

LOCATION OF EXISTING UTILITIES

EXISTING PUBLIC UTILITIES AND KNOWN UNDERGROUND STRUCTURES ARE SHOWN ON THE PLANS. THE INFORMATION SHOWN IS BELIEVED TO BE REASONABLY CORRECT AND COMPLETE. HOWEVER, NEITHER THE CORRECTNESS OR THE COMPLETENESS OF SUCH INFORMATION IS GUARANTEED. PRIOR TO THE START OF ANY CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY "MISS DIG" AND REQUEST THE UTILITY COMPANIES TO MARK THE UTILITIES IN QUESTION.

SPECIAL CARE SHALL BE TAKEN IN EXCAVATING IN THE PROXIMITY OF ALL UNDERGROUND UTILITIES. THE CONTRACTOR SHALL PROVIDE SUPPORT FOR ANY UTILITIES WITHIN THE EXCAVATION, PROVIDE PROPER COMPACTION UNDER ANY UNDERMINED UTILITY STRUCTURE AND IF NECESSARY, INSTALL TEMPORARY SHEETING OR USE A TRENCH BOX TO MINIMIZE THE EXCAVATION. CONTRACTOR SHALL PROTECT AND SAVE HARMLESS FROM DAMAGE ALL UTILITIES, ABOVE OR BELOW THE GROUND SURFACE, WHICH MAY BE ENCOUNTERED DURING CONSTRUCTION.



THE LOCATION OF THE EXISTING UTILITIES, AS SHOWN ON THIS PLAN, ARE APPROXIMATE ONLY. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ACTUAL LOCATION AND DEPTH OF ALL EXISTING UTILITIES. THE OWNER AND THE SURVEYOR SHALL NOT BE RESPONSIBLE FOR ANY OMISSION OR VARIATION FROM THE LOCATION SHOWN. THE CONTRACTOR SHALL NOTIFY "MISS DIG" AT 1 (800) 482-7171 THREE (3) WORKING DAYS PRIOR TO THE START OF CONSTRUCTION.

SITE UTILITY NOTES

THESE PLANS AND SPECIFICATIONS ARE SUBJECT TO MODIFICATION DURING CONSTRUCTION WHEN CONDITIONS DEVELOP THAT WERE NOT APPARENT DURING THE DESIGN AND PREPARATION OF THESE PLANS. ALL MODIFICATIONS MUST BE APPROVED BY LOCAL JURISDICTION PRIOR TO CONSTRUCTION AND/OR IMPLEMENTATION.

BEFORE COMMENCEMENT OF WORK, THE CONTRACTOR SHALL REVIEW ALL PLANS AND SPECIFICATIONS AND THE JOB SITE. THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE ENGINEER WHO PREPARED THE PLANS OF ANY DISCREPANCIES THAT MAY REQUIRE MODIFICATION TO THESE PLANS OR OF ANY FIELD CONFLICTS.

IN THE EVENT OF ANY DISCREPANCY BETWEEN ANY DRAWING AND THE FIGURES WRITTEN THEREON, THE FIGURES SHALL BE TAKEN AS CORRECT.

SHOULD IT APPEAR THAT THE WORK TO BE DONE OR ANY MATTER RELATIVE THERETO IS NOT SUFFICIENTLY DETAILED OR EXPLAINED ON THESE PLANS, THE CONTRACTOR SHALL CONTACT THE ENGINEER FOR SUCH FURTHER EXPLANATIONS AS MAY BE NECESSARY.

CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY, AND HOLD THE OWNER AND DESIGN PROFESSIONAL HARMLESS OF ANY AND ALL LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR DESIGN PROFESSIONAL.

CONTRACTOR SHALL OBTAIN ENCROACHMENT PERMITS PRIOR TO COMMENCING CONSTRUCTION INVOLVING RIGHT-OF-WAYS, AND FOR THE CONSTRUCTION, MODIFICATION, OR CONNECTION TO FACILITIES. ALL WORKMANSHIP, EQUIPMENT AND MATERIALS SHALL CONFORM TO LOCAL JURISDICTION STANDARDS AND SPECIFICATIONS.

TRAFFIC CONTROL SHALL BE PROVIDED IN ACCORDANCE WITH LOCAL JURISDICTION.

THE CONTRACTOR SHALL PROVIDE ALL LIGHTS, SIGNS, BARRICADES, FLAG MEN, OR OTHER DEVICES NECESSARY TO PROVIDE FOR PUBLIC SAFETY.

WHERE SOIL OR GEOLOGIC CONDITIONS ENCOUNTERED IN GRADING OPERATIONS ARE DIFFERENT FROM THOSE ANTICIPATED IN THE SOIL AND GEOLOGICAL INVESTIGATION REPORT, OR WHERE CONDITIONS WARRANT CHANGES TO THE RECOMMENDATIONS CONTAINED THEREIN, A REVISED SOIL OR GEOLOGIC REPORT SHALL BE SUBMITTED FOR APPROVAL AND SHALL BE ACCOMPANIED BY AN ENGINEER'S OPINION AS TO THE SAFETY OF THE SITE FROM THE POSSIBILITY OF LAND SLIPPAGE, SETTLEMENT AND SEISMIC ACTIVITY.

A PRECONSTRUCTION MEETING SHALL BE SCHEDULED WITH THE DEVELOPER, SERVICES PERSONNEL AND THE DEVELOPER'S CONTRACTOR. A PRECONSTRUCTION MEETING SHALL TAKE PLACE PRIOR TO THE STARTING OF ANY CONSTRUCTION ON THE SITE.

FIRE LANES SHALL BE DESIGNATED BY THE FIRE CODE OFFICIAL, AND SHALL BE CONSPICUOUSLY POSTED ON BOTH SIDES OF THE FIRE LANE, WITH FIRE LANE SIGNS SPACED NOT MORE THAN 100 FEET APART, AND IN CONFORMANCE WITH THE MICHIGAN MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES.

OPEN BURNING IS NOT PERMITTED INCLUDING THE BURNING OF TRASH, DEBRIS, OR LAND CLEARING MATERIALS.

CONSTRUCTION SITES SHALL BE SAFEGUARDED IN ACCORDANCE WITH UNIFORM FIRE CODE ARTICLE 87. THIS INCLUDES MAINTAINING FIRE DEPARTMENT ACCESS ROADS AND FIRE HYDRANTS OPERATIONAL PRIOR TO BUILDING CONSTRUCTION.

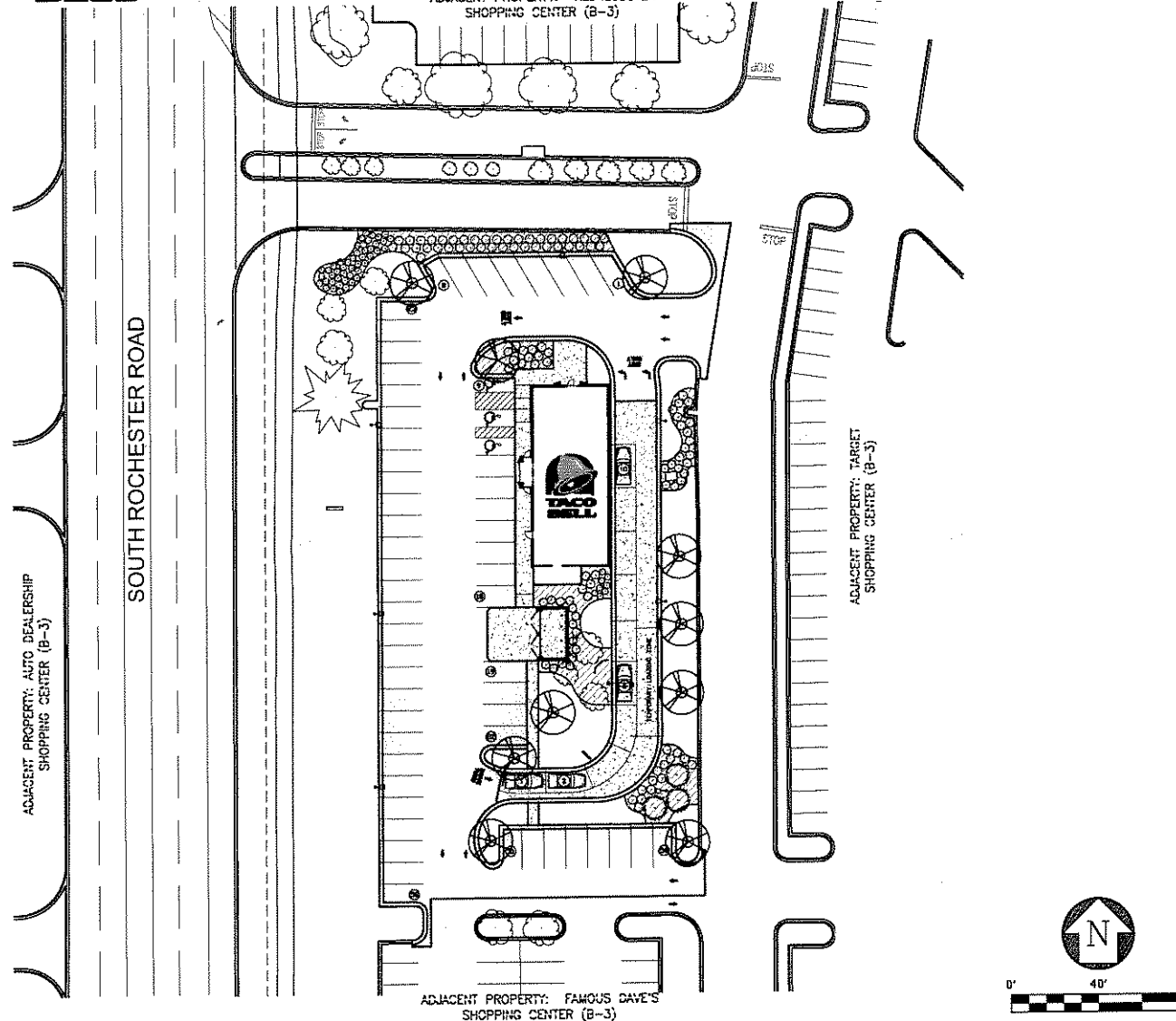
GENERAL SITE NOTES



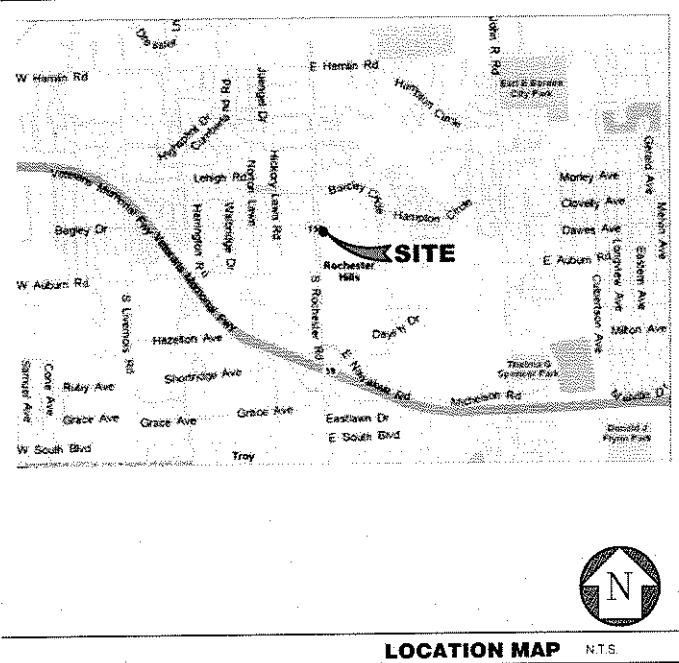
TACO BELL

SECTION 26, T3N-R11E, CITY OF ROCHESTER HILLS
OAKLAND COUNTY, MICHIGAN

ADJACENT PROPERTY: RED LOBSTER
SHOPPING CENTER (B-3)



SITE SKETCH 1" = 40'



LOCATION MAP N.T.S.

PLANNING/ZONING
CITY OF ROCHESTER HILLS
1000 ROCHESTER HILLS DRIVE
ROCHESTER HILLS, MICHIGAN 48309
Contact: ED ANZEK, PLANNING DIRECTOR
Phone: (248) 656-4660

SANITARY SEWER / WATER
CITY OF ROCHESTER HILLS DPS
1000 ROCHESTER HILLS DRIVE
ROCHESTER HILLS, MICHIGAN 48309
Contact: PETE BOMMARITL
Phone: (248) 656-4665

STORM DRAINAGE
CITY OF ROCHESTER HILLS DPS
1000 ROCHESTER HILLS DRIVE
ROCHESTER HILLS, MICHIGAN 48309
Contact: PETE BOMMARITL
Phone: (248) 656-4665

ELECTRIC
DTE
2000 2ND AVENUE, 1205 WCB
DETROIT, MI 48226
Contact: MIKE COLE, NATIONAL ACCOUNTS MANAGER
Phone: (313) 235-5158

NATURAL GAS
CONSUMERS Energy
1000 FEATHERSTONE
PONTIAC, MICHIGAN 48342
Contact: ERIN GREEN
Phone: (248) 656-4532

ROADS/HIGHWAY
ROAD COMMISSION OF OAKLAND COUNTY
2420 PONTIAC LAKE ROAD
WATERFORD, MICHIGAN 48328
Contact: KARA GRISAMER
Phone: (248) 858-4856

FIRE CODE
CITY OF ROCHESTER HILLS DPS
1000 ROCHESTER HILLS DRIVE
ROCHESTER HILLS, MICHIGAN 48309
Contact: ROH WALKER, FIRE PLAN REVIEWER
Phone: (248) 841-2434

HEALTH DEPARTMENT
OAKLAND COUNTY HEALTH DEPARTMENT
27725 GREENFIELD ROAD
SOUTHFIELD, MICHIGAN 48076
Contact: JOSH NELSON
Phone: (248) 424-7095

TELEPHONE
SBC
54 N. MILL STREET
PONTIAC, MICHIGAN 48342
Contact: GREG HILLS
Phone: (248) 456-0842

EMERGENCIES
POLICE DEPARTMENTS - 911
FIRE DEPARTMENTS - 911
AMBULANCE - 911

AGENCIES

PROPERTY OWNER/APPLICANT

TACO BELL OF AMERICA
A CALIFORNIA CORPORATION

ZONING INFORMATION

PARCEL ID: 70-15-26-360-009
PROPOSED ZONING: SHOPPING CENTER DISTRICT (B-3)
PROPOSED USE: RESTAURANT, DRIVE-THRU
PARCEL ADDRESS: 2855 ROCHESTER ROAD SOUTH
ROCHESTER HILLS, MICHIGAN 48307

STRUCTURE SETBACKS

FRONT: 75 FEET
SIDE: 25 FEET
REAR: 25 FEET

PARKING SETBACKS

FRONT: 35 FEET
SIDE: 10 FEET
REAR: 10 FEET

PARKING REQUIREMENTS

PARKING FORMULA:

ONE (1) SPACE FOR EACH 100 SQUARE FEET OF TOTAL BUILDING AREA, EXCLUSIVE OF THE INDOOR SEATING AREA, AND ONE SPACE FOR EACH EMPLOYEE. IN ADDITION, ONE SPACE SHALL BE PROVIDED FOR EACH THREE (3) PERSONS ALLOWED WITHIN THE MAXIMUM OCCUPANCY LOAD OF THE INDOOR SEATING AREA

ACCESSIBLE PARKING FORMULA:

ONE (1) SPACE FOR EVERY 25 PARKING SPACES PROVIDED. FOR EVERY EIGHT (8) ACCESSIBLE PARKING SPACES REQUIRED, ONE (1) SHALL BE VAN ACCESSIBLE

TOTAL BUILDING AREA, EXCLUSIVE OF INDOOR SEATING: 1,572 S.F.
NUMBER OF EMPLOYEES: 12 EMPLOYEES
OCCUPANCY LOAD OF INDOOR SEATING AREA: 80 PEOPLE

TOTAL NO. OF PARKING SPACES REQUIRED - 55

NO. OF ACCESSIBLE SPACES PROVIDED - 3 (1-VAN ACCESSIBLE)
TOTAL NO. OF PARKING SPACES PROVIDED - 58

DRIVE-THRU STACKING SPACES PROVIDED - 10

PROJECT INFORMATION

LAND LOCATED IN THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, STATE OF MICHIGAN, AND DESCRIBED AS FOLLOWS:

UNIT NO. 2, HAMPTON VILLAGE CENTRE CONDOMINIUM, ACCORDING TO THE MASTER DEED RECORDED IN LIBER 11707, PAGE 158 AND FIRST AMENDMENT TO MASTER DEED RECORDED IN LIBER 12051, PAGE 807 AND AMENDMENTS THERETO (IF ANY), AND DESIGNATED AS OAKLAND COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 713, TOGETHER WITH RIGHTS IN GENERAL COMMON ELEMENTS AND LIMITED COMMON ELEMENTS SET FORTH IN THE ABOVE MASTER DEED AND AMENDMENTS THERETO AND AS DESCRIBED IN ACT 59 OF THE PUBLIC ACTS OF 1978, AND AMENDMENTS THERETO.

BOUNDARY DESCRIPTION

SHEET	SHEET TITLE
C	COVER SHEET
C0.1	ALTA/ACSM LAND TITLE SURVEY, SHEET 1
C0.2	ALTA/ACSM LAND TITLE SURVEY, SHEET 2
C0.3	TREE SURVEY
C1	DEMOLITION PLAN
C2	SITE PLAN
C2.1	SITE DETAILS
C2.2	SITE DETAILS
C3	GRADING PLAN
C4	SOIL EROSION AND SEDIMENTATION CONTROL PLAN
C5	UTILITY PLAN
L1	LANDSCAPE PLAN
L1.1	LANDSCAPE DETAILS
L2	IRRIGATION PLAN
I1	ILLUMINATION PLAN

SHEET INDEX



Professional Surveying & Engineering
P.O. BOX 193
1275 MCGREGOR WAY
GRAWN, MI 49637
PH: 231.943.0050
FAX: 231.943.0051
TOLL FREE: 877.520.LAND
www.landtechps.com



PROJECT MANAGEMENT
10223 E. CHERRY BEND RD.
TRAVERSE CITY, MI 49684

CONTACT: BILL BECKETT
PH: (231) 922-8250
FAX: (231) 922-9257

NOT TO BE USED FOR CONSTRUCTION DRAWINGS

ISSUE DATE:	04.18.07
△	CITY REVIEW #1 08.24.07
△	CITY REVIEW #2 10.09.07
△	ADD ILLUMINATION PLAN 11.15.07
△	
△	
△	
△	
△	
△	

CITY FILE NUMBER: 89-144.2
BUILDING TYPE: T80-y07
PLAN VERSION: 2007
SITE NUMBER: 292-504
STORE NUMBER: 4161

TACO BELL
2855 S. ROCHESTER ROAD
ROCHESTER HILLS, MICHIGAN 48307

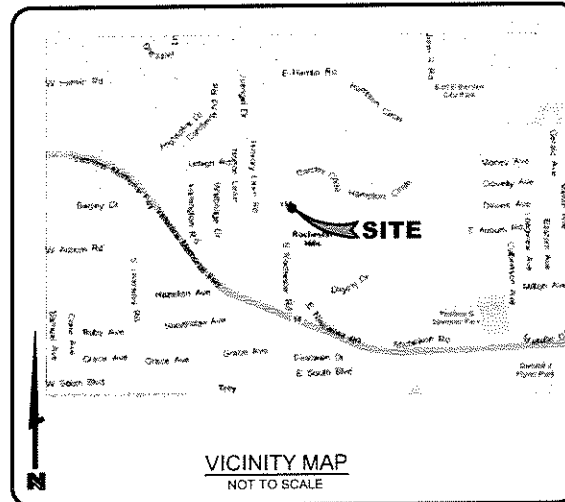
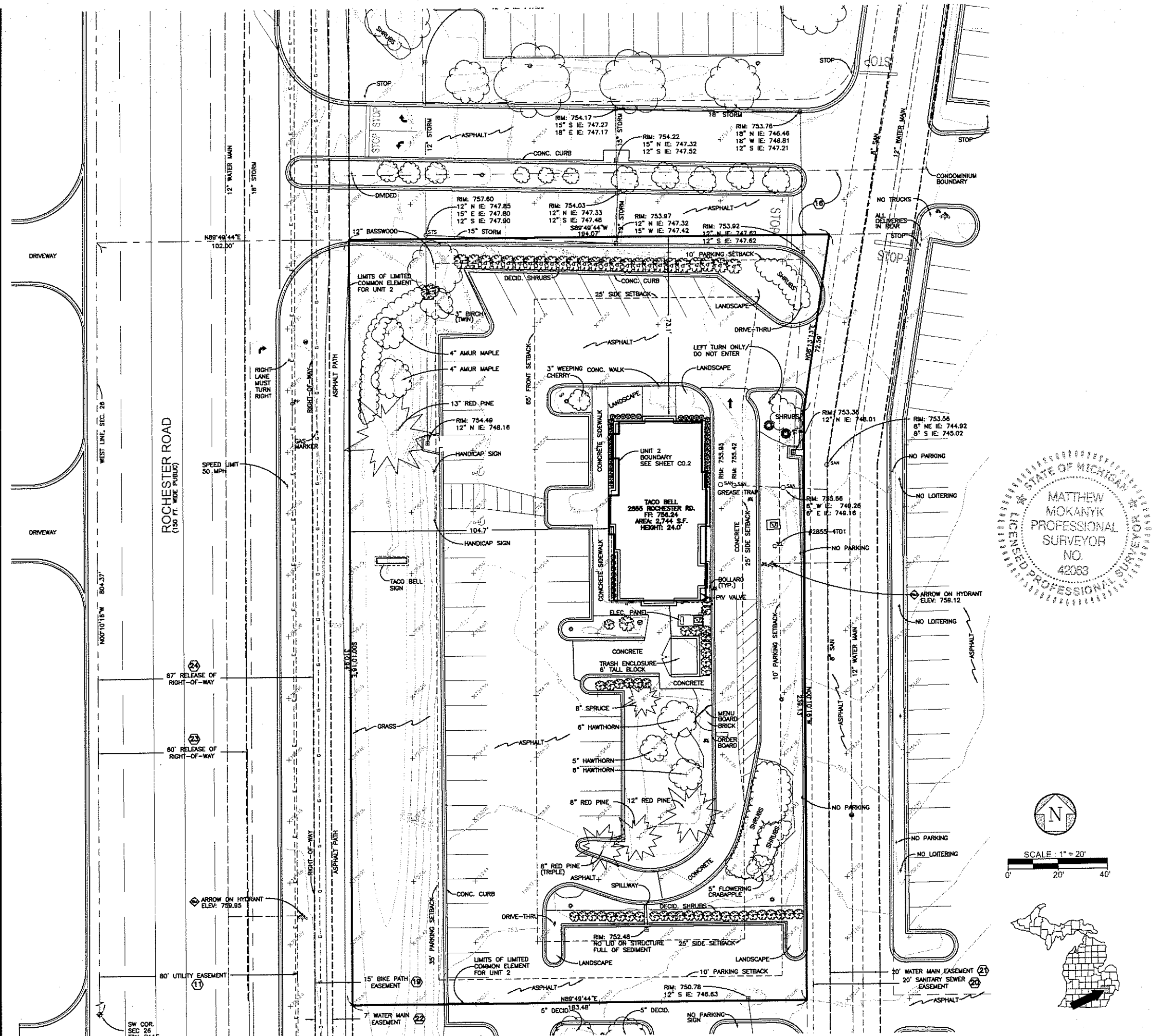


T80-y07

COVER SHEET

C

PLOT DATE: 11.15.07



Legend of Symbols & Abbreviations

• IRON FOUND	⊠ ELECTRIC TRANSFORMER
○ IRON SET	⊙ ELECTRIC MANHOLE
▲ P.K. NAIL FOUND	⊕ ELECTRIC METER
△ P.K. NAIL SET	⊗ MONITORING WELL
⊙ MONUMENT FOUND	⊕ TELEPHONE MANHOLE
(R) RECORD	⊕ TELEPHONE PEDESTAL
(M) MEASURED	+ SIGN POST
⊕ STORM MANHOLE	- POST
⊕ ROUND CATCH BASIN	- FENCE LINE
⊕ SQUARE CATCH BASIN	- E- POWER LINE
⊕ SANITARY MANHOLE	- G- GAS METER
⊕ PP POWER POLE	- G- GAS VALVE
⊕ GP GUY POLE	- C- CLEAN OUT
⊕ LIGHT POLE	- F- FLAG POLE
⊕ WATER WELL	- ⊕ GROUND LIGHT
⊕ WATER VALVE	⊕ WATER MANHOLE
⊕ HYDRANT	

ALTA/ACSM Land Title Survey

Based Upon Title Commitment No. 630445485NBU
 CHICAGO TITLE INSURANCE CORPORATION
 bearing an effective date of October 24, 2006.

Surveyor's Certification

I hereby state that Taco Bell Corporation, a California corporation, and its affiliates, and to Chicago Title Insurance Company, that this plat represents a survey made by me or under my supervision on the 13th day of March 2007, of the real property described as follows:

LAND LOCATED IN THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, STATE OF MICHIGAN, AND DESCRIBED AS FOLLOWS:

UNIT NO. 2, HAMPTON VILLAGE CENTRE CONDOMINIUM, ACCORDING TO THE MASTER DEED RECORDED IN LIBER 11707, PAGE 158 AND FIRST AMENDMENT TO MASTER DEED RECORDED IN LIBER 12051, PAGE 807 AND AMENDMENTS THERETO (IF ANY), AND DESIGNATED AS OAKLAND COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 713, TOGETHER WITH RIGHTS IN GENERAL COMMON ELEMENTS AND LIMITED COMMON ELEMENTS SET FORTH IN THE ABOVE MASTER DEED AND AMENDMENTS THERETO AND AS DESCRIBED IN ACT 59 OF THE PUBLIC ACTS OF 1976, AND AMENDMENTS THERETO.

and said survey and plat conform to Yum's Survey Requirements, and the "minimum standard detail requirements for ALTA/ACSM land title surveys" jointly established and adopted by ALTA, ACSM, and NSPS in 2005, and includes items 2, 3, 4, 5, 7a, 7b, 8, 9, 10, 11b, 12, 13 and 19 of Table A. Pursuant to accuracy standards as adopted by ALTA, ACSM, and NSPS and in effect on the date of the survey, the positional uncertainties resulting from the survey measurements do not exceed the allowable positional tolerance.

04/18/07
Date

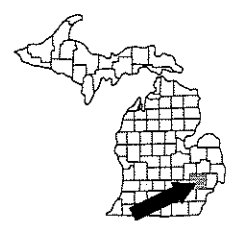
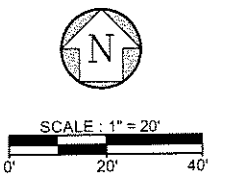
Matthew Mokanyk
 Matthew Mokanyk, P.E.
 Professional Surveyor No. 42063

Site Information

ZONING CONTACT: ED ANZEK, PLANNING DIRECTOR
 CITY OF ROCHESTER HILLS
 (248) 656-4660 PHONE
 1000 ROCHESTER HILLS DRIVE
 ROCHESTER HILLS, MICHIGAN 48309
 TAX ID NO.: 70-15-26-351-008
 SUBJECT SITE: ZONED "B-3" SHOPPING CENTER BUSINESS DISTRICT
 SUBJECT SITE: 1.32 ACRES OR 57,432 SQ. FT. (UNIT 2 + LIMITED COMMON ELEMENT)
 SETBACKS:
 FRONT: 75' REAR: 25' SIDE: 25'
 HEIGHT RESTRICTIONS:
 2 STORES
 DENSITY RESTRICTIONS:
 AS DETERMINED BY USE OF THE LOT, OFF-STREET PARKING PROVISIONS, LOADING AND STORAGE AREAS, AND REQUIRED YARDS



ALL UTILITIES AS SHOWN ARE APPROXIMATE LOCATIONS DERIVED FROM ACTUAL MEASUREMENTS AND AVAILABLE RECORDS. THEY SHOULD NOT BE INTERPRETED TO BE EXACT LOCATION NOR SHOULD IT BE ASSUMED THAT THEY ARE THE ONLY UTILITIES IN THE AREA.



LANDTECH
 Professional Surveying & Engineering
 231-402-0271 • 231-402-0271 FAX • 231-402-0271
 www.landtech.com www.ltwsurveyors.com

WT
 DEVELOPMENT
 CORPORATION

PROJECT MANAGEMENT
 10223 E. CHERRY BEND RD.
 TRAVERSE CITY, MI 49684
 CONTACT: BILL BECKETT
 PH: (231) 922-9250
 FAX: (231) 922-9257

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CITY FILE NUMBER: 89-144.2
 DATE: 04.18.07
 DRAWN BY: JU
 CHECKED BY: MM
 LTD. COMMON ELEMENT AREA: 1.32 AC
 SUBJECT NUMBER: 333-394
 SITE NUMBER: 292-504

TACO BELL
 2856 ROCHESTER ROAD SOUTH
 ROCHESTER HILLS, MI 48307



ALTA/ACSM
LAND TITLE
SURVEY
SHEET 1

CO.1

PLOT DATE: 10.11.07

Surveyor's Notes

ALL FIELD MEASUREMENTS MATCHED RECORD DIMENSIONS WITHIN THE PRECISION REQUIREMENTS OF ALTA/ACSM SPECIFICATIONS UNLESS OTHERWISE SHOWN.

BEARINGS BASIS IS N01°10'18"W; BEARINGS ARE BASED ON THE HAMPTON VILLAGE CENTRE CONDOMINIUM, AS RECORDED IN LIBER 11707, PAGE 158 AND FIRST AMENDMENT RECORDED IN LIBER 12051, PAGE 807.

ELEVATION OF THIS SURVEY ARE BASED USGS NGVD 1929 DATUM.

Flood Note

By graphic plotting only, this property is in Zone(s) XX of the Flood Insurance Rate Map, Community Panel No. 280471-0020-B, which bears an effective date of 09/02/1994 and is NOT in a Special Flood Hazard Area. According to Oakland County GIS, since no special flood hazards exist in this area, FEMA has not produced an updated map panel. According to the FEMA web site Mapping Information Platform, this property is in Zone XX. No field surveying was performed to determine this zone and an elevation certificate may be needed to verify this determination or apply for a variance from the Federal Emergency Management Agency.

Survey Description

THIS SURVEY DESCRIPTION DESCRIBES THE PARCEL AS DESCRIBED IN CHICAGO TITLE INSURANCE COMPANY COMMITMENT NUMBER 630445485NBU, BEARING AN EFFECTIVE DATE OCTOBER 24, 2006.

LAND LOCATED IN THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, STATE OF MICHIGAN, AND DESCRIBED AS FOLLOWS:

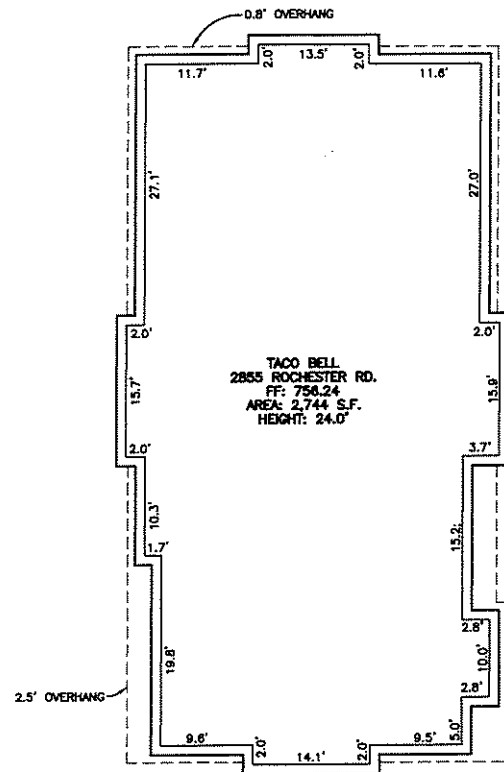
UNIT NO. 2, HAMPTON VILLAGE CENTRE CONDOMINIUM, ACCORDING TO THE MASTER DEED RECORDED IN LIBER 11707, PAGE 158 AND FIRST AMENDMENT TO MASTER DEED RECORDED IN LIBER 12051, PAGE 807 AND AMENDMENTS THERETO (IF ANY), AND DESIGNATED AS OAKLAND COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 713, TOGETHER WITH RIGHTS IN GENERAL COMMON ELEMENTS AND LIMITED COMMON ELEMENTS SET FORTH IN THE ABOVE MASTER DEED AND AMENDMENTS THERETO AND AS DESCRIBED IN ACT 56 OF THE PUBLIC ACTS OF 1978, AND AMENDMENTS THERETO.

Statement of Encroachments

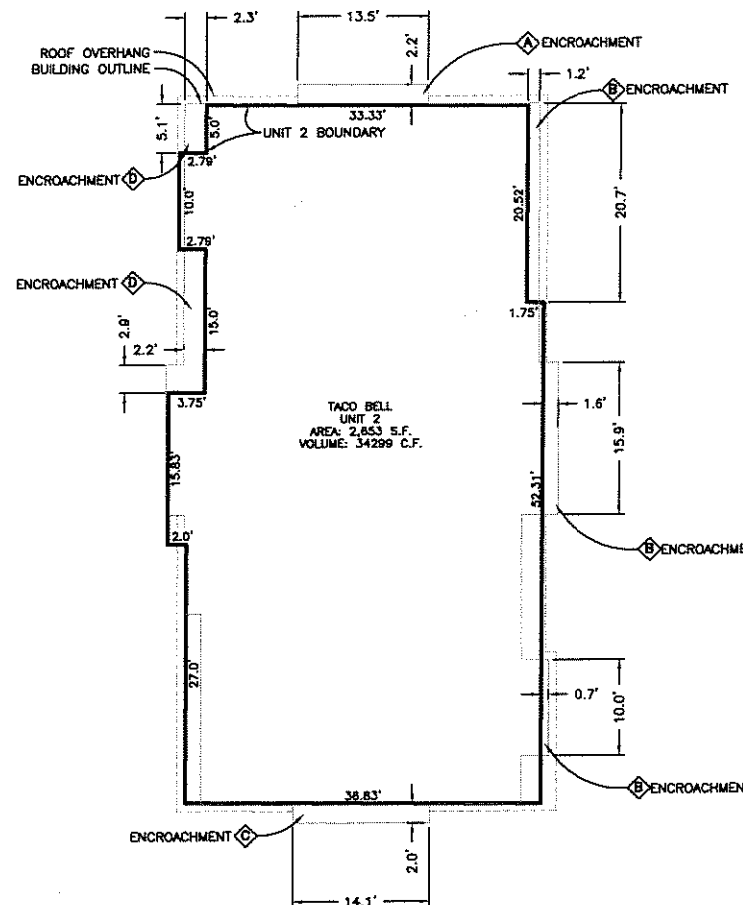
- ⓐ SUBJECT PROPERTY'S BUILDING ENCLOSES 2.2 FEET ALONG NORTHERLY LINE OF UNIT 2 INTO LIMITED COMMON ELEMENT FOR UNIT 2 OVER A DISTANCE OF 13.5 FEET.
- ⓑ SUBJECT PROPERTY'S BUILDING ENCLOSES ALONG THE EASTERLY LINE OF UNIT 2 INTO LIMITED COMMON ELEMENT FOR UNIT 2 FROM 0.7 FEET TO 1.6 FEET.
- ⓒ SUBJECT PROPERTY'S BUILDING ENCLOSES 2.0 FEET ALONG THE SOUTHERLY LINE OF UNIT 2 INTO LIMITED COMMON ELEMENT FOR UNIT 2 OVER A DISTANCE OF 14.1 FEET.
- ⓓ SUBJECT PROPERTY'S BUILDING ENCLOSES ALONG THE WESTERLY LINE OF UNIT 2 INTO LIMITED COMMON ELEMENT FOR UNIT 2 FROM 2.2 FEET TO 2.3 FEET.

Notes Corresponding to Schedule B

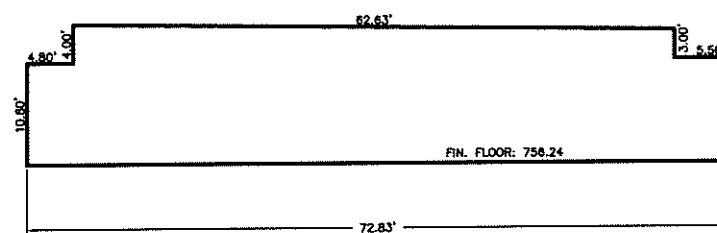
11. JOINT RIGHT OF WAY IN FAVOR OF THE DETROIT EDISON COMPANY AND MICHIGAN BELL TELEPHONE COMPANY RECORDED IN LIBER 4522, PAGE 885. PLOTTED HEREON.
12. DECLARATION OF RESTRICTIONS AND EASEMENTS - NON RESIDENTIAL RECORDED IN LIBER 8033, PAGE 319 AND AMENDMENT TO DECLARATION OF RESTRICTIONS AND EASEMENTS - NONRESIDENTIAL RECORDED IN LIBER 6848, PAGE 800. DOES NOT AFFECT PARCEL.
13. EASEMENT FOR GAS PIPELINE IN FAVOR OF CONSUMERS POWER RECORDED IN LIBER 10940, PAGE 115 AND RE-RECORDED IN LIBER 11059, PAGE 162 AND LIBER 11476, PAGE 653. DOES NOT AFFECT PARCEL.
14. RIGHT OF WAY IN FAVOR OF THE HAMPTON DRAIN DRAINAGE DISTRICT RECORDED IN LIBER 11097, PAGE 76. DOES NOT AFFECT PARCEL.
15. DECLARATION OF EASEMENTS AND RESTRICTIONS RECORDED IN LIBER 11482, PAGE 772, AND FIRST AMENDMENT TO DECLARATION OF EASEMENTS AND RESTRICTIONS RECORDED IN LIBER 11507, PAGE 281. DOES NOT AFFECT PARCEL.
16. OPERATION AND EASEMENT RECORDED IN LIBER 10487, PAGE 840 AND FIRST AMENDMENT TO OPERATION AND EASEMENT RECORDED IN LIBER 11290, PAGE 229, AND SECOND AMENDMENT TO OPERATION AND EASEMENT RECORDED IN LIBER 11582, PAGE 835, AND THIRD AMENDMENT TO OPERATION AND EASEMENT RECORDED IN LIBER 11958, PAGE 296 AND THIRD AMENDMENT TO OPERATION AND EASEMENT RECORDED IN LIBER 12257, PAGE 664. PLOTTED HEREON.
17. LIGHTING AGREEMENT RECORDED IN LIBER 11279, PAGE 9. NOT A PLOTTABLE DOCUMENT.
18. WATERMAN EASEMENT IN FAVOR OF THE CITY OF ROCHESTER HILLS RECORDED IN LIBER 12605, PAGE 228 AND LIBER 14875, PAGE 706. DOES NOT AFFECT PARCEL.
19. PEDESTRIAN-BICYCLE PATHWAY EASEMENT IN FAVOR OF THE CITY OF ROCHESTER HILLS RECORDED IN LIBER 14865, PAGE 573. PLOTTED HEREON.
20. SANITARY SEWER EASEMENT IN FAVOR OF THE CITY OF ROCHESTER HILLS RECORDED IN LIBER 14865, PAGE 593. PLOTTED HEREON.
21. WATERMAN EASEMENT IN FAVOR OF THE CITY OF ROCHESTER HILLS RECORDED IN LIBER 14865, PAGE 601. PLOTTED HEREON.
22. EASEMENT GRANTED TO THE COUNTY OF OAKLAND RECORDED IN LIBER 18224, PAGE 484. PLOTTED HEREON.
23. HIGHWAY EASEMENT RELEASE IN FAVOR OF THE STATE OF MICHIGAN RECORDED IN LIBER 1802, PAGE 472. PLOTTED HEREON.
24. HIGHWAY EASEMENT RELEASE IN FAVOR OF THE STATE OF MICHIGAN RECORDED IN LIBER 5932, PAGE 647. PLOTTED HEREON.



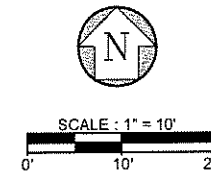
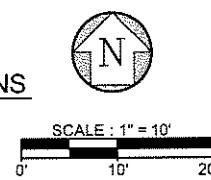
EXTERIOR BUILDING DIMENSIONS
SCALE: 1" = 10'



UNIT 2 FLOOR PLAN
SCALE: 1" = 10'



UNIT 2 SECTION
SCALE: 1" = 10'



PROJECT MANAGEMENT
10223 E. CHERRY BEND RD.
TRAVERSE CITY, MI 49684
CONTACT: BILL BECKETT
PH: (231) 922-9250
FAX: (231) 922-9257

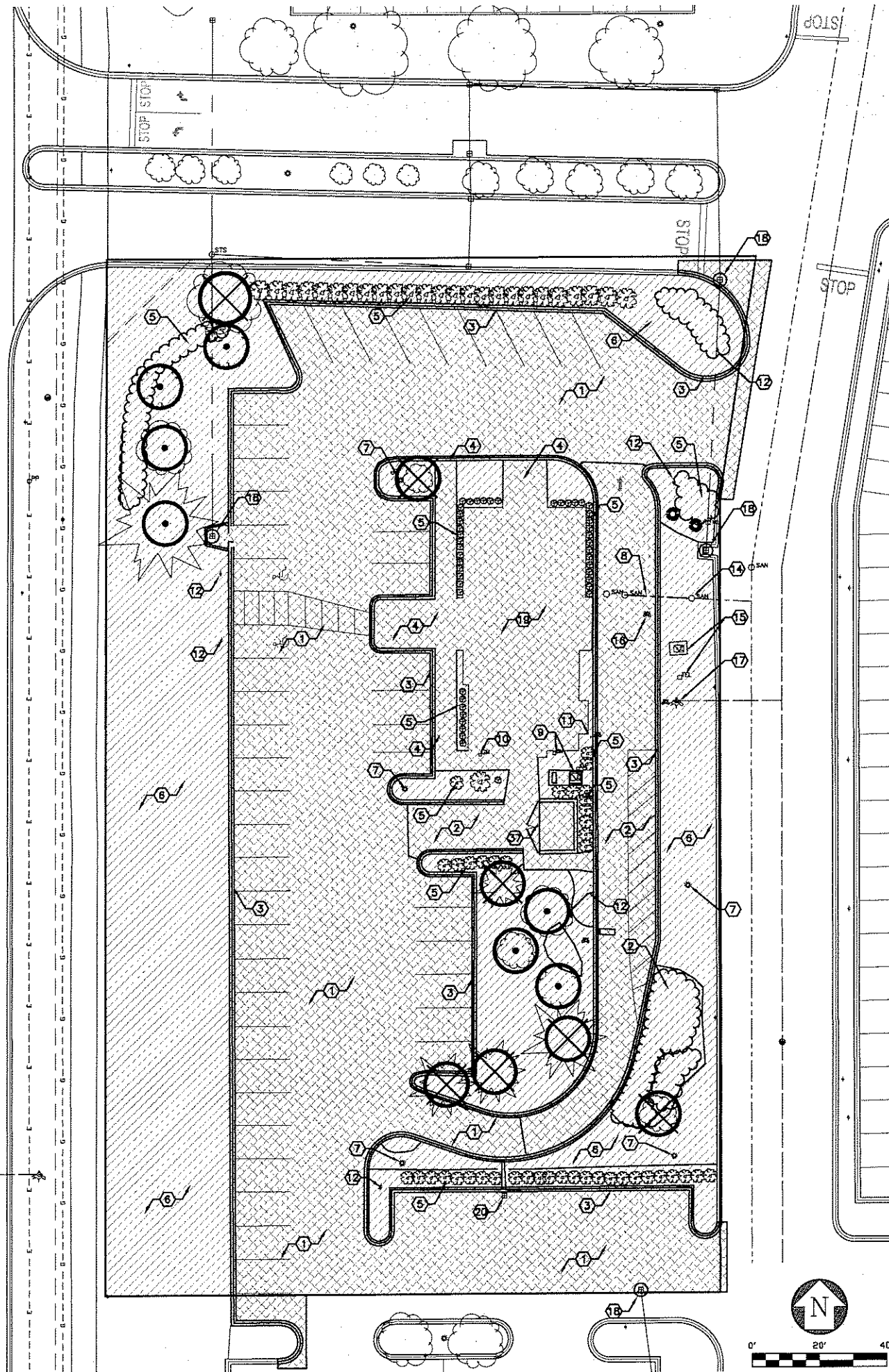
CITY FILE NUMBER: 89-144.2
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ENTITY NUMBER: 333-394
SITE NUMBER: 292-504

TACO BELL
2855 ROCHESTER ROAD SOUTH
ROCHESTER HILLS, MI 48307

ALTA/ACSM
LAND TITLE
SURVEY
SHEET 2

CO.2
PLOT DATE: 10.11.07

SOUTH ROCHESTER ROAD
(150 FT. WIDE PUBLIC)



DEMOLITION PLAN 1" = 20' 12

- 1 REMOVE ASPHALT PAVEMENT. PROVIDE NEAT SAWCUT AT LIMITS OF DEMOLITION.
- 2 REMOVE CONCRETE PAVEMENT. PROVIDE NEAT SAWCUT AT LIMITS OF DEMOLITION
- 3 REMOVE CONCRETE CURBING. PROVIDE NEAT SAWCUT AT LIMITS OF DEMOLITION
- 4 REMOVE CONCRETE WALK. PROVIDE NEAT SAWCUT AT LIMITS OF DEMOLITION
- 5 REMOVE SHRUBS
- 6 REMOVE LAWNS AND GROUND COVER. STRIP AND STOCKPILE TOPSOIL FOR REUSE.
- 7 REMOVE LIGHT POLE
- 8 REMOVE SANITARY LEAD AND GREASE TRAP. CUT EXISTING LEAD 5 FT. FROM MANHOLE (TO BE REUSED).
- 9 DISCONNECT AND REMOVE ELECTRIC SERVICE. COORDINATE WORK WITH UTILITY PROVIDER.
- 10 DISCONNECT AND REMOVE GAS SERVICE. COORDINATE WORK WITH UTILITY PROVIDER.
- 11 DISCONNECT AND REMOVE WATER SERVICE. COORDINATE WORK WITH UTILITY PROVIDER.
- 12 REMOVE SIGN
- 13 REMOVE TRASH ENCLOSURE AND FOUNDATION
- 14 SANITARY MANHOLE TO REMAIN. PROTECT DURING CONSTRUCTION
- 15 ELECTRIC TRANSFORMER AND TELEPHONE RISER TO REMAIN. PROTECT DURING CONSTRUCTION
- 16 WATER SERVICE CONNECTION TO REMAIN. PROTECT DURING CONSTRUCTION
- 17 HYDRANT TO REMAIN. PROTECT DURING CONSTRUCTION
- 18 CATCH BASIN TO REMAIN. PROTECT DURING CONSTRUCTION
- 19 FULLY REMOVE BUILDING AND FOUNDATION. REFER TO SOILS REPORT FOR BACKFILL AND COMPACTION REQUIREMENTS.
- 20 REMOVE SEDIMENT FROM CATCH BASIN AND REMOVE STRUCTURE IF NOT IN USE. REPLACE CASTING, IF NECESSARY.

- SAVE AND PROTECT TREE
- REMOVE TREE
- RELOCATE TREE



NOT USED 5

NOT USED 7

KEYED SITE NOTES 8

ALL EXISTING STREET CURBING SHOWN TO BE REMOVED SHALL BE SAWCUT TO FULL DEPTH. PROVIDE NEAT AND CLEAN CUTS PARALLEL TO THE BACK OF CURB. INTERSECTING CUTS SHALL BE SQUARE.

PRIOR TO STARTING CONSTRUCTION THE CONTRACTOR SHALL BE RESPONSIBLE TO MAKE SURE THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED AND THOROUGHLY REVIEWED ALL PLANS AND OTHER DOCUMENTS APPROVED BY ALL OF THE PERMITTING AUTHORITIES

ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS, SPECIFICATIONS AND THE REQUIREMENTS AND STANDARDS OF THE LOCAL GOVERNING AUTHORITY. THE SOILS REPORT AND RECOMMENDATIONS SET FORTH THEREIN ARE A PART OF THE REQUIRED CONSTRUCTION DOCUMENTS AND TAKE PRECEDENCE UNLESS SPECIFICALLY NOTED OTHERWISE ON THE PLANS. THE CONTRACTOR SHALL NOTIFY THE CONSTRUCTION MANAGER OF ANY DISCREPANCY BETWEEN THE SOILS REPORT & THE PLANS, ETC.

DEMOLITION/SITE CLEARING: SEE CIVIL DRAWINGS AND GEOTECHNICAL REPORT FOR EXTENT OF SITE DEMOLITION. THIS WORK SHALL INCLUDE REMOVAL OF ALL EXISTING PAVEMENTS, CURBS (U.O.N.), LIGHT POLES (INCLUDING FOOTINGS), VEGETATION (INCLUDING STUMPS), UTILITIES (NOT OTHERWISE REUSED), ETC., AS REQUIRED FOR NEW CONSTRUCTION.

SITE GRADING SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS & SPECIFICATIONS AND THE RECOMMENDATIONS SET FORTH IN THE SOILS REPORT REFERENCED IN THIS PLAN SET. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING & REPLACING ALL SOFT, YIELDING OR UNSUITABLE MATERIALS AND REPLACING WITH SUITABLE MATERIALS AS SPECIFIED IN THE SOILS REPORT. ALL EXCAVATED OR FILLED AREAS SHALL BE COMPACTED AND MOISTURE CONDITIONED AS SPECIFIED IN THE SOILS REPORT. OWNER WILL REQUIRE COMPACTION VERIFICATION PREPARED BY A QUALIFIED SOILS ENGINEER, OR THIRD PARTY VENDOR, REGISTERED WITHIN THE STATE WHERE THE WORK IS PERFORMED, VERIFYING THAT ALL FILLED AREAS AND SUBGRADE AREAS WITHIN THE BUILDING PAD AREA AND AREAS TO BE PAVED HAVE BEEN COMPACTED IN ACCORDANCE WITH THESE PLANS AND SPECS, AND THE RECOMMENDATIONS SET FORTH IN THE SOILS REPORT.

THE SURVEY SHALL BE CONSIDERED A PART OF THESE PLANS. THE G.C. IS RESPONSIBLE FOR LOCATING IMPROVEMENTS PER THESE PLANS.

THE LOCATIONS OF UNDERGROUND FACILITIES SHOWN ON THESE PLANS ARE BASED ON FIELD SURVEYS AND LOCAL UTILITY COMPANY RECORDS. IT SHALL BE THE CONTRACTOR'S FULL RESPONSIBILITY TO CONTACT THE APPROPRIATE UTILITY COMPANY. NO COMPENSATIONS SHALL BE PAID TO THE CONTRACTOR FOR DAMAGE AND REPAIR TO THESE FACILITIES CAUSED BY THEIR WORK FORCE.

ALL DIMENSIONS AND GRADES SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE CONSTRUCTION MANAGER IF ANY DISCREPANCIES EXIST, PRIOR TO PROCEEDING WITH CONSTRUCTION, FOR NECESSARY PLAN OR GRADE CHANGES. NO EXTRA COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR WORK HAVING TO BE REDONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.

SEE CIVIL PLANS FOR ALL WORK IN STREET RIGHT-OF-WAY. HIGHWAY (IF APPLICABLE) AND CITY ENCROACHMENT PERMITS SHALL BE OBTAINED AND PAID FOR BY THE GENERAL CONTRACTOR.

REFER TO THE LANDSCAPE DRAWINGS FOR LANDSCAPE AREAS. VERIFY FINAL PLANTING PLAN WITH OWNER PRIOR TO THE START OF WORK.

ORANGE PROTECTIVE FENCING SHALL BE PLACED AT THE DRIP LINE OF TREES TO BE SAVED.

DEMOLITION NOTES 3

- IRON FOUND
- IRON SET
- ▲ P.K. NAIL FOUND
- ▲ P.K. NAIL SET
- GPS MONUMENT
- MONUMENT FOUND
- ⊕ MONUMENT SET
- (R) RECORD
- (M) MEASURED
- ^{STM} STORM MANHOLE
- CATCH BASIN
- ^{CS} SQUARE CATCH BASIN
- ^{SMH} SANITARY MANHOLE
- SANITARY CLEAN-OUT
- ^{MW} MONITOR WELL
- ^{TEL} TELCO. MANHOLE
- POWER POLE
- GUY
- ^{LP} LIGHT POLE
- ⊠^{ET} ELECTRIC TRANSFORMER
- ⊠^{EM} ELECTRIC METER
- ⊠^{EH} ELECTRIC HANDHOLE
- WATER VALVE
- HYDRANT
- GAS METER
- GAS MARKER
- GAS VALVE
- TELEPHONE PEDESTAL
- SIGN POST
- FENCE LINE
- BENCHMARK
- POST

LEGEND 4



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PROJECT MANAGEMENT

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TRAVERSE CITY, MI 49684

CONTACT: BILL BECKETT
PH: (231) 922-9250
FAX: (231) 922-9257

NOT TO BE USED FOR CONSTRUCTION DRAWINGS

ISSUE DATE:	04.18.07
▲ CITY REVIEW #1	08.24.07
▲ CITY REVIEW #2	10.09.07
▲ ADD ILLUMINATION PLAN	11.15.07
▲	
▲	
▲	
▲	
▲	
▲	

CITY FILE NUMBER: 89-144.2
BUILDING TYPE: T80-y07
PLAN VERSION: 2007
SITE NUMBER: 292-504
STORE NUMBER: 4161

TACO BELL

2855 S. ROCHESTER ROAD
ROCHESTER HILLS, MICHIGAN 48307



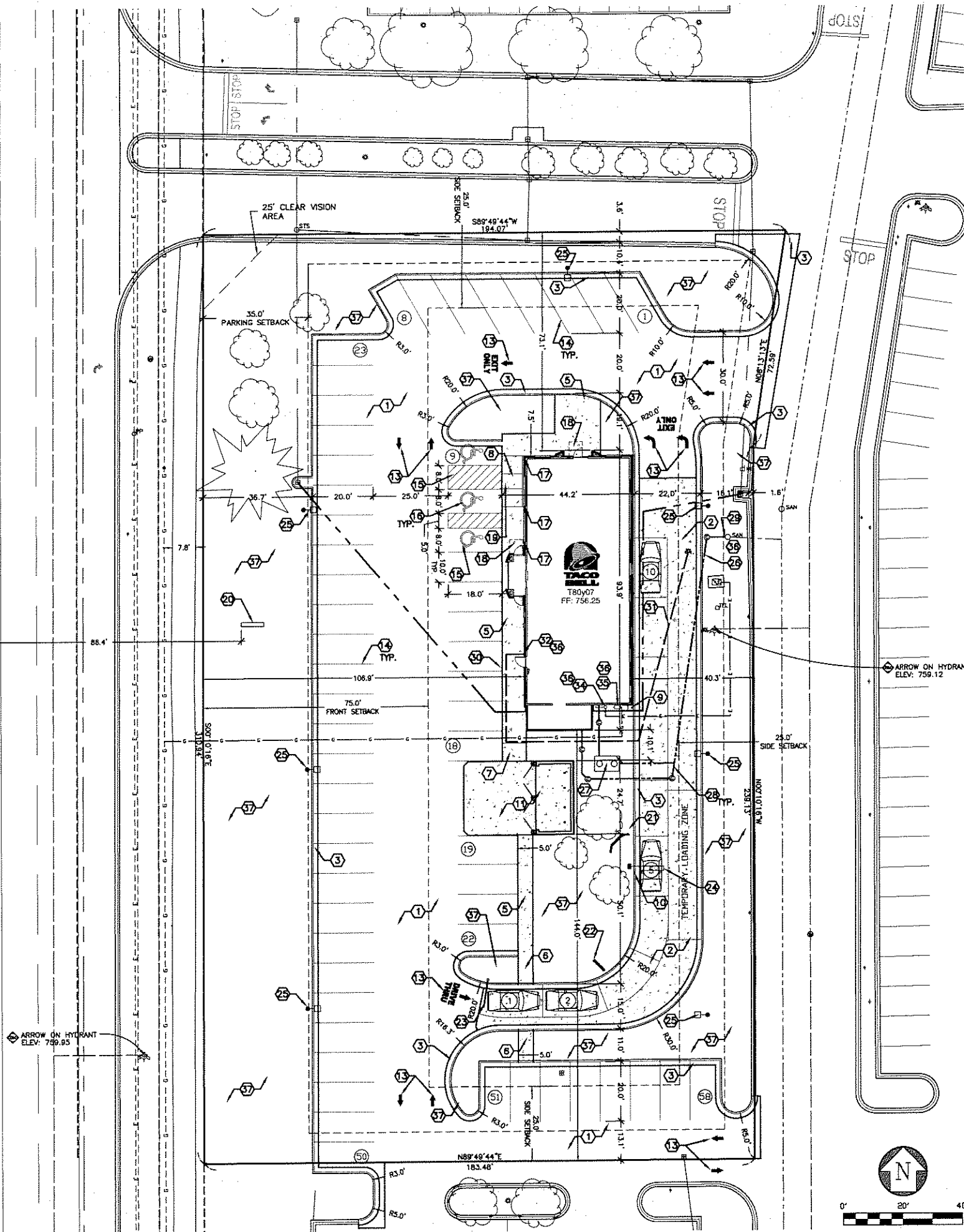
T80-y07

DEMOLITION PLAN

C1

PLOT DATE: 11.15.07

SOUTH ROCHESTER ROAD
(150 FT. WIDE PUBLIC)



LEGEND

- IRON FOUND
- IRON SET
- ▲ P.K. NAIL FOUND
- △ P.K. NAIL SET
- ⊙ GPS MONUMENT
- ⊙ MONUMENT FOUND
- ⊙ MONUMENT SET
- (R) RECORD
- (M) MEASURED
- STH STORM MANHOLE
- ⊙ CATCH BASIN
- ⊙ SB SQUARE CATCH BASIN
- SAN SANITARY MANHOLE
- ⊙ SANITARY CLEAN-OUT
- MW MONITOR WELL
- TEL TELCO. MANHOLE
- P POWER POLE
- GUY
- LP LIGHT POLE
- ⊙ ET ELECTRIC TRANSFORMER
- ⊙ EM ELECTRIC METER
- ⊙ EHH ELECTRIC HANDHOLE
- W WATER VALVE
- H HYDRANT
- G GAS METER
- GAS GAS MARKER
- V GAS VALVE
- TEL TELEPHONE PEDESTAL
- S SIGN POST
- F FENCE LINE
- ⊙ B BENCHMARK
- POST

- 1 A.C. PAVING AND BASE, SEE DETAIL 2/C2.1 AND SOILS REPORT.
- 2 CONSTRUCT 6-INCH CONCRETE PAVEMENT PER DETAIL 2/C2.1 AND SOILS REPORT.
- 3 CONSTRUCT 6" P.C.C. CURB & GUTTER PER DETAIL 4/C2.2
- 4 NOT USED
- 5 CONSTRUCT P.C.C. CURB EDGE SIDEWALK PER DETAIL 6/C2.1.
- 6 CONSTRUCT P.C.C. SIDEWALK PER DETAIL 7/C2.1.
- 7 DEPRESS CURBING AND RAMP SIDEWALK TO MATCH BACK OF CURB GRADE - MAX SLOPE 1:12
- 8 CONSTRUCT P.C.C. DEPRESSED CURB RAMP - MAX. SLOPE 1:12 REFER TO GRADING PLAN AND DETAILS 4/C2.1
- 9 INSTALL GUARD POST BOLLARD PER DETAIL 10/C2.1
- 10 INSTALL BOLLARD AT CURB PER DETAIL 11/C2.1
- 11 CONSTRUCT TRASH ENCLOSURE ON 8" PCC PAD PER DETAIL 16/C2.1
- 12 CONSTRUCT 140 L.F. PRIVACY FENCE PER DETAIL 18/C2.2
- 13 PAINT TRAFFIC ARROWS - WHITE PER DETAIL 1/C2.2
- 14 PAINT 4" WIDE PARKING STRIPES, WHITE REFLECTIVE PAINT
- 15 STRIPE BARRIER-FREE SPACES PER DETAIL 1/C2.2
- 16 PAINT HANDICAP SYMBOL - WHITE ON BLUE BACKGROUND (1-VAN SPACE).
- 17 ACCESSIBLE PARKING SIGN, PER DETAIL 2/C2.2 (1-VAN SPACE)
- 18 HANDICAP "SWING-SIDE" MANEUVERING SPACE AT ALL EXTERIOR DOORS. 2X MAX. SIDEWALK SLOPE, 2' TO STRIKE SIDE OF DOOR, 5' OUT FROM DOOR.
- 19 DETECTIBLE WARNING STRIPS PER ANSI A117.1/ADA GUIDELINES. WARNINGS SHALL EXTEND THE FULL WIDTH AND DEPTH OF THE RAMP.
- 20 30 S.F. DOUBLE FACED, ILLUMINATED, MONUMENT SIGN (7 FT. OVERALL HEIGHT), BY SIGN SUPPLIER. SEE 8/L1.1. FOUNDATION BY SIGN COMPANY AND ROUGH ELECTRICAL BY G.C. UNDER SEPARATE PERMIT.
- 21 MENU BOARD, SENSOR LOOP & ORDER CONFIRMATION BOARD BY SIGN SUPPLIER. FOUNDATION AND ROUGH ELECTRICAL BY G.C. (4.0 AMPS). REFER TO DETAIL 16/C2.2
- 22 PREVIEW BOARD BY SIGN SUPPLIER. FOUNDATION AND ROUGH ELECTRICAL BY G.C. (2.2 AMPS). REFER TO DETAIL 8/C2.2
- 23 SOFFIT CLEARANCE SIGN SUPPLIED BY OWNER, INSTALLED BY G.C. REFER TO DETAIL 4/C2.2
- 24 INSTALL TIMER LOOP AT ORDER CONFIRMATION BOARD PER DETAIL 16/C2.2
- 25 1000 WATT (208) VOLT YARD LIGHT W/SAG LENSES. LIGHT FIXTURES SUPPLIED BY OWNER, INSTALLED BY G.C. MAX. OVERALL STANDARD HEIGHT = 26'-6". SEE DETAIL 6/C2.2 AND 10/C2.2
- 26 INSTALL 1.34 L.F. OF 6" SDR 23.5 PVC SANITARY SEWER LEAD W/ CLEANOUTS @ 75' O.C. SEE UTILITY PLAN FOR DETAILS
- 27 INSTALL 1,000-GALLON GREASE INTERCEPTOR PER DETAIL 12/C2.2. SEE UTILITY PLAN FOR LOCATIONS OF SEWER LATERALS, AND CLEANOUTS.
- 28 CLEANOUT TO GRADE FOR BUILDING SEWERS. SEE PLUMBING PLANS AND DETAIL 9/C2.2
- 29 TIE INTO EXISTING SANITARY SEWER LEAD (FIELD VERIFY). SEE UTILITY PLAN.
- 30 NOT USED
- 31 INSTALL 145 L.F. 2" SDR 9 HDPE WATER SERVICE WITH TRACER WIRE. SEE UTILITY PLAN.
- 32 INSTALL WATER POINT OF ENTRY. SEE PLUMBING & CIVIL PLANS. (BRING UP IN STUD WALL). PROVIDE SHUT OFF VALVE AT POINT OF ENTRY.
- 33 NOT USED
- 34 ELECTRICAL MAIN SWITCHBOARD. SEE ELECTRICAL DRAWINGS.
- 35 GAS METER
- 36 COORDINATE ALL UTILITY WORK WITH UTILITY COMPANIES.
- 37 LANDSCAPE AREA. REFER TO LANDSCAPE DRAWINGS.

SIGNAGE NOTES:
1. ALL SIGNAGE SHALL BE PERMITTED UNDER SEPARATE SIGN PERMIT BY SIGN VENDOR.

KEYED SITE NOTES 3

BUILDING INFORMATION:
USE GROUP: A2
CONSTRUCTION TYPE: VB
BUILDING: 3,093 S.F. (WALK-IN COOLER/FREEZER: 174)

THE COOLER/FREEZER AREA OF THE BUILDING IS AN INCIDENTAL USE AREA PER TABLE 302.1.1 OF MICHIGAN BUILDING CODE 2003 AND IS REQUIRED TO BE SEPARATED BY A 1-HOUR FIRE BARRIER OR BE PROTECTED WITH AN AUTOMATIC FIRE SUPPRESSION SYSTEM.

FIRE LANES SHALL BE DESIGNATED BY THE FIRE CODE OFFICIAL, AND SHALL BE CONSPICUOUSLY POSTED ON BOTH SIDES OF THE FIRE LANE, WITH FIRE LAND SIGNS, SPACED NOT MORE THAN 100 FEET APART, "NO STOPPING, STANDING, PARKING, FIRE LANE", AND IN CONFORMANCE WITH THE MICHIGAN MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES. FIRE PREVENTION ORDINANCE CHAPTER 58, SEC. 506.

CONSTRUCTION SITES SHALL BE SAFEGUARDED IN ACCORDANCE WITH IFC 2006 CHAPTER 14.

OPEN BURNING IS NOT PERMITTED INCLUDING THE BURNING OF TRASH, DEBRIS, OR LAND CLEARING MATERIALS. OPEN BURNING FOR WARMING OF SAND AND/OR WATER FOR THE PREPARATION OF MORTAR SHALL BE WITHIN THE CITY OF ROCHESTER HILLS BURN PERMIT GUIDELINES. FIRE PREVENTION ORDINANCE CHAPTER 58, SEC. 307.6.2 AND 307.6.2.3.

ALL INDIVIDUAL HDC SIGNS MUST BE 7 FEET IN HEIGHT FROM THE BOTTOM BLADE OF THE SIGN.

ALL ROOF TOP MECHANICAL EQUIPMENT REQUIRES SCREENING.

EXISTING TRANSFORMER PAD SHALL BE SCREENED WITH 5' TALL EVERGREEN PLANTINGS. SEE LANDSCAPE PLAN, SHEET L1.

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ISSUE DATE:	04 18 07
△ CITY REVIEW #1	08 24 07
△ CITY REVIEW #2	10 09 07
△ ADD ILLUMINATION PLAN	11 15 07
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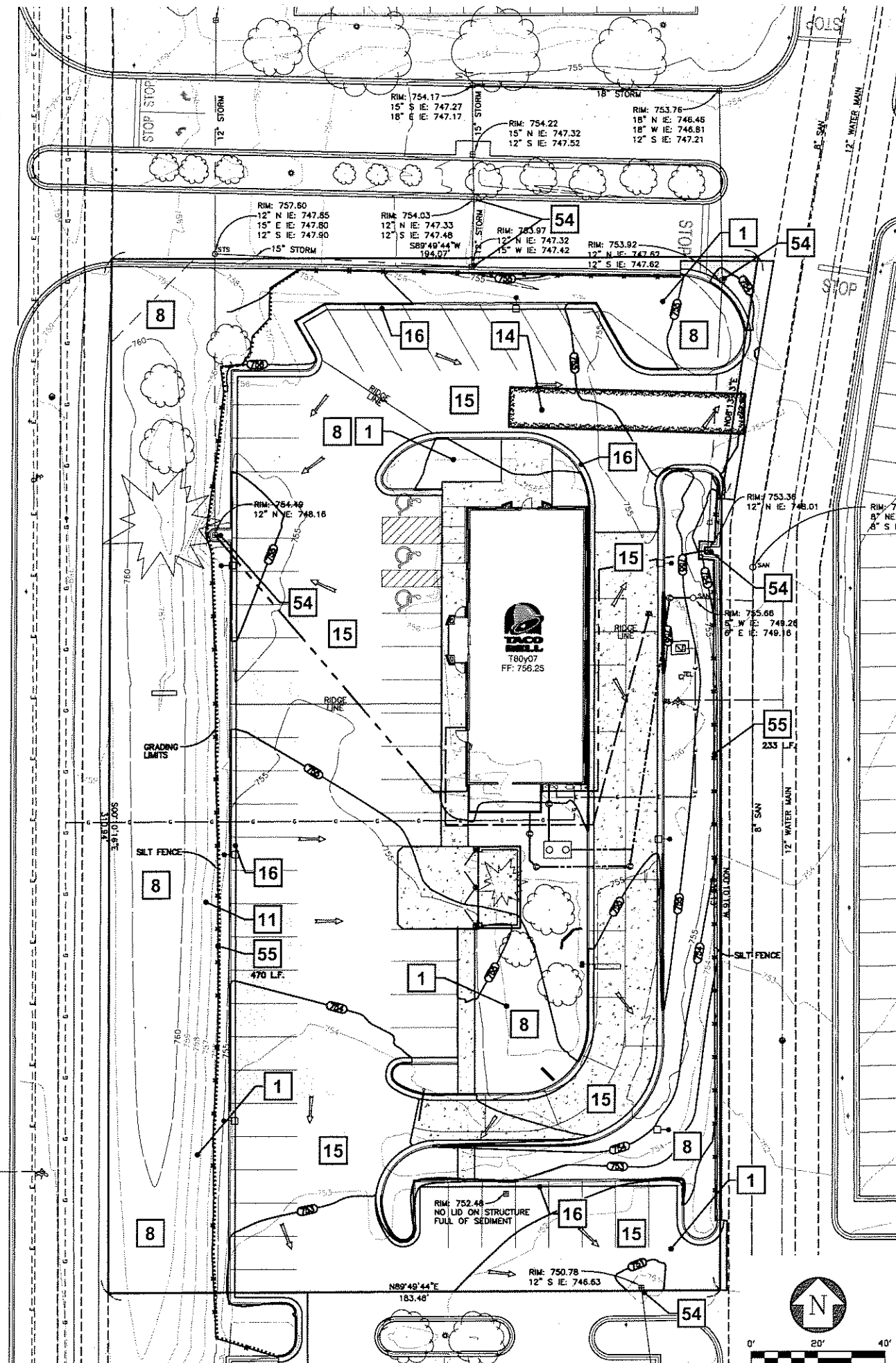
CITY FILE NUMBER:	89-144-2
BUILDING TYPE:	T80-y07
PLAN VERSION:	2007
SITE NUMBER:	292-504
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TACO BELL
2855 S. ROCHESTER ROAD
ROCHESTER HILLS, MICHIGAN 48307

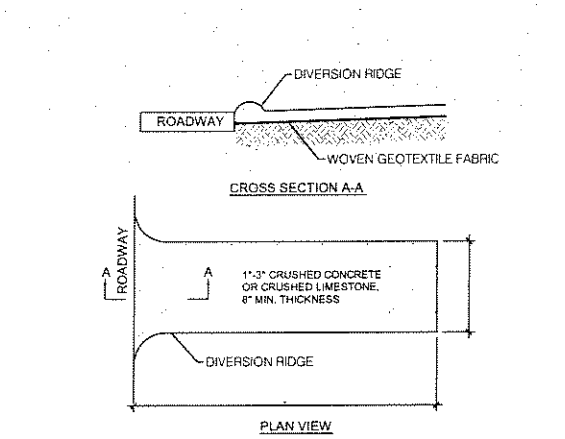


SITE PLAN
C2

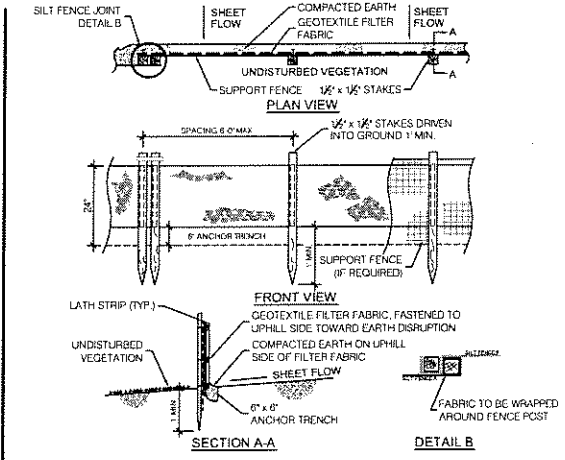
SOUTH ROCHESTER ROAD
(150 FT. WIDE PUBLIC)



SOIL EROSION CONTROL PLAN 12



GRAVEL ACCESS DRIVE N.T.S. 5



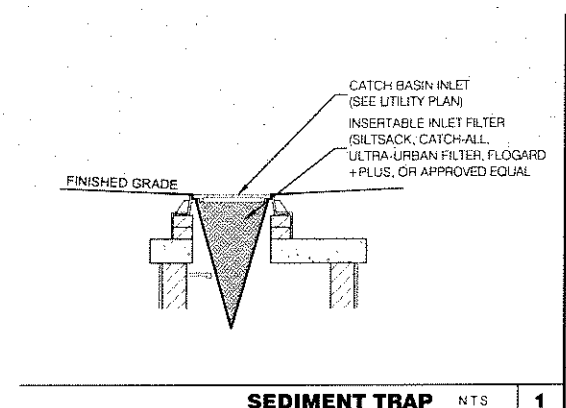
SILT FENCE N.T.S. 6

GENERAL SOIL EROSION CONTROL NOTES:
 CONTRACTOR SHALL OBTAIN SOIL EROSION PERMIT PRIOR TO ANY CONSTRUCTION.
 THIS PROJECT SHALL BE CONSTRUCTED IN COMPLIANCE WITH THE SOIL EROSION AND SEDIMENTATION CONTROL ACT, PART 91 OF PUBLIC ACT 451 OF 1994, AS AMENDED.
 ALL GRADING, EROSION, AND SEDIMENT CONTROL AND RELATED WORK UNDERTAKEN ON THIS SITE SHALL BE IN ACCORDANCE WITH LOCAL JURISDICTION.
 THE CONTRACTOR IS REQUIRED TO KEEP A COPY OF THE CERTIFIED PLAN AT THE CONSTRUCTION SITE.
 CONTRACTOR SHALL MAINTAIN ALL SOIL EROSION CONTROL MEASURES. THE SOIL EROSION CONTROLS SHALL BE INSPECTED AND MAINTAINED WEEKLY AND AFTER EVERY STORM EVENT.
 ALL SOIL EROSION CONTROL PRACTICES TO BE INSTALLED PRIOR TO ANY MAJOR SOIL DISTURBANCE OR IN THEIR PROPER SEQUENCE AND MAINTAINED FOR ONE YEAR AFTER COMPLETION OF THE APPROVED PLAN OR UNTIL SUCH MEASURES ARE PERMANENTLY STABILIZED AS DETERMINED BY THE TOWNSHIP ENGINEER.
 IMMEDIATELY FOLLOWING INITIAL DISTURBANCE OR ROUGH GRADING, ALL CRITICAL AREAS SUBJECT TO EROSION (I.E., STEEP SLOPES) WILL RECEIVE APPROPRIATE VEGETATIVE COVER AS STATED IN THE CONSTRUCTION SEQUENCE.
 DURING CONSTRUCTION, ANY ADDITIONAL CONTROL MEASURES AS DEEMED NECESSARY TO PREVENT EROSION OR CONTROL SEDIMENT BEYOND THOSE MEASURES SHOWN ON THE APPROVED PLANS SHALL BE INSTALLED OR EMPLOYED AT THE DIRECTION OF THE ENGINEER.
 THE CONTRACTOR SHALL BE RESPONSIBLE FOR MATCHING EXISTING FACILITIES TO AVOID ANY ABRUPT OR APPARENT CHANGES IN GRADES OR CROSS SLOPES, LOW SPOTS, OR HAZARDOUS CONDITIONS.
 GRADING AT THE BOUNDARIES SHALL BE DONE SO AS NOT TO OBSTRUCT THE RUNOFF OF STORM WATER FROM ADJACENT PROPERTIES.
 SOIL AND HYDROSEEDING SHALL BE DONE IN ACCORDANCE WITH THE LANDSCAPING PLAN. ALL OTHER DISTURBED AREAS SHALL BE TOPSOILED, HYDROSEEDED, FERTILIZED AND MULCHED.
 PERMANENT VEGETATION TO BE SEEDED ON ALL EXPOSED AREAS WITHIN FIVE (5) DAYS AFTER FINAL GRADING. MULCH TO BE USED AS NECESSARY FOR PROTECTION UNTIL SEEDING IS ESTABLISHED.

MAINTENANCE NOTES:

- ALL DIRT AND MUD TRACKED ONTO ROADS FROM THIS SITE DUE TO CONSTRUCTION SHALL BE REMOVED ON A DAILY BASIS BY THE CONTRACTOR.
- SHOULD DUST BECOME A PROBLEM AT THE SITE, THE CONTRACTOR SHALL PROVIDE WATERING OR OTHER METHOD OF DUST CONTROL ACCEPTABLE TO THE MACOMB COUNTY PUBLIC WORKS OFFICE.
- TEMPORARY STONE ACCESS DRIVE:
 - CRUSHED CONCRETE SHALL BE PLACED ON GEOTEXTILE FILTER CLOTH.
 - ADDITIONAL LAYERS OF STONE OR CRUSHED CONCRETE SHALL BE ADDED INSTALLED LAYERS BECOME COMPACTED.
 - STEPS SHALL BE TAKEN TO REPAIR IF RUTS OR POOLING WATER APPEAR.
- SILT FENCE:
 - SILT FENCE SHALL BE INSPECTED WEEKLY UNDER NORMAL CONDITIONS, WITHIN 24 HOURS OF RAINFALL AND DAILY DURING PROLONGED RAIN. REQUIRED MAINTENANCE SHALL BE PROMPTLY PROVIDED.
 - BUILT UP SEDIMENT SHALL BE REMOVED WHEN SEDIMENT ACCUMULATES TO 1/3 TO 1/2 OF THE HEIGHT OF THE SILT FENCE AND AFTER EACH STORM EVENT.
 - IF SILT FABRIC DECOMPOSES OR BECOMES INEFFECTIVE PRIOR TO THE END OF THE EXPECTED USEABLE LIFE, AND THE BARRIER IS STILL REQUIRED, THE FABRIC SHALL BE PROMPTLY REPLACED.
- INLET FILTERS:
 - INLET FILTERS SHALL BE INSPECTED WEEKLY UNDER NORMAL CONDITIONS, WITHIN 24 HOURS OF RAINFALL AND DAILY DURING PROLONGED RAIN.
 - BUILT-UP SEDIMENT AND DEBRIS SHALL BE REMOVED PROMPTLY.
 - IF FILTER FABRIC DECOMPOSES OR BECOMES INEFFECTIVE PRIOR TO THE END OF THE EXPECTED USEABLE LIFE, AND THE BARRIER IS STILL REQUIRED, THE FABRIC SHALL BE PROMPTLY REPLACED.

EROSION CONTROL NOTES 8



SEDIMENT TRAP N.T.S. 1

KEY	DETAIL	CHARACTERISTICS
1	Stripping & Stacking Topsoil	Topsoil may be stockpiled above borrow areas to act as a diversion. Stockpile should be temporarily seeded.
8	Seeding	Provide immediate protection. Can be used on steep slopes where seed may be difficult to establish. Easy to place; may be required if damaged. Should include proposed topsoil list.
11	Roughened Surface	Reduces velocity and increases infiltration rates. Collects sediment. Holds water, seed, and mulch better than smooth surfaces.
14	Aggregate Cover	Stabilizes surface, thus minimizing erosion. Permits construction traffic to traverse weather. May be used as part of permanent base construction of paved areas.
15	Paving	Protects areas which cannot otherwise be protected, but increases runoff volume and velocity. Irregular surfaces will help slow velocity.
16	Curbs & Gutters	Keeps high velocity runoff on paved areas from leaving paved surfaces. Collects and conducts runoff to enclosed drainage system or prepared drainage.
35	Storm Sewer	System removes collected runoff from site, particularly from paved areas. Can remove large concentrations of runoff. Conducts runoff to municipal sewer system or stabilized outfall location. Use catch basins to collect sediment.
36	Catch Basins, Drain Inlet	Collects high velocity concentrated runoff. May use filter cloth over lid.
54	Inlet Filter	Inexpensive and easy to construct. Provides immediate protection. Protects areas around intake from erosion.
55	Silt Fence	Filters and detains runoff.

MICHIGAN UNIFIED KEYING SYSTEM 2

PROJECT INFORMATION
 PARCEL ID: 70-15-20-350-000
 PARCEL ZONING: SHOPPING CENTER DISTRICT (B-3)
 PROPOSED USE: RESTAURANT, DRIVE-THRU
 PARCEL ADDRESS: 2855 S. ROCHESTER ROAD, ROCHESTER HILLS, MICHIGAN 48307

LEGAL DESCRIPTION
 LAND LOCATED IN THE CITY OF ROCHESTER HILLS, OAKLAND COUNTY, STATE OF MICHIGAN, AND DESCRIBED AS FOLLOWS:
 UNIT NO. 2, HAMPTON VILLAGE CENTRE CONDOMINIUM, ACCORDING TO THE MASTER DEED RECORDED IN LIBER 11707, PAGE 156 AND FIRST AMENDMENT TO MASTER DEED RECORDED IN LIBER 12051, PAGE 807 AND AMENDMENTS THERETO (IF ANY), AND DESIGNATED AS OAKLAND COUNTY CONDOMINIUM SUBDIVISION PLAN NO. 713, TOGETHER WITH RIGHTS IN GENERAL COMMON ELEMENTS AND LIMITED COMMON ELEMENTS SET FORTH IN THE ABOVE MASTER DEED AND AMENDMENTS THERETO AND AS DESCRIBED IN ACT 59 OF THE PUBLIC ACTS OF 1978, AND AMENDMENTS THERETO.

NOTE: ACCORDING TO USDA SOILS INFORMATION, THE ENTIRE SITE CONSISTS OF CAPAC SANDY LOAM, 0 TO 4 PERCENT SLOPES.

PROJECT INFORMATION 3

DATE	SOIL EROSION CONTROL MEASURES
MARCH 2008 - SEPTEMBER 2008	SOIL EROSION CONTROL MEASURES
PRIOR TO CONSTRUCTION	-IDENTIFY CONSTRUCTION LIMITS -INSTALL SILT FENCE
DEMOLITION	-SAWCUT AND REMOVE CURBING, ASPHALT, UTILITIES, AND STRUCTURES, STRIP VEGETATION AND TOPSOIL -CONSTRUCT STONE ACCESS DRIVE -MAINTAIN CONTROL MEASURES
CONSTRUCT UTILITIES, BUILDING	-INSTALL INLET FILTERS -MAINTAIN CONTROL MEASURES
PAVE LOT, CONSTRUCT CURBING	-REMOVE STONE ACCESS DRIVE -MAINTAIN OTHER CONTROL MEASURES
FINAL GRADING, INSTALL SIDEWALK	-MAINTAIN CONTROL MEASURES
SITE RESTORATION AND LANDSCAPING	-TOPSOIL AND SOIL -INSTALL LANDSCAPING -MAINTAIN CONTROL MEASURES
AFTER DISTURBED AREAS HAVE STABILIZED	-REMOVE SILT FENCE -REMOVE INLET FILTERS ON CATCH BASINS

CONSTRUCTION SEQUENCE 4

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▲	ADD ILLUMINATION PLAN 11.15.07
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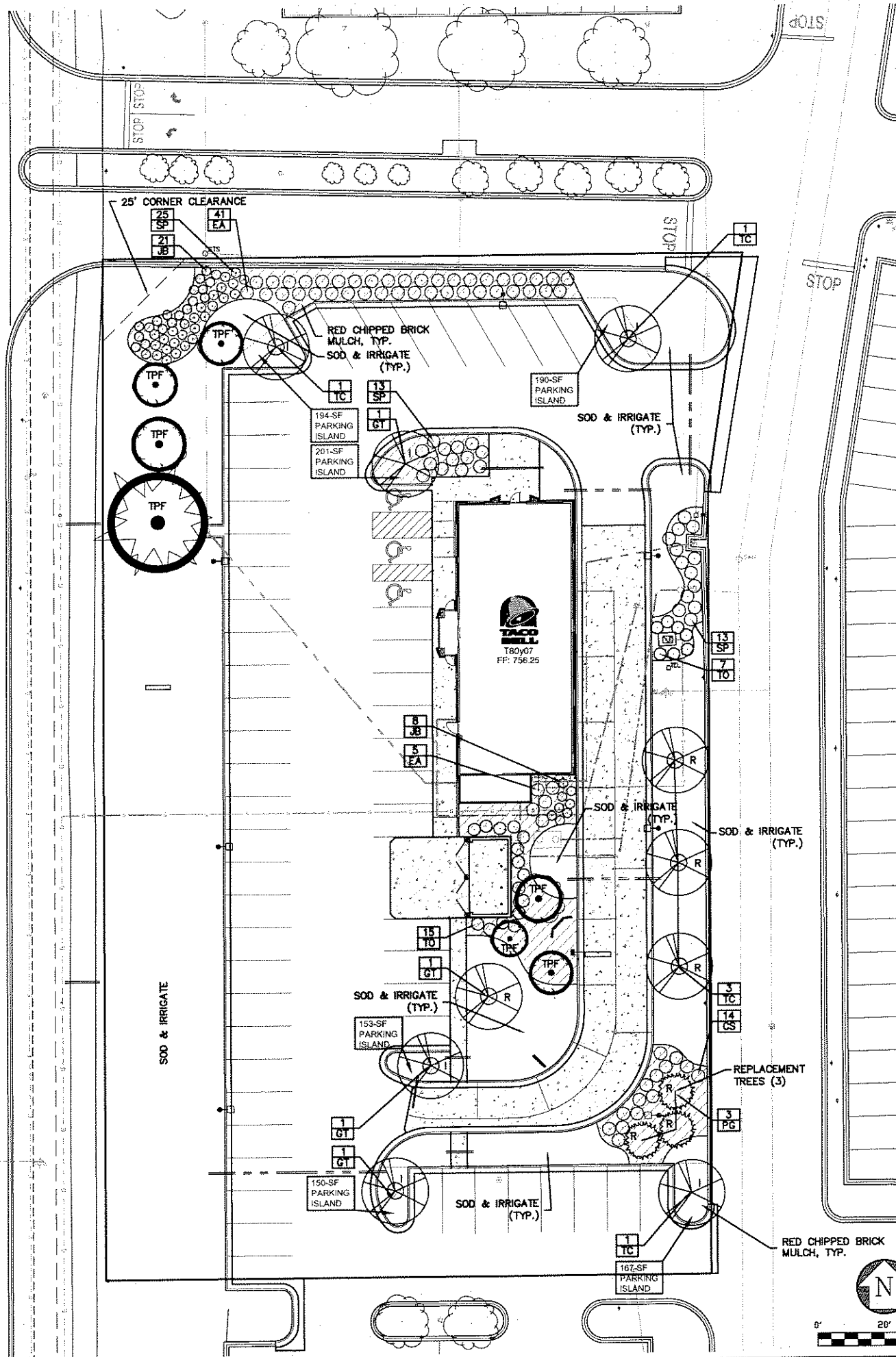
TACO BELL
 2855 S. ROCHESTER ROAD
 ROCHESTER HILLS, MICHIGAN 48307

TACO BELL
 T80-y07

SOIL EROSION CONTROL PLAN
C4

PLOT DATE: 11.15.07

SOUTH ROCHESTER ROAD
(150 FT. WIDE PUBLIC)



LANDSCAPE PLAN 1" = 20' 12

1. General Landscaping

KEY	SCIENTIFIC NAME	COMMON NAME	QTY.	SIZE	SPACING	UNIT PRICE	TOTAL PRICE
TC	Tilia cordata 'Greenspire'	Greenspire Littleleaf Linden	3	3" Cal.	N/A	\$300.00	\$900.00
GT	Gleditsia triacanthos var. inermis 'Skyline'	Skyline Thornless Hawthorn	3	2" Cal.	30 ft.	\$250.00	\$750.00
CS	Comus sericea 'Isanti'	Redosier Dogwood	14	30" Ht.	4 ft.	\$65.00	\$910.00
EA	Euonymus alatus 'Compactus'	Dwarf Burning Bush	46	24" Ht.	3 ft.	\$65.00	\$2,990.00
JB	Juniperus s. 'Broadmoor'	Broadmoor Juniper	29	3 Gal.	3 ft.	\$45.00	\$1,305.00
SP	Spiraea b. 'Anthony Waterer'	Anthony Waterer Spirea	51	3 Gal.	3 ft.	\$45.00	\$2,295.00
TO	Thuja occidentalis 'Techny'	Techny Mission Arborvitae	22	5' Ht.	3 ft.	100.00	\$2,200.00
	Mulch		48	yd.		\$125.00	\$6,000.00
	Black Diamond Edging		440	l.f.		\$2.50	\$1,100.00
	Turfgrass Sod		6515	s.f.		\$1.00	\$6,515.00
	Irrigation System		1				\$7,500.00
Landscape Total							\$32,465.00

2. Replacement Trees Only

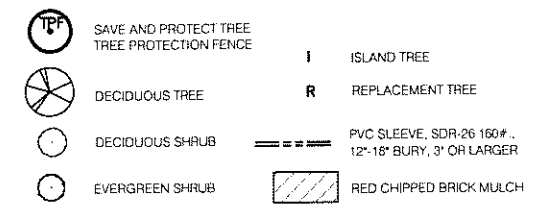
KEY	SCIENTIFIC NAME	COMMON NAME	QTY.	SIZE	SPACING	UNIT PRICE	TOTAL PRICE
GT	Gleditsia triacanthos var. inermis 'Skyline'	Skyline Thornless Hawthorn	1	2" Cal.	N/A	\$250.00	\$250.00
TC	Tilia cordata 'Greenspire'	Greenspire Littleleaf Linden	3	3" Cal.	N/A	\$300.00	\$900.00
PG	Picea glauca	White Spruce	3	8' Ht.	15 ft.	\$275.00	\$825.00
Replacement Tree Total							\$1,725.00

PLANTING SCHEDULE 2

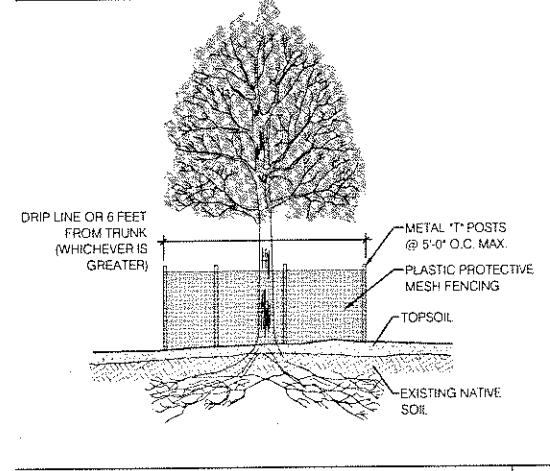
58 parking stalls/10=5.8 rounded up to 6 x 150 square feet=900SF of parking lot islands required. 900SF/300=3 parking islands required. + a minimum of one tree per island adds 3 additional trees for a total of 6 planter island trees required.

PARKING ISLAND CALCULATION 7

PLANTING KEY 3



PLANTING KEY 3



TREE PROTECTION FENCE DETAIL NTS 4

NOT USED 8

LANDTECH
Professional Surveying & Engineering
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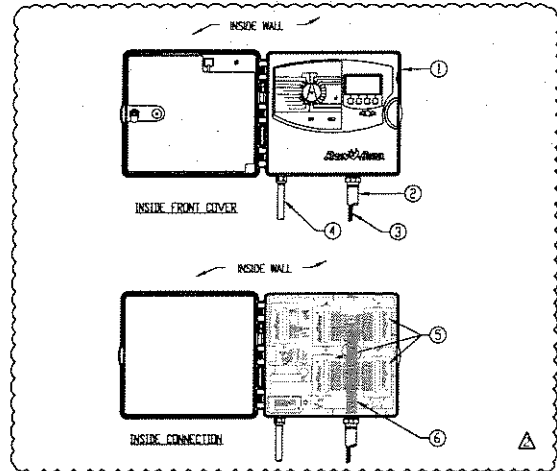
ISSUE DATE: 04 18 07
 CITY REVIEW #1 07 18 07
 CITY REVIEW #2 10 10 07

CITY FILE NUMBER: 89-144.2
 BUILDING TYPE: T80-y07
 PLAN VERSION: 2007
 SITE NUMBER: 292-504
 STORE NUMBER: 4161

TACO BELL
2865 S. ROCHESTER ROAD
ROCHESTER HILLS, MICHIGAN 48307

TACO BELL
T80-y07

LANDSCAPE PLAN
L1
PLOT DATE: 10.10.07



... shall be equal to or exceed the measurements specified in the Plant Schedules. Requirement for measurements, branching, and grading quality of plants in the Plant Schedules generally follow the Code of Standard currently recommended by the American Association of Nurserymen, Inc. in the American Standard for Nursery Stock. When plants of a specified kind or size are not available, substitutions may be made upon request by the contractor, if approved by project engineer.

PLANTING ALONG PUBLIC RIGHT-OF-WAY: Prior approval is required to plant any tree or shrub on the public right-of-way. All trees and shrubs must be planted at least 10' from the edge of the public road. Shade trees and shrubs must be planted at least 5' from the edge of the public walkway. Evergreen and ornamental trees must be planted at least 10' from the edge of the public walkway. No trees or shrubs may be planted within the triangular area, formed at the intersection of any street right-of-way lines, at a distance along each line of 25' from their point of intersection. No trees or shrubs may be planted in the triangular area, formed at the intersection of any driveway with a public walkway, at a distance along each line of 15' from their point of intersection. All trees and shrubs must be planted at least 10' from any fire hydrant. Shade and evergreen trees must be a least 15' away from the nearest overhead wire. Trees must be planted a minimum of 5' from an underground utility, unless the city's Landscape Architect requires a greater distance.

PERFORMANCE BOND: Prior to the release of the performance bond, the City of Rochester Hills Forestry Division needs to inspect all trees, existing or planted, to identify any the pose a hazard to the safe use of the public right-of-way. Forestry may require the developer to remove, and possibly replace, any such trees.

WARRANTY: All landscaping is to be warranted for a period of two years from the date of approval by the city's Landscape Architect.

MATERIALS

MULCH shall be red chipped brick to be spread 2" thick over all planting beds. (6" thick in front greenbelt only)

NON-SELECTIVE HERBICIDE: Apply one application of non-select herbicide before the installation of the turf and wildflower planting beds. Follow the manufacturer's directions and rates for application.

FERTILIZER: Commercial fertilizer for turf installation shall be complete fertilizer, parts of which are derived from organic sources and shall be of the following composition by weight: 19% organic base nitrogen, 19% phosphoric acid, 19% potash. Mixture having small deviations from above will be considered subject to Landscape Architect's approval. Deliver to site in organic sealed standard sized bags showing weight analysis and name of manufacturer.

FERTILIZER FOR LANDSCAPE PLANTS AND PERENNIALS: Mag-Am super-phosphate 0-0-60 spread in perennial beds at 6#/1000 S.F. Add root packs to all trees and shrubs as per manufacturer's recommendations.

SOD: Shall be nursery grown as classified in the TPI Guideline Specification for Turfgrass Sodding. Quality shall conform to TPI Guideline specifications for sodding.

SOIL AMENITIES: Add Peat Moss, vermiculite, and malorganite to perennial beds. If sandy soil exists use more peat moss than vermiculite.

TOPSOIL: Topsoil is to be free of all stones, bricks, tree stumps, roots, clay lumps, weeds and all impurities. Topsoil to be mixed with organic material.

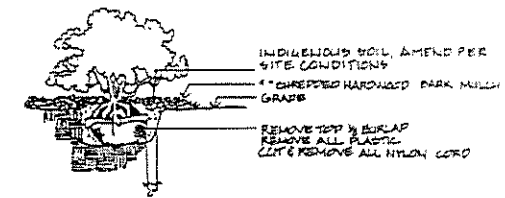
WEED BARRIER: Provide 2 oz. non-woven geotextile fabric in all planting beds, overlapping 3" minimum. Secure according to manufacturer.

LANDSCAPE EDGING: Joined metal edging, professional black coil edging, or mini-trench edging.

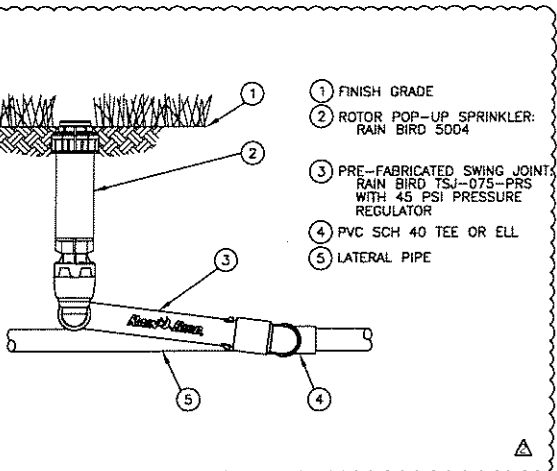
EXECUTION

Sod shall be placed tightly against each other so that no open joints are apparent. Sod shall be placed without stretching. Joints between adjacent rows shall be staggered at least 1 ft. at edge of walks and drives, sod shall have same finish grade as surfaced area. At curbs, sod shall match top of curb. Sod shall be watered and compressed into underlying soil by rolling. Initial watering and rolling shall provide firm contact and bond between sod and underlying soil. Sod shall be fertilized following installation.

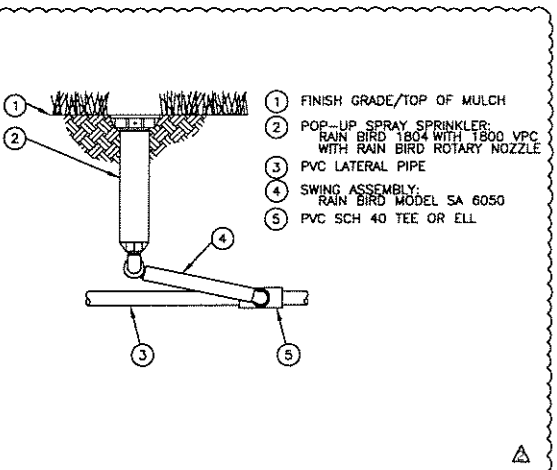
1. Any areas on adjacent lots that have been disturbed during construction, including parkway between street and property line must be repaired and reseeded as part of Landscape Contract.
2. Landscape areas not devoted to planting beds and paving shall be sodded.
3. All plant material shall be in natural form (i.e. not sheered).
4. All topsoil provided and spread by Grading Contractor.
5. Miss Dig to be contacted before installation begins.
6. Plant material in conflict with utilities shall be relocated per project engineer approval
7. This plan subject to approval by all governing bodies.
8. Contractor responsible to field verify all measurements.
9. Owner agrees to seasonal maintenance program and will replace all diseased, dead, or damaged plants, replenish mulch, control weeds, fertilize, and prune beginning upon completion of landscaping.



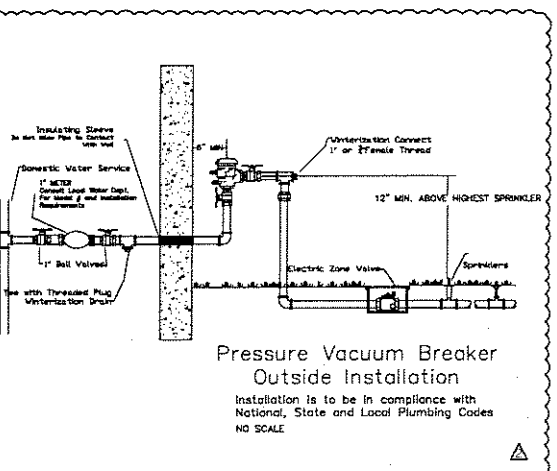
INDIVIDUAL SOIL AMEND PER SITE CONDITIONS
4" SHREDDED HARDWOOD BARK MULCH GRADE
REMOVE TOP 1/2 BURLAP REMOVE ALL PLASTIC COVERING AND ALL NYLON CORDS PER SITE CONDITIONS



- 1 FINISH GRADE
- 2 ROTOR POP-UP SPRINKLER: RAIN BIRD 5004
- 3 PRE-FABRICATED SWING JOINT: RAIN BIRD TSJ-075-PRS WITH 45 PSI PRESSURE REGULATOR
- 4 PVC SCH 40 TEE OR ELL
- 5 LATERAL PIPE

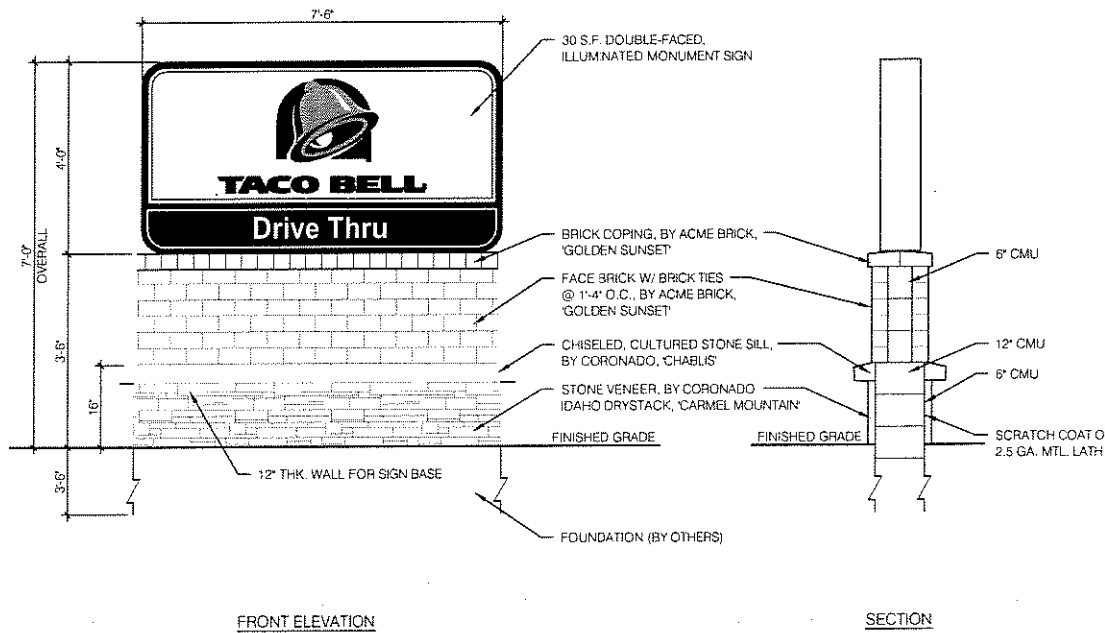


- 1 FINISH GRADE/TOP OF MULCH
- 2 POP-UP SPRAY SPRINKLER: RAIN BIRD 1804 WITH 1800 VPC WITH RAIN BIRD ROTARY NOZZLE
- 3 PVC LATERAL PIPE
- 4 SWING ASSEMBLY: RAIN BIRD MODEL SA 6050
- 5 PVC SCH 40 TEE OR ELL



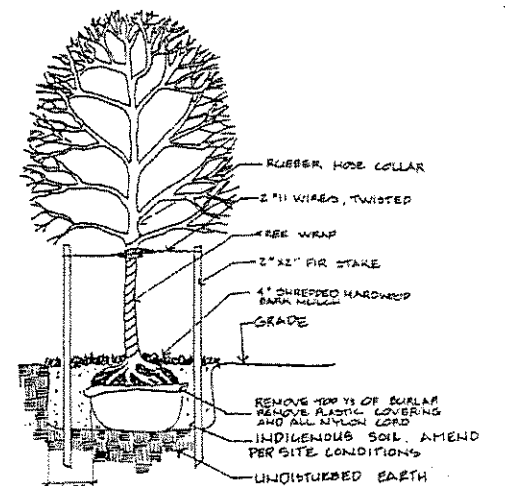
Pressure Vacuum Breaker Outside Installation

Installation is to be in compliance with National, State and Local Plumbing Codes NO SCALE



FRONT ELEVATION

SECTION



RUBBER HOSE COLLAR
DOUBLE STRAND NO. 11 WIRE
4" SHREDDED HARDWOOD BARK MULCH
GRADE
REMOVE TOP 1/2 OF BURLAP REMOVE PLASTIC COVERING AND ALL NYLON CORDS PER SITE CONDITIONS
INDIVIDUAL SOIL AMEND PER SITE CONDITIONS
UNDISTURBED EARTH

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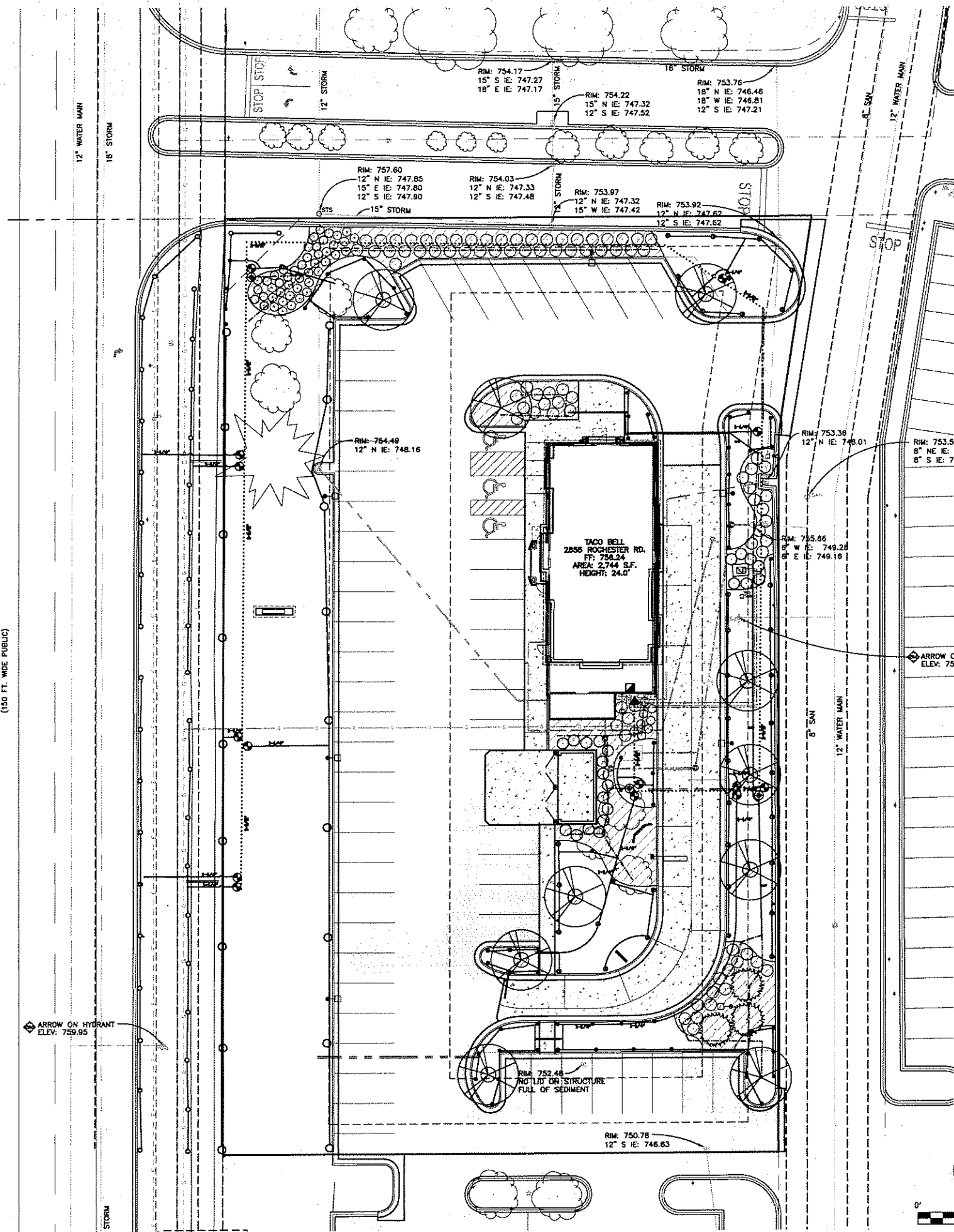
CITY FILE NUMBER:	89-144.2
BUILDING TYPE:	T80-y07
PLAN VERSION:	2007
SITE NUMBER:	282-504
STORE NUMBER:	4181

TACO BELL
2855 S. ROCHESTER ROAD
ROCHESTER HILLS, MICHIGAN 48307

TACO BELL
T80-y07

LANDSCAPE & IRRIGATION DETAILS
L1.1

SOUTH ROCHESTER ROAD
(150 FT. WIDE PUBLIC)



- RAINBIRD 1804, POP-UP SPRAY, 12', 1.3 H @ 30PSI
 - RAINBIRD 1804, POP-UP SPRAY, 15', 1.8 H @ 30PSI
 - RAINBIRD 1804, POP-UP SPRAY, 18VAN, 2.6 H @ 30PSI
 - RAINBIRD 5000 SERIES ROTOR SPRINKLER 2.5NOZ./HALF, 1.5NOZ. / QUARTER
 - ⊗ RAINBIRD XCZ-100-PRF, 1" VALVE WITH FILTER & PRV, IN 12" VALVE BOX
 - ⊕ RAINBIRD 100-DVF, 1" ELECTRIC VALVE w FLOW CONTROL
 - ☑ RAINBIRD ESPLXMI CONTROLLER WITH 16 ZONES
 - ▲ 1" BACKFLOW PREVENTER, NOT IN IRRIGATION CONTRACT
- PVC MAIN, SDR26, 1 1/2" CLASS 160 BE, 12" - 16" BURY
- POLY LATERAL, 100 PSI, 10"-12" BURY
- DRIP TUBE WITH EMITTERS
- ==== PVC SLEEVE, SDR-26 160#, 12"-18" BURY 3" OR LARGER

IRRIGATION LEGEND 5

1. ALL WORK IS TO BE IN COMPLIANCE WITH ALL LOCAL, STATE AND FEDERAL CODES AND ORDINANCES.
2. ALL UNDERGROUND ELECTRICAL CONNECTIONS ARE TO BE MADE WITH WATER PROOF CONNECTORS.
3. BACKFLOW PREVENTOR AND INSTALLATION IS NOT INCLUDED IN THE IRRIGATION CONTRACT. COORDINATE W/ PLUMBING CONTRACTOR.
4. ALL CONTROL VALVES ARE TO BE INSTALLED IN VALVE BOXES, 10" ROUND SPRINKLERS OR 12" SQUARE FOR DRIP VALVES.
5. ALL CONTROL WIRING IS TO BE 18GA MULTI- CONDUCTOR, UL APPROVED FOR DIRECT BURY.
6. ALL SPRINKLERS SHALL BE INSTALLED ON POLY SWING PIPE.
7. NO SADDLE TYPE TEES OR CONECTIONS ARE ALLOWED. INSERT TYPE FITTINGS WITH STAINLESS STEEL CLAMPS ONLY FOR POLY PIPE CONNECTIONS.
8. MAINLINE FITTINGS SHALL BE PVC, SCH.40 SOLVENT WELDED
9. LATERAL PIPE NOT SIZED IS TO BE 1" POLY EXCEPT, DRIP PIPE THRU LAWN AREAS IS TO BE 3/4" POLY.
10. SLEEVE INSTALLATION IS INCLUDED IN IRRIGATION CONTRACT.
11. WATER REQUIREMENT 24GPM @ 50PSI.
12. A COMPLETE AS-BUILT PLAN IS REQUIRED BEFORE FINAL PAYMENT OF CONTRACT.

IRRIGATION SPECIFICATIONS 6

- UP TO 3 GALLON PLANT/ 24" PLANT (1) 1GPH EMITTER
 24" to 48" SHRUB/SMALL ORNAMENTAL TREE (1)2GPH EMITTER
 DECIDUOUS/EVERGREEN TREE (2)2GPH EMITTERS

DRIP EMITTER SCHEDULE 7

NOT USED 8

DESCRIPTION

AN AUTOMATICALLY CONTROLLED LAWN IRRIGATION SYSTEM, COMPLETE, INCLUDING PIPING, BACKFLOW PREVENTER, SPRINKLER HEADS, VALVES, CONTROLS, CONTROL WIRING, FITTINGS, ELECTRICAL CONNECTIONS, RAIN SENSOR AND NECESSARY ACCESSORIES.

SYSTEM REQUIREMENTS

FULL AND COMPLETE COVERAGE IS REQUIRED. PROVIDE DESIGN FOR A COMPLETE LAWN IRRIGATION SYSTEM TO SPRINKLE THE ENTIRE PARCEL INCLUDING ALL PLANTER BEDS AND RIGHT-OF-WAY GREENBELTS WITHOUT OVERTHROW ON ROADWAYS, SIDEWALKS, WINDOW WELLS, OR BUILDINGS AND TO PROTECT TREES FROM CLOSE HIGH SPRAY VELOCITY.

PIPING

ALLOW A MINIMUM OF 3 INCHES BETWEEN PARALLEL PIPES IN THE SAME TRENCH.
 HOLD PIPE SECURELY IN PLACE WHILE JOINT IS BEING MADE.
 INSTALL SPRINKLER LINES TO AVOID STORM SEWER, SANITARY SEWER, WATER AND GAS LINES OR OTHER UTILITIES, ALL OF WHICH HAVE RIGHT OF WAY.

CLEAN INTERIOR OF PIPE OF FOREIGN MATTER BEFORE INSTALLATION. KEEP PIPE CLEAN DURING LAYING OPERATIONS BY MEANS OF PLUGS OR OTHER METHODS. WHEN WORK IS NOT IN PROGRESS, SECURELY CLOSE OPEN ENDS OF PIPE AND FITTINGS TO PREVENT WATER, EARTH, OR OTHER SUBSTANCES FROM ENTERING.
 CONTROL VALVES SHALL NEVER BE LESS THAN 3 INCHES BELOW FINISHED GRADE.

EXISTING SIDEWALKS AND CURBS SHALL NOT BE CUT DURING TRENCHING AND INSTALLATION OF PIPE. CONDUITS FOR IRRIGATION WILL BE INSTALLED BY EXCAVATING CONTRACTOR. REPAIR OR REPLACE ANY CONCRETE THAT CRACKS, DUE TO SETTLING, DURING THE GUARANTEE PERIOD.
 CLOSE PIPE OPENINGS WITH CAPS OR PLUGS DURING INSTALLATION. TIGHTLY COVER AND PROTECT FIXTURES AND EQUIPMENT AGAINST DIRT, WATER AND CHEMICAL OR MECHANICAL INJURY. AT COMPLETION OF ALL WORK THOROUGHLY CLEAN FIXTURES, EXPOSED MATERIALS AND EQUIPMENT.

SPRINKLERS

PLACE PART-CIRCLE ROTARY SPRINKLER HEADS NO MORE THAN 6 INCHES FROM EDGE, OF AND FLUSH WITH TOP OF ADJACENT WALKS, HEADER BOARDS, CURBS, AND MOWING APRONS, OR PAVED AREAS AT TIME OF INSTALLATION.
 INSTALL ALL SHRUB SPRAYS, SPRINKLERS AND QUICK COUPLERS ON SWING JOINTS AS DETAILED ON PLANS.
 SET SHRUB HEADS 8 INCHES ABOVE GRADE AND 1 FOOT FROM EDGE OF CURB OR PAVEMENT. PLACE ADJACENT TO WALLS.

CONTROL WIRING

WIRING FROM MASTER CONTROLLERS TO SATELLITES SHALL BE LOCATED IN TRENCH WITH NEW IRRIGATION LINES.
 WIRING BUNDLES LOCATED WITH PIPING SHALL BE SET WITH TOP OF THE BUNDLE BELOW TOP OF THE PIPE. NO TWO WIRES IN ANY BUNDLE SHALL BE OF THE SAME COLOR.

VALVES

NO VALVES SHALL BE SET UNDER ROADS, PAVEMENT OR WALKS.
 CLEAN INTERIOR OF VALVES OF FOREIGN MATTER BEFORE INSTALLATION.
 SET VALVE BOX COVER FLUSH WITH FINISHED GRADE.

INSPECTIONS AND TESTING

IRRIGATION CONTRACTOR SHALL BE RESPONSIBLE FOR ALL INSPECTIONS AND TESTING OF SYSTEM.
 OPERATION TEST: UPON COMPLETION OF THE FINAL ADJUSTMENT OF THE SPRINKLER HEADS TO PERMANENT LEVEL AT GROUND SURFACE, TEST EACH SPRINKLER SECTION BY THE PAN TEST AND VISUAL TEST TO INDICATE A UNIFORM DISTRIBUTION WITHIN ANY ONE SPRINKLER HEAD AREA AND OVER THE ENTIRE AREA. OPERATE THE ENTIRE INSTALLATION TO DEMONSTRATE THE COMPLETE AND SUCCESSFUL OPERATION OF ALL EQUIPMENT.

IRRIGATION INSTALLATION 3

NOT USED 4

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CITY FILE NUMBER:	89-144.2
BUILDING TYPE:	T80-y07
PLAN VERSION:	2007
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TACO BELL
 2855 S. ROCHESTER ROAD
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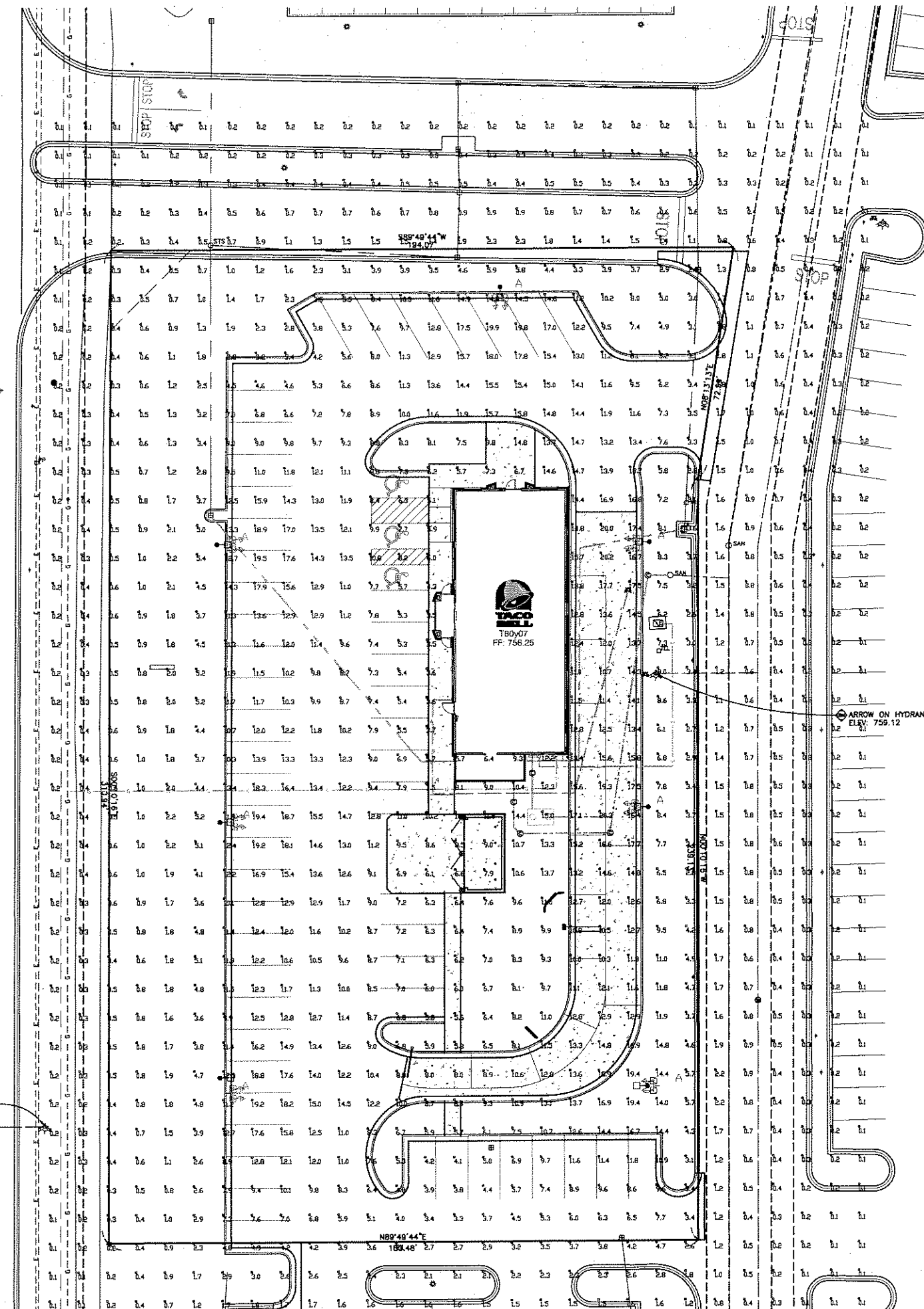
TACO BELL
 T80-y07

IRRIGATION PLAN
L2

PLOT DATE: 10.10.07

IRRIGATION PLAN 1" = 20' 12

SOUTH ROCHESTER ROAD
(150 FT. WIDE PUBLIC)



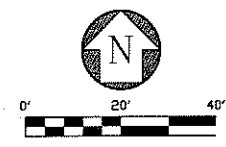
TACO BELL
ROCHESTER HILLS, MI
PREPARED BY: JOHN BIJAKE
ACCUSERV LIGHTING & EQUIPMENT
877-707-7378
502-961-0357 FAX
jbujake@accu-serv.com
APRIL 11, 2007

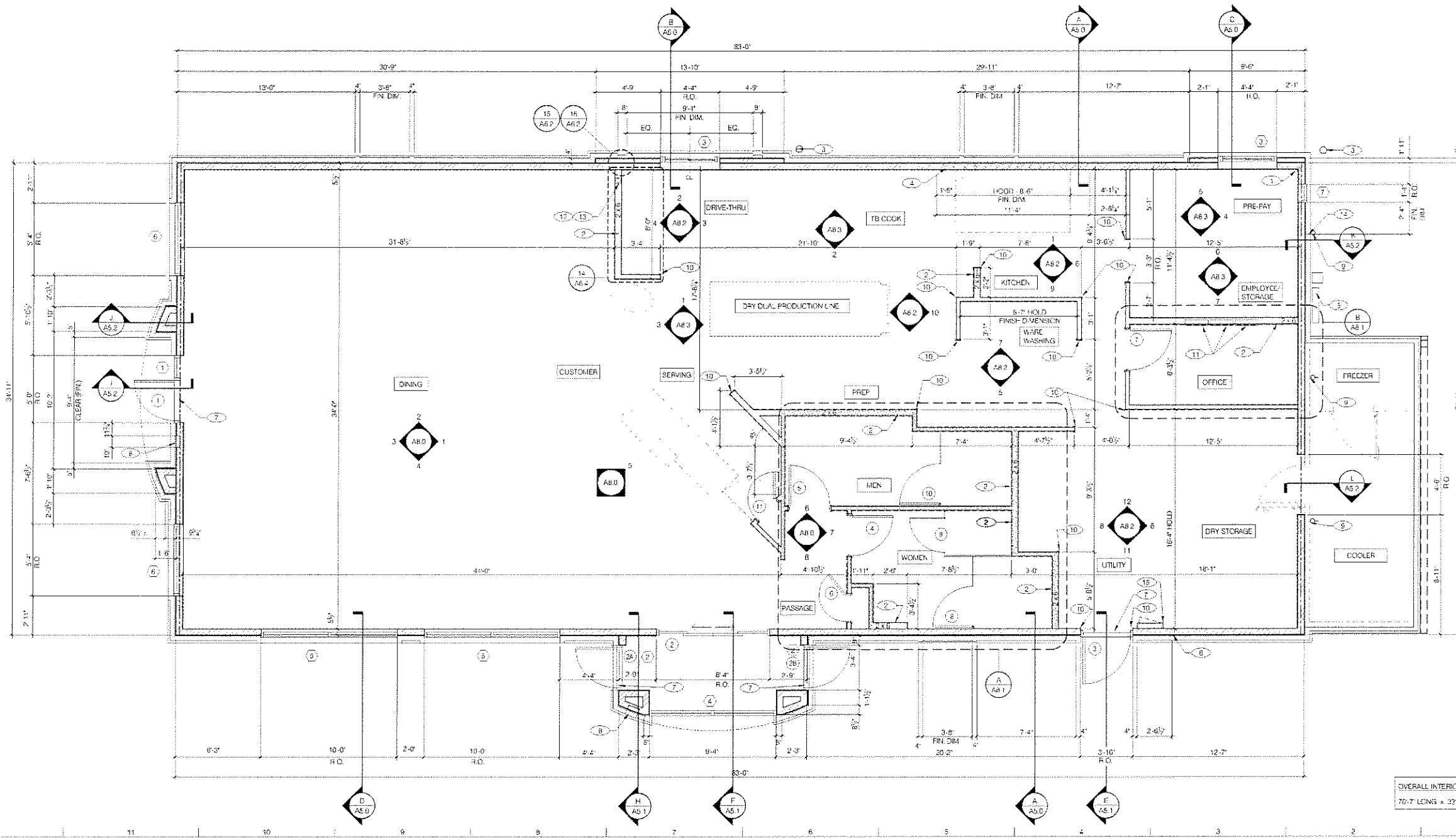
Statistical Area Summary					
Project: All Projects					
Label	Avg	Max	Min	Avg/Min	Max/Min
PARKING LOT	11.14	20.3	3.3	3.38	6.15

Luminaire Schedule						
Project: All Projects						
Symbol	Qty	Label	Arrangement	Lumens	LLF	Description
■	7	A	ROTATED2 BOTH IN 90°	110000	0.720	ACCU 95200-FP10 / 95200-HSS / 95200-4240180

FIXTURE OPTICS MUST BE FIELD-ROTATED TO PROJECT THE LIGHT INTO THE PARKING LOT
LIGHTING RESTRICTIONS: MINIMAL LIGHT TRESPASS BEYOND PROPERTY LINE
FIXTURES ARE 1000W METAL HALIDE w/ SAG LENSES
ALL FIXTURES HAVE HOUSE SIDE SHIELDS
POLES ARE 24'-6" FOR AN OVERALL FIXTURE MOUNTING HEIGHT OF 26'-6"

NOTE:
OPTICS MUST BE FIELD-ROTATED TO
PROJECT THE LIGHT INTO PARKING LOT





OVERALL INTERIOR FINISH DIMENSIONS:
70'-7" LONG x 33'-11" WIDE

FLOOR PLAN 1/4" = 1'-0" A

TYPICAL EXTERIOR SHEAR WALL
2x6 WD STUDS AT 16" O.C. W/ 1/2" EXTERIOR GRADE PLYWOOD (CDX) SHEATHING (SEE STRUCT. DWGS. FOR ADDITIONAL INFORMATION) AND R-19 KRAFT-FACED FIBERGLASS BATT INSULATION U.O.N.
AT FRONT AND REAR WALL SURFACES: PROVIDE 1/2" CDX PLYWOOD ON INTERIOR FACE OVER ENTIRE LENGTH OF WALL SURFACE. NAIL PER SHEAR WALL REQUIREMENTS AT SECTIONS INDICATED AS SHEAR WALLS. GYP. BO. AND OTHER FINISHES SHALL BE APPLIED OVER STRUCTURAL PLYWOOD WHERE OCCURS. EXTERIOR SHEARWALL ON 6-1/2" THICK FOUNDATION WALL - PER STRUCTURAL.

TYPICAL EXTERIOR WALL - TOWER WALL
2x6 WD STUDS AT 16" O.C. W/ 1/2" EXTERIOR GRADE PLYWOOD (CDX) SHEATHING AND R-19 KRAFT-FACED FIBERGLASS BATT INSULATION U.O.N.
TYPICAL EXTERIOR WALL ON 6" THICK FOUNDATION WALL - PER STRUCTURAL.

EXTERIOR FINISH ASSEMBLY (TYP. SHEAR WALLS, TYP. EXTERIOR WALLS and TYP. TOWER WALLS):
- FLUID APPLIED AIR AND MOISTURE BARRIER (SPEC. SECT. 07195)
- 1" AIR SPACE
- STANDARD FACE BRICK

INTERIOR FINISH ASSEMBLY (TYP. SHEAR WALLS and TYP. EXTERIOR WALLS):
- 1/2" CEMENT BOARD FROM T.O. SLAB TO 1'-4" AFF.
(T.O. FOUNDATION WALL) U.O.N.
- 1/2" GYPSUM BOARD FROM B.D. FRAMING (T.O. FOUNDATION WALL) TO B.O. TOP TRUSS CHORD, U.O.N.

EXTERIOR WALL @ DT WINDOW / FR WINDOW CORNER
2x6 WD STUDS AT 16" O.C. W/ 1/2" EXTERIOR GRADE PLYWOOD (CDX) SHEATHING (BOTH SIDES @ REAR SHEAR WALL) AND R-19 KRAFT-FACED FIBERGLASS BATT INSULATION U.O.N.
2x4 WD STUDS AT 16" O.C. W/ 1/2" EXTERIOR GRADE PLYWOOD (CDX) SHEATHING (2x4 STUDS SHALL NOT INTERRUPT REAR SHEAR WALL SHEATHING)
BUILT UP EXTERIOR WALL ON 10" THICK FOUNDATION WALL - PER STRUCTURAL.

EXTERIOR FINISH ASSEMBLY
- FLUID APPLIED AIR AND MOISTURE BARRIER (SPEC. SECT. 07195)
- 1" AIR SPACE
- STANDARD FACE BRICK

NOTE: REFER TO MANUFACTURER'S DETAILS PROVIDED WITHIN THE SPECIFICATIONS MANUAL

TYPICAL INTERIOR WALL:
4" NOM. METAL STUDS AT 16" O.C. @ 16" NOM. WHERE NOTED;
[ALT #1. USE WOOD STUDS IN LIEU OF METAL STUDS]

AT RESTROOMS, NATIONAL GYPSUM - 5/8" H-IMPACT BRAND XP WALLBOARD TYPE X CORE. NO SUBSTITUTIONS ALLOWED.

AT KITCHEN, 1/2" CDX PLYWOOD W/ FRP SURFACE FINISH.

AT ALL OTHER FRAME WALL CONDITIONS, 1/2" GYPSUM WALLBOARD FINISHED AS SCHEDULED.

INTERIOR SOUND-RATED WALL:
CONSTRUCT TYPICAL INTERIOR WALL W/ 3-1/2" UNFACED FIBERGLASS BATT INSULATION.

HOODWALL
18 GA. STL. STUDS @ 16" O.C. DOUBLE STUD DIRECTLY BELOW EACH ROOF TRUSS. STUDS CAN BE BACK TO BACK OR IN A TUBE CONFIGURATION W/ STAINLESS STL. PANEL OVER 1/2" CEMENT BOARD - SEE SCOPE OF WORK PANEL TO COVER ENTIRE WALL FROM 18" ABOVE TOP OF HOOD DOWN TO TOP OF BASE TILE AND EXTEND PAST ENDS OF HOOD AS REQ'D BY LOCAL JURISDICTION. MIN 18" NO EXPOSED SCREWS/ATTACHMENTS.

DASHED LINE INDICATES INTERIOR SUBSTRATE LOCATION. ALL WALLS SHALL BE AS INDICATED EXCEPT FROM TOP OF SLAB TO 12" ABOVE SLAB SHALL BE 1/2" CEMENT BOARD, U.O.N.

WALL LEGEND E

WINDOWS / DOORS
A. SEE SHEET #1 FOR WINDOW TYPES AND DOOR SCHEDULE.
B. ALL DOOR AND WINDOW OPENING DIMENSIONS ARE TO ROUGH OPENING.

FINISH SUBSTRATES
A. PROVIDE 1/2" THICK CEMENT BOARD FROM FLOOR SLAB TO 12" AFF. MIN. IN LIEU OF GYP. BO. U.O.N.
B. ALL JOINTS, GAPS OR SPACES LEADING TO ALL HOLLOW OR UNOCCUPIED SPACES SHALL BE SEALED WITH NSF INTERNATIONAL APPROVED SEALANTS.
C. ALL BACK OF HOUSE AND OFFICE WALLS SHALL HAVE 1/2" CDX PLYWOOD SUBSTRATE, U.O.N.
D. PROVIDE SOLID BLOCKING FOR WALL SUPPORTED ITEMS.

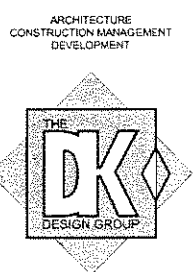
DECO:
A. SEE A2.0 FOR SEALING PLAN AND DETAILS.
B. SEE A7.0 FOR FLOOR FINISHES.
C. SEE A8.0 - A8.3 FOR WALL FINISHES.
D. SEE A7.1 FOR CEILING FINISHES.

GENERAL:
A. PROVIDE THREE FIRE EXTINGUISHERS - (2) 10 LB. BC/ABC (1) 10 LB. ABC. TO COMPLY WITH LOCAL FIRE CODE. LOCATE PER DIRECTION OF FIRE MARSHAL OR LOCAL AUTHORIZING AGENT.
B. DRAWINGS ARE BASED UPON WOOD FRAMING. UTILIZATION OF METAL STUDS ON NON-BEARING INTERIOR PARTITIONS, BULKHEADS AND SORTE IS ACCEPTABLE.
C. ALL PENETRATIONS THROUGH E.I.F.S. SHALL BE SEALED USING MFRS APPROVED METHOD.

FLOOR PLAN NOTES D

- KEY NOTES B**
- 1 STARTING POINT. ALL SUB-TRADES SHALL USE THIS POINT AS A BEGINNING LAY-OUT (INSIDE FACE OF EXT. WALL STUDS)
 - 2 8" STUD INTERIOR WALL. FINISHED PER WALL LEGEND E. THIS SHEET
 - 3 PIPE BOLLARD. REFER TO SITE DWGS. COORDINATE WITH LOCATION OF GAS METER
 - 4 HOOD WALL. SEE WALL LEGEND
 - 5 ELECTRICAL MAIN SWITCH BOARD. REFER TO ELECT. DWGS.
 - 6 CO2 FILL BOX LOCATION
 - 7 METAL THRESHOLD WITH TILE EDGE ON INTERIOR SIDE
 - 8 OPEN LATE SIGN IS SUPPLIED BY THE OWNER THROUGH THE DISTRIBUTOR AND IS NOT PART OF THE SIGNS AND AWNINGS PACKAGE
 - 9 SCUPPER AND DOWNSPOUT
 - 10 S.S. CORNER GUARD / WALL CAP. TYP. ALL CORNERS IN BACK-OF-HOUSE FROM REAR WALL TO THE KITCHEN SIDE OF THE SERVICE COUNTER. SEE DETAIL 19A63
 - 11 ELECT. PANELS IN STUD WALL. REFER TO ELECTRICAL DRAWINGS
 - 12 4" DIA. PVC CHASE IN WALL
 - 13 8"x8" HORIZONTAL OPENING FOR SYRUP TUBES. COORDINATE WALL PENETRATION WITH COUNTER INSTALLER. SEAL CHASE TO COUNTER. SEE DETAIL 19A62
 - 14 LINE OF BRICK COLOR CHANGE
 - 15 LIGHTING CONTROL PANEL

KEY NOTES B



ARCHITECTURE
CONSTRUCTION MANAGEMENT
DEVELOPMENT

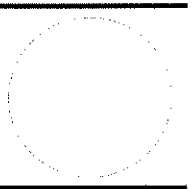
1104 S. MITCHELL ST.
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WT
CONSULTING ENGINEERS
CORPORATION

15223 F. CHERRY BEND RD.
TOWAHEE, MI 49784

CONTACT: BILL BEHRETT
PH: (231) 822-9200
FAX: (231) 822-9257

PROJECT MANAGEMENT



07-09-07 PERMITS & CONSTRUCTION

CONTRACT DATE: XXX-XX
BUILDING TYPE: T-Y07
PLAN VERSION: FEBRUARY 2007
SITE NUMBER: XXX-XXX
STORE NUMBER:

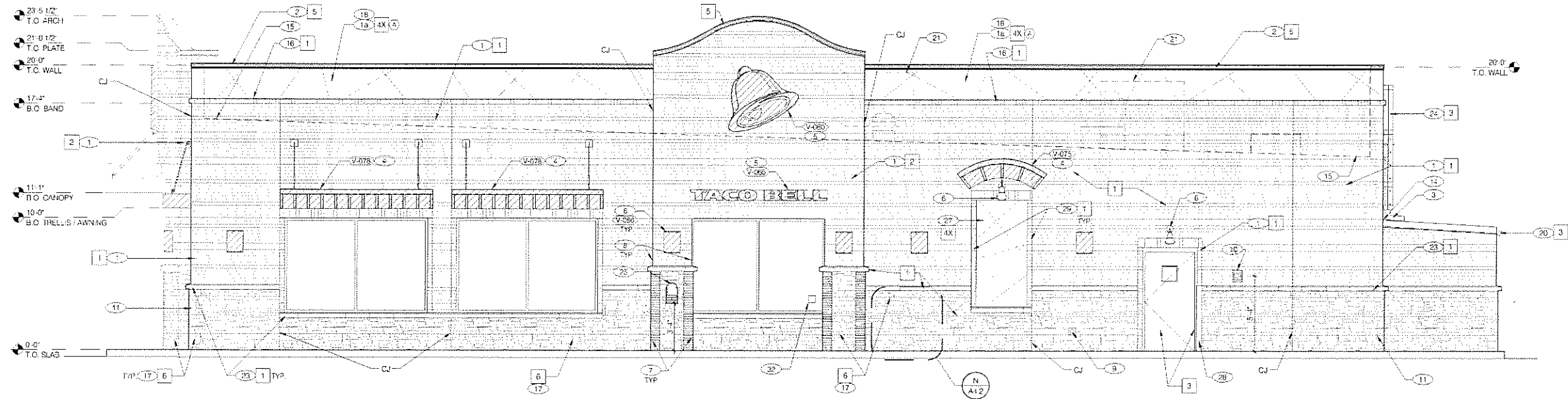
TACO BELL
2855 S. ROCHESTER RD.
ROCHESTER HILLS, MI



FLOOR PLAN
A1.0

PLT. DATE: 07.09.07

JAN 16 2008



EAST SIDE ELEVATION 1/4" = 1'-0" A

NOT USED NTS	I
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NOT USED NTS	G
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NOT USED NTS	E
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QTY	ITEM DESCRIPTION	ELEC
1	TACO BELL PRE-PAY CANOPY 6'-0"W x 12'H x 4'-0"D	X
1	TACO BELL TOWER CANOPY 9'-2"W x 6'-8"D x 1'-0 1/4"H	X
1	TACO BELL DRIVE THRU CANOPY 9'-2"W x 4'-8"D x 1'-0"H	X
3	TACO BELL BELL SIGN 4'-10 1/2"W x 4'-6 1/4"H	X
3	TACO BELL SIGN 9'-2"W x 9 1/8"H	X
2	TACO BELL TRELLIS CANOPY 6'-0"W x 1'-0"H x 2'-0"D	
3	TACO BELL ARCHED TRELLIS CANOPY	
2	TACO BELL TRELLIS CANOPY 10'-8"W x 1'-0"H x 2'-0"D	
10	TACO BELL LIGHT FIXTURE	X

* REQUIRES LIGHT FIXTURE(S) SEE ELECTRICAL
NOTE: ADDITIONAL INFORMATION IS AVAILABLE ON THE PLANS YUM CCM WEBSITE. SEE "SIGNAGE AND AWNING INFO"

BASE THICKNESS - 4" THICK DRAINABLE EIFS	B
--	---

NOTE:
REFER TO WALL LEGEND E: A1-G FOR EXTERIOR WALL FINISH ASSEMBLIES / APPLICABLE SPECIFICATION SECTIONS

SYMBOL	AREA	MANUFACTURER	COLOR	ALTERNATE MFR	ALTERNATE COLOR
1	MAIN WALL AND BAND COLOR	ACME BRICK	105 'GOLDEN SUNSET'		
2	TOWER COLOR	ACME BRICK	100 'BURNT PUMKIN'		
3	UTILITES	SHERWIN WILLIAMS	TO MATCH ACME BRICK 105 'GOLDEN SUNSET'		
4A	PARAPET BAND COLOR	SHERWIN WILLIAMS	6123 'BAGUETTE'		
4B	PARAPET BAND COLOR	SHERWIN WILLIAMS	6125 'CRAFT PAPER'		
4C	PARAPET BAND COLOR	SHERWIN WILLIAMS	6388 'GOLDEN FLEECE'		
5	TACO BELL PARAPET CAP COLOR	SHERWIN WILLIAMS	7069 'IRON ORD'		
6	BUILDING STONE	CORONADO	IDAHO - CARREL MOUNTAIN, CULTURED STONE VENEER		
8	PIPE BOLLARDS		DOT YELLOW		

EXTERIOR FINISH SCHEDULE H

MISCELLANEOUS
 A SEE SHT A1.1 WINDOW TYPES FOR WINDOW ELEVATIONS
 B SEE SCOPE OF WORK FOR RESPONSIBILITIES
 C HIGH IMPACT MESH SHALL BE USED AT ALL RAISED TRIM BANDS @ ENTRIES WINDOWS & EXPRESSION PANELS U.O.N. SEE SPECIFICATIONS
 D THE PAINT COLORS SHOWN ARE COLOR REFERENCES FOR THE EIFS SUPPLIER

SEALERS (REFER TO SPECS)
 A SEALANT AT ALL WALL AND ROOF PENETRATIONS
 B SEALANT AT ALL WINDOW AND DOOR FRAMES AT HEAD AND JAMB. DO NOT SEAL SILL @ WINDOWS

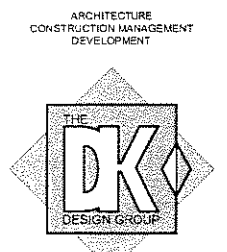
LEGEND
 A VENDOR SCOPE INCLUDES SUPPLY AND INSTALLATION OF AWNINGS, CANOPIES, AND SIGNAGE

CRITICAL FINISH OPENINGS
 A BUILDING FINISH OPENINGS THAT ARE DESIGNATED AS 'CRITICAL' SHALL BE MAINTAINED TO PROVIDE FOR THE STANDARD INSTALLATION OF STANDARD SIGNAGE / BUILDING ELEMENTS. VERIFY DIMENSIONS WITH SIGN VENDOR

GENERAL NOTES F

- 1 STANDARD FACE BRICK
- 1A DRAINABLE EIFS COVER 1/2" PLYWOOD SHEATHING REFER TO SPECIFICATIONS SECTION 07240. SEE EIFS LEGEND, THIS SHEET
- 2 DURLO-FAST DRIP EDGE FLASHING, PRIME AND PART IN FIELD. SEE DETAILS 1.2 / A6.0
- 3 SCUPPER AND DOWNSPOUT, SEE DETAIL 4/A6.4
- 4 CANOPY AND TRELLIS. SEE SCOPE OF WORK
- 5 BUILDING SIGN. SEE SCOPE OF WORK
- 6 WALL LIGHTING CENTER OVER EXPRESSION PANEL OR AS SHOWN. HT AS INDICATED. SEE SHEET EA.0
- 7 USE SPECIAL CORONADO CORNER STONES OF 110" AND 70" AT TOWER LEGS
- 8 CUT BRICK TO MATCH TOWER LEG ANGLE SO THAT FACE OF BRICK IS FLUSH @ ALL SURFACES
- 9 HOSE BIB - REFER TO DETAIL 19/A6.3 ALIGN W/ ADJACENT PERPENDICULAR INTERIOR WALL
- 10 CO2 FILLER VALVE & COVER
- 11 USE CORONADO PRE-MOLDED PIECES @ CORNERS TYP. U.O.N.
- 12 STEEL BOLLARD. SEE SITE DETAILS.
- 13 ELECTRICAL SWITCHGEAR EQUIPMENT REFER TO ELECTRICAL DRAWINGS
- 14 WALL TO ROOF FLASHING AT COOLER / FREEZER. SEE DETAIL 18/A6.3
- 15 INDICATES ROOF BEYOND
- 16 HORIZONTAL BRICK ROWLOCK TRIM BAND. SEE DETAIL 12/A6.2
- 17 CULTURED STONE WAINSCOT. SEE N.7 / A4.2 and 18.19.20 / A6.2. SOLID GROUT ALL STONES TO SCRATCH PLASTER SUBSTRATE WITH NATURAL COLORED GROUT. DEEP RAKED TO 3/8" FROM SURFACE. REFER TO SECTION 04709 OF THE SPECIFICATIONS MANUAL.
- 18 REFER TO SHEET A4.2 FOR PARAPET PAINTING DIRECTIONS
- 19 GAS METER. DO NOT PAINT METER
- 20 METAL GUTTER
- 21 RTU LOCATION BEYOND
- 22 PRICE CONFIRMATION BOARD. SEE EQUIPMENT PLAN A2.0
- 23 HORIZONTAL BRICK ROWLOCK CAP. SEE DETAILS 18/A6.2
- 24 ROOF ACCESS LADDER. SEE 15/A6.3
- 25 OPEN LATE SIGN IS SUPPLIED BY THE OWNER THROUGH THE DISTRIBUTOR AND IS NOT PART OF THE SIGNAGE AND AWNING PACKAGE
- 26 TRIM AT DRIVE-THRU. SEE DETAIL 15.16/A6.2
- 27 REFER TO M/A4.2 FOR PAINTED 'EXPRESSION PANEL' PAINTING DIRECTIONS
- 28 18 GA. PAINTED STEEL U-CHANNEL TO EXTEND TO TOP OF WAINSCOT. PAINT TO MATCH ACCENT BAND AROUND DOOR
- 29 SEE DETAILS 13.14, 6.18/A6.2 FOR ACCENT TRIM
- 30 LINE OF BRICK COLOR CHANGE
- 31 4" X 8" SCUPPER OVERFLOW. HOLD 2" OFF OF FINISH ROOF. SEE DETAIL 12/A6.4
- 32 INTERNATIONAL SYMBOL OF ACCESSIBILITY (IF REQUIRED BY LOCAL CODE)
- 33 CONTROL JOINT

- KEY NOTES C



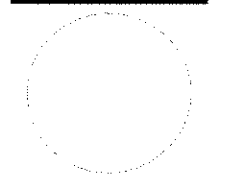
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CONTRACT: BELL BICYCLES
014-02333, 922-9250
442 (231) 922-9257

PROJECT MANAGEMENT



07-09-07 PERMITS & CONSTRUCTION

CONTRACT DATE: XX.XX.XX
 BUILDING TYPE: T-Y07
 PLAN VERSION: FEBRUARY 2007
 SITE NUMBER: XXX-XXX
 STORE NUMBER:

TACO BELL
 2855 S. ROCHESTER RD
 ROCHESTER HILLS, MI

TACO BELL
 T-Y07


EXTERIOR ELEVATIONS
A4.0
 PLOT DATE: 07.09.07



West Elevation

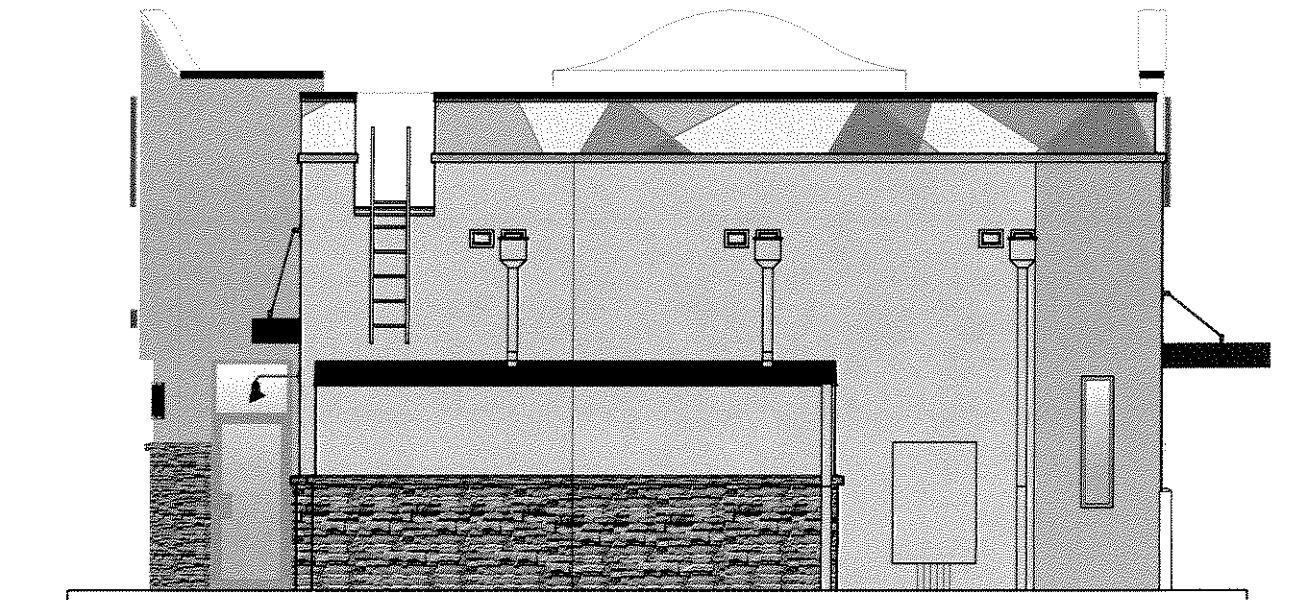


South Elevation



- 
 Trim Band
& Panels
- 
 Acme Brick 100
Burnt Pumkin
- 
 Acme Brick 105
Golden Sunset
- 
 Coronado Stone
- 
 Idaho Carmel Mountain



East Elevation



North Elevation

- 
 Trim Band
& Panels
- 
 Acme Brick 100
Burnt Pumkin
- 
 Acme Brick 105
Golden Sunset
- 
 Coronado Stone
Idaho Carmel Mountain