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ANTHONY CONSTRUCTION, INC.

6213 W. Lake Street, St. Louis Park, MN 55416. Tel. 952-994-2200

CONSTRUCTION MANAGEMENT PLAN: Updated 2-23-22

Chabad Center for Jewish Life

The following Construction Management Plan regulates all construction activities at, **11021 Hillside Lane West, parcel ID number 121172223002.** In addition to this plan, construction activities are subject to all applicable city ordinances and the conditions of approval adopted by the City Council on March 18, 2019. It is the General Contractor's responsibility to make subcontractors and other persons involved in the construction process aware of this plan, conditions of approval, and applicable regulations, as well as obtain any required permits from the city or outside agencies.

On-site Contact Information

Provide the contact information for the on-site Site Supervisor. Please note that this information may be used by the city or the public if questions or issues arise regarding the work being performed on the site.

Name of Site Supervisor: **Anthony Zucker** Company name: **Anthony Construction, Inc**
Company address: 6213 W Lake St. St. Louis Park, MN 55416
Cell phone: 952-994-2200 Office phone: 952-994-2200
Email: anthony@anthonyconstructioninc.com

Date of Construction

1. The General Contractor will schedule a pre-construction meeting with engineering, planning and natural resources staff.

2. No site work or construction will begin until after completion of the pre-construction meeting and issuance of all required grading and/or building permits.

3. The exterior of structures will be completed with 180 days of issuance of the building permit associated with that structure. (City Code 845.010.9)

Erosion Control and Tree Protection

1. Erosion control measures, including silt fence and inlet protection, will be installed in the locations required by city staff.

2. A rock entrance pad, or similar surface, will be installed at each location where vehicles enter or exit the construction site.

3. Tree protection fencing will be installed outside of the critical root zone of all trees to be saved, as reviewed and approved by the city.

4. All erosion control measures and tree protection fencing will be inspected by city staff prior to issuance of grading and/or building permits and periodically throughout the course of construction.

5. The General Contractor will inspect and maintain all erosion control measures and tree protection fencing on a continual basis to contain sediment within the grading and construction limits and to protect on and off-site vegetation until permanent ground cover is established. Control measures and fencing will be adjusted as needed to respond to conditions during the construction process.

6. Where the amount of disturbance is ¼ acre or greater, the contractor agrees to the following inspection requirements:

   - Perform routine inspections of the construction site once every seven days during active construction and within 24 hours after a rainfall event greater than 0.5 inches in 24 hours;

   - Record in writing all inspections and maintenance conducted during construction. These records must be made available at the city's request within 24 hours. Records should include the following information:

     (1) Date and time of inspections;
     (2) Name of person conducting the inspections;
     (3) Findings of inspections, including recommendations for corrective actions;
     (4) Corrective actions taken (including dates, times and party completing maintenance activities); and
     (5) Date and amount of all rainfall events greater than 0.5 inches in 24 hours.

7. Soil stockpiles and 3:1 slopes that will not be worked for over 14 days must be stabilized with vegetation, mulch, tarps or other means unless no run-off from them is directed toward a watercourse, tree protection area, or the site perimeter.

Construction Activities

1. Construction will follow city-accepted construction methods and industry standards.

2. Construction activities, including "start-up" of vehicles and/or construction equipment, will be limited to the hours of 7:00 a.m. to 8:00 p.m. No construction activity or noise will be permitted before 7:00 a.m. or after 10:00 p.m.(City Code 850.015.1)

3. All earthwork activities, including piling, will be monitored by on-site testing and soil engineers, hired by the General Contractor, to insure the work conforms to the project specifications.

4. Pile driving activities will not occur. (Indicate if piles will be screw-driven only).

Construction Parking

1. Construction and contractor vehicles will only enter and exit the site from Hillside Lane West.

2. Contractor vehicles will be parked on property/site.

3. All construction equipment will be located/parked on the site.

4. Prior to beginning any site work, the General Contractor shall notify all subcontractors and workers of the designated haul routes and parking areas.

Overall Site Conditions

1. All discarded construction materials, debris, and other litter will be placed in an adequate waste container. The General Contractor will execute a service agreement with a licensed trash hauler for regularly-scheduled trash removal. (City Code 845.010.12)

2. Construction materials will be delivered to the site on an as-needed basis; large material stockpiles will be minimized.

3. The General Contractor will institute a program for on-site dust control.

4. All haul routes will be kept clean of dirt and debris. As required by city staff, the General Contractor will execute a service agreement with a street sweeping contractor for regularly-scheduled sweeping.

5. All construction materials will be removed from the site within 60 days of completion of construction or issuance of a certificate of occupancy, whichever occurs first. (City Code 845.010.10)

6. All property will be seeded, sodded, or otherwise planted with a ground cover within 240 days of issuance of the grading or building permit. If the 240 days expires between November 1 and May 15, ground cover must be established by the following July 15. Escrow may by city staff to ensure maintenance of erosion control measures until permanent groundcover is fully established. (City Code 845.010.7)

7. The General Contractor is responsible for repairing any damage to public streets or adjacent properties.

Non-Compliance

1. Non-compliance with any of provision of this construction management plan may result in:

- issuance of a stop work order;
- issuance of citations; and/or
- the city's use of escrow dollars to bring the site into compliance.

2. Non-compliance with any provision of the Public Nuisance Ordinance (City Code 845) is a misdemeanor and is subject to the penalties contained in City Code 1310.

The undersigned hereby acknowledges that they are responsible for complying with the above conditions.

Signature of developer	Mordechai Grossbaum	2-23-2022
	Printed name	Date
Signature of general contractor	Anthony Zucker	2/23/22
	Printed name	Date