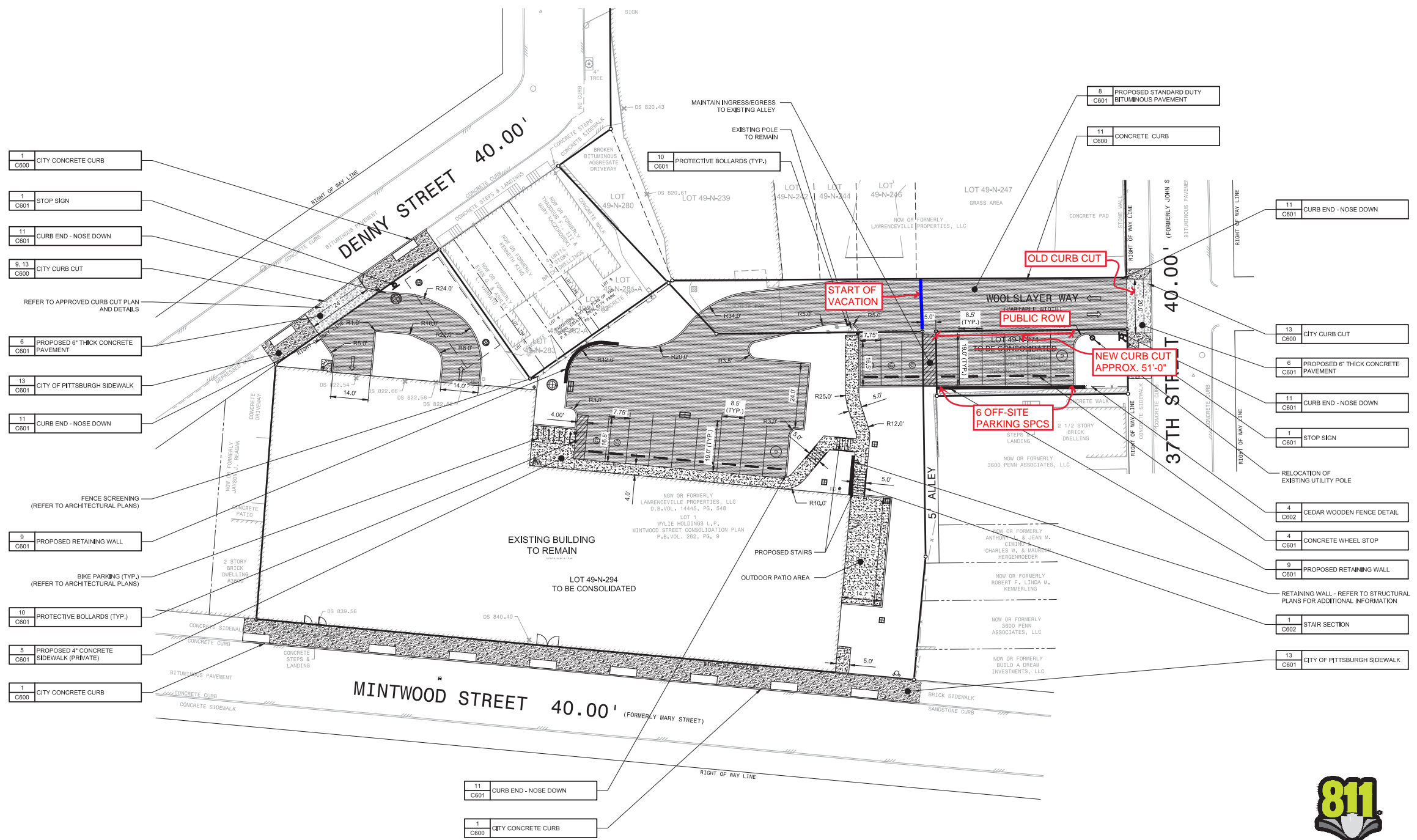


R. & P. Engineers, Inc. (Pittsburgh) 10551 106th Ave. Suite 1000, Pittsburgh, PA 15238
 Date: 06/20/2019 8:42 AM
 Drawn By: RRR
 Checked By: RWM
 Project Manager: RWM



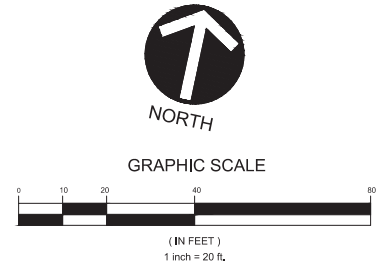
SITE LEGEND		
	1	PROPOSED 48" STORM MANHOLE
	7	PROPOSED CLEANOUT
	2	PROPOSED TYPE 'M' INLET
	3	PROPOSED 2'x2' INLET
	10	PROPOSED BOLLARD
	9	PROPOSED WALL
	4	PROPOSED CONCRETE WHEEL STOP
	9	PROPOSED DEPRESSED CURB
	5	PROPOSED CONCRETE SIDEWALK
	6	PROPOSED 6" THICK CONCRETE PAVEMENT
	8	PROPOSED STANDARD DUTY BITUMINOUS PAVEMENT
	1	PROPOSED SIGN
	11	PROPOSED FIRE DEPARTMENT CONNECTION
	13	PROPOSED PARKING COUNT
	X	PROPOSED FENCE

- SITE PLAN NOTES:**
- CONTRACTOR SHALL REFER TO THE ARCHITECTURAL PLANS FOR THE EXACT LOCATION OF UTILITY ENTRANCES, BUILDING DIMENSIONS, ROOF LEADERS, EXIT DOORS, EXIT RAMPS AND PORCHES.
 - ALL DIMENSIONS ARE TO BUILDING FACE, FACE OF CURB OR EDGE OF SIDEWALK UNLESS NOTED OTHERWISE.
 - CONTRACTOR SHALL PROVIDE ALL LABOR AND MATERIALS FOR THE INSTALLATION OF SIGNAGE AND PAVEMENT MARKINGS AS SHOWN ON THE CONSTRUCTION PLANS.
 - LABELLED DIMENSIONS OVERRIDE SCALED DIMENSIONS.
 - ALL NEW MATERIALS AND CONSTRUCTION METHODS MUST MEET PADOT PUBLICATION 408 STANDARDS.
 - CONTRACTOR TO WORK AROUND EXISTING UTILITIES. IF ADJUSTMENTS ARE NECESSARY, WORK WILL BE CONSIDERED INCIDENTAL.
 - THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE NECESSARY SAFETY MEASURES TO SECURE THE SITE DURING CONSTRUCTION ACTIVITIES.
 - THE GATEWAY ENGINEERS, INC. IS NOT RESPONSIBLE TO INSPECT PROJECT SITES TO ENSURE COMPLIANCE WITH OCCUPATIONAL SAFETY HEALTH ADMINISTRATION (OSHA) STANDARDS.
 - TACK COAT SHALL BE REQUIRED IF PAVING LIFTS ARE NOT COMPLETED WITHIN 3 DAYS OF EACH OTHER. TACK COAT VERTICAL SURFACES ALONG SAW CUT LIMITS.
 - WITHIN THE LIMITS OF THE PROPOSED DRIVEWAYS THE CONTRACTOR SHALL SAW CUT AND REMOVE THE EXISTING PAVEMENT AND THE EXISTING CURB AND SHOULDER. THE CURB SECTION OF THE PROPOSED DRIVEWAYS SHALL BE DEPRESSED ACROSS THE LIMITS OF EACH DRIVEWAY. THE PROPOSED CURB SHALL MATCH INTO THE EXISTING PAVEMENT AT ALL DRIVEWAY LOCATIONS. THE CONTRACTOR SHALL CLEAN CONTACT SURFACES OF ALL EXISTING PAVEMENTS BEFORE PLACEMENT OF PROPOSED ADJACENT PAVEMENT. ALL JOINTS SHALL BE SEALED WITH A 4-INCH STRIP OF PG 64-22.
 - THE CONTRACTOR SHALL PROVIDE AND MAINTAIN TRAFFIC CONTROL MEASURES IN ACCORDANCE WITH PA DOT PUBLICATION 213 "WORK ZONE TRAFFIC CONTROL" (LATEST REVISION), AND AS REQUIRED BY LOCAL AGENCIES WHEN WORKING IN AND/OR ALONG STREETS, ROADS, HIGHWAYS, ETC. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN APPROVAL AND COORDINATE WITH LOCAL AND/OR STATE AGENCIES REGARDING THE NEED, EXTENT, AND LIMITATIONS ASSOCIATED WITH INSTALLING AND MAINTAINING TRAFFIC CONTROL MEASURES.

- 1 CITY CONCRETE CURB
- 1 STOP SIGN
- 11 CURB END - NOSE DOWN
- 9, 13 CITY CURB CUT
- REFER TO APPROVED CURB CUT PLAN AND DETAILS
- 6 PROPOSED 6" THICK CONCRETE PAVEMENT
- 13 CITY OF PITTSBURGH SIDEWALK
- 11 CURB END - NOSE DOWN
- FENCE SCREENING (REFER TO ARCHITECTURAL PLANS)
- 9 PROPOSED RETAINING WALL
- BIKE PARKING (TYP.) (REFER TO ARCHITECTURAL PLANS)
- 10 PROTECTIVE BOLLARDS (TYP.)
- 5 PROPOSED 4" CONCRETE SIDEWALK (PRIVATE)
- 1 CITY CONCRETE CURB

- 8 PROPOSED STANDARD DUTY BITUMINOUS PAVEMENT
- 11 CONCRETE CURB
- 10 PROTECTIVE BOLLARDS (TYP.)
- 11 CURB END - NOSE DOWN
- 13 CITY CURB CUT
- 6 PROPOSED 6" THICK CONCRETE PAVEMENT
- 11 CURB END - NOSE DOWN
- 1 STOP SIGN
- RELOCATION OF EXISTING UTILITY POLE
- 4 CEDAR WOODEN FENCE DETAIL
- 4 CONCRETE WHEEL STOP
- 9 PROPOSED RETAINING WALL
- RETAINING WALL - REFER TO STRUCTURAL PLANS FOR ADDITIONAL INFORMATION
- 1 STAIR SECTION
- 13 CITY OF PITTSBURGH SIDEWALK

- 11 CURB END - NOSE DOWN
- 1 CITY CONCRETE CURB



The Gateway Engineers, Inc.
 Full-Service Civil Engineering & Surveying
 Pittsburgh, PA
 gatewayengineers.com
 856-634-9284

REVISION RECORD
 ADDRESSED CITY OF PITTSBURGH COMMENTS

No.	Date	Comments
01	2019-06-26	
02		
03		
04		
05		
06		
07		
08		

MINTWOOD OFFICE BUILDING
 3649 MINTWOOD STREET
 PITTSBURGH, PA 15201

PREPARED FOR:
LAWRENCEVILLE PROPERTIES, LLC
 12 GRANDVIEW CIRCLE, THIRD FLOOR
 CANONSBURG, PA 15317

PROJECT NUMBER: C-19857-0003
 DRAWING SCALE: 1" = 20'
 DATE ISSUED: JUNE 2019
 INDEX NUMBER: —
 DRAWN BY: RRR
 CHECKED BY: RWM
 PROJECT MANAGER: RWM

SITE PLAN

C100