

3. As-Built Drawings

Prior to final project acceptance and the release of the guarantee, the contractor, developer or consultant shall provide the City with, one complete set of paper print/bond copies and digital format files of the as-built drawings showing all public improvements and other selected project improvements, as actually constructed in the field. As-built drawings shall be submitted to the Deputy Director of Public Works-Engineering for acceptance.

***See Section 01102, No.1 “Shop Drawings and Working Drawings” for minimum/maximum acceptable sheet sizes & No.2 “Digital Files” for digital file requirements.**

Drawings shall be prepared using field run measurements and elevations to show the horizontal and/or vertical location of the project improvements after the completion of their installation or construction and shall be certified to by a Maryland Registered Land Surveyor.

**All as-built information shall be designated in RED in the finalized pdf.
As built information is to be clearly distinguishable on all digital files.**

Drawings shall reflect the following accuracy specifications:

- a.** Stormwater management ponds shall be in accordance with the standards and specifications set by the area Natural Resources Conservation Service office for as-built drawings. Field run measurements and elevations shall be certified by a Maryland Registered Land Surveyor. A Maryland Registered Professional Engineer shall certify all stormwater management as-builts to guarantee that the stormwater management facility operates as designed.
- b.** Horizontal and vertical as-built field and design information on plan and profile drawings shall be provided for but not limited to:
 - 1.** Elevations, stationing, distances and measurements to be expressed to the nearest hundredth.
 - 2.** Public utilities and utility structures for sanitary sewer, storm drain, water and electrical: pipe classes, pipe types and sizes, pipe slope percentages; top of manhole, inlet and other structure elevations; pipe invert elevations in and out, pipe elevations crossing the path of public utilities, etc.
 - 3.** Public road, streets, alleys, drives, etc: Finished centerline profile grade elevations; horizontal and vertical curve data; street centerline intersection elevations; Finished grade slope percentages, etc.
 - 4.** Public sidewalks, paths, trails, buildings, park layouts, etc.

5. Contours: extend 50' on each side of City street rights-of-way, extend 25' on each side of City easements, within the boundary of City owned lands, etc.
6. Horizontal as-built information is required for the following private facilities; buildings, structures, streets, roads, alleys, drives, parking lots, etc.
7. Horizontal and vertical as-built information is required for the following private facilities which cross or tie into public utilities or which affect or may affect a public facility including pipe inverts in and out, pipe sizes, pipe elevations and location where private lines cross public utilities, streets, rights-of-way and easements.

As-built submittals shall include all plans, profiles, details, notes, schedules and other pertinent sheets. The cover sheet of the project shall be included with the as-built submittal. The cover sheet shall include all required as-built certifications and shall clearly show which drawings are as-built. All as-built drawings shall have the "AS-BUILT" label clearly and prominently shown on each submitted drawing, preferably in the lower right hand corner of the drawing.

The as-built drawings shall include on all as-built sheets the following certification signed and dated by the appropriate Maryland Registered Professional Engineer and/or Maryland registered Land Surveyor assuming responsibility for the submitted project. The Maryland Registration number of the signing professional shall be designated.

All as-built drawings shall include, on all as-built sheets, the following certification signed and dated by the appropriate Maryland Registered Professional Engineer and/or Maryland Registered Land Surveyor assuming responsibility for the submitted project:

"I hereby certify that to the best of my professional knowledge, information and belief, this complete set of drawings submitted is as-built. The improvements have been filed located and meet the requirements set forth in the City of Frederick Standard Construction Specifications Section-01102 entitled "Site Conditions, Plans and Special Provisions" Subsection 3 entitled "As-Built Drawings".

Date: _____

**Engineer/Surveyor Signature, Title and
 Maryland Registration Number**

All field as-built measurements and elevations shall be certified to by a Maryland Registered Land Surveyor. A Maryland Registered Professional Engineer shall certify all stormwater management and design as-builts to ensure the facilities operate as designed.

The Deputy Director of Public Works-Engineering reserves the right, as the approving authority, to reject any set of drawings and digital files, in whole or in part, which does not reflect in full the above as-built criteria.

4. As-Built Water Valve Tie Drawings

Prior to final project acceptance and the release of the guarantee, the contractor, developer or consultant shall provide the City with one paper/bond & digital, pdf & dwf, copy of all water valve tie drawings in pdf & dwf format.

Water valve tie drawings shall be produced in accordance with the criteria set forth in the City of Frederick Standard Details (see Detail Sheet W-30A- B) and certified to by a Maryland Registered Land Surveyor. The criteria set forth for the drafting of water valve tie drawings ensure that they will appear uniform even though produced by different consultants.

5. As-built Criteria for Parkland Acceptance

The following criteria must be met prior to acceptance of parkland:

- a) All pertinent adjacent improvements must be installed (curb, public walk, paving, streetlights, homeowner's association items, etc.)
- b) All property corners must be in place.
- c) Grading complete in accordance with approved plans and City Specifications. This includes removal of all sediment control devices.
- d) Site must be "green" (i.e. permanent seeding in accordance with Frederick Natural Resources Conservation Service stabilization specifications).
- e) As-built drawings must be approved.
- f) Submit deed recordation documents for review and approval.
- g) Remove any undesired vegetation, trees, etc. as directed in the field.

6. Specifications

These Specifications, the Supplemental Specifications, the Plans, Special Provisions and all supplementary documents are essential parts of the Contract, and a requirement occurring in one is as binding as though occurring in all. They are intended to be complementary and to describe and provide for a complete project. In the event of any discrepancy between the drawing and figures written thereon, the figures, unless obviously incorrect, will govern over scaled dimensions. In the case of any discrepancy between the Plans and Specifications, the Supplemental Specifications will govern. Special Provisions will govern over Specifications, Supplemental Specifications and Plans. General Provisions will govern over all Contract Documents unless expressly provided for in the contract.