

BY	DESCRIPTION	DATE	NO.

BOUNDARY AND TOPOGRAPHIC SURVEY
 PART OF RUSSIA TOWNSHIP ORIGINAL LOT NO. 86
 AND PART OF ORIGINAL PLATS OF OBERLIN AS
 RECORDED IN VOL. 1 P. 18 AND VOL. 5 P. 30
 CITY OF OBERLIN, COUNTY OF LORAIN, STATE OF OHIO

KS KS Associates, Inc.
 250 Burns Road, Suite 100
 Elyria, OH 44035
 P 440 365 4730
 F 440 365 4790
 www.ksassociates.com

KS ASSOCIATES

DATE: _____
 DRAWN BY: _____
 CHECKED BY: _____
 PROJECT NO.: _____

NEFF
 NEFF ASSOCIATES
 Architecture Planning Interior Design
 1150 East 12th Street, Suite 200
 Columbus, OH 43202
 (614) 291-1100
 www.neffassociates.com

SHEET 2 OF 3
 JOB NO. 0804-08

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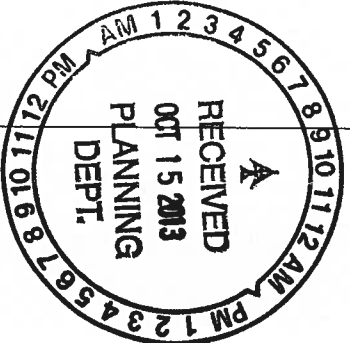
NOTES:
 1. UTILITIES LOCATIONS HAVE BEEN PROVIDED BY NEFF & ASSOCIATES BY THE OWNER AND SHALL BE VERIFIED IN FIELD PRIOR TO CONSTRUCTION.
 2. UTILITY LOCATIONS HAVE BEEN PROVIDED BY NEFF & ASSOCIATES BY THE OWNER AND SHALL BE VERIFIED IN FIELD PRIOR TO CONSTRUCTION.

OBERLIN COLLEGE GATEWAY BUILDING

SITE SURVEY DRAWING

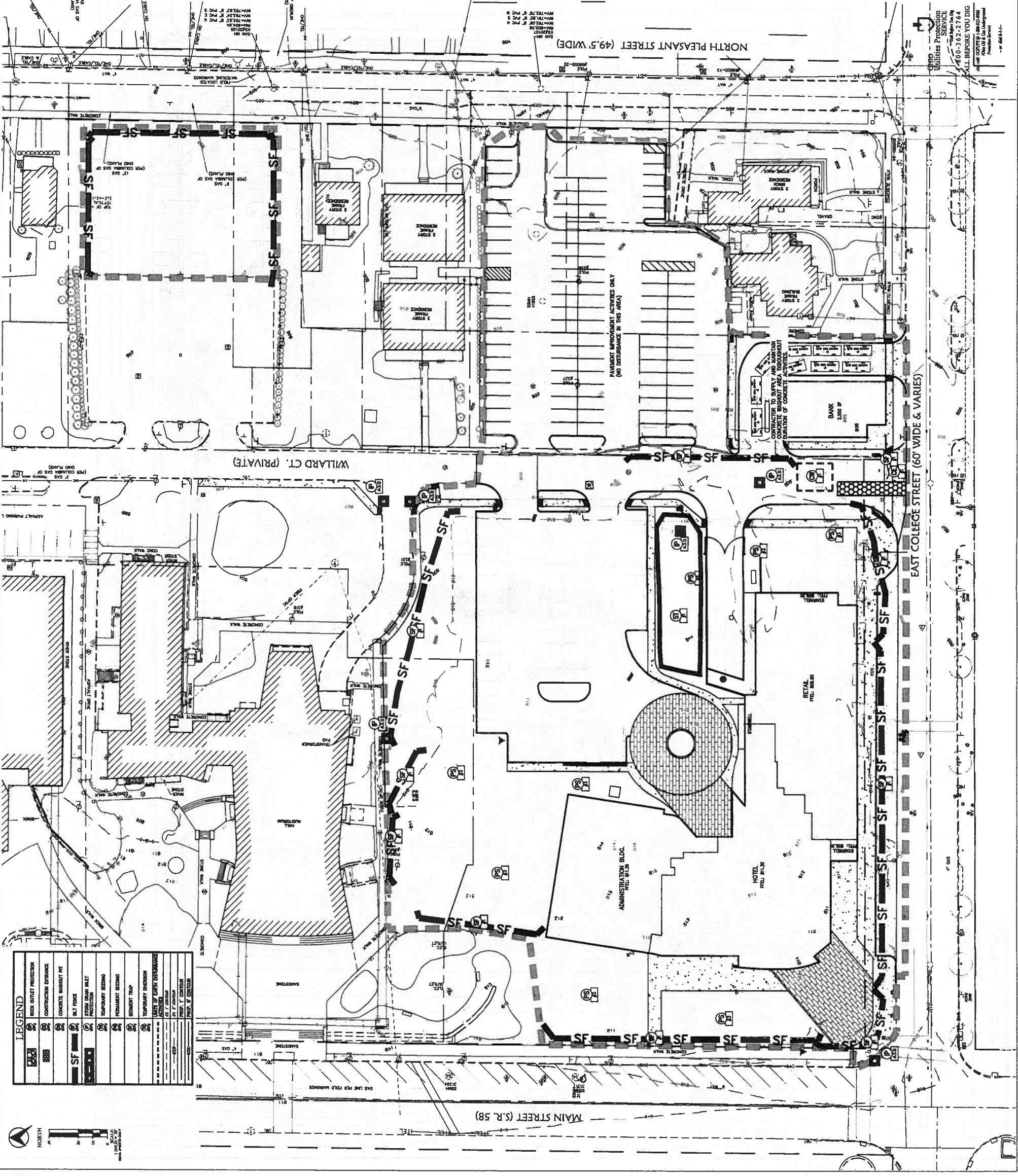
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 Checked By: _____
 Date: _____
 Project Number: 2012007

Sheet Number: **C1.0**



NO.	DATE	DESCRIPTION
1		PLANNING CONCEPTS
2		PRELIMINARY DESIGN
3		FINAL DESIGN
4		CONSTRUCTION DOCUMENTS

**OBERLIN COLLEGE
 GATEWAY BUILDING**



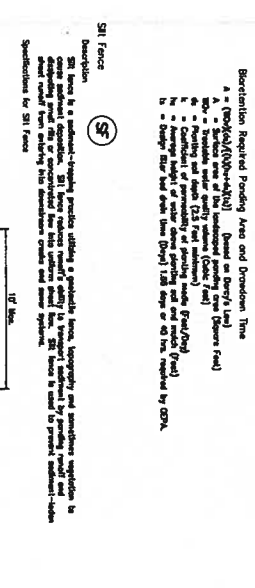
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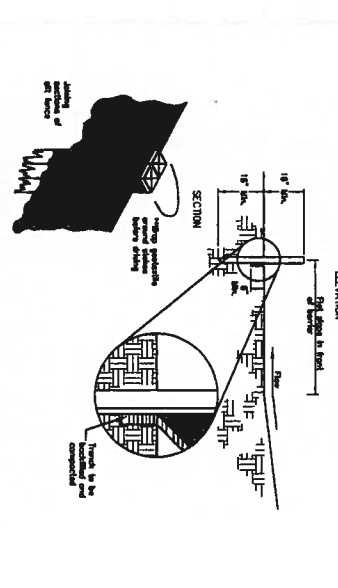
(B) Retention Area

Description: Retention area for stormwater runoff from the site. The retention area shall be designed to store runoff from the site for a minimum of 24 hours. The retention area shall be designed to prevent overflow of the retention area into the adjacent property. The retention area shall be designed to prevent overflow of the retention area into the adjacent property. The retention area shall be designed to prevent overflow of the retention area into the adjacent property.

1. The retention area shall be a minimum of 24 hours.
2. The retention area shall be designed to prevent overflow of the retention area into the adjacent property.
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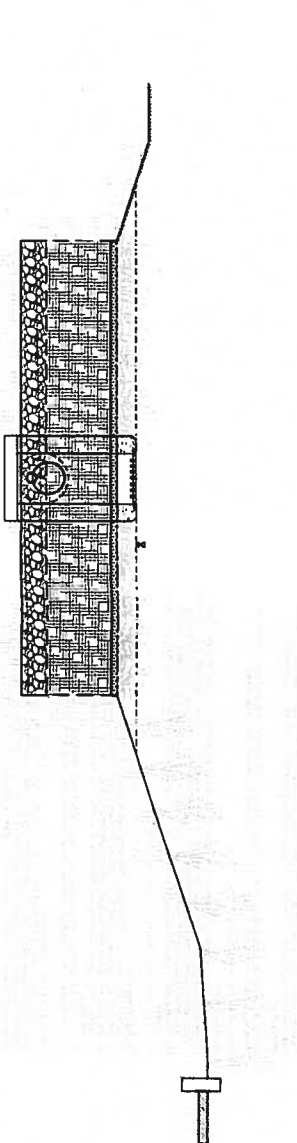
SI1 Fence
Description: SI1 Fence shall be a galvanized-steel pipe with a galvanized-steel cap. The SI1 Fence shall be a galvanized-steel pipe with a galvanized-steel cap. The SI1 Fence shall be a galvanized-steel pipe with a galvanized-steel cap.



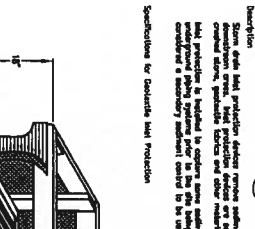
1. The SI1 Fence shall be a galvanized-steel pipe with a galvanized-steel cap.
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10. The SI1 Fence shall be a galvanized-steel pipe with a galvanized-steel cap.

ITEM	QUANTITY	UNIT	PRICE
SI1 FENCE	100	LINEAL FEET	10.00
CONCRETE	10	CY	100.00
PILE	10	PILES	100.00
TOTAL			200.00

(B1) Substitution for Retention Area

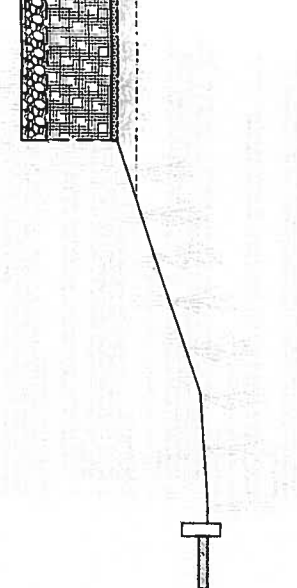


Description: Substitution for Retention Area shall be a concrete wall with a concrete base. The substitution for Retention Area shall be a concrete wall with a concrete base. The substitution for Retention Area shall be a concrete wall with a concrete base.

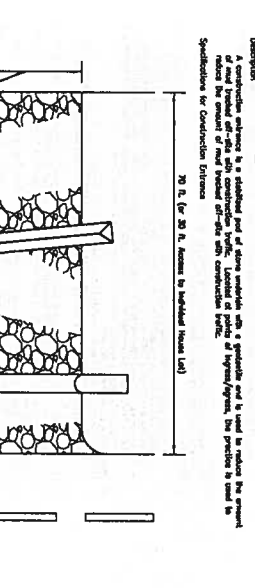


1. The substitution for Retention Area shall be a concrete wall with a concrete base.
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10. The substitution for Retention Area shall be a concrete wall with a concrete base.

(C) Construction Entrance



Description: Construction Entrance shall be a concrete wall with a concrete base. The construction Entrance shall be a concrete wall with a concrete base. The construction Entrance shall be a concrete wall with a concrete base.



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(C) Additional Construction Site Erection Control

Description: Additional Construction Site Erection Control shall be a concrete wall with a concrete base. The additional Construction Site Erection Control shall be a concrete wall with a concrete base. The additional Construction Site Erection Control shall be a concrete wall with a concrete base.

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9. The additional Construction Site Erection Control shall be a concrete wall with a concrete base.
10. The additional Construction Site Erection Control shall be a concrete wall with a concrete base.

SWP3 DETAILS

Sheet Number: **C2.3**

Project Number: **2012007**

Checked By: **DAN**

Drawn By: **DAN**

Scale: **AS SHOWN**

DATE: **2012007**

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Architecture Planning Interior Design

NEFF

ARCHITECTS

1000 N. LAKE STREET

CHICAGO, IL 60610

412.212.2450

OBERLIN COLLEGE

GATEWAY BUILDING

Oberlin, Ohio

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REVISION	DATE	DESCRIPTION
1		ISSUED FOR PERMIT
2		REVISED PER COMMENTS
3		REVISED PER COMMENTS
4		REVISED PER COMMENTS
5		REVISED PER COMMENTS
6		REVISED PER COMMENTS
7		REVISED PER COMMENTS
8		REVISED PER COMMENTS
9		REVISED PER COMMENTS
10		REVISED PER COMMENTS



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**OBERLIN COLLEGE
GATEWAY BUILDING**

NO.	DATE	DESCRIPTION

Sheet Number:
C2.4
Project Number:
2012007
SWP3 DETAILS

PS Permanent Seeding

Description
Permanent seeding to be established on areas that will not be re-graded for periods longer than 12 months. Permanent seeding includes site preparation, seed selection, seed application, mulching, watering, and maintenance.

Specifications for Permanent Seeding
1. Seed Selection: Select seeds that will germinate quickly and grow to a height of 12 inches within 12 months. The seed should be suitable for the soil conditions and the intended use of the area.
2. Seed Application: Apply seed at a rate of 25 pounds per acre for 100% cover or 10-15-20 lb per 100% cover. Broadcast seed and rake into the soil to a depth of 2 inches. Water immediately after seeding.

Other Seeding Methods
If it is determined that permanent seeding is not feasible, other seeding methods may be used. These include:
1. Hydroseeding: Apply a mixture of seed, mulch, and water to the soil.
2. Topsoil Seeding: Apply seed to a layer of topsoil.
3. Sod Seeding: Seed a sod that has been cut from an existing lawn.

Quality Control
The contractor shall maintain records of all seed applications. These records shall include:
1. Date of seeding.
2. Seed type and quantity applied.
3. Seed application rate.
4. Weather conditions at the time of seeding.

Mulching
After seeding, the area shall be mulched with a layer of mulch. The mulch shall be:
1. 2-4 inches thick.
2. Made of organic material.
3. Applied within 7 days of seeding.

Watering
The area shall be watered during the germination period. Watering shall be:
1. Done every 2-3 days.
2. Done until the seedlings are established.
3. Done to keep the mulch moist.

Maintenance
The contractor shall maintain the seeded area until the seedlings are established. This includes:
1. Weeding.
2. Watering.
3. Fertilizing.

Final Inspection
The contractor shall submit a final report to the owner. This report shall include:
1. A list of the seeded areas.
2. A photograph of each seeded area.
3. A copy of the seed application records.

Other Notes
1. The contractor shall be responsible for obtaining all necessary permits.
2. The contractor shall be responsible for all costs associated with the permanent seeding process.

Seed Size	Seeding Rate (lb/1000 sq. ft.)	Note
1/4" - 3/8"	10-20	For areas with a slope of 1:1 or less.
3/8" - 1/2"	15-25	For areas with a slope of 1:1 to 3:1.
1/2" - 3/4"	20-30	For areas with a slope of 3:1 to 1:1.
3/4" - 1"	25-35	For areas with a slope of 1:1 to 2:1.
1" - 1 1/2"	30-40	For areas with a slope of 2:1 to 1:1.
1 1/2" - 2"	35-45	For areas with a slope of 1:1 to 1 1/2:1.
2" - 3"	40-50	For areas with a slope of 1 1/2:1 to 1:1.
3" - 4"	45-55	For areas with a slope of 1:1 to 1 1/2:1.
4" - 6"	50-60	For areas with a slope of 1:1 to 1 1/2:1.
6" - 8"	55-65	For areas with a slope of 1:1 to 1 1/2:1.
8" - 10"	60-70	For areas with a slope of 1:1 to 1 1/2:1.
10" - 12"	65-75	For areas with a slope of 1:1 to 1 1/2:1.
12" - 15"	70-80	For areas with a slope of 1:1 to 1 1/2:1.
15" - 18"	75-85	For areas with a slope of 1:1 to 1 1/2:1.
18" - 24"	80-90	For areas with a slope of 1:1 to 1 1/2:1.
24" - 30"	85-95	For areas with a slope of 1:1 to 1 1/2:1.
30" - 36"	90-100	For areas with a slope of 1:1 to 1 1/2:1.
36" - 42"	95-105	For areas with a slope of 1:1 to 1 1/2:1.
42" - 48"	100-110	For areas with a slope of 1:1 to 1 1/2:1.
48" - 54"	105-115	For areas with a slope of 1:1 to 1 1/2:1.
54" - 60"	110-120	For areas with a slope of 1:1 to 1 1/2:1.
60" - 72"	115-125	For areas with a slope of 1:1 to 1 1/2:1.
72" - 84"	120-130	For areas with a slope of 1:1 to 1 1/2:1.
84" - 96"	125-135	For areas with a slope of 1:1 to 1 1/2:1.
96" - 108"	130-140	For areas with a slope of 1:1 to 1 1/2:1.
108" - 120"	135-145	For areas with a slope of 1:1 to 1 1/2:1.

TS Temporary Seeding

Description
Temporary seeding to be established on areas that will be re-graded for periods longer than 12 months. Temporary seeding includes site preparation, seed selection, seed application, mulching, watering, and maintenance.

Specifications for Temporary Seeding
1. Seed Selection: Select seeds that will germinate quickly and grow to a height of 12 inches within 12 months. The seed should be suitable for the soil conditions and the intended use of the area.
2. Seed Application: Apply seed at a rate of 25 pounds per acre for 100% cover or 10-15-20 lb per 100% cover. Broadcast seed and rake into the soil to a depth of 2 inches. Water immediately after seeding.

Other Seeding Methods
If it is determined that temporary seeding is not feasible, other seeding methods may be used. These include:
1. Hydroseeding: Apply a mixture of seed, mulch, and water to the soil.
2. Topsoil Seeding: Apply seed to a layer of topsoil.
3. Sod Seeding: Seed a sod that has been cut from an existing lawn.

Quality Control
The contractor shall maintain records of all seed applications. These records shall include:
1. Date of seeding.
2. Seed type and quantity applied.
3. Seed application rate.
4. Weather conditions at the time of seeding.

Mulching
After seeding, the area shall be mulched with a layer of mulch. The mulch shall be:
1. 2-4 inches thick.
2. Made of organic material.
3. Applied within 7 days of seeding.

Watering
The area shall be watered during the germination period. Watering shall be:
1. Done every 2-3 days.
2. Done until the seedlings are established.
3. Done to keep the mulch moist.

Maintenance
The contractor shall maintain the seeded area until the seedlings are established. This includes:
1. Weeding.
2. Watering.
3. Fertilizing.

Final Inspection
The contractor shall submit a final report to the owner. This report shall include:
1. A list of the seeded areas.
2. A photograph of each seeded area.
3. A copy of the seed application records.

Other Notes
1. The contractor shall be responsible for obtaining all necessary permits.
2. The contractor shall be responsible for all costs associated with the temporary seeding process.

M Mulching

Description
Mulching to be applied on areas that will be re-graded for periods longer than 12 months. Mulching includes site preparation, mulch application, and maintenance.

Specifications for Mulching
1. Mulch Selection: Select a mulch that is suitable for the soil conditions and the intended use of the area.
2. Mulch Application: Apply mulch at a rate of 2 inches. Broadcast mulch and rake into the soil to a depth of 2 inches. Water immediately after mulching.

Other Mulching Methods
If it is determined that mulching is not feasible, other mulching methods may be used. These include:
1. Hydro-mulching: Apply a mixture of mulch and water to the soil.
2. Topsoil Mulching: Apply mulch to a layer of topsoil.

Quality Control
The contractor shall maintain records of all mulch applications. These records shall include:
1. Date of mulching.
2. Mulch type and quantity applied.
3. Mulch application rate.
4. Weather conditions at the time of mulching.

Maintenance
The contractor shall maintain the mulched area until the mulch is established. This includes:
1. Weeding.
2. Watering.
3. Fertilizing.

Final Inspection
The contractor shall submit a final report to the owner. This report shall include:
1. A list of the mulched areas.
2. A photograph of each mulched area.
3. A copy of the mulch application records.

Other Notes
1. The contractor shall be responsible for obtaining all necessary permits.
2. The contractor shall be responsible for all costs associated with the mulching process.

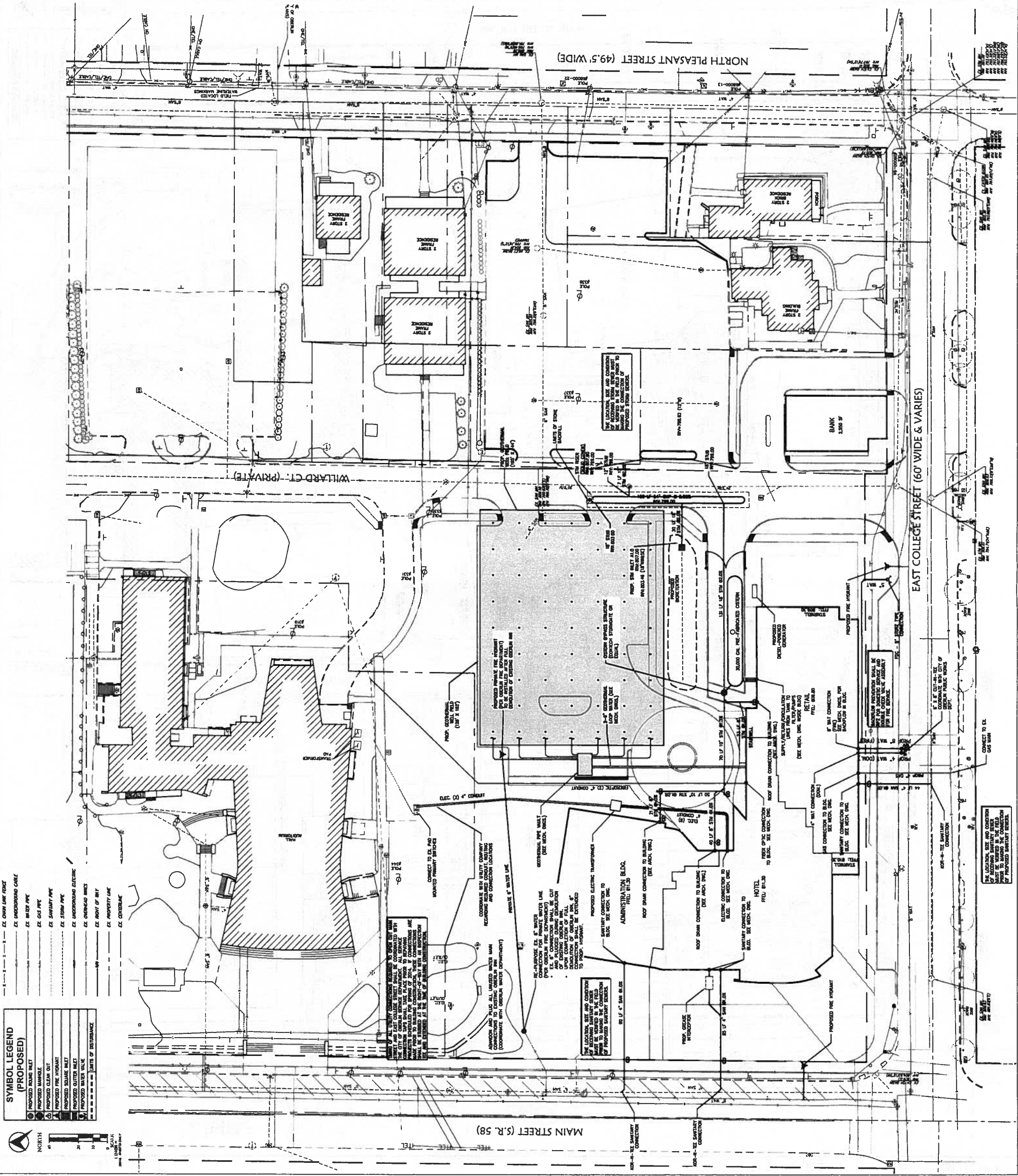
NO.	DATE	DESCRIPTION

**OBERLIN COLLEGE
 GATEWAY BUILDING**

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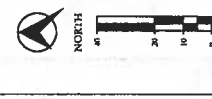
SITE UTILITY PLAN

Sheet Number: **C4.0**
 Drawn By: DJM
 Checked By: DJM
 Project Number: 2012007



SYMBOL LEGEND (PROPOSED)

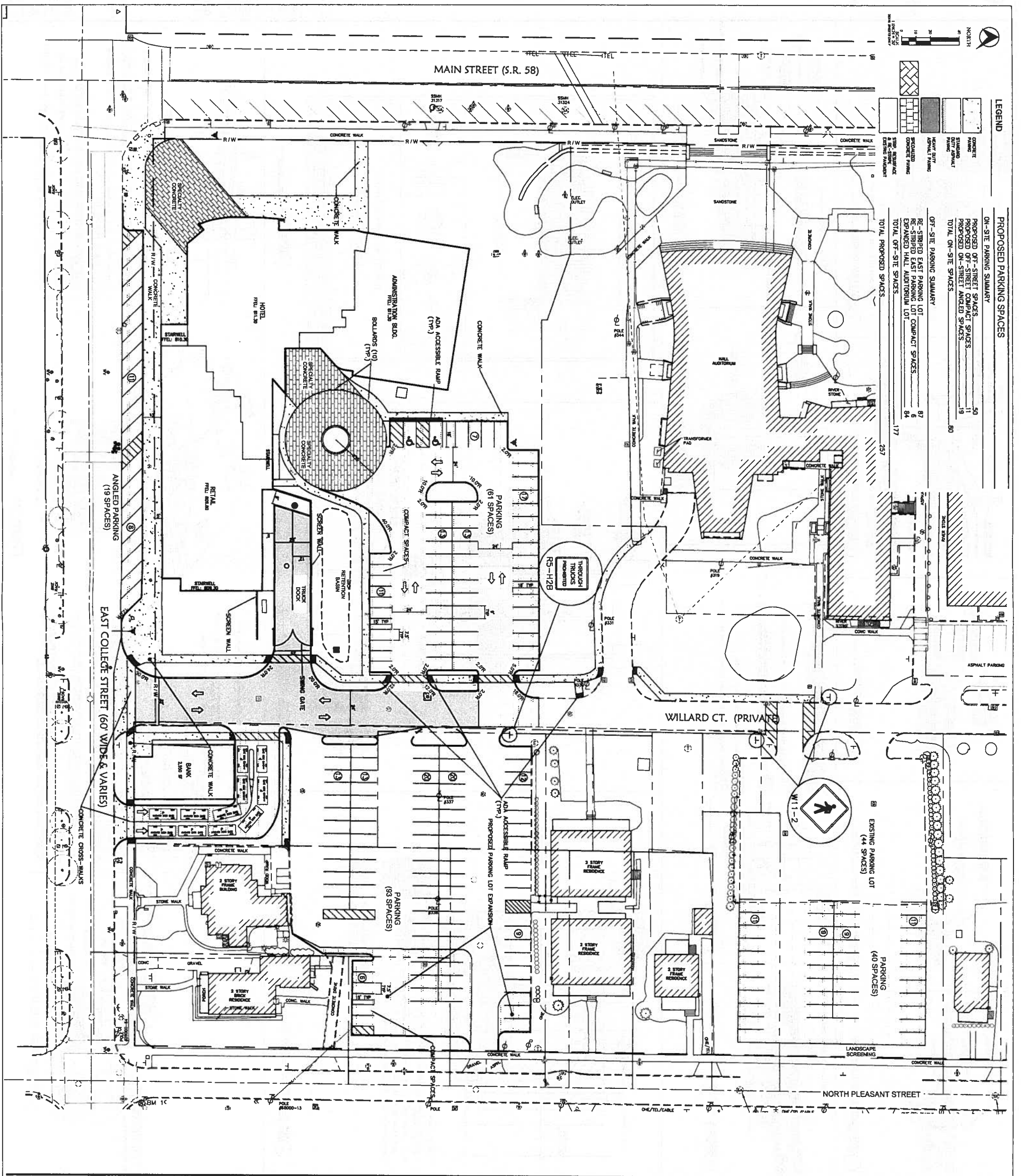
(Symbol)	PROPOSED MAIN INLET
(Symbol)	PROPOSED MANHOLE
(Symbol)	PROPOSED CLEAN OUT
(Symbol)	PROPOSED FIRE HYDRANT
(Symbol)	PROPOSED SEWER INLET
(Symbol)	PROPOSED GUTTER INLET
(Symbol)	PROPOSED VALVE
(Symbol)	POINTS OF PERFORMANCE



THE LOCATION, SIZE AND CONNECTIONS OF ALL UTILITIES SHOWN ON THIS PLAN MUST BE VERIFIED IN THE FIELD PRIOR TO CONSTRUCTION. THE LOCATION, SIZE AND CONNECTIONS OF ALL UTILITIES SHOWN ON THIS PLAN MUST BE VERIFIED IN THE FIELD PRIOR TO CONSTRUCTION.

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PROPOSED PARKING SPACES

ON-SITE PARKING SUMMARY

PROPOSED OFF-STREET SPACES	50
PROPOSED OFF-STREET COMPACT SPACES	11
PROPOSED ON-STREET ANGLED SPACES	19
TOTAL ON-SITE SPACES	80

OFF-SITE PARKING SUMMARY

RE-STRIPED EAST PARKING LOT COMPACT SPACES	87
RE-STRIPED WEST PARKING LOT COMPACT SPACES	87
EXPANDED HALL AUDITORIUM LOT	84
TOTAL OFF-SITE SPACES	177

SCP Solomon Cottrill & Blumfeld
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 Architecture Planning Interior Design

NEFP ASSOCIATES

SITE LAYOUT PLAN

Sheet Number: **C5.0**

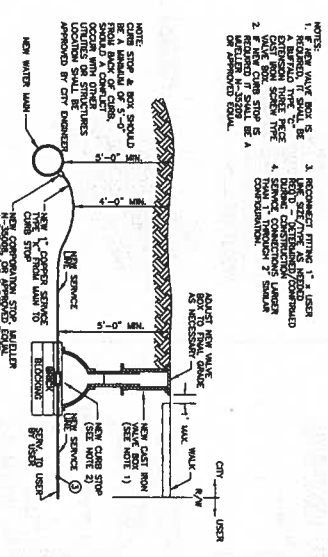
Checked By: DAN
 Project Number: 2012007

Oberlin, Ohio

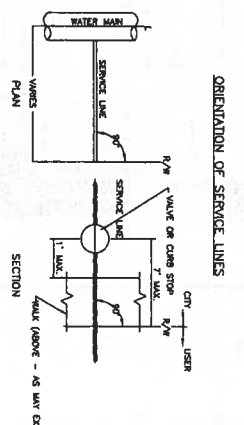
OBERLIN COLLEGE GATEWAY BUILDING

DATE	DESCRIPTION

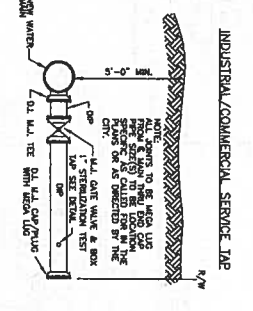
SERVICE CONNECTION
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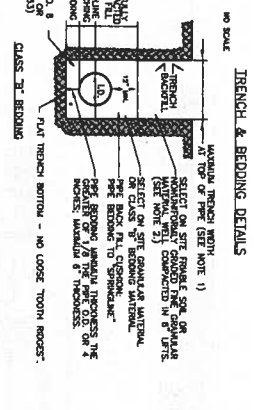
15 WATER SERVICE CONNECTION
(CITY OF OBERLIN DETAIL)



16 OPERATION OF WATER SERVICE LINES
(CITY OF OBERLIN DETAIL)

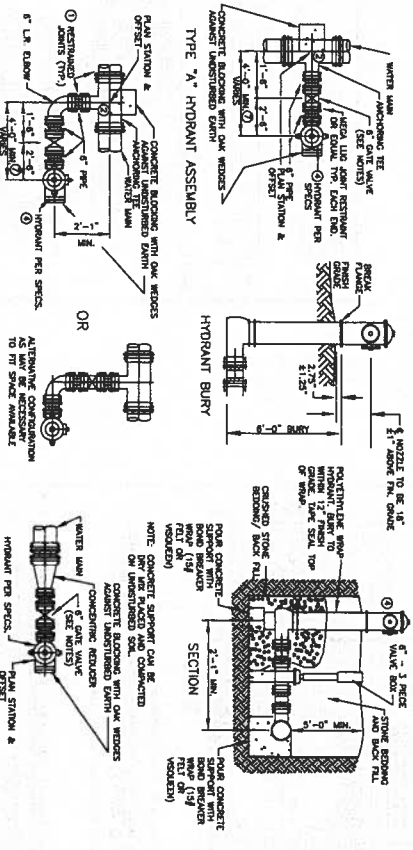


17 INDUSTRIAL/COMMERCIAL WATER SERVICE TAP
(CITY OF OBERLIN DETAIL)



18 WATERLINE TRENCH & BEDDING
(CITY OF OBERLIN DETAIL)

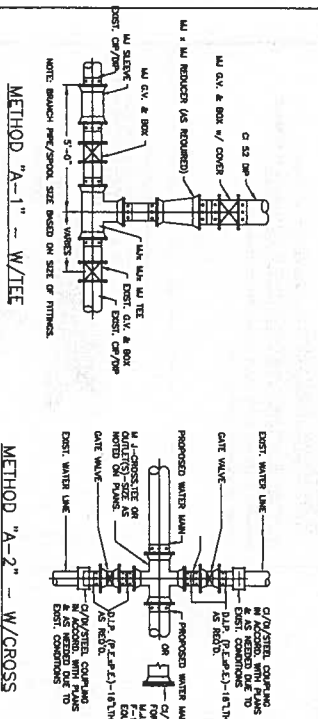
HYDRANT ASSEMBLY DETAIL



1. HYDRANT ASSEMBLY SHALL BE INSTALLED IN ACCORDANCE WITH THE CITY OF OBERLIN SPECIFICATIONS FOR HYDRANT ASSEMBLIES.
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20 HYDRANT ASSEMBLY
(CITY OF OBERLIN DETAIL)

WATERLINE TIE-INS TYPICAL PROCEDURES



TIE-IN WITH NEW AND EXISTING CONSTRUCTION AT SAME ELEVATION

19 WATER CONNECTION PROCEDURES - METHOD A
(CITY OF OBERLIN DETAIL)

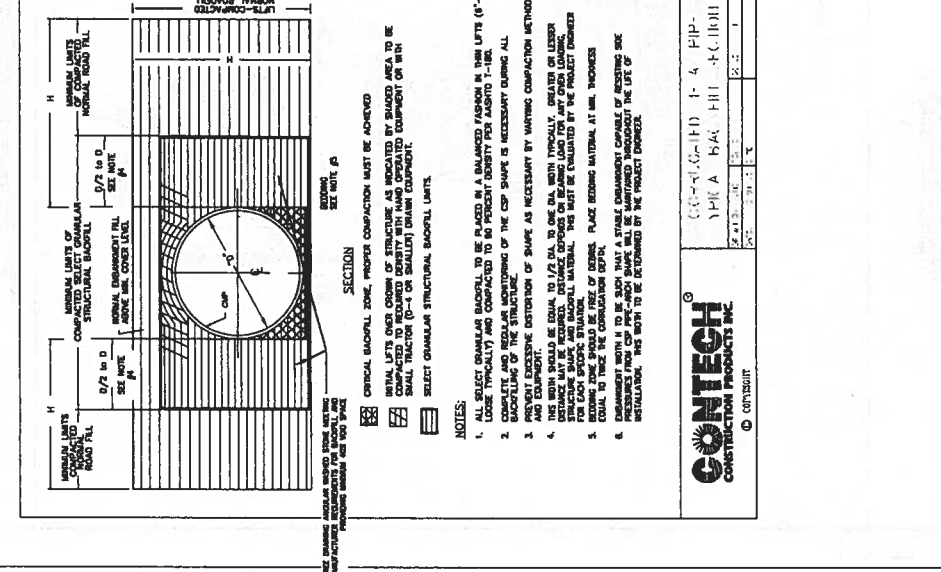
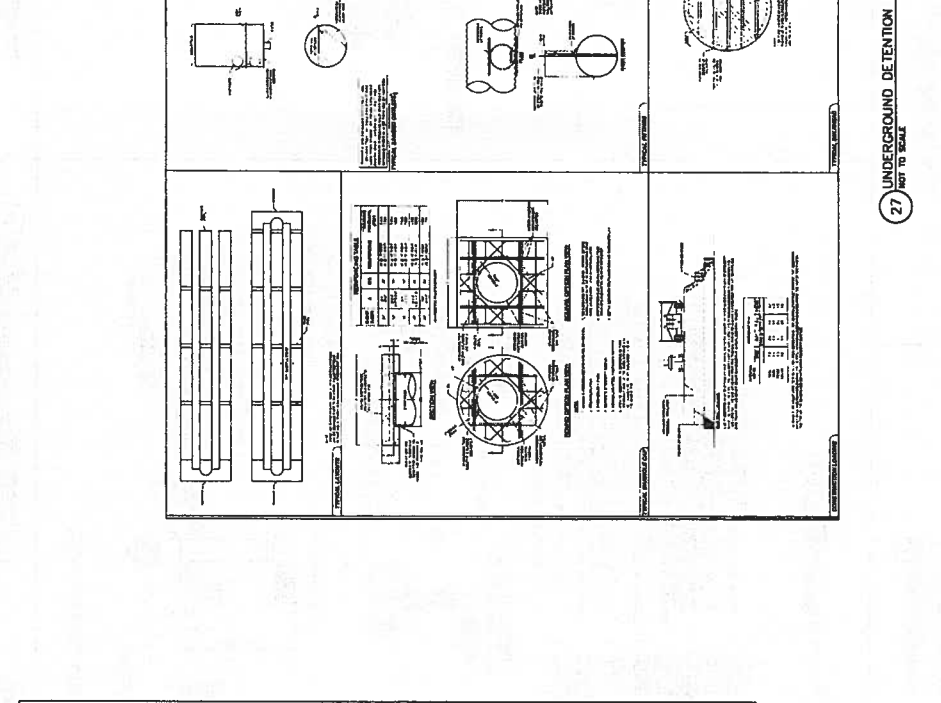
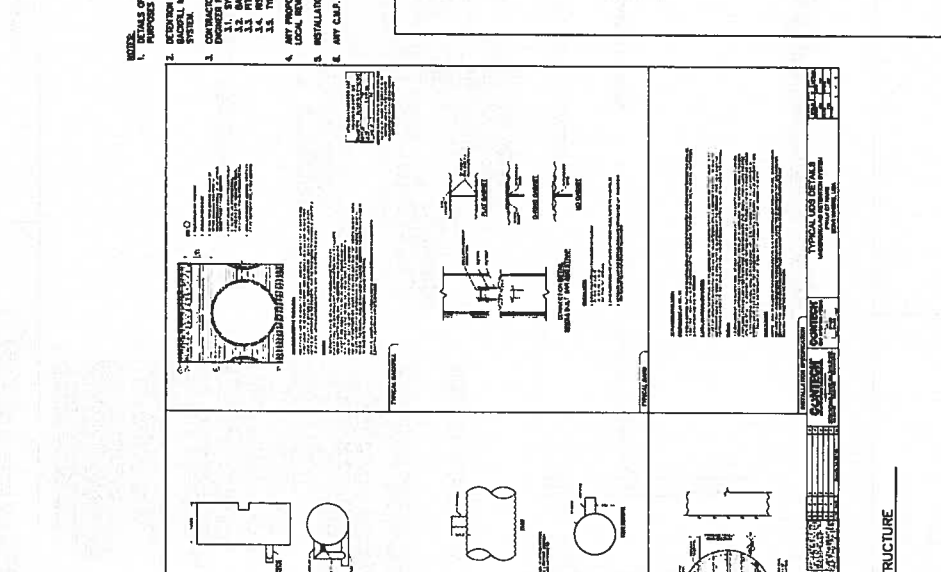
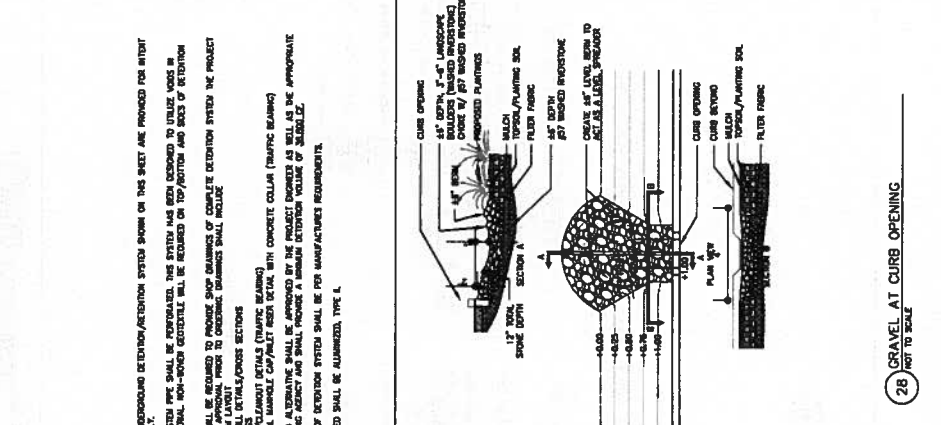
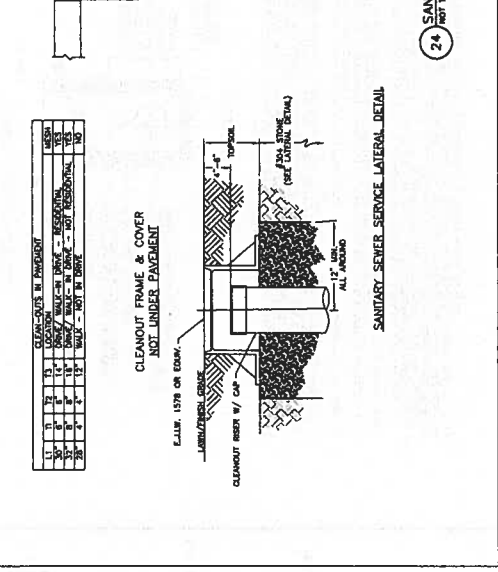
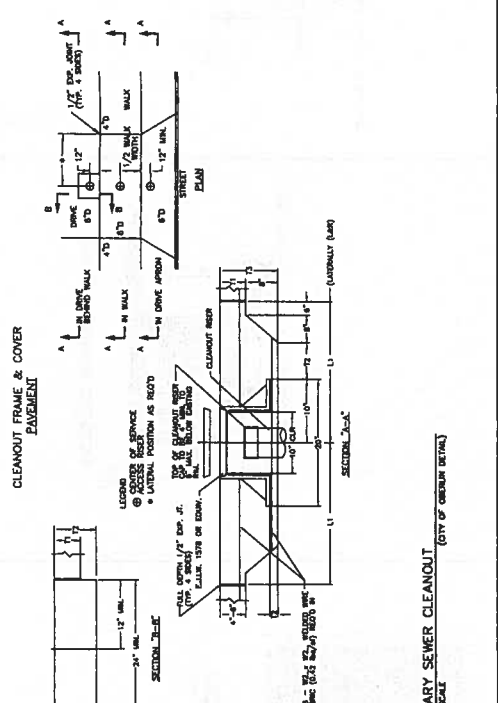
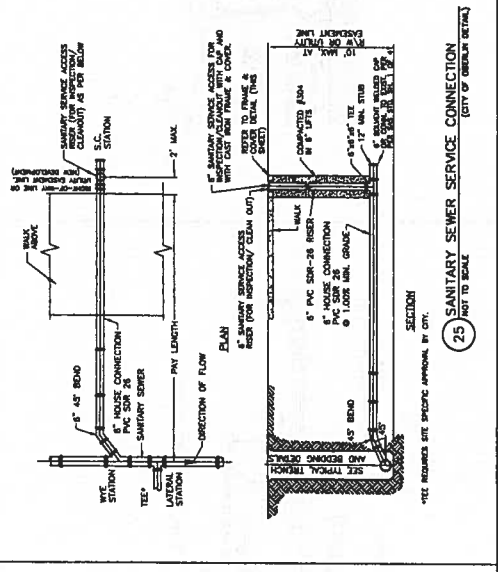
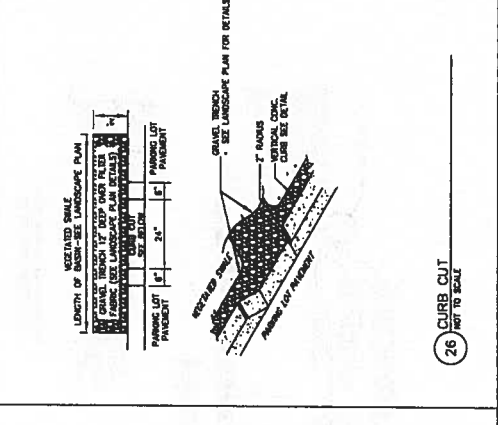
WATER DISTRIBUTION MATERIAL SPECIFICATIONS

PIPE INGRESS. PIPE INGRESS SHALL BE MANUFACTURED BY THE BUREAU OF STANDARDS AND APPROVED BY THE CITY OF OBERLIN. ALL PIPE SHALL BE INSTALLED IN ACCORDANCE WITH THE CITY OF OBERLIN SPECIFICATIONS FOR PIPE INGRESS.

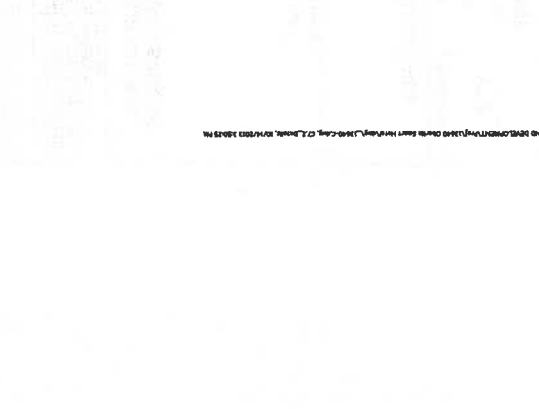
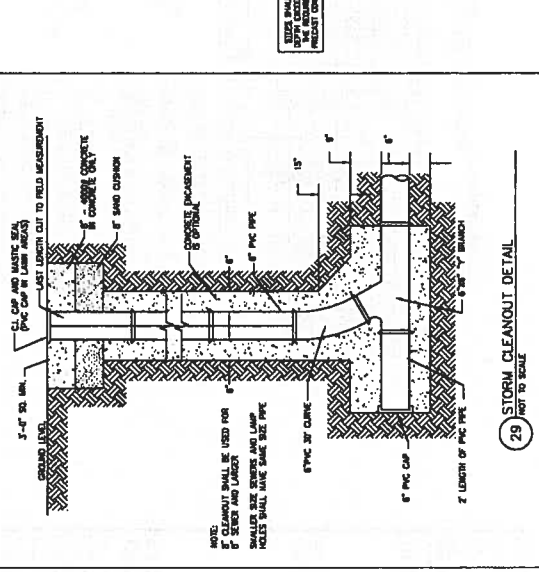
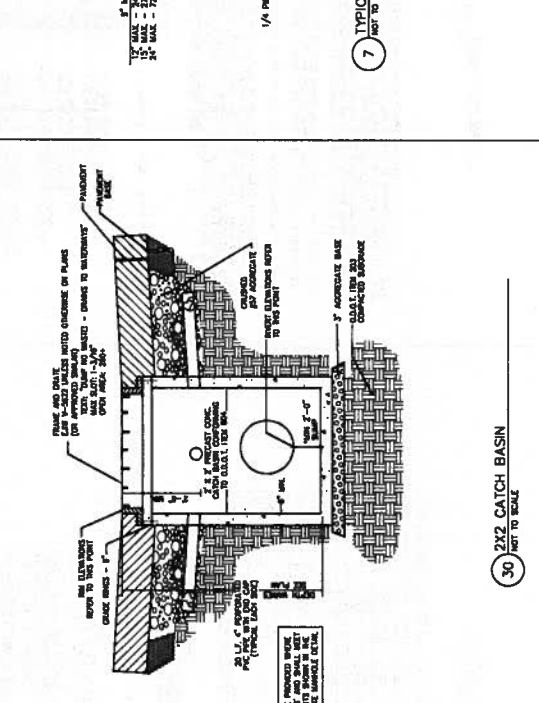
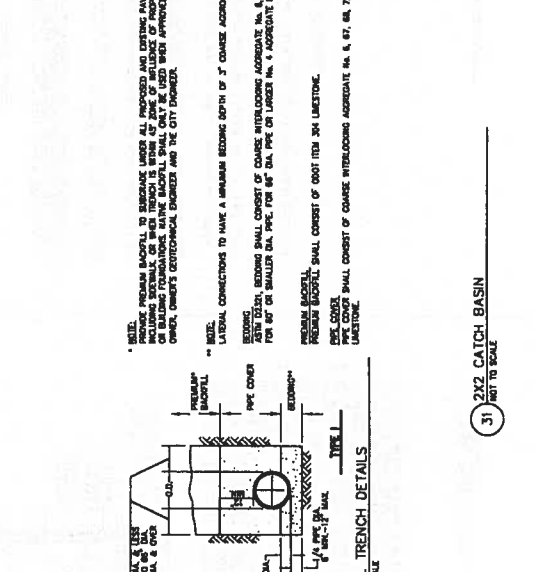
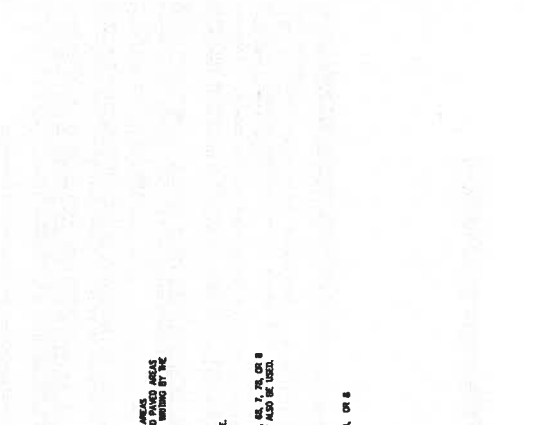
21 MISCELLANEOUS WATER LINE NOTES
(CITY OF OBERLIN DETAIL)

Solomon Cordwell Buenz
NEFF ARCHITECTS
Architecture Planning Interior Design

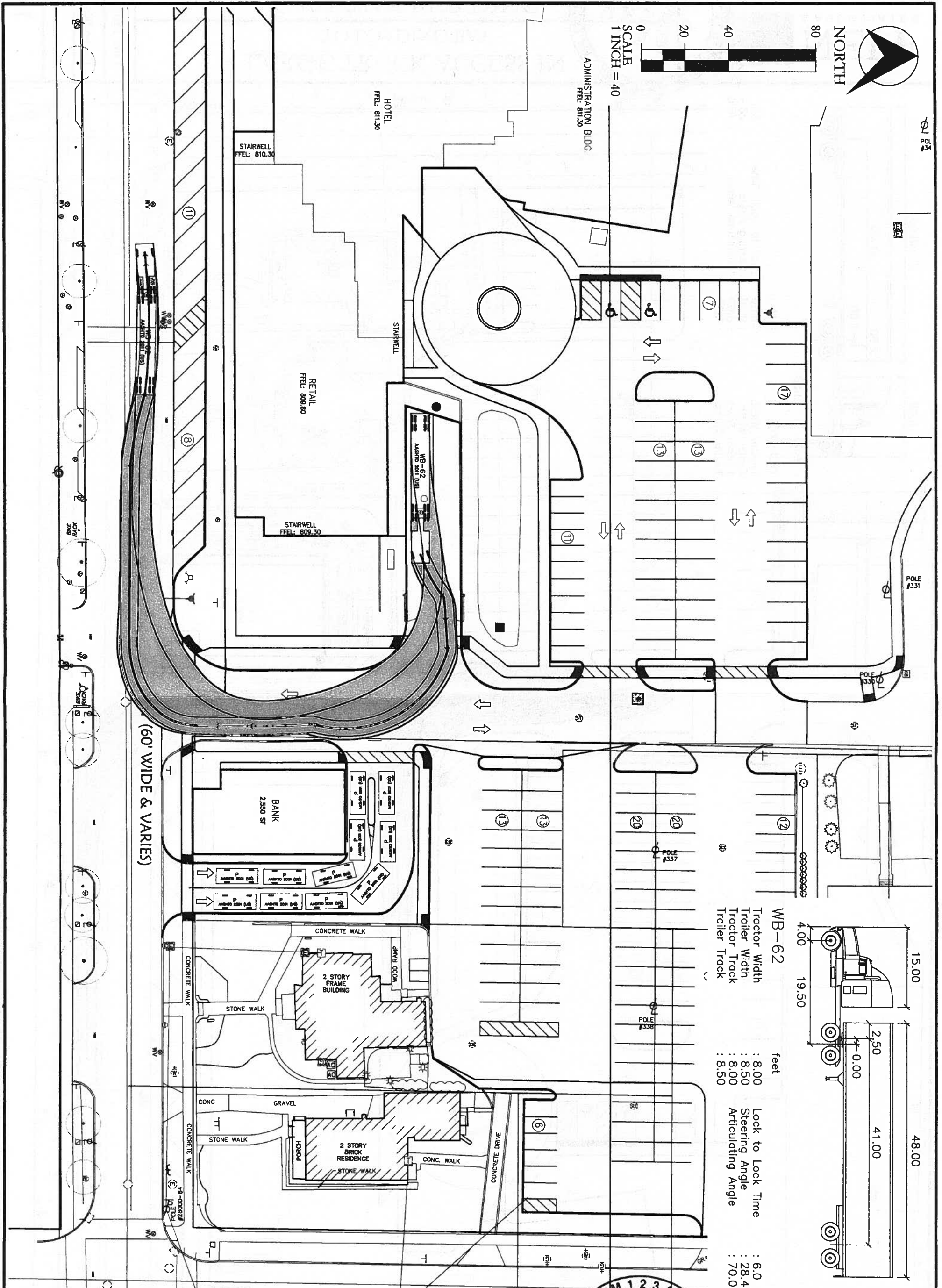
UTILITY DETAILS
Oberlin, Ohio
OBERLIN COLLEGE
GATEWAY BUILDING
Project Number: C7.1
2012007



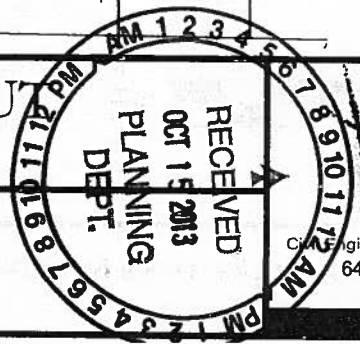
NOTES:
 1. DETAILS OF UNDERGROUND DETENTION/RETENTION SYSTEM SHOWN ON THIS SHEET ARE PROVIDED FOR INTENT PURPOSES ONLY.
 2. DETENTION SYSTEM PIPE SHALL BE PERFORMED. THE SYSTEM HAS BEEN DESIGNED TO UTILIZE UNITS IN NORMAL, UNIFORM, NON-POOR QUALITY. ALL UNITS SHALL BE INSTALLED ON TOP OF FOUNDATION AND BEES OF DETENTION SYSTEM.
 3. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING SHOP DRAWINGS OF COMPLETE DETENTION SYSTEM. THE PROJECT DESIGNER SHALL REVIEW AND APPROVE ALL SHOP DRAWINGS.
 4. ALL UNITS SHALL BE INSTALLED ON TOP OF FOUNDATION AND BEES OF DETENTION SYSTEM.
 5. ALL UNITS SHALL BE INSTALLED ON TOP OF FOUNDATION AND BEES OF DETENTION SYSTEM.
 6. ALL UNITS SHALL BE INSTALLED ON TOP OF FOUNDATION AND BEES OF DETENTION SYSTEM.



NOTES:
 1. ALL SELECT GRANULAR BACKFILL TO BE PLACED IN A BALANCED FASHION IN THE LIFT (10'-4" MINIMUM LIFTS OVER COURSE OF STRUCTURE AS INDICATED BY SHADDED AREA TO BE SMALLER THAN 1/4" OR SMALLER DRAWN EQUIVALENT).
 2. SELECT GRANULAR STRUCTURAL BACKFILL LIMITS.
 3. CRITICAL BACKFILL ZONE, PROPER COMPACTION MUST BE ACHIEVED.
 4. INITIAL LIFTS OVER COURSE OF STRUCTURE AS INDICATED BY SHADDED AREA TO BE SMALLER THAN 1/4" OR SMALLER DRAWN EQUIVALENT.
 5. ALL UNITS SHALL BE INSTALLED ON TOP OF FOUNDATION AND BEES OF DETENTION SYSTEM.
 6. ALL UNITS SHALL BE INSTALLED ON TOP OF FOUNDATION AND BEES OF DETENTION SYSTEM.

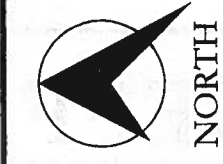


LARGE TRUCK ACCESS OUT
TO LOADING BAY
GATEWAY BUILDING
OBERLIN, OHIO



NEFF & ASSOCIATES
Engineers - Landscape Architects + Planners + Surveyors
6405 York Road | Parma Heights, Ohio 44130
Tel: 440.884.3100 | Fax: 440.884.6443
www.neff-assoc.com

Date: SEPT, 2013
Drawn By: JSO
Proj. No. 13640



NORTH

SCALE
1 INCH = 40

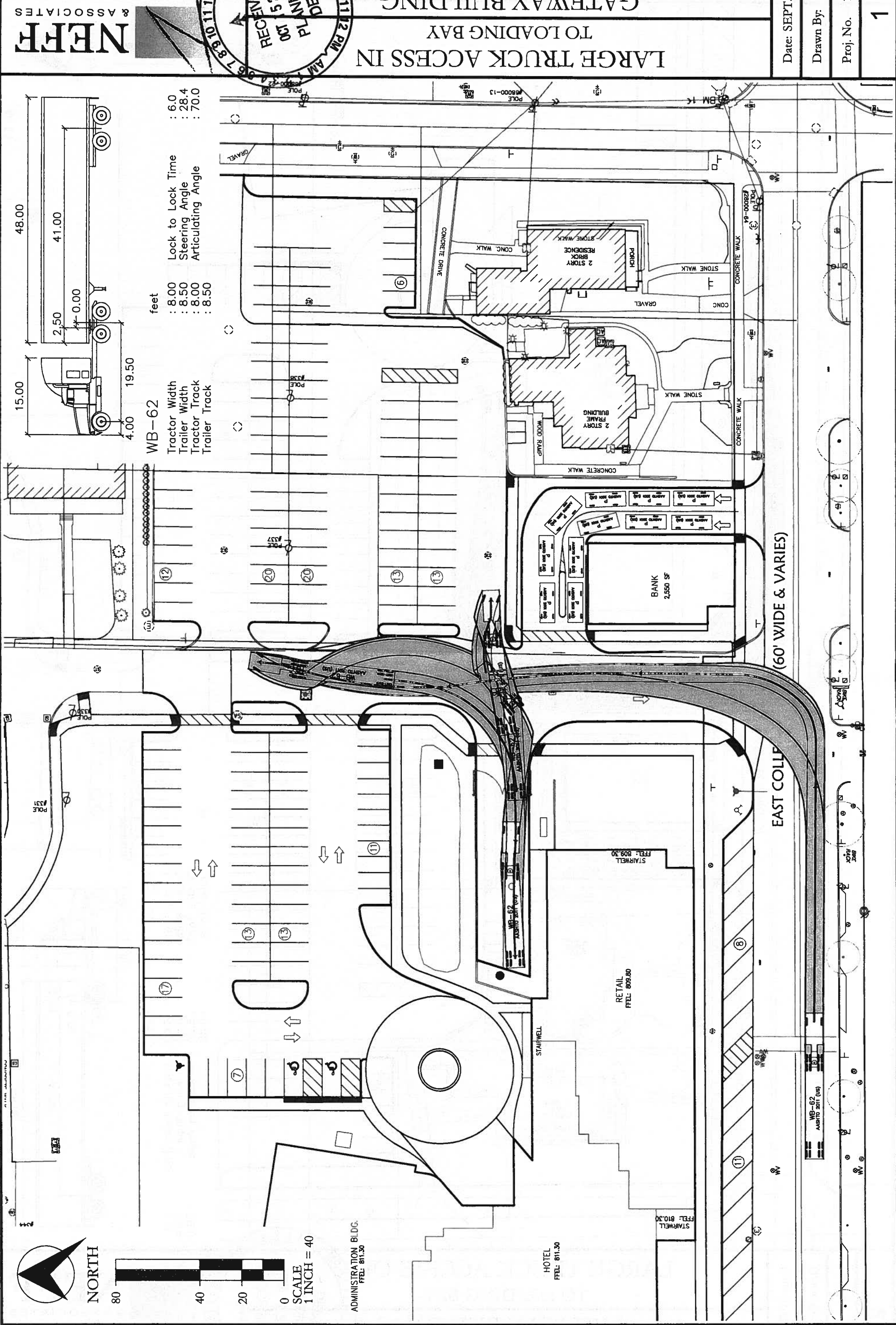
ADMINISTRATION BLDG.
FFEL: 811.30

HOTEL
FFEL: 811.30

RETAIL
FFEL: 809.30

STAIRWELL
FFEL: 809.30

STAIRWELL
FFEL: 810.30



WB-62
Tractor Width : 8.00
Trailer Width : 8.50
Tractor Track : 8.00
Trailer Track : 8.50

feet
Lock to Lock Time : 6.0
Steering Angle : 28.4
Articulating Angle : 70.0

LARGE TRUCK ACCESS IN TO LOADING BAY GATEWAY BUILDING OBERLIN, OHIO

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