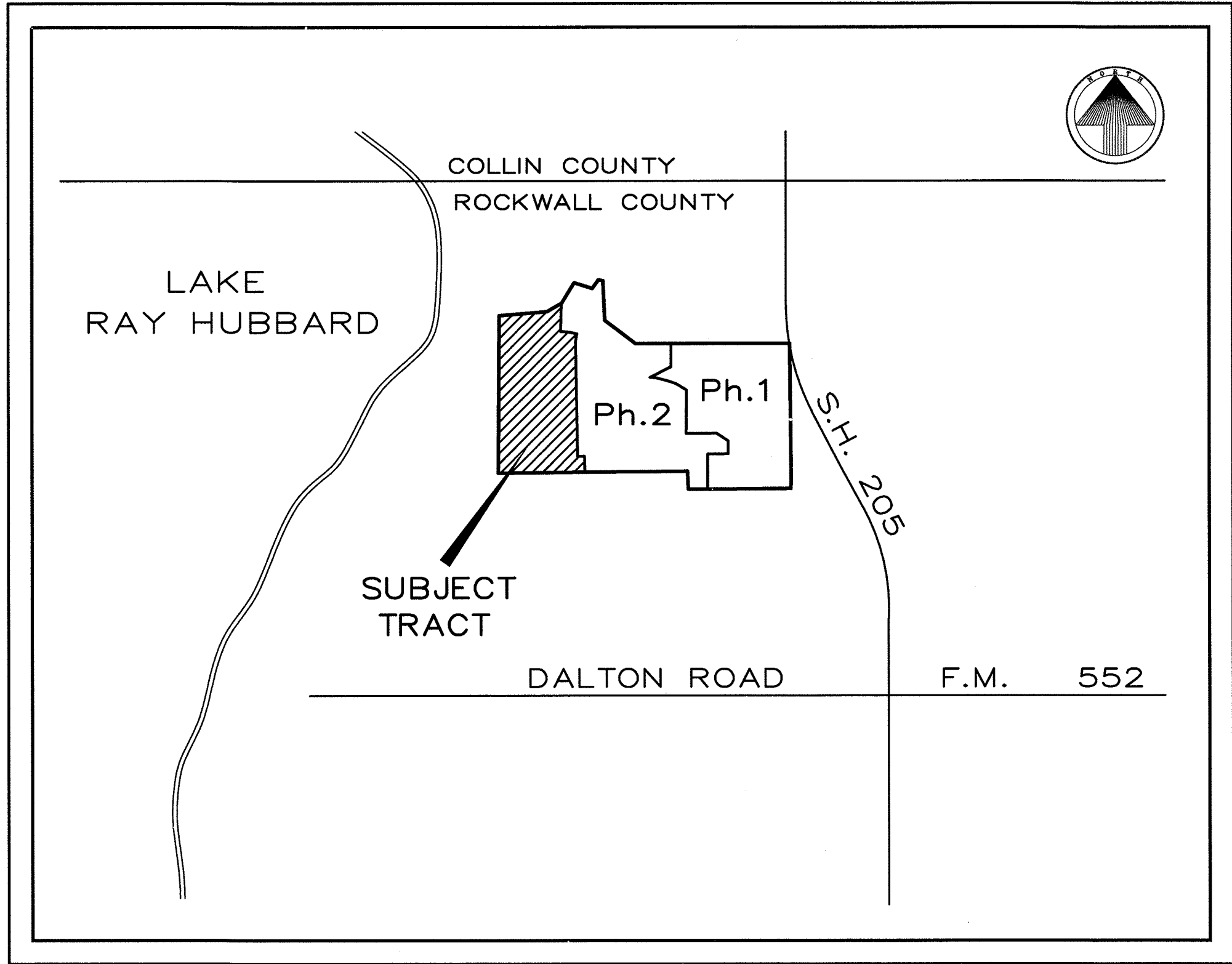


DEVELOPMENT PLANS
FOR
CASTLE RIDGE ESTATES PHASE 3
CITY OF ROCKWALL, TEXAS

GENERAL NOTES

1. All street and alleys intersections and connections shall be built by the developer.
2. Excavation from streets to be deposited in low areas to allow proper drainage.
3. All existing ditches, except as noted on drainage plans, are to be filled to conform to surrounding terrain.
4. It will be the responsibility of the developer and/ or the contractor to protect and maintain to proper line and grade all public utilities, manholes, cleanouts, valve boxes, fire hydrants, etc. during the construction of this project, prior to and after placing permanent pavement.
5. All materials and workmanship shall conform to the City Standards and Specifications.
6. All Fill Shall be Compacted with Sheep's Foot Roller to 95%.



LOCATION MAP — MAPSCO REFERENCE 263-T
NOT TO SCALE

CITY OF ROCKWALL
SURVEY MONUMENT #1
Top of Inlet No. 10-Line A
Pavement STA 22+00 Windham Drive
N:7044393.512
E: 2590316.207
ELEV.=450.09

CITY OF ROCKWALL
SURVEY MONUMENT #2
Top of Inlet No. 11-Line D
Pavement STA 9+00 Chestnut Drive
N:7043295.565
E: 2590080.745
ELEV.=484.54

RECORD DRAWING - 5/9/16

The alignment and grade were set on the ground for construction per the plans. To the best of our knowledge Westwood Professional Services states that are not aware of any changes or revisions to these plans during construction except as noted according to surveying at the site and information provided by the contractor.

PREPARED FOR

D·R·HORTON DRI Listed NYSE
America's Builder

4306 Miller Road — Rowlett, Texas 75088
214-607-4244 — dbooth@drhorton.com

Westwood

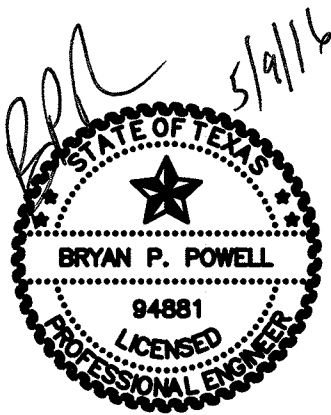
Phone (214) 473-4640 2740 North Dallas Parkway, #280
Toll Free (888) 937-5150 Plano, TX 75093
westwoodps.com

Westwood Professional Services, Inc.

Bryan.Powell@westwoodps.com — Firm No. F-11756

INDEX

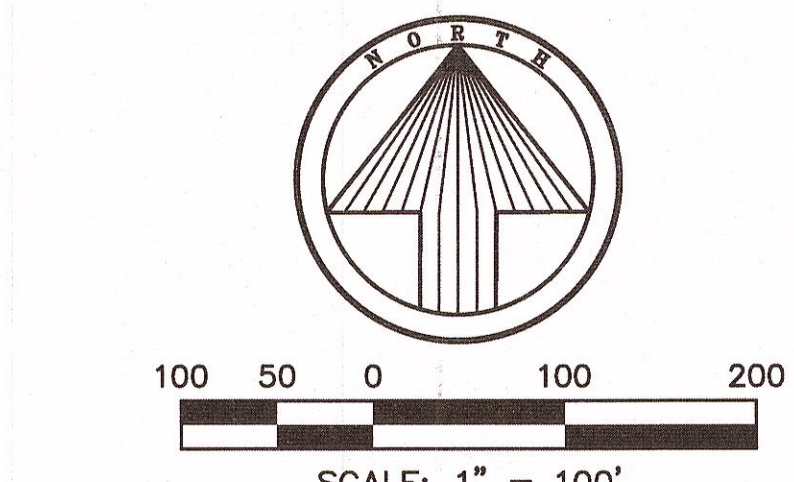
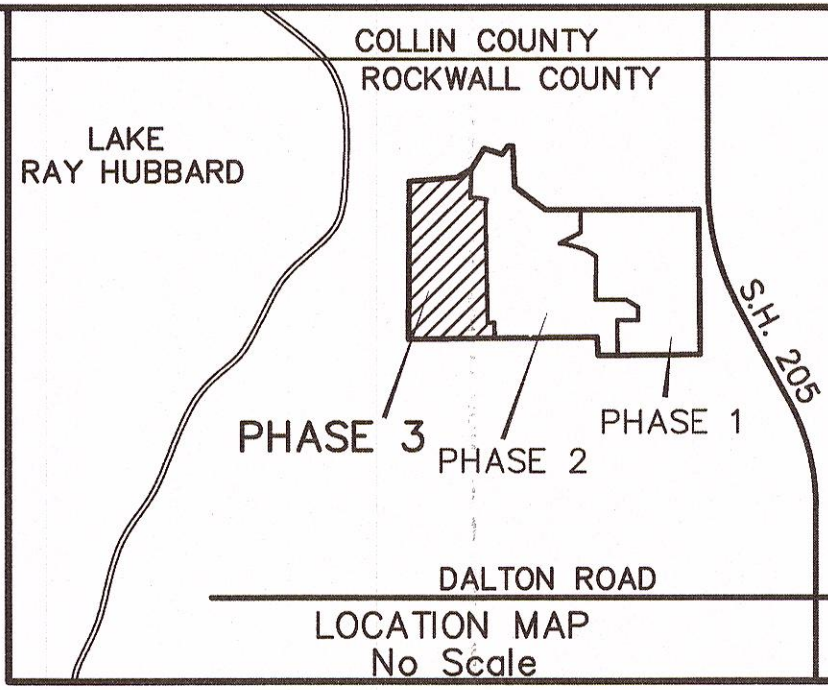
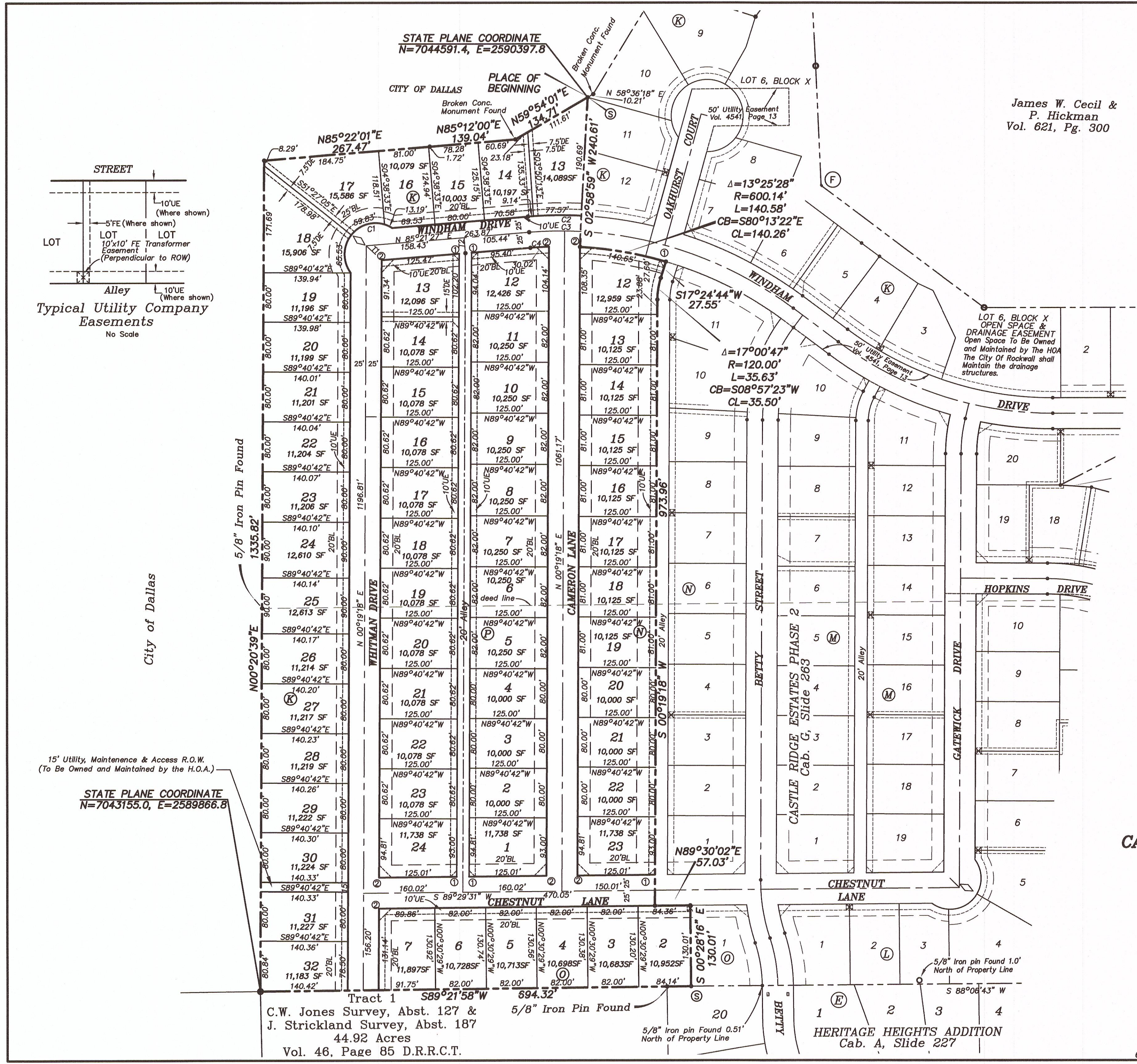
Sheet No.	Description
1-2	Final Plat
3-10	Paving Plans
11	Drainage Area Map
12	Drainage Calculations
13-15A	Storm Sewer Plans
15B	Interim Storm Sewer Plans
16	Water & Sewer Plans
17	Sanitary Sewer Profiles
18-19	Lot Grading Plans
20	Storm Water Pollution Prevention Plan
21	Tree Preservation Plan
22	Street Sign and Lighting Plan
23-24	Pedestrian Facilities Curb Ramp Details



Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756

ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.

NO.	DATE	REVISION	SHEETS



NOTE: Bearings shown are based on monuments found or set on the ground in January 2008, marking the subject tract according to the Final Plat of Castle Ridge Estates Phase 1 recorded in Cab. G, Page 085 (LRRCT), and property owned by Hardisty Drive Partners, Ltd. according to the deed recorded in Instrument Number 2007-00387874 (LRRCT).

- (F) = 1/2" iron pin found
- (S) = 1/2" iron pin with a red cap stamped Tipton Eng., Inc. set
- (E) = 1/2" iron pin with a red cap stamped Tipton Eng., Inc. found
- (1) = 10' x 10' Visibility Esmt.
- (2) = 20' x 20' Visibility Esmt.
- (3) = 25' x 25' Visibility Esmt.
- (M) = Control Monuments
- (D) = Street Name Change
- UE = Utility Easement
- DE = Drainage Easement
- DUE = Drainage & Utility Easement
- FE = Farmers' Electric Coop. Easement

LOT CURVE TABLE					
CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	50.00'	158°46'32"	138.56'	S42°50'22"W	98.29'
C2	650.00'	7°38'34"	86.70'	S89°10'44"W	86.84'
C3	625.00'	7°38'34"	83.37'	S89°10'44"W	83.31'
C4	600.00'	2°52'00"	30.02'	S86°47'27"W	30.02'

TANGENT TABLE		
T1	S47°09'38"E	20.35'
T2	S04°38'33"E	25.00'

FINAL PLAT
CASTLE RIDGE ESTATES PHASE 3
J. STRICKLAND SURVEY ~ ABSTRACT NO. 187
ROCKWALL, ROCKWALL COUNTY, TEXAS
~ OWNERS ~
D.H. HORTON
America's Builder
4306 Miller Road - Rowlett, Texas 75088
214-607-4244
~ ENGINEER/SURVEY ~
Westwood
Phone (214) 473-4640 2740 North Dallas Parkway #200
Toll Free (888) 937-5150 Plano, TX 75093
westwoodps.com
Westwood Professional Services, Inc.
62 Lots 850,343 SF / 19.521 AC. 12/17/14 #0001397

RELEASED FOR CONSTRUCTION
ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN
REMAINS WITH THE DESIGN ENGINEER. THE CITY
OF ROCKWALL, IN REVIEWING AND RELEASING
PLANS FOR CONSTRUCTION, ASSUMES NO
RESPONSIBILITY FOR ADEQUACY OR ACCURACY
OF DESIGN.

CITY _____ DATE _____

STATE OF TEXAS)
COUNTY OF ROCKWALL)

OWNERS CERTIFICATE

WHEREAS, D.R. HORTON— TEXAS Ltd. a Texas limited partnership is the owner of a tract of land situated in the J. Strickland Survey, Abstract No. 187, City of Rockwall, Rockwall County, Texas according to the Special Warranty Deed recorded in Instrument Number 2014—00006940 of the Land Records of Rockwall County, Texas (LRRCT), the subject tract being more particularly described as follows;

BEGINNING at a 1/2 inch iron rod with yellow plastic cap found for the northwest corner of Lot 11, Block K of Castle Ridge Estates Phase 2, an addition to the City of Rockwall, Rockwall County, Texas as recorded in Cabinet G, Slide 263, Real Property Records, Rockwall County, Texas, same being the northeast corner of the herein described tract and being on the south line of a 2.00 acre tract of land conveyed to the City of Dallas by deed recorded in Volume 76, Page 530, Real Property Records, Rockwall County, Texas;

THENCE along the east line of the herein described tract and the common west line of said Castle Ridge Estates Phase 2 boundary line, the following courses and distances:

South 02 Degrees 58 Minutes 59 Seconds West, a distance of 240.61 feet to a 5/8 inch iron rod with yellow plastic cap stamped "ADAMS 5610" found for corner on the south right-of-way line of Windham Drive (a 50 foot Right-of-Way) of said Castle Ridge Estates Phase 2 addition plat and being the beginning of a non-tangent curve to the right, having a Central Angle of 13 Degrees 25 Minutes 28 Seconds, a Radius of 600.00 feet and a long Chord that bears South 80 Degrees 13 Minutes 22 seconds East, a distance of 140.28 feet;

Along said non-tangent curve to the right, on arc length of 140.58 feet to a 5/8 inch iron rod with yellow plastic cap stamped "ADAMS 5610" found for corner;

South 17 Degrees 24 Minutes 44 Seconds West, a distance of 27.55 feet to a 5/8 inch iron rod with yellow plastic cap stamped "ADAMS 5610" found for corner and the beginning of a tangent curve to the left, having a Central Angle of 17 Degrees 00 Minutes 47 Seconds, a radius of 120.00 feet and a long Chord that bears South 08 Degrees 57 Minutes 23 Seconds West, a distance of 35.50 feet;

Along said tangent curve to the left, and arc length of 35.63 feet to a 5/8 inch iron rod with yellow plastic cap stamped "ADAMS 5610" found for corner;

South 00 Degrees 19 Minutes 18 Seconds West, a distance of 973.96 feet to a 5/8 inch iron rod with yellow plastic cap stamped "ADAMS 5610" found for corner on the south right-of-way line of Chestnut Lane (a 50 foot right-of-way) of said Castle Ridge Estates Phase 2;

North 89 Degrees 30 Minutes 02 Seconds East, along the south right-of-way line of said Chestnut Lane, a distance of 57.03 feet to a 1/2 inch iron rod with yellow cap stamped "TIPTON" found for corner;

South 00 Degrees 28 Minutes 16 Seconds East, a distance of 130.01 feet to a 1/2 inch iron rod with yellow cap stamped "TIPTON" found for the southeast corner of the herein described tract and the common southwest corner of said Castle Ridge Estates Phase 2 addition, same being on the north line of Heritage Heights Addition, an addition to the City of Rockwall, according to the plat recorded in Cabinet A, Slide 227, Plat Records, Rockwall County, Texas;

THENCE South 89 Degrees 21 Minutes 58 Seconds West, passing at a distance of 38.65 feet a 5/8 inch iron pin found for the northwest corner of Lot 20, Block D of said Heritage Heights Addition, in all a distance of 694.32 feet to a 5/8 inch iron rod with a yellow plastic cap stamped "WESTWOOD" set for the southwest corner of the herein described tract from which a fence post bears North 83 Degrees 08 Minutes 11 Seconds West, a distance of 1.30 feet and being on the east line of a tract of land conveyed to the City of Dallas;

THENCE North 00 Degrees 20 Minutes 39 Seconds East, along the west line of said remainder tract, passing at a distance of 616.70 feet a 5/8 inch iron pin found, in all a distance of 1335.82 feet to a concrete monument found for the northwest corner of said remainder tract and the common southwest corner of aforementioned 2.00 acre tract of land conveyed to the City of Dallas;

THENCE along the north line of said remainder tract and the common south line of said 2.00 acre tract, the following courses and distances:

North 85 Degrees 22 Minutes 01 Seconds East, a distance of 267.47 feet to a broken concrete monument found for corner;

North 85 Degrees 12 Minutes 00 Seconds East, a distance of 139.04 feet to a broken concrete monument found for corner;

THENCE North 59 Degrees 54 Minutes 01 Seconds East, a distance of 134.71 feet to the POINT OF BEGINNING and containing 19.521 acres of land more or less.

Note: It shall be the policy of the City of Rockwall to withhold issuing building permits until all streets, water, sewer and storm drainage systems have been accepted by the City. The approval of a plat by the City does not constitute any representation, assurance or guarantee that any building within such plat shall be approved, authorized or permit therefore issued, nor shall such approval constitute any representation, assurance or guarantee by the City of the adequacy and availability for water for personal use and fire protection within such plat, as required under Ordinance 83—54.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:
STATE OF TEXAS
COUNTY OF ROCKWALL

We the undersigned owner of the land shown on this plat, and designated herein as the CASTLE RIDGE ESTATES PHASE 3 subdivision to the City of Rockwall, Texas, and whose name is subscribed hereto, hereby dedicate to the use of the public forever all streets, alleys, parks, water courses, drains, easements and public places thereon shown for the purpose and consideration therein expressed. We further certify that all other parties who have a mortgage or lien interest in the CASTLE RIDGE ESTATES PHASE 3 subdivision have been notified.

We understand and do hereby reserve the easement strips shown on this plat for the purposes stated and for the mutual use and accommodation of all utilities desiring to use or using same. We also understand the following:

1. No buildings shall be constructed or placed upon, over, or across the utility easements as described herein.
2. Any public utility shall have the right to remove and keep removed all or part of any buildings, fences, trees, shrubs, or other growths or improvements which in any way endanger or interfere with construction maintenance or efficiency of their respective system on any of these easement strips; and any public utility shall at all times have the right of ingress and egress to, from, and upon the said easement strips for purposes of construction, reconstruction, inspecting, patrolling, maintaining, and either adding to or removing all or part of their respective system without the necessity of, at any time, procuring the permission of anyone.
3. The City of Rockwall will not be responsible for any claims of any nature resulting from or occasioned by the establishment of grade of streets in the subdivision.
4. The developer and subdivision engineer shall bear total responsibility for storm drain improvements.
5. The developer shall be responsible for the necessary facilities to provide drainage patterns and drainage controls such that properties within the drainage area are not adversely affected by storm drainage from the development.
6. No house dwelling unit, or other structure shall be constructed on any lot in this addition by the owner or any other person until the developer and/or owner has complied with all requirements of the Subdivision Regulations of the City of Rockwall regarding improvements with respect to the entire block on the street or streets on which property abuts, including the actual installation of streets with the required base and paving, curb and gutter, water and sewer, drainage structures, storm structures, storm sewers, and alleys, all according to the specifications of the City of Rockwall; or

Until an escrow deposit, sufficient to pay for the cost of such improvements, as determined by the city's engineer and/or city administrator, computed on a private commercial rate basis, has been made with the city secretary, accompanied by an agreement signed by the developer and/or owner, authorizing the city to make such improvements at prevailing private commercial rates, or have the same made by a contractor and pay for the same out of the escrow deposit, should the developer and/or owner fail or refuse to install the required improvements within the time stated in such written agreement but in no case shall the City be obligated to make such improvements itself. Such deposit may be used by the owner and/or developer as progress payments as the work progresses in making such improvements by making certified requisitions to the city secretary, supported by evidence of work down; or

Until the developer and/or owner files a corporate surety bond with the city secretary in a sum equal to the cost of such improvements for the designated area, guaranteeing the installation thereof within the time stated in the bond, which time shall be fixed by the City Council of the City of Rockwall.

We further acknowledge that the dedications and/or exaction's made herein are proportional to the impact of the Subdivision upon the public services required in order that the development will comport with the present and future growth needs of the City; we our successors and assigns hereby waive any claim, damage, or cause of action that we may have as a result of the dedication of exactions made herein.

D.R. HORTON — TEXAS, LTD.,
a Texas limited partnership

By: D.R. HORTON, INC.
a Delaware corporation,
its authorized agent

By: _____
David L. Booth Asst. Vice President

THE STATE OF TEXAS)
COUNTY OF DALLAS)

BEFORE ME, the undersigned, a notary public in and for the State of Texas, on this day personally appeared David L. Booth, known to be to be the person whose name is subscribed for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND SEAL OF OFFICE, this _____ day of _____, 2015.

Notary Public, State of Texas

Commission Expires: _____

SURVEYOR'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS;

THAT I, Harry L. Dickens do hereby certify that I prepared this plat from an actual and an accurate survey of the land and that the corner monuments shown thereon were properly placed under my personal supervision, in accordance with the subdivision regulations of the City of Rockwall, Texas.

Released for review only. 5—6—2014
In accordance with Texas Board of Professional Land Surveying Rule 663.18(c), 29 T.A.C. 663.18(c) this is a preliminary document, and shall not be signed or sealed. "Preliminary, this document shall not be recorded for any purpose."

Harry L. Dickens
Registered Professional
Land Surveyor No. 5939

THE STATE OF TEXAS)
COUNTY OF DALLAS)

BEFORE ME, the undersigned, a notary public in and for the State of Texas, on this day personally appeared Harry L. Dickens, known to me to be the person whose name is subscribed for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND SEAL OF OFFICE, this _____ day of _____, 2015.

Notary Public, State of Texas

Commission Expires: _____

RECOMMENDED FOR FINAL APPROVAL
APPROVED

Chairman, Planning & Zoning Commission Date

I hereby certify that the above and foregoing plat of Castle Ridge Estates Phase 3, an addition to the City of Rockwall, Texas was approved by the City Council of the City of Rockwall on the _____ day of _____ 2015.

This approval shall be invalid unless the approved plat for such Addition is recorded in the office of the County Clerk of Rockwall County, Texas, within one hundred and eighty (180) days from said date of final approval.

Said Addition shall be subject to all the requirements of the Platting Ordinances of the City of Rockwall.

WITNESS MY HAND this _____ day of _____, 2015.

Mayor, City of Rockwall City Secretary, City of Rockwall

City Engineer

F I N A L P L A T
CASTLE RIDGE ESTATES PHASE 3
J. STRICKLAND SURVEY ~ ABSTRACT NO. 187
ROCKWALL, ROCKWALL COUNTY, TEXAS
~ OWNERS ~

D.R. HORTON
America's Builder
4306 Miller Road — Rowlett, Texas 75088
214—607—4244

~ ENGINEER/SURVEY ~

Westwood

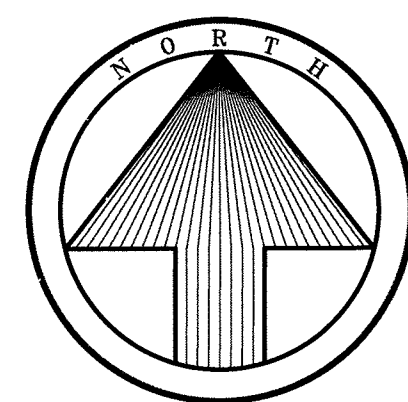
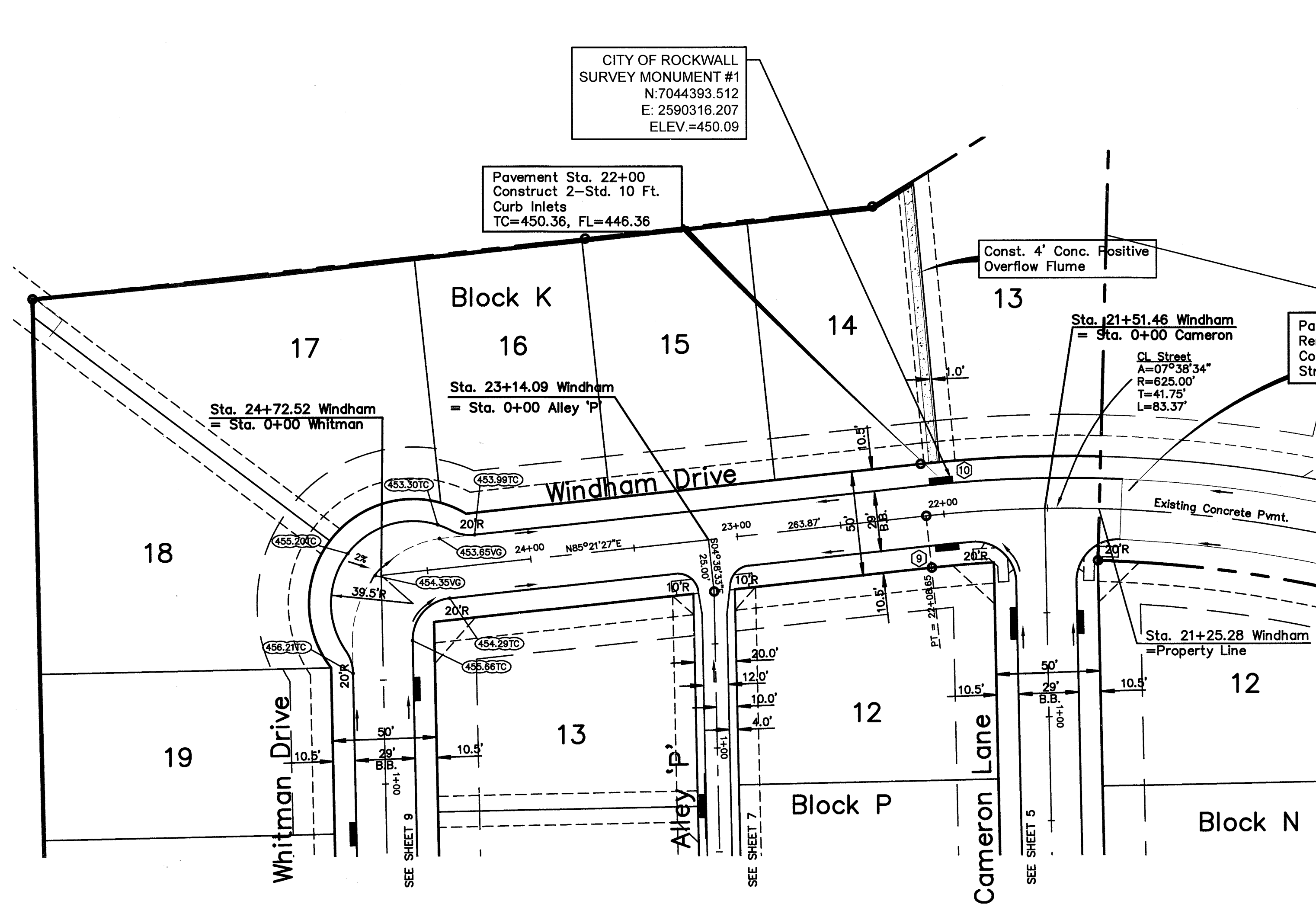
Phone (214) 473-4640 2740 North Dallas Parkway, #280
Toll Free (888) 937-9150 Plano, TX 75093
westwoodpa.com

Westwood Professional Services, Inc.

82 Lots 850,343 SF/ 19.521 AC. 12/17/14 #0001397

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CITY DATE



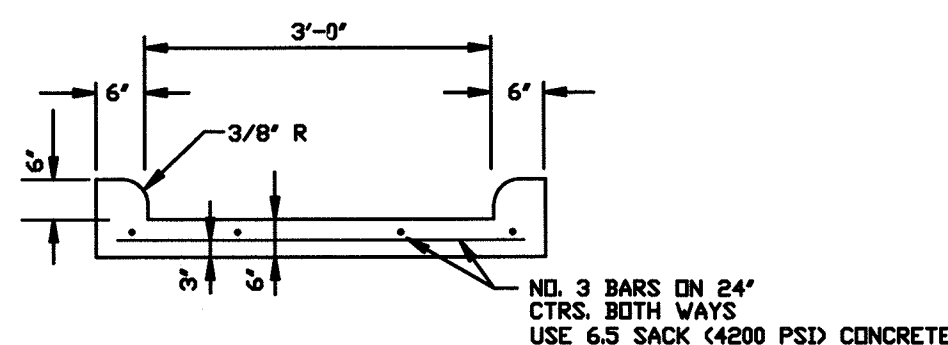
0 25 40 100
1" = 40'

CAUTION !!! EXISTING UTILITIES

EXISTING UTILITIES AND UNDERGROUND FACILITIES INDICATED ON THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION. 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. THE CONTRACTOR SHALL PRESERVE AND PROTECT ALL EXISTING UTILITIES FROM DAMAGE DURING CONSTRUCTION.

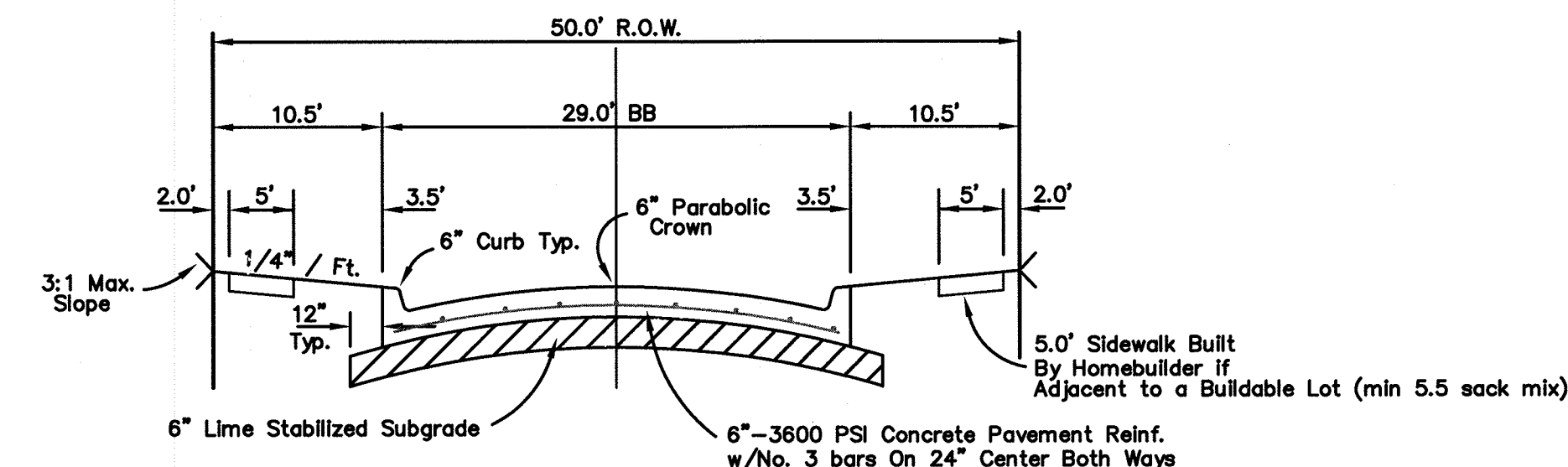
B.M. - "X" CUT ON EAST TOP OF CURB AT THE END OF HOLDEN DRIVE BEING N31°E A DISTANCE OF 27' FROM THE CENTERLINE INTERSECTION OF HOLDEN DRIVE AND HUNT LANE.
ELEVATION 508.49

B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1
ELEVATION 513.23



FLUME

NTS



Typical 29' BB Pavement Section

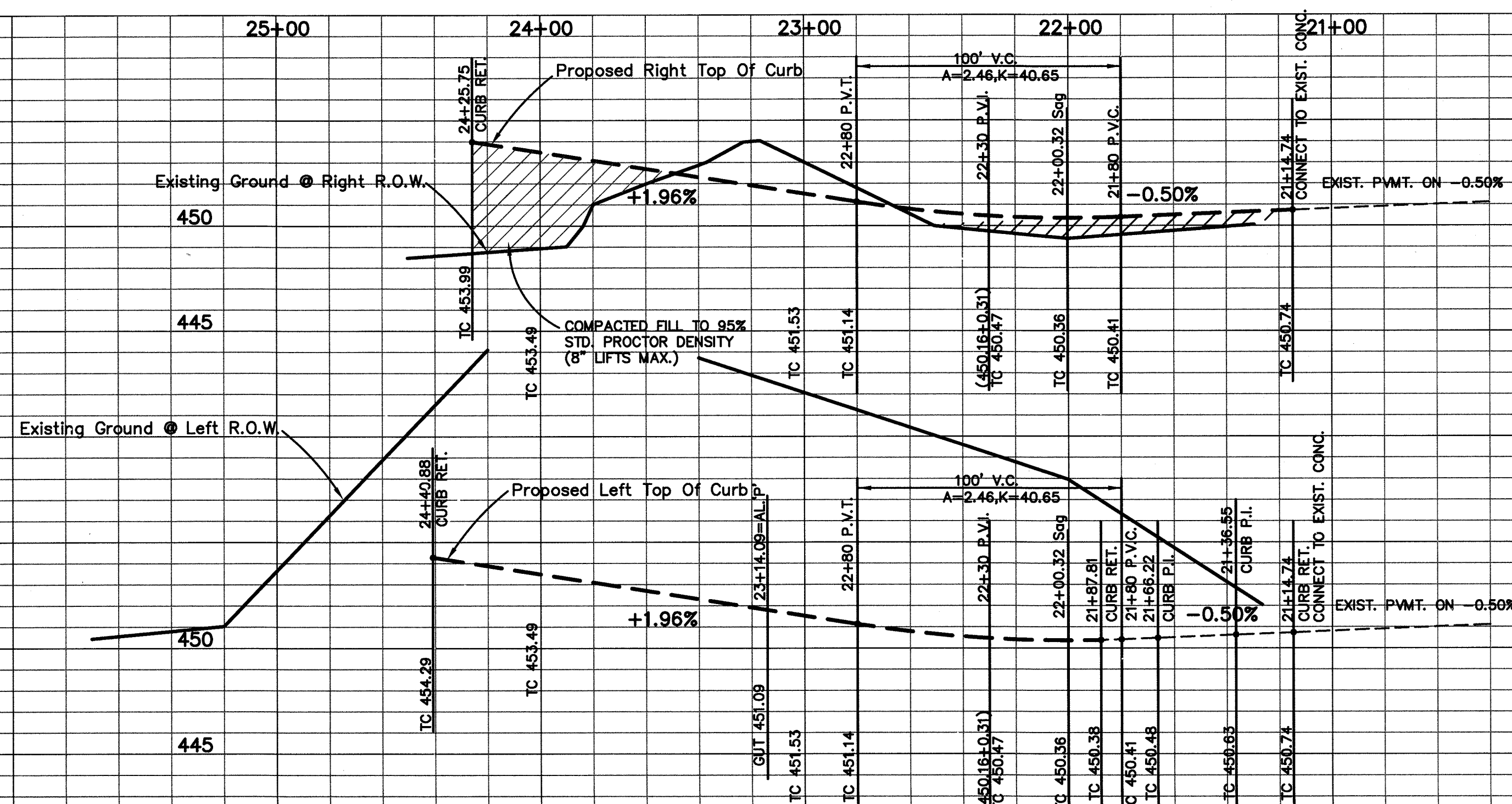
Not To Scale

- NOTES:
1. FILL COMPACTION BY SHEEPSFOOT ROLLER MIN 95% STD. DENSITY.
2. MINIMUM CONCRETE SHALL BE 3600 PSI
(6 SACK FOR MACHINE POURS AND 6.5 SACK FOR HAND POURS)

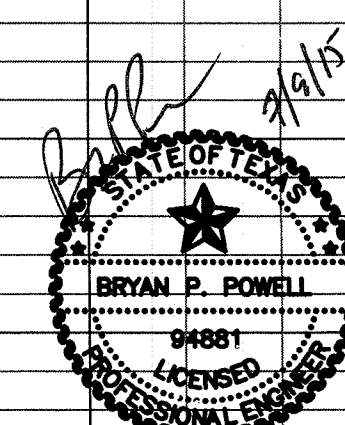
Sidewalks to be Built by Developer if Adjacent to Open Space

RECORD DRAWING - 5/9/16

The alignment and grade were set on the ground for construction per the plans. To the best of our knowledge Westwood Professional Services states that are not aware of any changes or revisions to these plans during construction except as noted according to surveying at the site and information provided by the contractor.



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Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756

The seal appearing on this document was authorized by Bryan P. Powell, P.E. 94881 July 9, 2015. Alteration of a sealed document without proper notification to the responsible engineer is an offense under the Texas Engineering Practice Act.

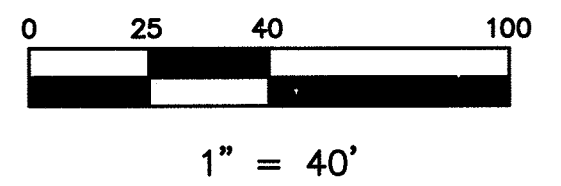
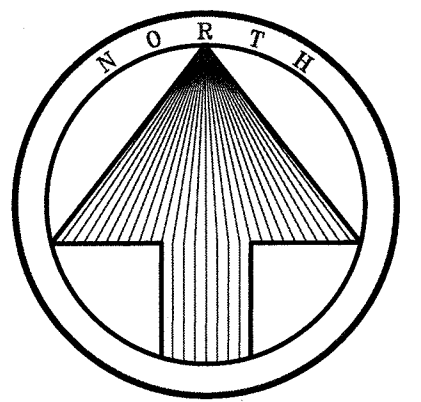
Windham Drive

PAVING PLAN CASTLE RIDGE ESTATES PHASE 3 CITY OF ROCKWALL, TEXAS

Westwood
Westwood Professional Services, Inc.

2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4640
Firm No. F-11756

FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	7-9-15	1"=40' H. 1"=5' V.		R0001337.0	3



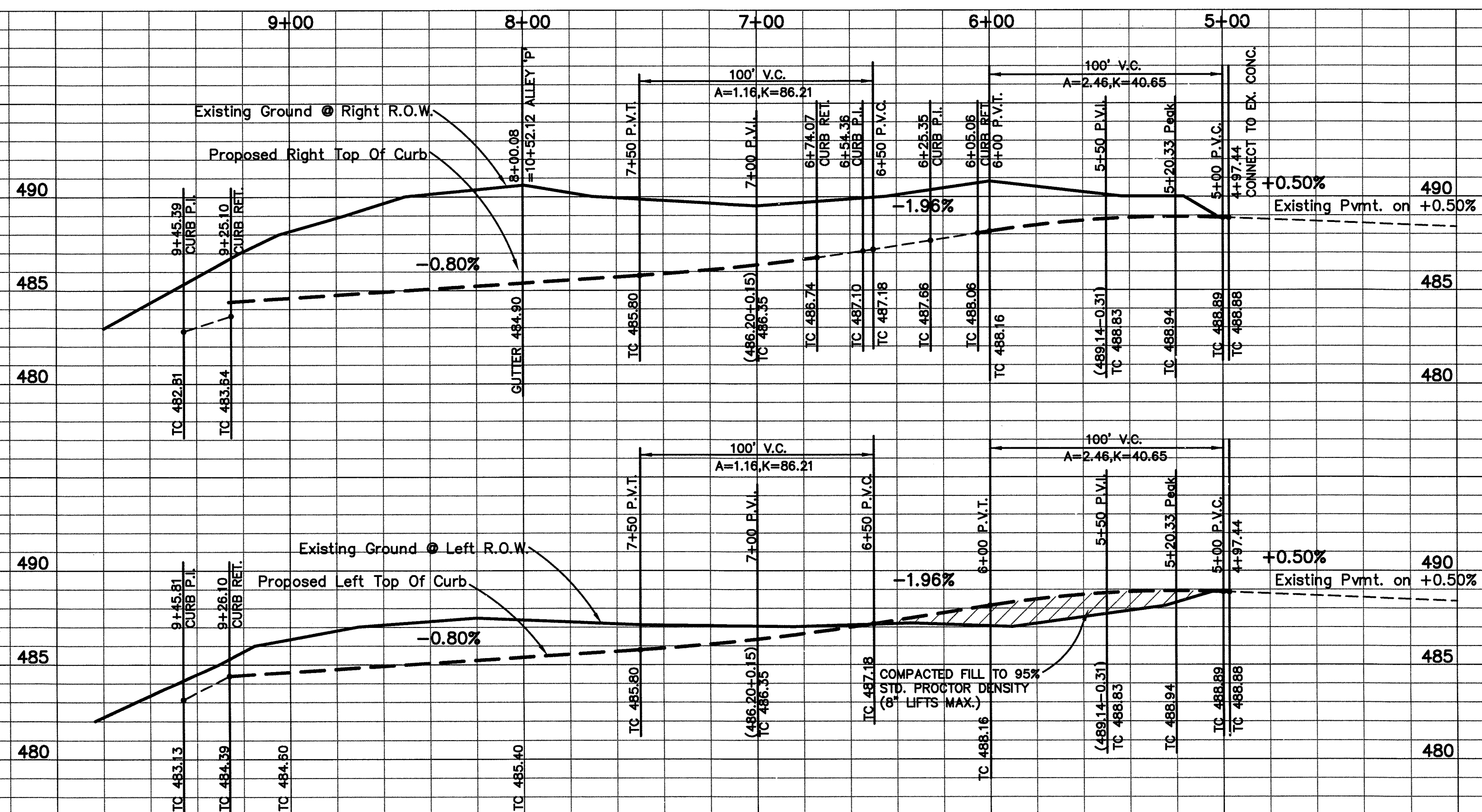
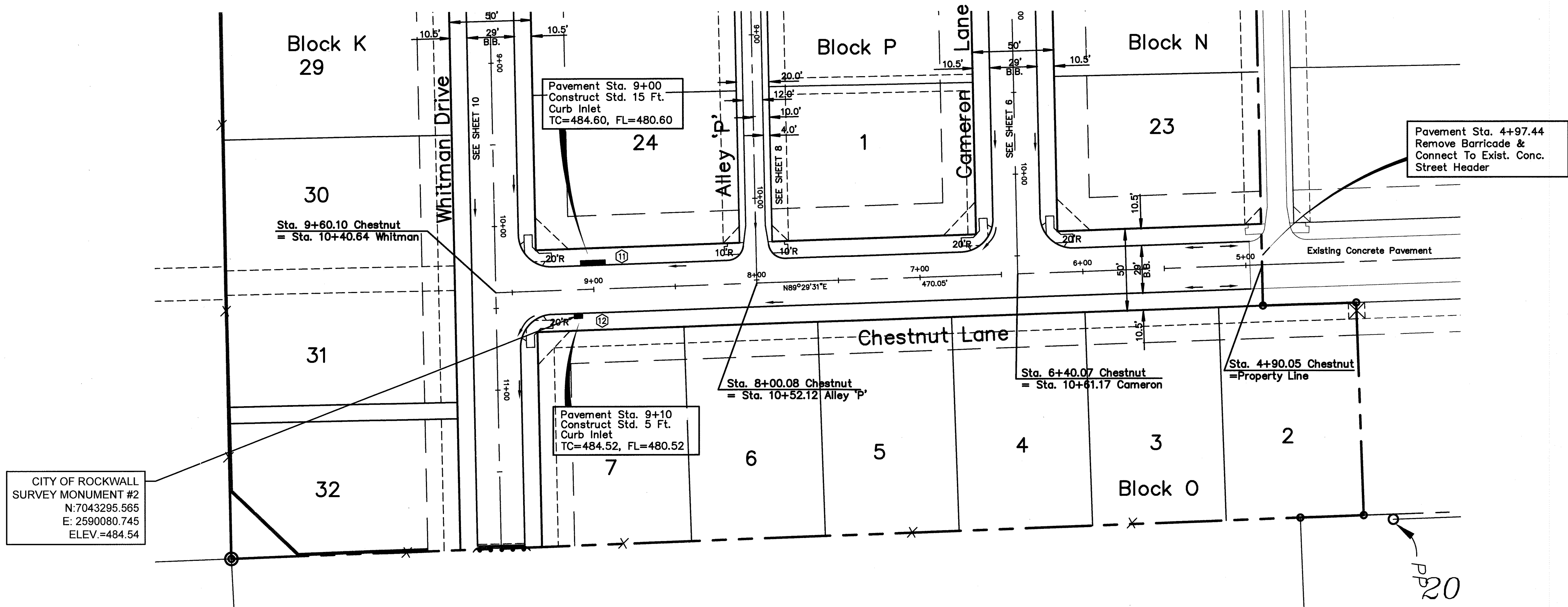
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B.M. - "□" CUT ON EAST TOP OF CURB AT THE END OF HOLDEN DRIVE BEING N31°E A DISTANCE OF 27' FROM THE CENTERLINE INTERSECTION OF HOLDEN DRIVE AND HUNT LANE. ELEVATION 508.49

B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1 ELEVATION 513.23



RECORD DRAWING - 5/9/16
The alignment and grade were set on the ground for construction per the plans. To the best of our knowledge Westwood Professional Services states that are not aware of any changes or revisions to these plans during construction except as noted according to surveying at the site and information provided by the contractor.

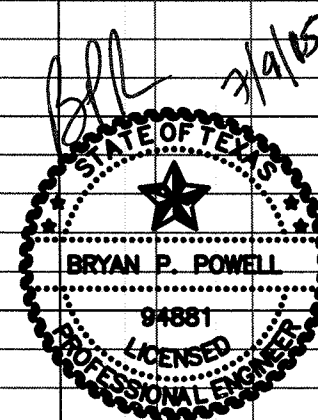
Chestnut Lane

PAVING PLAN
CASTLE RIDGE ESTATES PHASE 3
CITY OF ROCKWALL, TEXAS

Westwood
Westwood Professional Services, Inc.

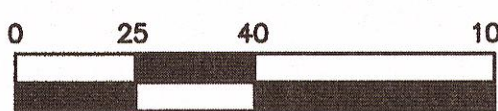
2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4640
Firm No. F-11756

FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	7-9-15	1"=40' H. 1"=5' V.		R0001337.0	4



Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756

4925paving(p2)

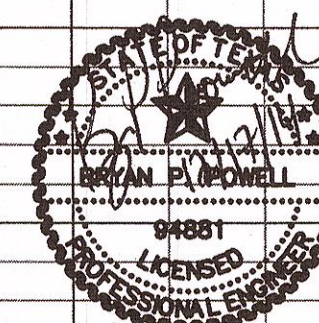


CAUTION !!!
EXISTING UTILITIES

B.M. - "Q" CUT ON EAST TOP OF CURB AT THE END OF HOLDEN DRIVE BEING N31°E A DISTANCE OF 27' FROM THE CENTERLINE INTERSECTION OF HOLDEN DRIVE AND HUNT LANE. ELEVATION 508.49

B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1 FIFTH AVENUE. ELEVATION 513.23

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The seal appearing on this document was authorized by Bryan P. Powell, P.E. 94881 December 17, 2014. Alteration of a sealed document without proper notification to the responsible engineer is an offense under the Texas Engineering Practice Act.

Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11758

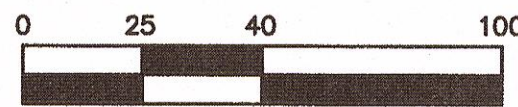
4925paving(p3

CASTLE RIDGE ESTATES PHASE 3
CITY OF ROCKWALL, TEXAS

Westwood

2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4640
Firm No. E-11756

FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	12-17-14	1"=40' H. 1"=62' V.		R0001337.0	5

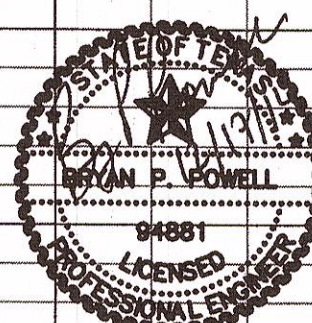


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B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE
MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1
ELEVATION 513.23

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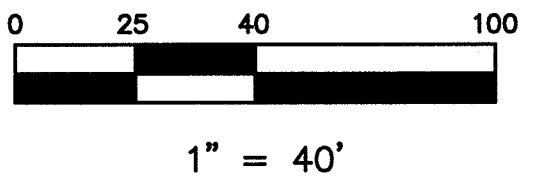
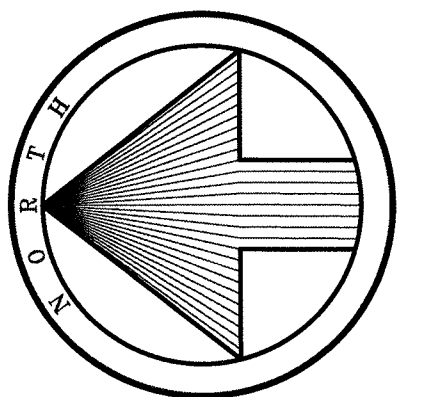
The seal appearing on this document was authorized by Bryan P. Powell, P.E. 94881 December 17, 2014. Alteration of a sealed document without proper notification to the responsible engineer is an offense under the Texas Engineering Practice Act.

Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756

4925paving(p4)

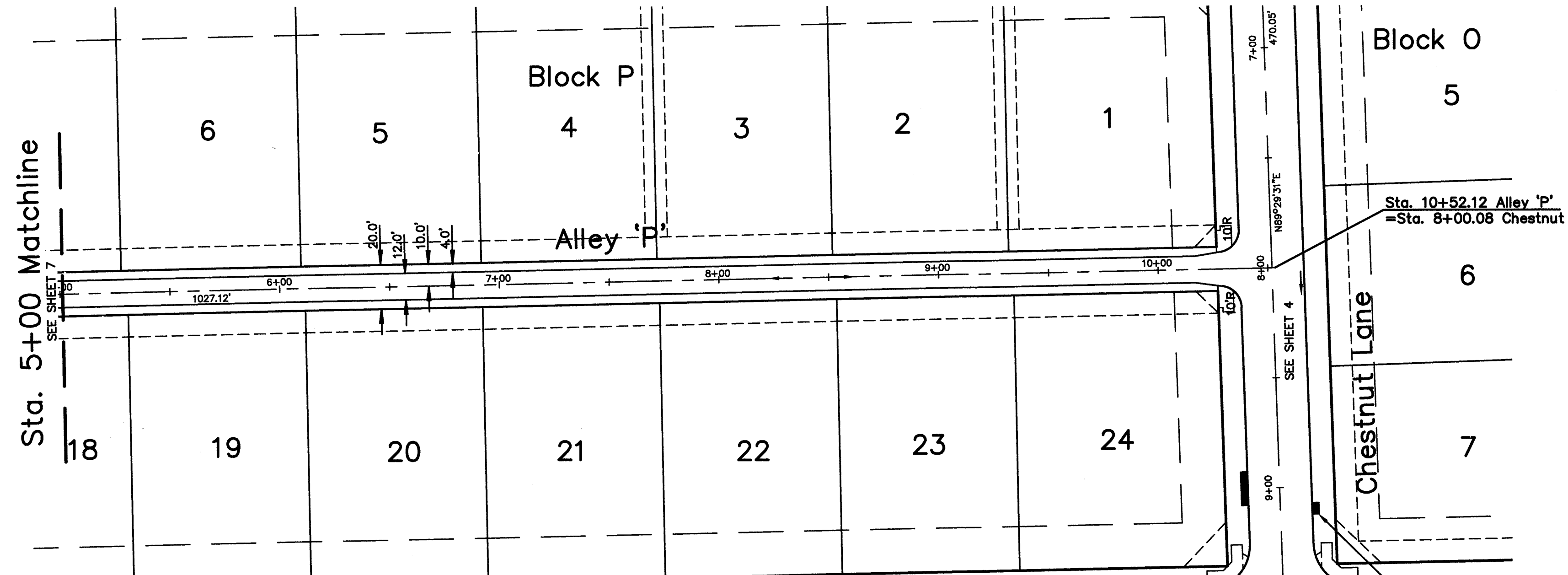
<h1 style="text-align: center;">PAVING PLAN</h1> <h2 style="text-align: center;">CASTLE RIDGE ESTATES PHASE 3</h2> <h3 style="text-align: center;">CITY OF ROCKWALL, TEXAS</h3> <div style="display: flex; justify-content: space-between; align-items: center;"> <div style="text-align: center;">  <p>Westwood Westwood Professional Services, Inc.</p> </div> <div style="text-align: right;"> <p>2740 North Dallas Parkway, Suite 280 Plano, Texas 75093 (214) 473-4640 Firm No. F-11756</p> </div> </div> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 15%;">FIRM NO.</th> <th style="width: 15%;">DATE</th> <th style="width: 15%;">SCALE</th> <th style="width: 20%;">NOTES</th> <th style="width: 20%;">FILE</th> <th style="width: 15%;">NO.</th> </tr> </thead> <tbody> <tr> <td>F-11756</td> <td>12-17-14</td> <td>1"=40' H. 1"=5' V.</td> <td></td> <td>R0001337.0</td> <td style="text-align: center; font-size: 1.5em;">6</td> </tr> </tbody> </table>						FIRM NO.	DATE	SCALE	NOTES	FILE	NO.	F-11756	12-17-14	1"=40' H. 1"=5' V.		R0001337.0	6
FIRM NO.	DATE	SCALE	NOTES	FILE	NO.												
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CAUTION !!!
EXISTING UTILITIES

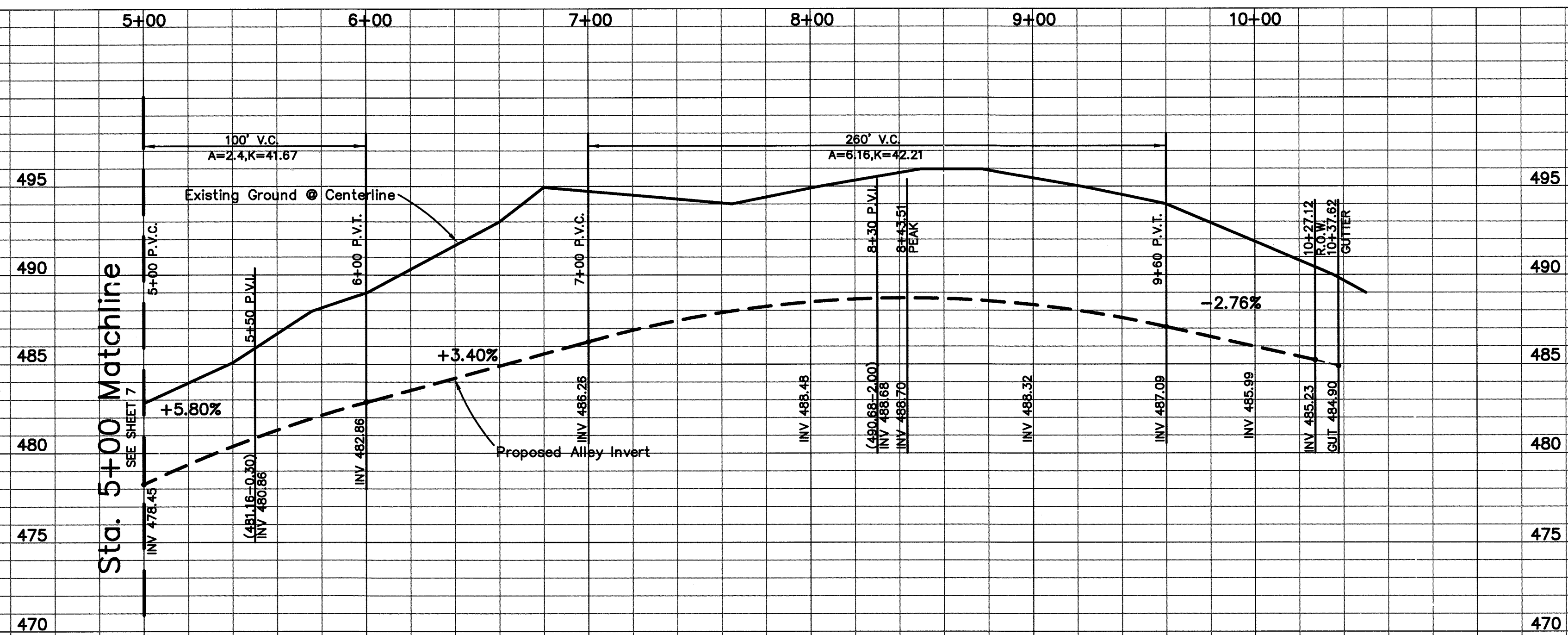
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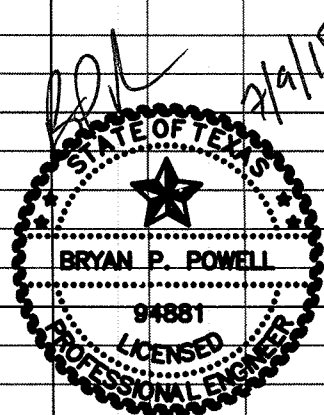
CITY OF ROCKWALL
SURVEY MONUMENT #2
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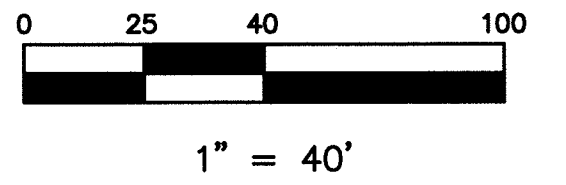
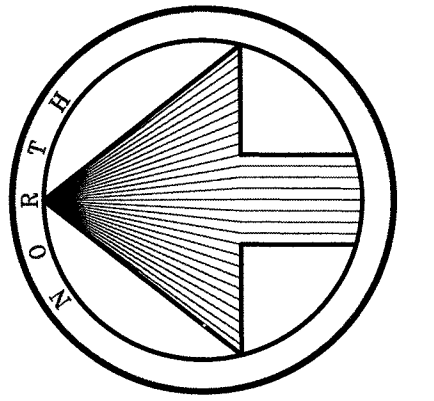


RECORD DRAWING - 5/9/16
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Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756
4925paving(p6)

Alley 'P'					
PAVING PLAN					
CASTLE RIDGE ESTATES PHASE 3					
CITY OF ROCKWALL, TEXAS					
Westwood					
FIRM NO.		DATE	SCALE	NOTES	FILE
F-11756		7-9-15	1"=40' H. 1"=5' V.		R0001337.0
					8



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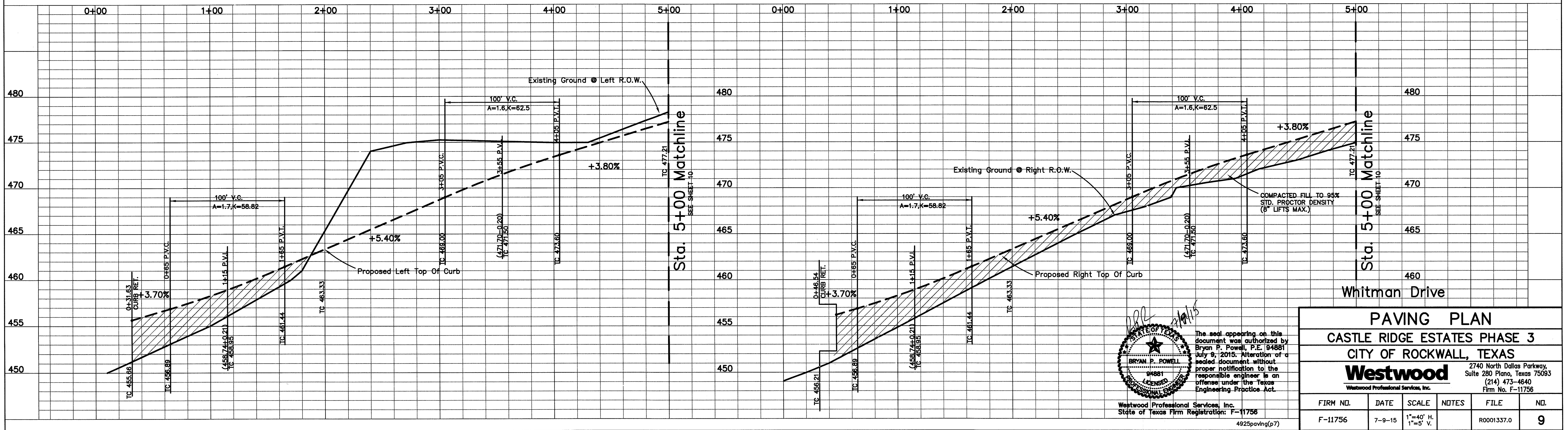
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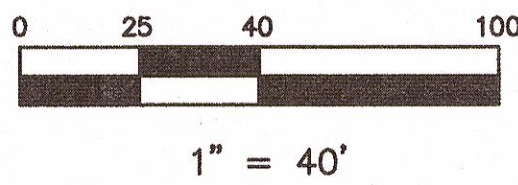
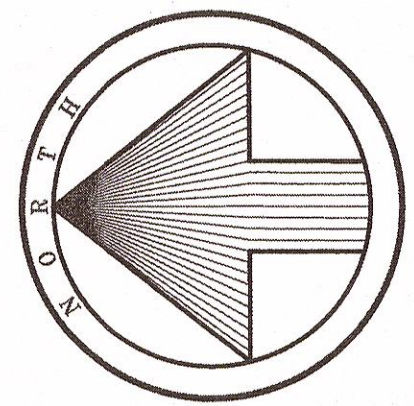
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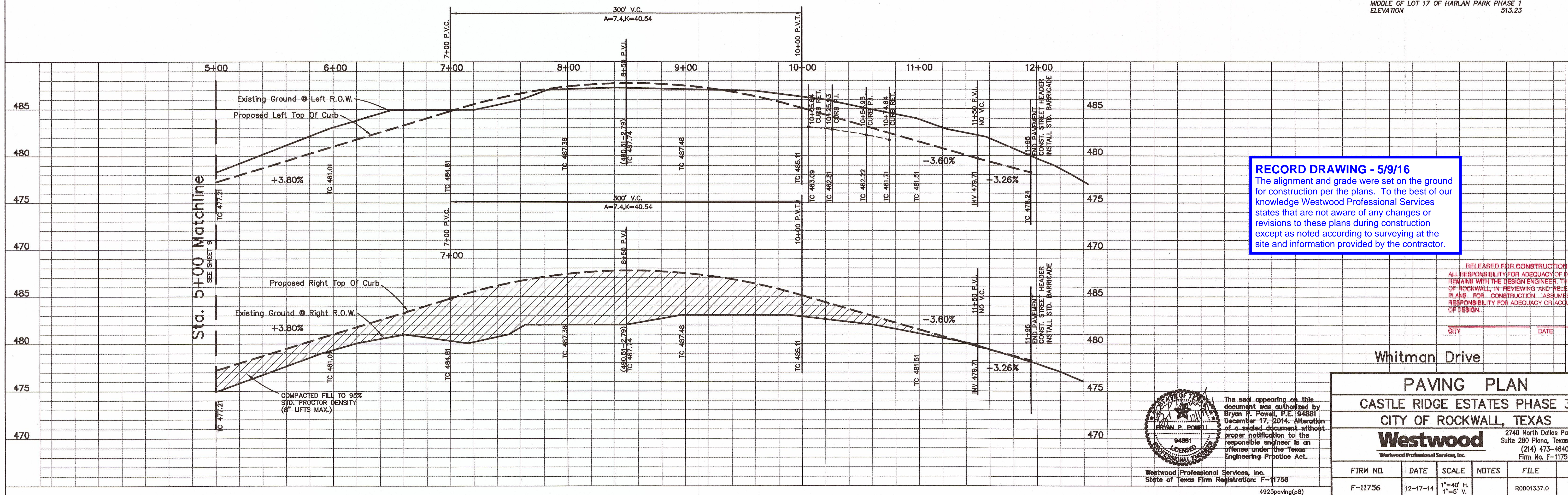
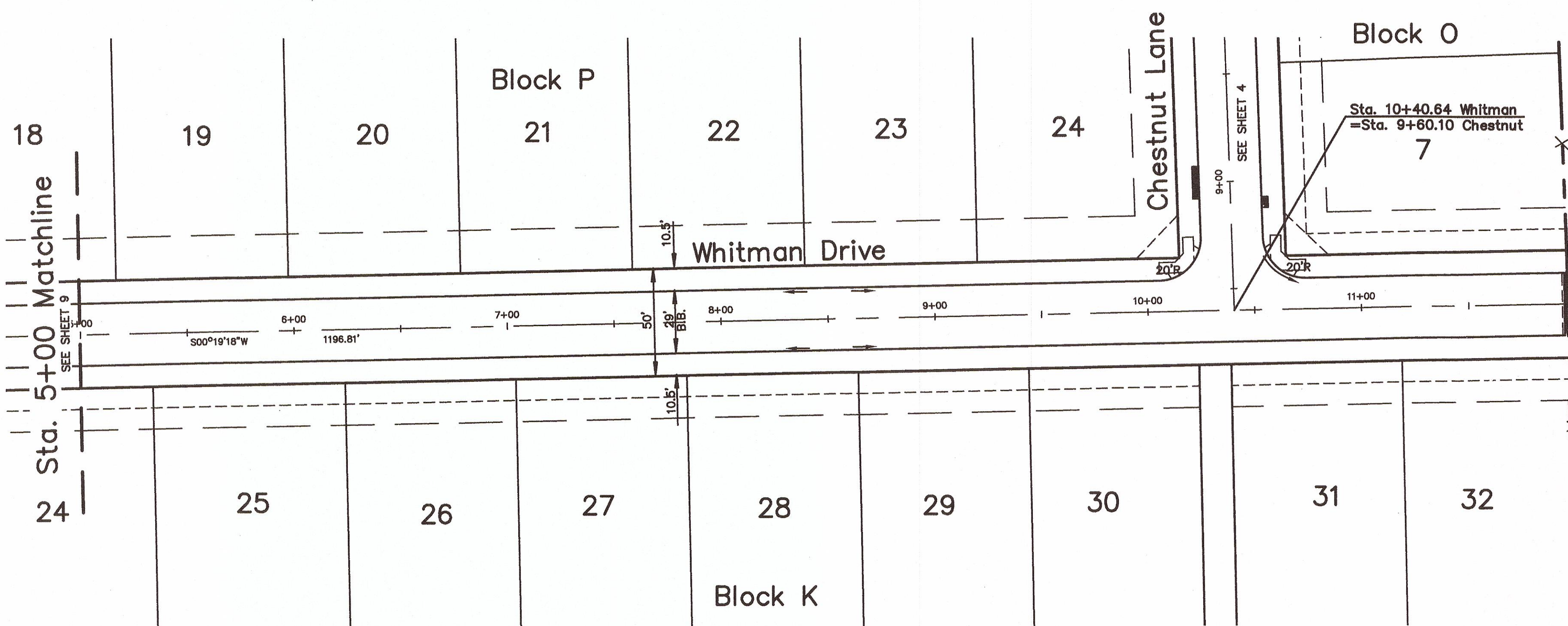


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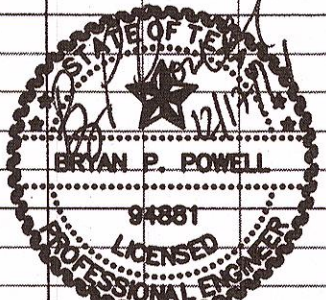
Whitman Drive

PAVING PLAN
CASTLE RIDGE ESTATES PHASE 3
CITY OF ROCKWALL, TEXAS



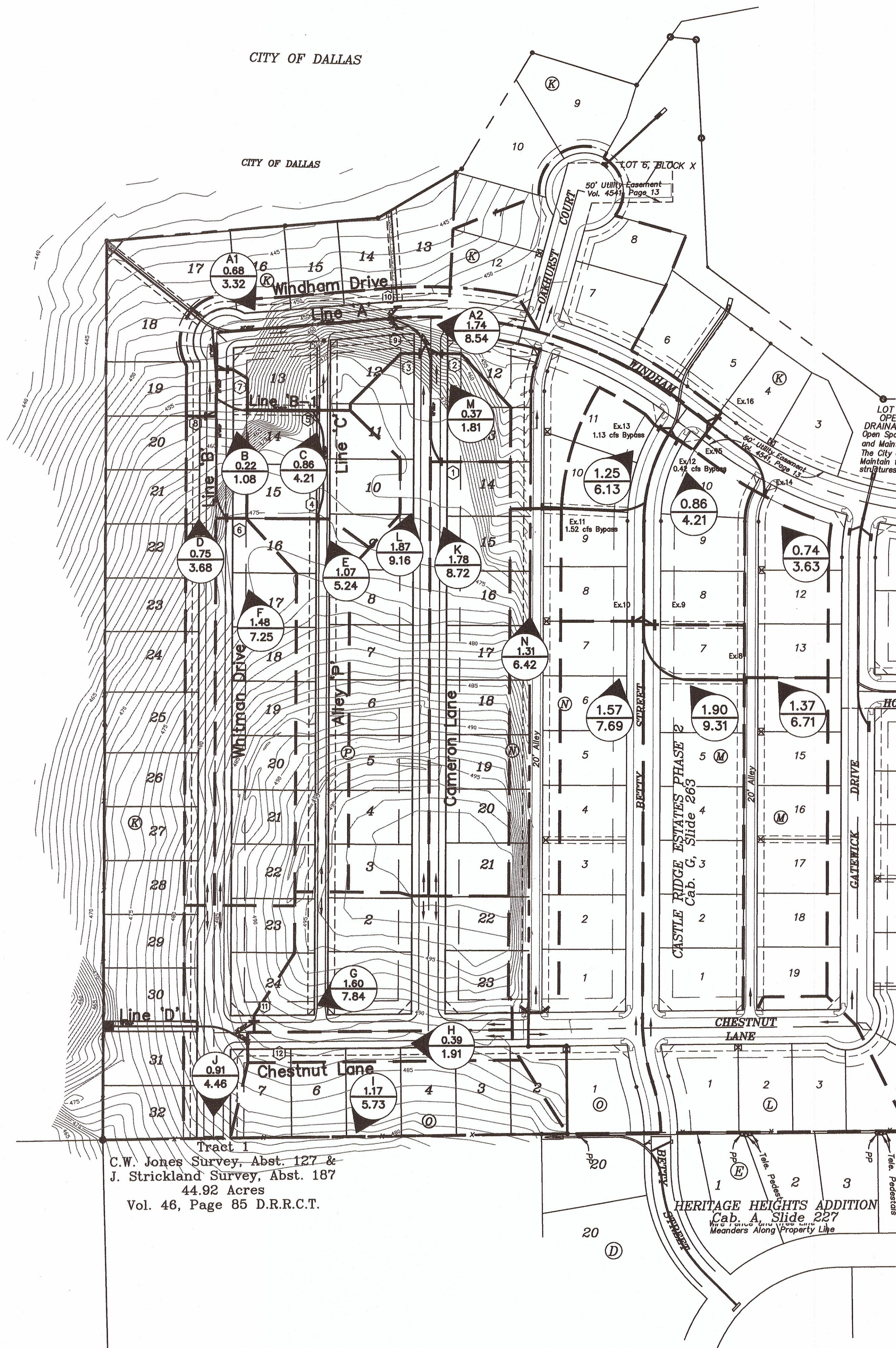
2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4640
Firm No. F-11756

FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	12-17-14	1"=40' H. 1"=5' V.		R0001337.0	10



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Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756
492Spaving(p8)

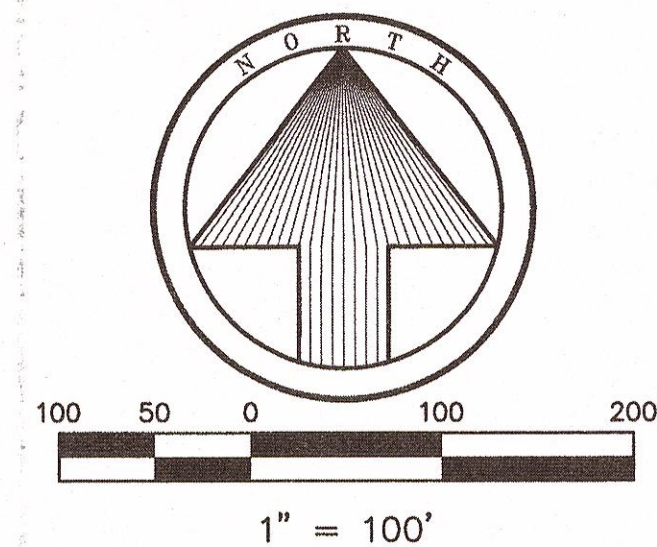


Legend

- = Drainage Area Designation
- = Acreage
- = Q 100
- = Drainage Area Divide
- = Existing Contours
- = Direction Of Flow

Subdivision
C = 0.50 Tc = 10 min

- Denotes Inlet Numbers



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INLET CALCULATION CHART

INLET LOCATION		Design Storm Frequency	AREA RUNOFF Q=CIA					Carry-Over From Upstream Inlet	Total Gutter Flow	Gutter Slope	Street Capacity (TC-TC)	Crown Type	SELECTED INLET			Inter-cepted Flow	Carry-Over To Downstream Inlet	Carry-Over To Downstream Inlet No.
			Time Of "C"	Intensity (in/hr)	Runoff Coefficient	Area In Acres	Runoff (cfs)						Length 'L'	Type	Capacity			
No.	STREET NAME	(YEARS)	(MIN)	"I"(100 yr)	"C"	"A"	"Q"	(CFS)	(CFS)	(%)	(CFS)		(FEET)		(CFS)	(CFS)	(CFS)	
1	2+15 Cameron	100	10	9.80	0.50	1.78	8.72	0	8.72	5.20	26.7	6" Par.	10'	Curb	4.9	4.9	3.82	2
2	0+55 Cameron	100	10	9.80	0.50	0.37	1.81	3.82	5.63	5.60	27.7	6" Par.	10'	Curb	4.9	4.9	0.73	9
3	0+55 Cameron	100	10	9.80	0.50	1.87	9.16	0	9.16	5.60	27.7	6" Par.	15'	Curb	8.0	8.0	1.16	9
4	2+89 Alley 'P'	100	10	9.80	0.50	1.07	5.24	0	5.24	5.80	17.9	5" Inv.	10'	Curb	4.8	4.8	0.44	5
5	1+28 Alley 'P'	100	10	9.80	0.50	0.86	4.21	0.44	4.65	5.80	17.9	5" Inv.	10'	Curb	4.8	4.65	0	—
6	2+75 Whitman	100	10	9.80	0.50	1.48	7.25	0	7.25	5.40	27.2	6" Par.	10'	Curb	4.8	4.8	2.45	7
7	0+55 Whitman	100	10	9.80	0.50	0.22	1.08	2.45	3.53	3.70	22.5	6" Par.	10'	Curb	5.1	3.53	0	—
8	1+24 Whitman	100	10	9.80	0.50	0.75	3.68	0	3.68	3.70	22.5	6" Par.	10'	Curb	5.1	3.68	0	—
9	22+00 Windham	100	10	9.80	0.50	1.74	8.53	4.96	13.49	SAG	N/A	6" Par.	10'	Curb	21.0	13.49	0	—
10	22+00 Windham	100	10	9.80	0.50	0.68	3.33	0	3.33	SAG	N/A	6" Par.	10'	Curb	21.0	3.33	0	—
11	9+00 Chestnut	100	10	9.80	0.50	1.60	7.84	0	7.84	0.80	12.5	6" Par.	15'	Curb	9.7	7.84	0	—
12	9+10 Chestnut	100	10	9.80	0.50	0.39	1.91	0	1.91	0.80	12.5	6" Par.	5'	Curb	2.6	1.91	0	—

Ex. Inlet No. 12 - 0.42 cfs Bypass To Inlet 9
Ex. Inlet No. 13 - 1.13 cfs Bypass To Inlet 9
Ex. Inlet No. 11 - 1.52 cfs Bypass To Inlet 9

DRAINAGE CALCULATIONS				
Q=CIA				
Area Designation	Runoff Coefficient	Intensity (in/hr)	Area (acres)	Runoff (cfs)
(MIN)	"C"	"I"(100 yr)	"A"	"Q100"
A1	0.50	9.80	0.68	3.33
A2	0.50	9.80	1.74	8.53
B	0.50	9.80	0.22	1.08
C	0.50	9.80	0.86	4.21
D	0.50	9.80	0.75	3.68
E	0.50	9.80	1.07	5.24
F	0.50	9.80	1.48	7.25
G	0.50	9.80	1.60	7.84
H	0.50	9.80	0.39	1.91
I	0.50	9.80	1.17	5.73
J	0.50	9.80	0.91	4.46
K	0.50	9.80	1.78	8.72
L	0.50	9.80	1.87	9.16
M	0.50	9.80	0.37	1.81
N	0.50	9.80	1.31	6.42

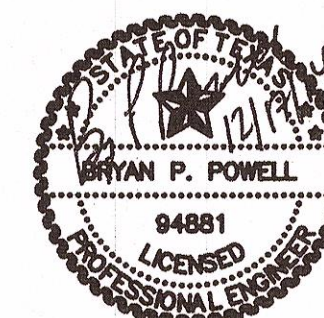
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Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756

4925da(DA)

DRAINAGE AREA MAP					
CASTLE RIDGE ESTATES PHASE 3					
CITY OF ROCKWALL, TEXAS					
Westwood			2740 North Dallas Parkway, Suite 280 Plano, Texas 75093 (214) 473-4640 Firm No. F-11756		
Westwood Professional Services, Inc.					
FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	12-17-14	1"=100'		R0001337.0	11

RUNOFF COLLECTION PT		Distance Between Inlet or Manhole	Contributing Area, System or Inlet	INCREMENTAL DRAINAGE AREA					Time at Up-stream Station (min.)	Design Storm Frequency (years)	Intensity "I" (in./hr)	Storm Water Runoff "Q" (c.f.s.)	Slope of Hydraulic Grade "S" (ft./ft.)	No. of Barr-els	RCP Dia-meter (in.)	RCB		Velocity in Sewer Between Points "V" (f.p.s.)	Head Loss Coefficient Bends, and Manholes, (Kj)	Velocity Head Loss at Upstream Station (ft.)	Flow Time in Sewer (min.)	Time at Down-stream Station (min.)	HYDRAULIC GRADIENT ELEVATIONS	
Up-stream Station (ft.)	Down-stream Station (ft.)			Area "A" (acres)	Ante-cedent Factor "Ca"	Runoff Coeff. "C"	Incre-mental "CaCA"	"CaCA"								SPAN (ft.)	RISE (ft.)						Up-stream (ft.)	Down-stream (ft.)
LINE A																							459.66	
720.00	549.00	171.00	INLET 1	1.00	1.00	0.50	0.50	0.50	10.0	100	9.80	4.9	0.0022	1	18	0	0	2.8	1.50	0.18	1.0	11.0	452.72	452.35
549.00	543.00	6.00	INLET 2	1.00	1.00	0.50	0.50	1.00	11.0	100	9.80	9.8	0.0087	1	18	0	0	5.5	1.00	0.36	0.0	11.0	451.99	451.94
543.00	516.00	27.00	INLET 3	1.63	1.00	0.50	0.82	1.82	11.0	100	9.80	17.8	0.0287	1	18	0	0	10.1	1.00	1.10	0.0	11.0	450.84	450.07
516.00	477.00	39.00	PI		1.00	0.50	0.00	1.82	11.0	100	9.80	17.8	0.0287	1	18	0	0	10.1	1.00	0.00	0.1	11.1	450.07	448.95
477.00	471.00	6.00	INLET 9	2.75	1.00	0.50	1.38	3.19	11.1	100	9.80	31.3	0.0058	1	30	0	0	6.4	1.00	0.00	0.0	11.1	448.95	448.91
471.00	207.00	264.00	INLET 10	0.68	1.00	0.50	0.34	3.53	11.1	100	9.80	34.6	0.0071	1	30	0	0	7.0	1.00	0.14	0.6	11.7	448.77	446.90
207.00	24.34	182.66	LINE B	4.38	1.00	0.50	2.19	5.72	11.7	100	9.80	56.1	0.0071	1	36	0	0	7.9	1.00	0.21	0.4	12.1	446.69	445.40

RUNOFF COLLECTION PT		Distance Between Inlet or Manhole	Contributing Area, System or Inlet	INCREMENTAL DRAINAGE AREA					Accumulated "CaCA"	Time at Up-stream Station (min.)	Design Storm Frequency (years)	Intensity "I" (in./hr)	Storm Water Runoff "Q" (c.f.s.)	Slope of Hydraulic Grade "S" (ft./ft.)	No. of Barr-els	RCP Dia-meter (in.)	RCB		Velocity in Sewer Between Points "V" (f.p.s.)	Head Loss Coefficient Bends, and Junctions (Kj)	Velocity Head Loss at Upstream Station (ft.)	Flow Time in Sewer (min.)	Time at Down-stream Station (min.)	HYDRAULIC GRADIENT ELEVATIONS	
Up-stream Station (ft.)	Down-stream Station (ft.)			Area "A" (acres)	Ante-cedent Factor "Ca"	Runoff Coeff. "C"	Incre-mental "CaCA"	SPAN (ft.)									RISE (ft.)	Up-stream (ft.)						Down-stream (ft.)	
LINE B																								464.88	
287.00	123.00	164.00	INLET 6	0.98	1.00	0.50	0.49	0.49	10.0	100	9.80	4.8	0.0021	1	18	0	0	2.7	1.50	0.17	1.0	11.0	455.02	454.68	
123.00	105.00	18.00	INLET 8	0.75	1.00	0.50	0.38	0.87	11.0	100	9.80	8.5	0.0065	1	18	0	0	4.8	1.00	0.24	0.1	11.1	453.64	453.52	
105.00	57.00	48.00	LINE B-1	1.93	1.00	0.50	0.97	1.83	11.1	100	9.80	17.9	0.0128	1	21	0	0	7.5	1.00	0.51	0.1	11.2	450.39	449.78	
57.00	0.00	57.00	INLET 7	0.72	1.00	0.50	0.36	2.19	11.2	100	9.80	21.5	0.0183	1	21	0	0	8.9	1.00	0.37	0.1	11.3	447.97	446.92	
			LINE A	4.38														7.9	0.60	0.23			446.69		

RUNOFF COLLECTION PT		Distance Between Inlet or Manhole	Contributing Area, System or Inlet	INCREMENTAL DRAINAGE AREA					Time at Up-stream Station (min.)	Design Storm Frequency (years)	Intensity "I" (in./hr)	Storm Water Runoff "Q" (c.f.s.)	Slope of Hydraulic Grade "S" (ft./ft.)	No. of Barr-els	RCP Dia-meter (in.)	RCB		Velocity in Sewer Between Points "V" (f.p.s.)	Head Loss Coefficient Bends, and Junctions (Kj)	Velocity Head Loss at Upstream Station (ft.)	Flow Time in Sewer (min.)	Time at Down-stream Station (min.)	HYDRAULIC GRADIENT ELEVATIONS		
Up-stream Station (ft.)	Down-stream Station (ft.)			Col-lection Points (ft.)	Area "A" (acres)	Ante-cedent Factor "Ca"	Runoff Coeff. "C"	Incre-mental "CaCa"								Accum-ulated "CaCa"	SPAN (ft.)						RISE (ft.)	Up-stream (ft.)	Down-stream (ft.)
LINE B-1																							455.11		
154.96	148.00	6.96	INLET 5	0.95	1.00	0.50	0.48	0.48	10.0	100	9.80	4.7	0.0020	1	18	0	0	2.6	1.50	0.16	0.0	10.0	454.95	454.94	
148.00	0.00	148.00	LINE C	0.98	1.00	0.50	0.49	0.97	10.0	100	9.80	9.5	0.0081	1	18	0	0	5.4	1.00	0.34	0.5	10.5	454.60	453.40	
			LINE B	1.93														7.5	0.60	0.60			450.39		

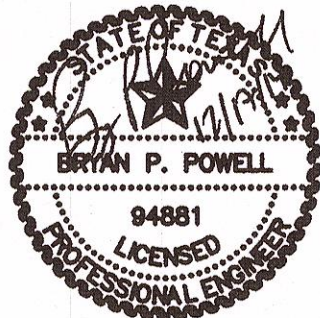
RUNOFF COLLECTION PT		Distance Between Inlet or Manhole	Contributing Area, System or Inlet	INCREMENTAL DRAINAGE AREA					Time at Up-stream Station (min.)	Design Storm Frequency (years)	Intensity "I" (in./hr)	Storm Water Runoff "Q" (c.f.s.)	Slope of Hydraulic Grade "S" (ft./ft.)	No. of Barr-els	RCP Dia-meter (in.)	RCB		Velocity in Sewer Between Points "V" (f.p.s.)	Head Loss Coefficient Bends, and Junctions (Kj)	Velocity Head Loss at Upstream Station (ft.)	Flow Time in Sewer (min.)	Time at Down-stream Station (min.)	HYDRAULIC GRADIENT ELEVATIONS		
Up-stream Station (ft.)	Down-stream Station (ft.)			Col-lection Points (ft.)	Area "A" (acres)	Ante-cedent Factor "Ca"	Runoff Coeff. "C"	Incre-mental "CaCA"								Accum-ulated "CaCA"	SPAN (ft.)						RISE (ft.)	Up-stream (ft.)	Down-stream (ft.)
LINE C																							464.28		
156.54	48.00	108.54	INLET 4	0.98	1.00	0.50	0.49	0.49	10.0	100	9.80	4.8	0.0021	1	18	0	0	2.7	1.50	0.17	0.7	10.7	453.52	453.29	
48.00	0.00	48.00	PI		1.00	0.50	0.00	0.49	10.7	100	9.80	4.8	0.0021	1	18	0	0	2.7	1.00	0.00	0.3	11.0	455.08	454.98	
			LINE B-1	0.98														5.4	0.60	0.38			454.60		

RUNOFF COLLECTION PT		Distance Between Inlet or Manhole	Contributing Area, System or Inlet	INCREMENTAL DRAINAGE AREA				Accumulated "CaCA"	Time at Up-stream Station (min.)	Design Storm Frequency (years)	Intensity "I" (in./hr)	Storm Water Runoff "Q" (c.f.s.)	Slope of Hydraulic Grade "S" (ft./ft.)	No. of Barr-els	RCP Dia-meter (in.)	RCB		Velocity in Sewer Between Points "V" (f.p.s.)	Head Loss Coefficient Bends, and Junctions (Kj)	Velocity Head Loss at Upstream Station (ft.)	Flow Time in Sewer (min.)	Time at Down-stream Station (min.)	HYDRAULIC GRADIENT ELEVATIONS	
Inlet or Manhole	Down-stream Station (ft.)			Area "A" (acres)	Ante-cedent Factor "Ca"	Runoff Coeff. "C"	Incremental "CaCA"									SPAN (ft.)	RISE (ft.)						Up-stream (ft.)	Down-stream (ft.)
Up-stream Station (ft.)	Down-stream Station (ft.)			Collection Points (ft.)																				
LINE D																								482.02
218.00	195.00	23.00	INLET 12	0.39	1.00	0.50	0.20	0.20	10.0	100	9.80	1.9	0.0003	1	18	0	0	1.1	1.50	0.03	0.4	10.4	479.98	479.97
195.00	150.00	45.00	INLET 11	1.60	1.00	0.50	0.80	1.00	10.4	100	9.80	9.8	0.0086	1	18	0	0	5.5	1.00	0.45	0.1	10.5	476.35	475.96
150.00	100.00	50.00	PI		1.00	0.50	0.00	1.00	10.5	100	9.80	9.8	0.0086	1	18	0	0	5.5	1.00	0.00	0.2	10.7	475.11	474.68
100.00	11.66	88.34	PI		1.00	0.50	0.00	1.00	10.7	100	9.80	9.8	0.0086	1	18	0	0	5.5	1.00	0.00	0.3	11.0	474.68	473.92

RECORD DRAWING - 5/9/16
The alignment and grade were set on the ground for construction per the plans. To the best of our knowledge Westwood Professional Services states that are not aware of any changes or revisions to these plans during construction except as noted according to surveying at the site and information provided by the contractor.

RELEASED FOR CONSTRUCTION
ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.

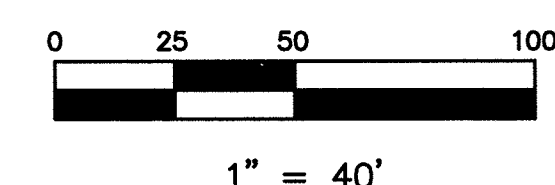
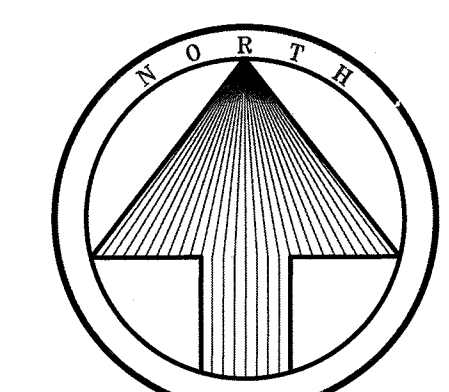
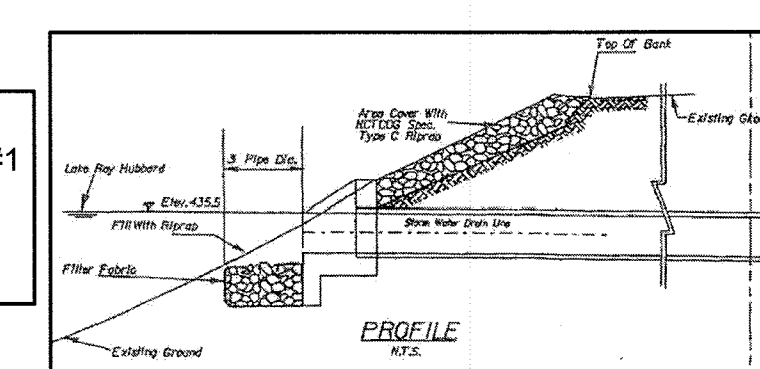
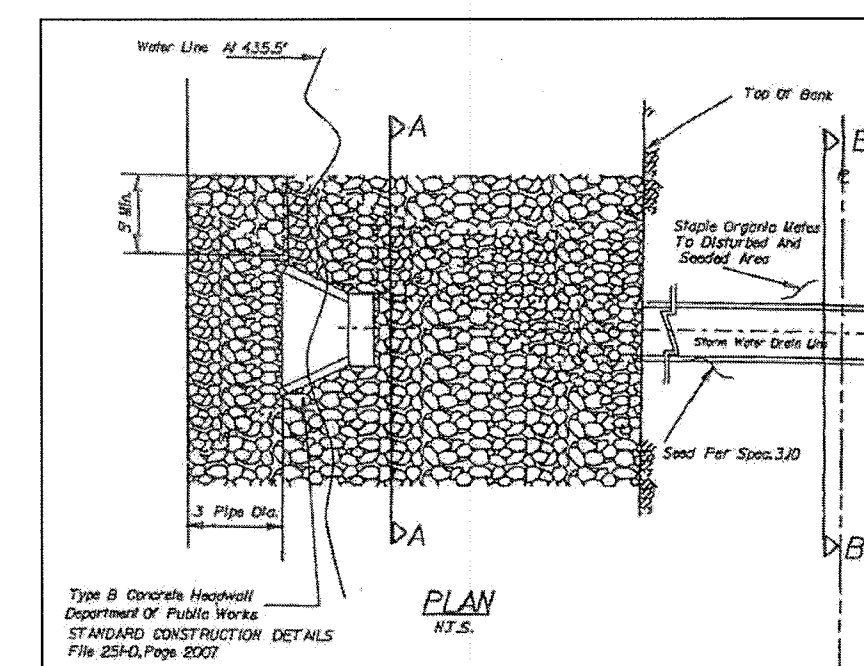
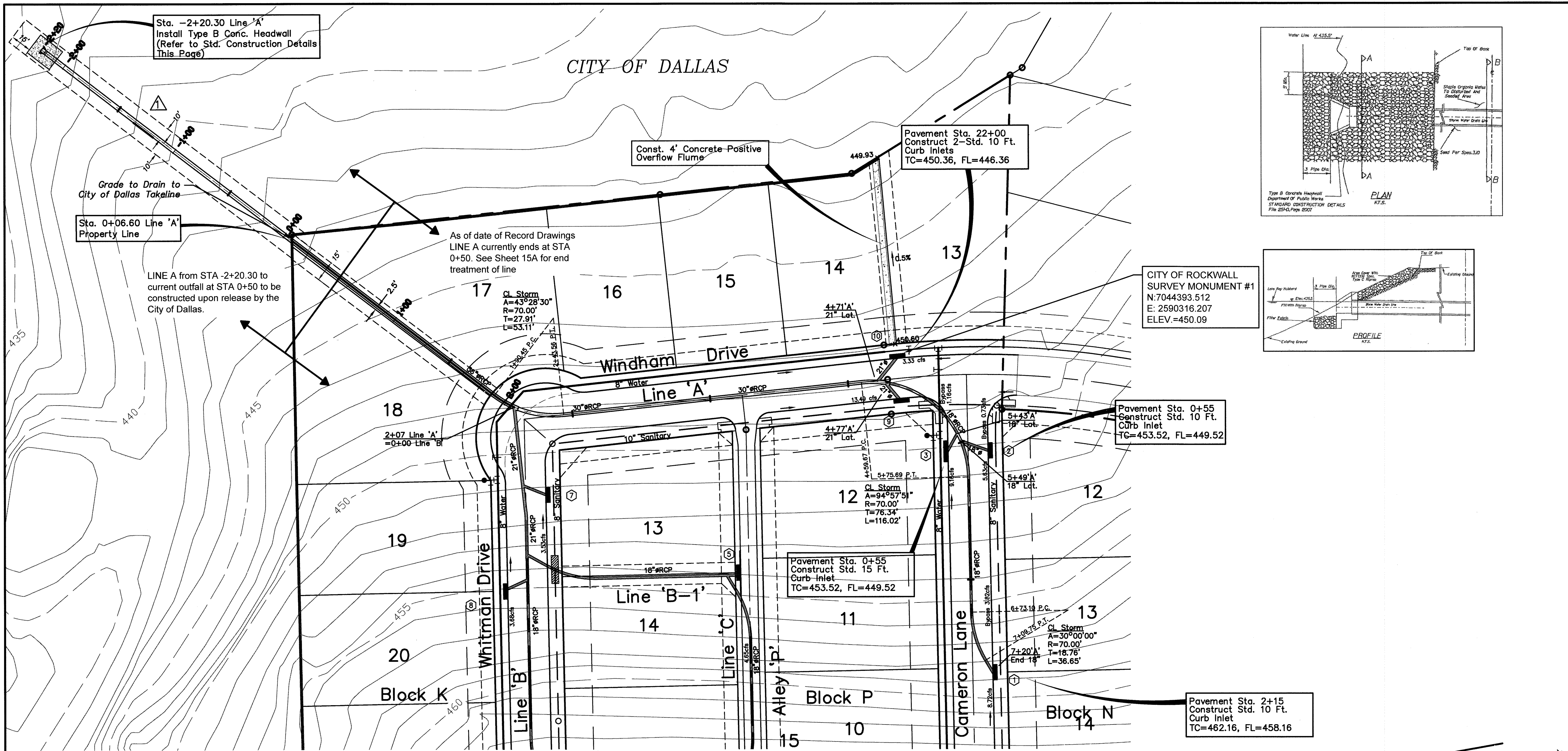
CITY _____ DATE _____



Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756
4925da(DA-CALC)

The seal appearing on this document was authorized by Bryan P. Powell, P.E. 94881 December 17, 2014. Alteration of a sealed document without proper notification to the responsible engineer is an offense under the Texas Engineering Practice Act.

DRAINAGE CALCULATIONS					
CASTLE RIDGE ESTATES PHASE 3					
CITY OF ROCKWALL, TEXAS					
Westwood			2740 North Dallas Parkway, Suite 280 Plano, Texas 75093 (214) 473-4640 Firm No. F-11756		
Westwood Professional Services, Inc.					
FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	12-17-14			R0001337.0	12



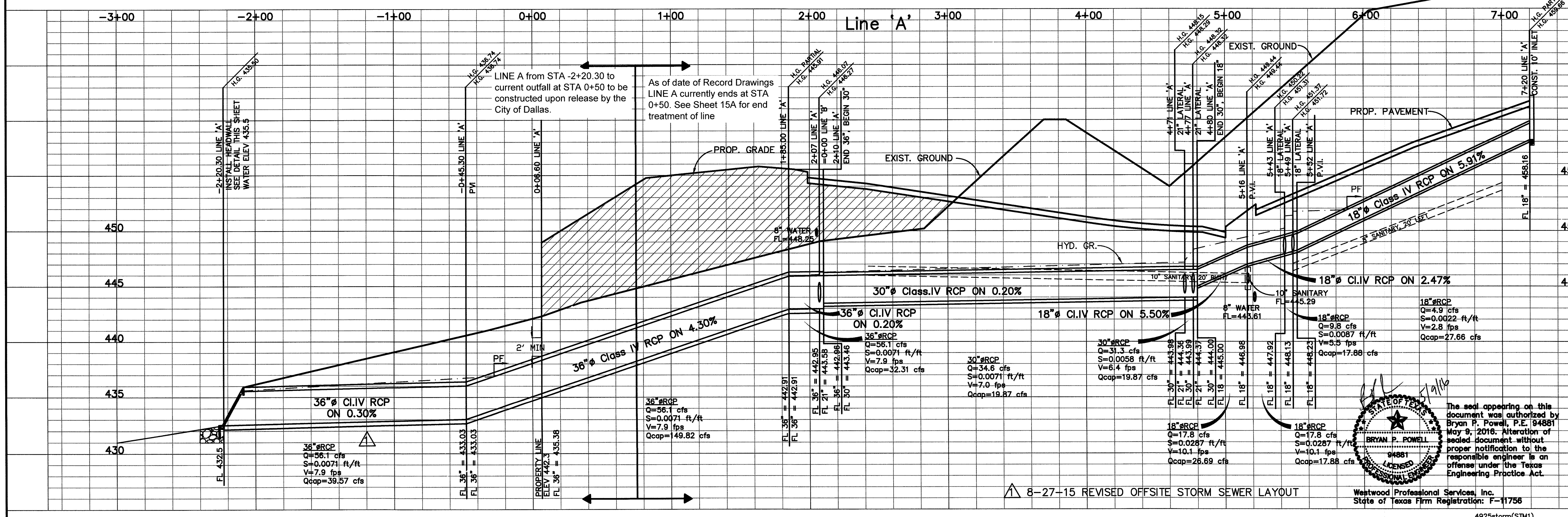
**CAUTION !!!
EXISTING UTILITIES**

EXISTING UTILITIES AND UNDERGROUND FACILITIES INDICATED ON THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION. 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. THE CONTRACTOR SHALL PRESERVE AND PROTECT ALL EXISTING UTILITIES FROM DAMAGE DURING CONSTRUCTION.

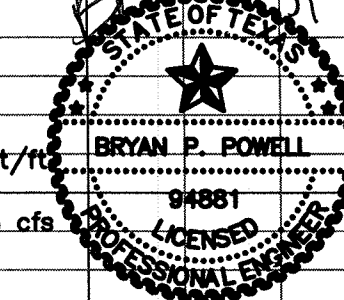
B.M. - "X" CUT ON EAST TOP OF CURB AT THE END OF HOLDEN DRIVE BEING N31°E A DISTANCE OF 27' FROM THE CENTERLINE INTERSECTION OF HOLDEN DRIVE AND HUNT LANE. ELEVATION 508.49

B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1 ELEVATION 513.23

ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.



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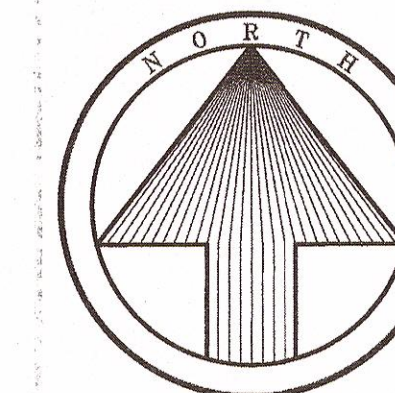
The seal appearing on this document was authorized by Bryan P. Powell, P.E. 94881 May 9, 2016. Alteration of sealed document without proper notification to the responsible engineer is an offense under the Texas Engineering Practice Act.

Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756

STORM SEWER PLAN					
CASTLE RIDGE ESTATES PHASE 3					
CITY OF ROCKWALL, TEXAS					
Westwood			2740 North Dallas Parkway, Suite 280 Plano, Texas 75093 (214) 473-4640 Firm No. F-11756		
FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	8-27-2015	1"=40' H. 1"=5' V.		R0001337.0	13

8-27-15 REVISED OFFSITE STORM SEWER LAYOUT

4925storm(STM1)



0 25 50 100
1" = 40'

CAUTION !!! EXISTING UTILITIES

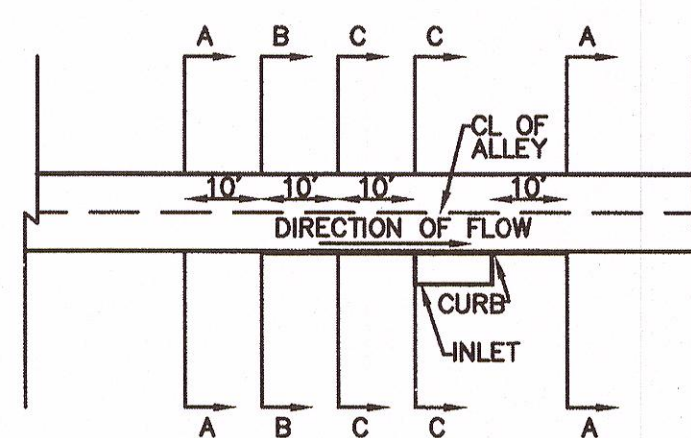
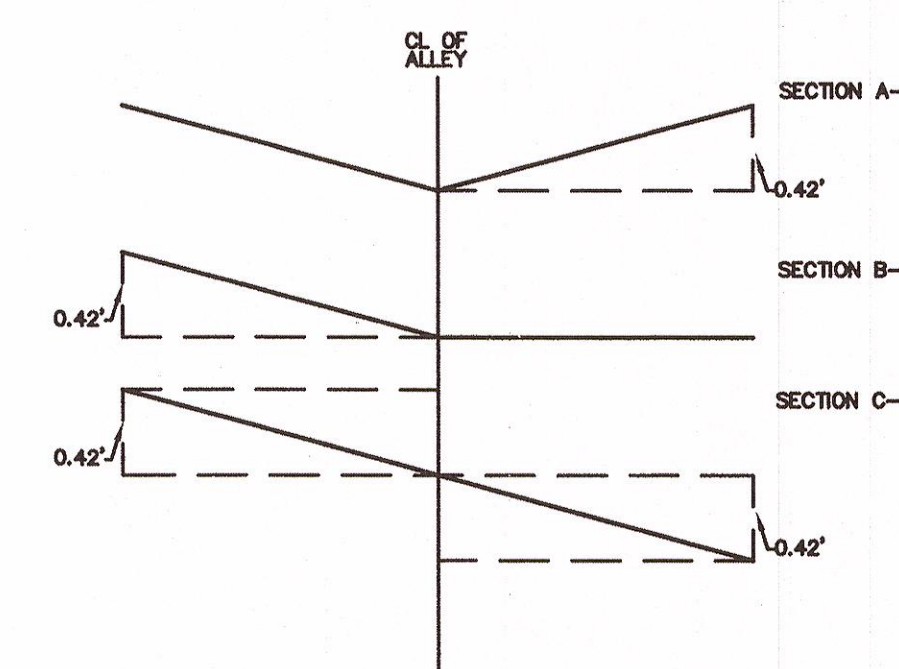
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CONSTRUCT CONCRETE ENCASEMENT
10' ON EACH SIDE OF THE PIPE

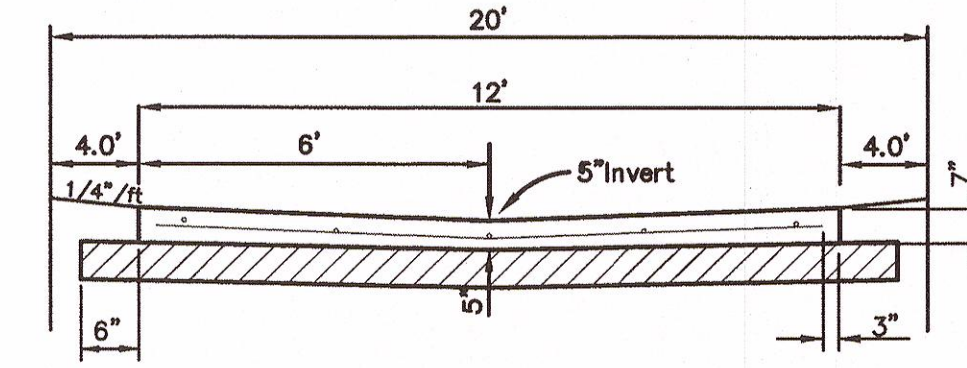
B.M. - "□" CUT ON EAST TOP OF CURB AT THE END OF HOLDEN DRIVE BEING N31°E, A DISTANCE OF 27' FROM THE CENTERLINE INTERSECTION OF HOLDEN DRIVE AND HUNT LANE.
ELEVATION 508.49

B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1
ELEVATION 513.23

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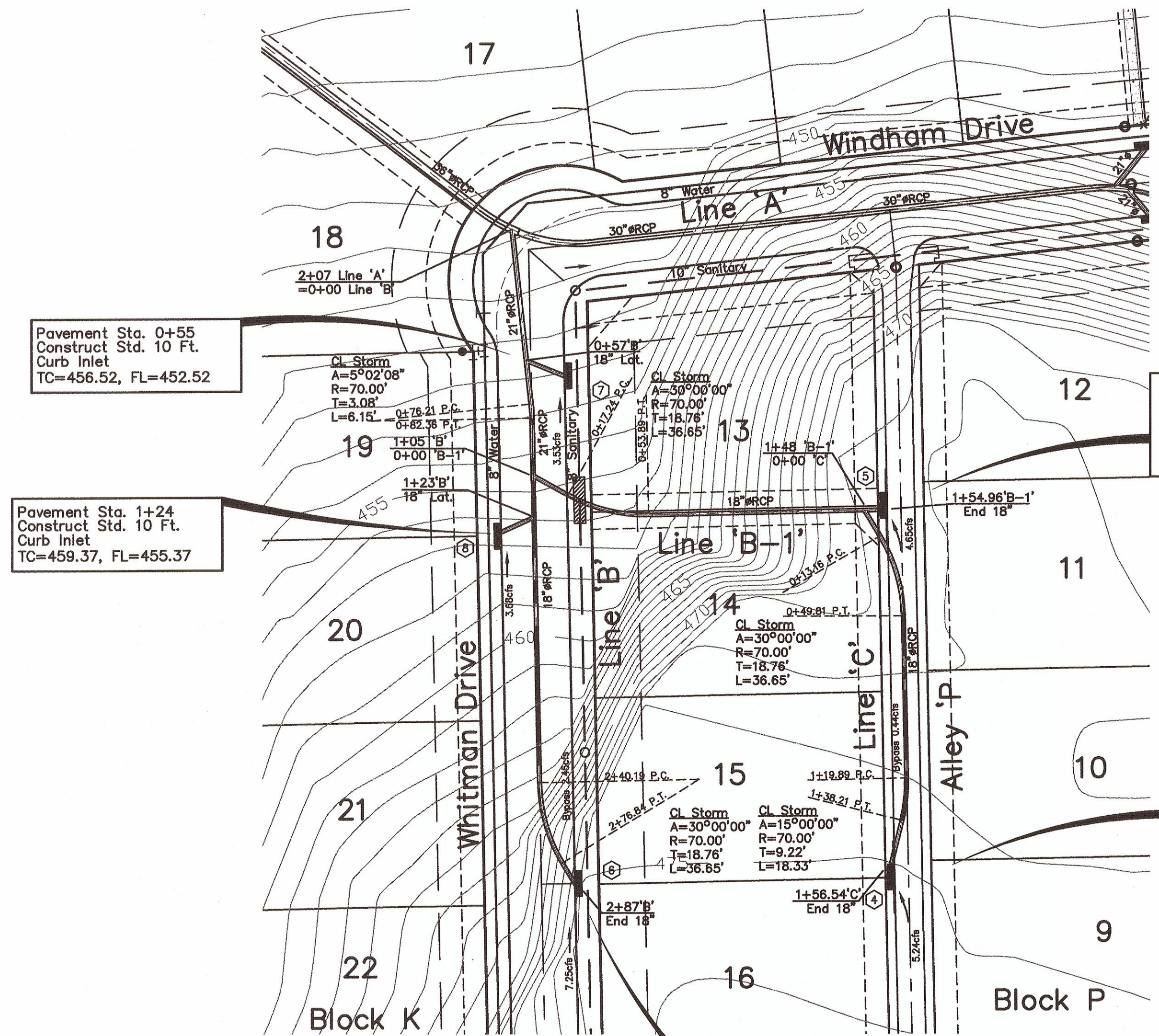


Warp Alley Section
N.T.S.



NOTES:
1. FILL COMPACTION BY SHEEPSFOOT ROLLER MIN 95% STD. DENSITY.
2. MINIMUM CONCRETE SHALL BE 4000 PS (6.5 SACK FOR MACHINE POURS AND 7.0 SACK FOR HAND POURS)

Typical Alley Section



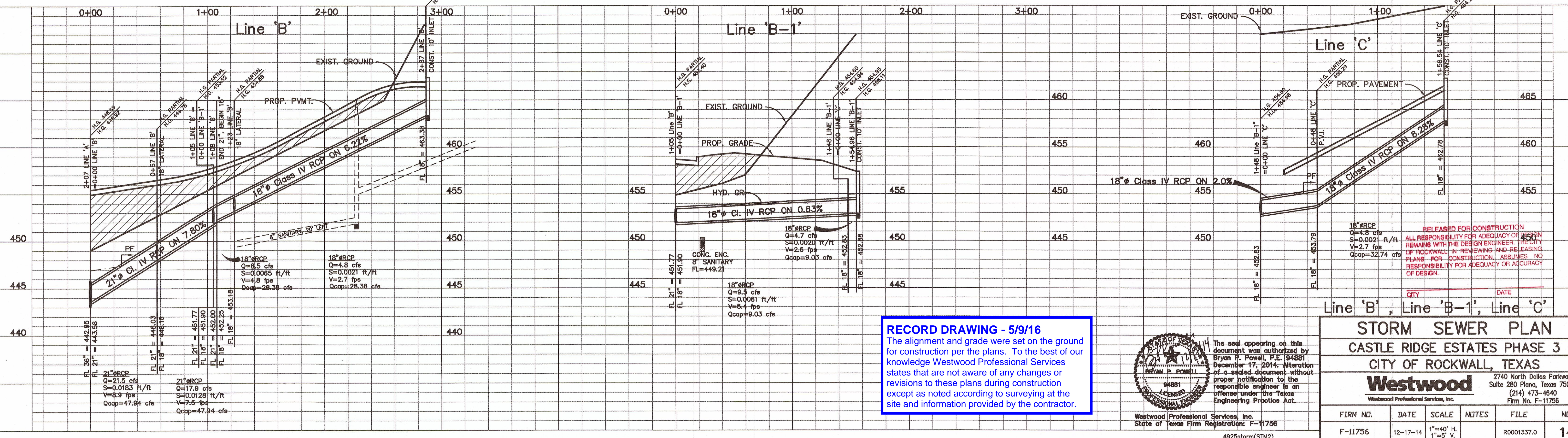
Pavement Sta. 0+55
Construct Std. 10 Ft.
Curb Inlet
TC=456.52, FL=452.52

Pavement Sta. 1+24
Construct Std. 10 Ft.
Curb Inlet
TC=459.37, FL=455.37

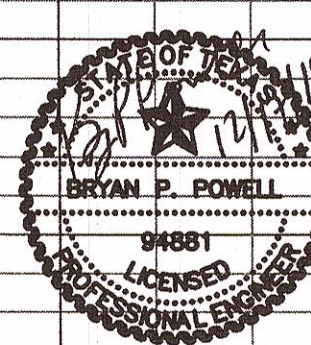
1+28 Alley Sta.-Construct
10' Curb Inlet w/10' Of Curb On
Each Side Of Inlet, Inv.=456.70
TC=457.38, Lip=456.55, FL=452.88
Warp Invert To Drain Into Inlet

2+89 Alley Sta.-Construct
10' Curb Inlet w/10' Of Curb On
Each Side Of Inlet, Inv.=466.60
TC=467.28, Lip=466.45, FL=462.78
Warp Invert To Drain Into Inlet

Pavement Sta. 2+75
Construct Std. 10 Ft.
Curb Inlet
TC=467.38, FL=463.38



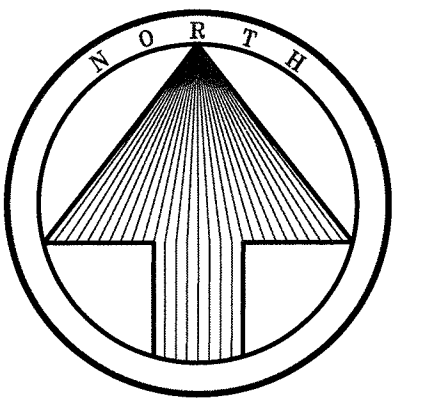
RECORD DRAWING - 5/9/16
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Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756
4925storm(STM2)

STORM SEWER PLAN					
CASTLE RIDGE ESTATES PHASE 3					
CITY OF ROCKWALL, TEXAS					
Westwood					
FIRM NO.		DATE	SCALE	NOTES	FILE
F-11756		12-17-14	1"=40' H. 1"=5' V.		R0001337.0
NO.					14



1" = 40'

CAUTION !!!
EXISTING UTILITIES

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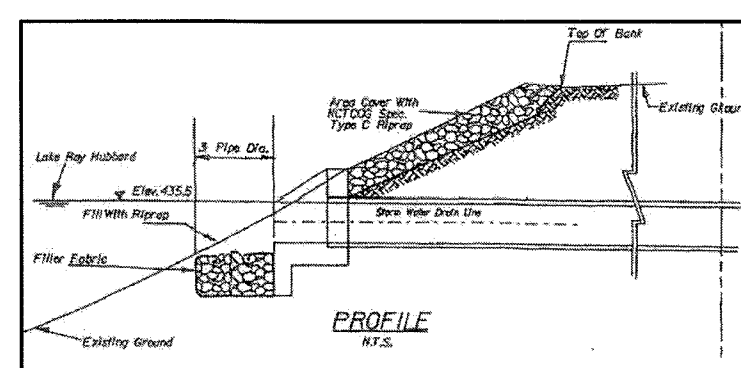
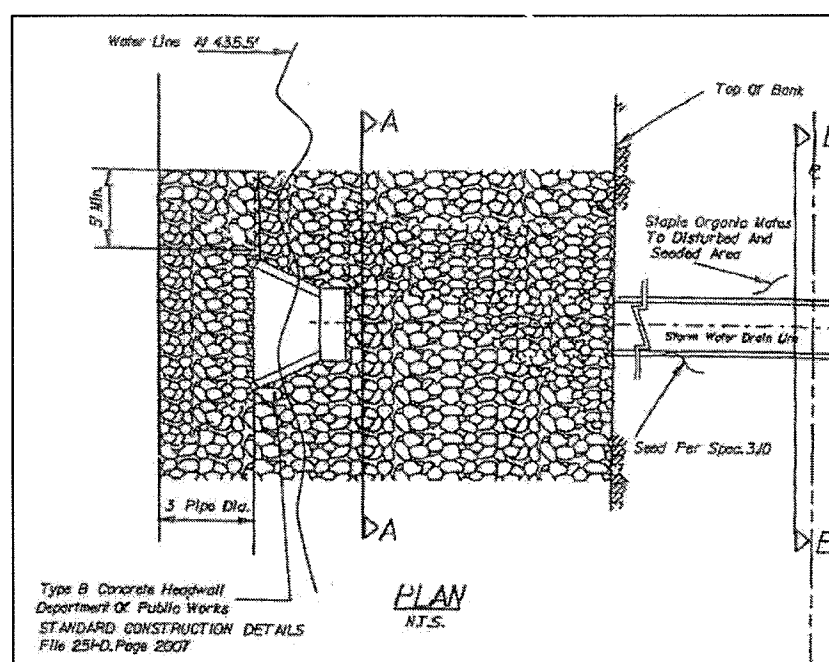
CONSTRUCT CONCRETE ENCASEMENT
10' ON EACH SIDE OF THE PIPE

B.M. - "X" CUT ON EAST TOP OF CURB AT THE END OF HOLDEN DRIVE BEING N31°E A DISTANCE OF 27' FROM THE CENTERLINE INTERSECTION OF HOLDEN DRIVE AND HUNT LANE. ELEVATION 508.49

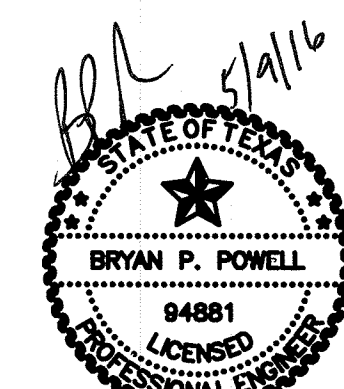
B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1 ELEVATION 513.23

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CITY OF ROCKWALL
SURVEY MONUMENT #2
N: 7043295.565
E: 2590080.745
ELEV.= 484.54



RECORD DRAWING - 5/9/16
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Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756
4925storm(STM3)

Line 'D'

STORM SEWER PLAN
CASTLE RIDGE ESTATES PHASE 3
CITY OF ROCKWALL, TEXAS

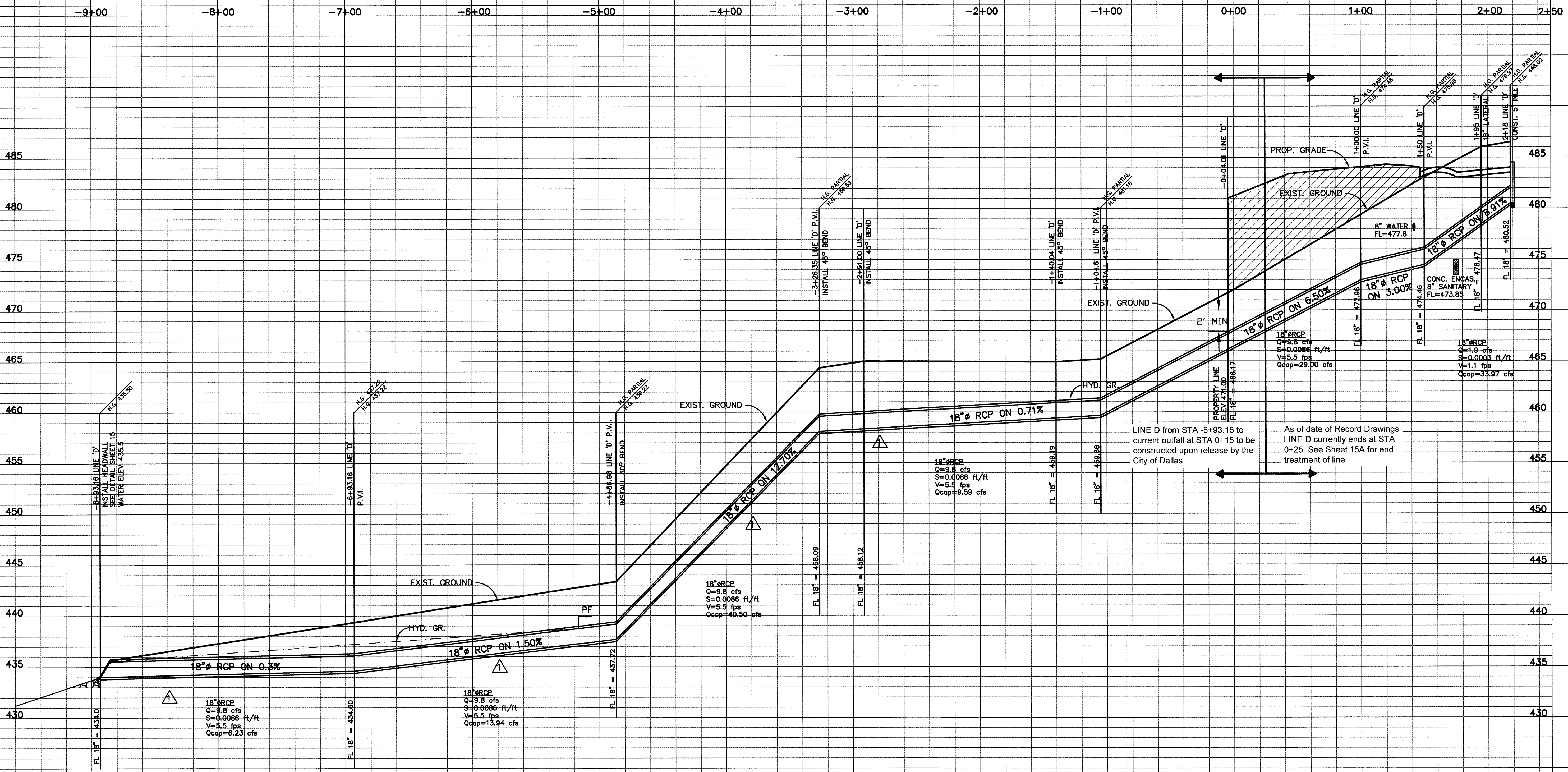
Westwood
Westwood Professional Services, Inc.

2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4640
Firm No. F-11756

FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	8-27-2015	1"=40' H. 1"=5' V.		R0001337.0	15

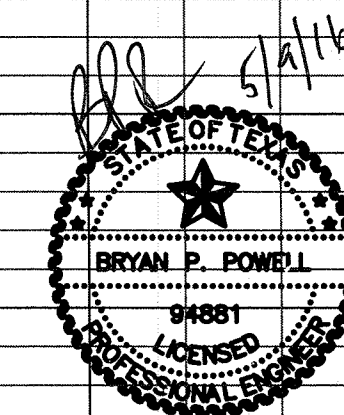
- 1-20-15 REVISED LOT LINES AND CORRESPONDING STORM SEWER LAYOUT
2-27-15 REVISED OFFSITE STORM SEWER LAYOUT

Line 'D'



RECORD DRAWING - 5/9/16
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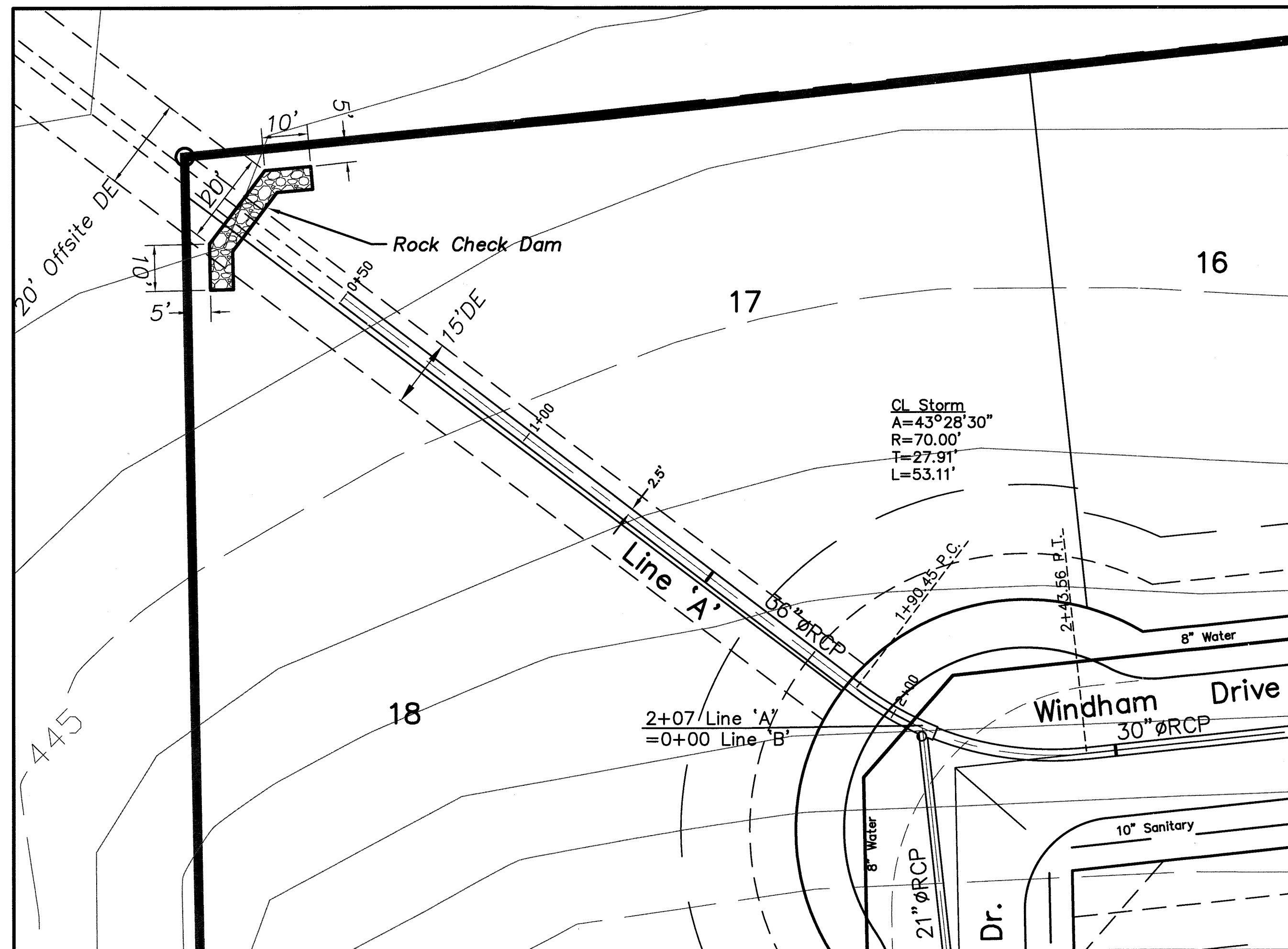
8-27-15 REVISED OFFSITE STORM SEWER LAYOUT



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Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756
4925etorm(S1M4)

STORM SEWER PLAN					
CASTLE RIDGE ESTATES PHASE 3					
CITY OF ROCKWALL, TEXAS					
Westwood					
FIRM NO.			DATE		
F-11756			8-27-2015		
SCALE			NOTES		
1"=40' H. 1"=5' V.			FILE		
R0001337.0			NO.		
15A			2740 North Dallas Parkway, Suite 280 Plano, Texas 75093 (214) 473-4640 Firm No. F-11756		

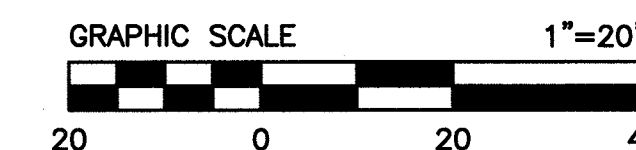
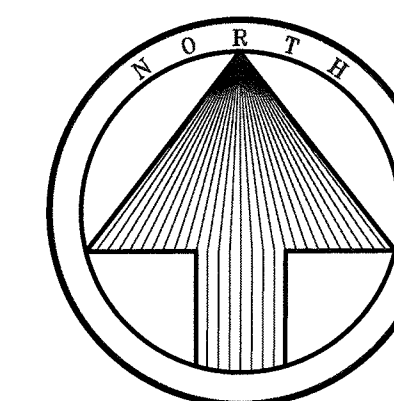


LINE A

Whitman Dr.

- B.M. - "□" CUT ON EAST TOP OF CURB AT THE END OF HOLDEN DRIVE BEING N31°E A DISTANCE OF 27' FROM THE CENTERLINE INTERSECTION OF HOLDEN DRIVE AND HUNT LANE.
ELEVATION 508.49
- B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1
ELEVATION 513.23

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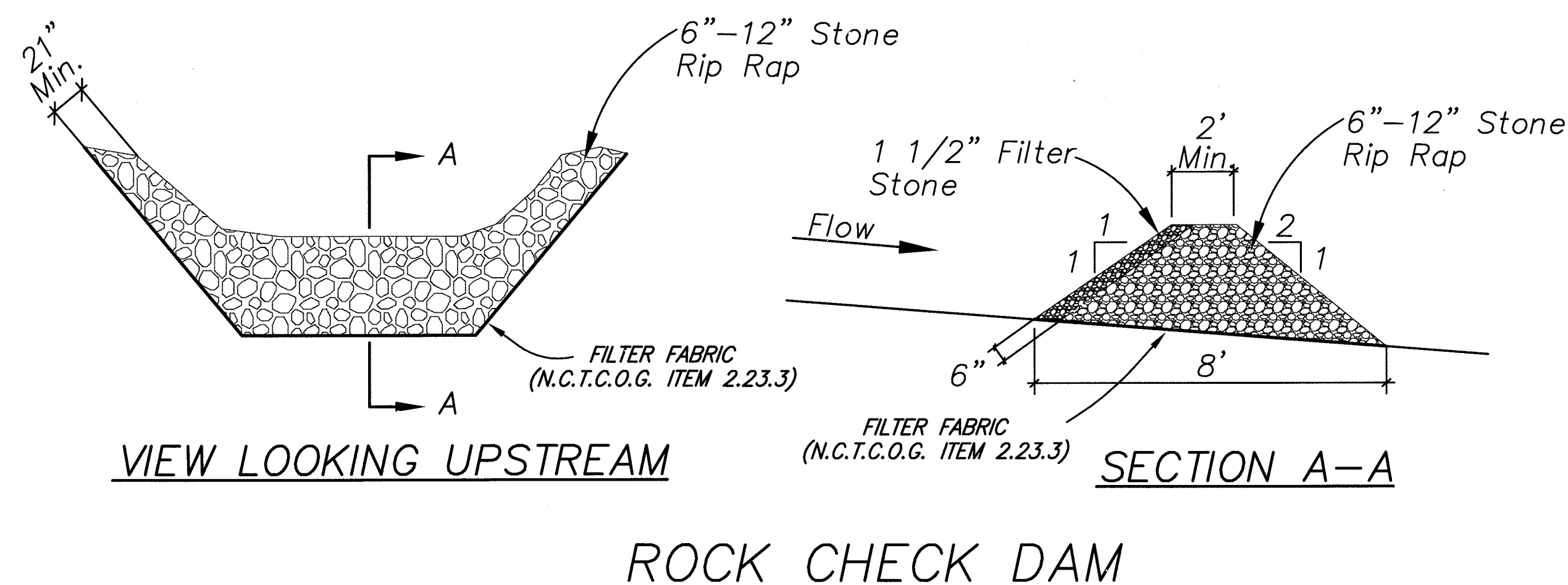
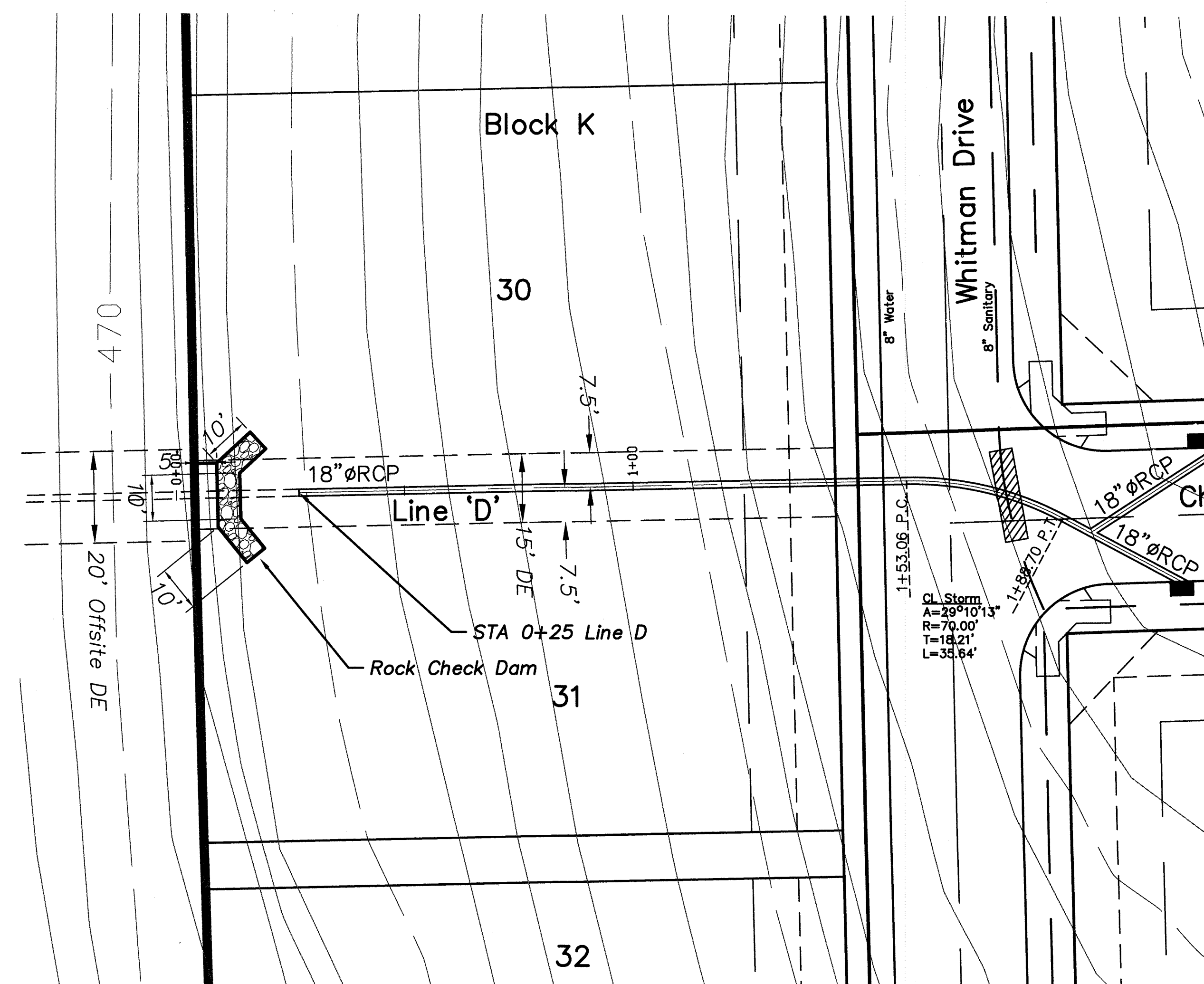


CAUTION !!!
EXISTING UTILITIES

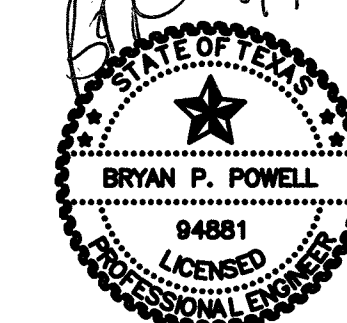
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NOTE:
INTERIM DESIGN SHALL BE EFFECTIVE UNTIL THE FINAL RELEASE IS OBTAINED FROM THE CITY OF DALLAS FOR THE TWO OFFSITE STORM SEWER LINES

LINE D

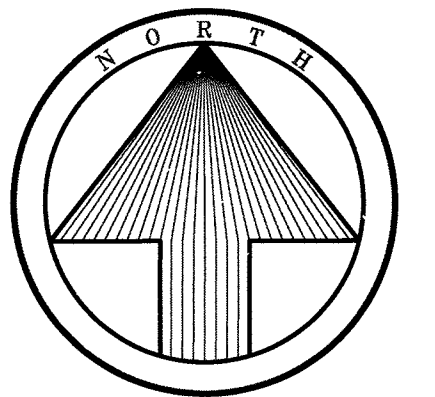


RECORD DRAWING - 5/9/16
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Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756

Line 'A' and 'D'					
INTERIM STORM SEWER PLAN					
CASTLE RIDGE ESTATES PHASE 3					
CITY OF ROCKWALL, TEXAS					
Westwood <small>Westwood Professional Services, Inc.</small>					
FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	2-3-16	1"=20' H.		R0001337.0	15B



1" = 100'

CAUTION !!! EXISTING UTILITIES

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GENERAL NOTES

- All water lines shall be C-900 PVC Class 200 DR 14. C-905 pipe for water lines larger than 12".
- All water lines to have 42" minimum cover below approved street grades as required to clear other utilities.
- All water services to be 1" polyethylene 200 PSI SDR located in the center of lot with cut-offs 3'-6" behind curb.
- All sanitary sewer laterals shall be 4" and located 10' downstream of water service, unless otherwise shown on plans.
- All water mains shall pass a four (4) hour 200 psi pressure test in accordance with the City of Rockwall Specifications. Test to be made by the Contractor.
- The Contractor shall record the location of all water and sewer services relative to lot corners. He shall also record any additions, deletions, or revisions to the plans which take place in the field. This information is to be furnished to the Engineer immediately after installation for the purpose of preparing "as-built" plans.
- Meter boxes will be supplied & installed by the Contractor.(NEED SPECIAL LID)
- The Contractor shall be responsible for coordinating line and grade for all water, sanitary sewer, and storm sewer and appurtenances. The Engineer shall furnish this information upon request.
- Plastic tape for utility to be attached to the end of all water and sewer service lines, and extended above ground level. The tape shall meet the following specifications. The contractor shall provide an EMS pad on water and sewer as per City of Rockwall Standards.
 - "Allen Marking Tape" or equal
 - Toll marked continuously "Caution - Water Line" or "Caution - Sewer Line"
 - Six (6) inches in width
 - Red tape for sewer services
 - Blue tape for water services
- All existing underground facilities, such as an existing water lines, sanitary sewer lines, gas lines, storm sewer lines, telephone conduits, electrical conduits, etc., that might conflict with our proposed underground facilities must be uncovered and the location verified with the Contractor prior to any underground construction for this project. The Engineer shall assist the Contractor in determining locations and elevations of these existing underground facilities.
- Blue EMS disks shall be placed on every water line at change of direction, valve, service, and every 250 feet on continuous line.
- Green EMS disks shall be on every sanitary sewer line at every manhole, service, and cleanout.
- All Manholes in paving shall be sealed.
- All Manholes through undeveloped areas need to be 1 foot above existing ground.
- All Manholes are to be lined with Ravon Epoxy Coating or approved equal.
- All Manholes are to be spark tested. (If Ravon lined)

ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.

RECORD DRAWING - 5/9/16

The alignment and grade were set on the ground for construction per the plans. To the best of our knowledge Westwood Professional Services states that are not aware of any changes or revisions to these plans during construction except as noted according to surveying at the site and information provided by the contractor.

B.M. - "X" CUT ON EAST TOP OF CURB AT THE END OF HOLDEN DRIVE BEING N31°E A DISTANCE OF 27' FROM THE CENTERLINE INTERSECTION OF HOLDEN DRIVE AND HUNT LANE.
ELEVATION 508.49

B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1
ELEVATION 513.23

5-3-16 added 8" valve at connection point

Water & Sanitary Sewer Plan

CASTLE RIDGE ESTATES PHASE 3

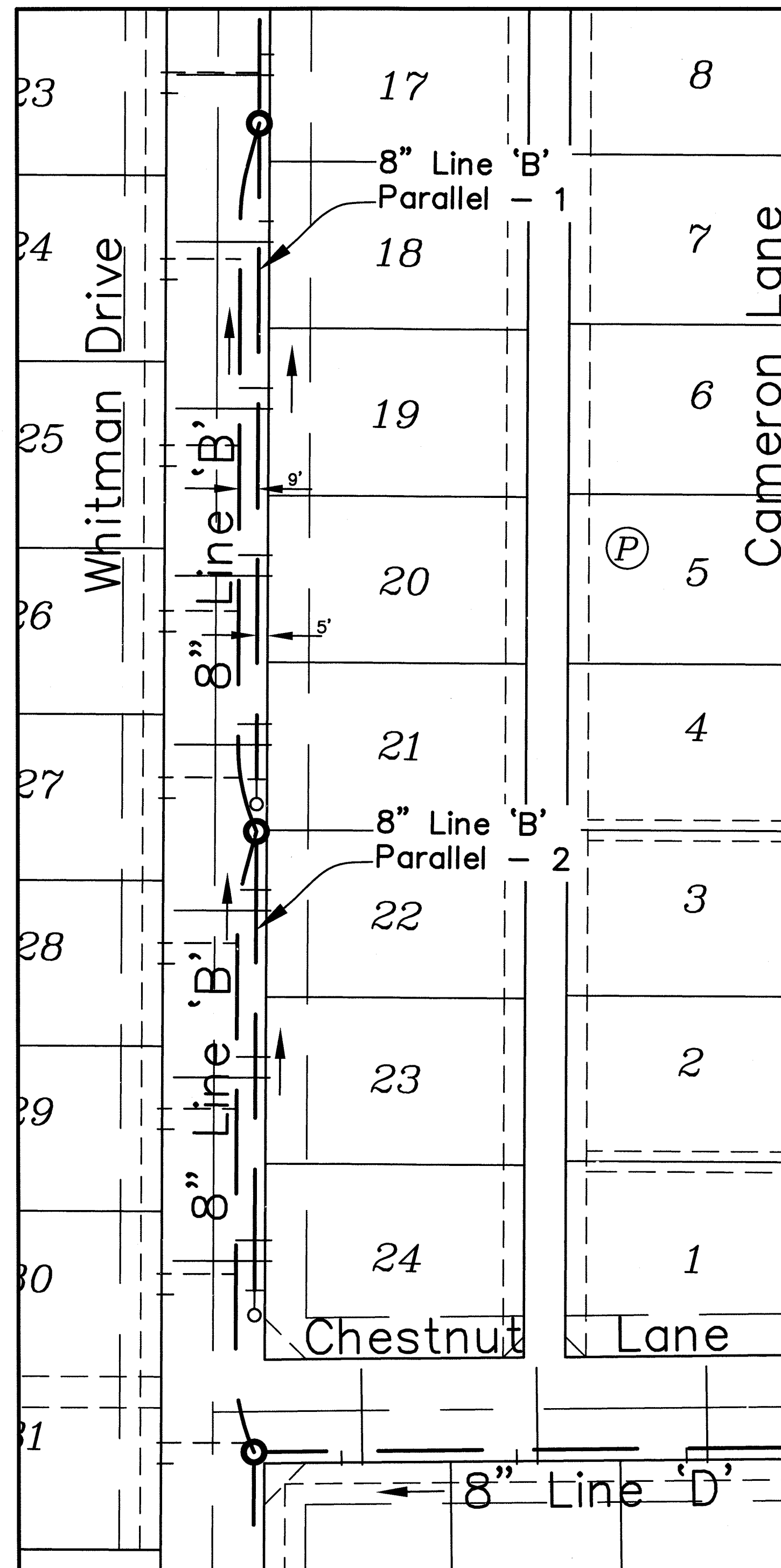
CITY OF ROCKWALL, TEXAS

Westwood

Westwood Professional Services, Inc.

2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4640
Firm No. F-11756

FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	12-17-14	1"=100'		R0001337.0	16

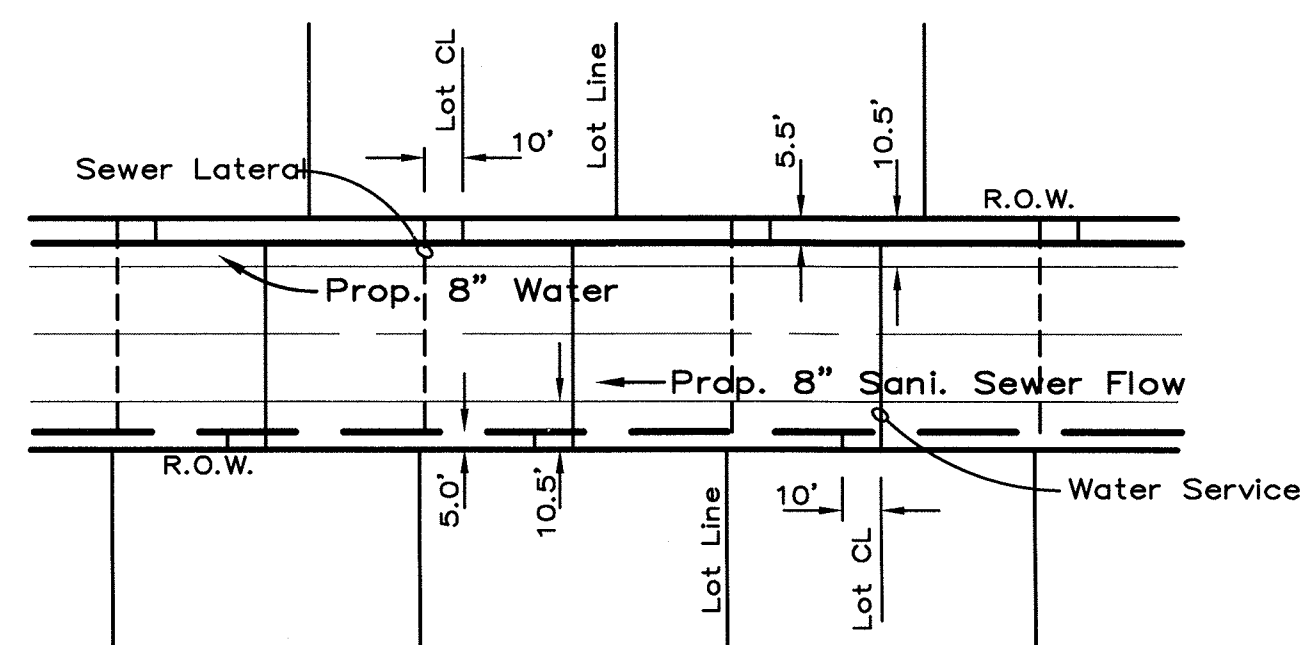


Parallel Sanitary Line

Scale: 1" = 50'

Note:

Line B shall be in roadway where it is paralleled by a shallow line. Shallow, parallel line to be in ROW.



Typical Lot Service Detail

Install:
1-8" x 8" Tee
2-8" Valves
1-8" x 6" F.H. Tee
1-6" Valve
1-Fire Hyd.
Conn. To Ex. 8" Wat.
1-8" Valve at connection point

Sta. 8+10 Line 'C'
=Sta. 2+47.90 Line 'F'
Const. Std. 4" Manhole

Sta. 3+50 Line 'C'
Const. Std. 4" Manhole

Install:
1-8" x 6" F.H. Tee
1-8" Valve
1-6" Valve
1-Fire Hyd.

Sta. 1+58.50 Line 'E'
=Sta. 0+00.00 Line 'C'
Const. Std. 4" Manhole
End Of Exist. 10" Sani.

Install:
1-8" x 8" Tee
2-8" Valves
1-8" x 6" F.H. Tee
1-6" Valve
1-Fire Hyd.
4-8" 45° Vert. Bends.
Conn. To Ex. 8" Wat.

Install:
2-8" 45° Bends
4-8" 45° Vert. Bends

Sta. 4+80.85 Line 'E'
=Sta. 0+00.00 Line 'B'
Const. Std. 4" Manhole

Install:
1-8" Valve
1-8" x 6" F.H. Tee
1-6" Valve
1-Fire Hyd.

Sta. 2+00 Line 'B'
Const. Std. 5" Manhole
w/Internal Drop Connection

Install:
1-8" x 6" F.H. Tee
1-8" Valve
1-6" Valve
1-Fire Hyd.

Sta. 4+00.00 Line 'B'
Const. Std. 4" Internal
Drop Manhole

Install:
1-8" x 6" F.H. Tee
1-8" Valve
1-6" Valve
1-Fire Hyd.

Sta. 7+16.29 Line 'B'
Const. Std. Cleanout on
Line 'B' Parallel - 1

Sta. 7+41.51 Line 'B'
Const. Std. 5" Internal
Drop Manhole

Sta. 9+63.36 Line 'B'
Const. Std. Cleanout on
Line 'B' Parallel - 2

Install:
1-8" x 8" Tee
2-8" Valves
1-8" x 6" F.H. Tee
1-6" Valve
1-Fire Hyd.
1-8" Plug

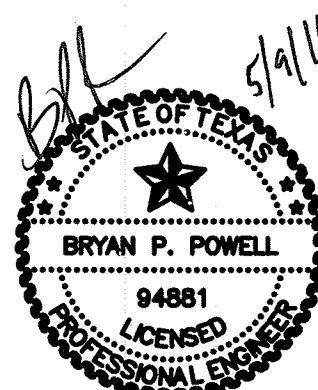
Sta. 10+41.51 Line 'B'
=Sta. 6+42.94 Line 'D'
Const. Std. 4" Manhole

Sta. 11+31.51 Line 'B'
Const. Std. Cleanout

Sta. 0+00 Line 'F'
=Sta. 3+22.90 Line 'D'
Const. Std. 4" Manhole

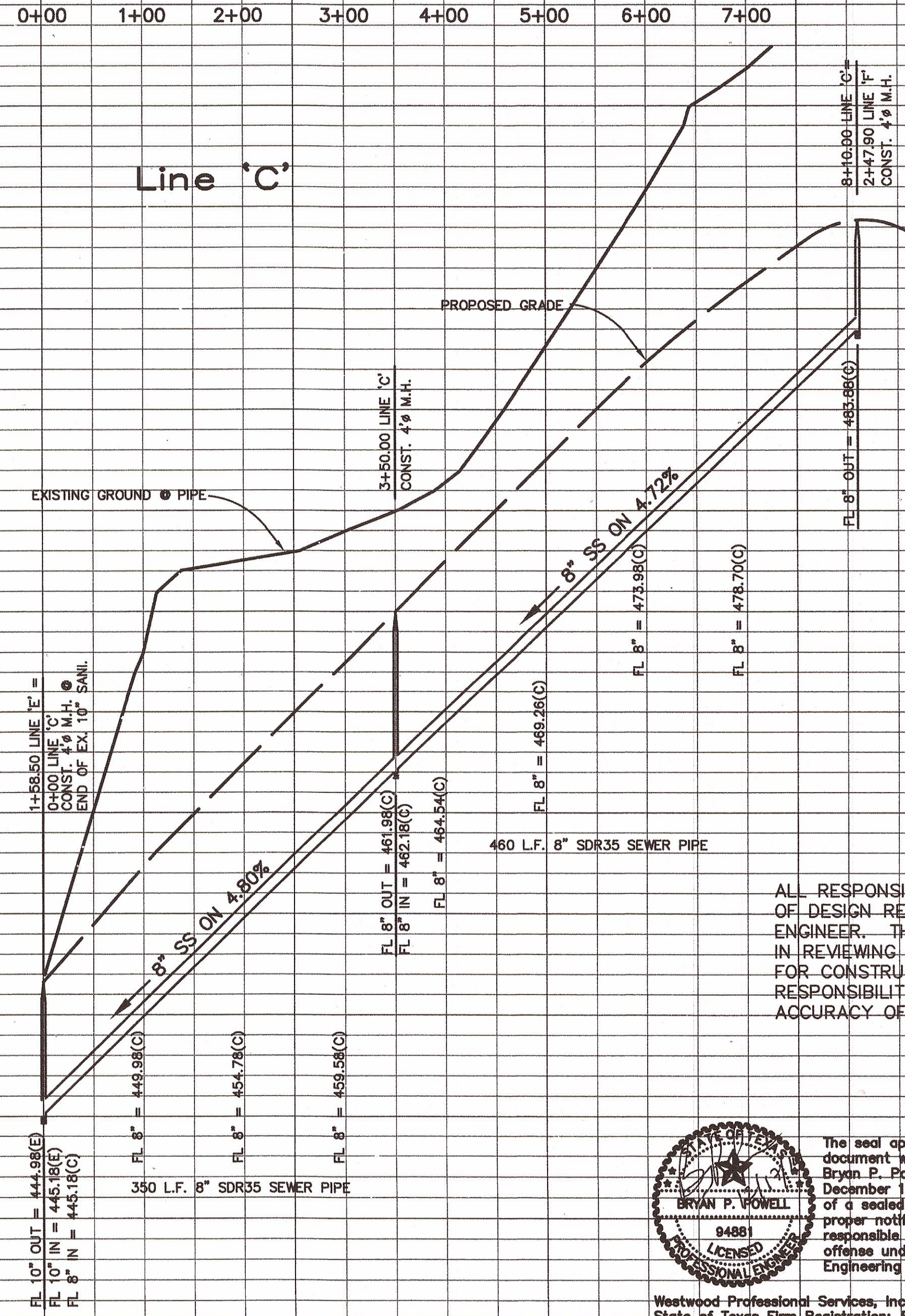
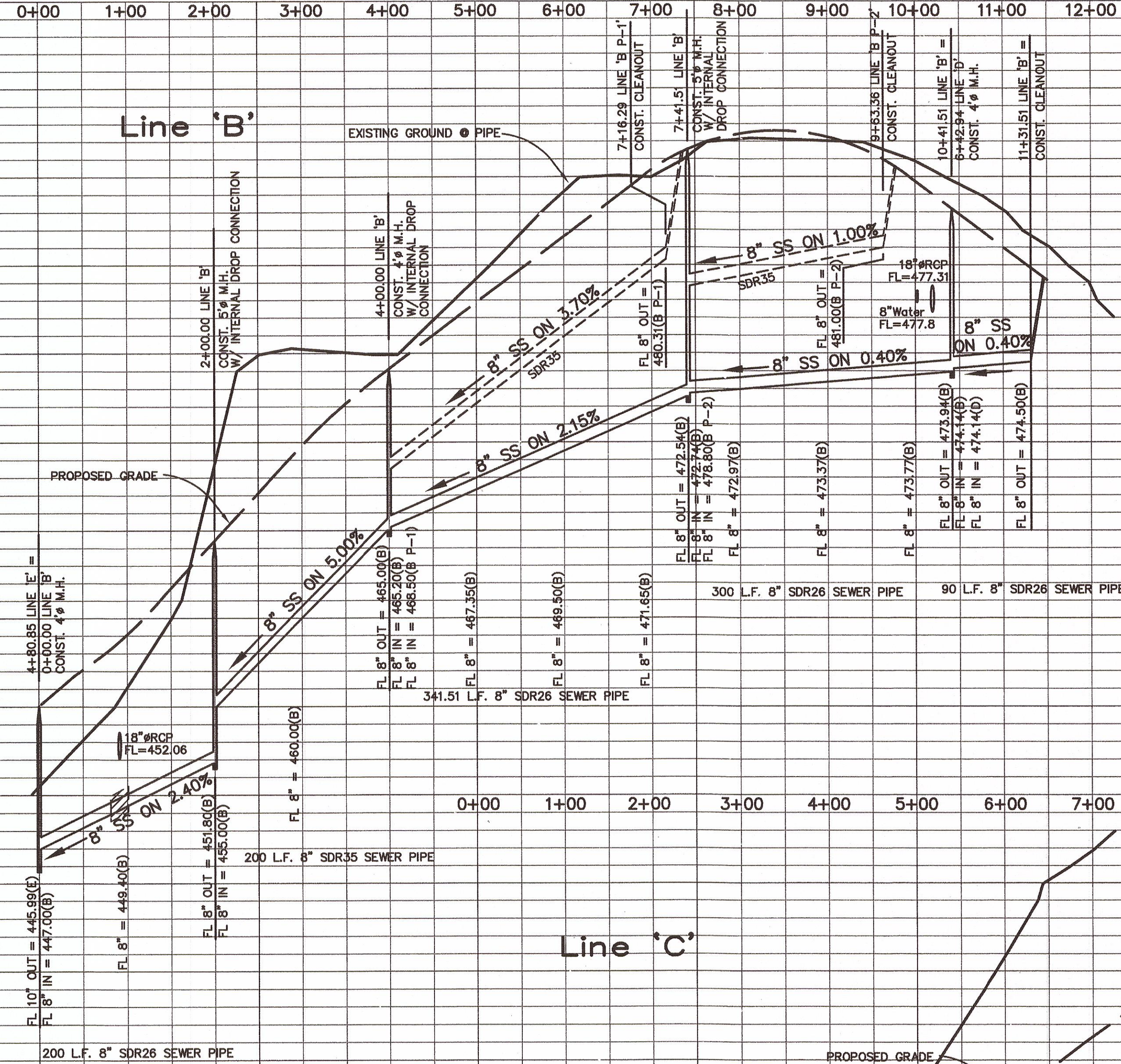
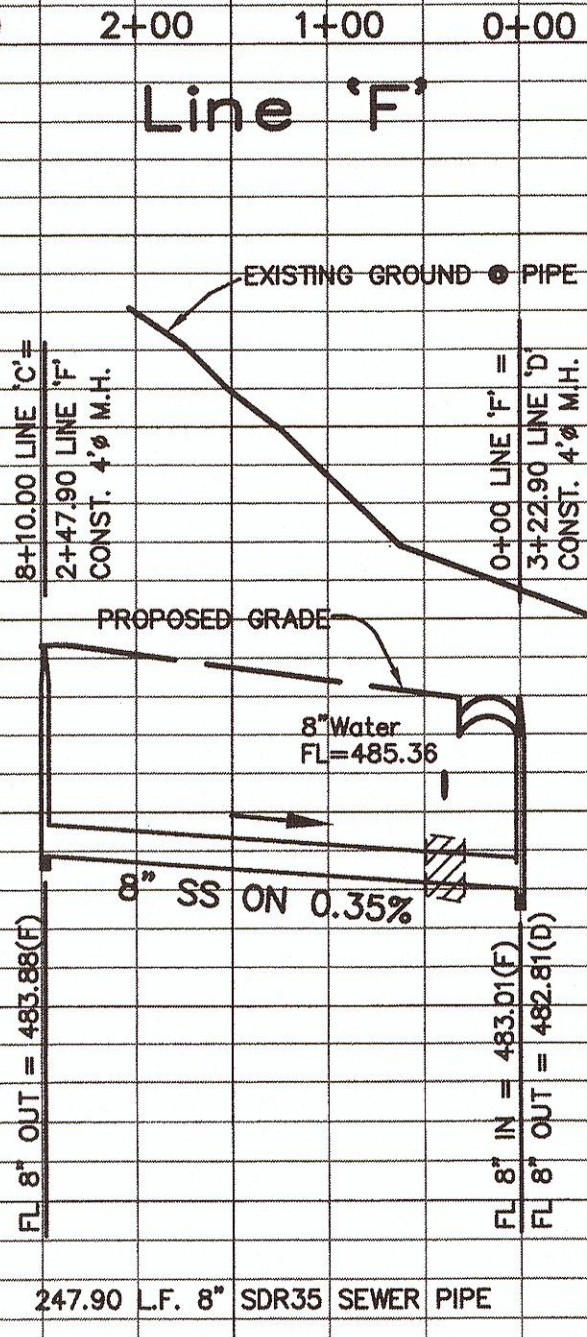
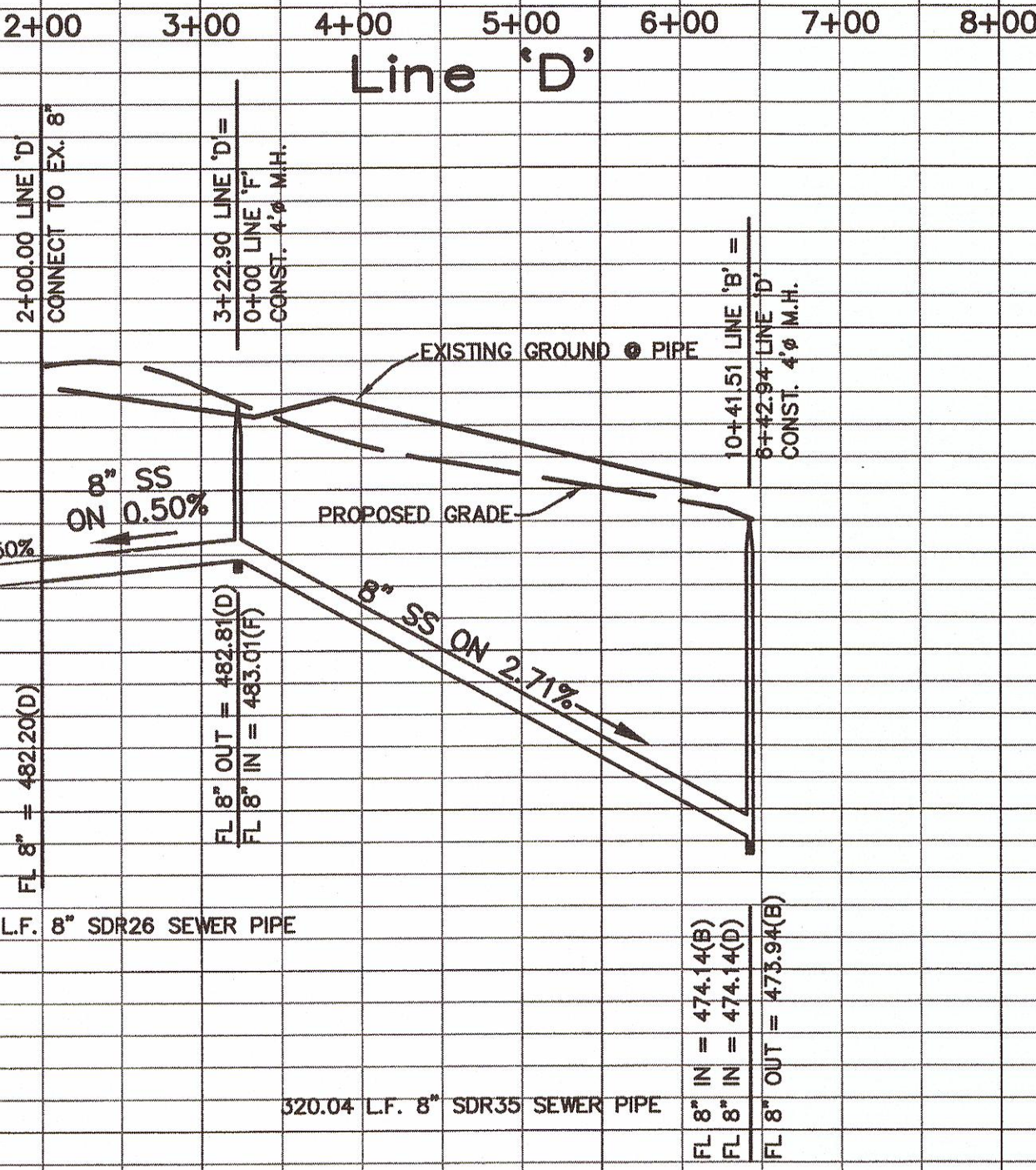
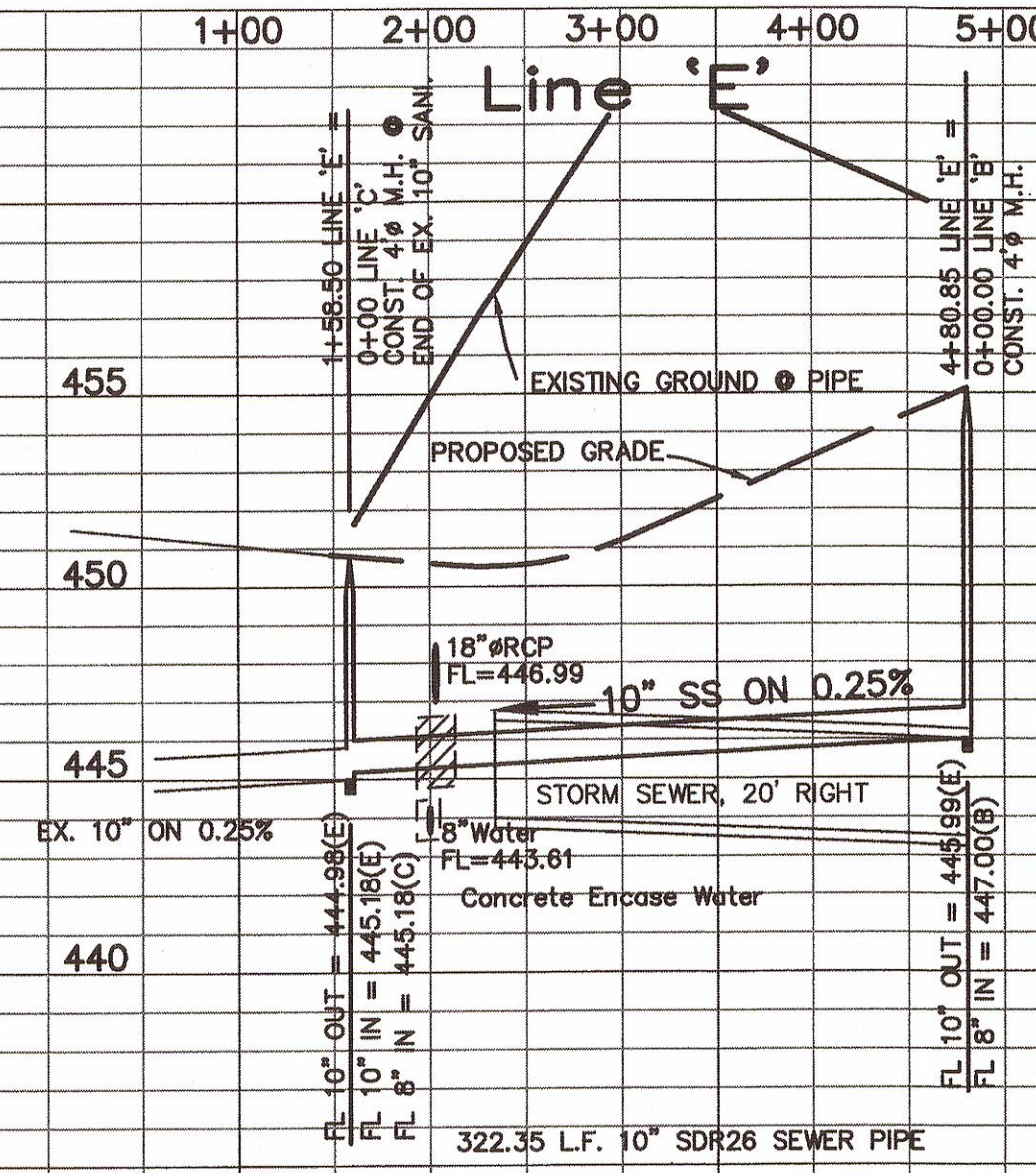
Sta. 2+00.00 Line 'D'
Connect To Existing
8" Sanitary Sewer

Tract 1
C.W. Jones Survey, Abst. 127 &
J. Strickland Survey, Abst. 187
44.92 Acres
Vol. 46, Page 85 D.R.R.C.T.



Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756

4925w



CAUTION !!!
EXISTING UTILITIES
 EXISTING UTILITIES AND UNDERGROUND FACILITIES INDICATED ON THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION. 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. THE CONTRACTOR SHALL PRESERVE AND PROTECT ALL EXISTING UTILITIES FROM DAMAGE DURING CONSTRUCTION.

INSTALL 20 LF OF CONCRETE ENCASEMENT

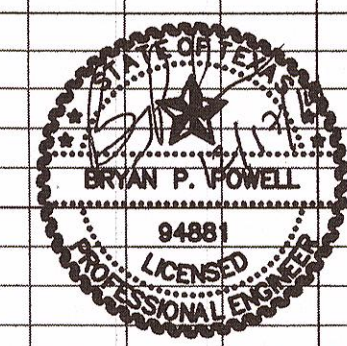
RECORD DRAWING - 5/9/16
 The alignment and grade were set on the ground for construction per the plans. To the best of our knowledge Westwood Professional Services states that are not aware of any changes or revisions to these plans during construction except as noted according to surveying at the site and information provided by the contractor.

B.M. - "Q" CUT ON EAST TOP OF CURBAT. THE END OF HOLDEN DRIVE BEING N31°E A DISTANCE OF 27' FROM THE CENTERLINE INTERSECTION OF HOLDEN DRIVE AND HUNT LANE. ELEVATION 508.49

B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1 ELEVATION 513.23

ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.

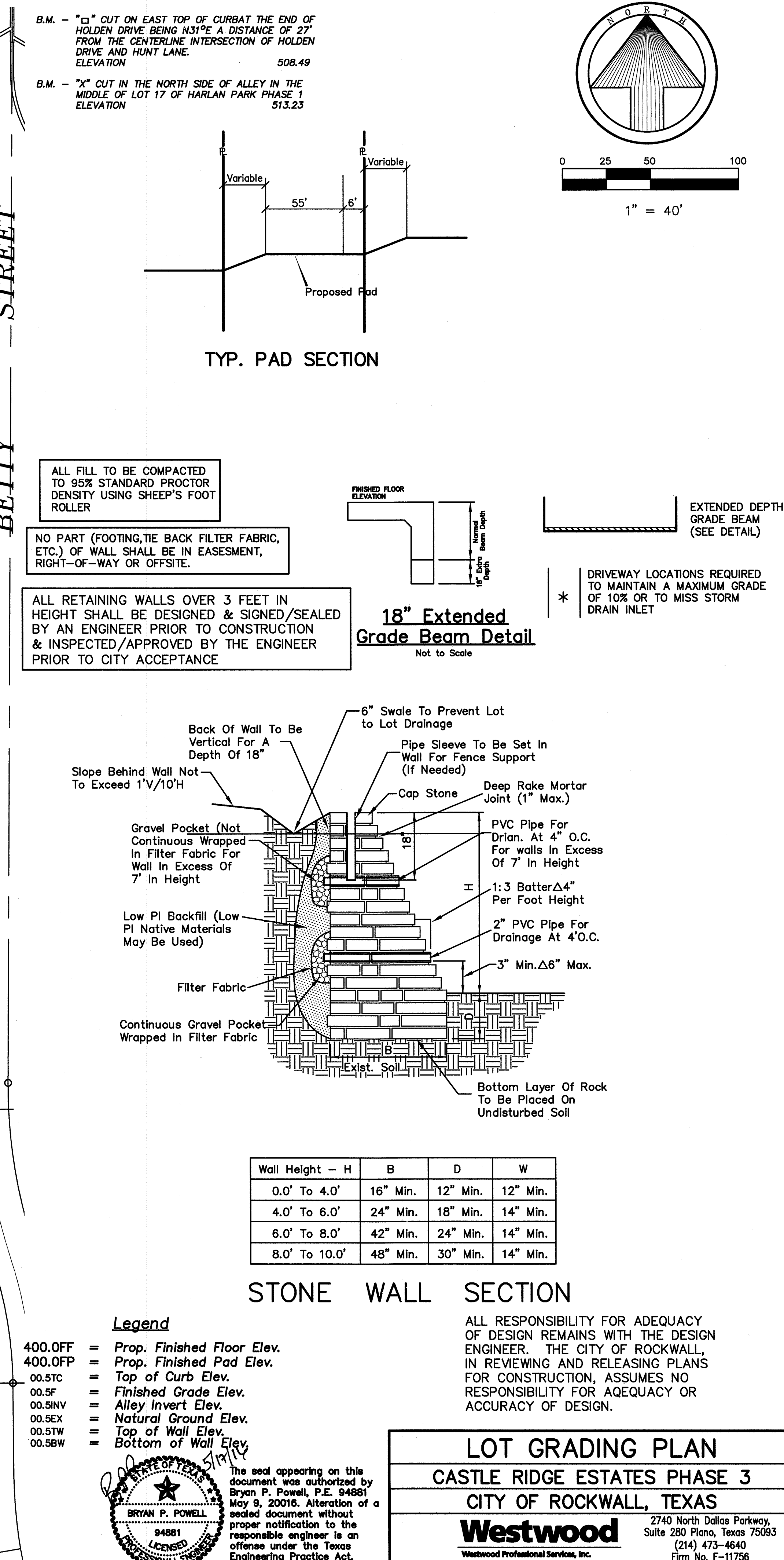
RELEASED FOR CONSTRUCTION
 ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.



The seal appearing on this document was authorized by Bryan P. Powell, P.E. 94881 December 17, 2014. Alteration of a sealed document without proper notification to the responsible engineer is an offense under the Texas Engineering Practice Act.

Westwood Professional Services, Inc.
 State of Texas Firm Registration: F-11756
 4925sp (Sewer Profiles)

SANITARY SEWER PROFILES					
CASTLE RIDGE ESTATES PHASE 3					
CITY OF ROCKWALL, TEXAS					
Westwood					
FIRM NO.			DATE		
F-11756			12-17-14		
SCALE			NOTES		
1"=100' H. 1"=5' V.			FILE		
R0001337.0			NO.		
17					



① 1-20-15 REVISED LOT LINES
② 8-31-15 REVISED LOT GRADING ON LOT 2/O

400.0FF = Prop. Finished Floor Elev.
400.0FP = Prop. Finished Pad Elev.
00.5TC = Top of Curb Elev.
00.5F = Finished Grade Elev.
00.5INV = Alley Invert Elev.
00.5EX = Natural Ground Elev.
00.5TW = Top of Wall Elev.
00.5BW = Bottom of Wall Elev.

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Wall Height — H	B	D	W
0.0' To 4.0'	16" Min.	12" Min.	12" Min.
4.0' To 6.0'	24" Min.	18" Min.	14" Min.
6.0' To 8.0'	42" Min.	24" Min.	14" Min.
8.0' To 10.0'	48" Min.	30" Min.	14" Min.

LOT GRADING PLAN
CASTLE RIDGE ESTATES PHASE 3
CITY OF ROCKWALL, TEXAS

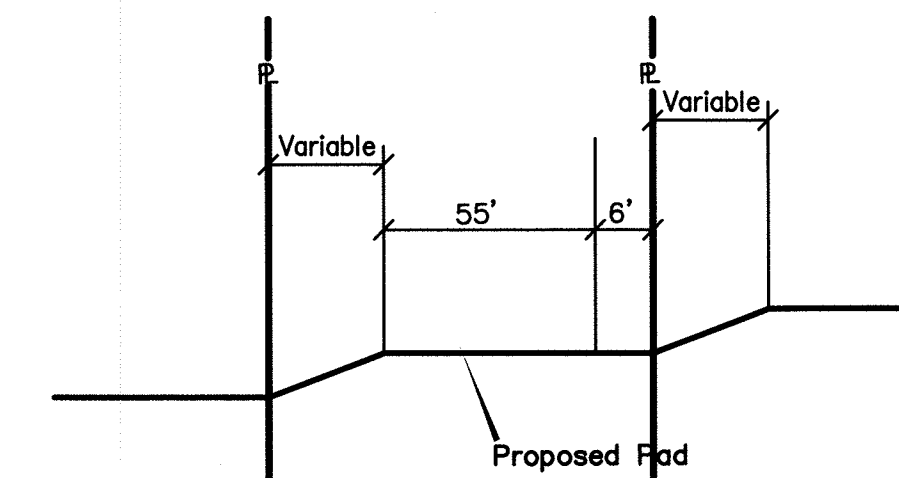
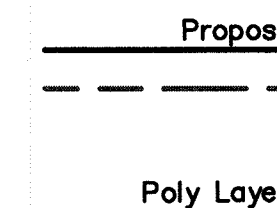
Westwood
Westwood Professional Services, Inc.

2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4640
Firm No. F-11756

FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	7-9-15	1"=40'		R0001337.0	18

Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756

4925grading(LG2)

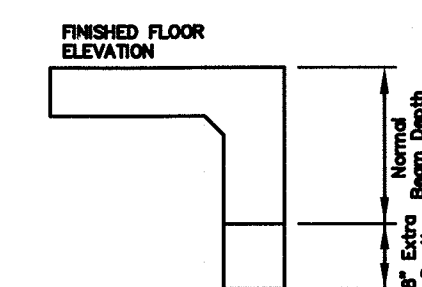

$$1'' = 40'$$


TYP. GRADE BEAM SECTION

ALL FILL TO BE COMPACTED
TO 95% STANDARD PROCTOR
DENSITY USING SHEEP'S FOOT
ROLLER

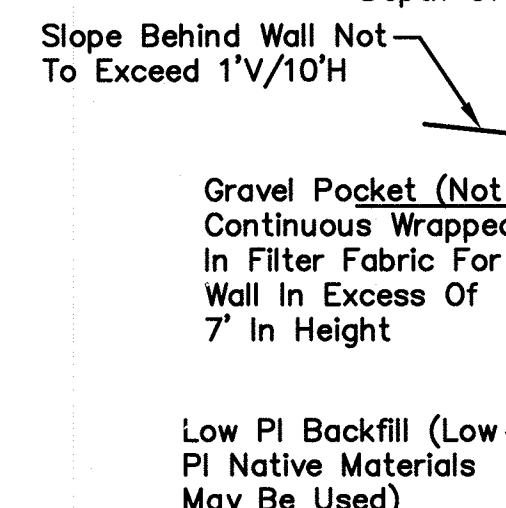
NO PART (FOOTING, TIE BACK FILTER FABRIC, ETC.) OF WALL SHALL BE IN EASEMENT, RIGHT-OF-WAY OR OFFSITE.

ALL RETAINING WALLS OVER 3 FEET IN HEIGHT SHALL BE DESIGNED & SIGNED/SEALED BY AN ENGINEER PRIOR TO CONSTRUCTION & INSPECTED/APPROVED BY THE ENGINEER PRIOR TO CITY ACCEPTANCE



18" Extended
Grade Beam Detail
Not to Scale

DRIVEWAY LOCATIONS REQUIRED
TO MAINTAIN A MAXIMUM GRADE
OF 10% OR TO MISS STORM
DRAIN INLET



Wall Height — H	B	D	W
0.0' To 4.0'	16" Min.	12" Min.	12" Min.
4.0' To 6.0'	24" Min.	18" Min.	14" Min.
6.0' To 8.0'	42" Min.	24" Min.	14" Min.
8.0' To 10.0'	48" Min.	30" Min.	14" Min.

STONE WALL SECTION

LOT GRADING PLAN

CASTLE RIDGE ESTATES PHASE 3

CITY OF ROCKWALL, TEXAS

Westwood
Westwood Professional Services, Inc.

2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4640
Firm No. F-11756

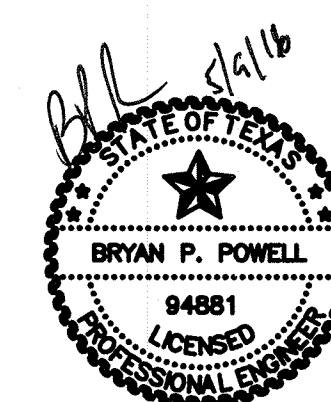
FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	7-9-15	1"=40'		R0001337.0	19

B.M. - "□" CUT ON EAST TOP OF CURBAT THE END OF
HOLDEN DRIVE BEING N31°E A DISTANCE OF 27'
FROM THE CENTERLINE INTERSECTION OF HOLDEN
DRIVE AND HUNT LANE.
ELEVATION 508.49

B.M. - "X" CUT IN THE NORTH SIDE OF ALLEY IN THE
MIDDLE OF LOT 17 OF HARLAN PARK PHASE 1
ELEVATION 513.23

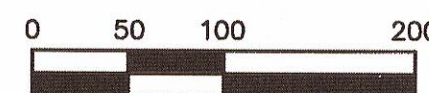
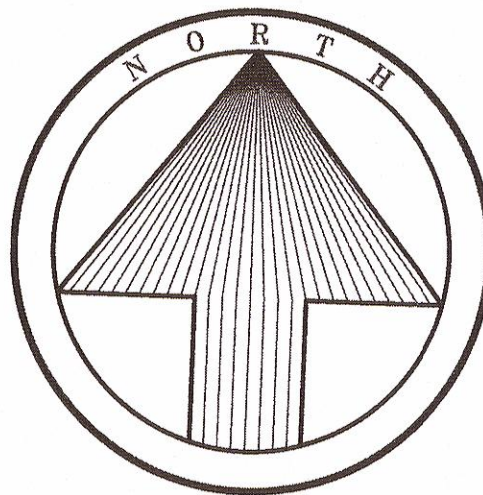
400.0FF = Prop. Finished Floor Elev.
400.0PF = Prop. Finished Pad Elev.
00.5TC = Top of Curb Elev.
00.5F = Finished Grade Elev.
00.5INV = Alley Invert Elev.
00.5EX = Natural Ground Elev.
00.5TW = Top of Wall Elev.
00.5BW = Bottom of Wall Elev.

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State of Texas Firm Registration: F-11756

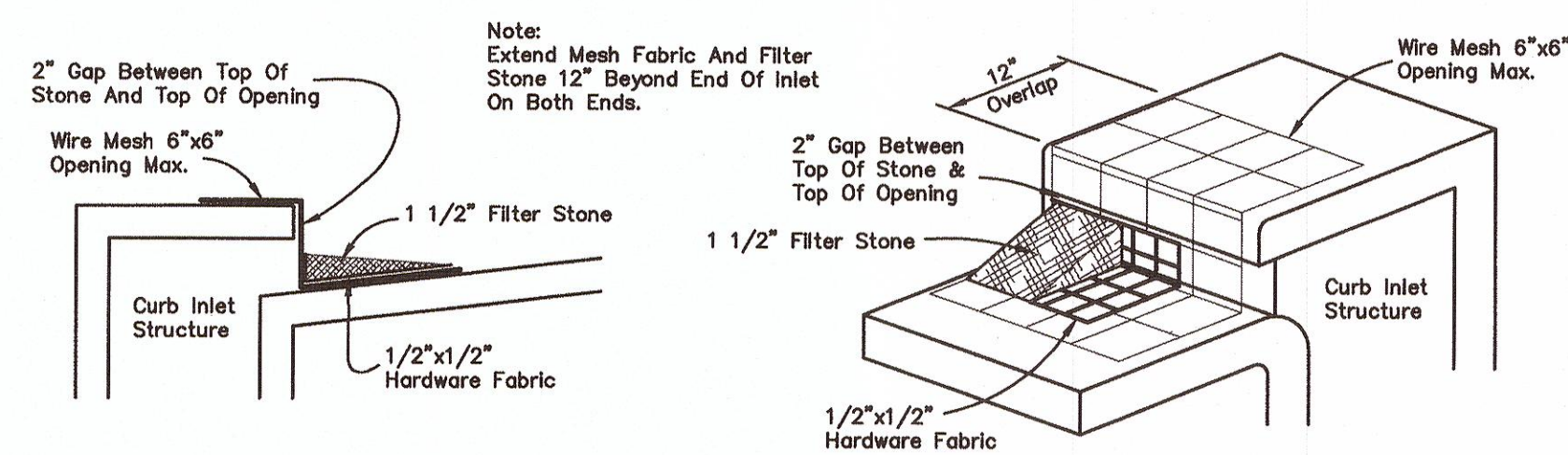
4925grading(LG1)



1" = 100'

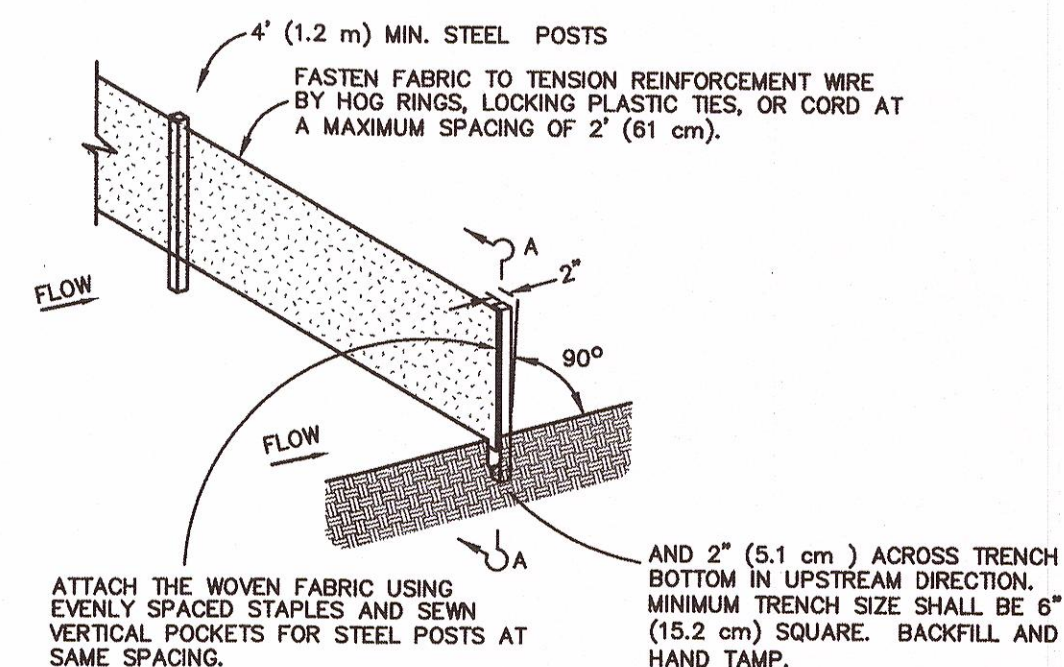
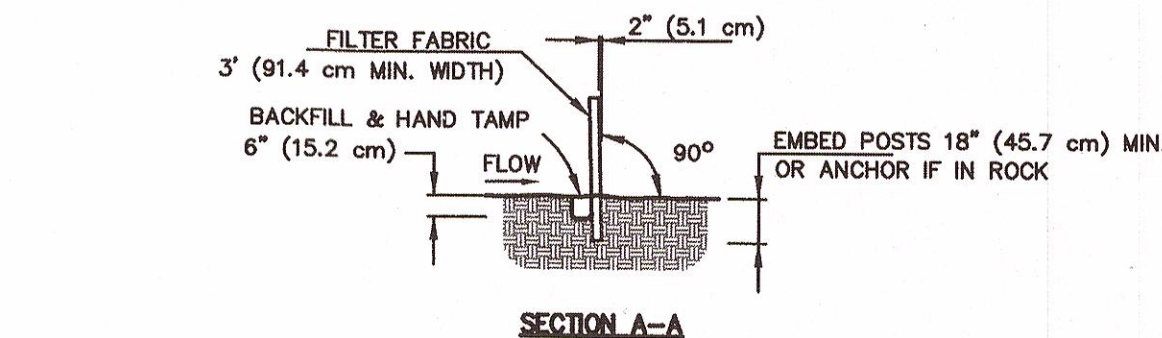
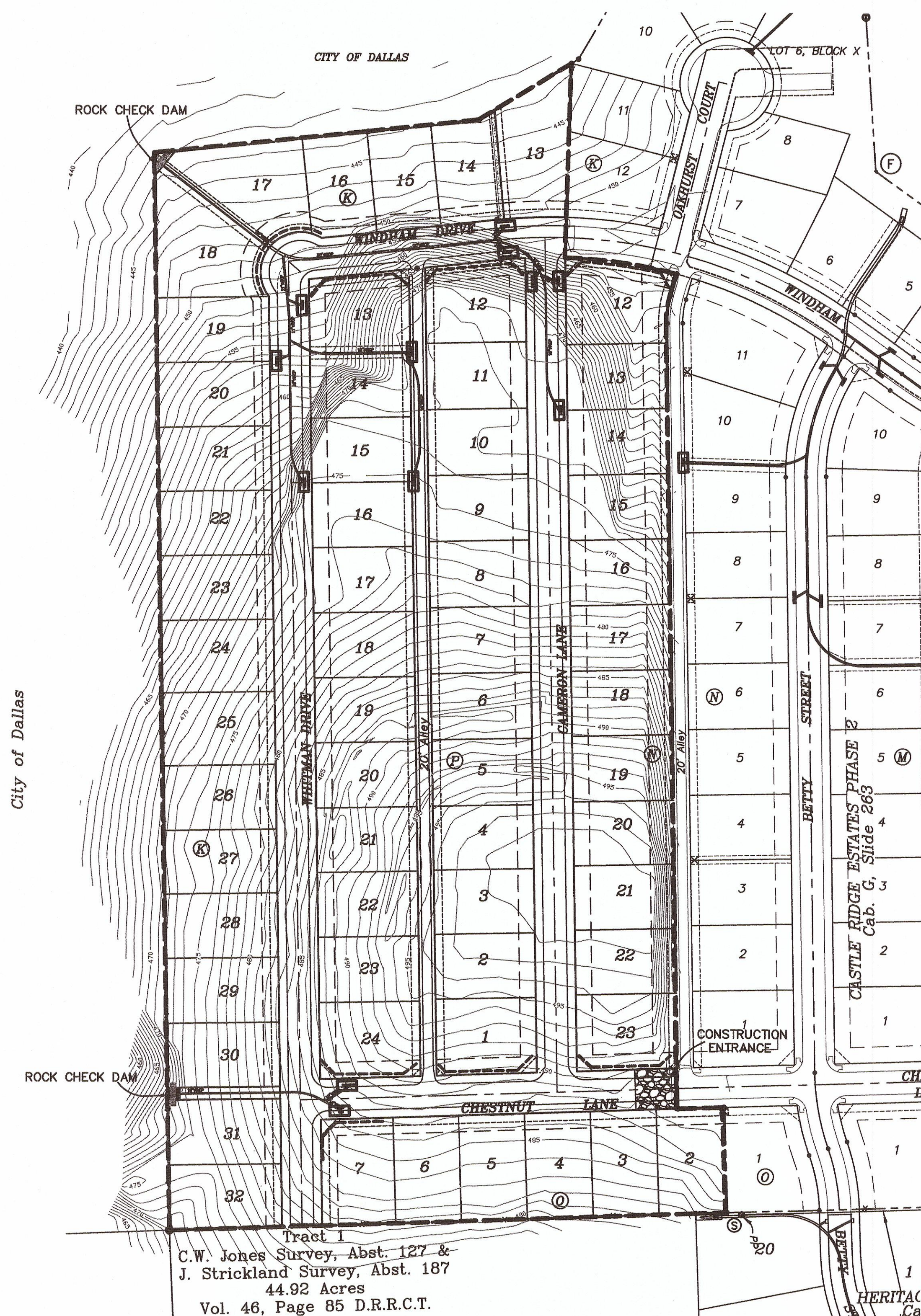
CONSTRUCTION NOTES — SILT FENCE

1. Posts which support the silt fence shall be installed on a slight angle toward the anticipated runoff source. The post must be embedded a minimum of 18 inches.
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 washed gravel on the uphill side to prevent flow 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 shall be securely fastened to each support post or to woven wire, which is in turn attached to the support post. There shall be a 6 inch double overlap, securely fastened where ends of fabric meet.
5. Inspection shall be made weekly or after each 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 reached a depth of 6 inches. The silt shall be disposed of at an approved site and in such a manner as to not contribute to additional siltation.



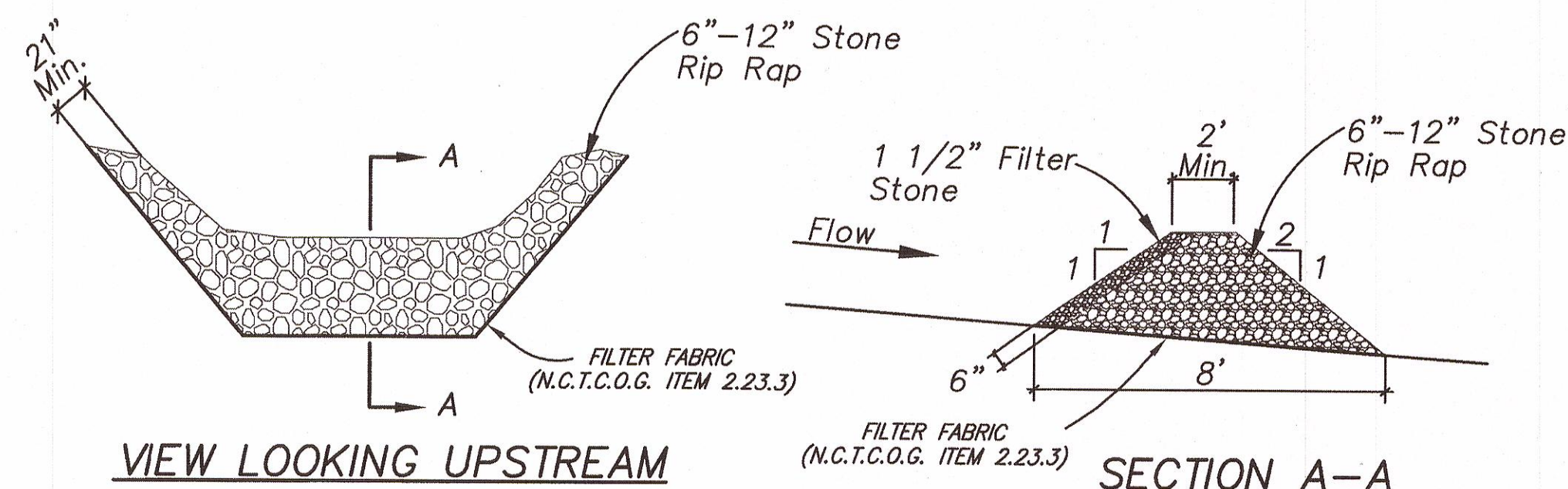
SEDIMENT BARRIER AT INLETS

Not to Scale



SILT FENCE

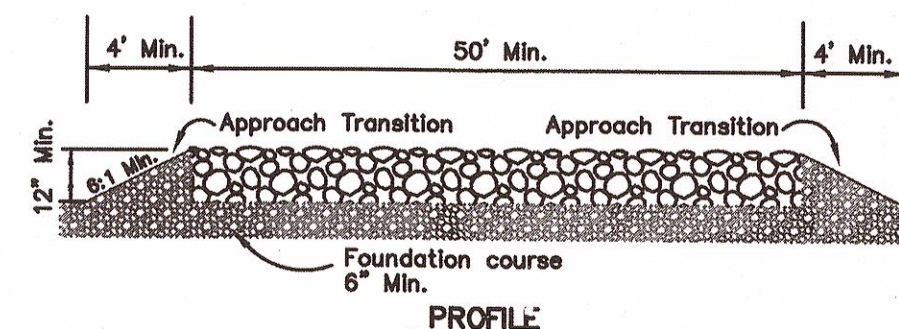
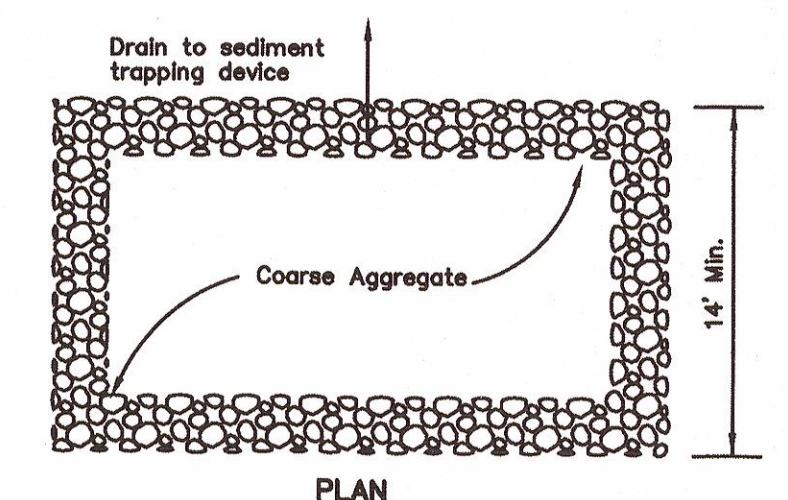
Not To Scale



VIEW LOOKING UPSTREAM

SECTION A-A

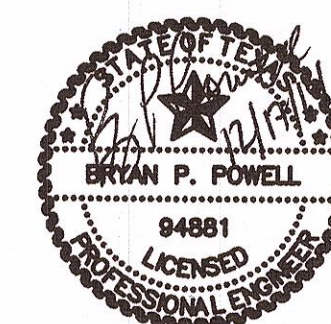
ROCK CHECK DAM



GENERAL NOTES: (Construction Exit—Type 1)

1. THE LENGTH OF THE TYPE 1 CONSTRUCTION EXIT SHALL NOT BE LESS THAN 50'.
2. THE COARSE AGGREGATE SHOULD BE OPEN GRADED WITH A SIZE OF 4" TO 8".
3. THE APPROACH TRANSITIONS SHOULD BE NO STEEPER THAN 6:1 AND CONSTRUCTED AS DIRECTED BY THE ENGINEER.
4. THE CONSTRUCTION EXIT FOUNDATION COURSE SHALL BE FLEXIBLE BASE, BITUMINOUS CONCRETE, PORTLAND CEMENT CONCRETE OR OTHER MATERIAL AS APPROVED BY THE ENGINEER.
5. THE CONSTRUCTION EXIT SHALL BE GRADED TO ALLOW DRAINAGE TO A SEDIMENT TRAPPING DEVICE.
6. THE CONSTRUCTION EXIT SHALL NOT BE CRUSHED CONCRETE.

CONSTRUCTION EXIT (TYPE-1)



The seal appearing on this document was authorized by Bryan P. Powell, P.E. 94881 December 17, 2014. Alteration of a sealed document without proper notification to the responsible engineer is an offense under the Texas Engineering Practice Act.

Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756
4925EC(EC)

GENERAL NOTES FOR STORM WATER POLLUTION PREVENTION PLAN

1. All operators and/or contractors shall conform to the terms and conditions of the National Pollution Discharge Elimination Systems (NPDES) General Permit as published in the Federal Register, Vol. 57, No. 175, September 9, 1992, by the Environmental Protection Agency (EPA).
2. The Notice of Intent (NOI), as required by the General Permit, must be properly displayed on site at all times by each operator.
3. All releases of reportable quantities of hazardous substances shall be reported immediately to the facility operator and EPA.
4. Qualified operator personnel must inspect the site at least once every seven days and within 24 hours of a 1/2 - inch or greater rainfall event. The inspector shall document the results.
5. Modifications to the Storm Water Pollution Prevention Plan shall be implemented and be in-place within a seven calendar day period.
6. If any contractor sees a violation by an operator or another contractor, he shall notify the operator and contractor in violation, as well as the facility operator.
7. Erosion control shall be installed prior to any grading.
8. Accumulated silt deposits shall be removed from silt fences and hay bale dikes when silt depth reaches six inches. Removal of silt deposits by the contractor shall be incidental to the performance of the contract and a separate bid item shall not be included.
9. The contractor shall add or delete erosion protection at the request and direction of the Operator or the City.
10. After installation of pavement, final lot benching and general cleanup, the Paving Contractor shall establish grass groundcover in all street parkways, lots and all other disturbed areas. Materials shall be as specified in Item 2.15 and seeding shall be in accordance with Item 3.10 of the NCTCOG Standard Specifications.
11. It shall be the contractor's responsibility to control and limit silt and sediment leaving the site. Specifically, the contractor shall protect all public streets, alleys, streams and storm drainage systems from erosion deposits.
12. It shall be the contractor's responsibility to provide a dumpster (or equal) to collect solid waste materials during construction.
13. The attached Drainage Area Map, as prepared by Tipton Engineering, Inc., specifically for this project, shall be made part of the Storm Water Pollution Prevention Plan.
14. It is anticipated that the following non-storm water discharges will be associated with this project. These discharges are authorized through the construction general permit:
 - A. Fire hydrant flushings
 - B. Water used to wash vehicles and to control dust
 - C. Potable water sources including waterline flushings
 - D. Irrigation drainage
 - E. Pavement washdown
 - F. Uncontaminated ground water
 - G. Construction water
15. Construction waste disposal containers shall be provided on the site for disposal of all non-hazardous construction waste materials. The containers shall be hauled to landfill by the Contractor.
16. All hazardous materials shall be handled and disposed of by the Contractor in accordance with Federal, State and Local regulations.

CONSTRUCTION NOTES:

1. Silt fences shall be installed as shown in detail.
2. Contractor will install additional erosion control where erosion protection is needed as per the owners engineers, or the City inspector.
3. The existing vegetation along existing parkways and medians shall be replaced to its original condition or better.
4. All drainage swales shall be grassed as per City Standards, prior to the City acceptance of project.
5. All construction erosion control shall meet City Ordinance.
6. Erosion construction shall be completed in the following PHASES:
 - PHASE 1 (Prior To Start Of Rough Grading)
 - PHASE 2 (After utility construction & prior to paving const.)
 - PHASE 3 (After paving construction)
1. Silt fence to be installed as shown on plan or as required.
1. Silt fence shall be placed around top of inlets until topped out, prevent erosion material from entering storm sewer system.
- PHASE 3 (After paving construction)
1. Silt fence shall be placed along back of curb and along the edge of alley pavement on lots.
2. All parkways and disturbed areas, to be seeded with grass as per city standards prior to acceptance.
3. Vegetation to be established in all offsite disturbed areas.
4. 75-80% of all disturbed area to have a minimum of 1" stand of grass prior to engineering acceptance.

Legend

- Phase 1
- Phase 2
- Phase 3

ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.

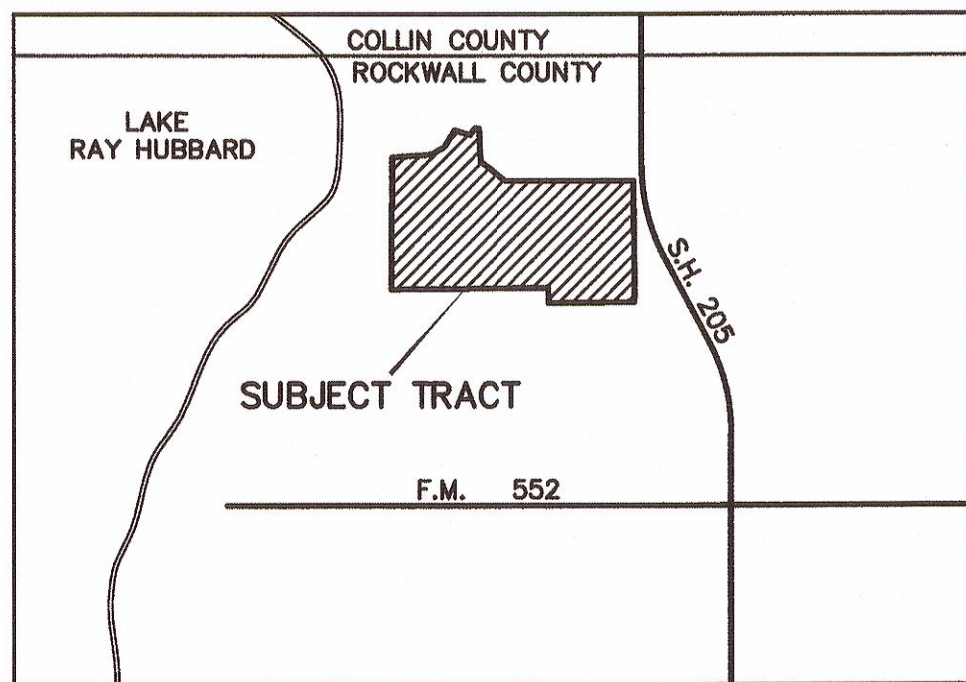
STORMWATER POLLUTION PREVENTION PLAN

CASTLE RIDGE ESTATES PHASE 3
ROCKWALL, ROCKWALL COUNTY, TEXAS

Westwood
Westwood Professional Services, Inc.

2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4840
Firm No. F-11756

FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	12-17-14	1"=100'		R0001337.0	20

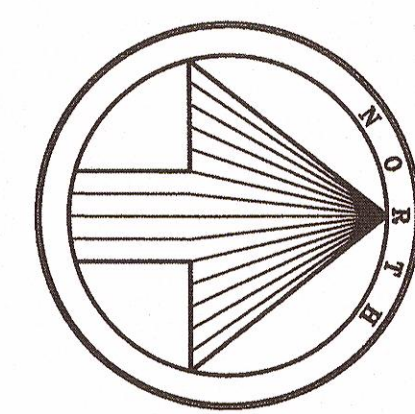


LOCATION MAP

107 12pe	125 22pe	143 28pe	161 10pe	181 14el
108 tw10pe	126 tw12pe	144 15pe	162 14pe	182 tw10bo
109 15pe	127 12pe	145 15pe	163 tw11pe	183 30bo
110 tw10pe	128 13pe	146 12pe	164 16pe	184 9bo
111 11pe	129 8el	147 48pe	165 8pe	547 30pe
112 8pe	130 6el	148 7pe	166 12pe	548 tw8el
113 15pe	131 10el	149 12pe	167 14pe	549 7el
114 7pe	132 10el	150 11pe	168 36pe	550 tw8el
115 12pe	133 11el	151 13pe	169 36pe	551 tw12bo
116 13pe	134 12pe	152 13pe	170 36pe	552 6el
117 tw10pe	135 11pe	153 12pe	171 36pe	553 6el
118 10pe	136 tw7pe	154 15pe	172 12el	554 36pe
119 tw12pe	137 9pe	155 10pe	173 24pe	555 6el
120 14pe	138 12pe	156 9pe	174 30pe	556 6el
121 10pe	139 12pe	157 8pe	175 18el	
122 12pe	140 tw11el	158 13pe	176 14bo	
123 14pe	141 11el	159 7pe	179 tr20pe	
124 11pe	142 13pe	160 14pe	180 tw13bo	

TREE TIE LEGEND:
TWO LETTER ABBREVIATIONS

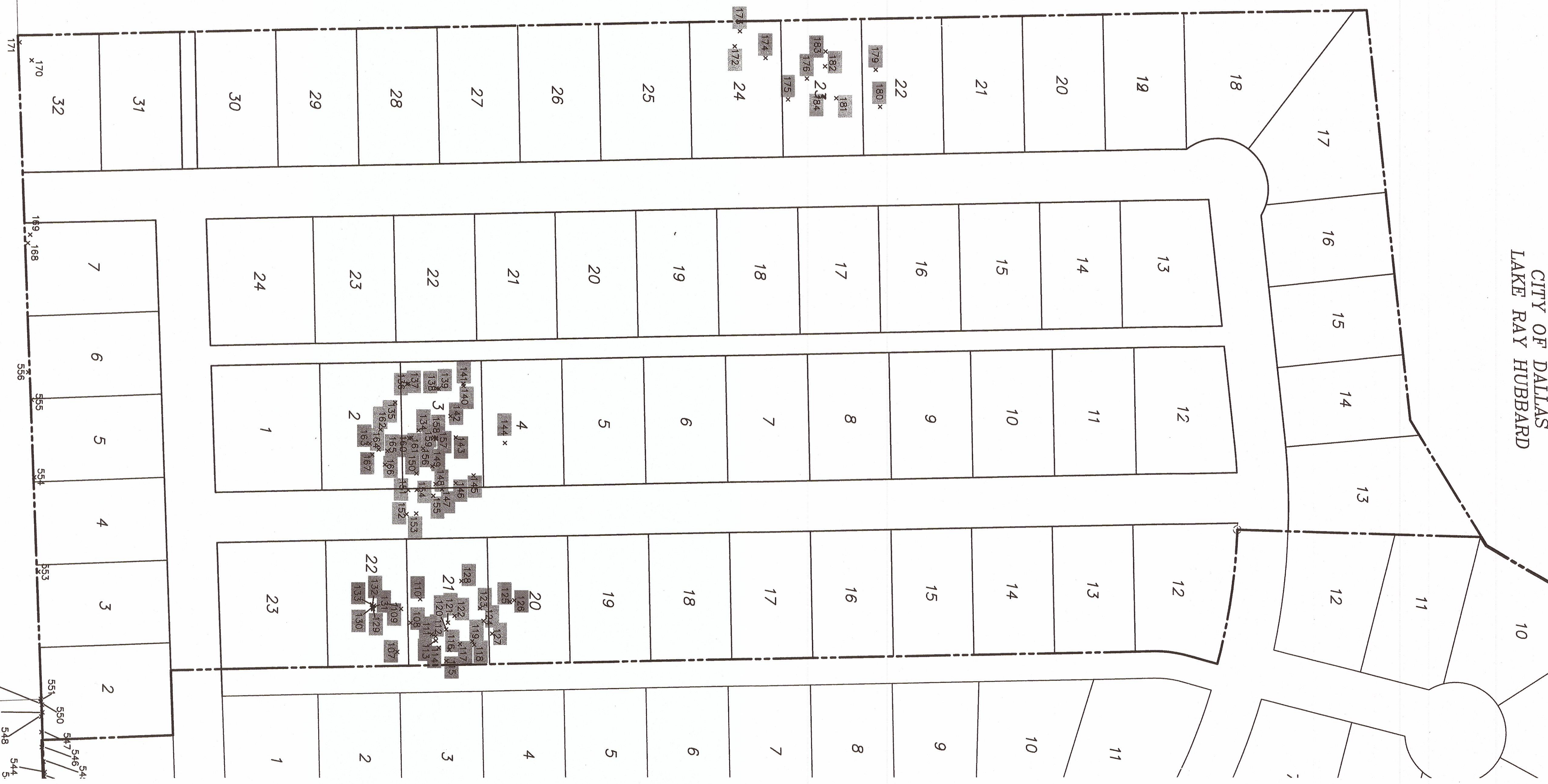
1. BOIS-D'-ARC - BO
 2. CEDAR - CE
 3. COTTONWOOD - CW
 4. ELM - EL
 5. HACKBERRY - HA
 6. MESQUITE - ME
 7. OAK - OA
 8. PECAN - PE
 9. PERCIMMION - PC
 10. PINE - PI
 11. WILLOW - WI
- EXAMPLE - 10PE (10" PECAN)
-
1. TWIN - TW
 2. TRIPPLE - TR
 3. CLUSTER - CL
- EXAMPLE - TW10PE (TWIN 10" PECAN)



CITY OF DALLAS
LAKE RAY HUBBARD

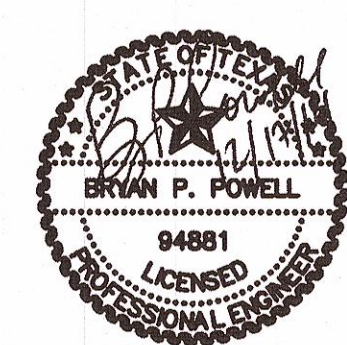
TOTAL TREES	PHASE 3	1218"
TREES TO BE REMOVED	PHASE 3	923"
TREES TO BE MITIGATED	PHASE 3	825"

751"



RECORD DRAWING - 5/9/16
The alignment and grade were set on the ground for construction per the plans. To the best of our knowledge Westwood Professional Services states that are not aware of any changes or revisions to these plans during construction except as noted according to surveying at the site and information provided by the contractor.

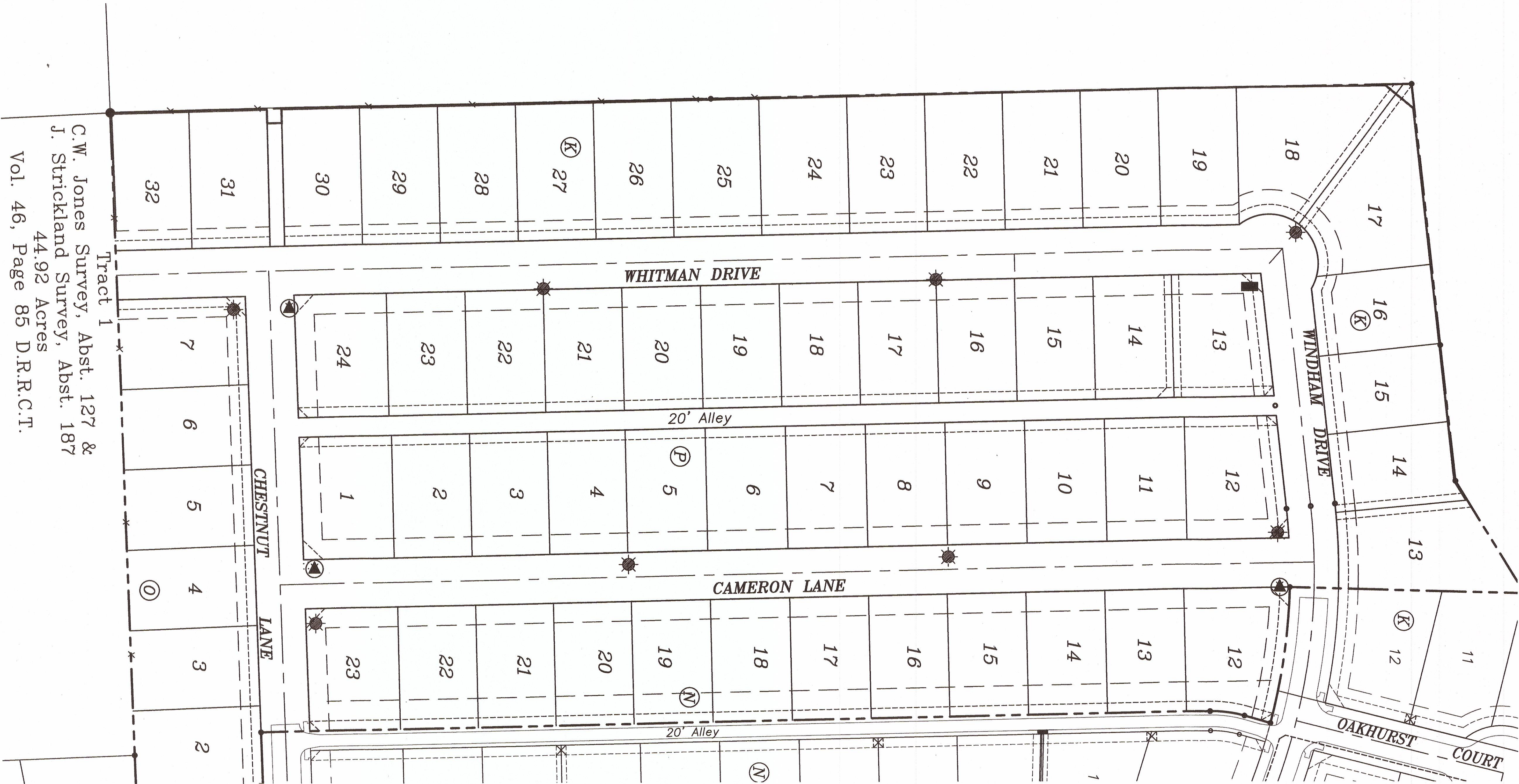
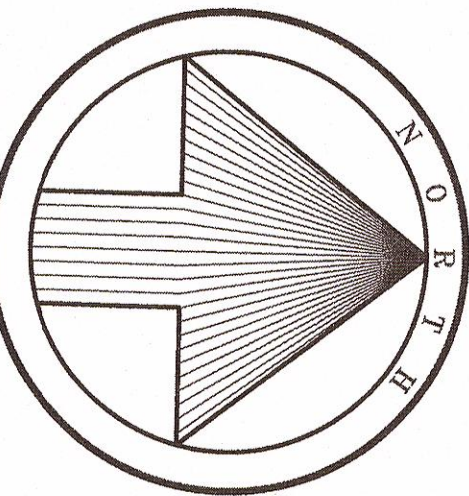
**PLANNING
APPROVAL**
JUL 10 2015
Planner



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Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756
4925-TP(Tree)

TREE PRESERVATION PLAN					
CASTLE RIDGE ESTATES PHASE 3					
ROCKWALL, ROCKWALL COUNTY, TEXAS					
Westwood Westwood Professional Services, Inc.			2740 North Dallas Parkway, Suite 280 Plano, Texas 75093 (214) 473-4640 Firm No. F-11756		
FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	12-17-2014	1"=60'		R0001337.0	21



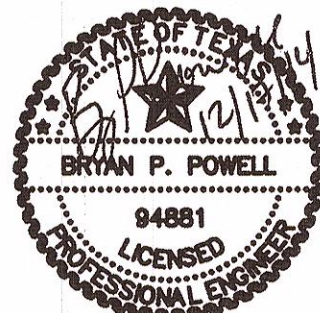
C.W. Jones Survey, Abst. 127 &
J. Strickland Survey, Abst. 187
44.92 Acres
Vol. 46, Page 85 D.R.R.C.T.

STREET SIGN NOTES:

1. Block numbers are required on all street name blades.
2. All signage installed shall comply with the current Texas Manual on Uniform Traffic Control Devices.
3. Street name blades shall be nine inch tall extruded aluminum. The street name blades shall be 0.080 inches thick.
4. High Intensity retroflective sheeting for street and regulatory and warning signs shall be Diamond Grade Prismatic Type III High Intensity.
5. The lettering for street name blades shall be Hiroad B-Font Highway Gothic-8" Uppercase 6" Tall Letter. Letters of abbreviated street designations shall be 3" tall and all uppercase (i.e. LN, PKWY, CT, etc.). Block numbers shall be 3" tall.
6. The street sign background shall be green and the legend shall be white.
7. Street sign blade must incorporate the current City of Rockwall logo. High Intensity Retroflective Sheeting - White
8. For a street with only one cul-de-sac end, a standard W14-2A shall be mounted over the street name blade. In the case where two cul-de-sac ends, two standard 14-2A signs shall be mounted over the street name blade in the appropriate directions.

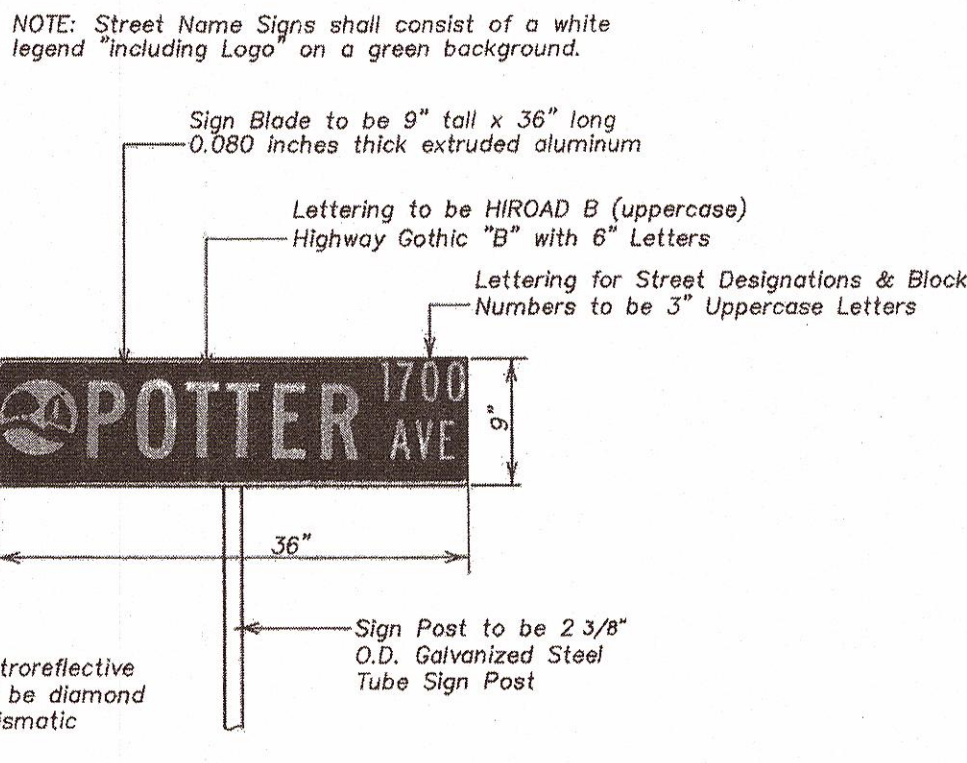
Legend

- ⬮ - Denotes Stop Sign Location w/Street Names
- ☼ - Denotes Street Light Standard Location
- - Denotes Street Name Sign



Westwood Professional Services, Inc.
State of Texas Firm Registration: F-11756
4925EC(Sign-Light)

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STREET SIGN DETAIL
NOT TO SCALE

RELEASED FOR CONSTRUCTION
ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.

CITY _____ DATE _____

CAUTION !!!
EXISTING UTILITIES

EXISTING UTILITIES AND UNDERGROUND FACILITIES INDICATED ON THESE PLANS HAVE BEEN LOCATED FROM REFERENCE INFORMATION. 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. THE CONTRACTOR SHALL PRESERVE AND PROTECT ALL EXISTING UTILITIES FROM DAMAGE DURING CONSTRUCTION.

Street Sign and Lighting Plan

CASTLE RIDGE ESTATES PHASE 3
ROCKWALL, ROCKWALL COUNTY, TEXAS

Westwood
Westwood Professional Services, Inc.

2740 North Dallas Parkway,
Suite 280 Plano, Texas 75093
(214) 473-4640
Firm No. F-11756

FIRM NO.	DATE	SCALE	NOTES	FILE	NO.
F-11756	12-17-14	1"=60'		R0001337.0	22

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General Notes

Curb Ramps

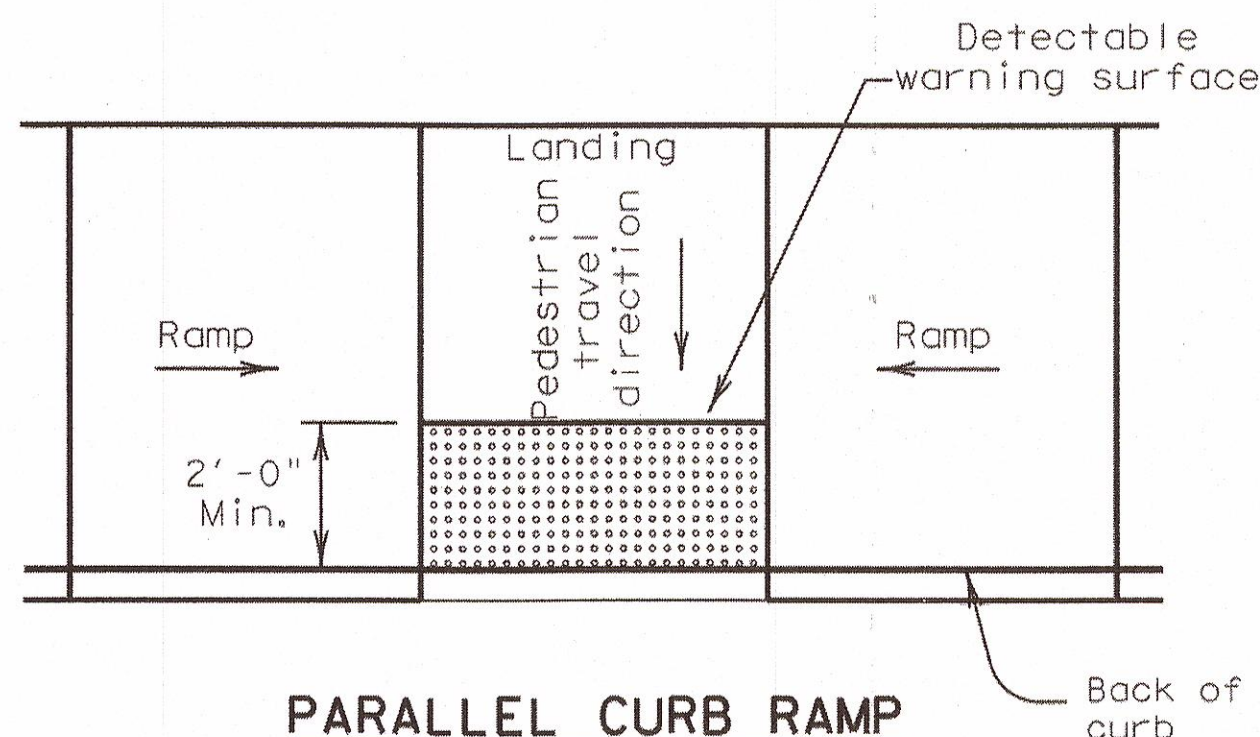
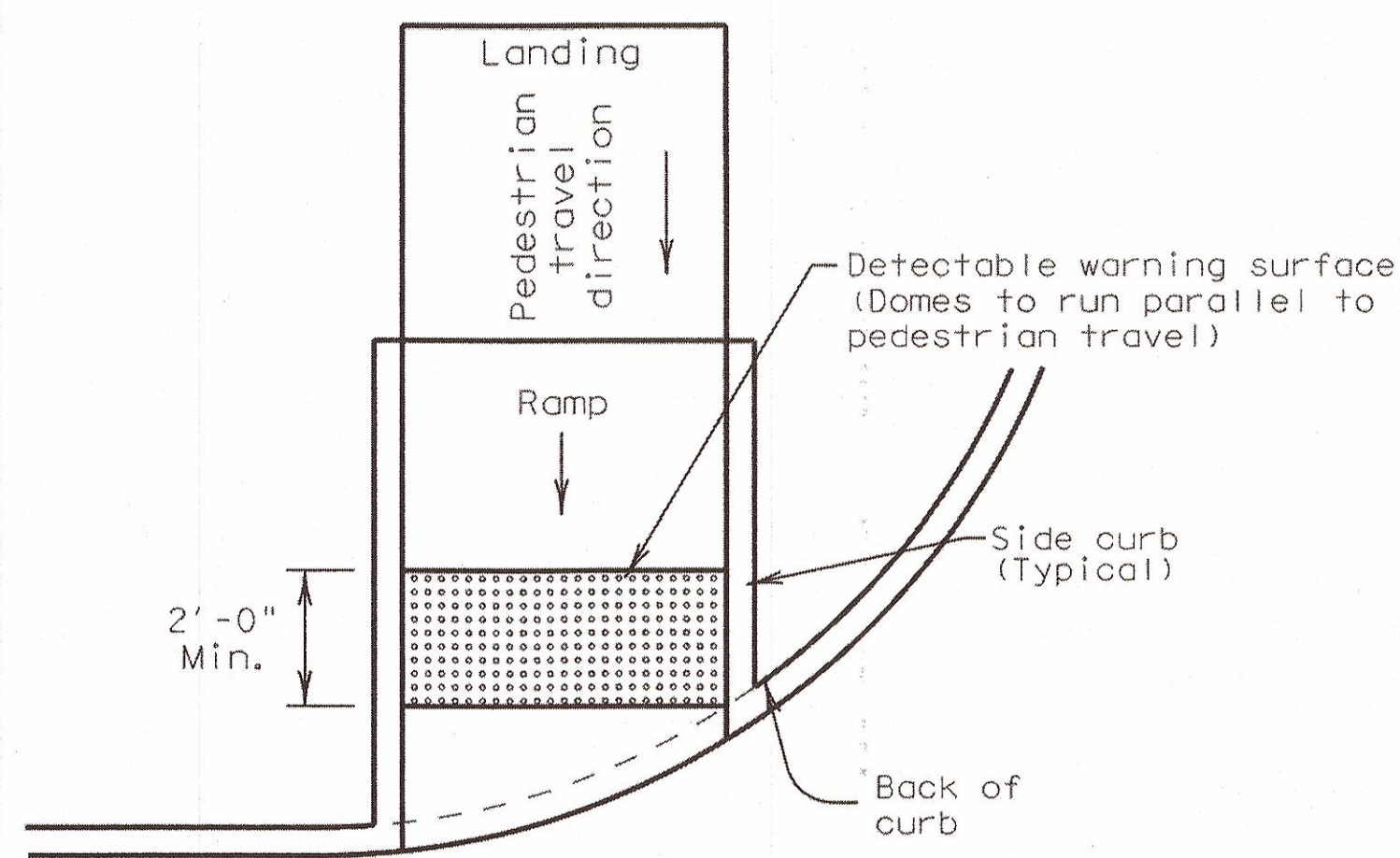
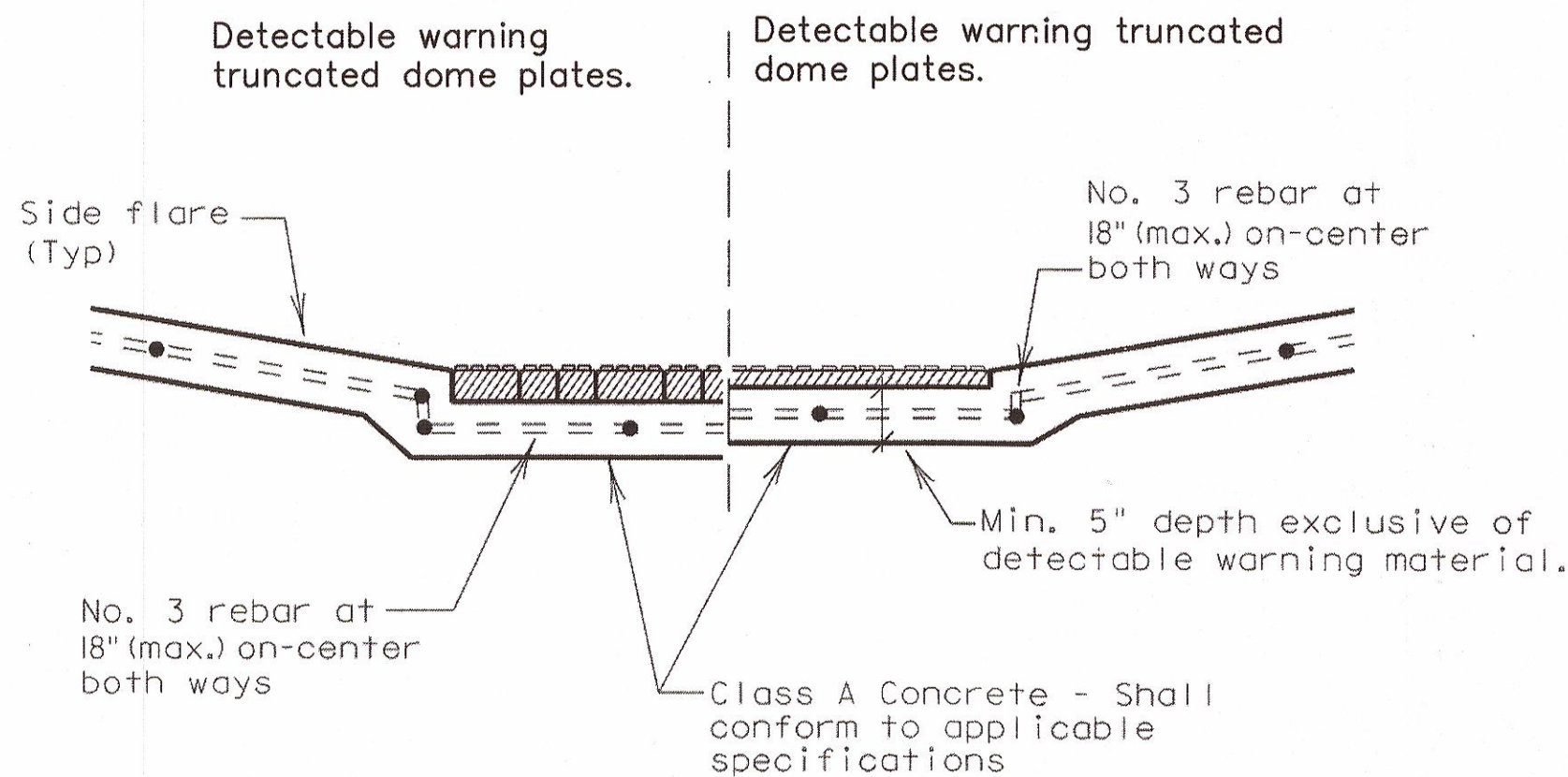
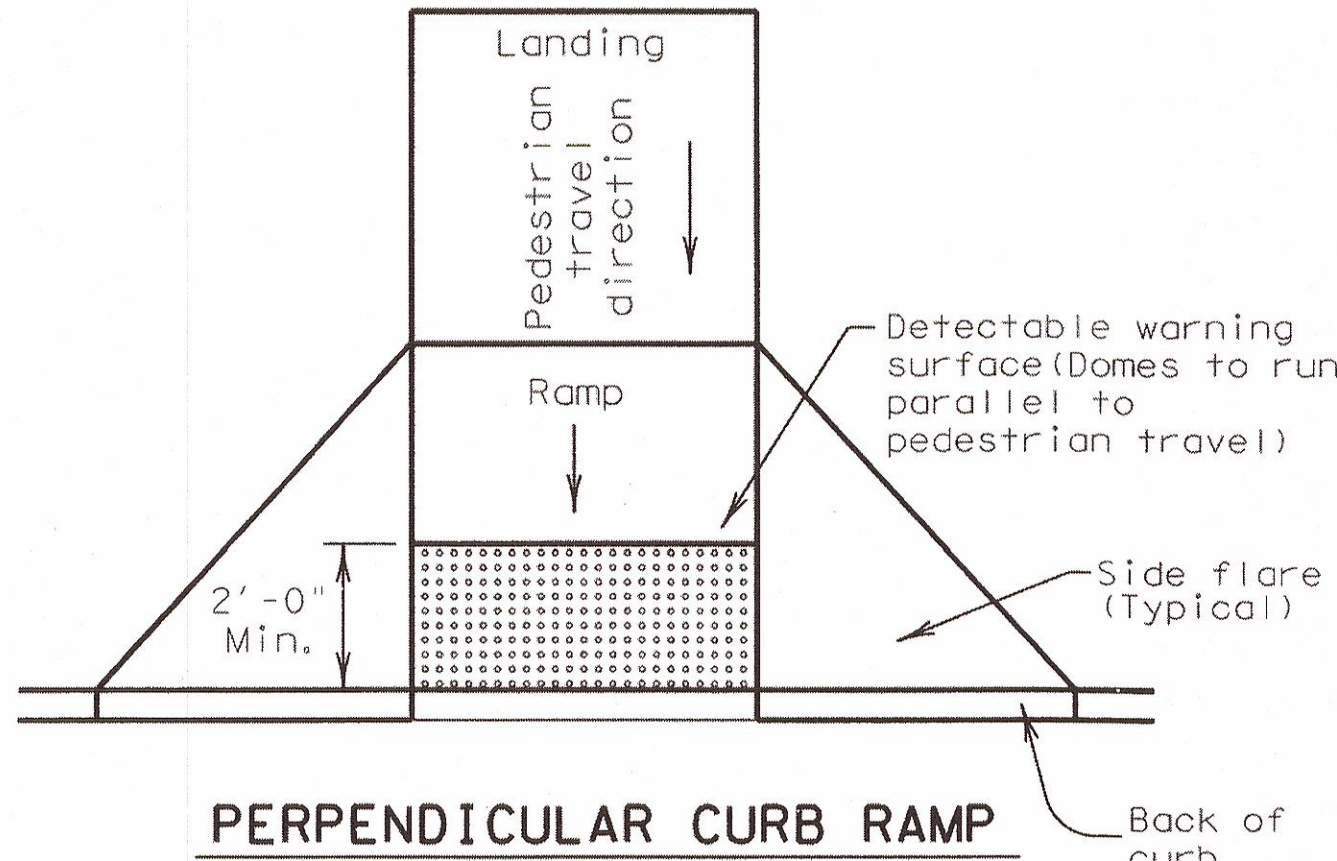
1. Install a curb ramp or blended transition at each pedestrian street crossing.
2. All slopes shown are maximum allowable. Lesser slopes that will still drain properly should be used. Adjust curb ramp length or grade of approach sidewalks as directed.
3. The minimum sidewalk width is 5'. Where the sidewalk is adjacent to the back of curb, a 6' sidewalk width is desirable. Where a 5' sidewalk cannot be provided due to site constraints, sidewalk width may be reduced to 4' for short distances. 5'x 5' passing areas at intervals not to exceed 200' are required.
4. Landings shall be 5'x 5' minimum with a maximum 2% slope in any direction.
5. Maneuvering space at the bottom of curb ramps shall be a minimum of 4'x 4' wholly contained within the crosswalk and wholly outside the parallel vehicular travel path.
6. Maximum allowable cross slope on sidewalk and curb ramp surfaces is 2%.
7. Provide flared sides where the pedestrian circulation path crosses the curb ramp. Flared sides shall be sloped at 10% maximum, measured parallel to the curb. Returned curbs may be used only where pedestrians would not normally walk across the ramp, either because the adjacent surface is planted, substantially obstructed, or otherwise protected.
8. Additional information on curb ramp location, design, light reflective value and texture may be found in the current edition of the Texas Accessibility Standards (TAS) and 16 TAC 68.102.
9. To serve as a pedestrian refuge area, the median should be a minimum of 6' wide, measured from back of curbs. Medians should be designed to provide accessible passage over or through them.
10. Small channelization islands, which do not provide a minimum 5'x 5' landing at the top of curb ramps, shall be cut through level with the surface of the street.
11. Crosswalk dimensions, crosswalk markings and stop bar locations shall be as shown elsewhere in the plans. At intersections where crosswalk markings are not required, curb ramps shall align with theoretical crosswalks unless otherwise directed.
12. Handrails are not required on curb ramps. Provide curb ramps wherever on accessible route crosses (penetrates) a curb.
13. Curb ramps and landings shall be constructed and paid for in accordance with Item 531 "Sidewalks".
14. Place concrete at a minimum depth of 5" for ramps, flares and landings, unless otherwise directed.
15. Provide a smooth transition where the curb ramps connect to the street.
16. Curbs shown on sheet 1 within the limits of payment are considered part of the curb ramp for payment, whether it is concrete curb, gutter, or combined curb and gutter.
17. Existing features that comply with TAS may remain in place unless otherwise shown on the plans.

Detectable Warning Material

18. Curb ramps must contain a detectable warning surface that consists of raised truncated domes complying with Section 705 of the TAS. The surface must contrast visually with adjoining surfaces, including side flares. Furnish and install an approved colonial red truncated dome plates with detectable warning surface material adjacent to uncolored concrete, unless specified elsewhere in the plans.
19. Detectable Warning Materials must meet TxDOT Departmental Materials Specification DMS 4350 and be listed on the Material Producer List. Install products in accordance with manufacturer's specifications.
20. Detectable warning surfaces must be slip resistant and not allow water to accumulate.
21. Detectable warning surfaces shall be a minimum of 24" in depth in the direction of pedestrian travel, and extend the full width of the curb ramp or landing where the pedestrian access route enters the street.
22. Detectable warning surfaces shall be located so that the edge nearest the curb line is at the back of curb. Align the rows of domes to be perpendicular to the grade break between the ramp run and the street. Detectable warning surfaces may be curved along the corner radius.
23. Shaded areas on Sheet 1 of 4 indicate the approximate location for the detectable warning surface for each curb ramp type.

Sidewalks

24. Provide clear ground space at operable parts, including pedestrian push buttons. Operable parts shall be placed within one or more reach ranges specified in TAS 308.
25. Place traffic signal or illumination poles, ground boxes, controller boxes, signs, drainage facilities and other items so as not to obstruct the pedestrian access route or clear ground space.
26. Street grades and cross slopes shall be as shown elsewhere in the plans.
27. Changes in level greater than 1/4 inch are not permitted.
28. The least possible grade should be used to maximize accessibility. The running slope of sidewalks and crosswalks within the public right of way may follow the grade of the parallel roadway. Where a continuous grade greater than 5% must be provided, handrails may be desirable to improve accessibility. Handrails may also be needed to protect pedestrians from potentially hazardous conditions. If provided, handrails shall comply with TAS 505.
29. Handrail extensions shall not protrude into the usable landing area or into intersecting pedestrian routes.
30. Driveways and turnouts shall be constructed and paid for in accordance with Item "Intersections, Driveways and Turnouts". Sidewalks shall be constructed and paid for in accordance with Item, "Sidewalks".
31. Sidewalk details are shown elsewhere in the plans.




DETECTABLE WARNINGS

RELEASED FOR CONSTRUCTION
ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN
REMAINS WITH THE DESIGN ENGINEER. THE CITY
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PLANS FOR CONSTRUCTION, ASSUMES NO
RESPONSIBILITY FOR ADEQUACY OR ACCURACY
OF DESIGN.

CITY _____ DATE _____

SHEET 2 OF 4



Texas Department of Transportation

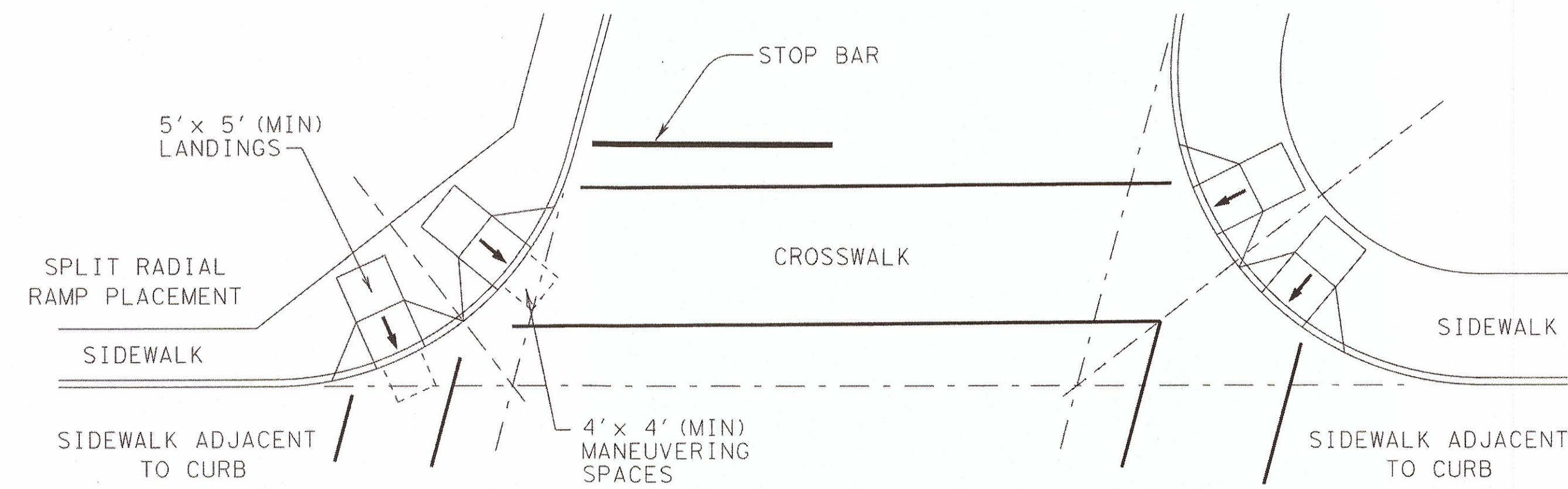
Design
Division
Standard

PEDESTRIAN FACILITIES
CURB RAMPS

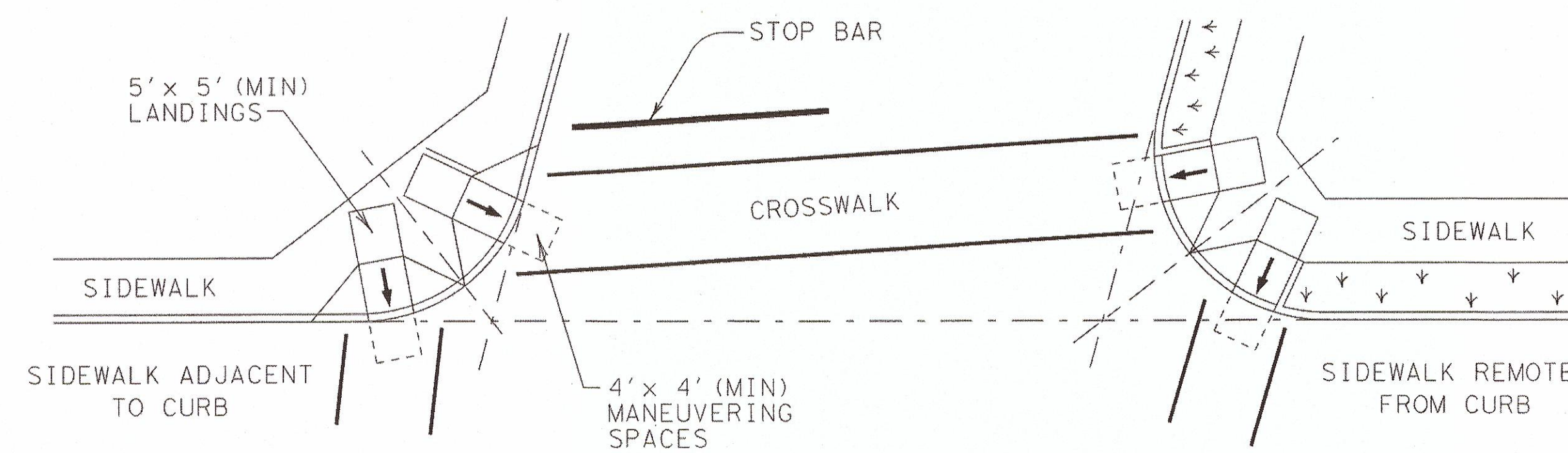
PED-12A

FILE: ped12a.dgn	DN: TxDOT	CK: RM	DW: TxDOT	CR: VP
© TxDOT March 2002	CONT	SECT	JOB	HIGHWAY
REVISIONS				
VP June 13, 2012	DIST	COUNTY	SHEET NO.	

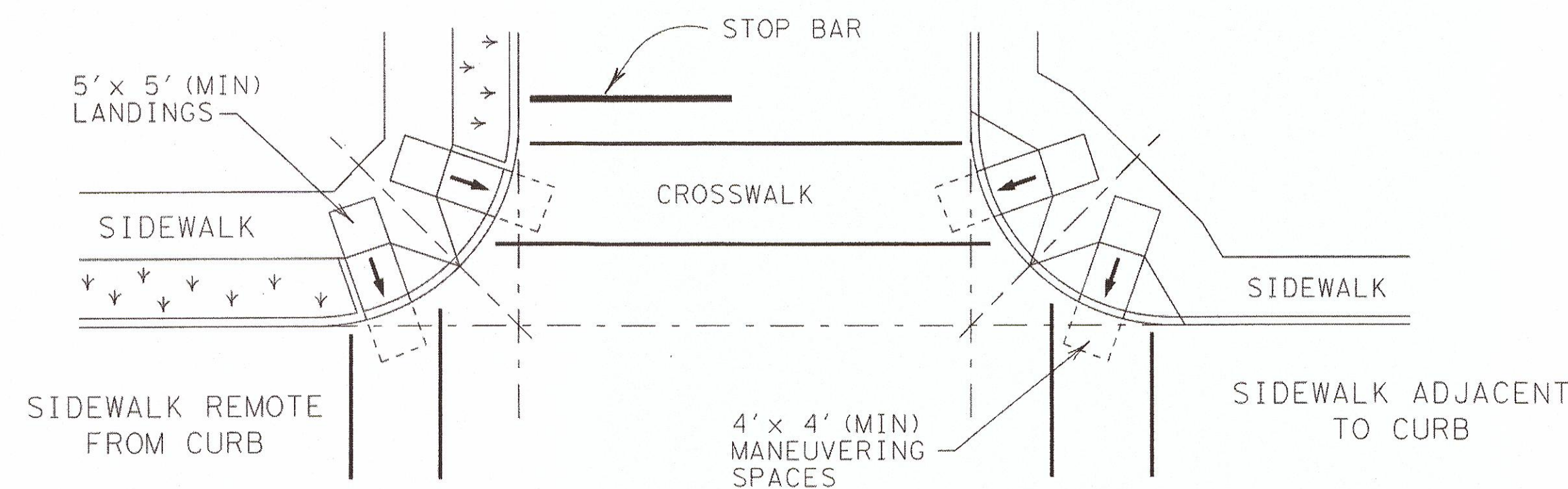
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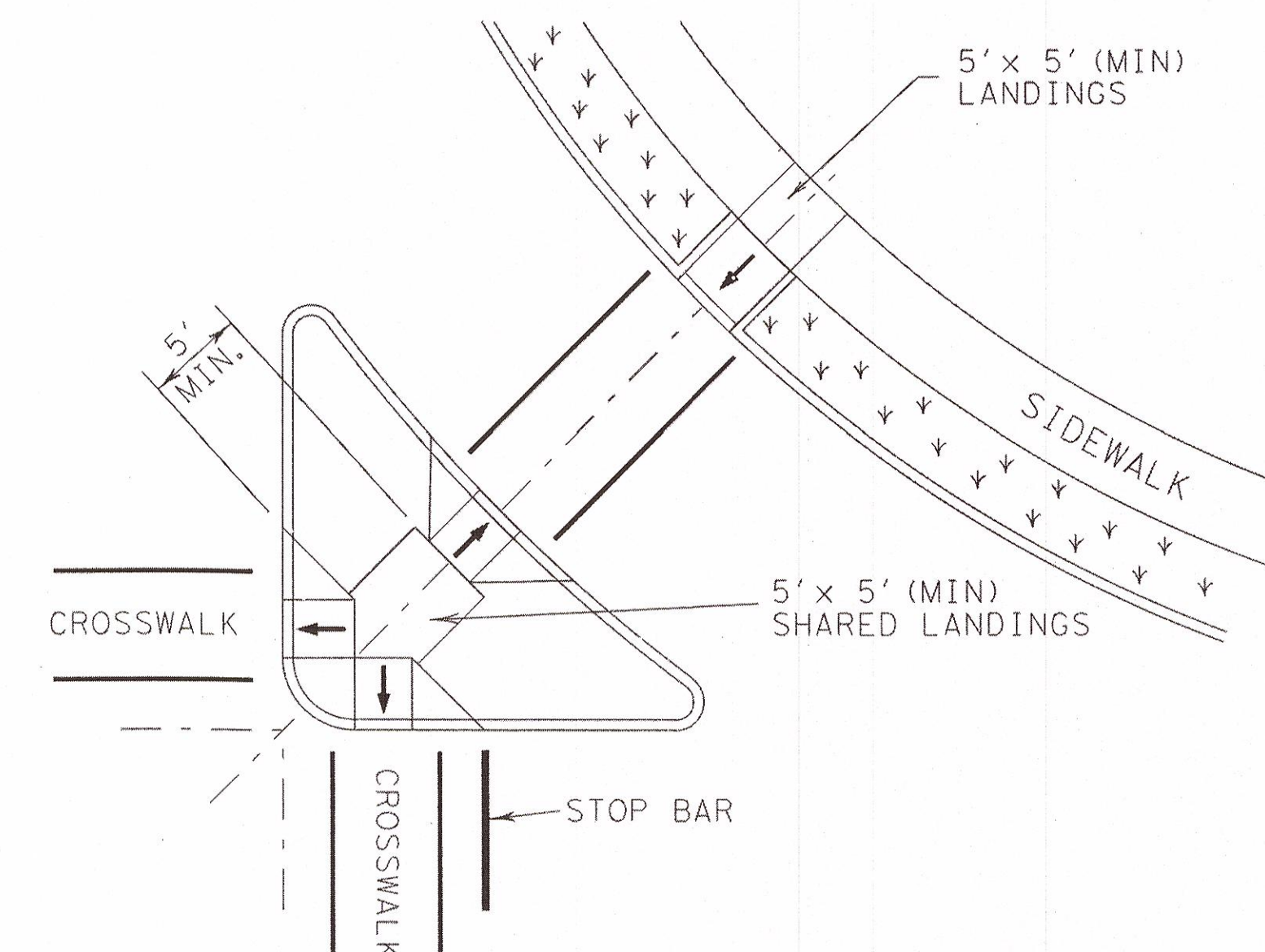
SKewed INTERSECTION WITH "LARGE" RADIUS



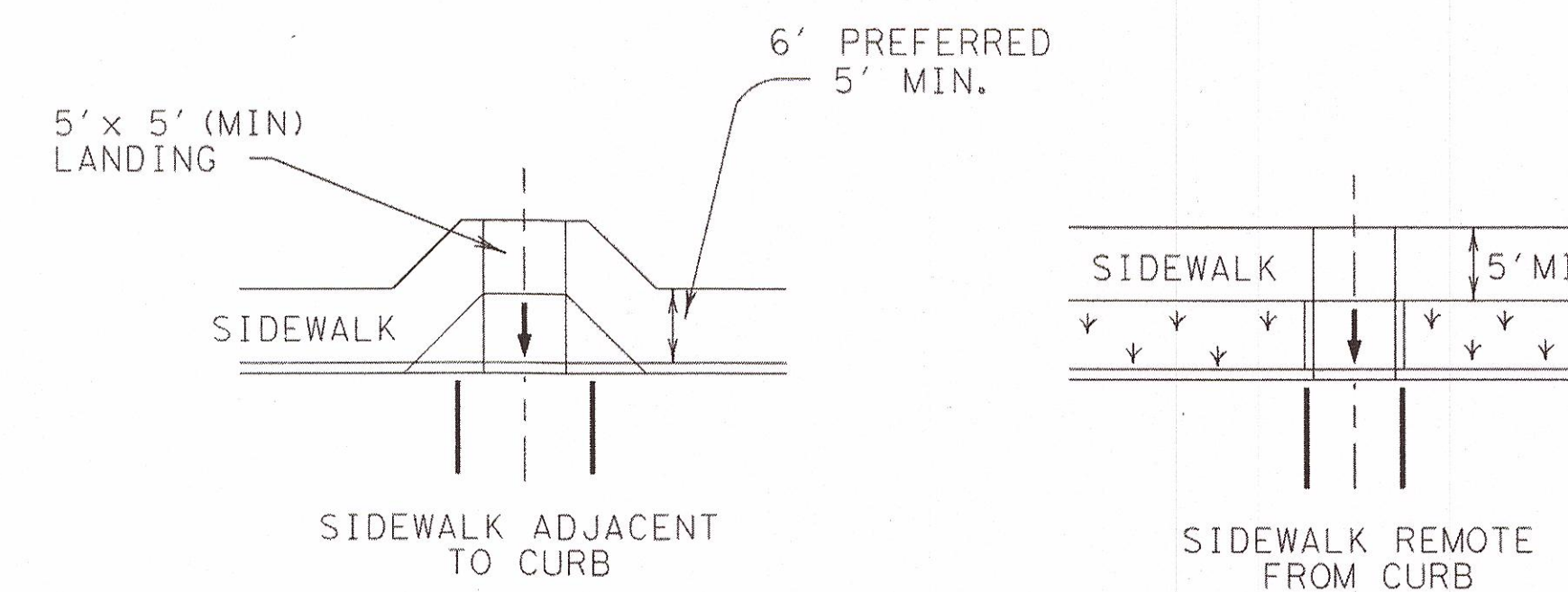
SKewed INTERSECTION WITH "SMALL" RADIUS



NORMAL INTERSECTION WITH "SMALL" RADIUS



AT INTERSECTION
W/FREE RIGHT TURN & ISLAND



MID-BLOCK PLACEMENT
PERPENDICULAR RAMPS

RELEASED FOR CONSTRUCTION
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REMAINS WITH THE DESIGN ENGINEER. THE CITY
OF ROCKWALL, IN REVIEWING AND RELEASING
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OF DESIGN.

CITY _____ DATE _____

SHEET 4 OF 4

		Design Division Standard	
PEDESTRIAN FACILITIES CURB RAMPS			
PED-12A			
FILE: ped12a.dgn	DN: TxDOT	CK: RM	DW: TxDOT
© TxDOT March 2002	CONT	SECT	JOB
VP June 13, 2012	DIST	COUNTY	SHEET NO.