

**EXHIBIT A to Public Access Easement**

Description of Park Improvements

## SOLAR LED INTEGRATED COMMERCIAL AREA LIGHT

Project: \_\_\_\_\_

Type: \_\_\_\_\_ Quantity: \_\_\_\_\_

The SCL2 Series solar LED luminaire is a great fit for commercial, parking lot, recreational bikeway/pathway and public space lighting applications. The self-contained, unobtrusive design integrates its solar power, adaptive control and LED technologies into a compact and efficient form. With robust construction and unequalled performance, the SCL2 series is an excellent fit wherever cost effective, full cutoff lighting is required.

Using solar power and LEDs, the SCL2 series is completely self-contained and offers significant benefits:

- Cost effective design ships fully assembled and installs in minutes
- Smart Connect provides wireless control & communication with your light
- Low installation cost and minimal site impact with no trenching, cabling or wiring
- Minimal ongoing costs with no electrical bills or bulbs to change
- Operates entirely independent from the grid and is immune to power outages
- A sustainable choice without recurring carbon emissions

All of our solar powered lights are enabled by our innovative Solar Lighting Controller (SLC). The SLC in each light is “self-learning” and allows the lights to predictively adapt to their surroundings, providing a level of lighting performance and reliability unavailable in other solar lighting products.



**WIRELESS  
CONTROL APP**

## TECHNICAL SPECIFICATIONS

- Solar Module:**
- High-efficiency monocrystalline cells
  - Inconspicuously integrated into the top of luminaire
  - Used for day/night detection (no photocell required)

- Solar Lighting Controller (SLC):**
- Microcontroller-based technology
  - High-efficiency, Maximum Power Point Tracking (MPPT) battery charger
  - Built-in high-efficiency LED driver
  - Multiyear data logging
  - Automatically manages lighting performance based on environmental conditions and lighting requirements
  - Integrated into luminaire housing

- Battery:**
- High performance lithium (LiFePO<sub>4</sub>)
  - Exceptional 10+ year lifecycle
  - High temperature tolerance
  - Contained within luminaire housing
  - Designed for easy battery changes when required

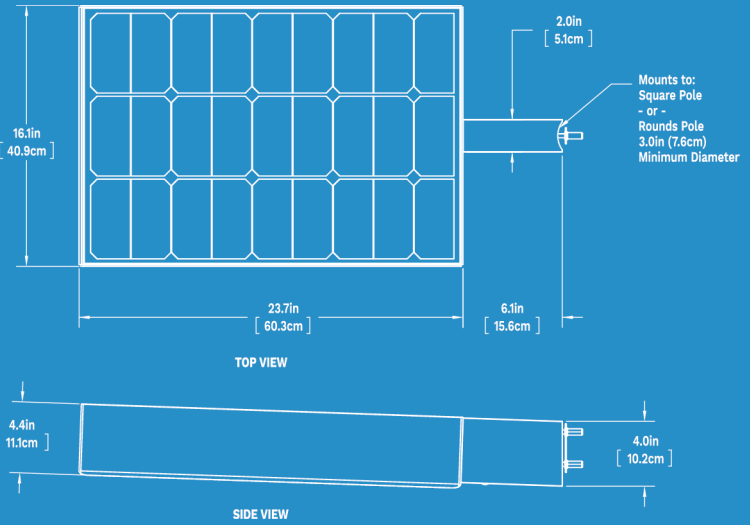
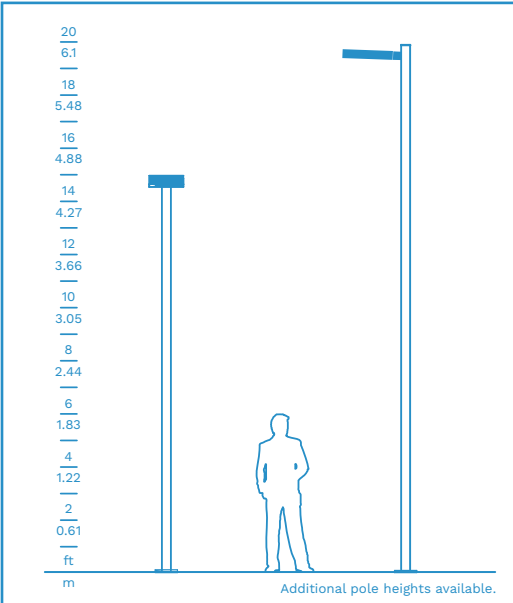
- LEDs and Optics:**
- 100,000 hour L70 lifetime LED
  - Extra Warm White (2700K), Warm White (3000K), Neutral White (4000K), and Amber (595nm) LEDs available
  - High-efficiency type 2, 3, 4, 4F, and 5, full cutoff optics
  - Typical lumen output 3250 lumens
  - Optional backlight shield
  - Wildlife-friendly amber option available

- Mechanical Construction:**
- Extruded and formed, low copper aluminum enclosure and mounting arm
  - Stainless fasteners with security fastener option
  - Architectural grade, super durable, TGIC powder coat
  - Four standard colors with custom colors available

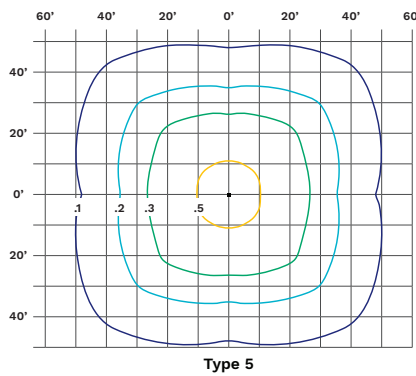
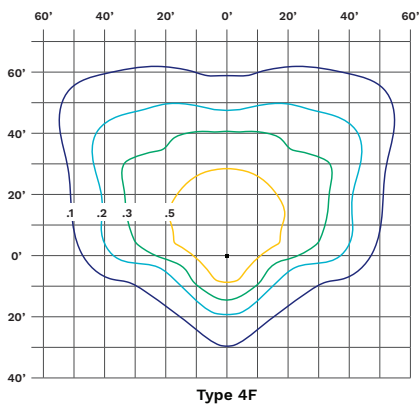
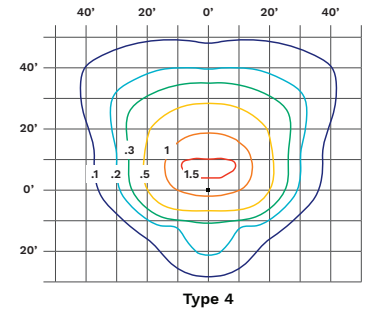
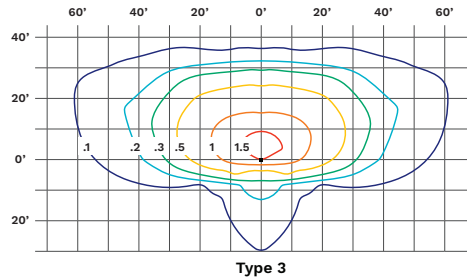
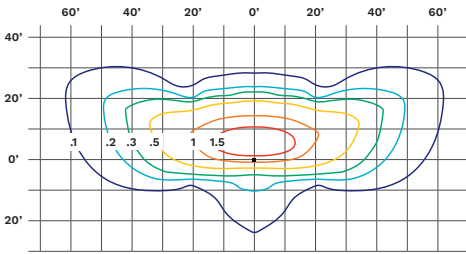
- Factory Set Lighting Profiles:**
- 11 standard duration profiles available
  - Real-time lighting profile options available
  - See lighting profile sheet for all options
  - Lighting profiles and motion sensing options are field configurable with app
  - Motion sensing capabilities optimize performance based on usage

- Wireless Controls:**
- Easy-to-use interface via iOS smartphone app
  - Configure and control lighting profiles
  - Adjust dusk and dawn thresholds
  - Motion sensing capabilities optimize performance based on usage

EPA: 0.99ft<sup>2</sup> (0.09m<sup>2</sup>) | Weight: 34lbs (15.4kg) including battery



### PHOTOMETRICS (IES files available on our website)



**Notes:**

- Photometrics based on 20 ft mounting height
- Light levels in foot candles are calculated using 3250 lumens at 4000K color temperature
- To convert to lux multiply light levels by 10.7
- Typical lumen levels based off of Type 5 optic with the default profile using neutral white LEDs
- Contact us for help in choosing the right lighting profile and distribution
- Motion sensing is ON by default
- Specifications subject to change without notice

### ORDER MATRIX



Series	Mounting	Finish	Distribution	LED	Lighting Profiles (Full list on website)	Options
SCL2	SPMU - Side Pole Mount Universal	BK - Black	T2 - Type 2	XW - 2700K	00 - Dusk till dawn	SEC - Security Fasteners
		BZ - Bronze	T3 - Type 3	WW - 3000K	09 - On at dusk, 100% for 3 hours, dim to 30%, brighten to 100% one hour before dawn, off at dawn (DEFAULT)	MSO - Motion Sensor Off
	NMNT - No Mount	SV - Silver	T4 - Type 4	NW - 4000K		BLS - Backlight Shield
		WH - White	T4F - Type 4F	AMB - Amber	TX0000 - On at dusk until time between 1800 & 0600. X = O (Off) or D (Dim). 0000 = time to dim or turn off.	
		CC - Custom	T5 - Type 5			

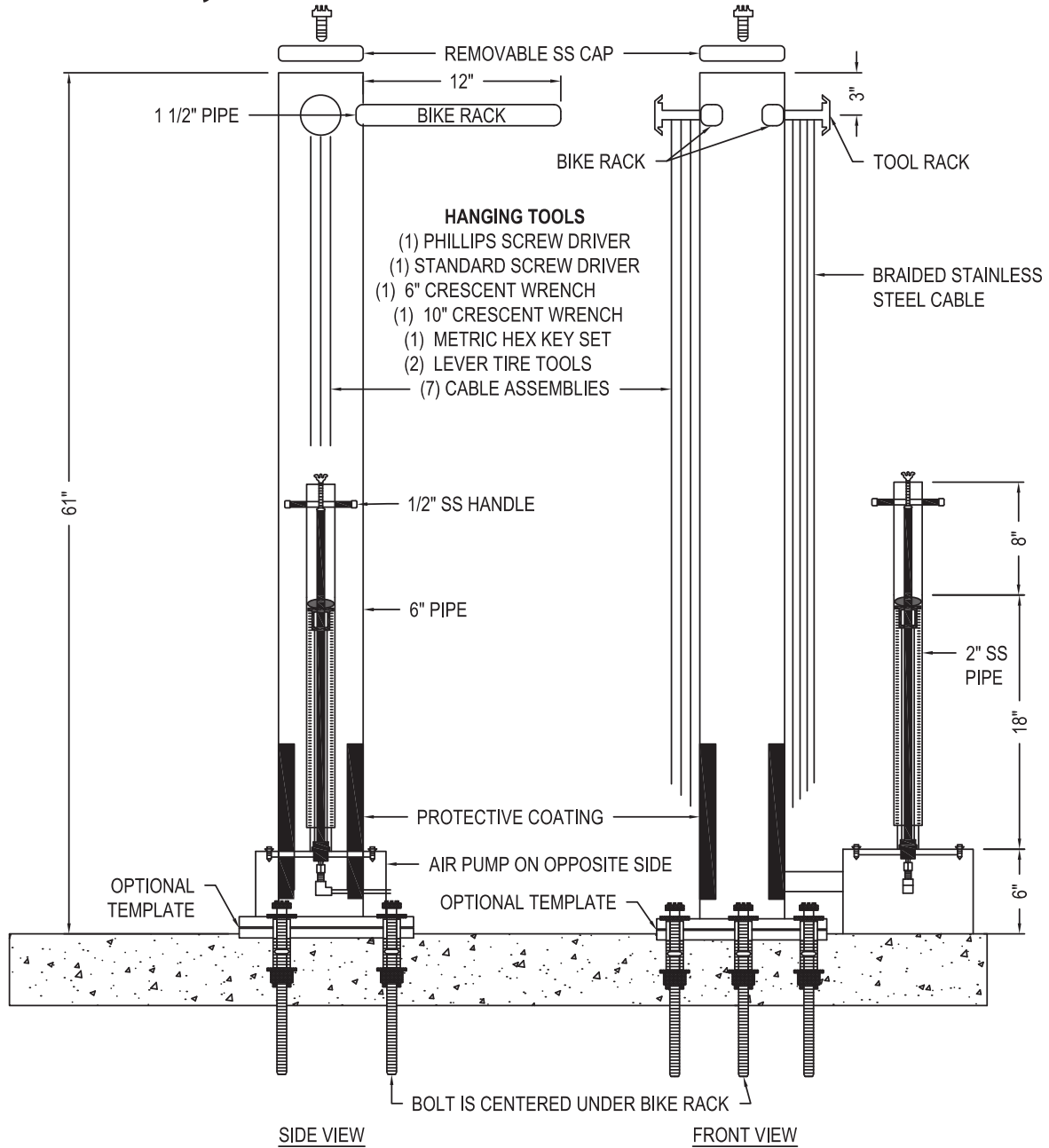
**Most  
Dependable  
Fountains, Inc.**

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**OPERATIONS MANUAL**

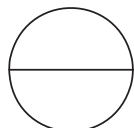
**MODEL:  
185 SM & 185 SMSS**

Most Dependable Fountains, Inc<sup>™</sup>  
5705 Commander Drive  
Arlington, TN 38002  
901-867-0039  
[www.mostdependable.com](http://www.mostdependable.com)



NOTES:

1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
2. NOTE TO ARCHITECT, SCALE DRAWING IN AUTOCAD MODEL SPACE.
3. THIS DRAWING IS INTENDED FOR USE BY ARCHITECTS, ENGINEERS, CONTRACTORS, CONSULTANTS AND DESIGN PROFESSIONALS FOR PLANNING PURPOSES ONLY. THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION.
4. ALL INFORMATION CONTAINED HEREIN WAS CURRENT AT THE TIME OF DEVELOPMENT BUT MUST BE REVIEWED AND APPROVED BY THE PRODUCT MANUFACTURER TO BE CONSIDERED ACCURATE.
5. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT [www.CADdetails.com/info](http://www.CADdetails.com/info) AND ENTER REFERENCE NUMBER 3354-25.5



**185 SM**

BIKE RACK AND AIR PUMP WITH OPTIONAL TEMPLATE



# BIKE REPAIR SPECIFICATIONS

## WATER QUALITY (LEAD FREE)

Section 9, California Proposition 6 and the Federal Safe Drinking Water Act.\*

## ■ STANDARD PEDESTAL OR

One piece weld construction with MDF standard 3/16" wall thickness.

## ■ STAINLESS STEEL PEDESTAL

One piece weld construction with MDF standard 304 schedule 10 stainless steel.

## BOTTLE FILLER SPOUT

Sanitary recessed nozzle.\*

## PUSH BAR

304 stainless steel with circumference exceeding 8.6". Mushroom style push bar overlaps and prevents sand and other objects from sticking push bar in the ON position. Stainless steel bubbler housing standard.\*

## CONTROL VALVE

Requires less than 5 lbs to operate. Non-cartridge O-ring valve delivers steady stream of water through an adjustable valve. This valve design is to operate and function at 30 to 80 PSI. Ideal operating pressure is 60 PSI.\*

## CABLES

3/16" Stainless Steel braided cables.

## TOOLS

(1) Phillips Screw Driver, (1) Standard Screw Driver, (1) 6" Crescent Wrench, (1) 10" Crescent Wrench, (1) Metric Hex Key Set, (2) Lever Tire Tools & (7) Stainless Steel Cable Assembly

## AIR PUMP

Working parts encased in stainless steel shaft.

## AIR HOSE

Braided stainless steel with dual air chuck.

## WATER SUPPLY (LEAD FREE)

Maintenance free reinforced nylobraid tubing - **this tubing is not plastic**. It is supplied with a 1/2" MIP threaded inlet with stainless steel strainer. Union fittings at every connection. Supply line stops above grade. Water Filter is standard on this model.\*

## DRAIN

1 1/2" schedule 40 PVC pipe. Drain line stops above grade.\*

## FINISH

Oven baked powder coat. Choice of colors are:  green,  blue,  black,  red,  yellow,  orange,  brown and  white. Textured color choices:  emerald,  sapphire,  pyrite,  text-black,  burgundy,  gold vein,  copper and  sandstone. Stainless steel models are powder coated for added protection. The color  chrome is an available option for stainless steel models only.

## INSTALLATION

**Surface Mount** installation, is designed to be anchored on top of a new or existing surface (concrete, etc.) For a new surface, a surface mount carrier is recommended. For an existing surface, anchor bolts are to be used through the attached mounting plate. Surface Mount Fountains come standard with an access door with vandal resistant stainless steel screws.

## WINTERIZATION

Shut off water and drain down. Remove water filter.\*

## WARRANTY

One year warranty, labor not included.

## SHIPPING WEIGHT

Model 185 SM..... 200 lbs    Model 195 SM\*..... 130 lbs  
Model 185 SMSS..... 200 lbs    Model 195 SMSS\*.... 130 lbs

**MOST DEPENDABLE FOUNTAINS, INC.™**  
5705 COMMANDER DR. • ARLINGTON, TN 38002-0587  
www.mostdependable.com  
(901) 867-0039



# INSTALLATION INSTRUCTIONS

Most Dependable Fountains, Inc.™

All **SM (surface mount)** products are designed to be installed on the surface of a new or existing concrete slab. Your contractor needs to provide a 1 ½” PVC drain line (**when applicable**) and water line thru finish grade. Connections are made to our SM products thru our access door, as shown on detail drawings. The water tubing is provided with a ½” male iron pipe connection. This is an excellent location for a cutoff valve. Surface Mount units are anchored to the existing concrete by means of ½” concrete shields with bolts or we recommend ½” quick bolts.

**Note:** We offer an optional template which is designed to be poured in the concrete slab. It comes with the necessary vandal resistant stainless steel bolts and washers needed to anchor.

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All **DB (direct bury)** products are designed to be installed to a depth of 14” below grade. MDF provides 1 ½” PVC drain line inside the pedestal (**when applicable**) to point of connection by others. MDF also provides reinforced nylobraid flexible tubing with a ½” male iron pipe thread for connection to water supply by others. MDF recommends an optional valve box using a PVC conduit to the pedestal. By using this option you have complete control of your product.

**Individual detail drawings available Online or by request.**



For more information:

Most Dependable Fountains, Inc.™

[www.mostdependable.com](http://www.mostdependable.com)

[Info@mostdependable.com](mailto:Info@mostdependable.com)

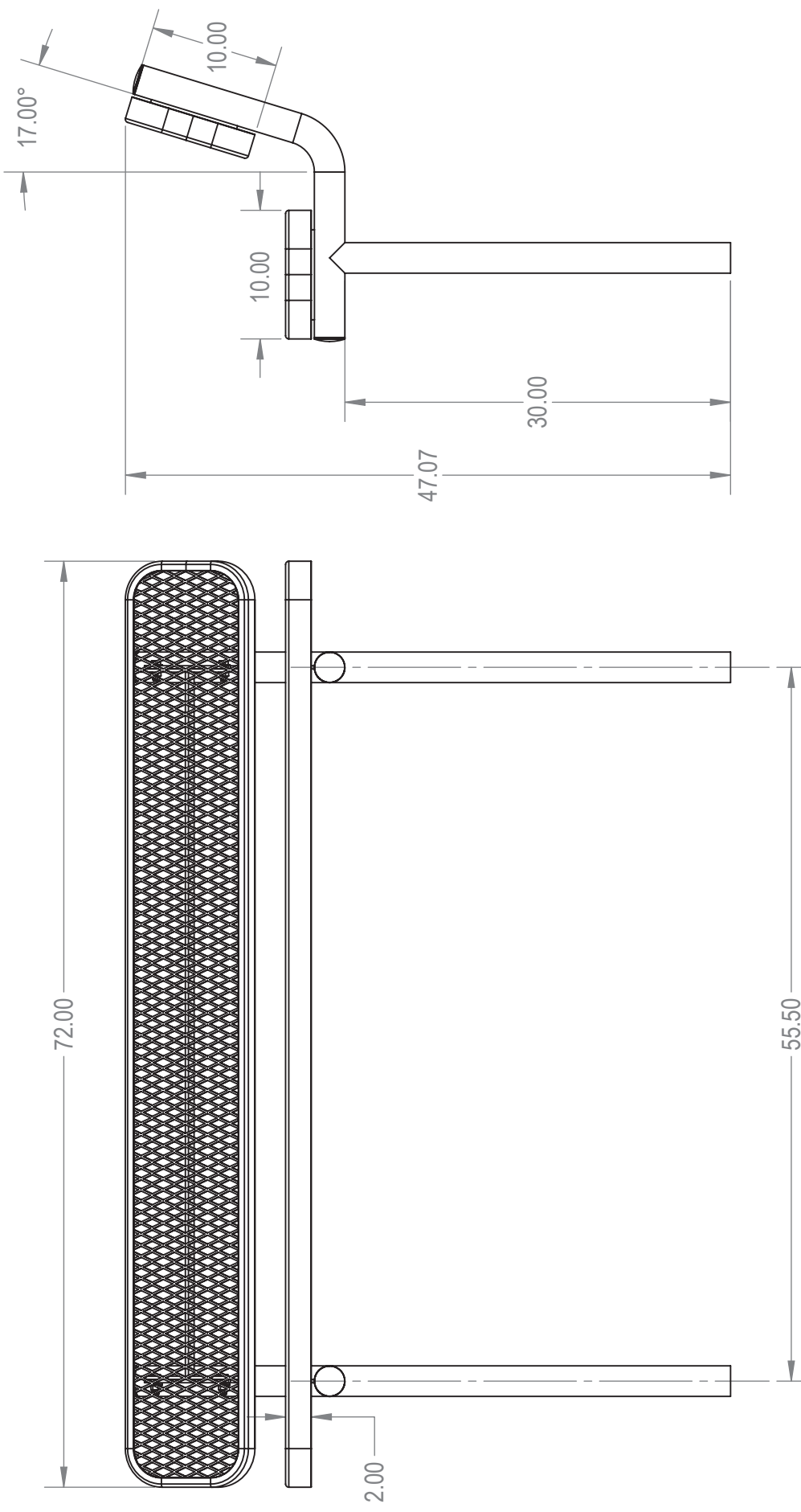
901-867-0039

# LIMITED PRODUCT WARRANTY

Most Dependable Fountains, Inc.™

Most Dependable Fountains, Inc.™ warrants that all of its products are guaranteed against defective material or poor workmanship for a period of **one year from date of shipment**. Most Dependable Fountains, Inc.™ liability under this warranty shall be discharged by furnishing without charge any goods, or part thereof, which shall appear to the Company upon inspection to be of defective material or not of first class workmanship. Most Dependable Fountains, Inc.™ will not be liable for the cost of repairs, alterations or replacements, or for any expense connected therewith made by the owner or his agents. Most Dependable Fountains, Inc.™ will not be liable for any damages caused by defective materials or poor workmanship, except for replacements, as provided above. Buyer agrees that Most Dependable Fountains, Inc.™ has made no other warranties either expressed or implied in addition to those above stated. The products manufactured by Most Dependable Fountains, Inc.™ is warranted to function if installation and maintenance instructions provided are adhered to. The units also must be used for the purpose for which they were intended.





<b>A Advantage Panels &amp; Fence, Inc.</b>	
NAME	DATE
GM	1/25/2016
DRAWN	
SALES APPR.	
CLIENT APPR.	
MFG APPR.	
Q.A.	
Design By -	
CADWorksPro Chicago, IL	
www.cadworkspro.com	

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 THE INFORMATION CONTAINED IN THIS DRAWING IS THE SOLE PROPERTY OF Advantage Panels & Fence, Inc. PO Box 1790 Whitney, TX. ANY REPRODUCTION IN PART OR AS A WHOLE WITHOUT THE WRITTEN PERMISSION OF Advantage Panels & Fence, Inc. PO Box 1790 Whitney, TX. IS PROHIBITED.

Mfg. by Advantage Panels & Fence, Inc.



**MYTCOAT**  
 Commercial Outdoor Furniture  
[www.mytcoat.com](http://www.mytcoat.com)

TITLE:  
**6Ft Rectangular Bench with Back**  
**InGround - Expanded Metal**

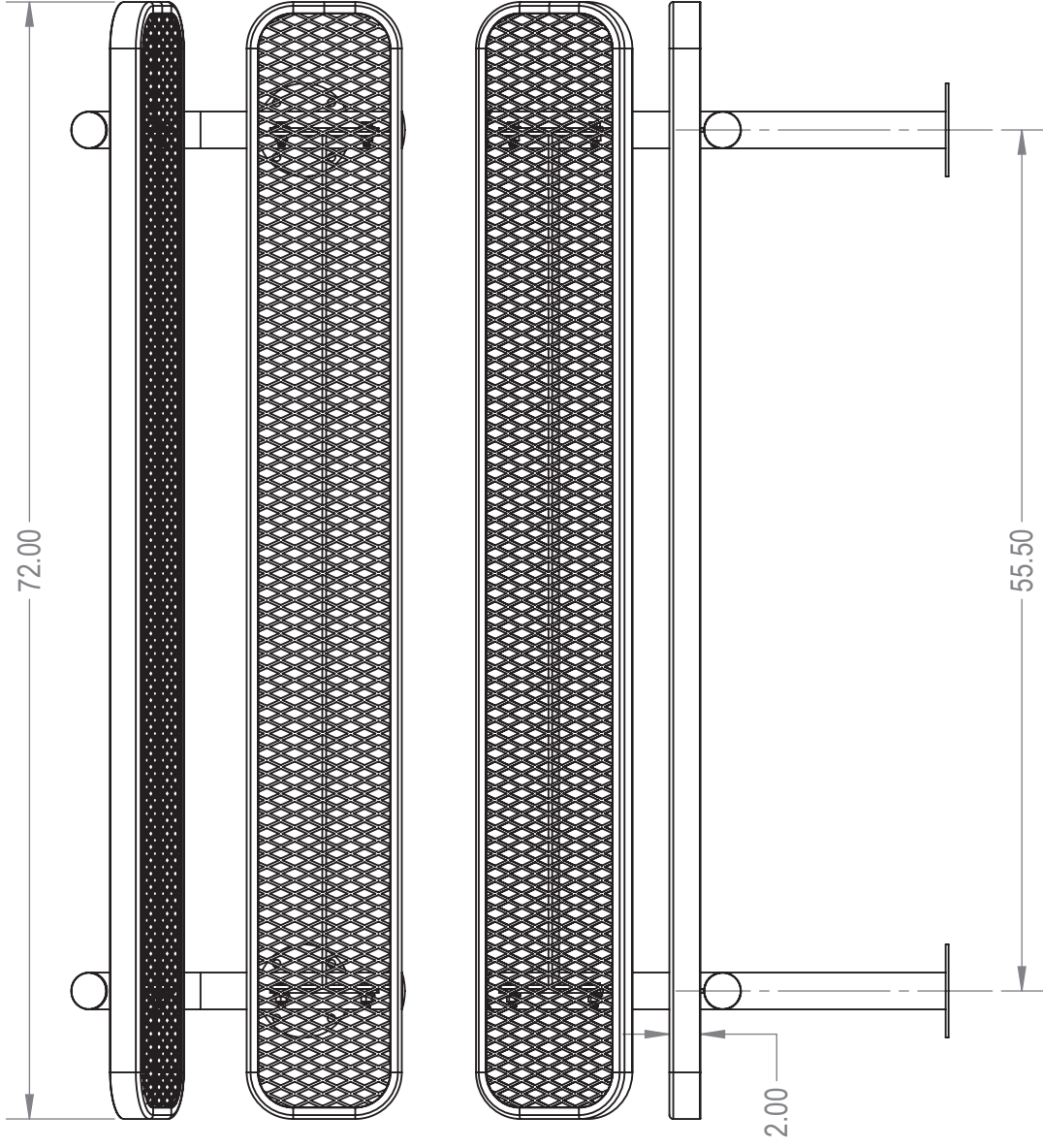
SIZE DWG. NO. REV  
**A BRT06-A-19-000**

WEIGHT: SHEET 2 OF 3

**Model Numbers:**

BRT06-A-01-000 - Advantage Coating

BRT06-C-01-000 - Industry Standard Coating



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NAME	DATE
GM	1/25/2016
DRAWN	
SALES APPR.	
CLIENT APPR.	
MFG APPR.	
Q.A.	
Design By -	
CADWorksPro Chicago, IL	
www.cadworkspro.com	

**TITLE:**  
6Ft Rectangular Bench with Back  
Surface Mt - Expanded Metal

SIZE DWG. NO. REV  
**A** REV

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Mfg. by Advantage Panels & Fence, Inc.

**MYTCOAT**

Commercial Outdoor Furniture

[www.mytcoat.com](http://www.mytcoat.com)

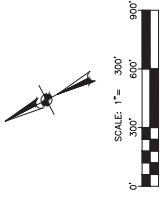
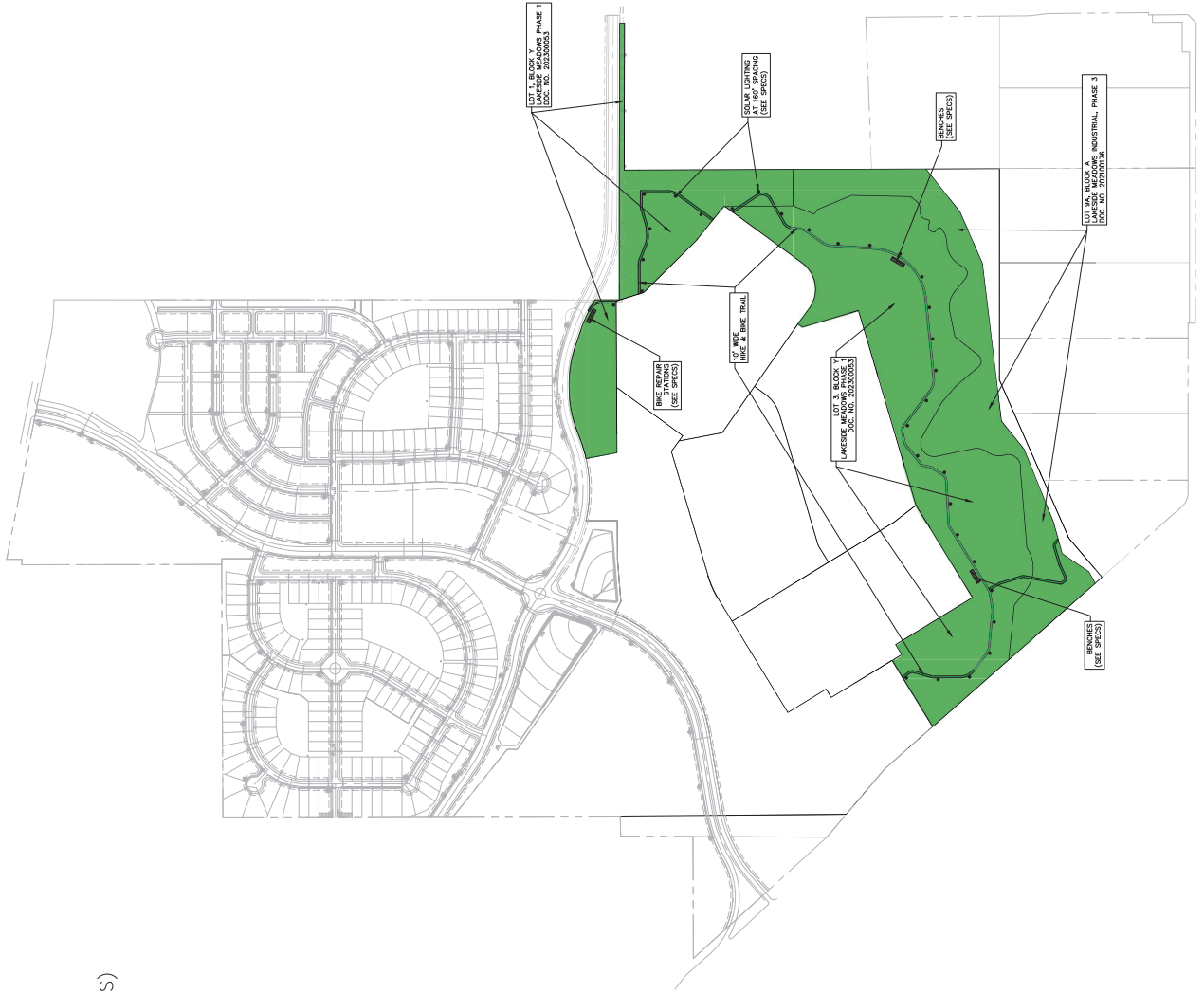
**EXHIBIT B to Public Access Easement**

Depiction of Easement Property

LEGEND



PARKLAND & TRAILS (60.96 ACRES)



Pape-Dawson Engineers logo and address: 1801 N MOORE EXPY, SUITE 2, FORT WORTH, TX 76108

LAKESIDE MEADOWS Pflugerville, Texas PID AREA EXHIBIT

City No. 56927-01, Job No. 20230005, Date: January 23, 2025, Designer, Checker, Drafter, Sheet

DATE: JAN 23, 2025 4:11PM USER: G. PAPERMASTER 2:56:13 PM PROJECT: PAPERMASTER EXHIBIT - PID AREA - PHASE 1, 20230005

**EXHIBIT C to Public Access Easement**

Maintenance Agreement