

**National Zoological Conservation Institute (NZCBI)  
Construct Arabian Leopard Facility (ALF)  
Phase 1 – Early Site Drawing Clarifications (FINAL)**

**April 21, 2026**

Sheet		Comment
GE-001CS	Cover Sheet – Phase 1	Project Info
GE-002CS	General Notes – Phase 1	Project Info
GE-003CS	Sheet Index – Phase 1	Project Info
C 001 CS	Cover Sheet	GC shall obtain SEC permit - -Intent is to transfer the SEC permit to the following Above Grade Contractor
		Site Note 23 – Maintain a 10’ public walkway at all times. See Traffic Control Note on this page.
		General Note 21 – A Pre and Post video for existing sewers is not required.
C 002 CS	Notes, Legend & Abbreviations	Project Info
C 100 XP	Existing Conditions	Project Info
C 100 DP	Demo Plan - Site	Both the grey and bold notes apply. The intent is to demolish as much of the existing site as possible.
		Legend Hatch - The electrical duct bank will not be installed under this contract. No brick paver work on Olmsted Walk shall occur during this contract at this location. Reduce LOD.
		Legend Hatch - The new water line north of the new building will not be installed under this contract. No brick paver work on Olmsted Walk shall occur during this contract at this location. Reduce LOD.
		Note 14 Irrigation Controller and Cabinet salvage. Details to refeed the irrigation bypass will be provided in the near future via a pre-bid addendum or RFI.
		Note 24 – Final grading will be completed by the Above Grade Contractor.
		Note 42 – Salvage Rail for reinstall by others. Document and include all hardware. Deliver to COTR for turnover and reinstall.
		Note 44 – Salvage Benches for reinstall by others. Document and include all hardware. Deliver to COTR for turnover and reinstall.
		General – There are multiple kiosks, vending machines and sales tents inside the LOD that will be salvaged and relocated by SI prior to mobilization.
C 111 DP	Demolition Plan - Tree	Note 10 – All trees not marked for tree protection and bushes on the site shall be removed. Work within critical root zones for marked ETR trees shall be coordinated and approved by a GC provided Certified Arborist prior to any adjacent demolition. Tree removal includes removal or grinding of stumps.

C 112 DP	Demo Plan - Utility	Note 29 – The pipe has been verified to be HPDE.
		General – Notes 15/16, 17, 29 require new systems to be installed prior to demolition.
		Note – 19 – After verifying operation, the drinking fountain shall be salvaged and turned over the COTR for reinstallation by the Above Grade Contractor.
		Note 24 – Salvage the contaminated sewer grate for reinstallation by the Above Grade Contractor
		Note 20 – The existing electrical line cannot be abandoned until the Above Grade Contractor completes the new duct bank and can reenergize the existing electrical structure, #38. Take all precautions to protect the existing line in place and provide temporary support as needed to allow demolition.
		Note 30 – Salvage grate and cover plus rings to perform scope on CU 160 UP. Turn over grate and rings for installation by the Above Grade Contractor.
		Note 34 – 51MM (2” RZP) – Coordinate a temporary bypass with the COTR.
		Note 35 – Protect existing storm sewer manhole and grate. Frame and cover to be set to grade by Above Grade Contractor. (2 locations)
		Note 38 – Protect existing electrical manhole and grate. Frame and cover to be set to grade by Above Grade Contractor.
		Note 39 – Protect existing Telecom structure. Protection to be turned over to the Above Grade Contractor
		Note 40 – The existing electrical line cannot be abandoned until the Above Grade Contractor completes the new duct bank and can reenergize the existing electrical structure, #38. Take all precautions to protect the existing line in place and provide temporary support as needed to allow demolition.
		Note 22 – Provide a temporary light in the location where the existing light pole is being removed. The intent is to provide lighting on Olmsted during the construction duration. Light assembly will convey to the Above Grade Contractor
		Note 45 – Remove Fire Hydrant. Do not remove until an operable hydrant is installed. The Above Grade Contractor shall adjust the hydrant to align with the new construction grades.
C 130 GP	Grading Plan – Key	Drawing provided for information only. Final grading shall be performed by the Above Grade Contractor.
C131 GP	Grading Plan	Drawing provided for information only. Final grading shall be performed by the Above Grade Contractor and include adjusting storm structure D12.

C 132 GP	Grading Plan – (TYPO in legend C 131GP is wrong)	<p>Drawing provided for information only. Final grading shall be performed by the Above Grade Contractor.</p> <p>Storm structure D11 and connection to the existing storm piping shall be installed as part of the below grade contract. Minimize the work on Olmsted Walk associated with storm structure D11 by providing fencing while the work is being performed and patch the impacted walk area with cold path asphalt. Salvaged pavers shall be turned over to the Above Grade Contractor to coordinate restoring the walk.</p> <p>Sanitary structures S3, S4 and connection to the existing sewer piping shall be installed as part of the below grade contract. Minimize the work on Olmsted Walk associated with sanitary system bypass by providing fencing while the work is being performed and patch the impacted walk area with cold path asphalt. Salvaged pavers shall be turned over to the Above Grade Contractor to coordinate restoring the walk.</p>
C 133 GP	Grading Plan	Drawing provided for information only. Final grading shall be performed by the Above Grade Contractor.
C 134 GP	Grading Plan	Drawing provided for information only. Final grading shall be performed by the Above Grade Contractor and include adjusting storm structure D13.
C 135 GP	Grading Plan	Drawing provided for information only. Final grading shall be performed by the Above Grade Contractor.
C 136 GP	Grading Plan	Drawing provided for information only. Final grading shall be performed by the Above Grade Contractor.
C 140 EP	ESC – Phase 1	Safety fencing and gates shall remain in place and be transferred to the Above Grade Contractor who shall pay for the remaining rental duration and coordinate removal.
		<p>Silt fence, curb inlets and entrances shall be installed and remain in place until the Above Ground Contractor is mobilized at which point all responsibilities for maintenance and removal will transfer to the Above Ground Contractor.</p> <p>The intent is to transfer the SEC permit to the Above Ground Contractor</p>
		All project signage shall be conveyed to the Above Ground Contractor.
		The COTR shall inspect all items being conveyed to the Above Ground Contractor as part of the substantial completion/turnover process. Any repairs or deficiencies identified shall be repaired prior to turnover.
		All soil shall be defined as unclassified. The Contractor shall be responsible for off-site disposal of any excavation and provide adequate backfill.

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C 145 EP	ESC – Phase 2	Drawing provided for information only. Final grading and ESC shall be performed by the Above Grade Contractor.
C 150 SP	Site Plan	Drawing provided for information only.
C 151 SP	Site Plan	Drawing provided for information only.
C 152 SP	Site Plan	Drawing provided for information only.
C 153 SP	Site Plan	Drawing provided for information only.
C 154 SP	Site Plan	Drawing provided for information only.
C 155 SP	Site Plan	Drawing provided for information only.
C 156 SP	Site Plan	Drawing provided for information only.
C 160 UP	Utility Plan - Summary	<p>In general, the Above Grade Contractor shall be responsible for installing all utilities that are associated with the new facility and site. The Above Grade Contractor will make any final adjustments for the Below Grade work to adjust for final grading.</p> <p>The Below Grade Contractor shall provide all utilities that are relocations or bypasses for existing utilities including the west water line A bypass, the western storm bypass line and the sanitary pass under the new building. All work on Olmsted walk shall include fencing, pedestrian traffic control, salvage of pavers for reinstall by the Above Grade Contractor and temporary asphalt cold patching.</p>
C 161 UP	Utility Plan	Scope includes Waterline A - W2 piping, W3 fittings, W4 fittings, and W5 fittings. Scope includes D1 (Storm structure D12), Pipe D2, D13 Clean out (2 each)
C 162 UP	Utility Plan	Scope includes notes W1 connection, W2 piping & W3 fittings. Scope includes notes D12 (Structure D11), D2, D13 (clean outs 2 each) Scope includes notes S1, S2, S3 (Pipe & sanitary structures S1-S4)
C 153 UP	Utility Plan	No scope. Drawing provided for information only. Final grading and utility installation shall be performed by the Above Grade Contractor.
C 164 UP	Utility Plan	<p>Scope includes notes W1 connection, W2 piping, W3 fittings &amp; W22 hydrant. Scope includes notes D1 &amp; D2</p> <p>Final grading and other utility installation shall be performed by the Above Grade Contractor. Final hydrant adjustment shall be performed by the Above Grade Contractor.</p>
C 165 UP	Utility Plan	No scope. Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor.

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C 166 UP	Utility Plan	No scope. Drawing provided for information only. Final grading and utility installation shall be performed by the Above Grade Contractor.
C200 UP	Storm Profiles	D13-D12-D11 storm line with asphalt patch on Olmsted. Other scope by Above Grade Contractor
C201 UP	Storm Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor.
C 202 UP	Storm Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor.
C 205 UP	Storm Profiles	S1-S2-S3 -S4 sanitary bypass with asphalt patch on Olmsted. Other scope by Above Grade Contractor
C 210 UP	Storm Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor.
C 211 UP	Storm Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor.
C 212 UP	Storm Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor.
C 215 UP	Water Profiles	Water Line A. Other scope by Above Grade Contractor
C 216 UP	Water Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor.
C 217 UP	Water Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor
C 218 UP	Water Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor
C 220 UP	Electrical Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor
C 221 UP	Electrical Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor
C 2 25 UP	Gas Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor
C 2 30 2	Telecom Profiles	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor
C 500 DT	ESC Notes	Project Info

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C 501 DT	ESC Details	Project Info
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C 502 DT	ESC Details	All root pruning shall be performed by an approved Certified Arborist.
C 503 DT	ESC Details	Tree Protection – Boring – See the specifications for Tree Protection requirements. 1/C503T note 10 – Call the COTR for access into Tree Protection areas.
		Tree Protection – 1/C503T note 2 – All work shall be performed under the supervision of a Certified Arborist.
C 507 DT	Storm Water Management Plan - Details	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor.
C 508 DT	Storm Water Management Plan - Details	Provide maintenance of the erosion control for the below grade contract duration. DOEE coordinated and inspections will transfer to the Above Grade Contractor for final grading and final inspections.
C 5 10 DT	Site Details	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor.
C 5 15 DT	Storm Details	Manholes – Precast or Cast in Place details.
C 5 16 DT	Storm Details	Manholes & cleanout details
C 520 DT	Sanitary Details	Manhole and piping details.
C 525 DT	Contaminated Storm Details	Drawing provided for information only. Final grading and other utility installation shall be performed by the Above Grade Contractor
C 530 DT	Water Details	Piping, thrust block and valve installation details
C 531 DT	Water Details	Hydrant and thrust block installation details.