

NOTICE: CONTRACTOR WILL EXERCISE EXTREME CAUTION BEFORE BEGINNING EXCAVATION. NOTIFY ALL UTILITY COMPANIES THAT MAY HAVE EXISTING LINES IN THE AREA OF PROPOSED CONSTRUCTION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO LOCATE ALL UTILITY LINES WHETHER INDICATED ON PLANS OR NOT SHOWN.

Table with columns: CITY OF ADDISON, BUILDING INSPECTION, PUBLIC WORKS, LONE STAR GAS, SERVICE REP., LINE LOCATION, PLANNED CABLE, LOCATOR, SOUTHWESTERN BELL, SERVICE REP., LOCATOR, TV ELECTRIC, SERVICE REP.

Table with columns: SITE INFORMATION, TOPOGRAPHIC SURVEY, OWNER, BROCKETTE-DAVIS - DRAKE INC., PROJECT MGR., MR. BOB FRASCONA, SOILS TESTING, ATEC ASSOCIATES, INC.

Table with columns: DEVELOPED AREA, FUTURE PARKING, SITE TOTAL, EXISTING ZONING, PROPOSED USE, REQUIRED SETBACKS, PARKING PROVIDED, STANDARD, HANDICAP, VAN ACCESS, TOTAL SPACES.

NOTES: ALL CONSTRUCTION TO BE IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE CITY OF ADDISON. ROOF DRAIN LINE TO BE 6" & 12" PVC SDR 35. 4" & 6" PVC SANITARY SEWER SERVICE TO BE SDR 35. WATER LINE TO BE 2" "BLUE BRUTE" PVC SCHED 40. ALL C.I. FITTINGS TO BE POLY WRAPPED.

ELECTRICAL CONTRACTOR TO PROVIDE: 1. 2" CONDUIT FOR PHONE SERVICE IF NOT PROVIDED BY PHONE CO. 2. 1" CONDUIT FOR ENTRY SIGN W/ DISCONNECTS 3. 1" CONDUIT FOR PARKING LOT LIGHTING

PLUMBING CONTRACTOR TO PROVIDE TAP AND VALVE AT 6" WATER MAIN, METER BOX, WATER METER, VALVES AND SERVICE LINES FOR WATER SERVICES TO BUILDING. WATER SERVICE SHALL BE "BLUE BRUTE" WITH THRUST BLOCKING AT ALL ANGLES.

GAS CONNECTIONS FROM METER TO BUILDING. SEWER SERVICE TAP AT MAIN TO BE MADE BY CITY. (VERIFY WITH PUBLIC WORKS DEPT.)

PAVEMENT: PAVEMENT TO BE 5 1/2" CONCRETE, 3,000 LBS @ 21 DAYS, #3 REBAR AT 18" ON CENTER BOTH WAYS. SEPARATION JOINTS REQUIRED AT SIDEWALK AND BUILDING SLAB. SUBGRADE TO BE SCARIFIED 6" MIN. AND MIXED WITH HYDRATED LIME, 6% BY DRY WEIGHT EQUAL TO APPROXIMATELY 27 POUNDS PER SQUARE YARD. (ITEM #9 NCTCO) COMPACT TO 95% STANDARD PROCTOR DENSITY. P1 < 15, P2 > 12.4. CONTRACTOR IS TO PROVIDE A PARKING LOT DRIVEWAY JOINT PLAN TO OWNER FOR APPROVAL. WE RECOMMEND CONTRACTION JOINTS AT 15' EACH WAY. EXPANSION JOINTS AT END OF RETURN ON ENTRY DRIVE AND 45' EACH WAY ON PAVEMENT.

CONTRACTOR TO EXPOSE 8" S.S. TAP BY CITY. F/L ELEV = 666.90. DOUBLE S.S.C.O. REQUIRED AT PROPERTY LINE.

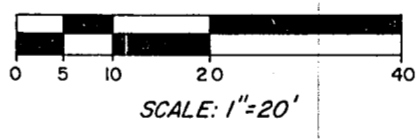
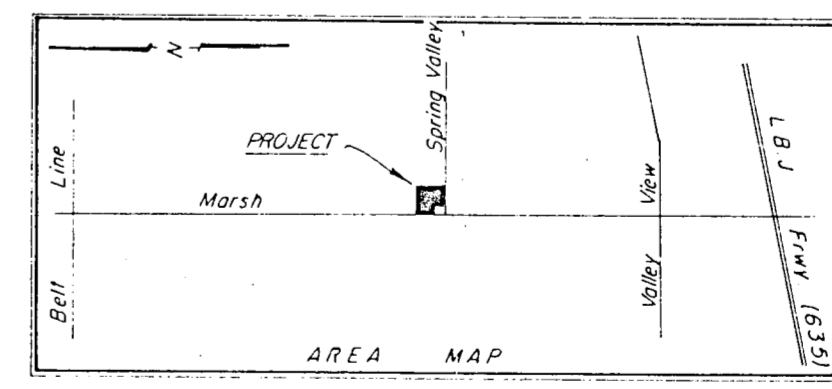
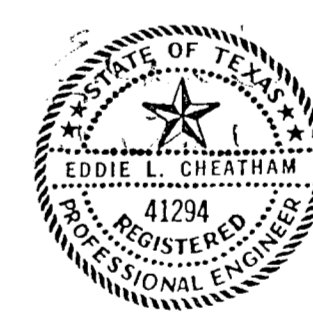
SIDEWALK: 4" CONCRETE, 3,000 LBS. AT 28 DAYS W/ #4 @ 18" ON CENTER W/ 3" REBAR. 15' ON CENTER EACH WAY. EXPANSION JOINTS AT 20'. CONTROL JOINTS AT 5'.

COMPACTOR PAD AND RAMP: TO BE 6" CONCRETE, 4,000 LB. @ 28 DAYS W/ #3 REBAR. 15' ON CENTER EACH WAY. EXPANSION JOINTS AT 20'. CONTROL JOINTS AT 5'.

ALL PARKING LOT STRIPING: SHALL BE THICK HIGHWAY YELLOW, 5" WIDE. PAINT SHALL ALSO BE APPLIED TO HUMPER BLOCKS AT BUILDING AND THE FACE OF SIDEWALKS AT BUILDING.

ENTRY DRIVEWAYS: SHALL HAVE ENTRY LANE AND EXIT LANE CLEARLY MARKED WITH PAINTED LINES AND ARROWS AND SPECIFY ENTER OR EXIT. DRIVEWAY CUTS: PER CITY & ADDISON - PERMIT REQUIRED.

WHEEL STOPS: BY PHILLIPS RECYCLING, 216541-2444, WES SCHEFFERSTEIN. FIRE LANE: STRIPING REQUIRED PER FIRE DEPT.



BENCH MARK: Square cut situated in the center of a 10' inlet located on the east side of Marsh Lane at 380' north of the centerline of Spring Valley Road. ELEVATION: 564.06

NOTE: ZONING CLASSIFICATION IS LR (Local Retail)

NOTE: Utility Information is based upon field measurements, and the best available records. Field data is limited to that which is visible and can be measured. This does not preclude the existence of other underground items. Record information is based upon data collected from both public and private sources. The completeness and/or accuracy of these records cannot be guaranteed, except insofar as they can be verified by the field measurement.

Legend table with columns: SYMBOL, DESCRIPTION, SYMBOL, DESCRIPTION. Includes symbols for SOIL TEST BORING, PARKING LOT LIGHT, and various utility lines.

SITE PLAN/GRADING PLAN RYAN'S FAMILY STEAK HOUSE

LOT 1, BLOCK 1 SPRING VALLEY/MARSH LANE CENTRE

CITY OF ADDISON DALLAS COUNTY, TEXAS

JANUARY 16, 1992

PRELIMINARY

MAR 16 1992

CHEATHAM & ASSOCIATES CONSULTING ENGINEERS - SURVEYORS - PLANNERS 1170 CORPORATE DRIVE W. SUITE 207 ARLINGTON, TEXAS 76006 (817) 633-1023 METRO (817) 640-4329

PROPOSED 6"x6" TAPPING SLEEVE 8 VALVE 32 L.F. 6" PVC-C900 DR 18 WATER LINE 1-STD. F.H

PROPOSED 6"x2" TAPPING SLEEVE 8 VALVE

SECTION A-A PROPOSED DRAINAGE CHANNEL

CONST. 5" CURB INLET TOP = 72.75 F/L = 68.00

CONST. 10" CURB INLET TOP = 70.34 F/L = 66.00

CONST. TYPE 'A' HEADWALL 8 RIP RAP TO MATCH EXIST. STRUCTURE

CONST. 10" CURB INLET TOP = 70.34 F/L = 66.00

CONST. 10" CURB INLET TOP = 70.61 F/L = 66.74

CONST. PROP ENTRY MATCH EXIST. GUTTER, F/L CONST. BARRIER FREE RAMP @ SIDEWALK

MARSH LANE

SPRING VALLEY ROAD

Marsh Lane Apartments Vol. 76203, Pg. 1272

William J. Herrell Vol. 71071, Pg. 1082

SITE PLAN / GRADING PLAN

LOT 1, BLOCK 1, SPRING VALLEY / MARSH LANE CENTRE, ADDISON, TEXAS

RYAN'S FAMILY STEAK HOUSE