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PROJECT TITLE
New Smith Middle School Bld Package No. 03A

Troy School District
Troy, Michigan

DRAWING TITLE
DEMOLITION AND SESC PLAN

ISSUE DATES

02/08/24	ADDENDUM 2
01/23/24	BIDS
DATE	ISSUED FOR:
DRAWN	JW
CHECKED	TD
APPROVED	TD

PROJECT NO.
22102
DRAWING NO.
C-2.0

FLOODPLAIN:
PER FLOOD INSURANCE RATE MAP NUMBER 26125C0327, DATED SEPTEMBER 29, 2006

BY GRAPHICAL PLOTTING, THE SITE LIES WITHIN:

SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD:
THE 1% ANNUAL CHANCE FLOOD (100 YEAR FLOOD), ALSO KNOWN AS THE BASE FLOOD, IS THE FLOOD THAT HAS A 1% CHANCE OF BEING EQUALED OR EXCEEDED IN ANY GIVEN YEAR. THE SPECIAL FLOOD HAZARD AREA IS THE AREA SUBJECT TO FLOODING BY THE 1% ANNUAL CHANCE FLOOD. AREAS OF SPECIAL FLOOD HAZARD INCLUDE ZONES A, AE, AH, AO, AR, A99, V AND VE. THE BASE FLOOD ELEVATION IS THE WATER-SURFACE ELEVATION OF THE 1% ANNUAL CHANCE FLOOD.

OTHER AREAS:
ZONE X - NO BASE FLOOD ELEVATIONS DETERMINED.
ZONE X - AREA TO BE DETERMINED OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN.

LEGAL DESCRIPTION:
PARCEL ID 20-10-101-034
Land in the City of Troy, Oakland County, Michigan, described as follows:
T2N, R11E, SEC 10 PART OF NW 1/4 BEG AT PT DIST S 571.05 FT & S 89-57-00 E 697.50 FT & S 80-10-00 E 189.24 FT FROM NW SEC COR, TH S 89-40-00 E 624.96 FT, TH S 00-10-00 E 683.20 FT, TH N 89-00-00 W 901.78 FT, TH N 00-10-00 W 637.72 FT, TH S 89-02-00 E 275.00 FT, TH N 00-10-00 W 39.24 FT TO BEG 13.79 A

PARCEL ID 20-10-101-022
Land in the City of Troy, Oakland County, Michigan, described as follows:
T2N, R11E, SEC 10 SUPERVISOR'S PLAT NO 25 LOTS 5, 6 & 7, ALSO E 900 FT OF LOTS 8 & 9, ALSO LOT 10 EXC W 37.42 FT OF S 104.29 FT

BENCHMARKS:
(GPS DERIVED - NAVD83)

BM #303
ARROW ON A HYDRANT LOCATED AT THE SOUTHWEST CORNER OF THE FRONT PARKING LOT.
ELEV. - 724.13

BM #301
ARROW ON A HYDRANT LOCATED ON THE SOUTHWEST CORNER OF THE BACK PARKING LOT.
ELEV. - 728.94

GENERAL DEMOLITION NOTES:
THESE NOTES APPLY TO ALL CONSTRUCTION ACTIVITIES ON THIS PROJECT:

- ALL MATERIAL TO BE REMOVED, WHETHER SPECIFICALLY NOTED IN THE PLANS OR NOT, SHALL BE REMOVED FROM THE SITE BY THE CONTRACTOR AND DISPOSED OF OFF-SITE IN A LEGAL MANNER. NO ON-SITE BURN OR BURN PITS SHALL BE ALLOWED.
- ALL DEMOLITION WORK SHALL CONFORM TO ALL LOCAL CODES AND ORDINANCES.
- STAGING/PHASING OF DEMOLITION AND CONSTRUCTION IS TO BE COORDINATED WITH THE OWNER AND THE CONTRACTOR PRIOR TO CONSTRUCTION.
- SPECIFIC DEMOLITION ITEMS HAVE BEEN INDICATED ON THE PLANS AS A GUIDE TO THE GENERAL SCOPE OF THE WORK. IT IS THE INTENT THAT THESE ITEMS SHALL BE COMPLETELY REMOVED BY THE CONTRACTOR ABOVE AND BELOW GROUND, UNLESS SPECIFICALLY NOTED OTHERWISE, AND THAT DEMOLITION WILL INCLUDE BUT NOT NECESSARILY BE LIMITED TO THESE ITEMS. CONTRACTOR SHALL VISIT SITE TO VERIFY EXISTING CONDITIONS AND EXTENTS OF THE DEMOLITION THAT WILL BE REQUIRED PRIOR TO SUBMITTING A BID.
- REMOVE ALL STRUCTURES DESIGNATED FOR REMOVAL ACCORDING TO THE DEMOLITION PLAN. THIS INCLUDES FOUNDATIONS, FOOTINGS, FOUNDATION WALLS, FLOOR SLABS, UNDERGROUND UTILITIES, CONCRETE, ASPHALT, TREES, ETC.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR CLEAN UP, NOISE, DUST CONTROL, STREET SWEEPING AND HOURS OF OPERATION IN ACCORDANCE WITH THE LOCAL CODES.
- THE CONTRACTOR SHALL PROVIDE ALL NECESSARY BARRICADES, SIGNAGE, WARNING LIGHTS AND OTHER TRAFFIC CONTROL DEVICES TO PROTECT THE WORK ZONE AND SAFELY MAINTAIN TRAFFIC PER AGENCY REQUIREMENTS AND IN ACCORDANCE WITH THE LATEST EDITION OF THE STATE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES.
- THE CONTRACTOR SHALL CONTACT THE APPROPRIATE UTILITY COMPANIES TO CONFIRM THAT UTILITY LEADS HAVE BEEN TAKEN OUT OF SERVICE PRIOR TO DEMOLITION.
- ALL BUILDING GAS LEADS, METERS AND ASSOCIATED EQUIPMENT SHALL BE REMOVED AS SHOWN ON THE PLANS. COORDINATE ALL ASSOCIATED WORK WITH THE APPROPRIATE UTILITY COMPANY.
- REMOVE ALL OVERHEAD AND UNDERGROUND ELECTRICAL LINES WITHIN THE AREA OF CONSTRUCTION AS SHOWN ON THE PLANS. COORDINATE SHUTDOWNS AND REMOVALS WITH ELECTRICAL SERVICE PROVIDER OR THE APPROPRIATE UTILITY COMPANY. (NOTE: PHONE AND CABLE T.V. SERVICES MAY ALSO BE LOCATED ON OVERHEAD LINES.)
- THE CONTRACTOR IS RESPONSIBLE FOR THE REMOVAL AND REPLACEMENT OF SIGNS AND SUPPORTS WITHIN THE WORK AREA, AS NECESSARY TO FACILITATE CONSTRUCTION. SIGNS SHALL BE PROTECTED OR STOCKPILED FOR REUSE AS SPECIFIED IN THE PLANS OR AS REQUIRED BY THE AGENCY OF JURISDICTION. THE CONTRACTOR SHALL REPLACE ANY DAMAGED SIGNS AND SUPPORTS AT NO ADDITIONAL COST TO THE OWNER.
- THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE 811/ONE CALL UTILITY LOCATING CENTER, THE CITY ENGINEER AND/OR THE AUTHORITY HAVING JURISDICTION 3 BUSINESS DAYS PRIOR TO THE BEGINNING OF CONSTRUCTION.

DEMOLITION LEGEND:

ITEM TO BE REMOVED

CURB/FENCE REMOVAL

CONCRETE PAVEMENT AND SIDEWALK REMOVAL

AREA OR ITEMS TO BE REMOVED

UTILITY REMOVAL

ASPHALT REMOVAL

SAWCUT LINE

SYMBOLS: EROSION CONTROL:

(SP-2) SILT FENCE

(SP-9) TEMPORARY STONE ACCESS DRIVE

REFER TO O.C.W.R.C. SOIL EROSION AND SEDIMENTATION CONTROL DETAILS SHEET FOR ALL DEVICE DETAILS.

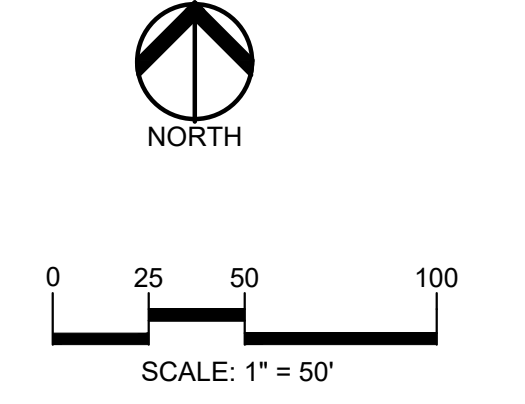
GENERAL SITE CONDITIONS:

- ACCORDING TO THE SOIL SURVEY INFORMATION SUPPLIED BY THE USDA NRCS, THE SITE CONSISTS OF THE FOLLOWING SOIL TYPES:
+10B MARLETTE SANDY LOAM, 1 TO 6 PERCENT SLOPES
+41B AQUENTS, SANDY, LOAMY, UNDULATING
+ShubB SHEBON SANDY LOAM, 0 TO 4 PERCENT SLOPES
+ShubB SHEBON-URBAN LAND COMPLEX, 0 TO 4 PERCENT SLOPES
- TOTAL DISTURBED AREA = ±10.9 ACRES
- N.P.D.E.S. NOTICE OF COVERAGE IS REQUIRED

EROSION CONTROL QUANTITIES:

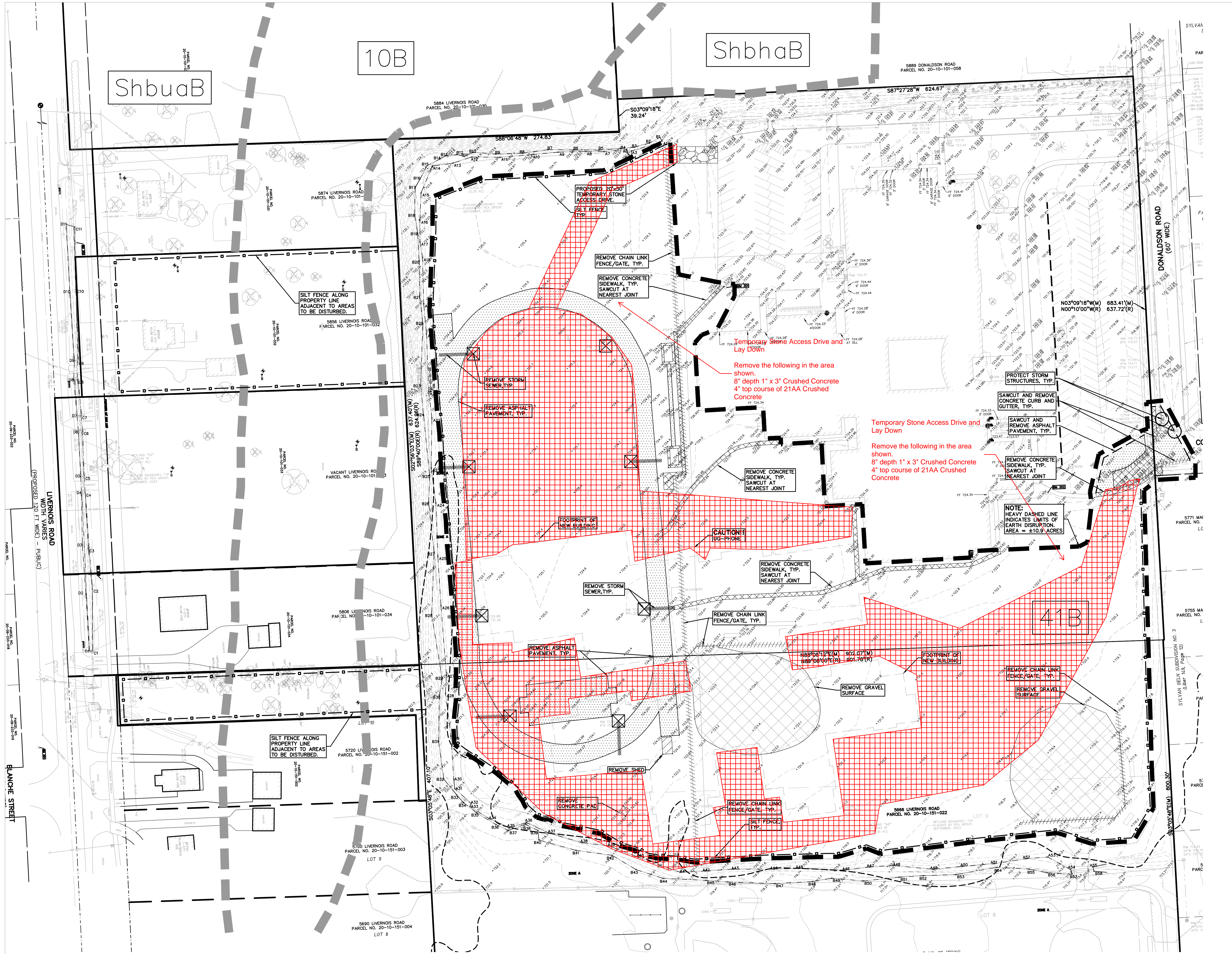
SILT FENCE 3,875 LF

TEMPORARY CONSTRUCTION ACCESS DRIVE 1 EA.



811 Know what's below. Call before you dig.

CAUTION!
THE LOCATION AND DEPTH OF EXISTING UNDERGROUND UTILITIES IS BASED ON THIS DRAWING ONLY. APPROVED: NO GUARANTEE IS OTHER EXPERTS ON NEW UTILITIES TO THE OWNER'S RESPONSIBILITY. THEREFORE, DETERMINE THE EXACT UTILITY LOCATIONS AND DEPTHS PRIOR TO THE START OF CONSTRUCTION.



SEQUENCE OF CONSTRUCTION:

START DAY	END DAY	DESCRIPTION
1	750	INSTALL CRUSHED CONCRETE ACCESS APPROACH AT SITE ROAD APPROACH.
1	750	INSTALL TEMPORARY SOIL EROSION CONTROL MEASURES, SILT FENCES, INLET PROTECTION, ETC. AS NECESSARY.
1	25	MAINTAIN A 25' BUFFER OF VEGETATION AROUND PERIMETER OF SITE WHERE POSSIBLE.
1	15	REMOVE ALL VEGETATION, TREES AND BRUSH FROM THE PROPOSED CONSTRUCTION AREA UNLESS MARKED TO REMAIN. STRIP AND STOCKPILE TOPSOIL AS REQUIRED. ALL STOCKPILES MUST BE GRADED AND SEEDED.
5	14	REMOVE ALL PAVEMENT, CURB, UTILITIES, ETC. AS REQUIRED TO INSTALL THE PROPOSED WORK AS SHOWN ON THE TOPOGRAPHIC SURVEY AND DEMOLITION PLAN.
14	14	DISPOSE OF ALL EXCESS/UNUSABLE MATERIALS OFF SITE IN A LEGAL MANNER. NO ON-SITE BURN OR BURY PITS ALLOWED.
14	28	ROUGH GRADE SITE. SEED AND MULCH BLANKETS MUST BE INSTALLED AS SHOWN WITHIN 5 DAYS OF FINAL GRADE. REPAIR AND/OR RE-INSTALL ANY TEMPORARY SOIL EROSION CONTROL MEASURES THAT WERE DAMAGED DURING GRADING OPERATIONS.
28	60	INSTALL SITE UTILITIES (STORM SEWER, SANITARY SEWER, WATER MAIN ETC.). INSTALL INLET PROTECTION AT ALL PROPOSED CATCH BASINS.
28	90	TEMPORARY SEEDING MUST BE PROVIDED IN AREAS NOT TO BE WORKED ON FOR 15 DAYS OR LONGER.
30	80	BEGIN CONSTRUCTION OF BUILDING.
30	70	FINE GRADE SITE AND PREPARE FOR SITE PAVING OPERATIONS.
80	110	INSTALL ALL PAVEMENT, SIDEWALKS, CURBING AS PROPOSED. IF PERMANENT LANDSCAPING IS NOT TO BE INSTALLED SOON AFTER PAVING IS COMPLETE, ALL AREAS WITHIN 20 FEET OF BACK OF CURB MUST BE TEMPORARILY SEEDED. REPAIR INLET PROTECTION, SILT FENCE AND ANY OTHER DAMAGED SOIL EROSION CONTROL MEASURES AS NECESSARY.
90	119	FINAL GRADE, REDISTRIBUTE STOCKPILED TOPSOIL, ESTABLISH VEGETATION AND INSTALL ALL PERMANENT LANDSCAPING IN ALL DISTURBED AREAS NOT BUILT.
118	120	CLEAN PAVEMENT AND REMOVE ALL TEMPORARY SOIL EROSION CONTROL MEASURES. RE-ESTABLISH VEGETATION AS REQUIRED.
750	750	REMOVE SEDIMENTATION CONTROLS ONCE ENTIRE SITE HAS BEEN PERMANENTLY STABILIZED.

SOIL EROSION AND SEDIMENTATION CONTROL SEQUENCE OF CONSTRUCTION

- SEE OAKLAND COUNTY W.R.C. SOIL EROSION AND SEDIMENTATION CONTROL DETAILS SHEET FOR ALL SOIL EROSION CONTROL RELATED DETAILS.
- PLACE SILT FENCE ON EXISTING STORM SEWER STRUCTURES, ACCORDING TO PLANS.
- INSTALL TEMPORARY CRUSHED CONCRETE ACCESS DRIVE AT ALL CONSTRUCTION ENTRANCES. (80"x24"x8" W/MINIMUM OF 1"-3" CRUSHED CONCRETE - NO FINES).
- REMOVE CURB, PAVEMENT, TREES, ETC. AS DIRECTED ON THE DEMOLITION PLAN.
- STRIP AND STOCKPILE TOPSOIL FOR RESTORATION REQUIREMENTS.
- DISPOSE OF ALL EXCESS, UNSUITABLE MATERIALS OFF SITE IN A LEGAL MANNER. NO BURN OR BURY PITS ALLOWED.
- UNUSABLE MATERIALS CONSIST OF, BUT ARE NOT NECESSARILY LIMITED TO THE FOLLOWING: CONCRETE, ASPHALT, TREES, BRUSH, STUMPS, ROOTS, OR OTHER MISCELLANEOUS DEBRIS OR TRASH.
- MASS GRADE THE SITE IN ACCORDANCE WITH THE PLANS.
- INSTALL SEED, MULCH AND EROSION CONTROL BLANKETS AS SHOWN ON THE PLAN WITHIN 5 DAYS OF COMPLETION OF MASS GRADING OR WHENEVER DISTURBED AREAS WILL REMAIN UNCHANGED FOR 30 DAYS OR GREATER. 3"-4" TOPSOIL WILL BE USED WHERE VEGETATION IS REQUIRED.
- COMPLETE ROUGH GRADING OF SITE AND INSTALL UTILITIES. PLACE INLET FILTERS AT ALL INLETS AND CATCH BASINS, AS SHOWN.
- FINISH GRADE AND PAVE SITE AS PROPOSED TO DRAIN TO STORM SEWER SYSTEM. REPAIR INLET FILTERS AS REQUIRED.
- APPLY TOPSOIL, SEED AND MULCH/SOD TO ALL DISTURBED AREAS UPON COMPLETION OF GRADING. THE CONTRACTOR SHALL STAGE CONSTRUCTION ACTIVITIES IN ORDER TO MINIMIZE THE EXPOSURE OF UNSTABILIZED AREAS.
- CLEAN PAVEMENT AND STORM SEWERS. REMOVE SILT FENCE, AND INLET FILTERS ONCE VEGETATION HAS BEEN ESTABLISHED.
- ALL DIRT AND MUD TRACKED ONTO PUBLIC ROADS SHALL BE REMOVED DAILY.

SOIL EROSION MAINTENANCE SCHEDULE AND NOTES:

1. THE SOIL EROSION CONTROLS WILL BE MAINTAINED WEEKLY AND AFTER EVERY STORM EVENT BY:
JOSH EISENMAN
BARTON MALOW BUILDERS
2650 AMERICAN DRIVE
SOUTHFIELD, MI 48034
586.651.2658

- IF ANY DAMAGE HAS OCCURRED AS A RESULT OF STORM WATER DISCHARGE FROM THE SITE, THE FOLLOWING STEPS SHALL BE IMPLEMENTED.
- ANY DEBRIS OR DIRT ON ANY PAVED AREA RESULTING FROM CONSTRUCTION TRAFFIC SHALL BE CLEANED IN A PROMPT MANNER BY THE CONTRACTOR. THE CONSTRUCTION DRIVE SHALL BE CLEANED AT THE END OF EACH DAY.
- ALL DIRT AND MUD TRACKED ONTO PAVED AREAS SHALL BE REMOVED BY THE CONTRACTOR DAILY BY SCRAPING. STREET SWEEPING IS REQUIRED WEEKLY.
- SILT FENCE MAINTENANCE SHALL INCLUDE THE REMOVAL OF ANY BUILT UP SEDIMENT WHEN THE SEDIMENT HEIGHT ACCUMULATES TO 1/3 TO 1/2 OF THE HEIGHT OF THE FENCE. THE CONTRACTOR IS RESPONSIBLE TO REMOVE, REPLACE, REWEAVE OR REBARRICELL THE SILTATION FENCE SHOULD IT FALL OR BE DAMAGED DURING CONSTRUCTION.
- CONTRACTOR SHALL PROVIDE WATER TRUCK TO WATER DOWN THE SITE ON A DAILY BASIS AS REQUIRED TO MAINTAIN DUST CONTROL.
- IF HIGH GROUNDWATER IS ANTICIPATED OR ENCOUNTERED DURING CONSTRUCTION A DEWATERING PLAN MUST BE SUBMITTED TO THE CITY ENGINEERING DIVISION FOR REVIEW.

Drawings File: S:\PROJECTS\2023\22-0301 - TROY MIDDLE SCHOOL CONSTRUCTION\NEW_SOUTHFIELD\22-0301-03A\22-0301-03A.dwg
Date: 06/20/24 - 11:45am