ALAMO TRUST INC.

ALAMO PLAZA PHASE 2

CONFIDENTIAL

100% DESIGN DEVELOPMENT

MARCH 02, 2023

317-323 Alamo Plaza
518 E. Houston Street
San Antonio, TX 78205

PROJECT NUMBER: 122.0076.000
TABS NUMBER: TABS#

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100% DESIGN DEVELOPMENT
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GENERAL NOTES

1 COMPLY WITH ALL APPLICABLE CODES, LAWS, ORDINANCES, ORDERS, RULES, AND REGULATIONS OF AUTHORITIES HAVING JURISDICTION.
2 OBTAIN AND PAY FOR PERMITS AND INSPECTIONS REQUIRED BY PUBLIC AUTHORITIES GOVERNING THE WORK EXCEPT AS PROVIDED OTHERWISE IN THE SPECIFICATIONS OR OWNER CONTRACTOR AGREEMENT.
3 REVIEW DOCUMENTS, VERIFY DIMENSIONS AND FIELD CONDITIONS AND CONFIRM THAT WORK IS BUILDABLE AS SHOWN. REPORT ANY CONFLICTS OR OMISSIONS TO THE ARCHITECT FOR CLARIFICATION PRIOR TO PERFORMING ANY WORK IN QUESTION.
4 COORDINATE WORK WITH THE OWNER, INCLUDING SCHEDULING TIME AND LOCATIONS FOR DELIVERIES, BUILDING ACCESS, USE OF BUILDING SERVICES AND FACILITIES, AND USE OF ELEVATORS. MINIMIZE DISTURBANCE OF BUILDING FUNCTIONS AND OCCUPANTS.
5 OWNER WILL PROVIDE WORK NOTED "BY OTHERS" OR "NIC" UNDER SEPARATE CONTRACT. INCLUDE SCHEDULE REQUIREMENTS IN CONSTRUCTION PROGRESS SCHEDULE AND COORDINATE TO ASSURE ORDERLY SEQUENCE OF INSTALLATION.
6 MAINTAIN WORK AREAS SECURE AND LOCKABLE DURING CONSTRUCTION. COORDINATE WITH OWNER AND/OR PROPERTY MANAGER TO ENSURE SECURITY.
7 DO NOT SCALE DRAWINGS. WRITTEN DIMENSIONS GOVERN. IN CASE OF CONFLICT, CONSULT THE ARCHITECT.

PROJECT INFORMATION

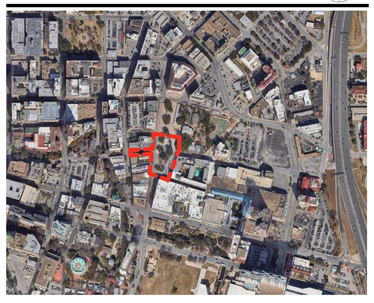
PROJECT DESCRIPTION:	THE PLAZA DE VALERO, LOCATED IN SAN ANTONIO, TEXAS, WILL BE REPLANTED WITH A NEW LAWN, TREES, AND SHRUBS. KNEE WALL PLANTERS AND A NEW PAVILION WILL ANCHOR THE SITE, SUPPORTED BY UPDATED SITE UTILITIES AND NEW UNDERGROUND CISTERN.
BUILDING ADDRESS:	313 ALAMO PLAZA, SAN ANTONIO, TX 78205
BLOCK AND LOT NO.:	XXXX
ZONING BUILDING CODE:	2018 INTERNATIONAL BUILDING CODE W/ COSA AMENDMENTS
OCCUPANCY TYPE:	A-3
CONSTRUCTION TYPE:	TYPE V
PROJECT AREA:	118,385 SF
FIRE PROTECTION:	FIRE LANE ACCESS ADJACENT
APPLICABLE MUNICIPAL BUILDING CODE:	
BUILDING CODE:	2018 INTERNATIONAL BUILDING CODE - LOCAL AMENDMENTS
PLUMBING CODE:	2018 INTERNATIONAL PLUMBING CODE (IPC) - LOCAL AMENDMENTS
MECHANICAL CODE:	2018 INTERNATIONAL MECHANICAL CODE (IMC) - LOCAL AMENDMENTS
ELECTRICAL CODE:	2017 NATIONAL ELECTRICAL CODE - LOCAL AMENDMENTS
FIRE/LIFE SAFETY CODE:	2018 INTERNATIONAL FIRE CODE - LOCAL AMENDMENTS
ACCESSIBILITY CODE:	2012 STATE OF TEXAS ACCESSIBILITY STANDARDS
ENERGY CODE:	2018 INTERNATIONAL ENERGY CONSERVATION CODE - LOCAL AMENDMENTS

CODE COMPLIANCE NOTE

CURRENT CONSTRUCTION DOES NOT CHANGE THE OCCUPANCY TYPE.

IBC CHAPTER 8

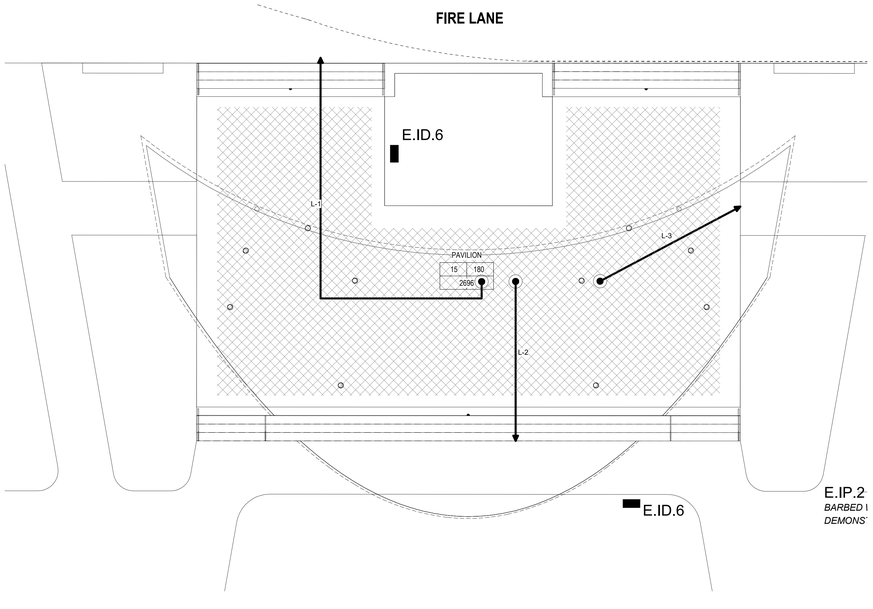
VICINITY MAP



LOCATION MAP

LIFE SAFETY- OCCUPANCY

NAME	OCCUPANCY TYPE	AREA	SQFT PER OCCUPANT	OCCUPANT LOAD	WIDTH REQUIRED (NO SPRINKLER) OTHER (IN)	STAIRS (IN)
PAVILION	ASSEMBLY UNCONCENTRATED - TABLES/CHAIRS (IBC)	2,696 SF	15	180	27.04	36.05
		2,696 SF			27.04	36.05



FUNCTIONS OF SPACE

ASSEMBLY UNCONCENTRATED - TABLES/CHAIRS (IBC)

LIFE SAFETY - EGRESS PATH	
ROUTE ID	EGRESS LENGTH
L-1	62' - 4"
L-2	23' - 9"
L-3	23' - 8"

2 EGRESS PLAN

SCALE: 1/8" = 1'-0"

REF: 1 / A2.010

DRAWING INDEX - 2A/2B				
SHEET NO.	SHEET NAME	CURRENT ISSUE DATE	50% DESIGN DEVELOPMENT	100% DESIGN DEVELOPMENT
GENERAL				
G0.000	COVER	03.02.2023	•	•
G0.001	DRAWING INDEX	03.02.2023	•	•
G0.010	GENERAL INFORMATION	03.02.2023	•	•
CIVIL				
C5.00	UTILITY GENERAL NOTES	03.02.2023	•	•
C5.10	DRY UTILITY GENERAL NOTES	03.02.2023	•	•
C6.00	OVERALL DEMOLITION PLAN	03.02.2023	•	•
C6.10	UTILITY DEMOLITION PLAN DETAIL A	03.02.2023		•
C6.20	UTILITY DEMOLITION PLAN DETAIL B	03.02.2023		•
C6.30	UTILITY DEMOLITION PLAN DETAIL C	03.02.2023		•
C7.00	OVERALL UTILITY PLAN	03.02.2023	•	•
C7.10	UTILITY PLAN DETAIL A	03.02.2023	•	•
C7.20	UTILITY PLAN DETAIL B	03.02.2023		•
C7.30	UTILITY PLAN DETAIL C	03.02.2023		•
C7.40	UTILITY PLAN DETAILS	03.02.2023		•
C.800	OVERALL DRY UTILITY PLAN	03.02.2023	•	•
C0.01	GENERAL CONSTRUCTION NOTES	03.02.2023	•	•
C0.10	EXISTING CONDITION PLAN	03.02.2023	•	•
C0.20	STORM WATER POLLUTION PREVENTION PLAN	03.02.2023	•	•
C0.30	STORM WATER POLLUTION PREVENTION DETAILS	03.02.2023	•	•
C0.40	DEMOLITION PLAN	03.02.2023	•	•
C1.00	OVERALL DIMENSIONAL CONTROL PLAN	03.02.2023	•	•
C1.10	DETAILED DIMENSIONAL CONTROL PLAN	03.02.2023	•	•
C1.20	DETAILED DIMENSIONAL CONTROL PLAN	03.02.2023	•	•
C1.30	DETAILED DIMENSIONAL CONTROL PLAN	03.02.2023	•	•
C1.40	CIVIL DETIALS	03.02.2023	•	•
C2.00	OVERALL SUBSLAB PLAN	03.02.2023	•	•
C2.10	DETAILED SUBSLAB PLAN	03.02.2023	•	•
C2.20	DETAILED SUBSLAB PLAN	03.02.2023	•	•
C2.30	DETAILED SUBSLAB PLAN	03.02.2023	•	•
C3.00	OVERALL SITE GRADING PLAN	03.02.2023	•	•
C3.10	CURRENT SCOPE GRADING PLAN	03.02.2023	•	•
C3.20	DETAILED GRADING PLAN	03.02.2023	•	•
C3.30	DETAILED GRADING PLAN	03.02.2023	•	•
C3.40	DETAILED GRADING PLAN	03.02.2023	•	•
C4.00	OVERALL DRAINAGE PLAN	03.02.2023	•	•
C4.10	DETAILED DRAINAGE PLAN	03.02.2023	•	•
C4.20	DETAILED DRAINAGE PLAN	03.02.2023	•	•
C4.30	GRADING PLAN	03.02.2023	•	•
C4.40	DRAINAGE DETAILS	03.02.2023	•	•
C4.50	UNDERGROUND CISTERN DETAILS	03.02.2023		•
C8.10	DRY UTILITY PLAN DETAIL A	03.02.2023		•
C8.20	DRY UTILITY PLAN DETAIL B	03.02.2023		•
C8.30	DRY UTILITY PLAN DETAIL C	03.02.2023		•
LANDSCAPE				
L0.00	ORIENTATION PLAN	03.02.2023	•	•
L0.10	TREE PROTECTION LEGEND & NOTES	03.02.2023	•	•
L0.11	TREE PROTECTION PLANS	03.02.2023	•	•
L0.12	TREE PROTECTION PLANS	03.02.2023	•	•
L0.13	TREE PROTECTION PLANS	03.02.2023	•	•
L1.00A	CONSTRUCTION LEGEND & NOTES	03.02.2023	•	•
L1.00B	LAYOUT LEGEND & NOTES	03.02.2023		•
L1.01A	CONSTRUCTION PLANS	03.02.2023	•	•
L1.01B	LAYOUT PLANS	03.02.2023		•
L1.02A	CONSTRUCTION PLANS	03.02.2023	•	•
L1.02B	LAYOUT PLANS	03.02.2023		•
L1.03A	CONSTRUCTION PLANS	03.02.2023	•	•
L1.03B	LAYOUT PLANS	03.02.2023		•
L2.01	SITE SECTIONS	03.02.2023	•	•
L3.00	CONSTRUCTION DETAILS	03.02.2023	•	•
L3.01	CONSTRUCTION DETAILS	03.02.2023	•	•
L3.02	CONSTRUCTION DETAILS	03.02.2023	•	•
L3.03	CONSTRUCTION DETAILS	03.02.2023	•	•
L3.04	CONSTRUCTION DETAILS	03.02.2023		•
L3.05	CONSTRUCTION DETAILS	03.02.2023		•
L3.06	CONSTRUCTION DETAILS	03.02.2023		•
L3.07	CONSTRUCTION DETAILS	03.02.2023		•
L3.08	CONSTRUCTION DETAILS	03.02.2023		•
L3.09	CONSTRUCTION DETAILS	03.02.2023		•
L4.01	SOILS PLAN	03.02.2023	•	•
L4.02	SOILS PLAN	03.02.2023	•	•
L4.03	SOILS PLAN	03.02.2023	•	•
L4.50	SOILS DETAILS	03.02.2023	•	•
L5.00	IRRIGATION NOTES &LEGENDS	03.02.2023	•	•
L5.01	IRRIGATION PLANS	03.02.2023	•	•
L5.02	IRRIGATION PLANS	03.02.2023	•	•
L5.03	IRRIGATION PLANS	03.02.2023	•	•
L5.04	IRRIGATION DETAILS	03.02.2023		•
L5.05	IRRIGATION DETAILS	03.02.2023		•
L6.00	PLANTING SCHEDULE & NOTES	03.02.2023	•	•
L6.01	PLANTING PLANS	03.02.2023	•	•
L6.02	PLANTING PLANS	03.02.2023	•	•
L6.03	PLANTING PLANS	03.02.2023	•	•
L7.01	PLANTING DETAILS	03.02.2023	•	•
L7.02	PLANTING DETAILS	03.02.2023	•	•
L8.00	FURNITURE SCHEDULE & NOTES	03.02.2023		•
L8.01	FURNITURE PLANS	03.02.2023		•
L8.02	FURNITURE PLANS	03.02.2023		•
L8.03	FURNITURE PLANS	03.02.2023		•
L8.50	FURNITURE DETAILS	03.02.2023		•
ARCHITECTURE				
A0.110	ARCHITECTURAL SITE PLAN	03.02.2023	•	•
A1.110	CONSTRUCTION PLAN - DECK	03.02.2023	•	•
A1.113	CONSTRUCTION PLAN - PAVILION ROOF PLAN	03.02.2023		•
A1.114	REFLECTED CEILING PLAN - LEVEL 01	03.02.2023	•	•
A1.115	CONSTRUCTION PLAN - CANOPY RADII PLAN	03.02.2023	•	•
A2.010	BUILDING ELEVATIONS	03.02.2023	•	•
A3.010	BUILDING SECTIONS	03.02.2023		•
STRUCTURE				
S1.01	TYPICAL ABBREVIATIONS, SYMBOLS AND PLAN NOTES	03.02.2023	•	•
S1.02	GENERAL NOTES	03.02.2023	•	•
S2.01	CANOPY FOUNDATION PLAN	03.02.2023		•
S2.02	CANOPY PLANS	03.02.2023	•	•
S3.00	TYPICAL DETAILS	03.02.2023	•	•
S3.10	SECTION DETAILS	03.02.2023		•
ELECTRICAL				
E0.00	SYMBOLS, ABBREVIATIONS & SHEET LIST	03.02.2023	•	•
E0.01	GENERAL NOTES	03.02.2023	•	•
E0.11	SCHEDULES	03.02.2023	•	•
E1.00	ORIENTATION PLAN	03.02.2023	•	•
E1.01	DEMOLITION PLAN - GATE& LUNETTE	03.02.2023	•	•
E1.02	DEMOLITION PLAN - PAVILION	03.02.2023	•	•
E1.03	DEMOLITION PLAN - CROCKETT	03.02.2023	•	•
E1.11	ELECTRICAL PLAN - GATE & LUNETTE	03.02.2023	•	•
E1.12	ELECTRICAL PLAN - PAVILION	03.02.2023	•	•
E1.13	ELECTRICAL PLAN - CROCKETT	03.02.2023	•	•
E5.01	DIAGRAMS, PART PLANS	03.02.2023	•	•
E6.01	DETAILS	03.02.2023		•
COMMUNICATIONS				
T0.001	LEGEND AND NOTES - COMMUNICATIONS	03.02.2023		•
T0.110	FULL BUILD SITE PLAN - COMMUNICATIONS	03.02.2023		•
T1.110	CONSTRUCTION PLAN - COMMUNICATIONS	03.02.2023		•
T4.001	GENERAL DETAILS - COMMUNICATIONS	03.02.2023		•

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Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
DRAWING INDEX

Scale
As indicated

G0.001

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Autodesk Docs://122.0076.000 - Alamo Site Schematic Design/122.0076.000 Phase 2 R22.rvt
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ABBREVIATIONS

	CENTERLINE
#	NUMBER
&	AND

A

ACCESS	ACCESSORY
ACOUS	ACOUSTIC(AL)
ACT	ACOUSTICAL CEILING TILE
AD	ACCESS DOOR OR AREA DRAIN
ADO	AUTOMATIC DOOR OPERATOR
AFF	ABOVE FINISHED FLOOR
ALT	ALTERNATE
ALUM	ALUMINUM
ANNUNC	ANNUNCIATOR
ANOD	ANODIZED
APPL	APPLIANCE
ARCH	ARCHITECT(URAL)
AUTO	AUTOMATIC
AUX	AUXILIARY
AVG	AVERAGE

B

B/B	BACK TO BACK
BD	BOARD
BLDG	BUILDING
BLKG	BLOCKING
BOH	BACK OF HOUSE
BOLLD	BOLLARD
BRDLM	BROADLOOM
BU	BUILT UP

C

CAB	CABINET
CC	CONCRETE CURB
CEM	CEMENT(ITIOUS)
CER	CERAMIC
CG	CORNER GUARD
CIP	CAST-IN-PLACE
CJ	CONSTRUCTION JOINT OR CONTROL JOINT
CLG	CEILING
CMU	CONCRETE MASONRY UNIT
COATG	COATING
COC	CENTER ON CENTER
COILG	COILING
CONC	CONCRETE
CONSTR	CONSTRUCTION
CONT	CONTINUOUS(ATION)
CONTR	CONTRACT(OR)
COV	COVER
CPT	CARPET

D

DBL	DOUBLE
DEM	DEMOLITION/DEMOLISH
DEPT	DEPARTMENT
DES	DESIGN(ED)
DET	DETAIL
DF	DRINKING FOUNTAIN
DIA	DIAMETER
DIFF	DIFFUSER
DIM	DIMENSION
DISP	DISPENSER
DIST	DISTANCE
DIV	DIVISION
DN	DOWN
DR	DOOR
DSCON	DISCONNECT
DWG	DRAWING
DWR	DRAWER

E

EA	EACH
EJ	EXPANSION JOINT
EJC	EXPANSION JOINT COVER
ELAST	ELASTOMERIC
ELEC	ELECTRICAL
EMBED	EMBEDD(ED)(ING)
ENGR	ENGINEER(ED)
ENTR	ENTRANCE
EQ	EQUAL
EQUIP	EQUIPMENT
ET	EPOXY TERRAZZO
EXIST	EXISTING
EXPS	EXPOSED(D)
EXT	EXTERIOR

F

FA	FIRE ALARM
FAB	FABRICATION
FAR	FLOOR AREA RATIO
FD	FLOOR DRAIN
FDC	FIRE DEPARTMENT CONNECTION
FE	FIRE EXTINGUISHER
FEC	FIRE EXTINGUISHER AND CABINET
FHC	FIRE HOSE AND CABINET
FIN	FINISH
FIXT	FIXTURE
FLASH	FLASHING
FLDG	FOLDING
FLO	FLUORESCENT
FLR	FLOOR(ING)
FO	FINISH OPENING
FOC	FACE OF CONCRETE
FOF	FACE OF FINISH
FOS	FACE OF STUD
FOW	FACE OF WALL
FPLC	FIREPLACE
FR	FIRE RAT(ING)(ED)
FRMG	FRAMING
FURN	FURNITURE
FWC	FABRIC WALL COVERING
FXD	FIXED

G

GA	GAUGE
GALV	GALVANIZED
GFRC	GLASS FIBER REINFORCED CONCRETE
GFRG	GLASS FIBER REINFORCED GYPSUM
GFRP	GLAS FIBER REINFORCED PLASTER
GL	GLASS
GR	GRADE(ING)
GRD	GROUND
GRFL	GROUND FLOOR
GYP	GYPSUM

H

HB	HOSE BIB
HC	HOLLOW CORE
HD	HEAD
HDG	HOT DIPPED GALVANIZED
HDO	HIGH DENSITY OVERLAY
HDWD	HARDWOOD
HDWE	HARDWARE
HM	HOLLOW METAL
HORIZ	HORIZONTAL
HP	HIGH POINT
HR	HOUR
HSS	HOLLOW STRUCTURAL SECTION
HT	HEIGHT
HVAC	HEATING, VENTILATIING, AND AIR CONDITIONING

I

IBC	INTERNATIONAL BUILDING CODE
ID	INSIDE DIAMETER OR INTERIOR DESIGN (ER)
IE	INVERT ELEVATION
INFILTR	INFILTRATION
INFO	INFORMATION
INSTRUM	INSTRUMENT(ATION)
INSUL	INSULATION
INT	INTERIOR
INTLK	INTERLOCK(ING)

J

JAN	JANITOR
JT	JOINT

K

KIT	KITCHEN
KO	KNOCK OUT

L

LAB	LABORATORY
LAM	LAMINATE
LAM GL	LAMINATED GLASS
LAV	LAVATORY
LB	POUND
LP	LOW POINT
LT	LIGHT
LV	LOW VOLTAGE
LVLG	LEVELING
LVR	LOUVER (ED)

M

MAINT.	MAINTENANCE
MAS	MASONRY
MATL	MATERIAL
MAX	MAXIMUM
MECH	MECHANICAL
MEMB	MEMBRANE
MET	METAL
MEZZ	MEZZANINE
MFD	MANUFACTURED
MFR	MANUFACTURER
MIN	MINIMUM
MISC	MISCELLANEOUS
MLWK	MILLWORK
MO	MASONRY OPENING
MOIST	MOISTURE
MOT	MOTOR(IZED)
MTD	MOUNTED
MULL	MULLION

N

NA	NOT APPLICABLE
NIC	NOT IN CONTRCT
NO	NUMBER
NOM	NOMINAL
NTS	NOT TO SCALE

O

OA	OUTSIDE AIR OR OVERALL
OD	OUTSIDE DIAMETER
OH	OVERHANG
OHD	OVERHEAD
OPH	OPPOSITE HAND
OPNG	OPENING(S)
OPP	OPPOSITE
OPR	OPERABLE
ORD	OVERFLOW ROOF DRAIN
ORNA	ORNAMENTAL
OVFL	OVERFLOW

P

PA	PUBLIC ADDRESS
PBD	PARITICLE BOARD
PEDTR	PEDESTRIAN
PL	PROPERTY LINE
PLAM	PLASTIC LAMINATE
PLAS	PLASTER
PLSTC	PLASTIC
PLYWD	PLYWOOD
PNL	PANEL
POLYST	POLYSTRENE
PORT	PORTABLE
PREFAB	PREFABRICATED
PREFIN	PREFINISHED
PRTECN	PROTECTION
PTN	PARTITION

R

RD	ROOF DRAIN
RDL	ROOF DRAIN LEADER
RDR	READER
RECES	RECESSED
RECPT	RECEPTACLE
REF	REFER(ENCE)
REFL	REFLECTED
REFR	REFRIGERATOR
REINF	REINFORCED(D)(ING)(MENT)
REQD	REQUIRED
RESIL	RESILIENT
RESIS	RESIST(ANT)(IVE)
RFG	ROOFING
RM	ROOM
RND	ROUND
RO	ROUGH OPENING

S

SC	SOLID CORE
SCR	SCRIBE
SECUR	SECURITY
SF	SQUARE FEET
SG	SINGLE
SHORG	SHORING
SIM	SIMILAR
SPKR	SPEAKER
SPR	SPRINKLER
SS	STAINLESS STEEL
SST	STAINLESS STEEL
ST	STREET
STD	STANDARD
STL	STEEL
STRFR	STOREFRONT
STRUCT	STRUCTURAL
SURF	SURFACE
SUSP	SUSPENDED
SYM	SYMBOL
SYMM	SYMMETRICAL
SYS	SYSTEM(S)

T

T&G	TONGUE AND GROOVE
TC	TERRA COTA
TEM	TEMPORARY
TERR	TERRAZZO
THK	THICK (NESS)
TLT	TOILET
TOC	TOP OF CONCRETE
TOFF	TOP OF FINISH FLOOR
TOS	TOP OF STEEL
TOW	TOP OF WALL
TRAF	TRAFFIC
TRANS	TRANSPARENT
TRTD	TREATED
TSTAT	THERMOSTAT
TV	TELEVISION
TYP	TYPICAL

U

U/C	UNDERCUT
U/S	UNDERSIDE
UNDRLAY	UNDERLAYMENT
UNO	UNLESS NOTED OTHERWISE
UR	URINAL
UTIL	UTILITY

V

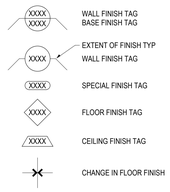
VAR	VARIES
VCT	VINYL COMPOSITION TILE
VEH	VEHICLE
VERT	VERTICAL
VEST	VESTIBULE
VIF	VERIFY IN FIELD
VNR	VENEER
VT	VINYL TILE

W

W/	WITH
W/O	WITHOUT
WW	WALL TO WALL
WC	WATER CLOSET
WD	WOOD
WDW	WINDOW
WF	WIDE FLANGE
WPM	WATERPROOF MEMBRANE
WT	WEIGHT
WTRPRF	WATERPROOFING

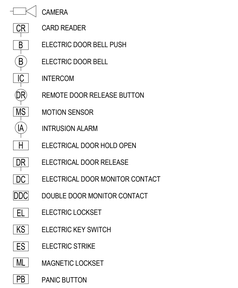
GRAPHIC SYMBOLS

FINISH

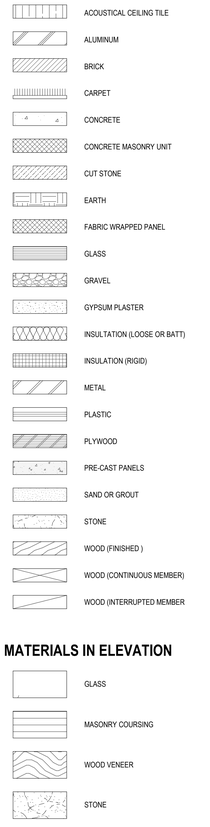


WALL MTD DEVICES

WALL MOUNTED SECURITY DEVICES

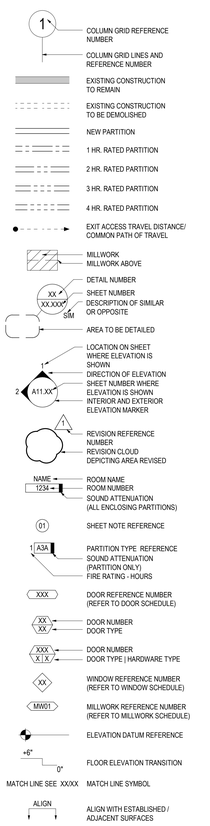


MATERIALS IN SECTION

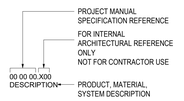


MATERIALS IN ELEVATION

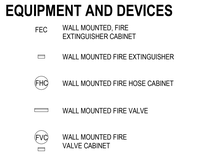
CONSTRUCTION



KEYNOTE DESCRIPTION



WALL MOUNTED LIFE SAFETY EQUIPMENT AND DEVICES



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Seal / Signature

△	Date	Description
	11/03/2022	100% SCHEMATIC DESIGN
	12/12/2022	50% DESIGN DEVELOPMENT
	03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
GENERAL INFORMATION

Scale
NOT TO SCALE

G0.010

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Autodesk Docs://122.0076.000 - Alamo Site Schematic Design/122.0076.000 Phase 2 R22.rvt
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DEMOLITION NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL NECESSARY PERMITS/APPROVALS BEFORE BEGINNING DEMOLITION.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING FROM THE SITE ALL ITEMS SHOWN TO BE DEMOLISHED UNLESS OTHERWISE INDICATED. ALL MATERIALS SHALL BE DEMOLISHED AND REMOVED FROM SITE IN ACCORDANCE WITH ALL APPLICABLE, FEDERAL, STATE AND LOCAL REGULATIONS.
3. ALL EXISTING ITEMS NOT SPECIFICALLY NOTED TO BE DEMOLISHED SHALL REMAIN. CONTRACTOR IS RESPONSIBLE FOR REPLACING EXISTING ITEMS REMOVED DURING DEMOLITION THAT WERE TO REMAIN.
4. CONTRACTOR IS RESPONSIBLE FOR COORDINATION WITH ALL UTILITY COMPANIES REGARDING REMOVAL OF EXISTING SERVICES, POWER POLES TO BE REMOVED, VERIFYING UTILITIES ARE SHUT OFF OR DISCONNECTED, AND THAT ALL POSSIBLE SAFETY PRECAUTIONS HAVE BEEN ENACTED TO ENSURE THE SAFEST ENVIRONMENT FOR ALL PERSONNEL.
5. LOCATION AND DEPTH OF EXISTING UTILITIES SHOWN HEREON ARE APPROXIMATE ONLY. ACTUAL LOCATIONS AND DEPTHS MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO THE CONSTRUCTION AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, THROUGHOUT ALL PHASES OF CONSTRUCTION.
6. ALL NECESSARY EROSION CONTROL MEASURES ARE TO BE IN PLACE PRIOR TO CONSTRUCTION. EROSION CONTROL MEASURES ARE TO BE MAINTAINED AND IN WORKING CONDITION AT ALL TIMES.
7. CONTRACTOR SHALL CONFIRM WITH THE OWNER OR HIS DESIGNATE WHETHER TO SALVAGE AND MAKE ARRANGEMENTS TO STORE TRANSPLANTABLE TREES PRIOR TO REMOVAL.
8. FOR TREES SHOWN TO REMAIN, THE CONTRACTOR SHALL INSTALL TREE PROTECTION IN ACCORDANCE WITH THE PROJECT PLANS AND SPECIFICATIONS. THE CONTRACTOR SHALL NOT REMOVE OR DAMAGE ANY TREES WITHOUT A PERMIT TO DO SO.
9. NO PARKING AND/OR STORAGE SHALL BE ALLOWED WITHIN THE DRIP LINE OF THE TREES TO REMAIN.
10. THE CONTRACTOR SHALL SAW CUT EXISTING PAVEMENT, CURBS AND SIDEWALKS AT NEW PAVEMENT, CURB AND SIDEWALK JUNCTURES, NO JAGGED OR IRREGULAR CUTS WILL BE ACCEPTED.
11. THE CONTRACTOR SHALL PROTECT ALL PROPERTY PINS, BENCH MARKS, CONSTRUCTION STAKES, HUBS, OR OTHER KEY CONTROL POINTS. THE CONTRACTOR SHALL BE RESPONSIBLE TO RE-ESTABLISH ANY SUCH POINTS AT THEIR OWN EXPENSE.
12. DEMOLITION CONTRACTOR IS RESPONSIBLE FOR CLEARING THE SITE OF ALL OBSTRUCTIONS THAT EXIST ON THIS SITE PRIOR TO THE START OF CONSTRUCTION OR DURING THE CONSTRUCTION SO AS TO NOT IMPEDE THE BUILDING CONSTRUCTION CONTRACTOR.
13. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO IDENTIFY ANY MATERIAL OR EQUIPMENT SCHEDULED FOR REMOVAL TO BE SALVAGED AND REUSED. CONTRACTOR SHALL REPLACE AT HIS EXPENSE ANY DESTROYED MATERIAL OR EQUIPMENT THAT WAS MARKED FOR SALVAGE.
14. CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVAL AND DISPOSAL OF ALL HAZARDOUS MATERIAL OFFSITE FOLLOWING ALL APPLICABLE DISPOSABLE REGULATIONS. ON SITE CONCRETE PROPOSED FOR DEMOLITION MAY BE REUSED ON SITE AS FILL AS LONG AS IT IS CRUSHED, FREE OF REBAR, WIRE MESH AND DEBRIS AND CAN MEET GEOTECHNICAL SPECIFICATIONS.
15. CONTRACTOR SHALL REMOVE ALL EXISTING IRRIGATION PIPING ON SITE UNLESS SHOWN OTHERWISE. CUT AND CAP LATERALS AT PROJECT LIMITS TO ALLOW PROPER FUNCTION OF ZONES INTENDED TO REMAIN OR EXTEND OFF-SITE.
16. CONTRACTOR SHALL NOT DEMOLISH ANY PUBLIC WATER OR SANITARY SEWER LINES WITHOUT APPROVAL. EXISTING WATER AND SANITARY SEWER SERVICES SHALL REMAIN OPERATIONAL UNTIL NEW SERVICE IS COMPLETE. CUT AND CAP ANY ABANDONED SANITARY SEWER AND WATER SERVICES AT THE EXISTING MAIN. NO ABANDONED SERVICES SHALL REMAIN CONNECTED TO THE PUBLIC MAIN.
17. THE USE OF EXPLOSIVES WILL NOT BE PERMITTED.
18. ALL WASTE MATERIAL REMAINING AFTER OWNER SALVAGE IS COMPLETE AND RESULTING FROM DEMOLITION OPERATIONS BECOMES THE PROPERTY OF THE CONTRACTOR. APPROPRIATE DISPOSAL OF WASTE MATERIAL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AT HIS OWN EXPENSE. OWNER WILL PROVIDE LIST OF ITEMS TO BE SALVAGED.
19. THE CONTRACTOR SHALL MAINTAIN THE SITE IN A CLEAN AND ORDERLY MANNER.
20. THE CONTRACTOR SHALL MEET ALL LOCAL, STATE, AND FEDERAL REGULATIONS FOR DUST CONTROL. THE CONTRACTOR SHALL BE RESPONSIBLE AT THEIR OWN EXPENSE FOR ANY FUGITIVE DUST ON ADJOINING PROPERTIES.

PAVEMENT & STRIPING NOTES

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK WHERE NOT SPECIFICALLY COVERED IN THE SPECIFICATIONS OR GEOTECHNICAL REPORT SHALL CONFORM TO ALL APPLICABLE CITY, COUNTY OR TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (LATEST EDITION).
2. THE CONTRACTOR SHALL LOCATE AND PROTECT ALL EXISTING UTILITY AND STORM DRAIN SYSTEMS PRIOR TO CONSTRUCTION.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ITS ORIGINAL, OR BETTER, CONDITION ANY DAMAGE DONE TO EXISTING TREES, BUILDINGS, UTILITIES, FENCES, PAVEMENT, CURBS, OR DRIVEWAYS (NO SEPARATE PAY ITEMS).
4. THE CONTRACTOR SHALL VERIFY ELEVATIONS AND LOCATIONS OF EXISTING FACILITIES AND NOTIFY THE ENGINEER OF ANY CONFLICTS PRIOR TO BEGINNING CONSTRUCTION.
5. ALL PAINT SHALL BE 4" WIDE REFLECTIVE PAINT: WHITE ON ASPHALT PAVING AND YELLOW ON CONCRETE UNLESS OTHERWISE NOTED ON THE DRAWINGS.
6. ALL PAVEMENT MARKINGS SHALL RECEIVE TWO COATS OF PAINT.
7. NO WORK SHALL BE PERFORMED IN A PUBLIC RIGHT-OF-WAY WITHOUT A PERMIT.
8. ALL SIGNS SHALL CONFORM TO MUTCD, LATEST EDITION.
9. THE CONTRACTOR SHALL SAW CUT EXISTING PAVING, CURB, AND SIDEWALKS TO PROVIDE A SMOOTH TRANSITION. NO JAGGED OR IRREGULAR EDGES WILL BE ALLOWED.
10. ALL CURBS WITHIN PRIVATE PROPERTY SHALL BE 6" HIGH AND ALL CURBS WITH IN PUBLIC RIGHT-OF-WAY SHALL BE 7" HIGH UNLESS OTHERWISE NOTED.
11. ALL STANDARD PERPENDICULAR PARKING STALLS ARE 9' X 18' AND COMPACT PARKING STALLS ARE 8' X 16' UNLESS DIMENSIONED OTHERWISE.

DIMENSIONAL CONTROL NOTES

1. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY QUESTIONS THAT MAY ARISE CONCERNING THE INTENT, PLACEMENT OR LIMITS OF DIMENSIONS NECESSARY FOR CONSTRUCTION OF THE PROJECT.
2. THE CONTRACTOR SHALL PRESERVE ALL CONTROL POINTS, PROPERTY PINS, BENCH MARKS, HUBS OR OTHER KEY CONTROL POINTS. THE CONTRACTOR SHALL BE RESPONSIBLE TO RE-ESTABLISH ANY SUCH POINTS AT THEIR OWN EXPENSE IN THE EVENT THEY ARE REMOVED.
3. DIMENSIONAL CONTROL FOR ANY STRUCTURE IS BASED ON INFORMATION PROVIDED BY THE ARCHITECT OR STRUCTURAL ENGINEER. THE CONTRACTOR SHALL VERIFY ALL PROJECT DIMENSIONS WITH THE PROJECT DRAWINGS PRIOR TO CONSTRUCTION AND TO COMMUNICATE TO THE ENGINEER OF ANY DISCREPANCIES.
4. UNLESS OTHERWISE NOTED, THE CONTRACTOR SHALL USE THE TRAVERSE CONTROL POINTS FOR HORIZONTAL CONTROL POINTS. IF TRAVERSE CONTROL POINTS ARE NOT PROVIDED, THE CONTRACTOR MAY USE PROPERTY CORNER PINS. BENCHMARKS ARE NOT TO BE USED FOR HORIZONTAL CONTROL.
5. COORDINATES FOR HORIZONTAL CONTROL POINTS ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, AND 83(96) DISPLAYED IN SURFACE VALUES USING A SURFACE ADJUSTMENT FACTOR FOR EACH COUNTY. (THE SURFACE ADJUSTMENT FACTOR FOR BEXAR COUNTY IS 1.00017, OTHER COUNTIES WILL HAVE A DIFFERENT FACTOR, CHECK WITH THE SURVEYOR TO OBTAIN THE CORRECT SURFACE ADJUSTMENT FACTOR FOR PROJECTS LOCATED OUTSIDE OF BEXAR COUNTY).
6. BENCHMARK ELEVATIONS ARE BASED ON NAVD 88, GEOID 03.
7. ALL DIMENSIONAL CONTROL POINTS OR DIMENSIONS ARE TO THE FACE OF CURB, FACE OF RETAINING WALL AT THE BOTTOM TOE OF SLOPE, AND CENTER OF PAINT STRIPING. ALL DIMENSIONS ARE PERPENDICULAR TO THE POINT OF REFERENCE.
8. CURB RADII ARE 3' UNLESS OTHERWISE NOTED ON THE DRAWINGS.
9. REFER TO THE ARCHITECTURAL, STRUCTURAL, AND LANDSCAPE PLANS AS APPLICABLE FOR ADDITIONAL DIMENSIONAL CONTROL INFORMATION.
10. THE CONTRACTOR SHALL RELY ON THE INFORMATION PROVIDED ON THE SIGNED AND SEALED CONSTRUCTION DRAWINGS, SUBJECT TO A SIGNED RELEASE AGREEMENT, CAD FILES MAY BE OBTAINED FROM THE ENGINEER FOR THE CONVENIENCE AND USE OF THE CONTRACTOR.

GRADING NOTES

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK WHERE NOT SPECIFICALLY COVERED IN THE SPECIFICATIONS OR GEOTECHNICAL REPORT SHALL CONFORM TO ALL APPLICABLE CITY, COUNTY AND TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (LATEST EDITION).
2. SITE PREPARATION, GRADING, EXCAVATION AND FILL SHALL BE PERFORMED IN ACCORDANCE WITH THE PROJECT GEOTECHNICAL REPORT AND SPECIFICATIONS.
3. ALL SELECT FILL MATERIAL PROVIDED SHALL BE APPROVED BY THE GEOTECHNICAL ENGINEER PRIOR TO PLACING AND COMPACTING.
4. ALL ELEVATIONS AND PROPOSED CONTOURS SHOWN ON THIS GRADING PLAN REFLECT FINISHED GRADES. THE THICKNESS OF PAVING, BASE, GRASS, TOPSOIL, AND MULCH MUST BE SUBTRACTED TO OBTAIN SUBGRADE ELEVATIONS.
5. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY QUESTIONS THAT MAY ARISE CONCERNING THE INTENT, PLACEMENT, OR LIMITS OF DIMENSIONS OR GRADES NECESSARY FOR CONSTRUCTION OF THIS PROJECT.
6. THE CONTRACTOR SHALL VERIFY THE SUITABILITY OF ALL EXISTING AND PROPOSED SITE CONDITIONS INCLUDING GRADES AND DIMENSIONS BEFORE COMMENCEMENT OF CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL PERMITS, TESTS, APPROVALS AND ACCEPTANCES REQUIRED TO COMPLETE CONSTRUCTION OF THIS PROJECT.
8. THE CONTRACTOR SHALL REMOVE TOP SOIL, GRASS, ROOTS, DEBRIS, ETC. AND DISPOSE OFF SITE THOSE MATERIALS NOT SUITABLE FOR EMBANKMENT AND TOPSOIL. CLEAN STRIPPINGS AND TOPSOIL MAY BE STOCKPILED ON SITE FOR REUSE IN A LOCATION SPECIFIED BY THE OWNER.
9. THE SITE CONTRACTOR SHALL BE RESPONSIBLE FOR SITE STABILIZATION. ALL DISTURBED AREAS SHALL BE REVEGETATED IN ACCORDANCE WITH PROJECT SPECIFICATIONS AND TPDES/SWPPP REQUIREMENTS. REFERENCE THE LANDSCAPE ARCHITECT'S PLAN, IF APPLICABLE.
10. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS (EROSION CONTROL MEASURES) TO KEEP DRAINAGE AND SILT FROM WASHING ONTO ADJACENT PROPERTY, STREETS, OR DRAINAGE WAYS. CONTRACTOR SHALL IMMEDIATELY REMOVE SILT/DEBRIS WHICH WASHES OFFSITE OR INTO EXISTING STORM DRAIN SYSTEMS. (SEE SWPPP PLANS & TPDES BOOK).
11. THE CONTRACTOR SHALL OBTAIN GRADES SHOWN HEREON WITHIN +/- ONE-TENTH (0.10) FOOT.
12. IN PROPOSED PAVING AREAS, IT IS INTENDED THAT THE MINIMUM GRADE IS 1%. ALL EARTHEN SLOPES SHALL BE A MAXIMUM OF 3:1 AND A MINIMUM OF 2.0% UNLESS OTHERWISE SHOWN.
13. ACCESSIBILITY: SIDEWALK CROSS SLOPE SHALL NOT EXCEED 2% SIDEWALK LONGITUDINAL SLOPE ALONG ACCESSIBLE ROUTES SHALL NOT EXCEED 5%, UNLESS OTHERWISE NOTED. SIDEWALK CURB RAMPS SHALL NOT EXCEED 8.33% (SEE CURB RAMP DETAILS). CURB RAMP LANDINGS SHALL NOT EXCEED 2% ACCESSIBLE PARKING STALLS SHALL NOT EXCEED 2% IN ANY DIRECTION
14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ITS ORIGINAL, OR BETTER, CONDITION ANY DAMAGE DONE TO EXISTING TREES, BUILDINGS, UTILITIES, FENCES, PAVEMENT, CURBS, OR DRIVEWAYS (NO SEPARATE PAY ITEMS).
15. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN WORKING NEAR UTILITIES, GAS LINES, SEWER, OR EXISTING APPURTENANCES. PRIOR TO PERFORMING ANY EXCAVATION, CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES AND ENSURE UTILITIES HAVE BEEN ADEQUATELY LOCATED AND IDENTIFIED. THE ENGINEER SHALL BE NOTIFIED IF ANY UTILITY CONFLICTS ARE DISCOVERED.
16. POSITIVE DRAINAGE SHALL BE MAINTAINED THROUGHOUT THE SCOPE OF THE PROJECT. DRAINAGE SHALL BE DIRECTED AWAY FROM ALL BUILDING FOUNDATIONS. CONTRACTOR SHOULD TAKE PRECAUTIONS NOT TO ALLOW ANY PONDING OF WATER.
17. FOR FILL PLACEMENT ON HILL SIDES OR STEEP SLOPE AREAS, THE CONTRACTOR SHALL REFERENCE THE PROJECT SPECIFICATIONS AND GEOTECHNICAL REPORT FOR SPECIAL INSTRUCTIONS REGARDING BENCHING.
18. NO WORK SHALL BE PERFORMED IN A PUBLIC RIGHT-OF-WAY WITHOUT A PERMIT.

DRAINAGE NOTES

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK SHALL COMPLY WITH THE PROJECT GEOTECH REPORT, THE PROJECT SPECIFICATIONS, AND THE CURRENT CITY, COUNTY OR TXDOT.
2. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES. THE CONTRACTOR SHOULD EXERCISE EXTREME CAUTION WHEN WORKING NEAR EXISTING UTILITIES AND SHOULD THEY BE DAMAGED DURING CONSTRUCTION OPERATIONS, THE CONTRACTOR WILL BE REQUIRED TO REPAIR OR REPLACE THE DAMAGED FACILITIES AT CONTRACTOR'S EXPENSE.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ORIGINAL OR BETTER CONDITION DAMAGE DONE TO EXISTING FENCES, CURBS, STREETS, DRIVEWAYS, LANDSCAPING AND STRUCTURES.
4. CONTRACTOR IS RESPONSIBLE FOR REMOVAL OF ALL WASTE MATERIALS UPON PROJECT COMPLETION.
5. WATER JETTING THE BACKFILL OF STORM DRAIN TRENCHES WILL NOT BE PERMITTED.
6. NORTHINGS AND EASTINGS LISTED ON THESE PLANS ARE TO CENTER OF BOX FOR JUNCTION BOXES AND GRATE INLETS AND TO OUTSIDE CORNER FACE OF CURB FOR ALL CURB AND COMBINATION INLETS. ALL LENGTHS OF PIPE ARE TO INSIDE FACE OF STRUCTURES.
7. CONTRACTOR SHALL ENSURE PROPER SIZE OF JUNCTION BOXES NEEDED WHERE INDICATED ON PLAN. CONTRACTOR SHALL CONNECT STORM DRAIN PIPE TO JUNCTION BOXES PER MANUFACTURES SPECIFICATIONS.
8. ALL STORM DRAIN TO JUNCTION BOX CONNECTIONS SHALL HAVE CONCRETE COLLARS.
9. ALL GRATE INLETS MUST BE HS20 EQUIVALENT RATED GRATES.
10. TOPS OF MANHOLES, JUNCTION BOXES AND GRATES SHALL BE SET FLUSH TO FINISHED SURFACE BASED UPON GRADING PLAN.
11. CONTRACTOR SHALL GROUT INVERTS OF ALL STORM DRAIN INLETS, JUNCTION BOXES, AND DROP STRUCTURES TO DRAIN.

COSA GENERAL NOTES

1. ALL THE TREES WITH A DIAMETER GREATER THAN 3 INCHES AFFECTED BY CONSTRUCTION SHALL HAVE THE LIMBS AND ROOTS TRIMMED AND PRUNED ACCORDING TO ITEM No. 802, TREE PRUNING, SOIL AMENDING AND FERTILIZATION, UNLESS SPECIFIED TREES SHALL RECEIVE LEVEL 2 PROTECTION AS PER ITEM No. 802. TREES TO RECEIVE LEVEL 1 PROTECTION AS PER ITEM No. 802 ARE SHOWN ON TREE PROTECTION TABLE ON THIS SHEET.
2. ALL TREES SHALL REMAIN UNLESS NOTED ON THE PLANS.
3. NO SITE PREPARATION WORK SHALL BEGIN IN AREAS WHERE TREE PRESERVATION AND TREATMENT MEASURES HAVE NOT BEEN COMPLETED AND APPROVED.
4. TREE PROTECTION FENCING SHALL BE REQUIRED. TREE PROTECTION FENCING SHALL BE INSTALLED, MAINTAINED AND REPAIRED BY THE CONTRACTOR DURING SITE CONSTRUCTION.
5. THE CONTRACTOR SHALL AVOID CUTTING ROOTS LARGER THAN THREE INCHES IN DIAMETER WHEN EXCAVATING NEAR EXISTING TREES. EXCAVATION IN THE VICINITY OF TREES SHALL PROCEED WITH CAUTION. THE CONTRACTOR SHALL CONTACT THE CITY INSPECTOR.
6. THE ROOT PROTECTION ZONE IS THAT AREA SURROUNDING A TREE, AS MEASURED BY A RADIUS FROM THE TREE TRUNK, IN WHICH NO EQUIPMENT, VEHICLES OR MATERIALS MAY OPERATE OR BE STORED. THE REQUIRED RADIUS LENGTH IS 1 FOOT PER DIAMETER INCH OF THE TREE. FOR EXAMPLE, A 10-INCH DIAMETER TREE WOULD HAVE A 5-FOOT RADIUS ROOT PROTECTION ZONE AROUND THE TREE. ROOTS OR BRANCHES THAT ARE IN CONFLICT WITH THE CONSTRUCTION SHALL BE CUT CLEANLY ACCORDING TO PROPER PRUNING METHODS. LIVE OAK WOUNDS SHALL BE PAINTED OVER, WITHIN 20 MINUTES TO PREVENT OAK WILT.
7. ACCESS TO FENCED AREAS WILL BE PERMITTED ONLY WITH THE APPROVAL OF THE ENGINEER OR CITY INSPECTOR.
8. GRADING, IF REQUIRED, SHALL BE LIMITED TO A 3 INCH CUT OR FILL WITHIN THE FENCED ROOT ZONE AREAS.
9. TREES, SHRUBS OR BUSHES TO BE CLEARED FROM PROTECTED ROOT ZONE AREAS SHALL BE REMOVED BY HAND AS DIRECTED BY THE PROJECT MANAGER OR CITY INSPECTOR.
10. TREES DAMAGED OR LOST DUE TO CONTRACTOR'S NEGLIGENCE DURING CONSTRUCTION SHALL BE MITIGATED TO THE ENGINEER'S SATISFACTION.
11. EXPOSED ROOTS SHALL BE COVERED AT THE END OF EACH DAY USING TECHNIQUES SUCH AS COVERING WITH SOIL, MULCH OR WET BURLAP.
12. ANY TREE REMOVAL SHALL BE APPROVED BY THE CITY ARBORIST PRIOR TO ITS REMOVAL.

CAUTION UNDERGROUND UTILITIES

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES; AND WHERE POSSIBLE MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO, WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL CONDUITBANKS, LANDSCAPE IRRIGATION FACILITIES AND GAS LINES. THE CONTRACTOR MUST CONTACT 1-800-DIG-TESS AND CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION AND/OR START OF CONSTRUCTION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES (WHETHER SHOWN ON PLANS OR NOT) WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT CONTRACTORS SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

TRENCH EXCAVATION SAFETY PROTECTION

CONTRACTOR AND/ OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/ GEOTECHNICAL/ SAFETY/EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND /OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLY WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATIONS. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

CAUTION!!

EXISTING UTILITIES ARE LOCATED WITHIN THE LIMITS OF THE CONSTRUCTION OF THIS PROJECT. THE CONTRACTOR SHALL EXERCISE EXTRA CARE IN DIGGING ANY TRENCH FOR PROPOSED UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING, VERIFYING THE EXACT LOCATION AND IDENTIFYING ANY AREAS OF CONFLICTS WITH EXISTING UTILITIES AND WILL NOTIFY THE ENGINEER IMMEDIATELY IF CONFLICTS ARE FOUND.

CAUTION!!

CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITING TO WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCTBANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
GENERAL CONSTRUCTION NOTES

Scale

C0.01

PAPE-DAWSON ENGINEERS
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TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

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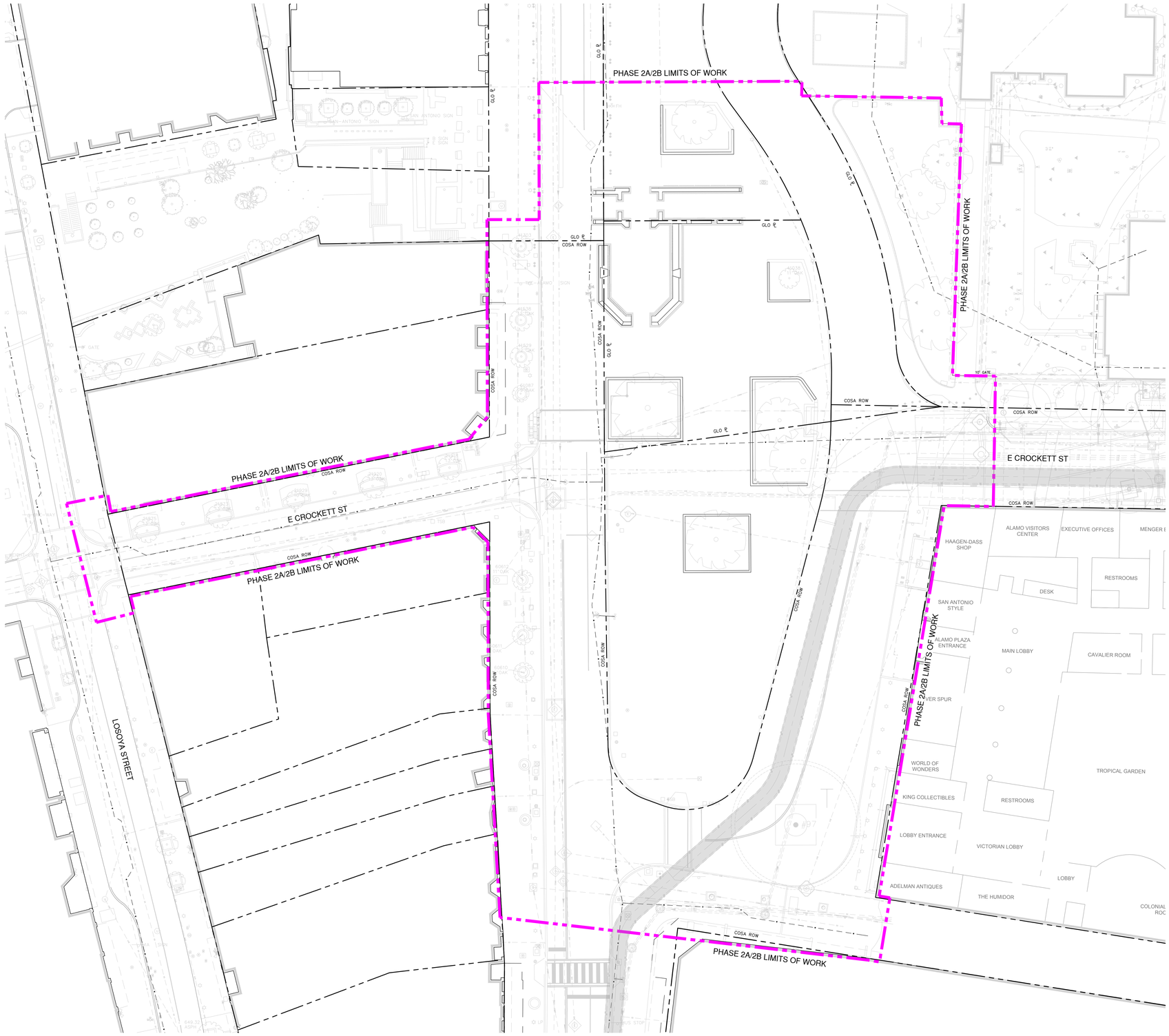

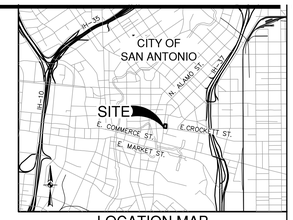

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 20'
0' 20' 40' 60'

LEGEND

- PROPERTY LINE
- EXISTING UTILITIES
  - WATER (FIRE HYDRANT)
  - SEWER
  - DRAINAGE
  - DRAINAGE (BOX CULVERT)
  - ELECTRIC
  - COMMUNICATION
  - GAS
- EXISTING CURB
- EXISTING BUILDING
- EXISTING TREES
- LIMITS OF WORK

NOTE:
REFERENCE SHEET C0.01 FOR GENERAL CONSTRUCTION NOTES

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Seal / Signature

△ Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
EXISTING CONDITION PLAN

Scale

C0.10

PAPE-DAWSON ENGINEERS
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TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

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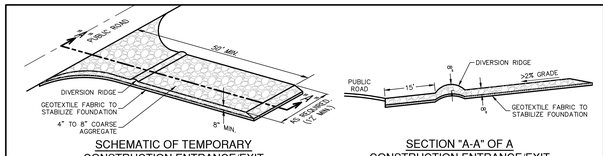


SCHEMATIC OF TEMPORARY CONSTRUCTION ENTRANCE/EXIT

SECTION "A-A" OF A CONSTRUCTION ENTRANCE/EXIT

MATERIALS

1. THE AGGREGATE SHOULD CONSIST OF 4–INCH TO 8–INCH WASHED STONE OVER A STABLE FOUNDATION AS SPECIFIED IN THE PLAN.

2. THE AGGREGATE SHOULD BE PLACED WITH A MINIMUM THICKNESS OF 8–INCHES.

3. THE GEOTEXTILE FABRIC SHOULD BE DESIGNED SPECIFICALLY FOR USE AS A SOIL FILTRATION MEDIA WITH AN APPROXIMATE WEIGHT OF 6 OZ/YD^2, A MULLEN BURST RATING OF 140 LB/IN^2, AND AN EQUIVALENT OPENING SIZE GREATER THAN A NUMBER 50 SIEVE.

4. IF A WASHING FACILITY IS REQUIRED, A LEVEL AREA WITH A MINIMUM OF 4–INCH DIAMETER WASHED STONE OR COMMERCIAL ROCK SHOULD BE INCLUDED IN THE PLANS. DIVERT WASTEWATER TO A SEDIMENT TRAP OR BASIN.

INSTALLATION

1. AVOID CURVES ON PUBLIC ROADS AND STEEP SLOPES. REMOVE VEGETATION AND OTHER OBJECTIONABLE MATERIAL FROM THE FOUNDATION AREA. GRADE CROWN FOUNDATION FOR POSITIVE DRAINAGE.

2. THE MINIMUM WIDTH OF THE ENTRANCE/EXIT SHOULD BE 12 FEET OR THE FULL WIDTH OF EXIT ROADWAY, WHICHEVER IS GREATER.

3. THE CONSTRUCTION ENTRANCE SHOULD BE AT LEAST 50 FEET LONG.

4. IF THE SLOPE TOWARD THE ROAD EXCEEDS 2%, CONSTRUCT A RIDGE, 6–INCHES TO 8–INCHES HIGH WITH 3:1 (H:V) SIDE SLOPES, ACROSS THE FOUNDATION APPROXIMATELY 15 FEET FROM THE ENTRANCE TO DIVERT RUNOFF AWAY FROM THE PUBLIC ROAD.

5. PLACE GEOTEXTILE FABRIC AND GRADE FOUNDATION TO IMPROVE STABILITY, ESPECIALLY WHERE WET CONDITIONS ARE ANTICIPATED.

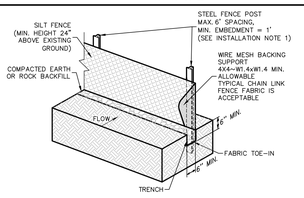
6. PLACE STONE TO DIMENSIONS AND GRADE SHOWN ON PLANS. LEAVE SURFACE SMOOTH AND SLOPE FOR DRAINAGE.

7. DIVERT ALL SURFACE RUNOFF AND DRAINAGE FROM THE STONE PAD TO A SEDIMENT TRAP OR BASIN.

8. INSTALL PIPE UNDER PAD AS NEEDED TO MAINTAIN PROPER PUBLIC ROAD DRAINAGE.

1 STABILIZED CONSTRUCTION ENTRANCE/EXIT DETAIL

NOT–TO–SCALE



ISOMETRIC PLAN VIEW

SILT FENCE

A SILT FENCE IS A BARRIER CONSISTING OF GEOTEXTILE FABRIC SUPPORTED BY METAL POSTS TO PREVENT SOIL AND SEDIMENT LOSS FROM A SITE. WHEN PROPERLY USED, SILT FENCES CAN BE HIGHLY EFFECTIVE AT CONTROLLING SEDIMENT FROM DISTURBED AREAS. THEY CAUSE RUNOFF TO POND, ALLOWING HEAVIER SOLIDS TO SETTLE OUT. IF NOT PROPERLY INSTALLED, SILT FENCES ARE NOT LIKELY TO BE EFFECTIVE.

THE PURPOSE OF A SILT FENCE IS TO INTERCEPT AND DETAIN WATER–BORN SEDIMENT FROM UNPROTECTED AREAS OF A LIMITED EXTENT. SILT FENCE IS USED DURING THE PERIOD OF CONSTRUCTION NEAR THE PERIMETER OF A DISTURBED AREA TO INTERCEPT SEDIMENT WHILE ALLOWING WATER TO PERCOLATE THROUGH. THIS FENCE SHOULD REMAIN IN PLACE UNTIL THE DISTURBED AREA IS PERMANENTLY STABILIZED. SILT FENCE SHOULD NOT BE USED WHERE THERE IS A CONCENTRATION OF WATER IN A CHANNEL OR DRAINAGE WAY. IF CONCENTRATED FLOW OCCURS AFTER INSTALLATION, CORRECTIVE ACTION MUST BE TAKEN SUCH AS PLACING A ROCK BERM IN THE AREAS OF CONCENTRATED FLOW.

SILT FENCING WITHIN THE SITE MAY BE TEMPORARILY MOVED DURING THE DAY TO ALLOW CONSTRUCTION ACTIVITY PROVIDED IT IS REPLACED AND PROPERLY ANCHORED TO THE GROUND AT THE END OF THE DAY. SILT FENCES ON THE PERIMETER OF THE SITE OR AROUND DRAINAGE WAYS SHOULD NOT BE MOVED AT ANY TIME.

MATERIALS

1. SILT FENCE MATERIAL SHOULD BE POLYPROPYLENE, POLYETHYLENE, OR POLYAMIDE WOVEN OR NONWOVEN FABRIC. THE FABRIC SHOULD BE 36 INCHES, WITH A MINIMUM UNIT WEIGHT OF 4.5 OZ/YD, MULLEN BURST STRENGTH EXCEEDING 190 $LB/IN2$, ULTRAVIOLET STABILITY EXCEEDING 70%, AND MINIMUM APPARENT OPENING SIZE OF U.S. SIEVE NUMBER 30.

2. FENCE POSTS SHOULD BE MADE OF HOT ROLLED STEEL, AT LEAST 4 FEET LONG WITH TEE OR Y–BAR CROSS SECTION, SURFACE PAINTED OR GALVANIZED, MINIMUM WEIGHT 1.25 LB/FT, AND BRINDELL HARDNESS EXCEEDING 140.

3. WOVEN WIRE BACKING TO SUPPORT THE FABRIC SHOULD BE GALVANIZED 2" X 4" WELDED WIRE, 12 GAUGE MINIMUM.

INSTALLATION

1. STEEL POSTS, WHICH SUPPORT THE SILT FENCE, SHOULD BE INSTALLED ON A SLIGHT ANGLE TOWARD THE ANTICIPATED RUNOFF SOURCE. POSTS MUST BE EMBEDDED A MINIMUM OF 1–FOOT DEEP AND SPACED NOT MORE THAN 8 FEET ON CENTER. WHERE WATER CONCENTRATES, THE MAXIMUM SPACING SHOULD BE 6 FEET.

2. LAY OUT FENCING DOWN–SLOPE OF DISTURBED AREA, FOLLOWING THE CONTOUR AS CLOSELY AS POSSIBLE. THE FENCE SHOULD BE SITED SO THAT THE MAXIMUM DRAINAGE AREA IS ¼ ACRE/100 FEET OF FENCE.

3. THE TOE OF THE SILT FENCE SHOULD BE TRENCHED IN WITH A SPADE OR MECHANICAL TRENCHER, SO THAT THE DOWN–SLOPE FACE OF THE TRENCH IS FLAT AND PERPENDICULAR TO THE LINE OF FLOW. WHERE FENCE CANNOT BE TRENCHED IN (E.G., PAVEMENT OR ROCK OUTCROP), WEIGHT FABRIC FLAP WITH 3 INCHES OF PEA GRAVEL ON UPHILL SIDE TO PREVENT FLOW FROM SEEPING UNDER FENCE.

4. THE TRENCH MUST BE A MINIMUM OF 6 INCHES DEEP AND 6 INCHES WIDE TO ALLOW FOR THE SILT FENCE FABRIC TO BE LAID IN THE GROUND AND BACKFILLED WITH COMPACTED MATERIAL.

5. SILT FENCE SHOULD BE SECURELY FASTENED TO EACH STEEL SUPPORT POST OR TO WOVEN WIRE, WHICH IS IN TURN ATTACHED TO THE STEEL FENCE POST. THERE SHOULD BE A 3–FOOT OVERLAP, SECURELY FASTENED WHERE ENDS OF FABRIC MEET.

6. SILT FENCE SHOULD BE REMOVED WHEN THE SITE IS COMPLETELY STABILIZED SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.

COMMON TROUBLE POINTS

1. FENCE NOT INSTALLED ALONG THE CONTOUR CAUSING WATER TO CONCENTRATE AND FLOW OVER THE FENCE.

2. FABRIC NOT SEATED SECURELY TO GROUND (RUNOFF PASSING UNDER FENCE).

3. FENCE NOT INSTALLED PERPENDICULAR TO FLOW LINE (RUNOFF ESCAPING AROUND SIDES).

4. FENCE TREATING TOO LARGE AN AREA, OR EXCESSIVE CHANNEL FLOW (RUNOFF OVERTOPS OR COLLAPSES FENCE).

INSPECTION AND MAINTENANCE GUIDELINES

1. INSPECT ALL FENCING WEEKLY, AND AFTER RAINFALL.

2. REMOVE SEDIMENT WHEN BUILDUP REACHES 6 INCHES.

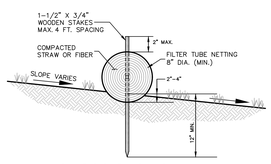
3. REPLACE TORN FABRIC OR INSTALL A SECOND LINE OF FENCING PARALLEL TO THE TORN SECTION.

4. REPLACE OR REPAIR SECTIONS CRUSHED OR COLLAPSED IN THE COURSE OF CONSTRUCTION ACTIVITY. IF A SECTION OF FENCE IS OBSTRUCTING VEHICULAR ACCESS, CONSIDER RELOCATING IT TO A SPOT WHERE IT WILL PROVIDE EQUAL PROTECTION, BUT WILL NOT OBSTRUCT VEHICLES. A TRIANGULAR FILTER DIKE MAY BE PREFERABLE TO A SILT FENCE AT COMMON VEHICLE ACCESS POINTS.

5. WHEN CONSTRUCTION IS COMPLETE, THE SEDIMENT SHOULD BE DISPOSED OF IN A MANNER THAT WILL NOT CAUSE ADDITIONAL SILTATION AND THE PRIOR LOCATION OF THE SILT FENCE SHOULD BE REVEGETATED. THE FENCE ITSELF SHOULD BE DISPOSED OF IN AN APPROVED LANDFILL.

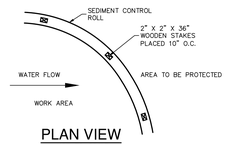
2 SILT FENCE DETAIL

NOT–TO–SCALE



CROSS–SECTION

NOT–TO–SCALE



PLAN VIEW

NOT–TO–SCALE

SEDIMENT CONTROL ROLLS

SEDIMENT CONTROL ROLLS ARE ELONGATED TUBES OF COMPACTED STRAW AND/OR OTHER FIBERS THAT ARE INSTALLED ALONG CONTOURS OR AT THE BASE OF SLOPES TO HELP REDUCE SOIL EROSION AND RETAIN SEDIMENT. THEY FUNCTION BY SHORTENING SLOPE LENGTH, REDUCING RUNOFF WATER VELOCITY, TRAPPING DISLODGED SOIL PARTICLES AND REDUCING THE EFFECTS OF SLOPE STEEPNESS.

MATERIALS

CORE MATERIAL: CORE MATERIALS SHALL BE BIODEGRADABLE NAD NOXIOUS WEED FREE. MATERIAL MAY BE COMPOST, MULCH, ASPEN EXCELSIOR WOOD FIBERS, CHIPPED SITE VEGETATION, AGRICULTURAL RICE OR WHEAT STRAW, COCONUT FIBER, OR OTHER 100% BIODEGRADABLE FIBERS.
CONTAINMENT MESH: CONTAINMENT MESH SHALL BE 100% BIODEGRADABLE, PHOTODEGRADABLE OR RECYCLABLE SUCH AS BURLAP TWINE, UV PHOTODEGRADABLE PLASTIC OR POLYESTER.
USE BIODEGRADABLE OR PHOTODEGRADABLE MESH WHEN WATTLE WILL REMAIN IN PLACE AS PART OF A VEGETATIVE SYSTEM. USE RECYCLABLE MESH FOR TEMPORARY INSTALLATIONS.
WATTLES SHALL HAVE A MINIMUM DIAMETER OF 8 INCHES AND A MAXIMUM DIAMETER OF 20 INCHES.
NO MORE THAN 5% OF THE FILL MATERIAL SHALL BE PERMITTED TO ESCAPE FROM THE CONTAINING MESH. MESH SHALL BE 0.5" X 0.5" HIGH DENSITY POLYETHYLENE AND ETHYLY VINYL ACETATE AND CONTAIN ULTRA–VIOLET INHIBITORS. WATTLE ENDS SHALL BE TIED CLOSED.

SEDIMENT CONTROL ROLLS IN A TEMPORARY EROSION CONTROL APPLICATION

WHEN NO LONGER REQUIRED FOR THE INTENDED PURPOSE, TEMPORARY ROLLS SHALL BE REMOVED FROM THE SITE. AS AN OPTION, THE STRAW ROLLS MAY BE SLIT DOWN THE LENGTH OF THE NETTING AND THE STRAW MAY BE USED ON SLOPES OR OTHER AREAS.

TRENCHES, DEPRESSIONS OR ANY OTHER GROUND DISTURBANCES CAUSED BY THE REMOVAL OF THE TEMPORARY STRAW ROLLS SHALL BE BACKFILLED AND REPAIRED WITH THE EXCESS SEDIMENT CAPTURED BY THE ROLLS, PRIOR TO SPREADING THE STRAW OR OTHER FINAL EROSION CONTROL PROTECTION.

SEDIMENT CONTROL ROLLS IN A PERMANENT EROSION CONTROL APPLICATION

LEAVE ROLLS AS INSTALLED TO PHOTODEGRADE OR BIODEGRADE OVER TIME AS NATIVE AND APPLIED VEGETATION ULTIMATELY STABILIZE THE REPAIRED SITE.

INSTALLATION

1. REMOVE ALL ROCKS, CLODS, VEGETATION OR OTHER OBSTRUCTIONS SO THAT THE INSTALLED ROLLS WILL HAVE DIRECT CONTACT WITH THE SOIL.

2. A SMALL TRENCH, 2–4 INCHES IN DEPTH SHOULD BE EXCAVATED ON THE SLOPE CONTOUR AND PERPENDICULAR TO WATER FLOW. SOIL FROM THE EXCAVATION SHOULD BE PLACED UPSLOPE NEXT TO THE TRENCH.

3. INSTALL THE ROLLS IN THE TRENCH, INSURING THAT NO GAPS EXIST BETWEEN THE SOIL AND THE BOTTOM OF THE ROLL. ROLL SHOULD BE LAPPED 6" MINIMUM TO PREVENT SEDIMENT PASSING THROUGH THE FIELD JOINT.

4. WOODEN STAKES SHOULD BE USED TO FASTEN THE ROLLS TO THE SOIL. WHEN CONDITIONS WARRANT, A STRAIGHT METAL BAR CAN BE USED TO DRIVE A "PILOT HOLE" THROUGH THE ROLL AND INTO THE SOIL.

5. WOODEN STAKES SHOULD BE PLACED 6" FROM THE ROLL END ANGLED TOWARDS THE ADJACENT ROLL AND SPACED AT 4 FEET CENTERS LEAVING LESS THAN 1–2 INCHES OF STAKE EXPOSED ABOVE THE ROLL. ALTERNATELY, STAKES MAY BE PLACED ON EACH SIDE OF THE ROLL TYING ACROSS WITH WITH A NATURAL FIBER TWINE OR STAKING IN A CROSSING MANNER ENSURING DIRECT SOIL CONTACT AT ALL TIMES.

6. TERMINAL ENDS OF ROLLS MAY BE "DOG LEGGED" UP SLOPE TO ENSURE CONTAINMENT AND PREVENT CHANNELING OF SEDIMENT.

7. BACKFILL THE UPSLOPE LENGTH OF THE ROLL WITH THE EXCAVATED SOIL AND COMPACT.

8. CARE SHALL BE TAKEN DURING INSTALLATION SO AS TO AVOID DAMAGE OCCURRING TO THE ROLL AS A RESULT OF THE INSTALLATION PROCESS. SHOULD THE ROLL BE DAMAGED DURING INSTALLATION, A WOODEN STAKE SHALL BE PLACED EITHER SIDE OF THE DAMAGED AREA TERMINATING THE LOG SEGMENT.

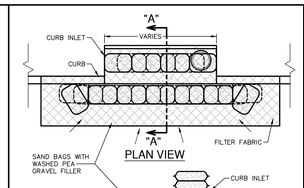
INSPECTION AND MAINTENANCE

1. THE SEDIMENT CONTROL ROLLS SHALL BE INSPECTED AFTER INSTALLATION TO INSURE THAT THEY ARE TRENCHED–IN AND THAT NO GAPS EXIST UNDER THE ROLLS OR BETWEEN ADJACENT ENDS OF THE ROLLS.

2. ROLLS SHALL BE INSPECTED AFTER SIGNIFICANT RAINFALL EVENTS. RILLS OR GULLIES UPSLOPE OF THE ROLL AND ANY UNDERCUTTING IS TO BE REPAIRED.

3 SEDIMENT CONTROL ROLLS

NOT–TO–SCALE



PLAN VIEW

SECTION "A–A"

GENERAL NOTES

1. CONTRACTOR TO INSTALL 2"x4"–W1.4xW1.4 WIRE MESH SUPPORTING FILTER FABRIC OVER THE INLET OPENING. FABRIC MUST BE SECURED TO WIRE BACKING WITH CLIPS OR WIRE TIES AT THIS LOCATION. SAND BAGS FILLED WITH WASHED PEA GRAVEL SHOULD BE PLACED ON TOP OF WIRE MESH ON TOP OF THE INLET AS SHOWN ON THIS DETAIL TO HOLD WIRE MESH IN PLACE. SANDBAGS FILLED WITH WASHED PEA GRAVEL SHOULD ALSO BE PLACED ALONG THE GUTTER AS SHOWN ON THIS DETAIL TO HOLD WIRE MESH IN PLACE. SAND BAGS TO BE STACKED TO FORM A CONTINUOUS BARRIER AROUND INLETS.

2. THE BAGS SHOULD BE TIGHTLY ABUTTED AGAINST EACH OTHER TO PREVENT RUNOFF FROM FLOWING BETWEEN THE BAGS.

INSPECTION AND MAINTENANCE GUIDELINES

1. INSPECTION SHOULD BE MADE WEEKLY AND AFTER EACH RAINFALL. REPAIR OR REPLACEMENT SHOULD BE MADE PROMPTLY AS NEEDED BY THE CONTRACTOR.

2. REMOVE SEDIMENT WHEN BUILDUP REACHES A DEPTH OF 3 INCHES. REMOVED SEDIMENT SHOULD BE DEPOSITED IN A SUITABLE AREA AND IN SUCH A MANNER THAT IT WILL NOT ERODE.

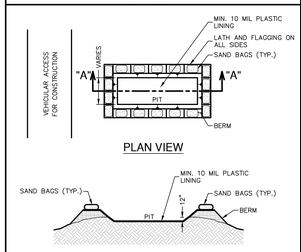
3. CHECK PLACEMENT OF DEVICE TO PREVENT GAPS BETWEEN DEVICE AND CURB.

4. INSPECT FILTER FABRIC AND PATCH OR REPLACE IF TORN OR MISSING.

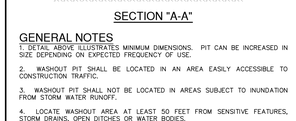
5. STRUCTURES SHOULD BE REMOVED AND THE AREA STABILIZED ONLY AFTER THE REMAINING DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.

4 BAGGED GRAVEL CURB INLET PROTECTION DETAIL

NOT–TO–SCALE



PLAN VIEW



SECTION "A–A"

GENERAL NOTES

1. DETAIL ABOVE ILLUSTRATES MINIMUM DIMENSIONS. PIT CAN BE INCREASED IN SIZE DEPENDING ON EXPECTED FREQUENCY OF USE.

2. WASHOUT PIT SHALL BE LOCATED IN AN AREA EASILY ACCESSIBLE TO CONSTRUCTION TRAFFIC.

3. WASHOUT PIT SHALL NOT BE LOCATED IN AREAS SUBJECT TO INUNDATION FROM STORM WATER RUNOFF.

4. LOCATE WASHOUT AREA AT LEAST 50 FEET FROM SENSITIVE FEATURES, STORM DRAINS, OPEN DITCHES OR WATER BODIES.

5. TEMPORARY CONCRETE WASHOUT FACILITY SHOULD BE CONSTRUCTED WITH SUFFICIENT QUANTITY AND VOLUME TO CONTAIN ALL LIQUID AND CONCRETE WASTE GENERATED BY WASHOUT OPERATIONS.

MATERIALS

PLASTIC LINING MATERIAL SHOULD BE A MINIMUM OF 10 MIL IN POLYETHYLENE SHEETING AND SHOULD BE FREE OF HOLES, TEARS, OR OTHER DEFECTS THAT COMPROMISE THE IMPERMEABILITY OF THE MATERIAL.

MAINTENANCE

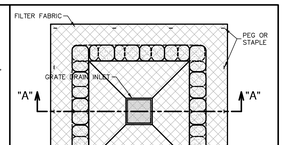
1. WHEN TEMPORARY CONCRETE WASHOUT FACILITIES ARE NO LONGER REQUIRED FOR THE WORK, THE HARDENED CONCRETE SHOULD BE REMOVED AND DISPOSED OF.

2. MATERIALS USED TO CONSTRUCT TEMPORARY CONCRETE WASHOUT FACILITIES SHOULD BE REMOVED FROM THE SITE OF THE WORK AND DISPOSED OF.

3. HOLES, DEPRESSIONS OR OTHER GROUND DISTURBANCES CAUSED BY THE REMOVAL OF THE TEMPORARY CONCRETE WASHOUT FACILITIES SHOULD BE BACKFILLED AND REPAIRED.

5 CONCRETE TRUCK WASHOUT PIT DETAIL

NOT–TO–SCALE



PLAN VIEW

SECTION "A–A"

GENERAL NOTES

1. THE SANDBAGS SHOULD BE FILLED WITH WASHED PEA GRAVEL AND STACKED TO FORM A CONTINUOUS BARRIER ABOUT 1 FOOT HIGH AROUND INLETS.

2. THE BAGS SHOULD BE TIGHTLY ABUTTED AGAINST EACH OTHER TO PREVENT RUNOFF FROM FLOWING BETWEEN THE BAGS.

INSPECTION AND MAINTENANCE GUIDELINES

1. INSPECTION SHOULD BE MADE WEEKLY AND AFTER EACH RAINFALL. REPAIR OR REPLACEMENT SHOULD BE MADE PROMPTLY AS NEEDED BY THE CONTRACTOR.

2. REMOVE SEDIMENT WHEN BUILDUP REACHES A DEPTH OF 3 INCHES. REMOVED SEDIMENT SHOULD BE DEPOSITED IN A SUITABLE AREA AND IN SUCH A MANNER THAT IT WILL NOT ERODE.

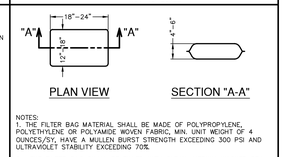
3. CHECK PLACEMENT OF DEVICE TO PREVENT GAPS BETWEEN DEVICE AND CURB.

4. INSPECT FILTER FABRIC AND PATCH OR REPLACE IF TORN OR MISSING.

5. STRUCTURES SHOULD BE REMOVED AND THE AREA STABILIZED ONLY AFTER THE REMAINING DRAINAGE AREA HAS BEEN PROPERLY STABILIZED.

6 BAGGED GRAVEL GRATE INLET PROTECTION DETAIL

NOT–TO–SCALE



PLAN VIEW

SECTION "A–A"

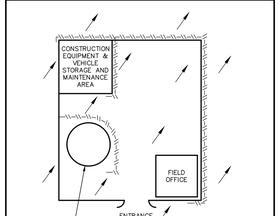
NOTES:
1. THE FILTER BAG MATERIAL SHALL BE MADE OF POLYPROPYLENE, POLYETHYLENE OR POLYAMIDE WOVEN FABRIC, MIN. UNIT WEIGHT OF 4 OUNCES/SY, HAVE A MULLEN BURST STRENGTH EXCEEDING 300 PSI AND ULTRAVIOLET STABILITY EXCEEDING 70%.

2. THE FILTER BAG SHALL BE FILLED WITH CLEAN, MEDIUM WASHED PEA GRAVEL TO COARSE GRAVEL (0.31 TO 0.75 INCH DIAMETER).

3. SAND SHALL NOT BE USED TO FILL THE FILTER BAGS.

7 GRAVEL FILTER BAG DETAIL

NOT–TO–SCALE



8 CONSTRUCTION STAGING AREA

NOT–TO–SCALE

THE ENGINEERING SEAL HAS BEEN AFFIXED TO THIS SHEET ONLY FOR THE PURPOSE OF DEMONSTRATING COMPLIANCE WITH THE TPDES–STORM WATER POLLUTION PREVENTION PLAN (SWP3) REGULATIONS.

THIS SHEET HAS BEEN PREPARED FOR PURPOSES OF THE SWP3 ONLY. ALL OTHER CIVIL ENGINEERING RELATED INFORMATION SHOULD BE ACQUIRED FROM THE APPROPRIATE SHEET IN THE CIVIL IMPROVEMENT PLANS.

EXHIBIT 3

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Seal / Signature

△ Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/13/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
STORMWATER POLLUTION PREVENTION DETAILS

Scale

C0.30

PAPE-DAWSON ENGINEERS
SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
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TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

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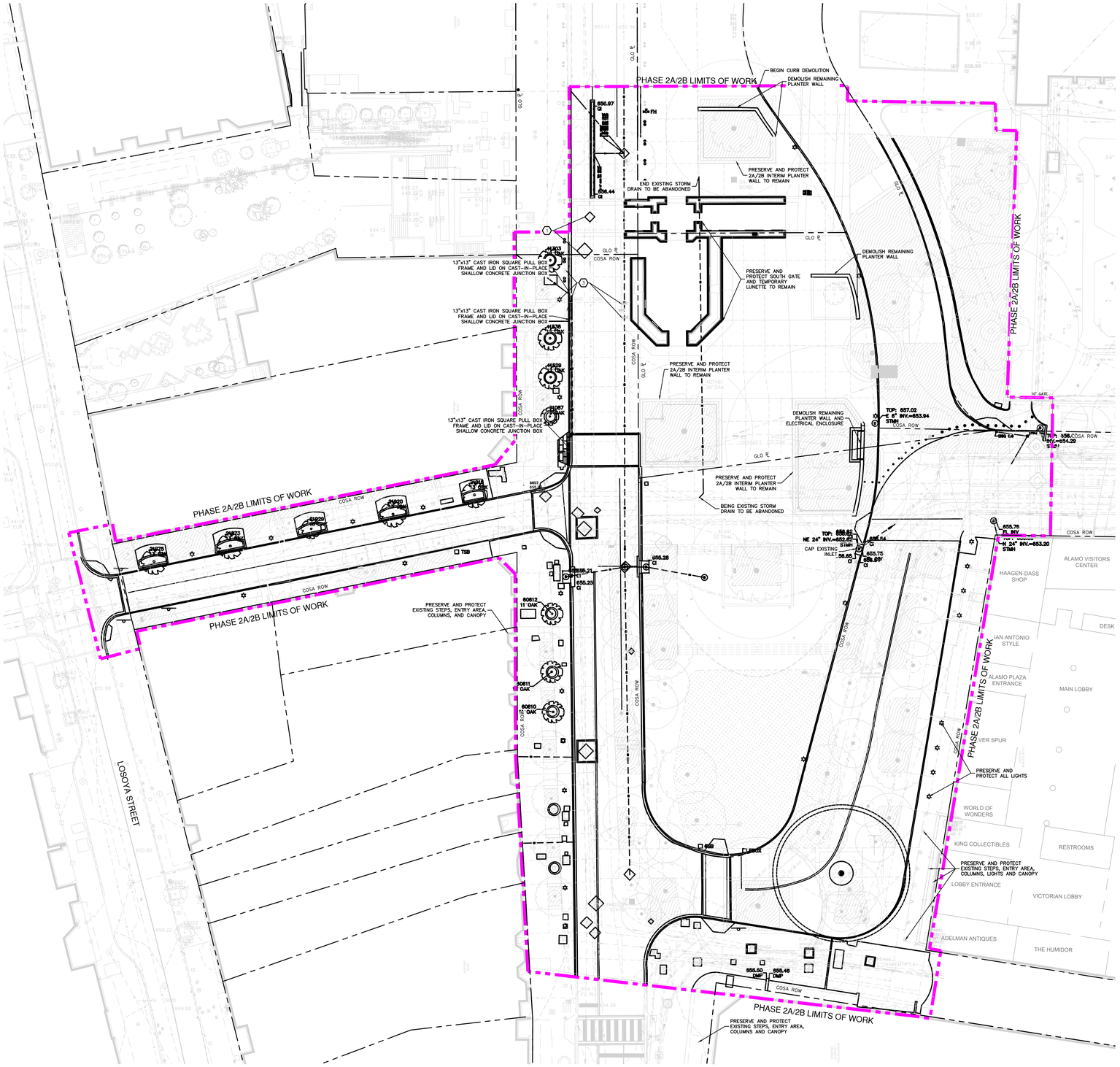

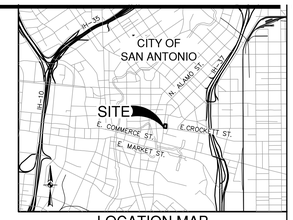

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 20'
0' 20' 40' 60'

LEGEND

- PROPERTY LINE
- PHASE 2A/2B PROJECT LIMITS
- EXISTING CURB
- EXISTING FEATURE TO REMAIN
- EXISTING UTILITIES
  - FIRE HYDRANT
  - WATER
  - SEWER
  - DRAINAGE
  - UNDERGROUND ELECTRIC
  - OVERHEAD ELECTRIC
  - COMMUNICATION
  - GAS
- DEMOLISHED FEATURES
- PROPOSED CONSTRUCTION
- SAWCUT LINE
- EXISTING BUILDING
- TREES TO REMAIN (REF. LANDSCAPE TREE PROTECTION/DEMO PLANS)
- TREES TO BE REMOVED (REF. LANDSCAPE TREE PROTECTION/DEMO PLANS)
- EXISTING SIDEWALKS, PAVEMENT, STRUCTURES, CURB, STRIPING, ETC. TO BE DEMOLISHED PRIOR TO CONSTRUCTION.
- TREE PROTECTION FENCING FOR GRAPHICAL PURPOSE ONLY (REF. LANDSCAPE PLANS FOR DETAILS)

NOTE:
REFERENCE SHEET C0.01 FOR GENERAL CONSTRUCTION NOTES

DEMOLITION NOTES:

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL NECESSARY PERMITS/APPROVALS BEFORE BEGINNING DEMOLITION.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING FROM THE SITE ALL ITEMS SHOWN TO BE DEMOLISHED UNLESS OTHERWISE INDICATED. ALL MATERIALS SHALL BE DEMOLISHED AND REMOVED FROM SITE IN ACCORDANCE WITH ALL APPLICABLE, FEDERAL, STATE AND LOCAL REGULATIONS.
3. ALL EXISTING ITEMS NOT SPECIFICALLY NOTED TO BE DEMOLISHED SHALL REMAIN. CONTRACTOR IS RESPONSIBLE FOR REPLACING EXISTING ITEMS REMOVED DURING DEMOLITION THAT WERE TO REMAIN.
4. CONTRACTOR IS RESPONSIBLE FOR COORDINATION WITH ALL UTILITY COMPANIES REGARDING REMOVAL OF EXISTING SERVICES, POWER POLES TO BE REMOVED, VERIFYING UTILITIES ARE SHUT OFF OR DISCONNECTED, AND THAT ALL POSSIBLE SAFETY PRECAUTIONS HAVE BEEN ENACTED TO ENSURE THE SAFEST ENVIRONMENT FOR ALL PERSONNEL.
5. LOCATION AND DEPTH OF EXISTING UTILITIES SHOWN HEREON ARE APPROXIMATE ONLY. ACTUAL LOCATIONS AND DEPTHS MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO THE CONSTRUCTION AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, THROUGHOUT ALL PHASES OF CONSTRUCTION.
6. ALL NECESSARY EROSION CONTROL MEASURES ARE TO BE IN PLACE PRIOR TO CONSTRUCTION. EROSION CONTROL MEASURES ARE TO BE MAINTAINED AND IN WORKING CONDITION AT ALL TIMES.
7. CONTRACTOR SHALL CONFIRM WITH THE OWNER OR HIS DESIGNATE WHETHER TO SALVAGE AND MAKE ARRANGEMENTS TO STORE TRANSPLANTABLE TREES PRIOR TO REMOVAL.
8. FOR TREES SHOWN TO REMAIN, THE CONTRACTOR SHALL INSTALL TREE PROTECTION IN ACCORDANCE WITH THE PROJECT PLANS AND SPECIFICATIONS. THE CONTRACTOR SHALL NOT REMOVE OR DAMAGE ANY TREES WITHOUT A PERMIT TO DO SO.
9. NO PARKING AND/OR STORAGE SHALL BE ALLOWED WITHIN THE DRIP LINE OF THE TREES TO REMAIN.
10. THE CONTRACTOR SHALL SAW CUT EXISTING PAVEMENT, CURBS AND SIDEWALKS AT NEW PAVEMENT, CURB AND SIDEWALK JUNCTURES, NO JAGGED OR IRREGULAR CUTS WILL BE ACCEPTED.
11. THE CONTRACTOR SHALL PROTECT ALL PROPERTY PINS, BENCH MARKS, CONSTRUCTION STAKES, HUBS, OR OTHER KEY CONTROL POINTS. THE CONTRACTOR SHALL BE RESPONSIBLE TO RE-ESTABLISH ANY SUCH POINTS AT THEIR OWN EXPENSE.
12. DEMOLITION CONTRACTOR IS RESPONSIBLE FOR CLEARING THE SITE OF ALL OBSTRUCTIONS THAT EXIST ON THIS SITE PRIOR TO THE START OF CONSTRUCTION OR DURING THE CONSTRUCTION SO AS TO NOT IMPEDE THE BUILDING CONSTRUCTION CONTRACTOR.
13. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO IDENTIFY ANY MATERIAL OR EQUIPMENT SCHEDULED FOR REMOVAL TO BE SALVAGED AND REUSED. CONTRACTOR SHALL REPLACE AT HIS EXPENSE ANY DESTROYED MATERIAL OR EQUIPMENT THAT WAS MARKED FOR SALVAGE.
14. NO EXISTING ASPHALT OR CONCRETE PAVING SCHEDULED FOR REMOVAL SHALL REMAIN ON-SITE OR BE USED AS FILL MATERIAL. CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVAL AND DISPOSAL OF ALL HAZARDOUS MATERIAL OFFSITE FOLLOWING ALL APPLICABLE DISPOSABLE REGULATIONS.
15. CONTRACTOR SHALL REMOVE ALL EXISTING IRRIGATION PIPING ON SITE, CUT AND CAP LATERALS AT PROJECT LIMITS TO ALLOW PROPER FUNCTION OF ZONES EXTENDING OFF-SITE.
16. CONTRACTOR SHALL NOT DEMOLISH ANY PUBLIC WATER OR SANITARY SEWER LINES WITHOUT APPROVAL. EXISTING WATER AND SANITARY SEWER SERVICES SHALL REMAIN OPERATIONAL UNTIL NEW SERVICE IS COMPLETE. CUT AND CAP ANY ABANDONED SANITARY SEWER AND WATER SERVICES AT THE EXISTING MAIN. NO ABANDONED SERVICES SHALL REMAIN CONNECTED TO THE PUBLIC MAIN.
17. THE USE OF EXPLOSIVES WILL NOT BE PERMITTED.
18. ALL WASTE MATERIAL REMAINING AFTER OWNER SALVAGE IS COMPLETE AND RESULTING FROM DEMOLITION OPERATIONS BECOMES THE PROPERTY OF THE CONTRACTOR. APPROPRIATE DISPOSAL OF WASTE MATERIAL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AT HIS OWN EXPENSE. OWNER WILL PROVIDE LIST OF ITEMS TO BE SALVAGED.
19. THE CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE, FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCT BANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTORS SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.
20. THE CONTRACTOR SHALL MAINTAIN THE SITE IN A CLEAN AND ORDERLY MANNER.
21. THE CONTRACTOR SHALL MEET ALL LOCAL, STATE, AND FEDERAL REGULATIONS FOR DUST CONTROL. THE CONTRACTOR SHALL BE RESPONSIBLE AT THEIR OWN EXPENSE FOR ANY FUGITIVE DUST ON ADJOINING PROPERTIES.

CAUTION!!!
CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCTBANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

CAUTION!!!
THE LOCATIONS OF EXISTING UTILITIES, SITE LIGHTING CIRCUIT, AND IRRIGATION LINES SHOWN ON THE PLANS ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION AND DEPTH OF UNDERGROUND UTILITIES AT LEAST 48 HOURS PRIOR TO CONSTRUCTION:

TEXAS ONE CALL 1-800-545-6005
SAWS 233-2009

WHETHER SHOWN ON PLANS OR NOT, AND TO PROTECT THE SAME DURING CONSTRUCTION. CONTRACTOR SHALL EXPOSE PROPOSED UTILITY CROSSINGS PRIOR TO CONSTRUCTION OF SANITARY SEWER, STORM DRAINAGE, AND OTHER UTILITIES. CONTRACTOR SHALL COORDINATE WORK WITH SHOPPING CENTER OWNER.

KEYED NOTES

1. DEMOLISH CONCRETE APRON.
   PRESERVE EXISTING MANHOLE/ADJUST TOP TO MATCH PROPOSED GRADE
2. DEMOLISH CONCRETE APRON, EXISTING MANHOLE TO BE ABANDONED
3. PRESERVE EXISTING LIGHT, VALVE, MANHOLE. ADJUST TOP TO MATCH PROPOSED GRADE
4. EXISTING MANHOLE TO BE ABANDONED

GENERAL NOTES

1. ALL EXISTING ITEMS/UTILITIES NOT SPECIFICALLY NOTED TO BE REMOVED SHALL REMAIN AND SHALL BE PROTECTED FROM DAMAGE. ANY ITEMS OR UTILITIES REMOVED OR DAMAGED DURING DEMOLITION THAT WERE TO REMAIN SHALL BE REPLACED BY CONTRACTOR AT CONTRACTOR'S OWN EXPENSE.
2. ALL EXISTING TREES SHALL REMAIN UNLESS IDENTIFIED FOR DEMOLITION ON PLAN. ALL TREES TO REMAIN SHALL BE PROTECTED. CONTRACTOR SHALL IMMEDIATELY NOTIFY ENGINEER SHOULD ANY QUESTIONS ARISE REGARDING EXISTING TREES. ALL TREE WOUNDS AND CUT ROOTS SHALL BE PAINTED IMMEDIATELY TO PREVENT SPREAD OF OAK WILT DISEASE.
3. THE CONTRACTOR SHALL SAW CUT EXISTING PAVEMENT, CURBS, AND SIDEWALKS AT LOCATIONS SHOWN ON THE PLANS. NO JAGGED OR IRREGULAR CUTS IN PAVEMENT, CURBS, OR SIDEWALK WILL BE ALLOWED OR ACCEPTED.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL PERMITS, TESTS, APPROVALS, AND ACCEPTANCES REQUIRED TO COMPLETE CONSTRUCTION OF THIS PROJECT.
5. CONTRACTOR SHALL IMMEDIATELY NOTIFY THE OWNER AND ENGINEER REGARDING ANY QUESTIONS FOR DEMOLITION WORK ON THIS PROJECT.
6. EXISTING UTILITIES SHOWN ON THIS LAYOUT WERE OBTAINED FROM A SURVEY OF VISIBLE FEATURES AT THE SITE AND RECORD MAPS. THE CONTRACTOR IS RESPONSIBLE FOR LOCATING AND EXPOSING CONFLICTS PRIOR TO CONSTRUCTION.
7. CONTRACTOR SHALL BE REQUIRED TO LOCATED ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCTBANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THE PLANS OR NOT.
8. CONTRACTOR IS RESPONSIBLE FOR PROTECTING AND MAINTAINING UTILITY SERVICE TO ANY EXISTING FACILITIES AT ALL TIMES. OWNER TO BE NOTIFIED 48 HOURS IN ADVANCE OF ANY UTILITY SHUTDOWN.
9. IF CONTAMINATED SOILS OR MATERIALS ARE PRESENT, COMPLY WITH ALL REGULATIONS AND ENVIRONMENTAL RECOMMENDATIONS.

TREE PRESERVATION

REFERENCE LANDSCAPE PLANS FOR REQUIREMENTS

TRENCH EXCAVATION SAFETY PROTECTION

CONTRACTOR AND/ OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/ GEOTECHNICAL/ SAFETY/ EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLY WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATIONS. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

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Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

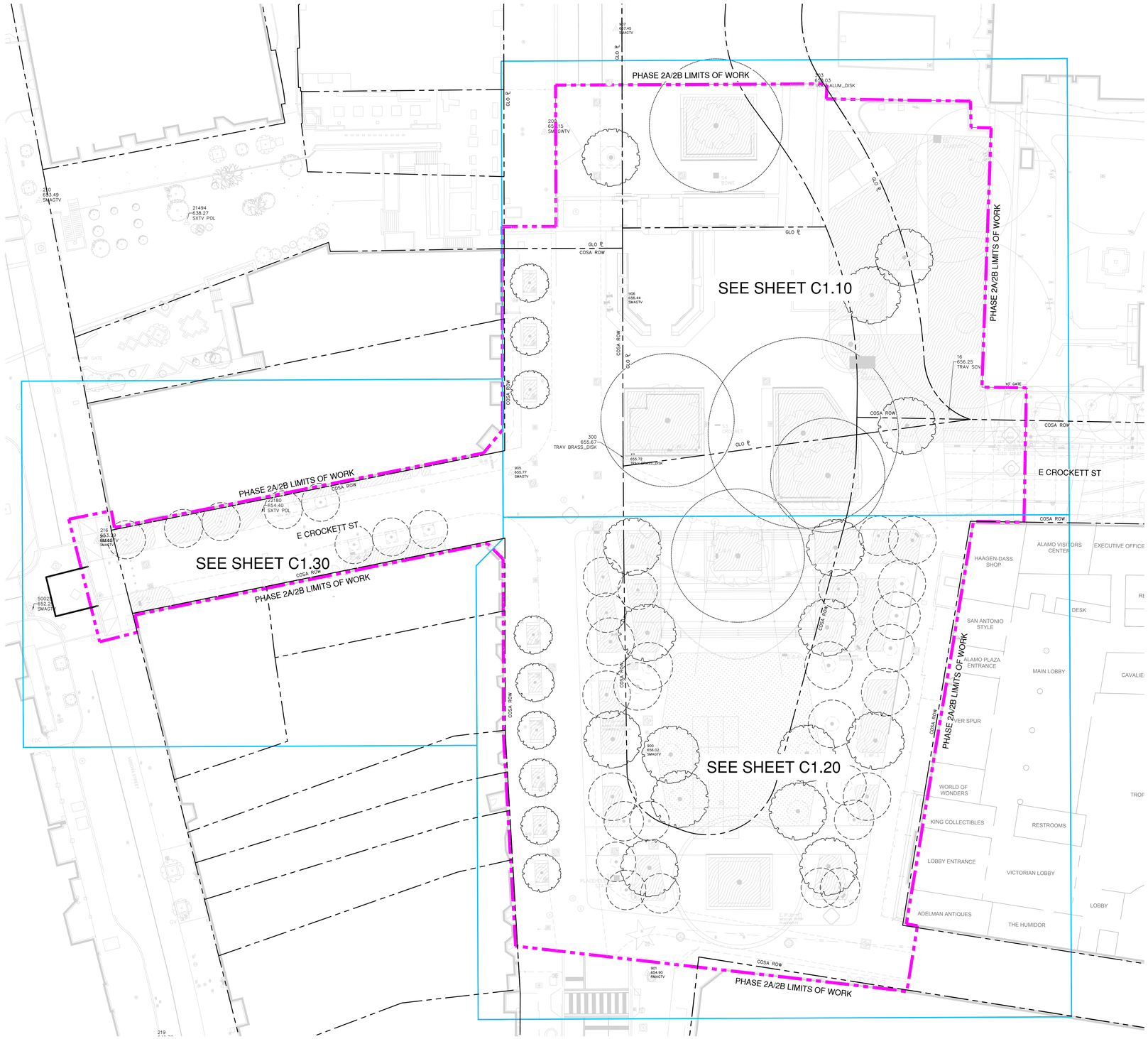
Project Name
ALAMO PLAZA
PHASE 2

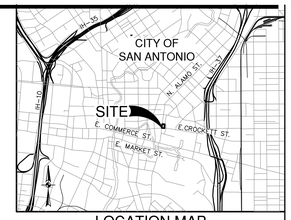
Project Number
11078-66

Description
DEMOLITION PLAN

Scale

C0.40





LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 20'
0' 20' 40' 60'

LEGEND

- PROPERTY LINE
- CURB EXISTING EDGE OF
- PROPOSED STANDARD CURB (REF. C1.40)
- PROPOSED HEADER CURB (REF. C1.40)
- PROPOSED SAWTOOTH CURB (REF. C1.40)
- PROPOSED BRICK PAVERS (REF. LANDSCAPE PLANS)
- PROPOSED CONCRETE SIDEWALK (REF. C1.40)
- PROPOSED PLANTING BED (REF. LANDSCAPE PLANS)
- PROPOSED CONCRETE PAVERS (REF. LANDSCAPE PLANS)
- TEMPORARY AREA LIMITS (REF. C1.40)
- LIMITS OF WORK

NOTE:
REFERENCE SHEET C0.01 FOR GENERAL CONSTRUCTION NOTES

"NAD83 DATUM" CONTROL/BENCHMARK POINTS (SEE NOTE #1 BELOW)

POINT #	NORTHING	EASTING	ELEVATION	FULL DESCRIPTION
16	13,704,828.71	2,132,348.93	656.25	SET CONCRETE NAIL
200	13,705,003.87	2,132,158.17	657.15	SET MAG NAIL & WASHER
300	13,704,827.73	2,132,178.48	655.67	FOUND BRASS DISK
303	13,705,009.15	2,132,300.11	658.03	BRASS DISK

NOTES:

1. COORDINATES SHOWN ARE SURFACE VALUES DISPLAYED IN U.S. SURVEY FEET, BASED ON THE NORTH AMERICAN DATUM OF 1983 (NAD11) EPOCH 2010.00 FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE SOUTH CENTRAL ZONE, WITH A SURFACE ADJUSTMENT FACTOR OF 1.00017 APPLIED.
2. ELEVATIONS SHOWN ARE BASED ON NAVD88 (GEOID 03).
3. THE CONTROL POINT SHOWN HEREON WERE SET BY PAPE-DAWSON ENGINEERS IN JUNE, 2016.

DIMENSIONAL CONTROL NOTES

1. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY QUESTIONS THAT MY ARISE CONCERNING THE INTENT, PLACEMENT OR LIMITS OF DIMENSIONS NECESSARY FOR CONSTRUCTION OF THE PROJECT.
2. THE CONTRACTOR SHALL PRESERVE ALL CONTROL POINTS, PROPERTY PINS, BENCH MARKS, HUBS OR OTHER KEY CONTROL POINTS. THE CONTRACTOR SHALL BE RESPONSIBLE TO RE-ESTABLISH ANY SUCH POINTS AT THEIR OWN EXPENSE IN THE EVENT THEY ARE REMOVED.
3. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS PRIOR TO THE START OF CONSTRUCTION AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING ALL HORIZONTAL AND VERTICAL CONTROL PER THE CONSTRUCTION DRAWINGS.
5. UNLESS OTHERWISE NOTED, THE CONTRACTOR SHALL USE THE PROPERTY PINS FOR HORIZONTAL CONTROL POINTS. BENCHMARKS ARE NOT TO BE USED FOR HORIZONTAL CONTROL.
6. ALL DIMENSIONAL CONTROL POINTS OR DIMENSIONS ARE TO THE FACE OF CURB, FACE OF RETAINING WALL AND CENTER OF PAINT STRIPING. ALL DIMENSIONS ARE PERPENDICULAR TO THE POINT OF REFERENCE.
7. REFER TO THE ARCHITECTURAL PLANS FOR ADDITIONAL DIMENSIONAL CONTROL INFORMATION.
8. CURB RADII ARE 3' UNLESS OTHERWISE NOTED ON THE DRAWINGS.

PAVEMENT & STRIPING NOTES

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK WHERE NOT SPECIFICALLY COVERED IN THE SPECIFICATIONS OR GEOTECHNICAL REPORT SHALL CONFORM TO ALL APPLICABLE CITY, COUNTY OR TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (LATEST EDITION).
2. THE CONTRACTOR SHALL LOCATE AND PROTECT ALL EXISTING UTILITY AND STORM DRAIN SYSTEMS PRIOR TO CONSTRUCTION.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ITS ORIGINAL OR BETTER CONDITION ANY DAMAGE DONE TO EXISTING TREES, BUILDINGS, UTILITIES, FENCES, PAVEMENT, CURBS, OR DRIVEWAYS (NO SEPARATE PAY ITEMS).
4. THE CONTRACTOR SHALL VERIFY ELEVATIONS AND LOCATIONS OF EXISTING FACILITIES AND NOTIFY THE ENGINEER OF ANY CONFLICTS PRIOR TO BEGINNING CONSTRUCTION.
5. ALL PAINT SHALL BE 4" WIDE REFLECTIVE PAINT: WHITE ON ASPHALT PAVING AND YELLOW ON CONCRETE UNLESS OTHERWISE NOTED ON THE DRAWINGS.
6. ALL PAVEMENT MARKINGS SHALL RECEIVE TWO COATS OF PAINT.
7. NO WORK SHALL BE PERFORMED IN A PUBLIC RIGHT-OF-WAY WITHOUT A PERMIT.
8. ALL SIGNS SHALL CONFORM TO MUTCD, LATEST EDITION.
9. THE CONTRACTOR SHALL SAW CUT EXISTING PAVING, CURB, AND SIDEWALKS TO PROVIDE A SMOOTH TRANSITION. NO JAGGED OR IRREGULAR EDGES WILL BE ALLOWED.
10. ALL CURBS SHALL BE 6" UNLESS OTHERWISE NOTED.
11. ALL STANDARD PERPENDICULAR PARKING STALLS ARE 9' X 18' AND COMPACT PARKING STALLS ARE 8' X 16' UNLESS DIMENSIONED OTHERWISE.

NOTE:
REFERENCE LANDSCAPE SHEETS FOR ADDITIONAL DIMENSIONAL CONTROL, JOINTING PLAN AND MATERIAL DESCRIPTIONS

NOTE: SEPARATE CONTROL SHEET AVAILABLE UPON REQUEST. CONTRACTOR TO CONFIRM CONTROL IS CONSISTENT WITH FINAL LANDSCAPE AND STRUCTURAL PLANS.

NOTE: PER UDC SECTION 35-506 (a)(1)C)(2), EXISTING AND PROPOSED SIDEWALK, CURB, RAMPS, AND DRIVE APPROACHES, WHETHER ONSITE OR IN THE RIGHT-OF-WAY, SHALL COMPLY WITH TEXAS ACCESSIBILITY STANDARDS AND CURRENT CITY OF SAN ANTONIO DESIGN STANDARDS.

NOTE: ALL RIGHT-OF-WAY IMPROVEMENTS TO BE INSPECTED AND ACCEPTED BY CITY OF SAN ANTONIO (COSA).

TRENCH EXCAVATION SAFETY PROTECTION

CONTRACTOR AND/ OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/ GEOTECHNICAL/ SAFETY/ EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLY WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATIONS. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

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Seal / Signature

△ Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
OVERALL DIMENSIONAL CONTROL PLAN

Scale

C1.00

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Date: Mar 01, 2023, 10:38pm User ID: trevitsky
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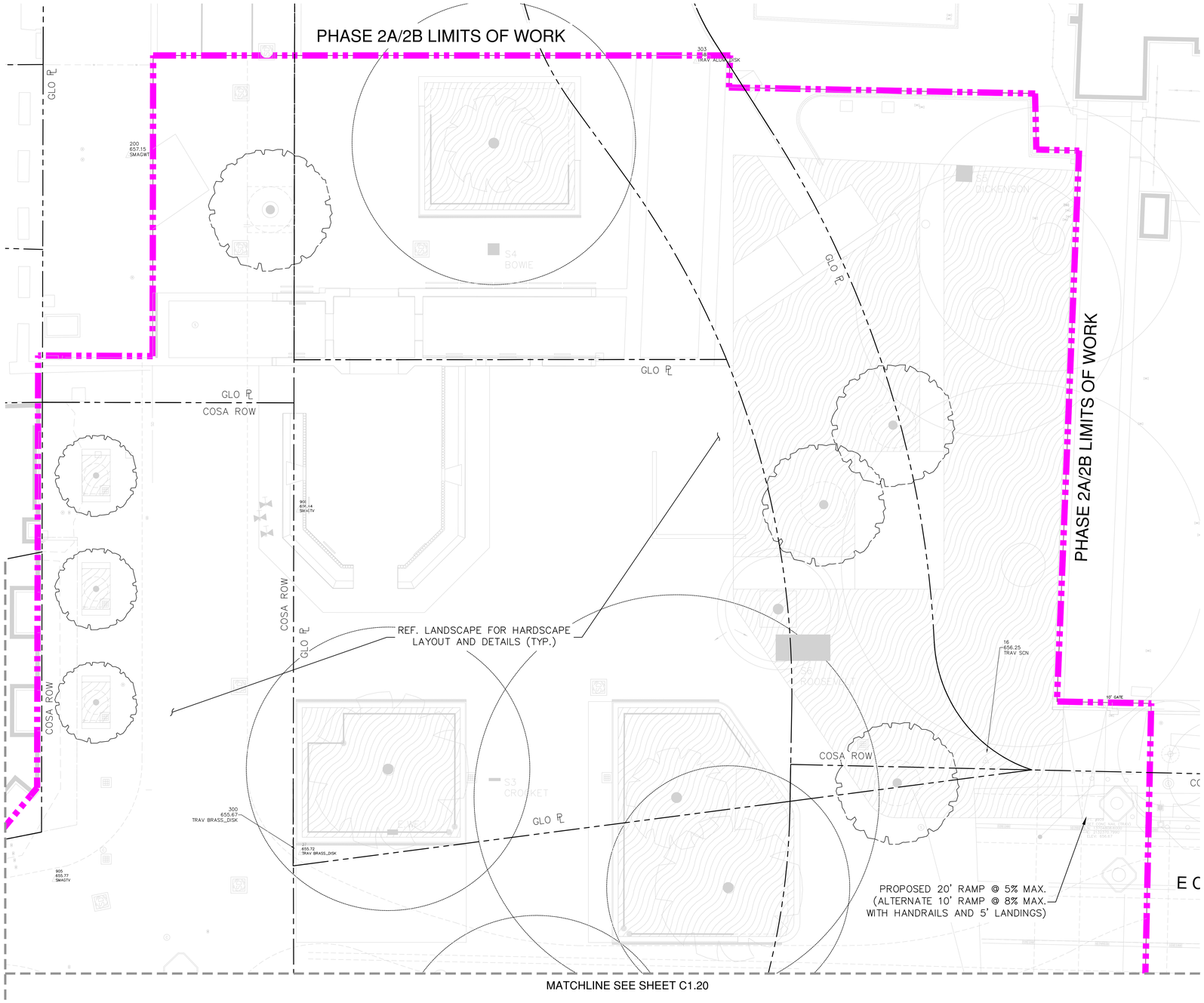

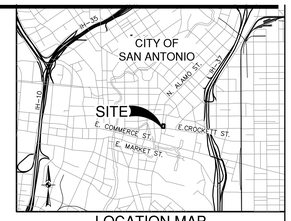

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 10'
0' 10' 20' 30'

LEGEND

- PROPERTY LINE
- CURB EXISTING EDGE OF
- PROPOSED STANDARD CURB (REF. C1.40)
- PROPOSED HEADER CURB (REF. C1.40)
- PROPOSED SAWTOOTH CURB (REF. C1.40)
- PROPOSED BRICK PAVERS (REF. LANDSCAPE PLANS)
- PROPOSED CONCRETE SIDEWALK (REF. C1.40)
- PROPOSED PLANTING BED (REF. LANDSCAPE PLANS)
- PROPOSED CONCRETE PAVERS (REF. LANDSCAPE PLANS)
- TEMPORARY AREA LIMITS (REF. C1.40)
- LIMITS OF WORK

NOTE:
REFERENCE SHEET C0.01 FOR GENERAL CONSTRUCTION NOTES

"NAD83 DATUM" CONTROL/BENCHMARK POINTS (SEE NOTE #1 BELOW)				
POINT #	NORTHING	EASTING	ELEVATION	FULL DESCRIPTION
16	13,704,828.71	2,132,348.93	656.25	SET CONCRETE NAIL
200	13,705,003.87	2,132,158.17	657.15	SET MAG NAIL & WASHER
300	13,704,827.73	2,132,178.48	655.67	FOUND BRASS DISK
303	13,705,009.15	2,132,300.11	658.03	BRASS DISK

DIMENSIONAL CONTROL NOTES

1. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY QUESTIONS THAT MY ARISE CONCERNING THE INTENT, PLACEMENT OR LIMITS OF DIMENSIONS NECESSARY FOR CONSTRUCTION OF THE PROJECT.
2. THE CONTRACTOR SHALL PRESERVE ALL CONTROL POINTS, PROPERTY PINS, BENCH MARKS, HUBS OR OTHER KEY CONTROL POINTS. THE CONTRACTOR SHALL BE RESPONSIBLE TO RE-ESTABLISH ANY SUCH POINTS AT THEIR OWN EXPENSE IN THE EVENT THEY ARE REMOVED.
3. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS PRIOR TO THE START OF CONSTRUCTION AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING ALL HORIZONTAL AND VERTICAL CONTROL PER THE CONSTRUCTION DRAWINGS.
5. UNLESS OTHERWISE NOTED, THE CONTRACTOR SHALL USE THE PROPERTY PINS FOR HORIZONTAL CONTROL POINTS. BENCHMARKS ARE NOT TO BE USED FOR HORIZONTAL CONTROL.
6. ALL DIMENSIONAL CONTROL POINTS OR DIMENSIONS ARE TO THE FACE OF CURB, FACE OF RETAINING WALL, AND CENTER OF PAINT STRIPING. ALL DIMENSIONS ARE PERPENDICULAR TO THE POINT OF REFERENCE.
7. REFER TO THE ARCHITECTURAL PLANS FOR ADDITIONAL DIMENSIONAL CONTROL INFORMATION.
8. CURB RADII ARE 3' UNLESS OTHERWISE NOTED ON THE DRAWINGS.

PAVEMENT & STRIPING NOTES

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK WHERE NOT SPECIFICALLY COVERED IN THE SPECIFICATIONS OR GEOTECHNICAL REPORT SHALL CONFORM TO ALL APPLICABLE CITY, COUNTY OR TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (LATEST EDITION).
2. THE CONTRACTOR SHALL LOCATE AND PROTECT ALL EXISTING UTILITY AND STORM DRAIN SYSTEMS PRIOR TO CONSTRUCTION.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ITS ORIGINAL, OR BETTER, CONDITION ANY DAMAGE DONE TO EXISTING TREES, BUILDINGS, UTILITIES, FENCES, PAVEMENT, CURBS, OR DRIVEWAYS (NO SEPARATE PAY ITEMS).
4. THE CONTRACTOR SHALL VERIFY ELEVATIONS AND LOCATIONS OF EXISTING FACILITIES AND NOTIFY THE ENGINEER OF ANY CONFLICTS PRIOR TO BEGINNING CONSTRUCTION.
5. ALL PAINT SHALL BE 4" WIDE REFLECTIVE PAINT; WHITE ON ASPHALT PAVING AND YELLOW ON CONCRETE UNLESS OTHERWISE NOTED ON THE DRAWINGS.
6. ALL PAVEMENT MARKINGS SHALL RECEIVE TWO COATS OF PAINT.
7. NO WORK SHALL BE PERFORMED IN A PUBLIC RIGHT-OF-WAY WITHOUT A PERMIT.
8. ALL SIGNS SHALL CONFORM TO MUTCD, LATEST EDITION.
9. THE CONTRACTOR SHALL SAW CUT EXISTING PAVING, CURB, AND SIDEWALKS TO PROVIDE A SMOOTH TRANSITION. NO JAGGED OR IRREGULAR EDGES WILL BE ALLOWED.
10. ALL CURBS SHALL BE 6" UNLESS OTHERWISE NOTED.
11. ALL STANDARD PERPENDICULAR PARKING STALLS ARE 9' X 18' AND COMPACT PARKING STALLS ARE 8' X 16' UNLESS DIMENSIONED OTHERWISE.

NOTE:
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NOTE: SEPARATE CONTROL SHEET AVAILABLE UPON REQUEST. CONTRACTOR TO CONFIRM CONTROL IS CONSISTENT WITH FINAL LANDSCAPE AND STRUCTURAL PLANS.

NOTE: PER UDC SECTION 35-506 (a)(1)(C)(2), EXISTING AND PROPOSED SIDEWALK, CURB, RAMPS, AND DRIVE APPROACHES, WHETHER ONSITE OR IN THE RIGHT-OF-WAY, SHALL COMPLY WITH TEXAS ACCESSIBILITY STANDARDS AND CURRENT CITY OF SAN ANTONIO DESIGN STANDARDS.

NOTE: ALL RIGHT-OF-WAY IMPROVEMENTS TO BE INSPECTED AND ACCEPTED BY CITY OF SAN ANTONIO (COSA).

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Scale

C1.10

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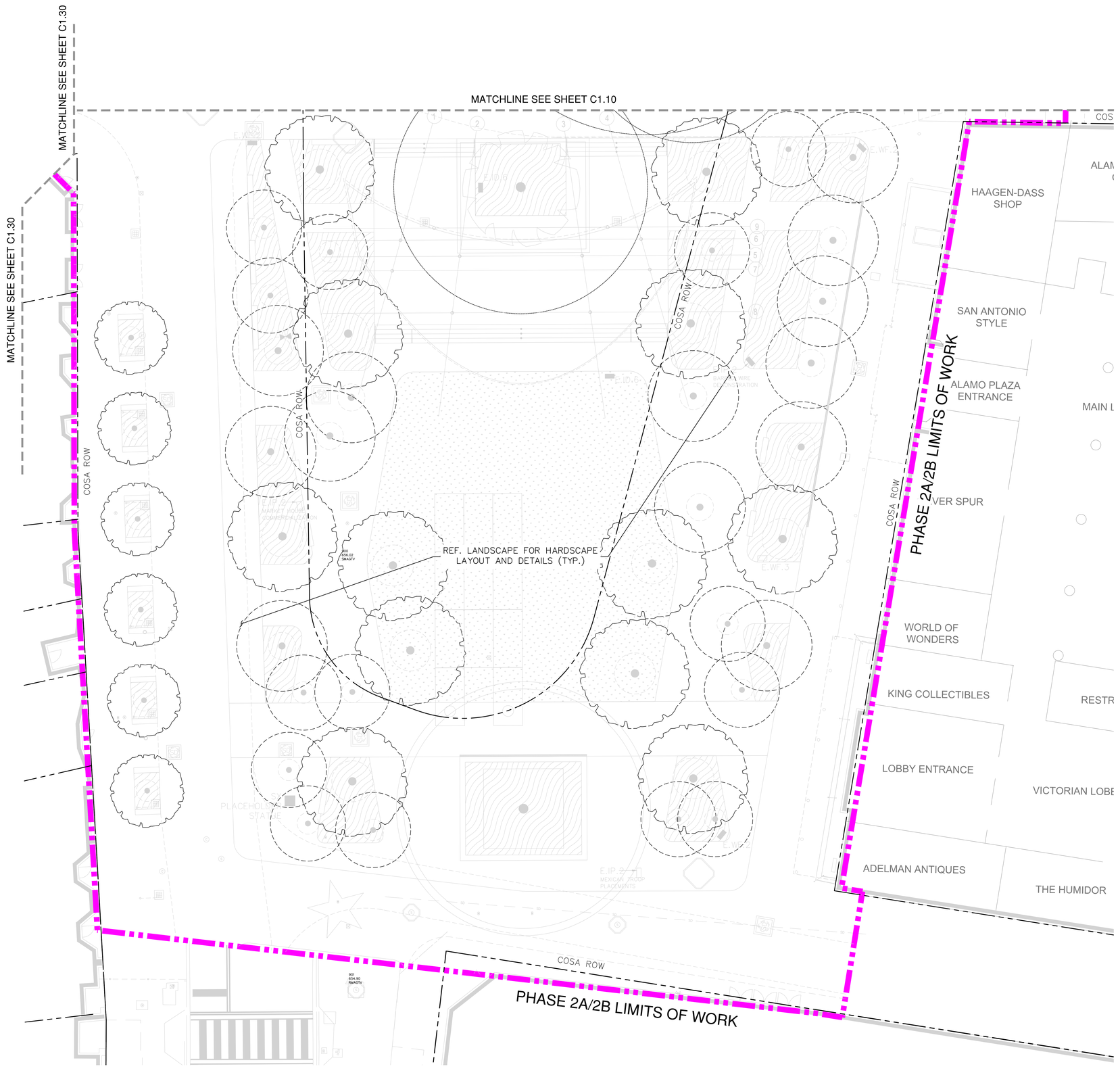
MATCHLINE SEE SHEET C1.30
MATCHLINE SEE SHEET C1.10
COSA ROW
HAAGEN-DASS SHOP
SAN ANTONIO STYLE
ALAMO PLAZA ENTRANCE
MAIN L
VER SPUR
WORLD OF WONDERS
KING COLLECTIBLES
RESTR
LOBBY ENTRANCE
VICTORIAN LOBE
ADELMAN ANTIQUES
THE HUMIDOR
PHASE 2A/2B LIMITS OF WORK
REF. LANDSCAPE FOR HARDSCAPE LAYOUT AND DETAILS (TYP.)
PLACEHOLDER STATUE
MARKET POST DEMONSTRATION
E.IP.2 MEXICAN TROOP PLACEMENTS
E.WF.1
E.WF.2
E.WF.3
E.WF.4
E.WF.5
E.WF.6
E.WF.7
E.WF.8
E.WF.9
E.WF.10
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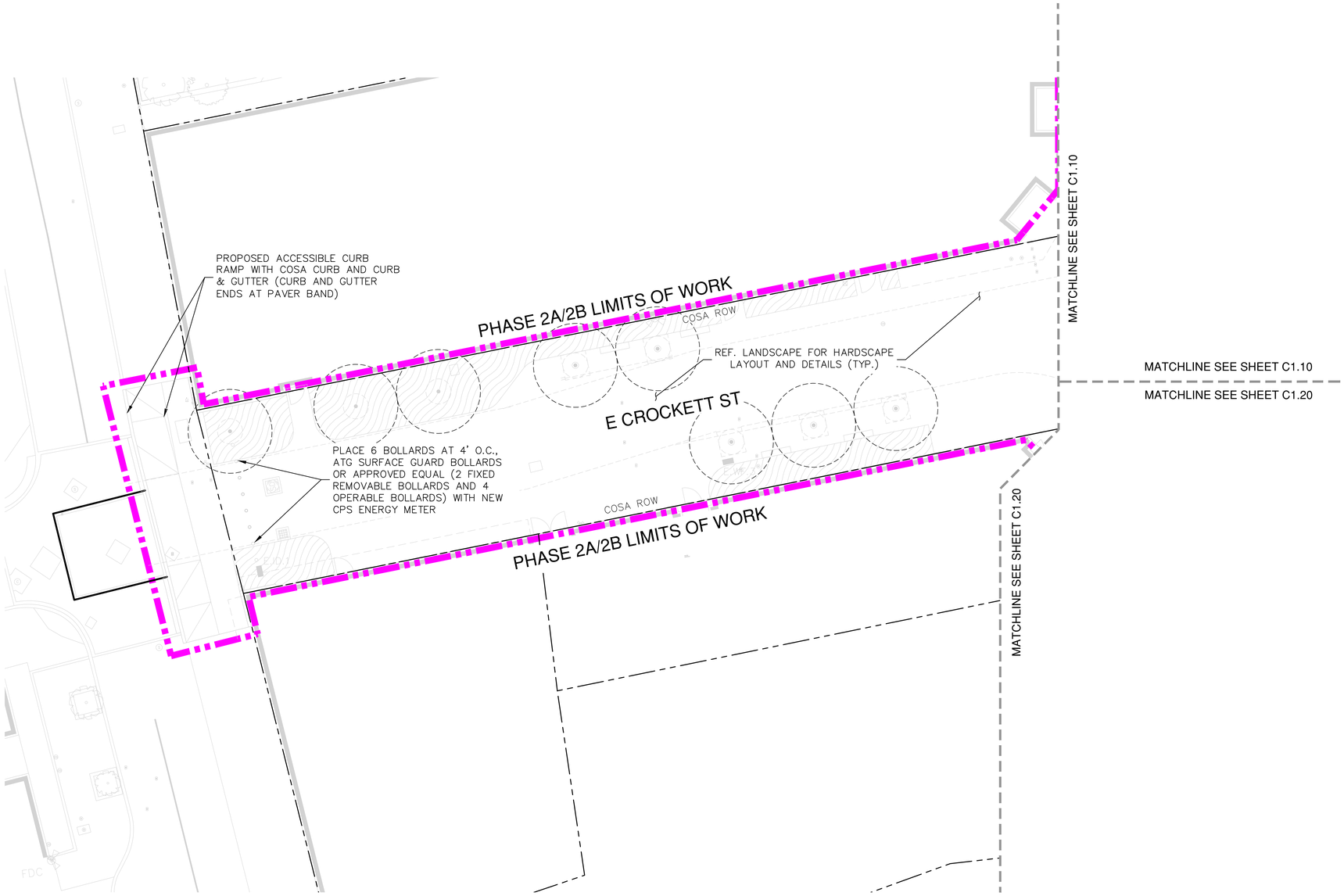

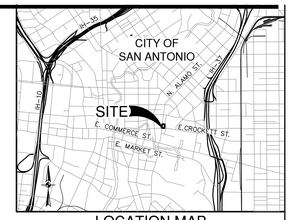

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DETAILED DIMENSIONAL CONTROL PLAN

Scale

C1.30

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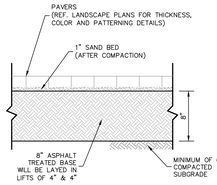
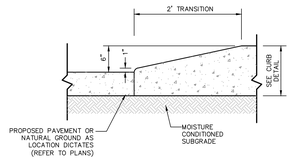


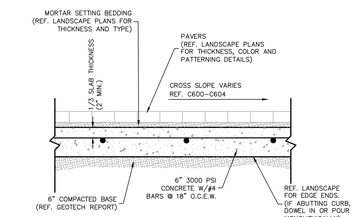
TEMPORARY PAVERS OVER ATB DETAIL

1 NOT-TO-SCALE



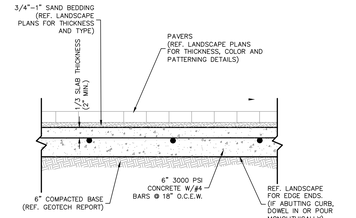
CURB TRANSITION DETAIL

3 NOT-TO-SCALE



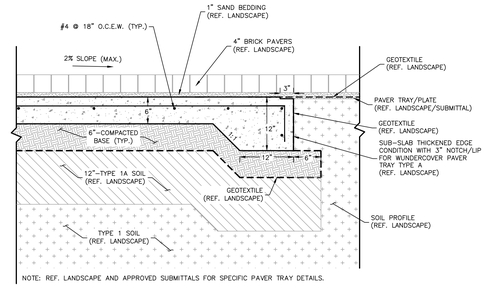
STONE PAVERS OVER CONCRETE DETAIL

6 NOT-TO-SCALE



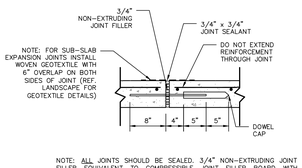
CONCRETE PAVERS OVER CONCRETE DETAIL

9 NOT-TO-SCALE



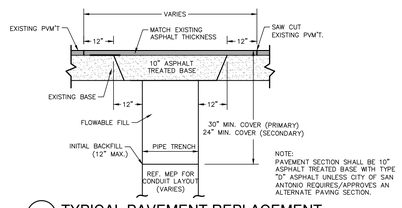
SUB-SLAB AT PAVER TRAY (WUNDERCOVER TYPE A) TYPICAL SECTION DETAIL

12 NOT-TO-SCALE



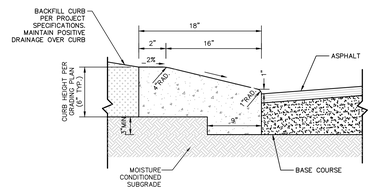
NOTE: ALL JOINTS SHOULD BE SEALED. 3/4" NON-EXTRUDING JOINT FILLER EQUIVALENT TO COMPRESSIBLE JOINT FILLER BOARD WITH BACKER ROD AS SUBMITTED BY CONTRACTOR AND APPROVED BY LANDSCAPE ARCHITECT.

EXPANSION JOINT



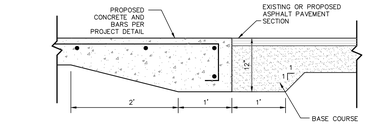
TYPICAL PAVEMENT REPLACEMENT

4 NOT-TO-SCALE



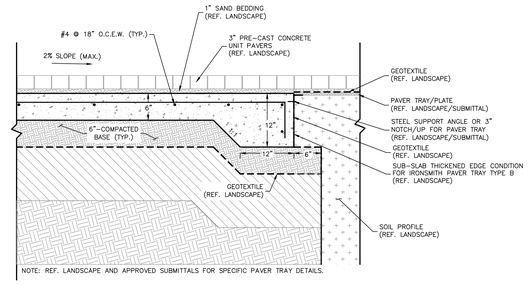
MOUNTABLE CURB DETAIL (EXTENDED THROUGH BASE)

7 NOT-TO-SCALE



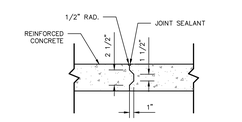
CONCRETE/ASPHALT JUNCTURE DETAIL

10 NOT-TO-SCALE



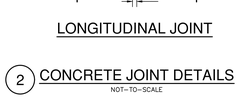
SUB-SLAB WITH STRUCTURAL SOIL AT PAVER TRAY TYPICAL SECTION DETAIL

13 NOT-TO-SCALE



NOTE: CONTRACTION JOINT MAY BE SAWED, HAND FORMED, OR CREATED BY USE OF PREMOLDED JOINT FILLER. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT CONCRETE PAVEMENT MEETS ALL FINISHING REQUIREMENTS AFTER INSTALLATION OF CONTRACTION JOINT.

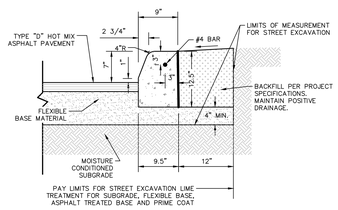
CONTRACTION JOINT



LONGITUDINAL JOINT

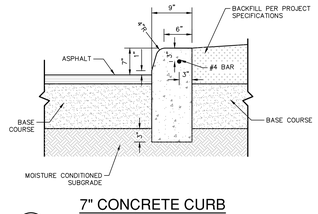
2 CONCRETE JOINT DETAILS

NOT-TO-SCALE



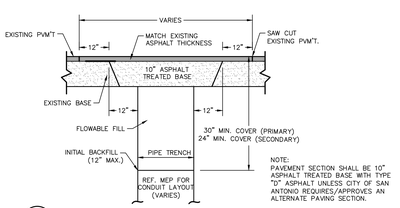
COSA 7" CONCRETE CURB DETAIL

5 NOT-TO-SCALE



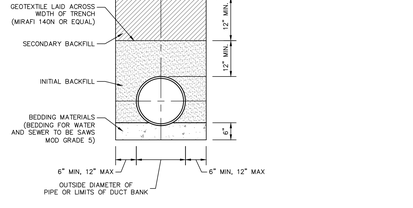
7" CONCRETE CURB EXTENDED THROUGH BASE

8 NOT-TO-SCALE



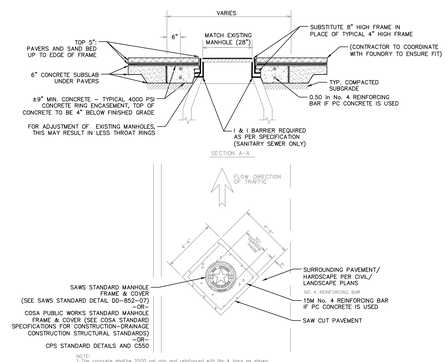
TYPICAL PAVEMENT REPLACEMENT

11 NOT-TO-SCALE



UTILITY & STORM DRAINAGE TRENCH

14 NOT-TO-SCALE



MODIFIED MANHOLE RING ENCASEMENT DETAIL

15 NOT-TO-SCALE

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12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
CIVIL DETAILS

Scale

C1.40

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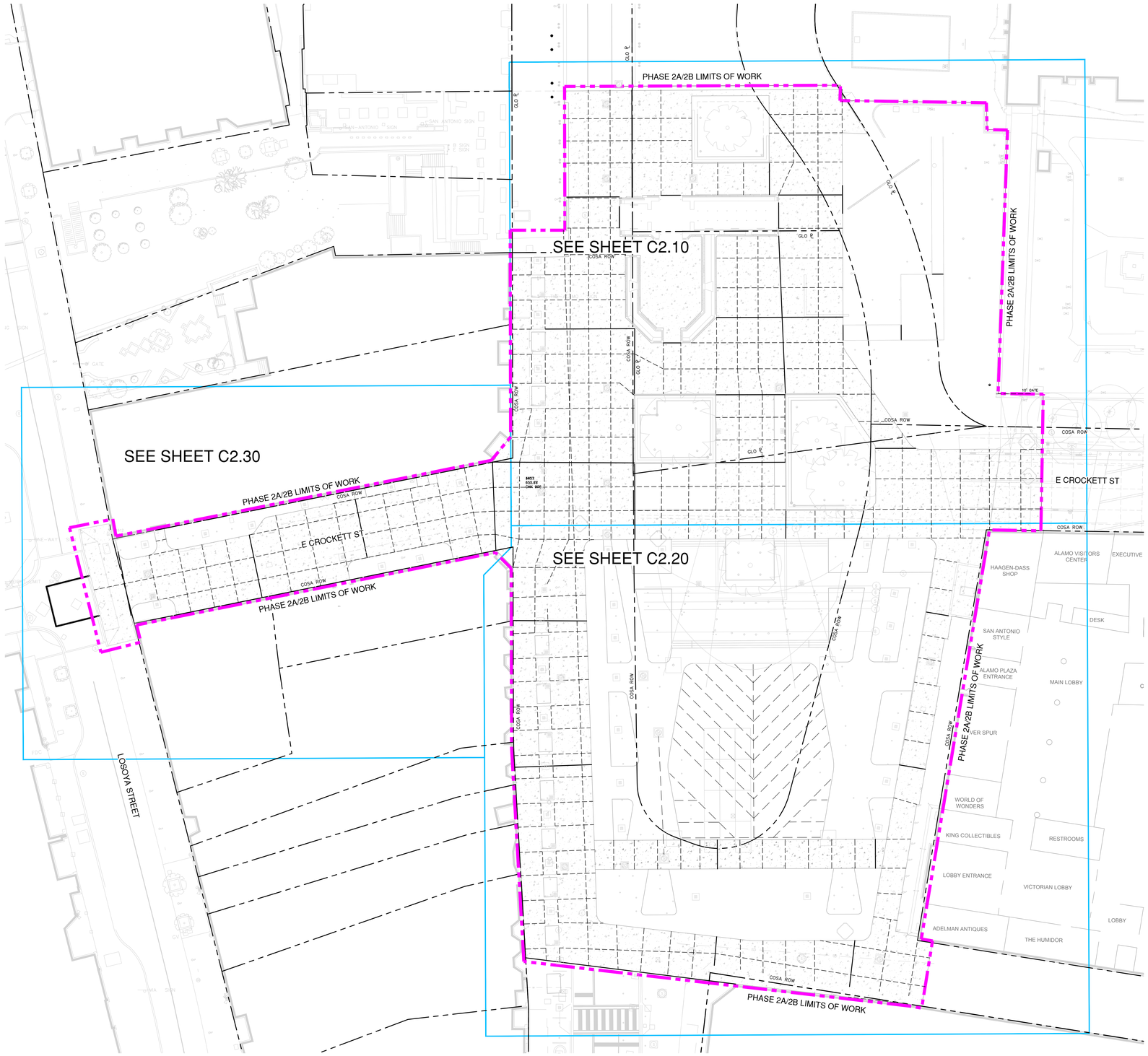

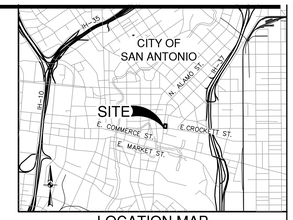

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 20'
0' 20' 40' 60'

LEGEND

- PROPERTY LINE
- PHASE 2A/2B PROJECT LIMITS
- PROPOSED SUB-SLAB CONTRACTION JOINT
- PROPOSED SUB-SLAB EXPANSION JOINT
- PROPOSED WEEP HOLE
- CROSS SECTION (REF. C1.40 FOR DETAILS) — C1.40
- PROPOSED PAVERS (REF. LANDSCAPE PLANS)

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03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
OVERALL SUBSLAB PLAN

Scale

C2.00

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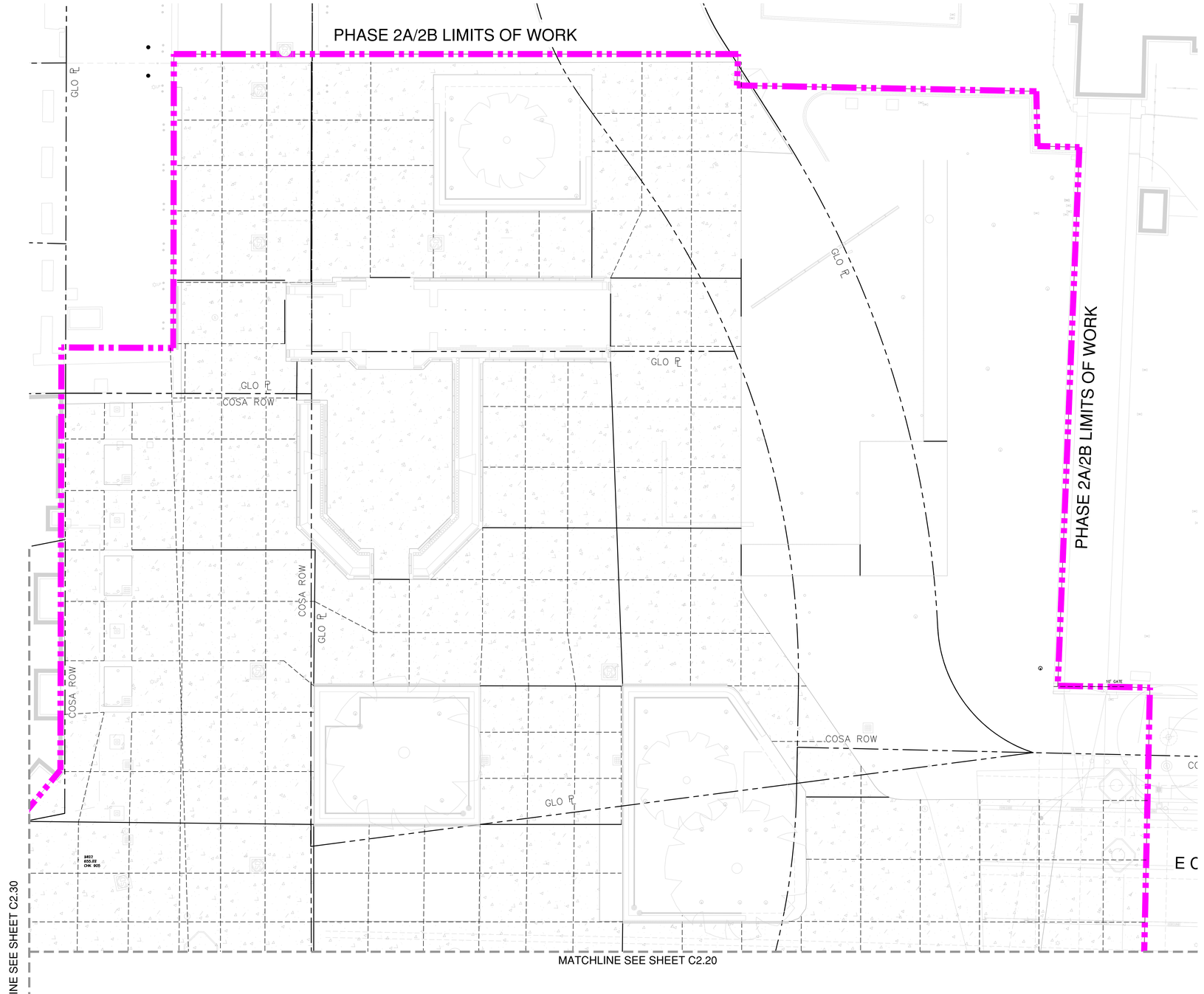

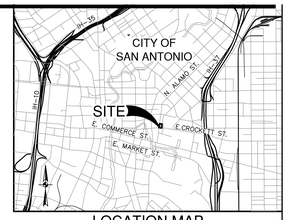

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 10'
0' 10' 20' 30'

LEGEND

- PROPERTY LINE
- PHASE 2A/2B PROJECT LIMITS
- PROPOSED SUB-SLAB CONTRACTION JOINT (REF. C1.40)
- PROPOSED SUB-SLAB EXPANSION JOINT (REF. C1.40)
- PROPOSED WEEP HOLE (REF. C1.40)
- CROSS SECTION DETAIL — C1.40
- PROPOSED CONCRETE SUBSLAB (REF. C1.40 PLANS)

NOTE:
REFERENCE SHEET C0.01 FOR GENERAL CONSTRUCTION NOTES

NOTE:
SEPARATE CONTROL SHEET AVAILABLE UPON REQUEST. CONTRACTOR TO CONFIRM CONTROL IS CONSISTENT WITH FINAL LANDSCAPE AND STRUCTURAL PLANS.

NOTE:
PER UDC SECTION 35-506 (a)(1)(C)(2), EXISTING AND PROPOSED SIDEWALK, CURB, RAMPS, AND DRIVE APPROACHES, WHETHER ONSITE OR IN THE RIGHT-OF-WAY, SHALL COMPLY WITH TEXAS ACCESSIBILITY STANDARDS AND CURRENT CITY OF SAN ANTONIO DESIGN STANDS.

NOTE:
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NOTE:
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12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DETAILED SUBSLAB PLAN

Scale

C2.10

PAPE-DAWSON ENGINEERS
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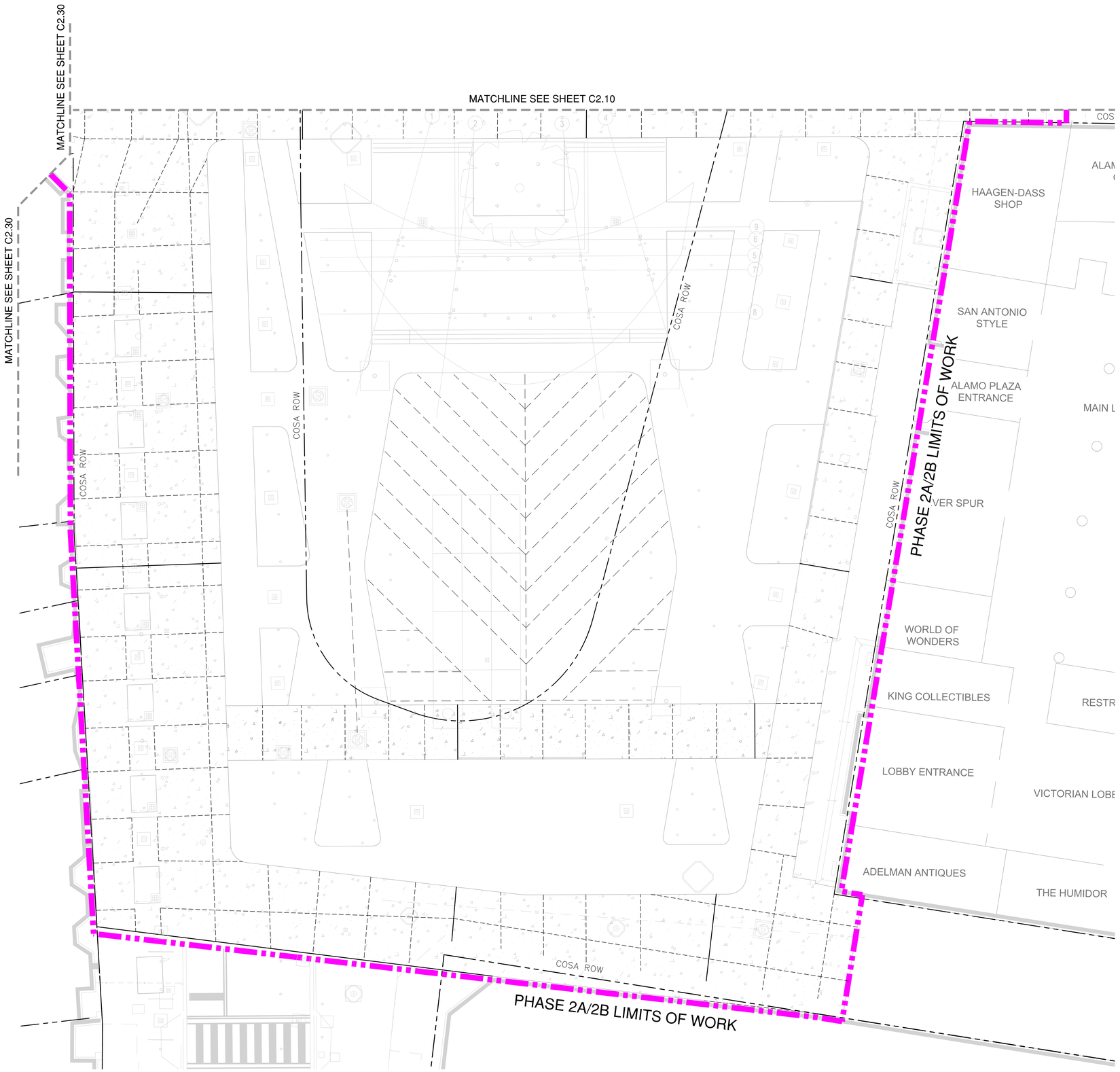

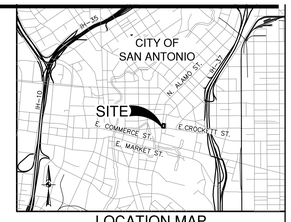

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 10'
0' 10' 20' 30'

LEGEND

- PROPERTY LINE
- PHASE 2A/2B PROJECT LIMITS
- PROPOSED SUB-SLAB CONTRACTION JOINT (REF. C1.40)
- PROPOSED SUB-SLAB EXPANSION JOINT (REF. C1.40)
- PROPOSED WEEP HOLE (REF. C1.40)
- CROSS SECTION DETAIL — C1.40
- PROPOSED CONCRETE SUBSLAB (REF. C1.40 PLANS)

NOTE:
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NOTE:
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NOTE:
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12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DETAILED SUBSLAB PLAN

Scale

C2.20

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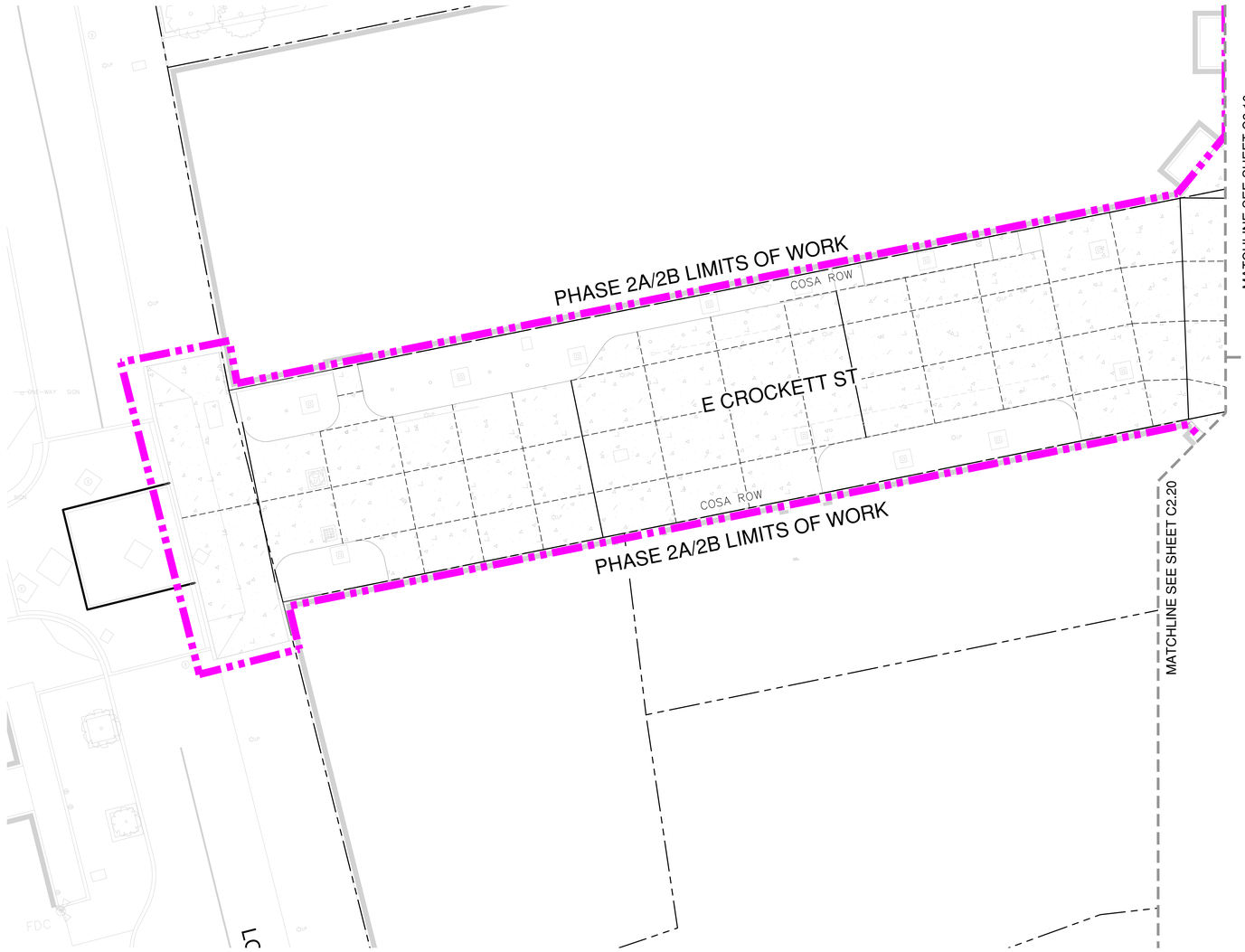

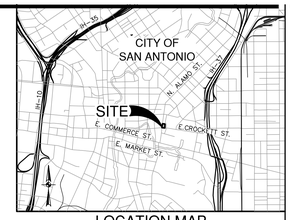

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 10'
0' 10' 20' 30'

LEGEND

- PROPERTY LINE
- PHASE 2A/2B PROJECT LIMITS
- PROPOSED SUB-SLAB CONTRACTION JOINT (REF. C1.40)
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03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DETAILED SUBSLAB PLAN

Scale

C2.30

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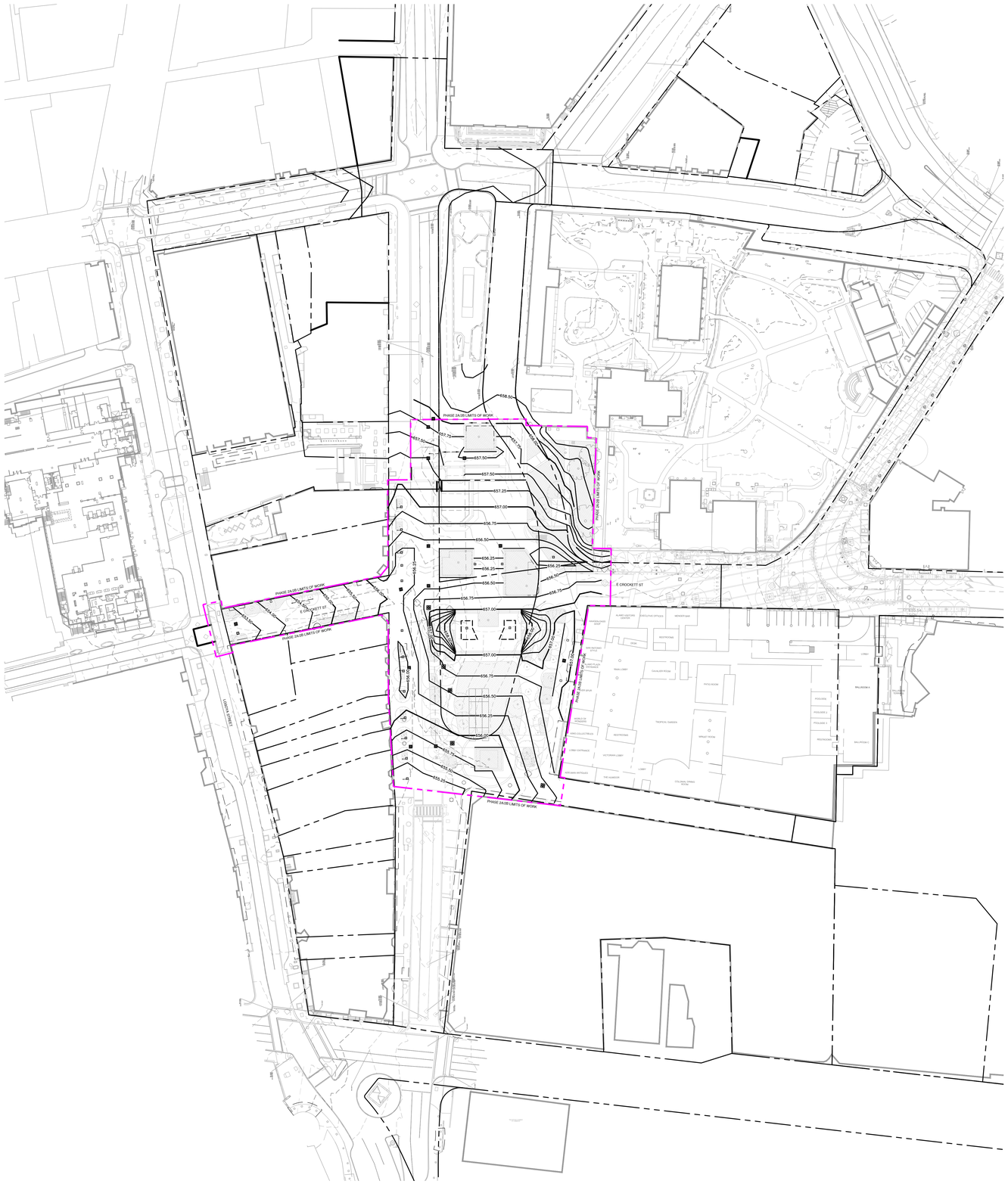
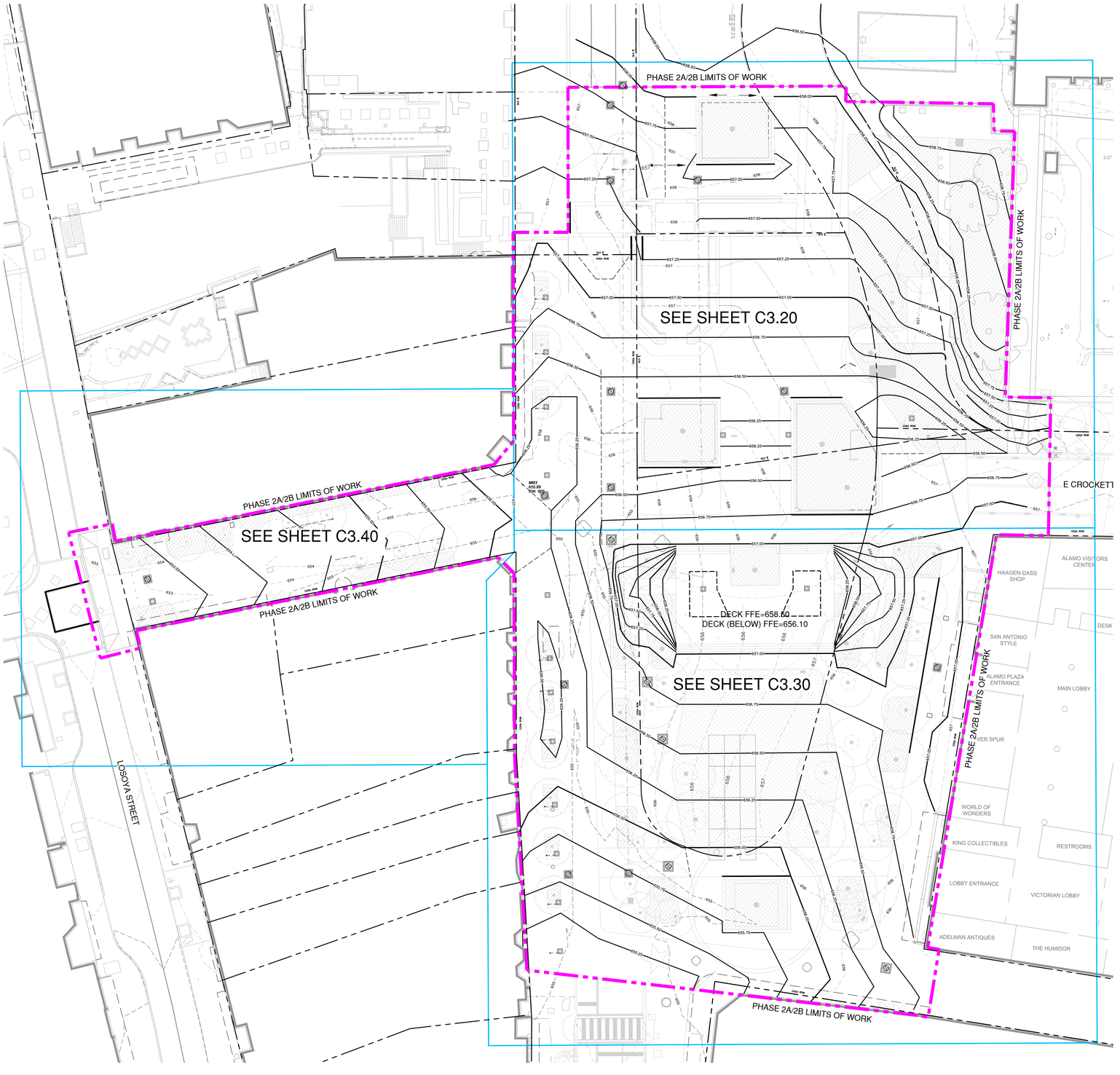
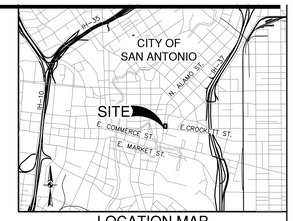

PHASE 2A/2B LIMITS OF WORK
E CROCKETT ST
LOSOYA STREET
PHASE 2A/2B LIMITS OF WORK
PHASE 2A/2B LIMITS OF WORK
PHASE 2A/2B LIMITS OF WORK
PHASE 2A/2B LIMITS OF WORK
PHASE 2A/2B LIMITS OF WORK
E CROCKETT ST
PHASE 2A/2B LIMITS OF WORK
PHASE 2A/2B LIMITS OF WORK
PHASE 2A/2B LIMITS OF WORK
PHASE 2A/2B LIMITS OF WORK
PHASE 2A/2B LIMITS OF WORK





LOCATION MAP
NOT-TO-SCALE

SCALE: 1" = 20'
0' 20' 40' 60'

LEGEND

PROPERTY LINE	
PHASE 2A/2B PROJECT LIMITS	
EXISTING CURB	
DRAINAGE	
EXISTING CONTOURS	
5 FT CONTOUR	885
1 FT CONTOUR	884
PROPOSED CONTOURS	
1 FT CONTOUR	885.00
0.25 FT CONTOUR	884.25
EXISTING SPOT ELEVATIONS	+885.00
PROPOSED SPOT ELEVATIONS	+85.00
EXISTING DIRECTIONAL FLOW ARROW	
PROPOSED DIRECTIONAL FLOW ARROW	

NOTE:
REFERENCE SHEET C0.01 FOR GENERAL CONSTRUCTION NOTES.

GRADING NOTES:

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK WHERE NOT SPECIFICALLY COVERED IN THE SPECIFICATIONS OR GEOTECHNICAL REPORT SHALL CONFORM TO ALL APPLICABLE CITY, COUNTY AND TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (LATEST EDITION).
2. SITE PREPARATION, GRADING, EXCAVATION AND FILL SHALL BE PERFORMED IN ACCORDANCE WITH THE PROJECT GEOTECHNICAL REPORT AND SPECIFICATIONS.
3. ALL SELECT FILL MATERIAL PROVIDED SHALL BE APPROVED BY THE GEOTECHNICAL ENGINEER PRIOR TO PLACING AND COMPACTING.
4. ALL ELEVATIONS AND PROPOSED CONTOURS SHOWN ON THIS GRADING PLAN REFLECT FINISHED GRADES. THE THICKNESS OF PAVING, BASE, GRASS, TOPSOIL, AND MULCH MUST BE SUBTRACTED TO OBTAIN SUB-GRADE ELEVATIONS.
5. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY QUESTIONS THAT MAY ARISE CONCERNING THE INTENT, PLACEMENT, OR LIMITS OF DIMENSIONS OR GRADES NECESSARY FOR CONSTRUCTION OF THIS PROJECT.
6. THE CONTRACTOR SHALL VERIFY THE SUITABILITY OF ALL EXISTING AND PROPOSED SITE CONDITIONS INCLUDING GRADES AND DIMENSIONS BEFORE COMMENCEMENT OF CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL PERMITS, TESTS, APPROVALS AND ACCEPTANCES REQUIRED TO COMPLETE CONSTRUCTION OF THIS PROJECT.
8. THE CONTRACTOR SHALL REMOVE TOP SOIL, GRASS, ROOTS, DEBRIS, ETC. AND DISPOSE OFF SITE THOSE MATERIALS NOT SUITABLE FOR EMBANKMENT AND TOPSOIL. CLEAN STRIPPINGS AND TOPSOIL MAY BE STOCKPILED ON SITE FOR REUSE IN A LOCATION SPECIFIED BY THE OWNER.
9. THE SITE CONTRACTOR SHALL BE RESPONSIBLE FOR SITE STABILIZATION. ALL DISTURBED AREAS SHALL BE REVEGETATED IN ACCORDANCE WITH PROJECT SPECIFICATIONS AND TPDES/SWPPP REQUIREMENTS. REFERENCE THE LANDSCAPE ARCHITECT'S PLAN, IF APPLICABLE.
10. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS (USE OF SILT FENCES, ETC.) TO KEEP DRAINAGE AND SILT FROM WASHING ONTO ADJACENT PROPERTY, STREETS, OR DRAINAGE WAYS. CONTRACTOR SHALL IMMEDIATELY REMOVE SILT/DEBRIS WHICH WASHES OFFSITE OR INTO EXISTING STORM DRAIN SYSTEMS. (SEE SWPPP PLANS & TPDES BOOK).
11. THE CONTRACTOR SHALL OBTAIN GRADES SHOWN HEREON WITHIN +/- ONE-TENTH (0.10) FOOT.
12. IN PROPOSED PAVING AREAS, IT IS INTENDED THAT THE MINIMUM GRADE IS 1%. ALL EARTHEN SLOPES SHALL BE A MAXIMUM OF 3:1 AND A MINIMUM OF 1.0% UNLESS OTHERWISE SHOWN.
13. THE CONTRACTOR SHALL PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING SITE AND PROPOSED IMPROVEMENTS.
14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ITS ORIGINAL OR BETTER, CONDITION ANY DAMAGE DONE TO EXISTING TREES, BUILDINGS, UTILITIES, FENCES, PAVEMENT, CURBS, OR DRIVEWAYS (NO SEPARATE PAY ITEMS).
15. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN WORKING NEAR UTILITIES, GAS LINES, SEWER, OR EXISTING APPURTENANCES. PRIOR TO PERFORMING ANY EXCAVATION, CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES AND ASSURE HIMSELF THAT ALL UTILITIES HAVE BEEN ADEQUATELY LOCATED AND IDENTIFIED. THE ENGINEER SHALL BE NOTIFIED IF ANY UTILITY CONFLICTS ARE DISCOVERED.
16. UTILITIES SHOWN ON THE PLANS ARE FROM INFORMATION SOURCES AVAILABLE AT THE TIME OF DESIGN BUT MAY NOT REPRESENT ALL EXISTING UTILITIES ON SITE. THE CONTRACTOR WILL BE RESPONSIBLE FOR DETERMINING EXACT LOCATION OF ALL UTILITIES WHETHER SHOWN ON THE PLANS OR NOT. THE CONTRACTOR SHALL UNCOVER EXISTING UTILITIES PRIOR TO CONSTRUCTION AND VERIFY SIZE, GRADE AND LOCATION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DEVIATIONS FROM PLANS PRIOR TO BEGINNING CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, SHALL BE THE CONTRACTORS RESPONSIBILITY TO REPAIR, AT HIS OWN EXPENSE.
17. POSITIVE DRAINAGE SHALL BE MAINTAINED THROUGHOUT THE SCOPE OF THE PROJECT. DRAINAGE SHALL BE DIRECTED AWAY FROM ALL BUILDING FOUNDATIONS. CONTRACTOR SHOULD TAKE PRECAUTIONS NOT TO ALLOW ANY PONDING OF WATER.
18. FOR FILL PLACEMENT ON HILL SIDES OR STEEP SLOPE AREAS, THE CONTRACTOR SHALL REFERENCE THE PROJECT SPECIFICATIONS AND GEOTECHNICAL REPORT FOR SPECIAL INSTRUCTIONS REGARDING BENCHING.
19. NO WORK SHALL BE PERFORMED IN A PUBLIC RIGHT-OF-WAY WITHOUT A PERMIT.

NOTE: PER UDC SECTION 35-506 (a)(1)(C)(2), EXISTING AND PROPOSED SIDEWALK, CURB RAMPS, AND DRIVE APPROACHES, WHETHER ONSITE OR IN THE RIGHT-OF-WAY, SHALL COMPLY WITH TEXAS ACCESSIBILITY STANDARDS AND CURRENT CITY OF SAN ANTONIO DESIGN STANDARDS.

NOTE: ALL RIGHT-OF-WAY IMPROVEMENTS TO BE INSPECTED AND APPROVED BY CITY OF SAN ANTONIO (COSA)

NOTES:

CONTRACTOR TO INCLUDE ALLOWANCE FOR ROOF DRAIN CONNECTIONS AND 30 LF OF 8" STORM DRAIN WITH CLEANOUTS AND CAST IRON CLEANOUT COVERS AT UP TO 20 LOCATIONS.

CONTRACTOR TO INCLUDE ALLOWANCE TO RAISE/LOWER AND RE-SET ALL EXISTING UTILITY MANHOLES, CLEANOUTS, AND VALVES AT FINAL BUILD FINISHED GRADE.

CONTRACTOR TO PROVIDE FOR HIGH-VALUE TRENCH DRAINS AT PLANTER EDGES, SMALL DIAMETER STORM DRAIN BETWEEN TRENCH DRAINS, 18" RCP STORM DRAIN DOWNSTREAM OF TRENCH DRAINS, AND MANHOLES AS SHOWN. IN ADDITION, INCLUDE ALLOWANCE FOR 500 LF OF 8" STORM DRAIN AND ALLOWANCE FOR REPLACEMENT OF UP TO 500 LF OF EXISTING 36" STORM DRAIN TO ACCOUNT FOR DAMAGE AND DETERIORATION OF EXISTING DRAINS.

STORM DRAIN NOTES:

1. ALL STORM DRAIN JUNCTION BOX RINGS AND COVERS SHALL BE BOLTED. ALL GRATE INLETS SHALL HAVE GRATES TACK WELDED ON ALL SIDES.
2. CONTRACTOR SHALL GROUT ALL STORM DRAIN JUNCTION BOXES AND DROP STRUCTURES TO DRAIN.
3. CONTRACTOR SHALL PROVIDE MATERIAL SUBMITTALS TO ENGINEER PRIOR TO STORM DRAINAGE CONSTRUCTION. GENERALLY SDR-26 PVC STORM DRAIN PIPE IS ACCEPTABLE UNDER 18", RCP OR HDPE PIPE IS ACCEPTABLE FROM 18" TO 30", AND RCP IS ACCEPTABLE AT 36" AND ABOVE. OTHER MATERIALS MAY BE CONSIDERED.
4. CONTRACTOR SHALL CONCRETE COLLAR ALL STORM DRAINS DIRECT TIE-INS AND CONNECTIONS TO STRUCTURES.
5. ALL ATRIUM DRAINS TO BE ROUND NDS, POLYOLEFIN GRATE WITH U.V. INHIBITORS, BLACK HDPE (OR APPROVED EQUAL)
6. CONTRACTOR TO SUBMIT ROOF DRAIN DOWNSPOUT BOOT TO UNDERGROUND STORM FOR LANDSCAPE/ARCHITECT APPROVAL PRIOR TO INSTALLATION

CAUTION!!!

CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCTBANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

TRENCH EXCAVATION SAFETY PROTECTION

CONTRACTOR AND/ OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/ GEOTECHNICAL/ SAFETY/ EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLY WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATIONS. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

DRAINAGE NOTES:

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK SHALL COMPLY WITH THE PROJECT GEOTECH REPORT, THE PROJECT SPECIFICATIONS, AND THE CURRENT CITY, COUNTY OR TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.
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3. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES. THE CONTRACTOR SHOULD EXERCISE EXTREME CAUTION WHEN WORKING NEAR EXISTING UTILITIES AND SHOULD THEY BE DAMAGED DURING CONSTRUCTION OPERATIONS, THE CONTRACTOR WILL BE REQUIRED TO REPAIR OR REPLACE THE DAMAGED FACILITIES AT CONTRACTOR'S EXPENSE.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ORIGINAL OR BETTER CONDITION DAMAGE DONE TO EXISTING FENCES, CURBS, STREETS, DRIVEWAYS, LANDSCAPING AND STRUCTURES.
5. CONTRACTOR IS RESPONSIBLE FOR REMOVAL OF ALL WASTE MATERIALS UPON PROJECT COMPLETION.
6. WATER JETTING THE BACKFILL OF UTILITY TRENCHES WILL NOT BE PERMITTED.
7. NORTHINGS AND EASTINGS LISTED ON THESE PLANS ARE TO CENTER OF BOX FOR JUNCTION BOXES AND GRATE INLETS AND TO OUTSIDE CORNER FACE OF CURB FOR ALL CURB AND COMBINATION INLETS. ALL LENGTHS OF PIPE ARE TO INSIDE FACE OF STRUCTURES.
8. CONTRACTOR SHALL ENSURE PROPER SIZE OF JUNCTION BOXES NEEDED WHERE INDICATED ON PLAN. CONTRACTOR SHALL CONNECT STORM DRAIN PIPE TO JUNCTION BOXES PER MANUFACTURES SPECIFICATIONS.
9. ALL STORM DRAIN TO JUNCTION BOX CONNECTIONS SHALL HAVE CONCRETE COLLARS.
10. ALL GRATE INLETS MUST BE H20 RATED GRATES.
11. TOPS OF MANHOLES, JUNCTION BOXES AND GRATES SHALL BE SET FLUSH TO FINISHED SURFACE BASED UPON GRADING PLAN.

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TBPE FIRM REGISTRATION #470 I TBPLS FIRM REGISTRATION #100288-00

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Seal / Signature

△ Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
CURRENT SCOPE GRADING PLAN

Scale

C3.10

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Date: Mar 01, 2023, 9:10am, User ID: mcpatmon
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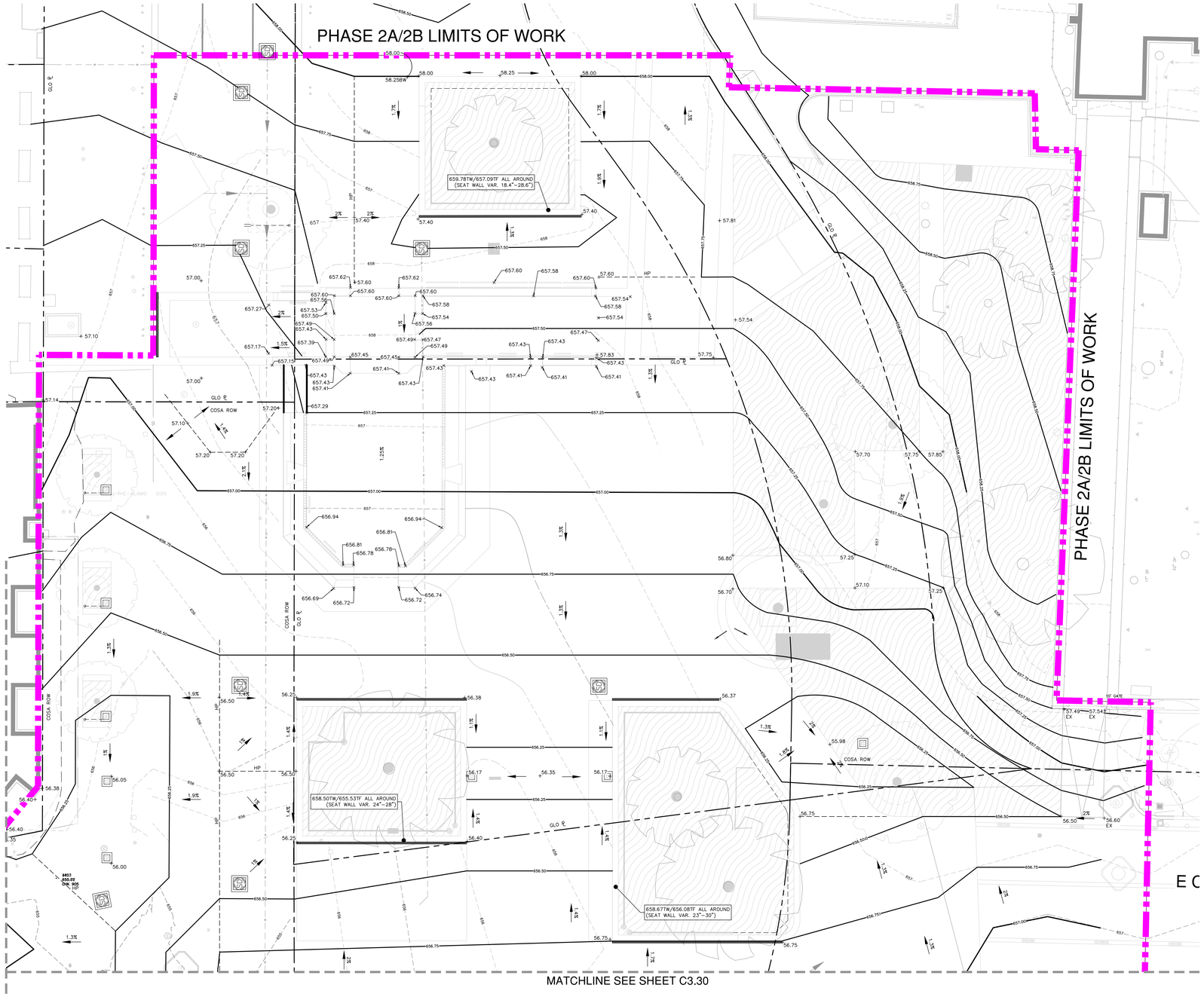

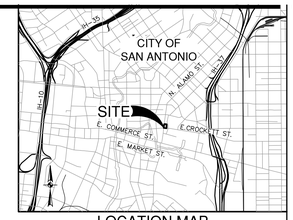

LOCATION MAP
NOT–TO–SCALE

SCALE: 1"= 50'
0' 50' 100' 150'

LEGEND

PROPERTY LINE	
PHASE 2A/2B PROJECT LIMITS	
EXISTING CURB	
DRAINAGE	
EXISTING CONTOURS	
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CAUTION!!!

CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCTBANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1–800–DIG–TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

TRENCH EXCAVATION SAFETY PROTECTION

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Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DETAILED GRADING PLAN

Scale

C3.20

PAPE-DAWSON ENGINEERS
SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TBPE/PM REGISTRATION #470 | TBPLS FIRM REGISTRATION #100288-00

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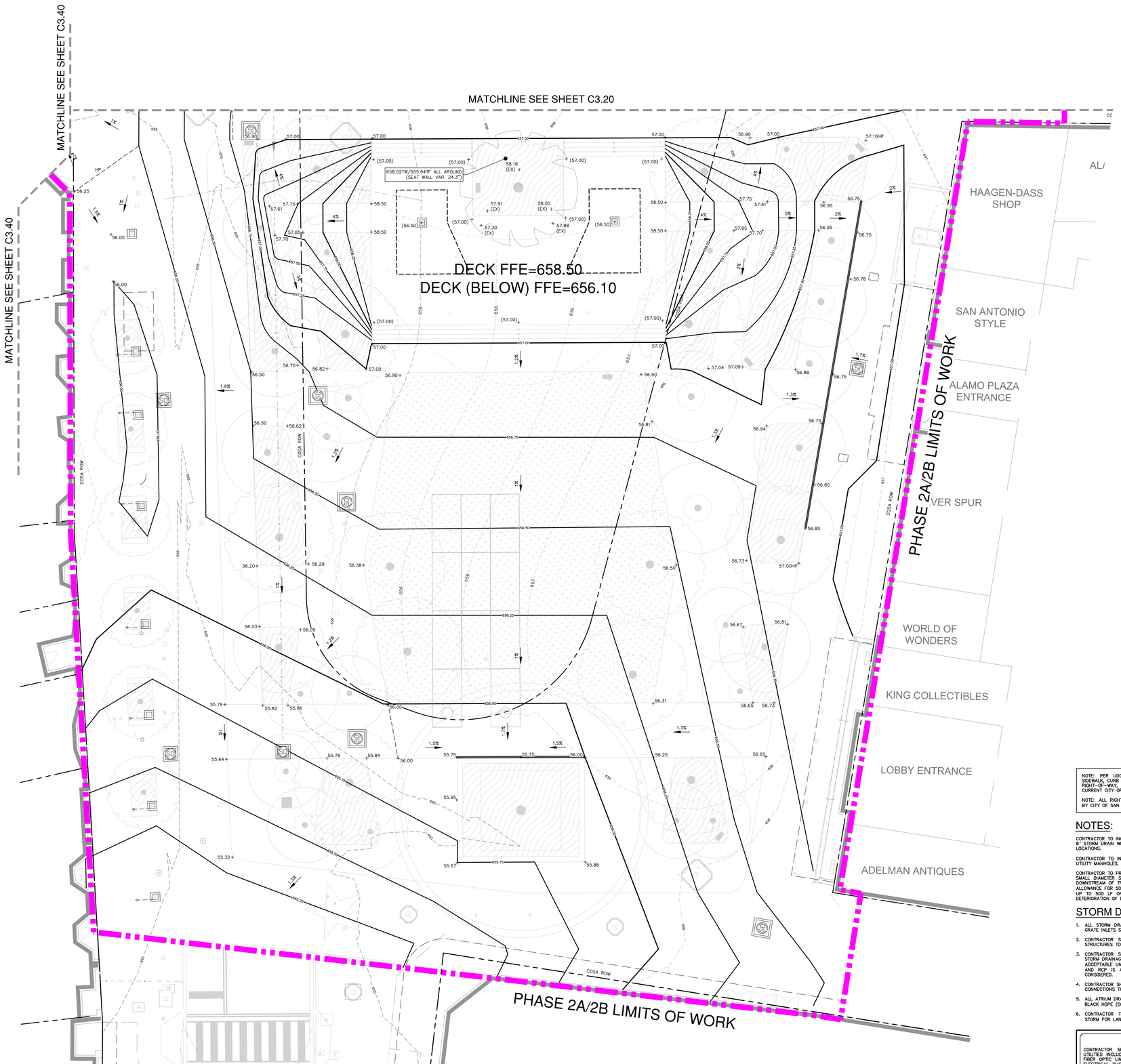

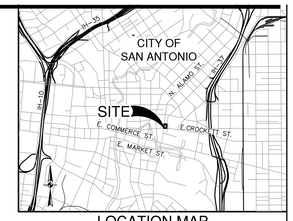

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 50'
0' 50' 100' 150'

LEGEND

PROPERTY LINE	
PHASE 2A/2B PROJECT LIMITS	
EXISTING CURB	
DRAINAGE	
EXISTING CONTOURS	
5 FT CONTOUR	885
1 FT CONTOUR	884
PROPOSED CONTOURS	
1 FT CONTOUR	885.00
0.25 FT CONTOUR	884.25
EXISTING SPOT ELEVATIONS	+885.00
PROPOSED SPOT ELEVATIONS	+85.00
EXISTING DIRECTIONAL FLOW ARROW	
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NOTE:
REFERENCE SHEET C0.01 FOR GENERAL CONSTRUCTION NOTES.

GRADING NOTES:

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK WHERE NOT SPECIFICALLY COVERED IN THE SPECIFICATIONS OR GEOTECHNICAL REPORT SHALL CONFORM TO ALL APPLICABLE CITY, COUNTY AND TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (LATEST EDITION).
2. SITE PREPARATION, GRADING, EXCAVATION AND FILL SHALL BE PERFORMED IN ACCORDANCE WITH THE PROJECT GEOTECHNICAL REPORT AND SPECIFICATIONS.
3. ALL SELECT FILL MATERIAL PROVIDED SHALL BE APPROVED BY THE GEOTECHNICAL ENGINEER PRIOR TO PLACING AND COMPACTING.
4. ALL ELEVATIONS AND PROPOSED CONTOURS SHOWN ON THIS GRADING PLAN REFLECT FINISHED GRADES. THE THICKNESS OF PAVING, BASE, GRASS, TOPSOIL, AND MULCH MUST BE SUBTRACTED TO OBTAIN SUB-GRADE ELEVATIONS.
5. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY QUESTIONS THAT MAY ARISE CONCERNING THE INTENT, PLACEMENT, OR LIMITS OF DIMENSIONS OR GRADES NECESSARY FOR CONSTRUCTION OF THIS PROJECT.
6. THE CONTRACTOR SHALL VERIFY THE SUITABILITY OF ALL EXISTING AND PROPOSED SITE CONDITIONS INCLUDING GRADES AND DIMENSIONS BEFORE COMMENCEMENT OF CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL PERMITS, TESTS, APPROVALS AND ACCEPTANCES REQUIRED TO COMPLETE CONSTRUCTION OF THIS PROJECT.
8. THE CONTRACTOR SHALL REMOVE TOP SOIL, GRASS, ROOTS, DEBRIS, ETC. AND DISPOSE OFF SITE THOSE MATERIALS NOT SUITABLE FOR EMBANKMENT AND TOPSOIL. CLEAN STRIPPINGS AND TOPSOIL MAY BE STOCKPILED ON SITE FOR REUSE IN A LOCATION SPECIFIED BY THE OWNER.
9. THE SITE CONTRACTOR SHALL BE RESPONSIBLE FOR SITE STABILIZATION. ALL DISTURBED AREAS SHALL BE REVEGETATED IN ACCORDANCE WITH PROJECT SPECIFICATIONS AND TPDES/SWPPP REQUIREMENTS. REFERENCE THE LANDSCAPE ARCHITECT'S PLAN, IF APPLICABLE.
10. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS (USE OF SILT FENCES, ETC.) TO KEEP DRAINAGE AND SILT FROM WASHING ONTO ADJACENT PROPERTY, STREETS, OR DRAINAGE WAYS. CONTRACTOR SHALL IMMEDIATELY REMOVE SILT/DEBRIS WHICH WASHES OFFSITE OR INTO EXISTING STORM DRAIN SYSTEMS. (SEE SWPPP PLANS & TPDES BOOK).
11. THE CONTRACTOR SHALL OBTAIN GRADES SHOWN HEREON WITHIN +/- ONE-TENTH (0.10) FOOT.
12. IN PROPOSED PAVING AREAS, IT IS INTENDED THAT THE MINIMUM GRADE IS 1%. ALL EARTHEN SLOPES SHALL BE A MAXIMUM OF 3:1 AND A MINIMUM OF 1.0% UNLESS OTHERWISE SHOWN.
13. THE CONTRACTOR SHALL PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING SITE AND PROPOSED IMPROVEMENTS.
14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ITS ORIGINAL, OR BETTER, CONDITION ANY DAMAGE DONE TO EXISTING TREES, BUILDINGS, UTILITIES, FENCES, PAVEMENT, CURBS, OR DRIVEWAYS (NO SEPARATE PAY ITEMS).
15. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN WORKING NEAR UTILITIES, GAS LINES, SEWER, OR EXISTING APPURTENANCES. PRIOR TO PERFORMING ANY EXCAVATION, CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES AND ASSURE HIMSELF THAT ALL UTILITIES HAVE BEEN ADEQUATELY LOCATED AND IDENTIFIED. THE ENGINEER SHALL BE NOTIFIED IF ANY UTILITY CONFLICTS ARE DISCOVERED.
16. UTILITIES SHOWN ON THE PLANS ARE FROM INFORMATION SOURCES AVAILABLE AT THE TIME OF DESIGN BUT MAY NOT REPRESENT ALL EXISTING UTILITIES ON SITE. THE CONTRACTOR WILL BE RESPONSIBLE FOR DETERMINING EXACT LOCATION OF ALL UTILITIES WHETHER SHOWN ON THE PLANS OR NOT. THE CONTRACTOR SHALL UNCOVER EXISTING UTILITIES PRIOR TO CONSTRUCTION AND VERIFY SIZE, GRADE AND LOCATION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DEVIATIONS FROM PLANS PRIOR TO BEGINNING CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, SHALL BE THE CONTRACTORS RESPONSIBILITY TO REPAIR, AT HIS OWN EXPENSE.
17. POSITIVE DRAINAGE SHALL BE MAINTAINED THROUGHOUT THE SCOPE OF THE PROJECT. DRAINAGE SHALL BE DIRECTED AWAY FROM ALL BUILDING FOUNDATIONS. CONTRACTOR SHOULD TAKE PRECAUTIONS NOT TO ALLOW ANY PONDING OF WATER.
18. FOR FILL PLACEMENT ON HILL SIDES OR STEEP SLOPE AREAS, THE CONTRACTOR SHALL REFERENCE THE PROJECT SPECIFICATIONS AND GEOTECHNICAL REPORT FOR SPECIAL INSTRUCTIONS REGARDING BENCHING.
19. NO WORK SHALL BE PERFORMED IN A PUBLIC RIGHT-OF-WAY WITHOUT A PERMIT.

NOTE: PER UDC SECTION 35-506 (a)(1)(C)(2), EXISTING AND PROPOSED SIDEWALK, CURB RAMPS, AND DRIVE APPROACHES, WHETHER ONSITE OR IN THE RIGHT-OF-WAY, SHALL COMPLY WITH TEXAS ACCESSIBILITY STANDARDS AND CURRENT CITY OF SAN ANTONIO DESIGN STANDARDS.

NOTE: ALL RIGHT-OF-WAY IMPROVEMENTS TO BE INSPECTED AND APPROVED BY CITY OF SAN ANTONIO (COSA)

NOTES:

CONTRACTOR TO INCLUDE ALLOWANCE FOR ROOF DRAIN CONNECTIONS AND 30 LF OF 8" STORM DRAIN WITH CLEANOUTS AND CAST IRON CLEANOUT COVERS AT UP TO 20 LOCATIONS.

CONTRACTOR TO INCLUDE ALLOWANCE TO RAISE/LOWER AND RE-SET ALL EXISTING UTILITY MANHOLES, CLEANOUTS, AND VALVES AT FINAL BUILD FINISHED GRADE.

CONTRACTOR TO PROVIDE FOR FOR HIGH-VALUE TRENCH DRAINS AT PLANTER EDGES, SMALL DIAMETER STORM DRAIN BETWEEN TRENCH DRAINS, 18" RCP STORM DRAIN DOWNSTREAM OF TRENCH DRAINS, AND MANHOLES AS SHOWN. IN ADDITION, INCLUDE ALLOWANCE FOR 500 LF OF 8" STORM DRAIN AND ALLOWANCE FOR REPLACMENT OF UP TO 500 LF OF EXISTING 36" STORM DRAIN TO ACCOUNT FOR DAMAGE AND DETERIORATION OF EXISTING DRAINS.

STORM DRAIN NOTES:

1. ALL STORM DRAIN JUNCTION BOX RINGS AND COVERS SHALL BE BOLTED. ALL GRATE INLETS SHALL HAVE GRATES TACK WELDED ON ALL SIDES.
2. CONTRACTOR SHALL GROUT ALL STORM DRAIN JUNCTION BOXES AND DROP STRUCTURES TO DRAIN.
3. CONTRACTOR SHALL PROVIDE MATERIAL SUBMITTALS TO ENGINEER PRIOR TO STORM DRAINAGE CONSTRUCTION. GENERALLY SDR-26 PVC STORM DRAIN PIPE IS ACCEPTABLE UNDER 18", RCP OR HDPE PIPE IS ACCEPTABLE FROM 18" TO 36", AND RCP IS ACCEPTABLE AT 36" AND ABOVE. OTHER MATERIALS MAY BE CONSIDERED.
4. CONTRACTOR SHALL CONCRETE COLLAR ALL STORM DRAINS DIRECT TIE-INS AND CONNECTIONS TO STRUCTURES.
5. ALL ATRIUM DRAINS TO BE ROUND NDS, POLYOLEFIN GRATE WITH U.V. INHIBITORS, BLACK HDPE (OR APPROVED EQUAL)
6. CONTRACTOR TO SUBMIT ROOF DRAIN DOWNSPOUT BOOT TO UNDERGROUND STORM FOR LANDSCAPE/ARCHITECT APPROVAL PRIOR TO INSTALLATION

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DRAINAGE NOTES:

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK SHALL COMPLY WITH THE PROJECT GEOTECH REPORT, THE PROJECT SPECIFICATIONS, AND THE CURRENT CITY, COUNTY OR TXDOT 'STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION'.
2. THE CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE, AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCT BANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHALL BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTORS SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.
3. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES. THE CONTRACTOR SHOULD EXERCISE EXTREME CAUTION WHEN WORKING NEAR EXISTING UTILITIES AND SHOULD THEY BE DAMAGED DURING CONSTRUCTION OPERATIONS, THE CONTRACTOR WILL BE REQUIRED TO REPAIR OR REPLACE THE DAMAGED FACILITIES AT CONTRACTOR'S EXPENSE.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ORIGINAL OR BETTER CONDITION DAMAGE DONE TO EXISTING FENCES, CURBS, STREETS, DRIVEWAYS, LANDSCAPING AND STRUCTURES.
5. CONTRACTOR IS RESPONSIBLE FOR REMOVAL OF ALL WASTE MATERIALS UPON PROJECT COMPLETION.
6. WATER JETTING THE BACKFILL OF UTILITY TRENCHES WILL NOT BE PERMITTED.
7. NORTHINGS AND EASTINGS LISTED ON THESE PLANS ARE TO CENTER OF BOX FOR JUNCTION BOXES AND GRATE INLETS AND TO OUTSIDE CORNER FACE OF CURB FOR ALL CURB AND COMBINATION INLETS. ALL LENGTHS OF PIPE ARE TO INSIDE FACE OF STRUCTURES.
8. CONTRACTOR SHALL ENSURE PROPER SIZE OF JUNCTION BOXES NEEDED WHERE INDICATED ON PLAN. CONTRACTOR SHALL CONNECT STORM DRAIN PIPE TO JUNCTION BOXES PER MANUFACTURES SPECIFICATIONS.
9. ALL STORM DRAIN TO JUNCTION BOX CONNECTIONS SHALL HAVE CONCRETE COLLARS.
10. ALL GRATE INLETS MUST BE H20 RATED GRATES.
11. TOPS OF MANHOLES, JUNCTION BOXES AND GRATES SHALL BE SET FLUSH TO FINISHED SURFACE BASED UPON GRADING PLAN.

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Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DETAILED GRADING PLAN

Scale

C3.30

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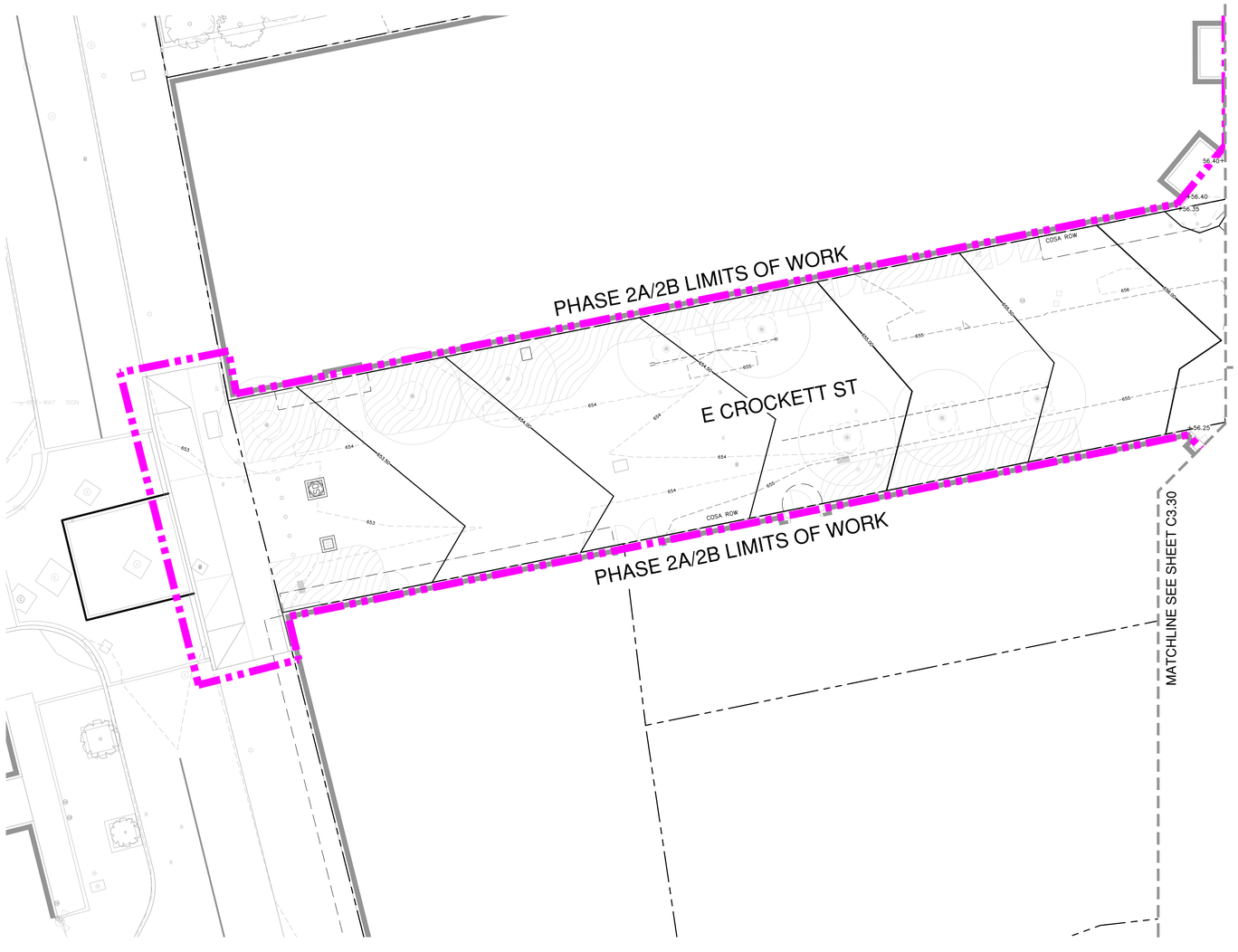

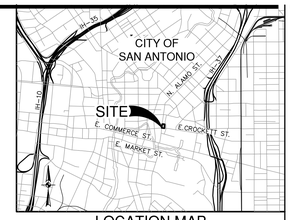

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 50'
0' 50' 100' 150'

LEGEND

PROPERTY LINE	
PHASE 2A/2B PROJECT LIMITS	
EXISTING CURB	
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NOTE:
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Seal / Signature

△ Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DETAILED GRADING PLAN

Scale

C3.40

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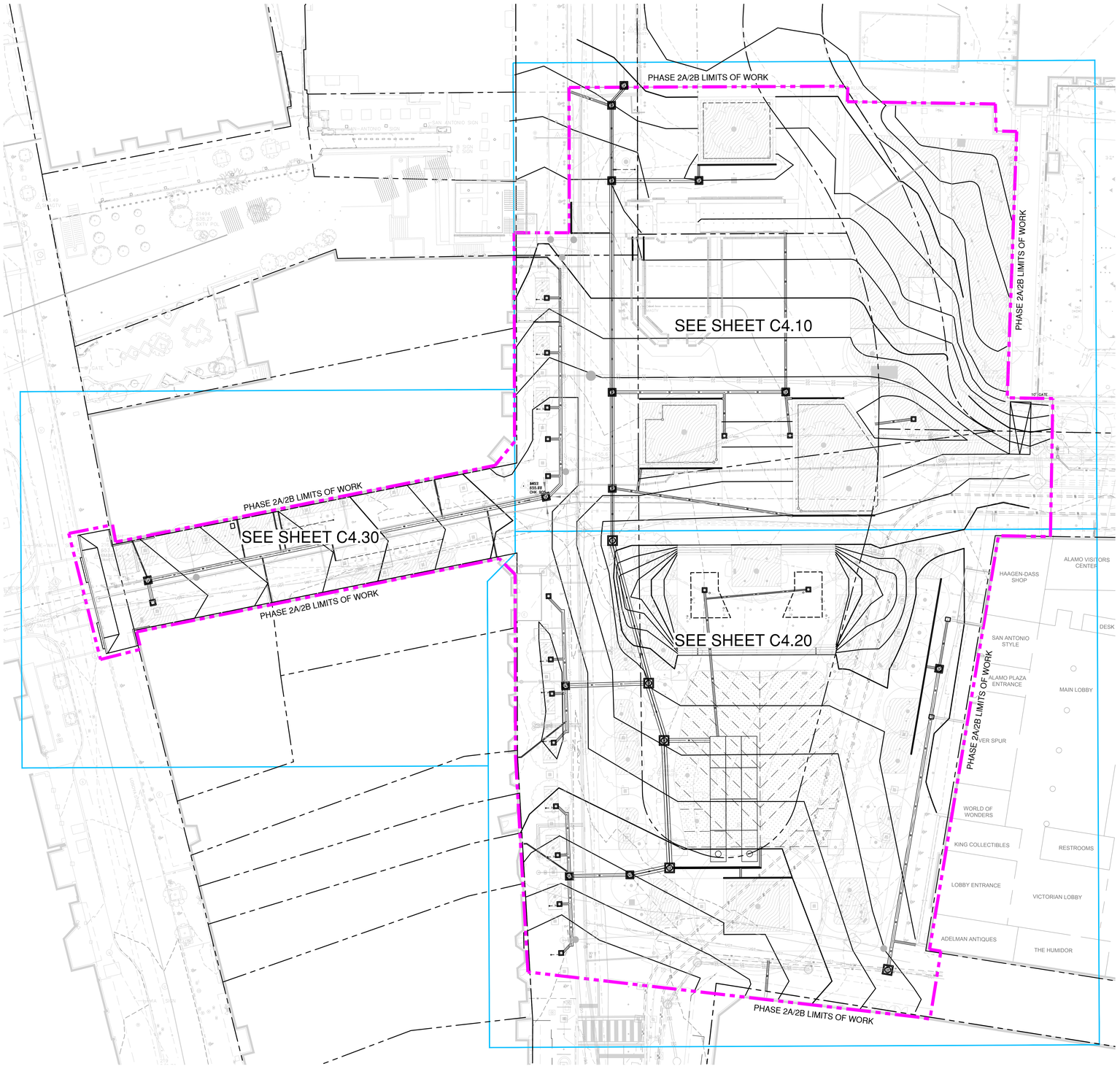

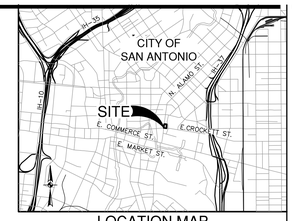

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 20'
0' 20' 40' 60'

LEGEND

PROPERTY LINE	
PHASE 2A/2B PROJECT LIMITS	
EXISTING CURB	
PROPOSED STANDARD CURB	
EXISTING CONTOURS	
5 FT CONTOUR	885
1 FT CONTOUR	884
PROPOSED CONTOURS	
1 FT CONTOUR	885
0.25 FT CONTOUR	884
EXISTING SPOT ELEVATIONS	+885.00
PROPOSED SPOT ELEVATIONS	+85.00
EXISTING DIRECTIONAL FLOW ARROW	
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NOTE:
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19. NO WORK SHALL BE PERFORMED IN A PUBLIC RIGHT-OF-WAY WITHOUT A PERMIT.

NOTE: PER UDC SECTION 35-506 (a)(1)(C)(2), EXISTING AND PROPOSED SIDEWALK, CURB RAMPS, AND DRIVE APPROACHES, WHETHER ONSITE OR IN THE RIGHT-OF-WAY, SHALL COMPLY WITH TEXAS ACCESSIBILITY STANDARDS AND CURRENT CITY OF SAN ANTONIO DESIGN STANDARDS.

NOTE: ALL RIGHT-OF-WAY IMPROVEMENTS TO BE INSPECTED AND APPROVED BY CITY OF SAN ANTONIO (COSA)

STORM DRAIN NOTES:

1. ALL STORM DRAIN JUNCTION BOX RINGS AND COVERS SHALL BE BOLTED. ALL GRATE INLETS SHALL HAVE GRATES TACK WELDED ON ALL SIDES.
2. CONTRACTOR SHALL GROUT ALL STORM DRAIN JUNCTION BOXES AND DROP STRUCTURES TO DRAIN.
3. CONTRACTOR SHALL PROVIDE MATERIAL SUBMITTALS TO ENGINEER PRIOR TO STORM DRAINAGE CONSTRUCTION. GENERALLY SDR-26 PVC STORM DRAIN PIPE IS ACCEPTABLE UNDER 18", RCP OR HDPE PIPE IS ACCEPTABLE FROM 18" TO 30", AND RCP IS ACCEPTABLE AT 36" AND ABOVE. OTHER MATERIALS MAY BE CONSIDERED.
4. CONTRACTOR SHALL CONCRETE COLLAR ALL STORM DRAINS DIRECT TIE-INS AND CONNECTIONS TO STRUCTURES.
5. ALL ATRIUM DRAINS TO BE ROUND NDS, POLYOLEFIN GRATE WITH U.V. INHIBITORS, BLACK HDPE (OR APPROVED EQUAL)
6. CONTRACTOR TO SUBMIT ROOF DRAIN DOWNSPOUT BOOT TO UNDERGROUND STORM FOR LANDSCAPE/ARCHITECT APPROVAL PRIOR TO INSTALLATION

CAUTION!!!

CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCTBANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE, SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

TRENCH EXCAVATION SAFETY PROTECTION

CONTRACTOR AND/ OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/ GEOTECHNICAL/ SAFETY/ EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLY WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATIONS. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

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Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
OVERALL DRAINAGE PLAN

Scale

C4.00

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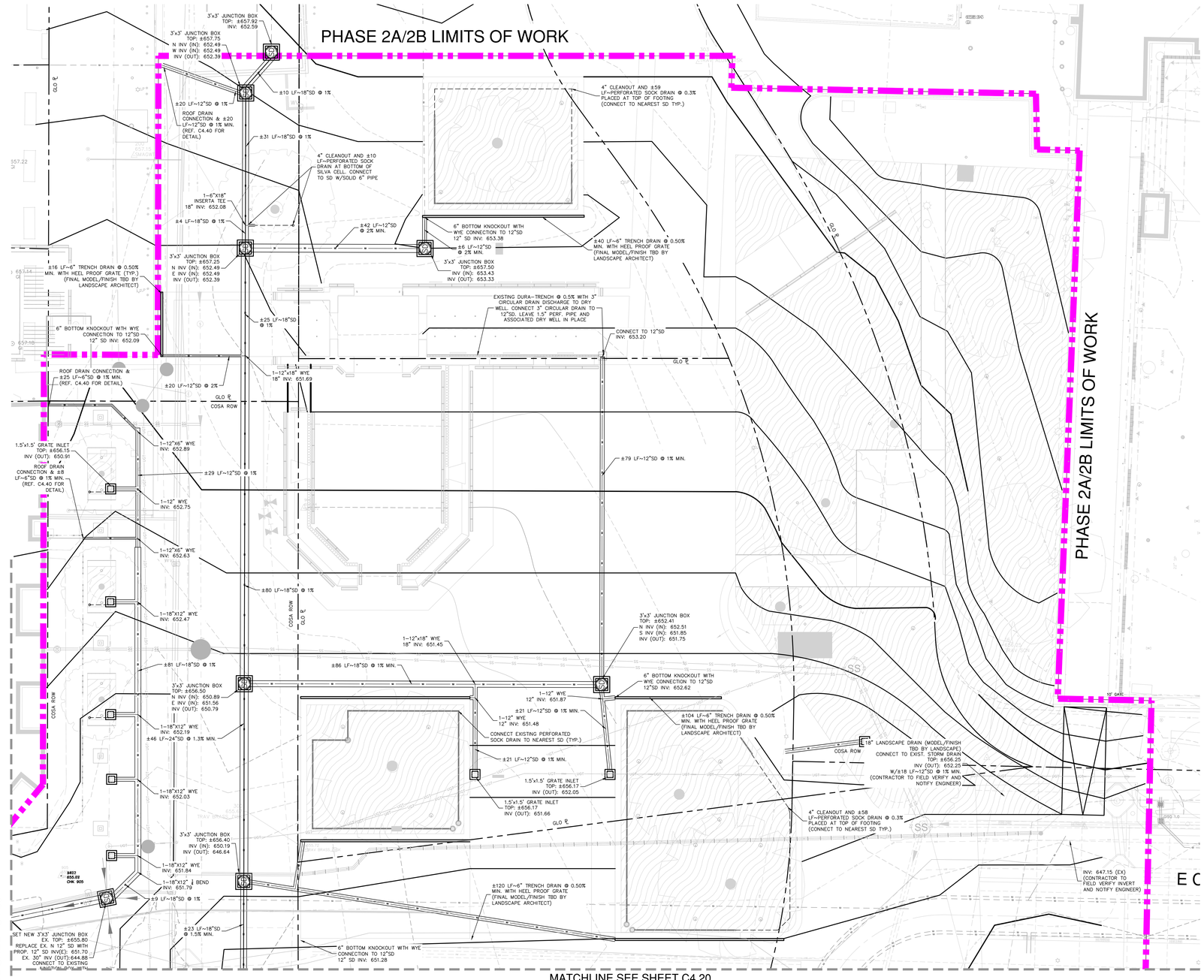

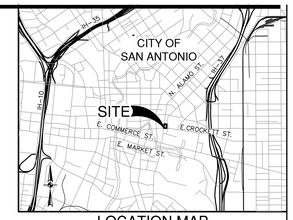

LOCATION MAP
NOT–TO–SCALE

SCALE: 1"= 10'
0' 10' 20' 30'

LEGEND

- PROPERTY LINE
- PHASE 2A/2B PROJECT LIMITS
- EXISTING CURB
- PROPOSED STANDARD CURB
- EXISTING CONTOURS
  - 5 FT CONTOUR 885
  - 1 FT CONTOUR 884
- PROPOSED CONTOURS
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- PROPOSED DIRECTIONAL FLOW ARROW

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13. THE CONTRACTOR SHALL PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING SITE AND PROPOSED IMPROVEMENTS.
14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ITS ORIGINAL, OR BETTER, CONDITION ANY DAMAGE DONE TO EXISTING TREES, BUILDINGS, UTILITIES, FENCES, PAVEMENT, CURBS, OR DRIVEWAYS (NO SEPARATE PAY ITEMS).
15. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN WORKING NEAR UTILITIES, GAS LINES, SEWER, OR EXISTING APPURTENANCES. PRIOR TO PERFORMING ANY EXCAVATION, CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES AND ASSURE HIMSELF THAT ALL UTILITIES HAVE BEEN ADEQUATELY LOCATED AND IDENTIFIED. THE ENGINEER SHALL BE NOTIFIED IF ANY UTILITY CONFLICTS ARE DISCOVERED.
16. UTILITIES SHOWN ON THE PLANS ARE FROM INFORMATION SOURCES AVAILABLE AT THE TIME OF DESIGN BUT MAY NOT REPRESENT ALL EXISTING UTILITIES ON SITE. THE CONTRACTOR WILL BE RESPONSIBLE FOR DETERMINING EXACT LOCATION OF ALL UTILITIES WHETHER SHOWN ON THE PLANS OR NOT. THE CONTRACTOR SHALL UNCOVER EXISTING UTILITIES PRIOR TO CONSTRUCTION AND VERIFY SIZE, GRADE AND LOCATION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DEVIATIONS FROM PLANS PRIOR TO BEGINNING CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, SHALL BE THE CONTRACTORS RESPONSIBILITY TO REPAIR, AT HIS OWN EXPENSE.
17. POSITIVE DRAINAGE SHALL BE MAINTAINED THROUGHOUT THE SCOPE OF THE PROJECT. DRAINAGE SHALL BE DIRECTED AWAY FROM ALL BUILDING FOUNDATIONS. CONTRACTOR SHOULD TAKE PRECAUTIONS NOT TO ALLOW ANY PONDING OF WATER.
18. FOR FILL PLACEMENT ON HILL SIDES OR STEEP SLOPE AREAS, THE CONTRACTOR SHALL REFERENCE THE PROJECT SPECIFICATIONS AND GEOTECHNICAL REPORT FOR SPECIAL INSTRUCTIONS REGARDING BENCHING.
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DRAINAGE NOTES:

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3. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES. THE CONTRACTOR SHOULD EXERCISE EXTREME CAUTION WHEN WORKING NEAR EXISTING UTILITIES AND SHOULD THEY BE DAMAGED DURING CONSTRUCTION OPERATIONS, THE CONTRACTOR WILL BE REQUIRED TO REPAIR OR REPLACE THE DAMAGED FACILITIES AT CONTRACTOR'S EXPENSE.
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10. ALL GRATE INLETS MUST BE H20 RATED GRATES.
11. TOPS OF MANHOLES, JUNCTION BOXES AND GRATES SHALL BE SET FLUSH TO FINISHED SURFACE BASED UPON GRADING PLAN.

NOTE: PER UDC SECTION 35–506 (a)(1)(C)(2), EXISTING AND PROPOSED SIDEWALK, CURB RAMPS, AND DRIVE APPROACHES, WHETHER ONSITE OR IN THE RIGHT–OF–WAY, SHALL COMPLY WITH TEXAS ACCESSIBILITY STANDARDS AND CURRENT CITY OF SAN ANTONIO DESIGN STANDARDS.

NOTE: ALL RIGHT–OF–WAY IMPROVEMENTS TO BE INSPECTED AND APPROVED BY CITY OF SAN ANTONIO (COSA)

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This document is not to be used for CONSTRUCTION.

Seal / Signature

△ Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DETAILED DRAINAGE PLAN

Scale

C4.10

PAPE-DAWSON ENGINEERS
SAN ANTONIO | AUSTIN | HOUSTON | FORT WORTH | DALLAS
2000 NW LOOP 410 | SAN ANTONIO, TX 78213 | 210.375.9000
TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

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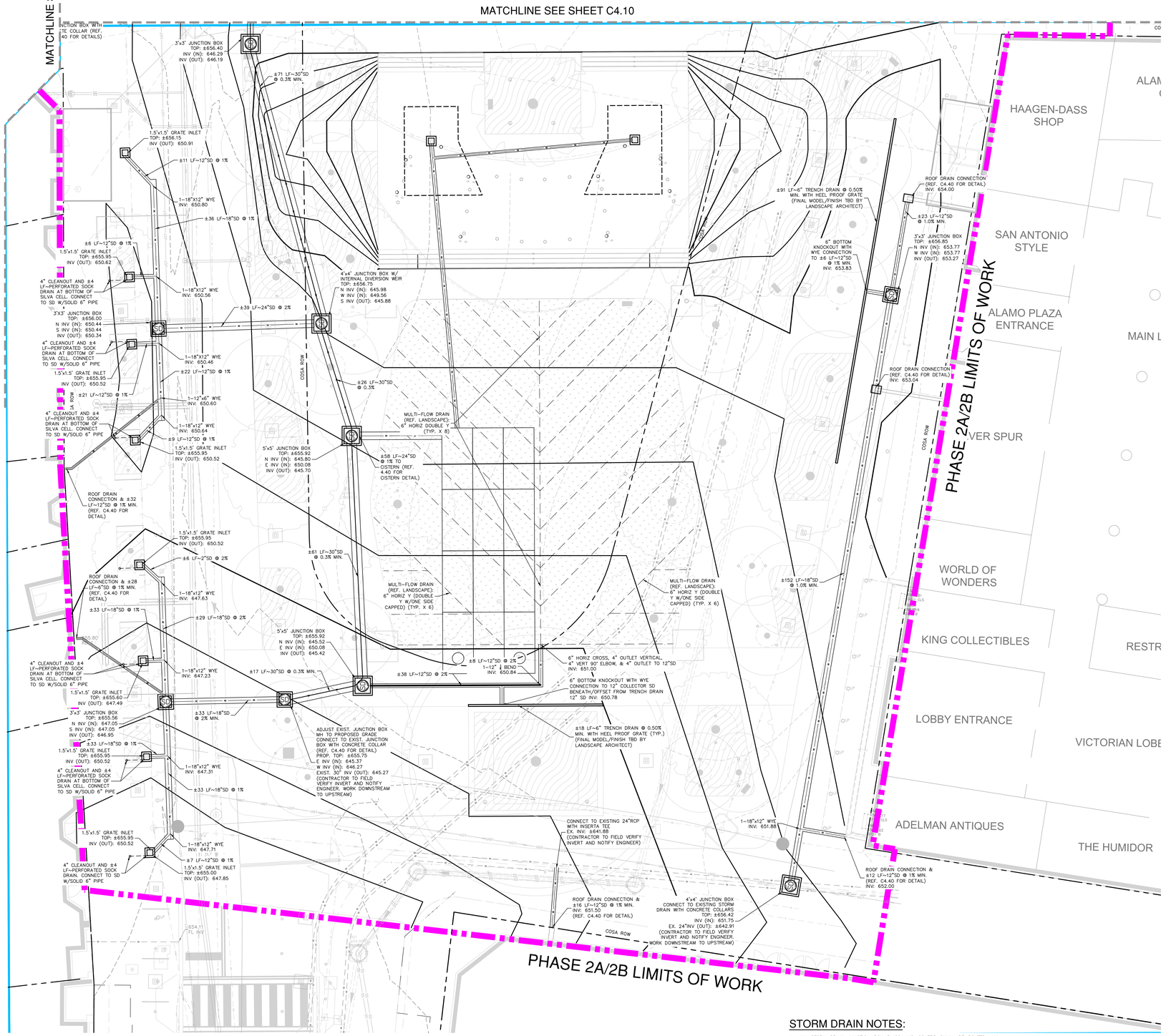

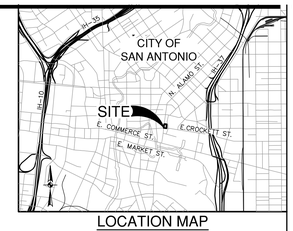

LOCATION MAP
NOT–TO–SCALE

SCALE: 1"= 10'
0' 10' 20' 30'

LEGEND

PROPERTY LINE	
PHASE 2A/2B PROJECT LIMITS	
EXISTING CURB	
PROPOSED STANDARD CURB	
EXISTING CONTOURS	885
5 FT CONTOUR	884
1 FT CONTOUR	
PROPOSED CONTOURS	885
1 FT CONTOUR	884
0.25 FT CONTOUR	
EXISTING SPOT ELEVATIONS	+885.00
PROPOSED SPOT ELEVATIONS	+85.00
EXISTING DIRECTIONAL FLOW ARROW	
PROPOSED DIRECTIONAL FLOW ARROW	

NOTE:
REFERENCE SHEET C0.01 FOR GENERAL CONSTRUCTION NOTES

GRADING NOTES:

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK WHERE NOT SPECIFICALLY COVERED IN THE SPECIFICATIONS OR GEOTECHNICAL REPORT SHALL CONFORM TO ALL APPLICABLE CITY, COUNTY AND TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION (LATEST EDITION).
2. SITE PREPARATION, GRADING, EXCAVATION AND FILL SHALL BE PERFORMED IN ACCORDANCE WITH THE PROJECT GEOTECHNICAL REPORT AND SPECIFICATIONS.
3. ALL SELECT FILL MATERIAL PROVIDED SHALL BE APPROVED BY THE GEOTECHNICAL ENGINEER PRIOR TO PLACING AND COMPACTING.
4. ALL ELEVATIONS AND PROPOSED CONTOURS SHOWN ON THIS GRADING PLAN REFLECT FINISHED GRADES. THE THICKNESS OF PAVING, BASE, GRASS, TOPSOIL, AND MULCH MUST BE SUBTRACTED TO OBTAIN SUB-GRADE ELEVATIONS.
5. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY QUESTIONS THAT MAY ARISE CONCERNING THE INTENT, PLACEMENT, OR LIMITS OF DIMENSIONS OR GRADES NECESSARY FOR CONSTRUCTION OF THIS PROJECT.
6. THE CONTRACTOR SHALL VERIFY THE SUITABILITY OF ALL EXISTING AND PROPOSED SITE CONDITIONS INCLUDING GRADES AND DIMENSIONS BEFORE COMMENCEMENT OF CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL PERMITS, TESTS, APPROVALS AND ACCEPTANCES REQUIRED TO COMPLETE CONSTRUCTION OF THIS PROJECT.
8. THE CONTRACTOR SHALL REMOVE TOP SOIL, GRASS, ROOTS, DEBRIS, ETC. AND DISPOSE OFF SITE THOSE MATERIALS NOT SUITABLE FOR EMBANKMENT AND TOPSOIL. CLEAN STRIPPINGS AND TOPSOIL MAY BE STOCKPILED ON SITE FOR REUSE IN A LOCATION SPECIFIED BY THE OWNER.
9. THE SITE CONTRACTOR SHALL BE RESPONSIBLE FOR SITE STABILIZATION. ALL DISTURBED AREAS SHALL BE REVEGETATED IN ACCORDANCE WITH PROJECT SPECIFICATIONS AND TPDES/SWPPP REQUIREMENTS. REFERENCE THE LANDSCAPE ARCHITECT'S PLAN, IF APPLICABLE.
10. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS (USE OF SILT FENCES, ETC.) TO KEEP DRAINAGE AND SILT FROM WASHING ONTO ADJACENT PROPERTY, STREETS, OR DRAINAGE WAYS. CONTRACTOR SHALL IMMEDIATELY REMOVE SILT/DEBRIS WHICH WASHES OFFSITE OR INTO EXISTING STORM DRAIN SYSTEMS. (SEE SWPPP PLANS & TPDES BOOK).
11. THE CONTRACTOR SHALL OBTAIN GRADES SHOWN HEREON WITHIN +/– ONE–TENTH (0.10) FOOT.
12. IN PROPOSED PAVING AREAS, IT IS INTENDED THAT THE MINIMUM GRADE IS 1% ALL EARTHEN SLOPES SHALL BE A MAXIMUM OF 3:1 AND A MINIMUM OF 1.00% UNLESS OTHERWISE SHOWN.
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Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DETAILED DRAINAGE PLAN

Scale

C4.20

PAPE-DAWSON ENGINEERS
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TBPE FIRM REGISTRATION #470 I TBPLS FIRM REGISTRATION #100288800

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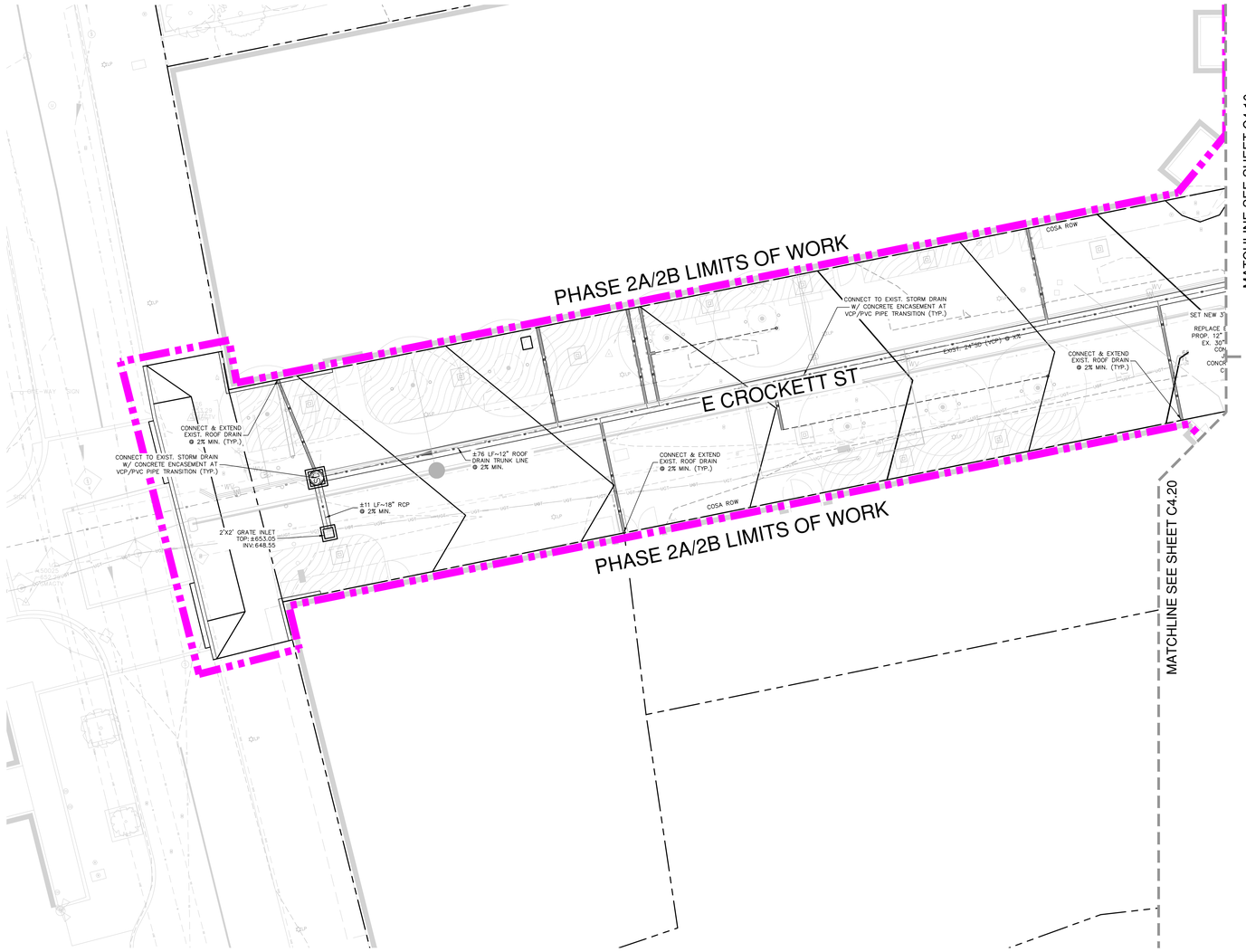

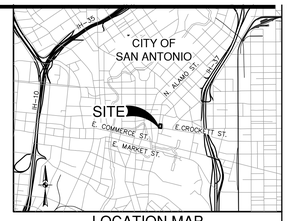

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 10'
0' 10' 20' 30'

LEGEND

PROPERTY LINE	
PHASE 2A/2B PROJECT LIMITS	
EXISTING CURB	
PROPOSED STANDARD CURB	
EXISTING CONTOURS	
5 FT CONTOUR	885
1 FT CONTOUR	884
PROPOSED CONTOURS	
1 FT CONTOUR	885
0.25 FT CONTOUR	884
EXISTING SPOT ELEVATIONS	+885.00
PROPOSED SPOT ELEVATIONS	+85.00
EXISTING DIRECTIONAL FLOW ARROW	
PROPOSED DIRECTIONAL FLOW ARROW	

NOTE:
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2. SITE PREPARATION, GRADING, EXCAVATION AND FILL SHALL BE PERFORMED IN ACCORDANCE WITH THE PROJECT GEOTECHNICAL REPORT AND SPECIFICATIONS.
3. ALL SELECT FILL MATERIAL PROVIDED SHALL BE APPROVED BY THE GEOTECHNICAL ENGINEER PRIOR TO PLACING AND COMPACTING.
4. ALL ELEVATIONS AND PROPOSED CONTOURS SHOWN ON THIS GRADING PLAN REFLECT FINISHED GRADES. THE THICKNESS OF PAVING, BASE, GRASS, TOPSOIL, AND MULCH MUST BE SUBTRACTED TO OBTAIN SUB-GRADE ELEVATIONS.
5. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY QUESTIONS THAT MAY ARISE CONCERNING THE INTENT, PLACEMENT, OR LIMITS OF DIMENSIONS OR GRADES NECESSARY FOR CONSTRUCTION OF THIS PROJECT.
6. THE CONTRACTOR SHALL VERIFY THE SUITABILITY OF ALL EXISTING AND PROPOSED SITE CONDITIONS INCLUDING GRADES AND DIMENSIONS BEFORE COMMENCEMENT OF CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL PERMITS, TESTS, APPROVALS AND ACCEPTANCES REQUIRED TO COMPLETE CONSTRUCTION OF THIS PROJECT.
8. THE CONTRACTOR SHALL REMOVE TOP SOIL, GRASS, ROOTS, DEBRIS, ETC. AND DISPOSE OFF SITE. THOSE MATERIALS NOT SUITABLE FOR EMBANKMENT AND TOPSOIL. CLEAN STRIPPINGS AND TOPSOIL MAY BE STOCKPILED ON SITE FOR REUSE IN A LOCATION SPECIFIED BY THE OWNER.
9. THE SITE CONTRACTOR SHALL BE RESPONSIBLE FOR SITE STABILIZATION. ALL DISTURBED AREAS SHALL BE REVEGETATED IN ACCORDANCE WITH PROJECT SPECIFICATIONS AND TPDES/SWPPP REQUIREMENTS. REFERENCE THE LANDSCAPE ARCHITECT'S PLAN, IF APPLICABLE.
10. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS (USE OF SILT FENCES, ETC.) TO KEEP DRAINAGE AND SILT FROM WASHING ONTO ADJACENT PROPERTY, STREETS, OR DRAINAGE WAYS. CONTRACTOR SHALL IMMEDIATELY REMOVE SILT/DEBRIS WHICH WASHES OFFSITE OR INTO EXISTING STORM DRAIN SYSTEMS. (SEE SWPPP PLANS & TPDES BOOK).
11. THE CONTRACTOR SHALL OBTAIN GRADES SHOWN HEREON WITHIN +/- ONE-TENTH (0.10) FOOT.
12. IN PROPOSED PAVING AREAS, IT IS INTENDED THAT THE MINIMUM GRADE IS 1%. ALL EARTHEN SLOPES SHALL BE A MAXIMUM OF 3:1 AND A MINIMUM OF 1.0% UNLESS OTHERWISE SHOWN.
13. THE CONTRACTOR SHALL PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING SITE AND PROPOSED IMPROVEMENTS.
14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ITS ORIGINAL, OR BETTER, CONDITION ANY DAMAGE DONE TO EXISTING TREES, BUILDINGS, UTILITIES, FENCES, PAVEMENT, CURBS, OR DRIVEWAYS (NO SEPARATE PAY ITEMS).
15. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN WORKING NEAR UTILITIES, GAS LINES, SEWER, OR EXISTING APPURTENANCES. PRIOR TO PERFORMING ANY EXCAVATION, CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES AND ASSURE HIMSELF THAT ALL UTILITIES HAVE BEEN ADEQUATELY LOCATED AND IDENTIFIED. THE ENGINEER SHALL BE NOTIFIED IF ANY UTILITY CONFLICTS ARE DISCOVERED.
16. UTILITIES SHOWN ON THE PLANS ARE FROM INFORMATION SOURCES AVAILABLE AT THE TIME OF DESIGN BUT MAY NOT REPRESENT ALL EXISTING UTILITIES ON SITE. THE CONTRACTOR WILL BE RESPONSIBLE FOR DETERMINING EXACT LOCATION OF ALL UTILITIES WHETHER SHOWN ON THE PLANS OR NOT. THE CONTRACTOR SHALL UNCOVER EXISTING UTILITIES PRIOR TO CONSTRUCTION AND VERIFY SIZE, GRADE AND LOCATION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY DEVIATIONS FROM PLANS PRIOR TO BEGINNING CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, SHALL BE THE CONTRACTORS RESPONSIBILITY TO REPAIR, AT HIS OWN EXPENSE.
17. POSITIVE DRAINAGE SHALL BE MAINTAINED THROUGHOUT THE SCOPE OF THE PROJECT. DRAINAGE SHALL BE DIRECTED AWAY FROM ALL BUILDING FOUNDATIONS. CONTRACTOR SHOULD TAKE PRECAUTIONS NOT TO ALLOW ANY PONDING OF WATER.
18. FOR FILL PLACEMENT ON HILL SIDES OR STEEP SLOPE AREAS, THE CONTRACTOR SHALL REFERENCE THE PROJECT SPECIFICATIONS AND GEOTECHNICAL REPORT FOR SPECIAL INSTRUCTIONS REGARDING BENCHING.
19. NO WORK SHALL BE PERFORMED IN A PUBLIC RIGHT-OF-WAY WITHOUT A PERMIT.

DRAINAGE NOTES:

1. ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THIS SCOPE OF WORK SHALL COMPLY WITH THE PROJECT GEOTECH REPORT, THE PROJECT SPECIFICATIONS, AND THE CURRENT CITY, COUNTY OR TXDOT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.
2. THE CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE, AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCT BANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHALL BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTORS SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.
3. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES. THE CONTRACTOR SHOULD EXERCISE EXTREME CAUTION WHEN WORKING NEAR EXISTING UTILITIES AND SHOULD THEY BE DAMAGED DURING CONSTRUCTION OPERATIONS, THE CONTRACTOR WILL BE REQUIRED TO REPAIR OR REPLACE THE DAMAGED FACILITIES AT CONTRACTOR'S EXPENSE.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ORIGINAL OR BETTER CONDITION DAMAGE DONE TO EXISTING FENCES, CURBS, STREETS, DRIVEWAYS, LANDSCAPING AND STRUCTURES.
5. CONTRACTOR IS RESPONSIBLE FOR REMOVAL OF ALL WASTE MATERIALS UPON PROJECT COMPLETION.
6. WATER JETTING THE BACKFILL OF UTILITY TRENCHES WILL NOT BE PERMITTED.
7. NORTHINGS AND EASTINGS LISTED ON THESE PLANS ARE TO CENTER OF BOX FOR JUNCTION BOXES AND GRATE INLETS AND TO OUTSIDE CORNER FACE OF CURB FOR ALL CURB AND COMBINATION INLETS. ALL LENGTHS OF PIPE ARE TO INSIDE FACE OF STRUCTURES.
8. CONTRACTOR SHALL ENSURE PROPER SIZE OF JUNCTION BOXES NEEDED WHERE INDICATED ON PLAN. CONTRACTOR SHALL CONNECT STORM DRAIN PIPE TO JUNCTION BOXES PER MANUFACTURES SPECIFICATIONS.
9. ALL STORM DRAIN TO JUNCTION BOX CONNECTIONS SHALL HAVE CONCRETE COLLARS.
10. ALL GRATE INLETS MUST BE H20 RATED GRATES.
11. TOPS OF MANHOLES, JUNCTION BOXES AND GRATES SHALL BE SET FLUSH TO FINISHED SURFACE BASED UPON GRADING PLAN.

STORM DRAIN NOTES:

1. ALL STORM DRAIN JUNCTION BOX RINGS AND COVERS SHALL BE BOLTED. ALL GRATE INLETS SHALL HAVE GRATES TACK WELDED ON ALL SIDES.
2. CONTRACTOR SHALL GROUT ALL STORM DRAIN JUNCTION BOXES AND DROP STRUCTURES TO DRAIN.
3. CONTRACTOR SHALL PROVIDE MATERIAL SUBMITTALS TO ENGINEER PRIOR TO STORM DRAINAGE CONSTRUCTION. GENERALLY SDR-26 PVC STORM DRAIN PIPE IS ACCEPTABLE UNDER 18", RCP OR HDPE PIPE IS ACCEPTABLE FROM 18" TO 30", AND RCP IS ACCEPTABLE AT 36" AND ABOVE. OTHER MATERIALS MAY BE CONSIDERED.
4. CONTRACTOR SHALL CONCRETE COLLAR ALL STORM DRAINS DIRECT TIE-INS AND CONNECTIONS TO STRUCTURES.
5. ALL ATRIUM DRAINS TO BE ROUND NDS, POLYOLEFIN GRATE WITH U.V. INHIBITORS, BLACK HDPE (OR APPROVED EQUAL)
6. CONTRACTOR TO SUBMIT ROOF DRAIN DOWNSPOUT BOOT TO UNDERGROUND STORM FOR LANDSCAPE/ARCHITECT APPROVAL PRIOR TO INSTALLATION

NOTE: PER UDC SECTION 35-506 (a)(1)(C)(2), EXISTING AND PROPOSED SIDEWALK, CURB RAMPS, AND DRIVE APPROACHES, WHETHER ONSITE OR IN THE RIGHT-OF-WAY, SHALL COMPLY WITH TEXAS ACCESSIBILITY STANDARDS AND CURRENT CITY OF SAN ANTONIO DESIGN STANDARDS.

NOTE: ALL RIGHT-OF-WAY IMPROVEMENTS TO BE INSPECTED AND APPROVED BY CITY OF SAN ANTONIO (COSA)

CAUTION!!!

CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCTBANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

TRENCH EXCAVATION SAFETY PROTECTION

CONTRACTOR AND/ OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/ GEOTECHNICAL/ SAFETY/ EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLY WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATIONS. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

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△ Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DETAILED GRADING PLAN

Scale

C4.30

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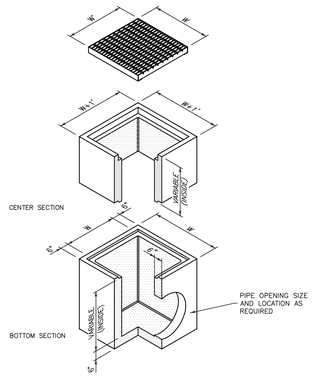

1 TYPICAL GRATE INLET

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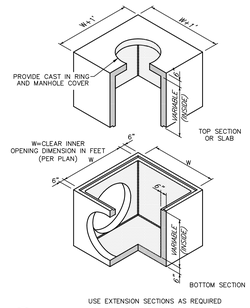

5 TYPICAL JUNCTION BOX

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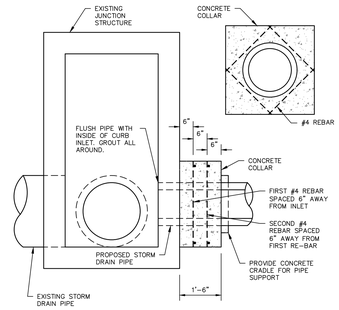

8 JUNCTION BOX/GRATE INLET TIE-IN

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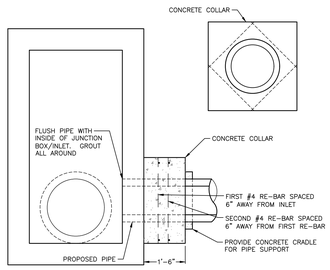

2 CONCRETE COLLAR DETAIL

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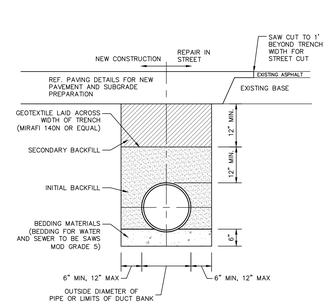

6 UTILITY & STORM DRAINAGE TRENCH

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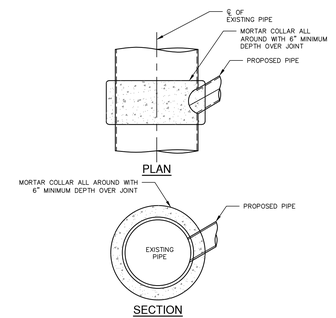

9 STORM PIPE CONNECTION

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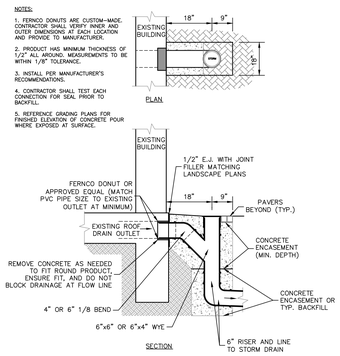

3 ROOF DRAIN CONNECTION DETAIL

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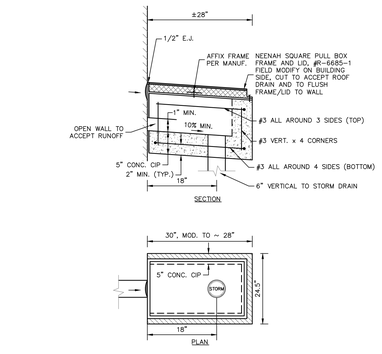

7 SHALLOW ROOF DRAIN CONNECTION DETAIL

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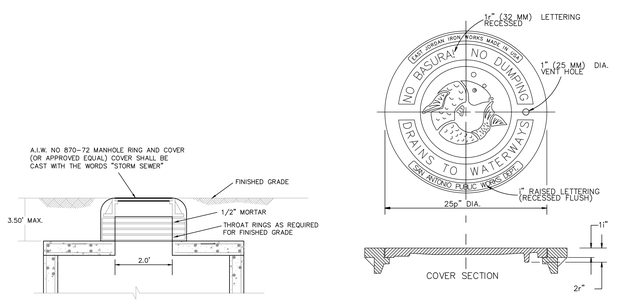

4 JUNCTION BOX MANHOLE LID DETAIL

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Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
DRAINAGE DETAILS

Scale

C4.40

PAPE-DAWSON ENGINEERS
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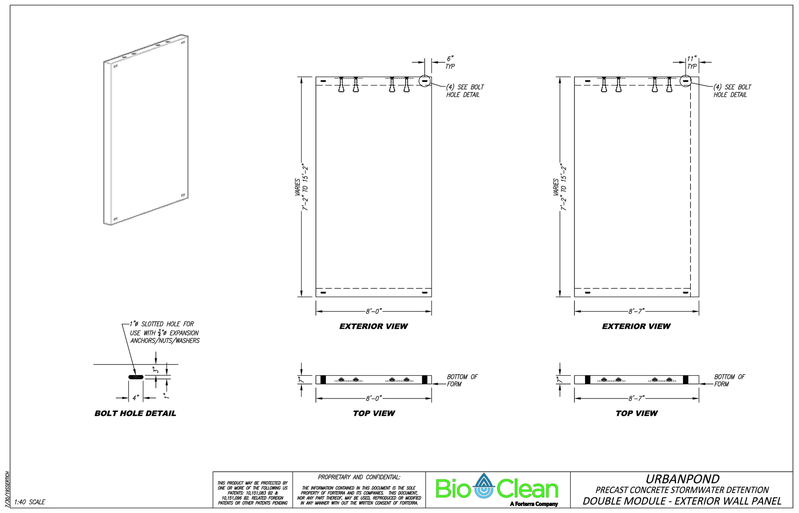

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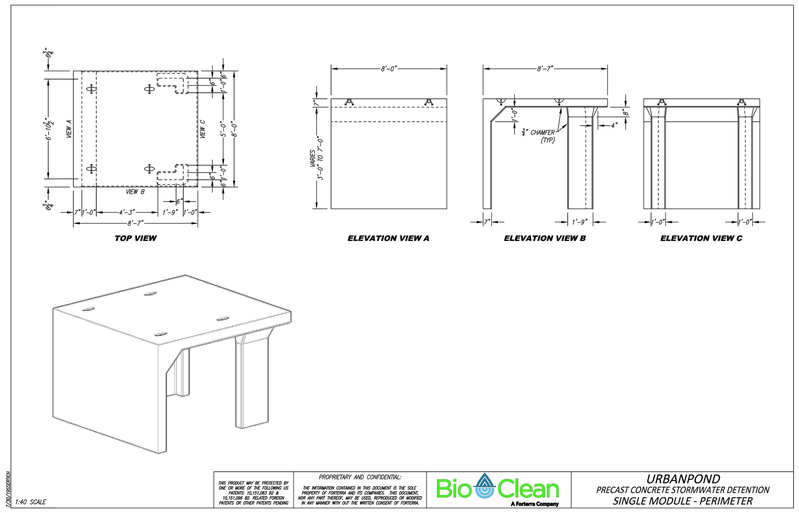
URBANPOND
PRECAST CONCRETE STORMWATER DETENTION
DOUBLE MODULE - EXTERIOR WALL PANEL



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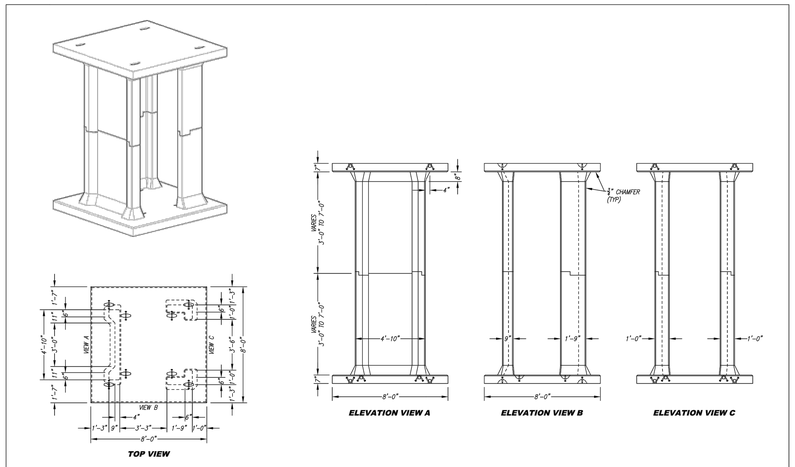
URBANPOND
PRECAST CONCRETE STORMWATER DETENTION
SINGLE MODULE - PERIMETER



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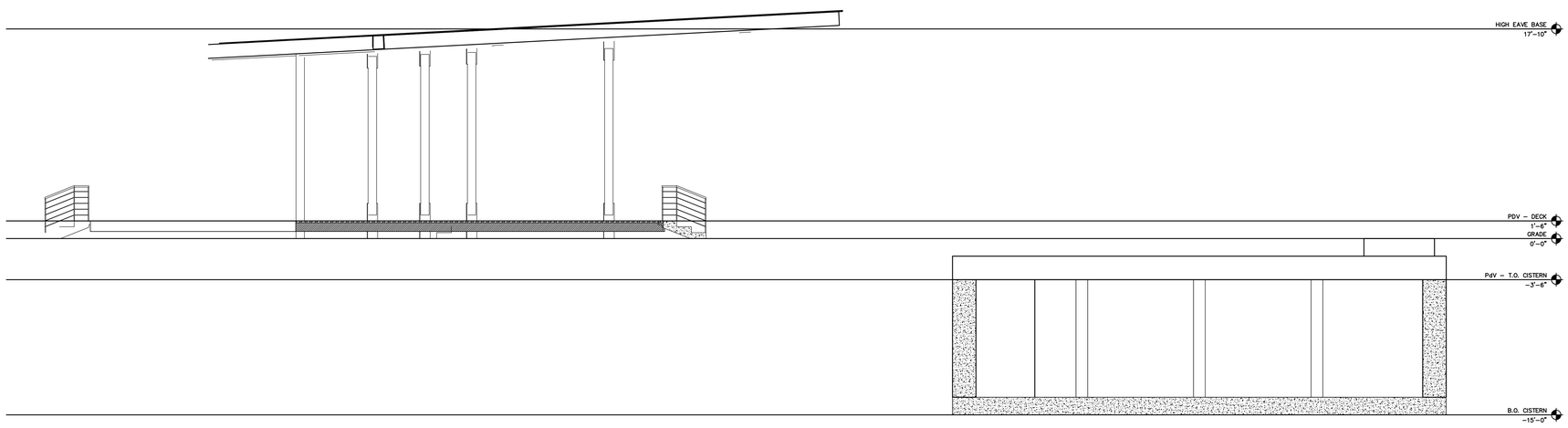
URBANPOND
PRECAST CONCRETE STORMWATER DETENTION
DOUBLE MODULE - INTERIOR



12 CISTERN SECTION A-A
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03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
UNDERGROUND CISTERN DETAILS

Scale

C4.50

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UTILITY GENERAL NOTES

1. CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/GEOTECHNICAL/SAFETY EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLIES WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATION. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.
2. ALL MATERIALS AND WORKMANSHIP INVOLVED WITH THE CONSTRUCTION OF THE WATER SERVICE(S), INTERIOR WATER LINES AND SANITARY SEWER LINES MUST BE IN STRICT ACCORDANCE WITH APPLICABLE PORTIONS OF THE UNIFORM PLUMBING CODE (CURRENT EDITION).
3. THIS SHEET IS TO BE USED FOR UTILITY CONSTRUCTION ONLY.
4. ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THIS DRAWING. CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UTILITIES (VERTICALLY AND HORIZONTALLY).
5. THE CONTRACTOR IS REQUIRED TO FURNISH AND INSTALL ALL NECESSARY FITTINGS AND APPURTENANCES REQUIRED TO COMPLETE THE INSTALLATION OF THE SYSTEMS AS SHOWN ON THE DRAWING.
6. CONNECTIONS TO WATER MAINS AND SERVICES, METERS AND METER VAULTS SHALL BE IN STRICT ACCORDANCE WITH CODES AND REGULATIONS.
7. SEE IRRIGATION PLAN FOR DETAILS CONCERNING IRRIGATION METER.
8. ALL WATER LINES TO BE INSTALLED A MINIMUM OF 12" ABOVE SANITARY LINES (MEASURED FROM BOTTOM OF WATER TO TOP OF SEWER).
9. ALL CLEANOUTS LOCATED IN VEHICULAR AREAS SHALL BE INSTALLED WITHIN A TRAFFIC BEARING BOX. THE BOX SHALL BE SET IN A CONCRETE SLAB EXTENDING 6" FROM THE BOX PERIMETER. SLAB TO BE 6" THICK WITH 2500 P.S.I. CONCRETE. SEE DETAIL SHEET.
10. WHEN SEWER LINES ARE INSTALLED IN THE VICINITY OF WATER MAINS, SUCH INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH THE TCEQ REGULATION 317.13.APP.E OR ANY REVISION THERETO. (NO SEPARATE PAY ITEM).
11. TOPS OF CLEANOUTS SHALL BE SET TO MATCH FINISHED GRADE.
12. CONTRACTOR TO INSTALL THRUST BRACING FOR ALL WATER PIPE BENDS/FITTINGS. (3" AND GREATER DIAMETER)
13. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING WITH THE MEP PLANS AND THE GRADING PLAN TO INSURE THAT UTILITY INSTALLATIONS DO NOT HAVE CONFLICTS WITH OTHER IMPROVEMENTS.
14. CONTRACTOR IS RESPONSIBLE FOR BOTH VERTICAL AND HORIZONTAL CONTROL.
15. THE CONTRACTOR SHALL DISPOSE OF ALL EXCESS MATERIAL OFF-SITE.
16. ALL DEBRIS AND OTHER OBJECTIONABLE MATERIALS SHALL BE DISPOSED OF OFF-SITE BY CONTRACTOR.
17. ALL SANITARY SEWERS ARE 6" PIPE WITH COMPRESSION JOINTS UNLESS OTHERWISE NOTED.
18. ALL WORK WITHIN PUBLIC RIGHT-OF-WAYS SHALL BE IN CONFORMANCE WITH APPLICABLE CODES AND SPECIFICATIONS.
19. ALL MATERIALS AND INSTALLATION ASSOCIATED WITH THE FIRE PROTECTION SYSTEM MUST COMPLY WITH REQUIREMENTS OF THE FIRE MARSHALL'S OFFICE AND N.F.P.A. #24. THIS INCLUDES REQUIRED INSPECTIONS. IF THE RESULTS OF ANY MEETINGS BETWEEN THE CONTRACTOR AND THE FIRE MARSHALL MAY AFFECT THE CONSTRUCTION. THE CONTRACTOR MUST NOTIFY OWNER AND THE ENGNEERS IMMEDIATELY (IN WRITING).
20. ALL WORK INVOLVING FIRE MAIN TO BE PERFORMED BY A STATE LICENSED SPRINKLER CONTRACTOR.
21. FIRE MAIN TO BE C900 P.V.C. AND LISTED BY UNDERWRITER LABORATORIES, INC. AS SUITABLE FOR FIRE PROTECTION USE.
22. FIRE MAIN TO HAVE 4' OF COVER AS MEASURED FROM TOP OF PIPE TO FINISHED PAVEMENT OR TOPSOIL.
23. THE FIRE MAIN TO BE FLUSHED AND TESTED IN ACCORDANCE WITH N.F.P.A. PROVIDE THRUST BRACING AS REQUIRED.
24. THE FIRE MAIN CONNECTION TO THE PUBLIC WATER MAIN IS PART OF THIS CONTRACT. COORDINATE WITH SAN ANTONIO WATER SYSTEMS.
25. LOCATION OF EXISTING UTILITIES, AS SHOWN ON THESE PLANS, IS BASED ON A COMBINATION OF FIELD SURVEYING AND AVAILABLE UTILITY MAPS. CONTRACTOR TO DETERMINE VERTICAL AND HORIZONTAL LOCATIONS OF ALL UTILITIES (WHETHER SHOWN ON PLANS OR NOT) BY COORDINATING WITH THE RESPECTIVE UTILITY AGENCIES PRIOR TO CONSTRUCTION. THE FOLLOWING ARE NUMBERS OF THE RESPECTIVE AGENCIES:
    - SAN ANTONIO WATER SYSTEM (SEWER).....233-2009
    - SAN ANTONIO WATER SYSTEM (WATER).....233-2009
    - CPS ENERGY (GAS & ELECTRIC).....978-3500
    - AT&T (TELEPHONE).....820-6229
    - TIME WARNER CABLE (CABLE TELEVISION).....675-4560
    - VALERO ENERGY CORP.....246-2394
    - TESS-STATEWIDE ONE CALL DAMAGE PREVENTION SYSTEM FOR BURIED UTILITIES.....1-800-DIG-TESS

IF ANY NUMBERS HAVE CHANGED OR ARE INCORRECT, THE CONTRACTOR IS STILL RESPONSIBLE FOR CONTACTING THE AGENCIES.

26. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTOR'S RISK.
27. CONTRACTOR TO APPLY FOR WATER METER PERMITS AND COORDINATE PAYMENT OF APPLICABLE IMPACT FEES AT THE START OF CONSTRUCTION. CONTRACTOR TO INSTALL WATER METERS AND MAKE APPROPRIATE MAIN CONNECTIONS AS EARLY AS POSSIBLE IN THE WATER SYSTEM INSTALLATION PROCESS. REPORT CONFLICTS TO THE ENGINEER AND OWNER AS THESE ARE DISCOVERED SO THAT ADJUSTMENTS TO THE PLANS CAN BE MADE.
28. CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. CONTRACTOR SHALL EXPOSE ALL EXISTING UTILITIES CROSSING PROPOSED GRAVITY LINES AND INSURE THERE WILL BE NO CONFLICTS PRIOR TO BEGINNING CONSTRUCTION. ADDITIONALLY, CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTOR'S RISK.

SAWS GENERAL CONSTRUCTION NOTES GENERAL SECTION

1.ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THE SCOPE OF THIS CONTRACT SHALL BE APPROVED BY THE SAN ANTONIO WATER SYSTEM (SAWS) AND COMPLY WITH THE PLANS, SPECIFICATIONS, GENERAL CONDITIONS AND WITH THE FOLLOWING AS APPLICABLE:

A. CURRENT TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ)"DESIGN CRITERIA FOR DOMESTIC WASTEWATER SYSTEM", TEXAS ADMINISTRATIVE CODE (TAC) TITLE 30 PART 1 CHAPTER 217 AND "PUBLIC DRINKING WATER", TAC TITLE 30 PART 1 CHAPTER 290.
B. CURRENT TXDOT "STANDARD SPECIFICATIONS FOR CONSTRUCTION OF HIGHWAYS, STREETS AND DRAINAGE."
C. CURRENT "SAN ANTONIO WATER SYSTEM STANDARD SPECIFICATIONS FOR WATER AND SANITARY SEWER CONSTRUCTION."
D. CURRENT CITY OF SAN ANTONIO "STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION."
E. CURRENT CITY OF SAN ANTONIO "UTILITY EXCAVATION CRITERIA MANUAL" (UECM).

2. THE CONTRACTOR SHALL OBTAIN SAWS STANDARD DETAILS FROM SAWS WEBSITE, HTTP://WWW.SAWS.ORG/BUSINESS_CENTER/SPECS. UNLESS OTHERWISE NOTED WITHIN DESIGN PLANS.

3.THE CONTRACTOR IS TO NOTIFY AND MAKE ARRANGEMENTS WITH THE SAWS CONSTRUCTION INSPECTION DIVISION AT 233-2973, AND PROVIDE NOTIFICATION PROCEDURES THE CONTRACTOR WILL USE TO NOTIFY AFFECTED HOME RESIDENTS AND/OR PROPERTY OWNERS 48 HOURS PRIOR TO EXCAVATION.

4.LOCATIONS AND DEPTHS OF EXISTING UTILITIES AND SERVICE LATERALS SHOWN ON THE PLANS ARE UNDERSTOOD TO BE APPROXIMATE. ACTUAL LOCATIONS AND DEPTHS MUST BE FIELD VERIFIED BY THE CONTRACTOR AT LEAST 1 WEEK PRIOR TO CONSTRUCTION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO LOCATE UTILITY SERVICE LINES AS REQUIRED FOR CONSTRUCTION AND TO PROTECT THEM DURING CONSTRUCTION AT NO COST TO SAWS.

5.THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF UNDERGROUND UTILITIES AND DRAINAGE STRUCTURES AT LEAST 1-2 WEEKS PRIOR TO CONSTRUCTION WHETHER SHOWN ON PLANS OR NOT. PLEASE ALLOW UP TO 7 BUSINESS DAYS FOR LOCATES REQUESTING PIPE LOCATION MARKERS ON SAWS FACILITIES. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY SIGNIFICANT DISCREPANCIES OR REQUIRED DESIGN CHANGES. THE FOLLOWING CONTACT INFORMATION ARE SUPPLIED FOR VERIFICATION PURPOSES:

SAN ANTONIO WATER SYSTEM:
SAWS UTILITY LOCATES: LOCATES@SAWS.ORG
COSA DRAINAGE 207-0724 OR 207-6026
COSA TRAFFIC SIGNAL OPERATIONS 206-8480 OR 207-8462
COSA TRAFFIC SIGNAL DAMAGES 207-3951 OR 207-7769
TEXAS STATE WIDE ONE CALL LOCATOR 1-800-344-8377 OR 811

6.THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING EXISTING FENCES, CURBS, STREETS, DRIVEWAYS, SIDEWALKS, LANDSCAPING AND STRUCTURES TO ITS ORIGINAL OR BETTER CONDITION AS A RESULT OF DAMAGES DONE BY THE PROJECT'S CONSTRUCTION.

7.ALL WORK IN TEXAS HIGHWAY DEPARTMENT AND BEXAR COUNTY RIGHT-OF-WAY SHALL BE DONE IN ACCORDANCE WITH RESPECTIVE CONSTRUCTION SPECIFICATIONS AND PERMIT.

8.THE CONTRACTOR SHALL COMPLY WITH CITY OF SAN ANTONIO OR OTHER GOVERNING MUNICIPALITY'S TREE ORDINANCES WHEN EXCAVATING NEAR TREES.

9.THE CONTRACTOR SHALL NOT PLACE ANY WASTE MATERIALS IN THE 100-YEAR FLOOD PLAIN WITHOUT FIRST OBTAINING AN APPROVED FLOOD PLAIN PERMIT.

10.ANY WORK COMPLETED WITHOUT PRIOR WRITTEN AUTHORIZATION WHICH IS NOT INCLUDED IN THESE PLANS AND SPECIFICATIONS WILL NOT BE COMPENSATED BY THE SAN ANTONIO WATER SYSTEM.

11.HOLIDAY WORK: CONTRACTORS WILL NOT BE ALLOWED TO PERFORM SAWS WORK ON SAWS RECOGNIZED HOLIDAYS. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
WEEKEND WORK: CONTRACTORS ARE REQUIRED TO NOTIFY THE SAWS INSPECTION CONSTRUCTION DEPARTMENT 48 HOURS IN ADVANCE TO REQUEST WEEKEND WORK. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
ANY AND ALL SAWS UTILITY WORK INSTALLED WITHOUT HOLIDAY/WEEKEND APPROVAL WILL BE SUBJECT TO BE UNCOVERED FOR PROPER INSPECTION.

WATER SECTION:

12.PRIOR TO TIE-INS, ANY SHUTDOWNS OF EXISTING MAINS OF ANY SIZE MUST BE COORDINATED WITH THE SAWS INSPECTION AND/OR SAWS PRODUCTION GROUPS AT LEAST ONE WEEK OR MORE IN ADVANCEOF THE SHUTDOWN. THE CONTRACTOR MUST ALSO PROVIDE A SEQUENCE OF WORK AS RELATED TO THE TIE-INS; THIS IS AT NO ADDITIONAL COST TO SAWS OR THE PROJECT AND IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO SEQUENCE THE WORK ACCORDINGLY.
SAWS EMERGENCY OPERATIONS CENTER (210) 233-2015

13.ASBESTOS CEMENT (AC) PIPE, ALSO KNOWN AS TRANSITE PIPE WHICH IS KNOWN TO CONTAIN ASBESTOS-CONTAINING MATERIAL (ACM), MAYBE LOCATED WITHIN THE PROJECT LIMITS. SPECIAL WASTE MANAGEMENT PROCEDURES AND HEALTH AND SAFETY REQUIREMENTS WILL BE APPLICABLE WHEN REMOVAL AND/OR DISTURBANCE OF THIS PIPE OCCURS. SPECIAL SPECIFICATION ITEM NO. 3000, "SPECIAL SPECIFICATION FOR HANDLING ASBESTOS CEMENT PIPE".

14.VALVE REMOVAL: WHERE THE CONTRACTOR IS TO ABANDON A WATER MAIN, THE CONTROL VALVE LOCATED ON THE ABANDONING BRANCH WILL BE REMOVED AND REPLACED WITH A CAP/PLUG. (NSPI)

15. SUITABLE CNCHORAGE/THRUST BLOCKING OR JOINT RESTRAINT SHALL BE PROVIDED AT ALL OF THE FOLLOWING MAIN LOCATIONS DEAD ENDS, PLUGS, CAPS, TEES, CROSSES, VALVES, AND BENDS, IN ACCORDANCE WITH THE STANDARD DRAWINGS DD-839 SERIES AND ITEM NO. 839, IN THE SAWS STANDARD SPECIFICATIONS FOR CONSTRUCTION.

16. ALL VALVES SHALL READ "OPEN RIGHT"

17. PRVS REQUIRED: CONTRACTOR TO VERIFY THAT NO PORTION OF THE TRACT IS BELOW GROUND ELEVATION OF 643 FEET WHERE THE STATIC PRESSURE WILL NORMALLY EXCEED 80 PSI. AT ALL SUCH LOCATIONS WHERE THE GROUND LEVEL IS 643 FEET, THE DEVELOPER OR BUILDER SHALL INSTALL AT EACH LOT, ON THE CUSTOMER'S SIDE OF THE METER, AN APPROVED TYPE PRESSURE REGULATOR IN CONFORMANCE WITH THE PLUMBING CODE OF THE CITY OF SAN ANTONIO. NO DUAL SERVICES ALLOWED FOR ANY LOT(S) IF *PRV IS/ARE REQUIRED FOR SUCH LOT(S), ONLY SINGLE SERVICE CONNECTIONS SHALL BE ALLOWED.
*NOTE: A PRESSURE REGULATOR IS ALSO KNOWN AS A PRESSURE REDUCING VALVE (PRV).

18. PIPE DISINFECTION WITH DRY HTH FOR PROJECT LASS THAN 800 LINEAR FEET. (ITEM NO. 847.3): MAINS SHALL BE DISINFECT WITH DRY HTH WHERE SHOWN IN THE CONTRACT DOCUMENTS OR AS DIRECTED BY THE INSPECTOR, AND SHALL NOT EXCEED A TOTAL LENGTH OF 800FEET. THIS METHOD OF DISINFECTION WILL ALSO BE FOLLOWED FOR MAIN REPAIRS. THE CONTRACTOR SHALL UTILIZE ALL APPROPRIATE SAFETY MEASURE TO PROTECT HIS PERSONNEL DURING DISINFECTION OPERATIONS.

19. BACKFLOW PREVENTION DEVICES:
•• ALL IRRIGATION SERVICES WITHIN RESIDENTIAL AREAS ARE REQUIRED TO HAVE BACKFLOW PREVENTION DEVICES.
•• ALL COMMERCIAL BACKFLOW PREVENTION DEVICES MUST BE APPROVED BY SAWS PRIOR TO INSTALLATION.

20. FINAL CONNECTION TO THE EXISTING WATER MAIN SHALL NOT BE MADE UNTIL THE WATER MAIN HAS BEEN PRESSURE TEST CHLORINATED, AND SAWS HAS RELEASED THE MAIN FOR TIE-IN AND USE.

SEWER SECTION:

21.THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT NO SANITARY SEWER OVERFLOW (SSO) OCCURS AS A RESULT OF THEIR WORK. ALL CONTRACTOR PERSONNEL RESPONSIBLE FOR SSO PREVENTION AND CONTROL SHALL BE TRAINED ON PROPER RESPONSE. SHOULD AN SSO OCCUR, THE CONTRACTOR SHALL:
A.IDENTIFY THE SOURCE OF THE SSO AND NOTIFY SAWS EMERGENCY OPERATIONS CENTER (EOC) IMMEDIATELY AT (210)233-2015. PROVIDE THE ADDRESS OF THE SPILL AND AN ESTIMATED VOLUME OR FLOW.
B.ATTEMPT TO ELIMINATE THE SOURCE OF THE SSO.
C.CONTAIN SEWAGE FROM THE SSO TO THE EXTENT OF PREVENTING A POSSIBLE CONTAMINATION OF WATERWAYS.
D.CLEAN UP SPILL SITE (RETURN CONTAINED SEWAGE TO THE COLLECTION SYSTEM IF POSSIBLE) AND PROPERLY DISPOSE OF CONTAMINATED SOIL/MATERIALS.
E.CLEAN THE AFFECTED SEWER MAINS AND REMOVE ANY DEBRIS.
F.MEET ALL POST-SSO REQUIREMENTS AS PER THE EPA CONSENT DECREE, INCLUDING LINE CLEANING AND TELEVISING THE AFFECTED SEWER MAINS (AT SAWS DIRECTION) WITHIN 24 HOURS.
SHOULD THE CONTRACTOR FAIL TO ADDRESS AN SSO IMMEDIATELY AND TO SAWS SATISFACTION, THEY WILL BE RESPONSIBLE FOR ALL COSTS INCURRED BY SAWS, INCLUDING ANY FINES FROM EPA.

22.THE CONTRACTOR SHALL PROVIDE BYPASS PUMPING OF SEWAGE AROUND EACH SEGMENT OF PIPE TO BE REPLACED, IN ACCORDANCE WITH SAWS STANDARD SPECIFICATION FOR WATER AND SANITARY SEWER CONSTRUCTION, ITEM NO. 864, "BYPASS PUMPING

23.PRIOR TO TIE-INS, ANY SHUTDOWNS OF EXISTING FORCE MAINS OF ANY SIZE MUST BE COORDINATED WITH THE SAWS CONSTRUCTION INSPECTION DIVISION AT 233-2973 AND/OR SAWS PRODUCTION GROUPS AT LEAST ONE WEEK OR MORE IN ADVANCE OF THE SHUTDOWN. THE CONTRACTOR MUST ALSO PROVIDE A SEQUENCE OF WORK AS RELATED TO THE TIE-INS; THIS IS AT NO ADDITIONAL COST TO SAWS OR THE PROJECT AND IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO SEQUENCE THE WORK ACCORDINGLY.

TRENCH EXCAVATION SAFETY PROTECTION

CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/GEOTECHNICAL/SAFETY EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLIES WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATION. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

CAUTION UNDERGROUND UTILITIES

CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES, AND WHERE POSSIBLE MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE, AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCT BANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. THE CONTRACTOR MUST CONTACT 1-800-DIG-TESS AND CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION AND/OR START OF CONSTRUCTION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES (WHETHER SHOWN ON PLANS OR NOT) WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS. ANY UTILITIES CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT CONTRACTORS SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

CAUTION OVERHEAD UTILITIES

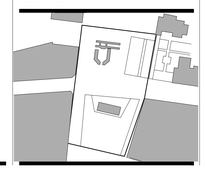
CONTRACTOR TO EXERCISE EXTREME CAUTION WHEN WORKING UNDER "HIGH VOLTAGE TRANSMISSION LINES". A WORKING HEIGHT OF 30' FROM GROUND ELEVATION WILL BE OBSERVED WHEN WORKING UNDER THE HIGH VOLTAGE LINE. COORDINATE ALL WORK WITH THE LOCAL UTILITY PROVIDER.

PARRA & CO
Civil Engineer
110 E Houston Street Floor 7
San Antonio, TX 78205
Tel 210.819.4848

GENERAL NOTES

CALL 811 BEFORE YOU DIG 811 SAFE DIGGING PARTNER

KEY PLAN



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OJB
Landscape Architect
OJB
711 Louisiana Street, Suite 111
Houston, TX 77002
Tel 713.529.9919

AV/IT/Security
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7600 Burnet Rd #350,
Austin, TX 78757
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Fax F-2819

Civil Engineer
Parra & Co
110 E. Houston Street, Floor 7
San Antonio, TX 78205
Tel 210.819.4848

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
01/20/2023	100% DESIGN DEVELOPMENT
02/13/2023	PROGRESS SET
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 03/02/2022
ENGINEER: DESIGNER: EDUARDO J. PARRA
ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
UTILITY GENERAL NOTES

Scale

C5.00

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HELPFUL CPS ENERGY TELEPHONE NUMBERS:

1. TO OBTAIN LOCATION OF UNDERGROUND GAS AND ELECTRIC LINES:
BEFORE DIGGING, CALL THE TEXAS ONE CALL CENTER BY DIALING 811. A 48-HOUR (EXCLUDING WEEKENDS AND HOLIDAYS) NOTICE IS REQUIRED PRIOR TO EXCAVATION.

2. TO REPORT DAMAGE TO UNDERGROUND CPS ENERGY GAS AND ELECTRIC LINES:
TELEPHONE: (210) 353-HELP (4357)
TOLL FREE: (800) 870-1006
TDD FOR HEARING-IMPAIRED CUSTOMERS (210) 353-2224
NOTE: CALL 811 WITHIN ONE HOUR OF ANY DAMAGE TO GAS FACILITIES FOR A DIGUP NOTIFICATION. CALL 911 IMMEDIATELY IF PIPELINE PRODUCT IS RELEASED AS A RESULT OF THE DAMAGE.

3. TO REPORT CPS ENERGY GAS OR ELECTRIC TROUBLE (ALL HOURS):
TELEPHONE: (210) 353-HELP (4357)
TOLL FREE: (800) 870-1006
TDD FOR HEARING-IMPAIRED CUSTOMERS (210) 353-2224

4. TO APPLY FOR A NEW GAS OR ELECTRIC METER AND SERVICE:
TELEPHONE: (210) 353-4050
TDD FOR HEARING-IMPAIRED CUSTOMERS (210) 353-2224
WEBSITE: HTTPS://WWW.CPSENERGY.COM/EN/DEVELOPERS-BUILDERS/CUSTOMER-ENGINEERING.HTML

5. FOR ASSISTANCE WITH AN EXISTING GAS OR ELECTRIC METER AND SERVICE:
TELEPHONE: (210) 353-2222
TDD FOR HEARING-IMPAIRED CUSTOMERS (210) 353-2224
NOTE: A COPY OF THIS MANUAL IS AVAILABLE ONLINE AT WWW.CPSENERGY.COM

ONE CALL SYSTEM (UNDERGROUND UTILITIES LOCATOR SERVICE)

THE DAMAGE PREVENTION BILL FOR TEXAS (HOUSE BILL 2295) TOOK EFFECT OCTOBER 1998, AND IS KNOWN AS UTILITIES CODE TITLE 5, CHAPTER 251. THIS LAW REQUIRES MOST FACILITY OWNERS TO JOIN A NOTIFICATION (OR ONE CALL) CENTER AND REQUIRES EXCAVATORS TO CALL 48 HOURS PRIOR TO DIGGING. IT ALSO REQUIRES ANY NOTIFICATION OR ONE CALL CENTER OPERATING IN TEXAS TO SHARE MESSAGES THEY RECEIVE BETWEEN THE NOTIFICATION CENTERS. THIS PROVISION IS TO ENSURE THAT EXCAVATORS NEED ONLY MAKE ONE CALL TO NOTIFY MOST BURIED FACILITY OWNERS. THE DIG SAFELY PROGRAM WAS INTRODUCED NATIONWIDE IN JUNE 1999. ITS PURPOSE IS TO HELP PROTECT UNDERGROUND UTILITY LINES FROM DAMAGE BY EXCAVATORS, AND PROTECT EXCAVATORS FROM THE EFFECTS OF DAMAGE TO UNDERGROUND LINES. THE DIG SAFELY PROGRAM STRESSES THAT SAFE EXCAVATION IS A FOUR-STEP PROCESS:

1. CALL BEFORE YOU DIG. THE ONE CALL CENTER IS AN IMPORTANT PART OF THE DAMAGE PREVENTION PROCESS. THE ONE CALL CENTER OPERATES A TOLL FREE NUMBER 24 HOURS PER DAY FOR EXCAVATORS TO USE AND CAN BE REACHED BY CALLING 811. CPS DOES NOT PROVIDE DIRECT ACCESS TO CPS' UTILITY LOCATING SERVICE. ALL NATURAL GAS OR UNDERGROUND ELECTRIC FACILITY LOCATING IS COORDINATED THROUGH "ONE CALL."
2. WAIT THE REQUIRED AMOUNT OF TIME. TEXAS LAW REQUIRES AT LEAST TWO WORKING DAYS NOTICE BEFORE BEGINNING EXCAVATION. THIS MEANS A HOMEOWNER WHO IS PUTTING IN A FENCE ON SATURDAY MUST CALL NO LATER THAN WEDNESDAY.
3. RESPECT THE MARKS. IF A POTENTIAL PROBLEM EXISTS, THE UTILITIES OR THEIR AGENTS WILL MARK THE APPROXIMATE LOCATION OF BURIED FACILITIES, USING PAINT, FLAGS, STAKES, OR A COMBINATION. DURING THE PROJECT, IT IS THE EXCAVATOR'S RESPONSIBILITY TO MAKE SURE THE UTILITY MARKS REMAIN VISIBLE. IF THEY ARE OBLITERATED, THE EXCAVATOR MUST CALL FOR A RE-MARK.
4. DIG SAFELY. ONCE THE WORK BEGINS, IT IS UP TO THE EXCAVATOR TO USE SAFE, ACCEPTED DIGGING PRACTICES.

REGARDLESS OF HOW CAREFUL THE PREPARATION HAS BEEN, THE EXCAVATION WORK MUST BE PERFORMED IN A PRUDENT AND CAREFUL MANNER. THE DIG SAFELY CAMPAIGN IS THE RESULT OF COOPERATION BETWEEN THE NATIONAL TRANSPORTATION SAFETY BOARD, OFFICE OF PIPELINE SAFETY, AND REPRESENTATIVES FROM THE INDUSTRIES THAT OWN AND OPERATE UNDERGROUND FACILITIES. THESE INDUSTRIES INCLUDE COMMUNICATIONS (LOCAL, LONG DISTANCE, AND CATV), ELECTRIC POWER AND GAS UTILITIES, PIPELINES, MUNICIPALITIES, AND LOCAL, STATE, AND FEDERAL REGULATORY AGENCIES.

EXTERNAL RESOURCES:

- TITLE 49, CODE OF FEDERAL REGULATIONS (CFR) (MOST RECENT & ACCEPTED REVISION);
- TITLE 16, TEXAS ADMINISTRATIVE CODE (TAC) (MOST RECENT & ACCEPTED REVISION);
- NATIONAL FUEL GAS CODE (NFPA 54 OR ANSI Z223.1, MOST RECENT & ACCEPTED REVISION; SEE NATIONAL FUEL GAS CODE AT HTTP://WWW.NFPA.ORG);
- INTERNATIONAL FUEL GAS CODE (IFGC), LATEST EDITION (CURRENTLY THE CITY OF SAN ANTONIO AND AREA MUNICIPALITIES HAVE INCORPORATED THIS RESOURCE FOR CODE REQUIREMENTS).

TO VERIFY AVAILABILITY AND PLAN NATURAL GAS JOBS:

1. FOR NEW CONSTRUCTION, MAXIMUM CONSUMPTION < 800 CFH, CALL (210) 353- 4050 OR VISIT THE CPS ENERGY CONSTRUCTION AND RENOVATION WEBSITE AT HTTPS://CPSENERGY.COM/EN/CONSTRUCTION-AND-RENOVATION/STEP-BY-STEP-PROCESS.HTML
2. FOR NEW CONSTRUCTION, MAXIMUM CONSUMPTION > 800 CFH CALL (210) 353- 4050 OR VISIT THE CPS ENERGY CONSTRUCTION AND RENOVATION WEBSITE AT HTTPS://CPSENERGY.COM/EN/CONSTRUCTION-AND-RENOVATION/STEP-BY-STEP-PROCESS.HTML
3. FOR REMODELING, INCREASING OR DECREASING GAS PRESSURE, ADDING OR REDUCING LOAD, MOVING OR REMOVING A SERVICE OR INITIATING OR TURNING OFF GAS FLOW, OR ABANDONING A SERVICE CALL CPS ENERGY AT (210) 353-2222 AFTER RECEIVING ALL REQUIRED RELEASES FROM ANY AUTHORITY HAVING JURISDICTION.
4. CPS ENERGY REQUIRES THE CUSTOMER'S NAME, CONTACT INFORMATION, SERVICE LOCATION, A SITE PLAN SHOWING THE DESIRED ROUTE OF GAS SERVICE, A "NEED-BY" DATE, REQUESTED GAS DELIVERY PRESSURE, AND THE TYPE AND OPERATING SCHEDULE OF FACILITIES TO BE SERVED (INCLUDING THE RATED CFH OR MBTU CONSUMPTION CAPACITY OF ALL PROPOSED GAS DEVICES).

CPS ELECTRICS GENERAL INFORMATION:

90.1 TO ARCHITECTS, CONSULTING ENGINEERS AND ELECTRICAL CONTRACTORS:
THESE STANDARDS ARE ISSUED BY CPS ENERGY TO PROVIDE MINIMUM TECHNICAL STANDARDS FOR MATERIALS AND CONSTRUCTION PRACTICES UTILIZED IN THE INSTALLATION OF ELECTRIC SERVICE. CPS ENERGY DOCUMENTS ENTITLED: "POLICY FOR ELECTRIC LINE EXTENSIONS AND SERVICE INSTALLATIONS" AND "RULES AND REGULATIONS APPLYING TO RETAIL ELECTRIC AND GAS SERVICE" WILL OUTLINE CONDITIONS FOR SERVICE.

90.1.1 REVISIONS:
THE STANDARDS HEREIN SUPERSEDE ALL PREVIOUS PUBLICATIONS OF "CPS ENERGY'S ELECTRIC SERVICE STANDARDS".

90.1.2 SUPPLEMENTAL RULES AND REGULATIONS:
THE STANDARDS HEREIN ARE SUPPLEMENTARY TO THE RULES AND REGULATIONS OF THE CITY OF SAN ANTONIO, OTHER MUNICIPALITIES' ADOPTED CODES, COUNTY ORDINANCES, THE NESC, AND THE NEC.

90.2 CUSTOMER CHARGES AND AGREEMENTS:
CUSTOMER CHARGES, INCLUDING ESTIMATES ASSOCIATED WITH ELECTRIC LINE EXTENSIONS, NEW SERVICE INSTALLATIONS, AND MODIFICATIONS TO EXISTING SERVICES ARE IN ACCORDANCE WITH CPS ENERGY DOCUMENTS ENTITLED: "POLICY FOR ELECTRIC LINE EXTENSIONS AND SERVICE INSTALLATIONS" AND "RULES AND REGULATIONS APPLYING TO RETAIL ELECTRIC AND GAS SERVICE". COPIES OF THESE DOCUMENTS ARE AVAILABLE FROM CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE.

90.3 COORDINATION OF SERVICE INSTALLATION REQUIREMENTS:
SERVICE INSTALLATIONS AND MODIFICATIONS MUST BE COORDINATED WITH CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE. CUSTOMER WILL BE REQUIRED TO FURNISH ELECTRICAL DRAWINGS DEEMED NECESSARY BY CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE. THE CUSTOMER IS ENCOURAGED TO STAY IN CONTACT WITH CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE DURING THE DESIGN STAGES OF A PROJECT TO ENSURE THAT ALL ELECTRIC SERVICE INSTALLATION REQUIREMENTS ARE MET.

90.3.1 COORDINATION WITH CUSTOMER SERVICE REPRESENTATIVE:
THE CPS ENERGY CUSTOMER SERVICE REPRESENTATIVE WILL COORDINATE ALL SERVICE INSTALLATION REQUIREMENTS BETWEEN THE CUSTOMER AND INTERNAL CPS ENERGY ENGINEERING AND CONSTRUCTION DEPARTMENTS. THIS COORDINATION WILL INCLUDE: ARRANGING MEETINGS WHEN REQUIRED, COMMUNICATING TECHNICAL STANDARDS AND SPECIFICATIONS, AND FURNISHING FINAL CONSTRUCTION SKETCHES, IF APPLICABLE.

90.3.2 PLANS AND SPECIFICATIONS PREPARED BY ENGINEER:
NEW ELECTRIC SERVICE INSTALLATIONS OR MODIFICATIONS TO EXISTING ELECTRIC SERVICES INVOLVING CUSTOMER CALCULATED LOADS RATED OVER 600 AMPERES AT 250 VOLTS TO GROUND OR LESS, OR RATED AT OVER 400 AMPERES AND GREATER THAN 250 VOLTS TO GROUND, OR ANY SYSTEM ABOVE 600 VOLTS NOMINAL SHALL HAVE THE ELECTRICAL PLANS SEALED BY A PROFESSIONAL ENGINEER, LICENSED OR REGISTERED WITH THE STATE OF TEXAS.

THE FOLLOWING LIST IDENTIFIES THE SERVICE VOLTAGES OFFERED BY CPS ENERGY AND THE CORRESPONDING AMPERE VALUES THAT WILL REQUIRE A LICENSED OR REGISTERED PROFESSIONAL ENGINEER:

- 480Y/277-VOLT, FOUR-WIRE, THREE-PHASE, 400 AMPERES (333 KVA)
- 208Y/120-VOLT, FOUR-WIRE, THREE-PHASE, 600 AMPERES (216 KVA)
- 240/120-VOLT DELTA, FOUR-WIRE, THREE-PHASE, 600 AMPERES (250 KVA)
- 120/240-VOLT, THREE-WIRE, SINGLE-PHASE, 600 AMPERES (144 KVA)

EXCEPTION 1: WHERE DESIGNS INVOLVE THE INSTALLATION OR MODIFICATION OF CPS ENERGY SUPPLY FACILITIES ON THE LINE-SIDE OF THE POINT OF DELIVERY, CPS ENERGY MAY REQUIRE DOCUMENTS TO BE PREPARED BY A LICENSED OR REGISTERED ENGINEER AT LESSER KVA VALUES WHEN DEEMED NECESSARY DUE TO SPECIAL CONDITIONS OR OTHER CONSIDERATIONS (REFER TO DEFINITION OF "SUPPLY FACILITIES").

EXCEPTION 2: WHERE DISTRIBUTED GENERATION (DG) SYSTEMS ARE DESIGNED TO BE INTERCONNECTED ON THE LINE-SIDE OR LOAD-SIDE OF THE CUSTOMER'S SERVICE DISCONNECTING MEANS, CPS ENERGY WILL REQUIRE DOCUMENTS TO BE PREPARED BY A LICENSED OR REGISTERED ENGINEER FOR ALL DESIGNS OF 25 KWAC AND ABOVE FOR ANY VOLTAGE (REFER TO SECTION 2000).

EXCEPTION 3: WHERE OTHERWISE REQUIRED BY THE TEXAS ENGINEERING PRACTICE ACT THE ELECTRICAL PLANS SHALL BE SEALED BY A LICENSED OR REGISTERED ENGINEER.

90.4 METERING EQUIPMENT DESIGN:
CPS ENERGY NO LONGER PROVIDES SINGLE-PHASE, SELF-CONTAINED METER SOCKETS TO ELECTRICAL CONTRACTORS. SINGLE-PHASE, SELF-CONTAINED METER SOCKETS APPROVED BY CPS ENERGY ARE LISTED ON FIGURE 1800.1 AND MAY BE PURCHASED THROUGH LOCAL DISTRIBUTORS. ALL OTHER METERING EQUIPMENT LISTED IN TABLE 1800.1 WILL BE FURNISHED BY CPS ENERGY. CUSTOMER MAY ORDER CPS ENERGY FURNISHED METERING EQUIPMENT AT COMPLETION OF APPLICATION FOR SERVICE. THE CUSTOMER IS ADVISED TO PLAN THEIR JOB IN ACCORDANCE WITH THESE STANDARDS AND TO SPECIFY CODE NUMBERS FROM TABLE 1800.1 WHEN ORDERING METERING EQUIPMENT.

CUSTOMER MUST COORDINATE WITH CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE TO ORDER NECESSARY METERING EQUIPMENT BEFORE WIRING IS STARTED. WHERE CUSTOMER DESIGN REQUIRES THE USE OF METERING INSTRUMENT TRANSFORMER ENCLOSURES LARGER OR DIFFERENT THAN THOSE LISTED IN TABLE 1800.1, CUSTOMER MUST SUBMIT MANUFACTURER'S SHOP DRAWINGS AND SPECIFICATIONS FOR REVIEW BY CPS ENERGY. SUCH ENCLOSURES MUST BE APPROVED BY CPS ENERGY PRIOR TO INSTALLATION AND BE FURNISHED AND INSTALLED BY CUSTOMER AT CUSTOMER'S EXPENSE (REFER TO SECTION 1800).

90.4.1 METER LOCATIONS:
CUSTOMER SHALL CONSULT WITH CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE REGARDING THE LOCATION OF METERING EQUIPMENT. CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE WILL MAKE FINAL DETERMINATION ON THE LOCATION OF METERING EQUIPMENT (REFER TO SECTION 1800).

90.4.2 INSTRUMENT TRANSFORMER RATED METERING EQUIPMENT:
ESTIMATED THREE-PHASE DEMAND OR CALCULATED LOADS OVER 288 AMPERES ON 208Y/120-VOLT, 240/120-VOLT CLOSED-DELTA, OR 480Y/277-VOLT SERVICES WILL REQUIRE THE USE OF INSTRUMENT TRANSFORMER RATED METERING EQUIPMENT.

ESTIMATED SINGLE-PHASE DEMAND OR CALCULATED LOADS OVER 288 AMPERES ON 120/240-VOLT SERVICE WILL REQUIRE THE USE OF INSTRUMENT TRANSFORMER RATED METERING EQUIPMENT.

NOTE 1: SERVICES WITH SINGLE OR PARALLEL CONDUCTORS THAT EXCEED THE SELF- CONTAINED METER SOCKETS' CABLE SPECIFICATIONS AND ALL SERVICES WITH VOLTAGES GREATER THAN 480 VOLTS WILL REQUIRE THE USE OF INSTRUMENT TRANSFORMER RATED METERING EQUIPMENT (REFER TO SECTION 1800).

NOTE 2: THE CUSTOMER, WHEN COORDINATING ANY SERVICE INSTALLATION OR MODIFICATION, SHOULD ALWAYS CONSIDER THE POSSIBILITY THAT INSTRUMENT TRANSFORMER RATED METERING EQUIPMENT MAY BE NEEDED IN THE DESIGN OF THE METER LOOP.

90.5 ACCESS FOR CPS ENERGY EMPLOYEES AND AGENTS:
THE CUSTOMER SHALL GIVE EMPLOYEES OF CPS ENERGY AND ITS AUTHORIZED AGENTS, WHEN PROPERLY IDENTIFIED, ACCESS TO THE PREMISES OF THE CUSTOMER AT ALL REASONABLE HOURS AND ANY TIME DURING AN EMERGENCY. THIS ACCESS WILL BE FOR INSTALLING, READING, INSPECTING, ADJUSTING, REPAIRING, MAINTAINING, REPLACING, OR REMOVING ANY CPS ENERGY EQUIPMENT ON CUSTOMER'S PREMISES, OR FOR ANY OTHER PURPOSE INCIDENTAL TO THE ELECTRIC SERVICE SUPPLIED BY CPS ENERGY.

90.6 EASEMENTS:
CUSTOMER SHALL FURNISH CPS ENERGY, WITHOUT CHARGE, APPROPRIATE EASEMENTS AS SPECIFIED BY CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE. CUSTOMER SHALL BE RESPONSIBLE FOR PROVIDING UNRESTRICTED ACCESS AND MAKING ALL CPS ENERGY EQUIPMENT READILY ACCESSIBLE TO CPS ENERGY.

90.6.1 TYPES OF EASEMENTS:
CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE WILL COORDINATE WITH CUSTOMER AND SPECIFY APPROPRIATE TYPES AND LOCATIONS OF EASEMENTS NECESSARY FOR THE PROVISION OF ELECTRICAL SERVICE TO CUSTOMER'S PREMISES.

90.6.2 USE RESTRICTIONS:
BUILDINGS, SIGNS, SWIMMING POOLS, DECKS, EQUIPMENT, OR ANY OTHER PERMANENT STRUCTURES WITHIN ELECTRICAL EASEMENTS ARE PROHIBITED. CPS ENERGY EASEMENTS MUST COMPLY WITH THE PROVISIONS ESTABLISHED BY CPS ENERGY.

90.7 METER TAMPERING:
THE CUSTOMER SHALL NOT BYPASS, TAMPER WITH, OR OTHERWISE INTERFERE WITH THE PROPER OPERATION AND REGISTRATION OF CPS ENERGY METERING EQUIPMENT.

NOTE 1: EQUIPMENT AND WIRING SHALL NOT BE CONNECTED TO FACILITIES IN SUCH A MANNER AS TO BYPASS METERING EQUIPMENT REQUIRED BY CPS ENERGY.

NOTE 2: VIOLATIONS OF THE PROVISIONS OUTLINED IN THIS SECTION WILL CAUSE SERVICE TO BE DISCONNECTED AND THOSE RESPONSIBLE TO INCUR CRIMINAL AND CIVIL PENALTIES AS PROVIDED FOR BY THE CITY OF SAN ANTONIO AND STATE OF TEXAS STATUTES.

90.8 ATTACHMENT TO CPS ENERGY UTILITY/STREETLIGHT POLES:
ATTACHING ANY UTILITY FACILITIES OR BANNER EQUIPMENT TO UTILITY/STREETLIGHT POLES SHALL BE PROHIBITED WITHOUT FIRST OBTAINING APPROVAL FROM CPS ENERGY'S POLE ATTACHMENT SERVICES (REFER TO "HELPFUL NUMBERS" LISTED ON THE INSIDE FRONT COVER PAGE).

90.9 DISCONTINUOUS OR INTERRUPTION OF SERVICE:
CPS ENERGY RESERVES THE RIGHT TO DISCONTINUE, INTERRUPT OR CURTAIL SERVICE TO ANY CUSTOMER OR REFUSE SERVICE TO ANY CUSTOMER, WHEN IN THE JUDGMENT OF CPS

ENERGY, SUPPLY OF SERVICE WOULD CONSTITUTE A SAFETY OR HEALTH HAZARD, FOR ANY CONDITION OUTLINED IN CPS ENERGY'S DOCUMENT ENTITLED: "RULES AND REGULATIONS APPLYING TO RETAIL ELECTRIC AND GAS SERVICE" OR IN ACCORDANCE WITH ANY OTHER POLICIES ADOPTED BY CPS ENERGY.

90.10 REQUESTS FOR VARIANCE FROM STANDARDS:
REQUESTS FOR VARIANCE FROM CPS ENERGY'S ELECTRIC SERVICE STANDARDS AND SPECIFICATIONS (SERVICE VOLTAGE, MINIMUM AND MAXIMUM LOADS, ETC.) WHICH ARE DEFINED, DESCRIBED, DETAILED, OR OTHERWISE NOTED HEREIN, WILL BE EVALUATED ON A CASE BY CASE BASIS. CONSULTATION WITH CPS ENERGY'S CUSTOMER SERVICE REPRESENTATIVE WILL BE REQUIRED PRIOR TO A VARIANCE REQUEST BEING REVIEWED AND CONSIDERED BY CPS ENERGY. IF A VARIANCE IS NOT APPROVED, THE CUSTOMER WILL BE REQUIRED TO REDESIGN THEIR INSTALLATION TO COMPLY WITH THESE STANDARDS.

TRENCH EXCAVATION SAFETY PROTECTION

CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/GEOTECHNICAL/SAFETY EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLIES WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATION. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

CAUTION UNDERGROUND UTILITIES

CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES, AND WHERE POSSIBLE MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE, AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCT BANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. THE CONTRACTOR MUST CONTACT 1-800-DIG-TESS AND CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION AND/OR START OF CONSTRUCTION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES (WHETHER SHOWN ON PLANS OR NOT) WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS. ANY UTILITIES CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT CONTRACTORS SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.

CAUTION OVERHEAD UTILITIES

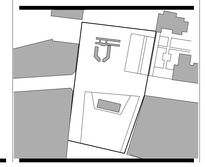
CONTRACTOR TO EXERCISE EXTREME CAUTION WHEN WORKING UNDER "HIGH VOLTAGE TRANSMISSION LINES". A WORKING HEIGHT OF 30' FROM GROUND ELEVATION WILL BE OBSERVED WHEN WORKING UNDER THE HIGH VOLTAGE LINE. COORDINATE ALL WORK WITH THE LOCAL UTILITY PROVIDER.

PARRA & CO
Civil Engineer
110 E Houston Street Floor 7
San Antonio, TX 78205
Tel 210.819.4848

GENERAL NOTES

CALL 811 BEFORE YOU DIG 811 SAFE DIGGING PARTNER

KEY PLAN



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San Antonio, TX 78205

Gensler
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San Antonio, TX 78205
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Client
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ARUP
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10370 Richmond Ave., Ste 475
Houston, TX 77042
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Tel 210.375.9000

OJB
Landscape Architect
OJB
711 Louisiana Street, Suite 111
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San Antonio, TX 78205
Tel 210.819.4848

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
01/20/2023	100% DESIGN DEVELOPMENT
02/13/2023	PROGRESS SET
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 03/02/2022
ENGINEER/ DESIGNER: EDUARDO J. PARRA
ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
DRY UTILITY GENERAL NOTES

Scale

C5.10

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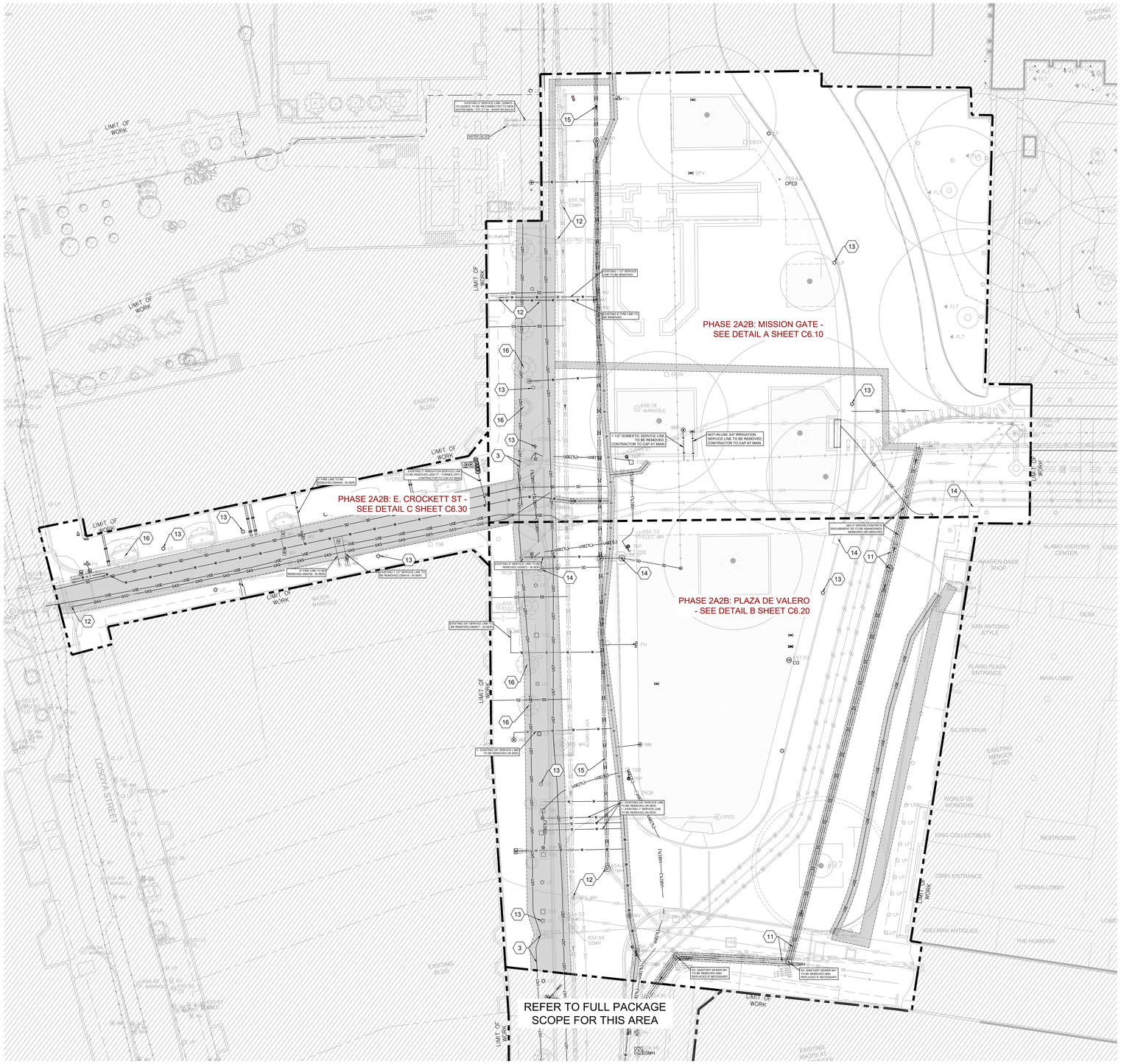
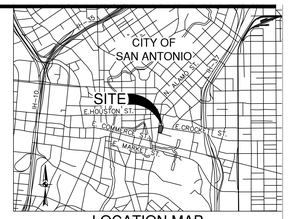




LOCATION MAP

NOT– TO– SCALE

GENERAL NOTES

1. ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THIS DRAWINGS. CONTRACTORS ARE RESPONSIBLE FOR LOCATING UTILITIES (HORIZONTALLY AND VERTICALLY).
2. CONTRACTOR TO COORDINATE WATER OUTAGE WITH PROPERTY OWNERS

LEGEND

- PHASE 2A2B LIMIT OF WORK
- EXISTING NATURAL GAS LINE TO REMAIN
- EXISTING NATURAL GAS LINE TO BE REMOVED AND RELOCATED
- VALIDATED EXISTING UNDERGROUND ELECTRICAL UTILITY BY CPS (IN-SERVICE) TO REMAIN
- UNDERGROUND ELECTRICAL UTILITY BY CPS (UNCONFIRMED SERVICE) TO REMAIN
- EXISTING UNDERGROUND TELECOM TO REMAIN
- EXITING SANITARY SEWER TO REMAIN
- EXISTING SANITARY SEWER MAIN TO BE GROUTED OR REMOVED
- EXISTING WATER MAIN/ WATER LATERAL TO REMAIN
- EXISTING WATER MAIN AND LATERALS TO BE ABANDONED IN PLACE
- EXISTING STORM DRAIN TO BE REMOVED
- EXISTING UNDERGROUND ELECTRICAL VAULT TO REMAIN
- EXISTING UNDERGROUND TRAFFIC UTILITY TO BE REMOVED
- EXISTING WATER METER TO BE REMOVED
- EXISTING WATER METER TO REMAIN
- EXISTING WATER VALVE TO BE REMOVED
- EXISTING WATER VALVE TO BE REMAIN
- EXISTING GAS VALVE TO REMAIN
- EXISTING WATER IRRIGATION VALVES TO BE REMOVED
- EXISTING PAVEMENT/CURB/SIDEWALK TO BE DEMOLISHED
- EXISTING SANITARY SEWER MANHOLE
- EXISTING CLEANOUT TO BE REMOVED
- EXISTING CLEANOUT TO REMAIN
- EXISTING STREET-LIGHT POLES TO BE REMOVED

DEMOLITION NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL NECESSARY PERMITS/APPROVALS BEFORE BEGINNING DEMOLITION.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING FROM THE SITE ALL ITEMS SHOWN TO BE DEMOLISHED UNLESS OTHERWISE INDICATED. ALL MATERIALS SHALL BE DEMOLISHED AND REMOVED FROM SITE IN ACCORDANCE WITH ALL APPLICABLE, FEDERAL, STATE AND LOCAL REGULATIONS.
3. ALL EXISTING ITEMS NOT SPECIFICALLY NOTED TO BE DEMOLISHED SHALL REMAIN. CONTRACTOR IS RESPONSIBLE FOR REPLACING EXISTING ITEMS REMOVED DURING DEMOLITION THAT WERE TO REMAIN.
4. CONTRACTOR IS RESPONSIBLE FOR COORDINATION WITH ALL UTILITY COMPANIES REGARDING REMOVAL OF EXISTING SERVICES. POWER POLES TO BE REMOVED, VERYFYING UTILITIES ARE SHUT OFF OR DISCONNECTED, AND THAT ALL POSSIBLE SAFETY PRECAUTIONS HAVE BEEN ENACTED TO ENSURE THE SAFEST ENVIRONMENT FOR ALL PERSONNEL.
5. LOCATION AND DEPTH OF EXISTING UTILITIES SHOWN HEREON ARE APPROXIMATE ONLY. ACTUAL LOCATIONS AND DEPTHS MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO THE CONSTRUCTION AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, THROUGHOUT ALL PHASES OF CONSTRUCTION.
6. ALL NECESSARY EROSION CONTROL MEASURES ARE TO BE IN PLACE PRIOR TO CONSTRUCTION. EROSION CONTROL MEASURES ARE TO BE MAINTAINED AND IN WORKING CONDITION AT ALL TIMES.
7. CONTRACTOR SHALL CONFIRM WITH THE OWNER OR HIS DESIGNATE WHETHER TO SALVAGE AND MAKE ARRANGEMENTS TO STORE TRANSPLANTABLE TREES PRIOR TO REMOVAL.
8. FOR TREES SHOWN TO REMAIN, THE CONTRACTOR SHALL INSTALL TREE PROTECTION IN ACCORDANCE WITH THE PROJECT PLANS AND SPECIFICATIONS THE CONTRACTOR SHALL NOT REMOVE OR DAMAGE ANY TREES WITHOUT A PERMIT TO DO SO.
9. NO PARKING AND/OR STORAGE SHALL BE ALLOWED WITHIN THE DRIP LINE OF THE TREES TO REMAIN.
10. THE CONTRACTOR SHALL SAW CUT EXISTING PAVEMENT, CURBS AND SIDEWALK JUNCTURES, NO JAGGED OR IRREGULAR CUTS WILL BE ACCEPTED.
11. THE CONTRACTOR SHALL PROTECT ALL PROPERTY PINS, BENCH MARKS, CONSTRUCTION STAKES, HUBS, OR OTHER KEY CONTROL POINTS. THE CONTRACTOR SHALL BE RESPONSIBLE TO RE-ESTABLISH ANY SUCH POINTS AT THEIR OWN EXPENSE.
12. DEMOLITION CONTRACTOR IS RESPONSIBLE FOR CLEARING THE SITE OF ALL OBSTRUCTIONS THAT EXIST ON THIS SITE PRIOR TO THE START OF CONSTRUCTION OR DURING THE CONSTRUCTION SO AS TO NOT IMPEDE THE BUILDING CONSTRUCTION CONTRACTOR.
13. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO IDENTIFY ANY MATERIAL OR EQUIPMENT SCHEDULED FOR REMOVAL TO BE SALVAGED AND REUSED. CONTRACTOR SHALL REPLACE AT HIS EXPENSE ANY DESTROYED MATERIAL OR EQUIPMENT THAT WAS MARKED FOR SALVAGE.
14. NO EXISTING ASPHALT OR CONCRETE PAVING SCHEDULED FOR REMOVAL SHALL REMAIN ON-SITE OR BE USED AS FILL MATERIAL. CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVAL AND DISPOSAL OF ALL HAZARDOUS MATERIAL OFFSITE FOLLOWING ALL APPLICABLE DISPOSABLE REGULATIONS.
15. CONTRACTOR SHALL REMOVE ALL EXISTING IRRIGATION PIPING ON SITE. CUT AND CAP LATERALS AT PROJECT LIMITS TO ALLOW PROPER FUNCTION OF ZONES EXTENDING OFF-SITE.
16. CONTRACTOR SHALL NOT DEMOLISH ANY PUBLIC WATER OR SANITARY SEWER LINES WITHOUT APPROVAL. EXISTING WATER AND SANITARY SEWER SERVICES SHALL REMAIN OPERATIONAL UNTIL NEW SERVICE IS COMPLETE. CUT AND CAP ANY ABANDONED SANITARY SEWER AND WATER SERVICES AT THE EXISTING MAIN. NO ABANDONED SERVICES SHALL REMAIN CONNECTED TO THE PUBLIC MAIN.
17. THE USE OF EXPLOSIVES WILL NOT BE PERMITTED.
18. ALL WASTE MATERIAL REMAINING AFTER OWNER SALVAGE IS COMPLETE AND RESULTING FROM DEMOLITION OPERATIONS BECOMES THE PROPERTY OF THE CONTRACTOR. APPROPRIATE DISPOSAL OF WASTE MATERIAL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AT HIS OWN EXPENSE. OWNER WILL PROVIDE A LIST OF ITEMS TO BE SALVAGED.
19. THE CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITIES INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE, FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCT BANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTORS SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.
20. THE CONTRACTOR SHALL MAINTAIN THE SITE IN A CLEAN AND ORDERLY MANER.
21. THE CONTRACTOR SHALL MEET ALL LOCAL, STATE, AND FEDERAL REGULATIONS FOR DUST CONTROL. THE CONTRACTOR SHALL BE RESPONSIBLE AT THEIR OWN EXPENSE FOR ANY FUGITIVE DUST ON ADJOINING PROPERTIES.

KEY NOTES

1. EXISTING TRAFFIC SIGNAL POLES/ CABINETS TO BE REMOVED
2. EXISTING UNDERGROUND TRAFFIC LINES/ TRAFFIC UTILITY BOXES TO BE REMOVED
3. EXISTING UNDERGROUND TELECOM LINES AND MANHOLES TO BE REMOVED
4. EXISTING UNDERGROUND UTILITY TO REMAIN
5. EXISTING WATER VALVE , MAIN AND/OR LATERALS TO BE REMOVED
6. EXISTING NATURAL GAS TO BE REMOVED
7. EXISTING UNDERGROUND ELECTRICAL LINES TO BE REMOVED
8. EXISTING ELECTRICAL ENCLOSURE TO BE DEMOLISHED
9. EXISTING CLEANOUT TO REMAIN
10. EXISTING FIRE HYDRANT TO BE RELOCATED
11. EXISTING SANITARY SEWER MAIN/ MANHOLE TO BE REMOVE OR GROUTED - DTL SAWS ITEM NO. 862
12. PRESERVE EXISTING METER, VALVE, MANHOLE. ADJUST TOP TO MATCH PROPOSED GRADE
13. EXISTING STREET LIGHTS TO BE REMOVED - REF. MEP FOR DETAILS
14. STORM DRAIN INLET/ ROOF DRAIN - REF. TO DRAINAGE PLAN - C4.00 FOR DETAILS
15. STORM SEWER TO BE REMOVED - REF. TO DEMOLITION PLAN C0.40
16. EXISTING TREES TO BE DEMOLISHED - REF. TO TREE PROTECTION PLANS - L0.12 FOR DETAILS

CAUTION:

- CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITY INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCTBANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITY SHALL BE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.
- THE LOCATIONS OF EXISTING UTILITIES, SITE LIGHTING CIRCUIT, AND IRRIGATION LINES SHOW ON THE PLANS ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION AND DEPTH OF UNDERGROUND UTILITIES AT LEAST 48 HOURS PRIOR TO CONSTRUCTION:

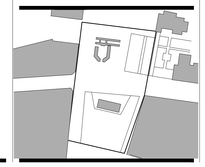
TEXAS ONE CALL CENTER : 1-800-545-6005
SAN ANTONIO WATER SYSTEM: 1-210-233-2009

- WHETHER SHOWN ON PLANS OR NOT, AND TO PROTECT THE SAME DURING CONSTRUCTION. CONTRACTOR SHALL EXPOSE PROPOSED UTILITY CROSSINGS PRIOR TO CONSTRUCTION OF SANITARY SEWER, STORM DRAINAGE, AND OTHER UTILITIES. CONTRACTOR SHALL COORDINATE WORK WITH SHOPPING CENTER OWNER.

TRENCH EXCAVATION SAFETY PROTECTION:

CONTRACTOR AND/ OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/ GEOTECHNICAL/ SAFETY/ EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENT. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURE SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLY WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATIONS. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSUTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

KEY PLAN



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Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
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ISSUED DATE: 03/02/2022
ENGINEER/ DESIGNER: EDUARDO J. PARRA
ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
OVERALL UTILITY DEMOLITION PLAN

Scale
1" = 20'-0"

C6.00

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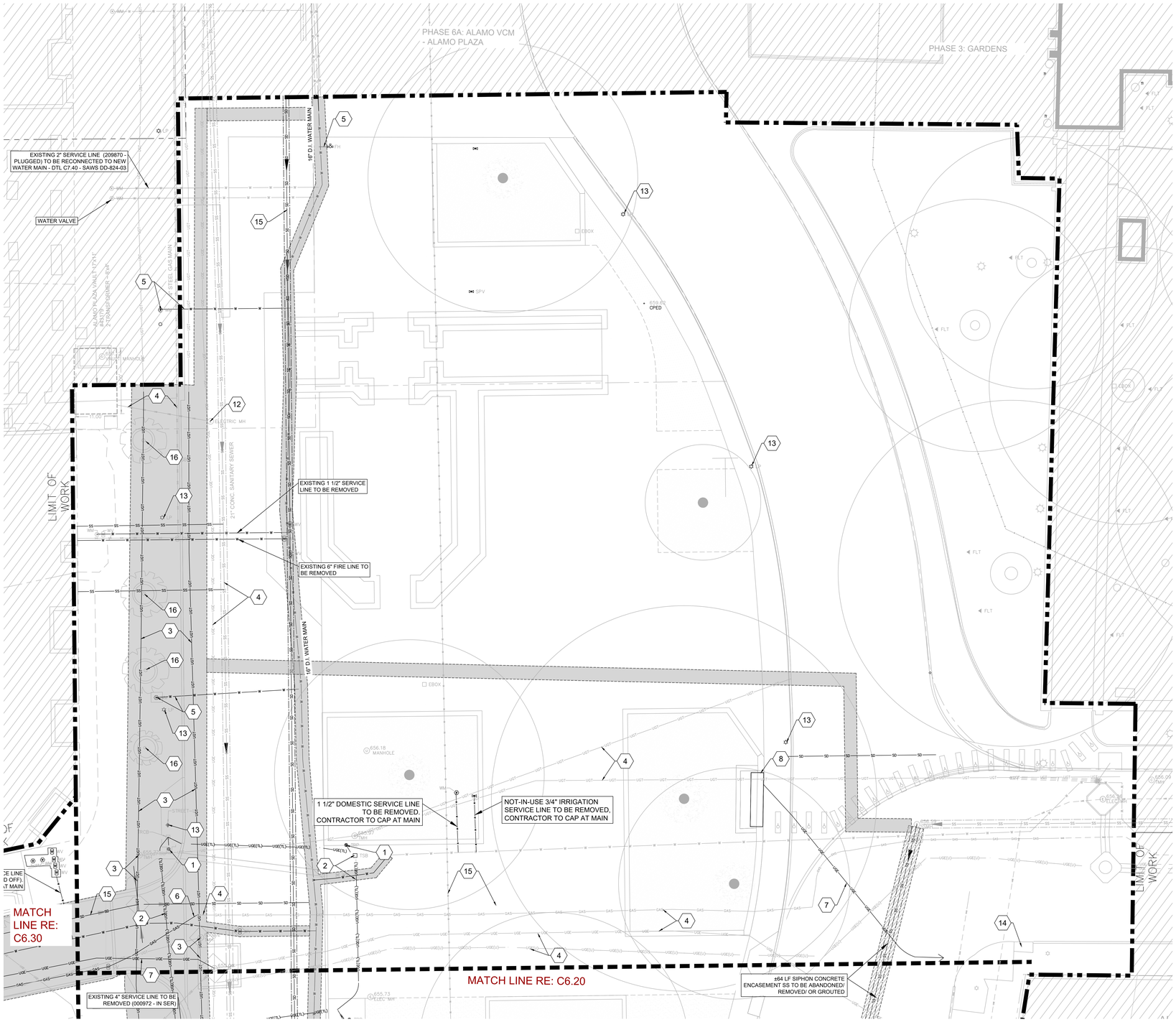

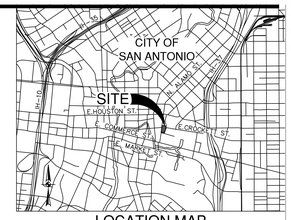

LOCATION MAP
NOT-TO-SCALE

GENERAL NOTES

1. ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THIS DRAWINGS. CONTRACTORS ARE RESPONSIBLE FOR LOCATING UTILITIES (HORIZONTALLY AND VERTICALLY).
2. CONTRACTOR TO COORDINATE WATER OUTAGE WITH PROPERTY OWNERS

LEGEND

PHASE 2A2B LIMIT OF WORK	
EXISTING NATURAL GAS LINE TO REMAIN	GAS
EXISTING NATURAL GAS LINE TO BE REMOVED AND RELOCATED	GAS
VALIDATED EXISTING UNDERGROUND ELECTRICAL UTILITY BY CPS (IN-SERVICE) TO REMAIN	UGE
UNDERGROUND ELECTRICAL UTILITY BY CPS (UNCONFIRMED SERVICE) TO REMAIN	UGE(U)
EXISTING UNDERGROUND TELECOM TO REMAIN	UGT
EXITING SANITARY SEWER TO REMAIN	SS
EXISTING SANITARY SEWER MAIN TO BE GROUTED OR REMOVED	SS
EXISTING WATER MAIN/ WATER LATERAL TO REMAIN	W
EXISTING WATER MAIN AND LATERALS TO BE ABANDONED IN PLACE	W
EXISTING STORM DRAIN TO BE REMOVED	SD
EXISTING UNDERGROUND ELECTRICAL VAULT TO REMAIN	UGE
EXISTING UNDERGROUND TRAFFIC UTILITY TO BE REMOVED	UGE(TL)
EXISTING WATER METER TO BE REMOVED	WM
EXISTING WATER METER TO REMAIN	WM
EXISTING WATER VALVE TO BE REMOVED	WV
EXISTING WATER VALVE TO BE REMAIN	WV
EXISTING GAS VALVE TO REMAIN	GV
EXISTING WATER IRRIGATION VALVES TO BE REMOVED	
EXISTING PAVEMENT/CURB/SIDEWALK TO BE DEMOLISHED	
EXISTING SANITARY SEWER MANHOLE	S
EXISTING CLEANOUT TO BE REMOVED	CO
EXISTING CLEANOUT TO REMAIN	CO
EXISTING STREET-LIGHT POLES TO BE REMOVED	LP

DEMOLITION NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL NECESSARY PERMITS/APPROVALS BEFORE BEGINNING DEMOLITION.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING FROM THE SITE ALL ITEMS SHOWN TO BE DEMOLISHED UNLESS OTHERWISE INDICATED. ALL MATERIALS SHALL BE DEMOLISHED AND REMOVED FROM SITE IN ACCORDANCE WITH ALL APPLICABLE, FEDERAL, STATE AND LOCAL REGULATIONS.
3. ALL EXISTING ITEMS NOT SPECIFICALLY NOTED TO BE DEMOLISHED SHALL REMAIN. CONTRACTOR IS RESPONSIBLE FOR REPLACING EXISTING ITEMS REMOVED DURING DEMOLITION THAT WERE TO REMAIN.
4. CONTRACTOR IS RESPONSIBLE FOR COORDINATION WITH ALL UTILITY COMPANIES REGARDING REMOVAL OF EXISTING SERVICES. POWER POLES TO BE REMOVED. VERIFYING UTILITIES ARE SHUT OFF OR DISCONNECTED, AND THAT ALL POSSIBLE SAFETY PRECAUTIONS HAVE BEEN ENACTED TO ENSURE THE SAFEST ENVIROMENT FOR ALL PERSONNEL.
5. LOCATION AND DEPTH OF EXISTING UTILITIES SHOWN HEREON ARE APPROXIMATE ONLY. ACTUAL LOCATIONS AND DEPTHS MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO THE CONSTRUCTION AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, THROUGHOUT ALL PHASES OF CONSTRUCTION.
6. ALL NECESSARY EROSION CONTROL MEASURES ARE TO BE IN PLACE PRIOR TO CONSTRUCTION. EROSION CONTROL MEASURES ARE TO BE MAINTAINED AND IN WORKING CONDITION AT ALL TIMES.
7. CONTRACTOR SHALL CONFIRM WITH THE OWNER OR HIS DESIGNATE WHETHER TO SALVAGE AND MAKE ARRANGEMENTS TO STORE TRANSPLANTABLE TREES PRIOR TO REMOVAL.
8. FOR TREES SHOWN TO REMAIN, THE CONTRACTOR SHALL INSTALL TREE PROTECTION IN ACCORDANCE WITH THE PROJECT PLANS AND SPECIFICATIONS THE CONTRACTOR SHALL NOT REMOVE OR DAMAGE ANY TREES WITHOUT A PERMIT TO DO SO.
9. NO PARKING AND/OR STORAGE SHALL BE ALLOWED WITHIN THE DRIP LINE OF THE TREES TO REMAIN.
10. THE CONTRACTOR SHALL SAW CUT EXISTING PAVEMENT, CURBS AND SIDEWALK JUNCTURES. NO JAGGED OR IRREGULAR CUTS WILL BE ACCEPTED.
11. THE CONTRACTOR SHALL PROTECT ALL PROPERTY PINS, BENCH MARKS, CONSTRUCTION STAKES, HUBS, OR OTHER KEY CONTROL POINTS. THE CONTRACTOR SHALL BE RESPONSIBLE TO RE-ESTABLISH ANY SUCH POINTS AT THEIR OWN EXPENSE.
12. DEMOLITION CONTRACTOR IS RESPONSIBLE FOR CLEARING THE SITE OF ALL OBSTRUCTIONS THAT EXIST ON THIS SITE PRIOR TO THE START OF CONSTRUCTION OR DURING THE CONSTRUCTION SO AS TO NOT IMPEDE THE BUILDING CONSTRUCTION CONTRACTOR.
13. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO IDENTIFY ANY MATERIAL OR EQUIPMENT SCHEDULED FOR REMOVAL TO BE SALVAGED AND REUSED. CONTRACTOR SHALL REPLACE AT HIS EXPENSE ANY DESTROYED MATERIAL OR EQUIPMENT THAT WAS MARKED FOR SALVAGE.
14. NO EXISTING ASPHALT OR CONCRETE PAVING SCHEDULED FOR REMOVAL SHALL REMAIN ON-SITE OR BE USED AS FILL MATERIAL. CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVAL AND DISPOSAL OF ALL HAZARDOUS MATERIAL OFFSITE FOLLOWING ALL APPLICABLE DISPOSABLE REGULATIONS.
15. CONTRACTOR SHALL REMOVE ALL EXISTING IRRIGATION PIPING ON SITE. CUT AND CAP LATERALS AT PROJECT LIMITS TO ALLOW PROPER FUNCTION OF ZONES EXTENDING OFF-SITE.
16. CONTRACTOR SHALL NOT DEMOLISH ANY PUBLIC WATER OR SANITARY SEWER LINES WITHOUT APPROVAL. EXISTING WATER AND SANITARY SEWER SERVICES SHALL REMAIN OPERATIONAL UNTIL NEW SERVICE IS COMPLETE. CUT AND CAP ANY ABANDONED SANITARY SEWER AND WATER SERVICES AT THE EXISTING MAIN. NO ABANDONED SERVICES SHALL REMAIN CONNECTED TO THE PUBLIC MAIN.
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20. THE CONTRACTOR SHALL MAINTAIN THE SITE IN A CLEAN AND ORDERLY MANER.
21. THE CONTRACTOR SHALL MEET ALL LOCAL, STATE, AND FEDERAL REGULATIONS FOR DUST CONTROL. THE CONTRACTOR SHALL BE RESPONSIBLE AT THEIR OWN EXPENSE FOR ANY FUGITIVE DUST ON ADJOINING PROPERTIES.

KEY NOTES

1. EXISTING TRAFFIC SIGNAL POLES/ CABINETS TO BE REMOVED
2. EXISTING UNDERGROUND TRAFFIC LINES/ TRAFFIC UTILITY BOXES TO BE REMOVED
3. EXISTING UNDERGROUND TELECOM LINES AND MANHOLES TO BE REMOVED
4. EXISTING UNDERGROUND UTILITY TO REMAIN
5. EXISTING WATER VALVE , MAIN AND/OR LATERALS TO BE REMOVED
6. EXISTING NATURAL GAS TO BE REMOVED
7. EXISTING UNDERGROUND ELECTRICAL LINES TO BE REMOVED
8. EXISTING ELECTRICAL ENCLOSURE TO BE DEMOLISHED
9. EXISTING CLEANOUT TO REMAIN
10. EXISTING FIRE HYDRANT TO BE RELOCATED
11. EXISTING SANITARY SEWER MAIN/ MANHOLE TO BE REMOVE OR GROUTED - DTL SAWS ITEM NO. 862
12. PRESERVE EXISTING METER, VALVE, MANHOLE. ADJUST TOP TO MATCH PROPOSED GRADE
13. EXISTING STREET LIGHTS TO BE REMOVED - REF. MEP FOR DETAILS
14. STORM DRAIN INLET/ ROOF DRAIN - REF. TO DRAINAGE PLAN - C4.00 FOR DETAILS
15. STORM SEWER TO BE REMOVED - REF. TO DEMOLITION PLAN C0.40
16. EXISTING TREES TO BE DEMOLISHED - REF. TO TREE PROTECTION PLANS - L0.12 FOR DETAILS

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TEXAS ONE CALL CENTER 1-800-545-6005
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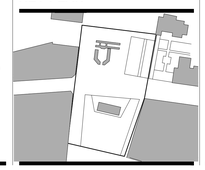

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ISSUED DATE: 03/02/2022
ENGINEER/ DESIGNER: EDUARDO J. PARRA
ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
UTILITY DEMOLITION PLAN DETAIL A

Scale
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C6.10

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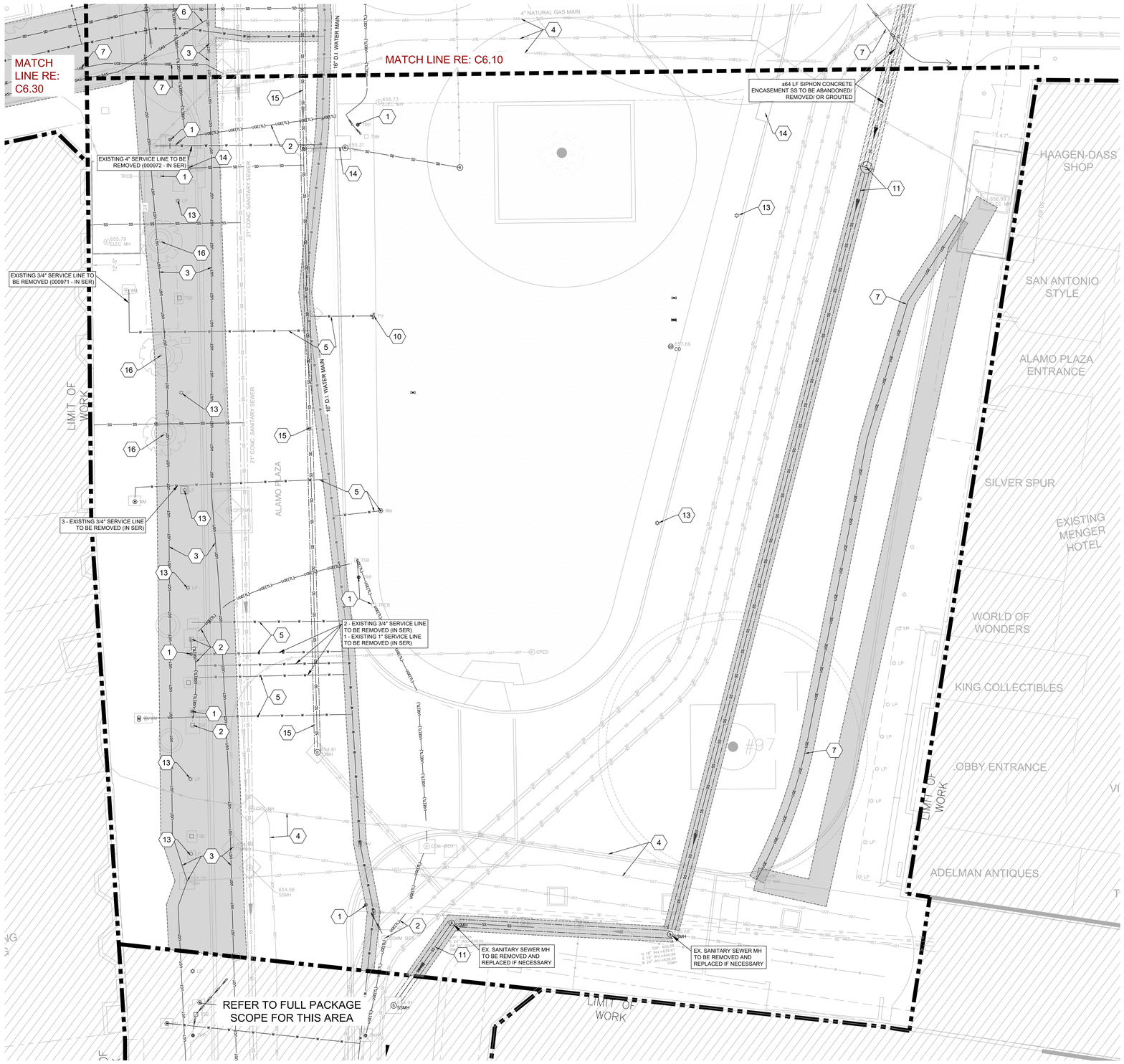

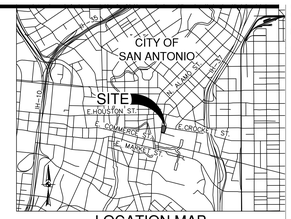

LOCATION MAP
NOT–TO–SCALE

LEGEND

PHASE 2A2B LIMIT OF WORK	
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VALIDATED EXISTING UNDERGROUND ELECTRICAL UTILITY BY CPS (IN-SERVICE) TO REMAIN	UGE
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EXISTING WATER MAIN/ WATER LATERAL TO REMAIN	W
EXISTING WATER MAIN AND LATERALS TO BE ABANDONED IN PLACE	W
EXISTING STORM DRAIN TO BE REMOVED	SD
EXISTING UNDERGROUND ELECTRICAL VAULT TO REMAIN	UGE
EXISTING UNDERGROUND TRAFFIC UTILITY TO BE REMOVED	UGE(TL)
EXISTING WATER METER TO BE REMOVED	WM
EXISTING WATER METER TO REMAIN	WM
EXISTING WATER VALVE TO BE REMOVED	WV
EXISTING WATER VALVE TO BE REMAIN	WV
EXISTING GAS VALVE TO REMAIN	GV
EXISTING WATER IRRIGATION VALVES TO BE REMOVED	
EXISTING PAVEMENT/CURB/SIDEWALK TO BE DEMOLISHED	
EXISTING SANITARY SEWER MANHOLE	S
EXISTING CLEANOUT TO BE REMOVED	CO
EXISTING CLEANOUT TO REMAIN	CO
EXISTING STREET-LIGHT POLES TO BE REMOVED	LP

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20. THE CONTRACTOR SHALL MAINTAIN THE SITE IN A CLEAN AND ORDERLY MANER.
21. THE CONTRACTOR SHALL MEET ALL LOCAL, STATE, AND FEDERAL REGULATIONS FOR DUST CONTROL. THE CONTRACTOR SHALL BE RESPONSIBLE AT THEIR OWN EXPENSE FOR ANY FUGITIVE DUST ON ADJOINING PROPERTIES.

KEY NOTES

1. EXISTING TRAFFIC SIGNAL POLES/ CABINETS TO BE REMOVED
2. EXISTING UNDERGROUND TRAFFIC LINES/ TRAFFIC UTILITY BOXES TO BE REMOVED
3. EXISTING UNDERGROUND TELECOM LINES AND MANHOLES TO BE REMOVED
4. EXISTING UNDERGROUND UTILITY TO REMAIN
5. EXISTING WATER VALVE, MAIN AND/OR LATERALS TO BE REMOVED
6. EXISTING NATURAL GAS TO BE REMOVED
7. EXISTING UNDERGROUND ELECTRICAL LINES TO BE REMOVED
8. EXISTING ELECTRICAL ENCLOSURE TO BE DEMOLISHED
9. EXISTING CLEANOUT TO REMAIN
10. EXISTING FIRE HYDRANT TO BE RELOCATED
11. EXISTING SANITARY SEWER MAIN/ MANHOLE TO BE REMOVE OR GROUTED - DTL SAWS ITEM NO. 862
12. PRESERVE EXISTING METER, VALVE, MANHOLE. ADJUST TOP TO MATCH PROPOSED GRADE
13. EXISTING STREET LIGHTS TO BE REMOVED - REF. MEP FOR DETAILS
14. STORM DRAIN INLET/ ROOF DRAIN - REF. TO DRAINAGE PLAN - C4.00 FOR DETAILS
15. STORM SEWER TO BE REMOVED - REF. TO DEMOLITION PLAN C0.40
16. EXISTING TREES TO BE DEMOLISHED - REF. TO TREE PROTECTION PLANS - L0.12 FOR DETAILS

CAUTION:

- CONTRACTOR SHALL BE REQUIRED TO LOCATE ALL PUBLIC OR PRIVATE UTILITY INCLUDING BUT NOT LIMITED TO: WATER, SEWER, TELEPHONE AND FIBER OPTIC LINES, SITE LIGHTING ELECTRIC, SECONDARY ELECTRIC, PRIMARY ELECTRICAL DUCTBANKS, LANDSCAPE IRRIGATION FACILITIES, AND GAS LINES. ANY UTILITY CONFLICTS THAT ARISE SHOULD BE COMMUNICATED TO THE ENGINEER IMMEDIATELY AND PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CONTACT 1-800-DIG-TESS A MINIMUM OF 48 HOURS PRIOR TO THE START OF CONSTRUCTION. ANY DAMAGE TO EXISTING UTILITY SHALL BE SOLE RESPONSIBILITY OF THE CONTRACTOR AND THE REPAIR SHALL BE AT THE CONTRACTOR'S SOLE EXPENSE WHETHER THE UTILITY IS SHOWN ON THESE PLANS OR NOT.
- THE LOCATIONS OF EXISTING UTILITIES, SITE LIGHTING CIRCUIT, AND IRRIGATION LINES SHOW ON THE PLANS ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION AND DEPTH OF UNDERGROUND UTILITIES AT LEAST 48 HOURS PRIOR TO CONSTRUCTION:

TEXAS ONE CALL CENTER : 1-800-545-6005
SAN ANTONIO WATER SYSTEM: 1-210-233-2009

- WHETHER SHOWN ON PLANS OR NOT, AND TO PROTECT THE SAME DURING CONSTRUCTION. CONTRACTOR SHALL EXPOSE PROPOSED UTILITY CROSSINGS PRIOR TO CONSTRUCTION OF SANITARY SEWER, STORM DRAINAGE, AND OTHER UTILITIES. CONTRACTOR SHALL COORDINATE WORK WITH SHOPPING CENTER OWNER.

TRENCH EXCAVATION SAFETY PROTECTION:

CONTRACTOR AND/ OR CONTRACTORS INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/ GEOTECHNICAL/ SAFETY/ EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENT. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURE SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLY WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATIONS. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSUTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.

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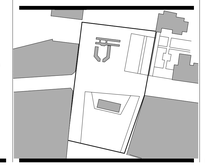
KEY PLAN



GENERAL NOTES

CALL 811 BEFORE YOU DIG — 811 — STATE DIGGING PARTNER

1. ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THIS DRAWINGS. CONTRACTORS ARE RESPONSIBLE FOR LOCATING UTILITIES (HORIZONTALLY AND VERTICALLY).
2. CONTRACTOR TO COORDINATE WATER OUTAGE WITH PROPERTY OWNERS

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Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
01/20/2023	100% DESIGN DEVELOPMENT
02/13/2023	PROGRESS SET
03/02/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 03/02/2022
ENGINEER/ DESIGNER: EDUARDO J. PARRA
ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
UTILITY DEMOLITION PLAN DETAIL B

Scale
1" = 10'-0"

C6.20

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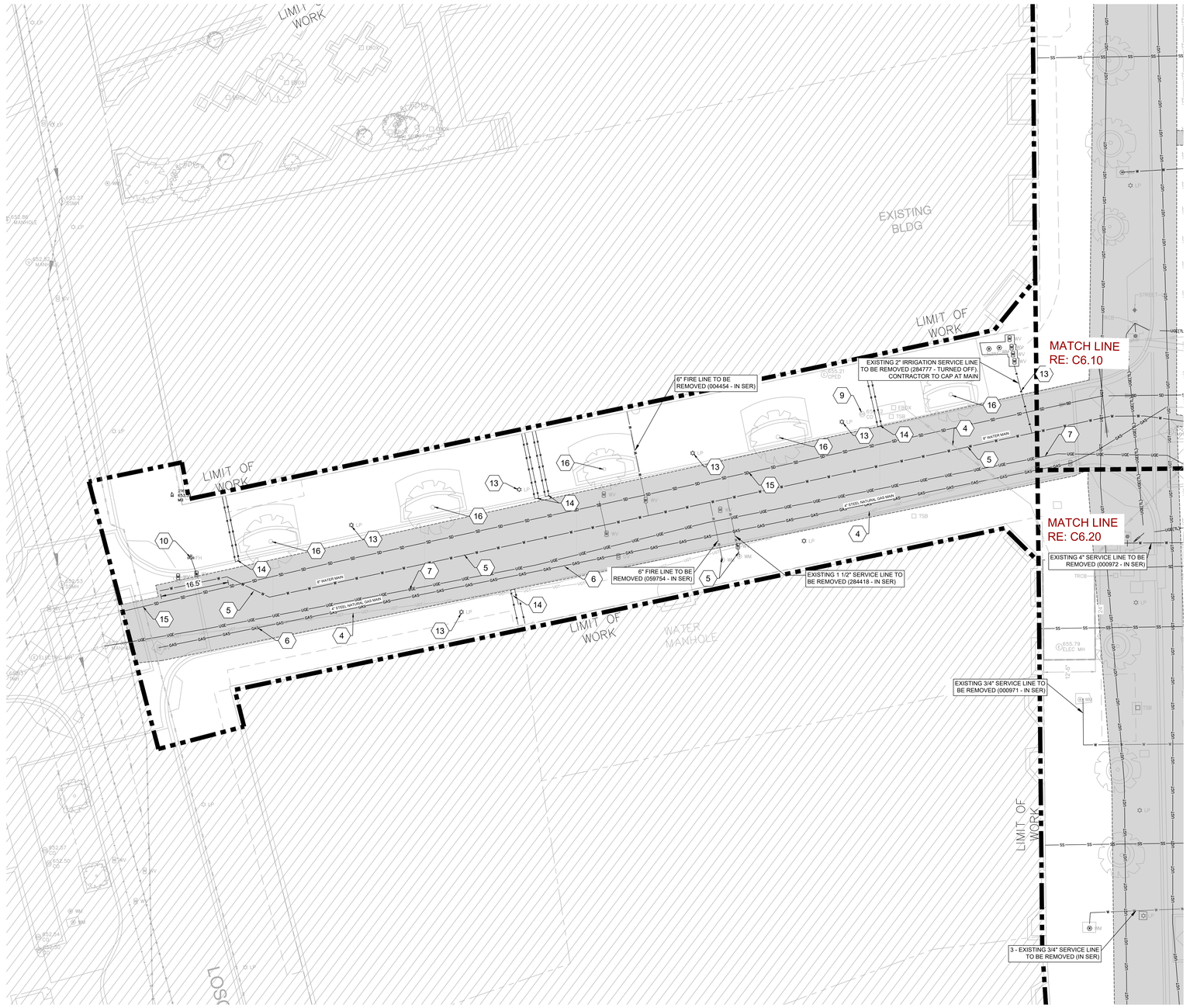

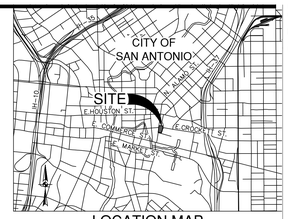

LOCATION MAP
NOT–TO–SCALE

GENERAL NOTES

1. ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THIS DRAWINGS. CONTRACTORS ARE RESPONSIBLE FOR LOCATING UTILITIES (HORIZONTALLY AND VERTICALLY).
2. CONTRACTOR TO COORDINATE WATER OUTAGE WITH PROPERTY OWNERS

LEGEND

PHASE 2A2B LIMIT OF WORK	
EXISTING NATURAL GAS LINE TO REMAIN	GAS
EXISTING NATURAL GAS LINE TO BE REMOVED AND RELOCATED	GAS
VALIDATED EXISTING UNDERGROUND ELECTRICAL UTILITY BY CPS (IN-SERVICE) TO REMAIN	UGE
UNDERGROUND ELECTRICAL UTILITY BY CPS (UNCONFIRMED SERVICE) TO REMAIN	UGE(U)
EXISTING UNDERGROUND TELECOM TO REMAIN	UGT
EXITING SANITARY SEWER TO REMAIN	SS
EXISTING SANITARY SEWER MAIN TO BE GROUTED OR REMOVED	SS
EXISTING WATER MAIN/ WATER LATERAL TO REMAIN	W
EXISTING WATER MAIN AND LATERALS TO BE ABANDONED IN PLACE	W
EXISTING STORM DRAIN TO BE REMOVED	SD
EXISTING UNDERGROUND ELECTRICAL VAULT TO REMAIN	UGE
EXISTING UNDERGROUND TRAFFIC UTILITY TO BE REMOVED	UGE(TL)
EXISTING WATER METER TO BE REMOVED	WM
EXISTING WATER METER TO REMAIN	WM
EXISTING WATER VALVE TO BE REMOVED	WV
EXISTING WATER VALVE TO BE REMAIN	WV
EXISTING GAS VALVE TO REMAIN	GV
EXISTING WATER IRRIGATION VALVES TO BE REMOVED	
EXISTING PAVEMENT/CURB/SIDEWALK TO BE DEMOLISHED	
EXISTING SANITARY SEWER MANHOLE	S
EXISTING CLEANOUT TO BE REMOVED	CO
EXISTING CLEANOUT TO REMAIN	CO
EXISTING STREET-LIGHT POLES TO BE REMOVED	LP

DEMOLITION NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ACQUIRING ALL NECESSARY PERMITS/APPROVALS BEFORE BEGINNING DEMOLITION.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING FROM THE SITE ALL ITEMS SHOWN TO BE DEMOLISHED UNLESS OTHERWISE INDICATED. ALL MATERIALS SHALL BE DEMOLISHED AND REMOVED FROM SITE IN ACCORDANCE WITH ALL APPLICABLE, FEDERAL, STATE AND LOCAL REGULATIONS.
3. ALL EXISTING ITEMS NOT SPECIFICALLY NOTED TO BE DEMOLISHED SHALL REMAIN. CONTRACTOR IS RESPONSIBLE FOR REPLACING EXISTING ITEMS REMOVED DURING DEMOLITION THAT WERE TO REMAIN.
4. CONTRACTOR IS RESPONSIBLE FOR COORDINATION WITH ALL UTILITY COMPANIES REGARDING REMOVAL OF EXISTING SERVICES. POWER POLES TO BE REMOVED, VERIFYING UTILITIES ARE SHUT OFF OR DISCONNECTED, AND THAT ALL POSSIBLE SAFETY PRECAUTIONS HAVE BEEN ENACTED TO ENSURE THE SAFEST ENVIROMENT FOR ALL PERSONNEL.
5. LOCATION AND DEPTH OF EXISTING UTILITIES SHOWN HEREON ARE APPROXIMATE ONLY. ACTUAL LOCATIONS AND DEPTHS MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO THE CONSTRUCTION AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT, THROUGHOUT ALL PHASES OF CONSTRUCTION.
6. ALL NECESSARY EROSION CONTROL MEASURES ARE TO BE IN PLACE PRIOR TO CONSTRUCTION. EROSION CONTROL MEASURES ARE TO BE MAINTAINED AND IN WORKING CONDITION AT ALL TIMES.
7. CONTRACTOR SHALL CONFIRM WITH THE OWNER OR HIS DESIGNATE WHETHER TO SALVAGE AND MAKE ARRANGEMENTS TO STORE TRANSPLANTABLE TREES PRIOR TO REMOVAL.
8. FOR TREES SHOWN TO REMAIN, THE CONTRACTOR SHALL INSTALL TREE PROTECTION IN ACCORDANCE WITH THE PROJECT PLANS AND SPECIFICATIONS THE CONTRACTOR SHALL NOT REMOVE OR DAMAGE ANY TREES WITHOUT A PERMIT TO DO SO.
9. NO PARKING AND/OR STORAGE SHALL BE ALLOWED WITHIN THE DRIP LINE OF THE TREES TO REMAIN.
10. THE CONTRACTOR SHALL SAW CUT EXISTING PAVEMENT, CURBS AND SIDEWALK JUNCTURES, NO JAGGED OR IRREGULAR CUTS WILL BE ACCEPTED.
11. THE CONTRACTOR SHALL PROTECT ALL PROPERTY PINS, BENCH MARKS, CONSTRUCTION STAKES, HUBS, OR OTHER KEY CONTROL POINTS. THE CONTRACTOR SHALL BE RESPONSIBLE TO RE-ESTABLISH ANY SUCH POINTS AT THEIR OWN EXPENSE.
12. DEMOLITION CONTRACTOR IS RESPONSIBLE FOR CLEARING THE SITE OF ALL OBSTRUCTIONS THAT EXIST ON THIS SITE PRIOR TO THE START OF CONSTRUCTION OR DURING THE CONSTRUCTION SO AS TO NOT IMPEDE THE BUILDING CONSTRUCTION CONTRACTOR.
13. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO IDENTIFY ANY MATERIAL OR EQUIPMENT SCHEDULED FOR REMOVAL TO BE SALVAGED AND REUSED. CONTRACTOR SHALL REPLACE AT HIS EXPENSE ANY DESTROYED MATERIAL OR EQUIPMENT THAT WAS MARKED FOR SALVAGE.
14. NO EXISTING ASPHALT OR CONCRETE PAVING SCHEDULED FOR REMOVAL SHALL REMAIN ON-SITE OR BE USED AS FILL MATERIAL. CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVAL AND DISPOSAL OF ALL HAZARDOUS MATERIAL OFFSITE FOLLOWING ALL APPLICABLE DISPOSABLE REGULATIONS.
15. CONTRACTOR SHALL REMOVE ALL EXISTING IRRIGATION PIPING ON SITE, CUT AND CAP LATERALS AT PROJECT LIMITS TO ALLOW PROPER FUNCTION OF ZONES EXTENDING OFF-SITE.
16. CONTRACTOR SHALL NOT DEMOLISH ANY PUBLIC WATER OR SANITARY SEWER LINES WITHOUT APPROVAL. EXISTING WATER AND SANITARY SEWER SERVICES SHALL REMAIN OPERATIONAL UNTIL NEW SERVICE IS COMPLETE. CUT AND CAP ANY ABANDONED SANITARY SEWER AND WATER SERVICES AT THE EXISTING MAIN. NO ABANDONED SERVICES SHALL REMAIN CONNECTED TO THE PUBLIC MAIN.
17. THE USE OF EXPLOSIVES WILL NOT BE PERMITTED.
18. ALL WASTE MATERIAL REMAINING AFTER OWNER SALVAGE IS COMPLETE AND RESULTING FROM DEMOLITION OPERATIONS BECOMES THE PROPERTY OF THE CONTRACTOR. APPROPRIATE DISPOSAL OF WASTE MATERIAL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AT HIS OWN EXPENSE. OWNER WILL PROVIDE A LIST OF ITEMS TO BE SALVAGED.
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KEY NOTES

1. EXISTING TRAFFIC SIGNAL POLES/ CABINETS TO BE REMOVED
2. EXISTING UNDERGROUND TRAFFIC LINES/ TRAFFIC UTILITY BOXES TO BE REMOVED
3. EXISTING UNDERGROUND TELECOM LINES AND MANHOLES TO BE REMOVED
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5. EXISTING WATER VALVE , MAIN AND/OR LATERALS TO BE REMOVED
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9. EXISTING CLEANOUT TO REMAIN
10. EXISTING FIRE HYDRANT TO BE RELOCATED
11. EXISTING SANITARY SEWER MAIN/ MANHOLE TO BE REMOVE OR GROUTED - DTL SAWS ITEM NO. 862
12. PRESERVE EXISTING METER, VALVE, MANHOLE. ADJUST TOP TO MATCH PROPOSED GRADE
13. EXISTING STREET LIGHTS TO BE REMOVED - REF. MEP FOR DETAILS
14. STORM DRAIN INLET/ ROOF DRAIN - REF. TO DRAINAGE PLAN - C4.00 FOR DETAILS
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TEXAS ONE CALL CENTER : 1-800-545-6005
SAN ANTONIO WATER SYSTEM: 1-210-233-2009

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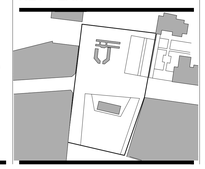
KEY PLAN



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ISSUED DATE: 03/02/2022
ENGINEER/ DESIGNER: EDUARDO J. PARRA
ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

UTILITY DEMOLITION PLAN DETAIL C

Scale

1" = 10'-0"

C6.30

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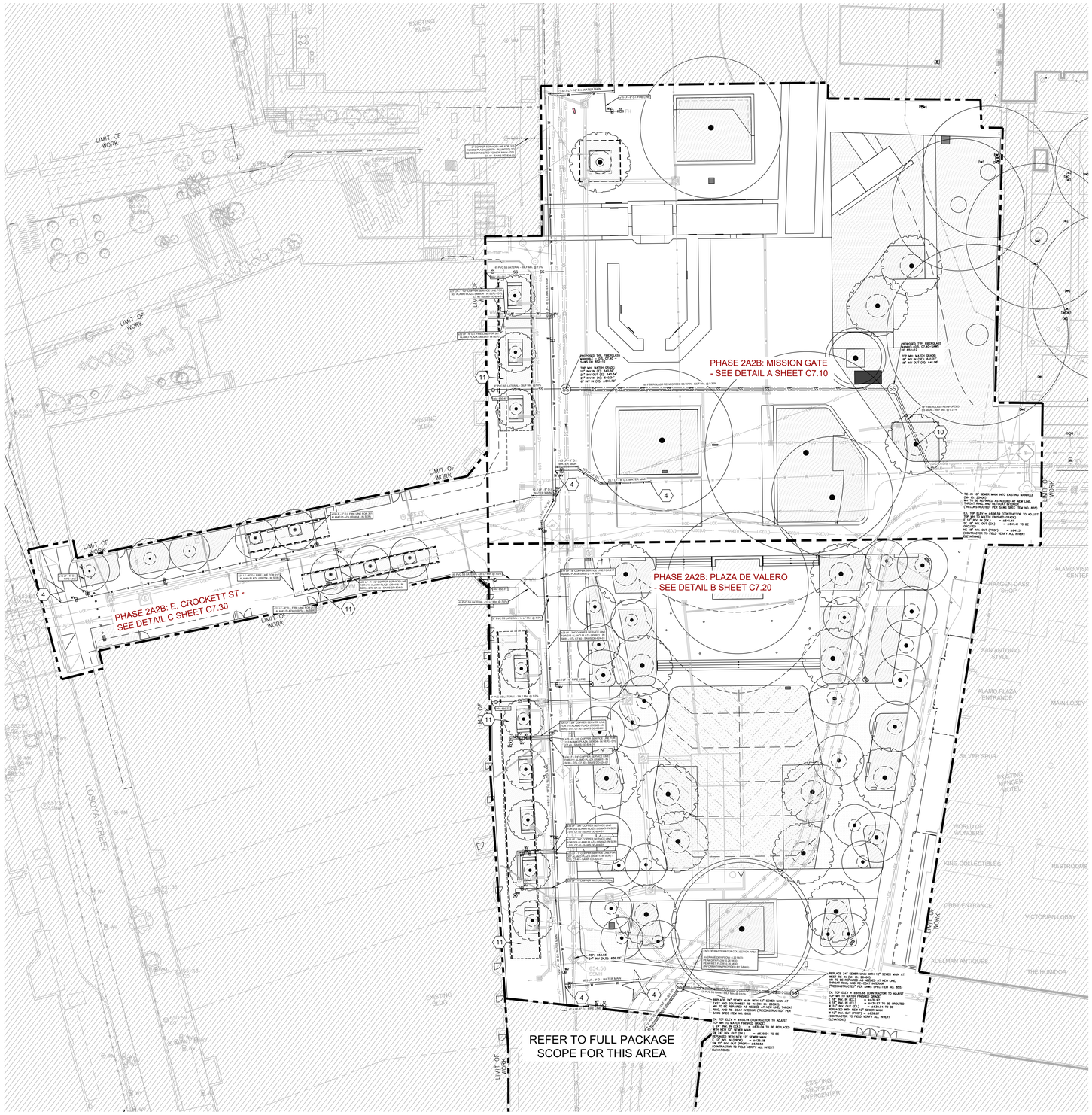
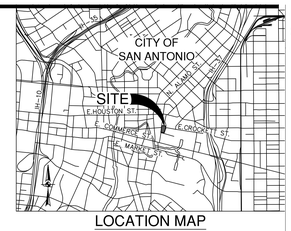




LOCATION MAP

NOT–TO–SCALE

GENERAL NOTES

1. FLOWABLE FILL WILL BE REQUIRED FOR TRENCH FILLING WHEN WATER MAIN IS LESS THAN FIVE (5) FEET DEPTH (CLEARANCE).
2. MINIMUM COVER/ SEPARATION FOR PROPOSED WATER MAIN IS 3 FEET PER SAWS CONSULTATION.
3. CONTRACTOR TO COORDINATE WATER OUTAGES WITH PROPERTY OWNERS

UTILITY GENERAL NOTES

1. CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/GEOTECHNICAL/SAFETY EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS. PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLIES WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATION. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.
2. ALL MATERIALS AND WORKMANSHIP INVOLVED WITH THE CONSTRUCTION OF THE WATER SERVICE(S), INTERIOR WATER LINES AND SANITARY SEWER LINES MUST BE IN STRICT ACCORDANCE WITH APPLICABLE PORTIONS OF THE UNIFORM PLUMBING CODE (CURRENT EDITION).
3. THIS SHEET IS TO BE USED FOR UTILITY CONSTRUCTION ONLY.
4. ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THIS DRAWING. CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UTILITIES (VERTICALLY AND HORIZONTALLY).
5. THE CONTRACTOR IS REQUIRED TO FURNISH AND INSTALL ALL NECESSARY FITTINGS AND APPURTENANCES REQUIRED TO COMPLETE THE INSTALLATION OF THE SYSTEMS AS SHOWN ON THE DRAWING.
6. CONNECTIONS TO WATER MAINS AND SERVICES, METERS AND METER VAULTS SHALL BE IN STRICT ACCORDANCE WITH CODES AND REGULATIONS.
7. SEE IRRIGATION PLAN FOR DETAILS CONCERNING IRRIGATION METER.
8. ALL WATER LINES TO BE INSTALLED A MINIMUM OF 12" ABOVE SANITARY LINES (MEASURED FROM BOTTOM OF WATER TO TOP OF SEWER).
9. ALL CLEANOUTS LOCATED IN VEHICULAR AREAS SHALL BE INSTALLED WITHIN A TRAFFIC BEARING BOX. THE BOX SHALL BE SET IN A CONCRETE SLAB EXTENDING 6" FROM THE BOX PERIMETER. SLAB TO BE 6" THICK WITH 2500 P.S.I. CONCRETE. SEE DETAIL SHEET.
10. WHEN SEWER LINES ARE INSTALLED IN THE VICINITY OF WATER MAINS, SUCH INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH THE TCEQ REGULATION 317.13.APP.E OR ANY REVISION THERETO. (NO SEPARATE PAY ITEM).
11. TOPS OF CLEANOUTS SHALL BE SET TO MATCH FINISHED GRADE.
12. CONTRACTOR TO INSTALL THRUST BRACING FOR ALL WATER PIPE BENDS/FITTINGS. (3" AND GREATER DIAMETER)
13. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING WITH THE MEP PLANS AND THE GRADING PLAN TO INSURE THAT UTILITY INSTALLATIONS DO NOT HAVE CONFLICTS WITH OTHER IMPROVEMENTS.
14. CONTRACTOR IS RESPONSIBLE FOR BOTH VERTICAL AND HORIZONTAL CONTROL.
15. THE CONTRACTOR SHALL DISPOSE OF ALL EXCESS MATERIAL OFF-SITE.
16. ALL DEBRIS AND OTHER OBJECTIONABLE MATERIALS SHALL BE DISPOSED OF OFF-SITE BY CONTRACTOR.
17. ALL SANITARY SEWERS ARE 6" PIPE WITH COMPRESSION JOINTS UNLESS OTHERWISE NOTED.
18. ALL WORK WITHIN PUBLIC RIGHT-OF-WAYS SHALL BE IN CONFORMANCE WITH APPLICABLE CODES AND SPECIFICATIONS.
19. ALL MATERIALS AND INSTALLATION ASSOCIATED WITH THE FIRE PROTECTION SYSTEM MUST COMPLY WITH REQUIREMENTS OF THE FIRE MARSHALL'S OFFICE AND N.F.P.A. #24. THIS INCLUDES REQUIRED INSPECTIONS. IF THE RESULTS OF ANY MEETINGS BETWEEN THE CONTRACTOR AND THE FIRE MARSHALL MAY AFFECT THE CONSTRUCTION. THE CONTRACTOR MUST NOTIFY OWNER AND THE ENGNEERS IMMEDIATELY (IN WRITING).
20. ALL WORK INVOLVING FIRE MAIN TO BE PERFORMED BY A STATE LICENSED SPRINKLER CONTRACTOR.
21. FIRE MAIN TO BE C900 P.V.C. AND LISTED BY UNDERWRITER LABORATORIES, INC. AS SUITABLE FOR FIRE PROTECTION USE.
22. FIRE MAIN TO HAVE 4' OF COVER AS MEASURED FROM TOP OF PIPE TO FINISHED PAVEMENT OR TOPSOIL.
23. THE FIRE MAIN TO BE FLUSHED AND TESTED IN ACCORDANCE WITH N.F.P.A. PROVIDE THRUST BRACING AS REQUIRED.
24. THE FIRE MAIN CONNECTION TO THE PUBLIC WATER MAIN IS PART OF THIS CONTRACT. COORDINATE WITH SAN ANTONIO WATER SYSTEMS.
25. LOCATION OF EXISTING UTILITIES, AS SHOWN ON THESE PLANS, IS BASED ON A COMBINATION OF FIELD SURVEYING AND AVAILABLE UTILITY MAPS. CONTRACTOR TO DETERMINE VERTICAL AND HORIZONTAL LOCATIONS OF ALL UTILITIES (WHETHER SHOWN ON PLANS OR NOT) BY COORDINATING WITH THE RESPECTIVE UTILITY AGENCIES PRIOR TO CONSTRUCTION. THE FOLLOWING ARE NUMBERS OF THE RESPECTIVE AGENCIES:
    - SAN ANTONIO WATER SYSTEM (SEWER).....233-2009
    - SAN ANTONIO WATER SYSTEM (WATER).....233-2009
    - CPS ENERGY (GAS & ELECTRIC).....978-3500
    - AT&T (TELEPHONE).....820-6229
    - TIME WARNER CABLE (CABLE TELEVISION).....675-4560
    - VALERO ENERGY CORP.....246-2394
    - TESS-STATEWIDE ONE CALL DAMAGE PREVENTION SYSTEM FOR BURIED UTILITIES.....1-800-DIG-TESS

IF ANY NUMBERS HAVE CHANGED OR ARE INCORRECT, THE CONTRACTOR IS STILL RESPONSIBLE FOR CONTACTING THE AGENCIES.

26. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTORS RISK.
27. CONTRACTOR TO APPLY FOR WATER METER PERMITS AND COORDINATE PAYMENT OF APPLICABLE IMPACT FEES AT THE START OF CONSTRUCTION. CONTRACTOR TO INSTALL WATER METERS AND MAKE APPROPRIATE MAIN CONNECTIONS AS EARLY AS POSSIBLE IN THE WATER SYSTEM INSTALLATION PROCESS. REPORT CONFLICTS TO THE ENGINEER AND OWNER AS THESE ARE DISCOVERED SO THAT ADJUSTMENTS TO THE PLANS CAN BE MADE.
28. CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. CONTRACTOR SHALL EXPOSE ALL EXISTING UTILITIES CROSSING PROPOSED GRAVITY LINES AND INSURE THERE WILL BE NO CONFLICTS PRIOR TO BEGINNING CONSTRUCTION. ADDITIONALLY, CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTOR'S RISK.

SAWS GENERAL CONSTRUCTION NOTES GENERAL SECTION

1.ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THE SCOPE OF THIS CONTRACT SHALL BE APPROVED BY THE SAN ANTONIO WATER SYSTEM (SAWS) AND COMPLY WITH THE PLANS, SPECIFICATIONS, GENERAL CONDITIONS AND WITH THE FOLLOWING AS APPLICABLE:

A. CURRENT TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ)"DESIGN CRITERIA FOR DOMESTIC WASTEWATER SYSTEM", TEXAS ADMINISTRATIVE CODE (TAC) TITLE 30 PART 1 CHAPTER 217 AND "PUBLIC DRINKING WATER", TAC TITLE 30 PART 1 CHAPTER 290.
B. CURRENT TXDOT "STANDARD SPECIFICATIONS FOR CONSTRUCTION OF HIGHWAYS, STREETS AND DRAINAGE."
C. CURRENT "SAN ANTONIO WATER SYSTEM STANDARD SPECIFICATIONS FOR WATER AND SANITARY SEWER CONSTRUCTION."
D. CURRENT CITY OF SAN ANTONIO "STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION."
E. CURRENT CITY OF SAN ANTONIO "UTILITY EXCAVATION CRITERIA MANUAL" (UECM).

2. THE CONTRACTOR SHALL OBTAIN SAWS STANDARD DETAILS FROM SAWS WEBSITE, HTTP://WWW.SAWS.ORG/BUSINESS_CENTER/SPECS. UNLESS OTHERWISE NOTED WITHIN DESIGN PLANS.

3.THE CONTRACTOR IS TO NOTIFY AND MAKE ARRANGEMENTS WITH THE SAWS CONSTRUCTION INSPECTION DIVISION AT 233-2973, AND PROVIDE NOTIFICATION PROCEDURES THE CONTRACTOR WILL USE TO NOTIFY AFFECTED HOME RESIDENTS AND/OR PROPERTY OWNERS 48 HOURS PRIOR TO EXCAVATION.

4.LOCATIONS AND DEPTHS OF EXISTING UTILITIES AND SERVICE LATERALS SHOWN ON THE PLANS ARE UNDERSTOOD TO BE APPROXIMATE. ACTUAL LOCATIONS AND DEPTHS MUST BE FIELD VERIFIED BY THE CONTRACTOR AT LEAST 1 WEEK PRIOR TO CONSTRUCTION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO LOCATE UTILITY SERVICE LINES AS REQUIRED FOR CONSTRUCTION AND TO PROTECT THEM DURING CONSTRUCTION AT NO COST TO SAWS.

5.THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF UNDERGROUND UTILITIES AND DRAINAGE STRUCTURES AT LEAST 1-2 WEEKS PRIOR TO CONSTRUCTION WHETHER SHOWN ON PLANS OR NOT. PLEASE ALLOW UP TO 7 BUSINESS DAYS FOR LOCATES REQUESTING PIPE LOCATION MARKERS ON SAWS FACILITIES. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY SIGNIFICANT DISCREPANCIES OR REQUIRED DESIGN CHANGES. THE FOLLOWING CONTACT INFORMATION ARE SUPPLIED FOR VERIFICATION PURPOSES:

SAN ANTONIO WATER SYSTEM:
SAWS UTILITY LOCATES: LOCATES@SAWS.ORG
COSA DRAINAGE 207-0724 OR 207-6026
COSA TRAFFIC SIGNAL OPERATIONS 206-8480 OR 207-8462
COSA TRAFFIC SIGNAL DAMAGES 207-3951 OR 207-7769
TEXAS STATE WIDE ONE CALL LOCATOR 1-800-344-8377 OR 811

6.THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING EXISTING FENCES, CURBS, STREETS, DRIVEWAYS, SIDEWALKS, LANDSCAPING AND STRUCTURES TO ITS ORIGINAL OR BETTER CONDITION AS A RESULT OF DAMAGES DONE BY THE PROJECT'S CONSTRUCTION.

7.ALL WORK IN TEXAS HIGHWAY DEPARTMENT AND BEXAR COUNTY RIGHT-OF-WAY SHALL BE DONE IN ACCORDANCE WITH RESPECTIVE CONSTRUCTION SPECIFICATIONS AND PERMIT.

8.THE CONTRACTOR SHALL COMPLY WITH CITY OF SAN ANTONIO OR OTHER GOVERNING MUNICIPALITY'S TREE ORDINANCES WHEN EXCAVATING NEAR TREES.

9.THE CONTRACTOR SHALL NOT PLACE ANY WASTE MATERIALS IN THE 100-YEAR FLOOD PLAIN WITHOUT FIRST OBTAINING AN APPROVED FLOOD PLAIN PERMIT.

10.ANY WORK COMPLETED WITHOUT PRIOR WRITTEN AUTHORIZATION WHICH IS NOT INCLUDED IN THESE PLANS AND SPECIFICATIONS WILL NOT BE COMPENSATED BY THE SAN ANTONIO WATER SYSTEM.

11.HOLIDAY WORK: CONTRACTORS WILL NOT BE ALLOWED TO PERFORM SAWS WORK ON SAWS RECOGNIZED HOLIDAYS. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
WEEKEND WORK: CONTRACTORS ARE REQUIRED TO NOTIFY THE SAWS INSPECTION CONSTRUCTION DEPARTMENT 48 HOURS IN ADVANCE TO REQUEST WEEKEND WORK. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
ANY AND ALL SAWS UTILITY WORK INSTALLED WITHOUT HOLIDAY/WEEKEND APPROVAL WILL BE SUBJECT TO BE UNCOVERED FOR PROPER INSPECTION.

LEGEND

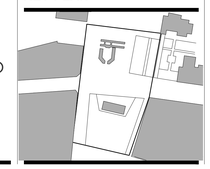
- PHASE 2A2B LIMIT OF WORK
- NATURAL GAS LINE — GAS —
- UNDERGROUND ELECTRICAL UTILITY (IN-SERVICE) — UGE —
- UNDERGROUND ELECTRICAL UTILITY (UNCONFIRMED SERVICE) — UGE(U) —
- UNDERGROUND TELECOM — UGT —
- SANITARY SEWER MAIN — SS —
- EXISTING DOMESTIC WATER MAIN — W —
- PROPOSED DOMESTIC WATER MAIN & LATERALS — W —
- EXISTING SANITARY SEWER MAIN TO BE GROUTED OR REMOVED — SS —
- UNDERGROUND ELECTRICAL VAULT — UGE —
- EXISTING WATER METER — WM
- EXISTING WATER VALVE — WV
- PROPOSED WATER METER — WM
- PROPOSED WATER VALVE — WV
- PROPOSED FIRE HYDRANT
- SANITARY SEWER MANHOLE — S
- EXISTING SANITARY SEWER CLEANOUT — CO
- PROPOSED SANITARY SEWER CLEANOUT — CO
- NATURAL GAS VALVE — GV
- PROPOSED SCULPTURE / SIGNAGE

KEY NOTES

1. RELOCATED FIRE HYDRANT - SEE DETAILS C7.40 - SAWS SPECS DD-834-01
2. PROPOSED WATER LATERALS - NO PLANTERS SHALL BE PLACE ON TOP OF WATER LATERAL - SEE DETAILS C7.40 - SAWS SPECS DD-812-01
3. INSTALL 8" SEWER LATERAL TO NEW 8" SSWR MAIN
    - 3-8" 45° BENDS
    - 1-8"x8" CUT-IN TEE
    - CONTRACTOR TO VERIFY TIE-IN INVERT ELEVATION, USE VERTICAL STACK IF NECESSARY - DETAILS C7.40 - DD-860-01
4. CONTRACTOR TO FOLLOW SAWS SPECS - ITEM NO. 840 WATER TIE-INS; ITEM NO. 812 WATER MAIN INSTALLATION; ITEM NO. 3000 HANDLING A.C. PIPE
5. PROPOSED SANITARY SEWER LATERAL - CONTRACTOR TO FIELD VERIFY EXACT LOCATION OF EXISTING SANITARY SEWER DISCHARGE POINT FROM BUILDINGS
6. PROPOSED BOLLARDS - SEE LANDSCAPE DRAWINGS FOR FINAL DETAILS
7. INSTALL 6" SEWER LATERAL TO EXISTING 21" SSWR MAIN:
    - 3-6" 45° BENDS
    - 1-6"x21" TEE CONNECTION
    - EXIST. 21" SANITARY SEWER INV. ELV. = ±639.49
    - 6" LAT INV. = ±647.05'
    - SEE TYPICAL VERTICAL STACK - DETAIL C7.40 - DD-860-01
8. INSTALL 6" SEWER LATERAL TO EXISTING 21" SSWR MAIN:
    - 3-6" 45° BENDS
    - 1-6"x21" TEE CONNECTION
    - EXIST. 21" SANITARY SEWER INV. ELV. = ±639.37'
    - 6" LAT INV. = ±647.49'
    - SEE TYPICAL VERTICAL STACK - DETAIL C7.40 - DD-860-01
9. CAUTION "**UTILITY CROSSING**"
10. PROPOSED TREES TO BE REMOVED/RELOCATED TO MAINTAIN 5' HORIZONTAL SEPARATION TO PROPOSED/EXISTING UTILITIES
11. SEE LANDSCAPE PLANS FOR PLANTER AND SILVA CELL SYSTEM DETAILS AND SPECIFICATIONS

PARRA & CO
Civil Engineer
110 E Houston Street Floor 7
San Antonio, TX 78205
Tel 210.819.4848

KEY PLAN



ALAMO TRUST INC.

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518 E. Houston Street
San Antonio, TX 78205

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229 E. Houston St. Tel 210.222.8059
Suite 200
San Antonio, TX 78205
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300 Alamo Plaza, Suite 200
San Antonio, TX 78205
Tel 210.225.1391

ARUP
MEP, Lighting, Security, and Acoustics Consultant
ARUP
10370 Richmond Ave., Ste 475
Houston, TX 77042
Tel 713.782.2787

Civil Engineer
Pape-Dawson Engineers
2000 NW Loop 410
San Antonio, TX 78213
Tel 210.375.9000

OJB
Landscape Architect
OJB
711 Louisiana Street,
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Tel 713.529.9919

AV/IT/Security
DataCom Design Group, LLC.
7600 Burnet Rd #350,
Austin, TX 78757
Tel 512.478.6001

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Structural Engineer
Datum Engineers, Inc.
311 Sixth Street
San Antonio, TX 78215
Tel 210.858.2880
Fax F-2819

PARRA & CO
Civil Engineer
Parra & Co
110 E. Houston Street, Floor 7
San Antonio, TX 78205
Tel 210.819.4848

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
01/20/2023	100% DESIGN DEVELOPMENT
02/13/2023	PROGRESS SET
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 03/02/2022
ENGINEER/ DESIGNER: EDUARDO J. PARRA
ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
OVERALL UTILITY PLAN

Scale
1" = 20'-0"

C7.00

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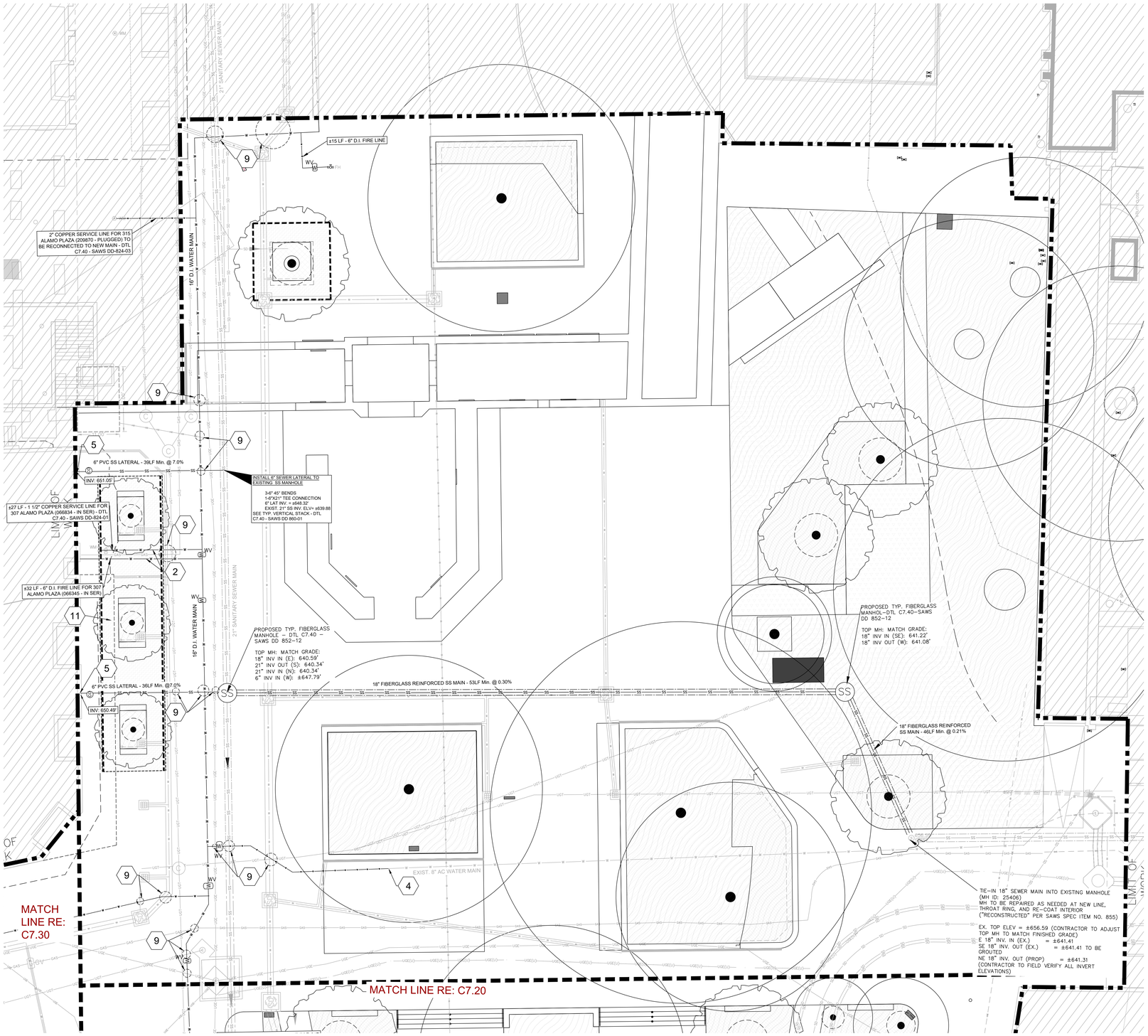

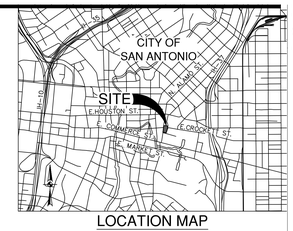

LOCATION MAP

NOT–TO–SCALE

GENERAL NOTES

1. FLOWABLE FILL WILL BE REQUIRED FOR TRENCH FILLING WHEN WATER MAIN IS LESS THAN FIVE (5) FEET DEPTH (CLEARANCE).
2. MINIMUM COVER/ SEPARATION FOR PROPOSED WATER MAIN IS 3 FEET PER SAWS CONSULTATION.
3. CONTRACTOR TO COORDINATE WATER OUTAGES WITH PROPERTY OWNERS

UTILITY GENERAL NOTES

1. CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/GEOTECHNICAL/SAFETY EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLIES WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATION. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.
2. ALL MATERIALS AND WORKMANSHIP INVOLVED WITH THE CONSTRUCTION OF THE WATER SERVICE(S), INTERIOR WATER LINES AND SANITARY SEWER LINES MUST BE IN STRICT ACCORDANCE WITH APPLICABLE PORTIONS OF THE UNIFORM PLUMBING CODE (CURRENT EDITION).
3. THIS SHEET IS TO BE USED FOR UTILITY CONSTRUCTION ONLY.
4. ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THIS DRAWING. CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UTILITIES (VERTICALLY AND HORIZONTALLY).
5. THE CONTRACTOR IS REQUIRED TO FURNISH AND INSTALL ALL NECESSARY FITTINGS AND APPURTENANCES REQUIRED TO COMPLETE THE INSTALLATION OF THE SYSTEMS AS SHOWN ON THE DRAWING.
6. CONNECTIONS TO WATER MAINS AND SERVICES, METERS AND METER VAULTS SHALL BE IN STRICT ACCORDANCE WITH CODES AND REGULATIONS.
7. SEE IRRIGATION PLAN FOR DETAILS CONCERNING IRRIGATION METER.
8. ALL WATER LINES TO BE INSTALLED A MINIMUM OF 12" ABOVE SANITARY LINES (MEASURED FROM BOTTOM OF WATER TO TOP OF SEWER).
9. ALL CLEANOUTS LOCATED IN VEHICULAR AREAS SHALL BE INSTALLED WITHIN A TRAFFIC BEARING BOX. THE BOX SHALL BE SET IN A CONCRETE SLAB EXTENDING 6" FROM THE BOX PERIMETER. SLAB TO BE 6" THICK WITH 2500 P.S.I. CONCRETE. SEE DETAIL SHEET.
10. WHEN SEWER LINES ARE INSTALLED IN THE VICINITY OF WATER MAINS, SUCH INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH THE TCEQ REGULATION 317.13.APP.E OR ANY REVISION THERETO. (NO SEPARATE PAY ITEM).
11. TOPS OF CLEANOUTS SHALL BE SET TO MATCH FINISHED GRADE.
12. CONTRACTOR TO INSTALL THRUST BRACING FOR ALL WATER PIPE BENDS/FITTINGS. (3" AND GREATER DIAMETER)
13. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING WITH THE MEP PLANS AND THE GRADING PLAN TO INSURE THAT UTILITY INSTALLATIONS DO NOT HAVE CONFLICTS WITH OTHER IMPROVEMENTS.
14. CONTRACTOR IS RESPONSIBLE FOR BOTH VERTICAL AND HORIZONTAL CONTROL.
15. THE CONTRACTOR SHALL DISPOSE OF ALL EXCESS MATERIAL OFF-SITE.
16. ALL DEBRIS AND OTHER OBJECTIONABLE MATERIALS SHALL BE DISPOSED OF OFF-SITE BY CONTRACTOR.
17. ALL SANITARY SEWERS ARE 6" PIPE WITH COMPRESSION JOINTS UNLESS OTHERWISE NOTED.
18. ALL WORK WITHIN PUBLIC RIGHT-OF-WAYS SHALL BE IN CONFORMANCE WITH APPLICABLE CODES AND SPECIFICATIONS.
19. ALL MATERIALS AND INSTALLATION ASSOCIATED WITH THE FIRE PROTECTION SYSTEM MUST COMPLY WITH REQUIREMENTS OF THE FIRE MARSHALL'S OFFICE AND N.F.P.A. #24. THIS INCLUDES REQUIRED INSPECTIONS. IF THE RESULTS OF ANY MEETINGS BETWEEN THE CONTRACTOR AND THE FIRE MARSHALL MAY AFFECT THE CONSTRUCTION. THE CONTRACTOR MUST NOTIFY OWNER AND THE ENGNEERS IMMEDIATELY (IN WRITING).
20. ALL WORK INVOLVING FIRE MAIN TO BE PERFORMED BY A STATE LICENSED SPRINKLER CONTRACTOR.
21. FIRE MAIN TO BE C900 P.V.C. AND LISTED BY UNDERWRITER LABORATORIES, INC. AS SUITABLE FOR FIRE PROTECTION USE.
22. FIRE MAIN TO HAVE 4' OF COVER AS MEASURED FROM TOP OF PIPE TO FINISHED PAVEMENT OR TOPSOIL.
23. THE FIRE MAIN TO BE FLUSHED AND TESTED IN ACCORDANCE WITH N.F.P.A. PROVIDE THRUST BRACING AS REQUIRED.
24. THE FIRE MAIN CONNECTION TO THE PUBLIC WATER MAIN IS PART OF THIS CONTRACT. COORDINATE WITH SAN ANTONIO WATER SYSTEMS.
25. LOCATION OF EXISTING UTILITIES, AS SHOWN ON THESE PLANS, IS BASED ON A COMBINATION OF FIELD SURVEYING AND AVAILABLE UTILITY MAPS. CONTRACTOR TO DETERMINE VERTICAL AND HORIZONTAL LOCATIONS OF ALL UTILITIES (WHETHER SHOWN ON PLANS OR NOT) BY COORDINATING WITH THE RESPECTIVE UTILITY AGENCIES PRIOR TO CONSTRUCTION. THE FOLLOWING ARE NUMBERS OF THE RESPECTIVE AGENCIES:
    - SAN ANTONIO WATER SYSTEM (SEWER).....233-2009
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    - VALERO ENERGY CORP.....246-2394
    - TESS-STATEWIDE ONE CALL DAMAGE PREVENTION SYSTEM FOR BURIED UTILITIES.....1-800-DIG-TESS

    IF ANY NUMBERS HAVE CHANGED OR ARE INCORRECT, THE CONTRACTOR IS STILL RESPONSIBLE FOR CONTACTING THE AGENCIES.
26. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTOR'S RISK.
27. CONTRACTOR TO APPLY FOR WATER METER PERMITS AND COORDINATE PAYMENT OF APPLICABLE IMPACT FEES AT THE START OF CONSTRUCTION. CONTRACTOR TO INSTALL WATER METERS AND MAKE APPROPRIATE MAIN CONNECTIONS AS EARLY AS POSSIBLE IN THE WATER SYSTEM INSTALLATION PROCESS. REPORT CONFLICTS TO THE ENGINEER AND OWNER AS THESE ARE DISCOVERED SO THAT ADJUSTMENTS TO THE PLANS CAN BE MADE.
28. CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. CONTRACTOR SHALL EXPOSE ALL EXISTING UTILITIES CROSSING PROPOSED GRAVITY LINES AND INSURE THERE WILL BE NO CONFLICTS PRIOR TO BEGINNING CONSTRUCTION. ADDITIONALLY, CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTOR'S RISK.

SAWS GENERAL CONSTRUCTION NOTES GENERAL SECTION

1.ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THE SCOPE OF THIS CONTRACT SHALL BE APPROVED BY THE SAN ANTONIO WATER SYSTEM (SAWS) AND COMPLY WITH THE PLANS, SPECIFICATIONS, GENERAL CONDITIONS AND WITH THE FOLLOWING AS APPLICABLE:

A. CURRENT TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ)"DESIGN CRITERIA FOR DOMESTIC WASTEWATER SYSTEM", TEXAS ADMINISTRATIVE CODE (TAC) TITLE 30 PART 1 CHAPTER 217 AND "PUBLIC DRINKING WATER", TAC TITLE 30 PART 1 CHAPTER 290.
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E. CURRENT CITY OF SAN ANTONIO "UTILITY EXCAVATION CRITERIA MANUAL" (UECM).

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3.THE CONTRACTOR IS TO NOTIFY AND MAKE ARRANGEMENTS WITH THE SAWS CONSTRUCTION INSPECTION DIVISION AT 233-2973, AND PROVIDE NOTIFICATION PROCEDURES THE CONTRACTOR WILL USE TO NOTIFY AFFECTED HOME RESIDENTS AND/OR PROPERTY OWNERS 48 HOURS PRIOR TO EXCAVATION.

4.LOCATIONS AND DEPTHS OF EXISTING UTILITIES AND SERVICE LATERALS SHOWN ON THE PLANS ARE UNDERSTOOD TO BE APPROXIMATE. ACTUAL LOCATIONS AND DEPTHS MUST BE FIELD VERIFIED BY THE CONTRACTOR AT LEAST 1 WEEK PRIOR TO CONSTRUCTION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO LOCATE UTILITY SERVICE LINES AS REQUIRED FOR CONSTRUCTION AND TO PROTECT THEM DURING CONSTRUCTION AT NO COST TO SAWS.

5.THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF UNDERGROUND UTILITIES AND DRAINAGE STRUCTURES AT LEAST 1-2 WEEKS PRIOR TO CONSTRUCTION WHETHER SHOWN ON PLANS OR NOT. PLEASE ALLOW UP TO 7 BUSINESS DAYS FOR LOCATES REQUESTING PIPE LOCATION MARKERS ON SAWS FACILITIES. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY SIGNIFICANT DISCREPANCIES OR REQUIRED DESIGN CHANGES. THE FOLLOWING CONTACT INFORMATION ARE SUPPLIED FOR VERIFICATION PURPOSES:

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COSA TRAFFIC SIGNAL DAMAGES 207-3951 OR 207-7769
TEXAS STATE WIDE ONE CALL LOCATOR 1-800-344-8377 OR 811

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7.ALL WORK IN TEXAS HIGHWAY DEPARTMENT AND BEXAR COUNTY RIGHT-OF-WAY SHALL BE DONE IN ACCORDANCE WITH RESPECTIVE CONSTRUCTION SPECIFICATIONS AND PERMIT.

8.THE CONTRACTOR SHALL COMPLY WITH CITY OF SAN ANTONIO OR OTHER GOVERNING MUNICIPALITY'S TREE ORDINANCES WHEN EXCAVATING NEAR TREES.

9.THE CONTRACTOR SHALL NOT PLACE ANY WASTE MATERIALS IN THE 100-YEAR FLOOD PLAIN WITHOUT FIRST OBTAINING AN APPROVED FLOOD PLAIN PERMIT.

10.ANY WORK COMPLETED WITHOUT PRIOR WRITTEN AUTHORIZATION WHICH IS NOT INCLUDED IN THESE PLANS AND SPECIFICATIONS WILL NOT BE COMPENSATED BY THE SAN ANTONIO WATER SYSTEM.

11.HOLIDAY WORK: CONTRACTORS WILL NOT BE ALLOWED TO PERFORM SAWS WORK ON SAWS RECOGNIZED HOLIDAYS. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
WEEKEND WORK: CONTRACTORS ARE REQUIRED TO NOTIFY THE SAWS INSPECTION CONSTRUCTION DEPARTMENT 48 HOURS IN ADVANCE TO REQUEST WEEKEND WORK. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
ANY AND ALL SAWS UTILITY WORK INSTALLED WITHOUT HOLIDAY/WEEKEND APPROVAL WILL BE SUBJECT TO BE UNCOVERED FOR PROPER INSPECTION.

LEGEND

- PHASE 2A2B LIMIT OF WORK
- NATURAL GAS LINE (GAS)
- UNDERGROUND ELECTRICAL UTILITY (IN-SERVICE) (UGE)
- UNDERGROUND ELECTRICAL UTILITY (UNCONFIRMED SERVICE) (UGE(U))
- UNDERGROUND TELECOM (UGT)
- SANITARY SEWER MAIN (SS)
- EXISTING DOMESTIC WATER MAIN (W)
- PROPOSED DOMESTIC WATER MAIN & LATERALS (W)
- EXISTING SANITARY SEWER MAIN TO BE GROUTED OR REMOVED (SS)
- UNDERGROUND ELECTRICAL VAULT (UGE)
- EXISTING WATER METER (WM)
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- PROPOSED WATER METER (WM)
- PROPOSED WATER VALVE (WV)
- PROPOSED FIRE HYDRANT
- SANITARY SEWER MANHOLE (S)
- EXISTING SANITARY SEWER CLEANOUT (SCO)
- PROPOSED SANITARY SEWER CLEANOUT (SCO)
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KEY NOTES

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    - 3-8"45° BENDS
    - 1-8"x8" CUT-IN TEE
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6. PROPOSED BOLLARDS - SEE LANDSCAPE DRAWINGS FOR FINAL DETAILS
7. INSTALL 6" SEWER LATERAL TO EXISTING 21" SSWR MAIN:
    - 3-6" 45° BENDS
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    - EXIST. 21" SANITARY SEWER INV. ELV. = ±639.49
    - 6" LAT INV. = ±647.05'
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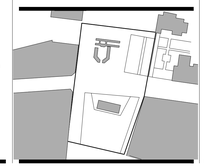
9. CAUTION **'UTILITY CROSSING'**
10. PROPOSED TREES TO BE REMOVED/RELOCATED TO MAINTAIN 5' HORIZONTAL SEPARATION TO PROPOSED/EXISTING UTILITIES
11. SEE LANDSCAPE PLANS FOR PLANTER AND SILVA CELL SYSTEM DETAILS AND SPECIFICATIONS

KEY PLAN



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ENGINEER/ DESIGNER: EDUARDO J. PARRA
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Project Name
ALAMO PLAZA PHASE 2

Project Number
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Description
UTILITY PLAN DETAIL A

Scale
1" = 10'

C7.10

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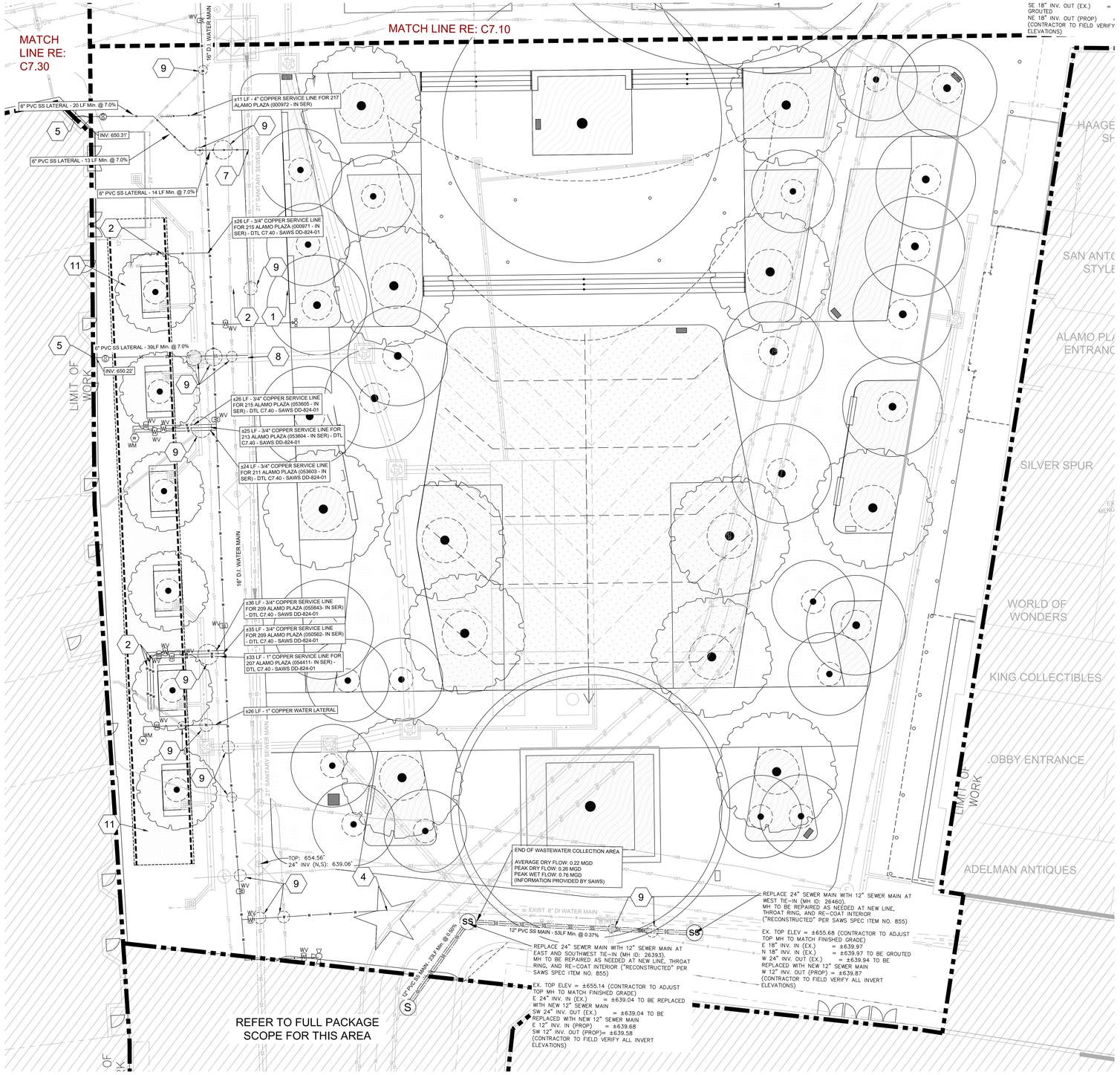

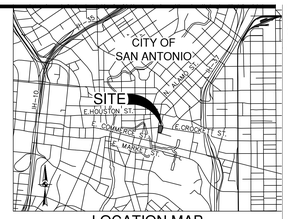

LOCATION MAP

NOT-TO-SCALE

GENERAL NOTES

1. FLOWABLE FILL WILL BE REQUIRED FOR TRENCH FILLING WHEN WATER MAIN IS LESS THAN FIVE (5) FEET DEPTH (CLEARANCE).
2. MINIMUM COVER/ SEPARATION FOR PROPOSED WATER MAIN IS 3 FEET PER SAWS CONSULTATION.
3. CONTRACTOR TO COORDINATE WATER OUTAGES WITH PROPERTY OWNERS

UTILITY GENERAL NOTES

1. CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/GEOTECHNICAL/SAFETY EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLIES WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATION. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.
2. ALL MATERIALS AND WORKMANSHIP INVOLVED WITH THE CONSTRUCTION OF THE WATER SERVICE(S), INTERIOR WATER LINES AND SANITARY SEWER LINES MUST BE IN STRICT ACCORDANCE WITH APPLICABLE PORTIONS OF THE UNIFORM PLUMBING CODE (CURRENT EDITION).
3. THIS SHEET IS TO BE USED FOR UTILITY CONSTRUCTION ONLY.
4. ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THIS DRAWING. CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UTILITIES (VERTICALLY AND HORIZONTALLY).
5. THE CONTRACTOR IS REQUIRED TO FURNISH AND INSTALL ALL NECESSARY FITTINGS AND APPURTENANCES REQUIRED TO COMPLETE THE INSTALLATION OF THE SYSTEMS AS SHOWN ON THE DRAWING.
6. CONNECTIONS TO WATER MAINS AND SERVICES, METERS AND METER VAULTS SHALL BE IN STRICT ACCORDANCE WITH CODES AND REGULATIONS.
7. SEE IRRIGATION PLAN FOR DETAILS CONCERNING IRRIGATION METER.
8. ALL WATER LINES TO BE INSTALLED A MINIMUM OF 12" ABOVE SANITARY LINES (MEASURED FROM BOTTOM OF WATER TO TOP OF SEWER).
9. ALL CLEANOUTS LOCATED IN VEHICULAR AREAS SHALL BE INSTALLED WITHIN A TRAFFIC BEARING BOX. THE BOX SHALL BE SET IN A CONCRETE SLAB EXTENDING 6" FROM THE BOX PERIMETER. SLAB TO BE 6" THICK WITH 2500 P.S.I. CONCRETE. SEE DETAIL SHEET.
10. WHEN SEWER LINES ARE INSTALLED IN THE VICINITY OF WATER MAINS, SUCH INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH THE TCEQ REGULATION 317.13.APP.E OR ANY REVISION THERETO. (NO SEPARATE PAY ITEM).
11. TOPS OF CLEANOUTS SHALL BE SET TO MATCH FINISHED GRADE.
12. CONTRACTOR TO INSTALL THRUST BRACING FOR ALL WATER PIPE BENDS/FITTINGS. (3" AND GREATER DIAMETER)
13. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING WITH THE MEP PLANS AND THE GRADING PLAN TO INSURE THAT UTILITY INSTALLATIONS DO NOT HAVE CONFLICTS WITH OTHER IMPROVEMENTS.
14. CONTRACTOR IS RESPONSIBLE FOR BOTH VERTICAL AND HORIZONTAL CONTROL.
15. THE CONTRACTOR SHALL DISPOSE OF ALL EXCESS MATERIAL OFF-SITE.
16. ALL DEBRIS AND OTHER OBJECTIONABLE MATERIALS SHALL BE DISPOSED OF OFF-SITE BY CONTRACTOR.
17. ALL SANITARY SEWERS ARE 6" PIPE WITH COMPRESSION JOINTS UNLESS OTHERWISE NOTED.
18. ALL WORK WITHIN PUBLIC RIGHT-OF-WAYS SHALL BE IN CONFORMANCE WITH APPLICABLE CODES AND SPECIFICATIONS.
19. ALL MATERIALS AND INSTALLATION ASSOCIATED WITH THE FIRE PROTECTION SYSTEM MUST COMPLY WITH REQUIREMENTS OF THE FIRE MARSHALL'S OFFICE AND N.F.P.A. #24. THIS INCLUDES REQUIRED INSPECTIONS. IF THE RESULTS OF ANY MEETINGS BETWEEN THE CONTRACTOR AND THE FIRE MARSHALL MAY AFFECT THE CONSTRUCTION, THE CONTRACTOR MUST NOTIFY OWNER AND THE ENGINEERS IMMEDIATELY (IN WRITING).
20. ALL WORK INVOLVING FIRE MAIN TO BE PERFORMED BY A STATE LICENSED SPRINKLER CONTRACTOR.
21. FIRE MAIN TO BE C900 P.V.C. AND LISTED BY UNDERWRITER LABORATORIES, INC. AS SUITABLE FOR FIRE PROTECTION USE.
22. FIRE MAIN TO HAVE 4' OF COVER AS MEASURED FROM TOP OF PIPE TO FINISHED PAVEMENT OR TOPSOIL.
23. THE FIRE MAIN TO BE FLUSHED AND TESTED IN ACCORDANCE WITH N.F.P.A. PROVIDE THRUST BRACING AS REQUIRED.
24. THE FIRE MAIN CONNECTION TO THE PUBLIC WATER MAIN IS PART OF THIS CONTRACT. COORDINATE WITH SAN ANTONIO WATER SYSTEMS.
25. LOCATION OF EXISTING UTILITIES, AS SHOWN ON THESE PLANS, IS BASED ON A COMBINATION OF FIELD SURVEYING AND AVAILABLE UTILITY MAPS. CONTRACTOR TO DETERMINE VERTICAL AND HORIZONTAL LOCATIONS OF ALL UTILITIES (WHETHER SHOWN ON PLANS OR NOT) BY COORDINATING WITH THE RESPECTIVE UTILITY AGENCIES PRIOR TO CONSTRUCTION. THE FOLLOWING ARE NUMBERS OF THE RESPECTIVE AGENCIES:
    - SAN ANTONIO WATER SYSTEM (SEWER).....233-2009
    - SAN ANTONIO WATER SYSTEM (WATER).....233-2009
    - CPS ENERGY (GAS & ELECTRIC).....978-3500
    - AT&T (TELEPHONE).....820-6229
    - TIME WARNER CABLE (CABLE TELEVISION).....675-4560
    - VALERO ENERGY CORP.....246-2394
    - TESS-STATEWIDE ONE CALL DAMAGE PREVENTION SYSTEM FOR BURIED UTILITIES.....1-800-DIG-TESS IF ANY NUMBERS HAVE CHANGED OR ARE INCORRECT, THE CONTRACTOR IS STILL RESPONSIBLE FOR CONTACTING THE AGENCIES.
26. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTOR'S RISK.
27. CONTRACTOR TO APPLY FOR WATER METER PERMITS AND COORDINATE PAYMENT OF APPLICABLE IMPACT FEES AT THE START OF CONSTRUCTION. CONTRACTOR TO INSTALL WATER METERS AND MAKE APPROPRIATE MAIN CONNECTIONS AS EARLY AS POSSIBLE IN THE WATER SYSTEM INSTALLATION PROCESS. REPORT CONFLICTS TO THE ENGINEER AND OWNER AS THESE ARE DISCOVERED SO THAT ADJUSTMENTS TO THE PLANS CAN BE MADE.
28. CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. CONTRACTOR SHALL EXPOSE ALL EXISTING UTILITIES CROSSING PROPOSED GRAVITY LINES AND INSURE THERE WILL BE NO CONFLICTS PRIOR TO BEGINNING CONSTRUCTION. ADDITIONALLY, CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTOR'S RISK.

SAWS GENERAL CONSTRUCTION NOTES GENERAL SECTION

1.ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THE SCOPE OF THIS CONTRACT SHALL BE APPROVED BY THE SAN ANTONIO WATER SYSTEM (SAWS) AND COMPLY WITH THE PLANS, SPECIFICATIONS, GENERAL CONDITIONS AND WITH THE FOLLOWING AS APPLICABLE:

A. CURRENT TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ)"DESIGN CRITERIA FOR DOMESTIC WASTEWATER SYSTEM", TEXAS ADMINISTRATIVE CODE (TAC) TITLE 30 PART 1 CHAPTER 217 AND "PUBLIC DRINKING WATER", TAC TITLE 30 PART 1 CHAPTER 290.
B. CURRENT TXDOT "STANDARD SPECIFICATIONS FOR CONSTRUCTION OF HIGHWAYS, STREETS AND DRAINAGE."
C. CURRENT "SAN ANTONIO WATER SYSTEM STANDARD SPECIFICATIONS FOR WATER AND SANITARY SEWER CONSTRUCTION."
D. CURRENT CITY OF SAN ANTONIO "STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION."
E. CURRENT CITY OF SAN ANTONIO "UTILITY EXCAVATION CRITERIA MANUAL" (UECM).

2. THE CONTRACTOR SHALL OBTAIN SAWS STANDARD DETAILS FROM SAWS WEBSITE, HTTP://WWW.SAWS.ORG/BUSINESS_CENTER/SPECS. UNLESS OTHERWISE NOTED WITHIN DESIGN PLANS.

3.THE CONTRACTOR IS TO NOTIFY AND MAKE ARRANGEMENTS WITH THE SAWS CONSTRUCTION INSPECTION DIVISION AT 233-2973, AND PROVIDE NOTIFICATION PROCEDURES THE CONTRACTOR WILL USE TO NOTIFY AFFECTED HOME RESIDENTS AND/OR PROPERTY OWNERS 48 HOURS PRIOR TO EXCAVATION.

4.LOCATIONS AND DEPTHS OF EXISTING UTILITIES AND SERVICE LATERALS SHOWN ON THE PLANS ARE UNDERSTOOD TO BE APPROXIMATE. ACTUAL LOCATIONS AND DEPTHS MUST BE FIELD VERIFIED BY THE CONTRACTOR AT LEAST 1 WEEK PRIOR TO CONSTRUCTION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO LOCATE UTILITY SERVICE LINES AS REQUIRED FOR CONSTRUCTION AND TO PROTECT THEM DURING CONSTRUCTION AT NO COST TO SAWS.

5.THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF UNDERGROUND UTILITIES AND DRAINAGE STRUCTURES AT LEAST 1-2 WEEKS PRIOR TO CONSTRUCTION WHETHER SHOWN ON PLANS OR NOT. PLEASE ALLOW UP TO 7 BUSINESS DAYS FOR LOCATES REQUESTING PIPE LOCATION MARKERS ON SAWS FACILITIES. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY SIGNIFICANT DISCREPANCIES OR REQUIRED DESIGN CHANGES. THE FOLLOWING CONTACT INFORMATION ARE SUPPLIED FOR VERIFICATION PURPOSES:

SAN ANTONIO WATER SYSTEM:
SAWS UTILITY LOCATES: LOCATES@SAWS.ORG
COSA DRAINAGE 207-0724 OR 207-6026
COSA TRAFFIC SIGNAL OPERATIONS 206-8480 OR 207-8462
COSA TRAFFIC SIGNAL DAMAGES 207-3951 OR 207-7769
TEXAS STATE WIDE ONE CALL LOCATOR 1-800-344-8377 OR 811

6.THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING EXISTING FENCES, CURBS, STREETS, DRIVEWAYS, SIDEWALKS, LANDSCAPING AND STRUCTURES TO ITS ORIGINAL OR BETTER CONDITION AS A RESULT OF DAMAGES DONE BY THE PROJECT'S CONSTRUCTION.

7.ALL WORK IN TEXAS HIGHWAY DEPARTMENT AND BEXAR COUNTY RIGHT-OF-WAY SHALL BE DONE IN ACCORDANCE WITH RESPECTIVE CONSTRUCTION SPECIFICATIONS AND PERMIT.

8.THE CONTRACTOR SHALL COMPLY WITH CITY OF SAN ANTONIO OR OTHER GOVERNING MUNICIPALITY'S TREE ORDINANCES WHEN EXCAVATING NEAR TREES.

9.THE CONTRACTOR SHALL NOT PLACE ANY WASTE MATERIALS IN THE 100-YEAR FLOOD PLAIN WITHOUT FIRST OBTAINING AN APPROVED FLOOD PLAIN PERMIT.

10.ANY WORK COMPLETED WITHOUT PRIOR WRITTEN AUTHORIZATION WHICH IS NOT INCLUDED IN THESE PLANS AND SPECIFICATIONS WILL NOT BE COMPENSATED BY THE SAN ANTONIO WATER SYSTEM.

11.HOLIDAY WORK: CONTRACTORS WILL NOT BE ALLOWED TO PERFORM SAWS WORK ON SAWS RECOGNIZED HOLIDAYS. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
WEEKEND WORK: CONTRACTORS ARE REQUIRED TO NOTIFY THE SAWS INSPECTION CONSTRUCTION DEPARTMENT 48 HOURS IN ADVANCE TO REQUEST WEEKEND WORK. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
ANY AND ALL SAWS UTILITY WORK INSTALLED WITHOUT HOLIDAY/WEEKEND APPROVAL WILL BE SUBJECT TO BE UNCOVERED FOR PROPER INSPECTION.

LEGEND

- PHASE 2A2B LIMIT OF WORK
- NATURAL GAS LINE — GAS —
- UNDERGROUND ELECTRICAL UTILITY (IN-SERVICE) — UGE —
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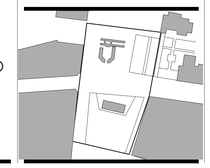

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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
UTILITY PLAN DETAIL B

Scale
1" = 10'

C7.20

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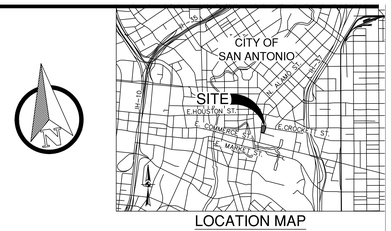
9. CAUTION "**UTILITY CROSSING**"
10. PROPOSED TREES TO BE REMOVED/RELOCATED TO MAINTAIN 5' HORIZONTAL SEPARATION TO PROPOSED/EXISTING UTILITIES
11. SEE LANDSCAPE PLANS FOR PLANTER AND SILVA CELL SYSTEM DETAILS AND SPECIFICATIONS



UTILITY GENERAL NOTES

1. CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR STRUCTURAL DESIGN/GEOTECHNICAL/SAFETY EQUIPMENT CONSULTANT, IF ANY, SHALL REVIEW THESE PLANS AND ANY AVAILABLE GEOTECHNICAL INFORMATION AND THE ANTICIPATED INSTALLATION SITES WITHIN THE PROJECT WORK AREA IN ORDER TO IMPLEMENT CONTRACTOR'S TRENCH EXCAVATION SAFETY PROTECTION SYSTEMS, PROGRAMS AND/OR PROCEDURES FOR THE PROJECT DESCRIBED IN THE CONTRACT DOCUMENTS. THE CONTRACTOR'S IMPLEMENTATION OF THESE SYSTEMS, PROGRAMS AND/OR PROCEDURES SHALL PROVIDE FOR ADEQUATE TRENCH EXCAVATION SAFETY PROTECTION THAT COMPLIES WITH AS A MINIMUM, OSHA STANDARDS FOR TRENCH EXCAVATION. SPECIFICALLY, CONTRACTOR AND/OR CONTRACTOR'S INDEPENDENTLY RETAINED EMPLOYEE OR SAFETY CONSULTANT SHALL IMPLEMENT A TRENCH SAFETY PROGRAM IN ACCORDANCE WITH OSHA STANDARDS GOVERNING THE PRESENCE AND ACTIVITIES OF INDIVIDUALS WORKING IN AND AROUND TRENCH EXCAVATION.
2. ALL MATERIALS AND WORKMANSHIP INVOLVED WITH THE CONSTRUCTION OF THE WATER SERVICE(S), INTERIOR WATER LINES AND SANITARY SEWER LINES MUST BE IN STRICT ACCORDANCE WITH APPLICABLE PORTIONS OF THE UNIFORM PLUMBING CODE (CURRENT EDITION).
3. THIS SHEET IS TO BE USED FOR UTILITY CONSTRUCTION ONLY.
4. ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THIS DRAWING. CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UTILITIES (VERTICALLY AND HORIZONTALLY).
5. THE CONTRACTOR IS REQUIRED TO FURNISH AND INSTALL ALL NECESSARY FITTINGS AND APPURTENANCES REQUIRED TO COMPLETE THE INSTALLATION OF THE SYSTEMS AS SHOWN ON THE DRAWING.
6. CONNECTIONS TO WATER MAINS AND SERVICES, METERS AND METER VAULTS SHALL BE IN STRICT ACCORDANCE WITH CODES AND REGULATIONS.
7. SEE IRRIGATION PLAN FOR DETAILS CONCERNING IRRIGATION METER.
8. ALL WATER LINES TO BE INSTALLED A MINIMUM OF 12" ABOVE SANITARY LINES (MEASURED FROM BOTTOM OF WATER TO TOP OF SEWER).
9. ALL CLEANOUTS LOCATED IN VEHICULAR AREAS SHALL RE INSTALLED WITHIN A TRAFFIC BEARING BOX. THE BOX SHALL BE SET IN A CONCRETE SLAB EXTENDING 6" FROM THE BOX PERIMETER. SLAB TO BE 6" THICK WITH 2500 P.S.I. CONCRETE. SEE DETAIL SHEET.
10. WHEN SEWER LINES ARE INSTALLED IN THE VICINITY OF WATER MAINS, SUCH INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH THE TCEQ REGULATION 317.13.APP.E OR ANY REVISION THERETO. (NO SEPARATE PAY ITEM).
11. TOPS OF CLEANOUTS SHALL BE SET TO MATCH FINISHED GRADE.
12. CONTRACTOR TO INSTALL THRUST BRACING FOR ALL WATER PIPE BENDS/FITTINGS. (3" AND GREATER DIAMETER)
13. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING WITH THE MEP PLANS AND THE GRADING PLAN TO INSURE THAT UTILITY INSTALLATIONS DO NOT HAVE CONFLICTS WITH OTHER IMPROVEMENTS.
14. CONTRACTOR IS RESPONSIBLE FOR BOTH VERTICAL AND HORIZONTAL CONTROL.
15. THE CONTRACTOR SHALL DISPOSE OF ALL EXCESS MATERIAL OFF-SITE.
16. ALL DEBRIS AND OTHER OBJECTIONABLE MATERIALS SHALL BE DISPOSED OF OFF-SITE BY CONTRACTOR.
17. ALL SANITARY SEWERS ARE 6" PIPE WITH COMPRESSION JOINTS UNLESS OTHERWISE NOTED.
18. ALL WORK WITHIN PUBLIC RIGHT-OF-WAYS SHALL BE IN CONFORMANCE WITH APPLICABLE CODES AND SPECIFICATIONS.
19. ALL MATERIALS AND INSTALLATION ASSOCIATED WITH THE FIRE PROTECTION SYSTEM MUST COMPLY WITH REQUIREMENTS OF THE FIRE MARSHALL'S OFFICE AND N.F.P.A. #24. THIS INCLUDES REQUIRED INSPECTIONS. IF THE RESULTS OF ANY MEETINGS BETWEEN THE CONTRACTOR AND THE FIRE MARSHALL MAY AFFECT THE CONSTRUCTION. THE CONTRACTOR MUST NOTIFY OWNER AND THE ENGNEERS IMMEDIATELY (IN WRITING).
20. ALL WORK INVOLVING FIRE MAIN TO BE PERFORMED BY A STATE LICENSED SPRINKLER CONTRACTOR.
21. FIRE MAIN TO BE C900 P.V.C. AND LISTED BY UNDERWRITER LABORATORIES, INC. AS SUITABLE FOR FIRE PROTECTION USE.
22. FIRE MAIN TO HAVE 4' OF COVER AS MEASURED FROM TOP OF PIPE TO FINISHED PAVEMENT OR TOPSOIL.
23. THE FIRE MAIN TO BE FLUSHED AND TESTED IN ACCORDANCE WITH N.F.P.A. PROVIDE THRUST BRACING AS REQUIRED.
24. THE FIRE MAIN CONNECTION TO THE PUBLIC WATER MAIN IS PART OF THIS CONTRACT. COORDINATE WITH SAN ANTONIO WATER SYSTEMS.
25. LOCATION OF EXISTING UTILITIES, AS SHOWN ON THESE PLANS, IS BASED ON A COMBINATION OF FIELD SURVEYING AND AVAILABLE UTILITY MAPS. CONTRACTOR TO DETERMINE VERTICAL AND HORIZONTAL LOCATIONS OF ALL UTILITIES (WHETHER SHOWN ON PLANS OR NOT) BY COORDINATING WITH THE RESPECTIVE UTILITY AGENCIES PRIOR TO CONSTRUCTION. THE FOLLOWING ARE NUMBERS OF THE RESPECTIVE AGENCIES:
    - SAN ANTONIO WATER SYSTEM (SEWER).....233-2009
    - SAN ANTONIO WATER SYSTEM (WATER).....233-2009
    - CPS ENERGY (GAS & ELECTRIC).....978-3500
    - AT&T (TELEPHONE).....820-6229
    - TIME WARNER CABLE (CABLE TELEVISION).....675-4560
    - VALERO ENERGY CORP.....246-2394
    - TESS-STATEWIDE ONE CALL DAMAGE PREVENTION SYSTEM FOR BURIED UTILITIES.....1-800-DIG-TESS IF ANY NUMBERS HAVE CHANGED OR ARE INCORRECT, THE CONTRACTOR IS STILL RESPONSIBLE FOR CONTACTING THE AGENCIES.
26. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTORS RISK.
27. CONTRACTOR TO APPLY FOR WATER METER PERMITS AND COORDINATE PAYMENT OF APPLICABLE IMPACT FEES AT THE START OF CONSTRUCTION. CONTRACTOR TO INSTALL WATER METERS AND MAKE APPROPRIATE MAIN CONNECTIONS AS EARLY AS POSSIBLE IN THE WATER SYSTEM INSTALLATION PROCESS. REPORT CONFLICTS TO THE ENGINEER AND OWNER AS THESE ARE DISCOVERED SO THAT ADJUSTMENTS TO THE PLANS CAN BE MADE.
28. CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. CONTRACTOR SHALL EXPOSE ALL EXISTING UTILITIES CROSSING PROPOSED GRAVITY LINES AND INSURE THERE WILL BE NO CONFLICTS PRIOR TO BEGINNING CONSTRUCTION. ADDITIONALLY, CONTRACTOR TO PLAN UTILITY LINE INSTALLATIONS IN A MANNER TO AVOID CONFLICTS WITH PROPOSED GRAVITY LINES. ON ALL GRAVITY LINES, CONTRACTOR MUST START AT DOWNSTREAM END AND PROCEED UPSTREAM TAKING CARE TO EXPOSE ALL EXISTING UTILITIES AND STRUCTURES WHICH MAY CONFLICT WITH THE PROPOSED LINE. ANY OTHER SEQUENCE OF CONSTRUCTION WILL BE AT THE CONTRACTOR'S RISK.

SAWS GENERAL CONSTRUCTION NOTES GENERAL SECTION

1.ALL MATERIALS AND CONSTRUCTION PROCEDURES WITHIN THE SCOPE OF THIS CONTRACT SHALL BE APPROVED BY THE SAN ANTONIO WATER SYSTEM (SAWS) AND COMPLY WITH THE PLANS, SPECIFICATIONS, GENERAL CONDITIONS AND WITH THE FOLLOWING AS APPLICABLE:

A. CURRENT TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ)"DESIGN CRITERIA FOR DOMESTIC WASTEWATER SYSTEM", TEXAS ADMINISTRATIVE CODE (TAC) TITLE 30 PART 1 CHAPTER 217 AND "PUBLIC DRINKING WATER", TAC TITLE 30 PART 1 CHAPTER 290.
B. CURRENT TXDOT "STANDARD SPECIFICATIONS FOR CONSTRUCTION OF HIGHWAYS, STREETS AND DRAINAGE."
C. CURRENT "SAN ANTONIO WATER SYSTEM STANDARD SPECIFICATIONS FOR WATER AND SANITARY SEWER CONSTRUCTION."
D. CURRENT CITY OF SAN ANTONIO "STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION."
E. CURRENT CITY OF SAN ANTONIO "UTILITY EXCAVATION CRITERIA MANUAL" (UECM).

2. THE CONTRACTOR SHALL OBTAIN SAWS STANDARD DETAILS FROM SAWS WEBSITE, HTTP://WWW.SAWS.ORG/BUSINESS_CENTER/SPECS. UNLESS OTHERWISE NOTED WITHIN DESIGN PLANS.

3.THE CONTRACTOR IS TO NOTIFY AND MAKE ARRANGEMENTS WITH THE SAWS CONSTRUCTION INSPECTION DIVISION AT 233-2973, AND PROVIDE NOTIFICATION PROCEDURES THE CONTRACTOR WILL USE TO NOTIFY AFFECTED HOME RESIDENTS AND/OR PROPERTY OWNERS 48 HOURS PRIOR TO EXCAVATION.

4.LOCATIONS AND DEPTHS OF EXISTING UTILITIES AND SERVICE LATERALS SHOWN ON THE PLANS ARE UNDERSTOOD TO BE APPROXIMATE. ACTUAL LOCATIONS AND DEPTHS MUST BE FIELD VERIFIED BY THE CONTRACTOR AT LEAST 1 WEEK PRIOR TO CONSTRUCTION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO LOCATE UTILITY SERVICE LINES AS REQUIRED FOR CONSTRUCTION AND TO PROTECT THEM DURING CONSTRUCTION AT NO COST TO SAWS.

5.THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF UNDERGROUND UTILITIES AND DRAINAGE STRUCTURES AT LEAST 1-2 WEEKS PRIOR TO CONSTRUCTION WHETHER SHOWN ON PLANS OR NOT. PLEASE ALLOW UP TO 7 BUSINESS DAYS FOR LOCATES REQUESTING PIPE LOCATION MARKERS ON SAWS FACILITIES. THE ENGINEER SHALL BE NOTIFIED IMMEDIATELY OF ANY SIGNIFICANT DISCREPANCIES OR REQUIRED DESIGN CHANGES. THE FOLLOWING CONTACT INFORMATION ARE SUPPLIED FOR VERIFICATION PURPOSES:

SAN ANTONIO WATER SYSTEM:
SAWS UTILITY LOCATES: LOCATES@SAWS.ORG
COSA DRAINAGE 207-0724 OR 207-6026
COSA TRAFFIC SIGNAL OPERATIONS 206-8480 OR 207-8462
COSA TRAFFIC SIGNAL DAMAGES 207-3951 OR 207-7769
TEXAS STATE WIDE ONE CALL LOCATOR 1-800-344-8377 OR 811

6.THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING EXISTING FENCES, CURBS, STREETS, DRIVEWAYS, SIDEWALKS, LANDSCAPING AND STRUCTURES TO ITS ORIGINAL OR BETTER CONDITION AS A RESULT OF DAMAGES DONE BY THE PROJECT'S CONSTRUCTION.

7.ALL WORK IN TEXAS HIGHWAY DEPARTMENT AND BEXAR COUNTY RIGHT-OF-WAY SHALL BE DONE IN ACCORDANCE WITH RESPECTIVE CONSTRUCTION SPECIFICATIONS AND PERMIT.

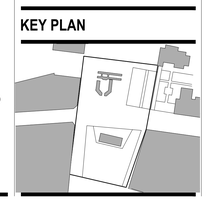
8.THE CONTRACTOR SHALL COMPLY WITH CITY OF SAN ANTONIO OR OTHER GOVERNING MUNICIPALITY'S TREE ORDINANCES WHEN EXCAVATING NEAR TREES.

9.THE CONTRACTOR SHALL NOT PLACE ANY WASTE MATERIALS IN THE 100-YEAR FLOOD PLAIN WITHOUT FIRST OBTAINING AN APPROVED FLOOD PLAIN PERMIT.

10.ANY WORK COMPLETED WITHOUT PRIOR WRITTEN AUTHORIZATION WHICH IS NOT INCLUDED IN THESE PLANS AND SPECIFICATIONS WILL NOT BE COMPENSATED BY THE SAN ANTONIO WATER SYSTEM.

11.HOLIDAY WORK: CONTRACTORS WILL NOT BE ALLOWED TO PERFORM SAWS WORK ON SAWS RECOGNIZED HOLIDAYS. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
WEEKEND WORK: CONTRACTORS ARE REQUIRED TO NOTIFY THE SAWS INSPECTION CONSTRUCTION DEPARTMENT 48 HOURS IN ADVANCE TO REQUEST WEEKEND WORK. REQUEST SHOULD BE SENT TO CONSTWORKREQ@SAWS.ORG.
ANY AND ALL SAWS UTILITY WORK INSTALLED WITHOUT HOLIDAY/WEEKEND APPROVAL WILL BE SUBJECT TO BE UNCOVERED FOR PROPER INSPECTION.

KEY PLAN



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Civil Engineer
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GENERAL NOTES

1. FLOWABLE FILL WILL BE REQUIRED FOR TRENCH FILLING WHEN WATER MAIN IS LESS THAN FIVE (5) FEET DEPTH (CLEARANCE).
2. MINIMUM COVER/ SEPARATION FOR PROPOSED WATER MAIN IS 3 FEET PER SAWS CONSULTATION.
3. CONTRACTOR TO COORDINATE WATER OUTAGES WITH PROPERTY OWNERS

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Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
01/20/2023	100% DESIGN DEVELOPMENT
02/13/2023	PROGRESS SET
03/02/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 03/02/2022
ENGINEER/ DESIGNER: EDUARDO J. PARRA
ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
UTILITY PLAN DETAIL C

Scale
1" = 10'

C7.30

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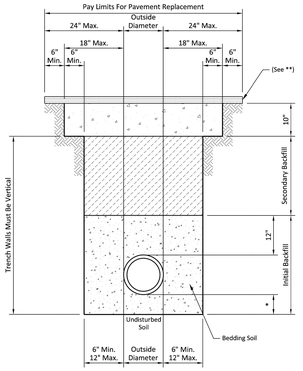


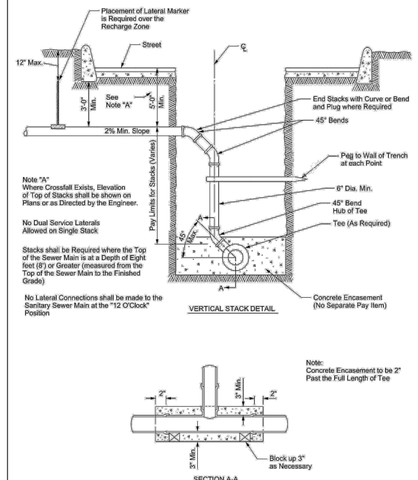
The Existing Material at the Bearing Level shall be Removed and Replaced to a Minimum Depth of 6-Inches or ¼ of the Outside Diameter of the Pipe, whichever is greater, with Bedding Material.

In Areas of over Excavation, Encasement shall extend from Trench Wall. Pay Limits shall not Exceed 12" Max. as shown on Detail. Additional Encasement shall be incidental.

* Sewer Gravel 6" Min. or ¼ O.D. of the Pipe, whichever is greater.
** Minimum 2" HMAC Type "D" for Trench Repair in Local/Residential Streets.
** Minimum 3" HMAC Type "C" for Trench Repair in Collector/Arterial Streets.

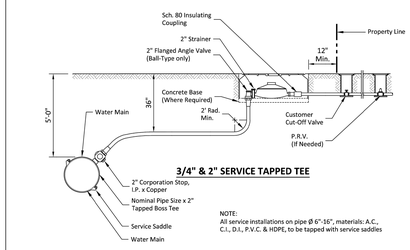
- Hot Mix Asphalt Concrete (HMAC)
- Asphalt Treated Base (A.T.B.)

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	SANITARY SEWER PIPE LAID IN TRENCH	MARCH 2008	AUG 2019
		DD-804-01	SHEET 1 OF 1



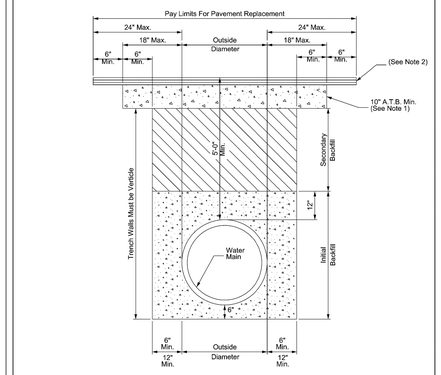
Note:
Concrete Encasement to be 2" Past the Full Length of Tee

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	TYPICAL VERTICAL STACK DETAIL	MARCH 2008	AUG 2019
		DD 860-01	SHEET 1 OF 1



NOTE:
All service installations on pipe Ø 6"-16", materials: A.C., C.I., D.I., P.V.C. & HDPE, to be tapped with service saddles

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	COPPER & HDPE SERVICE INSTALLATION TAPPING SCHEDULE	MARCH 2008	AUG 2019
		DD-824-01	SHEET 3 OF 3



1. Asphalt Treated Base - As Specified COSA ROW - 10" Min. or Greater.
2. Replacement of Surface Layer Shall be of the Type and Thickness Base On Functional Classification
   a. Min 2" HMAC Type "D" for Trench Repair in Local / Residential Streets.
   b. Min. 3" HMAC Type "C" for Trench Repair in Collector / Arterial Streets.

- Asphalt Treated Base (ATB)
- Hot Mix Asphalt Concrete (HMAC)

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	POTABLE AND RECYCLED WATER MAIN DETAIL	MARCH 2008	AUG 2019
		DD-812-01	SHEET 2 OF 9

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	FIRE HYDRANT INSTALLATION (JOINT RESTRAINT)	MAY 2013	AUG 2019
		DD-834-01	SHEET 1 OF 3

FOR NEW DEVELOPMENT, CLEAN-OUTS MAY NOT BE PLACED IN PAVED AREAS I.E. SIDEWALKS, DRIVEWAYS, OR PARKING LOTS, AND MUST BE LOCATED A MINIMUM OF 6' FROM ALL PAVED AREAS.

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	TYPICAL CLEANOUT DETAIL	MARCH 2008	AUG 2019
		DD-854-02	SHEET 1 OF 3

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	JOINT RESTRAINTS FOR FITTINGS (WATER ONLY)	March 2008	December 2019
		DD-839-01	SHEET 2 OF 2

Note:
2 - 1 1/4" Solid Cap, Thd. to be installed on Corporation Stop after chlorination

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	STANDARD CHLORINATION INSTALLATION	March 2008	AUG 2019
		DD-847-01	SHEET 1 OF 1

*No Splicing Shall be Accepted Where the Service Line Occurs Under any Pavement or Impervious Cover.

Note:
See Tapping Schedule DD 824-01 Sht 3 of 3

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	SERVICE RECONNECTION ¾" THRU 2"	MARCH 2008	AUG 2019
		DD-824-03	SHEET 1 OF 1

NOTE: Price for Drop Fittings and Encasement to be Included with the Price of Manhole.

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	DROP MANHOLE DETAIL	MARCH 2008	AUG 2019
		DD-852-08	SHEET 1 OF 1

PROPERTY OF		APPROVED	REVISED
SAN ANTONIO WATER SYSTEM SAN ANTONIO, TEXAS	TYPICAL FIBERGLASS MANHOLE DETAIL	AUG 2019	
		DD-852-12	SHEET 1 OF 1

GENERAL NOTES

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ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
UTILITY PLAN DETAILS

Scale

C7.40

KEY PLAN

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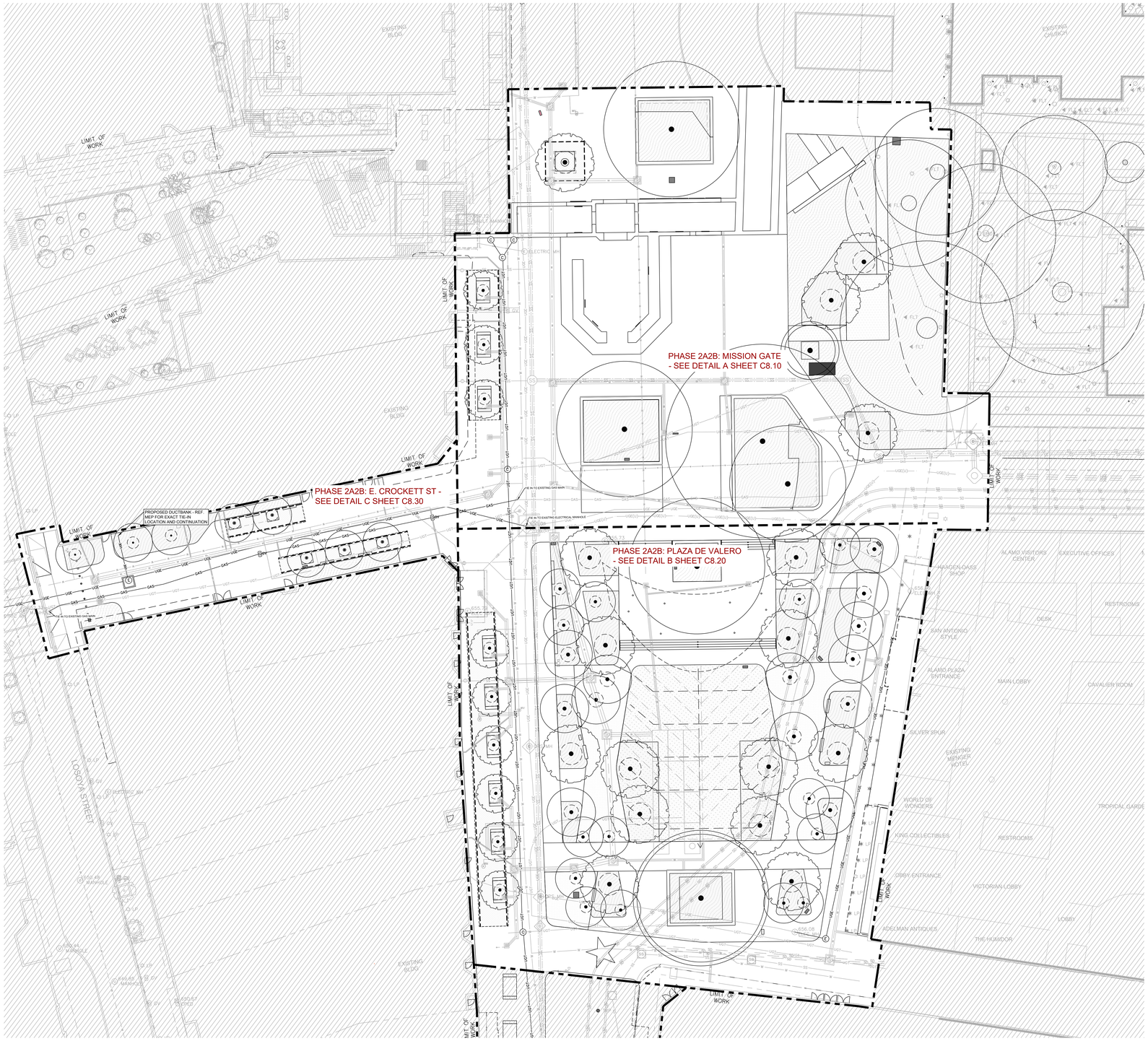

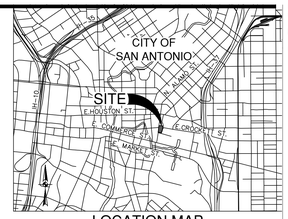

LOCATION MAP
NOT–TO–SCALE

LEGEND

PHASE 2A2B LIMIT OF WORK	
PROPOSED NATURAL GAS LINE - FINAL DESIGN TO BE DETERMINE BY CPS	GAS
PROPOSED UNDERGROUND ELECTRICAL - FINAL DESIGN TO BE DETERMINE BY CPS	UGE
PROPOSED/ RELOCATED UNDERGROUND TELECOM	UGT
EXISTING NATURAL GAS	GAS
EXISTING UNDERGROUND ELECTRICAL UTILITY (IN-SERVICE)	SS
EXISTING UNDERGROUND ELECTRICAL UTILITY (UNCONFIRMED SERVICE)	UGE(U)
UNCONFIRMED EXISTING UNDERGROUND TELECOM	UGT
UNDERGROUND ELECTRICAL VAULT	UGE
SANITARY SEWER MAIN & LATERALS	SS
DOMESTIC WATER MAIN & LATERAL	W
STORM SEWER LINES	SD
WATER METER	WM
WATER VALVE	WV
FIRE HYDRANT	FH
SANITARY SEWER MANHOLE	S
SANITARY SEWER CLEANOUT	SCO
EXISTING GAS VALVE	GV
PROPOSED TELECOM MANHOLE	T
PROPOSED ELECTRICAL MANHOLE	E
PROPOSED GAS VALVE	GV
PROPOSED SCULPTURE/ SIGNAGE	

GENERAL NOTES

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Date	Description
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12/12/2022	50% DESIGN DEVELOPMENT
01/20/2023	100% DESIGN DEVELOPMENT
02/13/2023	PROGRESS SET
03/02/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 03/02/2022
ENGINEER/ DESIGNER: EDUARDO J. PARRA
ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

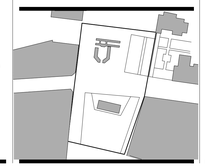
OVERALL DRY UTILITY PLAN

Scale

1" = 20'-0"

C8.00

KEY PLAN



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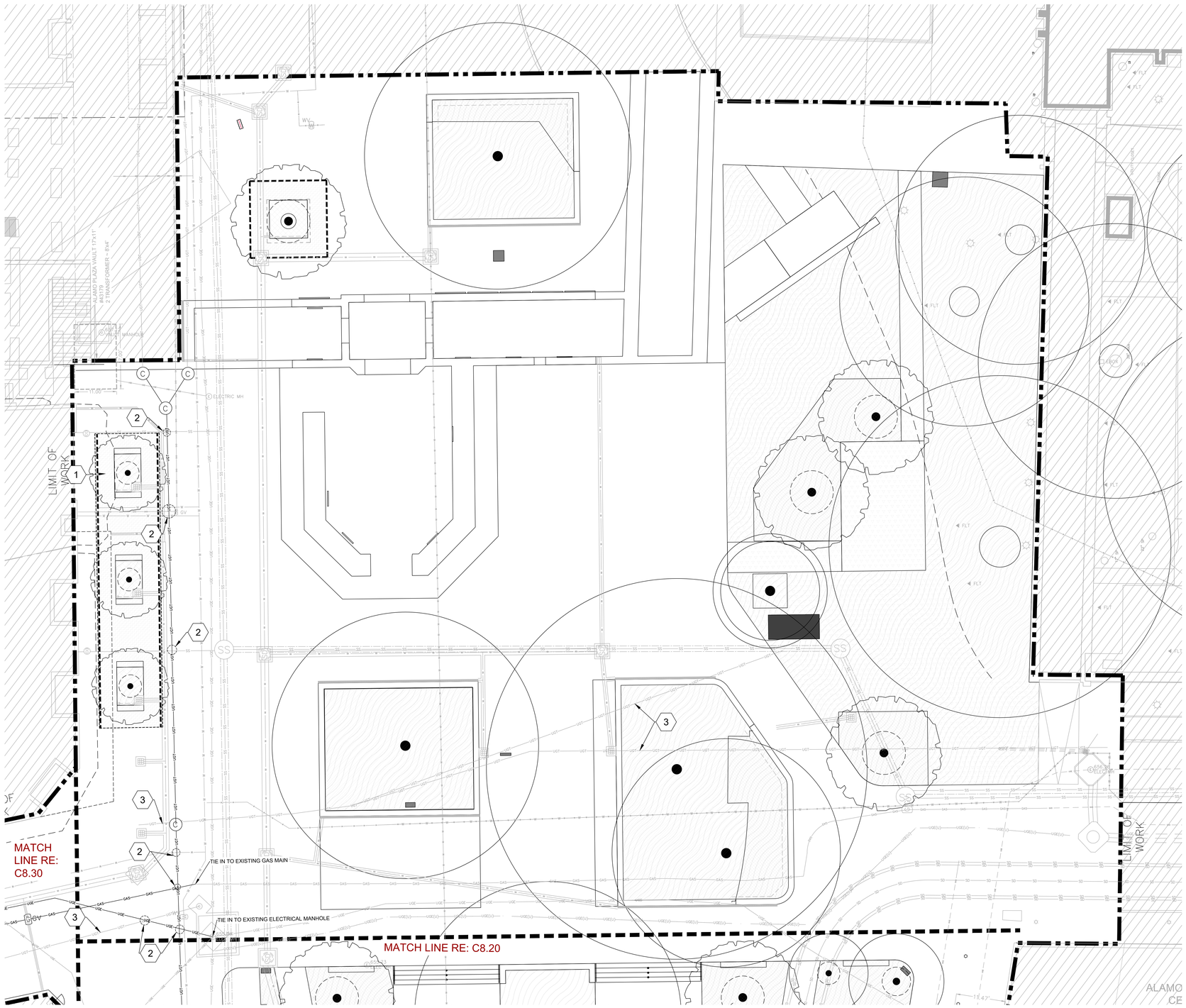

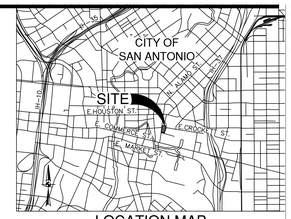

LOCATION MAP
NOT–TO–SCALE

KEY NOTES

1. SEE LANDSCAPE PLANS FOR PLANTER AND SILVA CELL SYSTEM DETAILS AND SPECIFICATIONS
2. CAUTION **"UTILITY CROSSING"**
3. UNCONFIRMED UNDERGROUND TELECOM - RELOCATE TO THE PROPOSED TELECOM DUCT BANKS IF NECESSARY
4. PROPOSED GAS VALVE - DTL. SHALL BE PROVIDED BY CPS
5. EXISTING EMPTY VAULT TO REMAIN AND BE USED BY CPS
6. PROPOSED BOLLARDS - SEE LANDSCAPE DRAWINGS FOR FINAL DETAILS

LEGEND

- PHASE 2A2B LIMIT OF WORK
- PROPOSED NATURAL GAS LINE - FINAL DESIGN TO BE DETERMINE BY CPS (GAS)
- PROPOSED UNDERGROUND ELECTRICAL - FINAL DESIGN TO BE DETERMINE BY CPS (UGE)
- PROPOSED/ RELOCATED UNDERGROUND TELECOM (UGT)
- EXISTING NATURAL GAS (GAS)
- EXISTING UNDERGROUND ELECTRICAL UTILITY (IN-SERVICE) (SS)
- EXISTING UNDERGROUND ELECTRICAL UTILITY (UNCONFIRMED SERVICE) (UGE(U))
- UNCONFIRMED EXISTING UNDERGROUND TELECOM (UGT)
- UNDERGROUND ELECTRICAL VAULT (UGE)
- SANITARY SEWER MAIN & LATERALS (SS)
- DOMESTIC WATER MAIN & LATERAL (W)
- STORM SEWER LINES (SD)
- WATER METER (WM)
- WATER VALVE (WV)
- FIRE HYDRANT
- SANITARY SEWER MANHOLE (S)
- SANITARY SEWER CLEANOUT (SCO)
- EXISTING GAS VALVE (GV)
- PROPOSED TELECOM MANHOLE (C)
- PROPOSED ELECTRICAL MANHOLE (E)
- PROPOSED GAS VALVE (GV)
- PROPOSED SCULPTURE/ SIGNAGE

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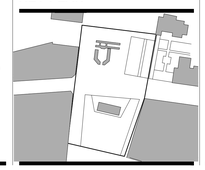
KEY PLAN



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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
DRY UTILITY PLAN DETAIL A

Scale
1" = 10'

C8.10

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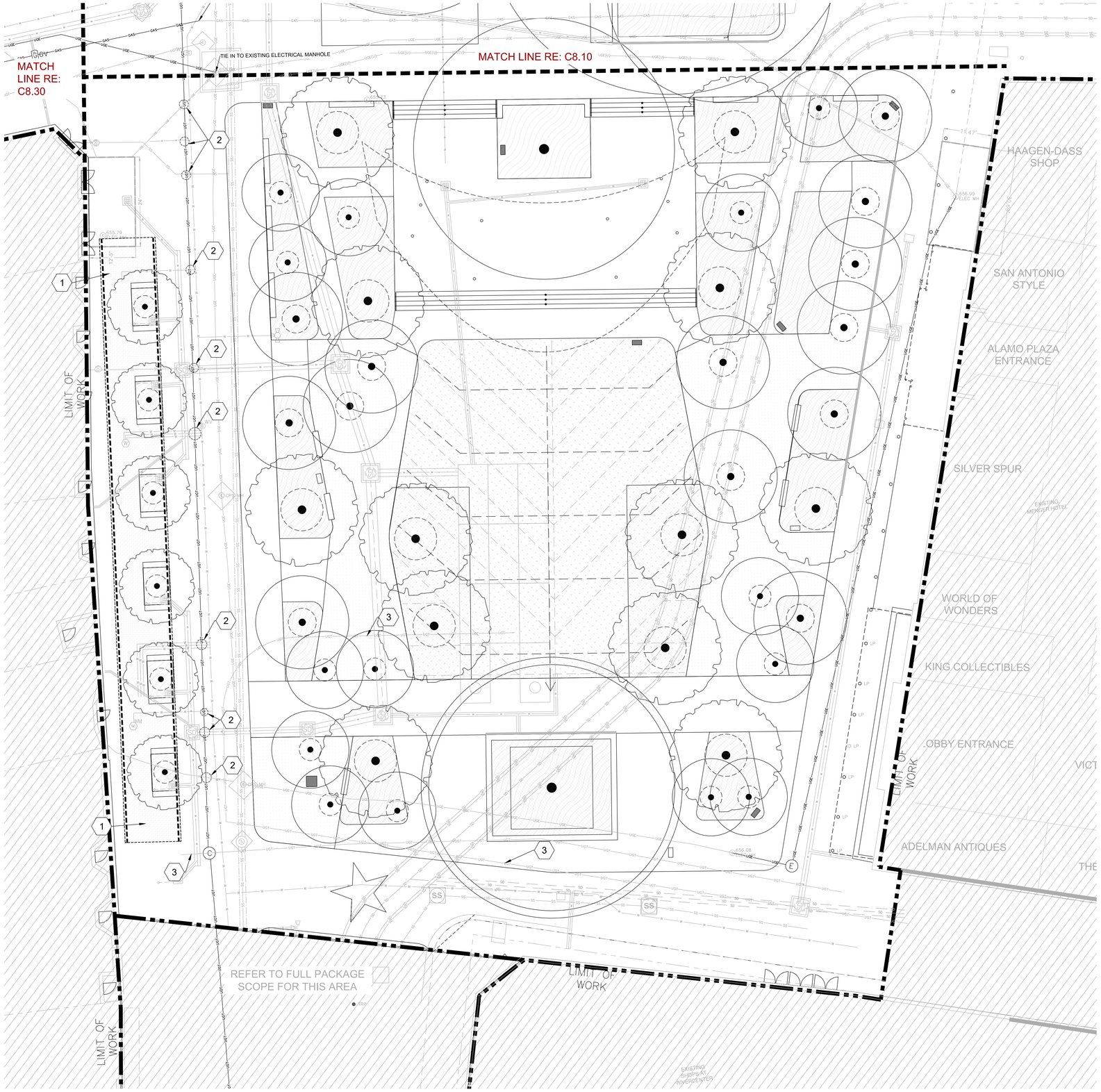

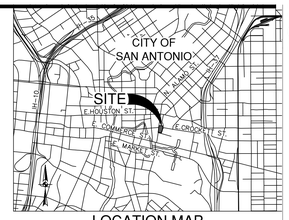

LOCATION MAP
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- PROPOSED UNDERGROUND ELECTRICAL - FINAL DESIGN TO BE DETERMINE BY CPS — UGE —
- PROPOSED/ RELOCATED UNDERGROUND TELECOM — UGT —
- EXISTING NATURAL GAS — GAS —
- EXISTING UNDERGROUND ELECTRICAL UTILITY (IN-SERVICE) — SS —
- EXISTING UNDERGROUND ELECTRICAL UTILITY (UNCONFIRMED SERVICE) — UGE(U) —
- UNCONFIRMED EXISTING UNDERGROUND TELECOM — UGT —
- UNDERGROUND ELECTRICAL VAULT — UGE —
- SANITARY SEWER MAIN & LATERALS — SS —
- DOMESTIC WATER MAIN & LATERAL — W —
- STORM SEWER LINES — SD —
- WATER METER WM
- WATER VALVE WV
- FIRE HYDRANT
- SANITARY SEWER MANHOLE (S)
- SANITARY SEWER CLEANOUT SCO
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ENGINEER LICENSE NUMBER: 101217 (TEXAS)

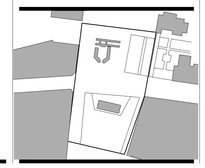
Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
DRY UTILITY PLAN DETAIL B

Scale
1" = 10'

KEY PLAN



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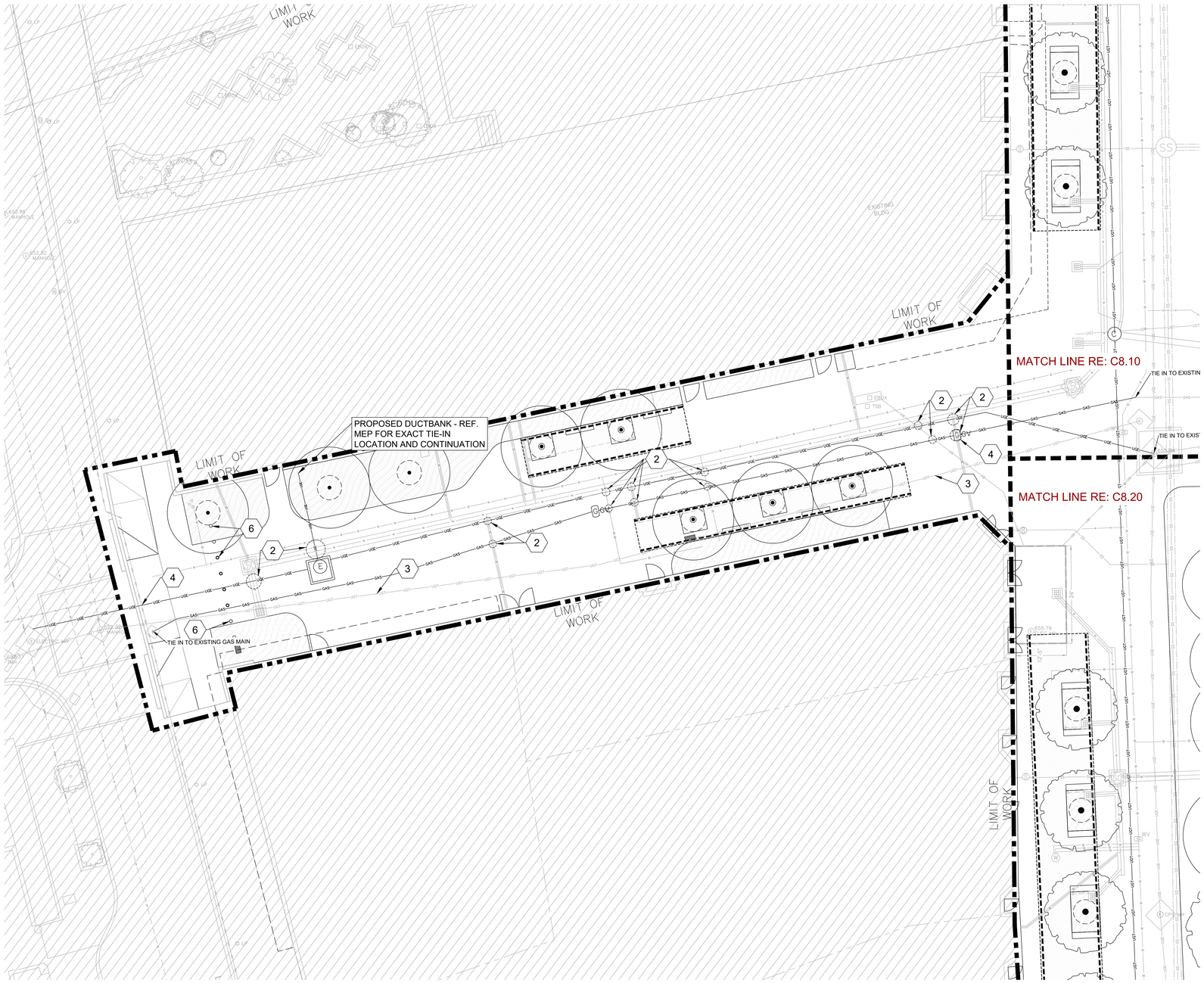

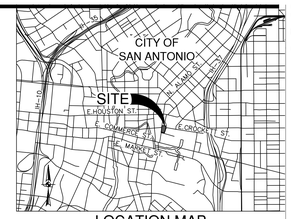

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PROPOSED/ RELOCATED UNDERGROUND TELECOM	UGT
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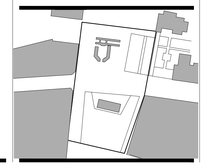
KEY PLAN



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ENGINEER LICENSE NUMBER: 101217 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

DRY UTILITY PLAN DETAIL C

Scale

1" = 10'

C8.30

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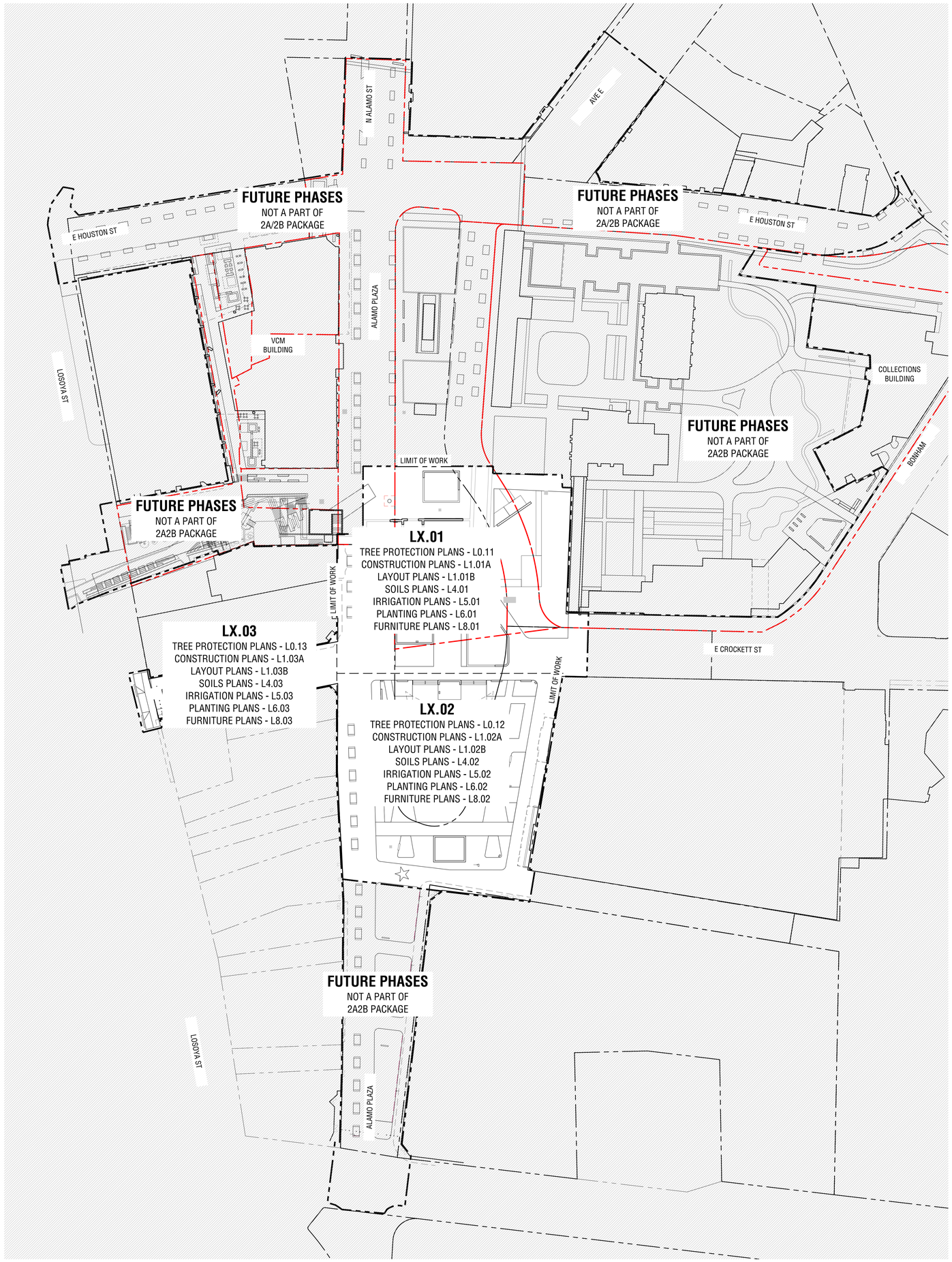

LANDSCAPE SHEET INDEX

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L0.11	TREE PROTECTION PLANS
L0.12	TREE PROTECTION PLANS
L0.13	TREE PROTECTION PLANS
L1.00A	CONSTRUCTION SCHEDULE & NOTES
L1.00B	LAYOUT LEGEND & NOTES
L1.01A	CONSTRUCTION PLANS
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L2.01	SITE SECTIONS
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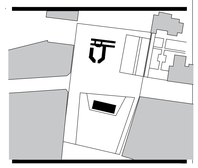
L8.03	FURNITURE PLANS
L8.50	FURNITURE DETAILS

GENERAL NOTES

IT IS THE CONTRACTOR'S RESPONSIBILITY TO BE FAMILIAR WITH AND TO LOCATE ALL EXISTING SITE CONDITIONS, STRUCTURES AND UNDERGROUND UTILITIES, PIPES, AND OTHER SUBSTRUCTURES, AND TO PROTECT THEM FROM DAMAGE. THE EXPENSE OF REPAIR, BODILY INJURY OR REPLACEMENT OF SAID SUBSTRUCTURES INCLUDING DAMAGE OF THE OWNER'S PROPERTY SHALL BE BORN BY THE CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR CONTACTING ALL UTILITY COMPANIES TO VERIFY EXISTING CONDITIONS PRIOR TO ANY EXCAVATION. CONTRACTOR SHALL REPAIR, AT HIS OWN EXPENSE, ALL DAMAGE RESULTING FROM HIS OPERATIONS OR NEGLIGENCE.

1. ATTENTION IS DRAWN TO THE FACT THAT THE SCALE OF THESE DRAWINGS MAY HAVE BEEN DISTORTED DURING THE REPRODUCTION PROCESS. THIS DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGNS PRESENTED HEREIN, AS AN INSTRUMENT OF SERVICE, IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADAPTATION BY THE OFFICE OF JAMES BURNETT SHALL BE WITHOUT LIABILITY TO THE OFFICE OF JAMES BURNETT.
2. LOCATION AND ELEVATION OF ALL EXISTING IMPROVEMENTS WITHIN AND ADJACENT TO THE AREA OF WORK PERFORMED BY THE CONTRACTOR SHALL BE CONFIRMED BY FIELD MEASUREMENT AND VERIFICATION OF FIELD CONDITIONS PRIOR TO EXCAVATION AND CONSTRUCTION OF NEW WORK. EXTREME CARE SHALL BE EXERCISED IN EXCAVATION AND WORKING NEAR EXISTING STRUCTURES AND UTILITIES. REFER TO CIVIL DRAWING FOR GENERAL REFERENCE. CONTRACTOR WILL MAKE EXPLORATORY EXCAVATIONS AND LOCATE EXISTING UNDERGROUND UTILITIES, PIPES AND OTHER SUBSTRUCTURES SUFFICIENTLY AHEAD OF CONSTRUCTION TO PERMIT REVISIONS TO PLANS, DETAILS AND SPECIFICATIONS IF REVISIONS ARE NECESSARY BECAUSE OF ACTUAL LOCATION IN THE FIELD. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THESE PLANS ARE APPROXIMATE ONLY, ANY DISCREPANCIES BETWEEN THESE PLANS AND ACTUAL FIELD CONDITIONS SHALL BE IMMEDIATELY REPORTED TO THE RESIDENT ENGINEER.
3. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE TO ENFORCE SAFETY MEASURES OR REGULATIONS.
4. IN AN EMERGENCY THREATENING THE SAFETY OF LIFE, WORK OR ADJOINING PROPERTY, THE CONTRACTOR IS HEREBY INSTRUCTED TO ACT AT HIS DISCRETION TO PREVENT SUCH LOSS OR INJURY.
5. ANY CONFLICTING INFORMATION SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S AUTHORIZED REPRESENTATIVE AND OWNER OR THE OWNER'S AUTHORIZED REPRESENTATIVE. THE DRAWINGS FORM PART OF THE DOCUMENTS TO THE EXTEND STATED. WHERE DIFFERENCES EXIST BETWEEN CODES, STANDARDS, AUTHORITIES HAVING JURISDICTION, AND THE DOCUMENTS, THE ONE AFFORDING THE GREATEST PROTECTION AND/ OR STRINGENT CONDITION SHALL APPLY.
6. DO NOT WILLFULLY PROCEED WITH CONSTRUCTION OF DESIGN WHEN CONFLICTS AND/OR UNKNOWN OBSTRUCTIONS AND/OR GRADE DIFFERENCES EXIST THAT MAY NOT HAVE BEEN KNOWN DURING DESIGN. SUCH CONDITIONS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNER'S AUTHORIZED REPRESENTATIVE AND OWNER. THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ALL NECESSARY REVISIONS DUE TO FAILURE TO GIVE SUCH NOTIFICATION.
7. CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION OF THE SUBCONTRACTOR'S SCOPE OF WORK. CONTRACTOR SHALL COORDINATE CONSTRUCTION WITH OTHER TRADES WORKING ON THE SITE SIMULTANEOUSLY.
8. CONTRACTOR SHALL NOTIFY OWNER'S AUTHORIZED REPRESENTATIVE A MINIMUM OF 5 BUSINESS DAYS PRIOR TO COMMENCEMENT OF WORK TO COORDINATE PROJECT INSPECTION SCHEDULES.
9. CONTRACTOR IS RESPONSIBLE FOR SETTING GRADES ON ALL HARD AND SOFT SURFACES. CONTRACTOR SHALL BE RESPONSIBLE FOR POSITIVE DRAINAGE FROM HARD SURFACES FOR THIS PROJECT.
10. ALL MATERIALS SHALL BE OF SPECIFIED, APPROVED AND FIRST GRADE QUALITY AND SHALL BE IN PRIME CONDITION WHEN INSTALLED AND ACCEPTED. ANY COMMERCIALLY PROCESSED OR PACKAGED MATERIAL SHALL BE DELIVERED TO THE SITE IN THE ORIGINAL UNOPENED PACKAGING BEARING THE MANUFACTURER'S GUARANTEED ANALYSIS.
11. THE CONTRACTOR AGREES, TO THE EXTENT PERMITTED BY LAW, TO INDEMNIFY AND HOLD HARMLESS THE AUTHORITIES HAVING JURISDICTION AND DESIGN TEAM ANY CLAIMS ARISING OUT OF HIS OPERATIONS OR THE OPERATIONS OF ANY OF HIS SUBCONTRACTORS, MATERIALS SUPPLIERS, OR AGENTS.
12. THE CONTRACT DRAWINGS DO NOT INDICATE METHODS, PROCEDURES, OR SEQUENCE OF CONSTRUCTION. THE CONTRACTOR SHALL TAKE THE NECESSARY PRECAUTIONS TO MAINTAIN THE INTEGRITY OF STRUCTURES DURING CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE FOR THE DESIGN, CONSTRUCTION, AND MAINTENANCE OF ALL SAFETY DEVICES, INCLUDING SHORING AND BRACING.
13. ALL LOCAL, MUNICIPAL, AND STATE LAWS, RULES AND REGULATIONS GOVERNING OR RELATING TO ANY PORTION OF THIS WORK ARE HEREBY INCORPORATED INTO AND MADE A PART OF THE PROJECT SPECIFICATIONS AND THEIR PROVISIONS SHALL BE CARRIED OUT BY THE CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR THE ENFORCEMENT OF FEDERAL AND MUNICIPAL OCCUPATIONAL SAFETY AND HEALTH REGULATIONS AND REQUIREMENTS.

KEY PLAN



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△	Date	Description
	11/03/2022	100% SCHEMATIC DESIGN
	12/12/2022	50% DESIGN DEVELOPMENT
	03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
ORIENTATION PLAN

Scale
1" = 40'-0" Ref North

L0.00

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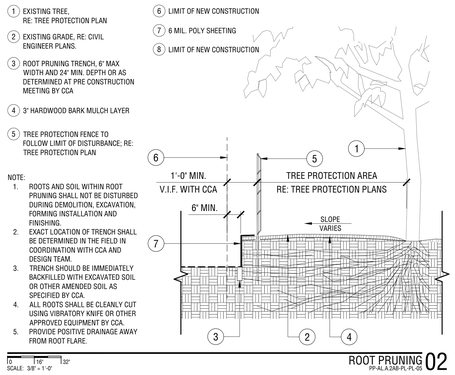
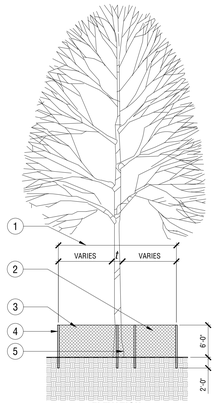


1. EXISTING TREE. RE: TREE PROTECTION PLAN
2. EXISTING GRADE. RE: CIVIL ENGINEER PLANS.
3. ROOT PRUNING TRENCH, 6" MAX WIDTH AND 24" MIN. DEPTH OR AS DETERMINED AT PRE CONSTRUCTION MEETING BY CCA
4. 3" HARDWOOD BARK MULCH LAYER
5. TREE PROTECTION FENCE TO FOLLOW LIMIT OF DISTURBANCE; RE: TREE PROTECTION PLAN
6. LIMIT OF NEW CONSTRUCTION
7. 6 MIL. POLY SHEETING
8. LIMIT OF NEW CONSTRUCTION

NOTE:
1. ROOTS AND SOIL WITHIN ROOT PRUNING SHALL NOT BE DISTURBED DURING DEMOLITION, EXCAVATION, FORMING INSTALLATION AND FINISHING.
2. EXACT LOCATION OF TRENCH SHALL BE DETERMINED IN THE FIELD IN COORDINATION WITH CCA AND DESIGN TEAM.
3. TRENCH SHOULD BE IMMEDIATELY BACKFILLED WITH EXCAVATED SOIL OR OTHER AMENDED SOIL AS SPECIFIED BY CCA.
4. ALL ROOTS SHALL BE CLEANLY CUT USING VIBRATORY KNIFE OR OTHER APPROVED EQUIPMENT BY CCA.
5. PROVIDE POSITIVE DRAINAGE AWAY FROM ROOT FLARE.

0 1'6" 3'2"
SCALE: 3/8" = 1'-0"

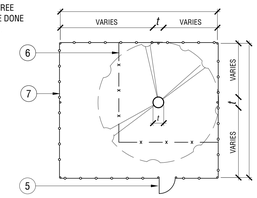
ROOT PRUNING 02
RP-AL.A.248-PL-PL-02



ELEVATION

1. RE PLANS; DIMENSION SHOWN ON PLAN OR IF NO DIMENSION SHOWN, EXTENTS OF DRIPLINE
2. TIE OVERLAPPING ENDS W/ METAL FASTENERS
3. 6' HIGH CHAIN LINK FENCING
4. METAL POSTS DRIVEN INTO GRADE 2'. POSTS AS REQUIRED, 8'-0" O.C. MAX
5. GATE FOR ACCESS
6. DEMOLITION PHASE TREE PROTECTION FENCING, MAINTAIN 6" SPACING FROM ALL EXISTING HARDSCAPE, TYP. RE: TREE PROTECTION PLANS
7. CONSTRUCTION PHASE TREE PROTECTION FENCING, MAINTAIN 6" CLEAR OF ALL PROPOSED HARDSCAPE, TYP. RE: TREE PROTECTION PLANS

NOTES:
1. COORDINATE SITE FENCING WITH TREE PROTECTION FENCING. CONSULT LANDSCAPE ARCHITECT AND ARBORIST REGARDING ANY CHANGES IN TREE PROTECTION FENCING.
2. CONSULTING ARBORIST SHALL CONFIRM SIZE OF AND APPROVE ALL TREE PROTECTION ZONES IN FIELD PRIOR TO CONSTRUCTION.
3. TREE PROTECTION FENCING SHALL ALWAYS EXTEND TO LIMITS OF DRIPLINE WHERE POSSIBLE WITHOUT VIOLATING 6' CLEARANCE OF EXISTING OR PROPOSED HARDSCAPE. DIMENSIONS SHOWN AS REFERENCE ONLY, CONSULT LANDSCAPE ARCHITECT AND ARBORIST PRIOR TO CONSTRUCTION.
4. ALL WORK PERFORMED WITHIN TREE PROTECTION FENCING SHOULD BE DONE BY HAND, NO HEAVY MACHINERY.



PLAN

0' 5' 10'
SCALE: 1" = 10'

TREE PROTECTION FENCING 01
RP-AL.A.248-PL-PL-01

TREE PROTECTION SCHEDULE

TREE NUMBER	LATIN NAME	COMMON NAME	ACTION	CALIPER	CONDITION	COMMENTS
70	*Quercus virginiana*	LIVE OAK	PROTECTED	30	FAIR	
71	*Quercus virginiana*	LIVE OAK	PROTECTED	27	GOOD	
72	*Quercus virginiana*	LIVE OAK	PROTECTED	40	GOOD	
91	*Quercus virginiana*	LIVE OAK	PROTECTED	35	GOOD	
93	*Quercus virginiana*	LIVE OAK	PROTECTED	38	POOR	
94	*Quercus virginiana*	LIVE OAK	PROTECTED	38	GOOD	
95	*Quercus virginiana*	LIVE OAK	PROTECTED	25.5	FAIR	
96	*Quercus polymorpha*	MEXICAN WHITE OAK	TRANSPLANTED	12	GOOD	RE: SHEETS L0.11 & L0.12 RE: SPECIFICATION 329360 - TREE RELOCATION
97	*Quercus virginiana*	LIVE OAK	TRANSPLANTED	22	FAIR	RE: SHEETS L0.11 & L0.12 RE: SPECIFICATION 329360 - TREE RELOCATION
101	*Quercus virginiana*	LIVE OAK	REMOVED	25	FAIR	
142	*Quercus virginiana*	LIVE OAK	REMOVED	15	FAIR	
143	*Quercus virginiana*	LIVE OAK	REMOVED	15	FAIR	
144	*Quercus virginiana*	LIVE OAK	REMOVED	11	FAIR	
145	*Quercus virginiana*	LIVE OAK	REMOVED	14	FAIR	
146	*Quercus virginiana*	LIVE OAK	REMOVED	14	FAIR	
156	*Quercus shumardii*	SHUMARD OAK	REMOVED	12	GOOD	
157	*Quercus shumardii*	SHUMARD OAK	REMOVED	12	FAIR	
158	*Quercus shumardii*	SHUMARD OAK	REMOVED	12	POOR	
159	*Quercus shumardii*	SHUMARD OAK	REMOVED	11	POOR	
160	*Quercus shumardii*	SHUMARD OAK	REMOVED	13	POOR	
161	*Quercus shumardii*	SHUMARD OAK	REMOVED	14	FAIR	
162	*Quercus kelloggi*	CALIFORNIA BLACK OAK	REMOVED	12	FAIR	

TREE PRESERVATION SCHEDULE

TREE NUMBER	LATIN NAME	COMMON NAME	DBH (IN.)	SIGNIFICANT PRESERVED	SIGNIFICANT TRANSPLANTED	SIGNIFICANT REMOVED	HERITAGE PRESERVED	HERITAGE REMOVED	COMMENTS
70	*Quercus virginiana*	LIVE OAK	30				30		**NOTES:** 1. REFER TO SOUTH GATE & TEMPORARY LUNETTE DOCUMENTATION SET FOR TREES DEMOLISHED IN PREVIOUS PHASE OF WORK. 2. TREES REMOVED DURING PREVIOUS PHASE OF WORK HAVE BEEN INCLUDED IN MITIGATION CALCULATIONS LISTED BELOW. 3. TREES #96 & #97 ARE PROPOSED TRANSPLANTED TREES. FOR MITIGATION CALCULATION PURPOSES, THESE TWO TREES HAVE BEEN CONSIDERED AS REMOVED TREES. **MITIGATION REQUIRED:** ***PREVIOUS PHASE OF WORK SIGNIFICANT: 70.2"*** ***PREVIOUS PHASE OF WORK HERITAGE: 73.5"*** SIGNIFICANT: 189" EXISTING 40% MIN.SIGNIFICANT (1:1 MITIGATION): 75.6" ACTUAL SIGNIFICANT PRESERVED: 0" DIFFERENCE: 75.6" HERITAGE: 258.5" EXISTING 100% HERITAGE (3:1 MITIGATION): 75" ***70.2" + 73.5"*** + 75.6" + 75" = 294.3" TOTAL MITIGATION REQUIRED: 294.3" **TREES ADDED** CHINQUAPIN OAK (8@6"): 48" MEXICAN SYCAMORE(13@16"): 208" SHUMARD OAK (6@12"): 72" MEXICAN WHITE OAK (10@6"): 60" TEXAS MOUNTAIN LAUREL (4@ 6"): 24" LACY OAK (6@6"): 36" HUISACHE (6@12"):72" TEXAS RED OAK(2@6"): 12" TEXAS REDBUD (4 @ 6"): 24" **TOTAL NEW: 558"** **261.7" ABOVE REQUIRED**
71	*Quercus virginiana*	LIVE OAK	27				27		
72	*Quercus virginiana*	LIVE OAK	40				40		
91	*Quercus virginiana*	LIVE OAK	35				35		
93	*Quercus virginiana*	LIVE OAK	38				38		
94	*Quercus virginiana*	LIVE OAK	38				38		
95	*Quercus virginiana*	LIVE OAK	25.5				25.5		
96	*Quercus polymorpha*	MEXICAN WHITE OAK	12			12			
97	*Quercus virginiana*	LIVE OAK	22			22			
101	*Quercus virginiana*	LIVE OAK	25					25	
142	*Quercus virginiana*	LIVE OAK	15			15			
143	*Quercus virginiana*	LIVE OAK	15			15			
144	*Quercus virginiana*	LIVE OAK	11			11			
145	*Quercus virginiana*	LIVE OAK	14			14			
146	*Quercus virginiana*	LIVE OAK	14			14			
156	*Quercus shumardii*	SHUMARD OAK	12			12			
157	*Quercus shumardii*	SHUMARD OAK	12			12			
158	*Quercus shumardii*	SHUMARD OAK	12			12			
159	*Quercus shumardii*	SHUMARD OAK	11			11			
160	*Quercus shumardii*	SHUMARD OAK	13			13			
161	*Quercus shumardii*	SHUMARD OAK	14			14			
162	*Quercus kelloggi*	CALIFORNIA BLACK OAK	12			12			
TOTALS			447.5	0	0	189	233.5	25	

TREE PROTECTION NOTES

NOTE: GUIDELINES PER PRELIMINARY ARBORIST REPORT PROVIDED BY CERTIFIED CONSULTING ARBORIST (CCA); BARTLETT TREE EXPERTS. CONTACT ZACHARY POWERS, 704.588.1503

1. TREES TO BE PRESERVED AND TREE PROTECTION ZONES (TPZs) ARE INCLUDED ON ALL CONSTRUCTION PLANS.
2. PROJECT PLANS AFFECTING THE TREES SHALL BE REVIEWED BY THE CONSULTING ARBORIST WITH REGARD TO TREE IMPACTS. THESE INCLUDE, BUT ARE NOT LIMITED TO, DEMOLITION PLANS, SITE PLANS, IMPROVEMENT PLANS, UTILITY AND DRAINAGE PLANS, GRADING PLANS, AND LANDSCAPE AND IRRIGATION PLANS.
3. A TREE PROTECTION ZONE SHALL BE ESTABLISHED AROUND EACH TREE TO BE PRESERVED. NO GRADING, EXCAVATION, CONSTRUCTION, OR STORAGE OF MATERIALS SHALL OCCUR WITHIN THAT ZONE.
4. NO UNDERGROUND SERVICES UNCLUDING UTILITIES, SUB-DRAINS, WATER OR SEWER SHALL BE PLACED IN THE TREE PROTECTION ZONE.
5. IRRIGATION SYSTEMS MUST BE DESIGNED SO THAT NO TRENCHING WILL OCCUR WITHIN THE TREE PROTECTION ZONE.
6. AS TREES WITHDRAW WATER FROM THE SOIL, EXPANSIVE SOILS MAY SHRINK WITHIN THE ROOT AREA. THEREFORE, FOUNDATIONS, FOOTINGS AND PAVEMENTS ON EXPANSIVE SOILS NEAR TREES SHOULD BE DESIGNED TO WITHSTAND DIFFERENTIAL DISPLACEMENT.
7. IMMEDIATELY BEGIN IRRIGATING TREES TO BE PRESERVED AND TRANSPLANTED AND CONTINUE THROUGHOUT THE CONSTRUCTION PROCESS AT A SCHEDULE DETERMINED BY THE PROJECT ARBORIST.
8. FENCE ALL TREES TO BE RETAINED TO COMPLETELY ENCLOSE THE TREE PROTECTION ZONE PRIOR TO DEMOLITION, GRUBBING, OR GRADING. FENCES SHALL BE 6' CHAIN LINK OR EQUIVALENT AS APPROVED BY THE CONSULTING ARBORIST. FENCES ARE TO REMAIN UNTIL ALL GRADING AND CONSTRUCTION IS COMPLETED.
9. TREES MAY REQUIRE PRUNING TO PROVIDE CONSTRUCTION CLEARANCE. ALL PRUNING SHALL BE COMPLETED BY A CERTIFIED ARBORIST OR TREE WORKER AND ADHERE TO THE LATEST EDITION OF THE ANSI Z133 AND A300 STANDARDS AS WELL AS THE BEST MANAGEMENT PRACTICES -- TREE PRUNING PUBLISHED BY THE INTERNATIONAL SOCIETY OF ARBORICULTURE. BRUSH SHALL BE CHIPPED AND SPREAD BENEATH THE TREES WITHIN THE TREE PROTECTION ZONE.
10. TREES TO BE REMOVED THAT HAVE BRANCHES EXTENDING INTO THE CANOPY OF TREES TO REMAIN MUST BE REMOVED BY A QUALIFIED ARBORIST AND NOT BY CONSTRUCTION CONTRACTORS. THE QUALIFIED ARBORIST SHALL REMOVE THE TREE IN A MANNER THAT CAUSES NO DAMAGE TO THE TREES AND UNDERSTORY TO REMAIN. TREE STUMPS SHALL BE GROUND 12" BELOW GROUND SURFACE.
11. PRIOR TO BEGINNING WORK, THE CONTRACTORS WORKING IN THE VICINITY OF TREES TO BE PRESERVED ARE REQUIRED TO MEET WITH THE CONSULTING ARBORIST AT THE SITE TO REVIEW ALL WORK PROCEDURES, ACCESS ROUTES, STORAGE AREAS, AND TREE PROTECTION MEASURES.
12. ALL CONTRACTORS SHALL CONDUCT OPERATIONS IN A MANNER THAT WILL PREVENT DAMAGE TO TREES TO BE PRESERVED.
13. ANY GRADING, CONSTRUCTION, DEMOLITION OR OTHER WORK THAT IS EXPECTED TO ENCOUNTER TREE ROOTS SHOULD BE MONITORED BY THE CONSULTING ARBORIST.
14. TREE PROTECTION FENCES ARE TO REMAIN UNTIL ALL SITE WORK HAS BEEN COMPLETED. FENCES MAY NOT BE RELOCATED OR REMOVED WITHOUT PERMISSION OF THE CONSULTING ARBORIST.
15. CONSTRUCTION TRAILERS, TRAFFIC AND STORAGE AREAS MUST REMAIN OUTSIDE FENCED AREAS AT ALL TIMES.
16. ANY ROOT PRUNING REQUIRED FOR CONSTRUCTION PURPOSES SHALL RECEIVE THE PRIOR APPROVAL OF AND BE SUPERVISED BY THE CONSULTING ARBORIST.
17. IF INJURY SHOULD OCCUR TO ANY TREE DURING CONSTRUCTION, IT SHOULD BE EVALUATED AS SOON AS POSSIBLE BY THE CONSULTING ARBORIST SO THAT APPROPRIATE TREATMENTS CAN BE APPLIED.
18. NO EXCESS SOIL, CHEMICALS, DEBRIS, EQUIPMENT OR OTHER MATERIALS, SHALL BE DUMPED OR STORED WITHIN THE TREE PROTECTION ZONE.
19. ANY ADDITIONAL TREE PRUNING NEEDED FOR CLEARANCE DURING CONSTRUCTION MUST BE PERFORMED BY A CERTIFIED ARBORIST AND NOT BY CONSTRUCTION PERSONNEL.
20. PRESERVED TREES WILL EXPERIENCE A PHYSICAL ENVIRONMENT DIFFERENT FROM THE PRE-DEVELOPMENT. AS A RESULT, TREE HEALTH AND STRUCTURAL STABILITY SHOULD BE MONITORED. OCCASIONAL PRUNING, FERTILIZATION, MULCH, PEST MANAGEMENT, REPLANTING AND IRRIGATION MAY BE REQUIRED. IN ADDITION, PROVISIONS FOR MONITORING BOTH TREE HEALTH AND STRUCTURAL STABILITY FOLLOWING CONSTRUCTION MUST BE MADE A PRIORITY. AS TREES AGE, THE LIKELIHOOD OF FAILURE OF BRANCHES OR ENTIRE TREES INCREASES. THEREFORE, ANNUAL INSPECTION FOR STRUCTURAL CONDITION IS RECOMMENDED.
21. DO NOT BURN, BURY, OR LANDFILL DEMOLISHED TREES. CHIP, GRIND, CRUSH, OR SHRED DEMOLISHED TREES ON SITE FOR MULCHING, COMPOSTING DURING CONSTRUCTION.

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
TREE PROTECTION LEGEND & NOTES

Scale

L0.10

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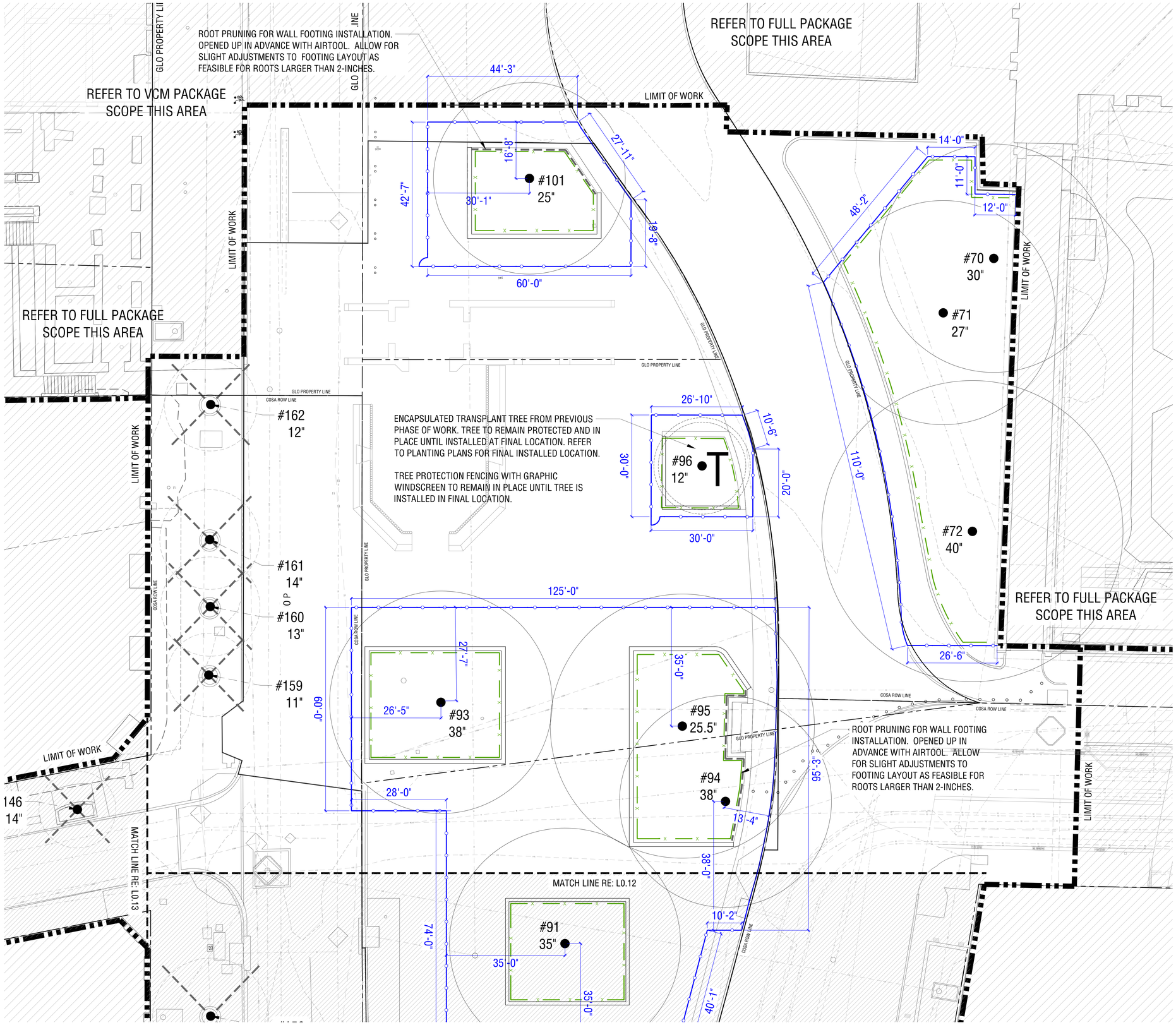

TREE PROTECTION SCHEDULE

SYMBOL	DESCRIPTION	COMMENTS
XX / XX	TREE TO BE PROTECTED IN PLACE	RE: SPECIFICATION 01 56 39 FOR ADDITIONAL INFORMATION. RE: SPECIFICATION 32 93 60 FOR ADDITIONAL INFORMATION. 1. CONFIRM ALL TREES TO BE RELOCATED WITH LANDSCAPE ARCHITECT AND OWNER'S REPRESENTATIVE PRIOR TO TRANSPLANTING. DO NOT TRANSPLANT TREES WITHOUT APPROVAL. 2. QUALIFIED TREE TRANSPLANTING CONTRACTOR SHALL ASSESS, PREPARE, AND RELOCATE MATURE TREES AS SPECIFIED. 3. CONTRACTOR SHALL NOTIFY OWNER'S REPRESENTATIVE AND LANDSCAPE ARCHITECT OF ANY CONFLICTS. 4. CONTACT LANDSCAPE ARCHITECT TO FLAG ALL TRANSPLANTING LOCATIONS PRIOR TO MOBILIZING. 5. CONTRACTOR TO COORDINATE RELOCATION EFFORTS INCLUDING TRANSPORTATION METHOD, HYDRATION, MAINTENANCE, ETC. WITH OWNER'S REPRESENTATIVE. 6. REFER TO FUTURE PHASE PLANTING PLANS FOR TRANSPLANT LOCATION FOR ALL TREES TO BE RELOCATED.
T XX / XX	TREE TO BE TRANSPLANTED	
XX	TREE TO BE DEMOLISHED	RE: SPECIFICATION 01 56 39 FOR ADDITIONAL INFORMATION.
	TEMPORARY TREE PROTECTION FENCING	**EXISTING SITE ELEMENTS DEMOLITION** PHASE ONLY **NEW CONSTRUCTION CONDITIONS:** 1. CONTRACTOR TO HOLD ALLOWANCE TO PERFORM SOIL AMD AIRFICATION AND DECOMPACTION IN HARDSCAPE AND PAVING AREAS. 2. CONTRACTOR TO HOLD ALLOWANCE FOR EACH PROTECTED TREE TO GET DEEP ROOT FERTILIZATIONS, PEST & FUNGICIDE TREATMENTS AND DEAD WOOD REMOVAL. RE: PROJECT CERTIFIED CONSULTING ARBORIST FOR ADDITIONAL INFORMATION. 6 IN. WITHIN EDGE OF FUTURE HARDSCAPE OR WALL LIMITS. COORDINATE WORK WITH CERTIFIED CONSULTING ARBORIST. RE: SPECIFICATION 01 56 39 FOR ADDITIONAL INFORMATION.
	TREE PROTECTION FENCING	
	TREE PROTECTION ZONE	
	ROOT PRUNING EDGE	

TREE	LATIN NAME	COMMON NAME	ACTION
70	*Quercus virginiana*	LIVE OAK	PROTECTED
71	*Quercus virginiana*	LIVE OAK	PROTECTED
72	*Quercus virginiana*	LIVE OAK	PROTECTED
91	*Quercus virginiana*	LIVE OAK	PROTECTED
93	*Quercus virginiana*	LIVE OAK	PROTECTED
94	*Quercus virginiana*	LIVE OAK	PROTECTED
95	*Quercus virginiana*	LIVE OAK	PROTECTED
96	*Quercus polymorpha*	MEXICAN WHITE OAK	TRANSPLANT
97	*Quercus virginiana*	LIVE OAK	TRANSPLANT
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143	*Quercus virginiana*	LIVE OAK	REMOVED
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145	*Quercus virginiana*	LIVE OAK	REMOVED
146	*Quercus virginiana*	LIVE OAK	REMOVED
156	*Quercus shumardii*	SHUMARD OAK	REMOVED
157	*Quercus shumardii*	SHUMARD OAK	REMOVED
158	*Quercus shumardii*	SHUMARD OAK	REMOVED
159	*Quercus shumardii*	SHUMARD OAK	REMOVED
160	*Quercus shumardii*	SHUMARD OAK	REMOVED
161	*Quercus shumardii*	SHUMARD OAK	REMOVED
162	*Quercus kelloggi*	CALIFORNIA BLACK OAK	REMOVED

ROOT PROTECTION ZONE NOTES

1. REFERENCE SHEETS L0.10 FOR TREE PROTECTION NOTES.
2. REFERENCE DETAIL SHEET L0.10 FOR TREE PROTECTION DETAILS. REFERENCE TREE PROTECTION SPECIFICATION SECTION 01 56 39.
3. CONFIRM EXTENTS OF ALL ROOT PROTECTION ZONES WITH LANDSCAPE ARCHITECT AND ARBORIST PRIOR TO GRUBBING AND ROOT PRUNING. NOTIFY LANDSCAPE ARCHITECT OF ANY CONFLICTS BETWEEN ROOT PROTECTION ZONE AND EXTENT OF DEMOLITION.
4. REFERENCE TREE PROTECTION PLANS AND CONSTRUCTION PLANS TO LOCATE ROOT PROTECTION ZONES. COORDINATE ROOT PROTECTION ZONE AERATION SYSTEMS WITH CONSTRUCTION PLANS AND CONSTRUCTION DETAILS. NOTIFY LANDSCAPE ARCHITECT AND PROJECT CERTIFIED CONSULTING ARBORIST OF ANY CONFLICT PRIOR TO SITE WORK WITHIN ROOT PROTECTION ZONES.

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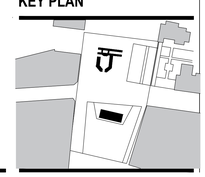
Description
TREE PROTECTION PLANS

Scale
1" = 10'-0"

Ref North

KEY PLAN



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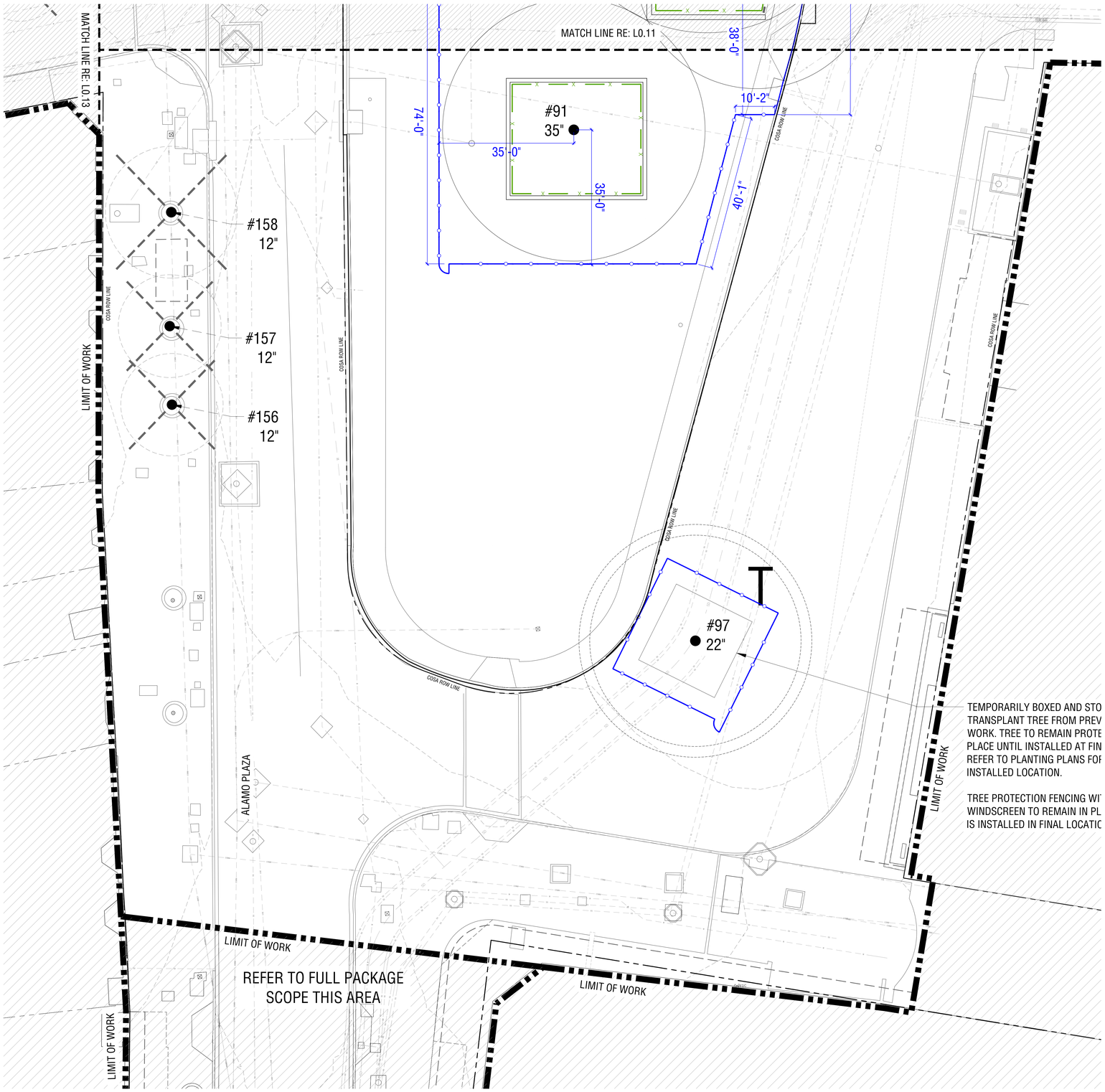


TREE PROTECTION SCHEDULE

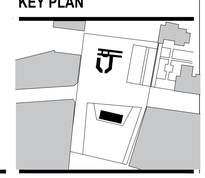
SYMBOL	DESCRIPTION	COMMENTS
XX XX	TREE TO BE PROTECTED IN PLACE	RE: SPECIFICATION 01 56 39 FOR ADDITIONAL INFORMATION. RE: SPECIFICATION 32 93 60 FOR ADDITIONAL INFORMATION. 1. CONFIRM ALL TREES TO BE RELOCATED WITH LANDSCAPE ARCHITECT AND OWNER'S REPRESENTATIVE PRIOR TO TRANSPLANTING. DO NOT TRANSPLANT TREES WITHOUT APPROVAL. 2. QUALIFIED TREE TRANSPLANTING CONTRACTOR SHALL ASSESS, PREPARE, AND RELOCATE MATURE TREES AS SPECIFIED. 3. CONTRACTOR SHALL NOTIFY OWNER'S REPRESENTATIVE AND LANDSCAPE ARCHITECT OF ANY CONFLICTS. 4. CONTACT LANDSCAPE ARCHITECT TO FLAG ALL TRANSPLANTING LOCATIONS PRIOR TO MOBILIZING. 5. CONTRACTOR TO COORDINATE RELOCATION EFFORTS INCLUDING TRANSPORTATION METHOD, HYDRATION, MAINTENANCE, ETC. WITH OWNER'S REPRESENTATIVE. 6. REFER TO FUTURE PHASE PLANTING PLANS FOR TRANSPLANT LOCATION FOR ALL TREES TO BE RELOCATED.
XX	TREE TO BE DEMOLISHED	RE: SPECIFICATION 01 56 39 FOR ADDITIONAL INFORMATION.
	TEMPORARY TREE PROTECTION FENCING	**EXISTING SITE ELEMENTS DEMOLITION** PHASE ONLY
	TREE PROTECTION FENCING	**NEW CONSTRUCTION CONDITIONS:** 1. CONTRACTOR TO HOLD ALLOWANCE TO PERFORM SOIL AND AIRIFICATION AND DECOMPACTION IN HARDSCAPE AND PAVING AREAS. 2. CONTRACTOR TO HOLD ALLOWANCE FOR EACH PROTECTED TREE TO GET DEEP ROOT FERTILIZATIONS, PEST & FUNGICIDE TREATMENTS AND DEAD WOOD REMOVAL.
	TREE PROTECTION ZONE	RE: PROJECT CERTIFIED CONSULTING ARBORIST FOR ADDITIONAL INFORMATION.
	ROOT PRUNING EDGE	6 IN. WITHIN EDGE OF FUTURE HARDSCAPE OR WALL LIMITS. COORDINATE WORK WITH CERTIFIED CONSULTING ARBORIST. RE: SPECIFICATION 01 56 39 FOR ADDITIONAL INFORMATION.

TREE	LATIN NAME	COMMON NAME	ACTION
70	*Quercus virginiana*	LIVE OAK	PROTECTED
71	*Quercus virginiana*	LIVE OAK	PROTECTED
72	*Quercus virginiana*	LIVE OAK	PROTECTED
91	*Quercus virginiana*	LIVE OAK	PROTECTED
93	*Quercus virginiana*	LIVE OAK	PROTECTED
94	*Quercus virginiana*	LIVE OAK	PROTECTED
95	*Quercus virginiana*	LIVE OAK	PROTECTED
96	*Quercus polymorpha*	MEXICAN WHITE OAK	TRANSPLANT
97	*Quercus virginiana*	LIVE OAK	TRANSPLANT
101	*Quercus virginiana*	LIVE OAK	REMOVED
142	*Quercus virginiana*	LIVE OAK	REMOVED
143	*Quercus virginiana*	LIVE OAK	REMOVED
144	*Quercus virginiana*	LIVE OAK	REMOVED
145	*Quercus virginiana*	LIVE OAK	REMOVED
146	*Quercus virginiana*	LIVE OAK	REMOVED
156	*Quercus shumardii*	SHUMARD OAK	REMOVED
157	*Quercus shumardii*	SHUMARD OAK	REMOVED
158	*Quercus shumardii*	SHUMARD OAK	REMOVED
159	*Quercus shumardii*	SHUMARD OAK	REMOVED
160	*Quercus shumardii*	SHUMARD OAK	REMOVED
161	*Quercus shumardii*	SHUMARD OAK	REMOVED
162	*Quercus kelloggi*	CALIFORNIA BLACK OAK	REMOVED

ROOT PROTECTION ZONE NOTES

1. REFERENCE SHEETS L0.10 FOR TREE PROTECTION NOTES.
2. REFERENCE DETAIL SHEET L0.10 FOR TREE PROTECTION DETAILS. REFERENCE TREE PROTECTION SPECIFICATION SECTION 01 56 39.
3. CONFIRM EXTENTS OF ALL ROOT PROTECTION ZONES WITH LANDSCAPE ARCHITECT AND ARBORIST PRIOR TO GRUBBING AND ROOT PRUNING. NOTIFY LANDSCAPE ARCHITECT OF ANY CONFLICTS BETWEEN ROOT PROTECTION ZONE AND EXTENT OF DEMOLITION.
4. REFERENCE TREE PROTECTION PLANS AND CONSTRUCTION PLANS TO LOCATE ROOT PROTECTION ZONES. COORDINATE ROOT PROTECTION ZONE AERATION SYSTEMS WITH CONSTRUCTION PLANS AND CONSTRUCTION DETAILS. NOTIFY LANDSCAPE ARCHITECT AND PROJECT CERTIFIED CONSULTING ARBORIST OF ANY CONFLICT PRIOR TO SITE WORK WITHIN ROOT PROTECTION ZONES.

KEY PLAN



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Civil Engineer
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Tel 210.819.4848

NOT FOR CONSTRUCTION

Seal / Signature

△ Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
TREE PROTECTION PLANS

Scale
1" = 10'-0"
Ref North

L0.12

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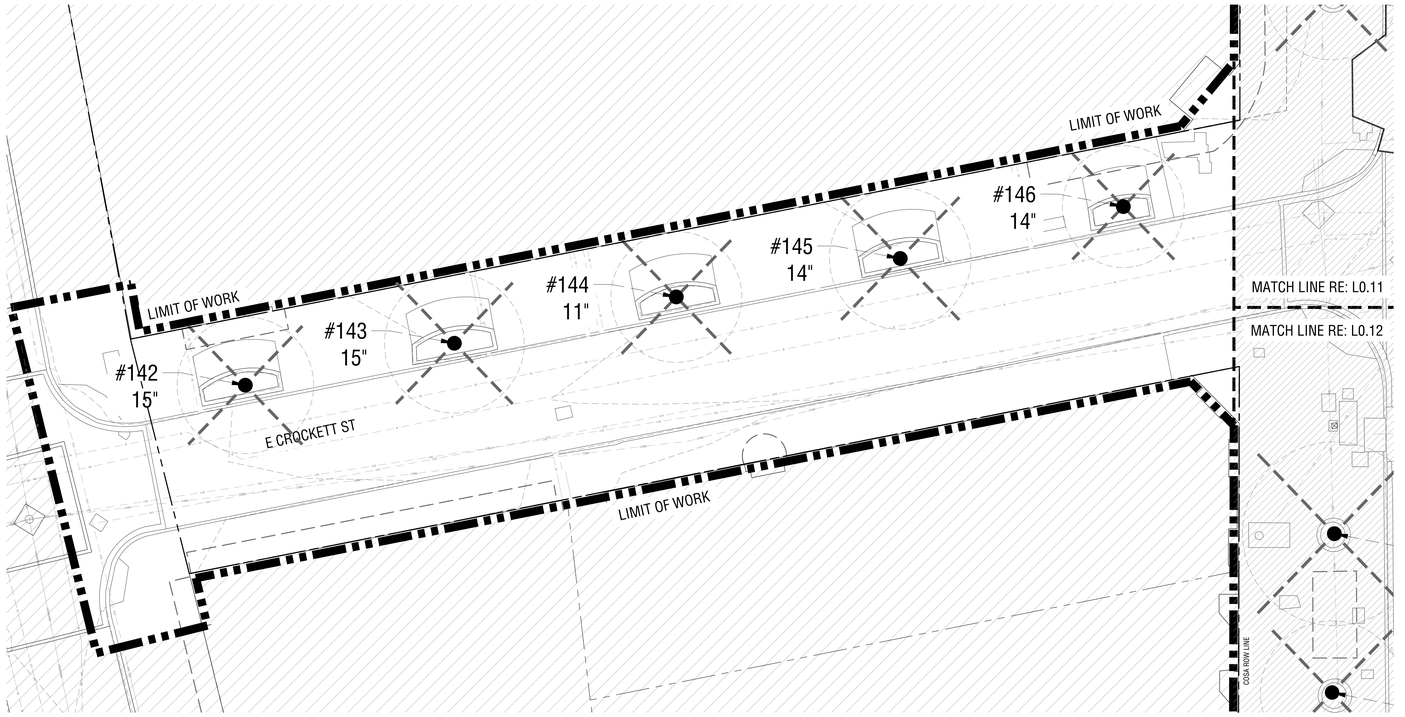
Plotted By: Maria Ochoa Sheet Set: AL-MAP-SHE Layout: L0.12 Version: format 01 2022 02:53:01pm Model: \\Mac\Dropbox\AL-MAP-Alamo Plaza Central\AL-MAP-SHEETS\AL-MAP-ARCH-L0-TREE PROTECTION PLANS.dwg



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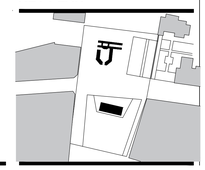

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Plotted By: Mario Ortiz Sheet Set: 01 Date: 2/8 Layout: L013 Version: March 01, 2023 02:55:48pm Stored: \\Phx-fs1\Projects\TX\ARO-Alamo Trust Dorma\01 Work\SHEETS\01 Set: 2023\01 Set: 2023-01 TREE PROTECTION PLANS.dwg

CONSTRUCTION NOTES:

1. CONTRACTOR RESPONSIBLE FOR VERIFYING QUANTITIES FOR ALL MATERIALS, FIXTURES, FURNISHINGS, ETC. QUANTITIES ARE PROVIDED HERE FOR REFERENCE ONLY.
2. CONTRACTOR TO PROVIDE PHYSICAL SAMPLES OF EACH FINISH TYPE, AND PROVIDE SHOP DRAWINGS OF ALL FABRICATED CONDITIONS FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
3. CONTRACTOR TO VERIFY THE LAYOUT OF ALL MATERIALS IN THE FIELD FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. INCLUDING PAVING, BOLLARDS, TREE GRATES, LIGHT POLE BASES, FOUNTAINS, STEPS, SEATS AND WALLS.
4. CONTRACTOR TO PROTECT ALL HARDSCAPE IN PLACE ONCE CONSTRUCTED, AND TO REPLACE ANY DAMAGED OR CRACKED STONE DURING THE COURSE OF CONSTRUCTION.
5. CONTRACTOR RESPONSIBLE FOR COORDINATION OF ALL MEP AND IRRIGATION SLEEVING BENEATH AND THROUGH HARDSCAPE.
6. MAINTENANCE: ALL REQUIRED LANDSCAPE AREAS SHALL BE MAINTAINED BY OWNER. THE LANDSCAPE AREAS SHALL BE MAINTAINED FREE OF DEBRIS AND LITTER AND ALL PLANT MATERIAL SHALL BE MAINTAINED IN A HEALTHY GROWING CONDITION. DISEASED OR DEAD PLANT MATERIAL SHALL BE SATISFACTORY TREATED OR REPLACED PER THE CONDITIONS OF THE PERMIT.

LAYOUT NOTES:

1. CONTRACTOR SHALL VERIFY EXISTING CONDITIONS, LAYOUT COORDINATES, AND WORK FROM PREVIOUS AND ONGOING CONTRACTS IN THE FIELD. CONTRACTOR SHALL REPORT ANY DISCREPANCIES TO THE LANDSCAPE ARCHITECT FOR DIRECTION IMMEDIATELY BEFORE PROCEEDING WITH THAT PORTION OF THE WORK.
2. CONTRACTOR SHALL REQUEST A FIELD REVIEW BY THE LANDSCAPE ARCHITECT OR OWNER'S AUTHORIZED REPRESENTATIVE OF THE LAYOUT OF ALL ELEMENTS, AS SHOWN. CONTRACTOR SHALL STAKE ALL LOCATIONS AND OBTAIN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO THE COMMENCEMENT OF WORK.
3. CONTRACTOR SHALL REQUEST A FIELD REVIEW BY THE LANDSCAPE ARCHITECT OR OWNER'S AUTHORIZED REPRESENTATIVE OF ALL SITE LIGHTING FIXTURES, JUNCTION BOXES, TRANSFORMERS, AND PANELS. CONTRACTOR SHALL STAKE ALL LOCATIONS AND OBTAIN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
4. CONTRACTOR SHALL REQUEST A FIELD REVIEW BY THE LANDSCAPE ARCHITECT OF ALL FORMWORK OR A TYPICAL PORTION OF FORMWORK REPRESENTING SIMILAR WORK. CONTRACTOR SHALL OBTAIN APPROVAL FROM THE LANDSCAPE ARCHITECT OF ALL FORMWORK FOR FLATWORK AND WALL WORK PRIOR TO CONCRETE POURING.
5. CONTRACTOR SHALL COORDINATE ALL LAYOUT WORK POINTS, MONUMENTS, GRID LINES, AND CONTROLS, AMONG ALL TRADES; SPECIFICALLY, BUT NOT LIMITED TO, SITE FORMATION, FLATWORK, AND WALL WORK.
6. CONTRACTOR SHALL REFER TO PAVING OR MATERIALS PLAN(S) FOR ALL FLATWORK AND WALL WORK JOINT LOCATIONS. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS VERIFYING JOINT LAYOUT PRIOR TO INSTALLATION.
7. CONTRACTOR SHALL ERECT AND INSTALL ALL WORK LEVEL, PLUMB, SQUARE, TRUE, STRAIGHT, AND IN PROPER ALIGNMENT.
8. CONTRACTOR SHALL NOT SCALE DRAWINGS; CONTRACTOR SHALL USE DIMENSIONS SHOWN.
9. NO DIMENSIONS ARE ADJUSTABLE WITHOUT THE REVIEW AND APPROVAL OF LANDSCAPE ARCHITECT UNLESS NOTED [+/-] FV (FIELD VERIFY).
10. SIMILAR [SIM] MEANS COMPARABLE CHARACTERISTICS FOR THE CONDITIONS NOTED. CONTRACTOR SHALL VERIFY DIMENSIONS AND ORIENTATION ON THE PLANS AND ELEVATIONS.
11. DIMENSIONS NOTED CLEAR [CLR] MUST BE STRICTLY MAINTAINED ALLOWING FOR THICKNESS OF ALL FINISHES. CONTRACTOR SHALL FIELD VERIFY [FV] PRIOR TO CONSTRUCTION.
12. TYPICAL [TYP] MEANS IDENTICAL FOR ALL CONDITIONS UNLESS OTHERWISE NOTED.
13. ALIGN MEANS ACCURATELY LOCATE FINISH FACES IN THE SAME PLANE.
14. EXISTING [EX.] MEANS THAT INDICATED FEATURE EXISTS AT TIME OF INSTALLATION AND SHALL BE PROTECTED IN PLACE.
15. ALL ANGLES ARE ASSUMED TO BE 90 DEGREES UNLESS OTHERWISE NOTED.
16. ALL CURVES FOR PAVING, BANDS, PATHS, EDGING, AND HEADER BOARDS SHALL BE ALIGNED IN A SMOOTH AND CONTINUOUS FASHION AND SHALL MEET ADJACENT SURFACES AT 90 DEGREES, UNLESS OTHERWISE INDICATED. ALL WALK RADII AND CURVES SHALL BE SMOOTH AND CONTINUOUS WITHOUT ABRUPT CHANGES OR BENDS UNLESS OTHERWISE SHOWN.

STATUARY & SIGANGE SCHEDULE

REFERENCE	DESCRIPTION	DETAIL	SPECIFICATION	BASE DIMENSION	MATERIAL	FINISH	COLOR	COMMENTS
IDENTIFICATION								
E.ID.1	DISTRICT ID	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.ID.2	MONUMENT ID	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.ID.3	BUILDING ID	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.ID.4	ENTRY ID	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.ID.5	SERVICE ID	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.ID.6	POINT OF INTEREST ID	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
WAYFINDING								
E.WF.1	PRIMARY ORIENTATION	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.WF.2	SECONDARY ORIENTATION	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.WF.3	PEDESTRIAN DIRECTIONAL	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.WF.4	VEHICULAR DIRECTION	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
INTERPRETATION								
E.IP.1	PRIMARY INTERPRETIVE	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.IP.2	SECONDARY INTERPRETIVE	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.IP.3	TERTIARY FREESTANDING INTERPRETATION	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.IP.4	TERTIARY MOUNTED INTERPRETATION	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
E.IP.5	TIMELINE PANELS (EXISTING)	-	10 14 10	T.B.D.	T.B.D.	T.B.D.	T.B.D.	RE: SIGNAGE PACKAGE FOR ADDITIONAL INFORMATION. VERIFY LOCATION IN FIELD PRIOR TO INSTALL. CONTRACTOR TO PROVIDE SHOP DRAWINGS AND SAMPLES FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION.
STATUARY								
S1	WILLIAM TRAVIS	03/L6.09	-	L:11" W:55" H:20"	T.B.D.	T.B.D.	T.B.D.	NO BASE; MOUNTED ON DISK.
S3	DAVY CROCKET	03/L6.09	-	L:39" H:19"	T.B.D.	T.B.D.	T.B.D.	EXISTING BASE TO BE DEMOLISHED. PROPOSED BASE TO BE CONSTRUCTED OF CONCRETE WITH STONE CLADDING AND TO INCLUDE RFID AND LOW VOLTAGE ELECTRIC LINES; RE: CONSTRUCTION SCHEDULE.
S4	JAMES BOWIE	3/L6.09	-	L:34" H:20"	T.B.D.	T.B.D.	T.B.D.	EXISTING BASE TO BE DEMOLISHED. PROPOSED BASE TO BE CONSTRUCTED OF CONCRETE WITH STONE CLADDING AND TO INCLUDE RFID AND LOW VOLTAGE ELECTRIC LINES; RE: CONSTRUCTION SCHEDULE.
S5	SUSANNA DICKENSON	3/L6.09	-	L:49" H:19"	T.B.D.	T.B.D.	T.B.D.	EXISTING BASE TO BE DEMOLISHED. PROPOSED BASE TO BE CONSTRUCTED OF CONCRETE WITH STONE CLADDING AND TO INCLUDE RFID AND LOW VOLTAGE ELECTRIC LINES; RE: CONSTRUCTION SCHEDULE.
S6	THEODORE ROOSEVELT	3/L6.09	-	-	T.B.D.	T.B.D.	T.B.D.	EXISTING BASE TO BE DEMOLISHED. PROPOSED BASE TO BE CONSTRUCTED OF CONCRETE WITH STONE CLADDING AND TO INCLUDE RFID AND LOW VOLTAGE ELECTRIC LINES; RE: CONSTRUCTION SCHEDULE.
SX	PLACEHOLDER STATUE	3/L6.09	-	-	T.B.D.	T.B.D.	T.B.D.	EXISTING BASE TO BE DEMOLISHED. PROPOSED BASE TO BE CONSTRUCTED OF CONCRETE WITH STONE CLADDING AND TO INCLUDE RFID AND LOW VOLTAGE ELECTRIC LINES; RE: CONSTRUCTION SCHEDULE.

CONSTRUCTION SCHEDULE

SYMBOL	DESCRIPTION	DETAIL	SPECIFICATION	MANUF./ MODEL	MATERIAL	FINISH	COLOR	COMMENTS
CONCRETE UNIT PAVING								
UP-01	CONCRETE UNIT PAVING	01/L3.01	32 14 00	HANOVER OR APPROVED EQUAL	2-1/2" THICK PRECAST CONCRETE UNIT PAVER SIZE: 12" x 24"	TUDOR, FACTORY SEALED	M1914	INCLUDE MANUFACTURER APPROVED SEALER AND POLYMERIC SAND JOINTING SYSTEM. CONTRACTOR TO SUBMIT PRODUCT DATA FOR REVIEW AND APPROVAL. CONTRACTOR TO PROVIDE SAMPLES PRIOR TO MOCK-UP. CONTRACTOR TO PROVIDE MOCK-UP FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL PRIOR TO INSTALL. REFER TO CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL INFO ON CONCRETE SUB-SLAB THICKNESS AND REINFORCING.
STONE PAVING								
UP-02	STONE PAVER, TYPE 2 GRANITE PAVER ON CONCRETE SUB-SLAB	02/L3.01	09 63 41	ROCKPORT GRANITE OR APPROVED EQUAL	3" THICK PAVER, DIMENSIONALLY CUT GRANITE, SIZE: 18" X 36" & 12" x 36"	BUSHHAMMER, SEALED	FULL COLOR	INCLUDE MANUFACTURER APPROVED SEALER AND MORTAR/ GROUT SYSTEM. CONTRACTOR TO SUBMIT PRODUCT DATA FOR REVIEW AND APPROVAL. CONTRACTOR TO PROVIDE DETAILED AND COORDINATED SHOP DRAWINGS OF STONE PAVING LAYOUT FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT. CONTRACTOR TO PROVIDE SAMPLES PRIOR TO MOCK-UP. CONTRACTOR TO PROVIDE MOCK-UP FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL PRIOR TO INSTALL. REFER TO CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL INFO ON CONCRETE SUB-SLAB THICKNESS AND REINFORCING.
UP-03A	STONE PAVER, TYPE 3A LIMESTONE PAVER OVER CONCRETE SUB-SLAB	02/L3.01	09 63 41	A&A STONE OR APPROVED EQUAL	2-1/2" THICK PAVER, DIMENSIONALLY CUT LIMESTONE SIZE: VARIES, RE: DETAIL	BUSHHAMMER, SEALED	CHOCOLATE LUEDERS	INCLUDE MANUFACTURER APPROVED SEALER AND MORTAR/ GROUT SYSTEM. CONTRACTOR TO SUBMIT PRODUCT DATA FOR REVIEW AND APPROVAL. CONTRACTOR TO PROVIDE DETAILED AND COORDINATED SHOP DRAWINGS OF STONE PAVING LAYOUT FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT. CONTRACTOR TO PROVIDE SAMPLES PRIOR TO MOCK-UP. CONTRACTOR TO PROVIDE MOCK-UP FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL PRIOR TO INSTALL. REFER TO CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL INFO ON CONCRETE SUB-SLAB THICKNESS AND REINFORCING.
UP-03B	STONE PAVER, TYPE 3B LIMESTONE PAVER ON STRUCTURAL SLAB	10/L3.01; 04/L3.02	09 63 41	A&A STONE OR APPROVED EQUAL	2-1/2" THICK PAVER, DIMENSIONALLY CUT LIMESTONE SIZE: VARIES, RE: DETAIL	BUSHHAMMER, SEALED	CHOCOLATE LUEDERS	INCLUDE MANUFACTURER APPROVED SEALER AND MORTAR/ GROUT SYSTEM. CONTRACTOR TO SUBMIT PRODUCT DATA FOR REVIEW AND APPROVAL. CONTRACTOR TO PROVIDE DETAILED AND COORDINATED SHOP DRAWINGS OF STONE PAVING LAYOUT FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT. CONTRACTOR TO PROVIDE SAMPLES PRIOR TO MOCK-UP. CONTRACTOR TO PROVIDE MOCK-UP FOR STRUCTURAL SLAB LAYOUT.
UP-04A	STONE PAVER, TYPE 4A	02/L3.01	09 63 41	A&A STONE OR APPROVED EQUAL	4" THICK PAVER, DIMENSIONALLY CUT LIMESTONE SIZE: VARIES, RE: DETAIL	CUSTOM BRUSH/BUSHHAMMER COMBO, SEALED	CHOCOLATE LUEDERS	INCLUDE MANUFACTURER APPROVED SEALER AND MORTAR/ GROUT SYSTEM. CONTRACTOR TO SUBMIT PRODUCT DATA FOR REVIEW AND APPROVAL. CONTRACTOR TO PROVIDE DETAILED AND COORDINATED SHOP DRAWINGS OF STONE PAVING LAYOUT FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT. CONTRACTOR TO PROVIDE SAMPLES PRIOR TO MOCK-UP. CONTRACTOR TO PROVIDE MOCK-UP FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL PRIOR TO INSTALL. REFER TO CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL INFO ON CONCRETE SUB-SLAB THICKNESS AND REINFORCING.
UP-04B	STONE PAVER, TYPE 4B	10/L3.01	09 63 41	A&A STONE OR APPROVED EQUAL	2-1/2" THICK PAVER, DIMENSIONALLY CUT LIMESTONE SIZE: VARIES, RE: DETAIL	CUSTOM BRUSH/BUSHHAMMER COMBO, SEALED	CHOCOLATE LUEDERS	INCLUDE MANUFACTURER APPROVED SEALER AND MORTAR/ GROUT SYSTEM. CONTRACTOR TO SUBMIT PRODUCT DATA FOR REVIEW AND APPROVAL. CONTRACTOR TO PROVIDE DETAILED AND COORDINATED SHOP DRAWINGS OF STONE PAVING LAYOUT FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT. CONTRACTOR TO PROVIDE SAMPLES PRIOR TO MOCK-UP. CONTRACTOR TO PROVIDE MOCK-UP FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL PRIOR TO INSTALL. REFER TO CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL INFO ON CONCRETE SUB-SLAB THICKNESS AND REINFORCING.
WOOD DECKING								
WD-01	WOOD DECK	01/L3.06; 03-11/L3.08	05 50 10, 06 15 33, 06 15 37, 09 91 13	**FOUNDATION:** DIAMOND PIER OR APPROVED EQUAL **FRAMING:** TREATED SYP, GLU-LAM, HSS OR APPROVED EQUAL **DECKING:** KEBONY, THERMORY OR BETTER PRODUCT **TOE KICK:** N/A **FASCIA:** N/A	**FOUNDATION:** N/A **FRAMING:** TREATED SYP, GLU-LAM, HSS OR APPROVED EQUAL **DECKING:** 5 x 6 **TOE KICK:** GALVANIZED STEEL, **FASCIA:** 2" THK. GALV. STEEL	**FOUNDATION:** N/A **FRAMING:** GROUND CONTACT APPROVED FOR WOOD, PRIMED AND PAINTED FOR HSS **DECKING:** SANDED, STAINED AT FIRST INSTALL **TOE KICK:** THERMEC PRIMED AND PAINTED **FASCIA:** THERMEC PRIMED AND PAINTED	**FOUNDATION:** N/A **FRAMING:** CLEAR FOR WOOD, DARK BRONZE FOR HSS **DECKING:** CLEAR **TOE KICK:** THERMEC TBD **FASCIA:** THERMEC TBD	REFERENCE DETAILS FOR MEMBER SIZING. CONTRACTOR IS TO VERIFY ALL LAYOUTS IN FIELD WITH PROJECT ARBORIST AND DESIGN TEAM PRIOR TO SHOP DRAWINGS. CONTRACTOR TO PROVIDE DETAILED AND COORDINATED SHOP DRAWINGS FOR REVIEW BY LANDSCAPE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO COMMENCING WORK. REFER TO STRUCTURAL ENGINEER'S DRAWINGS FOR ADDITIONAL INFORMATION. REFER TO CIVIL ENGINEER'S DRAWINGS FOR ALL GRADING AND EXISTING CONDITION INFORMATION INCLUDING EXISTING TREE LOCATIONS CONTRACTOR SHALL PROVIDE AND IN-PLACE MOCK-UP OF DECKING LAYOUT FOR REVIEW AND APPROVAL PRIOR TO FULL INSTALLATION. CONTRACTOR TO SUBMIT SAMPLES, COLOR CHIPS AND PAINT DRAW DOWNS FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL. DECKING IS TO MEET TAS ACCESSIBILITY REQUIREMENTS.
WD-02	WOOD BOARDWALK	01/L3.07; 02,03,05-09/L3.08	05 50 10, 06 15 33, 06 15 37, 09 91 13	**FOUNDATION:** DIAMOND PIER OR APPROVED EQUAL **FRAMING:** TREATED SYP, GLU-LAM, HSS OR APPROVED EQUAL **DECKING:** KEBONY, THERMORY OR BETTER PRODUCT **TOE KICK:** N/A **FASCIA:** N/A	**FOUNDATION:** N/A **FRAMING:** TREATED SYP, GLU-LAM, HSS OR APPROVED EQUAL **DECKING:** 5 x 6 **TOE KICK:** GALVANIZED STEEL, **FASCIA:** 2" THK. GALV. STEEL	**FOUNDATION:** N/A **FRAMING:** GROUND CONTACT APPROVED FOR WOOD, PRIMED AND PAINTED FOR HSS **DECKING:** SANDED, OILED AT FIRST INSTALL **TOE KICK:** THERMEC PRIMED AND PAINTED **FASCIA:** THERMEC PRIMED AND PAINTED	**FOUNDATION:** N/A **FRAMING:** CLEAR FOR WOOD, DARK BRONZE FOR HSS **DECKING:** CLEAR **TOE KICK:** THERMEC TBD **FASCIA:** THERMEC TBD	REFERENCE DETAILS FOR MEMBER SIZING. CONTRACTOR IS TO VERIFY ALL LAYOUTS IN FIELD WITH PROJECT ARBORIST AND DESIGN TEAM PRIOR TO INSTALLATION. CONTRACTOR TO PROVIDE DETAILED AND COORDINATED SHOP DRAWINGS FOR REVIEW BY LANDSCAPE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO COMMENCING WORK. REFER TO STRUCTURAL ENGINEER'S DRAWINGS FOR ADDITIONAL INFORMATION. REFER TO CIVIL ENGINEER'S DRAWINGS FOR ALL GRADING AND EXISTING CONDITION INFORMATION INCLUDING EXISTING TREE LOCATIONS CONTRACTOR SHALL PROVIDE AND IN-PLACE MOCK-UP OF DECKING LAYOUT FOR REVIEW AND APPROVAL PRIOR TO FULL INSTALLATION. CONTRACTOR TO SUBMIT SAMPLES, COLOR CHIPS AND PAINT DRAW DOWNS FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL. DECKING IS TO MEET TAS ACCESSIBILITY REQUIREMENTS.
WD-03	WOOD DECK UTILITY HATCH	01/L3.06; 03-11/L3.08	05 50 10, 06 15 33, 06 15 37, 09 91 13	**FOUNDATION:** DIAMOND PIER OR APPROVED EQUAL **FRAMING:** TREATED SYP, GLU-LAM, HSS OR APPROVED EQUAL **DECKING:** KEBONY, THERMORY OR BETTER PRODUCT **TOE KICK:** N/A **FASCIA:** N/A **HINGE:** TBD	**FOUNDATION:** N/A **FRAMING:** TREATED SYP, GLU-LAM, HSS OR APPROVED EQUAL **DECKING:** 5 x 6 **TOE KICK:** GALVANIZED STEEL, **FASCIA:** 2" THK. GALV. STEEL **HINGE:** TBD	**FOUNDATION:** N/A **FRAMING:** GROUND CONTACT APPROVED FOR WOOD, PRIMED AND PAINTED FOR HSS **DECKING:** SANDED, STAINED AT FIRST INSTALL **TOE KICK:** THERMEC PRIMED AND PAINTED **FASCIA:** THERMEC PRIMED AND PAINTED **HINGE:** TBD	**FOUNDATION:** N/A **FRAMING:** CLEAR FOR WOOD, DARK BRONZE FOR HSS **DECKING:** CLEAR **TOE KICK:** THERMEC TBD **FASCIA:** THERMEC TBD **HINGE:** TBD	REFERENCE DETAILS FOR MEMBER SIZING. CONTRACTOR IS TO VERIFY ALL LAYOUTS IN FIELD WITH PROJECT ARBORIST AND DESIGN TEAM PRIOR TO SHOP DRAWINGS. CONTRACTOR TO PROVIDE DETAILED AND COORDINATED SHOP DRAWINGS FOR REVIEW BY LANDSCAPE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO COMMENCING WORK. REFER TO STRUCTURAL ENGINEER'S DRAWINGS FOR ADDITIONAL INFORMATION. REFER TO CIVIL ENGINEER'S DRAWINGS FOR ALL GRADING AND EXISTING CONDITION INFORMATION INCLUDING EXISTING TREE LOCATIONS CONTRACTOR SHALL PROVIDE AND IN-PLACE MOCK-UP OF DECKING LAYOUT FOR REVIEW AND APPROVAL PRIOR TO FULL INSTALLATION. CONTRACTOR TO SUBMIT SAMPLES, COLOR CHIPS AND PAINT DRAW DOWNS FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL. DECKING IS TO MEET TAS ACCESSIBILITY REQUIREMENTS.
SITE WALLS								
SW-01	STONE CLAD RETAINING WALLS	01/L3.04	04 43 00	A&A STONE OR APPROVED EQUAL	**FOUNDATION:** RE: STRUC **WALL:** C.I.P.CONCRETE **CLADDING:** LIMESTONE **CAP:** LIMESTONE	**FOUNDATION:** RE: STRUC **WALL:** ARCH. SMOOTH **CLADDING:** TBD **CAP:** TBD	**FOUNDATION:** N/A **WALL:** NAT. GRAY **CLADDING:** TBD **CAP:** TBD	INCLUDE MANUFACTURER APPROVED SEALER AND MORTAR/ GROUT SYSTEM. CONTRACTOR IS TO VERIFY ALL LAYOUTS IN FIELD WITH PROJECT ARBORIST AND DESIGN TEAM PRIOR TO INSTALLATION. REFERENCE DETAILS FOR STONE MATERIAL SIZING. CONTRACTOR TO COORDINATE AT LEAST (2) QUARRY VISITS TO REVIEW AND SELECT STONE. CONTRACTOR TO PROVIDE DETAILED SHOP DRAWINGS OF ALL WALLS FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO INSTALL. CONTRACTOR TO ALLOW FOR AT LEAST (2) ROUNDS OF MOCK-UPS TO REVIEW MATERIAL COLOR/ FINISH/ SIZES WITH MORTAR/ GROUT COLOR AND STONE LAYOUTS. REFERENCE STRUCTURAL DRAWINGS FOR FOUNDATION AND WALL REINFORCEMENT.
SW-02	EXISTING RETAINING WALLS TO BE STONE CLAD	01/L3.04	04 43 00	A&A STONE OR APPROVED EQUAL	**FOUNDATION:** EXISTING **WALL:** EXISTING **CLADDING:** LIMESTONE **CAP:** LIMESTONE	**FOUNDATION:** EXISTING **WALL:** EXISTING **CLADDING:** TBD **CAP:** TBD	**FOUNDATION:** EXIST **WALL:** EXISTING **CLADDING:** TBD **CAP:** TBD	INCLUDE MANUFACTURER APPROVED SEALER AND MORTAR/ GROUT SYSTEM. CONTRACTOR IS TO VERIFY ALL LAYOUTS IN FIELD WITH PROJECT ARBORIST AND DESIGN TEAM PRIOR TO INSTALLATION. REFERENCE DETAILS FOR STONE MATERIAL SIZING. CONTRACTOR TO COORDINATE AT LEAST (2) QUARRY VISITS TO REVIEW AND SELECT STONE. CONTRACTOR TO PROVIDE DETAILED SHOP DRAWINGS OF ALL WALLS FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO INSTALL. CONTRACTOR TO ALLOW FOR AT LEAST (2) ROUNDS OF MOCK-UPS TO REVIEW MATERIAL COLOR/ FINISH/ SIZES WITH MORTAR/ GROUT COLOR AND STONE LAYOUTS. REFERENCE STRUCTURAL DRAWINGS FOR FOUNDATION AND WALL REINFORCEMENT.
SW-03	STONE SEAT WALLS	02-03/L3.04	32 93 20	A&A STONE OR APPROVED EQUAL	**FOUNDATION:** RE: STRUCTURAL **WALL:** LIMESTONE BLOCK	**FOUNDATION:** N/A **WALL:** TBD **TOP:** TBD	**FOUNDATION:** RNA **WALL:** TBD **TOP:** TBD	BLOCK DIMENSIONS PER DETAIL. BLOCK LENGTHS TO VARY BETWEEN 2', 4' AND 6' (NOMINAL). REFERENCE PLANS FOR APPROXIMATE ORIENTATION. BLOCKS WILL HAVE ONE LONG EDGE WITH NO QUARRY DRILL HOLES. CONTRACTOR IS TO VERIFY ALL LAYOUTS IN FIELD WITH DESIGN TEAM PRIOR TO INSTALLATION. CONTRACTOR TO PROVIDE DETAILED SHOP DRAWINGS OF ALL WALLS FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO INSTALL.
STAIRS								
SR-01	STAIR (TYPE 1) - STONE STAIRS	01-02/L3.09	05 50 10, 05 52 13, 06 15 33, 06 15 37, 09 91 13, 32 93 20	A&A STONE OR APPROVED EQUAL	**FOUNDATION:** RE: STRUCTURAL **WALL:** LIMESTONE BLOCK	**SUB-SLAB:** RE: STRUCTURAL **STAIR FACE:** TBD **STAIR TOP:** TBD	**SUB-SLAB:** RE: STRUCTURAL **STAIR FACE:** TBD **STAIR TOP:** TBD	BLOCK DIMENSIONS PER DETAIL. BLOCK LENGTHS TO VARY BETWEEN 2', 4' AND 6' (NOMINAL). REFERENCE PLANS FOR APPROXIMATE ORIENTATION. BLOCKS WILL HAVE ONE LONG EDGE WITH NO QUARRY DRILL HOLES. CONTRACTOR IS TO VERIFY ALL LAYOUTS IN FIELD WITH DESIGN TEAM PRIOR TO INSTALLATION. CONTRACTOR TO PROVIDE DETAILED SHOP DRAWINGS OF ALL WALLS FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO INSTALL.
BOLLARDS								
BO-01	OPERABLE BOLLARD	-	12 93 10	HEALD MATADOR OPERABLE BOLLARD OR APPROVED EQUAL	30YH, M50 RATED, CARBON STEEL	TNEMEC PRIMED AND PAINTED	TBD	CONTRACTOR TO CONFIRM CRASH RATED SECURITY REQUIREMENTS ARE MET PRIOR TO INSTALL. REFERENCE SECURITY CONSULTANT DRAWINGS AND SPECIFICATIONS FOR FULL SECUR

COORDINATE POINT LAYOUT NOTES:

1. COORDINATES SYSTEM TO BE VERIFIED WITH CIVIL ENGINEER PRIOR TO STAKING. CONTRACTOR SHALL IMMEDIATELY NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES PRIOR TO START OF WORK.
2. NO POINT LOCATIONS ARE ADJUSTABLE WITHOUT THE REVIEW AND APPROVAL OF LANDSCAPE ARCHITECT UNLESS OTHERWISE NOTED.
3. REFER TO LANDSCAPE PLANTING AND CONSTRUCTION DETAILS FOR INDIVIDUAL INSTALLATION CONDITIONS. NOTIFY LANDSCAPE ARCHITECT OF ANY CONFLICTS BETWEEN COORDINATE POINT LOCATIONS AND INSTALLATION METHODS PRIOR TO START OF WORK.

ARCHITECTURAL POINT LOCATIONS

POINT #	Northing	Easting
A1	13704738.82	2132190.246

WALL POINT LOCATIONS

POINT #	Northing	Easting
W1	13705014.12	2132231.613
W2	13705009.02	2132271.287

LIGHTING POINT LOCATIONS

POINT #	Northing	Easting
L1	13704985.72	2132198.667

PAVING POINT LOCATIONS

POINT #	Northing	Easting
P1	13704985.03	2132306.181

STATUARY & SIGNAGE POINT LOCATIONS

POINT #	Northing	Easting
S1	13704862.15	2132307.761

STAIR POINT LOCATIONS

POINT #	Northing	Easting
ST1	13704783.67	2132190.485

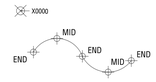
TREE POINT LOCATIONS

POINT #	Northing	Easting
T1	13704986.17	2132191.116

POINT LAYOUT NOTES

1. REFER TO L1.00A - L1.00B FOR FULL CONSTRUCTION AND LAYOUT NOTES.
2. REFER TO AND COORDINATE WITH ARCHITECT AND CIVIL PLANS FOR LAYOUT OF ALL OTHER ELEMENTS NOT SHOWN ON THESE PLANS.

SYMBOLS:



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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

LAYOUT LEGEND & NOTES

Scale

L1.00B

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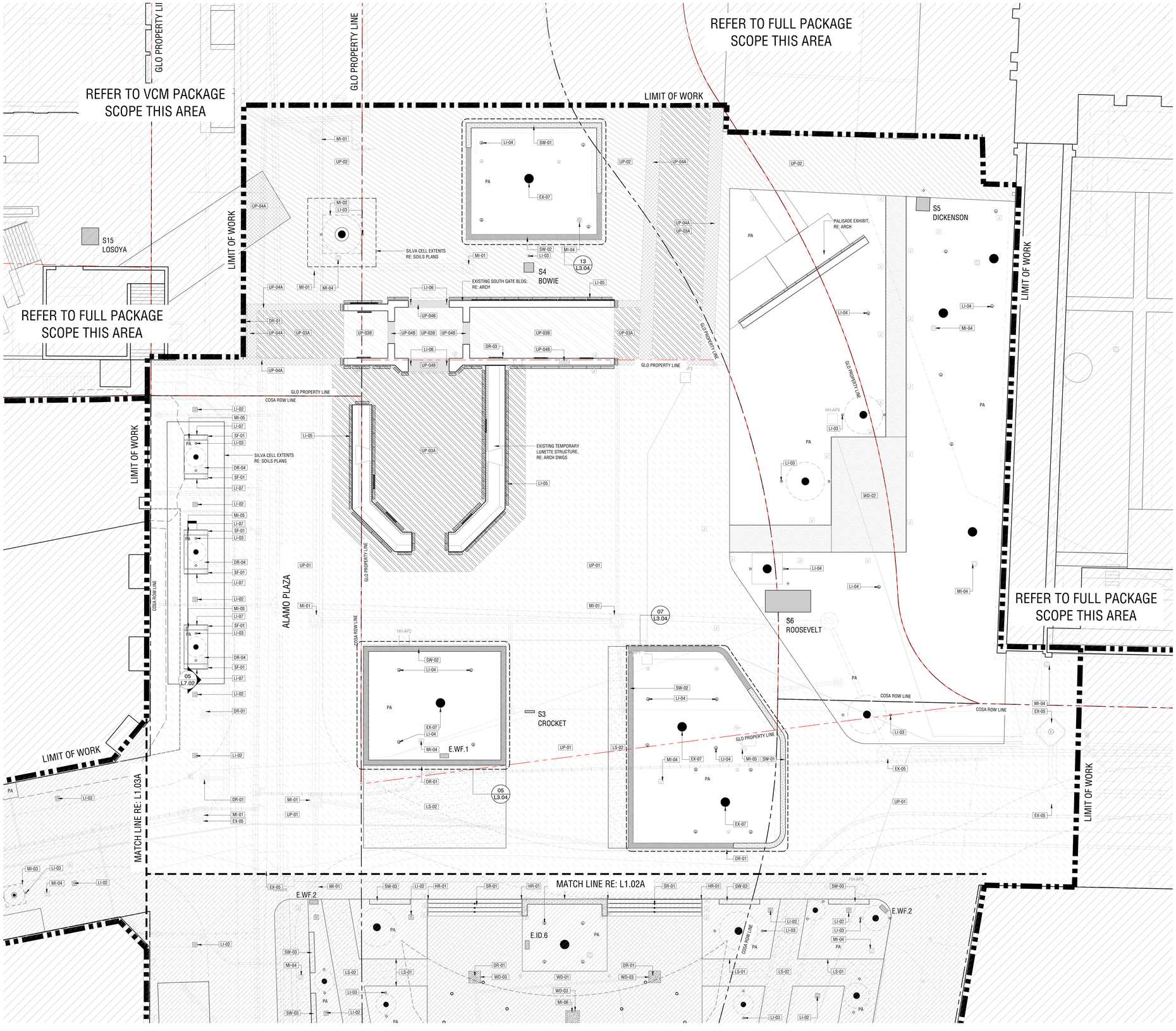
Plotted By: Maria Grina Sheet Set: AL-AMD-249 Layout: L1.00B Version: March 01, 2023 - 03:56:12pm Stored: \\Phl-Fs1\Projects\AL-AMD-Alamo Visitor Center\AL-AMD-SHEETS\AL-AMD-249\AL-AMD-249-L1-LAYOUT PLANS.dwg



CONSTRUCTION SCHEDULE

SYMBOL	DESCRIPTION	DETAIL
CONCRETE UNIT PAVING		
UP-01	CONCRETE UNIT PAVING	01/L3.01
STONE PAVING		
UP-02	STONE PAVER, TYPE 2A GRANITE PAVER ON CONCRETE SUB-SLAB	02/L3.01
UP-03A	STONE PAVER, TYPE 3A LIMESTONE PAVER OVER CONCRETE SUB-SLAB	02/L3.01
UP-03B	STONE PAVER, TYPE 3B LIMESTONE PAVER ON STRUCTURAL SLAB	10/L3.01; 04/L3.02
UP-04A	STONE PAVER, TYPE 4A	02/L3.01
UP-04B	STONE PAVER, TYPE 4B	10/L3.01
WOOD DECKING		
WD-01	WOOD DECK	01/L3.06; 03-11/L3.08
WD-02	WOOD BOARDWALK	01/L3.07; 02,03,05-09/L3.08
WD-03	WOOD DECK UTILITY HATCH	01/L3.06; 03-11/L3.08
SITE WALLS		
SW-01	STONE CLAD RETAINING WALLS	01/L3.04
SW-02	EXISTING RETAINING WALLS TO BE STONE CLAD	01/L3.04
SW-03	STONE SEAT WALLS	02-03/L3.04
STAIRS		
SR-01	STAIR (TYPE 1) - STONE STAIRS	01-02/L3.09
BOLLARDS		
BO-01	OPERABLE SECURITY BOLLARD	RE: L1.00
BO-02	FIXED SECURITY BOLLARD	08/L3.01
HANDRAILS		
HR-01	HANDRAIL	01-03/L3.09
DRAINAGE		
DR-01	TRENCH DRAIN	02/L3.02
DR-02	SLOT DRAIN	03/L3.02
DR-03	AREA DRAIN IN PAVING	01/L3.02
DR-04	PLANTING OVERFLOW DRAIN	-
SITE FURNISHINGS - REFER TO L8.00 SERIES		
SF-01	CUSTOM FIXED BENCH	RE: L8.50
SF-02	BIKE RACKS	RE: L8.50
SF-03	WASTE RECEPTACLE	RE: L8.50
SF-04	RECYCLING RECEPTACLE	RE: L8.50
SF-05	WATER DRINKING FOUNTAIN, TYPE 1	RE: L8.50
SF-06	WATER DRINKING FOUNTAIN, TYPE 2	RE: L8.50
LANDSCAPE MATERIALS		
LS-01	LANDSCAPE EDGING, TYPE 1	01/L3.01
LS-02	DECOMPOSED GRANITE, TYPE 1	05/L3.01, 06/L4.50
EXISTING ELEMENTS TO REMAIN		
EX-05	EXISTING UTILITY TO REMAIN	RE: CIVIL
EX-07	EXISTING TREE TO REMAIN	01-02/L0.10
MISCELLANEOUS		
MI-01	WUNDERCOVER AT UTILITIES	05-07/L3.02
MI-02	TREE PAVER GRATE - TYPE 1	07/L3.01
MI-03	TREE PAVER GRATE - TYPE 2	07/L3.01
MI-04	CONVENIENCE OUTLET - TYPE 1	RE: ELECTR. DWGS.
MI-05	CONVENIENCE OUTLET - TYPE 2	RE: ELECTR. DWGS.
MI-06	CONCEALED EVENT POWER	RE: ELECTR. DWGS.
SITE LIGHTING		
LI-01	SITE LIGHTING (TYPE 1) - LIGHT POLES AT LAWN	
LI-02	SITE LIGHTING (TYPE 2) - PEDESTRIAN LIGHT POLES	
LI-03	SITE LIGHTING (TYPE 3) - TREE UPLIGHTS IN PAVING	
LI-04	SITE LIGHTING (TYPE 4) - TREE UPLIGHTS IN RAISED PLANTERS	
LI-05	SITE LIGHTING (TYPE 5) - LINEAR IN-GRADE FIXTURES	
LI-06	SITE LIGHTING (TYPE 6) - CIRCULAR IN-GRADE FIXTURE	
LI-07	SITE LIGHTING (TYPE 7) - CONCEALED STRIP LIGHT AT BENCHES	
	TREE ROOTBALL LOCATION; RE: PLANTING PLANS	RE: PLANT. PLANS
PA	PLANTING AREA; RE: PLANTING PLANS	RE: PLANT. PLANS
TURF	NATURAL TURF AREA; RE: PLANTING PLANS	RE: PLANT. PLANS

STATUARY & SIGNAGE SCHEDULE

IDENTIFICATION	
E.ID.1	DISTRICT ID
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E.ID.3	BUILDING ID
E.ID.4	ENTRY ID
E.ID.5	SERVICE ID
E.ID.6	POINT OF INTEREST ID
WAYFINDING	
E.WF.1	PRIMARY ORIENTATION
E.WF.2	SECONDARY ORIENTATION
E.WF.3	PEDESTRIAN DIRECTIONAL
E.WF.4	VEHICULAR DIRECTION
INTERPRETATION	
E.IP.1	PRIMARY INTERPRETIVE
E.IP.2	SECONDARY INTERPRETIVE
E.IP.3	TERTIARY FREESTANDING INTERPRETATION
E.IP.4	TERTIARY MOUNTED INTERPRETATION
E.IP.5	TIMELINE PANELS (EXISTING)
STATUARY	
S1	WILLIAM TRAVIS
S3	DAVY CROCKET
S4	JAMES BOWIE
S5	SUSANNA DICKENSON
S6	THEODORE ROOSEVELT
SX	PLACEHOLDER STATUE

CONSTRUCTION NOTES

1. CONTRACTOR IS TO REVIEW AND FAMILIARIZE THEMSELVES WITH THE ENTIRE SET OF CONSTRUCTION DRAWINGS. IN ADDITION TO CIVIL, ARCHITECTURAL, LANDSCAPE, ARBORIST, STRUCTURAL, ELECTRICAL AND PLUMBING IN ORDER TO COMPREHENSIVELY DETERMINE ALL ELEMENTS TO DEMOLISH, REMOVE, PROTECT AND BUILD IN RELATION TO EACH OTHER. COORDINATE WITH OTHER CONSULTANT AND TRADES' WORK TO PROPERLY EXECUTE CONTRACTORS WORK.
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8. REFER TO SHEET L1.00 FOR FULL CONSTRUCTION AND LAYOUT NOTES.
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MONUMENT & STATUARY NOTES

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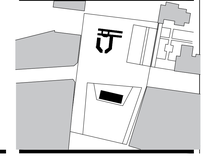
KEY PLAN



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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CONSTRUCTION PLANS

Scale
1" = 10'-0"

Ref North

L1.01A

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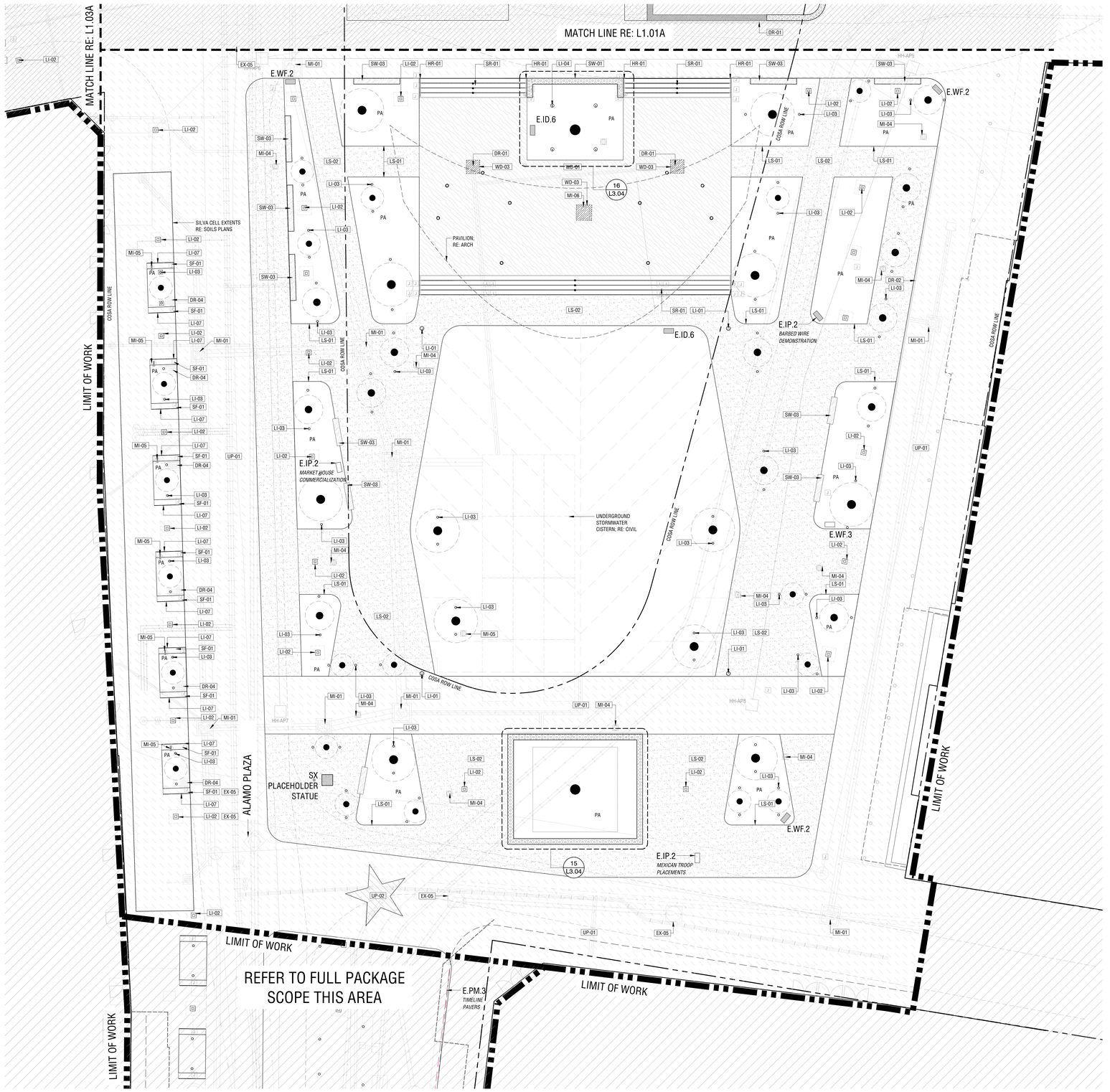

CONSTRUCTION SCHEDULE

SYMBOL	DESCRIPTION	DETAIL
CONCRETE UNIT PAVING		
UP-01	CONCRETE UNIT PAVING	01/L3.01
STONE PAVING		
UP-02	STONE PAVER, TYPE 2A GRANITE PAVER ON CONCRETE SUB-SLAB	02/L3.01
UP-03A	STONE PAVER, TYPE 3A LIMESTONE PAVER OVER CONCRETE SUB-SLAB	02/L3.01
UP-03B	STONE PAVER, TYPE 3B LIMESTONE PAVER ON STRUCTURAL SLAB	10/L3.01; 04/L3.02
UP-04A	STONE PAVER, TYPE 4A	02/L3.01
UP-04B	STONE PAVER, TYPE 4B	10/L3.01
WOOD DECKING		
WD-01	WOOD DECK	01/L3.06; 03-11/L3.08
WD-02	WOOD BOARDWALK	01/L3.07; 02,03,05-09/L3.08
WD-03	WOOD DECK UTILITY HATCH	01/L3.06; 03-11/L3.08
SITE WALLS		
SW-01	STONE CLAD RETAINING WALLS	01/L3.04
SW-02	EXISTING RETAINING WALLS TO BE STONE CLAD	01/L3.04
SW-03	STONE SEAT WALLS	02-03/L3.04
STAIRS		
SR-01	STAIR (TYPE 1) - STONE STAIRS	01-02/L3.09
BOLLARDS		
BO-01	OPERABLE SECURITY BOLLARD	RE: L1.00
BO-02	FIXED SECURITY BOLLARD	08/L3.01
HANDRAILS		
HR-01	HANDRAIL	01-03/L3.09
DRAINAGE		
DR-01	TRENCH DRAIN	02/L3.02
DR-02	SLOT DRAIN	03/L3.02
DR-03	AREA DRAIN IN PAVING	01/L3.02
DR-04	PLANTING OVERFLOW DRAIN	-
SITE FURNISHINGS - REFER TO L8.00 SERIES		
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SF-04	RECYCLING RECEPTACLE	RE: L8.50
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EX-05	EXISTING UTILITY TO REMAIN	RE: CIVIL
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MI-01	WUNDERCOVER AT UTILITIES	05-07/L3.02
MI-02	TREE PAVER GRATE - TYPE 1	07/L3.01
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MI-04	CONVENIENCE OUTLET - TYPE 1	RE: ELECTR. DWGS.
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LI-05	SITE LIGHTING (TYPE 5) - LINEAR IN-GRADE FIXTURES	
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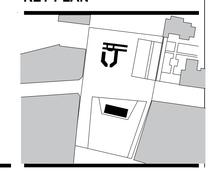
KEY PLAN



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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
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12/12/2022	50% DESIGN DEVELOPMENT
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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

CONSTRUCTION PLANS

Scale

1" = 10'-0"

Ref North

L1.02A

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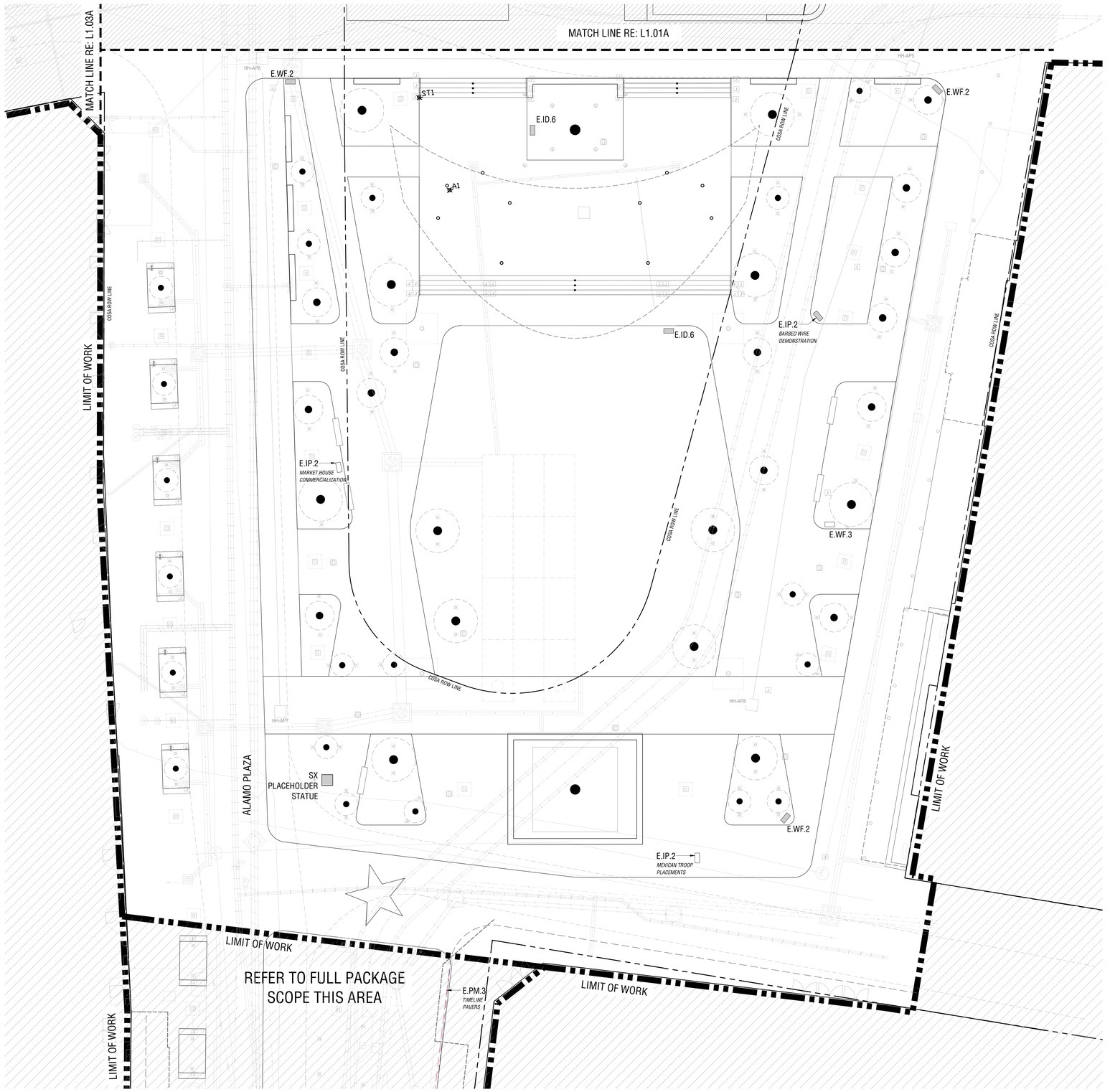


POINT LAYOUT NOTES

1. REFER TO L1.00A - L1.00B FOR FULL CONSTRUCTION AND LAYOUT NOTES.
2. REFER TO AND COORDINATE WITH ARCHITECT AND CIVIL PLANS FOR LAYOUT OF ALL OTHER ELEMENTS NOT SHOWN ON THESE PLANS.

SYMBOLS:

XO000

MID END END MID END

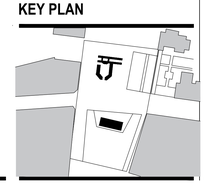
LOCATION POINT SERIES:

A1	ARCHITECTURAL LOCATIONS
F1	FURNISHING LOCATIONS
L1	LIGHTING LOCATIONS
P1	PAVING AND DECKING LOCATIONS
S1	STATUARY AND SIGNAGE LOCATIONS
ST1	STAIR LOCATIONS
T1	TREE LOCATIONS
W1, W2	SITE WALL LOCATIONS

PAVING POINT LOCATIONS

SEE L1.00B FOR FULL POINTS SCHEDULE

KEY PLAN



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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

LAYOUT PLANS

Scale

1" = 10'-0"

Ref North

L1.02B

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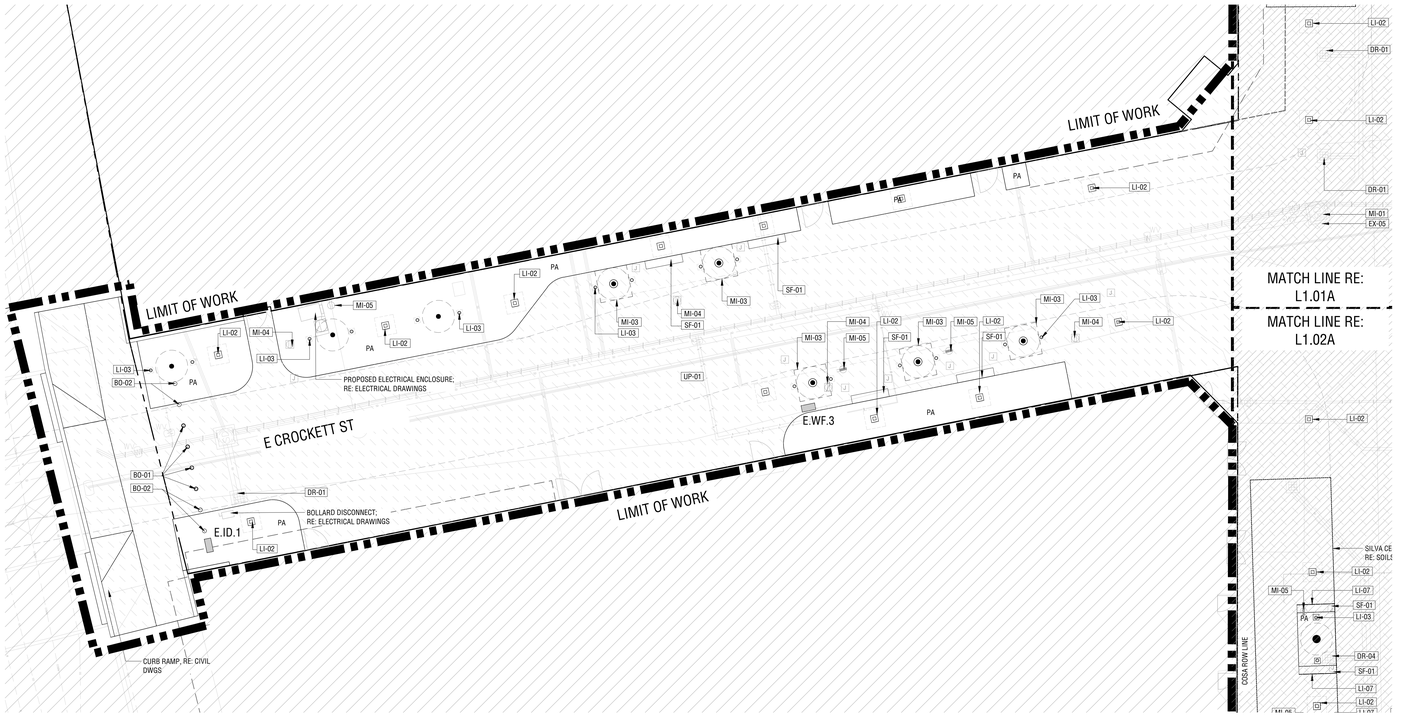

CONSTRUCTION SCHEDULE

SYMBOL	DESCRIPTION	DETAIL
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UP-01	CONCRETE UNIT PAVING	01/L3.01
STONE PAVING		
UP-02	STONE PAVER, TYPE 2A GRANITE PAVER ON CONCRETE SUB-SLAB	02/L3.01
UP-03A	STONE PAVER, TYPE 3A LIMESTONE PAVER OVER CONCRETE SUB-SLAB	02/L3.01
UP-03B	STONE PAVER, TYPE 3B LIMESTONE PAVER ON STRUCTURAL SLAB	10/L3.01; 04/L3.02
UP-04A	STONE PAVER, TYPE 4A	02/L3.01
UP-04B	STONE PAVER, TYPE 4B	10/L3.01
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WD-01	WOOD DECK	01/L3.06; 03-11/L3.08
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SW-02	EXISTING RETAINING WALLS TO BE STONE CLAD	01/L3.04
SW-03	STONE SEAT WALLS	02-03/L3.04
STAIRS		
SR-01	STAIR (TYPE 1) - STONE STAIRS	01-02/L3.09
BOLLARDS		
BO-01	OPERABLE SECURITY BOLLARD	RE: L1.00
BO-02	FIXED SECURITY BOLLARD	08/L3.01
HANDRAILS		
HR-01	HANDRAIL	01-03/L3.09
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DR-01	TRENCH DRAIN	02/L3.02
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SF-03	WASTE RECEPTACLE	RE: L8.50
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SF-05	WATER DRINKING FOUNTAIN, TYPE 1	RE: L8.50
SF-06	WATER DRINKING FOUNTAIN, TYPE 2	RE: L8.50
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LS-02	DECOMPOSED GRANITE, TYPE 1	05/L3.01, 06/L4.50
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EX-07	EXISTING TREE TO REMAIN	01-02/L0.10
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MI-01	WUNDERCOVER AT UTILITIES	05-07/L3.02
MI-02	TREE PAVER GRATE - TYPE 1	07/L3.01
MI-03	TREE PAVER GRATE - TYPE 2	07/L3.01
MI-04	CONVENIENCE OUTLET - TYPE 1	RE: ELECTR. DWGS.
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SX	PLACEHOLDER STATUE

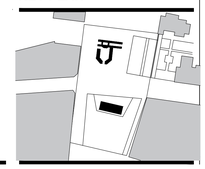
CONSTRUCTION NOTES

1. CONTRACTOR IS TO REVIEW AND FAMILIARIZE THEMSELVES WITH THE ENTIRE SET OF CONSTRUCTION DRAWINGS, IN ADDITION TO CIVIL, ARCHITECTURAL, LANDSCAPE, ARBORIST, STRUCTURAL, ELECTRICAL AND PLUMBING IN ORDER TO COMPREHENSIVELY DETERMINE ALL ELEMENTS TO DEMOLISH, REMOVE, PROTECT AND BUILD IN RELATION TO EACH OTHER. COORDINATE WITH OTHER CONSULTANT AND TRADES' WORK TO PROPERLY EXECUTE CONTRACTORS WORK.
2. THIS PLAN IS FOR THE PURPOSE OF HORIZONTAL CONTROL (STAKING) OF CONSTRUCTION FEATURES NOT LOCATED BY PROJECT CIVIL ENGINEER, STRUCTURAL ENGINEER OR ELECTRICAL ENGINEER DRAWINGS AND FOR CONSTRUCTION REFERENCE OF SITE CONSTRUCTION FEATURES DETAILED.
3. REFER TO CIVIL ENGINEER DRAWINGS FOR THE VERTICAL CONTROL OF ALL CONSTRUCTION FEATURES.
4. ALL DIMENSIONS ARE STAKED PERPENDICULAR OR PARALLEL, UNLESS OTHERWISE INDICATED.
5. ALL ACCESSIBILITY REFERENCES SHALL COMPLY TO CURRENT STATE OF TEXAS ACCESSIBILITY CODE.
6. RIGHT OF WAY IMPROVEMENTS SHALL BE PROTECTED IN PLACE UNLESS EXPLICITLY NOTED IN CIVIL ENGINEER OR LANDSCAPE CONSTRUCTION PLANS. DAMAGE THAT OCCURS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
7. REFER TO SHEET L0.00 FOR FULL GENERAL, TREE PROTECTION NOTES.
8. REFER TO SHEET L1.00 FOR FULL CONSTRUCTION AND LAYOUT NOTES.
9. THE LIMIT OF WORK (L.O.W.) IS FOR REFERENCE ONLY. ACTUAL LIMITS OF WORK ARE TO BE VERIFIED AND DELINEATED IN FIELD BY CONTRACTOR WITH OWNER'S APPROVAL PRIOR TO START OF CONSTRUCTION ACTIVITIES.

MONUMENT & STATUARY NOTES

1. REFERENCE SHEET L8.00 FOR FULL SITE MONUMENT & SCULPTURE LOCATIONS.
2. STATUARY BASE DIMENSIONS TO BE DECIDED. STATUARY BASE DIMENSIONS MAY VARY.
3. LIGHTING AND INTERPRETIVE GRAPHICS TO BE DETERMINED AT A LATER TIME WITH INPUT AND DIRECTION FROM THE OWNER.

KEY PLAN



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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

CONSTRUCTION PLANS

Scale

1" = 10'-0"

Ref North

L1.03A

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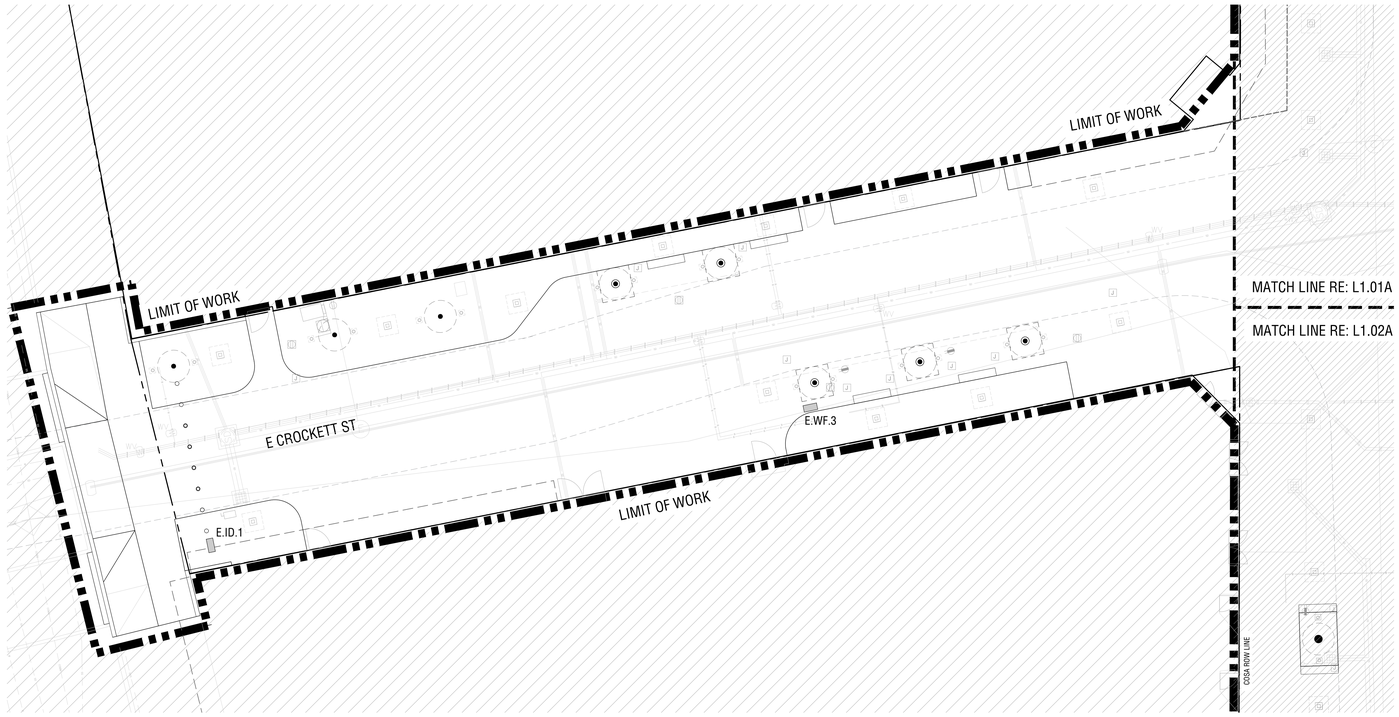


POINT LAYOUT NOTES

1. REFER TO L1.00A - L1.00B FOR FULL CONSTRUCTION AND LAYOUT NOTES.
2. REFER TO AND COORDINATE WITH ARCHITECT AND CIVIL PLANS FOR LAYOUT OF ALL OTHER ELEMENTS NOT SHOWN ON THESE PLANS.

SYMBOLS:

XO000

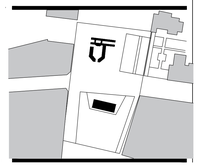
MID END END MID END

LOCATION POINT SERIES:

A1	ARCHITECTURAL LOCATIONS
F1	FURNISHING LOCATIONS
L1	LIGHTING LOCATIONS
P1	PAVING AND DECKING LOCATIONS
S1	STATUARY AND SIGNAGE LOCATIONS
ST1	STAIR LOCATIONS
T1	TREE LOCATIONS
W1, W2	SITE WALL LOCATIONS

PAVING POINT LOCATIONS
SEE L1.00B FOR FULL POINTS SCHEDULE

KEY PLAN



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ALAMO PLAZA PHASE 2

Project Number
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Description
LAYOUT PLANS

Scale
1" = 10'-0"

Ref North

L1.03B

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REFER TO VCM PACKAGE SCOPE THIS AREA
REFER TO FULL PACKAGE SCOPE THIS AREA
LIMIT OF WORK
ALAMO PLAZA
E CROCKETT ST
N FLORES ST
S ST MARYS ST
N ST MARYS ST
35 ROWE
33 DONAHOE
35 ROSEWELL
33 CROCKET
FLAGPOLE OR STATUE
EXISTING TREE
EXISTING TREE TO REMAIN
EXISTING TREE TO BE REMOVED
LIGHT POLE
EXISTING BUILDING
EXISTING CURB
EXISTING CURB RAMP
EXISTING STAIR
EXISTING RAMP
EXISTING CONCRETE
EXISTING PAVING
EXISTING PLANTING
EXISTING WATER FEATURE
EXISTING WOOD DECK
EXISTING STONE
EXISTING STONE PAVING
EXISTING STONE STEPS
EXISTING STONE WALL
EXISTING WOOD BENCH
EXISTING WOOD PLANTER
EXISTING WOOD SEATWALL
EXISTING WOOD STEPS
EXISTING WOOD WALL
EXISTING WOOD WALL TO BE REMOVED
EXISTING WOOD WALL TO REMAIN
EXISTING WOOD WALL TO REMAIN
EXISTING WOOD WALL TO REMAIN

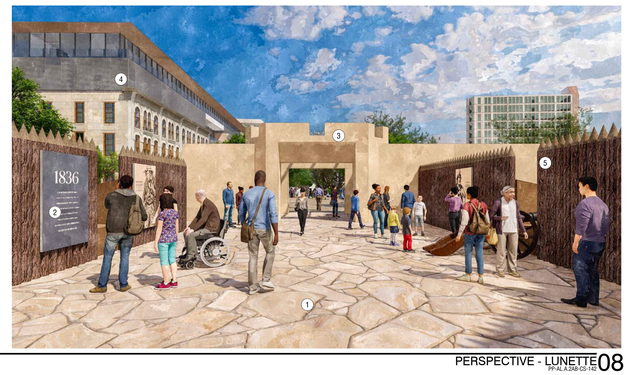
1. STONE PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
2. CANOPY TREES; RE: PLANTING PLANS

NOTE:
A. THIS RENDERING IS DIAGRAMMATIC AND FOR DESIGN REFERENCE ONLY. REFER TO CONSTRUCTION PLANS AND SCHEDULE FOR MATERIALS AND FINISHES.
B. REFERENCE CONSTRUCTION DRAWINGS FOR ALL LAYOUT INFORMATION.

SCALE: NTS

PERSPECTIVE - LUNETTE 09
PP-AL-A.268-GS-144

1. STONE PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
2. INFORMATION SIGNAGE
3. MISSION GATE / LUNETTE; ARCH
4. PROPOSED VCM BUILDING BEYOND



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SCALE: NTS

PERSPECTIVE - LUNETTE 08
PP-AL-A.268-GS-142

1. CONCRETE UNIT PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
2. STONE PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
3. MISSION GATE / LUNETTE; ARCH
4. PALISADE EXHIBIT; BY OTHERS
5. CANOPY TREES; RE: PLANTING PLANS
6. STREET TREES; RE: PLANTING PLANS
7. ORNAMENTAL PLANTING; RE: PLANTING PLANS

NOTE:
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SCALE: NTS

PERSPECTIVE - LUNETTE 07
PP-AL-A.268-GS-140

1. ORNAMENTAL PLANTING; RE: PLANTING PLANS
2. DECOMPOSED GRANITE; RE: CONSTRUCTION PLANS & SCHEDULE
3. TURF; RE: PLANTING PLANS
4. MOVABLE FURNISHINGS; RE: CONSTRUCTION SCHEDULE
5. WOOD DECK WITH INTEGRATED SEATWALL; RE: CONSTRUCTION PLANS
6. PLANTING; RE: PLANTING PLANS
7. SHADE STRUCTURE; RE: ARCH
8. CANOPY TREES; RE: PLANTING PLANS

NOTE:
A. THIS RENDERING IS DIAGRAMMATIC AND FOR DESIGN REFERENCE ONLY. REFER TO CONSTRUCTION PLANS AND SCHEDULE FOR MATERIALS AND FINISHES.
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SCALE: NTS

PERSPECTIVE - PLAZA DE VALERO SEATING AREA 06
PP-AL-A.268-GS-138

1. STONE PAVING, RE: CONSTRUCTION PLANS
2. STREET TREES, RE: PLANTING PLANS
3. ORNAMENTAL PLANTING
4. MISSION GATE, RE: ARCH DWGS

SCALE: NTS

PERSPECTIVE - LUNETTE 05
PP-AL-A.268-GS-145

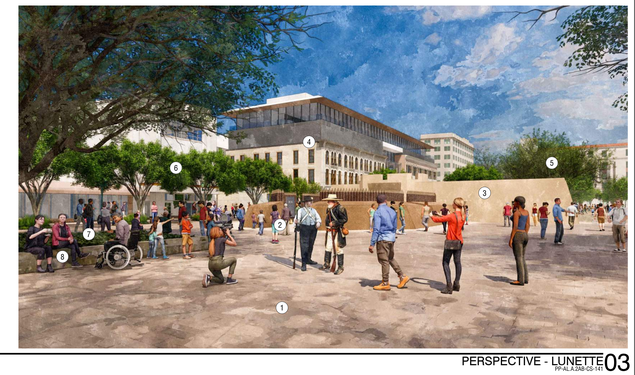
1. CONCRETE UNIT PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
2. STONE PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
3. MISSION GATE / LUNETTE; ARCH
4. CANOPY TREES; RE: PLANTING PLANS
5. STREET TREES; RE: PLANTING PLANS
6. ORNAMENTAL PLANTING; RE: PLANTING PLANS

NOTE:
A. THIS RENDERING IS DIAGRAMMATIC AND FOR DESIGN REFERENCE ONLY. REFER TO CONSTRUCTION PLANS AND SCHEDULE FOR MATERIALS AND FINISHES.
B. REFERENCE CONSTRUCTION DRAWINGS FOR ALL LAYOUT INFORMATION.

SCALE: NTS

PERSPECTIVE - LUNETTE 04
PP-AL-A.268-GS-143

1. CONCRETE UNIT PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
2. STONE PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
3. MISSION GATE / LUNETTE; ARCH
4. PROPOSED VCM BUILDING BEYOND
5. CANOPY TREES; RE: PLANTING PLANS
6. STREET TREES; RE: PLANTING PLANS
7. ORNAMENTAL PLANTING; RE: PLANTING PLANS
8. STONE CLAD SEATWALL AT EXISTING TREE



NOTE:
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SCALE: NTS

PERSPECTIVE - LUNETTE 03
PP-AL-A.268-GS-141

1. CONCRETE UNIT PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
2. WOOD DECKING; RE: CONSTRUCTION PLANS & SCHEDULE
3. STONE CLAD SEATWALL AT EXISTING TREE; RE: CONSTRUCTION PLANS
4. MOVABLE FURNISHINGS; RE: CONSTRUCTION SCHEDULE
5. SHADE STRUCTURE; RE: ARCH
6. EXISTING TREES; RE: PLANTING PLANS

NOTE:
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SCALE: NTS

PERSPECTIVE - PLAZA DE VALERO SHADE STRUCTURE 02
PP-AL-A.268-GS-139

1. CONCRETE UNIT PAVING; RE: CONSTRUCTION PLANS & SCHEDULE
2. DECOMPOSED GRANITE; RE: CONSTRUCTION PLANS & SCHEDULE
3. TURF; RE: PLANTING PLANS
4. MOVABLE FURNISHINGS; RE: CONSTRUCTION SCHEDULE
5. WOOD DECK WITH INTEGRATED SEATWALL; RE: CONSTRUCTION PLANS
6. LUNETTE MISSION GATE BEYOND; RE: ARCH
7. SHADE STRUCTURE; RE: ARCH
8. CANOPY TREES; RE: PLANTING PLANS

NOTE:
A. THIS RENDERING IS DIAGRAMMATIC AND FOR DESIGN REFERENCE ONLY. REFER TO CONSTRUCTION PLANS AND SCHEDULE FOR MATERIALS AND FINISHES.
B. REFERENCE CONSTRUCTION DRAWINGS FOR ALL LAYOUT INFORMATION.

SCALE: NTS

PERSPECTIVE - PLAZA DE VALERO LAWN 01
PP-AL-A.268-GS-137

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Seal / Signature

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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CONSTRUCTION DETAILS

Scale

L3.00

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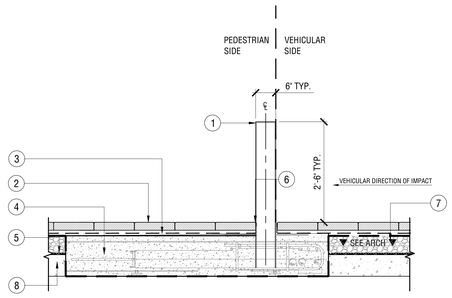
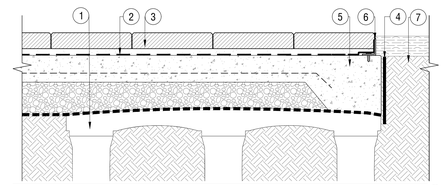
1. SHALLOW MOUNT STEEL BOLLARD; RE: CONSTRUCTION PLANS
2. ADJACENT PEDESTRIAN PAVING; RE: CONSTRUCTION PLANS
3. MOTAR SETTING BED; RE: SPECIFICATIONS
4. SHALLOW MOUNT BOLLARD FOOTING PER STRUCTURAL. ENSURE ALL CLARK COUNTY STANDARDS MET
5. ARCHITECTURAL WATERPROOFING; RE: ARCH
6. JOINT SEALANT, COLOR TO MATCH ADJACENT PEDESTRIAN PAVERS. CONTRACTOR SHALL BROADCAST SAND ONTO WET SEALANT PRIOR TO DRYING. RE: SPECIFICATIONS
7. FILL MATERIAL, RE: ARCHITECT AND STRUCTURAL ENGINEER
8. ARCHITECTURAL SLAB; RE: ARCH

NOTES:
1. CONTRATOR TO PROVIDE DETAILED SHOP DRAWINGS FOR REVIEW AND APPROVAL BY DESIGN TEAM PRIOR TO FABRICATION
2. CONTRACTOR SHALL ENSURE ALL CLARK COUNTY STANDARDS ARE MET WHEN INSTALLING BOLLARDS
3. 2'-6" MAX. BOLLARD HEIGHT SPECIFIED IN RESPONSE TO COUNTY EFFORTS TO REDUCE BOLLARD HEIGHTS



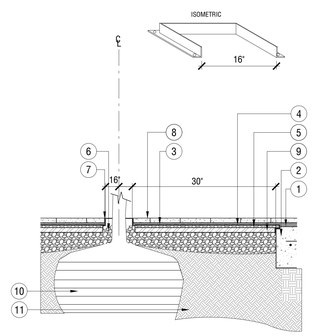
SECTION - FIXED BOLLARD 08
PP-AL.A.2AB-CS-151
SCALE: 3/4" = 1'-0"

1. SILVA CELL SYSTEM, DECK, BASE, & POSTS
2. GEOTEXTILE FABRIC
3. UNIT PAVING SYSTEM, RE: 1/L3.01
4. ROOT BARRIER INSTALLED ADJACENT TO FACE OF SLAB
5. THICKENED SLAB AT EDGE OF PAVING
6. PAVING RESTRAINT, TYPE VARIES, RE: CONSTRUCTION DETAILS
7. PLANTING SOIL, RE: SOILS PLANS



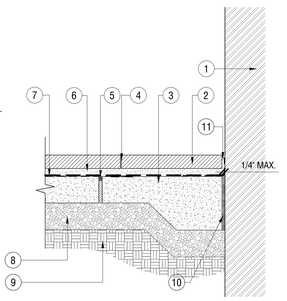
SECTION - CONCRETE UNIT PAVING OVER SOIL CELLS 04
PP-AL.A.2AB-CS-152
SCALE: 1 1/2" = 1'-0"

1. 1" SAND SETTING BED
2. REINFORCED CONCRETE SUPPORT SLAB RE: CIVIL
3. 1-1/2" MORTAR SETTING BED
4. STEEL PLATE TO BE FITTED ON TOP OF GRATE
5. EXPANDED STEEL GRATING
6. LIGHTWEIGHT EXPANDED GLASS GRAVEL
7. REMOVABLE COLLAR -16" SQ. OPENING
8. PAVING PER PLAN
9. PAVER GRATE WELDED STEEL FRAME
10. ROOT BALL - RE: PLANTING DETAILS
11. COMPACTED SUB AGGREGATE RE: SPECS



SECTION - TYP. TREE PAVER GRATE 07
PP-AL.A.2AB-PL-35
SCALE: 3/8" = 1'-0"

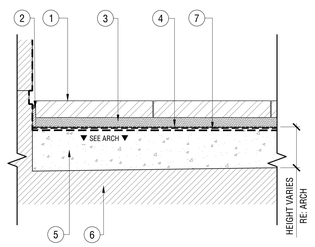
1. ADJACENT ARCHITECTURE OR OTHER VERTICAL SURFACE; RE: CONSTRUCTION PLANS
2. UNIT PAVING, SEE SCHEDULE FOR SIZE, COLOR, & FINISH; RE: SPECIFICATIONS
3. REINFORCED CONCRETE SUB-SLAB; RE: CIVIL ENGINEER
4. 3/16" MAX. HAND TIGHT SAND SWEPT JOINTS
5. EXPANSION JOINT IN SUB-SLAB; RE: CIVIL
6. 1" SAND SETTING BED
7. GEOTEXTILE FABRIC, EXTEND 3" BEYOND ALL SIDES OF JOINTS; RE: CIVIL
8. COMPACTED AGGREGATE SUB-BASE; RE: CIVIL
9. COMPACTED SUBGRADE, RE: GEOTECH
10. EXPANSION JOINT AT SUB-SLAB; RE: SPECIFICATIONS
11. HAND TIGHT, SAND SWEPT JOINTS AT VERTICAL SURFACE



SECTION - UNIT PAVER AT VERTICAL SURFACE 03
PP-AL.A.2AB-CS-51
SCALE: 1 1/2" = 1'-0"

1. ADJACENT STONE PAVING; RE: CONSTRUCTION PLANS AND SCHEDULE
2. EXPANSION JOINT; RE: SPECIFICATIONS
3. SAND SETTING BED: RE: SPECIFICATIONS
4. FILTER FABRIC; RE: SPECIFICATIONS
5. CONCRETE TOPPING SLAB; RE: ARCHITECTURE
6. STRUCTURAL SLAB; RE: STRUCTURAL
7. CLEAVAGE MEMBRANE

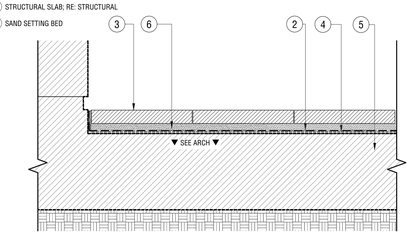
NOTES:
A. EACH LIFT OF DECOMPOSED GRANITE SHALL BE DAMPENED, ROLLED, AND COMPACTED PER SPECIFICATIONS.
B. DECOMPOSED GRANITE SHALL BE STABILIZED WITH A STABILIZING BINDER ACCORDING TO MANUFACTURER S INSTRUCTIONS.



SECTION - STONE PAVERS ON STRUCTURAL SLAB 10
PP-AL.A.2AB-CS-186
SCALE: 1 1/2" = 1'-0"

1. DECOMPOSED GRANITE - RE: SPECIFICATIONS
2. FILTER FABRIC - WRAP SIDES AND BOTTOM BETWEEN DG / PAVER AND STRUCTURAL SLAB; RE: SPECIFICATIONS
3. STONE PAVER; RE: CONSTRUCTION SCHEDULE
4. DRAINAGE BOARD AND WATERPROOFING; RE: ARCHITECT
5. STRUCTURAL SLAB; RE: STRUCTURAL
6. SAND SETTING BED

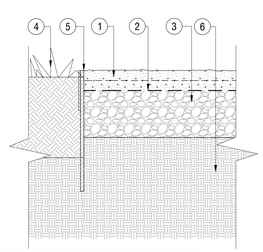
NOTES:
A. DECOMPOSED GRANITE SHALL BE STABILIZED WITH A STABILIZING BINDER ACCORDING TO MANUFACTURER S INSTRUCTIONS



SECTION - STONE PAVER OVER EXISTING STRUCTURE 09
PP-AL.A.2AB-CS-153
SCALE: 1 1/2" = 1'-0"

1. DECOMPOSED GRANITE - RE: SPECIFICATIONS
2. FILTER FABRIC - WRAP SIDES AND BOTTOM BETWEEN FIRST LIFT AND COMPACTED SOIL - RE: SPECIFICATIONS
3. COMPACTED AGGREGATE SUB-BASE, MAX. DEPTH OF BUILDUP IS 12". RE: CIVIL
4. ADJACENT PLANTING AREA - RE : PLANTING PLANS
5. STEEL EDGE RESTRAINT - RE : SPECIFICATIONS
6. PREPARED SUB GRADE

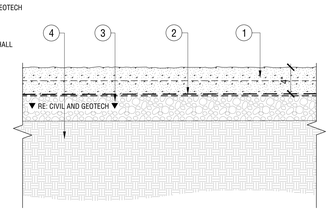
NOTES:
A. EACH LIFT OF DECOMPOSED GRANITE SHALL BE DAMPENED, ROLLED, AND COMPACTED AS SPECIFIED
B. DECOMPOSED GRANITE SHALL BE STABILIZED WITH A STABILIZING BINDER ACCORDING TO MANUFACTURER S INSTRUCTIONS



SECTION - DECOMPOSED GRANITE AT PLANTING 06
PP-AL.A.2AB-CS-137
SCALE: 1 1/2" = 1'-0"

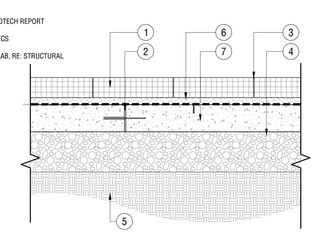
1. 4" STABILIZED DECOMPOSED GRANITE, INSTALLED IN (2) 2" LIFTS; RE: CONSTRUCTION SCHEDULE FOR COLOR
2. FILTER FABRIC; WRAP SIDES AND BOTTOM BETWEEN FIRST LIFT AND COMPACTED AGGREGATE BASE; RE: SPECS
3. COMPACTED AGGREGATE SUB-BASE; RE: CIVIL
4. COMPACTED SUBGRADE; RE: GEOTECH

NOTES:
1. EACH LIFT OF STONEDUST SHALL BE DAMPENED, ROLLED, AND COMPACTED AS SPECIFIED.



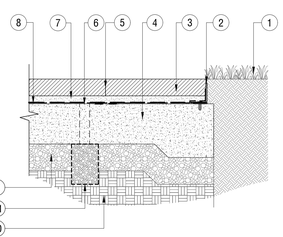
SECTION - STABILIZED DECOMPOSED GRANITE 05
PP-AL.A.2AB-CS-147
SCALE: 1 1/2" = 1'-0"

1. UNIT PAVING; RE: CONSTRUCTION SCHEDULE FOR COLOR AND FINISH
2. DOWELED EXPANSION JOINT; RE: CIVIL
3. SAW CUT JOINT; RE: PLANS FOR LOCATION
4. COMPACTED AGGREGATE SUB-BASE, RE: CIVIL
5. COMPACTED SUBGRADE; RE GEOTECH REPORT
6. MORTAR SETTING BED; RE: SPECS
7. REINFORCED CONCRETE SUB-SLAB, RE: STRUCTURAL



SECTION - TYPICAL STONE PAVING 02
PP-AL.A.2AB-PL-15
SCALE: 1 1/2" = 1'-0"

1. ADJACENT LANDSCAPE CONDITION VARIES; RE: PLANS
2. METAL ANGLE EDGE RESTRAINT; RE: CONSTRUCTION SCHEDULE
3. UNIT PAVING; RE: CONSTRUCTION SCHEDULE FOR SIZE, COLOR, & FINISH
4. REINFORCED CONCRETE SUB-SLAB; RE: CIVIL
5. HAND TIGHT, SAND SWEPT JOINTS
6. PROVIDE WEEPS AT 2'-0" O.C.; COVER WITH FILTER FABRIC. NOTE: ENSURE POSITIVE DRAINAGE TO WEEPS
7. 1" SAND SETTING BED
8. GEOTEXTILE FABRIC, EXTEND 3" BEYOND ALL SIDES OF JOINTS
9. COMPACTED AGGREGATE SUB-BASE; RE: CIVIL
10. COMPACTED SUBGRADE, RE: GEOTECH
11. GRAVEL SUMP WRAPPED IN FILTER FABRIC, RE: CIVIL



SECTION - TYP. CONCRETE UNIT PAVING 01
PP-AL.A.2AB-PL-15
SCALE: 1 1/2" = 1'-0"

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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CONSTRUCTION DETAILS

Scale

L3.01

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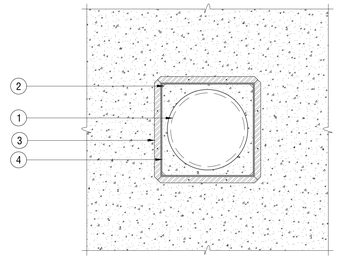
1 UTILITY MANHOLE, RE: CIVIL
2 LUG STYLE CORNER LIFTING KEY WITH PLUG, TYPICAL
3 WUNDERCOVERS STANDARD FRAME
4 WUNDERCOVERS STANDARD TRAY



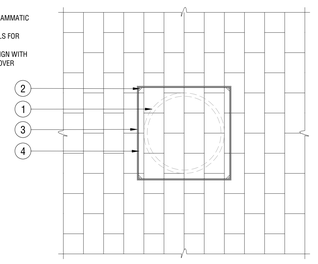
SCALE: 3/4" = 1'-0"

PLAN - WUNDERCOVER FRAME, TYP. 07

PP-AL.X.348-CS-07

1 OUTLINE OF UTILITY MANHOLE COVER BELOW
2 LUG STYLE, CORNER LIFTING KEY WITH PLUG, TYP.
3 WUNDERCOVERS STANDARD FRAME
4 WUNDERCOVERS STANDARD TRAY

NOTES:
A. PAVING PATTERN IS FOR DIAGRAMMATIC PURPOSES ONLY; REFERENCE HARDSCAPE PLANS AND DETAILS FOR ACTUAL PAVER PATTERN
B. JOINTS IN THE PAVER FIELD ALIGN WITH THE JOINTS ON THE WUNDERCOVER

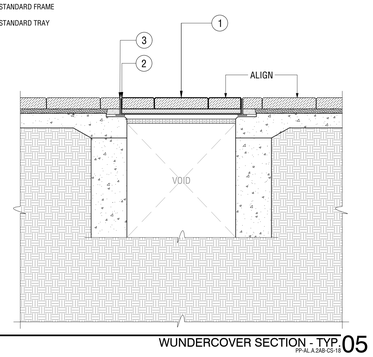


SCALE: 3/4" = 1'-0"

PLAN - WUNDERCOVER FINISH PATTERN, TYP. 06

PP-AL.X.348-CS-11

1 PAVERS IN WUNDERCOVER TRAY
2 WUNDERCOVERS STANDARD FRAME
3 WUNDERCOVERS STANDARD TRAY

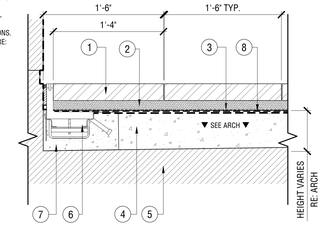


SCALE: 1" = 1'-0"

WUNDERCOVER SECTION - TYP. 05

PP-AL.X.348-CS-10

1 ADJACENT STONE PAVING; RE: CONSTRUCTION PLANS AND SCHEDULE
2 SAND SETTING BED; RE: SPECIFICATIONS
3 FILTER FABRIC; RE: SPECIFICATIONS
4 CONCRETE TOPPING SLAB; RE: ARCHITECTURE
5 STRUCTURAL SLAB; RE: STRUCTURAL
6 HEEL PROOF SLOT DRAIN; RE: CIVIL ENGINEER. INSTALL PER MANUFACTURER RECOMMENDATIONS. CONNECT TO DRAINAGE SYSTEM; RE: CIVIL
7 CONCRETE BASE AROUND SLOT DRAIN; RE: CIVIL
8 CLEAVAGE MEMBRANE

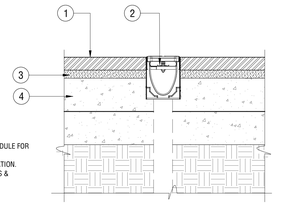


SCALE: 1 1/2" = 1'-0"

SECTION - STONE PAVING AT EXISTING SLOT DRAIN 03

PP-AL.X.348-CS-13

1 ADJACENT HARDSCAPE PAVING
RE: HARDSCAPE PLAN
2 TRENCH DRAIN
RE: DRAINAGE SCHEDULE AND PLAN
RE: CIVIL FOR TRENCH DRAIN LOCATION
3 REINFORCED FORTIFIED STONE SETTING SYSTEM
4 STRUCTURAL SLAB; RE: STRUCTURAL



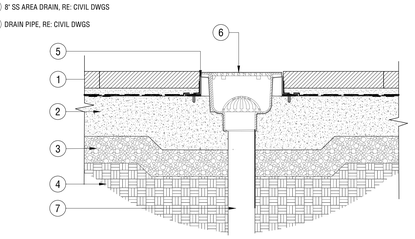
NOTES
1. REFER TO GRADING AND DRAINAGE SCHEDULE FOR TRENCH DRAIN PRODUCT.
2. REFER TO CIVIL FOR TRENCH DRAIN LOCATION.
3. REFER TO CIVIL FOR DRAIN BODY DETAILS & ASSEMBLIES.

SCALE: 1 1/2" = 1'-0"

SECTION - TRENCH DRAIN 02

PP-AL.X.348-CS-12

1 UNIT PAVING, RE: CONSTRUCTION PLANS
2 CONCRETE SLAB, RE: CIVIL DWGS
3 COMPACTED AGGREGATE, RE: CIVIL DWGS
4 EXISTING SUBGRADE, RE: GEOTECH REPORT
5 METAL EDGE RESTRAINT, RE: 1/L3.01
6 8" SS AREA DRAIN, RE: CIVIL DWGS
7 DRAIN PIPE, RE: CIVIL DWGS



SCALE: 1 1/2" = 1'-0"

SECTION - TYP. AREA DRAIN IN UNIT PAVING 01

PP-AL.X.348-CS-09

NOTES:
A. CONTRACTOR TO PROVIDE DETAILED SHOP DRAWINGS FOR REVIEW AND APPROVAL PRIOR TO PURCHASE.
B. CONTRACTOR TO PROVIDE MOCK UP FOR REVIEW AND APPROVAL PRIOR TO INSTALLATION.
C. CONTRACTOR SHALL ENSURE ALL DRAIN BODIES AND RISERS COMPLY WITH ADA REQUIREMENTS PRIOR TO START OF WORK.

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CONSTRUCTION DETAILS

Scale

L3.02

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1 GRANITE PAVER TYPE "1", 18" X 36"; COLOR AND FINISH RE: CONSTRUCTION SCHEDULE

2 GRANITE PAVER TYPE "2", 12" X 36"; COLOR AND FINISH RE: CONSTRUCTION SCHEDULE

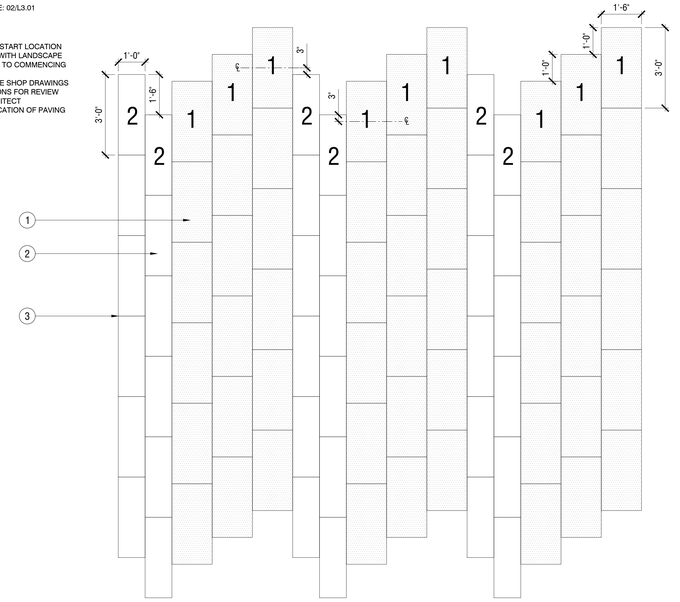
3 STONE PAVING JOINTS; RE: 02/L3.01

NOTES:

A. CONTRACTOR TO VERIFY START LOCATION OF ALL PAVER COURSES WITH LANDSCAPE ARCHITECT PRIOR TO COMMENCING WORK.

B. CONTRACTOR TO PROVIDE SHOP DRAWINGS OF ALL JOINT CONNECTIONS FOR REVIEW BY LANDSCAPE ARCHITECT

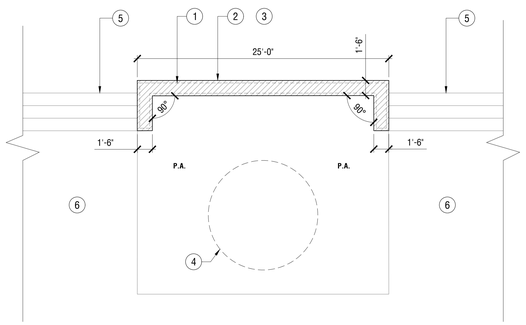
C. SEE PLAN FOR START LOCATION OF PAVING PATTERN


1'-0"
1'-6"
3'-0"
3"
3"
1'-6"
1'-0"
1'-0"
3'-0"
1
2
1
2
1
2

1. STONE CLAD REINFORCED CAST IN PLACE CONCRETE WALL; VERIFY LAYOUT IN FIELD
2. EXTENT OF STONE CLADDING AND COPING
3. ADJACENT PAVING AREA, RE: CONSTRUCTION PLANS
4. EXISTING TREE, VERIFY LOCATION IN FIELD
5. ADJACENT STONE STEPS; RE: CONSTRUCTION PLANS
6. ADJACENT WOOD DECK; RE: CONSTRUCTION PLANS

NOTES:

A. REFERENCE CONSTRUCTION SCHEDULE FOR ALL COLORS AND FINISHES.
B. CONTRACTOR IS TO PROVIDE DETAILED SHOP DRAWINGS OF WALL LAYOUT PRIOR TO INSTALLATION.
C. CONTRACTOR IS TO VERIFY IN FIELD ALL EXISTING CONDITIONS, TREE LOCATIONS AND CONSTRUCTION LAYOUTS PRIOR TO INSTALLATION.
D. REFERENCE CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL GRADING INFORMATION.
E. REFERENCE TREE PROTECTION DRAWINGS AND CERTIFIED PROJECT ARBORIST REPORTS FOR ADDITIONAL INFORMATION.



SCALE: 3/16" = 1'-0"

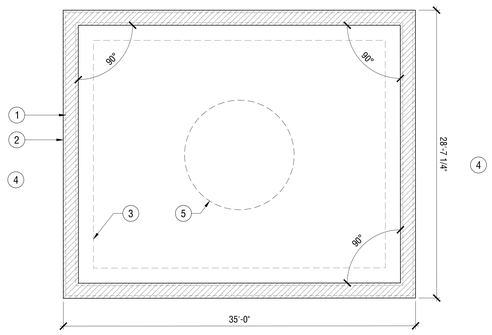
ENLARGEMENT PLAN - SITE WALL 05 16

PP-AL.A.2A8-59

1. STONE CLAD REINFORCED CAST IN PLACE CONCRETE WALL; VERIFY LAYOUT IN FIELD
2. EXTENT OF STONE CLADDING AND COPING
3. CAST IN PLACE CONCRETE FOOTING, RE: STRUCTURAL ENGINEER'S DRAWINGS
4. ADJACENT PAVING AREA, RE: CONSTRUCTION PLANS
5. TRANSPLANTED TREE, VERIFY LOCATION IN FIELD

NOTES:

A. REFERENCE CONSTRUCTION SCHEDULE FOR ALL COLORS AND FINISHES.
B. CONTRACTOR IS TO PROVIDE DETAILED SHOP DRAWINGS OF WALL LAYOUT PRIOR TO INSTALLATION.
C. CONTRACTOR IS TO VERIFY IN FIELD ALL EXISTING CONDITIONS, TREE LOCATIONS AND CONSTRUCTION LAYOUTS PRIOR TO INSTALLATION.
D. REFERENCE CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL GRADING INFORMATION.
E. REFERENCE TREE PROTECTION DRAWINGS AND CERTIFIED PROJECT ARBORIST REPORTS FOR ADDITIONAL INFORMATION.



SCALE: 3/16" = 1'-0"

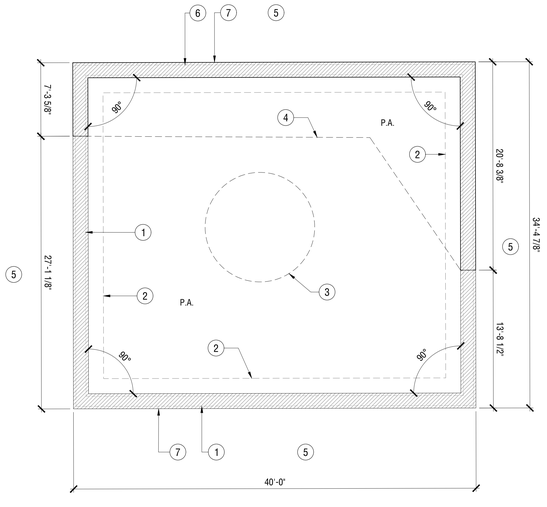
ENLARGEMENT PLAN - SITE WALL 04 15

PP-AL.A.2A8-58

1. EXISTING CONCRETE RETAINING WALL, TO BE STONECLAD
2. CAST IN PLACE CONCRETE FOUNDATION, RE: STRUCTURAL ENGINEER'S DRAWINGS
3. EXISTING TREE, VERIFY OCATION IN FIELD
4. UNDISTURBED SOIL FACE AT BACK OF PREVIOUSLY EXISTING WALL. VERIFY LIMITS IN FIELD WITH PROJECT ARBORIST
5. ADJACENT PAVING AREA, RE: CONSTRUCTION PLANS
6. STONE CLAD REINFORCED CAST IN PLACE CONCRETE WALL, VERIFY LAYOUT IN FIELD
7. EXTENT OF STONE CLADDING

NOTES:

A. REFERENCE CONSTRUCTION SCHEDULE FOR ALL COLORS AND FINISHES.
B. CONTRACTOR IS TO PROVIDE DETAILED SHOP DRAWINGS OF WALL LAYOUT PRIOR TO INSTALLATION.
C. CONTRACTOR IS TO VERIFY IN FIELD ALL EXISTING CONDITIONS, TREE LOCATIONS AND CONSTRUCTION LAYOUTS PRIOR TO INSTALLATION.
D. REFERENCE CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL GRADING INFORMATION.
E. REFERENCE TREE PROTECTION DRAWINGS AND CERTIFIED PROJECT ARBORIST REPORTS FOR ADDITIONAL INFORMATION.



SCALE: 3/16" = 1'-0"

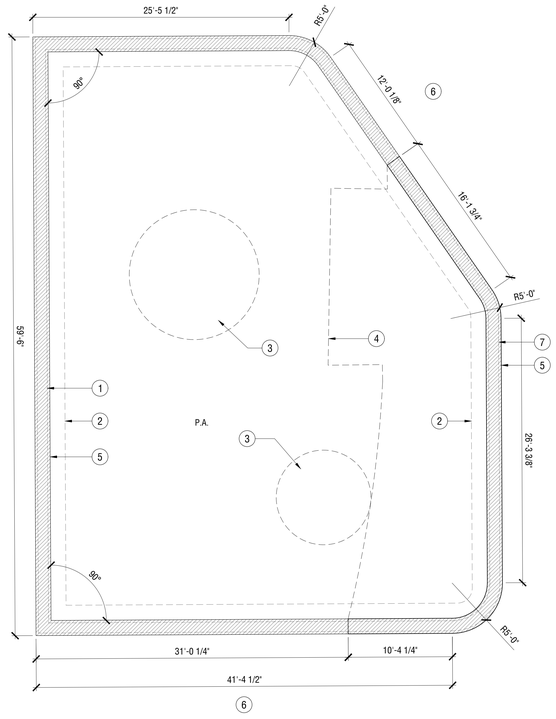
ENLARGEMENT PLAN - SITE WALL 03 13

PP-AL.A.2A8-49

1. EXISTING REINFORCED CAST IN PLACE CONCRETE WALL TO BE STONE CLAD
2. CAST IN PLACE CONCRETE FOUNDATION; RE: STRUCTURAL ENGINEER'S DRAWINGS
3. EXISTING TREE, VERIFY LOCATION IN FIELD
4. UNDISTURBED SOIL FACE AT BACK OF PREVIOUSLY EXISTING WALL, VERIFY LIMITS IN FIELD WITH PROJECT ARBORIST
5. EXTENT OF STONE CLADDING
6. ADJACENT PAVING AREA; RE: CONSTRUCTION PLANS
7. STONECLAD REINFORCED CONCRETE WALL

NOTES:

A. REFERENCE CONSTRUCTION SCHEDULE FOR ALL COLORS AND FINISHES.
B. CONTRACTOR IS TO PROVIDE DETAILED SHOP DRAWINGS OF WALL LAYOUT PRIOR TO INSTALLATION.
C. CONTRACTOR IS TO VERIFY IN FIELD ALL EXISTING CONDITIONS, TREE LOCATIONS AND CONSTRUCTION LAYOUTS PRIOR TO INSTALLATION.
D. REFERENCE CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL GRADING INFORMATION.
E. REFERENCE TREE PROTECTION DRAWINGS AND CERTIFIED PROJECT ARBORIST REPORTS FOR ADDITIONAL INFORMATION.



SCALE: 3/16" = 1'-0"

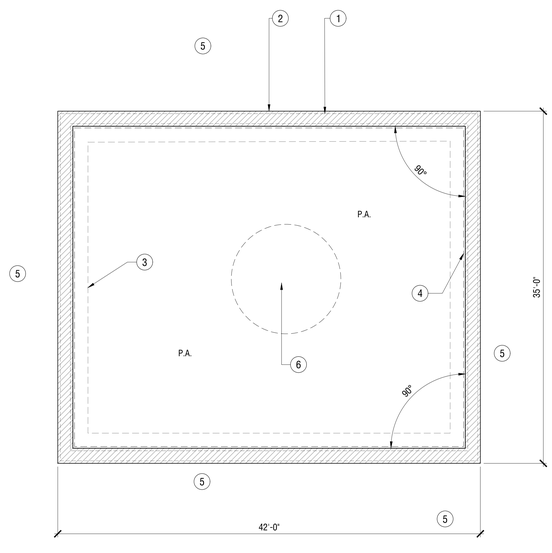
ENLARGEMENT PLAN - SITE WALL 02 07

PP-AL.A.2A8-50

1. EXISTING CAST IN PLACE CONCRETE WALL TO BE STONECLAD
2. EXTENT OF STONE CLADDING AND COPING
3. CAST IN PLACE CONCRETE FOOTING, RE: STRUCTURAL ENGINEER'S DRAWINGS
4. UNDISTURBED SOIL FACE AT BACK OF PREVIOUSLY EXISTING WALL. VERIFY LIMITS IN FIELD WITH PROJECT ARBORIST
5. ADJACENT PAVING AREA, RE: CONSTRUCTION PLANS
6. EXISTING TREE, VERIFY LOCATION IN FIELD

NOTES:

A. REFERENCE CONSTRUCTION SCHEDULE FOR ALL COLORS AND FINISHES.
B. CONTRACTOR IS TO PROVIDE DETAILED SHOP DRAWINGS OF WALL LAYOUT PRIOR TO INSTALLATION.
C. CONTRACTOR IS TO VERIFY IN FIELD ALL EXISTING CONDITIONS, TREE LOCATIONS AND CONSTRUCTION LAYOUTS PRIOR TO INSTALLATION.
D. REFERENCE CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL GRADING INFORMATION.
E. REFERENCE TREE PROTECTION DRAWINGS AND CERTIFIED PROJECT ARBORIST REPORTS FOR ADDITIONAL INFORMATION.



SCALE: 3/16" = 1'-0"

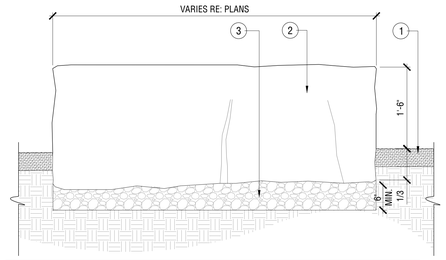
ENLARGEMENT PLAN - SITE WALL 01 05

PP-AL.A.2A8-48

1. STONEDUST; RE: CONSTRUCTION PLANS
2. LANDSCAPE BOULDERS AND STONE BLOCKS; RE: CONSTRUCTION PLANS
3. COMPACTED AGGREGATE BASE; RE: GEOTECHNICAL REPORT

NOTES:

1. BOULDERS HAVE BEEN FIELD SELECTED BY LANDSCAPE ARCHITECT AND ARE STOCKPILED ON-SITE
2. THE FINAL POSITION SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO SETTING IN CONCRETE, BACK FILL AND PAVING
3. ALL BOULDERS LOCATED NEXT TO OR WITHIN IMPERVIOUS SURFACES SHALL HAVE A COMPACTED AGGREGATE BASE.
4. FACING MARKS (PAINT AND CHALK) AND ALL NATURAL MARKINGS SHALL BE REMOVED FROM ALL VISIBLE SURFACES OF THE SLAB.



SCALE: 1" = 1'-0"

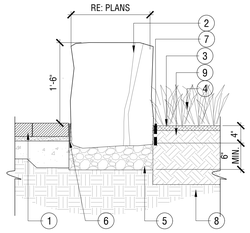
SECTION - STONE BLOCK BENCH @ STONEDUST 03

PP-AL.A.2A8-CS-169

1. ADJACENT PAVING; RE: CONSTRUCTION PLANS
2. LANDSCAPE BOULDERS AND STONE BLOCKS SET 4" BELOW ADJACENT FINISH GRADE; RE: CONSTRUCTION PLANS
3. FINISH GRADE; VERIFY IN FIELD
4. ADJACENT PLANTING; RE: PLANTING PLANS
5. COMPACTED AGGREGATE SUB-BASE; RE: GEOTECHNICAL REPORT
6. 1/4" FOAM EXPANSION JOINT WITH ELASTOMERIC JOINT SEALANT, MAINTAIN 1/4" GAP AT ALL EDGES
7. CONTINUOUS DAMP PROOFING DRAINAGE BOARD APPLIED TO BACK OF STONE; RE: SPECIFICATIONS
8. COMPACTED SUB-GRADE; RE: GEOTECH
9. PLANTING SOIL; RE: PLANTING PLANS

NOTES:

1. STONE TO BE FIELD SELECTED BY LANDSCAPE ARCHITECT AND STOCKPILED ON-SITE
2. THE FINAL POSITION SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO SETTING IN CONCRETE, BACK FILL AND PAVING
3. ALL BOULDERS LOCATED NEXT TO OR WITHIN IMPERVIOUS SURFACES SHALL HAVE A COMPACTED AGGREGATE BASE.
4. FACING MARKS (PAINT AND CHALK) AND ALL NATURAL MARKINGS SHALL BE REMOVED FROM ALL VISIBLE SURFACES OF THE SLAB

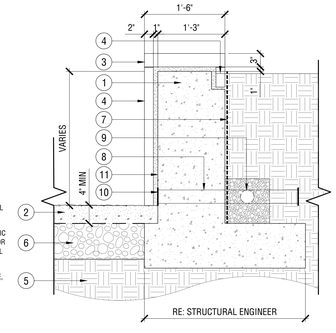


SCALE: 1" = 1'-0"

SECTION - STONE BLOCK BENCH @ UNIT PAVING AND PLANTING 02

PP-AL.A.2A8-CS-168

1. REINFORCED CAST-IN-PLACE CONCRETE RETAINING WALL; RE: STRUCTURAL ENGINEER
2. ADJACENT PAVING VARIES; RE: CONSTRUCTION PLAN
3. STONE COPING
4. STONE CLADDING
5. ADJACENT SOIL VARIES, RE: SOILS PLAN
6. EXISTING SUBGRADE PER GEOTECH REPORT
7. DAMP PROOFING APPLIED TO RETAINING PORTION OF WALL
8. 3" DIA. PIPE CAST INTO CONCRETE WALL; RE: CIVIL DWGS FOR CONNECTION TO UNDERDRAINAGE BEHIND WALL
9. PERFORATED DRAINAGE PIPE - DOUBLE WRAP IN FILTER FABRIC EXTENSION, PLUG, AND CAP FOR FUTURE CONNECTION; RE: CIVIL DWGS
10. 1/4" THICK STEEL COVER PLATE, FASTENED TO CONCRETE
11. 1" THICK MORTAR; RE: CONSTRUCTION SCHEDULE



SCALE: 1" = 1'-0"

SECTION - TYP. STONE CLAD RETAINING WALL 01

PP-AL.A.2A8-CS-167

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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

CONSTRUCTION DETAILS

Scale

L3.04

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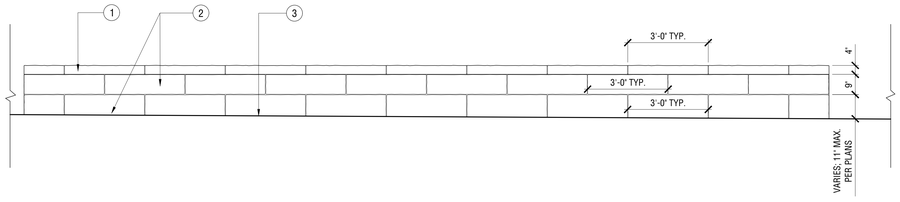
1. 2" THICK STONE CLADDING ATOP 1" THICK VERTICAL MORTAR BED; RE: 01/L3.04
2. 3" THICK STONE COPING ATOP 1" THICK MORTAR BED, LAYOUT RE: 01/L3.05
3. FINISHED GRADE; PER PLANS

NOTES:
1. STONES ARE ARRANGED IN A HALF RUNNING BOND, WITH THE TOP ROW OFFSET FROM COPING JOINTS. STONES MAY BE CUT TO FIT BASED ON SPECIFIC WALL DIMENSIONS.
2. PROVIDE IN PLACE MOCK-UP FOR REVIEW AND APPROVAL.

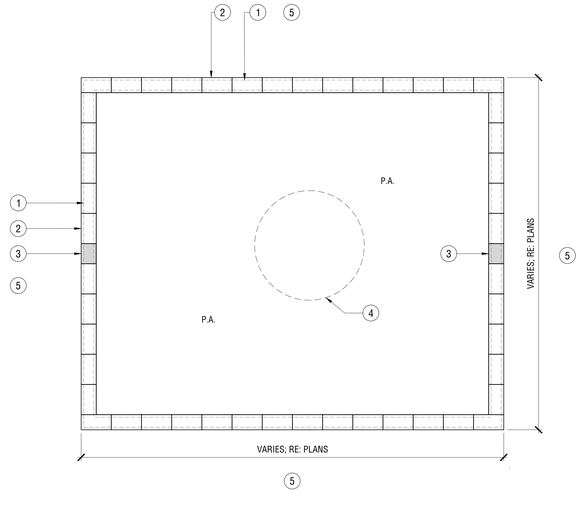


0 1 2 10
SCALE: 1/2" = 1'-0"

ELEVATION - TYP. SITE WALL STONE CLADDING PATTERN 03
PP-AL.A.2XB-GS-160

1. EXISTING CAST IN PLACE CONCRETE WALL TO BE STONECLAD
2. STONE COPING, TYP. 18" X 36"; COLOR AND FINISH RE: CONSTRUCTION SCHEDULE
3. STONE COPING, CUT TO FIT; COLOR AND FINISH RE: CONSTRUCTION SCHEDULE
4. ADJACENT TREE; VERIFY LOCATION IN FIELD
5. ADJACENT PAVING; RE: CONSTRUCTION PLANS

NOTES:
- A. REFERENCE CONSTRUCTION SCHEDULE FOR ALL COLORS AND FINISHES.
- B. CONTRACTOR IS TO PROVIDE DETAILED SHOP DRAWINGS OF WALL LAYOUT PRIOR TO INSTALLATION.
- C. CONTRACTOR IS TO VERIFY IN FIELD ALL EXISTING CONDITIONS, TREE LOCATIONS AND CONSTRUCTION LAYOUTS PRIOR TO INSTALLATION.
- D. REFERENCE CIVIL ENGINEER'S DRAWINGS FOR ADDITIONAL GRADING INFORMATION.
- E. REFERENCE TREE PROTECTION DRAWINGS AND CERTIFIED PROJECT ARBORIST REPORTS FOR ADDITIONAL INFORMATION.



0 1 2 10
SCALE: 3/16" = 1'-0"

ENLARGEMENT PLAN - TYP. SITE WALL COPING PATTERN 01
PP-AL.A.2XB-GS-160

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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CONSTRUCTION DETAILS

Scale

L3.05

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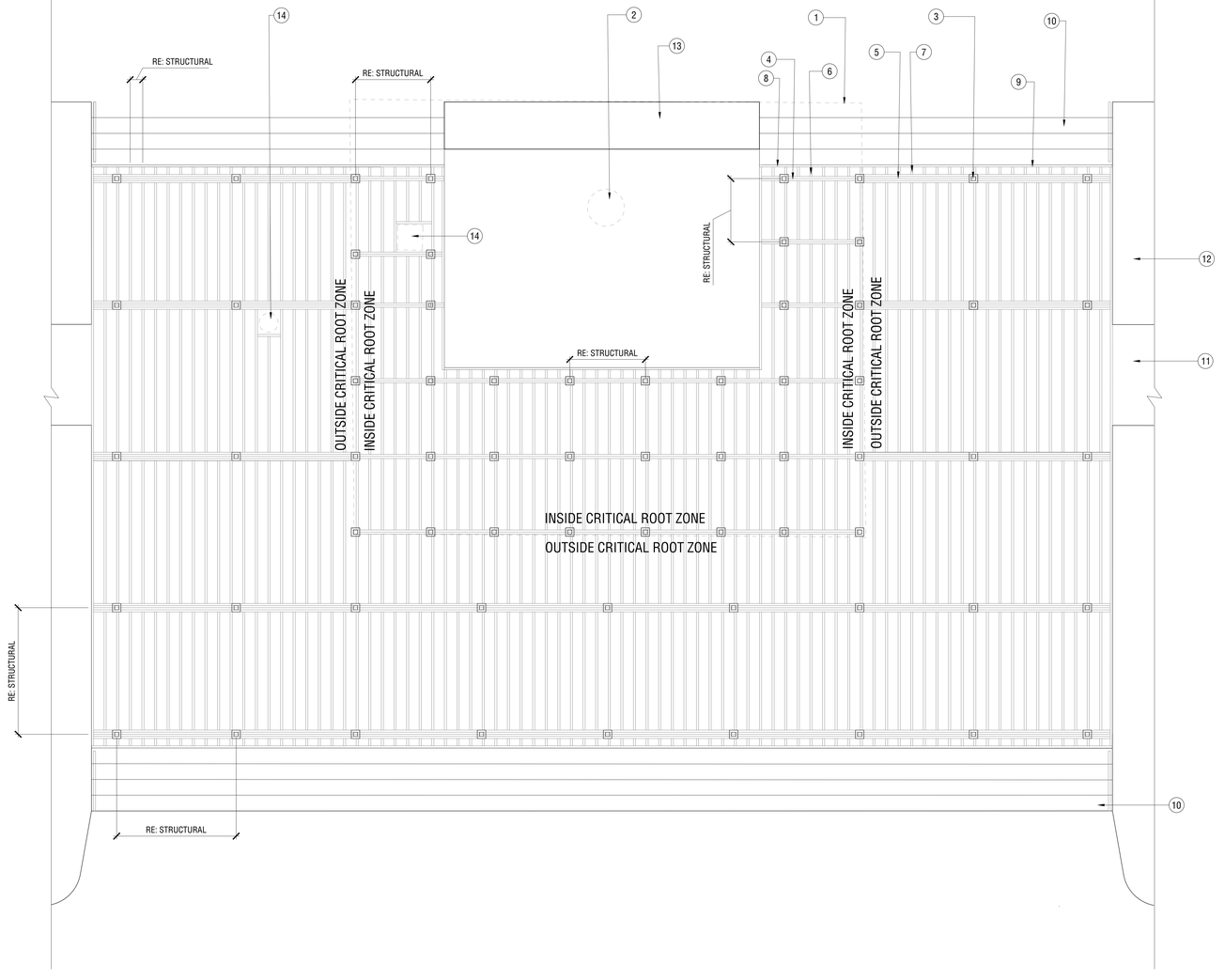
1. CRITICAL ROOT ZONE, SEE TREE PROTECTION PLAN
2. EXISTING TREE, RE: PLANTING PLAN
3. DIAMOND PIER FOOTINGS, RE: STRUCTURAL
4. (2)2X6 TREATED WOOD BEAM, INSIDE CRITICAL ROOT ZONE, RE: NOTE 1
5. (4)2X12 TREATED WOOD BEAM, OUTSIDE CRITICAL ROOT ZONE, RE: NOTE 2
6. 2X6 JOIST, INSIDE CRITICAL ROOT ZONE, RE: NOTE 1
7. 2X12 JOIST, OUTSIDE CRITICAL ROOT ZONE, RE: NOTE 2
8. 2X6 RIM JOIST, INSIDE CRITICAL ROOT ZONE, RE: NOTE 1
9. 2X12 RIM JOIST, OUTSIDE CRITICAL ROOT ZONE, RE: NOTE 2
10. ADJACENT STAIRS, RE: CONSTRUCTION PLANS
11. ADJACENT PAVING, RE: CONSTRUCTION PLANS
12. ADJACENT PLANTING, RE: PLANTING PLANS
13. ADJACENT SITE WALL, RE: CONSTRUCTION PLANS
14. EXISTING UTILITY MANHOLE COVERS, RE: CIVIL DWGS



NOTE:
1. ALL BEAMS AND JOISTS INSIDE CRITICAL ROOT ZONE TO BE TREATED 2X6
2. ALL BEAMS AND JOISTS OUTSIDE CRITICAL ROOT ZONE TO BE TREATED WOOD 2X12

SCALE: 1/4" = 1'-0"

PLAN - DECK FRAMING LAYOUT 01
PP-AL-A.DAB-03-154

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Project Number
122.0076.000

Description
CONSTRUCTION DETAILS

Scale

L3.06

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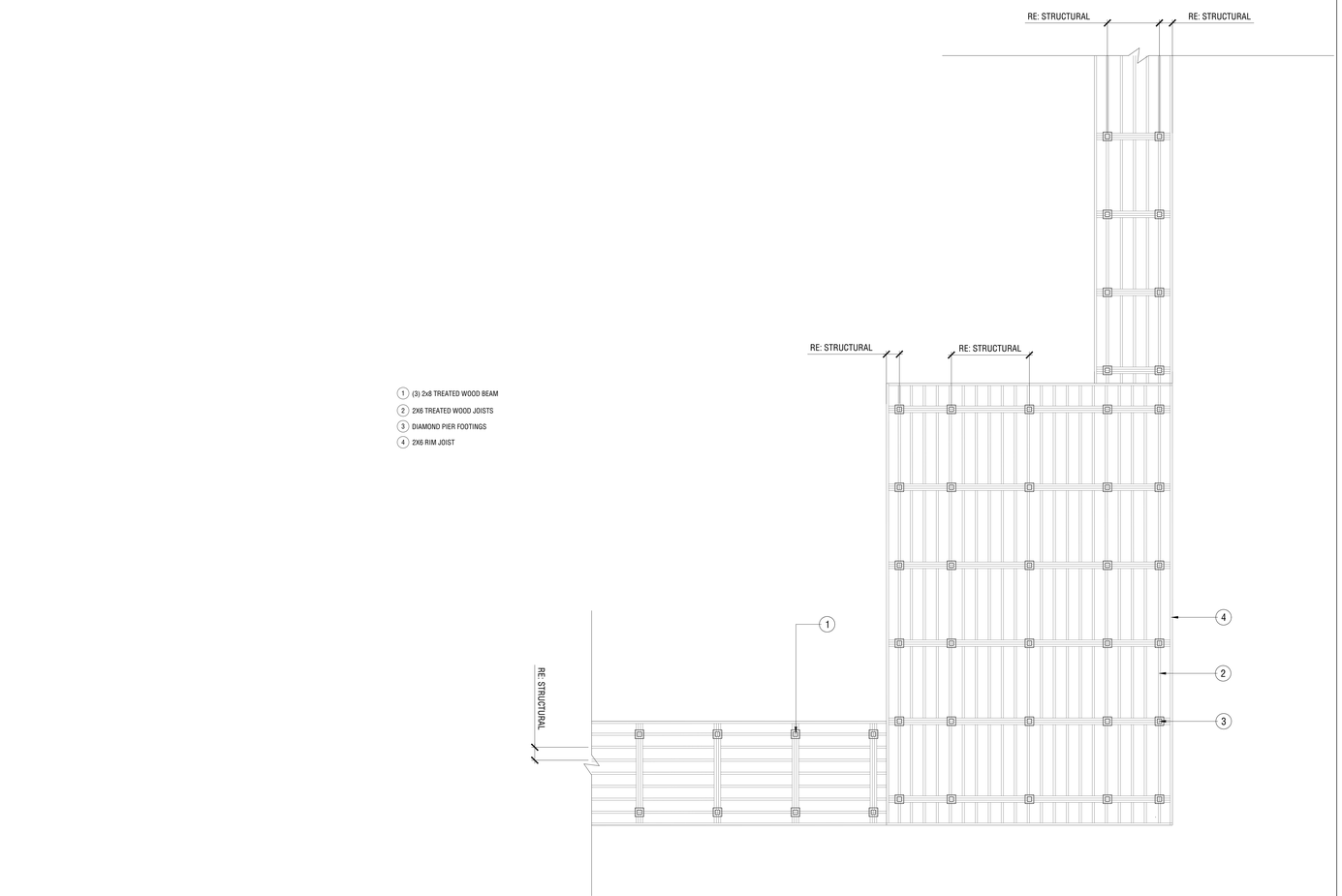

SCALE: 1/4" = 1'-0"

PLAN - BOARDWALK FRAMING LAYOUT, TYP. 01
PP-ALA_DAB-GS-164

NOT FOR CONSTRUCTION

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Project Name
ALAMO PLAZA PHASE 2

Project Number
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Description
CONSTRUCTION DETAILS

Scale

L3.07

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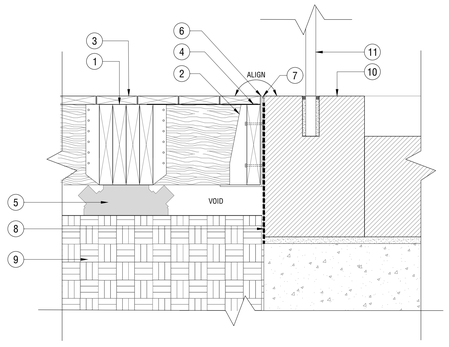
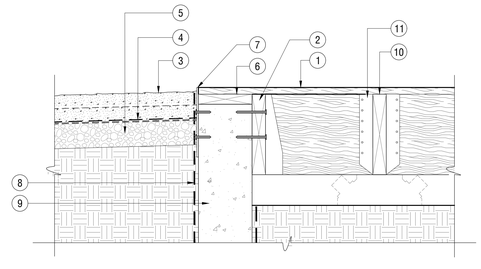
1. (4) 2"x12 JOISTS PER STRUCTURAL ENGINEER
2. JOIST HANGER PER STRUCTURAL ENGINEER
3. 5/4" x 6" WOOD DECKING; RE: CONSTRUCTION SCHEDULE
4. 2"x12" RIM JOIST BOLTED TO STEEL EDGING; RE: STRUCTURAL ENGINEER
5. LOW IMPACT PIER FOOTING; RE: CONSTRUCTION SCHEDULE
6. 1/4" STEEL EDGE PLATE; RE: SPECS
7. FOAM JOINT AS NEEDED
8. HYDROBAN DAMPROOFING OR BETTER PRODUCT, DO NOT EXPOSE ABOVE ADJACENT FINISH GRADE
9. PREPARED SUBGRADE; RE: PLANS
10. MONOLITHIC STONE BLOCK; RE: CONSTRUCTION SCHEDULE FOR COLOR AND FINISH
11. STEEL POST MOUNTED IN STONE STEP



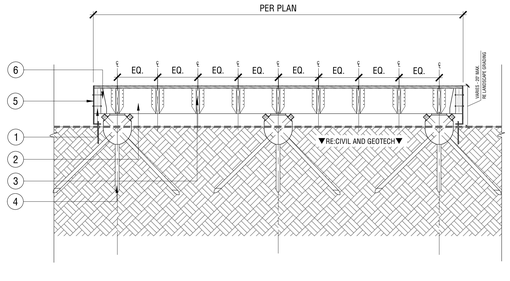
SECTION - WOOD DECK @ STONE BLOCK STAIRS 11
PP-AL.A.2AB-CS-184

1. 5/4" x 6" WOOD DECKING; RE: CONSTRUCTION SCHEDULE
2. 2"x12" RIM JOIST BOLTED TO CONCRETE STEM WALL; RE: STRUCTURAL ENGINEER
3. 4" STABILIZED DECOMPOSED GRANITE; RE: 05/L3.01
4. FILTER FABRIC; RE:05/L3.01
5. COMPACTED AGGREGATE SUB-BASE
6. PRESSURE TREATED NAILER BOARD. APPLY WATER SHIELD ON ALL NAILER BOARDS; RE: SPECS
7. 1/4" STAINLESS STEEL FASCIA, ATTACH TO CONCRETE STEM WALL
8. WATERPROOFING
9. CONCRETE STEM WALL; RE: STRUCTURAL
10. 2"x12" JOIST; RE: STRUCTURAL ENGINEER
11. JOIST HANGER; RE: SPECS



SECTION - WOOD DECK @ DECOMPOSED GRANITE 10
PP-AL.A.2AB-CS-183

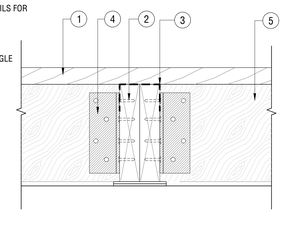
1. TWO (2) 2 X 12 RIM JOISTS, BEND TO MATCH CURVE, TYPICAL
2. 6 X 12 WOOD BEAM, CONNECT TO TOP OF DIAMON PEIR FOOTING WITH STAINLESS STEEL PLATE
3. 2 X 12 JOIST, FASTEN TO BEAM WITH STAINLESS STEEL HANGER
4. DIAMON PIER LOW IMPACT FOOTING
5. 3/8" THICK STEEL PLATE FASCIA, PAINTED BLACK
6. FIELD ADJUSTABLE JACK HANGER



LOW IMPACT BOARDWALK SECTION, TYP. 09
PP-AL.A.2AB-CS-23

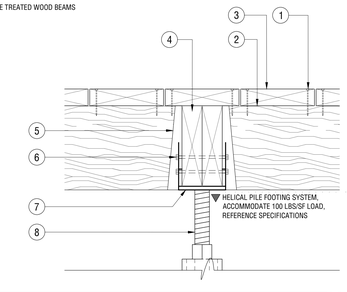
NOTE:
ALL PRESSURE TREATED JOISTS TO BE RATED FOR GROUND CONTACT;
PROVIDE WATER/ICE BARRIER ON TOP AND SIDES OF ALL JOISTS

1. 5/4x4 DECKING FINISH SLAT
   - ATTACH WITH T15 COLOR MATCH SCREW HEAD
   - RE: CONSTRUCTION SCHEDULE FOR COLOR AND FINISH
2. (2) 2X8 BOARDS
   - REFERENCE FRAMING PLAN DETAILS FOR CONFIGURATION
3. WATER/ICE BARRIER
4. SIMPSON STRONG-TIE ML26SS ANGLE
   - SECURE WITH STRONG-TIE SD STAINLESS STEEL SCREWS
5. RIM JOIST



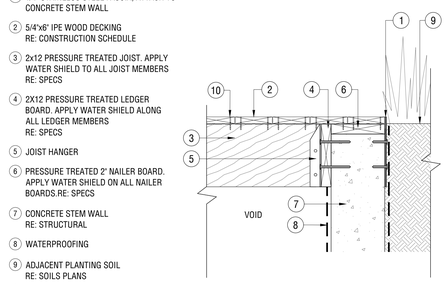
ENLARGEMENT- JOISTS AT CIP FOUNDATION 05
PP-AL.A.2AB-CS-43

1. WOOD DECKING FASTENERS, UTILIZE CAMO HIDDEN FASTENER SYSTEM OR APPROVED EQUAL
2. 2" X 12" PRESSURE TREATED WOOD JOIST
3. IPE HARDWOOD FINISH DECKING
4. (2) 2" X 12" PRESSURE TREATED WOOD BEAMS



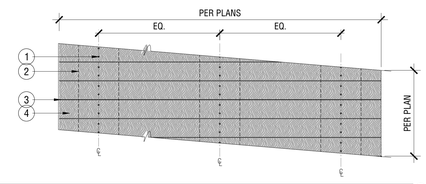
TYPICAL SECTION - ELEVATED DECK BEAM MOUNTING 06
PP-AL.A.2AB-CS-44

1. CAMO FASTENER SYSTEM, ALIGN ATOP JOISTS
2. JOIST, BELOW
3. 3/16" BUTT JOINT, TYP.
4. 5/4" x 6" IPE BOARDS



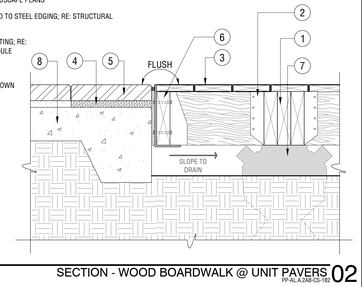
SECTION-WOOD DECK AT STEM WALL 04
PP-AL.A.2AB-CS-182

NOTES:
1. REFER TO HARDSCAPE SCHEDULE FOR ALL COLORS AND FINISHES.
2. CONTRACTOR TO PROVIDE SAMPLE DECKING BOARD TO LANDSCAPE ARCHITECT FOR REVIEW AND APPROVAL.
3. PLANKS SHOULD BE PRE-DRILLED WHEN WITHIN 1 ½" OF THE ENDS OF PLANKS.
4. LIGHTLY TAP PLANK MATERIAL BACK INTO PLACE IF MUSHROOM EFFECT OCCURS AT HEAD OF THE SCREW.
5. FASTEN SCREWS MINIMUM OF ¾" FROM OUTSIDE EDGE OF EACH PLANK.
6. PLANKS SHOULD BE GAPPED A MINIMUM OF ¼" SIDE TO SIDE, AT ALL BUTT JOINTS AND BETWEEN PLANK AND OTHER SURFACES INCLUDING GUARDRAIL POSTS AND CONCRETE WALKS.
7. BUTT JOINTS MUST FALL ON A JOIST.
8. RIP PLANKS AT DISCRETE LOCATIONS TO FIT AS NEEDED.
9. PROVIDE WATER SHIELD ATOP JOISTS PRIOR TO INSTALLING DECKING.



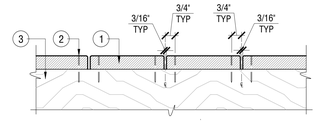
PLAN - LOW IMPACT WOOD DECKING TYPICAL LAYOUT 03
PP-AL.A.2AB-CS-22

1. (3) 2"x8" JOISTS PER STRUCTURAL ENGINEER
2. JOIST HANGER PER STRUCTURAL ENGINEER
3. 5/4" x 6" WOOD DECKING; RE: CONSTRUCTION SCHEDULE
4. MORTAR LAST ROW OR PAVERS OR ALL PAVERS DIRECTLY ADJACENT TO DECK
5. UNIT PAVERS PER HARDSCAPE PLANS
6. 2"x8" RIM JOIST BOLTED TO STEEL EDGING; RE: STRUCTURAL ENGINEER
7. LOW IMPACT PIER FOOTING; RE: CONSTRUCTION SCHEDULE
8. CONCRETE SUBSLAB, THICKENED AT EDGE TO MEET GRADE AS SHOWN



SECTION - WOOD BOARDWALK @ UNIT PAVERS 02
PP-AL.A.2AB-CS-183

1. 5/4" x 5 1/2" IPE DECKING
2. CAMO FASTENERS PER SPEC; INSTALL USING CAMO SYSTEM TO ENSURE PROPER INSTALLATION
3. JOIST PER STRUCTURAL ENGINEER



SECTION - LOW IMPACT WOOD DECKING ATTACHMENT 01
PP-AL.A.2AB-CS-21

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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
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12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CONSTRUCTION DETAILS

Scale

L3.08

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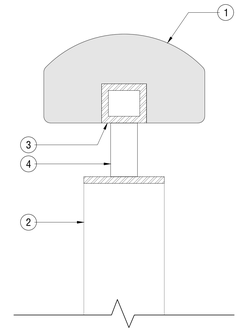
1 WOOD HANDRAIL CAP RE: CONSTRUCTION SCHEDULE

2 STEEL HANDRAIL POST RE: CONSTRUCTION SCHEDULE

3 TUBE STEEL INSERT WELDED TO SOLID STEEL PIN BELOW

4 1/2" SOLID STEEL PIN WELDED TO TUBE STEEL ABOVE AND STEEL POST BELOW



SECTION - WOOD HANDRAIL CAP 04
SCALE: 1" = 1" PP-NL-A.3368-CD-178

1 PLINTH. DIMENSIONS TO BE DETERMINED. DIMENSIONS VARY PER STATUARY

2 CONCRETE FOOTING; RE: STRUCTURAL

3 COMPACTED AGGREGATE SUB-BASE

4 ADJACENT PAVING; RE: CONSTRUCTION PLANS

5 STONE CLADDING

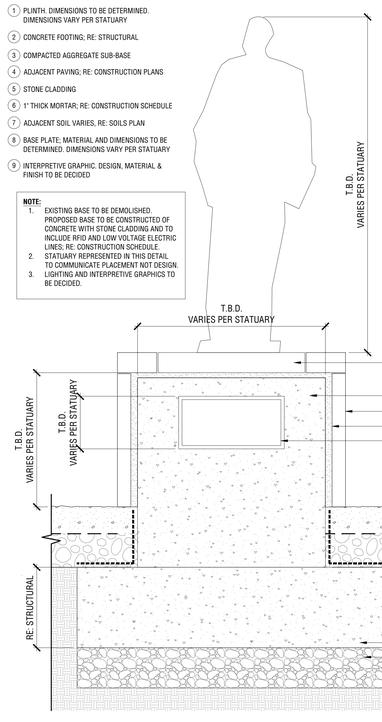
6 1" THICK MORTAR; RE: CONSTRUCTION SCHEDULE

7 ADJACENT SOIL VARIES, RE: SOILS PLAN

8 BASE PLATE; MATERIAL AND DIMENSIONS TO BE DETERMINED. DIMENSIONS VARY PER STATUARY

9 INTERPRETIVE GRAPHIC: DESIGN, MATERIAL & FINISH TO BE DECIDED

NOTE:
1. EXISTING BASE TO BE DEMOLISHED. PROPOSED BASE TO BE CONSTRUCTED OF CONCRETE WITH STONE CLADDING AND TO INCLUDE RFID AND LOW VOLTAGE ELECTRIC LINES; RE: CONSTRUCTION SCHEDULE.
2. STATUARY REPRESENTED IN THIS DETAIL TO COMMUNICATE PLACEMENT NOT DESIGN.
3. LIGHTING AND INTERPRETIVE GRAPHICS TO BE DECIDED.



SECTION - TYP. STATUE BASE DETAIL 06
SCALE: 1 1/2" = 1'-0" PP-NL-A.3368-CD-181

1 1.5" STEEL HANDRAIL POST- PROVIDE BITUMINOUS PAINT ON PORTION TO BE EMBEDDED; RE: CONSTRUCTION SCHEDULE FOR TYPE AND FINISH

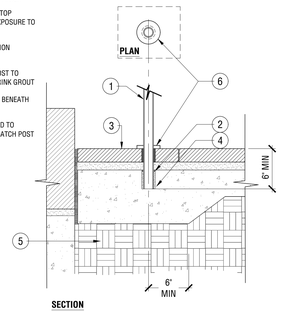
2 HIGH-STRENGTH, NON-SHRINK GROUT AT TOP SURFACE TO CONCEAL OPENING/CORE, EXPOSURE TO MATCH ADJACENT PAVING

3 CONCRETE UNIT PAVERS; RE: CONSTRUCTION SCHEDULE

4 CORE DRILL PAVING 1/2" LARGER THAN POST TO RECEIVE EMBEDMENT; SET WITH NON-SHRINK GROUT

5 CONCRETE SUB SLAB THICKENED AT EDGE BENEATH POST AS SHOWN

6 BASE PLATE PER MANUFACTURER, SHROUD TO COMPLETELY CONCEAL CORE. STEEL TO MATCH POST



SECTION - HANDRAIL POST MOUNT AT CONCRETE UNIT PAVERS 03
SCALE: 1 1/2" = 1'-0" PP-NL-A.3368-CD-176

1 1.5" STEEL HANDRAIL POST- PROVIDE BITUMINOUS PAINT ON PORTION TO BE EMBEDDED; RE: CONSTRUCTION SCHEDULE FOR TYPE AND FINISH

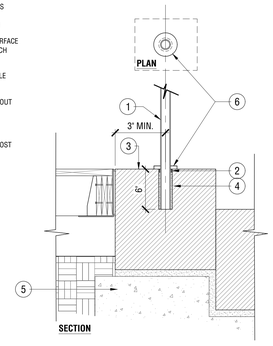
2 HIGH-STRENGTH, NON-SHRINK GROUT AT TOP SURFACE TO CONCEAL OPENING/CORE, EXPOSURE TO MATCH ADJACENT PAVING

3 STONE BLOCK STEP; RE: CONSTRUCTION SCHEDULE

4 CORE DRILL PAVING 1/2" LARGER THAN POST TO RECEIVE EMBEDMENT; SET WITH NON-SHRINK GROUT

5 REINFORCED CONCRETE FOUNDATION

6 BASE PLATE PER MANUFACTURER, SHROUD TO COMPLETELY CONCEAL CORE. STEEL TO MATCH POST



SECTION - HANDRAIL POST MOUNT AT STONE BLOCK 02
SCALE: 1 1/2" = 1'-0" PP-NL-A.3368-CD-177

1 MONOLITHIC STONE BLOCK; RE: CONSTRUCTION SCHEDULE FOR COLOR AND FINISH

2 PERFORATED PIPE WRAPPED IN DRAINAGE AGGREGATE

3 STONE CLAD WALL BEYOND; RE: CONSTRUCTION PLANS

4 ADJACENT WOOD DECK; RE: CONSTRUCTION PLANS

5 ADJACENT STONE PAVING; RE: CONSTRUCTION PLANS

6 WOODEN HANDRAIL WITH STEEL POSTS; RE: 04/L3.09

7 REINFORCED CONCRETE FOUNDATION

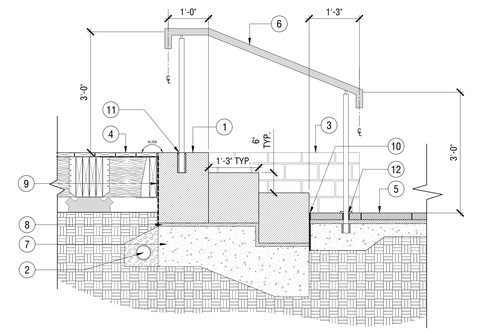
8 MORTAR SETTING BED

9 HYDROBAN DAMPROOFING OR BETTER PRODUCT. DO NOT EXPOSE ABOVE ADJACENT FINISH GRADE

10 3/8" SEALANT JOINT

11 STEEL POST MOUNTED IN STONE STEP; RE: 02/L3.09

12 STEEL POST MOUNTED IN CONCRETE UNIT PAVING; RE: 02/L3.09



SECTION - TYP. STONE STAIR 01
SCALE: 3/4" = 1'-0" PP-NL-A.3368-CD-181

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Project Number
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Description
CONSTRUCTION DETAILS

Scale

L3.09

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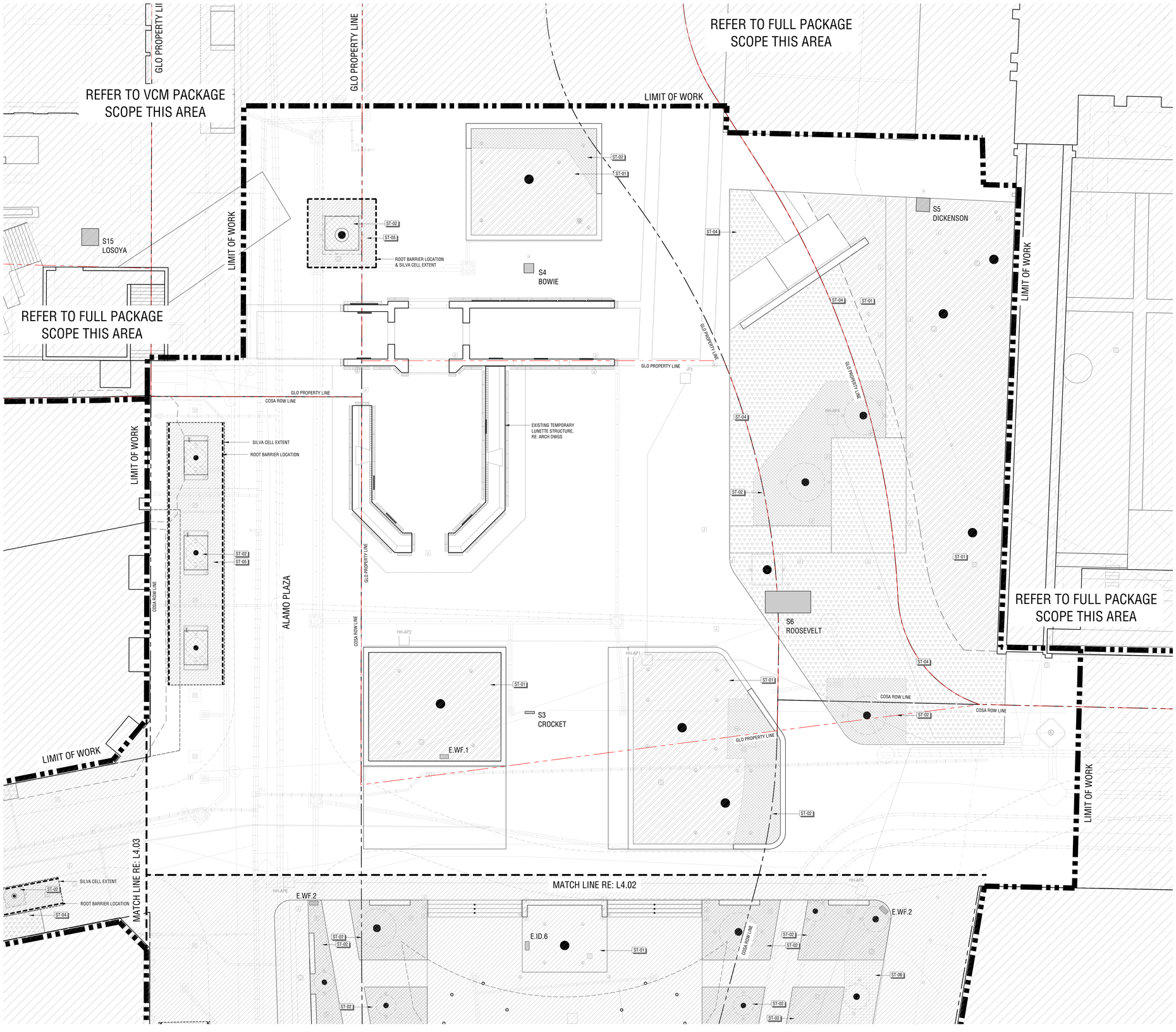

SOIL LEGEND

HATCH	CODE	DESCRIPTION
	ST-01	EXISTING SOIL TO REMAIN AT EXISTING TREES
	ST-02	IMPORTED PLANTING SOIL; 36" MIN. DEPTH
	ST-03	IMPORTED TURF SOIL;. 18" MIN. DEPTH
	ST-04	IMPORTED PLANTING SOIL; 24" MIN. DEPTH
	ST-05	IMPORTED SOIL AT SILVA CELL; 43" DEPTH
	ST-06	SAND BASED STRUCTURAL SOIL AT 72" DEPTH
		ROOTBALL LOCATION PER PLANTING PLANS
		ROOT BARRIER, RE: SPECIFICATION 32 93 00

NOTES

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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

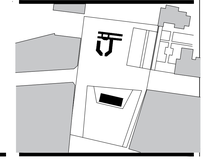
Description
SOILS PLANS

Scale
1" = 10'-0"

Ref North

L4.01

KEY PLAN



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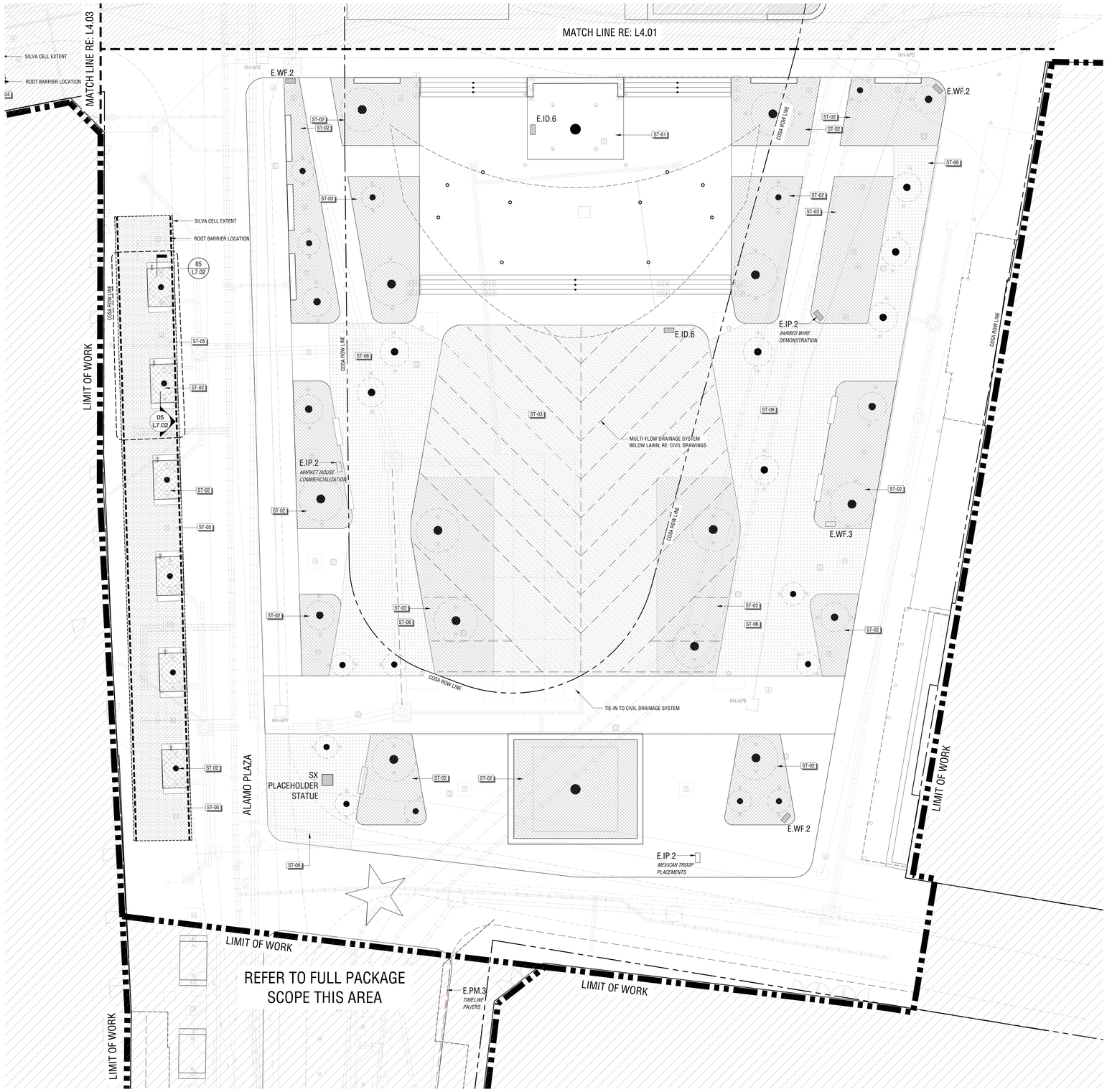

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		ROOTBALL LOCATION PER PLANTING PLANS
		ROOT BARRIER, RE: SPECIFICATION 32 93 00

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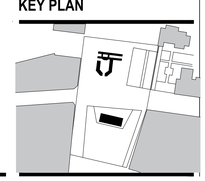
KEY PLAN



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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
SOILS PLANS

Scale
1" = 10'-0"
Ref North

L4.02

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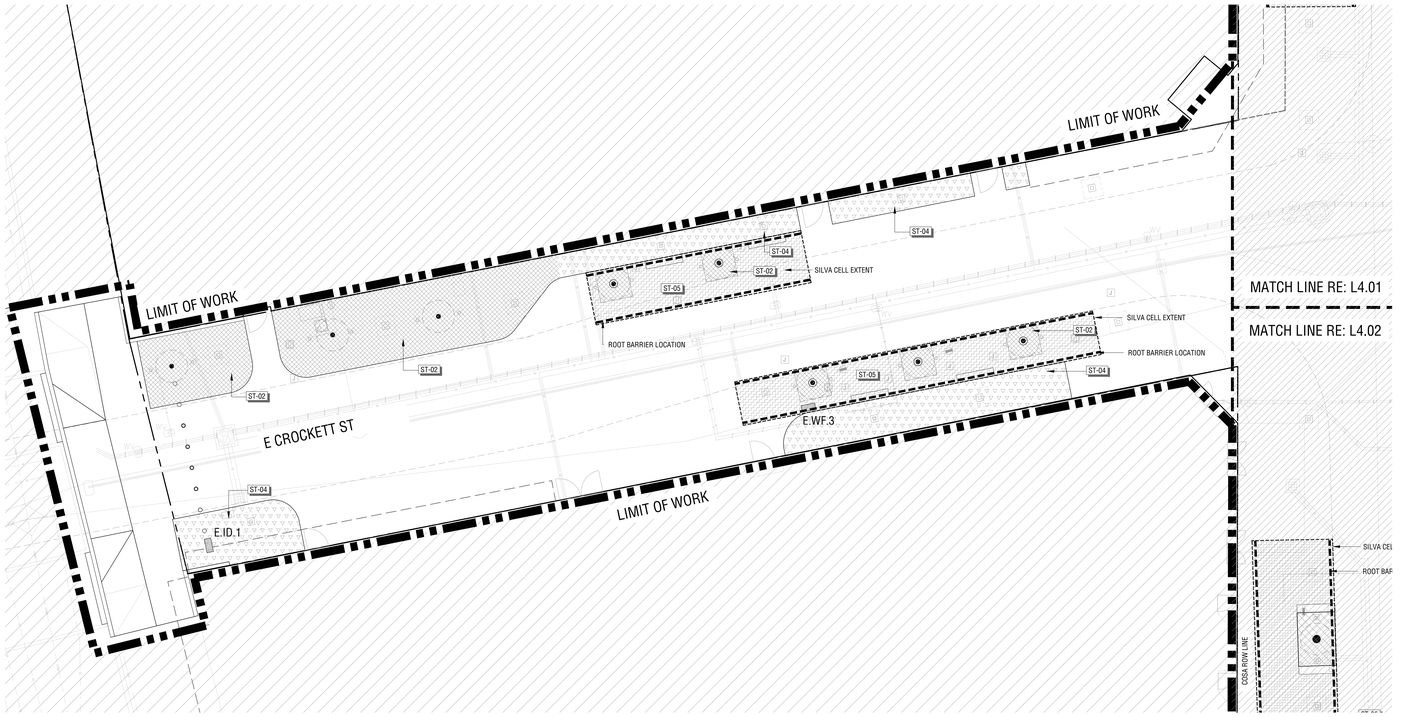

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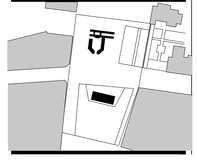
KEY PLAN



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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
SOILS PLANS

Scale
1" = 10'-0"
Ref North

L4.03

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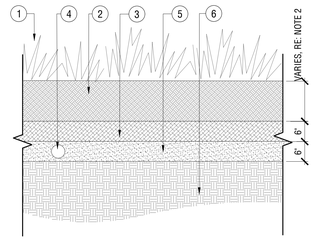
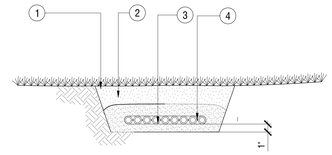
NOTE:
1. CONTRACTOR TO PROVIDE SOIL PROFILE MOCK-UP FOR REVIEW BY THE SOILS ENGINEER AND LANDSCAPE ARCHITECT PRIOR TO COMMENCING WORK. REFERENCE SPEC 329115, PLANTING SOILS PRIOR TO COMMENCING WORK.
2. ORNAMENTAL PLANTING AT TREES TO RECEIVE 24" OF PLANTING BED SOIL LAYER. ORNAMENTAL PLANTING AT SHRUBS & PERENNIALS TO RECEIVE 12" OF PLANTING BED SOIL LAYER.



1. PLANTING PER PLANS -RE: PLANTING PLANS
2. PLANTING BED SOIL -RE: PLANTING SOILS
3. HORTICULTURAL SUBSOIL -RE: PLANTING SOILS
4. SUBDRAINAGE PERF. PIPE WRAPPED W. GEOTEXTILE -RE: CIVIL
5. SAND DRAINAGE LAYER PER SPECIFICATION
6. SUBSOIL, RE: CIVIL

SCALE: 3/4" = 1'-0" — SECTION - ORNAMENTAL PLANTING SOIL (ST-02 & ST-04) 06 — PP-AL A.2AB-PL-XX

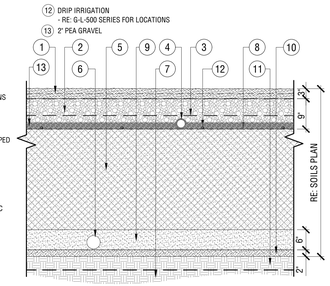
1. NATIVE OR PERMEABLE FILL
2. MINIMUM 2' VERY COARSE SAND ON TOP & SIDES OF MULTI-FLOW, 1' GRADING COARSE ON BOTTOM
3. MULTI-FLOW WIDTH AS REQUIRED
4. MINIMUM SLOPE RECOMMENDED 1%



SCALE: 1 1/2" = 1'-0" — SECTION - TYP. MULTI-FLOW SHALLOW DRAINAGE 03 — PP-AL A.2AB-PL-XX

NOTE:
EACH LIFT OF DECOMPOSED GRANITE SHALL BE DAMPENED, ROLLED, AND COMPACTED AS SPECIFIED. DECOMPOSED GRANITE SHALL BE STABILIZED WITH A STABILIZING BINDER ACCORDING TO MANUFACTURER'S INSTRUCTIONS.

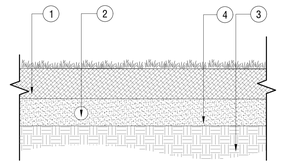
1. DECORATIVE AGGREGATE TYPE 1 - RE: PLANTING DETAILS
2. 3/8" DRAINAGE AGGREGATE - RE: PLANTING SOILS
3. GEOGRID
4. 3" DIA. AERATION PIPE - RE: SOILS PLANS FOR LOCATIONS
5. SAND BASED STRUCTURE SOIL - RE: PLANTING SOILS
6. SUBDRAINAGE PERF. PIPE WRAPPED W. GEOTEXTILE FABRIC -RE: CSD-SERIES
7. (E) SUBSOIL
8. 18" STRIP FILTER FABRIC
9. SAND DRAINAGE LAYER PER SPEC
10. SAND-COMPOST BLEND -RE: PLANTING SOILS
11. 4" (E) SUBSOIL -SUBSOIL TO BE INCORPORATED PER SPECIFICATION
12. DRIP IRRIGATION - RE: G-IL-500 SERIES FOR LOCATIONS
13. 2" PEA GRAVEL



SCALE: 3/4" = 1'-0" — SECTION - SAND-BASED STRUCTURAL SOIL UNDER DG (ST-06) 05 — PP-AL A.2AB-PL-XX

NOTE:
CONTRACTOR TO PROVIDE SOIL PROFILE MOCK-UP FOR REVIEW BY THE SOILS ENGINEER AND LANDSCAPE ARCHITECT PRIOR TO COMMENCING WORK.
REFERENCE SPEC 329115, PLANTING SOILS PRIOR TO COMMENCING WORK.

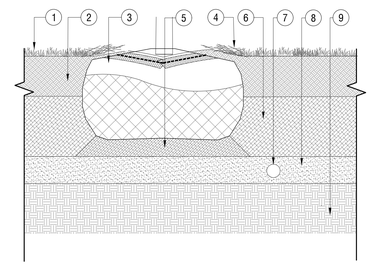
1. HIGH USE LAWN SOIL -RE: PLANTING SOILS
2. SUBDRAINAGE PERF. PIPE WRAPPER W. GEOTEXTILE RE: CIVIL
3. SUBSOIL, RE: CIVIL
4. SAND DRAINAGE LAYER PER SPECIFICATION



SCALE: 3/4" = 1'-0" — SECTION - HIGH-USE LAWN-NO TREES (ST-03) 02 — PP-AL A.2AB-PL-XX

NOTE:
CONTRACTOR TO PROVIDE SOIL PROFILE MOCK-UP FOR REVIEW BY THE SOILS ENGINEER AND LANDSCAPE ARCHITECT PRIOR TO COMMENCING WORK.
REFERENCE SPEC 329115, PLANTING SOILS PRIOR TO COMMENCING WORK.

1. TURF LAWN -RE: PLANTING PLANS
2. HIGH USE LAWN SOIL -RE: 32 91 15, PLANTING SOILS
3. TREE PLANTING -RE: PLANTING DETAILS
4. MULCH
5. COMPACTED HORTICULTURAL SUBSOIL -RE: 32 91 15, PLANTING SOILS
6. HORTICULTURAL SUBSOIL -RE: 32 91 15, PLANTING SOILS
7. SUBDRAINAGE PERF. PIPE WRAPPED W. GEOXTILE RE: CIVIL
8. SAND DRAINAGE LAYER PER SPECIFICATION
9. SUBSOIL, RE: CIVIL



SCALE: 3/4" = 1'-0" — SECTION - HIGH-USE LAWN WITH TREES 01 — PP-AL A.2AB-PL-XX

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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
SOILS DETAILS

Scale

L4.50

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IRRIGATION NOTES

1. ALL LOCAL MUNICIPAL AND STATE LAWS, RULES AND REGULATIONS GOVERNING OR RELATING TO ANY PORTION OF THIS WORK ARE HEREBY INCORPORATED INTO AND MADE A PART OF THESE SPECIFICATIONS AND THEIR PROVISIONS SHALL BE CARRIED OUT BY THE CONTRACTOR.

2. THE LANDSCAPE IRRIGATION CONTRACTOR ("CONTRACTOR") SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THESE PLANS ARE APPROXIMATE ONLY. ANY DISCREPANCIES BETWEEN THESE PLANS AND ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE.

3. THE CONTRACTOR SHALL OBTAIN THE PERTINENT ENGINEERING OR ARCHITECTURAL PLANS BEFORE BEGINNING WORK.

4. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS REQUIRED TO PERFORM THE WORK INDICATED HEREIN BEFORE BEGINNING WORK.

5. THIS DESIGN IS DIAGRAMMATIC. ANY EQUIPMENT SHOWN IN PAVED AREAS IS FOR DESIGN CLARITY ONLY AND IS TO BE INSTALLED WITHIN PLANTING AREAS.

6. THE CONTRACTOR SHALL MARK PROPOSED INSTALLATION LOCATION OF THE FOLLOWING MATERIALS FOR APPROVAL BY OWNER'S AUTHORIZED REPRESENTATIVE: REMOTE CONTROL VALVE AND BOXES, QUICK COUPLER VALVE AND BOXES.

7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND TESTING THE EXISTING IRRIGATION WATER METER, BACKFLOW DEVICE, MASTER CONTROL VALVE, FLOW SENSOR, DECODER CONTROLLER, AND ANY OTHER SENSORS AND MAJOR SYSTEM COMPONENTS INSTALLED AS PART OF PHASE 1 ALAMO PLAN IMPROVEMENTS THAT COULD AFFECT THE OPERABILITY OF THE PROPOSED AUTOMATIC IRRIGATION SYSTEM.

8. THE CONTRACTOR SHALL NOT WILLFULLY INSTALL ANY EQUIPMENT AS SHOWN ON THE PLANS, WHEN IT IS OBVIOUS IN THE FIELD THAT UNKNOWN CONDITIONS EXIST THAT WERE NOT EVIDENT AT THE TIME THESE PLANS WERE PREPARED, ANY SUCH CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE PRIOR TO ANY WORK OR THE IRRIGATION CONTRACTOR SHALL ASSUME ALL RESPONSIBILITY FOR ANY FIELD CHANGES DEEMED NECESSARY BY THE OWNER.

9. INSTALL ALL EQUIPMENT AS SHOWN IN THE DETAILS AND SPECIFICATIONS. CONTRACTOR SHALL BE RESPONSIBLE TO COMPLY WITH LOCAL CITY, COUNTY AND STATE REQUIREMENTS FOR BOTH EQUIPMENT AND INSTALLATION.

10. ALL PIPE UNDER PAVED AREAS TO BE INSTALLED IN SLEEVING TWICE THE DIAMETER OF THE PIPE CARRIED. SEE LEGEND FOR TYPE. ALL WIRE UNDER PAVED AREAS TO BE INSTALLED IN A SCH. 40 SLEEVE THE SIZE REQUIRED TO EASILY PULL WIRE THROUGH. ALL SLEEVES TO BE INSTALLED WITH A MINIMUM DEPTH AS SHOWN ON THE SLEEVING DETAILS. SLEEVES TO EXTEND AT LEAST 12" PAST THE EDGE OF THE PAVING.

11. ALL QUICK COUPLER AND REMOTE CONTROL VALVES ARE TO BE INSTALLED IN SHRUB OR GROUNDCOVER AREAS WHERE POSSIBLE. ALL QUICK COUPLER VALVE AND REMOTE CONTROL VALVES ARE TO BE INSTALLED AS SHOWN ON THE INSTALLATION DETAILS. INSTALL ALL QUICK COUPLER AND REMOTE CONTROL VALVES WITHIN 18" OF HARDSCAPE.

12. CONTRACTOR SHALL INSTALL ADDITIONAL CHECK VALVES TO HEADS AND LATERALS AS REQUIRED TO PREVENT LOW HEAD DRAINAGE.

13. THE CONTRACTOR SHALL USE PROPER GROUNDING TECHNIQUES FOR GROUNDING THE CONTROLLER AND RELATED EQUIPMENT PER MANUFACTURERS SPECIFICATIONS. SWEENEY AND ASSOCIATES RECOMMENDS MEASURING FOR PROPER GROUND AT LEAST ONCE ANNUALLY, AND NECESSARY ADJUSTMENTS MADE TO COMPLY WITH MANUFACTURER SPECIFICATIONS.

14. THE CONTRACTOR IS REQUIRED TO CONTACT DIGALERT OR 811 A MINIMUM OF TWO (2) DAYS PRIOR TO THE START OF ANY EXCAVATIONS ON THE PROJECT AND SPECIFICALLY PRIOR TO THE INSTALLATION OF ANY GROUNDING RODS. DIAL 811 OR LOG ONTO WWW.DIGALERT.ORG TO START A PROJECT TICKET. DIGALERT AND 811 IS A FREE SERVICE PROVIDED TO THE PROJECT. FAILURE TO CONTACT AND HAVE THE EXISTING UTILITIES IDENTIFIED, LOCATED AND MARKED SHALL MAKE THE CONTRACTOR SOLELY RESPONSIBLE FOR ANY AND ALL DAMAGES.

IRRIGATION MATERIAL LEGEND

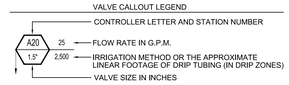
SYMBOL Q	T	H	F	MANUFACTURER	MODEL NO. / DESCRIPTION	FLOW RATE (GPM)	PSI	RADIUS	PR. RATE	DETAIL
				RAIN BIRD	RD12-S-P30-F-NP 12" POP-UP SHRUB HEAD WITH 5Q/5H NOZZLES	.10, .20	30	5 FT	1.78 IN./HR.	A
				RAIN BIRD	RD12-S-P30-F-NP 12" POP-UP SHRUB HEAD WITH 8 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.29, .39, .59, 1.17	30	8 FT	2.03 IN./HR.	A
				RAIN BIRD	RD12-S-P30-F-NP 12" POP-UP SHRUB HEAD WITH 10 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.45, .59, .89, 1.78	30	10 FT	1.98 IN./HR.	A
				RAIN BIRD	RD12-S-P30-F-NP 12" POP-UP SHRUB HEAD WITH 12 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.59, .79, 1.18, 2.37	30	12 FT	1.83 IN./HR.	A
				RAIN BIRD	RD12-S-P30-F-NP 12" POP-UP SHRUB HEAD WITH 15 SERIES HE-VAN ADJUSTABLE ARC NOZZLE	.93, 1.23, 1.85, 3.70	30	15 FT	1.83 IN./HR.	A
				RAIN BIRD	RD12-S-P30-F-NP 12" POP-UP SHRUB HEAD WITH LCS/RCS/SS530 NOZZLES	.61, 1.21	30	4X15 FT 4X30 FT	1.95 IN./HR.	A
NO SYMBOL				RAIN BIRD	SPRINKLER HEADS WITH 1/2" NPT INLETS SHALL BE INSTALLED WITH A SA-125050 POLY SWING JOINT AS PART OF THE ASSEMBLY					A
				RAIN BIRD	5006-PL-(PC)-SAM-R-NP 6" POP-UP TURF ROTOR WITH MPR-25 NOZZLES (RED)	1.00, 1.38, 1.98, 3.82	45	25 FT	0.70 IN./HR.	B
				RAIN BIRD	5006-PL-(PC)-SAM-R-NP 6" POP-UP TURF ROTOR WITH MPR-30 NOZZLES (GREEN)	1.40, 1.85, 2.96, 5.78	45	30 FT	0.70 IN./HR.	B
				RAIN BIRD	5006-PL-(PC)-SAM-R-NP 6" POP-UP TURF ROTOR WITH MPR-35 NOZZLES (BEIGE)	1.92, 2.46, 3.81, 7.58	45	35 FT	0.70 IN./HR.	B
				RAIN BIRD	5012-PL-(PC)-SAM-R-NP 12" POP-UP SHRUB ROTOR WITH MPR-25 NOZZLES (RED)	1.00, 1.38, 1.98, 3.82	45	25 FT	0.70 IN./HR.	B
				RAIN BIRD	5012-PL-(PC)-SAM-R-NP 12" POP-UP SHRUB ROTOR WITH MPR-30 NOZZLES (GREEN)	1.40, 1.85, 2.96, 5.78	45	30 FT	0.70 IN./HR.	B
				RAIN BIRD	5012-PL-(PC)-SAM-R-NP 12" POP-UP SHRUB ROTOR WITH MPR-35 NOZZLES (BEIGE)	1.92, 2.46, 3.81, 7.58	45	35 FT	0.70 IN./HR.	B
NO SYMBOL				RAIN BIRD	MPR-25/30/35 NOZZLES ARE NOT SUPPLIED AS STANDARD NOZZLES WITH THE RAIN BIRD 5000 SERIES ROTOR HEADS. THE CONTRACTOR MUST ORDER THESE NOZZLES SEPARATELY AS AN ADDITIONAL COMPONENT FOR THE ROTOR HEADS. ONLY THE COLOR CODED MPR SERIES NOZZLES SHALL BE ACCEPTABLE IN THE ROTOR HEADS.					
NO SYMBOL				RAIN BIRD	SPRINKLER HEADS WITH 3/4" NPT INLETS SHALL BE INSTALLED WITH A TSJ-12075 PVC SWING JOINT AS PART OF THE ASSEMBLY.					B
▽				RAIN BIRD	RWS-B-C-1401/RWS-GRATE-P SERIES ROOT WATERING SYSTEM, WITH 36" SEMI-RIGID MESH TUBE, 0.25 GPM BUBBLER HEAD, CHECK VALVE AND SPIRAL BARB ELBOW WITH 1/2" M NPT INLET. CONNECT TO SERVICE LATERAL USING SPX-FLEX SWING PIPE AND A SBE-075 3/4" MPT x 1/2" BARB ELBOW CONNECTED TO A 3/4" SxT ELBOW OR TEE FITTING. EACH PROPOSED TREE SHALL RECEIVE TWO ROOT WATERING SYSTEMS, INSTALLED ON OPPOSITE SIDES OF THE ROOT BALL.	.25 (.50 TOTAL)	30	N/A	N/A	C

HERITAGE TREE DRIP RINGS

				RAIN BIRD	SUB-SURFACE DRIP TUBING AS DESCRIBED BELOW: XFDP-06-12 ON-SURFACE DRIP TUBING (PURPLE COLOR) WITH 0.60 GPH, PRESSURE COMPENSATING EMITTERS INTERNALLY INSTALLED IN THE DRIP TUBING AT 12" O.C. SPACING. DRIP TUBING SHALL BE INSTALLED ON TOP OF FINISHED SOIL GRADE (UNDER THE MULCH LAYER) AND IN PARALLEL ROWS A MAXIMUM OF 16" ON CENTER. THE PERIMETER ROW OF DRIP TUBING SHALL BE INSTALLED A MAXIMUM OF 4" FROM THE EDGE OF TREE ROOTBALL. ALL SUBSEQUENT INTERIOR ROWS SHALL BE ADJUSTED TO PROVIDE AN EVEN SPACING ACROSS THE PLANTER WITHOUT EXCEEDING 16" MAXIMUM SPACING. 9" PVC COATED GALVANIZED TUBING STAKES ARE TO BE INSTALLED ALONG THE TUBING RING, MINIMUM FOUR (4) PER RING, SPACED EQUIDISTANT AROUND ARC. TUBING STAKES SHALL BE MODEL #GDTS140900 AS MANUFACTURED BY GPH IRRIGATION PRODUCTS (866) 582-9684. NOTE: ADDITIONAL RAIN BIRD PUNCH IN EMITTERS ARE TO BE INSTALLED TO ENSURE MINIMUM OF 180 GALLONS PER HOUR (3.0 GPM) OF WATER APPLIED TO EACH TREE.	0.60 GPH / EMITTER	40		0.70 IN./HR.	D
NO SYMBOL				RAIN BIRD	CONNECTION BETWEEN XFS DRIP TUBING AND PVC SUPPLY AND DISCHARGE HEADERS SHALL BE MADE USING XF DRIP LINE BARBED FITTINGS, SCH. 40 PVC THREADED FITTINGS, SCH. 80 NIPPLES AND FLEXIBLE NIPPLES. WHEN THE CONNECTION IS AT THE END RUN OF THE TUBING USE A 1/2" SCH. 40 PVC THREADED 90° ELBOW, A 1/2" X LENGTH AS REQUIRED SCH. 80 PVC THREADED NIPPLE, A 1/2" X 6" MIPT X FIPT FLEXIBLE NIPPLE, AND A XFF-MA-050 17mm BARB X 1/2" MIPT ADAPTER FITTING. WHEN THE CONNECTION IS IN THE MIDDLE OF THE TUBING RUN USE A 1/2" SCH. 40 PVC THREADED TEE FITTING, A 1/2" X LENGTH AS REQUIRED SCH. 80 PVC THREADED NIPPLE, A 1/2" X 6" MIPT X FIPT FLEXIBLE NIPPLE, AND TWO (2) XFF-MA-050 17mm BARB X 1/2" MIPT ADAPTERS. ALL END RUNS OF TUBING SHALL BE CONNECTED WITH A PVC DISCHARGE HEADER. FLEXIBLE NIPPLES SHALL BE MODEL #GFN050600 AS MANUFACTURED BY GPH IRRIGATION PRODUCTS (866) 582-9684.					N/A
NO SYMBOL				RAIN BIRD	XF SERIES 17mm BARBED FITTINGS FOR ALL CONNECTIONS BETWEEN DRIP TUBING (TUBING-TO-TUBING ONLY). ALL BARBED DRIP TUBING FITTINGS SHALL BE INSTALLED USING A FITTING-TOOL FOR PROPER INSERTION OF THE FITTING INTO THE TUBING. NO HEATING OF TUBING SHALL BE ALLOWED.					N/A
— — — —				RAIN BIRD	XQF101810P 1" DRIPLINE HEADER WITH 18" SPACING TO SERVE AS SUPPLY AND EXHAUST HEADERS FOR DRIP RING ASSEMBLIES. QF HEADERS SHALL BE CONNECTED TO PVC SUPPLY LATERAL USING TLF-MPT1-1000 AND A 1" SxT SCH. 40 PVC COUPLING. CLOSE END OF HEADER LINES USING 1" NPT MALE ADAPTER AND 1" FPT SCH. 40 PVC CAP.					D
				RAIN BIRD	SUB-SURFACE DRIP TUBING AS DESCRIBED BELOW: XFSP-06-12 SUBSURFACE DRIP TUBING (PURPLE OVER BLACK) WITH 0.60 GPH, PRESSURE COMPENSATING EMITTERS INTERNALLY INSTALLED IN THE DRIP TUBING AT 12" O.C. SPACING. DRIP TUBING SHALL BE EQUIPPED WITH COPPER CHIP TECHNOLOGY TO PREVENT ROOT INTRUSION INTO THE DRIP EMITTER. DRIP TUBING SHALL BE INSTALLED 2" BELOW FINISHED SOIL GRADE (NOT COUNTING MULCH) AND IN PARALLEL ROWS A MAXIMUM OF 16" ON CENTER. THE PERIMETER ROW OF DRIP TUBING SHALL BE INSTALLED A MAXIMUM OF 4" FROM THE EDGE OF ANY HARDSCAPE OR TURF EDGE. ALL SUBSEQUENT INTERIOR ROWS SHALL BE ADJUSTED TO PROVIDE AN EVEN SPACING ACROSS THE PLANTER WITHOUT EXCEEDING 16" MAXIMUM SPACING. INSTALL 9" PVC COATED GALVANIZED TUBING STAKES A MAXIMUM OF FIVE (5) FEET ON CENTER ALONG THE LENGTH OF THE TUBING. TUBING STAKES SHALL BE MODEL #GDTS140900 AS MANUFACTURED BY GPH IRRIGATION PRODUCTS (866) 582-9684. THE HATCH PATTERN SYMBOLS ON THE PLANS REPRESENT THE APPROXIMATE DIRECTION AND SPACING OF THE DRIP TUBING ROWS, SEE ACTUAL SPACING REQUIREMENTS ABOVE AND IN DETAILS.	0.53 GPH / EMITTER	30	N/A	0.70 IN./HR.	E,F
NO SYMBOL				RAIN BIRD	CONNECTION BETWEEN XFS DRIP TUBING AND PVC SUPPLY AND DISCHARGE HEADERS SHALL BE MADE USING XF DRIP LINE BARBED FITTINGS, SCH. 40 PVC THREADED FITTINGS, SCH. 80 NIPPLES AND FLEXIBLE NIPPLES. WHEN THE CONNECTION IS AT THE END RUN OF THE TUBING USE A 1/2" SCH. 40 PVC THREADED 90° ELBOW, A 1/2" X LENGTH AS REQUIRED SCH. 80 PVC THREADED NIPPLE, A 1/2" X 6" MIPT X FIPT FLEXIBLE NIPPLE, AND A XFF-MA-050 17mm BARB X 1/2" MIPT ADAPTER FITTING. WHEN THE CONNECTION IS IN THE MIDDLE OF THE TUBING RUN USE A 1/2" SCH. 40 PVC THREADED TEE FITTING, A 1/2" X LENGTH AS REQUIRED SCH. 80 PVC THREADED NIPPLE, A 1/2" X 6" MIPT X FIPT FLEXIBLE NIPPLE, AND TWO (2) XFF-MA-050 17mm BARB X 1/2" MIPT ADAPTERS. ALL END RUNS OF TUBING SHALL BE CONNECTED WITH A PVC DISCHARGE HEADER. FLEXIBLE NIPPLES SHALL BE MODEL #GFN050600 AS MANUFACTURED BY GPH IRRIGATION PRODUCTS (866) 582-9684.					E,F
NO SYMBOL				RAIN BIRD	XF SERIES 17mm BARBED FITTINGS FOR ALL CONNECTIONS BETWEEN DRIP TUBING (TUBING-TO-TUBING ONLY). ALL BARBED DRIP TUBING FITTINGS SHALL BE INSTALLED USING A FITTING-TOOL FOR PROPER INSERTION OF THE FITTING INTO THE TUBING. NO HEATING OF TUBING SHALL BE ALLOWED.					N/A
— — — —				AS APPROVED	PVC SUPPLY AND DISCHARGE HEADERS SHALL BE PURPLE PVC LATERAL LINE PIPE (AS SHOWN BELOW), 1 1/4" MINIMUM SIZE WITH SCH. 40 PVC FITTINGS.					E,F,M
			Ⓕ	GPH IRRIGATION/ RAIN BIRD	GDFN-R DRIP FLUSH / INDICATOR NOZZLE, PURPLE IN COLOR, INSTALLED ONTO A RAIN BIRD 1812 12" POP-UP SPRINKLER BODY (NO PRS DEVICE). THE FLUSH NOZZLE SHALL BE CLOSED FOR NORMAL OPERATION OF THE DRIP SYSTEM.					F,G
			Ⓣ	RAIN BIRD	100-PESB-R PLASTIC NORMALLY CLOSED MASTER CONTROL VALVE, INSTALL WITH WEATHERMATIC SINGLE STATION DECODER FOR CONNECTION TO EXISTING PHASE 1 TWO-WIRE CONTROLLER.					T
			Ⓟ	RAIN BIRD	CLP SERIES COMPACT LOW PROFILE 5HP VFD PUMP STATION, CAPABLE OF PRODUCING 72 PSI AT 30 GPM					N/A
			Ⓥ	RAIN BIRD	IVM-150-PESBR PLASTIC MASTER CONTROL VALVE, PROVIDED FROM THE MANUFACTURER WITH AN AC LATCHING, DECODER SOLENOID. INSTALL ON WALL WITHIN PUMP EQUIPMENT ROOM					P
			Ⓕ	RAIN BIRD	FS150P FLOW SENSOR WITH 1-1/2" PVC TEE. INSTALL PER MANUFACTURER'S RECOMMENDATIONS. INSTALL WITH IVM-SEN TWO-WIRE FLOW SENSOR DECODER AND CONNECT TO THE TWO WIRE CABLE PATH.					P
			Ⓕⓒ	N/A	FLOAT SWITCH INSTALLED WITHIN STORM WATER STORAGE TANK TO TRIGGER DOMESTIC WATER MAKE-UP FILL LINE.					N/A
			Ⓔ	N/A	230 VOLT (THREE) PHASE ELECTRICAL POWER FOR BOOSTER PUMP SYSTEM, PROVIDED BY ELECTRICIAN, VERIFY ACTUAL LOCATION IN FIELD					N/A
			Ⓒ	RAIN BIRD	ESPLXIVM-IO4GUSA DECODER (TWO WIRE) TYPE CONTROLLER WITH CELLULAR COMMUNICATIONS MODULE. CONTROLLER AS SHOWN IS EQUIPPED WITH A CELLULAR MODEM CARTRIDGE TO ALLOW FOR COMMUNICATION WITH RAIN BIRD'S WEB BASED IQ V4.0 CENTRAL CONTROL SOFTWARE AND "GLOBAL WEATHER" EVAPOTRANSPIRATION RATE DAILY WEATHER DATA SERVICE. GROUND THE CONTROLLER AS RECOMMENDED BY THE MANUFACTURER. INSTALL A RAIN BIRD LXIVMSD SURGE PROTECTION DEVICE AT THE CONTROLLER AND ONE A MAXIMUM OF 500 FEET ON CENTER OR EVERY 8 DECODERS (WHICHEVER IS SMALLER) ALONG THE ENTIRE TWO-WIRE PATH. SURGE PROTECTION SHALL BE AS RECOMMENDED BY THE MANUFACTURER TO INSURE WARRANTY PROTECTION. THE CONTRACTOR SHALL REGISTER THE CONTROLLER WITH RAIN BIRD, ACTIVATE THE CENTRAL CONTROL SERVICE, AND FULLY PROGRAM THE CONTROLLER FOR AUTOMATIC PROGRAM / SCHEDULE ADJUSTMENT WITH THE WEATHER DATA DOWNLOAD SERVICE.					P
			Ⓡ	RAIN BIRD	RSD-BEx WIRED RAIN SENSOR, MOUNT IN RGVRSS ENCLOSURE ON THE SIDE OF THE CONTROLLER ENCLOSURE, WIRE TO THE CONTROLLER.					N/A
			Ⓔ	N/A	120 VOLT ELECTRICAL POWER FOR CONTROLLER, PROVIDED BY ELECTRICIAN, VERIFY ACTUAL LOCATION IN FIELD					N/A
NO SYMBOL				RAIN BIRD	LXIVMSD SURGE PROTECTION DEVICE FOR GROUNDING AND PROTECTING THE TWO-WIRE PATH. USE A GROUND ROD OR GROUND PLATE PER DETAILS AND SITE CONDITIONS. LOCATE WHERE SHOWN ON THE PLANS OR NO MORE THAN 500 FEET ON CENTER ALONG THE TWO-WIRE PATH.					Q,R,S
NO SYMBOL				RAIN BIRD	IVM-SEN TWO-WIRE SENSOR DECODER FOR EACH SENSOR CONNECTED TO THE TWO-WIRE PATH.					N/A
			Ⓜ	BADGER METER	MODEL 25/35 RECORDALL SERIES WITH STRAIGHT PIPE CONNECTIONS, FOR USE AS IRRIGATION SUB-METER FOR AREAS MAINTAINED BY THE GENERAL LAND OFFICE OF TEXAS.					H
				NIBCO	T-113 BRONZE GATE VALVE WITH NON-RISING STEM AND FPT CONNECTIONS, LINE SIZE PER MAINLINE. INSTALL WITH 6" DIA. PVC ACCESS SLEEVE AND PLASTIC VALVE CAP.					I
				RAIN BIRD	5-LRC 1" QUICK COUPLER VALVE WITH LOCKING VINYL COVER, A LASCO G13T-218 SWING JOINT AND 1" BRASS SHUT-OFF VALVE. INSTALL INSIDE A STANDARD RECTANGULAR VALVE BOX WITH PURPLE LID.					J
				RAIN BIRD	PESB-IVM-100/150 PLASTIC REMOTE CONTROL VALVE (RCV), SIZE AS SHOWN (1" AND 1-1/2" SIZES), PROVIDED FROM THE MANUFACTURER WITH AN AC LATCHING, DECODER SOLENOID, WITH OPTIONAL PEB-NP-HAN(2) PURPLE FLOW CONTROL HANDLE. INSTALL THE RCV INSIDE A STANDARD RECTANGULAR VALVE BOX.					K
				RAIN BIRD	FIELD ASSEMBLY DRIP CONTROL KIT, CONSISTING OF A PESB-IVM-100 VALVE WITH LCRBY100D 1" DISC FILTER, SET ASSEMBLY IN A JUMBO RECTANGULAR VALVE BOX AND WIRE TO TWO-WIRE PATH VIA IVM AC-LATCHING DECODER.					L
———				AS APPROVED	PURPLE "NON-POTABLE" PVC PIPE 3/4" - 1-1/4" CL. 200, SOLVENT WELD WITH SCH. 40 PVC FITTINGS, AS LATERAL LINES INSTALLED MAXIMUM 12" BELOW FINISHED GRADE TO TOP OF PIPE.					M
— — — —				AS APPROVED	PURPLE "NON-POTABLE" SCH. 40 PVC SOLVENT WELD PIPE WITH SCH. 80 PVC FITTINGS, 1-1/2" -3" DIAMETER, AS IRRIGATION MAINLINES, MAXIMUM INSTALLATION DEPTH IS TO BE 18" BELOW FINISHED GRADE TO TOP OF PIPE.					M
— — — —				AS APPROVED	PURPLE "NON-POTABLE" PVC PIPE SCH. 40 AS SLEEVING, 2 TIMES THE DIAMETER OF PIPE OR WIRE BUNDLE CARRIED (2" MINIMUM SIZE) INSTALL ALL PIPE AND WIRE UNDER PAVING, HARDSCAPE, ETC. (OR AS DIRECTED BY OWNER'S AUTHORIZED REPRESENTATIVE) INSIDE SLEEVES. SLEEVES UNDER PEDESTRIAN PAVING SHALL BE INSTALLED 24" BELOW FINISHED GRADE. SLEEVES UNDER VEHICULAR PAVING SHALL BE INSTALLED 36" BELOW FINISHED GRADE.					N
═══				AS APPROVED	WHERE NECESSARY TO AVOID DISTURBANCE TO EXISTING HARDSCAPE, CONTRACTOR SHALL PROVIDE BORE TUNNELS AND PIPE CASINGS TO ALLOW FOR IRRIGATION PIPE AND CONTROL WIRE CROSSINGS.					N/A
NO SYMBOL				LASCO	ALL FITTINGS USED WITH SOLVENT WELD MAINLINE PIPE SHALL BE SCH. 80 PVC FITTINGS, GRAY IN COLOR, AND SIZED TO MATCH THE MAINLINE PIPE. ALL FITTINGS USED WITH SOLVENT WELD LATERAL LINE PIPE SHALL BE SCH. 40 PVC, WHITE IN COLOR, AND SIZED TO MATCH THE LATERAL LINE PIPE. ALL THREADED PVC NIPPLES SHALL BE SCH. 80 PVC PIPE, DARK GRAY IN COLOR, WITH MOLDED THREADS.					N/A
NO SYMBOL				WELD-ON	ALL SOLVENT WELD CONNECTIONS FOR BOTH MAINLINE AND LATERAL LINE SHALL BE MADE USING THE TWO-STEP PROCESS OF PRIMER AND SOLVENT CEMENT. PRIMER SHALL BE P-68 LOW VOC "PURPLE PRIMER". SOLVENT CEMENT SHALL BE 705 LOW VOC, GRAY COLORED "MEDIUM BODIED" CEMENT. USE DAUBERS SIZED AT LEAST ONE-HALF THE SIZE OF THE LARGEST PIPE BEING JOINED. ALL SOLVENT CEMENTED JOINTS SHALL BE MADE PER THE PIPE AND FITTING MANUFACTURER'S RECOMMENDATIONS.					N/A
·····				PAIGE ELECTRIC	P7072D DIRECT BURIAL IRRIGATION CONTROL CABLE (TWO-WIRE PATH) WITH TWO, PARALLEL, PVC INSULATED, SOLID COPPER CONDUCTOR IRRIGATION CONTROL WIRES, #14UF SIZE, WITH A IMPREGNATED POLYETHYLENE, COLOR CODED JACKET. JACKET COLOR SHALL BE RED AND THE CONDUCTORS INSULATION SHALL BE RED AND BLACK. WHERE MULTIPLE CONTROLLERS ARE USED ON THE PROJECT, EACH CONTROLLER SHALL HAVE A CONTROL CABLE OF A DIFFERENT COLOR. THE CONTRACTOR SHALL ROUTE THE CONTROL CABLE FROM THE CONTROLLER ALONG THE MAINLINE IN ALL DIRECTIONS AWAY FROM THE CONTROLLER. LOOP THE CONTROL CABLE UP AND INTO EACH VALVE BOX ALONG THE MAINLINE, PROVIDING A 3 FOOT MINIMUM LOOP IN EACH VALVE BOX.					M,N,O
NO SYMBOL				RAIN BIRD	WC100 DIRECT BURIAL WATER-PROOF WIRE CONNECTORS FOR USE ON ALL WIRE SPLICES AND CONNECTIONS					O
NO SYMBOL				RAIN BIRD	ALL VALVE BOXES SHALL BE VB SERIES, PLASTIC TYPE WITH OVERLAPPING LIDS. VALVE BOX BODIES SHALL BE STANDARD BLACK AND ALL LIDS SHALL BE PURPLE COLOR. ALL BOXES SHALL BE SECURED WITH A RAIN BIRD VB-LOCK-H HEXAGON HEAD BOLT, WASHER AND CLIP. BOXES SHALL BE AS SHOWN BELOW:					N/A

DESCRIPTION	MODEL #S
7" ROUND BOXES	VB-7RNDB (BOX) AND VB-7RNDPL (LID)
10" ROUND BOXES	VB-10RNDB (BOX) AND VB-10RNDPL (LID)
STANDARD RECTANGULAR BOXES	VB-STDB (BOX) AND VB-STDPL (LID)
JUMBO RECTANGULAR BOXES	VB-JMBB (BOX) AND VB-JMBPL (LID)

VALVE CALLOUT LEGEND



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ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
IRRIGATION NOTES & LEGEND

Scale

L5.00

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Plotted By: RBerger Sheet Set: A-AMO-2A0 Layout: L5.00 Version: February 21, 2023 03:56:48pm Stored: D:\Dropbox (Sweeney & Associates)\Drawings - Texas\A-GEO-Alamo District\2A0B_Full Build\A-AMO-2A0-L5-IRRIGATION PLANS.dwg

REFER TO VCM PACKAGE SCOPE THIS AREA

REFER TO FULL PACKAGE SCOPE THIS AREA

REFER TO FULL PACKAGE SCOPE THIS AREA

REFER TO FULL PACKAGE SCOPE THIS AREA

GLO PROPERTY LINE

LIMIT OF WORK

COSA ROW LINE

ALAMO PLAZA

MATCH LINE RE: L5.03

MATCH LINE RE: L5.02

PROVIDE NEW PERIMETER SPRAY IRRIGATION FOR RAISED PLANTER BEDS HOUSING EXISTING HERITAGE TREES. CONTRACTOR SHALL ADJUST NOZZLE TYPE AND ANGLE AS NECESSARY TO AVOID DIRECT SPRAY ONTO TREE TRUNKS.

IRRIGATION MATERIALS AROUND SITE SCULPTURAL ELEMENTS ARE TO BE INSTALLED AS DIRECTED BY OWNER'S AUTHORIZED REPRESENTATIVE. HEAD SPACING, NOZZLE TYPE AND ANGLE ARE TO ADJUSTED AS NECESSARY TO AVOID DIRECT SPRAY ONTO SCULPTURES.

TEMPORARY LATERAL SUPPLY LINE DEMOLISHED AS PART OF THIS WORK.

PROTECT IN PLACE

TORO TURF GUARD SOIL MONITORING SENSOR INSTALLED WITHIN THE ROOT ZONE OF EXISTING HERITAGE TREES. SENSORS COMMUNICATE WIRELESSLY WITH SEPARATE BASE STATION UNIT. BASE STATION SHALL BE INSTALLED IN AN AREA WITH ACCESS TO 120v ELECTRICAL CONNECTION AND WIRELESS INTERNET ACCESS.

INSTALL NEW DRIP TUBING TO COMPLETE RINGS AROUND EXISTING TREE.

CAP MAINLINE AT THIS LOCATION

LOCATE EXISTING MAINLINE AT THIS APPROXIMATE LOCATION, INSTALL PVC ELL FOR MAINLINE EXTENSION INTO PROJECT LIMITS.

DEMOLISH / ABANDON IN PLACE EXISTING MAINLINE

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NOTE E:
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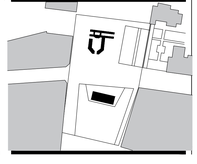
Helping Secure Our Water Future
WE USE RECYCLED WATER
USAMOS EL AGUA RECICLADA

KEY PLAN



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ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
IRRIGATION PLANS

Scale
1" = 10'-0"

Ref North

L5.01

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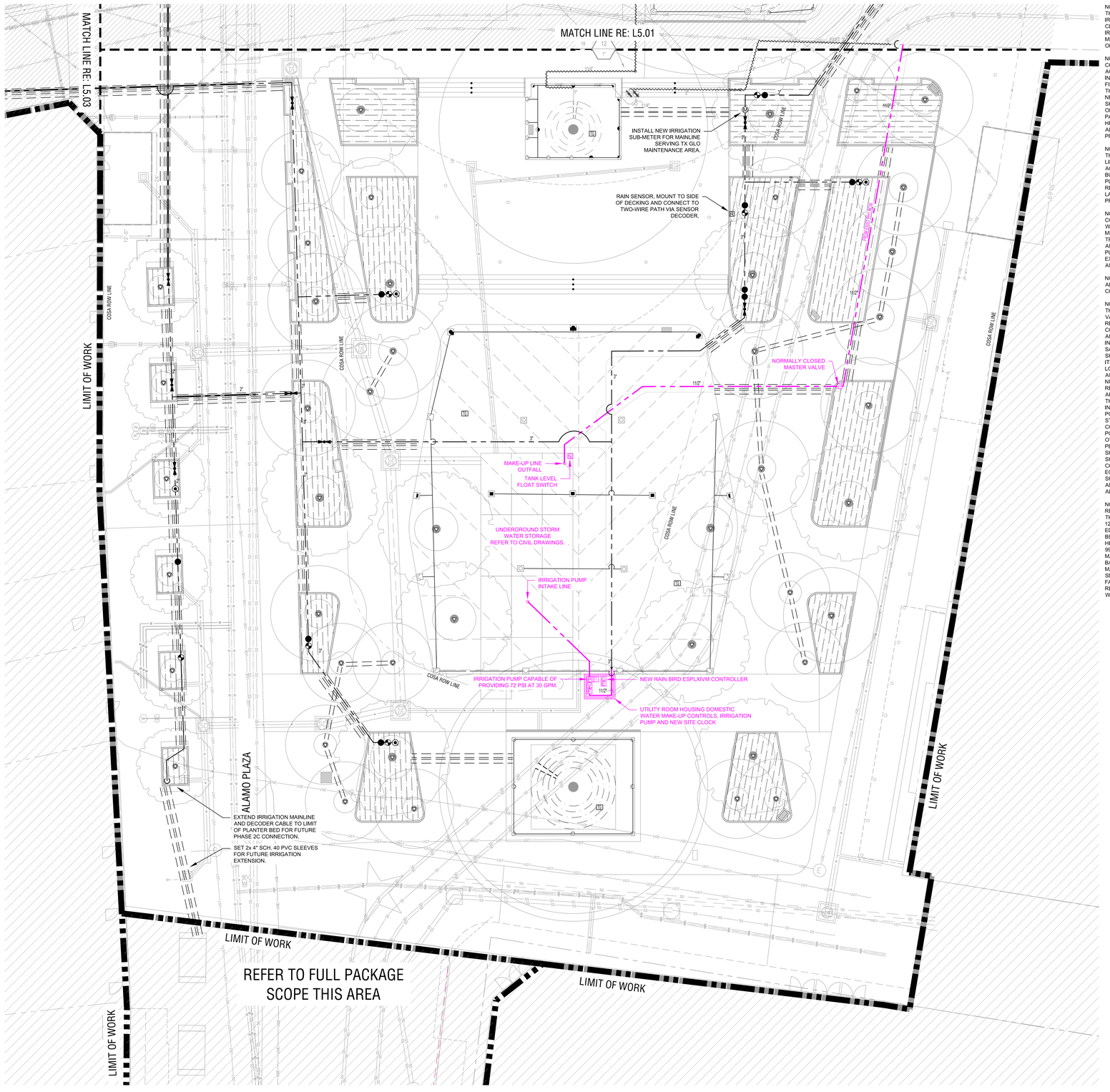
Plotted By: dbarclay Sheet Set: AL_AMO_248 Layout: L5.01 Version: March 01, 2023 01:21:48pm Stored In: O:\Projects (Gensler & Associates)\Drawings - Revit\08 Interior Districts\122.0076 Plan Sheet Set_AMO_248_c3_detached.rvt



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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

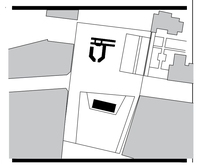
Project Number
122.0076.000

Description
IRRIGATION PLANS

Scale
1" = 10'-0"
Ref North

L5.02

KEY PLAN



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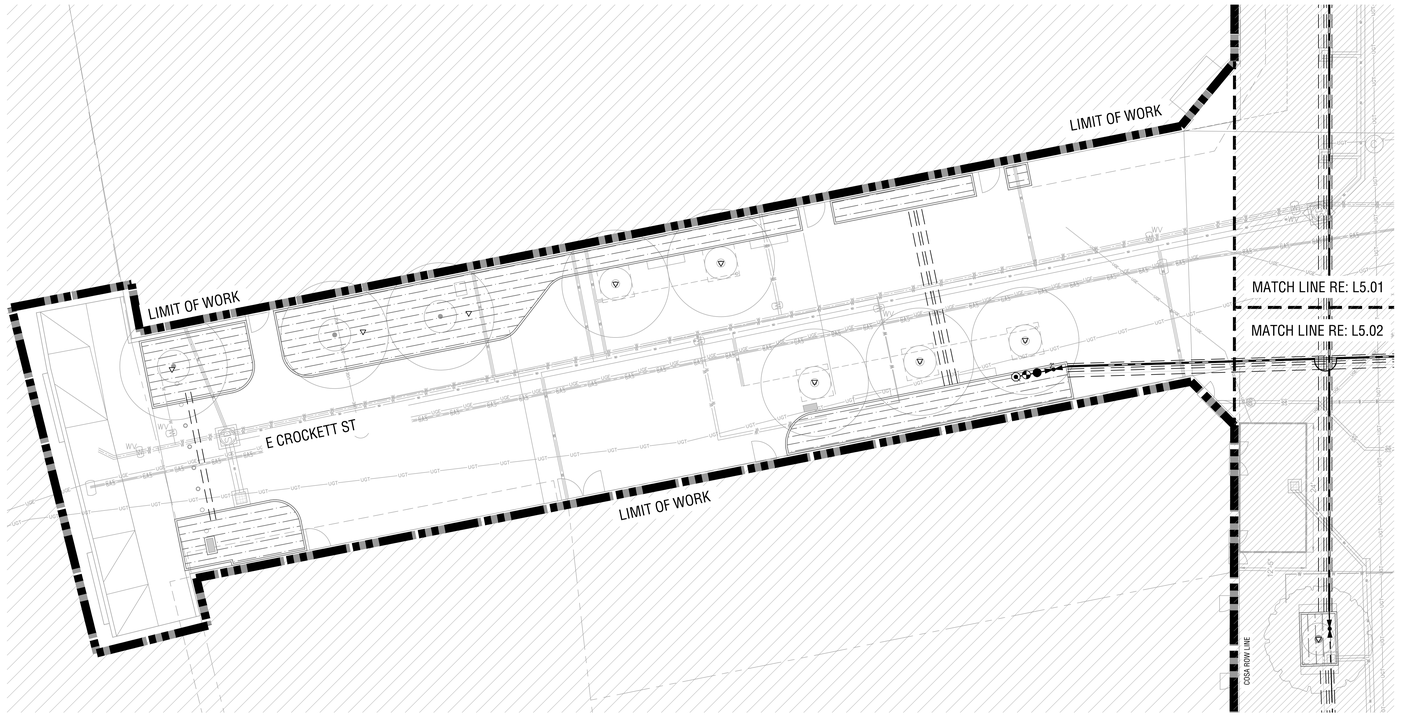
Plotted By: dbeyer Sheet Set: AL-MAP-PHS Layout: L5.02 Version: March 01, 2023 09:21:42pm Xrefs: G:\Projects (Gensler) & Associates\Drawings\...\Xrefs\CAD Xrefs\Architecture\A2020 Floor Plans\AL-MAP-PHS-A2020-Floor Plan.dwg



NOTE A:
THESE PLANS ARE DIAGRAMMATIC. THE MAINLINE AND RELATED IRRIGATION EQUIPMENT IS SHOWN WITHIN THE PAVING FOR CLARITY ONLY. THE ACTUAL LOCATION OF MAINLINE AND RELATED IRRIGATION EQUIPMENT SHALL BE WITHIN PLANTER AND A MINIMUM OF 18" OFF ADJACENT HARDSCAPE AND OTHER OBSTACLES, TYPICAL.

NOTE B:
CONTRACTOR SHALL ADJUST ALL HEADS AS REQUIRED TO ACCOMMODATE ANY VERTICAL OBSTRUCTIONS THAT MAY OCCUR IN THE LANDSCAPE, INCLUDING BUT NOT LIMITED TO LIGHT POLES, FIRE HYDRANTS, TREES, ETC. WHEN A SLIGHT RELOCATION OF THE HEAD IS NOT SUFFICIENT TO CLEAR THE OBSTACLE, OR IF IT NEGATIVELY AFFECTS THE COVERAGE, AN ADDITIONAL HEAD SHALL BE INSTALLED TO PLACE ONE HEAD ON EITHER SIDE OF THE OBSTACLE. THE NOZZLES OF THESE TWO HEADS SHALL HAVE ARC PATTERNS THAT ADD UP TO THE ORIGINAL ARC PATTERN OF THE HEAD INDICATED ON THE PLANS. THE CONTRACTOR SHALL VERIFY ALL HEAD LAYOUT WITH OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO STARTING WORK.

NOTE C:
THESE PLANS ARE DIAGRAMMATIC. TREE BUBBLERS AND LATERAL LINES ARE SHOWN WITHIN THE PAVING FOR CLARITY ONLY. THE ACTUAL LOCATIONS SHALL BE WITHIN THE PLANTER. THE TREE BUBBLERS SHALL BE ALIGNED WITH TREES AS SHOWN ON THE PLANTING PLANS, AND AS DIRECTED BY OWNER'S AUTHORIZED REPRESENTATIVE. THE CONTRACTOR SHALL CONFIRM ALL LAYOUT IN FIELD WITH OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO STARTING WORK.

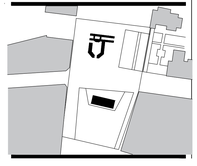
NOTE D:
CONTRACTOR SHALL EXERCISE EXTREME CAUTION WHEN WORKING WITHIN THE DRIPLINE OF EXISTING TREES. NO MECHANICAL TRENCHING WITHIN THE DRIPLINE OF THE EXISTING TREE WILL BE ALLOWED. CONTRACTOR SHALL REFER TO ARBORIST REPORT, TREE DISPOSITION OR TREE PROTECTION PLAN FOR ADDITIONAL PRECAUTIONS REQUIRED FOR THE EXISTING TREES. VERIFY ALL LAYOUT IN FIELD WITH OWNER'S AUTHORIZED REPRESENTATIVE.

NOTE E:
ALL PROPOSED IRRIGATION COMPONENTS ARE TO BE COLOR CODED PURPLE INDICATING USE OF NON-POTABLE WATER.

NOTE F:
THE ACTUAL CONTRACTOR PROPOSED LOCATIONS FOR THE VARIOUS IRRIGATION EQUIPMENT LISTED BELOW SHALL BE REVIEWED AND APPROVED PRIOR TO INSTALLATION. CONTRACTOR SHALL SUBMIT TO THE OWNER AND LANDSCAPE ARCHITECT A SHOP DRAWING FOR VALVE BOX LAYOUTS PRIOR TO INSTALLATION. THE SHOP DRAWING SHALL BE PREPARED TO THE SATISFACTION OF THE OWNER AND LANDSCAPE ARCHITECT. SHOP DRAWINGS MUST INCLUDE LOCATIONS FOR THE FOLLOWING ITEMS: 1) POINT OF CONNECTION (INCLUDING WATER POC AND LOW VOLTAGE ELECTRICAL WIRE), 2) ISOLATION VALVES, 3) AUTOMATIC REMOTE CONTROL VALVES (INDICATE STATION NUMBER AND SIZE), 4) QUICK COUPLING VALVES, 5) ANY OTHER RELATED EQUIPMENT AS MAY BE DIRECTED. EACH PIECE OF AFOREMENTIONED EQUIPMENT SHALL ITS LOCATION INCLUDED ON THE SHOP DRAWINGS. LOCATIONS OF THIS EQUIPMENT SHALL BE INDICATED WITH TWO DIMENSIONS BASED FROM TWO PERMANENT POINTS OF REFERENCE (SUCH AS BUILDINGS, SIDEWALKS, CURBS, STREETLIGHTS, HYDRANTS, ETC.). WHERE MULTIPLE COMPONENTS ARE INSTALLED WITH NO REASONABLE REFERENCE POINT BETWEEN THEM, DIMENSIONING MAY BE BASED OFF OF OTHER IRRIGATION EQUIPMENT THAT HAS BEEN DEFINED BY TWO PERMANENT POINTS. ALL SHOP DRAWING IRRIGATION SYMBOLS SHALL BE CLEARLY SHOWN AND SHALL MATCH THE SYMBOLS SHOWN ON THE IRRIGATION LEGEND OF THE DRAWINGS. CONTRACTOR SHALL INSTALL ALL VALVE BOXES AND RELATED EQUIPMENT PER THE OWNER APPROVED SHOP DRAWINGS. ONCE SHOP DRAWING LOCATIONS ARE APPROVED, THE LANDSCAPE ARCHITECT OR OWNER'S AUTHORIZED REPRESENTATIVE WILL ALLOW NO ADJUSTMENTS WITHOUT PRIOR WRITTEN ACCEPTANCE.

NOTE G:
RECYCLED WATER SIGNAGE FOR ONSITE FACILITIES
THE RECYCLED WATER SYSTEM SIGN WILL BE AN 18.0-INCH X 12.0-INCH SIZE PLATE WITH CHAMFERED CORNERS (NO SHARP EDGES). THE TEXT AND LOGO WILL BE AS SHOWN IN DETAIL BELOW. THE FONT TO BE USED IN THE SIGNS WILL BE HELVETICA-MEDIUM. THE SIGN OUTLINE, TEXT AND LOGOS WILL BE 99 BRIGHT PURPLE HIGH PERFORMANCE VINYL COLORING MANUFACTURED BY ARLON OR EQUIVALENT. WHILE THE BACKGROUND WILL BE PRE-FINISHED ALUMINUM MATTE WHITE MANUFACTURED BY WRISCO INDUSTRIES, INC. OR EQUIVALENT. SIGNS WILL ALSO BE POSTED WHERE THERE ARE HOSE BIBS AND FAUCETS. ALL SIGNS WILL BE BOTH IN ENGLISH AND SPANISH, READING "RECLAIMED WATER, DO NOT DRINK" OR SIMILAR WARNINGS.

KEY PLAN



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San Antonio, TX 78205

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Civil Engineer
Pape-Dawson Engineers
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Landscape Architect
OJB
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Fax F-2819

Civil Engineer
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San Antonio, TX 78205
Tel 210.819.4848

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Seal / Signature

△	Date	Description
	11/03/2022	100% SCHEMATIC DESIGN
	12/12/2022	50% DESIGN DEVELOPMENT
	03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
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ARCHITECT / DESIGNER: MICHAEL A. REY
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Project Number
122.0076.000

Description
IRRIGATION PLANS

Scale
1" = 10'-0"

Ref North

L5.03

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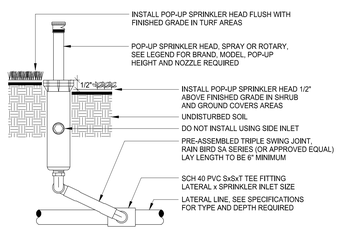

NOTE:
INSTALL SPRINKLER HEADS 6" FROM PAVING EDGE IN SHRUB AND GROUND COVER AREAS.
INSTALL SPRINKLER HEADS 12" FROM THE FACE OF BUILDING WALLS OR WINDOWS.
INSTALL SPRINKLER HEADS 4" FROM PAVING EDGE IN TURF AREAS.

INSTALL SPRINKLER HEADS PLUMB. ADJUST SPRAYS OR NOZZLE STREAM TO COVER LANDSCAPE AREA WITHOUT OVERSPRAY ONTO PAVING, FENCES, WALLS OR BUILDINGS.

SECTION VIEW - N.T.S.

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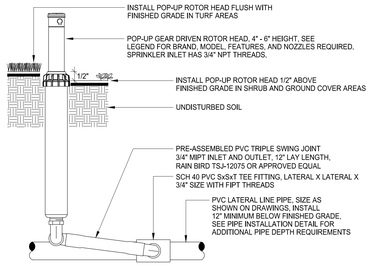
A POP-UP SPRINKLER HEAD



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SECTION VIEW - N.T.S.

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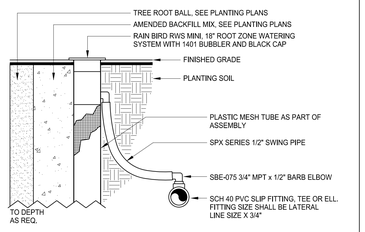
B POP-UP ROTOR HEAD



NOTE:
INSTALL ROOT WATERING SYSTEM SO THAT WATER IS APPLIED TO ROOT BALL AND SURROUNDING SOIL.

SWEEP FLEXIBLE PIPE UP TO SLEEVE KINKING.

USE TEFLON TAPE ON ALL THREADED CONNECTIONS.

SECTION VIEW - N.T.S.

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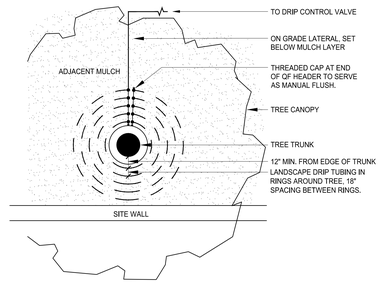
C TREE ROOT ZONE WATERING SYSTEM



NOTE:
NUMBER OF TUBING RINGS VARIES DEPENDING ON DISTANCE FROM TRUNK TO ADJACENT WALL.
PROVIDE AS MANY RINGS AS POSSIBLE AT 18" ON CENTER SPACING TO EDGE OF PLANTER.

INSTALL ADDITIONAL BARBED EMITTERS AS NEEDED TO PROVIDE MIN. 180 GALLONS PER HOUR OF SUPPLEMENTAL IRRIGATION TO EACH TREE.

PLAN VIEW - N.T.S.

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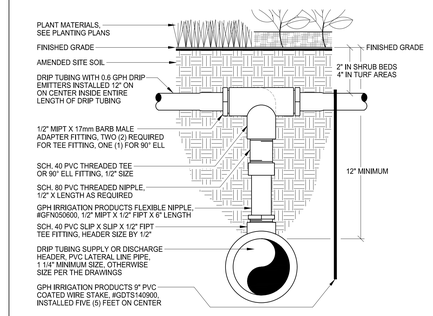
D HERITAGE TREE DRIP RINGS



NOTE:
DRIP TUBING CONNECTION REQUIRED FOR ALL CONNECTIONS BETWEEN DRIP TUBING AND PVC HEADERS.

FOR CONNECTIONS AT END RUNS OF TUBING, USE A 90° ELL FITTING AND ONE ADAPTER FITTING FOR CONNECTION.

FOR CONNECTIONS IN THE MIDDLE OF RUNS OF TUBING, USE A TEE FITTING AND TWO ADAPTER FITTINGS FOR THE CONNECTION.

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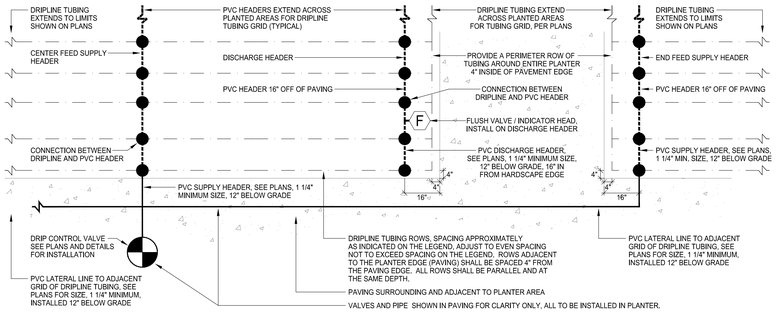
E PLANTER BED DRIP TUBING CONNECTION



NOTE:
PVC SUPPLY AND DISCHARGE HEADERS SHALL BE INSTALLED AT END RUNS OF TUBING, NO MORE THAN 16" FROM THE EDGE OF THE HARDSCAPE. WHERE A TUBING END RUN HAS ONLY TWO (2) OR THREE (3) ROWS, A PVC DISCHARGE HEADER IS NOT NEEDED AND THE PERIMETER ROW OF TUBING SHALL BE USED FOR THE DISCHARGE. WHERE FOUR (4) OR MORE TUBING ROWS END RUN, A PVC DISCHARGE HEADER IS REQUIRED.

PVC PIPE FOR LATERALS, SUPPLY HEADERS AND DISCHARGE HEADERS SHALL BE MINIMUM 1 1/4" SIZE, OR SIZED AS SHOWN ON THE PLANS.

ENTIRE PERIMETER OF PLANTING AREA SHALL HAVE A ROW OF DRIP TUBING INSTALLED 4" OFF OF THE EDGE OF THE HARDSCAPE AS SHOWN ABOVE.

PLAN VIEW - N.T.S.

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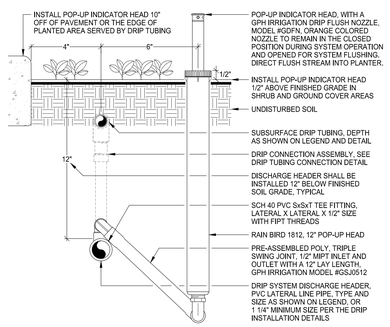
F PLANTER BED DRIP TUBING



NOTE:
INSTALL INDICATOR HEAD 10" FROM THE EDGE OF PAVING OR THE PLANTER EDGE.

INSTALL ORANGE COLORED INDICATOR NOZZLE ON POP-UP HEAD AND ADJUST TO FULLY CLOSED.

FOR RECYCLED WATER USE A GPH IRRIGATION GDFN-R, PURPLE COLOR CODED FLUSH NOZZLE.

SECTION VIEW - N.T.S.

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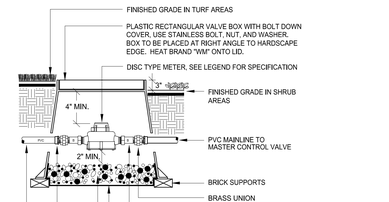
G DRIP BED FLUSH / INDICATOR HEAD



NOTE:
USE STANDARD OPENINGS PROVIDED IN VALVE BOX FOR PIPE, DO NOT CUT BOX.

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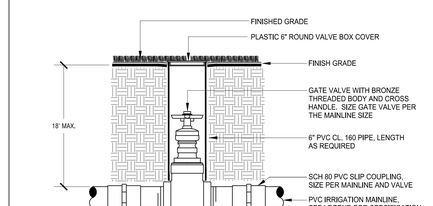
H IRRIGATION SUB-METER



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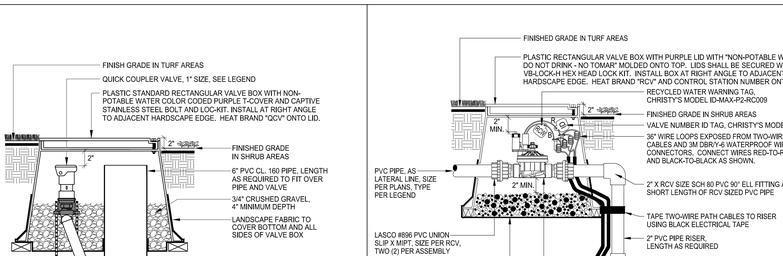
I GATE VALVE



NOTE:
USE STANDARD OPENINGS PROVIDED IN VALVE BOX FOR PIPE, DO NOT CUT BOX.

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J QUICK COUPLER VALVE

NOTE:
CONTROL VALVE IS SPECIFIED TO BE EQUIPPED WITH A TWO-WIRE, AC LATCHING, DECODER SOLENOID, SEE LEGEND.

USE AN APPROVED, TEFLON ASSEMBLY PASTE ON ALL THREADED FITTINGS.

USE STANDARD BOX OPENINGS FOR ALL PIPING INTO THE BOX, DO NOT CUT THE BOX.

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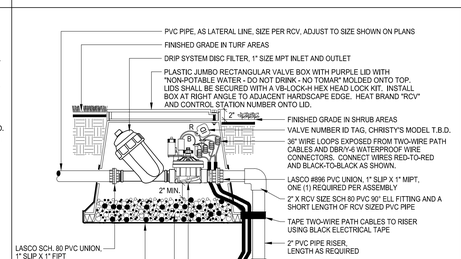
K REMOTE CONTROL VALVE



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USE AN APPROVED, TEFLON ASSEMBLY PASTE ON ALL THREADED FITTINGS.

USE STANDARD BOX OPENINGS FOR ALL PIPING INTO THE BOX, DO NOT CUT THE BOX.

SECTION VIEW - N.T.S.

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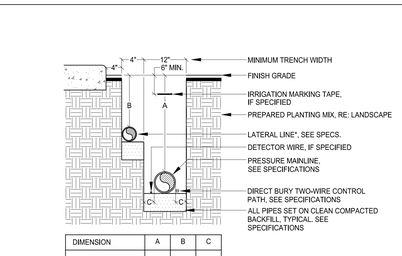
L DRIP R.C.V. ASSEMBLY



DIMENSION	A	B	C
UP TO 2-1/2" IN SIZE	18"	12"	4"
3" TO 6" IN SIZE	24"		4"

*NOTE:
LATERAL LINES SHARING A COMMON TRENCH SHALL BE SET WITH MINIMUM 4" CLEARANCE BETWEEN PIPES.

TAMP CLEAN COMPACTED BACKFILL BENEATH, BESIDE AND ABOVE PIPE FOR THE FULL WIDTH OF THE TRENCH AND FULL LENGTH OF THE PIPE.

FOR PIPE IN DECOMPOSED GRANITE, REFER TO CONSTRUCTION PLANS, DETAILS AND SPECIFICATIONS FOR TRENCH REPAIR.

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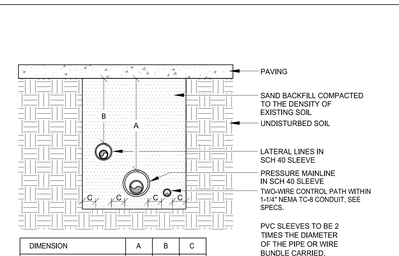
M PIPE TRENCHING



DIMENSION	A	B	C
1/2" TO 6" IN SIZE	36"	24"	4"

NOTE:
SLEEVES TO EXTEND AT LEAST 12" PAST THE EDGE OF THE PAVING.

SECTION VIEW - N.T.S.

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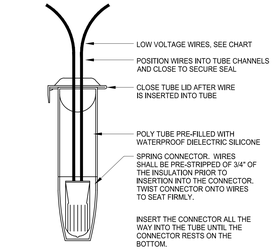
N PIPE SLEEVE INSTALLATION



NOTE:
WIRE CONNECTOR SHALL BE RAIN BIRD WC100 DIRECT BURY SPLICE KIT (U.L. APPROVED).

KIT SHALL INCLUDE A SPRING CONNECTOR, A POLYPROPYLENE TUBE AND A WATERPROOF DIELECTRIC SILICONE.

DIRECT BURY SPLICE KIT SHALL BE USED TO ELECTRICALLY CONNECT PRE-STRIPPED COPPER WIRES, SEE TABLE. LARGER WIRES OR GREATER QUANTITIES OF WIRES SHALL REQUIRE A LARGER APPROVED WIRE CONNECTION.

SECTION VIEW - N.T.S.

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O WIRE CONNECTORS

P IRRIGATION COMPONENTS ON WALL (TO BE DEVELOPED)

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San Antonio, TX 78205
Tel 210.819.4848

NOT FOR CONSTRUCTION

Seal / Signature

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ALAMO PLAZA PHASE 2

Project Number
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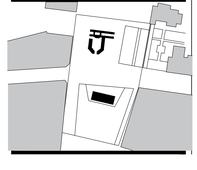
Description
IRRIGATION DETAILS

Scale
N.T.S.

Ref North

KEY PLAN



L5.04

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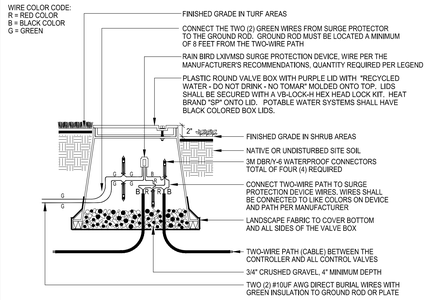

NOTE:
IF SOIL DEPTH IS INSUFFICIENT FOR THE INSTALLATION OF THE GROUNDING ROD, OR IF SOIL IS TOO HARD AND ROCKY FOR INSTALLATION OF THE GROUND ROD, THE GROUND ROD MAY BE REPLACED WITH THE GROUNDING PLATE AS SHOWN ON DETAIL "X".

CONTRACTOR IS REQUIRED TO CONTACT 811 OR DIGALERT A MINIMUM OF TWO (2) DAYS PRIOR TO ANY EXCAVATION ON THE PROJECT AND SPECIFICALLY PRIOR TO THE INSTALLATION OF ANY GROUNDING RODS. DIAL 811 OR LOG ONTO WWW.DIGALERT.ORG.

QUANTITY AND LOCATION OF THE SURGE PROTECTORS SHALL BE AS DESCRIBED IN THE MATERIALS LEGEND. DO NOT EXCEED MANUFACTURER'S RECOMMENDATIONS.

SECTION VIEW - N.T.S.

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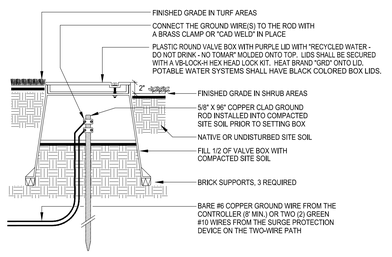
Q TWO-WIRE SURGE PROTECTION



NOTE:
IF SOIL DEPTH IS INSUFFICIENT FOR THE INSTALLATION OF THE GROUNDING ROD, OR IF SOIL IS TOO HARD AND ROCKY FOR INSTALLATION OF THE GROUND ROD, THE GROUND ROD MAY BE REPLACED WITH THE GROUNDING PLATE AS SHOWN ON DETAIL "W".

CONTRACTOR IS REQUIRED TO CONTACT 811 OR DIGALERT A MINIMUM OF TWO (2) DAYS PRIOR TO ANY EXCAVATION ON THE PROJECT AND SPECIFICALLY PRIOR TO THE INSTALLATION OF ANY GROUNDING RODS. DIAL 811 OR LOG ONTO WWW.DIGALERT.ORG.

A MINIMUM OF ONE GROUND ROD SHALL BE INSTALLED PER CONTROLLER. SEE LEGEND, DETAILS AND SPECIFICATIONS FOR ADDITIONAL GROUNDING REQUIREMENTS.

BRICK SUPPORTS NOT REQUIRED WHEN USING THE SPECIFIED RAIN BIRD "VB SERIES" BOXES.

SECTION VIEW - N.T.S.

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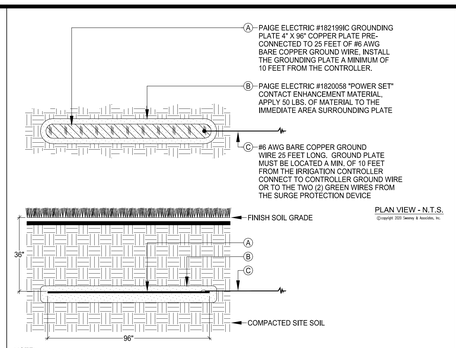
R GROUND ROD



NOTE:
"POWER SET" MATERIAL MUST BE INSTALLED WITH GROUNDING PLATES.

CONTRACTOR IS REQUIRED TO CONTACT 811 OR DIGALERT A MINIMUM OF TWO (2) DAYS PRIOR TO ANY EXCAVATION ON THE PROJECT AND SPECIFICALLY PRIOR TO THE INSTALLATION OF ANY GROUNDING PLATES. DIAL 811 OR LOG ONTO WWW.DIGALERT.ORG.

GROUND PLATE SHALL BE INSTALLED A MINIMUM OF TEN (10) FEET AWAY FROM THE IRRIGATION CONTROLLER OR ANY CONTROL WIRE PATH.

SECTION VIEW - N.T.S.

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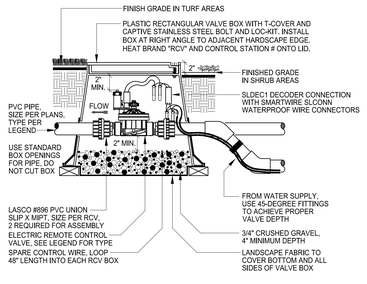
S GROUND PLATE



NOTE:
USE STANDARD OPENINGS PROVIDED IN VALVE BOX FOR PIPE, DO NOT CUT BOX.

SECTION VIEW - N.T.S.

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T MASTER CONTROL VALVE IN LANDSCAPE

ALAMO TRUST INC.
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Tel 210.819.4848

NOT FOR CONSTRUCTION

Seal / Signature

△ Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

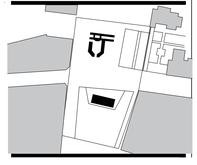
Description
IRRIGATION DETAILS

Scale
N.T.S.

Ref North

L5.05

KEY PLAN



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Plotted By: BBlanchard Sheet Set: ALAMO PLAZA Layout: L5.05 Version: February 27, 2023 01:56:09pm Stored In: V:\Projects (Gensler & Associates)\Drawings Revit\USA\Alamo District\ALAMO Plaza Bldg\ALAMO PLAZA_Phase2_Central_detached_BBlanchard.rvt

PLANTING GENERAL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING HIMSELF FAMILIAR WITH ALL UNDERGROUND UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL TAKE SOLE RESPONSIBILITY FOR ANY COST INCURRED TO DAMAGE OF SAID UTILITIES OR STRUCTURES IF PROPER VERIFICATION BY CONTRACTOR WAS NOT PERFORMED.

2. DO NOT WILLFULLY PROCEED WITH PLANTING OPERATIONS AS DESIGNED WHEN IT IS OBVIOUS THAT OBSTRUCTIONS AND/OR GRADE DIFFERENCES EXIST THAT WERE NOT KNOWN DURING THE DESIGN PROCESS. SUCH CONDITIONS SHALL IMMEDIATELY BE BROUGHT TO THE ATTENTION OF THE OWNER AND LANDSCAPE ARCHITECT. THE CONTRACTOR SHALL ASSUME ALL RESPONSIBILITY FOR ALL NECESSARY CHANGES DUE TO FAILURE TO GIVE SUCH NOTIFICATION.

3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY COORDINATION WITH SUBCONTRACTORS AS REQUIRED TO ACCOMPLISH HIS PLANTING OPERATIONS.

4. ANY DISCREPANCIES BETWEEN THE SPECIFICATIONS, NOTES AND PLANS SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT FOR RESOLUTION.

5. IF CONFLICTS ARISE BETWEEN THE ACTUAL SIZE OF THE AREAS ON THE SITE AND THE DRAWINGS THE CONTRACTOR SHALL CONTACT THE OWNER'S AUTHORIZED REPRESENTATIVE FOR RESOLUTION. THE CONTRACTOR SHALL ASSUME ALL RESPONSIBILITY FOR ALL NECESSARY REVISIONS DUE TO FAILURE TO GIVE SUCH NOTIFICATION.

6. THE CONTRACTOR IS TO RECEIVE THE ON-GRADE PORTION OF THE SITE WITHIN .1 OF A FOOT. THE CONTRACTOR SHALL OBTAIN A LETTER OF GRADE CERTIFICATION FROM THE OWNER PRIOR TO BEGINNING WORK.

7. AFTER FINISH GRADES HAVE BEEN ESTABLISHED FOR ALL ON-GRADE PLANTING AREAS, THE CONTRACTOR SHALL HAVE SOIL SAMPLES TESTED BY A QUALIFIED SOILS TESTING LABORATORY FOR SOIL FERTILITY, AGRICULTURAL SUITABILITY, AND SOIL PREPARATION RECOMMENDATIONS. THE CONTRACTOR MAY BE REQUESTED TO AMEND THE SOIL TO CONFORM TO THE RECOMMENDATIONS. HOWEVER, ANY AMENDMENT THAT MIGHT BE REQUESTED OF THE CONTRACTOR SHALL ONLY BE UPON RECEIPT OF A WRITTEN CHANGE ORDER FROM THE OWNER.

8. REFER TO THE SPECIFICATIONS FOR PLANTING REQUIREMENTS, MATERIALS, AND EXECUTION.

9. ALL TREES SHALL BE TAGGED BY THE LANDSCAPE ARCHITECT AND THE OWNER'S REPRESENTATIVE AS PER SPECS.

10. FINAL LOCATION OF ALL PLANT MATERIAL SHALL BE SUBJECT TO THE REVIEW AND APPROVAL OF THE LANDSCAPE ARCHITECT. CONTRACTOR SHALL COMPLETE THE FOLLOWING TASKS BEFORE BEGINNING PLANTING OPERATIONS.

    SHRUBS - STAKE OUT ALL PLANTING BEDS AND THE LAY OUT OF ACTUAL CONTAINER LOCATIONS FOR APPROVAL BY LANDSCAPE ARCHITECT ONSITE PRIOR TO DIGGING HOLES FOR PLANTING .

    TREES - STAKE ALL TREE LOCATIONS FOR APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO DIGGING HOLES. ANY TREE PLANTED WITHOUT ITS FINAL LOCATION APPROVED BY THE LANDSCAPE ARCHITECT IS SUBJECT TO RELOCATION AT THE SOLE EXPENSE OF THE CONTRACTOR. ENSURE PROPER COORDINATION OF ALL FOOTINGS, BOLLARDS, SUB-STRUCTURE, AND UTILITIES.

    ELECTRICAL - STAKE THE LOCATIONS FOR APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. REVIEW WITH PROPOSED TREE STAKING MENTIONED ABOVE. ANY SITE LIGHTING INSTALLED WITHOUT ITS FINAL LOCATION APPROVED BY THE LANDSCAPE ARCHITECT IS SUBJECT TO RELOCATION AT THE SOLE EXPENSE OF THE CONTRACTOR.

12. IT IS THE CONTRACTORS RESPONSIBILITY TO FURNISH PLANT MATERIAL FREE OF PEST OR PLANT DISEASES. PRE-SELECTED "TAGGED" PLANT MATERIAL MUST BE INSPECTED BY THE CONTRACTOR AND BE CERTIFIED PEST AND DISEASE FREE. IT IS THE CONTRACTORS OBLIGATION TO WARRANTY THE PLANT MATERIAL PER SPECIFICATIONS.

13. ALL SHRUB AND GROUND COVER AREAS (EXCLUDING TURF) ARE TO BE MULCHED WITH WOOD PER SPECIFICATIONS. REFER TO THE DRAWINGS FOR SPECIFIC LOCATIONS.

14. THE CONTRACTOR SHALL ALWAYS ASSUME THE SMALLER SIZE OF EACH PLANT WHEN A RANGE IS GIVEN CONCERNING SPACING i.e. PLANT TYPE X IS 12" TO 18" WIDE. THE CONTRACTOR SHALL USE 12" (THE SMALLER SIZE) TO ESTIMATE PLANTS REQUIRED TO FILL ANY GIVEN AREA.

15. A MINIMUM 3-INCH LAYER OF MULCH SHALL BE APPLIED ON ALL EXPOSED SOIL SURFACES OF PLANTING AREAS EXCEPT TURF AREAS, CREEPING OR ROOTING GROUND COVERS, OR DIRECT SEEDING APPLICATIONS WHERE MULCH IS CONTRAINDICATED

PLANT PROCUREMENT

1. FOR TREES SPECIFIED AS 36" BOX SIZE OR GREATER, PROCUREMENT AND SECURING OF MATERIAL TO BEGIN NO LESS THAN 2 YEARS PRIOR TO INSTALLATION. CONTRACTOR AND LANDSCAPE ARCHITECT TO TAG ALL TREES AT SPECIFIED SIZES. ALL APPROVED PLANT MATERIAL SHALL BE BLOCKED AND HELD AT THE NURSERY.

2. REMAINDER OF PLANT MATERIAL (NOT INCLUDING TREES) IS TO BE PROCURED UNDER A CONTRACT GROW AS AGREED TO WITH THE OWNER. PLANT MATERIAL (NOT INCLUDING TREES) IS TO BE SOURCED, TAGGED BY THE LANDSCAPE ARCHITECT AND SECURED AT THE NURSERY NO LESS THAN 12 MONTHS PRIOR TO DELIVERY AND INSTALL. ALL APPROVED PLANT MATERIAL SHALL BE BLOCKED AND HELD AT THE NURSERY.

3. FOR THOSE PLANTS/TREES DESIGNATED AS LIVE INTERIOR PLANTS/TREES: ACCLIMATIZE LIVE INTERIOR PLANTS/TREES BY LOWERING LIGHT, MOISTURE, HUMIDITY AND FERTILIZATION LEVELS FOR NO LESS THAN 18 MONTHS PRIOR TO INSTALL. ACCLIMATIZATION SHALL OCCUR AT A REPUTABLE NURSERY WITH EXPERIENCE IN LOW-LIGHT PLANT CARE.

4. ALL PLANTS IN RAISED PLANTERS TO BE RETAIL QUALITY.

LANDSCAPE MAINTENANCE BY THE CONTRACTOR

1. MAINTENANCE PERIOD SHALL BEGIN ON THE FIRST DAY AFTER ALL LANDSCAPE AND IRRIGATION WORK ON THE PROJECT IS COMPLETE, CHECKED, ACCEPTED AND WRITTEN APPROVAL FROM THE OWNER AND LANDSCAPE ARCHITECT IS GIVEN TO BEGIN THE MAINTENANCE PERIOD. MAINTENANCE PERIOD SHALL CONTINUE THEREAFTER FOR NO LESS THAN 365 CONTINUOUS CALENDAR DAYS.

2. CONTINUOUSLY MAINTAIN ALL INVOLVED AREAS DURING THE PROGRESS OF THE LANDSCAPING OPERATIONS AND DURING THE MAINTENANCE PERIOD UNTIL THE FINAL ACCEPTANCE OF THE WORK.

3. REGULAR PLANTING MAINTENANCE OPERATIONS SHALL BEGIN IMMEDIATELY AFTER EACH PLANT IS PLANTED. PLANTS SHALL BE KEPT IN A HEALTHY, GROWING CONDITION AND IN A VISUALLY PLEASING APPEARANCE BY WATERING, PRUNING, TRIMMING, EDGING, FERTILIZING, RE-STAKING, PEST AND DISEASE CONTROLLING, SPRAYING WEEDING, CLEANING-UP AND OTHER OPERATIONS OF MAINTENANCE. LANDSCAPE AREAS SHALL BE KEPT FREE OF WEEDS, NOXIOUS GRASS, AND OTHER UNDESIRED VEGETATIVE GROWTH AND DEBRIS. PLANTS FOUND TO BE DEAD OR IN AN IMPAIRED CONDITION SHALL BE REPLACED IMMEDIATELY.

5. IRRIGATION SYSTEM SHALL REQUIRE CONTINUOUS MAINTENANCE, CLEANING, ADJUSTMENT, PART REPLACEMENT AND INSPECTION. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE THESE SERVICES ON A CONTINUAL AND REGULAR BASIS DURING THE MAINTENANCE PERIOD TO INSURE THE IRRIGATION SYSTEM IS PROPERLY OPERATED WITHOUT ANY PROBLEMS.

6. COMPLETION DATE OF THE CONTRACT MAINTENANCE PERIOD WILL BE EXTENDED, WHEN IN THE OPINION OF THE LANDSCAPE ARCHITECT, IMPROPER MAINTENANCE OR THE UNHEALTHY CONDITION OF PLANTED MATERIAL IS EVIDENT AT THE TERMINATION OF THE SCHEDULED MAINTENANCE PERIOD. CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR ADDITIONAL LANDSCAPE MAINTENANCE UNTIL LANDSCAPING IS COMPLETED AND ACCEPTABLE.

7. CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR MAINTAINING ADEQUATE PROTECTION OF LANDSCAPE AREAS. REPAIR DAMAGED AREAS IMMEDIATELY.

GUARANTEES & REPLACEMENTS BY THE CONTRACTOR

1. GUARANTEE TREES, SHRUBS, GROUNDCOVER, AND TURF TO REMAIN HEALTHY AND VIGOROUSLY GROWING FOR A PERIOD OF FIRST DAY AFTER ALL LANDSCAPE AND IRRIGATION WORK ON THE PROJECT IS COMPLETE, CHECKED, ACCEPTED AND WRITTEN APPROVAL FROM THE CITY AND LANDSCAPE ARCHITECT ONE YEAR FROM COMPLETION DATE OF THE CONTRACT MAINTENANCE PERIOD.

2. PLANTS FOUND TO BE DEAD OR NOT IN VIGOROUS CONDITION AS DETERMINED BY THE LANDSCAPE ARCHITECT NOTED WITHIN THE GUARANTEE PERIOD SHALL BE REPLACE WITHIN 14 DAYS OF NOTIFICATION.

3. USE PLANTS FOR REPLACEMENT OF THE SAME KIND AND SIZE AS SPECIFIED IN THE PLANT LIST. FURNISH, PLANT AND FERTILIZE AS ORIGINALLY SPECIFIED.

DECLARATIONS AND DISCLAIMERS

BY USE OF THESE DRAWINGS BEARING THE SEAL AND SIGNATURE OF THE LANDSCAPE ARCHITECT, FOR ANY REASON, THE USER ACKNOWLEDGES AND ACCEPTS THE FOLLOWING:

1. PLANT MATERIAL IS A DYNAMIC, UNPREDICTABLE, LIVING ORGANISM THAT CAN CREATE HAZARDS TO PEOPLE AND BUILT STRUCTURES.

2. THIS PROJECT FEATURES PLANTING IN CONTAINERS AND IN SPACES CONFINED ON ALL SIDES BY BUILDING STRUCTURES. PLANTS GROWN IN CONTAINERS OF CONFINED SPACES WILL NOT ACHIEVE SIZES OR CHARACTERISTICS AS THE SAME PLANTS GROWN IN UNRESTRICTED, NATURAL CONDITIONS. ROOTS WILL GROW TO THE EDGES OF CONFINED AREAS AND MUST BE REGULARLY INSPECTED BY PLANT CARE PROFESSIONALS TO INSURE NO DAMAGE TO THE CONTAINER, BUILDING STRUCTURE, OR WATERPROOFING COMPONENTS.

3. PLANT MATERIALS USED ON THIS PROJECT HAVE VARYING WATER USE REQUIREMENTS THAT ARE DETERMINED FROM SEASON TO SEASON, WEATHER CONDITIONS, TYPE OF PLANT, AND BY LOCATION. WATER APPLICATION MUST BE ADJUSTED AS NECESSARY. PLANT MATERIAL, PLANTING SOIL AND IRRIGATION SYSTEMS REQUIRE CONTINUOUS, ON-GOING, PROFESSIONAL MONITORING. IMPROPER MAINTENANCE AND MONITORING CAN LEAD TO SIGNIFICANT DAMAGE. THE LANDSCAPE ARCHITECT HAS NO CONTROL OVER THE MAINTENANCE OF THE WORK REPRESENTED ON THESE DRAWINGS AND THEREFORE DISAVOWS ANY RESPONSIBILITY FOR DAMAGES CAUSE BY PLANT GROWTH AND/OR THE APPLICATION OF IRRIGATION WATER.

4. THE LANDSCAPE ARCHITECT HAS HAD NO CONTROL OVER, AND TAKES NO RESPONSIBILITY FOR ANY COMPONENTS OF THE PROJECT OTHER THAN WHAT IS EXPLICITLY ILLUSTRATED ON THE DRAWINGS SIGNED AND SEALED BY THE LANDSCAPE ARCHITECT. WORK NOTED AS "BY OTHERS" IS SHOWN FOR REFERENCE ONLY.

5. UNLESS THESE PLANS ARE CLEARLY MARKED "FOR CONSTRUCTION" AND BEAR THE SEAL AND SIGNATURE OF A LICENSED LANDSCAPE ARCHITECT THEY MAY NOT BE USED FOR CONSTRUCTION.

PLANTING SCHEDULE

TREES	CODE	COMMON NAME	DETAIL	SPECS	CALIPER	QTY.	REMARKS
	EX	EXISTING TREE TO REMAIN	01.02/L0.10		PER SURVEY	PER SURVEY	EXISTING TREE TO REMAIN; RE: TREE PROTECTION PLANS AND ARBORIST REPORT
	TR	TRANSPLANTED TREE	05/L7.01		NA	PER PLANS	
	PM - 6	PLATANUS MEXICANA / MEXICAN SYCAMORE	01, 02, 04 /L7.01		6" CAL.	PER PLANS	SPECIMEN QUALITY - BEST QUALITY WITH UNIFORM SYMMETRICAL HABIT. REQUIRE EARLY PROCUREMENT.
	PM - 8	PLATANUS MEXICANA / MEXICAN SYCAMORE	01, 02, 04 /L7.01		8" CAL.	PER PLANS	SPECIMEN QUALITY , SINGLE STEM- BEST QUALITY WITH UNIFORM SYMMETRICAL HABIT. REQUIRE EARLY PROCUREMENT.
	PM - 12	PLATANUS MEXICANA / MEXICAN SYCAMORE	01, 02, 04 /L7.01		12 - 16" CAL.	PER PLANS	SPECIMEN QUALITY - BEST QUALITY WITH UNIFORM SYMMETRICAL HABIT. REQUIRE EARLY PROCUREMENT.
	QM	QUERCUS MUEHLENBERGII / CHINKAPIN OAK	01, 02, 04 /L7.01		6" CAL.	PER PLANS	SPECIMEN QUALITY - BEST QUALITY WITH UNIFORM SYMMETRICAL HABIT. REQUIRE EARLY PROCUREMENT.
	QV	QUERCUS VIRGINIANA / LIVE OAK	01, 02, 04 /L7.01		6" CAL.	PER PLANS	SPECIMEN QUALITY - BEST QUALITY WITH UNIFORM SYMMETRICAL HABIT. REQUIRE EARLY PROCUREMENT.
GROUND COVERS	CODE	COMMON NAME	DETAIL	SPECS	SPACING	AREA	REMARKS
	GC1	ORNAMENTAL PLANTING AREA	01, 02/L7.02		20% 15 GALLON @ 36" O.C. 60% 10 GALLON @ 30" O.C. 10% 5 GALLON @ 24" O.C. 10% 1 GALLON @ 12" O.C.	24,113 SF	FULL, DENSE, MATCHED SPECIMEN. TYPICAL WOOD MULCH PER SPECIFICATIONS
	SOD	SOD	02/L4.50			7,092 SF	RE: SPECIFICATIONS
		MULCH					RE: SPECIFICATIONS

ROOT BALL LOCATION PER PLANTING

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NOT FOR CONSTRUCTION

Seal / Signature

△	Date	Description
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	12/12/2022	50% DESIGN DEVELOPMENT
	03/02/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
PLANTING SCHEDULE & NOTES

Scale

L6.00

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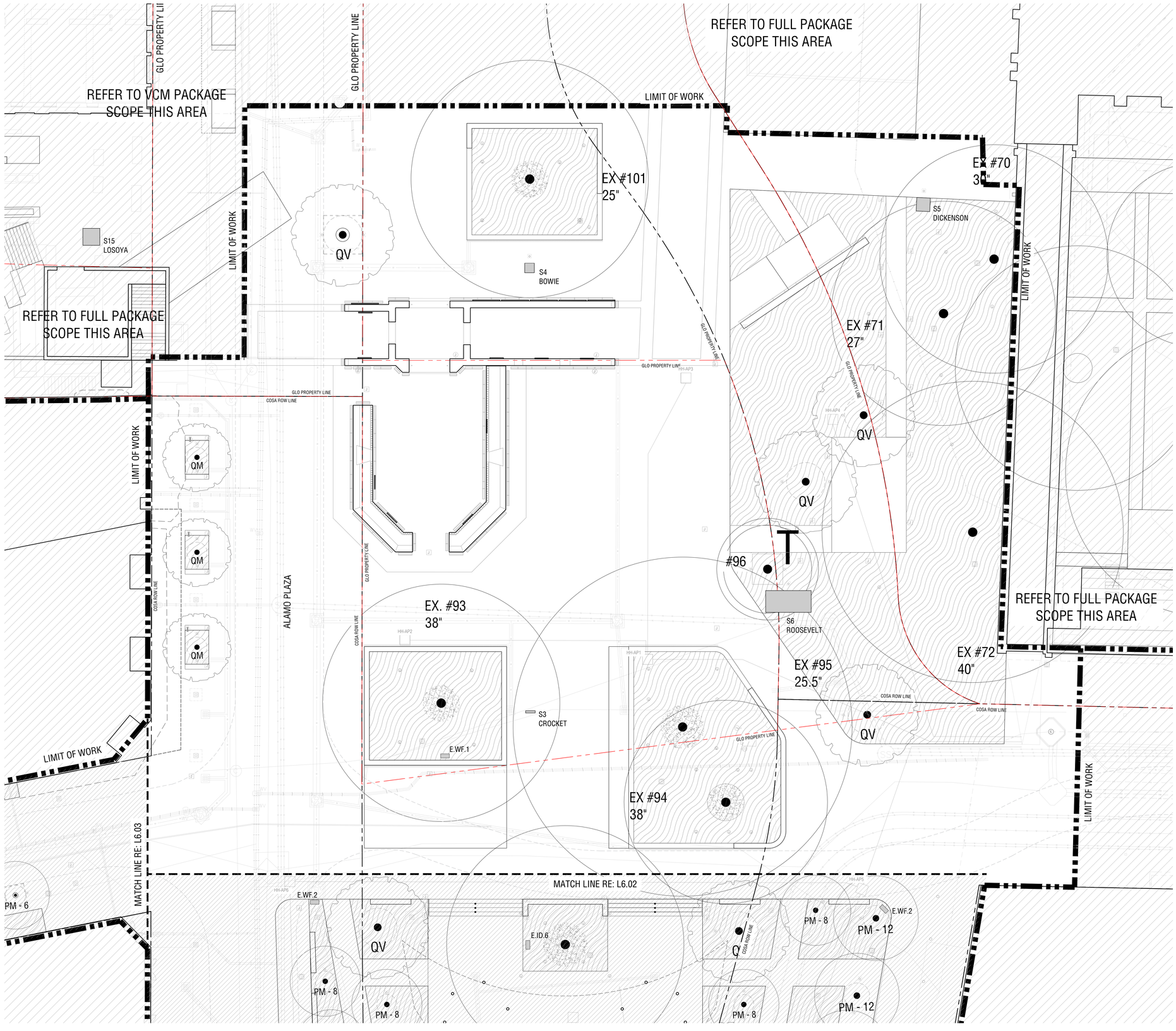
Plotted By: Mario Grino Sheet Set: A1-AMO-24B Layout: L6.00 Version: March 01, 2023 - 03:59:01pm Stored: \\Phl-FILEP\projects\AL-AMO-Alamo Visitor Center\A1-AMO-SHEETS\A1-AMO-24B\L6-PLANTING PLANS.dwg



PLANTING SCHEDULE

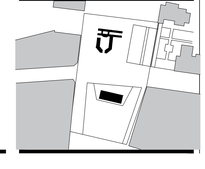
TREES	CODE	BOTANICAL / COMMON NAME	CONTAINER
	EX	EXISTING TREE TO REMAIN	EXISTING
	TR	TRANSPLANTED TREE	NA
	PM - 6	PLATANUS MEXICANA / MEXICAN SYCAMORE	6" CAL.
	CT	PLATANUS MEXICANA / MEXICAN SYCAMORE	8" CAL.
	PM	PLATANUS MEXICANA / MEXICAN SYCAMORE	12 -16" CAL.
	QG	QUERCUS MUEHLENBERGII / CHINKAPIN OAK	6" CAL.
	QM	QUERCUS VIRGINIANA / LIVE OAK	6" CAL.
		ROOTBALL LOCATION	

GROUNDCOVER	CODE	BOTANICAL / COMMON NAME	CONTAINER
	GC1	ORNAMENTAL PLANTING AREA	RE: PLANT SCHEDULE L6.00
	SOD	SOD	SOLID SOD
		MULCH	

PLANTING NOTES

1. REFERENCE SHEET L6.00 FOR FULL PLANTING SCHEDULE.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ALL SOILS AS INDICATED IN THE SOILS AND PLANTING PLANS. REFERENCE L4 SERIES DRAWINGS FOR SOILS INFORMATION.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING WATERPROOFING, PROTECTION BOARD AND ALL APPURTENANCES. REFERENCE CIVIL ENGINEER'S, ARCHITECT'S AND SURVEY BASES FOR ADDITIONAL INFORMATION.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FAMILIARIZING THEMSELVES WITH THE FULL CONTRACT DRAWINGS AND RESPONSIBLE FOR ANY COORDINATION WITH SUBCONTRACTORS AS REQUIRED TO ACCOMPLISH PLANTING OPERATIONS.
5. FINAL LOCATION OF ALL PLANT MATERIALS SHALL BE SUBJECT TO REVIEW AND APPROVAL OF THE LANDSCAPE ARCHITECT AND OWNER'S AUTHORIZED REPRESENTATIVE. CONTRACTOR IS TO SCHEDULE SITE VISITS A MINIMUM OF SEVEN (7) DAYS PRIOR TO FOLLOWING TASKS BEFORE BEGINNING PLANTING INSTALLATION OPERATIONS:
   5.1. SHRUBS - LAY OUT THE ACTUAL CONTAINERS ONSITE PRIOR TO DIGGING HOLES.
   5.2. TREES - STAKE THE LOCATIONS PRIOR TO DIGGING HOLES. ANY TREES PLANTED WITHOUT ITS FINAL LOCATION APPROVED BY THE LANDSCAPE ARCHITECT OR OWNER'S AUTHORIZED REPRESENTATIVE MAY BE REQUESTED TO BE RELOCATED AT THE EXPENSE OF THE CONTRACTOR.
6. REFER TO CIVIL ENGINEER DRAWINGS FOR ALL EXISTING CONDITIONS, SURVEY INFORMATION AND MISCELLANEOUS FEATURES.
7. RIGHT OF WAY IMPROVEMENTS SHALL BE PROTECTED IN PLACE UNLESS EXPLICITLY NOTED IN CIVIL ENGINEER OR LANDSCAPE CONSTRUCTION PLANS. DAMAGE THAT OCCURS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
8. REFER TO SHEET L0.10 FOR FULL GENERAL, TREE PROTECTION NOTES.
9. REFER TO SHEET L1.00 FOR FULL CONSTRUCTION AND LAYOUT NOTES.
10. THE LIMIT OF WORK (L.O.W.) IS FOR REFERENCE ONLY. ACTUAL LIMITS OF WORK ARE TO BE VERIFIED AND DELINEATED IN FIELD BY CONTRACTOR WITH OWNER'S APPROVAL PRIOR TO START OF CONSTRUCTION ACTIVITIES.

KEY PLAN



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Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
PLANTING PLANS

Scale
1" = 10'-0"

Ref North

L6.01

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PLANTING SCHEDULE

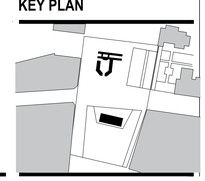
TREES	CODE	BOTANICAL / COMMON NAME	CONTAINER
	EX	EXISTING TREE TO REMAIN	EXISTING
	TR	TRANSPLANTED TREE	NA
	PM - 6	PLATANUS MEXICANA / MEXICAN SYCAMORE	6" CAL.
	CT	PLATANUS MEXICANA / MEXICAN SYCAMORE	8" CAL.
	PM	PLATANUS MEXICANA / MEXICAN SYCAMORE	12 -16" CAL.
	QG	QUERCUS MUEHLENBERGII / CHINKAPIN OAK	6" CAL.
	QM	QUERCUS VIRGINIANA / LIVE OAK	6" CAL.
		ROOTBALL LOCATION	

GROUNDCOVER	CODE	BOTANICAL / COMMON NAME	CONTAINER
	GC1	ORNAMENTAL PLANTING AREA	RE: PLANT SCHEDULE L6.00
	SOD	SOD	SOLID SOD
		MULCH	

PLANTING NOTES

1. REFERENCE SHEET L6.00 FOR FULL PLANTING SCHEDULE.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ALL SOILS AS INDICATED IN THE SOILS AND PLANTING PLANS. REFERENCE L4 SERIES DRAWINGS FOR SOILS INFORMATION.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING WATERPROOFING, PROTECTION BOARD AND ALL APPURTENANCES. REFERENCE CIVIL ENGINEER'S, ARCHITECT'S AND SURVEY BASES FOR ADDITIONAL INFORMATION.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FAMILIARIZING THEMSELVES WITH THE FULL CONTRACT DRAWINGS AND RESPONSIBLE FOR ANY COORDINATION WITH SUBCONTRACTORS AS REQUIRED TO ACCOMPLISH PLANTING OPERATIONS.
5. FINAL LOCATION OF ALL PLANT MATERIALS SHALL BE SUBJECT TO REVIEW AND APPROVAL OF THE LANDSCAPE ARCHITECT AND OWNER'S AUTHORIZED REPRESENTATIVE. CONTRACTOR IS TO SCHEDULE SITE VISITS A MINIMUM OF SEVEN (7) DAYS PRIOR TO FOLLOWING TASKS BEFORE BEGINNING PLANTING INSTALLATION OPERATIONS:
   5.1. SHRUBS - LAY OUT THE ACTUAL CONTAINERS ONSITE PRIOR TO DIGGING HOLES.
   5.2. TREES - STAKE THE LOCATIONS PRIOR TO DIGGING HOLES. ANY TREES PLANTED WITHOUT ITS FINAL LOCATION APPROVED BY THE LANDSCAPE ARCHITECT OR OWNER'S AUTHORIZED REPRESENTATIVE MAY BE REQUESTED TO BE RELOCATED AT THE EXPENSE OF THE CONTRACTOR.
6. REFER TO CIVIL ENGINEER DRAWINGS FOR ALL EXISTING CONDITIONS, SURVEY INFORMATION AND MISCELLANEOUS FEATURES.
7. RIGHT OF WAY IMPROVEMENTS SHALL BE PROTECTED IN PLACE UNLESS EXPLICITLY NOTED IN CIVIL ENGINEER OR LANDSCAPE CONSTRUCTION PLANS. DAMAGE THAT OCCURS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
8. REFER TO SHEET L0.10 FOR FULL GENERAL, TREE PROTECTION NOTES.
9. REFER TO SHEET L1.00 FOR FULL CONSTRUCTION AND LAYOUT NOTES.
10. THE LIMIT OF WORK (L.O.W.) IS FOR REFERENCE ONLY. ACTUAL LIMITS OF WORK ARE TO BE VERIFIED AND DELINEATED IN FIELD BY CONTRACTOR WITH OWNER'S APPROVAL PRIOR TO START OF CONSTRUCTION ACTIVITIES.

KEY PLAN



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L6.02

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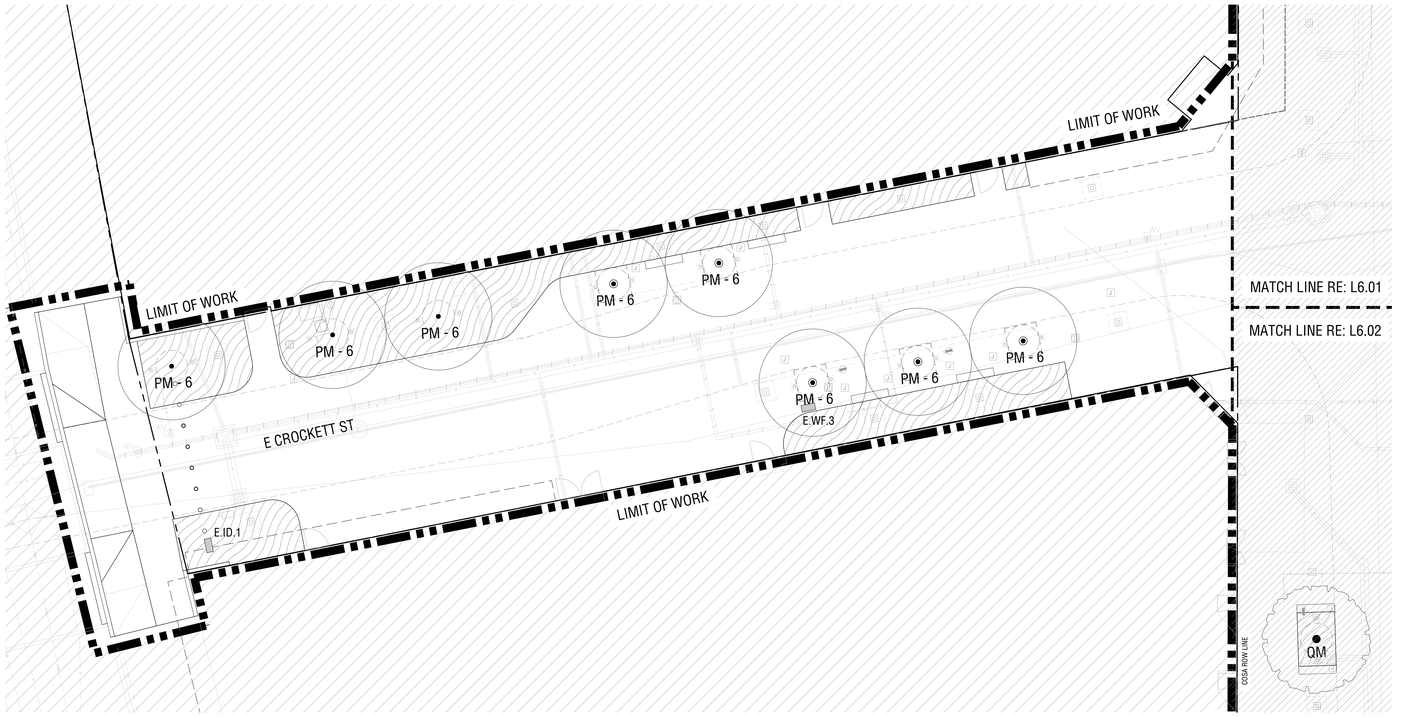

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	SOD	SOD	SOLID SOD
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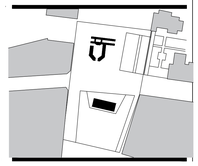

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Ref North

L6.03

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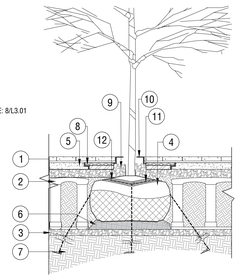
1 UNIT PAVING, RE: CONSTRUCTION PLANS
2 SILVA CELL SYSTEM, RE: 5/L3.01
3 COMPACTED AGGREGATE
4 TREE ROOTBALL, RE: PLANTING SCHEDULE
5 CONCRETE SLAB, RE: CIVIL DWGS
6 COMPACTED SUBGRADE MOUND
7 EXISTING SUBGRADE, RE: GEOTECH REPORT
8 TREE PAVER GRATE, RE: 8/L3.01
9 LIGHTWEIGHT EXPANDED GLASS GRAVEL, RE: 8/L3.01
10 REMOVABLE COLLAR, RE: 8/L3.01
11 PLATIPUS ANCHOR SYSTEM
12 ANCHOR MAT

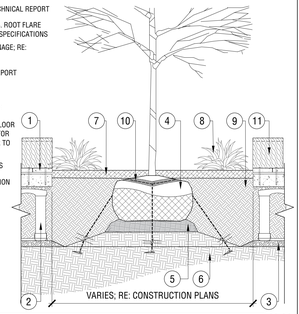


SCALE: 3/8" = 1'-0"

TREE PLANTING IN PAVING 04

PP-AL A.3A9-PL-01

1 ADJACENT PEDESTRIAN HARDSCAPE; RE: CONSTRUCTION PLANS
2 SILVA CELL SYSTEM, RE: 5/L3.01
3 COMPACTED AGGREGATE BASE; RE: GEOTECHNICAL REPORT
4 TREE AND ROOTBALL, RE: PLANTING PLANS. ROOT FLARE TO BE 3" MIN. ABOVE FINISHED GRADE; RE: SPECIFICATIONS
5 COMPACTED SUBGRADE MOUND FOR DRAINAGE; RE: SPECIFICATIONS
6 UNDISTURBED SUBGRADE, RE: GEOTECH REPORT
7 MULCH LAYER; RE: SPECIFICATIONS
8 ADJACENT PLANTING, RE: PLANTING PLANS
9 PLANTING SOIL, RE: SOILS PLANS. SLOPE FLOOR OF TREE PIT TO DRAIN, TYPICAL. CONTRACTOR TO SCARIFY EDGES OF PLANTING PIT PRIOR TO INSTALL.
10 TREE ANCHOR SYSTEM, RE: SPECIFICATIONS
11 ADJACENT FIXED SEATING; RE: CONSTRUCTION PLANS

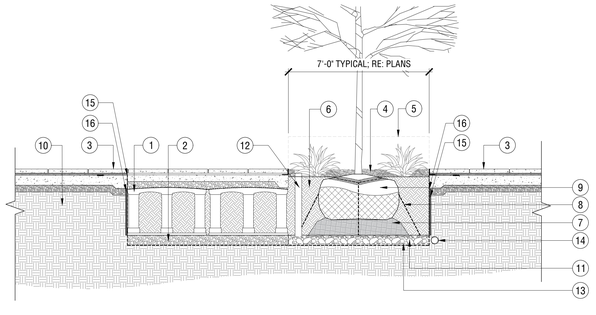


SCALE: 3/8" = 1'-0"

SECTION - TYPICAL TREE PLANTING AT SILVA CELL 03

PP-AL A.3A9-PL-02

1 SILVA CELL SYSTEM; RE: 04/L3.01
2 COMPACTED AGGREGATE BASE; RE: GEOTECHINCAL REPORT
3 ADJACENT PEDESTRIAN HARDSCAPE; RE: CONSTRUCTION PLANS
4 MULCH LAYER; RE: SPECIFICATIONS
5 FIXED SEATING BEYOND
6 PLANTING SOIL, RE: SOILS PLANS. SLOPE FLOOR OF TREE PIT TO DRAIN, TYPICAL. CONTRACTOR TO SCARIFY EDGES OF PLANTING PIT PRIOR TO INSTALL.
7 COMPACTED SUBGRADE MOUND FOR DRAINAGE; RE: SPECIFICATIONS
8 TREE ANCHOR SYSTEM; RE: SPECIFICATIONS
9 TREE AND ROOTBALL, RE: PLANTING PLANS. ROOT FLARE TO BE 3" MIN. ABOVE FINISHED GRADE; RE: SPECIFICATIONS
10 UNDISTURBED SUBGRADE, RE: GEOTECH REPORT
11 MIN 6" WASHED GRAVEL, SLOPE FLOOR TO DRAIN
12 PERFORATED INSPECTION TUBE WITH FILTER FABRIC
13 PERFORATED DRAIN PIPE TIED TO STORM SEWER
14 STORM SEWER CONNECTION
15 IMPERMEABLE LINER AROUND SIDES AND BOTTOM OF SILVA CELLS AND TREE PITS
16 ROOT BARRIER INSTALLED ALONG SIDES OF SILVA CELLS AND TREE PITS, ADJACENT TO FACE OF SLAB



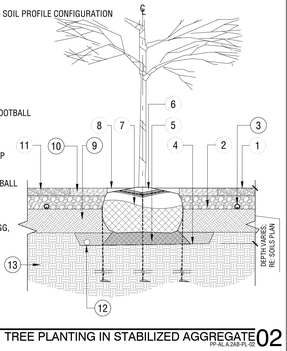
SCALE: 3/8" = 1'-0"

SECTION - TYPICAL TREE PLANTING AT SILVA CELL 2 06

PP-AL A.3A9-PL-12

NOTE:
REFERENCE SOIL PLANS FOR ALL MIXES AND SOIL PROFILE CONFIGURATION

1 STABILIZED AGGREGATE
-RE: 01/G-L-700 FOR DETAIL
2 DRAINAGE AGGREGATE, RE: SPECS
3 AERATION TUBE
-RE: G-L-4 SERIES
4 SLOPE FLOOR OF TREE PIT TO DRAIN
5 COMPACT SUBGRADE MOUND UNDER ROOTBALL
6 ROOT FLARE TO BE 3" ABOVE SPECIFIED SOIL MIX; RE: SPECS
7 REMOVE BURLAP AND BASKET FROM TOP 1/3 MIN. OF ROOTBALL
8 LEAVE AGG. UNCOMPACTED OVER ROOTBALL
9 PLANTING MIX
RE: SPECS AND SOILS PLANS
10 LIGHTLY COMPACTED, UNSTABILIZED AGG, RE:SPECS
11 COMPACTED AND STABILIZED AGG; PROVIDE @ 2X THE ROOT BALL
12 TREE SUB-DRAINAGE
RE:CIVIL
13 UNDISTURBED SUBGRADE

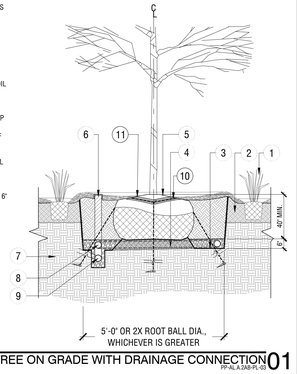


SCALE: 3/8" = 1'-0"

TREE PLANTING IN STABILIZED AGGREGATE 02

PP-AL A.3A9-PL-03

1 ADJACENT PLANTING; RE: PLANTING PLANS
2 AMENDED SOIL; RE: SPECIFICATIONS
3 SLOPE FLOOR OF TREE PIT TO DRAIN PIPE.
4 COMPACTED ROOTBALL PLINTH; RE: GEOTECHNICAL REPORT
5 ROOT FLARE TO BE 3" ABOVE SPECIFIED SOIL MIX, PULL MULCH 3" FROM ROOT FLARE, TYP.
6 4" PVC INSPECTION TUBE W/ 4" ROUND CAP NDS PART #11. BOTTOM OF TUBE TO BE CONNECTED TO DRAIN PIPE AT BOTTOM OF PIT VIA 'T' CONNECTION.
7 PREPARED SUB-GRADE; RE: GEOTECHNICAL REPORT
8 4" PERFORATED DRAIN PIPE WRAPPED IN FILTER FABRIC. PIPE TO BE LAID IN BED OF 6" THICK DRAINAGE GRAVEL; RE: SPECIFICATIONS
9 SOLID CONNECTION TO EXISTING CONTINUOUS DRAIN LINE; RE: CIVIL ENGINEER PLANS
10 PLATIPUS ANCHOR SYSTEM
11 ANCHOR MAT

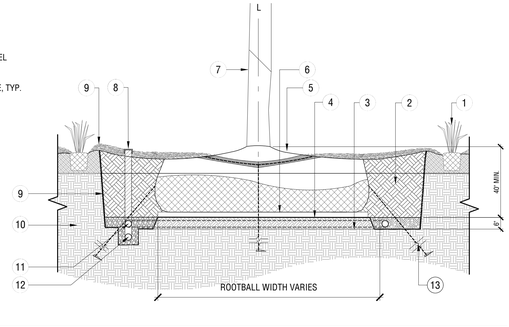


SCALE: 3/8" = 1'-0"

SECTION- TREE ON GRADE WITH DRAINAGE CONNECTION 01

PP-AL A.3A9-PL-05

1 ADJACENT PLANTING; RE: PLANTING PLANS
2 AMENDED SOILS; RE: HORTICULTURAL SOILS REPORT
3 SLOPE FLOOR OF TREE PIT TO DRAIN.
4 COMPACTED ROOTBALL PLINTH FOR DRAINAGE. REPLACING MOUND WITH DRAINAGE GRAVEL ACCEPTABLE; RE: GEOTECHNICAL REPORT
5 ROOT FLARE TO BE 3" ABOVE SPECIFIED SOIL MIX, HOLD MULCH 3" AWAY FROM ROOT FLARE, TYP.
6 TREE BOX BOTTOM AND MOVING EQUIPMENT, TO REMAIN.
7 TREE TRUNK; RE: TREE PROTECTION PLANS
8 4" PVC INSPECTION TUBE WITH 4" VENT CAP. BOTTOM OF TUBE TO BE CONNECTED TO 4" PERFORATED DRAIN PIPE; RE: SPECIFICATIONS
9 CONTRACTOR TO SCARIFY EDGE OF PLANTING PIT
10 PREPARED SUB-GRADE; RE: GEOTECHNICAL REPORT
11 4" PERFORATED DRAIN PIPE WRAPPED IN FILTER FABRIC. PIPE TO BE LAID IN BED OF 6" THICK DRAINAGE GRAVEL; RE: SPECIFICATIONS
12 SOLID CONNECTION TO EXISTING CONTINUOUS STORM DRAIN LINE, RE: CIVIL ENGINEERING PLANS
13 TREE ANCHOR SYSTEM; RE: SPECIFICATIONS



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SPECIMAN TRANSPLANT TREE PLANTING 05

PP-AL A.3A9-PL-04

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Description
PLANTING DETAILS

Scale

L7.01

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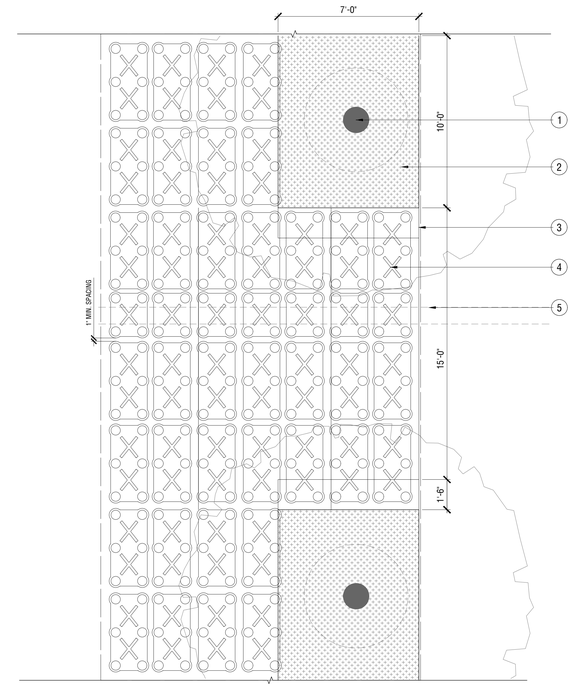
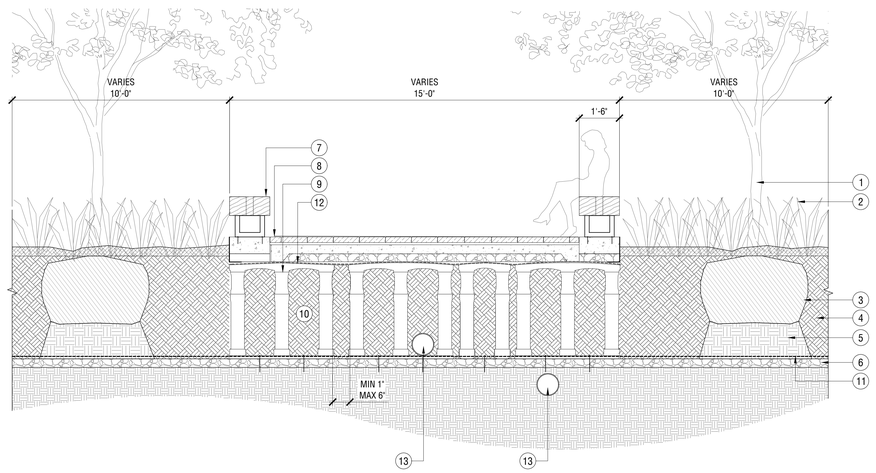
1 CANOPY TREE; RE: PLANTING PLANS AND SCHEDULE
2 PLANTING; RE: PLANTING PLANS
3 CUSTOM WOOD BENCH; RE: FURNITURE SCHEDULE
4 SILVA CELL SYSTEM
5 UNDERGROUND UTIITY LATERALS TO BE COORDINATED WITH SILVA CELL LAYOUT



SCALE: 3/8" = 1'-0"

PLAN-SILVA CELL AT TREES IN PLANTING 03
PP-AL A.3A8-PL-18

1 CANOPY TREE; RE: PLANTING PLANS AND SCHEDULE
2 PLANTING; RE: PLANTING PLANS
3 ROOTBALL; RE: PLANTING SCHEDULE
4 PLANTING SOIL; RE: SOIL PLANS
5 PLANTING SOIL BELOW ROOT BALL, COMPACTED WELL TO PREVENT SETTLING
6 4" MIN COMPACTED AGGREGATE SUB BASE
7 CUSTOM WOOD BENCH; RE: FURNITURE SCHEDULE
8 UNIT PAVERS; RE: CONSTRUCTION PLANS AND SCHEDULE
9 SILVA CELL SYSTEM (DECK, BASE, AND POSTS)
10 PLANTING SOIL, PER PROJECT SPECIFICATIONS, PLACED IN LIFTS AND WALK-IN COMPACTED TO 75-85% PROCTOR
11 ROOT BARRIER, PER MANUFACTURER'S RECOMMENDATIONS
12 GEOTEXTILE FABRIC
13 UTILITY LATERALS TO BE COORDINATED WITH SILVA CELL SYSTEM

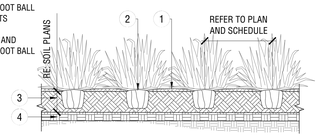


SCALE: 1/2" = 1'-0"

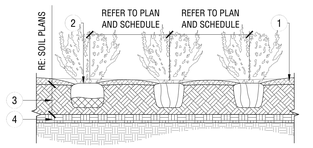
SECTION-SILVA CELLS AT TREE IN PLANTING 05
PP-AL A.3A8-PL-18

NOTES:
A. FOR CONTAINER: LOOSEN ROOT BALL OF ANY ROOT BOUND PLANTS
B. FOR B&B: REMOVE BURLAP AND BASKET FROM TOP 2/3 OF ROOT BALL AND REMOVE FROM SITE.

1 3" MULCH LAYER, TYP.
2 TOP OF ROOT BALL TO BE 1" ABOVE SOIL MIX, TYP.
3 PLANTING MIX, RE: SOIL PLANS
4 PREPARED SUBGRADE, TILLED TO 4"-6" DEPTH, TYP.



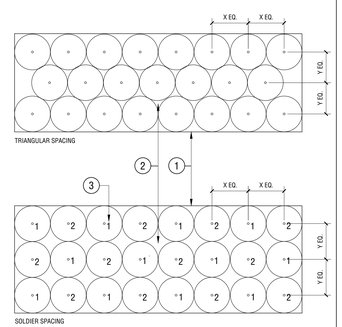
GROUNDCOVER & PERENNIAL PLANTING



SCALE: 1/2" = 1'-0"

SECTION - GROUND COVER AND SHRUB PLANTING, TYP. 02
PP-AL A.3A8-PL-18

1 EDGE OF PLANTING BED OR ADJACENT HARDSCAPE
2 PLANT SPACING AS PER PLANS
3 ALTERNATION SEQUENCE WHEN TWO PLANT SPECIES OCCUR IN THE SAME PLANTING AREA



X AND Y = ON CENTER SPACING
RE: PLANTING PLANS

SCALE: 1/4" = 1'-0"

PLAN - SHRUB AND GROUND COVER SPACING-TYPICAL 01
PP-AL A.3A8-PL-08

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NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
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12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
PLANTING DETAILS

Scale

L7.02

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CONSTRUCTION NOTES:

1. CONTRACTOR RESPONSIBLE FOR VERIFYING QUANTITIES FOR ALL MATERIALS, FIXTURES, FURNISHINGS, ETC. QUANTITIES ARE PROVIDED HERE FOR REFERENCE ONLY.
2. CONTRACTOR TO PROVIDE PHYSICAL SAMPLES OF EACH FINISH TYPE, AND PROVIDE SHOP DRAWINGS OF ALL FABRICATED CONDITIONS FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
3. CONTRACTOR TO VERIFY THE LAYOUT OF ALL MATERIALS IN THE FIELD FOR REVIEW AND APPROVAL BY LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. INCLUDING PAVING, BOLLARDS, TREE GRATES, LIGHT POLE BASES, FOUNTAINS, STEPS, SEATS AND WALLS.
4. CONTRACTOR TO PROTECT ALL HARDSCAPE IN PLACE ONCE CONSTRUCTED, AND TO REPLACE ANY DAMAGED OR CRACKED STONE DURING THE COURSE OF CONSTRUCTION.
5. CONTRACTOR RESPONSIBLE FOR COORDINATION OF ALL MEP AND IRRIGATION SLEEVING BENEATH AND THROUGH HARDSCAPE.
6. MAINTENANCE: ALL REQUIRED LANDSCAPE AREAS SHALL BE MAINTAINED BY OWNER. THE LANDSCAPE AREAS SHALL BE MAINTAINED FREE OF DEBRIS AND LITTER AND ALL PLANT MATERIAL SHALL BE MAINTAINED IN A HEALTHY GROWING CONDITION. DISEASED OR DEAD PLANT MATERIAL SHALL BE SATISFACTORY TREATED OR REPLACED PER THE CONDITIONS OF THE PERMIT.

LAYOUT NOTES:

1. CONTRACTOR SHALL VERIFY EXISTING CONDITIONS, LAYOUT COORDINATES, AND WORK FROM PREVIOUS AND ONGOING CONTRACTS IN THE FIELD. CONTRACTOR SHALL REPORT ANY DISCREPANCIES TO THE LANDSCAPE ARCHITECT FOR DIRECTION IMMEDIATELY BEFORE PROCEEDING WITH THAT PORTION OF THE WORK.
2. CONTRACTOR SHALL REQUEST A FIELD REVIEW BY THE LANDSCAPE ARCHITECT OR OWNER'S AUTHORIZED REPRESENTATIVE OF THE LAYOUT OF ALL ELEMENTS, AS SHOWN. CONTRACTOR SHALL STAKE ALL LOCATIONS AND OBTAIN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO THE COMMENCEMENT OF WORK.
3. CONTRACTOR SHALL REQUEST A FIELD REVIEW BY THE LANDSCAPE ARCHITECT OR OWNER'S AUTHORIZED REPRESENTATIVE OF ALL SITE LIGHTING FIXTURES, JUNCTION BOXES, TRANSFORMERS, AND PANELS. CONTRACTOR SHALL STAKE ALL LOCATIONS AND OBTAIN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
4. CONTRACTOR SHALL REQUEST A FIELD REVIEW BY THE LANDSCAPE ARCHITECT OF ALL FORMWORK OR A TYPICAL PORTION OF FORMWORK REPRESENTING SIMILAR WORK. CONTRACTOR SHALL OBTAIN APPROVAL FROM THE LANDSCAPE ARCHITECT OF ALL FORMWORK FOR FLATWORK AND WALL WORK PRIOR TO CONCRETE POURING.
5. CONTRACTOR SHALL COORDINATE ALL LAYOUT WORK POINTS, MONUMENTS, GRID LINES, AND CONTROLS, AMONG ALL TRADES; SPECIFICALLY, BUT NOT LIMITED TO, SITE FORMATION, FLATWORK, AND WALL WORK.
6. CONTRACTOR SHALL REFER TO PAVING OR MATERIALS PLAN(S) FOR ALL FLATWORK AND WALL WORK JOINT LOCATIONS. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS VERIFYING JOINT LAYOUT PRIOR TO INSTALLATION.
7. CONTRACTOR SHALL ERECT AND INSTALL ALL WORK LEVEL, PLUMB, SQUARE, TRUE, STRAIGHT, AND IN PROPER ALIGNMENT.
8. CONTRACTOR SHALL NOT SCALE DRAWINGS; CONTRACTOR SHALL USE DIMENSIONS SHOWN.
9. NO DIMENSIONS ARE ADJUSTABLE WITHOUT THE REVIEW AND APPROVAL OF LANDSCAPE ARCHITECT UNLESS NOTED [+/-] FV (FIELD VERIFY).
10. SIMILAR (SIM) MEANS COMPARABLE CHARACTERISTICS FOR THE CONDITIONS NOTED. CONTRACTOR SHALL VERIFY DIMENSIONS AND ORIENTATION ON THE PLANS AND ELEVATIONS.
11. DIMENSIONS NOTED CLEAR [CLR] MUST BE STRICTLY MAINTAINED ALLOWING FOR THICKNESS OF ALL FINISHES. CONTRACTOR SHALL FIELD VERIFY [FV] PRIOR TO CONSTRUCTION.
12. TYPICAL (TYP) MEANS IDENTICAL FOR ALL CONDITIONS UNLESS OTHERWISE NOTED.
13. ALIGN MEANS ACCURATELY LOCATE FINISH FACES IN THE SAME PLANE.
14. EXISTING (EX.) MEANS THAT INDICATED FEATURE EXISTS AT TIME OF INSTALLATION AND SHALL BE PROTECTED IN PLACE.
15. ALL ANGLES ARE ASSUMED TO BE 90 DEGREES UNLESS OTHERWISE NOTED.
16. ALL CURVES FOR PAVING, BANDS, PATHS, EDGING, AND HEADER BOARDS SHALL BE ALIGNED IN A SMOOTH AND CONTINUOUS FASHION AND SHALL MEET ADJACENT SURFACES AT 90 DEGREES, UNLESS OTHERWISE INDICATED. ALL WALK RADII AND CURVES SHALL BE SMOOTH AND CONTINUOUS WITHOUT ABRUPT CHANGES OR BENDS UNLESS OTHERWISE SHOWN.

SITE FURNISHING SCHEDULE

SYMBOL	DESCRIPTION	DETAIL	SPECIFICATION	MANUF./ MODEL	MATERIAL	FINISH	COLOR	QUANTITY	COMMENTS
CONCRETE UNIT PAVING									
MF-01	DINGING CHAIR, TYPE 1	-	12 93 00	VESTRE / MUNCH CAFE CHAIR	GALVANISED STEEL	TBD	TBD	PER PLANS	BASIS OF DESIGN. CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE. https://vestre.com/us/products/chairs/loungechair-1
MF-02	DINGING CHAIR, TYPE 2	-	12 93 00	FERMOB / 28"X28" TABLE	POWDERCOATED ALUMINUM	TBD	TBD	PER PLANS	BASIS OF DESIGN. CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE. https://vestre.com/us/products/tables/seat-1
MF-03	DINING TABLE, TYPE 1	-	12 93 00	VESTRE / MUNCH CAFE BISTRO TABLE ROUND	GALVANISED STEEL	TBD	TBD	PER PLANS	BASIS OF DESIGN. CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.
MF-04	DINING TABLE, TYPE 2	-	12 93 00	FERMOB /LUXEMBOURG SIDE CHAIR	POWDERCOATED ALUMINUM	TBD	TBD	PER PLANS	BASIS OF DESIGN. CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.
MF-05	LOUNGE CHAIR	-	12 93 00	FERMOB / LUXEMBOURG LOW ARM CHAIR	POWDERCOATED ALUMINUM	TBD	TBD	PER PLANS	BASIS OF DESIGN. CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.https://www.fermobusa.com/luxembourg-low-armchair
MF-06	ADIRONDACK CHAIR	-	12 93 00	SITE PIECES / MONOLINE LOUNGE CHAIR	**ARMS/LEGS:** ALLUMINUM **SEATING:** THERMALLY MODIFIED ASH	POWDERCOATED	TBD	PER PLANS	BASIS OF DESIGN. CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.
MF-07	SIDE TABLE	-	12 93 00	FERMOB / LUXEMBOURG SMALL LOW TABLE	ALUMINUM	TBD	TBD	PER PLANS	BASIS OF DESIGN. CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE. https://www.fermobusa.com/luxembourg-large-low-table
MF-08	UMBRELLA	11/8.50	11/8.50	TUUCI OCEAN MASTER MAX CLASSIC 10' SQUARE UMBRELLA OR APPROVED EQUAL	POLISHED ALUMINUM POLE AND FRAME. SUNBRELLA FABRIC	TBD	TBD	PER PLANS	BASIS OF DESIGN. CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.
MF-09	READING ROOM	-	-	CART KING	GAUGE STEEL	TBD	TBD	TBD	CART KING EZ-RETAIL OR APPROVED ALTERNATE BY LANDSCAPE ARCHITECT: https://cart-king.com/wp-content/uploads/2019/02/EZ-CART_2019.pdf
MF-10	MOVABLE PLANTER POTS	-	-			TBD	TBD	TBD	BASIS OF DESIGN. CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.
SITE FURNISHINGS									
SF-01	CUSTOM FIXED WOOD BENCH	01/8.50	05 50 10, 06 15 33, 06 15 37, 09 91 13	N/A	**FRAME:** STAINLESS STEEL PLATING OR APPROVED EQUAL **SEATING:** [ ] x 6 IPE OR BETTER PRODUCT	**FRAME:** PRIMED AND PAINTED **SEATING:** SANDED, OILED AT FIRST INSTALL	**FRAME:**DARK BRONZE FOR HSS **SEATING:** CLEAR	PER PLANS	REFERENCE DETAILS FOR MEMBER SIZING. CONTRACTOR TO SUBMIT SAMPLES AND COLOR CHIPS FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL. CONTRACTOR TO PROVIDE DETAILED AND COORDINATED SHOP DRAWINGS FOR REVIEW BY LANDSCAPE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO COMMENCING WORK.
SF-02	INFORMATION KIOSK		N/A	N/A	KIOSK PROVIDED BY	N/A	N/A	TBD	
SF-03	WASTE RECEPTACLE	10/8.50	12 93 00	-	-	TBD	TBD	PER PLANS	CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.
SF-04	RECYCLING RECEPTALE	10/8.50	12 93 00	-	-	TBD	TBD	PER PLANS	CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.
SF-05	WATER DRINKING FOUNTAIN, TYPE 1	07/8.50	12 93 00	ELKAY / OUTDOOR BOTTLE FILLING STATION BI-LEVEL PEDESTAL NON-FILTERED NON-REFRIGERATED FREEZE RESISTANT	STAINLESS, HEAVY DUTY VANDAL RESISTANT	TBD	TBD	PER PLANS	CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.
SF-06	WATER DRINKING FOUNTAIN, TYPE 2	02/8.50	12 93 00	ELKAY / OUTDOOR BOTTLE FILLING STATION BI-LEVEL PEDESTAL NON-FILTERED NON-REFRIGERATED FREEZE RESISTANT WITH PET STATION	STAINLESS, HEAVY DUTY VANDAL RESISTANT	TBD	TBD	PER PLANS	CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE.
SF-07	BIKE RACKS	04/8.50	12 93 00	LANDSCAPE FORMS / RIDE BIKE RACK	POWDERCOATED METAL	TBD	TBD	PER PLANS	CONTRACTOR AND OWNER TO HOLD AN ALLOWANCE FOR PURCHASING, TAKING DELIVERY/ STORING, ASSEMBLING AND INSTALLING MOVEABLE & FIXED FURNISHINGS. ALLOWANCE TO BE DETERMINED WITH MEETING BETWEEN CONTRACTOR AND LANDSCAPE ARCHITECT. FURNISHINGS TO INCLUDE LINE ITEMS NOTED HEREIN AND FUTURE ELEMENTS INCORPORATED INTO THE SITE FURNISHING SCOPE. FINAL SITE FURNISHING SELECTIONS TO BE PRESENTED AND SELECTED WITH THE OWNER/ DESIGN TEAM/ CONTRACTOR AT A LATER DATE. https://www.landscapeforms.com/en-us/product/Pages/Ride-Bike-Rack.aspx
SF-08	STONE BLOCK BENCH	02,03/L3.10	N/A	N/A	LIMESTONE	N/A	N/A	PER PLANS	MONOLITHIC LIMESTONE BLOCKS. STONE SHALL HAVE EASED EDGES AND NO SHARP EDGES. HEIGHT: 24"-30". WIDTH: PER CONSTRUCTION PLAN. LENGTH: PER CONSTRUCTION PLAN. CONTRACTOR TO PROVIDE PHOTO FOR LANDSCAPE ARCHITECT FOR APPROVAL, INCLUDING MEASUREMENT DEVICE DEPICTING HEIGHT, LENGTH, AND WIDTH OF BOULDERS.

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Seal / Signature

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
FURNITURE SCHEDULE & NOTES

Scale

L8.00

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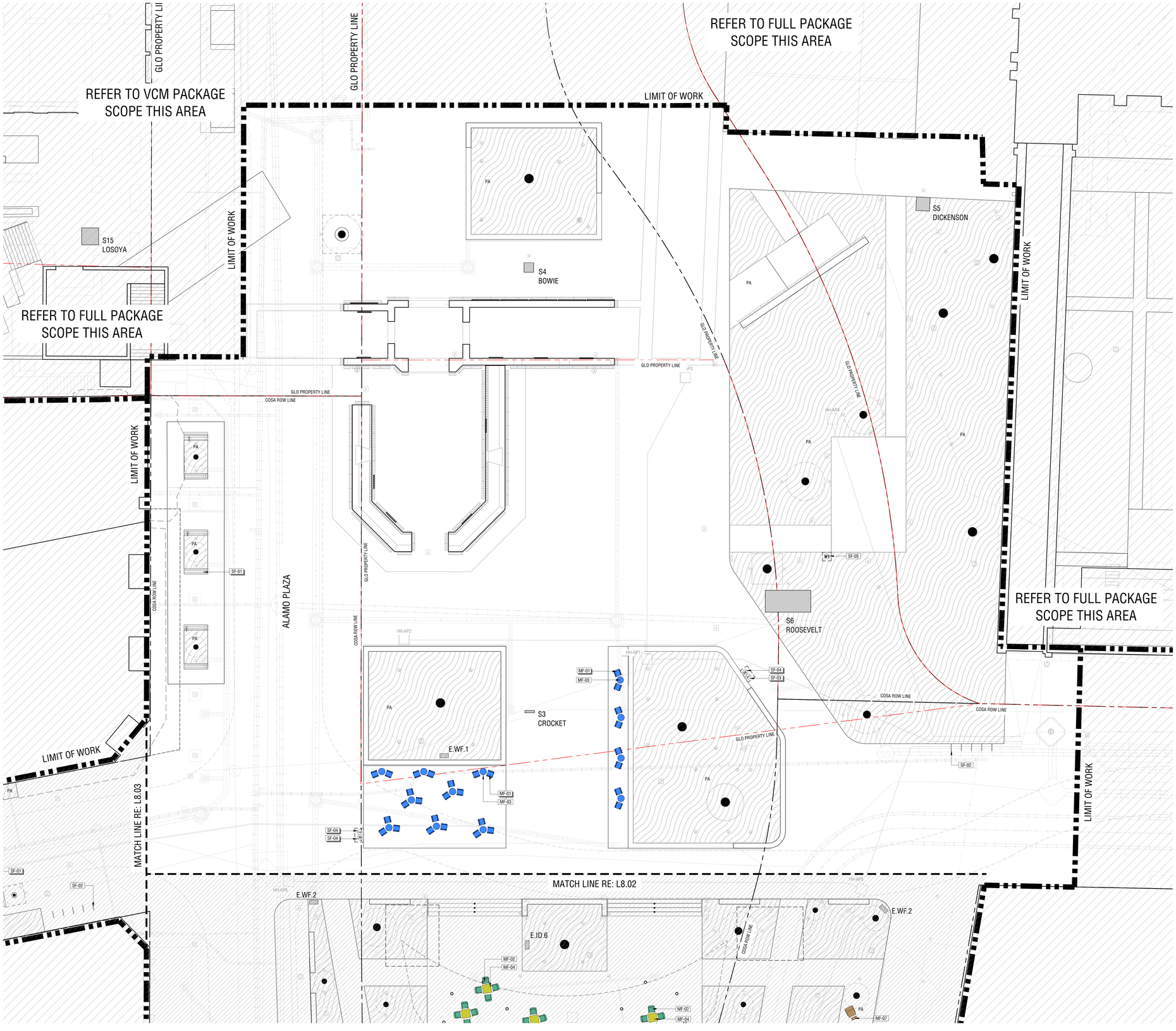
Plotted By: Mario Grina Sheet Set: AL-AMO-248 Layout: L8.00 Version: March 01, 2023 03:00:36pm Stored: \\PH-FILE\Projects\AL-AMO-Alamo Visitor Center\AL-AMO-SHEETS\AL-AMO-248\AL-248-L8-FURNITURE PLANS.dwg



SITE FURNISHING LEGEND

SYMBOL	DESCRIPTION
MOVABLE FEATURES	
MF-01	DINING CHAIR, TYPE 1
MF-02	DINING CHAIR, TYPE 2
MF-03	DINING TABLE, TYPE 1
MF-04	DINING TABLE, TYPE 2
MF-05	LOUNGE CHAIR
MF-06	ADIRONDACK CHAIR
MF-07	SIDE TABLE
MF-08	UMBRELLA
MF-09	READING ROOM
MF-10	MOVABLE PLANTER POTS
GAMES	
	CORN HOLE BOARDS
	LARGE LEGGOS
	LARGE JENGA
FIXED FEATURES	
SF-01	CUSTOM FIXED WOOD BENCH
SF-02	TREE PAVER GRATE
SF-03	WASTE RECEPTACLE
SF-04	RECYCLING RECEPTACLE
SF-05	WATER DRINKING FOUNTAIN, TYPE 1
SF-06	WATER DRINKING FOUNTAIN, TYPE 2
SF-07	BIKE RACKS
SF-08	STONE BLOCK BENCH
SF-09	INFORMATION KIOSK

FURNITURE NOTES

NOTES:

1. REFERENCE SHEET L8.00 FOR FULL SITE FURNISHING SCHEDULE.
2. CONTRACTOR TO SEND LANDSCAPE ARCHITECT AND CLIENT PURCHASE ORDER OF FURNISHINGS PRIOR TO PLACING FINAL ORDER WITH MANUFACTURER.
3. CONTRACTOR SHALL PROTECT AND MAINTAIN IN PLACE ALL EXISTING HARDSCAPE UNLESS SPECIFICALLY DIRECTED OTHERWISE BY LANDSCAPE ARCHITECT/ CLIENT.
4. ALL FURNITURE FINISHES, LOCATIONS AND QUANTITIES TO BE VERIFIED BY LANDSCAPE ARCHITECT/ CLIENT PRIOR TO PLACEMENT
5. ALL FURNISHINGS MAY BE SUBJECT TO MOVEMENT AND RELOCATION. LANDSCAPE ARCHITECT/ CLIENT SHALL BE CONSULTED PRIOR TO PLACEMENT.

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Fax F-2819

Civil Engineer
Parra & Co
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Tel 210.819.4848

NOT FOR CONSTRUCTION

Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

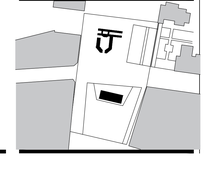
Description
FURNITURE PLANS

Scale
1" = 10'-0"

Ref North

L8.01

KEY PLAN



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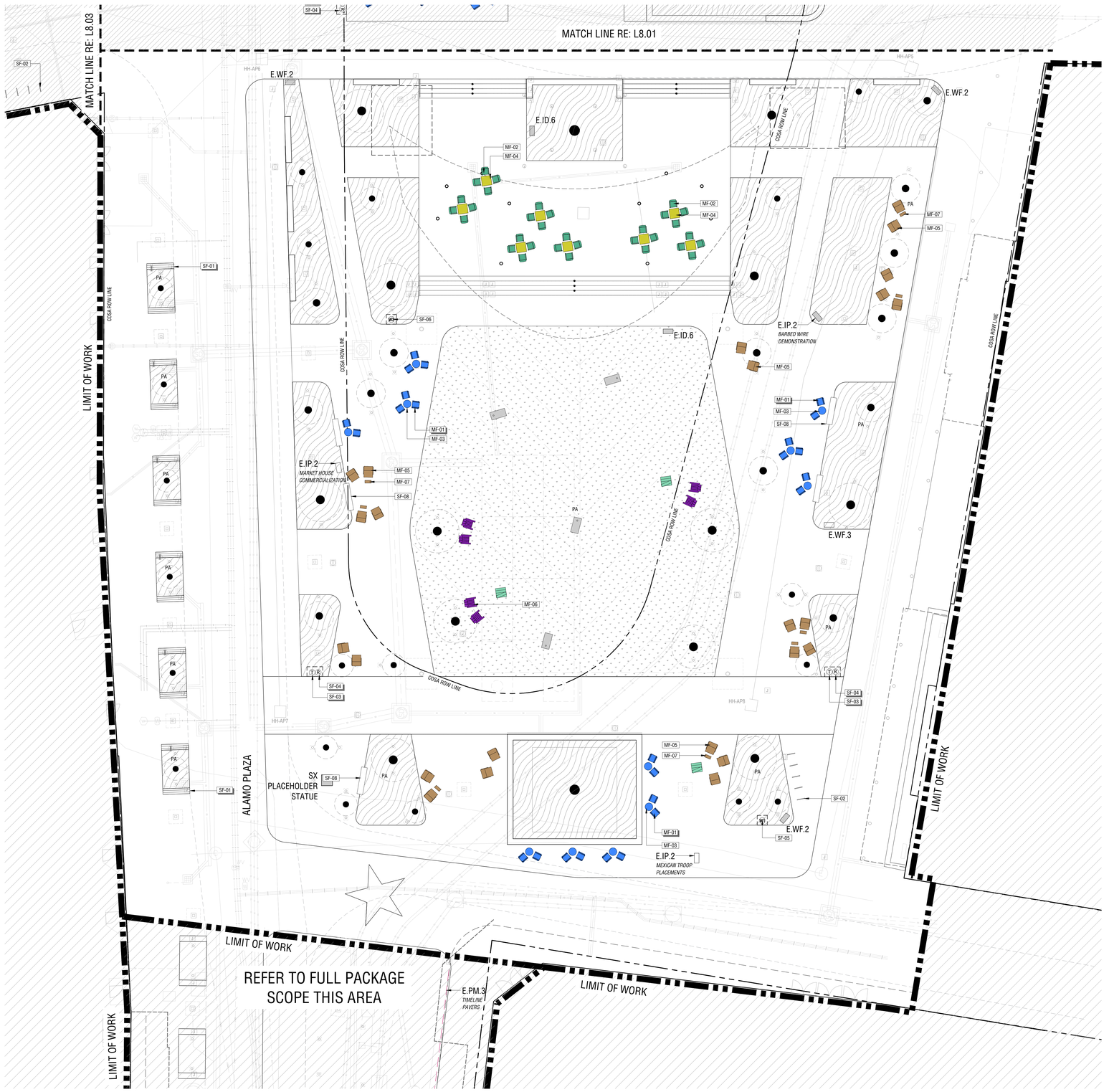
Printed By: Maria Ortiz Sheet Set: 50_ 90 MATCH 248 Layout: L8.01 Version: March 01, 2023 03:00:41pm Stored: \\the-hub\Projects\TX_AMO_Alamo Trust\Central\TX_AMO_SHEETS\TX_AMO_PAPD_248_50_PURNITURE_PLANS.dwg



SITE FURNISHING LEGEND

SYMBOL	DESCRIPTION
MOVABLE FEATURES	
MF-01	DINING CHAIR, TYPE 1
MF-02	DINING CHAIR, TYPE 2
MF-03	DINING TABLE, TYPE 1
MF-04	DINING TABLE, TYPE 2
MF-05	LOUNGE CHAIR
MF-06	ADIRONDACK CHAIR
MF-07	SIDE TABLE
MF-08	UMBRELLA
MF-09	READING ROOM
MF-10	MOVABLE PLANTER POTS
GAMES	
	CORN HOLE BOARDS
	LARGE LEGGOS
	LARGE JENGA
FIXED FEATURES	
SF-01	CUSTOM FIXED WOOD BENCH
SF-02	TREE PAVER GRATE
SF-03	WASTE RECEPTACLE
SF-04	RECYCLING RECEPTACLE
SF-05	WATER DRINKING FOUNTAIN, TYPE 1
SF-06	WATER DRINKING FOUNTAIN, TYPE 2
SF-07	BIKE RACKS
SF-08	STONE BLOCK BENCH
SF-09	INFORMATION KIOSK

FURNITURE NOTES

NOTES:

1. REFERENCE SHEET L8.00 FOR FULL SITE FURNISHING SCHEDULE.
2. CONTRACTOR TO SEND LANDSCAPE ARCHITECT AND CLIENT PURCHASE ORDER OF FURNISHINGS PRIOR TO PLACING FINAL ORDER WITH MANUFACTURER.
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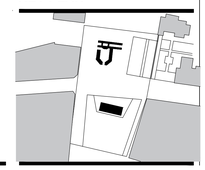

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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

FURNITURE PLANS

Scale

1" = 10'-0"

Ref North

L8.02

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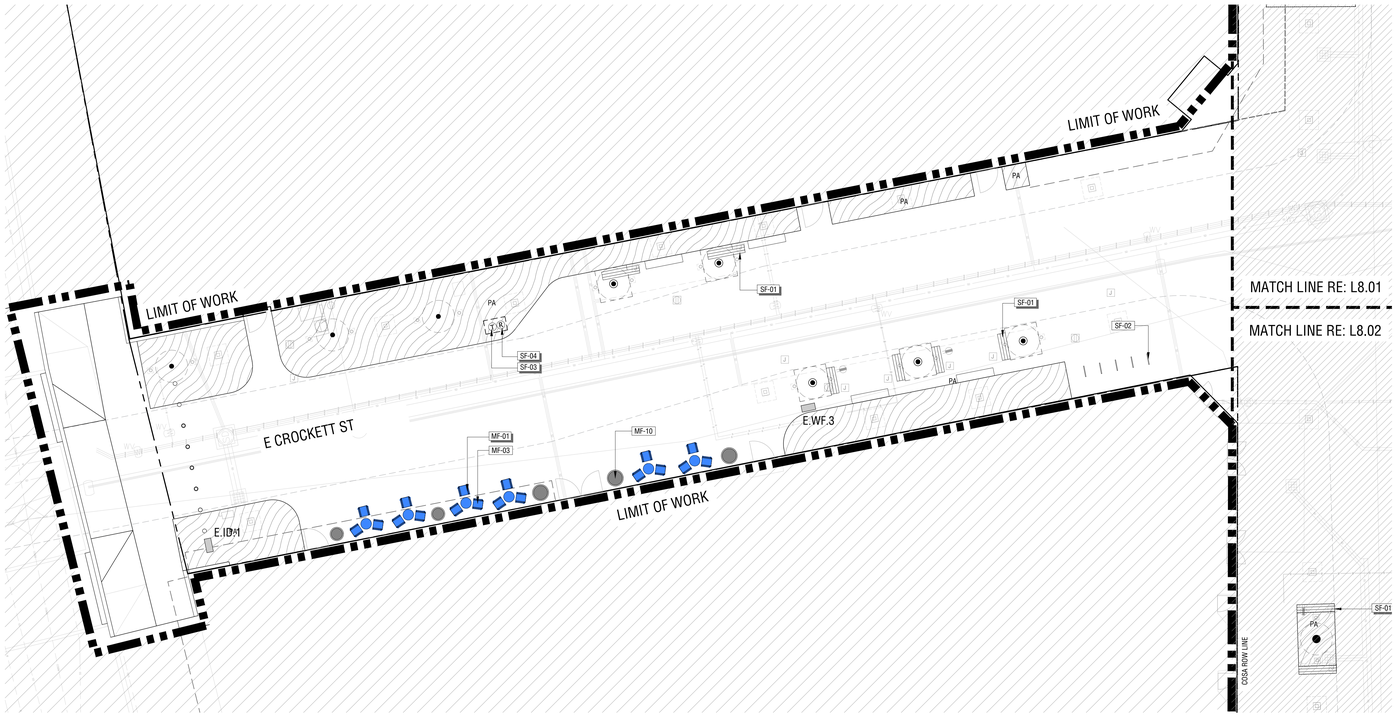

SITE FURNISHING LEGEND

SYMBOL		DESCRIPTION
MOVABLE FEATURES		
MF-01		DINING CHAIR, TYPE 1
MF-02		DINING CHAIR, TYPE 2
MF-03		DINING TABLE, TYPE 1
MF-04		DINING TABLE, TYPE 2
MF-05		LOUNGE CHAIR
MF-06		ADIRONDACK CHAIR
MF-07		SIDE TABLE
MF-08		UMBRELLA
MF-09		READING ROOM
MF-10		MOVABLE PLANTER POTS
GAMES		
		CORN HOLE BOARDS
		LARGE LEGGOS
		LARGE JENGA
FIXED FEATURES		
SF-01		CUSTOM FIXED WOOD BENCH
SF-02		TREE PAVER GRATE
SF-03	Ⓣ	WASTE RECEPTACLE
SF-04	Ⓡ	RECYCLING RECEPTACLE
SF-05	WF1	WATER DRINKING FOUNTAIN, TYPE 1
SF-06	WF2	WATER DRINKING FOUNTAIN, TYPE 2
SF-07		BIKE RACKS
SF-08		STONE BLOCK BENCH
SF-09		INFORMATION KIOSK

FURNITURE NOTES

NOTES:

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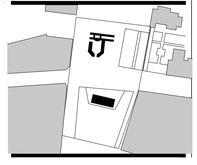
KEY PLAN



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ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
FURNITURE PLANS

Scale
1" = 10'-0"
Ref North

L8.03

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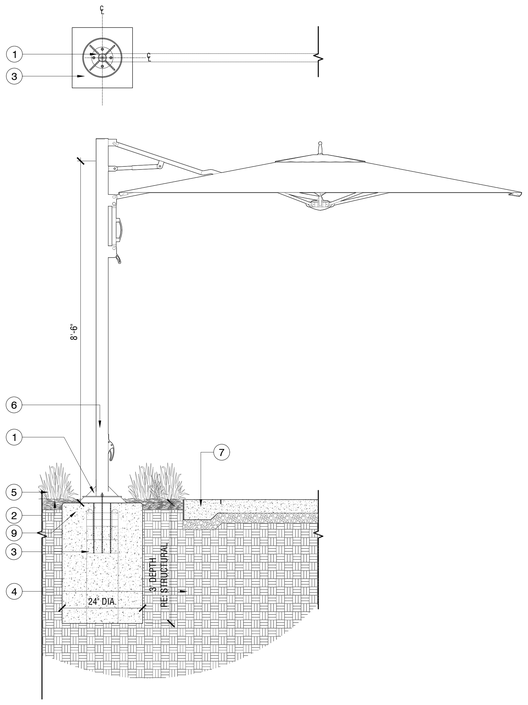
Plotted By: Rene Cruz Sheet Set: AC_AMAO_248 Layout: L8.03 Version: March 01, 2023 03:05:49pm Stored: \\?\UNC\FILEProject\AC_AMAO_Alamo Visitor Center\AC_AMAO_SHEETS\AC_AMAO_248\AC_AMAO_248_L8_FURNITURE_PLANS.dwg

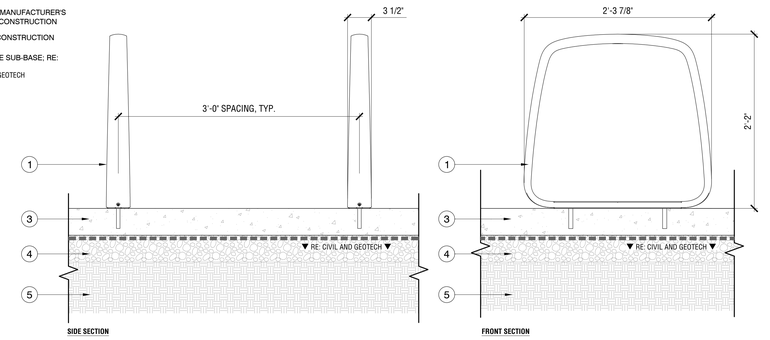
1. CONTRACTOR TO PROVIDE POLE FITTING AND ASSORTED HARDWARE FOR UMBRELLA INSTALLATION PER MANUFACTURERS RECOMMENDATION
2. ADJACENT TOPDRESS MULCH, ENSURE COMPLETE COVERAGE OF FOOTING; RE: SOILS PLANS
3. CONCRETE FOOTING, RE: STRUCTURAL ENGINEER.
4. PREPARED BASE AND SUB-GRADE; RE: GEOTECHNICAL REPORT
5. ADJACENT PLANTING; RE: PLANTING PLANS
6. UMBRELLA POST; RE: CONSTRUCTION PLANS
7. ADJACENT HARDSCAPE, RE: CONSTRUCTION PLANS
8. ADJACENT FIXED SEATING AT SPORT COURT
9. TOP OF FOUNDATION TO BE FINISHED WITH A FLAT/LEVEL SURFACE AND A 1/2" TOOLED EASED EDGE



SECTION-UMBRELLA 11
PP-AL.A.SNR-CS-172

SCALE: 3/4" = 1'-0"

1. BIKE RACK; INSTALL PER MANUFACTURER'S RECOMMENDATION; RE: CONSTRUCTION SCHEDULE
3. ADJACENT PAVING; RE: CONSTRUCTION PLANS
4. COMPACTED AGGREGATE SUB-BASE; RE: CIVIL
5. COMPACTED SUBGRADE; RE: GEOTECH



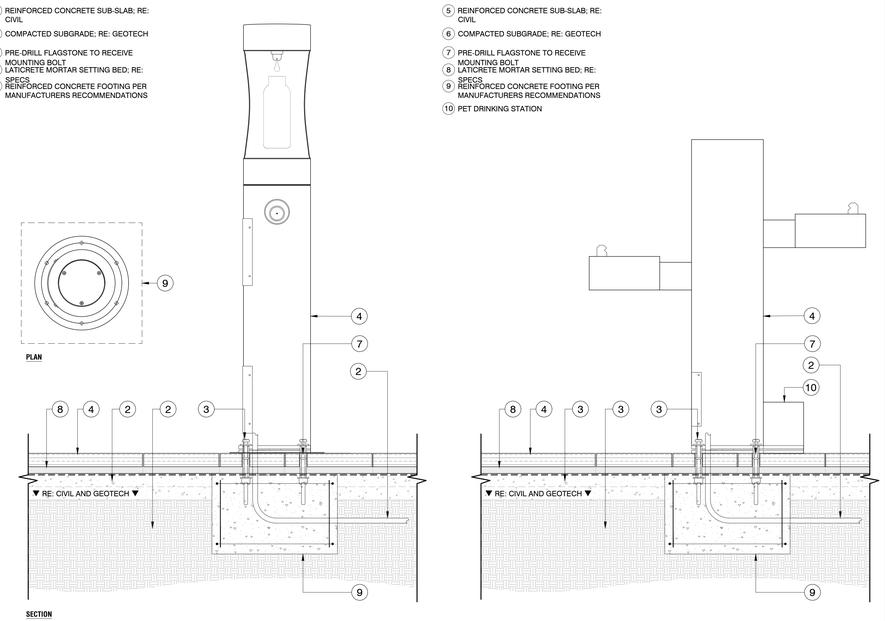
SIDE SECTION

FRONT SECTION

SECTION-BIKE RACKS 04
PP-AL.A.SNR-CS-171

SCALE: 1 1/2" = 1'-0"

1. DRINKING FOUNTAIN, RELOCATED FROM PHASE 1
2. PIPE FOR WATER CONNECTION; RE: CIVIL
3. MOUNTING BOLT INSTALL PER MANUFACTURER'S RECOMMENDATIONS
4. FLAGSTONE PAVING; RE: CONSTRUCTION PLANS
5. REINFORCED CONCRETE SUB-SLAB; RE: CIVIL
6. COMPACTED SUBGRADE; RE: GEOTECH
7. PRE-DRILL FLAGSTONE TO RECEIVE MOUNTING BOLT
8. LATICRETE MORTAR SETTING BED; RE: SPECS
9. REINFORCED CONCRETE FOOTING PER MANUFACTURERS RECOMMENDATIONS
10. PET DRINKING STATION



PLAN

SECTION

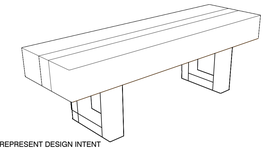
SECTION - WATER DRINKING FOUNTAIN, TYPE 1 06
PP-AL.A.SNR-CS-170

SCALE: 1 1/2" = 1'-0"

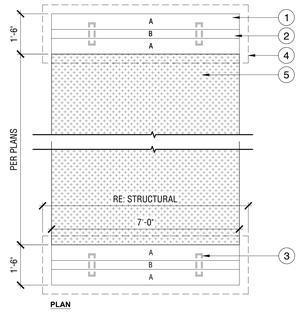
SECTION - WATER DRINKING FOUNTAIN, TYPE 2 02
PP-AL.A.SNR-CS-170

SCALE: 1 1/2" = 1'-0"

1. 2 8"X84" WOOD BOARDS CUT TO MAINTAIN CONSISTENT JOINT WIDTH PERPENDICULAR TO RADIUS EDGE, FINISH CUT EDGE OF BOARDS TO HAVE ROUNDED CORNERS, SEAL CUT EDGES OF BOARDS.
2. 1 2"X84" WOOD BOARDS CUT TO MAINTAIN CONSISTENT JOINT WIDTH PERPENDICULAR TO RADIUS EDGE, FINISH CUT EDGE OF BOARDS TO HAVE ROUNDED CORNERS, SEAL CUT EDGES OF BOARDS.
3. METAL SUPPORTS; RE: CONSTRUCTION SCHEDULE
4. C.I.P. CONCRETE FOOTING; RE: STRUCTURAL
5. COMPACTED AGGREGATE SUB-BASE



AXON



PLAN

NOTES:
1. PROVIDE SHOP DRAWINGS FOR EACH BENCH LOCATION, INDICATING MATERIALS, CONNECTIONS, DIMENSIONS AND HARDWARE.
2. AXON TO REPRESENT DESIGN INTENT ONLY.

SECTION-TYP. WASTE RECEPTACLE 10
PP-AL.A.SNR-CS-175

SCALE: 1" = 1'-0"

PLAN-CUSTOM WOOD BENCH 09
PP-AL.A.SNR-CS-174

SCALE: 1/2" = 1'-0"

1. 2 8"X84" WOOD BOARDS CUT TO MAINTAIN CONSISTENT JOINT WIDTH PERPENDICULAR TO RADIUS EDGE, FINISH CUT EDGE OF BOARDS TO HAVE ROUNDED CORNERS, SEAL CUT EDGES OF BOARDS.
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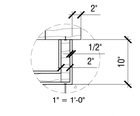
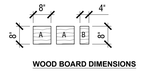
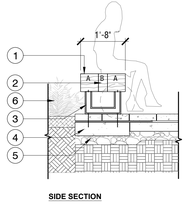
3. METAL SUPPORTS; RE: CONSTRUCTION SCHEDULE
4. C.I.P. CONCRETE FOOTING; RE: STRUCTURAL
5. COMPACTED AGGREGATE SUB-BASE
6. ADJACENT PLANTING; RE: PLANTING PLANS



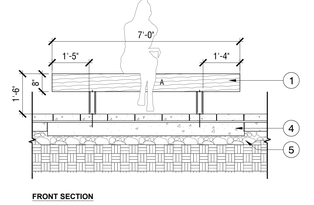
1" = 1'-0"



WOOD BOARD DIMENSIONS



SIDE SECTION



FRONT SECTION

NOTES:
1. PROVIDE SHOP DRAWINGS FOR EACH BENCH LOCATION, INDICATING MATERIALS, CONNECTIONS, DIMENSIONS AND HARDWARE.

SECTION-CUSTOM WOOD BENCH 01
PP-AL.A.SNR-CS-168

SCALE: 1/2" = 1'-0"

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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
FURNITURE DETAILS

Scale

L8.50

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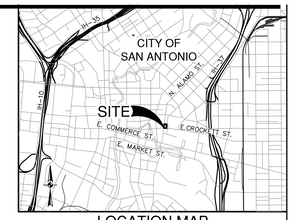

LOCATION MAP
NOT-TO-SCALE

SCALE: 1"= 20'
0' 20' 40' 60'

LEGEND

- PROPERTY LINE
- PHASE 2A/2B PROJECT LIMITS
- EXISTING CONTOURS
  - 5 FT CONTOUR — 885
  - 1 FT CONTOUR — 884
- PROPOSED CONTOURS
  - 5 FT CONTOUR — 885
  - 1 FT CONTOUR — 884
- STABILIZED CONSTRUCTION ENTRANCE/EXIT (TO BE FIELD LOCATED)
- CONCRETE TRUCK WASHOUT PIT (TO BE FIELD LOCATED)
- CONSTRUCTION STAGING AREA (TO BE FIELD LOCATED)
- SILT FENCE OR SEDIMENT CONTROL ROLLS
- INLET PROTECTION
- PROPOSED DIRECTIONAL FLOW ARROW WITH SLOPE — 1.0%
- EXISTING DIRECTIONAL FLOW ARROW WITH SLOPE
- GRAVEL FILTER BAGS

NOTE:
REFERENCE SHEET C0.01 FOR GENERAL CONSTRUCTION NOTES

GENERAL NOTES

1. DO NOT DISTURB VEGETATED AREAS (TREES, GRASS, WEEDS, BRUSH, ETC.) ANY MORE THAN NECESSARY FOR CONSTRUCTION.

2. CONSTRUCTION ENTRANCE/EXIT LOCATION, CONCRETE WASH-OUT PIT, AND CONSTRUCTION EQUIPMENT AND MATERIAL STORAGE YARD TO BE DETERMINED IN THE FIELD.

3. STORM WATER POLLUTION PREVENTION CONTROLS MAY NEED TO BE MODIFIED IN THE FIELD TO ACCOMPLISH THE DESIRED EFFECT. ALL MODIFICATIONS ARE TO BE NOTED ON THIS EXHIBIT AND SIGNED AND DATED BY THE RESPONSIBLE PARTY.

4. RESTRICT ENTRY/EXIT TO THE PROJECT SITE TO DESIGNATED LOCATIONS BY USE OF ADEQUATE FENCING, IF NECESSARY.

5. ALL STORM WATER POLLUTION PREVENTION CONTROLS ARE TO BE MAINTAINED AND IN WORKING CONDITIONS AT ALL TIMES.

6. FOR A COMPLETE LISTING OF TEMPORARY STORM WATER POLLUTION PREVENTION CONTROLS REFER TO THE TPDES STORM WATER POLLUTION PREVENTION PLAN.

7. STORM WATER POLLUTION PREVENTION STRUCTURES SHOULD BE CONSTRUCTED WITHIN THE SITE BOUNDARIES. SOME OF THESE FEATURES MAY BE SHOWN OUTSIDE THE SITE BOUNDARIES ON THIS PLAN FOR VISUAL CLARITY.

8. AS SOON AS PRACTICAL, ALL DISTURBED SOIL THAT WILL NOT BE COVERED BY IMPERVIOUS COVER SUCH AS PARKWAY AREAS, EASEMENT AREAS, EMBANKMENT SLOPES, ETC. WILL BE STABILIZED PER APPLICABLE PROJECT SPECIFICATIONS.

9. BEST MANAGEMENT PRACTICES MAY BE INSTALLED IN STAGES TO COINCIDE WITH THE DISTURBANCE OF UPGRADIENT AREAS.

10. BEST MANAGEMENT PRACTICES MAY BE REMOVED IN STAGES ONCE THE WATERSHED FOR THAT PORTION CONTROLLED BY THE BEST MANAGEMENT PRACTICES HAS BEEN STABILIZED IN ACCORDANCE WITH TPDES REQUIREMENTS.

11. UPON COMPLETION OF THE PROJECT, INCLUDING SITE STABILIZATION, AND BEFORE FINAL PAYMENT IS ISSUED, CONTRACTOR SHALL REMOVE ALL SEDIMENT AND EROSION CONTROL MEASURES, PAYING SPECIAL ATTENTION TO ROCK BERMS IN DRAINAGE FEATURES.

12. CPS ENGERY WILL FUNCTION AS A SECONDARY OPERATOR ON THIS PROJECT AND BE INSTALLING ELECTRIC UTILITIES FOR ON-SITE CONSTRUCTION AND OFF-SITE FEED TO THE PROJECT.

SWP3 MODIFICATIONS

DATE	SIGNATURE	DESCRIPTION

THE ENGINEERING SEAL HAS BEEN AFFIXED TO THIS SHEET ONLY FOR THE PURPOSE OF DEMONSTRATING COMPLIANCE WITH THE TPDES-STORM WATER POLLUTION PREVENTION PLAN (SWP3) REGULATIONS.

THIS SHEET HAS BEEN PREPARED FOR PURPOSES OF THE SWP3 ONLY. ALL OTHER CIVIL ENGINEERING RELATED INFORMATION SHOULD BE ACQUIRED FROM THE APPROPRIATE SHEET IN THE CIVIL IMPROVEMENT PLANS.

EXHIBIT 2

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TBPE FIRM REGISTRATION #470 | TBPLS FIRM REGISTRATION #10028800

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△ Date	Description
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12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

Project Name
ALAMO PLAZA
PHASE 2

Project Number
11078-66

Description
STORMWATER POLLUTION PREVENTION PLAN

Scale

C0.20

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Date: Mar 01, 2023, 10:35pm User ID: trevitsky
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1 FULL BUILD SITE PLAN

SCALE: 1" = 20'-0"

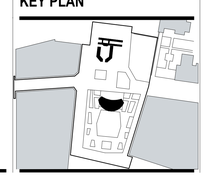
REF: 1 / A2.010

GENERAL NOTES

A. RE: G0 SHEET SERIES FOR LEGENDS, SYMBOLS AND ABBREVIATIONS.

B. RE: G1 SHEET SERIES FOR CODE ANALYSIS RELATED TO PROJECT.

KEY PLAN



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ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
ARCHITECTURAL SITE PLAN

Scale
1" = 20'-0"

A0.110

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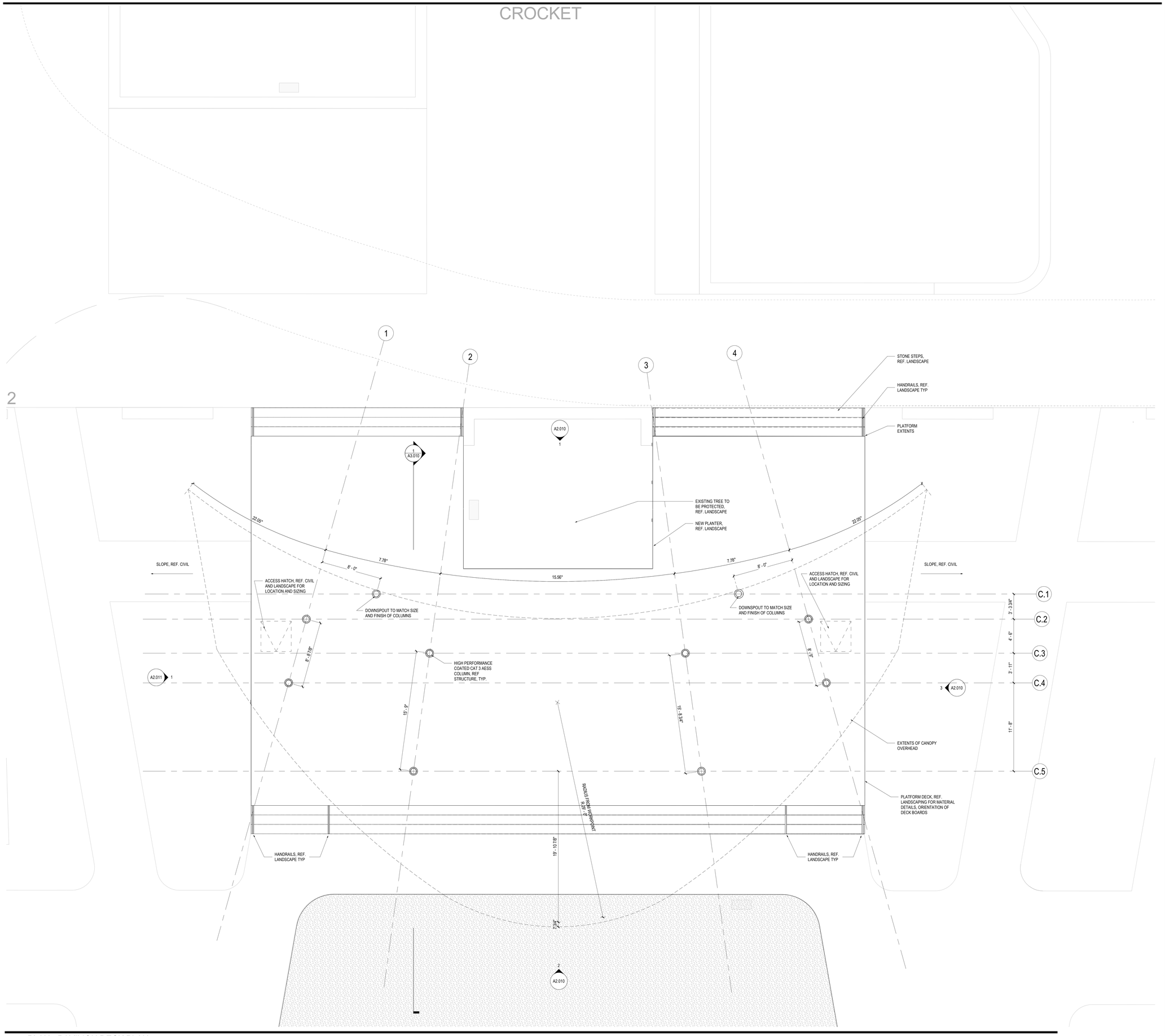


1 PLAN - PAVILION DECK PLAN

SCALE: 1/4" = 1'-0"

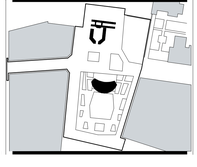
REF: 1 / A2.010

GENERAL NOTES

A. RE: G0 SHEET SERIES FOR LEGENDS, SYMBOLS AND ABBREVIATIONS.

B. RE: G1 SHEET SERIES FOR CODE ANALYSIS RELATED TO PROJECT.

KEY PLAN



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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CONSTRUCTION PLAN - DECK

Scale
1/4" = 1'-0"

A1.110

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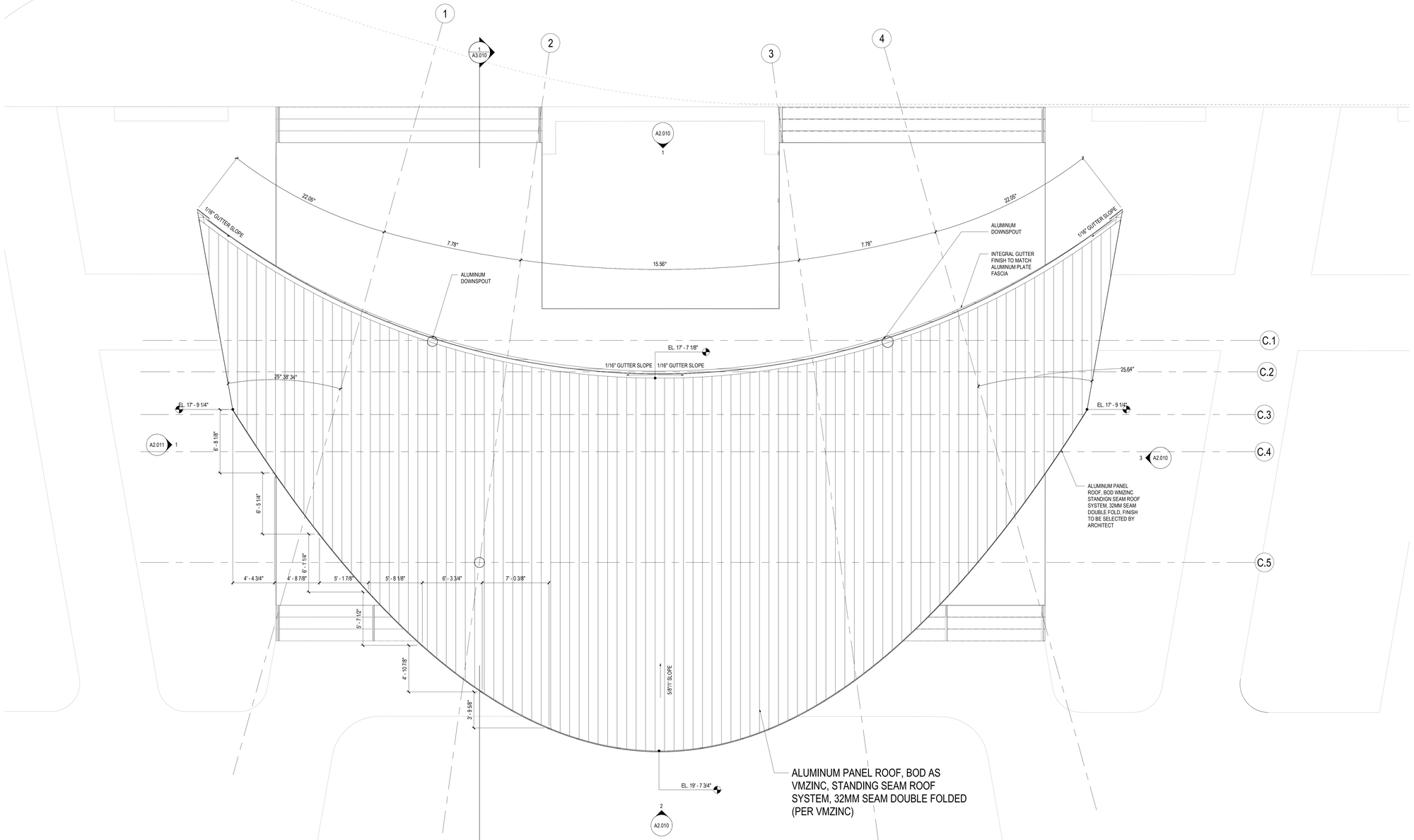


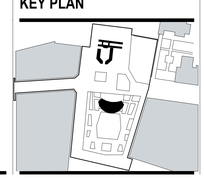
1 PLAN - CANOPY
SCALE: 1/4" = 1'-0"

REF: 1 / A2.010

GENERAL NOTES

A. RE: G0 SHEET SERIES FOR LEGENDS, SYMBOLS AND ABBREVIATIONS.
B. RE: G1 SHEET SERIES FOR CODE ANALYSIS RELATED TO PROJECT.

KEY PLAN



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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CONSTRUCTION PLAN - PAVILION ROOF PLAN

Scale
1/4" = 1'-0"

A1.113

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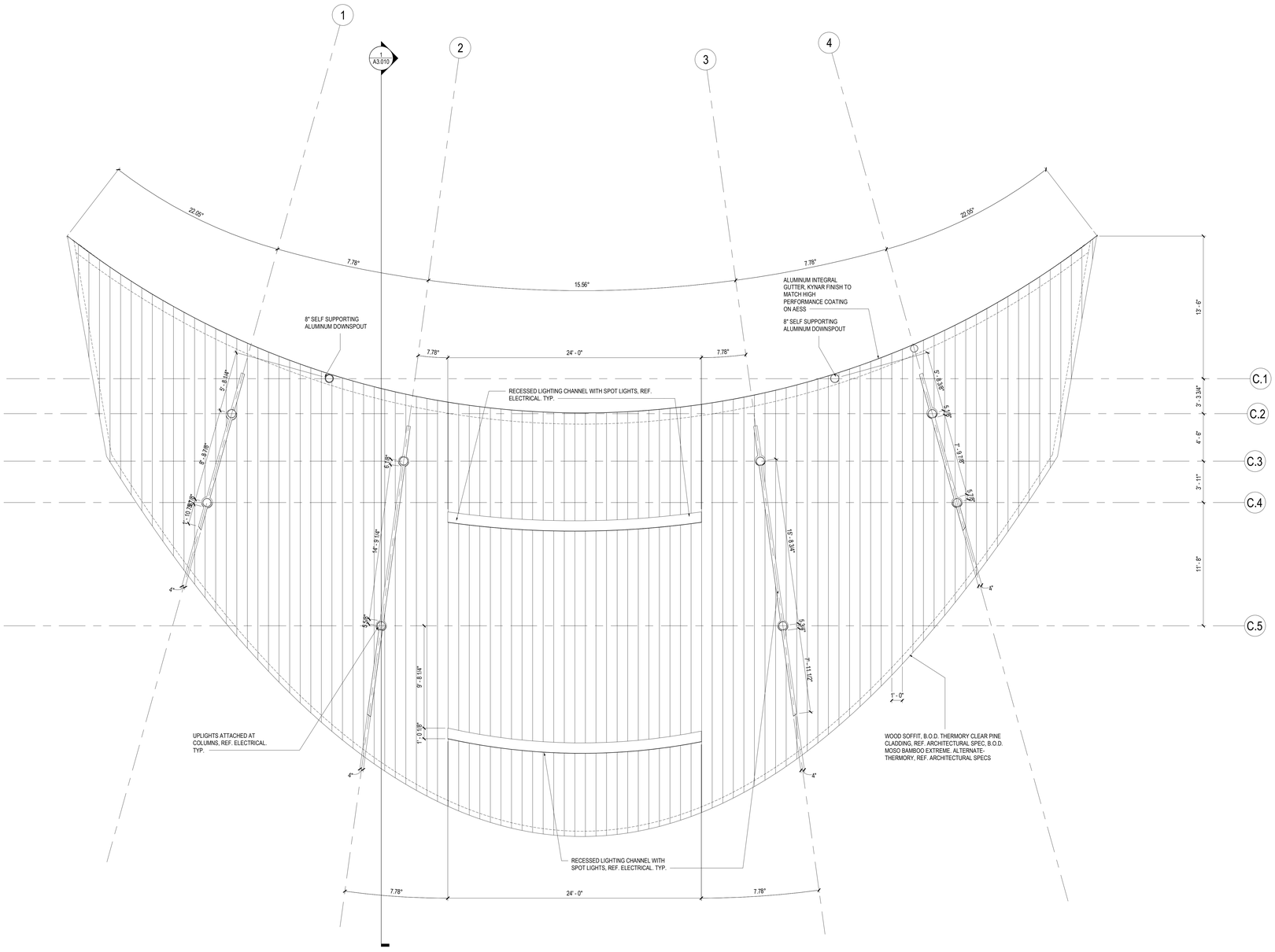

1 A - REFLECTED CEILING PLAN - LEVEL 01

SCALE: 1/4" = 1'-0"

REF: 1 / A2.010

GENERAL NOTES

A. RE: G0 SHEET SERIES FOR LEGENDS, SYMBOLS AND ABBREVIATIONS.
B. RE: G1 SHEET SERIES FOR CODE ANALYSIS RELATED TO PROJECT.

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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
REFLECTED CEILING PLAN - LEVEL 01

Scale
1/4" = 1'-0"

A1.114

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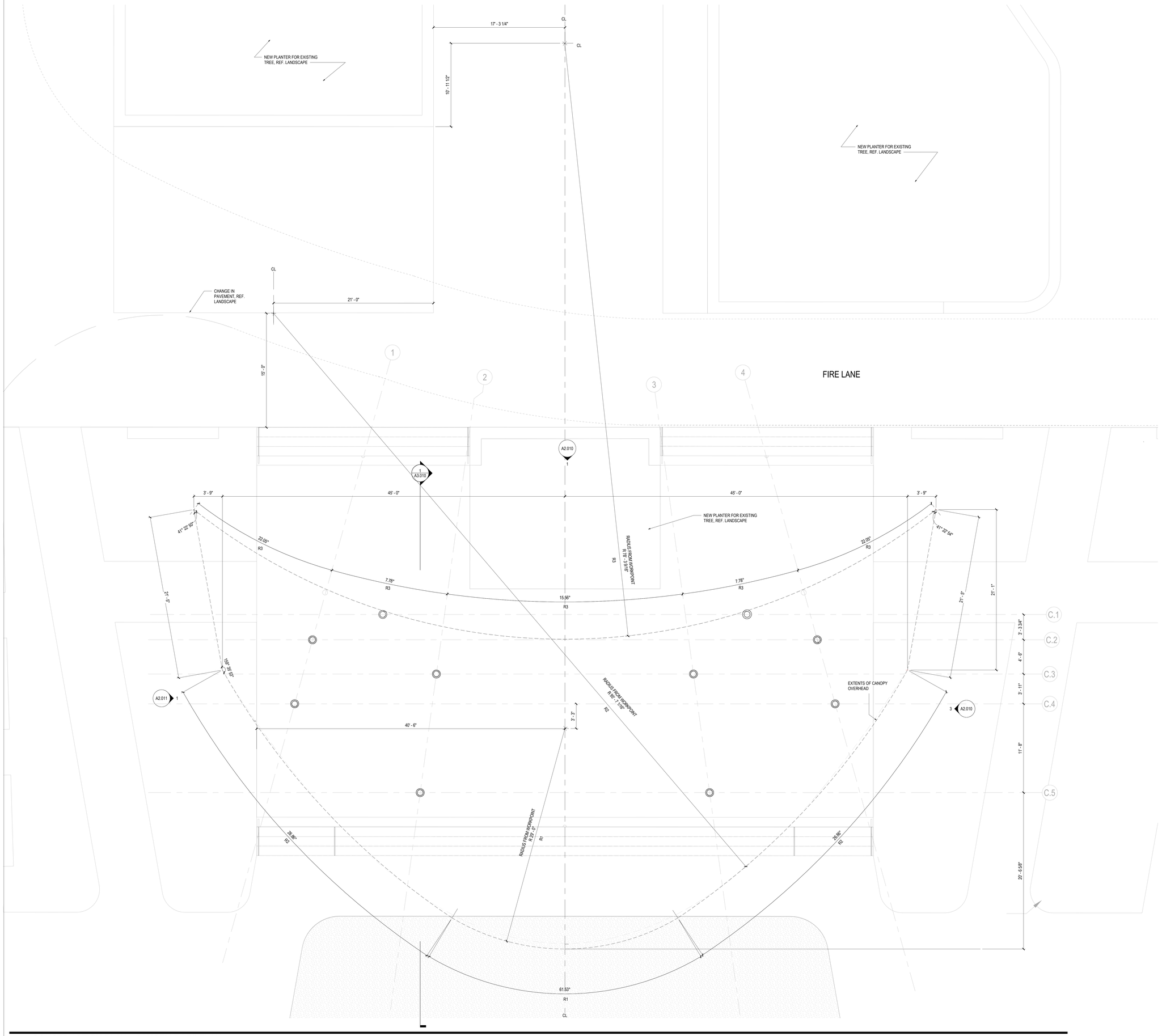

1 CONSTRUCTION PLAN - CANOPY RADII PLAN

SCALE: 1/4" = 1'-0"

REF: 1 / A2.010

GENERAL NOTES

A. RE: G0 SHEET SERIES FOR LEGENDS, SYMBOLS AND ABBREVIATIONS.
B. RE: G1 SHEET SERIES FOR CODE ANALYSIS RELATED TO PROJECT.

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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

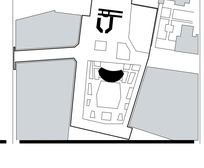
Project Number
122.0076.000

Description
CONSTRUCTION PLAN - CANOPY RADII PLAN

Scale
1/4" = 1'-0"

A1.115

KEY PLAN



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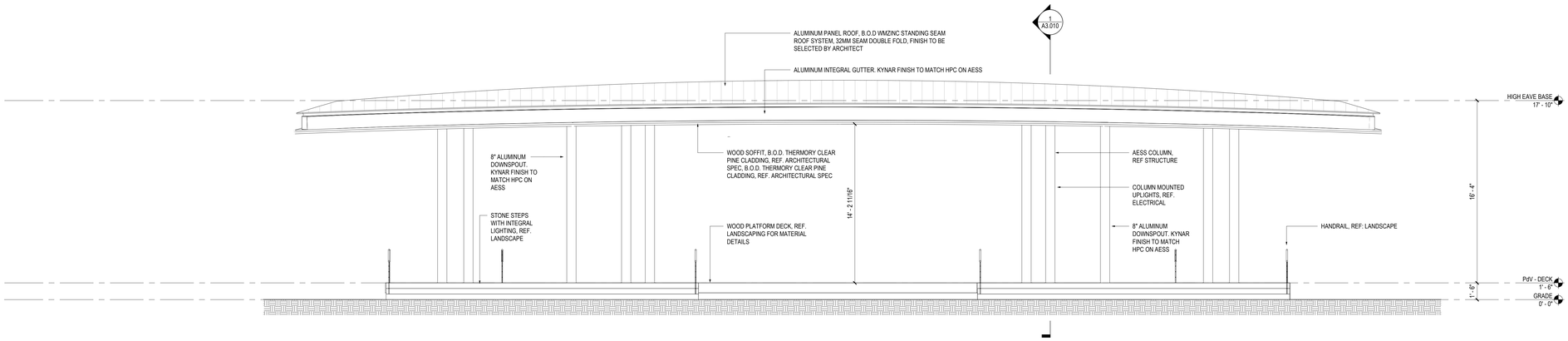
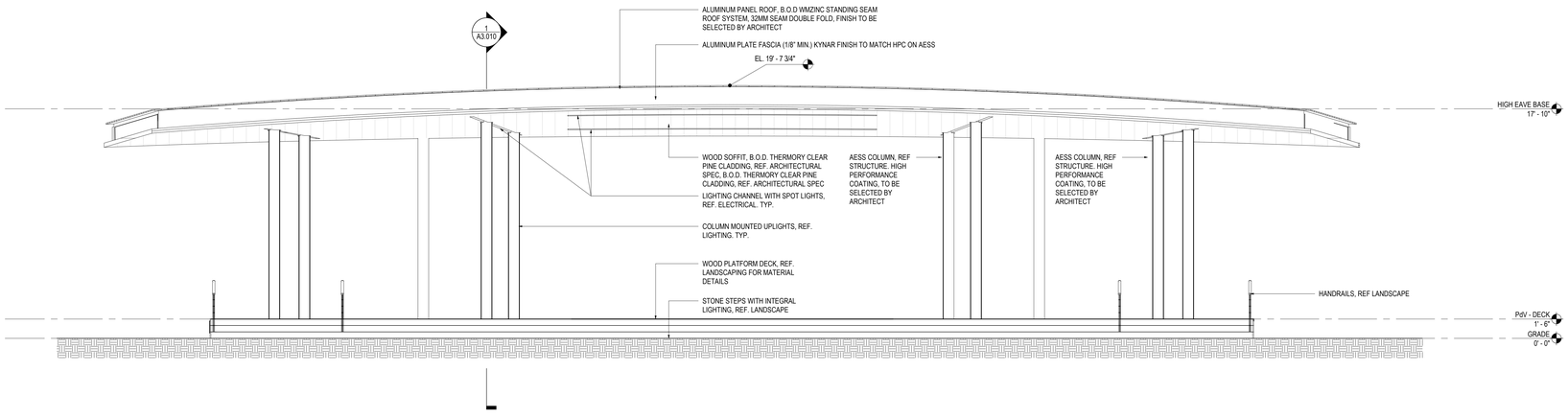


1 ELEVATION - PAVILION NORTH

SCALE: 1/4" = 1'-0"

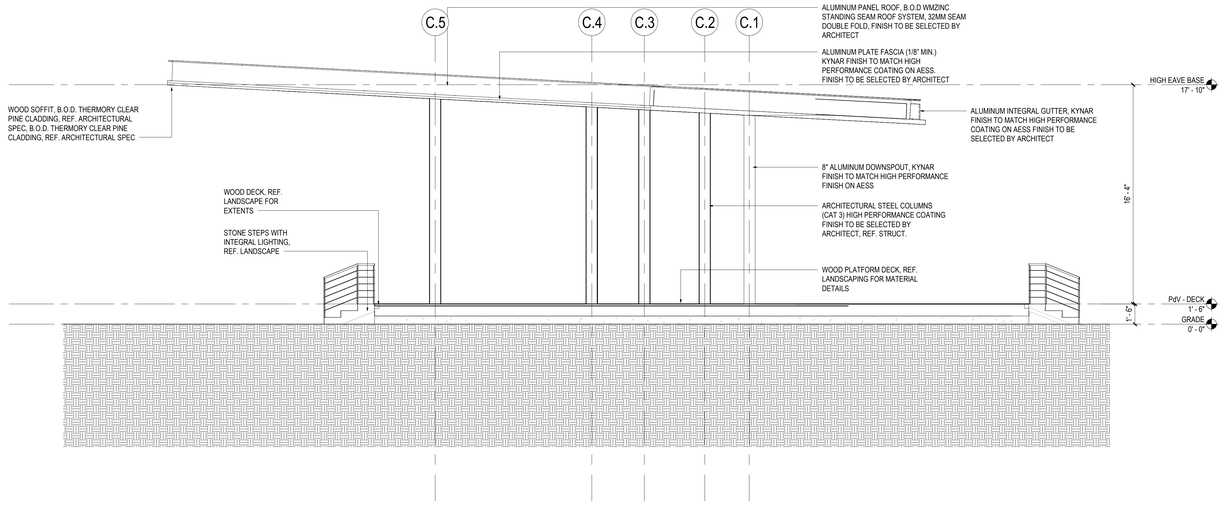
REF: 1 / A1.110



2 ELEVATION - PAVILION SOUTH

SCALE: 1/4" = 1'-0"

REF: 1 / A1.110



3 ELEVATION - PAVILION EAST

SCALE: 1/4" = 1'-0"

REF: 1 / A1.110

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ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
BUILDING ELEVATIONS

Scale
1/4" = 1'-0"

A2.010

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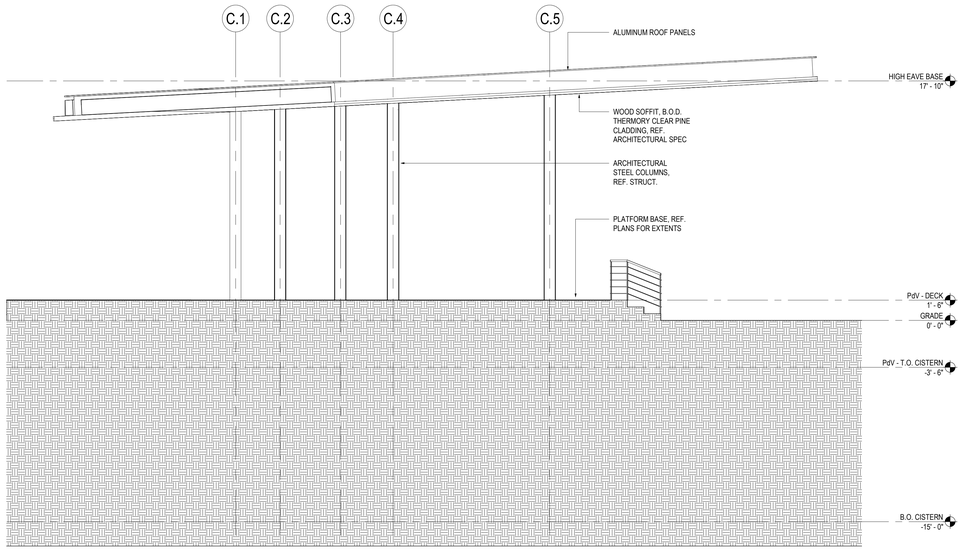


1 ELEVATION - PAVILION WEST

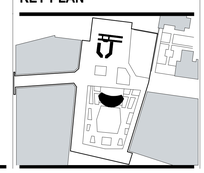
SCALE: 1/4" = 1'-0"

REF: 1 / A1.110

SHEET NOTES

GENERAL NOTES

KEY PLAN



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△	Date	Description

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ISSUED DATE: 08/31/2022
ARCHITECT / DESIGNER: MICHAEL A. REY
ARCHITECT LICENSE NUMBER: 19869 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
BUILDING ELEVATIONS

Scale
1/4" = 1'-0"

A2.011

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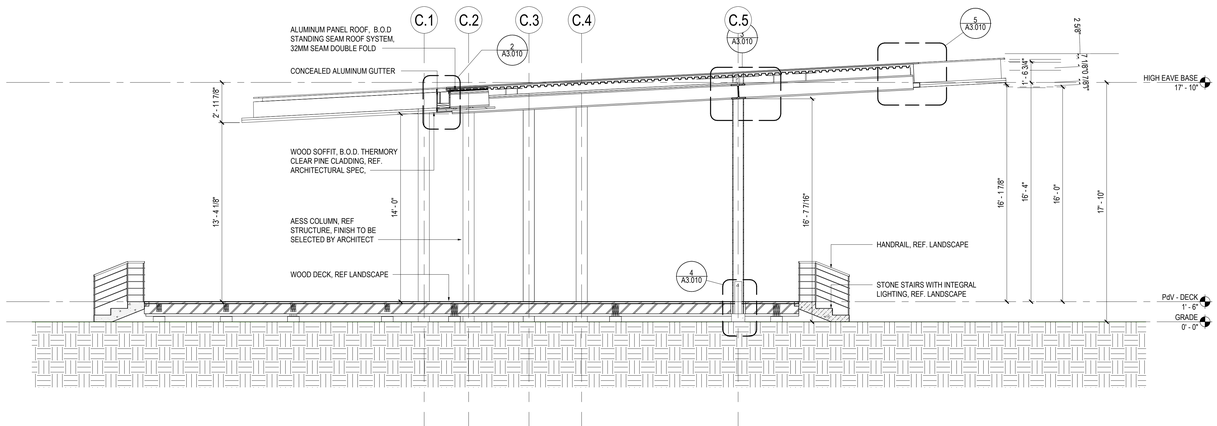
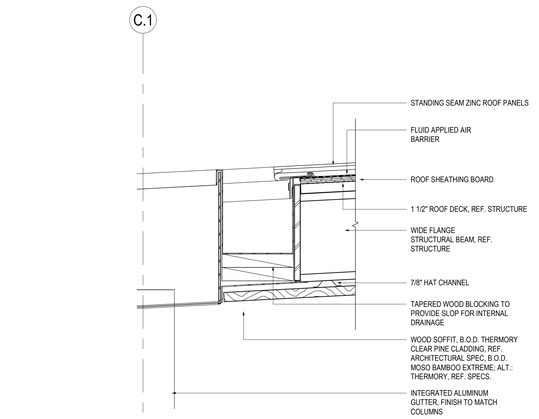


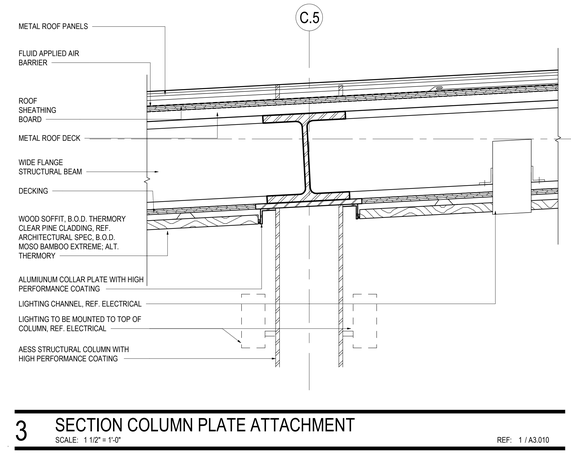
1 SECTION DETAIL - LOW ROOF GUTTER

SCALE: 1/4" = 1'-0" REF: 1 / A1.110



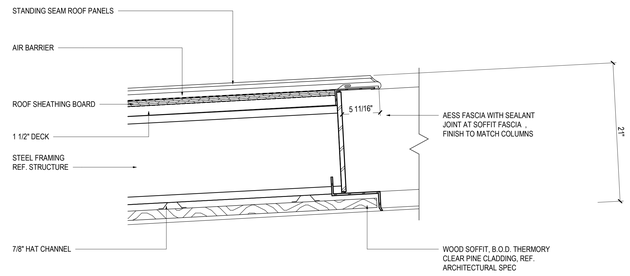
2 TYP. DTL. - CONCEALED GUTTER

SCALE: 1 1/2" = 1'-0" REF: 1 / A3.010



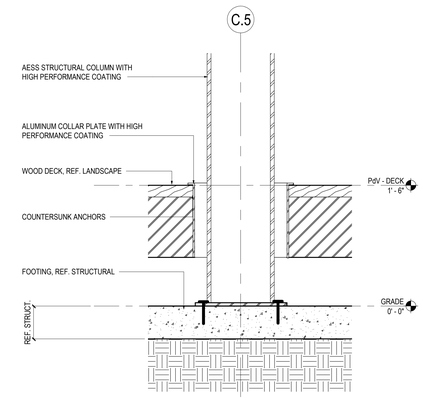
3 SECTION COLUMN PLATE ATTACHMENT

SCALE: 1 1/2" = 1'-0" REF: 1 / A3.010



5 SECTION DETAIL HIGH ROOF EAVE

SCALE: 1 1/2" = 1'-0" REF: 1 / A3.010



4 SECTION DETAIL - COLUMN AT DECK

SCALE: 1 1/2" = 1'-0" REF: 1 / A3.010

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Description
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Scale
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CONCRETE MIX

1. PROVIDE CONCRETE HAVING THE FOLLOWING GENERAL CHARACTERISTICS:

CLASS	28-DAY STRENGTH (PSI)	SLUMP (IN)	AGG. TYPE	MAX. SIZE (IN.)	USAGE
B	3000	3-5	HDRK	1	GRADE BEAMS, SLABS-ON-GRADE, FOOTINGS
C	4000	3-5	HDRK	1	FORMED SLABS, BEAMS, WALLS, COLUMNS, SLABS-ON-VOID BOXES

2. IN ADDITION TO THE CONCRETE PROPERTIES SCHEDULED ABOVE, THE WATER/CEMENTITIOUS MATERIALS (W/C) RATIO FOR THE FOLLOWING CONCRETE APPLICATIONS SHALL BE LIMITED TO THE MAXIMUM VALUES NOTED:
   a. SLABS ON GRADE 0.50 (SEE NOTE 3)
   b. SLABS ON VOID BOXES 0.50 (SEE NOTE 3)
3. MAXIMUM WATER-CEMENT RATIO FOR CONCRETE SLABS-ON-GRADE AND SLABS-ON-VOID BOXES SHALL BE AS SCHEDULED IN NOTE 2 ABOVE. CONTRACTOR SHALL USE LOWER WATER-CEMENT RATIO IF IT IS DETERMINED THAT THIS IS NEEDED TO PLACE FLOORING AS SCHEDULED.
4. WORKABILITY ADMIXTURES, PROVIDED THAT BATCH PROPORTIONS ARE DETERMINED AND SUBMITTED IN THE MANNER DESCRIBED IN THE SPECIFICATIONS. WHEN A WORKABILITY ADMIXTURE IS USED, SLUMP SHALL CONFORM TO THE REQUIREMENTS OF THE ACCEPTED MIX DESIGN, WHICH SHALL NOT EXCEED 8 INCHES (WITH A TOLERANCE OF +0 AND -2.5 INCHES) AT TIME OF DISCHARGE.
5. SLUMP LIMITS APPLY AT THE TRUCK AT THE TIME OF DISCHARGE EXCEPT THAT PUMPED CONCRETE SHALL BE SAMPLED AT THE DISCHARGE END OF THE HOSE.
6. FLY ASH WILL NOT BE PERMITTED IN ARCHITECTURALLY EXPOSED CONCRETE. FLY ASH MAY BE USED ELSEWHERE, WITHIN THE SPECIFIED PROPORTION LIMITS, BUT THE CONTRACTOR SHALL FIRST VERIFY COMPATIBILITY WITH CURING COMPOUNDS, SEALERS, BOND BREAKER, FLOORING ADHESIVES AND OTHER MATERIALS PROPOSED TO BE IN CONTACT WITH THE CONCRETE.
7. USE OF ACCELERATING OR SET-RETARDING ADMIXTURES REQUIRES PRIOR APPROVAL OF THE ARCHITECT. IN GENERAL, USE OF CALCIUM CHLORIDE WILL NOT BE PERMITTED.

   CEMENT SHALL BE TYPE I OR TYPE III (ASTM C 150),

CONCRETE REINFORCING

1. REINFORCING STEEL SHALL BE NEW OR RECYCLED DOMESTIC DEFORMED BILLET STEEL, CONFORMING TO ASTM A 615, GRADE 60.
2. REINFORCING STEEL SHOWN IN SECTIONS OF BEAMS, WALLS AND COLUMNS IS SCHEMATIC INDICATION THAT REINFORCING EXISTS. SEE SCHEDULES, SECTION NOTES, AND GENERAL NOTES FOR ACTUAL REINFORCING REQUIRED.
3. REFER TO DOWEL SCHEDULE, SHEET 3.00 FOR ALL BARS MARKED "DWL" ON THE DRAWINGS.
4. DETAIL REINFORCING BARS AND PROVIDE BAR SUPPORTS AND SPACERS IN ACCORDANCE WITH THE ACI DETAILING MANUAL.
5. WHERE BAR TYPES FROM THE BAR BENDING DIAGRAM ARE SPECIFIED, PROVIDE BARS ACCORDINGLY. OTHERWISE, DETAIL BARS IN BEAMS, COLUMNS, SLABS, AND WALLS AS FOLLOWS:

   A. RUN TOP AND BOTTOM BARS CONTINUOUS, WITH SPLICES AND HOOKS AS DESCRIBED BELOW.
   B. PROVIDE STANDARD 90 DEGREE HOOK ON TOP BARS AT CANTILEVER ENDS.
   C. SPLICE TOP AND INTERMEDIATE BARS AT THE CENTER LINE BETWEEN MEMBER SUPPORTS, UNLESS NOTED OTHERWISE.
   D. SPLICE BOTTOM BARS DIRECTLY OVER MEMBER SUPPORTS, UNLESS NOTED OTHERWISE.
   E. SPLICE VERTICAL BARS IN WALLS ONLY AT FLOOR LINES, UNLESS NOTED OTHERWISE. HORIZONTAL BARS SHALL BE SPLICED AS SPECIFIED FOR TOP, BOTTOM, AND INTERMEDIATE BARS OF BEAMS.
   F. CENTER BARS NOTED AS "AT SUPTS." OVER MEMBER SUPPORTS, AND CENTER BARS NOTED AS "BTWN. SUPT'S." BETWEEN SUPPORTS.
   G. PLACE BARS NOTED AS "2ND LAYER" BELOW THE PRIMARY TOP BARS (OR ABOVE THE PRIMARY BOTTOM BARS) AND PROVIDE #11 SPACER BARS PLACED AT INTERVALS OF 4'-0" BETWEEN THE TWO LAYERS OF BARS.
   H. ALL BAR SPLICES IN BEAMS, SLABS, AND WALLS ((OTHER THAN CORE WALLS AND BASEMENT WALLS)) SHALL BE 30 BAR DIAMETERS, EXCEPT THAT SPLICES IN HORIZONTAL WALL BARS AND INTERMEDIATE BEAM BARS SHALL BE 66 BAR DIAMETERS.
   I. PROVIDE CORNER BARS FOR EACH HORIZONTAL BAR AT THE INSIDE AND OUTSIDE FACES OF INTERSECTING BEAMS OR WALLS. REFER TO CORNER BAR DETALS ON SHEET S3.00.
6. BARS SHOWN IN THE SCHEDULE TO HOOK AT DISCONTINUOUS ENDS SHALL HAVE THE HOOK PLACED HORIZONTALLY AT EXTERIOR CORNERS.
7. PROVIDE NO. 3 DOWELS X 2'-0" AT 1'-6" ON CENTER, WITH A 90 DEGREE HOOK AT ALL EDGES OF CONCRETE SLABS, UNLESS DETAILED OTHERWISE.
8. PROVIDE FOUNDATION DOWELS TO MATCH MASONRY WALL REINFORCEMENT. DOWELS SHALL EXTEND A MINIMUM OF 60 BAR DIAMETERS ABOVE AND 30 BAR DIAMETERS BELOW TOP OF FOUNDATION.
9. CONCRETE COVER FOR REINFORCING STEEL SHALL BE AS FOLLOWS, MEASURED TO NEAREST BAR, STIRRUP OR TIE:

   A. AT SLABS-ON-GRADE, BEAM AND WALL SURFACES DEPOSITED AGAINST THE GROUND (WITH OR WITHOUT VAPOR RETARDER): 3".
   B. AT FORMED FACES OF BEAMS, COLUMNS AND WALLS EXPOSED TO RAIN OR IN CONTACT WITH THE GROUND: 2".
   C. AT FORMED FACES OF BEAMS NOT EXPOSED TO RAIN OR SOIL: 1 1/2".
   E. AT INTERIOR AND PROTECTED EXTERIOR FACES OF WALLS: 1".
   F. AT BEAM AND SLAB BOTTOMS FORMED WITH FIBERBOARD VOID BOXES: 2".
   G. FORMED SURFACES OF SLABS:
      INTERIOR EXPOSURE: 1"
      #5 BAR AND SMALLER, EXPOSED TO WEATHER: 1 1/2"
      #6 BAR AND LARGER, EXPOSED TO WEATHER: 2"
   L. TOP STEEL IN SLABS AND JOISTS:
      INTERIOR EXPOSURE: 1"
      EXPOSED TO WEATHER: 2"
   M. TOP STEEL IN BEAMS:
      INTERIOR EXPOSURE: 1 1/2"
      EXPOSED TO WEATHER: 2"
10. MAINTAIN THE SPECIFIED COVER DIMENSION WITHIN A TOLERANCE OF PLUS OR MINUS 3/8" EXCEPT FOR SLABS-ON-GRADE AND SOIL-FORMED MEMBERS, WHERE 5/8" TOLERANCE IS PERMITTED. EXTRA COVER WEAKENS THE MEMBER AND REDUCED COVER LEADS TO CORROSION.
11. PROVIDE 1.0 TONS OF ADDITIONAL REINFORCING STEEL (#3 BARS AND LARGER) TO BE USED IN THE FIELD AS DIRECTED BY THE ARCHITECT/ENGINEER. LABOR FOR DETAILING, CUTTING, BENDING, AND PLACEMENT SHALL BE INCLUDED. ANY UNUSED PORTION OF THIS QUANTITY SHALL BE CREDITED TO THE OWNER AT THE RATE OF $3,000 PER TON.

CAST-IN-PLACE CONCRETE

1. CONSTRUCTION JOINTS IN BEAMS, SLABS AND WALLS SHALL ONLY OCCUR WITHIN 2'-0" OF MIDSPAN BETWEEN SUPPORTS. CONSTRUCTION JOINTS IN SOIL SUPPORTED SLABS-ON-GRADE SHALL BE WHERE SHOWN ON PLAN. SEE NOTES ON TYPICAL SLAB-ON-GRADE DETAIL _____ FOR LOCATING SLAB JOINTS. COLUMN PILASTERS ON THE SIDES OF GRADE BEAMS AND WALLS SHALL BE CAST MONOLITHICALLY WITH THE GRADE BEAM OR WALL UNLESS SHOWN OTHERWISE. SUBMIT A DIAGRAM OF ALL PROPOSED CONSTRUCTION JOINTS WHICH ARE NOT SPECIFICALLY SHOWN ON THESE DRAWINGS (REFER TO SPECIFICATIONS).
2. SLEEVES, MECHANICAL OPENINGS, CONDUITS, PIPES, RECESSES, DEPRESSIONS, CURBS AND ALL EMBEDDED ITEMS SHALL BE PROVIDED FOR AS SHOWN ON THE ARCHITECTURAL AND MECHANICAL DRAWINGS AND AS REQUIRED BY EQUIPMENT MANUFACTURERS. MINIMUM CONCRETE BETWEEN SLEEVES SHALL BE 6". INSTALLATION OF THESE ITEMS SHALL BE COORDINATED WITH SHOP DRAWINGS OF TRADES REQUIRING THESE ITEMS.
3. SET FORMS TO FOLLOW SLOPES AND GRADES DEFINED ON PLAN, KEEPING MEMBER DEPTHS CONSTANT AT DEPTHS DETAILED OR SCHEDULED, UNLESS NOTED OTHERWISE. SLOPE UNIFORMLY BETWEEN ELEVATIONS GIVEN. BUILD IN CAMBER WHERE SPECIFIED.
4. ALL CONDUITS AND PIPES EMBEDDED IN CONCRETE SHALL COMPLY WITH ALL PROVISIONS SPECIFIED IN ACI 318, SECTION 6.3, WITH THE FOLLOWING SPECIFIC REQUIREMENTS:

   A. THE MAXIMUM OUTSIDE DIAMETER OF THE CONDUITS AND PIPES SHALL BE 1 1/2". NONE PERMITTED IN SLABS THINNER THAN 4 1/2".
   B. THE MINIMUM CLEAR DISTANCE BETWEEN CONDUITS AND PIPES SHALL BE 6".
   C. AT FORMED SLABS, LOCATE IN MIDDLE THIRD OF SLAB THICKNESS BETWEEN THE TOP AND BOTTOM MAT OF REINFORCING. AT BEAMS, LOCATE INSIDE BEAM STIRRUP. IN JOISTS, LOCATE AT CENTER LINE, AT LEAST 6" FROM BOTTOM.
   D. NONE PERMITTED IN SLABS-ON-GRADE WHICH WILL BE PERMANENTLY EXPOSED OR SCHEDULED TO RECEIVE THIN SET TILE. PLACE ALL PIPES AND CONDUITS IN THE FILL BENEATH THE VAPOR RETARDER. RECOMPACT AS SPECIFIED.
   E. IN NON-EXPOSED SLABS-ON-GRADE, LIMIT SIZE TO 1" O.D. IN 5" SLAB AND 1 1/4" O.D. IN 6" SLAB. SPACE 12" APART AND TIE TO UNDERSIDE OF REINFORCING MAT. WHERE LINES CONVERGE AT SOURCE, DOUBLE UP THE SLAB REINFORCING IN THE CONVERGENCE ZONE AND 3'-0" BEYOND. PLACE ALL LARGER LINES IN THE FILL BENEATH THE VAPOR RETARDER.
   F. DO NOT DISPLACE REINFORCING STEEL FROM ITS PROPER POSITION.
5. SLEEVES OR PIPES PASSING HORIZONTALLY THROUGH BEAMS OR JOISTS MUST BE LOCATED IN THE MIDDLE THIRD OF THE SPAN AND WITHIN THE MIDDLE THIRD OF THE BEAM DEPTH. MAXIMUM DIAMETER SHALL BE ONE THIRD OF THE MEMBER DEPTH. SPACE AT LEAST 3 DIAMETERS CLEAR APART AND ADD ONE STIRRUP EACH SIDE OF EACH SLEEVE.
6. PROVIDE SHEAR KEYS IN ALL CONSTRUCTION JOINTS IN BEAMS AND WALLS, IN ACCORDANCE WITH THE TYPICAL CONCRETE DETAILS.
7. TOP SURFACES OF CONCRETE BEAMS WHICH SUPPORT PRECAST CONCRETE MEMBERS SHALL RECEIVE A TROWELED SMOOTH FINISH AND SHALL BE STRAIGHT, TRUE AND LEVEL.
8. PLACE WATERSTOPS IN ALL EXTERIOR CONSTRUCTION JOINTS BELOW GRADE AND ELSEWHERE AS CALLED FOR.
9. WHERE GRADE BEAMS ARE TRENCH FORMED, THE TOP OF THE EXTERIOR FACE SHALL BE WOOD FORMED TO AT LEAST 1'-0" BELOW EXTERIOR FINISHED GRADE LEVEL.
10. THE CONTRACTOR SHALL TAKE PRECAUTIONS TO ENSURE COMPLETE CONSOLIDATION OF CONCRETE BEHIND ALL POST-TENSIONING ANCHORAGES.
11. GROUT OR CONCRETE CONTAINING CHLORIDES, FLUORIDES, SULFIDES, NITRATES, OR OTHER SUBSTANCES DETRIMENTAL TO PRESTRESSING STEEL SHALL NOT BE USED.

STRUCTURAL STEEL

1. COORDINATION OF THE ROOF STRUCTURE AND THE ARCHITECTURAL SECTIONS AND ELEVATIONS IS CRITICAL TO PROPER STRUCTURAL STEEL FABRICATION. ELEVATIONS OF TOP OF STRUCTURAL STEEL ARE SHOWN ON THE ARCHITECTURAL PLANS AND SECTIONS. REFER TO THESE SECTIONS AND DETALS TO SET THE STEEL ELEVATIONS AND TO UNDERSTAND THE ARCHITECTURAL INTENT.
2. **TOLERANCE REQUIREMENTS** - STRUCTURAL DRAWINGS INDICATE MISCELLANEOUS STEEL ELEMENTS SUCH AS SHELF ANGLES, LINTELS, SUPPORT MEMBERS FOR CURTAIN WALLS OR MASONRY, AND EDGE ANGLES FOR OPENINGS AND PERIMETER CONDITIONS WHICH ARE INTENDED TO SUPPORT OR BE COORDINATED WITH MATERIALS FURNISHED BY OTHER TRADES. IT IS THE INTENT OF THESE DRAWINGS THAT THESE ELEMENTS BE FIELD ATTACHED BY FIELD WELDING OR BOLTING TO MEET THE TOLERANCES REQUIRED BY OTHER TRADES, WHICH MAY BE MORE STRINGENT THAN A.I.S.C. TOLERANCES FOR STRUCTURAL STEEL. CONTRACTOR SHALL COORDINATE TRADES AND FIELD INSTALL MISCELLANEOUS STEEL ELEMENTS AND THE STRUCTURAL STEEL FRAME TO COMPLY WITH THE TOLERANCE CRITERIA FOR PROPER INSTALLATION OF MATERIALS BY OTHER TRADES.
3. STRUCTURAL STEEL MATERIAL SHALL CONFORM TO THE FOLLOWING DESIGNATIONS:

WIDE FLANGE (W) SHAPES AND TEES	A 992 (50 KSI YIELD)
OTHER ROLLED SHAPES, PLATES AND RODS	A 36 (36 KSI YIELD)
HOLLOW STRUCTURAL SHAPES (HSS OR TS)	A 500, GRADE B OR GRADE C (42 KSI YIELD ROUND/46 KSI YIELD SQUARE)
PIPE	A 53, GRADE B (35 KSI YIELD)
BOLTS FOR CONNECTIONS	A 325N
ANCHOR BOLTS (ANCHOR RODS)	F 1554 (36 KSI YIELD)

4. PREDESIGNED BEAM CONNECTION DETAILS ARE SHOWN ON SHEET _____. OTHER TYPICAL CONNECTIONS ARE SHOWN IN TYPICAL DETAILS. CONNECTIONS WHICH ARE NOT SPECIFICALLY DETAILED SHALL BE DESIGNED BY THE FABRICATOR IN ACCORDANCE WITH THE CONNECTION NOTES AND SPECIFICATIONS.
5. ALL MOMENT CONNECTIONS SHALL BE FULL WELDED CONNECTIONS DESIGNED TO DEVELOP THE FULL CROSS-SECTION OF THE MEMBER. STIFFENER PLATES, WHERE SHOWN, ARE MANDATORY AND MAY NOT BE OMITTED. MOMENT CONNECTIONS ARE INDICATED ON THE PLANS BY A TRIANGULAR BULB ON THE END OF THE BEAM, OR BY THE LETTERS "MC".
6. CANTILEVER BEAMS MOMENT CONNECTED TO THE FRAME SHALL BE THE SAME SIZE AS THE BACK-UP SPAN IF NO SIZE IS GIVEN.
7. ALL BOLTS SHALL BE TIGHTENED TO A "SNUG TIGHT" CONDITION.
8. ALL BOLTS IN BEAM, GIRDER, COLUMN AND BRACE CONNECTIONS SHALL BE FULLY TENSIONED. ALL OTHER BOLTS MAY BE TIGHTENED TO ONLY A "SNUG TIGHT" CONDITION.
9. BACK TO BACK CHANNELS OR DOUBLE ANGLES ACTING AS COMPRESSION MEMBERS SHALL BE CONNECTED TO EACH OTHER AT THIRD POINTS ALONG THE LENGTH BY WELDING IN SPACER PLATES OF EQUAL THICKNESS TO THE GUSSET PLATES. UNEQUAL LEG ANGLES SHALL BE ORIENTED LONG LEG DOWN UNLESS NOTED OTHERWISE.
10. TEMPORARY CONSTRUCTION BRACING OF STRUCTURAL STEEL FRAME SHALL REMAIN IN PLACE UNTIL AFTER ALL PERMANENT BRACING COMPONENTS HAVE BEEN COMPLETED. THE LATERAL-LOAD-RESISTING SYSTEM OF THE BUILDING INCLUDES MOMENT-CONNECTED RIGID FRAMES, DESIGNATED WIND BRACES, CONCRETE SHEAR WALLS, REINFORCED MASONRY SHEAR WALLS, AND CONNECTING DIAPHRAGM ELEMENTS. THE METAL ROOF DECK AND COMPLETED CONCRETE FILL ON METAL FLOOR DECK ARE ESSENTIAL DIAPHRAGM COMPONENTS OF THE PERMANENT BRACING SYSTEM.
11. WHERE W-SHAPES ARE USED AS ROOF PURLINS, PROVIDE BOTTOM FLANGE BRACING PER DETAIL S/RJ-40 AT MIDSPAN, MINIMUM, UNLESS OTHERWISE INDICATED ON PLANS.
12. WIND BRACES IN THE VERTICAL PLANE ARE DENOTED BY "WB" ON THE PLAN. SEE WIND BRACE DETAILS FOR CONFIGURATIONS.
13. STEEL ANGLES AND OTHER SHAPES THAT DEFINE THE EDGE OF THE FLOOR OR ROOF AND ARE SHOWN TO BE WELDED TO SUPPORTING BEAMS, SHALL BE FIELD WELDED, NOT SHOP WELDED, SO THAT THEIR POSITION CAN BE ADJUSTED TO CORRECT FOR FABRICATION AND ERECTION TOLERANCES OF THOSE SUPPORTING BEAMS AND PROVIDE AN EDGE THAT IS CONSISTENT WITH THE REQUIREMENTS OF THE FINISHES THAT IT SUPPORTS AND/OR ACCOMMODATES.
14. SHELF ANGLES SHOWN AS CONTINUOUS IN THE SECTIONS SHALL BE INSTALLED IN 20'-0" MAXIMUM LENGTHS, LEAVING A 1/4" GAP BETWEEN ENDS AND AT CORNERS. LOCATE GAPS TO MATCH MASONRY CONTROL JOINTS. AT BUILDING EXPANSION JOINT, LEAVE A GAP TO MATCH EXPANSION JOINT WIDTH.
15. CONNECT MISCELLANEOUS STEEL MEMBERS USING FILLET WELDS SUFFICIENT TO DEVELOP THE TENSILE STRENGTH OF THE SMALLER MEMBER AT THE JOINT UNLESS SHOWN OTHERWISE.
16. ALL STEEL SHALL BE FURNISHED WITH SHOP COAT OF RUST INHIBITIVE PRIMER.
17. WHERE ANGLES ARE NOTED TO BE CONTINUOUS, PROVIDE FULL BUTT WELD AT SPLICES.
18. WHERE TWO OR MORE PIECES ARE TO BE WELDED TOGETHER AND THEN HOT-DEP GLAVANIZED, THE SPECIFIED WELD CONNECTING THE PIECES SHALL BE CONTINUOUS ALONG THE ENTIRE LENGTH OF THE INTERFACE (SEAL WELDED).
19. PROVIDE _ TONS OF ADDITIONAL STRUCTURAL STEEL TO BE USED IN THE FIELD AS DIRECTED BY THE ARCHITECT/ENGINEER. LABOR FOR DETAILING, FABRICATION, AND ERECTION SHALL BE INCLUDED. ANY UNUSED PORTION OF THIS QUANTITY SHALL BE CREDITED TO THE OWNER AT THE RATE OF $_____((1800)) PER TON.

METAL ROOF DECK

1. ROOF DECK SHALL BE 1 1/2" DEEP, 20 GAUGE, WIDE RIB, GALVANIZED METAL DECK, WITH 6" RIB SPACING, MEETING THE REQUIREMENTS OF THE STEEL DECK INSTITUTE.
2. ROOF DECK SHALL BE CONTINUOUS OVER THREE OR MORE SPANS.
3. TYPICAL DECK CONNECTIONS SHALL BE AS FOLLOWS:
   AT EACH SUPPORT: PUDDLE WELDS AT EACH SIDE LAP AND AT INTERMEDIATE RIBS AT AN AVERAGE SPACING OF 12" ON CENTER, NOT TO EXCEED 18" ON CENTER.
   AT SIDE LAPS: SCREWS EQUALLY SPACED BETWEEN SUPPORTS, NOT TO EXCEED 36" ON CENTER.
   AT EXTERIOR SIDES, PARALLEL TO DECK SPAN: PUDDLE WELDS AT 12" ON CENTER.
4. SCREWS SHALL BE "TEKS" #12-14X3/4" HWH #2.
5. PUDDLE WELDS SHALL BE FULL-FUSION, 5/8" DIAMETER (MINIMUM) WELDS, MADE THROUGH WELD WASHERS. METAL AROUND WELDS SHALL BE COMPLETELY INTACT AFTER WELDING.
6. THE METAL ROOF DECK ON THIS PROJECT IS REQUIRED TO PERFORM AS A STRUCTURAL DIAPHRAGM, WITH SHEAR LOADS OF _____ POUNDS PER FOOT. ALL WELDS AND SCREWS ARE CRITICAL TO THE SUCCESSFUL PERFORMANCE OF THE DIAPHRAGM.
7. SUSPENDED CEILING, LIGHT FIXTURES, DUCTS OR OTHER UTILITIES SHALL NOT BE SUPPORTED BY THE STEEL DECK.

WOOD FRAMING

1. UNLESS OTHERWISE INDICATED, WOOD FRAMING SHALL COMPLY WITH SECTION 2308 "CONVENTIONAL LIGHT-FRAME CONSTRUCTION" AND TABLE 2304.9.1 "FASTENING SCHEDULE" OF THE INTERNATIONAL BUILDING CODE. THE CONTRACTOR SHALL MAINTAIN A COPY FOR REFERENCE AT THE JOBSITE. NAILS SHALL BE COMMON NAILS U.N.O.
2. JOISTS, RAFTERS AND BEARING WALLS SHALL BE NO. 2 SOUTHERN PINE OR NO. 2 DOUGLAS FIR. NON-BEARING WALL FRAMING MAY BE CONSTRUCTION GRADE SPRUCE-PINE-FIR (SPF).
3. PROVIDE SOLID BLOCKING OR A BAND BOARD AT ALL FLOOR JOIST BEARING LOCATIONS OVER WALLS, BEAMS, STRINGERS OR HEADERS. BLOCKING SHALL BE SAME DEPTH AS JOIST. LAP OPPOSING JOISTS 3" MINIMUM OVER SUPPORTS.
4. TIE OPPOSING RAFTERS TOGETHER AT 4'-0" ON CENTER BY NAILING TO ADJACENT CEILING JOISTS OR BY INSTALLING 1X4 (MINIMUM) CROSS TIES AT LEAST 3'-0" BELOW RIDGE ELEVATION.
5. PLACE A SINGLE PLATE AT THE BOTTOM AND A DOUBLE PLATE AT THE TOP OF ALL STUD WALLS. OFFSET SPLICES 4'-0" IN TOP PLATE AND OVERLAP AT CORNERS. EXTERIOR SILL PLATES SHALL BE BOLTED TO THE FOUNDATION WITH 1/2" ANCHOR BOLTS EMBEDDED 7". AT A MAXIMUM OF 4'-0" ON CENTER. INTERIOR SILL PLATES SHALL BE BOLTED OR SHOT TO THE FOUNDATION AT 4'-0" ON CENTER. THERE SHALL BE ONE ANCHOR WITHIN 12" OF EACH END OF EACH PIECE.
6. SILL PLATES RESTING ON FOUNDATION OR IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED WITH PRESERVATIVE.
10. UNLESS OTHERWISE DETAILED, FOR FLOOR OR ROOF JOIST CONNECTIONS TO SUPPORTING BEAMS (FLUSH TYPE CONNECTIONS), USE TYPE "LU" JOIST HANGERS, AS MANUFACTURED BY THE SIMPSON COMPANY OR "TECO-U-GRIP" JOIST HANGERS, AS MANUFACTURED BY THE TIMBER ENGINEERING COMPANY. SLOPING ROOF JOISTS HANGERS SHALL BE TYPE "LSU," AS MANUFACTURED BY THE SIMPSON COMPANY, OR EQUAL. THE TYPE OF HANGER USED SHALL BE AS RECOMMENDED BY THE MANUFACTURER FOR THE SIZE OF JOIST SUPPORTED.
12. UNLESS OTHERWISE NOTED ON THE DRAWINGS, ALL CANTILEVER JOISTS SHALL EXTEND INTO THE BUILDING A DISTANCE EQUAL TO THE CANTILEVER LENGTH. CANTILEVER JOISTS RUNNING PERPENDICULAR TO FRAMING INSIDE THE BUILDING SHALL BE CONNECTED TO DOUBLED INSIDE MEMBERS WITH STANDARD JOIST HANGERS. JOISTS RUNNING PARALLEL TO FRAMING INSIDE THE BUILDING SHALL BE CONTINUOUS EXTENSIONS OF INSIDE MEMBERS OR LAPPED 4'-0" AND NAILED TO THE SIDE OF INSIDE MEMBERS WITH 16D NAILS AT 1'-0" ON CENTER, TOP AND BOTTOM.
16. ALL BOLTS AND LAG SCREWS SHALL HAVE STANDARD WASHERS. ALL ANCHOR AND EXPANSION BOLTS USED FOR WOOD TO CONCRETE CONNECTIONS IN THE CRAWL SPACE SHALL BE HOT DIP GALVANIZED OR STAINLESS STEEL.
17. REFER TO THE ARCHITECTURAL DRAWINGS FOR ADDITIONAL WOOD FRAMING MEMBERS AND PROVIDE SUCH MEMBERS EVEN THOUGH NOT SHOWN ON THE STRUCTURAL DRAWINGS.
18. DO NOT BEAR JOISTS OR BEAMS DIRECTLY ON CONCRETE OR MASONRY. SET JOISTS AND BEAMS ON 2X SILL PLATES, PRESSURE TREATED WITH PRESERVATIVE.
19. ROOF SHEATHING: SHALL BE 1/2" APA RATED SHEATHING WITH AN EXPOSURE 1 RATING. PANELS SHALL BE CONTINUOUS OVER TWO OR MORE SPANS, WITH THE LONG DIMENSION ORIENTED PERPENDICULAR TO THE FRAMING MEMBERS. PROVIDE 1/8" GAP BETWEEN SHEATHING PANELS ON ALL SIDES. EXTEND SHEATHING ON THROUGH BENEATH OVERBUILT AREAS TO COMPLETE THE DIAPHRAGM.
21. CONNECTION HARDWARE: ALL METAL CONNECTORS AND STRAPS SHALL BE FURNISHED WITH GALVANIZED FINISH. ALL CONNECTION ASSEMBLIES FABRICATED FROM STEEL STRUCTURAL SHAPES AND PLATES SHALL BE HOT-DIP GALVANIZED AFTER FABRICATION. FASTENERS USED IN EXTERIOR AND CRAWLSPACE LOCATIONS SHALL BE GALVANIZED.

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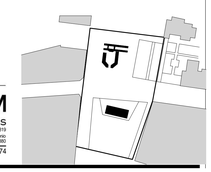
Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
GENERAL NOTES

Scale
1/8" = 1'-0"

S1.02



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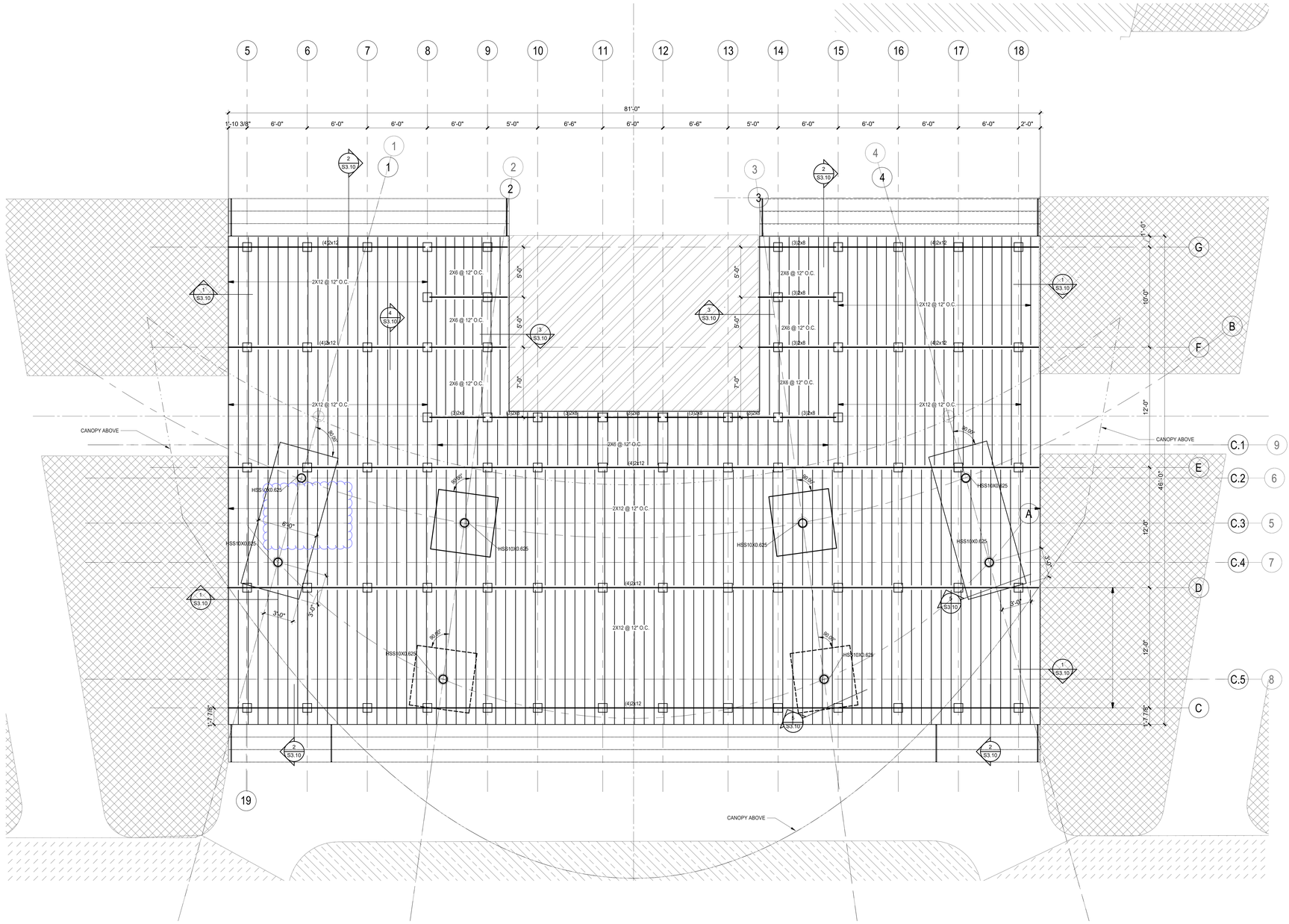

1 CANOPY FOUNDATION

1/4" = 1'-0"

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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CANOPY FOUNDATION PLAN

Scale
1/4" = 1'-0"

S2.01

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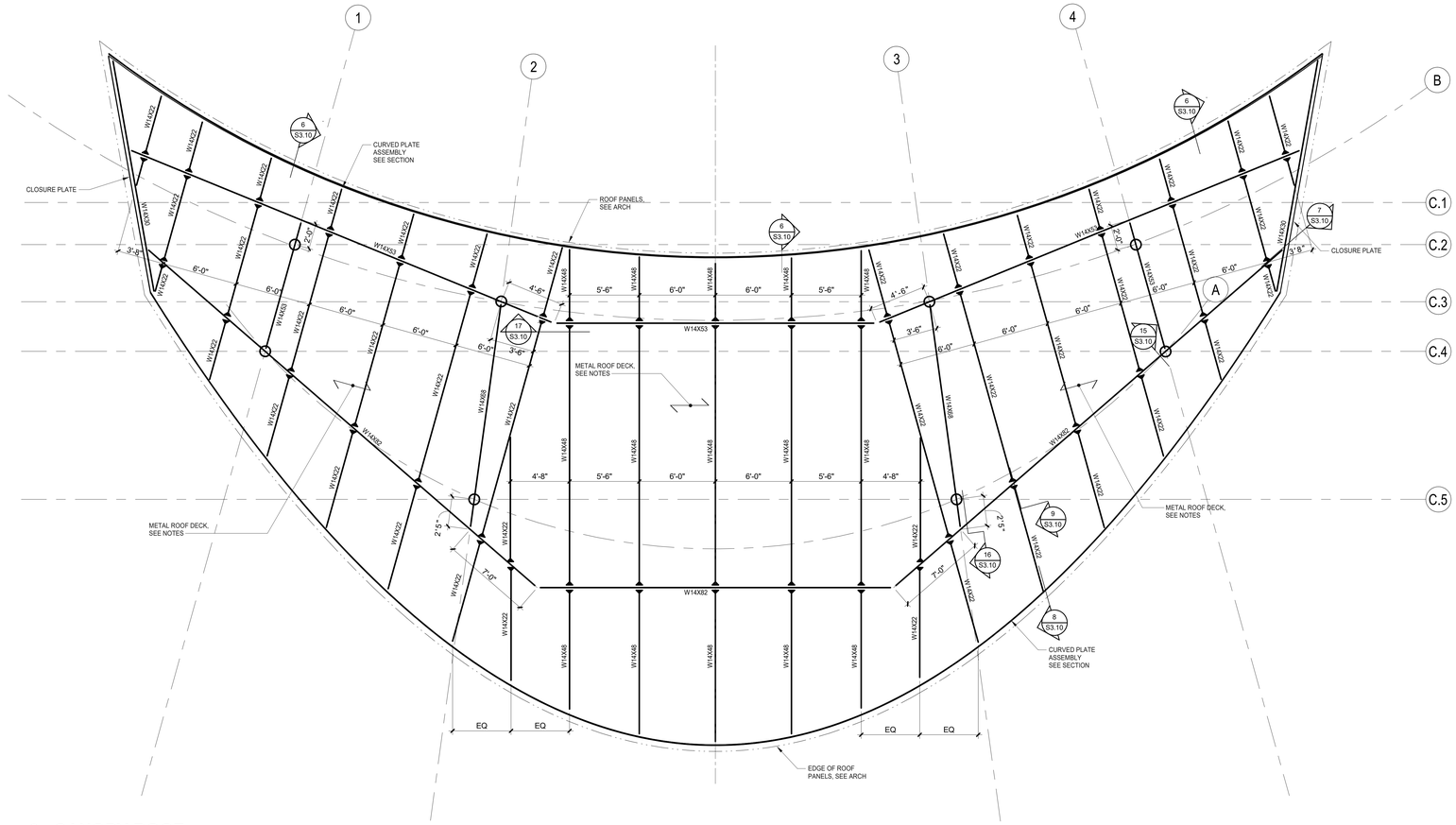

2 CANOPY ROOF

1/4" = 1'-0"

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Project Number
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Description
CANOPY PLANS

Scale
1/4" = 1'-0"

S2.02

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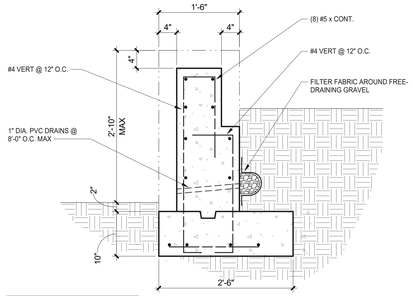
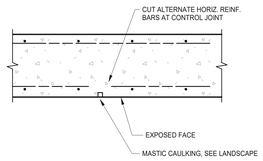


NOTES:
1. SEE LANDSCAPE FOR PLAN LOCATION, TOP OF WALL AND TOP OF PAVING FOR SEAT WALLS

SEAT WALL
TYPICAL DETAIL

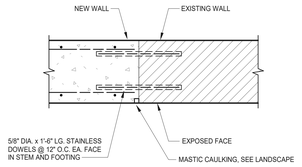
1" = 1'-0" **1**

NOTES:
1. CONTROL JOINT SPACING NOT TO EXCEED 30'-0".
2. CONTINUE CONTROL JOINT OVER TOP OF WALL, WHERE EXPOSED.



WALL CONTROL JOINT
TYPICAL DETAIL

1" = 1'-0" **2**



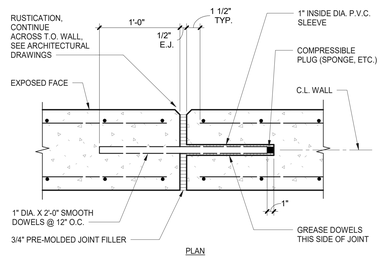
WALL TO EXISTING WALL
TYPICAL DETAIL

1" = 1'-0" **3**

A B C				
DOWEL SCHEDULE				
MARK	SIZE	A	B	C
DWL. A	#4	8"	3'-0"	---
DWL. B	#4	3'-0"	3'-0"	---
DWL. C	#4	---	4'-0"	---
DWL. D	#6 THD.	---	4'-0"	---
DWL. E	#4 THD.	---	3'-0"	---
DWL. F	#4 THD.	---	6'-0"	---

NOTES:
1. SCHEDULED DOWELS ARE MARKED "DWL." ON THE SECTIONS AND DETAILS.
2. DOWEL SPACING TO BE THE SAME AS VERTICAL BEAM OR WALL REINFORCEMENT, UNLESS OTHERWISE NOTED ON...
3. DOWELS WITH "THD" IN "SIZE" COLUMN SHALL BE THREADED DOWELS WITH APPROVED DOWEL BAR ANCHORS...

NOTES:
1. EXPANSION JOINT SPACING NOT TO EXCEED 90'-0".
2. PROVIDE JOINT IN FOOTING TO MATCH WALL JOINT LOCATION.
3. DOWELS SHALL BE CAREFULLY LEVELED AND ALIGNED PERPENDICULAR TO JOINT PRIOR TO CONCRETING, AND ADEQUATELY SUPPORTED DURING CONCRETING OPERATIONS TO MAINTAIN THAT ALIGNMENT. MISALIGNED AND UNLEVELED DOWELS CAUSE CRACKING AND FOOTING MISALIGNMENT.

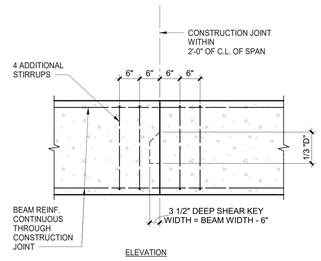


PLAN

RETAINING WALL EXPANSION JOINT
TYPICAL DETAIL

NO SCALE

3/4" = 1'-0" **7**

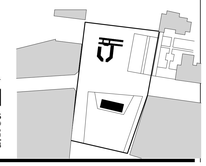


ELEVATION

BEAM VERTICAL CONSTRUCTION JOINT
TYPICAL DETAIL

NO SCALE

3/4" = 1'-0" **8**



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Project Name
ALAMO PLAZA PHASE 2

Project Number
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Description
TYPICAL DETAILS

Scale
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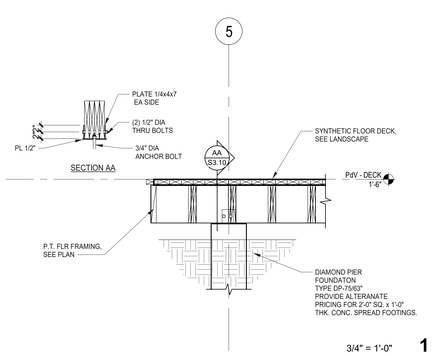
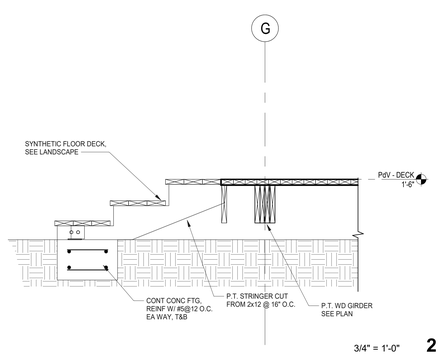


3/4" = 1'-0" **1**



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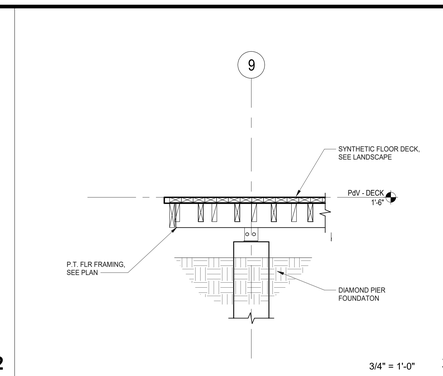

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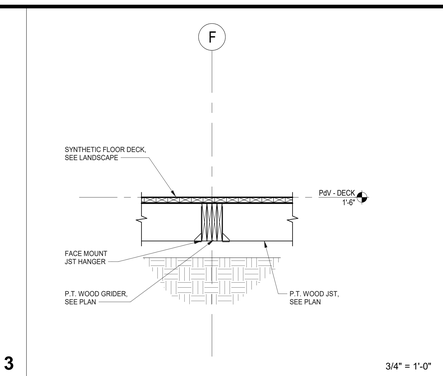
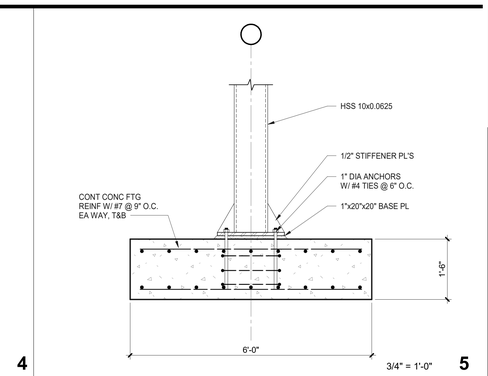
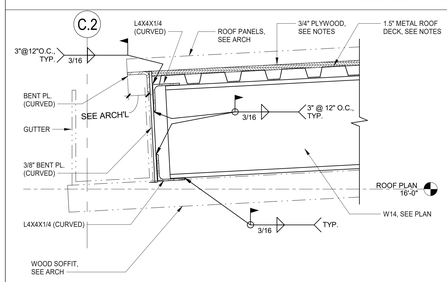


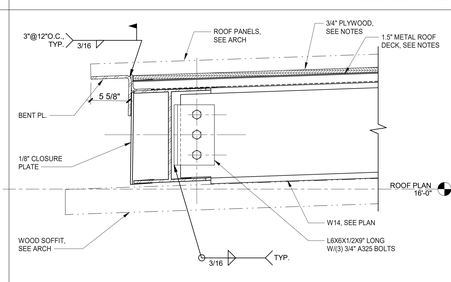
3/4" = 1'-0" **4**



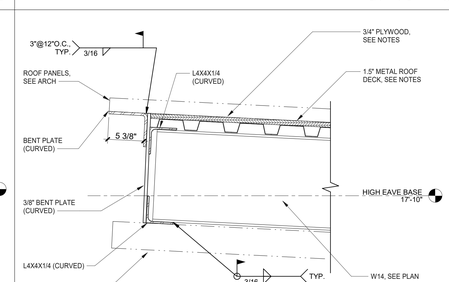
3/4" = 1'-0" **5**



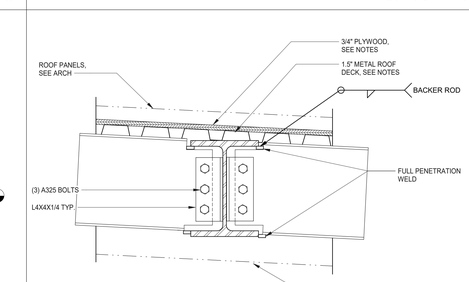
1 1/2" = 1'-0" **6**



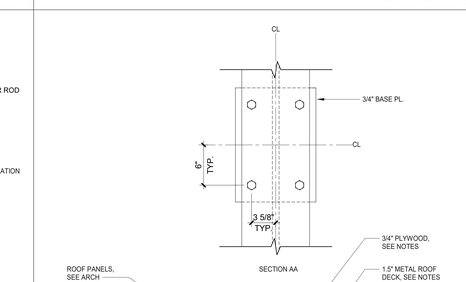
1 1/2" = 1'-0" **7**



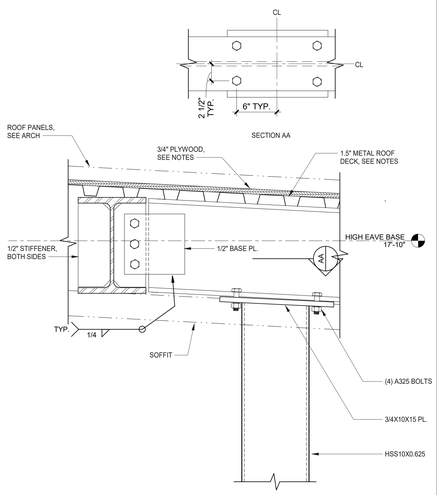
1 1/2" = 1'-0" **8**



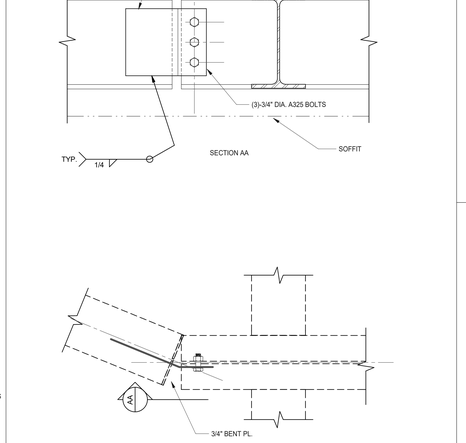
1 1/2" = 1'-0" **9**



1 1/2" = 1'-0" **15**



1 1/2" = 1'-0" **16**



1 1/2" = 1'-0" **17**

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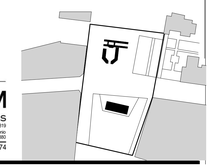
Description
SECTION DETAILS

Scale
As indicated

S3.10



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TYPICAL STRUCTURAL ABBREVIATIONS

ALL ABBREVIATIONS SHOWN ARE NOT NECESSARILY USED

A		
ABOVE FINISH FLOOR	—	AFF
ADDITIONAL	—	ADDN'L
ADJACENT	—	ADJ.
AGGREGATE	—	AGGR.
ALTERNATE	—	ALT.
ANCHOR BOLT	—	A.B.
AND	—	&
ANGLE	—	L
APPROVED	—	APPD.
APPROXIMATE	—	APPROX.
ARCHITECT	—	ARCH.
ARCHITECTURAL	—	ARCH'L.
ARCH'L. FINISH SURFACE	—	A.F.S.
AT	—	@
AIR CONDITIONER	—	A/C.
AIR HANDLING UNIT	—	AHU
B		
BACK FACE	—	B.F.
BACK TO BACK	—	B. TO B.
BASEMENT	—	BSMT.
BEAM	—	BM.
BEARING	—	BRG.
BELOW FINISH FLOOR	—	BFF
BETWEEN	—	BTWN.
BEVEL (ED)	—	BEV.'(D)
BLOCK	—	BLK.
BLOCKING	—	BLKG.
BLOCK-OUT	—	B.O.
BOTTOM	—	BOT.
BRACKET	—	BRKT.
BRICK LEDGE ELEVATION	—	B.L.E.
BRIDGING	—	BRDG.
BUILDING	—	BLDG.
BUILDING LINE	—	B.L.
C		
CANTILEVER	—	CANT.
CAST IRON	—	C.I.
CAST-IN-PLACE	—	C.I.P.
CEILING	—	CLG.
CENTER LINE	—	C.L.
CENTER OF GRAVITY	—	C.G.
CENTER TO CENTER	—	C. TO C.
CHANNEL	—	C
CLEAR OR CLEARANCE	—	CLR.
COLUMN	—	COL.
COMPRESSION	—	C OR COMP.
CONCRETE	—	CONC.
CONCRETE MASONRY UNIT	—	CMU
CONNECTION (S)	—	CONN(S).
CONTINUOUS	—	CONT.
CONTRACTOR	—	CONTR.
CONTROL JOINT	—	CT.J.
CONSTRUCTION	—	CONST.
CONSTRUCTION JOINT	—	C.J.
CORNER	—	COR.
COVER PLATE	—	COV. PL.
D		
DETAIL	—	DET.
DEAD LOAD	—	DL
DEFORMED BAR ANCHOR	—	D.B.A.
DIAGONAL	—	DIAG.
DIAMETER	—	DIA.
DIMENSION(S)	—	DIM(S).
DOVETAIL	—	DV'TL.
DOWNSPOUT	—	DS.
DRAWING(S)	—	DWG(S).
DOUBLE	—	DBL.
DOWEL(S)	—	DWL(S).
E		
EACH	—	EA.
EACH FACE	—	E.F.
EACH WAY	—	E.W.
EDGE ANGLE OFFSET	—	E.A.O.
ELECTRICAL	—	ELEC.
ELEVATION	—	EL.
ELEVATOR	—	ELEV.
ENGINEER	—	ENGR.
ENTRANCE	—	ENT.
EQUAL	—	EQ.
EQUIPMENT	—	EQUIP.
EXPANSION	—	EXP.
EXPANSION JOINT	—	E.J.
EXISTING	—	EXIST.
EXTERIOR	—	EXT.
EXTRA STRONG	—	X-STR.
F		
FACE TO FACE	—	F. TO F.
FABRICATOR	—	FABR.
FAR SIDE	—	F.S.
FIELD VERIFY	—	(F.V.)
FINISH(ED)	—	FIN.
FINISHED FLOOR	—	FIN. FL.
FIREPROOF(ING)	—	FP.
FLANGE	—	FLG.
FLOOR	—	FL.
FLOOR DRAIN	—	F.D.
FOUNDATION	—	FDN.
G		
GAGE OR GAUGE	—	GA.
GALVANIZED	—	GALV.
GALVANIZED IRON	—	G.I.
GALVANIZED STEEL	—	G.S.
GENERAL CONTRACTOR	—	G.C. GEN. CONTR.
GOVERNMENT	—	GOVT.
GRADE	—	GR.
GRADE BEAM	—	GR. BM.
H		
HEADED STUDS	—	H.S.
HEIGHT	—	HT.
HIGH POINT	—	H.P.
HOLLOW STRUCTURAL SHAPE	—	HSS
HORIZONTAL	—	HORIZ.
HOOK	—	HK.
I		
INFORMATION	—	INFO.
INSIDE DIAMETER	—	I.D.
INSIDE FACE	—	I.F.
INTERIOR	—	INT.
INTERMEDIATE	—	INTERM.
J		
JOINT(S)	—	JT(S).
JOIST(S)	—	JST(S).
K		
KIPS (1000 LBS)	—	k
KIP PER LINEAR FOOT	—	KLF
KIP PER SQUARE FOOT	—	KSF
L		
LIGHTWEIGHT CONCRETE	—	LWT. CONC.
LIVE LOAD	—	LL
LONGITUDINAL	—	LONG.
LONG LEG HORIZONTAL	—	LLH
LONG LEG VERTICAL	—	LLV
LONG SIDE HORIZONTAL	—	LSH
LONG SIDE VERTICAL	—	LSV
LOW POINT	—	L.P.
M		
MANUFACTURE(R)	—	MFR.
MASONRY OPENING	—	M.O.
MATERIAL	—	MAT.
MAXIMUM	—	MAX.
MECHANICAL	—	MECH.
MEZZANINE	—	MEZZ.
MIDDLE	—	MID.
MINIMUM	—	MIN.
MISCELLANEOUS	—	MISC.
MOMENT	—	M
MOMENT CONNECTION(S)	—	M.C. OR
N		
NEAR FACE	—	N.F.
NOMINAL	—	NOM.
NON-SHRINK	—	N.S.
NOT IN CONTRACT	—	N.I.C.
NOT TO SCALE	—	N.T.S.
NUMBER	—	NO. OR #
O		
ON CENTER	—	O.C.
OPENING(S)	—	OPNG(S).
OPPOSITE	—	OPP.
OPPOSITE HAND	—	O.H.
OUTSIDE FACE	—	O.F.
OUTSIDE DIAMETER	—	O.D.
OUTSTANDING	—	OSTG.
P		
PAN	—	P.
PARALLEL	—	PAR.
PARTITION	—	PARTN.
PENETRATION	—	PEN.
PERPENDICULAR	—	PERP.
PIECE	—	PC.
PLATE	—	PL.
POINT	—	PT.
POUNDS PER SQUARE FOOT	—	P.S.F.
POUNDS PER SQUARE INCH	—	P.S.I.
PRECAST CONCRETE	—	P/C
PRE-ENGINEERED BUILDING MANUFACTURER	—	PEBM
PRE-ENGINEERED METAL BUILDING	—	PEMB
PREFABRICATED	—	PREFAB.
PRELIMINARY	—	PRELIM.
PROJECTION	—	PROJ.
R		
RADIUS	—	R
REINFORCED CONCRETE PIPE	—	RCP
REINFORCE(ING) (ED) (MENT)	—	REINF.
REMAINDER	—	REM. OR `R
REQUIRE	—	REQ.
RETENTION SYSTEM	—	RET. SYS.
REQUIRED	—	REQ'D.
RISER	—	RIS.
ROOF	—	RF.
ROOF DRAIN	—	R.D.
ROOF OPENING	—	RF. OPNG.
ROOM	—	RM.
ROUND	—	RND.
S		
SCHEDULE(D)	—	SCHED.
SECTION	—	SECT.
SHEAR	—	V
SHEET	—	SHT.
SIDEWALK	—	SW.
SIMILAR	—	SIM.
SPACE	—	SPA.
SPECIFICATION(S)	—	SPEC(S)
SPECIFIED	—	SPEC'D.
SQUARE FOOT (FEET)	—	S.F.
STANDARD	—	STD.
STEEL	—	STL.
STIFFENER	—	STIFF.
STRAIGHT	—	STR.
STIRRUPS	—	STIR.
STRUCTURE	—	STRUCT.
STRUCTURAL	—	STRUCT'L.
SYMMETRICAL	—	SYM.
SUBCONTRACTOR	—	SUBCONTR.
SUPPORT(S)	—	SUPT(S).
T		
TAPERED BEAM	—	T.B.
TEMPERATURE	—	TEMP.
TENSION	—	T
TERRAZZO	—	TERR.
THICK	—	THK.
TONGUE & GROOVE	—	T & G
TOP AND BOTTOM	—	T & B
TOP OF	—	T.O.
TOP OF BEAM	—	T.O.B.
TOP OF FOOTING	—	T.O.F.
TOP OF PIER	—	T.O.P.
TOP OF PIER CAP	—	T.O.P.C.
TOP OF RETAINING WALL	—	T.R.W.
TOP OF STEEL	—	T.O.S.
TOP OF STRUCTURAL CONCRETE	—	T.O.S.C.
TOP OF WALL	—	T.O.W.
TREAD	—	TR.
TUBE STEEL	—	TS
TYPICAL	—	TYP.
U		
UNLESS NOTED OTHERWISE	—	U.N.O.
V		
VERTICAL	—	VERT.
W		
WATERSTOP	—	WS.
WATERPROOFING	—	WPFG.
WELDED WIRE MESH	—	W.W.M.
WIND BRACE	—	WB
WIND LOAD	—	W.L.
WINDOW	—	WDW.
WITH	—	W/
WORK POINT	—	W.P.
WOOD	—	WD.
WROUGHT IRON	—	W.I.

TYPICAL SYMBOLS LEGEND

WB-1 — INDICATES WIND BRACE - SEE WIND BRACE ELEVATIONS.

TRUSS — INDICATES TRUSS - SEE TRUSS ELEVATIONS.

INDICATES MOMENT CONNECTION - SEE MOMENT CONNECTION DETAILS.

INDICATES STEEL BEAM SPLICE ; SEE STRUCTURAL STEEL SIMPLE BEAM CONNECTION DETAILS SBX-1.

INDICATES STRUCTURE OVER VOID - SEE EXPANSIVE CLAY SOIL DETAILS CES-1.

INDICATES THAT COLUMN STARTS UPWARD FROM THIS LEVEL.

INDICATES THAT COLUMN STOPS AT THIS LEVEL.

STRUCTURAL SYMBOLS

THE FOLLOWING SYMBOLS ARE USED TO REPRESENT THE MATERIALS SHOWN ON THE STRUCTURAL DRAWINGS. SEE SPECIFICATIONS AND GENERAL NOTES FOR MATERIAL QUALITIES REQUIRED.

ARCHITECTURAL FINISHED SURFACE

CAST-IN-PLACE CONCRETE

CAST-IN-PLACE CONCRETE CUT IN PLAN

STRUCTURAL PRECAST CONCRETE

SAND GRAVEL, OR LOW P.I. FILL

EARTH

ROCK

ARCHITECTURAL PRECAST CONCRETE

NON-SHRINK GROUT

SAND CEMENT GROUT

STYROFOAM

EXISTING

C.M.U.

BRICK

STRUCTURAL STEEL

WOOD (CONTINUOUS)

WOOD (NON-CONTINUOUS)

PLYWOOD

GLUE LAMINATED LUMBER (GLU-LAM)

MICRO LAMINATED LUMBER (MICRO-LAM)

ROOF TOP MECHANICAL UNIT ON PLAN

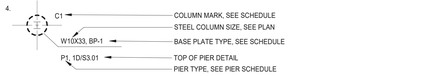
BEAM BOTTOM CHORD BRACING ON PLAN

TYPICAL PLAN NOTES:

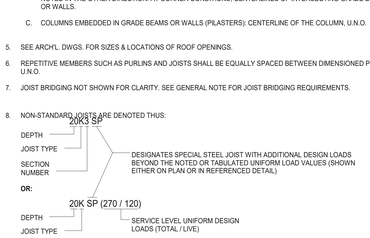
1. SEE ARCHITECTURAL DRAWINGS FOR ACTUAL SEA LEVEL ELEVATION RELATED TO DATUM ELEVATION = 100'-0" SHOWN ON DRAWINGS.
   - SEE PLAN FOR TOP OF STRUCTURAL CONCRETE (T.O.S.C.) ELEVATION.
   - T.O.S. EL = BOTTOM OF METAL DECK ELEVATION SEE PLAN FOR TOP OF STEEL (T.O.S.) ELEVATION.
   - T.O. WOOD EL. = TOP OF PLYWOOD DECK / TONGUE & GROOVE DECK ELEVATION. SEE PLAN FOR TOP OF WOOD ELEVATION.
2. SHEET INDEX:
   THE DETAILS IN THE DRAWINGS, INCLUDING THOSE DRAWINGS REFERENCED BY THIS INDEX, WHICH ARE DESIGNATED AS "TYPICAL DETAILS", APPLY GENERALLY TO THE CONSTRUCTION IN ALL AREAS WHERE THE CONDITIONS ARE SIMILAR TO THOSE DESCRIBED IN THE DETAILS, REGARDLESS OF WHETHER OR NOT THE DETAILS ARE SPECIFICALLY REFERENCED IN THE DRAWINGS.

SHEET LIST (Current Revision)

SHT. NO.	SHEET NAME	ISSUE DATE	Current Revision	Current Revision Date
S1.01	TYPICAL ABBREVIATIONS, SYMBOLS AND PLAN NOTES	03/02/2023	1	03/02/2023
S1.02	GENERAL NOTES	03/02/2023	1	03/02/2023
S2.01	CANOPY FOUNDATION PLAN	03/02/2023	1	03/02/2023
S2.02	CANOPY PLANS	03/02/2023	1	03/02/2023
S3.00	TYPICAL DETAILS	03/02/2023	1	03/02/2023
S3.10	SECTION DETAILS	03/02/2023	1	03/02/2023

3. SEE ARCHITECTURAL DRAWINGS FOR LOCATION OF FLOOR DROPS, FLOOR SLOPES, CURBS, MISCELLANEOUS ELEVATIONS, DETAILS AND DIMENSIONS NOT SHOWN ON PLAN.
4. 

   CENTERLINE OF PIERS NOT SPECIFICALLY LOCATED ON PLAN BY NOTE OR DIMENSION SHALL BE LOCATED ACCORDING TO THE FOLLOWING INFORMATION, U.N.O.:
   A. FREESTANDING COLUMNS: CENTERLINE OF THE COLUMN
   B. GRADE BEAMS AND WALLS: CENTERLINE OF THE GRADE BEAM OR WALL IN ONE DIRECTION, GRID OR AS NOTED IN THE OTHER DIRECTION. AT CORNER CONDITIONS, CENTERLINES OF INTERSECTING GRADE BEAMS OR WALLS.
   C. COLUMNS EMBEDDED IN GRADE BEAMS OR WALLS (PILASTERS): CENTERLINE OF THE COLUMN, U.N.O.
5. SEE ARCH'L. DWGS. FOR SIZES & LOCATIONS OF ROOF OPENINGS.
6. REPETITIVE MEMBERS SUCH AS PURLINS AND JOISTS SHALL BE EQUALLY SPACED BETWEEN DIMENSIONED POINTS, U.N.O.
7. JOIST BRIDGING NOT SHOWN FOR CLARITY. SEE GENERAL NOTE FOR JOIST BRIDGING REQUIREMENTS.
8. NON-STANDARD JOISTS ARE DENOTED THUS:

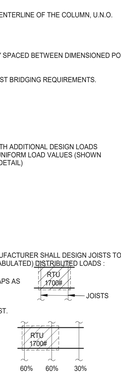
   

9. WHERE RTU'S ARE INDICATED ON PLAN AS SHOWN AT RIGHT, JOIST MANUFACTURER SHALL DESIGN JOISTS TO SUPPORT THE WEIGHT OF THE RTU's IN ADDITION TO THE JOISTS' SPECIFIED (OR TABULATED) DISTRIBUTED LOADS :

   DISTRIBUTE WEIGHT OF RTU'S TO EACH JOIST WHICH THE UNIT OVERLAPS AS FOLLOWS:
   * FOR 2 JOISTS - 70% OF WEIGHT TO EACH JOIST.
   * FOR 3 JOISTS - 40% OF WEIGHT TO EACH JOIST. 50% TO CENTER JOIST.
   * FOR 4 JOISTS - 30% OF WEIGHT TO EACH JOIST.
   * FOR 5 JOISTS - 30% OF WEIGHT TO EACH JOIST.
   * FOR 6 JOISTS - 30% OF WEIGHT TO EACH JOIST.

   FOR JOISTS LESS THAN HALF A JOIST SPACE AWAY FROM THE RTU - 50% OF WEIGHT.

   FOR CONDITION SHOWN AT RIGHT, DISTRIBUTE WEIGHT AS SHOWN:

10. NOTE TO CONTRACTOR:
    FIELD VERIFY ALL EXISTING DIMENSIONS & ELEVATIONS PRIOR TO FABRICATION OF MATERIALS AND CONSTRUCTION.

GENERAL NOTES

THE FOLLOWING GENERAL NOTES CONSTITUTE A MAJOR PART OF THE PLANS AND SPECIFICATIONS. STRICT COMPLIANCE WITH THESE NOTES IS ESSENTIAL TO THE PROPER CONSTRUCTION OF THE BUILDING.

1. REFER TO THE PLAN NOTES, LOCATED IN THESE GENERAL NOTES, FOR APPLICATION OF DETAILS WHICH ARE DESIGNATED AS "TYPICAL DETAILS" IN THIS SET OF DRAWINGS.
2. SLEEVES AND BLOCKOUTS REQUIRED FOR PASSAGE OF DUCTWORK, PIPING, DRAINS, CONDUIT, ETC., AND ANCHORS REQUIRED FOR ANCHORING EQUIPMENT AND PIPING ARE NOT GENERALLY INDICATED ON THE STRUCTURAL DRAWINGS. THE CONTRACTOR SHALL DETERMINE SUCH REQUIREMENTS FROM OTHER SERIES DRAWINGS, SUBCONTRACTORS, AND SUPPLIERS AND SHALL COORDINATE THE LOCATIONS AND DETAILS FOR THESE ITEMS PRIOR TO FABRICATION OR CONSTRUCTION OF THE STRUCTURE. ANY CONFLICTS BETWEEN THESE ITEMS AND THE BUILDING STRUCTURE SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR RESOLUTION.
3. VERIFY, OR ESTABLISH, LOCATIONS AND DIMENSIONS OF ALL FRAMED OPENINGS RELATED TO EQUIPMENT OR DUCTWORK, INCLUDING INSULATION, IF ANY. WHERE SUBSTANTIAL RELOCATION OR RECONFIGURATION IS REQUIRED, SUBMIT A DRAWING TO THE ARCHITECT FOR REVIEW.
4. LOCATE EXISTING REINFORCEMENT, USING APPROPRIATE IMAGING EQUIPMENT, PRIOR TO CUTTING OR DRILLING INTO EXISTING CONCRETE. DO NOT CUT OR DAMAGE EXISTING REINFORCEMENT. IF THE REQUIRED OPERATIONS MAKE DAMAGING EXISTING REINFORCING UNAVOIDABLE, INFORM ARCHITECT SO THAT THE CONDITION MAY BE EVALUATED AND ALTERNATIVE DIRECTIONS GIVEN.
5. MATERIALS OR PRODUCTS SUBMITTED FOR APPROVAL WHICH ARE NOT AS SPECIFIED IN THE DOCUMENTS SHALL BE ACCOMPANIED BY A CURRENT ES REPORT (BY ICC EVALUATION SERVICE, INC.) MATERIALS OR PRODUCTS THAT DO NOT HAVE AN ES REPORT INDICATING THE SUBSTITUTED MATERIAL OR PRODUCT TO BE EQUAL TO THAT SPECIFIED, WILL NOT BE CONSIDERED.

DESIGN LOADS

1. DEAD LOADS INCLUDE THE WEIGHT OF THE STRUCTURAL COMPONENTS AND ALLOWANCES FOR PERMANENT PARTITIONS, PERMANENT FIXTURES, FINISHES, ROOFING, MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION MATERIALS SHOWN OR SPECIFIED.
2. LOADINGS FOR MECHANICAL ROOMS ARE BASED ON THE WEIGHTS OF ASSUMED EQUIPMENT, AS INDICATED ON THE MECHANICAL DRAWINGS (INCLUDING THE WEIGHT OF CONCRETE PADS, WHERE INDICATED). ANY CHANGES IN TYPE, SIZE, LOCATION OR NUMBER OF PIECES OF EQUIPMENT SHOULD BE REPORTED TO THE ARCHITECT FOR VERIFICATION OF THE ADEQUACY OF SUPPORTING MEMBERS PRIOR TO THE PLACEMENT OF SUCH EQUIPMENT.
3. DESIGN LIVE LOADING IS AS FOLLOWS:
   ROOF ..... 20 PSF
   ALL SLABS-ON-GRADE ..... 100 PSF
   PUBLIC ASSEMBLY AREAS (LIVE LOAD NOT REDUCIBLE):
   PLAZAS AND TERRACES ..... 100 PSF
4. LIVE LOAD REDUCTIONS, WHERE PERMISSIBLE, ARE COMPUTED IN ACCORDANCE WITH THE BUILDING CODE.
6. DESIGN WIND LOADING IS AS FOLLOWS (NOTE: PER ASCE 7-10, WIND LOADS ARE ULTIMATE. SERVICE LOADS MAY BE OBTAINED BY DIVIDING THE STATED LOADS BY 1.6.):

   WIND DESIGN OPTION ..... ENVELOPE PROCEDURE
   BASIC WIND SPEED (3-SECOND GUST) ..... 115 MPH
   RISK CATEGORY III
   EXPOSURE CATEGORY ..... B
   INTERNAL PRESSURE COEFFICIENT 0.18
   ROOF PRESSURE(+)/ SUCTION(-) LOADS (NET – INCLUDING INTERNAL PRESSURE – LOADS MAY BE LINEARLY INTERPOLATED BETWEEN VALUES FOR THE GIVEN TRIBUTARY AREAS)
   INTERIOR ZONES – MORE THAN 14' FROM EDGE, HIP, OR RIDGE (ZONE 1)
   (10 SQ.FT. OF TRIBUTARY AREA) ..... +15.53 / -38.17 PSF
   (100 SQ.FT. OF TRIBUTARY AREA) ..... +12.29 / -34.94 PSF
   END ZONES - WITHIN 14' OF EDGE, HIP, OR RIDGE (ZONE 2)
   (10 SQ.FT. OF TRIBUTARY AREA) ..... +15.53 / -64.05 PSF
   (100 SQ.FT. OF TRIBUTARY AREA) ..... +12.29 / -41.41 PSF
   CORNER ZONES - WHERE ZONE 2 AREAS OVERLAP (ZONE 3)
   (10 SQ.FT. OF TRIBUTARY AREA) ..... +15.53 / -96.40 PSF
   (100 SQ.FT. OF TRIBUTARY AREA) ..... +12.29 / -41.41 PSF
   ON CANOPIES AND OVERHANGS
   ENDS (ZONE 2) (10 SQ.FT. OF TRIBUTARY AREA) ..... +18.76 / -54.99 PSF
   (100 SQ.FT. OF TRIBUTARY AREA) ..... +12.29 / -51.76 PSF
   CORNERS (ZONE 3) (10 SQ.FT. OF TRIBUTARY AREA) ..... +18.76 / -90.58 PSF
   (100 SQ.FT. OF TRIBUTARY AREA) ..... +12.29 / -25.88 PSF
   CURTAINWALL DESIGN PRESSURE/SUCTION
   INTERIOR ZONE (ZONE 4) (10 SQ.FT. OF TRIBUTARY AREA) ..... +34.94 / -37.85 PSF
   (100 SQ.FT. OF TRIBUTARY AREA) ..... +26.20 / -29.11 PSF
   EXTERIOR ZONE (ZONE 5) (10 SQ.FT. OF TRIBUTARY AREA) ..... +34.94 / -46.58 PSF
   (100 SQ.FT. OF TRIBUTARY AREA) ..... +26.20 / -29.11 PSF
   RELIABLE ROOF DEAD LOAD TO RESIST WIND UPLIFT ..... 0 PSF
   INTERIOR PRESSURE ON STRUCTURAL ELEMENTS ..... 5 PSF
7. SEISMIC DESIGN DATA (IBC):

   RISK CATEGORY III
   MAPPED SPECTRAL RESPONSE ACCELERATIONS, SS & S1 ..... <0.11/0.03>
   SITE CLASS ..... <C>
   SPECTRAL RESPONSE COEFFICIENTS SDS /SD1 ..... <0.09/0.03>
   SEISMIC DESIGN CATEGORY ..... <A>
   BASIC SEISMIC-FORCE-RESISTING SYSTEM ..... ORDINARY CONCRETE SHEAR WALLS
   DESIGN BASE SHEAR ..... <215K>
   SEISMIC RESPONSE COEFFICIENT, CS ..... <0.010>
   RESPONSE MODIFICATION FACTOR, R ..... <1.5>
   ANALYSIS PROCEDURE USED ..... <EQUIVALENT LATERAL FORCE>
   DEFLECTION AMPLIFICATION FACTOR ..... <3>
8. SNOW LOADING (ASCE 7, SECTION 7):
   GROUND SNOW LOAD ..... 5 PSF
10. STACKS OF MATERIALS OR OTHER CONSTRUCTION LOADS PLACED ON THE STRUCTURE SHALL NOT EXCEED THE STATED DESIGN LIVE LOAD FOR THE AREA AFFECTED UNLESS ADEQUATELY SHORED.

CODES & DESIGNS SPECIFICATIONS

1. BUILDING CODE: 2018 INTERNATIONAL BUILDING CODE.
2. STRUCTURAL STEEL: AISC 360-16 "SPECIFICATIONS FOR STRUCTURAL STEEL BUILDINGS" AND AISC 341-16 "SEISMIC PROVISIONS FOR STRUCTURAL STEEL BUILDINGS."
3. STRUCTURAL CONCRETE: "BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE (ACI 318-14)," THE AMERICAN CONCRETE INSTITUTE.
4. STRUCTURAL MASONRY: "BUILDING CODE REQUIREMENTS FOR MASONRY STRUCTURES (TMS 402-16)," THE MASONRY SOCIETY.

TYPICAL ABBREVIATIONS, SYMBOLS AND PLAN NOTES — AS-1

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Broaddus & Associates
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Pape-Dawson Engineers
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AVIIT/Security
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7600 Burnet Rd #350,
Austin, TX 78757
Tel 512.478.6001

Seal / Signature

△ Date	Description
03/02/2023	100% DESIGN DEVELOPMENT

NOT FOR CONSTRUCTION

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM. REVIEW, UNDER THE AUTHORITY OF LAWRENCE R. RICKELS, P.E. NO. 89443, ON 03/02/2023 IT IS NOT TO BE USED FOR CONSTRUCTION, BIDDING, OR PERMIT PURPOSES

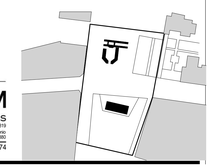
Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
TYPICAL ABBREVIATIONS, SYMBOLS AND PLAN NOTES

Scale
1/8" = 1'-0"

S1.01



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LIGHTING

SYMBOL	DESCRIPTION
	LIGHTING FIXTURE AND OUTLET BOX. - SHADED AREA FIXTURE ON EMERGENCY CIRCUIT

NOTE: SEE LIGHT FIXTURE SCHEDULE AND SPECIFICATIONS FOR COMPLETE FIXTURE DESCRIPTION.

WIRING DEVICES

SYMBOL	DESCRIPTION
$^{T}S_{ab}$	LINE VOLTAGE SWITCH - LOWER CASE LETTER DENOTES SWITCHING ZONES - 'T' DENOTES SWITCH TYPE: MC - MOMENTARY CONTACT D - DIMMER WP - WEATHER PROOF XP - EXPLOSION PROOF
S_{ab}	LOW VOLTAGE SWITCH
	OCCUPANCY SENSOR, CEILING MOUNTED
	OCCUPANCY SENSOR, WALL MOUNTED
	PHOTOCELL CONTROLLER, CEILING MOUNTED
	PHOTOCELL CONTROLLER, WALL MOUNTED
LC	LIGHTING CONTACTOR
TC	TIME CLOCK
RC	REMOTE CONTROL SWITCH
	PUSH BUTTON
^{x} +X"	LETTER DESIGNATION ON RECEPTACLES: A = ARC FAULT CIRCUIT INTERRUPTER G = GROUND FAULT CIRCUIT INTERRUPTER IG = ISOLATED GROUND WP = WEATHER PROOF WITH 'GFCI' S = SAFETY CT = ABOVE COUNTER CR = CRITICAL EQ = EQUIPMENT LS = LIFE SAFETY +X" = INDICATES MOUNTING HEIGHT SHADING = INDICATES RECEPTACLE ON EMERGENCY
	SIMPLEX RECEPTACLE WALL MOUNTED, +18" AFF, UON
	DUPLEX RECEPTACLE WALL MOUNTED, +18" AFF, UON. SHADING = INDICATES GFCI RECEPTACLE.
	QUAD RECEPTACLE WALL MOUNTED, +18" AFF, UON
	SPECIAL RECEPTACLE WALL MOUNTED, +18" AFF, UON
	SIMPLEX RECEPTACLE CEILING MOUNTED
	DUPLEX RECEPTACLE CEILING MOUNTED
	QUAD RECEPTACLE CEILING MOUNTED
	SPECIAL RECEPTACLE CEILING MOUNTED
	SIMPLEX RECEPTACLE FLUSH FLOOR MOUNTED
	DUPLEX RECEPTACLE FLUSH FLOOR MOUNTED
	QUAD RECEPTACLE FLUSH FLOOR MOUNTED
	SPECIAL RECEPTACLE FLUSH FLOOR MOUNTED
	POKE THROUGH FLOOR BOX WITH OUTLETS AS SPECIFIED
	ACCESS FLOOR BOX WITH OUTLETS AS SPECIFIED
	JUNCTION BOX RECESSED WALL MOUNTED
	JUNCTION BOX RECESSED CEILING MOUNTED
	JUNCTION BOX RECESSED FLUSH FLOOR MOUNTED

LIGHTNING PROTECTION & GROUNDING

SYMBOL	DESCRIPTION
L	- 'L' DENOTES LIGHTNING PROTECTION MAIN CONDUCTOR
	LIGHTING PROTECTION AIR TERMINAL
	THRU ROOF PENETRATION CABLE IN CONDUIT
	THRU ROOF PENETRATION TO STEEL
	FULL DOWNLEAD TO GROUND
	STEEL COLUMN BOND TO GROUND
	EXPOSED DOWNLEAD TO GROUND
G	- 'G' DENOTES COUNTERPOISE/GROUND CABLE
	TRIANGULAR GROUND GRID - THREE 3/4" x 10'-0" RODS SPACED 30'-0" MINIMUM APART INTERCONNECTED WITH 4/0 COPPER CONDUCTOR.
TW	GROUND ELECTRODE 3/4" COPPER ROD, 10'-0" DEEP - "TW" INDICATES TEST WELL
	GROUND ELECTRODE CONNECTION TO EQUIPMENT
	2"x1/4" COPPER GROUND BUS BAR, LENGTH AS INDICATED ON PLANS.
	GROUND PLATE CONNECTION SOLID COPPER, 24"x24"x20 GA.

POWER

SYMBOL	DESCRIPTION
4x AF J	SAFETY DISCONNECT SWITCH, 3 POLE UON A: 30A UNFUSED AF: 30A FUSED B: 60A UNFUSED BF: 60A FUSED C: 100A UNFUSED CF: 100A FUSED D: 200A UNFUSED DF: 200A FUSED E: 400A UNFUSED EF: 400A FUSED - '4x' DENOTES NEMA ENCLOSURE IF INDICATED
4x CB J225	FUSED DISCONNECT SWITCH - NUMERICAL DENOTES TRIP SIZE - '4x' DENOTES NEMA ENCLOSURE IF INDICATED
	MOTOR CONTROL EQUIPMENT AND CONNECTION TO CONTROLLED MOTOR(S). CONTROLLER IS MOUNTED AGAINST AN ADJACENT WALL OR OTHERWISE REMOTE FROM THE MOTOR. SEE MOTOR EQUIPMENT SCHEDULE(S) FOR CIRCUITING, TYPE OF CONTROL EQUIPMENT, QUANTITY OF MOTORS CONNECTED TO CONTROLLER, AND OTHER DETAILS. CONDUCTOR SIZE BETWEEN CONTROLLER AND MOTOR SHALL MATCH THE UPSTREAM OF THE CONTROLLER UNLESS NOTED OTHERWISE ON THE SCHEDULE.
	MOTOR CONTROL EQUIPMENT AND CONNECTION TO CONTROLLED MOTOR(S). CONTROLLER IS EITHER INTEGRAL TO THE EQUIPMENT OR MOUNTED DIRECTLY ONTO THE EQUIPMENT. SEE MOTOR EQUIPMENT SCHEDULE(S) FOR CIRCUITING, TYPE OF CONTROL EQUIPMENT, QUANTITY OF MOTORS CONNECTED TO CONTROLLER, AND OTHER DETAILS. CONDUCTOR SIZE BETWEEN CONTROLLER AND MOTOR SHALL MATCH THE UPSTREAM OF THE CONTROLLER UNLESS NOTED OTHERWISE ON THE SCHEDULE.
PB	PULLBOX
T4	TRANSFORMER, SEE SCHEDULE FOR RATING
ATS	AUTOMATIC TRANSFER SWITCH, SEE RISER DIAGRAM FOR RATING
R 4	RELAY - NUMERAL DENOTES NUMBER OF POLES
	SURFACE MOUNTED PANELBOARD
	FLUSH MOUNTED PANELBOARD
	FLOOR MOUNTED DISTRIBUTION/SWITCHBOARD

RACEWAYS

SYMBOL	DESCRIPTION
	CONDUIT AND WIRE, HASH MARKS INDICATE NUMBER OF WIRES. # HASH MARKS INDICATES 3#12+1#10N+1#12G IN 3/4" CONDUIT UON.
	CONDUIT AND WIRE HOMERUN. CONTINUOUS RUN TO MCC, PANELBOARD, SWITCHBOARD OR EQUIPMENT CABINET.
	CONDUIT AND WIRE RUN IN WALL OR CEILING SPACE, OR RUN EXPOSED IN UNFINISHED SPACE.
	CONDUIT AND WIRE RUN EXPOSED ON WALL OR CEILING IN FINISHED SPACE.
	CONDUIT AND WIRE RUN CONCEALED IN SLAB, UNDER SLAB OR UNDERGROUND
	FLEXIBLE CONNECTION
	CONDUIT TURNING UP
	CONDUIT TURNING DOWN
	CONDUIT CAPPED

MISCELLANEOUS

SYMBOL	DESCRIPTION
#	REFERENCE NOTE
E-3 A	DETAIL REFERENCE: - DETAIL DESIGNATION - SHEET NUMBER REFERENCE

SINGLE LINE DIAGRAM

SYMBOL	DESCRIPTION
PANEL	PANELBOARD, SEE PANEL SCHEDULE FOR RATING.
	FEEDER
ST TRIP	ENCLOSED SAFETY DISCONNECT SWITCH - 'TEXT' DENOTES FUSE ACCESSORIES - NUMERICAL DENOTES SWITCH SIZE
	ENCLOSED FUSED DISCONNECT SWITCH - 'TEXT' DENOTES FUSE ACCESSORIES - NUMERICAL DENOTES SWITCH SIZE
M	UTILITY METER
	GROUND CONNECTION

ABBREVIATIONS

SYMBOL	DESCRIPTION
A, AMP	AMPERE
AIC	AMPS INTERRUPTING CAPACITY
AC	ALTERNATING CURRENT
AFCI	ARC FAULT CIRCUIT INTERRUPTER
AFF	ABOVE FINISHED FLOOR
ATC	AUTOMATIC TEMPERATURE CONTROL
ATS	AUTOMATIC TRANSFER SWITCH
BAS	BUILDING AUTOMATION SYSTEM
BMS	BUILDING MANAGEMENT SYSTEM
BFG	BELOW FINISHED GRADE
C, CDT	CONDUIT
CB	CIRCUIT BREAKER
CH	CABINET HEIGHT
CKT	CIRCUIT
C.O., CO	CONDUIT ONLY
CONFIG.	CONFIGURATION
℄	CENTERLINE
CONV	CONVENIENCE
CM	CONSTRUCTION MANAGER
DDC	DIGITAL DATA CONTROL
DWG	DRAWING
E.C.	ELECTRICAL CONTRACTOR
ELEC	ELECTRICAL
EM	EMERGENCY
EMT	ELECTRICAL METALLIC TUBING
E.O.	ELECTRICALLY OPERATED 'ON-OFF'
EQ	EQUAL
EWC	ELECTRIC WATER COOLER
FA	FIRE ALARM
FAI	FURNISH AND INSTALL
FBO	FURNISHED BY OTHERS
FS	FIRE SHUTTER/DOOR
FLA	FULL LOAD AMPS
FSD	FIRE SMOKE DAMPER
G, GND	GROUND
GEN	GENERATOR
GFCI	GROUND FAULT CIRCUIT INTERRUPTER
HC	HUNG CEILING
HID	HIGH INTENSITY DISCHARGE
HOA	HAND-OFF-AUTOMATIC
HP	HORSE POWER
IBEC	INSTALLED BY ELECTRICAL CONTRACTOR
IG	ISOLATED GROUND
JB,J	JUNCTION BOX
KVA	KILO VOLT- AMPERE
KW	KILO WATT
KWH	KILO WATT HOUR
LC	LOCK & COVER
LCP	LIGHTING CONTROL PANEL
LTG	LIGHTING
LV	LOW VOLTAGE
LVR	LOW VOLTAGE RELAY
MCC	MOTOR CONTROL CENTER
MCP	MOTOR CONTROL PANEL
MER	MECHANICAL EQUIPMENT ROOM
MFRR	MANUFACTURER
MIN	MINIMUM
MLO	MAIN LUGS ONLY
MSB	MAIN SWITCHBOARD
MTD	MOUNTED
N	NEUTRAL
NA, N/A	NOT APPLICABLE
NEMA	NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION
N.C.	NORMALLY CLOSED
NIC	NOT IN CONTRACT
#	NUMBER
N.O.	NORMALLY OPEN
NTS	NOT TO SCALE
OC	ON CENTER
P	POLES
PB	PULL BOX
PFC	POWER FACTOR CORRECTION
PH, ø	PHASE
PNL	PANEL
PVC	POLYVINYL CHLORIDE
PWR	POWER
RC	REHEAT COIL
RECPT, REC	RECEPTACLE
RM	ROOM
SG	SIGNAGE
SHT	SHEET
SPEC	SPECIFICATIONS
SPDT	SINGLE POLE DOUBLE THROW
SPST	SINGLE POLE SINGLE THROW
SS	SURGE SUPPRESSION
SW	SWITCH
SWBD	SWITCHBOARD
SWGR	SWITCHGEAR
TC	TIME CLOCK
TYP	TYPICAL
UG	UNDERGROUND
UON, U.O.N.	UNLESS OTHERWISE NOTED
UPS	UNINTERRUPTIBLE POWER SUPPLY
UNF	UNFUSED
V	VOLT
VA	VOLT-AMPERES
VPI	VACUUM PRESSURE IMPREGNATION
VT	VAPOR TIGHT
W	WATT
WP	WEATHER PROOF
XFMR	TRANSFORMER
XP	EXPLOSION PROOF

ELECTRICAL DRAWING LIST - 2A2B FULL BUILD

DRG NO.	DRAWING TITLE	SCALE
E0.00	ELECTRICAL - SYMBOLS, ABBREVIATIONS & SHEET LIST	NTS
E0.01	ELECTRICAL - GENERAL NOTES	NTS
E0.11	ELECTRICAL - SCHEDULES	NTS
E1.00	ELECTRICAL - ORIENTATION PLAN	1/16" = 1'-0"
E1.01	ELECTRICAL - DEMOLITION PLAN - GATE & LUNETTE	1" = 10'-0"
E1.02	ELECTRICAL - DEMOLITION PLAN - PAVILION	1" = 10'-0"
E1.03	ELECTRICAL - DEMOLITION PLAN - CROCKETT	1" = 10'-0"
E1.11	ELECTRICAL - ELECTRICAL PLAN - GATE & LUNETTE	1" = 10'-0"
E1.12	ELECTRICAL - ELECTRICAL PLAN - PAVILION	1" = 10'-0"
E1.13	ELECTRICAL - ELECTRICAL PLAN - CROCKETT	1" = 10'-0"
E5.01	ELECTRICAL - DIAGRAMS, PART PLANS	NTS
E6.01	ELECTRICAL - DETAILS	NTS

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△	Date	Description
	11/03/2022	100% SCHEMATIC DESIGN
	12/12/2022	50% DESIGN DEVELOPMENT
	01/20/2023	100% DESIGN DEVELOPMENT

PRELIMINARY
THESE DOCUMENTS ARE INCOMPLETE AND FOR INTERIM REVIEW ONLY. THEY ARE NOT INTENDED FOR REGULATORY APPROVAL, PERMIT OR CONSTRUCTION.
ISSUED DATE: 12/21/2022
ENGINEER / DESIGNER: ANNA HUNTLEY
ENGINEER LICENSE NUMBER: 140043 (TEXAS)

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ALAMO PLAZA PHASE 2

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ELECTRICAL - SYMBOLS, ABBREVIATIONS & SHEET LIST

Scale
NTS

E0.00

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GENERAL NOTES

1. ALL MATERIAL AND WORKMANSHIP SHALL CONFORM TO THE NATIONAL ELECTRICAL CODE (NEC) WITH THE CITY OF SAN ANTONIO AMENDMENTS AND APPLICABLE LOCAL CODES AND REGULATIONS.
2. ALL PANELS, SWITCHES, AND WIRING TROUGHS SHALL HAVE SUFFICIENT GUTTER SPACE AND LUGS TO ACCOMMODATE CONDUCTORS SHOWN.
3. WHERE WIRE SIZES ARE INDICATED ON PLANS, FOR INDIVIDUAL CIRCUITS, THE WIRE SIZE INDICATED SHALL APPLY TO THE COMPLETE CIRCUIT, UNLESS OTHERWISE NOTED.
4. ALL JUNCTION BOXES AND PULL BOXES SHALL BE CODE GAUGE AND SIZE TO ACCOMMODATE NUMBER OF CONDUITS/CONDUCTORS SHOWN.
5. ELECTRICAL CONTRACTOR SHALL VERIFY THE EXACT LOCATION OF ALL MECHANICAL, PLUMBING AND OTHER EQUIPMENT REQUIRING ELECTRICAL POWER, PRIOR TO PERFORMANCE OF ANY WORK.
6. ALL PANELBOARD SHALL HAVE LOCKING DOORS AND BE KEYED ALIKE UNLESS OTHERWISE NOTED.
7. ALL MOUNTING HEIGHTS FOR DEVICES SHALL BE AS PER LANDSCAPE ARCHITECTURAL DOCUMENTS.
8. DRAWINGS ARE DIAGRAMMATIC AND INDICATE GENERAL ARRANGEMENT OF SYSTEMS AND WORK INCLUDED. FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECK DRAWINGS OF OTHER TRADES TO VERIFY SPACE IN WHICH WORK WILL BE INSTALLED. MAINTAIN HEADROOM AND SPACE CONDITIONS AT ALL TIMES.
9. FURNISH FISH WIRE IN EACH RACEWAY RUN OVER 10' IN LENGTH, IN WHICH PERMANENT WIRING IS NOT INSTALLED.
10. NOT MORE THAN THREE LIGHTING OR CONVENIENCE OUTLET CIRCUITS ARE PERMITTED IN ONE CONDUIT, UNLESS OTHERWISE INDICATED.
11. PROVIDE UNDERGROUND PULL BOXES WHEREVER NECESSARY TO FACILITATE PULLING OF CONDUCTORS. COORDINATE LOCATIONS OF BOXES WITH OTHER TRADES TO AVOID CONFLICT. CONTRACTOR TO PROVIDE SHOP DRAWINGS INDICATING ALL PULL BOX LOCATIONS FOR LANDSCAPE ARCHITECT APPROVAL PRIOR TO ANY INSTALLATIONS.
12. ALL EXTERIOR ELECTRICAL DEVICES AND EQUIPMENT SHALL BE WEATHERPROOF TYPE.
13. ALL FEEDER AND BRANCH CIRCUIT CONDUIT CROSSING UNDER THE PAVED PATHWAYS AND ROADWAYS TO BE ENCASED IN A MINIMUM OF 2" REINFORCED CONCRETE.
14. ALL LIGHTING POLES AND TREE RECEPTACLES FOR LIGHTING TO BE PHOTOCELL AND TIMECLOCK CONTROLLED VIA LIGHTING CONTROL INTELLIGENT PANEL TO MEET IECC 2018 C405.2.6. COORDINATE TIMECLOCK SETTINGS WITH THE OWNER.

LIGHTING NOTES

1. FOR EXACT LOCATION OF ALL SITE LIGHTING FIXTURES REFER TO THE LANDSCAPE ARCHITECTS DRAWINGS.
2. A GROUND ROD SHALL BE PLACED AND BONDED FOR EACH LIGHTING POLE.
3. REFER TO SPECIFICATION 265600 - SITE LIGHTING FOR ELECTRICAL REQUIREMENTS OF ALL LIGHTING FIXTURES.

POWER NOTES

1. CIRCUITING IS INDICATED BY NUMBER ADJACENT TO EACH RECEPTACLE. CONTRACTOR SHALL PROVIDE ALL CONDUIT, WIRE, BOXES REQUIRED FOR A COMPLETE INSTALLATION.
2. USE FLEXIBLE CONDUIT FOR FINAL CONNECTIONS TO MOTORS, VIBRATING EQUIPMENT OR WHERE REQUIRED FOR EQUIPMENT SERVICING.
3. ALL FEEDERS SHALL BE INDIVIDUAL CONDUCTORS IN RACEWAYS. WIRING FOR BRANCH CIRCUITS AND MOTORS TO BE SIZED PER NEC REQUIREMENTS. ALL POWER WIRING SHALL BE 600V COPPER CONDUCTORS. MINIMUM WIRE SIZE SHALL BE #10 AWG THHW-2 TYPE CONDUCTORS.
4. ALL UNDERGROUND CONDUITS SHALL BE PVC SCHEDULE 40. MINIMUM CONDUIT COVER SHALL BE PER NEC 300.5.. CONTRACTOR TO COORDINATE CONDUIT AND DUCTBANK REQUIREMENTS WITH CIVIL DRAWINGS AND CPS REQUIREMENTS.
5. VERIFY THE CONNECTION REQUIREMENT OF ALL EQUIPMENT WITH SUPPLIER AND PROVIDE JUNCTION BOX OR RECEPTACLES, AND MAKE ALL CONNECTIONS AS REQUIRED.
6. ALL FINAL ELECTRICAL DEVICES TO BE COORDINATED WITH LANDSCAPE ARCHITECTURAL PLANS AT TIME OF CONSTRUCTION.
7. CONTRACTOR TO CALCULATE VOLTAGE DROP FOR ALL BRANCH CIRCUIT CONNECTIONS TO VERIFY CONDUCTOR AND CONDUIT SIZES ARE ADEQUATE PRIOR TO INSTALLATION. VOLTAGE DROP IN EACH POWER FEEDER SHALL BE NO MORE THAN 2%. A MAXIMUM VOLTAGE DROP IN EACH BRANCH SHALL BE NO MORE THAN 3% AND A TOTAL VOLTAGE DROP FROM THE SOURCE TO THE END DEVICE SHALL BE NO MORE THAN 5%.
8. ALL ELECTRICAL EQUIPMENT LOCATED IN NON-CONDITIONED SPACE SHALL HAVE A NEMA-4X ENCLOSURE.
9. ALL RECEPTACLES AND ELECTRICAL DEVICES IN SPACES WITH PUBLIC ACCESS SHALL BE INSTALLED WITH A WATERPROOF AND LOCKABLE ENCLOSURE.

DEMOLITION NOTES:

1. PLAN DEMOLITION OF WORK TO ENSURE MINIMUM INTERFERENCE WITH THE OPERATION OF THE SITE. COORDINATE POWER SHUTDOWNS OR INTERFERENCE WITH THE ACTIVE AREAS WITH CPS. NOTIFICATION OF THE CITY OF SAN ANTONIO, ATI AND CPS IN WRITING IS REQUIRED PRIOR TO APPROVAL OF ANY SHUTDOWNS. POWER SHUTDOWNS OR INTERFERENCE WITHOUT CITY OF SAN ANTONIO, ATI AND CPS PERMISSION IS UNACCEPTABLE.
2. CONTRACTOR SHALL EXAMINE EXISTING CONDITIONS AND SHALL PERFORM ALL REQUIRED DEMOLITION AND RELOCATION WORK AS WELL AS PROVISION OF ALL NEW ELECTRICAL EQUIPMENT, WIRING, ETC. AS REQUIRED FOR FULLY FUNCTIONAL SYSTEM.
3. ALL CIRCUITS AFFECTED BY THE DEMOLITION WORK SHALL BE DE-ENERGIZED AT THEIR SOURCE PRIOR TO BEGINNING ANY DEMOLITION WORK ON SITE.
4. THE REMOVAL OF LIGHTING POLES SHALL INCLUDE THE REMOVAL OF ALL ASSOCIATED BRANCH CIRCUIT WIRING, RACEWAYS, BOXES AND SUPPORTS UNLESS OTHERWISE NOTED. DUE TO LIMITED DEPTH OF EXCAVATION FOR INTERIM PHASE IT IS ACCEPTABLE TO ABANDON IN PLACE EMPTY UNDERGROUND CONDUIT AFTER WIRING IS REMOVED. CONDUIT TO BE REMOVED IN FUTURE PHASES.
5. CONTRACTOR SHALL INCLUDE ALL COSTS FOR REMOVALS. THESE COSTS SHALL INCLUDE WORK DESCRIBED IN THE CONTRACT DOCUMENTS WITH ALLOWANCES FOR NORMAL UNFORESEEN DIFFICULTIES WHEN CONCEALED WORK HAS BEEN OPEN.
6. ALL ELECTRICAL WORK IN ADJOINING AREAS WHICH IS REQUIRED TO FUNCTION BUT IS AFFECTED BY DEMOLITION AND/OR PHASING WORK SHALL BE RECONNECTED AND RESTORED TO ITS PRESENT FUNCTION.
7. ALL PRESENT MATERIAL AND EQUIPMENT IN USABLE CONDITION, WHICH IS TO BE REMOVED UNDER THIS CONTRACT, REMAIN THE PROPERTY OF THE OWNER AND/OR SHALL BE DISPOSED OF BY THE CONTRACTOR AS DIRECTED.
8. PORTIONS OF FEEDER LINES THAT HAVE BEEN REMOVED AND ABANDONED AS A RESULT OF DEMOLITION WORK BUT ARE REQUIRED TO CONTINUE TO FUNCTION, SHALL BE CUT AT CONVENIENT LOCATIONS, REROUTED AND RECONNECTED FOR CONTINUATION OF THEIR PRESENT FUNCTION. NEW FEEDER EXTENSIONS SHALL MATCH EXISTING ONES IN ALL RESPECT (CONDUCTOR CAPACITY, CONDUIT SIZE, ETC.).
9. COORDINATE THE EXTENT OF DEMOLITION WORK WITH CIVIL ENGINEER AND CONSTRUCTION MANAGER.

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LIGHTING FIXTURE SCHEDULE

FIXTURE TYPE	MANUFACTURER	PRODUCT	DESCRIPTION	CCT	LIGHT OUTPUT	LAMPS	VOLTAGE	LOAD	CONTROLS	NOTES	COUNT	Alamo District
AD02.2	WE-EF	134-1596 - W - 3000K - BLK	DAC240 SERIES ADJUSTABLE DOWNLIGHT, WIDE OPTICS	3000K	2200 lm	LED	208 V	21 VA	0-10V DIMMING CASAMBI DRIVER	WITH HONEYCOMB LOUVER, UL-WET RATED	20	
AF01.2	WE-EF	FLC240 - W - 8160 - RGBW - CUSTOM	FLC 200 SERIES COLOR CHANGING FLOOD LIGHT, SYMMETRIC WIDE FLOOD, MOUNTED TO AP02.2 POLE	RBGW	8000 lm	LED	208 V	96 VA	DMX CASAMBI DRIVER	WITH CUSTOM POLE CLAMPS TO FIT AP01.2 POLE, HONEYCOMB LOUVER, DMX GEAR BOX, CUSTOM BRONZE FINISH, UL-WET RATED	16	
AF02.2	WE-EF	FLC201 - M - 615 - 3000K - CUSTOM	FLC 200 SERIES FLOOD LIGHT, SYMMETRIC MEDIUM FLOOD, MOUNTED TO AP02.2 POLE	3000K	600 lm	LED	120 V	14 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM CLAMPS TO FIT AP02.2 POLE DIMENSIONS, HONEYCOMB LOUVER, CUSTOM BRONZE FINISH, UL-WET RATED	84	
AF03.2	WE-EF	FLC230-GP MAX - 4080 - RGBW - CUSTOM	FLC 200 SERIES GOBO PROJECTOR, SYMMETRIC MAX PROJECTION, MOUNTED TO AP01.2 POLE	RBGW	4000 lm	LED	208 V	48 VA	DMX CASAMBI DRIVER	WITH CUSTOM POLE CLAMPS TO FIT AP01.2 POLE, DMX GEAR BOX, CUSTOM BRONZE FINISH, UL-WET RATED	4	
AG02-2.2R	LUMENPULSE	LOI ASHRAE - 120/277 - 24 - 27K - WW - TSO - INTL - ASL	2FT LUMENFACADE SERIES INGROUND LINEAR GRAZER, ASSYMETRIC WW, 20 DEG TILT	2700K	2000 lm	LED	208 V	12 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM GLARE SHIELDS, UL-WET RATED, TAMPER-RESISTANT, IMPACT-RESISTANT	14	
AG02-3.2R	LUMENPULSE	LOI ASHRAE - 120/277 - 36 - 27K - WW - TSO - INTL - ASL	3FT LUMENFACADE SERIES INGROUND LINEAR GRAZER, ASSYMETRIC WW, 20 DEG TILT	2700K	3000 lm	LED	208 V	18 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM GLARE SHIELDS, UL-WET RATED, TAMPER-RESISTANT, IMPACT-RESISTANT	12	
AG02-4.2	LUMENPULSE	LOI ASHRAE - 120/277 - 24 - 27K - WW - TSO - INTL - ASL	4FT LUMENFACADE SERIES INGROUND LINEAR GRAZER, ASSYMETRIC WW, 20 DEG TILT	2700K	4000 lm	LED	208 V	24 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM GLARE SHIELDS, UL-WET RATED, TAMPER-RESISTANT, IMPACT-RESISTANT	12	
AG02-4.2R	LUMENPULSE	LOI ASHRAE - 120/277 - 48 - 27K - WW - TSO - INTL - ASL	4FT LUMENFACADE SERIES INGROUND LINEAR GRAZER, ASSYMETRIC WW, 20 DEG TILT	2700K	4000 lm	LED	208 V	24 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM GLARE SHIELDS, UL-WET RATED, TAMPER-RESISTANT, IMPACT-RESISTANT	71	
AP01.2	TECHNILUM	RENNES - VTCYL250SKM122N05 - CUSTOM PATTERN	40FT RENNES PERFORATED POLE, ALLOW FOR UP TO (4)AF01.2 + (1)AF01.2 FIXTURES PER POLE	N/A	N/A	N/A	0 V	0 VA	N/A	WITH CUSTOM POLE MODIFICATIONS AND FINISH	4	
AP02.2	TECHNILUM	CREILLE - VTCO40N02-2F - COLUMN TOP - SYM - 16W - CUSTOM PATTERN	13FT CREILLE SERIES POLE WITH INTEGRAL LED DOWNLIGHT, SYMMETRIC OUTPUT, ALLOW FOR UP TO (2)AF02.2 FIXTURES PER POLE	3000K	2300 lm	LED	208 V	16 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM FINISH & PATTERN, ALLOW FOR INTEGRATED TAMPER-RESISTANT SMART DEVICES	42	
AS01-5.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	5FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	1100 lm	LED	208 V	16 VA	0-10V DIMMING CASAMBI DRIVER	WITH 96W IP65 WET-RATED 208V POWER SUPPLY, UL-WET RATED	4	
AS01-7.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	7FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	170 lm/ft	LED	208 V	22 VA	0-10V DIMMING CASAMBI DRIVER	WITH 96W IP65 WET-RATED 208V POWER SUPPLY, UL-WET RATED	22	
AS01-16.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	16FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	1100 lm	LED	208 V	50 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM BRONZE FINISH, 208V POWER SUPPLY, UL-WET RATED	1	
AS01-26.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	26FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	1100 lm	LED	208 V	81 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM BRONZE FINISH, 208V POWER SUPPLY, UL-WET RATED	1	
AS01-27.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	27FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	1100 lm	LED	208 V	115 VA	0-10V DIMMING CASAMBI DRIVER	WITH 96W IP65 WET-RATED 208V POWER SUPPLY, UL-WET RATED	8	
AS01-30.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	30FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	1100 lm	LED	208 V	93 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM BRONZE FINISH, 208V POWER SUPPLY, UL-WET RATED	1	
AS01-52.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	52FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	1100 lm	LED	208 V	161 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM BRONZE FINISH, 208V POWER SUPPLY, UL-WET RATED	1	
AS01-71.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	71FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	1100 lm	LED	208 V	220 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM BRONZE FINISH, 208V POWER SUPPLY, UL-WET RATED	1	
AS01-80.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	80FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	1100 lm	LED	208 V	248 VA	0-10V DIMMING CASAMBI DRIVER	WITH 96W IP65 WET-RATED 208V POWER SUPPLY, UL-WET RATED	4	
AS01-105.2	LED LINEAR	VARIOLED FLEX - VENUS IQ WHITE - 822	105FT VENUS TV SERIES FLEXIBLE TAPE LIGHT	2700K	1100 lm	LED	208 V	326 VA	0-10V DIMMING CASAMBI DRIVER	WITH CUSTOM BRONZE FINISH, 208V POWER SUPPLY, UL-WET RATED	1	
AT01.2	ERCO	33414.023 - 3000K - FLOOD	TESIS SERIES IN-GROUND TREE UPLIGHT, FLOOD OPTICS	3000K	600 lm	LED	208 V	6 VA	ELV DIMMING CASAMBI DRIVER	WITH CUSTOM FINISH, UL-WET RATED, TAMPER-RESISTANT, IMPACT-RESISTANT	127	
AT02.2	BK LIGHTING	HU - LED - TR - X110 - FL - CUSTOM FIN - 9 - 11 - 1 - 010 - TE; WITH PP - A18 - CUSTOM FIN	HUME SERIES TREE UPLIGHT, 43 DEG OPTICS	3000K	1200 lm	LED	120 V	36 VA	ON/OFF CASAMBI DRIVER	WITH SNOOT, HONEYCOMB LOUVER, CUSTOM FINISH, POWER PIPES, STAKES, UL-WET RATED TAMPER-RESISTANT	16	
AT02.2R	BK LIGHTING	HU - LED - TR - X110 - FL - CUSTOM FIN - 9 - 11 - 1 - 010 - TE; WITH PP - A18 - CUSTOM FIN	HUME SERIES TREE UPLIGHT, 43 DEG OPTICS	3000K	1200 lm	LED	120 V	36 VA	ON/OFF CASAMBI DRIVER	FIXTURE AT02.2R IS REUSED AT02.2 IN THE INTERIM PHASE SCHEDULE .	12	
AU01.2	ERCO	33472.099 - CUSTOM 2700K - WW	TESIS SERIES IN-GROUND STATUE UPLIGHT, SYMMETRIC WALL WASH OPTICS	2700K	800 lm	LED	208 V	8 VA	ON/OFF CASAMBI DRIVER	WITH SNOOT, HONEYCOMB LOUVER, CUSTOM FINISH, POWER PIPES, STAKES, UL-WET RATED TAMPER-RESISTANT	1	
AU05.2	WE-EF	131-0226 - ASYM - 3000K - CUSTOM FIN	SLS410 SERIES COLUMN MOUNTED UPLIGHT, ASSYMETRIC OPTICS	3000K	1100 lm	LED	208 V	11 VA	0-10V DIMMING CASAMBI DRIVER	WITH 30W IP65 WET-RATED 96W 208V POWER SUPPLY AND DRAINAGE PIPE, UL-WET RATED, TAMPER-RESISTANT, IMPACT-RESISTANT	14	

NOTES:
1. REFER TO SPECIFICATION SECTION 265600 & 260943 FOR ADDITIONAL INFORMATION.
2. QUANTITIES SHOWN DO NOT INCLUDE ANY SPARE COMPONENTS OR SECONDARY STOCK WHICH MAY BE NEEDED FOR COMPLETE INSTALLATION.
3. QUANTITIES SHOWN DO NOT INCLUDE ANY LUMINAIRES REQUIRED FOR MOCKUP PURPOSES.
4. QUANTITIES SHOWN DO NOT DEFINE DRIVERS BREAKDOWNS.
5. IT IS THE RESPONSIBILITY OF CONTRACTOR TO VERIFY FINAL QUANTITY OF FIXTURES, DRIVERS, AND ALL ACCESSORIES NEEDED FOR COMPLETE INSTALLATION.

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	01/20/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 12/21/2022
ENGINEER / DESIGNER: ANNA HUNTLEY
ENGINEER LICENSE NUMBER: 140043 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
ELECTRICAL - SCHEDULES

Scale
12" = 1'-0"

E0.11

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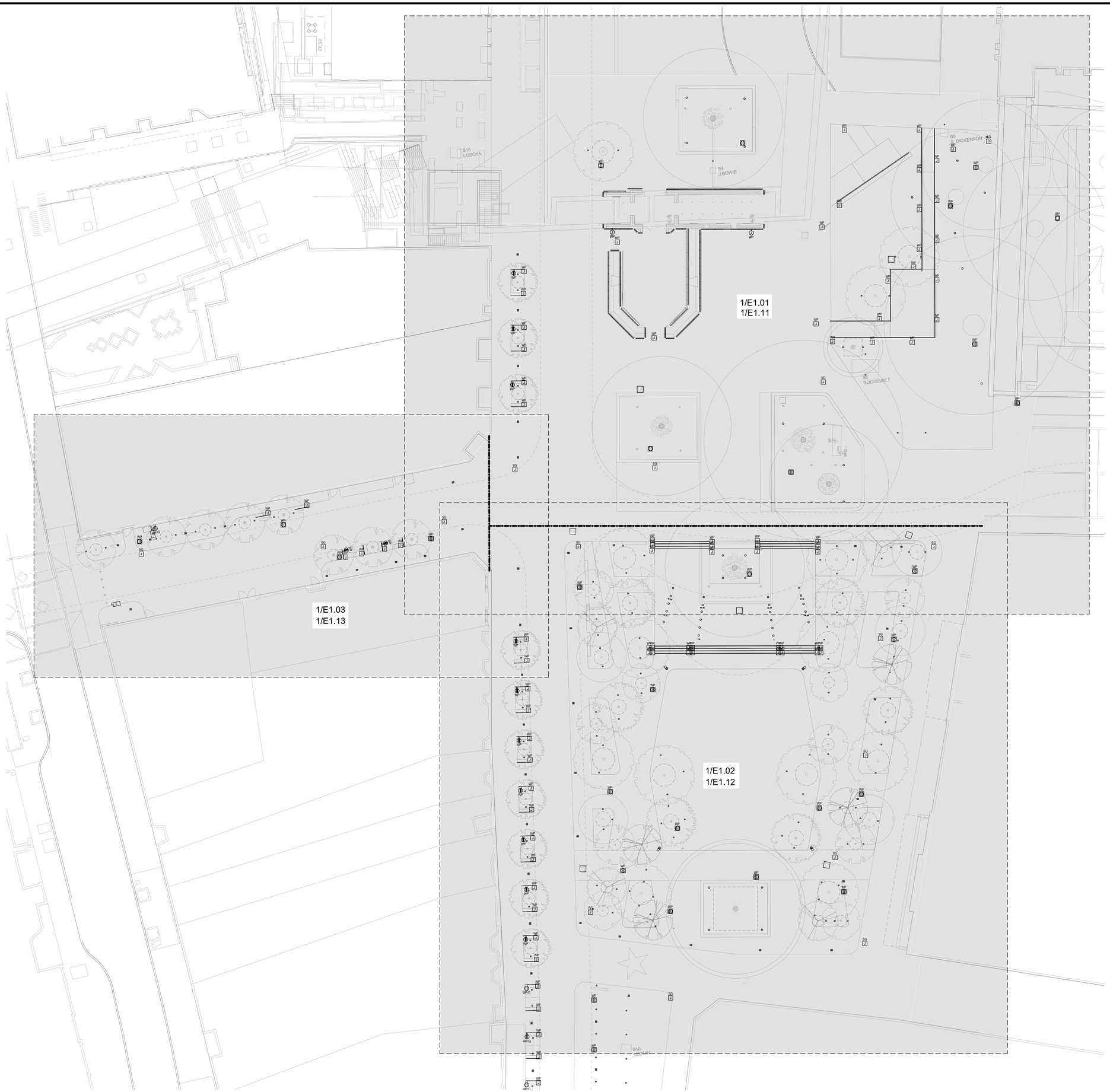

1 2A2B FULL BUILD - ORIENETATION PLAN
1/16" = 1'-0"

N
0' 8' 16' 32'
SCALE: 1/16" = 1'-0"

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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
ELECTRICAL - ORIENTATION PLAN

Scale
1/16" = 1'-0"

E1.00

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1 2A2B FULL BUILD - DEMOLITION PLAN - GATE & LUNETTE

0 5' 10' 20' N

SCALE: 1" = 10'-0"

SHEET NOTES

1. REFER TO CIVIL AND ARCHITECTURAL DRAWINGS FOR EXISTING ELECTRICAL INFRASTRUCTURE LOCATIONS AND ADDITIONAL INFORMATION REGARDING SCOPE OF DEMOLITION.
2. CONTRACTOR SHALL COMPLETE SITE INVESTIGATION FOR ALL AREAS AFFECTED BY REMOVAL AND RELOCATION OF EXISTING LIGHTING AND ELECTRICAL DEVICES. OBTAIN AND STUDY AS-BUILT DRAWINGS FOR THIS AREA AND TRACE ALL EXISTING LIGHTING CIRCUITS BACK TO THE SOURCE.
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6. CONTRACTOR SHALL UPDATE ALL AFFECTED PANEL SCHEDULES UPON COMPLETION OF PROJECT. SCHEDULES SHALL BE TYPED, PEN/PENCIL SCHEDULES ARE NOT ACCEPTABLE.

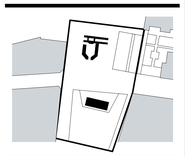
KEY NOTES

1 REMOVE AND STORE AWAY EXISTING LIGHTING FIXTURES. PROTECT REMOVED LIGHTING FIXTURES TO BE REUSED IN NEW CONSTRUCTION IN THIS PHASE.

2 EXISTING LIGHTING TO REMAIN

3 ALL OVERHEAD LIGHTING WITHIN MISSION GATE TO REMAIN. ALL UG LIGHTING TO BE REMOVED AND STORED AWAY. PROTECT REMOVED LIGHTING FIXTURES TO BE REUSED IN NEW CONSTRUCTION IN THIS PHASE.

KEY PLAN



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ENGINEER / DESIGNER: ANNA HUNTLEY
ENGINEER LICENSE NUMBER: 140043 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
ELECTRICAL - DEMOLITION PLAN - GATE & LUNETTE

Scale
As indicated

E1.01

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1 2A2B FULL BUILD - DEMOLITION PLAN - PAVILION

0 5 10 20'
SCALE: 1" = 10'-0"

N

SHEET NOTES

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KEY NOTES

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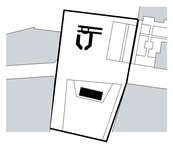
KEY PLAN



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ENGINEER LICENSE NUMBER: 140043 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

ELECTRICAL - DEMOLITION PLAN - PAVILION

Scale

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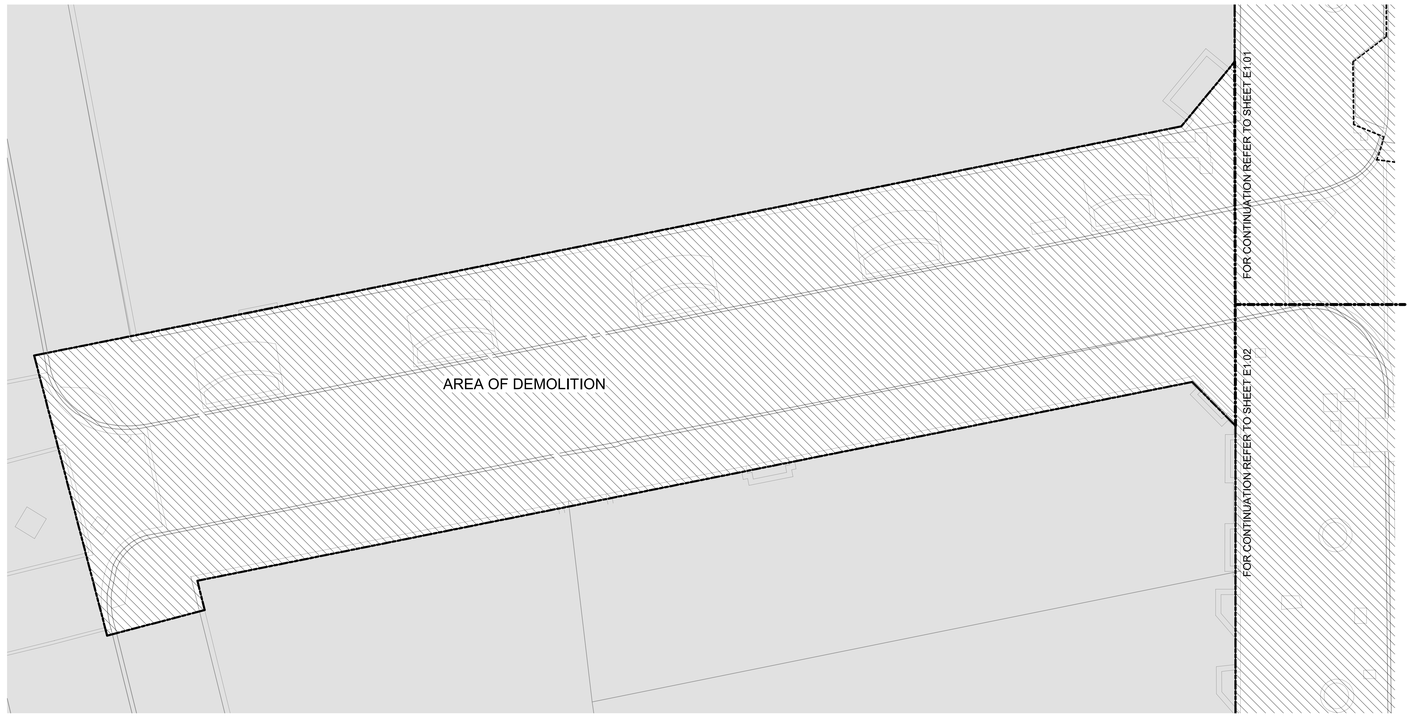

1 2A2B FULL BUILD - DEMOLITION PLAN - CROCKETT

0 5' 10' 20'
SCALE: 1" = 10'-0"

N

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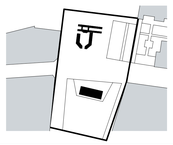
KEY NOTES

KEY PLAN



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△	Date	Description
	11/03/2022	100% SCHEMATIC DESIGN
	12/12/2022	50% DESIGN DEVELOPMENT
	01/20/2023	100% DESIGN DEVELOPMENT

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ISSUED DATE: 12/21/2022
ENGINEER / DESIGNER: ANNA HUNTLEY
ENGINEER LICENSE NUMBER: 140043 (TEXAS)

Project Name

ALAMO PLAZA PHASE 2

Project Number

122.0076.000

Description

ELECTRICAL - DEMOLITION PLAN - CROCKETT

Scale

As indicated

E1.03

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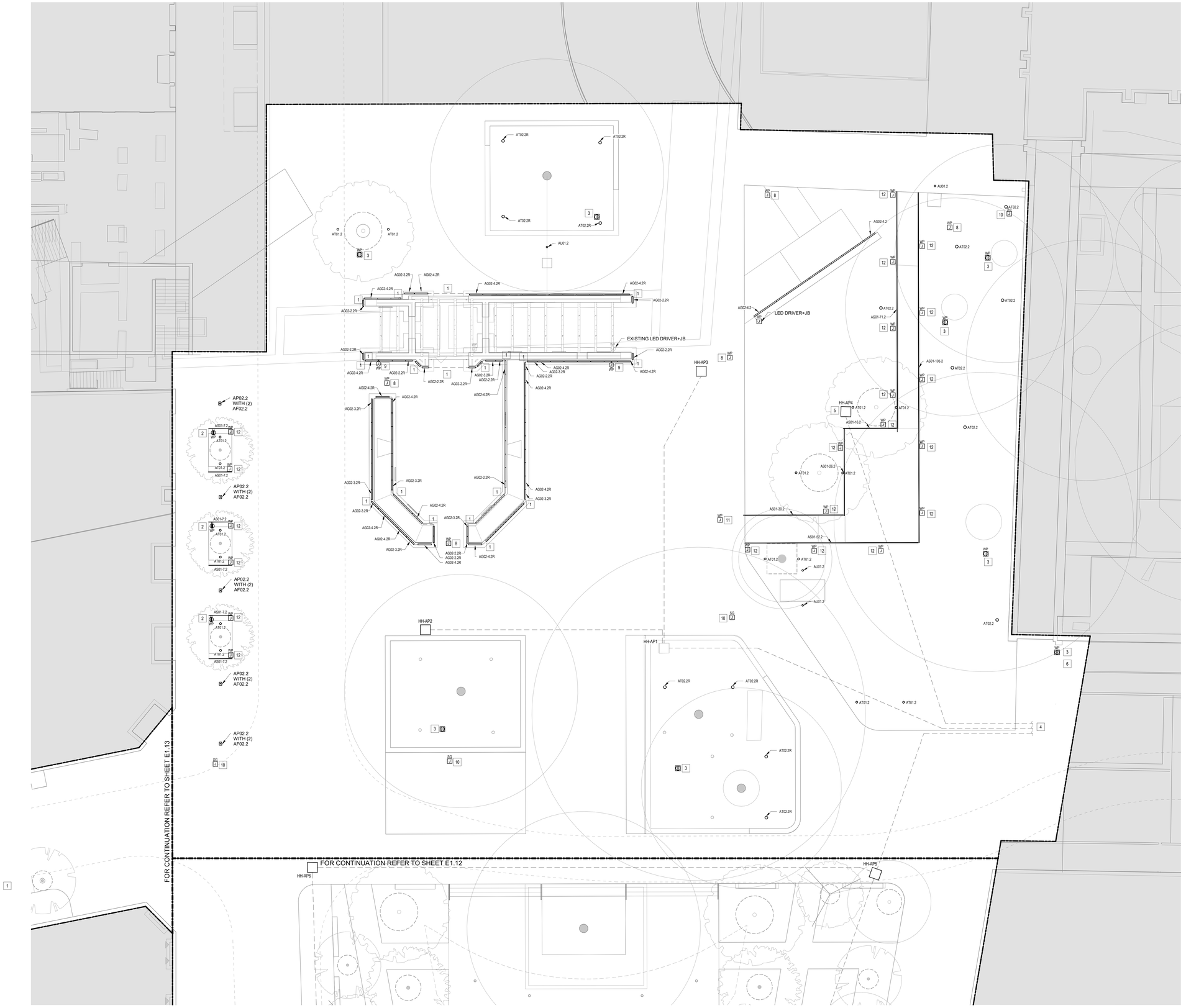


1 2A2B FULL BUILD - ELECTRICAL PLAN - GATE & LUNETTE

SCALE: 1" = 10'-0"

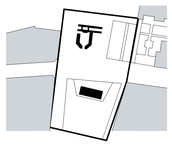
SHEET NOTES

1. REFER TO LANDSCAPE ARCHITECT DRAWINGS FOR EXACT LOCATIONS, MOUNTING AND SUPPORT REQUIRTEMENT OF ALL DEVICES AND LIGHTING FIXTURES PRIOR TO INSTALLATION.
2. COORDINATE LIGHTING FIXTURE WITH SPECIFICATION 265600 - SITE LIGHTING.
3. WHERE REQUIRED ALL SPLICING TO BE DONE IN THE PULL BOX. CONTRACTOR TO PROVIDE WATERPROOF SPLICING KIT.
4. ALL LIGHTING FIXTURES AND SMALL POWER TO BE CIRCUITED TO EXISTING PANEL PP-SITE UNLESS OTHERWISE NOTED. CONTRACTOR TO OBTAIN AS BUILD DOCUMENTS FOR ALAMO SITE PHASE 1 WORK FOR REFERENCE.
5. ALL EXTERIOR EQUIPMENT AND DEVICES TO BE GFCI PROTECTED AND OUTDOOR RATED AS REQUIRED.
6. CONTRACTOR TO COORDINATE INSTALLATION OF ALL SITE CONDUITS WITH CIVIL ENGINEER AND WITH THE INSTALLATION OF ALL PAVING AND/OR CONCRETE SLABS. CONDUITS TO BE LOCATED OUTSIDE OF TREE ROOT ZONES. REFER TO LANDSCAPE DRAWINGS FOR TREE ROOT ZONES LOCATIONS. ALL CONDUIT TO BE ROUTED AT OR BELOW NEC REQUIRED DEPTH.
7. ALL LIGHTING SHALL BE ROUTED THROUGH LIGHTING CONTROLS FOR TIME-OF-DAY CONTROL. LIGHTING CONTROL SHALL MEET THE REQUIREMENTS OF IECC AND OTHER APPLICABLE LOCAL CODES.
8. ALL LIGHTING TO BE FED FROM EXISTING PANEL 'PP-SITE' LOCATED IN PHASE 1 ELECTRICAL ENCLOSURE AS REQUIRED.
9. CONDUIT ROUTING SHOWN IN DRAWING IS DIAGRAMMATIC IN NATURE. CONTRACTOR TO COORDINATE ROUTING OF CONDUIT BETWEEN TRADES PRIOR TO ANY WORK.

KEY NOTES

1. PROVIDE 1 1/2" PVC SCHEDULE 40 CONDUIT FOR JUMPER CABLE CONNECTOR TO BE INSTALLED BETWEEN FIXTURES. REFER TO AG TYPE FIXTURE INSTALLATION INSTRUCTIONS FOR MORE DETAILS.
2. PROVIDE WEATHERPROOF GFCI RECEPTACLE INTEGRATED INTO BENCH. RECEPTACLE TO HAVE A LOCKED IN USE COVER. DETAILS OF EXACT ELEVATION AND RECEPTACLE MOUNTING TO BE COORDINATE WITH LANDSCAPE DRAWINGS.
3. PROVIDE LEGRAND WIREMOLD OUTDOOR GROUND BOX OR APPROVED EQUAL WITH GFCI PROTECTION TO BE PROVIDED UPSTREAM AT THE PANEL. UG BOX TO HAVE TAMPER RESISTANT LOCKABLE IN USE COVER. DETAILS OF EXACT LOCATIONS TO BE COORDINATED WITH LANDSCAPE DRAWINGS.
4. APPROXIMATE LOCATION OF (4) 2" CONDUIT STUB-OUTS FROM PHASE 1 ELECTRICAL ENCLOSURE LOCATED BEHIND TEDDY ROOSEVELT STATURE. CONTRACTOR TO LOCATE UG CONDUIT STUB OUTS AND EXTEND (1) 2" CONDUIT TO EXISTING UNDERGROUND PULL BOX HH-PLAZA. ADDITIONAL (3) 2" CONDUITS TO BE EXTENDED TO CORRESPONDING PULL BOXES THROUGHOUT THE SITE. CONDUIT ROUTING AND CIRCUITING TO BE DEFINED FURTHER AS DESIGN PROGRESSES.
5. POWER FOR EVENT BOOTH. LOCATION REQUIREMENTS TO BE COORDINATED WITH LANDSCAPE ARCHITECT.
6. EXISTING STUB UP FOR CHRISTMAS TREE. IF CHRISTMAS TREE TO BE EXTENDED TO NEW CHRISTMAS TREE.
7. PROVIDE 20A,120V POWER WITH GFCI BREAKER FOR EXISTING UNDERGROUND FLOORBOX WITH DUPLEX RECEPTACLE.
8. POWER FOR RFID VENUE INTEL CONNECTION. COORDINATE EXACT LOCATION AND REQUIREMENTS PRIOR TO ROUGH-IN.
9. PROVIDE POWER FOR BACKLIT SIGNAGE. UTILIZE BACK BOX AND EXTEND THE CONDUIT INSTALLED IN INTERIM PHASE.
10. PROVIDE (1) 1"C FOR SIGNAGE POWER CONNECTION. COORDINATE EXACT LOCATION AND REQUIREMENTS PRIOR TO ROUGH-IN.
11. PROVIDE (1) 1"C FOR POWER FOR TICKETING KIOSK. COORDINATE EXACT LOCATION AND REQUIREMENTS PRIOR TO ROUGH-IN.
12. PROVIDE WEATHER-PROOF JUNCTION BOX FOR LINEAR LED LIGHTING POWER SUPPLY CONNECTION. COORDINATE EXACT LOCATION AND REQUIREMENTS PRIOR TO ROUGH-IN.

KEY PLAN



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ENGINEER LICENSE NUMBER: 140043 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
ELECTRICAL - ELECTRICAL PLAN - GATE & LUNETTE

Scale
As indicated

E1.11

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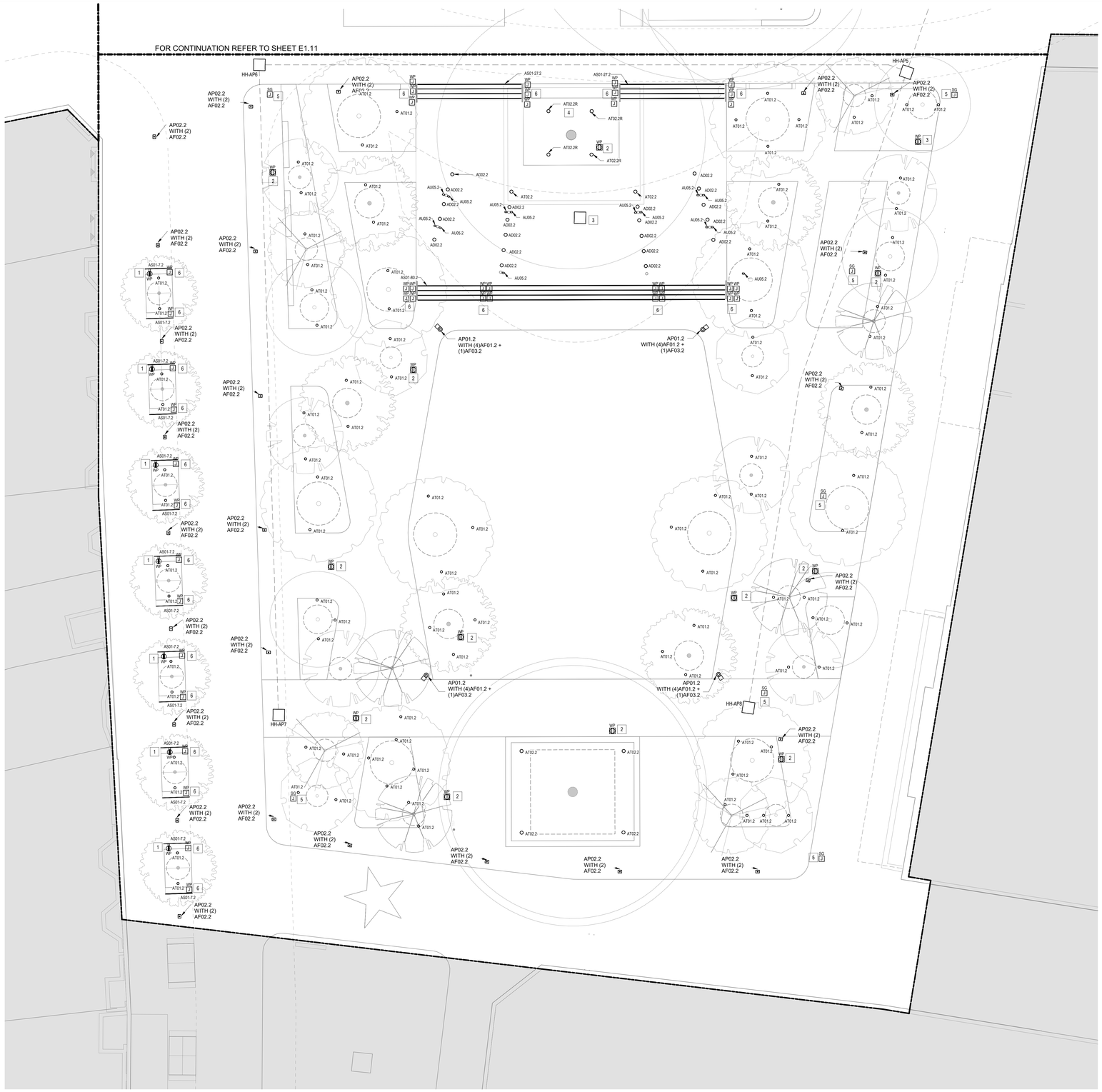


1 2A2B FULL BUILD - ELECTRICAL PLAN - PAVILION

SCALE: 1" = 10'-0"

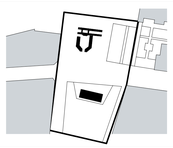
SHEET NOTES

1. REFER TO LANDSCAPE ARCHITECT DRAWINGS FOR EXACT LOCATIONS, MOUNTING AND SUPPORT REQUIRTEMENT OF ALL DEVICES AND LIGHTING FIXTURES PRIOR TO INSTALLATION.
2. COORDINATE LIGHTING FIXTURE WITH SPECIFICATION 265600 - SITE LIGHTING.
3. WHERE REQUIRED ALL SPLICING TO BE DONE IN THE PULL BOX. CONTRACTOR TO PROVIDE WATERPROOF SPLICING KIT.
4. ALL LIGHTING FIXTURES AND SMALL POWER TO BE CIRCUITED TO EXISTING PANEL PP-SITE UNLESS OTHERWISE NOTED. CONTRACTOR TO OBTAIN AS BUILD DOCUMENTS FOR ALAMO SITE PHASE 1 WORK FOR REFERENCE.
5. ALL EXTERIOR EQUIPMENT AND DEVICES TO BE GFCI PROTECTED AND OUTDOOR RATED AS REQUIRED.
6. CONTRACTOR TO COORDINATE INSTALLATION OF ALL SITE CONDUITS WITH CIVIL ENGINEER AND WITH THE INSTALLATION OF ALL PAVING AND/OR CONCRETE SLABS. CONDUITS TO BE LOCATED OUTSIDE OF TREE ROOT ZONES. REFER TO LANDSCAPE DRAWINGS FOR TREE ROOT ZONES LOCATIONS. ALL CONDUIT TO BE ROUTED AT OR BELOW NEC REQUIRED DEPTH.
7. ALL LIGHTING SHALL BE ROUTED THROUGH LIGHTING CONTROLS FOR TIME-OF-DAY CONTROL. LIGHTING CONTROL SHALL MEET THE REQUIREMENTS OF IECC AND OTHER APPLICABLE LOCAL CODES.
8. ALL LIGHTING TO BE FED FROM EXISTING PANEL 'PP-SITE' LOCATED IN PHASE 1 ELECTRICAL ENCLOSURE AS REQUIRED.
9. CONDUIT ROUTING SHOWN IN DRAWING IS DIAGRAMMATIC IN NATURE. CONTRACTOR TO COORDINATE ROUTING OF CONDUIT BETWEEN TRADES PRIOR TO ANY WORK.

KEY NOTES

1. PROVIDE WEATHERPROOF GFCI RECEPTACLE INTEGRATED INTO BENCH. RECEPTACLE TO HAVE A LOCKED IN USE COVER. DETAILS OF EXACT ELEVATION AND RECEPTACLE MOUNTING TO BE COORDINATE WITH LANDSCAPE DRAWINGS.
2. PROVIDE LEGRAND WIREMOLD OUTDOOR GROUND BOX OR APPROVED EQUAL WITH GFCI DUPLEX RECEPTACLE. UG BOX TO HAVE A LOCKED IN USE COVER. DETAILS OF EXACT LOCATIONS TO BE COORDINATE WITH LANDSCAPE DRAWINGS.
3. POWER FOR EVENT POWER. LOCATION TO BE COORDINATED WITH LANDSCAPE ARCHITECT. CONTRACTOR TO EXTEND EXISTING EVENT POWER FROM EXISTING PHASE 1 ENCLOSURE TO THE NEW COORDINATED LOCATION.
4. CONTRUCTOR TO REINSTALL TREE UPLIGHT AS INDICATED. THIS FIXTURE TO MATCH FIXTURE TYPE AT02.2. REFERENCE LIGHTING FIXTURE SCHEDULE ON E0.11 FOR FIXTURE SPECIFICATION.
5. PROVIDE (1) 1"C FOR SIGNAGE POWER CONNECTION. COORDINATE EXACT LOCATION AND REQUIREMENTS PRIOR TO ROUGH-IN.
6. PROVIDE WEATHER-PROOF JUNCTION BOX FOR LINEAR LED LIGHTING POWER SUPPLY CONNECTION. COORDINATE EXACT LOCATION AND REQUIREMENT PRIOR TO ROUGH-IN.

KEY PLAN



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ENGINEER LICENSE NUMBER: 140043 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
ELECTRICAL - ELECTRICAL PLAN - PAVILION

Scale
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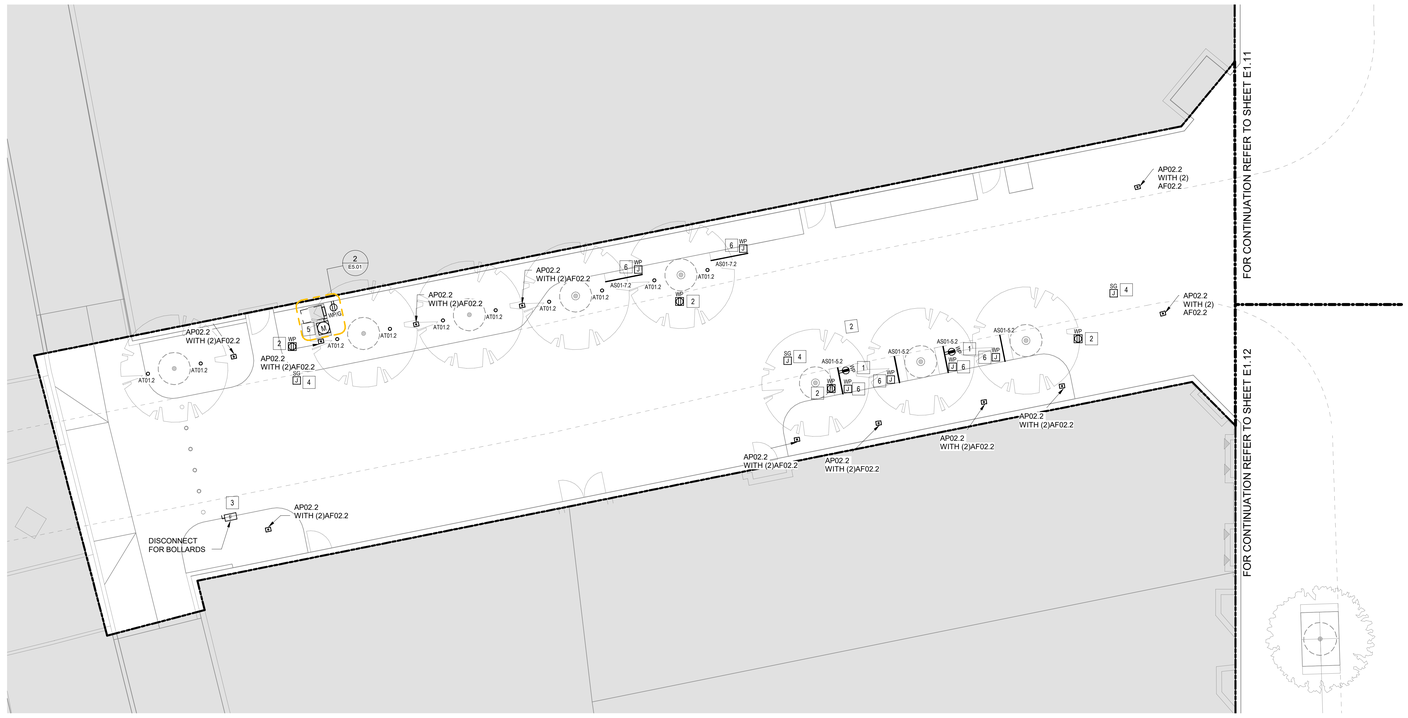

1 2A2B FULL BUILD - ELECTRICAL PLAN - CROCKETT

SCALE: 1" = 10'-0"

SHEET NOTES

1. REFER TO LANDSCAPE ARCHITECT DRAWINGS FOR EXACT LOCATIONS, MOUNTING AND SUPPORT REQUIRTEMENT OF ALL DEVICES AND LIGHTING FIXTURES PRIOR TO INSTALLATION.
2. COORDINATE LIGHTING FIXTURE WITH SPECIFICATION 265600 - SITE LIGHTING.
3. WHERE REQUIRED ALL SPLICING TO BE DONE IN THE PULL BOX. CONTRACTOR TO PROVIDE WATERPROOF SPLICING KIT.
4. ALL LIGHTING FIXTURES AND SMALL POWER TO BE CIRCUITED FROM NEW PANEL PP-EC.
5. ALL EXTERIOR EQUIPMENT AND DEVICES TO BE GFCI PROTECTED AND OUTDOOR RATED AS REQUIRED.
6. CONTRACTOR TO COORDINATE INSTALLATION OF ALL SITE CONDUITS WITH CIVIL ENGINEER AND WITH THE INSTALLATION OF ALL PAVING AND/OR CONCRETE SLABS. CONDUITS TO BE LOCATED OUTSIDE OF TREE ROOT ZONES. REFER TO LANDSCAPE DRAWINGS FOR TREE ROOT ZONES LOCATIONS. ALL CONDUIT TO BE ROUTED AT OR BELOW NEC REQUIRED DEPTH.
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KEY NOTES

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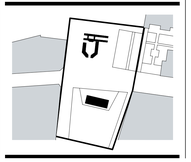
2. PROVIDE LEGRAND WIREMOLD OUTDOOR GROUND BOX OR APPROVED EQUAL WITH GFCI DUPLEX RECEPTACLE. UG BOX TO HAVE A LOCKED IN USE COVER. DETAILS OF EXACT LOCATIONS TO BE COORDINATED WITH LANDSCAPE DRAWINGS.
3. 30A/1P/208V DISCONNECT FOR STREET BOLLARDS. COORDINATE EXACT POWER REQUIREMENTS AND LOCATION PRIOR TO ANY WORK.
4. PROVIDE (1) 1"C FOR SIGNAGE POWER CONNECTION. COORDINATE EXACT LOCATION AND REQUIREMENTS PRIOR TO ROUGH-IN.
5. NEW SERVICE IN A NEMA-4X ENCLOSURE.
6. PROVIDE WEATHER-PROOF JUNCTION BOX FOR LINEAR LED LIGHTING POWER SUPPLY CONNECTION. COORDINATE EXACT LOCATION AND REQUIREMENTS PRIOR TO ROUGH-IN.

KEY PLAN



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ENGINEER LICENSE NUMBER: 140043 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
ELECTRICAL - ELECTRICAL PLAN - CROCKETT

Scale
As indicated

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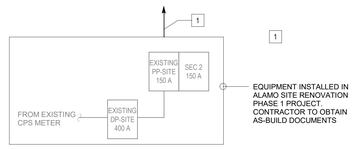
LOAD ANALYSIS - ALAMO SITE - PHASE 2A/2B FULL BUILT				
DESCRIPTION	CONN. LOAD (KVA)	DEMAND FACTOR	DEMAND LOAD (KVA)	NOTES
EXISTING PHASE 1 - PEAK DEMAND			TBD	
EXISTING PHASE 1 - CALCULATED DEMAND	14.8		14.8	
25%			3.7	
LIGHTING - INTERIM	4.0	1.25	4.9	
LIGHTING - ADDED FULL DESIGN	9.6	1.25	12.0	
RECEPTACLES(TREE POWER)	14.5	1.00	14.5	
IRRIGATION	0.5	1.00	0.5	
SIGNAGE	14.0	1.00	14.0	1KW ASSUMED PER SIGNANGE
EVENT BOOTH	15.0	1.00	15.0	
EVENT POWER	15.0	1.00	15.0	ASSUME NEAR SHADE STRUCTURE
FUTURE CHRISTMAS TREE (LOCATION RFID)	15.0	1.00	15.0	
POWER	2.5	1.00	2.5	0.5KW ASSUMED PER RFID
TOTAL ADDED LOAD AT PHASE 2A/2B	90.1		93.4	
TOTAL LOAD AT PHASE 1 **(KVA)**:	104.9		111.9	
TOTAL LOAD (A@208V):			311.1	
EXISTING SERVICE OF PHASE 1 IS 320A@208V CAN SUPPORT ADDED PHASE 2A/2B LOAD				

LOAD ANALYSIS - ALAMO SITE - PHASE 2A/2B E CROCKETT				
DESCRIPTION	CONN. LOAD (KVA)	DEMAND FACTOR	DEMAND LOAD (KVA)	NOTES
LIGHTING	0.7	1.25	0.9	
TREE POWER	2.0	1.00	2.0	
HPU BOLLARDS	5.0	1.00	5.0	NON-CONTINUOUS LOAD
SIGNAGE	3.0	1.00	3.0	1KW ASSUMED PER SIGNANGE
CONVENIENT OUTLET	0.2	1.00	0.2	
TOTAL ADDED LOAD (KVA):	10.9		11.1	
TOTAL LOAD (A@208V):			30.7	



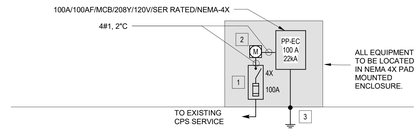
1 PHASE 1 EXISTING SINGLE LINE DIAGRAM
NTS

KEYNOTES: SINGLE LINE DIAGRAM

1 CPS ENERGY FURNISHED WEATHERPROOF METER. CONTRACTOR TO PROVIDE GRID TIED DISCONNECT ON THE PRIMARY SIDE OF THE CPS METER. CONTRACTOR TO CONFIRM AVAILABLE FAULT CURRENT RATING FROM CPS UTILITY. EXTERNAL METER AND METERING CT ENCLOSURE TO BE INSTALLED AS PER FIGURE 1100.1 IN CPS ENERGY STANDARDS.

2 CPS METER.

3 GROUNDING PER NEC.



2 SINGLE LINE DIAGRAM - CROCKETT
12" = 1'-0"

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ALAMO PLAZA PHASE 2

Project Number
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Description
ELECTRICAL - DIAGRAMS, PART PLANS

Scale
12" = 1'-0"

E5.01

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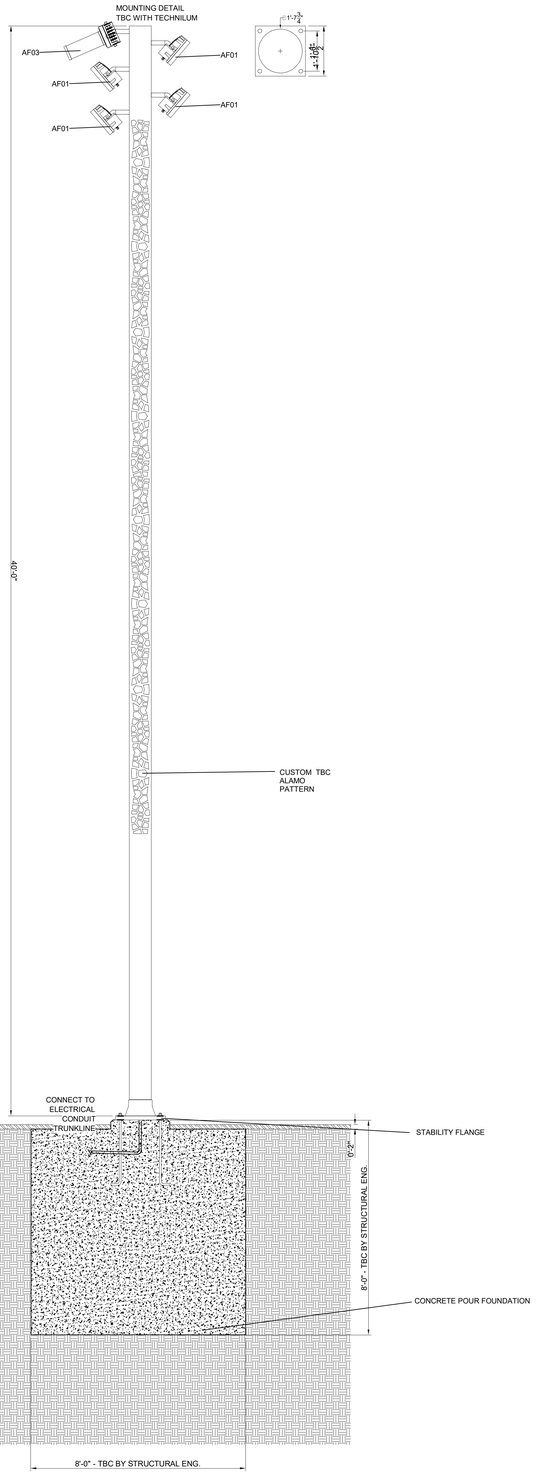
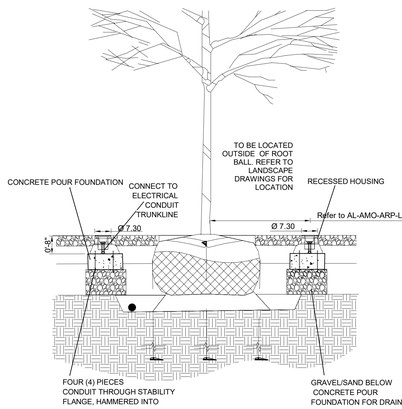
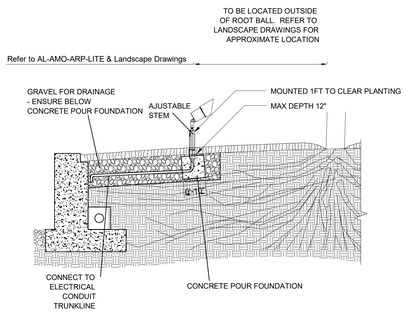


1 AP01_POLE FOR FLOODLIGHTS



2 AT02_TREE UPLIGHT



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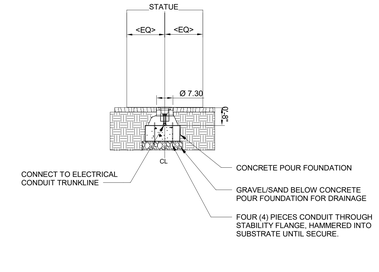

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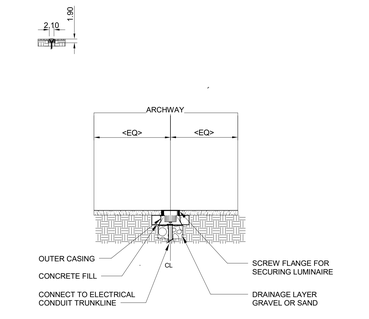

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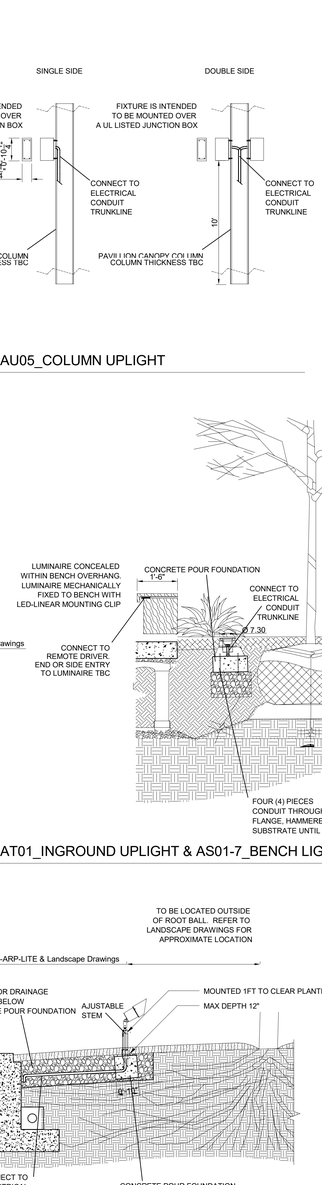
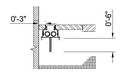
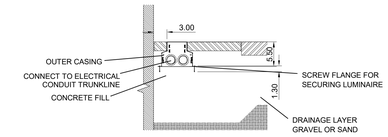


6 AT01_INGROUND UPLIGHT

7 AT01_INGROUND UPLIGHT & AS01-7_BENCH LIGHTING



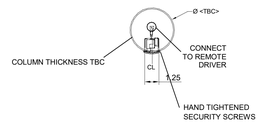
TO SCALE



2:1 SCALE

8 AD02_DOWNLIGHT

TO SCALE



4:1 SCALE

9 AP02_POLE WITH INTEGRAL DOWNLIGHT

10 AU05_COLUMN UPLIGHT

11 AG02_INGROUND UPLIGHT

12 AD01_DOWNLIGHT

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ISSUED DATE: 12/21/2022
ENGINEER / DESIGNER: ANNA HUNTLEY
ENGINEER LICENSE NUMBER: 140043 (TEXAS)

Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
ELECTRICAL - DETAILS

Scale
1/2" = 1'-0"

E6.01

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GENERAL NOTES

GENERAL CONTRACTOR/CONSTRUCTION MANAGER NOTES:

1.) GENERAL CONTRACTOR/CONSTRUCTION MANAGER IS RESPONSIBLE TO ENSURE THAT ALL DIVISIONS AND TRADES ARE AWARE OF WORK REQUIRED TO SUPPORT THE INSTALLATION OF RELATED SYSTEMS AND SUB-SYSTEMS. CONTRACTORS ARE RESPONSIBLE TO REVIEW ALL RELATED SPECIFICATIONS AND DRAWINGS.

2.) CONDUITS SHOWN ON COMMUNICATIONS DRAWINGS ARE FOR COORDINATION. ELECTRICAL DRAWINGS AND SPECIFICATIONS. COORDINATE ROUTE WITH ELECTRICAL DRAWINGS IN AN EFFORT TO MINIMIZE TRENCHING

ELECTRICAL CONTRACTOR NOTES:

1.) THE ELECTRICAL CONTRACTOR SHALL FURNISH AND PROVIDE THE FOLLOWING FOR COMMUNICATIONS CABLING: CONDUIT, SLEEVES, PULL BOXES AND/OR HANDHOLES REFER TO THE ELECTRICAL AND COMMUNICATIONS DETAIL DRAWINGS.

   A.) STANDARD DATA SERVICE BOXES FOR COMMUNICATIONS SHALL BE A FLUSH 4" SQ WEATHERPROOF BOX (2⅛" MIN) AND A 1"ø CONDUIT.

   B.) FLOOR BOXES FOR DATA, AND POWER SHALL HAVE ONE(1) 1"ø CONDUITS PROVIDED FOR COMMUNICATIONS IN ADDITION TO POWER AND AV REQUIREMENTS.

   C.) BOXES FOR WIRELESS DEVICES SHALL BE A 4"SQ WEATHERPROOF BOX (2⅛" MIN) (TYP).

2.) CONTRACTOR SHALL PROVIDE RACEWAY INSTALLATION IN A MANNER THAT WILL PROTECT ALL DATA CABLING FROM MECHANICAL DAMAGE. INSTALL CONDUITS FOR COMMUNICATIONS WITH LONG RADIUS BENDS, BUSHED ENDS THAT ARE GROUNDED AND BONDED AS PER CODES AND STANDARDS.

3.) CONTRACTOR SHALL COORDINATE WITH THE GENERAL CONTRACTOR AND COMMUNICATIONS TRADE ON CONDUIT ROUTING FOR COMMUNICATIONS CABLES PRIOR TO INSTALLATION OF PATHWAYS TO ENSURE CABLE PATHWAYS DO NOT CAUSE CABLE LENGTHS TO EXCEED MAXIMUM DISTANCES.

4.) CONTRACTOR SHALL INSTALL A TIED OFF NYLON PULL STRING IN ALL CONDUITS.

5.) CONDUITS SHALL NOT EXCEED 180° OF BENDS BETWEEN PULL POINTS. INSTALL PERMANENTLY ACCESSIBLE PULL BOXES AS REQUIRED TO MEET THIS REQUIREMENT. DO NOT CHANGE DIRECTION OR BEND WITHIN A JUNCTION BOX OR PULL BOX.

6.) GROUNDING AND BONDING:

   A.) BUILDING GROUNDING SYSTEM BY ELECTRICAL CONTRACTOR.

   B.) ALL PATHWAYS INSTALLED FOR COMMUNICATIONS SHALL BE BONDED TO COMMUNICATION GROUND BUS BARS.

   C.) REFER TO ELECTRICAL SERIES DRAWINGS AND SPECIFICATIONS FOR OTHER COMMUNICATION GROUNDING REQUIREMENTS AND INFO ON INSTALLATION OF MATERIALS AND HARDWARE.

   D.) BUS BARS SHALL BE PRE-DRILLED WITH STANDARD NEMA BOLT HOLE SIZING & SPACING FOR CONNECTIONS OF THE BONDING CONDUCTORS TO THE BUSBAR.

7.) IDENTIFICATION:

   A.) SPRAY ALL BOXES AND CONDUIT FOR COMMUNICATIONS WITH A DISTINCTIVE COLOR FOR EASY IDENTIFICATION. COLOR SHALL BE DIFFERENT FROM OTHER TRADES.

COMMUNICATION NOTES

1.) THE TELECOMMUNICATIONS CONTRACTOR SHALL REVIEW ALL CONSTRUCTION DOCUMENTS FOR RELATED SECTIONS, WHICH MAKE UP THE CONTRACT DOCUMENTS AND SHALL COORDINATE ALL COMMUNICATIONS WORK ON THE COMMUNICATIONS PLANS WITH ANY COMMUNICATIONS SECTIONS OF RELATED DRAWINGS AND SPECIFICATIONS.

   A.) STRUCTURED CABLING REQUIREMENTS FOR THE PROJECT ARE THE RESPONSIBILITY OF THE COMMUNICATIONS CABLING CONTRACTOR UNLESS OTHERWISE NOTED. COORDINATE WITH ALL TRADES THAT APPLY. REFER TO MEP, AUDIOVISUAL, AND SECURITY SHEETS FOR ADDITIONAL CABLING REQUIREMENTS.

2.) TELECOMMUNICATIONS CONTRACTOR, CABLING CONTRACTOR, OR COMMUNICATIONS CONTRACTOR SHALL HERE AFTER BE REFERRED TO AS CONTRACTOR UNLESS OTHERWISE NOTED.

3.) CONTRACTOR SHALL PROVIDE ALL MATERIALS, COMPONENTS, TOOLS, AND LABOR NECESSARY TO COMPLETE THIS INFRASTRUCTURE INSTALLATION.

4.) ALL COMMUNICATIONS CABLING PATHWAYS OUTSIDE OF COMMUNICATIONS ROOMS BY ELECTRICAL CONTRACTOR.

COMMUNICATIONS CABLING:

1.) PROVIDE ALL NECESSARY MEANS TO PROTECT ALL COPPER/FIBER CABLING AND JACK/PORTS FROM MECHANICAL DAMAGE AND DUST DURING CONSTRUCTION.

2.) CABLING CONTRACTOR RESPONSIBLE FOR FINAL CONNECTION, TERMINATION AND TESTING TO THE DATA OUTLETS IN LAB BENCHES AND MODULAR FURNITURE, INCLUSIVE OF PATCH CORD ROUTING.

3.) CABLING CONTRACTOR SHALL CONFIRM ALL CABLE LENGTHS PRIOR TO BID AND ROUGH-IN

GROUNDING AND BONDING:

1.) CONTRACTOR SHALL BOND ALL METALLIC COMPONENTS TO BUSBAR IN THE FOLLOWING MANNER:

   A.) BOND/STRAP ALL LADDER RACKS TO ADJACENT SECTIONS WITH A STRANDED BONDING COPPER CONDUCTOR. INSTALL A BONDING CONDUCTOR FROM BUSBAR TO LADDER RACKS.

   B.) BONDING SHALL BE IN AN APPROVED MANNER.

   C.) DISSIMILAR METALS BONDED TO EACH OTHER AND APT TO CORRODE IN NORMAL ENVIRONMENTAL CONDITIONS SHALL BE SEPARATED BY A CONDUCTIVE MATERIAL SPACER TO PREVENT CORROSION. REFER TO SPECIFICATIONS FOR OTHER GROUNDING REQUIREMENTS.

FIRESTOPPING:

1.) COORDINATE ANY AND ALL FIRESTOPPING WITH THE GENERAL CONTRACTOR BEFORE PROCEEDING WITH ANY WORK INVOLVING FIRESTOPPING.

2.) ALL FIRESTOPPING SHALL CONFORM TO THE SPECIFICATIONS AND RECOMMENDATIONS OF THERMAL AND MOISTURE PROTECTION ON FIRESTOPPING OF THROUGH PENETRATION SYSTEMS IN THE CONSTRUCTION SPECIFICATIONS DOCUMENT.

3.) SOLUTIONS AND SHOP DRAWINGS/SUBMITTALS FOR FIRE STOP MATERIALS AND SYSTEMS SHALL BE PRESENTED TO THE GENERAL CONTRACTOR FOR WRITTEN APPROVAL OF MATERIAL & SYSTEMS PRIOR TO PURCHASE AND INSTALLATION. ALL MATERIALS AND SYSTEMS SHALL BE COMPLETE, UL LISTED FOR INTENDED INSTALLATION, AND PROVIDE APPROPRIATE RATING AT THE COMPLETION OF JOB.

4.) SEAL ALL PENETRATIONS THROUGH FIRE-RATED BARRIERS (CONDUITS, SLEEVES, SLOTS, CHASES) CREATED BY OR MADE FOR OR ON THE BEHALF OF THE TELECOMMUNICATIONS CONTRACTOR TO PREVENT THE PASSAGE OF SMOKE, FIRE, TOXIC GAS, OR WATER THROUGH PENETRATIONS.

5.) CONTRACTOR SHALL PROVIDE TRAINING MANUALS WHICH INCLUDE INSTRUCTIONS ON METHODS OF ADDING OR REMOVING CABLING TO/FROM FIRESTOPPED SLEEVES AND CHASES.

6.) LAMINATE AND PERMANENTLY AFFIX TO EACH COMMUNICATIONS ROOM WALL ADJACENT TO CHASES THE FOLLOWING INFORMATION:

   A.) NAME OF MANUFACTURER OF FIRE STOP SYSTEM.

   B.) PART & MODEL NUMBERS OF SYSTEM AND ALL COMPONENTS.

   C.) PHONE NUMBERS OF MANUFACTURER'S CORPORATE HEADQUARTERS IN U.S. AND LOCAL DISTRIBUTOR'S NAME AND NUMBER.

LEGEND

- FB — FLOOR-BOX DATA INFORMATION OUTLET FOR A/V EQUIPMENT. NUMBER(#) DENOTES QUANTITY OF CABLES. REFER TO A/V DRAWINGS AND SPECIFICATIONS FOR EXACT PLACEMENT.
- FB — FLOOR POKE-THRU DATA INFORMATION OUTLET FOR A/V EQUIPMENT AND CONNECTIVITY. NUMBER(#) DENOTES QUANTITY OF CABLES. REFER TO A/V DRAWINGS AND SPECIFICATIONS FOR EXACT PLACEMENT.
- CB — CEILING DATA INFORMATION OUTLET FOR A/V PROJECTOR. NUMBER(#) DENOTES AMOUNT OF CABLES. REFER TO A/V DRAWINGS AND SPECIFICATIONS FOR EXACT PLACEMENT.
- WB — WALL DATA INFORMATION OUTLET FOR A/V EQUIPMENT. NUMBER(#) DENOTES QUANTITY OF CABLES. REFER TO A/V DRAWINGS AND SPECIFICATIONS FOR EXACT PLACEMENT.
- WAP — DATA OUTLET FOR WIRELESS ACCESS POINT (WAP) CONNECTIVITY.

ABBREVIATIONS

BAS:	BUILDING AUTOMATION SYSTEM
BET:	BUILDING ENTRANCE TERMINAL
DIV 01:	GENERAL REQUIREMENTS
DIV 07:	THERMAL & MOISTURE PROTECTION
DIV 23:	HEATING, VENTILATING, AND AIR-CONDITIONING
DIV 25:	INTEGRATED AUTOMATION
DIV 26:	ELECTRICAL
TR:	TELECOMMUNICATIONS ROOM
ER:	EQUIPMENT ROOM
TBB:	TELECOM BONDING BACKBONE
TBC:	TELECOM BONDING CONDUCTOR
SBB:	SECONDARY BONDING BUSBAR
TMBC:	TELECOM MAIN BONDING CONDUCTOR
PBB:	PRIMARY BONDING BUSBAR
TMH:	TELECOMMUNICATIONS MANHOLE
UTP:	UNSHIELDED TWISTED PAIR
WAP:	WIRELESS ACCESS POINT
SIM:	SIMILAR

DRAWING LIST

T0.001	LEGEND AND NOTES – COMMUNICATIONS
T0.110	FULL BUILD SITE PLAN – COMMUNICATIONS
T1.110	CONSTRUCTION PLAN – COMMUNICATIONS
T4.001	GENERAL DETAILS – COMMUNICATIONS

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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
LEGEND AND NOTES - COMMUNICATIONS

Scale
NO SCALE

T0.001

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Who: Joshua Soto
When: Feb 28, 2023 - 11:06am
Where: P:\Projects\2022\22-0076 Visitor Center and Museum-ASR Site Landscape Plan-CD\datacom-Communication\T0.001.dwg
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1 FULL BUILD SITE PLAN - COMMUNICATIONS
SCALE: 1/16" = 1'-0"

REF: /

GENERAL NOTES

1.) ALL OSP TELECOMMUNICATIONS CONDUITS SHALL BE SCHEDULE 40 OR SCHEDULE 80 RIGID NONMETALLIC CONDUIT, POLYVINYL CHLORIDE (PVC), AND MUST MEET THE REQUIREMENTS OF NEMA TC 6.

2.) ALL CONDUIT SECTIONS SHALL BE GLUED WITH PVC PIPE GLUE TO FORM A WATERTIGHT JOINT. SPACERS ARE REQUIRED TO MAINTAIN PROPER SEPARATION BETWEEN MULTIPLE CONDUITS IN A RUN.

3.) FACTORY-MANUFACTURED SWEEPS WHICH MEET ANSI/TIA-569-A BEND RADIUS REQUIREMENTS SHALL BE USED FOR ALL TELECOMMUNICATIONS CONDUIT. THE BEND RADIUS OF THE SWEEPS MUST BE A MINIMUM OF 10 TIMES THE INTERNAL CONDUIT DIAMETER. BENDING CONDUIT IN THE FIELD USING MANUAL OR MECHANICAL METHODS IS NOT ACCEPTABLE. STANDARD ELECTRICAL ELBOWS SHALL NOT BE USED.

4.) ALL OSP CONDUITS AND INNERDUCT, USED AND SPARE, SHALL BE PLUGGED WITH WATERTIGHT PLUGS AT BOTH ENDS TO PREVENT THE INTRUSION OF WATER, GASSES, AND RODENTS THROUGHOUT THE CONSTRUCTION PROJECT. ALL OSP CONDUITS SHALL HAVE QUARTER (1/4)-INCH POLYPROPYLENE PULL ROPES INSTALLED.

SHEET NOTES

(1) COMMUNICATIONS CONDUIT. (SIZE AS INDICATED ON LEGEND)

(2) NEMA RATED ENCLOSURE FOR COMBINED UTILITIES OF POWER, DATA AND AUDIO VISUAL. REFER TO ELECTRICAL DRAWINGS FOR DEVICE TYPE.

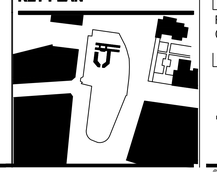
(3) CONDUIT AS IDENTIFIED FROM PULL BOX TO WITHIN FOOTING OF LIGHT POLE. CONDUITS WILL BE REQUIRED TO SUPPORT THE FUTURE NEED FOR:
- WIRELESS ACCESS POINTS
- SECURITY CAMERAS
- RFID/DIGITAL SIGNAGE

LEGEND

FB1 ONE(1) 1.25"ø PVC FOR LOW VOLTAGE DATA COLLOCATED WITH BOX FOR POWER.

FB2 ONE(1) 1.25"ø PVC FOR LOW VOLTAGE AUDIO VIDEO COLLOCATED WITH BOX FOR POWER.

KEY PLAN



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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
FULL BUILD SITE PLAN - COMMUNICATIONS

Scale
1/16" = 1'-0" Ref North

T0.110

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Who: Joshua Soto
When: Feb 28, 2023 - 11:07am
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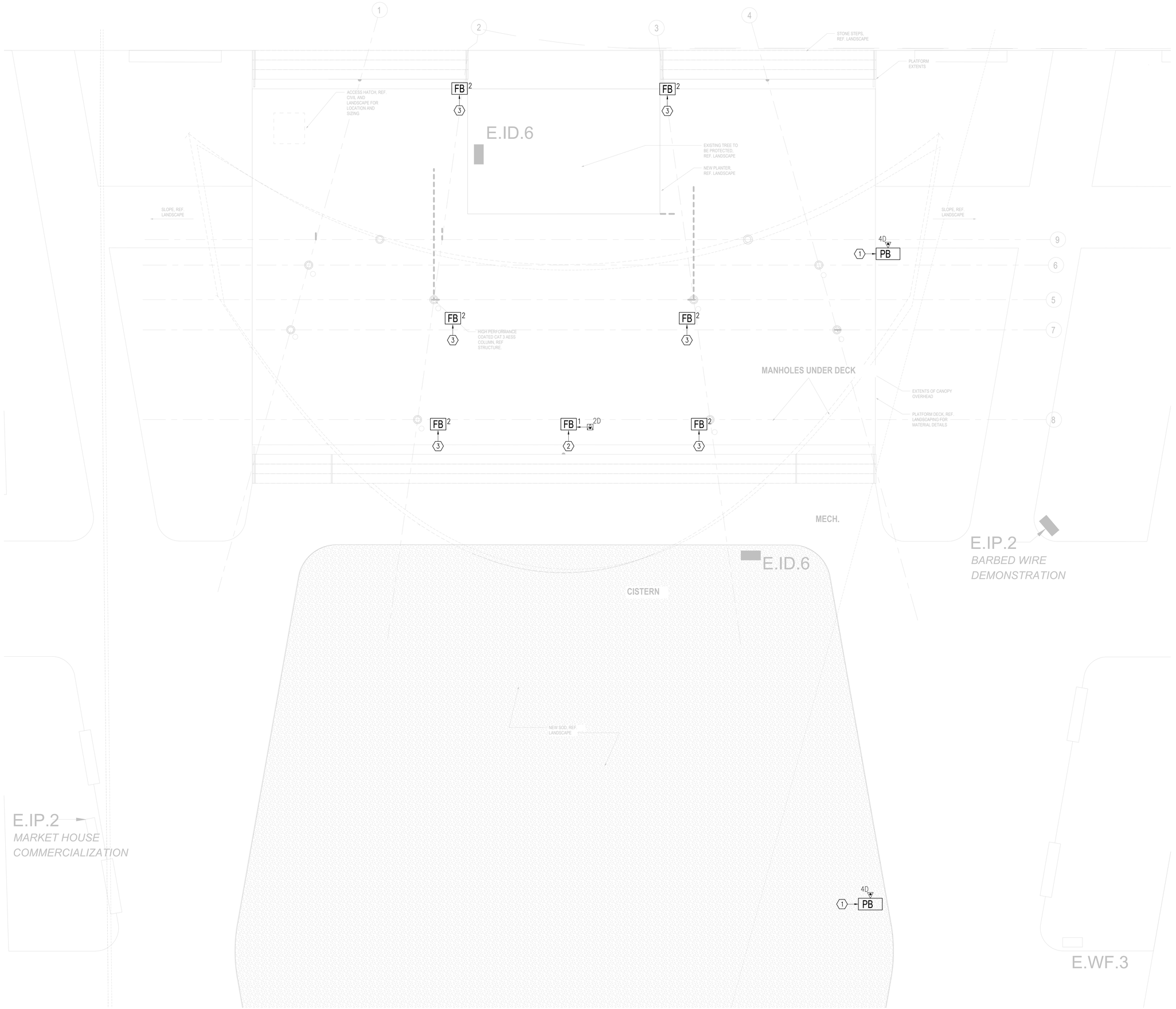


GENERAL NOTES

1.) UTILIZE NEMA RATED BOXES FOR ALL TECHNOLOGY CABLING.

2.) UTILIZE OSP RATED CABLING.

SHEET NOTES

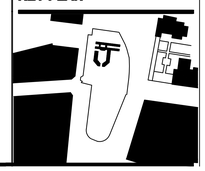
(1) NEMA RATED ENCLOSURE FOR COMBINED UTILITIES OF POWER, DATA AND AUDIO VISUAL. REFER TO ELECTRICAL DRAWINGS FOR DEVICE TYPE.

(2) EXTERIOR GROUND BOX FOR POWER AND DATA. REFER TO ELECTRICAL DRAWINGS FOR POWER REQUIREMENTS.

(3) EXTERIOR GROUND BOX FOR POWER AND AUDIO VISUAL. REFER TO ELECTRICAL DRAWINGS FOR POWER REQUIREMENTS.

LEGEND

KEY PLAN



1 CONSTRUCTION PLAN - COMMUNICATIONS
SCALE: 1/4" = 1'-0"

REF: /

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12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
CONSTRUCTION PLAN - COMMUNICATIONS

Scale
1/4" = 1'-0" Ref North

T1.110

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Who: Joshua Soto
When: Feb 28, 2023 - 11:07am
File: T1.110 Alamo Plaza Visitor Center and Museum\1-ADR Site Landscape Plan-Datacom-Communication\T1.110.dwg
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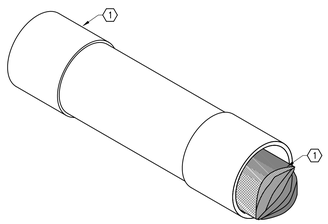
KEYED NOTES:

1. TWO(2) 3" 3 CELL MAXCELL FABRIC INNERDUCTS; TOTAL OF 6 CELLS FOR EACH OF THE OSP 4" CONDUITS INSTALLED (BY DIV. 26).
2. PLUG ALL CONDUITS BOTH ENDS WITH MAXCELL PLUGS (BY DIV. 26).



1 MAXCELL FABRIC INNERDUCT AND PLUG
Not to Scale

KEYED NOTES:

1. REFERENCE CIVIL FOR TYPE/DETAIL OF COVER FILL.
2. ADD #2/0 AWG BARE STRANDED COPPER GROUND WIRE ALONG ENTIRE LENGTH OF DUCT BANK.
3. TRENCH.
4. 4" PVC CONDUIT WITH MAXCELL INNERDUCT. CONTRACTOR TO INSTALL PER MANUFACTURER'S RECOMMENDATIONS (TYP).
5. MIN. 2" PLASTIC STACK/SPACERS.
6. COORDINATE DEPTH OF CONDUITS WITH CIVIL.

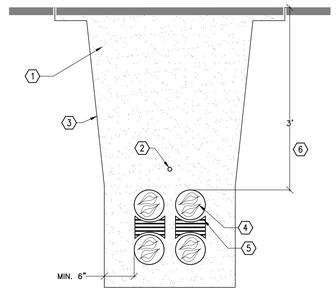
GENERAL NOTES:

1.) PROVIDE HIGH IMPACT TYPE EB PVC CONDUIT.

2.) CONTRACTOR TO REQUEST TRAINING FROM MANUFACTURE ON INSTALLATION PROCEDURES FOR MAXCELL FABRIC INNERDUCT IF NOT FAMILIAR WITH PRODUCT.

3.) COORDINATE WITH CIVIL FOR EXACT REQUIREMENTS REGARDING SURFACE WHILE TRENCHING.

4.) ALL DIMENSIONS ARE APPROXIMATE. COORDINATE DEPTH OF CONDUITS WITH CIVIL.

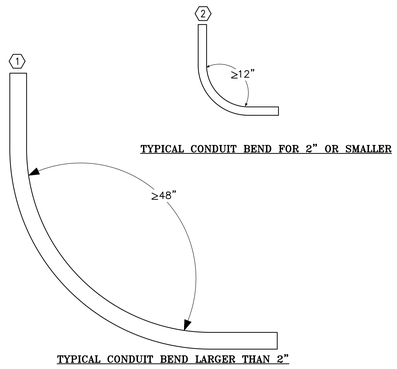


2 TYPICAL CONSTRUCTION FOR FOUR CONDUIT DUCT BANK
Not to Scale

3 NOT USED
Not to Scale

KEYED NOTES:

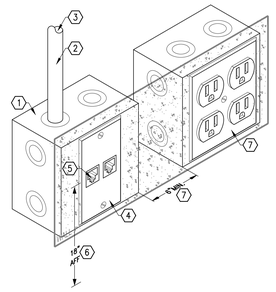
1. ALL BENDS MUST BE LONG FACTORY SWEEPING BENDS WITH A RADIUS NOT LESS THAN 10 TIMES INTERNAL DIAMETER OF CONDUIT.
2. ALL BENDS MUST BE SWEEPING BENDS WITH A RADIUS NOT LESS THAN 6 TIMES INTERNAL DIAMETER OF CONDUIT.



4 LONG RADIUS FACTORY SWEEPS
Not to Scale

KEYED NOTES:

1. RECESSED DOUBLE GANG BOX (4"X4"X2⅛") WITH SINGLE GANG REDUCTION PLATE. (BY DIV 26)
2. 1"ø CONDUIT WITH 200 LBS ¼" POLYLINE PULL STRING. (BY DIV 26)
3. END OF CONDUIT DEBURRED AND FITTED WITH PROTECTIVE GROMMET. (BY DIV 26)
4. STRUCTURED CABLING, OUTLETS, COVER PLATES, AND JACKS SUPPLIED AND INSTALLED BY COMMUNICATION CONTRACTOR. COORDINATE COVERPLATES COLOR WITH ARCHITECT.
5. PROVIDE RJ-45 JACK FOR EACH CABLE.
7. COORDINATE EXACT MOUNTING HEIGHT AND DISTANCE WITH ARCHITECT/GC.
8. REFER TO ELECTRICAL DRAWINGS AND SPECIFICATIONS FOR BOX, FACEPLATE, AND CONDUIT REQUIREMENTS.



5 POWER AND DATA OUTLET DETAIL
Not to Scale

6 NOT USED
Not to Scale

7 NOT USED
Not to Scale

8 NOT USED
Not to Scale

9 NOT USED
Not to Scale

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Seal / Signature

Date	Description
11/03/2022	100% SCHEMATIC DESIGN
12/12/2022	50% DESIGN DEVELOPMENT
03/02/2023	100% DESIGN DEVELOPMENT

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Project Name
ALAMO PLAZA PHASE 2

Project Number
122.0076.000

Description
GENERAL DETAILS - COMMUNICATIONS

Scale
NO SCALE

T4.001

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