

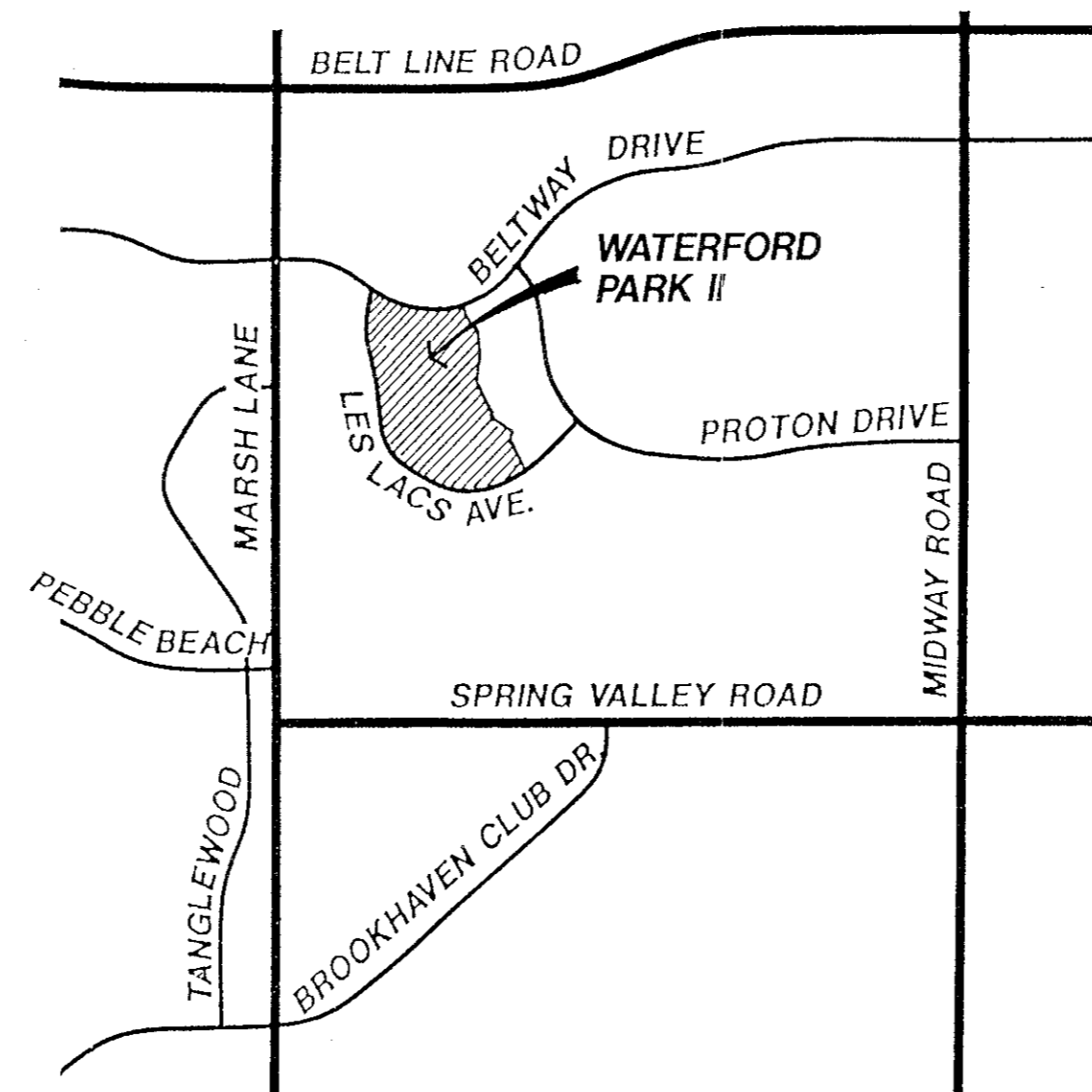
CONSTRUCTION PLANS

WATERFORD PARK II

TOWN OF ADDISON, TEXAS

GENERAL NOTES

- A. Prior to final acceptance by the Town of Addison.
- 1) A Texas Registered Professional engineer shall certify that the project was constructed in accordance with the plans and specifications approved by the Town of Addison.
 - 2) The owner shall provide a reproducible set of as-builts (sealed and certified by a Texas Registered Engineer) and 2 blue line sets.
 - 3) A five foot sidewalk shall be installed along Les Leas Avenue. See attached detail.
 - 4) A one year 10% maintenance bond is required for the internal subdivision infrastructure.
 - 5) Contractor shall demonstrate that the water and sanitary sewer systems meet the proper pressure, bacteria, and mandrel tests. In addition, the owner shall provide a VHS format video tape of the sanitary sewer.
- B. Prior to starting construction, the contractor shall contact the utility companies to locate existing facilities. These include but may not be limited to the following:
- 1) Town of Addison
 - 2) Lone Star Gas
 - 3) Southwestern Bell
 - 4) Storm Cal. Co.
 - 5) Planned Cable Systems
 - 6) TU Electric
- C. Prior to beginning construction, the owner or his authorized representative shall conduct a Pre-Construction Conference between the Town of Addison, Consulting Engineer, Contractor(s), Utility companies and any other affected parties. Notify Bruce Ellis 450-2847 at least 48-hours prior to beginning of construction.
- D. Any existing pavement, curbs, and/or sidewalks damaged or removed will be repaired by the contractor at their expense.
- E. Lot pins shall be installed after construction and prior to final acceptance. Concrete monuments shall be placed as shown on the final plat and iron pins shall be placed at block corners, curve points and angle points in public right-of-way. Concrete monuments shall be six (6) inches in diameter and twenty-four (24) inches long. An iron rod one-half inch in diameter embedded at least three (3) inches in the monument at the exact intersection point of the monument. The monuments shall be set at such an elevation that after construction, the top of the monument will be not less than twelve (12) inches below the ground surface.
- F. The contractor shall stamp a 2-inch "S" and 2-inch "W" in the curb at the location of the sewer service and water service lines, respectfully.
- G. At intersections that have valley drainage, the crown of the intersecting streets will culminate in a distance of 40 feet from the intersecting curb line unless otherwise noted.
- H. Temporary or permanent street barricades shall remain at all points of ingress and egress to prevent public use until such street received final acceptance.
- I. Contractor shall obtain a right-of-way permit by the Town of Addison for working within the public right-of-way.
- J. During construction, the owner shall provide a qualified geotechnical lab to perform materials testing during the construction, at the request of the Town of Addison.
- K. The contractor shall submit material sheets to the Town of Addison for approval prior to incorporating materials into the job.
- L. The utility contractor shall submit to the Town of Addison for approval a trench safety plan sealed by a registered professional engineer for the installation of utilities greater than five (5) feet in depth.



LOCATION MAP
NOT TO SCALE

WATERFORD PARK II

SHEET NO.	DESCRIPTION
FP-1	FINAL PLAT
	PAVING PLAN AND PROFILE
P-1	CHATHAM COURT DRIVE
P-2	LAKEMAN COURT
P-3	WATERSIDE COURT
P-4	WATERFORD DRIVE
P-5	MEADOWCREEK CIRCLE
P-6	STREET RESTORATION & TRAFFIC CONTROL PLAN
	WATER AND SANITARY SEWER
WS-1	WATER AND SANITARY SEWER PLAN
WS-2	SANITARY SEWER PROFILES
	DRAINAGE PLAN AND PROFILES
DA-1	DRAINAGE AREA MAP
DR-1	DRAINAGE PLAN AND PROFILES
DR-2	DRAINAGE PROFILES
GR-1	GRADING AND EROSION CONTROL
GR-2	GRADING AND EROSION CONTROL
	CONSTRUCTION PLANS
D-1	CONSTRUCTION DETAILS
THRU	
D-10	

ENGINEER

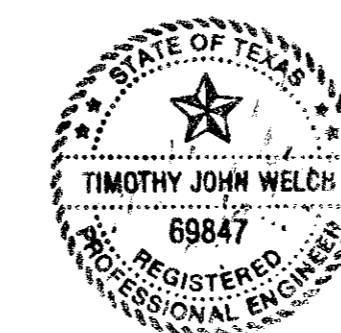
THE NELSON CORPORATION
5999 SUMMERSIDE DR. SUITE 202
DALLAS, TEXAS 75252
(214)-380-2605

OWNER

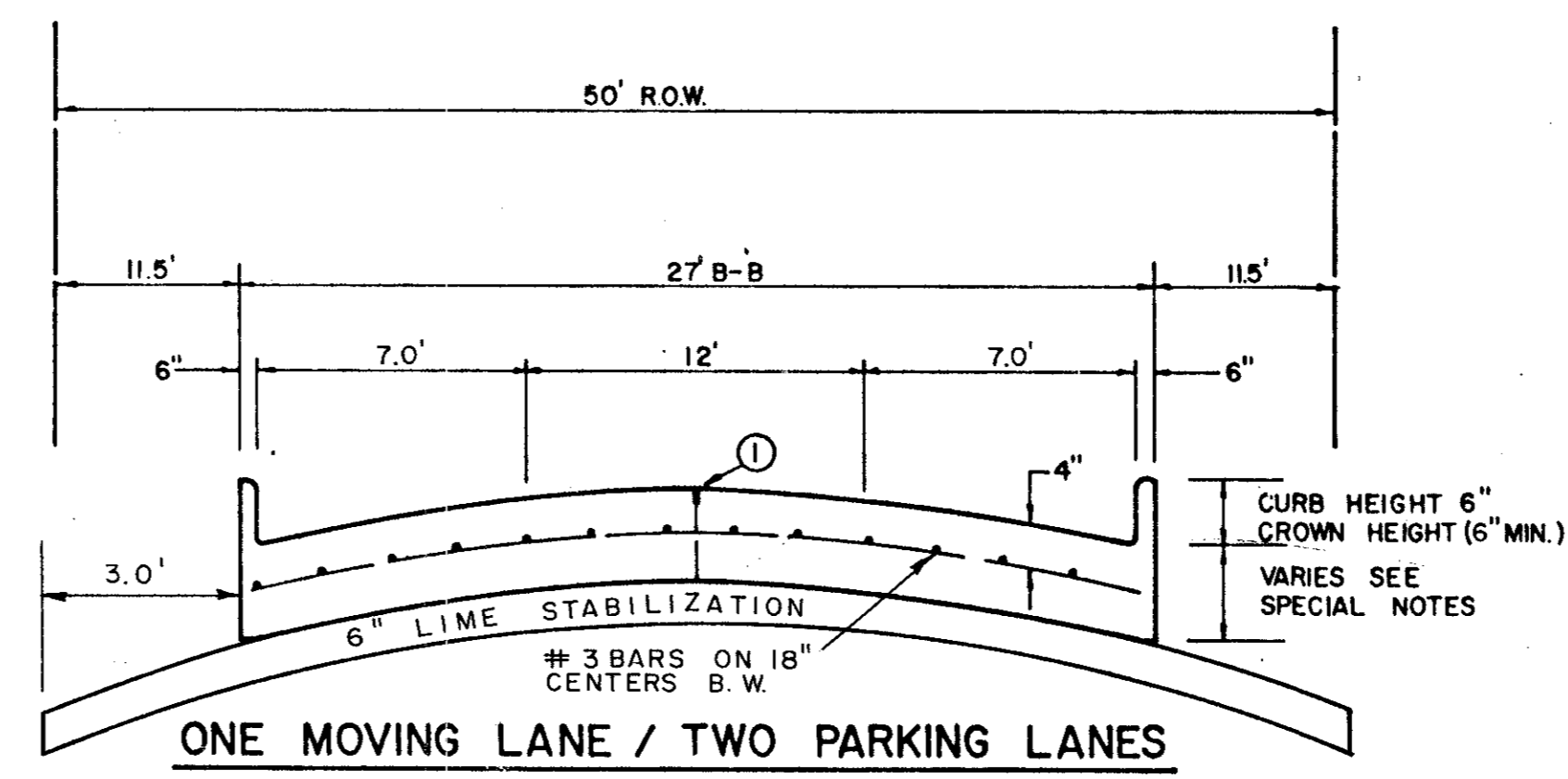
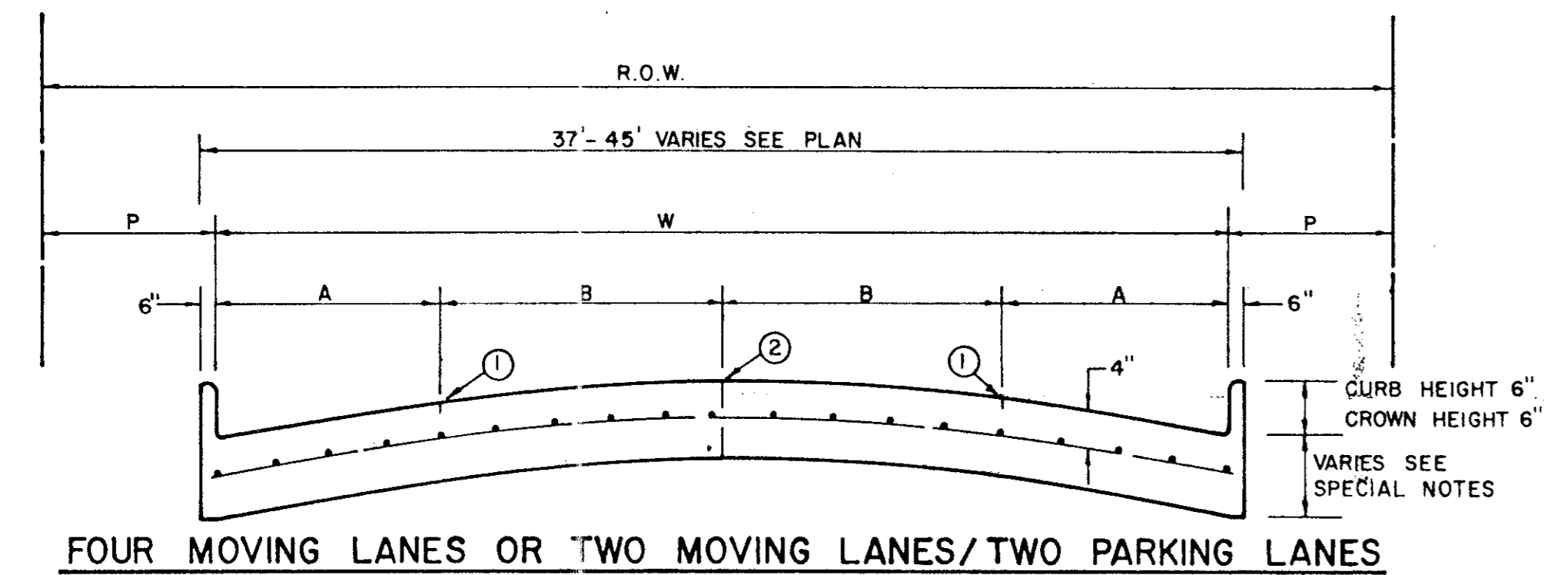
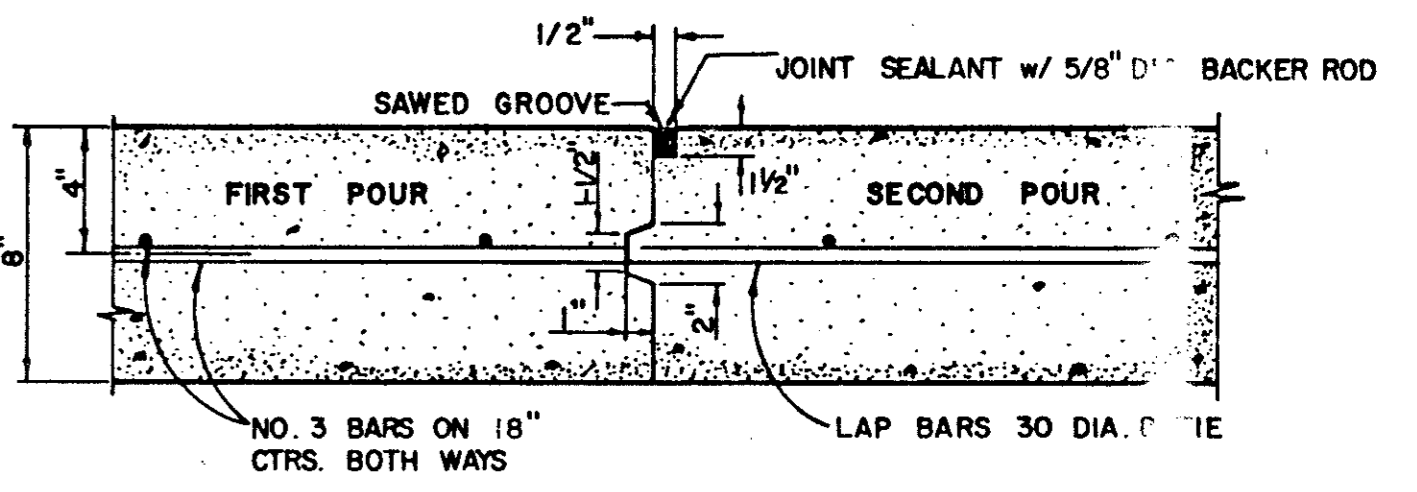
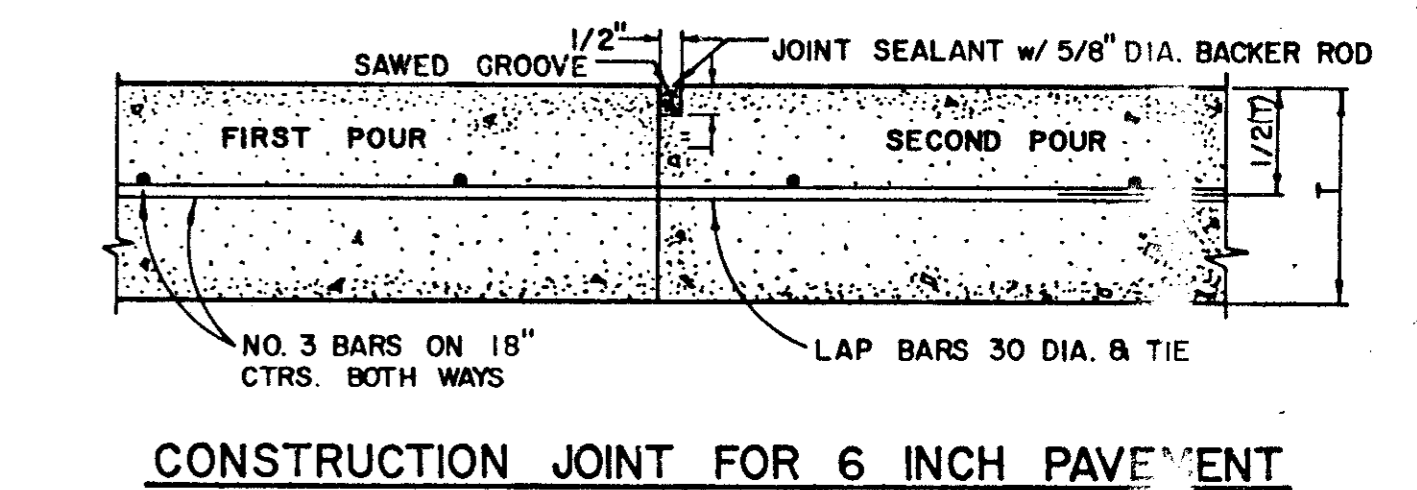
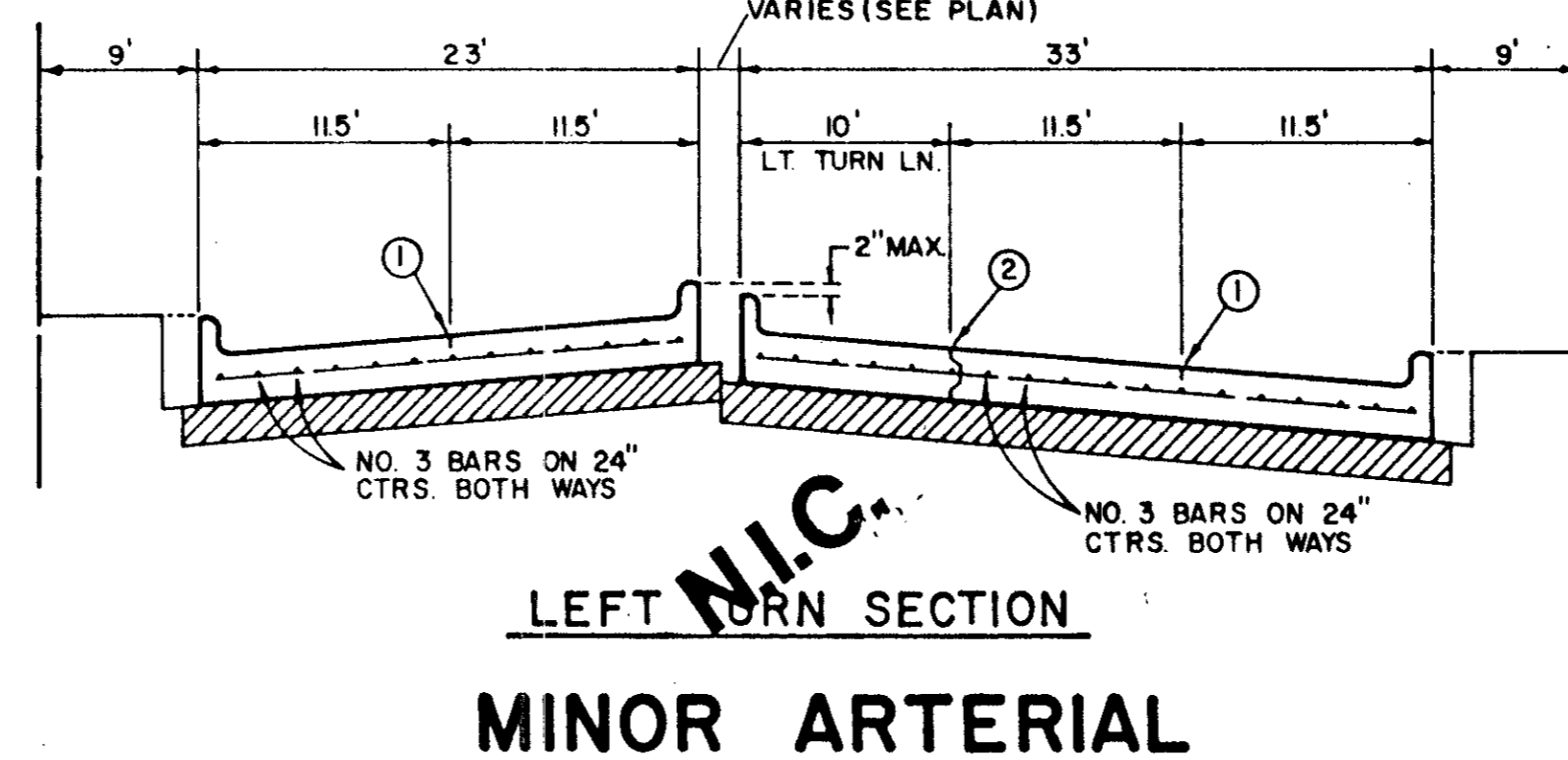
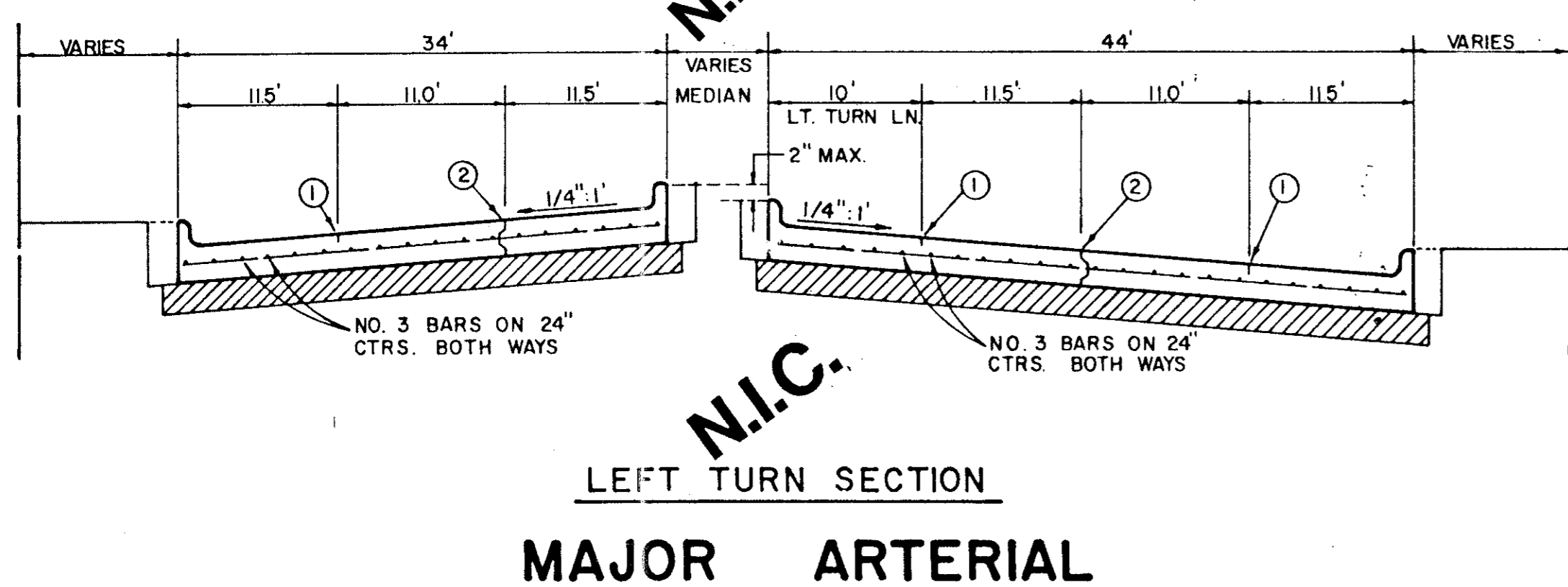
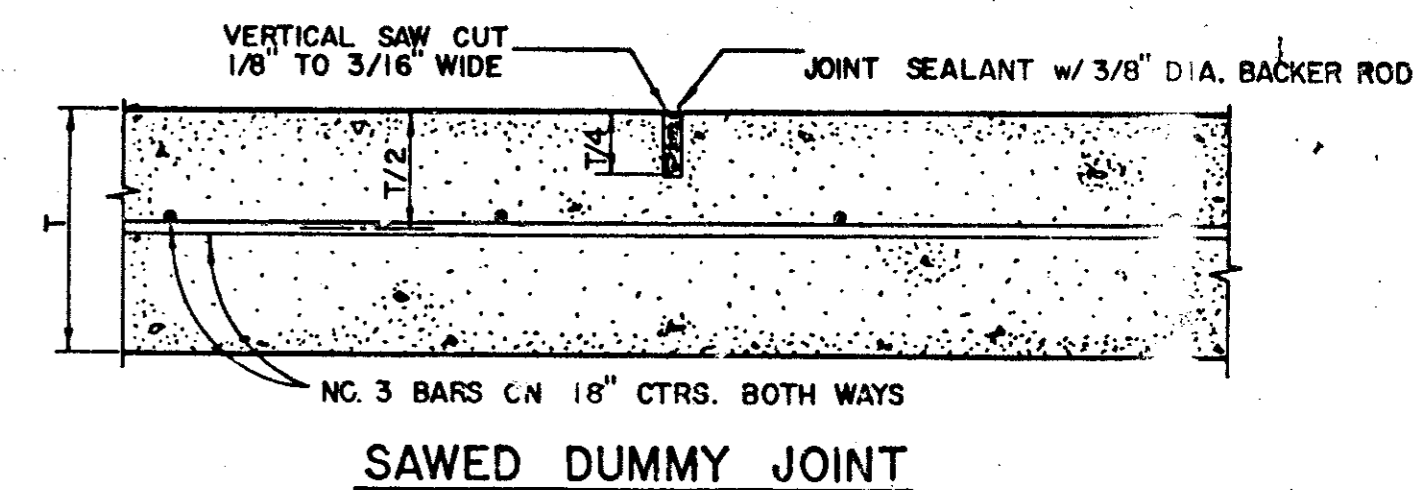
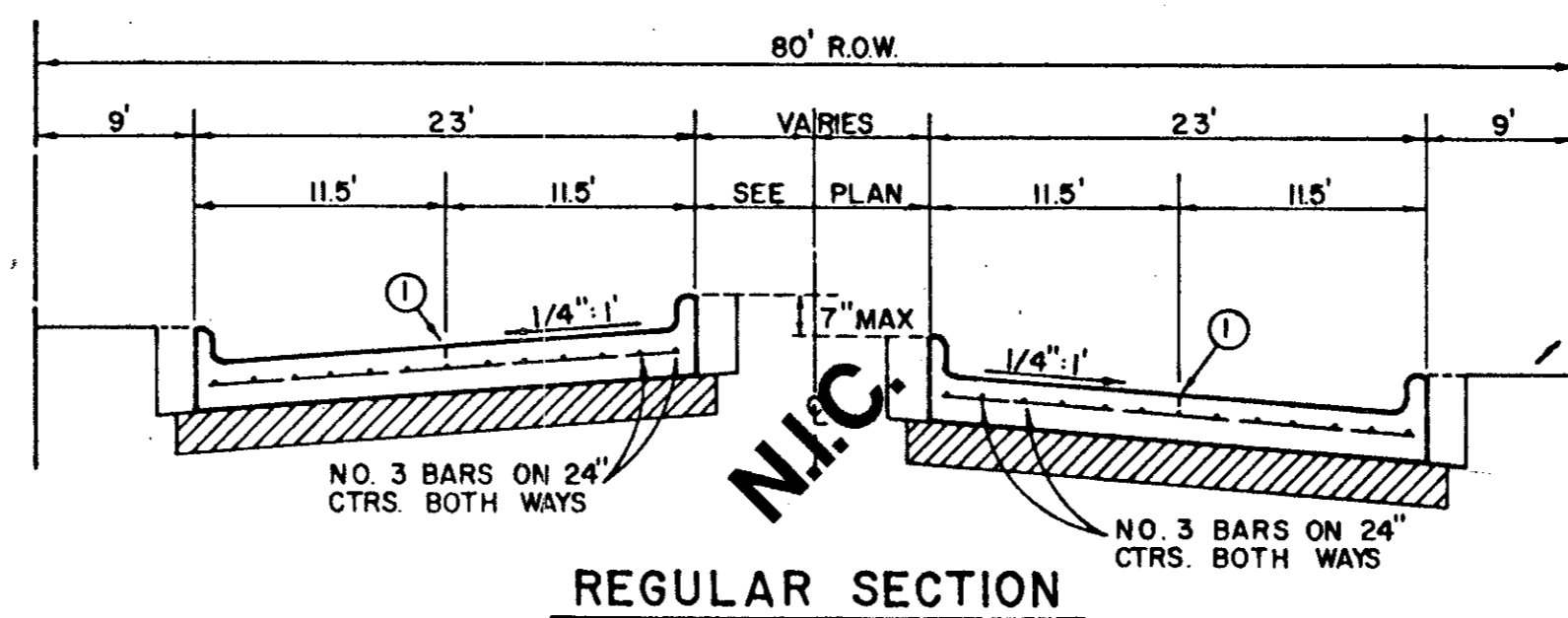
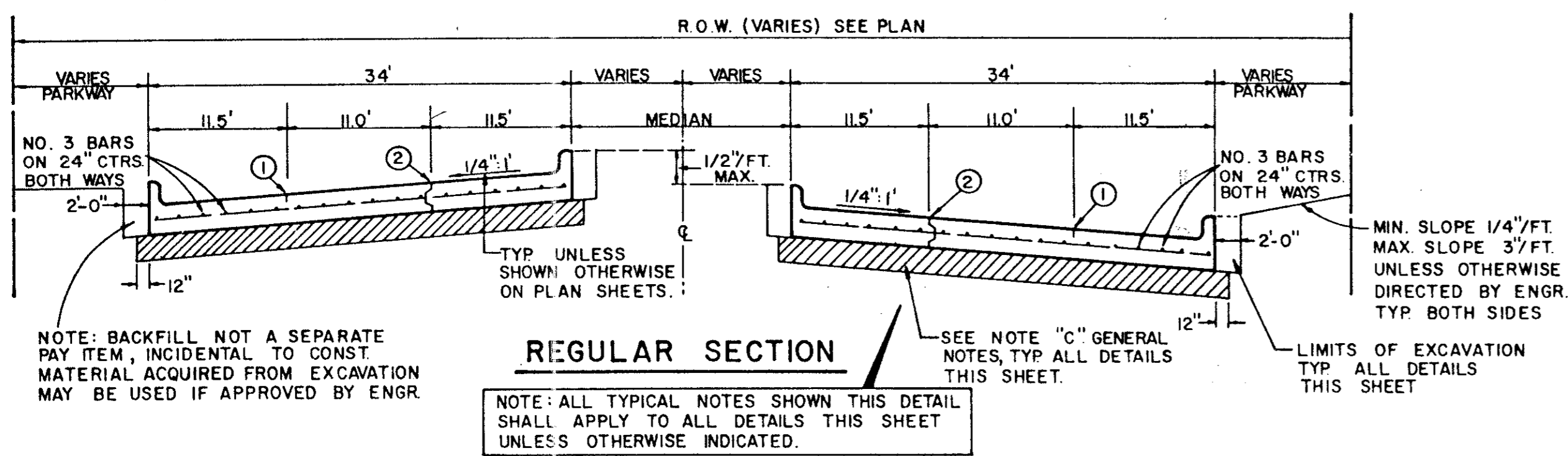
CENTEX REAL ESTATE CORPORATION, A NEVADA CORP.
1660 S. STEMMONS, SUITE 230
LEWISVILLE, TEXAS 75067
(214) 221-5556

AS BUILTS

I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.



10/9/92



STREET TYPE	STREET WIDTH (W)	A	B	ROW WIDTH	P
COLLECTOR	36'	8'	10'	60'	11.5'
COLLECTOR	40'	8' OR 10'	10' OR 12'	60'	9.5'
COLLECTOR	44'	11'	11'	65'	10.0'

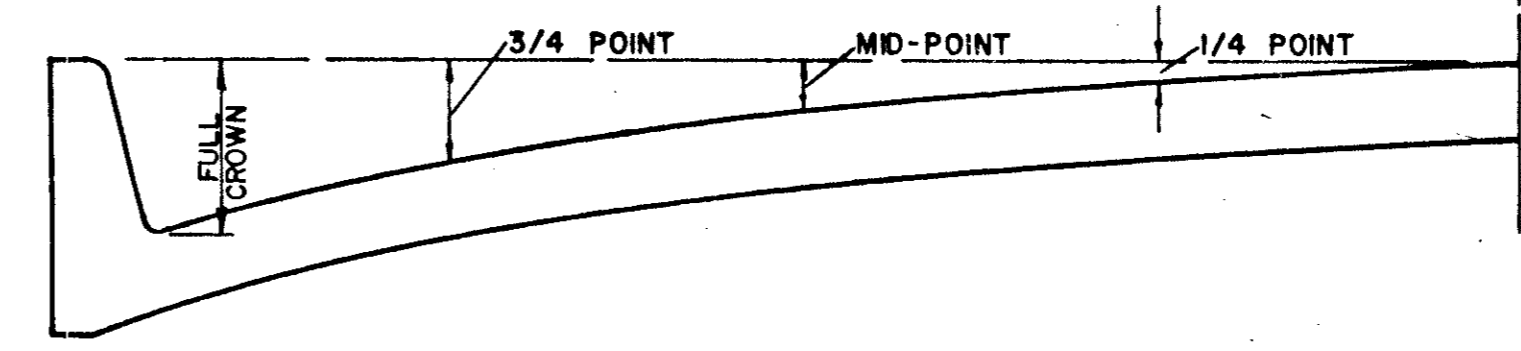
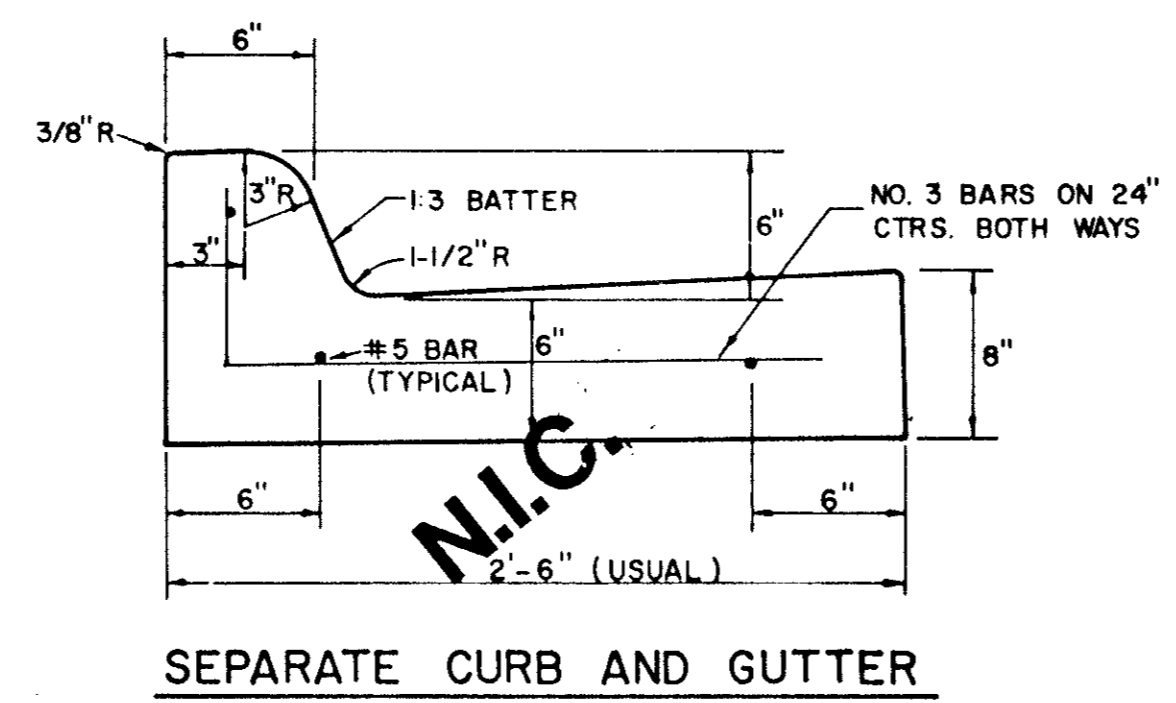
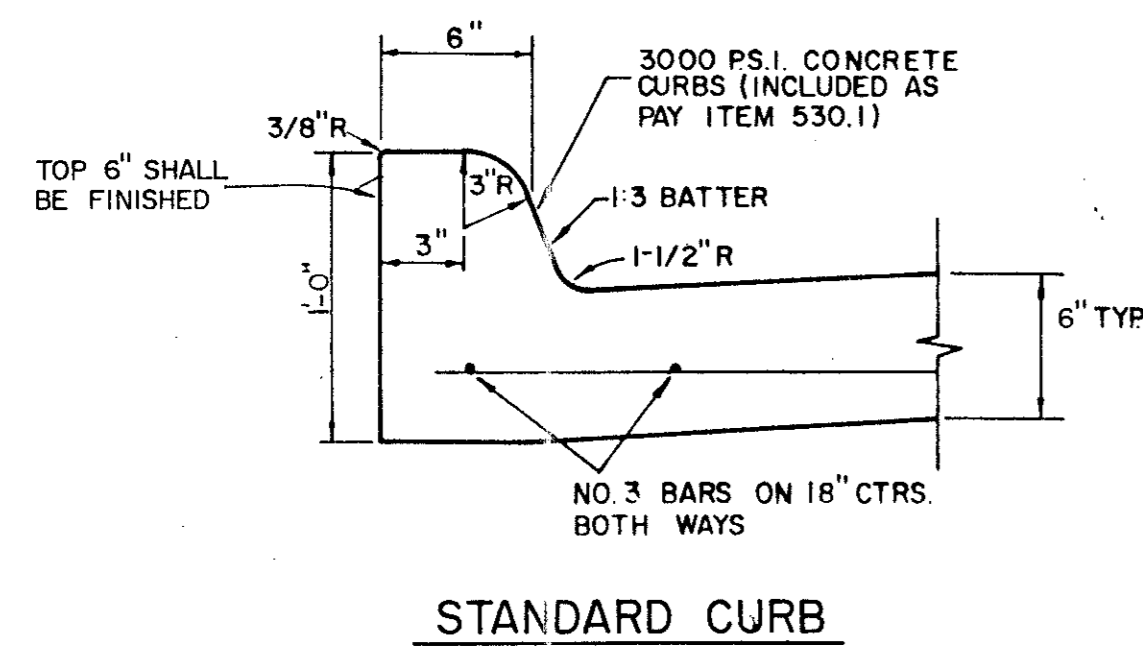
* FULL WIDTH PAVEMENT OF 36' WIDTH STREETS IS ALLOWED WHERE APPROVED BY THE ENGINEER.

REINFORCED CONCRETE PAVEMENT

ALL REINFORCING BARS SHALL BE NO.3 TRANSVERSE BARS TO BE SPACED ON 1'-6" CENTERS, LONGITUDINAL BARS TO BE SPACED ON 1'-6" EXCEPT WHERE NOTED.
 UNDIVIDED STREETS-PROVIDE 4" DBL.-REF YELLOW & BUTTON P-117-Y PATTERNS TO BE ESTABLISHED BY ENGINEER SEE DETAIL SHEET
 ① SAWED LONGITUDINAL DUMMY JOINT.
 ② CONSTRUCTION JOINT (FULL WIDTH PVMT IS ALLOWED WHERE APPROVED BY ENGINEER.
 ③ FINISH SHALL BE TRANSVERSE WITH TRAFFIC LANES AND SHALL BE STEEL TINED BROOM FINISH.

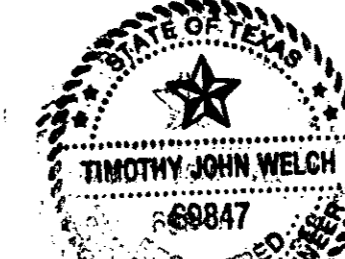
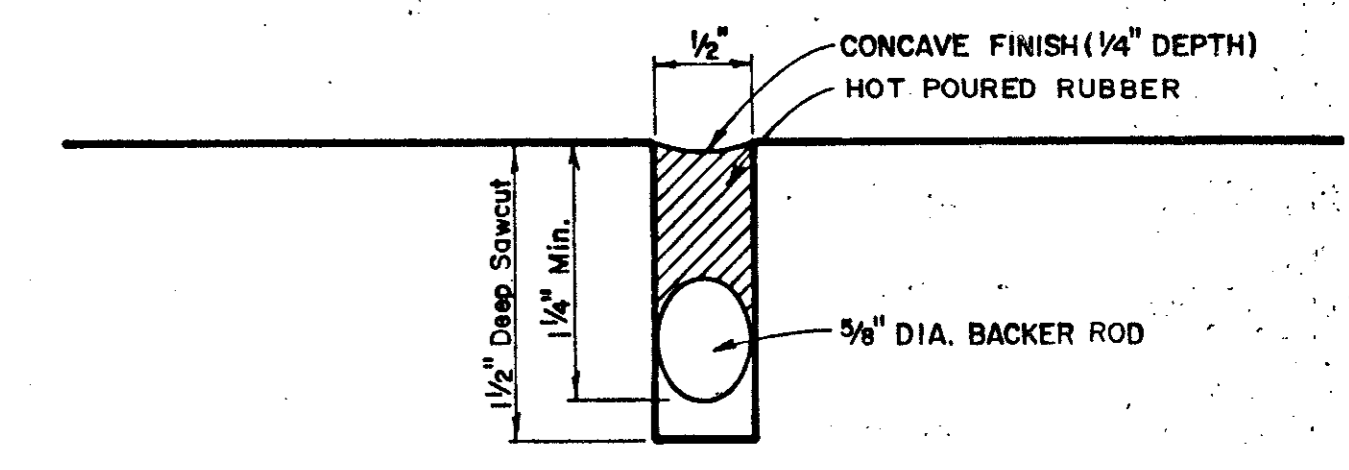
* OPTIMIZE LIME CONTENT BASED ON A LIME/PH CURVE PH SHOULD BE APPROX. 12.43. TEST SHALL BE CONDUCTED BY A QUALIFIED GEOTECHNICAL FIRM PROVIDED BY THE DEVELOPER. TEST RESULTS SHALL BE PROVIDED TO THE CITY. SEPARATE TEST ARE REQUIRED WHEN SUBGRADE CONDITIONS CHANGE.

- GENERAL NOTES**
- A. GENERAL PAVEMENT THICKNESS FOR STREETS SHALL BE AS SPECIFIED BELOW IN SPECIAL NOTES.
 - B. STANDARD SPECIFICATIONS REINFORCED CONCRETE PAVEMENTS
 1. ALL CURBS SHALL BE PLACED INTEGRAL WITH PAVEMENT
 2. CURBS SHALL MEET THE SAME COMPRESSIVE STRENGTH AS SPECIFIED FOR THE CONCRETE PAVEMENT.
 3. DETAIL AND ARRANGEMENT OF JOINTS, ALL TYPES, SHALL BE AS SHOWN ON THE STANDARD CONSTRUCTION DETAILS, OR AS APPROVED BY ENGINEER.
 4. BAR LAPS SHALL BE 30 DIAMETERS.
 - C. BAR CHAIRS OR AN APPROVED SUPPORTING DEVICE SHALL BE FURNISHED.



ROADWAY WIDTH (W)	TOTAL CROWN HEIGHT	3/4 POINT	MID-POINT	1/4 POINT
26'	6"	3 - 3/8"	1 - 1/2"	3/8"
36'	6"	3 - 3/8"	1 - 1/2"	3/8"
44'	6"	3 - 3/8"	1 - 1/2"	3/8"
48'	6"	3 - 3/8"	1 - 1/2"	3/8"

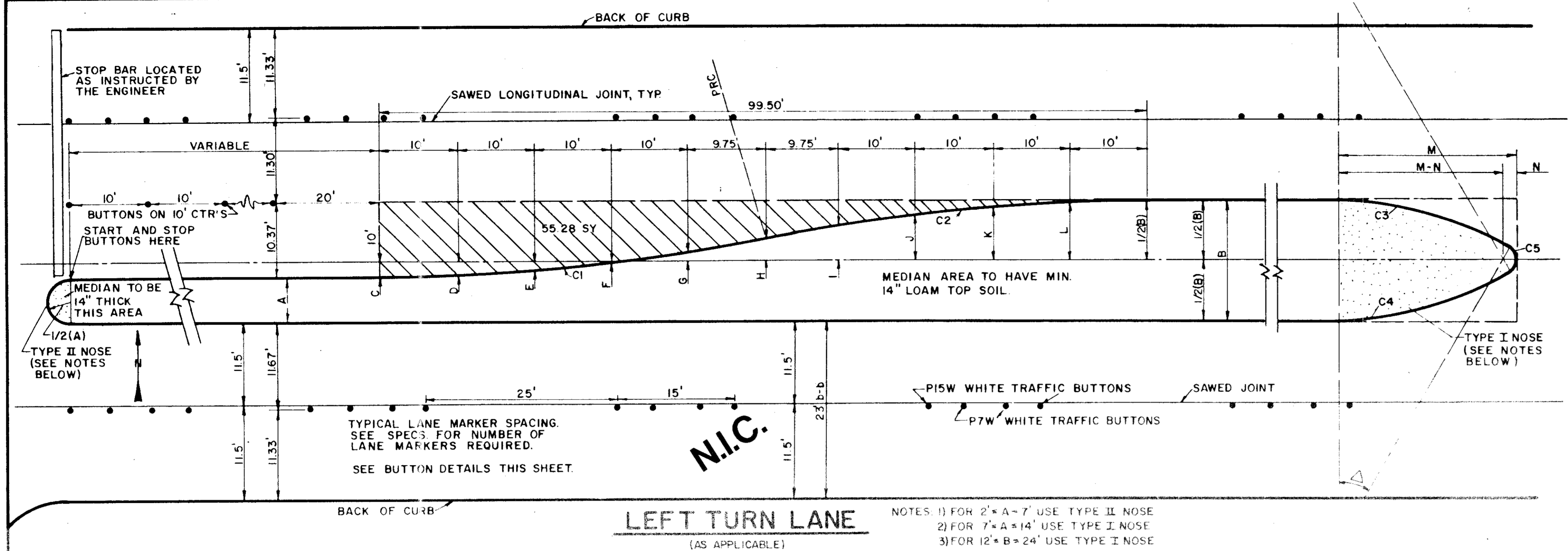
TABLE OF CROWN HEIGHTS AND ORDINATES FOR VARIOUS PARABOLIC SECTIONS



TOWN OF ADDISON, TEXAS
 DEPARTMENT OF ENGINEERING
STANDARD CONSTRUCTION DETAILS PAVING
STREET CROWNS & JOINTS

Designed -	Drawn -	Date - AUGUST, 1991	Job No. - 90025-6
Approved -	Checked -	Scale -	Sheet D-1 Of

AS BUILTS
 I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.



MEDIAN DIMENSION CHART

B	C	D	E	F	G	H	I	J	K	L	M	N
12'	4.00'S	3.80'S	3.20'S	2.19'S	0.78'S	1.00'N	2.78'N	4.19'N	5.20'N	5.80'N	22.56'	1.00'
13'	3.50'S	3.30'S	2.70'S	1.69'S	0.28'S	1.50'N	3.28'N	4.69'N	5.70'N	6.30'N	23.56'	1.00'
14'	3.00'S	2.80'S	2.20'S	1.19'S	0.22'N	2.00'N	3.78'N	5.19'N	6.20'N	6.80'N	22.68'	2.50'
15'	2.50'S	2.30'S	1.70'S	0.69'S	0.72'N	2.50'N	4.28'N	5.69'N	6.70'N	7.30'N	23.71'	2.50'
16'	2.00'S	1.80'S	1.20'S	0.19'S	1.22'N	3.00'N	4.78'N	6.19'N	7.20'N	7.80'N	23.46'	3.50'
17'	1.50'S	1.30'S	0.70'S	0.31'S	1.72'N	3.50'N	5.28'N	6.69'N	7.70'N	8.30'N	24.48'	3.50'
18'	1.00'S	0.80'S	0.20'S	0.81'N	2.22'N	4.00'N	5.78'N	7.19'N	8.20'N	8.80'N	25.44'	3.50'
19'	0.50'S	0.30'S	0.30'S	1.31'N	2.72'N	4.50'N	6.28'N	7.69'N	8.70'N	9.30'N	26.34'	3.50'
20'	0.00'	0.20'N	0.80'N	1.81'N	3.22'N	5.00'N	6.78'N	8.19'N	9.20'N	9.80'N	26.72'	4.00'
21'	0.50'N	0.70'N	1.30'N	2.31'N	3.72'N	5.50'N	7.28'N	8.69'N	9.70'N	10.30'N	27.57'	4.00'
22'	1.00'N	1.20'N	1.80'N	2.81'N	4.22'N	6.00'N	7.78'N	9.19'N	10.20'N	10.80'N	28.39'	4.00'
23'	1.50'N	1.70'N	2.30'N	3.31'N	4.72'N	6.50'N	8.28'N	9.69'N	10.70'N	11.30'N	29.17'	4.00'
24'	2.00'N	2.30'N	2.80'N	3.81'N	5.22'N	7.00'N	8.78'N	10.19'N	11.20'N	11.80'N	29.92'	4.00'

N = NORTH OF CENTERLINE
S = SOUTH OF CENTERLINE

CURVE DATA C3 & C4 FOR 7'-A=14'

A	Δ	R	T	L	M	N
7'	18°22'52"	50'	8.09'	16.04'	16.45'	1.00'
8'	20°09'11"		8.89'	17.59'	17.88'	1.00'
9'	21°47'12"		9.62'	19.01'	19.19'	1.00'
10'	23°18'41"		10.31'	20.34'	20.39'	1.00'
11'	24°44'50"		10.97'	21.60'	21.51'	1.00'
12'	26°06'32"		11.59'	22.78'	22.56'	1.00'
13'	27°24'27"		12.19'	23.92'	23.57'	1.00'
14'	28°38'08"		12.77'	25.03'	24.56'	1.00'

CURVE DATA C1 C2
Δ = 11°28'40"
R = 250'
T = 25.13'
L = 50.08'

CURVE DATA C3 & C4 FOR 12'-B=24'

B	Δ	R	T	L
12'	26°06'32"	50.00'	11.59'	22.78'
13'	27°24'27"		12.19'	23.92'
14'	28°38'08"		12.77'	25.03'
15'	29°48'51"		13.33'	26.10'
16'	30°55'33"		13.87'	27.14'
17'	31°59'14"		14.39'	28.15'
18'	32°51'26"		14.89'	29.13'
19'	33°33'05"		15.37'	29.93'

CURVE DATA C5 FOR 12'-B=24'

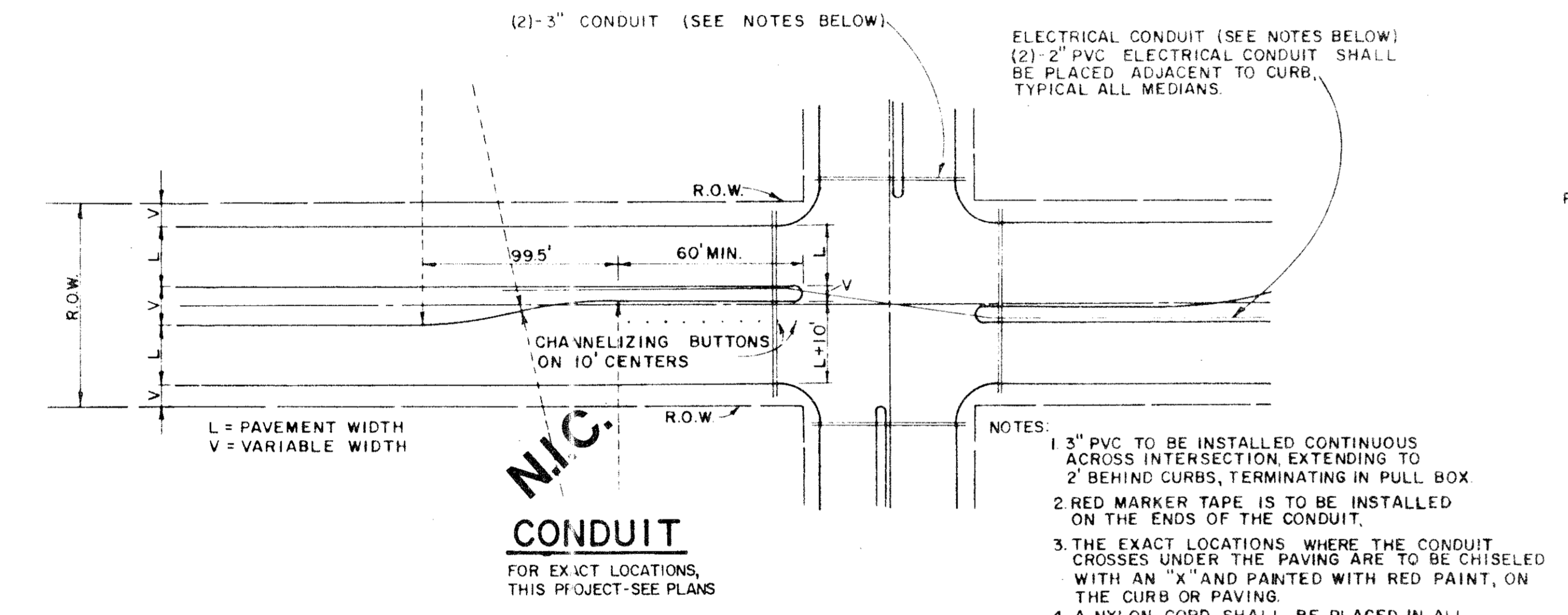
B	Δ	R	T	L
12'	27°47'32"	100'	2.04'	2.23'
13'	125°12'46"	100'	1.93'	2.19'
14'	129°43'08"	2.50'	5.33'	5.66'
15'	126°57'31"	2.50'	5.01'	5.54'
16'	129°09'33"	3.50'	7.36'	7.89'
17'	126°21'44"	3.50'	6.92'	7.72'
18'	123°41'38"	3.50'	6.54'	7.56'
19'	120°52'03"	3.50'	6.17'	7.38'
20'	120°48'56"	4.00'	7.04'	8.43'
21'	118°21'08"	4.00'	6.70'	8.26'
22'	115°57'07"	4.00'	6.40'	8.10'
23'	113°38'22"	4.00'	6.12'	7.93'
24'	111°23'48"	4.00'	5.86'	7.78'

CURVE DATA C5 FOR 7'-A=14'

A	Δ	R	T	L
7'	143°14'15"	100'	2.04'	2.50'
8'	139°41'38"	100'	2.22'	2.44'
9'	136°25'35"	100'	2.40'	2.38'
10'	133°22'38"	100'	2.58'	2.33'
11'	130°30'20"	100'	2.77'	2.28'
12'	127°47'32"	100'	2.97'	2.23'
13'	125°12'46"	100'	3.17'	2.19'
14'	122°43'08"	2.50'	5.33'	5.66'

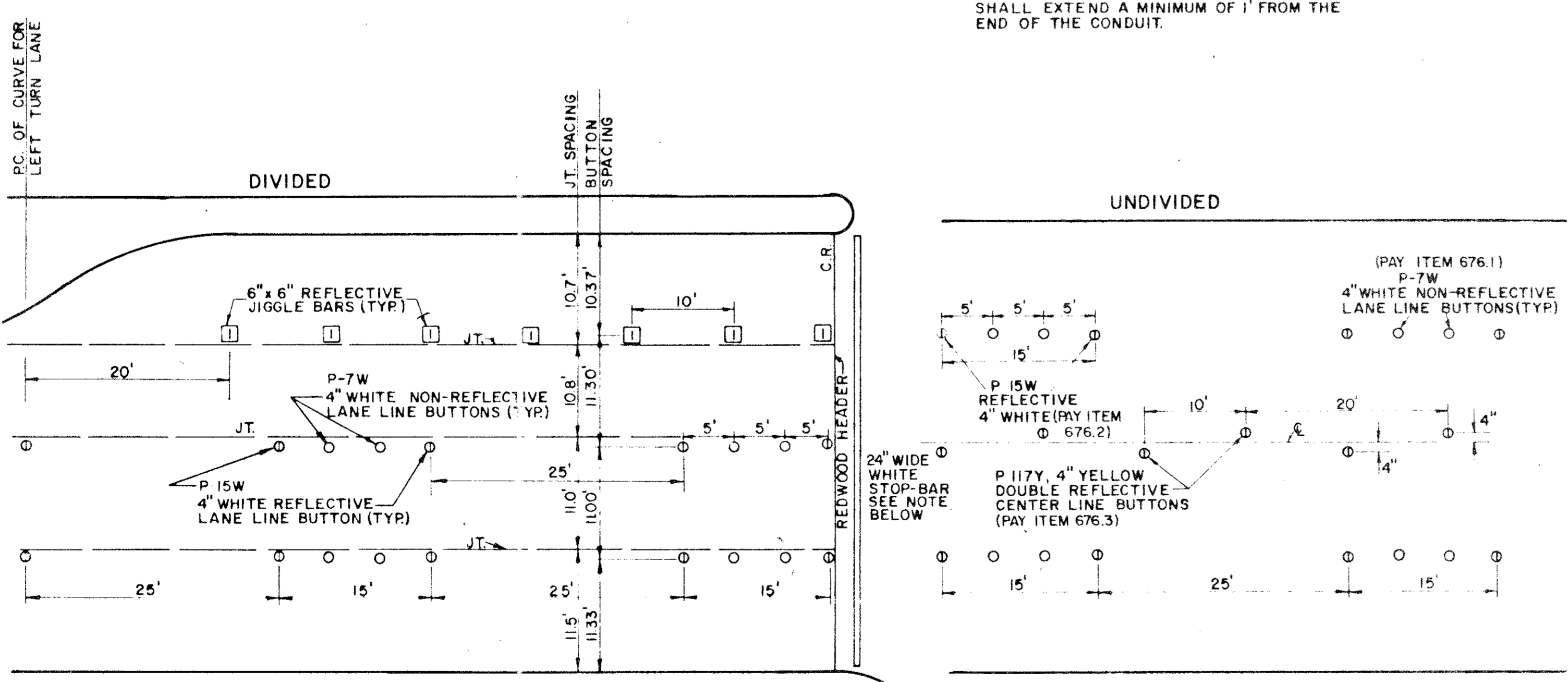
LEFT TURN LANE
(AS APPLICABLE)

NOTES:
1) FOR 2'-A-7' USE TYPE II NOSE
2) FOR 7'-A-14' USE TYPE I NOSE
3) FOR 12'-B-24' USE TYPE I NOSE



CONDUIT
FOR EXACT LOCATIONS, THIS PROJECT-SEE PLANS

- NOTES:
- 3" PVC TO BE INSTALLED CONTINUOUS ACROSS INTERSECTION, EXTENDING TO 2' BEHIND CURBS, TERMINATING IN PULL BOX
 - RED MARKER TAPE IS TO BE INSTALLED ON THE ENDS OF THE CONDUIT.
 - THE EXACT LOCATIONS WHERE THE CONDUIT CROSSES UNDER THE PAVING ARE TO BE CHISELED WITH AN "X" AND PAINTED WITH RED PAINT, ON THE CURB OR PAVING.
 - A NYLON CORD SHALL BE PLACED IN ALL CONDUIT UNDER PAVEMENT. THIS CORD SHALL EXTEND A MINIMUM OF 1' FROM THE END OF THE CONDUIT.



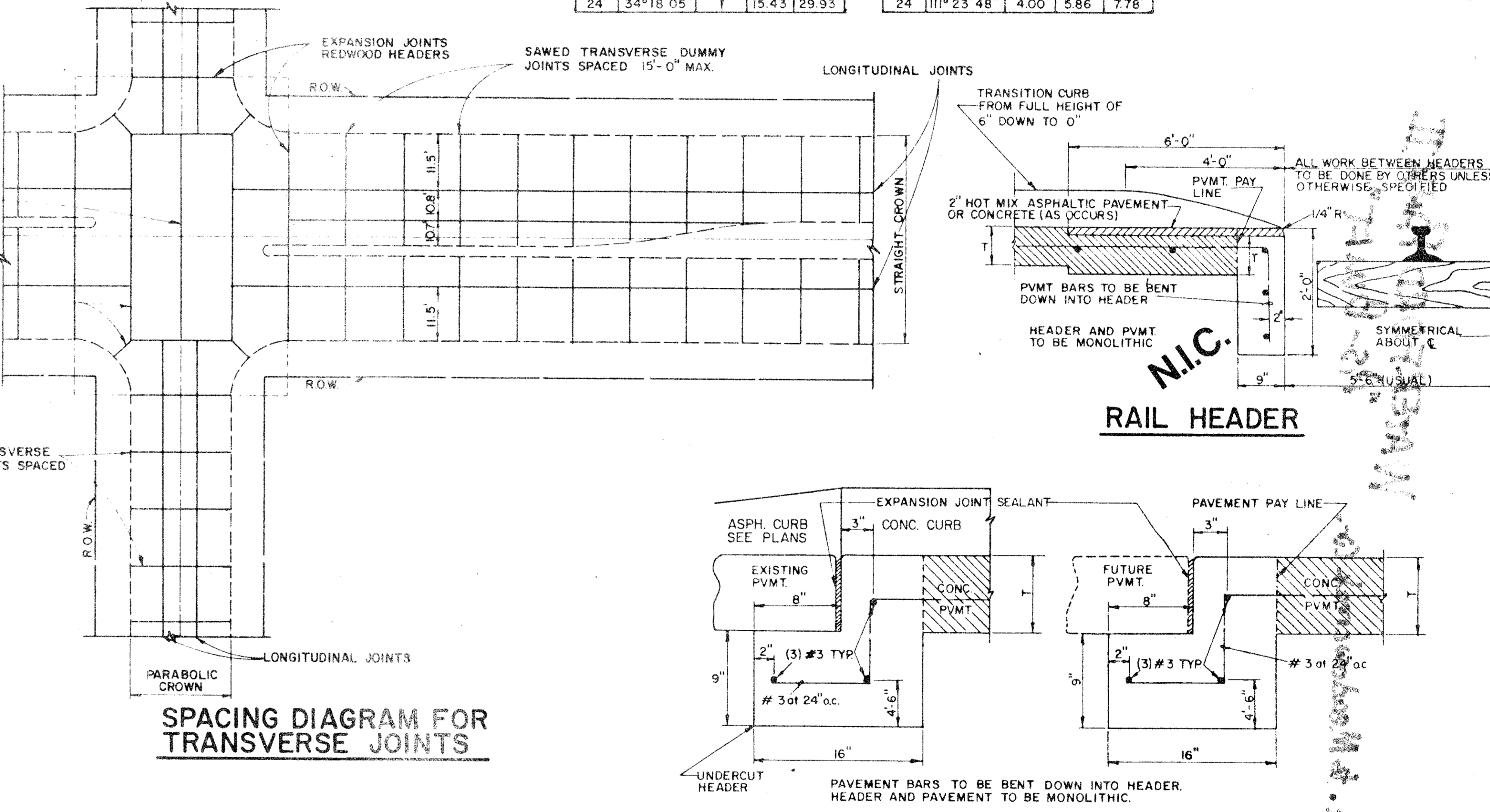
STANDARD BUTTON LAYOUT
APPROACH TO DIVIDED ROADWAY INTERSECTION

NOTE: STOP-BAR TO BE STAMARK 3M BRAND NO. N360

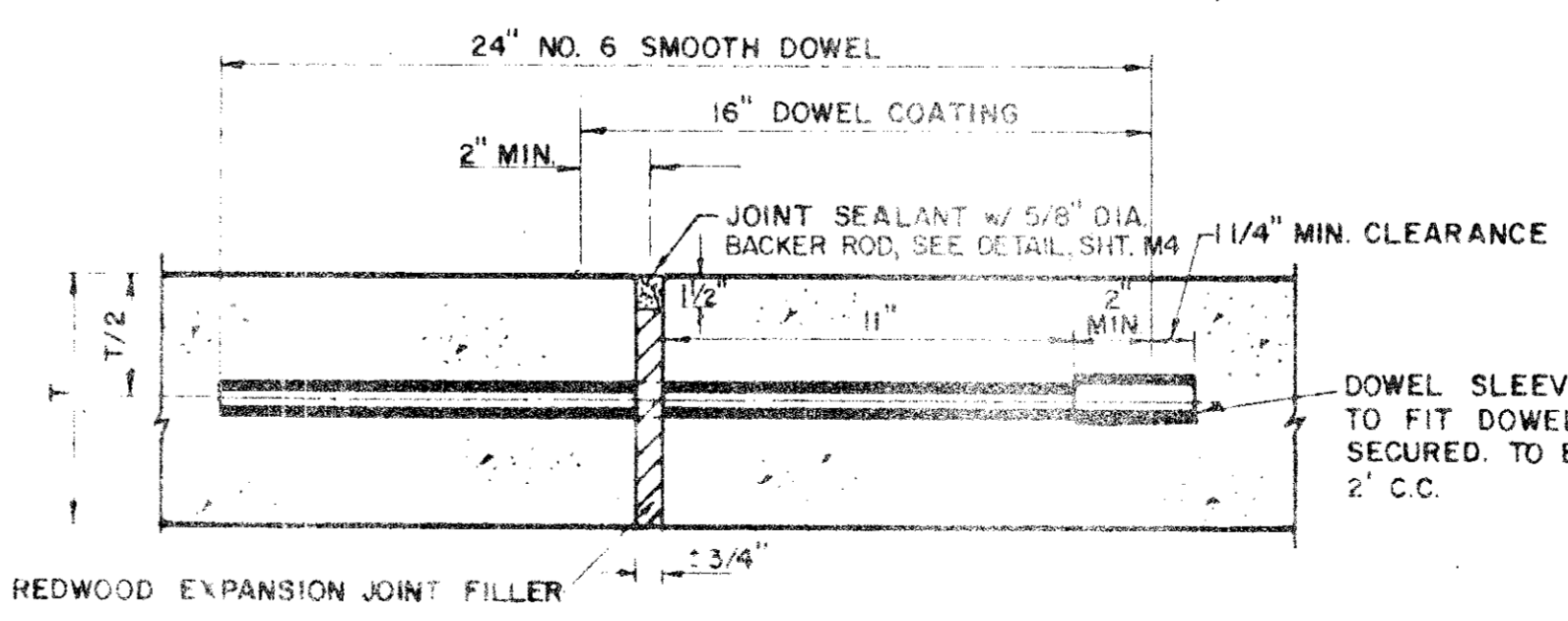
STANDARD BUTTON LAYOUT
TWO WAY UNDIVIDED ROADWAY w/ DOUBLE YELLOW CENTER LINE

NOTE: BUTTONS TO BE INSTALLED OFF OF JOINTS, WITH MACHINE IMPLEMENTED 2 PART COMPONENT EPOXY

BUTTON DETAILS

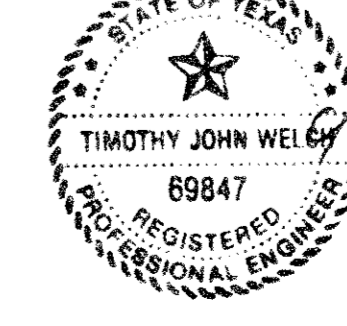
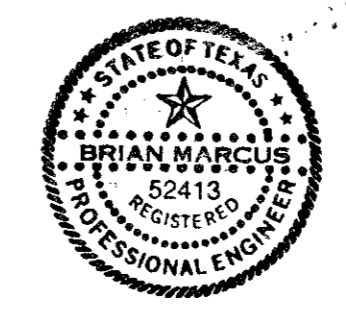


SPACING DIAGRAM FOR TRANSVERSE JOINTS



TRANSVERSE EXPANSION JOINT
(SPACED 600 FT MAXIMUM, LOCATE AT INTERSECTIONS)

NOTE: DOWELS AND REINFORCING BARS SHALL BE SUPPORTED BY AN APPROVED DEVICE.

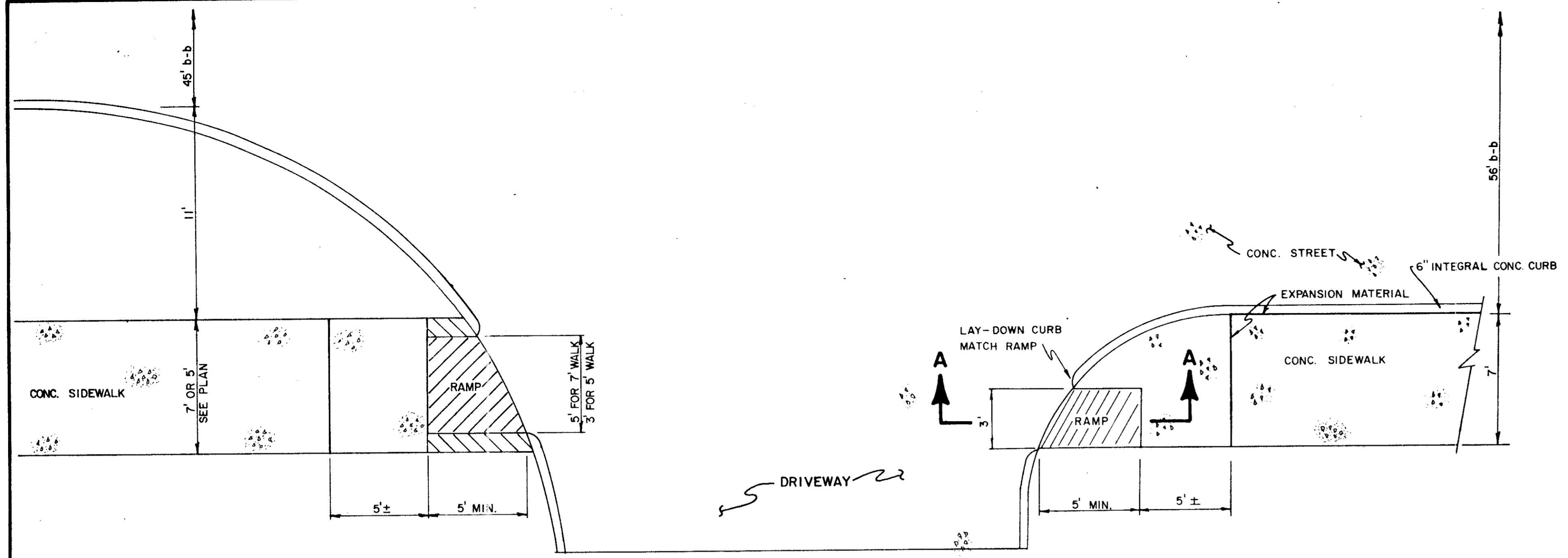


TOWN OF ADDISON, TEXAS
DEPARTMENT OF ENGINEERING

STANDARD CONSTRUCTION DETAILS PAVING

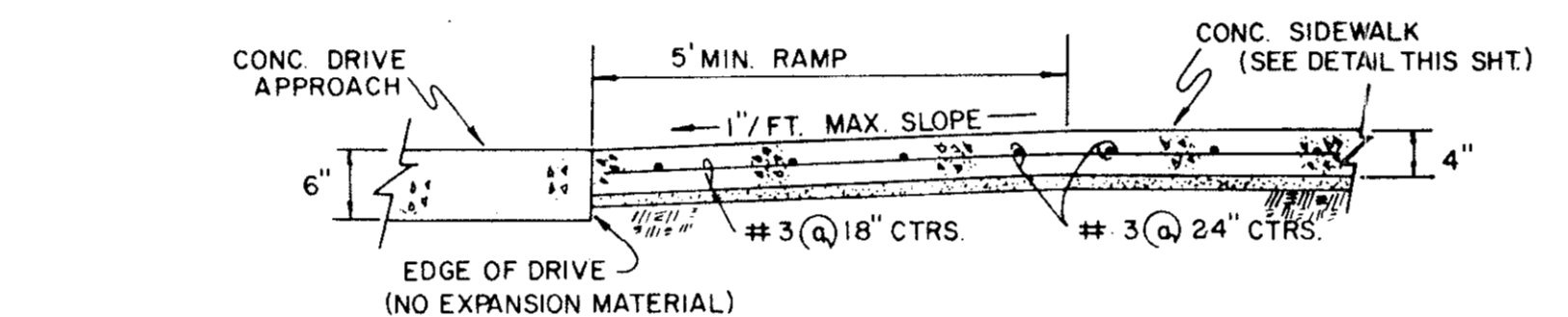
TURN LANES & JOINTS

Designed - Drawn - Date - AUGUST, 1991 Job No. - 98025 6
Approved - Checked - Scale - Sheet 13 of 14



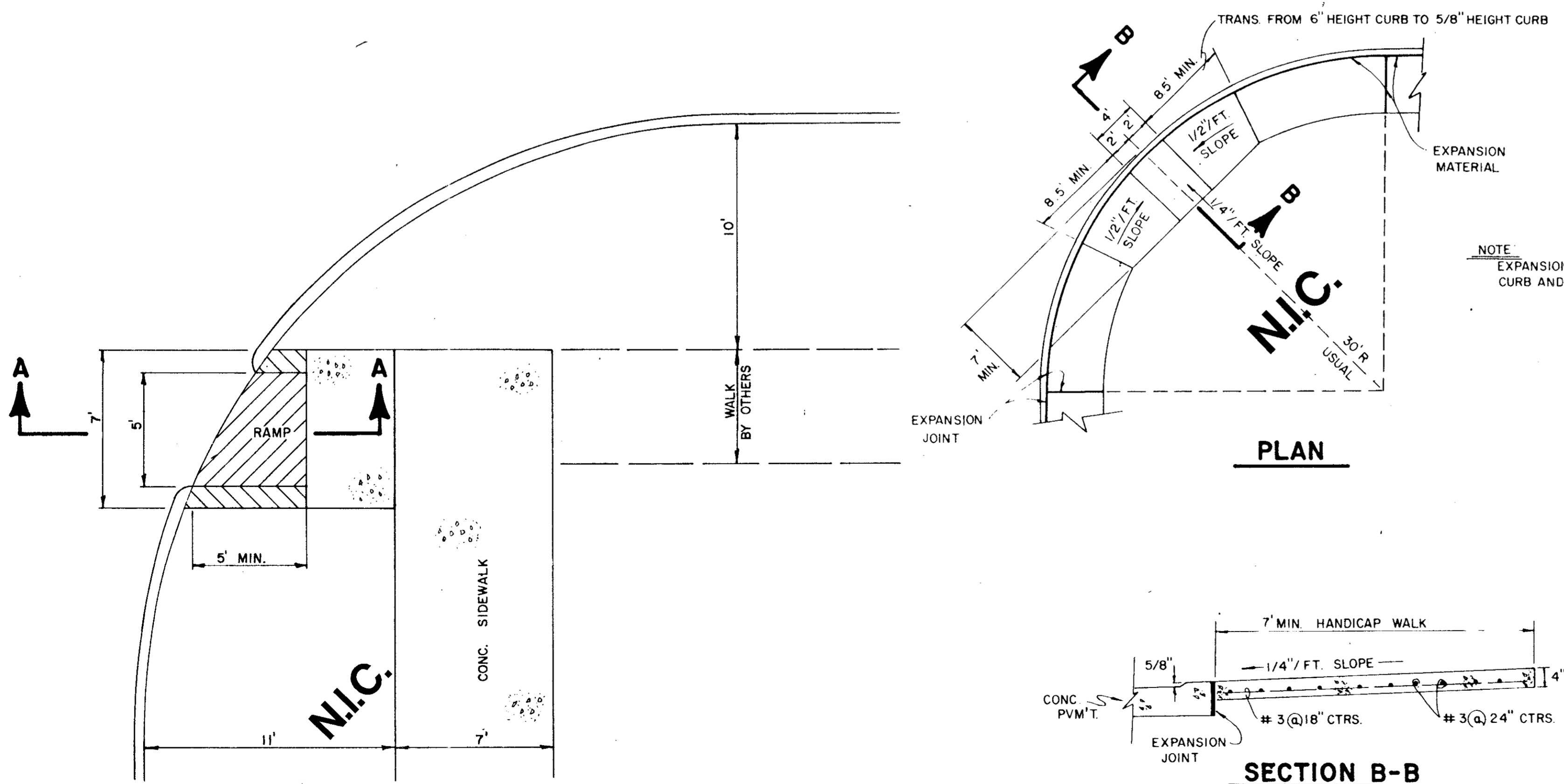
PLAN

NOTE:
MODIFY RAMP TO
FIT DIFFERENT RADIUS

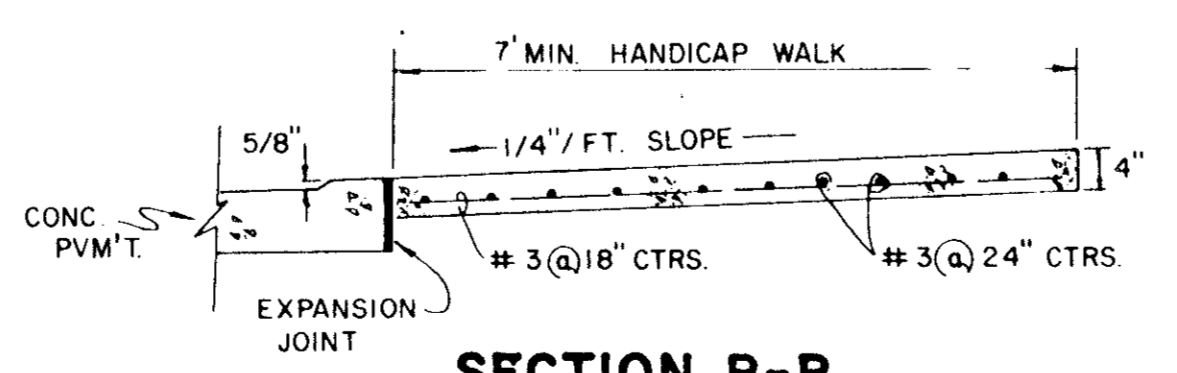


SECTION A-A

**BARRIER FREE RAMP DETAIL
WITH WALK ADJACENT TO CURB**

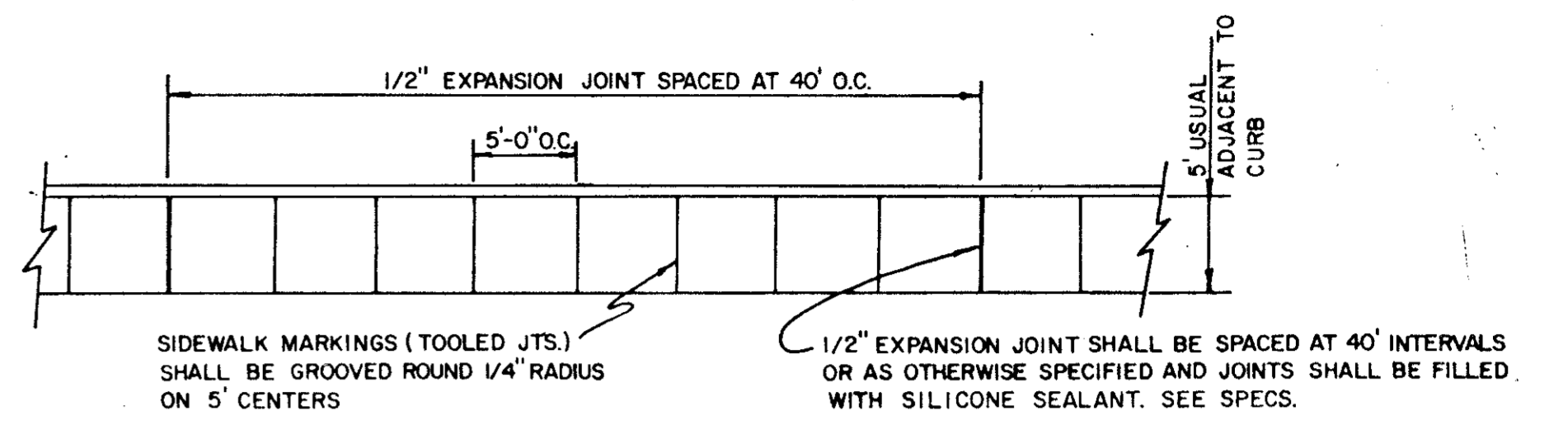


PLAN

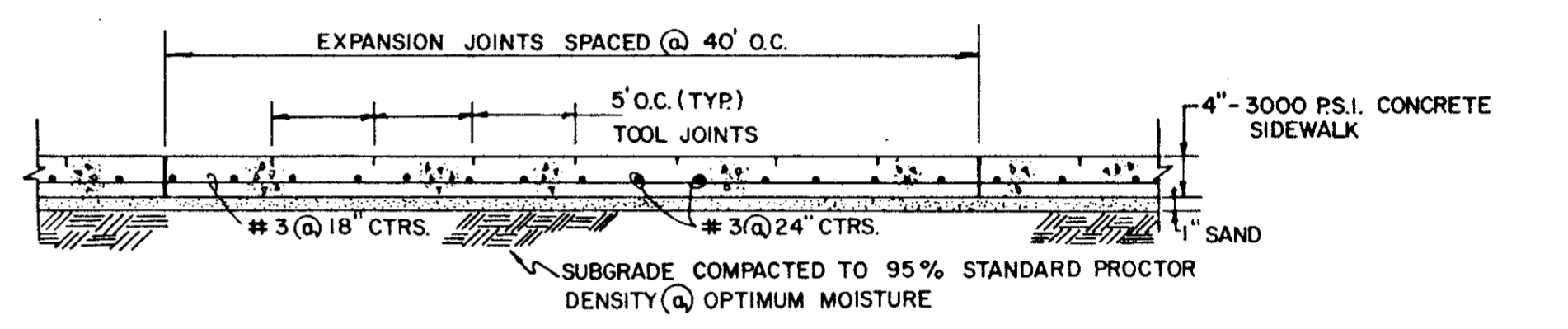


SECTION B-B

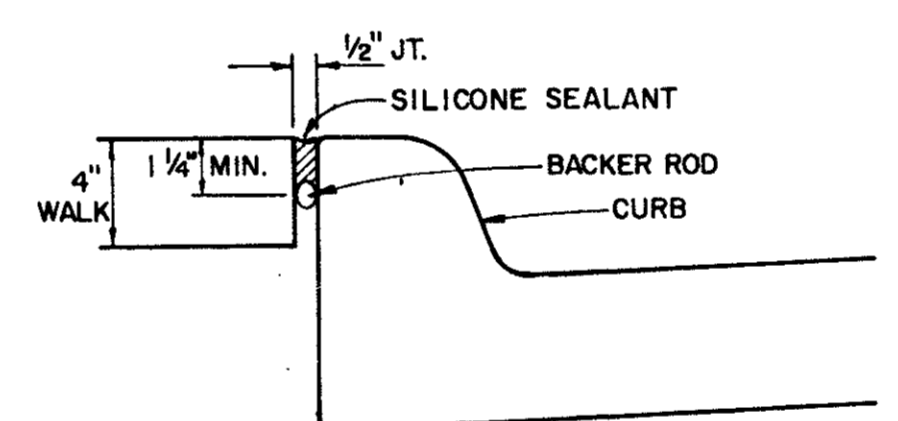
HANDICAP ROLL-DOWN CURB DETAIL



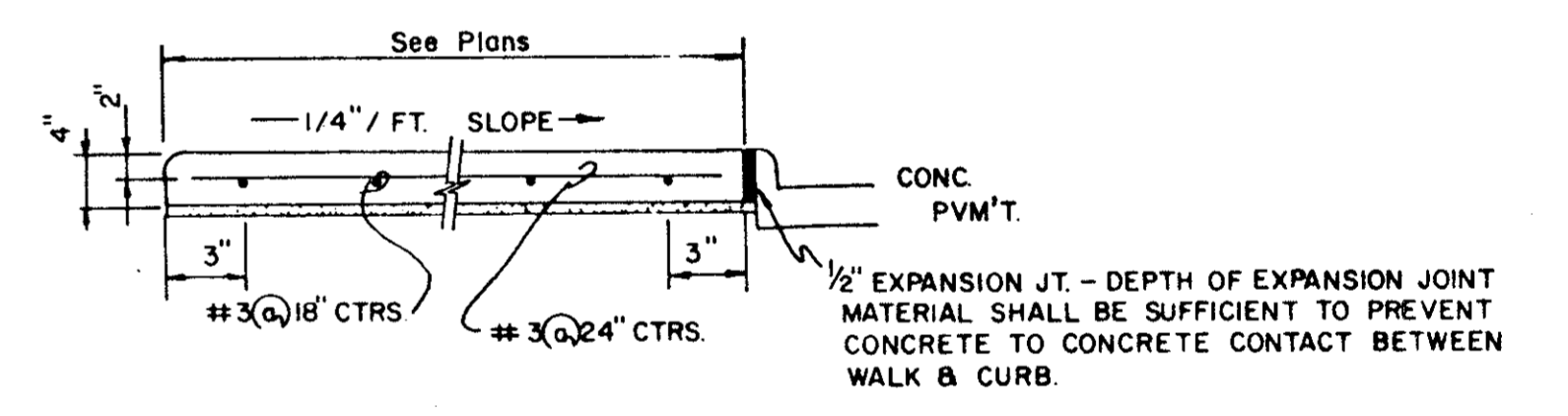
PLAN



SIDE ELEVATION



EXPANSION JOINT DETAIL



SECTION

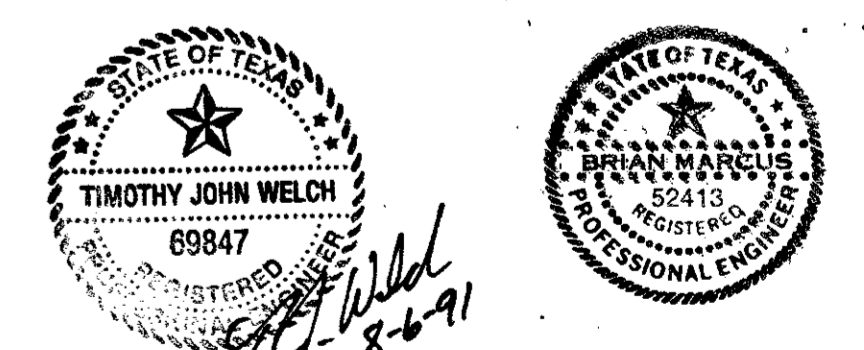
CONCRETE SIDEWALK DETAIL

GENERAL NOTES

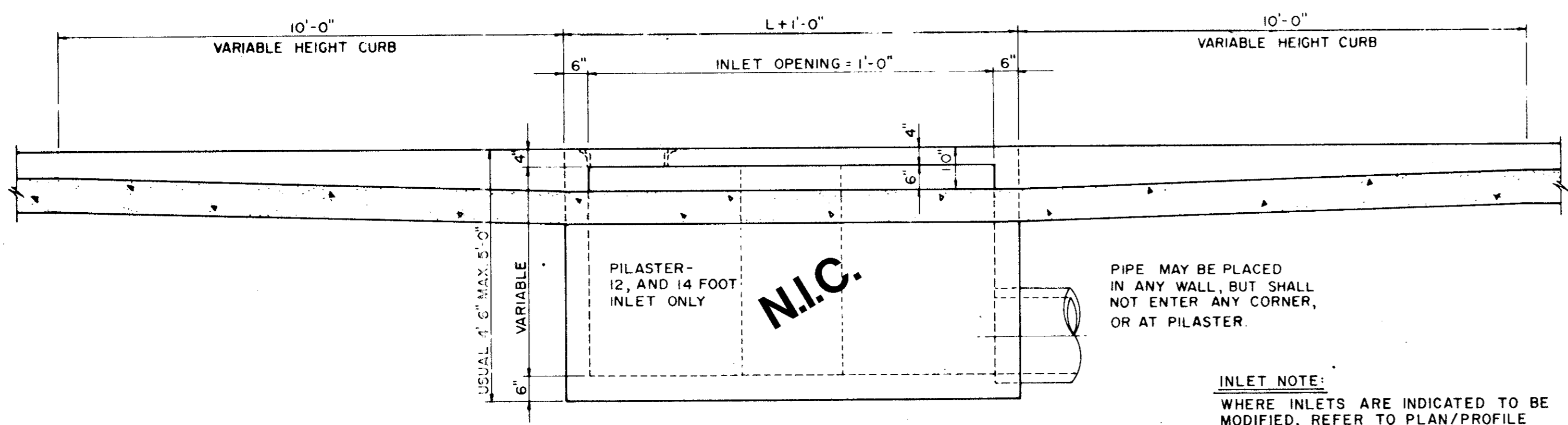
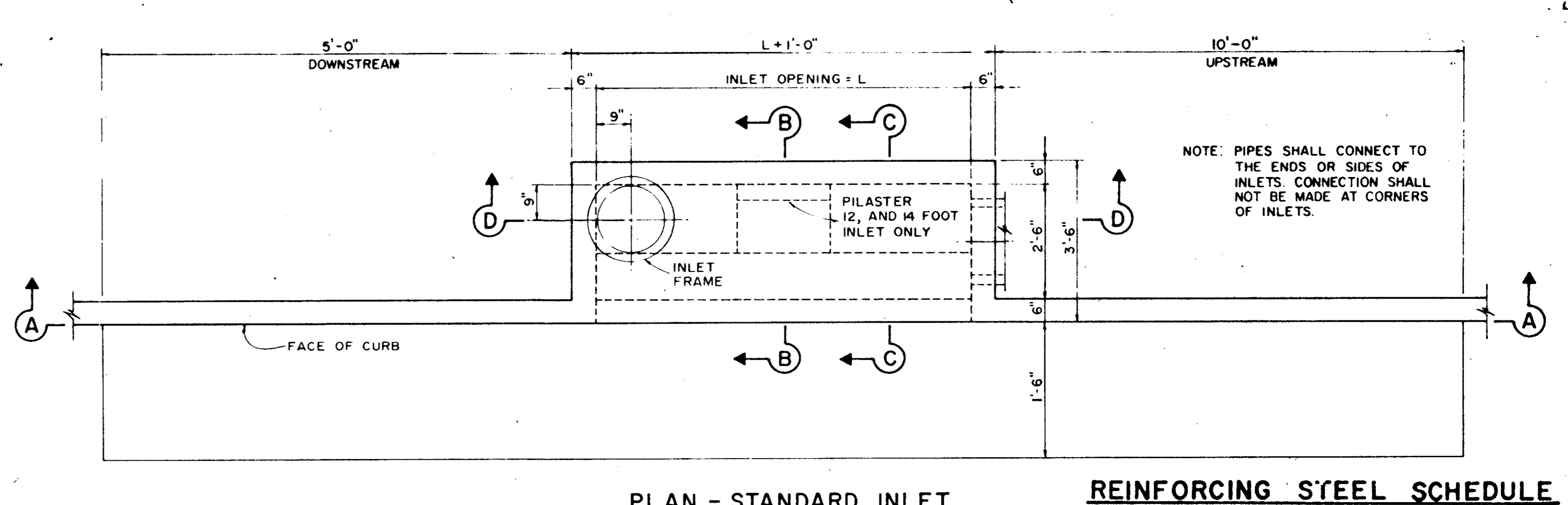
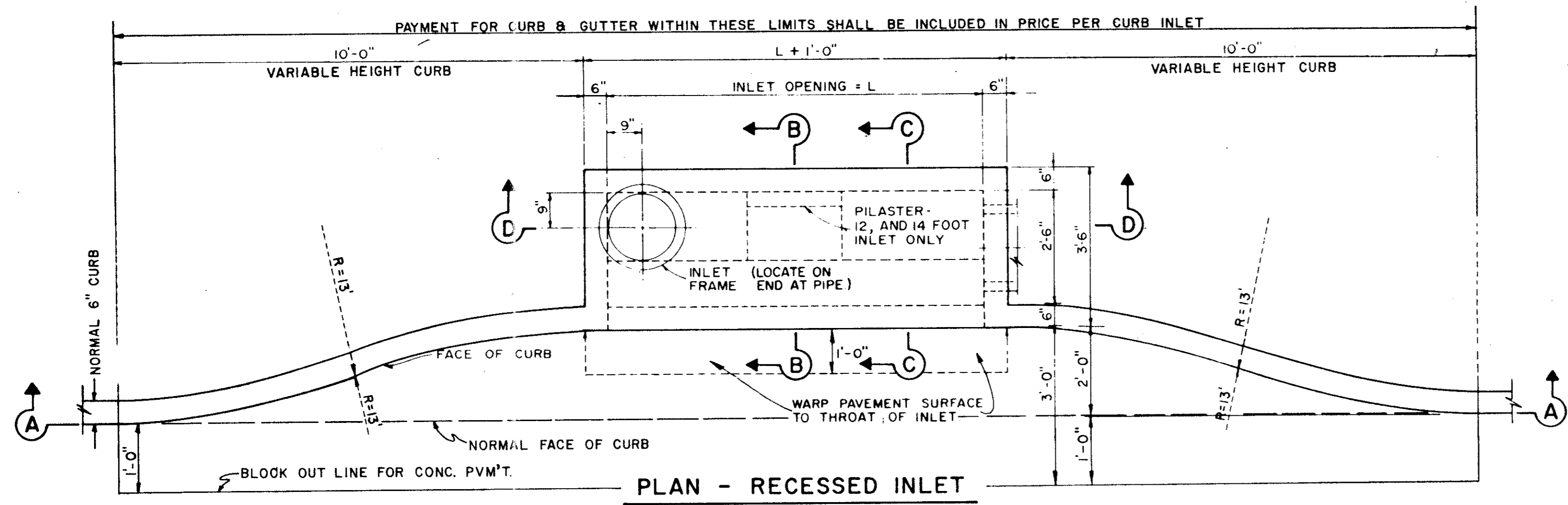
1. Reinforced concrete sidewalk shall be 5 or 7 feet wide, a minimum of four (4) inches thick and shall be 3000 psi at 28 days (5 sack mix). Unless noted otherwise.
2. Chamfer all exposed edges of concrete (1/4) inch.
3. All bar dimensions are given as center to center of bars and are located as shown.
4. All reinforcing steel shall be No. 3 on 18 inch centers longitudinally, 24 inch centers transversely and shall conform to the requirements of ASTM A-615, Grade 60.
5. 1" thick min. fine, washed sand cushion shall be free from organic materials or clays and shall be used for grade adjustment.
6. Subgrade shall be compacted to a density not less than 95% at optimum moisture.
7. Tooled joints (contraction joints) shall be on five (5) foot centers and shall be round one-fourth (1/4) inch radius.
8. A one-half (1/2) inch expansion joint shall be placed every eight (8) tooled joints, and where works abut old work, or where new work is constructed adjacent to other concrete, a one-half inch expansion joint shall be used where sidewalk is adjacent to curb, the expansion joint shall be made of pre-molded bituminous expansion joint filler or redwood with silicone sealant. See Specs.
9. Sidewalks shall be finished by lightly brooming surface transversely to direction of main traffic or where adjacent sidewalks differ from this standard, new sidewalks shall conform to adjacent sidewalk (e.g. exposed aggregate).
10. Cross slope walk one-fourth (1/4) inch per foot towards curb or as shown on the drawings to provide drainage.

AS BUILTS

I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.

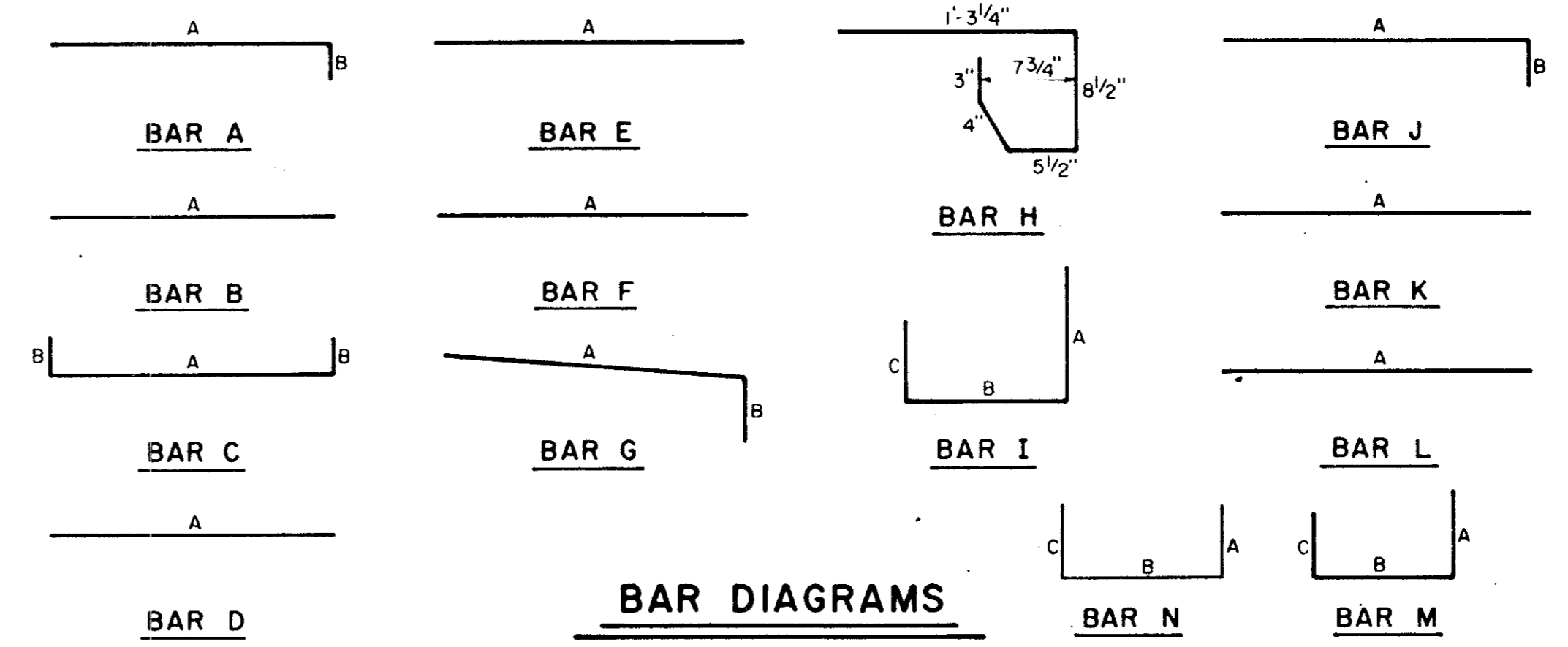


NO.	REVISION	BY	DATE
TOWN OF ADDISON, TEXAS DEPARTMENT OF ENGINEERING			
STANDARD CONSTRUCTION DETAILS PAVING			
SIDEWALKS & RAMPS			
APPROVED _____			
DATE AUGUST, 1991		SHEET D-3	



SECTION A-A-RECESSED AND STANDARD INLETS
4, 6, 8, 10, 12, AND 14 FOOT INLETS

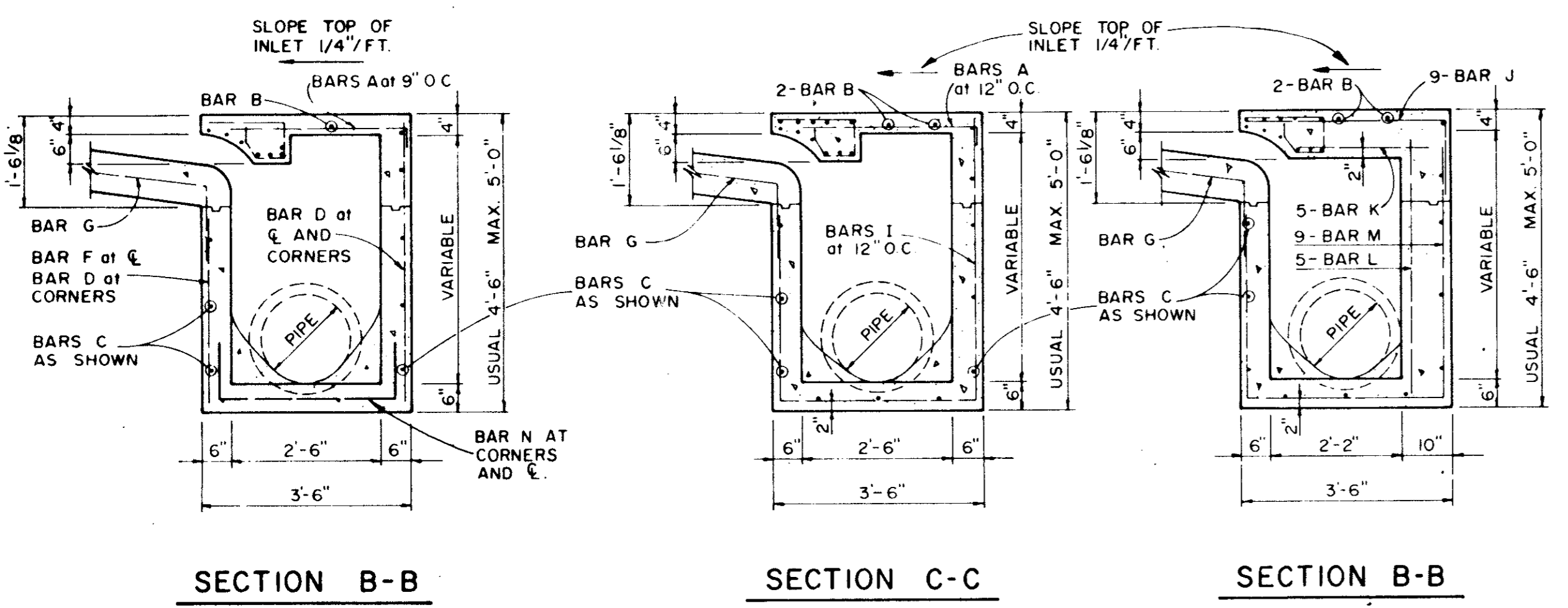
INLET NOTE:
WHERE INLETS ARE INDICATED TO BE MODIFIED, REFER TO PLAN/PROFILE SHEETS FOR ELEV. DIFFERENT SIZES OR MODIFICATIONS. ALL OTHER ITEMS SHALL REMAIN AS SHOWN ON THIS STANDARD DETAIL SHEET.



REINFORCING STEEL SCHEDULE

DIMENSIONS SHOWN ARE FOR MAXIMUM SIZE INLETS

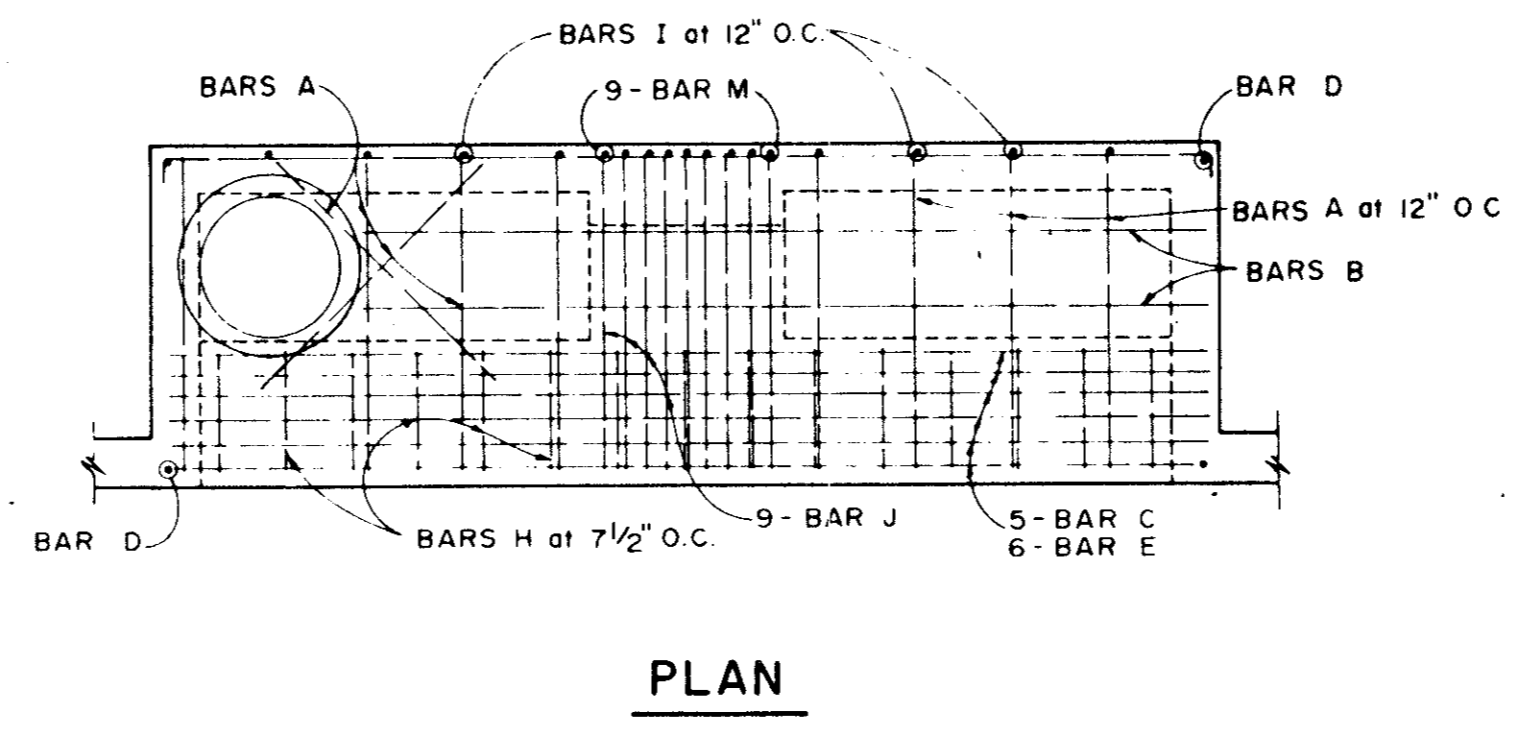
INLET LENGTH	BAR TYPE	BAR DIA. (1/8 IN.)	NO. REQ'D	BAR DIMENSIONS		
				A	B	C
4	A	3	6	3'-2"	0'-3"	-
	B	3	1	2'-10"	-	-
	C	4	15	4'-8"	0'-6"	-
	D	4	5	4'-8"	-	-
	F	4	1	3'-2"	-	-
	G	3	5	2'-0"	1'-3"	-
	H	3	4	*	*	*
	N	3	3	3'-2"	3'-2"	3'-2"
6	A	3	9	3'-2"	0'-3"	-
	B	3	4	4'-10"	-	-
	C	4	15	6'-8"	0'-6"	-
	D	4	5	4'-8"	-	-
	F	4	1	3'-2"	-	-
	G	3	5	2'-0"	1'-3"	-
	H	3	6	*	*	*
	N	3	3	3'-2"	3'-2"	3'-2"
8	A	3	12	3'-2"	0'-3"	-
	B	3	1	6'-10"	-	-
	C	4	15	8'-8"	0'-6"	-
	D	4	5	4'-8"	-	-
	F	4	1	3'-2"	-	-
	G	3	5	2'-0"	1'-3"	-
	H	3	8	*	*	*
	N	3	3	3'-2"	3'-2"	3'-2"
10	A	3	10	3'-2"	0'-3"	-
	B	3	2	8'-10"	-	-
	C	4	16	10'-8"	0'-6"	-
	D	4	4	4'-8"	-	-
	E	5	6	10'-8"	-	-
	G	3	5	2'-0"	1'-3"	-
	H	3	15	*	*	*
	I	4	8	4'-8"	3'-2"	3'-2"
	L	4	5	4'-3"	-	-
12	A	3	12	3'-2"	0'-3"	-
	B	3	2	10'-10"	-	-
	C	4	16	12'-8"	0'-6"	-
	D	4	4	4'-8"	-	-
	E	5	6	12'-8"	-	-
	G	3	5	2'-0"	1'-3"	-
	H	3	18	*	*	*
	I	4	10	4'-8"	3'-2"	3'-2"
	J	5	9	3'-2"	1'-3"	-
	K	4	5	2'-3"	-	-
	L	4	5	4'-3"	-	-
	M	5	9	4'-3"	3'-2"	3'-9"
14	A	3	14	3'-2"	0'-3"	-
	B	3	2	10'-10"	-	-
	C	4	16	14'-8"	0'-6"	-
	D	4	4	4'-8"	-	-
	E	5	6	14'-8"	-	-
	G	3	5	2'-0"	1'-3"	-
	H	3	21	*	*	*
	I	4	12	4'-8"	3'-2"	3'-2"
	J	5	9	3'-2"	1'-3"	-
	K	4	5	2'-3"	-	-
	L	4	5	4'-3"	-	-
	M	5	9	4'-3"	3'-2"	3'-9"



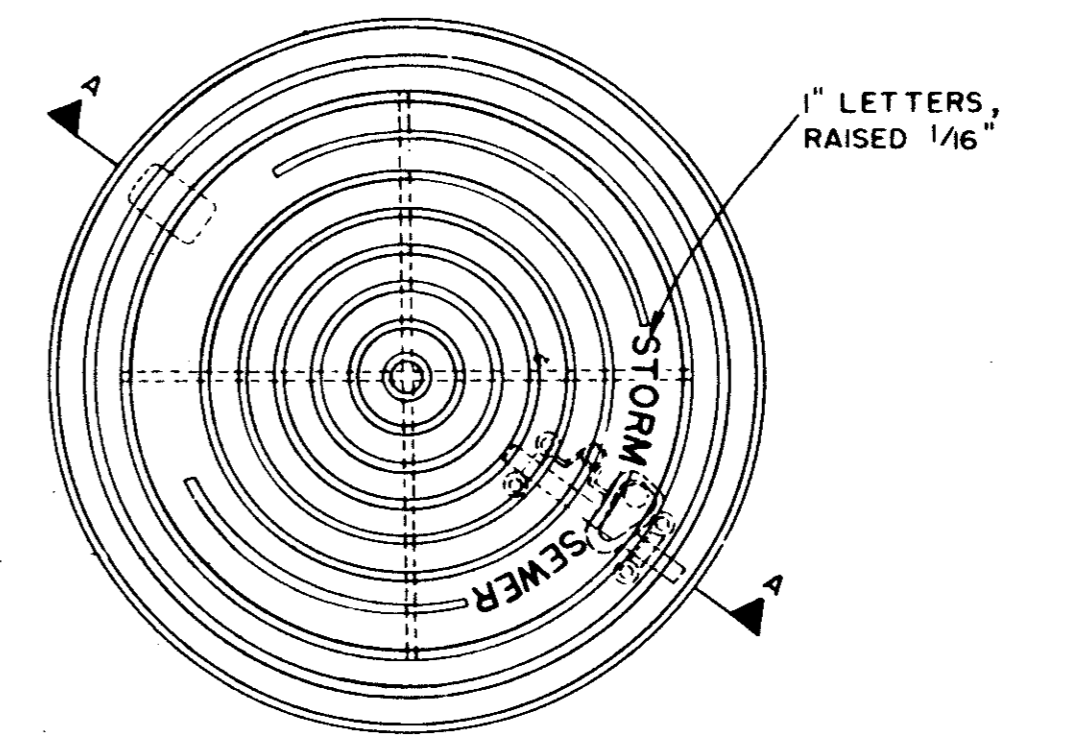
SECTION B-B

SECTION C-C

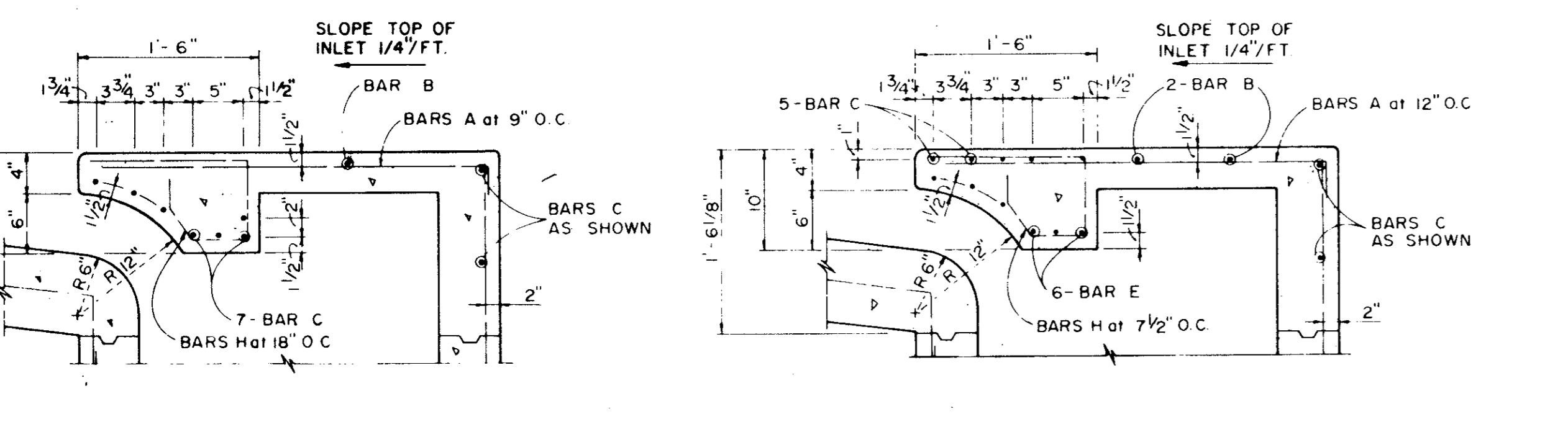
SECTION B-B



PLAN



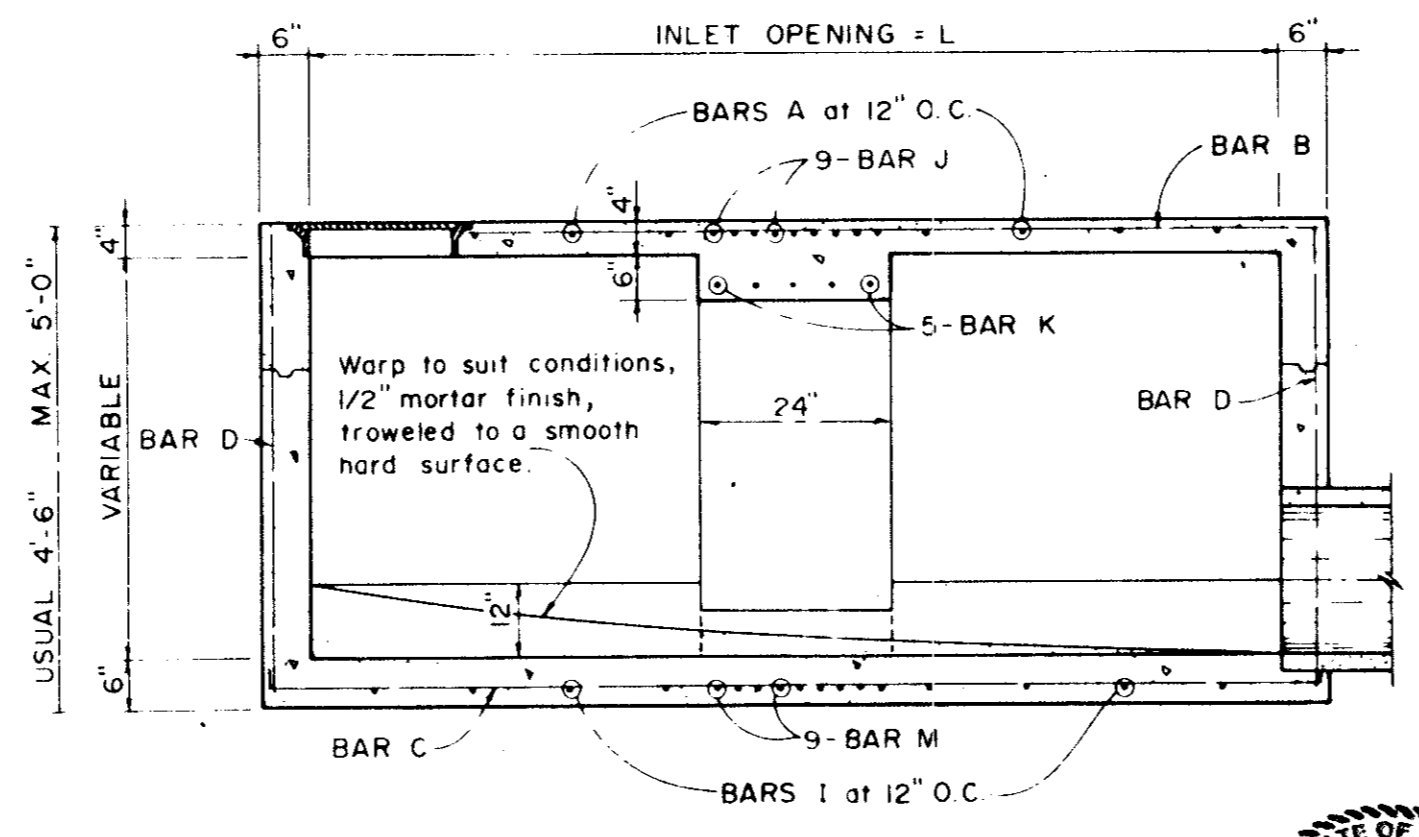
PLAN OF FRAME



SECTION C-C

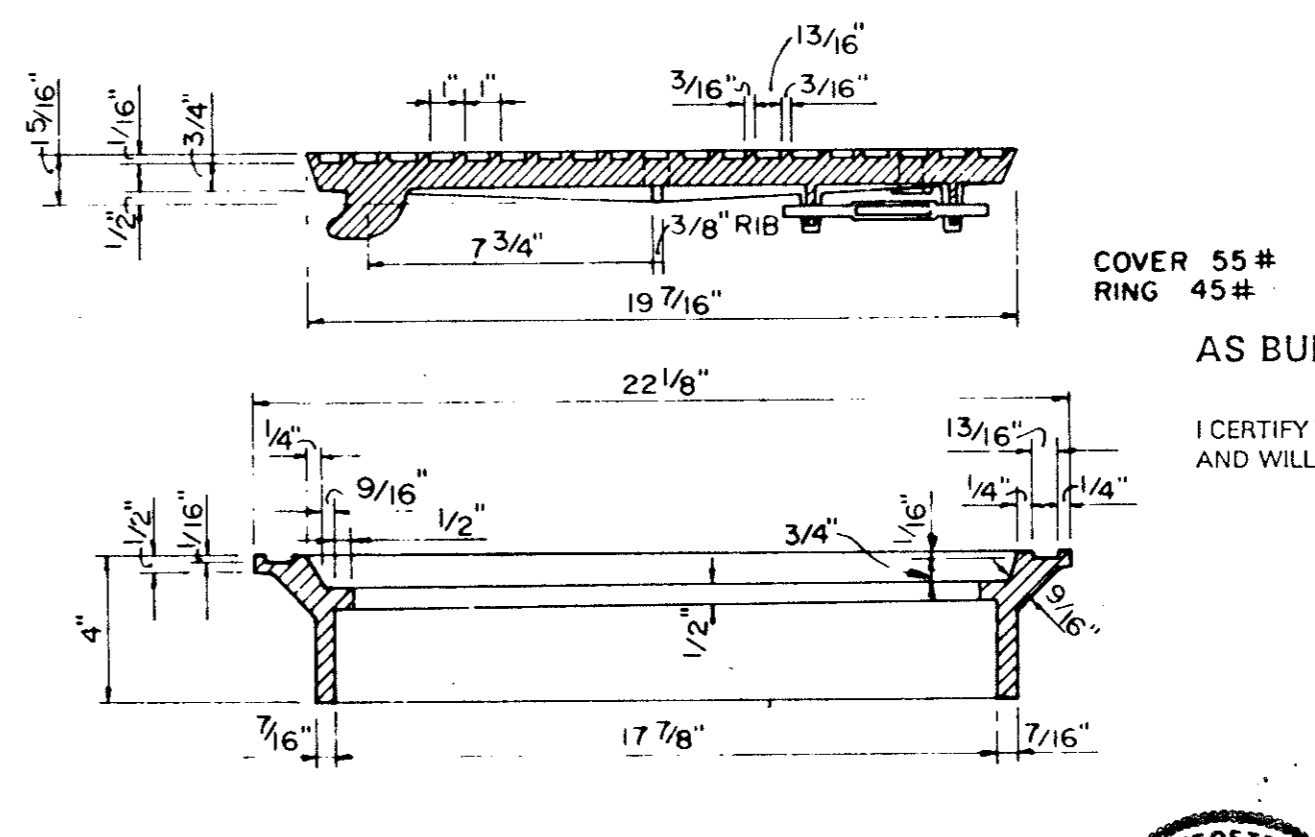
SECTION C-C

4, 6, AND 8 FOOT INLETS



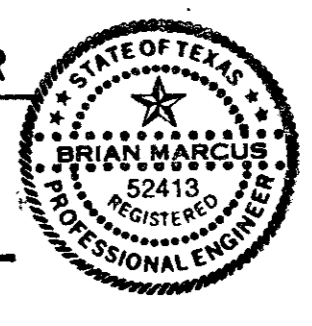
SECTION D-D FOR 12' & 14' ONLY

10, 12, AND 14 FOOT INLETS



SECTION OF FRAME AND COVER

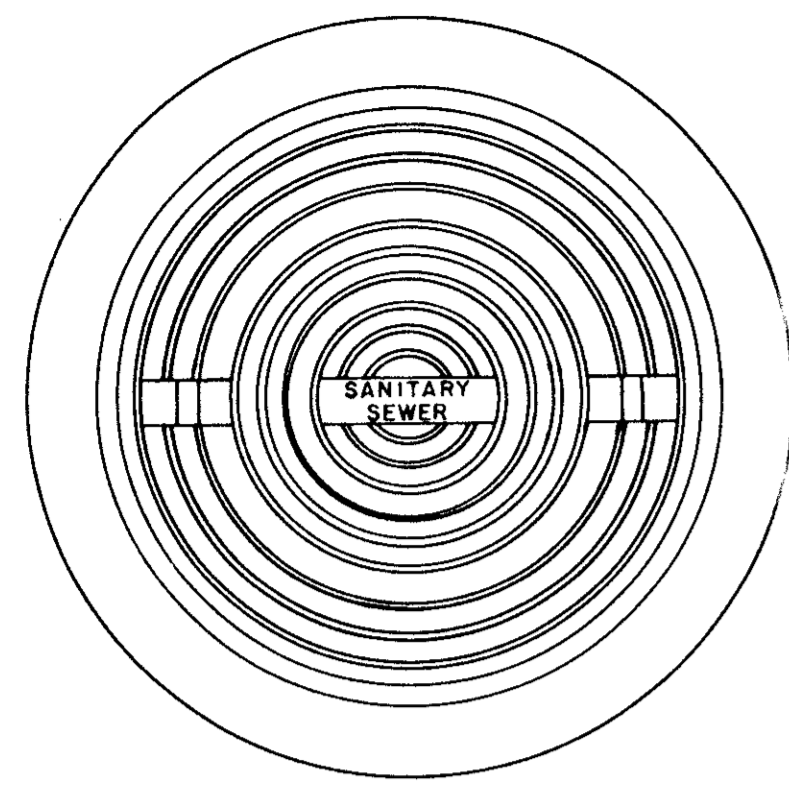
INLET FRAME AND COVER



TOWN OF ADDISON, TEXAS
DEPARTMENT OF ENGINEERING
STANDARD CONSTRUCTION DETAILS
STORM DRAINAGE

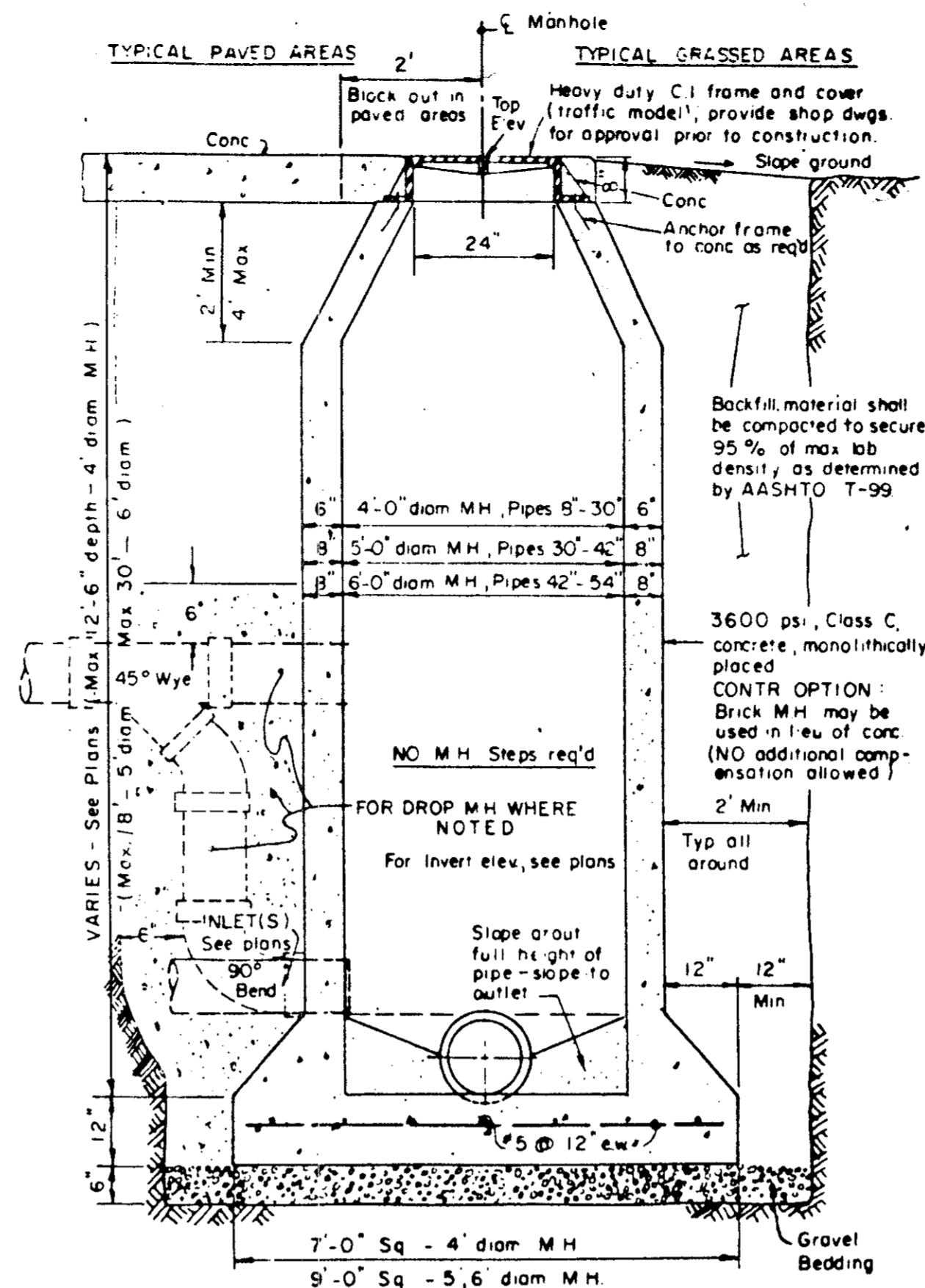
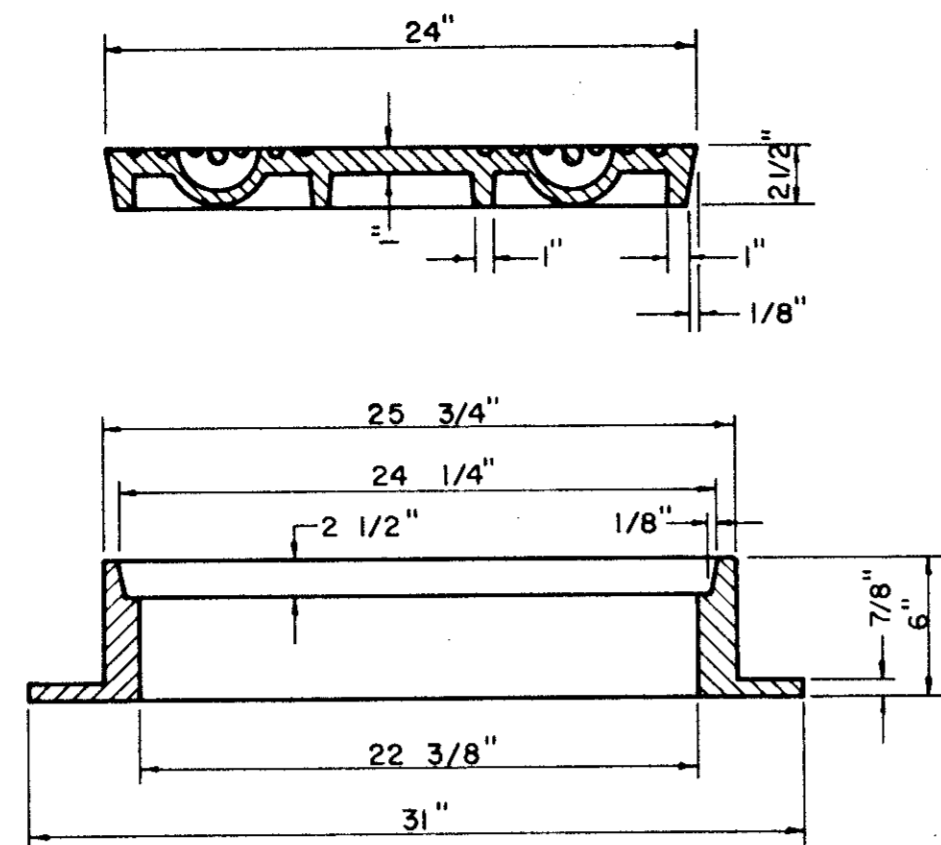
CURB INLETS

Designed - Drawn - Date - AUGUST, 1991 Job No. - 98025-6
Approved - Checked - Scale - Sheet D-4 OF



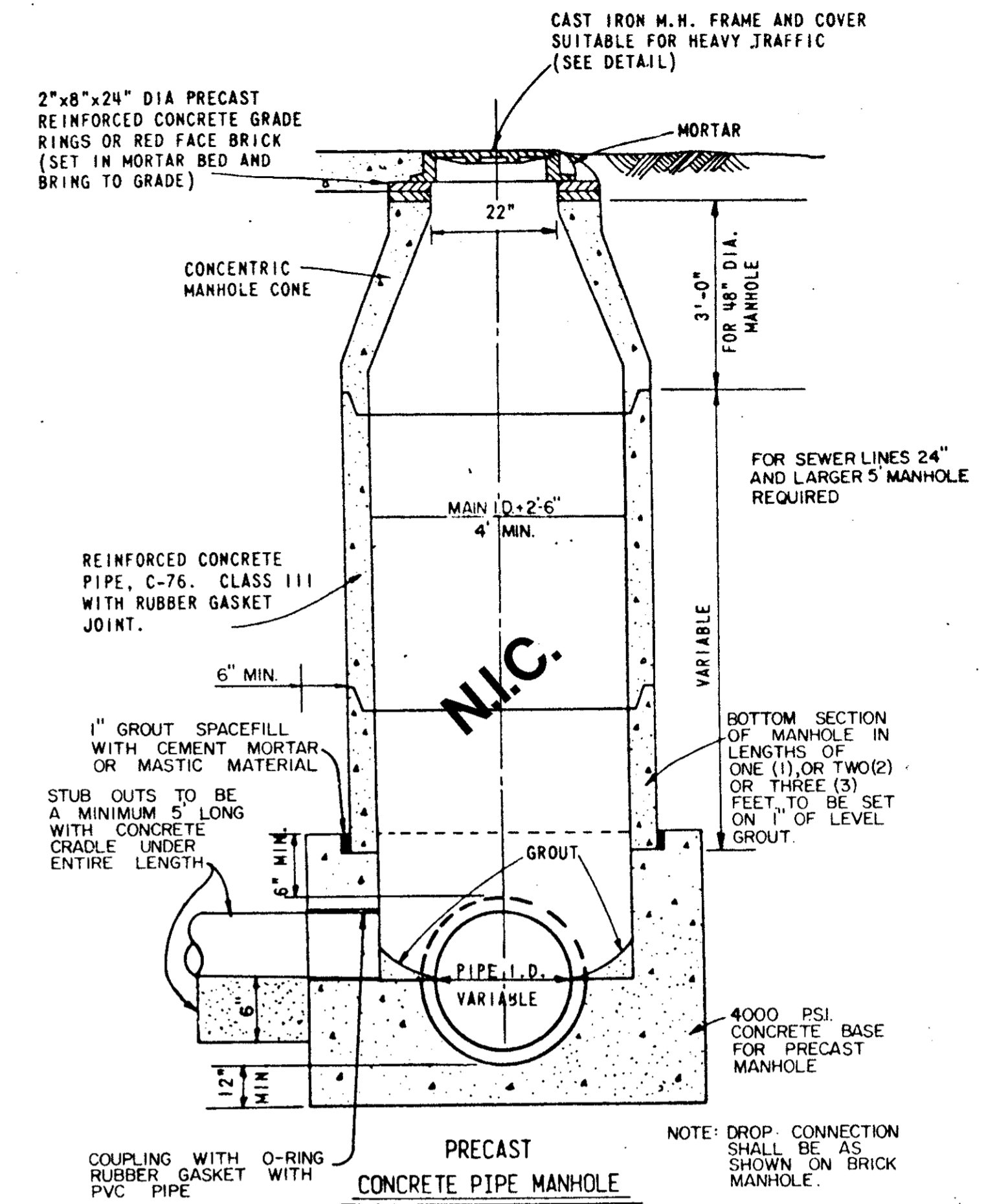
APPROX.
WEIGHT
RING AND COVER
385 LBS.

CAST IRON GRATE AND FRAME DETAIL

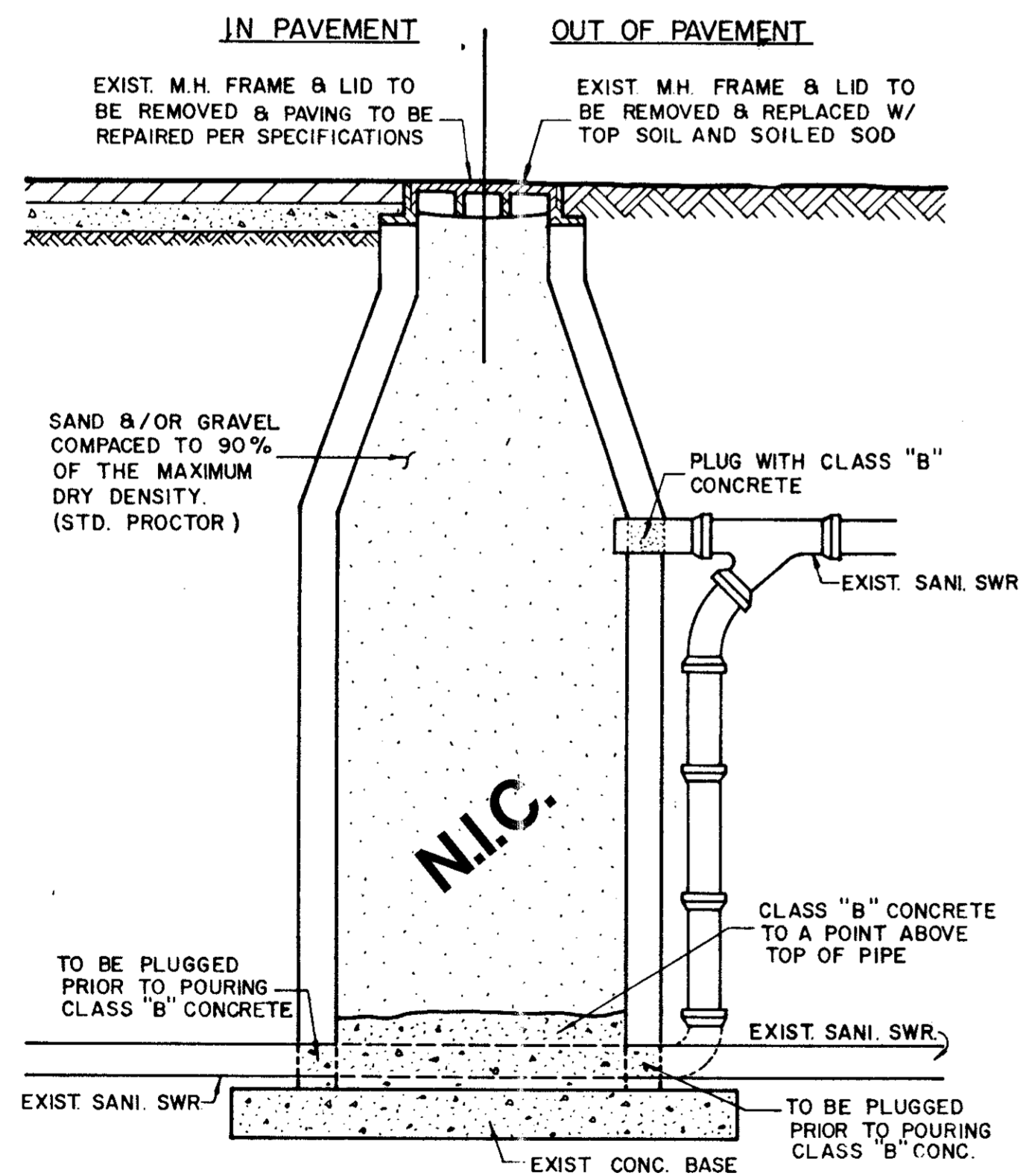


CAST IN PLACE MANHOLE

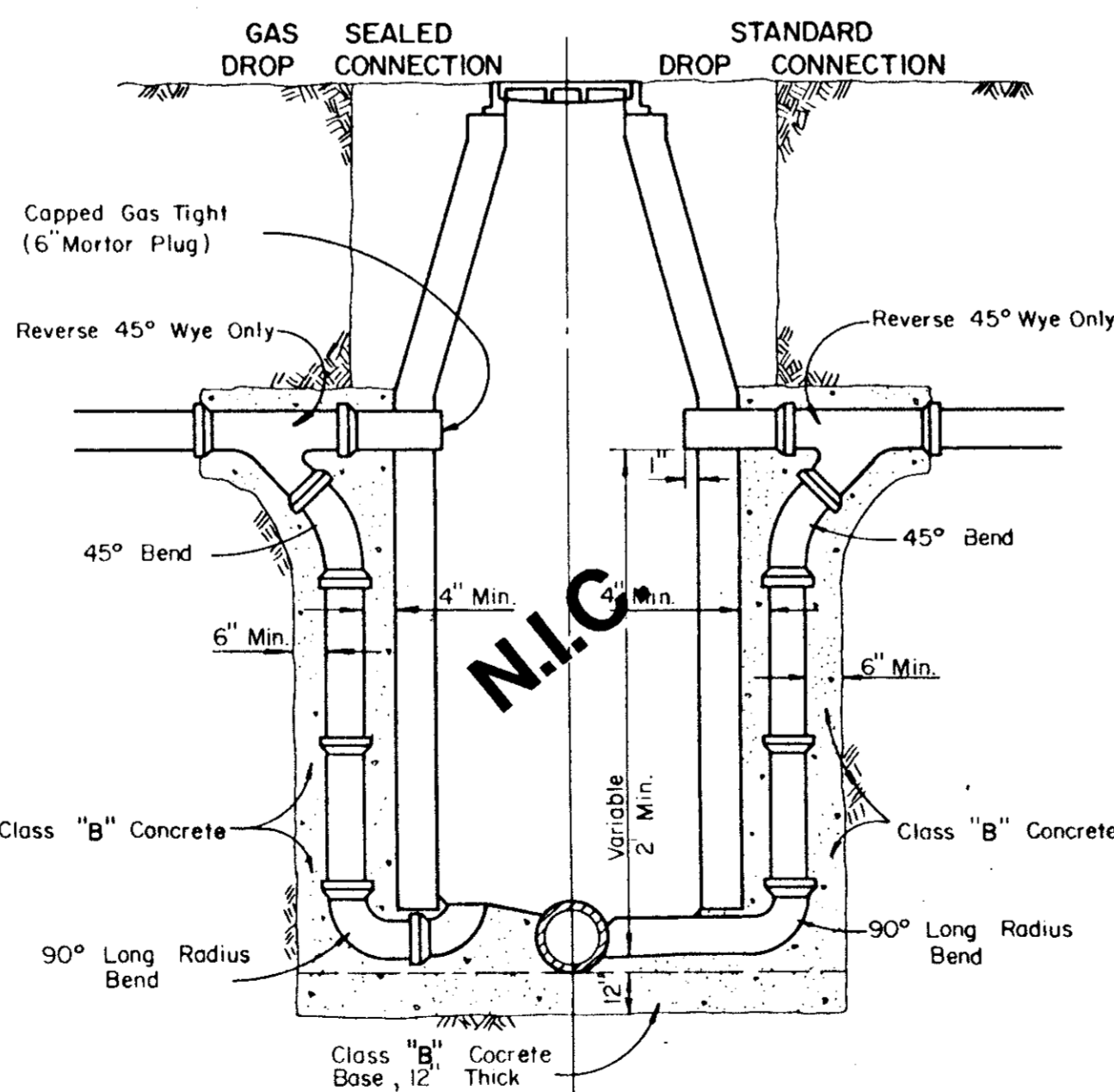
WHERE DROP M.H. IS REQUIRED, USE INSIDE DROP CONNECTION AS PER TOWN OF ADDISON STANDARDS.



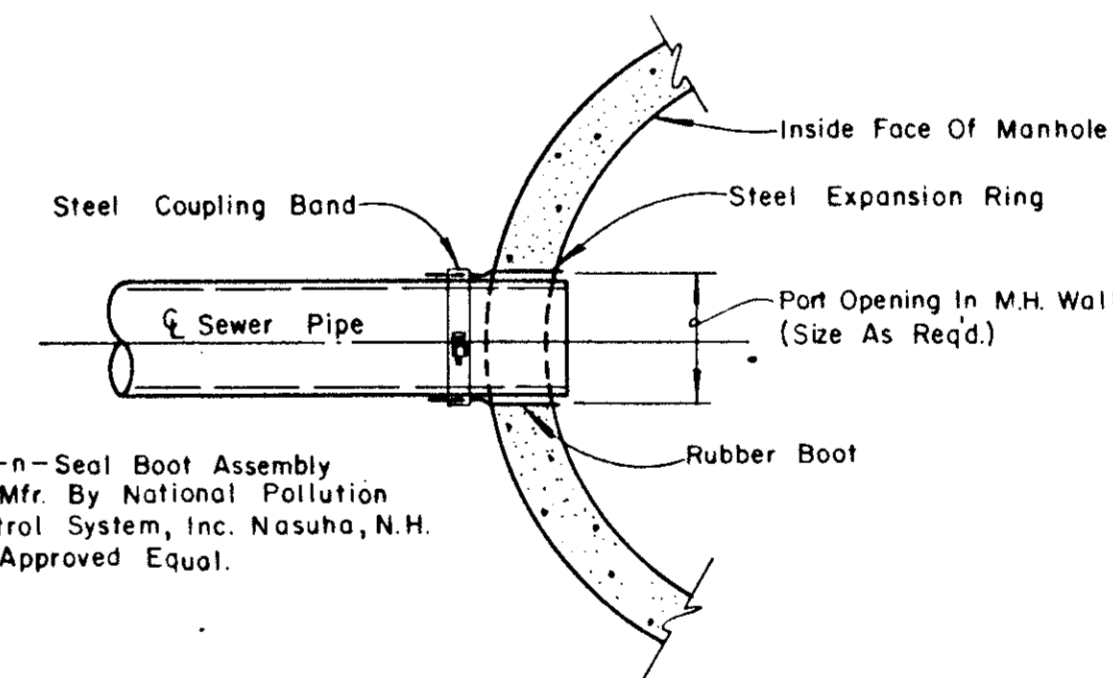
PRECAST MANHOLE



**ABANDONMENT OF EXISTING MANHOLE
IN AND OUT OF PAVEMENT**



**DROP CONNECTIONS FOR
SANITARY SEWER MANHOLES**

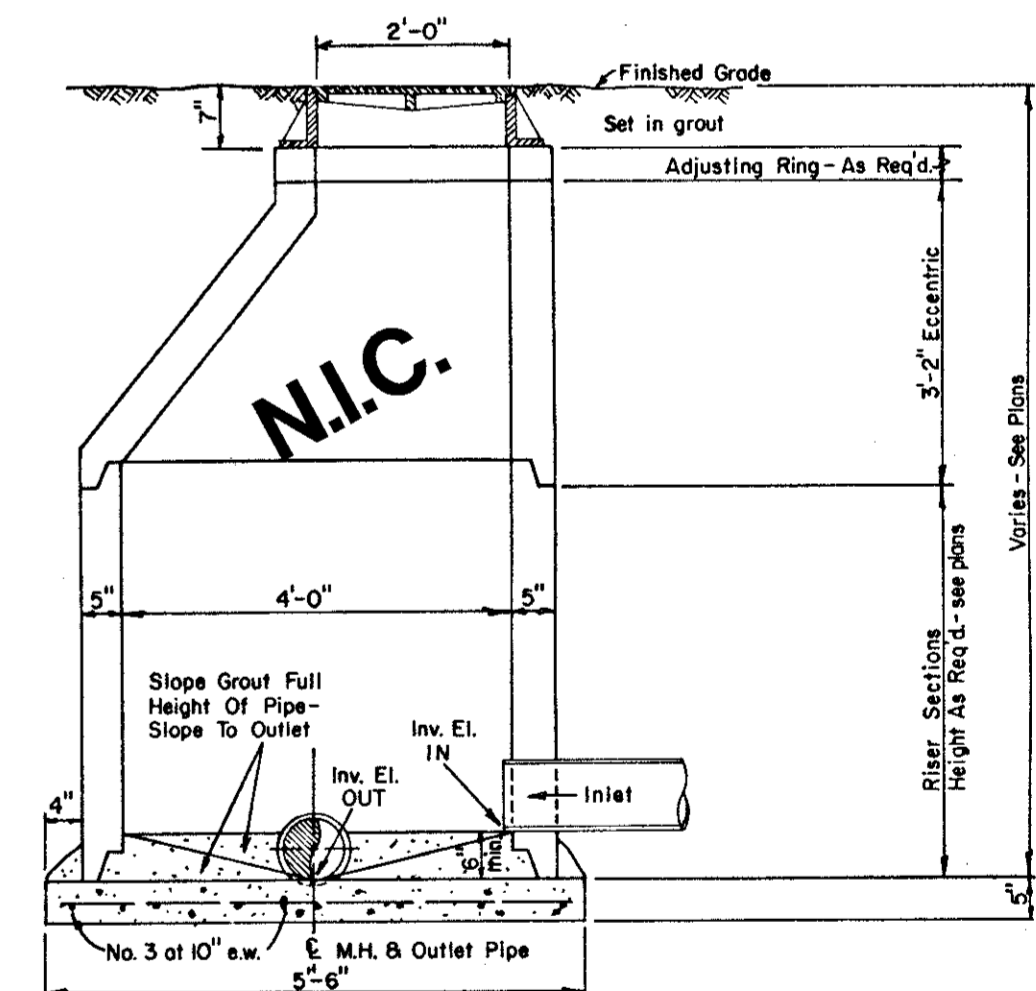


Kor-n-Seal Boot Assembly
As Mfr. By National Pollution
Control System, Inc. Nashua, N.H.
Or Approved Equal.

**TYPICAL SEWER
CONNECTION AT MANHOLE**

AS BUILTS

I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.



ECCENTRIC MANHOLE DETAIL

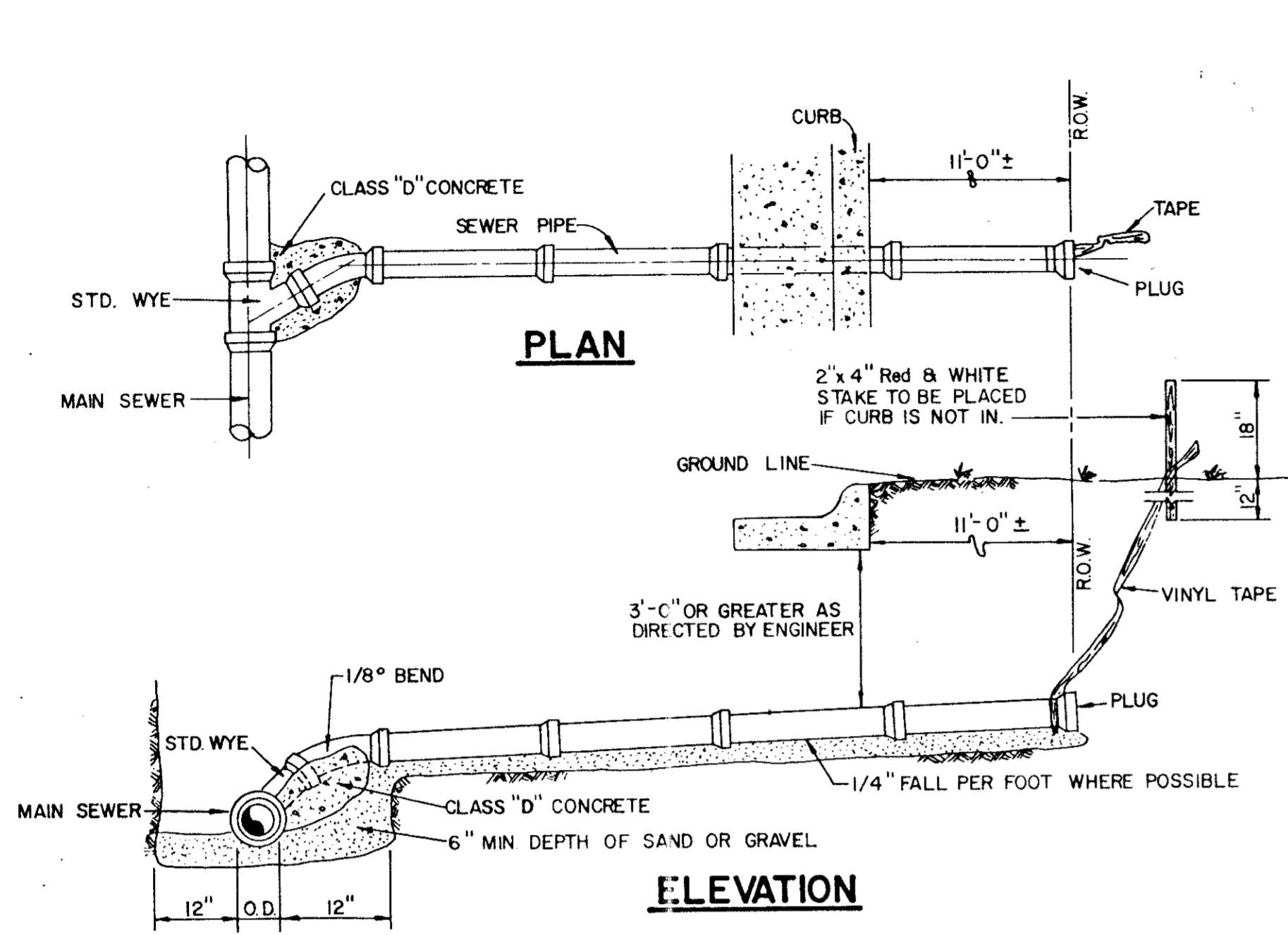
CLASS B Conc. - 2000psi at 28 days (Compressive)



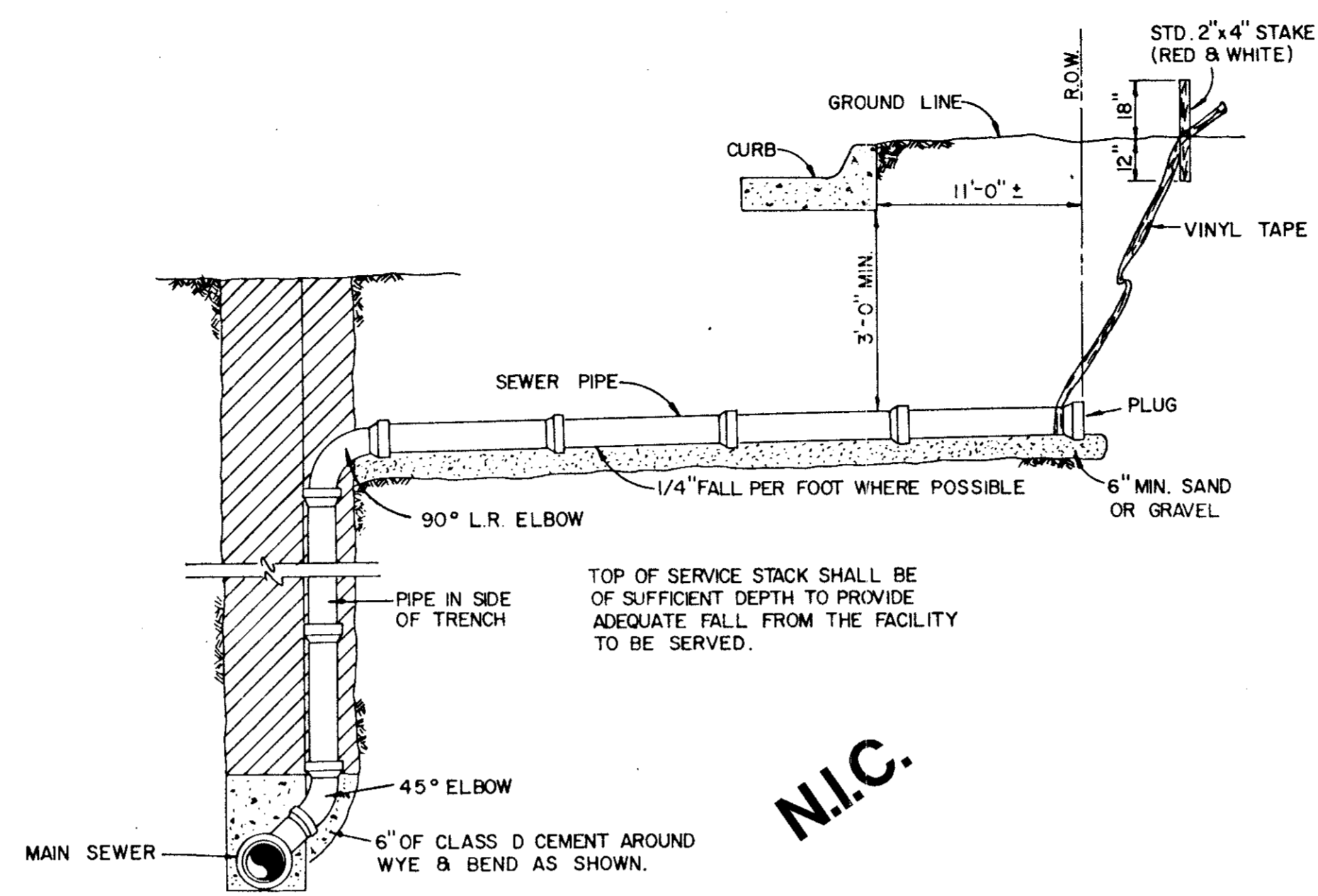
TOWN OF ADDISON, TEXAS
DEPARTMENT OF ENGINEERING
**STANDARD CONSTRUCTION DETAILS
SANITARY SEWER**

MANHOLES AND CONNECTIONS

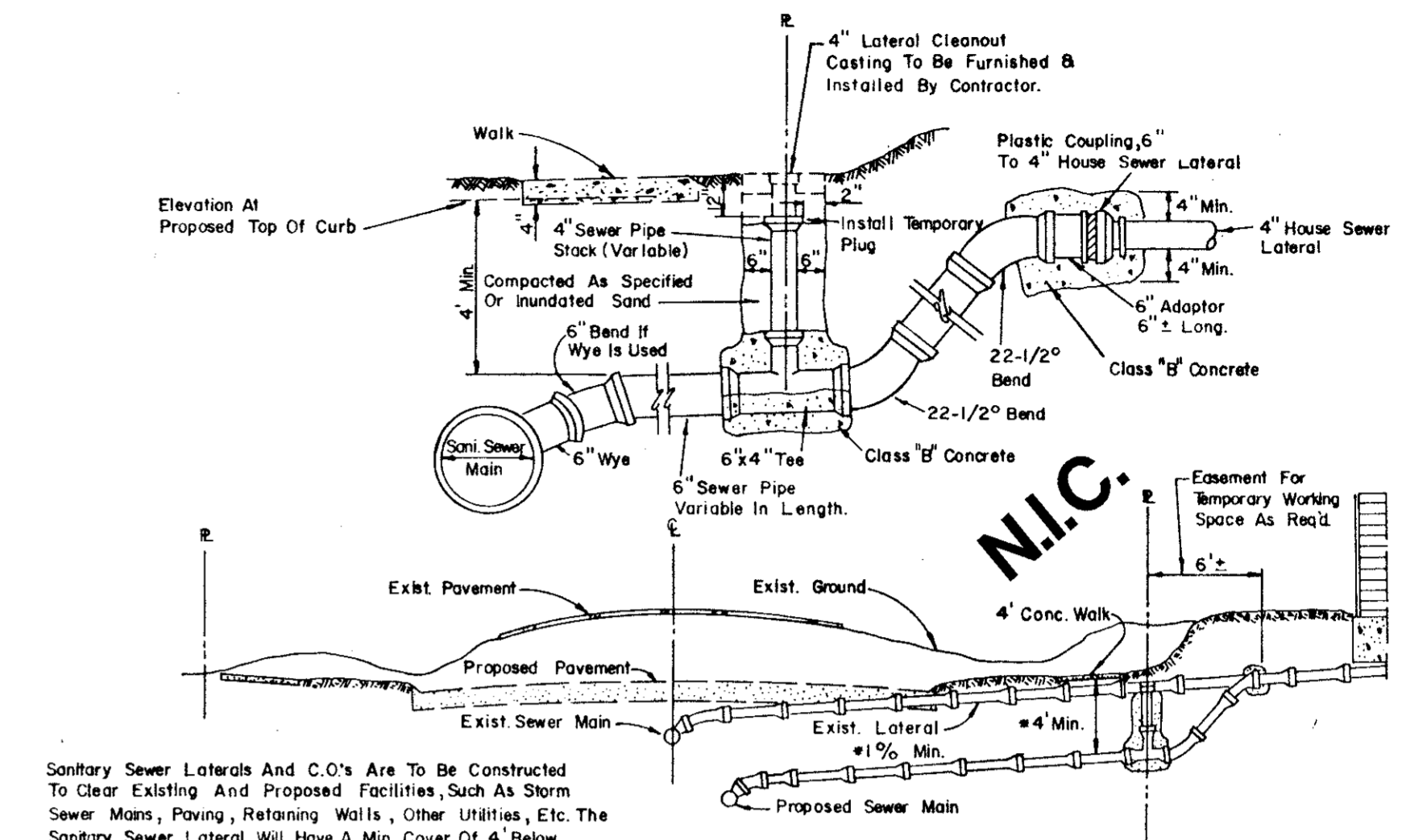
Designed -	Drawn -	Date - AUGUST, 1991	Job No. - 99025-6
Approved -	Checked -	Scale -	Sheet D-6 OF



SANITARY SEWER SERVICE CONNECTION

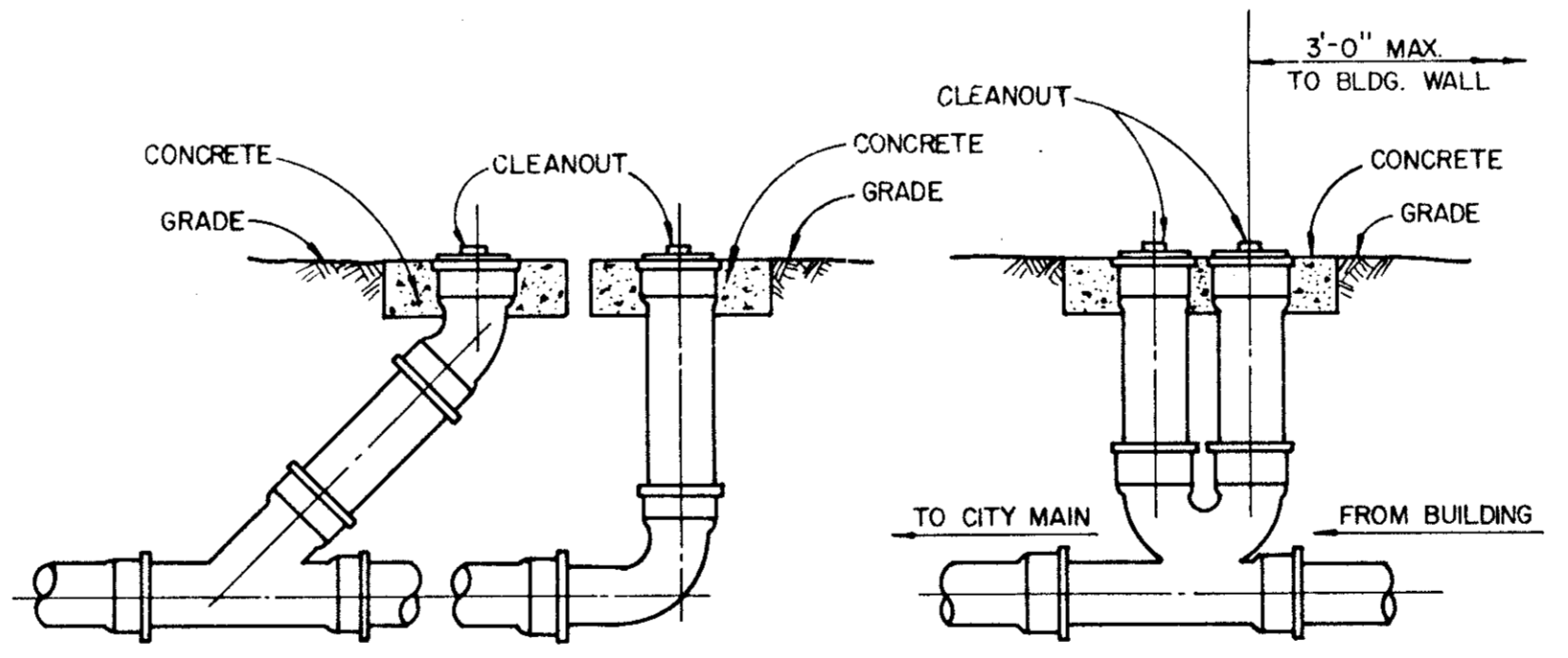
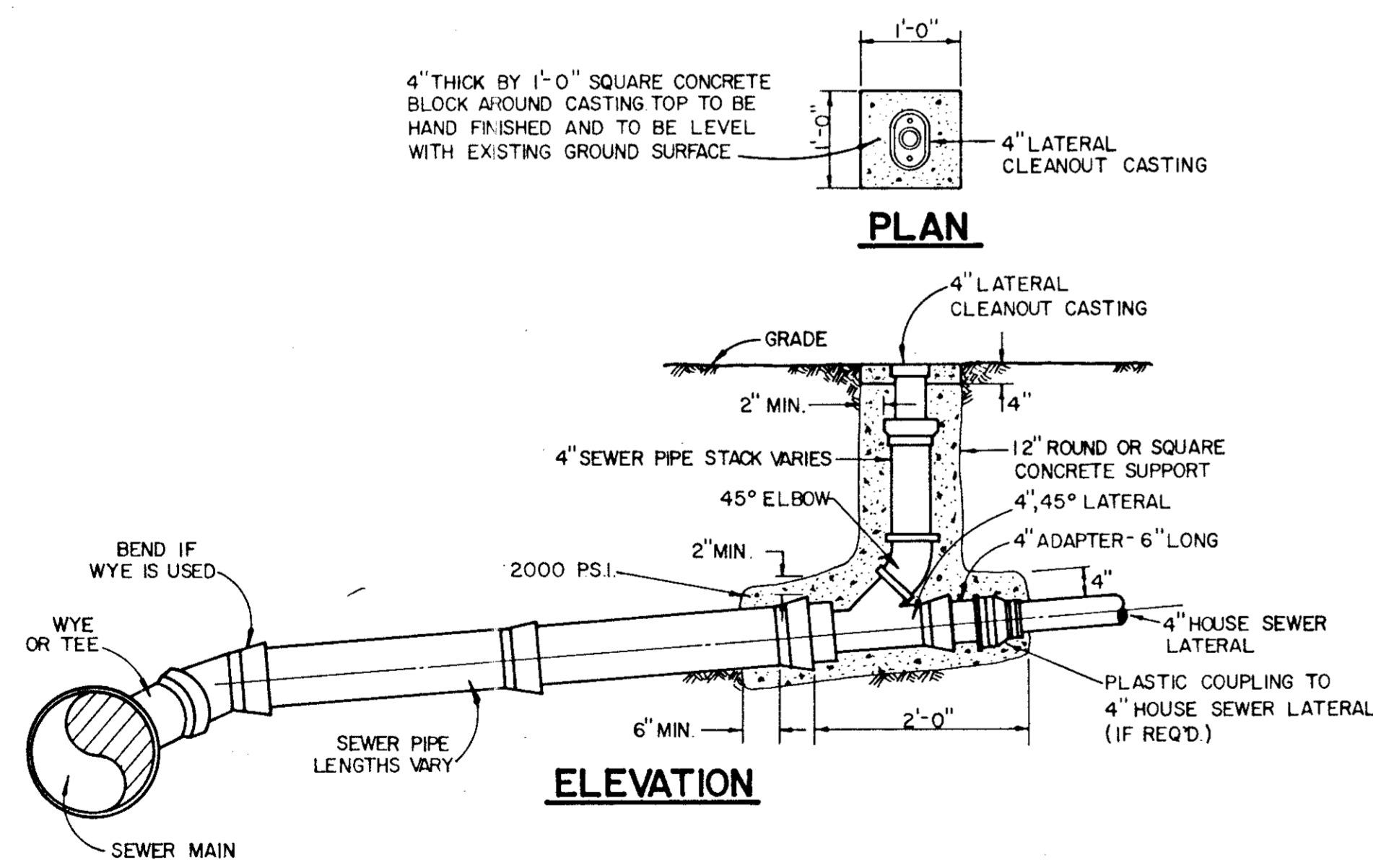


SANITARY SEWER DEEP SERVICE CONNECTION



SANITARY SEWER LATERAL REPLACEMENT

NOTE:
Cleanout To Be Installed On Property Line Except As Required To Avoid Conflict With Existing Or Proposed Facilities In Which Case The Location Shall Be Determined By The Engineer.

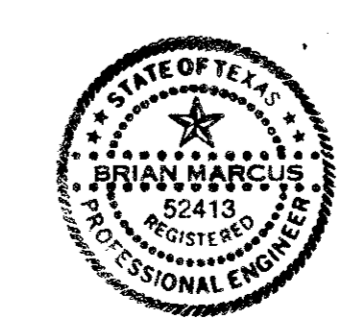


TYPICAL CLEANOUTS

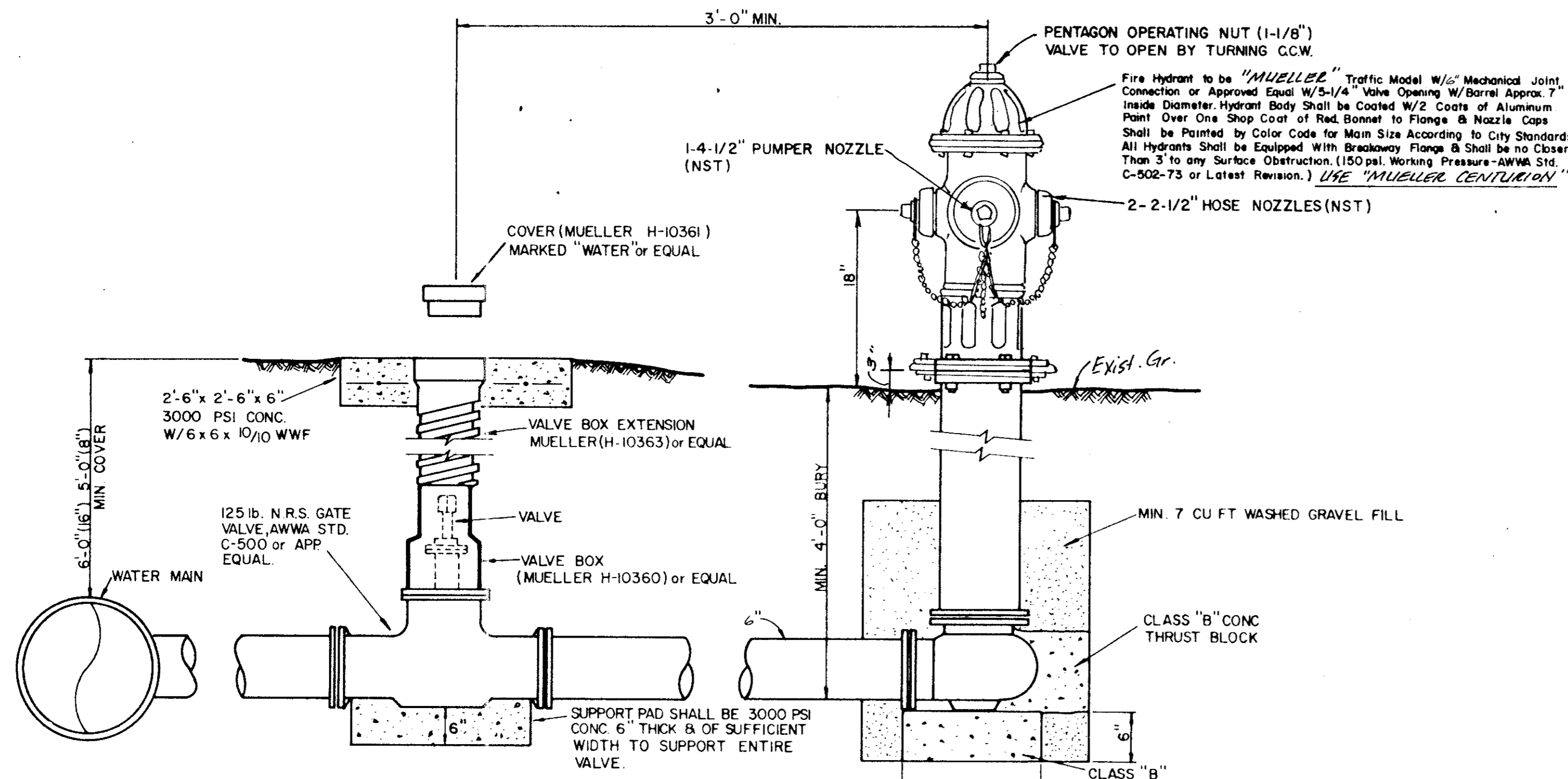
ALL PVC SANITARY SEWER PIPE TO BE SDR 35 WITH INTEGRAL BELL. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO FIELD LOCATE HORIZONTALLY EACH 4' SERVICE IN RELATION TO THE SANITARY SEWER STATIONING. FIELD TIES ARE TO BE INCLUDED AND RECORDED ON ALUMINIZED SANITARY SEWER TAPE. THIS TAPE, GREEN OR RED IN COLOR IS TO BE ATTACHED TO THE 4' SERVICE AT THE ROW LINE AND BROUGHT TO THE SURFACE TO BE USED AS A PERMANENT MARKER.

AS BUILTS

I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.



TOWN OF ADDISON, TEXAS			
DEPARTMENT OF ENGINEERING			
STANDARD CONSTRUCTION DETAILS			
SANITARY SEWER			
LATERALS AND CLEANOUTS			
Designed -	Drawn -	Date - AUGUST, 1991	Job No. - 90025-6
Approved -	Checked -	Scale -	Sheet D-7 of

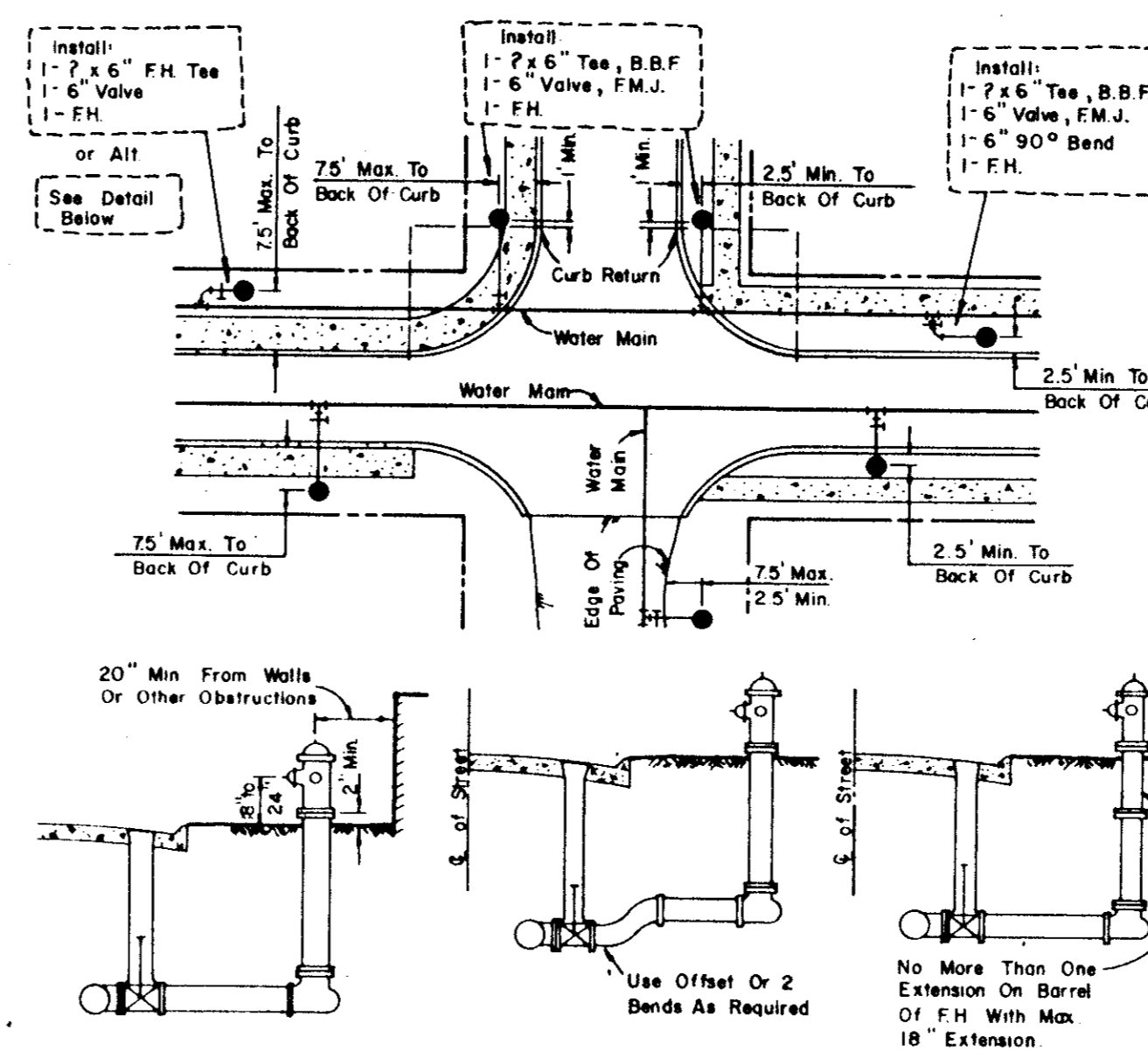


VALVE BOX DETAIL
(SEE PLANS FOR "MAIN SIZE")

FIRE HYDRANT INSTALLATION
(INCLUDES 6" VALVE)
No Scale

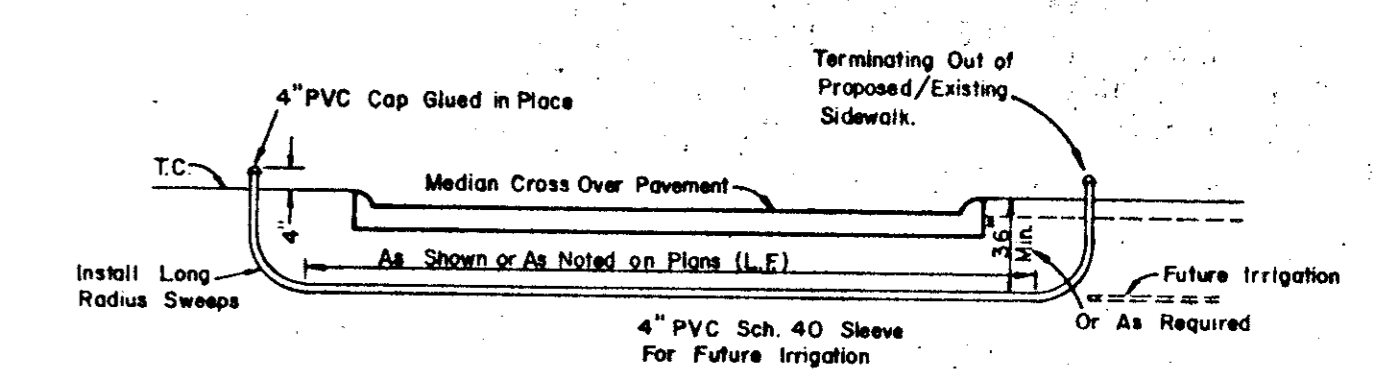
GATE VALVES AND VALVE BOXES.

- GATE VALVES SHALL BE IRON BODY, BRONZE OR BRASS MOUNTED, NON-RISING STEM, PARALLEL SEAT TYPE VALVES SHALL BE OF EQUAL OR GREATER PRESSURE CLASS THAN THE PIPING IN WHICH THEY ARE TO BE INSTALLED.
- VALVE BOXES SHALL BE CAST IRON AND SHALL BE OF SUFFICIENT LENGTH AND DIAMETER TO OPERATE ALL VALVES BURIED IN THE GROUND. COVERS SHALL BE MARKED "WATER." THE BOXES SHALL REST ON THE VALVE AND BE ADJUSTED SO THAT THE COVER MAY BE SET FLUSH WITH THE FINISHED GRADE.

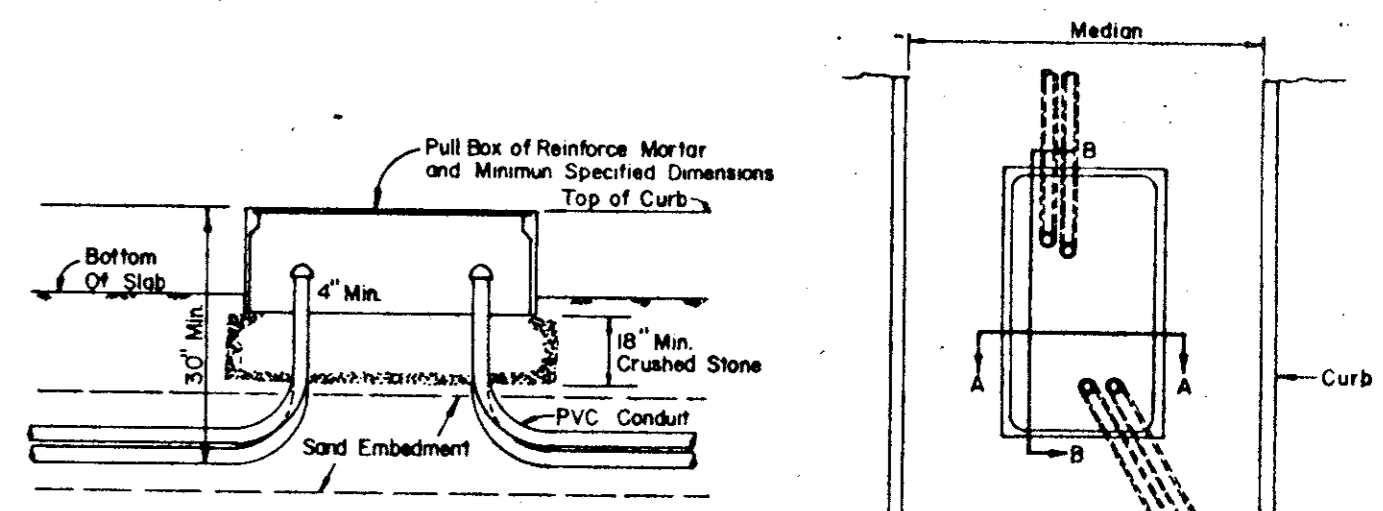


ELEVATION VIEW OF FIRE HYDRANT

- GENERAL NOTES**
- C. of F.H. Barrel Shall Be Not Less Than 6.0' Or More Than 9.0' From Back Of Curb Or Edge Of Pavement.
 - Do Not Set F.H. In An Existing Or Proposed Sidewalk, Unless Otherwise Noted.
 - All F.H. Tees Shall Be M.J. With Anchoring On The Branch With M.J. & 6" Valve.
 - Set F.H. On The Lot Line Extended When Possible.
 - On Private Contracts, The Developer's Engineer Will Stake Location & Grade.
 - Never Place F.H. Where Fire Truck Could Not Park Beside It.



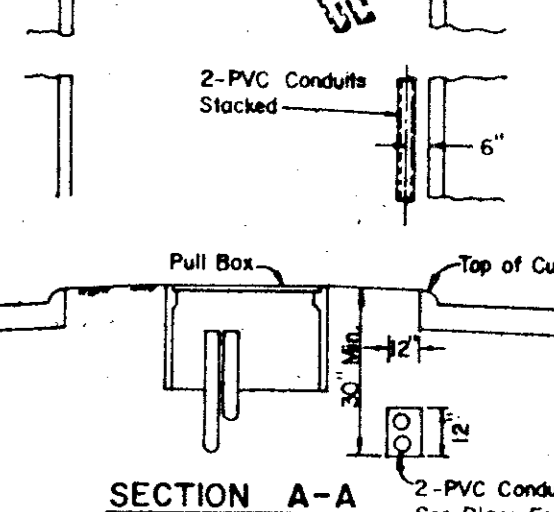
PVC SLEEVE FOR FUTURE IRRIGATION
N.I.C.



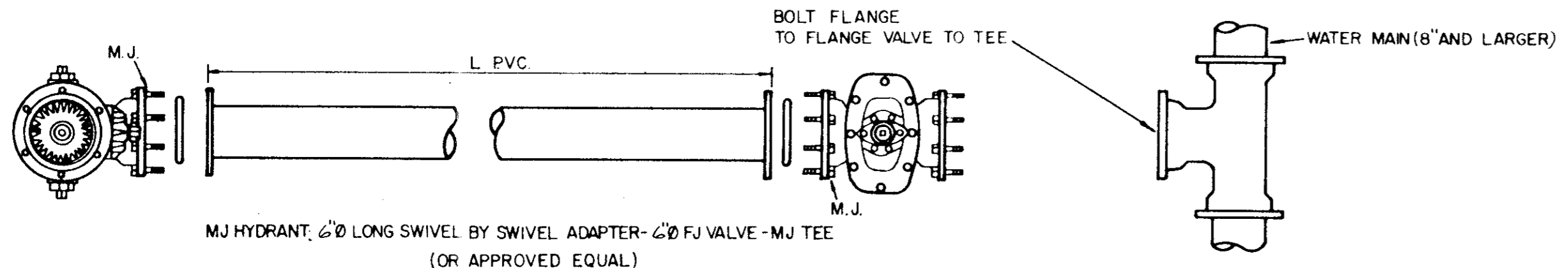
SECTION B-B

LOCATION OF CONDUIT PLACEMENT IN MEDIANS
Street Directions:
North/South - West Side
East/West - South Side

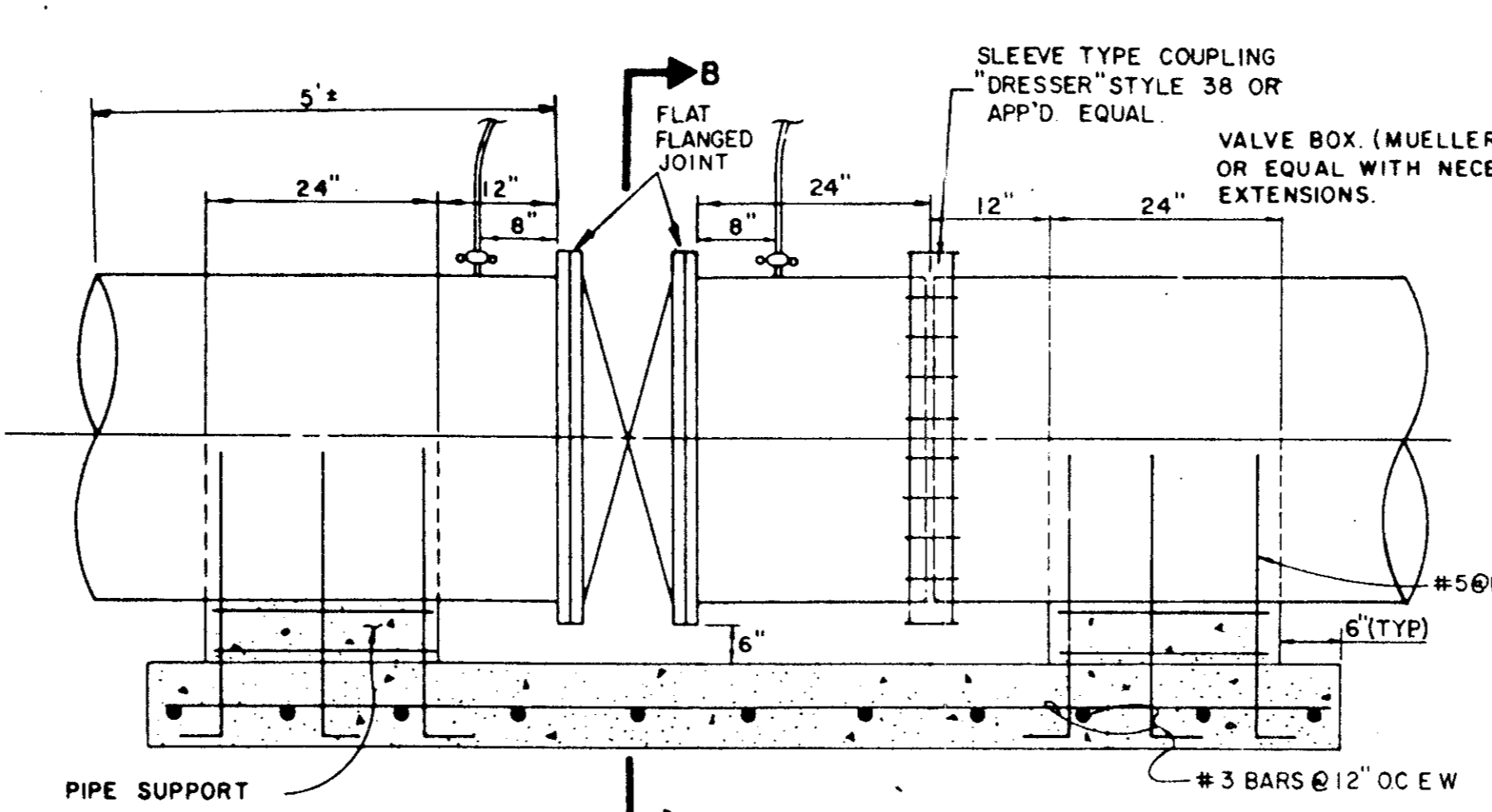
PULL BOX DIMENSIONS (MINIMUM INSIDE)
12" Depth
14" Width
24" Length
2-3 "X" Knockouts, One On Each End



PULL BOX & CONDUIT DETAIL
N.I.C.

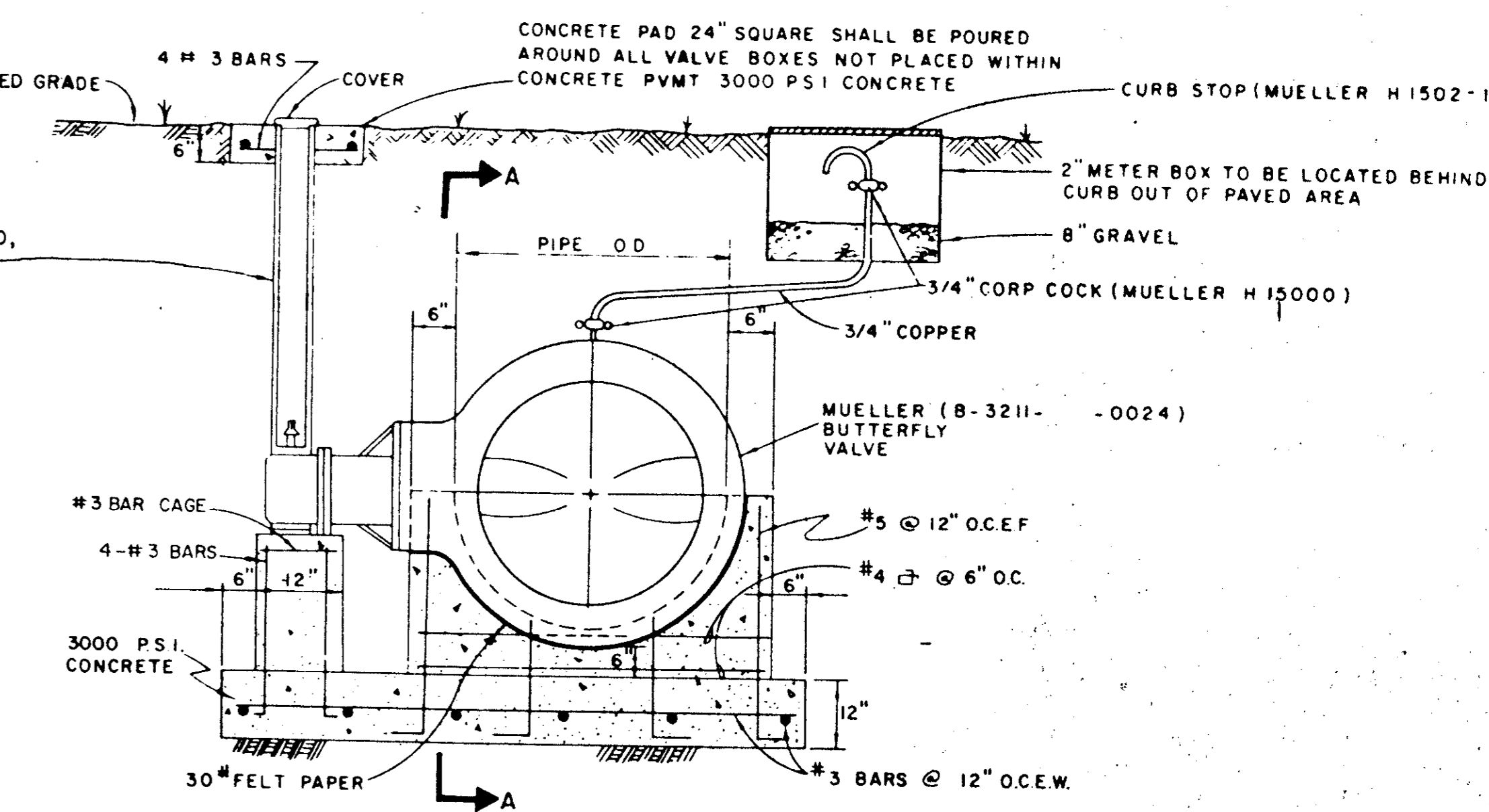


TYPICAL FIRE HYDRANT INSTALLATION

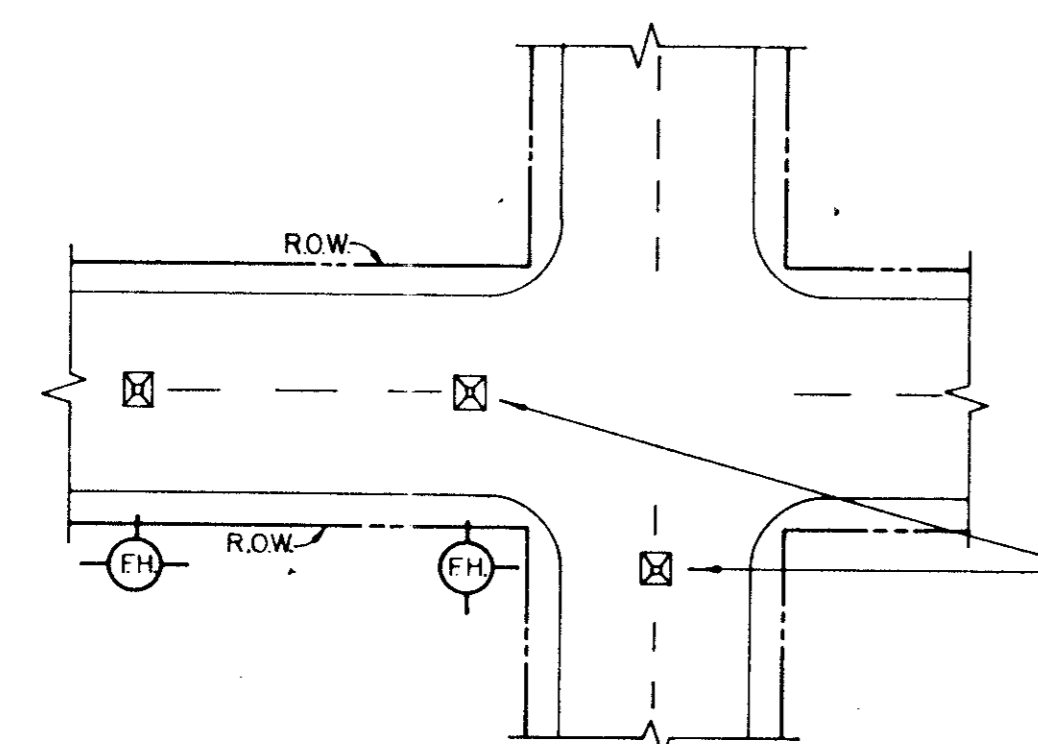


SECTION A-A

BUTTERFLY VALVE DETAIL
N.I.C.

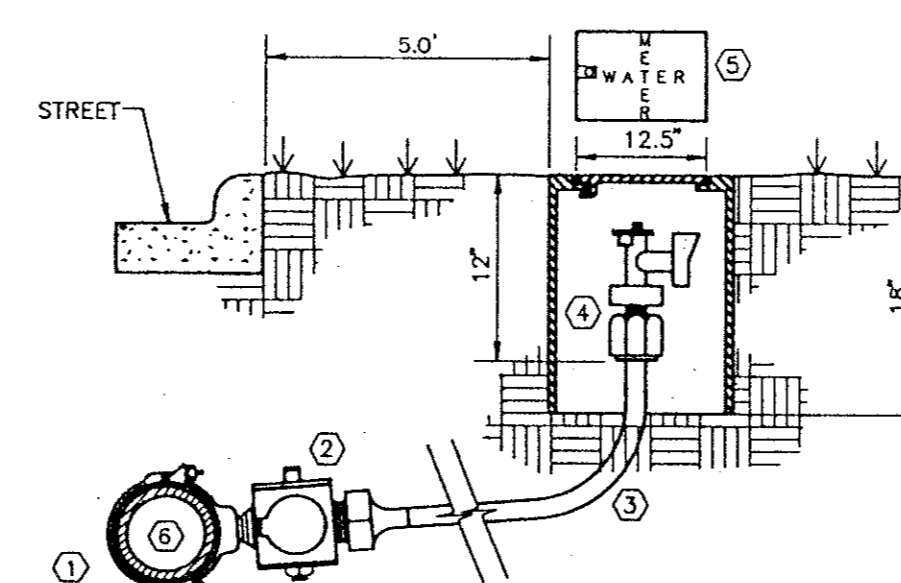


SECTION B-B



TYPICAL FIRE HYDRANT REFLECTOR INSTALLATION

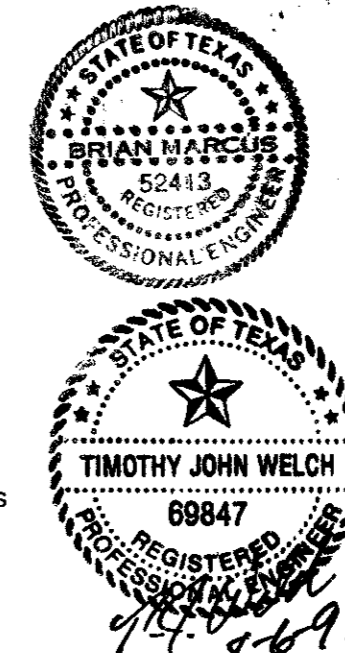
A BLUE TIMSONITE FIRE-LITE REFLECTOR (OR APPROVED EQUAL) TO BE PLACED IN THE CENTER OF STREET OPPOSITE FIRE HYDRANTS. THE INSTALLATION OF THIS REFLECTOR SHALL BE AS PRESCRIBED BY THE MANUFACTURER.



TYPICAL WATER SERVICE DETAIL

- DOUBLE STRAP BRONZE SADDLE W/CCW THREADS. MUELLER.
- CORPORATION STOP W/CCW THREADS. MUELLER. H-15008 COMPRESSION OR H-15000 FLARED.
- 3/4" TYPE "K" SOFT COPPER W/NO SPLICES AS BUILTS
- ANGLE STOP W/LOCK WING. MUELLER H-14258 COMPRESSION OR H-14255 FLARED.
- WATER METER BOX (RECTANGULAR SHAPE ONLY) CONCRETE OR METAL SHELL CONSTRUCTION
- WATER MAIN PVC AWWA C900 SDR 14/18 INTEGRAL WALL BELL

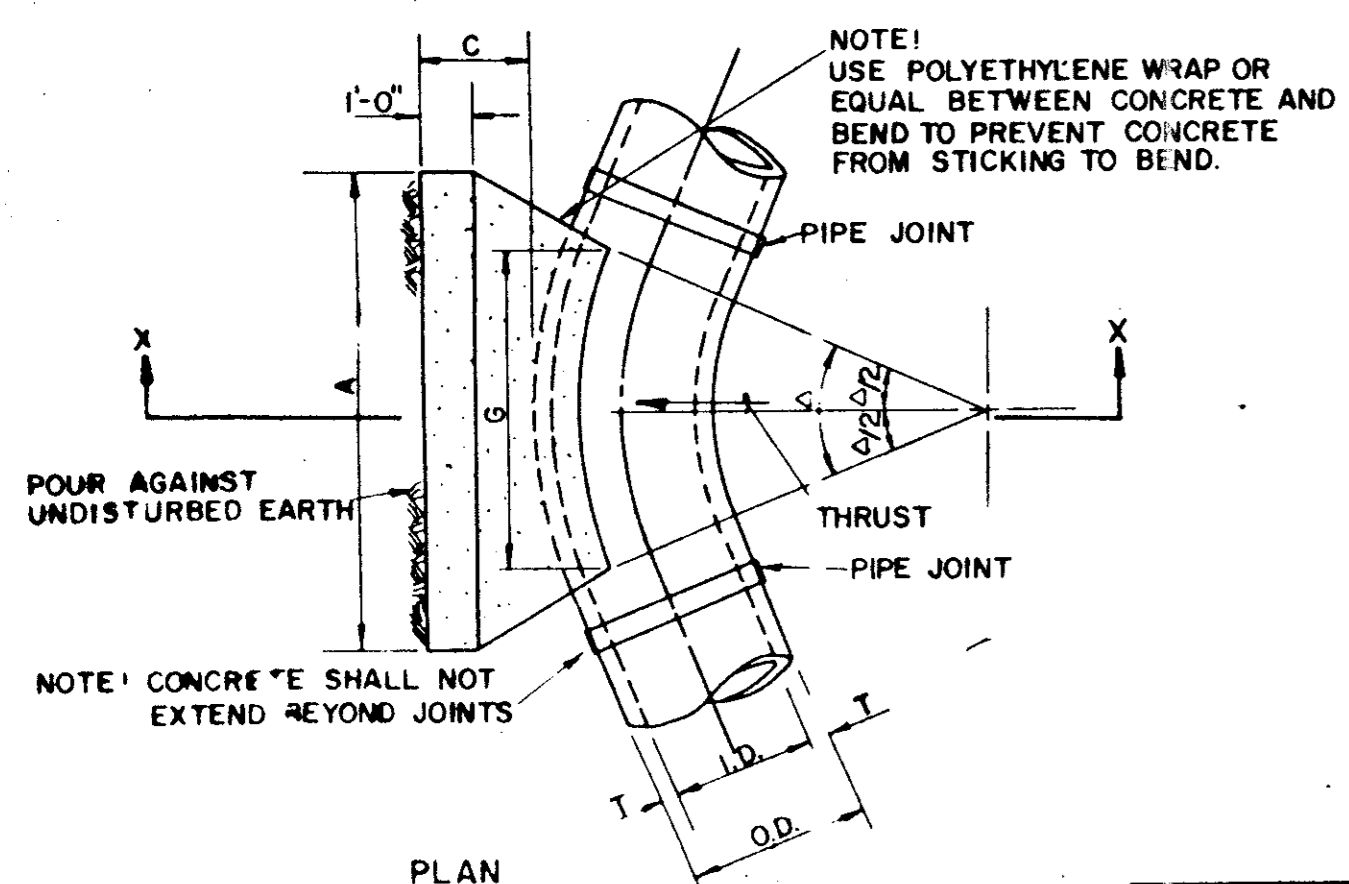
I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.



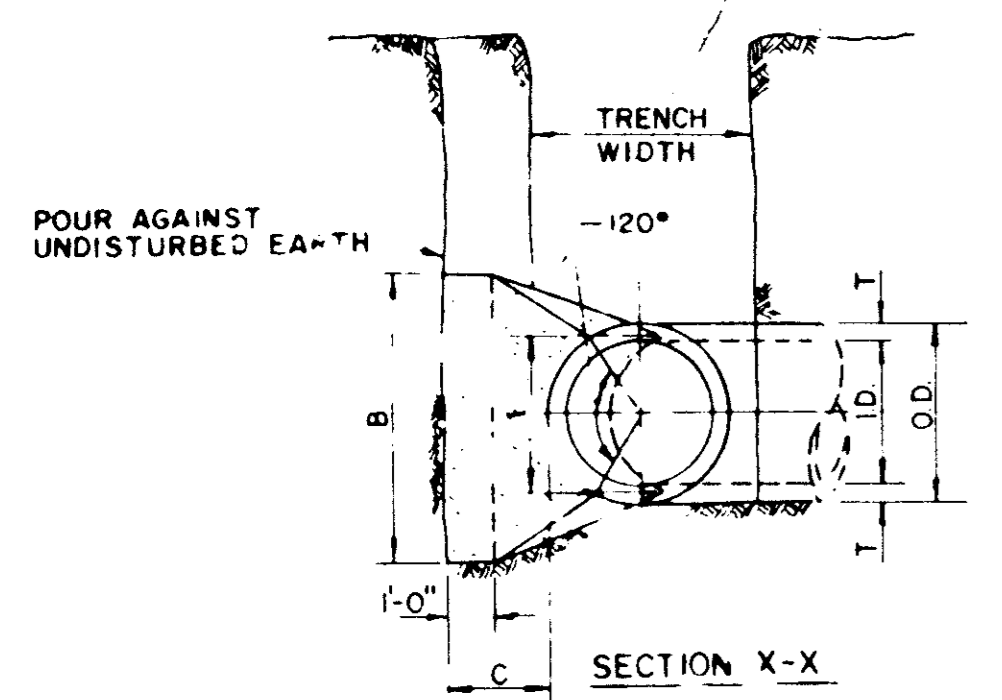
TOWN OF ADDISON, TEXAS
DEPARTMENT OF ENGINEERING

STANDARD CONSTRUCTION DETAILS
WATER
FIRE HYDRANTS, PULL BOXES
AND VALVES

Designed - _____ Drawn - _____ Date - AUGUST, 1991 Job No. - 90025-6
Approved - _____ Checked - _____ Scale - _____ Sheet D-8 OF

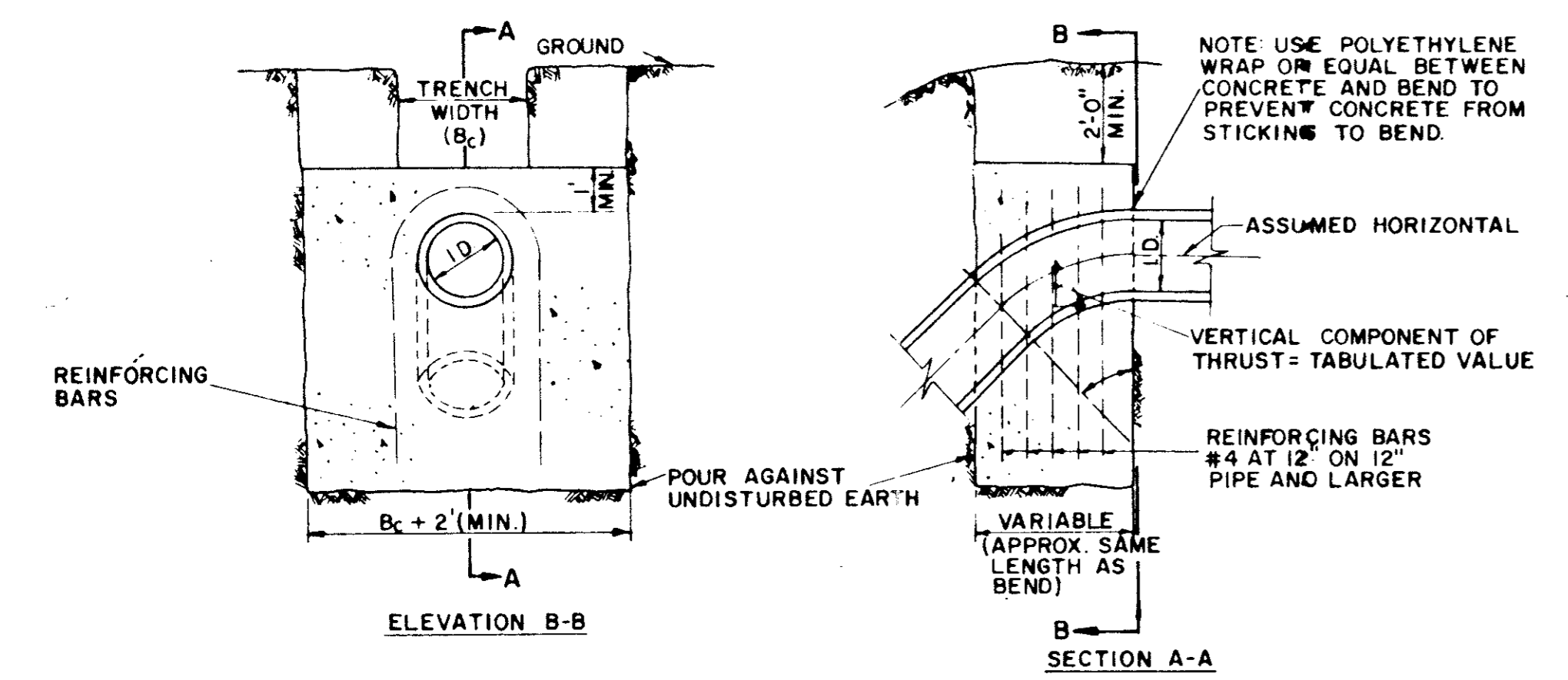


I.D. (IN.)	T (IN.)	C @ 11.25°		C @ 22.50°		E (FT.)
		A	B	A	B	
4.68	0.4	1.5	1.5	1.5	1.5	0.9
10.12	0.5	1.5	1.5	1.5	1.5	1.2
16.18	0.6	1.5	1.5	1.5	1.5	1.6
20	0.7	1.5	1.5	1.5	1.5	1.8
24	0.9	1.5	1.5	1.5	1.5	2.1
30	2.9	1.5	1.5	1.5	1.5	2.6
36	4.5	1.5	1.5	1.5	1.5	3.3
42	5.0	1.8	1.8	1.8	1.8	3.8
48	5.5	2.0	2.0	2.0	2.0	4.3
54	6.0	2.3	2.3	2.3	2.3	4.8
60	6.5	2.5	2.5	2.5	2.5	5.3
66	6.8	2.8	2.8	2.8	2.8	5.7
72	7.5	3.0	3.0	3.0	3.0	6.3
78	7.5	3.3	3.3	3.3	3.3	6.7
84	8.0	3.5	3.5	3.5	3.5	7.2
90	8.5	3.8	3.8	3.8	3.8	7.7
96	9.0	4.0	4.0	4.0	4.0	8.2



I.D. (IN.)	G (FT.)	THRUST (TONS)	EARTH			ROCK			I.D. (IN.)	G (FT.)	THRUST (TONS)	EARTH			ROCK		
			A	B	VOL. C.Y.	A	B	VOL. C.Y.				A	B	VOL. C.Y.	A	B	VOL. C.Y.
4.68	0.4	1.0	1.5	0.1	1.0	1.0	0.1	4.68	0.8	2.0	1.5	1.5	0.1	1.0	1.0	0.1	
10.12	0.6	2.2	1.5	0.1	1.5	1.5	0.1	10.12	1.1	4.4	2.0	2.0	0.3	1.5	1.5	0.1	
16.18	0.8	5.0	2.0	0.3	1.5	2.0	0.2	16.18	1.6	9.9	3.0	3.0	0.6	2.0	2.5	0.3	
20	0.9	6.2	2.0	0.3	1.5	3.0	0.3	20	1.8	12.3	3.5	3.5	0.7	2.0	3.5	0.4	
24	1.1	8.9	3.0	0.5	1.5	3.0	0.3	24	2.2	17.7	4.0	4.5	1.0	3.0	3.0	0.5	
30	1.4	10.4	3.0	0.5	1.5	3.0	0.4	30	2.7	20.7	5.0	4.5	1.5	3.0	4.0	0.8	
36	1.7	15.0	3.5	0.5	1.5	3.0	0.5	36	3.3	29.8	5.5	5.5	2.3	4.0	4.0	1.3	
42	1.9	20.4	4.5	0.5	1.5	2.5	0.5	42	3.8	40.5	7.0	6.0	3.9	4.5	5.0	2.1	
48	2.2	26.6	4.5	0.5	1.5	2.5	0.6	48	4.4	52.9	8.0	7.0	5.7	4.8	6.0	2.8	
54	2.5	33.7	6.0	0.6	1.4	3.0	0.6	54	4.9	67.0	9.0	8.0	8.0	6.0	6.0	4.1	
60	2.7	41.6	6.0	0.7	1.8	3.0	0.6	60	5.5	82.7	9.5	9.0	10.6	6.0	7.0	5.3	
66	3.0	50.3	6.5	0.8	1.5	3.5	0.7	66	6.0	100.1	10.5	10.0	14.1	6.5	8.0	7.2	
72	3.3	59.9	7.5	0.8	1.4	4.0	0.8	72	6.6	119.1	11.0	11.0	17.6	7.5	8.0	9.1	
78	3.6	70.2	8.0	0.9	1.4	4.0	0.9	78	7.1	139.8	12.0	12.0	22.5	8.0	9.0	11.7	
84	3.8	81.5	8.5	1.0	1.0	4.5	1.0	84	7.6	162.1	13.0	12.5	27.2	8.5	10.0	14.8	
90	4.1	93.5	9.5	1.0	1.2	5.0	1.0	90	8.2	186.1	14.0	13.5	33.7	9.5	10.0	17.7	
96	4.4	106.4	10.0	1.0	1.5	5.0	1.0	96	8.7	211.7	15.0	14.5	41.2	10.0	11.0	21.8	

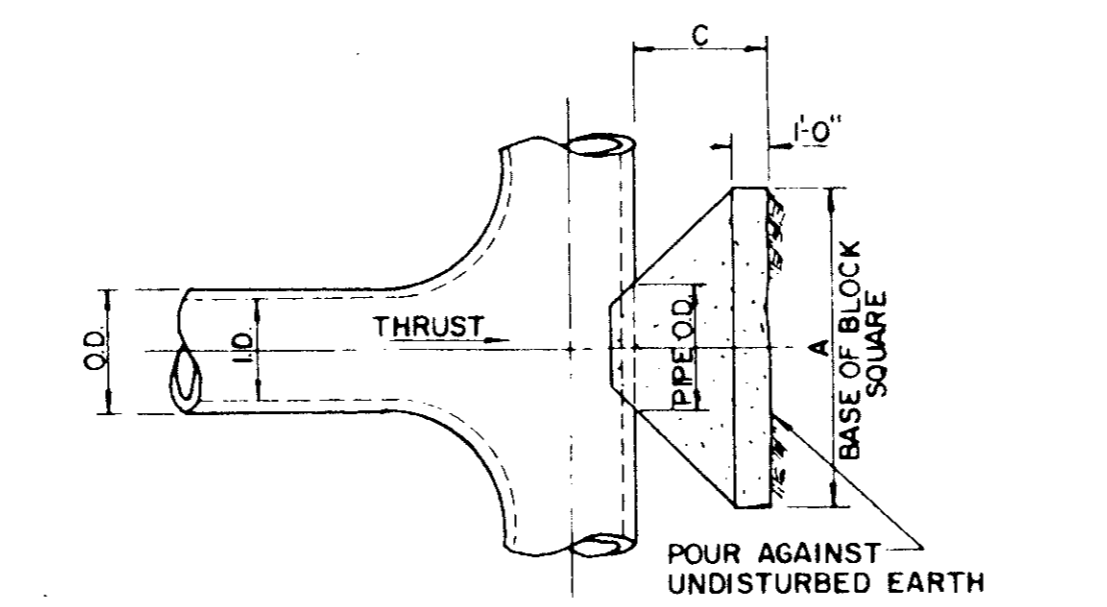
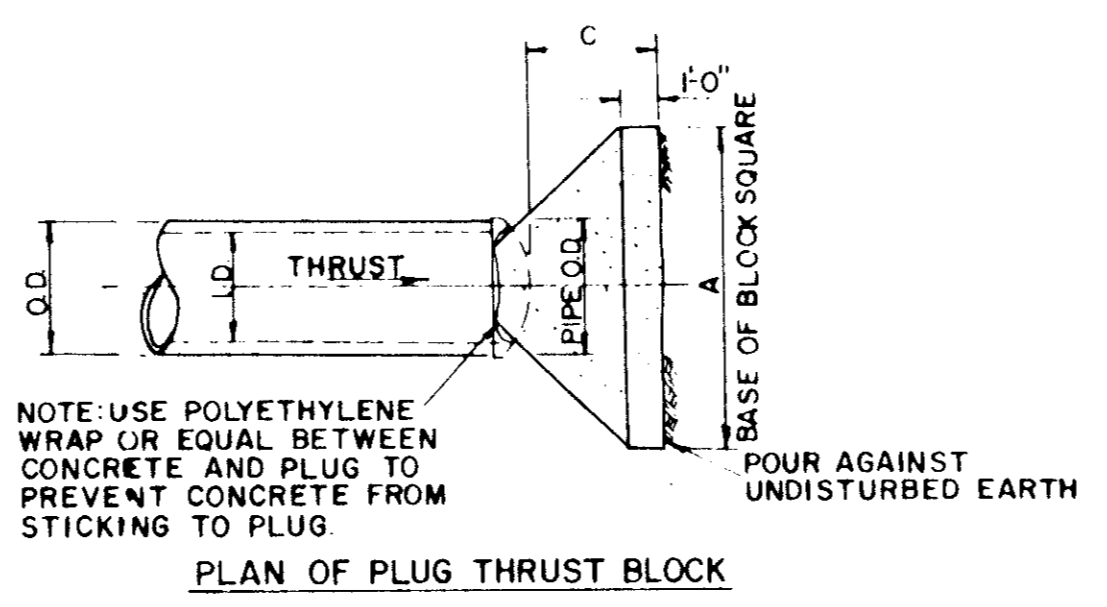
HORIZONTAL BEND THRUST BLOCK



I.D. (IN.)	THRUST (TONS)	C @ 11.25°		C @ 22.50°		C @ 30°		C @ 45°		C @ 67.50°		C @ 90°		I.D. (IN.)
		A	B	A	B	A	B	A	B	A	B	A	B	
4.68	1.0	0.5	2.0	1.0	2.5	1.3	3.1	1.8	4.6	2.3	5.0	2.5	4.68	
10.12	2.2	1.1	4.3	2.2	5.7	2.8	8.3	4.0	10.5	5.2	11.3	5.7	10.12	
16.18	5.0	2.5	9.7	4.9	12.7	6.4	18.0	9.0	23.5	11.8	25.5	12.7	16.18	
20	6.1	3.1	12.0	6.0	15.7	7.9	22.7	11.1	29.2	14.5	31.4	15.7	20	
24	8.2	4.4	17.3	8.7	22.6	11.3	32.0	16.0	41.8	20.9	45.2	22.6	24	
30	10.5	5.2	20.3	10.1	26.5	13.3	37.5	18.8	49.0	24.5	53.1	26.5	30	
36	14.9	7.5	29.2	14.6	38.2	19.1	54.0	27.0	70.5	35.3	76.4	38.2	36	
42	20.3	10.1	39.8	19.9	52.0	26.0	73.3	36.7	96.0	48.0	104.0	52.0	42	
48	26.5	13.2	51.9	26.0	67.9	33.9	96.0	48.0	126.0	62.7	136.0	67.9	48	
54	33.5	16.8	65.7	32.9	85.9	42.9	122.0	60.7	159.0	79.4	172.0	85.9	54	
60	41.4	20.7	81.2	40.6	106.0	53.0	150.0	75.0	196.0	98.0	212.0	106.0	60	
66	50.1	25.0	98.2	49.1	128.0	64.2	182.0	90.7	237.0	119.0	257.0	128.0	66	
72	59.6	29.8	117.0	58.4	153.0	76.3	216.0	108.0	282.0	141.0	305.0	153.0	72	
78	69.9	35.0	137.0	68.6	179.0	90.0	234.0	127.0	331.0	164.0	358.0	179.0	78	
84	81.1	40.5	159.0	79.5	208.0	104.0	294.0	147.0	384.0	192.0	416.0	208.0	84	
90	93.1	46.5	183.0	91.3	239.0	119.0	337.0	169.0	441.0	221.0	477.0	239.0	90	
96	106.0	53.0	208.0	104.0	272.0	136.0	384.0	192.0	502.0	251.0	543.0	272.0	96	

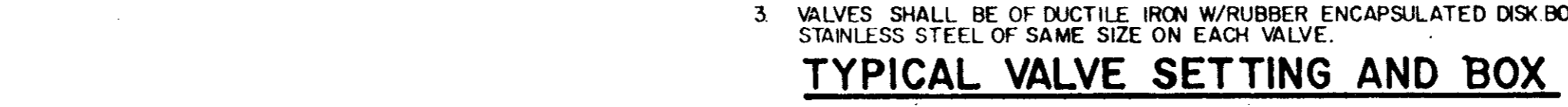
GENERAL NOTES - FOR ALL THRUST BLOCKS
 1. All Calculations Are Based On Internal Pressure Of 200 P.S.I. For 24" I.D. Pipe And Smaller And 150 P.S.I. On 30" I.D. And Larger.
 2. Volumes Of Vertical Bend Thrust Blocks Are Net Volumes Of Concrete To Be Furnished. The Corresponding Weight Of The Concrete (Class F) Is Equal To Or Greater Than The Vertical Component Of Thrust On The Vertical Bend.
 3. Wall Thickness (T) Assumed Here For Estimating Purposes Only.
 4. Concrete For Blocking Shall Be Class B Concrete.
 5. Dimensions May Be Varied As Required By Field Conditions Where And As Directed By The Engineer. The Volume Of Concrete Blocking Shall Not Be Less Than Shown Here.

VERTICAL BEND THRUST BLOCK



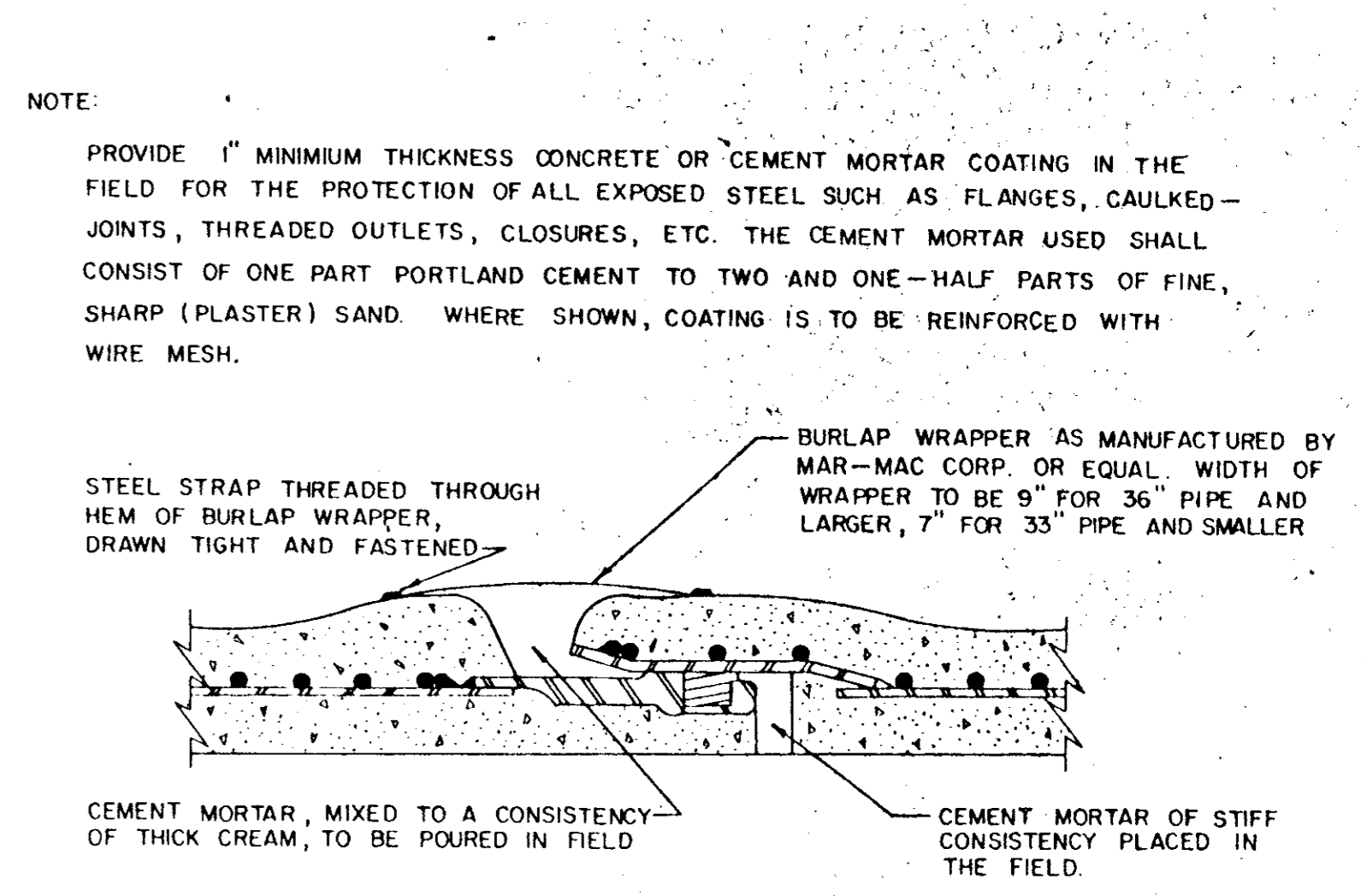
I.D. (IN.)	THRUST (TONS)	EARTH		ROCK		
		A	B	A	B	
4.68	5.1	1.5	2.5	0.3	2.0	0.2
10.12	11.3	1.5	3.5	0.6	2.5	0.3
16.18	25.5	2.0	5.5	1.6	4.0	0.9
20	31.5	2.0	6.0	1.9	4.0	0.9
24	45.2	2.5	7.0	3.1	5.0	1.7
30	53.0	3.0	7.5	4.1	5.5	2.4
36	76.3	4.0	9.0	7.3	6.5	4.2
42	104.0	4.5	10.5	11.0	7.5	6.2
48	136.0	5.0	12.0	15.6	8.5	8.7
54	172.0	5.5	13.5	21.4	9.5	11.9
60	212.0	6.0	15.0	28.4	10.5	15.7
66	257.0	6.5	16.5	36.8	11.5	20.5
72	305.0	7.5	17.5	47.2	12.5	27.2
78	358.0	8.0	19.0	58.9	13.5	33.7
84	416.0	8.5	20.5	72.3	14.5	41.2
90	477.0	9.0	22.0	87.7	15.9	49.7
96	543.0	9.5	23.5	104.8	16.5	61.0

PLUG & TEE THRUST BLOCK

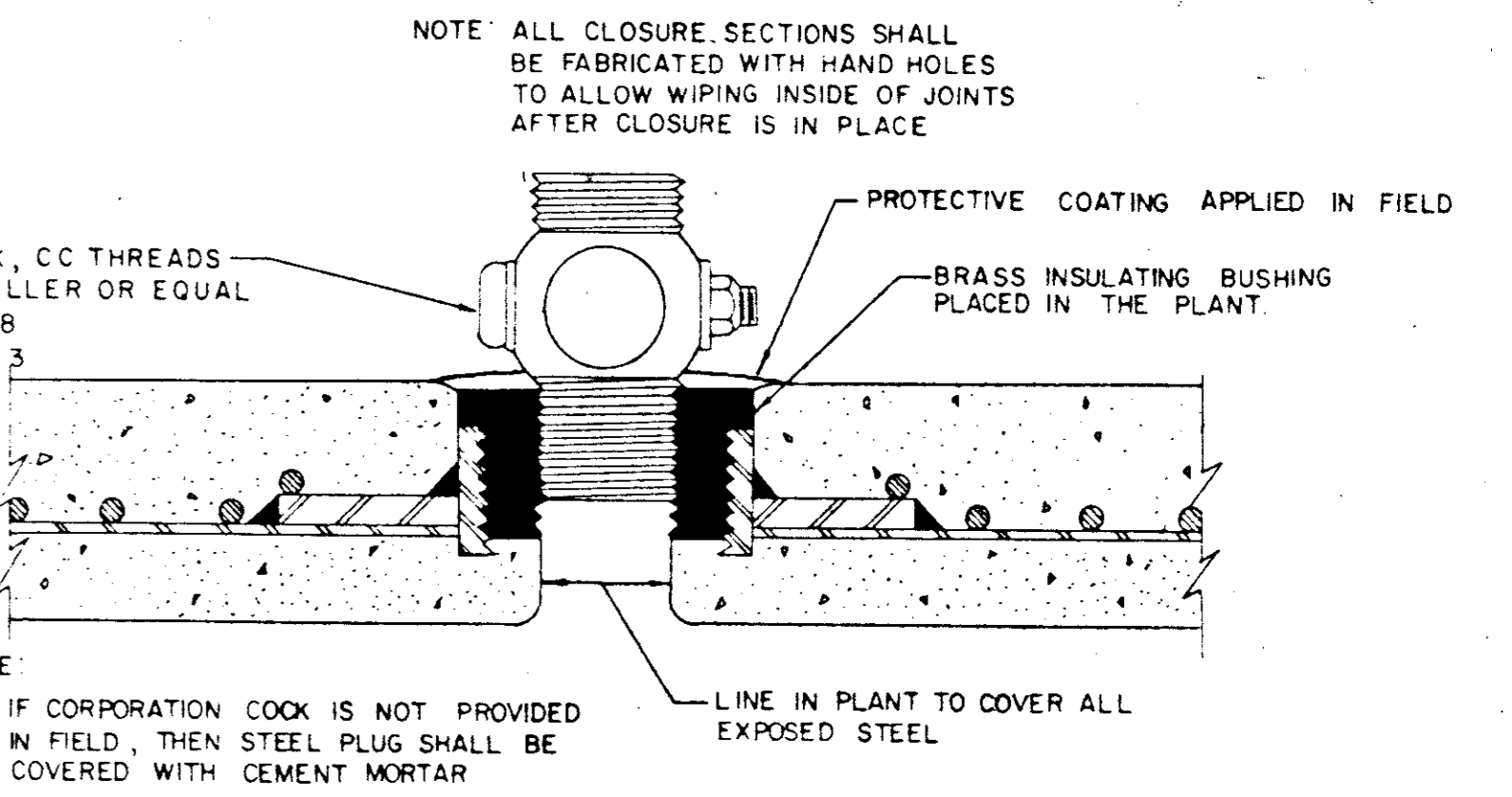


TYPICAL VALVE SETTING AND BOX
 NOTE:
 1. GATE VALVES SHALL BE IN ACCORDANCE WITH AWWA STANDARD C-509-80 OR LATEST THEREOF ALL VALVES SHALL BE "MULLER" OR APPROVED EQUAL.
 2. A PERMANENTLY ATTACHED VALVE EXTENSION STEM SHALL BE REQUIRED FOR ANY VALVE THATS OPERATING NUT IS LOCATED IN EXCESS OF 4 FEET BELOW THE TOP OF VALVE BOX. THIS EXTENSION SHALL BE OF SUFFICIENT LENGTH TO INSURE THAT ITS TOP IS WITHIN 4" OF VALVE BOX LID. MANUFACTURED VALVE STACK DUCTILE IRON PIPE TO BE USED FOR EXTENSION GREATER THAN 4'-0" BELL END OF STACK TO BE FITTED OVER VALVE. VALVE AND VALVE STACK IS TO BE POLY WRAPPED.
 3. VALVES SHALL BE OF DUCTILE IRON W/RUBBER ENCAPSULATED DISK BODY BOLTS SHALL BE STAINLESS STEEL OF SAME SIZE ON EACH VALVE.

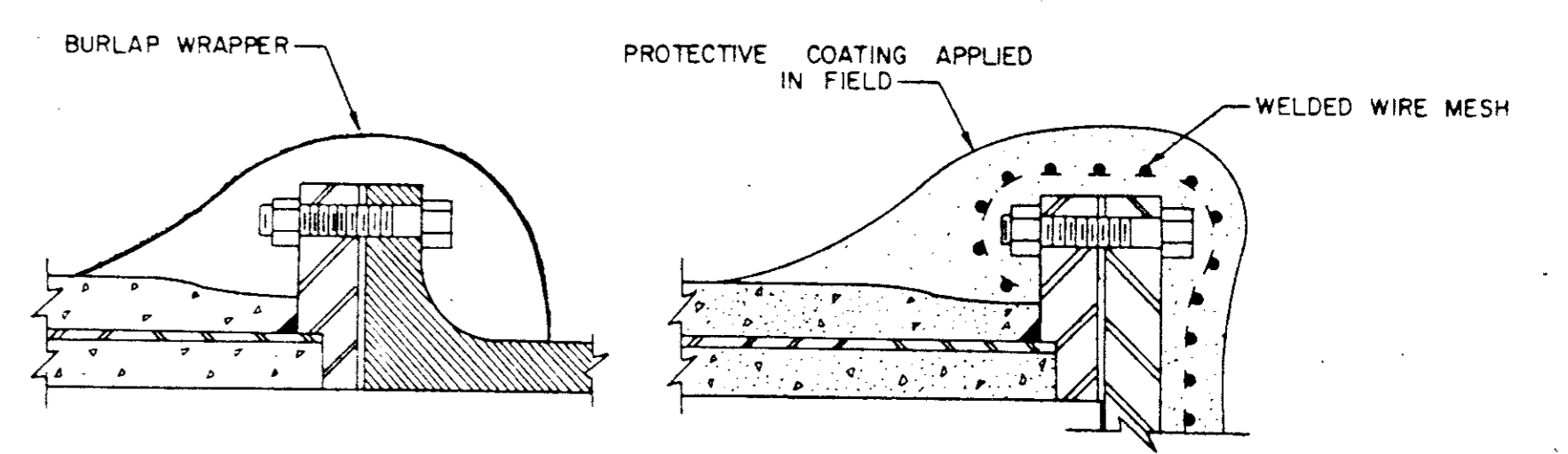
TYPICAL VALVE SETTING AND BOX



STANDARD RUBBER GASKET JOINT



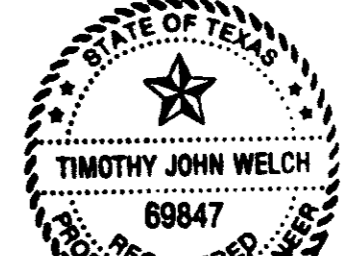
THREADED CONNECTION



FLANGED CONNECTIONS

REINFORCED CONCRETE CYLINDER PIPE AS BUILTS DETAILS

I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.



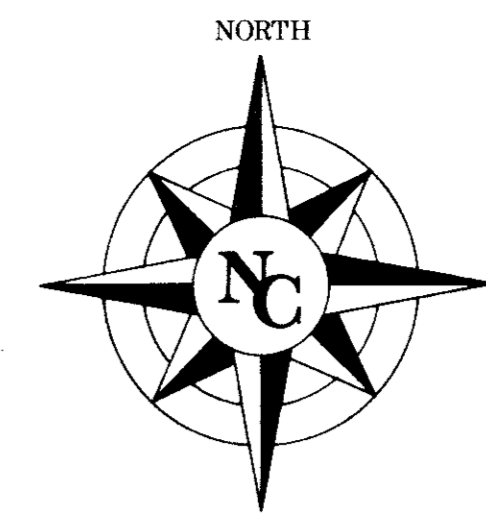
TOWN OF ADDISON, TEXAS
 DEPARTMENT OF ENGINEERING

STANDARD CONSTRUCTION DETAILS WATER

THRUST BLOCKS

Designed -	Drawn -	Date - AUGUST, 1991	Job No. - 98025 6
Approved -	Checked -	Scale -	Sheet 19 Of

Revisions	Date	Description	Drawn By	Checked By



TOTAL ON SITE DRAINAGE INTO EXIST. LAKE: 140 ACRES

$$Q = C I A$$

$$C = 0.50$$

$$I = 7.52 \text{ in (10 = 15.4 in)}$$

$$A = 14.0 \text{ ACRES}$$

$$Q_{100} = (5) (7.52) (14)$$

On Site $Q_{100} = 52.64 \text{ cfs}$
 Off Site $Q_{100} = 84.8 \text{ cfs}$

TOTAL $Q_{100} = 137.44 \text{ cfs}$

EXISTING OVERFLOW STRUCTURE (INLET CONTROL)

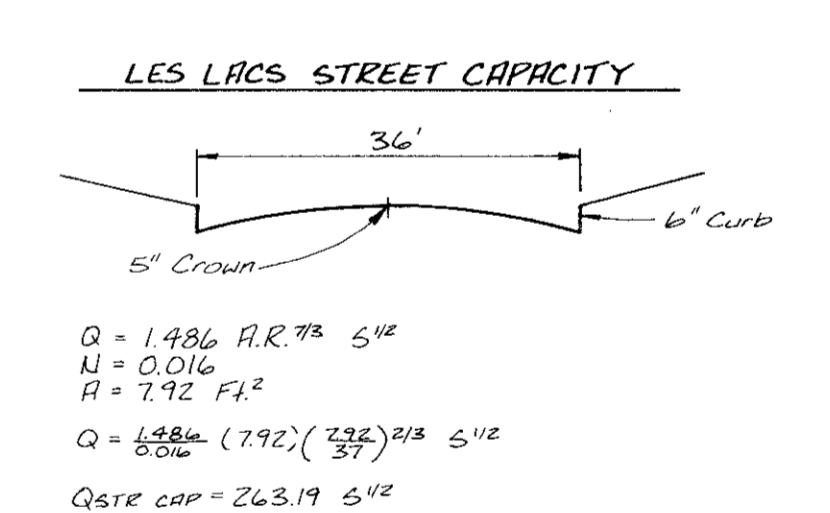
5' x 5' Box Intake
 Overflow Structure Elev. 598.00

$$Q = CA \sqrt{2gh}$$

$$H = \frac{(Q/CA)^2}{2g}$$

$$H = \frac{(137.44)^2}{(60)(20)^2} = 1.00'$$

100 YEAR ELEV. = 598.00
 + 1.00
 599.00



$Q = \frac{1.486}{n} A R^{2/3} S^{1/2}$

$$n = 0.016$$

$$A = 4.33 \text{ FT}^2$$

$$Q = \frac{1.486}{0.016} (4.33) (0.27)^{2/3} (5)^{1/2}$$

$$Q_{\text{STRE CAP}} = 118.70 \text{ cfs}$$

STREET CAPACITY

Area No.	Area (Ac)	T.A.	C	CA	I ₁₀₀	Q ₁₀₀ (cfs)	Q ₁₀₀ By Pass	Inlet	Inlet Type
1	1.96	15	0.5	0.98	7.52	740	740	1-B'	I
1A	1.14	15	0.5	0.57	7.52	43	43	2-10'	I
2	2.9	15	0.5	1.45	7.52	10.9	10.9	2-10'	I
2A	1.1	15	0.5	.55	7.52	4.1	4.1	2-10'	-
3	3.1	15	0.5	1.55	7.52	11.7	11.7	2-10'	IA
4	4.1	15	0.5	2.05	7.52	15.4	15.4	2-10'	IA
5	4.8	15	0.5	2.40	7.52	18.0	18.0	2-10'	I
6	1.9	15	0.5	0.95	7.52	7.1	7.1	2-8'	I
7	2.6	15	0.5	1.3	7.52	9.8	9.8	2-8'	IA
8	1.35	15	0.5	0.68	7.52	5.11	5.11	2-8'	I
9	3.4	15	0.5	1.7	7.52	12.8	12.8	*	*

* Drainage Area To Be Collected At Area No. 1A

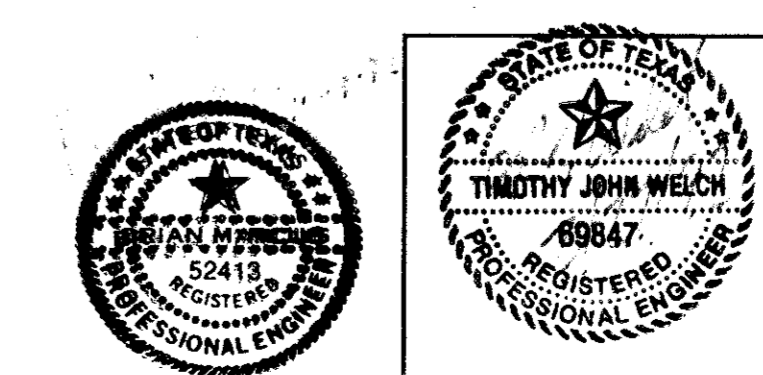
- LEGEND**
- DRAINAGE AREA LINE
 - EXIST. CONTOUR LINE
 - PROP. STORM SEWER LINE
 - EXIST. STORM SEWER LINE
 - ① DRAINAGE AREA
 - INLET NUMBER

INLET TYPES

I - Inlet On Grade
 IA - Inlet At Sag

AS BUILTS

I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.



WATERFORD PARK II
 TOWN OF ADDISON, TEXAS

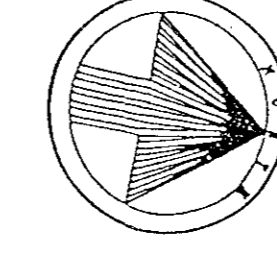
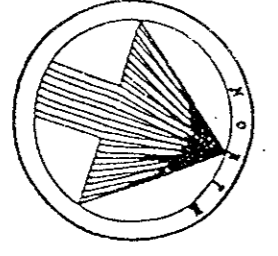
Date: DECEMBER, 1991 Scale: 1" = 100'
 Drawn By: TNC Approved By: TNC SHEET DA-1 OF SHEETS

THE NELSON CORPORATION
 LAND PLANNING • ENGINEERING • SURVEYING
 5000 SUMMERSIDE DRIVE • SUITE 200 • DALLAS, TEXAS 75252 • (214) 399-7654

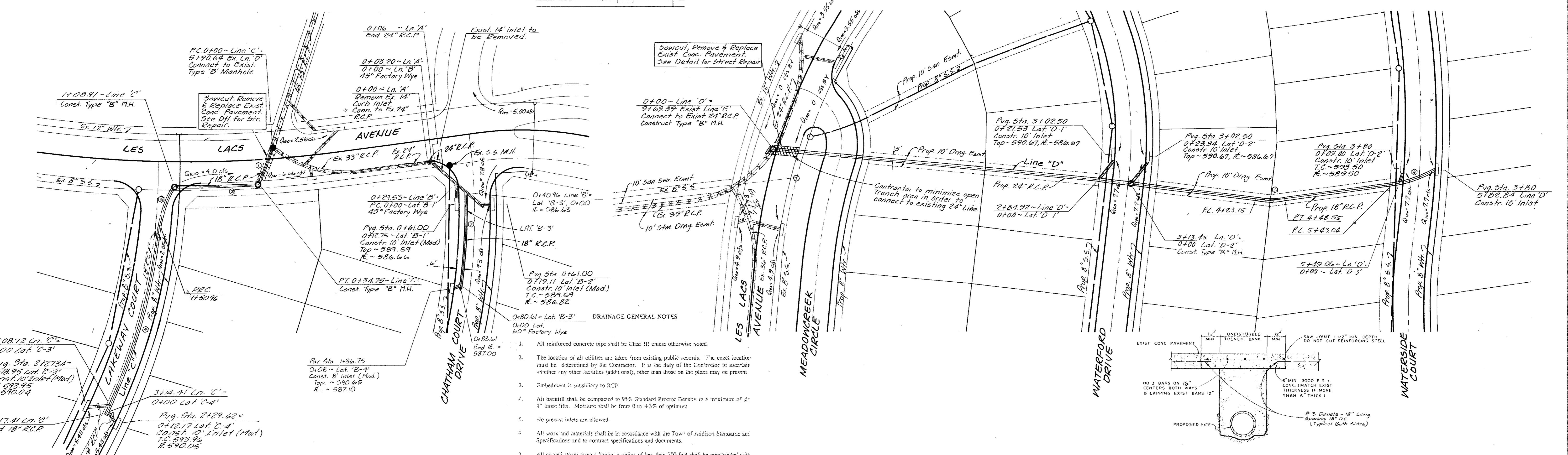
STORM SEWER CURVE DATA

LINE	NO.	Δ	R	T	L
C	1	6°07'36"	325.00'	17.39'	34.75'
C	2	4°09'34"	1071.50'	37.10'	74.16'
C	3	2°45'34"	100.00'	21.34'	42.50'
C	4	18°57'36"	503.00'	83.99'	166.45'
D	5	14°33'01"	100.00'	12.77'	25.39'
D	6	22°48'18"	100.00'	20.17'	39.80'
B	7	01°41'52"	494.00'	41.91'	83.61'

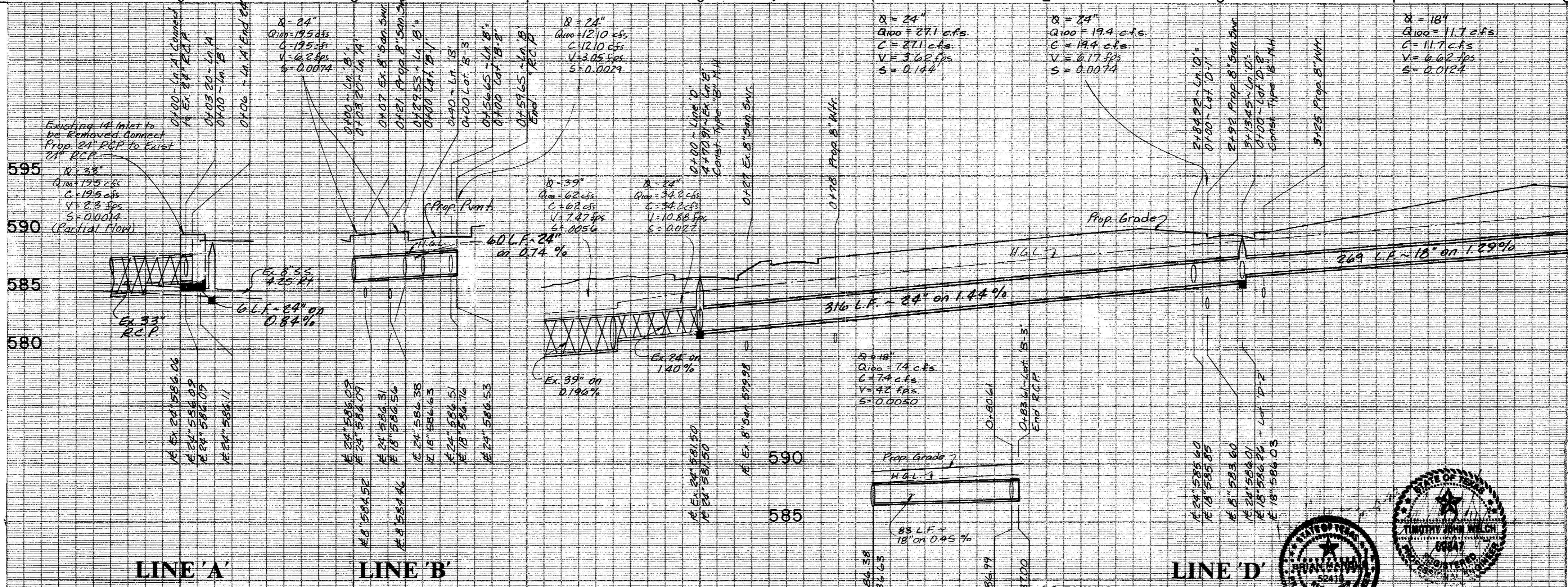
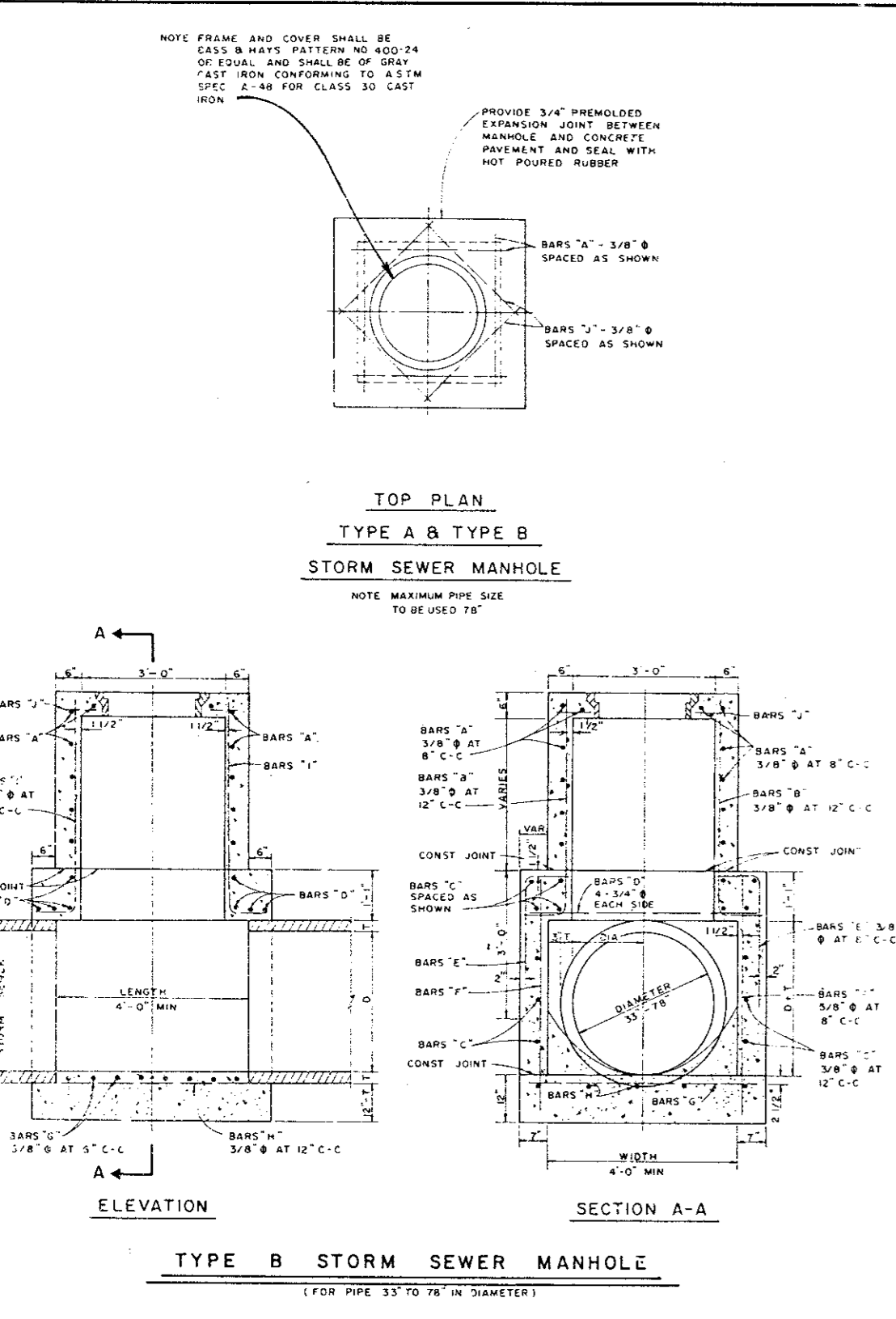
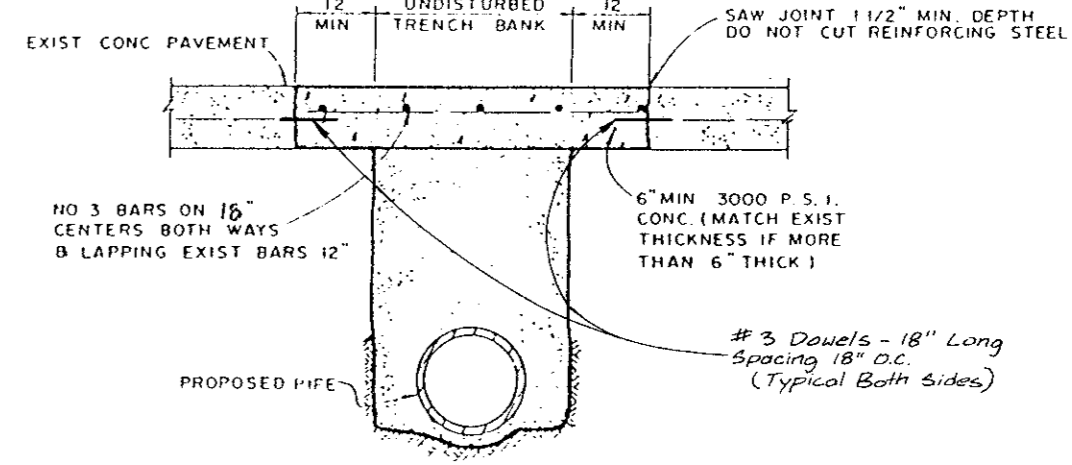
Sawcut, Remove & Replace Existing Conc. Pavement See Detail for Street Repair.



Revisions	Date	Description	Drawn By	Checked By



- DRAINAGE GENERAL NOTES**
- All reinforced concrete pipe shall be Class III unless otherwise noted.
 - The location of all utilities are taken from existing public records. The exact location must be determined by the Contractor. It is the duty of the Contractor to ascertain whether any other utilities (air, gas, electric, etc.) other than those on the plans may be present.
 - Embedment is compulsory to RCP.
 - All backfill shall be compacted to 95% Standard Proctor Density in a maximum of six 3" loose lifts. Moisture shall be from 0 to +3% of optimum.
 - No precast inlets are allowed.
 - All work and materials shall be in accordance with the Town of Addison Standards and Specifications and to contract specifications and documents.
 - All curved storm sewers having a radius of less than 200 feet shall be constructed with factory beveled joints. No joints will be allowed to have a tongue exposed by more than one-half."



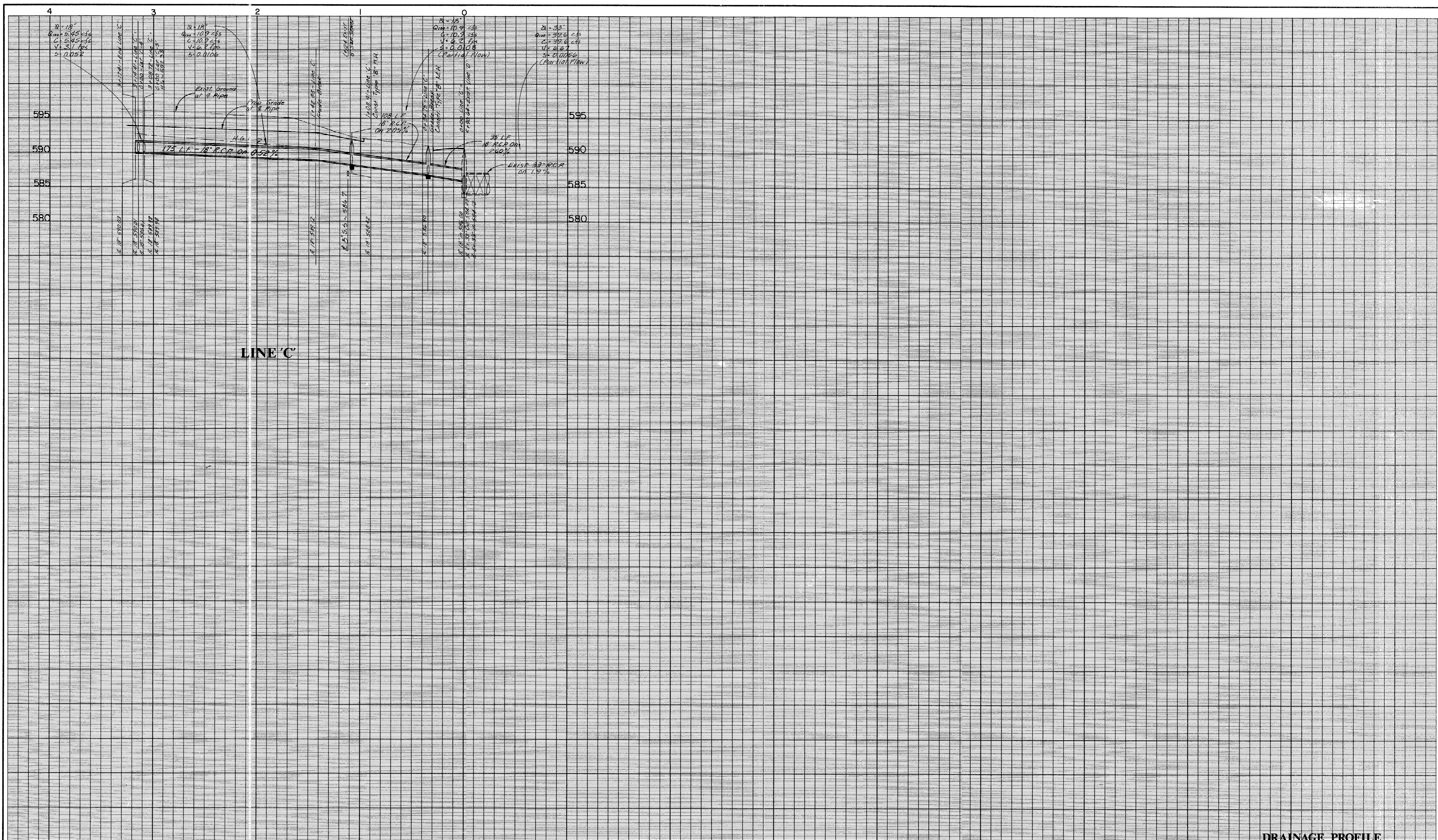
DRAINAGE PLAN & PROFILE
WATERFORD PARK II
TOWN OF ADDISON, TEXAS

THE NELSON CORPORATION
 LAND PLANNING • ENGINEERING • SURVEYING

3999 SUMMERSIDE DRIVE • SUITE 202 • DALLAS, TEXAS 75252 • (214) 380-2605

DESIGN	DRAWN	DATE	SCALE	FILE #	SHEET NO.
		NOV. 1991	1"=40' H 1"=6' V	90025-6	DR-1

LAT. 'B-3'



LINE 'C'

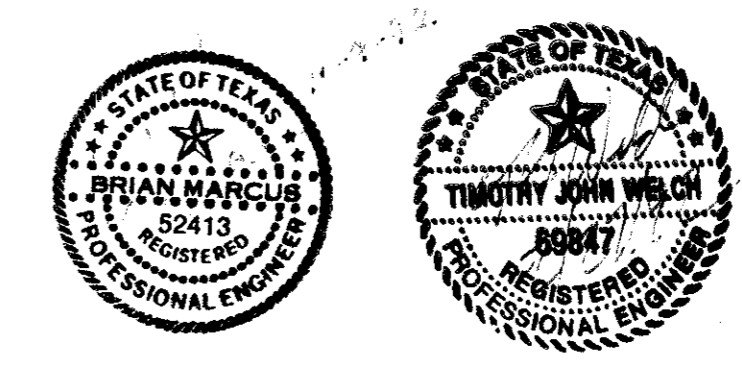
DRAINAGE PROFILE

WATERFORD PARK II

TOWN OF ADDISON, TEXAS

NC THE NELSON CORPORATION
LAND PLANNING • ENGINEERING • SURVEYING

5999 SUMMERSIDE DRIVE • SUITE 202 • DALLAS, TEXAS 75252 • (214) 380-2605

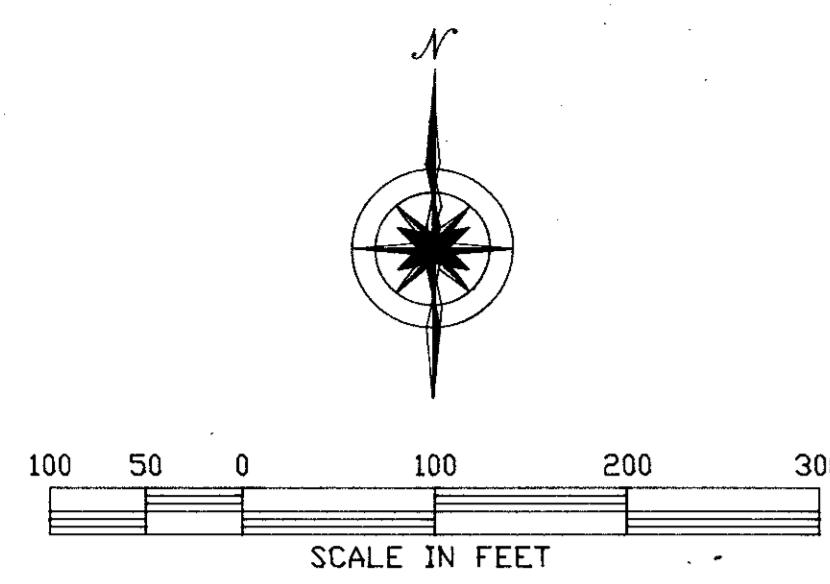


AS BUILTS

I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.

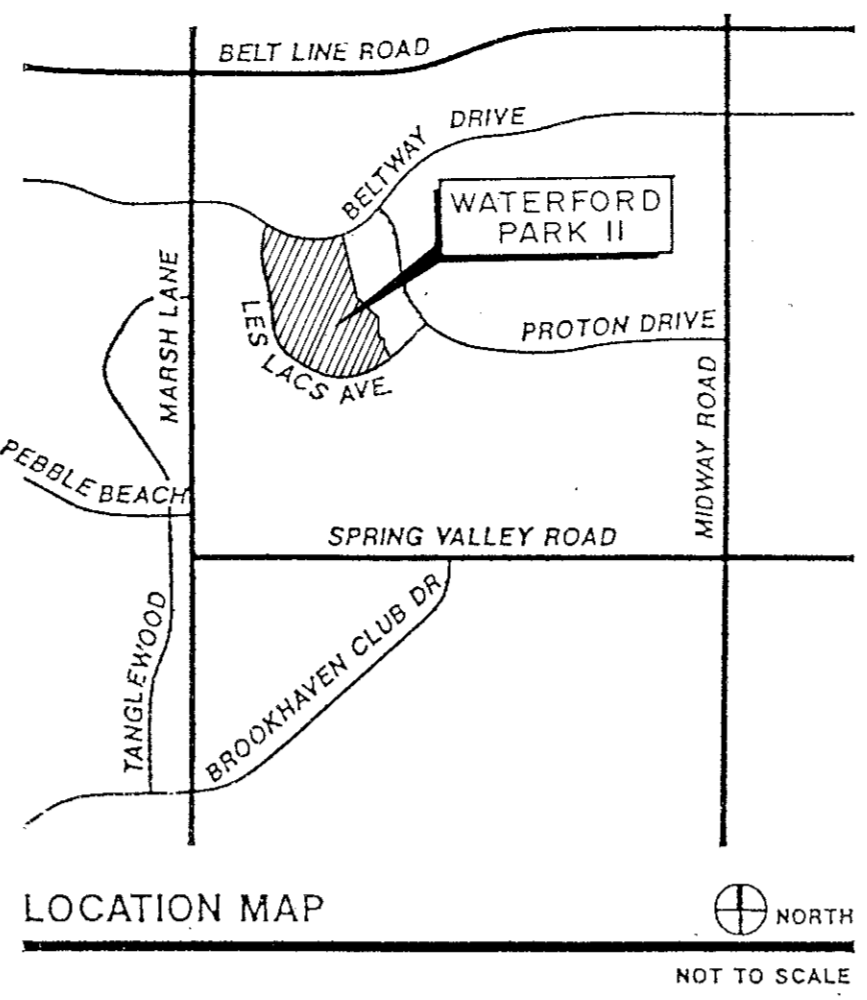
DESIGN	DRAWN	DATE	SCALE	NOTES	FILE	NO.
TNC	TNC	NOV. 1991	1" = 40'H 1" = 6'V	TNC	90025-6	DR-2

TELEPHONE ROOST



LINE	BEARING	DISTANCE
1	N 78°54'47"E	14.73
2	N 78°54'47"E	14.73
3	S 08°18'21"W	54.16
4	S 08°18'21"W	54.16
5	N 80°38'02"W	5.03
6	N 80°38'02"W	5.03
7	S 31°33'22"W	14.08
8	S 31°33'22"W	14.08
9	N 89°11'48"E	12.43
10	N 89°11'48"E	12.43
11	S 00°48'17"W	17.47
12	S 00°48'17"W	17.47
13	N 48°18'47"E	14.18
14	N 48°18'47"E	14.18
15	S 02°25'14"E	43.00
16	S 02°25'14"E	43.00
17	N 80°20'02"E	16.82
18	N 80°20'02"E	16.82
19	S 67°30'18"E	39.32
20	S 67°30'18"E	39.32
21	N 78°03'47"E	22.53
22	N 78°03'47"E	22.53
23	S 16°28'40"W	13.28
24	S 16°28'40"W	13.28
25	N 86°48'05"E	18.00
26	N 86°48'05"E	18.00
27	N 83°33'02"E	44.75
28	N 83°33'02"E	44.75
29	N 78°03'47"E	43.81
30	N 78°03'47"E	43.81
31	N 88°11'09"E	16.22
32	N 88°11'09"E	16.22
33	N 77°34'06"W	26.79
34	N 77°34'06"W	26.79
35	S 44°18'30"W	16.89
36	S 44°18'30"W	16.89
37	S 72°22'02"W	14.24
38	S 72°22'02"W	14.24
39	S 50°12'16"W	14.38
40	S 50°12'16"W	14.38
41	S 78°18'23"W	18.41
42	S 78°18'23"W	18.41
43	S 78°18'23"W	35.48
44	S 78°18'23"W	35.48
45	S 24°22'05"W	13.85
46	S 24°22'05"W	13.85
47	S 58°47'05"E	24.37
48	S 58°47'05"E	24.37
49	S 85°03'41"E	37.22
50	S 85°03'41"E	37.22

CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRC
1	1°13'34"	528.00	11.24	11.24	5.62	N 81°12'52"W
2	2°16'34"	50.00	25.55	25.55	13.08	S 41°16'24"W
3	3°20'13"	50.00	22.12	22.12	11.25	S 44°02'24"W
4	7°44'23"	528.00	25.10	25.10	12.55	N 79°33'58"W
5	3°00'37"	475.00	24.89	24.89	12.48	N 78°41'48"W
6	1°13'34"	1175.00	25.78	25.78	12.89	N 78°50'14"E
7	1°13'34"	1225.00	26.20	26.20	13.15	N 78°41'48"W
8	8°53'31"	420.00	10.47	10.47	5.13	N 88°10'02"E
9	7°34'23"	1175.00	10.47	10.47	5.13	N 88°10'02"E
10	1°48'25"	375.00	11.85	11.85	5.91	S 88°53'38"E
11	9°21'36"	50.00	81.04	72.86	35.53	S 88°13'32"W
12	12°31'25"	445.00	97.27	97.08	48.83	S 71°18'22"E
13	8°24'42"	500.00	83.55	74.18	35.28	S 84°13'55"W
14	13°33'11"	75.00	17.74	17.70	8.91	N 70°47'30"W
15	27°33'47"	75.00	36.08	35.33	16.40	N 88°42'22"W
16	7°34'50"	75.00	9.92	9.91	4.97	N 88°50'03"W
17	14°31'46"	400.00	101.44	101.17	50.98	S 83°32'17"E
18	9°21'36"	50.00	81.04	72.86	35.53	S 88°13'32"W
19	12°31'25"	445.00	97.27	97.08	48.83	S 71°18'22"E
20	8°24'42"	500.00	83.55	74.18	35.28	S 84°13'55"W
21	13°33'11"	75.00	17.74	17.70	8.91	N 70°47'30"W
22	27°33'47"	75.00	36.08	35.33	16.40	N 88°42'22"W
23	7°34'50"	75.00	9.92	9.91	4.97	N 88°50'03"W
24	0°07'23"	420.00	0.90	0.90	0.45	N 77°30'25"W



OWNERS CERTIFICATION

WHEREAS, CENTEX REAL ESTATE CORPORATION, A NEVADA CORPORATION, acting by and through the undersigned, its duly authorized officer, is the owner of that certain tract of land out of the THOMAS L. CHENOWITH SURVEY, Abstract No. 273, in the City of Addison, Dallas County, Texas, and also being a part of three tracts of land conveyed to the Republic National Bank of Dallas, trustee, by deeds recorded in Volumes 80142, Page 2206 (117.052 acre and 107.183 acre tracts), and Volume 80142, Page 2193 (37.393 acre tract), Deed Records of Dallas County, Texas, and also being part of the 41.5 acre tract of land conveyed to Les Lacs Village, Inc. by deed recorded in Volume 80138, Page 328, Deed Records of Dallas County, Texas, and being more particularly described as follows:

BEGINNING at a cross-mark found for the intersection of the south right-of-way line of Beltway Drive (80' ROW) with the centerline of Les Lacs Avenue (Private Street), as shown on Plat of LES LACS ADDITION, an addition to the Town of Addison, Texas according to the plat thereof recorded in Volume 82016, Page 1073, Deed Records of Dallas County, Texas, and the beginning of a curve to the left, having a radius of 840.00 feet, a central angle of 52° 59' 16" and a chord bearing and distance of South 80° 34' 16" East, 749.45 feet;

TENCHE with the said south right-of-way line and the said curve, an arc distance of 776.84 feet to a 5/8" iron in concrete set for corner;

TENCHE leaving the south right-of-way line of Beltway Drive, the following courses and distances to wit:

- South 11° 04' 20" East, a distance of 640.39 feet to a point for corner;
- South 31° 56' 09" East, a distance of 297.38 feet to a point for corner;
- South 01° 53' 39" West, a distance of 202.82 feet to a 1" iron rod set for corner;
- South 13° 23' 53" East, a distance of 35.02 feet to a 1" iron rod set for corner;
- South 46° 01' 40" East, a distance of 57.45 feet to a 1" iron rod set for corner;
- South 44° 38' 51" West, a distance of 38.37 feet to a 1" iron rod set for corner;
- South 11° 10' 21" East, a distance of 58.88 feet to a 1" iron rod set for corner;
- South 22° 56' 40" East, a distance of 84.51 feet to a cross-mark set in the centerline of Les Lacs Avenue for the beginning of a non-tangency curve to the right, having a radius of 700.00 feet, a central angle of 32° 36' 47" and a chord bearing and distance of South 86° 07' 31" West, 393.09 feet;

TENCHE with the said centerline and the said curve, an arc distance of 398.44 feet to a cross-mark found for the point of tangent of said curve;

TENCHE continuing with the centerline of Les Lacs Avenue, North 77° 34' 06" West, a distance of 200.00 feet to a cross-cut mark found for the beginning of a tangency curve to the right, having a radius of 500.00 feet, a central angle of 80° 00' 00" and a chord bearing and distance of North 37° 34' 06" West, 642.79 feet;

TENCHE continuing with the said centerline and the said curve, an arc distance of 698.13 feet to a cross-mark found for the point of tangent of said curve;

TENCHE continuing with the centerline of Les Lacs Avenue, North 02° 25' 54" East, a distance of 45.00 feet to the beginning of a tangency curve to the left, having a radius of 1000.00 feet, a central angle of 27° 00' 00" and a chord bearing and distance of North 11° 04' 06" West, 466.89 feet;

TENCHE continuing with the said centerline and the said curve, an arc distance of 471.24 feet to the a cross-mark found for the point of tangent of said curve;

TENCHE continuing with the centerline of Les Lacs Avenue, North 24° 34' 06" West, a distance of 115.95 feet to a cross-mark found for the beginning of a tangency curve to the right, having a radius of 300.00 feet, a central angle of 60° 29' 28" and a chord bearing and distance of North 05° 40' 38" East, 302.22 feet;

TENCHE continuing with the said centerline and the said curve, an arc distance of 316.73 feet to a 1/2" iron rod found for the point of tangent of said curve;

TENCHE with the centerline of Les Lacs Avenue, North 35° 55' 22" East, a distance of 9.68 feet to the **POINT OF BEGINNING** and containing 24.7373 acres of land.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That CENTEX REAL ESTATE CORPORATION, do hereby adopt this plat designating hereinabove property as WATERFORD PARK II, an addition to the Town of Addison, Texas, and, subject to the conditions, restrictions and reservations stated hereinafter, owner dedicates to the public use forever the streets and alleys shown thereon.

The easements shown on this plat are hereby reserved for the purposes as indicated, but not limited to, the installation and maintenance of water, sanitary sewer, storm sewer, drainage, electric, telephone, gas and cable television. Owner shall have the right to use these easements, provided however, that it does not unreasonably interfere or impede with the provision of the services to others. Said utility easements are hereby reserved by mutual use and accommodation of all public utilities using or desiring to use the same. An express easement of ingress and egress is hereby expressly granted on, over and across all such easements for the benefit of the provider of services for which easements are granted.

Water main and sanitary sewer easements shall also include additional area of working space for construction and maintenance of the systems. Additional easement area is also conveyed for installation and maintenance of manholes, cleanouts, fire hydrants, water service and sewer services from the main to curb or pavement line, and the descriptions of such additional easements herein granted shall be determined by their locations as installed.

This plat is approved subject to all platting ordinances, rules, regulations and resolutions of the Town of Addison, Texas.

WITNESS MY HAND at _____, Texas, this _____ day of _____, 1992.

BILL ALLEN, North Dallas Division President
Centex Real Estate Corporation

STATE OF TEXAS
COUNTY OF DENTON

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared BILL ALLEN, North Dallas Division President, of CENTEX REAL ESTATE CORPORATION, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that the same was the act of the said corporation, and that he executed the same as the act of such corporation for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY SEAL OF OFFICE this _____ day of _____, 1992.

Notary Public, State of Texas

AS BUILTS

I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.

SURVEYOR CERTIFICATION

STATE OF TEXAS
COUNTY OF COLLIN

THAT I, Brian Marcus, do hereby certify that I have prepared this plat from an actual survey of the land and that the corner monuments shown thereon actually exist, and their location, size and material described are correctly shown.

BRIAN MARCUS,
Registered Professional Land Surveyor #4695
THE NELSON CORPORATION
5999 SUMMERSIDE DRIVE, DALLAS, TEXAS 75252,
(214) 380-2605



STATE OF TEXAS
COUNTY OF COLLIN

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared Brian Marcus, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this _____ day of _____, 1992.
ROBIN T. COOK
Notary Public, State of Texas
My Commission Expires 5-31-94

APPROVED this _____ day of _____, 1992, by the Planning and Zoning Commission of the Town of Addison, Texas.

City Secretary
Town of Addison, Texas

Mayor,
Town of Addison, Texas

NOTES:

1. Driveway Access/Curb Cuts to Les Lacs Avenue are prohibited.
2. Property owners shall provide access to the utility/drainage easements as may be necessary for inspection and maintenance of facilities by the Town of Addison Public Utility Companies.
3. 1" iron rod set at PC, PT, PI, & block corners on public right-of-way & property only.
⊙ Concrete monument set.

The 100 year floodplain is contained in the drainage easements and street right-of-way within this final plat.

Certified to this the _____ day of _____, 1992

Registered Professional Engineer No. _____

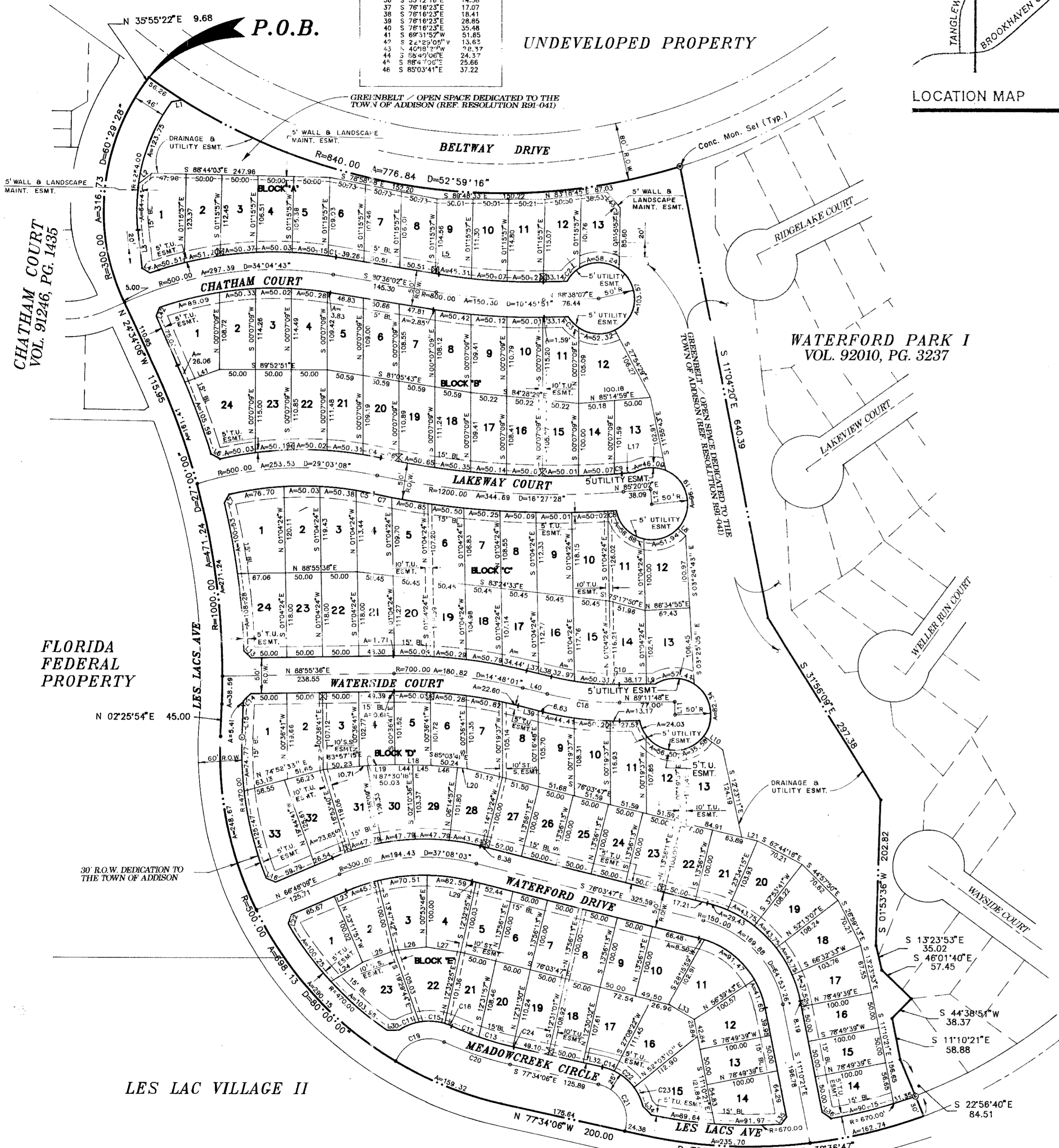
FINAL PLAT
OF
WATERFORD PARK II
AN ADDITION TO THE TOWN OF ADDISON
24.7373 ACRE TRACT (117 Lots)
OUT OF THE
THOMAS L. CHENOWITH SURVEY, ABSTRACT NO. 273
TOWN OF ADDISON, DALLAS COUNTY, TEXAS

OWNER-APPLICANT
CENTEX REAL ESTATE CORP.,
A NEVADA CORP.
1660 S. STEMMONS, SUITE 150
LEWISVILLE, TEXAS 75067
(214) 221-5556

PLANNER-ENGINEER-SURVEYOR
THE NELSON CORPORATION
5999 SUMMERSIDE DRIVE, SUITE 202
DALLAS, TEXAS 75252
(214) 380-2605

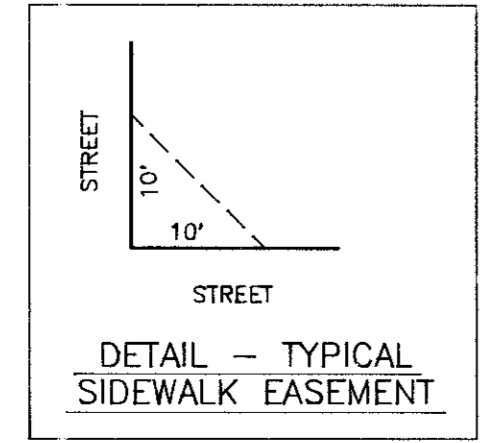
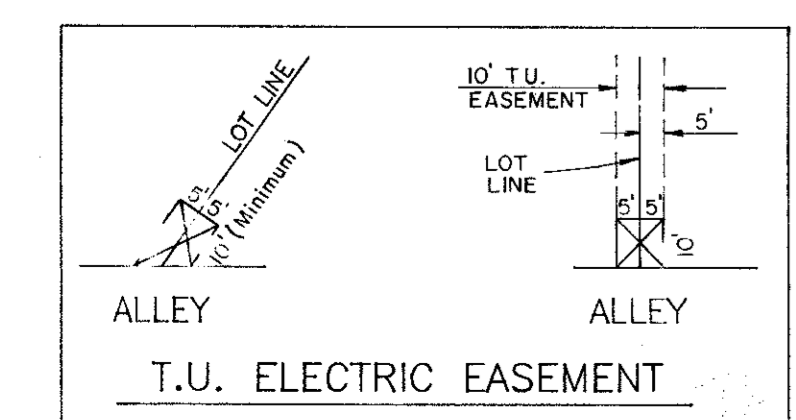
SEPTEMBER 1992

SCALE: 1"=100'

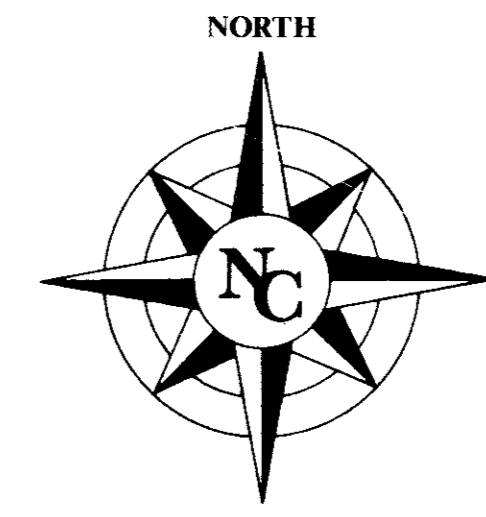


FLORIDA FEDERAL PROPERTY

LES LAC VILLAGE II



LEGEND
S.S. Esmt.-Sanitary sewer Easement
S.T.S.-Storm Sewer Easement
T.U. Esmt.-T.U. Electric Easement



Revisions	Date	Description	Drawn By	Checked By



EROSION CONTROL SPECIFICATIONS

- The grading contractor shall provide and maintain erosion control devices in the areas indicated on the grading plan or any other areas as directed by the Owner's representative or the Town of Addison.
- The utility contractor shall provide and maintain an erosion control device around all openings into the storm sewer system to project completion or as directed by Owner's representative or the Town of Addison.
- The paving contractor shall, upon completion of fine grading provide and maintain erosion control devices in the areas indicated on the grading plan or as directed by the Owner's representative or the Town of Addison.
- Upon completion of fine grading, all street parkways shall be seeded, fertilized and maintained by the paving contractor.
- Erosion control devices may be added or reduced in the field as directed by the Town of Addison's inspector or Owner's representative.

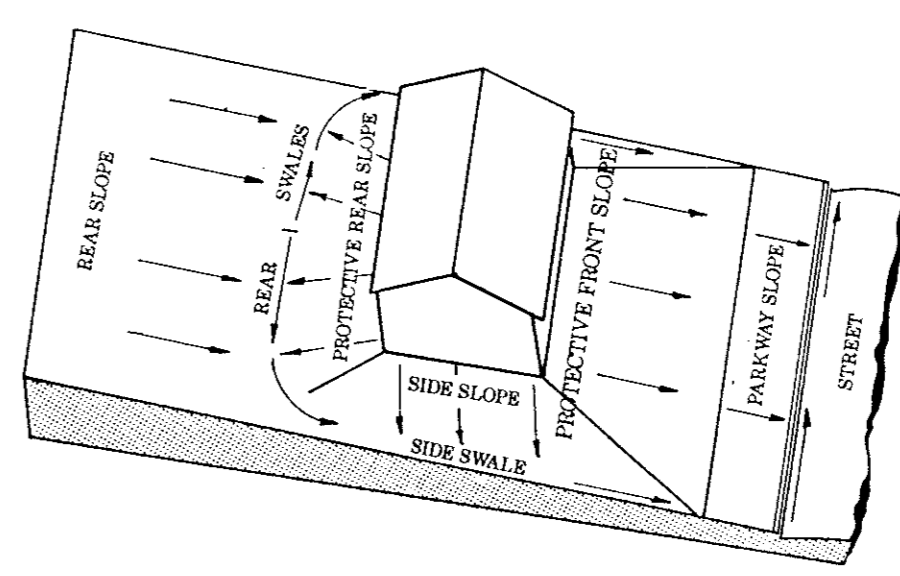
GRADING SPECIFICATIONS

- All Grading shall conform to the following sections of the U.S. Department of Housing and Urban Development and Federal Housing Authority, latest edition as applicable.
- Lot Grading shall be completed to provide sufficient dirt on each pad to achieve the critical pad grades and spot grades on each lot. After achieving critical pad grades indicated on this plan, the contractor is to uniformly fill all pads until the preferred pad grade is met or fill pad grades in priority locations as indicated by the engineer.
- Compaction performed in pad areas, streets and alleys shall be to a minimum of 95% density at a moisture content of 1% to 3% wet of optimum.
- Remove topsoil in street/alley right-of-ways and pad areas to a depth of 4". Place topsoil in front and backyard areas at the direction of the Owner's representative.
- Finished Floor elevations are assumed to be 7" above Finished Pad elevations.
- The Grading contractor is to provide pad compaction testing for each 8" lift at the rate of one random test at the direction of the engineer for every Two pads.
- All lots are to be left in a smooth, bladed condition without any severe change in slope or low spots. Minimum grade across any lot swale is to be 1%. Maximum shape is to be 3:1, unless otherwise approved in the field.
- All excess material shall be distributed throughout the site.

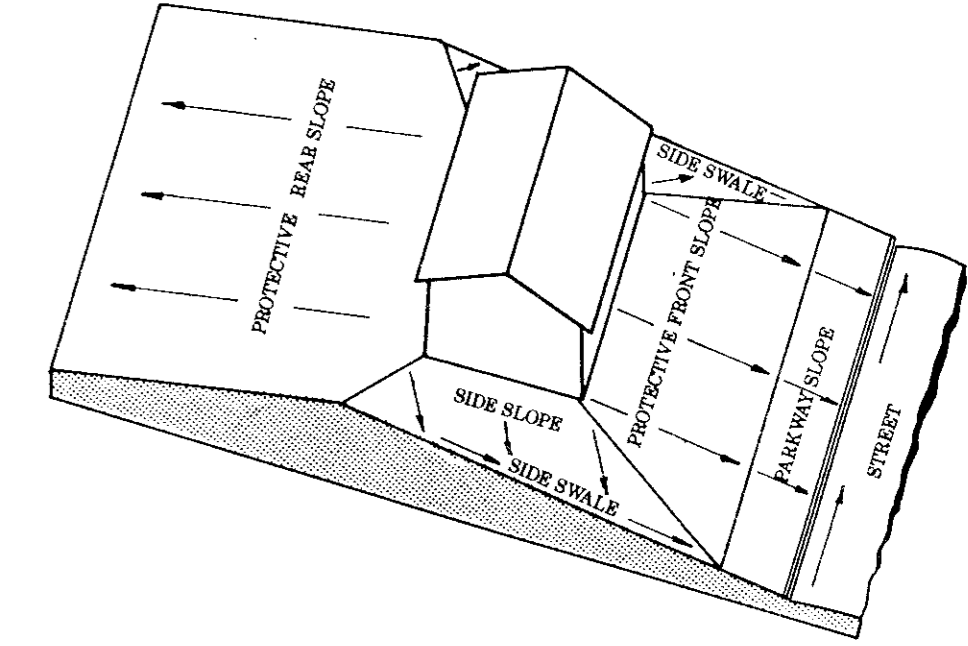
TOLERANCES FOR GRADING ARE:

	ROUGH GRADING	FINAL GRADING
Streets	± 0.1'	± 0.1'
Pads	± 0.5'	± 0.20' (Constructed Level)
Lot Corners	± 0.5'	± 0.20'

All Earthen Berm Of Elevation 600 Shall Be Constructed In The Open Space Along The Western And Southern Sides.



LOT GRADING TYPE A
ALL DRAINAGE TO STREET

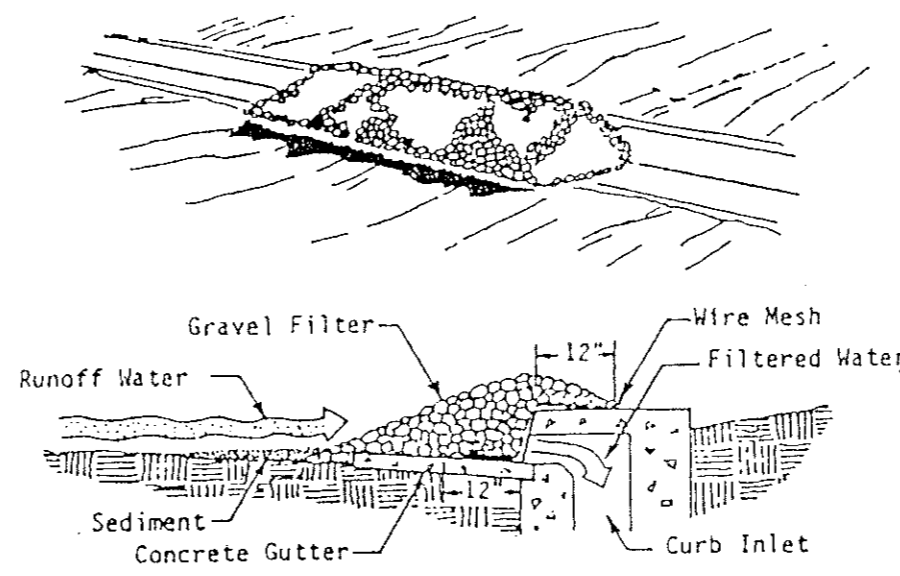


LOT GRADING TYPE B
DRAINAGE BOTH TO STREET AND TO REAR LOT LINE

LEGEND

- EXISTING CONTOUR
- EXISTING TOP OF CURB ELEVATION
- CRITICAL FINISHED PAD ELEVATION
- PREFERRED FINISHED PAD ELEVATION
- DIRECTION OF FLOW
- EROSION CONTROL DEVICE BY GRADING CONTRACTOR MAINTAINED TO PROJECT COMPLETION
- EROSION CONTROL DEVICE BY PAVING CONTRACTOR PLACED UPON COMPLETION OF FINAL GRADING
- PROPOSED TOP OF CURB OR SPOT ELEVATION
- PROBABLE RETAINING WALL
- EROSION CONTROL DEVICE BY UTILITY CONTRACTOR
- EXISTING ASPHALT PAVEMENT TO BE REMOVED
- BLOCK NUMBER

- GRAVEL CURB INLET SEDIMENT FILTER**
- Hardware cloth or comparable wire mesh with 1 openings shall be placed over the curb inlet opening so that at least 12 inches of wire extends across the inlet cover and at least 12 inches of wire extends across the concrete gutter from the inlet opening, as illustrated.
 - Stone shall be piled against the wire so as to anchor it against the gutter and inlet cover and to cover the inlet opening completely. Two (2) to three (3) inch coarse aggregate shall be used.
 - If the stone filter becomes clogged with sediment so that it no longer adequately performs its function, the stone must be pulled away from the inlet, cleaned and replaced.



AS BUILTS
I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.

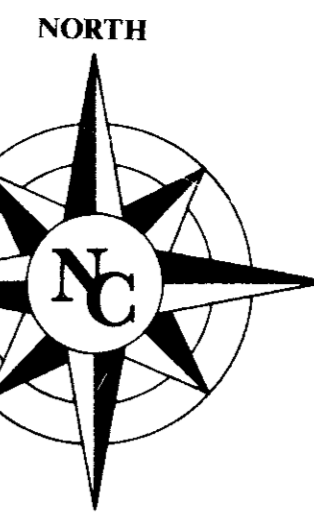
GRADING & EROSION CONTROL PLAN

WATERFORD PARK II
TOWN OF ADDISON, TEXAS

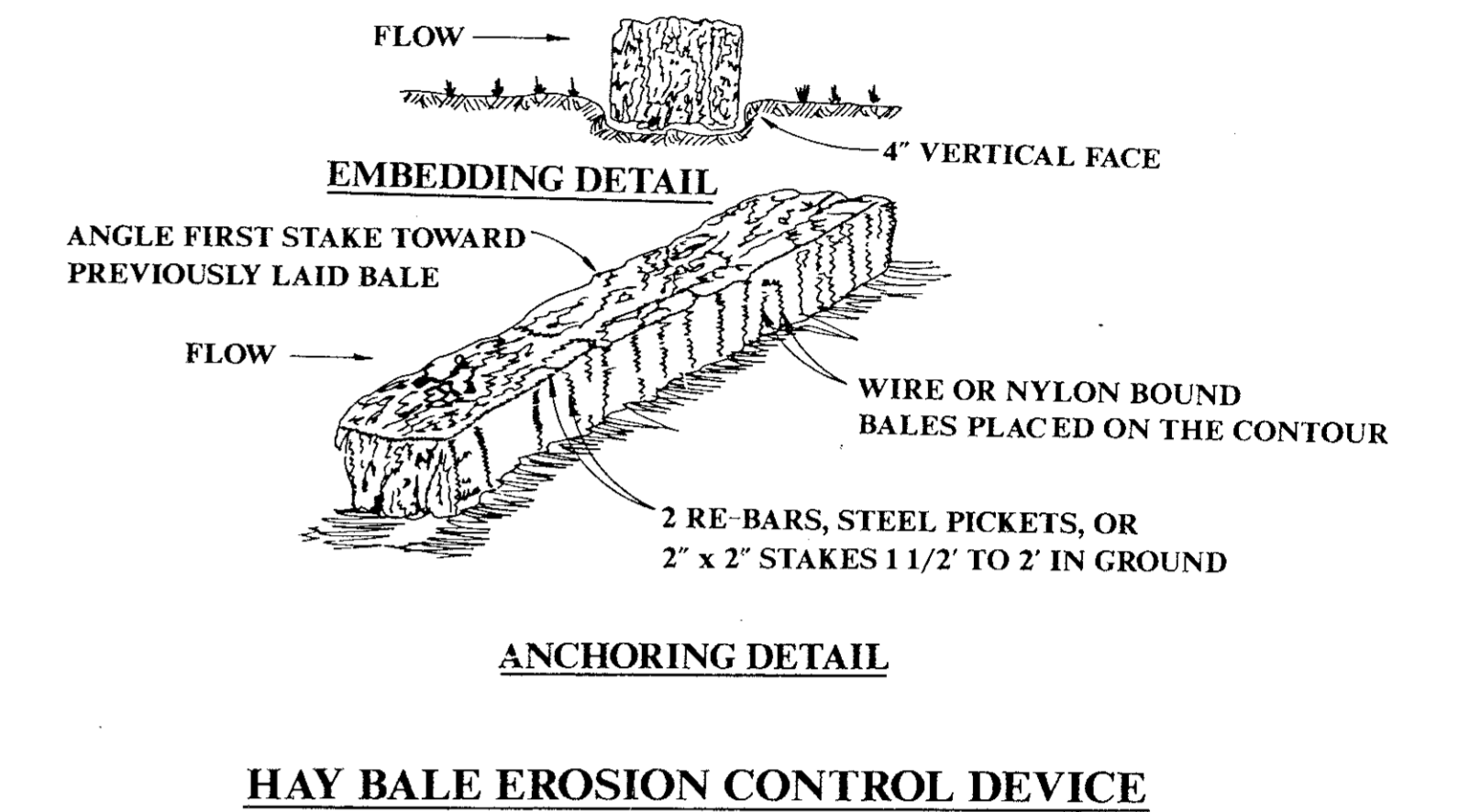
Date: NOV. 1991	Scale: 1" = 50'	SHEET	OF
Drawn By: TNC	Approved By: TNC	GR-1	SHEETS

THE NELSON CORPORATION
LAND PLANNING • ENGINEERING • SURVEYING
5999 SUMMERSIDE DRIVE • SUITE 202 • DALLAS, TEXAS 75252 • (214) 380-2905

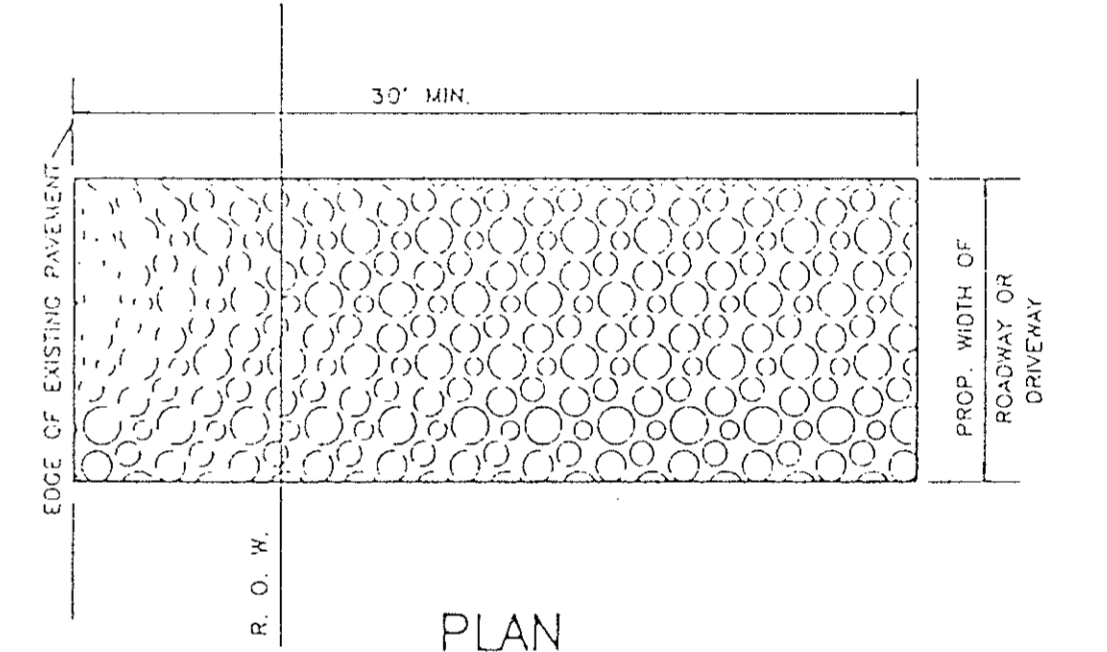




Revisions	Date	Description	Drawn By	Checked By



HAY BALE EROSION CONTROL DEVICE

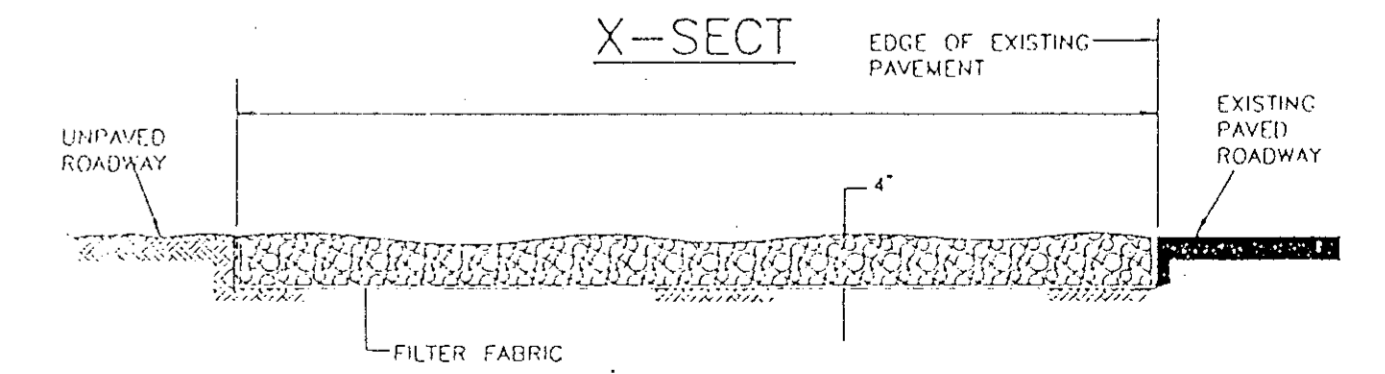


MAINTENANCE
 THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE OR ADDITIONAL LENGTH AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED, OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.

STABILIZED CONSTRUCTION ACCESS

A STABILIZED CONSTRUCTION ENTRANCE APPLIES TO POINTS OF CONSTRUCTION INGRESS AND EGRESS WHERE SEDIMENT MAY BE TRACKED OR FLOW OFF THE CONSTRUCTION SITE.

MAINTENANCE
 THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE OR ADDITIONAL LENGTH AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.

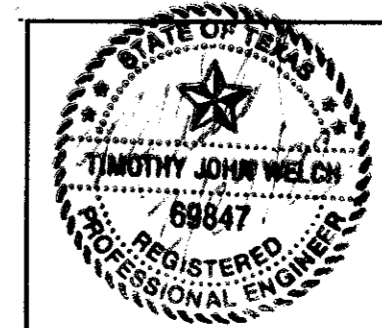


GRADING & EROSION CONTROL PLAN

WATERFORD PARK II
 TOWN OF ADDISON, TEXAS

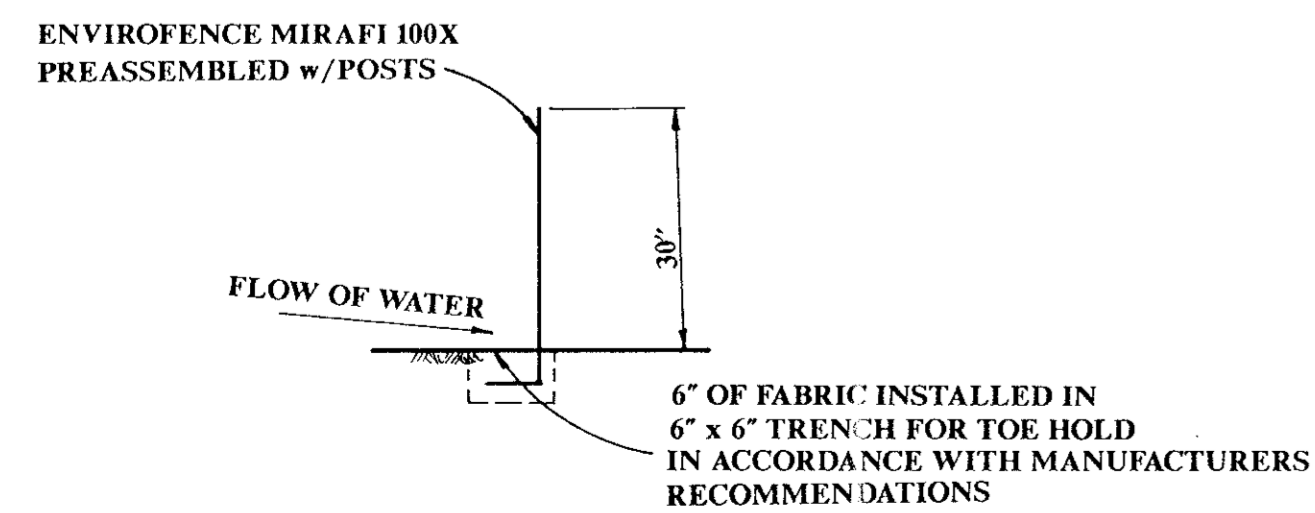
Date: NOV. 1991	Scale: 1" = 50'	SHEET	OF
Drawn By: TNC	Approved By: TNC	GR-2	SHEETS

THE NELSON CORPORATION
 LAND PLANNING • ENGINEERING • SURVEYING
 5999 SUMMERSIDE DRIVE • SUITE 202 • DALLAS, TEXAS 75252 • (214) 380-2605



AS BUILTS

I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.

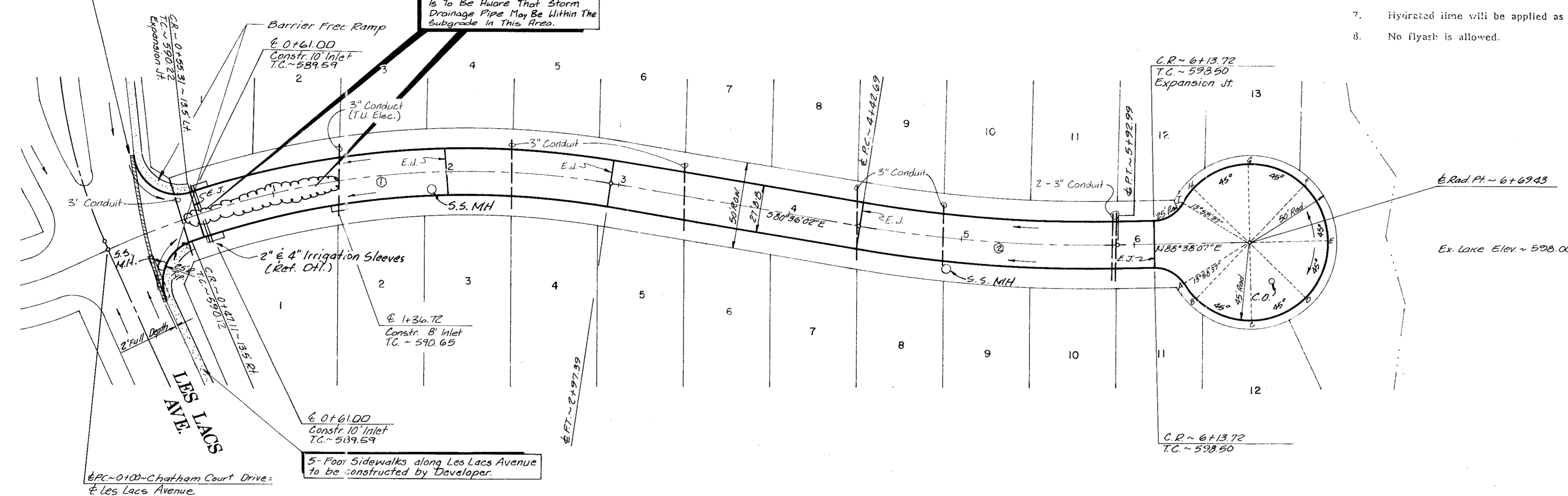


SILTATION FENCE EROSION CONTROL DEVICE



Sawcut & Remove Exist. Concrete Curb & Gutter. Replace w/ Reinf. Conc. Paving.

CAUTION! Paving Contractor is to be aware that Storm Drainage Pipe May Be Within The Subgrade In This Area.

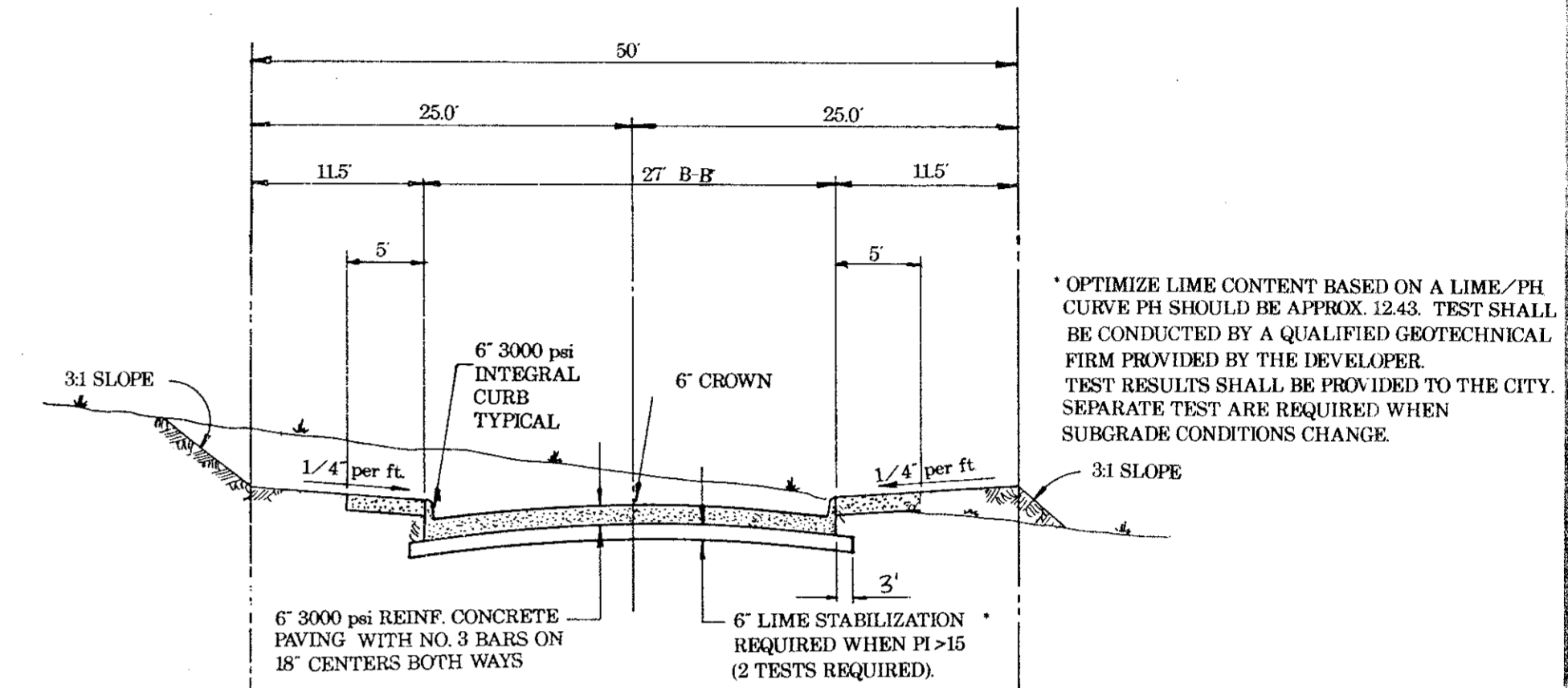


PAVING GENERAL NOTES:

1. Unless otherwise noted all material and construction shall conform to applicable specifications of the Town of Addison with amendments - The North Central Texas Council of Governments "Standard Specifications for Public Works Construction", Parts I and II, latest edition.
2. All curb dimensions are to back of curb.
3. Pavement reinforcing will be grade 60.
4. All on-site concrete pavement will be 6" thick and have a minimum strength of 3000 PSI at 28 days.
5. Construct a barrier-free curb and ramp at all intersections. See Sheet P-2 for details.
6. The Contractor will be responsible for field verifying the location of all existing utilities prior to his operations.
7. Hydrated lime will be applied as a slurry.
8. No Flyash is allowed.

PAVING GENERAL NOTES:

- A. Contraction Joints: Transverse contraction joints shall be sawed joints perpendicular to the centerline and surface of the pavement. Where sawed joints are used, contraction joints at 20-foot intervals shall be sawed as soon as sawing can be accomplished without damage to the pavement.
- B. Expansion Joints: Transverse expansion joints shall be formed perpendicular to the centerline and surface of the pavement and shall be constructed as shown on the plans.



NOTE: SIDEWALKS WILL BE CONSTRUCTED BY HOME BUILDERS.

TYPICAL SECTION

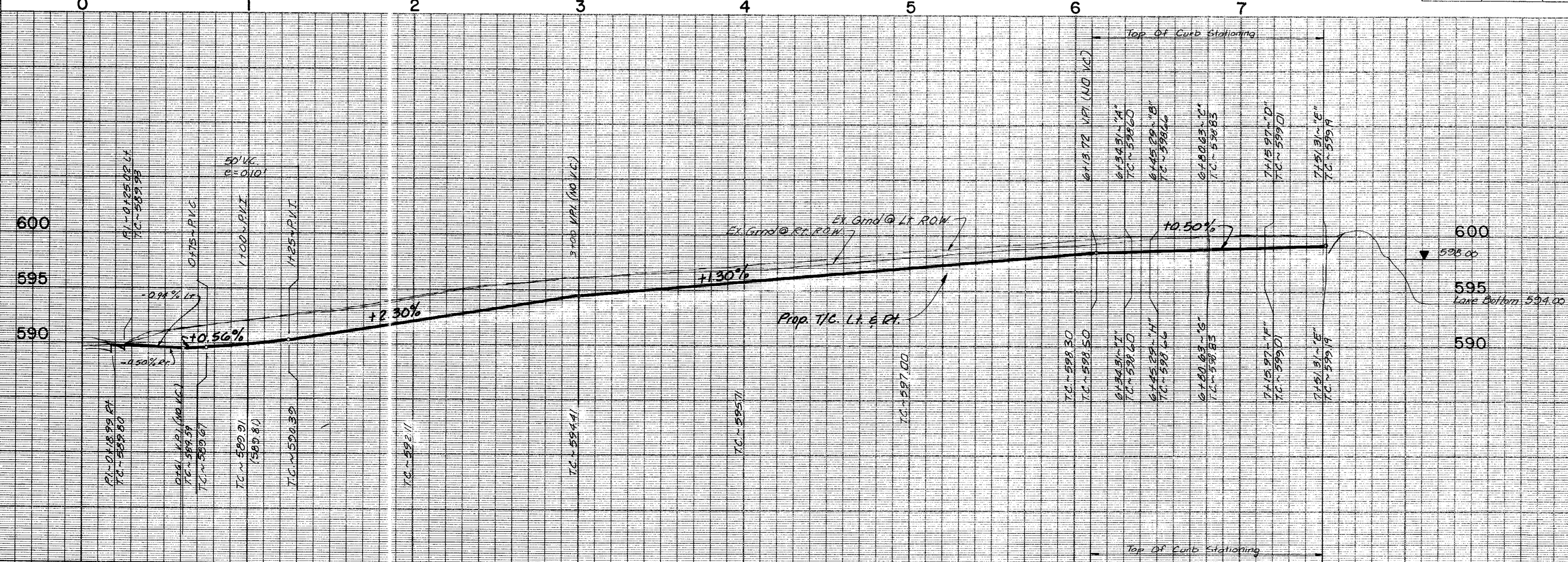
BENCHMARKS

- Cut in the northwest corner of inlet southside of Proton Drive at west of Les Lacs Drive. ELEV. 607.35
- Cut on the north top of curb of Les Lacs Drive at Southeast Addition Corner. ELEV. 593.38
- Center of second inlet west of the East Addition Line and on the north side of Les Lacs. ELEV. 586.17
- In center of the third inlet west of the East Addition Line on the north side of Les Lacs Drive. ELEV. 587.61
- In center of the first inlet south of Beltway Drive and on the east side of Les Lacs Drive. ELEV. 589.88

CHATHAM COURT DRIVE

CURVE DATA

#	A	R	T	L
①	34°04'43"	500.00'	153.24'	297.39'
②	10°45'51"	800.00'	75.37'	150.30'



AS BUILTS

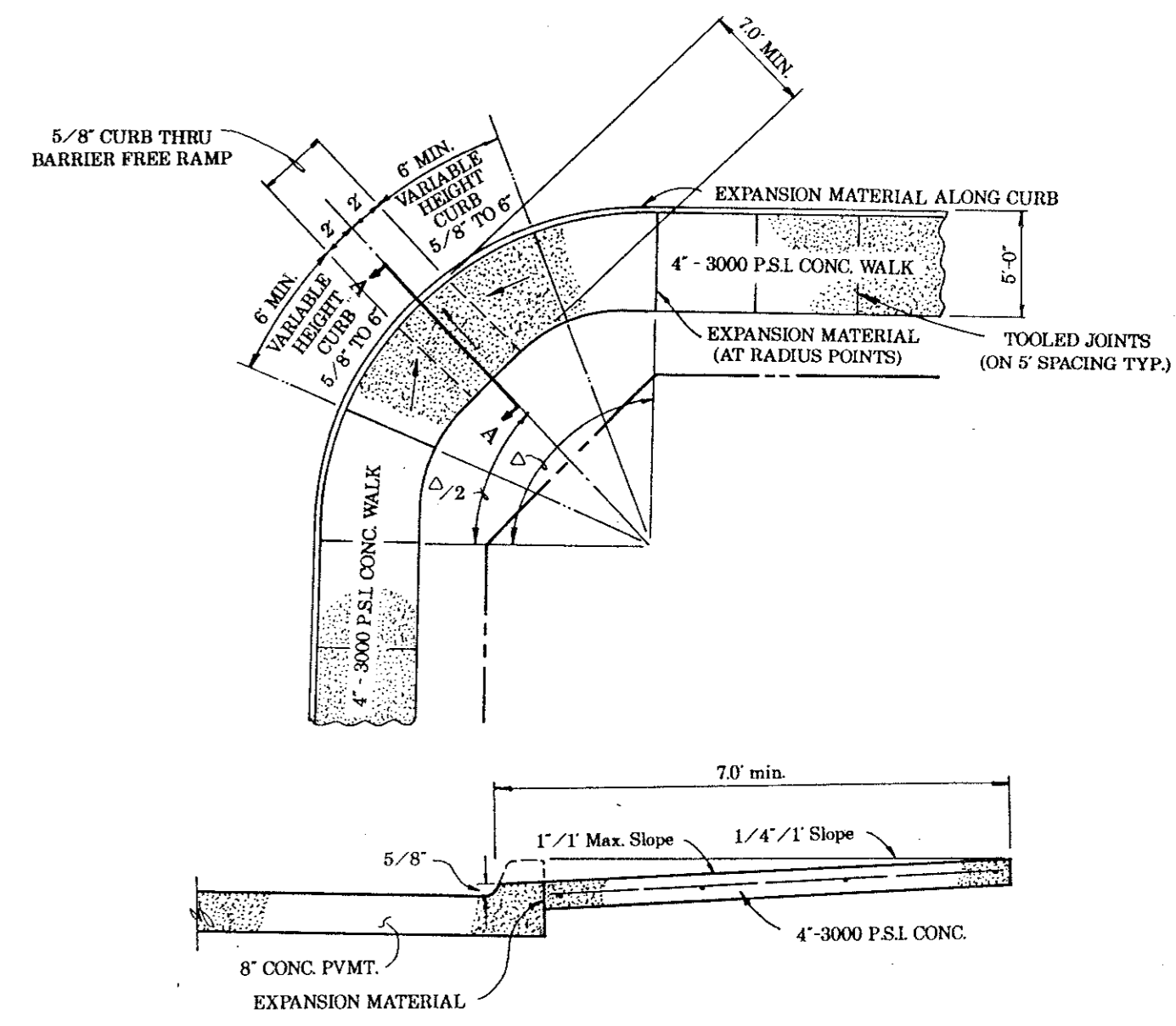
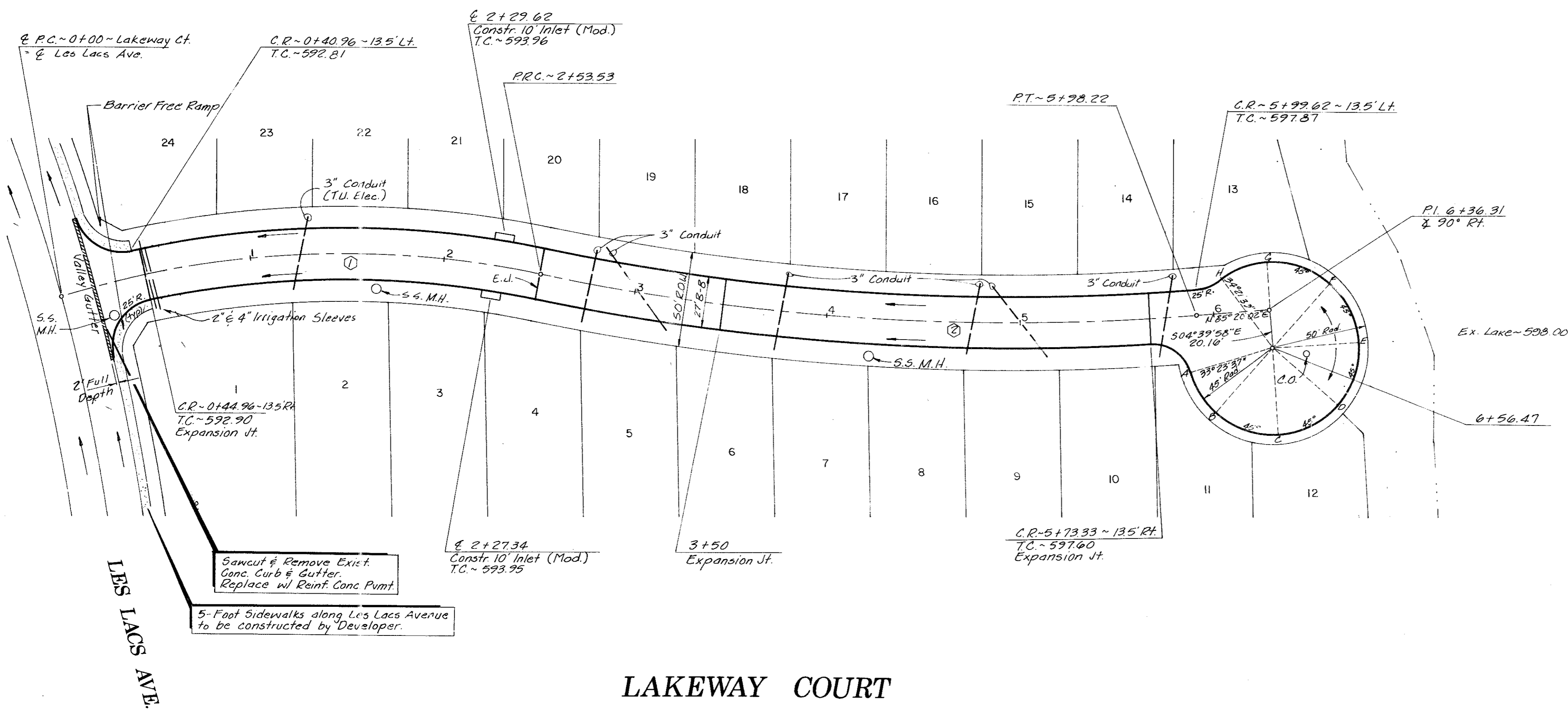
I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.



PAVING PLAN & PROFILE
WATERFORD PARK II
 TOWN OF ADDISON, TEXAS
 THE NELSON CORPORATION
 LAND PLANNING • ENGINEERING • SURVEYING
 5999 SUMMERSIDE DRIVE • SUITE 202 • DALLAS, TEXAS 75252 • (214) 380-2605
 DESIGN: TNC DRAWN: TNC DATE: NOV. 1991 SCALE: 1"=40' H 1"=6' V FILE: 90025-6 SHEET NO.: P-1



Revised	By	Date	Checked	By

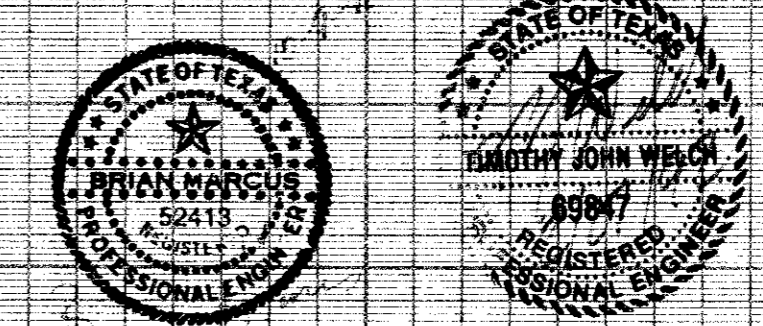
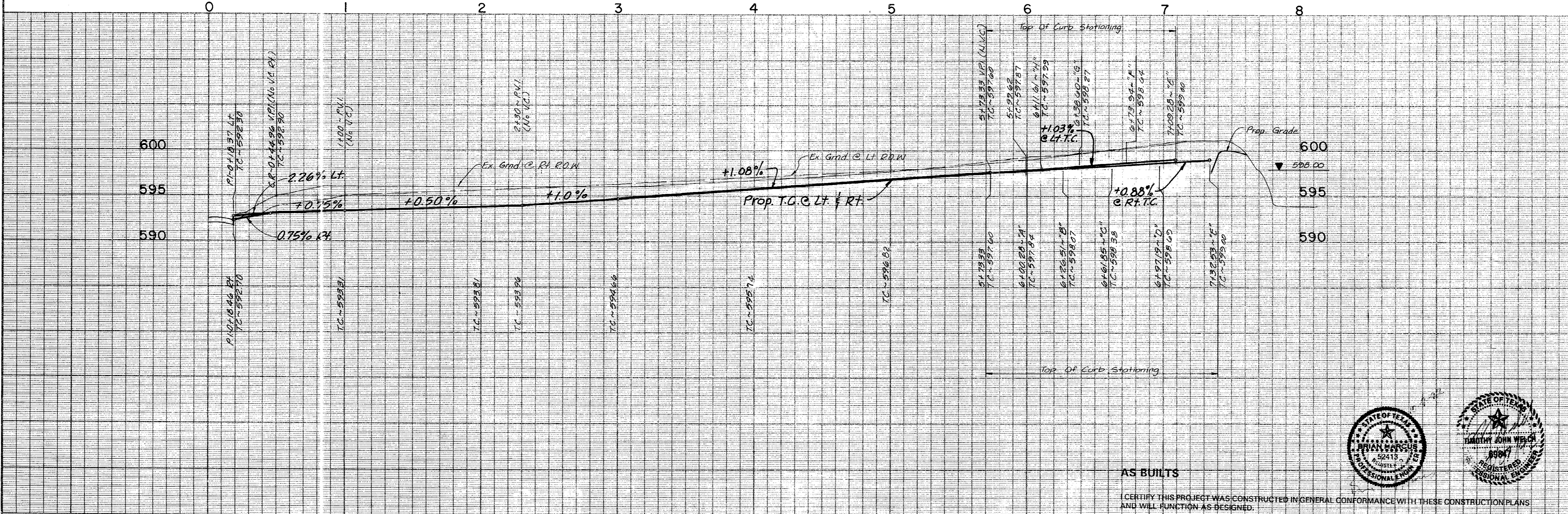


SECTION "A - A"
BARRIER FREE RAMP DETAIL
 (WALK ABUTTING CURB)

- BENCHMARKS**
- Cut in the northwest corner of inlet southside of Proton Drive at west of Les Lacs Drive. ELEV. 607.35
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 - In center of the third inlet west of the East Addition Line on the north side of Les Lacs Drive. ELEV. 587.61
 - In center of the first inlet south of Beltway Drive and on the east side of Les Lacs Drive. ELEV. 589.88

CURVE DATA

#	A	R	T	L
①	29°03'08"	500.00'	129.55'	253.53'
②	16°27'28"	1200.00'	173.54'	344.69'



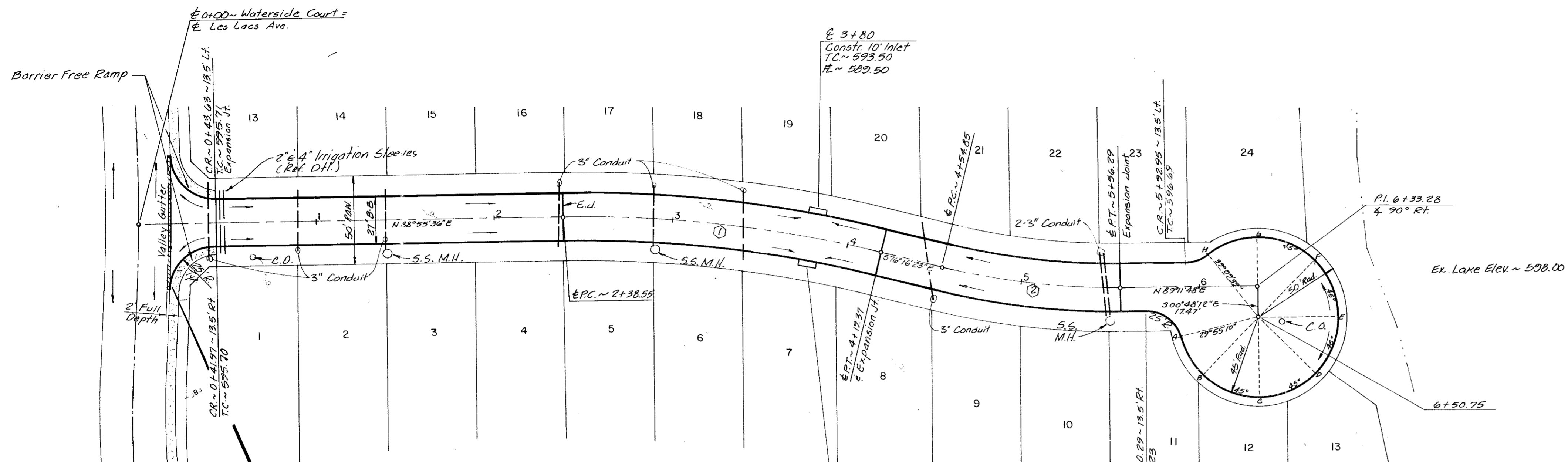
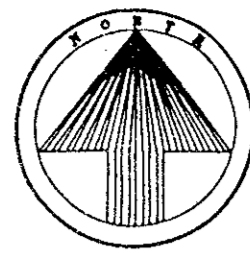
AS BUILTS
 I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.

PAVING PLAN & PROFILE
WATERFORD PARK II
 TOWN OF ADDISON, TEXAS

THE NELSON CORPORATION
 LAND PLANNING • ENGINEERING • SURVEYING
 5999 SUMMERSIDE DRIVE • SUITE 202 • DALLAS, TEXAS 75252 • (214) 380-2605

DESIGN	DRAWN	DATE	SCALE	FILE	SHEET NO.
TNC	TNC	NOV. 1991	1"=40' H 1"=6' V	90025-6	P - 2

Revision	Date	Description	Drawn By	Checked By



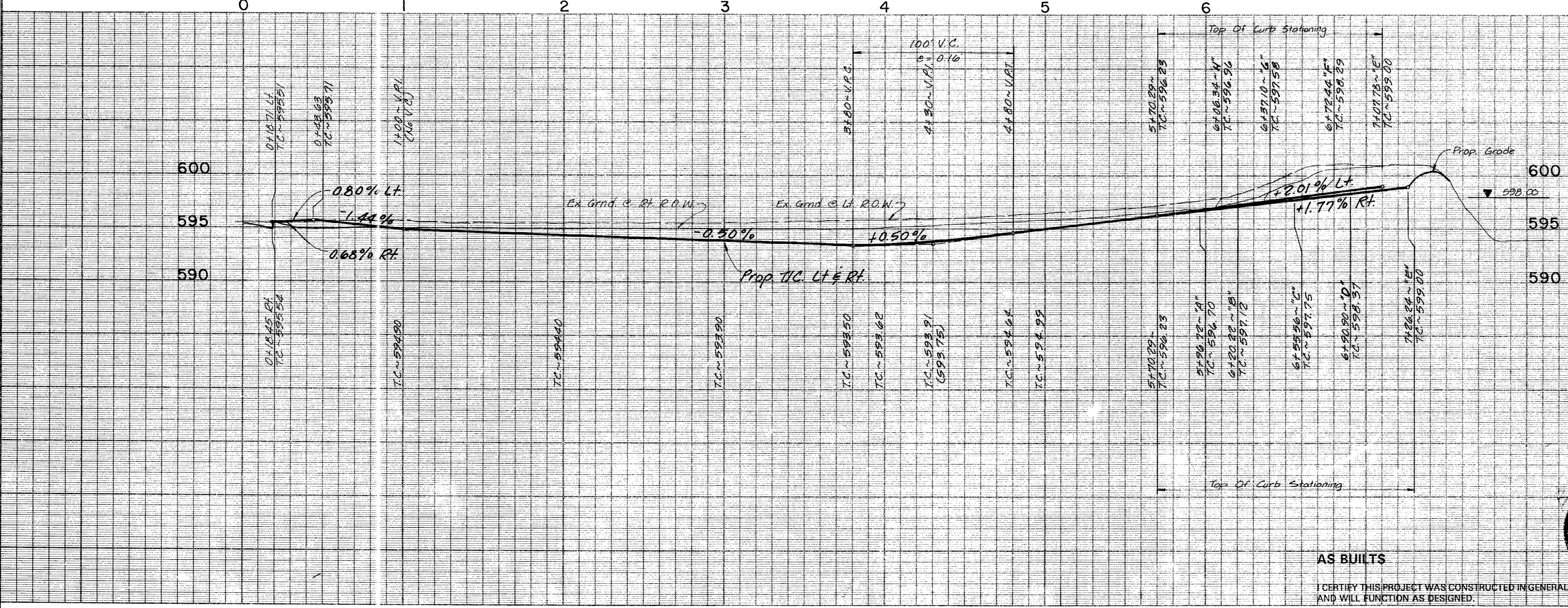
LES LACS AVE.
 Sawcut & Remove Exist. Conc. Curb & Gutter. Replace w/ Reint. Conc. Pmnt.
 5-Foot Sidewalks along Les Lacs Avenue to be constructed by Developer.

WATERSIDE COURT

CURVE DATA

#	A	R	T	L
①	14° 48' 01"	700.00'	90.92'	180.82'
②	14° 31' 49"	400.00'	50.99'	101.44'

- BENCHMARKS**
- Cut in the northwest corner of inlet southside of Proton Drive at west of Les Lacs Drive. ELEV. 607.35
 - Cut on the north top of curb of Les Lacs Drive at Southeast Addition Corner. ELEV. 593.38
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 - In center of the third inlet west of the East Addition Line on the north side of Les Lacs Drive. ELEV. 587.61
 - In center of the first inlet south of Beltway Drive and on the east side of Les Lacs Drive. ELEV. 589.88



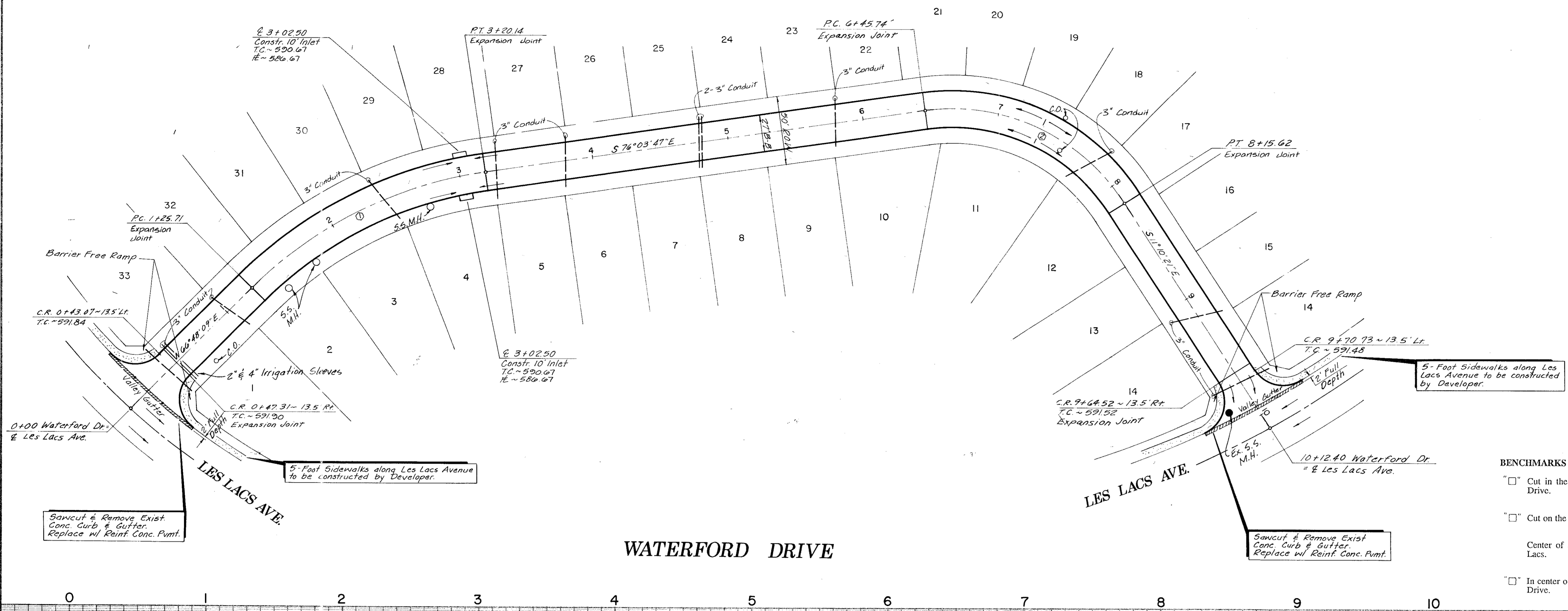
PAVING PLAN & PROFILE
WATERFORD PARK II
 TOWN OF ADDISON, TEXAS

THE NELSON CORPORATION
 LAND PLANNING • ENGINEERING • SURVEYING
 5999 SUMMERSIDE DRIVE • SUITE 202 • DALLAS, TEXAS 75252 • (214) 390-2605

DESIGN	DRAWN	DATE	SCALE	FILE	SHEET NO.
TNC	TNC	NOV. 1991	1"=40'H 1"=6'V	90025 - 6	P - 3

AS BUILTS
 I CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.

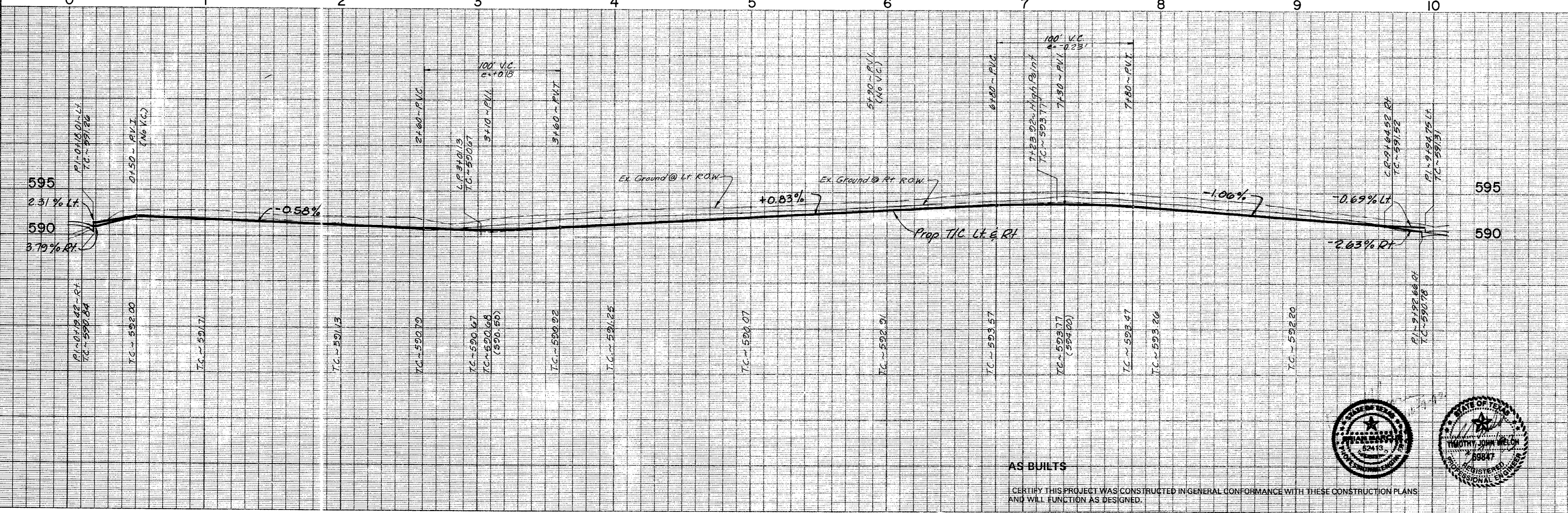
Revisions	Date	Description	Drawn By	Checked By



② CURVE DATA

#	A	R	T	L
①	37°08'03"	300.00'	100.77'	194.43'
②	64°53'26"	150.00'	95.36'	109.88'

- BENCHMARKS**
- Cut in the northwest corner of inlet southside of Proton Drive at west of Les Lacs Drive. ELEV. 607.35
 - Cut on the north top of curb of Les Lacs Drive at Southeast Addition Corner. ELEV. 593.38
 - Center of second inlet west of the East Addition Line and on the north side of Les Lacs. ELEV. 586.17
 - In center of the third inlet west of the East Addition Line on the north side of Les Lacs Drive. ELEV. 587.61



AS BUILTS

CERTIFY THIS PROJECT WAS CONSTRUCTED IN GENERAL CONFORMANCE WITH THESE CONSTRUCTION PLANS AND WILL FUNCTION AS DESIGNED.



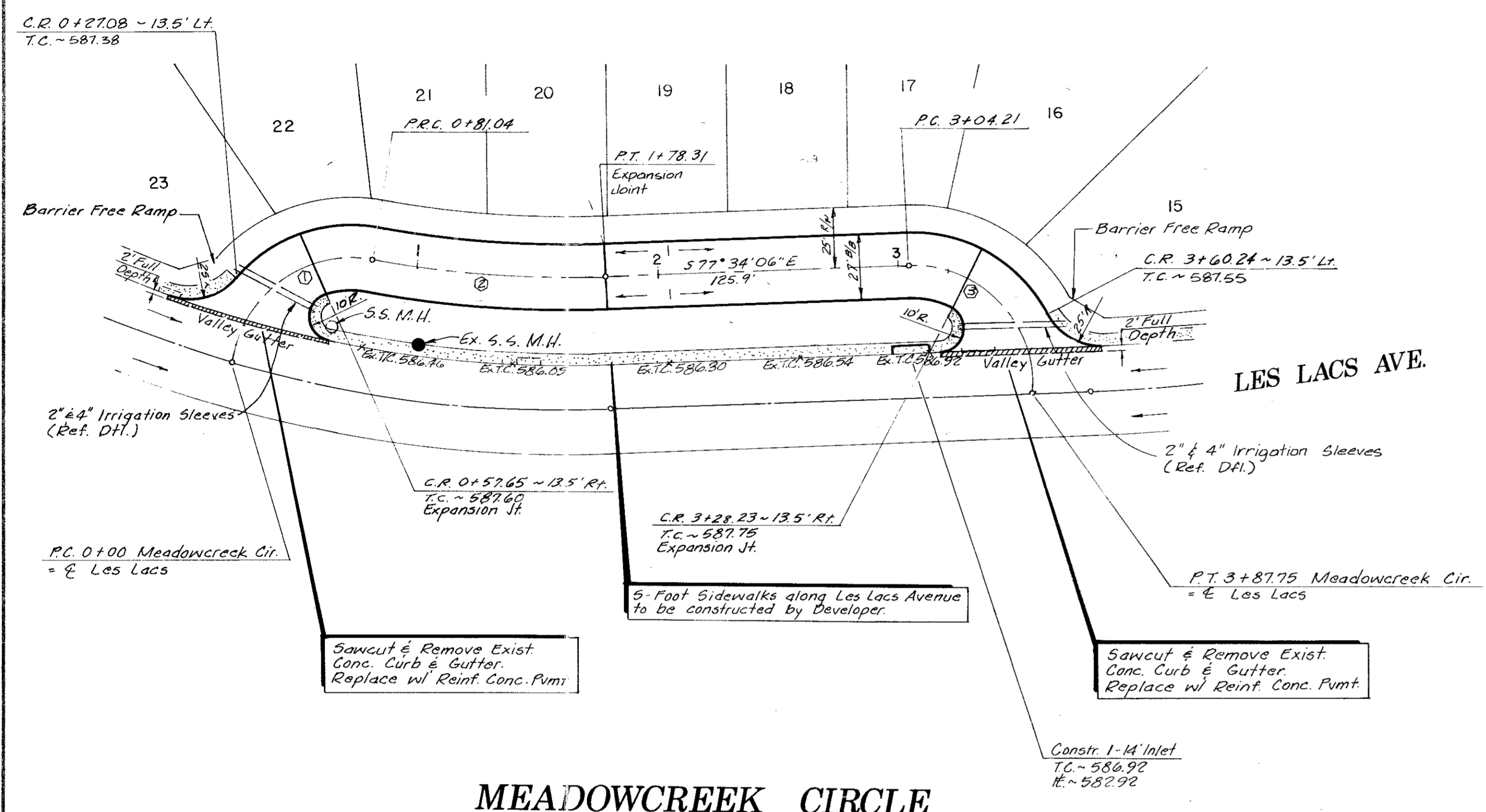
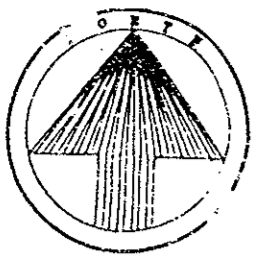
PAVING PLAN & PROFILE
WATERFORD PARK II
 TOWN OF ADDISON, TEXAS

NC THE NELSON CORPORATION
 LAND PLANNING • ENGINEERING • SURVEYING

5999 SUMMERSIDE DRIVE • SUITE 202 • DALLAS, TEXAS 75252 • (214) 380-2505

DESIGN	DRAWN	DATE	SCALE	FILE	SHEET NO.
TNC	TNC	NOV. 1991	1"=40'H 1"=6'V	90025 - 6	P - 4

Revisions	Date	Description	Drawn By	Checked By

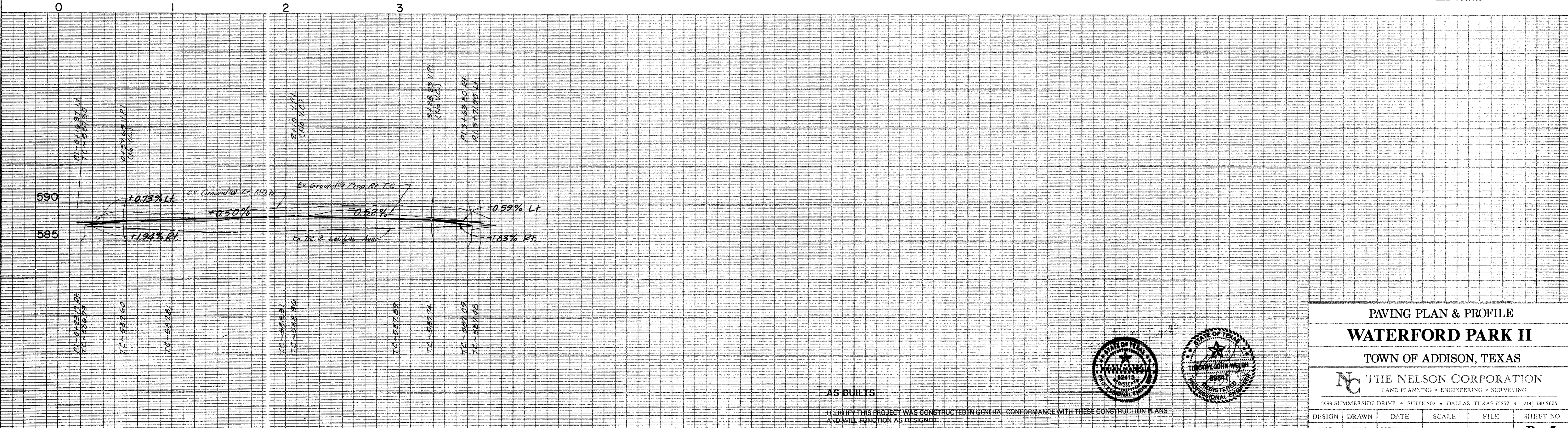


MEADOWCREEK CIRCLE

- BENCHMARKS**
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 - In center of the first inlet south of Beltway Drive and on the east side of Les Lacs Drive. ELEV. 589.88

CURVE DATA

#	A	R	T	L
①	92°51'57"	50.00'	52.57'	81.04'
②	12°31'28"	445.00'	48.83'	97.27'
③	95°44'21"	50.00'	55.28'	83.55'



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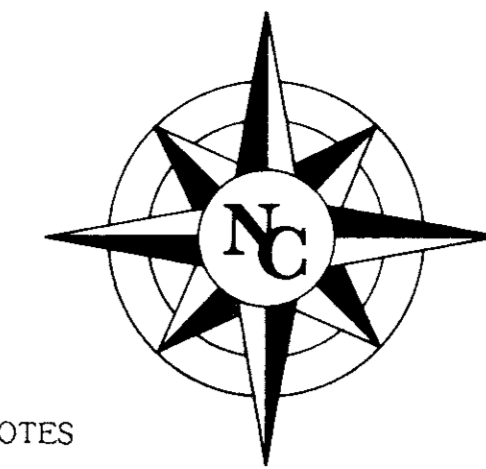
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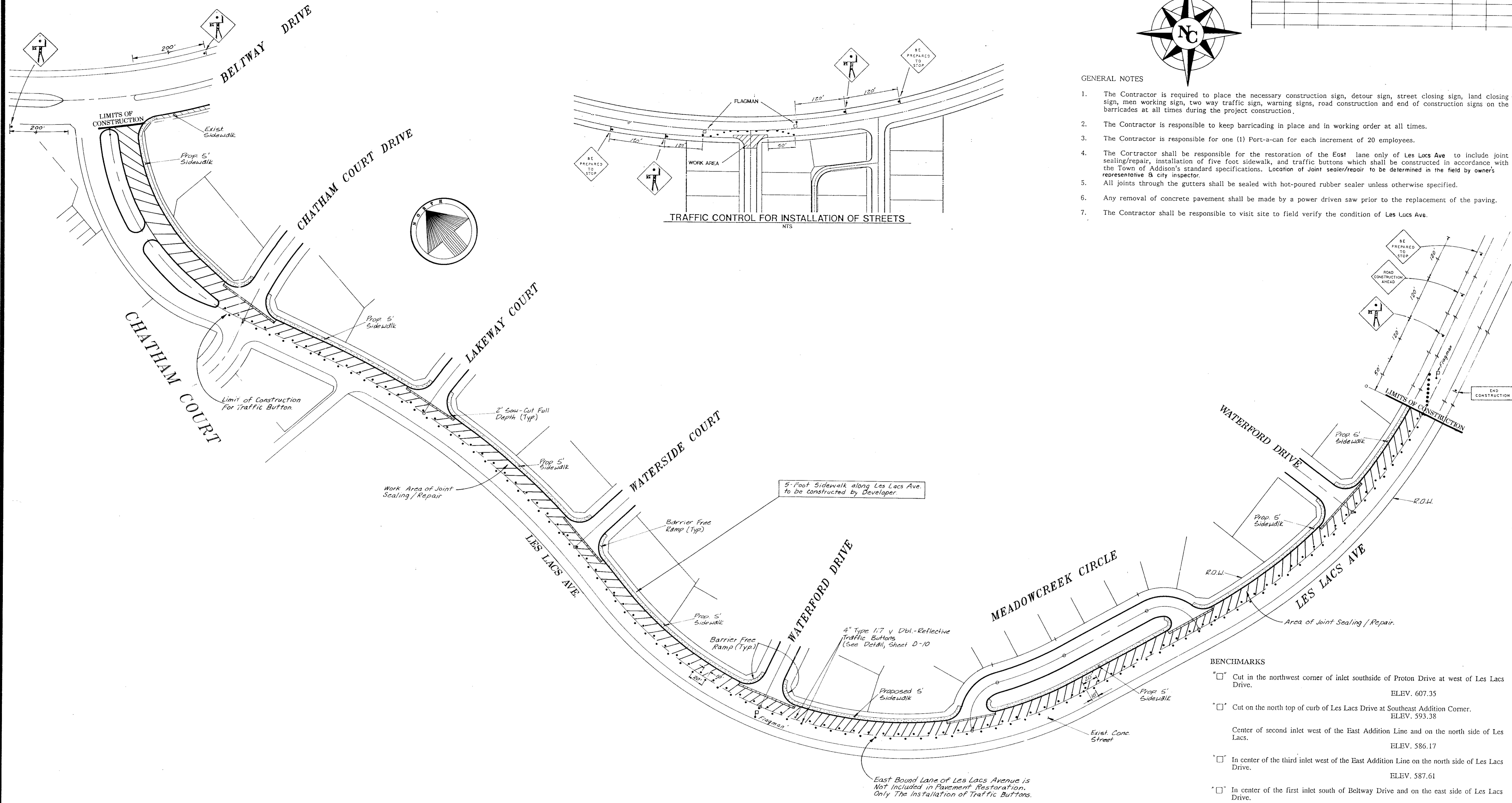
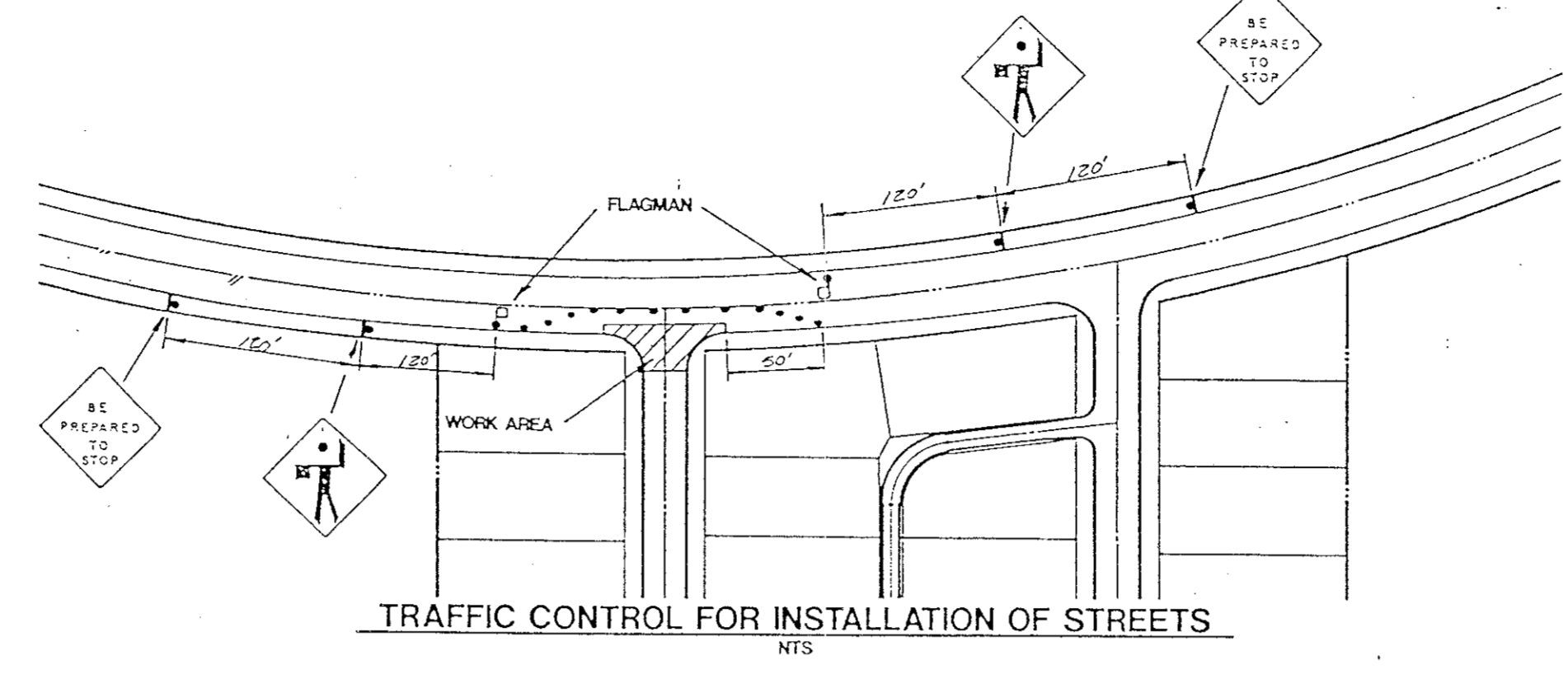
DESIGN	DRAWN	DATE	SCALE	FILE	SHEET NO.
TNC	TNC	NOV. 1991	1"=40'H 1/2"=6'V	90025 - 6	P - 5

Revisions	Date	Description	Drawn By	Checked By



GENERAL NOTES

1. The Contractor is required to place the necessary construction sign, detour sign, street closing sign, land closing sign, men working sign, two way traffic sign, warning signs, road construction and end of construction signs on the barricades at all times during the project construction.
2. The Contractor is responsible to keep barricading in place and in working order at all times.
3. The Contractor is responsible for one (1) Port-a-can for each increment of 20 employees.
4. The Contractor shall be responsible for the restoration of the East lane only of Les Lacs Ave. to include joint sealing/repair, installation of five foot sidewalk, and traffic buttons which shall be constructed in accordance with the Town of Addison's standard specifications. Location of Joint sealer/repair to be determined in the field by owner's representative & city inspector.
5. All joints through the gutters shall be sealed with hot-poured rubber sealer unless otherwise specified.
6. Any removal of concrete pavement shall be made by a power driven saw prior to the replacement of the paving.
7. The Contractor shall be responsible to visit site to field verify the condition of Les Lacs Ave.



BENCHMARKS

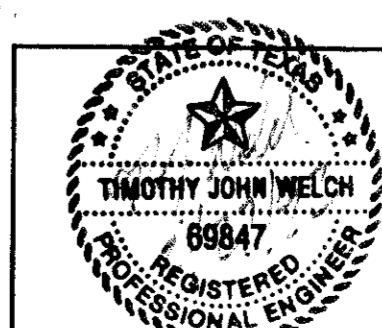
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STREET RESTORATION PLAN

WATERFORD PARK II
TOWN OF ADDISON, TEXAS

Date:	Scale: 1" = 60'	SHEET _____ OF _____
Drawn By: TNC	Approved By: TNC	P-6 SHEETS

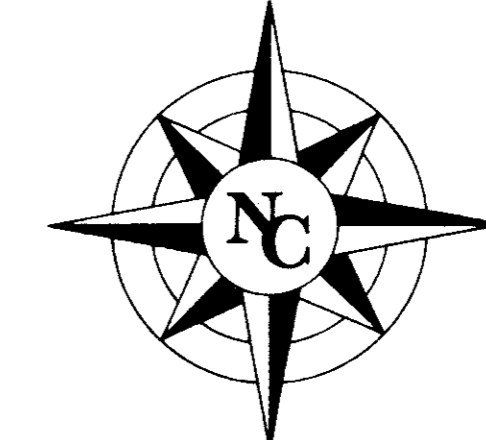
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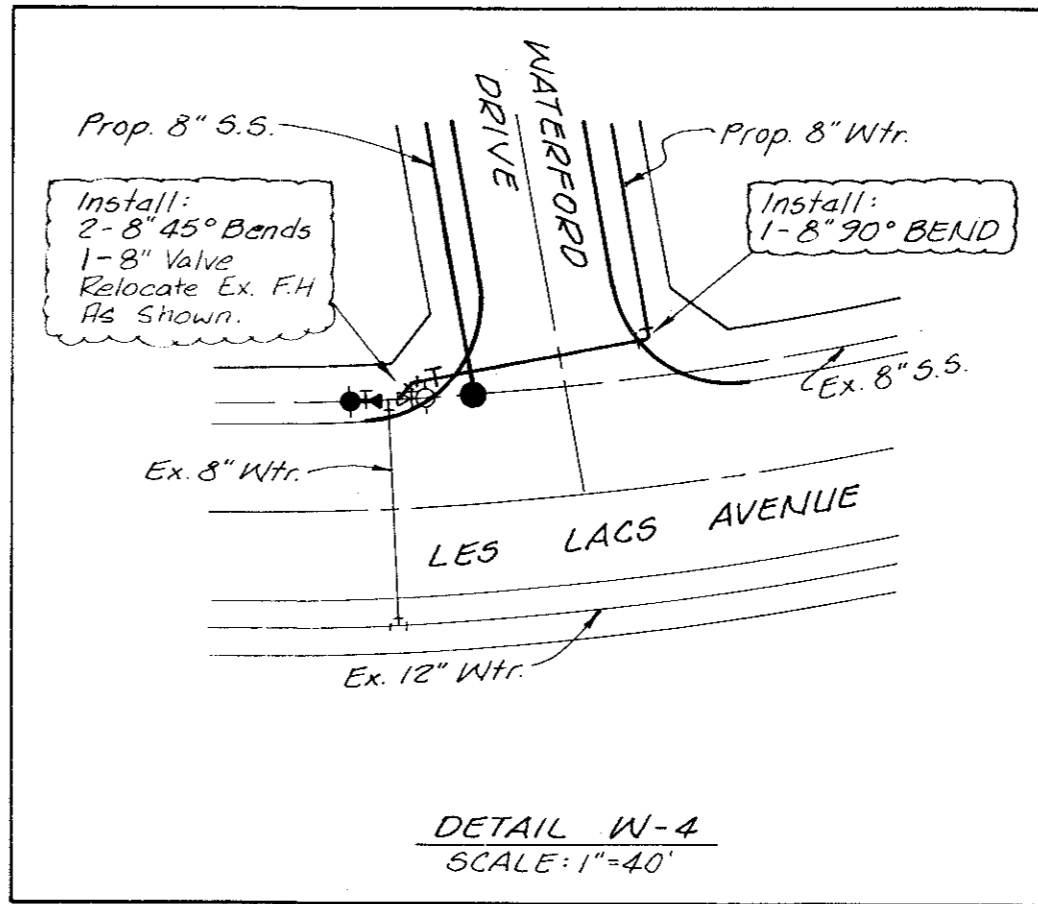
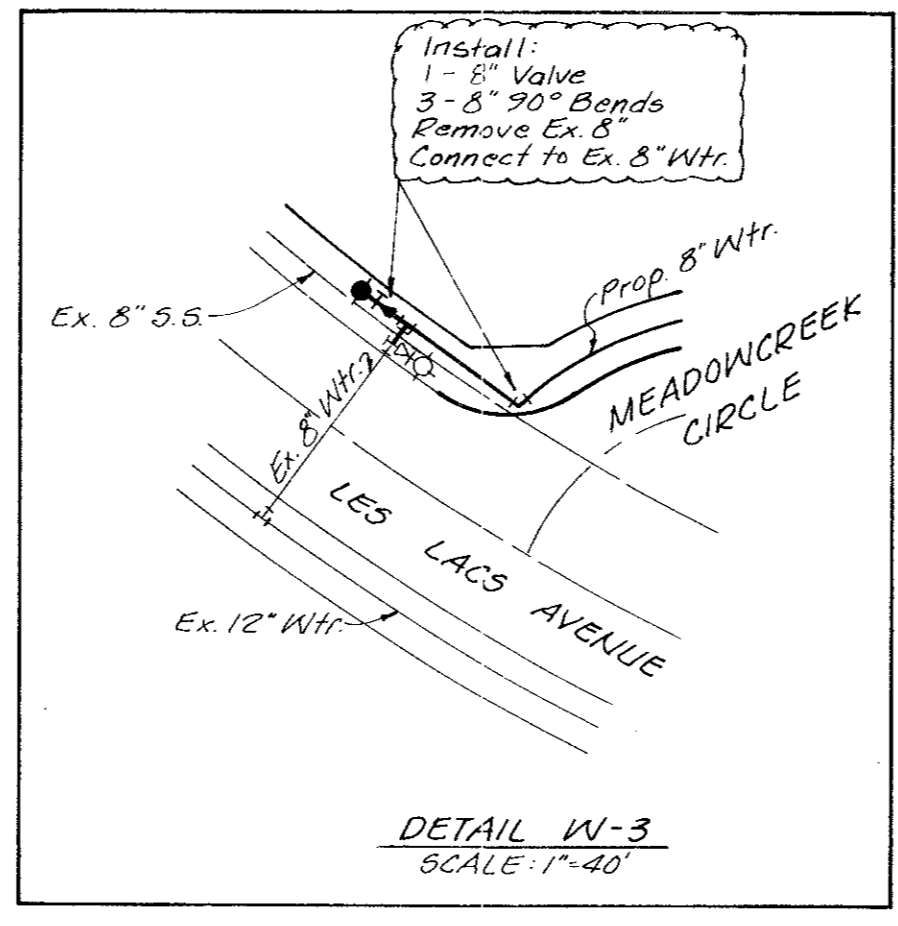
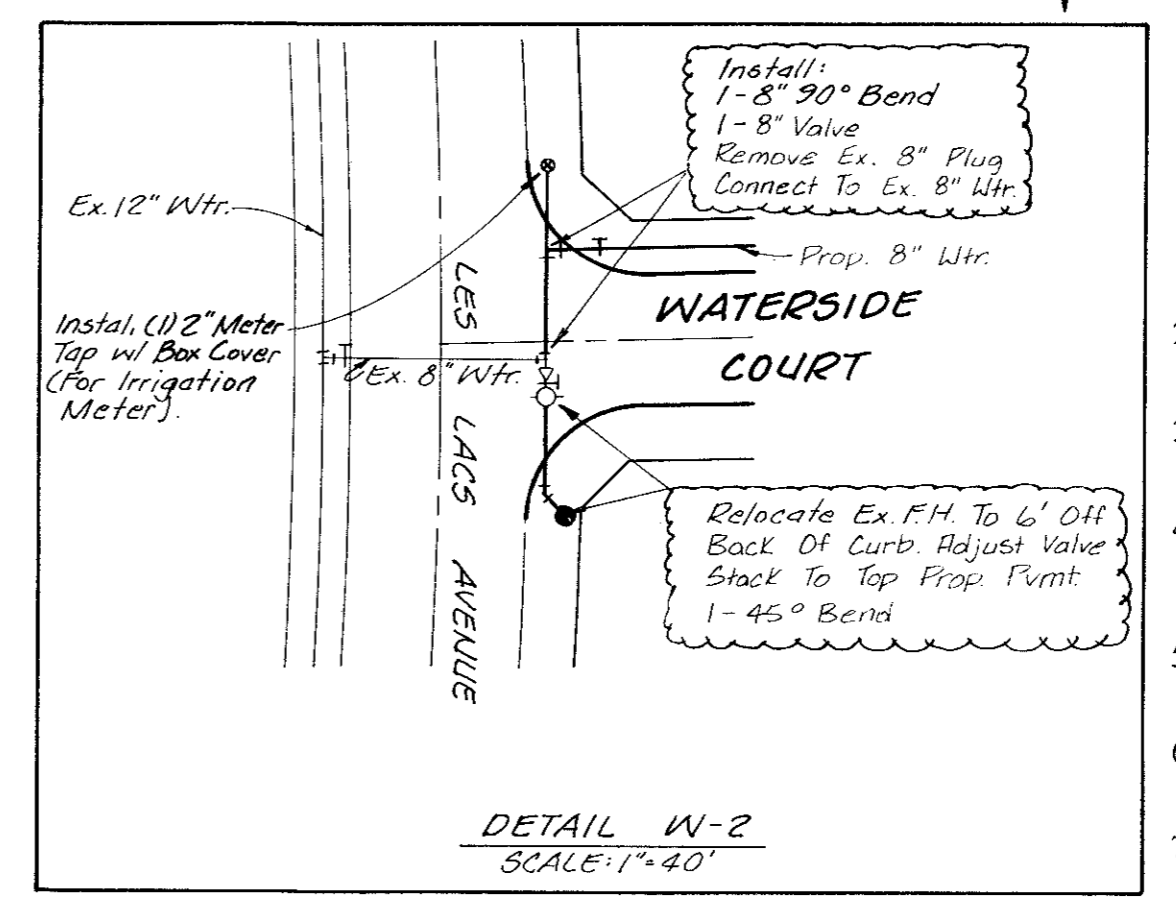
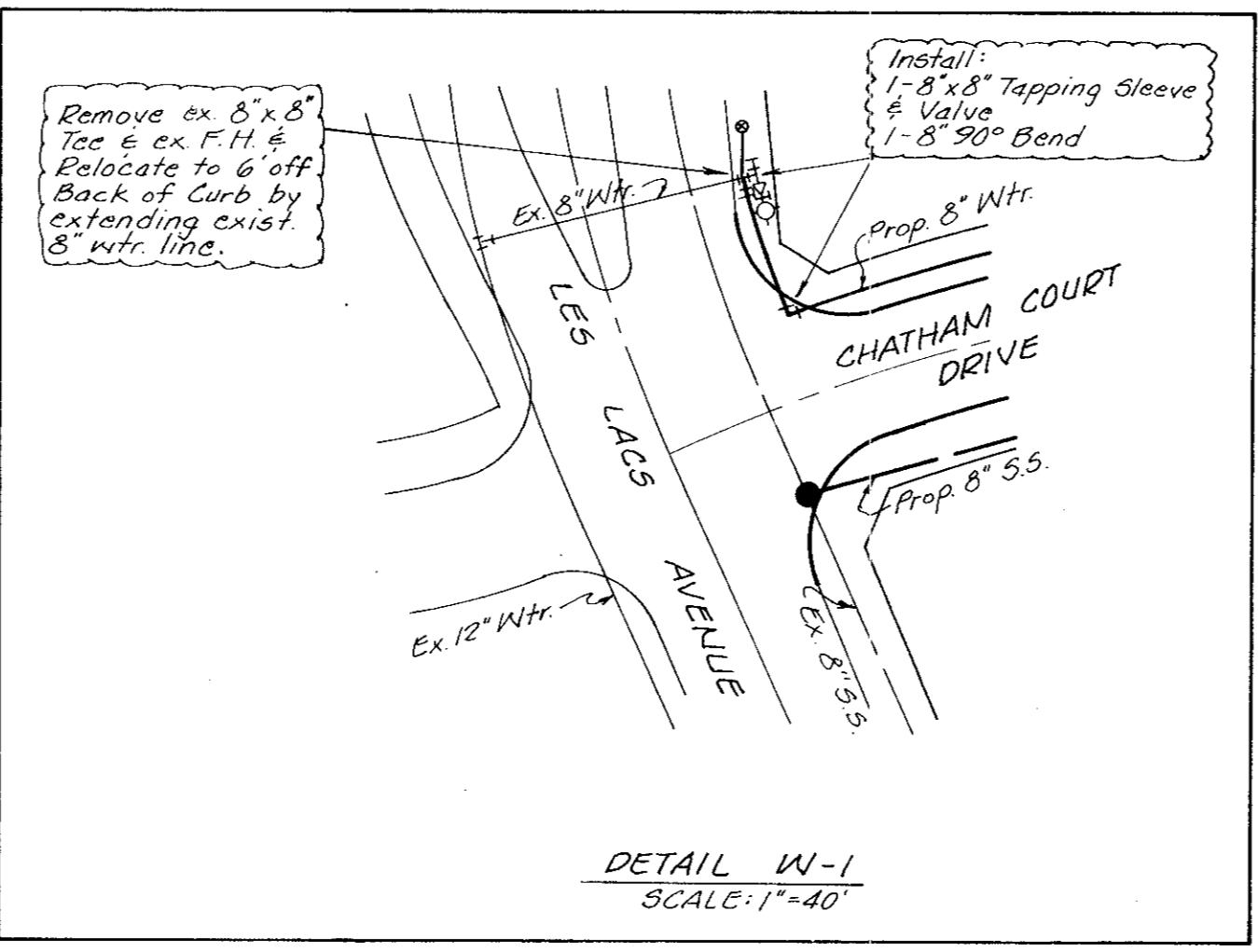
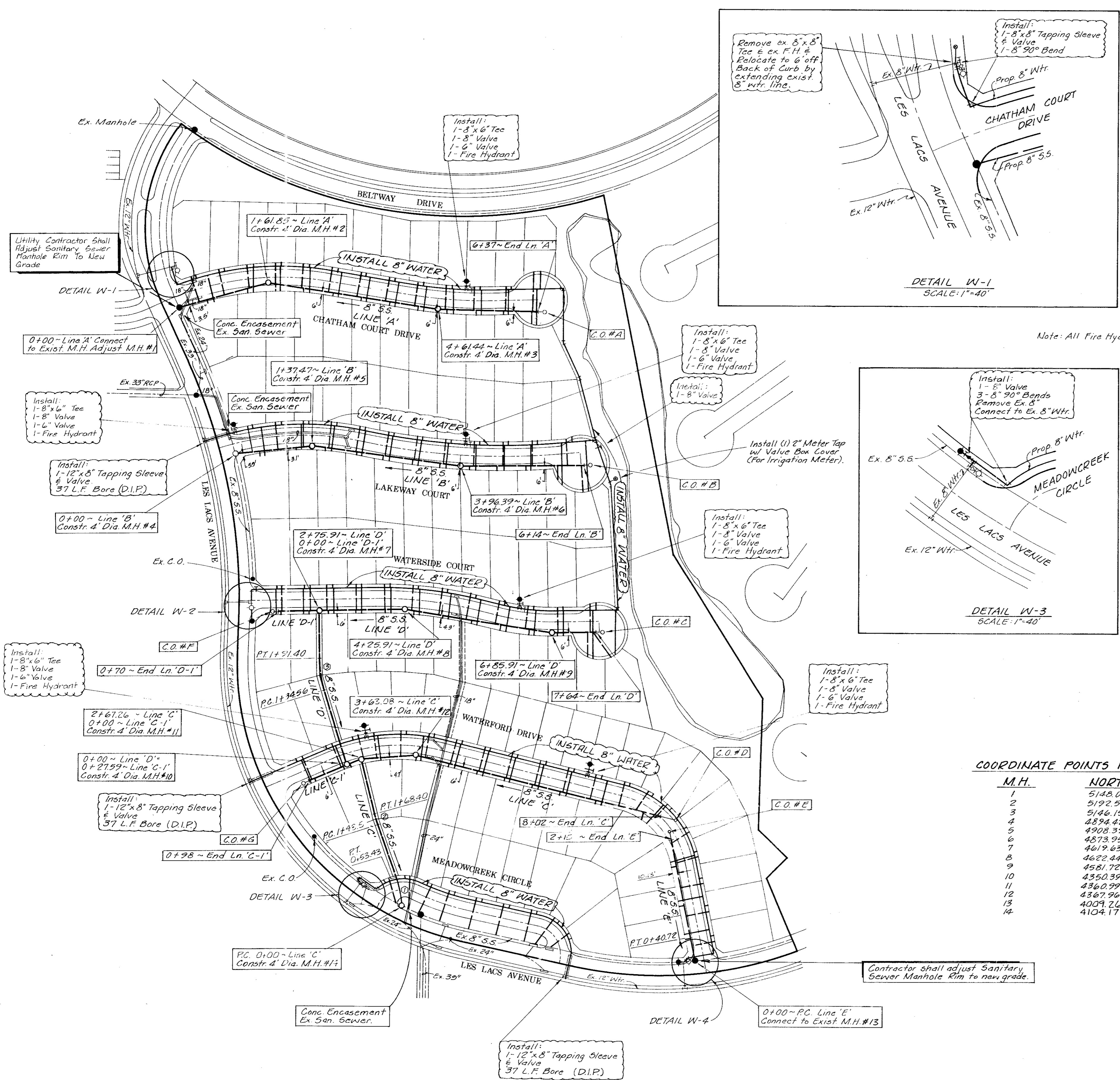
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Revisions	Date	Description	Drawn By	Checked By

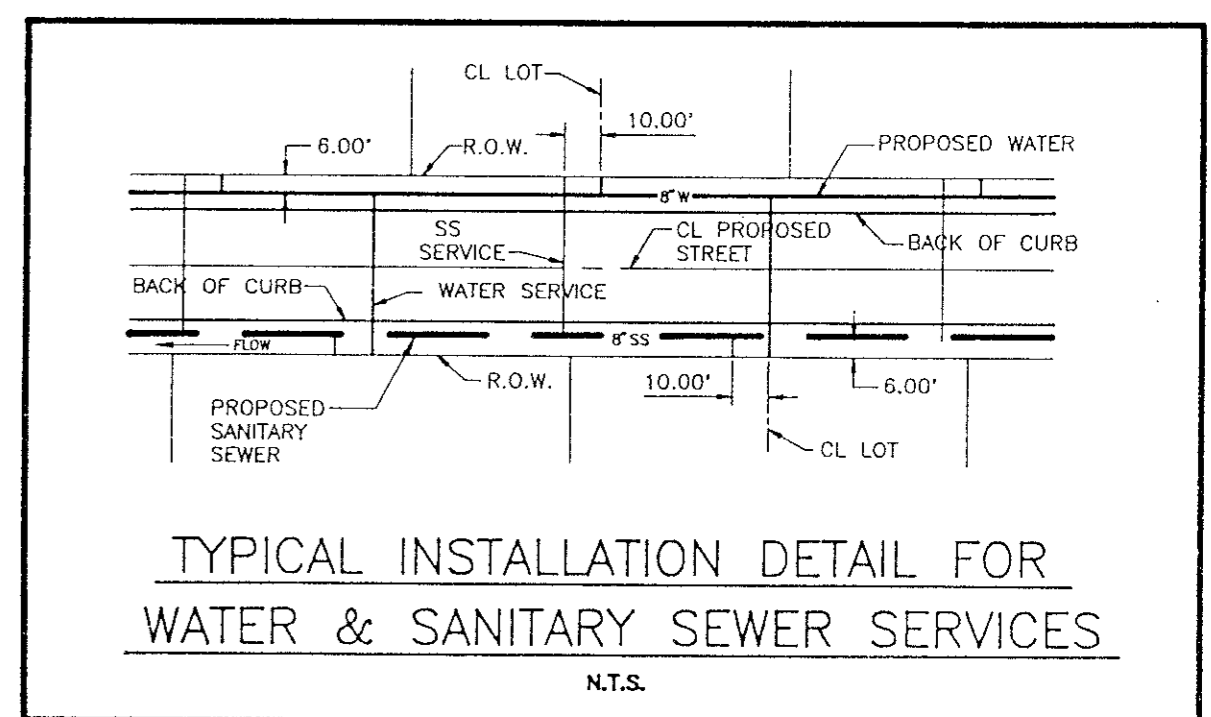


WATER & SANITARY GENERAL NOTES

- All water mains shall be PVC SDR-18 water pipe.
- All sanitary sewer mains shall be PVC SDR-35 and shall have integral wall bell and spigot joints.
- All water mains shall have a minimum cover below finished grades as follows: 6" & 8" - 48", 12" - 60", or as required to clear other utilities.
- The location of all utilities are taken from existing public records. The exact location must be determined by the Contractor. It is the duty of the contractor to ascertain whether any other facilities (additional), other than those on the plans may be present.
- All utility and service laterals trenches shall be backfilled and compacted to 95% Standard Proctor Density.
- All manholes, cleanouts, valve boxes, fire hydrants, etc., must be adjusted to proper line and grade by the Contractor after placing of permanent paving.
- All work and materials shall be in accordance with the Town of Addison Standard Specifications.
- Contractor shall be responsible for providing "as-built" plans to the Engineer showing the location of sewer service by distance to the lot lines.
- All fire hydrants shall be Mueller Centurion model.
- The No. 12 plastic coated wire shall be placed in the trench over all water lines. The wire will be tied to all valves and fire hydrants and attached directly to the top of pipe and extend to six (6") inches above finished grade along the outside of all valve stacks and fire hydrants.
- All dimensions shown are to centerline of pipe and the R.O.W., unless otherwise noted.
- Contractor shall be responsible for trench safety and details as required.



Note: All Fire Hydrants shall set a min. 6' behind Back of Curb.



COORDINATE POINTS FOR SAN. SWR. MH's.

M.H.	NORTH	EAST
1	5148.09	5564.14
2	5192.57	5719.76
3	5146.15	6015.73
4	4894.42	5662.36
5	4905.39	5797.72
6	4873.95	6055.94
7	4619.63	5809.42
8	4622.44	5959.39
9	4581.72	6216.18
10	4350.39	5858.04
11	4360.99	5883.51
12	4367.96	5979.07
13	4009.24	6464.36
14	4104.17	5955.44

COORDINATE POINTS FOR SAN. SWR CLEAN OUT's.

C.O.	NORTH	EAST
A	5142.14	6190.53
B	4875.12	6272.56
C	4582.81	6293.70
D	4278.46	6339.73
E	4261.16	6376.53
F	4618.32	5739.38
G	4923.38	5793.22

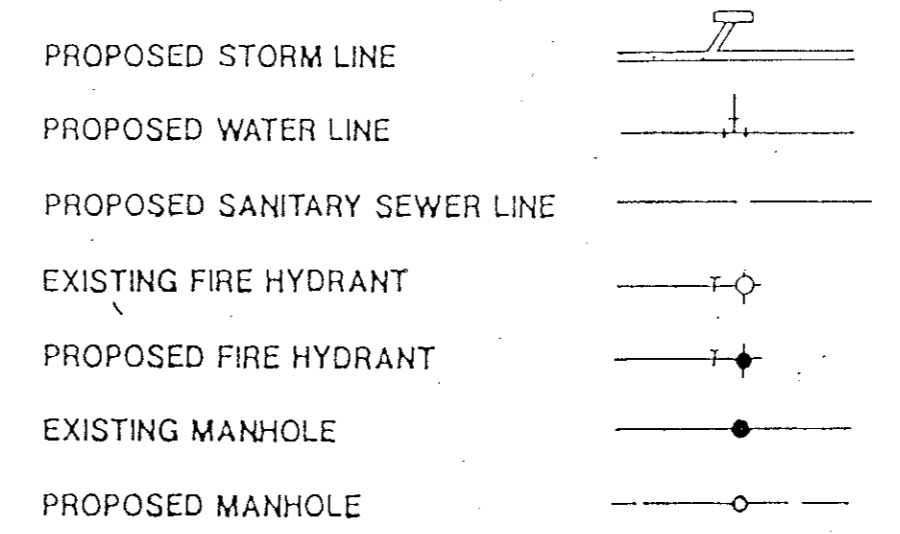
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UTILITY KEY

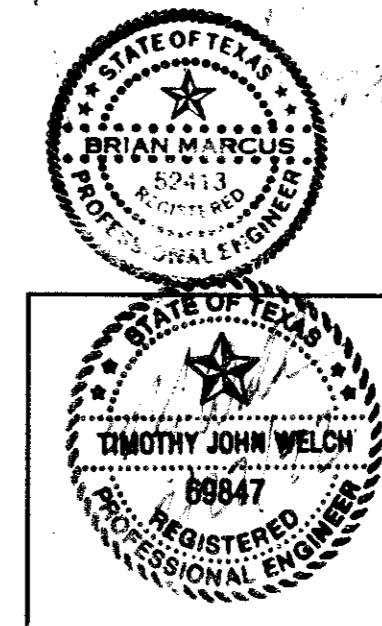


SANITARY SEWER CURVE DATA

NO	LOCATION	Δ	R	T	L
1	Line 'C'	5° 22'	200.00'	21.9'	22.43'
2	Line 'C'	05° 42' 0"	200.00'	9.9'	19.90'
3	Line 'D'	16° 16' 59"	200.00'	23.6'	56.84'

WATER METER SCHEDULE

TYPE	SIZE	NO.
DOMESTIC	3/4"	117
IRRIGATION	2"	2



WATER & SEWER PLAN

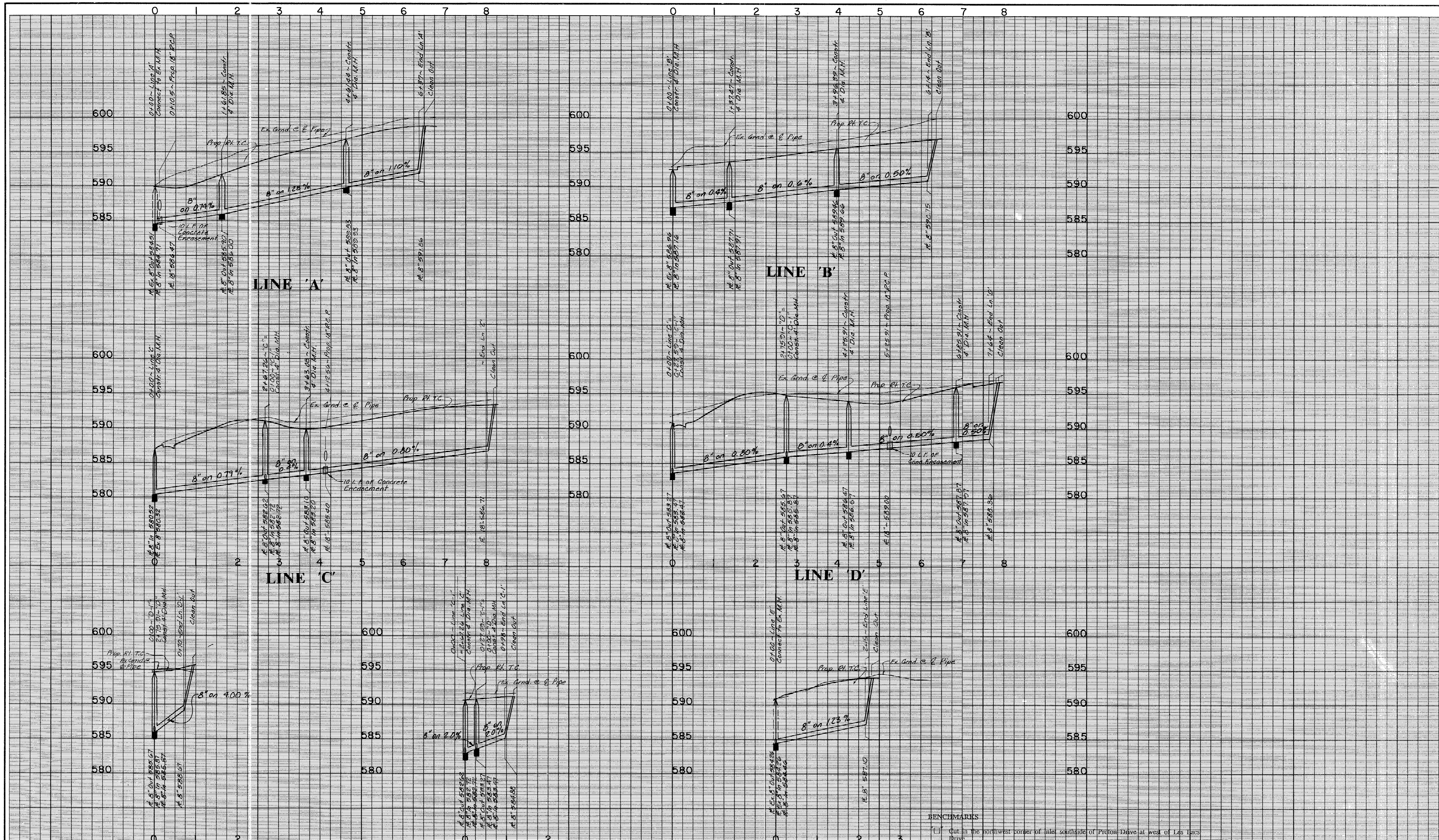
WATERFORD PARK II

TOWN OF ADDISON, TEXAS

Date: NOV. 1991 Scale: 1"=100' SHEET **WS-1** OF

Drawn By: T.N.C. Approved By: T.N.C. SHEETS

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LINE 'D-1'

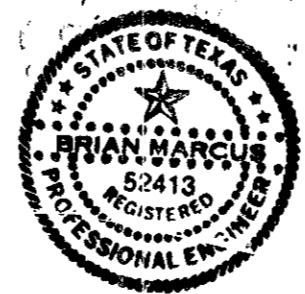
LINE 'C-1'

LINE 'E'

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SANITARY SEWER PROFILE
WATERFORD PARK II

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DESIGN	DRAWN	DATE	SCALE	NOTES	FILE	NO.
N.E.C.	N.E.C.	NOV. 1991	1" = 6' V		90025-6	WS-2