

PROJECT BENCHMARK:

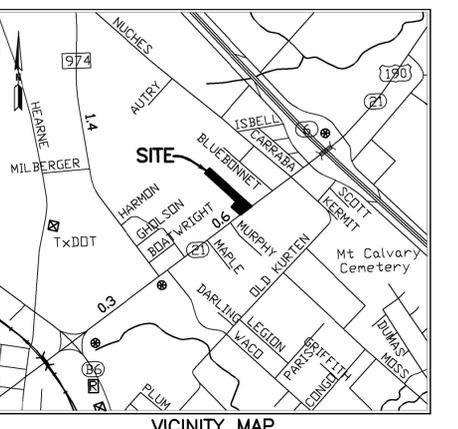
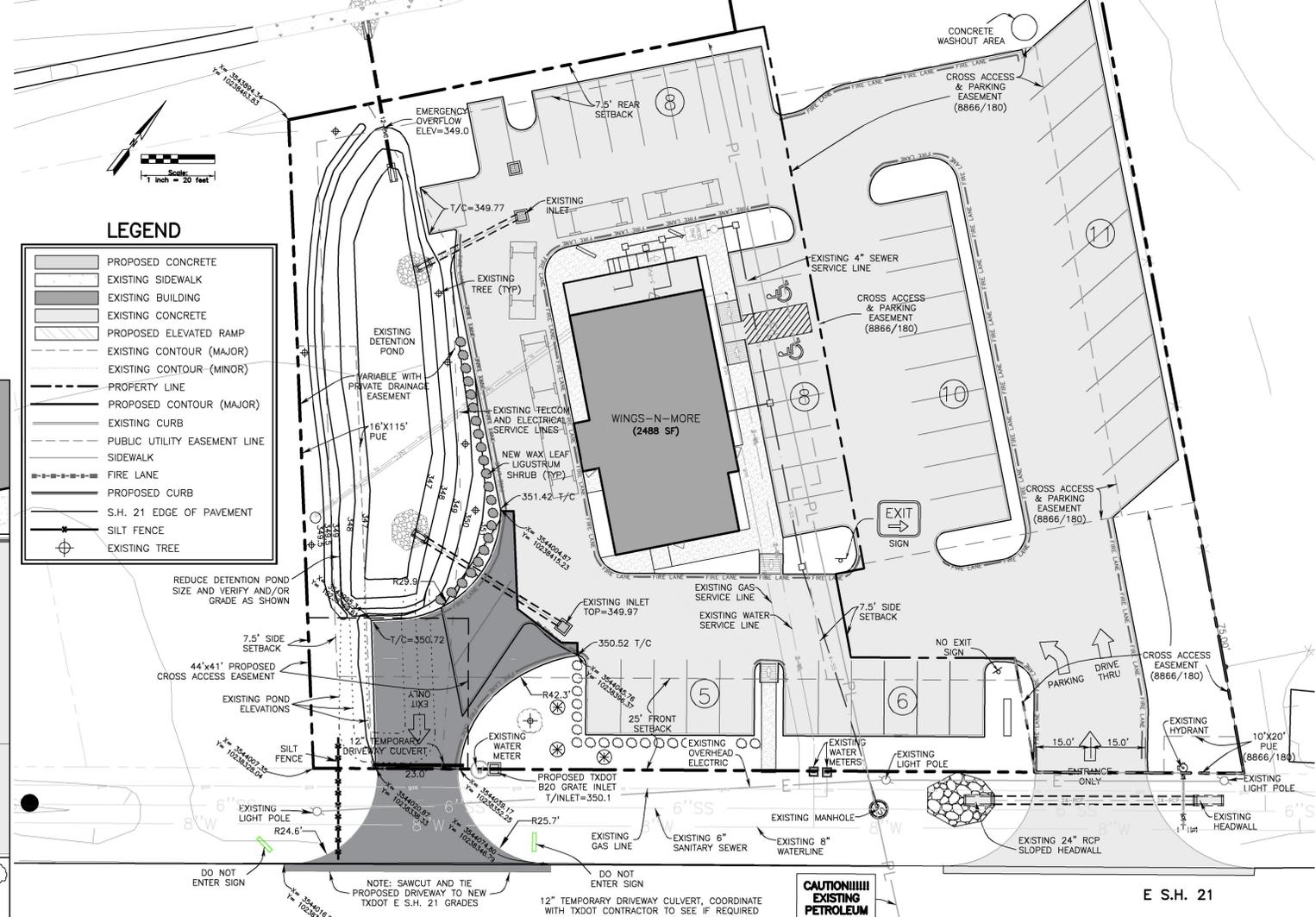
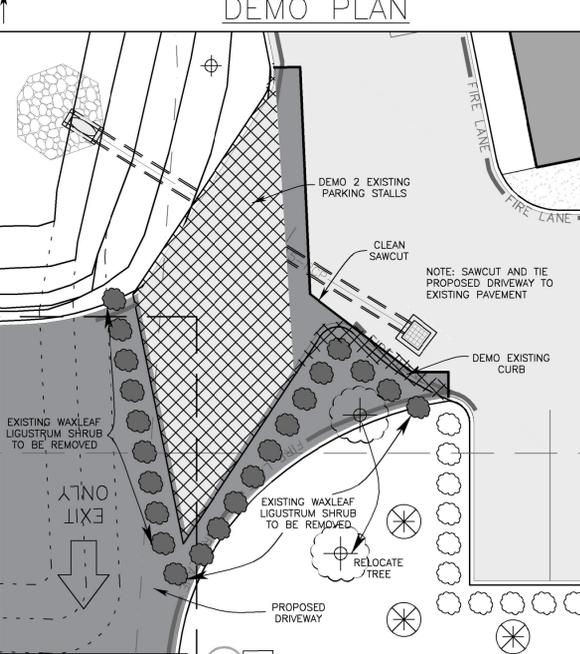
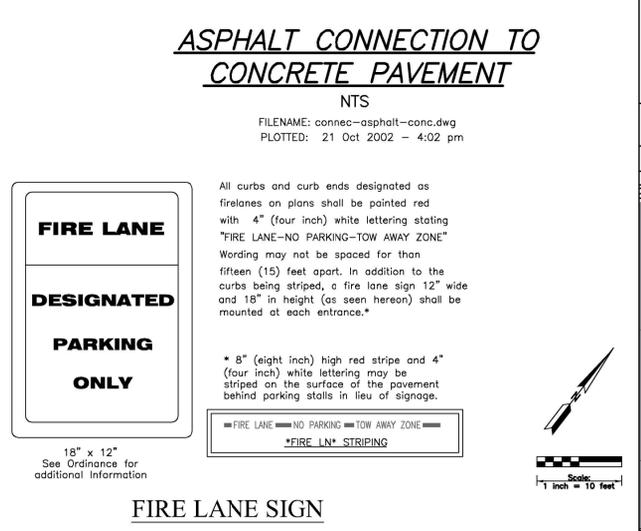
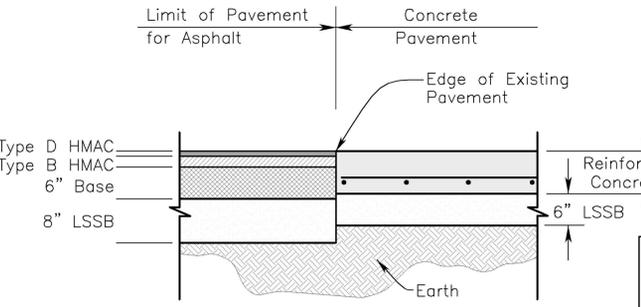
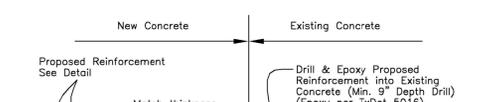
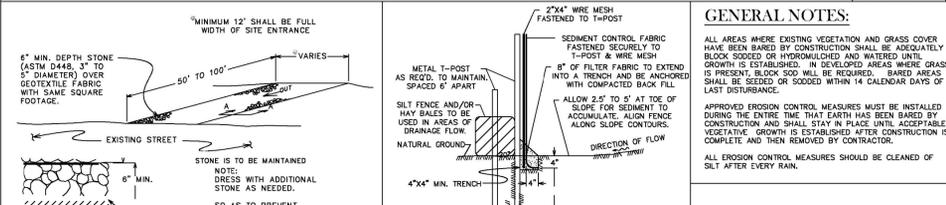
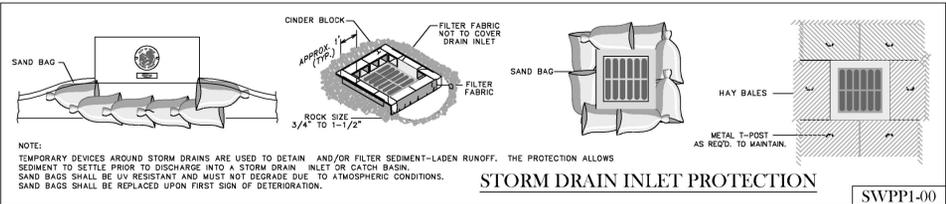
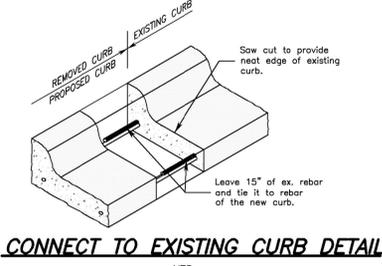
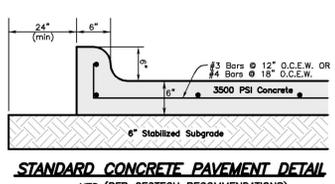
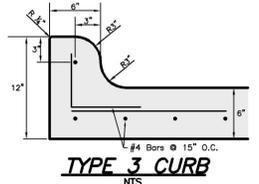
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE EXACT LOCATION OF ALL EXISTING UNDERGROUND UTILITIES. FURTHERMORE, THE CONTRACTOR SHALL CONTACT ALL UTILITY COMPANY REPRESENTATIVES A MINIMUM OF 48 HOURS IN ADVANCE OF ANY WORK.
  - Contact Dig Tess @ 1-800-344-8377
  - Contact Luis Csernos @ ATMOS 229-4627
  - Contact Dan Augsburger @ Suddenlink 595-2429
  - Contact Richard Wallace @ Verizon 821-4752
  - Contact Shawndra Green @ BTU 821-5770
  - Contact Jayson Barfknecht @ Bryan Utilities 209-5900
  - Contact Union Pacific Resources @ 778-8525
- THIS PLAN IS A GENERAL GUIDELINE FOR THE DEMOLITION REQUIRED FOR THIS PROJECT. THE BID ITEM "DEMOLITION" IS A LUMP SUM ITEM INTENDED TO COVER ALL DEMOLITION REQUIRED FOR THIS PROJECT REGARDLESS OF THE SPECIFIC MENTION OF THE ITEM(S) ON THIS SHEET.
- THE CONTRACTOR IS RESPONSIBLE FOR THE PROPER DISPOSAL OF ALL ITEMS DEMOLISHED WITH THIS WORK.
- WHERE IMPERVIOUS COVER IS REMOVED, THE AREA SHALL BE GRADED TO DRAIN. NO PONDING OR STANDING WATER WILL BE ACCEPTABLE AT THE COMPLETION OF DEMOLITION.
- CONTRACTOR SHALL PROTECT ALL ABOVE GROUND AND BELOW GROUND UTILITIES DURING DEMOLITION.
- SITE SAFETY IS THE CONTRACTORS RESPONSIBILITY. THE CONTRACTOR SHALL ASSURE THAT THE SITE IS IN FULL COMPLIANCE WITH ALL FEDERAL, STATE AND LOCAL REGULATIONS AT ALL TIMES.
- THE CONTRACTOR SHALL RELOCATE ALL ELECTRICAL SERVICE TO THE NEW SIGN LOCATION. AN ELECTRICAL PERMIT IS REQUIRED BY THE CITY OF BRYAN FOR THIS WORK. IT IS THE CONTRACTORS RESPONSIBILITY TO OBTAIN THIS PERMIT.
- ALL SOIL EXPOSED BY CONSTRUCTION SHALL BE HYDROMULCHED UNLESS WORK ON SITE IMPROVEMENTS CONTINUE.
- CONTRACTOR SHALL ENSURE THAT NO DIRT FROM THE PROJECT ACCUMULATES IN THE EXISTING STREETS. IF DIRT OR DEBRIS FROM THE PROJECT SITE ACCUMULATES ON ADJACENT STREETS, THE CONTRACTOR SHALL IMMEDIATELY CLEAN THOSE AREAS.
- CONTRACTOR SHALL PLACE EROSION CONTROL PROTECTION AT APPROPRIATE DOWNSTREAM LOCATIONS TO MINIMIZE SILT AND DEBRIS FROM LEAVING THE CONSTRUCTION SITE AND ENTERING THE DRAINAGE SYSTEM.
- ONCE VEGETATION IS WELL ESTABLISHED THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL TEMPORARY EROSION CONTROL MEASURES (I.E. SILT FENCE, ROCK CHECK DAMS, ETC.)
- STORM WATER STRUCTURAL CONTROLS SHALL BE INSTALLED AS SOON AS PRACTICAL AND MAINTAINED IN GOOD WORKING ORDER UNTIL THE SITE IS STABILIZED.
- THE CONTRACTOR SHALL COMPLY WITH THE TCEQ STORM WATER DISCHARGE PROGRAM AND IS RESPONSIBLE FOR COMPLETING AND FILING THE APPROPRIATE FORMS.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL TRAFFIC CONTROL. ALL TRAFFIC CONTROL MUST FOLLOW TMUTCD AND BE APPROVED BY THE ENGINEER PRIOR TO IMPLEMENTATION. THIS IS NOT A SEPARATE PAY ITEM.
- THE CONTRACTOR IS RESPONSIBLE FOR TEMPORARY ELECTRICAL AND WATER AS NEEDED FOR DEMOLITION.

GENERAL CONSTRUCTION NOTES:

- It shall be the responsibility of the Contractor to verify the exact location of ALL existing underground utilities. Furthermore, the Contractor shall contact all utility company representatives a minimum of 48 hours in advance of any excavation.
  - Contact Dig Tess @ 1-800-344-8377
  - Contact Dan Augsburger @ Suddenlink 595-2429
  - Contact Richard Wallace @ Verizon 821-4752
  - Contact Shawndra Green @ BTU 821-5770
  - Contact Jayson Barfknecht @ Bryan Utilities 209-5900
  - Contact Luis Csernos @ Atmos Gas (Gas) 229-4627
  - Contact Union Pacific Resources @ 778-8525
- All construction shall be in accordance with the current City of Bryan Standard Specifications for Street Construction, B/CS Unified Technical Specifications, Water and Sewer and Generals, 2012, and BCS Unified Design Details. All inspection shall be performed by the staff of the City Engineer of Bryan. All construction shall be coordinated with the City of Bryan City Engineer.
- In lieu of using the construction materials indicated in these plans, the Contractor shall obtain written approval from the City Engineer for any substitution prior to Construction. Requests for changes should include product information and an engineers seal where applicable. The contractor shall be financially responsible for the engineer's time spent reviewing changes and redesigning based on contractors requests.
- Trench Safety Requirements shall be in accordance with O.S.H.A. Standard 29 CFR Part 1926 Subpart P and all federal, state and local regulations.
- TRENCHING AND BACKFILLING: All trenching and backfilling shall conform to the specifications set out herein. Testing shall be provided by a certified laboratory, at the Owner's expense, to verify these standards. Any retesting due to substandard work shall be at the expense of the Contractor. Structural areas shall include all sidewalks and shall extend 5' beyond the curb lines of all streets, alleys and parking areas.
- It is the responsibility of the contractor to comply with all State and Federal Regulations regarding construction activities near energized overhead power lines. Additionally, the contractor shall coordinate all proposed work and procedures with BTU.
- All materials & labor not identified as a Separate Bid Item shall be considered subsidiary to the item in which it is used. All materials and equipment shall be both furnished and installed unless otherwise noted.
- The Contractor must provide construction staking from the information provide on these plans.
- All soil exposed by construction shall receive cellulose fiber mulch seeding.
- Trenches may be left open overnight if properly barricaded.
- Adjustment of Water Meters, Valves, Manholes, Irrigation Systems, and any other Public or Private Utility, etc. are not separate pay items. The Price of the adjustment shall be subsidiary to the construction of Sewer Line, Force Main, etc.
- The contractor shall coordinate with Suddenlink Communications, BTU, and Verizon to adjust the location of existing facilities, if necessary.
- The contractor is responsible for traffic control in accordance with TMUTCD. This is not a separate pay item.
- Temporary spoil areas will be identified on site by owner.
- Contractor shall provide parking lot striping in accordance with the layout shown on this plan.
- All dimensions are to the back of curb unless otherwise noted.
- The contractor shall be responsible for the containment and proper disposal of all liquid and solid waste associated with this project. The contractor shall use all means necessary to prevent the occurrence of windblown litter from the project site.
- TRENCHES: Demolition/Construction Waste - Site is required to provide containment for waste prior to and during demolition/construction. Solid waste roll off boxes and/or metal dumpsters shall be supplied by City or City permitted contractor(s) only.
- No portion of this site is located within the 100 year FEMA floodplain per FEMA Firm parcel 48041C0205F.
- All fill material shall be compacted to 95% standard density per ASTM D1557 in maximum 6" lifts.
- Contractor shall replant 1-for-1 all wax leaf ligustrum plants removed with this project (count shown is approximate, contractor must field verify). All wax leaf ligustrum plants shall be planted along the drive-thru lane and newly constructed exit, as shown below.
- Contractor to field verify grades of S.H. 21 vs. site to ensure driveway tie is feasible. Contact engineer with all questions pertaining to driveway tie-in.

PARKING ANALYSIS:

Parking Spaces Req'd for Wings-N-More Restaurant	8sp + (6235F @ 1/50)	= 21 spaces
Total Parking Required		= 21 spaces
Parking Spaces		= 46 spaces
HC Parking Spaces		= 2 spaces
Total Parking Provided		= 46 spaces



**MITCHELL MORGAN**  
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 7/18/16

APRIL, 2016  
 Designed by: VJBM  
 Drawn by: JLU/KG  
 Checked by: VJBM/JM

Prepared For:  
 Mark Demard  
 Wings-N-More  
 10500 SH 30, Suite 200  
 College Station, TX 77845

Revisions

**DRIVEWAY EXPANSION  
 WINGS-N-MORE - SH 21  
 Bryan, Texas**

**01**