General Demolition Notes

1. EXISTING UTILITIES AND UNDERGROUND STRUCTURES SHOWN ON THE PLAN ARE BASED UPON THE BEST AVAILABLE PUBLIC RECORDS AND/OR PRIVATE RECORDS AS SUPPLIED BY THE PROJECT OWNER AND/OR DATA OBTAINED VERBALLY FROM OWNERS OR OFFICIALS ASSOCIATED WITH THE PARTICULAR UTILITY. NEITHER THE OWNER NOR THE ENGINEER GUARANTEE ACCURACY OR COMPLETENESS OF THIS INFORMATION AND ASSUME NO RESPONSIBILITY FOR IMPROPER LOCATIONS ON THE CONSTRUCTION PLANS. OTHER UNDERGROUND FACILITIES NOT SHOWN ON THE DRAWINGS MAY BE ENCOUNTERED DURING THE COURSE OF THE WORK. ALL INVERT ELEVATIONS SHOWN ON THE DRAWINGS SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION.
2. IF CHANGED CONDITIONS ARE ENCOUNTERED, THE CONTRACTOR SHALL NOTIFY THE ENGINEER PROMPTLY OF (1) PREEXISTING SUBSURFACE CONDITIONS DIFFERING FROM THOSE INDICATED IN THE PLANS, OR (2) PREEXISTING UNKNOWN SUBSURFACE CONDITIONS, OR AN UNUSUAL NATURE, DIFFERING MATERIALLY FROM THOSE ORIGINALLY ENCOUNTERED AND GENERALLY RECOGNIZED AS INHERENT IN WORK OF THE CHARACTER PROVIDED FOR IN THE CONTRACT. THE CONTRACTOR AND OR OWNER SHALL MAKE NO CLAIMS TO THE ENGINEER FOR RECOMPENSATION FOR EXTRA WORK RESULTING FROM CHANGED CONDITIONS UNLESS THE ENGINEER HAS APPROVED THE WORK IN WRITING.
3. CONTRACTOR SHALL CALL THE UTILITIES UNDERGROUND LOCATION CENTER FOR FIELD LOCATION OF ALL UTILITIES AND SHALL NOT BEGIN EXCAVATION UNTIL ALL KNOWN UNDERGROUND FACILITIES IN THE VICINITY OF THE PROPOSED WORK HAVE BEEN LOCATED AND MARKED. IF THE UTILITY IS NOT A SUBSCRIBER OF THE UNDERGROUND LOCATION CENTER THEN THE CONTRACTOR SHALL GIVE NOTICE TO THAT UTILITY.
4. THE CONTRACTOR IS RESPONSIBLE FOR REVIEW OF ALL UTILITY PURVEYOR, AND CITY OR STATE RECORDS RELATIVE TO THE EXISTING UNDERGROUND UTILITIES. THE CONTRACTOR IS RESPONSIBLE FOR AVOIDING DAMAGE TO THESE FACILITIES AND SHALL RESTORE ALL UTILITIES AT CONTRACTOR'S OWN EXPENSE.
5. VERIFY THAT ALL UTILITY SERVICES TO BE DEMOLISHED HAVE BEEN DISCONNECTED.
6. ERECT BARRIERS, SHORING AND THE LIKE TO PROTECT PERSONNEL, CONSTRUCTION AND VEGETATION TO REMAIN. COMPLY WITH ALL STATE AND LOCAL AGENCY REQUIREMENTS.
7. DO NOT SHUT OFF OR CAP UTILITIES WITHOUT PRIOR NOTICE. COORDINATE WORK WITH LOCAL UTILITY PURVEYORS.
8. MAINTAIN VEHICULAR AND PEDESTRIAN TRAFFIC ROUTES: ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, SIDEWALKS, AND ADJACENT FACILITIES; DO NOT CLOSE OR OBSTRUCT STREETS, SIDEWALKS, OR PASSAGEWAYS WITHOUT PERMISSION FROM AUTHORITIES HAVING JURISDICTION; MAINTAIN FIRE ACCESS ALONG ACCESS ROAD AT ALL TIMES; MEET ALL APPLICABLE CODES AND ORDINANCES.
9. PROTECT FROM HARM ANY TREES, OR OTHER OBJECTS SELECTED TO REMAIN.
10. RESTORE ANY IMPROVEMENTS DAMAGED BY THIS WORK TO THEIR ORIGINAL CONDITION, AS ACCEPTABLE TO OWNER. REPAIR ANY DAMAGE TO ADJACENT STRUCTURES, UTILITIES, SITE, AND WORK OF THIS CONTRACT TO REMAIN AT NO ADDITIONAL COST TO OWNER.
11. SPRINKLE DEBRIS WITH WATER AS NECESSARY TO LIMIT DUST TO LOWEST PRACTICABLE LEVEL. DO NOT SPRINKLE TO EXTENT CAUSING FLOODING, CONTAMINATED RUNOFF OR ICING.
12. REMOVE EXISTING ABOVE-GRADE AND BELOW-GRADE IMPROVEMENTS AS INDICATED AND AS NECESSARY TO FACILITATE NEW CONSTRUCTION. CARE SHALL BE TAKEN THAT DAMAGE DOES NOT OCCUR TO EXISTING PAVEMENT WHICH IS TO REMAIN IN PLACE AND THAT ALL PAVEMENT REMOVALS ARE ACCOMPLISHED BY MAKING A NEAT VERTICAL SAW CUT AT THE BOUNDARIES OF THE AREA TO BE REMOVED.
13. REMOVE TREES, GROWTH AND UNDERBRUSH AS REQUIRED FOR NEW CONSTRUCTION AND AS INDICATED. REMOVAL OPERATIONS SHALL BE PERFORMED IN A MANNER TO PROTECT PROPERTY. COMPLETELY REMOVE ALL GROWTH INCLUDING COMPLETE ROOT SYSTEMS OF SHRUBS, HERBACEOUS WEEDS AND GRASSES UNDER NEW BUILDING AND PAVEMENT AREAS.
14. MAKE CUTS AT CLOSEST PAVING JOINT.
15. THE CONTRACTOR WILL BE RESPONSIBLE FOR FURNISHING, SETTING AND MARKING ALL LINE AND LOCATION STAKES, INCLUDING OFFSETS AND GENERAL CONSTRUCTION STAKING. WHEN WORK REQUIRING CONTROL IS BEING PERFORMED, ALL NECESSARY RELATED EQUIPMENT, SUPPLIES AND INSTRUMENTS SHALL BE ON SITE. A QUALIFIED LAYOUT ENGINEER, SURVEYOR, OR TECHNICAL SPECIALIST MUST BE ASSIGNED TO THE CONTRACTOR'S CREW FOR THIS WORK. THIS EQUIPMENT AND PERSONNEL MUST BE AVAILABLE, AT NO ADDITIONAL COST TO OWNER FOR THE PURPOSE OF VERIFYING LAYOUT AND CERTIFYING THE ACCURACY OF WORK ON THE SITE.
16. THE CONTRACTOR IS RESPONSIBLE FOR PRESERVING ALL BENCHMARKS AND STAKES AND THE REPLACEMENT OF ANY THAT ARE DISPLACED OR MISSING.
17. THE REFUSE RESULTING FROM CLEARING AND GRUBBING SHALL BE DISPOSED OF BY THE CONTRACTOR IN A MANNER CONSISTENT WITH ALL GOVERNMENT REGULATIONS. IN NO CASE SHALL REFUSE MATERIAL BE LEFT ON THE PROJECT SITE, SHOVED ONTO ABUTTING PRIVATE PROPERTIES, OR BE BURIED IN EMBANKMENTS OR TRENCHES ON THE PROJECT SITE. DEBRIS SHALL NOT BE DEPOSITED IN ANY STREAM OR BODY OF WATER, WETLAND, OR IN ANY STREET OR ALLEY, OR UPON ANY PRIVATE PROPERTY EXCEPT BY WRITTEN CONSENT OF THE PRIVATE PROPERTY OWNER. MAINTAIN HAULING ROUTES CLEAN AND FREE OF ANY DEBRIS RESULTING FROM DEMOLITION WORK ON THIS PROJECT.

RFI # 1:

Please confirm that this project will not be subject to the 15% apprentice utilization requirement and will not require the awarded contractor to submit an apprentice utilization plan because it does not have an estimated value exceeding $1,000,000.00.

per the spec this is not required.

RFI # 2:

Will pressure testing and bacteria testing be required for the service lines in the base bid, or only for new **watermain** lines as noted in detail drawing WT-10 that are included in alternates 1 and 2?

All service pipe and appurtenances shall be prechlorinated prior to installation. Water service connections between the private main and the residences shall be pressure tested after installation, the service connection shall be flushed prior to connecting to the unit plumbing.

RFI # 3:

Will density testing be required for backfilling the trenches on the service lines? If required, what are the lift and density requirements?

Restore trenches per city standards in 4/C2.10, maximum 8-in lifts, compact to 95% of optimum.
Density testing will not be required.

#2

#1. Detail 8. on page CB2.10 calls out " 1" PVC ball valves" Is this correct? I would assume you would rather want brass curb stop valves at these locations.?
See Revised Detail 8/C2.10

#2. I am seeing 8 locations where we will need to add 6" x 2" saddle tees that were not provided in phase A. Detail #7 on CB2.10 shows installing a CORP stop valve. However, I observed all of the other connections from phase A have service boxes and I'm assuming CURB valves. Could you verify what you are wanting for these locations?
Install per detail 7/C2.10, with corp stops at the pipes. Unit shut off valves provided at the buildings.

Erosion/Sedimentation Control Notes

1. THE CONTRACTOR SHALL NOTIFY THE CITY ENGINEER WITHIN THE 48 HOUR PERIOD PRIOR TO COMMENCING ANY LAND ALTERING ACTIVITY.
2. THE CONTRACTOR SHALL NOTIFY THE CITY ENGINEER OF COMPLETETION OF ANY CONTROL MEASURES WITHIN 48 HOURS OF THEIR INSTALLATION.
3. THE CONTRACTOR MUST OBTAIN PERMISSION IN WRITING FROM THE CITY PRIOR TO MODIFIYING THE CONTROL PLAN.
4. THE CONTRACTOR IS RESPONSIBLE FOR THE REPAIR OR ANY SILTATION OR EROSION DAMAGES TO ADJOINING SURFACESOR DRAINAGE FACILITIES RESULTING FROM THE LAND ALTERING ACTIVITES
5. A COPY OF THE APPROVED TESC PLAN MUST BE ON SITE AT ALL TIMES.
6. THE CONTRACTOR SHALL AT ALL TIMES PROTECT SENSITIVE AREAS, THEIR BUFFERS, AND ADJACENT PRIVATE PROPERTIES, AND PUBLIC RIGHT OF WAYS OR EASEMENTS FROM DAMAGE DURING GRADING OPERATION. THE CONTRACTOR SHALL RESTORE, TO THE STANDARDS IN EFFECT AT THE TIME OF PERMIT ISSUANCE, SENSITIVE AREAS, THEIR BUFFERS, PUBLIC PROPERTIES AND IMPROVMENTS DAMAGED BY THE CONTRACTOR OPERATORS.
7. APPROVAL OF THIS EROSION/SEDIMENTATION CONTROL (ESC) PLAN DOES NOT CONSTITUTE AN APPROVAL OF PERMANENT ROAD OR DRAINAGE DESIGN (E.G. SIZE AND LOCATION OF ROADS, PIPES, RESTRICTORS, CHANNELS, RETENTION FACILITIES, UTILITIES, ETC).
8. THE IMPLEMENTATION OF THESE ESC PLANS AND THE CONSTRUCTION, MAINTENANCE, REPLACEMENT, AND UPGRADING OF THESE ESC FACILITIES IS THE RESPONSIBILITY OF THE APPLICANT/CONTRACTOR UNTIL ALL CONSTRUCTION IS APPROVED.
9. THE BOUNDARIES OF THE CLEARING LIMITS SHOWN ON THIS PLAN SHALL BE CLEARLY FLAGGED IN THE FIELD PRIOR TO CONSTRUCTION. DURING THE CONSTRUCTION PERIOD, NO DISTURBANCE BEYOND THE FLAGGED CLEARING LIMITS SHALL BE PERMITTED. THE FLAGGING SHALL BE MAINTAINED BY THE APPLICANT/CONTRACTOR FOR THE DURATION OF CONSTRUCTION.
10. THE ESC FACILITIES SHOWN ON THIS PLAN MUST BE CONSTRUCTED IN CONJUNCTION WITH ALL CLEARING AND GRADING ACTIVITIES, AND IN SUCH A MANNER AS TO INSURE THAT SEDIMENT LADEN WATER DOES NOT ENTER THE DRAINAGE SYSTEM OR VIOLATE APPLICABLE WATER STANDARDS.
11. THE ESC FACILITIES SHOWN ON THIS PLAN ARE THE MINIMUM REQUIREMENTS FOR ANTICIPATED SITE CONDITIONS. DURING THE CONSTRUCTION PERIOD, THESE ESC FACILITIES SHALL BE UPGRADED (E.G. ADDITIONAL SUMPS, RELOCATION OF DITCHES AND SILT FENCES, ETC.) AS NEEDED FOR UNEXPECTED STORM EVENTS.
12. THE ESC FACILITIES SHALL BE INSPECTED DAILY BY THE APPLICANT/CONTRACTOR AND MAINTAINED AS NECESSARY TO ENSURE THEIR CONTINUED FUNCTIONING. NEEDED REPAIRS TO TESC SHALL BE MADE IMMEDIATELY.
13. ANY AREA STRIPPED OF VEGETATION, INCLUDING ROADWAY EMBANKMENTS, WHERE NO FURTHER WORK IS ANTICIPATED FOR A PERIOD OF 15 DAYS, SHALL BE IMMEDIATELY STABILIZED WITH THE APPROVED ESC METHODS (E.G. SEEDING, MULCHING, NETTING, EROSION BLANKETS, ETC.)
14. ANY AREA NEEDING ESC MEASURE, NOT REQUIRING IMMEDIATE ATTENTION, SHALL BE ADDRESSED WITHIN FIFTEEN (15) DAYS.
15. THE ESC FACILITIES ON INACTIVE SITES SHALL BE INSPECTED AND MAINTAINED A MINIMUM OF ONCE A MONTH OR WITHIN THE 48 HOURS FOLLOWING A STORM EVENT.
16. AT NO TIME SHALL MORE THAN ONE FOOT OF SEDIMENT BE ALLOWED TO ACCUMULATE WITHIN A CATCH BASIN. ALL CATCH BASINS AND CONVEYANCE LINES SHALL BE CLEANED PRIOR TO PAVING. THE CLEANING OPERATION SHALL NOT FLUSH SEDIMENT LADEN WATER INTO THE DOWNSTREAM SYSTEM.
17. STABILIZED CONSTRUCTION ENTRANCES AND WASH PADS SHALL BE INSTALLED AT THE BEGINNING OF CONSTRUCTION AND MAINTAINED FOR THE DURATION OF THE PROJECT. ADDITIONAL MEASURE MAY BE REQUIRED TO INSURE THAT ALL PAVED AREAS ARE KEPT CLEAN FOR THE DURATION OF THE PROJECT. (RCW 46.61.655).
18. DURING THE TIME PERIOD OF NOVEMBER 1 THROUGH MARCH 31, ALL PROJECT DISTURBED AREAS GREATER THAN 5,000 SQUARE FEET THAT ARE TO BE LEFT UNWORKED FOR MORE THAN 12 HOURS SHALL BE COVERED BY ONE OF THE FOLLOWING COVER MEASURES: MULCH, SODDING OR PLASTIC COVERING.
19. ANY PERMANENT RETENTION/DETENTION FACILITY USED AS A TEMPORARY SETTLING BASIN SHALL BE MODIFIED WITH THE NECESSARY EROSION CONTROL MEASURES AND SHALL PROVIDE ADEQUATE STORAGE CAPACITY. IF THE PERMANENT FACILITY IS TO FUNCTION ULTIMATELY AS AN INFILTRATION OR DISPERSION SYSTEM, THE FACILITY SHALL NOT BE USED AS A TEMPORARY SETTLING BASIN.
20. WHERE SEEDING FOR TEMPORARY EROSION CONTROL IS REQUIRED, FAST GERMINATING GRASSES SHALL BE APPLIED AT AN APPROPRIATE RATE (E.G. ANNUAL OR PERENNIAL RYE APPLIED AT APPROXIMATELY 80 POUNDS PER ACRE).
21. WHERE STRAW MULCH FOR TEMPORARY EROSION CONTROL IS REQUIRED, IT SHALL BE APPLIED AT A MINIMUM THICKNESS OF TWO INCHES.
22. INSTALL CATCH BASIN PROTECTION ON ALL NEW CATCH BASINS.
23. CONTRACTOR SHALL UTILIZE WATER TRUCKS OR OTHER APPROVED METHODS TO SPRINKLE EXPOSED SITE SOIL AS A DUST CONTROL MEASURE.
24. CONTRACTOR SHALL CLEAN ALL EXISTING AND NEW CATCH BASINS PRIOR TO PROJECT COMPLETION. CONTRACTOR SHALL NOT FLUSH SEDIMENT DOWN STREAM.
25. ALL TEMPORARY EROSION CONTROL FACILITIES, SUCH AS ROCK CHECK DAMS, SILT FENCES, COLLECTION DITCHES, (INCLUDING ALL APPURTENANCES) SHALL BE REMOVED PRIOR TO FINAL ACCEPTANCE.
26. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROJECT STORMWATER POLLUTION PREVENTION PLAN AND SHALL UPDATE THE SWPPP THROUGHOUT THE PROJECT TO REFLECT ACTIVE CONDITIONS AND CHANGES TO THE SITE.
27. IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO KEEP SOILS AND SOIL LADEN WATER CONTAINED. SPECIFIC METHODS WILL BE THE CONTRACTOR'S OPTION FOR THEIR WORK FLOW AND TIMING.
28. SPECIFIC MEASURES SHALL BE SEASON AND WEATHER DEPENDENT.
29. WHEN WORKING NEAR THE CREEK USE OF A SILT FENCE OR STRAW WATTLES BETWEEN EXPOSED SOILS AND CREEK IS SUGGESTED, MAINTAIN EXISTING LANDSCAPING BETWEEN WORK AREA AND CREEK AS A FILTER.
30. USE ANY MEASURES NEEDED TO CONTROL SOILS AND SOIL LADEN WATER AND KEEP THEM WITHIN THE WORK AREA.
31. THE CONTRACTOR WILL BE RESPONSIBLE FOR ANY TRACKED OFF SOILS, OR SEDIMENT WHICH FLOWS OUT OF THE WORK AREA.

General Paving Notes

1. A COPY OF THE APPROVED PLANS SHALL BE ON SITE WHENEVER CONSTRUCTION IS IN PROGRESS. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ANY OTHER REQUIRED OR RELATED PERMIT PRIOR TO BEGINNING CONSTUCTION.
2. ALL LOCATIONS OF EXISTING UTILITIES HAVE BEEN ESTABLISHED BY FIELD SURVEY AND AVAILABLE RECORDS AND SHOULD THEREFORE, BE CONSIDERED ONLY APPROXIMATE AND NOT NECESSARILY COMPLETE. IT IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO INDEPENDENTLY VERIFY THE ACCURACY OF ALL UTILITY LOCATIONS AND TO DISCOVER AND AVOID ANY OTHER UTILITIES NOT SHOWN WHICH MAY BE AFFECTED BY THE IMPLEMENTATION OF THIS PLAN.
3. ALL ASPHALT CONCRETE WORK IN THE PUBLIC RIGHT-OF-WAY SHALL CONFORM TO THE CITY OF ELLENSBURG STANDARDS AND SPECIFICATIONS.
4. ALL ASPHALT CONCRETE WORK ON THE PROJECT SITE SHALL CONFORM TO THE "2024 (CURRENT) WASHINGTON STATE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD, BRIDGE AND MUNICIPAL CONSTRUCTION".
5. ALL ASPHALT CONCRETE PAVEMENT SHALL BE PLACED IN ACCORDANCE WITH WSDOT/APWA SECTION 5-04 UNLESS OTHERWISE SPECIFICALLY NOTED.
6. PROOF ROLL AND REMOVE ANY SOFT SPOTS. REPLACE REMOVED MATERIAL WITH STRUCTURAL FILL PER THE GEOTECHNICAL ENGINEER. CONTRACTOR SHALL TEST AND VERIFY SUBGRADE MEETS COMPACTION REQUIREMENTS PRIOR TO PAVING.
7. STERILIZE ALL AREAS TO BE PAVED WITH A SOIL STERILANT, PRAMITOL 25E OR EQUAL, AS RECOMMENDED BY THE MANUFACTURER.
8. AGGREGATE SHALL BE CLASS 1/2 INCH MAXIMUM MEDIUM GRADING, CONFORMING TO SECTION 9-3.8 OF THE WSDOT-APWA. ASPHALT BINDER SHALL BE PAVING ASPHALT, GRADE AR-4000, AND SHALL COMPLY WITH SECTION 9-02.1 OF WSDOT-APWA. ASPHALT CONCRETE MIXING AND PROPORTIONING SHALL COMPLY WITH SECTION 9-03.8 OF THE WSDOT-APWA.
9. CRUSHED SURFACING SHALL BE PLACE IN ACCORDANCE WITH WSDOT- APWA SECTION 4-04 AND SHALL MEET THE REQUIREMENTS OF WSDOT-APWA 9-03.9(3).
10. SURFACE SMOOTHNESS SHALL BE IN ACCORDANCE WITH WSDOT SECTION 5-04.3(13).
11. SAWCUT EXISTING ASPHALT FULL DEPTH WHERE NEW PAVEMENT ABUTS EXISTING.
12. CONTRACTOR SHALL PROTECT FROM DAMAGE ALL EXISTING FEATURES TO REMAIN. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR REPAIRING OR REPLACING TO THE OWNER'S SATISFACTION ANY AREA THAT DEFACEMENT OR DAMAGED HAS OCCURRED AT NO COST TO THE OWNER.
13. CONTRACTOR SHALL NOT PAVE IN RAIN, WHEN SUBGRADE IS WET OR FROZEN, AND WHEN TEMPERATURES ARE BELOW 40 DEGREES F.
14. CONTRACTOR SHALL PROTECT ALL FINISHED SURFACES. ALLOW NO HEAVY OBJECTS TO BE MOVED OVER FINISHED SURFACES. CONTRACTOR SHALL REPAIR AT NO COST TO THE OWNER ANY RUTS, AREAS SHOWING SETTLEMENT, AND ANY OBSTRUCTIONS TO POSITIVE DRAINAGE. CONTRACTOR SHALL NOT ALLOW VEHICULAR TRAFFIC ON ASPHALT PAVEMENT UNTIL IT IS COOLED AND HARDENED AND IN NO CASE SOONER THAN 6 HOURS AFTER PLACING.
15. CONTRACTOR WORK CORRECTIONS INCLUDE AGGREGATE SEPARATION, SOFT SPOTS, AND EXCESS POROSITY. CONTRACTOR SHALL REPAIR RACKS, UNSATISFACTORY ELEVATION IRREGULARITIES IMMEDIATELY UPON NOTIFICATION, AND REPLACE ANY PAVING NOT DRAINING PROPERLY AT THE CONTRACTORS SOLE EXPENSE.
16. LEAVE PREMISES CLEAN AND FREE OF RESIDUE OF WORK FROM PAVING.

Water Notes

SEE CITY OF ELLENSBURG WATER STANDARDS (SECTION 1) FOR ALL REFERENCES,

1. WHEN EXTENSION OF THE EXISTING WATER DISTRIBUTION SYSTEM IS REQUIRED FOR SERVICE, AN AGREEMENT FOR DOMESTIC WATER MAIN EXTENSION IN THE FORM WHICH IS INCLUDED AT THE END OF THIS SECTION SHALL BE ENTERED INTO BETWEEN THE DEVELOPER AND THE CITY. EXTENSIONS SHALL BE IN ACCORDANCE WITH THE CITY OF ELLENSBURG COMPREHENSIVE WATER PLAN, SEE FUTURE DISTRIBUTION MAIN LOCATIONS MAP, LOCATED AT THE END OF THIS SECTION. WATER MAINS SHALL BE EXTENDED TO PROVIDE SERVICE WHEN REQUIRED FOR ALL TYPES OF DEVELOPMENT OR SERVICE REQUEST. IN EXTREME CASES WHERE SINGLE FAMILY RESIDENCES MAKE APPLICATION FOR SERVICE, A DEFERRAL MAY BE GRANTED ALLOWING FOR A LONG SERVICE LINE TO BE CONSTRUCTED. THE DEFERRAL WILL REQUIRE THAT THE SINGLE FAMILY RESIDENCE PARTICIPATE IN ANY FUTURE LID OR LATECOMERS AGREEMENT WHEN THE WATER MAIN IS CONSTRUCTED IN FRONT OF THE PROPERTY.
2. TO INITIATE THE WATER MAIN EXTENSION PROCESS THE DEVELOPER SHALL SUBMIT A WATER PLAN DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER LICENSED IN THE STATE OF WASHINGTON. FINAL PLAN AND PROFILE DRAWINGS SHALL BE STAMPED BY THE SAME.
3. THE LICENSED PROFESSIONAL ENGINEER SHALL CERTIFY THAT THE DESIGN AND CONSTRUCTION OF THE WATER DISTRIBUTION SYSTEM MEETS OR EXCEEDS ALL APPLICABLE STANDARDS, TO INCLUDE BACKFLOW PREVENTION AND CROSS CONNECTION CONTROL, AS REQUIRED.
4. OBTAINING NECESSARY PERMITS WILL BE THE RESPONSIBILITY OF THE DEVELOPER.
5. WHERE FRANCHISES, EASEMENTS OR DEEDS TO PROPERTY ARE REQUIRED IT SHALL BE THE RESPONSIBILITY OF THE DEVELOPER TO OBTAIN AND PROVIDE THE SAME AND SUBMIT APPROPRIATE DOCUMENTATION TO THE CITY.
6. EASEMENTS SHALL BE AS PER SECTION 7 OF THESE STANDARDS.
7. A DEVELOPMENT CONTAINING FORTY LOTS OR MORE SHALL CONTAIN AT LEAST TWO WATER SUPPLY ROUTES, COMPLETING A SYSTEM LOOP, OR IF FIRE PROTECTION FLOW REQUIRES LOOPING.
8. NEWLY CONSTRUCTED WATERMAINS SHALL BE FULLY CONSTRUCTED WITH THE USE OF "RESTRAINED JOINT" PIPE. ALL JOINTS SHALL BE RESTRAINED WITH THE USE OF FIELD LOK 350 GASKET JOINT OR MEGA LUG JOINT RESTRAINTS DISTRIBUTED BY U.S. PIPE OR ROMAC 600 SERIES JOINT RESTRAINTS, OR APPROVED EQUAL. RESTRAINED JOINT FITTINGS ARE ALSO REQUIRED ON EACH SIDE OF CONNECTION TO EXISTING WATER MAINS (FOR EXAMPLE A TEE CUT-IN CONNECTION). THE USE OF THRUST BLOCKING MAY BE NEEDED AT CONNECTIONS TO EXISTING MAINS AND SHALL BE EVALUATED BY CONTRACTOR'S ENGINEER.
9. FIRE HYDRANT LOCATIONS AND DISTRIBUTION SHALL BE IN ACCORDANCE WITH APPENDIX III-B OF THE UNIFORM FIRE CODE. OR CURRENT CITY OF ELLENSBURG FIRE CODE. INCLUDED IN THIS SECTION IS A TABLE DEPICTING MAXIMUM FIRE HYDRANT SPACING. FINAL REQUIREMENTS WILL BE ESTABLISHED BY CITY'S FIRE MARSHAL. FIRE LINES ARE TO BE CONSTRUCTED BY THE DEVELOPER. OWNERSHIP OF THE FIRE LINE IS THE PROPERTY SERVED BY THE FIRE LINE AND SHALL BEGIN AT THE CITY'S WATER MAIN. NO ABOVE GROUND OBSTRUCTIONS ARE ALLOWED WITHIN A THREE FOOT RADIUS OF FIRE HYDRANTS.
10. THE MINIMUM SIZE WATER MAIN PERMITTED SHALL BE EIGHT INCH (8") DIAMETER. WHEN SPECIAL CONDITIONS PERMIT. THE MAIN SIZE MAY BE REDUCED TO EITHER A 6" CLASS 52 DUCTILE IRON PIPE OR A SMALLER DIAMETER HIGH DENSITY POLYETHYLENE. THE REDUCTION SHALL BE DETERMINED BASED UPON: NO POTENTIAL FOR FUTURE EXTENSION OF THE MAIN, IE CUL DE SACS; FIRE HYDRANT OR FIRE SUPPRESSION SYSTEM REQUIREMENTS; AND WHERE POTENTIAL ISSUES MAY ARISE BASED ON WATER TURNOVER IN A MAIN. THE REDUCTION IN MAIN SIZE MUST BE SUBMITTED BY DEVELOPER'S ENGINEER WITH ADEQUATE INFORMATION TO BASE THE REDUCTION, AND MUST BE APPROVED BY THE DIRECTOR OF PUBLIC WORKS. UNDER NO CIRCUMSTANCES WILL A REDUCTION IN SIZE BE AUTHORIZED FOR SMALLER THAN 2" DIAMETER. A MINIMUM 6" CLASS 52 DUCTILE IRON PIPE STUB SHALL BE USED TO CONNECT THE WATER MAIN TO OFFSET FIRE HYDRANTS.
11. THE DEVELOPER SHALL SUBMIT MYLAR AND ELECTRONIC DRAWINGS IN CURRENT CITY DRAWING PROGRAM FORMAT PRIOR TO PERMIT ISSUANCE, AND COMPLETED "RECORD DRAWINGS" AFTER COMPLETION OF THE PROJECT.
12. THE DEVELOPER IS REQUIRED TO SUPPLY BONDING AND INSURANCE AS PER THE SECTION ON "BONDING AND LIABILITY INSURANCE."
13. THE DEVELOPER SHALL NOTIFY THE CITY 48 HOURS PRIOR TO CONNECTION BETWEEN THE CITY'S EXISTING SYSTEM AND THE NEW WATER DISTRIBUTION SYSTEM.
14. THE CITY WILL PERFORM ALL TIE-INS TO THE EXISTING CITY WATER SYSTEM WHERE SHUTDOWN OF THE MAIN WILL RESULT IN LOSS OF SERVICE TO CUSTOMERS. PRIOR TO THAT TIE-IN, THE DEVELOPER SHALL BE REQUIRED TO EXCAVATE, SHORE, AND PROVIDE ALL MATERIAL TO CITY CREWS THAT ARE NECESSARY TO PERFORM THE TIE-IN, AT A COST TO DEVELOPER. ALSO, THE DEVELOPER SHALL BE REQUIRED TO PERFORM A LIVE TAP IF THE CONNECTION IS NOT AT AN EXISTING CONNECTION POINT ON THE MAIN AND IT SHALL BE THE DEVELOPER'S OPTION TO UTILIZE A PRIVATE TAPPING SERVICE OR TO UTILIZE CITY CREWS TO PERFORM THIS LIVE TAP, AT A COST TO DEVELOPER.
15. ALL MAIN LINES MUST BE DESIGNED TO PROVIDE PROPER CIRCULATION OF WATER AND FIRE FLOW TO ALL LANDS SERVICED BY THE DEVELOPMENT. EXTENSIONS SHALL BE REQUIRED THROUGH AND TO THE EXTREMES OF THE PROPERTY FOR FUTURE SERVICE AS DETERMINED BY THE CITY. THE DEVELOPER SHALL INSTALL A BLOWOFF IF A WATER SERVICE OR HYDRANT IS NOT LOCATED AT END OF WATER MAIN. FIRE FLOW DEMAND SHALL BE IN ACCORDANCE WITH THE UNIFORM FIRE CODE APPENDIX TABLE III B AS NOW EXISTS OR AS MAY BE AMENDED, INCLUDED IN THIS SECTION.
16. FINAL ACCEPTANCE SHALL NOT CONSTITUTE ACCEPTANCE OF ANY UNAUTHORIZED OR DEFECTIVE WORK OR MATERIAL. THE CITY SHALL NOT BE BARRED FROM REQUIRING THE DEVELOPER TO REIMBURSE THE CITY FOR THE REMOVAL, ADJUSTMENT, REPLACEMENT, REPAIR OR DISPOSAL OF ANY UNAUTHORIZED OR DEFECTIVE WORK OR MATERIAL OR FROM RECOVERING COSTS FOR ANY SUCH WORK OR MATERIAL WITHIN ONE YEAR, IN ACCORDANCE WITH THE BONDING AND INSURANCE SECTION OF THESE DEVELOPMENT STANDARDS.
17. METERS AND METER BOXES SHALL BE FURNISHED AND SET BY THE CITY. METERS SHALL NOT BE ACTIVATED PRIOR TO PAYMENT BY WATER USER OF ALL APPLICABLE HOOK-UP FEES. THE CITY OWNS AND MAINTAINS ONLY APPURTENANCES FROM AND INCLUDING THE WATER METER TO THE WATER MAIN.
18. WATER MAIN EXTENSION PROJECTS SHALL BE CONVEYED TO THE CITY FOR OPERATION AND MAINTENANCE UPON FINAL PROJECT ACCEPTANCE.
19. INSTALLATION AND TESTING SHALL BE IN CONFORMANCE WITH THE CURRENT EDITION OF APWA (AMERICAN PUBLIC WORK ASSOCIATION) SPECIFICATIONS. ALL TESTING SHALL BE PERFORMED BY THE CITY AS FOLLOWS: THE CITY WILL TAKE BACTERIOLOGICAL SAMPLES FROM THE MAIN AT A SOURCE POINT PROVIDED BY THE DEVELOPER'S CONTRACTOR; THE COSTS FOR OBTAINING AND PROCESSING THE BACTERIOLOGICAL SAMPLE WILL BE INCLUDED IN THE PERMIT FEE; AND, THE DEVELOPER SHALL BE REQUIRED TO PAY THE CITY FOR ANY ADDITIONAL SAMPLES IF ADDITIONAL TESTING IS REQUIRED. THE WATER SYSTEM SHALL NOT BE PLACED INTO SERVICE UNTIL THE CITY PROVIDES WRITTEN PERMISSION.
20. FOR EXISTING PLATTED LOTS, THE CITY MAY ENTER INTO LATECOMER AGREEMENTS WITH DEVELOPERS, PRIOR TO INSTALLATION OF WATER MAINS AND APPURTENANCES, IN ORDER TO PROVIDE FOR THE REIMBURSEMENT TO DEVELOPERS FOR A PRO-RATA SHARE OF THE COST OF CONSTRUCTION PURSUANT TO ELLENSBURG CITY CODE AS NOW EXISTS OR AS MAY HEREAFTER BE AMENDED.
21. ANY PORTION(S) OF WATER IMPROVEMENTS THAT ARE BROUGHT TO FINISH GRADE WITHIN ROADWAY SECTIONS, SHALL HAVE A MINIMUM OF 6" OF RISERS, OR HAVE THE ABILITY TO LOWER 6" FOR FUTURE PROJECTS.
22. NATIVE MATERIAL MAY BE USED FOR TRENCH BACKFILL, SO LONG AS COMPACTION CAN BE ACHIEVED. NO ROCKS LARGER THAN 1-INCH.
23. RESTORE LANDSCAPE WITH SEED OR SOD TO MATCH EXISTING CONDITIONS, OR BETTER.

NOTE:

WATER MAIN AND SERVICES ARE PRIVATE, BUT FOLLOW CITY OF ELLENSBURG STANDARDS.

NOTE:

A SEPARATE CITY WATER MAIN RUNS THROUGH THIS SITE SERVING THE FIRE HYDRANTS. IT IS NOT PART OF THIS SCOPE, AND SHOULD NOT BE TURNED OFF UNLESS SPECIFICALLY DIRECTED BY THE CITY.

*** IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN CURRENT COPIES OF ALL CITY OF ELLENSBURG STANDARD DETAILS.**

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07/15/25

Revisions

#2 ADD #2 8/4/2025

Central Washington University Brooklane Apts. Water Service

CWU PROJECT NUMBER: 16387-02

1900 N. Brooklane St.
Ellensburg, WA 98926

Drawing Title

NOTES SHEET

Keymap

Date:	2025-07-09
Job No:	C23148
Drawn By:	JL
Checked By:	KAW
Approved By:	KNK
Scale:	Horiz: Vert:

Drawing No.

C0.01

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