

FINAL ENGINEERING IMPROVEMENTS FOR MAPLE STREET LOFTS

E. PROSPECT AVE. & S. MAPLE ST., MT. PROSPECT, IL

LOCATION MAP



SECTION 12, TOWNSHIP 41N, RANGE 11E

INDEX OF SHEETS

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DRAINAGE STATEMENT

TO THE BEST OF OUR KNOWLEDGE AND BELIEF, THE DRAINAGE OF THE SURFACE WATERS WILL NOT BE CHANGED BY THE CONSTRUCTION OF THIS PROJECT OR ANY PART THEREOF, OR, THAT IF DRAINAGE WILL BE CHANGED, REASONABLE PROVISION HAS BEEN MADE FOR THE COLLECTION AND DIVERSION OF SUCH SURFACE WATERS INTO PUBLIC AREAS, OR DRAINS APPROVED FOR USE BY THE DIRECTOR OF PUBLIC WORKS AND ENGINEERING, AND THE SUCH SURFACE WATERS ARE PLANNED FOR IN ACCORDANCE WITH GENERALLY ACCEPTED ENGINEERING PRACTICES SO AS TO REDUCE THE LIKELIHOOD OF DAMAGE TO ADJOINING PROPERTIES BECAUSE OF THE CONSTRUCTION OF THIS PROJECT.

DATE _____ ENGINEER _____

EXISTING LEGEND	PROPOSED LEGEND
EXISTING TREE	CURB & GUTTER
CURB & GUTTER	REVERSE PITCH CURB & GUTTER
EXISTING BUILDING	DEPRESSED CURB & GUTTER
PCC SIDEWALK	PROPOSED BUILDING
GAS SERVICE	PCC SIDEWALK
ELECTRIC SERVICE	STANDARD DUTY PAVEMENT
STORM SEWER	HEAVY DUTY PAVEMENT
SANITARY SEWER	CONCRETE PAVEMENT
WATER MAIN	GAS SERVICE
CABLE LINE	ELECTRIC SERVICE
OVERHEAD UTILITY LINE	STORM SEWER
COMMUNICATION LINE	SANITARY SEWER
FIBER OPTIC LINE	WATER MAIN
FENCE	FENCE
STORM STRUCTURE	STORM STRUCTURE
SANITARY MANHOLE	DOWNSPOUT CONNECTION
CLEANOUT	SANITARY MANHOLE
WATER METER	CLEANOUT
VALVE VAULT	WATER METER
VALVE BOX	VALVE VAULT
HYDRANT	VALVE BOX
GAS METER	HYDRANT
ELECTRIC METER	GAS METER
PARKING LOT LIGHT	ELECTRIC METER
UTILITY POLE	PARKING LOT LIGHT
GUY WIRE	FLOW ARROW
TRANSFORMER	OVERLAND FLOOD ROUTE
FIBER OPTIC BOX	TOP OF SIDEWALK GRADE
FIBER OPTIC PEDESTAL	TOP OF CURB GRADE
CABLE PEDESTAL	PAVEMENT GRADE
PHONE PEDESTAL	100.00 P
ELECTRIC PEDESTAL	100.00 G
MAJOR CONTOUR	100.00 MAJOR CONTOUR
MINOR CONTOUR	100.00 MINOR CONTOUR

REVISIONS

2/1/19 - VILLAGE REVIEW	
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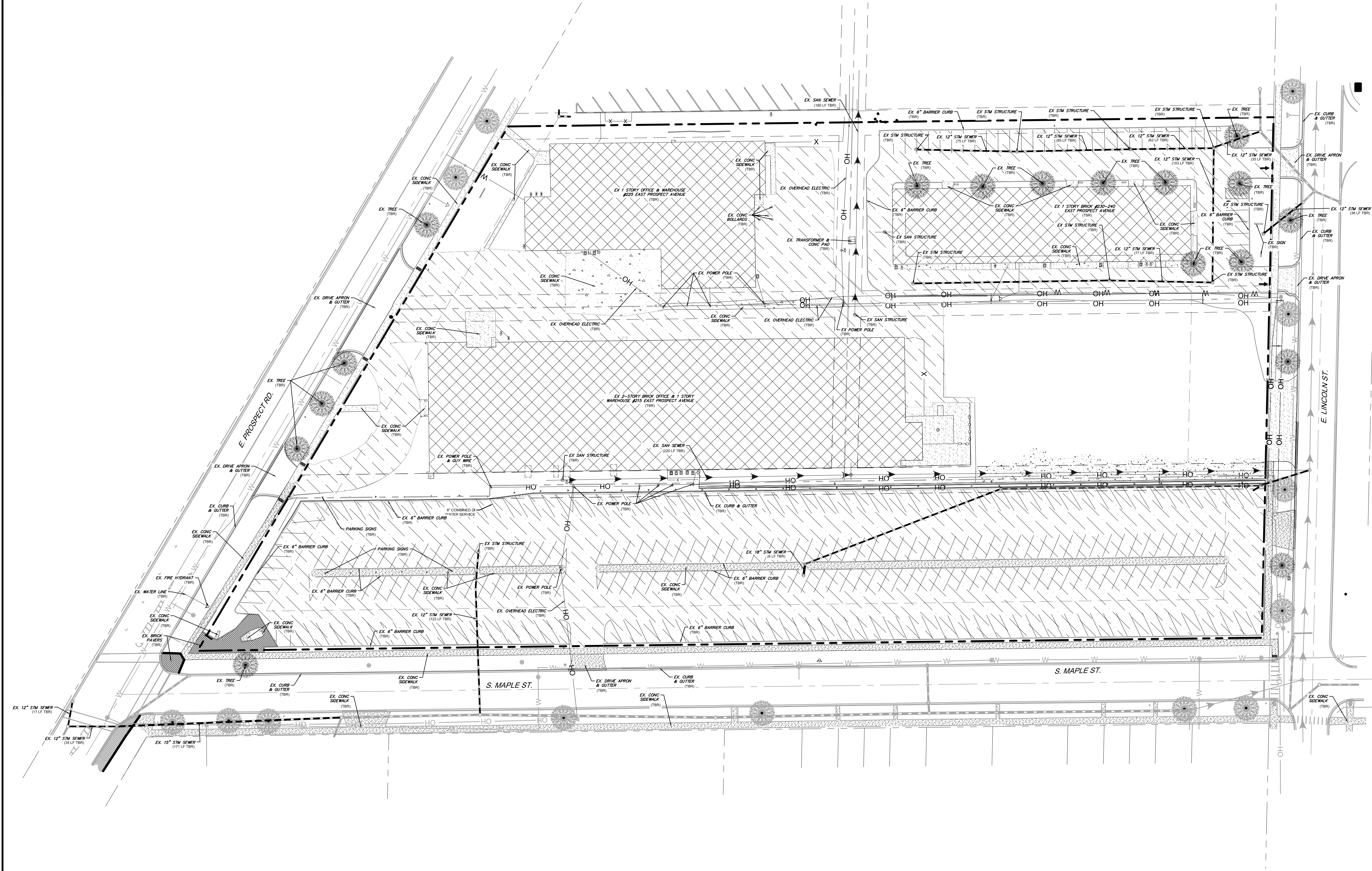
FINAL ENGINEERING IMPROVEMENTS FOR
MAPLE STREET LOFTS
 E. PROSPECT AVE. & S. MAPLE ST.
 MT. PROSPECT, IL

PROJ NO: 180046
 ENG: AMS
 DATE: 12/14/18

SHEET TITLE
**SITE LOCATION
 MAP & CIVIL
 LEGEND**

SHEET NUMBER
C0.0
 1 OF 19



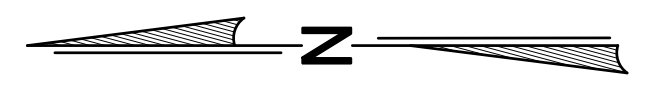


LEGEND

TBR TO BE REMOVED

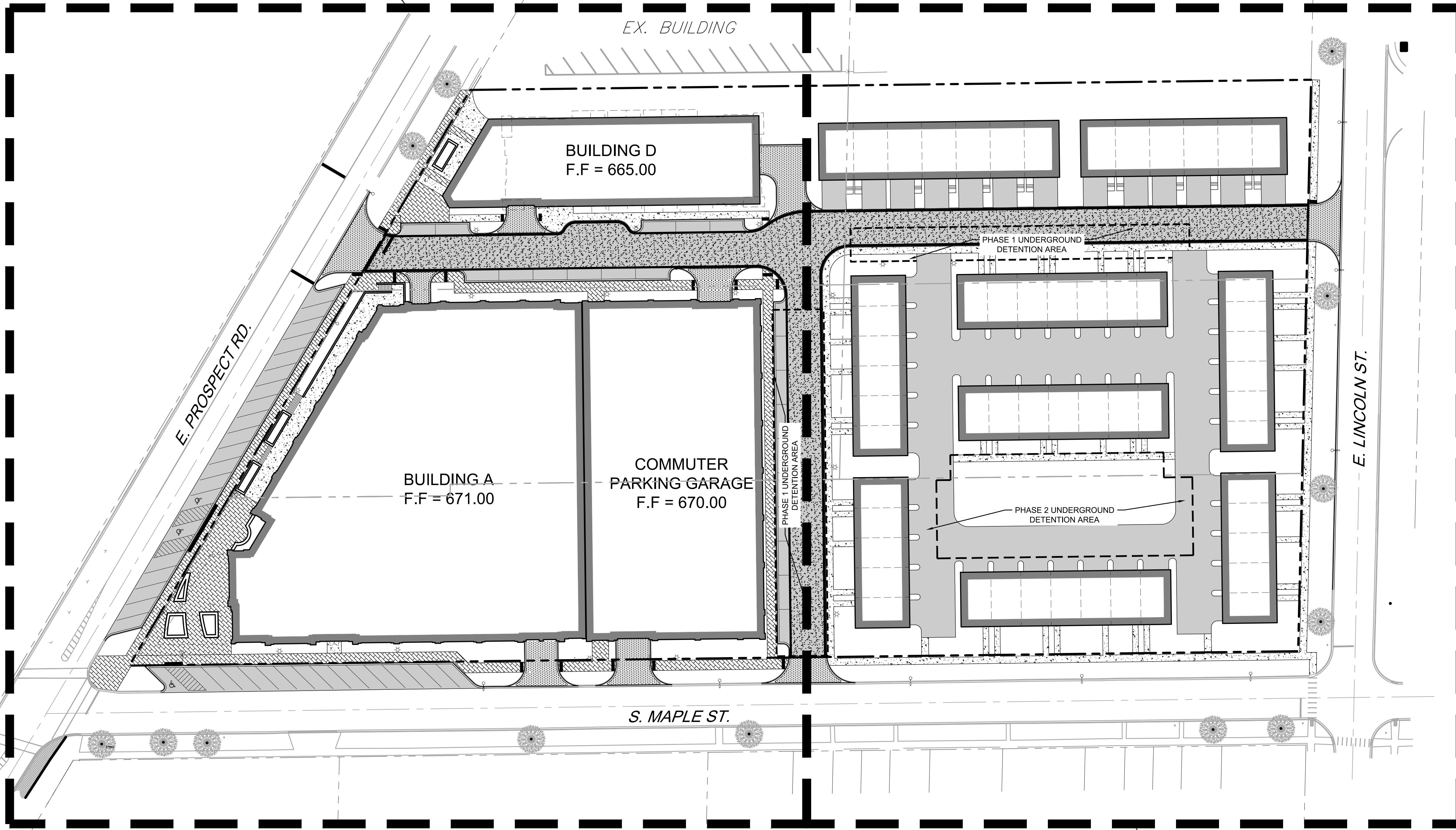
[Cross-hatched box] BUILDING TO BE REMOVED

[Diagonal hatched box] ASPHALT PAVEMENT TO BE REMOVED, FULL DEPTH

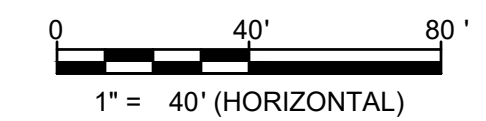


SEE SHEET C1.1 FOR
DETAILED SITE LAYOUT
PLAN - NORTH

PAVING LEGEND	
	STANDARD DUTY BITUMINOUS PAVEMENT
	HEAVY DUTY BITUMINOUS PAVEMENT
	CONCRETE PAVEMENT
	PCC SIDEWALK
	BRICK PAVER SIDEWALK



SEE SHEET C1.2 FOR
DETAILED SITE LAYOUT
PLAN - SOUTH



3110 WOODCREEK DRIVE
DOWNERS GROVE, IL 60515
P. 630.598.0007
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FINAL ENGINEERING IMPROVEMENTS FOR

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SHEET TITLE

OVERALL SITE LAYOUT PLAN

SHEET NUMBER

C1.1

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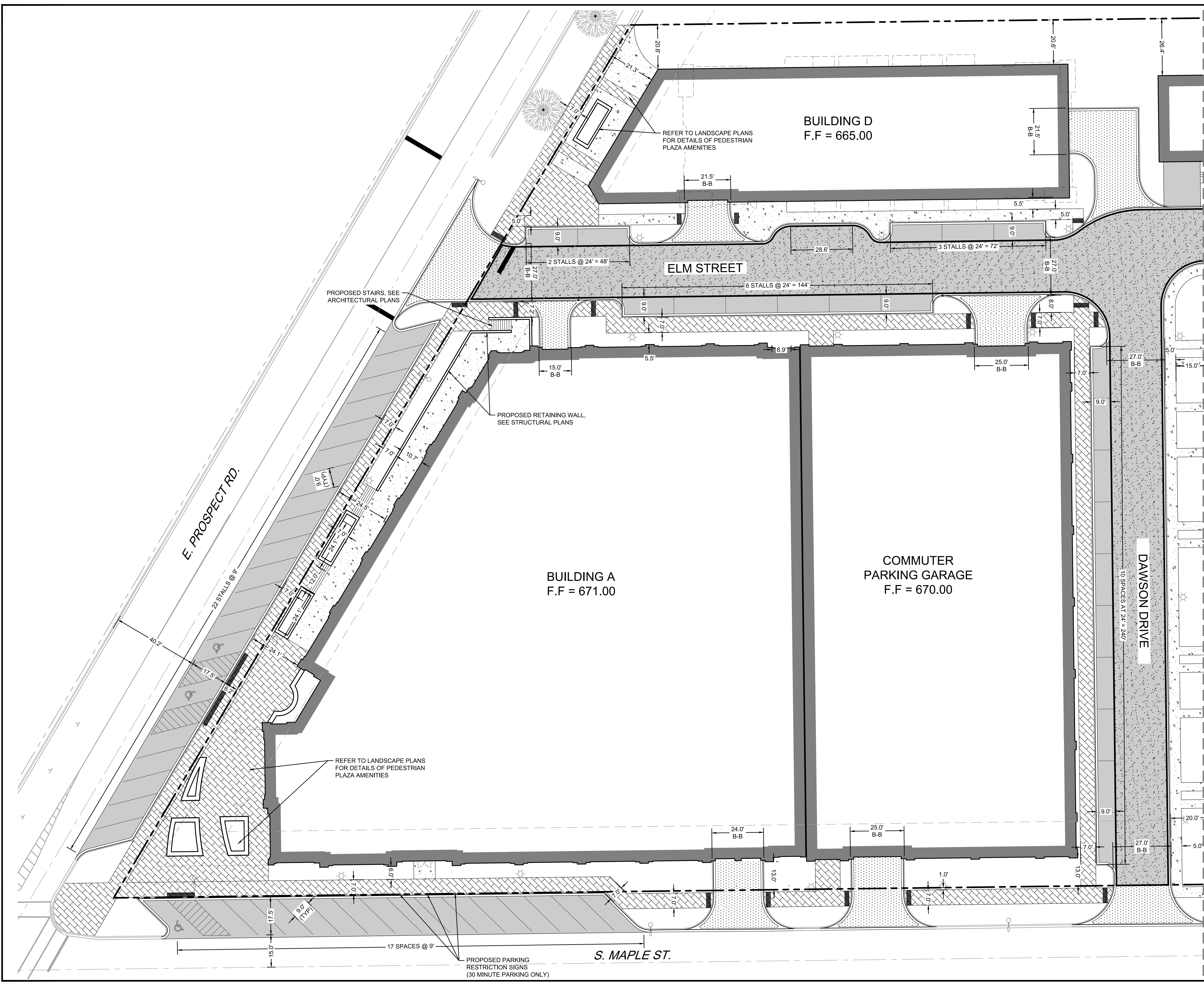
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SHEET TITLE
DETAILED SITE LAYOUT PLAN - NORTH

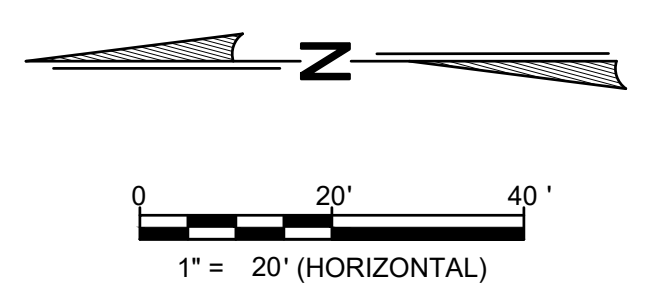
SHEET NUMBER
C1.2
 5 OF 19

PAVING LEGEND

[Pattern]	STANDARD DUTY BITUMINOUS PAVEMENT
[Pattern]	HEAVY DUTY BITUMINOUS PAVEMENT
[Pattern]	CONCRETE PAVEMENT
[Pattern]	PCC SIDEWALK
[Pattern]	BRICK PAVER SIDEWALK



MATCHLINE - SEE SHEET C1.3



PROPOSED PARKING RESTRICTION SIGNS (30 MINUTE PARKING ONLY)

PAVING LEGEND	
	STANDARD DUTY BITUMINOUS PAVEMENT
	HEAVY DUTY BITUMINOUS PAVEMENT
	CONCRETE PAVEMENT
	PCC SIDEWALK
	BRICK PAVER SIDEWALK

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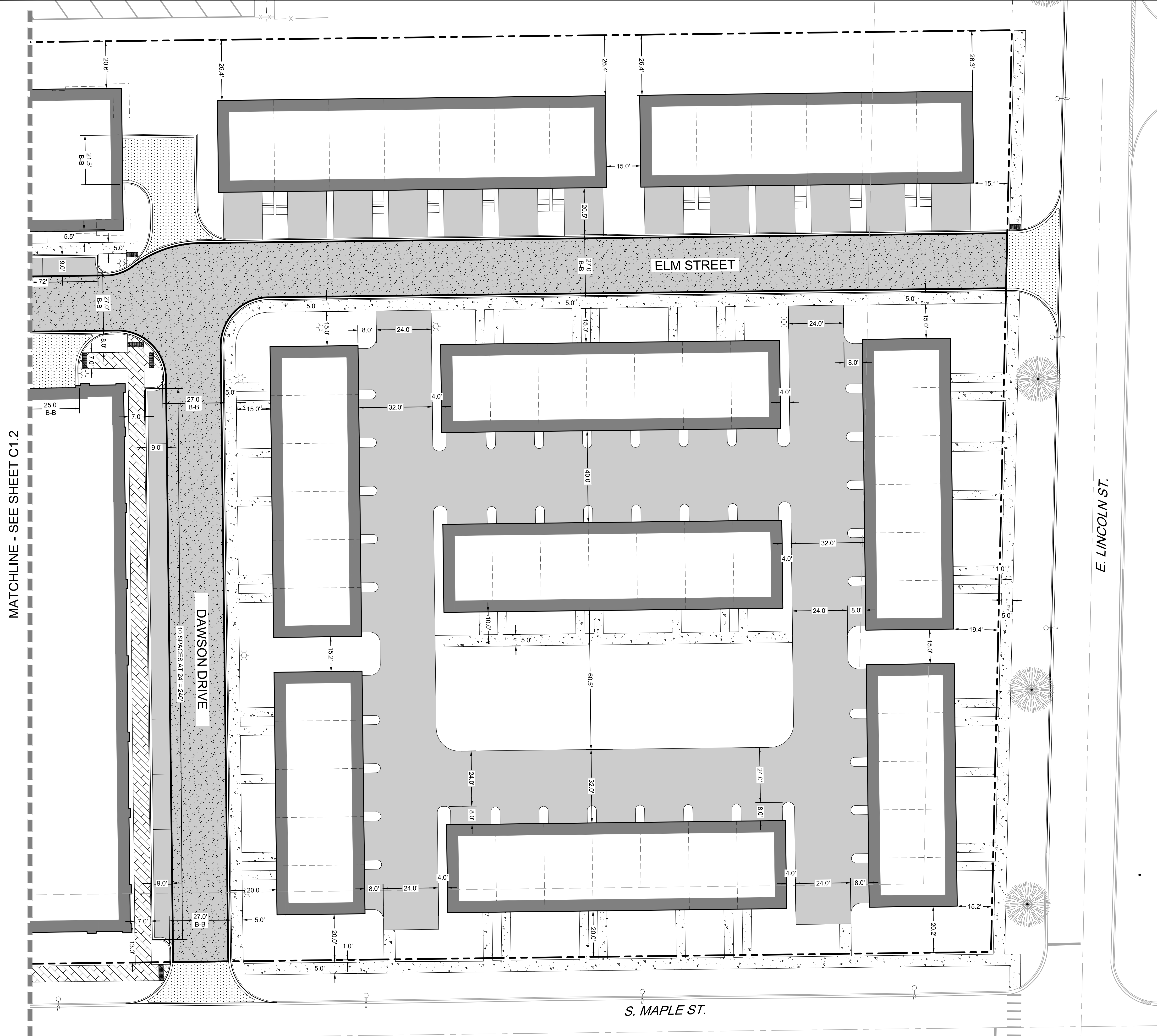
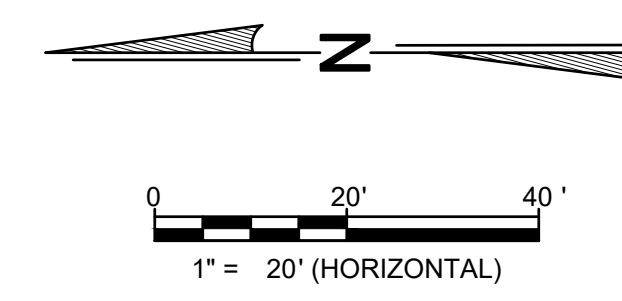
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SHEET TITLE
DETAILED SITE LAYOUT PLAN - SOUTH

SHEET NUMBER
C1.3
 6 OF 19

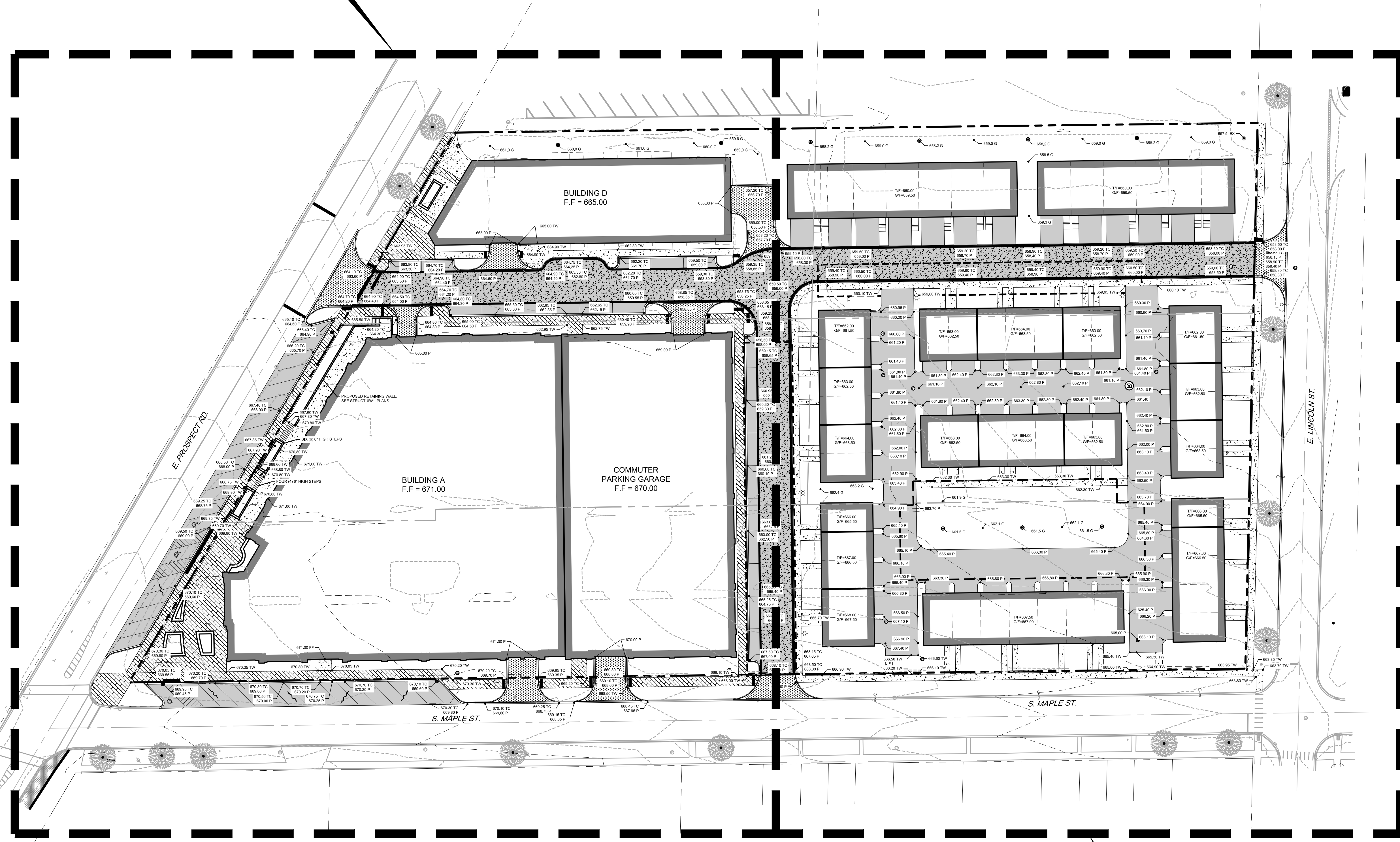


MATCHLINE - SEE SHEET C1.2

E. LINCOLN ST.

S. MAPLE ST.

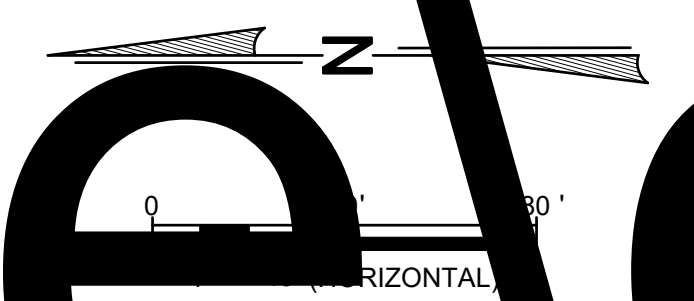
SEE SHEET C2.1 FOR
DETAILED SITE GRADING
PLAN - NORTH



SEE SHEET C2.2 FOR
DETAILED SITE GRADING
PLAN - SOUTH

OVERALL SITE
GRADING PLAN

Xref \EanvteDrive\ca



C2.0
7

REVISIONS	DATE
2/1/19 - VILLAGE REVIEW	
2/28/19 - VILLAGE REVIEW	

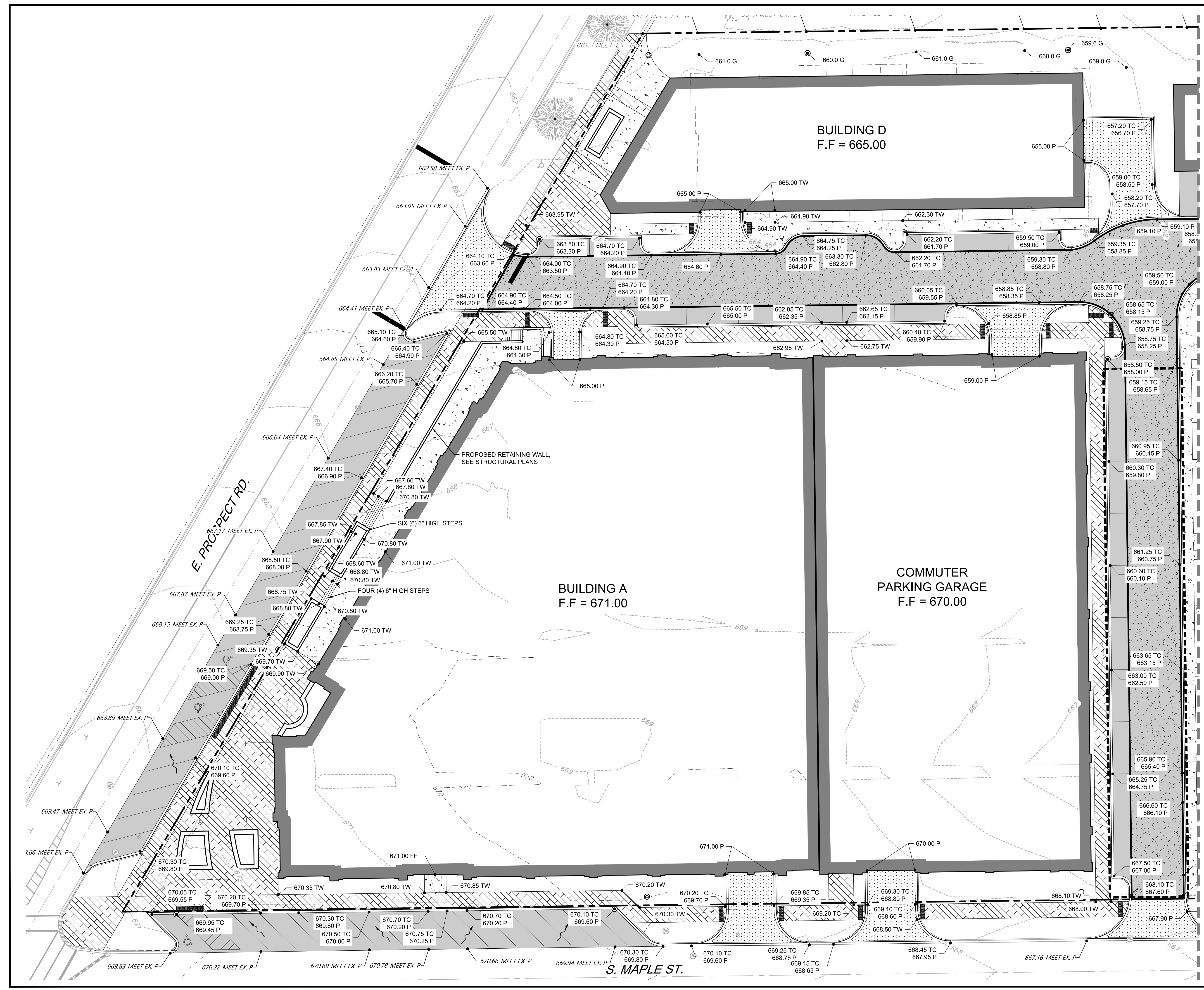
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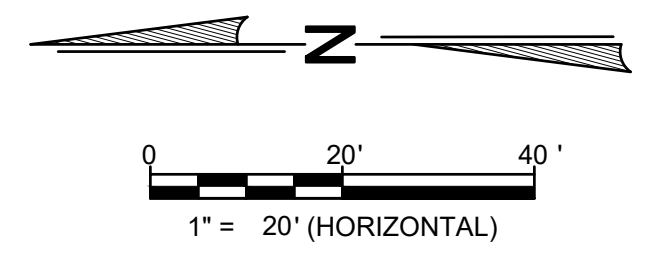
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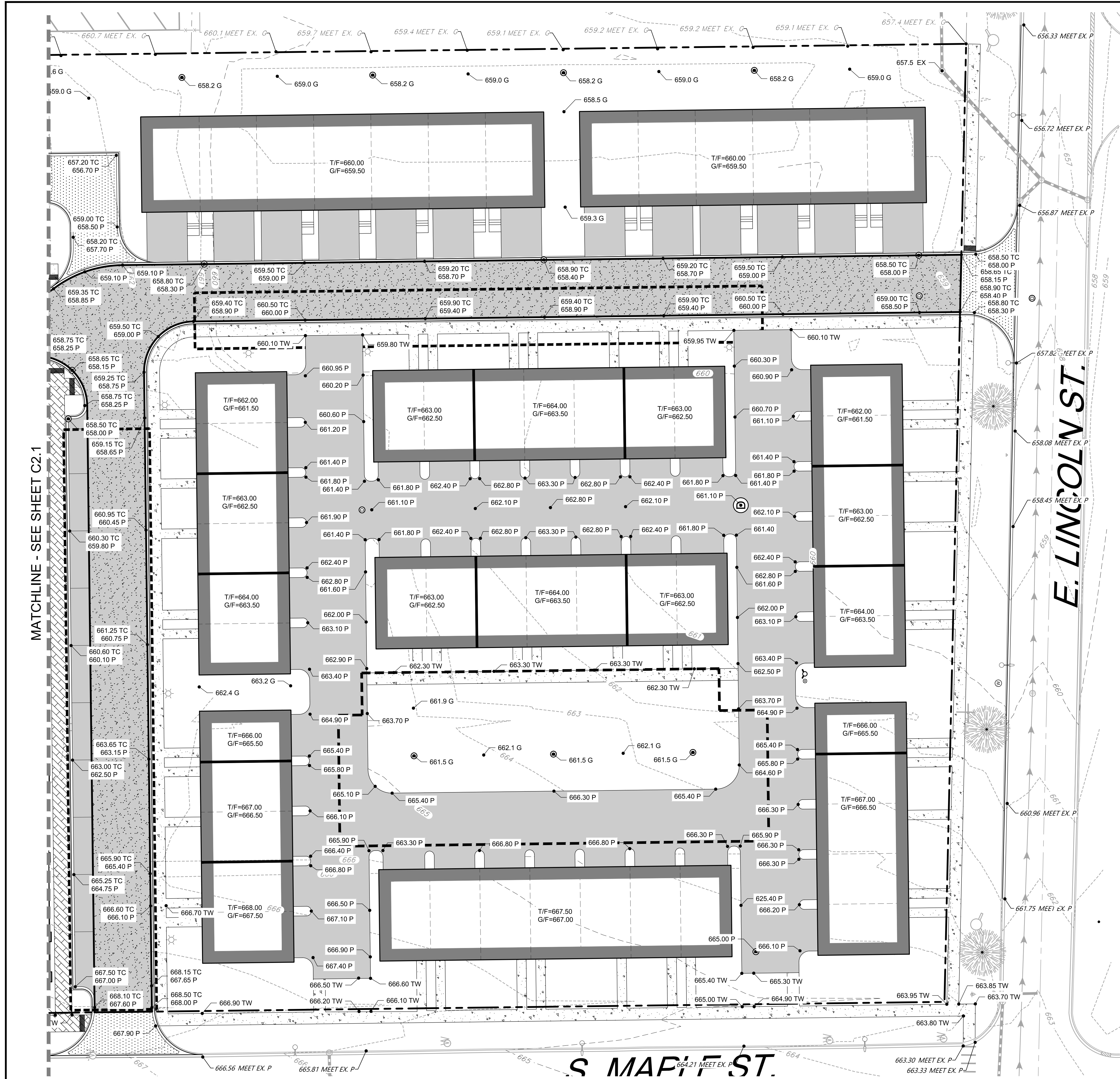
SHEET TITLE
DETAILED SITE GRADING PLAN - NORTH

SHEET NUMBER
C2.1
 8 OF 19



MATCHLINE - SEE SHEET C2.2



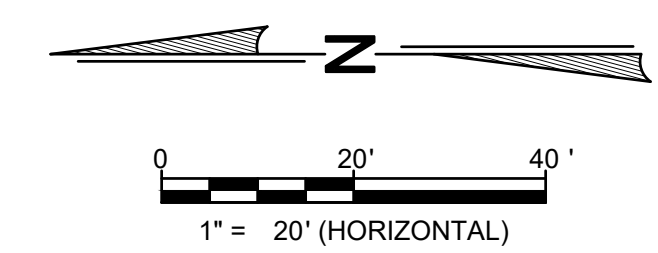


DETENTION SUMMARY	
REQUIRED VOLUME:	1.56 AC-FT
TOTAL PROVIDED VOLUME:	1.60 AC-FT

MATCHLINE - SEE SHEET C2.1

E. LINCOLN ST.

S MAPLE ST.



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SHEET TITLE
DETAILED SITE GRADING PLAN - SOUTH

SHEET NUMBER
C2.2
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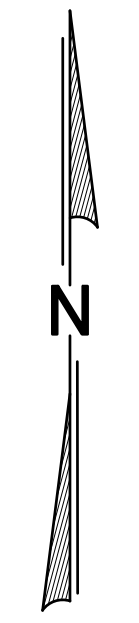
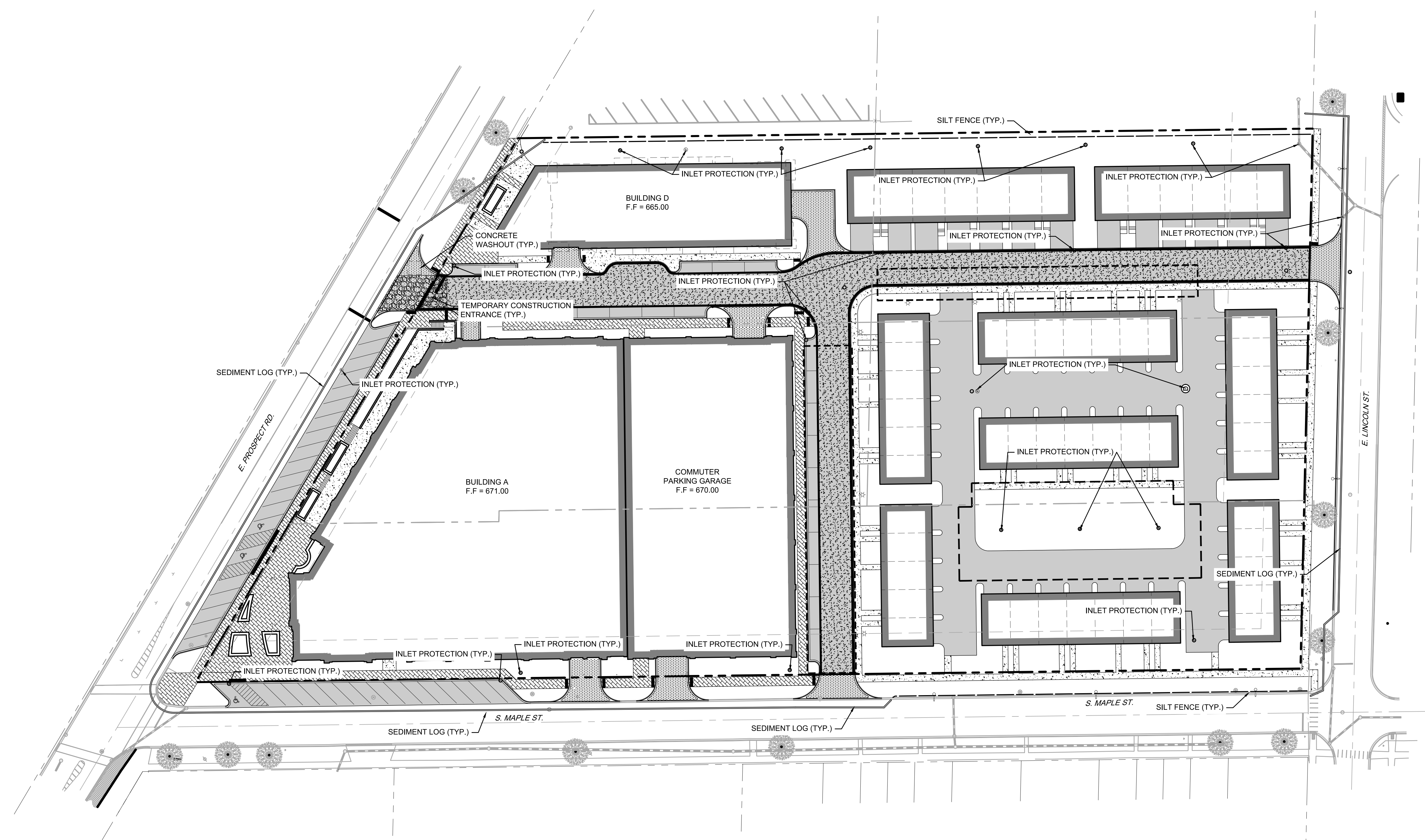
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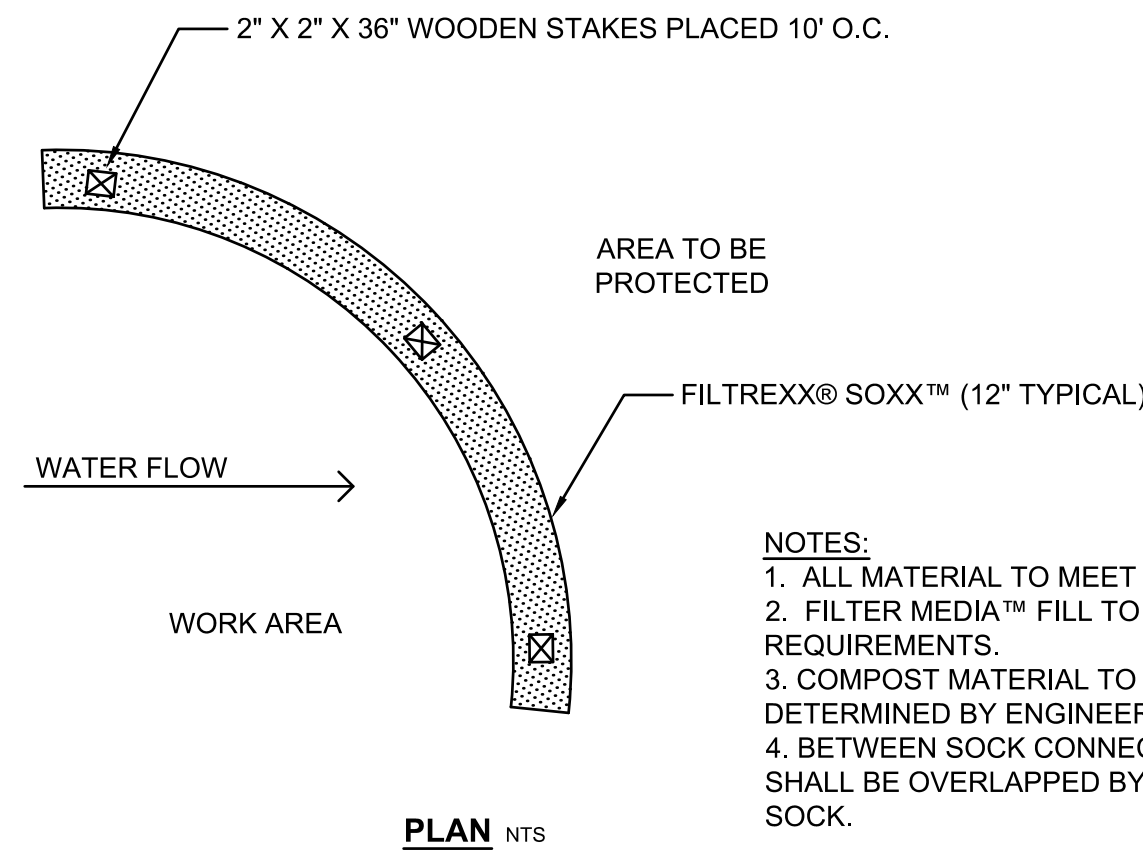
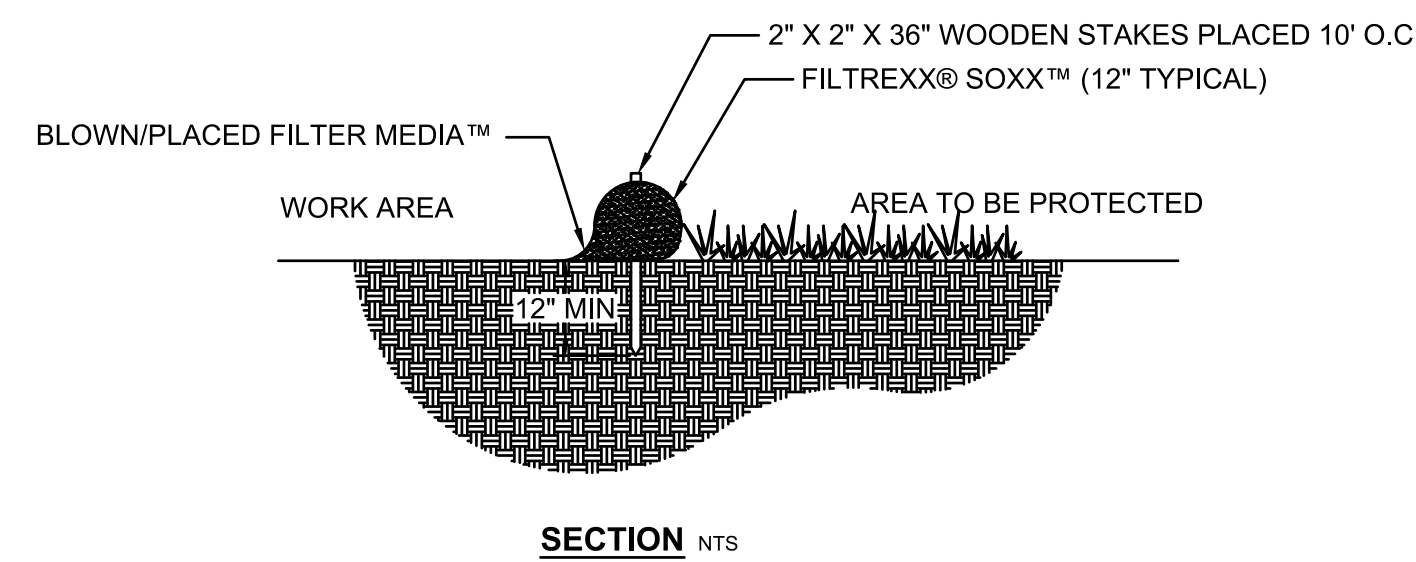
PROJ NO: 180046
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SHEET TITLE
SOIL EROSION CONTROL PLAN

SHEET NUMBER
C2.3
 10 OF 19

SESC LEGEND	
	SILT FENCE
	TREE PROTECTION FENCE
	TEMPORARY CONSTRUCTION ENTRANCE
	SEDIMENT LOG
	INLET PROTECTION FILTER BASKET
	CONCRETE WASHOUT





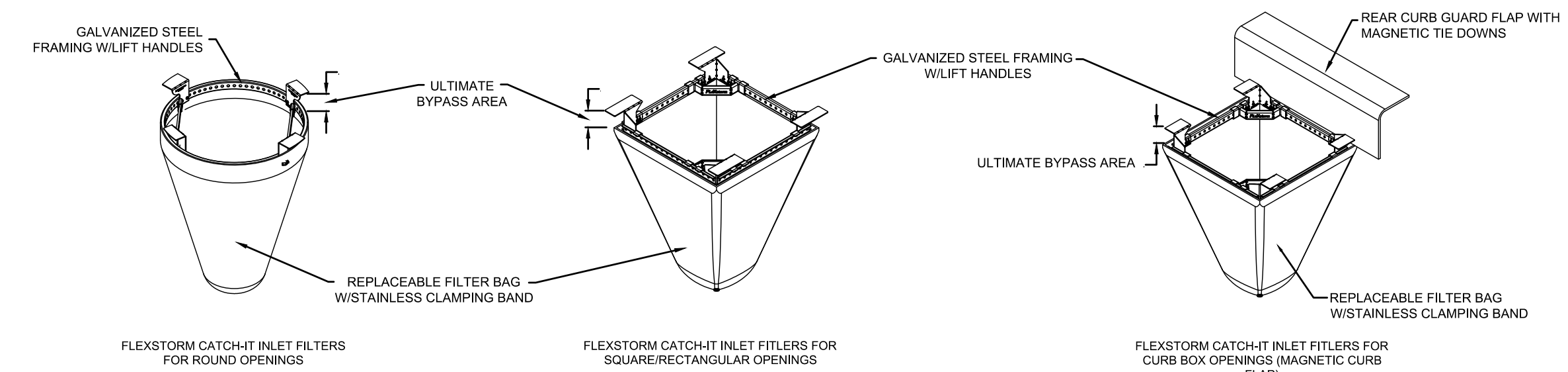
FILTREXX® SEDIMENT CONTROL

NTS

- NOTES:
1. ALL MATERIAL TO MEET FILTREXX® SPECIFICATIONS.
 2. FILTER MEDIA™ FILL TO MEET APPLICATION REQUIREMENTS.
 3. COMPOST MATERIAL TO BE DISPERSED ON SITE, AS DETERMINED BY ENGINEER.
 4. BETWEEN SOCK CONNECTIONS/ATTACHMENTS, ENDS SHALL BE OVERLAPPED BY 18" MIN AND STAKED IN EACH SOCK.

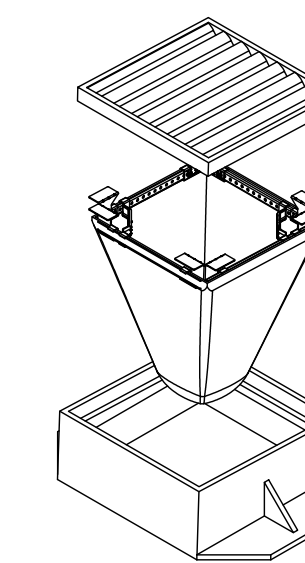
FLEXSTORM CATCH-IT FILTERS FOR TEMPORARY INLET PROTECTION

PRODUCT SELECTION AND SPECIFICATION DRAWING



IDOT Standard	Neenah Casting	East Jordan Casting	Inlet Type	Grate Size	Bag Cap. (ft³)	Flow Rating IL BAG (CFS)	ADS PIN
1	1713, 1762, 1772, 2504, 2435, 2425	1020, 1022, 1050, 1058	Round (RD)	22.25 - 23.5	1.9	1.3	6MRDILT1
2	R-3501-D2, -A	7170, 7171	Roller Curb (RC)	22.25 x 16.25	1.6	0.6	62MSQIL216
3	R3278-A, R-3501-A	7220, 7221	Curb Box (CB)	22.0 x 16.9	1.5	1.0	62MCBILT3
4	R3443-B	5150	Square/Rect (SQ)	21.75 X 14.75	1.5	1.0	62MSQIL
6	R3502-A	7235	Roller Curb (RC)	22 x 22.75	2.3	1.2	62MSQILT6
8	2501, 4349-C, 4352, 4350	2830, 2870, 6527	Round (RD)	Beehive Ditch Grates	2.3	1.6	62MRDILT8
9	R3508-A2	7300	V-Grate	19.25 x 19.25	1.7	1.0	62MSQIL
10	R3506-A2	7281	V-Grate	28.75 x 11.4	1.5	1.1	62MSQIL
11	R3281-A	7210	Curb Box (CB)	28.75 x 17.25	2.5	1.3	62MCBILT11
12	R3503-B	7180	Roller Curb (RC)	22.5 x 22.5	2.4	1.2	62MSQIL
20	R3528-V, R3529-V	7535, 5380, 7536 (2 grts)	Square/Rect (SQ)	22.5 x 22.5	2.4	1.2	62MSQILT20
21	R3527-V	7540	Curb Box (CB)	24 x 16.25	1.8	1.1	62MCBILT
23	R3525-L	7464	Square/Rect (SQ)	24 x 22.25	2.7	1.3	62MSQILT23
24	R3526-L	7467	Square/Rect (SQ)	25.75 x 18.75	2.3	1.2	62MSQILT24
31	...	7250	Roller Curb (RC)	22.75 x 22.4	2.5	1.2	62MSQIL
B	R3455C	...	Square/Rect (SQ)	36 x 24	4.6	1.7	62MSQIL
G3/G4	R3501-U	7545	Single W/Flap	13.75 / 20.2 x 22.12	1.3	0.9	62MCBILT3
N/A	R-3501-P	7525	Roller Curb (RC)	25.7 x 19	2.4	1.2	62MSQIL3501-P
N/A	R-3501-TR	7495	Roller Curb (RC)	26 x 23.5	3.1	1.4	62LSQIL3501-TR

- INSTALLATION:
1. REMOVE GRATE
 2. DROP FLEXSTORM INLET FILTER ONTO LOAD BEARING LIP OF CASTING OR CONCRETE STRUCTURE
 3. REPLACE GRATE
- NOTES:
1. ALL FRAMING IS CONSTRUCTED OF CORROSION RESISTANT STEEL FRAMING FOR PROLONGED PRODUCT LIFE.
 2. TOTAL BYPASS CAPACITY WILL VARY WITH EACH SIZED DRAINAGE STRUCTURE. FLEXSTORM DESIGNS FRAMING BYPASS TO MEET OR EXCEED THE DESIGN FLOW OF THE PARTICULAR DRAINAGE STRUCTURE. CONCRETE STRUCTURES MAY REQUIRE ADDITIONAL REVIEW.
 3. UPON ORDERING THE ADS PIN CONFIRMATION OF THE DOT CALLOUT, FLEXSTORM ITEM CODE, CASTING NAME AND MODEL, OR DETAILED DIMENSIONAL FORMS MUST BE PROVIDED.
 4. FOR WRITTEN SPECIFICATIONS AND MAINTENANCE GUIDELINES VISIT WWW.INLETFILTERS.COM



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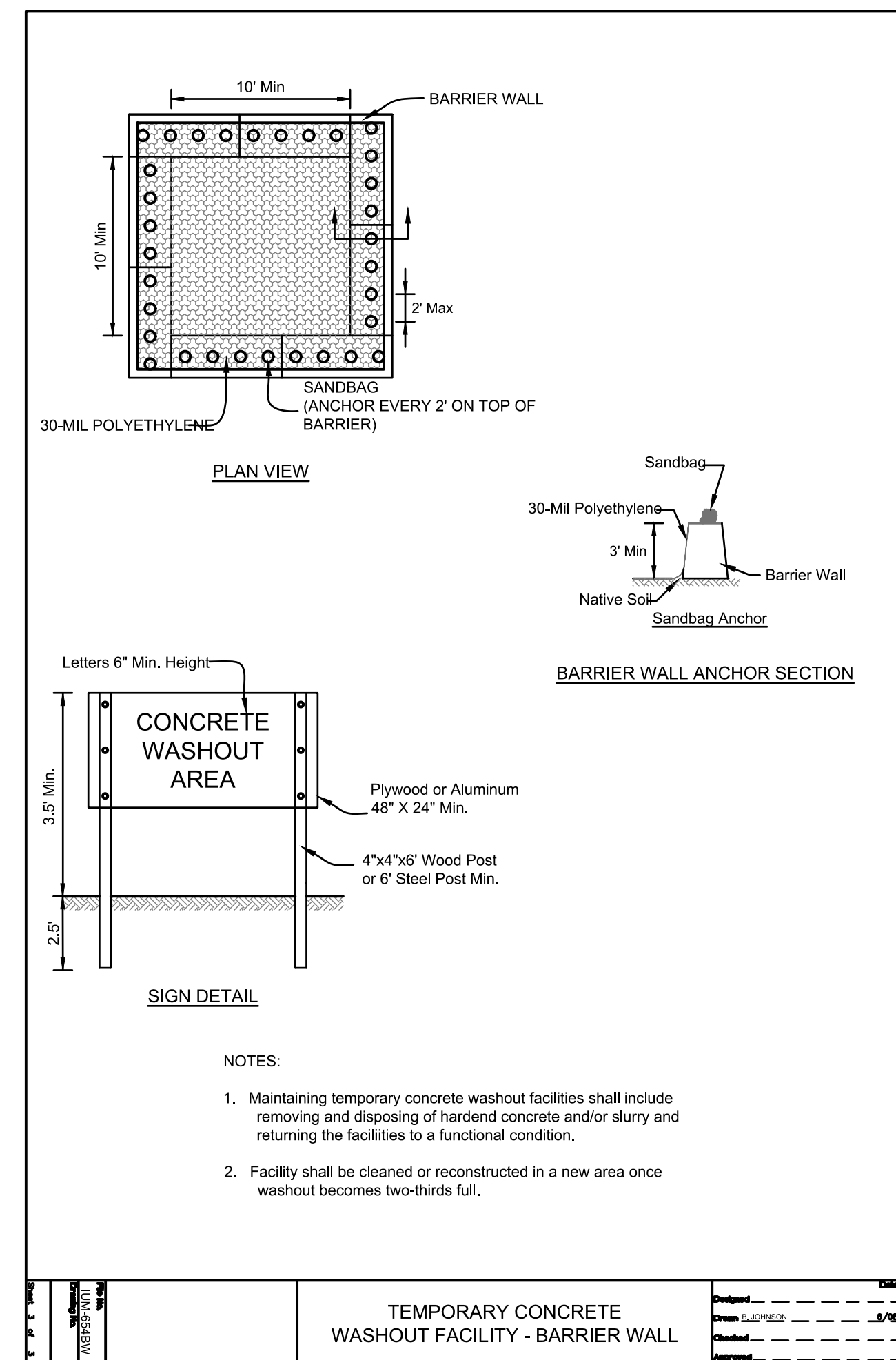
*FLOW RATINGS SHOWN ARE 50% MAXIMUM

5 SEDIMENT LOG DETAIL

Scale: N.T.S.

4 INLET PROTECTION DETAIL

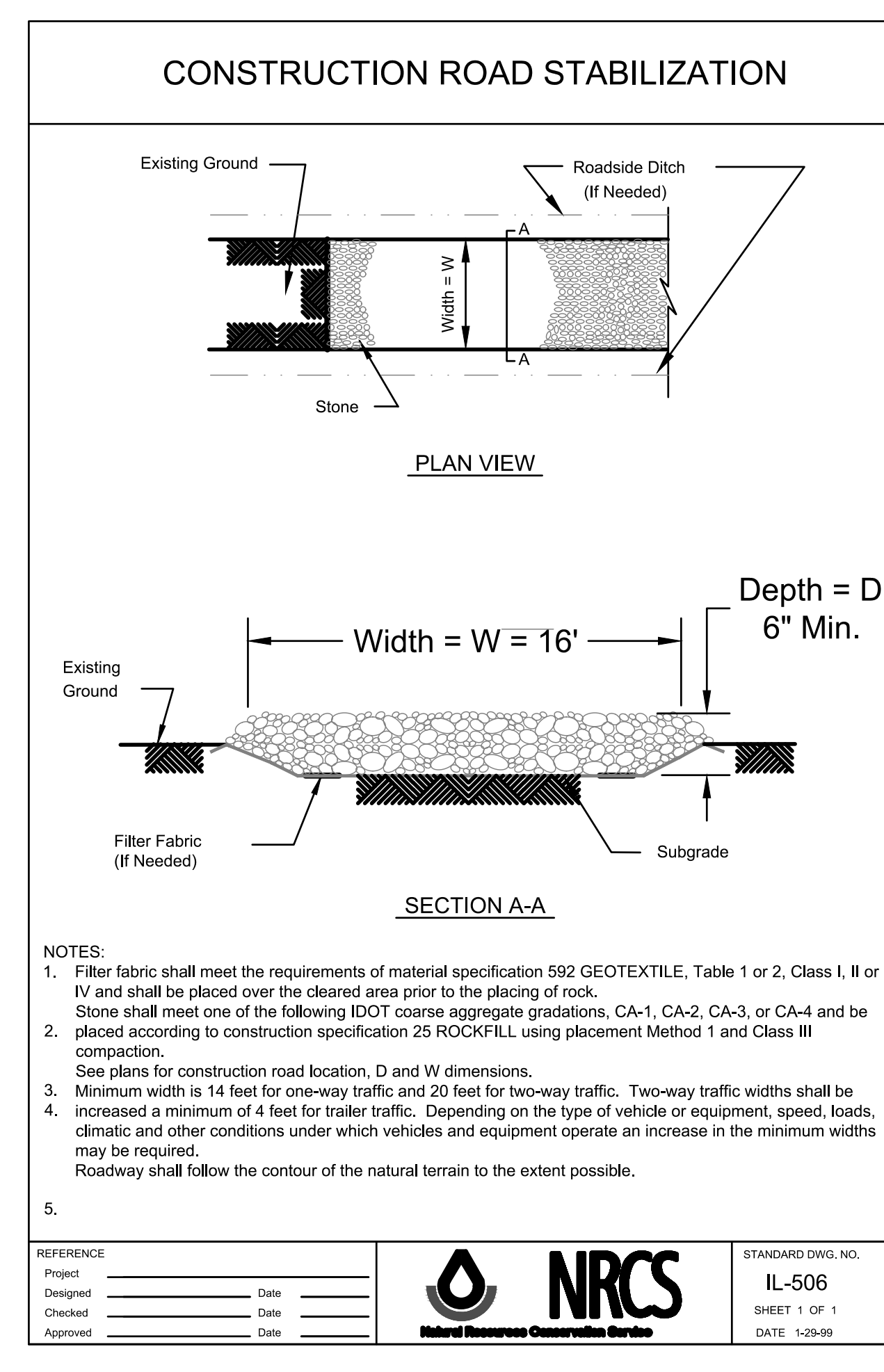
Scale: N.T.S.



- NOTES:
1. Maintaining temporary concrete washout facilities shall include removing and disposing of hardened concrete and/or slurry and returning the facilities to a functional condition.
 2. Facility shall be cleaned or reconstructed in a new area once washout becomes two-thirds full.

3 TEMP. CONCRETE WASHOUT DETAIL

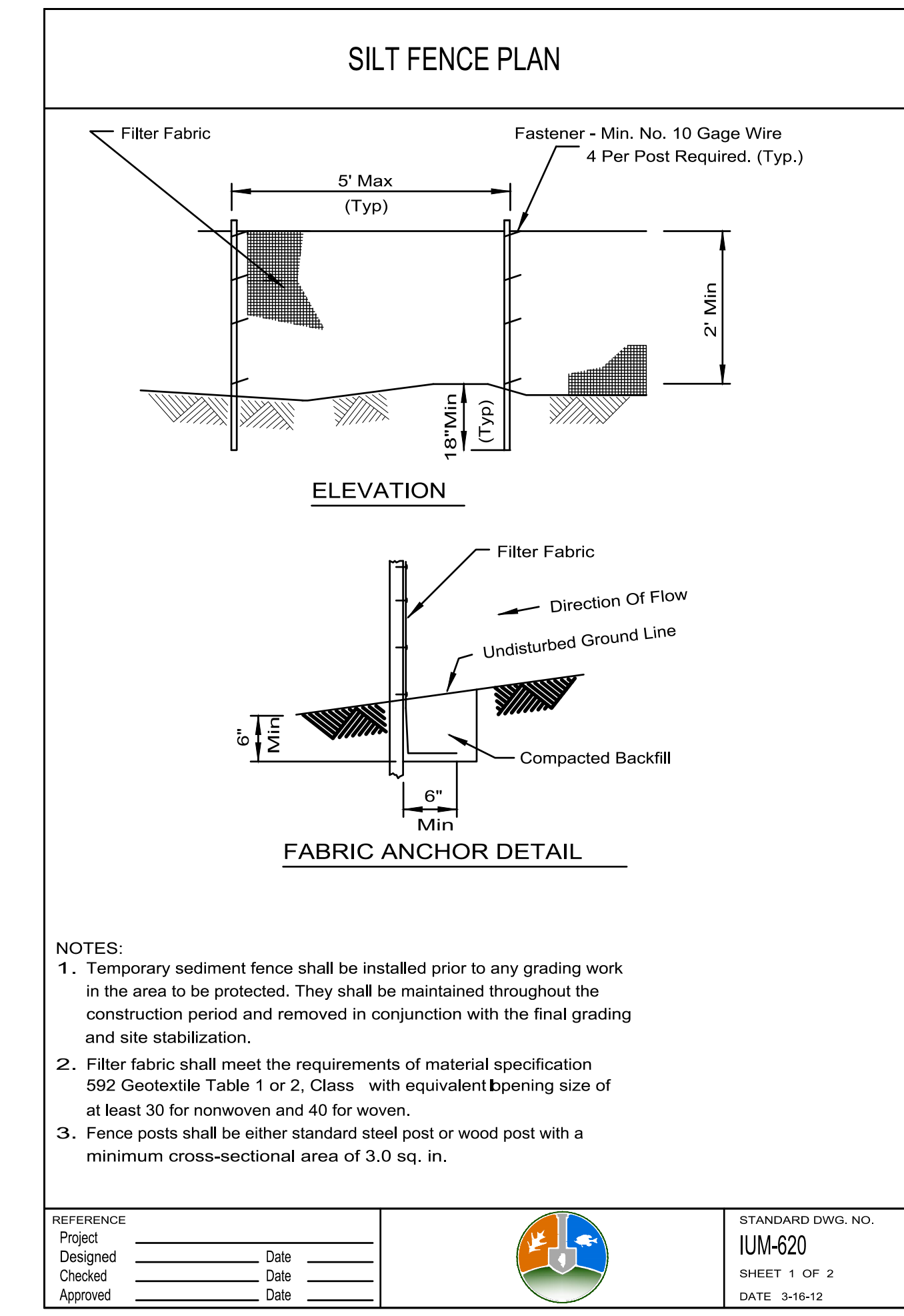
Scale: N.T.S.



- NOTES:
1. Filter fabric shall meet the requirements of material specification 592 GEOTEXTILE, Table 1 or 2, Class I, II or IV and shall be placed over the cleared area prior to the placing of rock.
 2. Stone shall meet one of the following IDOT coarse aggregate gradations, CA-1, CA-2, CA-3, or CA-4 and be placed according to construction specification 25 ROCKFILL using placement Method 1 and Class III compaction.
 3. See plans for construction road location, D and W dimensions.
 4. Minimum width is 14 feet for one-way traffic and 20 feet for two-way traffic. Two-way traffic widths shall be increased a minimum of 4 feet for trailer traffic. Depending on the type of vehicle or equipment, speed, loads, climatic and other conditions under which vehicles and equipment operate an increase in the minimum widths may be required.
 5. Roadway shall follow the contour of the natural terrain to the extent possible.

2 TEMP. CONSTRUCTION ENTRANCE DETAIL

Scale: N.T.S.

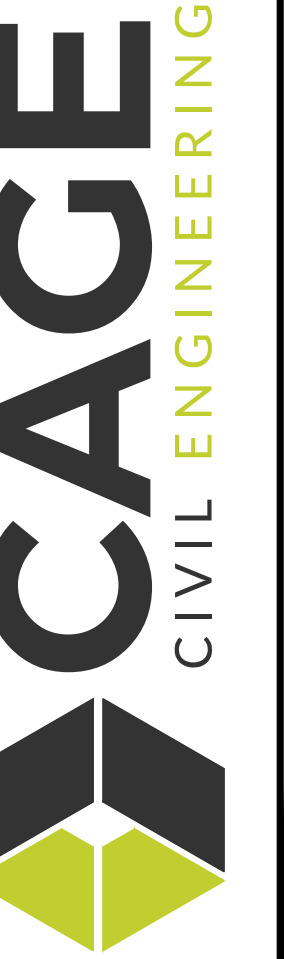


- NOTES:
1. Temporary sediment fence shall be installed prior to any grading work in the area to be protected. They shall be maintained throughout the construction period and removed in conjunction with the final grading and site stabilization.
 2. Filter fabric shall meet the requirements of material specification 592 Geotextile Table 1 or 2, Class with equivalent opening size of at least 30 for nonwoven and 40 for woven.
 3. Fence posts shall be either standard steel post or wood post with a minimum cross-sectional area of 3.0 sq. in.

1 SILT FENCE DETAIL

Scale: N.T.S.

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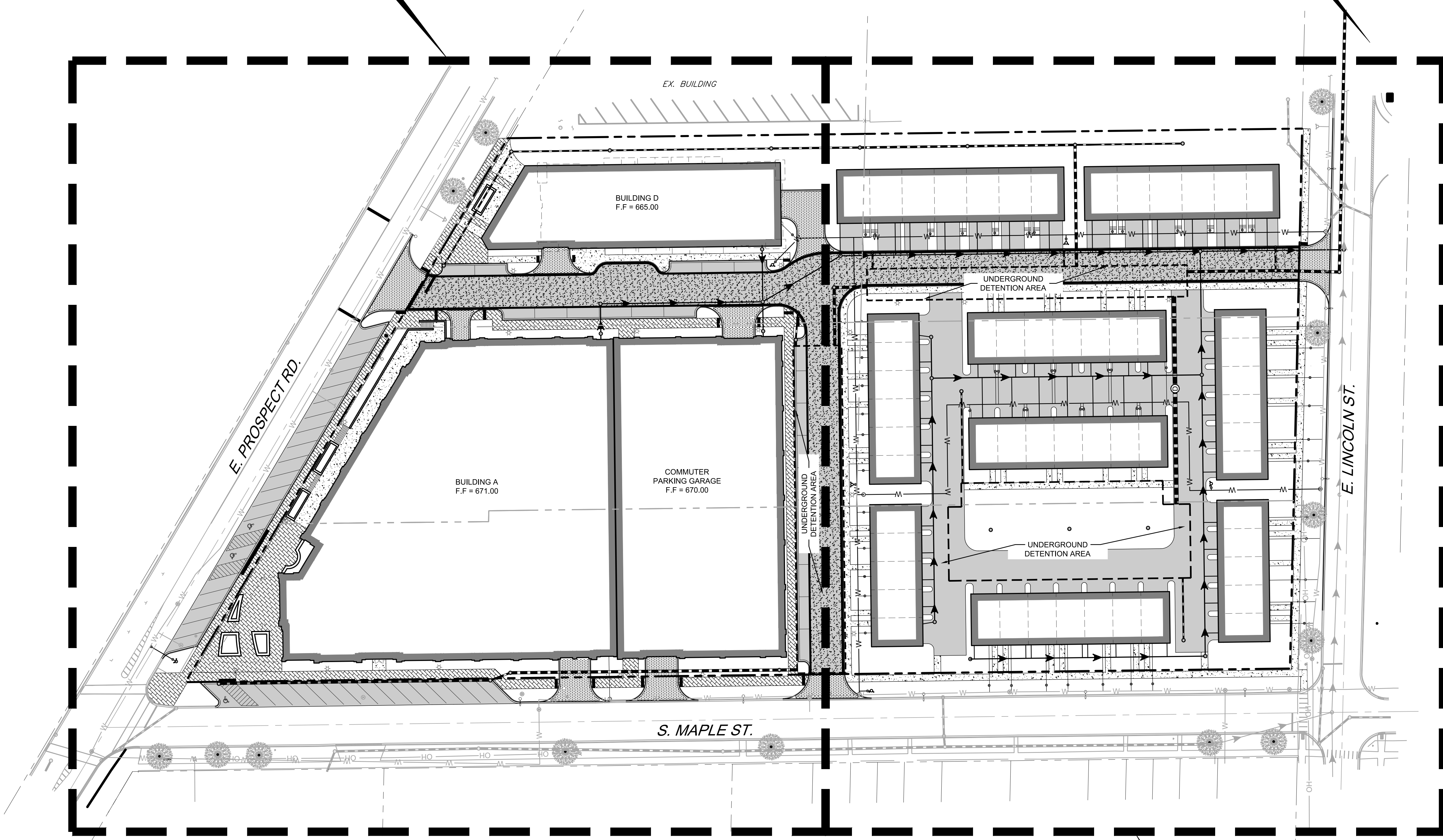
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SHEET TITLE
SOIL EROSION CONTROL DETAILS

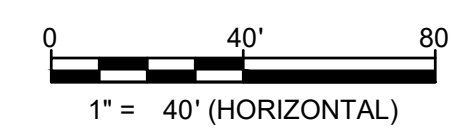
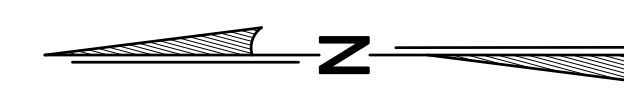
SHEET NUMBER
C2.4
11 OF 19

SEE SHEET C3.1 FOR
DETAILED SITE UTILITY
PLAN - NORTH

SEE SHEET C3.3 FOR
OFFSITE STORM
SEWER EXTENSION



SEE SHEET C3.2 FOR
DETAILED SITE UTILITY
PLAN - SOUTH



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E. PROSPECT AVE. & S. MAPLE ST.
MT. PROSPECT, IL

PROJ NO. 180046
ENG. AMS
DATE: 12/14/18

SHEET TITLE
**OVERALL SITE
UTILITY PLAN**

SHEET NUMBER
C3.0
12 OF 19

REVISIONS
2/1/19 - VILLAGE REVIEW
2/28/19 - VILLAGE REVIEW

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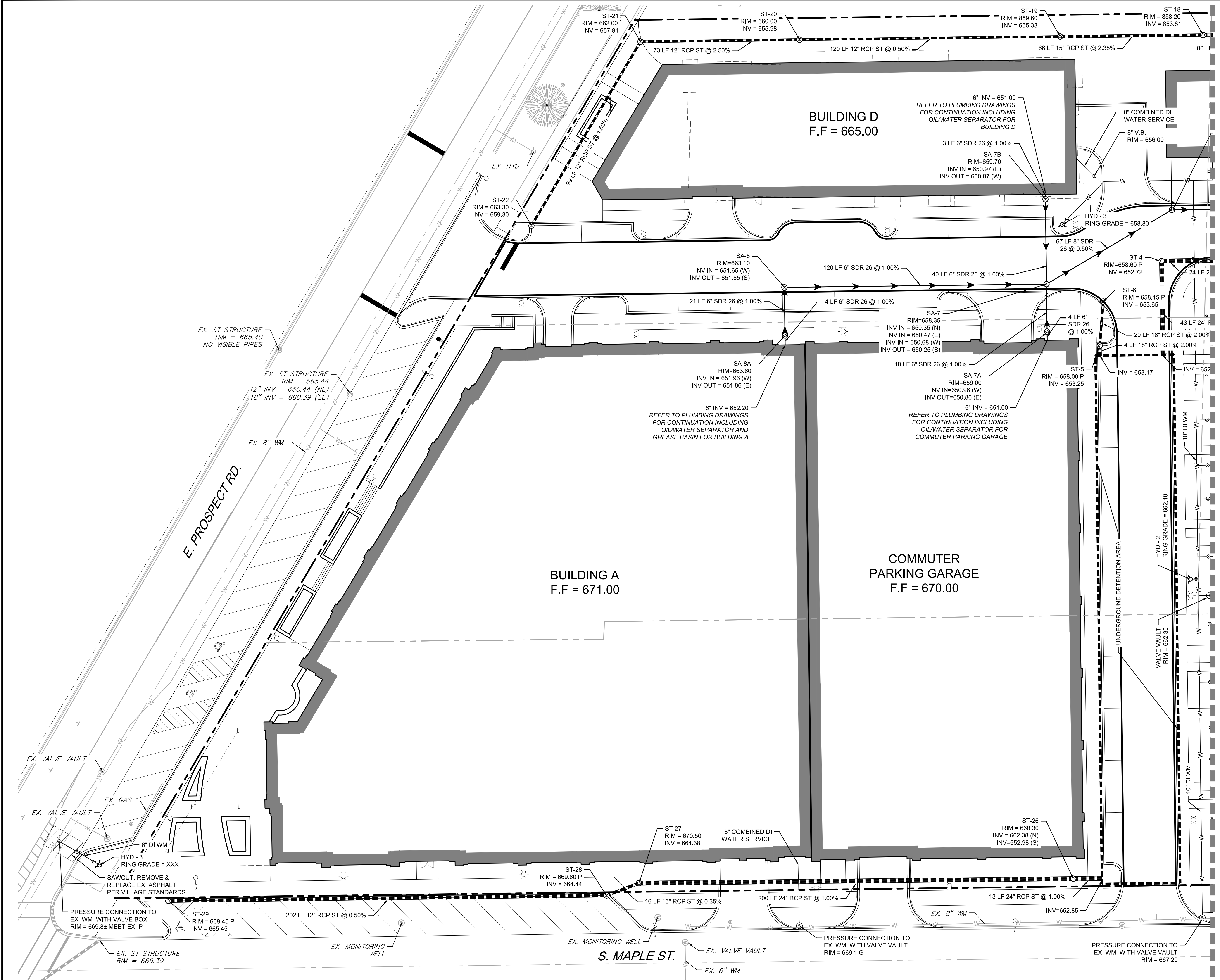
FINAL ENGINEERING IMPROVEMENTS FOR
MAPLE STREET LOFTS
E. PROSPECT AVE. & S. MAPLE ST.
MT. PROSPECT, IL

PROJ NO. 180046
ENG. AMS
DATE: 12/14/18

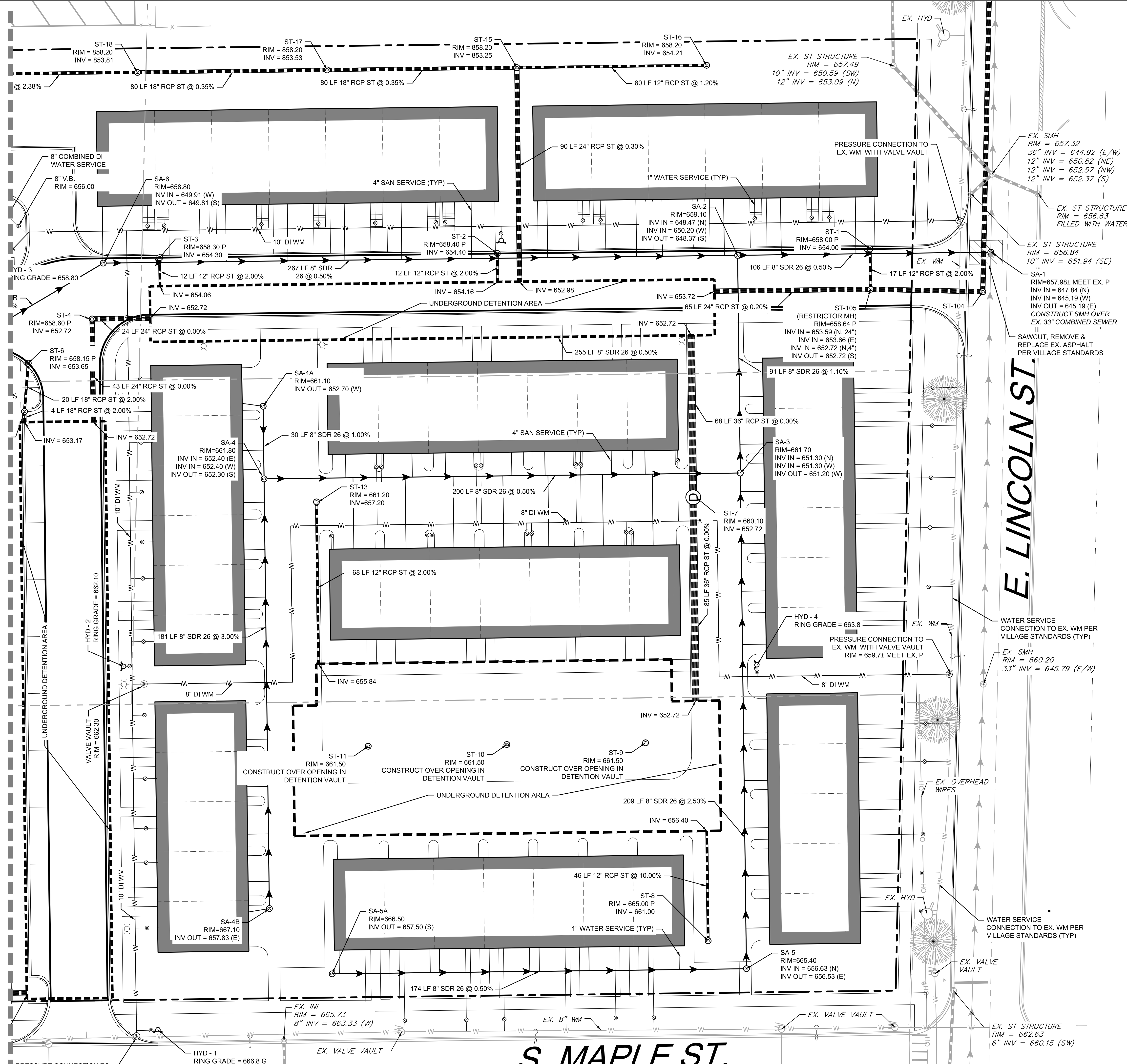
SHEET TITLE
**DETAILED SITE
UTILITY PLAN -
NORTH**

SHEET NUMBER C3.1
13 OF 19

MATCHLINE - SEE SHEET C3.2



MATCHLINE - SEE SHEET C3.1



- SHEET NOTES:**
1. ALL WATER SERVICES TO TOWNHOMES SHALL BE 1" TYPE K COPPER W/B-BOX.
 2. ALL SANITARY SERVICES TO TOWNHOMES SHALL BE 4" SDR 26 WITH 1.00% MINIMUM SLOPE.

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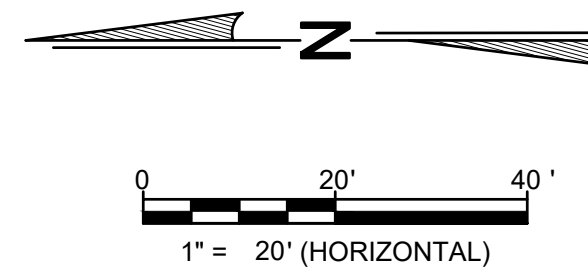
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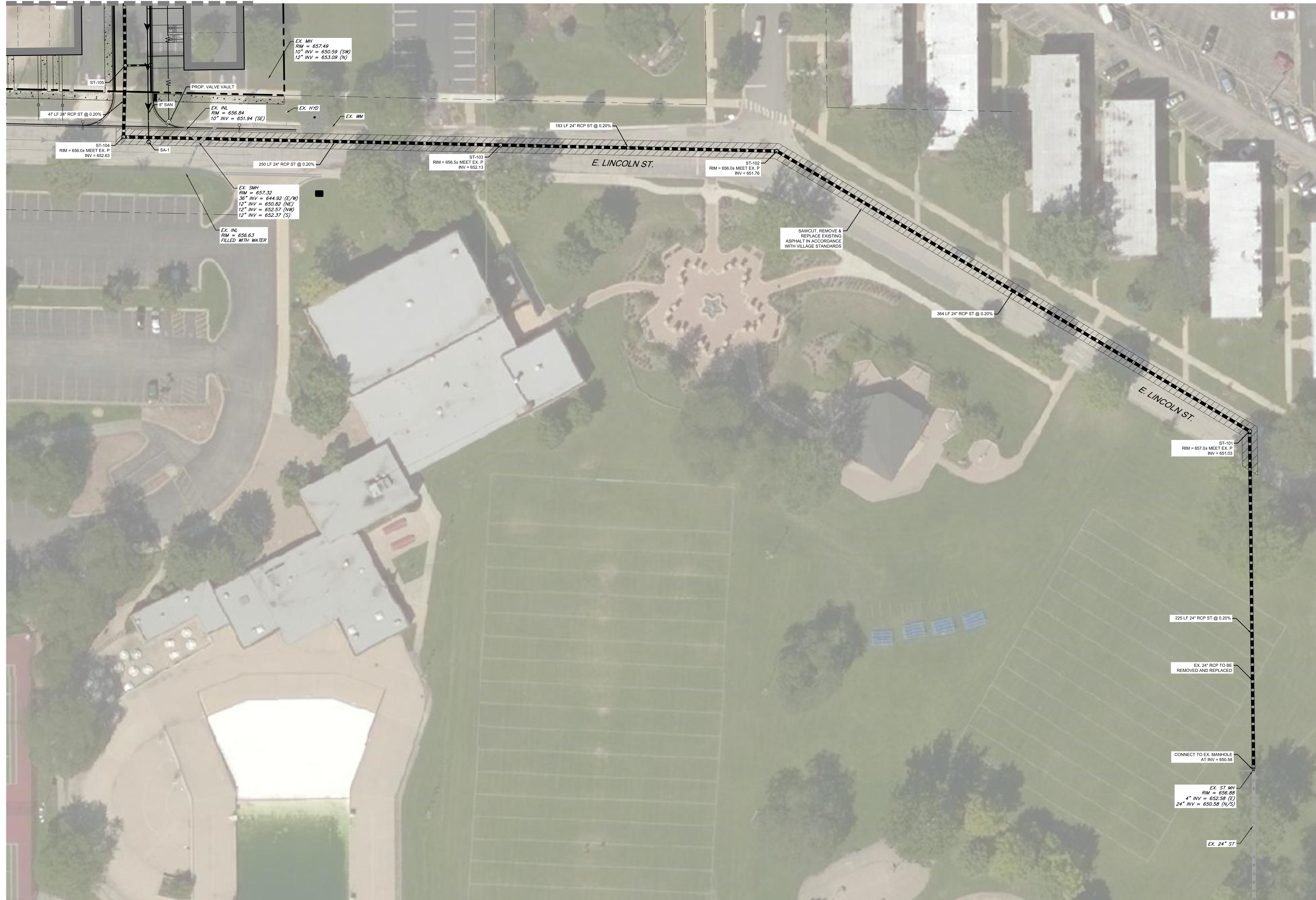
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SHEET TITLE
DETAILED SITE UTILITY PLAN - SOUTH

SHEET NUMBER
C3.2
 14 OF 19



MATCHLINE - SEE SHEET C3.2



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SHEET TITLE
OFFSITE STORM SEWER EXTENSION

SHEET NUMBER
C3.3
OF 19



REVISIONS Δ

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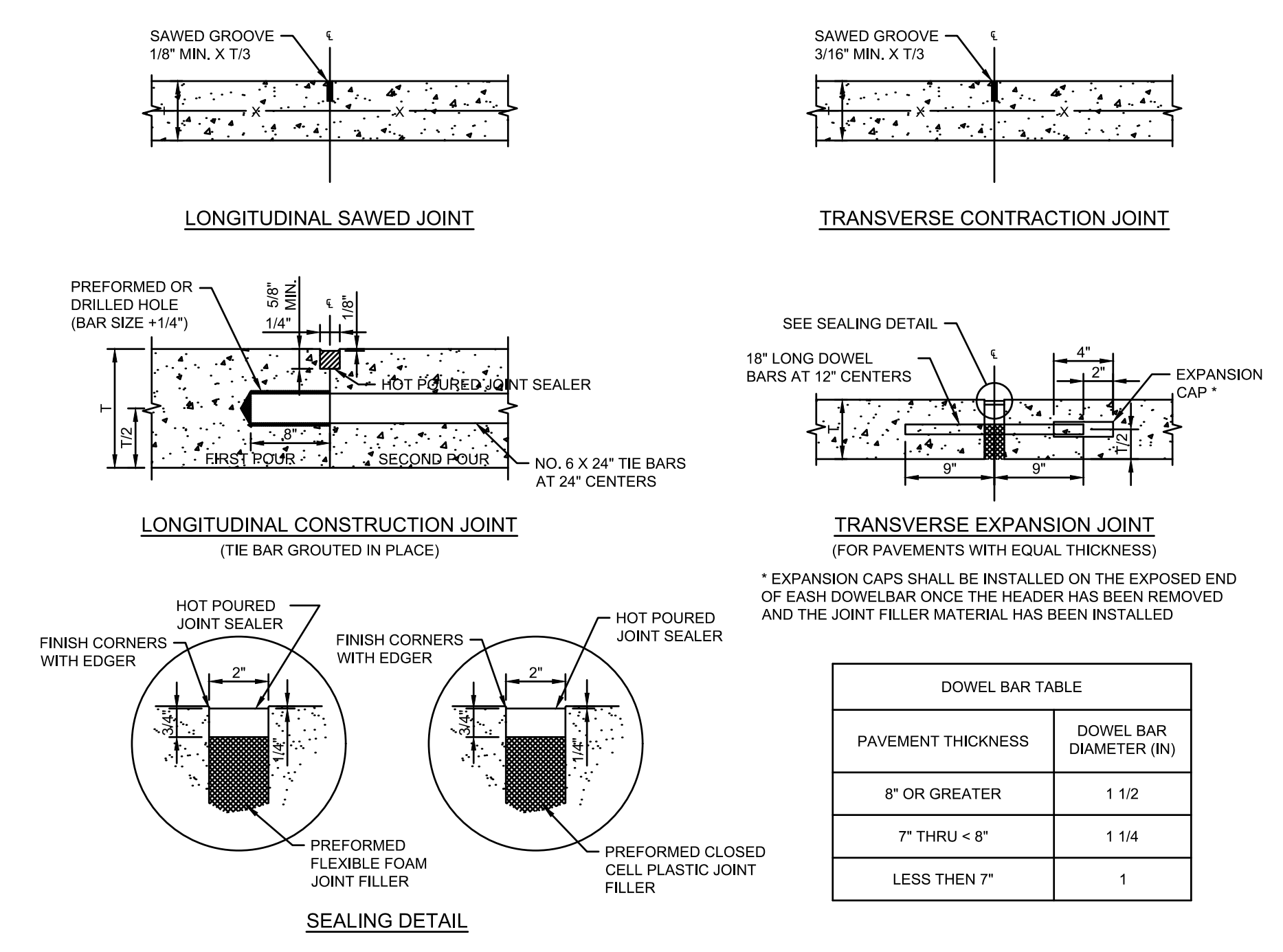
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 MT. PROSPECT, IL

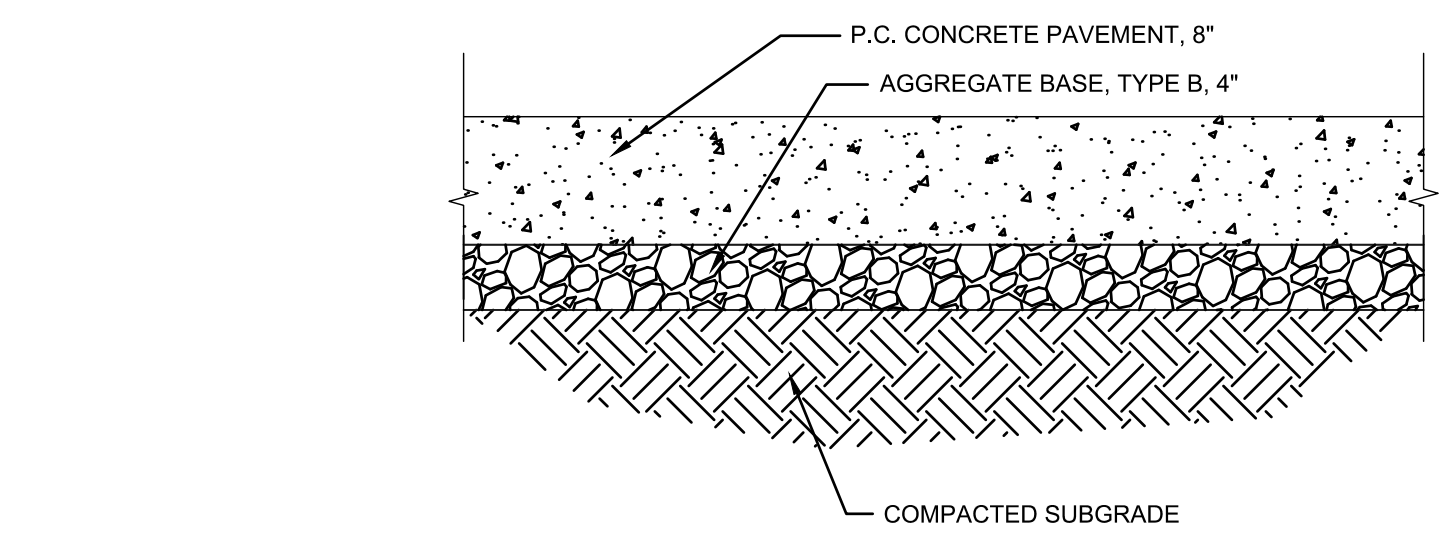
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SHEET TITLE
SITE CONSTRUCTION DETAILS

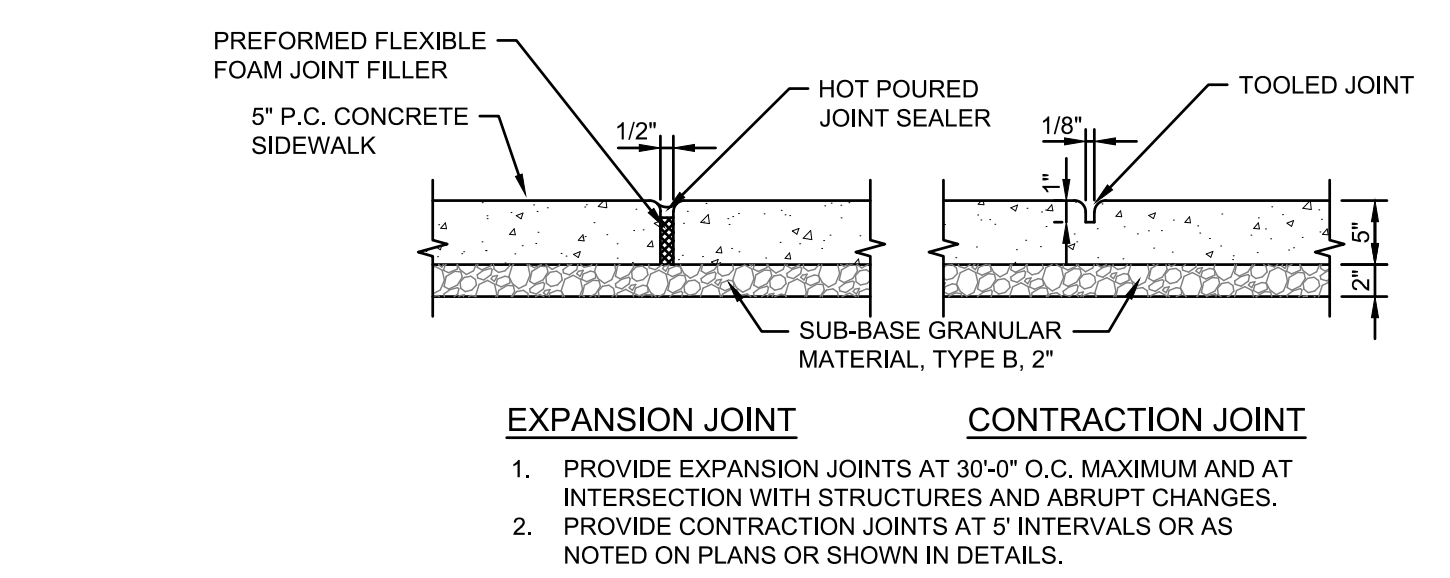
SHEET NUMBER
C4.0
 16 OF 19



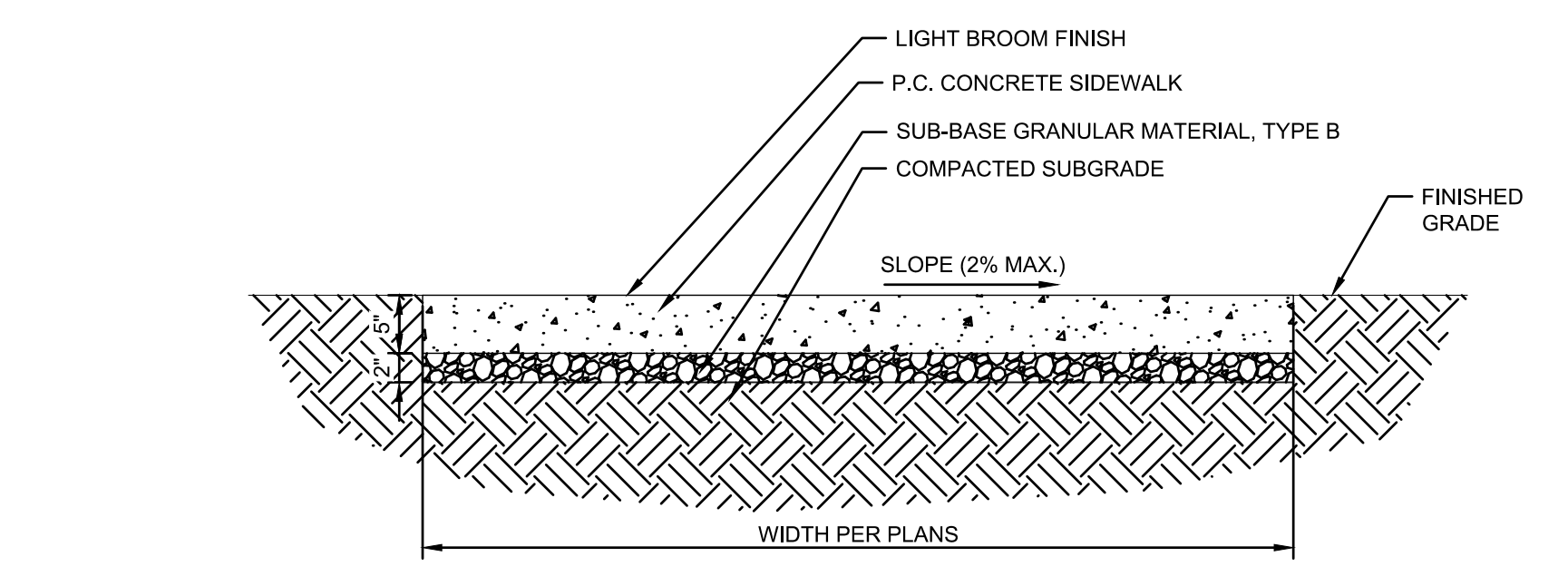
4 CONCRETE PAVEMENT JOINTS DETAIL
 Scale: NOT TO SCALE



3 CONCRETE PAVEMENT DETAIL
 Scale: NOT TO SCALE



2 SIDEWALK JOINTS DETAIL
 Scale: NOT TO SCALE



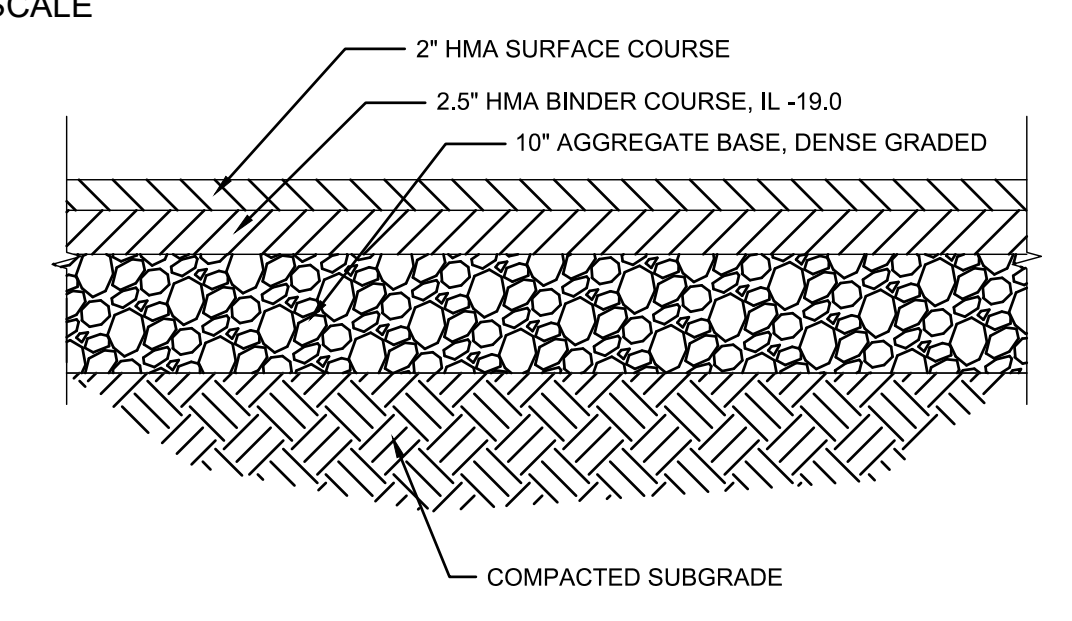
1 SIDEWALK DETAIL
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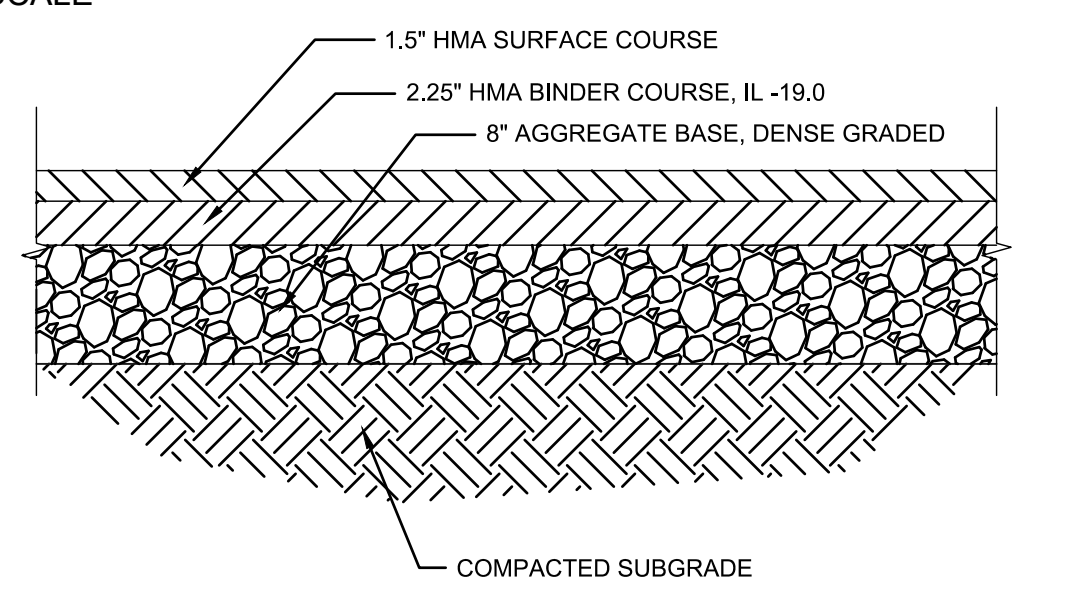
8 DRIVEWAY DETAIL
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7 ADA RAMP DETAIL
 Scale: NOT TO SCALE



6 HEAVY DUTY ASPHALT DETAIL
 Scale: NOT TO SCALE



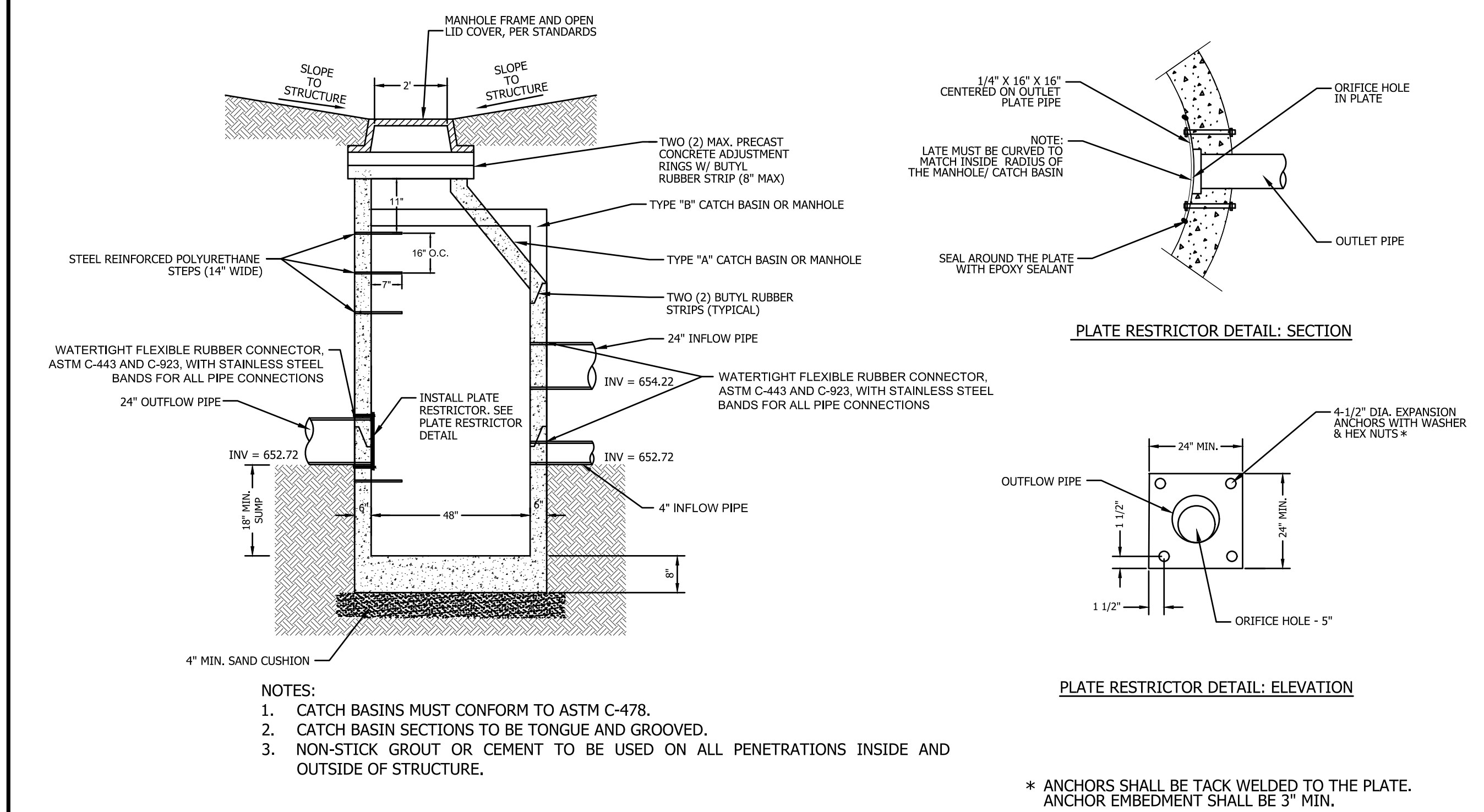
5 STANDARD DUTY ASPHALT DETAIL
 Scale: NOT TO SCALE

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10 PAVEMENT RESTORATION DETAIL
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9 CURB & GUTTER DETAIL
 Scale: NOT TO SCALE



6 RESTRICTOR MANHOLE DEAIL
Scale: NOT TO SCALE

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4 FRAME & LID DETAIL
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2 INLET DETAIL
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5 UNDERDRAIN DETAIL
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3 STORM MANHOLE DETAIL
Scale: NOT TO SCALE

1 TRENCH SECTION DETAIL
Scale: NOT TO SCALE

REVISIONS
2/1/19 - VILLAGE REVIEW
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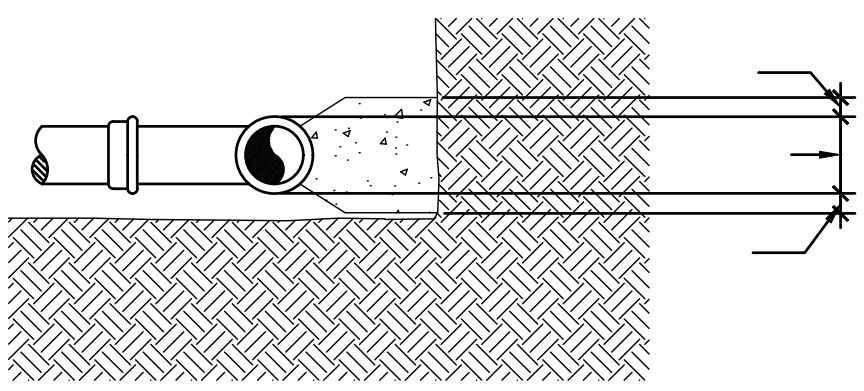
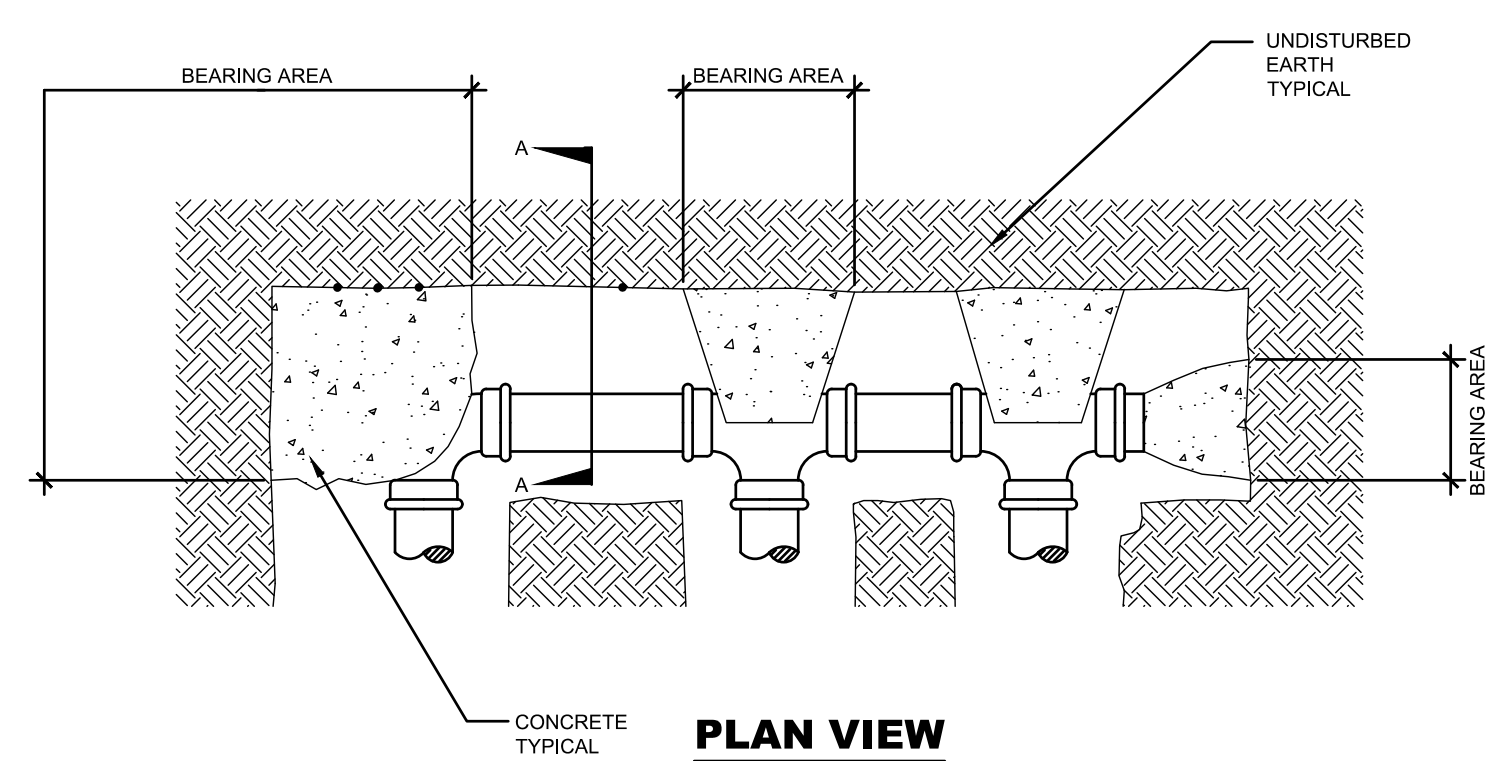
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SHEET TITLE
SITE CONSTRUCTION DETAILS

SHEET NUMBER
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PIPE DIA	PLUG TEE	90° BEND	45° BEND
4"	2	2	2
6"	4	5	3
8"	6	8	5
10"	9	13	7
12"	13	18	10
14"	18	25	14
16"	23	32	18

SECTION A-A

- NOTES:
1. SIZE OF CONCRETE DETERMINED BY SIZE OF PIPE. CONCRETE SHALL COVER AREA OF PIPE AS SHOWN AND SHALL REST AGAINST UNDISTURBED BANK OF TRENCH.
 2. BEARING AREAS ARE FOR UNDISTURBED MATERIAL. INCREASE BEARING AREA FOR COMPACTED FILL MATERIAL BY A FACTOR OF 1.5.
 3. CONCRETE F_c=3000psi @ 28 DAYS.
 4. SAND BEDDING NOT SHOWN FOR CLARITY.

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Z:\Shared\CAGE\Projects\180046 - Maple St Lofts - Mt Prospect, IL\03 - Drawings\Dwg\Content\Village Details\GateValveDetail.tif

Z:\Shared\CAGE\Projects\180046 - Maple St Lofts - Mt Prospect, IL\03 - Drawings\Dwg\Content\Village Details\BBoxDetail.tif

6 THRUST BLOCK DETAIL
 Scale: NOT TO SCALE

4 FRAME & LID DETAIL
 Scale: NOT TO SCALE

2 FIRE HYDRANT DETAIL
 Scale: NOT TO SCALE

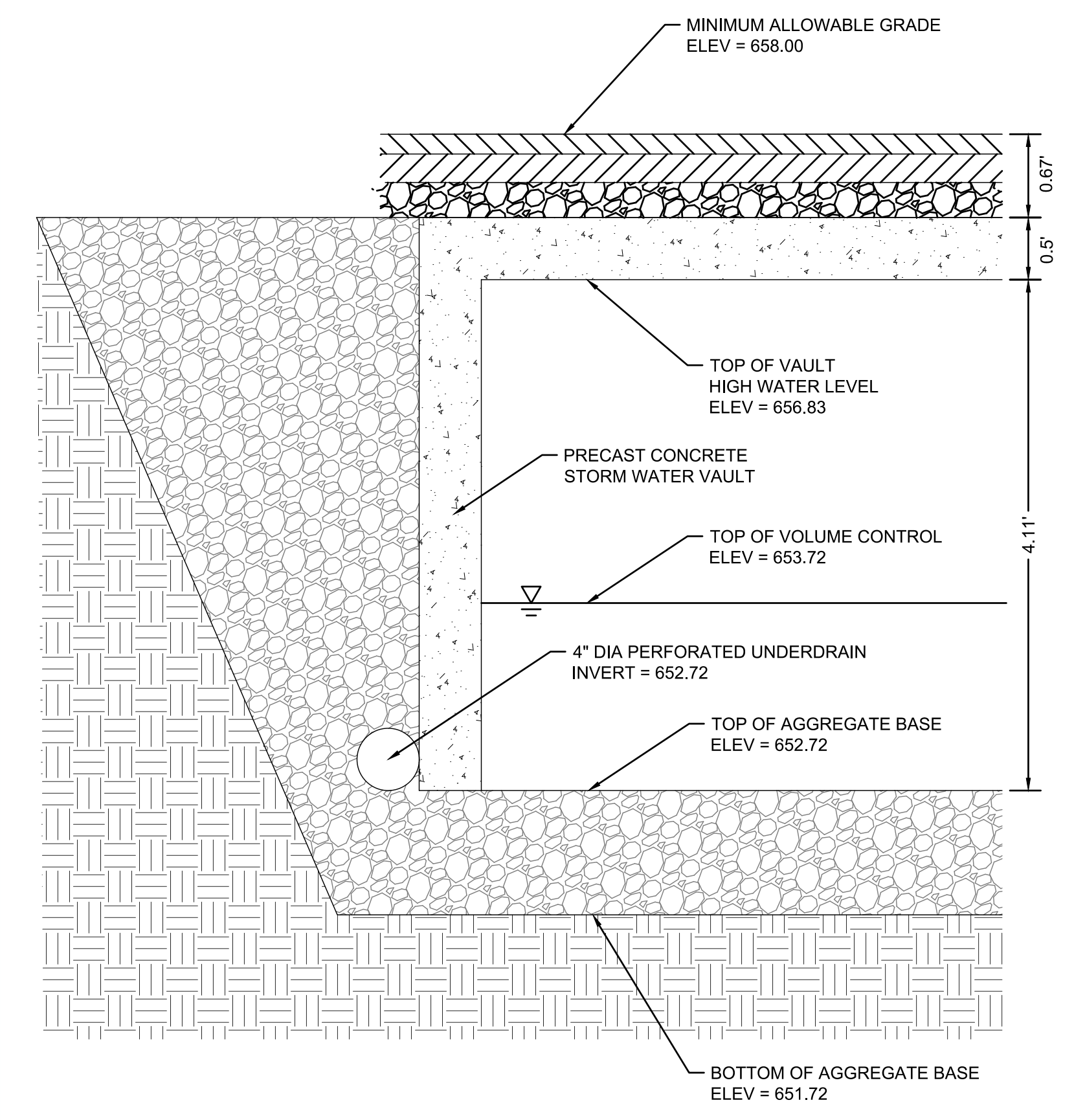
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3 VALVE VAULT DETAIL
 Scale: NOT TO SCALE

1 B-BOX DETAIL
 Scale: NOT TO SCALE

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6 Scale: NOT TO SCALE



5 UNDERGROUND DETENTION CROSS-SECTION DETAIL
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4 Scale: NOT TO SCALE

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3 SANITARY MANHOLE DETAIL
 Scale: NOT TO SCALE

2 SANITARY SERVICE CONNECTION DETAIL
 Scale: NOT TO SCALE

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1 GREASE TRAP DETAIL
 Scale: NOT TO SCALE

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