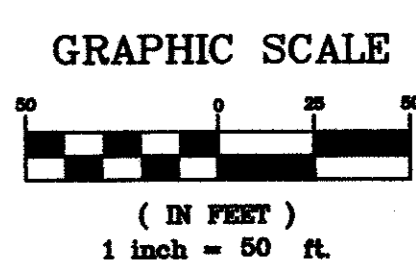
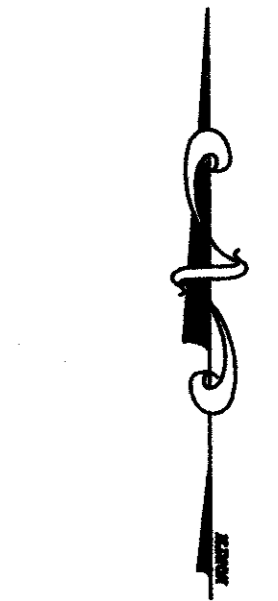


Full-depth sawcut, remove & dispose of ex. conc. curb & gutter Dowel & epoxy grout #4 bars (min. 9" deep) into ex. pvmt & conn. prop. reinforcement.

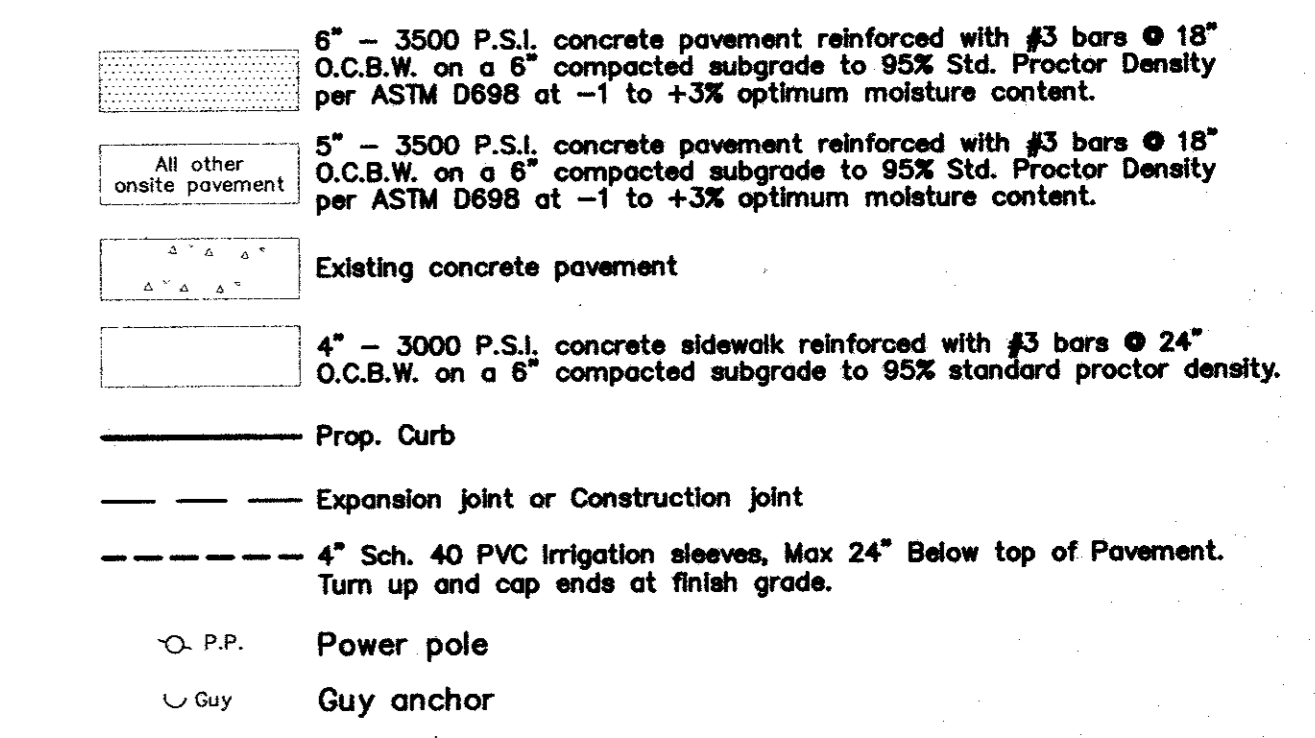


COORDINATE POINT LIST

NO.	NORTH	EAST	NO.	NORTH	EAST	NO.	NORTH	EAST	NO.	NORTH	EAST	NO.	NORTH	EAST
5011	4992.0994	3815.5542	5050	4817.3851	4917.2508	5087	4752.4893	4548.8029	5133	4907.1682	4333.7231	5238	4752.4893	4548.8029
5012	4974.0975	3817.0300	5051	4815.3775	4935.2481	5088	4770.4668	4550.3347	5134	4917.7331	4323.1583	5239	4814.6598	4441.9515
5013	4973.9624	3917.0299	5052	4795.8041	4915.7170	5089	4751.3752	4569.7899	5135	4911.9416	4231.8065	5240	4814.6327	4458.9515
5014	4991.8043	3918.7432	5053	4796.0359	4832.4540	5091	4752.8932	4615.2402	5136	4911.9417	4210.0565	5241	4796.6351	4457.4228
5015	4972.4372	3935.7570	5054	4814.0393	4830.9827	5092	4752.6619	4760.2400	5137	4969.0667	4210.0566	5242	4796.6574	4443.4228
5016	4970.5237	3917.7544	5055	4770.3338	4919.0139	5093	4771.2107	4761.7690	5138	4969.8163	4361.9316			
5017	4891.5238	3917.6479	5056	4752.4116	4917.1652	5094	4770.9802	4831.5426	5139	4969.8163	4361.9316			
5018	4889.9995	3935.6459	5057	4814.2514	4697.9828	5095	4752.5451	4833.0194	5140	4945.9412	4385.8066			
5019	4880.5670	3935.6332	5058	4796.2538	4696.4541	5098	4795.8020	4979.7169	5142	4894.1820	4433.8781			
5020	4861.2899	3918.8952	5059	4796.2696	4686.4225	5099	4815.3286	4960.2480	5143	4894.1820	4413.8781			
5021	4879.0910	3917.2324	5060	4814.2722	4684.9512	5101	4971.3062	4978.4608	5144	4968.5154	4413.8782			
5022	4879.4765	3790.2330	5061	4814.7331	4395.9516	5102	4972.9782	4960.5583	5147	4962.5150	4553.0241	5001	5001.6200	3800.3400
5023	4862.2876	3788.6648	5062	4796.7356	4394.4229	5103	4990.5270	4979.8668	5148	4962.5150	4555.6075	5002	5000.0000	5000.0000
5027	4877.7606	3960.8123	5063	4796.8714	4309.2808	5106	4816.4831	4912.7866	5150	4968.5146	4684.7533	5003	4750.7800	4999.6600
5028	4879.4416	3978.6317	5064	4814.8737	4307.8195	5107	4816.4833	4838.4532	5151	4904.34797	4684.7533	5004	4751.1200	4784.7300
5029	4970.4415	3978.7544	5065	4814.9423	4264.8195	5108	4944.9831	4909.9119	5152	4904.3480	4664.7533	5005	4751.4400	4582.7300
5030	4972.4033	3960.7570	5066	4796.9447	4263.2908	5109	4968.3562	4896.5370	5153	4877.4706	4271.8271	5006	4752.3963	3986.3113
5031	4991.7592	3978.1164	5067	4797.9291	4209.4317	5111	4967.6096	4734.6620	5154	4810.3132	4238.8133	5007	4847.8141	3986.6009
5032	4973.8777	3979.7590	5068	4814.6459	4215.7273	5112	4910.9836	4734.6618	5156	4868.2606	4134.5357			
5033	4973.8399	4007.7590	5069	4870.6735	4101.7540	5113	4910.9835	4755.9118	5157	4882.8558	4104.8458			
5034	4991.8378	4009.2832	5070	4855.1815	4092.4670	5114	4916.5249	4847.5137	5159	4930.0342	3995.2742			
5035	4991.7794	4052.5446	5071	4856.9323	4088.9055	5115	4906.0636	4858.3265	5160	4988.0677	4023.8029			
5036	4973.7774	4054.0203	5072	4878.5713	4088.1288	5116	4837.7333	4838.4533	5162	4886.1798	4253.5439			
5037	4973.6423	4192.7659	5073	4878.8748	3988.1293	5118	4895.9755	4803.1360	5163	4816.5363	4112.1451			
5038	4991.5880	4194.2728	5074	4860.8794	3986.5746	5119	4821.1422	4803.1358	5164	4798.5108	4107.9252			
5039	4991.5735	4205.0446	5075	4860.8991	3980.0738	5121	4832.6839	4768.3859	5165	4816.5273	4102.5065			
5040	4973.5694	4206.5203	5076	4834.8780	3986.9957	5122	4821.1428	4801.2608	5166	4816.6262	4069.8407			
5041	4973.1731	4501.5201	5078	4816.8735	3988.4411	5123	4821.1429	4531.7608	5167	4834.6099	4071.5468			
5042	4991.1711	4503.0443	5079	4816.8035	4011.5070	5124	4885.8095	4531.7610	5168	4961.0832	3847.7890			
5043	4991.1481	4520.0443	5080	4798.3036	4011.4507	5125	4885.8095	4552.2610	5169	4961.0832	3889.7032			
5044	4973.1448	4521.5201	5081	4793.8734	3998.4372	5127	4895.9755	4782.6360	5170	4902.0832	3889.7032			
5045	4972.6465	4891.5197	5082	4754.7053	3998.3183	5128	4827.1425	4683.9900	5171	4902.0832	3857.7032			
5046	4990.6444	4893.0440	5083	4752.3356	4006.3112	5129	4827.1426	4650.9067	5172	4945.0832	3847.7890			
5047	4990.6134	4915.9869	5084	4752.3428	4031.3114	5130	4817.6912	4388.4312	5173	4972.9381	4675.5199			
5048	4973.0273	4935.3664	5085	4771.6568	4048.5916	5131	4817.4414	4313.8479	5174	4990.9354	4677.5442			
5049	4971.3851	4917.4609	5086	4753.2845	4050.2355	5132	4859.1914	4313.8480	5175	4990.8936	4708.5442			
									5176	4972.8909	4710.5199			

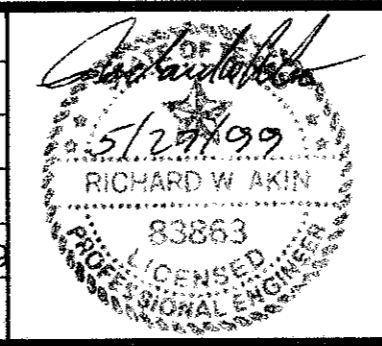
- NOTES: 1. ALL POINTS AND DIMENSIONS ARE TO BACK OF CURB UNLESS OTHERWISE SPECIFIED.
2. SEE SHEET PAVING DETAILS FOR TYPICAL SAWED DUMMY JOINT LAYOUT. SAWED JOINTS TO BE A MAXIMUM 18' SPACING

PAVING LEGEND



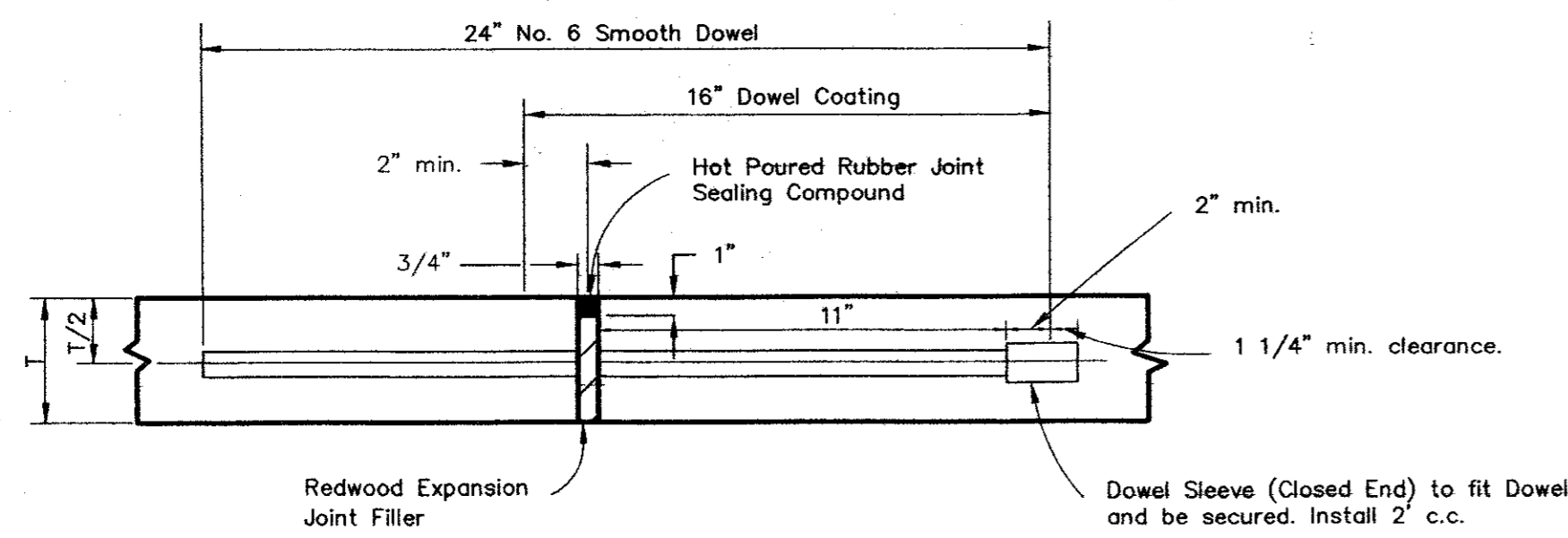
- BENCHMARK :
1. SQUARE CUT ON TOP OF CURB INLET AT NORTHEAST CORNER OF INTERSECTION OF BUSINESS AVE. AND BELTLINE ROAD. ELEVATION = 577.59'
2. "X" AT INLET ON TOP OF CURB WEST SIDE OF BUSINESS AVE. 200' +/- NORTH OF BELTLINE ROAD. ELEVATION = 578.57'

NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE
				1	ADDED MAINTENANCE BLDG & COORDINATES	RWA	5/25/99

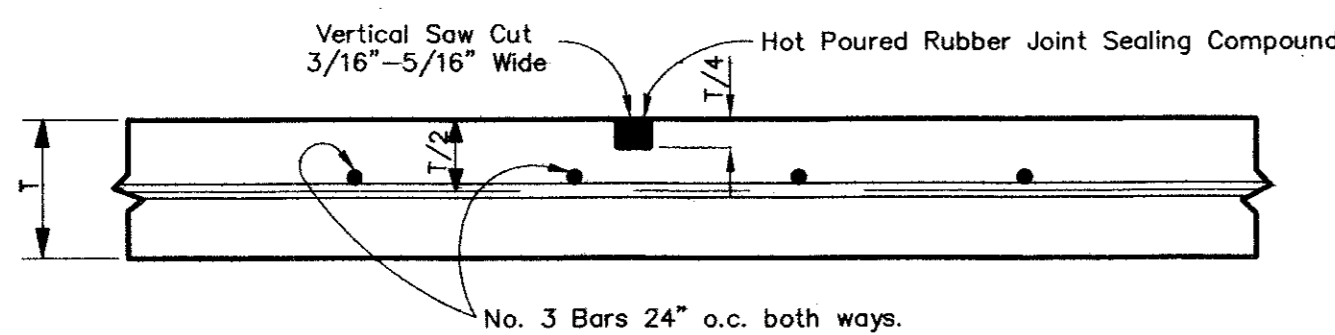


Jones & Boyd, Inc.
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Fax: 972-248-1414

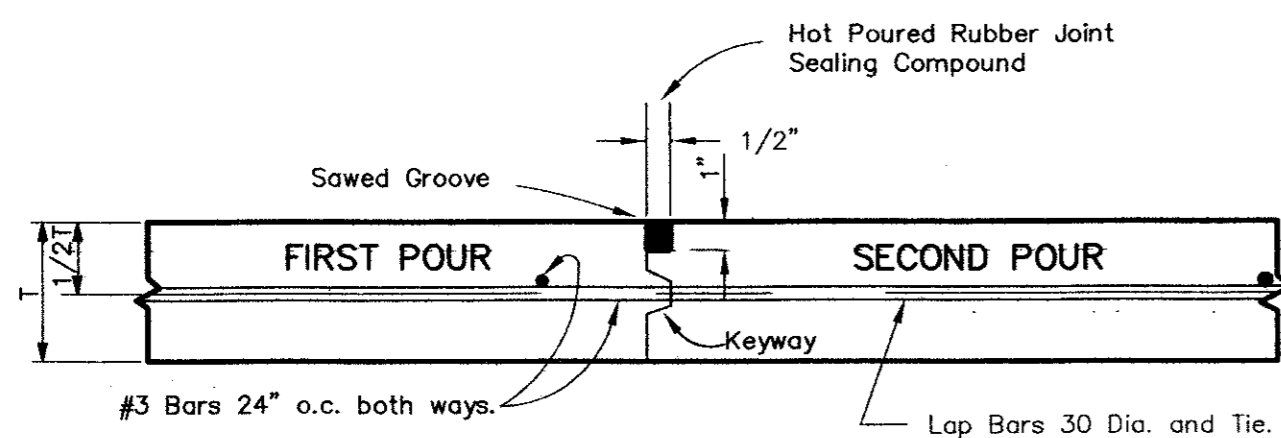
PAVING & DIMENSION CONTROL PLAN
PROJECT NO. **BG403**
SUITES OF AMERICA
TOWN OF ADDISON,
DALLAS COUNTY, TEXAS
SHEET NO. **C1**



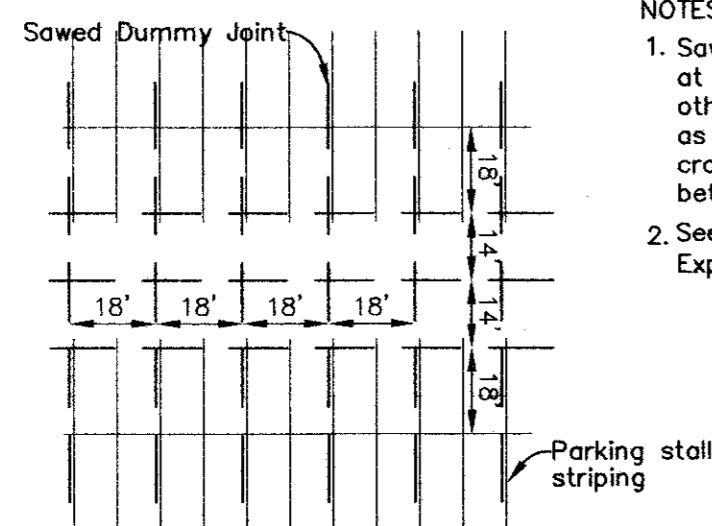
TRANSVERSE EXPANSION JOINT (ON-SITE)
N.T.S.



SAWED DUMMY JOINT (ON-SITE)
N.T.S.

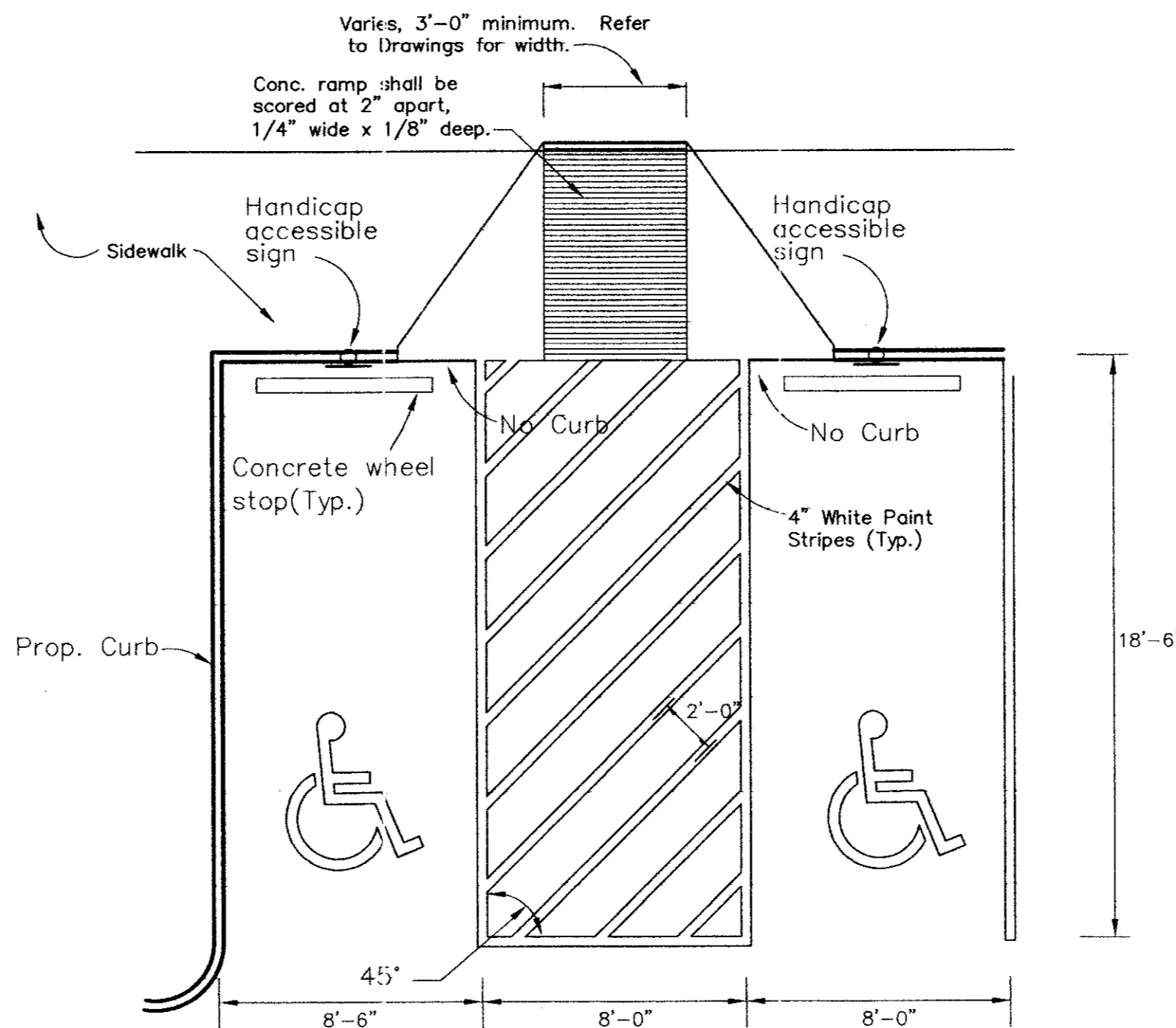


CONSTRUCTION JOINT (ON-SITE)
N.T.S.

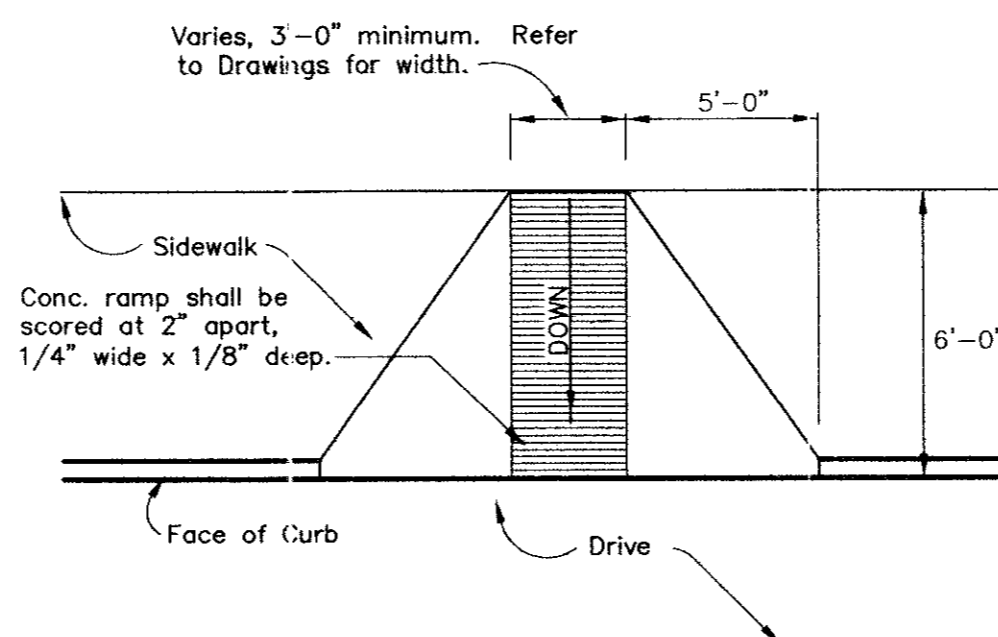


TYPICAL SAWED DUMMY JOINT LAYOUT
N.T.S.

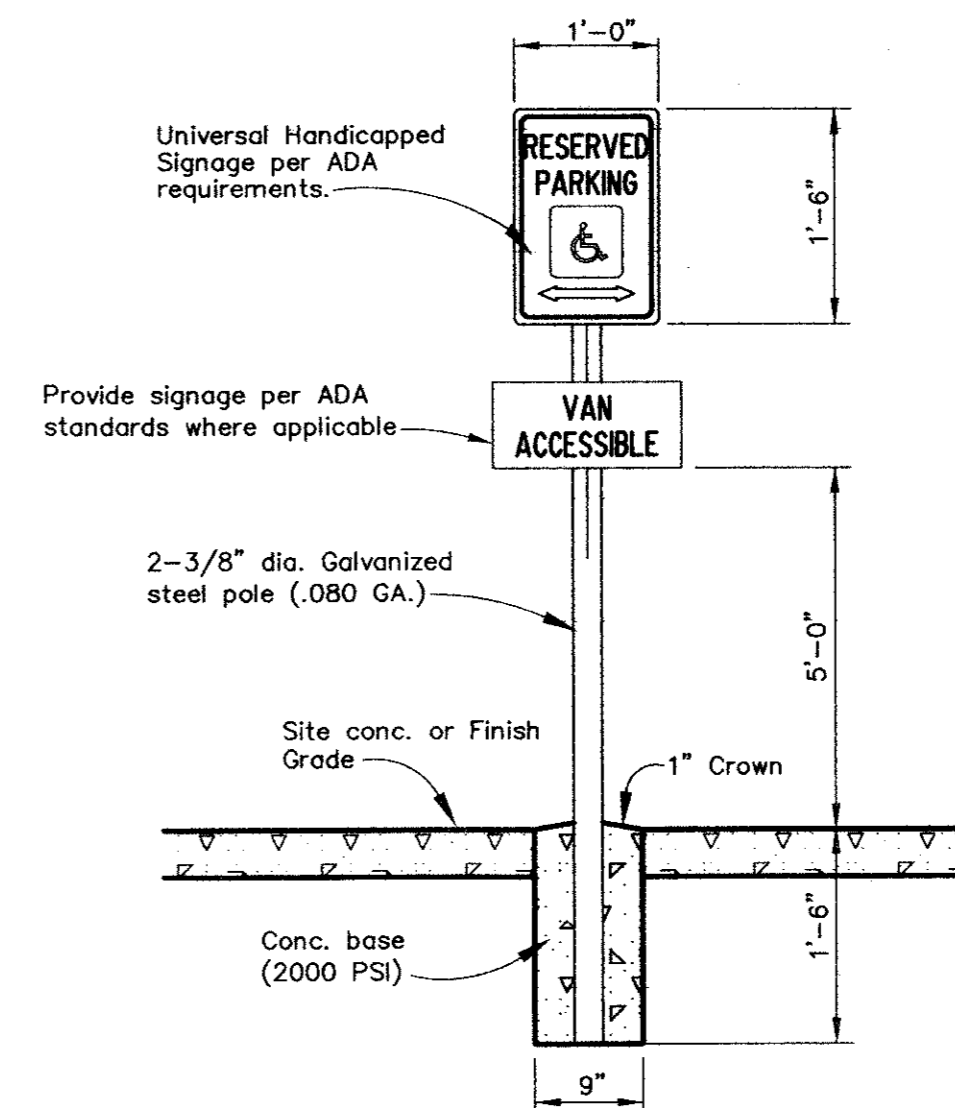
NOTES:
1. Sawed Dummy Joints required at all curb return points and other points at curb islands as necessary to prevent cracking. Maximum distance between joints shall be 18'.
2. See sh. 4 for Transverse Expansion Joint locations.



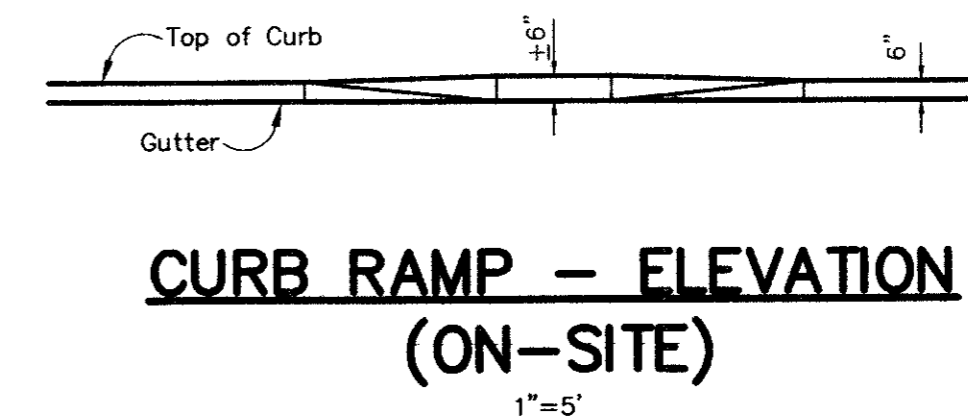
HANDICAP VAN & STANDARD PARKING
N.T.S.



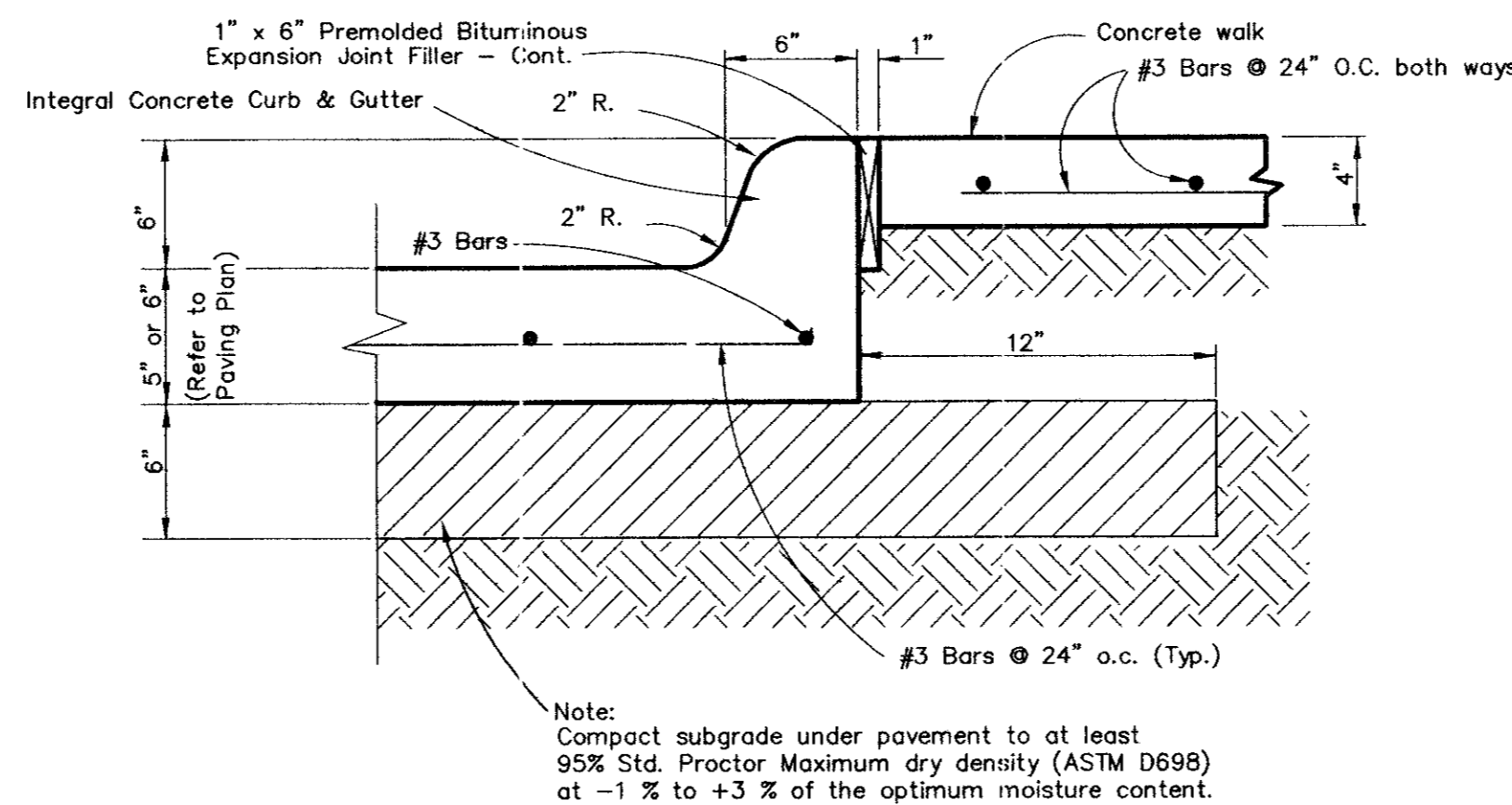
TYPICAL CURB RAMP - PLAN (ON-SITE)
1"=5'



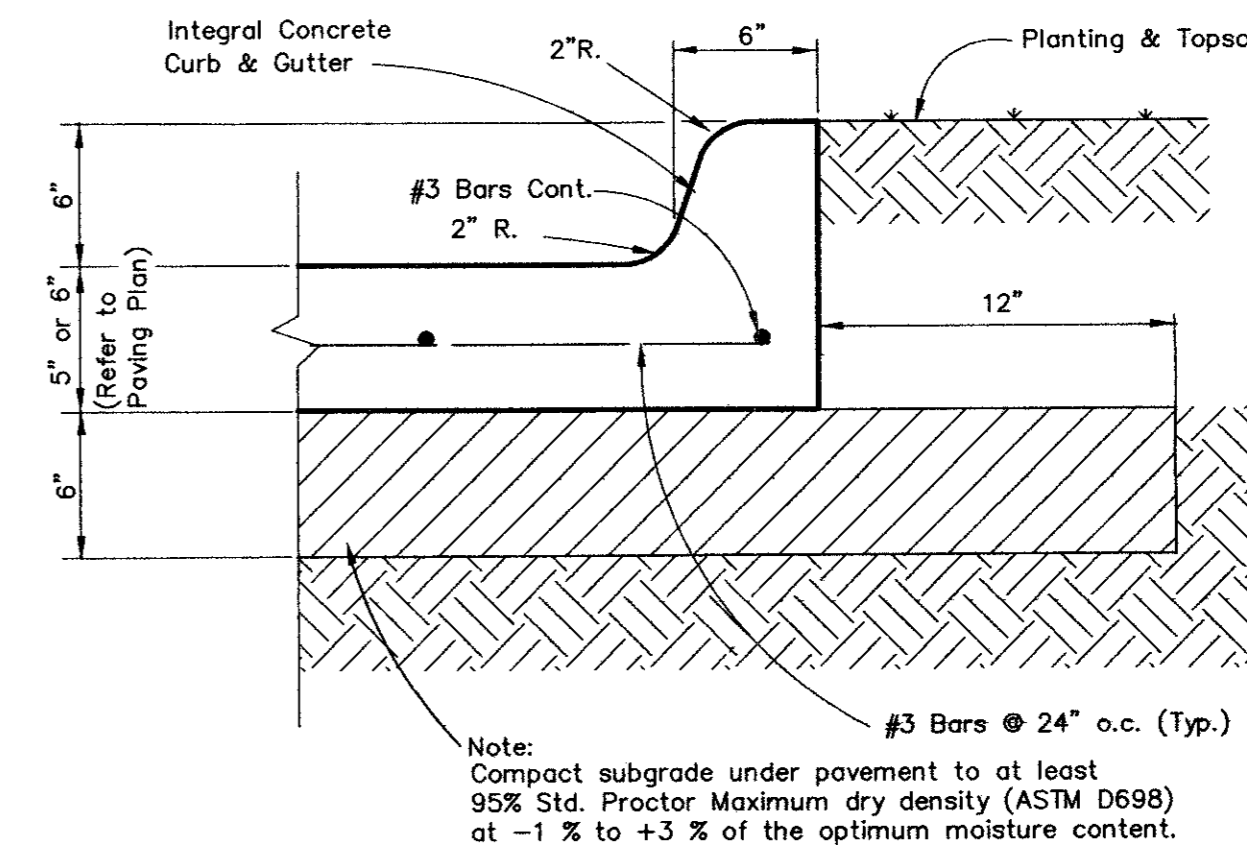
HANDICAP SIGNAGE DETAIL
N.T.S.



CURB RAMP - ELEVATION (ON-SITE)
1"=5'

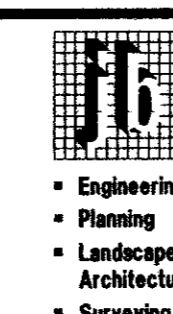
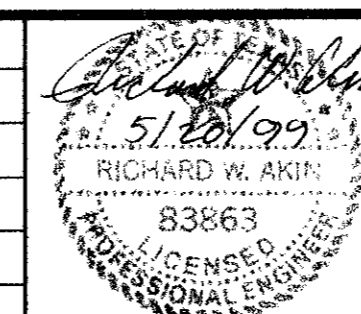


CURB DETAIL w/ WALK (ON-SITE)
N.T.S.



CURB DETAIL (ON-SITE)
N.T.S.

NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE



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16800 Dallas Parkway, Suite 240
Dallas, Texas 75248
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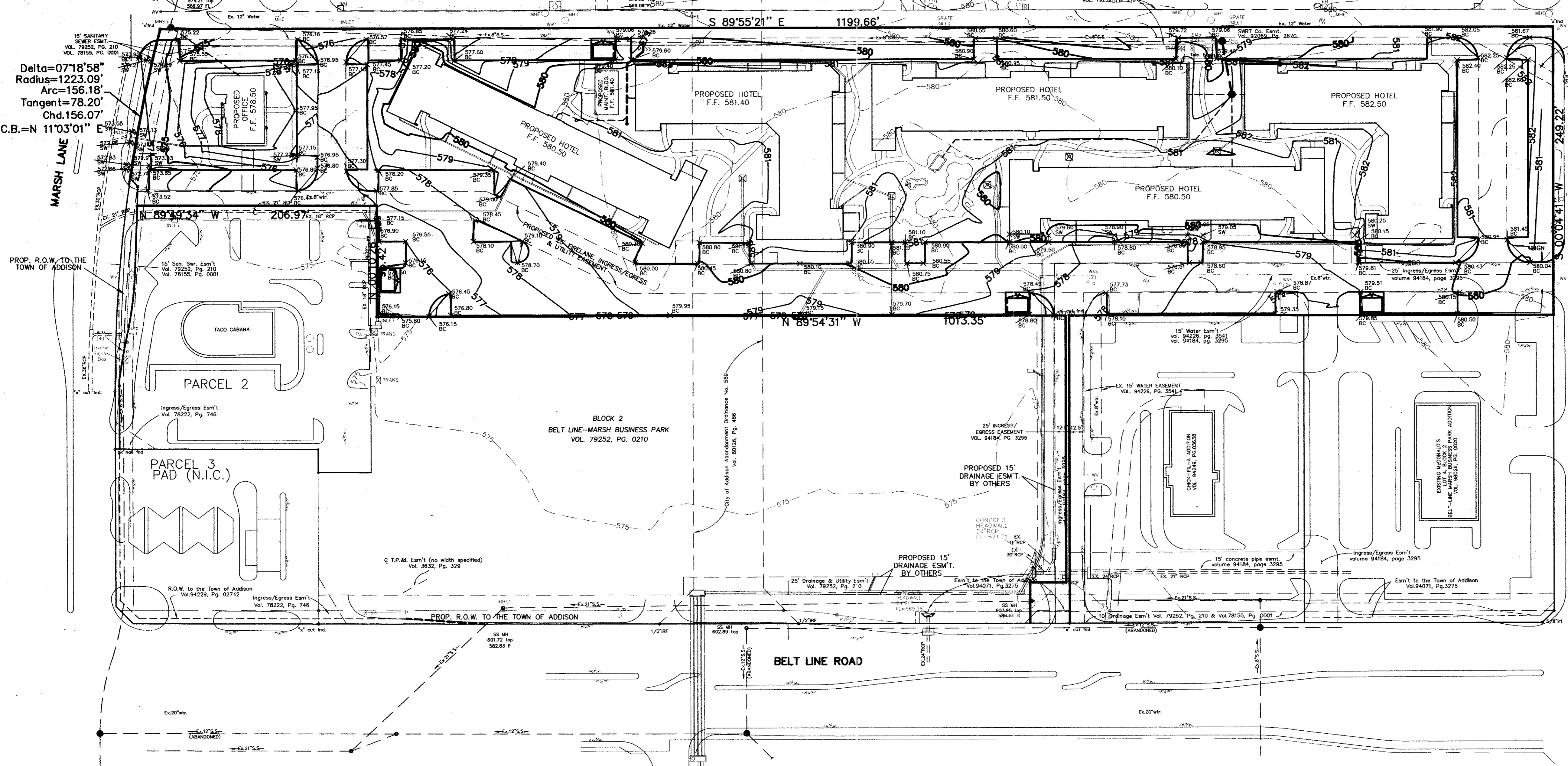
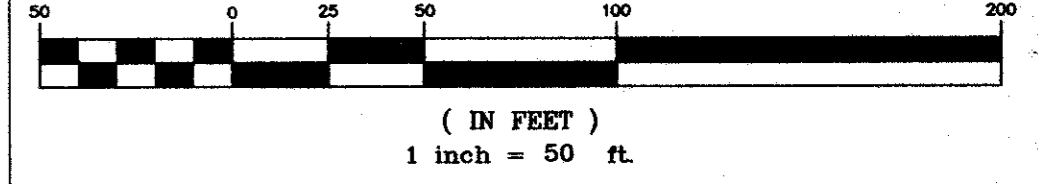
PAVING DETAILS
SUITES OF AMERICA
TOWN OF ADDISON,
DALLAS COUNTY, TEXAS

PROJECT NO.
BG403
SHEET NO.
C2

Handwritten signature and date: 2/11/00

Delta=07'18"58"
Radius=1223.09'
Arc=156.18'
Tangent=78.20'
Chd.=N 11'03"01" E

GRAPHIC SCALE



EARTHWORK NOTES

- Site Preparation**
Prior to and in conjunction with the compacting operation, each layer should be brought to the proper moisture content as determined by ASTM D 698, within plus or minus three (3) percentage points of optimum for fill containing limestone rock pieces and between optimum and the percentage points above the optimum for clayey soils.
- Compacting Area to be Filled**
All areas to be filled should be disc or blade until uniform and free from large clods, brought to a moisture content between optimum and five (5) percentage points above the optimum moisture value for clayey soils and between optimum to +3 percentage points for silty clay soils and soil containing limestone fragments and compacted to between 95 and 100 percent of optimum density in accordance with ASTM D 698.
- Fill Materials**
Off-site materials to be used for fill should be approved by the Soils Engineer. There should be no roots, vegetation or any other undesirable matter in the soil, and no rocks larger than six (6) inches in diameter.
- Depth of Mixing of Fill Layers**
The fill material should be placed in level, uniform layers, which, when compacted, should have a moisture content and density conforming to the stipulations called for herein. Each layer should be thoroughly mixed during the spreading to insure the uniformity of the layer. The fill thickness should not exceed 10-inch loose lifts.
- Rock**
There should be no rock incorporated within the fill which exceeds six (6) inches in its greatest dimension, and no large rocks will be permitted within twelve (12) inches of the finished subgrade.
- Moisture Content**
Prior to and in conjunction with the compacting operation, each layer should be brought to the proper moisture content as determined by ASTM D 698, within plus or minus three (3) percentage points of optimum for fill containing limestone rock pieces and between optimum and the percentage points above the optimum for clayey soils.
- Amount of compaction**
After each layer has been properly placed, mixed and spread, it should be thoroughly compacted to between 95 and 100 percent of Standard Proctor Density as determined by ASTM D 698.
- Compaction of Fill Layers**
Compaction equipment should be of such design that it will be able to compact the fill to the specified density. Compaction of each layer shall be continuous over its entire area.
- Density Tests**
Field Density tests should be made by the Soils Engineer or his representative. Density tests should be taken in the compacted material below the disturbed surface. After each layer of fill, compaction tests, as necessary, should be made by the Soils Engineer. If the materials fail to meet the density specified, the course should be reworked as necessary to obtain the specified compaction.
- Supervision**
Supervision by the Soils Engineer should be of such continuity during the grading operation that he can certify that all cut and filled areas were graded in accordance with the accepted specifications.
- Slope Control**
Embankment slopes should not be steeper than a ratio of three (3) horizontal to one (1) vertical for either fill or cut slopes. Any slope, existing or proposed, steeper than three (3) feet in height should incorporate stabilization methods to include erosion control, embankment stabilization and other slope control measures as required by the slope control specialist.
- Reports**
The Soils Engineer shall send one (1) copy of each test, inspection or evaluation report to the Engineer, Owner, City and Contractor.
- The Owner's Engineer shall provide one-time, initial survey staking for each of the following:**
 - Street and alley excavation, including rough out stakes every 1000 feet and lot grading, including rough out stakes at the center of each lot. Also included is verification that the Earthwork Contractor has graded the streets and alleys within 0.1' and lots within 0.2' of the plan grades prior to utility construction. The Earthwork Contractor shall leave rough out stakes in place until verified by the Engineer. Utility Contractor shall return street grades to within 0.1' of the Earthwork Contractor's rough grade prior to street paving.
 - Street paving construction, including stakes offset along the paving every 50 feet.
 - Pods FHA grading to be graded by Earthwork Contractor after street paving is complete, including two stakes set on each property line with grades to finish pad elevation and offset corner of pad.

RECORD DRAWING
THIS DRAWING HAS BEEN REVISED TO REFLECT THE ACTUAL CONSTRUCTION EXCEPT AS CORRECTED IN THE RECORDS OF THIS CONTRACTOR. ELEVATIONS SHOWN ON THIS PLAN WERE NOT FIELD VERIFIED.
DATE: 2/11/00

- LEGEND**
- IRF IRON ROD FOUND
 - POWER POLE
 - CONCRETE LIGHT POLE BASE
 - RCP REINFORCED CONCRETE PIPE
 - FH FIRE HYDRANT
 - FL FLOWLINE
 - Denotes CONCRETE PAVEMENT
 - CONCRETE HEADWALL
 - CI CURB INLET
 - Proposed TOP OF CURB ELEVATION
 - Proposed TOP OF PAVEMENT ELEVATION

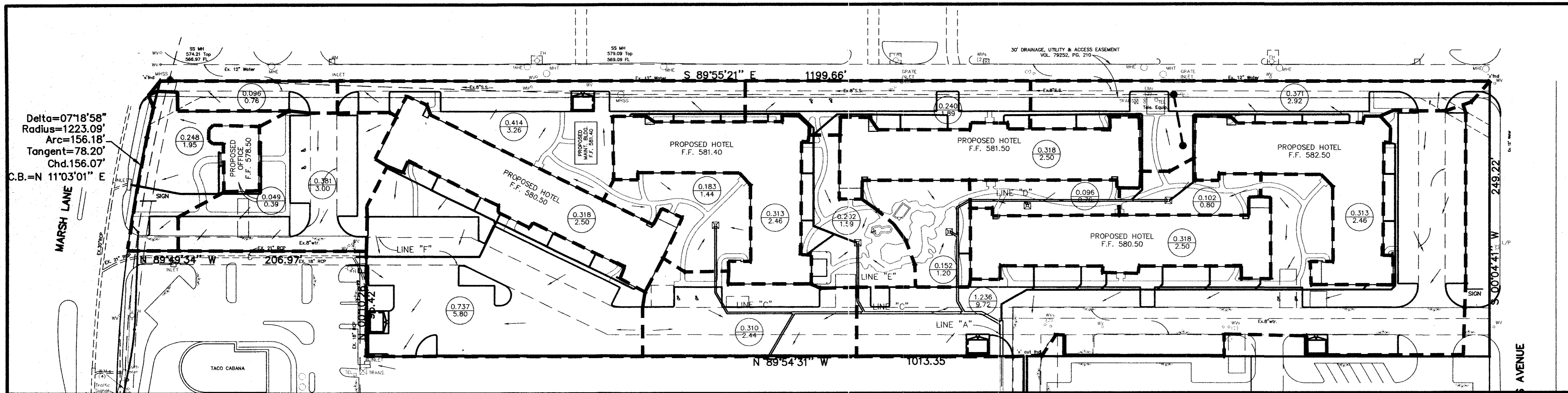
- BENCHMARK :**
- SQUARE CUT ON TOP OF CURB INLET AT NORTHEAST CORNER OF INTERSECTION OF BUSINESS AVE. AND BELTLINE ROAD. ELEVATION = 577.57'
 - "X" AT INLET ON TOP OF CURB WEST SIDE OF BUSINESS AVE. 200' +/- NORTH OF BELTLINE ROAD. ELEVATION = 578.57'

NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE
				1	ADDED MAINTENANCE BLDG.	RWA	5/25/99

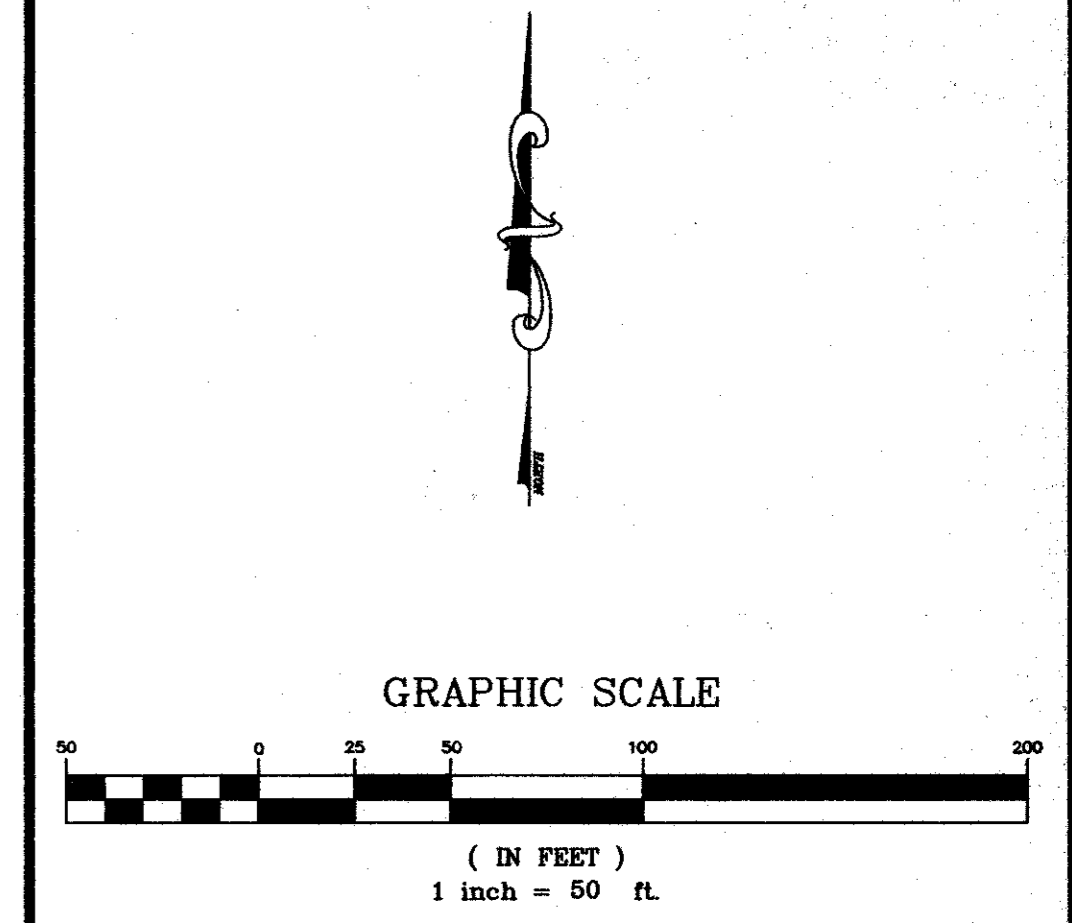
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18800 Dallas Parkway, Suite 240
Dallas, Texas 75248
Tel: 972-248-7676
Fax: 972-248-1414

Engineering • Planning • Landscape • Surveying
Architecture

GRADING PLAN	PROJECT NO.
SUITES OF AMERICA	BG403
TOWN OF ADDISON, DALLAS COUNTY, TEXAS	SHEET NO.
	C3



Delta=07'18"58"
 Radius=1223.09'
 Arc=156.18'
 Tangent=78.20'
 Chd.156.07'
 C.B.=N 11°03'01" E



DRAINAGE AREA MAP
 SCALE: 1" = 50'

LEGEND

Drainage Design Theory
 Rational Method
 Q = CIA
 Q ~ Flow in c.f.s.
 I ~ Intensity (8.74 in./hr. for T=10 Min.)
 A ~ Area in Acres
 C ~ Coefficient of runoff (0.90)

UPSTREAM STATION	DNSTREAM STATION	DISTANCE "L"	AREA NO.	AREA "A" (ACRES)	RUNOFF COEF. "C"	INCREM. "CA"	ACCUM. "CA"	TIME AT UPSTREAM STATION (MIN)	STORM FREQUENCY (YEARS)	INTENSITY "I" (IN/HR)	RUNOFF "Q" (CFS)	SLOPE HYDRAULIC GRADIENT "S" (FT/FT)	STORM SEWER SIZE (IN)	VELOCITY "V" (FPS)	"L" x "S"	Kj	PIPE CHANGE & BEND LOSSES	INLET LOSSES	
Line "A"																			
50.42	47.42	3		0	0.90	0.00	0.00	10.00	100	8.74	0.0	0.0000	21	0.00	0.00		1.00	0.46	0.00
47.42	32.24	15		1.658	0.90	1.49	1.49	10.00	100	8.74	13.0	0.0067	21	5.42	0.10		1.00	-0.17	0.46
32.24	29.24	3		0.00	0.90	0.00	1.49	10.05	100	8.73	13.0	0.0010	30	2.85	0.00		1.00	0.39	0.11
29.24	0.00	29		1.89	0.90	1.70	3.19	10.07	100	8.73	27.8	0.0046	30	5.67	0.13		1.00	-0.25	0.50

UPSTREAM STATION	DNSTREAM STATION	DISTANCE "L"	AREA NO.	AREA "A" (ACRES)	RUNOFF COEF. "C"	INCREM. "CA"	ACCUM. "CA"	TIME AT UPSTREAM STATION (MIN)	STORM FREQUENCY (YEARS)	INTENSITY "I" (IN/HR)	RUNOFF "Q" (CFS)	SLOPE HYDRAULIC GRADIENT "S" (FT/FT)	STORM SEWER SIZE (IN)	VELOCITY "V" (FPS)	"L" x "S"	Kj	PIPE CHANGE & BEND LOSSES	INLET LOSSES
Line "B"																		
LINE "B" NOT USED																		

UPSTREAM STATION	DNSTREAM STATION	DISTANCE "L"	AREA NO.	AREA "A" (ACRES)	RUNOFF COEF. "C"	INCREM. "CA"	ACCUM. "CA"	TIME AT UPSTREAM STATION (MIN)	STORM FREQUENCY (YEARS)	INTENSITY "I" (IN/HR)	RUNOFF "Q" (CFS)	SLOPE HYDRAULIC GRADIENT "S" (FT/FT)	STORM SEWER SIZE (IN)	VELOCITY "V" (FPS)	"L" x "S"	Kj	PIPE CHANGE & BEND LOSSES	INLET LOSSES	
Line "C"																			
331.93	192.51	139		0.183	0.90	0.16	0.16	10.00	100	8.74	1.4	0.0002	18	0.81	0.03		1.00	0.00	0.01
192.51	189.51	3		0	0.90	0.00	0.16	12.85	100	8.10	1.3	0.0001	21	0.55	0.00		1.00	0.03	0.00
189.51	129.26	60		0.31	0.90	0.28	0.44	12.94	100	8.08	3.6	0.0005	21	1.49	0.03		1.00	-0.0	0.03
129.26	126.26	3		0	0.90	0.00	0.44	13.62	100	7.93	3.5	0.0002	24	1.12	0.00		1.00	0.09	0.02
126.26	39.39	87		0.67	0.90	0.60	1.05	13.66	100	7.92	8.3	0.0013	24	2.64	0.12		1.00	-0.07	0.11
39.39	36.39	3		0	0.90	0.00	1.05	14.21	100	7.80	8.2	0.0007	27	2.05	0.00		1.00	0.11	0.07
36.39	0	36		0.719	0.90	0.65	1.69	14.23	100	7.79	13.2	0.0018	27	3.32	0.07		1.00	-0.07	0.17

UPSTREAM STATION	DNSTREAM STATION	DISTANCE "L"	AREA NO.	AREA "A" (ACRES)	RUNOFF COEF. "C"	INCREM. "CA"	ACCUM. "CA"	TIME AT UPSTREAM STATION (MIN)	STORM FREQUENCY (YEARS)	INTENSITY "I" (IN/HR)	RUNOFF "Q" (CFS)	SLOPE HYDRAULIC GRADIENT "S" (FT/FT)	STORM SEWER SIZE (IN)	VELOCITY "V" (FPS)	"L" x "S"	Kj	PIPE CHANGE & BEND LOSSES	INLET LOSSES	
Line "D"																			
287.86	256	32		0.259	0.90	0.23	0.23	10.00	100	8.74	2.0	0.0004	18	1.15	0.01		1.00	0.03	0.02
256	159.5	97	ROOF	0.159	0.90	0.14	0.38	10.46	100	8.64	3.2	0.0010	18	1.84	0.09		1.00	0.02	0.05
159.5	66.56	93		0.096	0.90	0.09	0.46	11.34	100	8.44	3.9	0.0014	18	2.21	0.13		1.00	-0.02	0.08
66.56	63.56	3		0	0.90	0.00	0.46	12.04	100	8.28	3.8	0.0006	21	1.59	0.00		1.00	0.03	0.04
63.56	53.38	10		0.152	0.90	0.14	0.60	12.07	100	8.28	5.0	0.0010	21	2.06	0.01		1.00	-0.03	0.07
53.38	0	53	ROOF	0.053	0.90	0.05	0.65	12.15	100	8.26	5.3	0.0011	21	2.22	0.06		1.00	-0.04	0.08

UPSTREAM STATION	DNSTREAM STATION	DISTANCE "L"	AREA NO.	AREA "A" (ACRES)	RUNOFF COEF. "C"	INCREM. "CA"	ACCUM. "CA"	TIME AT UPSTREAM STATION (MIN)	STORM FREQUENCY (YEARS)	INTENSITY "I" (IN/HR)	RUNOFF "Q" (CFS)	SLOPE HYDRAULIC GRADIENT "S" (FT/FT)	STORM SEWER SIZE (IN)	VELOCITY "V" (FPS)	"L" x "S"	Kj	PIPE CHANGE & BEND LOSSES	INLET LOSSES	
Line "E"																			
65.05	0	65		0.674	0.90	0.61	0.61	10.00	100	8.74	5.3	0.0011	21	2.20	0.07		1.00	-0.04	0.08

UPSTREAM STATION	DNSTREAM STATION	DISTANCE "L"	AREA NO.	AREA "A" (ACRES)	RUNOFF COEF. "C"	INCREM. "CA"	ACCUM. "CA"	TIME AT UPSTREAM STATION (MIN)	STORM FREQUENCY (YEARS)	INTENSITY "I" (IN/HR)	RUNOFF "Q" (CFS)	SLOPE HYDRAULIC GRADIENT "S" (FT/FT)	STORM SEWER SIZE (IN)	VELOCITY "V" (FPS)	"L" x "S"	Kj	PIPE CHANGE & BEND LOSSES	INLET LOSSES
Line "F"																		
LINE "F" NOT USED																		

RECORD DRAWING
 THIS DRAWING HAS BEEN REVISED TO REFLECT THE ACTUAL CONSTRUCTION DETAILS AS CONTAINED IN THE RECORDS OF THE CONTRACTOR. ELEVATIONS SHOWN ON THIS PLAN WERE NOT FIELD VERIFIED.
 JONES
 BY: [Signature]
 DATE: 2/11/00

- BENCHMARK :**
- SQUARE CUT ON TOP OF CURB INLET AT NORTHEAST CORNER OF INTERSECTION OF BUSINESS AVE. AND BELTLINE ROAD. ELEVATION = 577.59'
 - "X" AT INLET ON TOP OF CURB WEST SIDE OF BUSINESS AVE. 200' +/- NORTH OF BELTLINE ROAD. ELEVATION = 578.57'

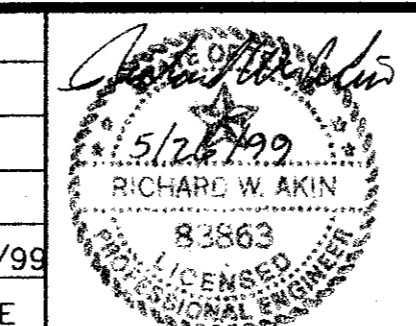
NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE
				1	ADDED MAINTENANCE BLDG.	RWA	5/25/99

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 16800 Dallas Parkway, Suite 240
 Dallas, Texas 75248
 Tel: 972-248-7878
 Fax: 972-248-1414

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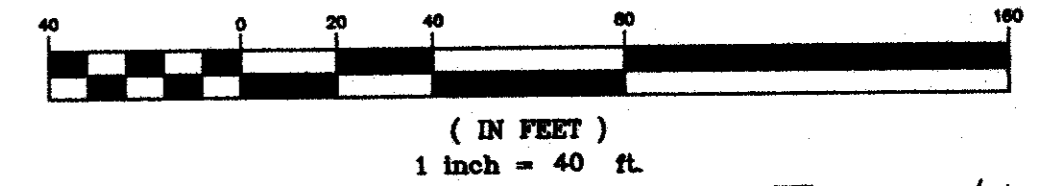
DRAINAGE PLAN
 SUITES OF AMERICA
 TOWN OF ADDISON,
 DALLAS COUNTY, TEXAS

PROJECT NO. **BG403**
 SHEET NO. **C4**

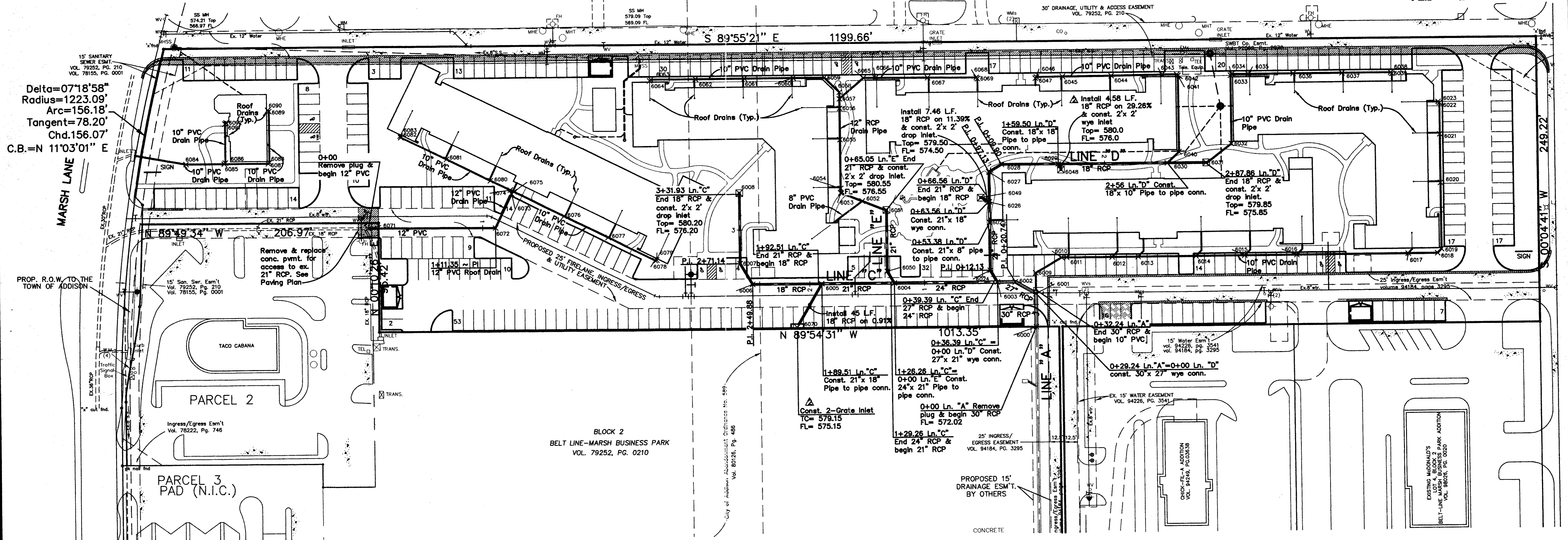


BLOCK 2
BELT LINE-MARSH BUSINESS PARK
VOL. 79252, PG. 0210

GRAPHIC SCALE



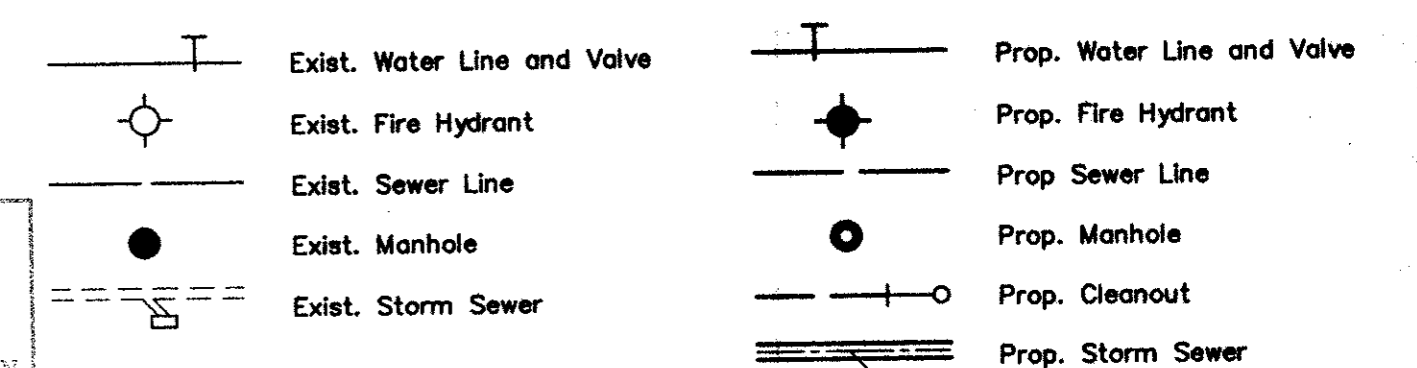
Delta=07°18'58"
Radius=1223.09'
Arc=156.18'
Tangent=78.20'
Chd.156.07'
C.B.=N 11°03'01" E



STORM SEWER COORDINATE POINTS

POINT #	NORTHING	EASTING	POINT #	NORTHING	EASTING	POINT #	NORTHING	EASTING	POINT #	NORTHING	EASTING
6000	4751.47055491	4559.86852258	6025	4842.89252300	4520.27629933	6050	4801.76272912	4430.34376646	6075	4873.67813265	4105.38142855
6001	4780.71348213	4559.86852258	6026	4860.51816471	4520.30005487	6051	4854.68537748	4430.41509470	6076	4852.24873607	4148.9737094
6002	4791.1180722	4541.92552166	6027	4886.64179796	4520.33526385	6052	4862.49656808	4409.36581691	6077	4833.46248314	4187.18897332
6003	4791.13289606	4526.27846331	6028	4893.02165690	4531.40272110	6053	4869.77476552	4390.68136802	6078	4813.3711870	4228.05929176
6004	4791.25403065	4436.40152774	6029	4892.95480954	4511.00073896	6054	4873.77476552	4390.68137866	6079	4813.82738052	4229.39785249
6005	4791.33927749	4373.15184252	6030	4892.82629032	4676.35677399	6055	4916.35809886	4390.68149200	6080	4883.71846701	4084.95716305
6006	4791.42063596	4312.78717592	6031	4892.78046773	4710.35527009	6056	4943.84600957	4390.68156517	6081	4902.50471995	4046.74176068
6007	4809.84526783	4302.16625824	6032	4908.98356866	4732.66181469	6057	4952.30359750	4390.68158768	6082	4922.0631067	4006.95586232
6008	4870.62893047	4302.24818141	6033	4969.10856866	4732.66197472	6058	4958.23644231	4390.68160347	6083	4923.40160140	4006.49960050
6009	4798.89215012	4559.86852258	6034	4970.10856800	4733.66197738	6059	4971.06625341	4377.85186066	6084	4900.08318325	3818.539+1951
6010	4811.99117177	4582.59204411	6035	4970.10852670	4748.42630143	6060	4971.06632601	4350.57584078	6085	4900.08318325	3853.21913438
6011	4811.99115978	4587.09415707	6036	4970.10842271	4787.49531071	6061	4971.06643940	4307.97330428	6086	4901.08318325	3853.21913438
6012	4811.99105397	4626.84760280	6037	4970.10830937	4830.07864404	6062	4971.0665274	4265.38997095	6087	4900.08318325	3890.70371772
6013	4811.99099340	4649.60631399	6038	4970.10819598	4872.68118054	6063	4971.06665673	4226.32096167	6088	4901.08318325	3891.70371772
6014	4811.99085879	4700.18093614	6039	4969.10819332	4873.68117788	6064	4970.06665939	4225.32095901	6089	4946.0969068	3891.70371772
6015	4811.99074545	4742.76426947	6040	4902.34796193	4686.75313378	6065	4970.51536021	4411.87831521	6090	4947.0969068	3890.70371772
6016	4811.99062423	4788.30593614	6041	4969.51462859	4686.75312555	6066	4970.43189412	4422.37834656	6091	4935.45538542	3853.219+3438
6017	4811.99036542	4885.54376020	6042	4970.50686370	4685.75334536	6067	4970.06987760	4467.92001227	6092	4936.45538542	3854.21913438
6018	4811.99029888	4911.29376020	6043	4970.40591664	4672.75328475	6068	4969.73137725	4510.50334470			
6019	4815.48308391	4914.78656582	6044	4970.06166288	4628.41995050	6069	4968.72342838	4511.50331044			
6020	4872.81663017	4914.78681842	6045	4969.73099808	4585.83681629	6070	4753.30868284	4351.16068385			
6021	4915.39996350	4914.78683176	6046	4969.55427300	4583.07790463	6071	4842.90965676	3977.62829375			
6022	4942.88787422	4914.78690493	6047	4968.54650901	4562.07793212	6072	4842.57172410	4088.97557768			
6023	4943.88787888	4913.78890759	6048	4887.98728094	4583.28648189	6073	4871.87573141	4103.38109114			
6024	4801.64159453	4520.22070204	6049	4864.25150849	4512.84609719	6074	4875.22220824	4102.24043657			

LEGEND



RECORD DRAWING
THIS DRAWING HAS BEEN REVISED TO REFLECT THE LATEST CONSTRUCTION DEPARTMENT RECORDS OF THE COUNTY. ELEVATION STATION ON THIS DRAWING WERE NOT FIELD VERIFIED.
DATE: 2/1/00

- BENCHMARK :
- SQUARE CUT ON TOP OF CURB INLET AT NORTHEAST CORNER OF INTERSECTION OF BUSINESS AVE. AND BELTLINE ROAD. ELEVATION = 577.59'
 - "X" AT INLET ON TOP OF CURB WEST SIDE OF BUSINESS AVE. 200' +/- NORTH OF BELTLINE ROAD. ELEVATION = 578.57'

NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE
2	as-builts - inlets	CBM	2/1/00				
1	ADDED COORDINATES	RWA	5/22/99	1	ADDED MAINTENANCE BLDG.	RWA	5/25/99

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16800 Dallas Parkway, Suite 240
Dallas, Texas 75248
Tel: 972-248-7676
Fax: 972-248-1414

Engineering Planning Landscape Surveying Architecture

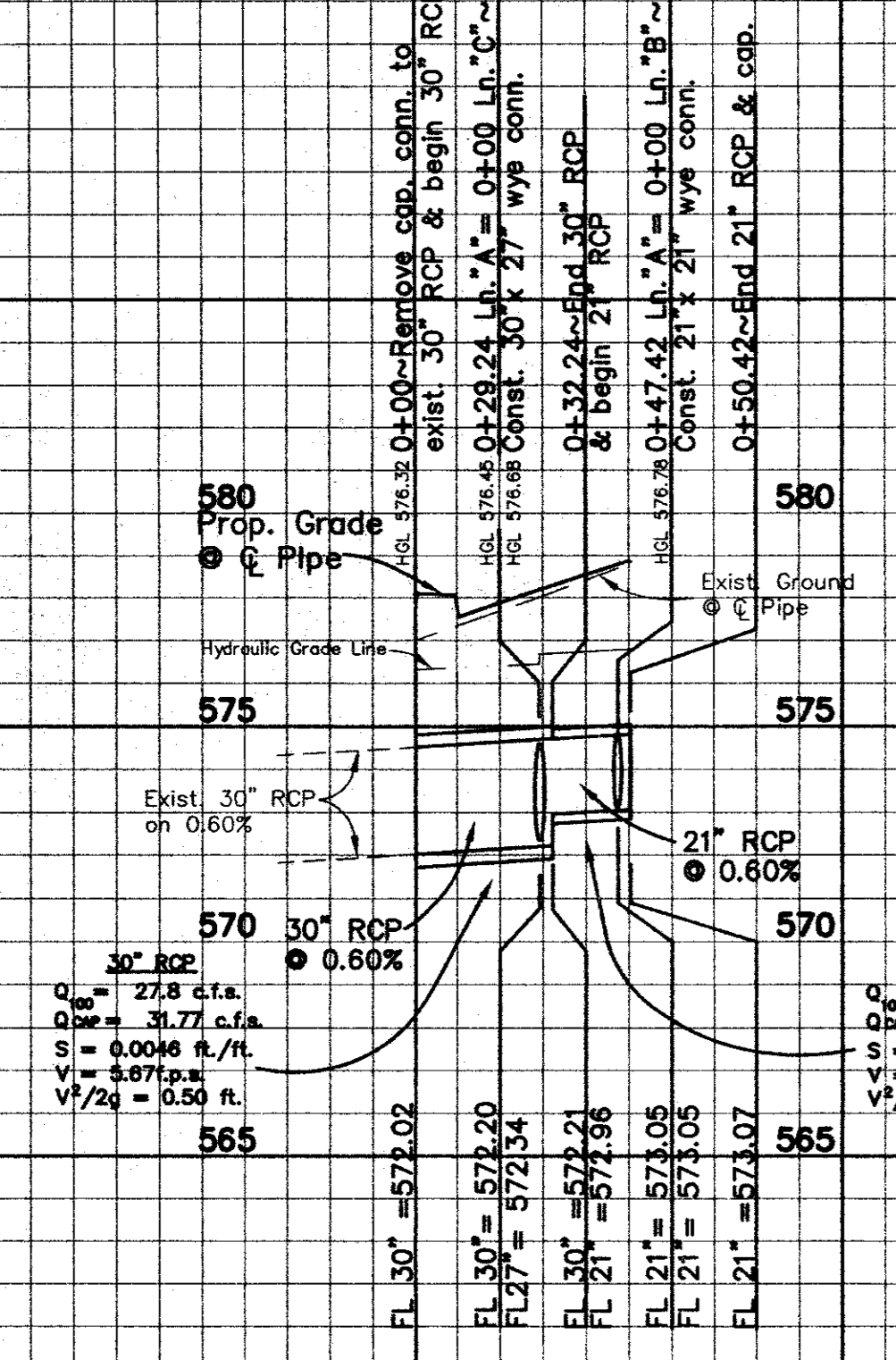
STORM SEWER PLAN

SUITES OF AMERICA

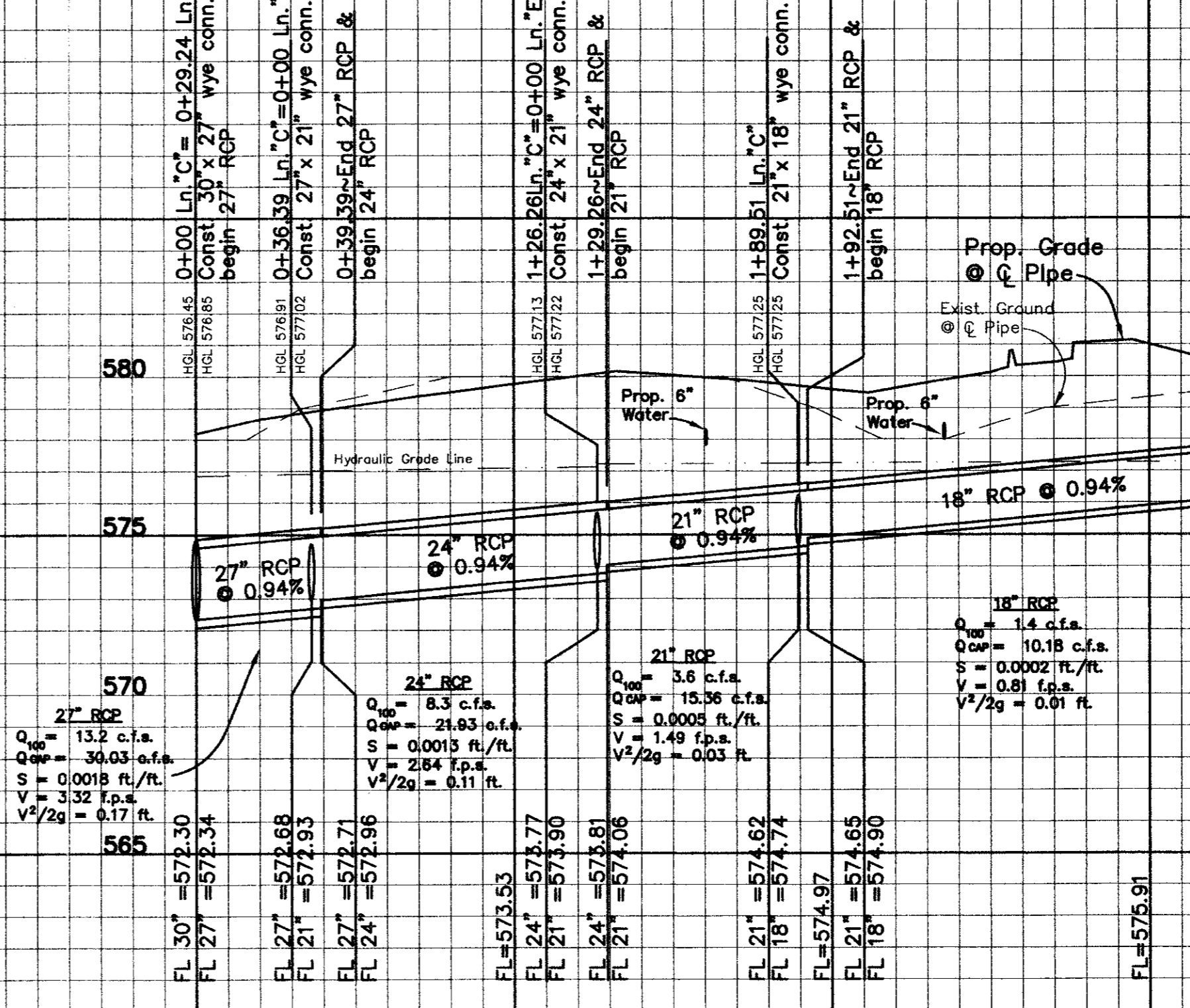
TOWN OF ADDISON,
DALLAS COUNTY, TEXAS

PROJECT NO. **BG403**
SHEET NO. **C5**

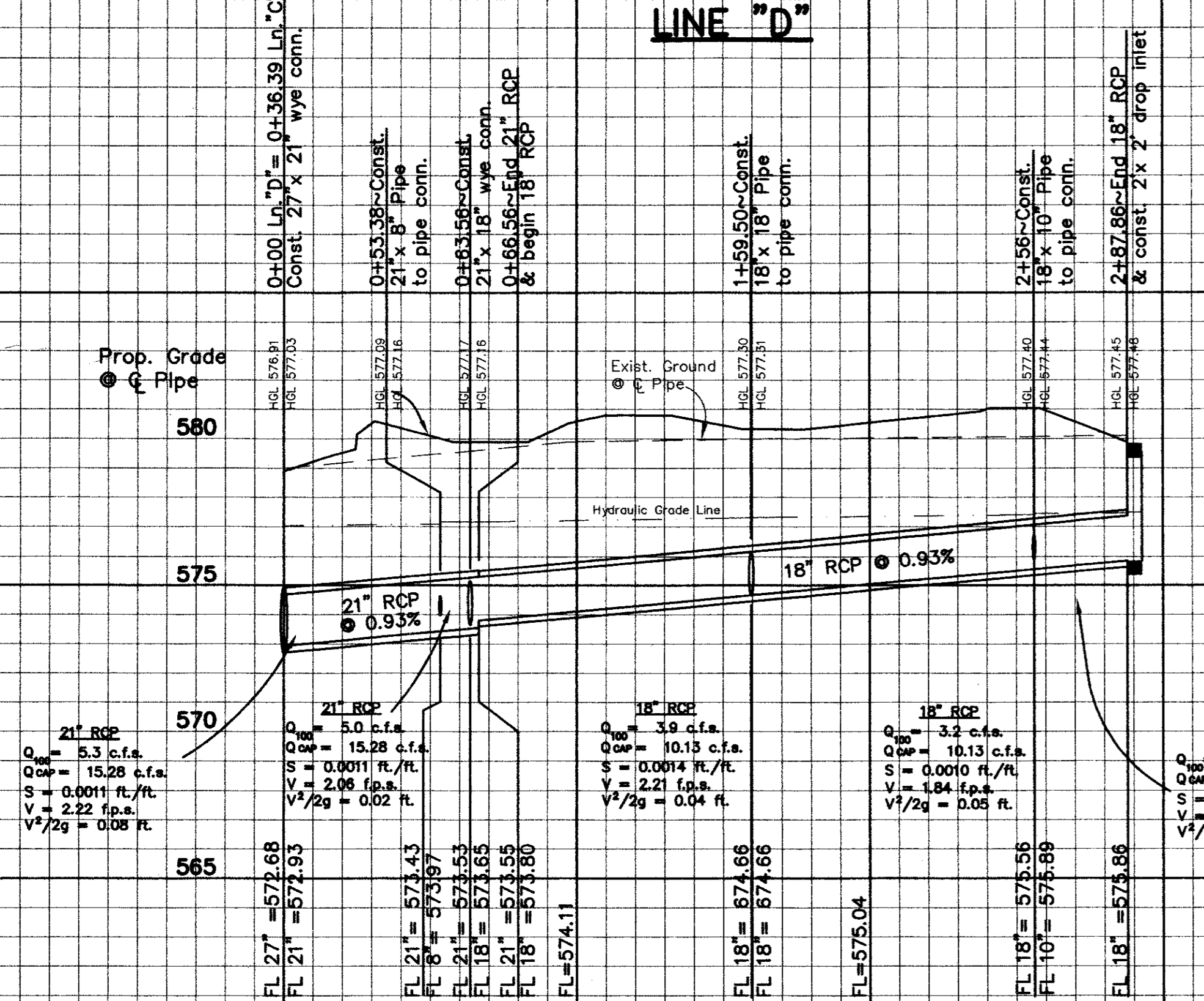
0+00 LINE "A" 1+00



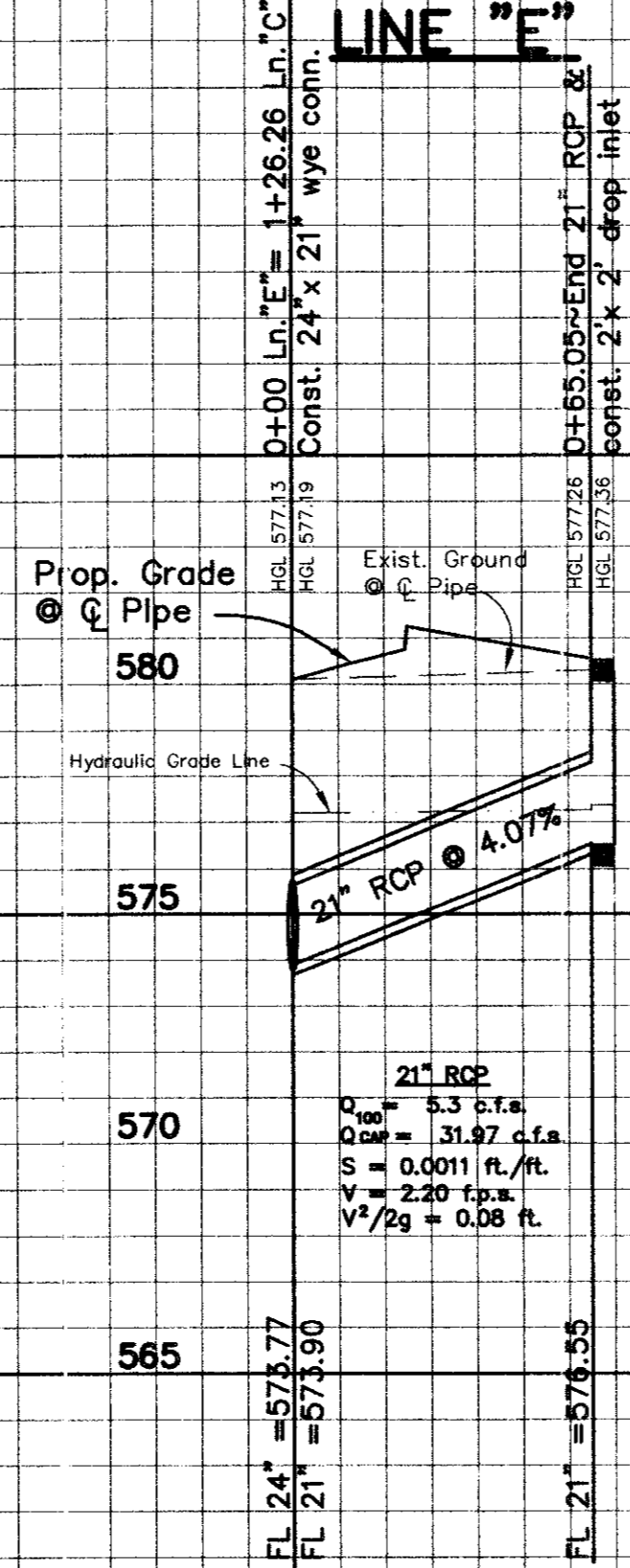
0+00 LINE "C" 1+00 2+00 3+00



0+00 LINE "D" 1+00 2+00 3+00



0+00 LINE "E" 1+00



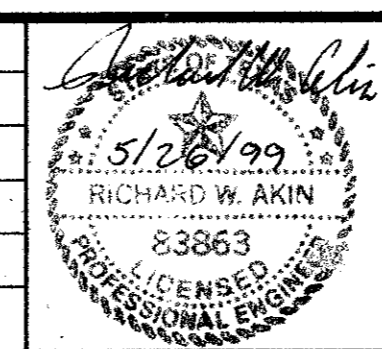
RECORD DRAWING
 THIS DRAWING HAS BEEN REVIEWED
 TO INSURE THAT THE DESIGN IS
 CONFORMANT WITH THE CITY OF
 ADDISON, TEXAS, SPECIFICATIONS
 CONTAINED IN THE YARDBOOK OF THE
 CITY OF ADDISON, TEXAS, AND SHOWN ON
 THIS DRAWING. THESE RECORDS WILL BE
 MAINTAINED IN THE RECORDS DEPARTMENT.

JONES BY: [Signature]
 DATE: 2/11/02

NOTE:
 PVC PIPE OF CLASS 150 OR BETTER MAY BE USED IN PLACE OF RCP
 FOR STORM SEWER.

- BENCHMARK :
- SQUARE CUT ON TOP OF CURB INLET AT NORTHEAST CORNER OF INTERSECTION OF BUSINESS AVE. AND BELTLINE ROAD. ELEVATION = 577.59'
 - "X" AT INLET ON TOP OF CURB WEST SIDE OF BUSINESS AVE. 200' +/- NORTH OF BELTLINE ROAD. ELEVATION = 578.57'

NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE



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 16800 Dallas Parkway, Suite 240
 Dallas, Texas 75248
 Tel: 972-248-7676
 Fax: 972-248-1414

- Engineering
- Planning
- Landscape Architecture
- Surveying

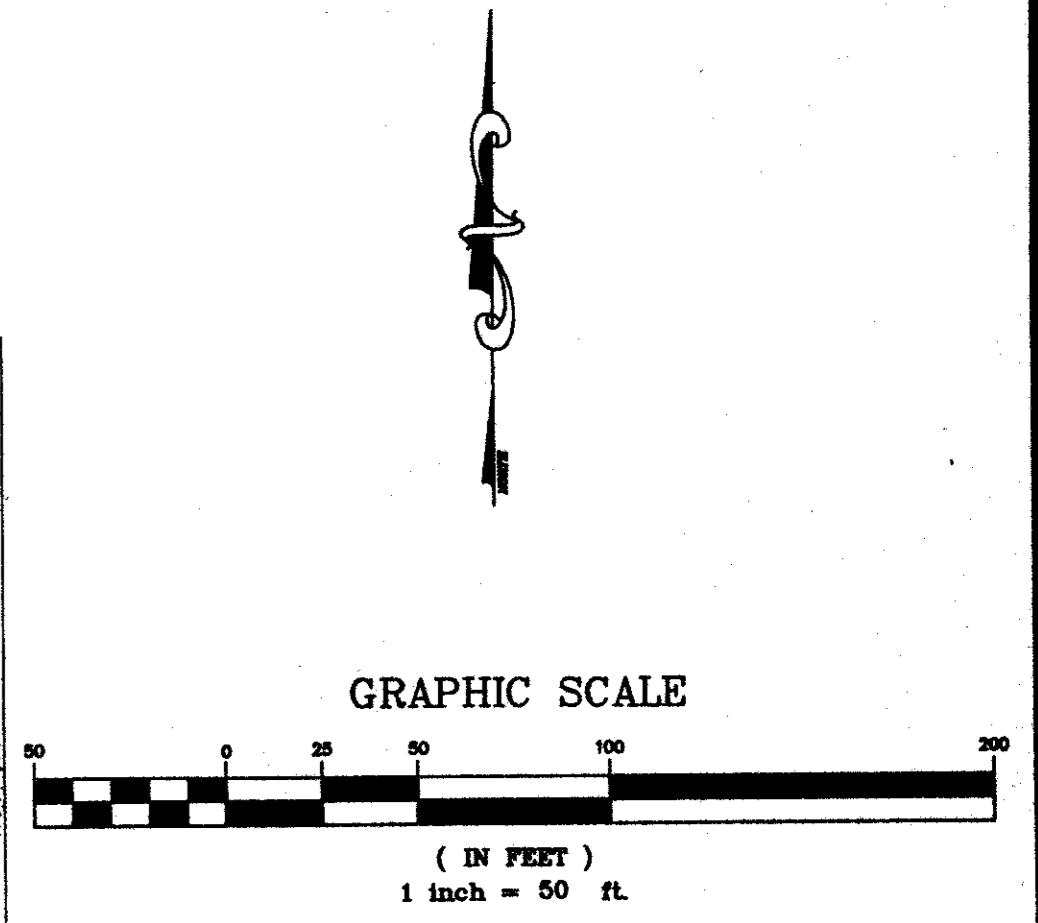
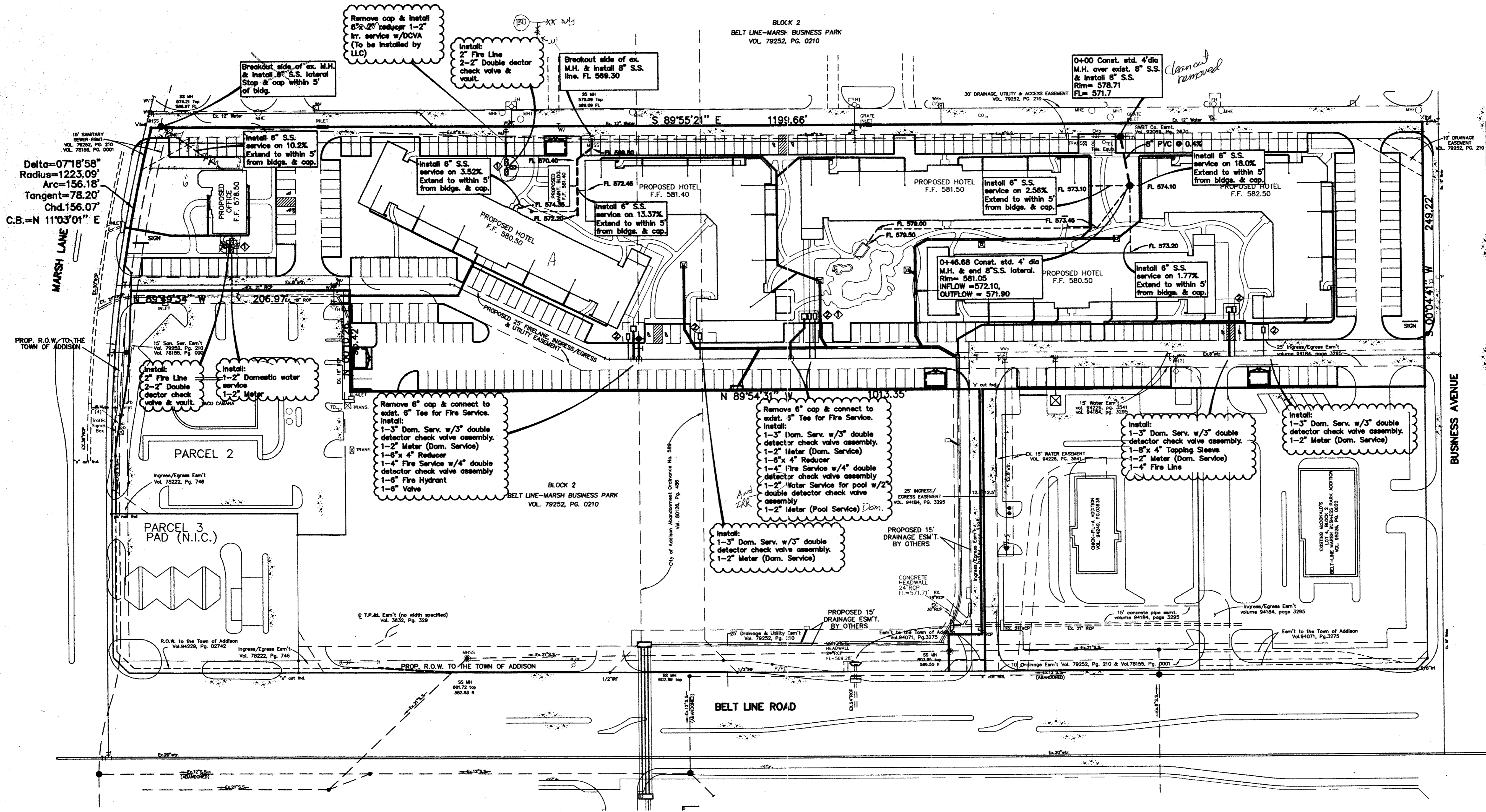
STORM SEWER PROFILES

SUITES OF AMERICA

TOWN OF ADDISON,
 DALLAS COUNTY, TEXAS

PROJECT NO.	BG403
SHEET NO.	C6

BLOCK 2
BELT LINE-MARSH BUSINESS PARK
VOL. 79252, PG. 0210



GENERAL NOTES

- All water main pipe fittings will be in accordance with "Standard Specifications for Public Works Construction" as modified by the City of Addison Special Provisions.
- All water mains shall have a minimum cover as follows: 6" - 42", 8" - 48", 12" - 54" or as required to clear utilities.
- All water services will consist of a minimum 2" compression fitting composite stop (AWWA C-500), 2" minimum type "K" copper tubing, 2" minimum compression fitting angle stop, and meter box, unless otherwise shown on the plans. Angle stops will be located within the meter box and facing toward the building per City of Addison Standard Construction Details.
- All ductile iron fittings shall be of mechanical joint type or slip joint type and shall be Class D or Class 250 on sizes 12" or smaller in accordance with AWWA Specification C-110-64 and Specification C-111-64.
- Water taps of 2" or less on existing mains will be made by the City forces. Sanitary sewer taps of 4" on existing mains will be made by City forces.
- Fire hydrants shall be approved by the City Engineer.
- Fire Sprinkler line shall be sized and installed by a state licensed fire sprinkler contractor.
- Fire hydrants shall be placed 2.5 feet from the back of curb as shown on the plan.
- Fire hydrant bonnets and caps will be painted to conform to the State Insurance color coding. Paint used for painting City fire hydrants will meet City Specifications.
- Gate valves will be resilient seat conforming to AWWA C-509 and City of Addison Special Provisions.
- Valves will be in the closed position on stub outs installed for future service.
- SDR 35 PVC pipe shall be used for sanitary sewer.
- Contractor shall verify location and elevation of all existing utilities and notify the Engineer of any discrepancies.
- All manholes, cleanouts, valve boxes, fire hydrants, etc. must be adjusted to proper line and grade by the Contractor after placing of permanent pavement.
- Unless otherwise noted, all materials and construction will conform to the "Standard Specifications for Public Works Construction for North Central Texas", with Amendments and the City of Addison Special Provisions.
- In the event an item is not covered in the Specifications, the City Engineer's decision will apply.
- Any water or sanitary sewer service located outside of a street, alley, or easement shall be installed by a plumber and be inspected by Code Enforcement. All installation shall be in accordance with City Code Enforcement regulations.
- Concrete encasement at utility crossings shall be 9 feet on either side of the lowest crossing pipe.
- Trench excavation for trenches 5 feet or more in depth shall be in accordance with all provisions of Part 1928, Subpart P - "Excavations, Trenching, and Shoring of the Occupational Safety and Health's Standards and Interpretations. It shall be the responsibility of the Contractor to conform to the above provisions.
- A blue Stimsonite, Fire-Lite reflector or approved equal shall be placed in the center of the fire lane opposite fire hydrants.
- All sanitary sewer manholes shall be constructed so the top of the cone is 8 inches below the top of the manhole elevation on the profiles. Manholes shall be adjusted to finish pavement grade, with approved adjustment rings, at the time of paving.
- All water & sewer services & fire lines to building are shown to within 5' of the buildings. Limits of Site work Utility Contractor's work shall be to 5' of the buildings. Meter box location where adjacent to buildings shall be coordinated with General Contractor.
- Fire line shall be sized & installed by a licensed Fire Protection Contractor.
- All water mains 12-inch in diameter and under shall be ductile iron or AWWA C900 PVC, mechanical joint, or a joint of the type which provides a recession in the bell for the employment of a single rubber gasket to be placed before the insertion of the succeeding spigot. Joint material for PVC shall conform to ASTM F477. Tracer wire shall be installed over all PVC mains.

RECORD DRAWING
THIS DRAWING HAS BEEN REVISIONED TO REFLECT THE LATEST REVISIONS TO THE PROJECT. FOR DETAILS AS COMPARED TO THE ORIGINAL SET OF THE CONTRACT. ELEVATIONS SHOWN ON THIS DRAWING ARE NOT FIELD VERIFIED.
JONES & BOYD, INC.
DATE: 2/11/00

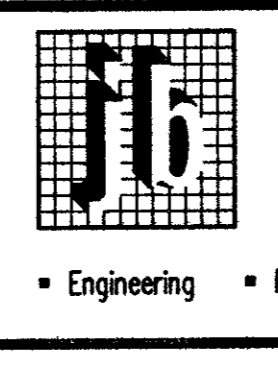
WATER METER TABLE						
I.D. NO.	QUANTITY	SERVICE SIZE	METER SIZE	DOMESTIC	IRRIGATION	SAN. SWR.
1	2	2"	2"	X		6"
2	5	3"	2"	X		6"
3	1	2"	2"		X	N/A

Note:
All Fire Service Lines to buildings are 4" unless otherwise noted on the plan.

BENCHMARK:
1. SQUARE CUT ON TOP OF CURB INLET AT NORTHEAST CORNER OF INTERSECTION OF BUSINESS AVE. AND BELTLINE ROAD. ELEVATION = 577.59'
2. "X" AT INLET ON TOP OF CURB WEST SIDE OF BUSINESS AVE. 200' +/- NORTH OF BELTLINE ROAD. ELEVATION = 578.57'

NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE
1	ADDED 2" FIRE LINE TO MAINT. BLDG. AND OFFICE BLDG.	SWY	11/9/99	1	ADDED MAINTENANCE BLDG.	RWA	5/25/99

REVISIONS



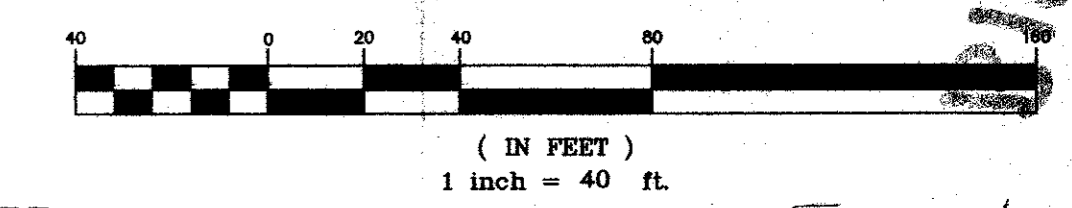
Jones & Boyd, Inc.
16800 Dallas Parkway, Suite 240
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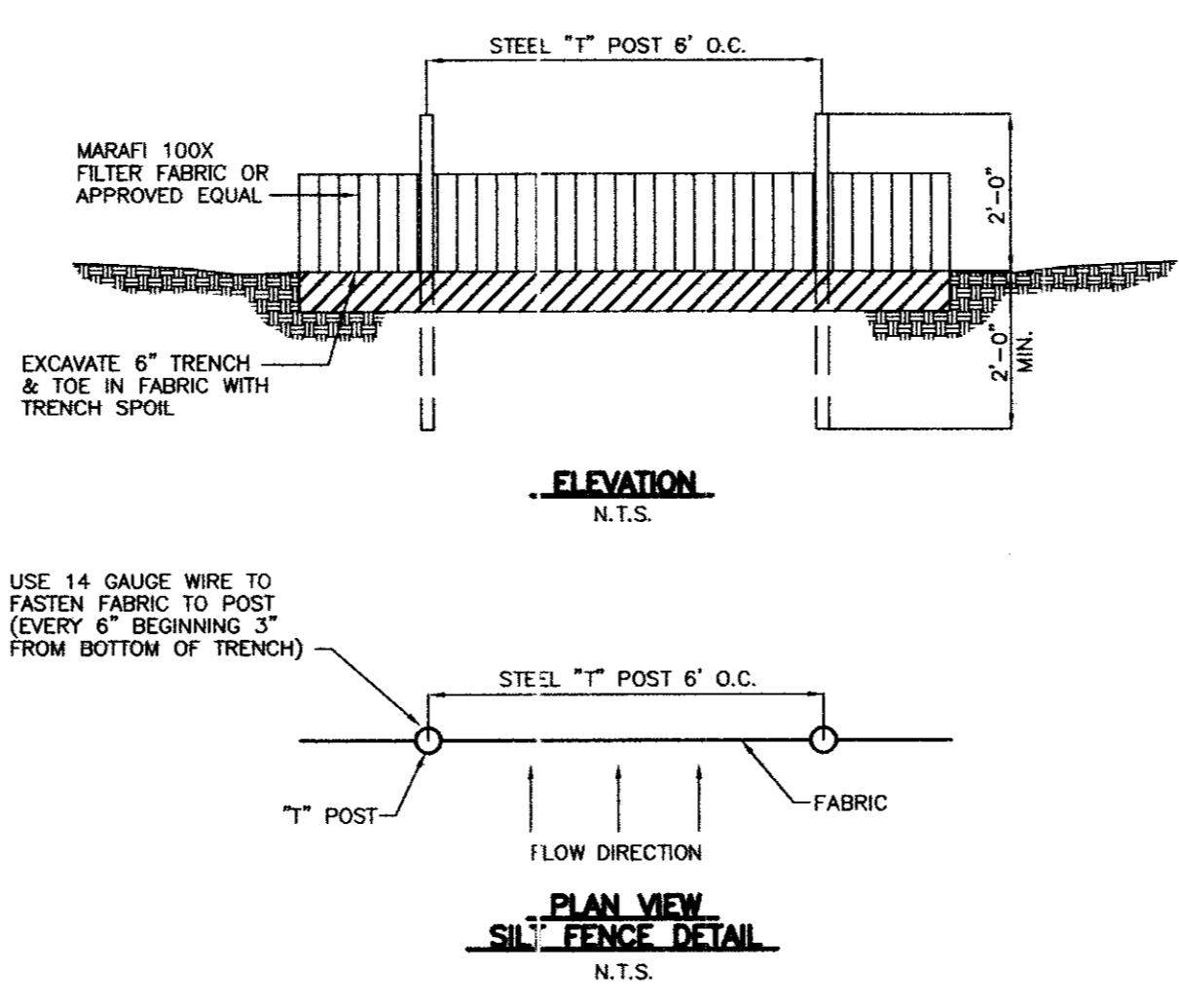
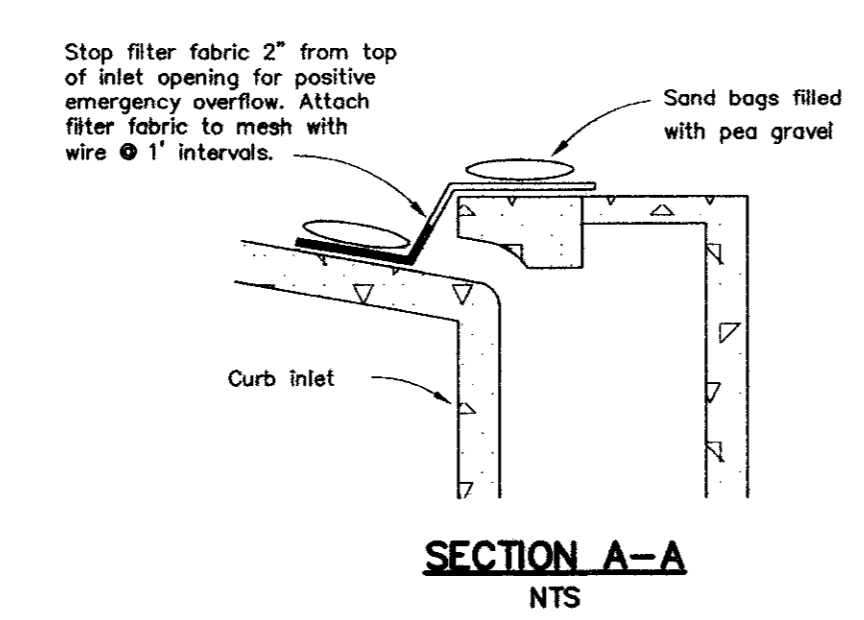
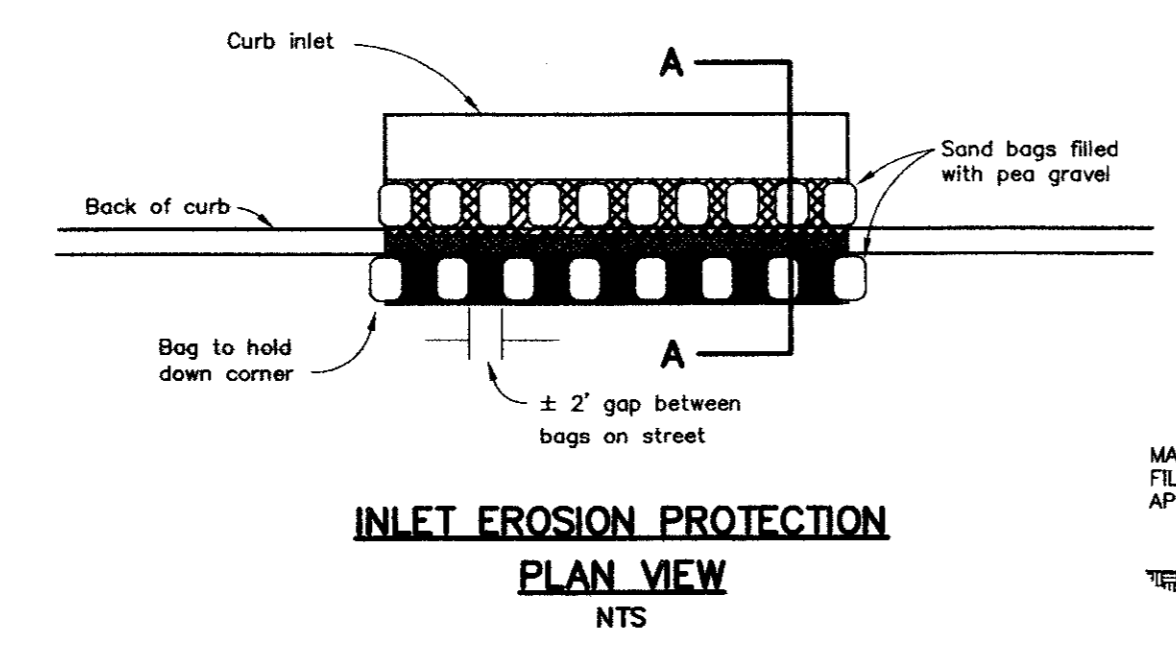
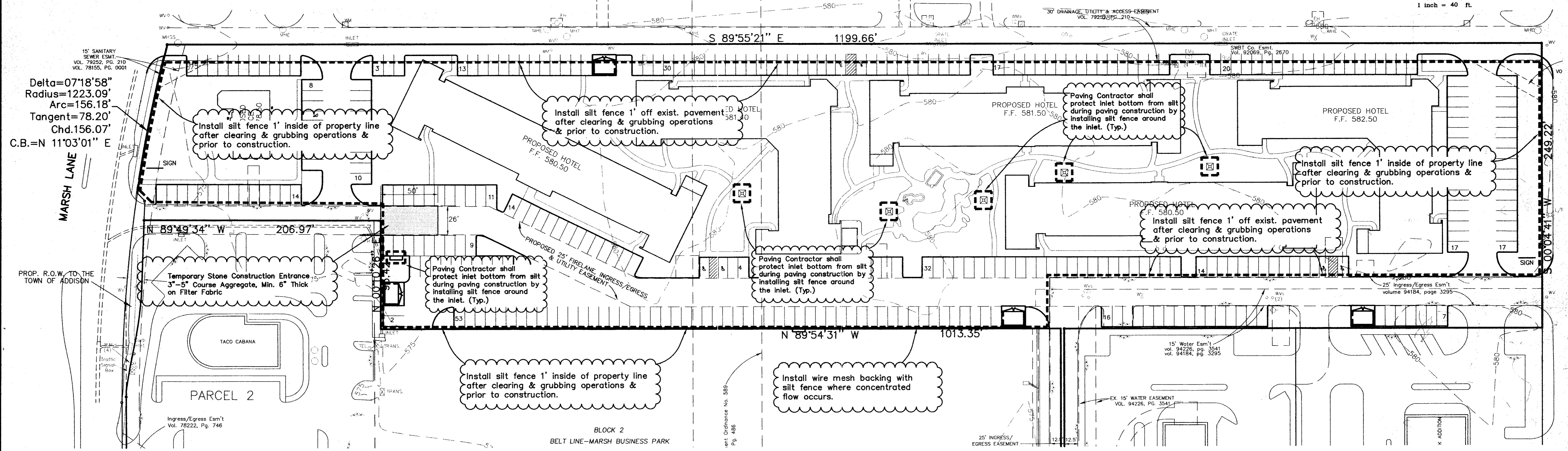
WATER & SANITARY SEWER PLAN
PROJECT NO. **BG403**
SUITES OF AMERICA
TOWN OF ADDISON, DALLAS COUNTY, TEXAS
SHEET NO. **C7**

BLOCK 2
BELT LINE-MARSH BUSINESS PARK
VOL. 79252, PG. 0210

GRAPHIC SCALE



Delta=07°18'58"
Radius=1223.09'
Arc=156.18'
Tangent=78.20'
Chd.156.07'
C.B.=N 11°03'01" E



- SILT FENCE GENERAL NOTES:**
1. Steel posts which support the silt fence shall be installed on a slight angle toward the anticipated runoff source.
 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.
 3. The trench should be a minimum of six inches deep and four inches wide to allow for the silt fence to be laid in the ground and backfilled.
 4. Silt fence should be securely fastened to each support post.
 5. Inspection shall be frequent and repair or replacement shall be made promptly as needed.
 6. Silt fence shall be removed when it has served its usefulness, so as not to block or impede storm flow or drainage.
 7. Sediment trapped by this practice shall be disposed of in an approved site in a manner that will not contribute to additional siltation.
 8. Accumulated silt shall be removed when it reaches a depth of six inches and disposed of in an approved spoil site or as in No. 7 above.
 9. At point of surface flow concentration reinforce silt fence with wire mesh backing on downstream side of fence.
 10. Filter fabric is to be Marafi 100X or approved equal. (Marafi, Inc.: 800-438-1855)

RECORD DRAWING
THIS DRAWING HAS BEEN REPRODUCED
FOR THE RECORDS OF THE CITY OF ADDISON
DATE: 2/1/00
CMB

LEGEND

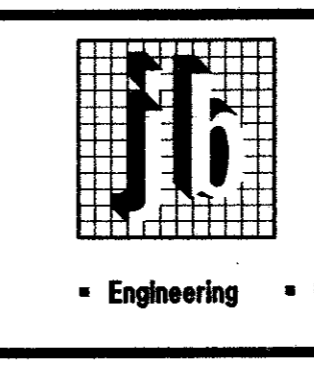
----- Silt Fence

□ Inlet w/ Erosion protection

- BENCHMARK :**
1. SQUARE CUT ON TOP OF CURB INLET AT NORTHEAST CORNER OF INTERSECTION OF BUSINESS AVE. AND BELTLINE ROAD. ELEVATION = 577.59'
 2. "X" AT INLET ON TOP OF CURB WEST SIDE OF BUSINESS AVE. 200' +/- NORTH OF BELTLINE ROAD. ELEVATION = 578.57'

NO.	REVISIONS DURING CONSTRUCTION	BY	DATE	NO.	REVISIONS DURING PLAN REVIEW	BY	DATE

PROFESSIONAL ENGINEER
RICHARD W. AKIN
83863
5/28/99



Jones & Boyd, Inc.
18000 Dallas Parkway, Suite 240
Dallas, Texas 75248
Tel: 972-248-7878
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EROSION CONTROL PLAN

SUITES OF AMERICA

CITY OF ADDISON,
DALLAS COUNTY, TEXAS

PROJECT NO.
BG403

SHEET NO.
C8

CONSTRUCTION PLANS FOR

SUITES OF AMERICA

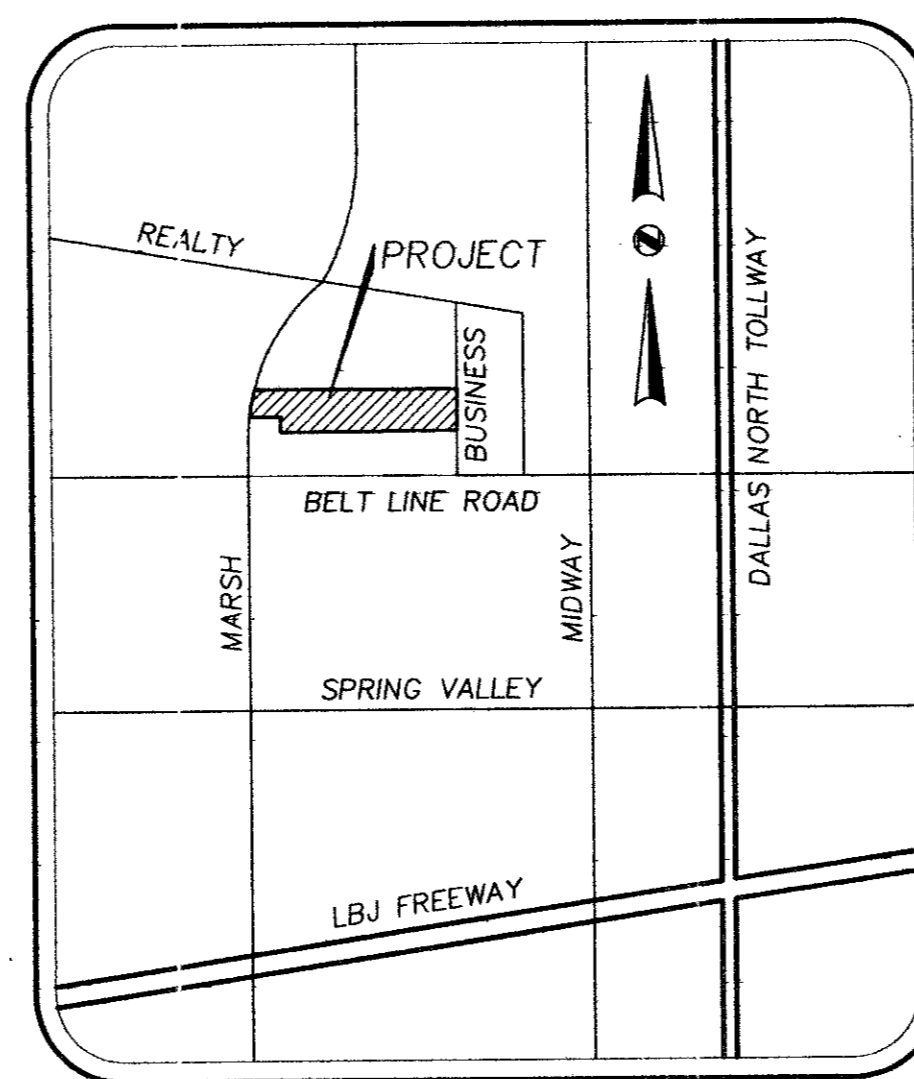
CITY OF ADDISON DALLAS COUNTY, TEXAS

DEVELOPER:

BIGELOW DEVELOPMENT CORPORATION
4004 BELTLINE ROAD, SUITE 240, LOCK BOX #1
DALLAS, TEXAS 75244
(972) 503-8880

ENGINEER:

JONES & BOYD, INC.
16800 DALLAS PARKWAY, SUITE 240
DALLAS, TEXAS 75248
(214) 248-7676



LOCATION MAP
NOT TO SCALE

INDEX

SHEET NO.	DESCRIPTION
1	PAVING & DIMENSION CONTROL PLAN
2	PAVING DETAILS
3	GRADING PLAN
4	DRAINAGE PLAN
5	STORM SEWER PLAN
6	STORM SEWER PROFILES
7	WATER & SANITARY SEWER PLAN
8	EROSION CONTROL PLAN



Richard W. Akin
5/20/99

RECORD DRAWING
THIS DRAWING HAS BEEN REVISED
TO REFLECT THE ACTUAL
CONSTRUCTION DETAILS AS
COMPALED IN THE RECORDS OF THE
CONTRACTOR. ELEVATIONS SHOWN ON
THIS PLAN WERE NOT FIELD VERIFIED.
BY: *[Signature]*
DATE: 2/1/00

Raised 5/26/99