# CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS

# SWC INTERSTATE 30 AND S JOHN KING BLVD DRIVEWAY PLANS

OCTOBER 2025

#### BENCHMARK LIST

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULEVARD. ±500' SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±140' NORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7022023:45 SURFACE EASTING: 2603164.43 ELEV=565.757

CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH WHIN KING BOULEVARD. ±1100' SOUTH OF THE CENTERLINE OF INTERSTATE BY 30 AND ±80' EAST OF THE NORTH ENTRANCE TO THE MANSION SENIOR

SURFACE NORTHING: 7022262.76 SURFACE EASTING: 2603234.30

3MH3 "X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULEVARD. 4MF EAST OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±50" EAST OF A TRAFFIC SIGNAL POLE FOR THE SOUTHBOUND LANE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32

\*BRASS DISC\* STAMPED CITY OF ROCKWALL SURVEY MONUMENT ON THE SOUTH SIDE OF DISCOVERY BLVD. AT THE SOUTHEAST CORNER OF A CURB INLET, +180\* EAST INTERSECTION OF DISCOVERY/CORPORATE.

PUBLISHED ELEV=595.63

# AIRPORT RD ON THE STATE HIGHWAY 30 PROJECT LOCATION

**VICINITY MAP** 

(NOT TO SCALE)

	SHEET INDEX				
NO.	SHEET TITLE				
C0.0	COVER SHEET				
	CITY OF ROCKWALL GENERAL NOTES (2 SHEETS)				
C0.1	GENERAL NOTES				
	CONVEYANCE PLAT (FOR REFERENCE)				
C0.3	OVERALL LAYOUT PLAN				
C1.1	INTERSTATE 30 FRONTAGE ROAD DEMOLITION PLAN				
C1.2 - C1.6	S JOHN KING BLVD DEMOLITION PLAN				
C2.1	INTERSTATE 30 FRONTAGE ROAD DIMENSION CONTROL & PAVING PLAN				
C2.2 - C2.6	S JOHN KING BLVD DIMENSION CONTROL & PAVING PLAN				
C3.1	INTERSTATE 30 FRONTAGE ROAD GRADING & DRAINAGE PLAN				
C3.2 - C3.6	S JOHN KING BLVD GRADING & DRAINAGE PLAN				
C4.0 - C4.1	CITY CONSTRUCTION DETAILS				
	TXDOT DETAILS				

# RECORD DRAWING

THE RECORD DRAWING HAS BEEN PREPARED BASED ON INFORMATION PROVIDED BY THE CONSTRUCTION CONTRACTOR AND/OR OWNER. THE ENGINEER HAS NOT VERIFIED THE ACCURACY OF THIS INFORMATION AND SHALL NOT BE RESPONSIBLE FOR ANY DISCREPANCIES WHICH MAY BE INCORPORATED HEREIN

AS A RESULT.

BGE, INC.

BGE, INC. - TBPE REG No. F-1046 DATE: \_\_\_10/7/2025\_\_

# **DEVELOPER**

3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose, P.E. PHONE: 214-680-7600

#### ENGINEER BGE Inc

2595 Dallas Pkwy, Suite 101 Frisco, Texas 75034 CONTACT: Nick Hobbs, P.E. PHONE: 972-464-4800



BGE, Inc. 2595 Dallas Pkwy., Suite 101, Frisco, TX 75034 Tel: 972-464-4800 ● www.bgeinc.com TBPE Registration No. F-1046



#### GENERAL NOTES FOR CONSTRUCTION ACTIVITIES

- ALL CONSTRUCTION, TESTING, AND MATERIALS SHALL BE IN ACCORDANCE WITH THE CITY'S AND NCTCOG 5TH EDITION CURRENT STANDARDS, DETAILS, AND SPECIFICATIONS.
- TESTING AND INSPECTION OF MATERIALS SHALL BE PERFORMED BY A COMMERCIAL TESTING LABORATORY APPROVED BY THE CITY. CONTRACTOR SHALL FURNISH MATERIALS OR SPECIMENS FOR TESTING, AND SHALL FURNISH SUITABLE EVIDENCE THAT THE MATERIALS PROPOSED TO BE INCORPORATED INTO THE WORK ARE IN ACCORDANCE WITH THE SPECIFICATIONS.
- 3. CONTRACTOR SHALL NOTIFY THE CITY AT LEAST 48 HOURS PRIOR TO BEGINNING ANY CONSTRUCTION
- CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS PRIOR TO BEGINNING ANY
  CONSTRUCTION
- 5. CONTRACTOR MUST KEEP AVAILABLE ON-SITE AT ALL TIMES APPROVED CONSTRUCTION PLANS AND COPIES OF ANY REQUIRED PERMITS ALONG WITH THE CURRENT VERSIONS OF THE FOLLOWING REFERENCES: CITY OF ROCKWALL ENGINEERING STANDARDS, NCTCOG SPECIFICATIONS, TXDOT SPECIFICATIONS, TXDOT STANDARD DRAWINGS.
- 6. ALL SHOP DRAWINGS, WORKING DRAWINGS OR OTHER DOCUMENTS WHICH REQUIRE REVIEW BY THE CITY SHALL BE SUBMITTED BY THE CONTRACTOR SUFFICIENTLY IN ADVANCE OF SCHEDULED CONSTRUCTION TO ALLOW NO LESS THAN 14 CALENDAR DAYS FOR REVIEW AND RESPONSE BY THE CITY
- 7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL REQUIRED CONSTRUCTION SURVEYING AND STAKING AND SHALL NOTIFY
  THE CITY OF ANY DISCREPANCIES DRICK TO PROCEEDING WITH ANY WORK
- CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL SURVEY MARKERS INCLUDING IRON RODS, PROPERTY CORNERS,
  OR SURVEY MONUMENTS WITHIN THE LIMITS OF CONSTRUCTION AND OUTSIDE ROW DURING CONSTRUCTION. ANY SURVEY
  MARKERS DISTURBED DURING CONSTRUCTION SHALL BE REPLACED BY THE CONTRACTOR AT NO COST TO THE CITY.
- 9. CONTRACTOR SHALL PROVIDE A CONSTRUCTION SCHEDULE WITH WEEKLY PROGRESS REPORTS
- 10. CONTRACTOR IS RESPONSIBLE FOR KEEPING STREETS AND DRIVEWAYS ADJACENT TO THE PROJECT FREE OF MUD AND DEBRIS AT ALL TIMES. CONTRACTOR SHALL CLEAN UP AND REMOVE ALL LOOSE MATERIAL RESULTING FROM CONSTRUCTION OPERATIONS. THE CONTRACTOR SHALL TAKE ALL AVAILABLE PRECAUTIONS TO CONTROL DUST.
- 11. THE EXISTENCE AND LOCATIONS OF THE PUBLIC AND FRANCHISE UTILITIES SHOWN ON THE DRAWINGS WERE OBTAINED FROM AVAILABLE RECORDS AND ARE APPROXIMATE. THE CONTRACTOR SHALL DETERMINE THE DEPTH ADDITION OF EXISTING UNDERGROUND UTILITIES PRIOR TO EXCAVATING, TRENCHING, OR DRILLING AND SHALL BE REQUIRED TO TAKE ANY PRECAUTIONARY MEASURES TO PROTECT ALL LINES SHOWN AND / OR ANY OTHER UNDERGROUND UTILITIES NOT OF RECORD OR NOT SHOWN ON THE PLANS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING ALL PUBLIC AGENCIES AND FRANCHISE UTILITIES AS HOURS PRIOR TO CONSTRUCTION, (DIG-TESS 1-800-344-837) THE CONTRACTOR MAY BE REQUIRED EXPOSE THESE FACILITIES AT NO COST TO THE CITY. THE CONTRACTOR WILL BE RESPONSIBLE FOR DAMAGES TO UTILITIES IF THE DAMAGE IS CAUSED BY NEGLIGENCE OR FAILURE TO HAVE LOCATES PERFORMED.
- 12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO EXISTING FACILITIES OR ADJACENT PROPERTIES DURING CONSTRUCTION. ANY REMOVAL OR DAMAGE TO EXISTING FACILITIES SHALL BE REPLACED OR REPAIRED TO EQUAL OR BETTER CONDITION BY THE CONTRACTOR.
- 13. CONTRACTOR SHALL BE RESPONSIBLE FOR FURNISHING AND INSTALLING ALL TEMPORARY AND PERMANENT TRAFFIC CONTROL IN ACCORDANCE WITH THE MINIMUM REQUIREMENTS OF THE LATEST REVISION OF THE TEXAS MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (TMUTCD) AND TXDOT BARRICADE AND CONSTRUCTION STANDARDS.
- 14. CONTRACTOR SHALL NOT IMPEDE TRAFFIC ON EXISTING STREETS, DRIVEWAYS, ALLEYS, OR FIRE LANES OPEN TO THE PUBLIC. IN THE EVENT THE CONSTRUCTION WORK REQUIRES THE CLOSURE OF AN EXISTING STREET, ALLEY, OR FIRE LANE, CITY COUNCIL APPROVAL IS REQUIRED.
- 15. CONTRACTOR SHALL NOT STORE MATERIALS, EQUIPMENT OR OTHER CONSTRUCTION ITEMS ON ADJACENT PROPERTIES OR RIGHT-OF-WAY WITHOUT THE PRIOR WRITTEN CONSENT OF THE PROPERTY OWNER AND THE CITY.
- 16. TEMPORARY FENCING SHALL BE INSTALLED PRIOR TO THE REMOVAL OF EXISTING FENCING. TEMPORARY FENCING SHALL BE REMOVED AFTER PROPOSED FENCING IS APPROVED BY THE CITY. ALL TEMPORARY AND PROPOSED FENCING LOCATIONS SHALL BE SUBJECT TO FIELD REVISIONS AS DIRECTED BY THE CITY.
- 17. UNUSABLE EXCAVATED MATERIAL, OR CONSTRUCTION DEBRIS SHALL BE REMOVED AND DISPOSED OF OFFSITE AT AN APPROVED DISPOSAL FACILITY BY THE CONTRACTOR AT HIS EXPENSE.
- 18. CONTRACTOR SHALL AVOID DAMAGE TO EXISTING TREES. WHEN NECESSARY, TREES AND SHRUB TRIMMING FOR CONSTRUCTION SHALL BE PERFORMED BY CERTIFIED TREE WORKER OR UNDER THE DIRECTION OF A REGISTERED LANDSCAPE ARCHITECT OR CERTIFIED ARBORIST.
- EROSION CONTROL DEVICES SHALL BE INSTALLED ON ALL PROJECTS PRIOR TO BEGINNING CONSTRUCTION AND SHALL BE MAINTAINED THROUGHOUT THE PROJECT IN A CONDITION ACCEPTABLE TO THE CITY.
- 20. CONTRACTOR SHALL LOCATE AND PROTECT ALL EXISTING LANDSCAPE IRRIGATION SYSTEMS. DAMAGE TO EXISTING IRRIGATION SYSTEMS AND LANDSCAPE MATERIALS SHALL BE RESTORED TO EQUAL OR BETTER CONDITION AT NO COST TO CITY.
- 21. IT IS THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN A NEAT AND ACCURATE RECORD OF CONSTRUCTION FOR THE CITY'S

#### GENERAL NOTES FOR PAVING

- ALL PAVING CONSTRUCTION, TESTING, AND MATERIALS, INCLUDING CONCRETE, REINFORCEMENT, JOINTING, AND SUBGRADE PREPARATION AND TREATMENT SHALL BE IN ACCORDANCE WITH THE CITY'S CURRENT STANDARDS, DETAILS, AND SPECIFICATIONS UNLESS OTHERWISE NOTED.
- ABSOLUTELY NO EARTHWORK, LIME APPLICATION, OR OTHER PREPARATION OF THE SUBGRADE FOR PAVING OF STREETS, ALLEYS, OR FIRE LANES SHALL BE INITIATED WITHOUT AUTHORIZATION FROM THE CITY. THE CITY WILL AUTHORIZE THE SUBGRADE WORK IN PREPARATION FOR PAVING AFTER UTILITY TRENCH BACKFILL TESTING HAS BEEN COMPLETED AND VERIFIED TO MEET THE CITY REQUIREMENTS.
- 3. CONTRACTOR IS RESPONSIBLE FOR ENSURING ALL PEDESTRIAN WORK MEETS OR EXCEEDS THE CURRENT AMERICAN WITH DISABILITIES ACT ACCESSIBILITY GUIDELINES (ADAAG) AND THE TEXAS ACCESSIBILITY STANDARDS (TAS). THE CONTRACTOR SHALL REMOVE AND REPLACE ANY CONSTRUCTED OR INSTALLED ITEMS NOT MEETING THE CURRENT ADAAG AND TAS REQUIREMENTS AT NO ADDITIONAL COST TO THE CITY.

#### GENERAL NOTES FOR TRAFFIC SIGNALS AND STREET LIGHTING

- ALL TRAFFIC SIGNAL AND STREET LIGHTING CONSTRUCTION, TESTING, AND MATERIALS
  SHALL BE IN ACCORDANCE WITH THE CITY'S CURRENT STANDARDS, DETAILS, AND
  SPECIFICATIONS UNIESS OTHERWISE NOTED. ALL ELECTRICAL WORK SHALL BE IN
  ACCORDANCE WITH THE MOST CURRENT NATIONAL ELECTRICAL CODE, CITY AND TXDOT
  SPECIFICATIONS AND STANDARDS.
- CONTRACTOR SHALL NOTIFY THE TRAFFIC DEPARTMENT AT LEAST 7 BUSINESS DAYS
  PRIOR TO ANY WORK, PROVIDE A CONSTRUCTION SCHEDULE WITH WEEKLY PROGRESS
  REPORTS, AND NOTIFY THE TRAFFIC DEPARTMENT AT LEAST 48 HOURS PRIOR TO SIGNAL
  THEN-ON
- 3. CONTRACTOR SHALL COORDINATE ELECTRICAL SERVICES WITH THE CITY AND EITHER ONCOR OR COSERV REPRESENTATIVES (ACCORDING TO THEIR RESPECTIVE AREA).
- CONTRACTOR SHALL COORDINATE WITH THE ELECTRIC COMPANY TO DE-ENERGIZE ANY
  OVERHEAD OR UNDERGROUND POWER LINES. ANY COST ASSOCIATED WITH
  DE-ENERGIZING THE POWER LINE AND/OR ANY OTHER PROTECTIVE MEASURES REQUIRED
  SHALL BE AT NO COST TO CITY.
- THE CONTRACTOR SHALL COORDINATE WITH THE APPROPRIATE UTILITY COMPANY AND TXDOT/NTTA (IF WITHIN TXDOT/NTTA ROW) PRIOR TO BEGINNING ERECTION OF POLES, LUMINARIES AND STRUCTURES LOCATED NEAR ANY OVERHEAD OR UNDERGROUND UTILITIES.
- PROPOSED CONCRETE FOUNDATION AND CONDUIT ALIGNMENT SHALL BE STAKED BY THE CONTRACTOR AND APPROVED BY THE CITY PRIOR TO INSTALLATION.
- CONTRACTOR SHALL CONTACT THE CITY FOR INSPECTION PRIOR TO POURING ANY CONCRETE FOUNDATION AND DIGGING FOR CONDUIT RUNS AT LEAST 48 HOURS IN ADVANCE.
- CONTRACTOR SHALL HAVE A QUALIFIED IMSA LEVEL II OR A TRF453 CERTIFIED TECHNICIAN ON THE PROJECT SITE TO PLACE THE TRAFFIC SIGNALS IN OPERATION.
- 9. ELECTRICAL WORK SHALL BE PERFORMED BY CERTIFIED PERSONS IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT AND MAY BE REJECTED AS UNSUITABLE FOR USE DUE TO POOR WORKMANSHIP. THE REQUIRED ELECTRICAL CERTIFICATION COURSE IS AVAILABLE AND IS SCHEDULED PERIODICALLY BY TEEX. ALTERNATIVELY, THE CONTRACTOR MAY PURCHASE AN ENTIRE COURSE FOR THEIR PERSONNEL TO BE HELD AT A TIME AND LOCATION OF THEIR CHOICE AS NEGOTIATED THROUGH TEEX. FOR MORE INFORMATION, CONTACT: TEXAS ENGINEERING EXTENSION SERVICE (TEEX), TXDOT ELECTRICAL SYSTEM COLISES
- THE CONTRACTOR SHALL NOT PLACE PEDESTRIAN CROSSWALK AND STOP BAR PAVEMENT MARKINGS UNTIL SIGNAL IS OPERATIONAL.
- 11. ALL LIGHTING POLES, FIXTURES, AND ARMS WHICH ARE REMOVED SHALL BE DELIVERED TO THE CITY PUBLIC WORKS FACILITY BY THE CONTRACTOR AND WILL REMAIN THE PROPERTY OF THE CITY. CONTACT THE TRAFFIC DEPARTMENT AT LEAST 24 HOURS IN ADVANCE OF DELIVERY.
- 12. DURING THE 30-DAY TRAFFIC SIGNAL TEST PERIOD, CONTRACTOR SHALL RESPOND TO AND DIAGNOSE ALL TROUBLE CALLS WITH QUALIFIED PERSONNEL WITHIN A REASONABLE TRAVEL TIME FROM A DALLAS ADDRESS, BUT NOT MORE THAN TWO (2) HOURS MAXIMUM. CONTRACTOR SHALL REPAIR ANY MALFUNCTIONS OF SIGNAL EQUIPMENT SUPPLIED BY CONTRACTOR ON THE PROJECT. A LOCAL TELEPHONE NUMBER (NOT SUBJECT TO FREQUENT CHANGES) WHERE TROUBLE CALLS ARE TO BE RECEIVED ON A 24-HOUR BASIS SHALL BE PROVIDED TO THE CITY BY THE CONTRACTOR. APPROPRIATE REPAIRS SHALL BE MADE WITHIN 24 HOURS. THE CONTRACTOR S KEEP A RECORD OF EACH TROUBLE CALL THE ERROR LOG IN THE MALFUNCTION MANAGEMENT UNIT (MMU) SHALL NOT BE CLEARED DURING THE 30-DAY TEST PERIOD WITHOUT THE APPROVAL OF THE CITY.
- 13. TEXAS STATE LAW, ARTICLE 1436C, MAKES IT UNLAWFUL TO OPERATE EQUIPMENT OR MACHINES WITHIN 10-FEET OF ANY OVERHEAD ELECTRICAL LINES UNLESS DANGER AGAINST CONTACT WITH HIGH VOLTAGE OVERHEAD LINES HAS BEEN EFFECTIVELY GUARDED AGAINST PURSUANT TO THE PROVISIONS OF THIS ARTICLE. WHEN CONSTRUCTION OPERATIONS REQUIRE WORKING NEAR AN OVERHEAD ELECTRICAL LINE, THE CONTRACTOR SHALL CONTACT THE OWNER/OPERATOR OF THE OVERHEAD ELECTRICAL LINE TO MAKE ADEQUATE ARRANGEMENTS AND TO TAKE NECESSARY SAFETY PRECAUTIONS TO ENSURE THAT ALL LAWS, ELECTRICAL LINE OWNER/OPERATOR REQUIREMENTS AND STANDARD SAFETY PRACTICES ARE MET.

#### GENERAL NOTES FOR STORM DRAIN

- ALL STORM DRAIN CONSTRUCTION, TESTING, AND MATERIALS SHALL BE IN ACCORDANCE WITH THE CITY'S CURRENT STANDARDS, DETAILS, AND SPECIFICATIONS UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL SUBMIT A TRENCH SAFETY PLAN PRIOR TO THE PRE-CONSTRUCTION MEETING.

#### GENERAL NOTES FOR WATER AND WASTEWATER

- ALL WATER AND WASTEWATER CONSTRUCTION, TESTING, AND MATERIALS SHALL BE IN ACCORDANCE WITH THE CITY'S CURRENT STANDARDS, DETAILS, AND SPECIFICATIONS UNLYSS OTHERWISE NOTED.
- 2. CONTRACTOR SHALL SUBMIT A TRENCH SAFETY PLAN PRIOR TO THE PRE-CONSTRUCTION MEETING.
- CONTRACTOR SHALL NOT OPERATE EXISTING VALVES. CONTACT THE CITY'S PUBLIC WORKS DEPARTMENT TO REQUEST VALVE CHANGES.
- 4. ALL FRANCHISE UTILITIES TO BE PLACED A MINIMUM OF 4-FEET FROM WATER UTILITIES.

#### GENERAL NOTES FOR LANDSCAPING

- ALL LANDSCAPING CONSTRUCTION, INSTALLATION, TESTING, AND MATERIALS SHALL BE IN ACCORDANCE WITH THE CITY'S CURRENT STANDARDS, DETAILS, AND SPECIFICATIONS UNLESS OTHERWISE NOTED.
- WHERE TRANSPLANTING OR TREE REMOVAL IS REQUIRED CONTRACTOR MUST APPLY FOR A TREE PERMIT PRIOR TO OBTAINING A GRADING PERMIT OR SCHEDULING THE PRE-CONSTRUCTION MEETING. CONTACT DEVELOPMENT SERVICES LANDSCAPE ARCHITECT FOR TREE PERMIT.
- PRIOR TO OBTAINING A GRADING PERMIT OR SCHEDULING THE PRE-CONSTRUCTION MEETING, ALL TREE MARKINGS AND PROTECTIVE FENCING MUST BE INSTALLED BY THE CONTRACTOR AND BE INSPECTED BY THE CITY'S LANDSCAPE ARCHITECT.
- 4. ALL TREES WHICH ARE TO REMAIN ON SITE SHALL BE PROTECTED WITH A 4' TALL BRIGHTLY COLORED PLASTIC FENCE PLACED AT THE DRIP LINE OF THE TREES.
- TREES TO BE REMOVED MAY BE CHIPPED AND USED FOR MULCH ON SITE OR HAULED OFF-SITE. BURNING OF REMOVED TREES, STUMPS, OR FOLIAGE REQUIRES WRITTEN APPROVAL BY THE FIRE DEPARTMENT.
- 6. PLANT MATERIALS SHALL NOT IMPEDE OR OBSTRUCT VISION OR ROUTE OF TRAVEL FOR VEHICULAR, PEDESTRIAN, OR BICYCLE TRAFFIC ALONG CITY RIGHT-OF-WAY, VISIBILITY EASEMENTS, SIDEWALKS OR OTHER EASEMENTS.
- NO SIGNS, WIRES, OR OTHER ATTACHMENTS OTHER THAN THOSE OF A PROTECTIVE NATURE SHALL BE ATTACHED TO ANY TREE TO REMAIN ON SITE.

#### GENERAL NOTES FOR IRRIGATION

- 1. ALL IRRIGATION CONSTRUCTION, INSTALLATION, TESTING, AND MATERIALS SHALL BE IN ACCORDANCE WITH THE
- 2. A PERMIT FROM THE BUILDING INSPECTION DIVISION IS REQUIRED FOR EACH IRRIGATION SYSTEM
- 3. CONTRACTOR SHALL NOTIFY THE PARKS DEPARTMENT OF ANY MODIFICATION TO THE EXISTING SYSTEM.
- CONTRACTOR SHALL SCHEDULE A MEETING WITH THE PARKS DEPARTMENT TO COORDINATE WORK PRIOR TO ANY DEMOLITION OR REMOVAL OF EXISTING IRRIGATION AND PRIOR TO ANY INSTALLATION OF NEW IRRIGATION.
- CONTRACTOR SHALL LOCATE AND PROTECT ALL EXISTING LANDSCAPE IRRIGATION SYSTEMS. DAMAGE TO EXISTING IRRIGATION SYSTEMS AND LANDSCAPE MATERIALS SHALL BE RESTORED TO EQUAL OR BETTER CONDITION AT NO COST TO CITY.
- 6. CONTRACTOR SHALL PROGRAM EACH CONTROLLER ZONE BASED ON SPRINKLER TYPE, PLANT VARIETY, SOIL CHARACTERISTIC, SLOPE AND SOLAR ORIENTATION AS DESIGNATED ON THE PLANS. THE CONTROLLER COORDINATE WITH THE CITY PARKS DEPARTMENT FOR APPROVAL OF THE CONTROLLER SETTINGS.
- 7. CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH FRANCHISE UTILITY PROVIDER TO PROVIDE POWER TO EACH IRRIGATION CONTROLLER. CONTRACTOR SHALL HAVE UNDERGROUND POWER LINES INSTALLED FROM POWER SOURCE UP TO THE CONTROLLER. CONTRACTOR SHALL MEET CONTROLLER SPECIFICATIONS FOR POWER REQUIREMENTS.
- 8. CONTRACTOR SHALL SET A TEMPORARY CONTROLLER TO ESTABLISH LANDSCAPE. ONCE LANDSCAPE IS ESTABLISHED, CONTRACTOR SHALL CONTACT THE CITY'S PARKS AND RECREATION DEPARTMENT FOR ASSISTANCE ON INSTALLATION OF INTER SPEC CONTROLLER.

#### GENERAL NOTES FOR EROSION CONTROL & STORM WATER

- 1. STEEL POSTS SHALL NOT BE USED TO INSTALL EROSION CONTROL MEASURES WITHIN CITY ROW.
- NO EQUIPMENT SHALL BE CLEANED ON-SITE, OR OTHER LIQUIDS DEPOSITED AND ALLOWED TO FLOW OVERLAND OR SUBTERRANEAN WITHIN THE LIMITS OF THE CRITICAL ROOT ZONE OF TREES THAT REMAIN ON SITE. THIS INCLUDES PAINT, OIL, SOLVENTS, ASPHALT, CONCRETE, CONCRETE EQUIPMENT WASH WATER, MORTAR OF SIMILAR MATERIALS.
- 3. ASPHALT BAGS SHALL BE PLACED AT CONSTRUCTION ENTRANCES TO PREVENT CURB DAMAGE.
- 4. GEOTEXTILE FABRIC SHALL BE PLACED ON SUBGRADE PRIOR TO STONE PLACEMENT FOR CONSTRUCTION FNTRANCES

#### OWNER'S NOTES

1. THE CITY STANDARD DETAILS ARE INCORPORATED BY REFERENCE INTO CONSTRUCTION DRAWINGS.

BEFORE YOU DIG. CALL DIG TESS

1-800-DIG-TESS

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BY: Machdas Jame Holds

BIGE, INC.

BICK HOBBS - TEXAS P.E. #112949

BGE, INC. - TBPE REG No. F-1046 DATE: \_\_10/7/2025\_\_

#### BENCHMARK LIST

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULEVARD. ±500' SOUTH OF THE CENTERLINE OF INTERSTATE HMY 30 AND ±140' NORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

#2 "X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULEVARD. ±1100" SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±60" EAST OF THE NORTH ENTRANCE TO THE MANISON SENIOR LIVING CENTER. SURFACE NORTHING: 7022262.76

> SURFACE EASTING: 2603234.30 ELEV=552.35 IF OF A MEDIAN BULLNOSE ALONG SOUTH

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULEVARD. ±40° EAST OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±50° EAST OF A TRAFFIC SIGNAL POLE FOR THE SOUTHBOUND LANE OF SOUTH JOHN KING BOULEVARD.

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SIDE OF DISCOVERY BLVD. AT THE SOUTHEAST CORNER OF A CURB INLET, ±180"
EAST INTERSPETTION OF DISCOVERYOROPORPAGE.

PUBLISHED ELEV=595.63' OBSERVED ELEV=595.85'



BGE

BGE, Inc. 2595 Dallas Parkway, Suite 101 Frisco, TX 75034 fel: 972-464-4800 ● www.bgeinc.com TBPE Registration No. F-1046 Copyright 202

#### **DEVELOPER**

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PLANS
E 30 AND
AG BLVD.

NOTES

GENERAL

DRIVEWAY PLA
INTERSTATE 3(
S. JOHN KING I
CITY OF ROCKWALL, ROCKWALL

Michael Jane Alla 10/01/2025 BGE Inc.

"CAUTION !!

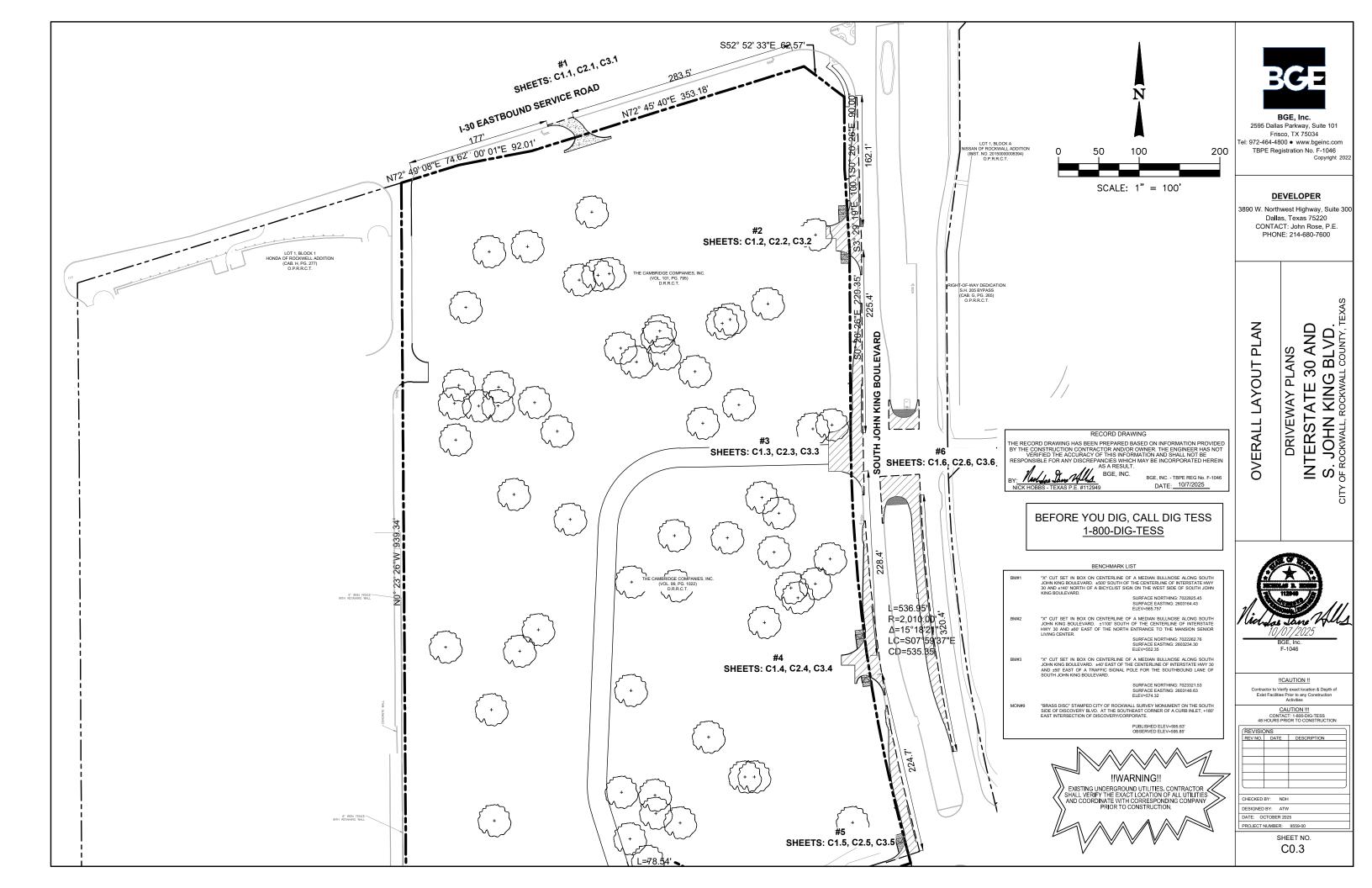
Contractor to Verify exact location & Depth
Exist Facilities Prior to any Construction
Activities

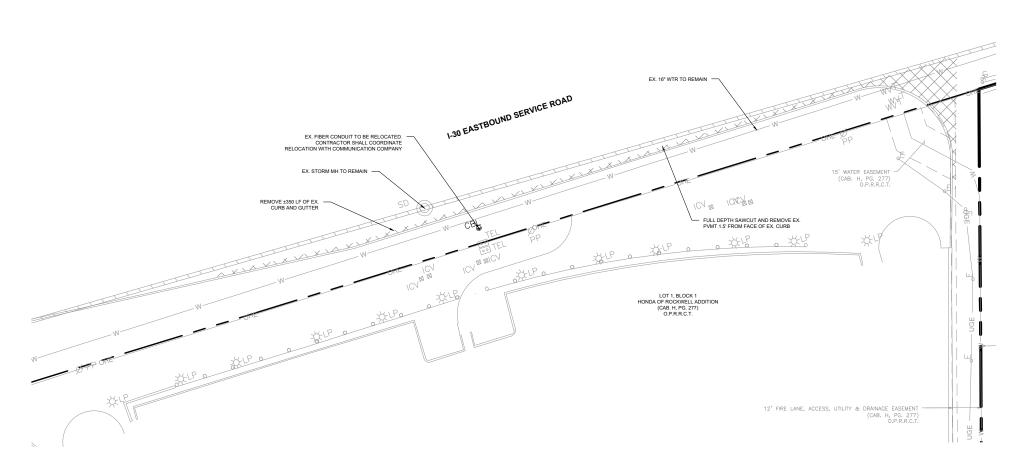
CAUTION !!! CONTACT: 1-800-DIG-TESS 48 HOURS PRIOR TO CONSTRUCTION

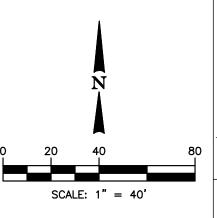
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SHEET NO.

PROJECT NUMBER: 9559-00







#### PROPERTY LINE REMOVE EXISTING PAVEMENT EXISTING SANITARY SEWER AND MANHOLE EXISTING WATER AND FIRE HYDRANT EXISTING STORM LINE EXISTING OVERHEAD ELECTRIC EXISTING GAS LINE EXISTING UNDERGROUND ELECTRIC Ø PP

CONTRACTOR TO NOTIFY ENGINEER IF EXISTING CONDITIONS VARY FROM THOSE SHOWN, CONTRACTOR TO VERIETY LOCATION OF EXISTING UTILITIES PRIOR TO CONSTRUCTION.

 CONTRACTOR TO INSTALL ALL EROSION CONTROL AND TREE PROTECTION PRIOR TO CONSTRUCTION.

 ALL WORK AND MATERIAL SHALL COMPLY WITH CITY AND COUNTY REGULATIONS AS WELL AS O.S. H.A. STANDARDS.

 CONTRACTOR TO OBTAIN ANY PERMITS NECESSARY FOR DEMOLITION.

 THIS PLAN WAS DEVELOPED FROM INFORMATION AVAILABLE AND SURVEY BY OTHERS. THE CONTRACTOR SHALL REVIEW THE SITE PRIOR TO DEMOLITION AND NOTIFY ENGINEER OF ANY DISCREPANCIES.

#### RECORD DRAWING

#### BENCHMARK LIST

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"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±40" EAST OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±50" EAST OF A TRAFFIC SIGNAL POLE FOR THE SOUTHBOUND LANE OF SOUTH JOHN KING BOULEVARD.

PUBLISHED ELEV=595.63' OBSERVED ELEV=595.85'



BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS



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DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
CITY OF ROCKWALL, ROCKWALL COUNTY, TEX

INTERSTATE 30 FRONTAGE ROAD DEMOLITION PLAN (#1)

POWER POLE

DEMOLITION NOTES:
1. CONTRACTOR TO NOTIFY ENGINEER IF EXISTING CONDITIONS VARY

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BGE, INC.

BG

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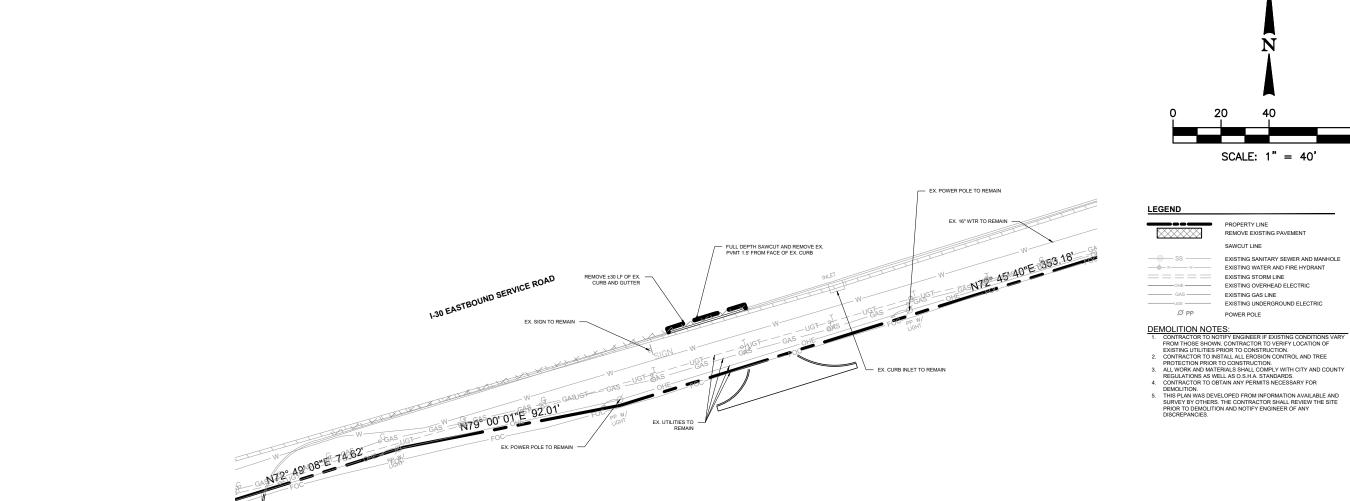
!!CAUTION !! Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities

Indas Jane Wills

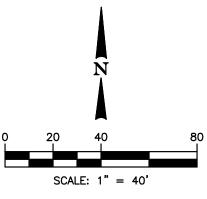
CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

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	DESIGNED BY: ATW			
	DATE: O	CTOBER 202	5	



THE CAMBRIDGE COMPANIES, INC. (VOL. 101, PG. 795) D.R.R.C.T.



#### PROPERTY LINE REMOVE EXISTING PAVEMENT SAWCUT LINE EXISTING SANITARY SEWER AND MANHOLE EXISTING WATER AND FIRE HYDRANT EXISTING STORM LINE EXISTING OVERHEAD ELECTRIC EXISTING GAS LINE EXISTING UNDERGROUND ELECTRIC POWER POLE

- CONTRACTOR TO BOTAIN ANY PERMITS RECESSARY FOR
   THIS PLAN WAS DEVELOPED FROM INFORMATION AVAILABLE AND
   SURVEY BY OTHERS. THE CONTRACTOR SHALL REVIEW THE SITE
   PRIOR TO DEMOLITION AND NOTIFY ENGINEER OF ANY
   DISCREPANCIES.

BGE, INC. BGE, INC. - TBPE REG No. F-1046

SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULEVARD. ±1100" SOUTH OF THE CENTERLINE OF INTERSTATE HMY 30 AND ±60" EAST OF THE NORTH ENTRANCE TO THE MANSION SENIOR LIVING CENTER.

SURFACE NORTHING: 7022262.76 SURFACE EASTING: 2603234.30 ELEV=552.35

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±40" EAST OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±50" EAST OF A TRAFFIC SIGNAL POLE FOR THE SOUTHBOUND LANE OF SOUTH JOHN KING BOULEVARD.

PUBLISHED ELEV=595.63' OBSERVED ELEV=595.85'



BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS



**BGE, Inc.** 2595 Dallas Parkway, Suite 101 Frisco, TX 75034 el: 972-464-4800 • www.bgeinc.com TBPE Registration No. F-1046 Copyright 202

#### **DEVELOPER**

3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose, P.E. PHONE: 214-680-7600

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
CITY OF ROCKWALL, ROCKWALL COUNTY, TEX

INTERSTATE 30 FRONTAGE ROAD DEMOLITION PLAN (#1)

#### RECORD DRAWING

THE RECORD DRAWING HAS BEEN PREPARED BASED ON INFORMATION PROVIDED BY THE CONSTRUCTION CONTRACTOR AND/OR OWNER. THE ENGINEER HAS NOT VERIFIED THE ACCURACY OF THIS INFORMATION AND SHALL NOT BE RESPONSIBLE FOR ANY DISCREPANCIES WHICH MAY BE INCORPORATED HEREIN AS A RESULT.

DATE: 10/7/2025

#### BENCHMARK LIST

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±500 SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±140" NORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32



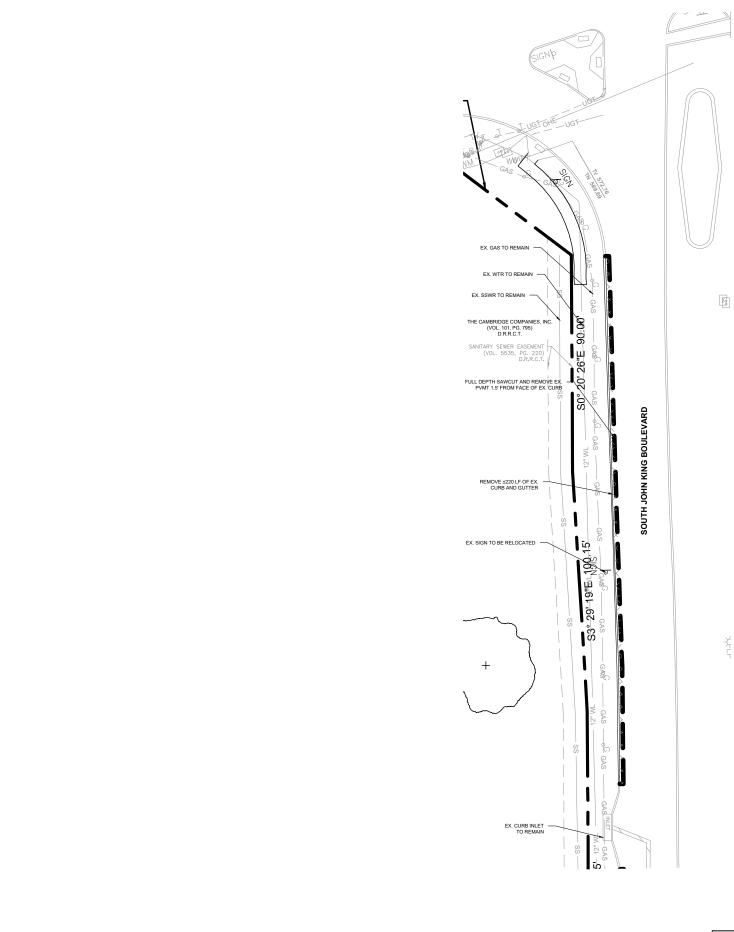
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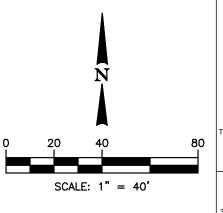
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CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

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CHECKED	BY: NDH		
DESIGNED	BY: ATW	'	
DATE: O	CTOBER 202	15	
PROJECT	NUMBER:	9559-00	





#### PROPERTY LINE REMOVE EXISTING PAVEMENT EXISTING SANITARY SEWER AND MANHOLE EXISTING WATER AND FIRE HYDRANT EXISTING STORM LINE EXISTING OVERHEAD ELECTRIC EXISTING GAS LINE EXISTING UNDERGROUND ELECTRIC Ø PP POWER POLE

- DEMOLITION NOTES:

  1. CONTRACTOR TO NOTIFY ENGINEER IF EXISTING CONDITIONS VARY FROM THOSE SHOWN. CONTRACTOR TO VERIEY LOCATION OF EXISTING UILLINES PRIOR TO CONSTRUCTION.

  2. CONTRACTOR TO INSTALL ALL EROSION CONTROL AND TREE PROTECTION PRIOR TO CONSTRUCTION.

  3. ALL WORK AND MATERIALS SHALL COMPLY WITH CITY AND COUNTY REGULATIONS AS WELL AS O.S.H.A. STANDARDS.

  4. CONTRACTOR TO OBTAIN ANY PERMITS NECESSARY FOR DEMOLITION.

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BGE, INC. - TBPE REG No. F-1046 DATE: 10/7/2025

#### BENCHMARK LIST

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SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

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"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±40' EAST OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±50' EAST OF A TRAFFIC SIGNAL POLE FOR THE SOUTHBOUND LANE OF SOUTH JOHN KING BOULEVARD. SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32





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#### **DEVELOPER**

3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose P.F.

PHONE: 214-680-7600

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
CITY OF ROCKWALL, ROCKWALL COUNTY, TEX

S JOHN KING BLVD DEMOLITION PLAN (#2)

das Jane Hills

!!CAUTION !! Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities

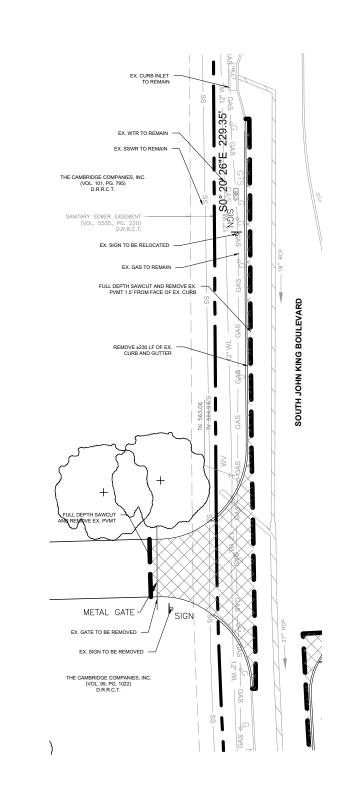
CAUTION !!!

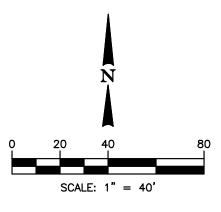
CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

REVISIONS				
REV NO. DATE DESCRIPTION				
CHECKED BY: NDH				
DESIGNED BY: ATW				
DATE: OCTOBER 2025				
PROJECT NUMBER: 9559-00				

SHEET NO. C1.2

BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS





#### PROPERTY LINE REMOVE EXISTING PAVEMENT SAWCUT LINE EXISTING SANITARY SEWER AND MANHOLE EXISTING WATER AND FIRE HYDRANT EXISTING STORM LINE EXISTING OVERHEAD ELECTRIC ——— GAS ——— EXISTING GAS LINE EXISTING UNDERGROUND ELECTRIC Ø PP POWER POLE

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  4. CONTRACTOR TO OBTAIN ANY PERMITS NECESSARY FOR DEMOLITION.

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BY:

BY:

MUCK HORBS - TEXAS D.E. #119040

DATE: 107/2025



BGE, INC. - TBPE REG No. F-1046 DATE: 10/7/2025

# BENCHMARK LIST

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULEVARD. ±500' SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±140' NORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

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SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32

PUBLISHED ELEV=595.63' OBSERVED ELEV=595.85'



BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS



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#### **DEVELOPER**

3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose P.F.

PHONE: 214-680-7600

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
CITY OF ROCKWALL, ROCKWALL COUNTY, TEX

S JOHN KING BLVD DEMOLITION PLAN (#3)

de Jane Hells

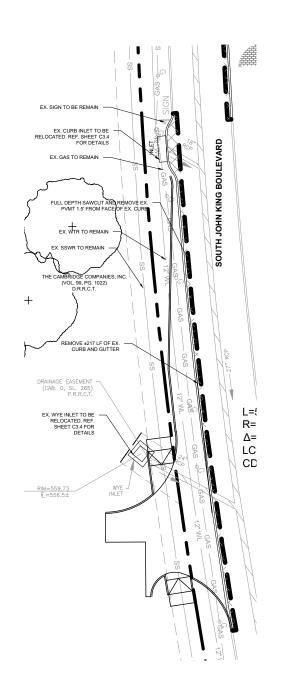
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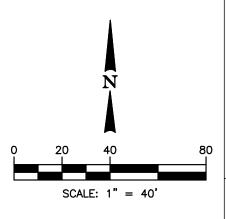
Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities

CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

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#### PROPERTY LINE REMOVE EXISTING PAVEMENT SAWCUT LINE EXISTING SANITARY SEWER AND MANHOLE EXISTING WATER AND FIRE HYDRANT EXISTING STORM LINE EXISTING OVERHEAD ELECTRIC ——— GAS ——— EXISTING GAS LINE EXISTING UNDERGROUND ELECTRIC

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  4. CONTRACTOR TO OBTAIN ANY PERMITS NECESSARY FOR DEMOLITION.

POWER POLE

- CONTRACTOR TO BOTAIN ANY PERMITS RECESSARY FOR
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#### RECORD DRAWING

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BY:

BGE, INC. BGE, INC. - TBPE REG No. F-1046 NICK HOBBS - TEXAS P F #117040



BGE, INC. - TBPE REG No. F-1046 DATE: 10/7/2025

# BENCHMARK LIST

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULEVARD. \$500 SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND \$140 NORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

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SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32

PUBLISHED ELEV=595.63' OBSERVED ELEV=595.85'



BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS



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#### **DEVELOPER**

3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose P.F.

PHONE: 214-680-7600

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
PY OF ROCKWALL, ROCKWALL COUNTY, TEX CITY

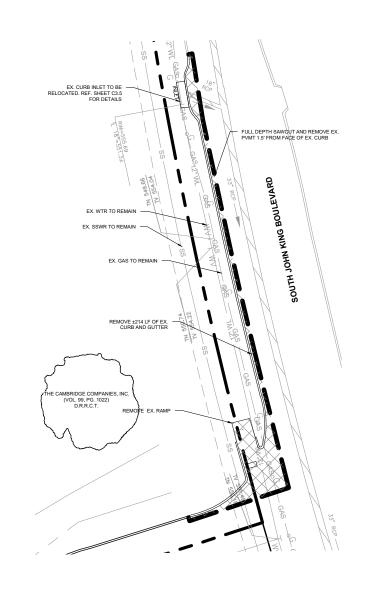
S JOHN KING BLVD DEMOLITION PLAN (#4)

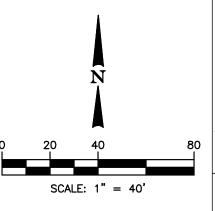


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CAUTION !!! CONTACT: 1-800-DIG-TESS 48 HOURS PRIOR TO CONSTRUCTION

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DESIGNED	BY: ATW	,
DATE: 0	CTOBER 202	25
PROJECT	NUMBER:	9559-00





#### PROPERTY LINE REMOVE EXISTING PAVEMENT SAWCUT LINE EXISTING SANITARY SEWER AND MANHOLE EXISTING WATER AND FIRE HYDRANT EXISTING STORM LINE EXISTING OVERHEAD ELECTRIC \_\_\_\_ GAS \_\_\_\_ EXISTING GAS LINE EXISTING UNDERGROUND ELECTRIC Ø PP POWER POLE

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  4. CONTRACTOR TO OBTAIN ANY PERMITS NECESSARY FOR DEMOLITION.

- CONTRACTOR TO BOTAIN ANY PERMITS RECESSARY FOR
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BGE, INC.

BGE, INC. - TBPE REG No. F-1046 DATE: 10/7/2025

# BENCHMARK LIST

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SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

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SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32

PUBLISHED ELEV=595.63' OBSERVED ELEV=595.85'



BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS



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#### **DEVELOPER**

3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose, P.E.

# PHONE: 214-680-7600

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
CITY OF ROCKWALL, ROCKWALL COUNTY, TEX

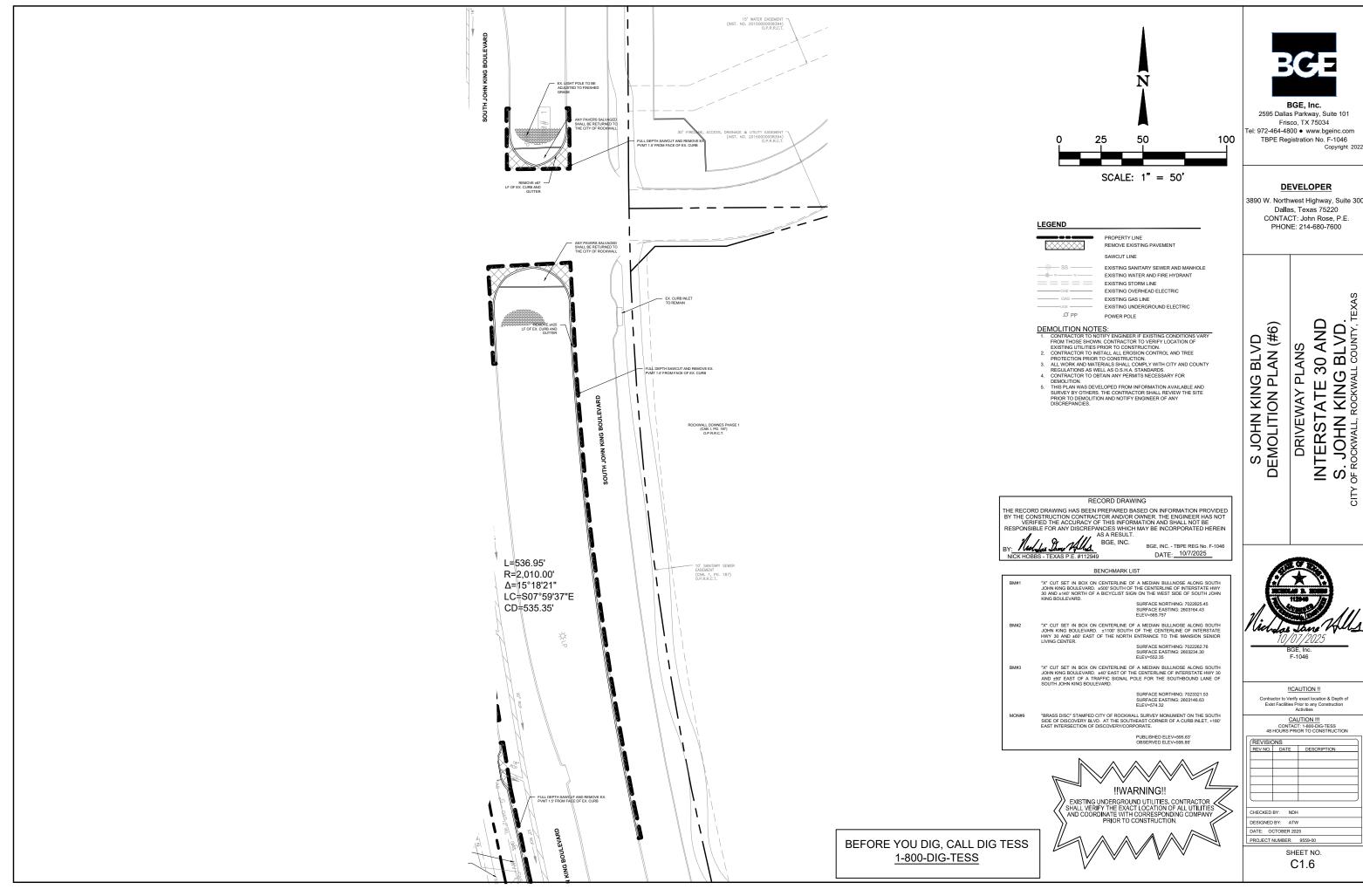
S JOHN KING BLVD DEMOLITION PLAN (#5)

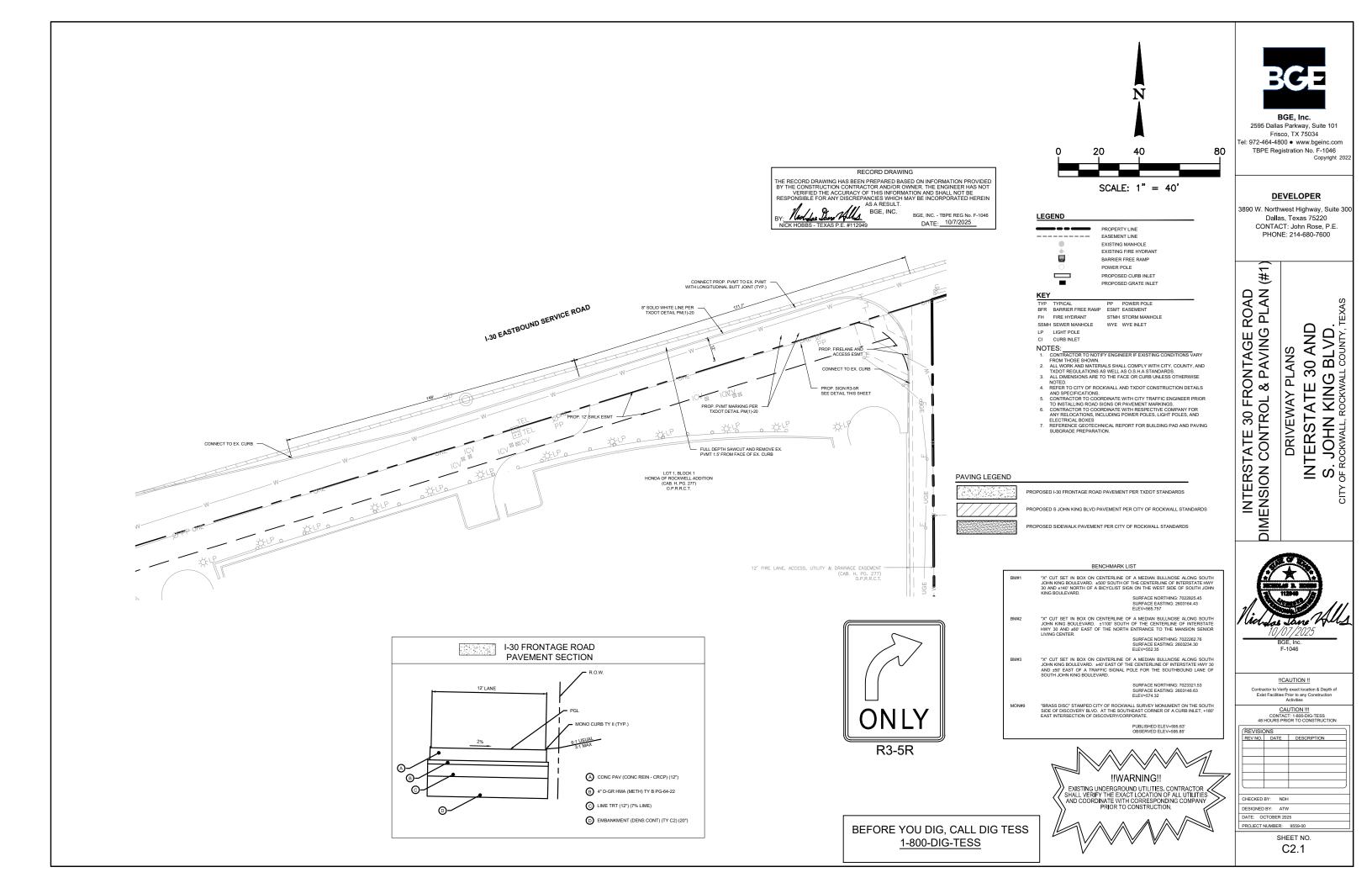
ich Las Jane Wills

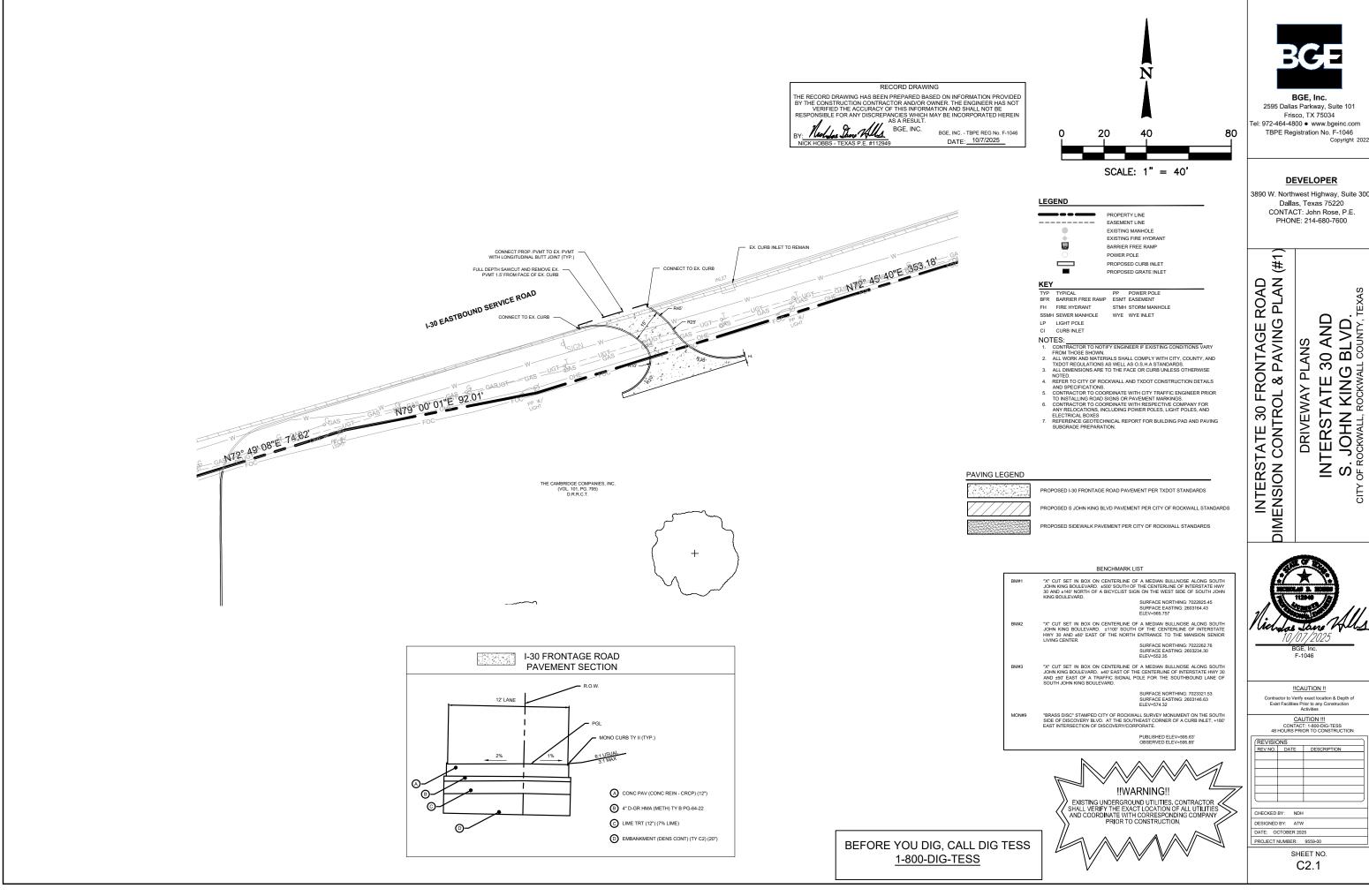
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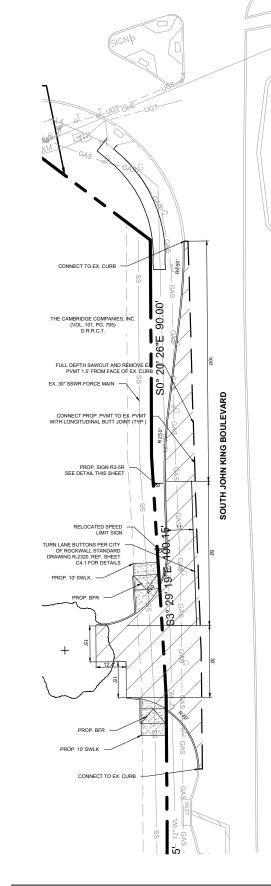
CAUTION !!!

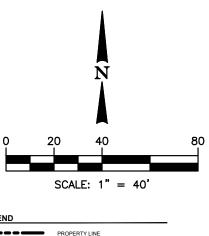
CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION











EASEMENT LINE EXISTING MANHOLE

EXISTING FIRE HYDRANT BARRIER FREE RAMP POWER POLE PROPOSED CURB INLET

PROPOSED GRATE INLET

#### TYP TYPICAL PP POWER POLE BFR BARRIER FREE RAMP ESMT EASEMENT SSMH SEWER MANHOLE WYE WYE INLET

LP LIGHT POLE
CI CURB INLET

- NOTES:

  1. CONTRACTOR TO NOTIFY ENGINEER IF EXISTING CONDITIONS VARY FROM THOSE SHOWN.

  2. ALL WORK AND MATERIALS SHALL COMPLY WITH CITY, COUNTY, AND TXOOT REQUILATIONS AS WELL AS OS HA STANDARDS.

  3. ALL DIMENSIONS ARE TO THE FACE OR CURB UNLESS OTHERWISE NOTES.

- 3. ALL DIMENSIONS ARE TO THE FACE OR CURB UNLESS OTHERWISE NOTED.
  4. REFER TO CITY OF ROCKWALL AND TXDOT CONSTRUCTION DETAILS AND SPECIFICATIONS.
  5. CONTRACTOR TO COORDINATE WITH CITY TRAFFIC ENGINEER PRIOR TO INSTALLING ROAD SIGNS OR PAVEMENT MARKINGS.
  6. CONTRACTOR TO COORDINATE WITH RESPECTIVE COMPANY FOR ANY RELOCATIONS, INCLUDING POWER POLES, LIGHT POLES, AND ELECTRICAL BOXES
  7. REFERENCE GEOTECHNICAL REPORT FOR BUILDING PAD AND PAVING SUBGRADE PREPARATION.

## PAVING LEGEND



PROPOSED I-30 FRONTAGE ROAD PAVEMENT PER TXDOT STANDARDS

PROPOSED S JOHN KING BLVD PAVEMENT PER CITY OF ROCKWALL STANDARDS

PROPOSED SIDEWALK PAVEMENT PER CITY OF ROCKWALL STANDARDS

# BENCHMARK LIST

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±500 SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±140" NORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

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SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32

PUBLISHED ELEV=595.63' OBSERVED ELEV=595.85'



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69

# RECORD DRAWING

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BY:

BGE, INC. - TBPE REG No. F-1046
NICK HOBBS - TEXAS P F #1179449

DATE - 10/7/2025

R3-5R

S JOHN KING BLVD

PAVEMENT SECTION

8" LIME STABILIZED (6%) SUBGRADE COMPACTED TO A MINIMUM 95% OF STANDARD PROCTOR MAXIMUM DRY DENSITY

10" REINFORCED PORTLAND CEMENT CONCRETE, MIN. COMPRESSIVE STRENGTH OF 5000 PSI AT 28 DAYS, MIN. 7.5

BGE, INC. - TBPE REG No. F-1046 DATE: 10/7/2025

BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS



BGE, Inc. 2595 Dallas Parkway, Suite 101 Frisco, TX 75034 el: 972-464-4800 • www.bgeinc.com TBPE Registration No. F-1046

**DEVELOPER** 3890 W. Northwest Highway, Suite 300

Dallas, Texas 75220 CONTACT: John Rose P.F.

PHONE: 214-680-7600

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dolas Jane HUS

CITY

# !!CAUTION !!

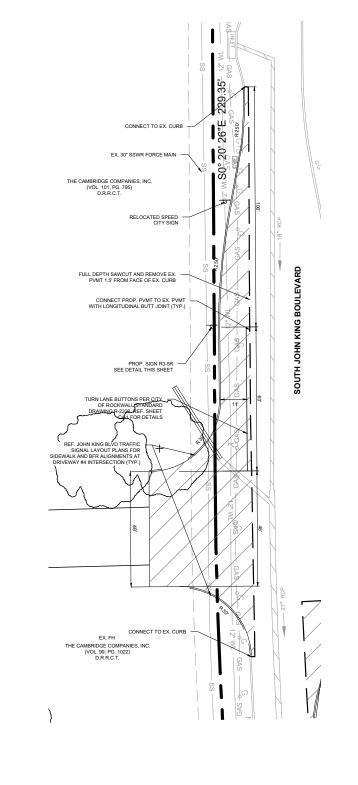
Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities

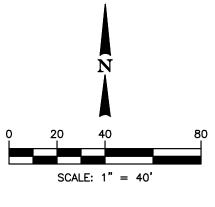
CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

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PROJECT NUMBER: 9559-00 SHEET NO.





PROPERTY LINE EASEMENT LINE

EXISTING MANHOLE EXISTING FIRE HYDRANT BARRIER FREE RAMP POWER POLE PROPOSED CURB INLET PROPOSED GRATE INLET

TYP TYPICAL PP POWER POLE BFR BARRIER FREE RAMP ESMT EASEMENT

SSMH SEWER MANHOLE WYE WYE INLET LP LIGHT POLE

CI CURB INLET

NOTES:

1. CONTRACTOR TO NOTIFY ENGINEER IF EXISTING CONDITIONS VARY FROM THOSE SHOWN.

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5. CONTRACTOR TO COORDINATE WITH CITY TRAFFIC ENGINEER PRIOR TO INSTALLING ROAD SIGNS OR PAVEMENT MARKINGS.
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7. REFERENCE GEOTECHNICAL REPORT FOR BUILDING PAD AND PAVING SUBGRADE PREPARATION.

## PAVING LEGEND



PROPOSED I-30 FRONTAGE ROAD PAVEMENT PER TXDOT STANDARDS

PROPOSED S JOHN KING BLVD PAVEMENT PER CITY OF ROCKWALL STANDARDS

PROPOSED SIDEWALK PAVEMENT PER CITY OF ROCKWALL STANDARDS

#### BENCHMARK LIST

X\* CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±500 SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±140 MORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULEVARD. ±1100 SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±50° EAST OF THE NORTH ENTRANCE TO THE MANSION SENIOR LIVING CENTER. SURFACE NORTHING: 7022262.76 SURFACE EASTING: 2603234.30 ELEV=552.35

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±40" EAST OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±50" EAST OF A TRAFFIC SIGNAL POLE FOR THE SOUTHBOUND LANE OF SOUTH JOHN KING BOULEVARD. SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32

PUBLISHED ELEV=595.63' OBSERVED ELEV=595.85'



#### RECORD DRAWING

RECORD DRAWING

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AS A RESULT.

BGE, INC.

BGE, INC. - TBPE REG No. F-1046

NICK HOBBS - TEXAS P.E. #112949

DATE: 10/7/2025



R3-5R

S JOHN KING BLVD

PAVEMENT SECTION

8" LIME STABILIZED (6%) SUBGRADE COMPACTED TO A MINIMUM 95% OF STANDARD PROCTOR MAXIMUM DRY DENSITY

10" REINFORCED PORTLAND CEMENT CONCRETE, MIN. COMPRESSIVE STRENGTH OF 5000 PSI AT 28 DAYS, MIN. 7.5

BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS



2595 Dallas Parkway, Suite 101 Frisco, TX 75034 el: 972-464-4800 • www.bgeinc.com TBPE Registration No. F-1046 Copyright 202

#### **DEVELOPER**

3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose P.F.

PHONE: 214-680-7600

S JOHN KING BLVD DIMENSION CONTROL & PAVING PLAN (#3) DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
PY OF ROCKWALL, ROCKWALL COUNTY, TEX

CITY

didas Jane HUS

!!CAUTION !! Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities

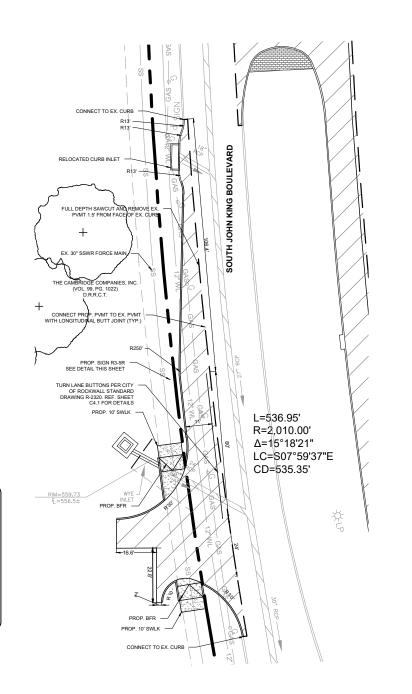
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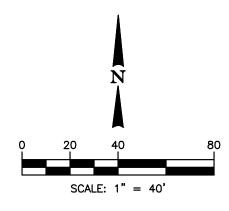
CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

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SHEET NO. C2.3

PROJECT NUMBER: 9559-00





PROPERTY LINE EASEMENT LINE EXISTING MANHOLE EXISTING FIRE HYDRANT BARRIER FREE RAMP POWER POLE

PROPOSED CURB INLET PROPOSED GRATE INLET

TYP TYPICAL PP POWER POLE BFR BARRIER FREE RAMP ESMT EASEMENT

SSMH SEWER MANHOLE WYE WYE INLET

LP LIGHT POLE CI CURB INLET

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SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

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BGE, INC. BGE, INC. - TBPE REG No. F-1046 NICK UNDER TEVAS DE #13040 DATE: 10/7/2025



R3-5R

S JOHN KING BLVD

PAVEMENT SECTION

8" LIME STABILIZED (6%) SUBGRADE COMPACTED TO A MINIMUM 95% OF STANDARD PROCTOR MAXIMUM DRY DENSITY

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DATE: 10/7/2025

BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS



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#### **DEVELOPER**

3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose P.F.

PHONE: 214-680-7600

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
PY OF ROCKWALL, ROCKWALL COUNTY, TEX

CITY

S JOHN KING BLVD DIMENSION CONTROL & PAVING PLAN (#4)



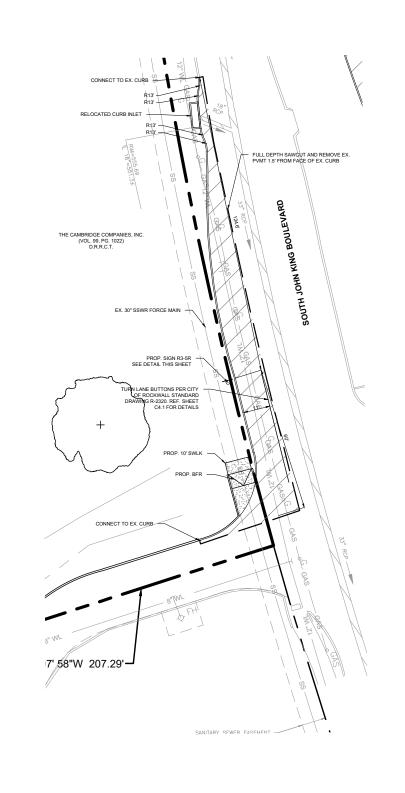
Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities

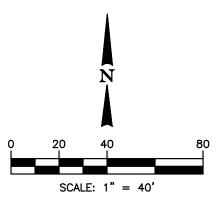
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CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

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PROJECT NUMBER: 9559-00 SHEET NO. C2.4





PROPERTY LINE EASEMENT LINE

EXISTING MANHOLE EXISTING FIRE HYDRANT BARRIER FREE RAMP POWER POLE PROPOSED CURB INLET

PROPOSED GRATE INLET

TYP TYPICAL PP POWER POLE BFR BARRIER FREE RAMP ESMT EASEMENT

SSMH SEWER MANHOLE WYE WYE INLET LP LIGHT POLE

# CI CURB INLET

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## PAVING LEGEND



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PROPOSED S JOHN KING BLVD PAVEMENT PER CITY OF ROCKWALL STANDARDS

PROPOSED SIDEWALK PAVEMENT PER CITY OF ROCKWALL STANDARDS

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SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

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R3-5R

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**DEVELOPER** 3890 W. Northwest Highway, Suite 300

Dallas, Texas 75220 CONTACT: John Rose P.F.

PHONE: 214-680-7600

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CITY

!!CAUTION !!

Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities

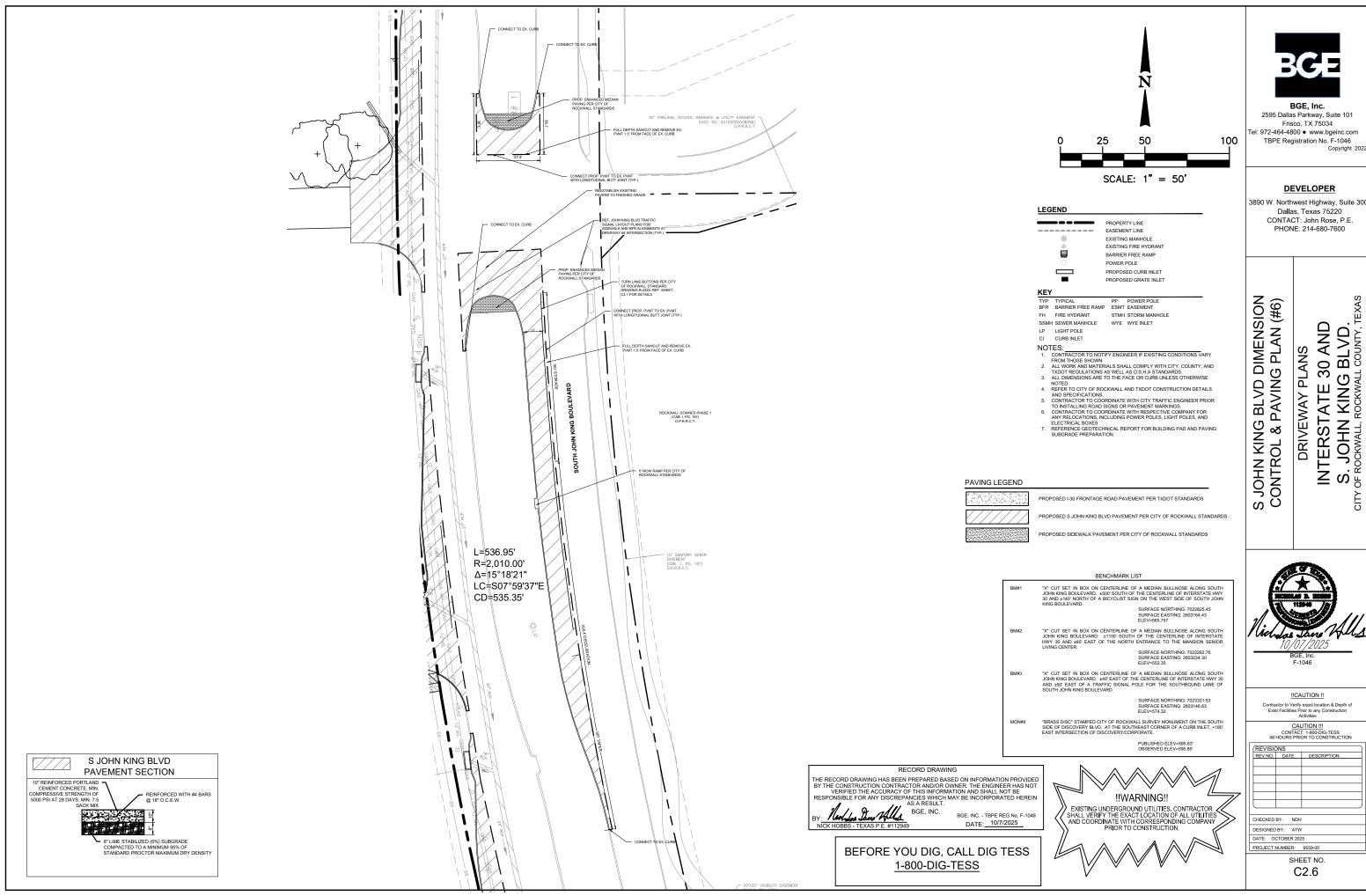
CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

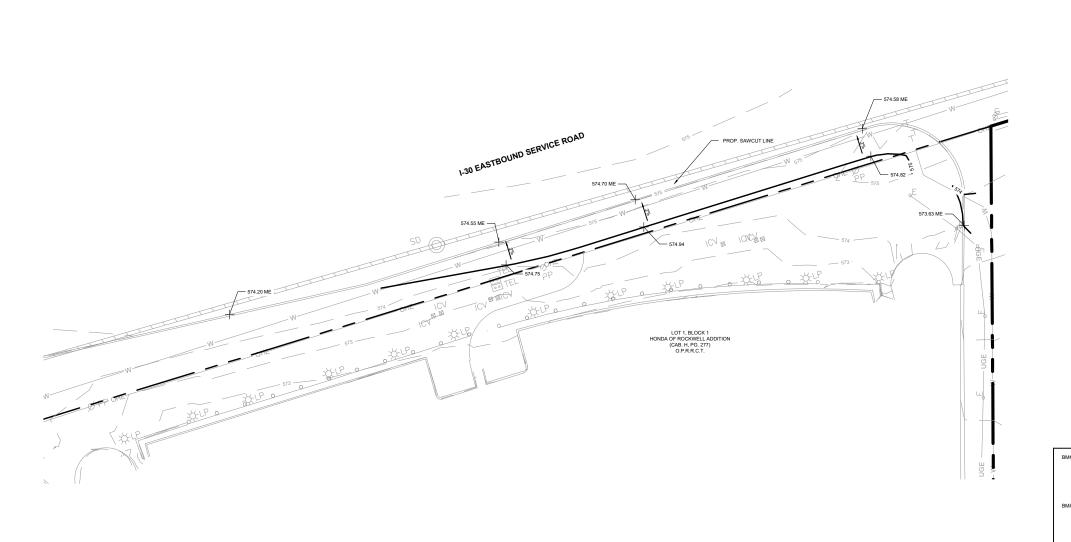
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DESIGNED BY: ATW			
DATE: OCTOBER 2025			

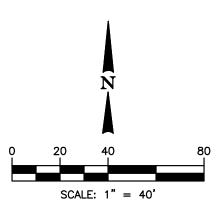
SHEET NO. C2.5

PROJECT NUMBER: 9559-00



didas Jane HUL





----575-556.25

PROPOSED CONTOUR LINE EXISTING CONTOUR LINE EXISTING STORM LINE PROPOSED STORM LINE PROPOSED SPOT ELEVATION MATCH EXISTING ELEVATION

PROPERTY LINE

556 25 MF 556.25 TC

PROPOSED TOP OF CURB PROPOSED TOP OF GRATE

- GRADING NOTES:

  1. CONTRACTOR TO GOODDINATE WITH UTILITY COMPANIES FOR UTILITY RELOCATIONS AND/OR ADJUSTMENTS.

  2. CONTRACTOR TO ADJUST RIMS AND OTHER ABOVE GROUND UTILITIES TO PROPOSED GRADE.

  3. GRADING FOR ALL ACCESSIBLE ROUTES SHALL MEET ADA STANDARDS.

  4. PRIOR TO PLACING PAVEMENT. CONTRACTOR TO TEST FOR PONDING. ALL AREAS SHALL MAD AND ARROS THE INTENDED STORM ALL AREAS SHALL MAD AND ARROS THE INTENDED STORM ALL AREAS SHALL MEAN TO ADDIT OF EXISTING UTILITIES PRIOR TO CONSTRUCTION. NOTIFY ENGINEER OF ANY CONFLICTS THAT ARE DISCOVERED IN THE FIELD.

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  6. CONTRACTOR TO PROTECT EXISTING UTILITIES.

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  8. REFERENCE DIMENSION CONTROL PLAN FOR HORIZONTAL DIMENSIONS.

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  10. REFERENCE GEOTECHNICAL REPORT FOR PAVING SUBGRADE PREPARATION.

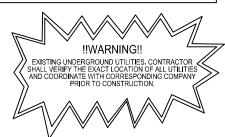
  11. CONTRACTOR TO CONTROL EROSION ALONG PROPERTY LINE DURING CONSTRUCTION.

#### BENCHMARK LIST

SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

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AS A RESULT.

BGE, INC. - TBPE REG No. F-1046

NICK HOBBS - TEXAS P.E. #112949

DATE: 10/7/2025

BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS



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#### **DEVELOPER**

3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose, P.E. PHONE: 214-680-7600

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
PY OF ROCKWALL, ROCKWALL COUNTY, TEX

CITY

30 FRONTAGE ROAD DRAINAGE PLAN (#1)

INTERSTATE 3 GRADING & D

GRADING NOTES:

1. CONTRACTOR TO COORDINATE WITH UTILITY COMPANIES FOR

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±500 SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±140" NORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32



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REV NO. DATE DESCRIPTION DESIGNED BY: ATW DATE: OCTOBER 2025 PROJECT NUMBER: 9559-00

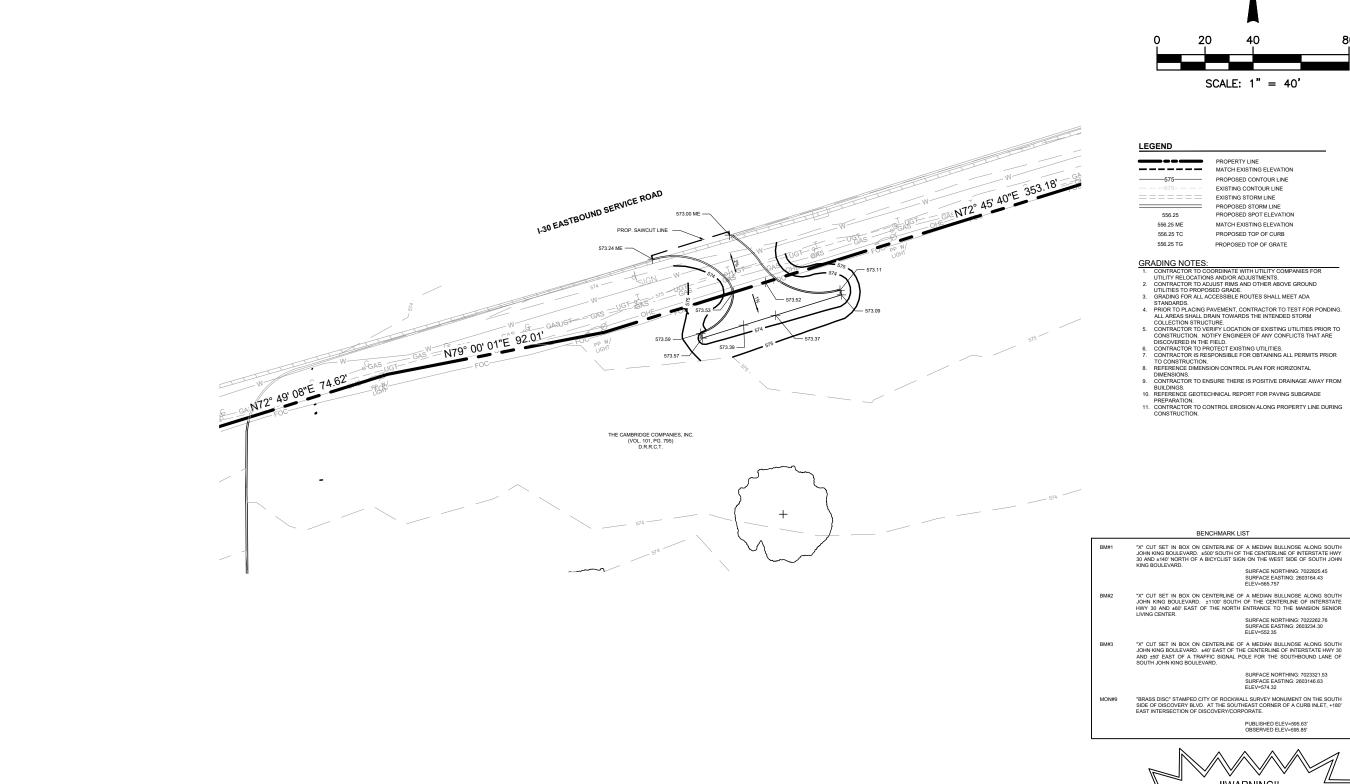
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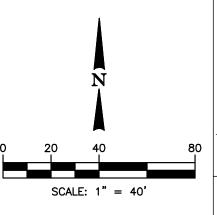
das Jane HUS

!!CAUTION !!

Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION





----575-

EXISTING CONTOUR LINE EXISTING STORM LINE PROPOSED STORM LINE 556.25 PROPOSED SPOT ELEVATION MATCH EXISTING ELEVATION PROPOSED TOP OF CURB

556 25 MF 556.25 TC

PROPOSED TOP OF GRATE

# GRADING NOTES:

PROPERTY LINE MATCH EXISTING ELEVATION

PROPOSED CONTOUR LINE

BENCHMARK LIST "X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±500 SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±140" NORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

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PHONE: 214-680-7600

INTERSTATE 30 FRONTAGE ROAD GRADING & DRAINAGE PLAN (#1)

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
CITY OF ROCKWALL, ROCKWALL COUNTY, TEX

before There Wills

!!CAUTION !!

CAUTION !!!

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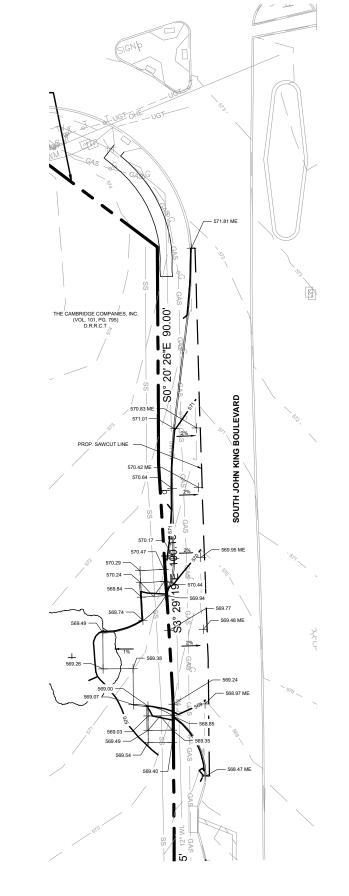
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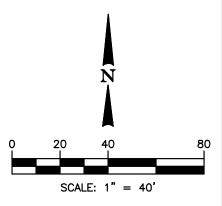
PROJECT NUMBER: 9559-00 SHEET NO. C3.1

BEFORE YOU DIG, CALL DIG TESS

1-800-DIG-TESS DATE: 10/7/2025

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# <del>-----575--</del>

556.25

556 25 MF 556.25 TC

PROPOSED SPOT ELEVATION

PROPERTY LINE

PROPOSED CONTOUR LINE

EXISTING CONTOUR LINE EXISTING STORM LINE PROPOSED STORM LINE

MATCH EXISTING ELEVATION PROPOSED TOP OF CURB PROPOSED TOP OF GRATE

- GRADING NOTES:
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- GRADING NOTES:

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**DEVELOPER** 3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose, P.E. PHONE: 214-680-7600

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JOHN KING BLVD GRADING DRAINAGE PLAN (#2)

S

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
PY OF ROCKWALL, ROCKWALL COUNTY, TEX

CITY

Copyright 202

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CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

REVISIONS					
REV NO.	DATE	DESCRIPTION			
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DESIGNED BY: ATW					
DATE: O	15				
PROJECT	9559-00				

SHEET NO. C3.2

RECORD DRAWING

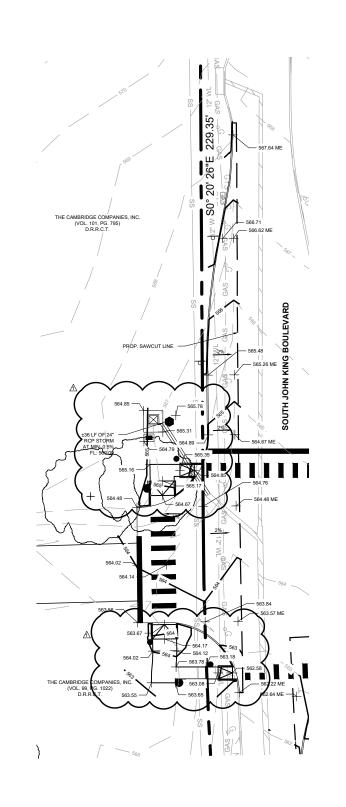
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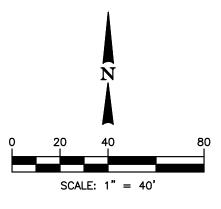
BGE, INC. BGE, INC. TBPE REG No. F-1046

DATE: 10/7/2025

BGE, INC. - TBPE REG No. F-1046 DATE: 10/7/2025

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<del>-----575--</del>

556.25 556 25 MF 556.25 TC

PROPOSED CONTOUR LINE EXISTING CONTOUR LINE EXISTING STORM LINE PROPOSED STORM LINE

PROPERTY LINE

PROPOSED SPOT ELEVATION MATCH EXISTING ELEVATION PROPOSED TOP OF CURB PROPOSED TOP OF GRATE

- GRADING NOTES:

  1. CONTRACTOR TO COORDINATE WITH UTILITY COMPANIES FOR

- GRADING NOTES:

  1. CONTRACTOR TO GOODDINATE WITH UTILITY COMPANIES FOR UTILITY RELOCATIONS AND/OR ADJUSTMENTS.

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  5. CONTRACTOR TO VERSONISHEE FOR OSTANINIS ALL PERMITS PRIOR TO CONSTRUCTION.

  6. CONTRACTOR TO PROTECT EXISTING UTILITIES.

  7. CONTRACTOR TO PROTECT EXISTING UTILITIES.

  8. REFERENCE DIMENSION CONTROL PLAN FOR HORIZONTAL DIMENSIONS.

  9. CONTRACTOR TO ENSURE THERE IS POSITIVE DRAINAGE AWAY FROM BUILDINGS.

  10. REFERENCE DIMENSION CONTROL PLAN FOR HORIZONTAL BUILDINGS.

  10. REFERENCE GEOTECHNICAL REPORT FOR PAVING SUBGRADE PREPARATION.

  11. CONTRACTOR TO CONTROL EROSION ALONG PROPERTY LINE DURING CONSTRUCTION.

#### BENCHMARK LIST

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±500 SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±140" NORTH OF A BICYCLIST SIGN ON THE WEST SIDE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7022825.45 SURFACE EASTING: 2603164.43 ELEV=565.757

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLNOSE ALONG SOUTH JOHN KING BOULLEVARD. ±1100' SOUTH OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±60' EAST OF THE NORTH ENTRANCE TO THE MANSION SENIOR LIVING CENTER.

SURFACE NORTHING: 7022262.76 SURFACE EASTING: 2603234.30 ELEV=552.35

"X" CUT SET IN BOX ON CENTERLINE OF A MEDIAN BULLINOSE ALONG SOUTH JOHN KING BOULEVARD. ±40" EAST OF THE CENTERLINE OF INTERSTATE HWY 30 AND ±50" EAST OF A TRAFFIC SIGNAL POLE FOR THE SOUTHBOUND LANE OF SOUTH JOHN KING BOULEVARD.

SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32



DATE: OCTOBER 2025 PROJECT NUMBER: 9559-00 SHEET NO. C3.3

DESIGNED BY: ATW

RECORD DRAWING

RECORD DRAWING

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BY:

MICK HOBBS - TEXAS P.E. #112949

BEE, INC. BGE, INC. - TBPE REG No. F-1046
DATE: 10/7/2025 1-800-DIG-TESS

BEFORE YOU DIG, CALL DIG TESS

# JOHN KING BLVD GRADING DRAINAGE PLAN (#3) DRIVEWAY PLANS INTERSTATE 30 AND S. JOHN KING BLVD. PY OF ROCKWALL, ROCKWALL COUNTY, TEX ഗ

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!!CAUTION !!

Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

REV NO. DATE DESCRIPTION

10/10/2023 ADA RAMPS/SIGNAL

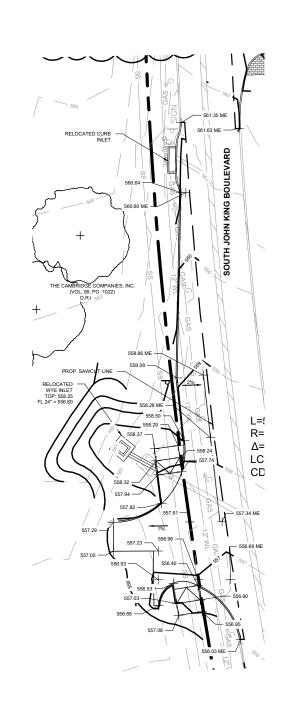
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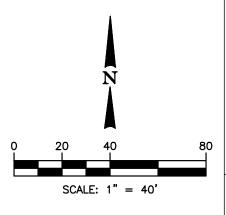
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**DEVELOPER** 3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose P.F. PHONE: 214-680-7600

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# <del>-----575--</del>

556.25

556 25 MF 556.25 TC

PROPOSED CONTOUR LINE EXISTING CONTOUR LINE EXISTING STORM LINE PROPOSED STORM LINE PROPOSED SPOT ELEVATION MATCH EXISTING ELEVATION

PROPERTY LINE

PROPOSED TOP OF CURB PROPOSED TOP OF GRATE

- GRADING NOTES:

  1. CONTRACTOR TO COORDINATE WITH UTILITY COMPANIES FOR

- GRADING NOTES:

  1. CONTRACTOR TO GOODDINATE WITH UTILITY COMPANIES FOR UTILITY RELOCATIONS AND/OR ADJUSTMENTS.

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SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32



SHEET NO. C3.4

DESIGNED BY: ATW DATE: OCTOBER 2025 PROJECT NUMBER: 9559-00

BGE, Inc. 2595 Dallas Parkway, Suite 101 Frisco, TX 75034 el: 972-464-4800 • www.bgeinc.com TBPE Registration No. F-1046

**DEVELOPER** 3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose, P.E. PHONE: 214-680-7600

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JOHN KING BLVD GRADING DRAINAGE PLAN (#4)

S

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
PY OF ROCKWALL, ROCKWALL COUNTY, TEX

cholas Jane HUS

!!CAUTION !!

Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

REVISIONS
REV NO. DATE DESCRIPTION

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BY:

BY:

BY:

BGE, INC.

BGE, INC.

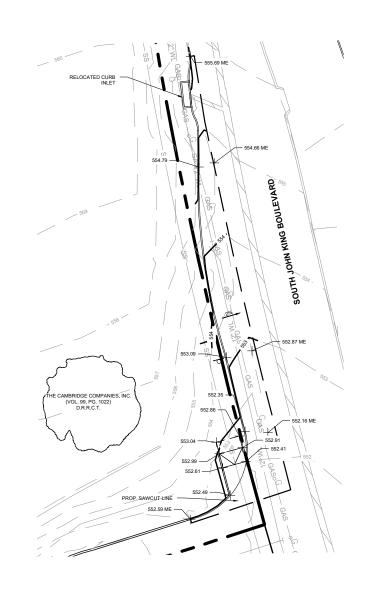
BGE, INC.

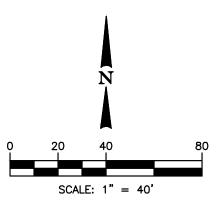
BGE, INC. - TBPE REG No. F-1046

DATE: 10/7/2025

DATE: 10/7/2025

BEFORE YOU DIG, CALL DIG TESS 1-800-DIG-TESS





<del>-----575--</del>

556 25 MF 556.25 TC

PROPOSED STORM LINE

PROPOSED SPOT ELEVATION MATCH EXISTING ELEVATION PROPOSED TOP OF CURB

# PROPOSED TOP OF GRATE

- GRADING NOTES:

  1. CONTRACTOR TO COORDINATE WITH UTILITY COMPANIES FOR

# LEGEND

556.25

PROPERTY LINE

PROPOSED CONTOUR LINE EXISTING CONTOUR LINE EXISTING STORM LINE

- GRADING NOTES:

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SURFACE NORTHING: 7023321.53 SURFACE EASTING: 2603146.63 ELEV=574.32



DESIGNED BY: ATW DATE: OCTOBER 2025 PROJECT NUMBER: 9559-00 SHEET NO. C3.5

ichas Jane HUS

!!CAUTION !!

Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities CAUTION !!!

CONTACT: 1-800-DIG-TESS
48 HOURS PRIOR TO CONSTRUCTION

REVISIONS
REV NO. DATE DESCRIPTION

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**DEVELOPER** 3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose, P.E. PHONE: 214-680-7600

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JOHN KING BLVD GRADING DRAINAGE PLAN (#5)

S

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
PY OF ROCKWALL, ROCKWALL COUNTY, TEX

CITY

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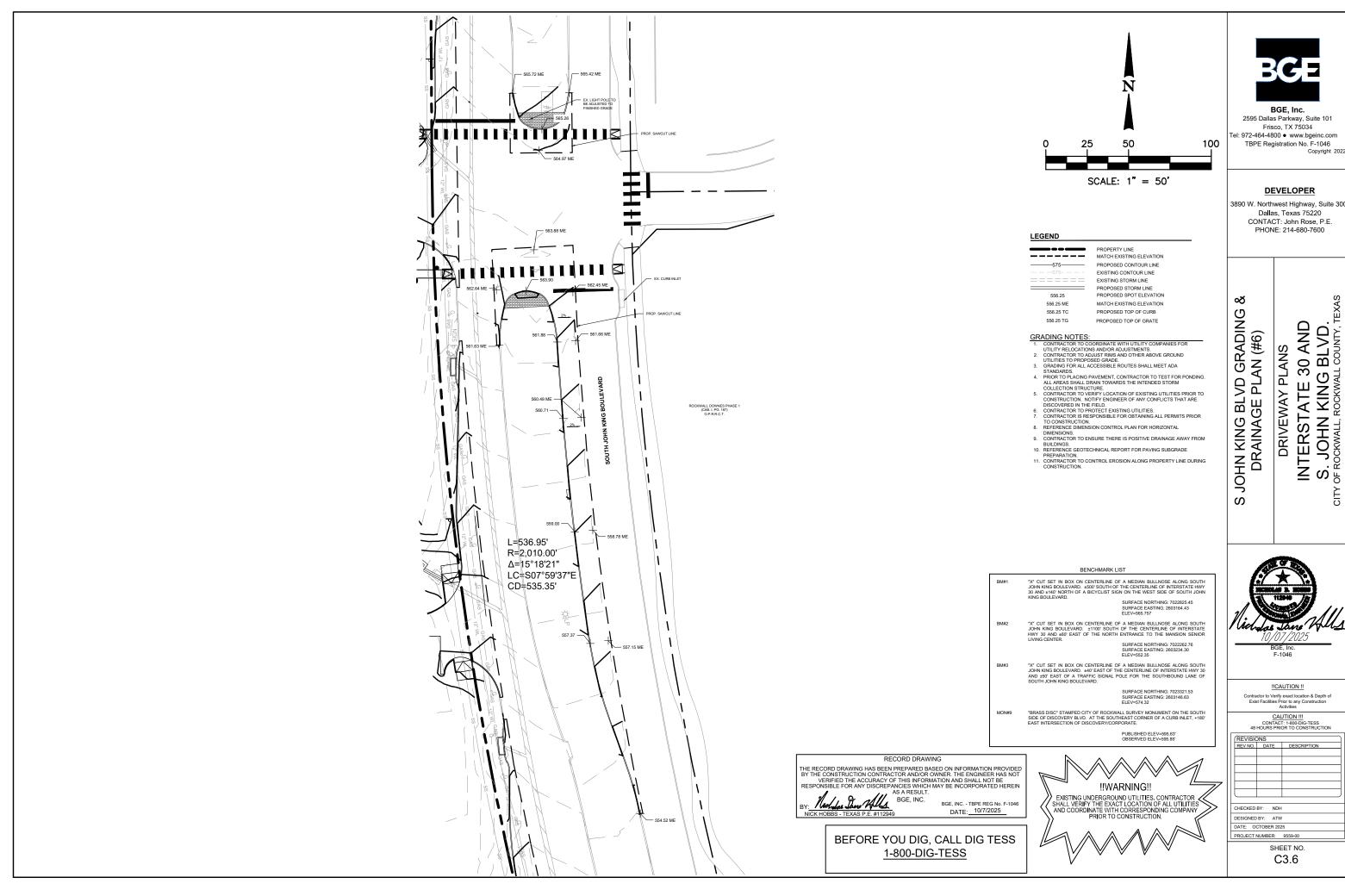
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BY. Holdes Juny HILLS BGE, INC. BGE, INC. TBPE REG No. F-1046 DATE: 10/7/2025

BGE, INC. - TBPE REG No. F-1046 DATE: 10/7/2025

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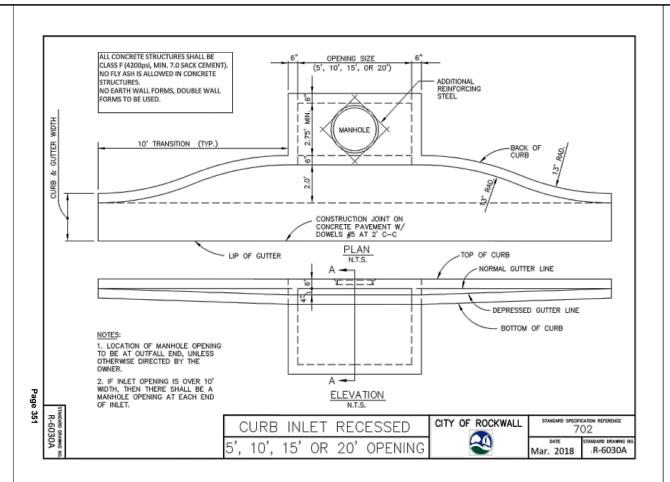


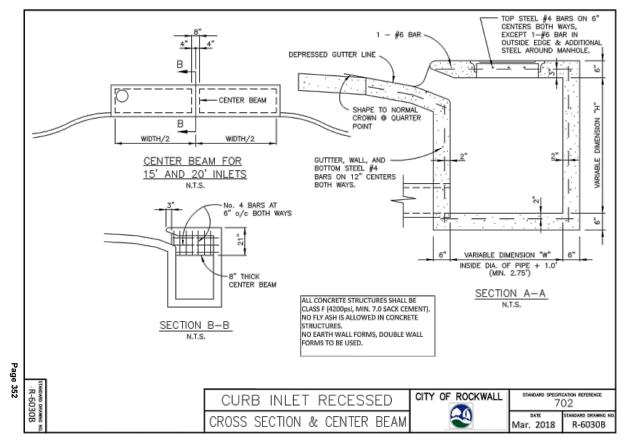
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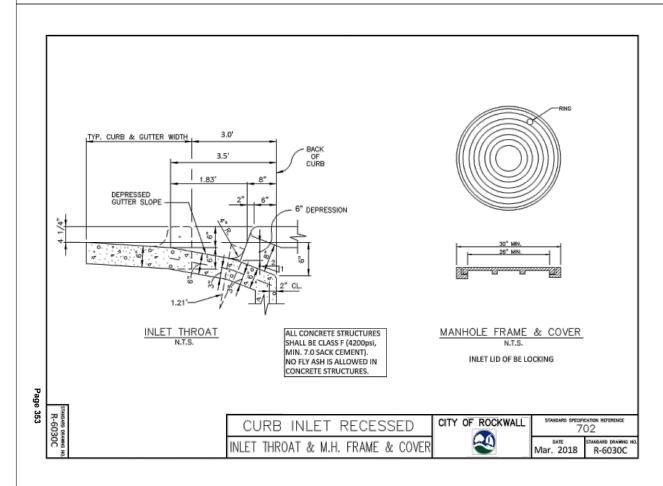
3890 W. Northwest Highway, Suite 300 CONTACT: John Rose, P.E.

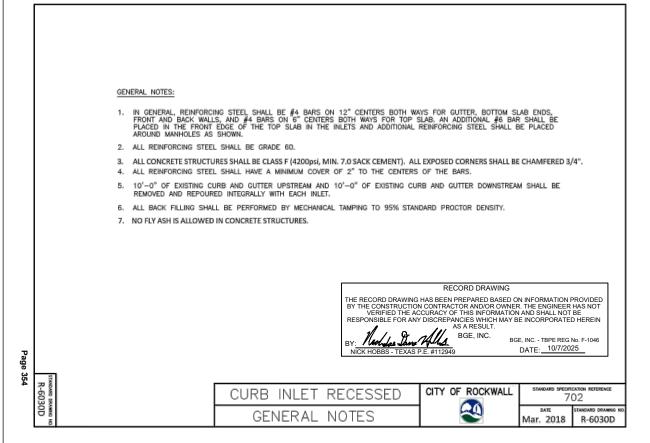


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CHECKED BY: NDH DESIGNED BY: ATW				
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2595 Dallas Parkway, Suite 101
Frisco, TX 75034
el: 972-464-4800 • www.bgeinc.com
TBPE Registration No. F-1046

#### **DEVELOPER**

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3890 W. Northwest Highway, Suite 300 Dallas, Texas 75220 CONTACT: John Rose, P.E. PHONE: 214-680-7600

CONSTRUCTION DETAIL

CIT

DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.
OF ROCKWALL, ROCKWALL COUNTY, TE

CITY

!!CAUTION !!

Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities

CAUTION !!! CONTACT: 1-800-DIG-TESS 48 HOURS PRIOR TO CONSTRUCTION

REVISIONS
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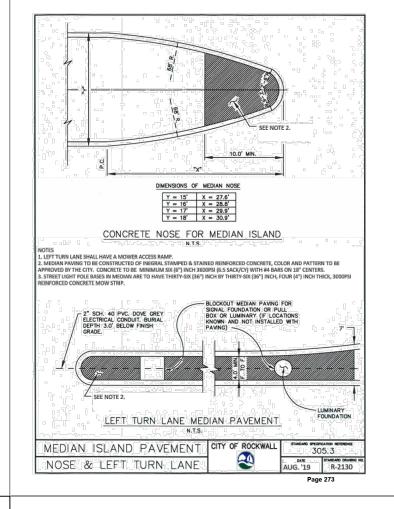
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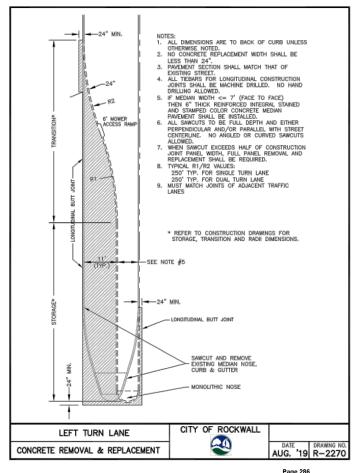
DESIGNED BY: ATW

DATE: OCTOBER 2025

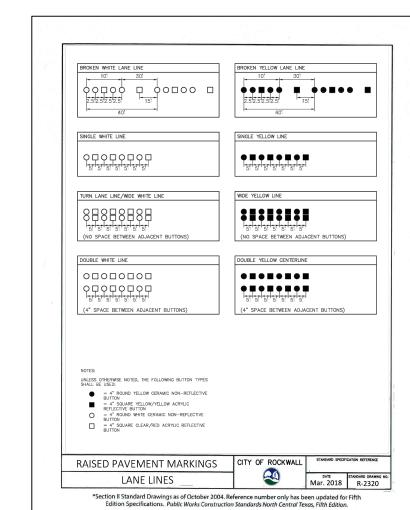
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PROJECT NUMBER: 9559-00





Page 286



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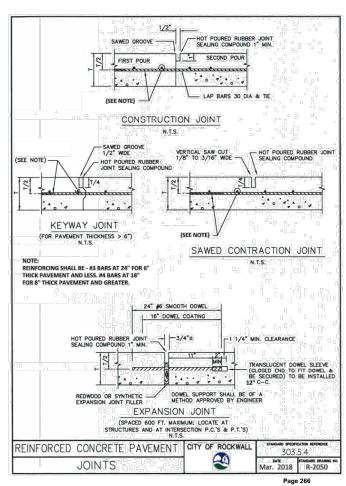
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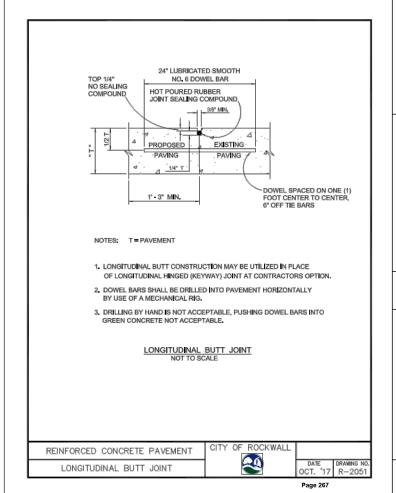
AS A RESULT.

BY: Moldas Dare Alla

BGE, INC.

NICK HOBBS - TEXAS P.E. #112949





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DRIVEWAY PLANS
INTERSTATE 30 AND
S. JOHN KING BLVD.

CONSTRUCTION DETAILS

CITY

CITY

!!CAUTION !! Contractor to Verify exact location & Depth of Exist Facilities Prior to any Construction Activities

CAUTION !!!

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