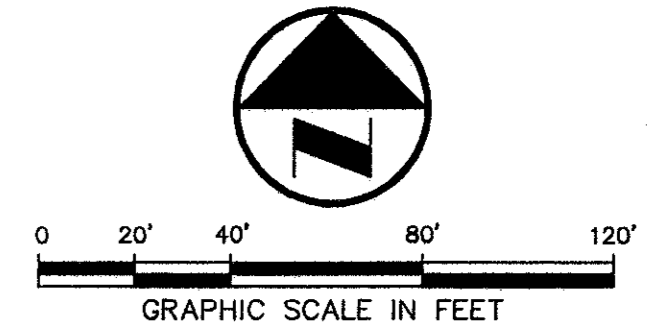


VICINITY MAP



LEGEND

- B BOLLARD
- EM ELECTRIC METER
- PP POWER POLE
- LS LIGHT STANDARD
- WM WATER METER
- WV WATER VALVE
- ICV IRRIGATION CONTROL VALVE
- CH CLEANOUT
- FM FIRE HYDRANT
- MA MANHOLE
- GM GAS METER
- TSP TRAFFIC SIGNAL CONTROL
- TSP TRAFFIC SIGNAL POLE
- TELE TELEPHONE BOX
- TV TV BOX
- EP ELECTRIC METER
- TR TRAFFIC SIGN
- PL PROPERTY LINE
- OHL O.H. POWER LINE
- TEL U/G TELEPHONE LINE
- W U/G WATER LINE
- G U/G GAS LINE
- F FENCE
- B.F.R. BARRIER FREE RAMP

DALLAS
MCKEN
HARDING
703 McKinney Avenue, Suite 401
Dallas, TX 75202-1052
Phone: 214-854-0855
Fax: 214-854-0855
Web Page: www.rofdw.com

RIKE
OGDEN
FIGUEROA
DICKSON
WELLS
PLC

ADDITION TECH CENTER
OFFICE / FLEX / WAREHOUSE PROJECT
ADDITION, TEXAS
F DEVELOPMENT SERVICES, INC.

PROJECT NO.: 9958
PREPARED BY: JLM
CHECKED BY: CJE
DATE: 05/04/01
REVISIONS:

SHEET NO. + TITLE:

C2.1

DIMENSIONAL CONTROL PLAN

REVIS 05/04/01
REVIS 10/11/00
REVIS 08/29/00

RECORD DRAWING
THIS DRAWING HAS BEEN REVISED TO REFLECT CONSTRUCTION RECORDS MAINTAINED AND PROVIDED BY THE CONTRACTOR FOR THIS PROJECT.
CONTRACTOR: HILL & WILKINSON
DATE REVISED: 05/04/01

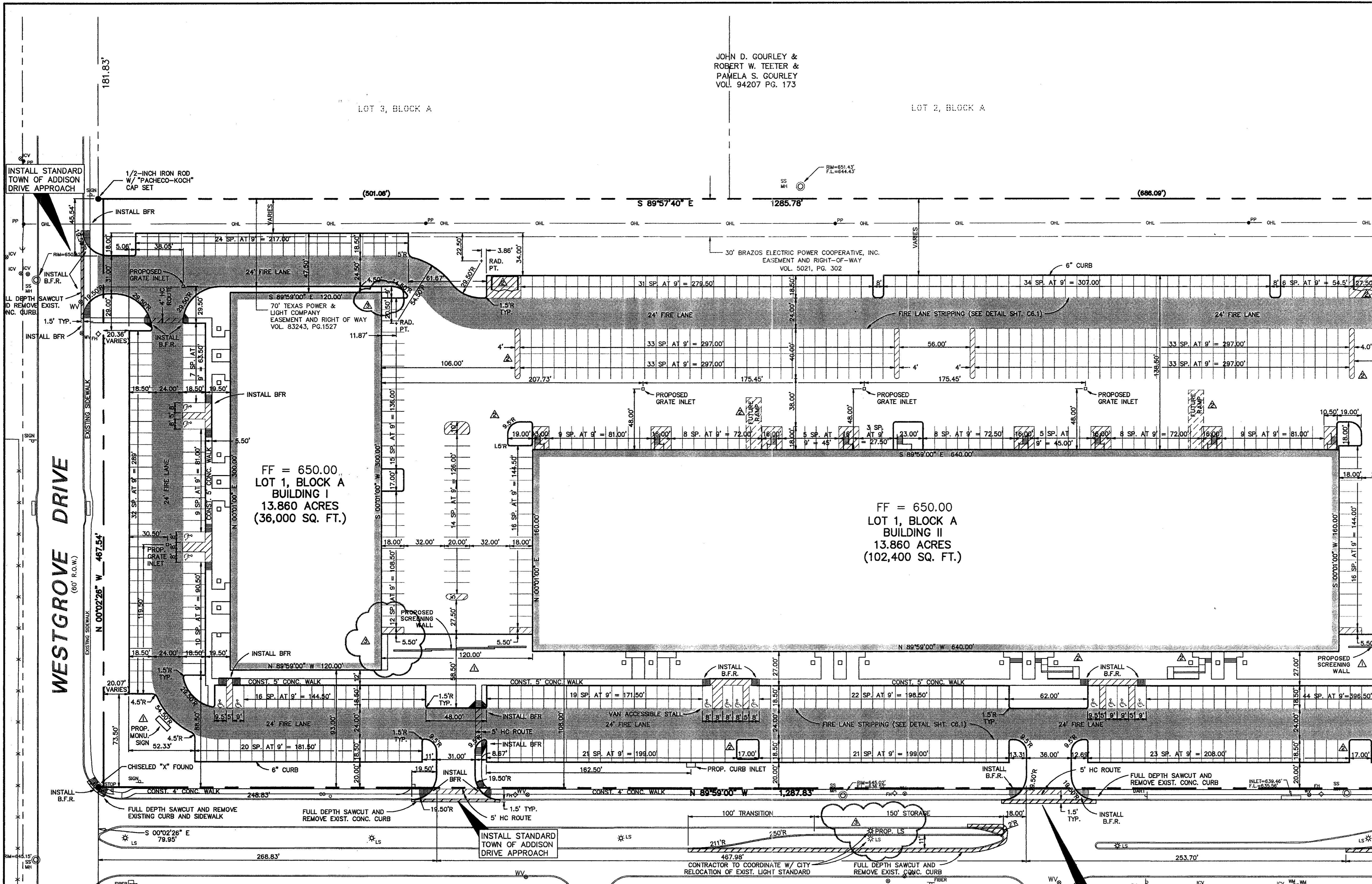
Pacheco Koch Consulting Engineers
9401 LBJ FREEWAY SUITE 300 DALLAS, TEXAS 75243 972.235.3031

DIMENSIONAL CONTROL PLAN
ADDITION OFFICE / WAREHOUSE COMPLEX
LOTS 1 & 2, BLOCK A
WESTGROVE/BENT TREE PLAZA ADDITION
TOWN OF ADDISON, TEXAS

DESIGN	DRAWN	DATE	SCALE	NOTES	FILE	NO.
CJE	JLM	JULY 26, 2000	1"=40'			C2.1



THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY STEVEN A. MARKUSSEN, P.E. 70900 ON 07/26/00. ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE ACT.



MATCH LINE SEE SHEET

EXCEL PARKWAY
(80' R.O.W.) (Volume 83220, Page 2655)

GENERAL NOTES

- ALL WORK, UNLESS OTHERWISE NOTED, SHALL CONFORM TO THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, ISSUED BY THE NORTH CENTRAL TEXAS COUNCIL OF GOVERNMENT, AND TOWN OF ADDISON STANDARD CONSTRUCTION SPECIFICATIONS.
- PRIOR TO ANY CONSTRUCTION, THE CONTRACTOR SHALL BE FAMILIAR WITH THE PLANS INCLUDING ALL NOTES, THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION NORTH CENTRAL TEXAS AND THE CITY STANDARDS FOR CONSTRUCTION AND ANY OTHER APPLICABLE STANDARD AND SPECIFICATIONS RELEVANT TO THE PROPER COMPLETION OF THE WORK SPECIFIED. FAILURE ON THE PART OF THE CONTRACTOR TO BE FAMILIAR WITH ALL STANDARDS AND SPECIFICATION PERTAINING TO THIS WORK SHALL IN NO WAY RELIEVE THE CONTRACTOR OF RESPONSIBILITY OF PERFORMING THE WORK IN ACCORDANCE WITH ALL SUCH APPLICABLE STANDARDS AND SPECIFICATIONS.
- THE HORIZONTAL AND VERTICAL LOCATIONS OF EXISTING SUBSURFACE UTILITIES HAVE BEEN DETERMINED FROM DATA RECORDED BY OTHERS. CONTRACTOR SHALL VERIFY THAT NECESSARY CROSSING CLEARANCES BETWEEN EXISTING AND PROPOSED UTILITIES EXIST PRIOR TO CONSTRUCTION OF ANY SUCH CROSSING. IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROTECT ALL UTILITIES IN THE CONSTRUCTION OF THIS PROJECT. CONTRACTOR TO VERIFY SIZE AND LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION.
- IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROTECT ALL MANHOLES, CLEANOUTS, VALVE BOXES, FIRE HYDRANTS, ETC. THEY MUST BE ADJUSTED TO PROPER LINE, AND GRADE BY THE CONTRACTOR PRIOR TO AND AFTER THE PLACING OF PERMANENT PAVING AND GRADING. UTILITIES MUST BE MAINTAINED TO PROPER LINE AND GRADE DURING THE CONSTRUCTION OF THE PAVING FOR THIS DEVELOPMENT.

- 5.1 PROTECT AND MAINTAIN ROADWAY TRAFFIC THROUGHOUT THE PROJECT, PROVIDING A MINIMUM OF ONE (1) LANE OPEN IN EACH DIRECTION;
- 5.2 PROVIDE AND MAINTAIN INTERIM ACCESS FROM ROADWAYS CURRENTLY IN USE TO ALL DRIVEWAYS AND INTERSECTING STREETS OR ALLEYS;
- 5.3 MAINTAIN NORMAL PROJECT DRAINAGE UNTIL NEW DRAINAGE FACILITIES ARE FUNCTIONAL, INCLUDING, WHERE NECESSARY, INTERIM REPLACEMENT OF EXISTING DRAINAGE STRUCTURES REMOVED FOR CONSTRUCTION OF NEW DRAINAGE FACILITIES;
- 5.4 MAINTAIN ALL WORK AND MATERIAL STORAGE AREAS IN ORDERLY CONDITION, FREE OF DEBRIS AND WASTE; ON COMPLETION OF CONSTRUCTION, CLEAN UP THE PROJECT AND ADJACENT AFFECTED AREAS TO ACCEPTABLE CONDITION, ALL AS PROVIDED IN THE GENERAL CONDITIONS.
6. PRIOR TO COMMENCEMENT OF CONSTRUCTION, BONDS AND THREE-WAY CONTRACTS SHALL BE SUBMITTED TO THE CITY AS REQUIRED.
7. THE CONTRACTOR IS RESPONSIBLE FOR COMPLIANCE WITH ALL FEDERAL, STATE AND LOCAL REGULATIONS REGARDING TRENCH SAFETY.
8. REFER TO ARCHITECTURAL AND STRUCTURAL PLANS TO VERIFY ALL BUILDING DIMENSIONS.
9. REFER TO ARCHITECTURAL PLANS FOR DETAILED BUILDING ENTRANCE LAYOUTS, RAMPS, LANDSCAPE AND
10. BARRICADE AND PROJECT SIGNS SHALL CONFORM TO TEXAS DEPARTMENT OF TRANSPORTATION MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES AND LATEST UPDATES.
11. ALL DIMENSIONS ARE FROM BACK OF CURB UNLESS OTHERWISE NOTED.
12. CONTRACTOR IS TO ADJUST ALL EXISTING UTILITIES (MANHOLES, WATER VALVES, FIRE HYDRANTS, ETC.) TO MATCH PROPOSED GRADES.
13. CONTRACTOR IS TO REFER TO ARCHITECTS PLANS FOR THE LAYOUT, LOCATION, AND THE DESIGN DETAILS OF THE SCREEN WALLS, SITE MONUMENTS, AND DUMPSTERS.

JIM MCBAIN
05/10/2001
RE: URG-2112-05.DWG