

NOTES

1. The address shall be posted and maintained on every job site prior to and during construction.
NO ADDRESS = NO INSPECTION.
2. A site plan including completed City review block shall be on the job site at all times during the construction.
3. Approval of the City Engineer is required for any proposed construction within a public right-of-way or easement and shall be in accordance with the current City of Idaho Falls Engineering Standard Specifications and Standard Drawings and City of Ammon standards.
4. Notification of construction within a Public Right-of-Way or easement must be provided to the City Engineer at least twenty-four (24) hours prior to any construction activities. A R.O.W. permit will be required on existing streets.
5. Pouring concrete within the Public Right-of-Way requires the inspection and approval of the City Engineering Department. The department shall be notified at least four (4) hours prior to pouring.
6. All Water Service Lines less than four (4) inches and Sanitary Sewer Service Lines less than eight (8) inches shall be inspected by the City Public Works Department prior to backfilling.
7. A Licensed Idaho Professional Engineer shall inspect, and certify to City Engineering Standards, and prepare "AS-BUILT" drawings for all infrastructure improvements, including Water, Sewer, Storm-water, and Streets.
8. All driveway approaches shall be concrete and meet the requirements of the City of Idaho Falls Engineering Standard Drawings and Specifications.
9. Replacement of all sidewalk, curb, and gutter that does not meet City standards shall take place before final Certificate of Occupancy will be issued.
10. Removal all unused driveway approaches and replacement with standard curb, gutter, and sidewalk before final Certificate of Occupancy will be issued.
11. Any changes to this site plan shall be submitted to the City of Ammon Planning Department for staff review and approval prior to construction.
12. Failure to comply with these requirements may result in the City of Ammon withholding building permits, certificates of occupancy, or any other permits that may be required.
13. The minimum number of fire hydrants available for commercial buildings shall be determined at the time of the plan review of the building. Fire flow requirements for commercial buildings are based on building construction type and the total square footage. Additional hydrants may be required. Fire hydrants shall be factory painted red and include a "Storz" connection meeting adopted City of Ammon policy # 80-001.
14. Minimum size for dumpster enclosures is 12' x 12' inside dimensions for a single 5 cu. yd. container.
15. The City of Ammon requires developer to coordinate approval of site plan information with other appropriate utility entities, as required by service areas. Information about water and/or sewer is critical to establishing boundaries.
16. Fiber Duct shall comply with current City of Ammon standards and shall be shown on the this siteplan.

VICINITY MAP



All improvements required offsite of the designated lot lines shall be performed by the property owner/developer of the offsite property. No certificate of occupancy shall be granted until such time as all required offsite improvements have been completed per this site plan (developer/property owner signature required)

By: _____ Signature: _____
(PRINT NAME ABOVE) (SIGN ABOVE)

CITY OF AMMON PLAN APPROVAL

	DATE
Fire _____	_____
City Engineer _____	_____
Water _____ Sewer _____ Sanitation _____	
Building Official _____	_____
P & Z Administration _____	_____
_____	_____
_____	_____
City Engineer signs for all public utilities owned by City of Ammon	

PROPERTY LEGAL DESCRIPTION

OWNER

NAME OWNER_NAME

ADDRESS OWNER_ADDRESS ZIP OWNER_ZIP

OWNER_CITY-STATE PHONE OWNER_PHONE

SITE PLAN

TITLE_LINE_1
TITLE_LINE_2
TITLE_LINE_3

DRAWN: _____	DATE: _____	REVISION: _____	SHEET NO.
DRAWN_BY <u>DRAWN_DATE</u>	REV_NO		
CHECKED: _____	DATE: _____	DATE PLOTTED: _____	
CHECKED_BY <u>CHECKED_BY</u>	PLOT_DATE		
SCALE: _____	FILE NO. _____		
SCALE	CADFILE_NO.		SH# SH T