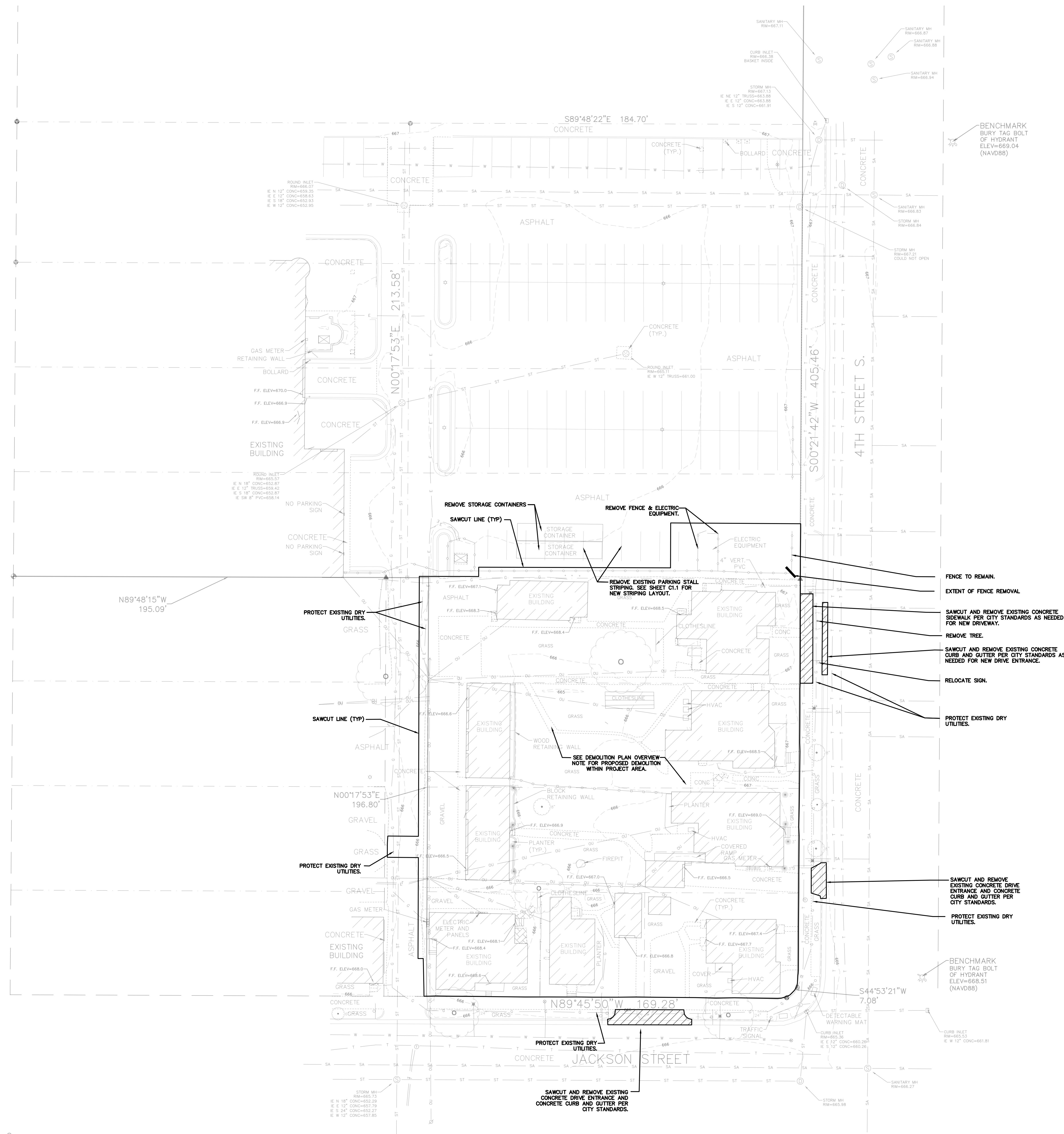


SPECIFICATION NOTE:
SEE SHEET C0.1 FOR PLAN
SPECIFICATIONS AND REQUIREMENTS

PROJECT INFORMATION

PROPOSED PARKING LOT IMPROVEMENTS
CITY BREWING COMPANY, LLC
1106 3RD STREET S • LA CROSSE, WI 54601



- FENCE TO REMAIN.
- EXTENT OF FENCE REMOVAL.
- SAWCUT AND REMOVE EXISTING CONCRETE SIDEWALK PER CITY STANDARDS AS NEEDED FOR NEW DRIVEWAY.
- REMOVE TREE.
- SAWCUT AND REMOVE EXISTING CONCRETE CURB AND GUTTER PER CITY STANDARDS AS NEEDED FOR NEW DRIVE ENTRANCE.
- RELOCATE SIGN.
- PROTECT EXISTING DRY UTILITIES.
- SAWCUT AND REMOVE EXISTING CONCRETE DRIVE ENTRANCE AND CONCRETE CURB AND GUTTER PER CITY STANDARDS.
- PROTECT EXISTING DRY UTILITIES.

DEMOLITION PLAN OVERVIEW NOTE:
CONTRACTOR TO DEMOLISH/RAZE ALL EXISTING STRUCTURES WITHIN THE PROJECT SITE LIMITS AS NEEDED FOR PROPOSED SITE IMPROVEMENTS. REMOVE ALL EXISTING BUILDING FEATURES INCLUDING FOUNDATIONS, STAIRS, ETC. REMOVE/ABANDON ALL EXISTING UTILITIES AS NEEDED INCLUDING OVERHEAD ELECTRIC, GAS LINES, ETC. COORDINATE WITH APPROPRIATE UTILITY PROVIDERS AS NECESSARY. CUT & CAP ALL EXISTING WATER SERVICES AND SANITARY SERVICES WITH APPROVED FITTINGS INSIDE AND WITHIN 10' OF THE PROPERTY LINE PRIOR TO REMOVING THE STRUCTURES. FIELD LOCATE EXISTING SERVICES AS NECESSARY. SAWCUT AND REMOVE ALL EXISTING ASPHALT AND CONCRETE PAVEMENT ON SITE AS NECESSARY. CLEAR AND GRUB ALL EXISTING TREES/VEGETATION AND REMOVE ANY OTHER MISCELLANEOUS ITEMS AS NEEDED. COORDINATE WITH PROPOSED SITE IMPROVEMENTS ON C1.1. PROTECT ITEMS SCHEDULED TO REMAIN AS NECESSARY. NO HAZARDOUS MATERIALS SHALL BE STORED ON SITE. CONTRACTOR SHALL OBTAIN ALL NECESSARY LOCAL DEMOLITION PERMITS AS NEEDED PRIOR TO COMMENCING ANY WORK.

NOTE:
PROPERTY LINES AND EASEMENTS SHOWN ON THIS PLAN WERE DRAFTED FROM INFORMATION CONTAINED IN TITLE COMMITMENT NO. 72307-83390339, BY CHICAGO TITLE INSURANCE COMPANY, DATED MAY 5, 2011; COMMITMENT NO. 20-WI-94268, BY CHICAGO TITLE INSURANCE COMPANY, DATED MARCH 18, 2020; COMMITMENT POLICY NO. 723064800-220450138, BY CHICAGO TITLE INSURANCE COMPANY, DATED JUNE 3, 2020; COMMITMENT NO. 20-WI-94784, BY CHICAGO TITLE INSURANCE COMPANY, DATED MAY 12, 2020; COMMITMENT NO. 20-WI-95094, BY CHICAGO TITLE INSURANCE COMPANY, DATED JUNE 18, 2020. AN UPDATED PLAN OF SURVEY OR ALTA SURVEY HAS NOT BEEN AUTHORIZED AND THE PROPERTY LINES SHOWN ON THIS PLAN MAY BE INCOMPLETE OR IN ERROR.
NOTE:
SURFACE INDICATIONS OF UTILITIES ALONG WITH DIGGERS' HOTLINE MARKINGS ON THE SURVEYED PARCEL HAVE BEEN SHOWN. SIZES AND ELEVATION OF UNDERGROUND UTILITIES SHOWN HEREON ARE BASED ON FIELD MEASUREMENTS OF VISIBLE STRUCTURES IN COMBINATION WITH AVAILABLE DATA PROVIDED TO EXCEL ENGINEERING. EXCEL ENGINEERING MAKES NO GUARANTEE THAT ALL THE EXISTING UTILITIES IN THE SURVEYED AREA HAVE BEEN SHOWN NOR THAT THEY ARE IN THE EXACT LOCATION INDICATED. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL UTILITIES CRITICAL TO CONSTRUCTION.

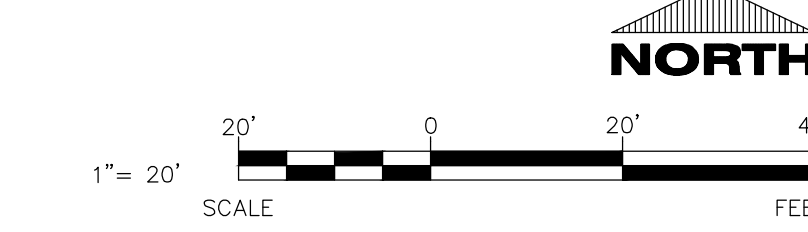
PROFESSIONAL SEAL

PRELIMINARY DATES
APR. 2, 2021

JOB NUMBER
2113100

SHEET NUMBER
C1.0

NOT FOR CONSTRUCTION



CIVIL EXISTING SITE AND DEMOLITION PLAN