

8.919 ACRES

TEXOK PROPERTIES, L.P.  
VOL. 2002240, PG. 3529

MARCUS AVENUE

GOODMAN AVENUE

RINGO PLACE

LEGEND

- PROPERTY LINE
- LIMIT OF WORK
- || STEEL EDGING
- CONTROL JOINTS
- EXPANSION JOINTS
- GRADE BREAK LINE
- 200.05 SPOT ELEVATION
- 201 CONTOUR LINE
- TC TOP OF CURB
- BC BOTTOM OF CURB
- TW TOP OF WALL
- BW BOTTOM OF WALL
- P.A. PLANTING AREA

- MATERIAL KEY
- SPECIAL PAVEMENT 0 10-00
  - DETAIL NUMBER
  - SHEET NUMBER

EXISTING & PROPOSED UTILITIES

- CONDUIT
- WATER, SANITARY SEWER, GAS LINE
- STORM DRAIN LINE
- MANHOLE
- FIRE HYDRANT
- GATE VALVE

NOTES:

1. **WARNING! EXISTING UNDERGROUND UTILITIES MAY BE ENCOUNTERED THROUGHOUT THE ENTIRE PROJECT AREA. LOCATE ALL UTILITIES PRIOR TO CONSTRUCTION.**
2. Provide Town of Addison with project schedule.
3. Notify the Town of Addison of any discrepancies that arise during the construction period. Failure to make such discrepancies known to the Town of Addison will result in the contractor's liability to revise work as necessary to achieve the design intent.
4. Stake site lighting fixture locations for approval by the Town of Addison. Coordinate fixture and conduit locations among all disciplines including, but not limited to, existing and proposed mechanical, electrical, and plumbing utilities, drainage, planting, and irrigation.
5. All dimension lines shall be considered 90 degrees unless otherwise noted.
6. All concrete formwork shall be straight and free from bulges and/or changes in angle that are not shown on the drawings.
7. Layout of sidewalks shall be approved by Town of Addison prior to concrete pour.
8. Provide positive drainage throughout project area. No ponding or standing water is acceptable.
9. **All walks shall not exceed 5% longitudinal slope and 2% cross slope in compliance with Texas Accessibility Standards. All accessible parking spaces, aisles, and crosswalks shall not exceed 2% slope in any direction in compliance with Texas Accessibility Standards.**
10. **Accessible route shall be clear of protruding objects, including low tree limbs and signs, less than 80" in height in compliance with Texas Accessibility Standards.**
11. Provide staking to all planting areas re: irrigation plans.
12. All landscape areas shall be 100% irrigated, with an automatic underground irrigation system equipped with a rain sensor and a freeze guard set at 38° F.
13. See details and specifications for staking methods, plant pit dimensions and backfill requirements.
14. Stake all tree and shrub locations for approval by Town of Addison prior to beginning work.
15. Final location of plant material is subject for review and approval by Town of Addison.

FAIRFIELD PARK

Town of Addison, Texas

Talley Associates

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Planning  
Urban Design  
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Project No. 5034

Drawn By: JW

Checked By: CT/KB

Date: 5 September 2008

Issued:

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Issued:

Issued:

Revisions:

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Sheet Title:

GRADING PLAN

L2.01

Sheet No.:

SCALE: 1" = 20'

0 10 20 40

1 ENLARGEMENT  
15.04

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