

- ### GRADING NOTES
1. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THESE PLANS AND CITY STANDARDS AND SPECIFICATIONS.
 2. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL MAKE CERTAIN THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED AND THOROUGHLY REVIEWED ALL PLANS AND OTHER DOCUMENTS APPROVED BY ALL OF THE PERMITTING AUTHORITIES.
 3. BARRICADING, TRAFFIC CONTROL, AND PROJECT SIGNS SHALL CONFORM TO "STATE DEPARTMENT OF HIGHWAYS AND PUBLIC TRANSPORTATION BARRICADING AND CONSTRUCTION STANDARDS" AND THE CITY SPECIFICATIONS.
 4. THE CONTRACTOR SHALL VERIFY THE SUITABILITY OF ALL EXISTING AND PROPOSED SITE CONDITIONS INCLUDING GRADES AND DIMENSIONS BEFORE COMMENCEMENT OF CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES. MINOR ADJUSTMENT TO FINISH GRADE TO ACCOMPLISH SPOT DRAINAGE IS ACCEPTABLE, IF NECESSARY, UPON PRIOR APPROVAL OF THE ENGINEER. PAVING INSTALLED SHALL "FLUSH OUT" AT ANY JUNCTURE WITH EXISTING PAVING.
 5. ALL PROPOSED CONTOURS ARE APPROXIMATE. PROPOSED SPOT ELEVATIONS AND DESIGNATED GRADIENT ARE TO BE USED IN THE EVENT OF ANY DISCREPANCIES.
 6. REFER TO SITE PLAN FOR HORIZONTAL DIMENSIONS.
 7. UNLESS NOTED OTHERWISE, ALL PARKING LOT GRADES ARE TO GUTTER OR INVERT. ADD 0.5' TO GUTTER GRADE FOR TOP OF CURB GRADE.
 8. SITE PREPARATION AND GRADING, FOUNDATION EXCAVATION AND FILL COMPACTION SHALL BE PERFORMED IN ACCORDANCE WITH THE GEOTECHNICAL INVESTIGATION REPORT.
 9. THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES DURING THE CONSTRUCTION OF THIS PROJECT.

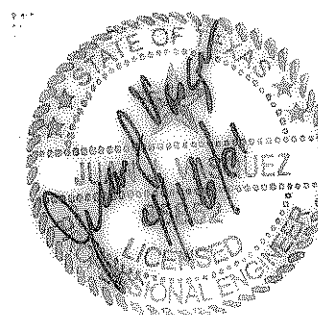
- ### CONSTRUCTION SEQUENCE
1. OBTAIN GRADING PERMIT.
 2. INSTALL ALL EROSION CONTROL MEASURES AND DEVICES THAT CAN BE INSTALLED PRIOR TO SITE CLEARING.
 3. CLEAR SITE.
 4. INSTALL ANY REMAINING CONTROL MEASURES AND DEVICES THAT COULD NOT BE INSTALLED PRIOR TO SITE CLEARING.
 5. GRADE SITE.
 6. INSTALL PAVEMENT.
 7. INSPECT AND MAINTAIN ALL EROSION CONTROL MEASURES UNTIL ALL DISTURBED OFFSITE & ONSITE AREAS HAVE BEEN HYDROMULCHED OR SODDED (IN ACCORDANCE WITH THE LANDSCAPE PLAN) AND A MOWABLE STAND OF GRASS IS ACHIEVED.

- ### EROSION AND SEDIMENTATION CONTROL NOTES
1. EROSION CONTROL MEASURES, SITE WORK AND RESTORATION WORK SHALL BE IN ACCORDANCE WITH THE CITY'S REQUIREMENTS.
 2. ALL SLOPES SHALL BE SODDED OR SEED WITH APPROVED GRASS, GRASS MIXTURE OR GROUND COVER SUITABLE TO THE AREA AND SEASON IN WHICH THEY ARE APPLIED (IN ACCORDANCE WITH LANDSCAPE PLANS).
 3. BRUSH BERMS, HAY BALES, SEDIMENTATION BASINS AND SIMILARLY RECOGNIZED TECHNIQUES AND MATERIALS, SHALL BE EMPLOYED DURING CONSTRUCTION TO PREVENT POINT SOURCE IF THEY ARE WARRANTED.
 4. ALL TEMPORARY EROSION CONTROL MEASURES SHALL NOT BE REMOVED UNTIL FINAL INSPECTION AND APPROVAL OF THE PROJECT BY THE CITY. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO MAINTAIN ALL TEMPORARY EROSION CONTROL STRUCTURES AND TO REMOVE EACH STRUCTURE AS APPROVED BY THE CITY.
 5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONTROL OF DUST AND DIRT RISING AND SCATTERING IN THE AIR DURING CONSTRUCTION AND SHALL PROVIDE WATER SPRINKLING OR OTHER SUITABLE METHODS OF CONTROL. THE CONTRACTOR SHALL COMPLY WITH ALL GOVERNING REGULATIONS PERTAINING TO ENVIRONMENTAL PROTECTION.

BENCHMARKS:

City of Rockwall Monument No. 6, ±300 feet north of the intersection of Village Road & I.H. 30 northwest corner of bridge over R.R. track. Elev. = 506.51'

TBM: Chiseled "x" set on the south curb at the access to the site, east side of (F.M. 740) Ridge Road ± 140 feet north of the north curb of Steger Towne Drive. Elev. = 576.36'

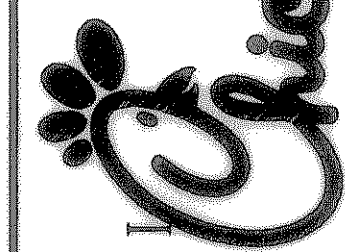


AS-BUILT DRAWINGS:
THE INTENT OF THE OWNER AND ENGINEER WAS TO CONTRUCT THE FACILITIES ACCORDING TO THESE PLANS AS APPROVED BY THE CITY OF ROCKWALL. THE OWNER OR ENGINEER DID NOT VERIFY LINES OR GRADES AFTER CONSTRUCTION AND ARE NOT AWARE OF ANY CHANGES OR REVISIONS TO THESE PLANS DURING CONSTRUCTION EXCEPT AS NOTED BASED ON INFORMATION PROVIDED BY THE CONTRACTOR.

Bury+Partners
Consulting Engineers and Surveyors
Dallas, Texas Tel 972/991-0011 Fax 972/991-0278
© Copyright 2000 Bury & Partners-DFW Inc.

Drawn By: J.M.B. Project No. 30093-43 File: F:\30093-43\09-04-3009A.DWG

Series 97-100
5200 Buffington Road
Atlanta, Georgia 30349-2998
Telephone 404-765-8000



Project Date: September 20, 2000 LOT 8, BLOCK A
STEGER TOWNE CROSSING, PHASE I
ROCKWALL, TEXAS

#	Date	Revision	CHICK-FIL-A AND A.D.A. COMMENTS
1	11/01/00		

Sheet Title GRADING PLAN

C3