Agenda Item: **Consideration – An Ordinance Approving Final Development Plans and a Final Plat of Subdivision for a ±60 Acre Warehouse/Distribution Development Known as Huntley Commercial Center (former Huntley Outlet Center)**

Petitioner/Owner: **Huntley Investment Partners, LLC**

Department: **Development Services, Planning and Zoning**

Introduction

Huntley Investment Partners LLC ("***Owner***") previously submitted an application to the Village for approval of the following zoning and subdivision relief for the ±60 acres of property at 11800 Factory Shops Boulevard, formerly known as the Huntley Outlet Center ("***Property***"): (i) a Special Use Permit for a Preliminary Planned Unit Development; (ii) a Preliminary Plat of Subdivision; and (iii) rezoning as "ORI-Office/Research/Industrial-Light Manufacturing" to allow subdivision of the Property into three lots for the development of speculative warehouse/distribution buildings and two additional lots dedicated to stormwater management, private access drives, and related site improvements and facilities ("***Proposed Development***").

Staff Analysis

On April 11, 2019, the Village Board denied the Owner's request for such zoning relief, which denial was thereafter the subject of litigation filed in the Circuit Court of the 22nd Judicial Circuit, McHenry County, Illinois. At the conclusion of the Litigation, the Court issued a Memorandum Decision and Order dated December 30, 2020 (the "***Order***"), which Order, among other things, found that the Proposed Development was a reasonable use of the Property and ordered that the Village shall allow the Property to be developed with the Proposed Development consistent with certain preliminary development plans and subject to 50 conditions imposed by the Village in its original review of Owner's zoning application (the "***Conditions***"), all as further identified in the Order.

The Owner now desires to proceed with constructing the Proposed Development on the Property and, in furtherance thereof, has submitted to the Village plans and materials, copies of which are attached hereto as exhibits. The Owner has requested that the Village: (i) approve the Final Plat as a final plat of subdivision for the Property; and (ii) approve the Plans as final development plans for the Proposed Development (the "***Requested Approvals***"), and thereafter authorize the Proposed Development to proceed in conformity with the Plans and consistent with the Order and the Conditions.

Legal Analysis

In light of the prior litigation and Order, the scope of the Village Board's review should focus on: (i) whether the proposed final development plans and subdivision plat materially comply with the previously-submitted preliminary plans for the Proposed Development; (ii) whether the final subdivision plat meets the requirements of the Village's Subdivision Regulations; and (iii) whether the 50 Conditions have been satisfactorily addressed. The Owner has not applied for any new or additional zoning relief from the Village at this time. The request is for approval of the final plans and subdivision plat to allow the Proposed Development to proceed in accordance with the Order.

Plan Commission

The Plan Commission is scheduled to conduct a public meeting on June 7, 2021 to consider the Requested Approvals. The Plan Commission's recommendation will be provided to the Village Board prior to the June 10, 2021 meeting.

Action Requested

A motion of the Village Board for an Ordinance Approving Final Development Plans and a Final Plat of Subdivision for a ±60 Acre warehouse/distribution development known as Huntley Commercial Center.

Exhibits

1. Building Elevations and Final Signage Plan, dated 5/27/21
2. Landscape Development Plans, dated 5/28/21
3. Engineering Plans, dated 5/28/21
4. Final Plat Huntley Commercial Center, dated 5/20/21
5. Exterior Light Fixture Specifications, not dated
6. Photometric Plan, dated 5/26/21
7. Roof-Top Screening Detail, dated August 2018
8. Conditions of Approval, April 11, 2019
9. Draft Ordinance

THE CAPITAL COMPANIES, LLC

THE PRIME GROUP, INC.

HUNTLEY COMMERCIAL CENTER

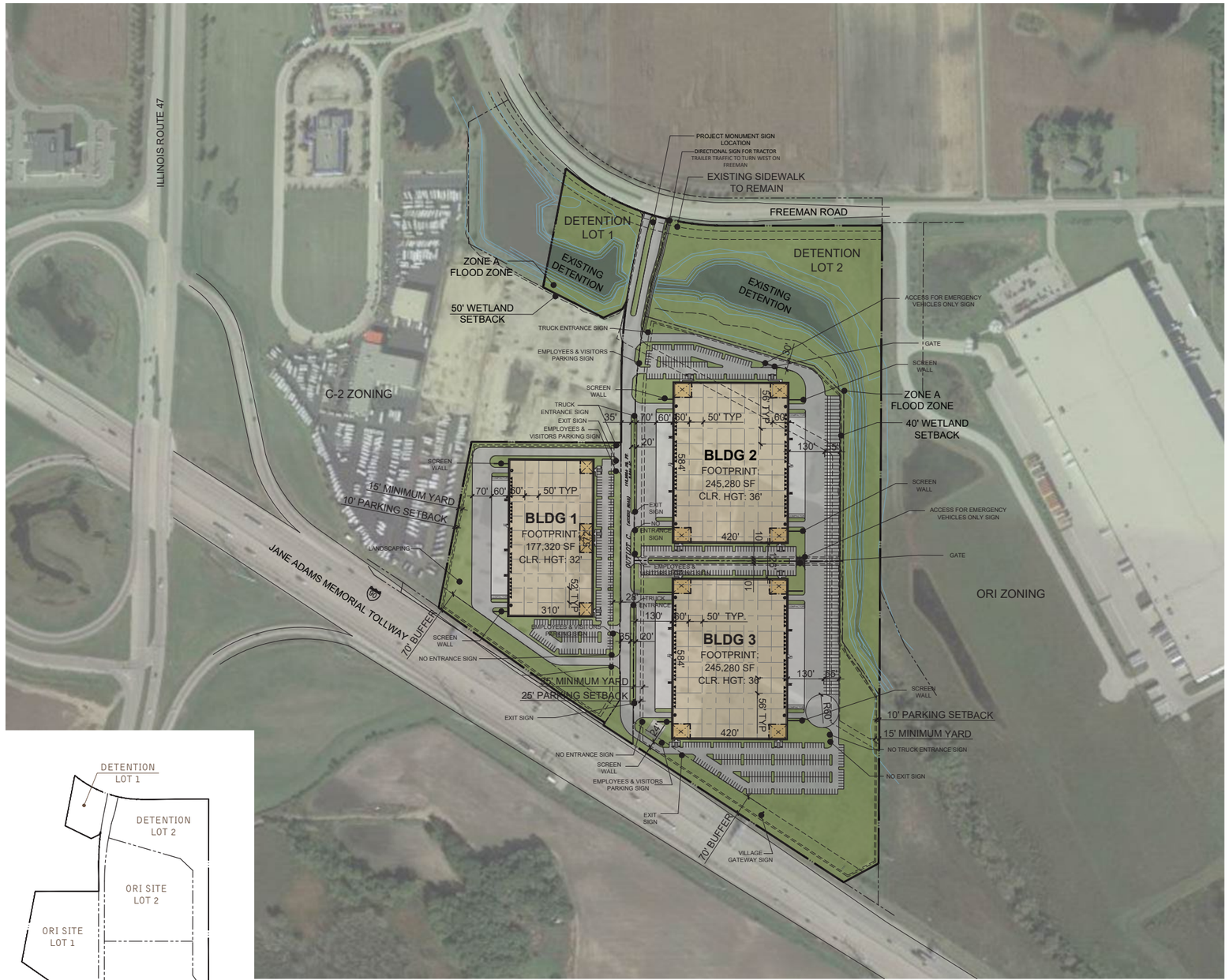
HUNTLEY, ILLINOIS

BUILDING ELEVATIONS & FINAL SIGNAGE PLAN
CHI17-0051-00
05.27.2021

WARE MALCOMB

ARCHITECTURE | PLANNING | INTERIORS
BRANDING | CIVIL ENGINEERING

TOTAL PAGES IN THIS PACKAGE: **10**



TOTAL SITE DATA:

SITE AREA:		
DETENTION LOT 1:	2.89 AC	125,934 SF
DETENTION LOT 2:	11.98 AC	521,829 SF
ORI SITE 1:	11.61 AC	505,649 SF
ORI SITE 2:	13.41 AC	584,041 SF
ORI SITE 3:	18.10 AC	788,285 SF
SHARED ACCESS:	2.64 AC	115,202 SF
GROSS:		60.63 AC 2,640,940 SF
NET:		43.11 AC 1,877,975 SF
COVERAGE:		
GROSS:		25%
NET:		36%
F.A.R.:		
GROSS:		0.25
NET:		0.36

ORI LOT 1 PROJECT DATA:

SITE AREA:		
GROSS:		11.61 AC 505,649 SF
LANSCAPED AREA	@ 32%	161,668 SF
BUILDING FOOTPRINT:		177,320 SF
PARKING REQUIRED:		
WAREHOUSE	1/2000 SF	83 STALLS
OFFICE	1/250 SF	42 STALLS
TOTAL		125 STALLS
PARKING PROVIDED:		
AUTO:		175 STALLS @0.99/1000 SF
REQ. ACCESSIBLE		*6 STALLS*
TRUCK DOCKS:		
DOCK-HIGH DOORS		30
GRADE-LEVEL DOORS		2

ORI LOT 2 PROJECT DATA:

SITE AREA:		
GROSS:		13.41 AC 584,041 SF
LANSCAPED AREA	@ 15%	88,995 SF
BUILDING FOOTPRINT:		245,280 SF
PARKING REQUIRED:		
WAREHOUSE	1/2000 SF	115 STALLS
OFFICE	1/250 SF	60 STALLS
TOTAL		176 STALLS
PARKING PROVIDED:		
AUTO:		158 STALLS @0.64/1000 SF
REQ. ACCESSIBLE		*6 STALLS*
TRAILER:		50 STALLS
TRUCK DOCKS:		
▲ DOCK-HIGH DOORS		48
O GRADE-LEVEL DOORS		4

ORI LOT 3 PROJECT DATA:

SITE AREA:		
GROSS:		18.10 AC 788,285 SF
LANSCAPED AREA	@ 33%	258,572 SF
BUILDING FOOTPRINT:		245,280 SF
PARKING REQUIRED:		
WAREHOUSE	1/2000 SF	115 STALLS
OFFICE	1/250 SF	60 STALLS
TOTAL		176 STALLS
PARKING PROVIDED:		
AUTO:		297 STALLS @1.21/1000 SF
REQ. ACCESSIBLE		*7 STALLS*
TRAILER:		40 STALLS
TRUCK DOCKS:		
▲ DOCK-HIGH DOORS		48
O GRADE-LEVEL DOORS		4

DEVELOPMENT STANDARDS:

MAX. F.A.R.:	0.75	
MAX. COVERAGE:	50%	4
MAX. HEIGHT:	45 FT	
MINIMUM YARDS:		
FRONT:	35 FT	
SIDE:	15 FT	5
REAR:	15 FT	
PARKING LOT SETBACKS:		
FRONT:	25 FT	
SIDE:	10 FT	6
REAR:	10 FT	
LANDSCAPE REQ.:	10%	3
OFF-STREET PARKING:		
STANDARD:	10X19	
DRIVE AISLE:	24 FT	
FIRE LANE:	26 FT	
OVERHANG:	1.5 FT	
TREE WELL:	5 FT	
REQ. PARKING RATIO BY USE:		
WAREHOUSE:	0.5/1000	2
MANUF	1/500 SF	1
OFFICE:	1/250 SF	
RETAIL:	1/250 SF	

NOTES:

1 2.0 spaces per 1,000 gross square feet, or 1 space per 2 employees, whichever is greater.

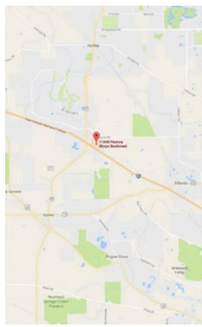
2 0.5 spaces / 1,000 gross square feet - warehouses over 100,000 square feet
1.0 spaces / 1,000 gross square feet - warehouse less than 100,000 square feet

3 Any parking lot with more than two (2) rows of spaces shall have a minimum of 5% or 200 sq. ft., whichever is greater, in the interior of the parking lot in landscaping. Such landscaping shall be counted toward the total landscaping.

4 90% maximum impervious coverage

5 35 FT FOR CORNER SIDE; 30 FT FOR TOTAL SIDE; 15 FT FOR MINIMUM SIDE

6 25 FT FOR CORNER SIDE; 20 FT FOR TOTAL SIDE; 10 FT FOR MINIMUM SIDE



This conceptual design is based upon a preliminary review of entitlement requirements and on unverified and possibly incomplete site and/or building information, and is intended merely to assist in exploring how the project might be developed.

Stormwater Management Design:
EXISTING DETENTION

Boundary Source:
CIVIL CAD FILE - 6/11/2018

1" =200
0 100 200 500 1000
NORTH

THE CAPITAL COMPANIES, LLC

THE PRIME GROUP, INC.

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CONCEPTUAL SITE PLAN

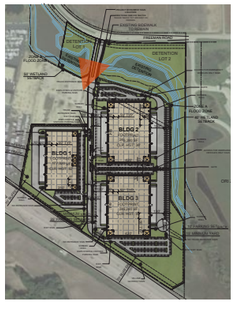
HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS - CHI17-0051-00

WARE MALCOMB

05.27.2021

Perspective_Northeast



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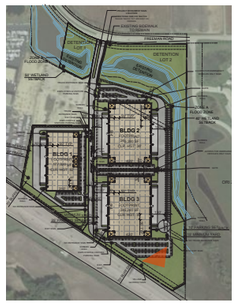
KEYNOTES

1. PRE-CAST CONCRETE PANEL
2. VISION GLASS
3. SPANDREL GLASS
4. METAL PANELS
5. POTENTIAL SIGNAGE LOCATION

Perspective_Southeast



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CONCEPT DESIGN

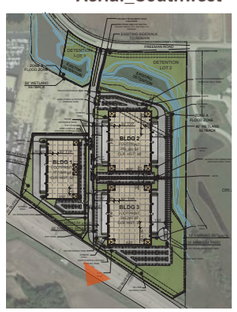
HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS - CHI17-0051-00

WARE MALCOMB

05.27.2021

Aerial_Southwest



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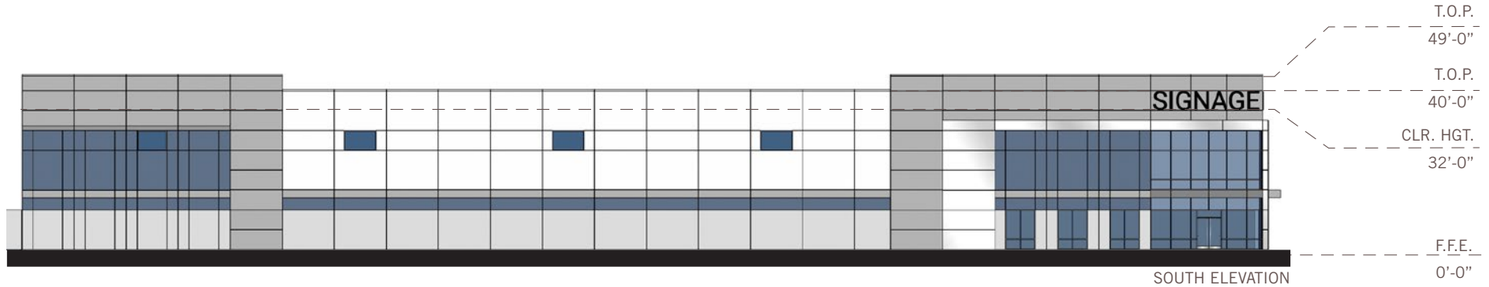
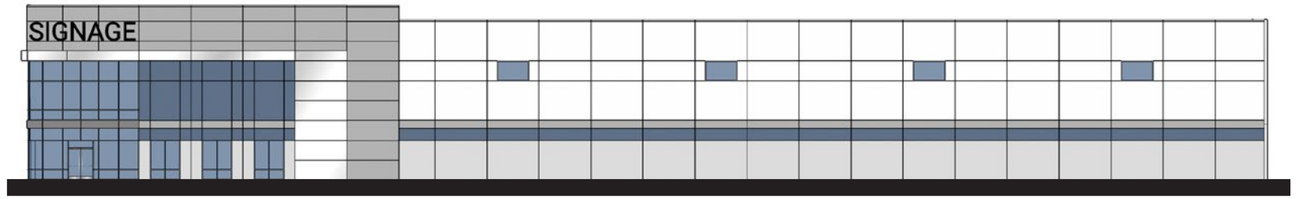
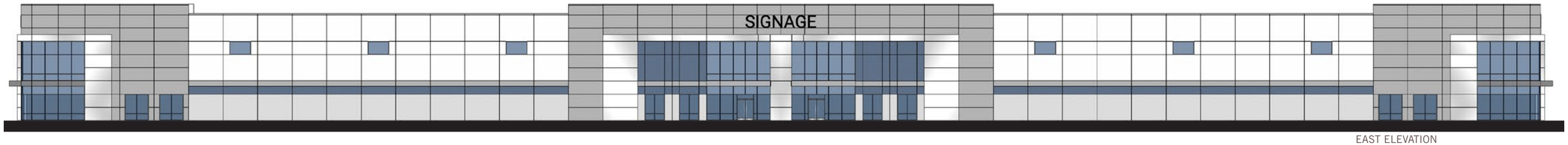


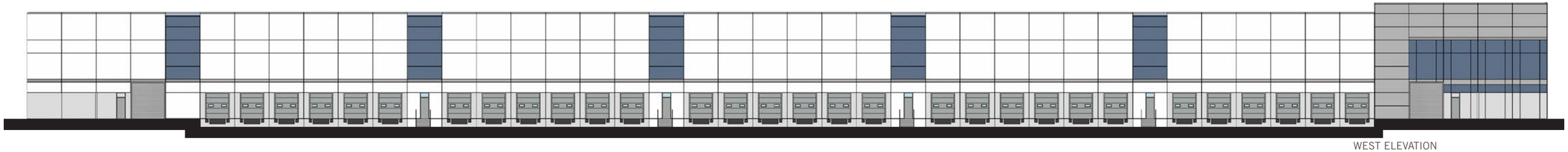
SOUTH ELEVATION



NORTH ELEVATION



EAST ELEVATION



WEST ELEVATION

THE CAPITAL COMPANIES, LLC

THE PRIME GROUP, INC.

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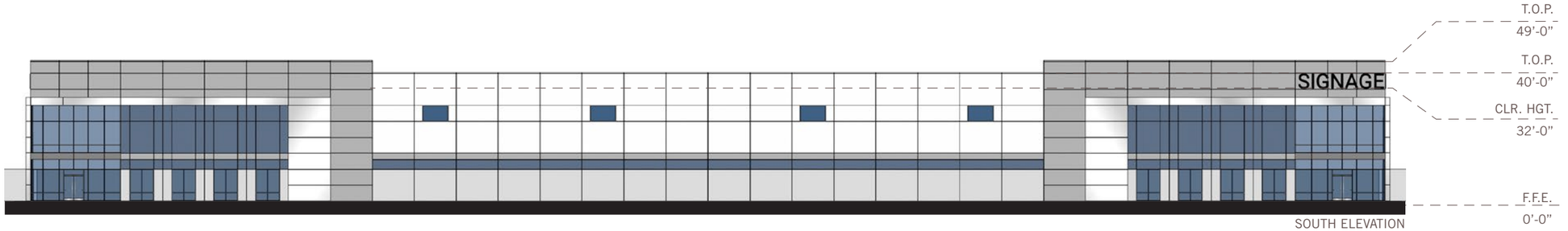
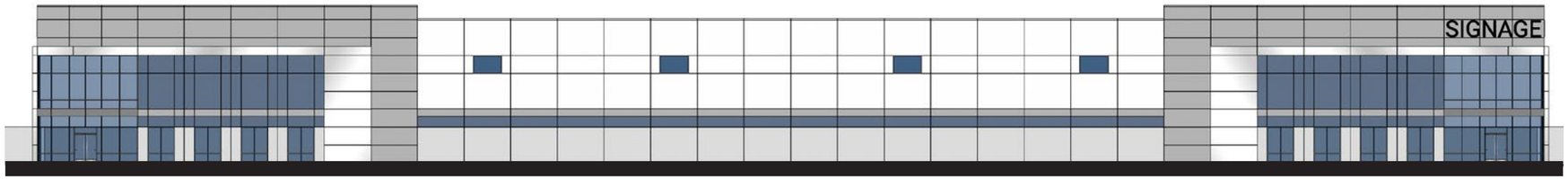


SOUTH ELEVATION



NORTH ELEVATION

EAST ELEVATION

WEST ELEVATION

THE CAPITAL COMPANIES, LLC

THE PRIME GROUP, INC.

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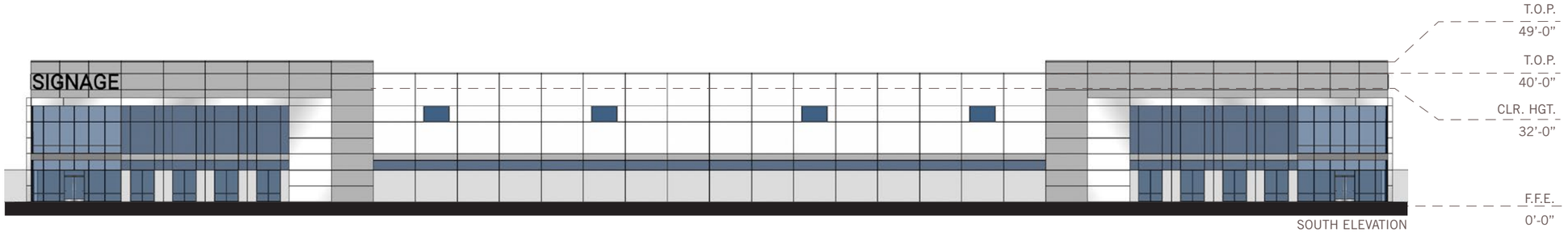
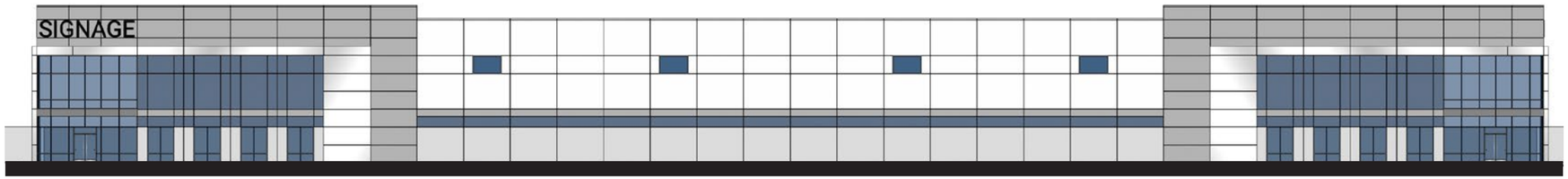


SOUTH ELEVATION



NORTH ELEVATION

EAST ELEVATION

WEST ELEVATION

THE CAPITAL COMPANIES, LLC

THE PRIME GROUP, INC.

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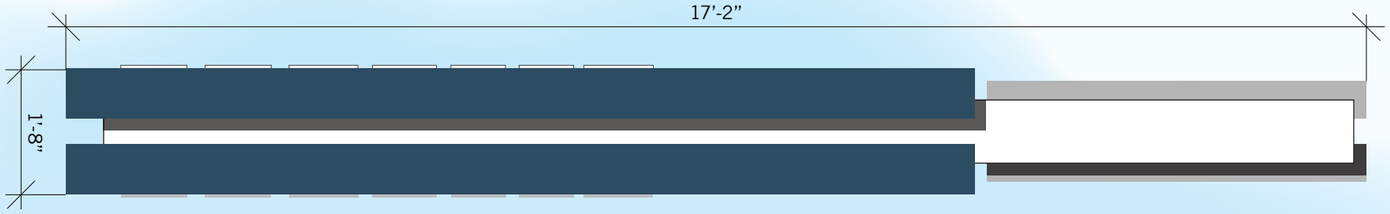
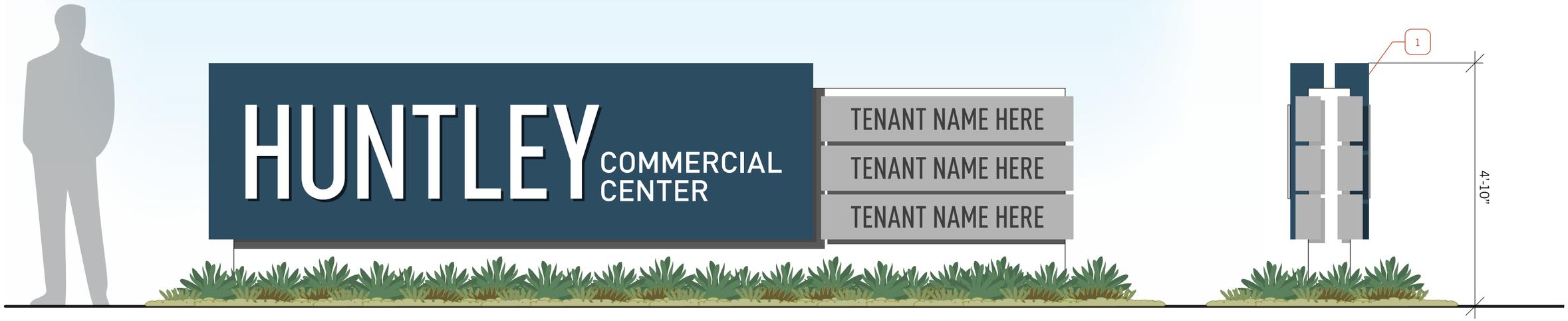
KEY NOTES

1. DOUBLE-SIDED, FABRICATED ALUMINUM MONUMENT WITH PUSH-THRU ACRYLIC LETTERING & REMOVABLE TENANT PANELS.



PLAN



FRONT SIDE

ELEVATION VIEWS
SCALE: 1/2”=1’-0

THE CAPITAL COMPANIES, LLC

THE PRIME GROUP, INC.

KEY NOTES

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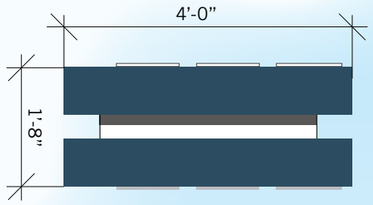


PLAN

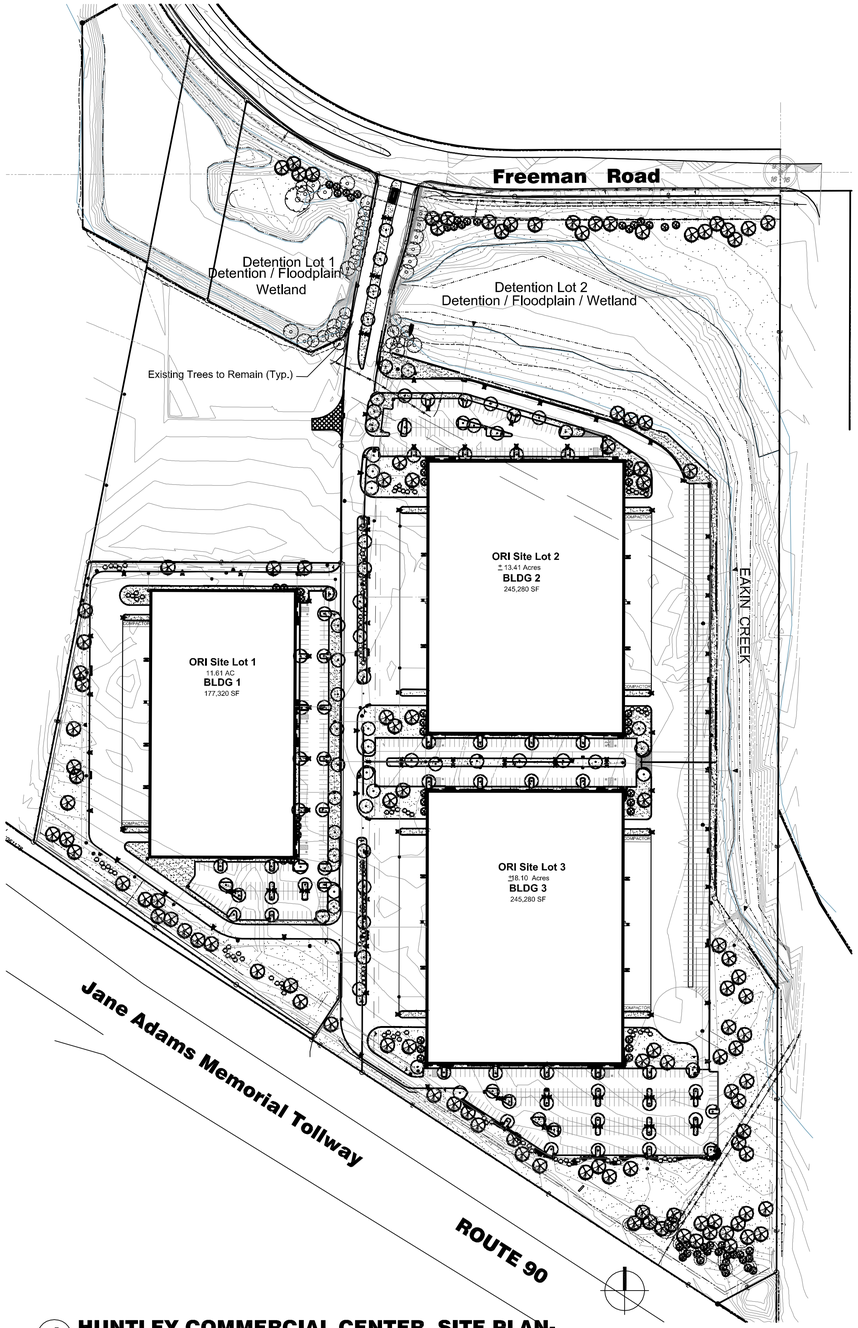
FRONT

SIDE

ELEVATION VIEWS
SCALE: 1/2"=1'-0"

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS
LANDSCAPE DEVELOPMENT PLANS



1 HUNTLEY COMMERCIAL CENTER SITE PLAN-
Scale: 1" = 150'

PREPARED FOR: HUNTLEY INVESTMENT PARTNERS
C/O THE PRIME GROUP, INC.

PREPARED BY:

The J N L Design Group, Inc.
Planning + Landscape Architecture
1955 Raymond Drive
Suite 119
Northbrook, Illinois 60062
224-269-4290

Zoning: Lot 1 -ORI- Lot 2-ORI, Lot 3-ORI
Property Gross Acreage: 60.63
Outlot C Shared Access Road: 2.64 Acres
Detention Areas: Lot 1 & Lot 2: 14.87 Acres
Net Acreage: 43.12 Acres

LOT 1: 11.61 Acres
LOT 2: 13.41 Acres
LOT 3 18.10 Acres
Total ORI Site Acreage: 43.12

Screening and Landscape Requirements per 156.151 Landscape Ordinance

TYPE	REQUIREMENT	TREES/ACRE REQUIRED	PROVIDED
Min. Landscape Area	20% of Site Area	20% of 43.12 Acres (Net Area) ±8.624 Acres	±11.83 Acres
Street Landscape Buffer Freeman Road	1 Tree per 40' of Street Frontage	± 1,663 LF of frontage 42 Trees	42 Trees
Parking Lot Landscape Interior Area Vehicular Parking	5% of total parking area and 1 Tree per ten spaces 640 Total Spaces	± 13,220 SF of Green and 64 Trees	± 17,063 SF Min. 64 Trees
Property Landscape Buffer	Non-Residential abutting Non-Residential Property 1 Tree for every 75' of property line	West Prop. Line- ±1736 South Prop. Line-±1,769 East Prop. Line-± 2,305 Total: ± 5,810 LF 77 Trees	77 Trees
Right-of-Way Landscape	Grass or Ground Cover Improvements	Seeded Lawn	Seeded Lawn
Screening of Off-Street Loading Docks	Loading docks screened from public streets	Min. 6' Ht. planted screen	8' Ht. Evergreen planted screen
Ground Sign	See LP-1 for Requirements		

811 Know what's below. Call before you dig.

GENERAL NOTES:

1. THE LANDSCAPE CONTRACTOR IS REQUIRED TO CONTACT J.U.L.I.E., THE COUNTY PUBLIC WORKS DEPARTMENT, THE VILLAGE OF HUNTLEY, AND ANY OTHER PUBLIC OR PRIVATE AGENCY NECESSARY FOR UTILITY LOCATION PRIOR TO ANY CONSTRUCTION.

2. THIS DRAWING IS PART OF A COMPLETE SET OF BID DOCUMENTS, SPECIFICATIONS, ADDITIONAL DRAWINGS, AND EXHIBITS. UNDER NO CIRCUMSTANCES SHOULD THESE PLANS BE USED FOR CONSTRUCTION PURPOSES WITHOUT EXAMINING ACTUAL LOCATIONS OF UTILITIES ON SITE, AND REVIEWING ALL RELATED DOCUMENTS MENTIONED HEREIN, INCLUDING ANY RELATED DOCUMENTS PREPARED BY THE PROJECT ENGINEERS.

3. THE LANDSCAPE ARCHITECT AND CONSULTANTS DO NOT WARRANT OR GUARANTEE THE ACCURACY AND COMPLETENESS OF THE WORK PRODUCT THEREIN BEYOND A REASONABLE STANDARD OF PROFESSIONAL CARE.

4. IF ANY MISTAKES, OMISSIONS, OR DISCREPANCIES ARE FOUND TO EXIST WITH THE WORK PRODUCT, THE LANDSCAPE ARCHITECT SHALL BE PROMPTLY NOTIFIED SO THAT THEY MAY HAVE THE OPPORTUNITY TO TAKE ANY STEPS NECESSARY TO RESOLVE THE ISSUE. FAILURE TO PROMPTLY NOTIFY THE OWNER AND THE LANDSCAPE ARCHITECT OF SUCH CONDITIONS SHALL ABSOLVE THEM FROM ANY RESPONSIBILITY FOR THE CONSEQUENCES OF SUCH FAILURE.

5. ACTIONS TAKEN WITHOUT THE KNOWLEDGE AND CONSENT OF THE OWNER AND THE LANDSCAPE ARCHITECT OR IN CONTRADICTION TO THE OWNER AND THE LANDSCAPE ARCHITECT'S WORK PRODUCT OR RECOMMENDATIONS, SHALL BECOME THE RESPONSIBILITY NOT OF THE OWNER AND THE LANDSCAPE ARCHITECT BUT FOR THE PARTIES RESPONSIBLE FOR THE TAKING OF SUCH ACTION.

6. THE LOCATION OF THE UNDERGROUND UTILITIES AND/OR DRIVEWAYS ARE LOCATED ON ENGINEERING DRAWINGS PREPARED BY THE PROJECT ENGINEER, PEARSON BROWN ASSOCIATES THE MOST CURRENT REVISIONS ARE HEREIN MADE PART OF THIS DOCUMENT.

7. UNDERGROUND UTILITIES EXIST THROUGHOUT THIS SITE AND MUST BE LOCATED PRIOR TO CONSTRUCTION.

8. WHERE UNDERGROUND UTILITIES EXIST, FIELD ADJUSTMENT MUST BE APPROVED BY A REPRESENTATIVE OF THE OWNER PRIOR TO INSTALLATION.

9. NEITHER THE OWNER NOR THE LANDSCAPE ARCHITECT ASSUMES RESPONSIBILITY WHATSOEVER, IN RESPECT TO THE CONTRACTOR'S ACCURACY IN LOCATING THE INDICATED PLANT MATERIAL.

10. UNDER NO CIRCUMSTANCES SHOULD THESE PLANS BE USED WITHOUT REFERENCING THE ABOVE MENTIONED DOCUMENTS.

11. CIVIL ENGINEERING BASE INFORMATION HAS BEEN PROVIDED BY PEARSON BROWN ASSOCIATES.

12. REFER TO CIVIL ENGINEERING DOCUMENTS FOR DETAILED INFORMATION REGARDING SIZE, LOCATION, DEPTH AND TYPE OF UTILITIES.

13. LANDSCAPE PLANS CONTAINED HEREIN ILLUSTRATE APPROXIMATE LOCATIONS OF ALL UTILITIES AS PROVIDED BY PEARSON BROWN ASSOCIATES. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO FIELD VERIFY THEIR ACCURACY.

14. LOCATIONS OF ALL PLANT MATERIAL ILLUSTRATED ON THE LANDSCAPE PLANS ARE APPROXIMATE. FINAL LOCATIONS SHALL BE DETERMINED IN THE FIELD.

INDEX

REVISIONS

FOR FINAL PUD SUBMITTAL	4-9-2021
REVISED FINAL PUD SUBMITTAL	5-28-21

The J N L Design Group, Inc.
Planning + Landscape Architecture
1955 Raymond Drive
Suite 119
Northbrook, Illinois 60062
224-269-4290

HUNTLEY INVESTMENT PARTNERS LLC
C/o The Prime Group, Inc.
120 N. LaSalle Street, Suite 3200
Chicago, Illinois 60602
312-917-1500

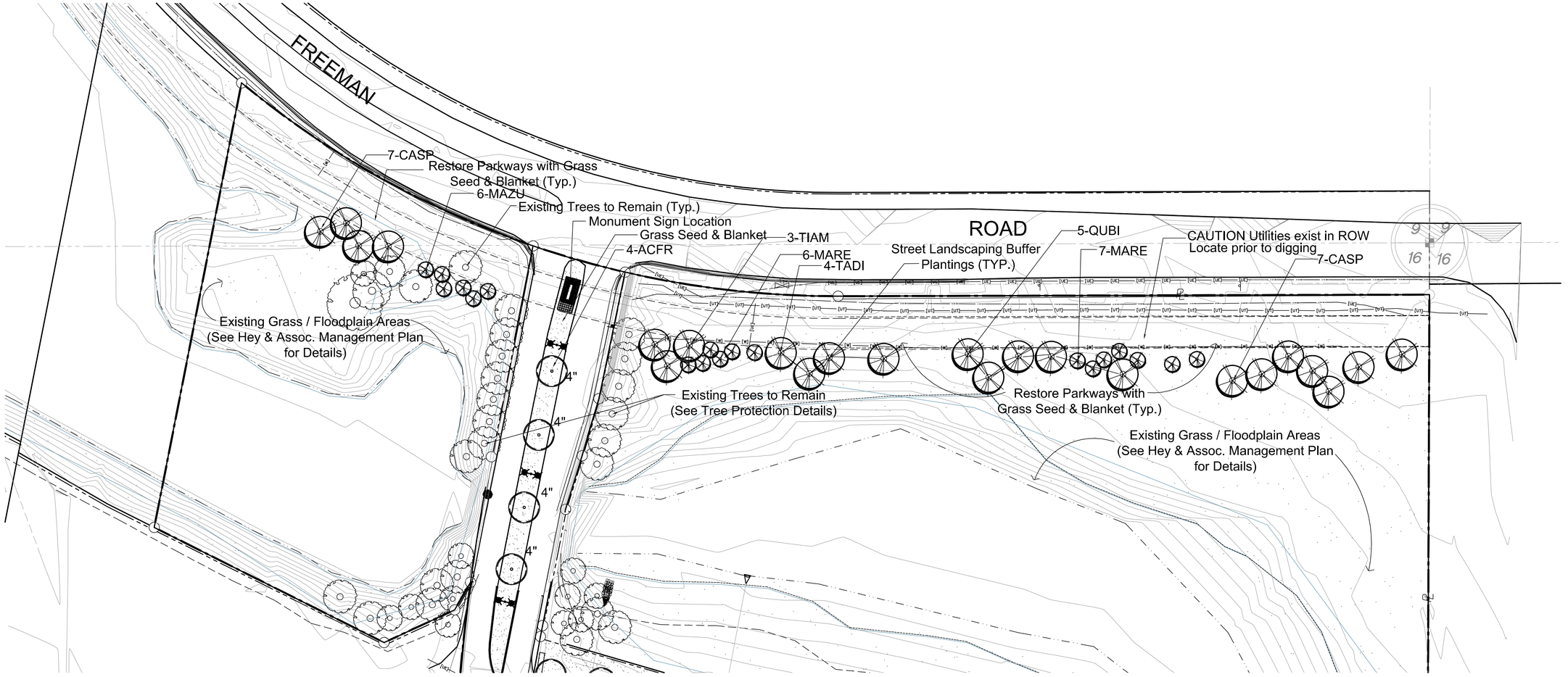
DRAWING INDEX, SITE PLAN & GENERAL NOTES

HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

ISSUED FOR:	DATE:
FINAL PUD SUBMITTAL	4-9-2021
REV FINAL PUD SUBMITTAL	5-28-2021

PROJECT NUMBER: 202103.0	DESIGNED BY: LD
SCALE: AS SHOWN	REVIEWED BY: LD
DATE: 3-29-2021	PROJECT MANAGER: LD

SHEET NUMBER:
CVR

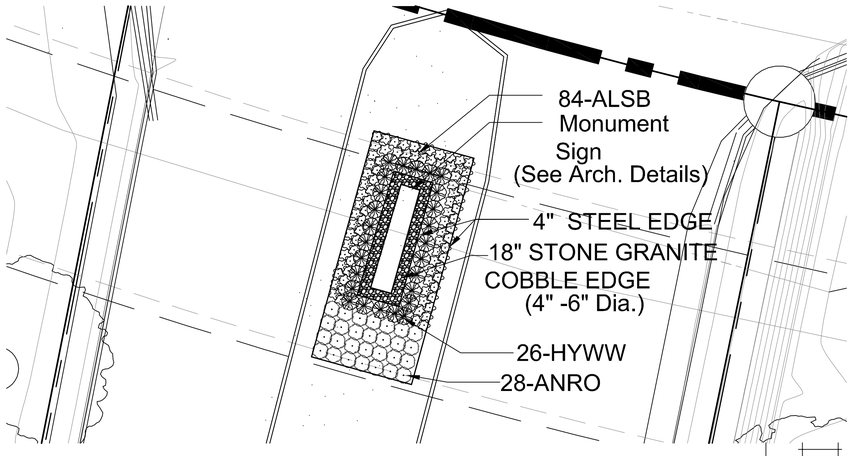


1 LANDSCAPE PLAN- FREEMAN ROAD FRONTAGE

Scale: 1"=50'

0 25' 50' 100' 200'

NORTH



2 MONUMENT SIGN LANDSCAPE PLAN-

Scale: 1"=10'

0 5' 10' 20' 30'

NORTH

GROUND SIGN REQUIRED LANDSCAPING

TYPE	REQUIREMENT	PROVIDED
Ground Sign	For (1) Sq. Ft. of Sign Area Provide (2') Sq. Ft. Landscape Area 350 Sq. Ft. of Landscape Area	Min. 350 Sq. ft. of Area

LANDSCAPE CONTRACTOR TO VERIFY ALL UTILITY LOCATIONS AND THEIR DEPTHS PRIOR TO DIGGING. SEE CIVIL ENGINEERING PLANS BY PEARSON BROWN ASSOCIATES FOR DETAILS.

811 Know what's below. Call before you dig.

3 FREEMAN ROAD PLANT LIST SPECIFICATION

PLOT	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	NOTES
SHADE TREES					
ACFR		Acer rubrum ' Redpointe' Frank Jr.	Redpointe Red Maple	3" Cal. BB	Specimen
ACFR 4"	4	Acer rubrum ' Redpointe' Frank Jr.	Redpointe Red Maple	4" Cal. BB	Specimen
ACMA		Acer x freemanii 'Marmo'	Marmo Freeman Maple	3" Cal. BB	Specimen
CASP	14	Catalpa speciosa	Northern Catalpa	3" Cal. BB	Specimen
CASP 4"		Catalpa speciosa	Northern Catalpa	4" Cal. BB	Specimen
LITU		Liriodendron tulipifera	Tulip Tree	3" Cal BB	Specimen
LITU 4"		Liriodendron tulipifera	Tulip Tree	4" Cal. BB	Specimen
GYDI		Gymnocladus dioicus	Kentucky Coffee Tree	3" Cal. BB	Specimen
PLAC		Platanus x acerifolia 'Morton Circle'	Morton Circle Planetree	3" Cal. BB	Specimen
PLAC 4"		Platanus x acerifolia 'Morton Circle'	Morton Circle Planetree	4" Cal. BB	Specimen
PYRS		Pyrus calleryana 'Red Spire'	Red Spire Pear	3" Cal. BB	Specimen
QUBI	5	Quercus bicolor	Swamp White Oak	3" Cal. BB	Specimen
QUBI 4"		Quercus bicolor	Swamp White Oak	4" Cal. BB	Specimen
QUMU		Quercus muehlengergii	Chinkapin Oak	3" Cal. BB	Specimen
QUCR		Quercus Crimson Spire ' Crimschimdt'	Crimson Spire Oak	3" Cal. BB	Specimen
TADI	4	Taxodium distichum	Common Baldcypress	3" Cal BB	Specimen
TIAM	3	Tillia americana 'Redmond'	Redmond American Linden	3" Cal. BB	Specimen
ULCA		Ulmus carpinifola 'Morton Glossy'	Triumph Smoothleaf Elm	3" Cal. BB	Specimen
ORNAMENTAL TREES					
MAPR		Malus 'Prairifire'	Prairifire Flowering Crabapple	8' HT. BB	Specimen
MARE	13	Malus 'Red Jewel'	Red Jewel Crabapple	8' HT. BB	Specimen
MAZU	6	Malus zumi calocarpa 'Redbud Zumi'	Redbud Zumi Crabapple	8' HT. BB	Specimen
SHRUBS					
COAC		Cotoneaster acutifolius	Peking Cotoneaster	24" BB	
COIS		Cornus sericea 'Isanti'	Isanti Dogwood	24" BB	
HYWW	26	Hydrangea arborescens Invincible	Wee White Smooth Hydrangea	5 Gal. Cont.	
PERENNIALS and ORNAMENTAL GRASSES					
ALSB	84	Allium Summer Beauty	Ornamental Onion	1 Gal. Cont.	18" o.c.
ANRO	28	Andropogon gerardii "Red October'	Red October Big Bluestem	1 Gal. Cont.	18" o.c.

The J N L Design Group, Inc.
Planning + Landscape Architecture
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224-269-4290

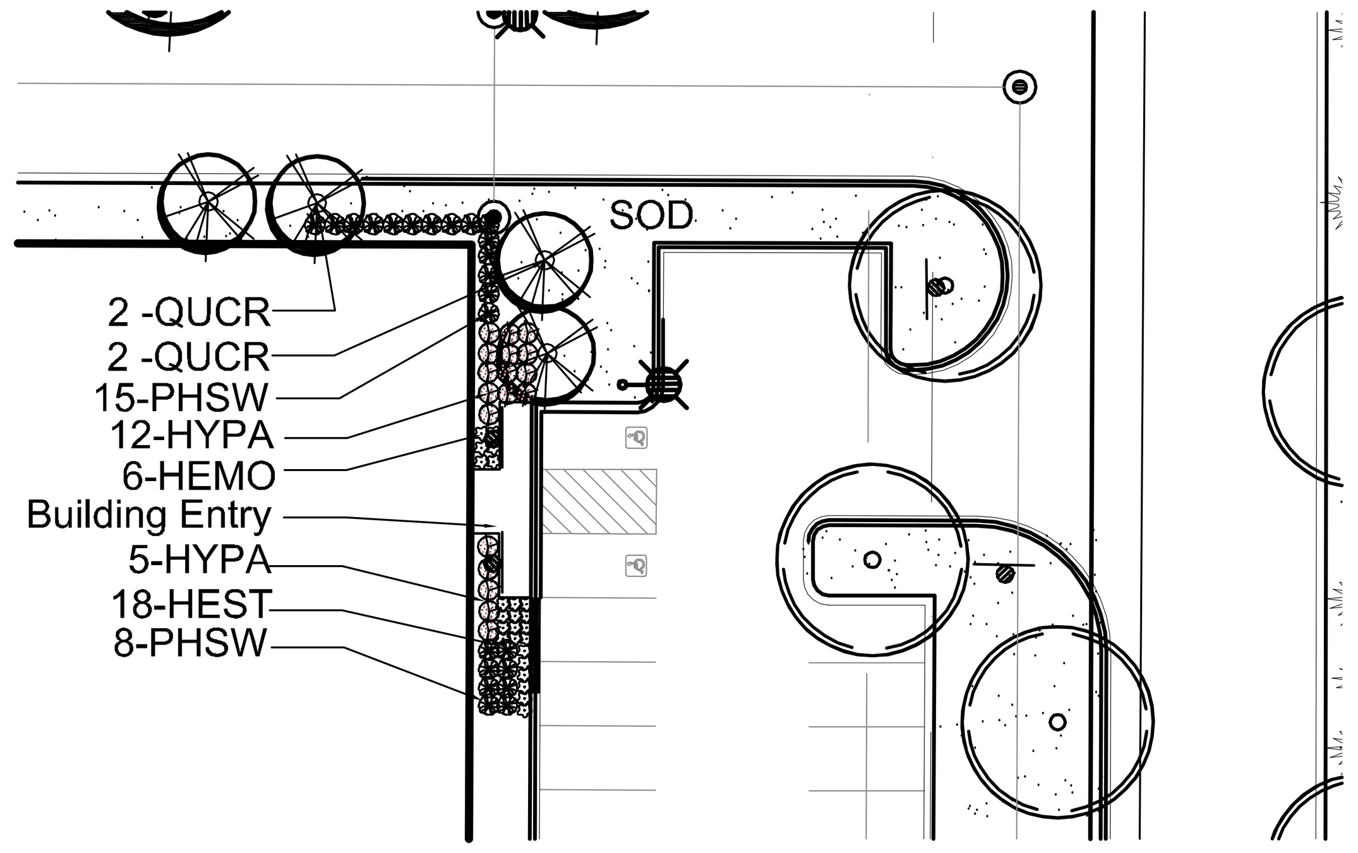
HUNTLEY INVESTMENT PARTNERS LLC
C/o The Prime Group, Inc.
120 N. LaSalle Street, Suite 3200
Chicago, Illinois 60602
312-917-1500

FREEMAN ROAD FRONTAGE LANDSCAPE PLAN-
HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

ISSUED FOR:	DATE:
FINAL PUD SUBMITTAL	4-9-2021
REV FINAL PUD SUBMITTAL	5-28-2021

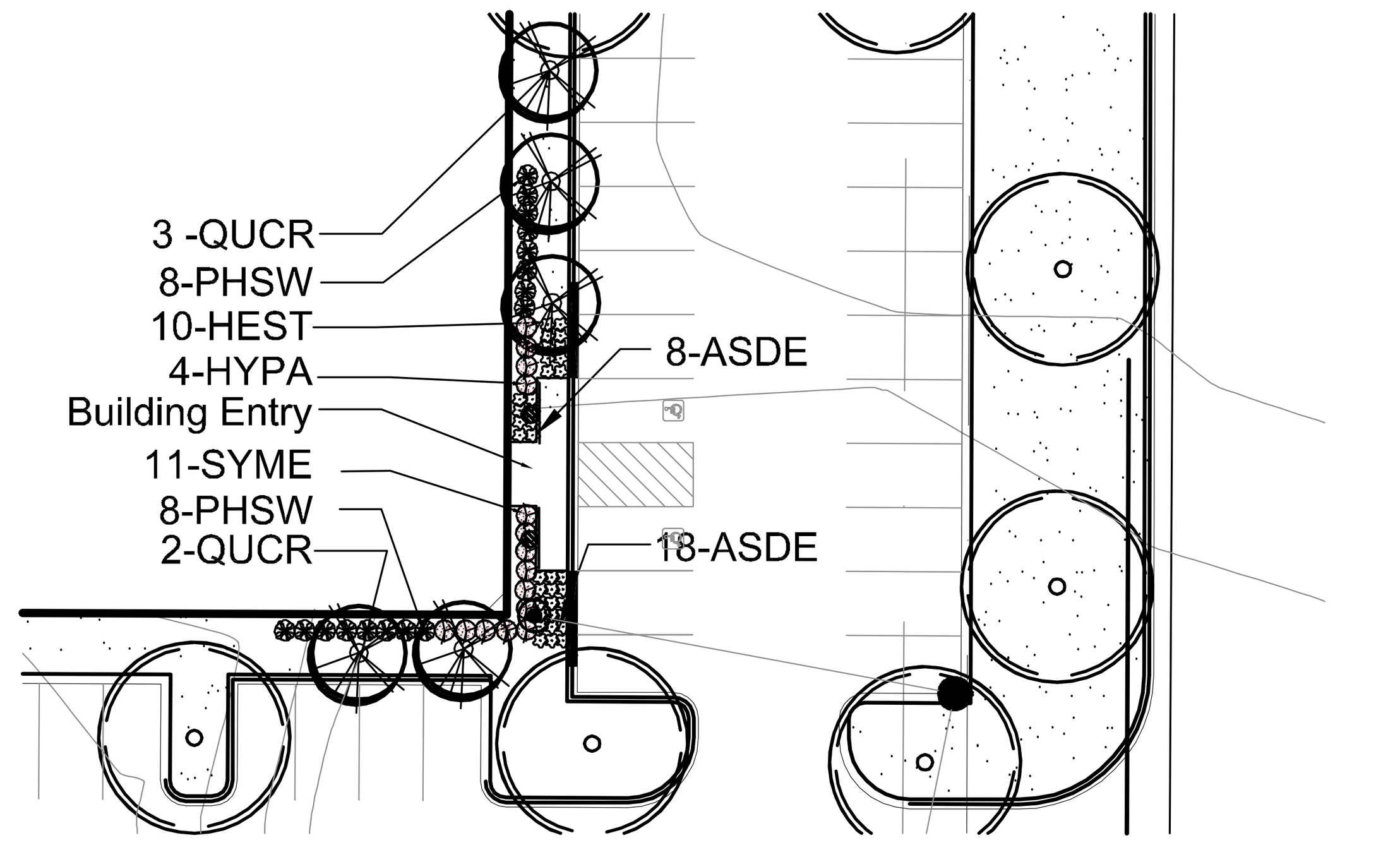
PROJECT NUMBER: 202103.0	DESIGNED BY: LD
SCALE: AS SHOWN	REVIEWED BY: LD
DATE: 3-29-2021	PROJECT MANAGER: LD

SHEET NUMBER:
LP-1



1 LANDSCAPE PLAN DETAIL AT NORTHEAST BUILDING ENTRANCE

Scale: 1"=30'



2 TYPICAL LANDSCAPE PLAN DETAIL AT SOUTHEAST BUILDING ENTRANCE

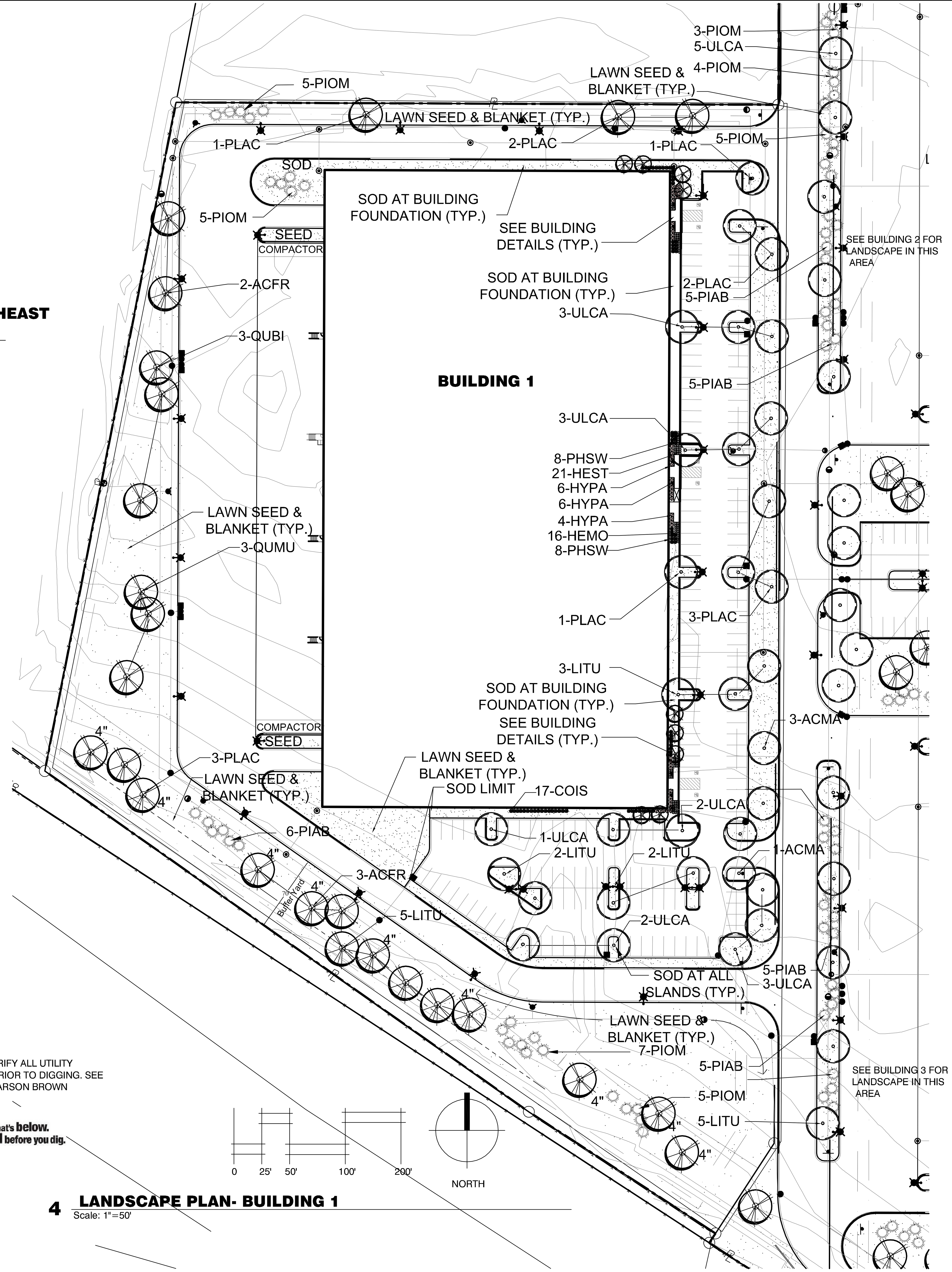
Scale: 1"=30'

PLOT	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	NOTES
SHADE TREES					
ACFR	3	Acer rubrum ' Redpointe' Frank Jr.	Redpointe Red Maple	3" Cal. BB	Specimen
ACFR 4"	5	Acer rubrum ' Redpointe' Frank Jr.	Redpointe Red Maple	4" Cal. BB	Specimen
ACMA	4	Acer x freemanii 'Marmo'	Marmo Freeman Maple	3" Cal. BB	Specimen
CASP		Catalpa speciosa	Northern Catalpa	3" Cal. BB	Specimen
CASP 4"		Catalpa speciosa	Northern Catalpa	4" Cal. BB	Specimen
LITU	15	Liriodendron tulipifera	Tulip Tree	3" Cal BB	Specimen
LITU 4"	2	Liriodendron tulipifera	Tulip Tree	4" Cal. BB	Specimen
GYDI		Gymnocladus dioicus	Kentucky Coffee Tree	3" Cal. BB	Specimen
PLAC	11	Platanus x acerifolia 'Morton Circle'	Morton Circle Planetree	3" Cal. BB	Specimen
PLAC 4"	2	Platanus x acerifolia 'Morton Circle'	Morton Circle Planetree	4" Cal. BB	Specimen
PYRS		Pyrus calleryana 'Red Spire'	Red Spire Pear	3" Cal. BB	Specimen
QUBI	4	Quercus bicolor	Swamp White Oak	3" Cal. BB	Specimen
QUBI 4"		Quercus bicolor	Swamp White Oak	4" Cal. BB	Specimen
QUMU	3	Quercus muehlengergii	Chinkapin Oak	3" Cal. BB	Specimen
QUCR	9	Quercus Crimson Spire ' Crimschimdt'	Crimson Spire Oak	3" Cal. BB	Specimen
TIAM		Tillia americana 'Redmond'	Redmond American Linden	3" Cal. BB	Specimen
ULCA	19	Ulmus carpinifola 'Morton Glossy'	Triumph Smoothleaf Elm	3" Cal. BB	Specimen
EVERGREEN TREES					
ABCO		Abies concolor	White Fir	8' HT. BB	Heavy Specimen
PIOM	30	Picea omori	Serbian Spruce	8' HT. BB	Heavy Specimen
PIAB	38	Picea abies	Norway Spruce	8' HT. BB	Heavy Specimen
ORNAMENTAL TREES					
AMGR		Amelanchier x grandiflora 'Autumn Brilliance	Autumn Brilliance Serviceberry	8' HT. BB	Specimen
MALO		Magnolia lobneri 'Leonard Messei'	Leonard Messei Magnolia	8' HT. BB	Specimen
MAPR		Malus 'Prairifire'	Prairifire Flowering Crabapple	8' HT. BB	Specimen
MARE		Malus 'Red Jewel'	Red Jewel Crabapple	8' HT. BB	Specimen
MAZU		Malus zumi calocarpa 'Redbud Zumi'	Redbud Zumi Crabapple	8' HT. BB	Specimen
SYRE		Syringa pekinensis	China Snow Tree Lilac	8' HT. BB	Specimen
SHRUBS					
COAC		Cotoneaster acutifolius	Peking Cotoneaster	24" BB	
COIS	17	Cornus sericea 'Isanti'	Isanti Dogwood	24" Cont.	
HYPA	37	Hydrangea paniculata 'Little Quick Fire'	Little Quick Fire Hydrangea	24" BB	
HYWW		Hydrangea arborescens Invincibelle	Invincibelle Wee White Smooth	5 Gal. Cont.	
PHSW	55	Physocarpus opulifolius 'Seward'	Summer Wine Ninebark	24" BB	
RHAR		Rhus aromatica 'Gro-Low'	Gro-Low Sumac	5 Gal. Cont.	
ROSA		Rosa 'Radrazz'	Knock Out Rose	5 Gal. Cont.	
SPFR		Spirea x bumalda 'Froebelii'	Frobel Spirea	5 Gal. Cont.	
SYME	11	Syringa meyeri 'Palibin'	Dwarf Korean Lilac	24" BB	
VICA		Viburnum carlesii 'Compactum'	Dwarf Koreanspice Viburnum	24" BB	
VIDE		Viburnum dentatum 'Blue Muffin'	Blue Muffin Arrowwood Viburnum	24" BB	
VILE		Viburnum lentago	Nannyberry Viburnum	36" BB	
EVERGREEN SHRUBS					
TAME		Taxus media 'Runyani'	Runyan Intermediate Yew	24" BB	
TATA		Taxus media 'Tauntonii'	Taunton Yew	24" BB	
PERENNIALS and ORNAMENTAL GRASSES					
ALMA		Alchemilla mollis	Lady's Mantle	1 Gal. Cont.	18" o.c.
ASDE	26	Astilbe deutschland	White Astilbe	1 Gal. Cont.	18" o.c.
CAKF		Calamagrostis acutiflora 'Karl Forester'	Karl Forester Grass	2 Gal. Cont.	18" o.c.
GESA		Geranium sanguineum 'Max Frei'	Max Frei Gernaium	1 Gal. Cont.	18" o.c.
HEMO	22	Heuchera 'Mocha'	Mocha Corabells	1 Gal. Cont.	18" o.c.
HEST	49	Hemerocallis 'Stella de Oro'	Stella De Oro Daylily	1 Gal. Cont.	18" o.c.
MODI		Monarda didyma 'Petite Delight'	Petite Delight Beebalm	1 Gal. Cont.	18" o.c.
NEFA		Nepeta faassenii	Faassen's Catmint	1 Gal. Cont.	18" o.c.
PAVI		Panicum virgatum 'Heavy Metal'	Heavy Metal Switch Grass	2 Gal. Cont.	18" o.c.
PEHA		Pennisetum alopecuroides 'Hameln'	Hameln Fountain Grass	1 Gal. Cont.	18" o.c.
RUFU		Rudbeckia fulgida fulgida 'Goldstrum'	Black Eyed Susan	1 Gal. Cont.	18" o.c.
SANE		Salvia nemorosa 'May Night'	May Night Salvia	1 Gal. Cont.	18" o.c.
SPHT		Sporobolus heterolepsis	Prairie Drop Seed	1 Gal. Cont.	18" o.c.

3 BUILDING 1 PLANT LIST SPECIFICATION

LANDSCAPE CONTRACTOR TO VERIFY ALL UTILITY LOCATIONS AND THEIR DEPTHS PRIOR TO DIGGING. SEE CIVIL ENGINEERING PLANS BY PEARSON BROWN ASSOCIATES FOR DETAILS.

811 Know what's below. Call before you dig.



4 LANDSCAPE PLAN- BUILDING 1

Scale: 1"=50'

The J N L Design Group, Inc.
Planning + Landscape Architecture
1955 Raymond Drive
Suite 119
Northbrook, Illinois 60062
224-269-4290

HUNTLEY INVESTMENT PARTNERS LLC

C/o The Prime Group, Inc.
120 N. LaSalle Street, Suite 3200
Chicago, Illinois 60602
312-917-1500

LANDSCAPE PLAN- BUILDING 1

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

ISSUED FOR:	DATE:
FINAL PUD SUBMITTAL	4-9-2021
REV FINAL PUD SUBMITTAL	5-28-2021

PROJECT NUMBER: 202103.0	DESIGNED BY: LD
SCALE: AS SHOWN	REVIEWED BY: LD
DATE: 3-29-2021	PROJECT MANAGER: LD
SHEET NUMBER: LP-2	

PLOT	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	NOTES
SHADE TREES					
ACFR	6	Acer rubrum ' Redpointe' Frank Jr.	Redpointe Red Maple	3" Cal. BB	Specimen
ACFR 4"		Acer rubrum ' Redpointe' Frank Jr.	Redpointe Red Maple	4" Cal. BB	Specimen
ACMA	3	Acer x freemanii 'Marmo'	Marmo Freeman Maple	3" Cal. BB	Specimen
CASP	3	Catalpa speciosa	Northern Catalpa	3" Cal. BB	Specimen
CASP 4"		Catalpa speciosa	Northern Catalpa	4" Cal. BB	Specimen
LITU	6	Liriodendron tulipifera	Tulip Tree	3" Cal BB	Specimen
LITU 4"		Liriodendron tulipifera	Tulip Tree	4" Cal. BB	Specimen
GYDI		Gymnocladus dioicus	Kentucky Coffee Tree	3" Cal. BB	Specimen
PLAC	12	Platanus x acerifolia 'Morton Circle'	Morton Circle Planetree	3" Cal. BB	Specimen
PLAC 4"		Platanus x acerifolia 'Morton Circle'	Morton Circle Planetree	4" Cal. BB	Specimen
PYRS	6	Pyrus calleryana 'Red Spire'	Red Spire Pear	3" Cal. BB	Specimen
QUBI	9	Quercus bicolor	Swamp White Oak	3" Cal. BB	Specimen
QUBI 4"		Quercus bicolor	Swamp White Oak	4" Cal. BB	Specimen
QUMU	5	Quercus muehlengergii	Chinkapin Oak	3" Cal. BB	Specimen
QUCR	11	Quercus Crimson Spire ' Crimschimdt'	Crimson Spire Oak	3" Cal. BB	Specimen
TIAM		Tillia americana 'Redmond'	Redmond American Linden	3" Cal. BB	Specimen
ULCA		Ulmus carpinifola 'Morton Glossy'	Triumph Smoothleaf Elm	3" Cal. BB	Specimen
EVERGREEN TREES					
ABCO		Abies concolor	White Fir	8' HT. BB	Heavy Specimen
PIOM	13	Picea omori	Serbian Spruce	8' HT. BB	Heavy Specimen
PIAB	7	Picea abies	Norway Spruce	8' HT. BB	Heavy Specimen
ORNAMENTAL TREES					
AMGR		Amelanchier x grandiflora 'Autumn Brilliance	Autumn Brilliance Serviceberry	8' HT. BB	Specimen
MALO		Magnolia lobneri 'Leonard Messei'	Leonard Messei Magnolia	8' HT. BB	Specimen
MAPR		Malus 'Prairifire'	Prairifire Flowering Crabapple	8' HT. BB	Specimen
MARE		Malus 'Red Jewel'	Red Jewel Crabapple	8' HT. BB	Specimen
MAZU		Malus zumi calocarpa 'Redbud Zumi'	Redbud Zumi Crabapple	8' HT. BB	Specimen
SYRE		Syringa pekinensis	China Snow Tree Lilac	8' HT. BB	Specimen
SHRUBS					
COAC		Cotoneaster acutifolius	Peking Cotoneaster	24" BB	
COIS	51	Cornus sericea 'Isanti'	Isanti Dogwood	24" BB	
HYPA	50	Hydrangea paniculata 'Little Quick Fire'	Little Quick Fire Hydrangea	5 Gal. Cont.	
PHSW	49	Physocarpus opulifolius 'Seward'	Summer Wine Ninebark	24" BB	
RHAR		Rhus aromatica 'Gro-Low'	Gro-Low Sumac	5 Gal.	
ROSA	17	Rosa 'Radrazz'	Knock Out Rose	5 Gal. Cont.	
SPFR		Spirea x bumalda 'Froebelii'	Frobel Spirea	36" BB	
SYME	49	Syringa meyeri 'Palibin'	Dwarf Korean Lilac	24" BB	
VICA		Viburnum carlesii 'Compactum'	Dwarf Koreanspice Viburnum	24" BB	
VIDE		Viburnum dentatum 'Blue Muffin'	Blue Muffin Arrowwood Viburnum	24" BB	
VILE	34	Viburnum lentago	Nannyberry Viburnum	36" BB	
EVERGREEN SHRUBS					
TAME		Taxus media 'Runyani'	Runyan Intermediate Yew	24" BB	
TATA		Taxus media 'Tauntonii'	Taunton Yew	24" BB	
PERENNIALS and ORNAMENTAL GRASSES					
ALMA		Alchemilla mollis	Lady's Mantle	1 Gal. Cont.	18" o.c.
ASDE	45	Astilbe deutschland	White Astilbe	1 Gal. Cont.	18" o.c.
CAKF		Calamagrostis acutiflora 'Karl Forester'	Karl Forester Grass	2 Gal. Cont.	18" o.c.
GESA		Geranium sanguineum 'Max Frei'	Max Frei Gernaium	1 Gal. Cont.	18" o.c.
HEMO		Heuchera 'Mocha'	Mocha Corabells	1 Gal. Cont.	18" o.c.
HEST	72	Hemerocallis 'Stella de Oro'	Stella De Oro Daylily	1 Gal. Cont.	18" o.c.
HOHY		Hosta 'Halcyon'	Halcyon Hosta	1 Gal. Cont.	18" o.c.
MODI		Monarda didyma 'Petite Delight'	Petite Delight Beebalm	1 Gal. Cont.	18" o.c.
NEFA	16	Nepeta faassenii	Faassen's Catmint	1 Gal. Cont.	18" o.c.
PATE		Pachysandra terminalis 'Green Carpet'	Japanese Spurge	2.5" Cont.	8" o.c.
PAVI		Panicum virgatum 'Heavy Metal'	Heavy Metal Switch Grass	2 Gal. Cont.	18" o.c.
PEHA		Pennisetum alopecuroides 'Hameln'	Hameln Fountain Grass	1 Gal. Cont.	18" o.c.
RUFU		Rudbeckia fulgida fulgida 'Goldstrum'	Black Eyed Susan	1 Gal. Cont.	18" o.c.
SANE		Salvia nemorosa 'May Night'	May Night Salvia	1 Gal. Cont.	18" o.c.
SPHT		Sporobolus heterolepsis	Prairie Drop Seed	1 Gal. Cont.	18" o.c.

1 BUILDING 2 PLANT LIST SPECIFICATION

GENERAL NOTES FOR NO-MOW GRASS MAINTENANCE & INSTALLATION

A. If present, areas with compacted soils shall be disked or raked prior to seeding by working the topsoil to a minimum depth of three inches (preferably six inches). Soil aggregates shall not exceed one inch in the largest diameter. Remove all rock, limestone, tree roots to allow for maximum soil seed contact. Soil depth is 6" for all seeded areas.

B. Remove all weed and non-native herbaceous plants with an approved herbicide or by hand-pulling or other approved methods.

C. Seed shall be installed in the Spring. Dormant seeding will not be permitted for no-mow grass fescues.

SEEDING METHODS

A. Broadcast: The amount of seed sown shall be 220 lbs per acre. Broadcast applied seed will be either rolled or hand-raked into the soil to ensure good soil-seed contact. Within 12 hours, if conditions permit roll seeded areas at right angles to the slope runoff with an approved type roller or cultipacker to firm the seedbed and place the seed in contact with the soil.

B. Hydroseeding: The operator shall direct the spray toward the ground such that the water shall drill the seed into the soil and shall not direct the spray outward and across the area being seeded, as this will prevent good seed-soil contact.

C. Disc: The disc proposed for use shall be in a good state of repair with sound, unbroken blades. The disc shall be weighted if necessary to achieve the required tillage depth.

MAINTENANCE

Mowing Schedule

A. At the end of the first growing season, (Fall) mow fescue grasses to a height of four to six inches. Mowing heights are approximate and can be adjusted to maximize control of weeds, but minimize damage to fescue grass species.

B. A mower that chops the plants to facilitate rapid drying will be used, such as a flail-type mower, or weed wacker. Rotary mowers and sickles bar mower will not be used, as they tend to cut the plants leaving large material that can smother the fescue seedlings. Mowing the vegetation to this height will improve the amount of sunlight reaching the developing fescue seedlings, thereby encouraging their growth. Additionally, mowing the weedy vegetation prior to the plants setting seed will further reduce weed coverage.

Herbicide

A. Management of the vegetation in the fescue grass areas may include selective herbicid applications to control cool season weeds and non-native plantings.

B. Herbicides shall be best quality materials with original manufacturer's labels and containers labeled with proper identification and intended use.

C. Use non-staining materials.

D. Herbicide shall be non-toxic to animal and aquatic life.

E. Maintenance contractor shall submit for review and approval of all proposed herbicides to association and apply it in an appropriate manner to prevent killing of native species that may be present in close proximity.

"NO MOW" SEED MIX -
- SR3100 HARD FESCUE
- SCALDIS HARD FESCUE
- DAWSON RED FESCUE
- CREEPING RED FESCUE
- SR5100 CHEWINGS FESCUE
- SHEEP FESCUE

220 LBS/ACRE

LANDSCAPE CONTRACTOR TO VERIFY ALL UTILITY LOCATIONS AND THEIR DEPTHS PRIOR TO DIGGING. SEE CIVIL ENGINEERING PLANS BY PEARSON BROWN ASSOCIATES FOR DETAILS.

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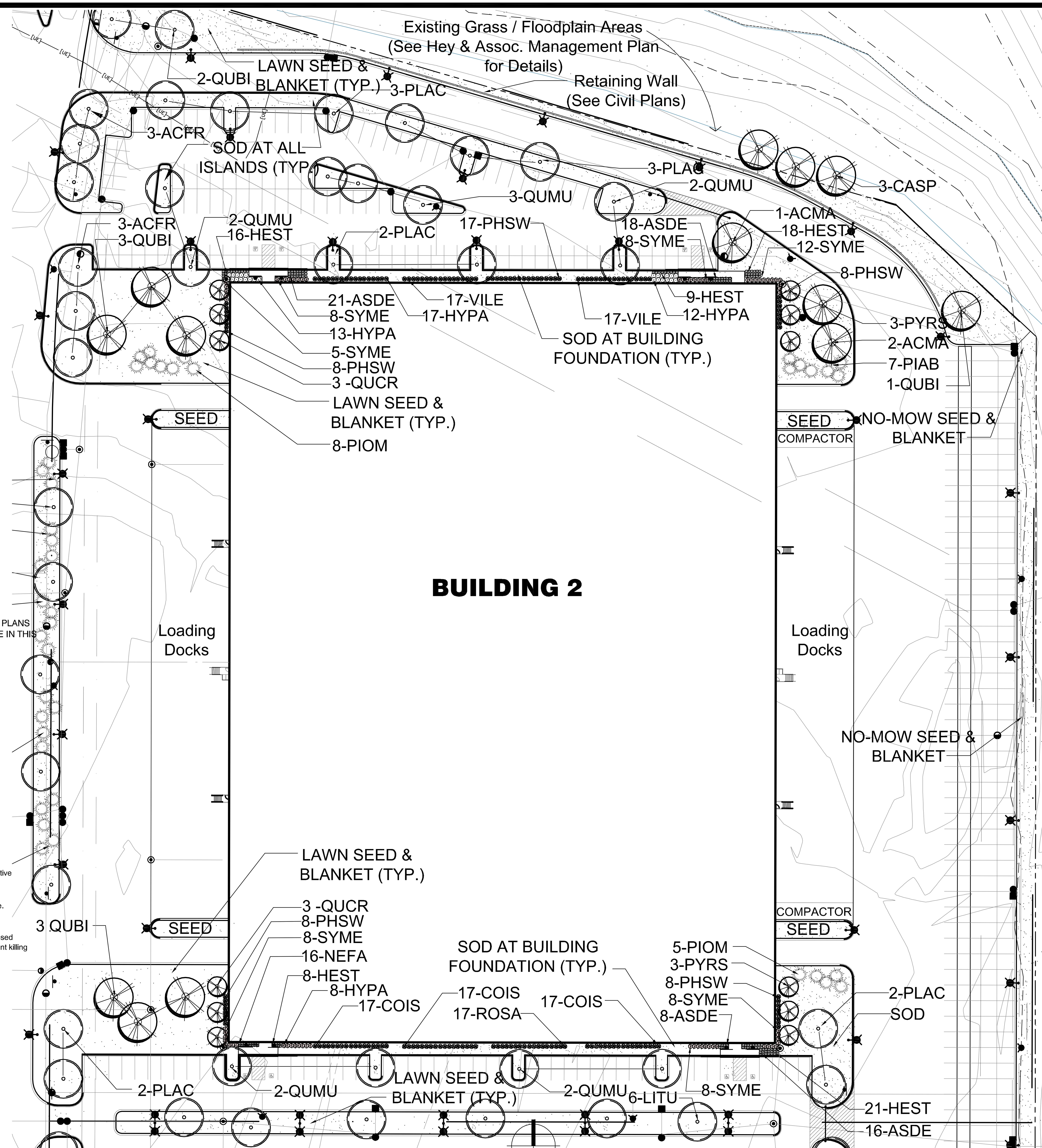


2 LANDSCAPE PLAN- BUILDING 2
Scale: 1"=40'

The JNL Design Group, Inc.
Planning + Landscape Architecture
1955 Raymond Drive
Suite 119
Northbrook, Illinois 60062
224-269-4290

HUNTLEY INVESTMENT PARTNERS LLC
C/o The Prime Group, Inc.
120 N. LaSalle Street, Suite 3200
Chicago, Illinois 60602
312-917-1500

LANDSCAPE PLAN- BUILDING 2
HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

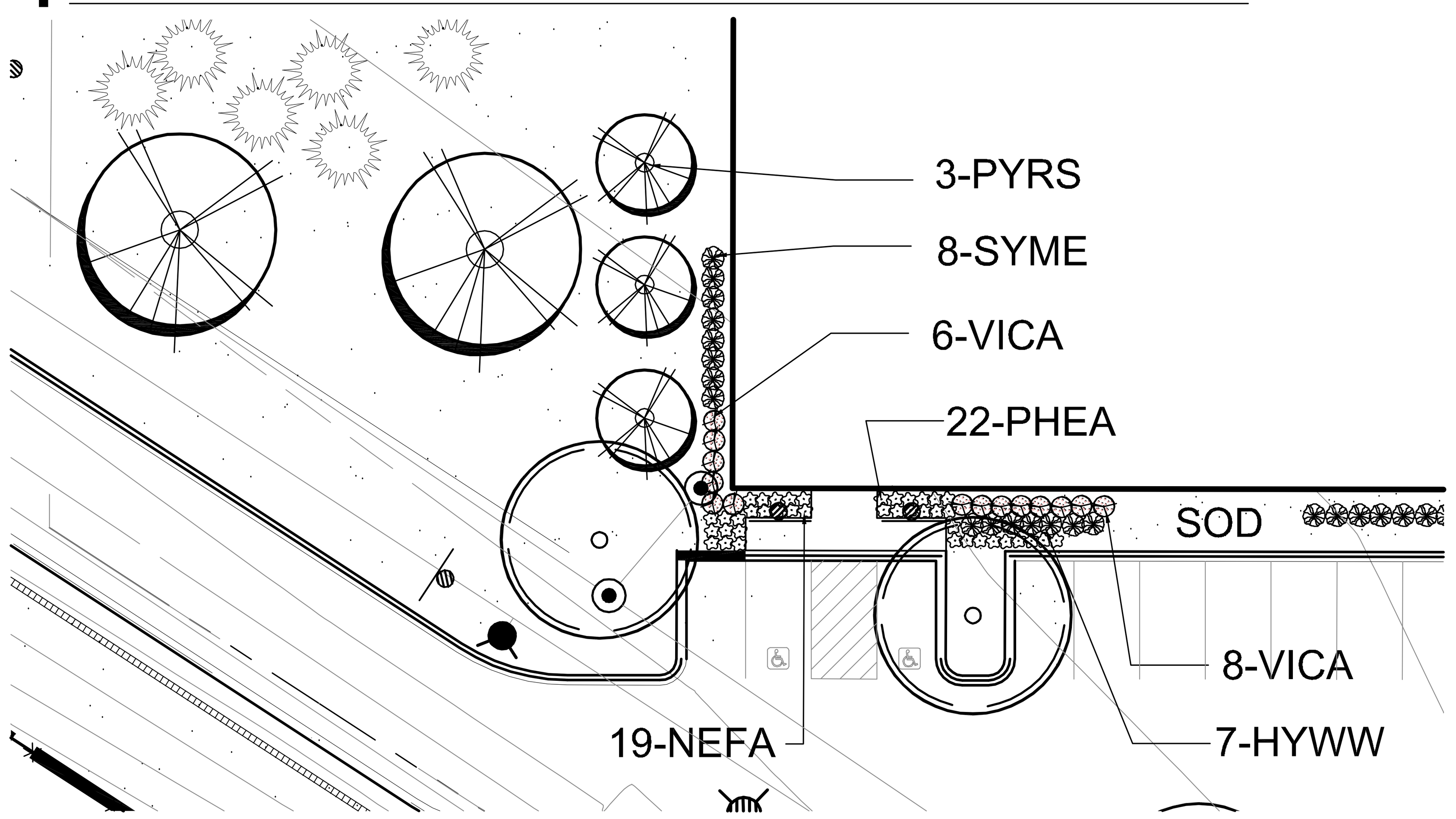
ISSUED FOR:	DATE:
FINAL PUD SUBMITTAL	4-9-2021
REV FINAL PUD SUBMITTAL	5-28-2021

PROJECT NUMBER: 202103.0	DESIGNED BY: LD
SCALE: AS SHOWN	REVIEWED BY: LD
DATE: 3-29-2021	PROJECT MANAGER: LD

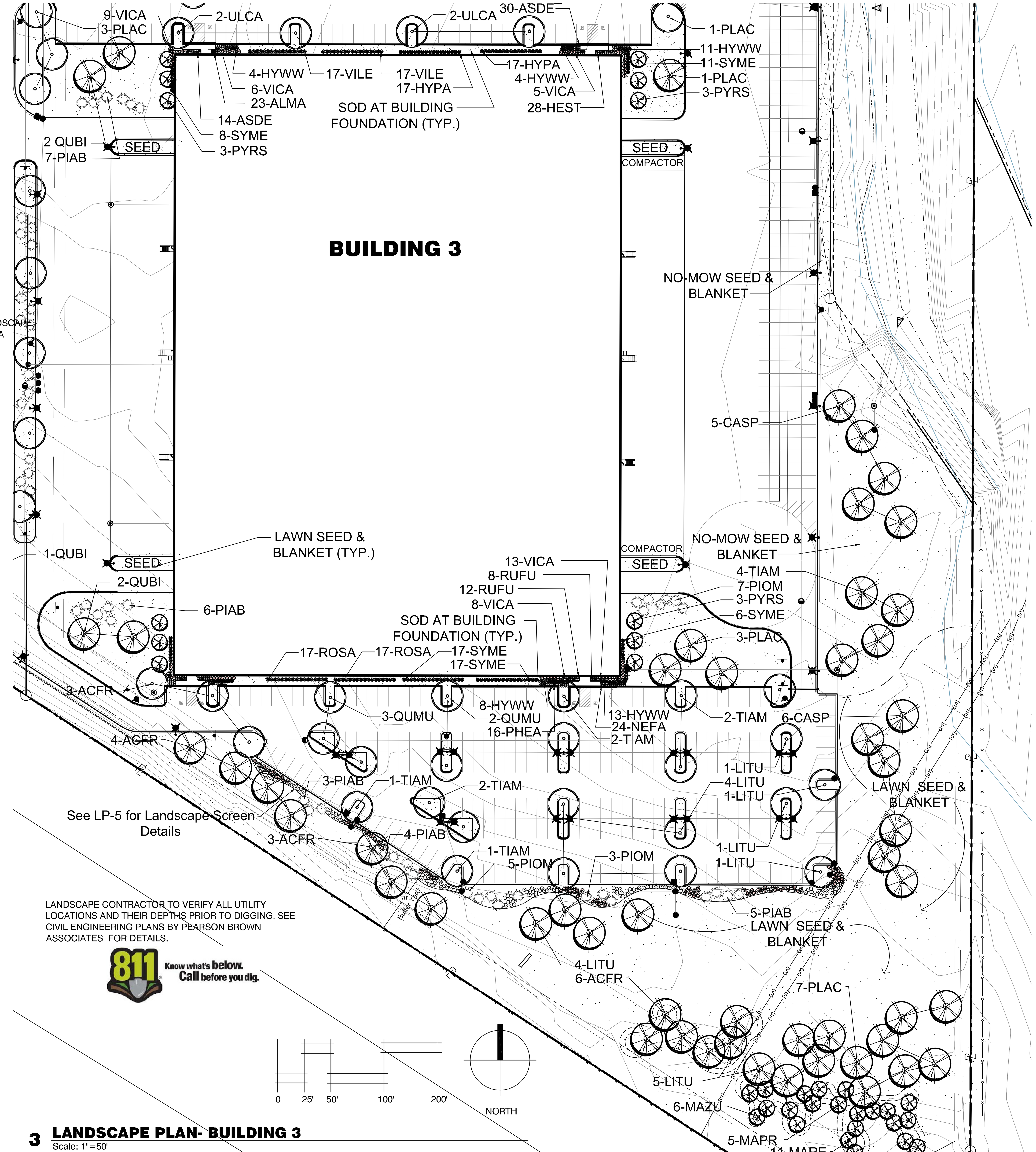
SHEET NUMBER:
LP-3

PLOT	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	NOTES
SHADE TREES					
ACFR	12	Acer rubrum ' Redpointe' Frank Jr.	Redpointe Red Maple	3" Cal. BB	Specimen
ACFR 4"	4	Acer rubrum ' Redpointe' Frank Jr.	Redpointe Red Maple	4" Cal. BB	Specimen
ACMA		Acer x freemanii 'Marmo'	Marmo Freeman Maple	3" Cal. BB	Specimen
CASP	11	Catalpa speciosa	Northern Catalpa	3" Cal. BB	Specimen
CASP 4"		Catalpa speciosa	Northern Catalpa	4" Cal. BB	Specimen
LITU	13	Liriodendron tulipifera	Tulip Tree	3" Cal BB	Specimen
LITU 4"	4	Liriodendron tulipifera	Tulip Tree	4" Cal. BB	Specimen
GYDI		Gymnocladus dioicus	Kentucky Coffee Tree	3" Cal. BB	Specimen
PLAC	11	Platanus x acerifolia 'Morton Circle'	Morton Circle Planetree	3" Cal. BB	Specimen
PLAC 4"	4	Platanus x acerifolia 'Morton Circle'	Morton Circle Planetree	4" Cal. BB	Specimen
PYRS	12	Pyrus calleryana 'Red Spire'	Red Spire Pear	3" Cal. BB	Specimen
QUBI	4	Quercus bicolor	Swamp White Oak	3" Cal. BB	Specimen
QUBI 4"		Quercus bicolor	Swamp White Oak	4" Cal. BB	Specimen
QUMU	5	Quercus muehlengergii	Chinkapin Oak	3" Cal. BB	Specimen
QUCR		Quercus Crimson Spire ' Crimschimdt'	Crimson Spire Oak	3" Cal. BB	Specimen
TIAM	12	Tillia americana 'Redmond'	Redmond American Linden	3" Cal. BB	Specimen
ULCA	4	Ulmus carpinifola 'Morton Glossy'	Triumph Smoothleaf Elm	3" Cal. BB	Specimen
EVERGREEN TREES					
ABCO		Abies concolor	White Fir	8' HT. BB	Heavy Specimen
PIOM	15	Picea omori	Serbian Spruce	8' HT. BB	Heavy Specimen
PIAB	25	Picea abies	Norway Spruce	8' HT. BB	Heavy Specimen
ORNAMENTAL TREES					
MAPR	5	Malus 'Prairifire'	Prairifire Flowering Crabapple	8' HT. BB	Specimen
MARE	11	Malus 'Red Jewel'	Red Jewel Crabapple	8' HT. BB	Specimen
MAZU	6	Malus zumi calocarpa 'Redbud Zumi'	Redbud Zumi Crabapple	8' HT. BB	Specimen
SHRUBS					
COAC		Cotoneaster acutifolius	Peking Cotoneaster	24" BB	
COIS		Cornus sericea 'Isanti'	Isanti Dogwood	24" BB	
HYWW	47	Hydrangea arborescens Invincible	Wee White Smooth Hydrangea	5 Gal. Cont.	
HYPA	34	Hydrangea paniculata 'Little Quick Fire'	Little Quick Fire Hydrangea	24" BB	
PHSW		Physocarpus opulifolius 'Seward'	Summer Wine Ninebark	24" Cont.	
RHAR		Rhus aromatica 'Gro-Low'	Gro-Low Sumac	5 Gal.	
ROSA	34	Rosa 'Radrazz'	Knock Out Rose	24" Cont.	
SPFR		Spirea x bumalda 'Froebelii'	Frobel Spirea	36" BB	
SYME	67	Syringa meyeri 'Palibin'	Dwarf Korean Lilac	24" BB	
VICA	55	Viburnum carlesii 'Compactum'	Dwarf Koreanspice Viburnum	24" BB	
VIDE		Viburnum dentatum 'Blue Muffin'	Blue Muffin Arrowwood Viburnum	24" BB	
VILE	34	Viburnum lentago	Nannyberry Viburnum	36" BB	
EVERGREEN SHRUBS					
TAME		Taxus media 'Runyani'	Runyan Intermediate Yew	24" BB	
TATA		Taxus media 'Tauntonii'	Taunton Yew	24" BB	
PERENNIALS and ORNAMENTAL GRASSES					
ALMA	23	Alchemilla mollis	Lady's Mantle	1 Gal. Cont.	18" o.c.
ASDE	44	Astilbe deutschland	White Astilbe	1 Gal. Cont.	18" o.c.
CAKF		Calamagrostis acutiflora 'Karl Forester'	Karl Forester Grass	2 Gal. Cont.	18" o.c.
GESA		Geranium sanguineum 'Max Frei'	Max Frei Gernaium	1 Gal. Cont.	18" o.c.
HEMO		Heuchera 'Mocha'	Mocha Corabells	1 Gal. Cont.	18" o.c.
HEST	28	Hemerocallis 'Stella de Oro'	Stella De Oro Daylily	1 Gal. Cont.	18" o.c.
HOHY		Hosta 'Halcyon'	Halcyon Hosta	1 Gal. Cont.	18" o.c.
MODI		Monarda didyma 'Petite Delight'	Petite Delight Beebalm	1 Gal. Cont.	18" o.c.
NEFA	43	Nepeta faassenii	Faassen's Catmint	1 Gal. Cont.	18" o.c.
PATE		Pachysandra terminalis 'Green Carpet'	Japanese Spurge	2.5" Cont.	8" o.c.
PAVI		Panicum virgatum 'Heavy Metal'	Heavy Metal Switch Grass	2 Gal. Cont.	18" o.c.
PEHA	38	Pennisetum alopecuroides 'Hameln'	Hameln Fountain Grass	1 Gal. Cont.	18" o.c.
RUFU	12	Rudbeckia fulgida fulgida 'Goldstrum'	Black Eyed Susan	1 Gal. Cont.	18" o.c.
SANE		Salvia nemorosa 'May Night'	May Night Salvia	1 Gal. Cont.	18" o.c.
SPHT		Sporobolus heterolepsis	Prairie Drop Seed	1 Gal. Cont.	18" o.c.

1 PLANT LIST SPECIFICATIONS-BUILDING 3



2 LANDSCAPE PLAN DETAIL AT SOUTHWEST ENTRY
Scale: 1"=20'



LANDSCAPE CONTRACTOR TO VERIFY ALL UTILITY LOCATIONS AND THEIR DEPTHS PRIOR TO DIGGING. SEE CIVIL ENGINEERING PLANS BY PEARSON BROWN ASSOCIATES FOR DETAILS.

811 Know what's below. Call before you dig.

3 LANDSCAPE PLAN- BUILDING 3
Scale: 1"=50'

The J N L Design Group, Inc.
Planning + Landscape Architecture
1955 Raymond Drive
Suite 119
Northbrook, Illinois 60062
224-269-4290

HUNTLEY INVESTMENT PARTNERS LLC
C/o The Prime Group, Inc.
120 N. LaSalle Street, Suite 3200
Chicago, Illinois 60602
312-917-1500

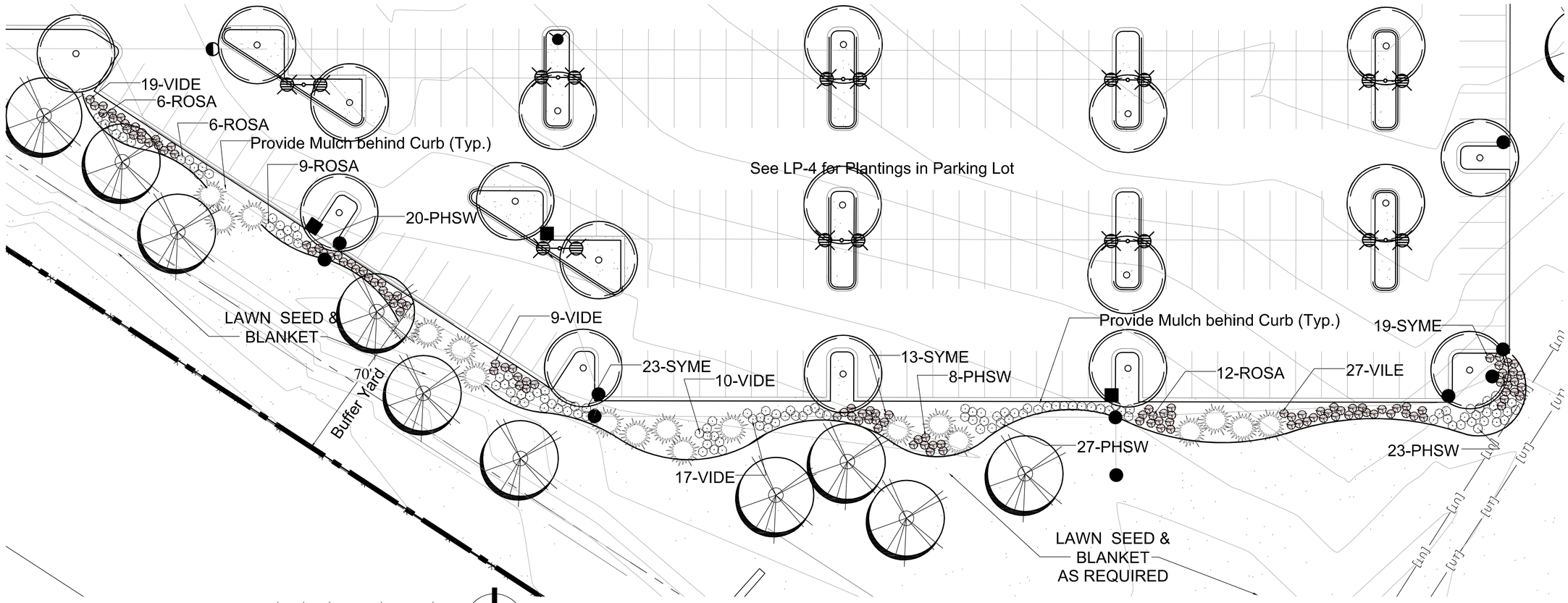
LANDSCAPE PLAN- BUILDING 3

HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

ISSUED FOR:	DATE:
FINAL PUD SUBMITTAL	4-9-2021
REV FINAL PUD SUBMITTAL	5-28-2021

PROJECT NUMBER: 202103.0	DESIGNED BY: LD
SCALE: AS SHOWN	REVIEWED BY: LD
DATE: 3-29-2021	PROJECT MANAGER: LD

SHEET NUMBER:
LP-4



1 LANDSCAPE PLAN- BUILDING 3-PARKING BUFFER

Scale: 1"=20'

LANDSCAPE CONTRACTOR TO VERIFY ALL UTILITY LOCATIONS AND THEIR DEPTHS PRIOR TO DIGGING. SEE CIVIL ENGINEERING PLANS BY PEARSON BROWN ASSOCIATES FOR DETAILS.

811 Know what's below. Call before you dig.

SHRUBS					
COAC		Cotoneaster acutifolius	Peking Cotoneaster	24" BB	
COIS		Cornus sericea 'Isanti'	Isanti Dogwood	24" BB	
HYWW		Hydrangea arborescens Invincible	Wee White Smooth Hydrangea	5 Gal. Cont.	
HYPA		Hydrangea paniculata 'Little Quick Fire'	Little Quick Fire Hydrangea	24" BB	
PHSW	78	Physocarpus opulifolius 'Seward'	Summer Wine Ninebark	24" Cont.	
RHAR		Rhus aromatica 'Gro-Low'	Gro-Low Sumac	5 Gal.	
ROSA	33	Rosa 'Radrazz'	Knock Out Rose	24" Cont.	
SPFR		Spirea x bumalda 'Froebelii'	Frobel Spirea	36" BB	
SYME	55	Syringa meyeri 'Palibin'	Dwarf Korean Lilac	24" BB	
VICA		Viburnum carlesii 'Compactum'	Dwarf Koreanspice Viburnum	24" BB	
VIDE	47	Viburnum dentatum 'Blue Muffin'	Blue Muffin Arrowwood Viburnum	24" BB	
VILE	27	Viburnum lentago	Nannyberry Viburnum	36" BB	

2 PLANT LIST SPECIFICATIONS-BUILDING 3 PARKING BUFFER

The J N L Design Group, Inc.
Planning + Landscape Architecture
1955 Raymond Drive
Suite 115
Northbrook, Illinois 60062
224-269-4290

HUNTLEY INVESTMENT PARTNERS LLC
C/o The Prime Group, Inc.
120 N. LaSalle Street, Suite 3200
Chicago, Illinois 60602
312-917-1500

LANDSCAPE PLAN- BUILDING 3-PARKING BUFFER

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

ISSUED FOR:	DATE:
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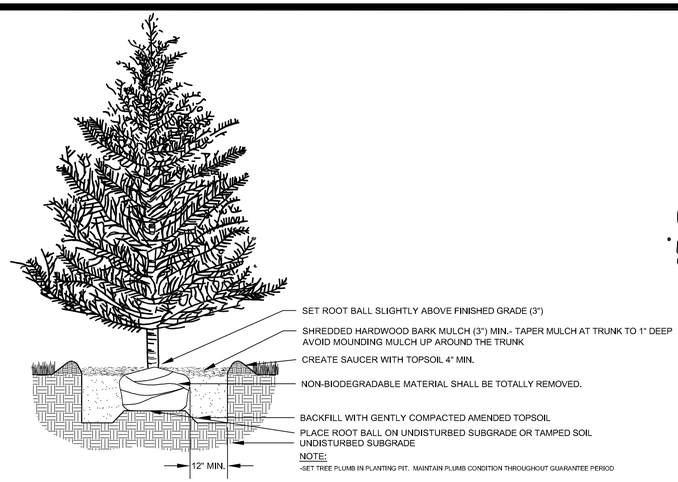
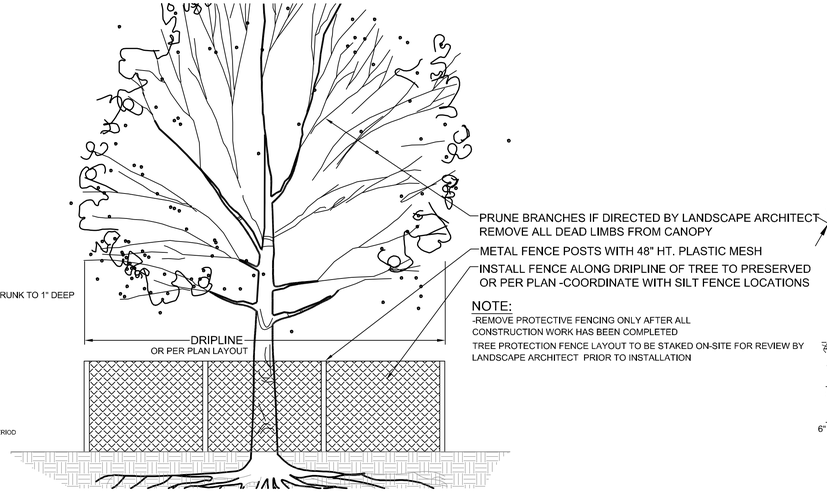
SHEET NUMBER:

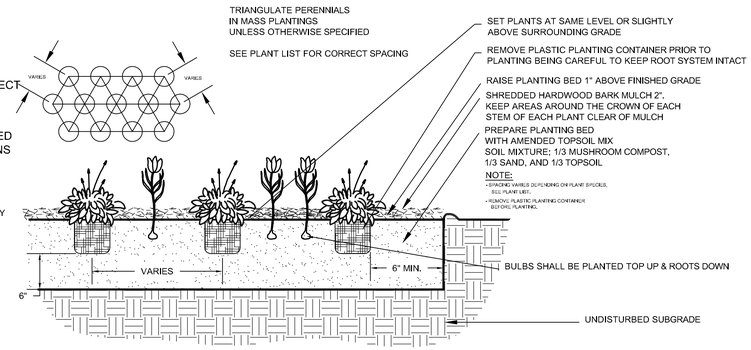
LP-5



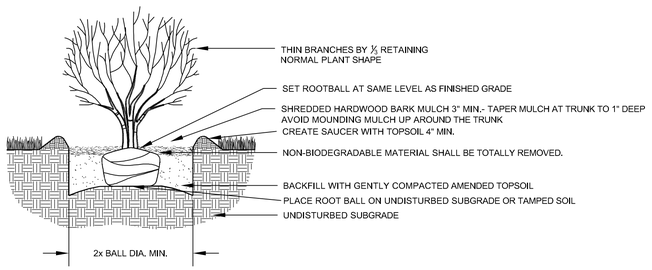
1 EVERGREEN TREE PLANTING DETAIL



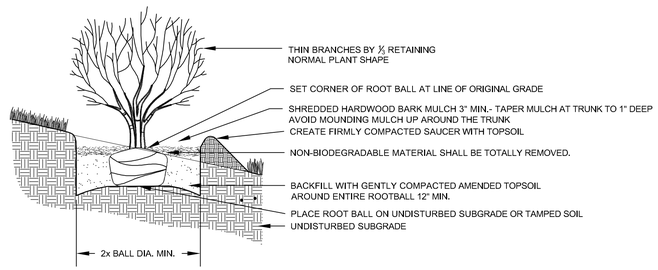
2 TREE PROTECTION DETAIL



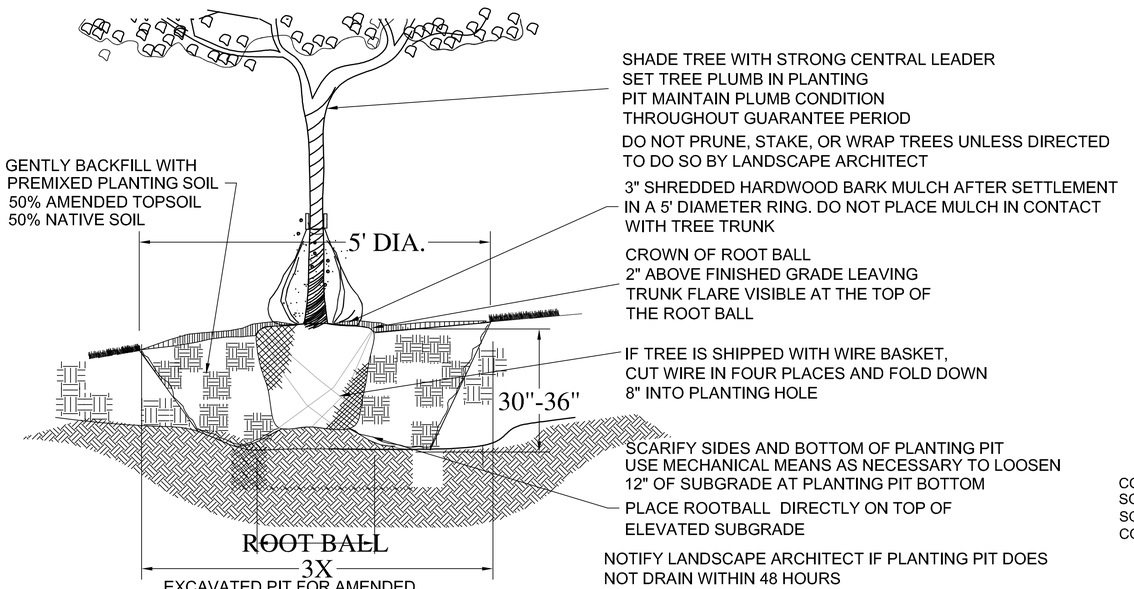
3 GROUNDCOVER & PERENNIAL PLANTING DETAIL



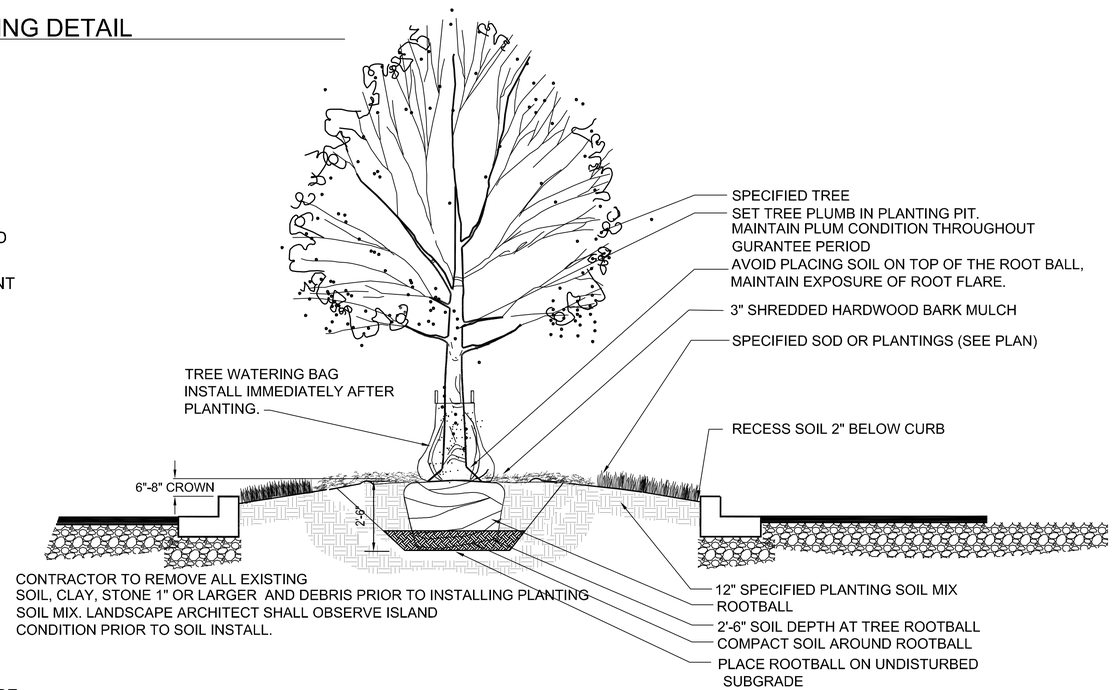
4 SHRUB PLANTING DETAIL



5 SHRUB SLOPE PLANTING DETAIL



6 TYPICAL TREE PLANTING DETAIL



7 TYPICAL TREE PLANTING DETAIL AT PARKING ISLAND

The J N L Design Group, Inc.
Planning + Landscape Architecture
1955 Raymond Drive
Suite 110
Northbrook, Illinois 60062
224-269-4299

HUNTLEY INVESTMENT PARTNERS LLC
C/o The Prime Group, Inc.
120 N. LaSalle Street, Suite 3200
Chicago, Illinois 60602
312-917-1500

HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

PLANTING DETAILS

ISSUED FOR:	DATE:
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SHEET NUMBER:	

LP-6

PROJECT SPECIFICATIONS

1. Field Verification
The Contractor shall verify all existing conditions and dimensions in the field prior to bidding and report any discrepancies to the Owner or his representative.

2. Protection of Existing Site and Existing Site Features
The Contractor shall provide at his own expense, protection against trespassing and damage to seeded areas, planted areas and other construction areas until the preliminary acceptance. The Contractor shall provide barricades, temporary fencing, signs, written warning or policing as may be required to protect such areas.

The Contractor shall not be responsible for any damage caused by the Owner after such warning has been issued.

It shall be the Contractor's responsibility to locate and protect all existing above and below ground utilities when performing the work. The Contractor shall be responsible for the protection of crowns, trunks and roots of existing trees, shrubs, lawns, paved areas and other landscaped areas that are to remain.

Existing trees which may be subject to construction damage shall be boxed, fenced or otherwise protected before any work is started. Boxing or other protection will be removed at the end of construction. Do not locate heavy equipment or stockpiles within the drip-line of existing trees identified on on the plans.

Any damage to utilities, structures, plantings or lawn which results from the Contractor's work shall be repaired in kind at the Contractor's expense in a reasonably short period of time with as little inconvenience to the Owner as possible.

3. Planting Techniques
All planting techniques and methods shall be consistent with the latest edition of "Horticulture Standards of Nurserymen, Inc.", and as detailed on these drawings.
Prune to remove dead branches.
Pruning shall compliment plants natural form. Absolutely NO tip pruning is allowed, except hedges. Any plant that is tip pruned is subject to rejection by the Landscape Architect. Evergreen trees and shrubs shall be pruned of dead and broken branches and as directed by the Landscape Architect. All pruning work shall be done with hand pruners only. EVERGREEN SHRUBS SHALL NOT BE PRUNED AT TIME OF INSTALLATION. SHRUBS PRUNED WILL BE REJECTED BY OWNER.

4. Workmanship
A. All work shall be completed by qualified installers that are knowledgeable and experienced in operations they are performing.
B. Installation methods and procudures shall in accordance with the accepted industry practice and with standards of manufacturing and contracting associations applicable to all work.

5. Inspection of Plant Material
All plant materials shall be subject to inspection and approval. The Landscape Architect reserves the right to reject any plants which fail to meet this inspection. All rejected material shall be removed from the site by the Contractor. Height of evergreen trees are measured from the ground to the first lateral branch closest to the top. Height and/or width of other plants so specified are measured by the mass of the plant.

6. Plant Material-On-Site
Upon delivery to the site, all nursery stock shall be planted as soon as possible. Plants shall not be exposed to excessive sun or drying winds. Nursery stock which is not satisfactory in the opinion of the Landscape Architect of Record, or Owners representatives shall immediately be replace with acceptable stock at the expense of the Contractor.

7. Plant Substitution
Substitution from the specified list will be accepted only when evidence in writing is submitted to the Landscape Architect, showing that the plant specified is not available.
Requests for approval of substitute plant material shall include common and botanical names and size of substitute material. Only those substitutions of at least equivalent size and having essential characteristics similar to the originally specified material will be approved. Acceptance or rejection of substitute plant materials will be issued in writing by the Landscape Architect.

8. Planting Soil-Import & On-site
A. Topsoil Testing
The Contractor shall engage an approved agronomic soil testing laboratory. The cost of topsoil testing to be borne by the Contractor. Landscape architect shall approve in writing contractor's proposed soil testing laboratory.

B. Required topsoil Tests
1.Chemical analysis indicating:
a. Chemical Analysis: pH, Phosphate phosphorous, potassium, calcium, magnesium, caution exchange capacity, organic matter, available phosphorous potassium, exchangeable magnesium, percent base saturation, soluble salts by saturation, extract, estimated nitrogen release, and sodium adsorption ratio.
b. Nutrient data to be given in parts per million (ppm).
2. Physical properties including:
a. Organic content
b. Particle size distribution including percentages of sand, silt, and clay; USDA textural class designation and sand fractionation by ASTMD 422-63
3. IMPORT TOPSOIL SOURCE
a. Landscape Architect shall approve the topsoil source prior to site delivery.

D. At the discretion of the Landscape Architect soil handling procedures and spreading operations will be demonstrated for conformance approval for conformance with industry standards

E. Planting soil mix shall be protected from water and wind erosion by some type of temporary vegetative cover. All erosion methods shall be approved by the landscape architect.

F. Topsoil for landscape work shall be furnished as specified below:
1. A fertile, friable, sandy, loamy surface soil without admixture of subsoil and free of stones, stumps, root, trash, debris, and other materials deleterious to plant growth.
a. Particle size distribution - Loam texture having the proper mix of sand, silt and clay distribution to give favorable fertility, water drainage, and water holding capacity for plant growth as well as soil strength.

2. The pH range shall be 6.8 to 7.4. Topsoil that does not meet this pH range will be amended by the addition of pH adjusters approved by the Landscape Architect.
3. Organic content shall not be less than 4% and not greater than 8% determined by loss through ignition.

9. Mulch
All shrub beds and individual trees shall be mulched with a minimum of 3" finely shredded hardwood or bark mulch. Perennial, groundcover and annual flower beds shall be mulched with 2" of decomposed compost.

10. Pre-emergent Herbicide
All shrub beds, individual tree rings and groundcover beds shall be treated with a pre-emergent herbicide prior to the mulch being installed. These areas shall be weed free prior to herbicide application.

11.Sod
Sod shall be Kentucky Bluegrass and is required in all areas as noted on the landscape plan. Sod should be grown from at least four varieties of quality seed. Sodded slopes 3:1 or greater shall be staked to prevent erosion and washout. Watering shall continue until all sod areas are thoroughly knit to the ground.

12.Subgrade Preparation
A. The Contractor shall examine the subgrade and verify that elevations are correct per the Civil Plans. Contractor shall observe the conditions under which the work is to be performed and ina written formay convey any and all concerns to the General Contractor.
B. The rough grade shall be reviewed by the General Contractor, Civil Engineer, Landscape Architect of Record, and Owners Representatives.

13. Finish Grade Preparation
A. Correct , adjust and / or repair rough graded areas including mounds and ridges. Fill gullies and depressional areas and perform other necessary repairs as needed for a smooth graded appearance.
B. Bring all subgrades to specified elevations, evenly and properly compacted along all hardscape edges and drainage structures.

C. Generally, finish grade shall be 1 1/4" -2" below top of adjacent curbs, walks, and concrete slabs.
Finish Grade tolerances is 0.1 ft. plus / minus from indicated contours and or elevations. Finish grade shall be reviewed by the General Contractor, Civil Engineer, Landscape Architect of Record, Owner's Representative prior to installing plantings and mulch.

14.Lawn Seeding
All lawn areas on landscape plan specified to be seeded shall be treated as specified below:

A. Topsoil
Shall be spread over all areas to be seeded to a minimum depth of 6" when compacted (to be performed by those other than Landscape Contractor).

B. Seed Mixture Application Rate
Kentucky Bluegrass (4 varieties): 70%
Perennial Ryegrass: 10%
Redtop or Creeping Red Fescue: 20%

C. Fertilization
Apply fertilizers and conditioners at the rate specified per soil test findings. In lieu of soil test results, apply two tons ground agricultural limestone and 1,000 lbs. 10-10-10 or equivalent analysis fertilizer per acre. At least 40% of the fertilizer nitrogen shall be of an organic origin.

D. Watering
Seeded areas shall be watered to insure proper germination. Once seeds have germinated, watering may be decreased but the seedlings must never be allowed to dry out completely. Frequent watering should be continued for approximately four (4) weeks after germination or until grass has become sufficiently established to warrant watering on an "as needed" basis.

E. Establishment
Turf is being established on a variety of slope conditions. It shall be the contractor's responsibility to determine and implement whatever procedures he deems necessary to establish the turf as part of his work. Seeded areas will be accepted when all areas show a uniform stand of the specified grass in healthy condition and at least 60 days have elapsed since the completion of this work. The Contractor shall submit with his bid a description of the methods and procedures he intends to use.

15. Preliminary Acceptance
All plantings shall be maintained by the Contractor for a period of 60 days after preliminary acceptance by the Owner. Maintenance shall include, but is not limited to, mowing and edging turf, pulling weeds, watering turf and plant material, and annual flower maintenance.

16. Warranty
A. Warranty: Warrant that all work in this section shall be free from defects of materials and workmanship for a period of one (1) year from the date of Substantial Completion of the project. Warrant all plant materials, including pre-tagged or pre-purchased materials, for a period of one year from the date of acceptance to be a good, healthy and flourishing condition.

B. Acceptance Procedure:
1. Completion of Work: Upon completion of the work, a review will be made by the Landscape Architect upon written notice requesting such a review submitted by the Contractor at least (10) days in advance of the anticipated date. The purpose of the review shall be to determine whether or not the contractor has completed all the work of the contract, including maintenance of all planted areas.
2. Review for Substantial Completion: This review shall take place at the same time as the maintenance review. The Landscape Architect will make a review to begin the warranty of planting areas and initiate the 60 day maintenance period on the date requested, by the Contractor, as above specified, or as soon thereafter as possible. Of the work is found to be in compliance with the Contract Documents, the Landscape Architect will notify in writing the Contractor and owner of the beginning of the warranty period.
3. Warranty Period: Make periodic inspections during the warranty period to determine what changes should be made to the maintenance program. Submit in writing to the Landscape Architect any recommended changes. Upon completion of the warranty period submit a request for a review at least ten (10) days in advance of the anticipated date.
4. Review for Final Acceptance & 11-Month Walk-thru: The Landscape Architect will make a review for Final Acceptance of the Contract work, including maintenance and replacement material. If the work is found to be in compliance, the Architect will recommend acceptance by the Owner, exclusive of possible replacement of plants subject to warranty. If there are any deficiencies in the maintenance, the contractor will be notified of these deficiencies in writing and the work shall be subject to re-review before acceptance.

17. Maintenance 60 DAY MAINTENANCE PERIOD AFTER PRELIMINARY ACCEPTANCE
A. Maintain trees and shrubs by pruning, cultivating, watering, weeding, fertilizing, restoring planting saucers, tightening and repairing stakes and guy supports, and resetting to proper grades or vertical position, as required to establish healthy, viable plantings. Spray as required to keep trees and shrubs free of insects and disease. Restore or replace damaged tree wrappings.
B. Maintenance Periods: Perform landscape maintenance, as specified hereunder, for the following periods:
1. Initial Maintenance: The Contractor is responsible for maintenance of each area until it has been granted preliminary acceptance by the Architect and the warranty period is formally started. Begin maintenance immediately upon delivery to the site and as each plant and each portion is planted, and continue until the end of the 60 day maintenance period.
2. Work Not Included: Maintenance of project after the 60 day required maintenance period performed by the Owner's work forces and are not apart of this Contract.

18. Site Cleanup
The Contractor shall protect the property of the Owner and the work of other Contractors.
The Contractor shall also be directly responsible for all damage caused by his activities and for the daily removal of all trash and debris from his work area to the satisfaction of the Landscape Architect.

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PLANTING SPECIFICATIONS

HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

ISSUED FOR:	DATE:
FINAL PUD SUBMITTAL	4-9-2021
REV FINAL PUD SUBMITTAL	5-28-2021

PROJECT NUMBER: 202103.0	DESIGNED BY: LD
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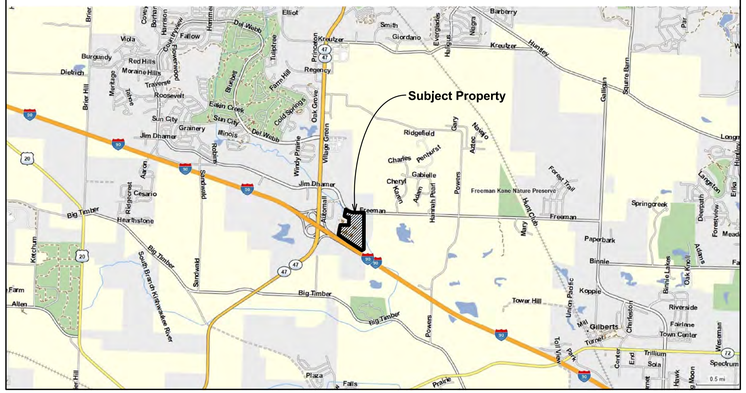
SHEET NUMBER:
LP-7

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

LOCATION MAP NORTH



INDEX

PLANS BY OTHERS:

LANDSCAPE PLANS (JNL GROUP)
PHOTOMETRIC PLANS (FORCE PARTNERS)

LEGEND

EXISTING	PROPOSED		EXISTING	PROPOSED	
		SANITARY SEWER			CENTER LINE
		FORCE MAIN			EASEMENT
		STORM SEWER			BUILDING SETBACK
		P.V.C. STORM SEWER			CURB & GUTTER
		COMBINED SEWER			CURB & REVERSE GUTTER PITCH
		DRAIN TILE			DEPRESSED CURB & GUTTER
		WATER MAIN			GUARD RAIL
		TRENCH BACKFILL			FENCE
		MANHOLE			RETAINING WALL
		CATCH BASIN			CURB RAMP
		INLET			DRIVEWAY HAND
		2' STORM MANHOLE			SIGN
		INLET MANHOLE	MB	MB	MAIL BOX
		FLARED END SECTION			SOIL BORING
		HEAD WALL			DECIDIOUS TREE, DIAMETER
LS	LS	LIFT STATION			EVERGREEN TREE, HEIGHT
		CLEAN-OUT	T/F 600.00	*T/F 600.00*	TOP OF FOUNDATION
M	M	METER VAULT	F/G 600.00	*F/G 600.00*	FINISHED GRADE
		VALVE VAULT	600.00	*600.00*	SPOT ELEVATION
		VALVE BOX	T/C 600.00	*T/C 600.00*	TOP OF CURB ELEVATION
		BUFFALO BOX	F/L 600.00	*F/L 600.00*	FLOW LINE OF GUTTER
		FIRE HYDRANT	600	*600*	CONTOUR
		CONFLICT			DITCH
		CROSSING			DRAINAGE FLOW
		TRIPLE BASIN			OVERLAND FLOW
GB	GB	GREASE BASIN	R-600.00	*R-600.00*	RIM ELEVATION
G	G	GAS MAIN	I-600.00	*I-600.00*	INVERT ELEVATION
E	E	ELECTRIC CABLE			WETLAND LIMIT
T	T	TELEPHONE CABLE			WETLAND BUFFER LINE
F	F	FIBER OPTIC CABLE			RIDGE LINE
C	C	CABLE			BASE FLOOD ELEVATION LINE
		STREET LIGHT			F.E.M.A. FLOODPLAIN LINE
		UTILITY POLE			
		PEDESTAL			
		TRANSFORMER			
G	G	GAS VALVE			
E	E	ELECTRIC BOX			
T	T	TELEPHONE MANHOLE			
F	F	FIBER OPTIC MANHOLE			
T	T	TRAFFIC SIGNAL BOX			
		TRAFFIC SIGNAL			

BENCHMARKS:

SOURCE BENCHMARK:
NATIONAL GEODETIC SURVEY DESIGNATION:
IL KANE 21 42 7
PID AJ30443
ILLINOIS, KANE COUNTY
STATION MARKER 300' EAST OF EAKIN CREEKAND 13.5'+/- SOUTH OF THE SOUTH EDGE OF PAVEMENT OF BIG TIMBER ROAD
NAVD88 ELEVATION = 904.20

SITE BENCHMARK:
SOUTHEAST BOLT OF FIRE HYDRANT AT THE ENTRANCE OF HUNTLEY FACTORY SHOPS
NAVD88 ELEVATION = 898.14

PROPERTY INDEX NUMBER:

02-16-101-006
02-16-101-021
02-16-301-028

DRAINAGE CERTIFICATE

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

REGISTERED PROFESSIONAL ENGINEER DATE

OWNER OR OWNER'S DULY AUTHORIZED AGENT DATE

PREPARED FOR:

HUNTLEY INVESTMENT PARTNERS, LLC
120 N. LASALLE STREET | SUITE 3200 | CHICAGO, ILLINOIS | 60602 | (312) 917-4195

CONSULTING ENGINEERS:

PEARSON, BROWN & ASSOCIATES, INC.
A PROFESSIONAL DESIGN FIRM - ILLINOIS PROFESSIONAL ENGINEERING CORPORATION - LICENSE NUMBER 184-001058 EXPIRES 04/30/21
1850 W. WINCHESTER ROAD | SUITE 205 | LIBERTYVILLE, ILLINOIS | 60048 | (847) 367-6707

NOT FOR CONSTRUCTION

CONTACT JULIE AT 8-1-1 OR 800-892-0123
With the following:
County Kane
City/Twnship Huntley / 42N 7E (Rutland TWP)
Sec 1/4 Sec No. Sec 16, NW 1/4
Call 2 working days BEFORE YOU DIG.
illinois1call.com

PERMIT	NUMBER	DATE ISSUED
IEPA - SANITARY		
IEPA - WATER		
IEPA - NOI		
VILLAGE		

REVISIONS		
1	05/28/21	PER VILLAGE REVIEW COMMENTS
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		
12		

JOHN F. CERBINS
062-052376
REGISTERED PROFESSIONAL ENGINEER
STATE OF ILLINOIS
11/30/21
ENGINEER'S SEAL & SIGNATURE

ORIGINAL ISSUE DATE: 04/07/21

SHEET NUMBER 1 OF 26 SHEETS

JOB No. 2121

HUNTLEY COMMERCIAL CENTER

SPECIAL PROVISIONS

THE FOLLOWING SPECIAL PROVISIONS ASSUME A TYPICAL OWNER/DEVELOPER AND FOUR PRIME CONTRACTORS (EXCAVATION, UNDERGROUND, PAVING, AND LIGHTING). IF A GENERAL CONTRACTOR IS INVOLVED, REQUIREMENTS AND RESPONSIBILITIES SHALL APPLY ACCORDINGLY BASED ON CONTRACT RELATIONSHIPS BETWEEN THE GENERAL CONTRACTOR, RELEVANT SUBCONTRACTORS AND THE OWNER/DEVELOPER.

I. GENERAL NOTES

1. THE CONSTRUCTION OF ALL IMPROVEMENTS OF THE PROJECT SHALL BE GOVERNED BY THE LATEST CODES AND ORDINANCES OF THE MUNICIPALITY.

   THE CONSTRUCTION OF ALL SEWER AND WATER MAIN IMPROVEMENTS ON THIS PROJECT SHALL BE GOVERNED BY THE FOLLOWING:
   A. THE "STANDARD SPECIFICATIONS FOR WATER AND SEWER CONSTRUCTION IN ILLINOIS", LATEST REVISION, EXCEPT AS NOTED IN THE PLANS AND SPECIFICATIONS
   B. THE "ILLINOIS ADMINISTRATIVE CODE, TITLE 77, PART 890" THE "ILLINOIS PLUMBING CODE", LATEST REVISION
   C. THE "ILLINOIS ADMINISTRATIVE CODE, TITLE 35, SUBTITLE C, PART 370" THE "ILLINOIS RECOMMENDED STANDARDS FOR SEWAGE WORKS", LATEST REVISION
   D. THE "ILLINOIS ADMINISTRATIVE CODE, TITLE 35, SUBTITLE F" "PUBLIC WATER SUPPLIES", LATEST REVISION

   THE CONSTRUCTION OF ALL PAVING AND GRADING IMPROVEMENTS SHALL BE GOVERNED BY THE "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" AND "SUPPLEMENTAL SPECIFICATIONS AND RECURRING SPECIAL PROVISIONS" (SPECIAL PROVISIONS), LATEST REVISIONS, PREPARED BY THE ILLINOIS DEPARTMENT OF TRANSPORTATION (IDOT). IN CASE OF CONFLICT THE "SPECIAL PROVISIONS" SHALL TAKE PRECEDENCE AND GOVERN. BOTH THE IDOT STANDARD SPECIFICATIONS AND SPECIAL PROVISIONS SHALL HEREINAFTER BE REFERRED TO AS THE "IDOT STANDARD SPECIFICATIONS".

   SOIL EROSION AND SEDIMENT CONTROL ON THIS PROJECT SHALL BE GOVERNED BY THE "ILLINOIS URBAN MANUAL", LATEST REVISION.

2. **OWNER AND MUNICIPALITY**
   THE WORD "OWNER" AS USED IN THE SPECIAL PROVISIONS SHALL, WHERE APPLICABLE. INCLUDE THE LOCAL MUNICIPALITY OR GOVERNING AUTHORITY.

3. **GUARANTEE PERIOD**
   ALL CONSTRUCTION PERFORMED UNDER THIS CONTRACT SHALL BE GUARANTEED BY THE CONTRACTOR AND HIS SURETY FOR A PERIOD OF TWELVE MONTHS FROM THE DATE OF FINAL ACCEPTANCE BY THE LOCAL MUNICIPALITY, GOVERNING AUTHORITY, OR PRIVATE OWNER OF THE WORK AGAINST DEFECTS IN WORKMANSHIP AND FAULTY OR IMPROPER MATERIALS.

4. **BONDS AND INSURANCE**
   CONTRACTOR SHALL FURNISH PERFORMANCE AND PAYMENT BONDS AS SECURITY FOR THE FAITHFUL PERFORMANCE AND PAYMENT OF ALL HIS OBLIGATIONS UNDER THE PLANS AND SPECIFICATIONS. THESE BONDS SHALL BE IN AMOUNTS AT LEAST EQUAL TO THE CONTRACT PRICE, AND IN SUCH FORM AND WITH SUCH SURETIES AS ARE LICENSED TO CONDUCT BUSINESS IN THE STATE WHERE THE PROJECT IS LOCATED AND ARE NAMED IN THE CURRENT LIST OF "SURETY COMPANIES ACCEPTABLE ON FEDERAL BONDS" AS PUBLISHED IN THE FEDERAL REGISTER BY THE AUDIT STAFF BUREAU OF ACCOUNTS, U. S. TREASURY DEPARTMENT. IF THE SURETY ON ANY BOND FURNISHED BY THE CONTRACTOR IS DECLARED BANKRUPT OR BECOMES INSOLVENT OR ITS RIGHT TO DO BUSINESS IS TERMINATED IN ANY STATE WHERE ANY PART OF THE PROJECT IS LOCATED IS REVOKED, CONTRACTOR SHALL WITHIN FIVE DAYS THEREAFTER SUBSTITUTE ANOTHER BOND AND SURETY, BOTH OF WHICH SHALL BE ACCEPTABLE TO OWNER. CONTRACTOR SHALL PURCHASE AND MAINTAIN SUCH INSURANCE AS WILL PROTECT HIM FROM CLAIMS UNDER WORKMEN'S COMPENSATION LAWS, DISABILITY BENEFIT LAWS OR OTHER SIMILAR EMPLOYEE BENEFIT LAWS; FROM CLAIMS FOR DAMAGES BECAUSE OF BODILY INJURY, OCCUPATIONAL SICKNESS OR DISEASE, OR DEATH OF HIS EMPLOYEES, AND CLAIMS INSURED BY USUAL PERSONAL INJURY LIABILITY COVERAGE; FROM CLAIMS FOR DAMAGES BECAUSE OF BODILY INJURY, SICKNESS OR DISEASE, OR DEATH OF ANY PERSON OTHER THAN HIS EMPLOYEES INCLUDING CLAIMS INSURED BY USUAL PERSONAL INJURY LIABILITY COVERAGE; FROM CLAIMS FOR DAMAGES BECAUSE OF BODILY INJURY OR PROPERTY DAMAGE OUT OF THE OWNERSHIP MAINTENANCE OR USE OF ANY AUTOMOBILE OR VEHICLE; AND FROM CLAIMS FOR INJURY TO OR DESTRUCTION OF TANGIBLE PROPERTY, INCLUDING LOSS OF USE RESULTING THEREFROM - ANY OR ALL OF WHICH MAY ARISE OUT OF OR RESULT FROM CONTRACTOR'S OPERATIONS UNDER THE PLANS AND SPECIFICATIONS, WHETHER SUCH OPERATIONS BE BY HIMSELF OR BY ANY SUBCONTRACTOR OR ANYONE DIRECTLY OR INDIRECTLY EMPLOYED BY ANY OF THEM OR FOR WHOSE ACTS ANY OF THEM MAY BE LEGALLY LIABLE. THIS INSURANCE SHALL INCLUDE THE SPECIFIC COVERAGES AND BE WRITTEN FOR NOT LESS THAN ANY LIMITS OF LIABILITY AND MAXIMUM DEDUCTIBLES SPECIFIED OR REQUIRED BY LAW, WHICHEVER IS GREATER, SHALL INCLUDE CONTRACTUAL LIABILITY INSURANCE AND SHALL INCLUDE OWNER AND CONSULTANT AS ADDITIONAL INSURED PARTIES. BEFORE STARTING THE WORK, CONTRACTOR SHALL FILE WITH OWNER AND CONSULTANT CERTIFICATES OF SUCH INSURANCE, ACCEPTABLE TO OWNER; THESE CERTIFICATES SHALL CONTAIN A PROVISION THAT THE COVERAGE AFFORDED UNDER THE POLICIES WILL NOT BE CANCELLED OR MATERIALLY CHANGED UNTIL AT LEAST FIFTEEN DAYS' PRIOR WRITTEN NOTICE HAS BEEN GIVEN TO OWNER AND CONSULTANT. CERTIFICATE OF INSURANCE SHALL BE FILED WITH THE MUNICIPAL CLERK NAMING THE MUNICIPALITY ITS ELECTIVE AND APPOINTIVE BOARDS, COMMISSIONS, OFFICERS, AGENTS AND EMPLOYEES AS ADDITIONAL INSURED TO COVER, CLAIMS, WHICH MAY ARISE OUT OF THE PERFORMANCE OF THE WORK BY THE APPLICANT OR HIS AGENTS OR CONTRACTORS.

5. **INDEMNIFICATION**
   CONTRACTOR SHALL INDEMNIFY AND HOLD HARMLESS THE MUNICIPALITY, OWNER AND CONSULTANT, AND THEIR AGENTS AND EMPLOYEES FROM AND AGAINST ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES INCLUDING ATTORNEYS' FEES ARISING OUT OF OR RESULTING FROM THE PERFORMANCE OF THE WORK, PROVIDED THAT ANY SUCH CLAIM, DAMAGE, LOSS OR EXPENSE (A) IS ATTRIBUTABLE TO BODILY INJURY, SICKNESS, DISEASE OR DEATH, OR TO INJURY TO OR DESTRUCTION OF TANGIBLE PROPERTY (OTHER THAN THE WORK ITSELF) INCLUDING THE LOSS OF USE RESULTING THEREFROM AND (B) IS CAUSED IN WHOLE OR IN PART BY ANY NEGLIGENT ACT OR OMISSION OF CONTRACTOR, ANY SUBCONTRACTOR, ANYONE DIRECTLY OR INDIRECTLY EMPLOYED BY ANY OF THEM OR ANYONE FOR WHOSE ACTS ANY OF THEM MAY BE LIABLE, REGARDLESS OF WHETHER OR NOT IT IS CAUSED IN PART BY A PARTY INDEMNIFIED HEREUNDER. IN ANY AND ALL CLAIMS AGAINST OWNER OR CONSULTANT OR ANY OF THEIR AGENTS OR EMPLOYEES BY ANY EMPLOYEE OF CONTRACTOR, ANY SUBCONTRACTOR, ANYONE DIRECTLY OR INDIRECTLY EMPLOYED BY AND OF THEM OR ANYONE FOR WHOSE ACTS ANY OF THEM MAY BE LIABLE, THE INDEMNIFICATION OBLIGATION SHALL NOT BE LIMITED IN ANY WAY BY ANY LIMITATION ON THE AMOUNT OR TYPE OF DAMAGES, COMPENSATION OR BENEFITS PAYABLE BY OR FOR CONTRACTOR OR ANY SUBCONTRACTOR UNDER WORKMEN'S COMPENSATION ACTS, DISABILITY BENEFIT ACTS OR OTHER EMPLOYEE BENEFIT ACTS.

6. **LIABILITY LIMITATIONS**
   THE CONTRACTOR AND HIS SUBCONTRACTORS ARE SKILLED AND EXPERIENCED IN THE USE AND INTERPRETATIONS OF PLANS AND SPECIFICATIONS SUCH AS THOSE INCLUDED IN THE BID DOCUMENTS FOR THIS CONTRACT. THEY HAVE CAREFULLY REVIEWED THE PLANS AND SPECIFICATIONS, AND HAVE FOUND THEM FREE OF AMBIGUITIES AND SUFFICIENT FOR BID PURPOSES. FURTHER, THEY HAVE BASED THEIR BID SOLELY ON THESE DOCUMENTS, NOT RELYING IN ANY WAY ON ANY EXPLANATION OR INTERPRETATION, ORAL OR WRITTEN, FROM ANY OTHER SOURCE. HAVING ASSURED HIMSELF OF THE ADEQUACY OF THE DOCUMENTS AND THE ACCURACY OF HIS BID, THE CONTRACTOR AGREES AND SHALL REQUIRE HIS SUBCONTRACTORS TO AGREE TO LIMIT THE LIABILITY OF THE OWNER AND OF THE CONSULTANT TO A TOTAL AGGREGATE LIABILITY TO THE CONTRACTOR OF THE AMOUNT OF THE CONSULTANT'S TOTAL FEE FOR SERVICES RENDERED ON THIS PROJECT. NEITHER THE CONTRACTOR NOR ANY OF HIS SUBCONTRACTORS ASSUME ANY LIABILITY FOR THE ERRORS, OMISSIONS OR NEGLIGENT ACTS OF THE CONSULTANT.

7. **SAFETY AND PROTECTION**
   CONTRACTOR SHALL BE RESPONSIBLE FOR INITIATING, MAINTAINING AND SUPERVISING ALL SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK. HE SHALL TAKE ALL NECESSARY PRECAUTIONS FOR THE SAFETY OF, AND SHALL PROVIDE THE NECESSARY PROTECTION TO PREVENT DAMAGE, INJURY OR LOSS TO:
   A. ALL EMPLOYEES ON THE WORK AND OTHER PERSONS WHO MAY BE AFFECTED THEREBY.
   B. ALL THE WORK AND ALL MATERIALS OR EQUIPMENT TO BE INCORPORATED THEREIN, WHETHER IN STORAGE ON OR OFF THE SITE.
   C. OTHER PROPERTY AT THE SITE OR ADJACENT THERETO, INCLUDING TREES, SHRUBS, LAWNS, WALKS, PAVEMENTS, ROADWAYS, STRUCTURES AND UTILITIES NOT DESIGNATED FOR REMOVAL, RELOCATION OR REPLACEMENT IN COURSE OF CONSTRUCTION.

   CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE LAWS, ORDINANCES, RULES, REGULATIONS AND ORDERS OF ANY PUBLIC BODY HAVING JURISDICTION FOR THE SAFETY OF PERSONS OR PROPERTY OR TO PROTECT THEM FROM DAMAGE, INJURY OR LOSS. HE SHALL ERECT AND MAINTAIN, AS REQUIRED BY THE CONDITIONS AND PROGRESS OF THE WORK, ALL NECESSARY SAFEGUARDS FOR ITS SAFETY AND PROTECTION. HE SHALL NOTIFY OWNERS OF ADJACENT UTILITIES WHEN PROSECUTION OF THE WORK MAY AFFECT THEM. ALL DAMAGE, INJURY OR LOSS TO ANY PROPERTY REFERRED TO CAUSE, DIRECTLY OR INDIRECTLY, IN WHOLE OR IN PART, BY CONTRACTOR, ANY SUBCONTRACTOR OR ANYONE DIRECTLY OR INDIRECTLY EMPLOYED BY ANY OF THEM OR ANYONE FOR WHOSE ACTS ANY OF THEM MAY BE LIABLE, SHALL BE REMEDIED BY CONTRACTOR. CONTRACTOR'S DUTIES AND RESPONSIBILITIES FOR THE SAFETY AND PROTECTION OF THE WORK SHALL CONTINUE UNTIL SUCH TIME AS ALL THE WORK IS COMPLETED AND CONSULTANT HAS ISSUED A NOTICE TO OWNER AND CONTRACTOR THAT WORK IS ACCEPTABLE. CONTRACTOR SHALL DESIGNATE A RESPONSIBLE MEMBER OF HIS ORGANIZATION AT THE SITE WHOSE DUTY SHALL BE THE PREVENTION OF ACCIDENTS. THIS PERSON SHALL BE THE CONTRACTOR'S SUPERINTENDENT UNLESS OTHERWISE DESIGNATED IN WRITING BY CONTRACTOR TO OWNER. IN EMERGENCIES AFFECTING THE SAFETY OF PERSONS OR THE WORK OR PROPERTY AT THE SITE OR ADJACENT THERETO, CONTRACTOR, WITHOUT SPECIAL INSTRUCTION OR AUTHORIZATION FROM CONSULTANT OR OWNER, IS OBLIGATED TO ACT, AT HIS DISCRETION, TO PREVENT THREATENED DAMAGE, INJURY OR LOSS.

8. **SUPERVISION AND SUPERINTENDENCE**
   CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK EFFICIENTLY AND WITH HIS BEST SKILL AND ATTENTION. HE SHALL BE SOLELY RESPONSIBLE FOR THE MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES OF CONSTRUCTION, BUT HE SHALL NOT BE SOLELY RESPONSIBLE FOR THE NEGLIGENCE OF OTHERS IN THE DESIGN OR SELECTION OF A SPECIFIC MEANS, METHOD, TECHNIQUE, SEQUENCE OR PROCEDURE OF CONSTRUCTION WHICH IS INDICATED IN AND REQUIRED BY THE PLANS AND SPECIFICATIONS. CONTRACTOR SHALL BE RESPONSIBLE TO SEE THAT THE FINISHED WORK COMPLIES ACCURATELY WITH THE PLANS AND SPECIFICATIONS. CONTRACTOR SHALL KEEP ON THE WORK AT ALL TIMES DURING ITS PROGRESS. A COMPETENT RESIDENT SUPERINTENDENT, WHO SHALL NOT BE REPLACED WITHOUT WRITTEN NOTICE TO OWNER AND CONSULTANT, EXCEPT UNDER EXTRAORDINARY CIRCUMSTANCES. THE SUPERINTENDENT WILL BE CONTRACTOR'S REPRESENTATIVE AT THE SITE AND SHALL HAVE AUTHORITY TO ACT ON BEHALF OF CONTRACTOR. ALL COMMUNICATIONS GIVEN TO THE SUPERINTENDENT SHALL BE AS BINDING AS IF GIVEN TO CONTRACTOR.

9. **SUBSTITUTE MATERIAL OR EQUIPMENT**
   IF THE GENERAL REQUIREMENTS, LAWS, ORDINANCES OR APPLICABLE RULES OR REGULATIONS PERMIT CONTRACTOR TO FURNISH OR USE A SUBSTITUTE THAT IS EQUAL TO ANY MATERIAL OR EQUIPMENT SPECIFIED, AND IF ANY CONTRACTOR WISHES TO FURNISH OR USE A PROPOSED SUBSTITUTE, HE SHALL MAKE WRITTEN APPLICATION TO CONSULTANT, OWNER AND VILLAGE FOR APPROVAL OF SUCH A SUBSTITUTE CERTIFYING IN WRITING THAT THE PROPOSED SUBSTITUTE WILL PERFORM ADEQUATELY THE FUNCTION CALLED FOR BY THE GENERAL DESIGN, BE SIMILAR AND OF EQUAL SUBSTANCE TO THAT SPECIFIED AND BE SUITED TO THE SAME USE AND CAPABLE OF PERFORMING THE SAME FUNCTION AS THAT SPECIFIED; STATING WHETHER OR NOT ITS INCORPORATION IN OR USE IN CONNECTION WITH THE PROJECT IS SUBJECT TO THE PAYMENT OF ANY LICENSE FEE OR ROYALTY; AND IDENTIFYING ALL VARIATIONS OF THE PROPOSED SUBSTITUTE FROM THAT SPECIFIED AND INDICATING AVAILABLE MAINTENANCE SERVICE. NO SUBSTITUTE SHALL BE ORDERED OR INSTALLED WITHOUT THE WRITTEN APPROVAL OF CONSULTANT WHO WILL BE THE JUDGE OF EQUALITY AND MAY REQUIRE CONTRACTOR TO FURNISH SUCH OTHER DATA ABOUT THE PROPOSED SUBSTITUTE AS HE CONSIDERS PERTINENT. NO SUBSTITUTE SHALL BE ORDERED OR INSTALLED WITHOUT SUCH PERFORMANCE GUARANTEE AND BONDS AS OWNER MAY REQUIRE WHICH SHALL BE FURNISHED AT CONTRACTOR'S EXPENSE.

10. **RECORD DRAWINGS**
    CONTRACTOR SHALL KEEP ONE RECORD COPY OF ALL SPECIFICATIONS, DRAWINGS, ADDENDA, MODIFICATIONS, AND SHOP DRAWINGS AT THE SITE IN GOOD ORDER AND ANNOTATED TO SHOW ALL CHANGES MADE DURING THE CONSTRUCTION PROCESS. THESE SHALL BE AVAILABLE TO CONSULTANT AND SHALL BE DELIVERED TO HIM OR OWNER UPON COMPLETION OF THE PROJECT. CONSULTANT OR OWNER SHALL SUPPLY RECORD DRAWINGS TO THE LOCAL MUNICIPALITY.

11. **INSTRUCTIONS TO CONTRACTORS FROM CONSULTANT**
    THE CONTRACTOR SHALL ONLY ACCEPT INSTRUCTIONS, EITHER VERBAL OR WRITTEN, FROM AUTHORIZED PERSONNEL OF PEARSON, BROWN & ASSOCIATES, INC. THE PERSONNEL SO AUTHORIZED TO ISSUE INSTRUCTIONS TO CONTRACTORS ARE EXCLUSIVELY RONALD ADAMS, GUS ZOGRAFOS AND JOHN F. CERBUS, NOT WITHOUT OWNERS PERMISSION.

12. **APPLICATION FOR PAYMENT**
    IF APPROVAL BY THE CONSULTANT AND THE MUNICIPALITY IS REQUIRED FOR THE PROCESSING OF THE APPLICATION FOR PAYMENT, THEN CONTRACTOR SHALL SUBMIT TO CONSULTANT AN APPLICATION FOR PAYMENT ACCEPTABLE TO CONSULTANT AND SHALL PROVIDE TO THE CONSULTANT ANY AND ALL INFORMATION PERTINENT TO SAID APPLICATION WHETHER REQUESTED SPECIFICALLY OR NOT. CONSULTANT'S APPROVAL IS BASED ON WORK COMPLETED TO DATE OF APPLICATION SUBMITTAL. IF CONTRACTOR HAS AGREED BY CONTRACT AGREEMENT OR IN THE SCOPE OF WORK TO A QUANTITY OF EQUIPMENT WITH OPERATORS OR TO A NUMBER OF CREWS TO START WORK ON A SPECIFIC DATE AND PROCEED AS DIRECTED BY THE OWNER OR HIS REPRESENTATIVE, AND CONTRACTOR DOES NOT PROVIDE THE EQUIPMENT WITH OPERATORS OR THE NUMBER OF CREWS AS DIRECTED BY OWNER OR HIS REPRESENTATIVE, AND, AS A RESULT, CAUSES DELAYS TO THE PROJECT, THE OWNER OR HIS REPRESENTATIVE RESERVES THE RIGHT TO WITHHOLD APPROVAL FOR PAYMENT UNTIL SUCH TIME AS CONTRACTOR HAS COMPLIED WITH SAID CONTRACT AGREEMENT OR SCOPE OF WORK.

13. **RETENTION**
    ANY AND ALL APPLICATIONS FOR PAYMENT SUBMITTED TO CONSULTANT SHALL HAVE A TEN PERCENT (10%) RETAINER UNTIL SUCH TIME AS ONE HUNDRED PERCENT (100%) OF THE WORK REQUESTED OF SAID CONTRACTOR HAS BEEN COMPLETED. UPON COMPLETION OF ONE HUNDRED (100%) PERCENT OF THE WORK, THE RETENTION SHALL BE REDUCED TO FIVE (5%) UNTIL SUCH TIME AS CONTRACTOR HAS APPLIED FOR AND OBTAINED TESTING AND OBTAINED IN WRITING FINAL ACCEPTANCE FOR MAINTENANCE OF THIS WORK BY SAID GOVERNING AUTHORITIES. UPON TESTING, APPROVAL AND ACCEPTANCE OF THE WORK, THE RETENTION SHALL BE REDUCED TO TWO PERCENT (2%) UNTIL ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE AT WHICH TIME ALL MONIES DUE CONTRACTOR SHALL BE APPROVED FOR PAYMENT UNLESS CONTRACTOR HAD FAILED TO PERFORM IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS AND/OR WRITTEN OR VERBAL INSTRUCTIONS FROM ENGINEER REGARDING FAULTY MATERIAL AND/OR WORKMANSHIP.

14. **CONFLICT BETWEEN COMPONENT PARTS OR SPECIFICATIONS**
    IN THE EVENT THAT ANY PROVISION IN ANY OF THE FOLLOWING COMPONENT PARTS OF THESE SPECIFICATIONS CONFLICT WITH ANY PROVISION IN ANY OTHER OF THE COMPONENT PARTS, THE PROVISION IN THE COMPONENT PART FIRST LISTED BELOW SHALL GOVERN OVER ANY OTHER COMPONENT PART WHICH FOLLOWS IT, EXCEPT AS MAY OTHERWISE SPECIFICALLY BE STATED. SAID COMPONENT PARTS ARE THE FOLLOWING:
    A. SPECIAL PROVISIONS
    B. PLANS
    C. RECURRING SPECIAL PROVISIONS
    D. SUPPLEMENTAL SPECIFICATIONS
    E. STANDARD SPECIFICATIONS

15. **PERMITS**
    THE OWNER OR CONSULTANT SHALL MAKE APPLICATION FOR THE FOLLOWING PERMITS:
    MUNICIPALITY: WATERSHED DEVELOPMENT PERMIT
    IEPA: NOI

II. GENERAL NOTES

1. NO CONSTRUCTION PLANS SHALL BE USED FOR CONSTRUCTION UNLESS SPECIFICALLY MARKED 'FOR CONSTRUCTION'. PRIOR TO COMMENCEMENT OF CONSTRUCTION,THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AFFECTING THEIR WORK WITH THE ACTUAL CONDITIONS AT THE JOB SITE. IF THERE ARE ANY DISCREPANCIES FROM WHAT IS SHOWN ON THE CONSTRUCTION PLANS, HE MUST IMMEDIATELY REPORT SAME TO THE CONSULTANT BEFORE DOING ANY WORK, OTHERWISE THE CONTRACTOR ASSUMES FULL RESPONSIBILITY. IN THE EVENT OF DISAGREEMENT BETWEEN THE CONSTRUCTION PLANS, STANDARD SPECIFICATIONS AND/OR SPECIAL DETAILS, THE CONTRACTOR SHALL SECURE WRITTEN INSTRUCTIONS FROM THE CONSULTANT PRIOR TO PROCEEDING WITH ANY PART OF THE WORK AFFECTED BY OMISSIONS ORDISCREPANCIES. FAILING TO SECURE SUCH INSTRUCTION, THE CONTRACTOR WILL BE CONSIDERED TO HAVE PROCEEDED AT HIS OWN RISK AND EXPENSE. IN THE EVENT OF ANY DOUBT OR QUESTION ARISING WITH RESPECT TO THE TRUE MEANING OF THE CONSTRUCTION PLANS OR SPECIFICATIONS, THE DECISION OF THE CONSULTANT SHALL BE FINAL AND CONCLUSIVE.

2. THE CONTRACTOR SHALL MAKE ARRANGEMENTS FOR THE PROPER BRACING, SHORING AND OTHER REQUIRED PROTECTION OF ALL ROADWAYS BEFORE CONSTRUCTION BEGINS. HE SHALL BE RESPONSIBLE FOR ANY DAMAGE TO THE STREETS OR ROADWAYS AND ASSOCIATED STRUCTURES AND SHALL MAKE REPAIRS AS NECESSARY TO THE SATISFACTION OF THE CONSULTANT.

3. IF LINE AND GRADE STAKES ARE PROVIDED BY CONSULTANT, STAKES WILL BE SET AT THE OWNER'S EXPENSE ONE TIME AND ONE TIME ONLY. CONTRACTORS SHALL NOTIFY THE CONSULTANT THAT STAKES WILL BE NEEDED AT LEAST 3 WORKING DAYS IN ADVANCE OF STARTING THEIR WORK. (ADDITIONAL NOTIFICATION SHALL BE PROVIDED PRIOR TO THE START OF INITIAL PROJECT CONSTRUCTION OPERATIONS.) ANY AND ALL REQUIRED RESTAKING WILL BE PERFORMED BY THE CONSULTANT AT THE EXPENSE OF THAT CONTRACTOR REQUIRING THE RESTAKING. IT SHALL BE THE RESPONSIBILITY OF EACH CONTRACTOR TO PROTECT STAKES PROVIDED FOR HIS USE AND TO REPORT TO THE OWNER'S SUPERINTENDENT ANY SPECIFIC INSTANCES OF DAMAGED STAKES AND/OR MONUMENTS PROVIDED. LOT CORNER IRONS ARE TO BE CONSIDERED AS CONTROL.

   OFTEN TIMES, CURB GRADE STAKES ARE PLACED AT A 4' OFFSET TO BACK OF CURB AT THE REQUEST OF THE CONTRACTOR. IN MOST INSTANCES, THIS AREA IS LOCATED OVER THE WATERMAIN, SANITARY SEWER,OR STORM SEWER TRENCH, AND NOT SOLID GROUND. CURB GRADE STAKES MAY LOSE THEIR INTEGRITY DUE TO A RAIN EVENT, HEAVY MACHINERY TRAFFIC, AND THE LIKE.THEREFORE, THE CURB CONTRACTOR SHALL CHECK THE CURB GRADE STAKES DURING THE SETTING OF THE STRING LINE AND REPORT ANY IRREGULARITIES TO THE CONSULTANT. THE CURB CONTRACTOR SHALL ALSO VERIFY THAT ALL STAKES FOR CURB DEPRESSIONS (SIDEWALKS, DRIVEWAYS, BIKE PATHS, EMERGENCY ACCESSES, ETC.) ARE IN PLACE PRIOR TO POURING OF ANY CURB.

4. EASEMENTS FOR THE EXISTING UTILITIES, BOTH PUBLIC AND PRIVATE, AND UTILITIES WITHIN PUBLIC RIGHTS-OF-WAY ARE SHOWN ON THE PLANS ACCORDING TO AVAILABLE RECORDS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION IN THE FIELD OF THESE UTILITY LINES AND THEIR PROTECTION FROM DAMAGE DUE TO CONSTRUCTION OPERATIONS. IF EXISTING UTILITY LINES OF ANY NATURE ARE ENCOUNTERED WHICH CONFLICT IN LOCATION WITH NEW CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY THE CONSULTANT IMMEDIATELY SO THAT THE CONFLICT MAY BE RESOLVED.

5. WHENEVER THE PERFORMANCE OF WORK IS INDICATED ON THE PLANS, AND NO ITEM IS INCLUDED IN THE CONTRACT FOR PAYMENT, THE WORK SHALL BE CONSIDERED INCIDENTAL TO THE CONTRACT, AND NO ADDITIONAL COMPENSATION WILL BE ALLOWED.

6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ADEQUATE SIGNS, TRAFFIC CONTROL DEVICES, AND WARNING DEVICES TO INFORM AND PROTECT THE PUBLIC DURING ALL PHASES OF CONSTRUCTION. BARRICADES AND WARNING SIGNS SHALL BE PROVIDED IN ACCORDANCE WITH THE I.D.O.T. STANDARD SPECIFICATIONS. ADEQUATE LIGHTING SHALL BE MAINTAINED FROM DUSK TO DAWN AT ALL LOCATIONS WHERE CONSTRUCTION OPERATIONS WARRANT, OR AS DESIGNATED BY THE CONSULTANT, MUNICIPALITY OR GOVERNING AGENCY. ALL TRAFFIC CONTROL WORK SHALL BE DONE IN ACCORDANCE WITH THE I.D.O.T. HIGHWAY STANDARDS, AND THE FEDERAL HIGHWAY ADMINISTRATION'S "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES", LATEST EDITION.

7. CONTRACTORS SHALL KEEP PUBLIC STREET PAVEMENTS CLEAN OF DIRT AND DEBRIS AND, WHEN NECESSARY, CLEAN PAVEMENTS ON A DAILY BASIS.

8. PRIOR TO COMMENCEMENT OF UNDERGROUND CONSTRUCTION, THE GRADING CONTRACTOR SHALL OBTAIN FROM THE OWNER AND/OR CONSULTANT VERIFICATION OF ELEVATIONS TO PLUS OR MINUS ONE TENTH OF A FOOT (0.10') OF PROPOSED SUB-GRADE AND APPROVALS OF COMPACTION.

9. DURING CONSTRUCTION OPERATIONS THE CONTRACTOR SHALL ENSURE POSITIVE SITE DRAINAGE AT THE CONCLUSION OF EACH DAY. SITE DRAINAGE MAY BE ACHIEVED BY DITCHING, PUMPING OR ANY OTHER ACCEPTABLE METHOD. THE CONTRACTOR'S FAILURE TO PROVIDE THE ABOVE WILL PRECLUDE ANY POSSIBLE ADDED COMPENSATION REQUESTED DUE TO DELAYS OR UNSUITABLE MATERIALS CREATED AS A RESULT THEREOF.

10. IT SHALL BE THE RESPONSIBILITY OF EACH RESPECTIVE CONTRACTOR TO REMOVE FROM THE SITE ANY AND ALL MATERIALS AND DEBRIS WHICH RESULT FROM HIS CONSTRUCTION OPERATIONS AT NO ADDITIONAL EXPENSE TO THE OWNER.

11. THE CONSULTANT, MUNICIPALITY AND OWNER ARE NOT RESPONSIBLE FOR THE CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES, TIME OF PERFORMANCE, PROGRAMS OR FOR ANY SAFETY PRECAUTIONS USED BY THE CONTRACTOR. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR EXECUTION OF HIS WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS AND SPECIFICATIONS.

12. ELECTRIC,TELEPHONE, NATURAL GAS, AND OTHER UTILITY COMPANIES HAVE UNDERGROUND AND/OR OVERHEAD SERVICE FACILITIES IN THE VICINITY OF THE PROPOSED WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HAVING THE UTILITY COMPANIES LOCATE THEIR FACILITIES IN THE FIELD PRIOR TO CONSTRUCTION AND SHALL ALSO BE RESPONSIBLE FOR THE MAINTENANCE AND PRESERVATION OF THESE FACILITIES. THE CONTRACTOR SHALL CALL J.U.L.I.E AT (800)892-0123 AND THE MUNICIPALITY FOR UTLILTY LOCATIONS.

13. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO ARRANGE FOR THE RELOCATION OR BRACING OF EXISTING UTILITY POLES THAT MAY BE WITHIN THE WORKING LIMITS OF THE CONTRACT. IT IS EXPRESSLY UNDERSTOOD THAT ALL WORK AND COSTS CONNECTED WITH THESE UTILITY POLES, THEIR TEMPORARY RELOCATIONS, ETC., SHALL BE THE RESPONSIBILITY OF THE OWNER/DEVELOPER OR RELEVANT CONTRACTOR.

14. ALL PAVEMENT, CURB AND GUTTER, DRIVEWAYS, SIDEWALKS, TREES, SHRUBS, BUSHES, LAWNS, FENCES, AND ALL OTHER STRUCTURES REQURIED TO BE REMOVED, SHALL BE REPLACED AND/OR RESTORED AS DIRECTED BY THE OWNER TO ORIGINAL CONDITION. ALL RESTORATION NOT COVERED IN THE CONTRACT QUANTITIES OR SPECIFICATIONS SHALL BE CONSIDERED AS INCIDENTAL TO THE CONTRACT.

15. THE CONTRACTOR SHALL COMPLY WITH ALL STATE AND FEDERAL SAFETY REGULATIONS AS OUTLINED IN THE LATEST REVISIONS OF THE FEDERAL CONSTRUCTION SAFETY STANDARDS (SERIES 1926) AND WITH APPLICABLE PROVISIONS AND REGULATIONS OF THE OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA)STANDARDS OF THE WILLIAMS STELGER OCCUPATIONAL HEALTH STATE SAFETY ACT OF 1970(REVISED). THE CONTRACTOR, CONSULTANT AND OWNER SHALL EACH BE RESPONSIBLE FOR HIS OWN RESPECTIVE AGENTS AND EMPLOYEES.

16. CHANGES IN THE CONSULTANT'S ENGINEERING PLANS MUST BE APPROVED BY BOTH THE DESIGN CONSULTANT AND THE MUNICIPAL ENGINEER. A WRITTEN REQUEST, ACCOMPANIED BY REVISED ENGINEERING PLANS, IS TO BE SUBMITTED TO BOTH AND APPROVED BY BOTH BEFORE CHANGES ARE STARTED.

17 DRAIN TILES MAY EXIST ON THE SUBJECT PROPERTY; THEIR LOCATIONS MAY BE KNOWN AND/OR UNKNOWN AND MAY EXTEND OFFSITE EITHER UPSTREAM OR DOWNSTREAM. ALL EXISTING ONSITE MAINLINE DRAIN TILES SHALL BE ABANDONED BY TRENCH REMOVAL PRIOR TO OTHER DEVELOPMENT ACTIVITIES. IF ANY EXISTING DRAIN TILE (MAINLINE, SUB-MAIN OR LATERAL) CONTINUE OFFSITE TO UPLAND WATERSHEDS,THE CONTRACTOR (GRADING AND/OR UNDERGROUND) SHALL NOTIFY CONSULTANT FOR DIRECTION AND MUST MAINTAIN DRAINAGE SERVICE DURING CONSTRUCTION UNTIL NEW STORM SEWER CAN BE INSTALLED FOR A PERMANENT CONNECTION OR BE REROUTED WITH NEW PIPE OF SIMILAR SIZE, MATERIAL, CAPACITY AND GRADIENT AND PUT INTO ACCEPTABLE OPERATION. SUCH CONNECTION OR RELOCATION SHALL BE RECORDED ON "RECORD DRAWINGS". NORMAL CONSTRUCTION ACTIVITY INCLUDING GRADING, UNDERGROUND PIPING AND BUILDING EXCAVATION SHOULD ADEQUATELY REMOVE OR TAKE OUT OF SERVICE ONSITE SUB-MAINS AND LATERALS. THE COST OF THE ABOVE WORK NOT INCLUDED IN THE SCHEDULE OF QUANTITIES SHALL BE CONSIDERED AS INCIDENTAL TO THE CONTRACT AND NO ADDITIONAL COMPENSATION WILL BE ALLOWED.

III. EARTHWORK

1. WORK UNDER THIS SECTION SHALL INCLUDE BUT NOT BE LIMITED TO THE FOLLOWING:
   A. CLEARING AND REMOVAL OF ALL UNDESIRABLE TREES AND OTHER VEGETATIVE GROWTH WITHIN THE CONSTRUCTION AREA. TREE REMOVAL SHALL BE AS DESIGNATED BY THE OWNER AND SHALL BE KEPT TO A MINIMUM.
   B. STRIPPING OF TOPSOIL FROM ALL STREET, DRIVEWAY, PARKING LOT, RIGHT-OF-WAY, BUILDING PAD, AND OTHER DESIGNATED STRUCTURAL AREAS.
   C. STOCKPILING OF TOPSOIL AT LOCATIONS AS DIRECTED BY THE OWNER AND APPROVED BY MUNICIPALITY. TOPSOIL STOCKPILED FOR FUTURE USE SHALL BE RELATIVELY FREE FROM LARGE ROOTS, STICKS, WEEDS, BRUSH, STONES LARGER THAN ONE (1) INCH DIAMETER, OR OTHER LITTER AND WASTE PRODUCTS INCLUDING EXTRANEOUS MATERIALS NOT CONDUCIVE TO PLANT GROWTH.
   D. REMOVING UNSUITABLE MATERIALS AS SPECIFIED FROM ROADWAY,DRIVEWAY/PARKING, BUILDING PAD,AND OTHER DESIGNATED AREAS.
   E. DEMOLITION AND REMOVAL OF EXISTING BUILDINGS AND/OR PAVEMENTS INCLUDING OFFSITE DISPOSAL OF SAME,AT A DUMP SITE AS SELECTED BY THE CONTRACTOR.
   F. CLAY CUT AND CLAY FILL WITH COMPACTION WITHIN ROADWAY,DRIVEWAY/PARKING, BUILDING PAD, AND OTHER DESIGNATED AREAS.
   G. EXCAVATION AND GRADING OF THE OPEN SPACE AND/OR YARD AREAS PER PLAN INCLUDING DETENTION FACILITIES, BERMS, ETC.
   H. PLACEMENT AND COMPACTION OF CLAY TO THE DESIGN SUBGRADE ELEVATIONS AS REQUIRED BY THE STANDARDS AND DETAILS ON THE CONSTRUCTION PLANS.
   I. PLACEMENT AND COMPACTION OF NON-STRUCTURAL FILLS.
   J. IF REQUIRED, REMOVAL FROM SITE AND DISPOSAL OF ANY EXCESS OR UNSUITABLE MATERIAL UPON COMPLETION OF MASS GRADING.
   K. SOIL EROSION CONTROL MEASURES IN ACCORDANCE WITH THE APPLICABLE SPECIFICATIONS.
   L. ANY EXISTING WELLS ENCOUNTERED SHALL BE EXPOSED AND SEALED 3-FEET BELOW PROPOSED FINISH GRADE BY THE CONTRACTOR IN ACCORDANCE WITH SECTION 920.120 OF THE ILLINOIS WATER CONSTRUCTION CODE, DEPARTMENT OF PUBLIC HEALTH, LATEST EDITION, AND ALL APPLICABLE LOCAL RULES AND REGULATIONS
   M. ANY EXISTING SEPTIC TANKS AND GREASE TRAPS ENCOUNTERED SHALL HAVE ALL LIQUIDS AND SOLIDS REMOVED AND DISPOSED OF BY A LICENSED COMMERCIAL HAULER IN ACCORDANCE WITH GOVERNMENTAL JURISDICTIONAL ENTITY REGULATIONS, AND THE TANK AND GREASE TRAPS SHALL THEN BE FILLED WITH SUITABLE MATERIALS OR REMOVED FROM THE SITE AND DISPOSED OF BY THE CONTRACTOR.

2. THE QUANTITIES GIVEN IN THE CONSULTANT'S SUMMARY FOR EARTHWORK ARE INTENDED AS A GUIDE FOR THE CONTRACTOR IN DETERMINING THE SCOPE OF THE COMPLETED PROJECT. IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE ALL MATERIAL QUANTITIES AND APPRISE HIMSELF OF ALL SITE CONDITIONS. THE CONTRACT PRICE SUBMITTED BY THE CONTRACTOR SHALL BE CONSIDERED AS LUMP SUM FOR THE COMPLETE PROJECT. NO CLAIMS FOR EXTRA WORK WILL BE RECOGNIZED UNLESS ORDERED IN WRITING BY THE OWNER.

3. PRIOR TO ONSET OF GRADING OPERATIONS, THE EARTHWORK CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE SOIL EROSION CONTROL SPECIFICATIONS. THE INITIAL ESTABLISHMENT OF EROSION CONTROL PROCEDURES AND THE PLACEMENT OF FILTER FENCING, ETC. TO PROTECT ADJACENT PROPERTY SHALL OCCUR BEFORE MASS GRADING BEGINS, AND IN ACCORDANCE WITH THE SOIL EROSION CONTROL PLANS AND CONSTRUCTION SCHEDULE.

4. PRIOR TO COMMENCEMENT OF GRADING ACTIVITIES, A "SNOW FENCE" SHALL BE ERECTED AROUND ANY TREE DESIGNATED ON THE PLANS TO BE PRESERVED. SAID FENCE SHALL BE PLACED IN A CIRCLE CENTERED AROUND THE TREE, THE DIAMETER OF WHICH SHALL BE SUCH THAT THE ENTIRE DRIP ZONE (EXTENT OF FURTHEST EXTENDING BRANCHES) SHALL BE WITHIN THE FENCE LIMITS. THE EXISTING GRADE WITHIN THE FENCED AREA SHALL NOT BE DISTURBED. THE TREE-PROTECTION FENCING SHALL BE INSTALLED AND MAINTAINED BY A DESIGNATED, RESPONSIBLE CONTRACTOR.

5. THE GRADING OPERATIONS ARE TO BE CLOSELY SUPERVISED AND INSPECTED, PARTICULARLY DURING THE REMOVAL OF UNSUITABLE MATERIAL AND THE CONSTRUCTION OF EMBANKMENTS, DETENTION POND BERMS OR BUILDING PADS, BY THE SOILS ENGINEER OR HIS REPRESENTATIVE. ALL TESTING, INSPECTION AND SUPERVISION OF SOIL QUALITY, UNSUITABLE REMOVAL AND ITS REPLACEMENT AND OTHER SOILS RELATED OPERATIONS SHALL BE ENTIRELY THE RESPONSIBILITY OF THE SOILS ENGINEER. THE SOILS ENGINEER SHALL PROVIDE AS-BUILT INFORMATION VERIFYING THAT THE CONSTRUCTION CONDITION OF DETENTION POND EARTHEN IMPOUNDMENTS MEET THE DESIGN REQUIREMENTS.

6. OMITTED.

7. THE GRADING AND CONSTRUCTION OF THE SITE IMPROVEMENTS SHALL NOT CAUSE PONDING OF STORM WATER. ALL AREAS ADJACENT TO THESE IMPROVEMENTS SHALL BE GRADED TO ALLOW POSITIVE DRAINAGE.

8. THE SELECTED STRUCTURAL FILL MATERIAL SHALL BE PLACED IN LEVEL UNIFORM LAYERS SO THAT THE COMPACTED THICKNESS IS APPROXIMATELY SIX INCHES (6"); IF COMPACTION EQUIPMENT DEMONSTRATES THE ABILITY TO COMPACT GREATER THICKNESSES, THEN A GREATER THICKNESS MAY BE SPECIFIED. EACH LAYER SHALL BE THOROUGHLY MIXED DURING SPREADING TO ENSURE UNIFORMITY.

9. EMBANKMENT MATERIAL WITHIN DETENTION POND BERMS, BUILDING PADS, ROADWAYS, DRIVEWAYS, PARKING LOTS, AND OTHER STRUCTURAL CLAY FILL AREAS SHALL BE COMPACTED TO A MINIMUM OF NINETY FIVE PERCENT (95%) OF MAXIMUM DENSITY IN ACCORDANCE WITH ASTM SPECIFICATION D-1557 (MODIFIED PROCTOR METHOD), OR TO SUCH OTHER DENSITY AS MAY BE DETERMINED APPROPRIATE BY THE SOILS ENGINEER.

10. EMBANKMENT MATERIAL (RANDOM FILL) WITHIN NON-STRUCTURAL FILL AREAS SHALL BE COMPACTED TO A MINIMUM OF NINETY PERCENT (90%) OF MAXIMUM DENSITY IN ACCORDANCE WITH ASTM SPECIFICATION D-1557 (MODIFIED PROCTOR METHOD).

11. THE SURFACE VEGETATION, TOPSOIL, AND ANY OBVIOUSLY SOFT UNDERLYING SOIL SHOULD BE STRIPPED FROM ALL AREAS TO RECEIVE CLAY FILL. IF THE UNDERLYING SUBGRADE SOILS RUT DEEPER THAN ONE INCH UNDER THE CONSTRUCTION EQUIPMENT OR IF THE MOISTURE CONTENT EXCEEDS THAT NEEDED FOR PROPER COMPACTION, THE SOIL SHALL BE SCARIFIED, DRIED AND RECOMPACTED TO THE REQUIRED SPECIFICATIONS (SEE SECTION 212.03 OF THE I.D.O.T. SPECIFICATIONS).

12. ALL PAVEMENT SUBGRADE SHALL HAVE A MINIMUM IBR OF 3.0 AS DETERMINED BY THE SOILS ENGINEER. THE PROPOSED PAVEMENT DESIGN HAS BEEN BASED ON A MIN. IBR OF 3.0, THEREFORE, IF AREAS OF PAVEMENT SUBGRADE ARE ENCOUNTERED WHICH DO NOT PROVIDE A MINIMUM IBR OF 3.0, SUB-GRADE REPLACEMENT OR PAVEMENT DESIGN REVISIONS SHALL BE PROVIDED WHICH ARE ADEQUATE TO OBTAIN EQUIVALENT PAVEMENT STRENGTH, AS DETERMINED BY THE CONSULTANT AND SOILS ENGINEER.

13. GRADING FOR PROPOSED PAVEMENT SUBGRADE AREAS, BUILDING PADS, AND YARD/OPEN SPACE AREAS SHALL BE WITHIN A TOLERANCE OF PLUS OR MINUS ONE TENTH OF A FOOT (0.1') OF DESIGN SUBGRADE ELEVATIONS.

14. THE SUBGRADE FOR PROPOSED STREET AND PAVEMENT AREAS SHALL BE PROOF-ROLLED BY THE CONTRACTOR AND ANY UNSTABLE AREAS ENCOUNTERED SHALL BE REMOVED AND REPLACED AS DIRECTED BY THE CONSULTANT, MUNICIPAL INSPECTOR OR SOILS ENGINEER.

15. UPON COMPLETION OF THE MASS-GRADING IMPROVEMENTS, THE EXCAVATION CONTRACTOR SHALL RESPREAD A 6-INCH LAYER OF TOPSOIL ON ALL DESIGNATED LANDSCAPE AREAS (BERMS, PONDS, PARKS, ETC.).

16. RIP RAP MATERIAL PLACED IN CONJUNCTION WITH THE EARTHWORK IMPROVEMENTS SHALL CONFORM TO SECTION 705 OF THE I.D.O.T. SPECIFICATIONS.

17. SOIL BORING REPORTS, AVAILABLE AT THE OFFICE OF THE CONSULTANT AND THE OWNER, ARE SOLELY FOR THE INFORMATION AND GUIDANCE OF THE CONTRACTORS AND THE OWNER AND CONSULTANT MAKE NO REPRESENTATION OR WARRANTY REGARDING THE INFORMATION CONTAINED IN THE BORING LOGS. THE CONTRACTOR SHALL MAKE HIS OWN INVESTIGATIONS AND SHALL PLAN HIS WORK ACCORDINGLY. ARRANGEMENTS TO ENTER THE PROPERTY DURING THE BIDDING PHASE MAY BE MADE UPON REQUEST OF THE OWNER. THERE WILL BE NO ADDITIONAL PAYMENT FOR EXPENSES INCURRED BY THE CONTRACTOR RESULTING FROM ADVERSE SOIL OR GROUND WATER CONDITIONS.

IV. UNDERGROUND

GENERAL

1. WORK UNDER THIS SECTION SHALL INCLUDE TRENCHING, INSTALLATION OF PIPE, CASTINGS, STRUCTURES, BACKFILLING OF TRENCHES AND COMPACTION, AND TESTING AS SHOWN ON THE CONSTRUCTION PLANS. FITTINGS AND ACCESSORIES NECESSARY TO COMPLETE THE WORK MAY NOT BE SPECIFIED BUT SHALL BE CONSIDERED AS INCIDENTAL TO THE COST OF THE CONTRACT.

2. ALL SEWER AND WATER MAIN SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE "STANDARD SPECIFICATIONS FOR SEWER AND WATER CONSTRUCTION IN ILLINOIS," LATEST EDITION, AND THE ILLINOIS RECOMMENDED STANDARDS FOR SEWAGE WORKS, LATEST EDITION AND THE STANDARD SPECIFICATIONS AND CONSTRUCTION DETAILS AND ORDINANCES OF THE GOVERNING MUNICIPALITY AND THE SANITARY DISTRICT AS APPLICABLE.

3. ROUGH GRADING TO WITHIN ONE TENTH OF A FOOT (0.10') OF FINISHED SUBGRADE SHALL BE COMPLETED PRIOR TO COMMENCEMENT OF UNDERGROUND UTILITY INSTALLATION.

4. ALL UTILITY TRENCHES BENEATH PROPOSED OR EXISTING PAVEMENT, DRIVEWAYS, SIDEWALKS AND FOR A DISTANCE OF TWO FEET ON EITHER SIDE OF SAME, OR WITHIN THE ZONE OF INFLUENCE WHICHEVER IS GREATER AND/OR WHEREVER ELSE SHOWN ON THE CONSTRUCTION PLAN SHALL BE BACKFILLED WITH SELECT GRANULAR BACKFILL (CA-6) AND THOROUGHLY COMPACTED IN ACCORDANCE WITH SPECIFICATIONS.

5. 'BAND-SEAL' OR SIMILAR FLEXIBLE TYPE COUPLINGS SHALL BE USED WHEN CONNECTING SEWER PIPES OF DIS-SIMILAR MATERIALS. WHEN CONNECTING TO AN EXISTING SEWER MAIN BY MEANS OTHER THAN AN EXISTING WYE, TEE, OR AN EXISTING MANHOLE, THE FOLLOWING METHOD SHALL BE USED: WITH THE PIPE CUTTER, NEATLY AND ACCURATELY CUT OUT DESIRED LENGTH OF PIPE FOR INSERTION OF PROPER FITTING, USING "BAND-SEAL" OR SIMILAR COUPLINGS AND SHEAR RINGS AND CLAMPS TO HOLD IT FIRMLY IN PLACE. MISSION COUPLINGS SHALL BE THE LENGTH OF BOOT APPROXIMATELY EQUAL TO THE PIPE DIAMETER. FOLLOW THE MANUFACTURER'S RECOMMENDATIONS FOR THE INSTALLATION.

6. ALL FLOOR DRAINS AND FLOOR DRAIN SUMP PUMPS SHALL DISCHARGE INTO THE SANITARY SEWER.

7. ALL DOWNSPOUTS, FOOTING DRAINS AND SUBSURFACE STORM WATERS SHALL DISCHARGE INTO THE STORM SEWER OR ONTO THE GROUND.

8. THE UNDERGROUND CONTRACTOR SHALL DEPOSIT AND LEVEL ALL SEWER SPOIL ON-SITE AS DIRECTED BY THE CONSULTANT OR OWNER. THE UNDERGROUND CONTRACTOR SHALL RETURN THE PAVEMENT SUB-GRADE TO WITHIN A TOLERANCE OF PLUS OR MINUS ONE QUARTER FOOT (0.25') IN ELEVATION AND THE 95% COMPACTION OF THE MAXIMUM DENSITY SHOWN ON THE DRY WEIGHT CURVE DETERMINED BY THE MODIFIED PROCTOR ANALYSIS AS LEFT BY THE GRADING CONTRACTOR. THIS WORK SHALL BE CONSIDERED AS INCIDENTAL TO THE UNDERGROUND CONTRACT.

9. THE UNDERGROUND CONTRACTOR SHALL BE RESPONSIBLE FOR DEWATERING ANY EXCAVATION FOR THE INSTALLATION OF THE SEWER OR WATER SYSTEMS. ANY DEWATERING ENCOUNTERED SHALL BE INCIDENTAL TO THE RESPECTIVE UNDERGROUND UTILITY.

10. ANY ANTICIPATED COST OF SHEETING SHALL BE REFLECTED IN THE CONTRACT AMOUNTS. NO ADDITIONAL COST WILL BE ALLOWED FOR SHEETING OR BRACING.

11. STRUCTURES FOR SANITARY AND STORM SEWERS AND VALVE VAULTS FOR WATER MAINS SHALL BE IN ACCORDANCE WITH THESE IMPROVEMENT PLANS AND THE APPLICABLE STANDARD SPECIFICATIONS. WHERE GRANULAR TRENCH BACKFILL IS REQUIRED AROUND THESE STRUCTURES, THE COST SHALL BE CONSIDERED AS INCIDENTAL AND SHALL BE INCLUDED IN THE CONTRACT UNIT PRICE FOR THE STRUCTURE.

12. FRAMES AND LIDS (OR GRATES) FOR SANITARY, WATER MAIN AND STORM SEWER STRUCTURES SHALL BE AS INDICATED WITHIN THESE IMPROVEMENT PLANS. (SEE CONSTRUCTION STANDARDS).

13. ALL STRUCTURES SHALL HAVE A MINIMUM OF 3-INCHES OF ADJUSTING RINGS AND A MAXIMUM OF 8-INCHES, UNLESS OTHERWISE NOTED.

14. ALL FRAMES FOR STORM SEWERS, SANITARY SEWERS, VALVE VAULT COVERS AND B-BOXES ARE TO BE ADJUSTED TO MEET FINAL FINISH GRADE UPON COMPLETION OF FINISHED GRADING AND FINAL INSPECTIONS. THIS ADJUSTMENT IS TO BE MADE BY THE UNDERGROUND CONTRACTOR AND THE COST IS TO BE CONSIDERED INCIDENTAL. THE UNDERGROUND CONTRACTOR SHALL INSURE THAT ALL ROAD AND PAVEMENT INLETS OR STRUCTURES (FRAMES AND GRATES) ARE AT FINISHED GRADE. ANY ADJUSTMENTS NECESSITATED BY THE CURB OR PAVING CONTRACTOR TO ACHIEVE FINAL RIM GRADE, RESULTING IN AN EXTRA FOR SAID ADJUSTMENTS, WILL BE CHARGED TO THE UNDERGROUND CONTRACTOR.

15. THE CONTRACTOR SHALL INSTALL A 4"X4"X8' POST ADJACENT TO THE TERMINUS OF THE SANITARY SERVICE, WATER MAIN SERVICE, STORM SERVICE, SANITARY MANHOLES, STORM MANHOLES, CATCH BASINS, INLETS, AND WATER VAULTS. THE POST SHALL EXTEND A MINIMUM OF 4-FEET ABOVE THE GROUND. THE TOP 12" OF SAID POST SHALL BE PAINTED AS FOLLOWS: SANITARY - RED; WATER MAIN - BLUE; STORM - GREEN.

16. RIP-RAP MATERIAL TO BE PROVIDED IN CONJUNCTION WITH THE UNDERGROUND IMPROVEMENTS SHALL CONFORM TO SECTION 705, OF THE IDOT SPECIFICATIONS.

17. THE UNDERGROUND CONTRACTOR SHALL PROVIDE OWNER WITH THE LOCATION OF EACH BUILDING SERVICE AT THE TIME OF INSTALLATION. UPON COMPLETION OF ALL SERVICES, THE CONTRACTOR SHALL PROVIDE THE OWNER AND THE MUNICIPALITY A FINAL COMPILATION OF ALL SERVICE LOCATION RECORDS ACCEPTABLE TO THE OWNER AND TO THE MUNICIPALITY. ALL FUTURE EXTENSIONS AND CONNECTIONS OF SERVICES TO BUILDINGS SHALL BE DONE BY OTHERS. THE LOCATION SHALL BE INDICATED ON THE PLANS BY INCLUDING THE SERVICE LOCATION RECORDS. RELOCATION OF SERVICES, NOT FOUND AT LOCATIONS INDICATED BY RECORDS, SHALL BE THE RESPONSIBILITY OF THE UNDERGROUND CONTRACTOR AT NO COST TO THE OWNER.

SANITARY SEWER SEE "VILLAGE OF HUNTLEY GENERAL NOTES"

WATER MAIN SEE "VILLAGE OF HUNTLEY GENERAL NOTES"

STORM SEWER SEE "VILLAGE OF HUNTLEY GENERAL NOTES"

V. PAVING, CURB, AND WALKS

SEE ALSO "VILLAGE OF HUNTLEY GENERAL NOTES"

1. WORK UNDER THIS SECTION SHALL INCLUDE FINAL SUB GRADE SHAPING AND PREPARATION: FORMING, JOINTING, PLACEMENT OF ROADWAY AND PAVEMENT, BASE COURSE MATERIALS AND SUBSEQUENT BINDER AND/OR SURFACE COURSES; PLACEMENT, FINISHING AND CURING OF CONCRETE; FINAL CLEAN-UP; AND ALL RELATED WORK.

2. ALL PAVING, SIDEWALK, AND CURB AND GUTTER WORK SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE IDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION AND THE MUNICIPAL CODES AND ORDINANCES.

3. SUBGRADE FOR PROPOSED PAVEMENT SHALL BE RETURNED BY THE UNDERGROUND CONTRACTOR TO WITHIN ONE QUARTER FOOT (0.25'), PLUS OR MINUS, OF PLAN ELEVATION. THE PAVING CONTRACTOR SHALL SATISFY HIMSELF THAT THE SUBGRADE HAS BEEN PROPERLY PREPARED AND THAT THE FINISH TOP SUBGRADE ELEVATION HAS BEEN GRADED WITHIN TOLERANCES ALLOWED IN THESE SPECIFICATIONS. UNLESS THE PAVING CONTRACTOR ADVISES THE OWNER AND ENGINEER IN WRITING PRIOR TO FINE GRADING FOR BASE COURSE CONSTRUCTION, IT IS UNDERSTOOD THAT HE HAS APPROVED AND ACCEPTS THE RESPONSIBILITY FOR THE SUBGRADE. PRIOR TO PLACEMENT OF PAVEMENT BASE MATERIALS, THE PAVING CONTRACTOR SHALL FINE GRADE THE SUB-GRADE SO AS TO ENSURE THE PROPER THICKNESS OF PAVEMENT COURSES. NO CLAIMS FOR EXCESS TONNAGE OF BASE MATERIALS DUE TO IMPROPER SUBGRADE PREPARATION WILL BE HONORED.

4. THE PAVING CONTRACTOR SHALL BE RESPONSIBLE FOR THE BACKFILLING OF THE CURB AND GUTTER. ALL CURB SHALL BE BACKFILLED AND COMPACTED FOR A DISTANCE OF FIVE FEET AT A GRADE OF 2% FLUSH WITH TOP OF CURB. THE COST FOR BACKFILLING SHALL BE CONSIDERED INCIDENTAL TO THE CONTRACT UNIT PRICE FOR LINEAL FEET OF CURB AND GUTTER.

5. THE PROPOSED PAVEMENT SHALL CONSIST OF THE SUB-BASE COURSE, BASE COURSE, HMA (HOT MIX ASPHALT) BINDER COURSE, AND HMA SURFACE COURSE, OF THE THICKNESS AND MATERIALS AS SPECIFIED ON THE CONSTRUCTION PLANS. A BITUMINOUS MATERIAL PRIME COAT OF THE TYPE AND AT THE RATE SPECIFIED ON THE CONSTRUCTION PLANS SHALL BE APPLIED TO THE SUB-BASE COURSE. UNLESS SHOWN AS A BID ITEM, PRIME COAT SHALL BE CONSIDERED AS INCIDENTAL TO THE COST OF THE CONTRACT. ALL PAVEMENT SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE IDOT STANDARD SPECIFICATIONS INCLUDING UPDATED PROVISIONS.

6. THE CONTRACTOR SHALL SUBMIT A BITUMINOUS MIX DESIGN TO THE SOILS ENGINEER PRIOR TO THE INSTALLATION OF THE BITUMINOUS MIX.

7. AFTER THE INSTALLATION OF THE BASE COURSE, ALL TRAFFIC SHALL BE KEPT OFF THE BASE UNTIL THE BINDER COURSE IS LAID. AFTER INSTALLATION OF THE BINDER COURSE (AND FOR PUBLIC IMPROVEMENTS AFTER THE BINDER COURSE HAS BEEN IN PLACE FOR ONE WINTER), AND UPON THE COMPLETION OF INSPECTION OF SAME AND APPROVAL BY THE MUNICIPALITY AND OWNER, THE PAVEMENT SHALL BE CLEANED, TESTED BY AN INDEPENDENT TESTING AGENCY SELECTED BY THE MUNICIPALITY PRIOR TO PLACEMENT OF THE SURFACE COURSE ALL DAMAGED AREAS IN THE BINDER, BASE OR CURB AND GUTTER SHALL BE REPAIRED TO THE SATISFACTION OF THE MUNICIPALITY AND OWNER, PRIOR TO LAYING THE SURFACE COURSE. THE PAVING CONTRACTOR SHALL PROVIDE WHATEVER EQUIPMENT AND MANPOWER IS NECESSARY, INCLUDING THE USE OF POWER BROOMS, TO PREPARE THE PAVEMENT FOR APPLICATION OF THE SURFACE COURSE. EQUIPMENT AND MANPOWER FOR CLEANING SHALL BE CONSIDERED AS INCIDENTAL TO THE PAVING CONTRACT. PRIME COAT FOR THE BINDER AND SURFACE COURSE SHALL ALSO BE CONSIDERED AS INCIDENTAL TO THE PAVING CONTRACT AND SHALL BE APPLIED TO THE BINDER AT A RATE OF 0.10 GALLONS PER SQUARE YARD AND 0.05 GALLONS PER SQUARE YARD FOR THE SURFACE.

8. N/A

9. CURBS SHALL BE DEPRESSED AT LOCATIONS WHERE PUBLIC WALKS/PEDESTRIAN PATHS INTERSECT CURB LINES AT STREET INTERSECTIONS AND OTHER LOCATIONS AS DIRECTED, FOR THE PURPOSE OF PROVIDING ACCESS TO THE DISABLED. (SEE CONSTRUCTION STANDARDS).

10. N/A

11. TESTING OF THE SUB-BASE, BASE COURSE, BINDER COURSE, SURFACE COURSE AND CONCRETE WORK SHALL BE REQUIRED IN ACCORDANCE WITH THE IDOT STANDARD SPECIFICATIONS, INCLUDING UPDATED PROVISIONS AND IN ACCORDANCE WITH THE SPECIFIC REQUIREMENTS OF THE MUNICIPALITY. A QUALIFIED TESTING FIRM SHALL BE EMPLOYED BY THE DEVELOPER AND APPOINTED BY THE MUNICIPALITY TO PERFORM THE REQUIRED TESTS AND PROVIDE THE RESULTS TO THE CONSULTING ENGINEER AND THE MUNICIPALITY.

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SPECIFICATIONS & NOTES

SHEET NUMBER

2

OF 26 SHEETS

JOB No. 2121

VILLAGE OF HUNTLEY GENERAL NOTES

PROJECT INITIATION

1. A PRE-CONSTRUCTION MEETING SHALL BE CONDUCTED WITH THE VILLAGE OF HUNTLEY STAFF AND ALL CONTRACTORS PRIOR TO COMMENCING CONSTRUCTION ACTIVITIES. MEETING SHALL BE SCHEDULED WITH THE DEVELOPMENT SERVICES DEPARTMENT (847) 515-5200.
2. 24-HOUR EMERGENCY CONTACT NUMBERS SHALL BE PROVIDED TO THE VILLAGE OF HUNTLEY AT THE PRE-CONSTRUCTION MEETING.
3. PRIOR TO THE COMMENCEMENT OF WORK THE DEVELOPER RESPONSIBLE FOR CONSTRUCTION OF IMPROVEMENTS SHALL FILE WITH THE VILLAGE CLERK A CERTIFICATE OF INSURANCE PER THE VILLAGE'S SUBDIVISION REGULATIONS REQUIREMENTS.
4. PRIOR TO THE COMMENCEMENT OF WORK ALL CONTRACTORS PERFORMING WORK ON THE SITE SHALL BE REGISTERED WITH THE VILLAGE'S BUILDING DEPARTMENT.
5. WORKING HOURS SHALL BE BETWEEN THE HOURS IDENTIFIED IN THE VILLAGE OF HUNTLEY'S NOISE SECTION OF THE MUNICIPAL CODE LOCATED IN CHAPTER 130.09.
6. PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES AN APPROVED IEPA NPDES PERMIT SHALL BE OBTAINED AND A COPY FORWARDED TO THE VILLAGE OF HUNTLEY'S PUBLIC WORKS AND ENGINEERING DEPARTMENTS.
7. PRIOR TO THE COMMENCEMENT OF ANY EXCAVATION, THE CONTRACTOR SHALL CALL "JULIE" AT 8-1-1 FOR FIELD LOCATIONS OF BURIED ELECTRIC, TELEPHONE, GAS AND CABLE TELEVISION FACILITIES. (2 WORKING DAY NOTIFICATION IS REQUIRED.) THE CONTRACTOR SHALL BE RESPONSIBLE TO CONTACT ANY INDIVIDUAL PRIVATE UTILITY ENTITY NOT MEMBERS OF THE "JULIE" LOCATE SERVICE.
8. LIMITED INVESTIGATION OF SUBSURFACE CONDITIONS AT THE PROPOSED SITE OF WORK HAS BEEN MADE FOR THE PURPOSE OF DESIGN. THE VILLAGE OF HUNTLEY, ITS AGENTS OR CONSULTANTS ASSUME NO RESPONSIBILITY WHATSOEVER WITH RESPECT TO THE SUFFICIENCY OR ACCURACY OF THESE PRELIMINARY INVESTIGATIONS, NOR THEIR INTERPRETATION, AND THERE IS NO GUARANTEE, EITHER EXPRESSED OR IMPLIED THAT CONDITIONS INDICATED ARE REPRESENTATIVE OF THOSE EXISTING THROUGHOUT THE WORK OR ANY PART OF IT, OR THAT UNFORESEEN DEVELOPMENTS MAY OCCUR.
9. THE CONTRACTOR SHALL COORDINATE INSPECTIONS AND TESTING OF THE PROPOSED IMPROVEMENTS WITH THE VILLAGE OF HUNTLEY'S ENGINEERING AND DEVELOPMENT SERVICES DEPARTMENTS AT LEAST ONE BUSINESS WORKING DAY IN ADVANCE.
10. NO CONSTRUCTION PLANS MAY BE USED UNLESS STAMPED "FOR CONSTRUCTION" BY THE VILLAGE OF HUNTLEY. A STAMPED SET OF "FOR CONSTRUCTION" PLANS SHALL BE MAINTAINED ON THE SITE AT ALL TIMES.

GENERAL

1. IN CASE OF CONFLICTS THE VILLAGE OF HUNTLEY GENERAL NOTES AND STANDARD DETAILS SHALL TAKE PRECEDENCE OVER OTHER NOTES OR STANDARD DETAILS LOCATED ELSEWHERE WITHIN THE APPROVED ENGINEERING DRAWINGS.
2. ALL CONSTRUCTION SHALL BE DONE IN ACCORDANCE WITH THE "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION", LATEST REVISION; THE LATEST EDITION OF THE "ILLINOIS MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS", (MUTCD; THE "STANDARD SPECIFICATIONS FOR TRAFFIC CONTROL ITEMS", SSTCI); "THE STANDARD SPECIFICATIONS FOR WATER AND SEWER MAIN CONSTRUCTION IN ILLINOIS" LATEST EDITION; ADA STANDARDS FOR ACCESSIBLE DESIGN; THE VILLAGE OF HUNTLEY STANDARD DETAILS, THE VILLAGE OF HUNTLEY APPROVED MATERIAL LIST, SUBDIVISION REGULATIONS AND THE "SPECIAL PROVISIONS" INCLUDED IN THE CONTRACT DOCUMENTS. IN CASE OF CONFLICTING STANDARDS, GUIDELINES OR SPECIFICATIONS THE MORE RESTRICTIVE STANDARD, GUIDELINE OR SPECIFICATION SHALL GOVERN.
3. CODES OF THE IEPA TITLE 35, AND O.S.H.A. SHALL BE ADHERED TO FOR THE CONSTRUCTION OF THIS PROJECT.
4. ALL TRAFFIC CONTROL AND OTHER ADVISORY SIGNS NEEDED FOR CONSTRUCTION ARE TO BE FURNISHED BY THE CONTRACTOR IN ACCORDANCE WITH SECTION 700 OF THE STANDARD SPECIFICATIONS.
5. ALL REQUIRED PERMITS FROM THE PROPER GOVERNING AGENCY SHALL BE OBTAINED FOR CONSTRUCTION ALONG OR ACROSS EXISTING STREETS OR HIGHWAYS. THE CONTRACTOR SHALL MAKE ARRANGEMENTS FOR THE PROPER BRACING, SHEETING, SHORING AND OTHER REQUIRED PROTECTION OF ALL ROADWAYS BEFORE CONSTRUCTION BEGINS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO THE STREETS OR ROADWAYS AND ASSOCIATED STRUCTURES AND SHALL MAKE REPAIRS AS NECESSARY TO THE SATISFACTION OF THE AGENCY, AT THE CONTRACTOR'S OWN EXPENSE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ADEQUATE SIGNS AND WARNING DEVICES TO INFORM AND PROTECT THE PUBLIC.
6. THE CONTRACTOR SHALL PROVIDE AND MAINTAIN FENCING, BARRICADES, TRAFFIC CONTROL SIGNS, AND OTHER SAFETY MEASURES DURING THE COURSE OF ALL WORK TO PROTECT THE PUBLIC FROM ALL CONSTRUCTION OPERATIONS.
7. ACCESS TO ADJACENT STREETS DURING CONSTRUCTION SHALL BE MAINTAINED AT ALL TIMES. NO CLOSING OF STREETS UNLESS APPROVAL FIRST OBTAINED FROM THE AGENCY WITH JURISDICTION (VILLAGE ENGINEERING DEPARTMENT, KANE OR MCHENRY COUNTY DEPARTMENTS OF TRANSPORTATION, ILLINOIS DEPARTMENT OF TRANSPORTATION, ETC).
8. ANY DAMAGE TO THE PUBLIC RIGHT-OF-WAY, PUBLIC UTILITIES, STREETS, CURB, ETC. SHALL BE REPAIRED/REPLACED AS SOON AS POSSIBLE AND AS DIRECTED BY THE VILLAGE OF HUNTLEY.
9. THE USE OF VILLAGE FIRE HYDRANTS IS NOT ALLOWED. ONLY THE VILLAGE OF HUNTLEY'S DEPARTMENT OF PUBLIC WORKS MAY OPERATE EXISTING VALVES AND/OR HYDRANTS.
10. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL DIMENSIONS AND CONDITIONS EXISTING IN THE FIELD PRIOR TO ORDERING MATERIALS AND BEGINNING CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE VILLAGE OF HUNTLEY AND PROJECT ENGINEER OF ANY DISCREPANCIES IMMEDIATELY.
11. THE SAFE AND ORDERLY PASSAGE OF TRAFFIC AND PEDESTRIANS SHALL BE PROVIDED WHERE OPERATIONS ABUT PUBLIC THOROUGHFARES AND ADJACENT PROPERTY.

EROSION CONTROL

1. PUBLIC/PRIVATE STREETS SHALL BE KEPT FREE OF DIRT AND DEBRIS WITH REGULAR CLEANING, SWEEPING, AND SCRAPING CONDUCTED BY THE CONTRACTOR. GARBAGE AND DEBRIS SHALL NOT BE ALLOWED TO ACCUMULATE, BLOW, OR SCATTER ONTO STREETS OR ADJACENT PROPERTIES.
2. WHENEVER DURING CONSTRUCTION OPERATIONS ANY LOOSE MATERIAL IS DEPOSITED IN THE FLOW LINE OF DRAINAGE STRUCTURES SUCH THAT THE NATURAL FLOW OF WATER IS OBSTRUCTED, IT SHALL BE REMOVED AT THE CLOSE OF EACH WORKING DAY. AT THE CONCLUSION OF CONSTRUCTION OPERATIONS, ALL UTILITY STRUCTURES SHALL BE FREE FROM DIRT AND DEBRIS.
3. ALL SPECIFIED EROSION CONTROL MEASURES SHALL BE INSTALLED AND MAINTAINED PER THE REQUIREMENTS OF THE PROJECT'S SWPPP, KANE COUNTY STORMWATER ORDINANCE AND IN ACCORDANCE WITH THE ACTIVE PROJECT'S NPDES PERMIT.
4. CONTINUOUS MONITORING OF EROSION CONTROL MEASURES IS REQUIRED. MAINTAIN RECORDS OF INSPECTION REPORTS PER THE APPROVED IEPA NPDES PERMIT. COPIES OF THE INSPECTION REPORTS SHALL BE FORWARDED TO THE VILLAGE'S ENGINEERING DEPARTMENT ON A REGULAR BASIS.
5. THE CONTRACTOR SHALL IMPLEMENT ANY ADDITIONAL EROSION CONTROL MEASURES DEEMED NECESSARY BY SITE'S EROSION CONTROL INSPECTOR, THE STANDARDS OF THE VILLAGE OF HUNTLEY AND THE ILLINOIS URBAN MANUAL.
6. ALL STORM SEWER CATCH BASINS, SUMPS AND/OR RETENTION BASINS PROVIDED WITH THIS PROJECT ARE TO BE CLEANED AT THE END OF CONSTRUCTION OF THE PROJECT PRIOR TO FINAL ACCEPTANCE. CLEANING MAY ALSO BE REQUIRED DURING THE COURSE OF THE CONSTRUCTION OF THE PROJECT IF IT IS DETERMINED THAT THE SILT AND DEBRIS TRAPS ARE NOT PROPERLY FUNCTIONING AND THEIR PERFORMANCE IS IMPAIRED.

EARTHWORK

1. ALL REMOVAL OR EXCAVATION ITEMS BEING DISPOSED OF AT AN UNCONTAMINATED SOIL FILL OPERATION OR CLEAN CONSTRUCTION AND DEMOLITION DEBRIS (CCDD) FILL SITE SHALL MEET THE REQUIREMENTS OF 415ILCS 5/22.51. ALL COSTS ASSOCIATED WITH MEETING THESE REQUIREMENTS SHALL BE INCLUDED IN THE UNIT PRICE COST FOR THE ASSOCIATED REMOVAL OR EXCAVATION ITEMS IN THE CONTRACT. THESE COSTS SHALL INCLUDE BUT ARE NOT LIMITED TO ALL REQUIRED TESTING, LAB ANALYSIS, CERTIFICATION BY A LICENSED PROFESSIONAL ENGINEER, AND STATE AND LOCAL TIPPING FEES.
2. THE GRADING AND CONSTRUCTION OF THE PROJECT'S IMPROVEMENTS SHALL NOT CAUSE PONDING OF STORM WATER. ALL AREAS ADJACENT TO PROPOSED IMPROVEMENTS SHALL BE GRADED TO MAINTAIN POSITIVE DRAINAGE.
3. THE LOCATION OF ON-SITE TOPSOIL STOCKPILES SHALL BE IDENTIFIED ON THE APPROVED PLANS.
4. THE PROPOSED GRADING ELEVATIONS SHOWN ON THE PLANS ARE FINISHED GRADE. THE SPECIFIED DEPTH OF TOPSOIL IS TO BE PLACED BEFORE FINISHED GRADE ELEVATIONS ARE ACHIEVED.
5. EMBANKMENT MATERIAL WITHIN PARKWAY AND OPEN SPACE AREAS SHALL BE COMPACTED TO A MINIMUM OF NINETY PERCENT (90%) OF MAXIMUM DENSITY IN ACCORDANCE WITH ASTM SPECIFICATION D-1557 (MODIFIED PROCTOR METHOD), OR TO SUCH OTHER DENSITY AS MAY BE DETERMINED APPROPRIATE BY THE PROJECT'S GEOTECHNICAL ENGINEER. FILL SHALL BE MONITORED BY A GEOTECHNICAL ENGINEER ON-SITE WITH COMPACTION REPORTS FORWARDED TO THE ENGINEERING DEPARTMENT FOR REVIEW.
6. ALL SUBGRADE MATERIAL SHALL HAVE A MINIMUM IBR (ILLINOIS BEARING RATIO) OF 3.0 AS DETERMINED BY THE PROJECT'S GEOTECHNICAL ENGINEER, OR BASE REPLACEMENT AND PAVEMENT DESIGN REVISIONS SHALL BE PROVIDED WHICH ARE ADEQUATE TO OBTAIN EQUIVALENT PAVEMENT STRENGTH.
7. PROPOSED PAVEMENT AREAS, BUILDING PADS, DRIVEWAYS AND SIDEWALKS AND YARD/OPEN SPACE AREAS SHALL BE EXCAVATED OR FILLED TO PLUS OR MINUS 0.1 FOOT OF DESIGN SUBGRADE ELEVATIONS BY THE CONTRACTOR.
8. ANY BORROW PIT LOCATIONS SHALL BE IDENTIFIED ON THE APPROVED SITE PLANS AND FORWARDED TO THE ENGINEERING DEPARTMENT AT LEAST 24-HOURS PRIOR TO EXCAVATION. PROVIDE BACKFILL COMPACTION REPORTS FROM A GEOTECHNICAL ENGINEER AND AS-BUILT PLANS TO THE ENGINEERING DEPARTMENT FOR ANY BORROW PIT AREA. BACKFILL SHALL BE MONITORED BY A GEOTECHNICAL ENGINEER ON-SITE WITH COMPACTION REPORTS FORWARDED TO THE ENGINEERING DEPARTMENT FOR REVIEW.
9. A WATER TRUCK SHALL BE ON-SITE AT ALL TIMES DURING MASS GRADING OPERATIONS AND BE AVAILABLE AS NEEDED FOR THE PURPOSES OF DUST CONTROL AT THE REQUEST OF THE VILLAGE OF HUNTLEY.
10. TOPSOIL STOCKPILED FOR FUTURE USE SHALL BE RELATIVELY FREE FROM LARGE ROOTS, STICKS, WEEDS, BRUSH, STONES LARGER THAN ONE (1) INCH DIAMETER, OR OTHER LITTER AND WASTE PRODUCTS INCLUDING OTHER EXTRANEOUS MATERIALS NOT CONDUCIVE TO PLANT GROWTH.
11. TOPSOIL SHALL BE STOCKPILED IN SEQUENCE TO ELIMINATE ANY RE-HANDLING OR DOUBLE MOVEMENTS BY THE CONTRACTOR. NO MATERIAL SHALL BE STOCKPILED WITHIN EXISTING OR PROPOSED UTILITY EASEMENTS OR WITHIN THE PUBLIC RIGHT-OF-WAY.
12. TOPSOIL STOCKPILES SHALL BE LOCATED IN AREAS TO AVOID EROSION OF SAID STOCKPILE TO OFFSITE AREAS.

UTILITIES

1. THE CONTRACTOR SHALL COORDINATE INSPECTIONS AND TESTING OF WATER MAIN, WATER SERVICE, SANITARY SEWER, SANITARY SEWER SERVICES AND STORM SEWER WITH THE VILLAGE OF HUNTLEY'S ENGINEERING AND DEVELOPMENT SERVICES DEPARTMENTS AT LEAST 24 HOURS IN ADVANCE.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING THE OWNERS OF ALL EXISTING FACILITIES SO THAT THE UTILITIES AND THEIR APPURTENANCES MAY BE LOCATED AND ADJUSTED OR MOVED, IF NECESSARY, PRIOR TO THE START OF CONSTRUCTION OPERATIONS. THE CONTRACTOR SHALL COOPERATE WITH ALL UTILITY OWNERS AS PROVIDED FOR IN THE STANDARD SPECIFICATIONS.
3. THE LOCATIONS OF EXISTING VILLAGE OF HUNTLEY DRAINAGE STRUCTURES, STORM AND SANITARY SEWERS, WATER SERVICE LINES AND OTHER UTILITY LINES ARE APPROXIMATE, AND THE VILLAGE OF HUNTLEY DOES NOT GUARANTEE THEIR ACCURACY. THEIR EXACT HORIZONTAL AND VERTICAL LOCATIONS ARE TO BE DETERMINED IN THE FIELD BY THE CONTRACTOR.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UNDERGROUND OR SURFACE UTILITIES EVEN THOUGH THEY MAY NOT BE SHOWN ON THE PLANS. ANY UTILITY THAT IS DAMAGED DURING CONSTRUCTION SHALL BE REPAIRED OR REPLACED TO THE SATISFACTION OF THE OWNER, THE ENGINEER AND THE VILLAGE OF HUNTLEY. THIS WORK SHALL BE AT THE CONTRACTOR'S EXPENSE.
5. WHEN OPEN CUTTING IS ALLOWED OR OTHER PAVEMENT OPENING IS REQUIRED, BACKFILL SHALL BE PLACED PRIOR TO THE END OF THE WORKING DAY UNLESS OTHERWISE AUTHORIZED BY THE VILLAGE. ALL EXCAVATIONS SHALL BE BACKFILLED PER THE VILLAGE'S STANDARD TRENCH DETAIL. A TEMPORARY BITUMINOUS PATCH OF AT LEAST TWO INCHES IN THICKNESS SHALL BE CONSTRUCTED WITHIN 24 HOURS. IT IS UNDERSTOOD THAT THE 2 INCH BITUMINOUS PATCH IS ONLY TEMPORARY. THE TEMPORARY PATCH SHALL BE MAINTAINED BY THE CONTRACTOR. THE PERMANENT PAVEMENT REPAIR WILL BE COMPLETED NO LATER THAN 6 MONTHS AFTER EXCAVATION. IN LIEU OF A BITUMINOUS PATCH, A STEEL PLATE (MINIMUM OF ONE INCH OF THICKNESS) OVER THE EXCAVATION MAY BE APPROVED UPON REQUEST BY THE CONTRACTOR.
6. EXISTING STRUCTURES SHALL BE CIRCULAR CORED AND BOOTED WHEN EXISTING MANHOLES ARE TO BE TIED INTO.
7. ALL TRENCHES RESULTING FROM THE CONSTRUCTION OF STORM SEWERS, WATER MAINS, SANITARY SEWERS AND SERVICE PIPES SHALL BE BACKFILLED WITH COMPACTED TRENCH BACKFILL ACCORDING TO IDOT STANDARD SPECIFICATIONS, VILLAGE OF HUNTLEY'S STANDARD DETAIL AND STANDARD SPECIFICATIONS FOR WATER AND SEWER MAIN CONSTRUCTION IN ILLINOIS.
8. AT THE END OF EACH WORK DAY THE END OF ALL PARTIALLY COMPLETED SEWER OR WATER RUNS SHALL BE PLUGGED WITH A WATER TIGHT FITTING TO ENSURE SUBSURFACE WATER OR MATERIAL WILL NOT ENTER THE SEWER OR WATER SYSTEM.
9. PRECAST CONCRETE ADJUSTING RINGS ARE NOT TO EXCEED EIGHT (8) INCHES IN OVERALL HEIGHT AND SHALL BE USED IF AN ADJUSTMENT OF STRUCTURES TO THE FINISHED GRADE ESTABLISHED BY THE PROJECT ENGINEER IS NECESSARY. A MAXIMUM OF TWO (2) PRECAST CONCRETE ADJUSTING RINGS SHALL BE USED.
10. THE CONTRACTOR SHALL COOPERATE WITH THE VILLAGE IN ANY UNDERGROUND UTILITY CONSTRUCTION WHICH THE VILLAGE MAY WANT TO PLACE DURING THE CONTRACTOR'S OPERATIONS.
11. NO MANHOLES, INLETS, VALVE VAULTS OR OTHER TYPES OF STRUCTURES SHALL BE ALLOWED TO BE CONSTRUCTED IN RESIDENTIAL OR COMMERCIAL DRIVEWAYS OR SIDEWALKS.

PUBLIC WATER SYSTEM

1. AN IEPA CONSTRUCTION PERMIT MUST BE SECURED PRIOR TO BEGINNING CONSTRUCTION. THE NEW WATER MAIN SHALL NOT BE ACTIVATED UNTIL AN OPERATING PERMIT APPROVED BY THE IEPA HAS BEEN RETURNED TO THE VILLAGE.
2. ALL EXISTING VALVES MAINTAINED BY THE VILLAGE OF HUNTLEY SHALL BE OPERATED BY THE VILLAGE OF HUNTLEY DEPARTMENT OF PUBLIC WORKS PERSONNEL ONLY. UNAUTHORIZED USE SHALL SUBJECT THE OFFENDER TO ARREST AND PROSECUTION.
3. MINIMUM COVER FROM FINISHED GRADE TO TOP OF WATER MAIN SHALL BE MINIMUM OF FIVE (5) FEET; MAXIMUM COVER SHALL BE SIX (6) FEET.
4. FOR WATER MAIN SHUT OFFS, THE CONTRACTOR SHALL GIVE THE VILLAGE A MINIMUM OF 48 HOURS NOTICE. THE VILLAGE SHALL PROVIDE NOTIFICATION FORMS AND DETERMINE THE LIMIT OF THE AFFECTED AREAS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DISTRIBUTION OF THE NOTIFICATION FORMS TO ALL AFFECTED RESIDENTS, BUSINESSES AND PROPERTY OWNERS.
5. ALL WATER MAIN SHUT DOWNS SHALL BE PERFORMED BY THE VILLAGE OF HUNTLEY DEPARTMENT OF PUBLIC WORKS.
6. APPROVED RETAINER GLANDS AND THRUST BLOCKING SHALL BE INSTALLED ON WATER MAINS AT ALL BENDS, TEES, ELBOWS, ETC.
7. AN ILLINOIS LICENSED PLUMBER IS REQUIRED FOR ANY LIVE WATER MAIN TAP.
8. ALL DUCTILE IRON WATER MAINS MUST BE POLY-WRAPPED (8 MIL. THICKNESS).
9. <u>HYDROSTATIC TESTS.</u>
   - A. WHERE ANY SECTION OF A WATER LINE IS PROVIDED WITH CONCRETE THRUST BLOCKING FOR FITTINGS, THE HYDROSTATIC TESTS SHALL NOT BE MADE UNTIL AT LEAST FIVE DAYS AFTER INSTALLATION OF THE CONCRETE THRUST BLOCKING.
   - B. DISPOSAL OF WASTEWATER FROM HYDROSTATIC TESTS, AND FOR DISINFECTION, SHALL BE APPROVED IN ADVANCE BY THE VILLAGE PUBLIC WORKS AND ENGINEERING DEPARTMENTS. FULL BORE FLUSHING SHALL BE WITNESSED BY THE HUNTLEY FIRE PROTECTION DISTRICT (HFPD).
   - C. THE NEW WATER MAINS AND SERVICE LINES, INCLUDING VALVES AND HYDRANTS, SHALL BE SUBJECTED TO A HYDROSTATIC PRESSURE OF 125 PSI. THE TEST PRESSURE SHALL BE HELD FOR A DURATION OF ONE HOUR WITHOUT PRESSURE LOSS OR FURTHER PRESSURE APPLICATION.
   - D. EACH VALVE SHALL BE OPENED AND CLOSED SEVERAL TIMES DURING THE TEST.
   - E. CAREFUL EXAMINATION OF EXPOSED PIPE, JOINTS, FITTINGS, AND VALVES IS REQUIRED.
   - F. JOINTS SHOWING VISIBLE LEAKAGE SHALL BE REMADE OR REPLACED.
   - G. CRACKED PIPE, DEFECTIVE PIPE, AND CRACKED OR DEFECTIVE JOINTS, FITTINGS, AND VALVES SHALL BE REPLACED WITH APPROVED MATERIAL AND THE TEST REPEATED UNTIL RESULTS ARE SATISFACTORY.
10. <u>LEAKAGE TEST.</u>
    - A. A METERED LEAKAGE TEST SHALL BE CONDUCTED AFTER THE PRESSURE TEST HAS BEEN SATISFACTORILY COMPLETED.
    - B. DURATION OF EACH LEAKAGE TEST SHALL BE AT LEAST 24 HOURS. DURING THE TEST, WATER LINES SHALL BE SUBJECTED TO THE NORMAL WATER PRESSURE OF THE VILLAGE WATER SYSTEM.
    - C. MAXIMUM ALLOWABLE LEAKAGE SHALL CONFORM TO CURRENT IEPA LEAKAGE TESTING SPECIFICATIONS.
    - D. SHOULD ANY TEST OF PIPE DISCLOSE LEAKAGE GREATER THAN THE MAXIMUM ALLOWABLE AMOUNT, THE DEFECTIVE JOINT OR JOINTS SHALL BE LOCATED AND REPAIRED AND THE 24-HOUR METERED LEAKAGE TEST REPEATED UNTIL THE LEAKAGE IS WITHIN THE SPECIFIED ALLOWANCE.
11. <u>FIRE SUPPRESSION MAINS</u>. SUCH PIPE SHALL BE RATED TO MEET AND ACHIEVE THE 200-PSI TESTING PROCEDURES IN ACCORDANCE WITH HUNTLEY FIRE PROTECTION DISTRICT REQUIREMENTS. BOTH THE VILLAGE DIRECTOR OF PUBLIC WORKS AND ENGINEERING AND THE HUNTLEY FIRE PROTECTION DISTRICT INSPECTOR SHALL ONLY GRANT EXEMPTION TO THIS REQUIREMENT IN WRITING.
12. <u>DISINFECTION.</u>
    - A. AFTER ALL MAINS HAVE BEEN PRESSURE TESTED AND ACCEPTED BY THE VILLAGE, THE CONTRACTOR SHALL PROCEED TO DISINFECT THE MAIN IN ACCORDANCE WITH AWWA STANDARD C-651. THE CHLORINATED WATER SHALL BE RETAINED IN THE MAIN FOR A PERIOD OF AT LEAST 24 HOURS. AT THE END OF THE 24-HOUR PERIOD, THE TREATED WATER SHALL CONTAIN NO LESS THAN 25 MG/L CHLORINE THROUGHOUT THE MAIN. THE CONTRACTOR WILL SAMPLE THE CHLORINATED DISINFECTING SOLUTION TO ASSURE THAT THESE MINIMUMS ARE MAINTAINED.
    - B. AFTER AN APPLICABLE RETENTION PERIOD, THE HEAVILY CHLORINATED WATER SHALL BE FLUSHED FROM THE MAIN UNTIL THE CHLORINE CONCENTRATION IN THE WATER LEAVING THE MAIN IS NOT HIGHER THAN THAT GENERALLY PREVAILING IN THE SYSTEM. THE CHLORINATED WATER BEING FLUSHED FROM THE SYSTEM SHALL BE DECHLORINATED TO MEET USEPA WATER QUALITY CRITERIA FOR "TOTAL RESIDUAL CHLORINE."
    - C. AFTER FINAL FLUSHING, AND AS WITNESSED BY THE VILLAGE PUBLIC WORKS DEPARTMENT AND THE HUNTLEY FIRE PROTECTION DISTRICT, TWO SAMPLES OF WATER SHALL BE OBTAINED FROM THE MAIN FOR BACTERIOLOGICAL TESTING. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING, DELIVERY, AND PAYMENT OF THE SAMPLES FOR TESTING PURPOSES. FOR MAJOR WATER MAIN INSTALLATION, THE NUMBER OF SAMPLES MAY BE INCREASED AS DETERMINED BY THE VILLAGE PUBLIC WORKS DEPARTMENT. A SECOND SERIES OF SAMPLES SHALL BE COLLECTED NO LESS THAN 24 HOURS AFTER THE FIRST SET OF SAMPLES HAS BEEN COLLECTED. THE INDIVIDUAL SETS OF SAMPLES SHALL BE BACTERIOLOGICALLY TESTED TO SHOW THE ABSENCE OF COLIFORM ORGANISMS. IF EITHER, OR BOTH, SETS OF SAMPLES DO NOT PASS THE BACTERIOLOGICAL EXAMINATION, THE CONTRACTOR SHALL AGAIN DISINFECT THE MAIN IN ACCORDANCE WITH PROCEDURES UNTIL SUCH TIME THAT SATISFACTORY SAMPLES ARE COLLECTED. ALL SAMPLES SHALL BE DELIVERED AND ANALYZED BY MCHENRY ANALYTICAL 4314 W. CRYSTAL LAKE RD, MCHENRY, IL 60050.
    - D. NO PART OF THE PERMITTED WATER SYSTEM SHALL BE PLACED IN SERVICE UNTIL THE VILLAGE OF HUNTLEY RECEIVES THE OPERATING PERMIT. UPON RECEIPT OF THE IEPA OPERATING PERMIT, ALL VALVES ON THE SYSTEM SHALL BE OPENED WITH PERMISSION OF THE VILLAGE PUBLIC WORKS DEPARTMENT. THE DEVELOPER SHALL BE RESPONSIBLE FOR CERTIFYING, IN WRITING TO THE DIRECTOR OF PUBLIC WORKS AND ENGINEERING, THAT HE OR HIS REPRESENTATIVES HAVE WITNESSED THE OPENING OF ALL VALVES PURSUANT TO THE OPERATING PERMIT.
13. THE CONTRACTOR SHALL CONSIDER INCIDENTAL TO THE CONTRACT ANY CHLORINATION AND TESTING OF EXISTING WATER MAIN WHERE CONNECTIONS TO AND CONCLUSION OF SUCH MAINS IS INDICATED ON THE DRAWINGS.

SANITARY SEWER SYSTEM

1. NON-SHEAR STAINLESS STEEL COUPLINGS SHALL BE USED WHEN CONNECTING SEWER PIPES OF DISSIMILAR MATERIALS AND PIPES WITH NO HUB JOINTS.
2. PIPE AND FITTINGS SHALL BE THE PRODUCTS OF ONE APPROVED MANUFACTURER ONLY, AND THERE SHALL NOT BE MIXING OF PIPE AND FITTINGS OF DIFFERENT MANUFACTURERS.
3. CONTRACTOR SHALL TEST SEWERS AND SERVICE CONNECTIONS FOR WATER TIGHTNESS BY THE LOW-PRESSURE AIR TESTING, OR EXFILTRATION OR INFILTRATION METHOD AS SELECTED BY THE VILLAGE ENGINEER.
4. <u>LEAKAGE TESTS.</u>
   - A. LOW PRESSURE AIR TEST.
     - i. PRIOR TO TESTING FOR LEAKAGE, FLUSH AND CLEAN THE SEWERS BY PASSING A SNUG-FITTING INFLATED RUBBER BALL THROUGH THE SEWER BY UPSTREAM WATER PRESSURE.
     - ii. SEAL PIPE OPENINGS WITH AIRTIGHT PLUGS AND BRACES.
     - iii. WHENEVER THE SEWER TO BE TESTED IS SUBMERGED UNDER GROUNDWATER, INSERT A PIPE PROBE BY BORING OR JETTING INTO THE BACKFILL MATERIAL ADJACENT TO THE CENTER OF THE SEWER TO DETERMINE THE GROUNDWATER HYDROSTATIC PRESSURE BY FORCING AIR TO FLOW SLOWLY THROUGH THE PROBE PIPE.
     - iv. ADD AIR TO THE PLUGGED SEWER SECTIONS UNDER TEST UNTIL INTERNAL AIR PRESSURE REACHES 4.0 PSIG GREATER THAN ANY GROUNDWATER HYDROSTATIC PRESSURE.
     - v. ALLOW AT LEAST TWO MINUTES FOR AIR TEMPERATURE TO STABILIZE AND ADD AIR TO MAINTAIN THE INITIAL TEST PRESSURE.
     - vi. SHUT OFF THE AIR SUPPLY AFTER STABILIZING THE AIR TEMPERATURE AND RECORD THE TIME IN SECONDS FOR THE INTERNAL SEWER PRESSURE TO DROP FROM 3.5 PSIG TO 2.5 PSIG GREATER THAN ANY GROUNDWATER HYDROSTATIC PRESSURE.
     - vii. ALLOWABLE LIMITS. TOTAL RATE OF AIR LOSS NOT TO EXCEED 0.0030 CUBIC FEET OF AIR PER MINUTE PER SQUARE FOOT OF INTERNAL PIPE AREA.
     - viii. IF THE AIR TEST FAILS TO MEET THESE REQUIREMENTS, LOCATE AND REPAIR, OR REMOVE AND REPLACE THE FAULTY SECTIONS OF SEWER IN A MANNER APPROVED BY THE VILLAGE ENGINEER, AS NECESSARY TO MEET THE ALLOWABLE LIMITS UPON RETESTING.
     - ix. DO NOT USE ACRYLAMIDE GEL SEALANT TO CORRECT LEAKAGE.
   - B. WATER EXFILTRATION TESTS.
     - i. SEAL THE SECTION OF SEWER TO BE TESTED BY INSERTING INFLATABLE RUBBER STOPPERS OR BY OTHER MEANS APPROVED BY THE VILLAGE ENGINEER.
     - ii. FILL THE MANHOLE AND PIPE WITH WATER TO A POINT TWO FEET ABOVE THE TOP OF THE SEWER AT THE UPPER MANHOLE; OR, IF GROUNDWATER IS PRESENT, TWO FEET ABOVE THE AVERAGE ADJACENT GROUNDWATER LEVEL FOR A PERIOD OF NOT LESS THAN 24 HOURS PRIOR TO MEASURING LEAKAGE.
     - iii. MEASURE THE LEAKAGE BY THE AMOUNT OF WATER ADDED TO MAINTAIN THE WATER LEVEL AT THAT LEVEL FOR A PERIOD AS REQUIRED BY THE VILLAGE ENGINEER BUT NOT LESS THAN ONE HOUR.
   - C. WATER INFILTRATION TEST.
     - i. IF, IN THE OPINION OF THE VILLAGE ENGINEER, EXCESSIVE GROUNDWATER (A MINIMUM OF 24 INCHES ABOVE THE TOP OF THE SEWER) IS ENCOUNTERED IN THE CONSTRUCTION OF A SECTION OF THE SEWER, THE EXFILTRATION TEST SHALL NOT BE USED.
     - ii. CLOSE THE END OF THE SEWER AT THE UPPER STRUCTURE SUFFICIENTLY TO PREVENT THE ENTRANCE OF WATER.
     - iii. PUMP OUT GROUNDWATER IN THE SEWER TO ALLOW THE INFILTRATION TO COME TO EQUILIBRIUM, THEN TEST FOR INFILTRATION.
   - D. ALLOWABLE LIMITS FOR WATER INFILTRATION OR EXFILTRATION TEST SHALL NOT EXCEED 200 GALLONS PER INCH OF PIPE DIAMETER PER 24 HOURS PER MILE OF SEWER, INCLUDING BUILDING SERVICE CONNECTIONS.
   - E. CONTRACTOR TO PROVIDE AND USE MEASURING DEVICES APPROVED BY THE VILLAGE ENGINEER.
   - F. CONTRACTOR TO PROVIDE WATER, MATERIALS, AND LABOR FOR MAKING REQUIRED TESTS.
   - G. CONTRACTOR TO PERFORM TESTS IN THE PRESENCE OF THE VILLAGE ENGINEER, GIVING AT LEAST THREE DAYS ADVANCE NOTICE OF BEING READY FOR TEST OBSERVATION.
5. <u>DEFLECTION TEST.</u>
   - A. TEST THE DEFLECTION IN THE INITIAL 1,200 FEET OF INSTALLED PVC AND OTHER FLEXIBLE THERMOPLASTIC PIPE AND NOT LESS THAN 10% OF THE REMAINDER OF THE SEWER PROJECT AT RANDOM LOCATIONS SELECTED BY THE VILLAGE ENGINEER.
   - B. PERFORM THE TEST NO SOONER THAN 30 DAYS AFTER BACKFILLING HAS BEEN COMPLETED.
   - C. PERFORM THE TEST BY PULLING A MANDREL OR RIGID BALL HAVING A DIAMETER EQUAL TO 95% OF THE INSIDE DIAMETER OF THE PIPE THROUGH THE PIPE FROM MANHOLE TO MANHOLE WITHOUT USING MECHANICAL PULLING DEVICES.
   - D. ALLOWABLE DEFLECTION LIMITS. FIVE PERCENT OF THE BASE INSIDE DIAMETER OF THE PVC PIPE.
   - E. WHEREVER THE DEFLECTION LIMITATION IS EXCEEDED, UNCOVER THE PIPE, CAREFULLY REPLACE COMPACTED EMBEDMENT AND BACKFILL MATERIAL, AND RETEST FOR DEFLECTION.
   - F. IN THE EVENT 10% OR MORE OF THE SEWER TESTED EXCEEDS THE ALLOWABLE DEFLECTION LIMITS, TEST THE ENTIRE SEWER SYSTEM.
6. <u>VACUUM TESTING OF MANHOLES.</u>
   - A. SANITARY SEWER MANHOLES SHALL BE TESTED FOR LEAKAGE IMMEDIATELY AFTER INSTALLATION.
   - B. LIFT HOLES SHALL BE PLUGGED WITH A NON-SHRINK GROUT.
   - C. INLET AND OUTLET PIPES AT THE MANHOLE SHALL BE PLUGGED, TAKING CARE TO SECURELY BRACE PLUG TO AVOID ITS BEING DRAWN INTO MANHOLE.
   - D. VACUUM TEST EQUIPMENT SHALL BE PLACED AT INSIDE OF TOP OF CONE SECTION AND SEAL INFLATED TO 40 PSI TO EFFECT A SEAL BETWEEN VACUUM BASE AND STRUCTURE
   - E. A VACUUM OF TEN INCHES OF MERCURY SHALL BE DRAWN AND VACUUM PUMP SHUT-OFF.
   - F. WITH VALVE CLOSED, TIME SHALL BE MEASURED FOR VACUUM TO DROP TO NINE INCHES.
   - G. MANHOLE INTEGRITY IS ACCEPTABLE IF THE TIME EXCEEDS 60 SECONDS FOR A 48-INCH DIAMETER MANHOLE, 75 SECONDS FOR A 60-INCH DIAMETER MANHOLE, AND 90 SECONDS FOR A 72-INCH DIAMETER MANHOLE.
   - H. IF MANHOLE FAILS INITIAL TEST, NECESSARY REPAIRS SHALL BE MADE WITH A NON-SHRINK GROUT OR OTHER ACCEPTABLE AND APPROVED MATERIALS.
   - I. RETESTING SHALL PROCEED UNTIL A SATISFACTORY TEST IS OBTAINED.
   - J. CONTRACTOR SHALL REPAIR ALL VISIBLE DEFECTIVE JOINTS OR LEAKS IN MANHOLE EVEN THOUGH VACUUM TEST REQUIREMENTS ARE MET. UPON COMPLETION OF TESTING, THE TOP TWO (2) STEPS SHALL BE REMOVED FROM ALL MANHOLES.
7. ALL PUBLIC SANITARY SEWER SHALL BE INTERNALLY RECORDED BY REMOTE CAMERA. RECORDINGS SHALL BE IN COLOR DVD FORMAT AND SUBMITTED TO THE VILLAGE ENGINEER FOR REVIEW AND APPROVAL PRIOR TO ACCEPTANCE OF THE SEWER IMPROVEMENTS BY THE VILLAGE. TELEVISING OF THE SEWER PIPE SHALL NOT TAKE PLACE SOONER THAN ONE YEAR AFTER INSTALLATION UNLESS APPROVED BY THE DIRECTOR OF PUBLIC WORKS AND ENGINEERING.

STORM WATER SYSTEM

1. WHEN EXISTING DRAINAGE FACILITIES ARE DISTURBED, THE CONTRACTOR SHALL PROVIDE AND MAINTAIN TEMPORARY OUTLETS AND CONNECTIONS FOR ALL PRIVATE OR PUBLIC DRAINS, SEWERS OR CATCH BASINS. THE CONTRACTOR SHALL PROVIDE FACILITIES TO TAKE IN ALL STORM WATER WHICH WILL BE RECEIVED BY THESE DRAINS AND SEWERS AND DISCHARGE THE SAME. THE CONTRACTOR SHALL PROVIDE AND MAINTAIN AN EFFICIENT PUMPING PLANT, IF NECESSARY, AND A TEMPORARY OUTLET AND BE PREPARED AT ALL TIMES TO DISPOSE OF THE WATER RECEIVED FROM THESE TEMPORARY CONNECTIONS UNTIL SUCH TIME AS THE PERMANENT CONNECTIONS WITH SEWERS ARE BUILT AND IN SERVICE.
2. WHEN THE REQUIRED VERTICAL AND HORIZONTAL CLEARANCES, AS SPECIFIED BY THE IEPA, BETWEEN PROPOSED STORM SEWER AND EXISTING OR PROPOSED WATER MAINS CANNOT BE MET, CIRCULAR PIPE SHALL BE INSTALLED OF WATER MAIN QUALITY PIPE FOR THE STORM SEWER.

PAVING

1. ALL SUBGRADES AND BASES SHALL BE PROOF-ROLLED AND APPROVED BY THE PROJECT'S GEOTECHNICAL ENGINEER AND WITNESSED BY THE VILLAGE OF HUNTLEY ENGINEERING DEPARTMENT PRIOR TO BASE OR BINDER INSTALLATION.
2. SUBGRADES SHALL BE FINISHED BY THE CONTRACTOR TO WITHIN 0.1 FOOT PLUS OR MINUS OF PLAN ELEVATION. THE CONTRACTOR SHALL COORDINATE THE INSPECTION OF THE SUBGRADE FOR ELEVATION WITH THE VILLAGE OF HUNTLEY ENGINEERING DEPARTMENT PRIOR TO THE PLACEMENT OF THE PROPOSED AGGREGATE SUBBASE.
3. THE CONTRACTOR SHALL ENSURE THE SUBGRADE HAS BEEN PROPERLY PREPARED AND THE FINISHED TOP OF SUBGRADE ELEVATION HAS BEEN GRADED WITHIN THE TOLERANCES ALLOWED IN THESE SPECIFICATIONS. UNLESS THE PAVING CONTRACTOR ADVISES THE OWNER AND VILLAGE ENGINEER IN WRITING PRIOR TO FINE GRADING FOR BASE COURSE CONSTRUCTION, IT IS UNDERSTOOD THE CONTRACTOR HAS APPROVED AND ACCEPTS RESPONSIBILITY FOR THE SUBGRADE.
4. FOR THE PURPOSE OF PROVIDING HANDICAP ACCESSIBILITY AND COMPLYING WITH THE AMERICANS WITH DISABILITIES ACT AND VILLAGE STANDARDS, CURBS SHALL BE DEPRESSED AT LOCATIONS WHERE PUBLIC WALKS OR PEDESTRIAN PATHS INTERSECT CURB LINES AT STREET INTERSECTIONS AND OTHER LOCATIONS AS DIRECTED.
5. 3/4 INCH THICK PRE-MOLDED FIBER EXPANSION JOINTS WITH TWO (2) EPOXY COATED 24" LONG NO. 6 PLAIN ROUND STEEL DOWEL BARS SHALL BE INSTALLED AT DESIGNATED INTERVALS AND AT ALL P.C., P.T., CURB RETURNS AND AT THE END OF EACH POUR. ALTERNATE ENDS OF THE DOWEL BARS SHALL BE GREASED AND FITTED WITH PLASTIC OR METAL EXPANSION CAPS.
6. 3/4 INCH THICK FIBER EXPANSION JOINTS SHALL BE USED IN EVERY CASE WHERE THE SIDEWALK COINCIDES WITH THE CURB AND GUTTER.
7. CONTRACTION JOINTS SHALL BE SAW CUT AT DESIGNATED INTERVALS IN THE CURB. THE COST OF THESE JOINTS SHALL BE CONSIDERED AS INCIDENTAL.
8. CURB & GUTTER AND SIDEWALKS SHALL BE CONSTRUCTED AT THE DIMENSIONS AS SHOWN IN THE CONSTRUCTION PLANS. ALL CONCRETE SHALL BE AN IDOT APPROVED CLASS SI CONCRETE MIX AND SHALL DEVELOP A MINIMUM OF 3,500 PSI COMPRESSIVE STRENGTH AT FOURTEEN (14) DAYS.
9. SIDEWALK CONTROL JOINTS SHALL BE SET AT FIVE (5) FOOT CENTERS, AND ONE-HALF INCH (1/2 INCH) PRE-MOLDED FIBER EXPANSION JOINTS AT FIFTY (50) FOOT CENTERS AND WHERE THE SIDEWALK MEETS THE CURB OR ANOTHER SIDEWALK, OR AT THE END OF EACH POUR. ALL SIDEWALKS CONSTRUCTED OVER UTILITY TRENCHES AND/OR ABUTTING DRIVEWAY APRONS SHALL BE REINFORCED WITH TWO (2) NO. 4 REINFORCING BARS (20 FOOT MINIMUM LENGTH).
10. ALL CONSTRUCTION INTERSECTING PUBLIC OR PRIVATE ROADWAYS SHALL BE RAMPED TO MEET A DEPRESSED CURB AND GUTTER SECTION IN CONFORMANCE WITH CURRENT STANDARDS OF THE AMERICANS WITH DISABILITIES ACT. THE USE OF COLORED CONCRETE FOR ADA RAMPS IS PROHIBITED. TRUNCATED DOME PANELS MUST BE INSTALLED PER MANUFACTURER REQUIREMENTS. PANELS MUST MEET CURRENT VILLAGE APPROVED MATERIAL LIST REQUIREMENTS.

PROJECT ACCEPTANCE

1. THE CONTRACTOR SHALL CONDUCT AN INSPECTION OF ALL WORK AND MAKE REPAIRS OR ADJUSTMENTS PRIOR TO REQUESTING INITIAL ACCEPTANCE BY THE VILLAGE OF HUNTLEY.
2. UPON WRITTEN REQUEST OF THE SUBDIVIDER, AND AFTER THE REQUIRED IMPROVEMENTS HAVE BEEN COMPLETED AND RECORD DRAWINGS HAVE BEEN SUBMITTED, THE VILLAGE ENGINEER SHALL MAKE A FINAL INSPECTION OF THE COMPLETED WORK. THE VILLAGE ENGINEER SHALL THEN PREPARE A FINAL PUNCH LIST, ITEMIZING ALL ITEMS NOT MEETING THE REQUIREMENTS OF THE APPROVED DRAWINGS AND SPECIFICATIONS. UPON COMPLETION OF ALL ITEMS LISTED IN THE FINAL PUNCH LIST, THE SUBDIVIDER SHALL REQUEST, IN WRITING, A FINAL INSPECTION. WHEN ALL ITEMS ARE FOUND TO MEET THE REQUIREMENTS OF THE VILLAGE AND THE APPROVED DRAWINGS AND SPECIFICATIONS, THE VILLAGE ENGINEER SHALL NOTIFY THE VILLAGE MANAGER, IN WRITING, OF HIS RECOMMENDATION FOR APPROVAL AND ACCEPTANCE OF THE IMPROVEMENTS.
3. THE VILLAGE MANAGER SHALL SCHEDULE THE ACCEPTANCE FOR THE NEXT AVAILABLE REGULAR VILLAGE BOARD COMMITTEE OF THE WHOLE MEETING. PRIOR TO FINAL ACCEPTANCE OF THE PUBLIC IMPROVEMENTS, THE SUBDIVIDER SHALL SUBMIT A 10% MAINTENANCE BOND FOR THE FULL VALUE OF THE PUBLIC IMPROVEMENTS AS ESTIMATED BY THE SUBDIVIDER'S ENGINEER AND APPROVED BY THE VILLAGE ENGINEER. SAID MAINTENANCE BOND SHALL BE THE DEVELOPER'S GUARANTEE AGAINST DEFECTS OF THE PUBLIC IMPROVEMENTS / WORKMANSHIP, AND SHALL TERMINATE THREE YEARS AFTER ACCEPTANCE OF MAINTENANCE OF THE PUBLIC IMPROVEMENTS BY THE VILLAGE BOARD. UPON ACCEPTANCE BY THE VILLAGE BOARD, THE BALANCE OF THE PUBLIC IMPROVEMENTS CONSTRUCTION GUARANTEE SHALL BE RELEASED TO THE SUBDIVIDER.
4. WRITTEN ACCEPTANCE REQUEST AFOREMENTIONED MUST BE SUBMITTED BETWEEN APRIL 1ST AND SEPTEMBER 1ST (OF THE SAME CALENDAR YEAR). FINAL ACCEPTANCE BY THE VILLAGE BOARD OF TRUSTEES MUST OCCUR BY OCTOBER 15TH OF THE SAME YEAR AS THE WRITTEN ACCEPTANCE REQUEST. FAILURE TO MEET THE OCTOBER 15TH DATE WILL RESULT IN DEFERRAL OF THE ACCEPTANCE PROCEDURES TO THE FOLLOWING CALENDAR YEAR.
5. ANY AREA OUTSIDE PROPERTY LINES OR IDENTIFIED CONSTRUCTION LIMITS USED BY THE GENERAL OR SUB-CONTRACTORS SHALL BE RETURNED TO THE STATE IT WAS FOUND PRIOR TO CONSTRUCTION.

THE FRIENDLY VILLAGE WITH COUNTRY CHARM — HUNTLEY

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

STANDARD DETAILS - GENERAL NOTES

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBBEL/TPF	1/8
DATE: 1/1/2016	REVISED: 7/18/2016	

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

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DRAWN BY: A.K.Z.
CHECKED BY: J.F.C.
ORIGINAL ISSUE: 04/07/21

DATE	BY	DESCRIPTION
05/28/21	JFC	REVISED PER VILLAGE REVIEW

REVISIONS

SPECIFICATIONS & NOTES

SHEET NUMBER

3

OF 26 SHEETS

JOB No. 2121

VILLAGE OF HUNTLEY APPROVED MATERIAL LIST

GENERAL ITEMS

1. **Bolts Placed Underground:** All below grade factory installed bolts and fasteners shall be Teflon coated 304-grade stainless steel

2. **Casing:**
   - A. Casing Spacers: Carrier pipe shall be centered within a casing by use of model CCS stainless steel Casing Spacers as manufactured by Cascade Waterworks Mfg.
   - B. Casing End Boots: Install model CCES End Boots as manufactured by Cascade Waterworks Mfg.

3. **Truncated Dome Detectable Warning Systems:**
   - A. Wet set reinforced polymer type; Brick red color homogenous throughout
   - B. Meeting requirements of Americans with Disabilities Act Accessibility Guidelines, the Illinois Assembly Code and applicable IDOT Standard Details
   - C. Approved Model: as manufactured by ADA Solutions, TufTile, and Armor-Tile (Herculite Series); Use same model throughout development/project

4. **Street Signs:**
   - A. Signs: High intensity prismatic meeting MUTCD requirements
   - B. Posts: Telescoping square galvanized tubing with 7/16" holes on all four sides; 10' height
5. Approved Model: as manufactured by Telespar

6. **Street Name Signs:**
   - A. Signs: High intensity prismatic meeting MUTCD requirements; White letters on green background
   - B. Posts: Round galvanized socket and wedge post; 2-3/8" outside diameter; 12' height
7. Approved Model: as manufactured by Telespar

8. **Reflective Pavement Markers:**
   - A. Type: Recessed
   - B. Approved Model: R-100 as manufactured by Marker One

9. **Street Lighting:**
   - A. To be reviewed on a project by project basis

SANITARY SEWER SYSTEM

1. **Sanitary Sewer Pipe:**
   - A. PVC pipe (depths 15' and less):
     - i. Gravity Sewer: PVC SDR 26 in accordance with D-3034 for pipe diameter 15" and less and F679 for pipe diameter greater than 15". Joints shall be in accordance with ASTM D-3212
     - ii. Pressure Sewer Force Main: 4-inch through 12-inch shall be C900 DR-18; 14-inch through 18-inch shall be C905 DR-18. Elastomeric gasket joints shall be in accordance with ASTM D-3139
     - iii. Pressure Sewer Force Main (only as authorized by Director of Public Works): PVC SDR 26 in accordance with D-2241 for pipe diameter 16" and less. Elastomeric gasket joints shall be in accordance with ASTM D-3139
   - B. Ductile iron (depths greater than 15 feet):
     - i. Class 52 conforming to ANSI/AWWA C151/A21.51:
     - ii. Mechanical or push-on joints shall conform to ANSI/AWWA C111/A21.11
     - iii. All DIP sewer mains shall be encased in an 8 mil high density polyethylene encasement with its material specifications and installation method in accordance with ANSI.AWWA C105/A21.5, ASTM A674, using "Method A" installation
     - iv. Brass wedges shall be installed to provide electrical conductivity

2. **Sewer Force Main Fittings:** All fittings shall be mechanical joint ductile iron and shall conform to ANSI/AWWA C110/A21.10 or ANSI/AWWA C153/A21.53. Fittings shall be U.L. Listed Class 350 and shall be manufactured in the United States

3. **Sewer Force Main Joint Restraint:**
   - A. All mechanical joint fittings shall have restraining glands installed:
     - i. DIP MJ restraint device shall be Mega-lug Series 1100 by EBAA Iron or Uni-flange Series 1400 by Ford Company
     - ii. PVC MJ restraint device shall be Mega-lug Series 2000PV by EBAA Iron or Uni-flange Series 1500 by Ford Company
   - B. DIP push joint pipe restraint shall be Field Lok® 350 gaskets by US Pipe or Series 1700 Mega-lug by EBAA Iron or Series 1390 Pipe Restraint by Ford
   - C. 900 PVC push joint pipe restraint shall be Series 1900 split serrated restraint harness by EBAA Iron or Series 1390 Pipe Restraint by Ford
   - D. C905 PVC push joint pipe restraint shall be Series 2800 Mega-lug restraint harness by EBAA Iron or Series 1390 Pipe Restraint by Ford
   - E. Lengths of pipe restraint shall be determined from manufacturer's installation specifications

4. **Manholes:**
   - A. Precast reinforced in accordance with ASTM C478. Eccentric cone type unless otherwise indicated on Drawings
   - B. Size:
     - i. through 21" sewer pipe ..... Min. 4' inside diameter manhole
     - ii. 24" through 30" sewer pipe ..... Min. 5' inside diameter manhole
     - iii. >30" through 48" sewer pipe ..... Min. 6' inside diameter manhole
   - C. Manhole Frame & Lids:
     - i. Neenah R-1712, self-sealing Type B cover or East Jordan Iron Works 1050 with self-sealing cover
     - ii. The words "SANITARY" and "VILLAGE OF HUNTLEY" shall be cast into the surface of the lid
   - D. Manhole Seal:
     - i. Barrel sections shall be sealed using butyl rubber sealant and an external butyl joint wrap similar to Barrel Wrap as manufactured by Adaptor, Inc., EZ Wrap as manufactured Press-Seal Gasket Corporation, Infi-Shield Gator Wrap as manufactured by Sealing Systems, Inc., or approved equal
     - ii. The chimney and adjusting rings shall be sealed using an external chimney seal as manufactured by Adaptor, Inc.
     - iii. A watertight flexible pipe-to-manhole connector shall be employed in the connection of the sanitary sewer pipe to precast manholes. The connector shall consist of a rubber gasket, an internal expansion sleeve, and one or more external compression take-up clamps. Approved materials for the connector shall be natural or synthetic rubber and Series 300 non-magnetic stainless steel. No plastic components shall be permitted. The rubber gasket element shall be constructed solely of synthetic or natural rubber, and shall meet/exceed the requirements of ASTM C 923

STORM SEWER SYSTEM

1. **Storm Sewer Pipe:**
   - A. Reinforced concrete Pipe (RCP):
     - i. Conforming to ASTM C-76
     - ii. Tongue & groove or bell & spigot joints using cement mortar, butyl sealant or o-ring gasket in accordance with ASTM C-351 or C-443
     - iii. Thickness class shall be in accordance with the IDOT Standard Specifications for a given pipe diameter and fill height over the top of pipe

   When authorized by the Director of Public Works, the following Storm Sewer Pipe materials may be allowed:
   - B. PVC pipe (depths 15' and less):
     - i. PVC SDR 26 in accordance with D-3034 for pipe diameter 15" and less and F679 for pipe diameter greater than 15". Joints shall be in accordance with ASTM D-3212
     - ii. Pressure sewer for water main separation requirements: PVC SDR 26 in accordance with D-2241 for pipe diameter 16" and less. C905 DR-18 for 18-inch; C905 DR-25 for 20" and 24". Elastomeric gasket joints shall be in accordance with ASTM D-3139
   - C. Ductile iron pipe (DIP):
     - i. Class 52 conforming to ANSI/AWWA C151/A21.51:
     - ii. Mechanical or push-on joints shall conform to ANSI/AWWA C111/A21.11
     - iii. All DIP sewer mains shall be encased in an 8 mil high density polyethylene encasement with its material specifications and installation method in accordance with ANSI.AWWA C105/A21.5, ASTM A674, using "Method A" installation
     - iv. Brass wedges shall be installed to provide electrical conductivity
   - D. High Density Polyethylene (HDPE):
     - i. FOR PRIVATE USE ONLY; NOT ALLOWED ON PUBLIC RIGHT-OF-WAY
     - ii. Smooth interior and annular exterior corrugations conforming to AASHTO M-294 and watertight flexible elastomeric seals conforming to ASTM D-3212 and F-477

2. **Manholes:**
   - A. Precast reinforced in accordance with ASTM C478. Eccentric cone type.
   - B. Size:
     - i. through 21" sewer pipe ..... Min. 4' inside diameter manhole
     - ii. 24" through 30" sewer pipe ..... Min. 5' inside diameter manhole
     - iii. >30" through 48" sewer pipe ..... Min. 6' inside diameter manhole
     - iv. greater than 48" sewer pipe ..... Special design required
   - C. Manhole Frame & Lids:
     - i. Neenah R-1772, Type B cover (cover may be open Type D when specified on drawings) or East Jordan Iron Works 1022
     - ii. The words "STORM" and "VILLAGE OF HUNTLEY" shall be cast into the surface of the lid

3. **Inlet and Catch Basin Frame & Lids:**
   - A. Frame & grates: Neenah R-1772, Type D open cover or East Jordan Iron Works 1022
   - B. Combination frame, grate and barrier curb box: Neenah R-3281-A with standard Type C grate
   - C. Combination frame, grate and mountable curb box: Neenah R-3501-TR (flow right) or TL (flow left) with standard Type L grate; alternate to be reviewed on case by case basis to match curb dimensions
   - D. Beehive frame & grates: Neenah R-4340-B

4. **Storm Sewer Structure Seal:**
   - A. Precast sections shall be sealed using butyl rubber sealant.
   - B. When storm sewer structure is installed in pavement, the chimney and adjusting rings shall be sealed using an external chimney seal as manufactured by Adaptor, Inc.

WATER DISTRIBUTION SYSTEM

1. **Water Main Pipe:**
   - A. Ductile iron Class 52, conforming to ANSI/AWWA C151/A21.51:
     - i. Cement Lining, conforming to ANSI/AWWA C104/A21.4
     - ii. Mechanical or push-on joints shall conform to ANSI/AWWA C111/A21.11
     - iii. All DIP water mains shall be encased in an 8 mil high density polyethylene encasement with its material specifications and installation method in accordance with ANSI.AWWA C105/A21.5, ASTM A674, using "Method A" installation
     - iv. Brass wedges shall be installed to provide electrical conductivity
   - B. PVC pipe:
     - i. 8-inch through 12-inch shall be C900 DR-18
     - ii. 14-inch through 18-inch shall be C905 DR-18
     - iii. 20-inch and 24-inch shall be C905 DR-25
     - iv. All PVC water main shall be installed with a minimum 10 gauge solid copper tracer wire. The wire shall be continuous through the valve vaults and boxes and shall be accessible at grade within the vault frame or box

2. **Water Main Fittings:**
   - A. All fittings shall be mechanical joint ductile iron and shall conform to ANSI/AWWA C110/A21.10 or ANSI/AWWA C153/A21.53 and cement lined in accordance with ANSI/AWWA C104/A21.4. Fittings shall be U.L. Listed Class 350 and shall be manufactured in the United States

3. **Fire Hydrants:**
   - A. Approved Model:
     - i. Shall meet AWWA C-502
     - ii. Mueller Super Centurion A-423 break away style traffic design
   - B. All hydrants shall include (Refer to standard Fire Hydrant Detail
     - i. 6" mechanical joint connection with retainer glands
     - ii. 5 ¼" valve opening
     - iii. One 4 ½" pumper nozzle and two 2 ½" hose nozzles
     - iv. 6" auxiliary valve and box with valve box stabilizer on lateral
     - v. Standard "Hydra-Finder" hydrant locator including 3/8" white laminar matrix fiberglass 5' long corrosion and UV resistant shaft with 6" wide red reflective tape, flag and spring
   - C. Fire Hydrant Paint: All publicly owned hydrants shall be painted red. All privately owned hydrants shall be painted yellow

4. **Valves:**
   - A. 6" through 10" diameter: Cast iron body, bronze fitted, resilient wedge gate valve with non-rising stem, standard operating nut and open in a counter clockwise direction. Resilient wedge gate valves shall be Mueller A-2360 Series in accordance with AWWA C-509
   - B. 12 inches and larger: Cast iron body, rubber seat type butterfly valves. All valves shall open counter clockwise with non-rising stem. Butterfly valves shall be Class 150B Mueller B-3211 in accordance with AWWA C-504

5. **Valve Box:**
   - A. Valve boxes shall be cast iron, two (2) piece 5¼" shafts screw type Tyler Model 666-S and installed on the valve with an Adaptor II valve box stabilizer as manufactured by Adaptor, Inc. Lids shall be marked "Water"

6. **Valve Vaults:**
   - A. Precast reinforced vaults in accordance with ASTM C478 are required for all valves greater than 10" and all valves located in pavement
   - B. Size:
     - i. through 8" valves ..... Min. 4' inside diameter
     - ii. 10" and larger valves ..... Min. 5' inside diameter
     - iii. Pressure Taps ..... Min. 5' inside diameter
   - C. Valve Vault Frame & Lids:
     - i. Neenah R-1712, self-sealing Type B cover or East Jordan Iron Works 1050 with self-sealing cover
     - ii. The words "WATER" and "VILLAGE OF HUNTLEY" shall be cast into the surface of the lid
   - D. Valve Vault Seal:
     - i. Barrel sections shall be sealed using butyl rubber sealant
     - ii. The chimney and adjusting rings shall be sealed using an external chimney seal as manufactured by Adaptor, Inc.
     - iii. A watertight flexible pipe-to-manhole connector shall be employed in the connection of the water main pipe to precast vaults. The connector shall consist of a rubber gasket, an internal expansion sleeve, and one or more external compression take-up clamps. Approved materials for the connector shall be natural or synthetic rubber and Series 300 non-magnetic stainless steel. No plastic components shall be permitted. The rubber gasket element shall be constructed solely of synthetic or natural rubber, and shall meet/exceed the requirements of ASTM C 923

7. **Joint Restraint:**
   - A. All mechanical joint fittings shall have restraining glands installed:
     - i. DIP MJ restraint device shall be Mega-lug Series 1100 by EBAA Iron or Uni-flange Series 1400 by Ford Company
     - ii. PVC MJ restraint device shall be Mega-lug Series 2000PV by EBAA Iron or Uni-flange Series 1500 by Ford Company
   - B. DIP push joint pipe restraint shall be Field Lok® 350 gaskets by US Pipe or Series 1700 Mega-lug by EBAA Iron or Series 1390 Pipe Restraint by Ford Company
   - C. 900 PVC push joint pipe restraint shall be Series 1900 split serrated restraint harness by EBAA Iron or Series 1390 Pipe Restraint by Ford Company
   - D. C905 PVC push joint pipe restraint shall be Series 2800 Mega-lug restraint harness by EBAA Iron or Series 1390 Pipe Restraint by Ford Company
   - E. Lengths of pipe restraint shall be determined from manufacturer's installation specifications

8. **Copper Service Lines:**
   - A. 1.5-inch diameter minimum
   - B. Type K soft copper tubing in accordance with ANSI H23.1
   - C. Compression fittings only

9. **Service Line Taps:**
   - A. Service taps of 1 ½," & 2" require the use of a tapping saddle. Saddles shall be full circle, fusion bonded flexi coat epoxy ductile iron body (per ASTM A536) with double 304-grade stainless steel straps and hardware, and NSF 61 listed TaperSeal Nitrile gasket as manufactured by Smith-Blair; model #317
   - B. Existing service connections less than 1 ½" may be re-connected upon the authorization of the Director of Public Works utilizing the direct tap method to 6-inch mains and larger only

10. **Corporation Stops:**
    - A. Compression fittings
      - i. Mueller B-25008-N (1½-inch and 2-inch)

11. **Curb Stops:**
    - A. Compression fittings
      - i. Mueller B-25155-N 300 Ball (1½-inch and 2-inch)

12. **Curb Box:**
    - A. Extension type arch pattern Mueller H-10310 with stationary rod
    - B. Lid marked "WATER"

13. **Pressure Tapping:**
    - A. Tapping Sleeves:
      - i. Stainless steel meeting AWWA C223 and NSF 61; Mueller H-304, Smith – Blair 665, or Cascade Waterworks CST-EX
      - ii. Flange fasteners shall be 304-grade stainless steel
    - B. Tapping Valve:
      - i. Cast iron body, bronze fitted, resilient wedge gate valve with non-rising stem, standard operating nut and open in a counter clockwise direction. Resilient wedge tapping valves shall be Mueller T-2361 Series in accordance with AWWA C-515 and NSF 61

14. **Sampling Station:**
    - A. Unit shall be designed specifically for collecting bacteriological and other water samples at a designated point directly from the water main and shall be model Eclipse No. 88 with cold climate protection package as manufactured by Kupferle Foundry

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

STANDARD DETAILS - APPROVED MATERIAL LIST

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBBEL/TPF	2/8
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1/1/2016	1/1/2016	

HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

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DESIGNED BY: G.A.Z.
DRAWN BY: A.K.Z.
CHECKED BY: J.F.C.
ORIGINAL ISSUE: 04/07/21

DATE	BY	DESCRIPTION
05/28/21	JFC	REVISED PER VILLAGE REVIEW

REVISIONS

SPECIFICATIONS & NOTES

SHEET NUMBER 4
OF 26 SHEETS

JOB No. 2121

NORTH

SCALE: 1" = 100'

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

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OVERALL SITE PLAN

SHEET NUMBER 5 OF 26 SHEETS

JOB No. 2121

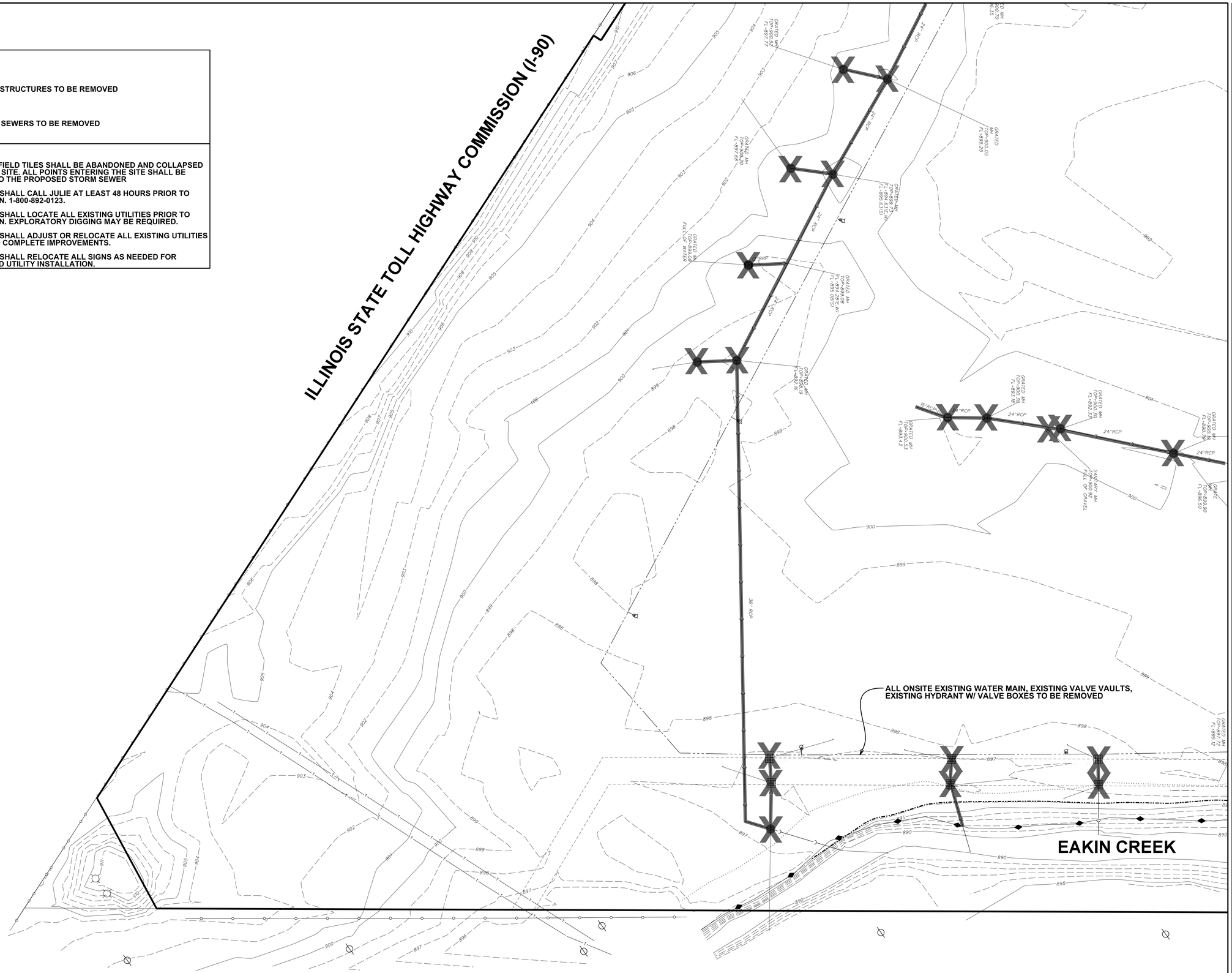
LEGEND

X EXISTING STRUCTURES TO BE REMOVED

EXISTING SEWERS TO BE REMOVED

NOTES:

1. ALL EXISTING FIELD TILES SHALL BE ABANDONED AND COLLAPSED THROUGH THE SITE. ALL POINTS ENTERING THE SITE SHALL BE CONNECTED TO THE PROPOSED STORM SEWER
2. CONTRACTOR SHALL CALL JULIE AT LEAST 48 HOURS PRIOR TO CONSTRUCTION. 1-800-892-0123.
3. CONTRACTOR SHALL LOCATE ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. EXPLORATORY DIGGING MAY BE REQUIRED.
4. CONTRACTOR SHALL ADJUST OR RELOCATE ALL EXISTING UTILITIES AS NEEDED TO COMPLETE IMPROVEMENTS.
5. CONTRACTOR SHALL RELOCATE ALL SIGNS AS NEEDED FOR PAVEMENT AND UTILITY INSTALLATION.



NORTH

SCALE: 1" = 50'

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

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REVISIONS

EXISTING CONDITIONS AND DEMOLITION PLAN - SOUTHEAST

SHEET NUMBER 6 OF 26 SHEETS

JOB No. 2121

LEGEND

- EXISTING STRUCTURES TO BE REMOVED
- EXISTING SEWERS TO BE REMOVED
- EXISTING CURB & PAVEMENT TO BE REMOVED

NOTES:

1. ALL EXISTING FIELD TILES SHALL BE ABANDONED AND COLLAPSED THROUGH THE SITE. ALL POINTS ENTERING THE SITE SHALL BE CONNECTED TO THE PROPOSED STORM SEWER
2. CONTRACTOR SHALL CALL JULIE AT LEAST 48 HOURS PRIOR TO CONSTRUCTION. 1-800-892-0123.
3. CONTRACTOR SHALL LOCATE ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. EXPLORATORY DIGGING MAY BE REQUIRED.
4. CONTRACTOR SHALL ADJUST OR RELOCATE ALL EXISTING UTILITIES AS NEEDED TO COMPLETE IMPROVEMENTS.
5. CONTRACTOR SHALL RELOCATE ALL SIGNS AS NEEDED FOR PAVEMENT AND UTILITY INSTALLATION.

EXISTING SANITARY SEWER TO REMAIN

EXISTING WATER MAIN TO REMAIN

COMMERCE COURT

FREEMAN ROAD

ALL ONSITE EXISTING WATER MAIN, EXISTING VALVE VAULTS, EXISTING HYDRANTS W/ VALVE BOXES TO BE REMOVED

EXISTING WATER MAIN TO REMAIN

EXISTING LIGHT TO BE REMOVED

ALL ONSITE EXISTING WATER MAIN, EXISTING VALVE VAULTS, EXISTING HYDRANT W/ VALVE BOXES TO BE REMOVED

EX. COM ED EASEMENT

EAKIN CREEK

NORTH

SCALE: 1" = 50'

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HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

DESIGNED BY: G.A.Z.
DRAWN BY: A.K.Z.
CHECKED BY: J.F.C.
ORIGINAL ISSUE: 04/07/21

REVISIONS

DATE	BY	DESCRIPTION
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EXISTING CONDITIONS AND DEMOLITION PLAN - NORTHEAST

SHEET NUMBER 7 OF 26 SHEETS

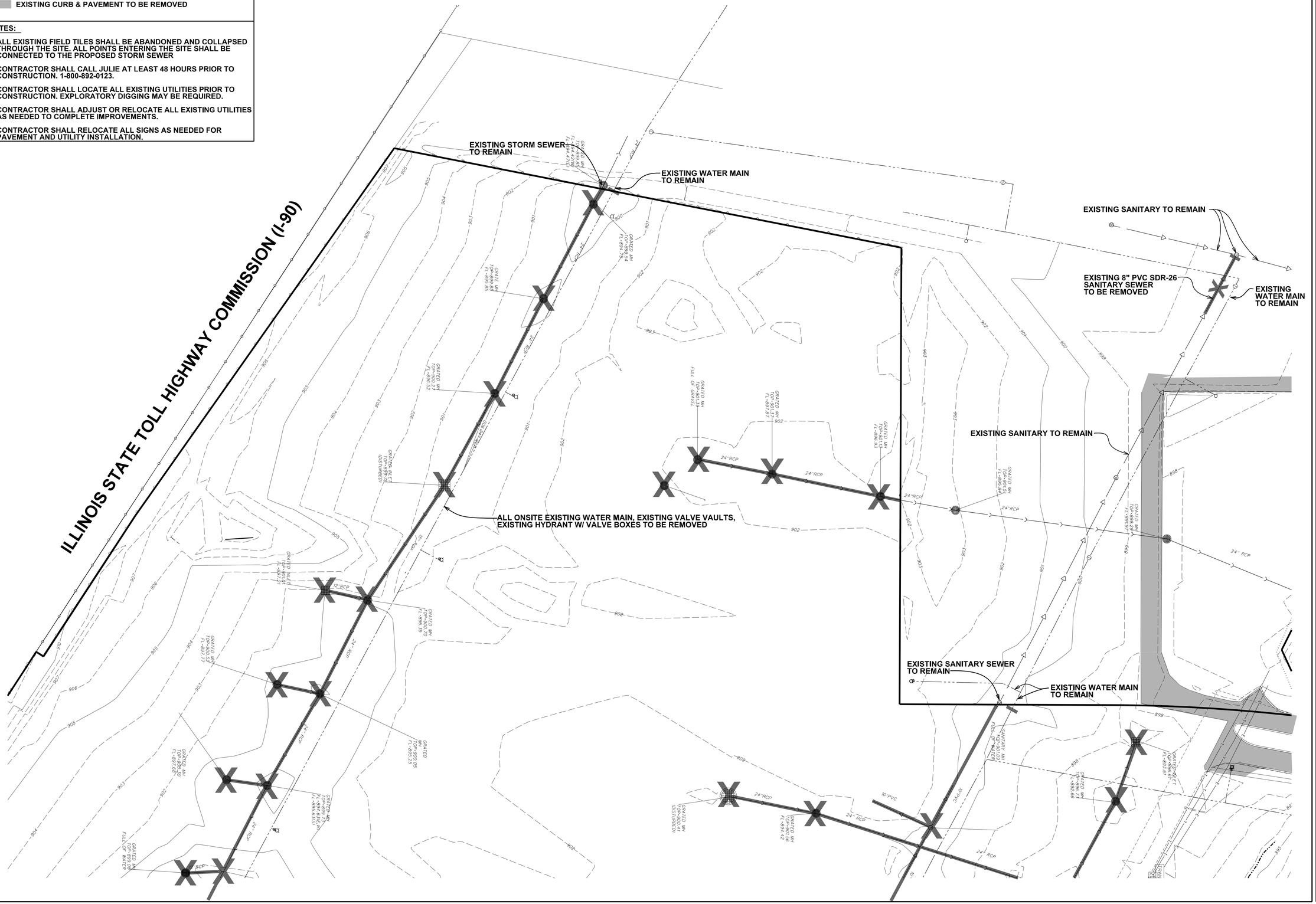
JOB No. 2121

LEGEND

- EXISTING STRUCTURES TO BE REMOVED
- EXISTING SEWERS TO BE REMOVED
- EXISTING CURB & PAVEMENT TO BE REMOVED

NOTES:

1. ALL EXISTING FIELD TILES SHALL BE ABANDONED AND COLLAPSED THROUGH THE SITE. ALL POINTS ENTERING THE SITE SHALL BE CONNECTED TO THE PROPOSED STORM SEWER
2. CONTRACTOR SHALL CALL JULIE AT LEAST 48 HOURS PRIOR TO CONSTRUCTION. 1-800-892-0123.
3. CONTRACTOR SHALL LOCATE ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. EXPLORATORY DIGGING MAY BE REQUIRED.
4. CONTRACTOR SHALL ADJUST OR RELOCATE ALL EXISTING UTILITIES AS NEEDED TO COMPLETE IMPROVEMENTS.
5. CONTRACTOR SHALL RELOCATE ALL SIGNS AS NEEDED FOR PAVEMENT AND UTILITY INSTALLATION.



NORTH

SCALE: 1" = 50'

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

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DATE	BY	DESCRIPTION
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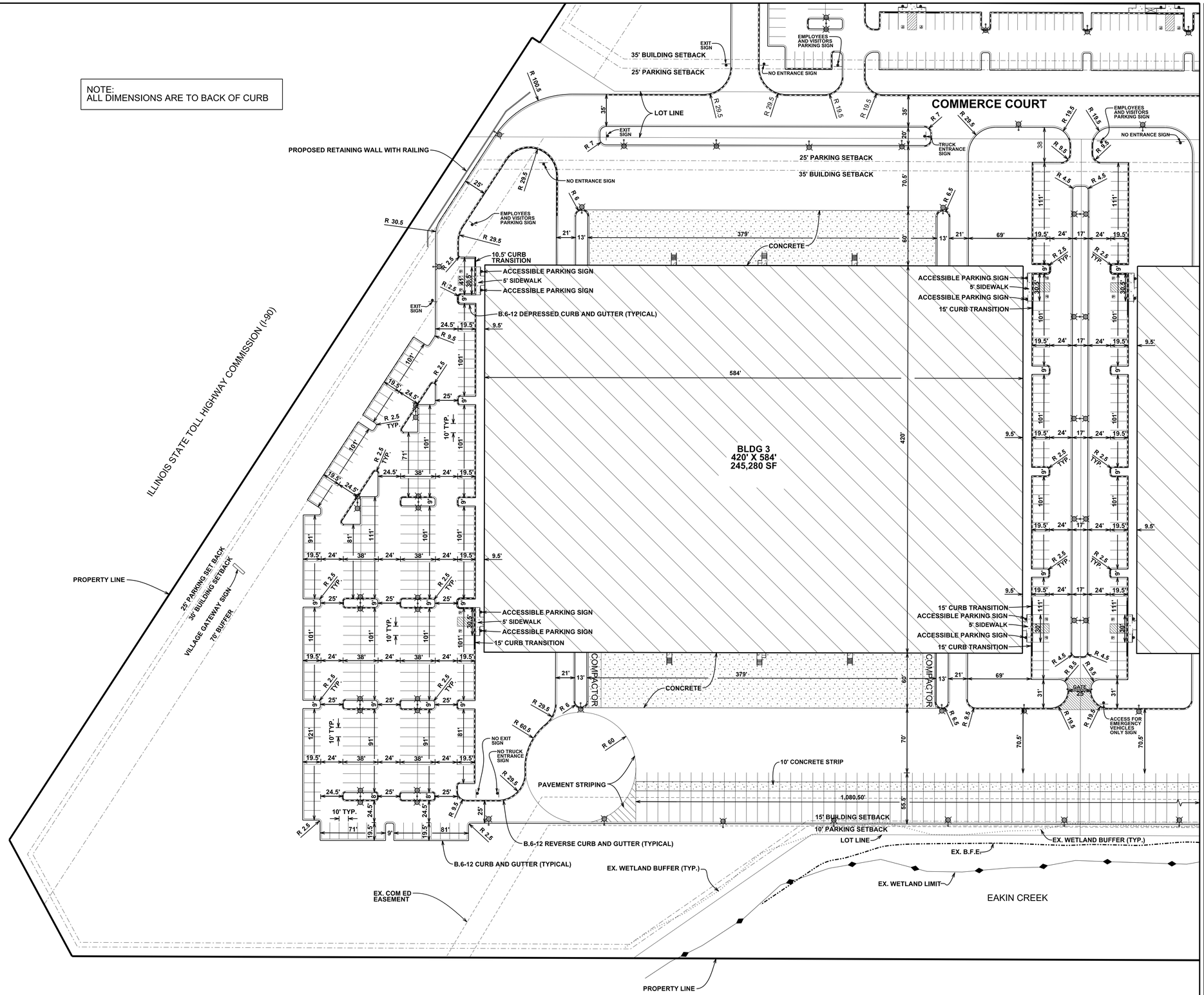
EXISTING CONDITIONS AND DEMOLITION PLAN - WEST

SHEET NUMBER 8 OF 26 SHEETS

JOB No. 2121

NOTE:
ALL DIMENSIONS ARE TO BACK OF CURB



NORTH

SCALE: 1" = 50'

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

PEARSON,BROWN & ASSOCIATES,INC.
CONSULTING ENGINEERS
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ORIGINAL ISSUE: 04/07/21

REVISIONS

DESCRIPTION	DATE	BY
REVISED PER VILLAGE REVIEW	05/28/21	JFC

GEOMETRICS PLAN - SOUTHEAST

SHEET NUMBER
9
OF 26 SHEETS

JOB No. 2121

NOTE:
ALL DIMENSIONS ARE TO BACK OF CURB

NORTH

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COMMERCE COURT

EXIT SIGN

EMPLOYEES AND VISITORS PARKING SIGN

LOT LINE

TRUCK ENTRANCE SIGN

SAW-CUT TO PROVIDE SOUNDE EDGE AND MATCH EXISTING EDGE OF PAVEMENT

RECONSTRUCT EXISTING DRIVEWAY WITH LIKE MATERIALS

25' PARKING SETBACK

35' BUILDING SETBACK

NO ENTRANCE SIGN

CONCRETE

BLDG 2
420' X 584'
245,280 SF

ACCESSIBLE PARKING SIGN
5' SIDEWALK
ACCESSIBLE PARKING SIGN
15' CURB TRANSITION

15' CURB TRANSITION
ACCESSIBLE PARKING SIGN
5' SIDEWALK
ACCESSIBLE PARKING SIGN
15' CURB TRANSITION

DEPRESSED CURB

CONNECT TO EXISTING B.6-12 CURB AND GUTTER

SAW-CUT TO PROVIDE SOUNDE EDGE AND MATCH EXISTING EDGE OF PAVEMENT

CONNECT TO EXISTING B.6-12 CURB AND GUTTER

PROJECT MONUMENT SIGN LOCATION

RECONSTRUCT EXISTING WALK PROVIDE DETECTABLE WARNINGS

15' BUILDING SETBACK

10' PARKING SETBACK

DIRECTIONAL SIGN FOR TRACTOR TRAILER TRAFFIC TO TURN WEST ON FREEMAN ROAD SIGN

PROPERTY LINE

B.6-12 REVERSE CURB AND GUTTER (TYPICAL)

B.6-12 CURB AND GUTTER (TYPICAL)

PROPOSED RETAINING WALL

EX. B.F.E.

LOT LINE

ACCESS FOR EMERGENCY VEHICLES ONLY SIGN

10' CURB TRANSITION
ACCESSIBLE PARKING SIGN
5' SIDEWALK
ACCESSIBLE PARKING SIGN

B.6-12 DEPRESSED CURB AND GUTTER (TYPICAL)

GATE

EXISTING WETLAND LIMIT

EXISTING WETLAND BUFFER (TYP.)

PROPOSED RETAINING WALL WITH HAND RAIL

EX. COM ED EASEMENT

ACCESS FOR EMERGENCY VEHICLES ONLY SIGN

10' CONCRETE STRIP

1,080.50'

15' BUILDING SETBACK

10' PARKING SETBACK

EXISTING WETLAND BUFFER (TYP.)

LOT LINE

EXISTING B.F.E.

EXISTING WETLAND LIMIT

EAKIN CREEK

EAKIN CREEK

FREEMAN ROAD

PROPERTY LINE

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GEOMETRICS PLAN - NORTHEAST

SHEET NUMBER
10
OF 26 SHEETS

JOB No. 2121

NOTE:
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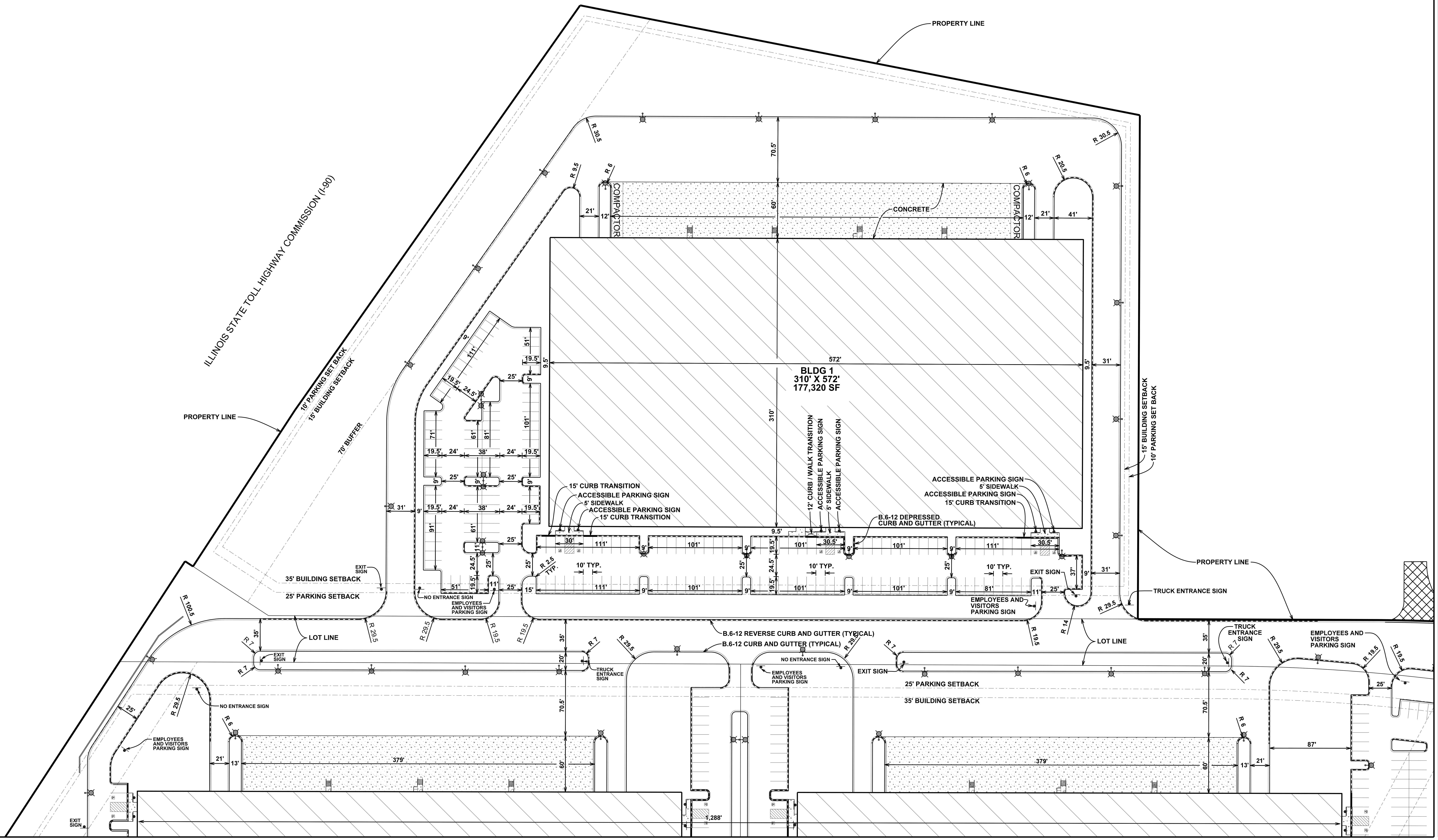

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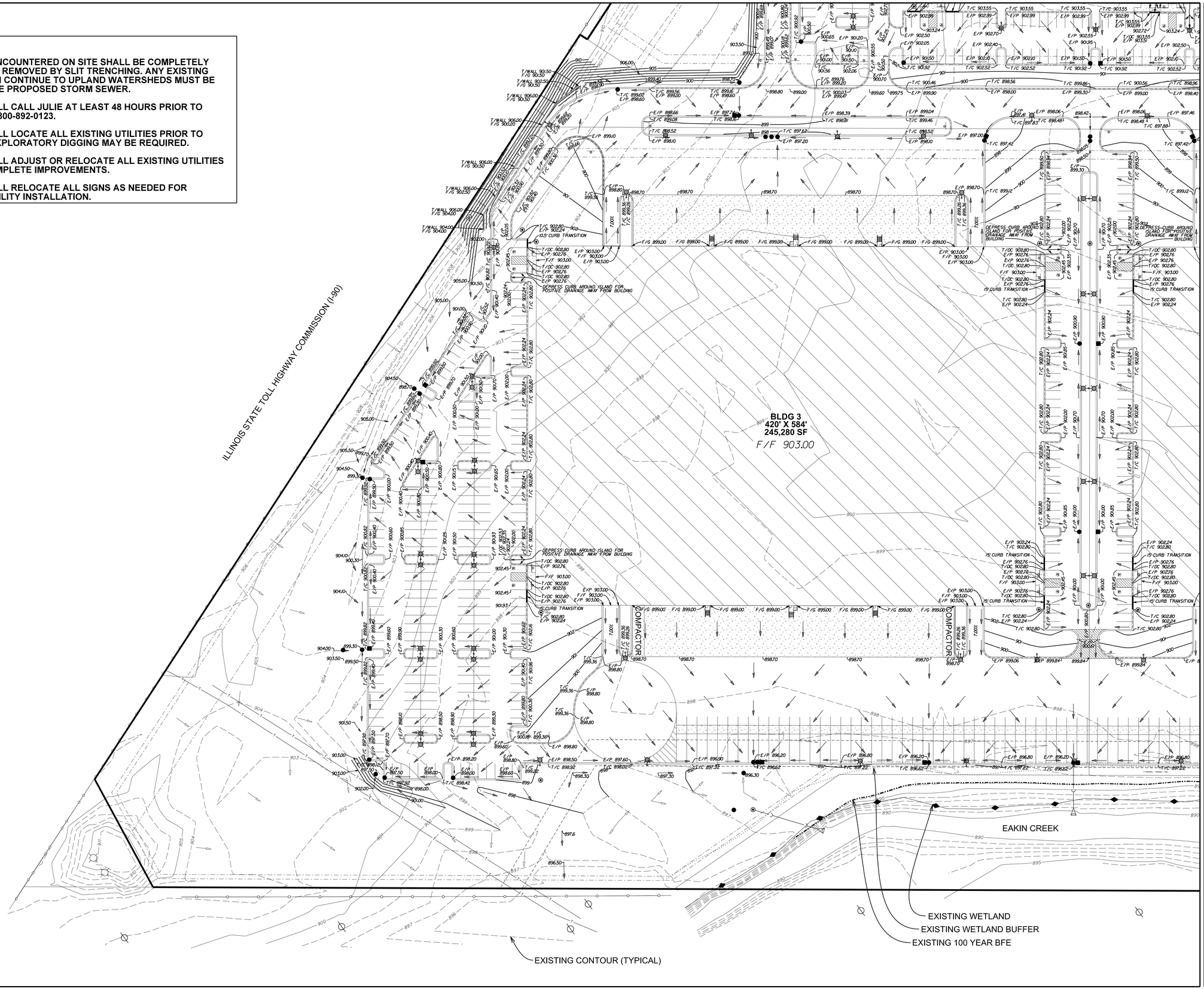
GEOMETRICS PLAN - WEST

SHEET NUMBER
11
OF 26 SHEETS
JOB No. 2121

NOTES:

1. ANY FIELD TILES ENCOUNTERED ON SITE SHALL BE COMPLETELY MAPPED AND THEN REMOVED BY SLIT TRENCHING. ANY EXISTING DRAIN TILES WHICH CONTINUE TO UPLAND WATERSHEDS MUST BE CONNECTED TO THE PROPOSED STORM SEWER.
2. CONTRACTOR SHALL CALL JULIE AT LEAST 48 HOURS PRIOR TO CONSTRUCTION. 1-800-892-0123.
3. CONTRACTOR SHALL LOCATE ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. EXPLORATORY DIGGING MAY BE REQUIRED.
4. CONTRACTOR SHALL ADJUST OR RELOCATE ALL EXISTING UTILITIES AS NEEDED TO COMPLETE IMPROVEMENTS.
5. CONTRACTOR SHALL RELOCATE ALL SIGNS AS NEEDED FOR PAVEMENT AND UTILITY INSTALLATION.



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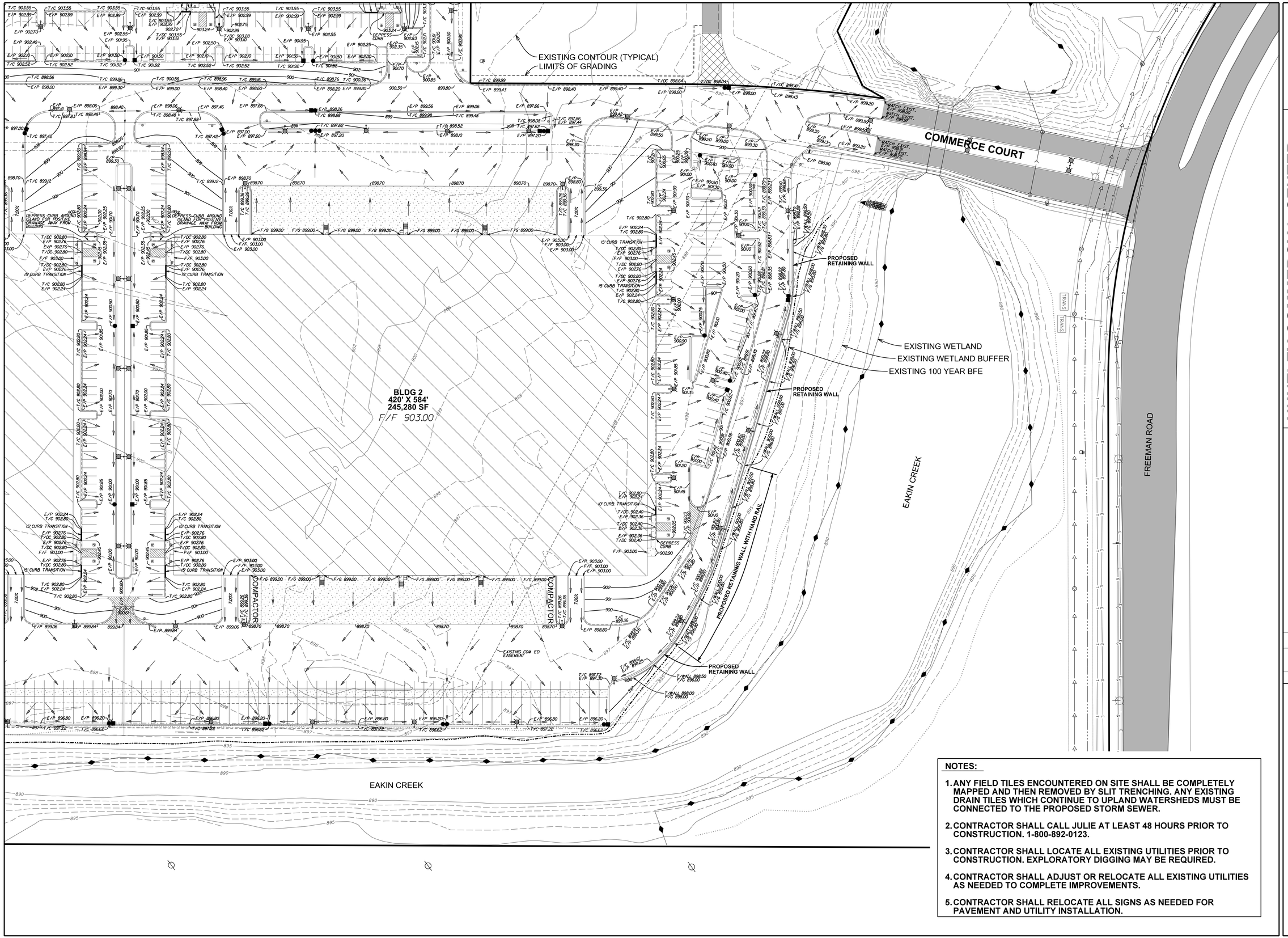
GRADING PLAN - SOUTHEAST

SHEET NUMBER
12
OF 26 SHEETS

JOB No. 2121



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GRADING PLAN - NORTHEAST

SHEET NUMBER 13 OF 26 SHEETS

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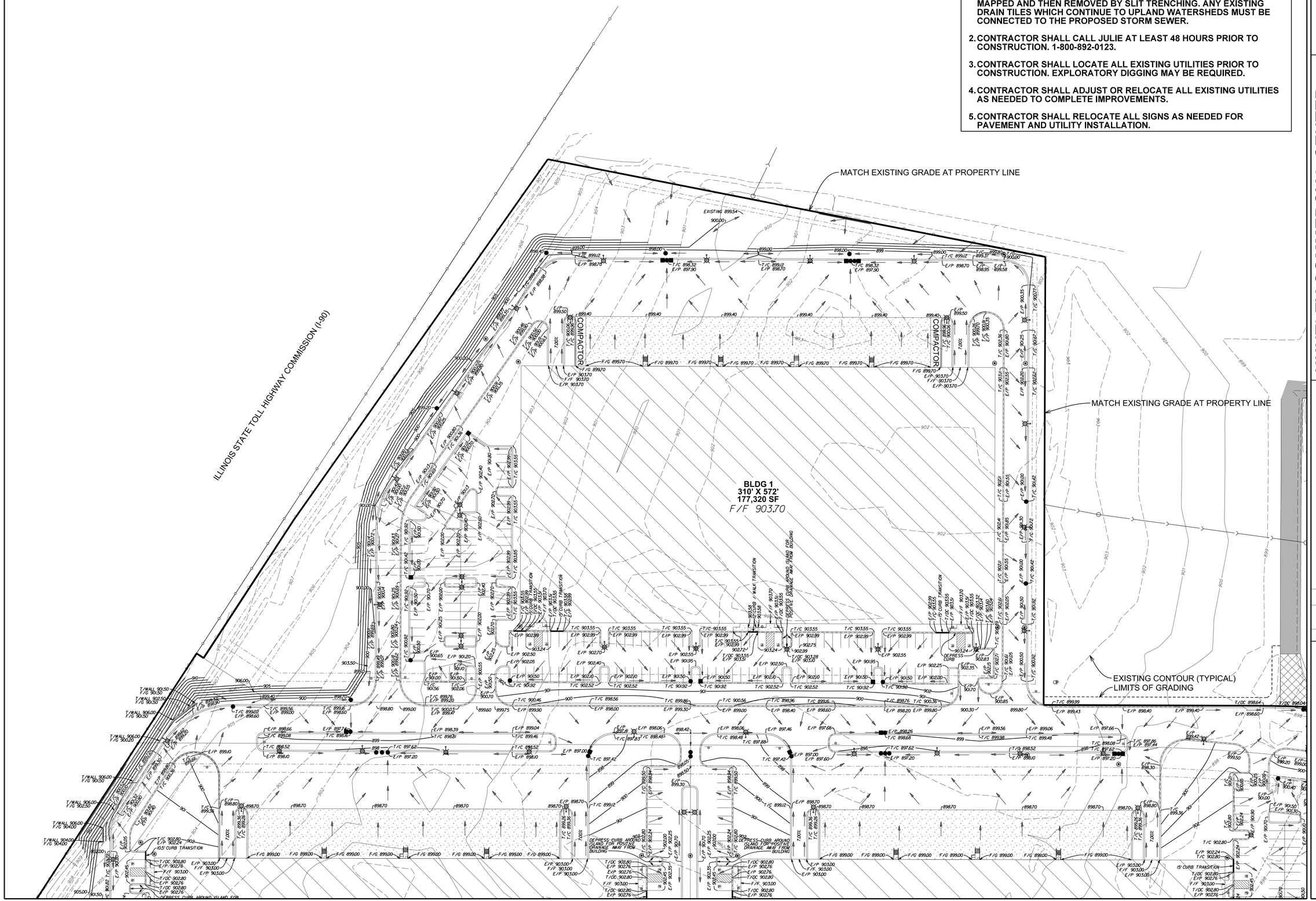

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GRADING PLAN - WEST

SHEET NUMBER
14
OF 26 SHEETS

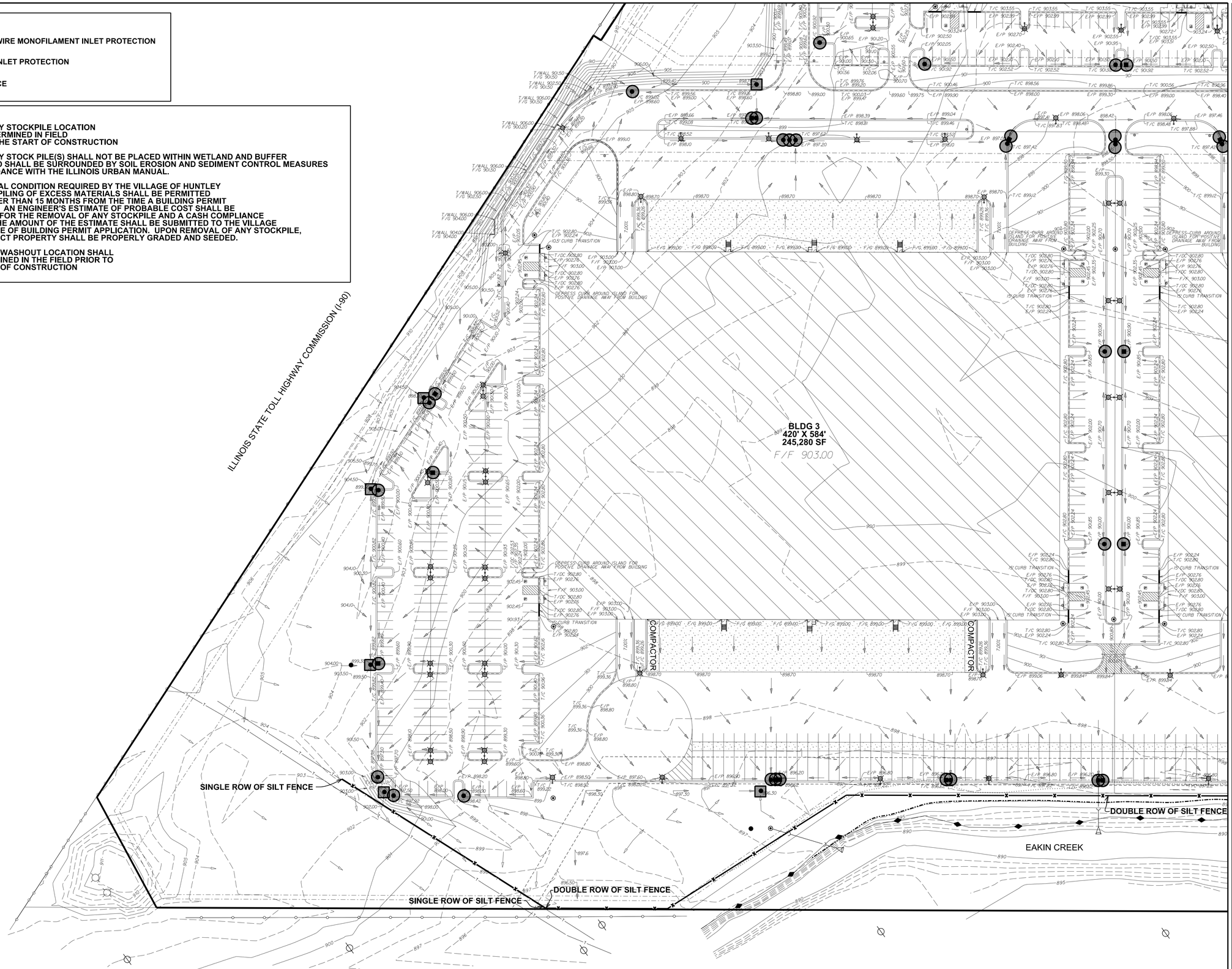
JOB No. 2121

LEGEND

- WELDED WIRE MONOFILAMENT INLET PROTECTION
- DROP-IN INLET PROTECTION
- —X— SILT FENCE

NOTES:

1. TEMPORARY STOCKPILE LOCATION TO BE DETERMINED IN FIELD PRIOR TO THE START OF CONSTRUCTION
2. TEMPORARY STOCK PILE(S) SHALL NOT BE PLACED WITHIN WETLAND AND BUFFER ZONES AND SHALL BE SURROUNDED BY SOIL EROSION AND SEDIMENT CONTROL MEASURES IN ACCORDANCE WITH THE ILLINOIS URBAN MANUAL.
3. PER SPECIAL CONDITION REQUIRED BY THE VILLAGE OF HUNTLEY NO STOCKPILING OF EXCESS MATERIALS SHALL BE PERMITTED FOR LONGER THAN 15 MONTHS FROM THE TIME A BUILDING PERMIT IS ISSUED. AN ENGINEER'S ESTIMATE OF PROBABLE COST SHALL BE PROVIDED FOR THE REMOVAL OF ANY STOCKPILE AND A CASH COMPLIANCE BOND IN THE AMOUNT OF THE ESTIMATE SHALL BE SUBMITTED TO THE VILLAGE AT THE TIME OF BUILDING PERMIT APPLICATION. UPON REMOVAL OF ANY STOCKPILE, THE SUBJECT PROPERTY SHALL BE PROPERLY GRADED AND SEEDED.
4. CONCRETE WASHOUT LOCATION SHALL BE DETERMINED IN THE FIELD PRIOR TO THE START OF CONSTRUCTION



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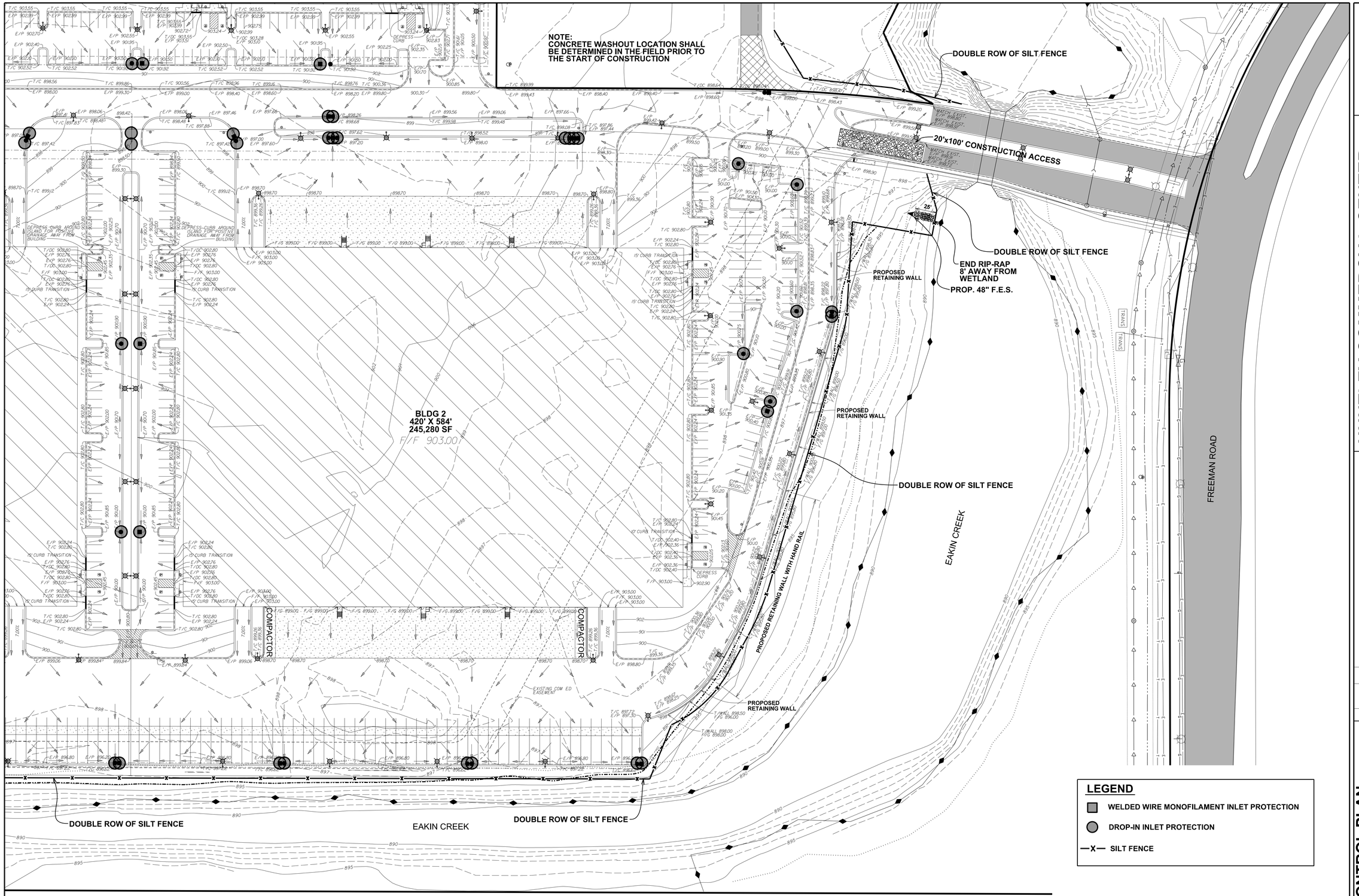
EROSION CONTROL PLAN - SOUTHEAST

SHEET NUMBER 15 OF 26 SHEETS

JOB No. 2121



LEGEND

- WELDED WIRE MONOFILAMENT INLET PROTECTION
- DROP-IN INLET PROTECTION
- —X— SILT FENCE

NOTES:

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EROSION CONTROL PLAN - NORTHEAST

SHEET NUMBER 16 OF 26 SHEETS

JOB No. 2121

LEGEND

- WELDED WIRE MONOFILAMENT INLET PROTECTION
- DROP-IN INLET PROTECTION
- —X— SILT FENCE

NOTES:

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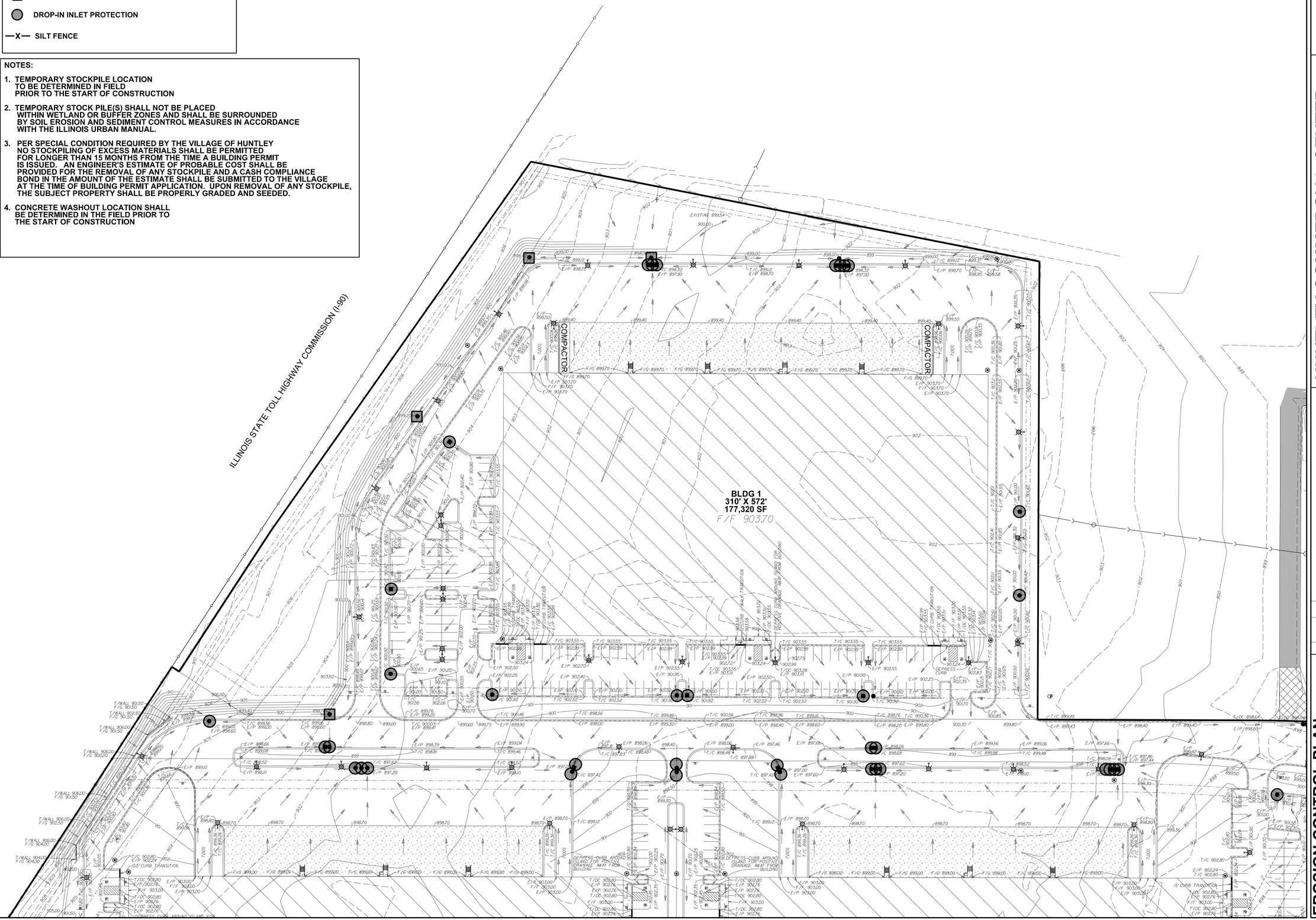
4. CONCRETE WASHOUT LOCATION SHALL BE DETERMINED IN THE FIELD PRIOR TO THE START OF CONSTRUCTION



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EROSION CONTROL PLAN - WEST

SHEET NUMBER 17 OF 26 SHEETS

JOB No. 2121

NOTE:
PROPER SOIL EROSION AND SEDIMENTATION CONTROLS AS PRESENTED IN THE "ILLINOIS URBAN MANUAL (LATEST REVISION)" SHALL BE UTILIZED TO ASSURE THAT SEDIMENT OR OTHER SITE MATERIAL IS NOT TRANSPORTED FROM THE SITE BY STORM WATER RUN-OFF, CONSTRUCTION EQUIPMENT AND OTHER VEHICLES, PREVAILING WINDS, OR ANY OTHER MEANS.

SPECIFIC EROSION AND SEDIMENT CONTROL MEASURES SHALL BE AS FOLLOWS:

1. ALL TURF INLET STRUCTURES SHALL BE PROTECTED WITH INLET BASKET FILTER IMMEDIATELY FOLLOWING INSTALLATION.
2. PAVEMENT INLETS SHALL BE PROTECTED WITH INLET BASKET FILTER IMMEDIATELY FOLLOWING INSTALLATION.
3. DETENTION FACILITIES SHALL BE STABILIZED IMMEDIATELY FOLLOWING EXCAVATION.
4. EROSION CONTROL BLANKET IS REQUIRED TO PROTECT THE SOIL SURFACE DURING THE ESTABLISHMENT OF GRASS OR VEGETATION ON STEEP EMBANKMENTS WITHIN THE DETENTION BASIN, SEE LANDSCAPE PLANS FOR SPECIFICATIONS.
5. APPROPRIATE TEMPORARY OR PERMANENT STABILIZATION MEASURES SHALL INCLUDE SEEDING, MULCHING, SODDING, EROSION CONTROL BLANKETS, AND/OR NON-VEGETATIVE MEASURES.
6. RIP RAP AND SEDIMENT RETENTION AREAS SHALL BE REPLACED OR RE-EXCAVATED WHENEVER THEIR USE HAS BEEN IMPAIRED.
7. STORM SEWERS SHALL BE FREE OF SEDIMENT PRIOR TO ACCEPTANCE.
8. DORMANT SEED PERIMETER OF PROPERTY AFTER ESTABLISHMENT OF SWALES/GRADING.

TYPICAL CONSTRUCTION SEQUENCING

1. INSTALLATION OF SOIL EROSION AND SEDIMENT CONTROL SE/SC MEASURES
   A. SELECTIVE VEGETATION REMOVAL FOR SILT FENCE INSTALLATION
   B. SILT FENCE INSTALLATION
   C. CONSTRUCTION FENCING AROUND AREAS NOT TO BE DISTURBED
   D. STABILIZED CONSTRUCTION ENTRANCE
2. TREE REMOVAL WHERE NECESSARY (CLEAR & GRUB)
3. CONSTRUCT SEDIMENT TRAPPING DEVICES (SEDIMENT TRAPS, BASINS...)
4. CONSTRUCT DETENTION FACILITIES AND OUTLET CONTROL STRUCTURE WITH RESTRICTOR
5. STRIP TOPSOIL, STOCKPILE TOPSOIL AND GRADE SITE
6. TEMPORARILY STABILIZE TOPSOIL STOCKPILES (SEED AND SILT FENCE AROUND TOE OF SLOPE)
7. INSTALL STORM SEWER, SANITARY SEWER, WATER AND ASSOCIATED INLET & OUTLET PROTECTION
8. PERMANENTLY STABILIZE DETENTION BASINS WITH SEED AND EROSION CONTROL BLANKET
9. TEMPORARILY STABILIZE ALL AREAS THAT HAVE REACHED TEMPORARY GRADE.
10. INSTALL ROADWAYS
11. INSTALL STRUCTURES AND GRADE REMAINING SITE.
13. PERMANENTLY STABILIZE SITE.
14. REMOVE ALL TEMPORARY SE/SC MEASURES AFTER THE SITE IS STABILIZED WITH VEGETATION

* SOIL EROSION AND SEDIMENT CONTROL MAINTENANCE MUST OCCUR WEEKLY AND AFTER EVERY ONE-HALF INCH (1/2") OR GREATER RAINFALL EVENT

WINTER SHUTDOWN REQUIREMENTS:

THE CONDITION OF THE CONSTRUCTION SITE FOR WINTER SHITDOWN SHALL BE ADDRESSED EARLY IN THE FALL GROWING SEASON SO THAT SLOPES AND OTHER BARE EARTH AREAS MAY BE STABILIZED WITH TEMPORARY AND/OR PERMANENT VEGETATIVE COVER FOR PROPER EROSION AND SEDIMENT CONTROL. ALL OPEN AREAS THAT ARE TO REMAIN IDLE THROUGHOUT THE WINTER SHALL RECEIVE TEMPORARY EROSION CONTROL MEASURES INCLUDING TEMPORARY SEEDING, MULCHING AND/OR EROSION CONTROL BLANKET PRIOR TO THE END OF THE FALL GROWING SEASON. THE AREAS TO BE WORKED BEYOND THE END OF THE GROWING SEASON MUST INCORPORATE SOIL STABILIZATION METHODS THAT DO NOT RELY ON VEGETATIVE COVER SUCH AS EROSION CONTROL BLANKET AND HEAVEY MULCHING.

SEDIMENTATION AND EROSION CONTROL NOTES

A. SEDIMENT CONTROL MEASURES SHALL BE INSTALLED PRIOR TO THE COMMENCEMENT OF HYDROLOGIC DISTURBANCE OF UPLAND AREAS.

B. FOR THOSE DEVELOPMENTS THAT REQUIRE A DESIGNATED EROSION CONTROL INSPECTOR (DECI), INSPECTIONS AND DOCUMENTATION SHALL BE PERFORMED, AT A MINIMUM:
   UPON COMPLETION OF SEDIMENT AND RUNOFF CONTROL MEASURES (INCLUDING PERIMETER CONTROLS AND DIVERSIONS), PRIOR TO PROCEEDING WITH ANY OTHER EARTH DISTURBANCE OR GRADING.
   AFTER EVERY SEVEN (7) CALENDAR DAYS OR STORM EVENT WITH GREATER THAN 0.5 INCH OF RAINFALL OR LIQUIDEQUIVALENT PRECIPITATION.

C. SOIL DISTURBANCE SHALL BE CONDUCTED IN SUCH A MANNER AS TO MINIMIZE EROSION. IF STRIPPING, CLEARING, GRADING, OR LANDSCAPING ARE TO BE DONE IN PHASES, THE PERMITTEE SHALL PLAN FOR APPROPRIATE SOIL EROSION AND SEDIMENT CONTROL MEASURES.

D. A STABILIZED MAT OF CRUSHED STONE MEETING IDOT GRADATION CA-1 UNDERLAIN WITH FILTER FABRIC AND IN ACCORDANCE WITH THE ILLINOIS URBAN MANUAL, OR OTHER APPROPRIATE MEASURE(S) AS APPROVED BY THE ENFORCEMENT OFFICER, SHALL BE INSTALLED AT ANY POINT WHERE TRAFFIC WILL BE ENTERING OR LEAVING A CONSTRUCTION SITE, SEDIMENT OR SOIL REACHING AN IMPROVED PUBLIC RIGHT-OF-WAY, STREET, ALLEY OR PARKING AREA SHALL BE REMOVED BY SCRAPING OR STREET CLEANING AS ACCUMULATIONS WARRANT AND TRANSPORTED TO A CONTROLLED SEDIMENT DISPOSAL AREA.

E. TEMPORARY DIVERSIONS SHALL BE CONSTRUCTED AS NECESSARY TO DIRECT ALL RUNOFF FROM HYDROLOGICALLY DISTURBED AREAS TO AN APPROPRIATE SEDIMENT TRAP OR BASIN.

F. DISTURBED AREAS SHALL BE STABILIZED WITH TEMPORARY OR PERMANENT MEASURES WITHIN SEVEN (7) CALENDAR DAYS FOLLOWING THE END OF ACTIVE HYDROLOGIC DISTURBANCE OR REDISTURBANCE.

G. ALL STOCKPILES SHALL HAVE APPROPRIATE MEASURES TO PREVENT EROSION. STOCKPILES SHALL NOT BE PLACED IN FLOOD PRONE AREAS OR WETLANDS AND DESIGNATED BUFFERS.

H. SLOPES STEEPER THAN 3H:1V SHALL BE STABILIZED WITH APPROPRIATE MEASURESAS APPROVED BY THE ENFORCEMENT OFFICER.

I. APPROPRIATE EROSION CONTROL BLANKET SHALL BE INSTALLED ON ALL INTERIOR DETENTION BASIN SIDE SLOPES BETWEEN THE NORMAL WATER LEVEL AND HIGH WATER LEVEL.

J. STORM SEWERS THAT ARE OR WILL BE FUNCTIONING DURING CONSTRUCTION SHALL BE PROTECTED BY AN APPROPRIATE SEDIMENT CONTROL MEASURE.

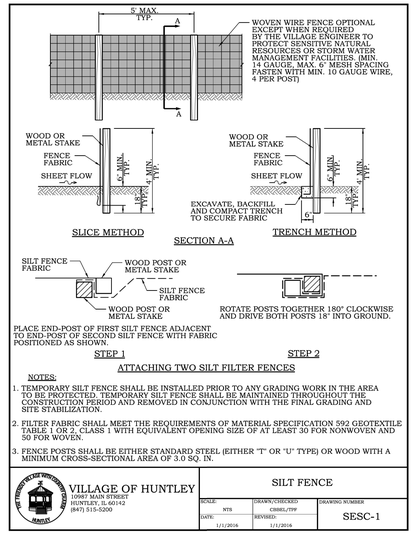
K. IF DEWATERING SERVICES ARE USED, ADJOINING PROPERTIES AND DISCHARGE LOCATIONS SHALL BE PROTECTED FROM EROSION AND SEDIMENTATION. DISCHARGES SHALL BE ROUTED THROUGH AN APPROVED ANIONIC POLYMER DEWATERING SYSTEM OR A SIMILAR MEASURE AS APPROVED BY THE ENFORCEMENT OFFICER. DEWATERING SYSTEMS SHOULD BE INSPECTED DAILY DURING OPERATIONAL PERIODS. THE ENFORCEMENT OFFICER, OR APPROVED REPRESENTATIVE, MUST BE PRESENT AT THE COMMENCEMENT OF DEWATERING ACTIVITIES.

L. IF INSTALLED SOIL EROSION AND SEDIMENT CONTROL MEASURES DO NOT MINIMIZE SEDIMENT LEAVING THE DEVELOPMENT SITE, ADDITIONAL MEASURES SUCH AS ANIONIC POLYMERS OR FILTRATION SYSTEMS MAY BE REQUIRED BY THE ENFORCEMENT OFFICER.

M. ALL TEMPORARY AND PERMANENT EROSION CONTROL MEASURES MUST BE MAINTAINED AND REPAIRED AS NEEDED. THE PROPERTY OWNER SHALL BE ULTIMATELY RESPONSIBLE FOR MAINTENANCE AND REPAIR.

N. ALL TEMPORARY SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY MEASURES ARE NO LONGER NEEDED.

O. THE EROSION CONTROL MEASURES INDICATED ON THE PLANS ARE THE MINIMUM REQUIREMENTS. ADDITIONAL MEASURES MAY BE REQUIRED, AS DIRECTED BY THE ENGINEER, ENFORCEMENT OFFICER, OR OTHER GOVERNING AGENCY.



NOTES:
1. TEMPORARY SILT FENCE SHALL BE INSTALLED PRIOR TO ANY GRADING WORK IN THE AREA TO BE PROTECTED. TEMPORARY SILT FENCE SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD AND REMOVED IN CONJUNCTION WITH THE FINAL GRADING AND SITE STABILIZATION.
2. FILTER FABRIC SHALL MEET THE REQUIREMENTS OF MATERIAL SPECIFICATION 592 GEOTEXTILE TABLE 1 OR 2, CLASS 1 WITH EQUIVALENT OPENING SIZE OF AT LEAST 30 FOR NONWOVEN AND 50 FOR WOVEN.
3. FENCE POSTS SHALL BE EITHER STANDARD STEEL (EITHER "T" OR "U" TYPE) OR WOOD WITH A MINIMUM CROSS-SECTIONAL AREA OF 3.0 SQ. IN.

VILLAGE OF HUNTLEY
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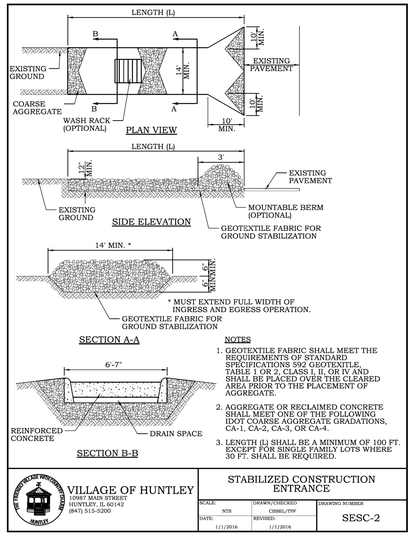
SILT FENCE		
SCALE: NTS	DRAWN/CHECKED CBB/EL/TPP	DRAWING NUMBER SESC-1
DATE: 1/1/2016	REVISED: 1/1/2016	



NOTES
1. GEOTEXTILE FABRIC SHALL MEET THE REQUIREMENTS OF STANDARD SPECIFICATIONS 592 GEOTEXTILE, TABLE 1 OR 2, CLASS I, II, OR IV AND SHALL BE PLACED OVER THE CLEARED AREA PRIOR TO THE PLACEMENT OF AGGREGATE.
2. AGGREGATE OR RECLAIMED CONCRETE SHALL MEET ONE OF THE FOLLOWING IDOT COARSE AGGREGATE GRADATIONS, CA-1, CA-2, CA-3, OR CA-4.
3. LENGTH (L) SHALL BE A MINIMUM OF 100 FT. EXCEPT FOR SINGLE FAMILY LOTS WHERE 30 FT. SHALL BE REQUIRED.

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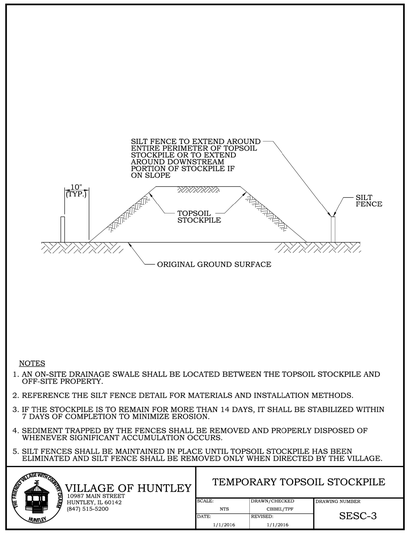
STABILIZED CONSTRUCTION ENTRANCE		
SCALE: NTS	DRAWN/CHECKED CBB/EL/TPP	DRAWING NUMBER SESC-2
DATE: 1/1/2016	REVISED: 1/1/2016	



NOTES
1. AN ON-SITE DRAINAGE SWALE SHALL BE LOCATED BETWEEN THE TOPSOIL STOCKPILE AND OFF-SITE PROPERTY.
2. REFERENCE THE SILT FENCE DETAIL FOR MATERIALS AND INSTALLATION METHODS.
3. IF THE STOCKPILE IS TO REMAIN FOR MORE THAN 14 DAYS, IT SHALL BE STABILIZED WITHIN 7 DAYS OF COMPLETION TO MINIMIZE EROSION.
4. SEDIMENT TRAPPED BY THE FENCES SHALL BE REMOVED AND PROPERLY DISPOSED OF WHENEVER SIGNIFICANT ACCUMULATION OCCURS.
5. SILT FENCES SHALL BE MAINTAINED IN PLACE UNTIL TOPSOIL STOCKPILE HAS BEEN ELIMINATED AND SILT FENCE SHALL BE REMOVED ONLY WHEN DIRECTED BY THE VILLAGE.

VILLAGE OF HUNTLEY
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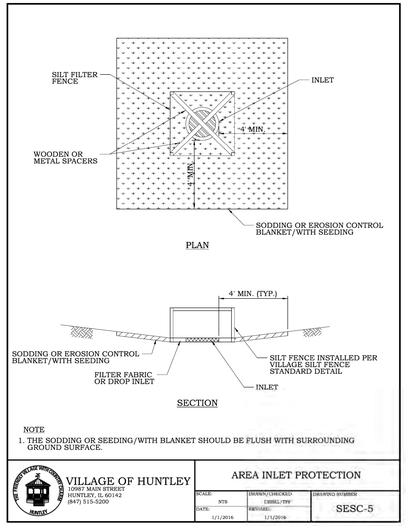
TEMPORARY TOPSOIL STOCKPILE		
SCALE: NTS	DRAWN/CHECKED CBB/EL/TPP	DRAWING NUMBER SESC-3
DATE: 1/1/2016	REVISED: 1/1/2016	



NOTE
1. THE SODDING OR SEEDING/WITH BLANKET SHOULD BE FLUSH WITH SURROUNDING GROUND SURFACE.

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AREA INLET PROTECTION		
SCALE: NTS	DRAWN/CHECKED CBB/EL/TPP	DRAWING NUMBER SESC-5
DATE: 1/1/2016	REVISED: 1/1/2016	

	STANDARD	DESCRIPTION
EROSION CONTROL BLANKET	IUM-530 IUM-531	EROSION CONTROL BLANKET EROSION CONTROL BLANKET, TURF REINFORCEMENT MAT (TRM)
INLET PROTECTION	IUM-531 IUM-531 IUM-561C IUM-561D IUM-562	MANUFACTURED ABOVE GRADE MONOFILAMENT FABRIC BARRIER FENCE IMPERVIOUS AREAS CURB PROTECTION PAVED AREAS DROP-IN PROTECTION LOG TYPE
END SECTION INLET PROTECTION	IL-508ST IL-610 IL-611	CULVERT INLET PROTECTION - STONE PIPE OUTLET TO FLAT AREA PIPE OUTLET TO CHANNEL
DITCH CHECK	IUM-514PC IUM-514RC IUM-514SC IUM-514UF IUM-514VC IL-605CA IL-605R	PLASTIC PERMEABLE ROLLED EROSION CONTROL SYNTHETIC POROUS CONTROL URBETHANE FOAM GEOTEXTILES VEGETATED EROSION CONTROL ROCK CHECK DAM - COARSE AGGREGATE ROCK CHECK DAM - RIP RAP
DEWATERING	IL-650	SUMP PIT PLAN
CONCRETE WASHOUT	IUM-654BW IUM-654ET IUM-654SB	TEMPORARY CONCRETE WASHOUT - BARRIER WALL TEMPORARY CONCRETE WASHOUT - EARTHEN TEMPORARY CONCRETE WASHOUT - STRAW BALE
GENERAL	IUM-501	BACK CUT CURB

NOTE:
1. STANDARDS PER THE NATURAL RESOURCES CONSERVATION SERVICE AS PUBLISHED IN THE ILLINOIS URBAN MANUAL, LATEST EDITION. FOUND AT: https://illinoisurbanmanual.org

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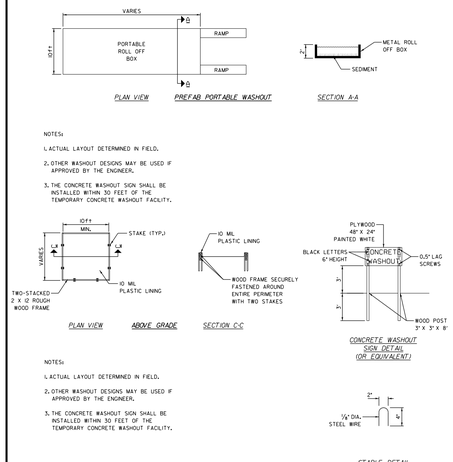
ILLINOIS URBAN MANUAL EROSION CONTROL SYSTEMS		
SCALE: NTS	DRAWN/CHECKED CBB/EL/TPP	DRAWING NUMBER SESC-6
DATE: 1/1/2016	REVISED: 3/8/2021	



CONCRETE WASHOUT TO BE LOCATED ON LEVEL GROUND A MINIMUM OF 50' FROM STORM DRAIN INLETS, OPEN DRAINAGE FACILITIES OR WATER BODIES

CONCRETE WASHOUT

SOIL PROTECTION CHART

STABILIZATION TYPE	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEP.	OCT.	NOV.	DEC.
PERMANENT SEEDINGS			A			*	*		*			
DORMANT SEEDINGS	B									B		
TEMPORARY SEEDINGS			C			D						
SODDING			E**									
MULCHING	F											

A - KENTUCKY BLUEGRASS 90 lbs./ac MIXED WITH PERENNIAL RYEGRASS 30 lbs./ac.

B - KENTUCKY BLUEGRASS 135 lbs./ac. MIXED WITH PERENNIAL RYEGRASS 45 lbs./ac. 2 TONS STRAW MULCH PER AC.

C - SPRING OATS 100 lbs./ac.

D - WHEAT OR CEREAL RYE 150 lbs./ac.

E - SOD

F - STRAW MULCH 2 TONS PER AC.

* - IRRIGATION NEEDED DURING JUNE, JULY & SEPTEMBER
** - IRRIGATION NEEDED FOR 2-3 WEEKS AFTER SODDING

HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

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DESIGNED BY: G.A.Z.
DRAWN BY: A.K.Z.
CHECKED BY: J.F.C.
ORIGINAL ISSUE: 04/07/21

DATE	BY	DESCRIPTION
05/28/21	JFC	REVISED PER VILLAGE REVIEW

REVISIONS

EROSION NOTES AND DETAILS

SHEET NUMBER 18 OF 26 SHEETS

JOB No. 2121

LEGEND

SYMBOL	INDICATES
00	PROPOSED SANITARY STRUCTURE NUMBER
00	PROPOSED STORM STRUCTURE NUMBER
00	PROPOSED WATER STRUCTURE NUMBER

UNLESS OTHERWISE SPECIFIED ALL PROPOSED STORM SEWER IS RCP ASTM C-76

PROPOSED 10" WATER MAIN D.I.P.

EXISTING 10" WATER MAIN (D.I.P.)

PROPOSED 10" WATER MAIN (D.I.P.)

EXISTING 10" WATER MAIN (D.I.P.)

PROPOSED 10" SANITARY PVC

PROPOSED 10" SANITARY PVC

EXISTING 8" SANITARY PVC

PROPOSED STORM

PROPOSED 10" SANITARY PVC

PROPOSED 10" WATER MAIN D.I.P.

PROPOSED 10" SANITARY PVC

EXISTING 10" WATER MAIN D.I.P.

PROPOSED 10" WATER MAIN D.I.P.

PROPOSED 10" WATER MAIN D.I.P.

ILLINOIS STATE TOLL HIGHWAY COMMISSION (I-90)

FREEMAN ROAD

EAKIN CREEK

BLDG 1
310' X 572'
177,320 SF

BLDG 2
420' X 584'
245,280 SF

BLDG 3
420' X 584'
245,280 SF

COMPACTOR

NORTH

SCALE: 1" = 100'

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GENERAL UTILITY PLAN

SHEET NUMBER

19

OF 26 SHEETS

JOB No. 2121

MATCH LINE

MATCH LINE

UNLESS OTHERWISE SPECIFIED ALL PROPOSED STORM SEWER IS RCP ASTM C-76

ILLINOIS STATE TOLL HIGHWAY COMMISSION (I-90)

BLDG 3
420' X 584'
245,280 SF

MONUMENT SIGN

COMPACTOR

COMPACTOR

EAKIN CREEK

EX. 48" FES I-889.12

EX. 48" ST. @ 0.31%

EX. 24" ST. @ 5.15%

EX. 24" FES I-888.84

WETLAND BUFFER

EXISTING WETLAND

EXISTING 100 YEAR BFE

MATCH LINE

NORTH

SCALE: 1" = 50'

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UTILITY PLAN - SOUTHEAST

SHEET NUMBER
20
OF 26 SHEETS

JOB No. 2121

MATCH LINE

MATCH LINE

MATCH LINE

BLDG 2
420' X 584'
245,280 SF

CONNECT PROPOSED VALUE VAULT TO EXISTING 10" WATER MAIN

CONNECT PROPOSED VALUE VAULT TO EXISTING 10" WATER MAIN

EXISTING 10" D.J.P.WATER MAIN

10" D.J.P.WATER MAIN

8" D.J.P.WATER MAIN

EXISTING WETLAND

WETLAND BUFFER

EXISTING 100 YEAR BFE

EXISTING COM ED EASEMENT

COMPACTOR

COMPACTOR

FREEMAN ROAD

EAKIN CREEK

NORTH

SCALE: 1" = 50'

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

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REVISIONS

UTILITY PLAN - NORTHEAST

SHEET NUMBER
21
OF 26 SHEETS

JOB No. 2121

UNLESS OTHERWISE SPECIFIED ALL PROPOSED STORM SEWER IS RCP ASTM C-76

PRIOR TO THE START CONSTRUCTION VERIFY ALL EXISTING SANITARY INVERTS

CONNECT TO EXISTING 10" WATER MAIN

EXISTING 10" WATER MAIN D.I.P.

10" WATER MAIN - D.I.P.

ILLINOIS STATE TOLL HIGHWAY COMMISSION (I-90)

COMPACTOR

COMPACTOR

BLDG 1
310' X 572'
177,320 SF

MATCH LINE

MATCH LINE

NORTH

SCALE: 1" = 50'

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HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

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CHECKED BY: J.F.C.
ORIGINAL ISSUE: 04/07/21

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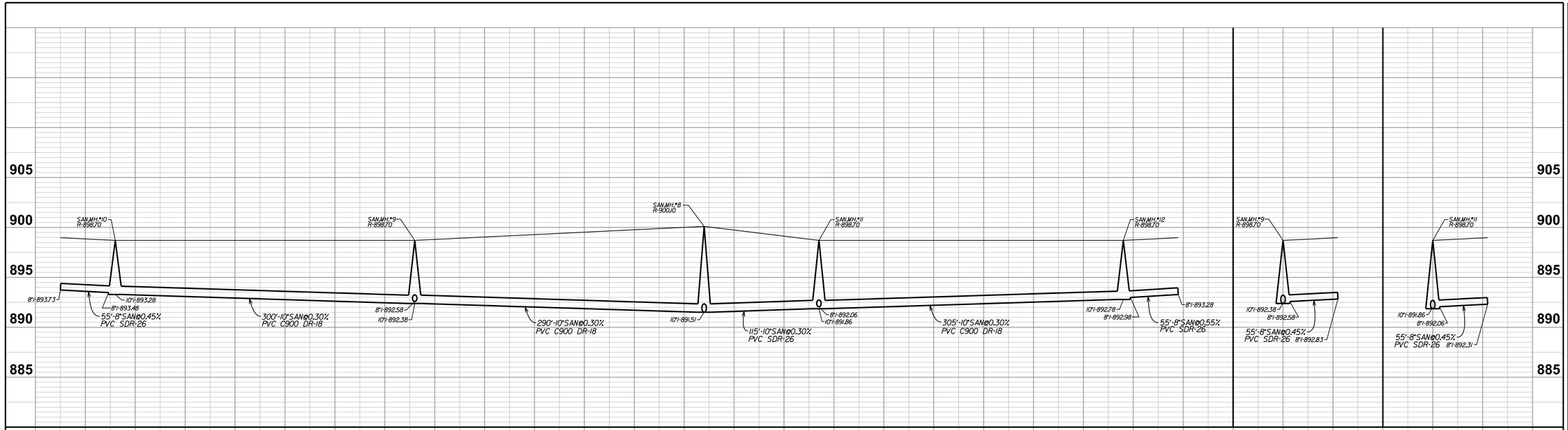
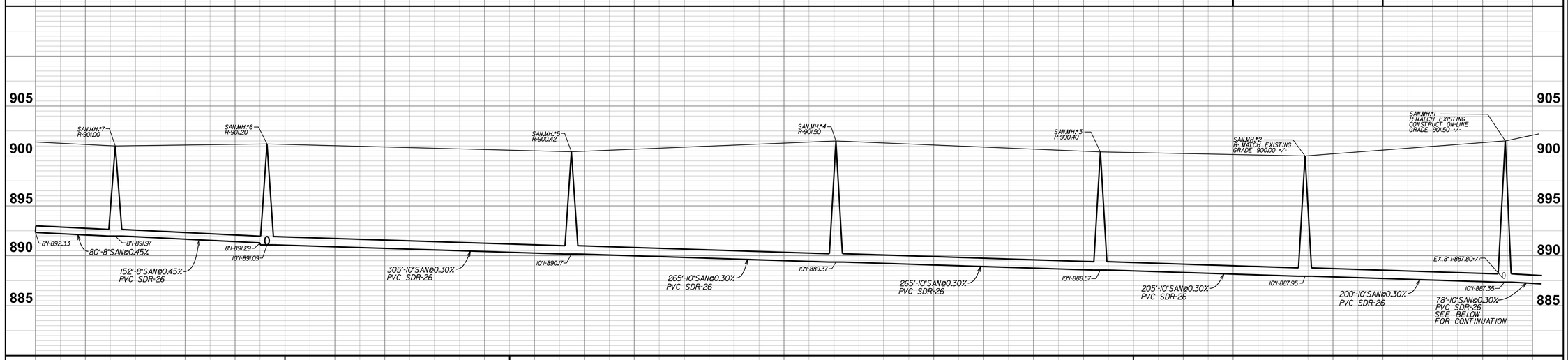
DESCRIPTION	BY	DATE
REVISED PER VILLAGE REVIEW	JFC	05/28/21

UTILITY PLAN - WEST

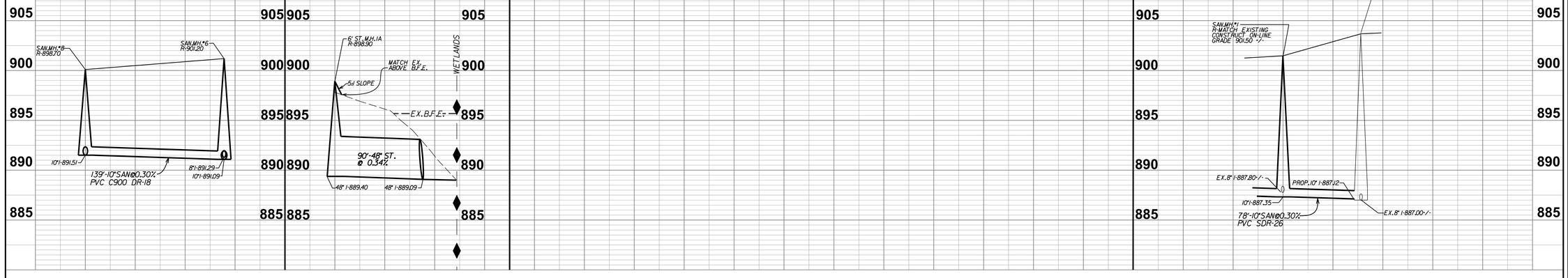
SHEET NUMBER
22
OF 26 SHEETS

JOB No. 2121





NORTH 48" STORM OUTFALL:



5' 2.5' 0 5'
VERT. SCALE: 1"= 5'

50' 25' 0 50'
HORIZ. SCALE: 1"= 50'

HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

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ORIGINAL ISSUE: 04/07/21

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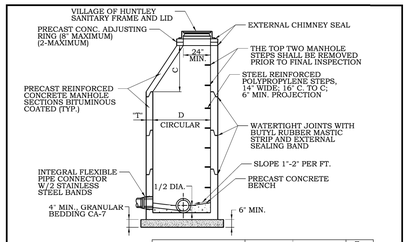
PROFILES

SHEET NUMBER
23
OF 26 SHEETS

JOB No. 2121

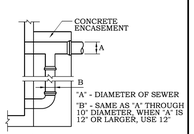


MATERIALS FOR WALLS	D	C*	T (min.)
PRECAST REINFORCED CONCRETE SECTION	4'-0"	2'-6"	4"
	5'-0"	3'-9"	5"
	6'-0"	5'-0"	6"

* DIMENSION 'C' MAY VARY FROM THE DIMENSION GIVEN TO PLUS 6".

NOTES

1. USE ECCENTRIC CONES UNLESS OTHERWISE INDICATED ON THE DRAWING.
2. USE 4'-0" DIAMETER FOR SEWER SIZES THRU 21", 5'-0" DIAMETER FOR SEWER SIZES 24" THRU 30", AND 6'-0" DIAMETER FOR SEWER SIZES GREATER THAN 30" UNLESS OTHERWISE NOTED.
3. USE OUTSIDE DROP WHEN ANY ENTERING SEWER INVERT DIFFERS BY 2'-0" OR MORE FROM INVERT OF MANHOLE.
4. THICKNESS "T"=4" MIN. FOR 4' DIAMETER, 5" MIN. FOR 5' DIAMETER, 6" MIN. FOR 6' DIAMETER.
5. UNLESS OTHERWISE SPECIFIED HEREIN CONSTRUCTION AND MATERIALS SHALL CONFORM TO THE STD. SPEC. FOR WATER AND SEWER CONSTRUCTION IN ILLINOIS, LATEST EDITION.

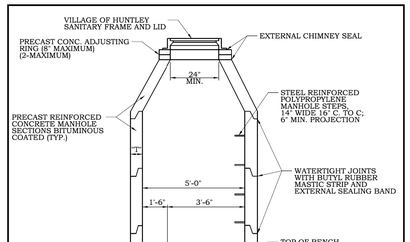


OUTSIDE DROP DETAIL

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

SANITARY MANHOLE

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	SAN-1
DATE:	REVISED:	
1/1/2016	1/1/2016	



NOTES

1. ALL PRECAST MANHOLE SECTIONS SHALL BE BITUMINOUS COATED.
2. THE TOP TWO (2) MANHOLE STEPS SHALL BE REMOVED PRIOR TO FINAL INSPECTION.
3. CONCENTRIC CONE REQUIRED.
4. THICKNESS "T" = 5" MINIMUM.
5. INTEGRAL FLEXIBLE PIPE CONNECTOR WITH 2 STAINLESS STEEL BANDS SHALL BE USED.
6. UNLESS OTHERWISE SPECIFIED HEREIN CONSTRUCTION AND MATERIALS SHALL CONFORM TO THE STD. SPEC. FOR WATER AND SEWER CONSTRUCTION IN ILLINOIS, LATEST EDITION.

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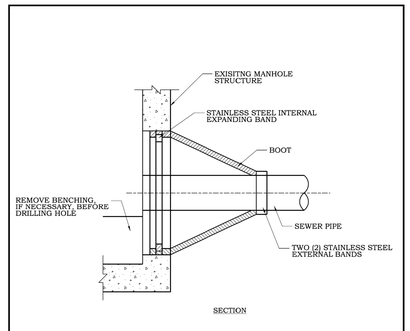
SANITARY MONITORING MANHOLE

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	SAN-2
DATE:	REVISED:	
1/1/2016	1/1/2016	



SECTION

NOTES

1. CORE-DRILL CIRCULAR OPENING IN MANHOLE WALL OF DIAMETER TO FIT THE REQUIRED BOOT SIZE.
2. KOR-N-SEAL FLEXIBLE RUBBER BOOT (KOR-N-SEAL I: 106/406 SERIES FOR 12" AND SMALLER; KOR-N-SEAL II: 206 SERIES FOR 15" AND GREATER) SHALL BE USED FOR WATERTIGHT CONNECTION.
3. CUT, SHAPE AND SLOPE NEW INVERT CHANNEL IN THE EXISTING CONCRETE BENCH FOR SMOOTH FLOW FROM NEW SANITARY SEWER CONNECTION.
4. CLEAN EXISTING MANHOLE OF ANY DIRT, CONRETE OR DEBRIS WHICH MAY ACCUMULATE DURING THE CONSTRUCTION PROCESS.

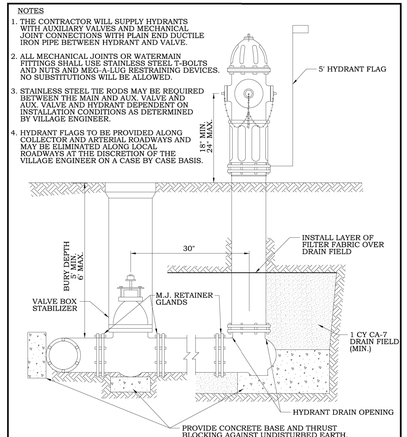
VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

SANITARY SEWER CONNECTION TO EXISTING MANHOLE

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	SAN-3
DATE:	REVISED:	
1/1/2016	1/1/2016	

NOTES

1. THE CONTRACTOR WILL SUPPLY HYDRANTS WITH AUXILIARY VALVES AND MECHANICAL JOINT CONNECTIONS WITH PLAIN END DUCTILE IRON PIPE BETWEEN HYDRANT AND VALVE.
2. ALL MECHANICAL JOINTS OR WATERMAIN FITTINGS SHALL USE STAINLESS STEEL T-BOLTS AND NUTS AND MEG-A-LUG RESTRAINING DEVICES. NO SUBSTITUTIONS WILL BE ALLOWED.
3. STAINLESS STEEL TIE RODS MAY BE REQUIRED BETWEEN THE MAIN AND AUX. VALVE AND AUX. VALVE AND HYDRANT DEPENDENT ON INSTALLATION CONDITIONS AS DETERMINED BY VILLAGE ENGINEER.
4. HYDRANT FLAGS TO BE PROVIDED ALONG COLLECTOR AND ARTERIAL ROADWAYS AND MAY BE ELIMINATED ALONG LOCAL ROADWAYS AT THE DISCRETION OF THE VILLAGE ENGINEER ON A CASE BY CASE BASIS.



VILLAGE OF HUNTLEY
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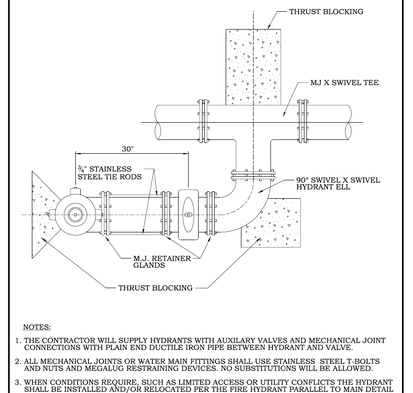
HUNTLEY, IL 60142
(847) 515-5200

FIRE HYDRANT INSTALL

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	WAT-1
DATE: 1/1/2016	REVISED: 3/9/2021	



NOTES:

1. THE CONTRACTOR WILL SUPPLY HYDRANTS WITH AUXILARY VALVES AND MECHANICAL JOINT CONNECTIONS WITH PLAIN END DUCTILE IRON PIPE BETWEEN HYDRANT AND VALVE.
2. ALL MECHANICAL JOINTS OR WATER MAIN FITTINGS SHALL USE STAINLESS STEEL T-BOLTS AND NUTS AND MEGALUG RESTRAINING DEVICES. NO SUBSTITUTIONS WILL BE ALLOWED.
3. WHEN CONDITIONS REQUIRE, SUCH AS LIMITED ACCESS OR UTILITY CONFLICTS THE HYDRANT SHALL BE INSTALLED AND/OR RELOCATED PER THE FIRE HYDRANT PARALLEL TO MAIN DETAIL SHOWN. THE COST OF ANY ADDITIONAL MATERIALS OR LABOR SHALL BE CONSIDERED INCIDENTAL TO THE COST OF HYDRANT INSTALLATION AND/OR RELOCATION.

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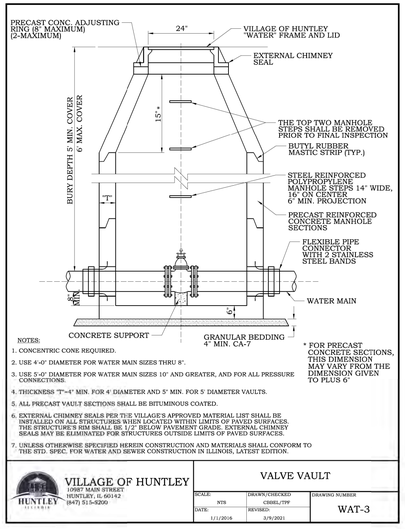
FIRE HYDRANT PARALLEL TO MAIN

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	WAT-2
DATE: 1/1/2016	REVISED: 1/1/2016	



NOTES:

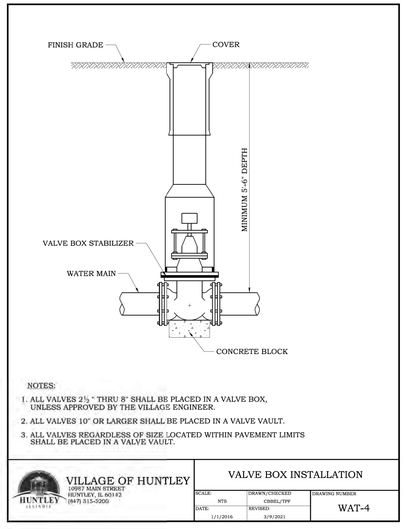
1. CONCENTRIC CONE REQUIRED.
2. USE 4'-0" DIAMETER FOR WATER MAIN SIZES THRU 8".
3. USE 5'-0" DIAMETER FOR WATER MAIN SIZES 10" AND GREATER, AND FOR ALL PRESSURE CONNECTIONS.
4. THICKNESS "T"=4" MIN. FOR 4' DIAMETER AND 5" MIN. FOR 5' DIAMETER VAULTS.
5. ALL PRECAST VAULT SECTIONS SHALL BE BITUMINOUS COATED.
6. EXTERNAL CHIMNEY SEALS PER THE VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN LIMITS OF PAVED SURFACES. THE STRUCTURE'S RIM SHALL BE 1/2" BELOW PAVEMENT GRADE. EXTERNAL CHIMNEY SEALS MAY BE ELIMINATED FOR STRUCTURES OUTSIDE LIMITS OF PAVED SURFACES.
7. UNLESS OTHERWISE SPECIFIED HEREIN CONSTRUCTION AND MATERIALS SHALL CONFORM TO THE STD. SPEC. FOR WATER AND SEWER CONSTRUCTION IN ILLINOIS, LATEST EDITION.

* FOR PRECAST CONCRETE SECTIONS, THIS DIMENSION MAY VARY FROM THE DIMENSION GIVEN TO PLUS 6"

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

VALVE VAULT

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	WAT-3
DATE: 1/1/2016	REVISED:	



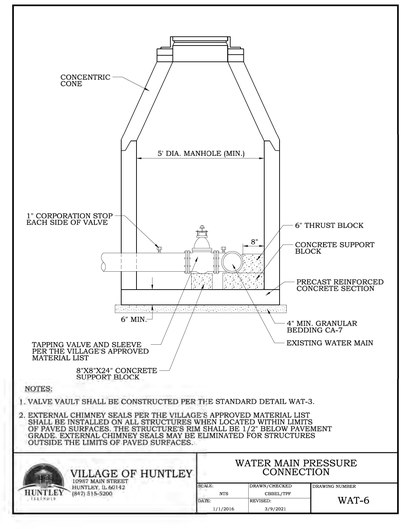
NOTES:

1. ALL VALVES 2½" THRU 8" SHALL BE PLACED IN A VALVE BOX, UNLESS APPROVED BY THE VILLAGE ENGINEER.
2. ALL VALVES 10" OR LARGER SHALL BE PLACED IN A VALVE VAULT.
3. ALL VALVES REGARDLESS OF SIZE LOCATED WITHIN PAVEMENT LIMITS SHALL BE PLACED IN A VALVE VAULT.

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

VALVE BOX INSTALLATION

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	WAT-4
DATE: 1/1/2016	REVISED: 3/9/2021	



NOTES:

1. VALVE VAULT SHALL BE CONSTRUCTED PER THE STANDARD DETAIL WAT-3.
2. EXTERNAL CHIMNEY SEALS PER THE VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN LIMITS OF PAVED SURFACES. THE STRUCTURE'S RIM SHALL BE 1/2" BELOW PAVEMENT GRADE. EXTERNAL CHIMNEY SEALS MAY BE ELIMINATED FOR STRUCTURES OUTSIDE THE LIMITS OF PAVED SURFACES.

VILLAGE OF HUNTLEY
10987 MAIN STREET
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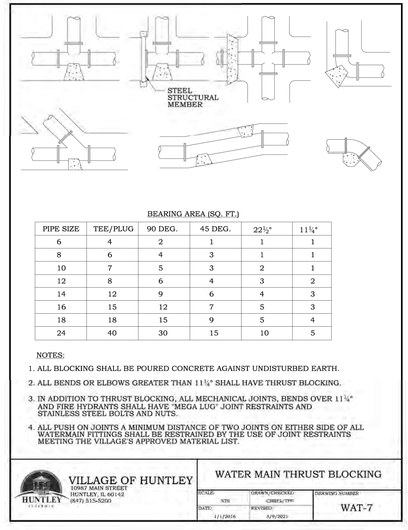
(847) 515-5200

WATER MAIN PRESSURE CONNECTION

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	WAT-6
DATE: 1/1/2016	REVISED: 3/9/2021	



BEARING AREA (SQ. FT.)

PIPE SIZE	TEE/PLUG	90 DEG.	45 DEG.	22½°	11¼°
6	4	2	1	1	1
8	6	4	3	1	1
10	7	5	3	2	1
12	8	6	4	3	2
14	12	9	6	4	3
16	15	12	7	5	3
18	18	15	9	5	4
24	40	30	15	10	5

NOTES:

1. ALL BLOCKING SHALL BE POURED CONCRETE AGAINST UNDISTURBED EARTH.
2. ALL BENDS OR ELBOWS GREATER THAN 11¼° SHALL HAVE THRUST BLOCKING.
3. IN ADDITION TO THRUST BLOCKING, ALL MECHANICAL JOINTS, BENDS OVER 11¼° AND FIRE HYDRANTS SHALL HAVE 'MEGA LUG' JOINT RESTRAINTS AND STAINLESS STEEL BOLTS AND NUTS.
4. ALL PUSH ON JOINTS A MINIMUM DISTANCE OF TWO JOINTS ON EITHER SIDE OF ALL WATERMAIN FITTINGS SHALL BE RESTRAINED BY THE USE OF JOINT RESTRAINTS MEETING THE VILLAGE'S APPROVED MATERIAL LIST.

VILLAGE OF HUNTLEY
10987 MAIN STREET
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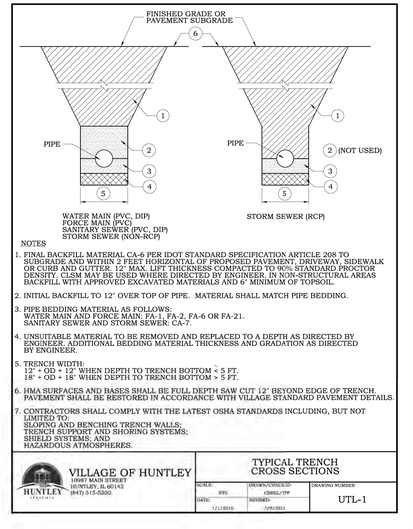
WATER MAIN THRUST BLOCKING

SCALE:	DRAWN/CHECKED:	DRAWING NUMBER
NTS	CBSEL/TPF	WAT-7
DATE: 1/1/2016	REVISED: 3/9/2021	



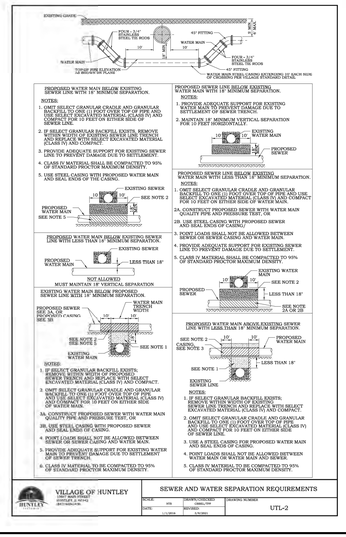
NOTES

1. FINAL BACKFILL MATERIAL CA-6 PER IDOT STANDARD SPECIFICATION ARTICLE 208 TO SUBGRADE AND WITHIN 2 FEET HORIZONTAL OF PROPOSED PAVEMENT, DRIVEWAY, SIDEWALK OR CURB AND GUTTER. 12" MAX. LIFT THICKNESS COMPACTED TO 90% STANDARD PROCTOR DENSITY. CLSM MAY BE USED WHERE DIRECTED BY ENGINEER. IN NON-STRUCTURAL AREAS BACKFILL WITH APPROVED EXCAVATED MATERIALS AND 6" MINIMUM OF TOPSOIL.
2. INITIAL BACKFILL TO 12" OVER TOP OF PIPE. MATERIAL SHALL MATCH PIPE BEDDING.
3. PIPE BEDDING MATERIAL AS FOLLOWS:
   WATER MAIN AND FORCE MAIN: FA-1, FA-2, FA-6 OR FA-21.
   SANITARY SEWER AND STORM SEWER: CA-7.
4. UNSUITABLE MATERIAL TO BE REMOVED AND REPLACED TO A DEPTH AS DIRECTED BY ENGINEER. ADDITIONAL BEDDING MATERIAL THICKNESS AND GRADATION AS DIRECTED BY ENGINEER.
5. TRENCH WIDTH:
   12" + OD + 12" WHEN DEPTH TO TRENCH BOTTOM < 5 FT.
   18" + OD + 18" WHEN DEPTH TO TRENCH BOTTOM > 5 FT.
6. HMA SURFACES AND BASES SHALL BE FULL DEPTH SAW CUT 12" BEYOND EDGE OF TRENCH. PAVEMENT SHALL BE RESTORED IN ACCORDANCE WITH VILLAGE STANDARD PAVEMENT DETAILS.
7. CONTRACTORS SHALL COMPLY WITH THE LATEST OSHA STANDARDS INCLUDING, BUT NOT LIMITED TO:
   SLOPING AND BENCHING TRENCH WALLS;
   TRENCH SUPPORT AND SHORING SYSTEMS;
   SHIELD SYSTEMS; AND
   HAZARDOUS ATMOSPHERES.

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

TYPICAL TRENCH CROSS SECTIONS

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	UTL-1
DATE: 1/1/2016	REVISED: 7/29/2021	



VILLAGE OF HUNTLEY
10987 MAIN STREET
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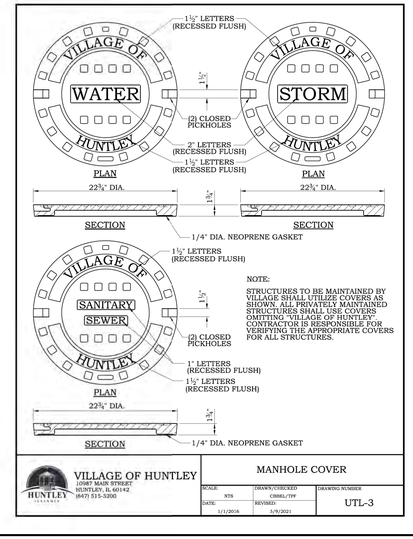
SEWER AND WATER SEPARATION REQUIREMENTS

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	UTL-2
DATE: 1/1/2016	REVISED: 1/1/2016	



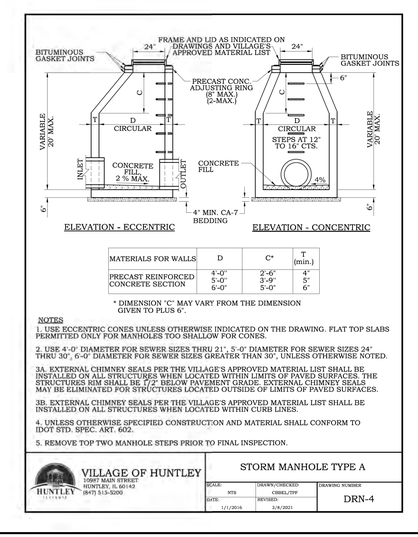
NOTE:

STRUCTURES TO BE MAINTAINED BY VILLAGE SHALL UTILIZE COVERS AS SHOWN. ALL PRIVATELY MAINTAINED STRUCTURES SHALL USE COVERS OMITTING "VILLAGE OF HUNTLEY". CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE APPROPRIATE COVERS FOR ALL STRUCTURES.

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

MANHOLE COVER

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	UTL-3
DATE: 1/1/2016	REVISED: 3/9/2021	



MATERIALS FOR WALLS	D	C*	T (min.)
PRECAST REINFORCED CONCRETE SECTION	4'-0"	2'-6"	4"
	5'-0"	3'-9"	5"
	6'-0"	5'-0"	6"

* DIMENSION "C" MAY VARY FROM THE DIMENSION GIVEN TO PLUS 6".

NOTES

1. USE ECCENTRIC CONES UNLESS OTHERWISE INDICATED ON THE DRAWING. FLAT TOP SLABS PERMITTED ONLY FOR MANHOLES TOO SHALLOW FOR CONES.
2. USE 4'-0" DIAMETER FOR SEWER SIZES THRU 21", 5'-0" DIAMETER FOR SEWER SIZES 24" THRU 30", 6'-0" DIAMETER FOR SEWER SIZES GREATER THAN 30", UNLESS OTHERWISE NOTED.

3A. EXTERNAL CHIMNEY SEALS PER THE VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN LIMITS OF PAVED SURFACES. THE STRUCTURES RIM SHALL BE 1/2" BELOW PAVEMENT GRADE. EXTERNAL CHIMNEY SEALS MAY BE ELIMINATED FOR STRUCTURES LOCATED OUTSIDE OF LIMITS OF PAVED SURFACES.

3B. EXTERNAL CHIMNEY SEALS PER THE VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN CURB LINES.

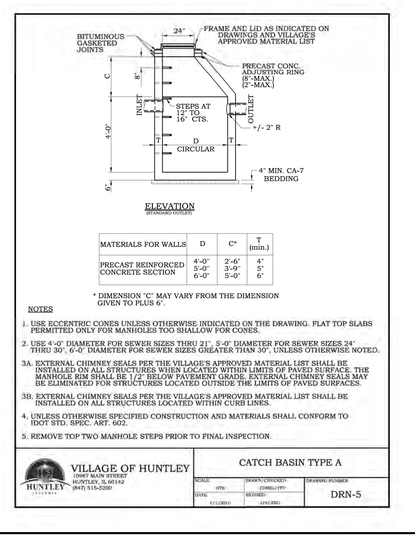
4. UNLESS OTHERWISE SPECIFIED CONSTRUCTION AND MATERIAL SHALL CONFORM TO IDOT STD. SPEC. ART. 602.

5. REMOVE TOP TWO MANHOLE STEPS PRIOR TO FINAL INSPECTION.

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

STORM MANHOLE TYPE A

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBSEL/TPF	DRN-4
DATE: 1/1/2016	REVISED: 3/9/2021	



MATERIALS FOR WALLS	D	C*	T (min.)
PRECAST REINFORCED CONCRETE SECTION	4'-0"	2'-6"	4"
	5'-0"	3'-9"	5"
	6'-0"	5'-0"	6"

* DIMENSION "C" MAY VARY FROM THE DIMENSION GIVEN TO PLUS 6".

NOTES

1. USE ECCENTRIC CONES UNLESS OTHERWISE INDICATED ON THE DRAWING. FLAT TOP SLABS PERMITTED ONLY FOR MANHOLES TOO SHALLOW FOR CONES.
2. USE 4'-0" DIAMETER FOR SEWER SIZES THRU 21", 5'-0" DIAMETER FOR SEWER SIZES 24" THRU 30", 6'-0" DIAMETER FOR SEWER SIZES GREATER THAN 30", UNLESS OTHERWISE NOTED.

3A. EXTERNAL CHIMNEY SEALS PER THE VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN LIMITS OF PAVED SURFACE. THE MANHOLE RIM SHALL BE 1/2" BELOW PAVEMENT GRADE. EXTERNAL CHIMNEY SEALS MAY BE ELIMINATED FOR STRUCTURES LOCATED OUTSIDE THE LIMITS OF PAVED SURFACES.

3B. EXTERNAL CHIMNEY SEALS PER THE VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES LOCATED WITHIN CURB LINES.

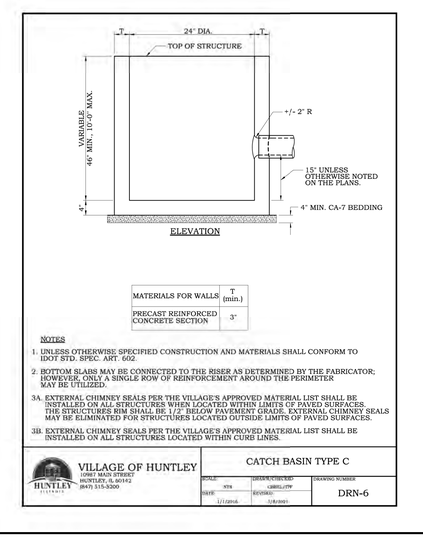
4. UNLESS OTHERWISE SPECIFIED CONSTRUCTION AND MATERIALS SHALL CONFORM TO IDOT STD. SPEC. ART. 602.

5. REMOVE TOP TWO MANHOLE STEPS PRIOR TO FINAL INSPECTION.

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

CATCH BASIN TYPE A

SCALE:	DRAWN/CHECKED:	DRAWING NUMBER
NTS	CBSEL/TPF	DRN-5
DATE: 1/1/2016	REVISED: 12/6/2021	



MATERIALS FOR WALLS	T (min.)
PRECAST REINFORCED CONCRETE SECTION	3"

NOTES

1. UNLESS OTHERWISE SPECIFIED CONSTRUCTION AND MATERIALS SHALL CONFORM TO IDOT STD. SPEC. ART. 602.
2. BOTTOM SLABS MAY BE CONNECTED TO THE RISER AS DETERMINED BY THE FABRICATOR; HOWEVER, ONLY A SINGLE ROW OF REINFORCEMENT AROUND THE PERIMETER MAY BE UTILIZED.

3A. EXTERNAL CHIMNEY SEALS PER THE VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN LIMITS OF PAVED SURFACES. THE STRUCTURES RIM SHALL BE 1/2" BELOW PAVEMENT GRADE. EXTERNAL CHIMNEY SEALS MAY BE ELIMINATED FOR STRUCTURES LOCATED OUTSIDE LIMITS OF PAVED SURFACES.

3B. EXTERNAL CHIMNEY SEALS PER THE VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES LOCATED WITHIN CURB LINES.

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

CATCH BASIN TYPE C

SCALE:	DRAWN/CHECKED:	DRAWING NUMBER
NTS	CBSEL/TPF	DRN-6
DATE: 1/1/2016	REVISED: 12/6/2021	

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

PEARSON, BROWN & ASSOCIATES, INC.
CONSULTING ENGINEERS
1850 W. WINCHESTER ROAD - SUITE 205
LIBERTYVILLE, IL. 60048
PHONE: (847) 367-6707
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E-MAIL ADDRESS: pba@pbaengineers.com

DESIGNED BY: G.A.Z.
DRAWN BY: A.K.Z.
CHECKED BY: J.F.C.
ORIGINAL ISSUE: 04/07/21

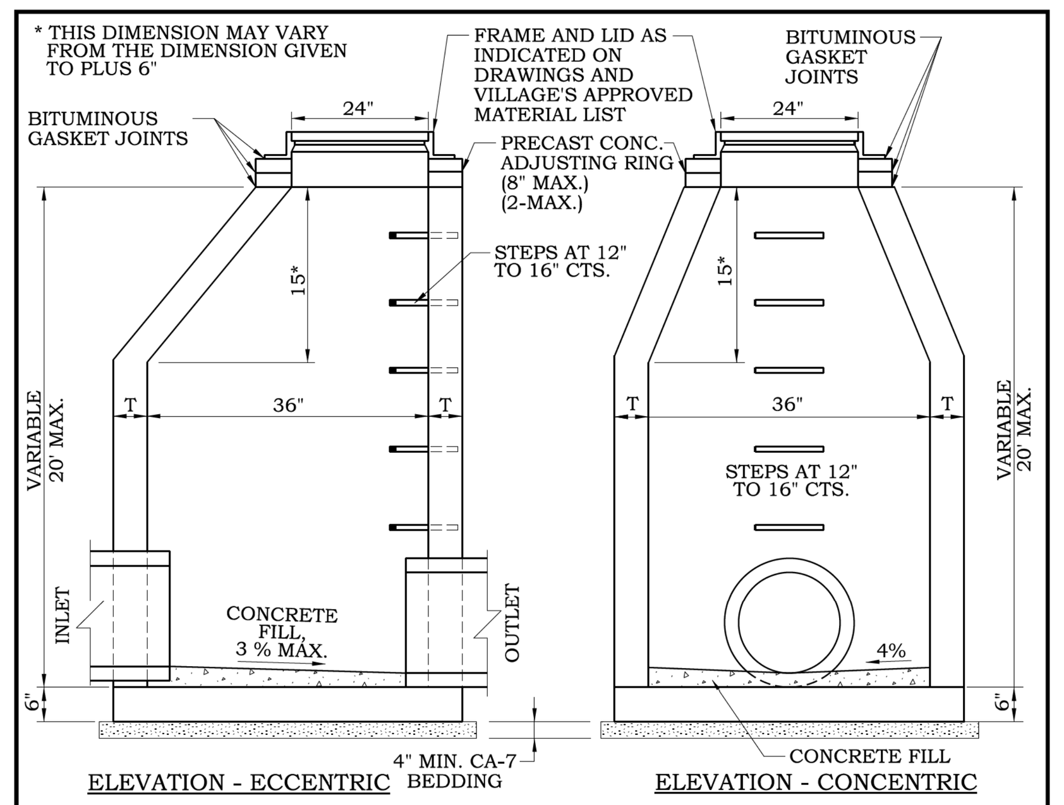
DATE	BY	DESCRIPTION
05/28/21	JFC	REVISED PER VILLAGE REVIEW

REVISIONS

DETAILS

SHEET NUMBER
24
OF 26 SHEETS

JOB No. 2121



MATERIALS FOR WALLS	T
PRECAST REINFORCED CONCRETE SECTION	3"

NOTES

1. USE ECCENTRIC CONES UNLESS OTHERWISE INDICATED ON THE DRAWING. FLAT TOP SLABS PERMITTED ONLY FOR INLETS TOO SHALLOW FOR CONES.

2A. EXTERNAL CHIMNEY SEALS PER VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN LIMITS OF PAVED SURFACES. THE INLET RIM SHALL BE 1/2" BELOW PAVEMENT GRADE. EXTERNAL CHIMNEY SEALS MAY BE ELIMINATED FOR STRUCTURES LOCATED OUTSIDE LIMITS OF PAVED SURFACES.

2B. EXTERNAL CHIMNEY SEALS PER VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN CURB LINES.

3. BOTTOM SLABS MAY BE CONNECTED TO THE RISER AS DETERMINED BY THE FABRICATOR; HOWEVER, ONLY A SINGLE ROW OF REINFORCEMENT AROUND THE PERIMETER MAY BE UTILIZED.

4. UNLESS OTHERWISE SPECIFIED CONSTRUCTION AND MATERIALS SHALL CONFORM TO IDOT STD. SPEC. ART. 602.

5. REMOVE TOP TWO INLET STEPS PRIOR TO FINAL INSPECTION.

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
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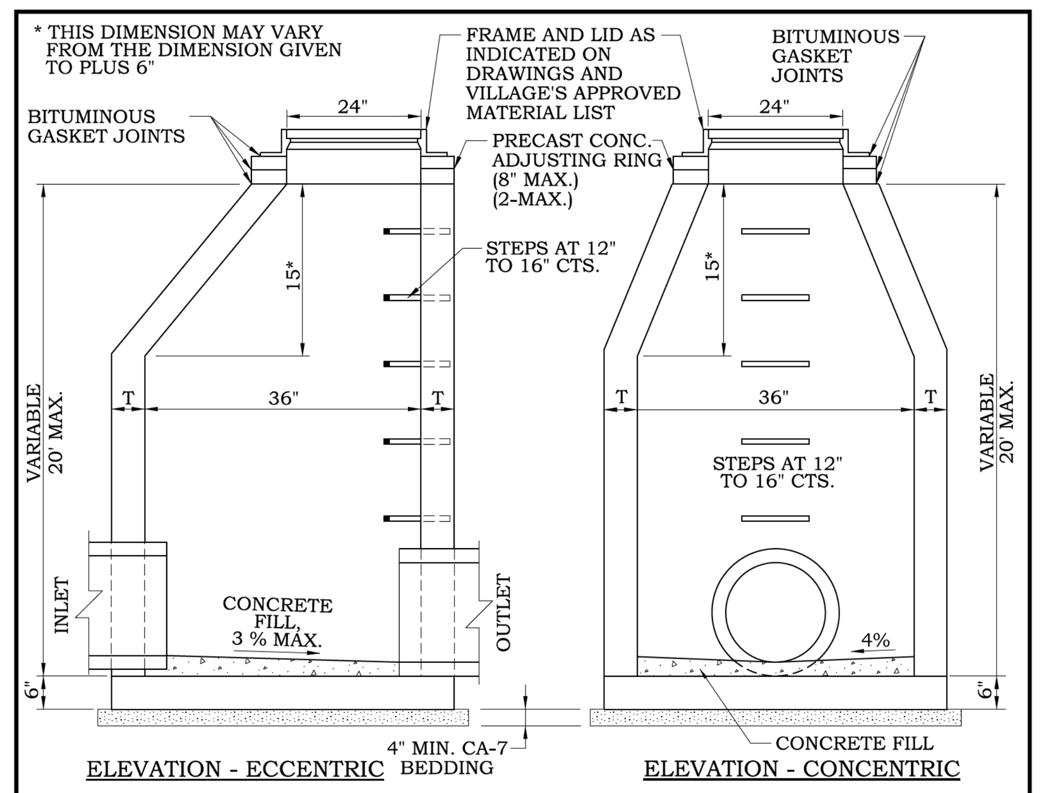
INLET TYPE B

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBBEL/TPF	DRN-8
DATE: 1/1/2016	REVISED: 3/8/2021	



MATERIALS FOR WALLS	T
PRECAST REINFORCED CONCRETE SECTION	3"

NOTES

1. USE ECCENTRIC CONES UNLESS OTHERWISE INDICATED ON THE DRAWING. FLAT TOP SLABS PERMITTED ONLY FOR INLETS TOO SHALLOW FOR CONES.

2A. EXTERNAL CHIMNEY SEALS PER VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN LIMITS OF PAVED SURFACES. THE INLET RIM SHALL BE 1/2" BELOW PAVEMENT GRADE. EXTERNAL CHIMNEY SEALS MAY BE ELIMINATED FOR STRUCTURES LOCATED OUTSIDE LIMITS OF PAVED SURFACES.

2B. EXTERNAL CHIMNEY SEALS PER VILLAGE'S APPROVED MATERIAL LIST SHALL BE INSTALLED ON ALL STRUCTURES WHEN LOCATED WITHIN CURB LINES.

3. BOTTOM SLABS MAY BE CONNECTED TO THE RISER AS DETERMINED BY THE FABRICATOR; HOWEVER, ONLY A SINGLE ROW OF REINFORCEMENT AROUND THE PERIMETER MAY BE UTILIZED.

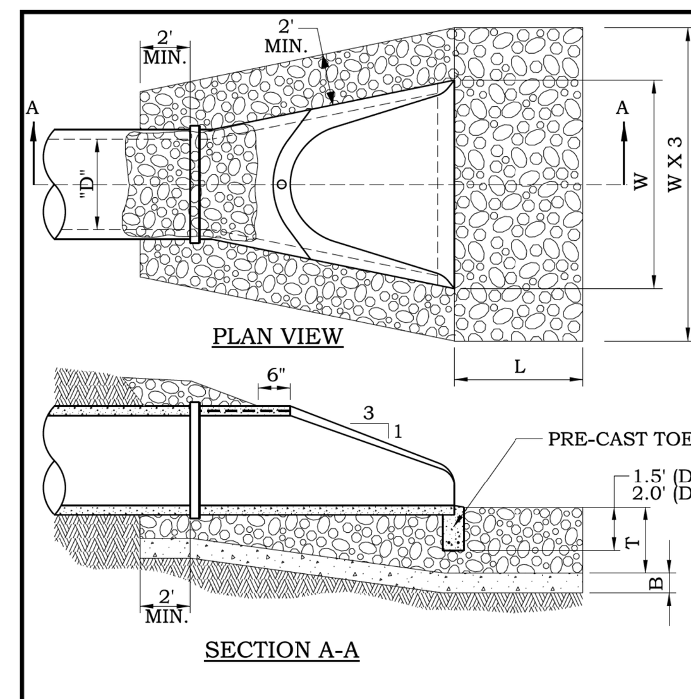
4. UNLESS OTHERWISE SPECIFIED CONSTRUCTION AND MATERIALS SHALL CONFORM TO IDOT STD. SPEC. ART. 602.

5. REMOVE TOP TWO INLET STEPS PRIOR TO FINAL INSPECTION.

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

INLET TYPE B

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBBEL/TPF	DRN-8
DATE: 1/1/2016	REVISED: 3/8/2021	



NOTES
1. PRECAST CONCRETE FLARED END SECTIONS AND TOE BLOCK SHALL CONFORM TO IDOT STANDARD DETAILS 542301 AND 542306.
2. RIP RAP SHALL CONFORM TO SECTION 281 OF THE IDOT STANDARD SPECIFICATIONS. INSTALL FABRIC UNDER STONE.

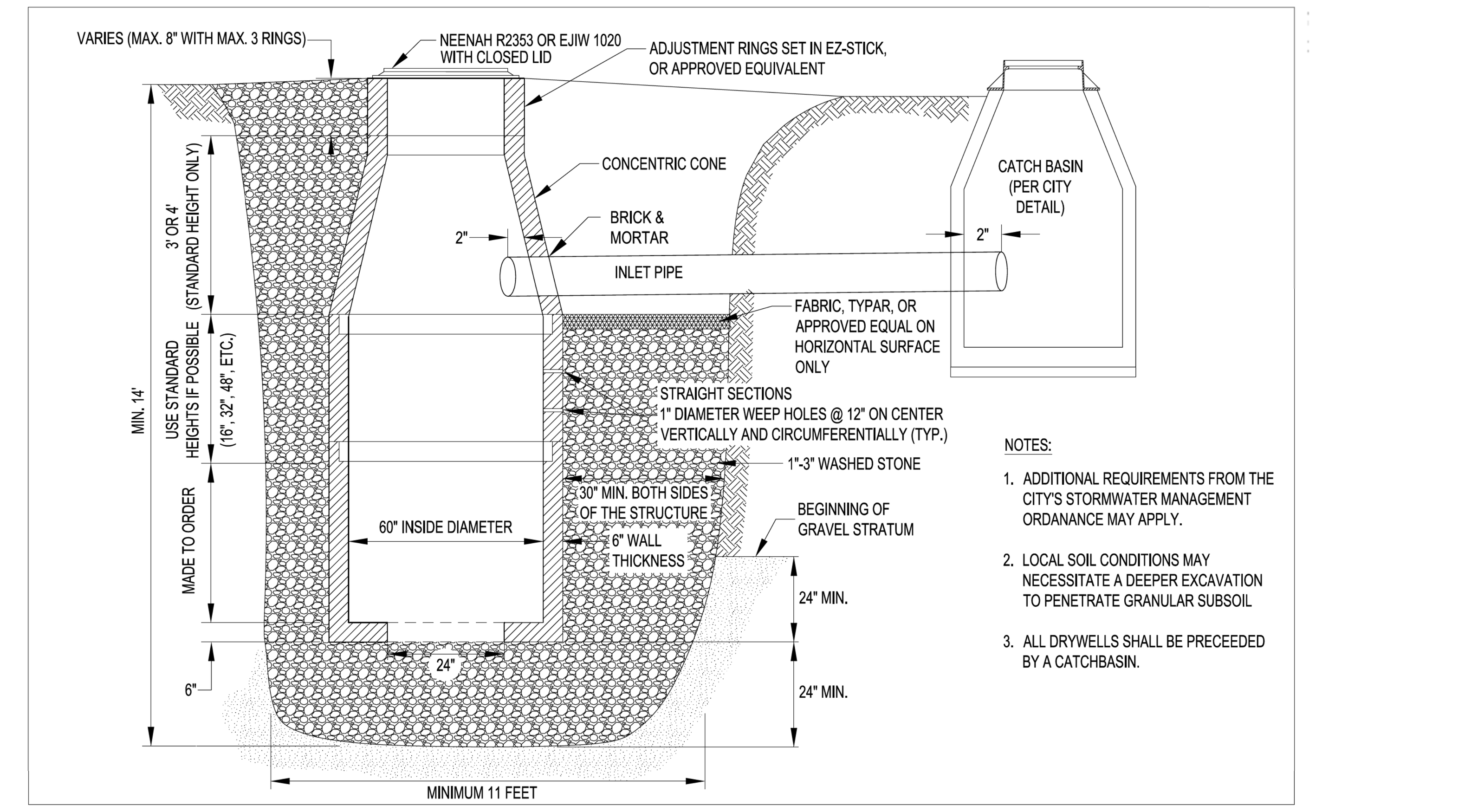
LOW VELOCITY (5<fps)				HIGH VELOCITY (5-10 fps)			
D	T	L	B	D	T	L	B
PIPE SIZE IN.	ROCK CLASS (MIN. THICKNESS)	LENGTH OF APRON	BEDDING CLASS (THICKNESS)	PIPE SIZE IN.	ROCK CLASS (MIN. THICKNESS)	LENGTH OF APRON	BEDDING CLASS (THICKNESS)
10"	RR-2 (6")	10'	-	10"	RR-2 (6")	10'	CA-1 (6")
12"	RR-3 (15")	12'	-	12"	RR-3 (15")	15'	CA-1 (6")
15"	RR-3 (15")	13'	-	15"	RR-3 (15")	15'	CA-1 (6")
18"	RR-3 (15")	14'	-	18"	RR-4 (16")	16'	CA-1 (6")
21"	RR-3 (15")	15'	-	21"	RR-4 (16")	18'	CA-1 (6")
24"	RR-3 (15")	16'	-	24"	RR-4 (16")	20'	CA-1 (6")
27"	RR-3 (15")	17'	-	27"	RR-4 (16")	21'	CA-1 (6")
30"	RR-4 (16")	18'	-	30"	RR-4 (16")	22'	CA-1 (6")
33"	RR-4 (16")	19'	CA-1 (6")	33"	RR-5 (22")	23'	CA-1 (8")
36"	RR-4 (16")	20'	CA-1 (6")	36"	RR-5 (22")	24'	CA-1 (8")
42"	RR-4 (16")	22'	CA-1 (6")	42"	RR-6 (26")	26'	CA-1 (10")
48"	RR-4 (16")	24'	CA-1 (6")	48"	RR-6 (26")	28'	CA-1 (10")

NOTE: SEE CURRENT ILLINOIS DEPARTMENT OF TRANSPORTATION SPECIFICATION TO VERIFY ROCK SIZE AND BEDDING THICKNESS.

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

RIP RAP

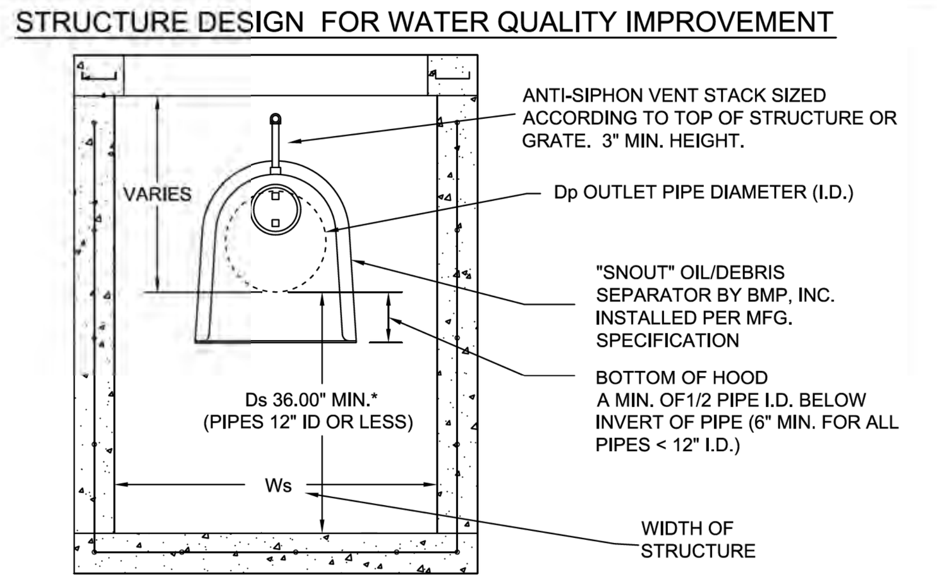
SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBBEL/TPF	DRN-9
DATE: 1/1/2016	REVISED: 3/8/2021	



NOTES:
1. ADDITIONAL REQUIREMENTS FROM THE CITY'S STORMWATER MANAGEMENT ORDANANCE MAY APPLY.
2. LOCAL SOIL CONDITIONS MAY NECESSITATE A DEEPER EXCAVATION TO PENETRATE GRANULAR SUBSOIL
3. ALL DRYWELLS SHALL BE PRECEEDED BY A CATCHBASIN.

DRY WELL DETAIL

STRUCTURE DESIGN FOR WATER QUALITY IMPROVEMENT



RULE # 1- AT AN ABSOLUTE MINIMUM, STRUCTURE INTERNAL DIMENSIONS MUST BE AT LEAST LARGE ENOUGH TO ACCOMODATE EXTERNAL DIMENSIONS OF THE SNOUT, AND ALLOW FOR A PERSON TO INSTALL IT. REFER TO BMP, INC. CAD DETAILS FOR PART DIMENSIONS. BMP RECOMMENDS STRUCTURE WALL TO BE AT LEAST 12" WIDER THAN MAXIMUM SNOUT WIDTH. FOR TRASHSCREEN, STRUCTURE MUST BE AT LEAST 6" WIDER THAN TRASHSCREEN WIDTH.

RULE #2- USE ONLY "F" SERIES SNOUTS FOR RECTANGULAR OR SQUARE STRUCTURES, AVAILABLE IN 12", 18", 24", 30", 36", 48", 72" AND 96" SIZES. USE ONLY "R" SERIES SNOUTS FOR ROUND STRUCTURES, AVAILABLE IN 12", 18", 24", 30", 42", 52" AND 72" SIZES.

***SUMP DEPTH (Ds)-** SUMP DEPTH SHOULD BE A MINIMUM OF 36" FOR ANY NEW CONSTRUCTION FOR PIPES 12" AND LESS. FOR 15"-18" PIPE MIN. DEPTH SHOULD BE 48". OPTIMAL SIZING IS AT LEAST 2.5X TO 3X OUTLET PIPE DIAMETER (Dp) FOR MAXIMUM POLLUTANT REMOVAL EFFICIENCY AND MINIMAL CLEANOUT FREQUENCY.

STRUCTURE DIMENSIONS- PLAN DIMENSIONS FOR A STRUCTURE SHOULD BE UP TO 7X AREA OF OUTLET PIPE FOR MAXIMUM POLLUTANT REMOVAL EFFICIENCY AND MINIMAL CLEANOUT FREQUENCY. FOR MANHOLES, SEE SIZING EXAMPLES BELOW FOR "R' SERIES SNOUTS.

IMPORTANT NOTICE: *DO NOT CONFUSE PIPE O.D WITH PIPE I.D.* A SNOUT FITS OVER A PIPE, NOT IN IT. THUS, SNOUT MUST BE SIZED TO FIT OVER PIPE OPENING IN STRUCTURE. SNOUTS ARE AVAILABLE FOR ROUND STRUCTURES TO ACCOMODATE PIPES OF 71.9" O.D. MAX. FOR PIPES 72" O.D. AND ABOVE, USE SQUARE OR RECTANGULAR STRUCTURES.

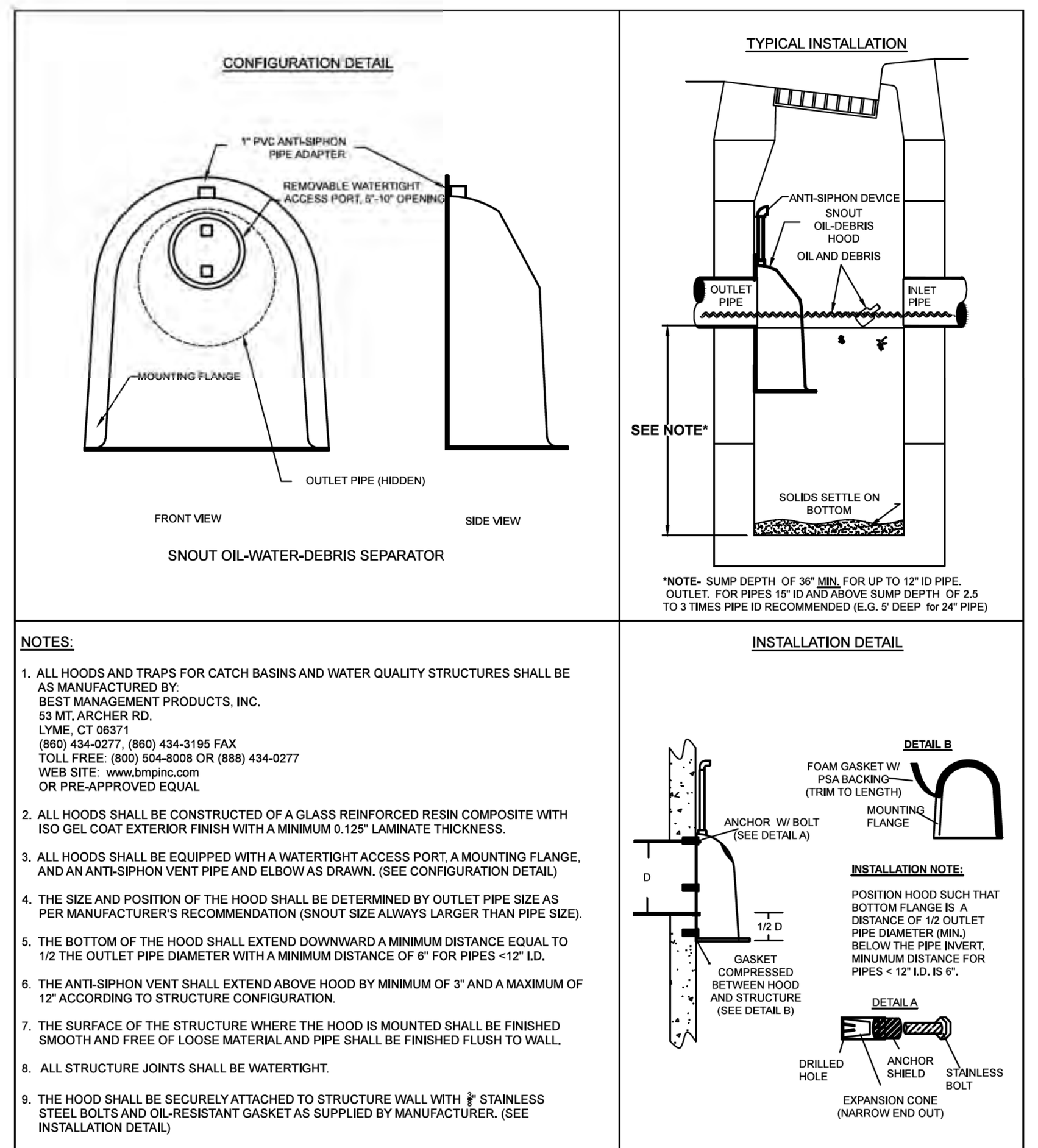
SIZING EXAMPLES:

OUTLET HOLE SIZE	SNOUT SIZE
11.9" O.D. OR LESS	12 F or R (R FITS 36"-48" DIAM STRUCTURE)
12.0"-17.9" O.D.	18 F or R (R FITS 48"-60" DIAM STRUCTURE)
18.0"-23.9" O.D.	24 F or R (R FITS 48"-60" DIAM STRUCTURE)
24.0"-29.9" O.D.	30 F or R (R FITS 60"-72" DIAM STRUCTURE)
30.0"-35.9" O.D.	36FTB
30.0"-41.9" O.D.	42RTB/60 (FITS 60" DIAM STRUCTURE ONLY)
30.0"-47.9" O.D.	48 FTB
30.0"-51.9" O.D.	52RTB/72 (FITS 72" DIAM STRUCTURE ONLY)
48.0"-71.9" O.D.	72FTB OR 72RTB/96 (FITS 96" DIAM STRUCTURE ONLY)
72"-95.9" O.D.	96 FTB

NPSNOUT (FOR SMALL ID STRUCTURES)
UP TO 12" PIPE IN 18" ID STRUCTURE NP1218
UP TO 15" PIPE IN 24" ID STRUCTURE NP1524
UP TO 18" PIPE IN 30" ID STRUCTURE NP1830
UP TO 24" PIPE IN 30" ID STRUCTURE NP 2430

BMP, INC.
53 MT. ARCHER ROAD, LYME, CT. 06371
(800) 504-8008 FAX: (860)434-3195

DESCRIPTION	DATE	SCALE
SNOUT SIZING CHART	09/09/05	NONE
	DRAWING NUMBER	SP-SI



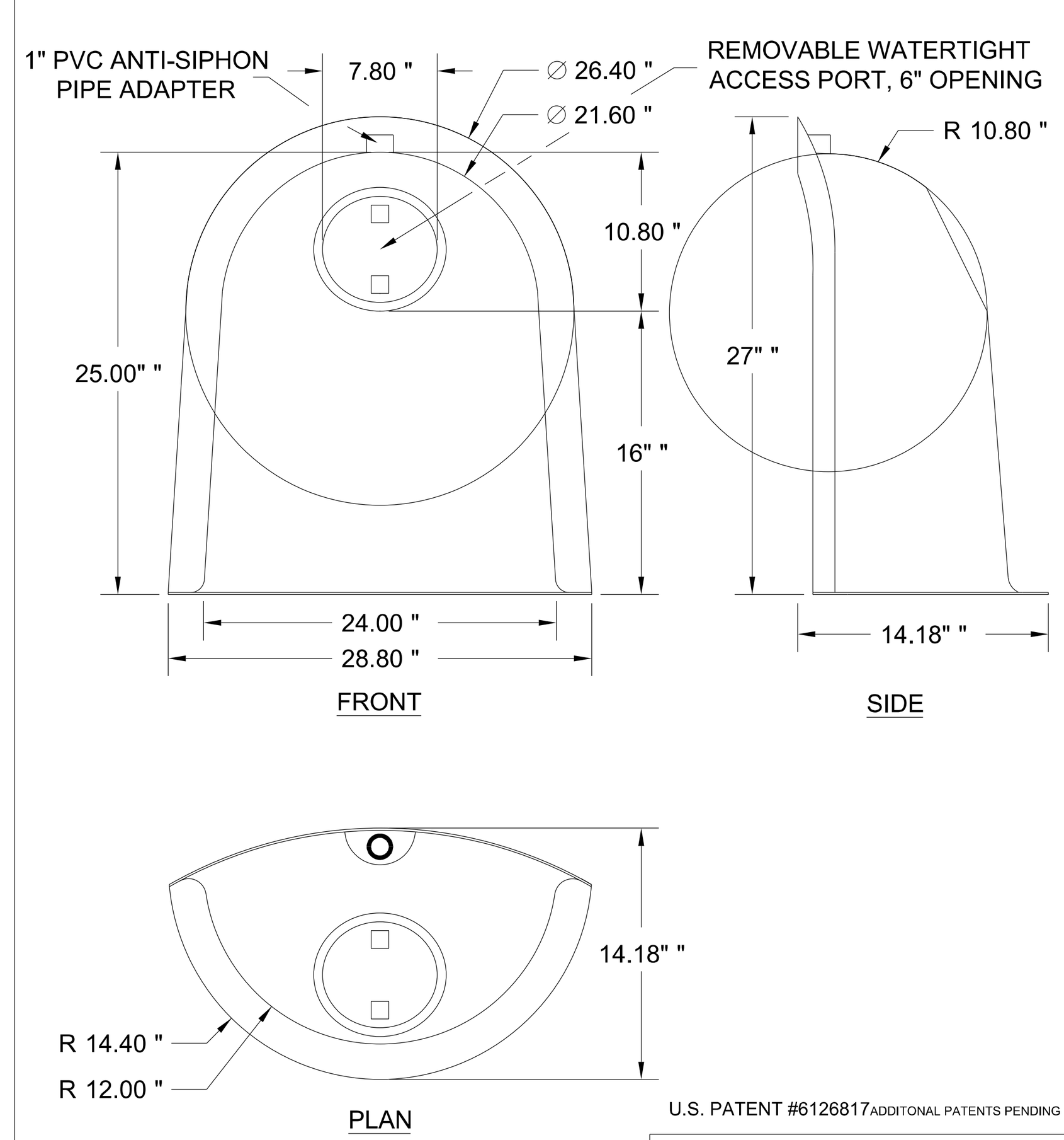
NOTES:

1. ALL HOODS AND TRAPS FOR CATCH BASINS AND WATER QUALITY STRUCTURES SHALL BE AS MANUFACTURED BY:
BEST MANAGEMENT PRODUCTS, INC.
53 MT. ARCHER RD.
LYME, CT 06371
(860) 434-0277, (860) 434-3195 FAX
TOLL FREE: (800) 504-8008 OR (888) 434-0277
WEB SITE: www.bmpinc.com
OR PRE-APPROVED EQUAL
2. ALL HOODS SHALL BE CONSTRUCTED OF A GLASS REINFORCED RESIN COMPOSITE WITH ISO GEL COAT EXTERIOR FINISH WITH A MINIMUM 0.125" LAMINATE THICKNESS.
3. ALL HOODS SHALL BE EQUIPPED WITH A WATERTIGHT ACCESS PORT, A MOUNTING FLANGE, AND AN ANTI-SIPHON VENT PIPE AND ELBOW AS DRAWN. (SEE CONFIGURATION DETAIL)
4. THE SIZE AND POSITION OF THE HOOD SHALL BE DETERMINED BY OUTLET PIPE SIZE AS PER MANUFACTURER'S RECOMMENDATION (SNOUT SIZE ALWAYS LARGER THAN PIPE SIZE).
5. THE BOTTOM OF THE HOOD SHALL EXTEND DOWNWARD A MINIMUM DISTANCE EQUAL TO 1/2 THE OUTLET PIPE DIAMETER WITH A MINIMUM DISTANCE OF 6" FOR PIPES <12" I.D.
6. THE ANTI-SIPHON VENT SHALL EXTEND ABOVE HOOD BY MINIMUM OF 3" AND A MAXIMUM OF 12" ACCORDING TO STRUCTURE CONFIGURATION.
7. THE SURFACE OF THE STRUCTURE WHERE THE HOOD IS MOUNTED SHALL BE FINISHED SMOOTH AND FREE OF LOOSE MATERIAL AND PIPE SHALL BE FINISHED FLUSH TO WALL.
8. ALL STRUCTURE JOINTS SHALL BE WATERTIGHT.
9. THE HOOD SHALL BE SECURELY ATTACHED TO STRUCTURE WALL WITH 3/8" STAINLESS STEEL BOLTS AND OIL-RESISTANT GASKET AS SUPPLIED BY MANUFACTURER. (SEE INSTALLATION DETAIL)
10. INSTALLATION INSTRUCTIONS SHALL BE FURNISHED WITH MANUFACTURER SUPPLIED INSTALLATION KIT.
INSTALLATION KIT SHALL INCLUDE:
A. INSTALLATION INSTRUCTIONS
B. PVC ANTI-SIPHON VENT PIPE AND ADAPTER
C. OIL-RESISTANT CRUSHED CELL FOAM GASKET WITH PSA BACKING
D. 3/8" STAINLESS STEEL BOLTS
E. ANCHOR SHIELDS

US Patent # 6126817, 7951294, 7857966, 8512556
Canada Patent # 2285146, 2690156, 2690156 others pending

HOOD SPECIFICATION FOR CATCH BASINS AND WATER QUALITY STRUCTURES

DESCRIPTION	DATE	SCALE
OIL- DEBRIS HOOD SPECIFICATION AND INSTALLATION (TYPICAL)	09/08/15	NONE
	DRAWING NUMBER	SP-SN



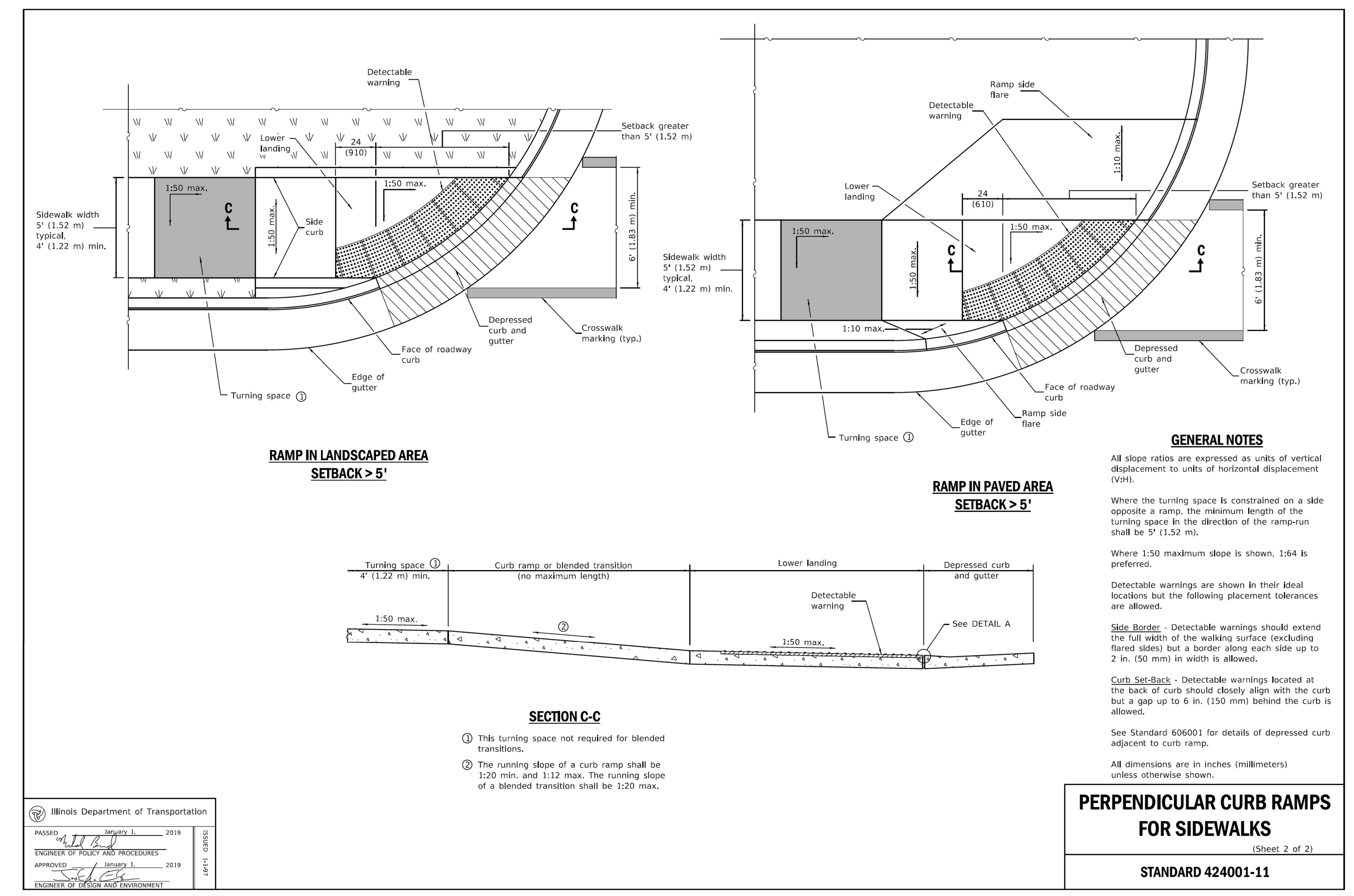
U.S. PATENT #6126817 ADDITIONAL PATENTS PENDING

DESIGNED TO FIT 48"-60" DIAM. STRUCTURES

RECOMMENDED SUMP DEPTH 2.5 TO 3X OUTLET PIPE I.D.

BMP, INC.
53 MT. ARCHER ROAD, LYME, CT. 06371
(800) 504-8008 FAX: (860)434-3195

DESCRIPTION	DATE	SCALE
18R SNOUT OIL & DEBRIS STOP	09/06/99	NONE
	DRAWING NUMBER	18R



PARKING LOT CLASSIFICATION	MINIMUM PAVEMENT REQUIREMENTS
PARKING LOT STANDARD DUTY PAVEMENT	10" AGGREGATE BASE COURSE 2.5" HOT-MIX ASPHALT BINDER COURSE 1.5" HOT-MIX ASPHALT SURFACE COURSE - OR - 6" AGGREGATE BASE COURSE 6" P.C. CONCRETE
PARKING LOT HEAVY DUTY PAVEMENT	6" AGGREGATE BASE COURSE 4" HOT-MIX ASPHALT BASE COURSE 2.5" HOT-MIX ASPHALT BINDER COURSE 1.5" HOT-MIX ASPHALT SURFACE COURSE - OR - 6" AGGREGATE BASE COURSE 8" P.C. CONCRETE

NOTES
1. SECTIONS REPRESENT THE MINIMUM CROSS SECTIONS ALLOWED.
2. HOT MIX ASPHALT SURFACE AND BINDER COURSE SHALL CONFORM TO IDOT HMA MIX SELECTION TABLE.
3. PORTLAND CEMENT CONCRETE SHALL CONFORM TO IDOT CLASS PV, MIN. 3500 PSI (NO FLY ASH ALLOWED).
4. ALL SUBGRADE SHALL HAVE A MINIMUM ILLINOIS BEARING RATIO (IBR) OF 3.0, AND BE COMPACTED TO AT LEAST 90% MODIFIED PROCTOR DENSITY (ASTM. D-1557)

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

MINIMUM PAVEMENT REQUIREMENTS PARKING LOTS

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBBEL/TPF	PVT-6
DATE: 1/1/2016	REVISED:	

COMMERCE COURT (OUTLOT C) ROADWAY

PAVEMENT SECTION:

VILLAGE OF HUNTLEY COLLECTOR - INDUSTRIAL/COMMERCIAL SPECIFICATION

6" AGGREGATE BASE COURSE (TYPE B)
8" HOT-MIX ASPHALT BASE COURSE
2.5" HOT-MIX ASPHALT BINDER COURSE, IL-19.0, N50
1.5" HOT-MIX ASPHALT BINDER COURSE, MIX "D", N50

(6)(0.13) =0.78
(8)(0.33) =2.64
(2.5)(0.33) =0.825
(1.5)(0.40) =0.60
SN =4.845

PROJECT POPULATION EQUIVALENT CALCULATIONS BASED ON CURRENT BUILDING CONCEPT PLANS AS OF MAY, 2021

BUILDING 1:	FACTOR GPD/SF	GPD
OFFICE USE = 10,500 S.F.	0.1	1050
WAREHOUSE USE =166,820 S.F.	0.04	6673
BUILDING 2:		
OFFICE USE = 15,000 S.F.	0.1	1500
WAREHOUSE USE =230,280 S.F.	0.04	9211
BUILDING 3:		
OFFICE USE = 15,000 S.F.	0.1	1500
WAREHOUSE USE =230,280 S.F.	0.04	9211
		TOTAL 29145 291 P.E.

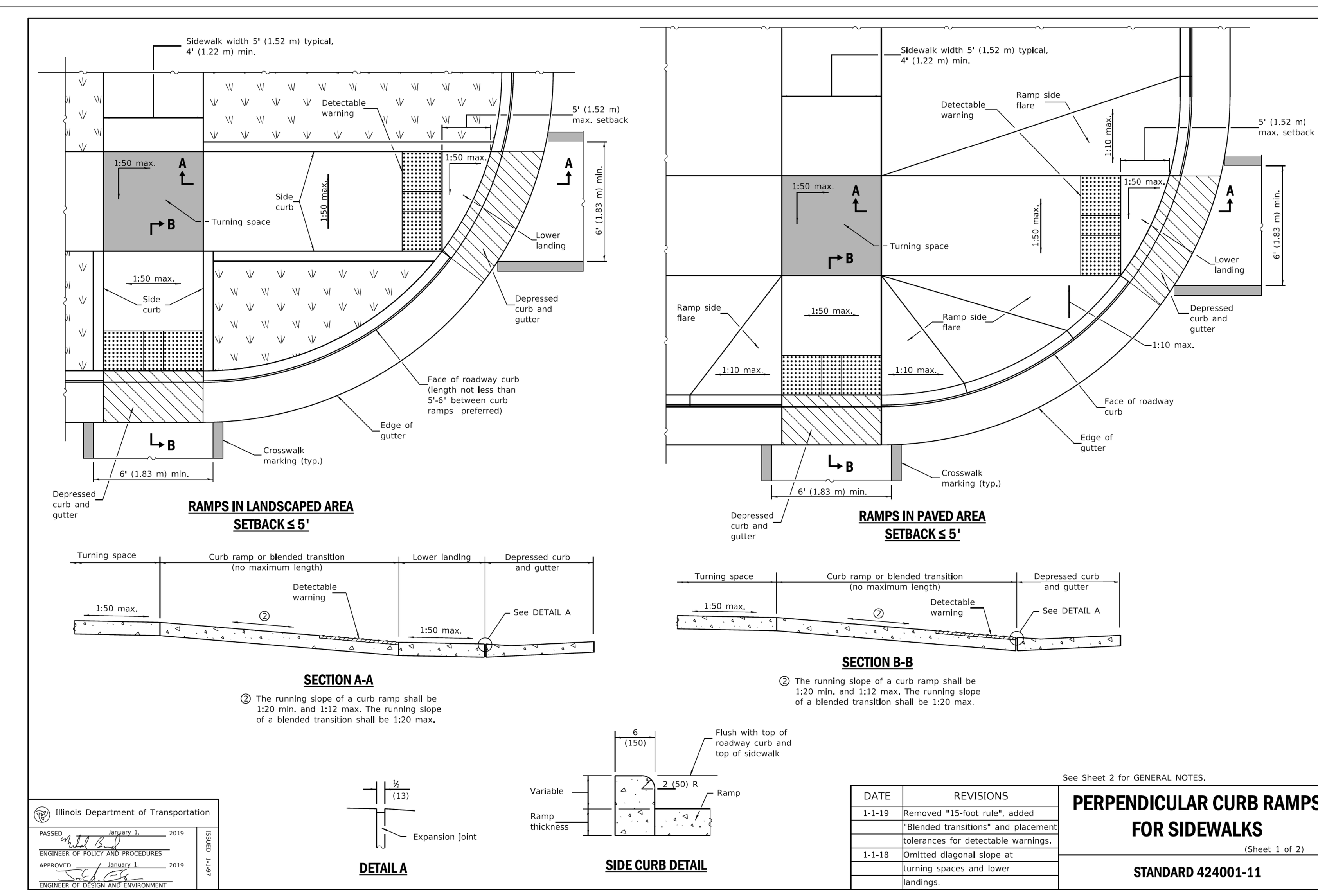
STREET CLASSIFICATION	MINIMUM PAVEMENT REQUIREMENTS
MAJOR ARTERIAL	6" AGGREGATE BASE COURSE 8" P.C. CONCRETE - OR - 6" AGGREGATE BASE COURSE 8" HOT-MIX ASPHALT BASE COURSE 2.5" HOT-MIX ASPHALT BINDER COURSE 2" HOT-MIX ASPHALT SURFACE COURSE
SECONDARY ARTERIAL	6" AGGREGATE BASE COURSE 8" P.C. CONCRETE - OR - 6" AGGREGATE BASE COURSE 7" HOT-MIX ASPHALT COURSE 2.5" HOT-MIX ASPHALT BINDER COURSE 2" HOT-MIX ASPHALT SURFACE COURSE
COLLECTOR - INDUSTRIAL/COMMERCIAL LOCAL - INDUSTRIAL/COMMERCIAL	6" AGGREGATE BASE COURSE 8" P.C. CONCRETE - OR - 6" AGGREGATE BASE COURSE 8" HOT-MIX ASPHALT BASE COURSE 2.5" HOT-MIX ASPHALT BINDER COURSE 2" HOT-MIX ASPHALT SURFACE COURSE
COLLECTOR - RESIDENTIAL	4" AGGREGATE BASE COURSE 6" HOT-MIX ASPHALT BASE COURSE 2.5" HOT-MIX ASPHALT BINDER COURSE 2" HOT-MIX ASPHALT SURFACE COURSE
LOCAL - RESIDENTIAL	10" AGGREGATE BASE COURSE 2.5" HOT-MIX ASPHALT BINDER COURSE 2" HOT-MIX ASPHALT SURFACE COURSE

NOTES
1. SECTIONS REPRESENT THE MINIMUM CROSS SECTIONS ALLOWED.
2. HOT MIX ASPHALT SURFACE AND BINDER COURSE SHALL CONFORM TO IDOT DISTRICT 1 LOCAL ROAD HMA MIX SELECTION TABLE.
3. PORTLAND CEMENT CONCRETE SHALL CONFORM TO IDOT CLASS PV.
4. ALL SUBGRADE SHALL HAVE A MINIMUM ILLINOIS BEARING RATIO (IBR) OF 3.0, AND BE COMPACTED TO AT LEAST 90% MODIFIED PROCTOR DENSITY (ASTM. D-1557)

VILLAGE OF HUNTLEY
10987 MAIN STREET
HUNTLEY, IL 60142
(847) 515-5200

MINIMUM PAVEMENT REQUIREMENTS ROADWAY

SCALE:	DRAWN/CHECKED	DRAWING NUMBER
NTS	CBBEL/TPF	PVT-5
DATE: 1/1/2016	REVISED: 3/8/2021	



HUNTLEY COMMERCIAL CENTER
HUNTLEY, ILLINOIS

PEARSON, BROWN & ASSOCIATES, INC.
CONSULTING ENGINEERS
1850 W. WINCHESTER ROAD - SUITE 205
LIBERTYVILLE, IL 60048
PHONE: (847) 367-6707
FAX: (847) 367-2567
E-MAIL ADDRESS: pba@pearsonbrown.com

DESIGNED BY: G.A.Z.
DRAWN BY: A.K.Z.
CHECKED BY: J.F.C.
ORIGINAL ISSUE: 04/07/21

DATE	BY	DESCRIPTION
05/28/21	JFC	REVISED PER VILLAGE REVIEW

REVISIONS

DETAILS

SHEET NUMBER 25 OF 26 SHEETS

JOB No. 2121

Cooper Lighting by EATON

Poles Sheet 1 of 2
IMI-484

INSTALLATION INSTRUCTIONS

IMPORTANT: Read before installing fixture. Retain for future reference.
WARNING: Make certain power is <u>OFF</u> before starting installation or attempting any maintenance.

GENERAL: Upon receipt of pole thoroughly inspect for any freight damage, which should be brought to the attention of the delivery carrier. Compare the catalog description listed on the packing slip with the label on the pole to be sure the correct merchandise has been received.

SAFETY: This pole must be grounded in accordance with the National Electrical Safety Code and applicable local codes and ordinances. Proper grounding is required to insure personal safety. Carefully observe grounding procedure under installation section. This pole is not suitable for Hazardous or Classified Locations. This product must be installed in accordance with the applicable installation code by a person familiar with the construction and operation of the product and the hazards involved. Consult a qualified electrician to ensure correct branch circuit conductor.

ANCHOR BOLTS

1. Only bolt and nut kits supplied by Cooper Lighting should be used.
2. Existing anchor bolts, nuts, or bolt adapters supplied by other than Cooper Lighting should not be used. If they are, Cooper Lighting assumes no responsibility in case of bolt or adapter failure. Fasteners not suitable for this application can result in bolt and/or thread failure and consequent collapse of the pole.

CAUTION: USE OF NUTS FROM OTHER MANUFACTURERS WITH COOPER LIGHTING BOLTS MAY RESULT IN THREAD FAILURE CAUSED BY IMPROPER THREAD FIT.

3. In addition to electrical conduit and other equipment necessary to the installation, the foundation bolts should be cast into concrete, in conformance with the template drawing supplied with the anchor bolts for each particular pole.

CAUTIONS:

A. Check all templates for dimensional accuracy before using them to locate bolt position in the foundation.
B. Be certain that anchor bolts are properly located to provide the desired directional orientation of the pole.
C. Be certain that the anchor bolts are plumbed vertically, and they extend above the finished surface of the foundation to the extent called for on the bolt template drawing.

FOUNDATIONS

Since local soil and frost conditions vary widely a Civil Engineer familiar with these conditions should be consulted regarding dimensions and depths of foundations.

POLE ERECTION AND FIXTURE INSTALLATION

1. All Cooper Lighting steel poles are to be installed using two nuts on each anchor bolt. The first nuts are to be run down on the thread to the top of the foundation and be checked using a hand level to ensure that the top surfaces of all these nuts are the same height. The pole should then be installed with its base plate holes over the bolts and the second nut screwed down to a moderate degree of tightness. The pole then should be checked and adjustments made to ensure that the pole is plumb. When this is satisfactory, tighten the top nuts to the proper torque values as shown using torque wrench.

Bolt Diameter in Inches	3/4"	1"	1-3/4"	1-1/2"
Recommended foot pounds of torque when nuts are not lubricated	105	250	500	870
Recommended foot pounds of torque when nuts are lubricated	78	190	380	650

2. With the exception of the instructions presented on this page, the procedures for fixture installation and pole erection are the responsibility of the installation contractor.

CAUTIONS: COOPER LIGHTING POLES HAVE BEEN DESIGNED TO SUPPORT ONLY THE LUMINAIRES AND EQUIPMENT ORIGINALLY INTENDED. MISCELLANEOUS ITEMS SUCH AS PENNANTS SIGNS AND DECORATIONS MAY CAUSE POLE FAILURE DUE TO OVERLOADING. ADDITION OF THESE ITEMS VOIDS COOPER LIGHTING'S WARRANTY. COOPER LIGHTING WILL, HOWEVER, SUPPLY INFORMATION ON TOTAL LOADING EPA ON REQUEST. COOPER LIGHTING'S POLES ARE GUARANTEED ONLY WHEN USED IN A POLE/LUMINAIRE OR FLOODLIGHT COMBINATION. ANY OTHER APPLICATION OF POLES, INCLUDING APPLICATION WITHOUT A LUMINAIRE OR FLOODLIGHT, VOIDS COOPER LIGHTING'S WARRANTY.

These instructions do not claim to cover all details or variations in the equipment, procedure, or process described, nor to provide directions for meeting every possible contingency during installation, operation or maintenance. When additional information is desired to satisfy a problem not covered sufficiently for user's purpose, please contact your nearest representative. NOTE: Specifications and dimensions subject to change without notice.

Eaton's Cooper Lighting Business
1121 Highway 74 South, Peachtree City, GA 30269

Cooper Lighting by EATON

Poles Sheet 2 of 2
IMI-484

INSTALLATION INSTRUCTIONS

IMPORTANT: Read before installing fixture. Retain for future reference.
WARNING: Make certain power is <u>OFF</u> before starting installation or attempting any maintenance.

GROUNDING:
Poles must be grounded in accordance with requirements in the National Electrical Code and applicable Local Electrical Codes.

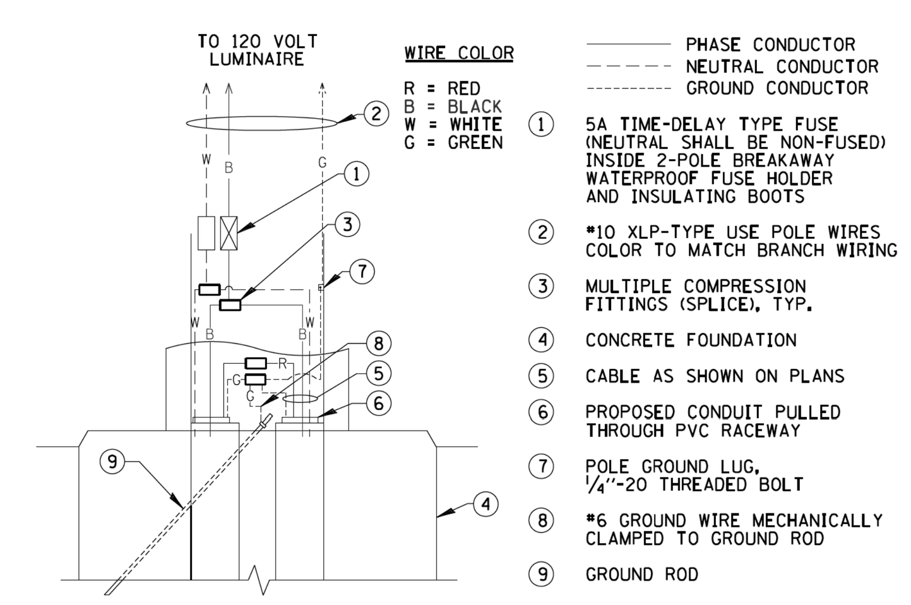
VIBRATION:
Many isolated wind conditions exist that can be devastating to poles and luminaires. Although rare, vibrations severe enough to cause damage can occur in structures of all types influenced by many interacting variables. Vibrations are generally unpredictable. Constant winds in the 10-30 m.p.h. range can severely damage certain poles by vibration and there is no single cure that will assure the prevention of all modes of vibration. Many factors may contribute to the development of a vibration problem. It is not, however, the result of defective material or workmanship and therefore not covered by the Cooper Lighting warranty. Vibration dampers that can help alleviate this condition can be supplied by Cooper Lighting either factory installed or for field installation. Cooper Lighting recommends that vibration dampers be considered when any of the following conditions exist:

1. Poles installed on a bridge structure, overpass, or parking ramp structure.
2. Pole having a fixture epa load of less than 0.5.
3. Camera support poles.
4. Locations that experience prevailing constand winds in the 10 to 30 m.p.h. range.
5. Any site that has history of vibration problems.
6. Areas specificed as special wind zones (consult local authorities).
7. Locations near an airport, mountain foothills, great lakes, large open areas of flat ground or any other unique locations that may experience abnormal wind conditions.

NOTE: THE USER'S MAINTENANCE PROGRAM SHOULD INCLUDE OBSERVATION FOR EXCESSIVE VIBRATION AND EXAMINATION FOR ANY STRUCTURAL DAMAGE OR BOLT LOOSENING. FAILURE TO DO SO COULD RESULT IN STRUCTURAL FAILURE.

These instructions do not claim to cover all details or variations in the equipment, procedure, or process described, nor to provide directions for meeting every possible contingency during installation, operation or maintenance. When additional information is desired to satisfy a problem not covered sufficiently for user's purpose, please contact your nearest representative. NOTE: Specifications and dimensions subject to change without notice.

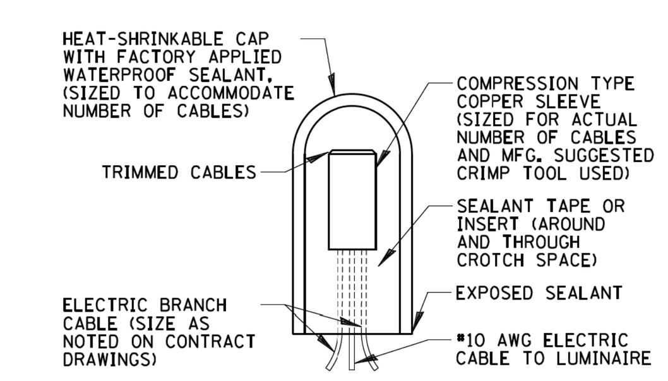
Eaton's Cooper Lighting Business
1121 Highway 74 South, Peachtree City, GA 30269



1. 5A TIME-DELAY TYPE FUSE (NEUTRAL SHALL BE NON-FUSED) INSIDE 2-POLE BREAKAWAY WATERPROOF FUSE HOLDER AND INSULATING BOOTS
2. #10 XLP-TYPE USE POLE WIRES COLOR TO MATCH BRANCH WIRING
3. MULTIPLE COMPRESSION FITTINGS (SPLICE), TYP.
4. CONCRETE FOUNDATION
5. CABLE AS SHOWN ON PLANS
6. PROPOSED CONDUIT PULLED THROUGH PVC RACEWAY
7. POLE GROUND LUG, 1/4"-20 THREADED BOLT
8. #6 GROUND WIRE MECHANICALLY CLAMPED TO GROUND ROD
9. GROUND ROD

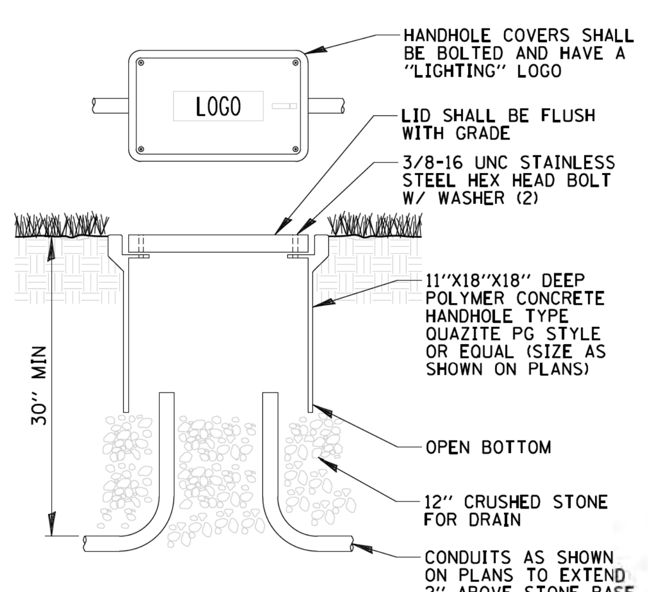
LIGHT POLE HANDHOLE WIRING DIAGRAM
N.T.S.

VILLAGE OF HUNTLEY 10987 MAIN STREET HUNTLEY, IL 60142 (847) 515-5200	Light Pole Handhole Wiring Diagram		
	SCALE:	DRAWN/CHCKD: NTS	DRAWING NUMBER: LGHT-6
	DATE: 2/17/21	REVISED: AJL	



SPLICING ELECTRIC CABLE
N.T.S.

VILLAGE OF HUNTLEY 10987 MAIN STREET HUNTLEY, IL 60142 (847) 515-5200	Splicing Electric Cable		
	SCALE:	DRAWN/CHCKD: NTS	DRAWING NUMBER: LGHT-7
	DATE: 2/17/21	REVISED: 3/11/21	

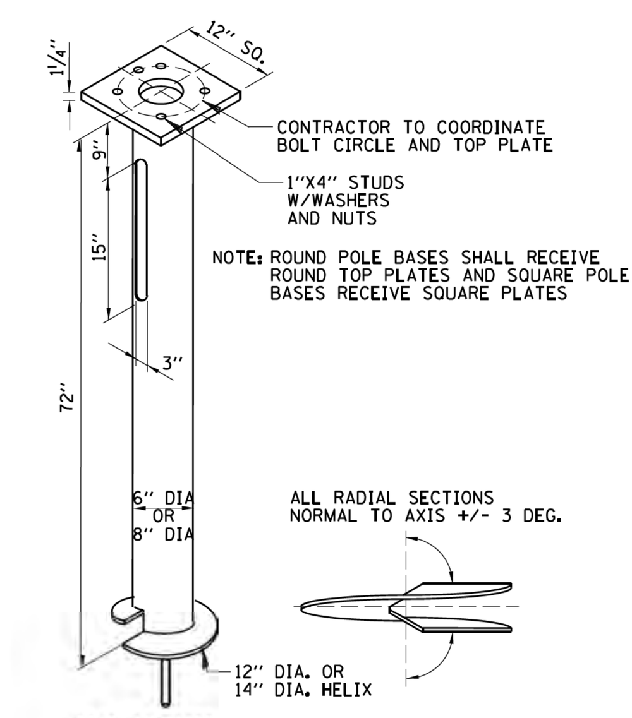


NOTES:

1. NO SPLICES ALLOWED IN HANDHOLE.
2. POLYMER CONCRETE HANDHOLE AND LID SHALL BE GRAY.
3. BOX & LID SHALL MEET/EXCEED ANSI TIER 15 LOADING REQUIREMENTS, AND BE TESTED IN ACCORDANCE WITH THE LATEST EDITION OF THE ANSI/SCTE 77 "SPECIFICATION FOR UNDERGROUND ENCLOSURE INTEGRITY", AND THE PROVISIONS OF PARAGRAPHS 5.2.3 AND 5.2.4 OF WESTERN UNDERGROUND COMMITTEE GUIDE 3.6.

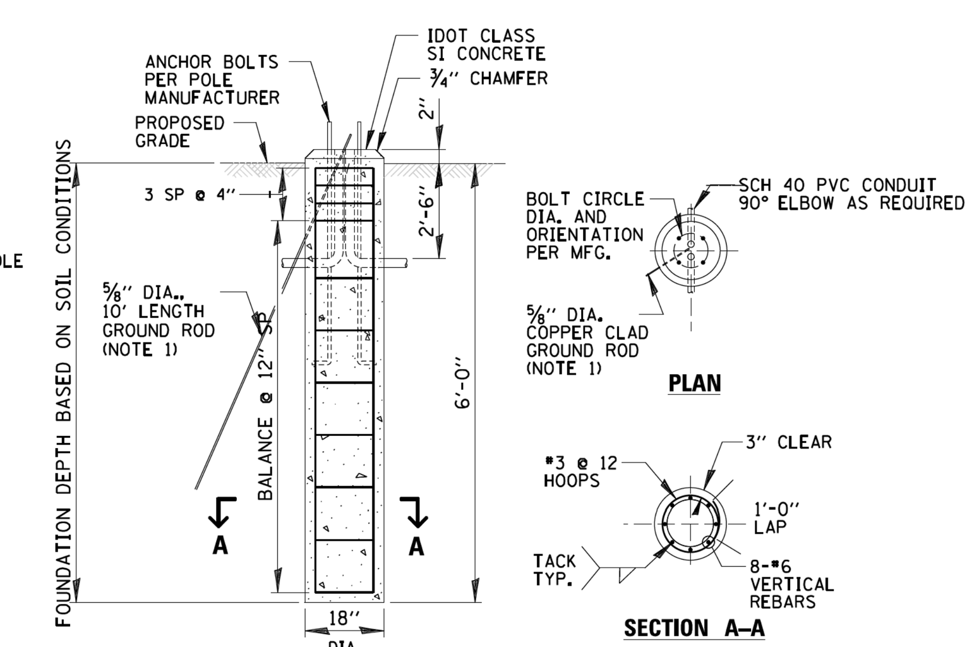
POLYMER CONCRETE HANDHOLE
N.T.S.

VILLAGE OF HUNTLEY 10987 MAIN STREET HUNTLEY, IL 60142 (847) 515-5200	Polymer Concrete Handhole		
	SCALE:	DRAWN/CHCKD: NTS	DRAWING NUMBER: LGHT-12
	DATE: 2/17/21	REVISED: 3/11/21	



WRAP 24" WIDE FILTER FABRIC TWICE AROUND SHAFT OF HELIX FOUNDATION TO PREVENT SOIL SETTLING. USE MIRAFI "FILTERWEAVE 500" OR EQUAL

HELIX FOUNDATION   HELIX SIDE VIEW



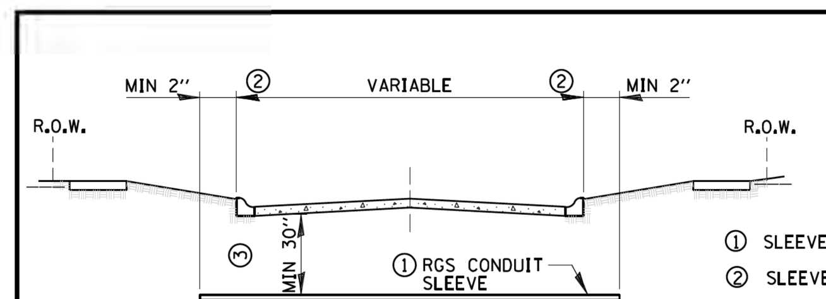
NOTES:

1. GROUND ROD SHALL BE CAST INTO CONCRETE FOUNDATION WITH 8 FEET IN CONTACT WITH SOIL.
2. FOUNDATIONS SHALL BE VIBRATED IN ACCORDANCE WITH IDOT STANDARD PRACTICES.
3. ALL ITEMS SHOWN ABOVE SHALL BE INCLUDED IN THE PRICE BID FOR "LIGHT POLE FOUNDATION, SPECIAL".

LIGHT POLE FOUNDATION DETAIL
N.T.S.

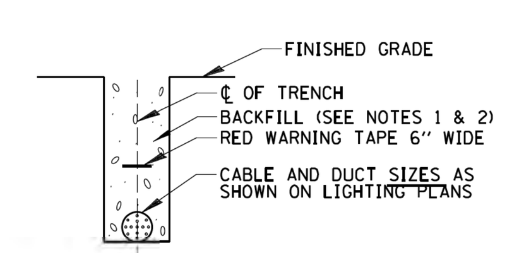
VILLAGE OF HUNTLEY 10987 MAIN STREET HUNTLEY, IL 60142 (847) 515-5200	Light Pole Foundation Detail		
	SCALE: NTS	DRAWN/CHECKED: CBBEL/TPF	DRAWING NUMBER: LGHT-5
	DATE: 1/1/2016	REVISED: 3/11/2021	

THE FOUNDATION AND POLE COMBINATION SHALL RESULT IN A 20' FIXTURE MOUNTING HEIGHT



ROADWAY /PAVEMENT CROSSING

1. SLEEVE SHALL BE HEAVY WALL RIGID GALVANIZED STEEL (RGS) OR HDPE CONDUIT, MIN. 2".
2. SLEEVE SHALL EXTEND A MINIMUM OF 2 FT. BEYOND BACK OF CURB.
3. SLEEVE SHALL BE A MINIMUM OF 30" BELOW ROADWAY OR CURB BOTTOM.



TRENCH CROSS SECTION

NOTES:

1. BACKFILL MATERIAL SHALL BE FREE OF BRICK, ROCK, OR ANY MATERIAL THAT COULD DAMAGE THE CONDUIT.
2. BACKFILL MATERIAL FOR TRENCHES WHERE THE INNER EDGE OF THE TRENCH IS WITHIN 2 FT OF THE EDGE OFTHE PROPOSED PAVEMENT, CURB, GUTTER, CURB AND GUTTER, STABILIZED SHOULDER, OR SIDEWALK SHALL BE TRENCH BACKFILL, AND PAID FOR AT THE CONTRACT UNIT PAY ITEM "TRENCH BACKFILL."
3. ALL WIRE, CABLE, AND UNI-DUCT TO BE FURNISHED ARE TO BE INSTALLED WITH A MINIMUM BURIAL OF 30" IN LOCATIONS ON THE RIGHT-OF-WAY SIDE OF THE FRONT SET-BACK LIMIT AND ARE TO BE INSTALLED WITH A MINIMUM BURIAL OF 48" IN LOCATIONS ON THE REAR YARD SIDE OF THE FRONT SET-BACK LIMIT.
4. STREET LIGHT CABLES ALONGSIDE PROPERTY LINES SHALL BE INSTALLED WITHIN UTILITY EASEMENTS AND 3 FT FROM AND PARELLEL TO THE PROPERTY LINE.
5. ALL RUNS SHALL BE CONTINUOUS WITHOUT ANY SPLICES IN INDIVIDUAL CABLE SPANS OR UNI-DUCT RUNS FROM TRANSFORMER OR PEDESTAL TO POLE OR HANDHOLE OR POLE OR HANDHOLE TO CONTROL CABINET.

ELECTRIC CONDUIT INSTALLATION
N.T.S.

VILLAGE OF HUNTLEY 10987 MAIN STREET HUNTLEY, IL 60142 (847) 515-5200	Electric Conduit Installation		
	SCALE:	DRAWN/CHCKD: NTS	DRAWING NUMBER: LGHT-11
	DATE: 2/11/21	REVISED: 3/11/21	

HUNTLEY COMMERCIAL CENTER

HUNTLEY, ILLINOIS

PEARSON,BROWN & ASSOCIATES,INC.
CONSULTING ENGINEERS
1850 W. WINCHESTER ROAD - SUITE 205
LIBERTYVILLE, IL. 60048
PHONE: (847) 367-6707
FAX: (847) 367-2567
E-MAIL ADDRESS: pba@pearsonbrown.com

DESIGNED BY: G.A.Z.
DRAWN BY: A.K.Z.
CHECKED BY: J.F.C.
ORIGINAL ISSUE: 04/07/21

REVISIONS

DATE	BY	DESCRIPTION
05/28/21	JFC	REVISED PER VILLAGE REVIEW

DETAILS

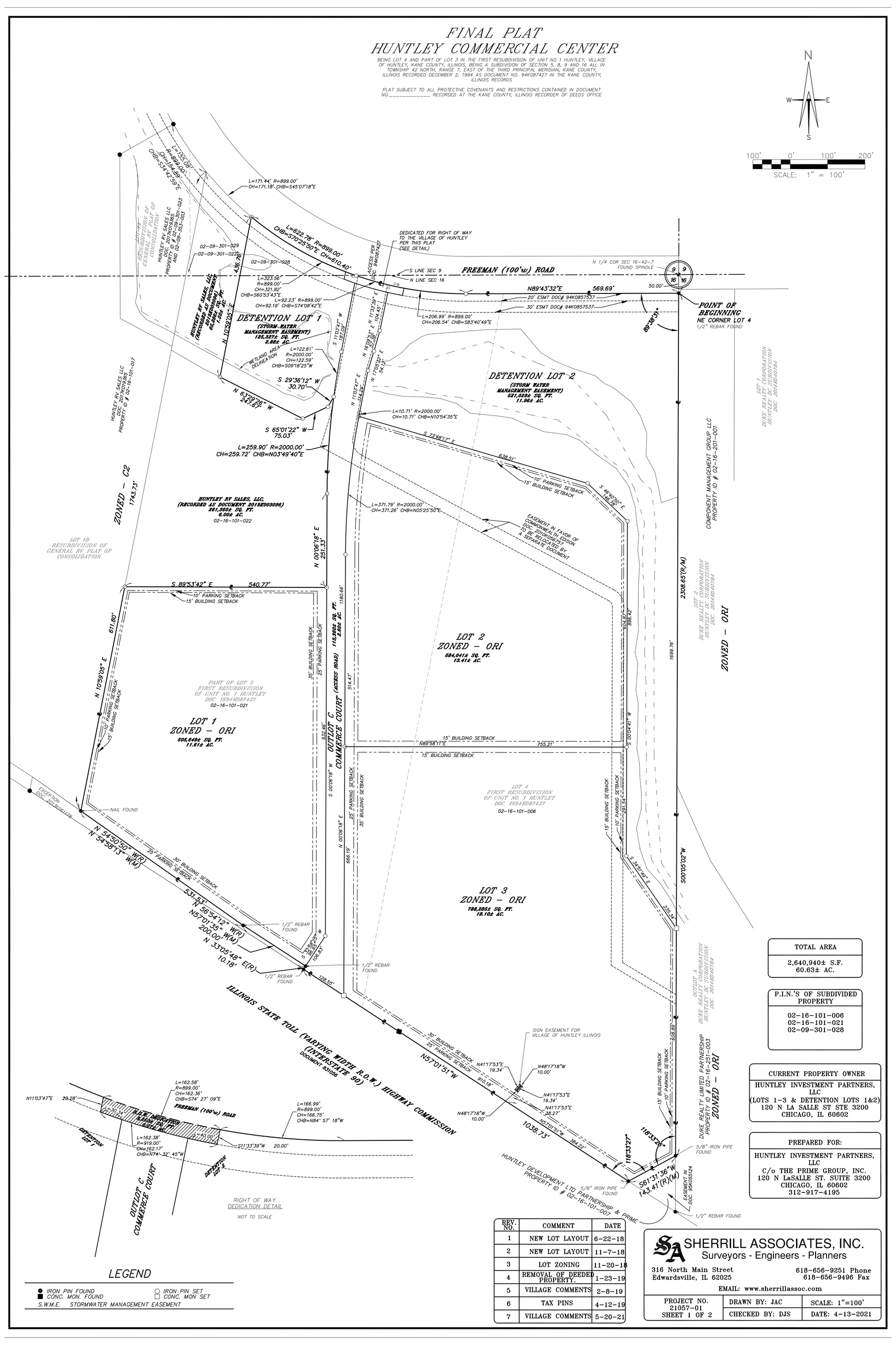
SHEET NUMBER
26
OF 26 SHEETS

JOB No. 2121

FINAL PLAT
HUNTLEY COMMERCIAL CENTER

BEING LOT 4 AND PART OF LOT 3 IN THE FIRST RESUBDIVISION OF UNIT NO 1 HUNTLEY, VILLAGE OF HUNTLEY, KANE COUNTY, ILLINOIS, BEING A SUBDIVISION OF SECTION 5, 8, 9 AND 16 ALL IN TOWNSHIP 42 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KANE COUNTY, ILLINOIS RECORDED DECEMBER 2, 1994 AS DOCUMENT NO. 94K087427 IN THE KANE COUNTY, ILLINOIS RECORDS

PLAT SUBJECT TO ALL PROTECTIVE COVENANTS AND RESTRICTIONS CONTAINED IN DOCUMENT NO._____ RECORDED AT THE KANE COUNTY, ILLINOIS RECORDER OF DEEDS OFFICE



LEGEND

- ● IRON PIN FOUND
- ■ CONC. MON. FOUND
- ○ IRON PIN SET
- □ CONC. MON SET
- S.W.M.E. STORMWATER MANAGEMENT EASEMENT

TOTAL AREA
2,640,940± S.F. 60.63± AC.

P.I.N.'S OF SUBDIVIDED PROPERTY
02-16-101-006 02-16-101-021 02-09-301-028

CURRENT PROPERTY OWNER
HUNTLEY INVESTMENT PARTNERS, LLC (LOTS 1-3 & DETENTION LOTS 1&2) 120 N LA SALLE ST STE 3200 CHICAGO, IL 60602

PREPARED FOR:
HUNTLEY INVESTMENT PARTNERS, LLC C/o THE PRIME GROUP, INC. 120 N LaSALLE ST. SUITE 3200 CHICAGO, IL 60602 312-917-4195

REV. NO.	COMMENT	DATE
1	NEW LOT LAYOUT	6-22-18
2	NEW LOT LAYOUT	11-7-18
3	LOT ZONING	11-20-18
4	REMOVAL OF DEEDED PROPERTY.	1-23-19
5	VILLAGE COMMENTS	2-8-19
6	TAX PINS	4-12-19
7	VILLAGE COMMENTS	5-20-21

SHERRILL ASSOCIATES, INC.
Surveyors - Engineers - Planners
316 North Main Street
Edwardsville, IL 62025
618-656-9251 Phone
618-656-9496 Fax
EMAIL: www.sherrillassoc.com

PROJECT NO. 21057-01 SHEET 1 OF 2	DRAWN BY: JAC	SCALE: 1"=100'
	CHECKED BY: DJS	DATE: 4-13-2021

FINAL PLAT
HUNTLEY COMMERCIAL CENTER

BEING LOT 4 AND PART OF LOT 3 IN THE FIRST RESUBDIVISION OF UNIT NO 1 HUNTLEY, VILLAGE OF HUNTLEY, KANE COUNTY, ILLINOIS, BEING A SUBDIVISION OF SECTION 5, 8, 9 AND 16 ALL IN TOWNSHIP 42 NORTH, RANGE 7, EAST OF THE THIRD PRINCIPAL MERIDIAN, KANE COUNTY, ILLINOIS RECORDED DECEMBER 2, 1994 AS DOCUMENT NO. 94K087427 IN THE KANE COUNTY, ILLINOIS RECORDS

PLAT SUBJECT TO ALL PROTECTIVE COVENANTS AND RESTRICTIONS CONTAINED IN DOCUMENT NO._____ RECORDED AT THE KANE COUNTY, ILLINOIS RECORDER OF DEEDS OFFICE

OWNERS CERTIFICATE

THIS IS TO CERTIFY THAT THE UNDERSIGNED IS/ARE THE OWNER(S) OF THE LAND DESCRIBED BY THE ATTACHED PLAT AND HAS CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN BY THE PLAT FOR USES AND PURPOSES AS INDICATED THEREIN, AND DOES HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND TITLE THEREON INDICATED.

THIS IS TO ALSO CERTIFY THAT _____ AND _____ AS OWNERS OF THE PROPERTY DESCRIBED AS HUNTLEY COMMERCIAL CENTER, HAVE DETERMINED TO THE BEST OF OUR KNOWLEDGE THE SUBDIVISION LIES WITHIN COMMUNITY UNIT SCHOOL DISTRICT 300 AND HUNTLEY COMMUNITY SCHOOL DISTRICT 158.

DATE: AT _____, ILLINOIS, THIS _____ DAY OF _____, A.D. 20_____.

_____ _____
OWNER PRINTED NAME

_____ _____
OWNER PRINTED NAME

STATE OF ILLINOIS)
COUNTY OF)S.S.

I, _____, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID DO HEREBY CERTIFY THAT _____ AND _____ WHO PERSONALLY KNOWN TO ME TO BE THE SAME PERSON(S) WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING CERTIFICATE, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGE THEIR EXECUTION OF THE ANNEXED PLAT AND ACCOMPANYING INSTRUMENT AS THEIR FREE AND VOLUNTARY ACT AND AS THE FREE AND VOLUNTARY ACT OF _____.

GIVEN UNDER MY AND NOTARY SEAL THIS _____ DAY OF _____, A.D. 20_____.

_____
NOTARY PUBLIC

SCHOOL DISTRICT STATEMENT

PURSUANT TO SECTION 1.005 OF THE PLAT ACT, 765 ILCS 205, THIS DOCUMENT SHALL SERVE AS THE SCHOOL DISTRICT STATEMENT. TO THE BEST OF THE OWNER'S KNOWLEDGE THE SCHOOL DISTRICT(S) IN WHICH THE TRACT OF LAND LIES, IS THE FOLLOWING SCHOOL DISTRICT(S):

ELEMENTARY/MIDDLE/HIGHSCHOOL

COMMUNITY UNIT SCHOOL DISTRICT 300
2550 HARNISH DRIVE
ALGONQUIN, IL 60102

KANE COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF KANE) S.S.

THIS INSTRUMENT _____ WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF KANE COUNTY, ILLINOIS

ON THE _____ DAY OF _____, A.D., 20____

AT _____ O'CLOCK ___M., AND WAS RECORDED IN BOOK _____ OF PLATS ON PAGE _____.

_____
RECORDER OF DEEDS

COUNTY CLERKS CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF KANE) S.S.

I, _____, COUNTY CLERK OF KANE COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO UNPAID CURRENT TAXES, NO UNPAID FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THE ANNEXED PLAT. I FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH THE ANNEXED PLAT.

GIVEN UNDER MY NAME AND SEAL OF THE COUNTY CLERK AT _____, ILLINOIS, THIS _____ DAY OF _____, A.D. 20_____.

_____
KANE COUNTY CLERK

SURVEYORS CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF MADISON) S.S.

THIS IS TO CERTIFY THAT I, DAVID J. SHERRILL, ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 2534, HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY:

A TRACT OF LAND BEING PART OF LOT 3 AND ALL OF LOT 4 OF THE FIRST RESUBDIVISION OF UNIT NO 1 HUNTLEY, ALL IN SECTIONS 9 AND 16, TOWNSHIP 42 NORTH, RANGE 7 EAST OF THE 3RD PRINCIPAL MERIDIAN, VILLAGE OF HUNTLEY, KANE COUNTY, ILLINOIS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 4; THENCE SOUTH 00 DEGREES 05 MINUTES 02 SECONDS WEST ON THE EAST LINE OF SAID LOT 4, A DISTANCE OF 2308.65 FEET; THENCE SOUTH 61 DEGREES 31 MINUTES 36 SECONDS WEST, A DISTANCE OF 143.41 FEET TO THE NORTH RIGHT OF WAY LINE OF ILLINOIS STATE TOLL HIGHWAY COMMISSION INTERSTATE 90; THENCE ALONG SAID NORTH RIGHT OF WAY LINE, NORTH 57 DEGREES 01 MINUTES 51 SECONDS WEST, A DISTANCE OF 1038.73 FEET; THENCE NORTH 33 DEGREES 05 MINUTES 48 SECONDS EAST, A DISTANCE OF 10.18 FEET; THENCE NORTH 57 DEGREES 01 MINUTES 35 SECONDS WEST, A DISTANCE OF 200.00 FEET; THENCE NORTH 54 DEGREES 58 MINUTES 13 SECONDS WEST, A DISTANCE OF 531.53 FEET; THENCE LEAVING SAID NORTH RIGHT OF WAY LINE NORTH 10 DEGREES 59 MINUTES 05 SECONDS EAST, A DISTANCE OF 611.80 FEET TO THE SOUTHWEST CORNER OF THAT PROPERTY DESCRIBED IN DEED TO HUNTLEY RV SALES, LLC, (RECORDED AS DOCUMENT 2019K003096.) THENCE ALONG THE SOUTH LINE OF SAID HUNTLEY RV SALES, LLC PROPERTY SOUTH 89 DEGREES 53 MINUTES 42 SECONDS EAST, A DISTANCE OF 540.77 FEET TO THE SOUTHEAST CORNER OF SAID HUNTLEY RV SALES, LLC PROPERTY; THENCE ALONG THE EASTERLY LINE OF SAID HUNTLEY RV SALES, LLC PROPERTY, NORTH 00 DEGREES 06 MINUTES 18 SECONDS EAST, A DISTANCE OF 251.33 FEET; THENCE 259.90 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 2000.00 FEET, A CHORD BEARING NORTH 03 DEGREES 49 MINUTES 40 SECONDS EAST, A CHORD DISTANCE OF 259.72 FEET TO THE MOST NORTHEASTERLY CORNER OF SAID HUNTLEY RV SALES, LLC PROPERTY; THENCE ALONG THE NORTHERLY LINE OF SAID HUNTLEY RV SALES PROPERTY SOUTH 29 DEGREES 36 MINUTES 12 SECONDS WEST, A DISTANCE OF 30.70 FEET ; THENCE SOUTH 65 DEGREES 01 MINUTES 22 SECONDS WEST, DISTANCE OF 75.03 FEET; THENCE NORTH 63 DEGREES 29 MINUTES 26 SECONDS WEST, A DISTANCE OF 247.67 FEET; THENCE NORTH 10 DEGREES 59 MINUTES 05 SECONDS EAST, A DISTANCE OF 436.76 FEET TO THE SOUTH RIGHT OF WAY LINE OF FREEMAN ROAD; THENCE 622.78 FEET ALONG SAID SOUTH RIGHT OF WAY LINE ALONG A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 899.00 FEET, A CHORD BEARING SOUTH 70 DEGREES 25 MINUTES 50 SECONDS EAST, A CHORD DISTANCE OF 610.40 FEET; THENCE NORTH 89 DEGREES 43 MINUTES 32 SECONDS EAST, A DISTANCE OF 569.69 FEET TO THE POINT OF BEGINNING, CONTAINING 2,640,940 SQUARE FEET OR 60.63 ACRES, MORE OR LESS.

I FURTHER CERTIFY THAT ALL REGULATIONS ENACTED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF HUNTLEY RELATIVE TO ANNEXED PLATS HAVE BEEN COMPLIED WITHIN THE PREPARATION OF THIS ANNEXED PLAT. I FURTHER CERTIFY THAT THE LAND IS WITHIN THE VILLAGE OF HUNTLEY, WHICH ADOPTED A VILLAGE COMPREHENSIVE PLAN AND MAP, AND IS EXERCISING SPECIAL POWERS AUTHORIZED BY THE DIVISION 12 OF ARTICLE 11 OF THE ILLINOIS MUNICIPAL CODE AS AMENDED.

I FURTHER CERTIFY THAT THE ANNEXED PLAT IS A CORRECT REPRESENTATION OF SAID SURVEY AND SUBDIVISION. ALL DISTANCES ARE SHOWN IN FEET AND DECIMALS THEREOF. PERMANENT IRON PIPE MONUMENTS HAVE BEEN FOUND OR SET AT ALL CORNERS.

I FURTHER CERTIFY THAT THE PROPERTY IS IN ZONE X (AREA OF MINIMAL FLOOD HAZARD) AND ZONE A (NO BASE FLOOD ELEVATIONS DETERMINED) AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP OF KANE COUNTY, ILLINOIS (COMMUNITY PANEL NO. 17089C0135H) EFFECTIVE DATE OF AUGUST 3, 2009.

DATED THIS _____ DAY OF _____, A.D. 20_____.

_____
PROFESSIONAL LAND SURVEYOR

DAVID J. SHERRILL 2534 PROFESSIONAL LAND SURVEYOR STATE OF ILLINOIS EDWARDSVILLE, ILLINOIS

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 2534
LICENSE EXPIRES NOVEMBER 30, 2022.

PERMISSION TO RECORD
STATE OF ILLINOIS)
) S.S.
COUNTY OF MADISON)

I, DAVID J. SHERRILL, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HERE BY GRANT PERMISSION TO A REPRESENTATIVE OF HUNTLEY INVESTMENT PARTNERS, LLC, TO RECORD THIS PLAT. THE REPRESENTATIVE SHALL PROVIDE THIS SURVEYOR WITH A RECORD COPY OF THIS PLAT.

DATED THIS ___ DAY OF _____ 2021

_____
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 2534
LICENSE EXPIRES 11-30-2022

DAVID J. SHERRILL 2534 PROFESSIONAL LAND SURVEYOR STATE OF ILLINOIS EDWARDSVILLE, ILLINOIS

STORMWATER MANAGEMENT EASEMENT (S.W.M.E.) PROVISIONS

THE OWNER, AS DESCRIBED IN THE OWNER'S CERTIFICATE, AND ITS SUCCESSORS AND ASSIGNS (THE 'OWNER'), OF THE LANDS AS PRESCRIBED BY THIS PLAT DOES HEREBY AGREE TO INSTALL, CONSTRUCT, RECONSTRUCT, REPLACE, REPAIR, OPERATE AND PROVIDE LONG TERM MAINTENANCE (THE 'MAINTENANCE OBLIGATIONS') FOR ALL STORMWATER MANAGEMENT FACILITIES AND AREAS, DESCRIBED HEREIN AND HEREON IDENTIFIED AS 'STORMWATER MANAGEMENT EASEMENT' OR 'S.W.M.E.', WITHIN THE PLATTED LAND, INCLUDING BUT NOT LIMITED TO DETENTION PONDS, WETLANDS, FLOOD PLAINS, SPECIAL MANAGEMENT AREAS, STORM SEWERS, DRAINAGE DITCHES AND SWALES, AS OUTLINED IN THE STORMWATER REPORT AND IN ACCORDANCE WITH THE VILLAGE OF HUNTLEY'S ORDINANCES AND THE FINAL ENGINEERING PLANS APPROVED BY THE VILLAGE OF HUNTLEY. NO CHANGE TO THE GRADE, TOPOGRAPHY OR STORMWATER MANAGEMENT STRUCTURES WITHIN THE STORMWATER MANAGEMENT EASEMENT AREAS SHALL BE MADE WITHOUT THE PRIOR WRITTEN APPROVAL OF THE VILLAGE.

THE OWNER DOES HEREBY RESERVE FOR AND GRANT TO THE VILLAGE OF HUNTLEY, A PERMANENT EASEMENT TO ENTER UPON THE PREMISES AND THE STORMWATER MANAGEMENT EASEMENT AREAS WITH SUCH EQUIPMENT AND PERSONNEL AS MAY BE DEEMED NECESSARY FOR THE PURPOSES OF PERFORMING AFOREMENTIONED MAINTENANCE OBLIGATIONS SHOULD THE OWNER FAIL TO PROVIDE OR PERFORM SUCH MAINTENANCE OBLIGATIONS. THE VILLAGE SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO ENTER THE PREMISES WITH SUCH EQUIPMENT AND PERSONNEL AT ANY TIME FOR THE PURPOSES OF ACCESS TO AND INSPECTION OF THE STORMWATER MANAGEMENT FACILITIES LOCATED WITHIN SAID STORMWATER MANAGEMENT EASEMENT AREAS. IF THE OWNER FAILS TO PERFORM ITS MAINTENANCE OBLIGATIONS WITH RESPECT TO SAID FACILITIES, AND AFTER THIRTY (30) DAYS OF RECEIPT OF WRITTEN NOTICE FROM THE VILLAGE OF SAID FAILURE THE OWNER FAILS TO MAKE THE REQUIRED REPAIRS, THE VILLAGE HAS THE RIGHT, BUT NOT THE OBLIGATION, TO MAKE THE REQUIRED REPAIRS AND TO SEEK REIMBURSEMENT FROM THE OWNER, AND/OR TO FILE A LIEN ON THE PROPERTY FOR THE COSTS INCURRED BY THE VILLAGE IN CONNECTION WITH PERFORMING THE REPAIRS OR MAINTENANCE, PLUS AN ADDITIONAL TEN (10%) PERCENT AND ANY REASONABLE ATTORNEY'S FEES CONNECTED WITH THE COLLECTION OF SUCH COSTS. THE VILLAGE'S ACTUAL COST TO PERFORM ANY NECESSARY WORK, AS DETERMINED BY THE VILLAGE, PLUS TEN (10%) PERCENT AND THE ATTORNEY'S FEES SHALL CONSTITUTE A LIEN AGAINST THE LOT, WHICH LIEN MAY BE FORECLOSED BY THE ACTION BROUGHT BY OR ON BEHALF OF THE VILLAGE... IN AN EMERGENCY SITUATION, THE VILLAGE IS NOT REQUIRED TO PROVIDE NOTICE TO THE OWNER PRIOR TO MAKING THE REQUIRED REPAIRS OR PERFORMING THE NECESSARY MAINTENANCE.

NO OBSTRUCTION OR STRUCTURE SHALL BE ERECTED OR LOCATED, NOR SHALL ANY TREES BE PLANTED, OVER SAID EASEMENT AREAS, NOR SHALL ANY OTHER ACTIVITIES BE UNDERTAKEN THAT UNREASONABLY INTERFERE WITH THE VILLAGE'S INTENDED USE THEREOF, BUT THE SAME MAY BE USED FOR LANDSCAPING, FENCING, PARKING OR OTHER PURPOSES IF APPROVED IN WRITING BY THE VILLAGE OF HUNTLEY AND IF SUCH USE DOES NOT THEN OR LATER INTERFERE WITH THE AFOREMENTIONED PURPOSES.

THE GRANTED EASEMENT RIGHTS TO THE VILLAGE SHALL PROVIDE THE RIGHT TO THE VILLAGE TO REMOVE ANY FENCES, BUILDINGS OR STRUCTURES, AND TO CUT DOWN, TRIM OR REMOVE ANY TREES, SHRUBS, BUSHES, ROOTS OR OTHER PLANTINGS THAT INTERFERE WITH THE OPERATION OR ACCESS TO SUCH STORMWATER MANAGEMENT FACILITIES IN, ON, UPON, ACROSS, UNDER OR THROUGH ANY DRAINAGE EASEMENT, OUTLOT OR STORMWATER MANAGEMENT EASEMENT SHOWN WITHIN THIS PLAT. THE VILLAGE SHALL NOT BE RESPONSIBLE FOR THE REPLACEMENT OR REPAIR OF ANY SUCH BUILDINGS, STRUCTURES, IMPROVEMENTS, TURF, FENCES, TREES, GARDENS, SHRUBS OR LANDSCAPING REMOVED OR DAMAGED DURING THE EXERCISE OF THE HEREIN GIVEN RIGHTS. REPLACEMENT AND/OR REPAIR OF SAID ITEMS SHALL BE THE RESPONSIBILITY OF THE THEN PROPERTY OWNER.

SHARED ACCESS ROAD (OUTLOT C) (COMMERCE COURT)
AREA SHOWN ON PLAT AS OUTLOT C (COMMERCE COURT) SHALL SERVE AS ACCESS FOR LOTS 1, 2 AND 3 AS SHOWN ON THIS PLAT AND THAT PROPERTY GRANTED TO HUNTLEY RV SALES, LLC IN DOCUMENT NO. 2019K003096.

CROSS ACCESS AND PARKING EASEMENT
LOTS 2 AND 3 TO HAVE CROSS ACCESS AND PARKING PER AGREEMENT RECORDED IN DOC._____.

PROPERTY SUBJECT TO THE AMENDED AND RESTATED ACCESS, UTILITY AND STORMWATER POND EASEMENT AGREEMENT RECORDED AS DOCUMENT 2019K000134 IN THE RECORDER'S OFFICE OF KANE COUNTY, ILLINOIS.

VILLAGE PLAN COMMISSION CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF KANE) S.S.
COUNTY OF McHENRY)

APPROVED BY THE PLAN COMMISSION OF THE VILLAGE OF HUNTLEY, ILLINOIS, THIS _____ DAY OF _____, A.D. 20___.

BY:_____
CHAIRMAN

VILLAGE BOARD OF TRUSTEES CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF KANE) S.S.
COUNTY OF McHENRY)

APPROVED AND ACCEPTED BY THE VILLAGE PRESIDENT AND THE VILLAGE BOARD OF TRUSTEES OF THE VILLAGE OF HUNTLEY, ILLINOIS, THIS _____ DAY OF _____, A.D. 20___.

BY:_____
PRESIDENT

ATTEST:_____
VILLAGE CLERK

VILLAGE TREASURER CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF KANE) S.S.
COUNTY OF McHENRY)

I, _____, COLLECTOR FOR THE VILLAGE OF HUNTLEY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID OR FORFEITED SPECIAL ASSESSMENTS OR ANY DEFERRED INSTALLMENTS THEREOF THAT HAVE NOT BEEN APPORTIONED AGAINST ANY OF THE LAND INCLUDED IN THE HEREON DRAWN PLAT.

DATED AT HUNTLEY, ILLINOIS, THIS _____ DAY OF _____, A.D. 20___.

_____
COLLECTOR OF SPECIAL ASSESSMENTS

VILLAGE ENGINEER'S CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF KANE) S.S.
COUNTY OF McHENRY)

I, _____, THE VILLAGE ENGINEER FOR THE VILLAGE OF HUNTLEY, DO HEREBY CERTIFY THAT THE TOPOGRAPHIC STUDIES AND ENGINEERING PLANS ACCOMPANYING THE PLAT HEREON DRAWN, AS REQUIRED BY THE PLAT ACT, HAVE BEEN REVIEWED UNDER MY SUPERVISION AND THAT, TO THE BEST OF MY KNOWLEDGE, THE PLANS CONFORM TO THE REQUIREMENTS AND ORDINANCES OF SAID VILLAGE.

DATED THIS _____ DAY OF _____, A.D. 20___.

_____
VILLAGE ENGINEER

DRAINAGE CERTIFICATE

STATE OF ILLINOIS)
) S.S.
COUNTY OF _____)

TO THE BEST OF OUR KNOWLEDGE AND BELIEF, THE DRAINAGE OF SURFACE WATERS WILL NOT BE CHANGED OR CONSTRUCTION OF SUCH SUBDIVISION OR ANY PART THEREOF, OR, THAT IF SUCH SURFACE WATER DRAINAGE WILL BE CHANGED, ADEQUATE PROVISION HAS BEEN MADE FOR COLLECTION AND DIVERSION OF SUCH SURFACE WATERS INTO PUBLIC AREAS OR DRAINS WHICH THE SUBDIVIDER HAS THE RIGHT TO USE, AND THAT SUCH SURFACE WATERS WILL NOT BE DEPOSITED ON THE PROPERTY OF ADJOINING LAND OWNERS IN SUCH CONCENTRATIONS AS MAY CAUSE DAMAGE TO THE ADJOINING PROPERTY BECAUSE OF THE CONSTRUCTION OF THE SUBDIVISION.

DATED THIS _____ DAY OF _____, A.D. 20___.

_____
PROJECT ENGINEER

TOTAL AREA
2,640,940± S.F. 60.63± AC.

P.I.N.'S OF SUBDIVIDED PROPERTY
02-16-101-006 02-16-101-021 02-09-301-028

CURRENT PROPERTY OWNER
HUNTLEY INVESTMENT PARTNERS, LLC (LOTS 1-4 & DETENTION LOTS 1-3) 120 N LA SALLE ST STE 3200 CHICAGO, IL 60602

PREPARED FOR:
HUNTLEY INVESTMENT PARTNERS, LLC C/o THE PRIME GROUP, INC. 120 N LaSALLE ST. SUITE 3200 CHICAGO, IL 60602 312-917-4195

REV. NO.	COMMENT	DATE
1	NEW LOT LAYOUT	6-22-18
2	NEW LOT LAYOUT	11-7-18
3	LOT ZONING	11-20-18
4	REMOVAL OF DEEDED PROPERTY.	1-23-19
5	VILLAGE COMMENTS	2-8-19
6	TAX PINS	4-12-19
7	VILLAGE COMMENTS	5-20-21

SHERRILL ASSOCIATES, INC.
Surveyors - Engineers - Planners
316 North Main Street
Edwardsville, IL 62025
618-656-9251 Phone
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PROJECT NO. 21057-01 SHEET 2 OF 2	DRAWN BY: JAC	SCALE: 1"=100'
	CHECKED BY: DJS	DATE: 4-13-2021

Project	Huntley Development	**Catalog #**		**Type**	A
Prepared by		**Notes**		**Date**	04/09/21

McGraw-Edison

GLEON Galleon

Area / Site Luminaire

Typical Applications

Outdoor • Parking Lots • Walkways • Roadways • Building Areas

Interactive Menu

Product Certifications

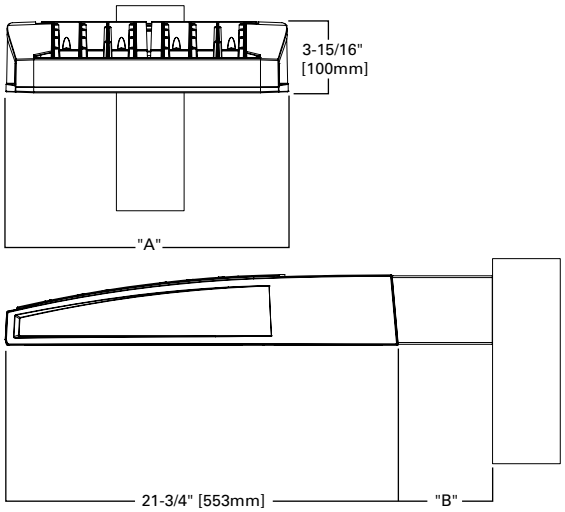
Product Features

LumenSafe Technology · Enlighted · WaveLinx · Light ARchitect™

Quick Facts

- Lumen packages range from 4,200 - 80,800 (34W - 640W)
- Efficacy up to 156 lumens per watt

Dimensional Details



Number of Light Squares	"A" Width	"B" Standard Arm Length	"B" Extended Arm Length [1]	"B" Quick Mount Arm Length	"B" Quick Mount Extended Arm Length
1-4	15-1/2"	7"	10"	10-5/8"	16-9/16"
5-6	21-5/8"	7"	10"	10-5/8"	16-9/16"
7-8	27-5/8"	7"	13"	10-5/8"	--
9-10	33-3/4"	7"	16"	--	--

NOTES:
For arm selection requirements and additional line art, see Mounting Details section.

Ordering Information

SAMPLE NUMBER: **GLEON-SA4C-740-U-T4FT-GM**

Product Family [1, 2]	Light Engine		Color Temperature	Voltage	Distribution	Mounting	Finish
	Configuration	Drive Current					
GLEON=Galleon	**SA1**=1 Square **SA2**=2 Squares **SA3**=3 Squares **SA4**=4 Squares **SA5**=5 Squares [4] **SA6**=6 Squares **SA7**=7 Squares [5] **SA8**=8 Squares [5] **SA9**=9 Squares [6] **SA0**=10 Squares [6]	**A**=600mA **B**=800mA **C**=1000mA **D**=1200mA [16]	**722**=70CRI, 2200K **727**=70CRI, 2700K **730**=70CRI, 3000K **735**=70CRI, 3500K **740**=70CRI, 4000K **750**=70CRI, 5000K **760**=70CRI, 6000K **827**=80CRI, 2700K **830**=80CRI, 3000K **AMB**=Amber, 590nm [14, 16]	**U**=120-277V **1**=120V **2**=208V **3**=240V **4**=277V **8**=480V [7, 8] **9**=347V [7]	**T2**=Type II **T2R**=Type II Roadway **T3**=Type III **T3R**=Type III Roadway **T4FT**=Type IV Forward Throw **T4W**=Type IV Wide **5NQ**=Type V Narrow **5MQ**=Type V Square Medium **5WQ**=Type V Square Wide **SL2**=Type II w/Spill Control **SL3**=Type III w/Spill Control **SL4**=Type IV w/Spill Control **SLL**=90° Spill Light Eliminator Left **SLR**=90° Spill Light Eliminator Right **RW**=Rectangular Wide Type I **AFL**=Automotive Frontline	**[Blank]**=Arm for Round or Square Pole **EA**=Extended Arm [9] **MA**=Mast Arm Adapter [10] **WM**=Wall Mount **QM**=Quick Mount Arm (Standard Length) [11] **QMEA**=Quick Mount Arm (Extended Length) [12]	**AP**=Grey **BZ**=Bronze **BK**=Black **DP**=Dark Platinum **GM**=Graphite Metallic **WH**=White

Options (Add as Suffix)	Controls and Systems Options (Add as Suffix)	Accessories (Order Separately)
DIM=External 0-10V Dimming Leads [19, 20] **F**=Single Fuse (120, 277 or 347V Specify Voltage) **FF**=Double Fuse (208, 240 or 480V Specify Voltage) **20K**=20kV UL 1449 fused surge protective device **2L**=Two Circuits [17, 18] **HA**=50°C High Ambient **HSS**=Installed House Side Shield [28] **GRSBK**=Glare Reducing Shield, Black [23] **GRSWH**=Glare Reducing Shield, White [23] **LCF**=Light Square Trim Painted to Match Housing [27] **MT**=Installed Mesh Top **TH**=Tool-less Door Hardware **CC**=Coastal Construction finish [3] **L90**=Optics Rotated 90° Left **R90**=Optics Rotated 90° Right **CE**=CE Marking [29] **AHD145**=After Hours Dim, 5 Hours [22] **AHD245**=After Hours Dim, 6 Hours [22] **AHD255**=After Hours Dim, 7 Hours [22] **AHD355**=After Hours Dim, 8 Hours [22] **DALI**=DALI Drivers	**BPC**=Button Type Photocontrol **PR**=NEMA 3-PIN Photocontrol Receptacle **PR7**=NEMA 7-PIN Photocontrol Receptacle [21] **MS-L08**=Motion Sensor for ON/OFF Operation, Maximum 8' Mounting Height [24] **MS-L20**=Motion Sensor for ON/OFF Operation, 9' - 20' Mounting Height [24] **MS-L40W**=Motion Sensor for ON/OFF Operation, 21' - 40' Mounting Height [24] **MS/X-L08**=Bi-Level Motion Sensor, Maximum 8' Mounting Height [24, 25] **MS/X-L20**=Bi-Level Motion Sensor, 9' - 20' Mounting Height [24, 25] **MS/X-L40W**=Bi-Level Motion Sensor, 21' - 40' Mounting Height [24, 25] **MS/DIM-L20**=Motion Sensor for Dimming Operation, 9' - 20' Mounting Height [24] **MS/DIM-L40W**=Motion Sensor for Dimming Operation, 21' - 40' Mounting Height [24] **ZW**=WaveLinx Module and 4-PIN Receptacle **ZD**=WaveLinx Module with DALI driver and 4-PIN Receptacle **SWPD4XX**=WaveLinx Sensor Only, 7'-15' [13, 32, 33] **SWPD5XX**=WaveLinx Sensor Only, 15'-40' [13, 32, 33] **WOBXX**=WaveLinx Sensor with Bluetooth, 7'-15' [13, 32] **WOFXX**=WaveLinx Sensor with Bluetooth, 15'-40' [13, 32] **LWR-LW**=Enlighted Sensor, 8'–16' Mounting Height [26] **LWR-LN**=Enlighted Sensor, 16'–40' Mounting Height [26] **DIM10-MS/DIM-L08**=Synapse Occupancy Sensor (<8' Mounting) [19] **DIM10-MS/DIM-L20**=Synapse Occupancy Sensor (9'-20' Mounting) [19] **DIM10-MS/DIM-L40**=Synapse Occupancy Sensor (21'-40' Mounting) [19]	**OA/RA1016**=NEMA Photocontrol Multi-Tap - 105-285V **OA/RA1027**=NEMA Photocontrol - 480V **OA/RA1201**=NEMA Photocontrol - 347V **OA/RA1013**=Photocontrol Shorting Cap **OA/RA1014**=120V Photocontrol **MA1252**=10kV Surge Module Replacement **MA1036-XX**=Single Tenon Adapter for 2-3/8" O.D. Tenon **MA1037-XX**=2@180° Tenon Adapter for 2-3/8" O.D. Tenon **MA1197-XX**=3@120° Tenon Adapter for 2-3/8" O.D. Tenon **MA1188-XX**=4@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1189-XX**=2@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1190-XX**=3@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1191-XX**=2@120° Tenon Adapter for 2-3/8" O.D. Tenon **MA1038-XX**=Single Tenon Adapter for 3-1/2" O.D. Tenon **MA1039-XX**=2@180° Tenon Adapter for 3-1/2" O.D. Tenon **MA1192-XX**=3@120° Tenon Adapter for 3-1/2" O.D. Tenon **MA1193-XX**=4@90° Tenon Adapter for 3-1/2" O.D. Tenon **MA1194-XX**=2@90° Tenon Adapter for 3-1/2" O.D. Tenon **MA1195-XX**=3@90° Tenon Adapter for 3-1/2" O.D. Tenon **FSIR-100**=Wireless Configuration Tool for Occupancy Sensor [24] **GLEON-MT1**=Field Installed Mesh Top for 1-4 Light Squares **GLEON-MT2**=Field Installed Mesh Top for 5-6 Light Squares **GLEON-MT3**=Field Installed Mesh Top for 7-8 Light Squares **GLEON-MT4**=Field Installed Mesh Top for 9-10 Light Squares **GLEON-QM**=Quick Mount Arm Kit [11] **GLEON-QMEA**=Quick Mount Extended Arm Kit [12] **LS/HSS**=Field Installed House Side Shield [28, 30] **LS/GRSBK**=Glare Reducing Shield, Black [23, 30] **LS/GRSWH**=Glare Reducing Shield, White [23, 30] **LS/PFS**=Perimeter Shield, Black [15] **WOLC-7P-10A**=WaveLinx Outdoor Control Module [19, 31] **SWPD4-XX**=Wavelinx Wireless Sensor, 7'–15' Mounting Height [13, 19, 32, 33] **SWPD5-XX**=Wavelinx Wireless Sensor, 15'–40' Mounting Height [13, 19, 32, 33]

NOTES:

1. Customer is responsible for engineering analysis to confirm pole and fixture compatibility for all applications. Refer to our white paper WP513001EN for additional support information.
2. DesignLights Consortium® Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details.
3. Coastal construction finish salt spray tested to over 5,000-hours per ASTM B117, with a scribe rating of 9 per ASTM D1654. Not available with TH option.
4. Not compatible with MS/4-LXX or MS/1-LXX sensors.
5. Not compatible with extended quick mount arm (QMEA).
6. Not compatible with standard quick mount arm (QM) or extended quick mount arm (QMEA).
7. Requires the use of an internal step down transformer when combined with sensor options. Not available with sensor at 1200mA. Not available in combination with the HA high ambient and sensor options at 1A.
8. 480V must utilize Wye system only. Per NEC, not for use with ungrounded systems, impedance grounded systems or corner grounded systems (commonly known as Three Phase Three Wire Delta, Three Phase High Leg Delta and Three Phase Corner Grounded Delta systems.)
9. May be required when two or more luminaires are oriented on a 90° or 120° drilling pattern. Refer to arm mounting requirement table.
10. Factory installed.
11. Maximum 8 light squares.
12. Maximum 6 light squares.
13. Requires ZW or ZD receptacle.
14. Narrow-band 590nm +/- 5nm for wildlife and observatory use. Choose drive current A; supplied at 500mA drive current only. Available with 5WQ, 5MQ, SL2, SL3 and SL4 distributions. Can be used with HSS option.
15. Set of 4 pcs. One set required per Light Square.
16. Not available with HA option.
17. 2L is not available with MS, MS/X or MS/DIM at 347V or 480V. 2L in SA2 through SA4 requires a larger housing, normally used for SA5 or SA6. Extended arm option may be required when mounting two or more fixtures per pole at 90° or 120°. Refer to arm mounting requirement table.
18. Not available with Enlighted wireless sensors.
19. Cannot be used with other control options.
20. Low voltage control lead brought out 18" outside fixture.
21. Not available if any "MS" sensor is selected. Motion sensor has an integral photocell.
22. Requires the use of BPC photocontrol or the PR7 or PR photocontrol receptacle with photocontrol accessory. See After Hours Dim supplemental guide for additional information.
23. Not for use with T4FT, T4W or SL4 optics. See IES files for details.
24. The FSIR-100 configuration tool is required to adjust parameters including high and low modes, sensitivity, time delay, cutoff and more. Consult your lighting representative at Cooper Lighting Solutions for more information.
25. Replace X with number of Light Squares operating in low output mode.
26. Enlighted wireless sensors are factory installed only requiring network components LWP-EM-1, LWP-GW-1 and LWP-PoE8 in appropriate quantities.
27. Not available with house side shield (HSS).
28. Not for use with 5NQ, 5MQ, 5WQ or RW optics. A black trim plate is used when HSS is selected.
29. CE is not available with the LWR, MS, MS/X, MS/DIM, BPC, PR or PR7 options. Available in 120-277V only.
30. One required for each Light Square.
31. Requires PR7.
32. Replace XX with sensor color (WH, BZ or BK.)
33. WAC Gateway required to enable field-configurability: Order WAC-PoE and WPOE-120 (10V to PoE injector) power supply if needed.

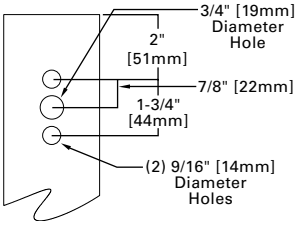
LumenSafe Integrated Network Security Camera Technology Options (Add as Suffix)

Product Family	Camera Type	Data Backhaul	
L=LumenSafe Technology	**D**=Standard Dome Camera **H**=Hi-Res Dome Camera **Z**=Remote PTZ Camera	**C**=Cellular, No SIM **A**=Cellular, AT&T **V**=Cellular, Verizon **S**=Cellular, Sprint	**R**=Cellular, Rogers **W**=Wi-Fi Networking w/ Omni-Directional Antenna **E**=Ethernet Networking

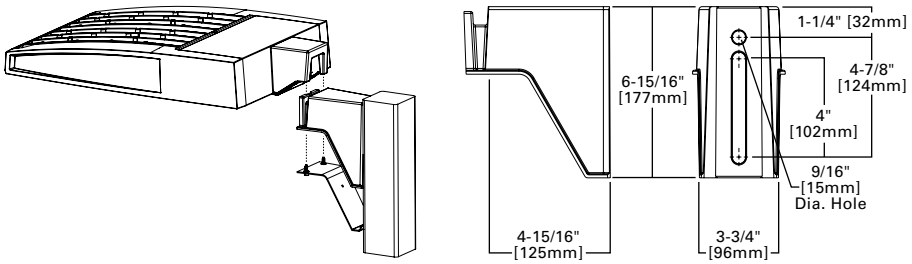
Mounting Details

Standard Arm (Drilling Pattern)

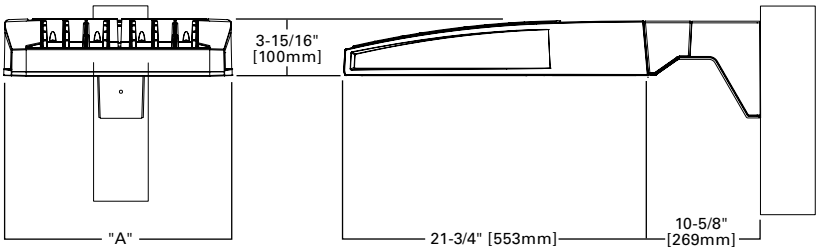
TYPE "N"



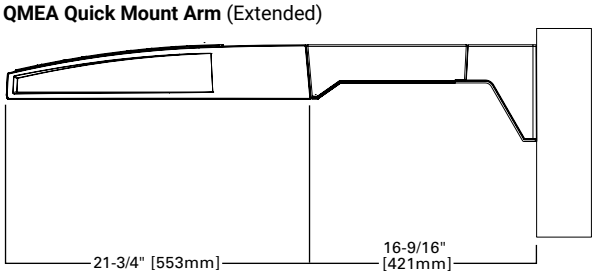
Quick Mount Arm (Includes fixture adapter)



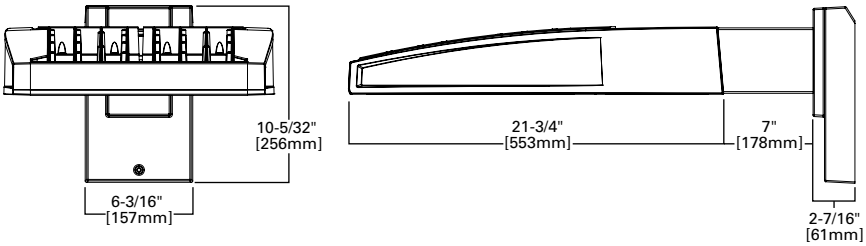
QM Quick Mount Arm (Standard)



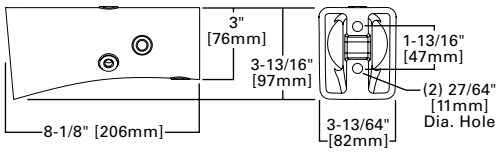
QMEA Quick Mount Arm (Extended)



Standard Wall Mount

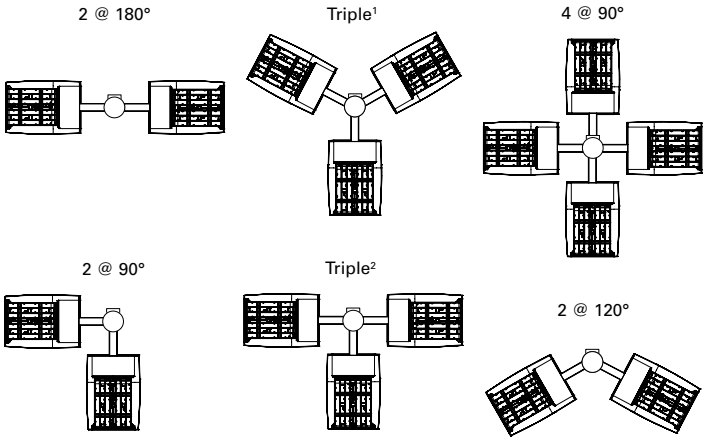


Mast Arm Mount



Arm Mounting Requirements

Number of Light Squares	Standard Arm @ 90° Apart	Standard Arm @ 120° Apart	Quick Mount Arm @ 90° Apart	Quick Mount Arm @ 120° Apart
1	Standard	Standard	QM Extended	Quick Mount
2	Standard	Standard	QM Extended	Quick Mount
3	Standard	Standard	QM Extended	Quick Mount
4	Standard	Standard	QM Extended	Quick Mount
5	Extended	Standard	QM Extended	Quick Mount
6	Extended	Standard	QM Extended	Quick Mount
7	Extended	Extended	--	Quick Mount
8	Extended	Extended	--	Quick Mount
9	Extended	Extended	--	--
10	Extended	Extended	--	--



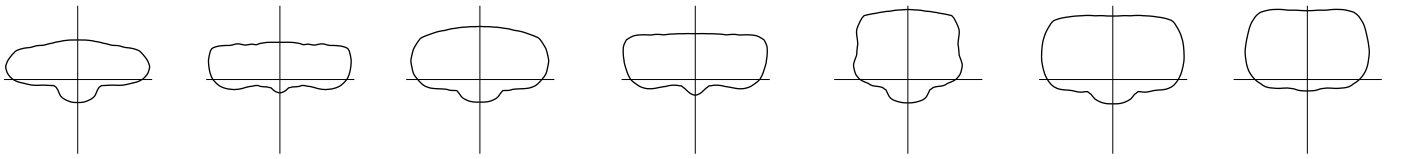
NOTES: 1 Round poles are 3 @ 120°. Square poles are 3 @ 90°. **2** Round poles are 3 @ 90°.

Fixture Weights and EPAs

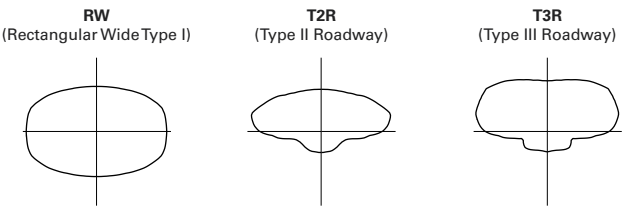
Number of Light Squares	Weight with Standard and Extended Arm (lbs.)	EPA with Standard and Extended Arm (Sq. Ft.)	Weight with Quick Mount Arm (lbs.)	EPA with Quick Mount Arm (Sq. Ft.)	Weight with Quick Mount Extended Arm (lbs.)	EPA with Quick Mount Extended Arm (Sq. Ft.)
1-4	33	0.96	35	1.11	38	1.11
5-6	44	1.00	46	1.11	49	1.11
7-8	54	1.07	56	1.11	--	--
9-10	63	1.12	--	--	--	--

Optical Distributions

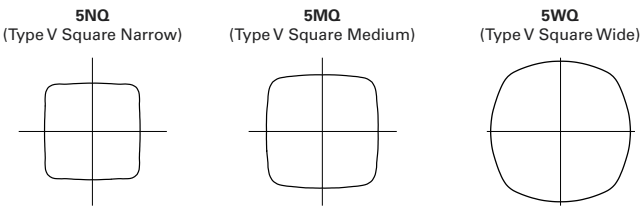
Asymmetric Area Distributions



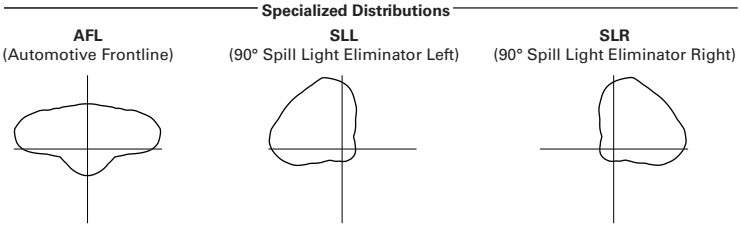
Asymmetric Roadway Distributions



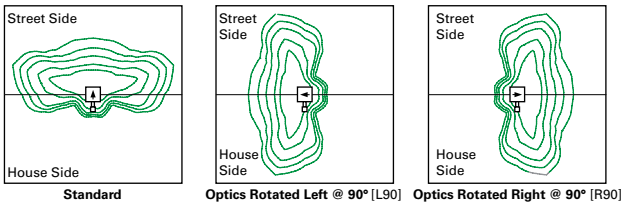
Symmetric Distributions



Specialized Distributions



Rotated Optics



Product Specifications

Construction

- Extruded aluminum driver enclosure
- Heavy-wall, die-cast aluminum end caps
- Die-cast aluminum heat sinks
- Patent pending interlocking housing and heat sink

Optics

- Patented, high-efficiency injection-molded AccuLED Optics technology
- 16 optical distributions
- 3 shielding options including HSS, GRS and PFS
- IDA Certified (3000K CCT and warmer only)

Electrical

- LED drivers are mounted to removable tray assembly for ease of maintenance
- Standard with 0-10V dimming
- Standard with Cooper Lighting Solutions proprietary circuit module designed to withstand 10kV of transient line surge
- Suitable for operation in -40°C to 40°C ambient environments. Optional 50°C high ambient (HA) configuration.

Mounting

- Standard extruded arm includes internal bolt guides and round pole adapter
- Extended arms (EA and QMEA) may be required in 90° or 120° pole mount configurations, see arm mounting requirements table
- Mast arm (MA) factory installed
- Wall mount (WM) option available
- Quick mount arm (QM and QMEA) includes pole adapter and factory installed fixture mount for fast installation to square or round poles

Finish

- Super housing durable TGIC polyester powder coat paint, 2.5 mil nominal thickness
- Heat sink is powder coated black
- RAL and custom color matches available
- Coastal Construction (CC) option available

Warranty

- Five year warranty

Energy and Performance Data

Lumen Maintenance (TM-21)

Drive Current	Ambient Temperature	25,000 hours*	50,000 hours*	60,000 hours*	100,000 hours**	Theoretical L70 hours**
Up to 1A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.7%	98.3%	98.1%	97.4%	> 1.9M
	50°C	98.2%	97.2%	96.8%	95.2%	> 851,000
1.2A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.5%	97.9%	97.7%	96.7%	> 1.3M

* Supported by IES TM-21 standards
** Theoretical values represent estimations commonly used; however, refer to the IES position on LED Product Lifetime Prediction, IES PS-10-18, explaining proper use of IES TM-21 and LM-80.

Lumen Multiplier

Ambient Temperature	Lumen Multiplier
0°C	1.02
10°C	1.01
25°C	1.00
40°C	0.99
50°C	0.97

View GLEON IES files

Nominal Power Lumens (1.2A)

Supplemental Performance Guide**

Number of Light Squares		1	2	3	4	5	6	7	8	9	10
Nominal Power (Watts)		67	129	191	258	320	382	448	511	575	640
Input Current @ 120V (A)		0.58	1.16	1.78	2.31	2.94	3.56	4.09	4.71	5.34	5.87
Input Current @ 208V (A)		0.33	0.63	0.93	1.27	1.57	1.87	2.22	2.52	2.8	3.14
Input Current @ 240V (A)		0.29	0.55	0.80	1.10	1.35	1.61	1.93	2.18	2.41	2.71
Input Current @ 277V (A)		0.25	0.48	0.70	0.96	1.18	1.39	1.69	1.90	2.09	2.36
Input Current @ 347V (A)		0.20	0.39	0.57	0.78	0.96	1.15	1.36	1.54	1.72	1.92
Input Current @ 480V (A)		0.15	0.30	0.43	0.60	0.73	0.85	1.03	1.16	1.28	1.45
Optics											
T2	4000K Lumens	7,972	15,580	23,245	30,714	38,056	45,541	53,857	61,024	68,072	75,366
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	119	121	122	119	119	119	120	119	118	118
T2R	4000K Lumens	8,462	16,539	24,680	32,609	40,401	48,348	57,176	64,783	72,266	80,010
	BUG Rating	B1-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	126	128	129	126	126	127	128	127	126	125
T3	4000K Lumens	8,125	15,879	23,693	31,307	38,787	46,417	54,893	62,197	69,381	76,818
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	121	123	124	121	121	122	123	122	121	120
T3R	4000K Lumens	8,306	16,232	24,220	32,001	39,651	47,447	56,114	63,580	70,924	78,523
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	124	126	127	124	124	124	125	124	123	123
T4FT	4000K Lumens	8,173	15,970	23,831	31,488	39,014	46,686	55,212	62,558	69,783	77,261
	BUG Rating	B1-U0-G3	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	122	124	125	122	122	122	123	122	121	121
T4W	4000K Lumens	8,067	15,764	23,522	31,080	38,510	46,082	54,499	61,751	68,881	76,263
	BUG Rating	B2-U0-G2	B3-U0-G3	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B5-U0-G5
	Lumens per Watt	120	122	123	120	120	121	122	121	120	119
SL2	4000K Lumens	7,958	15,552	23,206	30,662	37,989	45,462	53,763	60,920	67,952	75,235
	BUG Rating	B2-U0-G3	B3-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	119	121	121	119	119	119	120	119	118	118
SL3	4000K Lumens	8,124	15,877	23,690	31,302	38,784	46,410	54,885	62,189	69,372	76,805
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	121	123	124	121	121	121	123	122	121	120
SL4	4000K Lumens	7,719	15,085	22,510	29,741	36,850	44,097	52,148	59,089	65,913	72,977
	BUG Rating	B1-U0-G3	B2-U0-G4	B2-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	115	117	118	115	115	115	116	116	115	114
5NQ	4000K Lumens	8,380	16,375	24,436	32,287	40,003	47,870	56,610	64,144	71,552	79,221
	BUG Rating	B3-U0-G1	B3-U0-G2	B4-U0-G2	B5-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G4
	Lumens per Watt	125	127	128	125	125	125	126	126	124	124
5MQ	4000K Lumens	8,534	16,676	24,885	32,881	40,739	48,752	57,653	65,326	72,868	80,679
	BUG Rating	B3-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5
	Lumens per Watt	127	129	130	127	127	128	129	128	127	126
5WQ	4000K Lumens	8,556	16,723	24,951	32,968	40,847	48,881	57,808	65,499	73,063	80,894
	BUG Rating	B3-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5
	Lumens per Watt	128	130	131	128	128	128	129	128	127	126
SLL/ SLR	4000K Lumens	7,140	13,951	20,817	27,506	34,081	40,783	48,231	54,649	60,959	67,492
	BUG Rating	B1-U0-G3	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	107	108	109	107	107	107	108	107	106	105
RW	4000K Lumens	8,304	16,228	24,215	31,994	39,641	47,437	56,100	63,566	70,907	78,504
	BUG Rating	B3-U0-G1	B4-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5
	Lumens per Watt	124	126	127	124	124	124	125	124	123	123
AFL	4000K Lumens	8,335	16,287	24,302	32,110	39,784	47,610	56,303	63,796	71,163	78,790
	BUG Rating	B1-U0-G1	B2-U0-G2	B3-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G3	B4-U0-G4	B4-U0-G4	B4-U0-G4	B4-U0-G5
	Lumens per Watt	124	126	127	124	124	125	126	125	124	123

* Nominal data for 70 CRI. ** For additional performance data, please reference the Galleon Supplemental Performance Guide.

Nominal Power Lumens (1A)

Supplemental Performance Guide**

Number of Light Squares		1	2	3	4	5	6	7	8	9	10
Nominal Power (Watts)		59	113	166	225	279	333	391	445	501	558
Input Current @ 120V (A)		0.51	1.02	1.53	2.03	2.55	3.06	3.56	4.08	4.60	5.07
Input Current @ 208V (A)		0.29	0.56	0.82	1.11	1.37	1.64	1.93	2.19	2.46	2.75
Input Current @ 240V (A)		0.26	0.48	0.71	0.96	1.19	0.41	1.67	1.89	2.12	2.39
Input Current @ 277V (A)		0.23	0.42	0.61	0.83	1.03	1.23	1.45	1.65	1.84	2.09
Input Current @ 347V (A)		0.17	0.32	0.50	0.64	0.82	1.00	1.14	1.32	1.50	1.68
Input Current @ 480V (A)		0.14	0.24	0.37	0.48	0.61	0.75	0.91	0.99	1.12	1.28
Optics											
T2	4000K Lumens	7,267	14,201	21,190	28,000	34,692	41,515	49,096	55,627	62,053	68,703
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	123	126	128	124	124	125	126	125	124	123
T2R	4000K Lumens	7,715	15,077	22,497	29,725	36,829	44,073	52,122	59,056	65,876	72,937
	BUG Rating	B1-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	131	133	136	132	132	132	133	133	131	131
T3	4000K Lumens	7,408	14,475	21,598	28,539	35,358	42,313	50,039	56,698	63,246	70,024
	BUG Rating	B1-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	126	128	130	127	127	127	128	127	126	125
T3R	4000K Lumens	7,571	14,798	22,078	29,172	36,145	43,253	51,153	57,959	64,653	71,581
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	128	131	133	130	130	130	131	130	129	128
T4FT	4000K Lumens	7,451	14,559	21,725	28,703	35,564	42,558	50,330	57,027	63,613	70,430
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	126	129	131	128	127	128	129	128	127	126
T4W	4000K Lumens	7,354	14,371	21,442	28,333	35,105	42,007	49,681	56,291	62,792	69,521
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	125	127	129	126	126	126	127	126	125	125
SL2	4000K Lumens	7,254	14,178	21,155	27,951	34,631	41,443	49,011	55,533	61,944	68,584
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	123	125	127	124	124	124	125	125	124	123
SL3	4000K Lumens	7,406	14,474	21,596	28,534	35,355	42,307	50,033	56,690	63,237	70,014
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	126	128	130	127	127	127	128	127	126	125
SL4	4000K Lumens	7,037	13,751	20,519	27,112	33,592	40,198	47,538	53,864	60,087	66,524
	BUG Rating	B1-U0-G3	B2-U0-G4	B2-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5
	Lumens per Watt	119	122	124	120	120	121	122	121	120	119
5NQ	4000K Lumens	7,640	14,928	22,275	29,431	36,465	43,637	51,606	58,472	65,226	72,218
	BUG Rating	B3-U0-G1	B3-U0-G2	B4-U0-G2	B5-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G4
	Lumens per Watt	129	132	134	131	131	131	132	131	130	129
5MQ	4000K Lumens	7,779	15,203	22,684	29,973	37,137	44,441	52,555	59,549	66,427	73,545
	BUG Rating	B3-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5
	Lumens per Watt	132	135	137	133	133	133	134	134	133	132
5WQ	4000K Lumens	7,800	15,243	22,744	30,052	37,236	44,560	52,697	59,708	66,603	73,742
	BUG Rating	B3-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5
	Lumens per Watt	132	135	137	134	133	134	135	134	133	132
SLL/ SLR	4000K Lumens	6,510	12,719	18,977	25,075	31,067	37,176	43,967	49,817	55,569	61,525
	BUG Rating	B1-U0-G2	B2-U0-G3	B2-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	110	113	114	111	111	112	112	112	111	110
RW	4000K Lumens	7,570	14,793	22,073	29,165	36,137	43,243	51,140	57,945	64,637	71,564
	BUG Rating	B3-U0-G1	B4-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G5
	Lumens per Watt	128	131	133	130	130	130	131	130	129	128
AFL	4000K Lumens	7,598	14,847	22,154	29,272	36,267	43,400	51,326	58,156	64,872	71,824
	BUG Rating	B1-U0-G1	B2-U0-G2	B3-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G3	B4-U0-G4	B4-U0-G4	B4-U0-G4	B4-U0-G4
	Lumens per Watt	129	131	133	130	130	130	131	131	129	129

* Nominal data for 70 CRI. ** For additional performance data, please reference the Galleon Supplemental Performance Guide.

Nominal Power Lumens (800mA)

Supplemental Performance Guide**

Number of Light Squares		1	2	3	4	5	6	7	8	9	10
Nominal Power (Watts)		44	85	124	171	210	249	295	334	374	419
Input Current @ 120V (A)		0.39	0.77	1.13	1.54	1.90	2.26	2.67	3.03	3.39	3.80
Input Current @ 208V (A)		0.22	0.44	0.62	0.88	1.06	1.24	1.50	1.68	1.87	2.12
Input Current @ 240V (A)		0.19	0.38	0.54	0.76	0.92	1.08	1.30	1.46	1.62	1.84
Input Current @ 277V (A)		0.17	0.36	0.47	0.72	0.83	0.95	1.19	1.31	1.42	1.67
Input Current @ 347V (A)		0.15	0.24	0.38	0.49	0.63	0.77	0.87	1.01	1.15	1.52
Input Current @ 480V (A)		0.11	0.18	0.29	0.37	0.48	0.59	0.66	0.77	0.88	0.96
Optics											
T2	4000K Lumens	5,871	11,474	17,121	22,622	28,029	33,542	39,667	44,944	50,134	55,508
	BUG Rating	B1-U0-G2	B2-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	133	135	138	132	133	135	134	135	134	132
T2R	4000K Lumens	6,233	12,181	18,176	24,016	29,756	35,608	42,111	47,714	53,224	58,929
	BUG Rating	B1-U0-G1	B2-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5
	Lumens per Watt	142	143	147	140	142	143	143	143	142	141
T3	4000K Lumens	5,986	11,695	17,450	23,057	28,568	34,186	40,430	45,809	51,099	56,576
	BUG Rating	B1-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	136	138	141	135	136	137	137	137	137	135
T3R	4000K Lumens	6,117	11,955	17,838	23,569	29,203	34,946	41,328	46,827	52,235	57,832
	BUG Rating	B1-U0-G2	B2-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	139	141	144	138	139	140	140	140	140	138
T4FT	4000K Lumens	6,019	11,763	17,551	23,190	28,734	34,384	40,663	46,074	51,396	56,904
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	137	138	142	136	137	138	138	138	137	136
T4W	4000K Lumens	5,942	11,610	17,324	22,891	28,363	33,940	40,138	45,480	50,732	56,169
	BUG Rating	B1-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	135	137	140	134	135	136	136	136	136	134
SL2	4000K Lumens	5,862	11,454	17,091	22,583	27,980	33,484	39,598	44,867	50,048	55,411
	BUG Rating	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	133	135	138	132	133	134	134	134	134	132
SL3	4000K Lumens	5,985	11,694	17,447	23,053	28,565	34,182	40,424	45,804	51,092	56,568
	BUG Rating	B1-U0-G2	B2-U0-G3	B2-U0-G3	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5
	Lumens per Watt	136	138	141	135	136	137	137	137	137	135
SL4	4000K Lumens	5,685	11,111	16,577	21,905	27,140	32,478	38,409	43,520	48,546	53,748
	BUG Rating	B1-U0-G2	B1-U0-G3	B2-U0-G4	B2-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5
	Lumens per Watt	129	131	134	128	129	130	130	130	130	128
5NQ	4000K Lumens	6,172	12,061	17,997	23,778	29,462	35,256	41,694	47,242	52,699	58,347
	BUG Rating	B2-U0-G1	B3-U0-G1	B4-U0-G2	B4-U0-G2	B5-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4
	Lumens per Watt	140	142	145	139	140	142	141	141	141	139
5MQ	4000K Lumens	6,285	12,283	18,328	24,217	30,004	35,907	42,462	48,112	53,669	59,421
	BUG Rating	B3-U0-G1	B4-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5
	Lumens per Watt	143	145	148	142	143	144	144	144	144	142
5WQ	4000K Lumens	6,303	12,317	18,377	24,281	30,085	36,001	42,575	48,241	53,812	59,579
	BUG Rating	B3-U0-G1	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5
	Lumens per Watt	143	145	148	142	143	145	144	144	144	142
SLL/ SLR	4000K Lumens	5,260	10,276	15,332	20,259	25,101	30,037	35,522	40,249	44,898	49,708
	BUG Rating	B1-U0-G2	B2-U0-G3	B2-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5
	Lumens per Watt	120	121	124	118	120	121	120	121	120	119
RW	4000K Lumens	6,116	11,952	17,834	23,563	29,196	34,938	41,317	46,817	52,224	57,819
	BUG Rating	B3-U0-G1	B3-U0-G2	B4-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4
	Lumens per Watt	139	141	144	138	139	140	140	140	140	138
AFL	4000K Lumens	6,139	11,996	17,899	23,650	29,302	35,064	41,468	46,987	52,412	58,030
	BUG Rating	B1-U0-G1	B2-U0-G2	B2-U0-G2	B3-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G3	B3-U0-G3	B4-U0-G4	B4-U0-G4
	Lumens per Watt	140	141	144	138	140	141	141	141	140	138

* Nominal data for 70 CRI. ** For additional performance data, please reference the Galleon Supplemental Performance Guide.

Nominal Power Lumens (600mA)

Supplemental Performance Guide**

Number of Light Squares		1	2	3	4	5	6	7	8	9	10
Nominal Power (Watts)		34	66	96	129	162	193	226	257	290	323
Input Current @ 120V (A)		0.30	0.58	0.86	1.16	1.44	1.73	2.03	2.33	2.59	2.89
Input Current @ 208V (A)		0.17	0.34	0.49	0.65	0.84	0.99	1.14	1.30	1.48	1.63
Input Current @ 240V (A)		0.15	0.30	0.43	0.56	0.74	0.87	1.00	1.13	1.30	1.43
Input Current @ 277V (A)		0.14	0.28	0.41	0.52	0.69	0.81	0.93	1.04	1.22	1.33
Input Current @ 347V (A)		0.11	0.19	0.30	0.39	0.49	0.60	0.69	0.77	0.90	0.99
Input Current @ 480V (A)		0.08	0.15	0.24	0.30	0.38	0.48	0.53	0.59	0.71	0.77
Optics											
T2	4000K Lumens	4,787	9,357	13,961	18,448	22,856	27,353	32,347	36,651	40,884	45,265
	BUG Rating	B1-U0-G1	B2-U0-G2	B2-U0-G3	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5
	Lumens per Watt	141	142	145	143	141	142	143	143	141	140
T2R	4000K Lumens	5,083	9,934	14,822	19,585	24,266	29,038	34,341	38,911	43,404	48,055
	BUG Rating	B1-U0-G1	B1-U0-G2	B2-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G4	B3-U0-G5
	Lumens per Watt	150	151	154	152	150	150	152	151	150	149
T3	4000K Lumens	4,880	9,537	14,231	18,803	23,296	27,878	32,970	37,358	41,671	46,137
	BUG Rating	B1-U0-G1	B2-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5
	Lumens per Watt	144	145	148	146	144	144	146	145	144	143
T3R	4000K Lumens	4,988	9,749	14,547	19,220	23,814	28,497	33,703	38,188	42,598	47,162
	BUG Rating	B1-U0-G2	B1-U0-G2	B2-U0-G3	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5
	Lumens per Watt	147	148	152	149	147	148	149	149	147	146
T4FT	4000K Lumens	4,909	9,591	14,312	18,911	23,432	28,040	33,161	37,574	41,913	46,404
	BUG Rating	B1-U0-G2	B2-U0-G3	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5
	Lumens per Watt	144	145	149	147	145	145	147	146	145	144
T4W	4000K Lumens	4,845	9,468	14,128	18,668	23,130	27,678	32,732	37,088	41,371	45,805
	BUG Rating	B1-U0-G2	B2-U0-G2	B2-U0-G3	B3-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	143	143	147	145	143	143	145	144	143	142
SL2	4000K Lumens	4,779	9,341	13,937	18,416	22,818	27,305	32,292	36,589	40,813	45,188
	BUG Rating	B1-U0-G2	B2-U0-G3	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	141	142	145	143	141	141	143	142	141	140
SL3	4000K Lumens	4,879	9,536	14,229	18,800	23,294	27,874	32,965	37,351	41,666	46,130
	BUG Rating	B1-U0-G2	B1-U0-G3	B2-U0-G3	B2-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5
	Lumens per Watt	144	144	148	146	144	144	146	145	144	143
SL4	4000K Lumens	4,637	9,059	13,519	17,863	22,132	26,486	31,322	35,490	39,589	43,831
	BUG Rating	B1-U0-G2	B1-U0-G3	B2-U0-G4	B2-U0-G4	B2-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5
	Lumens per Watt	136	137	141	138	137	137	139	138	137	136
5NQ	4000K Lumens	5,033	9,835	14,676	19,392	24,026	28,751	34,002	38,526	42,975	47,581
	BUG Rating	B2-U0-G1	B3-U0-G1	B3-U0-G2	B4-U0-G2	B4-U0-G2	B4-U0-G2	B5-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G3
	Lumens per Watt	148	149	153	150	148	149	150	150	148	147
5MQ	4000K Lumens	5,126	10,015	14,946	19,747	24,468	29,281	34,628	39,236	43,766	48,457
	BUG Rating	B3-U0-G1	B3-U0-G2	B4-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G4
	Lumens per Watt	151	152	156	153	151	152	153	153	151	150
5WQ	4000K Lumens	5,139	10,043	14,985	19,801	24,533	29,359	34,721	39,339	43,883	48,586
	BUG Rating	B3-U0-G1	B4-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5
	Lumens per Watt	151	152	156	153	151	152	154	153	151	150
SLL/ SLR	4000K Lumens	4,289	8,380	12,502	16,520	20,469	24,494	28,967	32,823	36,613	40,537
	BUG Rating	B1-U0-G2	B1-U0-G3	B2-U0-G3	B2-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5
	Lumens per Watt	126	127	130	128	126	127	128	128	126	126
RW	4000K Lumens	4,987	9,746	14,543	19,215	23,808	28,491	33,695	38,178	42,587	47,151
	BUG Rating	B2-U0-G1	B3-U0-G1	B4-U0-G2	B4-U0-G2	B4-U0-G2	B5-U0-G3	B5-U0-G3	B5-U0-G3	B5-U0-G4	B5-U0-G4
	Lumens per Watt	147	148	151	149	147	148	149	149	147	146
AFL	4000K Lumens	5,007	9,782	14,597	19,285	23,896	28,594	33,817	38,317	42,742	47,322
	BUG Rating	B1-U0-G1	B1-U0-G1	B2-U0-G2	B2-U0-G2	B3-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G3	B3-U0-G3	B3-U0-G3
	Lumens per Watt	147	148	152	149	148	148	150	149	147	147

* Nominal data for 70 CRI. ** For additional performance data, please reference the Galleon Supplemental Performance Guide.

Control Options

0-10V (DIM)
This fixture is offered standard with 0-10V dimming driver(s). The DIM option provides 0-10V dimming wire leads for use with a lighting control panel or other control method.

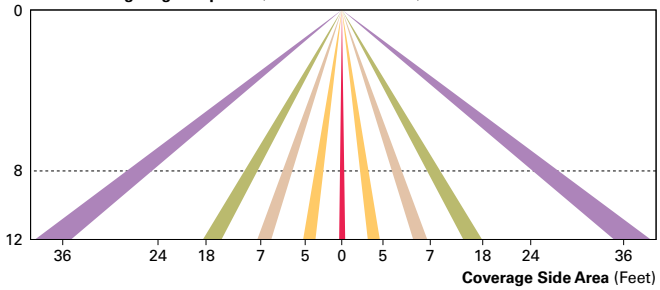
Photocontrol (BPC, PR and PR7)
Optional button-type photocontrol (BPC) and photocontrol receptacles (PR and PR7) provide a flexible solution to enable "dusk-to-dawn" lighting by sensing light levels. Advanced control systems compatible with NEMA 7-pin standards can be utilized with the PR7 receptacle.

After Hours Dim (AHD)
This feature allows photocontrol-enabled luminaires to achieve additional energy savings by dimming during scheduled portions of the night. The dimming profile will automatically take effect after a "dusk-to-dawn" period has been calculated from the photocontrol input. Specify the desired dimming profile for a simple, factory-shipped dimming solution requiring no external control wiring. Reference the After Hours Dim supplemental guide for additional information.

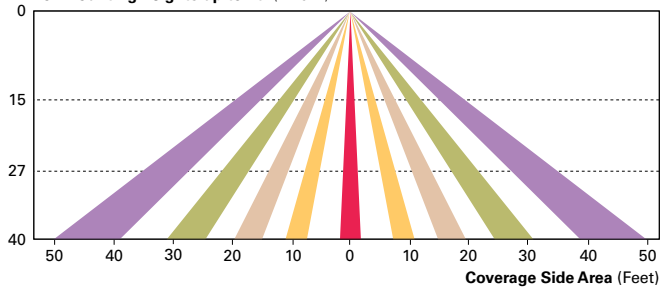
Dimming Occupancy Sensor (MS/DIM-LXX, MS/X-LXX and MS-LXX)
These sensors are factory installed in the luminaire housing. When the MS/DIM-LXX sensor option is selected, the occupancy sensor is connected to a dimming driver and the entire luminaire dims when there is no activity detected. When activity is detected, the luminaire returns to full light output. The MS/DIM sensor is factory preset to dim down to approximately 50 percent power with a time delay of five minutes. The MS-LXX sensor is factory preset to turn the luminaire off after five minutes of no activity. The MS/X-LXX is also preset for five minutes and only controls the specified number of light engines to maintain steady output from the remaining light engines.

These occupancy sensors includes an integral photocell that can be activated with the FSIR-100 accessory for "dusk-to-dawn" control or daylight harvesting - the factory preset is OFF. The FSIR-100 is a wireless tool utilized for changing the dimming level, time delay, sensitivity and other parameters. A variety of sensor lens are available to optimize the coverage. pattern for mounting heights from 8'-40'.

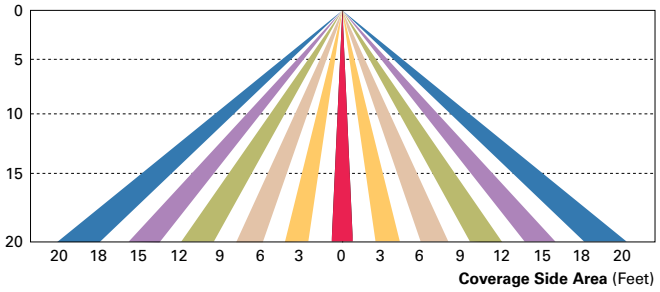
For mounting heights up to 8' (-L08 - Cutoff 8' to 24')



For mounting heights up to 40' (-L40W)

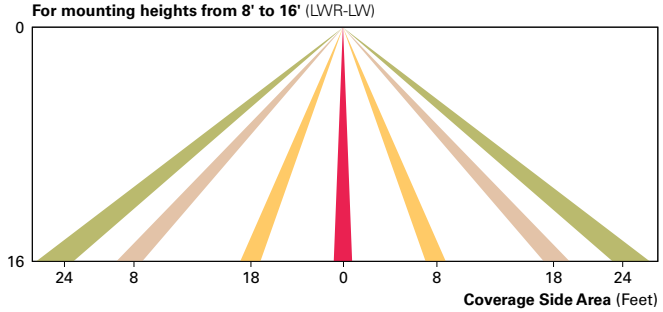


For mounting heights up to 20' (-L20)

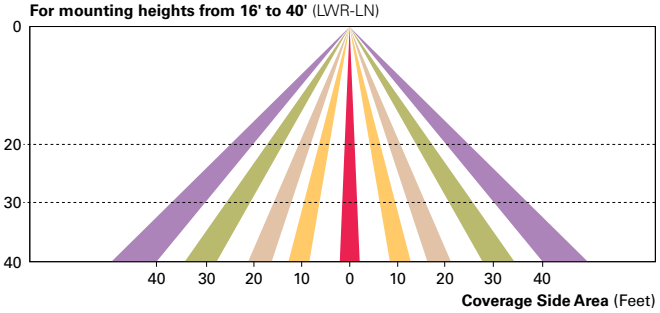


Enlighted Wireless Control and Monitoring System (LWR-LW and LWR-LN)
Enlighted is a connected lighting solution that combines a broad selection of energy-efficient LED luminaires with a powerful integrated wireless sensor system. The sensor controls the lighting system in compliance with the latest energy codes and collects valuable data about building performance and use. Software applications turn the granular data into information through energy dashboards and specialized apps that make it simple and help optimize the use of building resources, beyond lighting.

For mounting heights from 8' to 16' (LWR-LW)



For mounting heights from 16' to 40' (LWR-LN)



WaveLinx Wireless Outdoor Lighting Control Module (WOLC-7P-10A)
The 7-pin wireless outdoor lighting control module enables WaveLinx to control outdoor area, site and flood lighting. WaveLinx controls outdoor lighting using schedules to provide ON, OFF and dimming controls based on astronomic or time schedules based on a 7 day week.

LumenSafe Integrated Network Security Camera (LD)
Cooper Lighting Solutions brings ease of camera deployment to a whole new level. No additional wiring is needed beyond providing line power to the luminaire. A variety of networking options allows security integrators to design the optimal solution for active surveillance. As the ideal solution to meet the needs for active surveillance, the LumenSafe integrated network camera is a streamlined, outdoor-ready fixed dome that provides HDTV 1080p video. This IP camera is optimally designed for deployment in the video management system or security software platform of choice.

Synapse (DIM10)
SimplySNAP integrated wireless controls system by Synapse. Includes factory installed DIM10 Synapse control module and MS/DC motion sensor; requires additional Synapse system components for operation. Contact Synapse at www.synapsewireless.com for product support, warranty and terms and conditions.

Cooper Lighting Solutions
1121 Highway 74 South
Peachtree City, GA 30269
P: 770-486-4800
www.cooperlighting.com

Project	Huntley Development	**Catalog #**		**Type**	A
Prepared by		**Notes**		**Date**	04/09/21

McGraw-Edison

GLEON Galleon

Area / Site Luminaire

Typical Applications

Outdoor • Parking Lots • Walkways • Roadways • Building Areas

Interactive Menu

Product Certifications

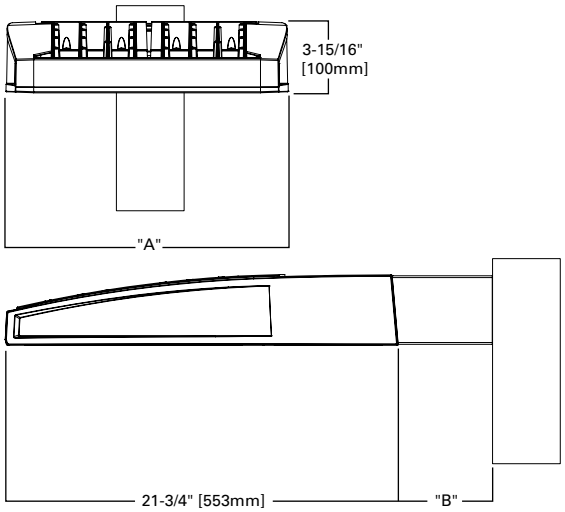
Product Features

LumenSafe Technology · Enlighted · WaveLinx · Light ARchitect™

Quick Facts

- Lumen packages range from 4,200 - 80,800 (34W - 640W)
- Efficacy up to 156 lumens per watt

Dimensional Details



Number of Light Squares	"A" Width	"B" Standard Arm Length	"B" Extended Arm Length [1]	"B" Quick Mount Arm Length	"B" Quick Mount Extended Arm Length
1-4	15-1/2"	7"	10"	10-5/8"	16-9/16"
5-6	21-5/8"	7"	10"	10-5/8"	16-9/16"
7-8	27-5/8"	7"	13"	10-5/8"	--
9-10	33-3/4"	7"	16"	--	--

NOTES:
For arm selection requirements and additional line art, see Mounting Details section.

Ordering Information

SAMPLE NUMBER: **GLEON-SA4C-740-U-T4FT-GM**

Product Family [1, 2]	Light Engine		Color Temperature	Voltage	Distribution	Mounting	Finish
	Configuration	Drive Current					
GLEON=Galleon	**SA1**=1 Square **SA2**=2 Squares **SA3**=3 Squares **SA4**=4 Squares **SA5**=5 Squares [4] **SA6**=6 Squares **SA7**=7 Squares [5] **SA8**=8 Squares [5] **SA9**=9 Squares [6] **SA0**=10 Squares [6]	**A**=600mA **B**=800mA **C**=1000mA **D**=1200mA [16]	**722**=70CRI, 2200K **727**=70CRI, 2700K **730**=70CRI, 3000K **735**=70CRI, 3500K **740**=70CRI, 4000K **750**=70CRI, 5000K **760**=70CRI, 6000K **827**=80CRI, 2700K **830**=80CRI, 3000K **AMB**=Amber, 590nm [14, 16]	**U**=120-277V **1**=120V **2**=208V **3**=240V **4**=277V **8**=480V [7, 8] **9**=347V [7]	**T2**=Type II **T2R**=Type II Roadway **T3**=Type III **T3R**=Type III Roadway **T4FT**=Type IV Forward Throw **T4W**=Type IV Wide **5NQ**=Type V Narrow **5MQ**=Type V Square Medium **5WQ**=Type V Square Wide **SL2**=Type II w/Spill Control **SL3**=Type III w/Spill Control **SL4**=Type IV w/Spill Control **SLL**=90° Spill Light Eliminator Left **SLR**=90° Spill Light Eliminator Right **RW**=Rectangular Wide Type I **AFL**=Automotive Frontline	**[Blank]**=Arm for Round or Square Pole **EA**=Extended Arm [9] **MA**=Mast Arm Adapter [10] **WM**=Wall Mount **QM**=Quick Mount Arm (Standard Length) [11] **QMEA**=Quick Mount Arm (Extended Length) [12]	**AP**=Grey **BZ**=Bronze **BK**=Black **DP**=Dark Platinum **GM**=Graphite Metallic **WH**=White

Options (Add as Suffix)	Controls and Systems Options (Add as Suffix)	Accessories (Order Separately)
DIM=External 0-10V Dimming Leads [19, 20] **F**=Single Fuse (120, 277 or 347V Specify Voltage) **FF**=Double Fuse (208, 240 or 480V Specify Voltage) **20K**=20kV UL 1449 fused surge protective device **2L**=Two Circuits [17, 18] **HA**=50°C High Ambient **HSS**=Installed House Side Shield [28] **GRSBK**=Glare Reducing Shield, Black [23] **GRSWH**=Glare Reducing Shield, White [23] **LCF**=Light Square Trim Painted to Match Housing [27] **MT**=Installed Mesh Top **TH**=Tool-less Door Hardware **CC**=Coastal Construction finish [3] **L90**=Optics Rotated 90° Left **R90**=Optics Rotated 90° Right **CE**=CE Marking [29] **AHD145**=After Hours Dim, 5 Hours [22] **AHD245**=After Hours Dim, 6 Hours [22] **AHD255**=After Hours Dim, 7 Hours [22] **AHD355**=After Hours Dim, 8 Hours [22] **DALI**=DALI Drivers	**BPC**=Button Type Photocontrol **PR**=NEMA 3-PIN Photocontrol Receptacle **PR7**=NEMA 7-PIN Photocontrol Receptacle [21] **MS-L08**=Motion Sensor for ON/OFF Operation, Maximum 8' Mounting Height [24] **MS-L20**=Motion Sensor for ON/OFF Operation, 9' - 20' Mounting Height [24] **MS-L40W**=Motion Sensor for ON/OFF Operation, 21' - 40' Mounting Height [24] **MS/X-L08**=Bi-Level Motion Sensor, Maximum 8' Mounting Height [24, 25] **MS/X-L20**=Bi-Level Motion Sensor, 9' - 20' Mounting Height [24, 25] **MS/X-L40W**=Bi-Level Motion Sensor, 21' - 40' Mounting Height [24, 25] **MS/DIM-L20**=Motion Sensor for Dimming Operation, 9' - 20' Mounting Height [24] **MS/DIM-L40W**=Motion Sensor for Dimming Operation, 21' - 40' Mounting Height [24] **ZW**=WaveLinx Module and 4-PIN Receptacle **ZD**=WaveLinx Module with DALI driver and 4-PIN Receptacle **SWPD4XX**=WaveLinx Sensor Only, 7'-15' [13, 32, 33] **SWPD5XX**=WaveLinx Sensor Only, 15'-40' [13, 32, 33] **WOBXX**=WaveLinx Sensor with Bluetooth, 7'-15' [13, 32] **WOFXX**=WaveLinx Sensor with Bluetooth, 15'-40' [13, 32] **LWR-LW**=Enlighted Sensor, 8'–16' Mounting Height [26] **LWR-LN**=Enlighted Sensor, 16'–40' Mounting Height [26] **DIM10-MS/DIM-L08**=Synapse Occupancy Sensor (<8' Mounting) [19] **DIM10-MS/DIM-L20**=Synapse Occupancy Sensor (9'-20' Mounting) [19] **DIM10-MS/DIM-L40**=Synapse Occupancy Sensor (21'-40' Mounting) [19]	**OA/RA1016**=NEMA Photocontrol Multi-Tap - 105-285V **OA/RA1027**=NEMA Photocontrol - 480V **OA/RA1201**=NEMA Photocontrol - 347V **OA/RA1013**=Photocontrol Shorting Cap **OA/RA1014**=120V Photocontrol **MA1252**=10kV Surge Module Replacement **MA1036-XX**=Single Tenon Adapter for 2-3/8" O.D. Tenon **MA1037-XX**=2@180° Tenon Adapter for 2-3/8" O.D. Tenon **MA1197-XX**=3@120° Tenon Adapter for 2-3/8" O.D. Tenon **MA1188-XX**=4@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1189-XX**=2@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1190-XX**=3@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1191-XX**=2@120° Tenon Adapter for 2-3/8" O.D. Tenon **MA1038-XX**=Single Tenon Adapter for 3-1/2" O.D. Tenon **MA1039-XX**=2@180° Tenon Adapter for 3-1/2" O.D. Tenon **MA1192-XX**=3@120° Tenon Adapter for 3-1/2" O.D. Tenon **MA1193-XX**=4@90° Tenon Adapter for 3-1/2" O.D. Tenon **MA1194-XX**=2@90° Tenon Adapter for 3-1/2" O.D. Tenon **MA1195-XX**=3@90° Tenon Adapter for 3-1/2" O.D. Tenon **FSIR-100**=Wireless Configuration Tool for Occupancy Sensor [24] **GLEON-MT1**=Field Installed Mesh Top for 1-4 Light Squares **GLEON-MT2**=Field Installed Mesh Top for 5-6 Light Squares **GLEON-MT3**=Field Installed Mesh Top for 7-8 Light Squares **GLEON-MT4**=Field Installed Mesh Top for 9-10 Light Squares **GLEON-QM**=Quick Mount Arm Kit [11] **GLEON-QMEA**=Quick Mount Extended Arm Kit [12] **LS/HSS**=Field Installed House Side Shield [28, 30] **LS/GRSBK**=Glare Reducing Shield, Black [23, 30] **LS/GRSWH**=Glare Reducing Shield, White [23, 30] **LS/PFS**=Perimeter Shield, Black [15] **WOLC-7P-10A**=WaveLinx Outdoor Control Module [19, 31] **SWPD4-XX**=Wavelinx Wireless Sensor, 7'–15' Mounting Height [13, 19, 32, 33] **SWPD5-XX**=Wavelinx Wireless Sensor, 15'–40' Mounting Height [13, 19, 32, 33]

NOTES:

1. Customer is responsible for engineering analysis to confirm pole and fixture compatibility for all applications. Refer to our white paper WP513001EN for additional support information.
2. DesignLights Consortium® Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details.
3. Coastal construction finish salt spray tested to over 5,000-hours per ASTM B117, with a scribe rating of 9 per ASTM D1654. Not available with TH option.
4. Not compatible with MS/4-LXX or MS/1-LXX sensors.
5. Not compatible with extended quick mount arm (QMEA).
6. Not compatible with standard quick mount arm (QM) or extended quick mount arm (QMEA).
7. Requires the use of an internal step down transformer when combined with sensor options. Not available with sensor at 1200mA. Not available in combination with the HA high ambient and sensor options at 1A.
8. 480V must utilize Wye system only. Per NEC, not for use with ungrounded systems, impedance grounded systems or corner grounded systems (commonly known as Three Phase Three Wire Delta, Three Phase High Leg Delta and Three Phase Corner Grounded Delta systems.)
9. May be required when two or more luminaires are oriented on a 90° or 120° drilling pattern. Refer to arm mounting requirement table.
10. Factory installed.
11. Maximum 8 light squares.
12. Maximum 6 light squares.
13. Requires ZW or ZD receptacle.
14. Narrow-band 590nm +/- 5nm for wildlife and observatory use. Choose drive current A; supplied at 500mA drive current only. Available with 5WQ, 5MQ, SL2, SL3 and SL4 distributions. Can be used with HSS option.
15. Set of 4 pcs. One set required per Light Square.
16. Not available with HA option.
17. 2L is not available with MS, MS/X or MS/DIM at 347V or 480V. 2L in SA2 through SA4 requires a larger housing, normally used for SA5 or SA6. Extended arm option may be required when mounting two or more fixtures per pole at 90° or 120°. Refer to arm mounting requirement table.
18. Not available with Enlighted wireless sensors.
19. Cannot be used with other control options.
20. Low voltage control lead brought out 18" outside fixture.
21. Not available if any "MS" sensor is selected. Motion sensor has an integral photocell.
22. Requires the use of BPC photocontrol or the PR7 or PR photocontrol receptacle with photocontrol accessory. See After Hours Dim supplemental guide for additional information.
23. Not for use with T4FT, T4W or SL4 optics. See IES files for details.
24. The FSIR-100 configuration tool is required to adjust parameters including high and low modes, sensitivity, time delay, cutoff and more. Consult your lighting representative at Cooper Lighting Solutions for more information.
25. Replace X with number of Light Squares operating in low output mode.
26. Enlighted wireless sensors are factory installed only requiring network components LWP-EM-1, LWP-GW-1 and LWP-PoE8 in appropriate quantities.
27. Not available with house side shield (HSS).
28. Not for use with 5NQ, 5MQ, 5WQ or RW optics. A black trim plate is used when HSS is selected.
29. CE is not available with the LWR, MS, MS/X, MS/DIM, BPC, PR or PR7 options. Available in 120-277V only.
30. One required for each Light Square.
31. Requires PR7.
32. Replace XX with sensor color (WH, BZ or BK.)
33. WAC Gateway required to enable field-configurability: Order WAC-PoE and WPOE-120 (10V to PoE injector) power supply if needed.

LumenSafe Integrated Network Security Camera Technology Options (Add as Suffix)

Product Family	Camera Type	Data Backhaul	
L=LumenSafe Technology	**D**=Standard Dome Camera **H**=Hi-Res Dome Camera **Z**=Remote PTZ Camera	**C**=Cellular, No SIM **A**=Cellular, AT&T **V**=Cellular, Verizon **S**=Cellular, Sprint	**R**=Cellular, Rogers **W**=Wi-Fi Networking w/ Omni-Directional Antenna **E**=Ethernet Networking

Steel Poles

SSS SQUARE STRAIGHT STEEL

Catalog #	SSS4A20SFN2	Type
Project		B
Comments		Date
Prepared by		04/09/21

FEATURES
- ASTM Grade steel base plate with ASTM A366 base cover
- Hand hole assembly 3" x 5" on 5" and 6" pole; and 2" x 4" on 4" pole
- 10'-39' mounting heights
- Drilled or tenon (specify)

DESIGN CONSIDERATIONS

Wind induced vibrations resulting from steady, unidirectional winds and other aerodynamic forces, as well as vibration and coefficient of height factors for non-grounded mounted installations (e.g., installations on bridges or buildings) are not included in this document. The information contained herein is for general guidance only and is not a replacement for professional judgement. Consult with a professional, and local and federal standards, before ordering to ensure product is appropriate for the intended purpose and installation location. Also, please review Cooper Lighting Solutions' Light Pole White Paper for risk factors and design considerations. Learn more.

Specifications and dimensions subject to change without notice. Consult your lighting representative at Cooper Lighting Solutions or visit www.eaton.com/lighting for available options, accessories and ordering information.

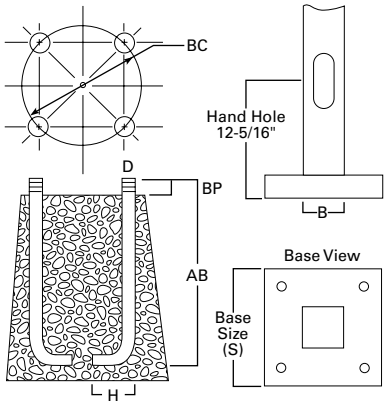
ORDERING INFORMATION

SAMPLE NUMBER: SSA5A20SFM1XG

Product Family	Shaft Size (Inches)[1]	Wall Thickness (Inches)	Mounting Height (Feet)	Base Type	Finish	Mounting Type	Number and Location of Arms	Arm Lengths (Feet)	Options (Add as Suffix)
SSS=Square Straight Steel	**4**=4" **5**=5" **6**=6"	**A**=0.120" **M**=0.188" **X**=0.250"	**10**=10' **15**=15' **20**=20' ~~**25**=25'~~ **30**=30' **35**=35' **39**=39'	**S**=Square Steel Base	**F**=Dark Bronze **G**=Galvanized Steel **J**=Summit White **K**=Carbon Bronze **L**=Dark Platinum **R**=Hartford Green **S**=Silver **T**=Graphite Metallic **V**=Grey **W**=White **X**=Custom Color **Y**=Black	**2**=2-3/8" O.D. Tenon (4" Long) **3**=3-1/2" O.D. Tenon (5" Long) **4**=4" O.D. Tenon (6" Long) **9**=3" O.D. Tenon (4" Long) **6**=2-3/8" O.D. Tenon (6" Long) **7**=4" O.D. Tenon (10" Long) **A**=Type A Drilling **C**=Type C Drilling **E**=Type E Drilling **F**=Type F Drilling **G**=Type G Drilling **J**=Type J Drilling **K**=Type K Drilling **M**=Type M Drilling **N**=Type N Drilling ~~**R**=Type R Drilling~~ **S**=Standard Upsweep Arm[6] **Z**=Type Z Drilling	**1**=Single **2**=2 at 180° **3**=Triple[2] **4**=4 at 90° **5**=2 at 90° **X**=None	**X**=None **2**=2' **3**=2.5' **4**=4' **6**=6' **8**=8'	**A**=1/2" Tapped Hub[3] **B**=3/4" Tapped Hub[3] **C**=Convenience Outlet[4] **E**=GFCI Convenience Outlet[4] **G**=Ground Lug **H**=Additional Hand Hole[5] **V**=Vibration Dampener

NOTES: 1. All shaft sizes nominal. **2.** Square poles are 3 at 90°, round poles are 3 at 120°. **3.** Tapped Hub is located 5' below the pole top and on the same side of pole as hand hole, unless specified otherwise. **4.** Outlet is located 4' above base and on same side of pole as hand hole, unless specified otherwise. Receptacle not included, provision only. **5.** Additional hand hole is located 12" below pole top and 90° from standard hand hole location, unless otherwise specified. **6.** Arm must be ordered separately.

ANCHORAGE DATA



See technical information.

Pole	Template Number	Bolt Number	Bolt Circle (inches)	Number of Bolts	Bolt Size (inches)
SSS4	TMP1	AB1	8.5 - 11.0	4	3/4 x 25 x 3
SSS5	TMP1	AB1	11.0	4	3/4 x 25 x 3
SSS6	TMP2	AB3	12.5	4	1 x 36 x 4

EFFECTIVE PROJECTED AREA (At Pole Top)

Mounting Height (Feet)	Catalog Number [1, 2]	Wall Thickness (Inches)	Base Square [3] (Inches)	Bolt Circle Diameter (Inches)	Anchor Bolt Projection [3] (Inches)	Shaft Size [3] (Inches)	Anchor Bolt Diameter x Length x Hook (Inches)	Net Weight (Pounds)	Maximum Effective Projected Area (Square Feet) [4]				Max. Fixture Load - Includes Bracket (Pounds)
MH			**S**	**BC**	**BP**	**B**	**D x AB x H**		**80 mph**	**90 mph**	**100 mph**	**110 mph**	
10	SSS4A10S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	85	30.0	22.0	17.0	13.0	100
15	SSS4A15S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	118	15.0	11.5	8.7	6.5	100
20	SSS4A20S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	150	8.7	5.9	3.9	2.5	150
20	SSS5A20S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	183	15.4	11.1	7.9	5.5	150
25	SSS4A25S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	181	3.7	1.7	0.3	--	200
25	SSS5A25S	0.120	10-1/2	11	5	5	3/4 x 25 x 3	222	9.3	6.0	3.5	1.6	200
25	SSS6A25S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	284	9.9	6.1	3.5	1.2	200
30	SSS5A30S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	260	4.7	2.1	--	--	200
30	SSS5M30S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	392	10.4	6.4	3.5	1.5	200
30	SSS6A30S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	330	4.3	1.4	--	--	200
30	SSS6M30S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	489	19.0	13.0	8.7	5.6	200
35	SSS5M35S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	453	5.8	2.8	--	--	200
35	SSS6M35S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	564	12.8	7.2	3.7	1.0	200
35	SSS6X35S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	738	16.5	11.0	6.8	3.5	200
39	SSS6M39S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	618	7.3	3.0	--	--	300
39	SSS6X39S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	816	13.0	7.0	3.7	0.8	300

EFFECTIVE PROJECTED AREA (Two Feet Above Pole Top)

Mounting Height (Feet)	Catalog Number [1, 2]	Wall Thickness (Inches)	Base Square [3] (Inches)	Bolt Circle Diameter (Inches)	Anchor Bolt Projection [3] (Inches)	Shaft Size [3] (Inches)	Anchor Bolt Diameter x Length x Hook (Inches)	Net Weight (Pounds)	Maximum Effective Projected Area (Square Feet) [4]				Max. Fixture Load - Includes Bracket (Pounds)
MH			**S**	**BC**	**BP**	**B**	**D x AB x H**		**80 mph**	**90 mph**	**100 mph**	**110 mph**	
10	SSS4A10S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	85	23.0	17.5	14.0	11.0	100
15	SSS4A15S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	118	13.4	10.0	7.5	5.7	100
20	SSS4A20S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	150	7.6	5.2	3.4	2.1	150
20	SSS5A20S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	183	13.8	9.9	7.1	4.9	150
25	SSS4A25S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	181	3.4	1.6	0.3	--	200
25	SSS5A25S	0.120	10-1/2	11	5	5	3/4 x 25 x 3	222	8.5	5.5	3.2	1.5	200
25	SSS6A25S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	284	9.1	5.6	3.0	1.2	200
30	SSS5A30S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	260	1.8	--	--	--	200
30	SSS5M30S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	392	9.6	5.9	1.9	0.2	200
30	SSS6A30S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	330	4.1	1.3	--	--	200
30	SSS6M30S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	489	18.5	12.5	8.4	5.3	200
35	SSS5M35S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	453	5.5	2.4	--	--	200
35	SSS6M35S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	564	11.8	7.0	3.5	1.0	200
35	SSS6X35S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	738	16.0	10.5	6.4	3.4	200
39	SSS6M39S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	618	7.0	2.4	--	--	300
39	SSS6X39S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	816	12.0	6.7	3.0	0.5	300

NOTES:

1. Catalog number includes pole with hardware kit. Anchor bolts not included. Before installing, make sure proper anchor bolts and templates are obtained.
2. Tenon size or machining for rectangular arms must be specified. Hand hole position relative to drill location.
3. Shaft size, base square, anchor bolts and projections may vary slightly. All dimensions nominal.
4. EPAs based on shaft properties with wind normal to flat. EPAs calculated using base wind velocity as indicated plus 30% gust factor.

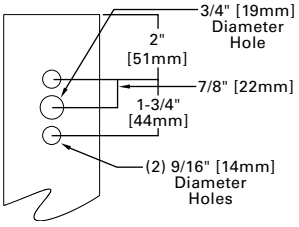
MAINTENANCE

Perform inspections periodically. A prudent inspection schedule would be: one week after installation, one month after installation, yearly after installation, and following any major wind event. During the inspection, check the poles for cracks. If cracks are detected, remedial action is required. Recheck anchor bolt torques and re-tighten according to the recommended torque values. Check for missing covers and pole caps and replace as necessary. Check the pole for corrosion and deterioration of the finish. Should there be corrosion or deterioration, take remedial action to correct.

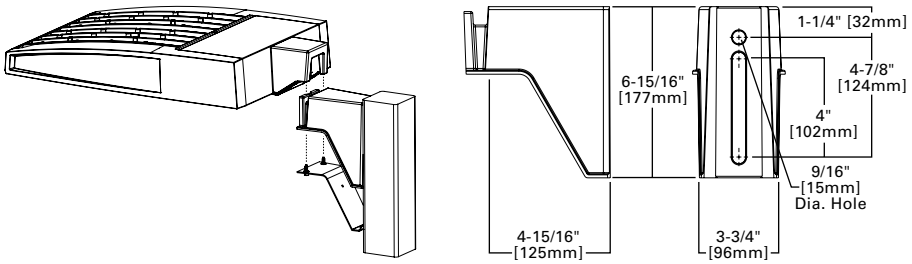
Mounting Details

Standard Arm (Drilling Pattern)

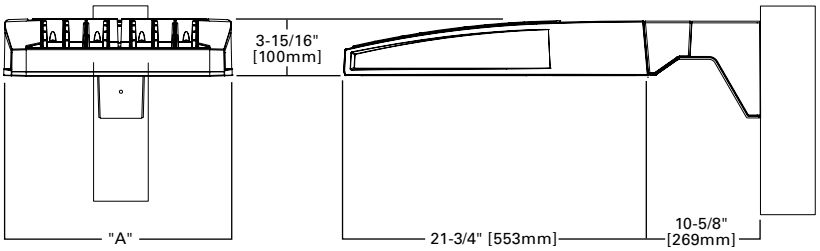
TYPE "N"



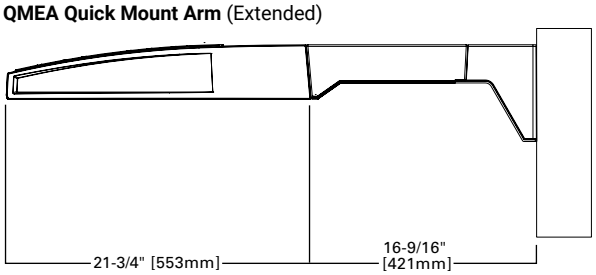
Quick Mount Arm (Includes fixture adapter)



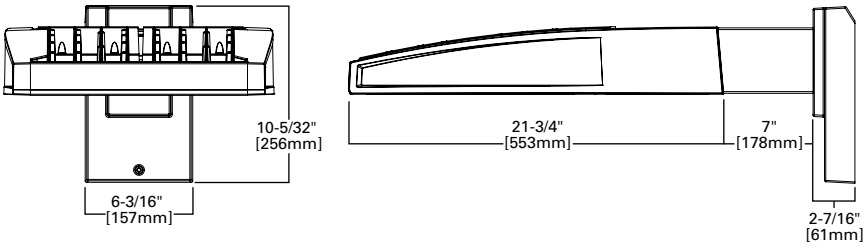
QM Quick Mount Arm (Standard)



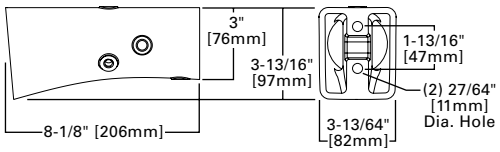
QMEA Quick Mount Arm (Extended)



Standard Wall Mount

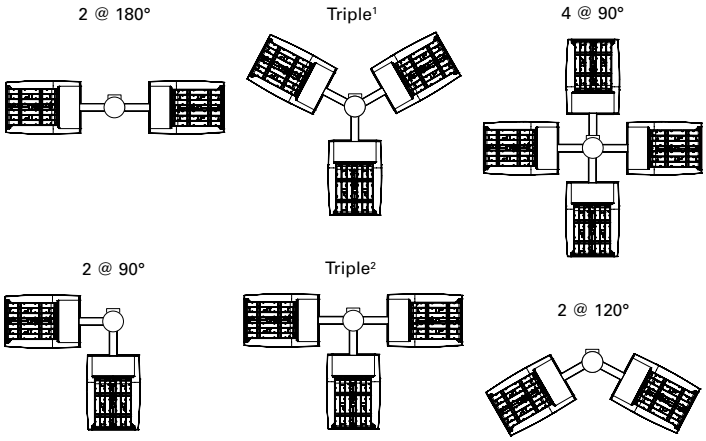


Mast Arm Mount



Arm Mounting Requirements

Number of Light Squares	Standard Arm @ 90° Apart	Standard Arm @ 120° Apart	Quick Mount Arm @ 90° Apart	Quick Mount Arm @ 120° Apart
1	Standard	Standard	QM Extended	Quick Mount
2	Standard	Standard	QM Extended	Quick Mount
3	Standard	Standard	QM Extended	Quick Mount
4	Standard	Standard	QM Extended	Quick Mount
5	Extended	Standard	QM Extended	Quick Mount
6	Extended	Standard	QM Extended	Quick Mount
7	Extended	Extended	--	Quick Mount
8	Extended	Extended	--	Quick Mount
9	Extended	Extended	--	--
10	Extended	Extended	--	--



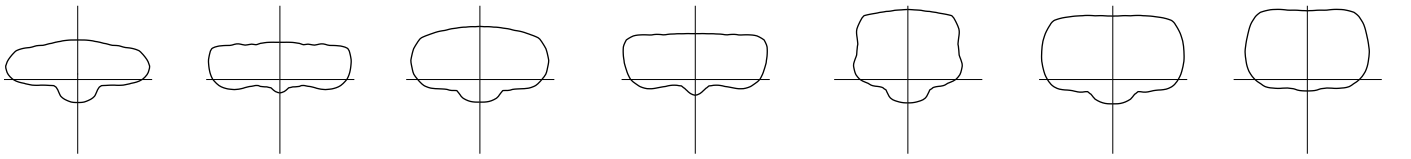
NOTES: 1 Round poles are 3 @ 120°. Square poles are 3 @ 90°. **2** Round poles are 3 @ 90°.

Fixture Weights and EPAs

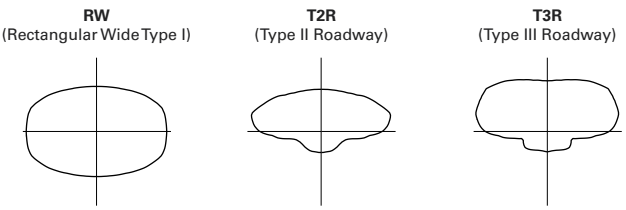
Number of Light Squares	Weight with Standard and Extended Arm (lbs.)	EPA with Standard and Extended Arm (Sq. Ft.)	Weight with Quick Mount Arm (lbs.)	EPA with Quick Mount Arm (Sq. Ft.)	Weight with Quick Mount Extended Arm (lbs.)	EPA with Quick Mount Extended Arm (Sq. Ft.)
1-4	33	0.96	35	1.11	38	1.11
5-6	44	1.00	46	1.11	49	1.11
7-8	54	1.07	56	1.11	--	--
9-10	63	1.12	--	--	--	--

Optical Distributions

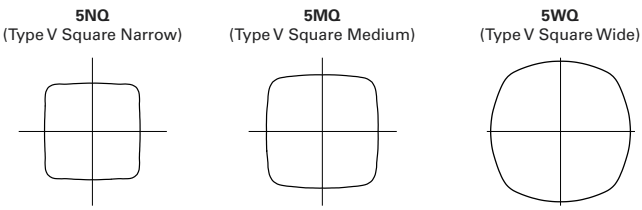
Asymmetric Area Distributions



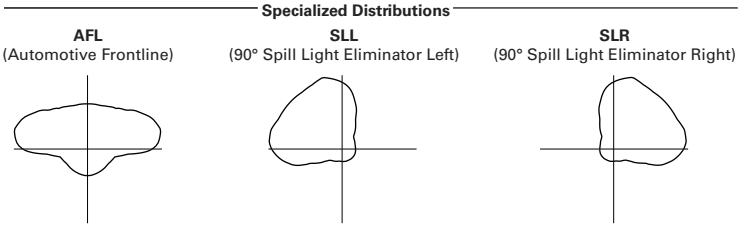
Asymmetric Roadway Distributions



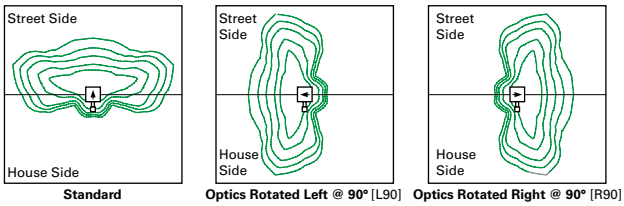
Symmetric Distributions



Specialized Distributions



Rotated Optics



Product Specifications

Construction

- Extruded aluminum driver enclosure
- Heavy-wall, die-cast aluminum end caps
- Die-cast aluminum heat sinks
- Patent pending interlocking housing and heat sink

Optics

- Patented, high-efficiency injection-molded AccuLED Optics technology
- 16 optical distributions
- 3 shielding options including HSS, GRS and PFS
- IDA Certified (3000K CCT and warmer only)

Electrical

- LED drivers are mounted to removable tray assembly for ease of maintenance
- Standard with 0-10V dimming
- Standard with Cooper Lighting Solutions proprietary circuit module designed to withstand 10kV of transient line surge
- Suitable for operation in -40°C to 40°C ambient environments. Optional 50°C high ambient (HA) configuration.

Mounting

- Standard extruded arm includes internal bolt guides and round pole adapter
- Extended arms (EA and QMEA) may be required in 90° or 120° pole mount configurations, see arm mounting requirements table
- Mast arm (MA) factory installed
- Wall mount (WM) option available
- Quick mount arm (QM and QMEA) includes pole adapter and factory installed fixture mount for fast installation to square or round poles

Finish

- Super housing durable TGIC polyester powder coat paint, 2.5 mil nominal thickness
- Heat sink is powder coated black
- RAL and custom color matches available
- Coastal Construction (CC) option available

Warranty

- Five year warranty

Energy and Performance Data

Lumen Maintenance (TM-21)

Drive Current	Ambient Temperature	25,000 hours*	50,000 hours*	60,000 hours*	100,000 hours**	Theoretical L70 hours**
Up to 1A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.7%	98.3%	98.1%	97.4%	> 1.9M
	50°C	98.2%	97.2%	96.8%	95.2%	> 851,000
1.2A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.5%	97.9%	97.7%	96.7%	> 1.3M

* Supported by IES TM-21 standards
** Theoretical values represent estimations commonly used; however, refer to the IES position on LED Product Lifetime Prediction, IES PS-10-18, explaining proper use of IES TM-21 and LM-80.

Lumen Multiplier

Ambient Temperature	Lumen Multiplier
0°C	1.02
10°C	1.01
25°C	1.00
40°C	0.99
50°C	0.97

View GLEON IES files

Control Options

0-10V (DIM)
This fixture is offered standard with 0-10V dimming driver(s). The DIM option provides 0-10V dimming wire leads for use with a lighting control panel or other control method.

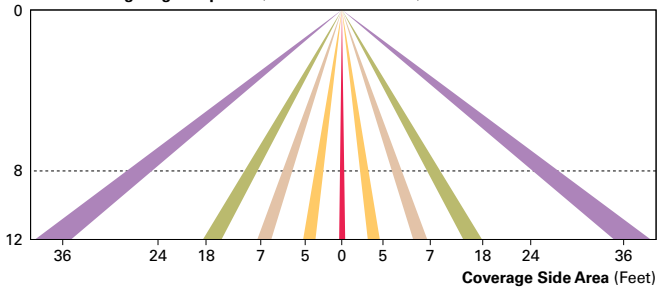
Photocontrol (BPC, PR and PR7)
Optional button-type photocontrol (BPC) and photocontrol receptacles (PR and PR7) provide a flexible solution to enable "dusk-to-dawn" lighting by sensing light levels. Advanced control systems compatible with NEMA 7-pin standards can be utilized with the PR7 receptacle.

After Hours Dim (AHD)
This feature allows photocontrol-enabled luminaires to achieve additional energy savings by dimming during scheduled portions of the night. The dimming profile will automatically take effect after a "dusk-to-dawn" period has been calculated from the photocontrol input. Specify the desired dimming profile for a simple, factory-shipped dimming solution requiring no external control wiring. Reference the After Hours Dim supplemental guide for additional information.

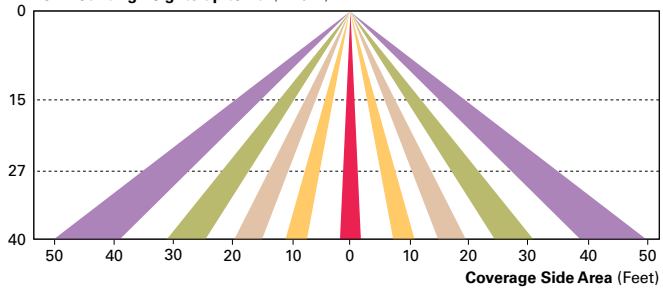
Dimming Occupancy Sensor (MS/DIM-LXX, MS/X-LXX and MS-LXX)
These sensors are factory installed in the luminaire housing. When the MS/DIM-LXX sensor option is selected, the occupancy sensor is connected to a dimming driver and the entire luminaire dims when there is no activity detected. When activity is detected, the luminaire returns to full light output. The MS/DIM sensor is factory preset to dim down to approximately 50 percent power with a time delay of five minutes. The MS-LXX sensor is factory preset to turn the luminaire off after five minutes of no activity. The MS/X-LXX is also preset for five minutes and only controls the specified number of light engines to maintain steady output from the remaining light engines.

These occupancy sensors includes an integral photocell that can be activated with the FSIR-100 accessory for "dusk-to-dawn" control or daylight harvesting - the factory preset is OFF. The FSIR-100 is a wireless tool utilized for changing the dimming level, time delay, sensitivity and other parameters. A variety of sensor lens are available to optimize the coverage. pattern for mounting heights from 8'-40'.

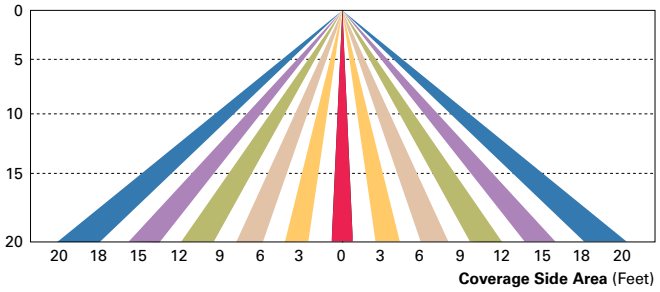
For mounting heights up to 8' (-L08 - Cutoff 8' to 24')



For mounting heights up to 40' (-L40W)

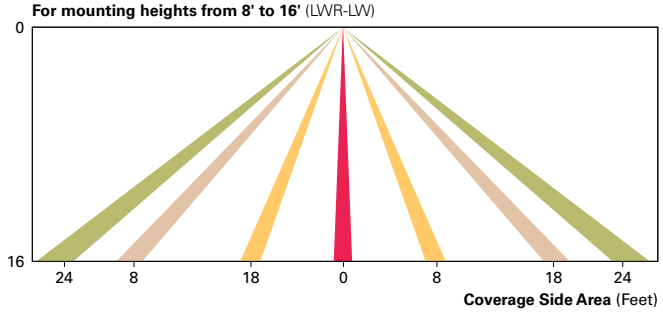


For mounting heights up to 20' (-L20)

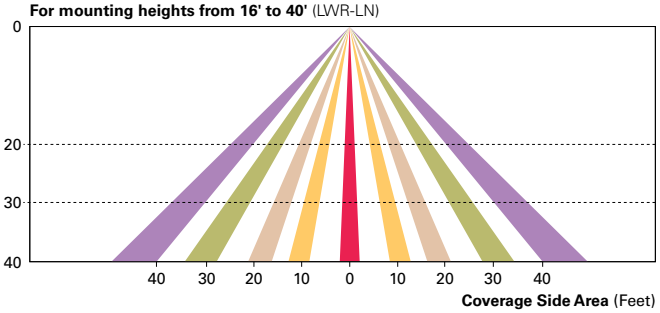


Enlighted Wireless Control and Monitoring System (LWR-LW and LWR-LN)
Enlighted is a connected lighting solution that combines a broad selection of energy-efficient LED luminaires with a powerful integrated wireless sensor system. The sensor controls the lighting system in compliance with the latest energy codes and collects valuable data about building performance and use. Software applications turn the granular data into information through energy dashboards and specialized apps that make it simple and help optimize the use of building resources, beyond lighting.

For mounting heights from 8' to 16' (LWR-LW)



For mounting heights from 16' to 40' (LWR-LN)



WaveLinx Wireless Outdoor Lighting Control Module (WOLC-7P-10A)
The 7-pin wireless outdoor lighting control module enables WaveLinx to control outdoor area, site and flood lighting. WaveLinx controls outdoor lighting using schedules to provide ON, OFF and dimming controls based on astronomic or time schedules based on a 7 day week.

LumenSafe Integrated Network Security Camera (LD)
Cooper Lighting Solutions brings ease of camera deployment to a whole new level. No additional wiring is needed beyond providing line power to the luminaire. A variety of networking options allows security integrators to design the optimal solution for active surveillance. As the ideal solution to meet the needs for active surveillance, the LumenSafe integrated network camera is a streamlined, outdoor-ready fixed dome that provides HDTV 1080p video. This IP camera is optimally designed for deployment in the video management system or security software platform of choice.

Synapse (DIM10)
SimplySNAP integrated wireless controls system by Synapse. Includes factory installed DIM10 Synapse control module and MS/DC motion sensor; requires additional Synapse system components for operation. Contact Synapse at www.synapsewireless.com for product support, warranty and terms and conditions.

Cooper Lighting Solutions
1121 Highway 74 South
Peachtree City, GA 30269
P: 770-486-4800
www.cooperlighting.com

Project	Huntley Development	**Catalog #**		**Type**	A
Prepared by		**Notes**		**Date**	04/09/21

McGraw-Edison

GLEON Galleon

Area / Site Luminaire

Typical Applications

Outdoor • Parking Lots • Walkways • Roadways • Building Areas

Interactive Menu

Product Certifications

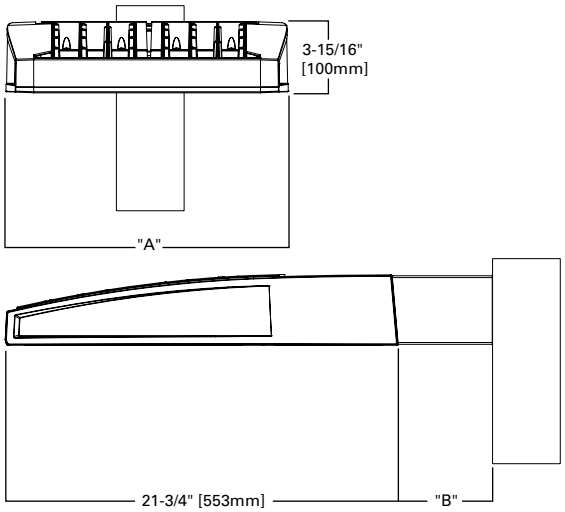
Product Features

LumenSafe Technology · Enlighted · WaveLinx · Light ARchitect™

Quick Facts

- Lumen packages range from 4,200 - 80,800 (34W - 640W)
- Efficacy up to 156 lumens per watt

Dimensional Details



Number of Light Squares	"A" Width	"B" Standard Arm Length	"B" Extended Arm Length [1]	"B" Quick Mount Arm Length	"B" Quick Mount Extended Arm Length
1-4	15-1/2"	7"	10"	10-5/8"	16-9/16"
5-6	21-5/8"	7"	10"	10-5/8"	16-9/16"
7-8	27-5/8"	7"	13"	10-5/8"	--
9-10	33-3/4"	7"	16"	--	--

NOTES:
For arm selection requirements and additional line art, see Mounting Details section.

Ordering Information

SAMPLE NUMBER: **GLEON-SA4C-740-U-T4FT-GM**

Product Family [1, 2]	Light Engine		Color Temperature	Voltage	Distribution	Mounting	Finish
	Configuration	Drive Current					
GLEON=Galleon	**SA1**=1 Square **SA2**=2 Squares **SA3**=3 Squares **SA4**=4 Squares **SA5**=5 Squares [4] **SA6**=6 Squares **SA7**=7 Squares [5] **SA8**=8 Squares [5] **SA9**=9 Squares [6] **SA0**=10 Squares [6]	**A**=600mA **B**=800mA **C**=1000mA **D**=1200mA [16]	**722**=70CRI, 2200K **727**=70CRI, 2700K **730**=70CRI, 3000K **735**=70CRI, 3500K **740**=70CRI, 4000K **750**=70CRI, 5000K **760**=70CRI, 6000K **827**=80CRI, 2700K **830**=80CRI, 3000K **AMB**=Amber, 590nm [14, 16]	**U**=120-277V **1**=120V **2**=208V **3**=240V **4**=277V **8**=480V [7, 8] **9**=347V [7]	**T2**=Type II **T2R**=Type II Roadway **T3**=Type III **T3R**=Type III Roadway **T4FT**=Type IV Forward Throw **T4W**=Type IV Wide **5NQ**=Type V Narrow **5MQ**=Type V Square Medium **5WQ**=Type V Square Wide **SL2**=Type II w/Spill Control **SL3**=Type III w/Spill Control **SL4**=Type IV w/Spill Control **SLL**=90° Spill Light Eliminator Left **SLR**=90° Spill Light Eliminator Right **RW**=Rectangular Wide Type I **AFL**=Automotive Frontline	**[Blank]**=Arm for Round or Square Pole **EA**=Extended Arm [9] **MA**=Mast Arm Adapter [10] **WM**=Wall Mount **QM**=Quick Mount Arm (Standard Length) [11] **QMEA**=Quick Mount Arm (Extended Length) [12]	**AP**=Grey **BZ**=Bronze **BK**=Black **DP**=Dark Platinum **GM**=Graphite Metallic **WH**=White

Options (Add as Suffix)	Controls and Systems Options (Add as Suffix)	Accessories (Order Separately)
DIM=External 0-10V Dimming Leads [19, 20] **F**=Single Fuse (120, 277 or 347V Specify Voltage) **FF**=Double Fuse (208, 240 or 480V Specify Voltage) **20K**=20kV UL 1449 fused surge protective device **2L**=Two Circuits [17, 18] **HA**=50°C High Ambient **HSS**=Installed House Side Shield [28] **GRSBK**=Glare Reducing Shield, Black [23] **GRSWH**=Glare Reducing Shield, White [23] **LCF**=Light Square Trim Painted to Match Housing [27] **MT**=Installed Mesh Top **TH**=Tool-less Door Hardware **CC**=Coastal Construction finish [3] **L90**=Optics Rotated 90° Left **R90**=Optics Rotated 90° Right **CE**=CE Marking [29] **AHD145**=After Hours Dim, 5 Hours [22] **AHD245**=After Hours Dim, 6 Hours [22] **AHD255**=After Hours Dim, 7 Hours [22] **AHD355**=After Hours Dim, 8 Hours [22] **DALI**=DALI Drivers	**BPC**=Button Type Photocontrol **PR**=NEMA 3-PIN Photocontrol Receptacle **PR7**=NEMA 7-PIN Photocontrol Receptacle [21] **MS-L08**=Motion Sensor for ON/OFF Operation, Maximum 8' Mounting Height [24] **MS-L20**=Motion Sensor for ON/OFF Operation, 9' - 20' Mounting Height [24] **MS-L40W**=Motion Sensor for ON/OFF Operation, 21' - 40' Mounting Height [24] **MS/X-L08**=Bi-Level Motion Sensor, Maximum 8' Mounting Height [24, 25] **MS/X-L20**=Bi-Level Motion Sensor, 9' - 20' Mounting Height [24, 25] **MS/X-L40W**=Bi-Level Motion Sensor, 21' - 40' Mounting Height [24, 25] **MS/DIM-L20**=Motion Sensor for Dimming Operation, 9' - 20' Mounting Height [24] **MS/DIM-L40W**=Motion Sensor for Dimming Operation, 21' - 40' Mounting Height [24] **ZW**=WaveLinx Module and 4-PIN Receptacle **ZD**=WaveLinx Module with DALI driver and 4-PIN Receptacle **SWPD4XX**=WaveLinx Sensor Only, 7'-15' [13, 32, 33] **SWPD5XX**=WaveLinx Sensor Only, 15'-40' [13, 32, 33] **WOBXX**=WaveLinx Sensor with Bluetooth, 7'-15' [13, 32] **WOFXX**=WaveLinx Sensor with Bluetooth, 15'-40' [13, 32] **LWR-LW**=Enlighted Sensor, 8'–16' Mounting Height [26] **LWR-LN**=Enlighted Sensor, 16'–40' Mounting Height [26] **DIM10-MS/DIM-L08**=Synapse Occupancy Sensor (<8' Mounting) [19] **DIM10-MS/DIM-L20**=Synapse Occupancy Sensor (9'-20' Mounting) [19] **DIM10-MS/DIM-L40**=Synapse Occupancy Sensor (21'-40' Mounting) [19]	**OA/RA1016**=NEMA Photocontrol Multi-Tap - 105-285V **OA/RA1027**=NEMA Photocontrol - 480V **OA/RA1201**=NEMA Photocontrol - 347V **OA/RA1013**=Photocontrol Shorting Cap **OA/RA1014**=120V Photocontrol **MA1252**=10kV Surge Module Replacement **MA1036-XX**=Single Tenon Adapter for 2-3/8" O.D. Tenon **MA1037-XX**=2@180° Tenon Adapter for 2-3/8" O.D. Tenon **MA1197-XX**=3@120° Tenon Adapter for 2-3/8" O.D. Tenon **MA1188-XX**=4@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1189-XX**=2@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1190-XX**=3@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1191-XX**=2@120° Tenon Adapter for 2-3/8" O.D. Tenon **MA1038-XX**=Single Tenon Adapter for 3-1/2" O.D. Tenon **MA1039-XX**=2@180° Tenon Adapter for 3-1/2" O.D. Tenon **MA1192-XX**=3@120° Tenon Adapter for 3-1/2" O.D. Tenon **MA1193-XX**=4@90° Tenon Adapter for 3-1/2" O.D. Tenon **MA1194-XX**=2@90° Tenon Adapter for 3-1/2" O.D. Tenon **MA1195-XX**=3@90° Tenon Adapter for 3-1/2" O.D. Tenon **FSIR-100**=Wireless Configuration Tool for Occupancy Sensor [24] **GLEON-MT1**=Field Installed Mesh Top for 1-4 Light Squares **GLEON-MT2**=Field Installed Mesh Top for 5-6 Light Squares **GLEON-MT3**=Field Installed Mesh Top for 7-8 Light Squares **GLEON-MT4**=Field Installed Mesh Top for 9-10 Light Squares **GLEON-QM**=Quick Mount Arm Kit [11] **GLEON-QMEA**=Quick Mount Extended Arm Kit [12] **LS/HSS**=Field Installed House Side Shield [28, 30] **LS/GRSBK**=Glare Reducing Shield, Black [23, 30] **LS/GRSWH**=Glare Reducing Shield, White [23, 30] **LS/PFS**=Perimeter Shield, Black [15] **WOLC-7P-10A**=WaveLinx Outdoor Control Module [19, 31] **SWPD4-XX**=Wavelinx Wireless Sensor, 7'–15' Mounting Height [13, 19, 32, 33] **SWPD5-XX**=Wavelinx Wireless Sensor, 15'–40' Mounting Height [13, 19, 32, 33]

NOTES:

1. Customer is responsible for engineering analysis to confirm pole and fixture compatibility for all applications. Refer to our white paper WP513001EN for additional support information.
2. DesignLights Consortium® Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details.
3. Coastal construction finish salt spray tested to over 5,000-hours per ASTM B117, with a scribe rating of 9 per ASTM D1654. Not available with TH option.
4. Not compatible with MS/4-LXX or MS/1-LXX sensors.
5. Not compatible with extended quick mount arm (QMEA).
6. Not compatible with standard quick mount arm (QM) or extended quick mount arm (QMEA).
7. Requires the use of an internal step down transformer when combined with sensor options. Not available with sensor at 1200mA. Not available in combination with the HA high ambient and sensor options at 1A.
8. 480V must utilize Wye system only. Per NEC, not for use with ungrounded systems, impedance grounded systems or corner grounded systems (commonly known as Three Phase Three Wire Delta, Three Phase High Leg Delta and Three Phase Corner Grounded Delta systems.)
9. May be required when two or more luminaires are oriented on a 90° or 120° drilling pattern. Refer to arm mounting requirement table.
10. Factory installed.
11. Maximum 8 light squares.
12. Maximum 6 light squares.
13. Requires ZW or ZD receptacle.
14. Narrow-band 590nm +/- 5nm for wildlife and observatory use. Choose drive current A; supplied at 500mA drive current only. Available with 5WQ, 5MQ, SL2, SL3 and SL4 distributions. Can be used with HSS option.
15. Set of 4 pcs. One set required per Light Square.
16. Not available with HA option.
17. 2L is not available with MS, MS/X or MS/DIM at 347V or 480V. 2L in SA2 through SA4 requires a larger housing, normally used for SA5 or SA6. Extended arm option may be required when mounting two or more fixtures per pole at 90° or 120°. Refer to arm mounting requirement table.
18. Not available with Enlighted wireless sensors.
19. Cannot be used with other control options.
20. Low voltage control lead brought out 18" outside fixture.
21. Not available if any "MS" sensor is selected. Motion sensor has an integral photocell.
22. Requires the use of BPC photocontrol or the PR7 or PR photocontrol receptacle with photocontrol accessory. See After Hours Dim supplemental guide for additional information.
23. Not for use with T4FT, T4W or SL4 optics. See IES files for details.
24. The FSIR-100 configuration tool is required to adjust parameters including high and low modes, sensitivity, time delay, cutoff and more. Consult your lighting representative at Cooper Lighting Solutions for more information.
25. Replace X with number of Light Squares operating in low output mode.
26. Enlighted wireless sensors are factory installed only requiring network components LWP-EM-1, LWP-GW-1 and LWP-PoE8 in appropriate quantities.
27. Not available with house side shield (HSS).
28. Not for use with 5NQ, 5MQ, 5WQ or RW optics. A black trim plate is used when HSS is selected.
29. CE is not available with the LWR, MS, MS/X, MS/DIM, BPC, PR or PR7 options. Available in 120-277V only.
30. One required for each Light Square.
31. Requires PR7.
32. Replace XX with sensor color (WH, BZ or BK.)
33. WAC Gateway required to enable field-configurability: Order WAC-PoE and WPOE-120 (10V to PoE injector) power supply if needed.

LumenSafe Integrated Network Security Camera Technology Options (Add as Suffix)

Product Family	Camera Type	Data Backhaul	
L=LumenSafe Technology	**D**=Standard Dome Camera **H**=Hi-Res Dome Camera **Z**=Remote PTZ Camera	**C**=Cellular, No SIM **A**=Cellular, AT&T **V**=Cellular, Verizon **S**=Cellular, Sprint	**R**=Cellular, Rogers **W**=Wi-Fi Networking w/ Omni-Directional Antenna **E**=Ethernet Networking

Steel Poles

SSS SQUARE STRAIGHT STEEL

Catalog #	SSS4A20SFN2	Type
Project		B
Comments		Date
Prepared by		04/09/21

FEATURES
- ASTM Grade steel base plate with ASTM A366 base cover
- Hand hole assembly 3" x 5" on 5" and 6" pole; and 2" x 4" on 4" pole
- 10'-39' mounting heights
- Drilled or tenon (specify)

DESIGN CONSIDERATIONS

Wind induced vibrations resulting from steady, unidirectional winds and other aerodynamic forces, as well as vibration and coefficient of height factors for non-grounded mounted installations (e.g., installations on bridges or buildings) are not included in this document. The information contained herein is for general guidance only and is not a replacement for professional judgement. Consult with a professional, and local and federal standards, before ordering to ensure product is appropriate for the intended purpose and installation location. Also, please review Cooper Lighting Solutions' Light Pole White Paper for risk factors and design considerations. Learn more.

Specifications and dimensions subject to change without notice. Consult your lighting representative at Cooper Lighting Solutions or visit www.eaton.com/lighting for available options, accessories and ordering information.

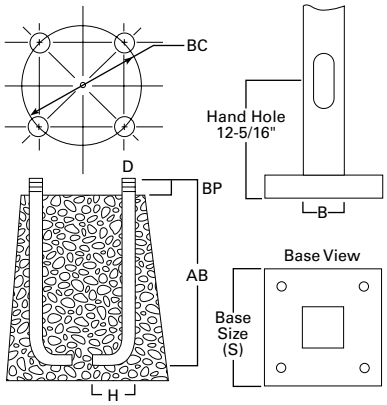
ORDERING INFORMATION

SAMPLE NUMBER: SSA5A20SFM1XG

Product Family	Shaft Size (Inches)[1]	Wall Thickness (Inches)	Mounting Height (Feet)	Base Type	Finish	Mounting Type	Number and Location of Arms	Arm Lengths (Feet)	Options (Add as Suffix)
SSS=Square Straight Steel	**4**=4" **5**=5" **6**=6"	**A**=0.120" **M**=0.188" **X**=0.250"	**10**=10' **15**=15' **20**=20' ~~**25**=25'~~ **30**=30' **35**=35' **39**=39'	**S**=Square Steel Base	**F**=Dark Bronze **G**=Galvanized Steel **J**=Summit White **K**=Carbon Bronze **L**=Dark Platinum **R**=Hartford Green **S**=Silver **T**=Graphite Metallic **V**=Grey **W**=White **X**=Custom Color **Y**=Black	**2**=2-3/8" O.D. Tenon (4" Long) **3**=3-1/2" O.D. Tenon (5" Long) **4**=4" O.D. Tenon (6" Long) **9**=3" O.D. Tenon (4" Long) **6**=2-3/8" O.D. Tenon (6" Long) **7**=4" O.D. Tenon (10" Long) **A**=Type A Drilling **C**=Type C Drilling **E**=Type E Drilling **F**=Type F Drilling **G**=Type G Drilling **J**=Type J Drilling **K**=Type K Drilling **M**=Type M Drilling **N**=Type N Drilling ~~**R**=Type R Drilling~~ **S**=Standard Upsweep Arm[6] **Z**=Type Z Drilling	**1**=Single **2**=2 at 180° **3**=Triple[2] **4**=4 at 90° **5**=2 at 90° **X**=None	**X**=None **2**=2' **3**=2.5' **4**=4' **6**=6' **8**=8'	**A**=1/2" Tapped Hub[3] **B**=3/4" Tapped Hub[3] **C**=Convenience Outlet[4] **E**=GFCI Convenience Outlet[4] **G**=Ground Lug **H**=Additional Hand Hole[5] **V**=Vibration Dampener

NOTES: 1. All shaft sizes nominal. **2.** Square poles are 3 at 90°, round poles are 3 at 120°. **3.** Tapped Hub is located 5' below the pole top and on the same side of pole as hand hole, unless specified otherwise. **4.** Outlet is located 4' above base and on same side of pole as hand hole, unless specified otherwise. Receptacle not included, provision only. **5.** Additional hand hole is located 12" below pole top and 90° from standard hand hole location, unless otherwise specified. **6.** Arm must be ordered separately.

ANCHORAGE DATA



See technical information.

Pole	Template Number	Bolt Number	Bolt Circle (inches)	Number of Bolts	Bolt Size (inches)
SSS4	TMP1	AB1	8.5 - 11.0	4	3/4 x 25 x 3
SSS5	TMP1	AB1	11.0	4	3/4 x 25 x 3
SSS6	TMP2	AB3	12.5	4	1 x 36 x 4

EFFECTIVE PROJECTED AREA (At Pole Top)

Mounting Height (Feet)	Catalog Number [1,2]	Wall Thickness (Inches)	Base Square [3] (Inches)	Bolt Circle Diameter (Inches)	Anchor Bolt Projection [3] (Inches)	Shaft Size [3] (Inches)	Anchor Bolt Diameter x Length x Hook (Inches)	Net Weight (Pounds)	Maximum Effective Projected Area (Square Feet) [4]				Max. Fixture Load - Includes Bracket (Pounds)
MH			S	BC	BP	B	D x AB x H		80 mph	90 mph	100 mph	110 mph	
10	SSS4A10S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	85	30.0	22.0	17.0	13.0	100
15	SSS4A15S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	118	15.0	11.5	8.7	6.5	100
20	SSS4A20S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	150	8.7	5.9	3.9	2.5	150
20	SSS5A20S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	183	15.4	11.1	7.9	5.5	150
25	SSS4A25S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	181	3.7	1.7	0.3	--	200
25	SSS5A25S	0.120	10-1/2	11	5	5	3/4 x 25 x 3	222	9.3	6.0	3.5	1.6	200
25	SSS6A25S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	284	9.9	6.1	3.5	1.2	200
30	SSS5A30S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	260	4.7	2.1	--	--	200
30	SSS5M30S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	392	10.4	6.4	3.5	1.5	200
30	SSS6A30S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	330	4.3	1.4	--	--	200
30	SSS6M30S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	489	19.0	13.0	8.7	5.6	200
35	SSS5M35S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	453	5.8	2.8	--	--	200
35	SSS6M35S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	564	12.8	7.2	3.7	1.0	200
35	SSS6X35S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	738	16.5	11.0	6.8	3.5	200
39	SSS6M39S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	618	7.3	3.0	--	--	300
39	SSS6X39S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	816	13.0	7.0	3.7	0.8	300

EFFECTIVE PROJECTED AREA (Two Feet Above Pole Top)

Mounting Height (Feet)	Catalog Number [1,2]	Wall Thickness (Inches)	Base Square [3] (Inches)	Bolt Circle Diameter (Inches)	Anchor Bolt Projection [3] (Inches)	Shaft Size [3] (Inches)	Anchor Bolt Diameter x Length x Hook (Inches)	Net Weight (Pounds)	Maximum Effective Projected Area (Square Feet) [4]				Max. Fixture Load - Includes Bracket (Pounds)
MH			S	BC	BP	B	D x AB x H		80 mph	90 mph	100 mph	110 mph	
10	SSS4A10S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	85	23.0	17.5	14.0	11.0	100
15	SSS4A15S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	118	13.4	10.0	7.5	5.7	100
20	SSS4A20S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	150	7.6	5.2	3.4	2.1	150
20	SSS5A20S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	183	13.8	9.9	7.1	4.9	150
25	SSS4A25S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	181	3.4	1.6	0.3	--	200
25	SSS5A25S	0.120	10-1/2	11	5	5	3/4 x 25 x 3	222	8.5	5.5	3.2	1.5	200
25	SSS6A25S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	284	9.1	5.6	3.0	1.2	200
30	SSS5A30S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	260	1.8	--	--	--	200
30	SSS5M30S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	392	9.6	5.9	1.9	0.2	200
30	SSS6A30S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	330	4.1	1.3	--	--	200
30	SSS6M30S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	489	18.5	12.5	8.4	5.3	200
35	SSS5M35S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	453	5.5	2.4	--	--	200
35	SSS6M35S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	564	11.8	7.0	3.5	1.0	200
35	SSS6X35S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	738	16.0	10.5	6.4	3.4	200
39	SSS6M39S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	618	7.0	2.4	--	--	300
39	SSS6X39S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	816	12.0	6.7	3.0	0.5	300

NOTES:

1. Catalog number includes pole with hardware kit. Anchor bolts not included. Before installing, make sure proper anchor bolts and templates are obtained.
2. Tenon size or machining for rectangular arms must be specified. Hand hole position relative to drill location.
3. Shaft size, base square, anchor bolts and projections may vary slightly. All dimensions nominal.
4. EPAs based on shaft properties with wind normal to flat. EPAs calculated using base wind velocity as indicated plus 30% gust factor.

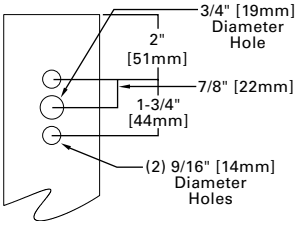
MAINTENANCE

Perform inspections periodically. A prudent inspection schedule would be: one week after installation, one month after installation, yearly after installation, and following any major wind event. During the inspection, check the poles for cracks. If cracks are detected, remedial action is required. Recheck anchor bolt torques and re-tighten according to the recommended torque values. Check for missing covers and pole caps and replace as necessary. Check the pole for corrosion and deterioration of the finish. Should there be corrosion or deterioration, take remedial action to correct.

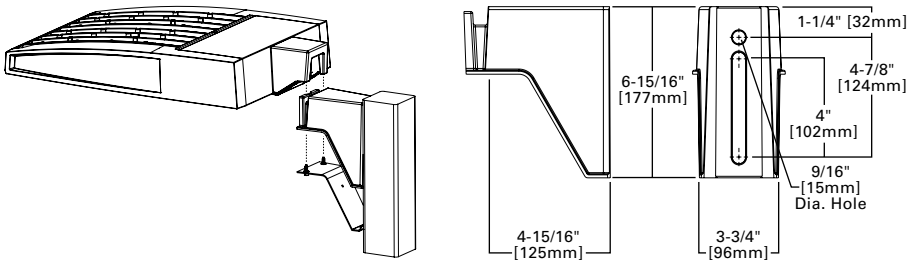
Mounting Details

Standard Arm (Drilling Pattern)

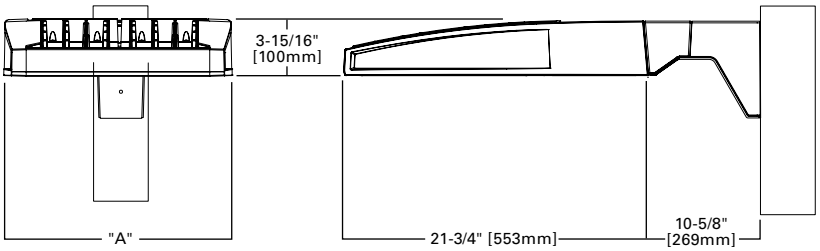
TYPE "N"



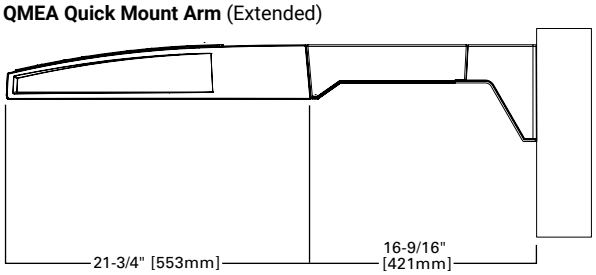
Quick Mount Arm (Includes fixture adapter)



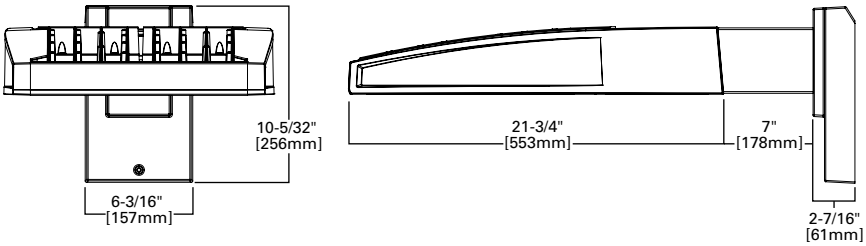
QM Quick Mount Arm (Standard)



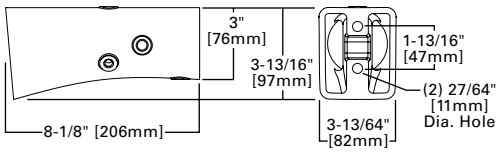
QMEA Quick Mount Arm (Extended)



Standard Wall Mount

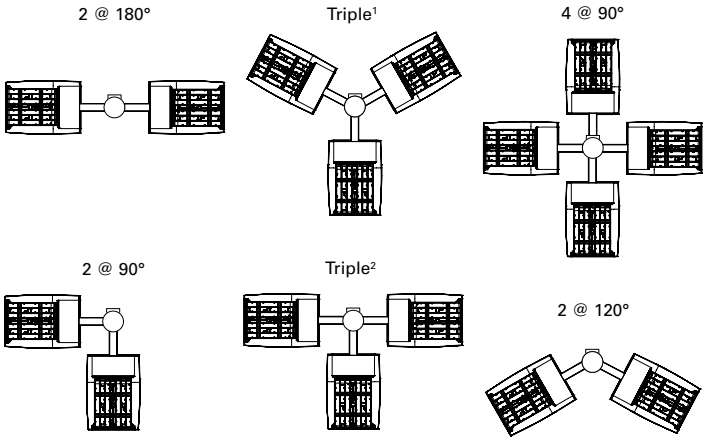


Mast Arm Mount



Arm Mounting Requirements

Number of Light Squares	Standard Arm @ 90° Apart	Standard Arm @ 120° Apart	Quick Mount Arm @ 90° Apart	Quick Mount Arm @ 120° Apart
1	Standard	Standard	QM Extended	Quick Mount
2	Standard	Standard	QM Extended	Quick Mount
3	Standard	Standard	QM Extended	Quick Mount
4	Standard	Standard	QM Extended	Quick Mount
5	Extended	Standard	QM Extended	Quick Mount
6	Extended	Standard	QM Extended	Quick Mount
7	Extended	Extended	--	Quick Mount
8	Extended	Extended	--	Quick Mount
9	Extended	Extended	--	--
10	Extended	Extended	--	--



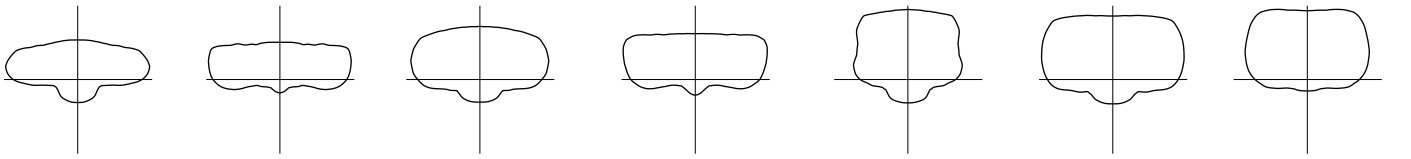
NOTES: 1 Round poles are 3 @ 120°. Square poles are 3 @ 90°. **2** Round poles are 3 @ 90°.

Fixture Weights and EPAs

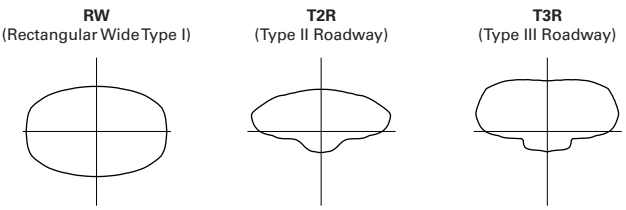
Number of Light Squares	Weight with Standard and Extended Arm (lbs.)	EPA with Standard and Extended Arm (Sq. Ft.)	Weight with Quick Mount Arm (lbs.)	EPA with Quick Mount Arm (Sq. Ft.)	Weight with Quick Mount Extended Arm (lbs.)	EPA with Quick Mount Extended Arm (Sq. Ft.)
1-4	33	0.96	35	1.11	38	1.11
5-6	44	1.00	46	1.11	49	1.11
7-8	54	1.07	56	1.11	--	--
9-10	63	1.12	--	--	--	--

Optical Distributions

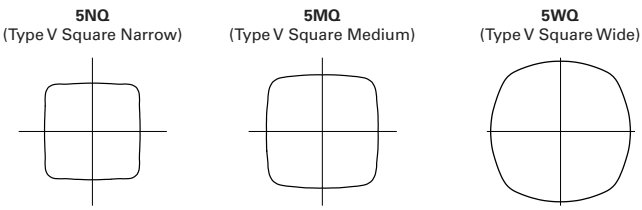
Asymmetric Area Distributions



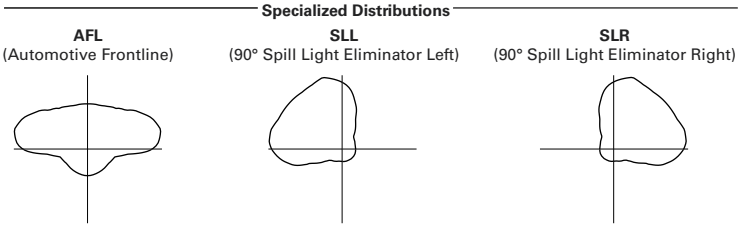
Asymmetric Roadway Distributions



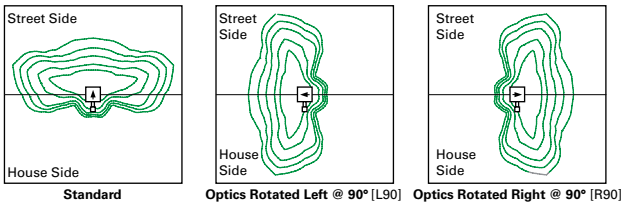
Symmetric Distributions



Specialized Distributions



Rotated Optics



Product Specifications

Construction

- Extruded aluminum driver enclosure
- Heavy-wall, die-cast aluminum end caps
- Die-cast aluminum heat sinks
- Patent pending interlocking housing and heat sink

Optics

- Patented, high-efficiency injection-molded AccuLED Optics technology
- 16 optical distributions
- 3 shielding options including HSS, GRS and PFS
- IDA Certified (3000K CCT and warmer only)

Electrical

- LED drivers are mounted to removable tray assembly for ease of maintenance
- Standard with 0-10V dimming
- Standard with Cooper Lighting Solutions proprietary circuit module designed to withstand 10kV of transient line surge
- Suitable for operation in -40°C to 40°C ambient environments. Optional 50°C high ambient (HA) configuration.

Mounting

- Standard extruded arm includes internal bolt guides and round pole adapter
- Extended arms (EA and QMEA) may be required in 90° or 120° pole mount configurations, see arm mounting requirements table
- Mast arm (MA) factory installed
- Wall mount (WM) option available
- Quick mount arm (QM and QMEA) includes pole adapter and factory installed fixture mount for fast installation to square or round poles

Finish

- Super housing durable TGIC polyester powder coat paint, 2.5 mil nominal thickness
- Heat sink is powder coated black
- RAL and custom color matches available
- Coastal Construction (CC) option available

Warranty

- Five year warranty

Energy and Performance Data

Lumen Maintenance (TM-21)

Drive Current	Ambient Temperature	25,000 hours*	50,000 hours*	60,000 hours*	100,000 hours**	Theoretical L70 hours**
Up to 1A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.7%	98.3%	98.1%	97.4%	> 1.9M
	50°C	98.2%	97.2%	96.8%	95.2%	> 851,000
1.2A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.5%	97.9%	97.7%	96.7%	> 1.3M

* Supported by IES TM-21 standards
** Theoretical values represent estimations commonly used; however, refer to the IES position on LED Product Lifetime Prediction, IES PS-10-18, explaining proper use of IES TM-21 and LM-80.

Lumen Multiplier

Ambient Temperature	Lumen Multiplier
0°C	1.02
10°C	1.01
25°C	1.00
40°C	0.99
50°C	0.97

View GLEON IES files

Control Options

0-10V (DIM)
This fixture is offered standard with 0-10V dimming driver(s). The DIM option provides 0-10V dimming wire leads for use with a lighting control panel or other control method.

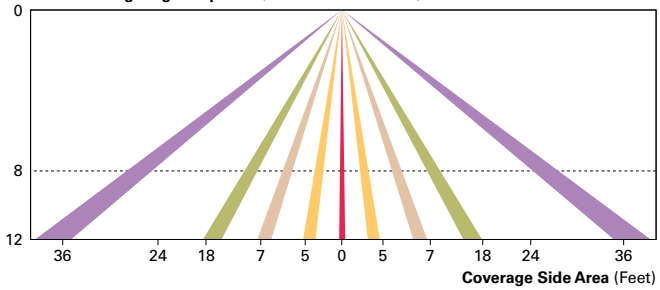
Photocontrol (BPC, PR and PR7)
Optional button-type photocontrol (BPC) and photocontrol receptacles (PR and PR7) provide a flexible solution to enable "dusk-to-dawn" lighting by sensing light levels. Advanced control systems compatible with NEMA 7-pin standards can be utilized with the PR7 receptacle.

After Hours Dim (AHD)
This feature allows photocontrol-enabled luminaires to achieve additional energy savings by dimming during scheduled portions of the night. The dimming profile will automatically take effect after a "dusk-to-dawn" period has been calculated from the photocontrol input. Specify the desired dimming profile for a simple, factory-shipped dimming solution requiring no external control wiring. Reference the After Hours Dim supplemental guide for additional information.

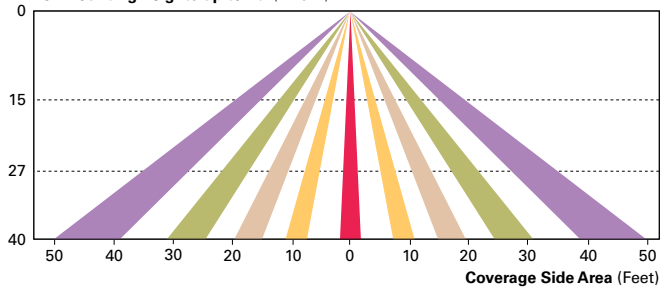
Dimming Occupancy Sensor (MS/DIM-LXX, MS/X-LXX and MS-LXX)
These sensors are factory installed in the luminaire housing. When the MS/DIM-LXX sensor option is selected, the occupancy sensor is connected to a dimming driver and the entire luminaire dims when there is no activity detected. When activity is detected, the luminaire returns to full light output. The MS/DIM sensor is factory preset to dim down to approximately 50 percent power with a time delay of five minutes. The MS-LXX sensor is factory preset to turn the luminaire off after five minutes of no activity. The MS/X-LXX is also preset for five minutes and only controls the specified number of light engines to maintain steady output from the remaining light engines.

These occupancy sensors includes an integral photocell that can be activated with the FSIR-100 accessory for "dusk-to-dawn" control or daylight harvesting - the factory preset is OFF. The FSIR-100 is a wireless tool utilized for changing the dimming level, time delay, sensitivity and other parameters. A variety of sensor lens are available to optimize the coverage. pattern for mounting heights from 8'-40'.

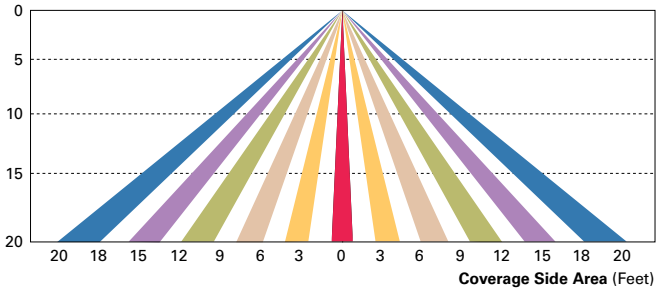
For mounting heights up to 8' (-L08 - Cutoff 8' to 24')



For mounting heights up to 40' (-L40W)

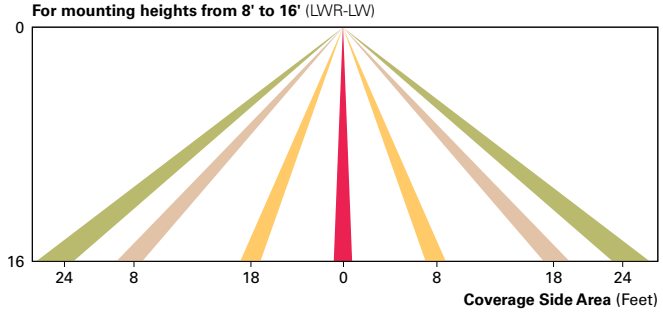


For mounting heights up to 20' (-L20)

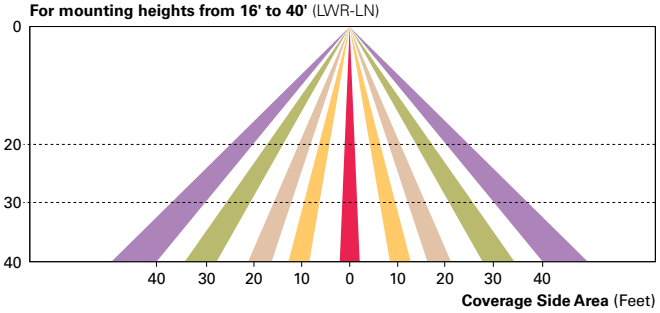


Enlighted Wireless Control and Monitoring System (LWR-LW and LWR-LN)
Enlighted is a connected lighting solution that combines a broad selection of energy-efficient LED luminaires with a powerful integrated wireless sensor system. The sensor controls the lighting system in compliance with the latest energy codes and collects valuable data about building performance and use. Software applications turn the granular data into information through energy dashboards and specialized apps that make it simple and help optimize the use of building resources, beyond lighting.

For mounting heights from 8' to 16' (LWR-LW)



For mounting heights from 16' to 40' (LWR-LN)



WaveLinx Wireless Outdoor Lighting Control Module (WOLC-7P-10A)
The 7-pin wireless outdoor lighting control module enables WaveLinx to control outdoor area, site and flood lighting. WaveLinx controls outdoor lighting using schedules to provide ON, OFF and dimming controls based on astronomic or time schedules based on a 7 day week.

LumenSafe Integrated Network Security Camera (LD)
Cooper Lighting Solutions brings ease of camera deployment to a whole new level. No additional wiring is needed beyond providing line power to the luminaire. A variety of networking options allows security integrators to design the optimal solution for active surveillance. As the ideal solution to meet the needs for active surveillance, the LumenSafe integrated network camera is a streamlined, outdoor-ready fixed dome that provides HDTV 1080p video. This IP camera is optimally designed for deployment in the video management system or security software platform of choice.

Synapse (DIM10)
SimplySNAP integrated wireless controls system by Synapse. Includes factory installed DIM10 Synapse control module and MS/DC motion sensor; requires additional Synapse system components for operation. Contact Synapse at www.synapsewireless.com for product support, warranty and terms and conditions.

Cooper Lighting Solutions
1121 Highway 74 South
Peachtree City, GA 30269
P: 770-486-4800
www.cooperlighting.com

Project	Huntley Development	**Catalog #**		**Type**	A
Prepared by		**Notes**		**Date**	04/09/21

McGraw-Edison

GLEON Galleon

Area / Site Luminaire

Typical Applications

Outdoor • Parking Lots • Walkways • Roadways • Building Areas

Interactive Menu

Product Certifications

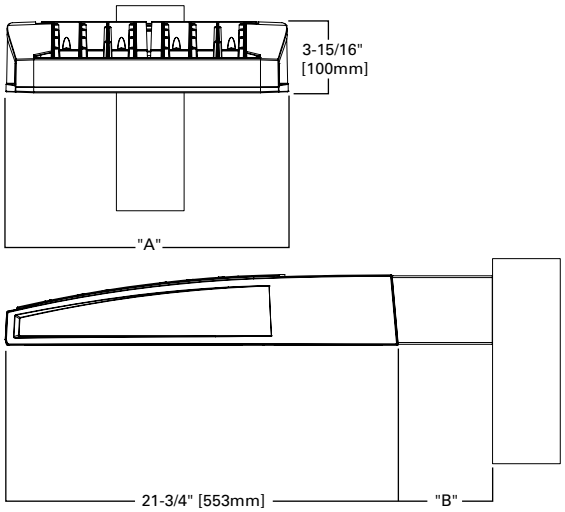
Product Features

LumenSafe Technology · Enlighted · WaveLinx · Light ARchitect™

Quick Facts

- Lumen packages range from 4,200 - 80,800 (34W - 640W)
- Efficacy up to 156 lumens per watt

Dimensional Details



Number of Light Squares	"A" Width	"B" Standard Arm Length	"B" Extended Arm Length [1]	"B" Quick Mount Arm Length	"B" Quick Mount Extended Arm Length
1-4	15-1/2"	7"	10"	10-5/8"	16-9/16"
5-6	21-5/8"	7"	10"	10-5/8"	16-9/16"
7-8	27-5/8"	7"	13"	10-5/8"	--
9-10	33-3/4"	7"	16"	--	--

NOTES:
For arm selection requirements and additional line art, see Mounting Details section.

Ordering Information

SAMPLE NUMBER: **GLEON-SA4C-740-U-T4FT-GM**

Product Family [1, 2]	Light Engine		Color Temperature	Voltage	Distribution	Mounting	Finish
	Configuration	Drive Current					
GLEON=Galleon	**SA1**=1 Square **SA2**=2 Squares **SA3**=3 Squares **SA4**=4 Squares **SA5**=5 Squares [4] **SA6**=6 Squares **SA7**=7 Squares [5] **SA8**=8 Squares [5] **SA9**=9 Squares [6] **SA0**=10 Squares [6]	**A**=600mA **B**=800mA **C**=1000mA **D**=1200mA [16]	**722**=70CRI, 2200K **727**=70CRI, 2700K **730**=70CRI, 3000K **735**=70CRI, 3500K **740**=70CRI, 4000K **750**=70CRI, 5000K **760**=70CRI, 6000K **827**=80CRI, 2700K **830**=80CRI, 3000K **AMB**=Amber, 590nm [14, 16]	**U**=120-277V **1**=120V **2**=208V **3**=240V **4**=277V **8**=480V [7, 8] **9**=347V [7]	**T2**=Type II **T2R**=Type II Roadway **T3**=Type III **T3R**=Type III Roadway **T4FT**=Type IV Forward Throw **T4W**=Type IV Wide **5NQ**=Type V Narrow **5MQ**=Type V Square Medium **5WQ**=Type V Square Wide **SL2**=Type II w/Spill Control **SL3**=Type III w/Spill Control **SL4**=Type IV w/Spill Control **SLL**=90° Spill Light Eliminator Left **SLR**=90° Spill Light Eliminator Right **RW**=Rectangular Wide Type I **AFL**=Automotive Frontline	**[Blank]**=Arm for Round or Square Pole **EA**=Extended Arm [9] **MA**=Mast Arm Adapter [10] **WM**=Wall Mount **QM**=Quick Mount Arm (Standard Length) [11] **QMEA**=Quick Mount Arm (Extended Length) [12]	**AP**=Grey **BZ**=Bronze **BK**=Black **DP**=Dark Platinum **GM**=Graphite Metallic **WH**=White

Options (Add as Suffix)	Controls and Systems Options (Add as Suffix)	Accessories (Order Separately)
DIM=External 0-10V Dimming Leads [19, 20] **F**=Single Fuse (120, 277 or 347V Specify Voltage) **FF**=Double Fuse (208, 240 or 480V Specify Voltage) **20K**=20kV UL 1449 fused surge protective device **2L**=Two Circuits [17, 18] **HA**=50°C High Ambient **HSS**=Installed House Side Shield [28] **GRSBK**=Glare Reducing Shield, Black [23] **GRSWH**=Glare Reducing Shield, White [23] **LCF**=Light Square Trim Painted to Match Housing [27] **MT**=Installed Mesh Top **TH**=Tool-less Door Hardware **CC**=Coastal Construction finish [3] **L90**=Optics Rotated 90° Left **R90**=Optics Rotated 90° Right **CE**=CE Marking [29] **AHD145**=After Hours Dim, 5 Hours [22] **AHD245**=After Hours Dim, 6 Hours [22] **AHD255**=After Hours Dim, 7 Hours [22] **AHD355**=After Hours Dim, 8 Hours [22] **DALI**=DALI Drivers	**BPC**=Button Type Photocontrol **PR**=NEMA 3-PIN Photocontrol Receptacle **PR7**=NEMA 7-PIN Photocontrol Receptacle [21] **MS-L08**=Motion Sensor for ON/OFF Operation, Maximum 8' Mounting Height [24] **MS-L20**=Motion Sensor for ON/OFF Operation, 9' - 20' Mounting Height [24] **MS-L40W**=Motion Sensor for ON/OFF Operation, 21' - 40' Mounting Height [24] **MS/X-L08**=Bi-Level Motion Sensor, Maximum 8' Mounting Height [24, 25] **MS/X-L20**=Bi-Level Motion Sensor, 9' - 20' Mounting Height [24, 25] **MS/X-L40W**=Bi-Level Motion Sensor, 21' - 40' Mounting Height [24, 25] **MS/DIM-L20**=Motion Sensor for Dimming Operation, 9' - 20' Mounting Height [24] **MS/DIM-L40W**=Motion Sensor for Dimming Operation, 21' - 40' Mounting Height [24] **ZW**=WaveLinx Module and 4-PIN Receptacle **ZD**=WaveLinx Module with DALI driver and 4-PIN Receptacle **SWPD4XX**=WaveLinx Sensor Only, 7'-15' [13, 32, 33] **SWPD5XX**=WaveLinx Sensor Only, 15'-40' [13, 32, 33] **WOBXX**=WaveLinx Sensor with Bluetooth, 7'-15' [13, 32] **WOFXX**=WaveLinx Sensor with Bluetooth, 15'-40' [13, 32] **LWR-LW**=Enlighted Sensor, 8'–16' Mounting Height [26] **LWR-LN**=Enlighted Sensor, 16'–40' Mounting Height [26] **DIM10-MS/DIM-L08**=Synapse Occupancy Sensor (<8' Mounting) [19] **DIM10-MS/DIM-L20**=Synapse Occupancy Sensor (9'-20' Mounting) [19] **DIM10-MS/DIM-L40**=Synapse Occupancy Sensor (21'-40' Mounting) [19]	**OA/RA1016**=NEMA Photocontrol Multi-Tap - 105-285V **OA/RA1027**=NEMA Photocontrol - 480V **OA/RA1201**=NEMA Photocontrol - 347V **OA/RA1013**=Photocontrol Shorting Cap **OA/RA1014**=120V Photocontrol **MA1252**=10kV Surge Module Replacement **MA1036-XX**=Single Tenon Adapter for 2-3/8" O.D. Tenon **MA1037-XX**=2@180° Tenon Adapter for 2-3/8" O.D. Tenon **MA1197-XX**=3@120° Tenon Adapter for 2-3/8" O.D. Tenon **MA1188-XX**=4@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1189-XX**=2@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1190-XX**=3@90° Tenon Adapter for 2-3/8" O.D. Tenon **MA1191-XX**=2@120° Tenon Adapter for 2-3/8" O.D. Tenon **MA1038-XX**=Single Tenon Adapter for 3-1/2" O.D. Tenon **MA1039-XX**=2@180° Tenon Adapter for 3-1/2" O.D. Tenon **MA1192-XX**=3@120° Tenon Adapter for 3-1/2" O.D. Tenon **MA1193-XX**=4@90° Tenon Adapter for 3-1/2" O.D. Tenon **MA1194-XX**=2@90° Tenon Adapter for 3-1/2" O.D. Tenon **MA1195-XX**=3@90° Tenon Adapter for 3-1/2" O.D. Tenon **FSIR-100**=Wireless Configuration Tool for Occupancy Sensor [24] **GLEON-MT1**=Field Installed Mesh Top for 1-4 Light Squares **GLEON-MT2**=Field Installed Mesh Top for 5-6 Light Squares **GLEON-MT3**=Field Installed Mesh Top for 7-8 Light Squares **GLEON-MT4**=Field Installed Mesh Top for 9-10 Light Squares **GLEON-QM**=Quick Mount Arm Kit [11] **GLEON-QMEA**=Quick Mount Extended Arm Kit [12] **LS/HSS**=Field Installed House Side Shield [28, 30] **LS/GRSBK**=Glare Reducing Shield, Black [23, 30] **LS/GRSWH**=Glare Reducing Shield, White [23, 30] **LS/PFS**=Perimeter Shield, Black [15] **WOLC-7P-10A**=WaveLinx Outdoor Control Module [19, 31] **SWPD4-XX**=Wavelinx Wireless Sensor, 7'–15' Mounting Height [13, 19, 32, 33] **SWPD5-XX**=Wavelinx Wireless Sensor, 15'–40' Mounting Height [13, 19, 32, 33]

NOTES:

1. Customer is responsible for engineering analysis to confirm pole and fixture compatibility for all applications. Refer to our white paper WP513001EN for additional support information.
2. DesignLights Consortium® Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details.
3. Coastal construction finish salt spray tested to over 5,000-hours per ASTM B117, with a scribe rating of 9 per ASTM D1654. Not available with TH option.
4. Not compatible with MS/4-LXX or MS/1-LXX sensors.
5. Not compatible with extended quick mount arm (QMEA).
6. Not compatible with standard quick mount arm (QM) or extended quick mount arm (QMEA).
7. Requires the use of an internal step down transformer when combined with sensor options. Not available with sensor at 1200mA. Not available in combination with the HA high ambient and sensor options at 1A.
8. 480V must utilize Wye system only. Per NEC, not for use with ungrounded systems, impedance grounded systems or corner grounded systems (commonly known as Three Phase Three Wire Delta, Three Phase High Leg Delta and Three Phase Corner Grounded Delta systems.)
9. May be required when two or more luminaires are oriented on a 90° or 120° drilling pattern. Refer to arm mounting requirement table.
10. Factory installed.
11. Maximum 8 light squares.
12. Maximum 6 light squares.
13. Requires ZW or ZD receptacle.
14. Narrow-band 590nm +/- 5nm for wildlife and observatory use. Choose drive current A; supplied at 500mA drive current only. Available with 5WQ, 5MQ, SL2, SL3 and SL4 distributions. Can be used with HSS option.
15. Set of 4 pcs. One set required per Light Square.
16. Not available with HA option.
17. 2L is not available with MS, MS/X or MS/DIM at 347V or 480V. 2L in SA2 through SA4 requires a larger housing, normally used for SA5 or SA6. Extended arm option may be required when mounting two or more fixtures per pole at 90° or 120°. Refer to arm mounting requirement table.
18. Not available with Enlighted wireless sensors.
19. Cannot be used with other control options.
20. Low voltage control lead brought out 18" outside fixture.
21. Not available if any "MS" sensor is selected. Motion sensor has an integral photocell.
22. Requires the use of BPC photocontrol or the PR7 or PR photocontrol receptacle with photocontrol accessory. See After Hours Dim supplemental guide for additional information.
23. Not for use with T4FT, T4W or SL4 optics. See IES files for details.
24. The FSIR-100 configuration tool is required to adjust parameters including high and low modes, sensitivity, time delay, cutoff and more. Consult your lighting representative at Cooper Lighting Solutions for more information.
25. Replace X with number of Light Squares operating in low output mode.
26. Enlighted wireless sensors are factory installed only requiring network components LWP-EM-1, LWP-GW-1 and LWP-PoE8 in appropriate quantities.
27. Not available with house side shield (HSS).
28. Not for use with 5NQ, 5MQ, 5WQ or RW optics. A black trim plate is used when HSS is selected.
29. CE is not available with the LWR, MS, MS/X, MS/DIM, BPC, PR or PR7 options. Available in 120-277V only.
30. One required for each Light Square.
31. Requires PR7.
32. Replace XX with sensor color (WH, BZ or BK.)
33. WAC Gateway required to enable field-configurability: Order WAC-PoE and WPOE-120 (10V to PoE injector) power supply if needed.

LumenSafe Integrated Network Security Camera Technology Options (Add as Suffix)

Product Family	Camera Type	Data Backhaul	
L=LumenSafe Technology	**D**=Standard Dome Camera **H**=Hi-Res Dome Camera **Z**=Remote PTZ Camera	**C**=Cellular, No SIM **A**=Cellular, AT&T **V**=Cellular, Verizon **S**=Cellular, Sprint	**R**=Cellular, Rogers **W**=Wi-Fi Networking w/ Omni-Directional Antenna **E**=Ethernet Networking

Steel Poles

SSS SQUARE STRAIGHT STEEL

Catalog #	SSS4A20SFN2	Type
Project		B
Comments		Date
Prepared by		04/09/21

FEATURES
- ASTM Grade steel base plate with ASTM A366 base cover
- Hand hole assembly 3" x 5" on 5" and 6" pole; and 2" x 4" on 4" pole
- 10'-39' mounting heights
- Drilled or tenon (specify)

DESIGN CONSIDERATIONS

Wind induced vibrations resulting from steady, unidirectional winds and other aerodynamic forces, as well as vibration and coefficient of height factors for non-grounded mounted installations (e.g., installations on bridges or buildings) are not included in this document. The information contained herein is for general guidance only and is not a replacement for professional judgement. Consult with a professional, and local and federal standards, before ordering to ensure product is appropriate for the intended purpose and installation location. Also, please review Cooper Lighting Solutions' Light Pole White Paper for risk factors and design considerations. Learn more.

Specifications and dimensions subject to change without notice. Consult your lighting representative at Cooper Lighting Solutions or visit www.eaton.com/lighting for available options, accessories and ordering information.

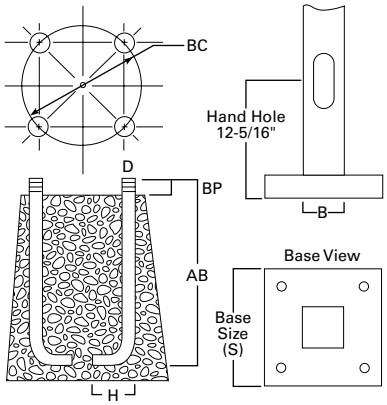
ORDERING INFORMATION

SAMPLE NUMBER: SSA5A20SFM1XG

Product Family	Shaft Size (Inches)[1]	Wall Thickness (Inches)	Mounting Height (Feet)	Base Type	Finish	Mounting Type	Number and Location of Arms	Arm Lengths (Feet)	Options (Add as Suffix)
SSS=Square Straight Steel	**4**=4" **5**=5" **6**=6"	**A**=0.120" **M**=0.188" **X**=0.250"	**10**=10' **15**=15' **20**=20' **25**=25' **30**=30' **35**=35' **39**=39'	**S**=Square Steel Base	**F**=Dark Bronze **G**=Galvanized Steel **J**=Summit White **K**=Carbon Bronze **L**=Dark Platinum **R**=Hartford Green **S**=Silver **T**=Graphite Metallic **V**=Grey **W**=White **X**=Custom Color **Y**=Black	**2**=2-3/8" O.D. Tenon (4" Long) **3**=3-1/2" O.D. Tenon (5" Long) **4**=4" O.D. Tenon (6" Long) **9**=3" O.D. Tenon (4" Long) **6**=2-3/8" O.D. Tenon (6" Long) **7**=4" O.D. Tenon (10" Long) **A**=Type A Drilling **C**=Type C Drilling **E**=Type E Drilling **F**=Type F Drilling **G**=Type G Drilling **J**=Type J Drilling **K**=Type K Drilling **M**=Type M Drilling **N**=Type N Drilling **R**=Type R Drilling **S**=Standard Upsweep Arm[6] **Z**=Type Z Drilling	**1**=Single **2**=2 at 180° **3**=Triple[2] **4**=4 at 90° **5**=2 at 90° **X**=None	**X**=None **2**=2' **3**=2.5' **4**=4' **6**=6' **8**=8'	**A**=1/2" Tapped Hub[3] **B**=3/4" Tapped Hub[3] **C**=Convenience Outlet[4] **E**=GFCI Convenience Outlet[4] **G**=Ground Lug **H**=Additional Hand Hole[5] **V**=Vibration Dampener

NOTES: 1. All shaft sizes nominal. **2.** Square poles are 3 at 90°, round poles are 3 at 120°. **3.** Tapped Hub is located 5' below the pole top and on the same side of pole as hand hole, unless specified otherwise. **4.** Outlet is located 4' above base and on same side of pole as hand hole, unless specified otherwise. Receptacle not included, provision only. **5.** Additional hand hole is located 12" below pole top and 90° from standard hand hole location, unless otherwise specified. **6.** Arm must be ordered separately.

ANCHORAGE DATA



See technical information.

Pole	Template Number	Bolt Number	Bolt Circle (inches)	Number of Bolts	Bolt Size (inches)
SSS4	TMP1	AB1	8.5 - 11.0	4	3/4 x 25 x 3
SSS5	TMP1	AB1	11.0	4	3/4 x 25 x 3
SSS6	TMP2	AB3	12.5	4	1 x 36 x 4

EFFECTIVE PROJECTED AREA (At Pole Top)

Mounting Height (Feet)	Catalog Number [1, 2]	Wall Thickness (Inches)	Base Square [3] (Inches)	Bolt Circle Diameter (Inches)	Anchor Bolt Projection [3] (Inches)	Shaft Size [3] (Inches)	Anchor Bolt Diameter x Length x Hook (Inches)	Net Weight (Pounds)	Maximum Effective Projected Area (Square Feet) [4]				Max. Fixture Load - Includes Bracket (Pounds)
MH			**S**	**BC**	**BP**	**B**	**D x AB x H**		**80 mph**	**90 mph**	**100 mph**	**110 mph**	
10	SSS4A10S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	85	30.0	22.0	17.0	13.0	100
15	SSS4A15S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	118	15.0	11.5	8.7	6.5	100
20	SSS4A20S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	150	8.7	5.9	3.9	2.5	150
20	SSS5A20S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	183	15.4	11.1	7.9	5.5	150
25	SSS4A25S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	181	3.7	1.7	0.3	--	200
25	SSS5A25S	0.120	10-1/2	11	5	5	3/4 x 25 x 3	222	9.3	6.0	3.5	1.6	200
25	SSS6A25S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	284	9.9	6.1	3.5	1.2	200
30	SSS5A30S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	260	4.7	2.1	--	--	200
30	SSS5M30S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	392	10.4	6.4	3.5	1.5	200
30	SSS6A30S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	330	4.3	1.4	--	--	200
30	SSS6M30S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	489	19.0	13.0	8.7	5.6	200
35	SSS5M35S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	453	5.8	2.8	--	--	200
35	SSS6M35S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	564	12.8	7.2	3.7	1.0	200
35	SSS6X35S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	738	16.5	11.0	6.8	3.5	200
39	SSS6M39S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	618	7.3	3.0	--	--	300
39	SSS6X39S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	816	13.0	7.0	3.7	0.8	300

EFFECTIVE PROJECTED AREA (Two Feet Above Pole Top)

Mounting Height (Feet)	Catalog Number [1, 2]	Wall Thickness (Inches)	Base Square [3] (Inches)	Bolt Circle Diameter (Inches)	Anchor Bolt Projection [3] (Inches)	Shaft Size [3] (Inches)	Anchor Bolt Diameter x Length x Hook (Inches)	Net Weight (Pounds)	Maximum Effective Projected Area (Square Feet) [4]				Max. Fixture Load - Includes Bracket (Pounds)
MH			**S**	**BC**	**BP**	**B**	**D x AB x H**		**80 mph**	**90 mph**	**100 mph**	**110 mph**	
10	SSS4A10S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	85	23.0	17.5	14.0	11.0	100
15	SSS4A15S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	118	13.4	10.0	7.5	5.7	100
20	SSS4A20S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	150	7.6	5.2	3.4	2.1	150
20	SSS5A20S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	183	13.8	9.9	7.1	4.9	150
25	SSS4A25S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	181	3.4	1.6	0.3	--	200
25	SSS5A25S	0.120	10-1/2	11	5	5	3/4 x 25 x 3	222	8.5	5.5	3.2	1.5	200
25	SSS6A25S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	284	9.1	5.6	3.0	1.2	200
30	SSS5A30S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	260	1.8	--	--	--	200
30	SSS5M30S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	392	9.6	5.9	1.9	0.2	200
30	SSS6A30S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	330	4.1	1.3	--	--	200
30	SSS6M30S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	489	18.5	12.5	8.4	5.3	200
35	SSS5M35S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	453	5.5	2.4	--	--	200
35	SSS6M35S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	564	11.8	7.0	3.5	1.0	200
35	SSS6X35S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	738	16.0	10.5	6.4	3.4	200
39	SSS6M39S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	618	7.0	2.4	--	--	300
39	SSS6X39S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	816	12.0	6.7	3.0	0.5	300

NOTES:

1. Catalog number includes pole with hardware kit. Anchor bolts not included. Before installing, make sure proper anchor bolts and templates are obtained.
2. Tenon size or machining for rectangular arms must be specified. Hand hole position relative to drill location.
3. Shaft size, base square, anchor bolts and projections may vary slightly. All dimensions nominal.
4. EPAs based on shaft properties with wind normal to flat. EPAs calculated using base wind velocity as indicated plus 30% gust factor.

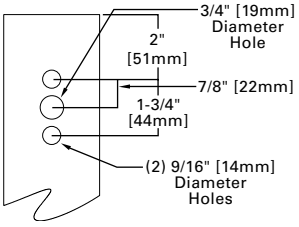
MAINTENANCE

Perform inspections periodically. A prudent inspection schedule would be: one week after installation, one month after installation, yearly after installation, and following any major wind event. During the inspection, check the poles for cracks. If cracks are detected, remedial action is required. Recheck anchor bolt torques and re-tighten according to the recommended torque values. Check for missing covers and pole caps and replace as necessary. Check the pole for corrosion and deterioration of the finish. Should there be corrosion or deterioration, take remedial action to correct.

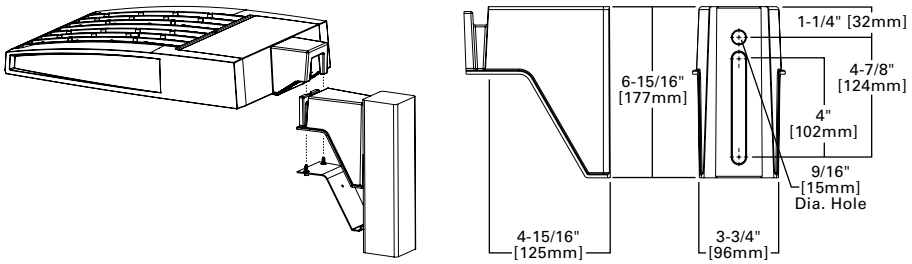
Mounting Details

Standard Arm (Drilling Pattern)

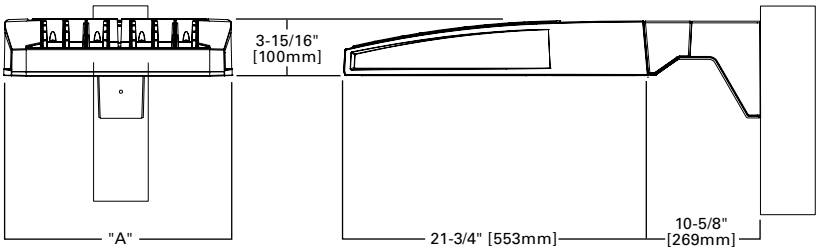
TYPE "N"



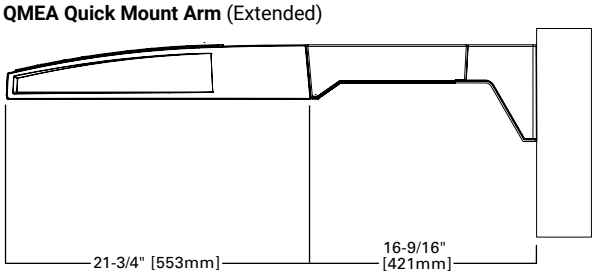
Quick Mount Arm (Includes fixture adapter)



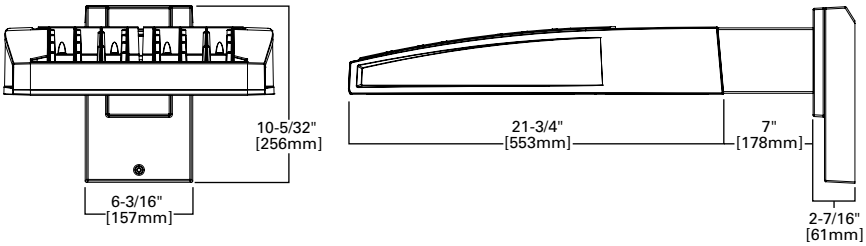
QM Quick Mount Arm (Standard)



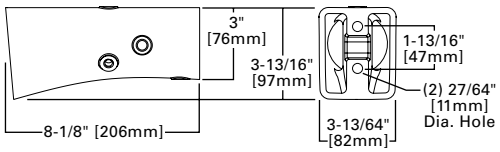
QMEA Quick Mount Arm (Extended)



Standard Wall Mount

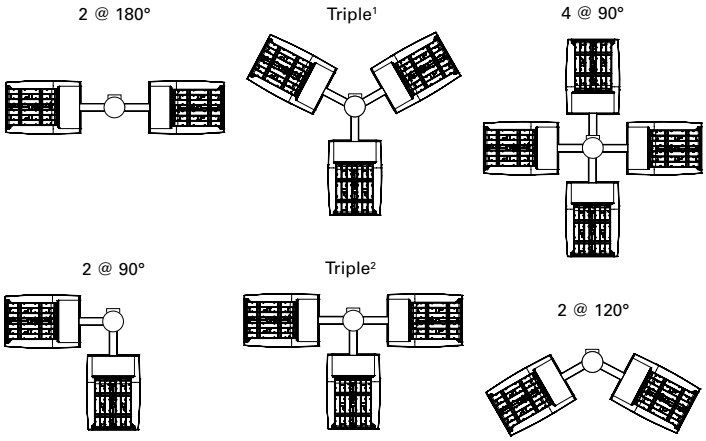


Mast Arm Mount



Arm Mounting Requirements

Number of Light Squares	Standard Arm @ 90° Apart	Standard Arm @ 120° Apart	Quick Mount Arm @ 90° Apart	Quick Mount Arm @ 120° Apart
1	Standard	Standard	QM Extended	Quick Mount
2	Standard	Standard	QM Extended	Quick Mount
3	Standard	Standard	QM Extended	Quick Mount
4	Standard	Standard	QM Extended	Quick Mount
5	Extended	Standard	QM Extended	Quick Mount
6	Extended	Standard	QM Extended	Quick Mount
7	Extended	Extended	--	Quick Mount
8	Extended	Extended	--	Quick Mount
9	Extended	Extended	--	--
10	Extended	Extended	--	--



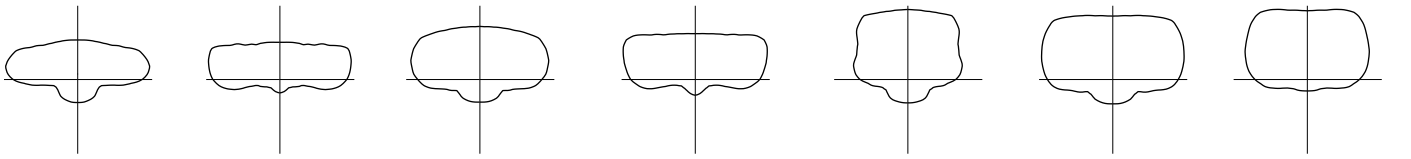
NOTES: 1 Round poles are 3 @ 120°. Square poles are 3 @ 90°. **2** Round poles are 3 @ 90°.

Fixture Weights and EPAs

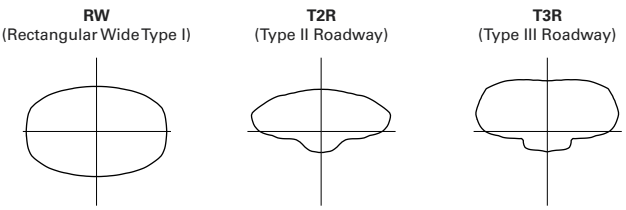
Number of Light Squares	Weight with Standard and Extended Arm (lbs.)	EPA with Standard and Extended Arm (Sq. Ft.)	Weight with Quick Mount Arm (lbs.)	EPA with Quick Mount Arm (Sq. Ft.)	Weight with Quick Mount Extended Arm (lbs.)	EPA with Quick Mount Extended Arm (Sq. Ft.)
1-4	33	0.96	35	1.11	38	1.11
5-6	44	1.00	46	1.11	49	1.11
7-8	54	1.07	56	1.11	--	--
9-10	63	1.12	--	--	--	--

Optical Distributions

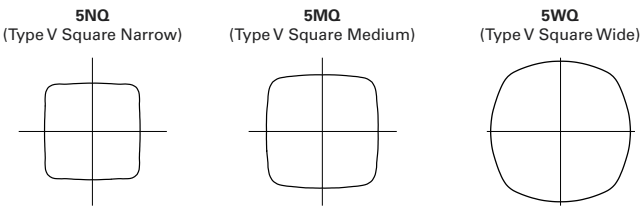
Asymmetric Area Distributions



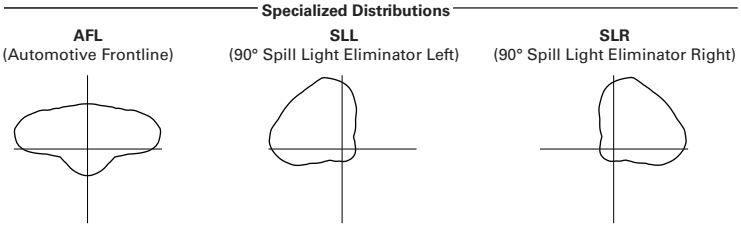
Asymmetric Roadway Distributions



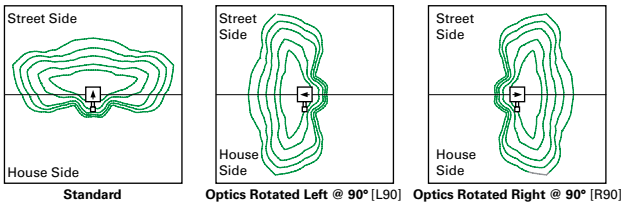
Symmetric Distributions



Specialized Distributions



Rotated Optics



Product Specifications

Construction

- Extruded aluminum driver enclosure
- Heavy-wall, die-cast aluminum end caps
- Die-cast aluminum heat sinks
- Patent pending interlocking housing and heat sink

Optics

- Patented, high-efficiency injection-molded AccuLED Optics technology
- 16 optical distributions
- 3 shielding options including HSS, GRS and PFS
- IDA Certified (3000K CCT and warmer only)

Electrical

- LED drivers are mounted to removable tray assembly for ease of maintenance
- Standard with 0-10V dimming
- Standard with Cooper Lighting Solutions proprietary circuit module designed to withstand 10kV of transient line surge
- Suitable for operation in -40°C to 40°C ambient environments. Optional 50°C high ambient (HA) configuration.

Mounting

- Standard extruded arm includes internal bolt guides and round pole adapter
- Extended arms (EA and QMEA) may be required in 90° or 120° pole mount configurations, see arm mounting requirements table
- Mast arm (MA) factory installed
- Wall mount (WM) option available
- Quick mount arm (QM and QMEA) includes pole adapter and factory installed fixture mount for fast installation to square or round poles

Finish

- Super housing durable TGIC polyester powder coat paint, 2.5 mil nominal thickness
- Heat sink is powder coated black
- RAL and custom color matches available
- Coastal Construction (CC) option available

Warranty

- Five year warranty

Energy and Performance Data

Lumen Maintenance (TM-21)

Drive Current	Ambient Temperature	25,000 hours*	50,000 hours*	60,000 hours*	100,000 hours**	Theoretical L70 hours**
Up to 1A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.7%	98.3%	98.1%	97.4%	> 1.9M
	50°C	98.2%	97.2%	96.8%	95.2%	> 851,000
1.2A	25°C	99.4%	99.0%	98.9%	98.3%	> 2.4M
	40°C	98.5%	97.9%	97.7%	96.7%	> 1.3M

* Supported by IES TM-21 standards
** Theoretical values represent estimations commonly used; however, refer to the IES position on LED Product Lifetime Prediction, IES PS-10-18, explaining proper use of IES TM-21 and LM-80.

Lumen Multiplier

Ambient Temperature	Lumen Multiplier
0°C	1.02
10°C	1.01
25°C	1.00
40°C	0.99
50°C	0.97

View GLEON IES files

Control Options

0-10V (DIM)
This fixture is offered standard with 0-10V dimming driver(s). The DIM option provides 0-10V dimming wire leads for use with a lighting control panel or other control method.

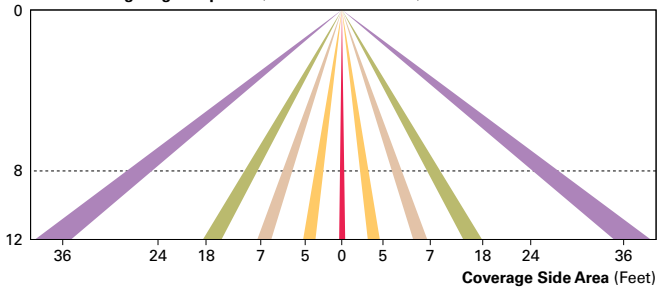
Photocontrol (BPC, PR and PR7)
Optional button-type photocontrol (BPC) and photocontrol receptacles (PR and PR7) provide a flexible solution to enable "dusk-to-dawn" lighting by sensing light levels. Advanced control systems compatible with NEMA 7-pin standards can be utilized with the PR7 receptacle.

After Hours Dim (AHD)
This feature allows photocontrol-enabled luminaires to achieve additional energy savings by dimming during scheduled portions of the night. The dimming profile will automatically take effect after a "dusk-to-dawn" period has been calculated from the photocontrol input. Specify the desired dimming profile for a simple, factory-shipped dimming solution requiring no external control wiring. Reference the After Hours Dim supplemental guide for additional information.

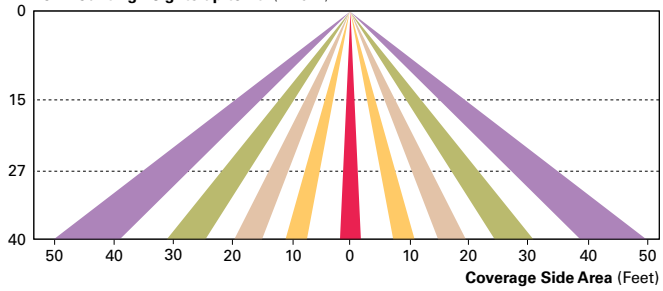
Dimming Occupancy Sensor (MS/DIM-LXX, MS/X-LXX and MS-LXX)
These sensors are factory installed in the luminaire housing. When the MS/DIM-LXX sensor option is selected, the occupancy sensor is connected to a dimming driver and the entire luminaire dims when there is no activity detected. When activity is detected, the luminaire returns to full light output. The MS/DIM sensor is factory preset to dim down to approximately 50 percent power with a time delay of five minutes. The MS-LXX sensor is factory preset to turn the luminaire off after five minutes of no activity. The MS/X-LXX is also preset for five minutes and only controls the specified number of light engines to maintain steady output from the remaining light engines.

These occupancy sensors includes an integral photocell that can be activated with the FSIR-100 accessory for "dusk-to-dawn" control or daylight harvesting - the factory preset is OFF. The FSIR-100 is a wireless tool utilized for changing the dimming level, time delay, sensitivity and other parameters. A variety of sensor lens are available to optimize the coverage. pattern for mounting heights from 8'-40'.

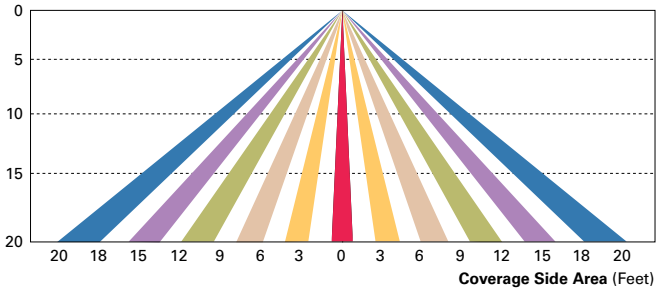
For mounting heights up to 8' (-L08 - Cutoff 8' to 24')



For mounting heights up to 40' (-L40W)

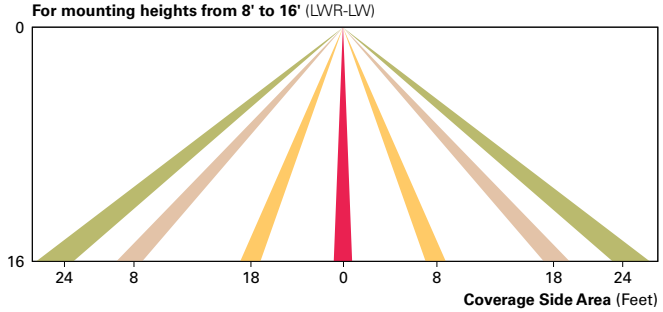


For mounting heights up to 20' (-L20)

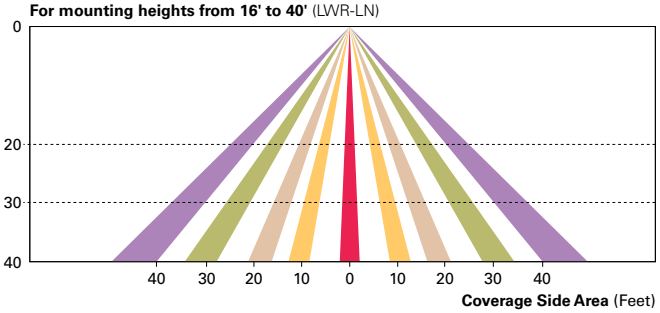


Enlighted Wireless Control and Monitoring System (LWR-LW and LWR-LN)
Enlighted is a connected lighting solution that combines a broad selection of energy-efficient LED luminaires with a powerful integrated wireless sensor system. The sensor controls the lighting system in compliance with the latest energy codes and collects valuable data about building performance and use. Software applications turn the granular data into information through energy dashboards and specialized apps that make it simple and help optimize the use of building resources, beyond lighting.

For mounting heights from 8' to 16' (LWR-LW)



For mounting heights from 16' to 40' (LWR-LN)



WaveLinx Wireless Outdoor Lighting Control Module (WOLC-7P-10A)
The 7-pin wireless outdoor lighting control module enables WaveLinx to control outdoor area, site and flood lighting. WaveLinx controls outdoor lighting using schedules to provide ON, OFF and dimming controls based on astronomic or time schedules based on a 7 day week.

LumenSafe Integrated Network Security Camera (LD)
Cooper Lighting Solutions brings ease of camera deployment to a whole new level. No additional wiring is needed beyond providing line power to the luminaire. A variety of networking options allows security integrators to design the optimal solution for active surveillance. As the ideal solution to meet the needs for active surveillance, the LumenSafe integrated network camera is a streamlined, outdoor-ready fixed dome that provides HDTV 1080p video. This IP camera is optimally designed for deployment in the video management system or security software platform of choice.

Synapse (DIM10)
SimplySNAP integrated wireless controls system by Synapse. Includes factory installed DIM10 Synapse control module and MS/DC motion sensor; requires additional Synapse system components for operation. Contact Synapse at www.synapsewireless.com for product support, warranty and terms and conditions.

Cooper Lighting Solutions
1121 Highway 74 South
Peachtree City, GA 30269
P: 770-486-4800
www.cooperlighting.com

Project	Huntley Development	**Catalog #**	GWC-SA2B-740-U-T4FT-WH	**Type**	F
Prepared by		**Notes**		**Date**	04/09/21

McGraw-Edison

GWC Galleon Wall

Wall Mount Luminaire

Typical Applications

Exterior Wall • Walkway

Interactive Menu

Product Certifications

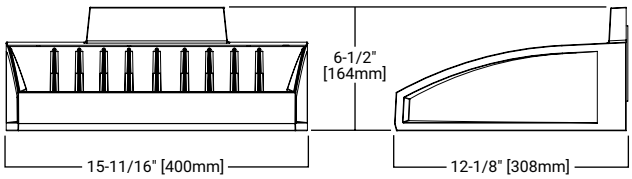
Quick Facts

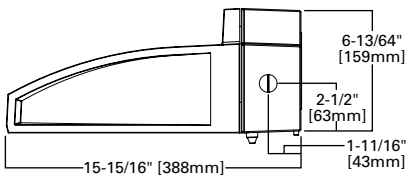
- Choice of thirteen high-efficiency, patented AccuLED Optics™
- Downward and inverted wall mounting configurations
- Eight lumen packages from 3,215 up to 17,056
- Efficacies up to 154 lumens per watt

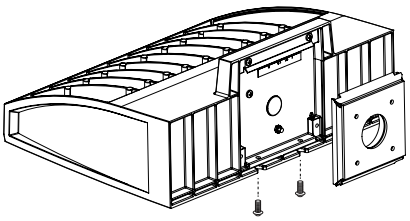
Connected Systems

- WaveLinx
- Enlighted

Dimensional Details







Ordering Information

SAMPLE NUMBER: **GWC-SA2C-740-U-T4FT-GM**

Product Family [1]	Light Engine		Color Temperature	Voltage	Distribution	Finish
	Configuration	Drive Current				
GWC=Galleon Wall	**SA1**=1 Square **SA2**=2 Squares [2]	**A**=615mA **B**=800mA **C**=1000mA **D**=1200mA [4]	**722**=70CRI, 2200K **727**=70CRI, 2700K **730**=70CRI, 3000K **735**=70CRI, 3500K **740**=70CRI, 4000K **750**=70CRI, 5000K **760**=70CRI, 6000K **827**=80CRI, 2700K **830**=80CRI, 3000K **AMB**=Amber, 590nm [3, 4]	**U**=120-277V **1**=120V **2**=208V **3**=240V **4**=277V **8**=480V [6,7] **9**=347V [6]	**T2**=Type II **T3**=Type III **T4FT**=Type IV Forward Throw **T4W**=Type IV Wide **SL2**=Type II w/Spill Control **SL3**=Type III w/Spill Control **SL4**=Type IV w/Spill Control **SLL**=90° Spill Light Eliminator Left **SLR**=90° Spill Light Eliminator Right **RW**=Rectangular Wide Type I **5NQ**=Type V Square Narrow **5MQ**=Type V Square Medium **5WQ**=Type V Square Wide	**AP**=Grey **BZ**=Bronze **BK**=Black **DP**=Dark Platinum **GM**=Graphite Metallic **WH**=White

Options (Add as Suffix)	**Controls and Systems Options** (Add as Suffix)	**Accessories** (Order Separately)
F=Single Fused (120, 277 or 347V. Must Specify Voltage) **FF**=Double Fused (208, 240 or 480V. Must Specify Voltage) **10K**=10kV Surge Module **20K**=20kV UL 1449 Fused Surge Protective Device **DIM**=External 0-10V Dimming Leads [9, 10] **CBP**=Battery Pack with Back Box, Cold Weather Rated [2, 4, 14, 33] **CBP-CEC**=Battery Pack with Back Box, Cold Weather Rated, CEC compliant [2, 4, 14] **L90**=Optics Rotated 90° Left **R90**=Optics Rotated 90° Right **HSS**=Factory Installed House Side Shield [23] **GRSBK**=Factory Installed Glare Shield, BK [4, 27] **GRSWH**=Factory Installed Glare Shield, WH [4, 27] **UPL**=Uplight Housing [13] **HA**=50°C High Ambient [12] **LCF**=Light Square Trim Plate Painted to Match Housing [22] **MT**=Factory Installed Mesh Top **CC**=Coastal Construction finish [5] **CE**=CE Marking and Small Terminal Block [24] **AHD145**=After Hours Dim, 5 Hours [16] **AHD245**=After Hours Dim, 6 Hours [16] **AHD255**=After Hours Dim, 7 Hours [16] **AHD355**=After Hours Dim, 8 Hours [16] **DALI**=DALI Driver [11]	**BPC**=Button Type Photocontrol (120, 208, 240 or 277V. Must Specify Voltage) **PR**=NEMA 3-PIN Twistlock Photocontrol Receptacle **PR7**=NEMA 7-PIN Twistlock Photocontrol Receptacle [15] **MS-LXX**=Motion Sensor for On/Off Operation [17, 18, 19] **MS/DIM-LXX**=Motion Sensor for Dimming Operation [17, 18, 19] **ZW**=WaveLinx-enabled 4-PIN Twistlock Receptacle [29, 30] **ZD**=WaveLinx Module with DALI driver and 4-PIN Receptacle [29, 30] **SWPD4XX**=WaveLinx Sensor Only, 7'-15' [31, 32] **SWPD5XX**=WaveLinx Sensor Only, 15'-40' [31, 32] **WOBXX**=WaveLinx Sensor with Bluetooth, 7'-15' [31, 32] **WOFXX**=WaveLinx Sensor with Bluetooth, 15'-40' [31, 32] **LWR-LW**=Enlighted Wireless Sensor, Wide Lens for 8'-16' Mounting Height [19, 20, 21] **LWR-LN**=Enlighted Wireless Sensor, Narrow Lens for 16'-40' Mounting Height [19, 20, 21]	**OA/RA1013**=Photocontrol Shorting Cap [28] **OA/RA1016**=NEMA Photocontrol - Multi-Tap 105-285V [28] **OA/RA1201**=NEMA Photocontrol - 347V [28] **OA/RA1027**=NEMA Photocontrol - 480V [28] **MA1252**=10kV Circuit Module Replacement **MA1059XX**=Thru-branch Back Box (Must Specify Color) **LS/HSS**=Field Installed House Side Shield [23, 25] **LS/GRSBK**=Glare Shield, Black [8, 25, 27] **LS/GRSWH**=Glare Shield, White [8, 25, 27] **LS/PFS**=Perimeter Shield, Black **FSIR-100**=Wireless Configuration Tool for Occupancy Sensor [17] **WOLC-7P-10A**=WaveLinx Outdoor Control Module (7-pin) [26, 29] **SWPD4-XX**=Wavelinx Wireless Sensor, 7' – 15' Mounting Height [29, 30, 31, 32] **SWPD5-XX**=Wavelinx Wireless Sensor, 15' – 40' Mounting Height [29, 30, 31, 32]

NOTES:

1. DesignLight Consortium® Qualified. Refer to www.designlights.org, Qualified Products List under Family Models for details.
2. Two light squares with CBP options limited to 25°C. Not available in combination with sensor options at 1200mA.
3. Narrow-band 590nm +/- 5nm for wildlife and observatory use. Choose drive current A; supplied at 500mA drive current only. Available with 5WQ, 5MQ, SL2, SL3 and SL4 distributions. Can be used with HSS option.
4. Not available with HA option.
5. Coastal construction finish salt spray tested to over 5,000-hours per ASTM B117, with a scribe rating of 9 per ASTM D1654.
6. Require the use of a step down transformer. Not available in combination with sensor options at 1200mA.
7. 480V must use Wye system only. Per NEC, not for use with ungrounded systems, impedance grounded systems or corner grounded systems (commonly known as Three Phase Three Wire Delta, Three Phase High Leg Delta and Three Phase Corner Grounded Delta systems).
8. Reserved.
9. Cannot be used with other control options.
10. Low voltage control leads extended 18" from fixture.
11. Not available in 1200mA. When used with CBP or HA options, only available with single light square.
12. Not available in 1200mA, UPL or CBP options. Available with single light square.
13. Not available with SL2, SL3, SL4, HA, CBP, PR or PR7 options.
14. Operates a single light square only. Operates at -20°C to +40°C. Backbox is non-IP rated. Control option limited to BPC.
15. Compatible with standard 3-PIN photocontrols, 5-PIN or 7-PIN ANSI controls.
16. Requires the use of BPC photocontrol or the PR7 or PR photocontrol receptacle with photocontrol accessory. See After Hours Dim supplemental guide for additional information.
17. The FSIR-100 configuration tool is required to adjust parameters such as high and low modes, sensitivity, time delay and cutoff. Consult your lighting representative at Cooper Lighting Solutions for more information.
18. Replace LXX with L08 (<8' mounting), L20 (8'-20' mounting) or L40W (21'-40' mounting.)
19. Includes integral photosensor.
20. Enlighted wireless sensors are factory installed requiring network components in appropriate quantities.
21. Bronze sensor is shipped with Bronze fixtures. White sensor shipped on all other housing color options.
22. Not available with HSS or GRS options.
23. Not for use with 5NQ, 5MQ, 5WQ or RW optics. The light square trim plate is painted black when the HSS option is selected.
24. CE is not available with the 1200, DALI, LWR, MS, MS/DIM, BPC, PR or PR7 options. Available in 120-277V only.
25. One required for each light square.
26. Requires PR7.
27. Not for use with T4FT, T4W or SL4 optics.
29. Cannot be used in conjunction with additional photocontrol or other controls systems (BPC, PR, PR7, MS, LWR).
30. WAC Gateway required to enable field-configurability: Order WAC-PoE and WPOE-120 (10V to PoE injector) power supply if needed.
31. Requires ZW or ZD receptacle.
32. Replace XX with sensor color (WH, BZ, or BK).
33. Specify 120V or 277V.

Product Specifications

Construction

- Driver enclosure thermally isolated from optics for optimal thermal performance
- Die-cast aluminum heat sinks
- IP66 rated housing
- 1.5G vibration rated

Optics

- Patented, high-efficiency injection-molded AccuLED Optics technology
- 13 optical distributions
- IDA Certified (3000K CCT and warmer only)

Electrical

- LED driver assembly mounted for ease of maintenance
- Standard with 0-10V dimming
- Optional 10kV or 20kV surge module
- Suitable for operation in -40C to 40C ambient environments. Optional 50C high ambient (HA) configuration.

Mounting

- Gasketed and zinc plated rigid steel mounting attachment
- "Hook-N-Lock" mechanism for easy installation

Finish

- Housing finished in super durable TGIC polyester powder coat paint, 2.5 mil nominal thickness
- Heat sink is powder coated black
- RAL and custom color matches available
- Coastal Construction (CC) option available

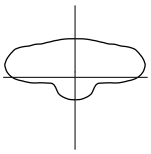
Warranty

- Five-year warranty

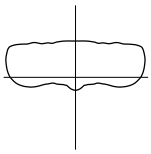
Optical Distributions

Asymmetric Area Distributions

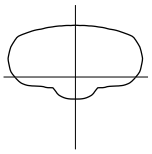
T2 (Type II)



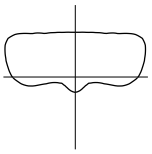
SL2 (Type II with Spill Control)



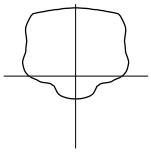
T3 (Type III)



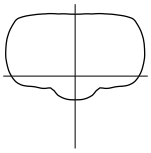
SL3 (Type III with Spill Control)



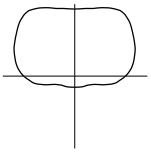
T4FT (Type IV Forward Throw)



T4W (Type IV Wide)

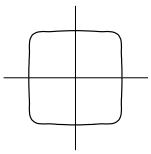


SL4 (Type IV with Spill Control)

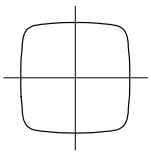


Symmetric Distributions

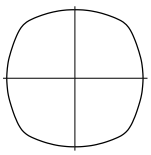
5NQ (Type V Square Narrow)



5MQ (Type V Square Medium)

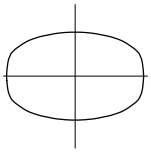


5WQ (Type V Square Wide)

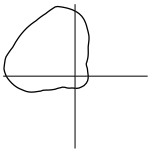


Specialized Distributions

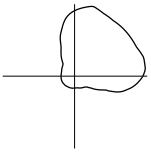
RW (Rectangular Wide Type I)



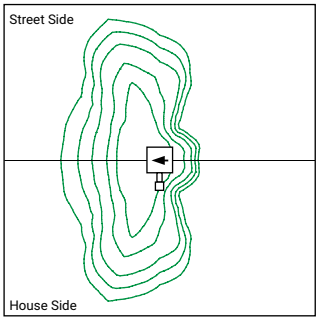
SLL (90° Spill Light Eliminator Left)



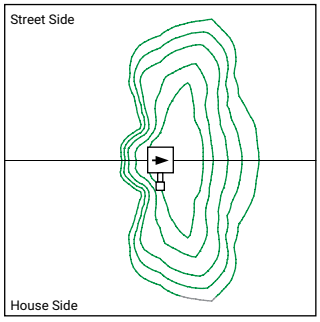
SLR (90° Spill Light Eliminator Right)



Optic Orientation



Optics Rotated Left @ 90° [L90]



Optics Rotated Right @ 90° [R90]

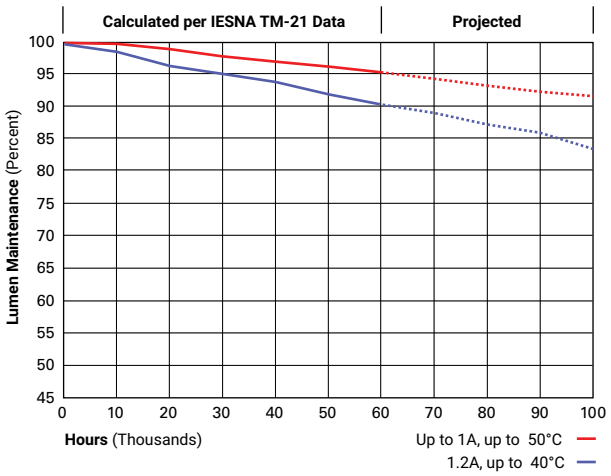
Energy and Performance Data

Lumen Multiplier

Ambient Temperature	Lumen Multiplier
0°C	1.02
10°C	1.01
25°C	1.00
40°C	0.99
50°C	0.97

Lumen Maintenance

Drive Current	Ambient Temperature	TM-21 Lumen Maintenance (60,000 Hours)	Projected L70 (Hours)
Up to 1A	Up to 50°C	> 95%	> 416,000
1.2A	Up to 40°C	> 90%	> 205,000



Energy and Performance Data

View GWC Galleon Wall IES files

4000K/5000K/6000K CCT, 70 CRI

Number of Light Squares		1				2			
Drive Current		615mA	800mA	1050mA	1.2A	615mA	800mA	1050mA	1.2A
Nominal Power (Watts)		34	44	59	67	66	86	113	129
Input Current @ 120V (A)		0.30	0.39	0.51	0.58	0.58	0.77	1.02	1.16
Input Current @ 208V (A)		0.17	0.22	0.29	0.33	0.34	0.44	0.56	0.63
Input Current @ 240V (A)		0.15	0.19	0.26	0.29	0.30	0.38	0.48	0.55
Input Current @ 277V (A)		0.14	0.17	0.23	0.25	0.28	0.36	0.42	0.48
Input Current @ 347V (A)		0.11	0.15	0.17	0.20	0.19	0.24	0.32	0.39
Input Current @ 480V (A)		0.08	0.11	0.14	0.15	0.15	0.18	0.24	0.30
Optics									
T2	Lumens	4,883	5,989	7,412	8,131	9,543	11,703	14,485	15,891
	BUG Rating	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G3	B2-U0-G3
	Lumens per Watt	144	136	126	121	145	136	128	123
T3	Lumens	4,978	6,105	7,556	8,288	9,729	11,929	14,764	16,196
	BUG Rating	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G3
	Lumens per Watt	146	139	128	124	147	139	131	126
T4FT	Lumens	5,008	6,140	7,599	8,337	9,783	11,998	14,850	16,290
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G3	B1-U0-G3	B2-U0-G3	B2-U0-G3	B2-U0-G3	B2-U0-G3
	Lumens per Watt	147	140	129	124	148	140	131	126
T4W	Lumens	4,942	6,060	7,502	8,229	9,658	11,843	14,658	16,080
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G3	B3-U0-G3
	Lumens per Watt	145	138	127	123	146	138	130	125
SL2	Lumens	4,874	5,979	7,399	8,117	9,528	11,684	14,461	15,863
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G3	B2-U0-G3	B2-U0-G3	B2-U0-G3	B3-U0-G3
	Lumens per Watt	143	136	125	121	144	136	128	123
SL3	Lumens	4,976	6,104	7,555	8,287	9,727	11,927	14,763	16,194
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G3	B1-U0-G3	B2-U0-G3	B2-U0-G3	B2-U0-G3
	Lumens per Watt	146	139	128	124	147	139	131	126
SL4	Lumens	4,729	5,799	7,178	7,873	9,239	11,333	14,025	15,387
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G3	B1-U0-G3	B1-U0-G3	B1-U0-G3	B2-U0-G4	B2-U0-G4
	Lumens per Watt	139	132	122	118	140	132	124	119
5NQ	Lumens	5,134	6,296	7,793	8,547	10,033	12,303	15,226	16,704
	BUG Rating	B2-U0-G1	B2-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G2	B3-U0-G2
	Lumens per Watt	151	143	132	128	152	143	135	129
5MQ	Lumens	5,228	6,412	7,935	8,705	10,216	12,529	15,508	17,011
	BUG Rating	B3-U0-G1	B3-U0-G1	B3-U0-G2	B3-U0-G2	B3-U0-G2	B4-U0-G2	B4-U0-G2	B4-U0-G2
	Lumens per Watt	154	146	134	130	155	146	137	132
5WQ	Lumens	5,242	6,428	7,956	8,728	10,244	12,563	15,548	17,056
	BUG Rating	B3-U0-G1	B3-U0-G2	B3-U0-G2	B3-U0-G2	B4-U0-G2	B4-U0-G2	B4-U0-G2	B4-U0-G2
	Lumens per Watt	154	146	135	130	155	146	138	132
SLL/SLR	Lumens	4,373	5,365	6,640	7,283	8,547	10,481	12,973	14,231
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G3	B1-U0-G3	B2-U0-G3	B2-U0-G3	B2-U0-G3
	Lumens per Watt	129	122	113	109	130	122	115	110
RW	Lumens	5,087	6,238	7,721	8,472	9,941	12,190	15,088	16,553
	BUG Rating	B2-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G2	B4-U0-G2	B4-U0-G2
	Lumens per Watt	150	142	131	126	151	142	134	128

* Nominal lumen data for 70 CRI. BUG rating for 4000K/5000K. Refer to IES files for 3000K BUG ratings.

3000K CCT, 80 CRI

Number of Light Squares		1				2			
Drive Current		615mA	800mA	1050mA	1.2A	615mA	800mA	1050mA	1.2A
Nominal Power (Watts)		34	44	59	67	66	86	113	129
Input Current @ 120V (A)		0.30	0.39	0.51	0.58	0.58	0.77	1.02	1.16
Input Current @ 208V (A)		0.17	0.22	0.29	0.33	0.34	0.44	0.56	0.63
Input Current @ 240V (A)		0.15	0.19	0.26	0.29	0.30	0.38	0.48	0.55
Input Current @ 277V (A)		0.14	0.17	0.23	0.25	0.28	0.36	0.42	0.48
Input Current @ 347V (A)		0.11	0.15	0.17	0.20	0.19	0.24	0.32	0.39
Input Current @ 480V (A)		0.08	0.11	0.14	0.15	0.15	0.18	0.24	0.30
Optics									
T2	Lumens	3,880	4,759	5,890	6,461	7,583	9,300	11,510	12,628
	BUG Rating	B1-U0-G1	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G3
	Lumens per Watt	114	108	100	96	115	108	102	98
T3	Lumens	3,956	4,851	6,004	6,586	7,731	9,479	11,732	12,870
	BUG Rating	B1-U0-G1	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2
	Lumens per Watt	116	110	102	98	117	110	104	100
T4FT	Lumens	3,980	4,879	6,038	6,625	7,774	9,534	11,800	12,945
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G3	B2-U0-G3	B2-U0-G3	B2-U0-G3
	Lumens per Watt	117	111	102	99	118	111	104	100
T4W	Lumens	3,927	4,816	5,961	6,539	7,675	9,411	11,648	12,778
	BUG Rating	B1-U0-G1	B1-U0-G2	B1-U0-G2	B1-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G3
	Lumens per Watt	116	109	101	98	116	109	103	99
SL2	Lumens	3,873	4,751	5,880	6,450	7,571	9,285	11,491	12,605
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G3	B2-U0-G3	B2-U0-G3	B2-U0-G3
	Lumens per Watt	114	108	100	96	115	108	102	98
SL3	Lumens	3,954	4,851	6,004	6,585	7,729	9,478	11,731	12,868
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G3	B2-U0-G3	B2-U0-G3
	Lumens per Watt	116	110	102	98	117	110	104	100
SL4	Lumens	3,758	4,608	5,704	6,256	7,342	9,006	11,145	12,227
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G3	B1-U0-G3	B1-U0-G3	B1-U0-G3	B1-U0-G3
	Lumens per Watt	111	105	97	93	111	105	99	95
5NQ	Lumens	4,080	5,003	6,193	6,792	7,973	9,776	12,099	13,274
	BUG Rating	B2-U0-G0	B2-U0-G1	B2-U0-G1	B2-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G2
	Lumens per Watt	120	114	105	101	121	114	107	103
5MQ	Lumens	4,154	5,095	6,305	6,917	8,118	9,956	12,323	13,518
	BUG Rating	B2-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G2	B3-U0-G2	B4-U0-G2	B4-U0-G2
	Lumens per Watt	122	116	107	103	123	116	109	105
5WQ	Lumens	4,166	5,108	6,322	6,936	8,140	9,983	12,355	13,553
	BUG Rating	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G2	B3-U0-G2	B4-U0-G2	B4-U0-G2	B4-U0-G2
	Lumens per Watt	123	116	107	104	123	116	109	105
SLL/SLR	Lumens	3,475	4,263	5,276	5,787	6,792	8,329	10,309	11,309
	BUG Rating	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G2	B1-U0-G3	B1-U0-G3	B2-U0-G3	B2-U0-G3
	Lumens per Watt	102	97	89	86	103	97	91	88
RW	Lumens	4,042	4,957	6,135	6,732	7,900	9,687	11,990	13,154
	BUG Rating	B2-U0-G1	B2-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G1	B3-U0-G2	B3-U0-G2
	Lumens per Watt	119	113	104	100	120	113	106	102

Control Options

0-10V This fixture is offered standard with 0-10V dimming driver(s). The DIM option provides 0-10V dimming wire leads for use with a lighting control panel or other control method.

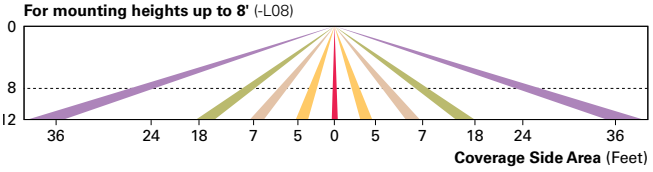
Photocontrol (BPC, PR, and PR7) Optional button-type photocontrol (BPC) and photocontrol receptacles (PR and PR7) provide a flexible solution to enable "dusk-to-dawn" lighting by sensing light levels. Advanced control systems compatible with NEMA 7-pin standards can be utilized with the PR7 receptacle.

After Hours Dim (AHD) This feature allows photocontrol-enabled luminaires to achieve additional energy savings by dimming during scheduled portions of the night. The dimming profile will automatically take effect after a "dusk-to-dawn" period has been calculated from the photocontrol input. Specify the desired dimming profile for a simple, factory-shipped dimming solution requiring no external control wiring. Reference the After Hours Dim supplemental guide for additional information.

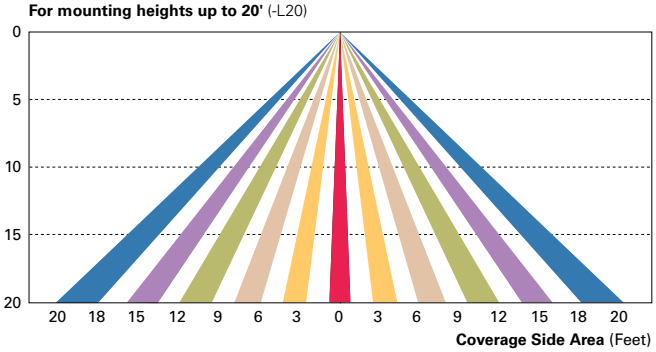
Dimming Occupancy Sensor (MS/DIM-LXX and MS-LXX) These sensors are factory installed in the luminaire housing. When the MS/DIM-LXX sensor option is selected, the occupancy sensor is connected to a dimming driver and the entire luminaire dims when there is no activity detected. When activity is detected, the luminaire returns to full light output. The MS/DIM sensor is factory preset to dim down to approximately 50 percent power with a time delay of five minutes. The MS-LXX sensor is factory preset to turn the luminaire off after five minutes of no activity. The MS/X-LXX is also preset for five minutes and only controls the specified number of light engines to maintain steady output from the remaining light engines.

These occupancy sensors includes an integral photocell that can be activated with the FSIR-100 accessory for "dusk-to-dawn" control or daylight harvesting - the factory preset is OFF. The FSIR-100 is a wireless tool utilized for changing the dimming level, time delay, sensitivity and other parameters. A variety of sensor lens are available to optimize the coverage pattern for mounting heights from 8'-40'.

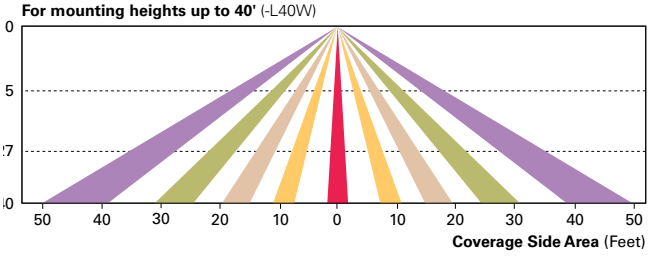
For mounting heights up to 8' (-L08)



For mounting heights up to 20' (-L20)

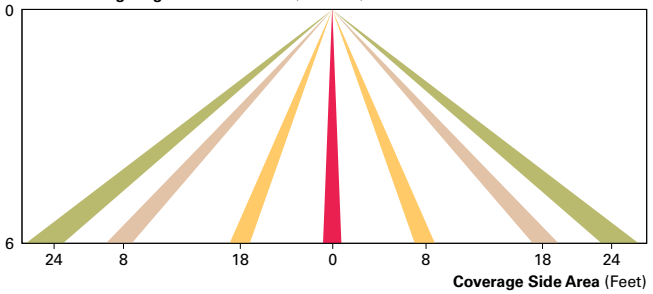


For mounting heights up to 40' (-L40W)

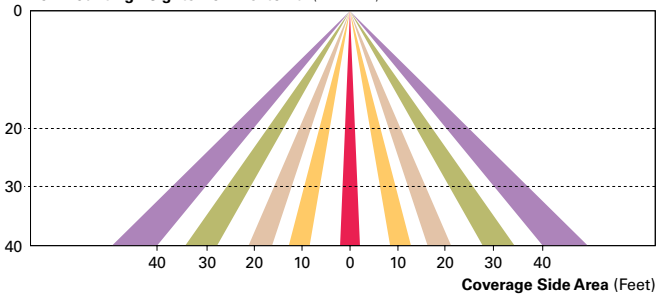


Enlighted Wireless Control and Monitoring System (LWR-LW and LWR-LN) The Enlighted control system is a connected lighting solution, combining LED luminaires with an integrated wireless sensor system. The sensor controls the lighting system in compliance with the latest energy codes while collecting valuable data about building performance and use. Software applications utilizing energy dashboards maximize data inputs to help optimize the use of other resources beyond lighting.

For mounting heights from 8' to 16' (LWR-LW)



For mounting heights from 16' to 40' (LWR-LN)

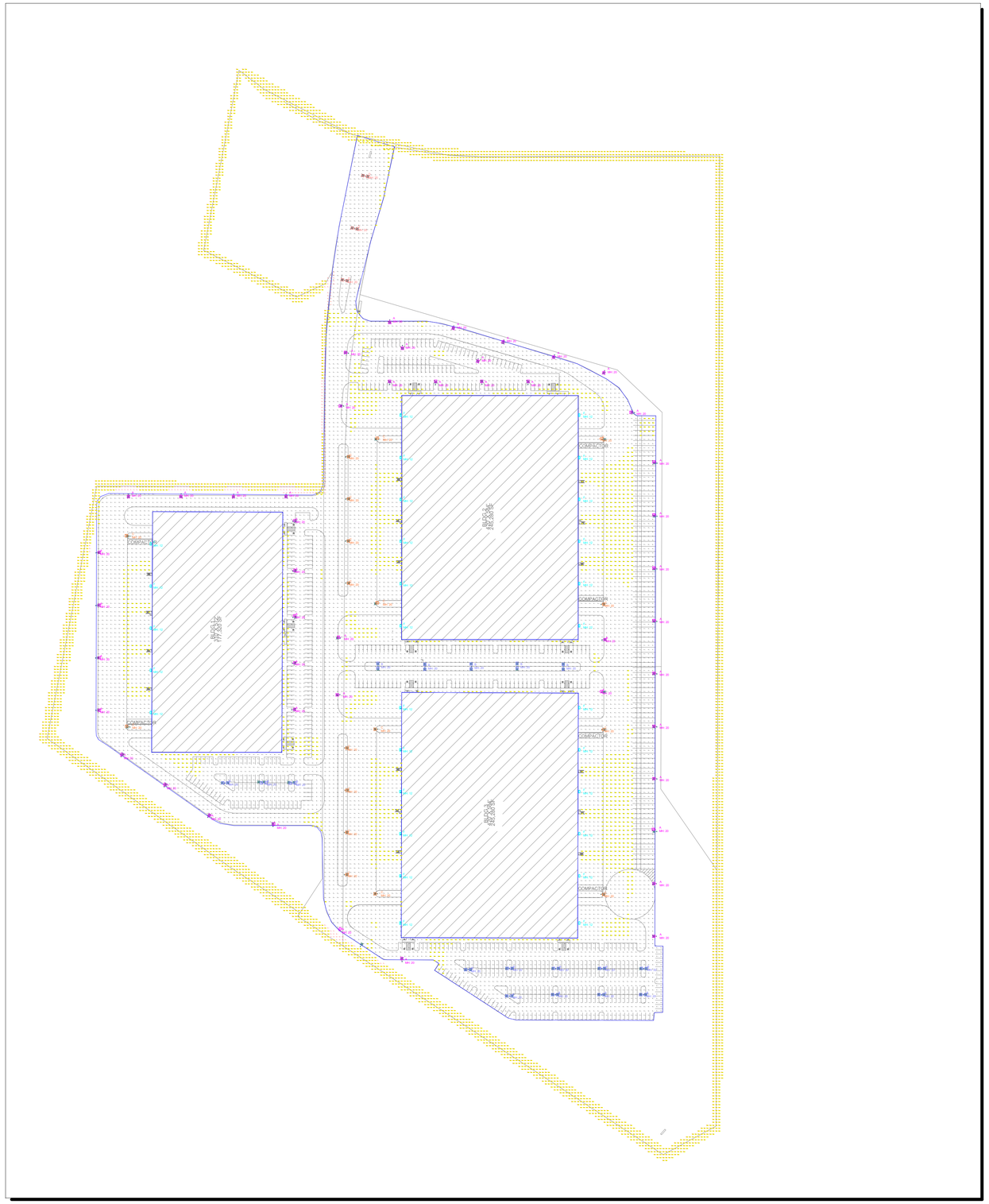


WaveLinx Wireless Outdoor Lighting Control Module (WOLC-7P-10A) The 7-pin wireless outdoor lighting control module enables WaveLinx to control outdoor area, site and flood lighting. WaveLinx controls outdoor lighting using schedules to provide ON, OFF and dimming controls based on astronomic or time schedules based on a 7 day week.

Cooper Lighting Solutions
1121 Highway 74 South
Peachtree City, GA 30269
P: 770-486-4800
www.cooperlighting.com

Luminaire Schedule			
Symbol	Tag	Qty	Description
	A	47	GLEON-SA4B-740-U-T4W
	B	17	GLEON-SA4B-740-U-T4W
	C	18	GLEON-SA4C-740-U-5MQ
	D	3	GLEON-SA4B-740-U-T2
	F	29	GWC-SA2B-740-U-T4FT

Calculation Summary				
Label	Avg	Max	Min	Max/Min
PARKING_Planar	2.36	14.3	0.1	143.00
PROPERTY LINE	0.10	5.6	0.0	N.A.



FORCE PARTNERS

#	Date	Comments
Revisions		

Drawn By: BOSM
Checked By:
Date:5/26/2021
Scale:

HUNTLEY PARKING

Luminaire Schedule			
Symbol	Tag	Qty	Description
	A	47	GLEON-SA4B-740-U-T4W
	B	17	GLEON-SA4B-740-U-T4W
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Calculation Summary				
Label	Avg	Max	Min	Max/Min
PARKING_Planar	2.36	14.3	0.1	143.00

FORCE PARTNERS

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Revisions

Drawn By: BOSM
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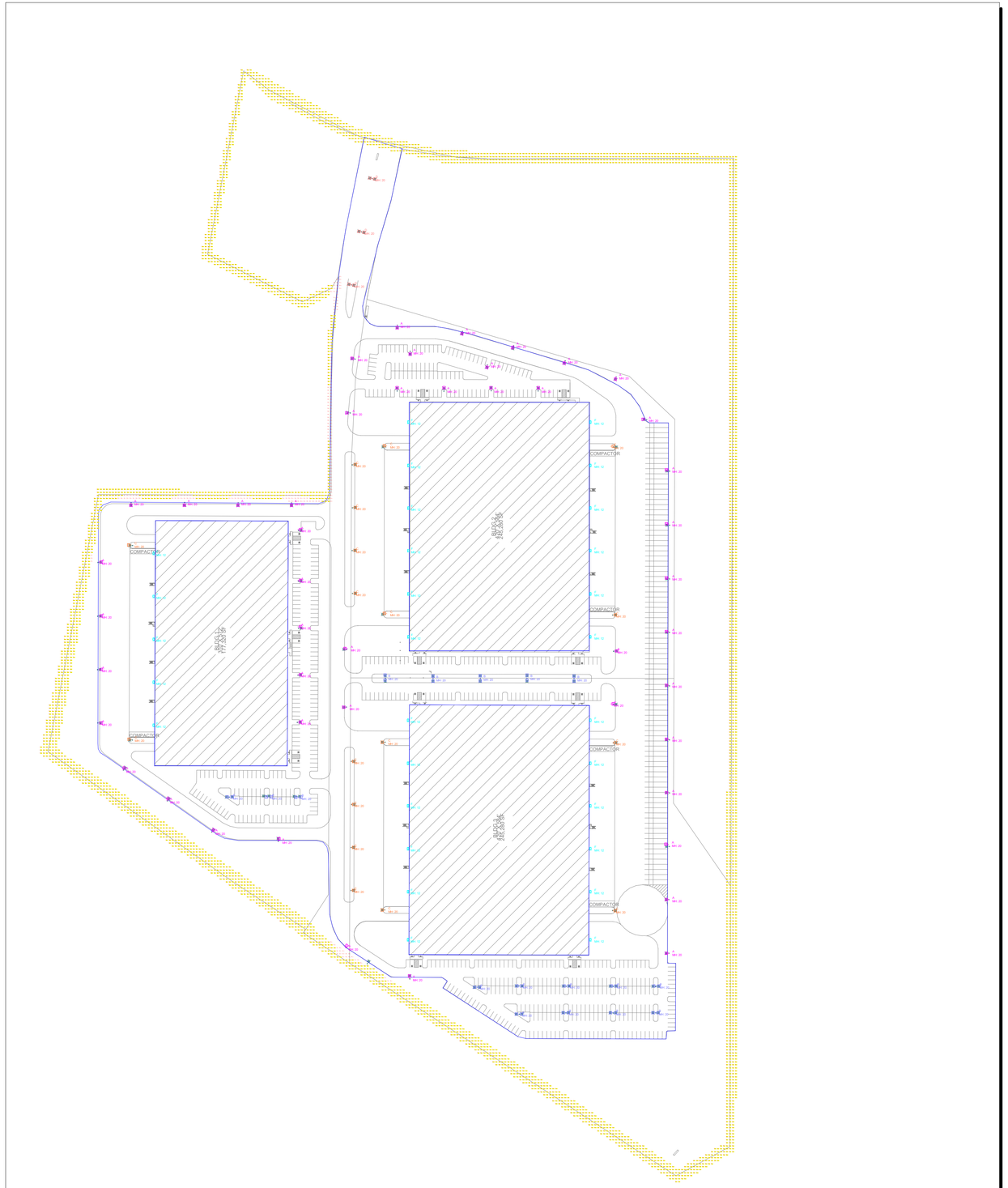
Scale:

HUNTLEY PARKING

Luminaire Schedule			
Symbol	Tag	Qty	Description
	A	47	GLEON-SA4B-740-U-T4W
	B	17	GLEON-SA4B-740-U-T4W
	C	18	GLEON-SA4C-740-U-5MQ
	D	3	GLEON-SA4B-740-U-T2
	F	29	GWC-SA2B-740-U-T4FT

Calculation Summary				
Label	Avg	Max	Min	Max/Min
PROPERTY LINE	0.10	5.6	0.0	N.A.



FORCE PARTNERS

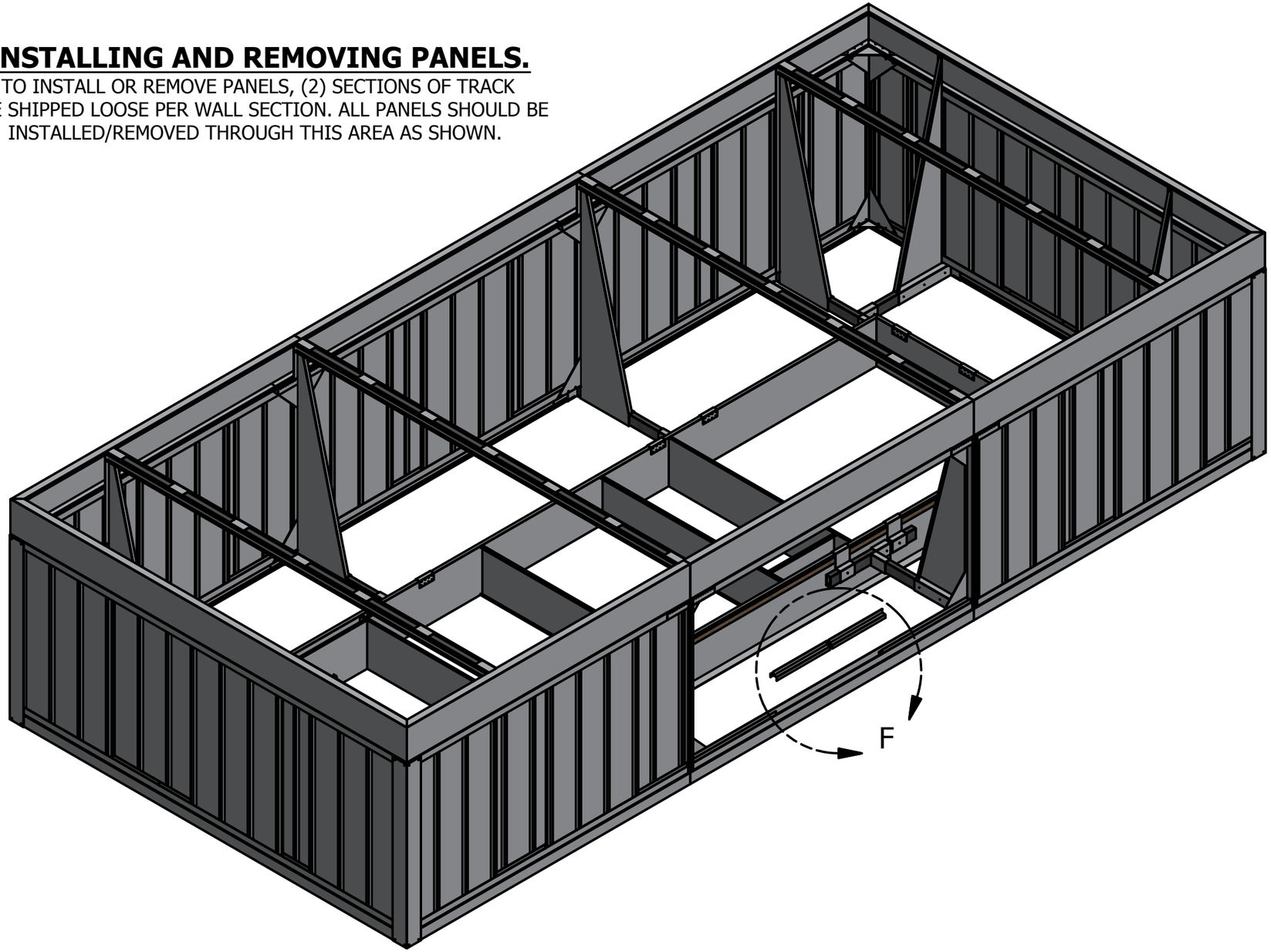
Revisions		
#	Date	Comments

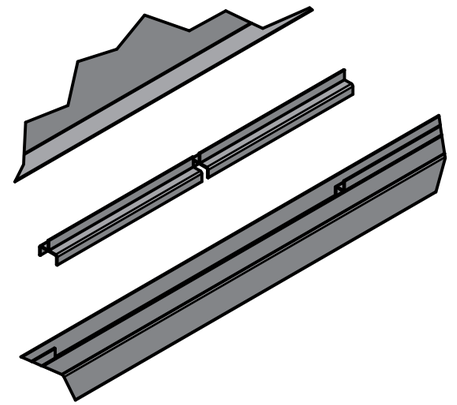
Drawn By: BOSM
Checked By:
Date:5/26/2021
Scale:

HUNTLEY PARKING

INSTALLING AND REMOVING PANELS.

TO INSTALL OR REMOVE PANELS, (2) SECTIONS OF TRACK ARE SHIPPED LOOSE PER WALL SECTION. ALL PANELS SHOULD BE INSTALLED/REMOVED THROUGH THIS AREA AS SHOWN.



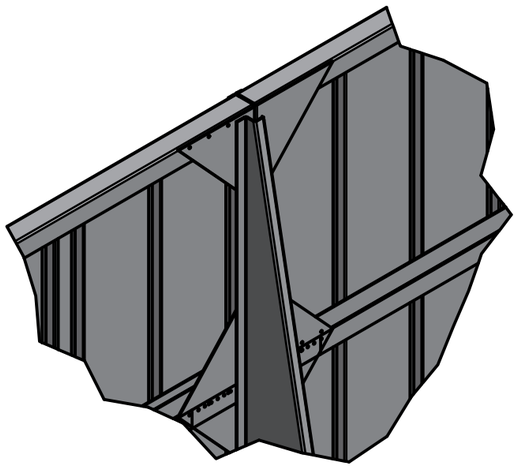


DETAIL F

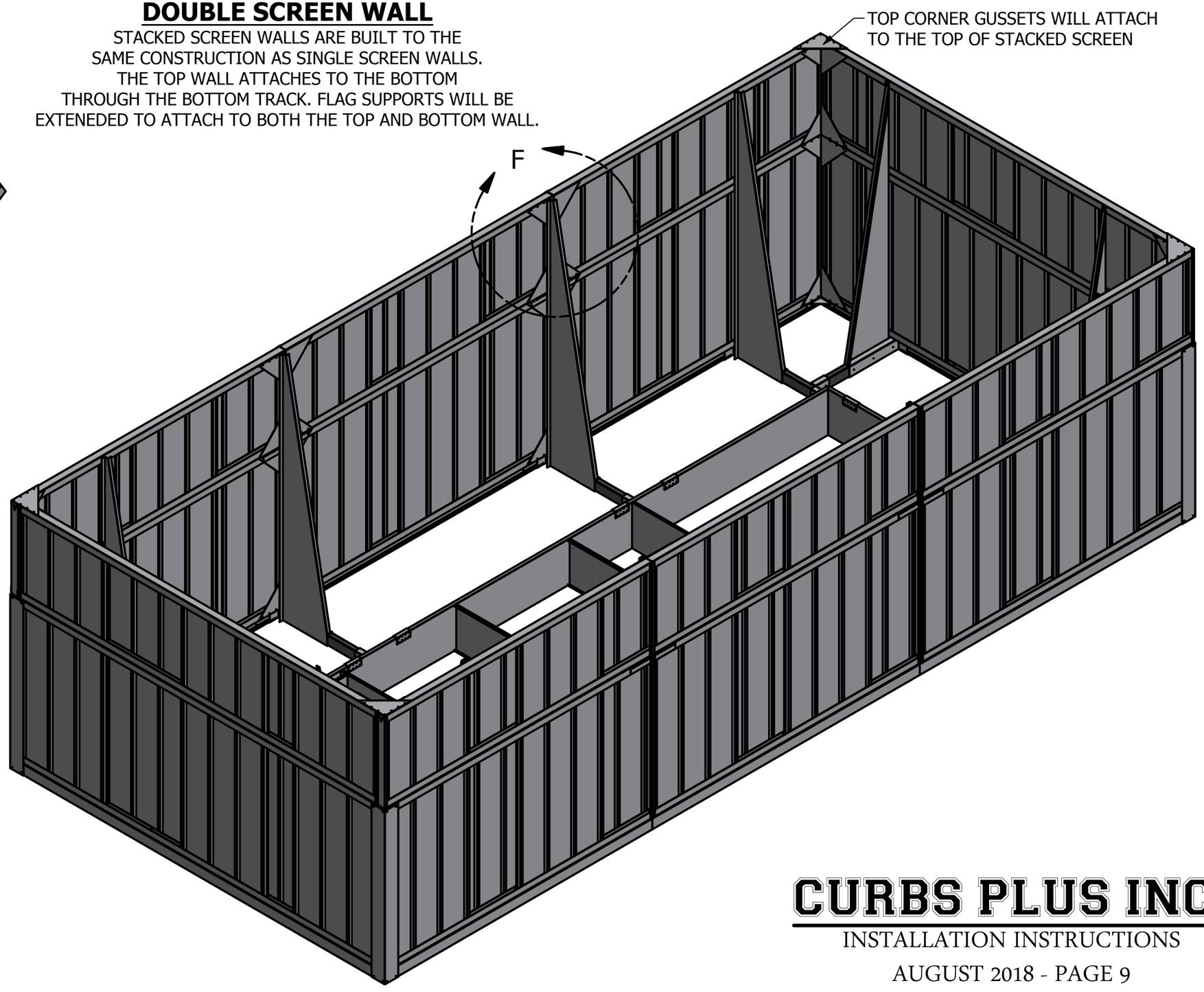
QUESTIONS?
CONTACT US AT (888)639-2872

DOUBLE SCREEN WALL

STACKED SCREEN WALLS ARE BUILT TO THE SAME CONSTRUCTION AS SINGLE SCREEN WALLS. THE TOP WALL ATTACHES TO THE BOTTOM THROUGH THE BOTTOM TRACK. FLAG SUPPORTS WILL BE EXTENEDED TO ATTACH TO BOTH THE TOP AND BOTTOM WALL.



DETAIL F



QUESTIONS?
CONTACT US AT (888)639-2872

CURBS PLUS INC.

April 11, 2019 – Conditions of Approval

Site Development

1. The Village of Huntley will require adherence to Illinois drainage law and best management practices for storm water management. Huntley Investment Partners, LLC (the "Applicant") and assignees and successors are responsible for not increasing the rate of storm water runoff over the runoff estimated from the Final Planned Unit Development and will be required, to the extent practicable, to minimize any increase in runoff volume through "retention" and design of multi stage outlet structures.
2. No stockpiling of excess materials, including soil/dirt, shall be permitted for longer than fifteen (15) months from the time a building permit is issued. An engineer's estimate of probable cost shall be provided for the removal of any stockpile and a cash compliance bond in the amount of the estimate shall be submitted to the Village at the time of building permit application. Upon removal of any stockpile, the subject property shall be properly graded and seeded.
3. In preparation for mass grading, the Petitioner shall remove all of the debris (asphalt, concrete curb, gutter, sidewalk, street/parking lot lighting posts and pedestals, and parking lot signage and garbage accumulated on the site) by the July 31, 2019 date required by the March 8, 2018 Settlement Agreement. Mass grading of the entire ±60.23 acre site shall commence within six (6) months of the Village Board adopting an ordinance approving the Final Planned Unit Development and Final Plat of Subdivision for the subject property. Mass grading shall be completed within twelve (12) months of the issuance of the first building permit.
4. The Applicant, assignees, or successors shall obtain a building permit and commence construction on at least one (1) building within twelve (12) months of the Village Board adopting an ordinance approving the Final Planned Unit Development and Final Plat of Subdivision for the subject property.
5. The former Huntley Outlet Center ground sign located along I-90 shall be removed within 90 days after the issuance of the first building permit for the ±60.23 acre site. Thereafter, the Village shall approve temporary marketing signs on the subject property, not to exceed 300 SF of surface area.
6. A structural analysis of the existing bridge on the private access road (Outlot C) shall be provided with the submittal of the application for Final Planned Unit Development.
7. The Applicant, assignees, or successors shall design and install all future water service to provide required flow and capacity to accommodate proposed end users and to not unreasonably impact the Village's water supply and distribution system.
8. The Applicant, assignees, or successors shall design and install a sanitary sewer system required to service future flows and volumes to accommodate proposed end users and to not unreasonably impact the Village's waste water system.

Parking/Storage

9. The fifty (50) tractor trailer parking spaces located east of Building 2 (Lot 2) and the forty (40) tractor truck trailer parking spaces located east of Building 3 (Lot 3) shall be for the benefit of the tenants occupying the respective buildings. Said tractor trailer parking spaces shall not be leased to an off-premise business by the owner or tenant of the respective buildings.
10. The outdoor storage of shipping/cargo containers shall be prohibited on all lots.
11. Tractor trailer parking shall only be permitted in designated spaces located east of Buildings 2 (Lot 2) and Building 3 (Lot 3). In addition, tractor trailers may be parked in loading bays and at drive-in door bays.
12. No parking shall be allowed on the private access drive (Outlot C).
13. The number of truck docks on the subject property shall not exceed 136, including both high dock doors and grade level doors.
14. Parking stalls shall measure no less than ten (10) feet in width and nineteen (19) feet in depth.
15. No loading or unloading activity is permitted to take place from the private access drive (Outlot C).
16. The northernmost driveway on Lot 2 shall serve as primary access for the trucks docks on the east elevations of Buildings 2 and 3. Said driveway shall not provide access to the parking lot north of Building 2. All other access points to the truck docks on the east elevations of Buildings 2 and 3 shall be restricted to

emergency vehicles only by the use of grasscrete and/or gates. Said restrictions shall be identified on the Preliminary and Final Planned Unit Development and appropriate signage shall be included with the application submitted for the Final Planned Unit Development.

Traffic

17. The Applicant, assignees, and successors agree to reimburse the Village 100% of the annual cost for the traffic signal at Freeman Road and private access road (Outlot C). Costs shall include maintenance, repair, and replacement of the traffic signals.
18. Signage shall be installed prior to the first certificate of occupancy to direct tractor trailer traffic to turn west on Freeman Road unless they are doing business with a facility on Weber Drive.

Architecture

19. Building elevations visible from I-90 and Freeman Road shall be articulated by changes in exterior building materials, color, decorative accents and/or articulated features, shall be submitted with the application for Final Planned Unit Development, and shall be reviewed and approved by the Village Board with the ordinance approving the Final Planned Unit Development.
20. The southwest corner of Building 1 (Lot 1) shall be improved with additional architectural details to appear similar in character to the areas of the building designed for offices. Such architectural details shall be reviewed and approved by the Village Board at the time of Final Planned Unit Development.
21. Loading doors, service docks, and truck courts shall be screened from I-90 and Freeman Road so they are substantially not visible from traffic on I-90 and Freeman Road. Proposed screening shall be reviewed and approved by the Village Board at the time of Final Planned Unit Development.
22. Ground-mounted equipment, including but not limited to mechanical equipment, electrical equipment, emergency generators, boilers, storage tanks, risers, and electrical conduits, but specifically excluding electrical transformers, shall be screened so as not to be visible from off-site public viewing areas or from adjacent public roads. Screening may be accomplished with walls, fences and/or landscape elements. Proposed screening shall be reviewed and submitted with the application for Final Planned Unit Development and shall be approved by the Village Board with the ordinance approving the Final Planned Unit Development.
23. The building elevations to be submitted with the application for Final Planned Unit Development shall be in substantial conformance with the elevations approved as part of the Preliminary Planned Unit Development except as modified by the above conditions.
24. Wall-mounted items, such as roof ladders or electrical panels, shall not be located on the building façade facing adjacent public or private roads when alternative locations are practical and safe. Wall-mounted items should be screened or incorporated into the architectural elements of the building so as not to be visually apparent from public streets, the private access road, or other public areas within or adjacent to development.
25. Rooftop equipment, including but not limited to mechanical equipment, electrical equipment, storage tanks, cellular telephone facilities, satellite dishes, skylights, vents, exhaust fans, hatches, and mechanical ducts, but excluding solar panels, shall be screened so as not to be visible from public roads, the private access road, or visitor parking areas on-site.
26. Rooftop screens shall be integrated into the architecture of the main building.
27. All outdoor refuse containers shall be screened within a permanent, durable enclosure and should be oriented so they are not easily visible from public roads or other public viewing areas.
28. The design of trash enclosures shall reflect the architectural style of adjacent buildings and use similar, high-quality materials.
29. Low intensity, energy-conserving night lighting is preferred, such as fixtures equipped with light emitting diodes (LED).
30. All lighting fixtures shall be from the same – or complementary – family of fixtures with respect to design, materials, fixture color, and light color.

31. Lights shall be recessed, or otherwise designed to reduce the problems associated with damage and replacement of fixtures.
32. Neon and similar types of lighting are prohibited in all areas within the development.
33. Architectural accent lighting, including up and/or down lighting via the use of the recessed fixtures, shall be included on plans submitted for Final Planned Unit Development.

Landscaping

34. The landscape buffer located between the private access road (Outlot C) and the truck docks on Lots 2 and 3 shall be increased to measure no less than 20 feet in width.
35. An evaluation of the health and maintenance of the existing wetlands and ponds on Detention Lot 1 and 2 shall be submitted with the application for the Final Planned Unit Development. A plan, based upon the findings of the evaluation, shall also be provided at the time of Final Planned Unit Development.
36. The Applicant or property owner's association shall timely replace any dead or dying landscape material on the subject property and will maintain landscape tree buffer along the creek within the subject property.
37. Any proposed fencing on the site shall be decorative in design. The use of chain link fencing shall be prohibited.
38. The proposed landscaping adjacent to the tollway right-of-way shall include a manicured lawn in addition to proposed shade trees, evergreen trees, and ornamental trees and shall be incorporated into the landscape plan submitted with the application for Final Planned Unit Development to be approved by the Village Board with the ordinance approving the Final Planned Unit Development.

General

39. All public improvements and site development must occur in full compliance with all applicable Village Municipal Services (Engineering, Public Works, Planning and Building) site design standards, practices and permit requirements.
40. The Applicant, assignees, or successors shall grant the Village a sign and access easement adjacent to I-90 on the Final Plat of subdivision.
41. In support of Section 4 of the Village's I-90/IL 47 Gateway Subarea Plan, the Applicant agrees to contribute $150,000 to the construction of a gateway feature prior to execution of the first Final Plat of Subdivision. The Village reserves the right to use the contribution at a location of its choice within the boundaries of the Gateway Subarea Plan and not necessarily on the Applicant's property.
42. The preliminary plat approval shall be effective for a maximum period of 12 months following the Village Board adopting an ordinance approving the preliminary plat unless, upon application of the developer, the Village Board grants an extension.
43. Final architecture, signage, and landscaping shall be submitted with the Final Planned Unit Development and shall be acceptable to the Village Board.
44. No building permits are approved as part of this submittal.
45. No sign permits are approved as part of this submittal.
46. Owner's association documents shall be submitted with the application for Final Planned Unit Development and shall be acceptable to the Village Board.
47. The Applicant, assignees, successors agree to provide the Village with a comprehensive maintenance plan for the site which at a minimum will include the responsibility to maintain all the storm water systems, including storm drains and water quality basins, all private drives, private water and sewer line and the plan is subject to Village Board approval.
48. A backup Special Services Area (SSA) shall be established at the time of first subdivision approval. The backup SSA shall be established to ensure:

    (1) Maintenance, restoration, landscaping, repair, replanting and reseeding of open space, common areas, landscaped areas, and natural areas, all in accordance with best management practices;

(2) Maintenance, restoration, and repair of compensatory storage areas, detention areas, drainage ways and facilities, storm water drainage ways and areas, retaining walls, floodplains, and bioswales, on the subject property including but not limited to maintenance of landscaping, including grass and shrub trimming, tree plantings, fertilizing and dead material replacement, and removal of debris, obstructions or other impediments;
(3) Maintenance, restoration, repair, and reconstruction of the private access roadway;
(4) Maintenance, repair, and replacement of traffic signals; and
(5) Professionals', contractors' and consultant's fees and costs associated with the provision of the special services described above.

49. The Applicant, assignees and successors shall defend, indemnify, and hold harmless the Village or any of its boards, commissions, agents, attorneys, officers, and employees from any claim, action or proceeding against the Village, its boards, commissions, agents, officers or employees to attack, set aside, void, or annul, the approval of Village entitlements. The Village shall promptly notify the applicant of any such claim, action or proceeding. The Village shall have the option of controlling its defense. Nothing contained in this condition shall prohibit the Village from participating in a defense of any claim, action, or proceeding if the Village bears its own attorney's fees and costs, and the Village defends the action in good faith.
50. The Applicant, assignees, and successors and all of its mortgagees shall certify in writing its acknowledgement that the conditions set forth above are integral to the Village's approval of the planned unit development and their acceptance and agreement to abide by the conditions set forth above. The Applicant, assignees, and successors consent at their expense to authorize the Village to record said acknowledgment and conditions against the Subject Property.

VILLAGE OF HUNTLEY

May 19, 2021

Mr. Michael Reschke, Jr.
The Prime Group, Inc.
120 N. LaSalle Street, Suite 3200
Chicago, IL 60602

Re: Huntley Commercial Center – Final Plan Review #1

Dear Mr. Reschke:

This letter is a result of a review completed by the Village. These comments are not intended to indicate approval or support of the proposed plans, but rather provide an assessment of the issues that will need to be addressed as additional plans are developed. Further reviews and comments will be completed as plans are submitted.

The following comments are based on the development plans listed below:

- *Site Engineering Plans prepared by Pearson, Brown and Associates, Incorporated dated April 7, 2021*
- *Stormwater Management Report prepared by Pearson, Brown and Associates dated April 12, 2021*
- *Photometric Plans prepared by Force Partners dated April 8, 2021*
- *Various Lighting Catalog Cuts*
- *Final Landscape Plans prepared by the JNL Design Group, Incorporated dated April 8, 2021*
- *Final Plat of Subdivision prepared by Sherrill Associates, Incorporated dated April 13, 2021*
- *Wetland Delineation Verification and Update prepared by Hey and Associates dated April 1, 2021*
- *Wetland Maintenance and Monitoring Plan prepared by Hey and Associated dated April 2, 2021*
- *Final Signage Plan prepared by are Malcomb dated April 16, 2021*
- *Visual Bridge Inspection Report prepared by IMEG dated April 19, 2021*

PLANNING AND ZONING – *Please contact Charles Nordman, Director of Development Services, at 847-515-5258 with questions regarding planning and zoning comments.*

1. Per condition #2, no stockpiling of excess materials, including soil/dirt, shall be permitted for longer than fifteen (15) months from the time a building permit is issued. An engineer's estimate of probable cost shall be provided for the removal of any stockpile and a cash compliance bond in the amount of the estimate shall be submitted to the Village at the time of building permit application. Upon removal of any stockpile, the subject property shall be properly graded and seeded.

   The applicant shall clarify the need for temporary stockpiling of clay/topsoil on the site. If so, this must be specified on the plan. The Site Engineering Plans prepared by Pearson, Brown and Associates, state "temporary stockpile location to be determined in field prior to the start of construction".

2. Per condition #4, the Applicant, assignees, or successors shall obtain a building permit and commence construction on at least one (1) building within twelve (12) months of the Village Board adopting an

ordinance approving the Final Planned Unit Development and Final Plat of Subdivision for the subject property.

This comment is provided for informational purposes only.

3. Per condition #5, the former Huntley Outlet Center ground sign located along I-90 shall be removed within 90 days after the issuance of the first building permit for the ±60.23-acre site. Thereafter, the Village shall approve temporary marketing signs on the subject property, not to exceed 300 SF of surface area.

   This comment is provided for informational purposes only.

4. Per condition #16, the northernmost driveway on Lot 2 shall serve as primary access for the trucks docks on the east elevations of Buildings 2 and 3. Said driveway shall not provide access to the parking lot north of Building 2. All other access points to the truck docks on the east elevations of Buildings 2 and 3 shall be restricted to emergency vehicles only by the use of grasscrete and/or gates. Said restrictions shall be identified on the Preliminary and Final Planned Unit Development and appropriate signage shall be included with the application submitted for the Final Planned Unit Development.

   The northernmost driveway on Lot 2 continues to provide access to the parking lot located north of Building 2. Please eliminate this access in accordance with the condition.

   Additionally, the access point to the truck docks between Buildings 2 and 3 and southeast of Building 3 do not restrict access by the use of grasscrete and/or gates. Please revise the plans in conformance with the condition.

5. Per condition #17, the Applicant, assignees, and successors agree to reimburse the Village 100% of the annual cost for the traffic signal at Freeman Road and private access road (Outlot C). Costs shall include maintenance, repair, and replacement of the traffic signals.

   This comment is provided for informational purposes only.

6. Per condition #18, signage shall be installed prior to the first certificate of occupancy to direct tractor trailer traffic to turn west on Freeman Road unless they are doing business with a facility on Weber Drive.

   No such signage is indicated on the plans. Please indicate the required signage on the engineering plans.

7. Per condition #20, the southwest corner of Building 1 (Lot 1) shall be improved with additional architectural details to appear similar in character to the areas of the building designed for offices.

   The elevations for the southwest corner of Building 1 remain unchanged from the plans submitted for preliminary PUD. Please revise the building elevations in conformance with this condition.

8. Per condition #21, loading doors, service docks, and truck courts shall be screened from I-90 and Freeman Road so they are substantially not visible from traffic on I-90 and Freeman Road. Proposed

screening shall be reviewed and approved by the Village Board at the time of Final Planned Unit Development.

Additional landscape screening should be added west of the Building 1 to screen the truck docks.

9. Per condition #22, ground-mounted equipment, including but not limited to mechanical equipment, electrical equipment, emergency generators, boilers, storage tanks, risers, and electrical conduits, but specifically excluding electrical transformers, shall be screened so as not to be visible from off-site public viewing areas or from adjacent public roads. Screening may be accomplished with walls, fences and/or landscape elements. Proposed screening shall be reviewed and submitted with the application for Final Planned Unit Development and shall be approved by the Village Board with the ordinance approving the Final Planned Unit Development.

   No such equipment is shown on the plans provided. Additional screening will be required if equipment is added at a later date.

10. Per condition #24, wall-mounted items, such as roof ladders or electrical panels, shall not be located on the building façade facing adjacent public or private roads when alternative locations are practical and safe. Wall-mounted items should be screened or incorporated into the architectural elements of the building so as not to be visually apparent from public streets, the private access road, or other public areas within or adjacent to development.

    No such equipment is shown on the plans provided. Additional screening will be required if equipment is added at a later date.

11. Per condition #25, rooftop equipment, including but not limited to mechanical equipment, electrical equipment, storage tanks, cellular telephone facilities, satellite dishes, skylights, vents, exhaust fans, hatches, and mechanical ducts, but excluding solar panels, shall be screened so as not to be visible from public roads, the private access road, or visitor parking areas on-site.

    Please indicate the proposed screening and confirm that it will screen roof-top equipment from public roads, the private access road, or visitor parking areas on-site.

12. Per condition #26, rooftop screens shall be integrated into the architecture of the main building.

    Please indicate proposed method for screening roof-top equipment.

13. Per condition #27, all outdoor refuse containers shall be screened within a permanent, durable enclosure and should be oriented so they are not easily visible from public roads or other public viewing areas.

    There are no areas for refuse containers shown on the plans. Please indicate the proposed location for refuse containers.

14. Per condition #28, the design of trash enclosures shall reflect the architectural style of adjacent buildings and use similar, high-quality materials.

    There are no trash enclosures shown on the plans. Please indicate the proposed location and design for trash enclosures.

15. Per condition #34, the landscape buffer located between the private access road (Outlot C) and the truck docks on Lots 2 and 3 shall be increased to measure no less than 20 feet in width.

    The landscape buffer is shown as 14 feet in width on the plans prepared by Site Engineering Plans prepared by Pearson, Brown and Associates, Incorporated dated April 7, 2021. Please revise the plans to increase the width to 20 feet.

16. Per condition #40, the Applicant, assignees, or successors shall grant the Village a sign and access easement adjacent to I-90 on the Final Plat of subdivision.

    Please relocate the sign easement approximately 350 feet west of the location shown on the plan.

17. Per condition #41, in support of Section 4 of the Village's I-90/IL 47 Gateway Subarea Plan, the Applicant agrees to contribute $150,000 to the construction of a gateway feature prior to execution of the first Final Plat of Subdivision. The Village reserves the right to use the contribution at a location of its choice within the boundaries of the Gateway Subarea Plan and not necessarily on the Applicant's property.

    This contribution shall be submitted to the Village at the same time the final plat of subdivision is provided to the Village for signatures.

18. Per condition #46, owner's association documents shall be submitted with the application for Final Planned Unit Development and shall be acceptable to the Village Board.

    No such documents were submitted with the plans.

19. Per condition #47, the Applicant, assignees, successors agree to provide the Village with a comprehensive maintenance plan for the site which at a minimum will include the responsibility to maintain all the storm water systems, including storm drains and water quality basins, all private drives, private water and sewer line and the plan is subject to Village Board approval.

    No such documents were submitted with the plans.

20. Per condition #48, a backup Special Services Area (SSA) shall be established at the time of first subdivision approval. The backup SSA shall be established to ensure:

    (1) Maintenance, restoration, landscaping, repair, replanting and reseeding of open space, common areas, landscaped areas, and natural areas, all in accordance with best management practices;
    (2) Maintenance, restoration, and repair of compensatory storage areas, detention areas, drainage ways and facilities, storm water drainage ways and areas, retaining walls, floodplains, and bioswales, on the subject property including but not limited to maintenance of landscaping, including grass and shrub trimming, tree plantings, fertilizing and dead material replacement, and removal of debris, obstructions or other impediments;
    (3) Maintenance, restoration, repair, and reconstruction of the private access roadway;
    (4) Maintenance, repair, and replacement of traffic signals; and
    (5) Professionals', contractors' and consultant's fees and costs associated with the provision of the special services described above.

In light of HIP's request for expedited review of the final subdivision plat, the Village is willing to modify this condition to require that HIP and its contract purchaser execute a written consent and waiver of objections to establishment of the back-up SSA, and the SSA shall be established prior to issuance of the first building permit for any structural improvements on the property.

21. Per condition #50, the Applicant, assignees, and successors and all of its mortgagees shall certify in writing its acknowledgement that the conditions set forth above are integral to the Village's approval of the planned unit development and their acceptance and agreement to abide by the conditions set forth above. The Applicant, assignees, and successors consent at their expense to authorize the Village to record said acknowledgment and conditions against the Subject Property.

    Huntley Investment Partners will be required to sign the required acknowledgment as a condition to the final development plan approval taking effect. This acknowledgment will also address the indemnity obligations of Condition #49.

22. The Ware Malcomb Conceptual Site Plan, dated 4/26/21, states that buildings 2 and 3 may be combined. Please remove this comment from the plan.

23. The name of the private roadway (Outlot C) should be identified on the Plat of Subdivision.

ENGINEERING – *Please contact Scott Hajek, P.E. Development Engineer at 847-515-5237 with questions regarding engineering comments.*

OUTSIDE PERMITTING AGENCIES

24. A permit is required from the IEPA for the construction and operation of all proposed watermain extensions.

25. A permit is required from the IEPA for the construction and operation of all proposed sanitary extensions.

26. It does not appear that jurisdictional waters of the U.S. impacts will occur with this project except as noted under the Wetland comments section. If impacts are anticipated to occur, then the project shall provide a permit from the U.S. Army Corps of Engineers (USACE) for the proposed impacts. If no impacts are proposed, but disturbance adjacent to or near Eakin Creek will occur, then a Letter of No Objection from the USACE shall be provided.

27. The development of the site will require an IEPA NPDES permit as the site disturbance will exceed one acre in area. The applicant shall provide a copy of the notice of coverage letter from IEPA indicating the site has obtained authorization under the ILR10 NPDES permit once received.

ADMINISTRATIVE

28. The applicant shall provide an estimate of cost for the site improvements upon which the Village plan review and inspection fee will be based. The cost estimate shall also be used to determine the value of the public improvements for which a letter of credit or bond will be required.

GENERAL COMMENTS

29. Engineering plans shall incorporate the site's roadway lighting plans, SESC plans/specifications/details and landscape plans. The submittal did not include roadway lighting plans.

30. The proposed site utilities and street lighting poles shall be depicted on all landscape plan sheets to identify conflicts with the proposed landscape construction. The revised plan does not contain proposed pole-mounted lighting information.

31. The applicant will need to provide information on the projected water demand for the development and verify the Village has the capacity to provide both volume and pressure needs as the proposed development will more area under roof than the buildings they are replacing.

32. The applicant will need to provide information on the projected sanitary demand for the development and verify the Village has both conveyance and treatment capacity.

33. The final engineering plan shall include design information for all proposed lighting along the private roadway in accordance with the Village's subdivision ordinance. A site electrical plan shall be submitted for review. This plan shall include conduit and wire types and sizes, routing/alignments of all conduits and how all circuits are powered and controlled.

34. Applicant shall provide all required light pole and foundation details to verify proposed mounting heights of all proposed fixtures match the proposed photometric plan. The photometrics must be calculated utilizing the overall pole height including foundation elevations.

35. Existing and proposed Light pole locations shall be shown on site's utility plan sheets.

36. The private roadway shall be designed and built to meet or exceed the classification standards of a Village-owned roadway for a "Collector – Industrial/Commercial" roadway as it will be subjected to heavy and repeated vehicle loadings. The submittal did not include information detailing the proposed roadway or parking lot typical pavement section improvements. The existing Factory Shops Blvd shall be evaluated for remediation measures. Including but not limited to spot repair of concrete sidewalk, curb & gutter and pavement patching. All existing sidewalk to remain shall meet ADA/PROWAG design standards. Based on a visual inspection of the existing Factory Shops Blvd pavement south of Freeman Road we recommended all existing roadway pavement surfaces to remain shall have a 2" grind and overlay performed with new pavement striping installed.

37. The site cul-de-sac shall be evaluated for turning movements related to the HFPD's requirements for emergency vehicles.

38. The submitted report from IEMG indicates pavement patching, and a new wearing surface should be added into the project's scope of work. In addition, areas of settled sidewalk, spalled concrete and corroding handrail were identified and shall be included in the projects scope of work to be addressed. Some rotation of the southeast wingwall was noted on the most recent IDOT inspection which shall be monitored to identify if additional measures need to be taken. Lastly, the developer shall revise the registration status of the bridge with IDOT from public to private with future maintenance and inspection responsibilities performed by the property owner.

39. The engineer shall provide an earthwork calculation summary for the site that clarifies volumes associated with topsoil stripping, site cuts and fills, spoils generated from roadways/parking lots, foundations/basements, underground utilities and surplus or borrow material generated from the site's earthwork activities.

40. A separate plat of easement shall be recorded for the required dedication and/or vacation of all public and municipal utility easement. This additional plat shall also show the required right-of-way dedication along Freeman Road.

41. Existing and proposed Municipal Utility and Public Utility easements shall be shown and identified on all sheets including landscape plan sheets.

42. Autoturn exhibits shall be provided to evaluate turning movements for site including Freeman Road, the New Road, as well as throughout site's internal site geometry to accommodate truck and semi-truck vehicles up to and including WB 67.

43. It appears portions of the existing Freeman Road roadway and associated traffic signals are not currently located within dedicated public ROW. The applicant shall field verify the existing location of all traffic signal equipment on the south side of Freeman Road and amend the "Final Plat Huntley Commercial Center" to include dedication of Freeman Road right-of-way sufficient to cover all infrastructure.

SITE ENGINEERING PLANS

Sheet 6

44. The off-site existing watermain and sanitary sewer infrastructure is not shown accurately within the surrounding General RV parcels. The Village will provide the information available in their records to better assist the Engineer. However, the existing infrastructure shall be explored further for potential connections and accurately depicted on the existing conditions/demolition plan sheets. (typical to sheets 6 thru 8)

Sheet 7

45. The boundaries of the existing Commonwealth Edison easement that bisects proposed lot 2 should be depicted on the plan sheet (typical sheets 7, 10, 13, 16, 19, and 21). It appears that the proposed building on lot 2 could be encroaching into this easement.

Sheet 8

46. The off-site existing watermain and sanitary sewer infrastructure is not shown accurately within the surrounding General RV parcels. The infrastructure shall be accurately depicted on the existing conditions & demolition plan sheet. The Village will provide the information available in their records to better assist the Engineer however further investigation may be required by the Engineer.

Sheet 9

47. The boundaries of the existing wetland, existing wetland buffer, and the existing BFE shall be depicted on the plan sheet (typical to sheets 9 and 10).

Sheet 12

48. The proposed retaining wall along the south side of the parking area (adjacent to Interstate 90) shall be designed by a structural engineer licensed in Illinois. The final engineering plan submittal shall include sealed and signed structural calculations and structural plans.

49. Proposed contours shall be added to the turf areas surrounding the periphery of the proposed parking areas (typical to sheets 12 thru 14).

50. The engineer shall verify the proposed spot grade pair (T/C 899.92, E/P 899.80) along the south curb line of the parking lot and revise as required.

51. The engineer shall verify the proposed spot grade pair (T/C 900.56, E/P 899.00) along the curb line in the upper right corner of the plan sheet and revise as required.

Sheet 13

52. The proposed retaining wall along the north side of the parking area (adjacent to Eakin Creek) shall be designed by a structural engineer licensed in Illinois. The final engineering plan submittal shall include sealed and signed structural calculations and structural plans. Any encroachment into the area of the base flood shall be mitigated appropriately.

Sheet 18

53. The most recent Village of Huntley standard details shall be incorporated into the plan set.

54. Approximate dates shall be added to the items listed in the TYPICAL CONSTRUCTION SEQUENCING table

Sheet 19

55. The off-site existing watermain and sanitary sewer infrastructure is not shown accurately within the surrounding General RV parcels. The infrastructure shall be accurately depicted on the proposed site utility plan sheets. The Village will provide the information available in their records to better assist the Engineer however, further investigation may be required by the Engineer. This existing infrastructure shall be explored further for potential sanitary and water connection points. (typical to sheets 19, 21 & 22)

56. All existing and proposed pipe material shall be identified for the watermain, sanitary and storm sewers. (i.e. Ductile Iron, C900 PVC, SDR26 PVC, RCP, etc.). The indication of water main quality pipe material shall also be indicated where applicable to satisfy IEPA sewer separation requirements at water and sewer crossings.

57. The watermain system shall be evaluated to meet the Village's subdivision ordinance criteria for valve and hydrant placement/spacing. It appears the following criteria is not being met along sections of the proposed system.
    a. Fire hydrants shall be installed along all mains at a maximum spacing of 400 feet with the most remote part of any building no farther than 300 feet from a hydrant.
    b. The maximum distance from a hydrant to a building fire department connection shall not exceed 150 feet.
    c. Fire hydrants are required to be located a minimum of three feet clear distance from the closest point to any paved vehicular traffic surface and a minimum of two feet from any paved pedestrian traffic surface.
    d. Fire hydrants shall be no closer than eight feet from any street light installations.
    e. Main line watermain valves shall be spaced at no more than 600 feet. Valves shall be placed so that closure of a maximum of three (3) valves is necessary to shut down any point in the system.

58. All utility conflicts between water (main or service lines), storm and sanitary sewers shall identify proposed clearance distances between pipelines and finished grades at the conflict location. (Typical to sheets 19 thru 22)

59. Locations of proposed drywells shall be evaluated for their existing soil conditions. The geotechnical engineer for the project shall provide an evaluation for the presence of subsurface granular soils and subsurface infiltration characteristics of the soils at each specific proposed drywell location.

Sheet 20

60. Individual lengths of all watermain shall be indicated on the plans. Individual lengths shall be provided between all valves, bends/fittings, hydrants. (Typical to sheets 20 thru 22)

61. The 8" valve in 4' vault #15 shall be installed immediately east of the 10" water main and 10"x8" tee.

Sheet 21

62. The noted slope of the northernmost sanitary service line shall be revised to 0.55% to be consistent with the given upstream and downstream inverts.

63. The 8" valve in 4' vault #10 shall be installed immediately west of the 10" water main and 10"x8" tee.

64. The 8" valve in 4' vault #5 shall be installed immediately east of the 10" water main and 10"x8" tee.

Sheet 22

65. An alternate routing of the watermain and storm sewer to eliminate the off-site connection shall be evaluated.

66. The proposed off-site 10" sanitary sewer shall be shown to extend to the existing manhole.

Sheet 24

67. The most recent Village of Huntley standard details shall be incorporated into the plan set. (Typical to sheets 24 & 25)

68. IDOT standard ADA curb ramp details shall be incorporated into the plans related to the various types of curb ramps required to complete the proposed improvements.

PLAT OF SUBDIVSION

Sheet 1

69. The proposed building on Lot 2 appears to be encroaching into the existing Commonwealth Edison that crosses proposed Lot 2. If this easement is to be vacated or revised, it should be depicted on the plat.

Sheet 2

70. The text "County of Kane" and the "County of McHenry" should be in the Village related certificates.

71. A Village Engineer Certificate needs to be added to the plat.

72. A Drainage Certificate needs to be added to the plat.

73. License Expires year in the Surveyor's Certificate should be 2022.

STORMWATER MANAGEMENT

74. As-built survey of the stormwater management basin of the current condition shall be provided to confirm the basin still provides the storage volume noted in the provided calculations. These calculations shall confirm both the compensatory storage volume and remaining detention storage volume provided.

75. Prior to the start of any land disturbance activities, an Illinois Environmental Protection Agency (IEPA) National Pollution Discharge Elimination System (NPDES) Permit must be obtained.

76. Upon project completion, the following items will be required:
    - Place all stormwater management features within a deed or plat restriction.
    - A maintenance plan stating maintenance tasks, the funding source, the frequency at which the tasks are performed and who is responsible for performing the tasks.
    - As-built survey of the constructed stormwater management features.

77. Prior to the start of construction, a more detailed construction sequencing plan should be provided for review.

78. A portion of the redevelopment appears to be located within the Federal Emergency Management Agency (FEMA) Regulatory Floodplain of Eakin Creek. Please provide compensatory storage calculations demonstrating the Compensatory Storage requirements of the Kane County Stormwater Management Ordinance are met.

79. Please provide calculations demonstrating that the water quality provisions of the Ordinance are met for all new impervious surfaces.

80. Overland flow path calculations through the parking lot, demonstrating the freeboard requirements of the ordinance are met for base flood flows, shall be provided by the engineer.

81. Additional stormwater comments may be provided upon review of the requested information.

WETLANDS

82. Provide dimensions for the riprap surrounding the 48" FES #1 on the south side of the existing wetland. The FES appears to be close to wetland and grading/riprap surrounding the FES may extend into the wetland area, which would require a Section 404 permit. Note, according to the riprap detail, the length of a riprap apron for a 48" pipe would be 24'-28' depending on the velocity.

83. The landscape plan for the east side of the site where the construction of the parking lot will likely disturb the wetland buffer consists of revegetation with a no-mow seed mix and erosion control blanket. Specify the contents of the no-mow seed mix and include the revegetation of the buffer in the project's Maintenance & Monitoring (M&M) plan, including performance standards.

SOIL EROSION AND SEDIMENT CONTROL

84. The following notes shall be added to the notes, "The temporary stockpile and concrete washout locations will be located out of wetland and buffer areas and surrounded by soil erosion and sediment control measures in accordance with the Illinois Urban Manual." (typical to sheets 15 thru 17)

85. Include the 48" FES and rip rap installation on the SESC plan sheets and provide SESC measures to protect the wetland from the FES and rip rap installation during construction.

86. Multiple existing FES will be re-used as outfalls to Eakin Creek with the existing upstream storm sewers and associated manholes being removed and replaced with new infrastructure to serve the development. The engineer shall provide direction as to how the existing storm sewer and FES to remain will be protected during the period of construction between the removal of the existing and the install of the new infrastructure. (typical to sheets 15 and 16)

87. The location of the temporary silt basin is not noted on any of the SESC plan sheets.

88. The location of the temporary stabilized construction entrance is shown to be on top of the existing bridge to the development. As depicted in the detail on sheet 18, the construction entrance will be stone piled on top of the existing bridge pavement. If this is not the design intent, then a more project-specific detail should be used.

89. The SESC sheets are prepared assuming one large project whereby all three buildings will be constructed concurrently. If there is to be any project phasing, we recommend the SESC plan be revised to reflect the phasing.

90. As part of the erosion control plan sheet the applicant shall include the following note: "The condition of the construction site for winter shutdown shall be addressed early in the fall growing season so that slopes and other bare earth areas may be stabilized with temporary and/or permanent vegetative cover for proper erosion and sediment control. All open areas that are to remain idle throughout the winter shall receive temporary erosion control measures including temporary seeding, mulching and/or erosion control blanket prior to the end of the fall growing season. The areas to be worked beyond the end of the growing season must incorporate soil stabilization measures that do not rely on vegetative cover such as erosion control blanket and heavy mulching".

PHOTOMETRIC PLAN

91. There was no Site Electrical Plan included in the submittal for review. The next submittal shall include a Site Electrical Plan which shall include conduit and wire types and sizes, routing/alignments of all conduits and how all circuits are powered and controlled.

92. It appears that the site photometric was calculated using one grid which carries many 0.0 foot- candle lighting levels, this is skewing the calculation results. Provide two separate calculation grids one for the parking areas and one for the property lines. This will result in being able to provide an average/minimum uniformity ratio.

93. The developer shall provide roadway lighting and intersection lighting calculations for the Factory Shops Blvd. and the intersection of Factory Shops Blvd. and Freeman Rd. These calculations shall be in accordance with IESNA RP-8-18 standards. Since it will be a four-legged signalized intersection with the proposed Amazon site to the north. Developer to coordinate the required lighting levels with the Village and the Venture One Development Team.

LANDSCAPE PLAN

94. Landscape plans shall be revised to include all exterior pole-mounted lighting locations.

HUNTLEY FIRE PROTECTION DISTRICT – *Please contact Kenneth Madziarek, Fire Marshal, at 847-669-5066 with questions regarding Huntley Fire Protection District comments.*

95. Fire apparatus access roads or fire lanes shall have a solid surface capable of supporting the appropriate fire apparatus as approved by the Code Official. It shall be the responsibility of the property owner to maintain the surface in a usable condition at all time, including the removal of snow.

Please do not hesitate to contact me with any questions regarding the above comments.

Sincerely,

Charles Nordman

Charles Nordman, AICP
Director of Development Services

Cc: David Johnson, Village Manager
Lisa Armour, Deputy Village Manager
Tim Farrell, P.E. Director of Public Works and Engineering
Jason Irvin, MBA, MAOL, Assistant to Director of Public Works & Engineering
Scott Hajek, P. E. CFM, Development Engineer
Greg Sanders, CBBEL
Kenneth Madziarek, Fire Marshal, Huntley Fire Protection District

AN ORDINANCE APPROVING
FINAL DEVELOPMENT PLANS AND A FINAL PLAT OF SUBDIVISION
FOR A ±60-ACRE WAREHOUSE/DISTRIBUTION DEVELOPMENT KNOWN AS
HUNTLEY COMMERCIAL CENTER

Huntley Investment Partners, LLC, Owner
11800 Factory Shops Boulevard
PINs: 02-16-101-016 and 02-16-101-006

Ordinance (O)2021-06.xx

WHEREAS, the Village of Huntley is a home rule unit of local government under the Illinois Constitution, 1970, Article VII, Section 6; and

WHEREAS, Huntley Investment Partners, LLC ("***Owner***") is the record owner of the ±60 acres of property at 11800 Factory Shops Boulevard, formerly known as the Huntley Outlet Center, commonly known as PINs: 02-16-101-016 and 02-16-101-006, and legally described in Exhibit A hereto (the "***Property***"); and

WHEREAS, Owner previously submitted an application to the Village for approval of the following zoning and subdivision relief for the Property: (i) a Special Use Permit for a Preliminary Planned Unit Development; (ii) a Preliminary Plat of Subdivision; and (iii) rezoning as "ORI-Office/Research/Industrial-Light Manufacturing" to allow subdivision of the Property into three lots for the development of speculative warehouse/distribution buildings and two additional lots dedicated to stormwater management, private access drives, and related site improvements and facilities (collectively, the "***Proposed Development***"); and

WHEREAS, the Village previously denied Owner's request for such zoning relief, which denial was thereafter the subject of litigation filed in the Circuit Court of the 22nd Judicial Circuit, McHenry County, Illinois and styled as *Huntley Investment Partners, LLC v. Village of Huntley* (Case No. 19 MR 612) (the "***Litigation***"); and

WHEREAS, at the conclusion of the Litigation, the Court issued a Memorandum Decision and Order dated December 30, 2020 (the "***Order***"), which Order, among other things, found that the Proposed Development was a reasonable use of the Property and ordered that the Village shall allow the Property to be developed with the Proposed Development consistent with certain preliminary development plans and subject to 50 conditions imposed by the Village in its original review of Owner's zoning application (the "***Conditions***"), all as further identified in the Order; and

WHEREAS, the Owner now desires to proceed with constructing the Proposed Development on the Property and, in furtherance thereof, has submitted to the Village the following plans and materials:

i) Final Plat of Subdivision prepared by Sherril & Associates, Inc. consisting of 2 sheets with a last revision date of May 20, 2021 (the "***Final Plat***");

ii) Final Site Plan, Building Elevations, and Signage Plan prepared by Ware Malcomb consisting of 10 sheets with a last revision date of May 27, 2021;

iii) Final Engineering Plans prepared by Pearson, Brown & Associates, Inc. consisting of 26 sheets with a last revision date of May 28, 2021;

iv) Final Landscape Development Plans prepared by JNL Design Group, Inc. consisting of 8 sheets with a last revision date of May 28, 2021;

v) Final Photometric Plans prepared by Force Partners consisting of 3 sheets and dated May 26, 2021

vi) Traffic Autoturn Exhibits prepared by Kenig, Lindgren, O'Hara, Aboona, Inc. ("KLOA") consisting of 4 sheets date May 26, 2021;

vii) Traffic Autoturn Exhibits prepared by Pearson, Brown & Associates, Inc. consisting of 2 sheets dated May 27, 2021;

viii) Rooftop Screening Installation Detail Plans prepared by Curbs Plus Inc. consisting of 9 sheets dated August 2018; and

ix) Topographical Survey prepared by R.E. Allen and Associated, Ltd. consisting of 1 sheet dated November 25, 2016;

copies of which are attached hereto as Exhibit B (collectively, the "***Plans***"); and

WHEREAS, Owner has requested that the Village: (i) approve the Final Plat as a final plat of subdivision for the Property; and (ii) approve the Plans as final development plans for the Proposed Development (the "***Requested Approvals***"), and thereafter authorize the Proposed Development to proceed in conformity with the Plans and consistent with the Order and the Conditions; and

WHEREAS, the Plan Commission conducted a public meeting on June 7, 2021 to consider the Requested Approvals and, after having considered the Plans, comments and information presented during the public meeting, and applicable development standards, the Plan Commission *[recommended that the Requested Approvals be granted]*; and

WHEREAS, having considered the findings and decision set forth in the Order, the recommendations of the Plan Commission regarding the Plans and Requested Approvals, and other relevant information, the President and Board of Trustees hereby finds that it is appropriate to approve the Plans, grant the Requested Approvals, and allow the Proposed Development to proceed consistent with such approvals and the Order, all subject to the terms and conditions set forth in this Ordinance;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF HUNTLEY as follows:

SECTION I: Recitals. The foregoing recitals are hereby incorporated into and made a part of this Ordinance as if fully set forth.

SECTION II: Final Development Plan Approvals. Subject to the conditions set forth in Section V of this Ordinance, and pursuant to the Village's home rule powers and other applicable authority, the President and Village Board hereby approve the Plans as final development plans for the Proposed Development in order to allow the Proposed Development to proceed in accordance with the Order.

SECTION III: Final Subdivision Plat Approval. Subject to the conditions set forth in Section V of this Ordinance, and pursuant to Section 155.221 of the Village's Subdivision Regulations, the Village's

home rule powers, and other applicable authority, the President and Village Board hereby approve the Final Plat as a final plat of subdivision for the Property.

SECTION IV: Authorizations. Subject to recordation of the Final Plat as provided herein, Owner's compliance with all applicable conditions set forth in Section V of this Ordinance, and strict compliance with all of the Conditions identified in the Order, the Village Board hereby authorizes issuance of Village building, stormwater, signage, and other development-related permits and approvals in the same manner as if the Final Plans had been approved as final planned unit development plans for the Property in accordance with the Village's Zoning Code. Such authorization is made in recognition of and pursuant to the Order, and so as to allow the Proposed Development to proceed in accordance with such Order.

SECTION V: Conditions on Approval. Pursuant to the Order, the Village is required to allow the Proposed Development to proceed consistent with the Conditions. The Village Board hereby finds and determines that certain of the Conditions have not been fully satisfied as of the date of this Ordinance and, accordingly, the approvals and authorizations granted pursuant to Sections Two, Three, and Four of this Ordinance shall be, and are hereby, subject to and limited by the following remaining terms and conditions:

A. No Authorization of Work; Compliance with Laws and Conditions. This Ordinance does not authorize commencement of any work on the Property. Except as otherwise specifically provided in writing in advance by the Village, no work of any kind shall be commenced on the Property pursuant to the approvals granted in this Ordinance except only after all permits (including without limitation building, stormwater, and sign permits), approvals, and other authorizations for such work have been properly applied for, paid for, and granted in accordance with applicable law, the Conditions, and all other conditions precedent set forth in this Ordinance. Except as otherwise required by the Order or provided in this Ordinance, all applicable ordinances and regulations of the Village shall continue to apply to the Property, and the development and use of the Property shall be in compliance with all laws, regulations, and permitting requirements of all other federal, state, and local governments and agencies having jurisdiction.

B. Recording of Final Plat. No work shall commence on the Property until the Final Plat has been executed and recorded by the Village in the manner provided by law. The Village shall not affix any signatures or certifications to, or file for recording, the Final Plat until Owner has: (i) obtained all other approvals, sworn statements, signatures, and certifications required for the Final Plat; (ii) paid the gateway feature contribution as required by the Conditions and this Ordinance; (iii) reimbursed the Village for all of its fees, costs, and expenses relating to the review and approval of the Final Plat and Plans in accordance with that certain Professional Fee Agreement between the Village and Owner dated May 13, 2021; and (iv) deposited with the Village Clerk a sufficient sum, in current funds, to reimburse the Village for the actual cost of recording this Ordinance and the Final Plat. Following its full execution and Owner's satisfaction of the foregoing conditions, the Final Plat shall be recorded in the office of the Kane County Recorder of Deeds at Owner's expense.

C. Owners' Association and Covenants. Owners' association documents shall be submitted for Village Board approval prior to the issuance of the first building permit for the Proposed Development. Such documents shall include protective covenants that meet with the approval of the Village Board as required by Section 155.221(B)(17) of the

Village's Subdivision Regulations. Owner shall also provide the Village with a comprehensive maintenance plan for the Property, which shall be subject to Village Board approval. The owners' association documents and maintenance plan will, at a minimum, include the responsibility to maintain all storm water systems, including storm drains and water quality basins, all private drives, and private water and sewer lines.

D. Special Service Area. Prior to issuance of the first building permit for any structural improvements upon the Property, a backup special service area (SSA) shall be established upon the Property. The backup SSA shall be established to ensure:

i) Maintenance, restoration, landscaping, repair, replanting and reseeding of open space, common areas, landscaped areas, and natural areas, all in accordance with best management practices;

ii) Maintenance, restoration, and repair of compensatory storage areas, detention areas, drainage ways and facilities, storm water drainage ways and areas, retaining walls, floodplains, and bioswales, on the subject property including but not limited to maintenance of landscaping, including grass and shrub trimming, tree plantings, fertilizing and dead material replacement, and removal of debris, obstructions or other impediments;

iii) Maintenance, restoration, repair, and reconstruction of the private access roadway;

iv) Maintenance, repair, and replacement of traffic signals; and

v) Professionals', contractors' and consultant's fees and costs associated with the provision of the special services described above.

In consideration, and as a condition, of the Village's adoption of this Ordinance and approval of the Final Plat prior to the establishment of the back-up SSA, Owner agrees (on behalf of itself and its assigns and successors to the Property) to waive any objection to establishment of the back-up SSA as herein described.

E. Development Schedule. Owner shall obtain a building permit and commence construction of at least one building within the Proposed Development within 12 months after the date of adoption of this Ordinance.

F. Signage. The former Huntley Outlet Center ground sign located along I-90 shall be removed within 90 days after the issuance of the first building permit for the Proposed Development. Thereafter, Owner may apply to the Village for sign permits for temporary marketing signs not to exceed 300 square feet in surface area.

G. Screening. No ground- or wall-mounted equipment shall be permitted unless screened as required by the Conditions, and particularly Condition Nos. 22 and 24.

H. Gateway Feature. In support of Section 4 of the Village's I-90/IL 47 Gateway Subarea Plan, Owner agrees to contribute $150,000 to the construction of a gateway feature prior to recordation of the Final Plat. Such contribution shall be used by the Village for a gateway feature at a location of the Village's choice within the boundaries of the Gateway Subarea Plan, and not necessarily on the Property.

I. Engineering Review. The Plans, and any permits or approvals issued pursuant thereto, shall be subject to modification and/or supplementation in accordance with the "Engineering" comments and responses in the Final Plan Review letter dated May 19, 2021, a copy of which is attached hereto as Exhibit C, and such other minor changes as may be required to address regulatory compliance, compliance with the Conditions or this Ordinance, or site conditions. Any and all such modifications and supplementation shall be subject to review and approval of the Village Engineer.

J. Indemnity. Owner and its assignees and successors to the Property shall defend, indemnify, and hold harmless the Village or any of its boards, commissions, agents, attorneys, officers, and employees from any claim, action or proceeding against the Village, its boards, commissions, agents, officers or employees to attack, set aside, void, or annul, this Ordinance or any of the approvals herein granted. The Village shall promptly notify Owner of any such claim, action or proceeding. The Village shall have the option of controlling its defense. Nothing contained in this condition shall prohibit the Village from participating in a defense of any claim, action, or proceeding if the Village bears its own attorney's fees and costs, and the Village defends the action in good faith.

K. Binding Effect/Successors and Assigns. The rights and obligations set forth in this Ordinance shall run with the land and be binding on Owner and any and all of its successors and assigns to all or any portion of the Property.

L. Agreement and Consent. Owner, its assignees and successors (including any current contract purchaser(s) of the Property), and all of its mortgagees shall certify in writing by executing the form attached hereto as Exhibit D: (i) their acknowledgement that the conditions set forth above are integral to the Village's approval of the Final Plat and approval of the Plans as final development plans for the Property, and (ii) their acceptance and agreement to abide by the conditions set forth above. Owner, its assignees and successors, and all of its mortgagees consent and authorize the Village, at Owner's expense, to record this Ordinance together with said acknowledgment and conditions against the Property.

SECTION VI: Effective Date; Recordation. This Ordinance shall be in full force and effect from and after its passage and approval as provided by law; provided, however, that this Ordinance shall be of no force or effect unless and until Owner delivers to the Village a fully executed Agreement and Consent in the form attached hereto as Exhibit D in satisfaction of the conditions set forth in Subsection V(M), above. If Owner does not deliver to the Village its fully-executed Agreement and Consent within 30 days after the approval of this Ordinance, then the Village Board may, without further notice or hearing, repeal this Ordinance and thereby revoke all approvals granted herein. Upon this Ordinance having full force and effect, the Village shall cause this Ordinance (including the executed Agreement and Consent) to be recorded against the Property at Owner's expense in the Office of the Kane County, Illinois Recorder of Deeds.

	Aye	Nay	Absent	Abstain
Trustee Goldman	_____	_____	_____	_____
Trustee Holzkopf	_____	_____	_____	_____
Trustee Kanakaris	_____	_____	_____	_____
Trustee Kittel	_____	_____	_____	_____
Trustee Leopold	_____	_____	_____	_____
Trustee Westberg	_____	_____	_____	_____

PASSED and APPROVED this 10th day of June, 2021.

APPROVED:

_____

ATTEST : Village President

_____

Village Clerk

EXHIBIT A

Legal Description of the Property

A TRACT OF LAND BEING PART OF LOT 3 AND ALL OF LOT 4 OF THE FIRST RESUBSIVISION OF UNIT NO 1 HUNTLEY, ALL IN SECTIONS 9 AND 16, TOWNSHIP 42 NORTH, RANGE 7 EAST OF THE 3RD PRINCIPAL MERIDIAN, VILLAGE OF HUNTLEY, KANE COUNTY, ILLINOIS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 4; THENCE SOUTH 00 DEGREES 05 MINUTES 02 SECONDS WEST ON THE EAST LINE OF SAID LOT 4, A DISTANCE OF 2308.65 FEET; THENCE SOUTH 61 DEGREES 31 MINUTES 36 SECONDS WEST, A DISTANCE OF 143.41 FEET TO THE NORTH RIGHT OF WAY LINE OF ILLINOIS STATE TOLL HIGHWAY COMMISSION INTERSTATE 90; THENCE ALONG SAID NORTH RIGHT OF WAY LINE, NORTH 57 DEGREES 01 MINUTES 51 SECONDS WEST, A DISTANCE OF 1038.73 FEET; THENCE NORTH 33 DEGREES 05 MINUTES 48 SECONDS EAST, A DISTANCE OF 10.18 FEET; THENCE NORTH 57 DEGREES 01 MINUTES 35 SECONDS WEST, A DISTANCE OF 200.00 FEET; THENCE NORTH 54 DEGREES 58 MINUTES 13 SECONDS WEST, A DISTANCE OF 531.53 FEET; THENCE LEAVING SAID NORTH RIGHT OF WAY LINE NORTH 10 DEGREES 59 MINUTES 05 SECONDS EAST, A DISTANCE OF 611.80 FEET TO THE SOUTHWEST CORNER OF THAT PROPERTY DESCRIBED IN DEED TO HUNTLEY RV SALES, LLC, (RECORDED AS DOCUMENT 2019K003096), THENCE ALONG THE SOUTH LINE OF SAID HUNTLEY RV SALES, LLC PROPERTY SOUTH 89 DEGREES 53 MINUTES 42 SECONDS EAST, A DISTANCE OF 540.77 FEET TO THE SOUTHEAST CORNER OF SAID HUNTLEY RV SALES, LLC PROPERTY; THENCE ALONG THE EASTERLY LINE OF SAID HUNTLEY RV SALES, LLC PROPERTY, NORTH 00 DEGREES 06 MINUTES 18 SECONDS EAST, A DISTANCE OF 251.33 FEET; THENCE 259.90 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 2000.00 FEET, A CHORD BEARING NORTH 03 DEGREES 49 MINUTES 40 SECONDS EAST, A CHORD DISTANCE OF 259.72 FEET TO THE MOST NORTHEASTERLY CORNER OF SAID HUNTLEY RV SALES, LLC PROPERTY; THENCE ALONG THE NORTHERLY LINE OF SAID HUNTLEY RV SALES PROPERTY SOUTH 29 DEGREES 36 MINUTES 12 SECONDS WEST, A DISTANCE OF 30.70 FEET; THENCE SOUTH 65 DEGREES 01 MINUTES 22 SECONDS WEST, DISTANCE OF 75.03 FEET; THENCE NORTH 63 DEGREES 29 MINUTES 26 SECONDS WEST, A DISTANCE OF 247.67 FEET; THENCE NORTH 10 DEGREES 59 MINUTES 05 SECONDS EAST, A DISTANCE OF 436.76 FEET TO THE SOUTH RIGHT OF WAY LINE OF FREEMAN ROAD; THENCE 622.78 FEET ALONG SAID SOUTH RIGHT OF WAY LINE ALONG A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 899.00 FEET, A CHORD BEARING SOUTH 70 DEGREES 25 MINUTES 50 SECONDS EAST, A CHORD DISTANCE OF 610.40 FEET; THENCE NORTH 89 DEGREES 43 MINUTES 32 SECONDS EAST, A DISTANCE OF 569.69 FEET TO THE POINT OF BEGINNING, CONTAINING 2,640,940 SQUARE FEET OR 60.63 ACRES, MORE OR LESS.

Permanent Index Numbers: 02-09-301-024; 02-16-101-006; & 02-16-101-016.

EXHIBIT B

Plans

EXHIBIT C

Final Plan Review Letter

EXHIBIT D

Owner's Agreement and Consent

ACKNOWLEDGMENT AND ACCEPTANCE OF CONDITIONS

Huntley Investment Partners, LLC, as the record owner of the Property; its mortgage holder _____; and the contract purchaser of the Property _____, (collectively "***Owners***") hereby acknowledge that the adoption and approval of Village of Huntley Ordinance (O) 2021-_____ is in consideration of the Owners accepting and agreeing to abide by all of the terms and conditions incorporated within said Ordinance.

Owners acknowledge and agree for themselves and their successors and assigns in title to the Property that the Owners, and each of them, have read and understand Ordinance (O) 2021-_____ and hereby unconditionally agree to accept, consent to, and abide by all of the terms, conditions, restrictions, and provisions of said Ordinance. Additionally, Owners acknowledge that they and the public have been given all required notices and hearings with respect to adoption of said Ordinance, and Owners agree not to challenge the validity or effectiveness of said Ordinance based on any alleged procedural infirmity or denial of any procedural right.

The persons signing this Acknowledgment and Acceptance of Conditions represent that they are duly authorized to do so on behalf of each of the Owners.

[SIGNATURES ON FOLLOWING PAGES]

HUNTLEY INVESTMENT PARTNERS, LLC

By: _____

Its: _____

ATTEST

_____

State of _____)
County of _____)

This instrument was acknowledged before me on the _____ day of _____, 2021 by _____ and _____, as the _____ and _____ of Huntley Investment Partners, LLC.

[SEAL]

_____
Notary Public

[MORTGAGE HOLDER]

By: _____

Its: _____

ATTEST

_____

State of _____)
County of _____)

This instrument was acknowledged before me on the _____ day of _____, 2021 by _____ and _____, as the _____ and _____ of _____.

[SEAL]

_____
Notary Public

[CONTRACT PURCHASER]

By: _____

Its: _____

ATTEST

_____

State of _____)
County of _____)

This instrument was acknowledged before me on the _____ day of _____, 2021 by _____ and _____, as the _____ and _____ of _____.

[SEAL]

_____
Notary Public