARD ALL SANITARY SEWER SERVICE LATERAL LOCATIONS WITH A STEEL POST AS REQUIRED BY WALKWAY STANDARDS SPECIFICATIONS FOR PUBLIC IMPROVEMENTS FOR TYPICAL SANITARY SEWER DETAILS.
- ALL CONNECTIONS TO EXISTING MANHOLES SHALL BE CORE DRILLED. A NEW WELL DEFINED INVERT SHALL BE MAINTAINED THROUGHOUT THE ENTIRE LENGTH OF THE EXISTING MANHOLE.
- MANHOLE BRIM ELEVATIONS SHALL BE MAINTAINED AS SHOWN ON PLANS UNLESS OTHERWISE NOTED ON THE DRAWINGS OR IN THE SPECIFICATIONS.
- THE CONTRACTOR SHALL CLEAN AND TELEVISION EVERY SANITARY SEWER LINE AND PROVIDE A COPY OF THE VIDEO TAPE AND FILE IN WINDOW FORMAT TO THE PUBLIC WORKS DIRECTOR.

STORM SEWER NOTES:

- ALL INTAKES SHALL HAVE WAKE GRATES.
- ALL INTAKES SHALL BE POURED-IN-PLACE OR PRECAST CONCRETE STRUCTURES.
- ALL INTAKES SHALL BE 12" DIA. 150 PVC UNLESS OTHERWISE NOTED ON THE DRAWINGS OR IN THE SPECIFICATIONS.
- GUARD ALL STORM SEWER SERVICE LATERAL LOCATIONS WITH A STEEL POST AS REQUIRED BY WALKWAY STANDARDS SPECIFICATIONS.

WATER MAIN NOTES:

- PIPE MATERIALS SHALL BE ANWBA 6000 CLASS 150 PVC.
- INSTALL NO. 10 THIN STANDARD COPPER TRACER WIRE UNDER PIPE. BRING TRACER WIRE TO SURFACE AT HYDRANTS OR AT END OF WIRE INSIDE LOCATOR BOX. USE WIRE TO LOCATE AND PROVIDE A GROUND ROD AT END OF TRACER WIRE FOR LOCATION AND EXTENSION IN FUTURE. THE CITY WILL TEST THE TRACER WIRE PRIOR TO ACCEPTANCE OF PLATES AND REPAIRS. PLATES SHALL BE AT THE CONTRACTOR'S EXPENSE.
- HYDRANTS AND VALVES SHALL CONFORM TO THE WALKWAY STANDARDS SPECIFICATIONS.
- NEW WATER MAINS WILL BE PLACED AT LEAST 18" FROM THE BACK OF THE CURB AND FIRE HYDRANTS WILL BE PLACED AT A MINIMUM OF 5.5 FEET OF COVER SHALL BE MAINTAINED OVER THE WATER MAIN, TYPICAL EXCEPT AT ALL HYDRANTS.
- ALL HYDRANTS SHALL BE PAINTED IN ACCORDANCE WITH THE CITY OF WALKWAY STANDARDS.
- ALL VALVES SHALL HAVE A VALVE BOX ADAPTER INSTALLED TO MAINTAIN ALIGNMENT.
- WATER CAN NOT BE USED BY THE CONTRACTOR UNLESS IT IS PART OF THE SUBSTITUTION PROCESS OF THE NEW MAIN. WATER NEEDED FOR ANY REASON AFTER BACTERIA TESTING HAS BEEN COMPLETED AND PASSED PRIOR APPROVAL AND PRESENCE OF A CITY OFFICER OR THEIR REPRESENTATIVE.
- GUARD ALL WATER SERVICE LOCATIONS WITH A STEEL POST AS REQUIRED BY WALKWAY STANDARDS SPECIFICATIONS FOR PUBLIC IMPROVEMENTS FOR TYPICAL WATER MAIN, FIRE HYDRANT, AND APPURTENANCE DETAILS.
- ALL WATER SERVICES SHALL BE 1" OR 1.5" COPPER PIPE.
- STAINLESS STEEL RISER RODS WILL BE REQUIRED FOR ALL CURB STOPS TO 1'-6" OF FINISHED GRADE.

GENERAL NOTES:

- THE CONTRACTOR SHALL NOTIFY THE CITY OF PLEASANT HILL AND ONE CALL 48 HOURS PRIOR TO COMMENCING CONSTRUCTION, PRIOR TO CULVERT CONSTRUCTION AND BACKFILL, UTILITY CONSTRUCTION, SUBGRADE PREP, MAIN LINE PAVING, AND BOU-CUT PAVING.
- THE CITY INSPECTOR MUST BE NOTIFIED IN TIME TO WITNESS ALL WORK AND TESTING PERFORMED ON THIS PROJECT.
- ALL CONSTRUCTION IS TO BE IN ACCORDANCE WITH THE "Iowa Statewide Urban Design and Specifications".
- DESIGN STANDARDS FROM THE "Iowa Statewide Urban Design and Specifications" SHALL BE USED UNLESS OTHERWISE NOTED ON THE DRAWINGS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR RECORDING THE AS-BUILT LOCATION OF ALL UTILITIES AND SERVICES.
- THE CONTRACTOR SHALL RECONNECT ANY FIELD TILE THAT ARE INTERRUPTED DURING UTILITY CONSTRUCTION.
- THE CONTRACTOR SHALL PROVIDE AND MAINTAIN TRAFFIC CONTROL, SIGNAGE IN AREAS OF CONSTRUCTION PER THE MANUAL ON UNIFORM TRAFFIC DEVICES (MUTCD) AND APPLICABLE LOCAL STANDARDS AND REQUIREMENTS.
- THESE DRAWINGS ARE BEING MADE AVAILABLE BY A LEO FELDS ENGINEERING COMPANY (A.L.P.E.C.) FOR USE ON THIS PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY USE OF THESE DRAWINGS (OR ANY PART THEREOF) EXCEPT IN ACCORDANCE WITH THE TERMS OF SAID AGREEMENT. CITY PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- THE CONTRACTOR SHALL REPAIR OR REPLACE ALL SOODING DISTURBED IN TEMPORARY CONSTRUCTION EASEMENTS.



EXISTING UTILITIES NOTES:
THE LOCATIONS OF THE EXISTING UTILITIES SHOWN HEREON ARE APPROXIMATE AND HAVE BEEN PLOTTED FROM AVAILABLE SURVEYS AND/OR RECORDS. THE CONTRACTOR IS RESPONSIBLE TO ENSURE THAT ANY EXISTING UTILITIES (SHOWN OR NOT SHOWN) ARE NOT DAMAGED DURING CONSTRUCTION. DAMAGE TO UTILITIES AND STRUCTURES SHALL BE REPAIRED BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE TO THE SATISFACTION OF THE CITY AND THE OWNER.

NOTE: DRAWING IS BEING MADE AVAILABLE BY A LEO FELDS ENGINEERING COMPANY (A.L.P.E.C.) FOR USE ON THIS PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY USE OF THESE DRAWINGS (OR ANY PART THEREOF) EXCEPT IN ACCORDANCE WITH THE TERMS OF SAID AGREEMENT. CALL (7-800-292-8888).

A. LEO FELDS ENGINEERING COMPANY
Engineering Planning Surveying
2323 Incom Street, Des Moines, IA 50316 - P.O. Box 4624, Des Moines, IA 50316 - P. (515) 265-8166 F. (515) 265-2548

ESTIMATED QUANTITIES		
PAVING	8" NON REINFORCED P.C.C.	5,982 S.Y.
	7" NON REINFORCED P.C.C. (SIDEWALK)	14,250 S.Y.
	5" NON REINFORCED P.C.C. (TRAIL)	3,856 S.Y.
	5" NON REINFORCED P.C.C. (TRAIL)	1,820 S.Y.
STORM SEWER	12" R.C.P. - Class 4	91 L.F.
	15" R.C.P. - Class 4	1,054 L.F.
	18" R.C.P. - Class 4	508 L.F.
	18" R.C.P. - Arch. Class 4	280 L.F.
	21" R.C.P. - Arch. Class 4	532 L.F.
	24" R.C.P. - Arch. Class 4	414 L.F.
	27" R.C.P. - Arch. Class 4	170 L.F.
	30" R.C.P. - Arch. Class 4	558 L.F.
	36" R.C.P. - F.E.S. w/ Footing	227 L.F.
	15" R.C.P. - F.E.S. w/ Footing	4 EA.
	18" R.C.P. - F.E.S. w/ Footing	2 EA.
	20" R.C.P. - F.E.S. w/ Footing	1 EA.
	30" R.C.P. - F.E.S. w/ Footing	1 EA.
	36" R.C.P. - F.E.S. w/ Footing	1 EA.
	8" A2000 Subdrain	2,193 L.F.
Shallow Manhole Skm#	4 EA.	
Subdrain Services	75 EA.	
WATER	TYPE A INTAKE	14 EA.
	TYPE B INTAKE	6 EA.
	TYPE C INTAKE	8 EA.
	STORM MANHOLE	9 EA.
	STORM MANHOLE	9 EA.
SANITARY	8" WATER MAIN(C-900 CLASS 150 PVC)	4,510 L.F.
	12" WATER MAIN(C-900 CLASS 150 PVC)	1,485 L.F.
	12" x 8" Valves	1 EA.
	12" Valves	4 EA.
	8" Valves	20 EA.
	1" WATER SERVICE LATERALS	84 EA.
	HYDRANT ASSEMBLIES	22 EA.
	8" PVC TRUSS	4,319 L.F.
	4" SERVICE LATERALS	76 EA.
	SANITARY MANHOLE	14 EA.

APPROVED BY: [Signature]
DATE: 7-19-06
BY: LEONARD FELDS, P.E.
LEO FELDS ENGINEERING COMPANY
2323 INCOM STREET, DES MOINES, IA 50316
PH: (515) 265-8166 FAX: (515) 265-2548
WWW.LEOFELDS.COM
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TITLE: AS BUILT - TITLE SHEET
Grant Park 2
Waukee, Iowa
REVISIONS:
DATE: 7-19-06
BY: [Signature]
CHECKED BY: [Signature]
SCALE: 1" = 50' Horiz.
DATE: 7-19-06
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UTILITY LINE OR PIPE
WATER
GAS
SANITARY SEWER
STORM SEWER
UNDERGROUND ELEC. / TEL.
OVERHEAD ELEC. / TEL.
CABLE TELEVISION

STANDARD SYMBOLS:
IRON ROD OR PIPE FOUND
SECTION CORNER MONUMENT FOUND
POWER POLE
LIGHT POLE
FINISHED FLOOR
A.C.C./P.C.C. ASPHALT/PORTLAND CEMENT CONCRETE CATV

LEGEND:
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A.C.C./P.C.C. ASPHALT/PORTLAND CEMENT CONCRETE CATV

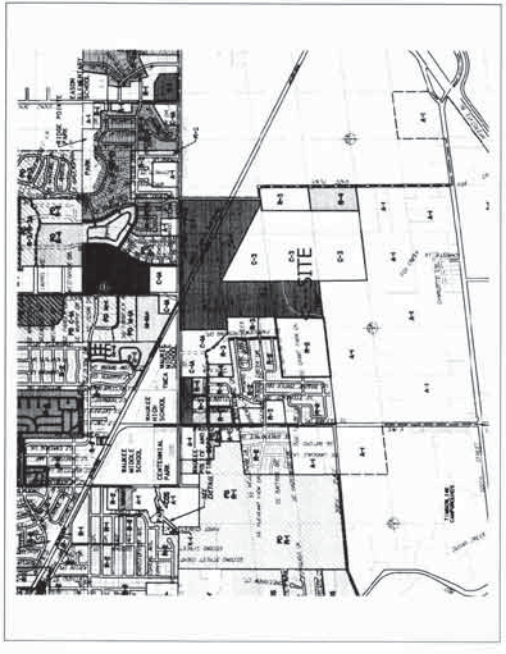
MORE OR LESS
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MANHOLE
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NOT TO SCALE
ONE/TWO



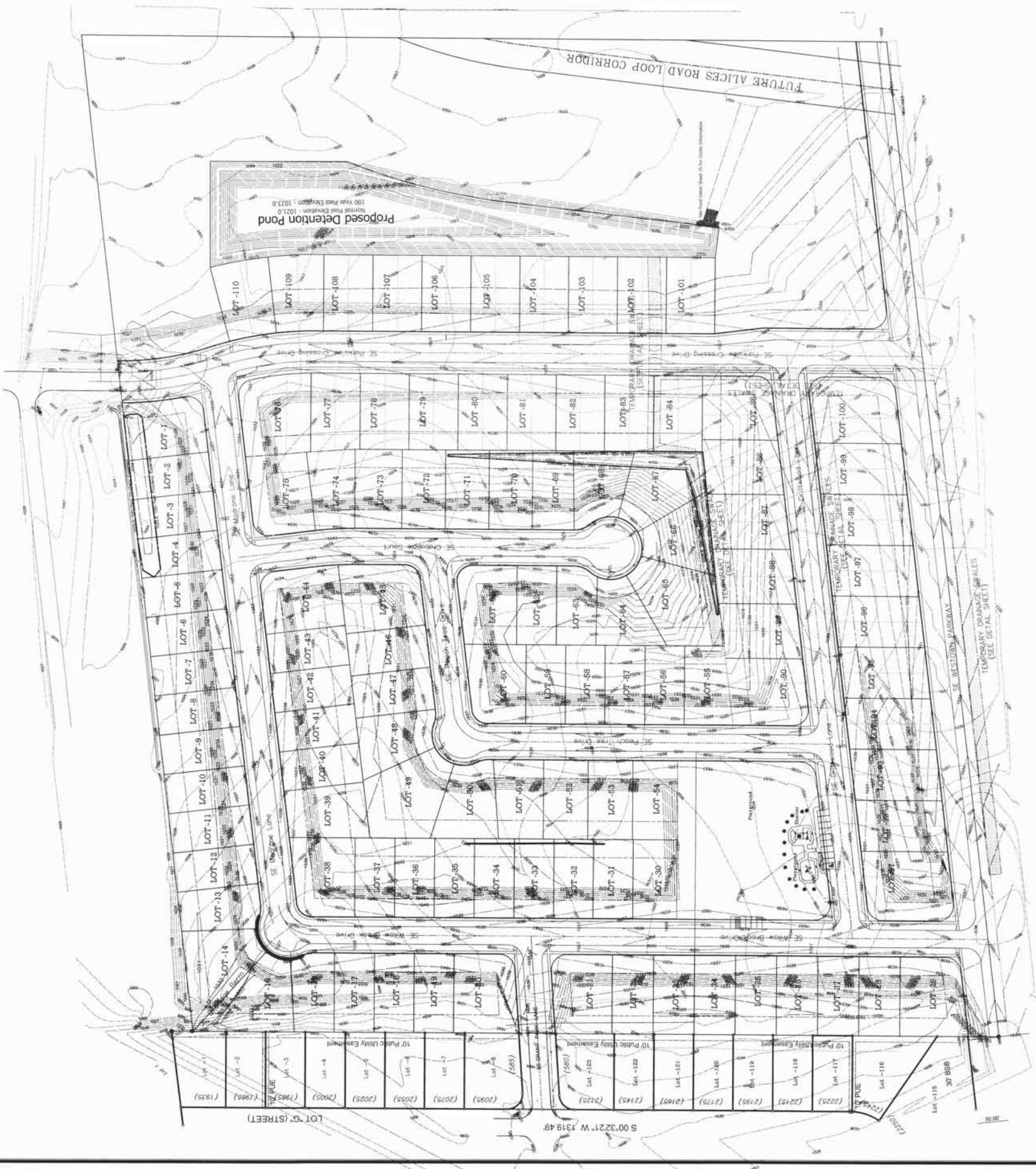
- GRADING NOTES:**
1. STRIP TOPSOIL (6") FROM ALL THE AREAS WHICH ARE TO BE FILLED OR CUT FOR BORROW.
 2. STRIP TOPSOIL (6") FROM ALL THE AREAS WHICH ARE TO BE FILLED OR CUT FOR BORROW.
 3. PREPARE BOTTOM OF BENCH FOR FILL BY DISKING TO A DEPTH OF 4 INCHES AND COMPACT.
 4. ANY LOCALIZED AREAS WHICH CANNOT BE SATISFACTORILY COMPACTED OR WHICH SHOW EVIDENCE OF LOCALIZED SETTLEMENT SHALL BE UNDERCUT AND RECOMPACTED WITH ON-SITE FILL MATERIALS.
 5. ALL STRUCTURAL FILL SHALL BE COMPACTED TO A DENSITY THAT IS NOT LESS THAN 95% STANDARD PROCTOR.
 6. ALL AREAS WHICH ARE TO RECEIVE PAVING SHALL HAVE THE TOP 12 INCHES DISKED AND MAINTAIN ALL CURBS AND FILL AREAS TO ACCOMMODATE SURFACE DRAINAGE.
 7. DRAINAGE CONTRACTOR SHALL STOCKPILE TOPSOIL FOR SHOULDERING.
 8. FINISH GRADE ON ALL NON-PAVED AREAS SHALL BE WITHIN 0.20 FEET AND PAVED AREAS SHALL BE WITHIN 0.10 FEET OF FINISH GRADE.
 9. THE CONTRACTOR SHALL PROTECT ALL UTILITIES AND STRUCTURES. ANY DAMAGE SHALL BE REPAIRED BY THE CONTRACTOR TO THE SATISFACTION OF THE OWNER OF THE UTILITIES.
 10. FINISH GRADE SHALL BE SPREAD TO A MINIMUM THICKNESS OF 6 INCHES ON ALL DISTURBED AREAS.
 11. TOPSOIL SHALL BE SPREAD TO A MINIMUM THICKNESS OF 6 INCHES ON ALL DISTURBED AREAS.
 12. BACK FILL TO THE TOP OF ALL CURBS.
 13. THE MOISTURE CONTENT SHALL NOT DEVIATE BETWEEN THE OPTIMUM AND 4% ABOVE OPTIMUM IN EROSION CONTROL WITH SILT FENCES SHALL BE MAINTAINED AROUND STORM INTAKES UNTIL PAVING AND SODDING ARE COMPLETED.
 14. EROSION CONTROL WITH SILT FENCES SHALL BE MAINTAINED AROUND STORM INTAKES UNTIL PAVING AND SODDING ARE COMPLETED.
 15. ADDITIONAL SILT FENCE STRUCTURES SHALL NOTIFY THE CITY OF WAUKEE.
 16. QUALIFIED PERSONNEL SHALL INSPECT DISTURBED AREAS OF THE CONSTRUCTION SITE THAT HAVE NOT BEEN FINALLY STABILIZED AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND EXISTING VEGETATION IS TO BE PRESERVED WHENEVER POSSIBLE. PERMANENT SEEDING AND/OR SODDING AND VEGETATIVE BUFFER STRIPS ARE TO BE USED THROUGHOUT THE GRADING SITE.

EROSION CONTROL NOTES:

1. THE SUBCONTRACTOR IS RESPONSIBLE FOR EROSION AND POLLUTION CONTROL.
2. CONTROLS MUST BE IN GOOD OPERATING CONDITION UNTIL THE CONSTRUCTION ACTIVITY IS COMPLETED.
3. THE SUBCONTRACTOR SHALL INSPECT THE SITE AT A MINIMUM OF ONCE EVERY SEVEN DAYS AND WITHIN 24 HOURS OF THE END OF A 0.5 INCH OR GREATER RAINFALL. ALL DISTURBED AREAS SHALL BE PROTECTED FROM EROSION AND POLLUTION.
4. ANY CONTROL SYSTEM SHALL BE INSPECTED, WHERE CONSTRUCTION VEHICLES ENTER/EXIT THE SITE.
5. THE SUBCONTRACTOR SHALL TAKE NECESSARY ACTIONS TO CORRECT DEFICIENCIES FOUND DURING INSPECTIONS AS SOON AS PRACTICAL BUT NO LATER THAN A WEEK FROM THE INSPECTION IN WHICH DEFICIENCIES WERE FOUND.
6. THE SUBCONTRACTOR SHALL KEEP A LOG AND PREPARE WEEKLY REPORTS DETAILING THE INSPECTIONS AND MEASURES TAKEN TO CORRECT ANY AND ALL DEFICIENCIES FOUND IN THE EROSION AND POLLUTION CONTROL SYSTEMS.
7. ALL MEASURES SHALL CONFORM TO THE STANDARDS SET BY THE IOWA DEPARTMENT OF NATURAL RESOURCES. COPIES OF THESE REPORTS SHALL BE FORWARDED TO DEVELOPER AND FIELDS ENGINEERING COMPANY.
8. AFTER INITIAL GRADING PRIOR TO UTILITY CONSTRUCTION - ALL DISTURBED AREAS OUTSIDE OF THE CONSTRUCTION SITE SHALL BE PROTECTED FROM EROSION AND POLLUTION.
9. IF AN AREA IS NOT TO BE DISTURBED FOR MORE THAN 21 DAYS THAT AREA SHALL BE SEEDS WITHIN A WEEK.
10. DISTURBED AREAS SHALL BE COVERED AFTER COMPLETION OF THE FINAL GRADING OPERATIONS.
11. ANY SOIL OR DEBRIS SPILLED, WASHED, TRACKED OR DROPPED ON TO ADJACENT PROPERTIES OR R.O.W. SHALL BE REMOVED BY THE CONTRACTOR WITHIN 24 HOURS.
12. FABRIC FAILURES SHALL BE REPAIRED OR REPLACED AS NECESSARY.
13. PLACE ADDITIONAL SILT FENCING IN AREA WHERE EROSION IS EVIDENT.
14. SILT FENCING IS TO BE CLEANED WHEN SORE OF THE CAPACITY IS EXCEEDED.
15. ALL INTAKES SHALL BE COVERED DURING CONSTRUCTION TO PREVENT SEDIMENTATION DEPOSITS WITHIN DETENTION BASIN IS BELOW TO THE SOUTH SIDE OF THE SITE AND NO SPOIL SITES ARE ANTICIPATED.



VICINITY MAP
NOT TO SCALE



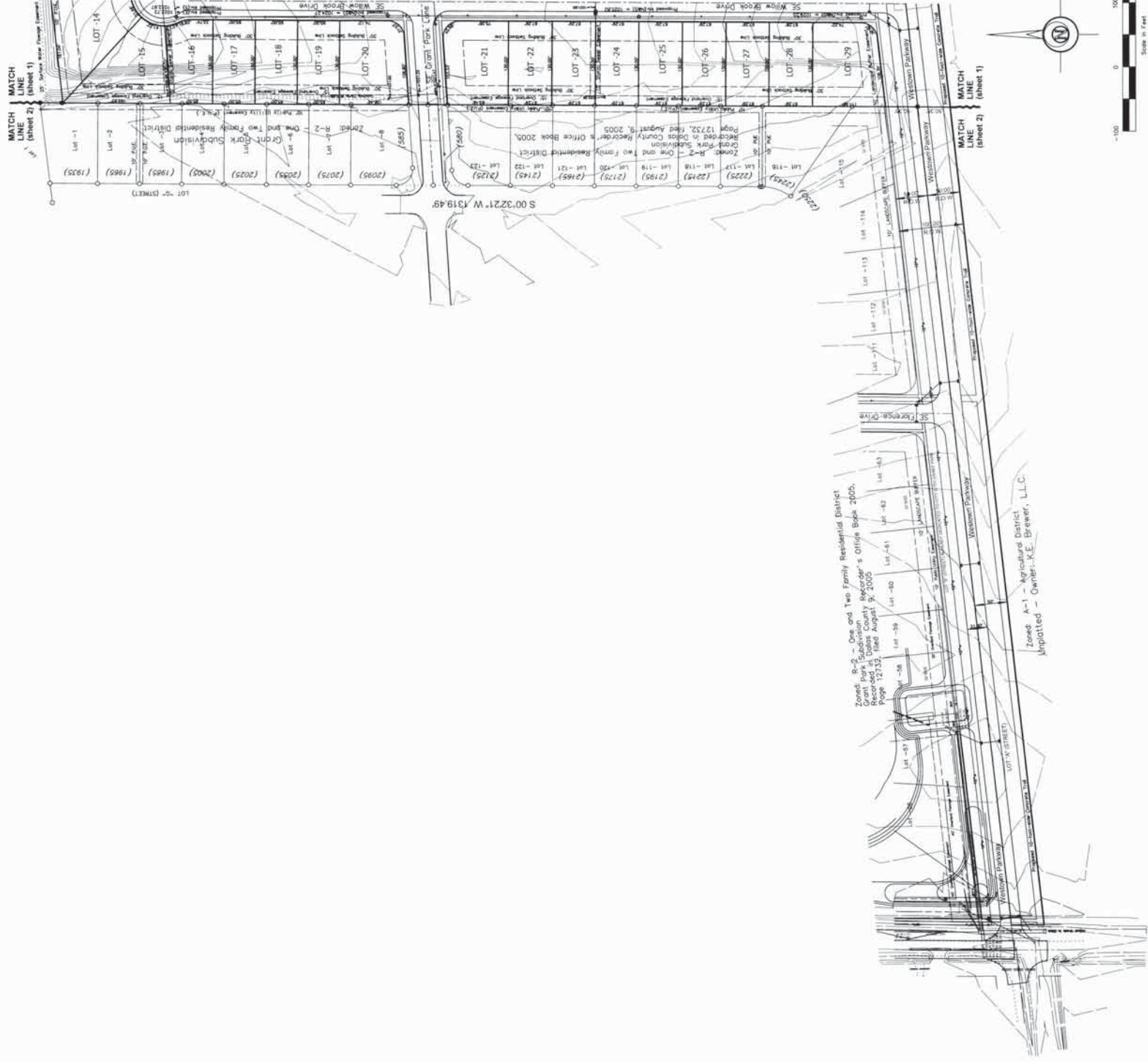
- LEGEND:**
- STANDARD SYMBOLS
- 1. UTILITY LINE OR PIPE
 - 2. SAND
 - 3. GRAVEL
 - 4. CONCRETE
 - 5. ASPHALT
 - 6. PAVED FLOOR
 - 7. FINISHED FLOOR
 - 8. POWER POLE
 - 9. TELEPHONE POLE
 - 10. UNDERGROUND CABLE
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A. LEO PLUS ENGINEERING COMPANY

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11111 13th Street, Des Moines, IA 50319 • P: 515.281.1313 • F: 515.281.1314



EXISTING UTILITIES NOTE: EXISTING UTILITIES SHOWN FROM AVAILABLE SURVEYS AND/OR RECORDS. THE LOCATION OF UTILITIES SHOWN IS APPROXIMATE UNLESS NOTED OTHERWISE. THE LOCATION OF UTILITIES SHOWN IS APPROXIMATE UNLESS NOTED OTHERWISE. THE LOCATION OF UTILITIES SHOWN IS APPROXIMATE UNLESS NOTED OTHERWISE. THE LOCATION OF UTILITIES SHOWN IS APPROXIMATE UNLESS NOTED OTHERWISE.

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 Engineering Planning Surveying
 7323 Union Street, Des Moines, IA 50316 P.O. Box 4576, Des Moines, IA 50305 P. (515) 263-3198 F. (515) 266-2259

- STANDARD SYMBOLS:**
- IRON ROD OR PIPE FOUND
 - SET IRON ROD WITH #4-40 CAP
 - △ SECTION CORNER MONUMENT FOUND
 - POWER POLE
 - ▽ POWER POLE
 - FINISHED FLOOR

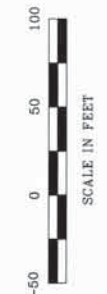
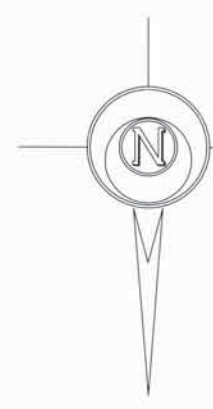
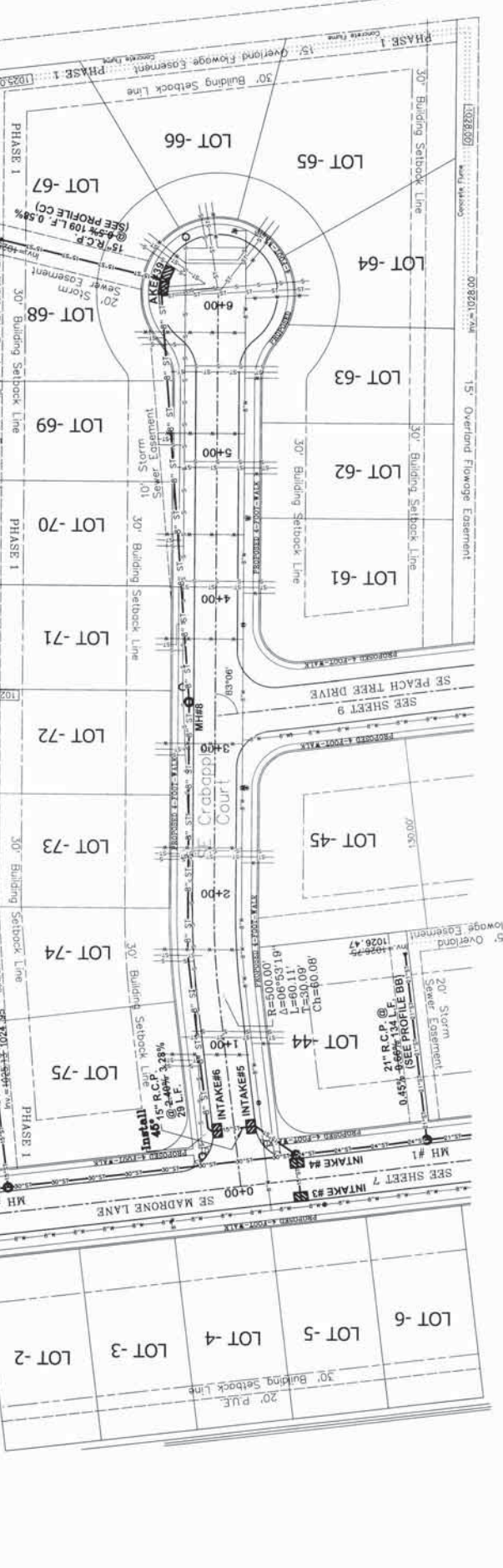
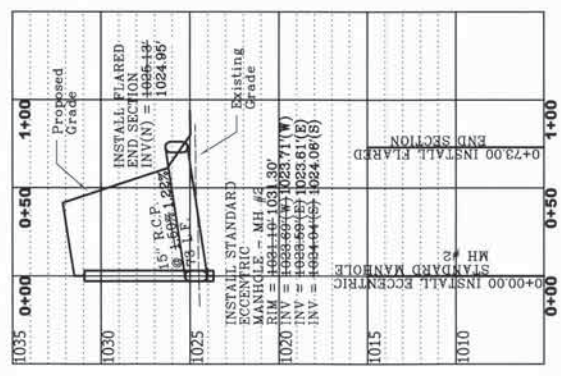
- MORE OR LESS**
- ✖ FENCE LINE
 - ✖ FIRE HYDRANT
 - ✖ SANITARY SEWER MANHOLE
 - ✖ STORM SEWER MANHOLE
 - ✖ VALVE ELEVATION (@ x)
 - ✖ NOT TO SCALE
 - ✖ HOT MIX ASPHALT

- P.C.C. ---**
- W WATER
 - G GAS
 - S SANITARY SEWER
 - ST STORM SEWER
 - U UTILITY LINE OR PIPE
 - UGR UGRIFF
 - OC OVERHEAD ELEC / TEL
 - CA CABLE TELEVISION

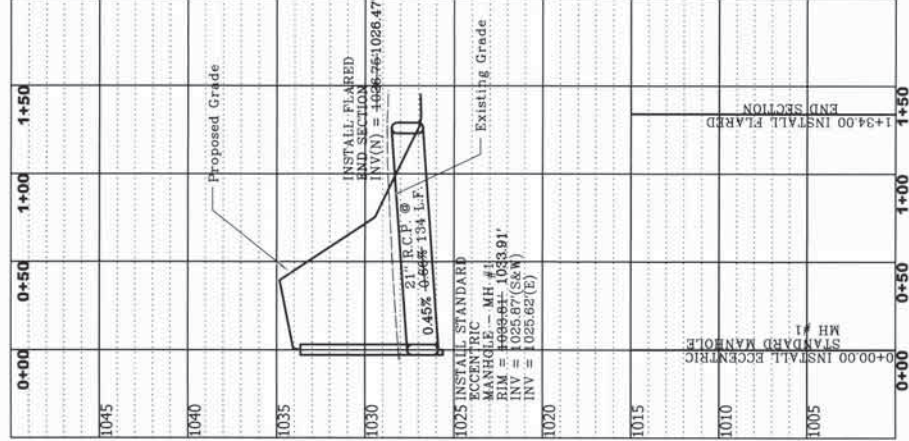
**GRADING/SWPPP
 SE WESTOWN PARKWAY
 EXTENSION**

7-3-2007
A. MARSKE
 10805-4

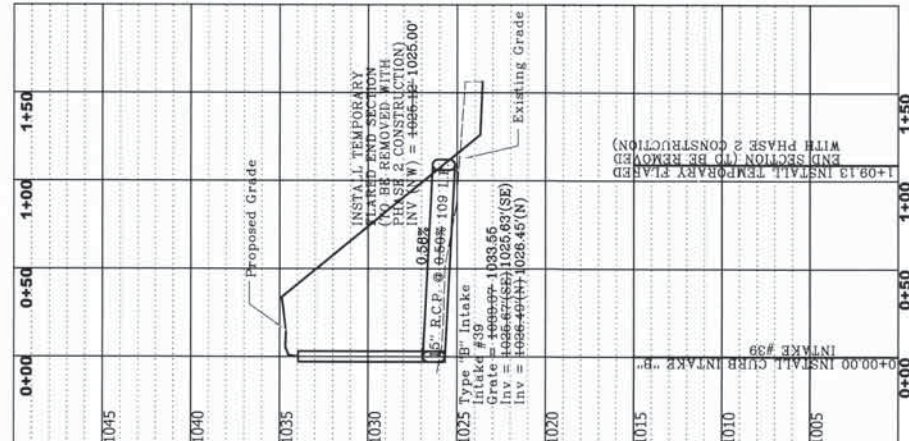
PROFILE AA



PROFILE BB



PROFILE CC



EXISTING UTILITIES NOTE:
THE LOCATIONS OF THE EXISTING UTILITIES SHOWN FROM AVAILABLE RECORDS AND/OR RECORDS. THE EXISTING UTILITIES (SHOW OR NOT SHOWN) ARE FOR INFORMATION ONLY. CALL (762) 552-8880.

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LEGEND:

STANDARD SYMBOLS:

- IRON ROD OR PIPE FOUND
- SET IRON ROD WITH #4640 CAP
- ▲ SECTION CORNER MONUMENT SET
- ⊙ POWER POLE
- ⊙ LIGHT POLE
- FF. FINISHED FLOOR

STANDARD SYMBOLS:

- XXX- UTILITY LINE OR PIPE
- W GAS
- C WATER
- ST SANITARY SEWER
- ST STORM SEWER
- U/OE/T UNDERGROUND ELEC. / TEL.
- U/OE/T OVERHEAD ELEC. / TEL.
- CATV CABLE TELEVISION

A. LEO ELDS ENGINEERING COMPANY

Engineering Planning Surveying

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TITLE: AS BUILT - Paving and Storm Sewer Plan and Profile
SE Crabapple Court
Grant Park 2 - Waukee, Iowa

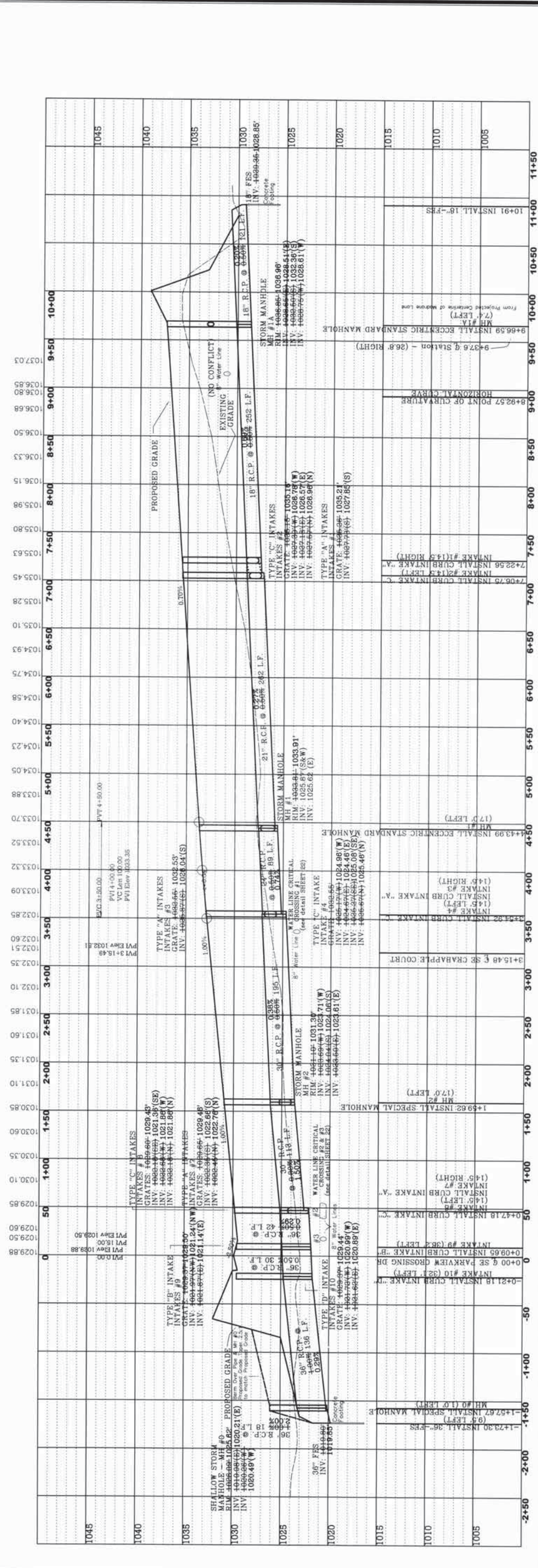
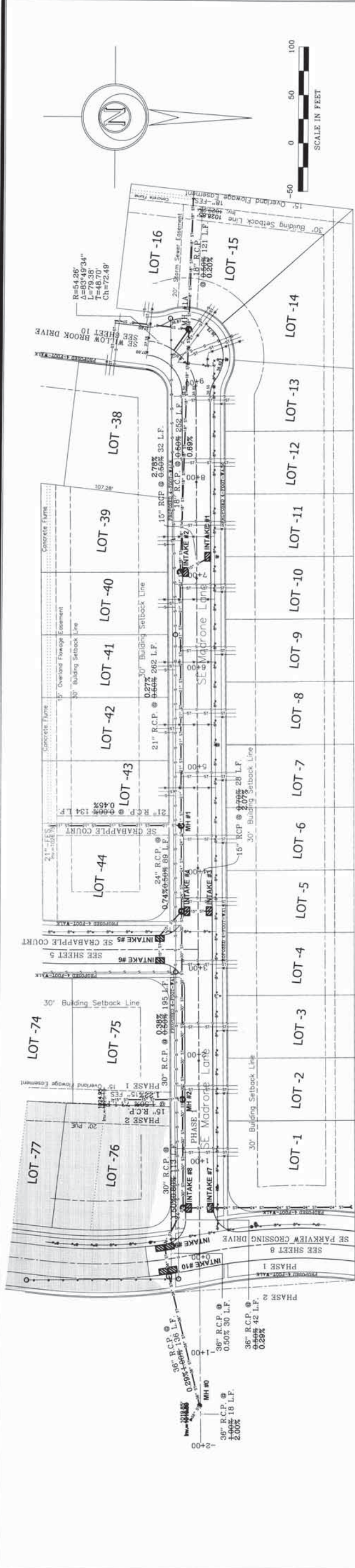
REVISIONS:

NO.	DATE	DESCRIPTION
1	7-20-06	AS BUILT

SCALE: 1" = 5' Vert
1" = 50' Hor

DRAWN BY: E. Jondle
CHECKED BY: E. Jondle
DATE: 7-20-06
JOB NO: 10805-5

FILE PATH: S:\Art River\Grant Park 2\As BUILT\7-1-06\9805 AS-Crabapple S & P Plan & Profile 1-10-07.dwg



AS BUILT - Paving and Storm Sewer Plan and Profile
SE Madrone Lane
Grant Park 2 - Waukee, Iowa

DATE: 7-20-06
 DRAWN BY: E. Hopkins
 CHECKED BY: E. Hopkins
 PROJECT NO: 10805-7

LEGEND:

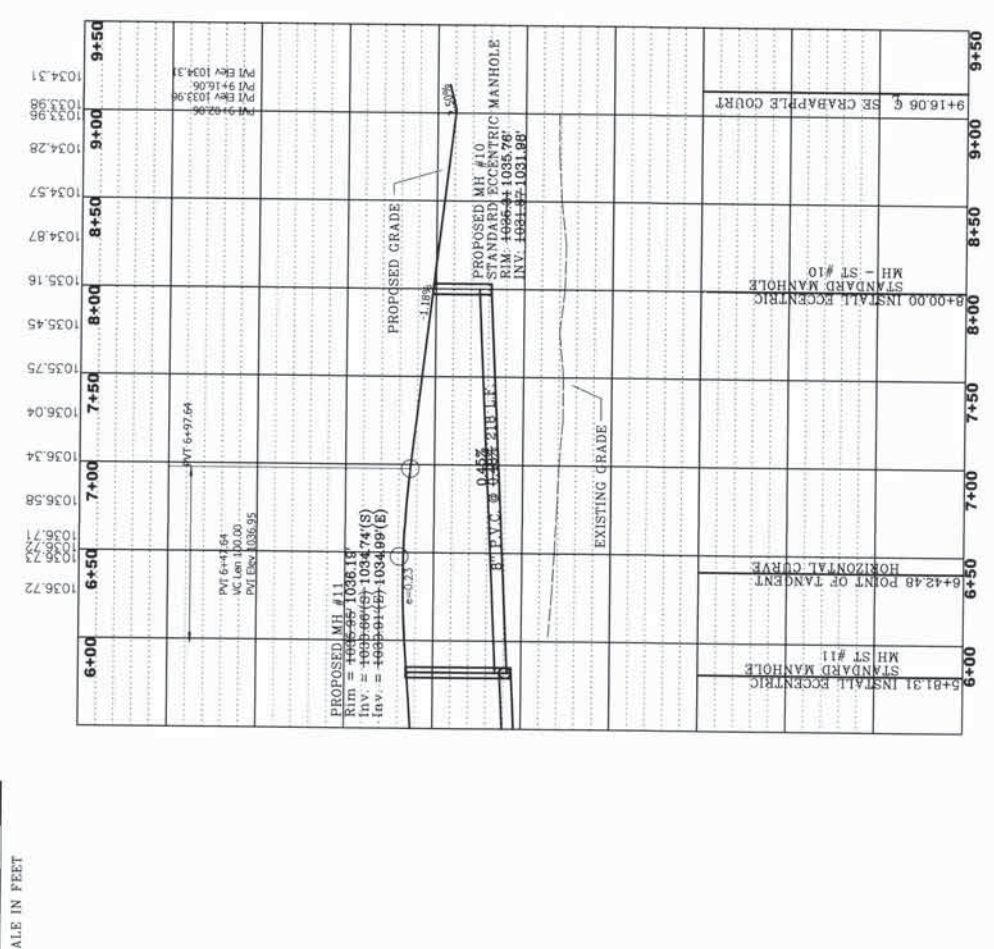
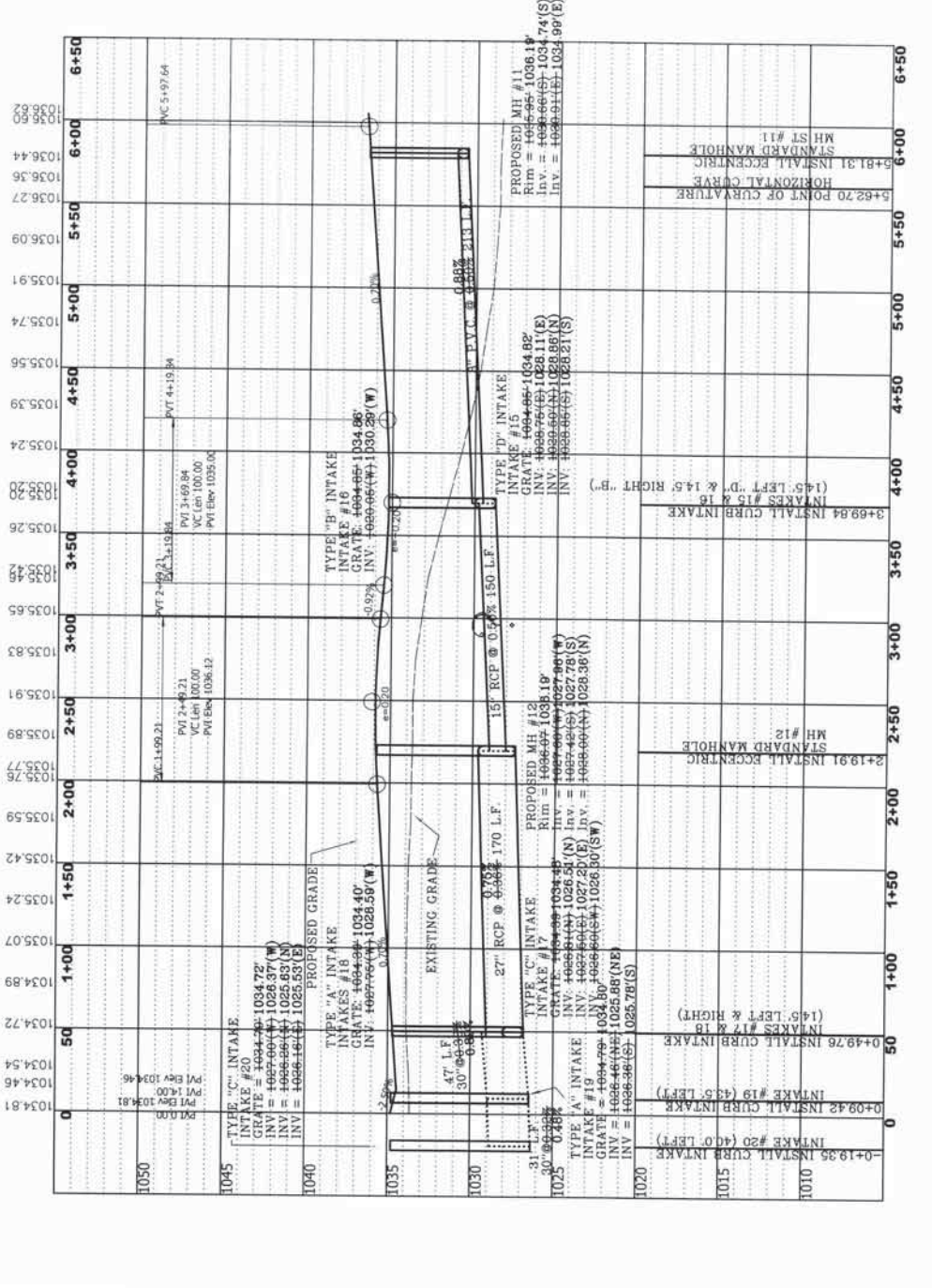
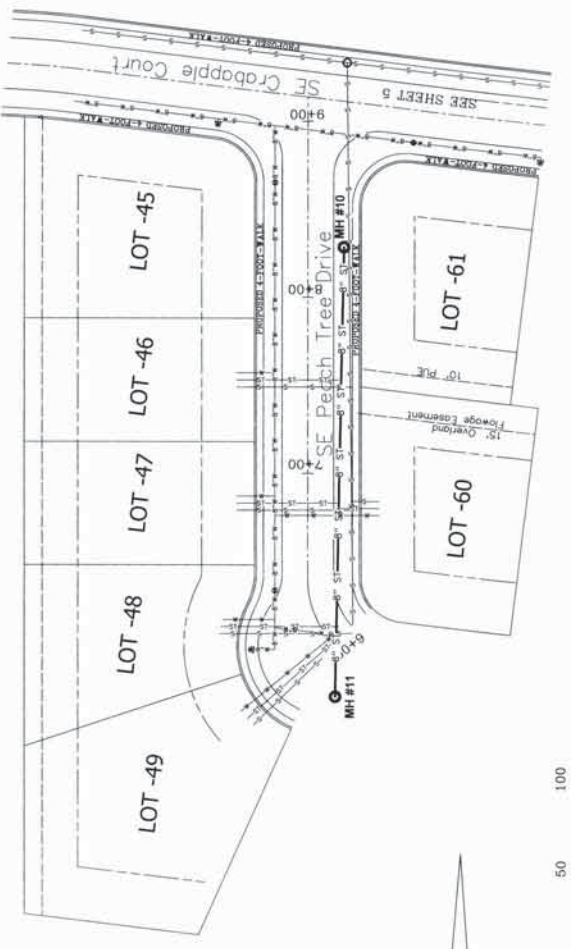
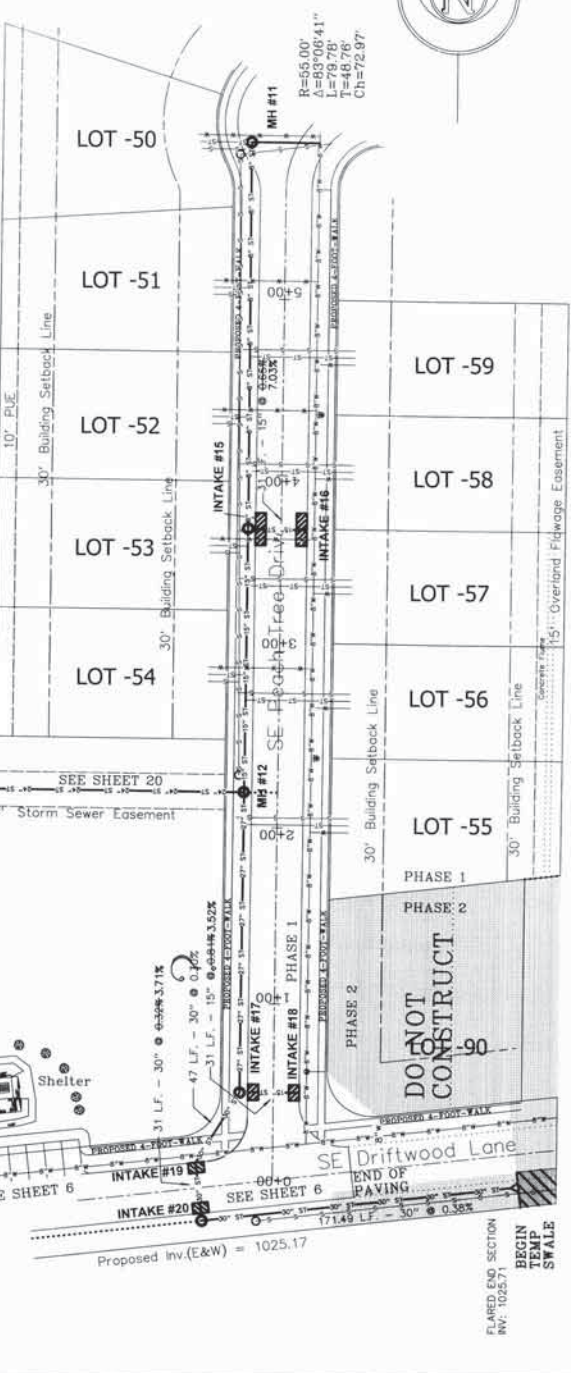
STANDARD SYMBOLS

- IRON ROD OR PIPE FOUND
- SET IRON ROD WITH #4540 CAP
- ▲ SECTION CORNER MONUMENT FOUND
- △ SECTION CORNER MONUMENT SET
- VALVE
- MANHOLE
- FIRE HYDRANT
- MORE OR LESS FENCE LINE
- UTILITY LINE OR PIPE
- XXX---
- W WATER
- G GAS
- S SANITARY SEWER
- ST STORM SEWER
- U/E/T UNDERGROUND ELEC. / TEL.
- C/E/T OVERHEAD ELEC. / TEL.
- CAV CABLE TELEVISION

EXISTING UTILITIES NOTE:
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NOTE:
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 Engineering Planning Surveying
 2227 Olson Street, Des Moines, IA 50316 P.O. Box 4028, Des Moines, IA 50305 P: (515) 265-8186 F: (515) 264-2258

LEGEND:

STANDARD SYMBOLS:

- ROUN ROD OR PIPE TOLAD
- SET ROUN ROD WITH #4640 CAP
- ▲ SECTION CORNER MONUMENT FOUND
- △ SECTION CORNER MONUMENT SET
- ⊕ POWER POLE
- ⊙ LIGHT POLE
- ⊖ LIGHT POLE
- FF - FINISHED FLOOR

NOTE: DRAWING IS BEING MADE AVAILABLE BY A LEAD ENGINEERING COMPANY (A.L.P.E.C.) FOR USE ON THIS PROJECT BY ACCESS TO THE PROJECT FILES. A.L.P.E.C. ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION PROVIDED HEREIN. THE USER OF THIS INFORMATION SHALL BE RESPONSIBLE FOR VERIFYING THE INFORMATION AND FOR ANY DAMAGE TO PERSONS OR PROPERTY THAT MAY BE CAUSED BY THE USE OF THIS INFORMATION. CALL (1-800-392-8889).

LEGEND:

- XXX - UTILITY LINE OR PIPE
- W - WATER
- S - STORM SEWER
- ST - STORM SEWER
- USE/T - UNDERGROUND ELEC. / TEL.
- OHE/T - OVERHEAD ELEC. / TEL.
- CATV - CABLE TELEVISION

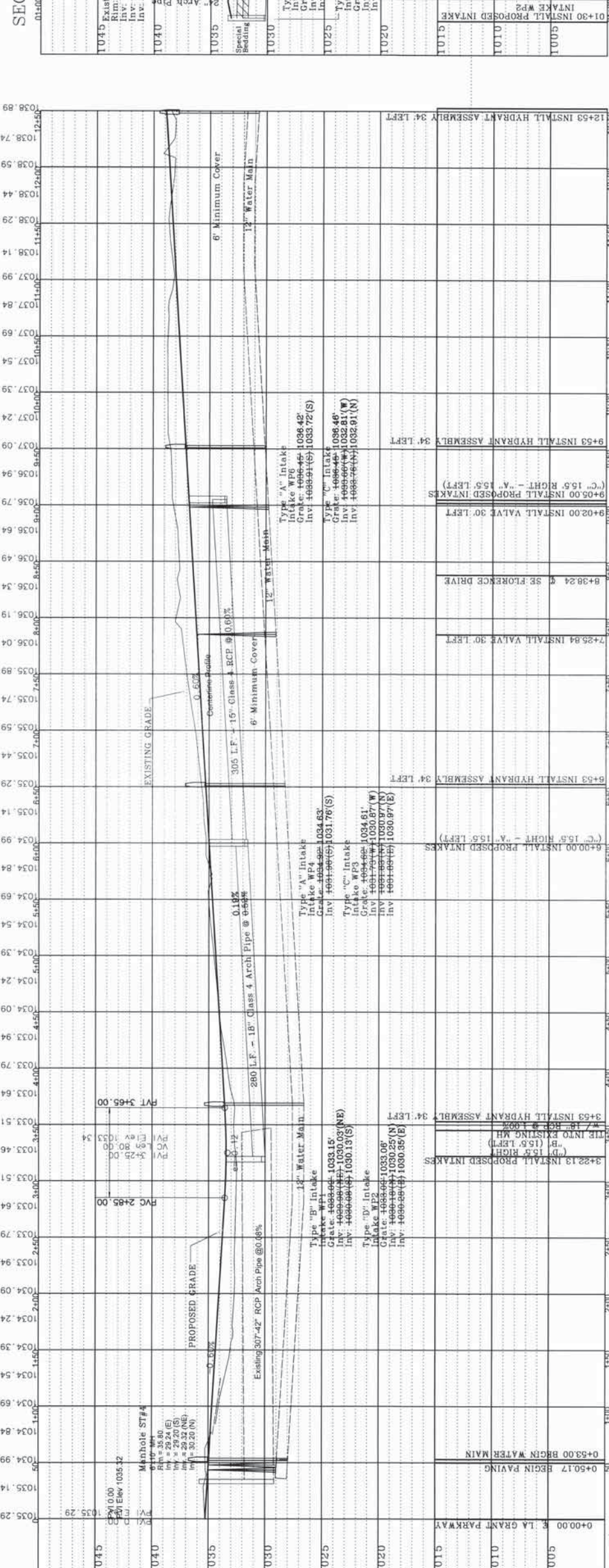
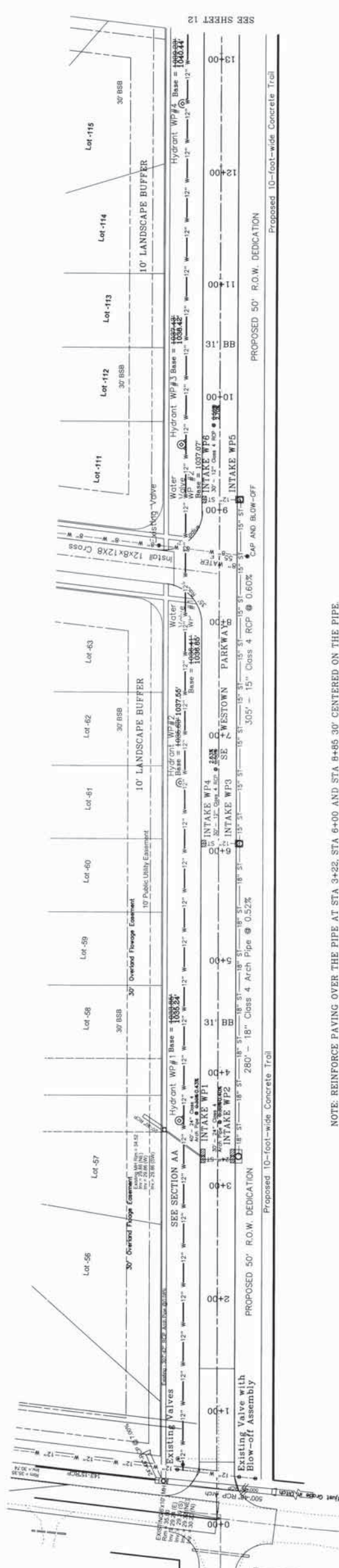
STANDARD SYMBOLS:

- +/- - MORE OR LESS
- - FENCE LINE
- - PRE. FIDUCIAL
- - MANHOLE
- ⊕ - SPOT ELEVATION (⊕ x)
- 125 x 3 - NOT TO SCALE
- N.T.S. - NOT TO SCALE
- A.C.C./P.C.C. - ASPHALTIC/PORTLAND CEMENT CONCRETE

TITLE: AS BUILT - Paving and Storm Sewer Plan and Profile
PROJECT: SE Peach Tree Drive
LOCATION: Grant Park 2 - Waukee, Iowa

DATE: 7-20-06
SCALE: 1" = 6' Vert
 1" = 50' Hor

DESIGNED BY: E. Hopkins
DRAWN BY: E. Hopkins
CHECKED BY: E. Hopkins
DATE: 7-20-06
PROJECT NO.: 10805-9



NOTE: REINFORCE PAVING OVER THE PIPE AT STA 3+22, STA 6+00 AND STA 8+85 30' CENTERED ON THE PIPE.

AS BUILT - Paving, Storm Sewer and Water Plan and Profile
SE Westown Parkway
Grant Park 2 - Waukee, Iowa

DATE: 6-29-2004
 DRAWN BY: V. Peids
 PROJECT NO: 10805-11

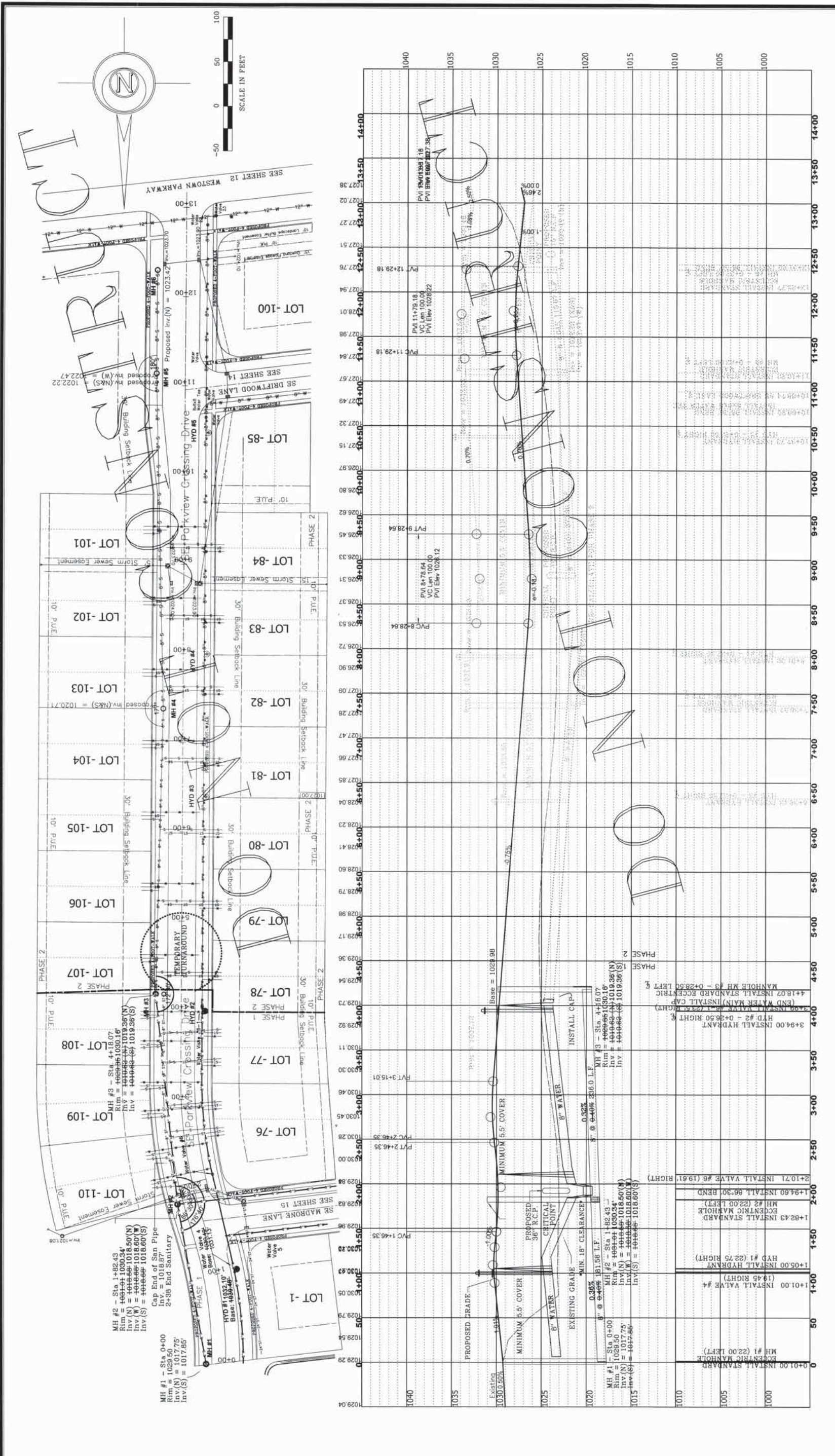
- LEGEND:**
- STANDARD SYMBOLS:**
- IRON ROD OR PIPE FOUND
 - SET IRON ROD WITH #4540 CAP
 - △ SECTION CORNER MONUMENT FOUND
 - SECTION CORNER MONUMENT SET
 - ⊕ POWER POLE
 - ⊙ 125X 3 SPOT ELEVATION (@ x)
 - ⊕ N.T.S. NOT TO SCALE
 - ACC./P.C.C. ASPHALTIC/PORTLAND CEMENT CONCRETE
 - CAV CABLE TELEVISION
- UTILITY LINE OR PIPE**
- XXX--- UTILITY LINE OR PIPE
 - W WATER
 - G GAS
 - S SANITARY SEWER
 - ST STORM SEWER
 - UG/T UNDERGROUND ELEC. / TEL.
 - OH/T OVERHEAD ELEC. / TEL.
 - CAV CABLE TELEVISION

CONVEYING UTILITIES NOTE:
 THE LOCATIONS OF THE EXISTING UTILITIES SHOWN HEREON ARE APPROXIMATE. THEY HAVE BEEN PLOTTED FROM RECORD DRAWINGS AND FIELD SURVEY. THE CONTRACTOR IS RESPONSIBLE TO DISCOVER THE LOCATION AND DEPTH OF ALL UTILITIES PRIOR TO CONSTRUCTION. CALL (1-800-392-6868).

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AS BUILT-Water and Sanitary Sewer Plan and Profile
SE Parkway Crossing Drive
Grant Park 2 - Waukee, Iowa

DATE: 7-20-06
 DRAWN BY: E. Jondle
 CHECKED BY: [Blank]
 SCALE: 1" = 80' Vert, 1" = 80' Hor
 PROJECT NO.: 10800-16

LEGEND:

STANDARD SYMBOLS:

- IRON ROD OR PIPE FOUND
- SET IRON ROD WITH #4640 CAP
- ▲ SECTION CORNER MONUMENT FOUND
- △ SECTION CORNER MONUMENT SET
- ⊕ POWER POLE
- ⊕ TELEPHONE POLE
- FF. FINISHED FLOOR

UTILITY LINE OR PIPE:

- XXX--- UTILITY LINE OR PIPE
- W WATER
- G GAS
- S SANITARY SEWER
- ST STORM SEWER
- UG/ET UNDERGROUND ELEC. / TEL.
- CO/TV CABLE TELEVISION

MORE OR LESS:

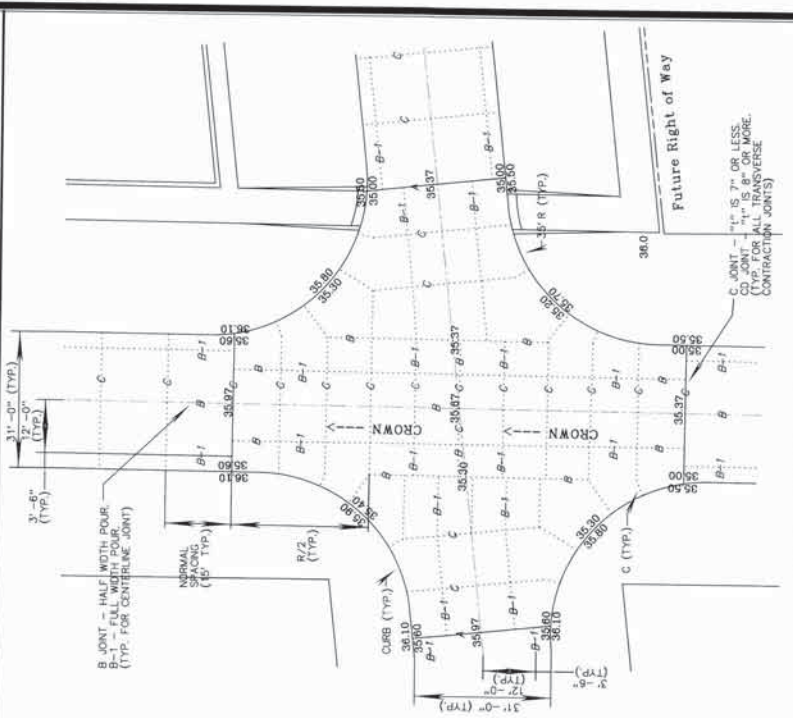
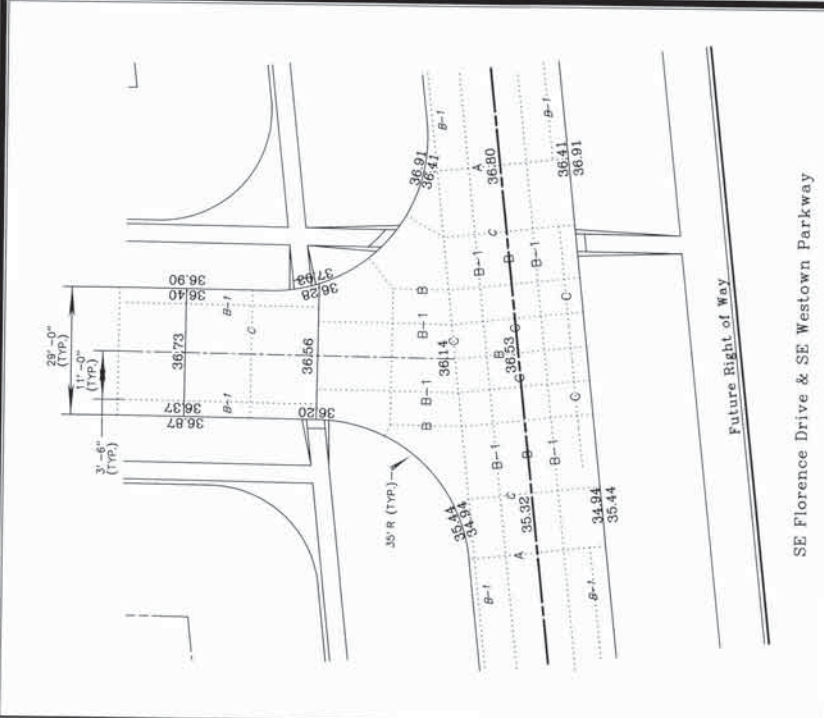
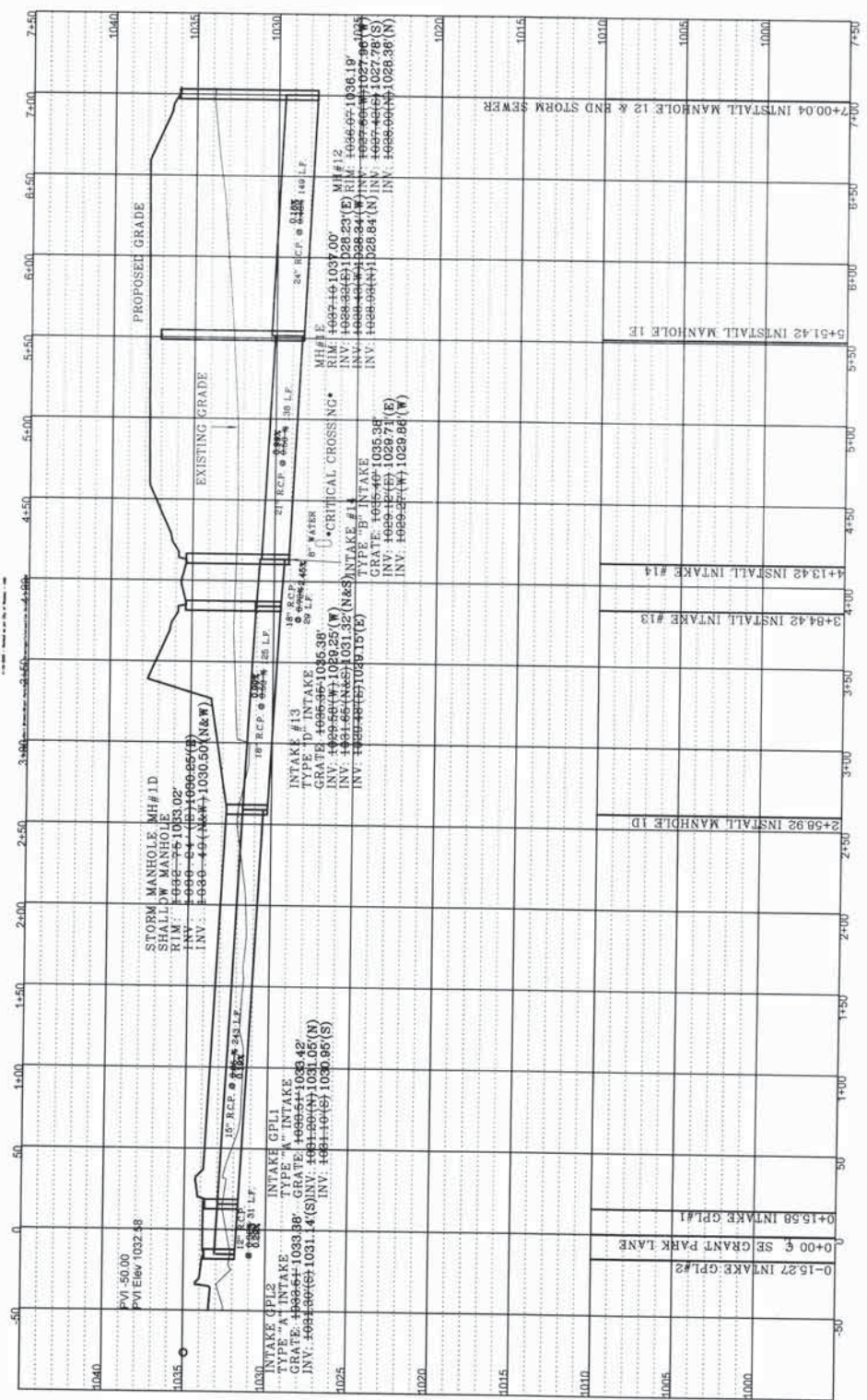
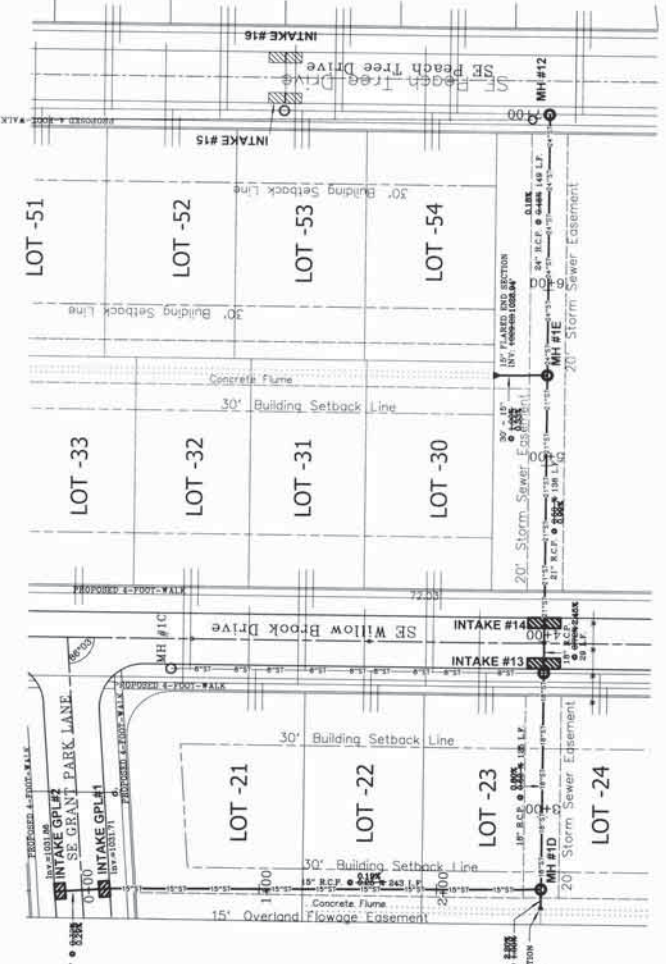
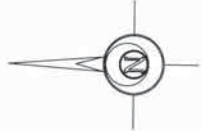
- +/- FENCE LINE
- ⊕ FIRE HYDRANT
- MANHOLE
- ⊕ VALVE
- ⊕ ELEVATION (⊕ x)
- 125 X 3 SPOT TO SOFTENED ASPHALT
- AC.C./P.C.C. ASPHALT/PORTLAND CEMENT CONCRETE

EXISTING UTILITIES NOTE:
 THE LOCATIONS OF THE EXISTING UTILITIES SHOWN ON THIS PLAN ARE BASED ON RECORD DRAWINGS AND FIELD SURVEY. CONTRACTOR IS RESPONSIBLE TO VERIFY THE LOCATION AND DEPTH OF ALL UTILITIES PRIOR TO CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO UTILITIES DURING CONSTRUCTION. (FORM USE - CALL (781-882-6888)).

NOTES:
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AS BUILT-Southwest-Park Land Storm Sewer Profile & Grant Park 1 Intersection Details
Grant Park 2 - Waukee, Iowa
 DRAWN BY: V. Peids
 DATE: 10-28-2004
 DRAWING NO: 10805-20

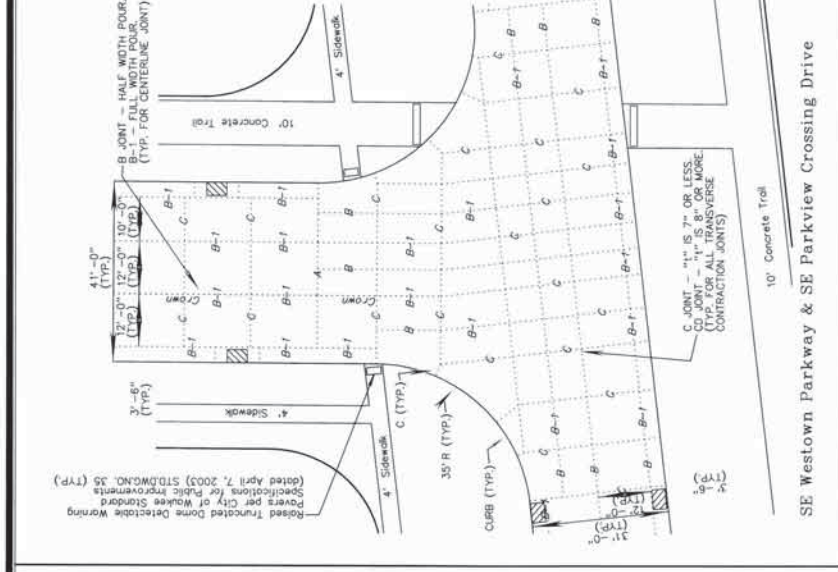
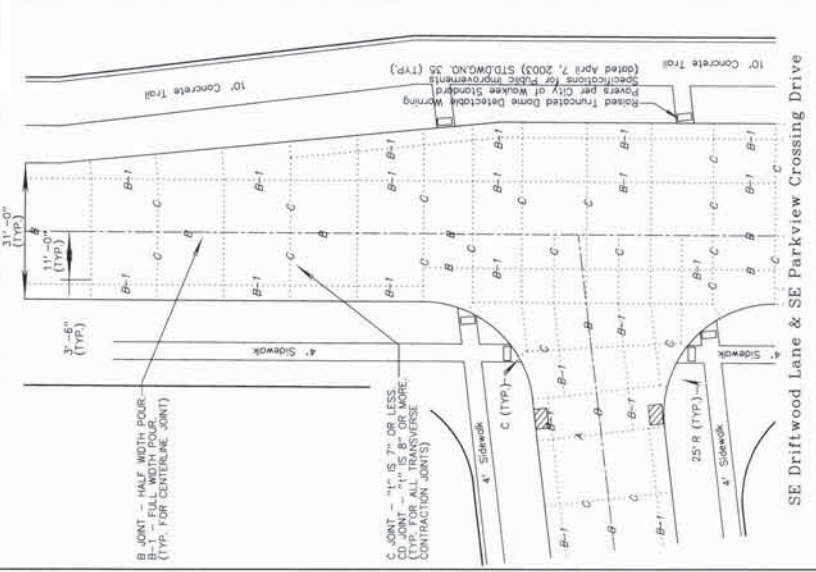
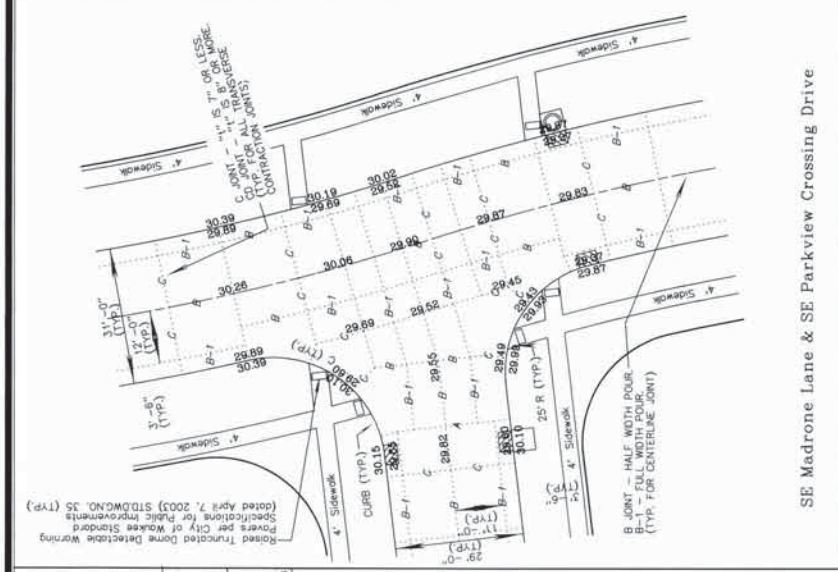
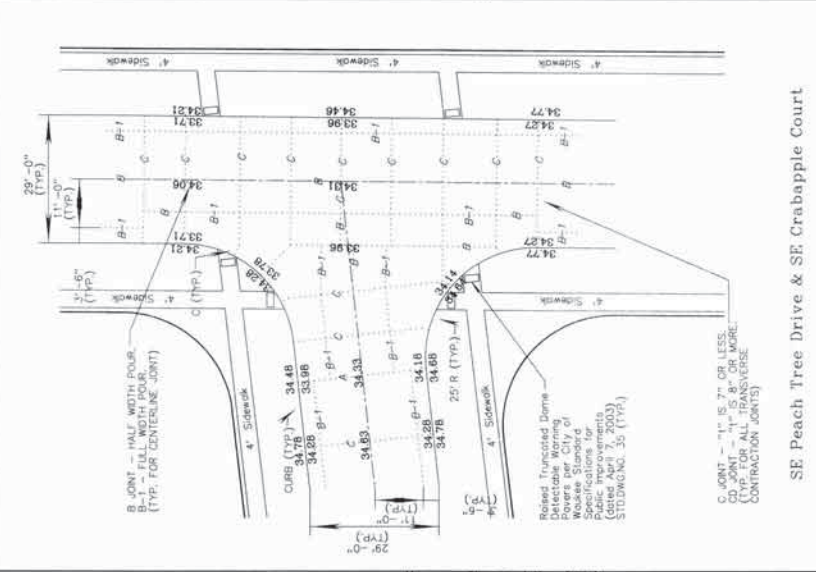
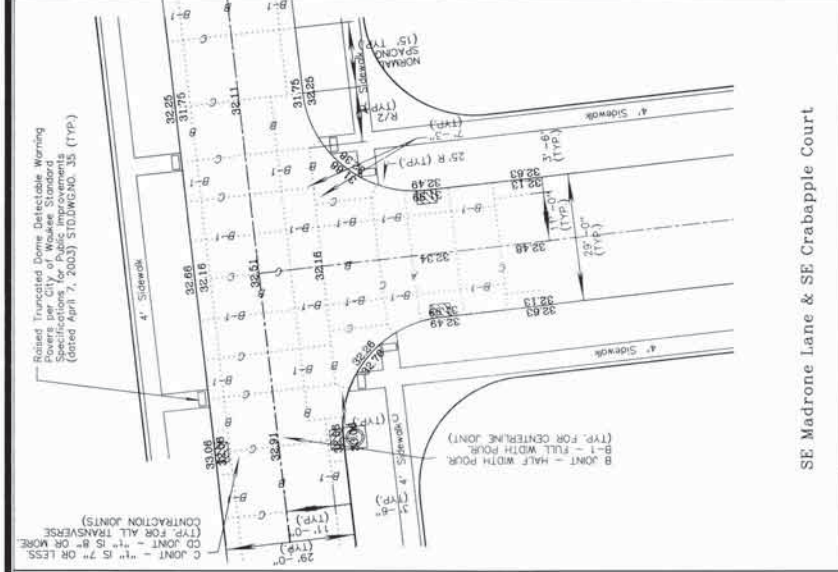
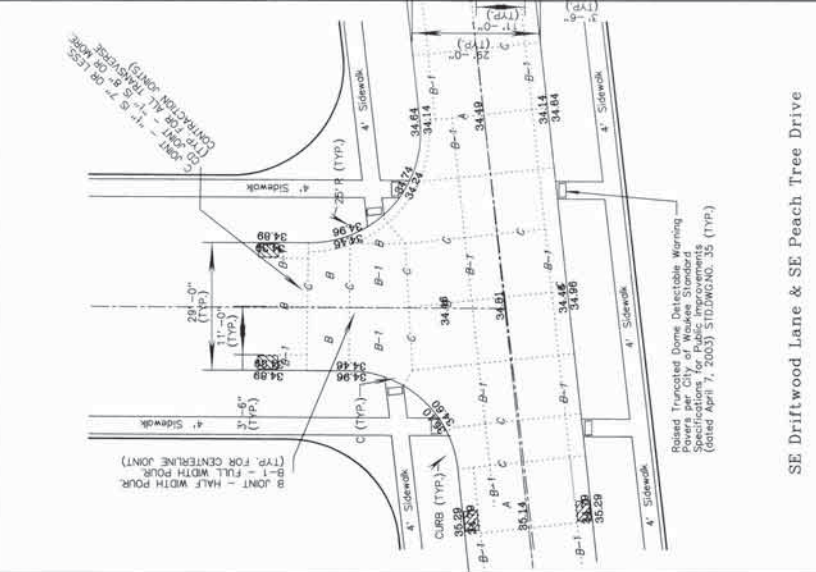
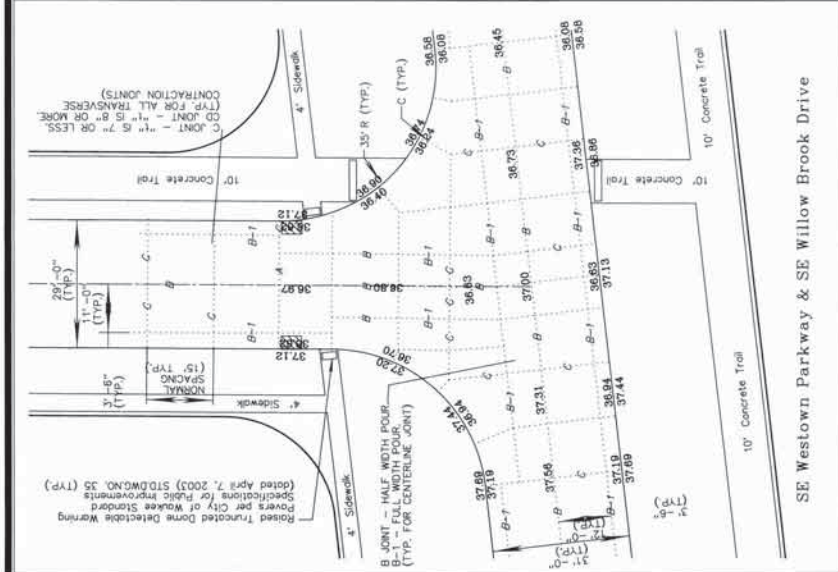
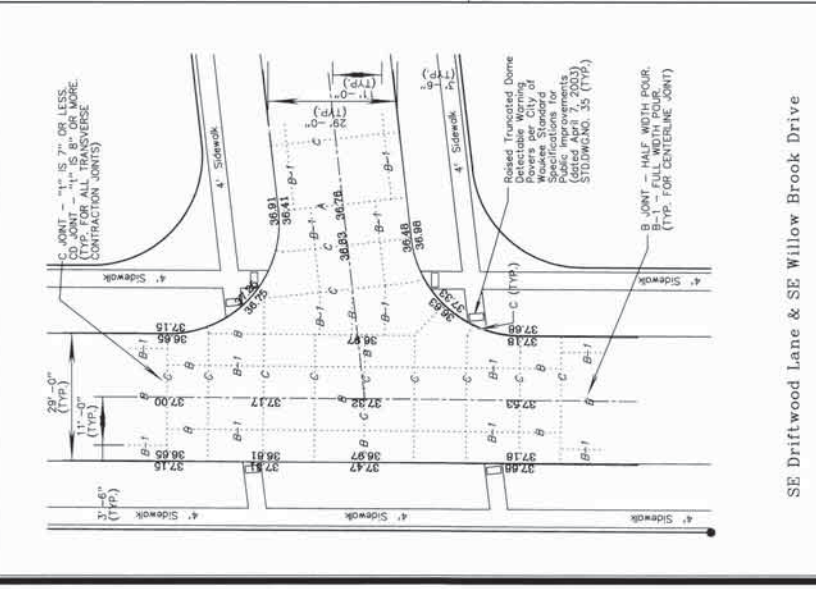
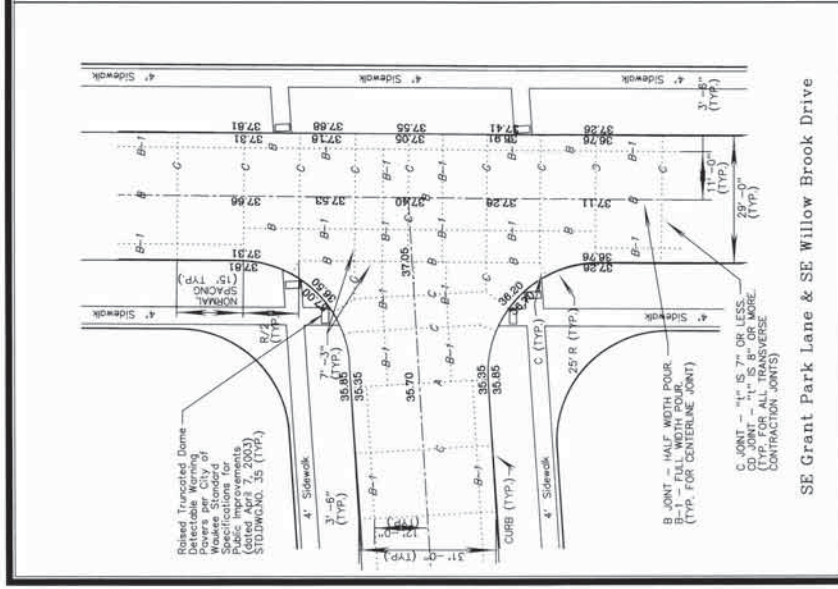
LEGEND:

STANDARD SYMBOLS	UTILITY LINE OR PIPE
● IRON ROD OR PIPE FOUND	W WATER
○ SET IRON ROD WITH #4E40 CAP	G GAS
△ SECTION CORNER MONUMENT FOUND	S SANITARY SEWER
⊠ SECTION CORNER MONUMENT SET	ST STORM SEWER
⊗ POWER POLE	USE/T UNDERGROUND ELEC. / TEL.
⊙ SPOT ELEVATION (⊙ x)	OHE/T OVERHEAD ELEC. / TEL.
N.T.S. NOT TO SCALE	CATV CABLE TELEVISION
ACC./P.C. ASPHALTIC/PORTLAND CEMENT CONCRETE	
FF. FINISHED FLOOR	

EXISTING UTILITIES NOTE:
 THE LOCATIONS OF THE EXISTING UTILITIES SHOWN ON THIS DRAWING ARE BASED ON RECORD DRAWINGS FROM AVAILABLE SURVEYS AND/OR RECORDS. THE EXISTING UTILITIES (SHOWN OR NOT SHOWN) ARE NOT TO BE CONSIDERED AS GUARANTEED. CALL (1-800-328-5889) FOR FURTHER INFORMATION.

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 Engineering Planning Surveying
 2222 Owen Street, Des Moines, IA 50316 P.O. Box 408, Des Moines, IA 50316 P. (515) 251-6198 F. (515) 254-2258

LEGEND:

STANDARD SYMBOLS:

- IRON ROD OR PIPE FOUND
- SET IRON ROD WITH #4640 CAP
- ▲ SECTION CORNER MONUMENT FOUND
- △ SECTION CORNER MONUMENT SET
- ⊗ N.T.S. NOT TO SCALE
- ⊘ C-LIGHT POLE
- FF. FINISHED FLOOR
- +—+— MORE OR LESS
- W— FENCE LINE
- S— FIRE HYDRANT
- MANHOLE
- VALVE
- SLOTT ELEVATION (8' x)
- NOT TO SCALE
- /—/— UNDERGROUND ELEC. / TEL.
- /—/— OVERHEAD ELEC. / TEL.
- /—/— CABLE TELEVISION

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 CALL (1-800-392-3889).

Intersection Details
 Grant Park 2
 Waukee, Iowa

REVISIONS:
 7-14-2007 - City of Waukee
 7-19-2007 - City of Waukee -AM

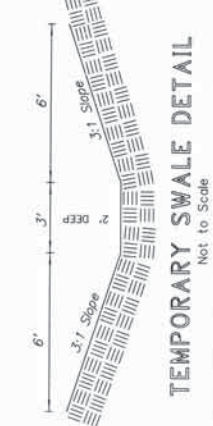
SCALE: 1" = 20'

DATE: 7-19-06

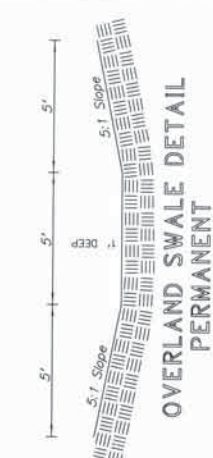
DRAWN BY: E. Felds

PROJECT NO.: 10805-21

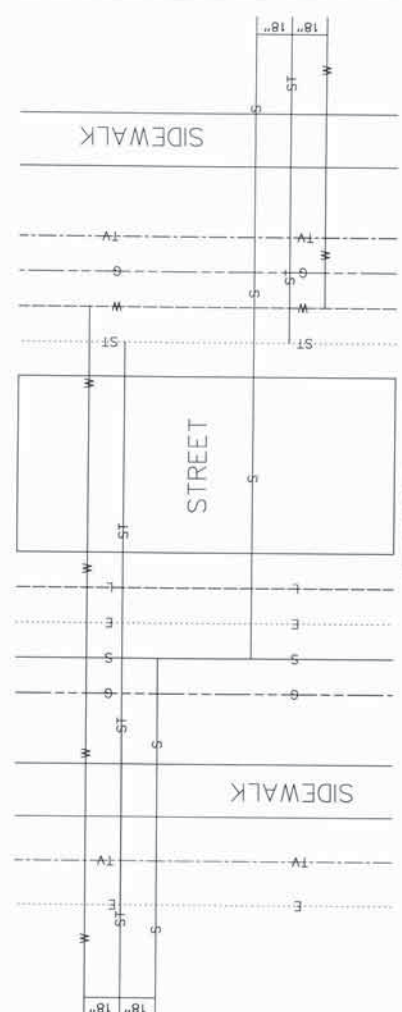
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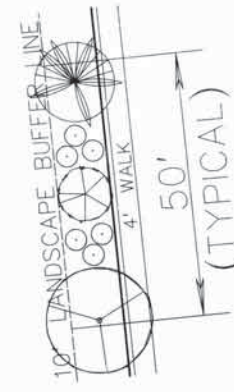
TEMPORARY SWALE DETAIL
Not to Scale



OVERLAND SWALE DETAIL PERMANENT
Not to Scale

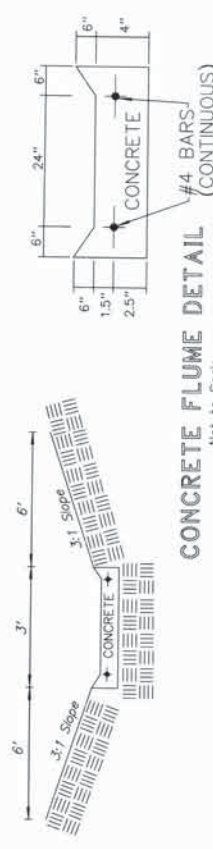


SERVICE DETAIL

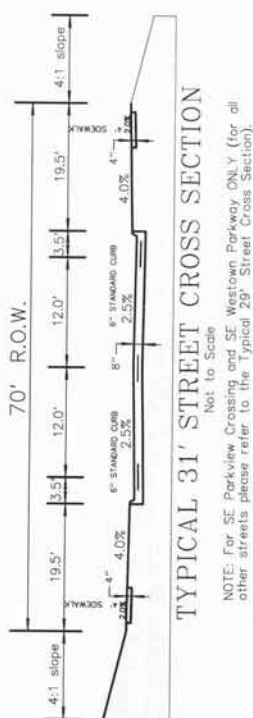
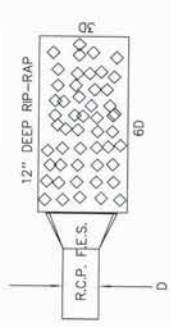


WESTOWN PARKWAY

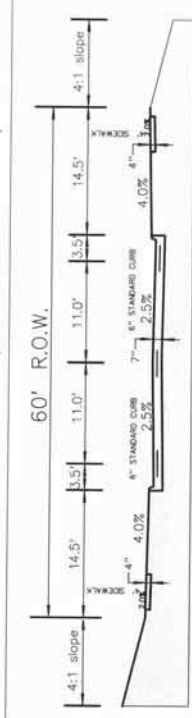
10' LANDSCAPE BUFFER DETAIL
(NOT TO SCALE)



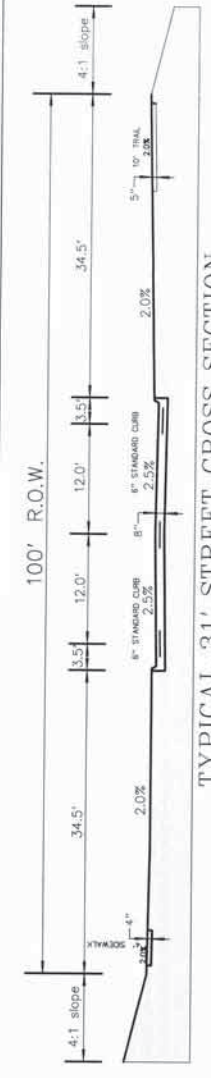
CONCRETE FLUME DETAIL #4 BARS (CONTINUOUS)
Not to Scale



TYPICAL 31' STREET CROSS SECTION
Not to Scale
NOTE: For SE Parkway Crossing and SE Westown Parkway ONLY (for all other streets please refer to the Typical 29' Street Cross Section).



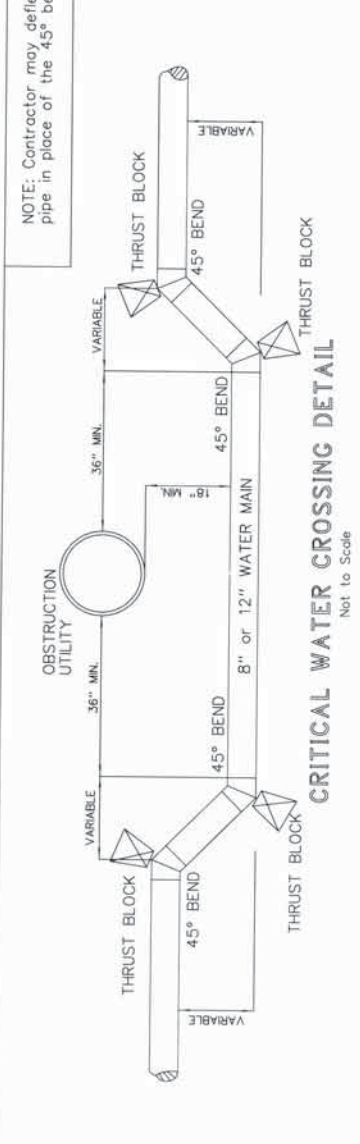
TYPICAL 29' STREET CROSS SECTION
Not to Scale
NOTE: All streets EXCEPT for SE Parkway Crossing and SE Westown Parkway are 29' (for SE Parkway Crossing and SE Westown Parkway please refer to the Typical 31' Street Cross Section).



TYPICAL 31' STREET CROSS SECTION
Not to Scale
NOTE: For SE Parkway Crossing and SE Westown Parkway ONLY (for all other streets please refer to the Typical 29' Street Cross Section).

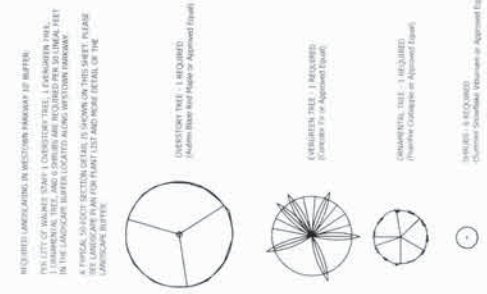


TYPICAL FES WITH RIP-RAP DETAIL
Not to Scale



CRITICAL WATER CROSSING DETAIL
Not to Scale

NOTE: Contractor may deflect the pipe in place of the 45° bends.



REQUIRED LANDSCAPING IN WESTOWN PARKWAY: A series of diagrams showing different landscaping options for Westown Parkway. It includes a 3:1 slope, a 4:1 slope, and a 5:1 slope. The drawing is labeled 'Not to Scale'.

EXISTING UTILITIES NOTE:
THE LOCATIONS OF THE EXISTING UTILITIES SHOWN FROM AVAILABLE SURVEYS AND/OR RECORDS. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL EXISTING UTILITIES SHOWN ON ANY EXISTING RECORDS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO EXISTING UTILITIES DURING CONSTRUCTION. (FORM 04-01-001)

LEGEND:

- IRON ROD (OR PIPE FOUND)
- SET IRON ROD WITH 4" GLO. CAP
- SECTION CORNER MONUMENT SET
- POWER POLE
- LIGHT POLE
- FINISHED FLOOR

STANDARD SYMBOLS:

- XXX - UTILITY LINE OR PIPE
- W - WATER
- G - GASTARY SEWER
- S - STORM SEWER
- ST - UNDERGROUND ELEC. / TEL.
- U - OVERHEAD ELEC. / TEL.
- C - CABLE TELEVISION

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Engineering Planning Surveying
223 Union Street, Des Moines, IA 50315 • P.O. Box 408, Des Moines, IA 50305 • P (515) 285-8185 • F (515) 285-2753

Detail Sheet
Grant Park 2
Waukee, Iowa

REVISIONS: 7-14-2007 - THE ROAD MARKING
7-23-2007 - THE ROAD MARKING
7-23-2007 - THE ROAD MARKING

SCALE: 1" = 8' Vert. 1" = 50' Hor.

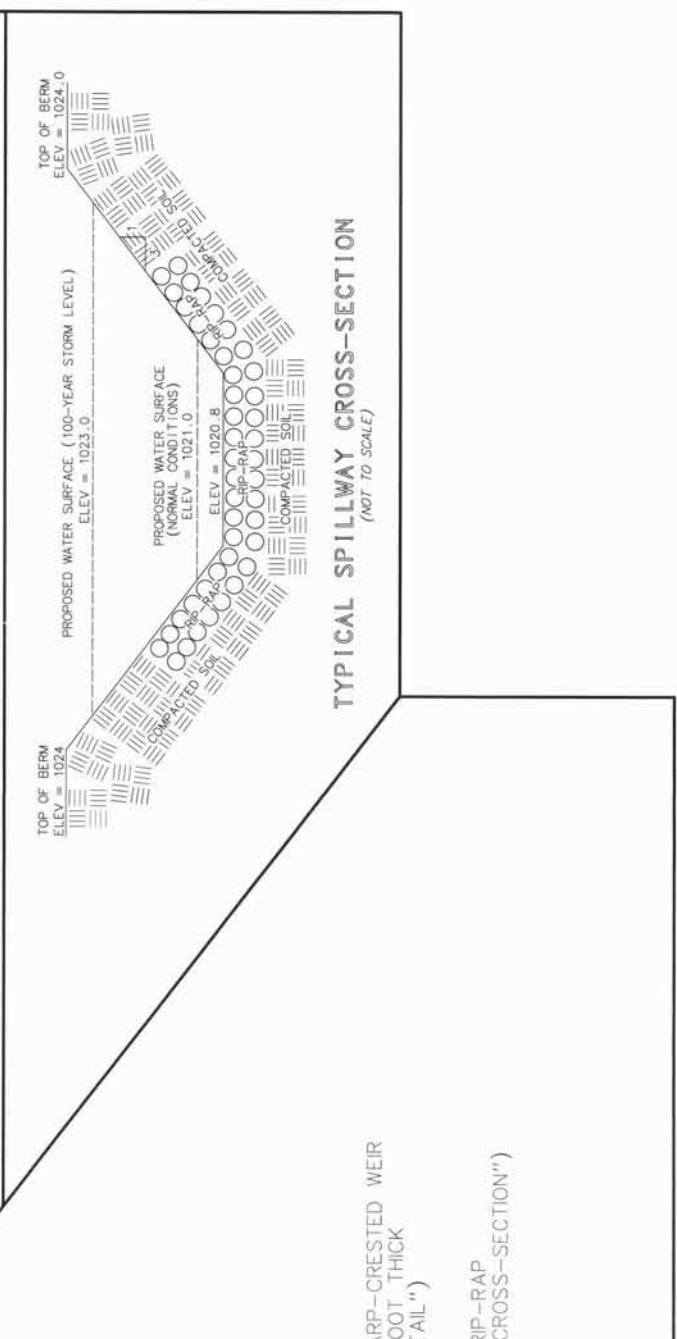
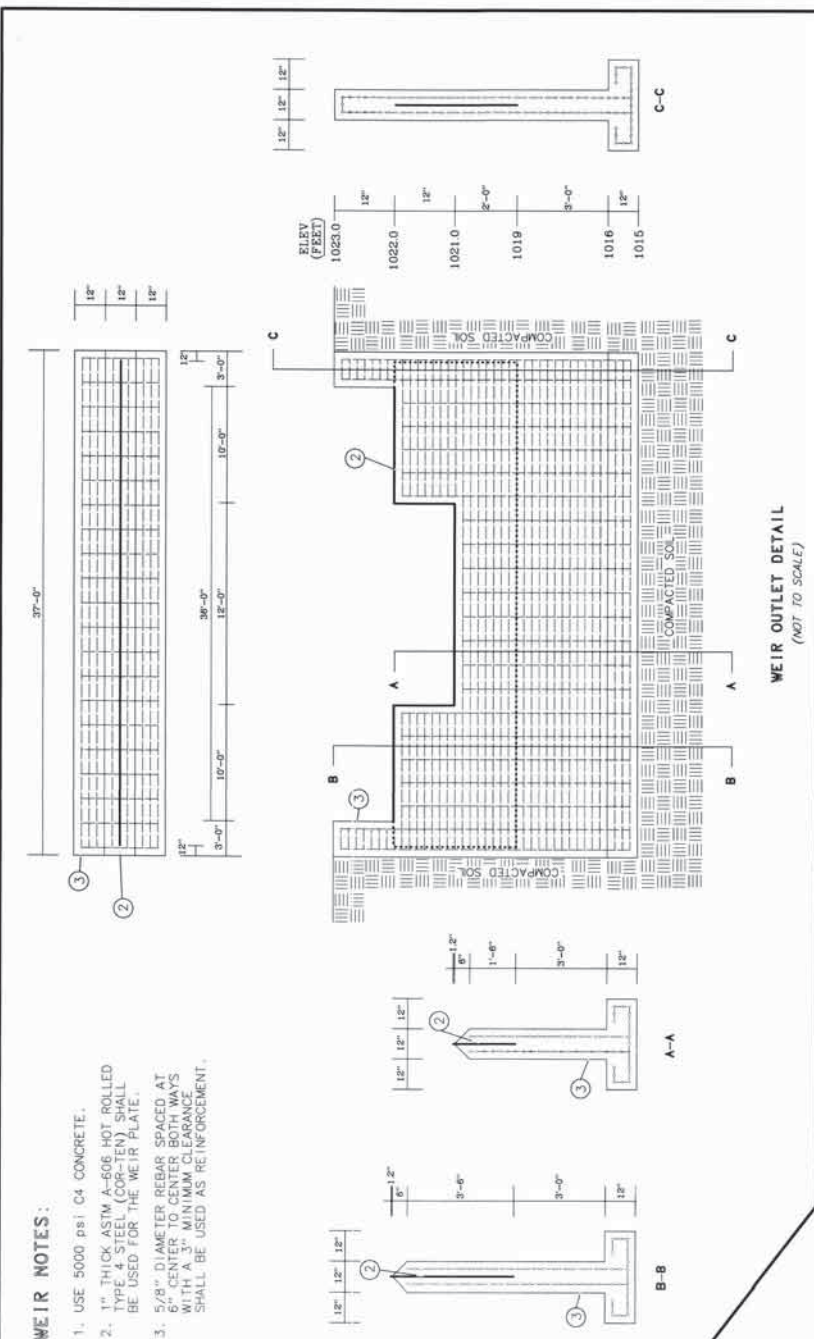
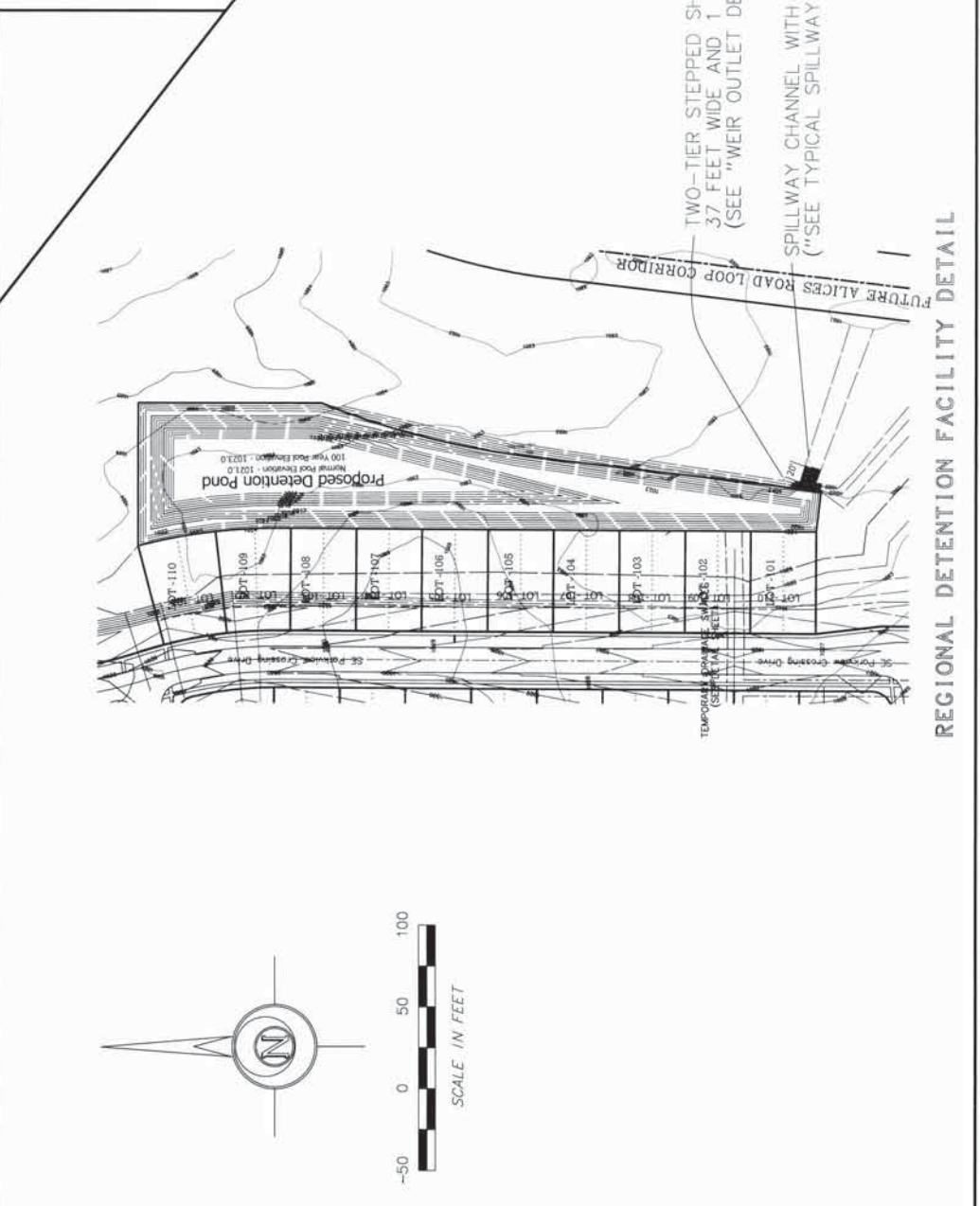
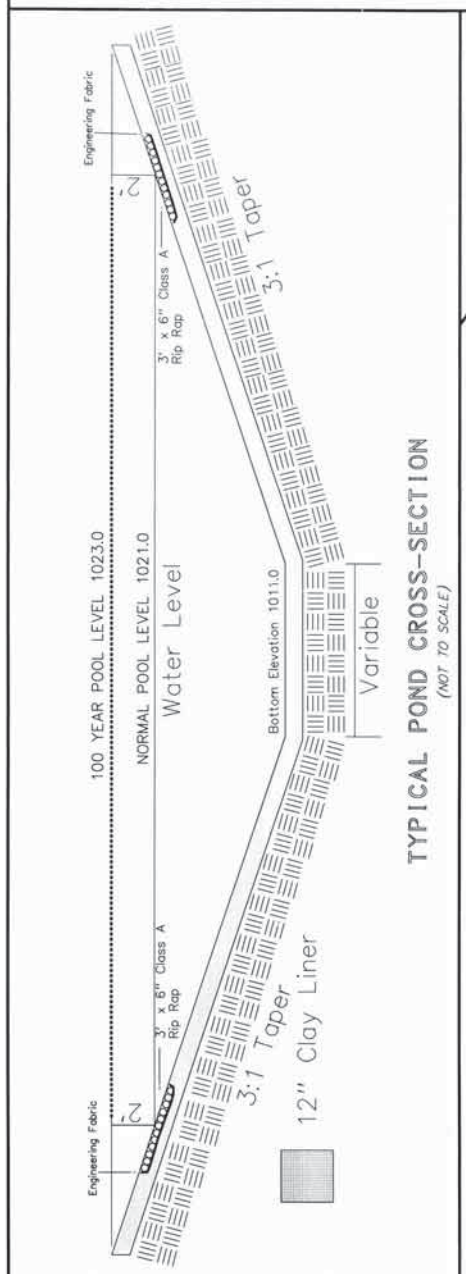
CONTRACT DATE: 7-19-06

DRAWN BY: E. Hopkins

CHECKED BY: E. Hopkins

DATE: 10/05-22

FILE PATH: E:\A017\Grant Ave 2\Construction Drawings\Sheet 22.dwg



A. LEO FIELDS ENGINEERING COMPANY
 Engineering Planning Surveying
 2323 Olson Street, Des Moines, IA 50316, P.O. Box 4028, Des Moines, IA 50305, P. (515) 265-3188 F. (515) 266-2203

LEGEND:
STANDARD SYMBOLS:
 ● IRON ROD OR PIPE FOUND
 ○ SET IRON ROD WITH #4640 CAP
 □ SECTION CORNER MONUMENT SET
 ⊕ POWER POLE
 ⊗ LIGHT POLE
 F.F. FINISHED FLOOR
 +/- MORE OR LESS
 --- FENCE LINE
 --- PIPE HYDRANT
 --- MANHOLE
 --- VALVE
 --- 125x3 SPOT ELEVATION (8 x)
 --- N.T.S. NOT TO SCALE
 --- A.C.C./P.C.C. ASPHALTIC/PORTLAND CEMENT CONCRETE
 --- CATV CABLE TELEVISION
 --- UTILITY LINE OR PIPE
 --- W.A.S. WATER
 --- S. SANITARY SEWER
 --- ST. STORM SEWER
 --- U/E/T UNDERGROUND ELEC. / TEL.
 --- O/E/T OVERHEAD ELEC. / TEL.

EXISTING UTILITIES NOTE: EXISTING UTILITIES SHOWN HEREON ARE APPROXIMATE. THEY HAVE BEEN LOCATED BY VISUAL SURVEY AND FIELD SURVEY. CONTRACTOR IS RESPONSIBLE TO ENSURE THAT ANY UTILITIES ARE PROTECTED. (FORM OF UTILITY AND CALL (1-800-292-8888))

NOTE: THIS DRAWING IS BEING MADE AVAILABLE BY A. LEO FIELDS ENGINEERING COMPANY AS A SERVICE TO THE CLIENT. THE CLIENT ASSUMES ALL LIABILITY FOR ANY ERRORS OR OMISSIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF ALL INFORMATION AND FOR OBTAINING ALL NECESSARY PERMITS IN ACCORDANCE WITH THE TERMS OF ANY AGREEMENT.

REVISIONS: 7-23-07 - Per City of Waukee - VLP
 7-19-07
 7-19-07
 10805-25
 E. Hopkins
 5-A-01 Detention Pond Construction Overlap/Phase Utility 11/08/07 (Rev. 3-11-07.rvt)

Detention Pond Detail Sheet
Grant Park 2 - Waukee, Iowa

DATE: 7-19-07
 DRAWING NO.: 10805-25
 SHEET NO.: 25 OF 25