



The City of
OKLAHOMA CITY

APPLICATION FOR CERTIFICATE OF APPROVAL

<input checked="" type="checkbox"/> BC	<input type="checkbox"/> DBD, DTD-1, DTD-2	<input type="checkbox"/> SRODD	<input type="checkbox"/> SYC, SYT	<input type="checkbox"/> UD
District: <u>BRICKTOWN</u>				
Fee: <u>\$200</u>		Administrative Review or Extension		
		\$750 Commission/Committee Review		
Case Number: <u>BCA-24-00006</u>				

☒ New Project

☐ Violation Notice Issued

☐ Revision to Case # _____

☐ City Project (If yes, please select type)

☐ Extension to Case # _____

☐ CIP ☐ Federal Exempt ☐ Maps

Project Address 119 E Reno Avenue

☐ COTPA ☐ General Fund ☐ Special Purpose

☐ Federal ☐ GO Bond ☐ TIF

Property Owner Name USA Property Management, LLC

Organization _____

Address 101 S Mickey Mantle Dr.

Phone _____

City, State, Zip Oklahoma City, OK, 73104

Email _____

I prefer my documents to be: ☐ Mailed or ☒ Emailed.

Property Owner: I authorize the applicant to speak for me in matters regarding this application. Any agreement made by the applicant regarding this proposal will be binding upon me. I authorize the City of Oklahoma City Planning Staff to enter the property for the purpose of observing and taking photographs of the project area for presentation and for inspections to insure consistency between approved proposal and completed project. Owner agrees that work will be performed exactly as approved or they will apply for revisions prior to work commencing.

Property Owner's Name Chris E Johnson Signature Chris E Johnson Date 8/9/24

Applicant Name Mark W. Zitzow, AICP Organization Johnson & Associates

Address 1 E Sheridan Ave., Suite 200 Phone 405-235-8075

City, State, Zip Oklahoma City, OK, 73104 Email mzitzow@jaokc.com

I prefer my documents to be: ☐ Mailed or ☐ Emailed.

Applicant's Name Mark W. Zitzow Signature Mark W. Zitzow Date 8/8/24

BUILDING CONSTRUCTION Square feet of entire structure _____

☒ New Construction

☒ Renovation

☐ Addition

☐ Demolition

OTHER WORK

☐ **Parking Lot** Square feet of new parking lot or expansion to parking lot _____

☐ **Sign** Square feet each sign [] [] [] Total Signage [] Type: _____

☐ **Streetscape** Length [] Width [] Note: Revocable Permits Required

☐ **Fence** Height [] Length [] Material _____

☒ **Work not specified above** Addition of an exterior stair case to Reno Ave.

Received by

Michael Philbrick

Date received

8/13/24

Fees effective 07/16/2020



August 12, 2024

City of Oklahoma City
Planning Department
420 W. Main Street, 9th Floor
Oklahoma City, OK 73102

Attention: Mr. Michael Philbrick

RE: 119 E. Reno - Staircase: Certificate of Approval Submittal

Dear Mr. Philbrick:

On behalf of the owner, we are submitting a request for a certificate of approval for the proposed project located at 119 E. Reno in Bricktown. Specifically, this application seeks approval for a new staircase leading from the elevated E Reno Ave. to the building level a few feet below. The proposed staircase features 5 steps along with handrails.

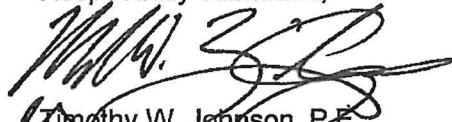
It is believed that this proposed development will be a positive contribution to the Bricktown area by providing increased access to businesses in the area as well as providing a future patio space overlooking the canal below.

Please find attached the following submittal documents for the above referenced project:

- Certificate of Approval Application
- Deed
- Site Plan Exhibits

Please review the following information for its completeness and place this item on the **September 11th** Bricktown Urban Design Committee docket. Should you have any questions or comments, please feel free to contact this office.

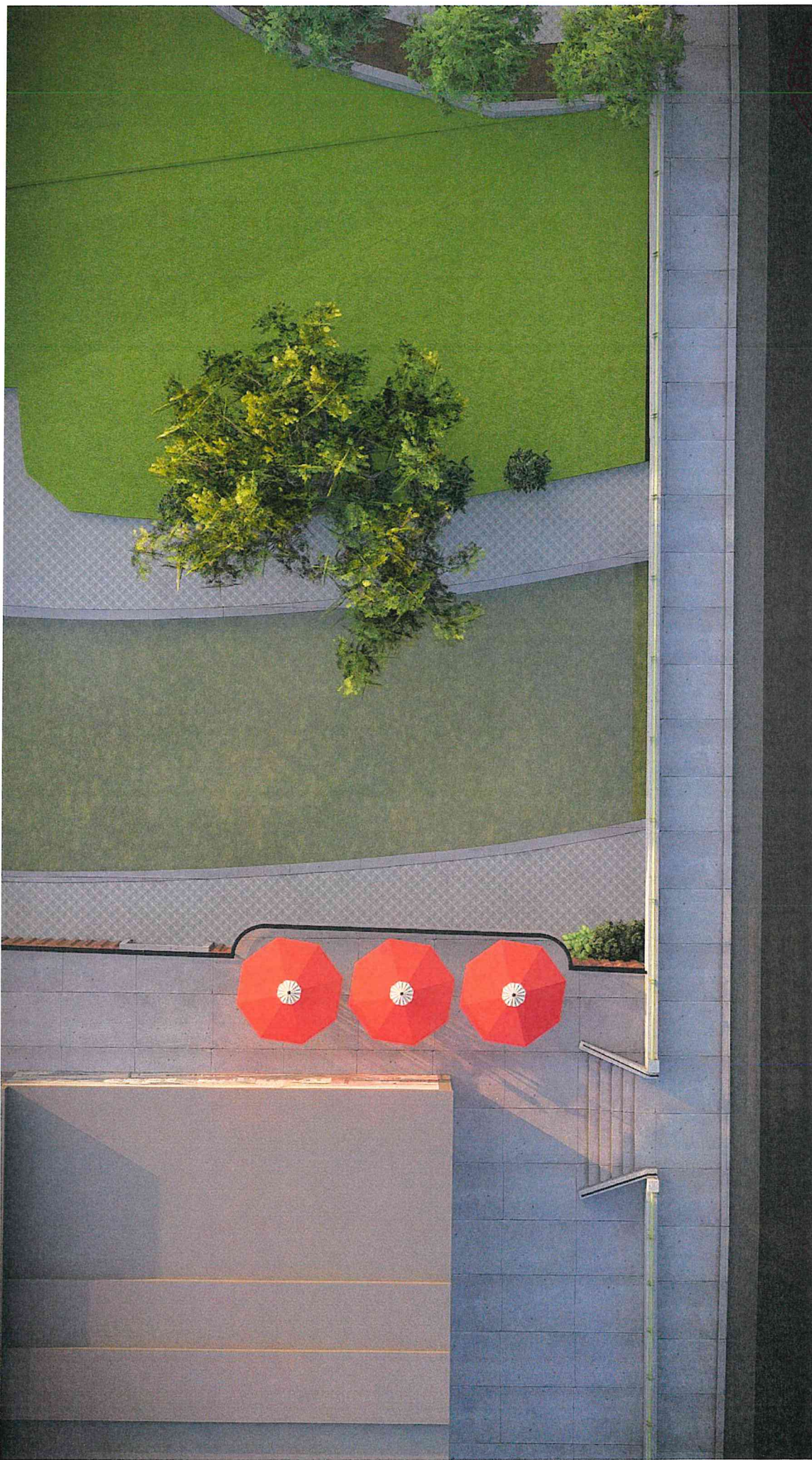
Respectfully submitted,


Timothy W. Johnson, P.E.
JOHNSON & ASSOCIATES

TWJ/rw
Attachment(s)
cc: Mark Zitzow, AICP, Johnson & Associates
[1800 066 / PER]

P:\1800\066 - Bricktown Stairs\PER\UDC Application\Sub Ltr.docx





PLANNING DEPARTMENT
OCT 29 2024



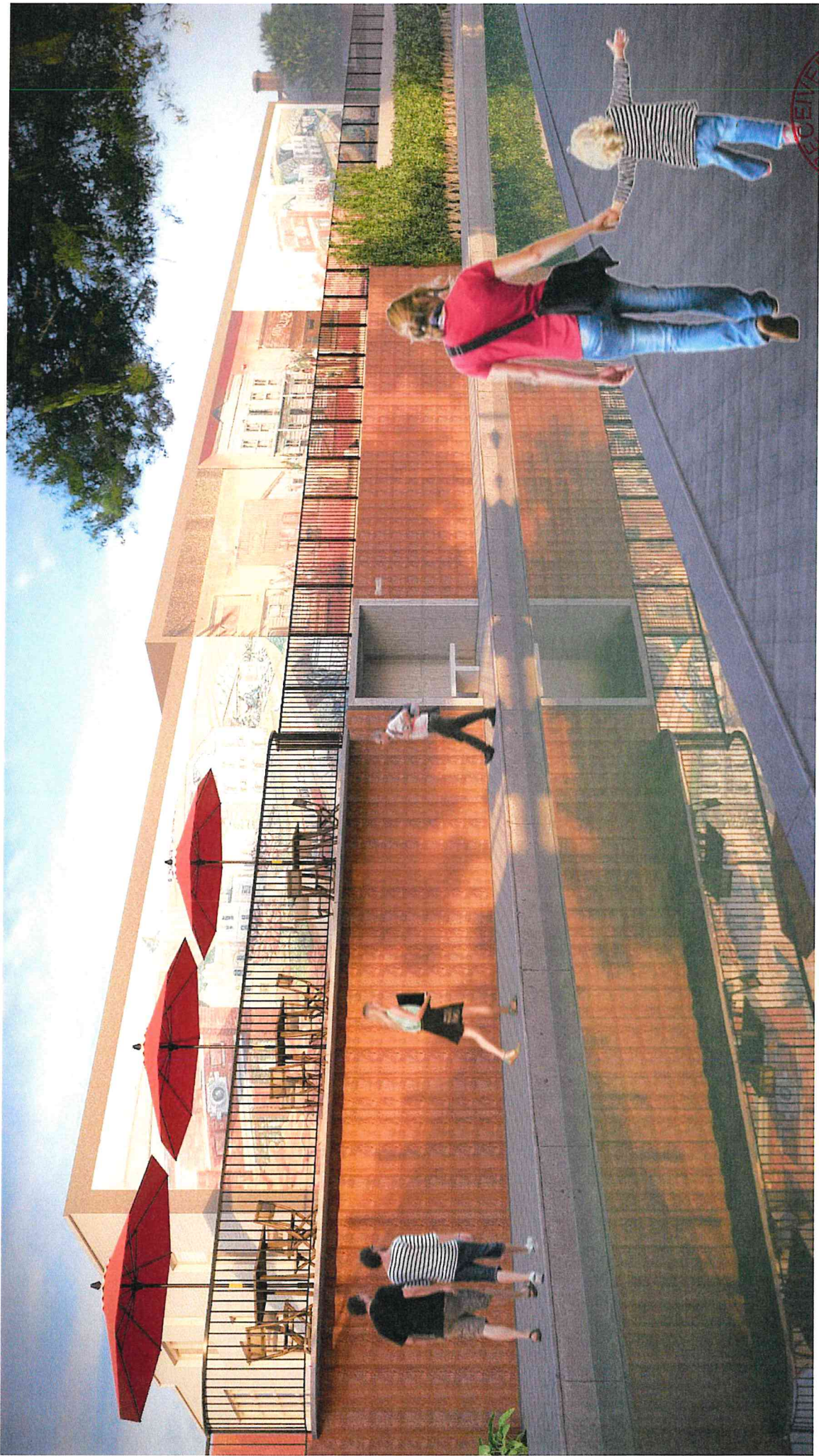
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OCT 29 2021
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OCT 29 2024
PLANNING DEPARTMENT



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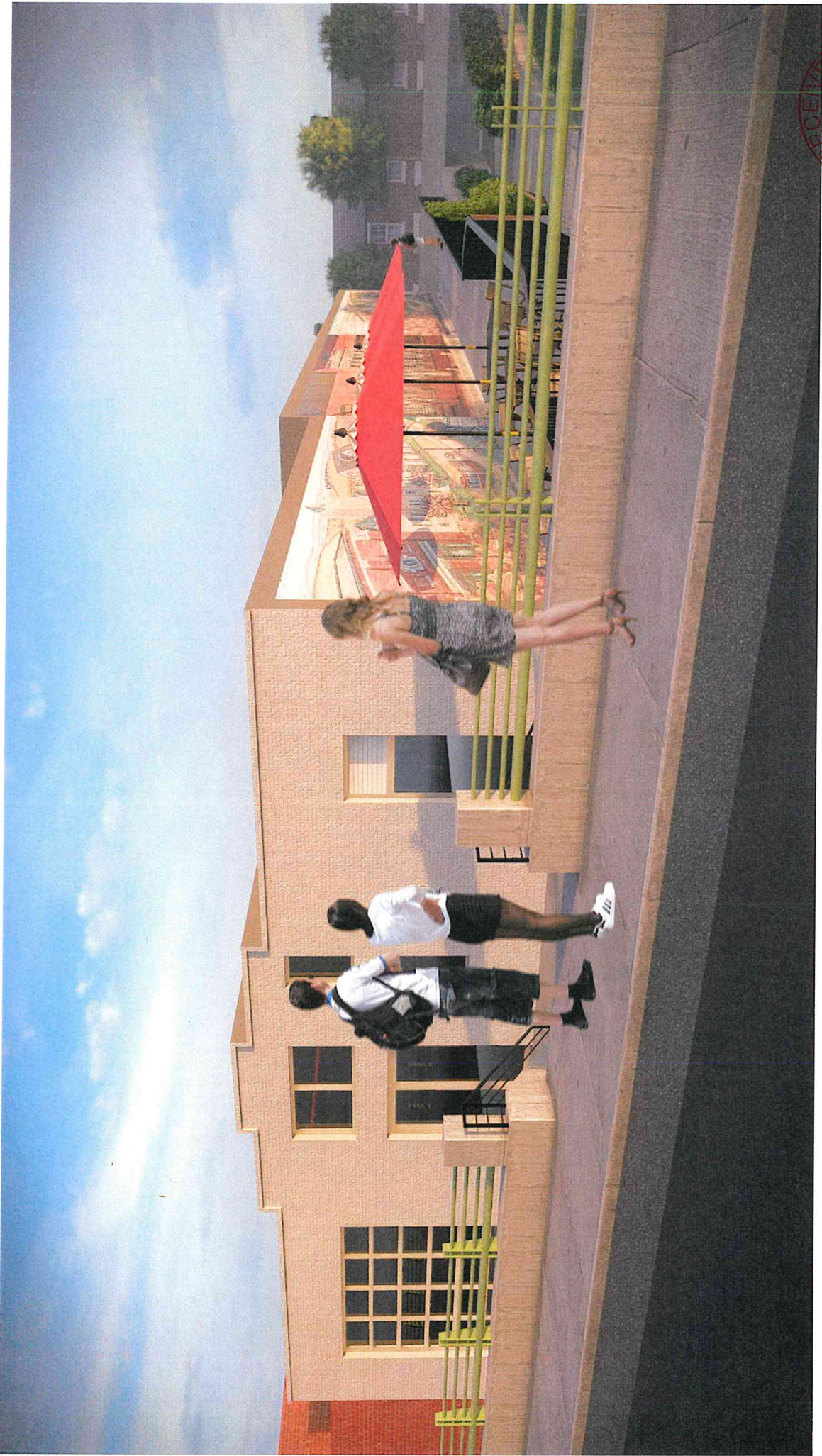
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OCT 29 2024
PLANNING DEPARTMENT



[illegible]

BEING A PART OF THE SW/4, SEC. 34, T12N, R3W, I.M.
AN ADDITION TO THE CITY OF OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA

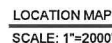
1. ALL CONSTRUCTION SHALL BE DONE IN STRICT ACCORDANCE WITH OKLAHOMA CITY'S "STANDARD SPECIFICATIONS FOR CONSTRUCTION OF PUBLIC IMPROVEMENTS" AND SHALL BE UNDER THE STRICT SUPERVISION OF THE CITY ENGINEER OF THE CITY OF OKLAHOMA CITY.
2. ALL FILL AREAS INDICATED SHALL BE COMPACTED TO 95% STANDARD PROCTOR DENSITY PRIOR TO CONSTRUCTION IN ACCORDANCE WITH PART II & PART III OF OKLAHOMA CITY'S "STANDARD SPECIFICATIONS FOR CONSTRUCTION OF PUBLIC IMPROVEMENTS." TEST REPORTS WILL BE SUBMITTED TO THE OKLAHOMA CITY FIELD ENGINEERS' OFFICE.
3. ALL WORK CLASSIFIED AS A "PAY ITEM" SHALL BE CONSIDERED INCIDENTAL CONSTRUCTION, THE COST OF WHICH SHALL BE INCLUDED IN THE COST OF OTHER BID ITEMS.
4. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL UTILITIES PRIOR TO EXCAVATION; DAMAGE TO ANY UTILITIES OR STRUCTURES DURING EXCAVATION AND CONSTRUCTION OF PROPOSED PAVING & STORM SEWER SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
5. TRENCHING WILL BE BACKFILLED WITH TYPE "A" AGGREGATE UNDER ALL PAVED AREAS AND 1' ABOVE THE PIPE FOR PLASTIC PIPE IN ALL UNPAVED AREAS. THE CONTRACTOR SHALL BE PAID FOR THE CALCULATED QUANTITY OF AGGREGATE REQUIRED TO BACKFILL TRENCHES AS REQUIRED BY THE CITY OF OKLAHOMA CITY STANDARDS AND SPECIFICATIONS FOR TRENCH WIDTH. IF THE CONTRACTOR OVER CUTS THE TRENCH, THE ADDITIONAL AGGREGATE WILL BE TREATED AS INCIDENTAL CONSTRUCTION AND WILL BE AT THE CONTRACTOR'S EXPENSE.
6. RCP WITH O-RINGS AND HP (HIGH PERFORMANCE POLYPROPYLENE PIPE) WITH GASKETS SHALL BE INSTALLED UNDER STREETS AND ROADWAYS, NEXT TO CURBS AND BETWEEN HOUSES. ALL JOINTS ON RCP, ECR, AND HP SHALL BE WRAPPED WITH A (2) FOOT WIDE FILTER FABRIC STRIP AROUND THE JOINT AND OVERLAPPING TWO (2) FEET.
7. ALL STORM SEWER CURB INLETS THAT ARE NOT LOCATED IN A SUMP CONDITION SHALL HAVE ANY ADDITIONAL HOODS LOCATED UPSTREAM FROM THE GRATES UNLESS OTHERWISE NOTED.
8. THE CONTRACTOR SHALL SATISFY HIMSELF AS TO THE ACCURACY OF ALL MEASUREMENTS PRIOR TO CONSTRUCTION OF ANY PERMANENT STRUCTURE.
9. EXCAVATION FOR CONSTRUCTION OF STREETS SHALL BE INCLUDED IN THE COST OF OTHER BID ITEMS. EARTHWORK SHALL CONSIST OF EXCAVATION TO SUBGRADE AND BACKFILL OF CURB AFTER CONSTRUCTION. SIDESLOPE FROM BACK OF CURB TO EXISTING GROUND NOT TO EXCEED 4:1. ALL BACKFILL TO BE COMPACTED TO 95% STANDARD PROCTOR DENSITY AND SUBGRADE TO BE COMPACTED AS SPECIFIED IN GENERAL NOTES.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ALL EROSION CONTROL DEVICES DAMAGED DUE TO CONSTRUCTION.
11. A COPY OF THE EROSION CONTROL SITE PLAN MUST BE ON SITE AT ALL TIMES AND MADE AVAILABLE TO THE INSPECTOR UPON REQUEST.
12. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT ALL SIDEWALKS AND HANDICAP ACCESS RAMPS MEET COMPLIANCE WITH THE ADAAG (28 CFR PART 38) REQUIREMENTS. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OR ENGINEER'S DESIGNEE OF ANY DISCREPANCIES BETWEEN DESIGN INFORMATION AND THE ADAAG REQUIREMENTS PRIOR TO CONSTRUCTION.
13. THE TACK MATERIAL SHALL BE CSS-1H OR CBB-1H. THE APPLICATION RATE SHALL BE 0.15 GALLONS/SQUARE YARD OF DILUTED EMULSION, DILUTED WITH WATER AT A RATIO OF 1:1 (50% WATER AND 50% TACK MATERIAL). TACK COAT IS REQUIRED ON THE #3 BASE COURSE BEFORE THE #5 SURFACE COURSE IS LAID. THE RESIDUAL AMOUNT CAN BE APPROXIMATELY 0.04 GALLONS/SQUARE YARD. THE TACK COAT MUST BE APPLIED, WITH A SPRAYER APPLIED BY THE ENGINEER. DOCUMENTATION IS REQUIRED TO VERIFY THE APPLICATION RATE OF THE DISTRIBUTOR PLANK. ALL CONTACT SURFACES OF CURBS AND GUTTERS, MANHOLES, AND OTHER STRUCTURES SHALL BE PAINTED WITH A THIN COAT OF ASPHALTIC MATERIAL USED FOR THE TACK COAT. THE PROPOSED TACK COAT MATERIAL AND QUANTITY MUST BE SHOWN ON THE PLANS.

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3. ALL WORK CLASSIFIED AS A "PAY ITEM" SHALL BE CONSIDERED INCIDENTAL CONSTRUCTION, THE COST OF WHICH SHALL BE INCLUDED IN THE COST OF OTHER BID ITEMS.
4. CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION OF ALL UTILITIES AND MUST HAVE ALL UTILITIES LOCATED PRIOR TO COMMENCING ANY EXCAVATION. THE CONTRACTOR SHALL VERIFY THE INVERT AND FLOWLINE ELEVATIONS OF ALL WATER LINES, SANITARY SEWERS, STORM DRAINS, DRAINAGE STRUCTURES, AND SURFACE DRAINAGE COURSES PRIOR TO LAYING ANY NEW PIPE. THE CONTRACTOR MUST CALL ONE AT (405) 840-5032 TO LOCATE ALL PUBLIC UTILITIES (WATER AND SANITARY SEWER LINES) AND FRANCHISED UTILITIES (ELECTRIC LINES, TELEPHONE CABLES, FIBER OPTIC LINES, CABLE TELEVISION, GAS LINES, OIL PIPELINES AND TRAFFIC SIGNAL CONDUIT) LOCATED AT LEAST TWO (2) DAYS PRIOR TO STARTING CONSTRUCTION.
5. THE CONTRACTOR IS RESPONSIBLE FOR THE PROMPT REPLACEMENT AND/OR REPAIR OF ALL TRAFFIC CONTROL DEVICES AND APPURTENANCES DAMAGED OR DISTURBED DUE TO CONSTRUCTION.
6. THE CONTRACTOR IS RESPONSIBLE FOR THE REMOVAL OF ALL PAVEMENT MAKINGS THAT WILL BE IN CONFLICT WITH THE PROPOSED WORK.
7. A WORK ZONE PERMIT MUST BE OBTAINED FROM THE TRAFFIC MANAGEMENT DIVISION AT LEAST TWO (2) WORKING DAYS PRIOR TO THE START OF WORK AND/OR PLACING OR REMOVING ANY BARRICADES OR MODIFYING EXISTING TRAFFIC CONTROL DEVICES. E-MAIL: workzones@okc.gov TO OBTAIN AN APPLICATION.

1. ALL LAND DISTURBING ACTIVITIES INSIDE OF THE OKLAHOMA CITY LIMITS MUST OBTAIN A LAND DISTURBING ACTIVITY PERMIT WITH THE CITY OF OKLAHOMA CITY STORM WATER QUALITY MANAGEMENT DIVISION. ADDITIONALLY, CONSTRUCTION ACTIVITIES THAT RESULT IN LAND DISTURBANCE OF EQUAL TO OR GREATER THAN ONE (1) ACRE, OR LESS THAN ONE (1) ACRE IF THEY ARE PART OF A LARGER COMMON PLAN OF DEVELOPMENT OR SALE THAT TOTALS AT LEAST ONE (1) ACRE MUST OBTAIN AUTHORIZATION TO DISCHARGE STORMWATER UNDER THE CIPDS CONSTRUCTION GENERAL PERMIT OKR10.
2. THE USGS 7.5 MINUTE QUADRANGLE SHEETS ARE USED TO INDICATE THE "WATERS OF THE UNITED STATES" AND "WETLANDS" EXIST WITHIN THIS PROJECT AREA. THE ISSUE OF "WATERS OF THE UNITED STATES" AND "WETLANDS" FALLS UNDER THE CDE OF ENGINEERS (COE) TULSA DISTRICT REGULATORY DIVISION, BUT THE CITY IS OBLIGATED TO ENSURE THAT ALL NECESSARY STATE AND FEDERAL PERMITS HAVE BEEN OBTAINED. PURSUANT TO 40CFR 122.1, THEREFORE, THE APPLICANT IS REQUIRED TO SUBMIT DOCUMENTATION FROM THE COE SHOWING COE APPROVAL FOR PROPOSED WORK, IF APPLICABLE.
3. LIST EROSION CONTROL QUANTITIES AND WHO WILL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF THE EROSION CONTROL.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OR REPLACEMENT OF ALL EROSION CONTROL DEVICES DAMAGE DUE TO CONSTRUCTION.
5. A COPY OF THE EROSION CONTROL SITE PLAN MUST ALWAYS BE ON SITE AND MADE AVAILABLE TO THE INSPECTOR UPON REQUEST.
6. ANY ACCESS TO THE PROJECT SITE THAT DOES NOT INCLUDE A CONSTRUCTION ENTRANCE SHALL BE BLOCKED.
7. A MINIMUM OF 16" OF SOD IS REQUIRED ALONG ALL CURBS AND FLUMES.
8. A NOTICE OF INTENT (NOI) AND STORM WATER POLLUTION PREVENTION PLAN (SWPPP) SHOULD BE SUBMITTED 30 DAYS PRIOR TO THE INITIAL DISTURBANCE OF SOILS.
9. IF A FLOODPLAIN ACTIVITY (FPAT) PERMIT IS REQUIRED FOR THIS PROJECT, THIS PERMIT MUST BE OBTAINED BEFORE A STORM WATER QUALITY (SWQ) PERMIT WILL BE ISSUED.

1. ALL AMERICANS WITH DISABILITIES ACT (ADA)/SIDEWALK IMPROVEMENTS MUST MEET CURRENT ADA REQUIREMENTS.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPLACEMENT AND/OR REPAIR OF ALL EXISTING ADA IMPROVEMENTS DAMAGED OR DISTURBED DURING CONSTRUCTION.

NO	ITEM	UNIT	QTY
<u>GRADING CONTRACTOR</u>			
1.	SILT FENCE	LF	7
<u>PAVING CONTRACTOR</u>			
1.	ROCK BAG CHECK DAM	LS	1
2.	SEED ALL DISTURBED AREAS	LS	1
3.	CONCRETE WASHOUT	EA	1



<u>SHEET NO.</u>	<u>DESCRIPTION</u>
P1	TITLE SHEET, QUANTITIES
P2	OVERALL GENERAL LAYOUT
P3	RETAINING WALL REMOVAL
P4	DEMOLITION PLAN
P5	SITE DIMENSIONAL PLAN
P6	PAVING PLAN
P7	GRADING PLAN
P8	RETAINING WALL & STEP DETAILS
P9	RAILING DETAILS
EC1-EC2	EROSION CONTROL PLAN

ONE CALL UTILITY LOCATION NUMBER

This number is to be used for information on the location of all underground utilities. Contact this number and other numbers specified in the plans prior to any excavation.

JA
&

Johnson & Associates
1 E. Sheridan Ave., Suite 200
Oklahoma City, OK 73104
(405) 235-8075 FAX (405) 235-8078 www.jaokc.com
Certificate of Authorization #1484 Exp. Date 06-30-2021

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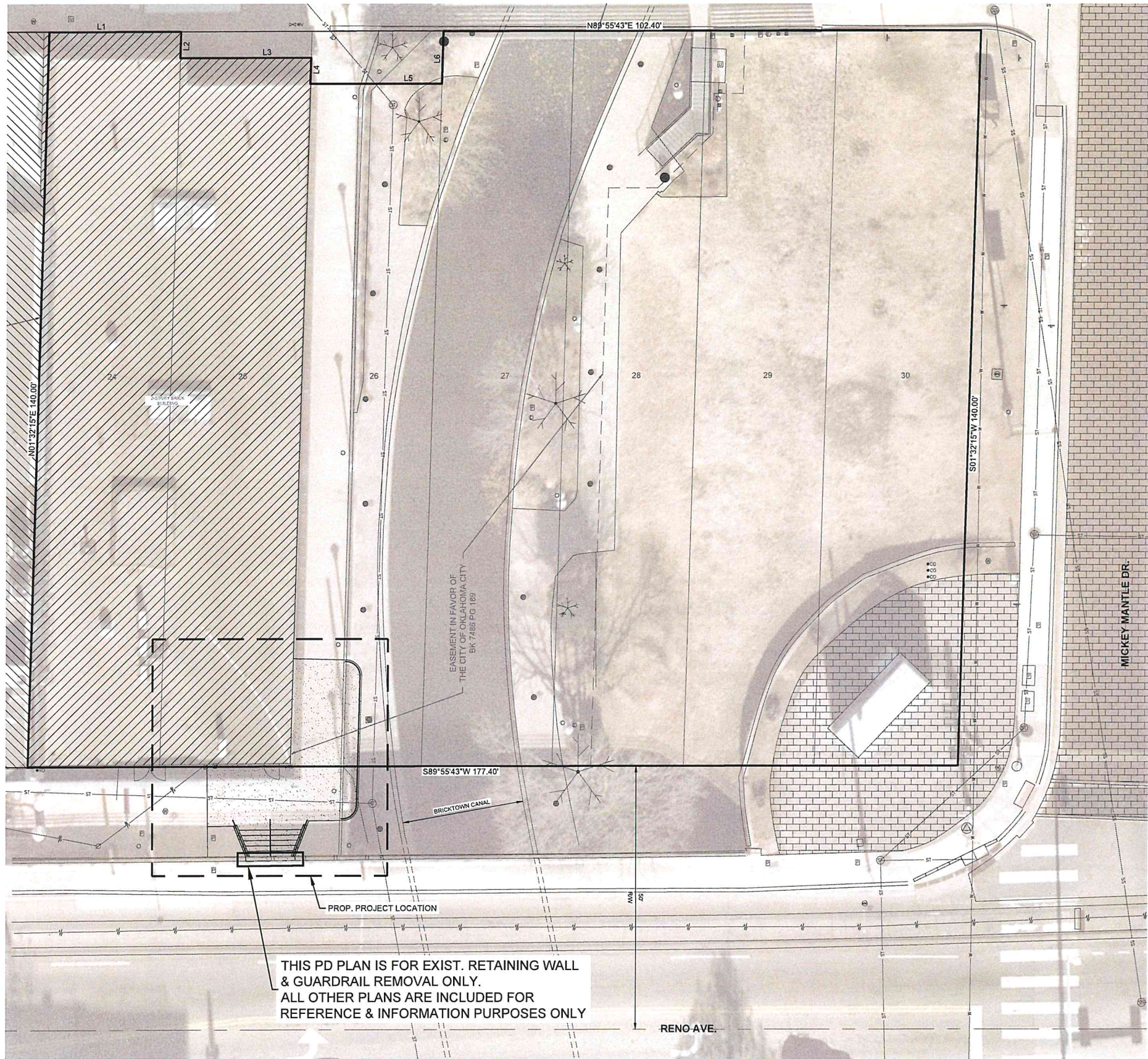
(OK P.E. 12277) Date:

REGISTERED PROFESSIONAL ENGINEER
DATE: 04-30-2026

Checked by:	Date:
Checked by:	Date:
Checked by:	Date:

City Engineer:	Date:
BRICKTOWN STAIRCASE	PD-_____

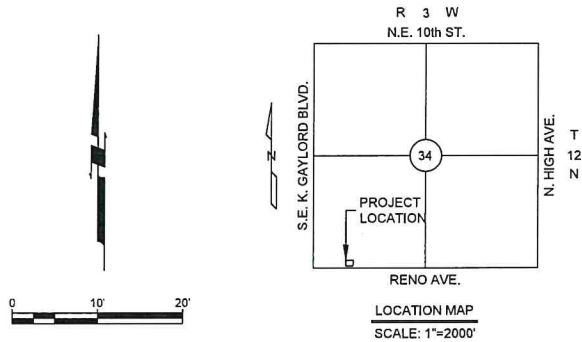
CONSTRUCTION MUST BEGIN
WITHIN ONE (1) YEAR FROM
THE DATE OF APPROVAL OR
THAT APPROVAL WILL
BE WITHDRAWN.



THIS PD PLAN IS FOR EXIST. RETAINING WALL
& GUARDRAIL REMOVAL ONLY.
ALL OTHER PLANS ARE INCLUDED FOR
REFERENCE & INFORMATION PURPOSES ONLY

GENERAL NOTES

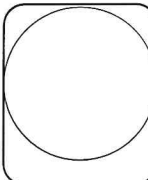
1. ALL WORK PERFORMED AND MATERIALS SUPPLIED SHALL CONFORM TO THE SITE WORK SPECIFICATIONS. ANY WORK NOT COVERED IN THE SITE WORK SPECIFICATIONS SHALL CONFORM TO THE OKLAHOMA DEPARTMENT OF TRANSPORTATION CONSTRUCTION SPECIFICATIONS, LATEST EDITION.
2. UNLESS OTHERWISE SPECIFIED, THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIS OWN CONSTRUCTION STAKING.
3. ALL SIGNS, PAVEMENT MARKINGS, AND OTHER TRAFFIC CONTROL DEVICES SHALL CONFORM TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION. ALL PAVEMENT STRIPING SHALL BE FOUR (4) INCHES WIDE, UNLESS SHOWN OTHERWISE ON THE PLANS. ALL PARKING STRIPING SHALL BE WHITE.
4. UNLESS OTHERWISE STATED IN THE GENERAL CONDITIONS, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TESTING. THE RESULTS OF THE TESTS SHALL BE FORWARDED TO THE ENGINEER FOR HIS REVIEW AND APPROVAL.
5. THE CONTRACTOR SHALL PROVIDE A MEDIUM BROOM FINISH ON ALL CONCRETE WALKS, RAMPS AND PAVING SURFACES UNLESS OTHERWISE NOTED.
6. THE CONTRACTOR MUST FILE A "NOTICE OF INTENT" WITH THE APPROPRIATE ADMINISTRATIVE AGENCY PRIOR TO COMMENCING EARTHWORK, CLEARING OR DEMOLITION OPERATIONS.
7. THE CONTRACTOR SHALL SATISFY HIMSELF AS TO THE ACCURACY OF ALL SITE PLAN DIMENSIONS AND MEASUREMENTS AND SHALL CONFIRM THE ACCURACY AND LOCATION OF THE PROJECT BOUNDARY PRIOR TO CONSTRUCTION. ANY DISCREPANCIES DISCOVERED SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER-OF-RECORD FOR RESOLUTION PRIOR TO CONSTRUCTION.
8. ALL DIMENSIONS ARE TO FACE-OF-CURB UNLESS OTHERWISE SPECIFIED.
9. PARKING LOT LAYOUT IS PARALLEL AND PERPENDICULAR TO BUILDING ORIENTATION UNLESS OTHERWISE NOTED.
10. SEE ARCHITECTURAL & STRUCTURAL PLANS FOR EXACT BUILDING DIMENSIONS.
11. CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING ALL EXISTING AND PROPOSED MANHOLES, PULL BOXES AND UTILITY APPURTENANCES TO THE PROPOSED GRADES SHOWN ON THE GRADING PLAN.



ONE CALL UTILITY LOCATION NUMBER
840-5032
1-800-522-6543
This number is to be used for information on the location
of all underground utilities. Contact this number and other
numbers specified in the plans prior to any excavation.

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REVISIONS	DESCRIPTION	DATE
NO.		



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1 E. Shawnee Ave., Suite 200
Oklahoma City, OK 73104
(405) 235-4075 FAX (405) 235-8079 www.jacac.com
Certificate of Authorization #184 Exp. Date 06-30-2025
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BRICKTOWN STAIRCASE
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA
OVERALL GENERAL LAYOUT

Proj. No.: PD-
Date: 10-14-24
Scale: 1"=10'
Checked By: EW
Approved By: TJ

SHEET NUMBER
P2

BRICKTOWN STAIRCASE

PD-

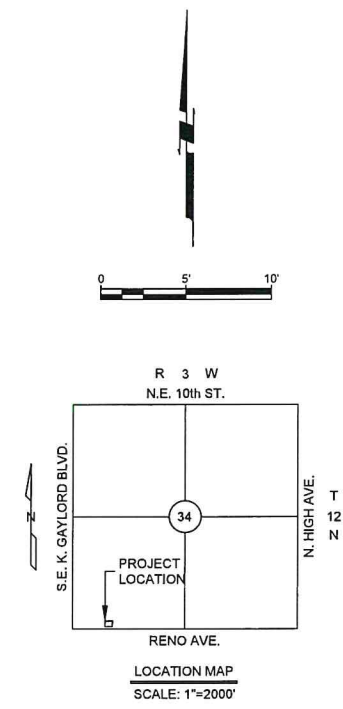




SHEET NUMBER
P4

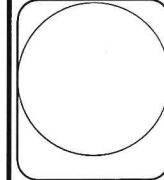
PD-_____





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Certificate of Authorization #1484 Exp. Date 06-30-2025

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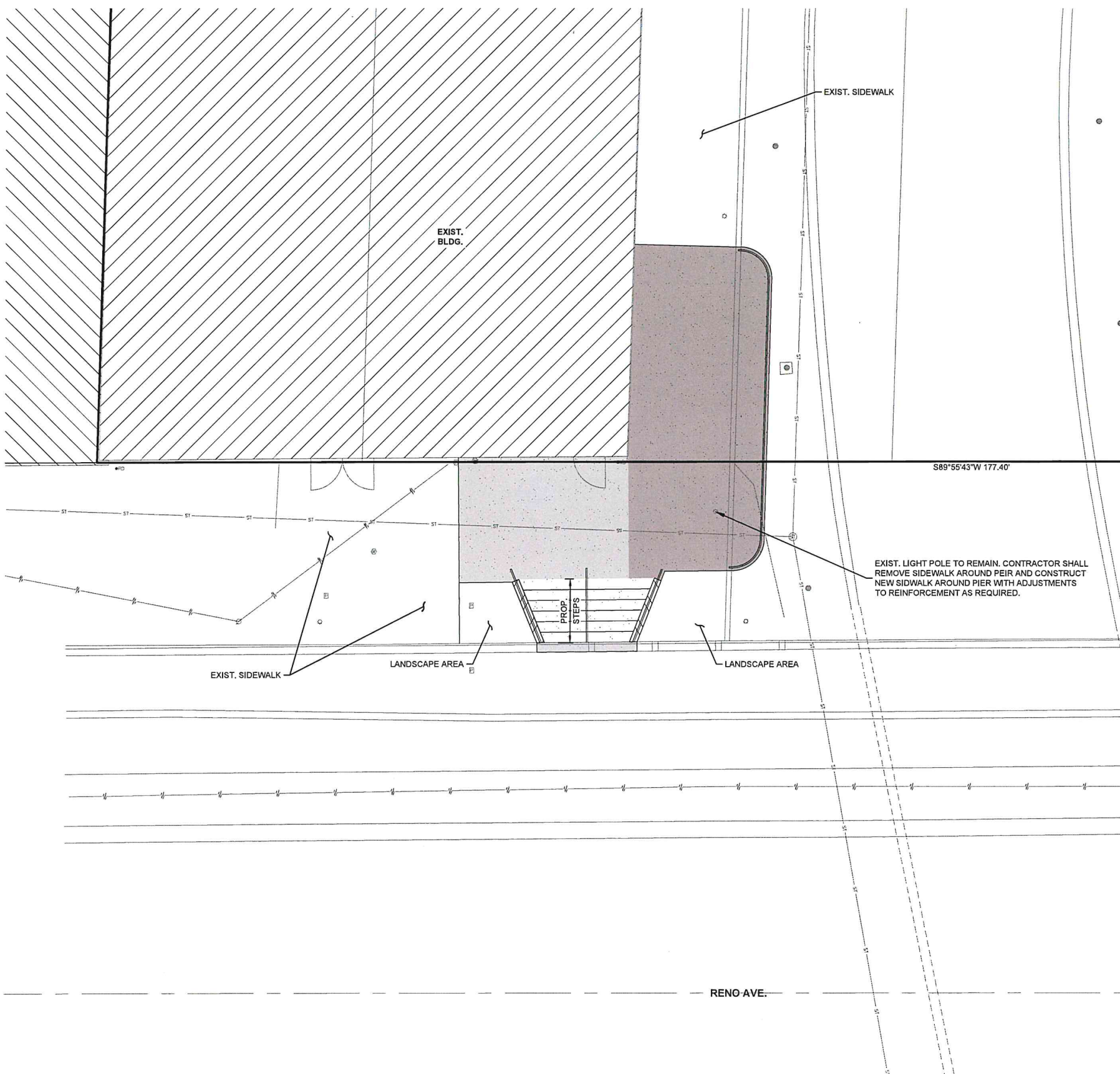


BRICKTOWN STAIRCASE
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA
SITE DIMENSIONAL PLAN

Proj. No.: PD-
Date: 10-14-24
Scale: 1"=5'
Checked By: EW
Approved By: TJ

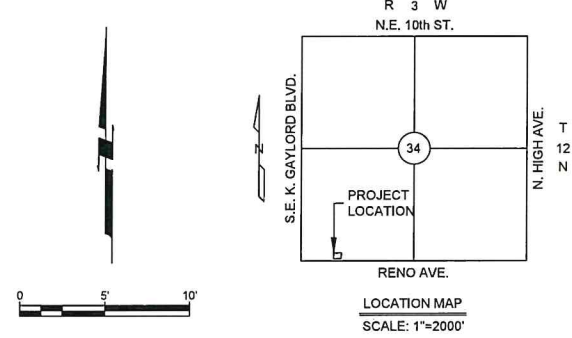
SHEET NUMBER
P5





GRADING NOTES

1. ALL FILL AREAS SHALL BE COMPACTED TO 95% STANDARD PROCTOR DENSITY (OR AS DIRECTED IN THE GEOTECHNICAL REPORT).
2. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION OF ALL UTILITIES PRIOR TO EXCAVATION. DAMAGE TO ANY UTILITIES OR STRUCTURES DURING EXCAVATION AND CONSTRUCTION SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. ONE CALL UTILITY LOCATION NUMBER IS 840-5032 OR 1-800-522-6543.
3. THE CONTRACTOR SHALL SATISFY HIMSELF AS TO THE ACCURACY OF ALL MEASUREMENTS PRIOR TO CONSTRUCTION OF ANY PERMANENT STRUCTURE.
4. ALL SITE GRADING SHALL INCLUDE THE FOLLOWING:
 - A) TOP SOIL REMOVAL, STOCKPILE AND RE-SPREADING IN LANDSCAPE AREAS.
 - B) EXCAVATION AND COMPACTED EMBANKMENT SHALL BE DONE WITH $\pm 0.1'$ WITH SUBGRADE TAKE OFFS IN ACCORDANCE WITH TYPICAL PAVING SECTIONS.
5. CONTRACTOR IS TO INSTALL ALL EROSION CONTROL MEASURES AS SHOWN ON THE EROSION AND SEDIMENTATION CONTROL PLAN PRIOR TO CONSTRUCTION. (COST TO BE INCLUDED IN BID ITEM FOR EROSION CONTROL.)
6. CONTRACTOR TO INSTALL GRAVEL WASH BED TO RUN EQUIPMENT THROUGH AND SHALL REMOVE ALL EXCESS DEBRIS FROM TRUCKS BEFORE LEAVING SITE. CLEAN ALL DEBRIS FROM PUBLIC RIGHT-OF-WAY IMMEDIATELY.
7. ANY REMOVAL OF TREES (AS APPROVED BY OWNER), FENCING OR DEBRIS WITHIN THE LIMITS OF SITE GRADING SHALL BE DISPOSED OF BY GRADING CONTRACTOR. (COST TO BE INCLUDED IN BID ITEM FOR TREE REMOVAL.)
8. CONTRACTOR IS RESPONSIBLE FOR SOIL PREPARATION UNDER PROPOSED BUILDING FOUNDATION PER GEOTECHNICAL REPORT.
9. CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING ALL EXISTING AND PROPOSED MANHOLES, PULL BOXES AND UTILITY APPURTENANCES TO THE PROPOSED GRADES SHOWN ON THE GRADING PLAN.



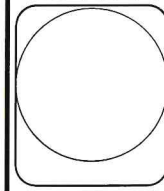
LEGEND

	PROPOSED SIDEWALK CANTILEVER, SECTION D-D, RE: SHT. P8
	PROPOSED SIDEWALK RE: SHT. D-800

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1-800-522-6543
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REVISIONS	
NO.	DESCRIPTION



Johnson & Associates
1 E. Sheridan Ave., Suite 200
Oklahoma City, OK 73104
(405) 235-4075 FAX (405) 235-4078 www.jakc.com
Certificate of Authorization #1484 Exp. Date 05-05-2025
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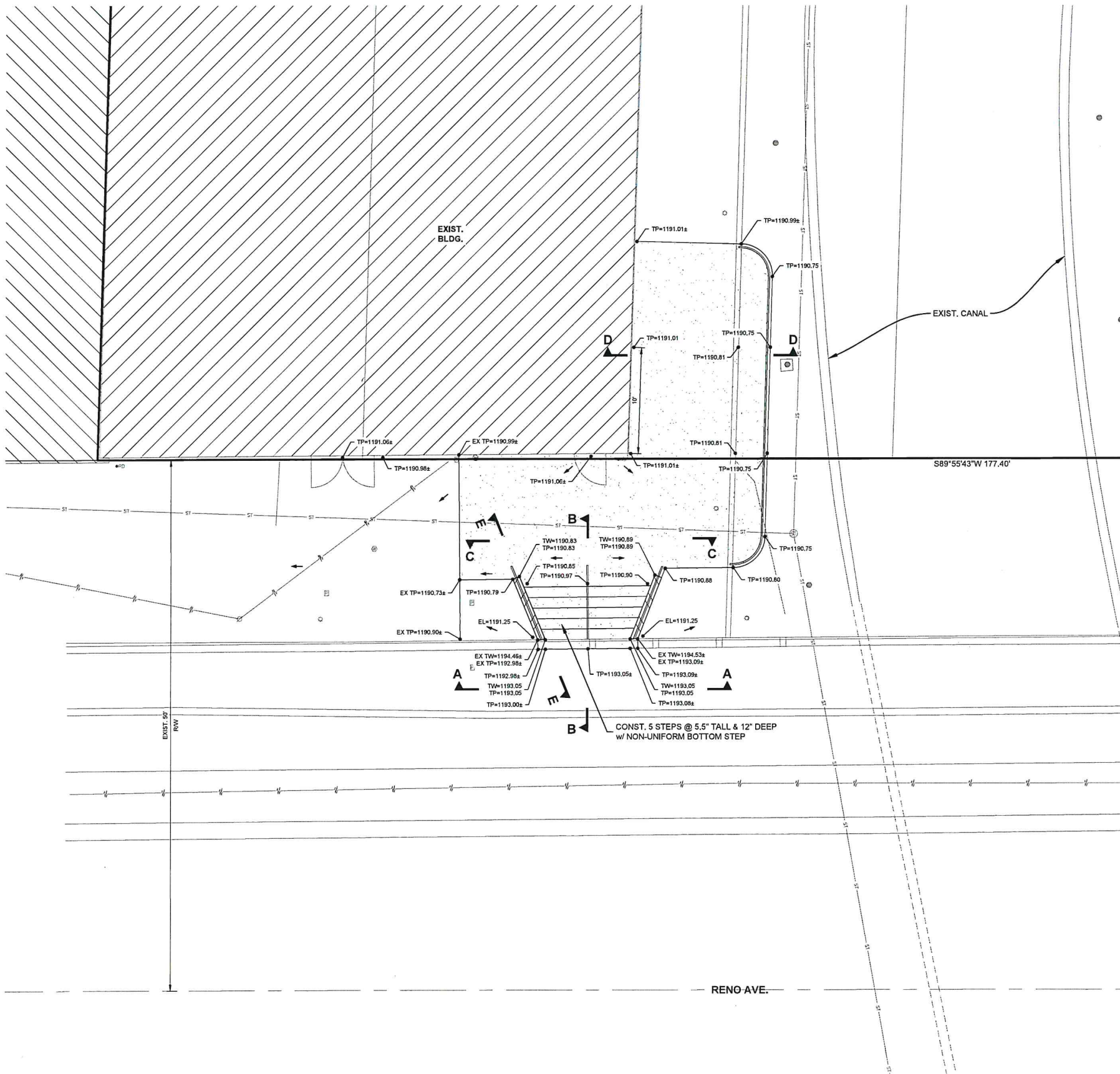


BRICKTOWN STAIRCASE
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA
PAVING PLAN

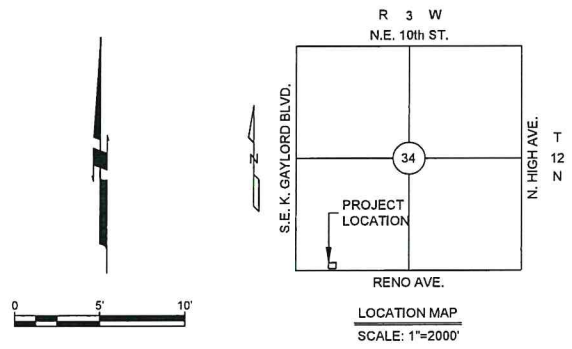
Proj. No.: PD-
Date: 10-14-24
Scale: 1"=5'
Checked By: EW
Approved By: TJ

SHEET NUMBER
P6





- GRADING NOTES
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B) EXCAVATION AND COMPACTED EMBANKMENT SHALL BE DONE WITH $\pm 0.1'$ WITH SUBGRADE TAKE OFFS IN ACCORDANCE WITH TYPICAL PAVING SECTIONS.
 5. CONTRACTOR IS TO INSTALL ALL EROSION CONTROL MEASURES AS SHOWN ON THE EROSION AND SEDIMENTATION CONTROL PLAN PRIOR TO CONSTRUCTION. (COST TO BE INCLUDED IN BID ITEM FOR EROSION CONTROL.)
 6. CONTRACTOR TO INSTALL GRAVEL WASH BED TO RUN EQUIPMENT THROUGH AND SHALL REMOVE ALL EXCESS DEBRIS FROM TRUCKS BEFORE LEAVING SITE. CLEAN ALL DEBRIS FROM PUBLIC RIGHT-OF-WAY IMMEDIATELY.
 7. ANY REMOVAL OF TREES (AS APPROVED BY OWNER), FENCING OR DEBRIS WITHIN THE LIMITS OF SITE GRADING SHALL BE DISPOSED OF BY GRADING CONTRACTOR. (COST TO BE INCLUDED IN BID ITEM FOR TREE REMOVAL.)
 8. CONTRACTOR IS RESPONSIBLE FOR SOIL PREPARATION UNDER PROPOSED BUILDING FOUNDATION PER GEOTECHNICAL REPORT.
 9. CONTRACTOR SHALL BE RESPONSIBLE FOR ADJUSTING ALL EXISTING AND PROPOSED MANHOLES, PULL BOXES AND UTILITY APPURTENANCES TO THE PROPOSED GRADES SHOWN ON THE GRADING PLAN.



LEGEND	
	PROPOSED TOP OF CURB ELEVATION
	PROPOSED TOP OF PAVEMENT ELEVATION
	PROPOSED FLOW LINE ELEVATION
	PROPOSED ELEVATION
	PROPOSED FLOW LINE
	PROPOSED RIDGE LINE
	DIRECTIONAL FLOW ARROW
	PROPOSED CONTOUR
	EXISTING CONTOUR

ONE CALL UTILITY LOCATION NUMBER
840-5032
1-800-522-6543
This number is to be used for information on the location of all underground utilities. Contact this number and other numbers specified in the plans prior to any excavation.

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REVISIONS

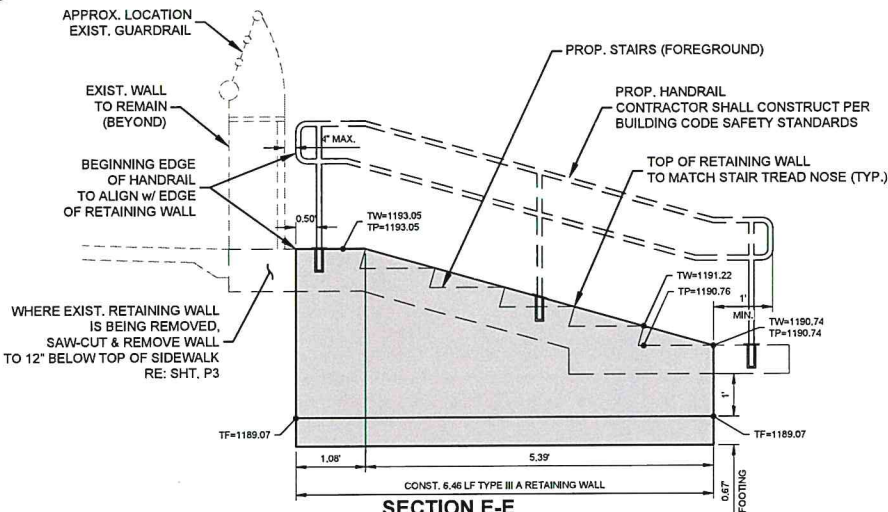
NO.	DESCRIPTION	DATE

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1 E. 10th St., Suite 200
Oklahoma City, OK 73104
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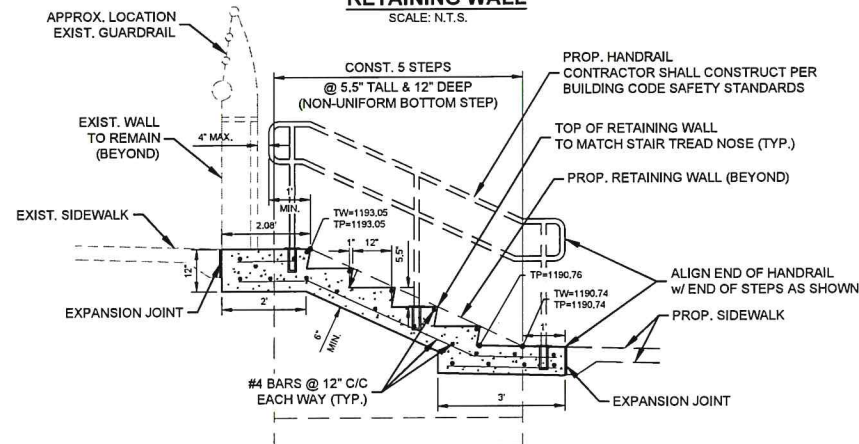
BRICKTOWN STAIRCASE
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA
GRADING PLAN

Proj. No.: PD-
Date: 10-14-24
Scale: 1"=5'
Checked By: EW
Approved By: TJ
SHEET NUMBER
P7

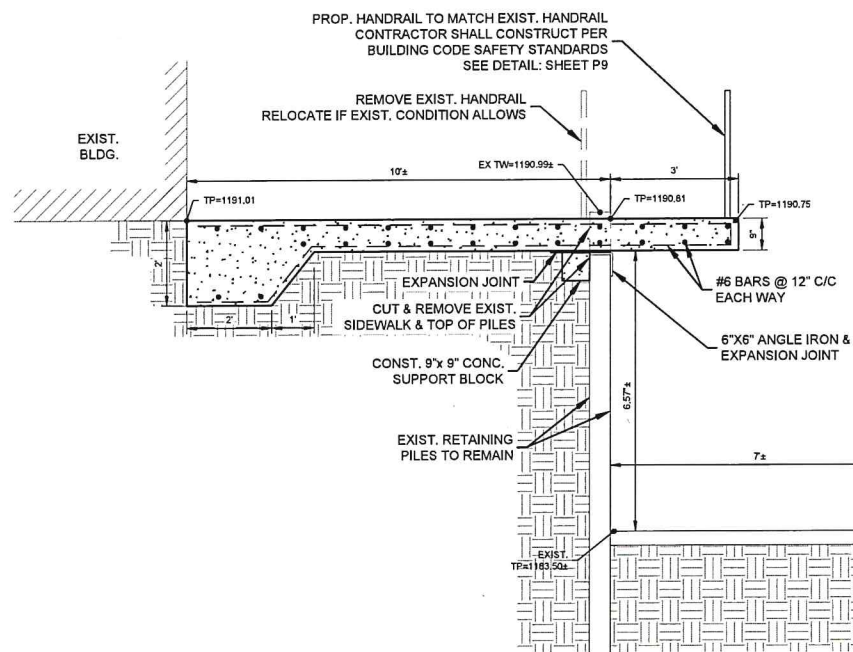
RECEIVED
OCT 15 2024
PLANNING DEPARTMENT



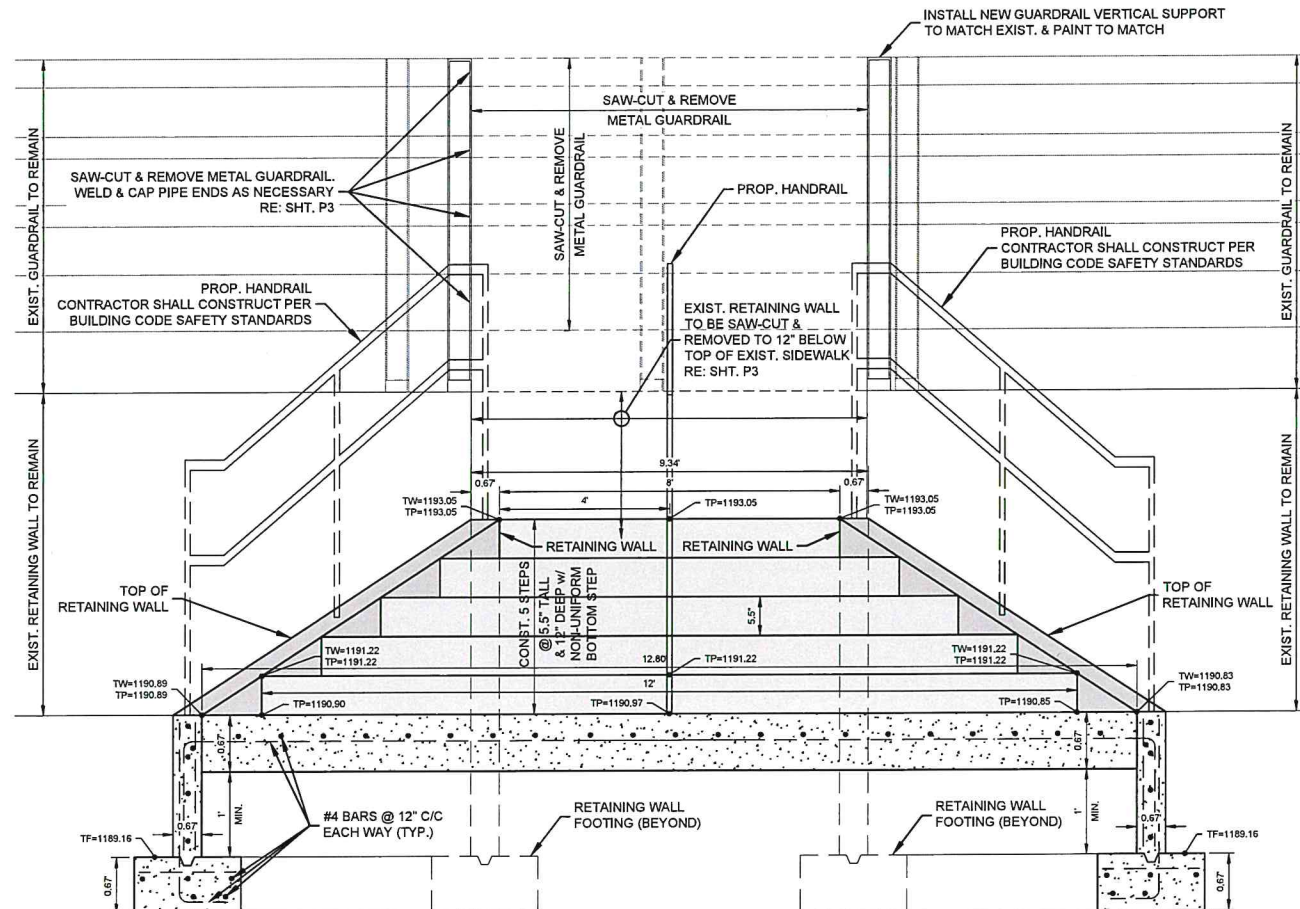
**SECTION E-E
RETAINING WALL**
SCALE: N.T.S.



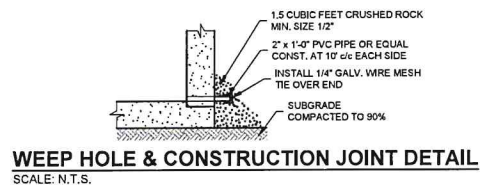
SECTION B-B
SCALE: 1"= 2'



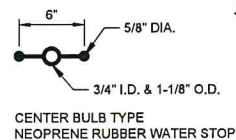
**SECTION D-D
SIDEWALK CANTILEVER**
SCALE: 1"= 2'



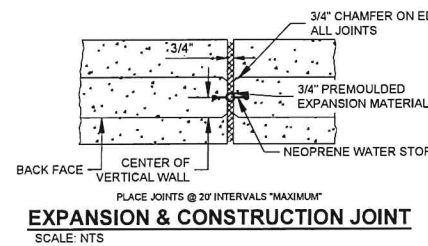
SECTION C-C
SCALE: N.T.S.



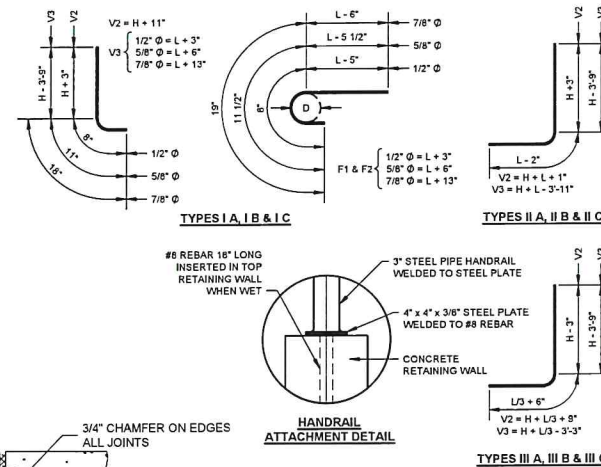
DESIGN NUMBER	H	L	F BAR	C BAR	V1 BAR	V2 BAR	V3 BAR	QUANTITIES
			SIZE SPC.	# REQ'D	SIZE SPC.	SIZE SPC.	SIZE SPC.	REIN' STEEL LBS. PER L.F. CONC. C.Y. PER L.F.
2	2'-0"	2'-0"	1/2" Ø @ 12"	6	1/2" Ø @ 16"	1/2" Ø @ 12"		8.25 0.099
3	3'-0"	2'-0"	1/2" Ø @ 12"	8	1/2" Ø @ 16"	1/2" Ø @ 12"		10.72 0.123
4	4'-0"	2'-0"	1/2" Ø @ 12"	9	1/2" Ø @ 16"	1/2" Ø @ 12"		13.10 0.165
5	5'-0"	3'-3"	1/2" Ø @ 12"	11	1/2" Ø @ 16"	1/2" Ø @ 12"		16.07 0.204
6	6'-0"	3'-10"	1/2" Ø @ 12"	13	1/2" Ø @ 16"	1/2" Ø @ 12"		19.04 0.243
7	7'-0"	4'-5"	1/2" Ø @ 12"	14	1/2" Ø @ 16"	1/2" Ø @ 12"		26.40 0.282
8	8'-0"	5'-0"	1/2" Ø @ 12"	16	1/2" Ø @ 16"	1/2" Ø @ 12"		34.17 0.321
9	9'-0"	5'-7"	1/2" Ø @ 12"	19	1/2" Ø @ 16"	1/2" Ø @ 12"		50.84 0.360



NEOPRENE RUBBER WATER STOP
SCALE: N.T.S.



EXPANSION & CONSTRUCTION JOINT
SCALE: N.T.S.



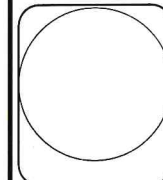
TYPES II A, II B & II C

TYPES III A, III B & III C

ONE CALL UTILITY LOCATION NUMBER
840-5032
1-800-522-4543
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REVISIONS	DATE
NO.	DESCRIPTION



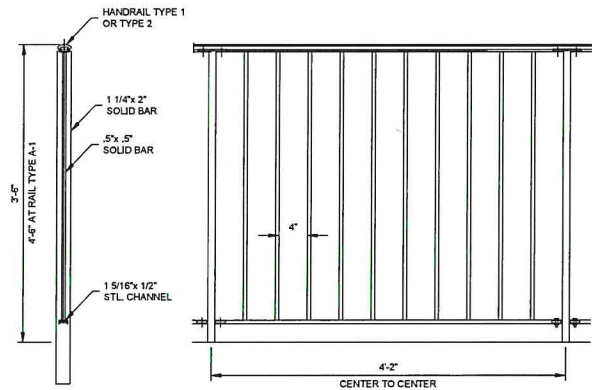
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ENGINEERS SURVEYORS PLANNERS

BRICKTOWN STAIRCASE
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA
RETAINING WALL & STEP DETAILS

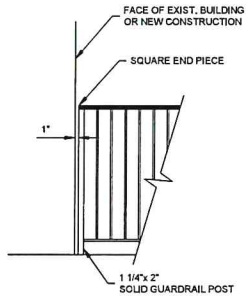
Proj. No.: PD-
Date: 10-14-24
Scale: N.T.S.
Checked By: EW
Approved By: TJ

SHEET NUMBER
P8

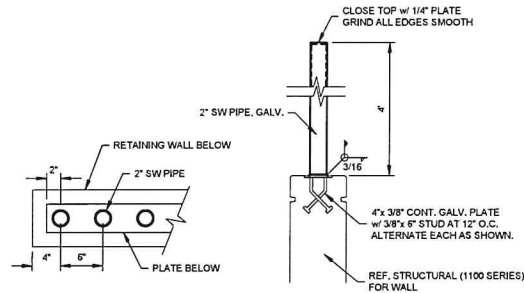




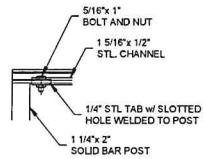
RAIL AT OVERHANG
SCALE: N.T.S.



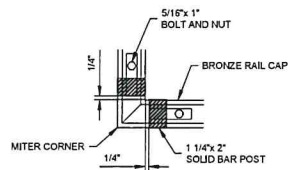
RAIL AT END CONDITION
SCALE: N.T.S.



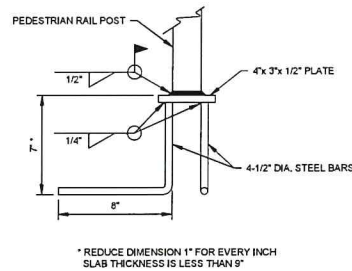
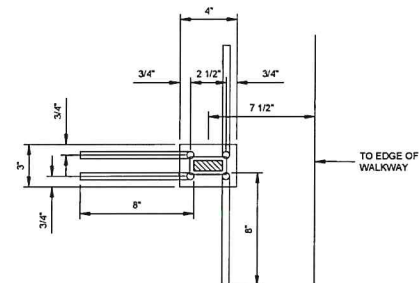
PIPE GUARDRAIL DETAILS
SCALE: N.T.S.



RAIL CONNECTION
SCALE: N.T.S.



RAIL AT CORNER CONDITION
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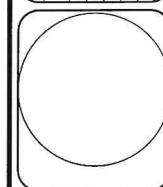
RAIL ANCHOR DETAIL
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ONE CALL UTILITY LOCATION NUMBER
840-5032
1-800-522-6543

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Certificate of Authorization #144 Exp. Date 06-30-2025
ENGINEERS SURVEYORS PLANNERS



BRICKTOWN STAIRCASE
OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA

RAILING DETAILS

Proj. No.:	PD-
Date:	10-14-24
Scale:	N.T.S.
Checked By:	EW
Approved By:	TJ

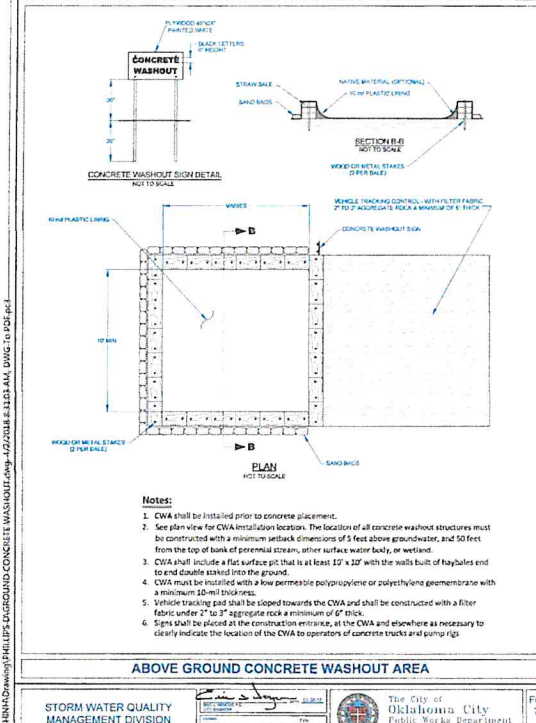
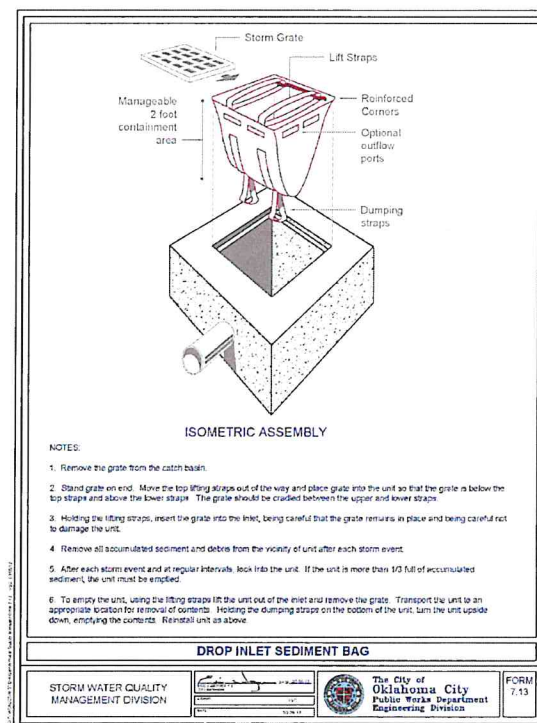
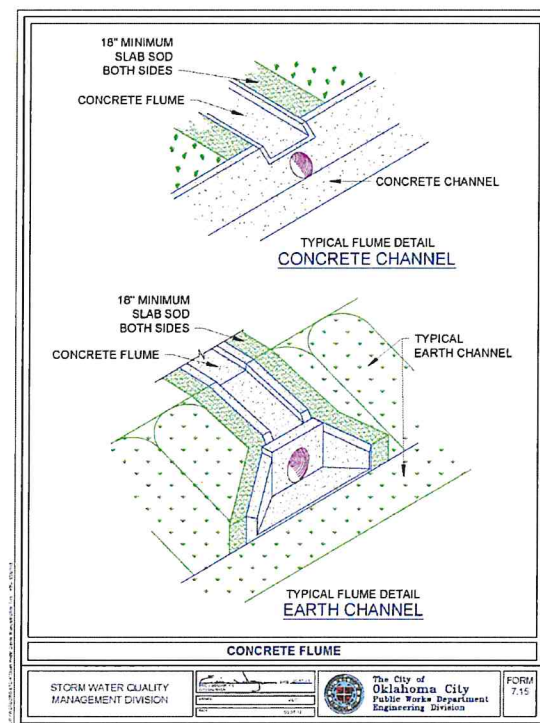
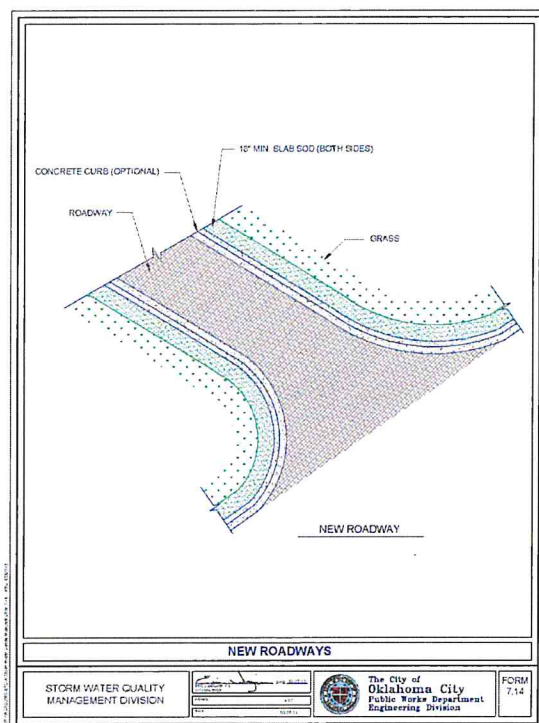
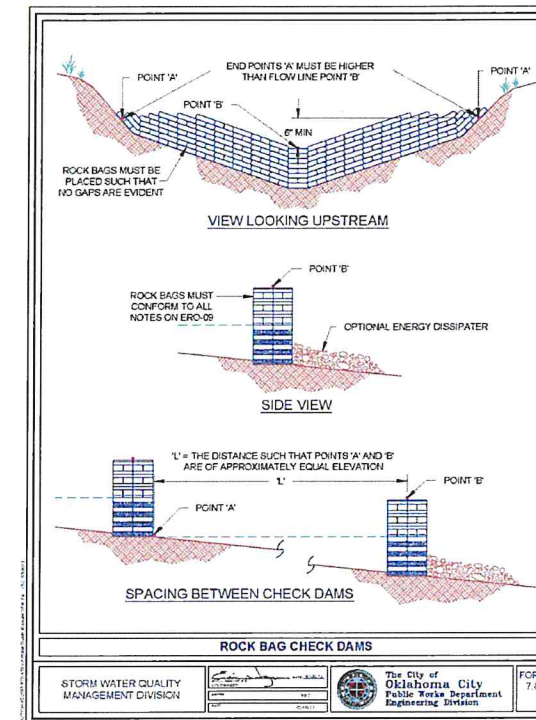
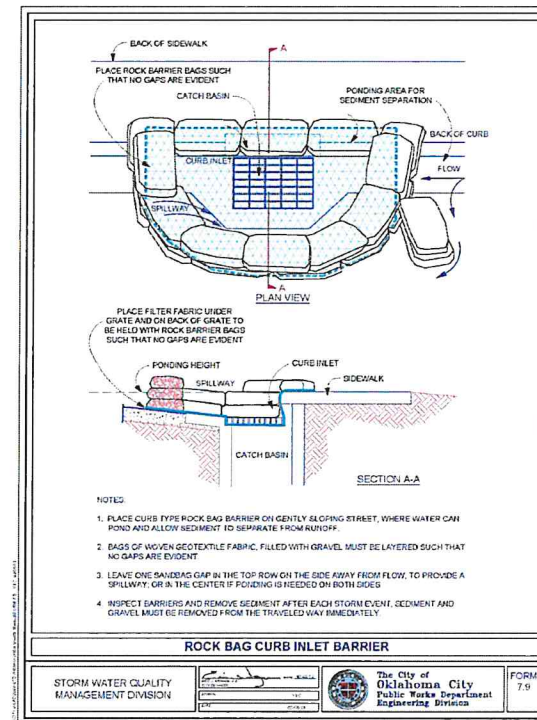
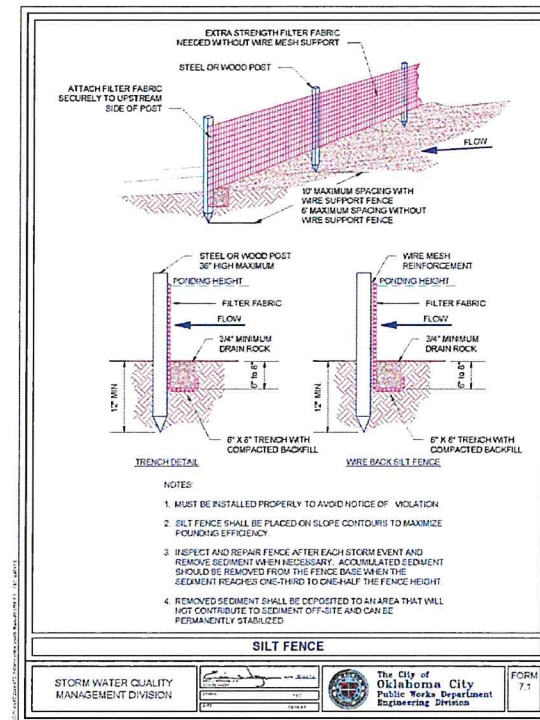
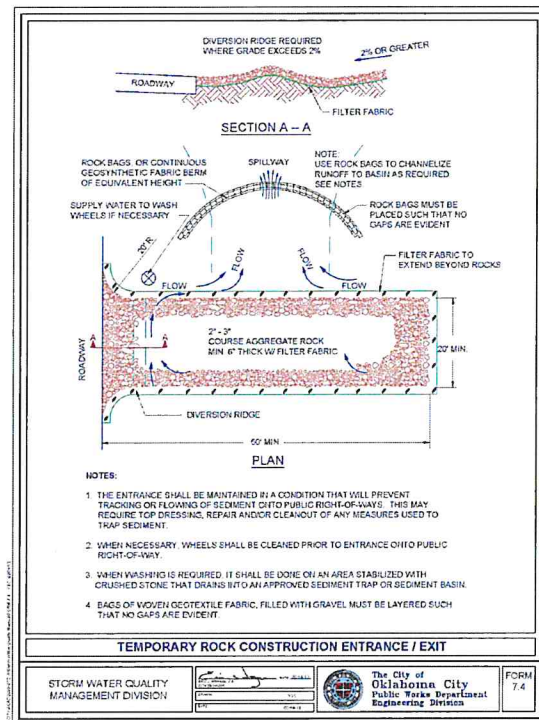
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P9

BRICKTOWN STAIRCASE

PD-



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