

# CHEROKEE MHI PARKING LOT ADDITION

## DAS PROJECT NO: 9316.00

CHEROKEE MENTAL HEALTH INSTITUTE  
1251 W CEDAR LOOP  
CHEROKEE, IA 51012



VICINITY MAP  
NTS

### GENERAL NOTES

- THE LOCATIONS OF UTILITY MAINS, STRUCTURES AND SERVICE CONNECTIONS PLOTTED ON THE DRAWINGS ARE APPROXIMATE ONLY AND WERE OBTAINED FROM RECORDS MADE AVAILABLE TO SHIVE-HATTERY, INC. THERE MAY BE OTHER EXISTING UTILITY MAINS, STRUCTURES AND SERVICE CONNECTIONS NOT KNOWN TO SHIVE-HATTERY, INC. AND NOT SHOWN ON THE DRAWINGS. THE VERIFICATION OF EXISTENCE OF AND THE DETERMINATION OF THE EXACT LOCATION OF UTILITY MAINS, STRUCTURES AND SERVICE CONNECTIONS SHALL BE THE RESPONSIBILITY OF THE CONSTRUCTION CONTRACTOR(S).
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL UNCOVER EXISTING UTILITIES AT CRITICAL LOCATIONS TO VERIFY EXACT HORIZONTAL AND VERTICAL LOCATION.
- THE FACILITY WILL COMPLETE PRIVATE UTILITY LOCATES OF ALL FACILITY UTILITIES REQUIRED BY IOWA ONE-CALL. IT IS THE CONTRACTOR'S RESPONSIBILITY TO COORDINATE ALL LOCATES AND CONFIRM THEY ARE COMPLETED PRIOR TO THE START OF CONSTRUCTION.
- IOWA CODE 480, UNDERGROUND FACILITIES INFORMATION, REQUIRES VERBAL NOTICE TO IOWA ONE-CALL BY CALLING 811 OR 1-800-292-8989 NOT LESS THAN 48 HOURS BEFORE EXCAVATING, EXCLUDING WEEKENDS AND HOLIDAYS.
- NOTIFY UTILITY COMPANIES WHOSE FACILITIES ARE SHOWN ON THE PLANS OR KNOWN TO BE WITHIN THE CONSTRUCTION LIMITS OF THE SCHEDULE PRIOR TO EACH STAGE OF CONSTRUCTION.
- UNLESS OTHERWISE SPECIFIED, ALL WORK SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE MOST RECENT EDITION OF IOWA STATEWIDE URBAN DESIGN AND SPECIFICATIONS (SUDAS).
- ALL WORK AND MATERIALS SHALL COMPLY WITH ALL CITY/COUNTY/STATE REGULATIONS/CODES AND OSHA STANDARDS.
- THE MEANS OF THE WORK AND THE SAFETY OF THE CONTRACTOR'S EMPLOYEES ARE SOLELY THE RESPONSIBILITY OF THE CONTRACTOR.
- NO WORK SHALL BE PERFORMED BEYOND THE PROJECT LIMITS WITHOUT PRIOR AUTHORIZATION FROM THE OWNER'S REPRESENTATIVE.
- PROTECT EXISTING UTILITIES DURING CONSTRUCTION.
- MAINTAIN POSITIVE DRAINAGE ON THE SITE THROUGHOUT THE PROJECT DURATION.
- SITE CLEAN-UP SHALL BE PERFORMED ON A DAILY BASIS. DRIVES, ROADWAYS, ETC. SHALL BE KEPT CLEAN AT ALL TIMES.
- ALL OPEN EXCAVATIONS SHALL BE PROTECTED.



PROJECT MAP  
NTS

- REPAIR OR REPLACE DAMAGED SITE FEATURES (WALLS, PAVEMENT, UTILITIES, FENCES, ETC.) TO REMAIN AT NO ADDITIONAL EXPENSE TO THE STATE.
- ANY WORK REQUIRED TO COMPLETE THE SCOPE OF THIS PROJECT BUT NOT SPECIFICALLY CALLED OUT SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT. NO ADDITIONAL COMPENSATION TO BE ALLOWED FOR THE COMPLETION OF THIS WORK.
- WORK WHICH DOES NOT CONFORM TO THE REQUIREMENTS OF THE CONTRACT WILL BE CONSIDERED UNACCEPTABLE. UNACCEPTABLE WORK, WHETHER THE RESULT OF POOR WORKMANSHIP, USE OF DEFECTIVE MATERIALS, DAMAGE THROUGH CARELESSNESS OR ANY OTHER CAUSE FOUND TO EXIST PRIOR TO THE FINAL ACCEPTANCE OF THE WORK SHALL BE REMOVED AND REPLACED IN AN ACCEPTABLE MANNER AS REQUIRED BY THE OWNER'S REPRESENTATIVE AT THE CONTRACTOR'S EXPENSE. WORK DONE CONTRARY TO THE INSTRUCTIONS OF THE OWNER'S REPRESENTATIVE, WORK DONE BEYOND THE LINES SHOWN ON THE PLANS OR ANY EXTRA WORK DONE WITHOUT WRITTEN AUTHORIZATION WILL NOT BE PAID FOR.
- CONTOURS AND SPOT ELEVATIONS SHOWN ARE TO FINISHED GRADE.
- THE CONTRACTOR SHALL MATCH EXISTING GRADES AT THE CONSTRUCTION LIMITS.
- STAGING LOCATIONS AND CONSTRUCTION ACCESS ROUTES FOR CONSTRUCTION EQUIPMENT AND MATERIALS SHALL BE COORDINATED WITH AND APPROVED BY THE FACILITY AND CONSTRUCTION MANAGER.
- THE CONTRACTOR SHALL PROVIDE EROSION CONTROL MEASURES NECESSARY TO PROTECT AGAINST SILTATION, EROSION AND DUST POLLUTION ON THE PROJECT SITE AND ANY OFF-SITE BORROW OR DISPOSAL AREAS USED FOR THIS PROJECT. COMPLY WITH SOIL EROSION CONTROL REQUIREMENTS OF IOWA CODE, FEDERAL REGULATIONS AND LOCAL ORDINANCES.
- ALL AREAS DISTURBED BY CONSTRUCTION SHALL BE SEEDED PER THE SPECIFICATIONS. A MINIMUM OF 6" OF TOPSOIL SHALL BE PROVIDED PER SPECIFICATIONS.
- CONTROL DUST SPREADING FROM ALL WORK AND STAGING AREAS.
- CONTRACTOR TO COORDINATE ANY SITE, UTILITY OR GRADE ADJUSTMENTS WITH THE CONSTRUCTION MANAGER PRIOR TO PROCEEDING WITH THE WORK.
- THE GENERAL CONTRACTOR IS RESPONSIBLE FOR THE COORDINATION OF WORK OF ALL SUBCONTRACTOR(S) INVOLVED ON THE PROJECT.
- SIGNING, STRIPING OR OTHER TRAFFIC CONTROL DEVICES ON THE ROADWAY SHOULD CONFORM TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD, FEDERAL HIGHWAY ADMINISTRATION, 2009 EDITION)

### Sheet List Table

Sheet Number	Sheet Title
C000	COVER SHEET
C001	CONSTRUCTION NOTES
C002	EXISTING CONDITIONS
C003	OVERALL SITE PLAN
CD01	DEMOLITION PLAN
C101	SITE PLAN
C201	GRADING PLAN
C301	UTILITY PLAN
C501	CONSTRUCTION DETAILS
C502	CONSTRUCTION DETAILS
E101	ELECTRICAL SITE PLAN

### CONTACT INFORMATION

#### ENGINEER

SHIVE-HATTERY, INC.  
ATTN: CHRIS BAUER OR KYLE LAWSON  
CBAUER@SHIVE-HATTERY.COM  
KLAWSON@SHIVE-HATTERY.COM  
4125 WESTOWN PKWY, SUITE 100  
WEST DES MOINES, IA 50266  
515-223-8104

#### OWNER

IOWA DEPARTMENT OF ADMINISTRATIVE SERVICES  
DIVISION OF BUSINESS AND PROPERTY SERVICES  
ATTN: BRANDON ADMS  
BRANDON.ADAMS@IOWA.GOV  
109 SE 13TH STREET  
DES MOINES, IA 50319  
515-201-2197

#### CONSTRUCTION MANAGER

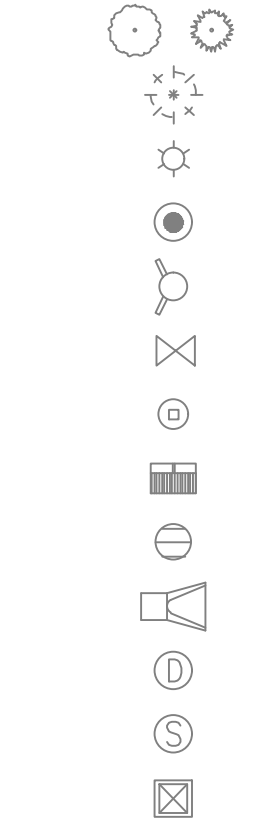
STORY CONSTRUCTION  
ATTN: DARREN MILLIKEN  
DARREN.MILLIKEN@STORYCON.COM  
2810 WAKEFIELD CIRCLE  
AMES, IA 50010  
515-291-5358

#### SITE ADDRESS

CHEROKEE MENTAL HEALTH INSTITUTE  
1251 W CEDAR LOOP  
CHEROKEE, IA

### Legend

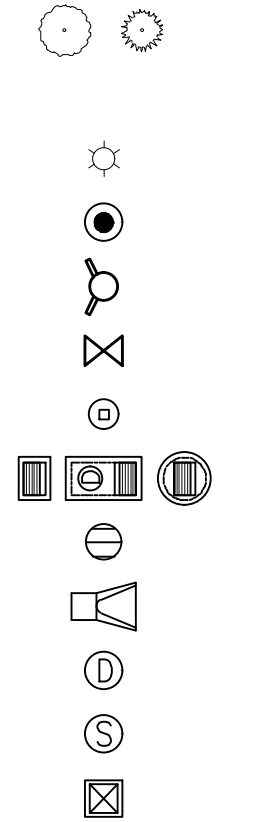
#### EXISTING



#### DESCRIPTION

TREE  
TREE REMOVAL  
LIGHT POLE  
BOLLARD  
FIRE HYDRANT  
VALVE  
CLEANOUT  
CURB INTAKE  
STORM INTAKE  
FLARED END SECTION  
DRAINAGE MANHOLE  
SANITARY MANHOLE  
TRANSFORMER  
CURB AND GUTTER (PCC)  
MAJOR CONTOUR  
MINOR CONTOUR  
ELECTRICAL LINE  
GAS MAIN  
SANITARY SEWER  
STORM SEWER  
WATER MAIN  
BUILDING  
PCC PAVING  
PAVING DEMO

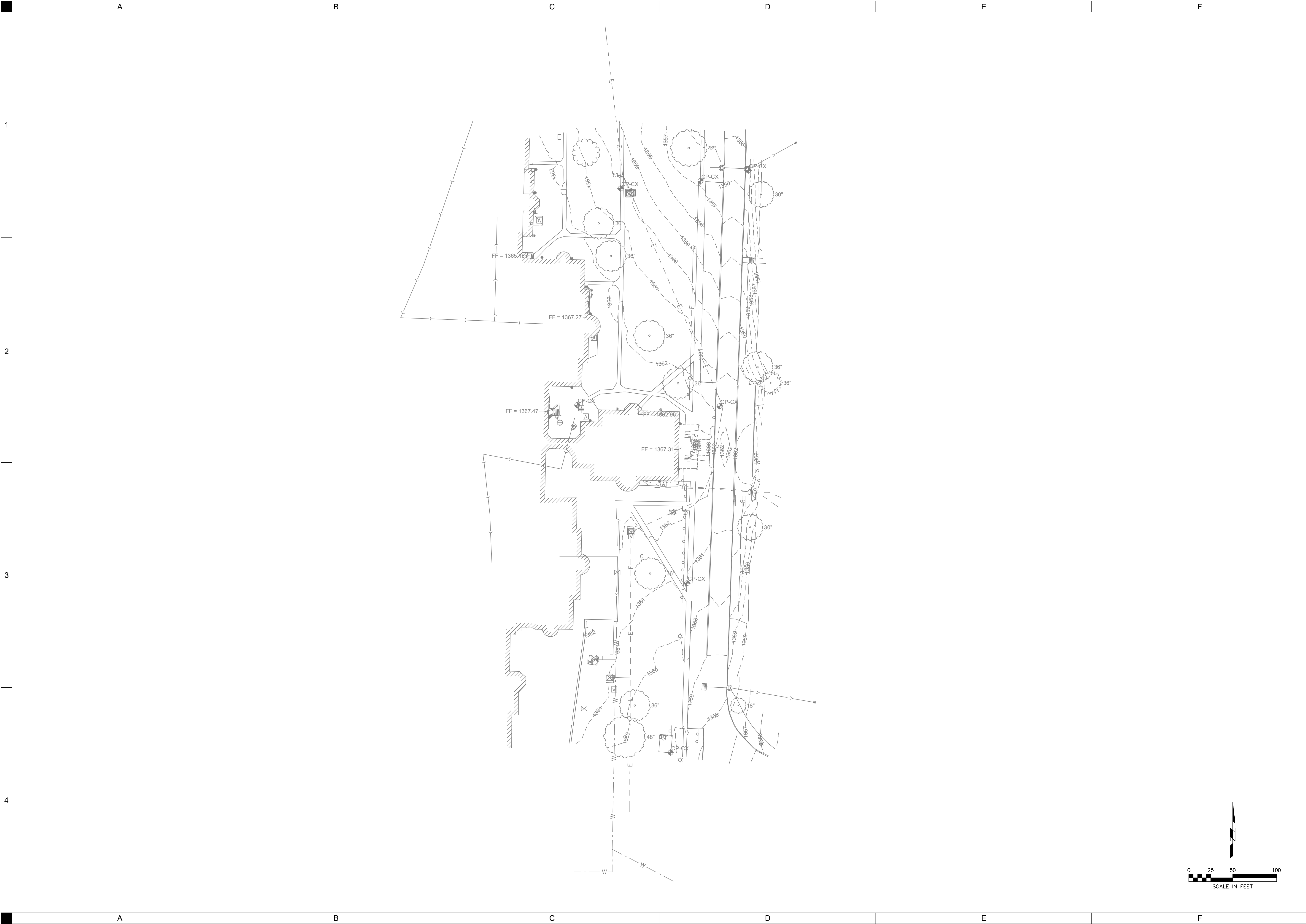
#### PROPOSED



### CIVIL ENGINEER

I HEREBY CERTIFY THAT THIS ENGINEERING DOCUMENT DESCRIBED BELOW WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF IOWA.	
Signature:	Date:
Printed or typed name:	CHRISTOPHER R. BAUER
License Number:	19737
My License Renewal Date is:	DECEMBER 31, 2023
PAGES, SHEETS OR DIVISIONS COVERED BY THIS SEAL: ALL SHEETS	

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EXISTING  
CONDITIONS

PRELIMINARY  
- NOT FOR  
CONSTRUCTION

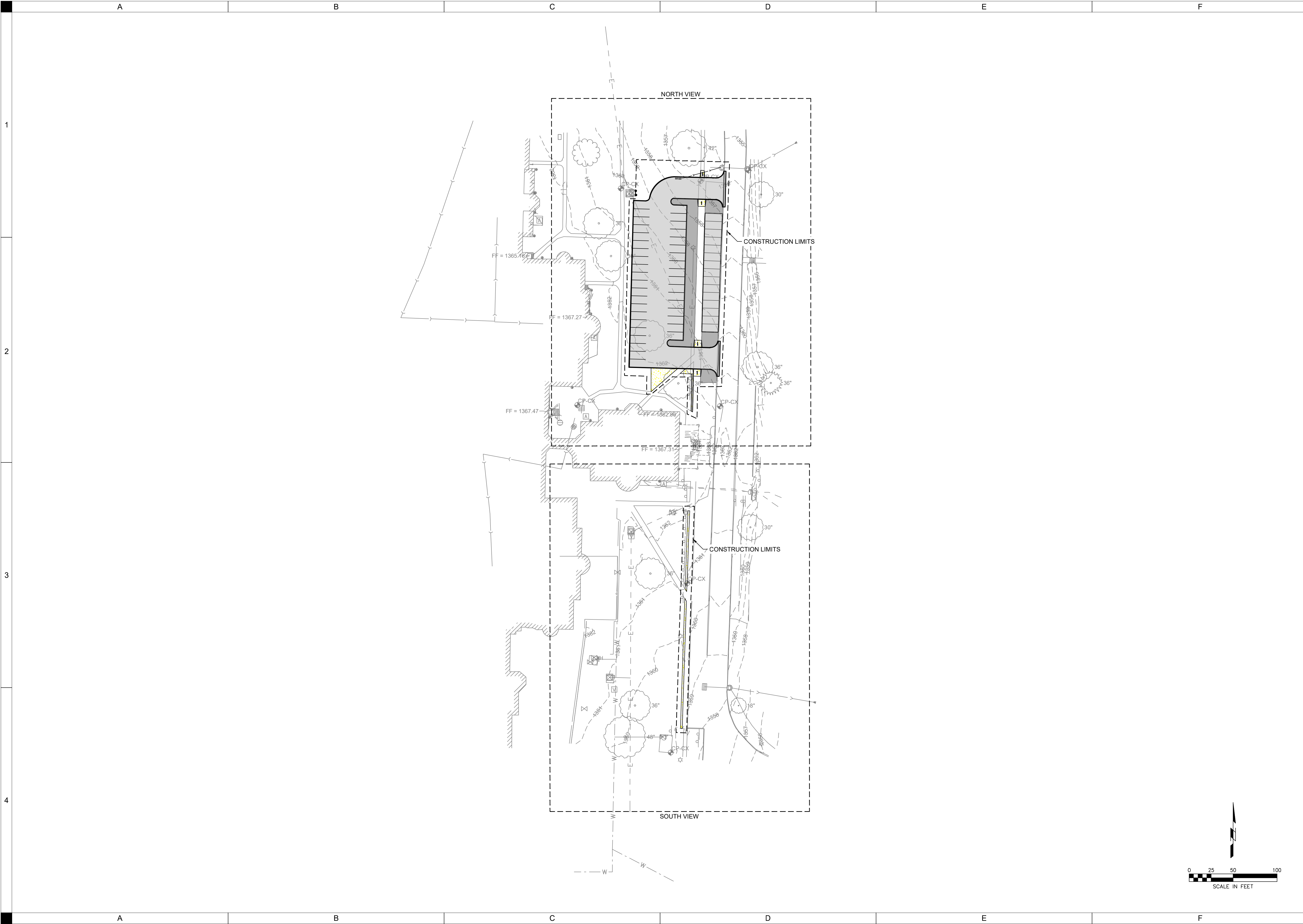
CHEROKEE MHI PARKING  
LOT ADDITION

IOWA DEPARTMENT OF ADMINISTRATIVE SERVICES  
9316.00  
125" W CEDAR LOOP, CHEROKEE, IA 51012

SHIVEHATTERY  
ARCHITECTURE+ENGINEERING

4125 WESTOWN PKWY, SUITE 100  
WEST DES MOINES, IOWA 50266  
515.223.8104 | SHIVEHATTERY.COM

C002



OVERALL SITE PLAN

C003

DRAWN BY	KAL
APPROVED BY	CRB
ISSUED FOR	50% CD
ISSUE DATE	06/30/2023
PROJECT NUMBER	2142302600
FIELD BOOK	...

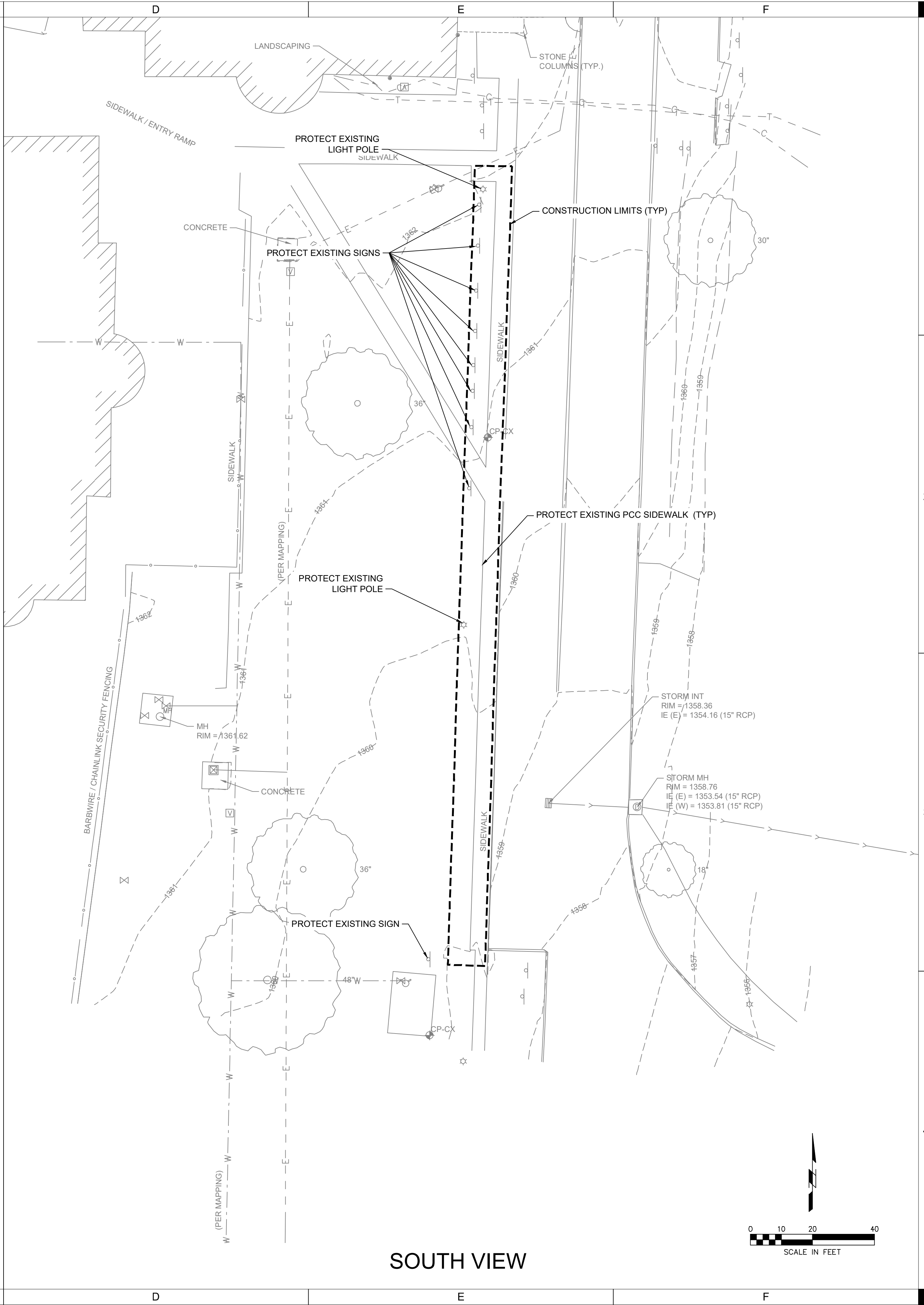
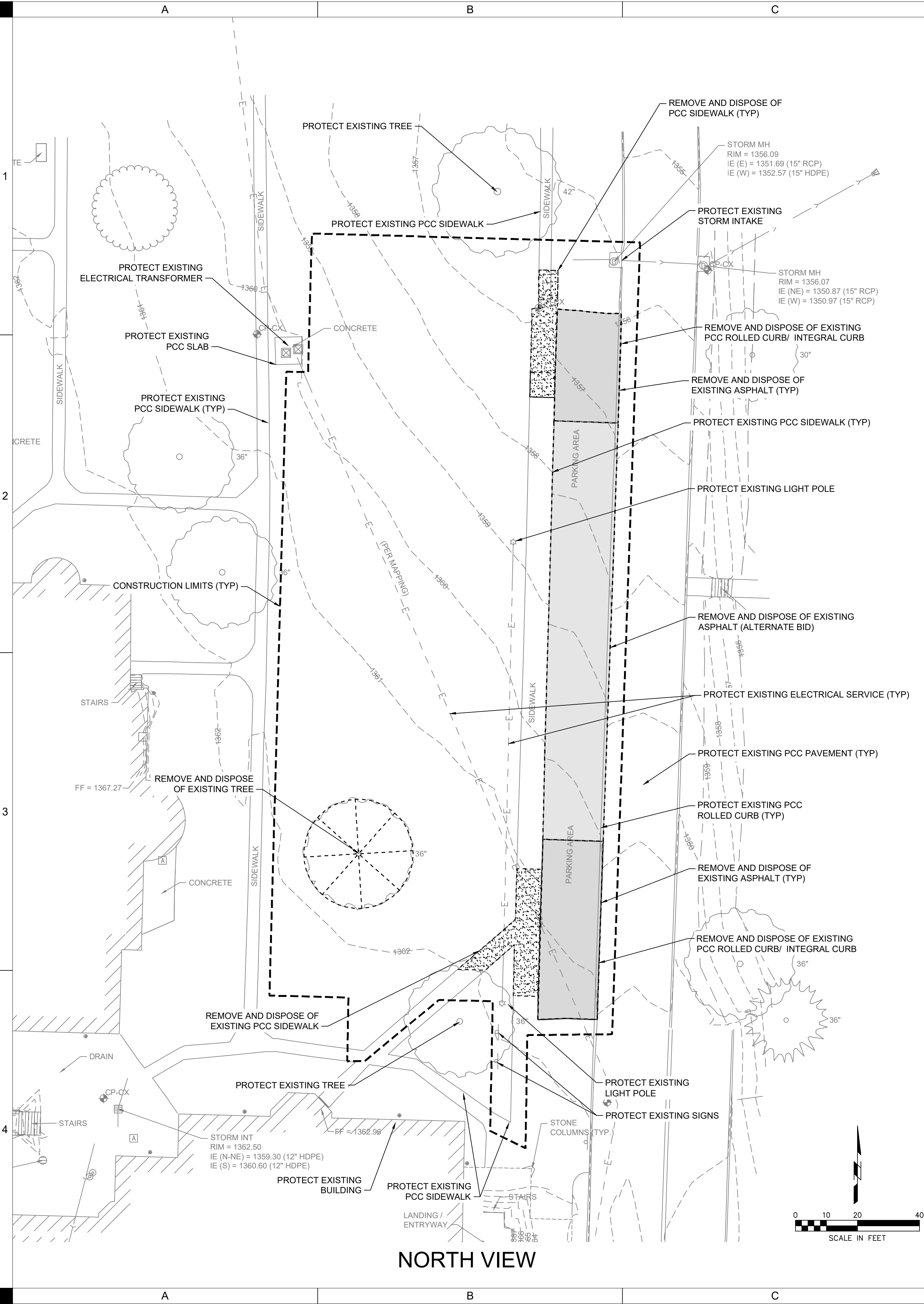
CHEROKEE MHI PARKING LOT ADDITION

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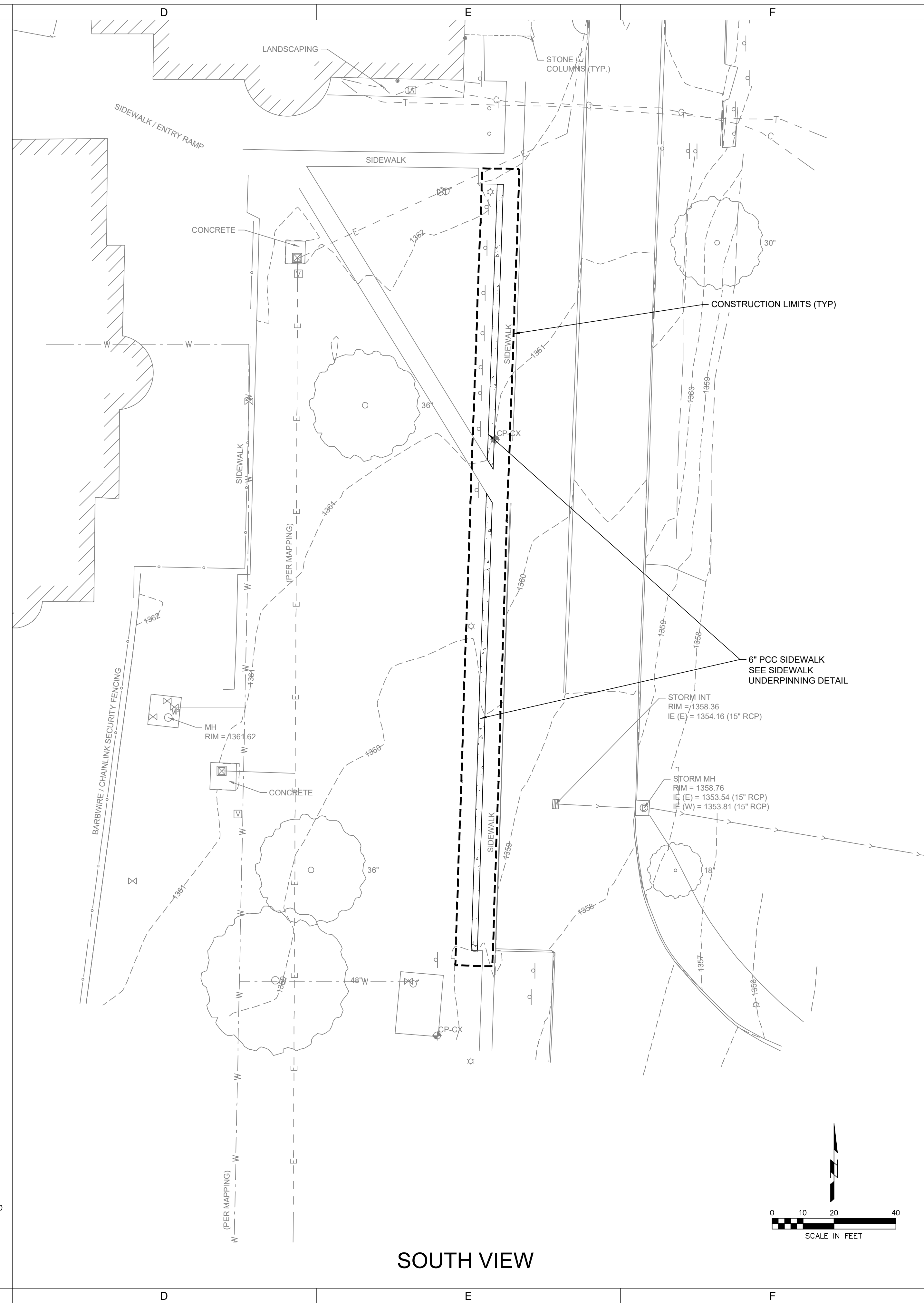
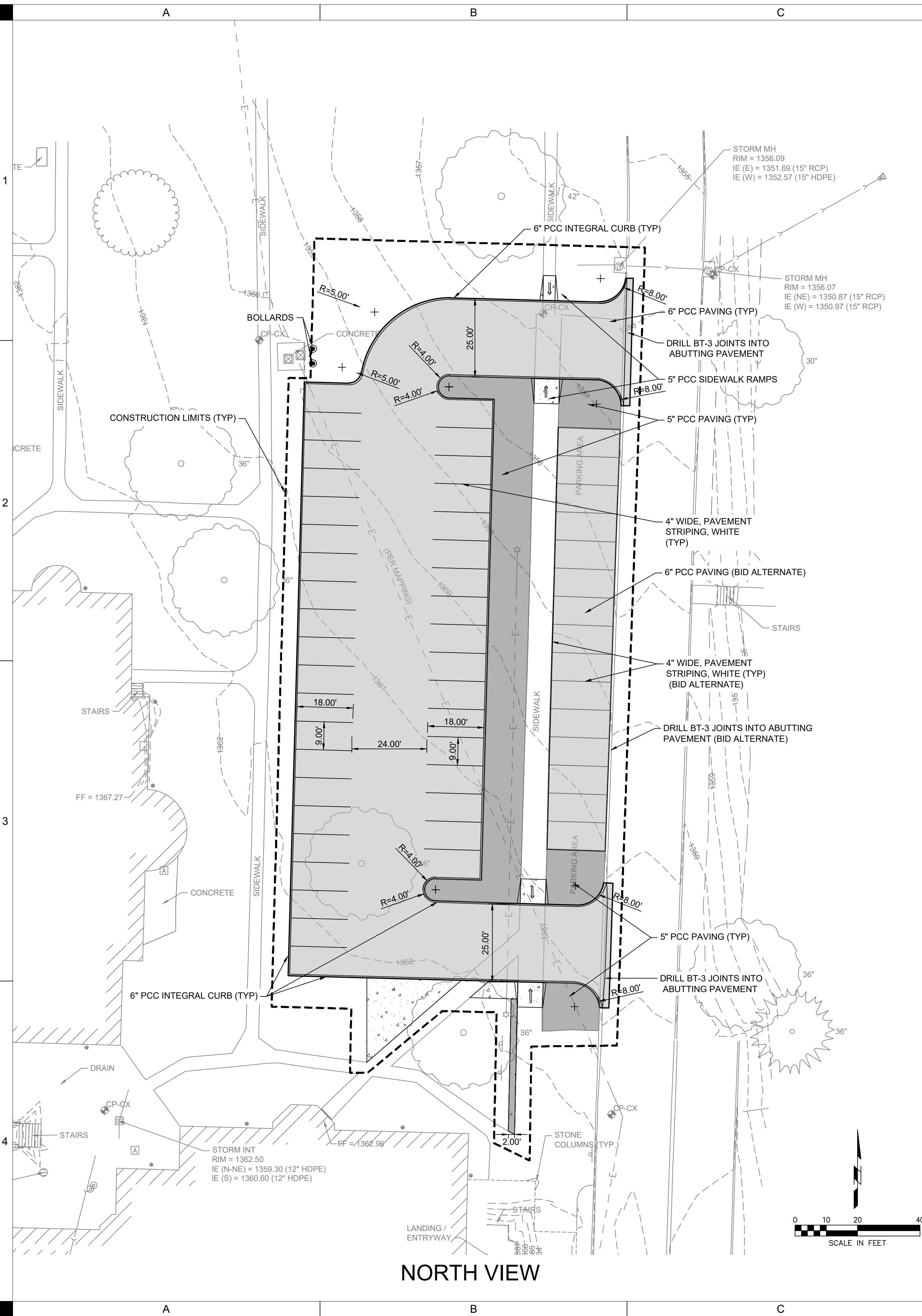
CHEROKEE MHI PARKING  
LOT ADDITION

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DRAWN BY	KAL
APPROVED BY	CRB
ISSUED FOR	50% CD
ISSUE DATE	06/30/2023
PROJECT NUMBER	2142302600
FIELD BOOK	--

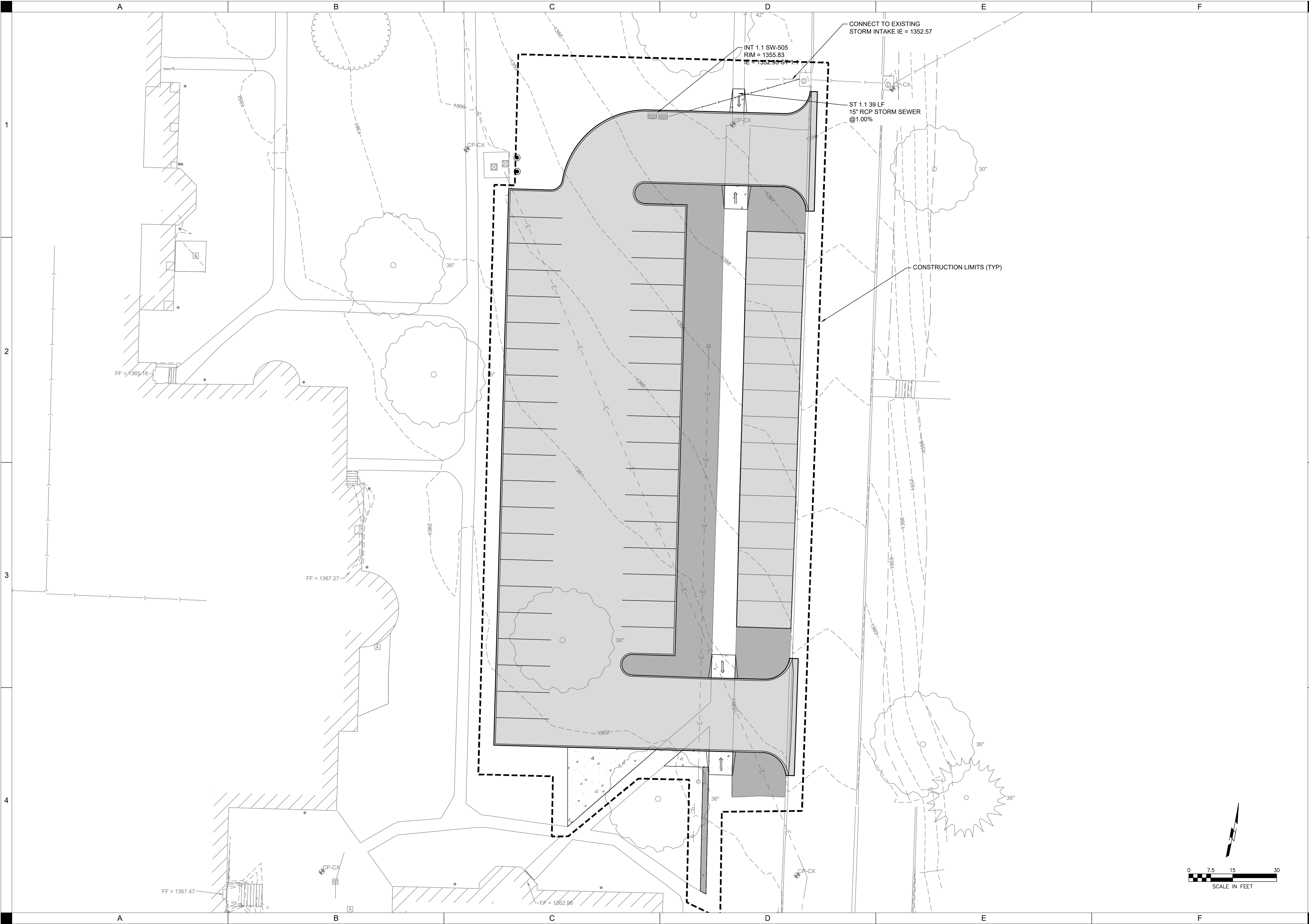
DEMOLITION  
PLAN

CD01





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UTILITY PLAN

PRELIMINARY  
- NOT FOR  
CONSTRUCTION

CHEROKEE MHI PARKING  
LOT ADDITION

SHIVEHATTERY  
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IOWA DEPARTMENT OF ADMINISTRATIVE SERVICES  
9316.00  
125" W CEDAR LOOP, CHEROKEE, IA 51012

4125 WESTOWN PKWY, SUITE 100  
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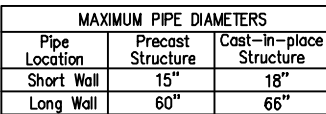
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APPROVED BY	CRB
ISSUED FOR	50% CD
ISSUE DATE	06/30/2023
PROJECT NUMBER	2142302600
FIELD BOOK	--

C301





**D1** 4" PCC ROLLED CURB  
NOT TO SCALE



**A2** DOUBLE GRATE INTAKE (SW-505)  
NTS



**JOINING NOTES:**

- ① SEE BAR SIZE TABLE.
- ② PLACE BARS WITHIN THE LIMITS SHOWN UNDER DOWEL ASSEMBLIES.
- ③ EDGE WITH 1/4 INCH TOOL FOR LENGTH OF JOINT INDICATED IF FORMED; EDGING NOT REQUIRED WHEN CUT WITH DIAMOND BLADE SAW. REMOVE HEADER BLOCK AND BOARD WHEN SECOND SLAB IS PLACED..

**A4** JOINTING DETAILS  
NOT TO SCALE

4125 WESTOWN PKWY, SUITE 100  
WEST DES MOINES, IOWA 50266  
515.223.8104 | SHIVE-HATTERY.COM

IOWA DEPARTMENT OF ADMINISTRATIVE SERVICES  
9316.00  
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# C502



Diagram illustrating the proposed intersection and storm water management details:

- Storm MH (Top):**
  - RIM = 1356.09
  - IE (E) = 1351.69 (15" RCP)
  - IE (W) = 1352.57 (15" HDPE)
- Storm MH (Bottom):**
  - RIM = 1356.07
  - IE (NE) = 1350.87 (15" RCP)
  - IE (W) = 1350.97 (15" RCP)
- Centerline (CL):** Indicated by a dashed line and a 'C' label.
- Slope:** A dashed line indicates a 15% slope.
- North Arrow:** Located in the upper right corner.

REMOVABLE TOP CAP  
LIGHT FIXTURE (SEE PLAN FOR TYPE)  
STEEL POLE  
1/2" HAND HOLE OPEN. w/ 3 1/2" x5" #14 GA. STL. REMOVABLE COVER PLATE  
GROUND LUG INSIDE POLE  
LOCKING NUT, LEVELING NUT  
STEEL PLATED ANCHOR BOLTS TIED TO REBAR CAGE.  
COORD WITH POLE MFG. REQUIREMENTS.

1/2" EXPANSION MATERIAL  
W/ SEALANT (PARKING  
SURFACE ONLY)  
GRADE LINE OR PARKING  
SURFACE  
COMPACT ANY BACKFILL TO  
90% STANDARD PROCTOR  
DENSITY  
PVC CONDUIT & WIRE  
#4-#6 VERT. REBARS EQ. SPACED

3/4"x1/4" GROUND ROD W/ CLAMP  
& #6 GND WIRE TO POLE BASE

#4 REBAR CLOSED TIES  
12" O.C. VERT.

3000 PSI CONCRETE BASE

REAR

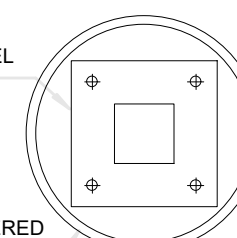
SLIGHTLY BEVEL  
TOP EDGE OF STEEL  
BASE PLATE

CONC. PEDESTAL  
W/ 45 DEG. CHAMFERED  
TOP EDGE

**NOTE:**  
ALL ANCHOR BOLTS, NUTS, AND  
WASHERS TO BE HOT-DIP GALVANIZED

POLE BASE SCHEDULE					
FIXTURE TYPE	POLE HEIGHT	BASE HEIGHT	BASE DEPTH	BASE DIA	BASE 'IN
	'A'- FT	'B'- IN	'C'- IN	'D'- IN	'E'- IN
S2	20	24	72	24	

**NOTE:**



**TOP VIEW**

**NOTES:**

1. DRIVE GROUND ROD IN CENTER OF 12"x12" OPEN BASE THROUGH PEA GRAVEL FILL.
2. UTILIZE QUAZITE BOX #PG1324BA18 WITH #PG1324CA0024 COVER

- ## ELECTRICAL GENERAL NOTES
1. ALL WORK SHALL BE IN CONFORMANCE WITH THE NATIONAL ELECTRICAL CODE - LATEST EDITION ADOPTED BY THE STATE, THE STATE AMENDMENTS, LOCAL/MUNICIPAL CODES AND ORDINANCES, AND THE AUTHORITY HAVING JURISDICTION. THE COMPLETE INSTALLATION SHALL BE IN ACCORDANCE WITH THE ADGAG (AMERICANS WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES).
  2. IT IS THE INTENT OF THESE DOCUMENTS TO COMPLY WITH THE APPLICABLE CODES. WHERE DISCREPANCIES OCCUR, THE CONTRACTOR SHALL FOLLOW THE MOST STRINGENT INTERPRETATION. CORRECT ANY INSTALLATION THAT FAILS TO COMPLY WITH THE CODES AND STANDARDS AT NO ADDITIONAL COST TO THE OWNER.
  3. CONTRACTOR SHALL PROVIDE ALL WORK NECESSARY INCLUDING ALL LABOR, MATERIALS, PERMITS, TARIFFS, FEES AND CONNECTIONS. HARDWARE SHALL BE INSTALLED FOR A COMPLETE AND OPERATIONAL SYSTEM.
  4. ALL MATERIALS FURNISHED BY THE CONTRACTOR SHALL BE NEW, COMPLETE WITH MANUFACTURER'S GUARANTEE OR WARRANTY AND SHALL BE LISTED BY A NATIONALLY RECOGNIZED TESTING LABORATORY (NRTL).
  5. COORDINATE ELECTRICAL INSTALLATION WITH ALL TRADES DISCIPLINES. ALL INSTALLATION IN THE INSTALLED AREA SHALL INTERFERES WITH OTHER TRADES. AFTER INSTALLATION, THE CONTRACTOR SHALL MAKE ALL NECESSARY CHANGES TO CORRECT THE CONDITION AT NO ADDITIONAL COST TO THE DRAWINGS.
  6. DRAWINGS ARE GRAPHIC. ALL DIMENSIONS SHOWN ARE APPROXIMATE. CONTRACTOR SHALL VERIFY ALL FURNITURE, MODULAR FURNITURE, AND EQUIPMENT LOCATIONS WITH ARCHITECTURAL PLANS, ELEVATIONS AND REVISED SHOP DRAWINGS PRIOR TO MAKING THE INSTALLATION. ELECTRICAL INSTALLATION THIS CONTRACTOR SHALL ADJUST CONNECTION LOCATIONS TO ACCOMMODATE FURNITURE AND/OR EQUIPMENT.
  7. NO ENERGIZED CONDUCTORS SHALL BE EXPOSED AT ANY TIME. ALL WORK SHALL BE UNDER THE SUPERVISION OF A QUALIFIED ELECTRICIAN.
  8. CONTRACTOR SHALL KEEP THE WORK AREA CLEAN OF ALL DEBRIS ON A DAILY BASIS. ALL NEW MATERIALS AWAITING INSTALLATION SHALL BE KEPT IN AREAS DESIGNATED BY THE OWNER.
  9. THESE DRAWINGS SHALL NOT BE SCALED TO OBTAIN DIMENSIONS. REFER TO DIMENSIONED CIVIL PLANS. IF THE CONTRACTOR CANNOT VERIFY THE INFORMATION GIVEN, CONTRACTOR SHALL CONTACT THE ENGINEER FOR ADDITIONAL INFORMATION.
  10. PERIODIC SITE OBSERVATION BY THE ENGINEER IS SOLELY FOR THE PURPOSE OF DETERMINING IF THE WORK OF THE CONTRACTOR IS PROCEEDING IN ACCORDANCE WITH THE CONTRACT DOCUMENTS. SUCH OBSERVATION OR OBSERVATION SHOULD NOT BE CONSIDERED AS EXHAUSTIVE OR CONTINUOUS TO CHECK THE QUALITY OR QUANTITY OF THE WORK. THE CONTRACTOR SHALL BE RESPONSIBLE TO GUARD THE OWNER AGAINST DEFECTS OR DEFICIENCIES IN THE WORK OF THE CONTRACTOR.
  11. THE INFORMATION CONTAINED ON THE ELECTRICAL DRAWINGS IS IN ITSELF INCOMPLETE AND VOID UNLESS USED IN CONJUNCTION WITH ALL OTHER DISCIPLINE DRAWINGS. THE CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY ALL APPLICABLE STANDARDS, CODES, ETC., AND SHALL BE CONSIDERED THE CONTRACT DOCUMENTS AND WITH ALL THEREIN BY THE CONTRACTOR, WHICH THE CONTRACTOR CERTIFIES KNOWLEDGE OF BY SIGNING THE CONTRACT.
  12. CONTRACTOR IS TO ASSUME FULL RESPONSIBILITY, UNREVIEWED BY REVIEW OF SHOP DRAWINGS OR PERIODIC OBSERVATION OF CONSTRUCTION, FOR COMPLIANCE WITH ALL CITY, STATE AND FEDERAL REQUIREMENTS. THE CONTRACTOR SHALL CONFIRMED AND CORRELATED ON THE JOB SITE AND BETWEEN INDIVIDUAL DRAWINGS OR SETS OF DRAWINGS FOR FACILITY CONSTRUCTION PROCESSES AND CONSTRUCTION TECHNIQUES INCLUDING BUT NOT LIMITED TO, FOUNDATION, BRACING, ERECTION, FORM WORK, ETC.), FOR COORDINATION OF THE VARIOUS TRADES, AND FOR SAFE CONDITIONS ON THE JOB SITE. ANY DISCREPANCIES IN FIELD CONDITIONS RELATIVE TO THE CONTRACT DOCUMENTS SHALL BE REPORTED TO THE ENGINEER AS SOON AS THEY ARE FOUND. WORK SHALL NOT BE PROCEEDED WITHOUT WRITTEN PERMISSION FROM THE ENGINEER. IT IS OBTAINED.