

# PROJECT Profile

LAND DEVELOPMENT

## Tollgate Woods at the Vistas of Novi Novi, MI



Tollgate Woods, in the “Vistas of Novi,” is an 83-acre single family subdivision with 168 lots.

The project is to be served by the sanitary sewer, water supply and storm water management systems of the “Vistas of Novi” complex.

**Spalding DeDecker Associates, Inc. (SDA)**  
Civil Engineering consultant and provided

engineering services:

SDA prepared engineering plans and assisted in processing the plans for permits to obtain approvals for the appropriate on-site improvements: sanitary sewers, storm sewers, water main, grading and paving. Tree survey per City requirements was completed by SDA.

### PLATTING

SDA processed the final preliminary plat for the approval of all agencies having jurisdiction. SDA prepared the final plat documents and installed the monuments and irons.

### CONSTRUCTION CONTRACT ADMINISTRATION

SDA provided construction contract administration services on an as-requested basis. Generally this included review of contractors’ request for payment and requests for clarification of design details.



#### PROJECT START - END

July 2000 - January 2001

#### PROJECT COST

\$1,000,000.00

#### SDA FEES

\$345,200.00

#### SDA KEY PERSONNEL

George M. Platz, PS

Thomas J. Sovel, PE

#### SDA PROJECT NO.

DV99-002

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## 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 Sewers and Storm Water Management
- 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 sewers, and water mains.

## SPECIAL FEATURES

- Wetland Delineation And Conceptual Storm Water Management Systems
- Woodland Permit Approval