



GRADE AGREEMENT

This Agreement made the _____ day of _____, 2007 between Black Hills Power, hereinafter called the Utility, and City of Rapid City, hereinafter called the Developer, witnesseth:

The Utility will locate its equipment, and facilities in the areas requested and designated by the Developer on the land being developed by Developer as shown on the Map or Plat of Exhibit A which Map or Plat is hereby attached to and made a part of this Agreement. The Developer shall furnish to the Utility the final elevations and grades, which final elevations and grades shall be accurate to ± 6 inches (final elevations and grades, are interpreted to mean, all work necessary prior to acceptance by homeowner). In addition, the Developer shall advise the Utility prior to commencing any excavations or grades after Utility facilities have been constructed, Developer will pay at its sole expense all costs or raising, lowering, relocating, or otherwise rearranging, repairing, or changing such facilities when in the opinion of the Utility such work is necessary to provide required clearances, stability and protection of structures or underground facilities in accordance with an applicable building or construction codes, and policies of the Utility. In the event that the Developer or any independent contractor of the Developer has not complied with the terms and conditions of this Agreement, and if damage to any existing Utility facilities occurs, the Developer shall pay all damages and loss suffered by the Utility in repairing, relocating, or replacing such facilities

The Developer will establish a sufficient number of lot corners when requested by Utility in order that the Utility facilities may be placed in its proper location with respect to easement, street, or alley lines, and other utilities.

In witness whereof the aforesaid parties have hereunto by their authorized representatives set their hands and seals on the day and year first above written.

Witness or Attest:

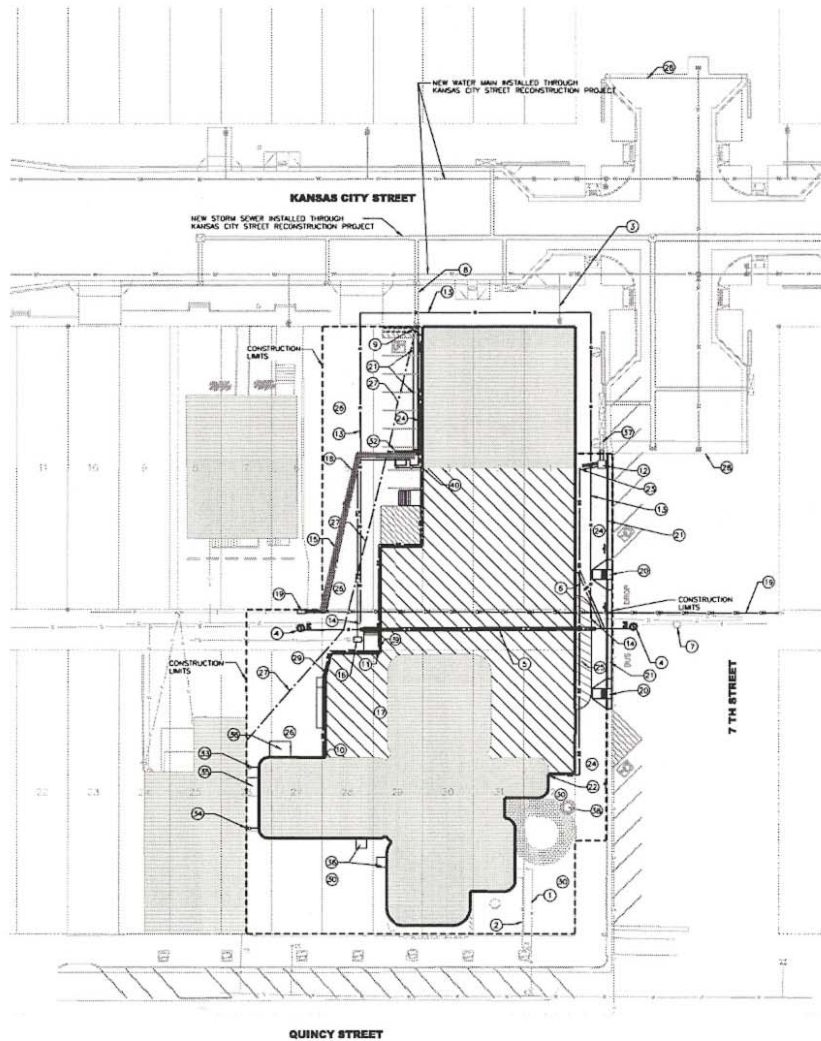
Black Hills Power

By: _____

Developer

By: _____

FILE LOCATION: U:\275-25010000\01.dwg D:\ADMIN 8/11/11



- 1 EXISTING 8" FIRE LINE WITH PVI TO REMAIN IN SERVICE FOR EXISTING DAHL ARTS BUILDING AND FUTURE CONNECTION TO ENTIRE BUILDING SPRINKLER SYSTEM.
- 2 EXISTING 2" COPPER SERVICE TO REMAIN FOR DOMESTIC USE FOR EXISTING DAHL ARTS BUILDING.
- 3 NEW 4" WATER SERVICE INSTALLED TO THE EXISTING MOU BUILDING FOR DOMESTIC USE THROUGH THE KANSAS CITY STREET RECONSTRUCTION PROJECT.
- 4 NEW 60" SANITARY SEWER MANHOLE WITH NEW 8" PVC SEWER MAIN CONNECTED BETWEEN MANHOLES. SEE DETAIL ON SHEET C1.02 AND SANITARY SERVICE PLAN AND PROFILE SHEET C1.01.
- 5 ENCASE 120 LF OF NEW 8" SANITARY SEWER MAIN UNDER NEW PORTION OF BUILDING. ENCASMENT EXTENDS 10 FEET PAST FOOTING. SEE SHEET C1.03 AND SHEET C1.07.
- 6 NEW 8" GRAVITY AND 2" FORCED SANITARY SEWER SERVICE LINES WITH CLEAN OUTS. SEE MECH.
- 7 EXISTING SANITARY SEWER MANHOLE. DO NOT DISTURB.
- 8 18" RCP STORM SEWER PIPE STUBBED OUT THROUGH KANSAS CITY STREET RECONSTRUCTION PROJECT. SLOPE = 2.00%. INVERT = 3240.00. CONTRACTOR TO FIELD VERIFY WITH KANSAS CITY STREET RECONSTRUCTION PROJECT CONTRACTOR (HEAVY CONSTRUCTORS).
- 9 PROPOSED NEW TYPE "B" ALLET WITH R-3228-80 WEENAH CURB INLET FRAME, ORIGINAL GRATE AND CURB BOX. CONNECT TO 18" RCP TRC = 3240.00. SUMP ELEVATION = 3240.00. FURNISH AND INSTALL 8 LF OF 18" RCP @ 2.00% STUB OUT 4" PVC PIPE FOR CONNECTION OF FOUNDATION DRAIN INVERT ELEVATION = 3241.22.
- 10 BEGIN PROPOSED 4" FOUNDATION DRAIN (SEE DETAIL SHEET C1.02) INVERT ELEVATION = 3239.97. SLOPE @ 1.00%.
- 11 END PROPOSED 4" FOUNDATION DRAIN, CONNECT TO 4" SOLID (SEE MECH.) INVERT ELEVATION = 3239.17.
- 12 PROPOSED 4" x 4" JUNCTION BOX CONNECT TO STUBBED OUT 18" RCP FLOOR. RIM ELEVATION = 3244.44. SUMP ELEVATION = 3239.09. FURNISH AND INSTALL 5 LF OF 18" RCP @ 1.00%. STUB OUT 10" PVC @ 1.00% INVERT ELEVATION = 3239.10. (SEE MECH.) STUB OUT 6" PVC @ 1.00% INVERT ELEVATION = 3240.09 (SEE MECH.) STUB OUT 4" PVC FOR CONNECTION OF FOUNDATION DRAIN INVERT ELEVATION = 3240.09.
- 13 PROPOSED GAS LINE ROUTE AROUND MOU BUILDING. CONTRACTOR TO COORDINATE CONNECTIONS AND ACCESS TO KANSAS CITY STREET WITH CONTRACTOR FROM KANSAS CITY STREET RECONSTRUCTION PROJECT.
- 14 ABANDON IN PLACE OR REMOVE EXISTING GAS LINE - CONTRACTOR TO PROVIDE TEMPORARY CONNECTION AS REQUIRED TO EXISTING DAHL ARTS BUILDING.
- 15 3 - 4" CONDUITS FOR COMMUNICATIONS TO ENTIRE BUILDING. CONTRACTOR TO PROVIDE TEMPORARY CONNECTION AS REQUIRED TO EXISTING DAHL ARTS BUILDING. (SEE ELEC.)
- 16 RELOCATED FIBER OPTICS CABLE AND BOX. CONTRACTOR TO PROVIDE TEMPORARY CONNECTION AS REQUIRED TO EXISTING DAHL ARTS BUILDING.
- 17 CONTRACTOR TO PROVIDE TEMPORARY UTILITY CONNECTIONS TO EXISTING DAHL ARTS BUILDING IN THIS AREA. TEMPORARY UTILITY CONNECTIONS TO REMAIN UNTIL PERMANENT UTILITY WORK IS COMPLETE.
- 18 PROPOSED UNDERGROUND POWER CONNECT TO NEW TRANSFORMER. COORDINATE ROUTING AND PRIMARY CONDUITS WITH UTILITY COMPANY.
- 19 RELOCATED POWER POLE WITH NEW OVERHEAD POWER LINE. COORDINATE WITH UTILITY COMPANY.
- 20 PROPOSED HANDICAP RAMP - SEE DETAIL SHEET C1.02.
- 21 PROPOSED NEW TYPE "B" CONCRETE CURB AND GUTTER - SEE DETAIL SHEET C1.02.
- 22 BEGIN PROPOSED 4" FOUNDATION DRAIN (SEE DETAIL SHEET C1.02) INVERT ELEVATION = 3242.47. SLOPE @ 1.00%.
- 23 END PROPOSED 4" FOUNDATION DRAIN, CONNECT TO 4" SOLID INVERT ELEVATION = 3240.67.
- 24 PROPOSED NEW 4" THICK CONCRETE SIDEWALK - SEE TYPICAL SECTION ON DETAIL SHEET C1.02.
- 25 PROPOSED NEW 4" THICK COLORED CONCRETE IN SIDEWALK - SEE TYPICAL SECTION ON DETAIL SHEET C1.02. - COORDINATE WITH COLORING WITH LANDSCAPE AND ARCHITECTURE PLANS.
- 26 PROPOSED NEW 3" THICK ASPHALT DRIVEWAY - SEE TYPICAL SECTION ON DETAIL SHEET C1.02.
- 27 SHALE IN ASPHALT SLOPE = 2.42%.
- 28 LIMITS OF KANSAS CITY STREET RECONSTRUCTION PROJECT.
- 29 LOADING DOCK AREA.
- 30 LANDSCAPE AREA SHOWN HERE AS GRADED AND RESEEDED - SEE ALSO LANDSCAPE PLANS FOR LANDSCAPE ALTERNATE #A.
- 31 NOT USED.
- 32 PROPOSED FENCED AREA FOR ELECTRIC TRANSFORMERS.
- 33 PROPOSED CHAIN LINK FENCE AND GATE. COORDINATE WITH ARCHITECT.
- 34 PROPOSED TREX GATE AND FENCE. COORDINATE WITH ARCHITECT. SEE DETAIL 15 ON SHEET A1.23.
- 35 PROPOSED 4" GRANITE WALKWAY.
- 36 CONCRETE STRUCTURAL STOPS - COORDINATE WITH ARCHITECT.
- 37 18" RCP STORM SEWER PIPE STUBBED OUT THROUGH KANSAS CITY STREET RECONSTRUCTION PROJECT. SLOPE = 1.00%. INVERT = 3239.03. CONTRACTOR TO FIELD VERIFY WITH KANSAS CITY STREET RECONSTRUCTION PROJECT CONTRACTORS (HEAVY CONSTRUCTORS).
- 38 EXISTING PLANTER TO REMAIN. DO NOT DISTURB.
- 39 BEGIN PROPOSED 4" FOUNDATION DRAIN (SEE DETAIL SHEET C1.02) INVERT ELEVATION = 3243.17. SLOPE @ 1.00%.
- 40 END PROPOSED 4" FOUNDATION DRAIN, CONNECT TO 4" SOLID INVERT ELEVATION = 3241.96.



DAHL ARTS CENTER
 REMODEL AND ADDITION
 PROJECT NO. 275-25010000
 SHEET C1.06

REVISION

SHEET
C1.06

