

Tollgate Ravines at the Vistas of Novi Novi, Michigan



The Tollgate Ravines in the "Vistas of Novi" is approximately 25 acres of single family subdivision. The tentative and final preliminary site plan was approved with 168 lots. The project is served by the sanitary sewer, water supply, and stormwater management systems of the "Vistas of Novi" development.

Spalding DeDecker Associates, Inc. (SDA)

OWNER / CLIENT

Singh Development Co., Ltd.

PROJECT START - END

November 1999 – Ongoing

SDA PROJECT NO.

DV99-003

was the Civil Engineering consultant and provided engineering services according to the City of Novi standards including:

PREPARATION OF ENGINEERING PLANS

SDA assisted in obtaining permits and approvals for the appropriate on-site improvements including sanitary sewers, storm sewers, watermain, grading, and paving. Plans were prepared in conformance with the requirements of agencies having jurisdiction.



PLATTING

SDA prepared the final preliminary site plan for the approval of all agencies having jurisdiction. SDA also prepared the final plat documents. Monuments and irons were installed as required by the Subdivision Control Act.

CONSTRUCTION CONTRACT ADMINISTRATION

SDA provided construction contract administration services on an as requested basis. Generally these included review of contractor's requests for both payment and clarification of design details.

CONSTRUCTION LAYOUT

SDA provided one set of construction stakes for line and/or grade for the following basic site improvements:

- Clearing
- Soil Erosion Control
- Mass Grading

- Sanitary Sewers
- Storm Drains
- Water Mains
- Curb and Gutters
- Public Utilities (Gas/Electric/Telephone/Cable TV)

AS-BUILTS

SDA prepared as-built plans (record data drawings) of the sanitary sewers, storm drains, and water mains.

SPECIAL FEATURES

- Wetland Delineation and Conceptual Stormwater Management Systems
- Trees On-Site

