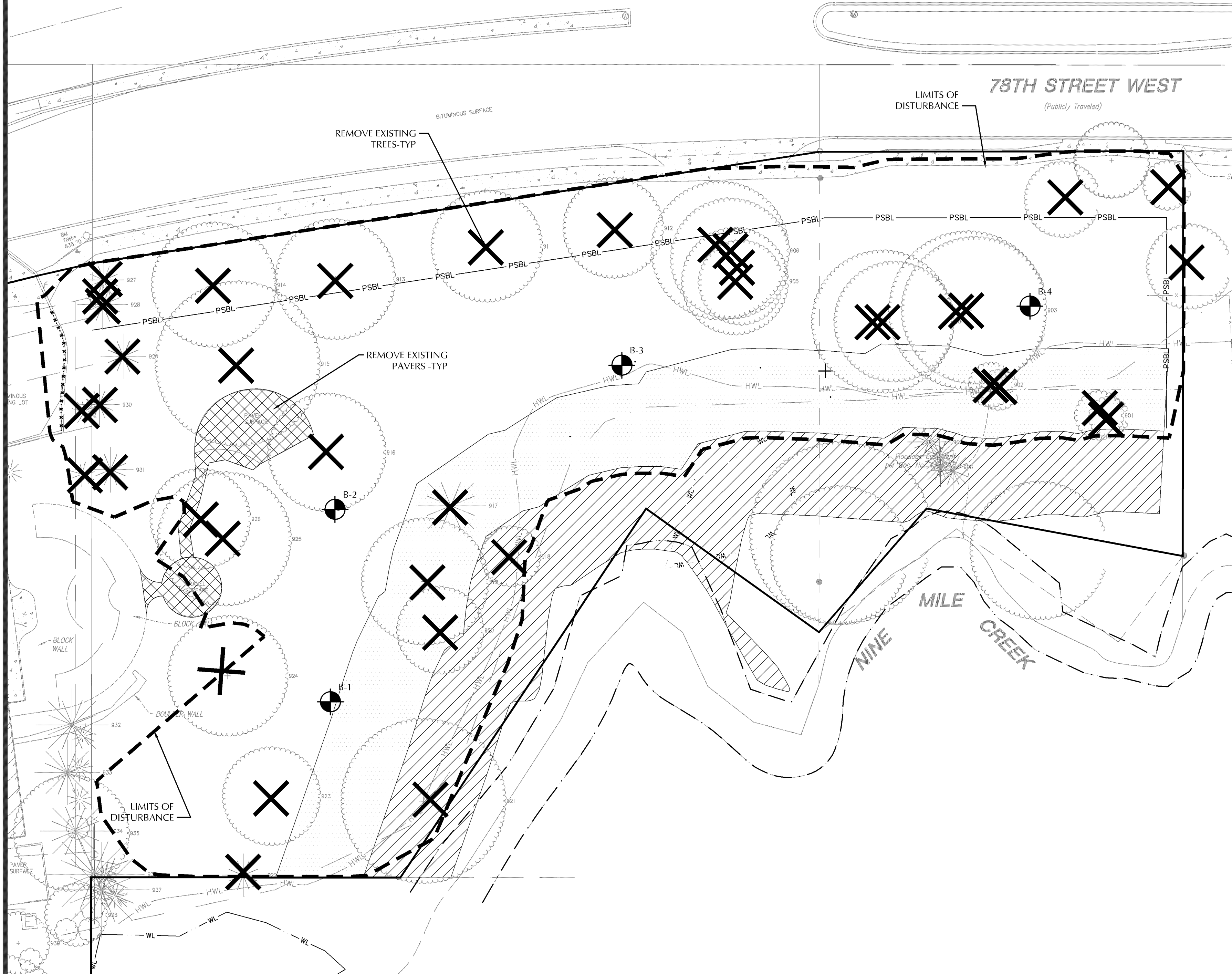
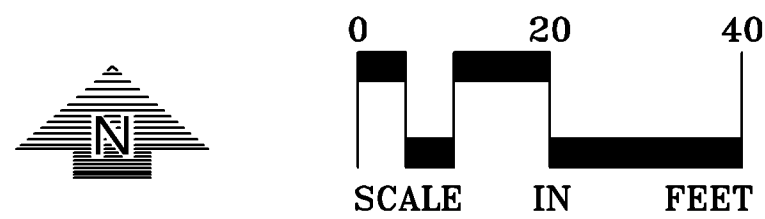










CASE FILE #PL201900220



### CIVIL LEGEND

EXISTING		PROPOSED
	SANITARY MANHOLE	
	STORM MANHOLE	
	CATCH BASIN	
	CULVERT	
	HYDRANT	
	GATEVALVE	
	POST INDICATOR VALVE	
	LIGHT POLE	
	POWER POLE	
	SIGN	
	BENCHMARK	
	SOL BORINGS	
	WATER MANHOLE	
	TELEPHONE MANHOLE	
	UTILITY MANHOLE	
	ELECTRIC MANHOLE	
	WATER SERVICE	
	SANITARY SERVICE	
	HANDICAP PARKING	
	DIRECTION OF FLOW	
	SPOT ELEVATION	
	CONTOURS	
	SANITARY SEWER	
	STORM SEWER	
	WATERMAIN	
	FORCEMAIN	
	DRANTILE	
	SILT FENCE	
	CURB & GUTTER	
	RETAINING WALL	
	TREELINE	
	EASEMENT LINE	
	SETBACK LINE	
	FENCE LINE	
	UNDERGROUND TELE	
	UNDERGROUND GAS	
	OVERHEAD UTILITY	
	UNDERGROUND FIBER OPTIC	
	UNDERGROUND ELECTRIC	
	UNDERGROUND CABLE TV	
	PROPERTY LINE	
	CONIFEROUS TREE	
	DECIDUOUS TREE	

**DEMOLITION LEGEND:**

	REMOVE EXISTING BUILDING
	REMOVE EXISTING BITUMINOUS PAVING
	REMOVE EXISTING CONCRETE PAVING, SIDEWALKS, ETC.
	MILL AND OVERLAY EXISTING PARKING LOT
	REMOVE EXISTING CURB & GUTTER, RETAINING WALLS, FENCE, ETC.
	REMOVE EXISTING UTILITIES
	REMOVE EXISTING MANHOLES, POWER POLES, LIGHT POLES, BOLLARDS, PARKING METERS, SIGNS, ETC.
	REMOVE EXISTING TREES

**CREEKVIEW  
EAST PARKING  
LOT**

PROJECT ADDRESS

FRAUENSHUH

7101 WEST 7TH STREET  
MINNEAPOLIS, MN 55439

 **LOUCKS**

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11/20/2019	WATERSHED SUBMITTAL
11/25/2019	WATERSHED SUBMITTAL
12/05/2019	CITY RESUBMITTAL

## PROFESSIONAL SIGNATURE

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## NOT FOR CONSTRUCTION

Vicki J. Van Dell - PE  
License No. 41352  
Date 11/20/19

## QUALITY CONTROL

Loucks Project No.	14004.D
Project Lead	VJV
Drawn By	JBT
Checked By	VJV
Review Date	11/20/19

**SHEET INDEX**



**CALL BEFORE YOU DIG!**

## Gopher State One Call

TWIN CITY AREA: 651-454-0002  
TOLL FREE: 1-800-252-1166

**WARNING:**

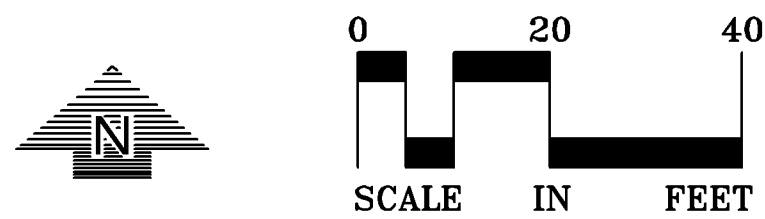
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## DEMO PLAN

# C1-2

CASE FILE #PL201900220



CIVIL LEGEND

EXISTING	PROPOSED

PAVEMENT TYPES

LIGHT DUTY BITUMINOUS PAVEMENT

WETLAND BUFFER AREA

40 FOOT WETLAND BUFFER REQUIRED: 10,114 SQ. FT.

WETLAND BUFFER AREA PROVIDED: 10,115 SQ. FT.

SITE NOTES

1. BACKGROUND INFORMATION IS BASED ON A FIELD SURVEY BY LOUCKS AND RECORD UTILITY DRAWINGS FROM THE CITY. LOUCKS DOES NOT GUARANTEE THE ACCURACY OF INFORMATION PROVIDED BY OTHERS.
2. ALL PAVING, CONCRETE CURB, GUTTER AND SIDEWALK SHALL BE FURNISHED AND INSTALLED IN ACCORDANCE WITH THE DETAILS SHOWN PER THE DETAIL SHEET(S) AND STATE/LOCAL JURISDICTION REQUIREMENTS.
3. ACCESSIBLE PARKING AND ACCESSIBLE ROUTES SHALL BE PROVIDED PER CURRENT ADA STANDARDS AND LOCAL/STATE REQUIREMENTS.
4. ALL CURB DIMENSIONS SHOWN ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
5. ALL BUILDING DIMENSIONS ARE TO THE OUTSIDE FACE OF WALL UNLESS OTHERWISE NOTED.
6. ALL CURB RADII SHALL BE 5.0' UNLESS OTHERWISE NOTED.
7. BITUMINOUS IMPREGNATED FIBER BOARD TO BE PLACED AT FULL DEPTH OF CONCRETE ADJACENT TO EXISTING STRUCTURES AND BEHIND CURB ADJACENT TO DRIVEWAYS AND SIDEWALKS.
9. SEE SITE ELECTRICAL PLAN FOR SITE LIGHTING.
10. ALL PARKING LOT PAVEMENT MARKINGS SHALL BE 4" WIDE WHITE PAINTED STRIPING.

PARKING SURFACE COMPACT STALLS:	9 STALLS
SURFACE REGULAR STALLS:	14 STALLS
TOTAL STALLS:	23 STALLS

SIGNAGE AND STRIPING NOTES

1. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SITE SIGNAGE AND STRIPING AS SHOWN ON THIS PLAN.
2. CONTRACTOR SHALL PAINT ALL ACCESSIBLE STALLS, LOGOS AND CROSS HATCH LOADING AISLES WITH WHITE PAVEMENT MARKING PAINT, 4" IN WIDTH.
3. ANY/ALL STOP SIGNS TO INCLUDE A 24" WIDE PAINTED STOP BAR IN WHITE PAINT, PLACED AT THE STOP SIGN LOCATION, A MINIMUM OF 4' FROM CROSSWALK IF APPLICABLE. ALL STOP BARS SHALL EXTEND FROM DIRECTIONAL TRANSITION BETWEEN LANES TO CURB.
4. ALL SIGNS TO BE PLACED 18" BEHIND BACK OF CURB UNLESS OTHERWISE NOTED.

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EAST PARKING  
LOT

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SITE PLAN

C2-1



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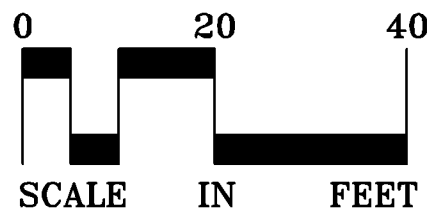
GRADING, DRAINAGE & EROSION CONTROL NOTES

- SPOT ELEVATIONS REPRESENT FINISHED SURFACE GRADES, GUTTER/FLOW LINE, FACE OF BUILDING, OR EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.
- CATCH BASINS AND MANHOLES IN PAVED AREAS SHALL BE SUMPED 0.04 FEET. ALL CATCH BASINS IN GUTTERS SHALL BE SUMPED 0.16 FEET. RIM ELEVATIONS SHOWN ON PLANS DO NOT REFLECT SUMPED ELEVATIONS.
- ALL DISTURBED UNPAVED AREAS ARE TO RECEIVE MINIMUM OF 4 INCHES OF TOP SOIL AND SEED/MULCH OR SOD. THESE AREAS SHALL BE WATERED/MAINTAINED BY THE CONTRACTOR UNTIL VEGETATION IS ESTABLISHED.
- FOR SITE RETAINING WALLS "TW" EQUALS SURFACE GRADE AT TOP OF WALL (NOT TOP OF WALL), "GW" EQUALS SURFACE GRADE AT WALL GRADE TRANSITION, AND "BW" EQUALS SURFACE GRADE AT BOTTOM FACE OF WALL (NOT BOTTOM OF BURIED WALL COURSES).
- STREETS MUST BE CLEANED AND SWEEPED WHENEVER TRACKING OF SEDIMENTS OCCURS AND BEFORE SITES ARE LEFT IDLE FOR WEEKENDS AND HOLIDAYS. A REGULAR SWEEPING SCHEDULE MUST BE ESTABLISHED.
- DUST MUST BE ADEQUATELY CONTROLLED.
- TREE PRESERVATION IS OF UTMOST IMPORTANCE. CONTRACTOR SHALL USE LIGHT EQUIPMENT TO AVOID DAMAGING TREE ROOTS DURING CONSTRUCTION.
- SEE SHEET C2-1 FOR WETLAND BUFFER INFORMATION

CIVIL LEGEND

EXISTING	PROPOSED

2



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SHEET INDEX

GRADING, DRAINAGE & EROSION CONTROL NOTES

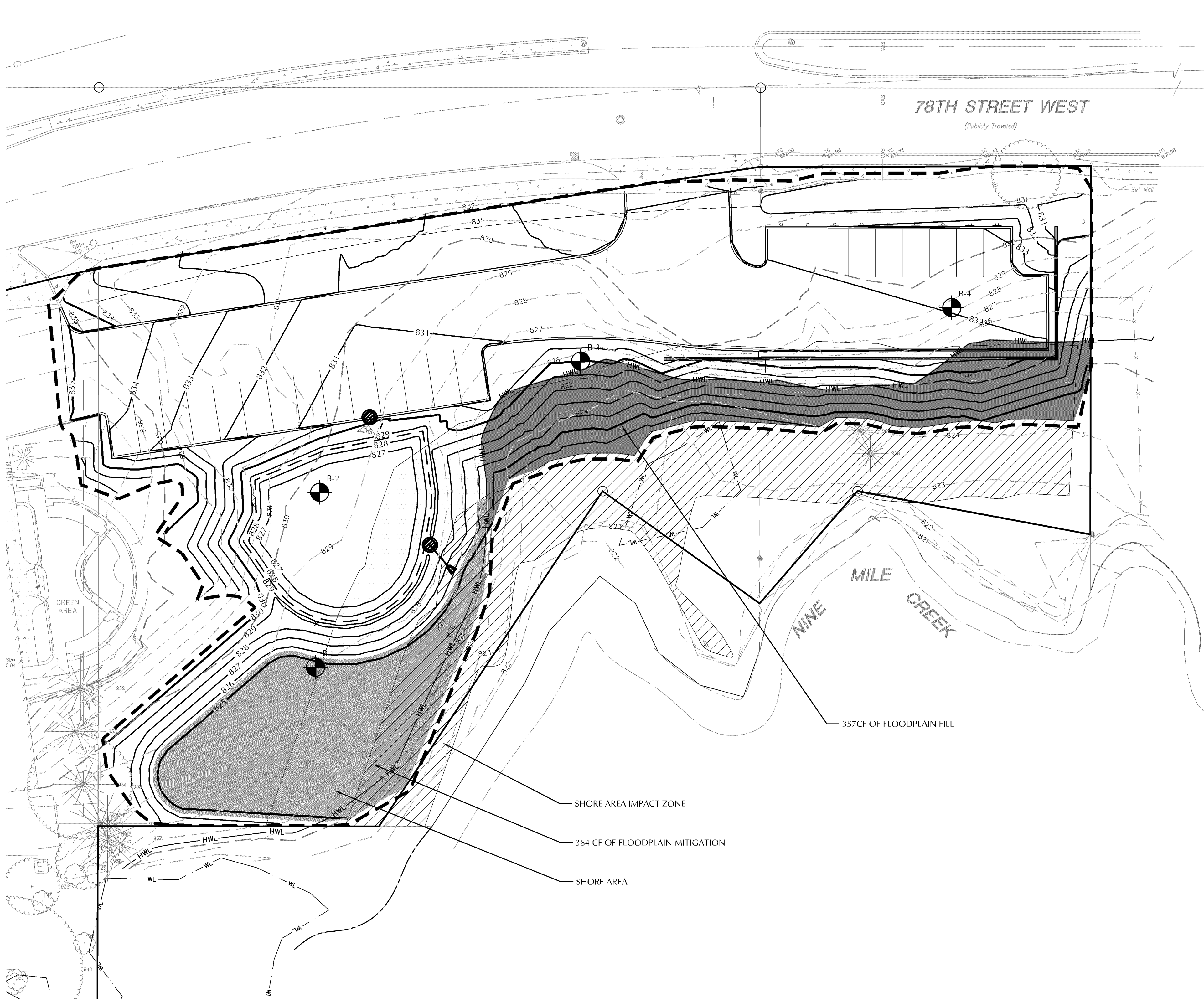
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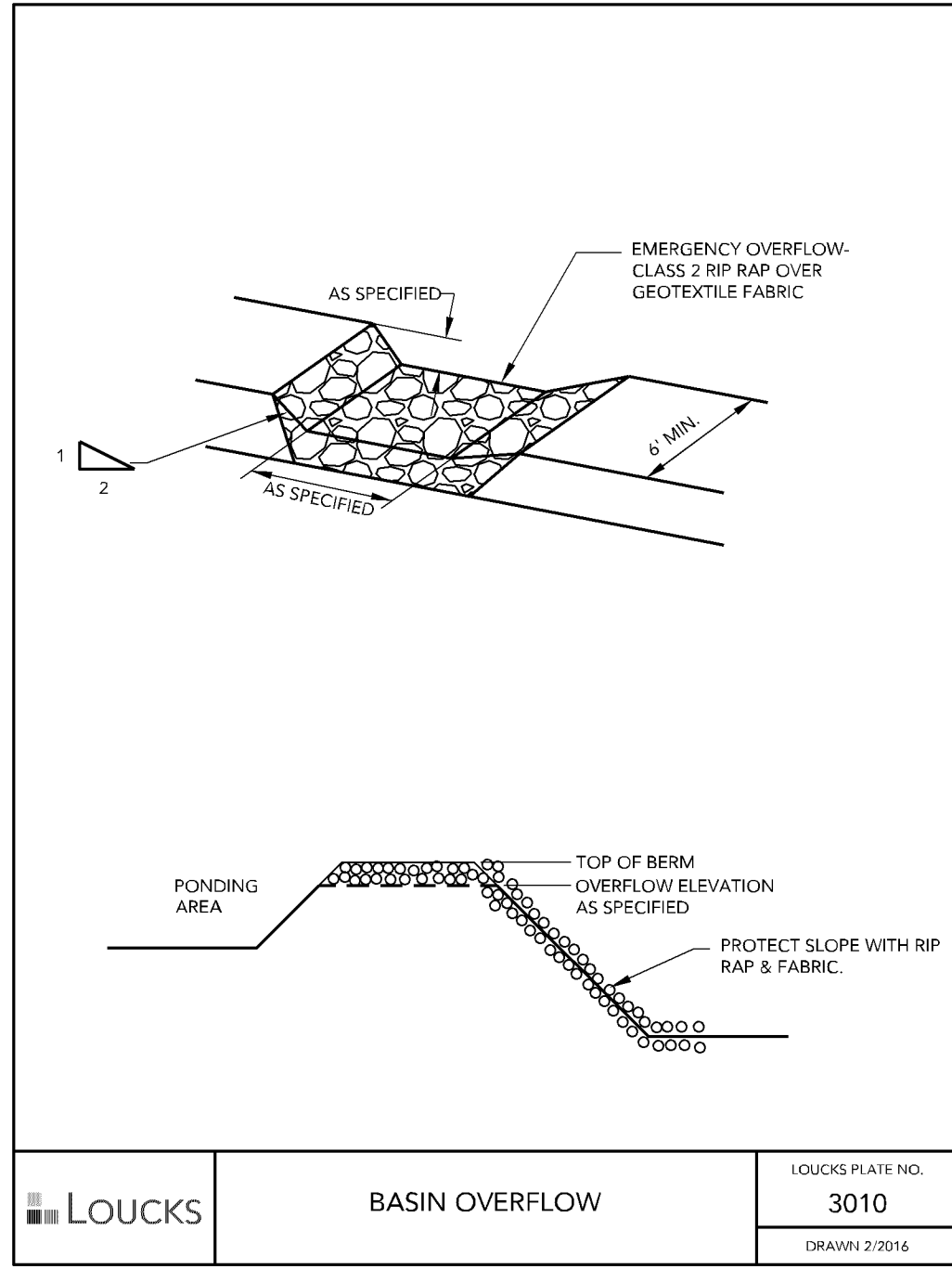
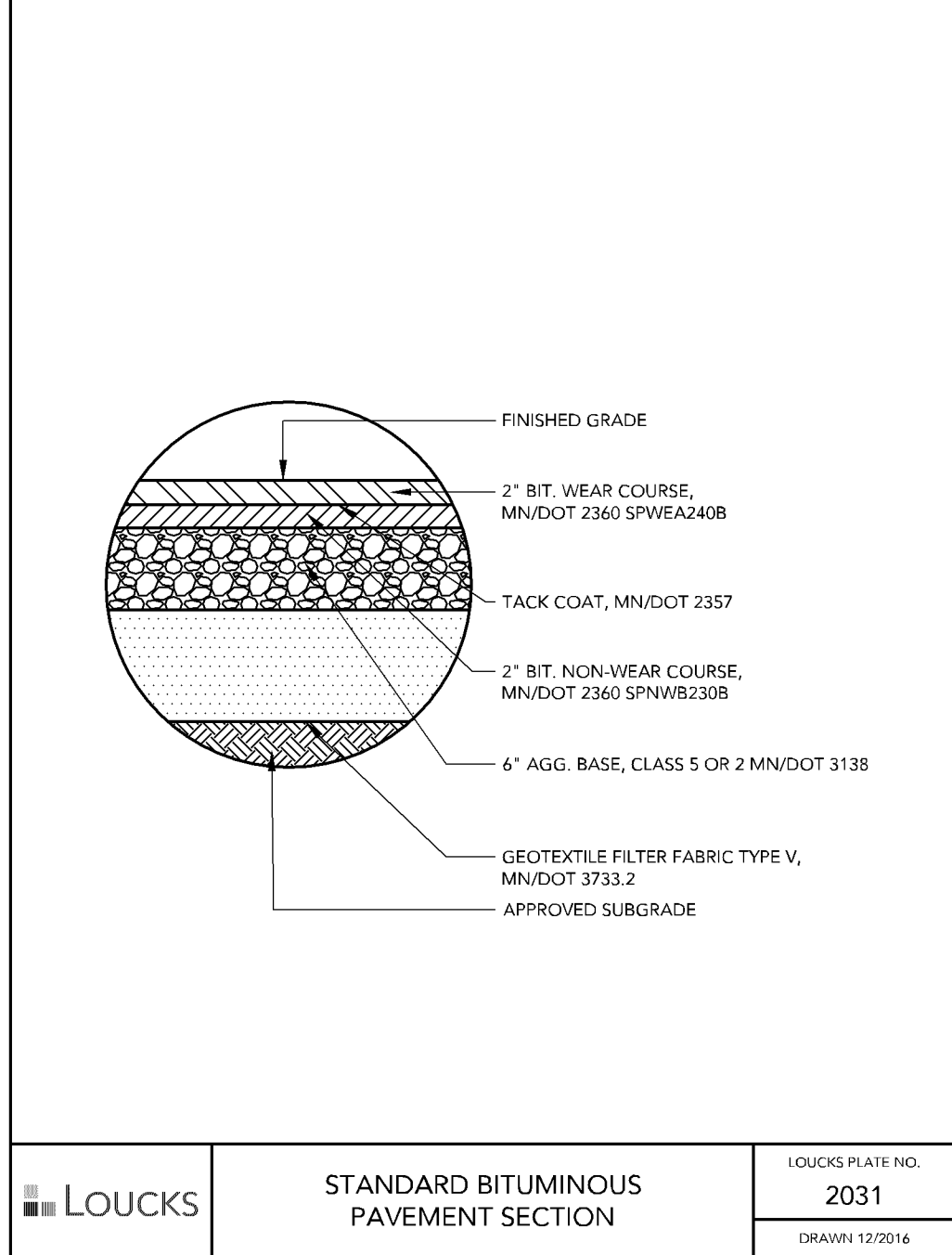
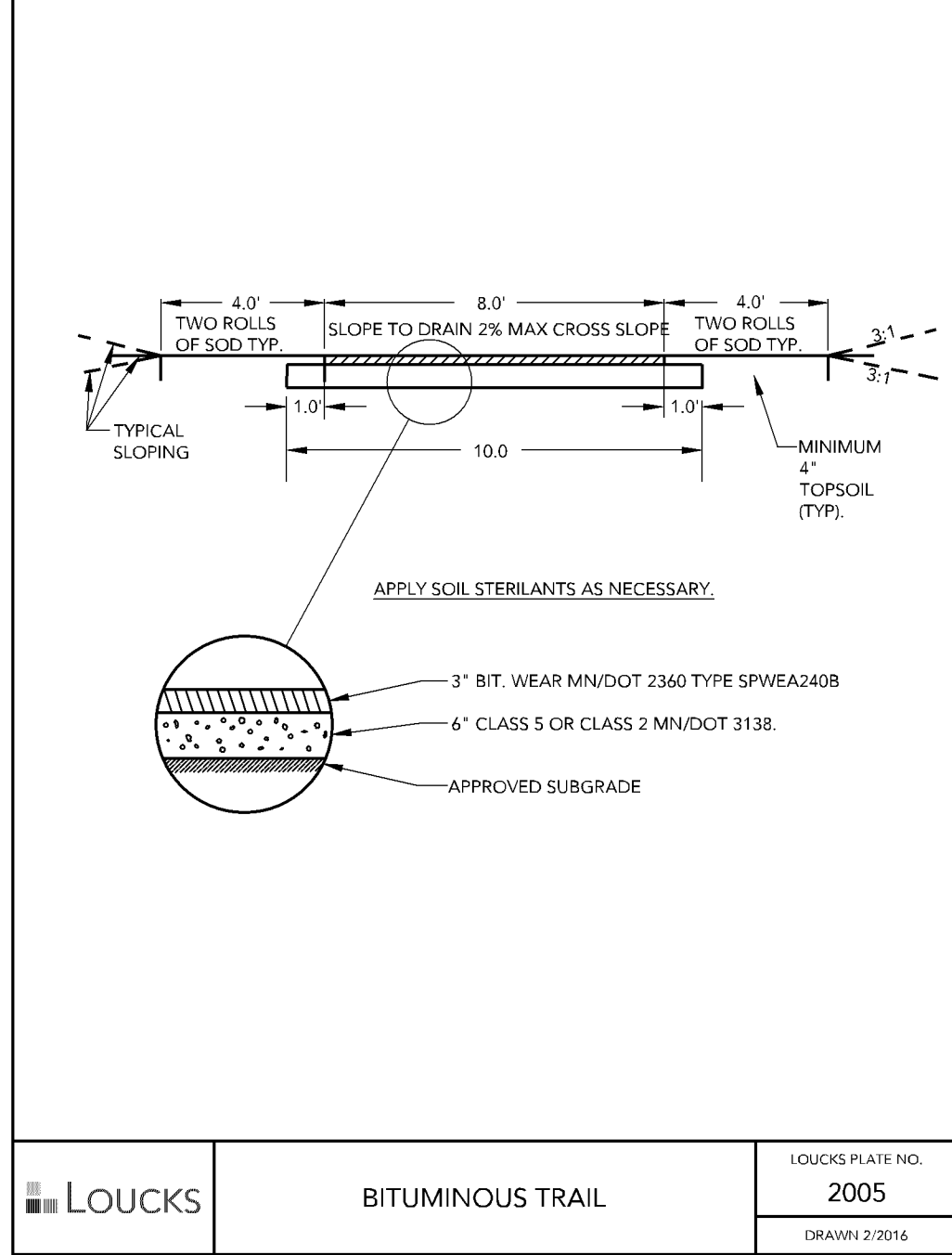
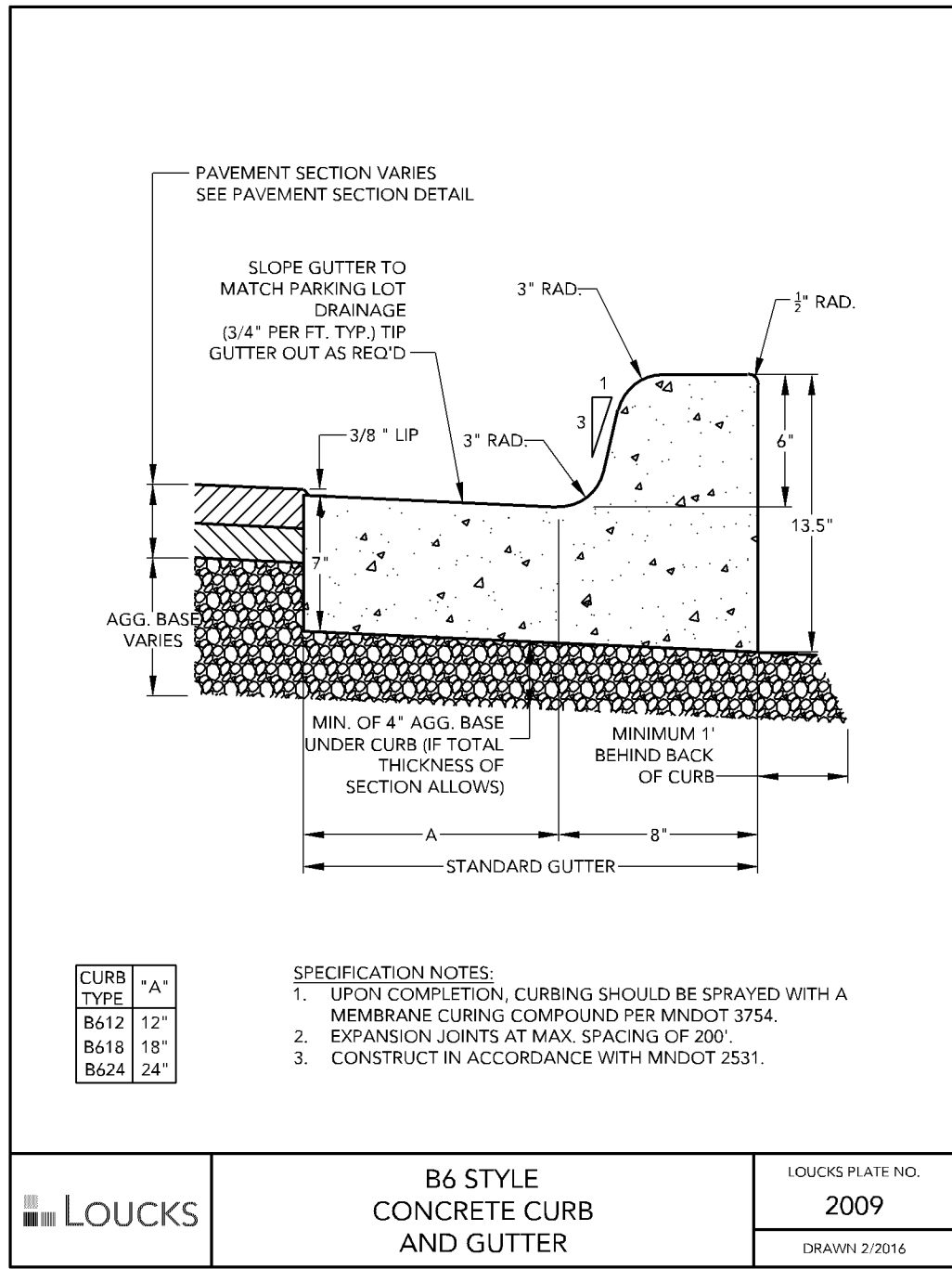
CIVIL LEGEND

EXISTING	PROPOSED

REGULATION LEGEND

	FLOODPLAIN FILL
	FLOODPLAIN MITIGATION
	SHORE AREA
	SHORE AREA IMPACT ZONE





CREEKVIEW  
EAST PARKING  
LOT

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FRAUENSHUH

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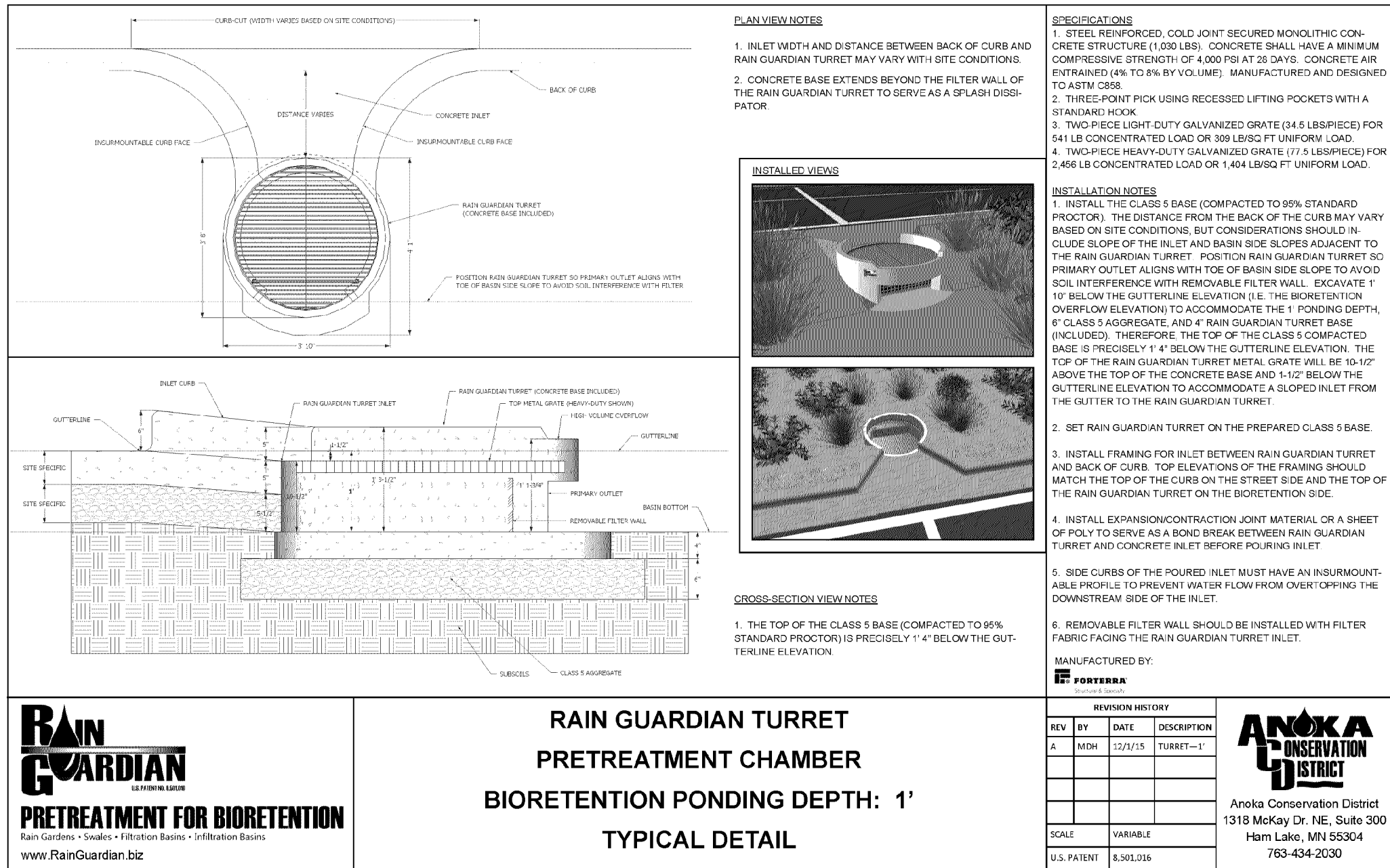
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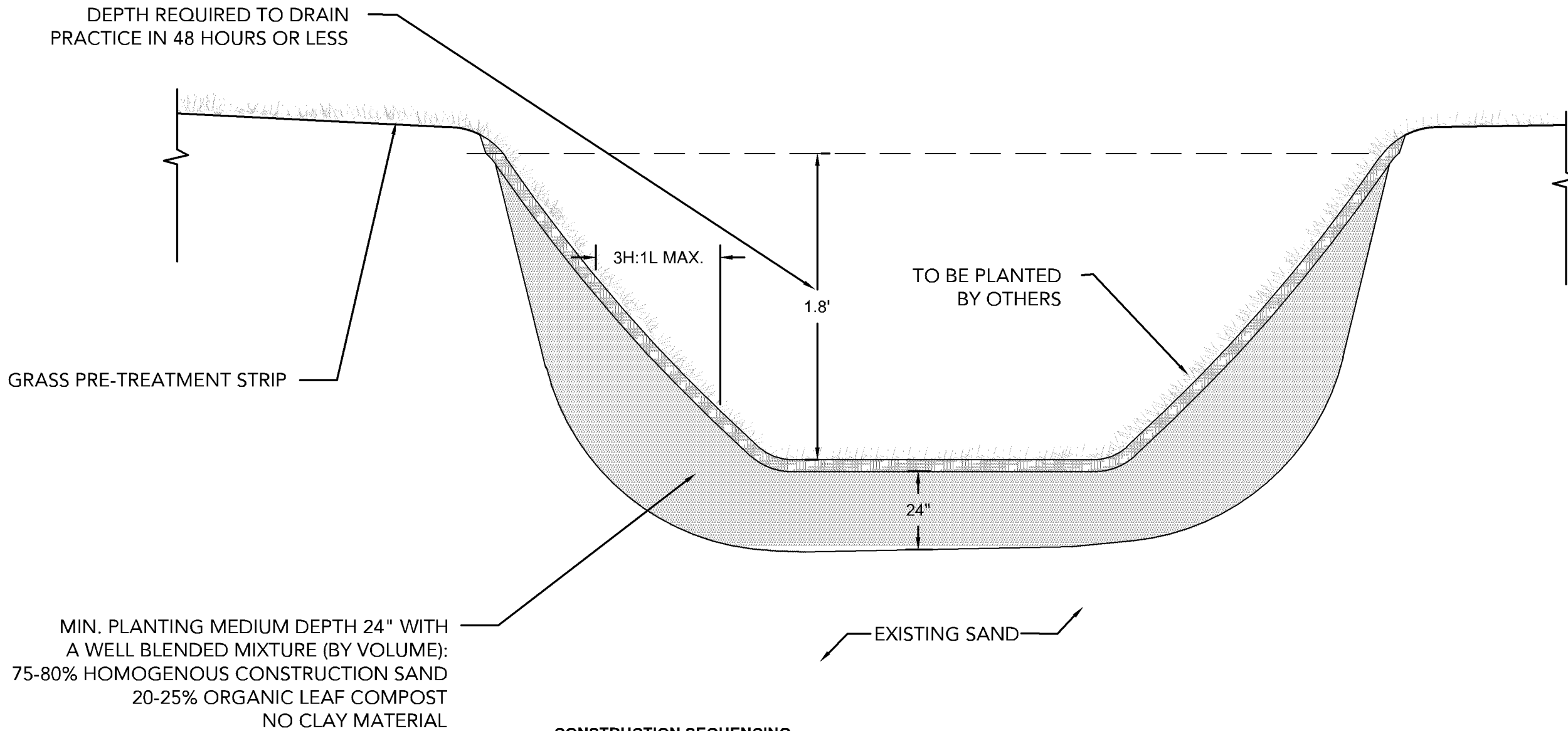
SHEET INDEX

CIVIL DETAILS

C8-1



DEPTH REQUIRED TO DRAIN  
PRACTICE IN 48 HOURS OR LESS



CONSTRUCTION SEQUENCING

1. INSTALL SILT FENCE AND/OR OR OTHER APPROPRIATE TEMPORARY EROSION CONTROL DEVICES TO PREVENT SEDIMENT FROM LEAVING OR ENTERING THE PRACTICE DURING CONSTRUCTION.
2. ALL DOWN-GRADIENT PERIMETER SEDIMENT CONTROL BMP'S MUST BE IN PLACE BEFORE ANY UP GRADIENT LAND DISTURBING ACTIVITY BEGINS.
3. PERFORM CONTINUOUS INSPECTIONS OF EROSION CONTROL PRACTICES.
4. ROUGH GRADE THE SITE. USE LOW IMPACT EARTH MOVING EQUIPMENT TO PREVENT COMPACTION OF UNDERLYING SOILS.
5. PERFORM ALL OTHER SITE IMPROVEMENTS.
6. CONSTRUCT INFILTRATION BASIN UPON STABILIZATION OF CONTRIBUTING DRAINAGE AREA.
7. IMPLEMENT TEMPORARY AND PERMANENT EROSION CONTROL PRACTICES.
8. PLANT INFILTRATION BASIN.
9. REMOVE TEMPORARY EROSION CONTROL DEVICES AFTER THE CONTRIBUTING DRAINAGE AREA IS ADEQUATELY VEGETATED.

GENERAL NOTES

1. IN THE EVENT THAT SEDIMENT IS INTRODUCED INTO THE BMP DURING OR IMMEDIATELY FOLLOWING EXCAVATION, THIS MATERIAL SHALL BE REMOVED FROM THE PRACTICE PRIOR TO CONTINUING CONSTRUCTION.
2. GRADING OF INFILTRATION BASIN SHALL BE ACCOMPLISHED USING LOW-COMPACTION EARTH-MOVING EQUIPMENT TO PREVENT COMPACTION OF UNDERLYING SOILS.

7

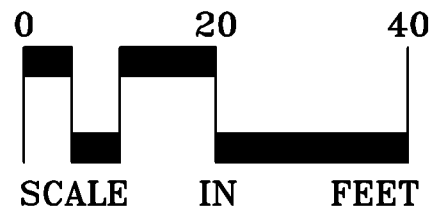
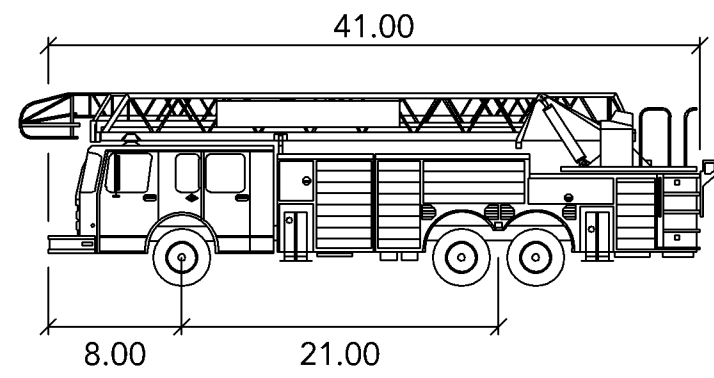
C8-2

INFILTRATION BASIN

SCALE: 1/2" = 1'-0"

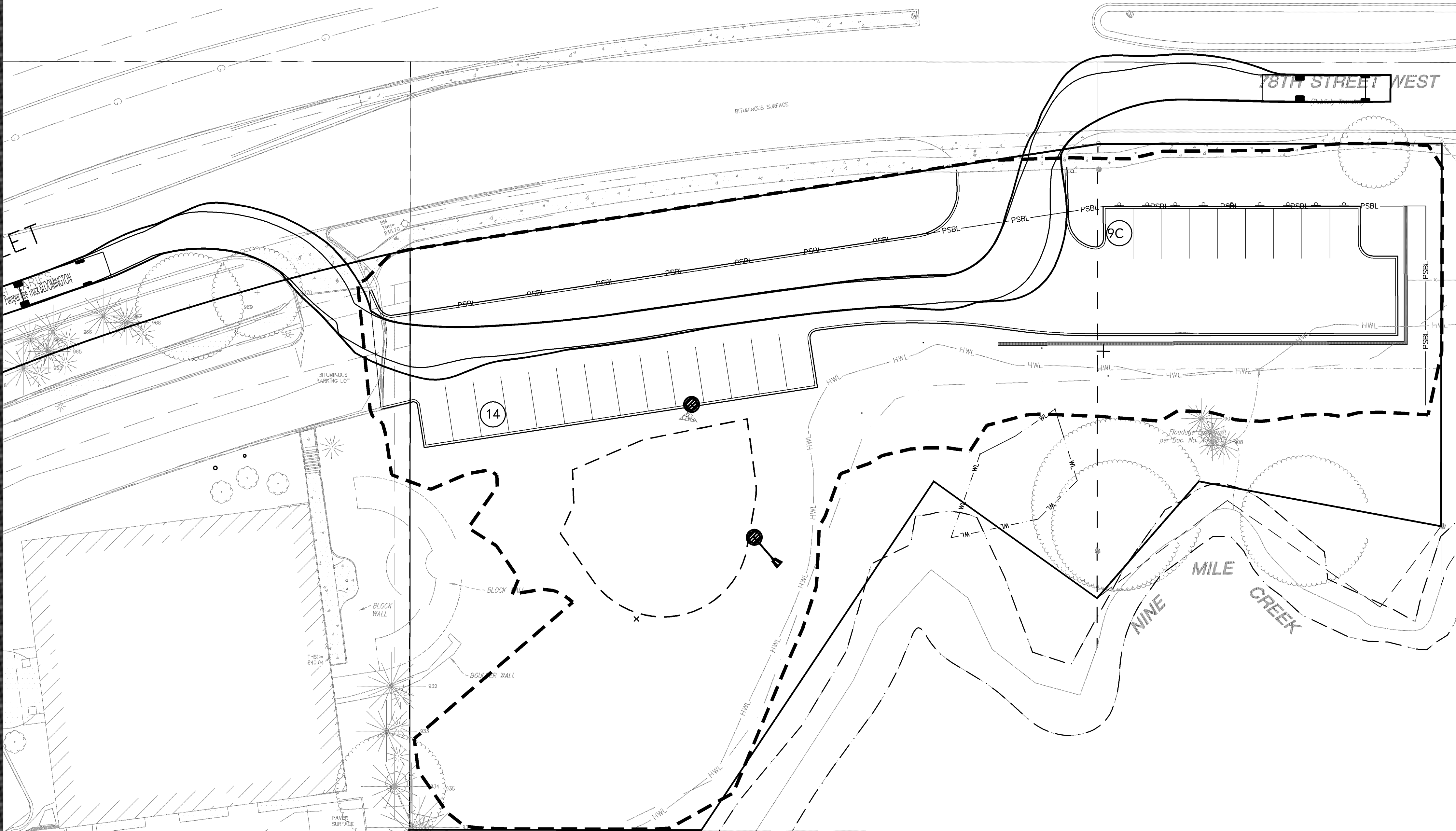


CASE FILE #PL201900220



Bloomington Fire Truck

Width : 8.50  
Track : 8.20  
Lock to Lock Time : 6.0  
Steering Angle : 40.0



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EXISTING	PROPOSED

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EAST PARKING  
LOT

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TRUCK  
TURNING  
EXHIBIT

EX. 1