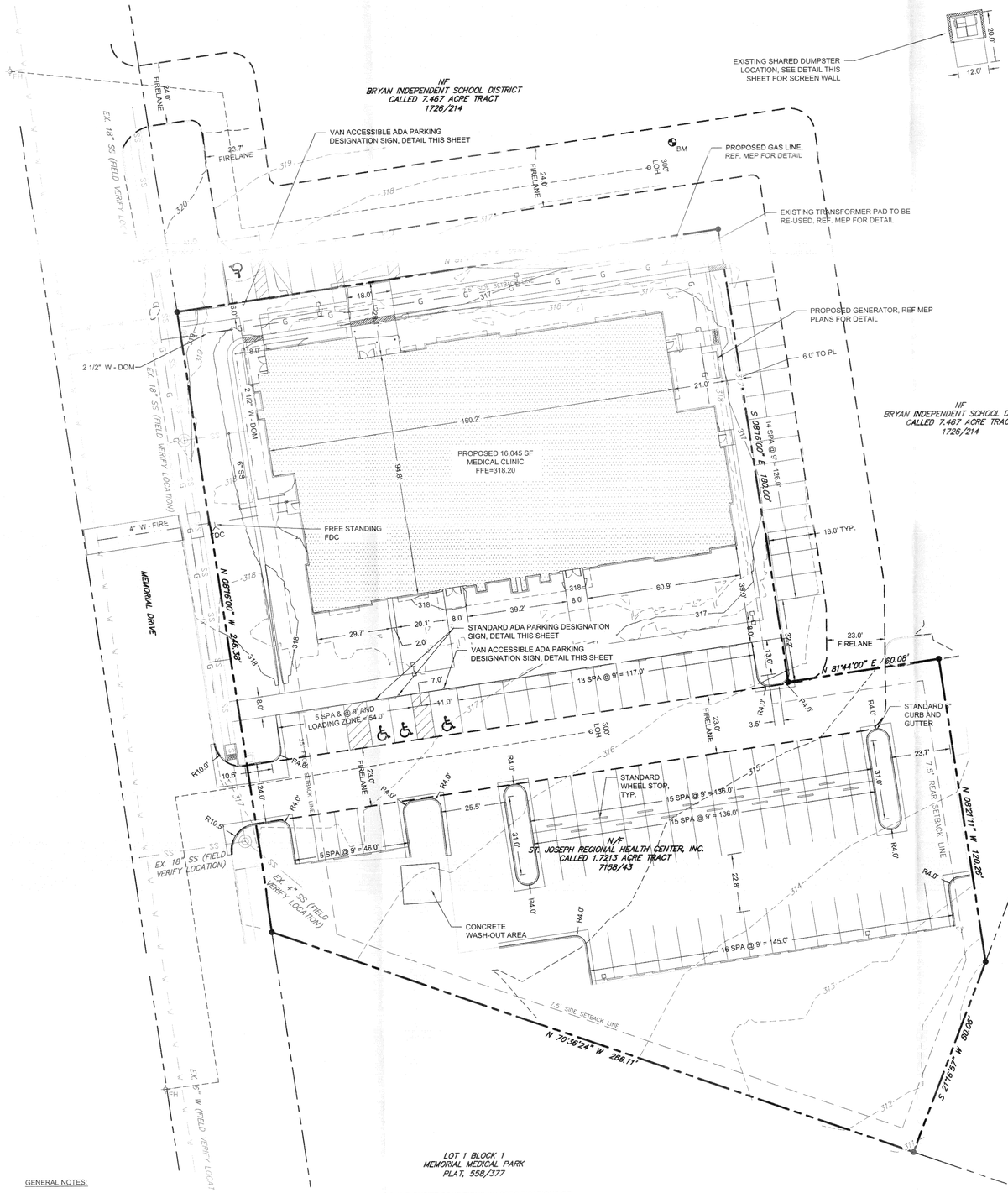

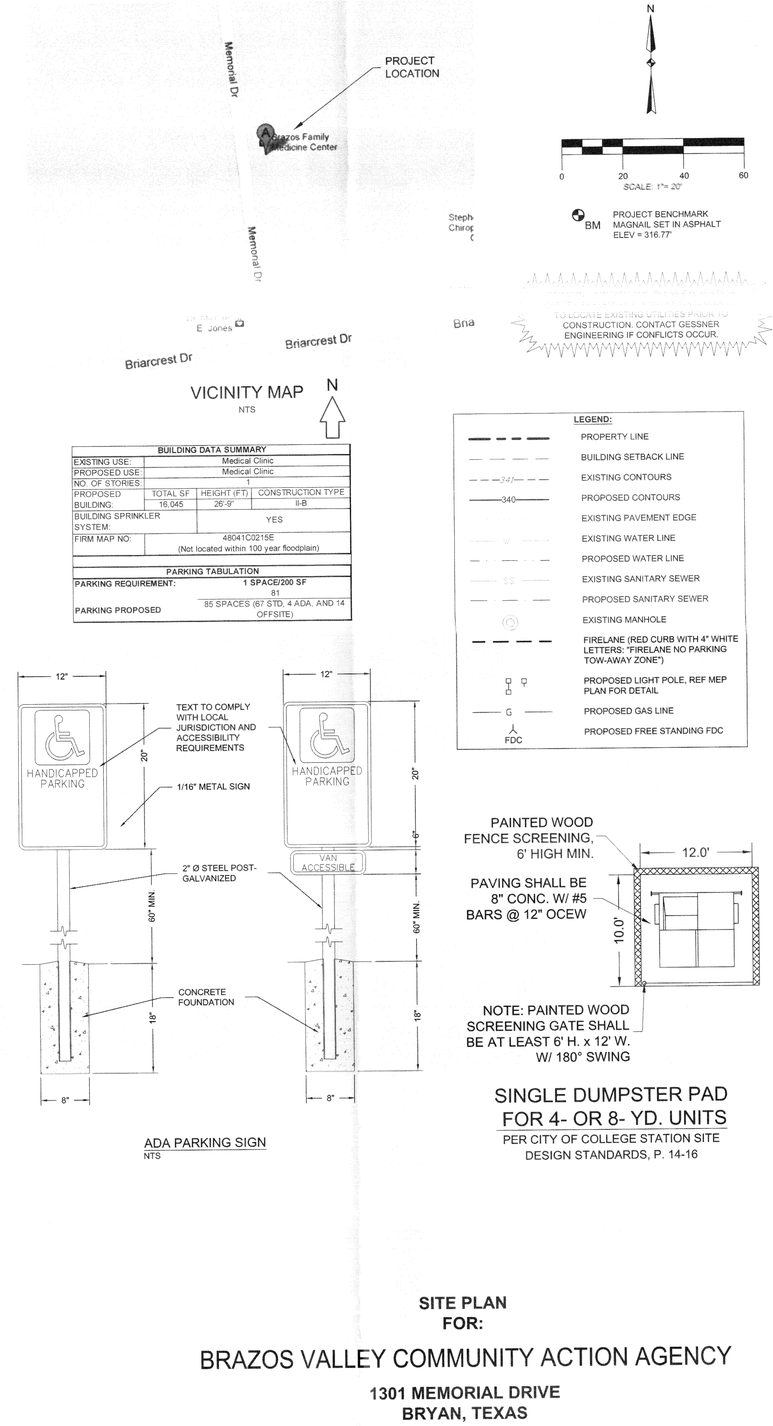

GENERAL NOTES:

1) THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN THESE PLANS AND ONSITE CONDITIONS OR SPECIFICATIONS OF OTHER DISCIPLINES.
2) THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DEVIATION BETWEEN FIELD CONDITIONS AND THOSE SHOWN ON THE PLANS.
3) THE CONTRACTOR ACKNOWLEDGES THAT THE LOCATION AND/OR ELEVATION OF THE EXISTING UTILITIES SHOWN ON THE PLANS IS BASED ON RECORDS OF VARIOUS UTILITY COMPANIES AND, WHEN POSSIBLE, FIELD MEASUREMENTS. THE INFORMATION IS NOT TO BE RELIED UPON AS BEING EXACT OR COMPLETE. THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE UTILITY COMPANY 48 HOURS PRIOR TO EXCAVATION, AND SHALL NOTIFY THE ENGINEER OF ANY CONFLICTS.
4) THE CONTRACTOR SHALL VERIFY THE FIELD CONDITION OF ALL UTILITIES PRIOR TO CONSTRUCTION.
5) THE CONTRACTOR IS RESPONSIBLE FOR COMPLYING WITH ALL STATE AND FEDERAL REGULATIONS REGARDING CONSTRUCTION ACTIVITIES NEAR ENERGIZED OVERHEAD ELECTRIC LINES.
6) THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES OR SERVICE LINES DURING THE CONSTRUCTION PROCESS. WHERE EXISTING UTILITIES OR SERVICE LINES ARE DAMAGED, THE CONTRACTOR SHALL REPAIR OR REPLACE THE UTILITY OR SERVICE LINE WITH THE SAME TYPE OF MATERIAL AND CONSTRUCTION, OR BETTER. ALL MATERIAL AND LABOR SHALL BE AT THE CONTRACTOR'S EXPENSE.
7) DURING CONSTRUCTION, THE CONTRACTOR SHALL MAINTAIN AN ORDERLY PROJECT SITE. THE CONTRACTOR SHALL CLEAN AND REMOVE ANY SURPLUS OR DISCARDED MATERIALS, TEMPORARY STRUCTURES, AND DEBRIS FROM THE PROJECT SITE.
8) A COPY OF APPROVED CONSTRUCTION PLANS SHALL BE KEPT ON SITE AT ALL TIMES THROUGHOUT CONSTRUCTION. THE CONTRACTOR SHALL MAINTAIN A SET OF REDLINE DRAWINGS TO RECORD AS-BUILT CONDITIONS.
9) THE CONTRACTOR IS RESPONSIBLE FOR STORAGE AND SAFE-GUARDING OF ALL MATERIALS AND EQUIPMENT AT THE PROJECT SITE TO MAINTAIN A SAFE AND SECURE PROJECT. CONTRACTOR SHALL COORDINATE SITE STORAGE WITH THE OWNER TO NOT OBSTRUCT DRIVES, ACCESS, OR OTHER OPERATIONAL REQUIREMENTS.
10) THE CONTRACTOR IS REQUIRED TO OBTAIN ALL NECESSARY PERMITS, AS WELL AS INSPECTION APPROVALS.
11) ANY ADJACENT RIGHT-OF-WAY (R.O.W.) OR PROPERTY AFFECTED DURING CONSTRUCTION, SHALL BE RETURNED TO PRE-CONSTRUCTION CONDITION AT THE CONTRACTOR'S EXPENSE.
12) THE CONTRACTOR SHALL PROTECT ALL SURVEY MONUMENTATION, BENCHMARKS, AND MARKERS DURING CONSTRUCTION.
13) THE CONTRACTOR MUST PROVIDE CONSTRUCTION STAKING SERVICES BASED ON THE INFORMATION PROVIDED IN THE PLANS.
14) PROPOSED MONUMENT SIGN TO BE PROVIDED BY SIGN CONTRACTOR.
15) CONTRACTOR TO CAP EXISTING GAS LINE AS NEEDED.
16) 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.
17) 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.

SITE PLAN NOTES:

1) REFER TO ARCHITECTURAL PLANS FOR COMPLETE BUILDING DIMENSIONS.
2) REF. ARCHITECTURAL PLANS FOR PROPOSED SITE SIGNAGE.
3) 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 WIND BLOWN LITTER FROM THE PROJECT SITE.
4) CONTRACTOR TO FIELD VERIFY TIE-IN LOCATIONS AND FLOWLINES OF EXISTING LINES.
5) ALL WATER LINES TO BE CL 305 DR 14 PVC, MEETING AWWA C-900 OR C-909 STANDARDS.
6) ALL SANITARY SEWER LINES TO BE SDR-26 PVC.
7) SANITARY SEWER LINES SHALL BE CONSTRUCTED IN ACCORDANCE WITH TCEQ REQUIREMENTS FOR SEPARATION AND CROSSINGS, AND IN ACCORDANCE WITH THE 2009 INTERNATIONAL PLUMBING CODE.
8) ALL UTILITY LINES ARE PRIVATE UNLESS NOTED OTHERWISE.
9) ALL SIGNAGE SHALL BE PERMITTED SEPARATELY.
10) ALL DISTURBED AREAS SHALL BE COVERED WITH 100% LIVE GROUNDCOVER OR PAVEMENT.

SITE PLAN
FOR:

BRAZOS VALLEY COMMUNITY ACTION AGENCY

1301 MEMORIAL DRIVE
BRYAN, TEXAS

1.7213 ACRES
LOT 41.3, BLOCK 14
JOHN AUSTIN SURVEY
ZONING: C-1 OFFICE

OWNER:
ST. JOSEPH REGIONAL HEALTH CENTER
2801 FRANCISCAN DRIVE
BRYAN, TX 77802

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Development & Engineering Services

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PRELIMINARY
01/16/2013
TBPE FIRM REGISTRATION #

REVISIONS:

BRAZOS VALLEY COMMUNITY ACTION AGENCY
1301 MEMORIAL DRIVE BRYAN TX 77802

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Gessner Engineering

PROJECT:
BRAZOS VALLEY COMMUNITY ACTION AGENCY

SHEET CONTENTS:
SITE PLAN

DATE:
01-16-2013

JOB NO.:
12962.00

SHEET:
C1.00