CONSTRUCTION DOCUMENTS
FOR
CELINA TOWN CENTER DRIVE ACCESS
LOT 5R, BLOCK A
CELINA TOWN CENTER ADDITION - PHASE 2

4.19 ACRES
ZONING C-2 (GENERAL COMMERCIAL DISTRICT)
CELINA, COLLIN COUNTY, TEXAS

February, 2014

GENERAL NOTES:

1. IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR SHALL BE SOLELY AND COMPLETELY RESPONSIBLE FOR CONDITIONS OF THE JOB SITE, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY DURING PERFORMANCE OF THE WORK. THIS REQUIREMENT WILL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. ANY CONSTRUCTION OBSERVATION BY THE ENGINEER OF THE CONTRACTOR'S PERFORMANCE IS NOT INTENDED TO INCLUDE REVIEW OF THE ADEQUACY OF THE CONTRACTOR'S SAFETY MEASURES, IN, ON OR NEAR THE CONSTRUCTION SITE.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR RAZING AND REMOVAL OF THE EXISTING STRUCTURES, RELATED UTILITIES, PAVING, AND ANY OTHER EXISTING IMPROVEMENTS AS NOTED. REF. SITE WORK SPECIFICATIONS.
3. CONTRACTOR IS TO REMOVE AND DISPOSE OF ALL DEBRIS, RUBBISH AND OTHER MATERIALS RESULTING FROM PREVIOUS AND CURRENT DEMOLITION OPERATIONS. DISPOSAL WILL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND/OR FEDERAL REGULATIONS GOVERNING SUCH OPERATIONS.
4. THE GENERAL CONTRACTOR WILL BE HELD SOLELY RESPONSIBLE FOR AND SHALL TAKE ALL PRECAUTIONS NECESSARY TO AVOID PROPERTY DAMAGE TO ADJACENT PROPERTIES DURING THE CONSTRUCTION PHASES OF THIS PROJECT.
5. ALL CONSTRUCTION IN STATE HIGHWAY DEPARTMENT RIGHT-OF-WAY SHALL BE COORDINATED WITH THE HIGHWAY DEPARTMENT RESIDENT MAINTENANCE ENGINEER. SPECIFICATIONS ADOPTED BY USA DEPARTMENT OF TRANSPORTATION, MARCH 1, 1993, AND SPECIFICATION ITEMS LISTED AND DATED AS FOLLOWS SHALL GOVERN ON THIS PROJECT.
6. ALL SITE WORK FOR THIS PROJECT SHALL MEET OR EXCEED THE SPECIFICATIONS OF THE RELEVANT UTILITY COMPANY OR REGULATORY AUTHORITY, AND THE SPECIFICATIONS FOR THE CONSTRUCTION OF THE EXISTING IMPROVEMENTS WHICH ARE BEING ALTERED OR REPLACED. CONTRACTOR SHALL CONTACT THE ENGINEER FOR SPECIFICATION SECTIONS FOR ITEMS SUCH AS LANDSCAPING AND IRRIGATION THAT ARE AFFECTED BY THE WORK BUT NOT COMPLETELY DETAILED OR SPECIFIED ON THESE PLANS.
7. TOPOGRAPHIC AND BOUNDARY SURVEY PROVIDED BY A&W SURVEYING, P.O. BOX 870029, MESQUITE, TX 75187, 972-681-4975 FAX. 972-681-4954.
8. UNDERGROUND UTILITIES SHOWN ARE BASED ON A COMBINATION OF FIELD SURVEY DATA, AVAILABLE UTILITY MAPS, AND MARKED LOCATIONS BY UTILITY OWNERS. THE UTILITIES SHOWN MAY NOT REFLECT ALL UNDERGROUND UTILITIES IN THIS AREA. PRIOR TO ANY CONSTRUCTION THE CONTRACTOR SHALL FIELD VERIFY ALL HORIZONTAL AND VERTICAL LOCATIONS, PRIOR TO ANY CONSTRUCTION, PARTICULARLY WHERE CONNECTIONS ARE CRITICAL.

VICINITY MAP
1"=1000'

owner:

CELINA TOWN CENTER, LTD.
635 W. CAMPBELL ROAD
SUITE 232
DALLAS, TX 75087

engineer:

TEXAS DEVELOPMENT SERVICES
906 W. McDERMOTT DRIVE
SUITE 196-296
ALLEN, TX 75013
469-853-6538
TX FRIM NO. 12790

surveyor:

A&W Surveyors, Inc.
P.O. Box 870029
Mesquite, TX 75187
972-681-4975.

CITY OF CELINA
ENGINEERING DEPARTMENT
RELEASED FOR CONSTRUCTION
DATE 5/6/14 BY

PRIOR TO CONSTRUCTION, THE OWNER OR THEIR REPRESENTATIVE SHALL NOTIFY THE CITY OF CELINA ENGINEERING DEPARTMENT AT 972-382-2682 x1081. CONSTRUCTION DRAWINGS STAMPED BY THE CITY OF CELINA SHALL BE ON THE PROJECT SITE AT ALL TIMES DURING CONSTRUCTION. THE CITY OF CELINA STANDARD SPECIFICATIONS FOR CONSTRUCTION SHALL TAKE PRECEDENCE OVER THESE PLANS WHENEVER IN CONFLICT THEREWITH. DISCLAIMER: ALL NECESSARY APPROVALS AND PERMITS SHALL BE ACQUIRED PRIOR TO CONSTRUCTION.

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TXDOT TCP (2-1)-12

TEXAS ONE CALL SYSTEM, INC. 1-800-245-4545 STOP-CALL BEFORE YOU DIG!

CAUTION!!!
EXISTING UTILITIES & UNDERGROUND UTILITIES EXISTING UTILITIES AND UNDERGROUND FACILITIES INDICATED ON THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION SUPPLIED BY THE VARIOUS OWNERS OF THE FACILITIES. THE ENGINEER DOES NOT ACCEPT THE RESPONSIBILITY FOR THE UTILITY LOCATIONS SHOWN. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY BOTH HORIZONTALLY AND VERTICALLY THE LOCATION OF ALL EXISTING UTILITIES AND UNDERGROUND FACILITIES PRIOR TO CONSTRUCTION, TO TAKE NECESSARY PRECAUTIONS IN ORDER TO PROTECT ALL FACILITIES ENCOUNTERED, AND TO NOTIFY THE ENGINEER PROMPTLY OF ALL CONFLICTS OF THE WORK WITH EXISTING FACILITIES. THE CONTRACTOR SHALL PRESERVE AND PROTECT ALL EXISTING FACILITIES FROM DAMAGE DURING CONSTRUCTION. ANY DAMAGE BY THE CONTRACTOR TO EXISTING UTILITIES SHALL BE REPAIRED BY THE CONTRACTOR AT HIS/HER EXPENSE.

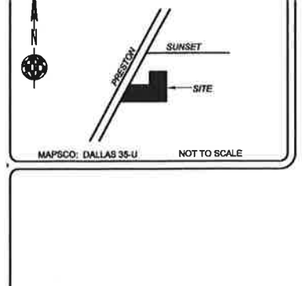
BENCH MARK:
1. TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TxDOT GPS D0430056" LOCATED APPROXIMATELY 40' SOUTH OF BUSINESS 289 AND 68 FEET WEST OF S.H. 289. PUBLISHED ELEVATION: 682.43
2. TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TXDOT GPS D0430066" LOCATED APPROXIMATELY 50' NORTH FM 455 AND 100 FEET EAST OF S.H.289. PUBLISHED ELEVATION: 719.61

STATE OF TEXAS
Brian L. Umberger
82474
REGISTERED PROFESSIONAL ENGINEER

February 18, 2014

R-201310-01

Alteration of a sealed document without proper notification to the responsible engineer is an offense under the Texas Engineering Practice Act. The seal appearing on this document was authorized by Brian L. Umberger, P.E., #82474, on February 18, 2014



NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	106°32'48"	30.00'	55.79'	S38°02'59"E	48.09'
C2	17°25'16"	30.38'	9.24'	S82°36'07"E	9.20'
C3	90°00'00"	30.00'	47.12'	S43°41'15"W	42.43'
C4	100°07'34"	30.00'	52.43'	N34°50'22"W	46.01'
C5	13°15'44"	66.00'	15.27'	S78°16'22"E	15.24'
C6	66°50'52"	30.00'	35.07'	S48°42'51"W	33.11'
C7	89°43'05"	30.00'	46.98'	N46°27'13"W	42.32'
C8	90°11'01"	30.00'	47.22'	N43°35'44"E	42.49'
C9	26°21'25"	40.02'	18.41'	N11°51'57"E	18.25'
C10	106°32'10"	40.02'	15.31'	N09°38'56"E	15.22'
C11	33°33'26"	30.00'	17.57'	S71°54'32"W	17.32'
C12	90°57'26"	30.00'	31.38'	S46°29'18"E	28.19'
C13	110°59'55"	20.01'	38.77'	S29°21'26"E	32.98'
C14	21°55'22"	40.02'	15.31'	N09°38'56"E	15.22'
C15	33°15'25"	80.00'	46.44'	S56°46'20"E	45.79'
C16	90°08'55"	105.00'	165.21'	N46°23'13"W	148.68'
C17	90°08'55"	95.00'	149.47'	N46°23'13"W	134.52'
C18	44°24'53"	70.00'	54.26'	S69°15'13"E	52.91'
C19	18°26'06"	20.00'	6.43'	S82°14'37"E	6.41'
C20	90°08'27"	20.00'	31.47'	N46°23'26"W	28.32'
C21	89°51'33"	20.00'	31.37'	S43°36'34"W	28.25'
C22	28°51'35"	44.02'	22.18'	S09°54'33"W	21.94'
C23	33°33'26"	30.00'	17.57'	S74°32'02"E	17.32'
C24	89°48'59"	30.00'	47.03'	S46°24'16"E	42.36'
C25	75°11'54"	30.00'	39.37'	S36°06'11"E	36.61'
C26	73°27'12"	30.00'	38.46'	S51°57'01"E	35.88'

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	S73°01'34"E	34.70'	L25	N20°36'37"E	39.81'
L2	N88°41'15"E	54.46'	L26	N01°18'45"W	19.95'
L3	S73°53'30"E	12.05'	L27	S31°27'40"E	9.11'
L4	S15°31'27"E	13.42'	L28	S58°32'20"W	10.00'
L5	S88°41'15"W	16.61'	L29	S31°27'40"E	3.34'
L6	S89°23'31"W	24.00'	L30	S31°27'40"E	28.79'
L7	S01°30'48"E	24.00'	L31	N58°32'20"E	10.00'
L8	N88°41'15"E	137.64'	L32	S01°18'45"E	170.11'
L9	S71°38'35"E	9.03'	L33	S31°27'40"E	23.01'
L10	N88°41'15"E	142.67'	L34	N01°18'45"W	170.11'
L11	S01°29'46"E	102.12'	L35	S31°27'40"E	34.06'
L12	S15°13'25"W	84.32'	L36	S01°27'40"E	7.66'
L13	S15°13'25"W	76.22'	L37	N88°32'20"E	10.00'
L14	N15°13'25"E	35.58'	L38	S01°27'40"E	10.34'
L15	S15°31'27"E	8.09'	L39	S31°27'40"E	30.96'
L16	S88°40'37"W	25.04'	L40	N88°32'20"E	80.67'
L17	N88°41'15"E	166.19'	L41	N15°13'25"E	64.37'
L18	N82°12'17"E	33.73'	L42	N18°06'31"E	81.99'
L19	N88°32'20"E	79.23'	L43	N18°06'31"E	90.21'
L20	S25°02'40"W	16.55'	L44	N15°13'25"E	38.83'
L21	S01°18'45"E	16.47'	L45	N82°12'17"E	33.73'
L22	S20°36'37"W	34.23'	L80	S01°18'45"E	132.23'
L23	S01°18'45"E	25.55'	L95	S46°18'45"E	24.40'
L24	N88°40'47"E	23.61'			

OWNER'S CERTIFICATE

WHEREAS, CELINA TOWN CENTER, LTD., is the sole owner of a tract of land located in the COLLIN COUNTY SCHOOL LAND SURVEY, Abstract Number 167, City of Celina, Collin County, Texas, and being all of Lot 5, Block A, of CELINA TOWN CENTER ADDITION - PHASE 2, an Addition to the City of Celina, Collin County, Texas, according to the plat thereof recorded in Cabinet 2007, Page 393, Map Records, Collin County, Texas, and being all of Lot 3R, Block A, of CELINA TOWN CENTER ADDITION - PHASE 2, an Addition to the City of Celina, Collin County, Texas, according to the plat thereof recorded in Cabinet 2012, Page 426, Map Records, Collin County, Texas, and being more particularly described as follows:

Beginning at a 5/8-inch iron rod found for corner in the Southeast line of Preston Road, a variable width public right-of-way, at the Southwest corner of Lot 4R, Block A, of CELINA TOWN CENTER ADDITION - PHASE 2, an Addition to the City of Celina, Collin County, Texas, according to the plat thereof recorded in Cabinet 2012, Page 426, Map Records, Collin County, Texas, and being the Northwest corner of said Lot 5;

Thence North 88 deg. 41 min. 15 sec. East, passing at a distance of 292.87 feet the Northeast corner of said Lot 5, and being the Westerly Northwest corner of said Lot 3R, a distance of 309.57 feet to a 1/2-inch iron rod with a yellow plastic cap stamped "RPLS 5310" set at the Southeast corner of said Lot 4R;

Thence North 01 deg. 29 min. 46 sec. West, a distance of 156.01 feet to a 1/2-inch iron rod with a yellow plastic cap stamped "RPLS 5310" set for corner in the South line of Lot 1, Block A, of CELINA TOWN CENTER ADDITION - PHASE 1, an Addition to the City of Celina, Collin County, Texas, according to the plat thereof recorded in Cabinet 2008, Page 314, Map Records, Collin County, Texas, and being the Northeast corner of said Lot 4R, and being the Northerly Northwest corner of said Lot 3R;

Thence North 88 deg. 32 min. 20 sec. East, along said South line, a distance of 377.30 feet to an X-found at the Northwest corner of Lot 6, Block A, of CELINA TOWN CENTER ADDITION - PHASE 2, an Addition to the City of Celina, Collin County, Texas, and being at the Northeast corner of said Lot 3R;

Thence South 01 deg. 18 min. 50 sec. East, a distance of 330.36 feet to a 1/2-inch iron rod found for corner in the North line of a tract of land described in deed to C. M. Roberts Operations, Inc., recorded in Volume 5146, Page 1799, Deed Records, Collin County, Texas, and being at the Southwest corner of said Lot 6, and being the Southeast corner of said Lot 3R;

Thence South 88 deg. 40 min. 47 sec. West, passing at a distance of 81.14 feet the Northwest corner of said C. M. Roberts Operations, Inc., and the Northeast corner of a tract of land described in deed to Lynne Wolf, recorded in Document No. 94-007963, Deed Records, Collin County, Texas, continuing a total distance of 737.88 feet to a 1/2-inch iron rod found for corner in the said Southeast line of Preston Road, at the Northwest corner of said Wolf tract, and being at the Southwest corner of said Lot 5;

Thence North 51 deg. 13 min. 25 sec. East, along said Southeast line, a distance of 180.96 feet to the PLACE OF BEGINNING and containing 182,504 square feet or 4.190 acres of land.

OWNER'S DEDICATION

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:
That _____, does hereby adopt this plat designa
described property as LOT 3R-1 AND LOT 5R, of BLOCK A, CE
ADDITION - PHASE 2, an addition to the City of Celina, Collin C
hereby dedicate, in fee simple to the public use forever, the stree
other public improvements shown thereon. The streets and alley
for street purposes. The easements and public use areas, as sho
the public use forever, for the purposes indicated on this plat. No
trees, shrubs or other improvements or growths shall be construc
over or across the easements as shown, except that landscape i
placed on landscape easements, if approved by the City Council
In addition, utility easements may also be used for the mutual us
of all public utilities desiring to use or using the same unless the
use to particular utilities, said use by public utilities being subordi
and City of Celina's use thereof. Collin County, the City of Celina
utility entities shall have the right to remove and keep removed a
buildings, fences, trees, shrubs or other improvements or growth
way endanger or interfere with the construction, maintenance, or
respective systems in said easements. Collin County, the City of
and public utility entities shall at all times have the full right ingre
from their respective easements for the purpose of constructing,
inspecting, patrolling, maintaining, reading meters, and adding to
parts of their respective systems without the necessity at any tim
permission from anyone.

This plat approved subject to all platting ordinances, rules, regula
of the City of Celina, Texas.

WITNESS, my hand this the ____ day of , 2014.

BY: _____
Authorized Signature of Owner

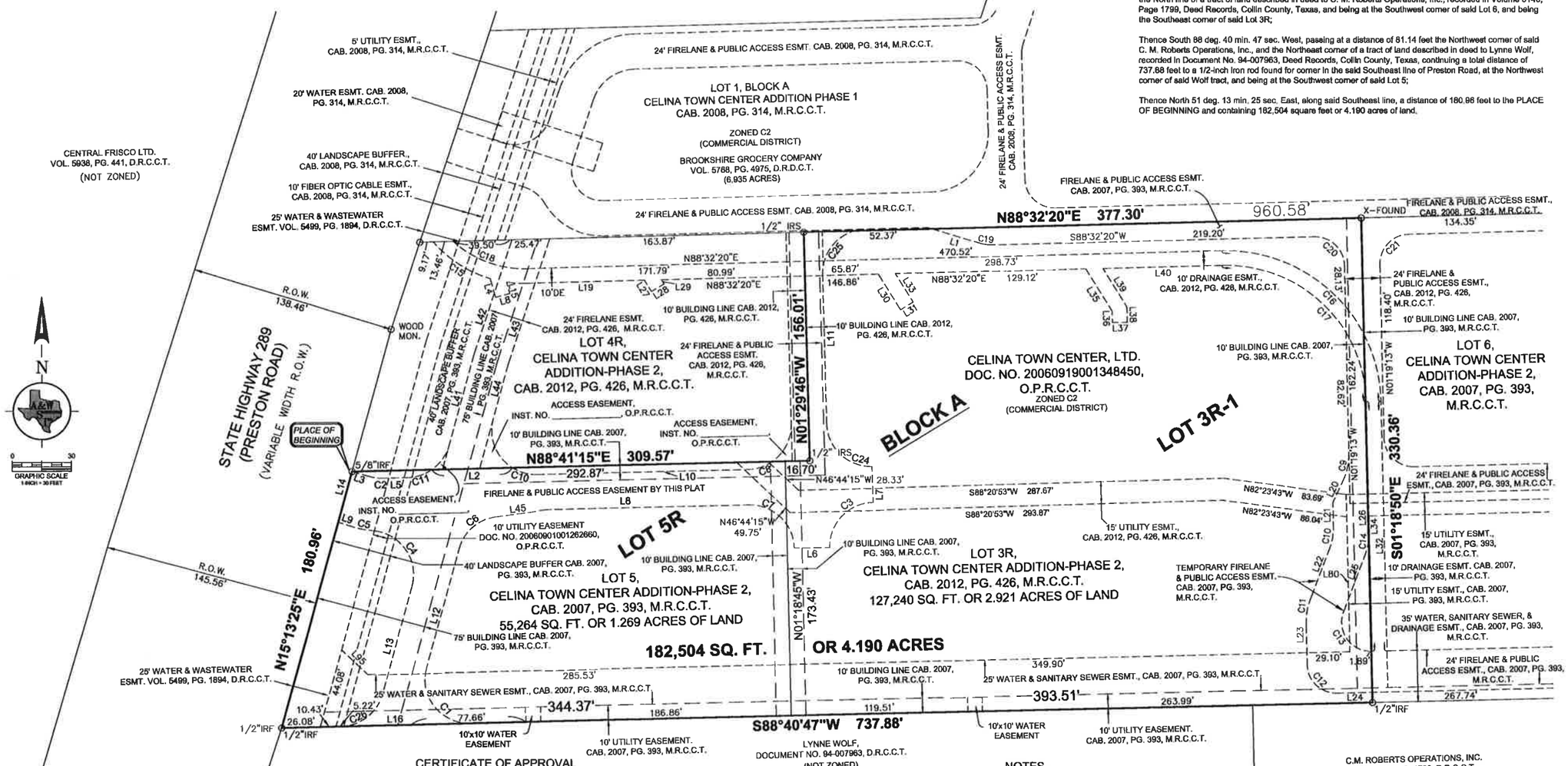
_____
Printed Name and Title

STATE OF TEXAS
COUNTY OF COLLIN

Before me, the undersigned authority, a Notary public in and for t
this day personally appeared _____, Owner, known
person whose name is subscribed to the foregoing instrument an
me that he executed the same for the purpose and consideration
Given under my and seal of office, this __ day of , 2014.

_____
Notary Public in and for the State of Texas

_____
My Commission Expires On:



SURVEYOR'S STATEMENT

KNOW ALL MEN BY THESE PRESENTS:
That I, John Turner, do hereby certify that I prepared this plat from
an actual and accurate survey of the land and that the corner mon
thereon as "set" were properly placed under my personal supervis
with the Subdivision Ordinance of the City of Celina.

_____
John Turner
Registration Professional Land Surveyor No. 5310

STATE OF TEXAS
COUNTY OF COLLIN

Before me, the undersigned authority, a Notary public in and for th
this day personally appeared John Turner, Registered Public Lan
known to me to be the person whose name is subscribed to the fo
and acknowledged to me that he executed the same for the purpo
considerations therein expressed.

Given under my and seal of office, this __ day of _____, 20

_____
Notary Public in and for the State of Texas

_____
My Commission Expires On:

LEGEND

D.R.C.C.T.	Deed Records, Collin County, Texas
M.R.C.C.T.	Map Records, Collin County, Texas
O.P.R.C.C.T.	Official Public Records, Collin County, Texas
C.M.	Controlling Monument
CAB.	Cabinet
PG.	Page
INST. NO.	Instrument Number

CERTIFICATE OF APPROVAL

Approved for preparation of final plat following construction of all public improvements (or appropriate sureties thereof) necessary for the subdivision shown on this plat.

RECOMMENDED BY: Planning and Zoning Commission, City of Celina, Texas

_____ Signature of Chairperson _____ Date of Recommendation

APPROVED BY: City Council, City of Celina, Texas

_____ Signature of Mayor _____ Date of Approval

NOTES

1. Selling a portion of this addition by metes and bounds is a violation of city ordinance and state law, and is subject to fines and withholding of utilities and building permits.

2. The undersigned does hereby covenant and agree that he or she or they shall construct upon the fire lane easements, as dedicated as shown hereon, a hard surface in accordance with the City of Celina's paving standards for fire lane, and that he or she or they shall maintain the same in a state of good repair at all times and keep the same free and clear of any structures, fences, trees, shrubs, or other improvements or obstruction, including but not limited to the parking of motor vehicles, trailers, boats or other impediments to the accessibility of fire apparatus. The maintenance of paving on the fire lane easements is the responsibility of the owner, and the owner shall post and maintain appropriate signs in conspicuous places along such fire lanes, stating "Fire Lane, No Parking." The local law enforcement agency(s) is hereby authorized to enforce parking regulations within the fire lanes, and to cause such fire lanes and utility easements to be maintained free and unobstructed at all times for Fire Department and emergency use.

3. The undersigned does hereby covenant and agree that the access easement may be utilized by any person or the general public for ingress and egress to public vehicular and pedestrian use and access, and for Fire Department and emergency use in along, upon and across said premises, with the right and

A & W SURVEYORS, INC.
P.O. BOX 870029, MESQUITE, TX. 75187
PHONE: (972) 681-4975 FAX: (972) 681-4954
WWW.AWSURVEY.COM

~ PROPERTY ADDRESS: PRESTON ROAD SOUTH OF SUNSET ROAD~

REPLAT
4.190 ACRES OF L
CELINA TOWN CENTER ADDI
BLOCK A, LOT 3R-1 &

R-2013-01

REPLAT OF LOT 3 CELINA TOWN CENTER A
AN ADDITION TO THE CITY OF CELINA, TEXAS
CABINET 2007, PAGE 393, MAP RECORDS, COL
AND LOT 3R, CELINA TOWN CENTER ADD

City of Celina
CONSTRUCTION GENERAL NOTES – Revised 8/12/2013

GENERAL

1. All construction shall be in accordance with the latest revision of the North Central Texas Council of Governments "Standard Specifications for Public Works Construction" including the Standard Drawings therein and the City of Celina's addendum thereto. Contractor shall have at least one set of approved Engineering Plans and Specifications on-site at all times.

2. Before beginning construction, the contractor shall prepare a construction sequence schedule. The construction schedule shall be such that there is minimum interference with traffic along or adjacent to the project.

3. Construction may not begin earlier than 7:00 A.M. on weekdays nor continue after dark without permission from the City of Celina. Construction on holidays and Saturday must be approved two days in advance. A fee of $300.00 a day for working on holidays and Saturday will be accessed payable to the city before work is performed. Work may not begin before 8:00 A.M. on holidays and Saturday and work on Sunday is prohibited without special permission and payment of fees.

4. Utilities shown on the plans were taken from field surveys and information provided by the utility companies. The completeness and the accuracy of this data is not guaranteed.

   The contractor is responsible for verifying the location of all underground utilities and structures and protecting them from damage during construction.

   It will be the responsibility of each contractor to protect all existing public and private utilities throughout the construction of this project. Contractor shall contact the appropriate utility companies for line location prior to commencement of construction and shall assume full liability to those companies for any damages caused to their facilities.

DIG TESS	800-DIG-TESS
GCEC-TELECOM	903-482-7274
GCEC-ELECTRIC	903-821-3007
AT&T	972-569-3013
ATMOS ENERGY	972-881-4161
ATMOS ENERGY	214-341-9900
CROSSTEX ENERGY	817-570-6753
ONEOK	903-257-6594
COSERV-ELEC	940-321-7800
COSERV-GAS	940-321-7800
CITY OF CELINA	972-382-2682
TOWN OF PROSPER	972-347-9969
MARILEE SUD	972-382-3222
GRANDE	972-410-0583
SUDDEN LINK	469-853-0486

5. Work may not be backfilled or covered until the City has inspected it.

6. Material testing shall be performed by an independent testing laboratory and paid for by the Contractor. The following material tests shall be provided by the Contractor:

   a. Embankment - One soil density test shall be performed at each location for each 500 C.Y. of backfill placed.
   b. Pavement Sub grade - One gradation test (where lime stabilized) and one soil density test shall be performed for each 300 linear feet of pavement unless otherwise noted. Gradations must pass 100% through a 1-¼" sieve and 60% through a #4 sieve.
   c. Utility Trench Backfill - One soil density test shall be performed at 300 feet intervals or as directed by the Inspector.
   d. Concrete Tests:
      (1). Compressive Strength - Four test cylinders shall be taken from a representative portion of the concrete being placed for every 150-cubic yards of concrete pavement placed, but in no case shall less than 2 sets of cylinders be taken from any one day's placement.)
      (2). Air, slump, and temperature tests shall be taken for every set of cylinders made. Concrete with a temperature above 95° F will be rejected.
      (3). Additional cylinders and/or tests may be required at the Inspector's discretion.

   The City shall select the location and depth of each soil density test unless otherwise directed.

7. All excavation on the project is unclassified.

8. Temporary erosion control shall be used to minimize the spread of silt and mud from the project on to existing streets, alleys, drainage ways and public and private property. Temporary erosion controls may include silt fences, rock check dams, stabilized construction entrances, straw bales, berms, dikes, swales, strips of undisturbed vegetation, check dams and other methods as required by the City Manager or his representative and shall conform to the Storm Water Quality Best Management Practices for Construction Activities as published by the North Central Texas Council of Governments and the City of Celina Erosion and Sediment Control Manual.

9. Finished slopes on public rights-of-way and easements shall not be steeper than 4:1. All slopes steeper than 6:1 shall be covered with erosion control matting and are hydro mulched and maintained by the contractor until grass covers all parts of the slope.

10. The contractor shall maintain two-way traffic at all times along the project.

11. Remove, salvage and replace all street and traffic control signs, which may be damaged by the construction of the project.

12. All trenching and excavation shall be performed in accordance with OSHA standards. Trench safety design will be the responsibility of the Contractor. Contractor shall submit a trench safety design approved by a professional engineer to the City for review prior to the start of any underground utility construction.

PAVING

1. All embankments shall be compacted to 95% Standard Proctor density.

2. All streets and alleys shall be placed on lime stabilized sub grade with a lime content of not less than 7%. or as approved by city engineer.

3. The minimum 28 day compressive strength of concrete street paving shall not be less than 3600 psi and shall be air entrained. Water may not be applied to the surface of concrete paving to improve workability.

4. All curb and gutter shall be integral with the pavement.

5. Parabolic crowns are required on all street pavements except on major thoroughfares where straight sections are required.

6. Streets and alleys shall be constructed with provisions for sidewalk ramps at all intersections.

DRAINAGE

1. Storm sewer pipe shall be reinforced concrete, Class III unless otherwise noted.

2. All structural concrete shall be Class "C" (3600 psi compressive strength at 28 days), air entrained.

3. The contractor shall install plugs in storm sewer lines or otherwise prevent mud from entering the storm sewer system during construction.

WATER AND SANITARY SEWER

1. Water mains shall be AWWA C-900 or 905 PVC Class 200 unless otherwise noted. Minimum cover for waterlines is 48" below top of curb, 60" where no curbed street is present or as required to clear existing utilities, whichever is greater. Class B+ embedment unless otherwise noted.

2. All utility trench backfill shall be performed in 12" loose lifts and mechanically compacted with approved vibratory methods.

3. Marking tape shall be installed one foot above and over PVC water lines.

4. Fittings for PVC water lines shall be ductile iron and be encased in a polyethylene sheath.

5. All Mechanical Joints will be restrained. (Mega-Lug etc.)

6. Valves, including tapping valves shall be resilient seat gate valves, unless noted otherwise.

7. All direct burial valves shall be provided with cast iron valve boxes with PVC stacks. Valve stacks shall be vertical and concentric with the valve stem. Stainless steel valve extensions are required on all valves where the operating nut is greater than 4 feet below finished grade.

8. Fire hydrants shall be Waterous or equal as directed or approved by the City of Celina on a case by case basis and field painted silver with bonnet and caps color-coded to pipe size.
   a. Six inch line- silver body with RED bonnet and caps.
   b. Eight inch line- silver body with BLUE bonnet and caps.
   c. Ten inch line- silver body with GREEN bonnet and caps.
   d. Twelve inch and larger- silver body with YELLOW bonnet and caps.

9. All exposed bolting on any buried equipment or material shall be stainless steel. Included are:
   a. Bonnet and stuffing box bolts on valves.
   b. Shoe bolts on fire hydrants.
   c. Flange bolts.
   d. "Cor-ten" mechanical joint "T" bolts are acceptable for direct burial service.

10. Depending on meter size; meter boxes shall be DFW37C-12-1SAF, DFW38C-14-1SAF, DFW65C-14-1SAF, or approved equal, and shall incorporate the Celina logo in the lid.
11. One sample station shall be provided to the city for every 250 connections.

Sanitary sewer mains shall be DR 35 PVC. Embedment shall be Class H unless otherwise noted.

   a. The contractor shall install and maintain watertight plugs in all connections to the City's sanitary sewer system until the City accepts the project.
   b. All sanitary sewer lines and manholes shall be leak tested before the project is accepted. Deflection testing of PVC sewer lines is required. Deflection shall be tested with a mandrel for 5% deflection.
   c. All sewer lines shall be video inspected with a copy of the video and station report submitted to the Inspector.
   d. Mandrel, Air Test, and Video inspection shall not be performed until all utilities are complete, in place, and backfilled.

Specifications are not meant to exclude any other manufacturer. Any specification may be replaced with an approved equal upon approval by the City of Celina.

CITY PROJECT No.
R-2013010-01

GENERAL NOTES
CELINA TOWN CENTER
DRIVE ACCESS
LOT 5R, BLOCK A

CELINA TOWN CENTER, LTD.
635 W. Campbell Road
Suite 232

REVISIONS:

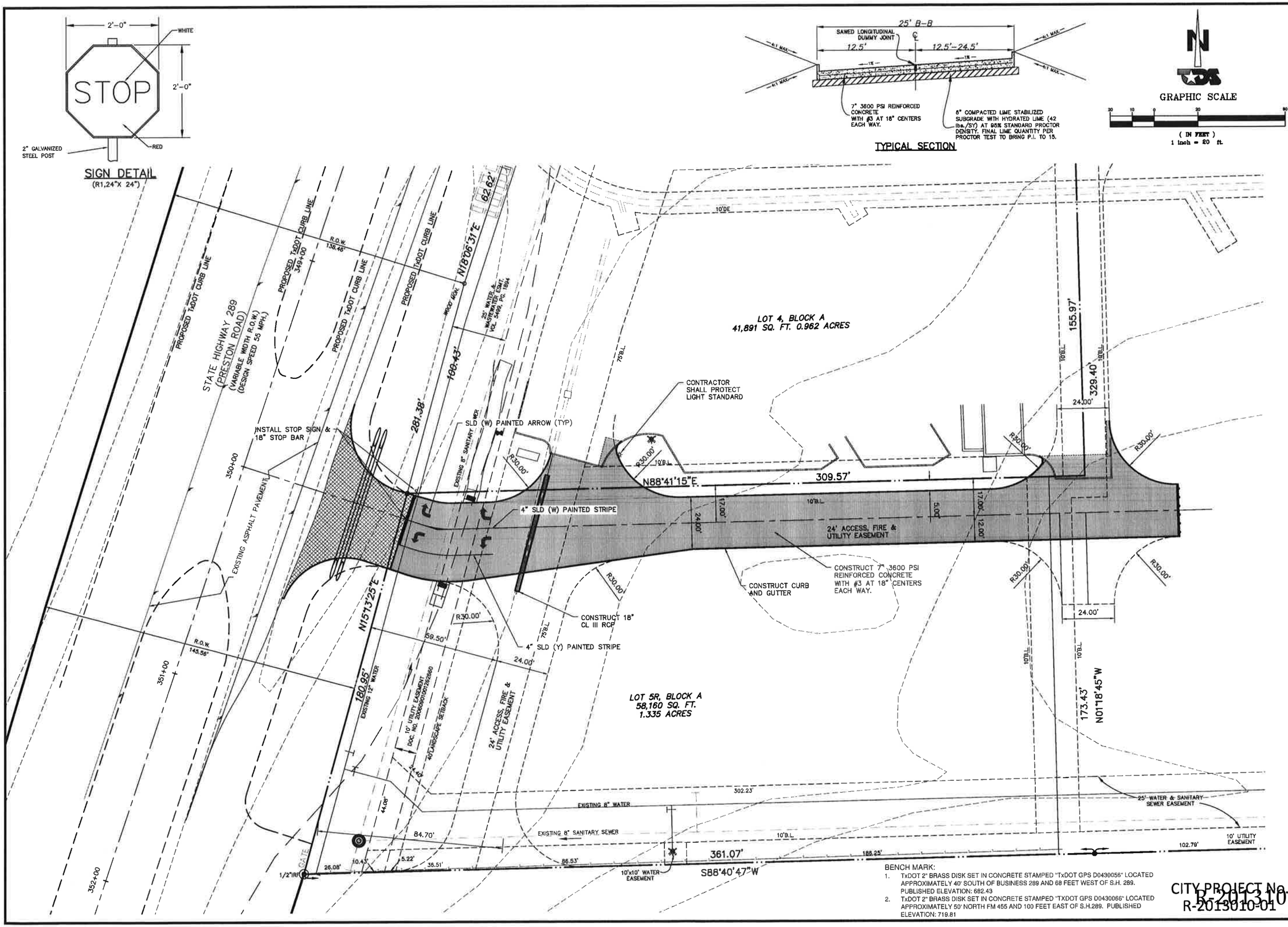
Brian L. Ur
82474
REGISTERED PROFESSIONAL
STATE OF

February 18

TEXAS DEVELOPME
906 W. McDERMO
SUITE 196
ALLEN, TX 7
469-853-8
TX FIRM NO.

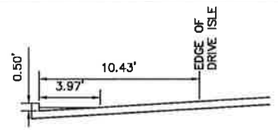
TDS PROJECT N

C-0

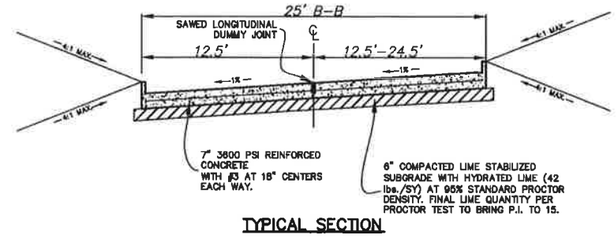

2'-0"
WHITE
STOP
2'-0"
RED
2" GALVANIZED STEEL POST
SIGN DETAIL
(R1,24"X 24")
25' B-B
SAWED LONGITUDINAL DUMMY JOINT
12.5'
12.5'-24.5'
7" 3600 PSI REINFORCED CONCRETE WITH #3 AT 18" CENTERS EACH WAY.
6" COMPACTED LIME STABILIZED SUBGRADE WITH HYDRATED LIME (42 lbs./SY) AT 95% STANDARD PROCTOR DENSITY. FINAL LIME QUANTITY PER PROCTOR TEST TO BRING P.I. TO 15.
TYPICAL SECTION
GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.
STATE HIGHWAY 289 (PRESTON ROAD)
(VARIABLE WIDTH R.O.W.)
(DESIGN SPEED 55 MPH.)
PROPOSED TxDOT CURB LINE
R.O.W. 138.46'
R.O.W. 145.56'
N18°06'31"E
62.62'
180.43'
281.38'
180.95'
N15°13'25"E
LOT 4, BLOCK A
41,891 SQ. FT. 0.962 ACRES
LOT 5R, BLOCK A
58,160 SQ. FT.
1.335 ACRES
155.97'
329.40'
173.43'
N01°18'45"W
N88°41'15"E
309.57'
S88°40'47"W
361.07'
302.23'
188.25'
102.79'
84.70'
86.53'
69.50'
44.08'
26.08'
10.43'
5.22'
36.51'
24.00'
17.00'
5.00'
12.00'
R30.00'
10'B.L.
75'B.L.
10'DE
INSTALL STOP SIGN & 18" STOP BAR
SLD (W) PAINTED ARROW (TYP)
4" SLD (W) PAINTED STRIPE
4" SLD (Y) PAINTED STRIPE
CONTRACTOR SHALL PROTECT LIGHT STANDARD
CONSTRUCT 18" CL III RCP
CONSTRUCT CURB AND GUTTER
CONSTRUCT 7" 3600 PSI REINFORCED CONCRETE WITH #3 AT 18" CENTERS EACH WAY.
24' ACCESS, FIRE & UTILITY EASEMENT
EXISTING ASPHALT PAVEMENT
EXISTING 8" SANITARY SEWER
EXISTING 12" WATER
EXISTING 8" WATER
EXISTING 8" SANITARY SEWER
25' WATER & SANITARY SEWER EASEMENT
10' UTILITY EASEMENT
10'x10' WATER EASEMENT
40' LANDSCAPE SETBACK
GATE
1/2"IRF
BENCH MARK:
1. TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TxDOT GPS D0430056" LOCATED APPROXIMATELY 40' SOUTH OF BUSINESS 289 AND 68 FEET WEST OF S.H. 289. PUBLISHED ELEVATION: 682.43
2. TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TXDOT GPS D0430066" LOCATED APPROXIMATELY 50' NORTH FM 455 AND 100 FEET EAST OF S.H.289. PUBLISHED ELEVATION: 719.81
CITY PROJECT No.
R-20130010-01
SITE PLAN
CELINA TOWN CENTER
DRIVE ACCESS
LOT 5R, BLOCK A
CELINA TOWN CENTER, LTD.
635 W. Campbell Road
Suite 232
REVISIONS:
February 18
TEXAS DEVELOPME
906 W. McDERM
SUITE 196
ALLEN, TX 7
469-853-6
TX FRIM NO.
TDS PROJECT
C-04

Manning's Equation for Gutter Flow
Q=0.56/n*Sx^⅝*S^½*T^⅜

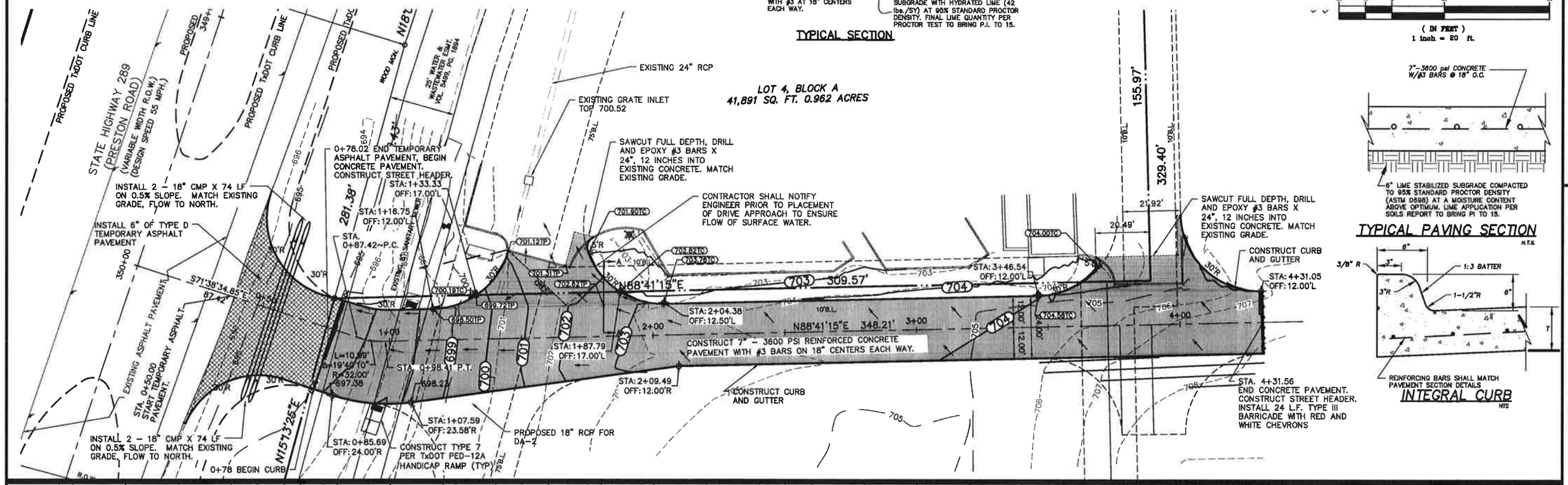
*Cross Slope =	5.49
n (manning) =	0.0175
S Long Slope	4.8
T width of flow =	3.97
Q cfs =	2.20



SECTION "A–A"



TYPICAL SECTION



PAVING PLAN AND PROFILE
CELINA TOWN CENTER
DRIVE ACCESS
LOT 5R, BLOCK A

CELINA TOWN CENTER, LTD.
635 W. Campbell Road
Suite 232

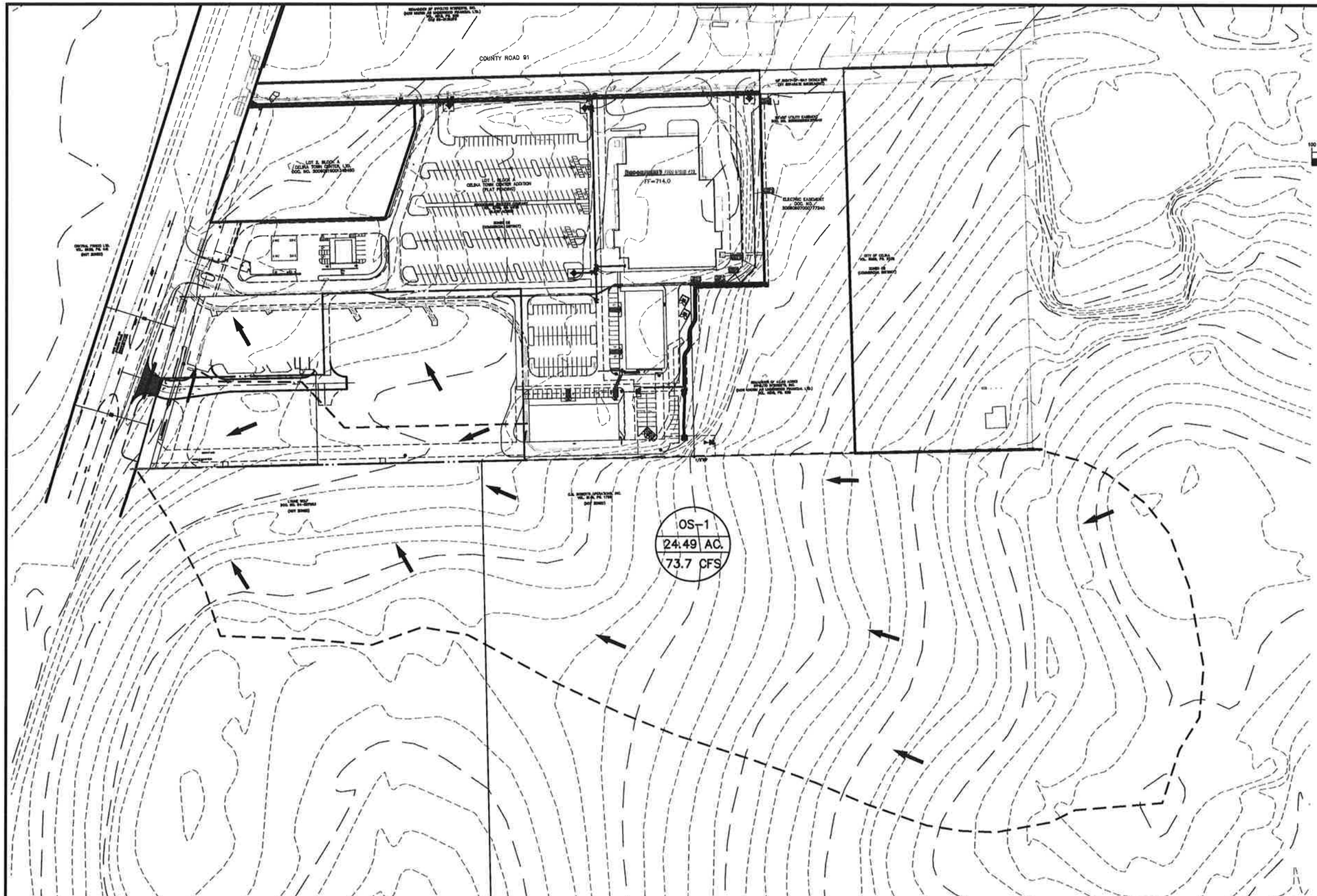
REVISIONS:

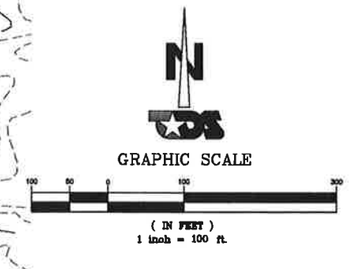
February 18,

TEXAS DEVELOPME
906 W. McDERMO
SUITE 196
ALLEN, TX 7
469-853-6
TX FRIM NO.
TDS PROJECT N

CITY PROJECT No.
R-201310-01

C-05





DRAINAGE DESIGN CRITERIA

$Q_{100} = C * I_{100} * A$

Q_{100} = CUBIC FEET PER SECOND

I_{100} = INTENSITY PER HOUR

C = RUNOFF COEFFICIENT

A = AREA IN ACRES

STORM WATER RUNOFF CALCULATIONS

DRAINAGE AREA	TC	C	I_{100}	AREA	Q_{100}	FLOW DIRECTED TO
OS-1	20	0.40	7.52	24.49	73.7	SHEET FLOW / CHANNELIZED FLOW TO S.H.287

BENCH MARK:

1. TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TxDOT GPS D0430056" LOCATED APPROXIMATELY 40' SOUTH OF BUSINESS 289 AND 68 FEET WEST OF S.H. 289. PUBLISHED ELEVATION: 682.43
2. TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TXDOT GPS D0430066" LOCATED APPROXIMATELY 50' NORTH FM 455 AND 100 FEET EAST OF S.H.289. PUBLISHED ELEVATION: 719.81

CITY PROJECT No.
R-2013010-01

PRE-DEVELOPMENT DRAINAGE AREA MAP
CELINA TOWN CENTER DRIVE ACCESS

CELINA TOWN CENTER, LTD.
635 W. Campbell Road
Suite 232

REVISIONS:

STATE OF TEXAS
Brian L. Um
82474
REGISTERED PROFESSIONAL ENGINEER

February 18,

TEXAS DEVELOPMEN
906 W. McDERMO
SUITE 196-
ALLEN, TX 7
469-853-65
TX FRIM NO.

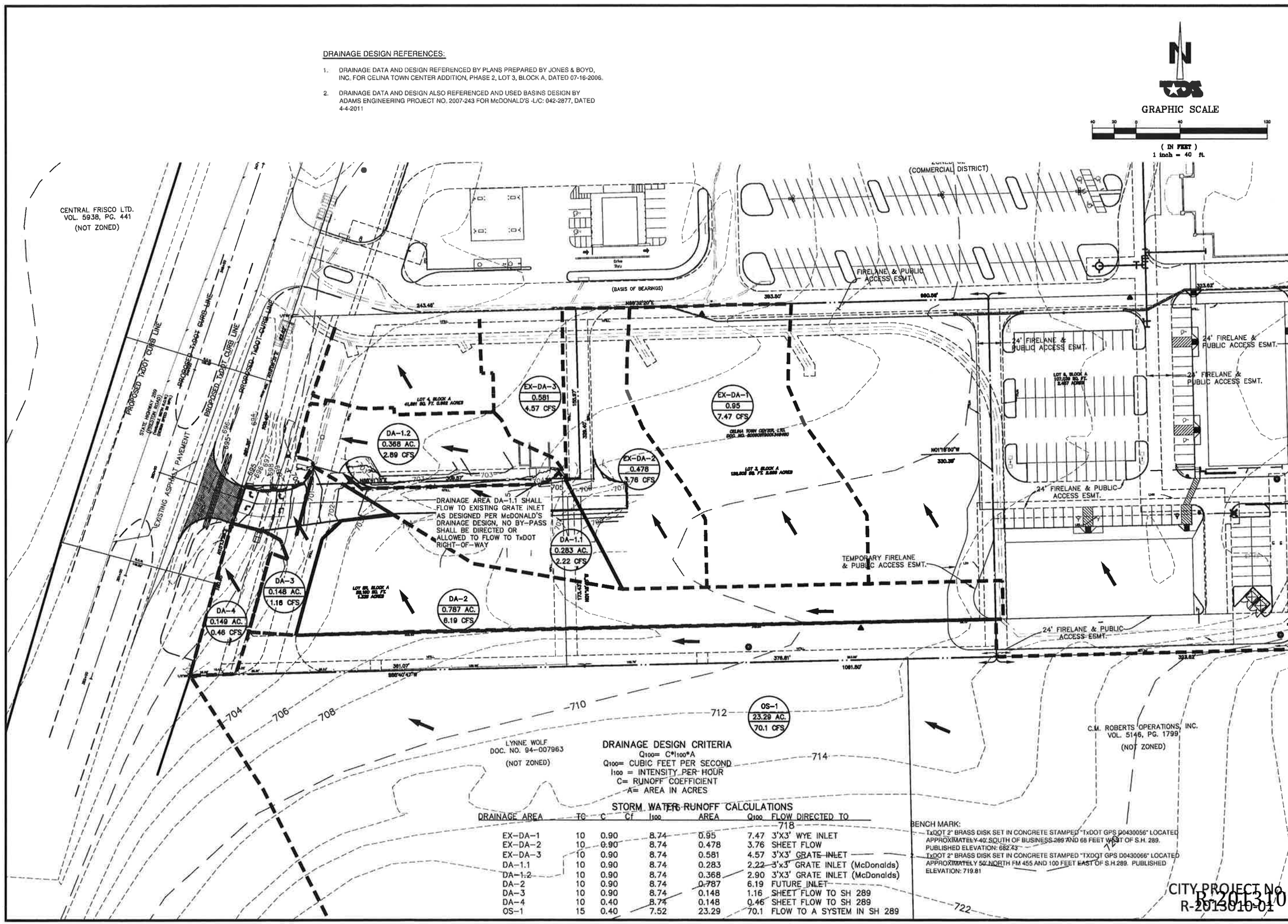
TDS PROJECT N

C-06

DRAINAGE DESIGN REFERENCES:

1. DRAINAGE DATA AND DESIGN REFERENCED BY PLANS PREPARED BY JONES & BOYD, INC. FOR CELINA TOWN CENTER ADDITION, PHASE 2, LOT 3, BLOCK A, DATED 07-16-2006.

2. DRAINAGE DATA AND DESIGN ALSO REFERENCED AND USED BASINS DESIGN BY ADAMS ENGINEERING PROJECT NO. 2007-243 FOR McDONALD'S -L/C: 042-2877, DATED 4-4-2011



DRAINAGE DESIGN CRITERIA

$Q_{100} = C * I_{100} * A$

Q_{100} = CUBIC FEET PER SECOND
I_{100} = INTENSITY PER HOUR
C = RUNOFF COEFFICIENT
A = AREA IN ACRES

STORM WATER RUNOFF CALCULATIONS

DRAINAGE AREA	TC	C	Cf	I_{100}	AREA	Q_{100}	FLOW DIRECTED TO
EX-DA-1	10	0.90	8.74		0.95	7.47	3'X3' WYE INLET
EX-DA-2	10	0.90	8.74		0.478	3.76	SHEET FLOW
EX-DA-3	10	0.90	8.74		0.581	4.57	3'X3' GRATE INLET
DA-1.1	10	0.90	8.74		0.283	2.22	3'x3' GRATE INLET (McDonalds)
DA-1.2	10	0.90	8.74		0.368	2.90	3'X3' GRATE INLET (McDonalds)
DA-2	10	0.90	8.74		0.787	6.19	FUTURE INLET
DA-3	10	0.90	8.74		0.148	1.16	SHEET FLOW TO SH 289
DA-4	10	0.40	8.74		0.148	0.46	SHEET FLOW TO SH 289
OS-1	15	0.40	7.52		23.29	70.1	FLOW TO A SYSTEM IN SH 289

BENCH MARK:
TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TxDOT GPS D0430056" LOCATED APPROXIMATELY 40' SOUTH OF BUSINESS 289 AND 68 FEET WEST OF S.H. 289. PUBLISHED ELEVATION: 682.43
TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TXDOT GPS D0430066" LOCATED APPROXIMATELY 50' NORTH FM 455 AND 100 FEET EAST OF S.H.289. PUBLISHED ELEVATION: 719.81

CITY PROJECT No.
R-201310-01

DRAINAGE AREA MAP
CELINA TOWN CENTER
DRIVE ACCESS
LOT 5R, BLOCK A

CELINA TOWN CENTER, LTD.
635 W. Campbell Road
Suite 232
Dallas, TX 75087

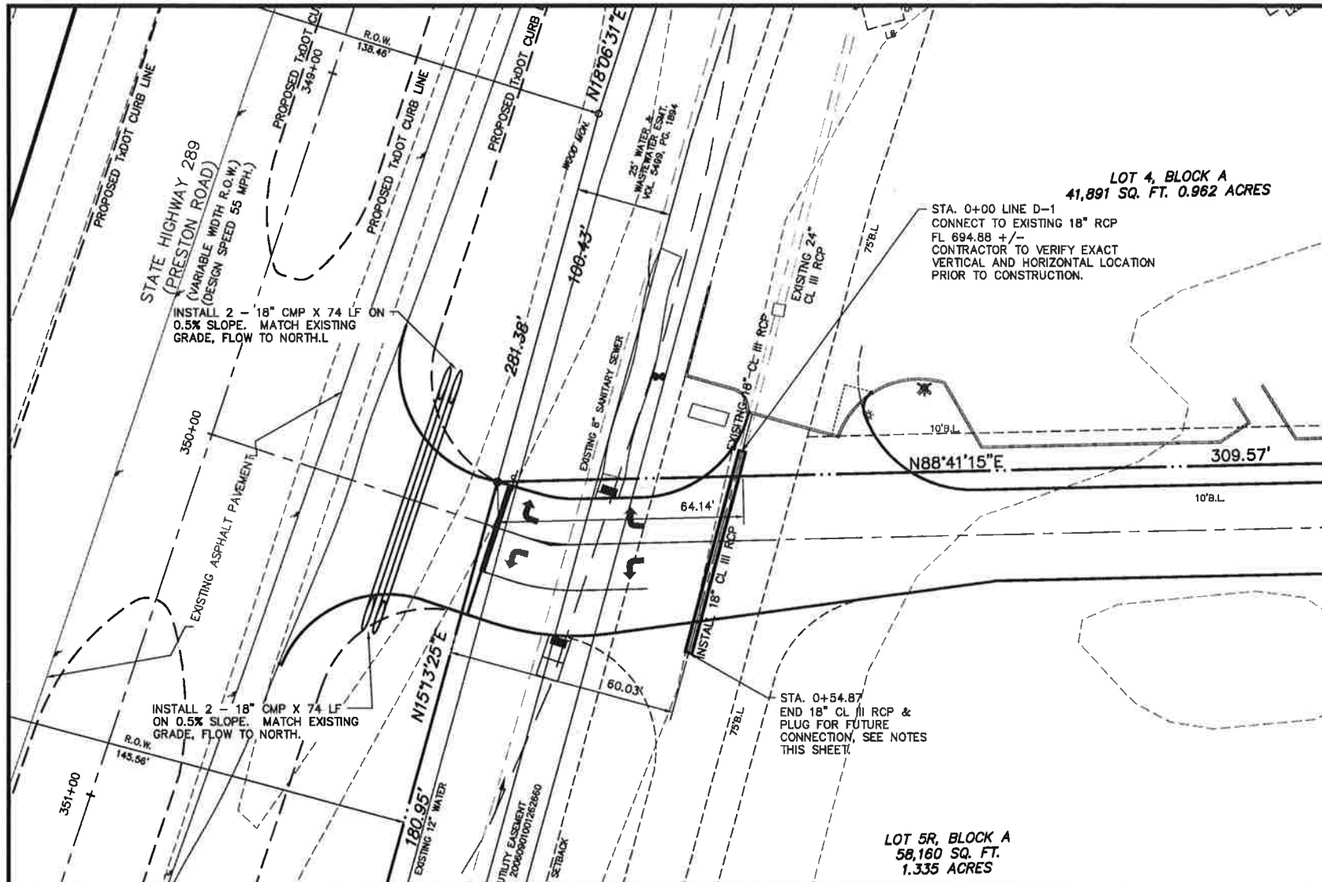
REVISIONS:

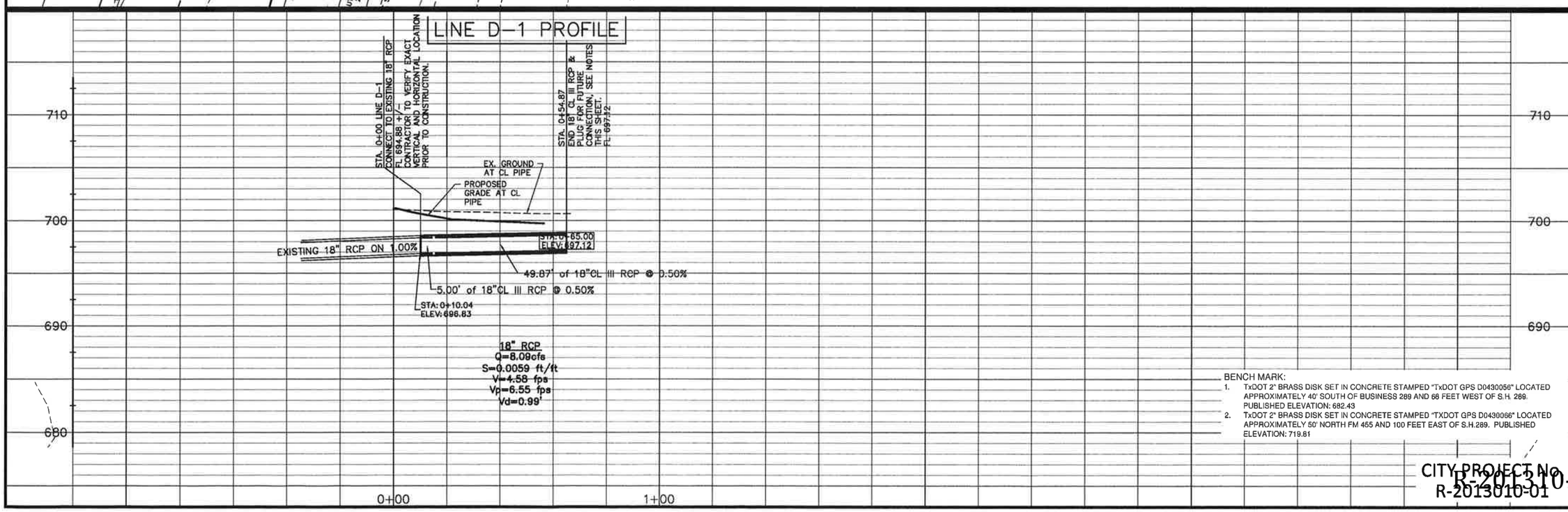
Brian L. Um
82474
REGISTERED PROFESSIONAL ENGINEER
STATE OF TEXAS

February 18,

TEXAS DEVELOPME
906 W. McDERMO
SUITE 196-
ALLEN, TX 7
469-853-65
TX FRIM NO.
TDS PROJECT N

C-07





GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.

NOTES:

1. 18" RCP FOR FUTURE DRAINAGE FOR A COMBINATION OF LOT 3R AND 5 OF CELINA TOWN CENTER. REFER TO THE DRAINAGE AREA MAP, SHEET C-06.

BENCH MARK:

1. TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TxDOT GPS D0430056" LOCATED APPROXIMATELY 40' SOUTH OF BUSINESS 289 AND 68 FEET WEST OF S.H. 289. PUBLISHED ELEVATION: 682.43
2. TxDOT 2" BRASS DISK SET IN CONCRETE STAMPED "TxDOT GPS D0430066" LOCATED APPROXIMATELY 50' NORTH FM 455 AND 100 FEET EAST OF S.H.289. PUBLISHED ELEVATION: 719.61

STORM SEWER PLAN AND PROFILE
CELINA TOWN CENTER
DRIVE ACCESS
LOT 5R, BLOCK A

CELINA TOWN CENTER, LTD.
635 W. Campbell Road
Suite 232

REVISIONS:

STATE OF TEXAS
Brian L. Um
82474
REGISTERED PROFESSIONAL ENGINEER

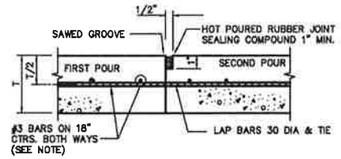
February 18

TEXAS DEVELOPME
906 W. McDERMO
SUITE 196-
ALLEN, TX 7
469-853-65
TX FRIM NO.

TDS PROJECT N

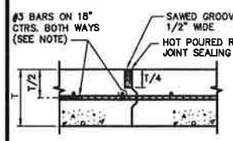
CITY PROJECT No.
R-2013010-01

C-08



CONSTRUCTION JOINT

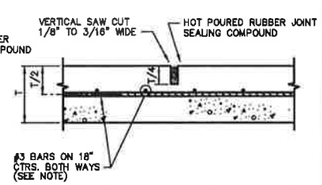
N.T.S.



KEYWAY JOINT

(FOR PAVEMENT THICKNESS > 6")

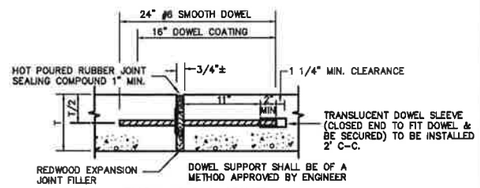
N.T.S.



SAWED CONTRACTION JOINT

N.T.S.

NOTE:
ALTERNATE REINFORCEMENT
#4 BARS ON 30" CTRS.
BOTH WAYS.

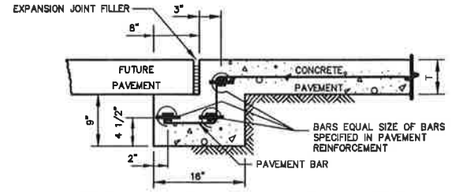


EXPANSION JOINT

(SPACED 600 FT. MAXIMUM; LOCATE AT STRUCTURES AND AT INTERSECTION P.C.'S & P.T.'S)

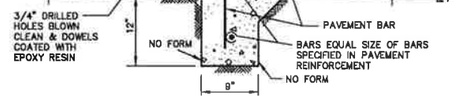
N.T.S.

REINFORCED CONCRETE PAVEMENT		STANDARD SPECIFICATION REFERENCE 5.8.	
JOINTS		DATE NOV. '96	STANDARD DRAWING NO. 2050



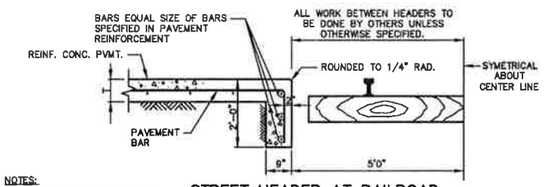
STREET HEADER FOR FUTURE PAVEMENT

N.T.S.



STREET HEADER AT EXISTING PAVEMENT

N.T.S.

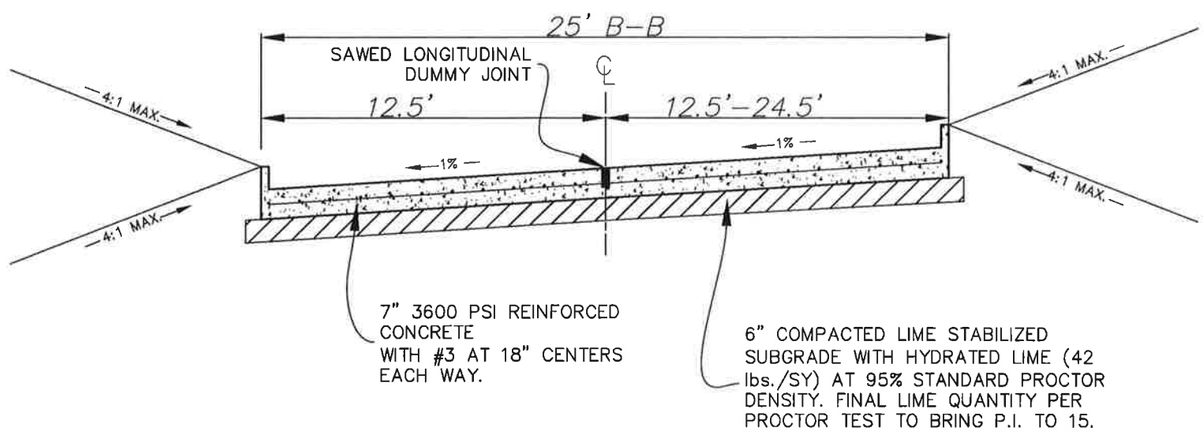


NOTES:
1. PAVEMENT BARS TO BE BENT DOWN INTO HEADER.
2. HEADER AND PAVEMENT TO BE MONOLITHIC.

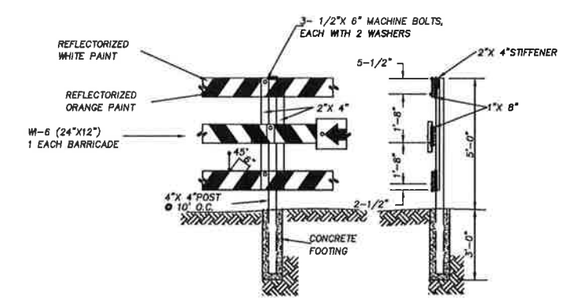
STREET HEADER AT RAILROAD

N.T.S.

REINFORCED CONCRETE PAVEMENT		STANDARD SPECIFICATION REFERENCE 8.5.	
STREET HEADERS		DATE NOV. '96	STANDARD DRAWING NO. 2070



TYPICAL SECTION



BARRICADE DETAIL
NTS

CITY PROJECT No.
R-2013010-01

PAVEMENT DETAILS
CELINA TOWN CENTER
DRIVE ACCESS
LOT 5R, BLOCK A

CELINA TOWN CENTER, LTD.
635 W. Campbell Road
Suite 232
Dallas, TX 75087

REVISIONS:

Brian L. Um
82474
REGISTERED PROFESSIONAL ENGINEER
STATE OF TEXAS

February 2

TEXAS DEVELOPMEN
906 W. McDERMO
SUITE 196-
ALLEN, TX 7
469-853-85
TX FRIM NO.

TDS PROJECT N

C-09

NOTES:
1. ADDITIONAL DOWNSTREAM B.M.P.'S DURING CONSTRUCTION MAY BE NEEDED, COORDINATE WITH CITY STORM WATER INSPECTOR.
2. CONTRACTOR SHALL EMPLOY SWPPP CONTRACTOR FOR PLAN PREPARATION, INSPECTION AND MONITORING OF EROSION CONTROL MEASURES.
3. SEE DETAIL SHEET C-11 FOR BMP DETAILS

LEGEND

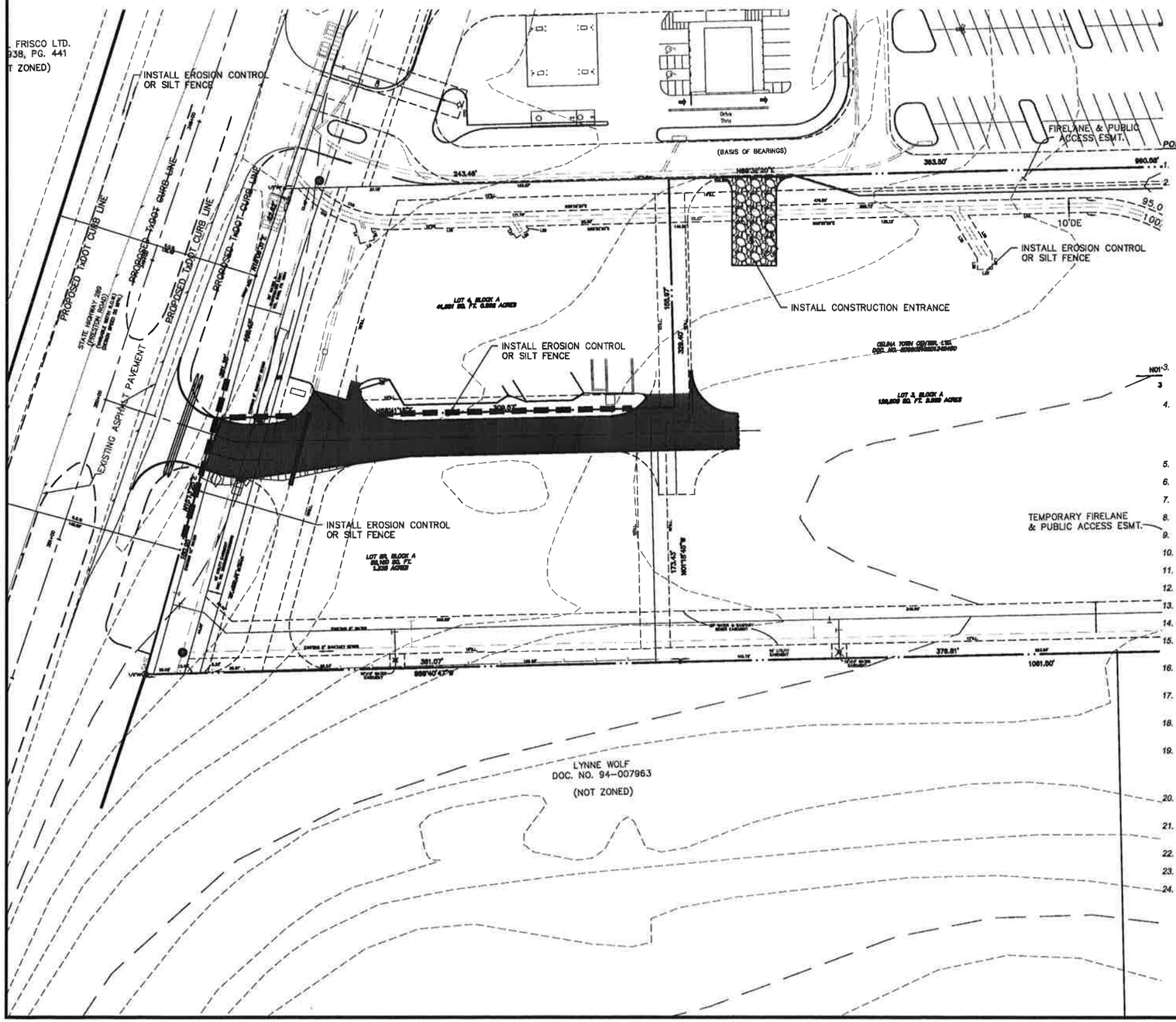
- 651 — EXISTING CONTOUR INTERVAL
- 648 — PROPOSED CONTOUR INTERVAL
- PROPOSED SILT FENCE PRIOR TO EXCAVATION
- PROPOSED STABILIZED CONSTRUCTION ENTRANCE

N

GRAPHIC SCALE

60 30 0 60 120

(IN FEET)
1 inch = 60 ft.



CONSTRUCTION SCHEDULE

BEST MANAGEMENT PRACTICES TO BE INSTALLED	CONSTRUCTION PHASES	ACTIVITY TO BE PERFORMED	RESPONSIBILITES FOR INSTALLATION, MAINTENANCE, AND REMOVAL OF BEST MANAGEMENT PRACTICES
SILT FENCE TEMPORARY STONE CONSTRUCTION ENTRY/EXIT CURB INLET PROTECTION	PHASE I	ROUGH GRADING	EARTHWORK CONTRACTOR TO INSTALL AND MAINTAIN ALL OF B.M.P.'S DURING PHASE I.
	PHASE II	UTILITIES	UTILITY CONTRACTOR TO MAINTAIN ALL OF B.M.P.'S DURING PHASE II.
	PHASE III	PAVING	PAVING CONTRACTOR TO MAINTAIN ALL OF B.M.P.'S DURING PHASE III EXECPT AT CONNECTIONS.
	PHASE IV	LANDSCAPING	CONTRACTOR TO MAINTAIN ALL OF B.M.P.'S DURING PHASE IV.
	PHASE V	FINAL GRADING & SEEDING/SODDING	UPON FINAL SITE STABILIZATION, CONTRACTOR TO REMOVE ALL OF B.M.P.'S AT THE END OF PHASE V.

DISTURBED LAND AREA: 0.3398 ACRES

POLLUTION CONTROL GENERAL NOTES

This plan has been prepared to provide means to prevent or minimize pollution of storm water.

The construction activity included in this plan will include:

A. *Clearing and Grubbing*
B. *Stock Piling*
C. *Rough Grading*
D. *Utility installation/excavation of trenches*
E. *Final or finish grading*
F. *Pavement installation*
G. *Building construction*
H. *Preparation of seeding or planting*

NOI 3. *Best management practices (structural practices) used on this project could include: silt fencing, construction entrance, inlet protection, outlet protection, subsurface drains, check dams, drainage swales, sediment traps, earth dike, pipe slope drains, erosion control matting, detention/retention ponds and sediment basins.*

4. *The total estimated site area is 58,160 SF*
   The total estimated site area to be disturbed is 14,800 SF
   The total estimated site area not to be disturbed is 56,360 SF
5. *The estimated runoff coefficient prior to development of the project is 0.35*
6. *The estimated runoff coefficient upon completion of the project is 0.90*
7. *The slopes expected on the site upon completion of final grading will range between 0.50% TO 6.0%*
8. *The storm water exiting the site will be collected in a proposed drainage system installed by TxDOT.*
9. *The soils present at the site are generally expansive clays.*
10. *The contractor shall provide erosion protection around the work area perimeter and at all inlet mouths during construction*
11. *The Contractor will remove all excess soil from construction vehicles prior to exiting the site*
12. *All disturbed areas which will be re-distributed for a minimum of 14 days must be stabilized by the contractor to control erosion*
13. *The contractor shall undertake proper methods to reduce dust generation from the site*
14. *The contractor must comply with federal, state and local regulations regarding sediment and erosion control*
15. *A copy of the storm water pollution prevention plan along with the EPA (NPDES) permit must be posted at the construction site throughout the construction of the project. If the permit has not been issued, a copy of Notice of Intent (NOI) shall be posted*
16. *Contractor shall be responsible for submittal of the EPA's requirement of a NOI and the Notice of Termination (NOT) and any additional requirement per the EPA Guidelines for Storm Water Pollution Prevention.*
17. *All erosion control devises are to be installed in accordance with the approved plans and specifications for this project. Changes are to be approved before construction by the Project Engineer and the City.*
18. *If off-site soil, borrow or spoil sites are used in conjunction with this project, the contractor shall notify the City Inspector and be responsible for erosion control requirements as per Federal, State and local requirements*
19. *Inspection shall be made weekly and after rain storm event so to insure that the devices are functioning properly. When sediments or mud has clogged the void spaces between stones or mud is being tracked onto a public roadway the affected pad must be washed down or replaced. Runoff from the wash down operation shall not be allowed to drain directly off-site without first flowing through another best management practice (BMP) to control off-site sedimentation. Periodic re-grading or the addition of new stone may be required to maintain efficiency of the installation.*
20. *Maintenance and inspection procedures: Control measures shall be inspected at least once a week or within 24 hours of any storm event of 0.5 inches or greater. If repair is necessary, it shall be done at the earliest practical date, but in no case greater than 48 hours.*
21. *Final stabilization is deemed as a uniform perennial vegetative cover at a minimum of 70% restoration of the native or natural pre-existing background cover for the area*
22. *Sedimentation ponds/traps must be cleaned out when sedimentation accumulates to a point of 50% full (by volume),*
23. *Contractors shall seed all disturbed areas immediately upon completion of final grading.*
24. *No public acceptance until (final stabilization) vegetation is established on all disturbed areas.*

EROSION CONTROL PLAN
CELINA TOWN CENTER DRIVE ACCESS
LOT 5R, BLOCK A

CELINA TOWN CENTER, LTD.
635 W. Campbell Road
Suite 232
Dallas, TX 75087

REVISIONS:

Brian L. Um
82474
REGISTERED PROFESSIONAL ENGINEER
STATE OF TEXAS

February 18,

TEXAS DEVELOPMEN
906 W. McDERMO
SUITE 196-
ALLEN, TX 7
469-953-65
TX FIRM NO.

TDS PROJECT N

CITY PROJECT No. R-2013010-01

C-10

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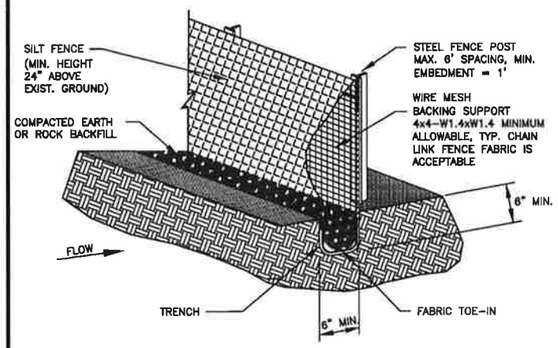


ISOMETRIC PLAN VIEW
N.T.S.

SILT FENCE GENERAL NOTES

1. STEEL POSTS WHICH SUPPORT THE SILT FENCE SHALL BE INSTALLED ON A SLIGHT ANGLE TOWARD THE ANTICIPATED RUNOFF SOURCE. POST MUST BE EMBEDDED A MINIMUM OF ONE FOOT.

2. THE TOE OF THE SILT FENCE SHALL BE TRENCHED IN WITH A SPADE OR MECHANICAL TRENCHER, SO THAT THE DOWNSLOPE FACE OF THE TRENCH IS FLAT AND PERPENDICULAR TO THE LINE OF FLOW. WHERE FENCE CANNOT BE TRENCHED IN (e.g. PAVEMENT), WEIGHT FABRIC FLAP WITH ROCK ON UPHILL SIDE TO PREVENT FLOW FROM SEEPING UNDER FENCE.

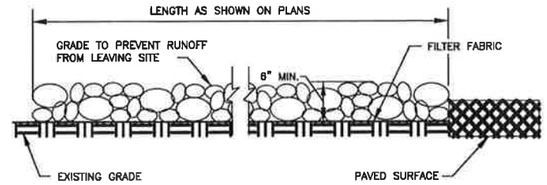
3. THE TRENCH MUST BE A MINIMUM OF 6 INCHES DEEP AND 6 INCHES WIDE TO ALLOW FOR THE SILT FENCE FABRIC TO BE LAID IN THE GROUND AND BACKFILLED WITH COMPACTED MATERIAL.

4. SILT FENCE SHOULD BE SECURELY FASTENED TO EACH STEEL SUPPORT POST OR TO WOVEN WIRE, WHICH IN TURN IS ATTACHED TO THE STEEL FENCE POST. THERE SHALL BE A 3 FOOT OVERLAP, SECURELY FASTENED WHERE ENDS OF FABRIC MEET.

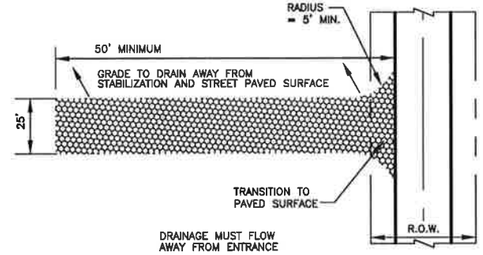
5. INSPECTION SHALL BE MADE EVERY TWO WEEKS AND AFTER EACH 1/2" RAINFALL. REPAIR OR REPLACEMENT SHALL BE MADE PROMPTLY AS NEEDED.

6. SILT FENCE SHALL BE REMOVED WHEN THE SITE IS COMPLETELY STABILIZED SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.

7. ACCUMULATED SILT SHALL BE REMOVED WHEN IT REACHES A DEPTH OF HALF THE HEIGHT OF THE FENCE. THE SILT SHALL BE DISPOSED OF AT AN APPROVED SITE AND IN SUCH A MANNER AS TO NOT CONTRIBUTE TO ADDITIONAL SILTATION.



PROFILE VIEW
N.T.S.



PLAN VIEW
N.T.S.

STABILIZED CONSTRUCTION ENTRANCE GENERAL NOTES

1. STONE SHALL BE 3 TO 5 INCH DIAMETER CRUSHED ROCK OR ACCEPTABLE CRUSHED PORTLAND CEMENT CONCRETE.

2. LENGTH SHALL BE SHOWN ON PLANS, WITH A MINIMUM LENGTH OF 30 FEET FOR LOTS WHICH ARE LESS THAN 150 FEET FROM EDGE OF PAVEMENT. THE MINIMUM DEPTH IN ALL OTHER CASES SHALL BE 50 FEET.

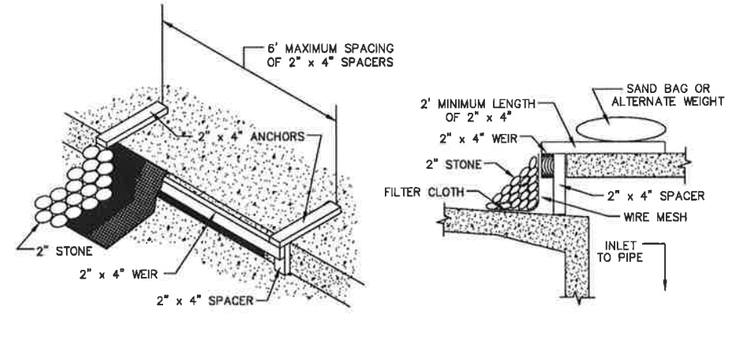
3. THE THICKNESS SHALL NOT BE LESS THAN 6 INCHES.

4. THE WIDTH SHALL BE NO LESS THAN THE FULL WIDTH OF ALL POINTS OF INGRESS OR EGRESS.

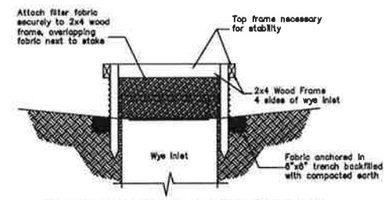
5. WHEN NECESSARY, VEHICLES SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO A PUBLIC ROADWAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE WITH DRAINAGE FLOWING AWAY FROM BOTH THE STREET AND THE STABILIZED ENTRANCE. ALL SEDIMENT SHALL BE PREVENTED FROM ENTERING ANY STORM DRAIN, DITCH OR WATERCOURSE USING APPROVED METHODS.

6. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PAVED SURFACES. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND. ALL SEDIMENT SPILLED, DROPPED, WASHED, OR TRACKED ONTO PAVED SURFACES MUST BE REMOVED IMMEDIATELY.

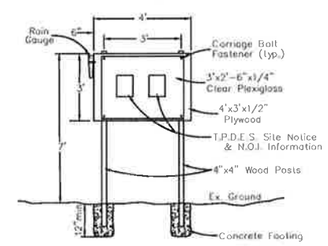
7. THE ENTRANCE MUST BE PROPERLY GRADED OR INCORPORATE A DRAINAGE SWALE TO PREVENT RUNOFF FROM LEAVING THE CONSTRUCTION SITE.



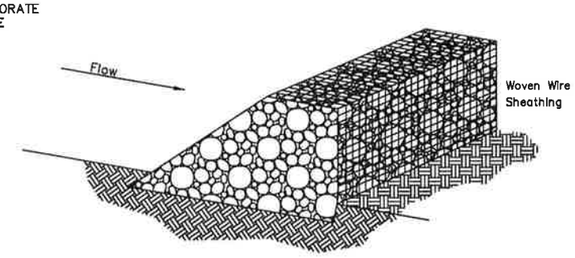
CURB INLET EROSION PROTECTION
PH III, IV AND V OF CONSTRUCTION SCHEDULE
N.T.S.



FILTER FABRIC INLET PROTECTION
PH II OF CONSTRUCTION SCHEDULE
N.T.S.



SITE CONSTUCTION
NOTICE SIGN BOARD
N.T.S.



ISOMETRIC PLAN
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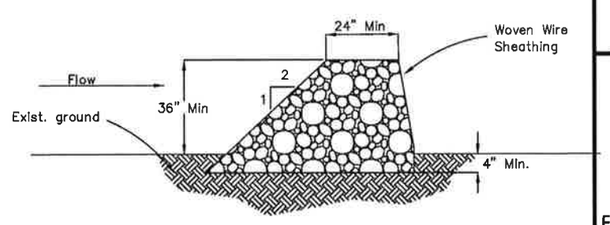

SECTION
N.T.S.

ROCK CHECK DAM

ROCK BERM NOTES:

1. Rock shall be open graded rock 4-8 inches in diameter.
2. Rock berm shall be enclosed by a woven wire sheathing with a maximum opening of one inch and a minimum wire size of 20 gauge.
3. When silt reaches a depth equal to one-third of the height of the berm or one foot, whichever is less, the silt shall be removed and disposed of at an acceptable location.

CITY PROJECT No.
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EROSION CONTROL DETAILS
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DRIVE ACCESS
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