



0 8 16 32 48 1/8" N
 1 ARCHITECTURAL SITE PLAN
 1/16" = 1'-0"

GENERAL SITE PLAN NOTES

- A. ALL CONTRACTORS & SUB-CONTRACTORS SHALL VISIT THE SITE PRIOR TO BIDDING AND DETERMINING ACTUAL SITE CONDITIONS. NO ADDITIONAL COMPENSATION WILL BE ALLOWED FOR SCOPE THAT SHOULD HAVE BEEN ANTICIPATED.
- B. REFER TO CIVIL SHEETS FOR SCOPE OF WORK WITHIN THE DESIGNATED LOT THAT IS TO BE PROVIDED BY THE SITE WORK CONTRACTOR. WHERE THERE IS A DISCREPANCY AND/OR THERE ARE CONFLICTS OR OMISSIONS IN THE DRAWINGS, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT/ENGINEER IMMEDIATELY AND RETAIN FROM STARTING OR COMPLETING SUCH WORK UNTIL CLARIFICATION HAS BEEN ISSUED IN WRITING FROM THE A/E.
- C. UNLESS NOTED OR SHOWN OTHERWISE, DIMENSIONS ON SITE PLAN ARE TO FACE-OF-CURB TO BUILDING SHEETING AND/OR SIDEWALKS. DIMENSIONS SHOWN ON ARCHITECTURAL SITE PLAN ARE FOR REFERENCE ONLY. REFER TO CIVIL DRAWINGS FOR LAYOUT AND DIMENSIONAL CONTROL PLAN.
- D. REFER TO CIVIL SHEETS INCLUDED IN THIS DOCUMENT SET FOR ALL WORK TO BE INCLUDED WITHIN SCOPE. WHERE CIVIL OR SITE PLAN DRAWINGS REFERENCED BY BUILDING CONTRACTOR SHALL DESIGNATE WORK TO BE INCLUDED AS PART OF THIS CONTRACT FOR PROJECT SITE AND SHALL BE INCLUDED IN THIS CONTRACT.
- E. REFER TO CIVIL AND LANDSCAPE DRAWINGS FOR ALL APPLICABLE PUBLIC RIGHT-OF-WAY IMPROVEMENTS.
- F. REFER TO CIVIL DRAWINGS FOR GRADING AND UTILITY INFORMATION.
- G. CONTRACTOR SHALL VERIFY ALL LOCATIONS OF EXISTING UTILITIES. CARE SHOULD BE TAKEN TO AVOID DAMAGE TO OR DISTURBANCE OF EXISTING-TO-REMAIN UTILITIES.
- H. REFER TO CIVIL DRAWINGS FOR FINISH FLOOR ELEVATIONS.
- I. PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDING AT 1/4" PER FOOT. MINIMUM, DO NOT EXCEED MAXIMUM SLOPE OR CROSS-SLOPE REQUIREMENTS WHERE GRADE IS PART OF AN ACCESSIBLE ROUTE.
- J. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL COORDINATION BETWEEN CIVIL AND LANDSCAPE AND EXTENSION CONNECTION TO WORK PROVIDED UNDER THIS CONTRACT.
- K. REFER TO CIVIL SHEETS AND ARCHITECTURAL SHEETS A-01 AND A-02 FOR SITE PAVING DETAILS INCLUDING BUT NOT LIMITED TO CONCRETE CURBS, SIDEWALK PAVING JOINTS, PAVING SECTIONS, BARRIER-FREE RAMPS, HANDICAP STAIRS & SIGN DETAILS AND WHEEL STOP.
- L. REFER TO ENLARGED ARCHITECTURAL PLAN SHEETS 1/4" = 1'-0" FOR ADDITIONAL INFORMATION ON EXTERIOR PATIOS.
- M. ALL CONTRACTORS SHALL COORDINATE WITH DRY AND WET UTILITY COMPANIES TO DETERMINE EXTENT OF WORK REQUIRED. ANY EXISTING IMPROVEMENTS THAT ARE AFFECTED DURING THE COURSE OF UTILITY WORK, INCLUDING BUT NOT LIMITED TO LANDSCAPING, STREETS, SIDEWALKS, ETC. SHALL BE RETURNED TO EXISTING OR BETTER CONDITION.
- N. SITE PLUMBING / UTILITY CONTRACTOR SHALL VERIFY AND MARK THE LOCATION OF EXISTING SANITARY & SEWER LINES WITHIN THE PROPERTY PRIOR TO CONSTRUCTION. NOTIFY THE ARCHITECT / CIVIL ENGINEER IMMEDIATELY OF ANY DISCREPANCY IF THEY IMPACT THE CONSTRUCTION OF THE PROJECT.
- O. THE SITE SHALL BE FENCED OFF AND THE EXTENT OF THIS AREA SHALL BE COORDINATED WITH OWNER.
- P. COORDINATE TRAFFIC CONTROL AND LANE CLOSURES WITH AUTHORITIES HAVING JURISDICTION (AHL) / OWNER.
- Q. ALL SITE DEMOLITION AND REMOVAL SHALL COMPLY WITH ALL APPLICABLE REGULATIONS AND REQUIREMENTS FOR DISPOSAL.
- R. CONTRACTOR SHALL INSTALL TREE PROTECTION FENCE IN THE AREA BETWEEN CURB AND SIDEWALK AND EXTEND AT LEAST 5'-0" FROM BOTH SIDES OF THE TREE ALONG THE LENGTH OF THE TERRACE. NO EXCAVATION IS PERMITTED WITHIN 5'-0" OF THE CURB SIDE OF A TREE. PRIOR TO EXCAVATION WITHIN 5'-0" OF ANY TREE IS NECESSARY, CONTRACTOR SHALL CONTACT ULLAGE FORESTRY PRIOR TO EXCAVATION TO ASSESS THE IMPACT TO THE TREE AND ROOT SYSTEM. TREE PRUNING SHALL BE COORDINATED WITH CITY OF ROCHESTER, MA FORESTRY.
- S. REPLACE ALL SIDEWALK CURB AND OUTER ABUTTING THE PROPERTY THAT IS DAMAGED BY THE CONSTRUCTION OR ANY SIDEWALK CURB AND OUTER RAMP BY THE DETERMINATION OF THE CITY ENGINEER. NEEDS TO BE REPLACED BECAUSE IT IS NOT AT A DURABLE GRADE, REGARDLESS OF WHETHER THE CONDITION EXISTED PRIOR TO THE BEGINNING OF CONSTRUCTION.
- T. ALL WORK IN THE PUBLIC RIGHT-OF-WAY SHALL BE PERFORMED BY A CITY LICENSED CONTRACTOR.
- U. ANY DAMAGE ON ADJACENT PROPERTIES SHALL BE REPAIRED BY THE GENERAL CONTRACTOR AT NO EXPENSE TO THE OWNER.
- V. REFER TO CIVIL DRAWINGS FOR PROPERTY LINES AND EASEMENTS.
- W. SIDEWALK WORK COMPLETED AT THE RIGHT-OF-WAY SHALL MATCH ADJACENT SIDEWALK AND HAVE EXPOSED AGGREGATE IN ACCORDANCE WITH SPECIFICATIONS PROVIDED BY THE CITY. THE STONE USED AS EXPOSED AGGREGATE SHALL BE APPROVED BY THE CITY. REFER TO CIVIL DRAWINGS.
- X. ALL STREET TREE PLANTING LOCATIONS AND TREE SPECIES WITHIN THE RIGHT-OF-WAY SHALL BE REVIEWED BY AND PERMITTED BY THE CITY ENGINEER OR FORESTRY DEPARTMENT.
- Y. REFER TO CIVIL PLUMBING AND LANDSCAPING DRAWINGS FOR REQUIRED PLANTER IRRIGATION.

SITE PLAN KEY NOTES

S01	EXISTING PEDESTRIAN SIDEWALK
S03	EXISTING PROPERTY LINE
S08	EXISTING CITY LOT STALLS UNPAINTED
ST2	INFILL SECTION OF SIDEWALK AND NEW ENTRANCE
ST3	INFILL SECTION OF ASPHALT

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 DRAWN BY: LEGACY
 DATE: 09/29/2022
 SCALE: AS NOTED

ARCHITECTURAL SITE PLAN

A1.01