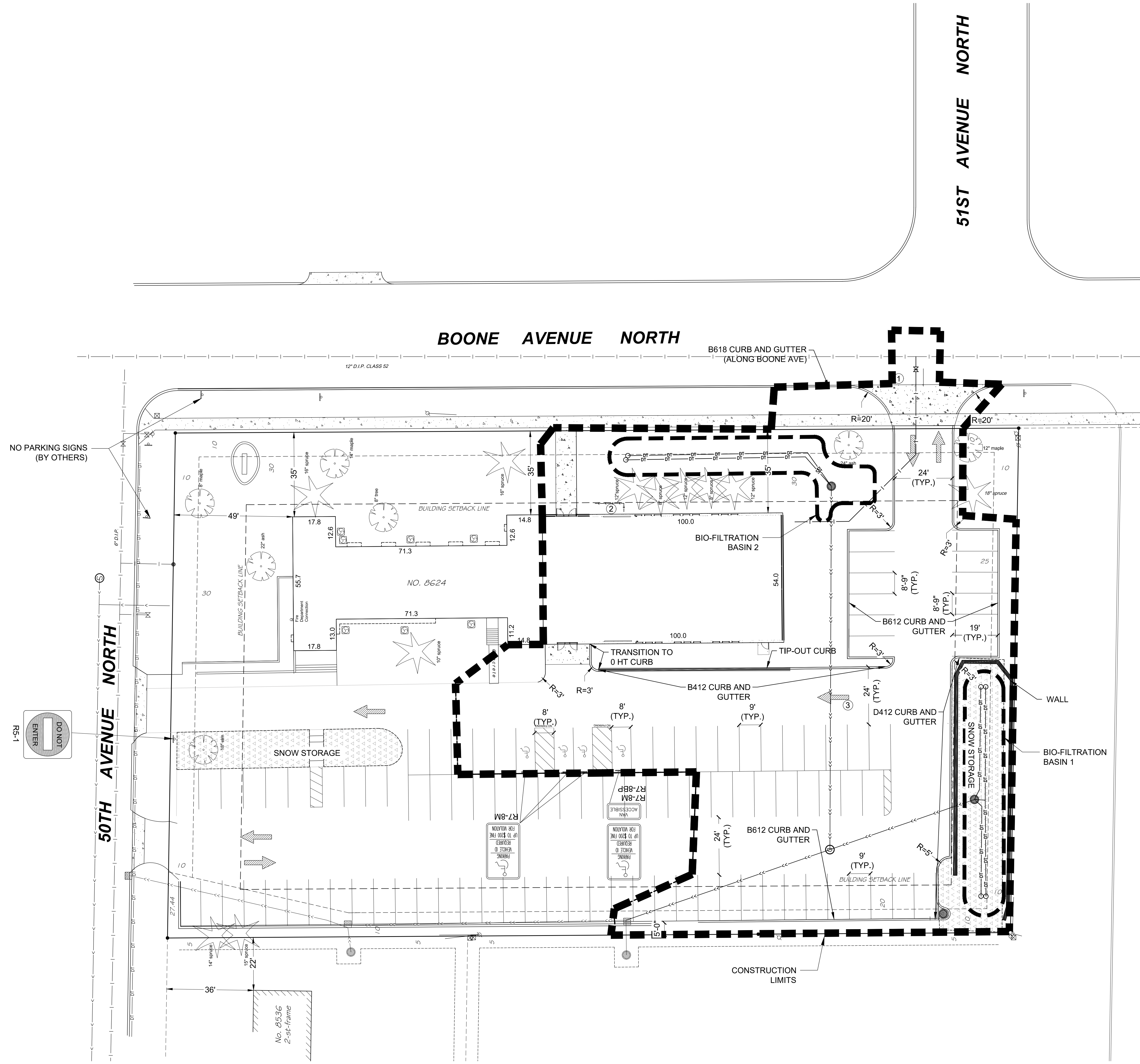




No.	Description	Date
1	City Review #1	01.27.17
2	Water Connection	03.03.17



- REFERENCE NOTES:
- CONSTRUCT DRIVEWAY ENTRANCE AND SIDEWALK PER CITY STANDARD PLATES STR-1, STR-8, AND STR-30 ON SHEET C005.
  - SEE ARCHITECTURAL PLANS FOR MECHANICAL AREA SCREENING LOCATION AND TYPE.
  - PROVIDE PAVEMENT ARROW MARKING. PAVEMENT MARKING SHALL MEET THE REQUIREMENTS OF THE LATEST EDITION OF THE MN MUTCD.

- GENERAL NOTES:
- VERIFY BUILDING DIMENSIONS WITH ARCHITECTURAL PLANS.
  - MAINTAIN EXISTING GARBAGE OPERATION WITH A SINGLE RESIDENTIAL CONTAINER.
  - ALL BITUMINOUS PAVEMENT SHALL BE CONSTRUCTED PER <sup>1</sup>C002.
  - ALL CONCRETE SIDEWALKS SHALL BE CONSTRUCTED PER <sup>2</sup>C002.
  - PROVIDE NEW STRIPING ON EXISTING PARKING AREA.

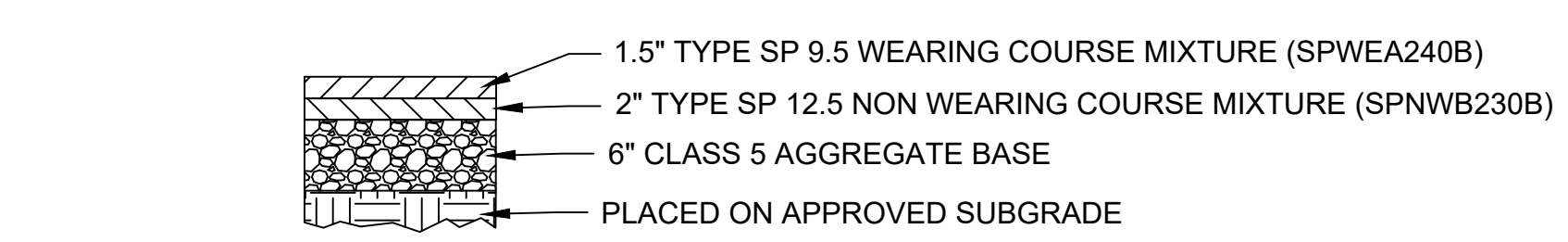
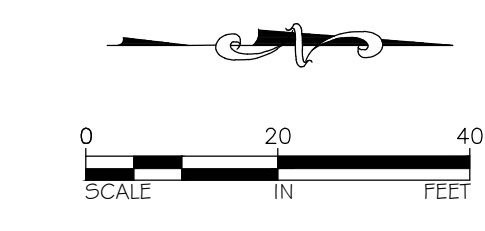
LOT COVERAGE  
BUILDING = 12.66%  
ASPHALT = 51.70%  
GREEN AREA = 35.64%  
PERCENTAGE = 100.0%

SNOW STORAGE = 10% OF ASPHALT AREA

NORTHWEST CHURCH OF CHRIST  
**NW CHURCH OF CHRIST**  
 8624 50TH AVENUE NORTH NEW HOPE, MN 55428

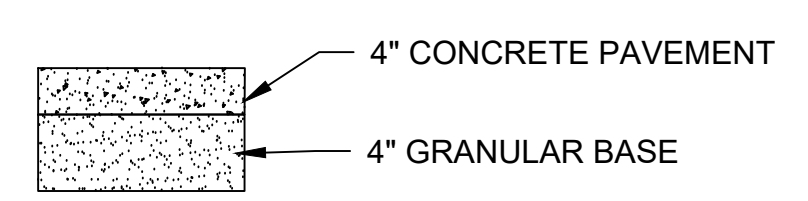
DATE  
01.12.17  
PHASE  
DESIGN  
DEVELOPMENT  
PROJECT  
JLG 15143  
SHEET  
**C002**  
SITE PLAN

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.  
Dated this 12th day of January, 2017.  
Signed Jeffrey A. Prasch, Minn. Reg. No. 52706



<sup>1</sup> C002 PARKING LOT SECTION  
NOT TO SCALE

NOTE: USE TACK COAT BETWEEN ALL BITUMINOUS MIXTURES. THE BITUMINOUS TACK COAT MATERIAL SHALL BE APPLIED AT A UNIFORM RATE OF 0.05 GAL/SY - 0.07 GAL/SY BETWEEN BITUMINOUS COURSES. THE APPLICATION RATES ARE FOR UNDILUTED EMULSIONS (AS SUPPLIED FROM THE REFINERY) OR MC AND RC LIQUID ASPHALTS.



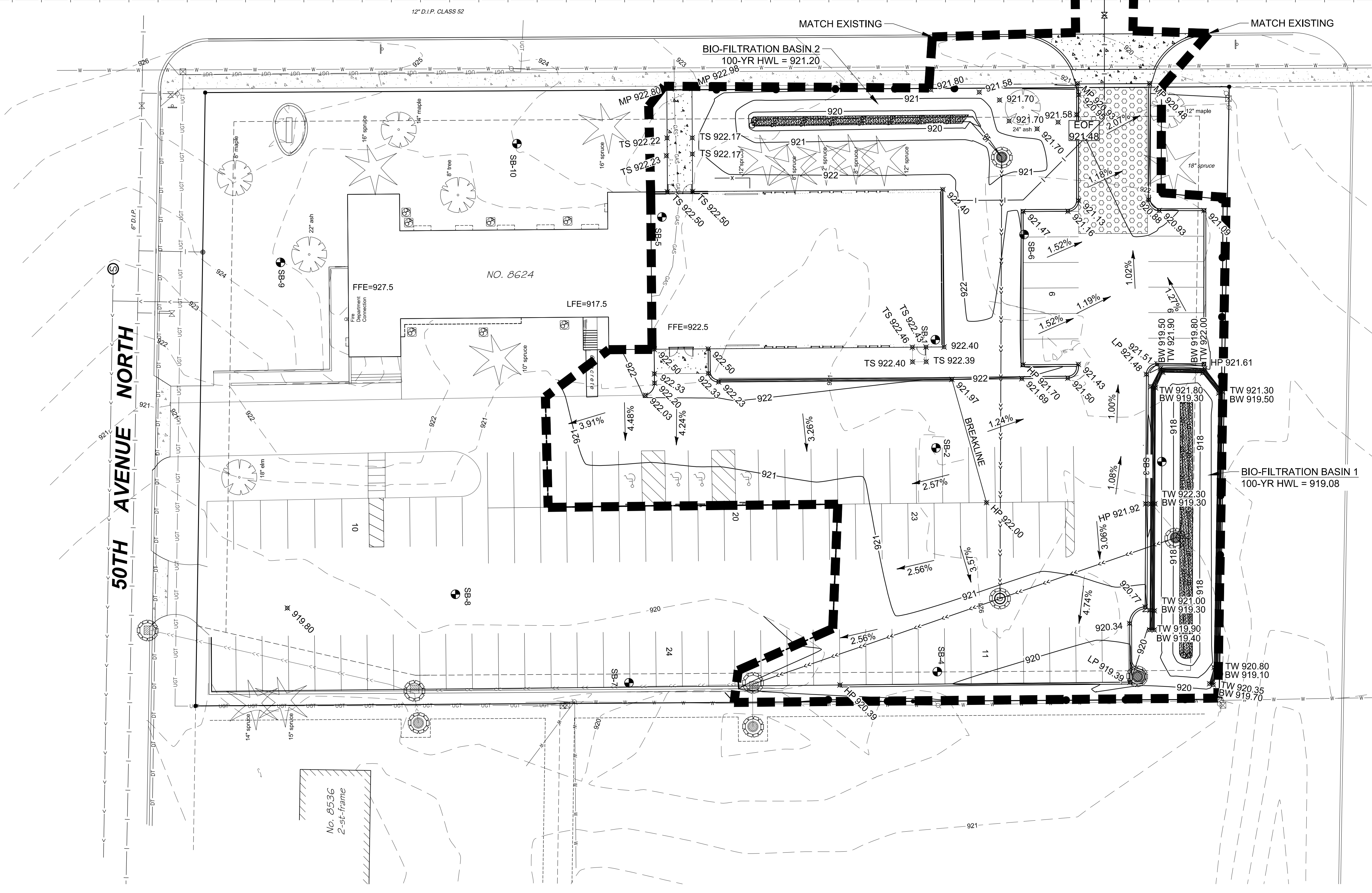
<sup>2</sup> C002 CONCRETE WALKWAY / APRON  
NOT TO SCALE

NOTE: SIDEWALK CROSS SLOPES SHALL NOT EXCEED 2%. ANY SIDEWALK EXCEEDING 2% SHALL BE REMOVED AND REPLACED AT THE CONTRACTOR'S EXPENSE.

51ST AVENUE NORTH

BOONE AVENUE NORTH

50TH AVENUE NORTH

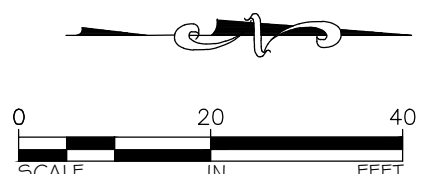


- GENERAL CONSTRUCTION AND SOILS NOTES:**
1. SITE GRADING AND UTILITY CONSTRUCTION SHALL CONFORM TO THE 2016 EDITION OF THE MINNESOTA DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS FOR CONSTRUCTION", THE CITY OF NEW HOPE STANDARD SPECIFICATIONS AND DETAILS AND CITY ENGINEERS ASSOCIATION OF MINNESOTA 2013 EDITION STANDARD SPECIFICATIONS.
  2. SALVAGE ALL INPLACE TOPSOIL IN AREAS TO BE DISTURBED BY CONSTRUCTION. IN AREAS OF PARKING LOT, SIDEWALK AND BUILDING CONSTRUCTION, THE UPPER THREE (3) FEET SHALL BE COMPACTED TO AT LEAST 100% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY (ASTM D698). ALL OTHER AREAS SHALL BE COMPACTED TO 95% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY. THE MOISTURE CONTENT IN ALL AREAS SHALL BE WITHIN 1.5% OF THE OPTIMUM MOISTURE CONTENT.
  3. THE GRADING SUBGRADE SHALL BE CONSTRUCTED OF SUITABLE GRADING MATERIAL. THE FILL SHALL BE PLACED IN 8" TO 12" LOOSE LIFTS.
  4. SUITABLE GRADING MATERIAL FOR THIS PROJECT SHALL CONSIST OF ALL SOILS ENCOUNTERED WITH THE EXCEPTION OF TOPSOIL, SILT, DEBRIS, ORGANIC MATERIAL AND OTHER UNSTABLE MATERIAL.
  5. ALL EXCAVATED ORGANIC MATERIAL SHALL BE REMOVED AND DISPOSED OF OFF-SITE.

- EROSION CONTROL NOTES:**
1. EROSION CONTROL SHALL CONFORM TO THE MNDOT EROSION CONTROL HANDBOOK.
  2. ALL EROSION AND SEDIMENT CONTROL BMP'S SHALL BE INSTALLED PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION ACTIVITY. BMP'S SHALL BE MAINTAINED FOR THE DURATION OF CONSTRUCTION ACTIVITIES AND UNTIL ALL DISTURBED AREAS HAVE BEEN PERMANENTLY STABILIZED.
  3. INLET PROTECTION SHALL BE INSTALLED AT ANY INLET THAT MAY RECEIVE RUNOFF FROM THE DISTURBED AREAS OF THE PROJECT.
  4. ALL EXPOSED SOILS, INCLUDING STOCKPILES, SHALL BE TEMPORARILY STABILIZED PER MNDOT SPECIFICATION 2575 WITHIN 7 DAYS AFTER CONSTRUCTION ACTIVITY HAS TEMPORARILY CEASED. ALL STOCKPILES SHALL HAVE SEDIMENT CONTROL DEVICES ALONG THE PERIMETER OF THE STOCKPILES. TEMPORARY STOCKPILES LOCATED ON PAVED SURFACES MUST BE NO LESS THAN TWO FEET FROM THE DRAINAGE/GUTTER LINE AND SHALL BE COVERED IF LEFT OVERNIGHT.
  5. REMOVE ALL SOILS AND SEDIMENTS TRACKED OR OTHERWISE DEPOSITED ONTO PUBLIC PAVEMENT AREAS ON A DAILY BASIS OR AS NEEDED.
  6. ALL EROSION AND SEDIMENT CONTROL BMP'S SHALL BE INSPECTED EVERY SEVEN DAYS, OR WITHIN 24 HOURS OF ALL RAIN EVENTS GREATER THAN 0.5" IN 24 HOURS. INSPECTIONS SHALL BE DOCUMENTED AND LOGS SHALL BE KEPT ON SITE AT ALL TIMES. CORRECTIVE ACTION SHALL BE INITIATED IMMEDIATELY. PHOTOGRAPHS SHALL BE INCLUDED IN THE INSPECTION REPORTS.
  7. SILT FENCE, BIO-ROLLS AND INLET PROTECTION DEVICES MUST BE REPAIRED, REPLACED OR SUPPLEMENTED WHEN THEY BECOME NONFUNCTIONAL OR THE SEDIMENT REACHES THE HEIGHT OF THE DEVICE. THESE REPAIRS SHALL BE MADE WITHIN 24 HOURS OF DISCOVERY.
  8. AFTER FINAL GRADING HAS BEEN COMPLETED, ALL EXPOSED SOILS SHALL BE PERMANENTLY STABILIZED WITHIN 14 DAYS. PERMANENT STABILIZATION SHALL CONSIST OF 4 INCHES TOPSOIL AS WELL AS SEED, FERTILIZER AND MULCH. METHODS AND RATES SHALL BE IN ACCORDANCE WITH MNDOT SPECIFICATION 2575 AND THE MNDOT SEEDING MANUAL. THE SEED MIX SHALL BE MNDOT SEED MIX 25-131 "LOW MAINTENANCE TURF".
  9. PROVIDE ADDITIONAL EROSION CONTROL WHICH MAY NOT BE SHOWN ON THE PLANS, CONSISTENT WITH THE MEANS, METHODS AND SEQUENCE OF CONSTRUCTION IN ACCORDANCE WITH PERMIT REQUIREMENTS AND AUTHORITIES HAVING JURISDICTION.
  10. INLET PROTECTION MAY BE REMOVED FOR A PARTICULAR INLET IF A SPECIFIC SAFETY CONCERN (FLOODING/FREEZING) HAS BEEN IDENTIFIED. THE PERMITTED SHALL RECEIVE WRITTEN CORRESPONDENCE FROM THE CITY ENGINEER VERIFYING THE NEED FOR REMOVAL.
  11. ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE REMOVED FROM THE SITE WITHIN THIRTY (30) DAYS AFTER PERMANENT STABILIZATION.
  12. IF NECESSARY, A DEWATERING PLAN SHALL BE APPROVED PRIOR TO DEWATERING ACTIVITIES.
  13. THE SITE IS WITHIN THE SHINGLE CREEK WATERSHED MANAGEMENT COMMISSION AND CITY OF NEW HOPE JURISDICTION.

No.	Description	Date
1	City Review #1	01.27.17
1	Water Connection	03.03.17

- LEGEND**
- DT- EXISTING DRAINTILE
  - GAS- EXISTING UNDERGROUND GAS
  - UST- EXISTING UNDERGROUND TELEPHONE
  - W- EXISTING OVERHEAD WIRES
  - SS- EXISTING STORM SEWER
  - I- EXISTING WATERMAIN
  - 900- EXISTING CONTOUR
  - 900- PROPOSED CONTOUR
  - PROPOSED CURB
  - PROPOSED TIP-OUT CURB
  - PROPOSED EGRESS WELL
  - SILT FENCE
  - PROPOSED STORM SEWER
  - PROPOSED WALL
  - EXISTING CONCRETE
  - PROPOSED CONCRETE
  - ROCK CONSTRUCTION ENTRANCE
  - INLET PROTECTION
  - EXISTING CATCH BASIN
  - PROPOSED CATCH BASIN
  - EXISTING YARD INLET
  - EXISTING GATE VALVE
  - + 919.80 PROPOSED SPOT ELEVATION



I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.

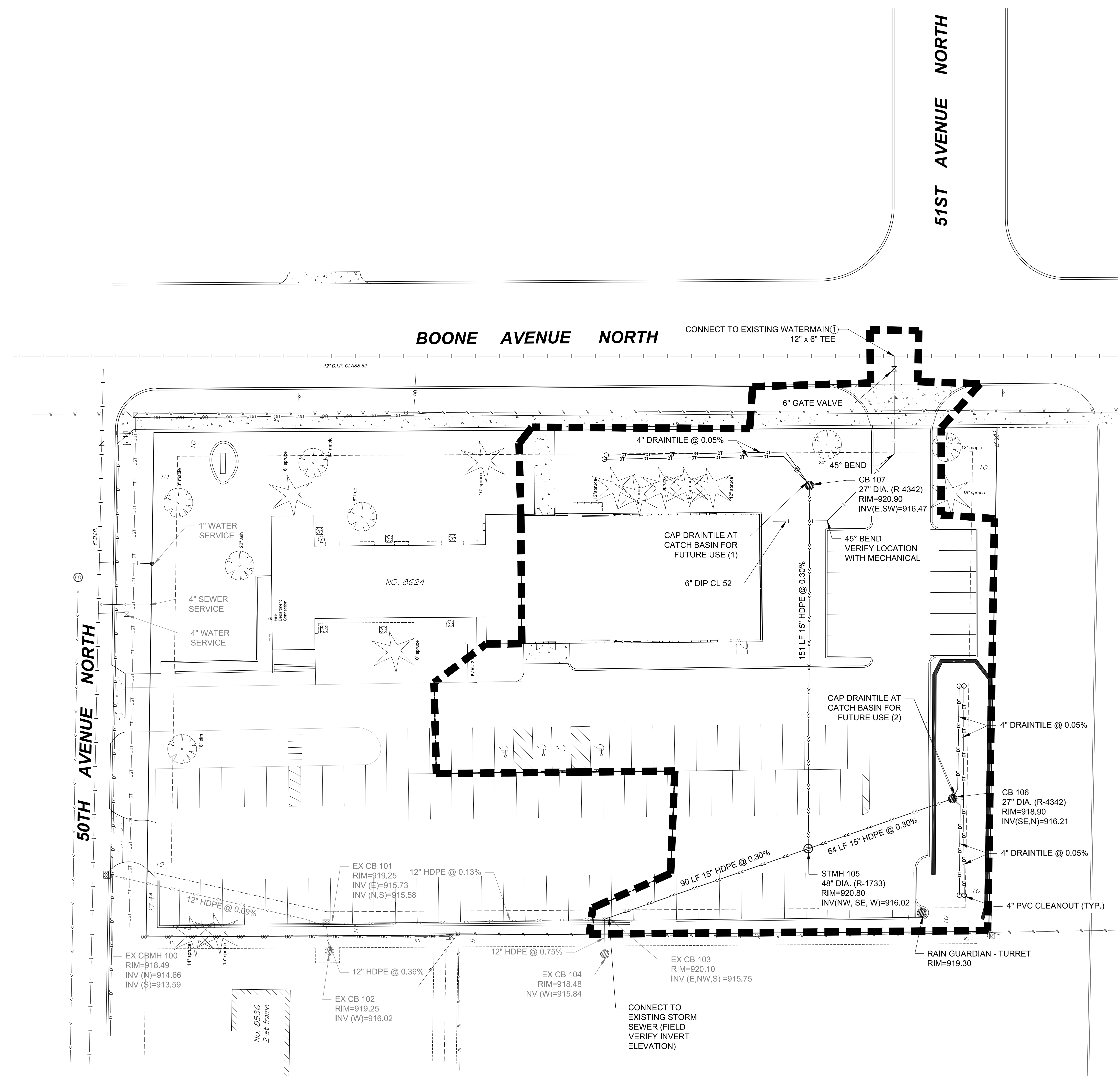
Dated this 12th day of January, 2017.

Signed *Jeffrey A. Prasch*  
Jeffrey A. Prasch, Minn. Reg. No. 52706

NORTHWEST CHURCH OF CHRIST  
**NW CHURCH OF CHRIST**  
8624 50TH AVENUE NORTH NEW HOPE, MN 55428

DATE  
01.12.17  
PHASE  
DESIGN  
DEVELOPMENT  
PROJECT  
JLG 15143  
SHEET  
**C003**  
GRADING, DRAINAGE AND  
EROSION CONTROL PLAN

No.	Description	Date
1	City Review #1	01.27.17
1	Water Connection 03.03.17	



**LEGEND**

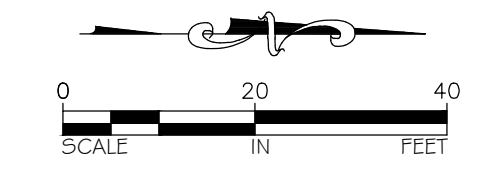
- PROPERTY LINE
- - - EASEMENT
- - - EXISTING STORM SEWER
- - - PROPOSED STORM SEWER
- - - EXISTING DRAINTILE
- - - EXISTING OVERHEAD WIRES
- - - EXISTING UNDERGROUND TELEPHONE
- - - EXISTING UNDERGROUND GAS
- - - EXISTING CATCH BASIN
- - - PROPOSED CATCH BASIN
- - - EXISTING YARD INLET

**UTILITY NOTES:**

1. UTILITY INFORMATION PROVIDED BY THE CITY OF NEW HOPE. FIELD VERIFY LOCATIONS AND SIZES PRIOR TO CONSTRUCTION.
2. ALL HDPE STORM SEWER SHALL BE DUAL WALL SMOOTH INTERIOR.
3. WATER PIPE SHALL HAVE A MINIMUM OF 7.5 FEET OF COVER. EXTRA DEPTH MAY BE REQUIRED TO MAINTAIN A MINIMUM OF 18 INCH VERTICAL SEPARATION TO SANITARY AND STORM LINES.

**REFERENCE NOTES:**

- ① A TEMPORARY WATER SUPPLY SHALL BE PROVIDED AND SHALL NOT AFFECT WATER SERVICE OR WATER QUALITY.



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Dated this 12th day of January, 2017.

Signed *Jeffrey A. Prasz*  
Jeffrey A. Prasz, Minn. Reg. No. 52706

**NORTHWEST CHURCH OF CHRIST**  
**NW CHURCH OF CHRIST**  
 8624 50TH AVENUE NORTH NEW HOPE, MN 55428

DATE  
01.12.17

PHASE  
DESIGN

DEVELOPMENT

PROJECT  
JLG 15143

SHEET  
**C004**

UTILITY PLAN

MnDOT B618

STANDARD SECTION THROUGH DRIVEWAY

NOTE:  
① Place #4 rebar as shown, where curb crosses utility trenches with 1 1/2" of cover.

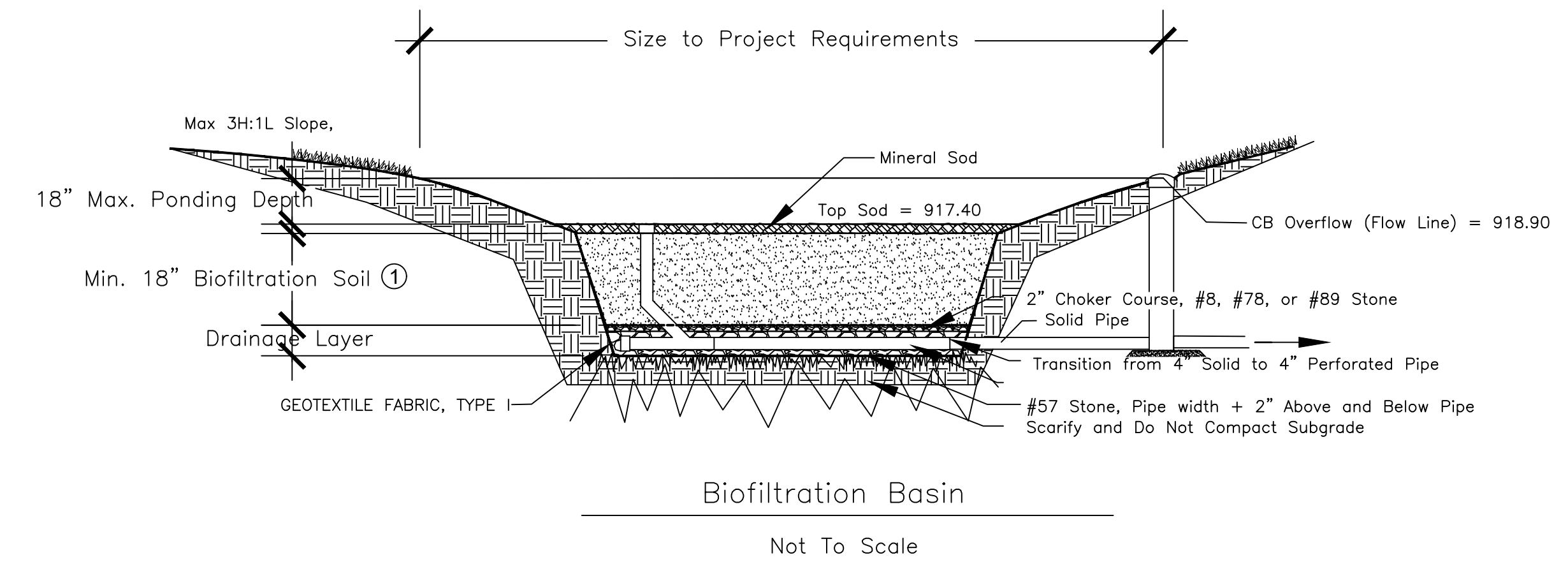
	CURB AND GUTTER	LAST REVISION: Dec. 2015
	CITY OF NEW HOPE, MN	PLATE NO. STR-1

SECTION No Scale

SECTION A-A THRU B618 C&G

SECTION B-B THRU CONCRETE GUTTER

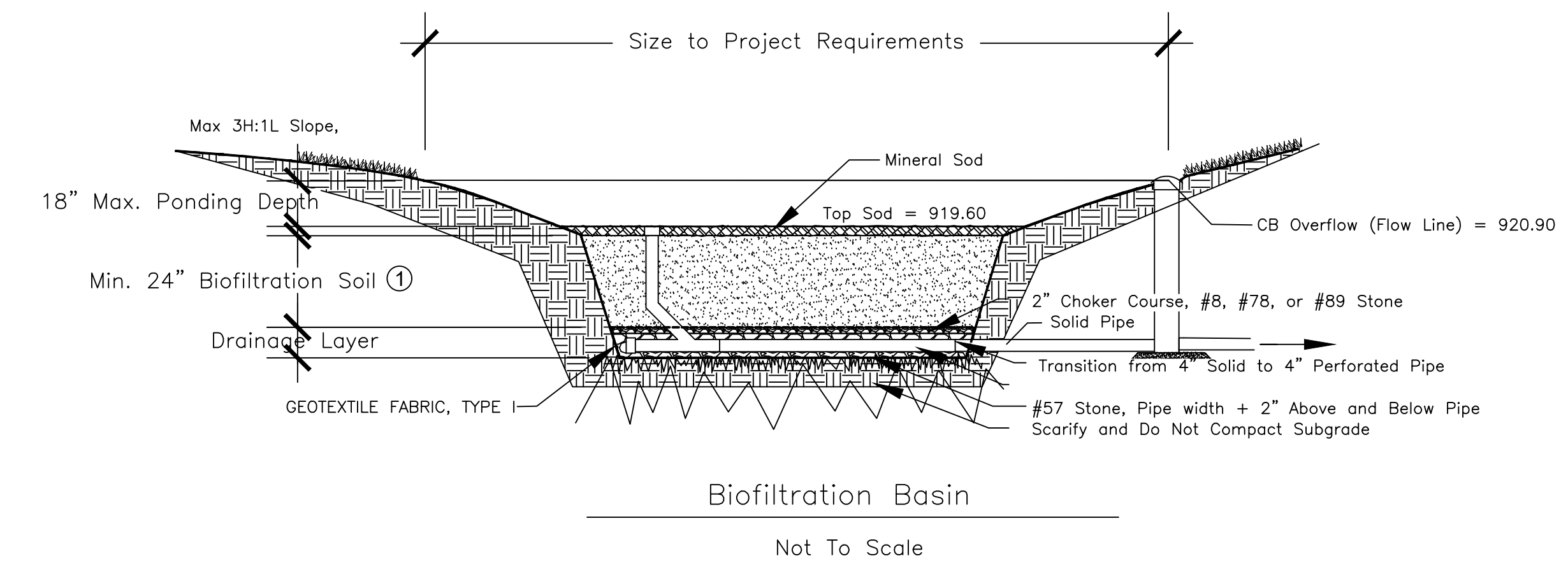
	CONCRETE DRIVEWAY APRON COMMERCIAL	LAST REVISION: Dec. 2015
	CITY OF NEW HOPE, MN	PLATE NO. STR-8



- REFERENCE NOTE:
- ① BIO-FILTRATION SOIL TO CONSIST OF THE FOLLOWING:
- A) 85-88 percent by volume sand
  - B) 8 to 12 percent fines by volume
  - C) 3 to 5 percent organic matter by dry weight
  - D) Recommended P content between 12 and 30 mg/kg per Mehlich III (or equivalent) test

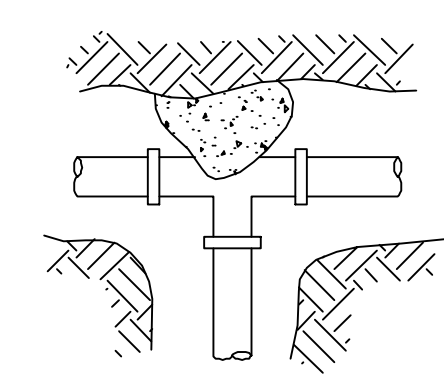
1  
C005 BIO-FILTRATION BASIN 1  
NOT TO SCALE

No.	Description	Date
1	City Review #1	01.27.17
2	Submittal	05.23.17



- REFERENCE NOTE:
- ① BIO-FILTRATION SOIL TO CONSIST OF THE FOLLOWING:
- A) 85-88 percent by volume sand
  - B) 8 to 12 percent fines by volume
  - C) 3 to 5 percent organic matter by dry weight
  - D) Recommended P content between 12 and 30 mg/kg per Mehlich III (or equivalent) test

2  
C005 BIO-FILTRATION BASIN 2  
NOT TO SCALE



3  
C005 WATERMAIN THRUST BLOCKING  
NOT TO SCALE

- NOTES:
1. CONCRETE THRUST BLOCKING SHALL BE POURED AGAINST UNDISTURBED SOIL.
  2. KEEP CONCRETE AWAY FROM JOINT AND ACCESSORIES.
  3. ALL FITTING MUST HAVE MEGALUGS.
  4. ALL BOLTS, T-BOLTS AND NUTS INSTALLED BELOW GRADE SHALL BE "COR-BLUE" OR APPROVED EQUAL.

REMOVE EXISTING CURB DAMAGE (MINIMUM ONE PANEL)

EXISTING DRIVEWAY

REMOVE EXISTING CONCRETE DRIVEWAY SURFACE

EXISTING CONCRETE CURB & GUTTER

BACK OF CURB

CONTRACTION JOINT (TYP.)

EXISTING NON-WEAR BITUMINOUS SURFACE

REMOVE EXISTING BITUMINOUS

EXISTING ROADWAY

SECTION

D428 CONCRETE CURB & GUTTER

SAWCUT

FELT EXPANSION JOINT

SAWCUT

EXISTING DRIVEWAY

BITUMINOUS PATCH

6" CONCRETE DRIVEWAY

BITUMINOUS BASE

	CONCRETE CURB REPLACEMENT DRIVE LOCATION (CONCRETE D/W APRON)	LAST REVISION: Dec. 2015
	CITY OF NEW HOPE, MN	PLATE NO. STR-30

NORTHWEST CHURCH OF CHRIST  
**NW CHURCH OF CHRIST**  
8624 50TH AVENUE NORTH NEW HOPE, MN 55428

DATE  
01.12.17

PHASE  
DESIGN DEVELOPMENT

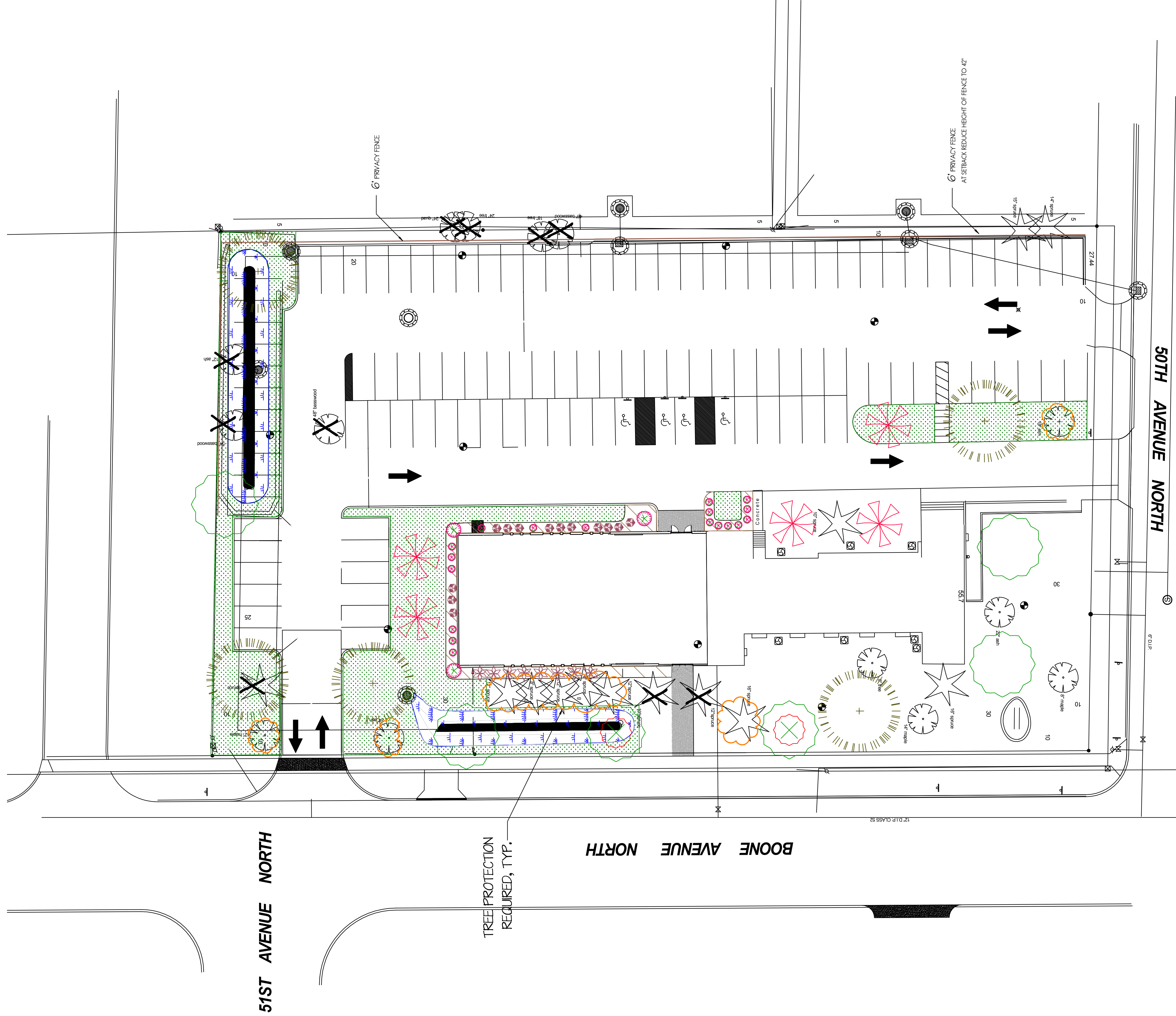
PROJECT  
JLG 15143

SHEET  
**C005**  
DETAILS

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Dated this 12th day of January, 2017.

Signed   
Jeffrey A. Prasch, Minn. Reg. No. 52706



51ST AVENUE NORTH

TREE PROTECTION  
REQUIRED, TYP.

BOONE AVENUE NORTH

50TH AVENUE NORTH

TREES REMOVED 78"  
REQUIRED REPLACEMENTS 39"  
NEW TREES PROVIDED 3915"

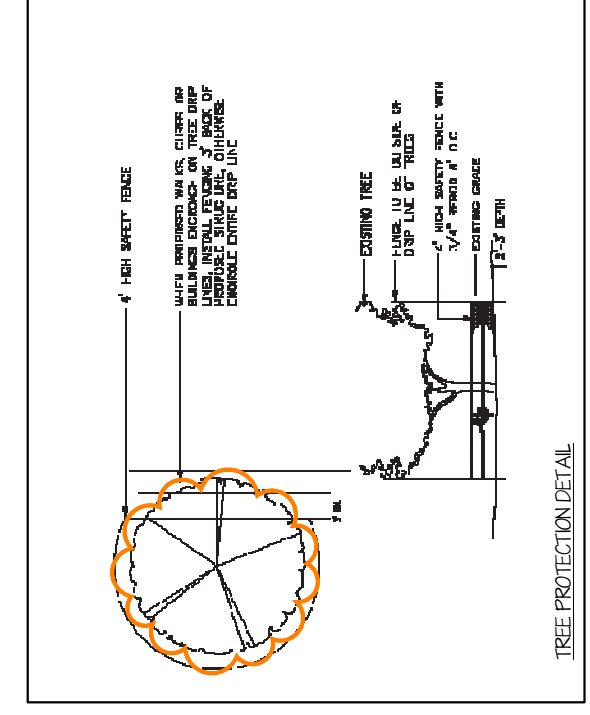
- 1 TREES INSTALLED:  
5 SPRING SNOW CRABAPPLE 2.5" B&B = 125"
- 6 GREENSPRE LINDEN 3" B&B = 12"
- 4 NORTHWOODS MAPLE 2 1/2" B&B = 10"
- 2 SENNA GLEN MAPLE 2 1/2" B&B = 5"

FOUNDATION PLANTINGS

COMMON NAME	SIZE	QTY
SHRUB DUCODENDRUS	5 GAL	8
HYDRANGEA ANNABELLE	5 GAL	18
SPYREA GOLDMOUND	5 GAL	3
SPYREA SNOWMOUND	5 GAL	3
WIBEGELLA MINLET	5 GAL	13

- SOD- ADDITIONAL AREAS THAT ARE DISTURBED  
DUE TO CONSTRUCTION WILL BE SEEDED
- MINERAL SOD
- LIMESTONE LANDSCAPE ROCK  
ON WEED BARRIER FABRIC
- POLY EDGING  
SEPARATES ROCK FROM TURF

NOTE: UNDERGROUND IRRIGATION WILL NOT BE INSTALLED.  
ACCESS TO WATER SPIGOTS WILL BE PROVIDED.



Revision #: L101

Date: 1/12/2017

Scale:

1" = 20'

Landscape Plan: Building Addition

Northwestern Church of Christ

Landscape Design by:

Klein Landscaping & Nursery, Inc.