



TYPICAL HOUSE FOOTPRINTS ARE SHOWN AS AN EXAMPLE AND ARE NOT INTENDED TO LIMIT THE HOUSE PLAN DESIGN. SETBACKS AND EASEMENTS SHOWN ARE THE LIMITS TO THE HOUSE FOOTPRINT FOR EACH LOT. IT IS THE RESPONSIBILITY OF THE BUYER TO ENSURE THE HOUSE FOOTPRINT FITS WITH THE LOT.

KEY MAP

**CITY OF RAPID CITY
GROWTH MANAGEMENT DEPT.
DEVELOPMENT SERVICES**

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Engineering Information: _____ Date: _____

Comments: _____

DREAM DESIGN INTERNATIONAL, INC.
CIVIL ENGINEERING - LANDSCAPE ARCHITECTURE
LAND DEVELOPMENT - CONSTRUCTION ADMINISTRATION

Scale: AS SHOWN

Designed By: _____ Drawn By: _____

Checked By: _____ Pkx. Clerk: _____

Design Code: 03-09 Pkx. Clerk: 10709

Project No.: 07-0477 & 07-0483

Revised By: _____ Survey Date: _____

Revised By: REHEIMER 1/2002

- RULES AND REGULATIONS**
- INDIVIDUAL LOTS INVOLVING LESS THAN ONE ACRE OF DISTURBED AREA ARE NOT CONSIDERED A SEPARATE CONSTRUCTION PROJECT, BUT RATHER ARE PART OF THE SUBDIVISION DEVELOPMENT AS A WHOLE. THESE LOTS ARE CLASSIFIED AS A MINOR IMPACT CONSTRUCTION SITE (MICS). THEY DO NOT NEED A SEPARATE STORMWATER CONSTRUCTION PERMIT OR EROSION CONTROL PLAN AND BENEFIT FROM REDUCED STANDARDS. ANY INDIVIDUAL LOT OWNERS THAT DOES NOT WANT COVERAGE UNDER THIS MICS PLAN MUST FULLY COMPLY WITH ALL CONDITIONS OF EROSION CONTROL, STORMWATER, AND SURFACE SOIL STABILIZATION MEASURES.
 - OWNER, AS USED HEREIN MEANS THE OWNER OF THE LOT OR HIS/HER AUTHORIZED REPRESENTATIVE SUCH AS THE GENERAL CONTRACTOR.
 - OWNER IS RESPONSIBLE FOR TRAINING ALL SUBCONTRACTORS TO FOLLOW THIS MICS PLAN. TRAINING OF SUBCONTRACTORS SHALL BE DONE PRIOR TO ENTERING THE WORK AREA AND SHALL INCLUDE BUT NOT BE LIMITED TO:
 - DEFINING THE LIMITS OF CONSTRUCTION.
 - DEFINING THE LIMITS OF SOIL STOCKPILE AREAS (IF PROPOSED ON-SITE).
 - REMOVAL OF SEDIMENT DEBRIS LEAVING THE LOT.
 - LOCATION OF STABILIZED STRIPS AREAS AND PROTECTION REQUIREMENTS (IF PROPOSED).
 - RESTRICTED USE OF VEHICLES OR EQUIPMENT ON AND OFF OF UNSTABILIZED AREAS WITH ACCESS THROUGH THE CONSTRUCTION ENTRANCE.
 - LOCATION OF CONCRETE WASHOUT AREAS (IF PROPOSED ON-SITE).
 - SOIL STOCKPILE AREAS AND SOIL STOCKPILE AREAS THAT MUST BE MAINTAINED.
 - SOIL STOCKPILE SURFACE STABILIZATION MEASURES THAT SHOULD NOT BE DISTURBED CURRENTLY.
 - OWNER SHALL INSPECT AND MAINTAIN ALL EROSION CONTROL DEVICES (SILT FENCE, MATS, ETC.) EVERY 14 CALENDAR DAYS OR AFTER PRECIPITATION, SNOWMELT, OR RUNOFF THAT CAUSES SURFACE EROSION, SEDIMENT TRANSPORT OR VEHICLE TRACKING OF DEBRIS OFF OF THE PROPERTY.
 - OWNER SHALL SCOWPE, SWEEP OR CLEAN THE STREETS, SIDEWALK OR FLOW LINES ADJACENT TO THE LOT AT THE END OF EACH DAY.
 - DO NOT PLACE, STORE OR STOCKPILE SOIL, LANDSCAPE MATERIALS, ROCK OR MASON ON STREETS, SIDEWALKS, OR STORMWATER FLOW LINES.
 - IF THERE IS A DEVELOPER'S EROSION CONTROL DEVICE ON YOUR LOT THEN YOU SHALL MAINTAIN IT IN GOOD CONDITION AND KEEP IT IN PLACE.
 - LIMITS OF CONSTRUCTION ARE AT THE LOT LINE. PRIOR AUTHORIZATION FROM THE ADJACENT PROPERTY OWNER IS REQUIRED TO EXTEND THE LIMITS BEYOND THE LOT LINE.
 - A VEHICLE TRACKING STATION IS NOT REQUIRED ON LOTS LESS THAN 3 ACRES IN SIZE. HOWEVER, THESE USES IS ENCOURAGED TO PREVENT TRACKING ONTO ADJACENT STREETS.
 - AFTER CONSTRUCTION BEGINS APPLY SOIL SURFACE STABILIZATION WITHIN 14 DAYS TO ALL DISTURBED AREAS THAT MAY NOT BE AT FINAL GRADE BUT WILL REMAIN EXPOSED (UNDISTURBED) FOR PERIODS LONGER THAN 21 CALENDAR DAYS. WITHIN 14 DAYS AFTER FINAL GRADE IS REACHED ON ANY PORTION OF THE SITE, PERMANENT OR TEMPORARY SOIL SURFACE STABILIZATION SHALL BE APPLIED TO DISTURBED AREAS AND STOCKPILES. WHEN THE METHOD OF STABILIZATION MEASURES ARE STOPPED DUE TO SNOW COVER OR OTHER CONDITIONS, STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS POSSIBLE. SURFACE SOIL STABILIZATION MEASURES SHALL INCLUDE, BUT ARE NOT LIMITED TO:
 - SURFACE RESEEDING
 - TEMPORARY OR PERMANENT VEGETATION
 - MULCHING
 - SCISSORING
 - LANDSCAPE
 - EROSION CONTROL BLANKETS
 - A CONCRETE WASHOUT AREA IS PROVIDED BY THE DEVELOPER ON SITE. SEE THE OVERALL PLAN FOR ITS LOCATION. THIS IS THE ONLY AREA WHERE CONCRETE TRUCKS AND EQUIPMENT CAN BE WASHED OUT. UNDER NO CIRCUMSTANCES SHALL EQUIPMENT BE ALLOWED TO WASH OFF FRESH CONCRETE IN THE STREET OR IN ANY AREA WHERE THE WASHOUT MATERIAL WILL ENTER A WETLAND OR DRAINAGEWAY.

**HOMESTEAD PLAZA SUBDIVISION
PHASE 3**

Sheet No: _____

**MICS PLAN
BUILDERS DOCUMENT
RULES AND REGULATIONS**

Scale: EC 6 of 7

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