

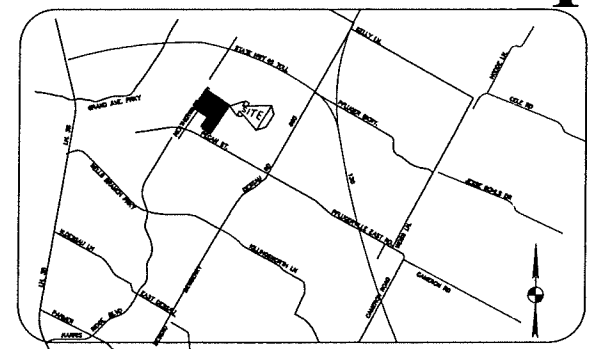
REVISIONS				
NO.	SHEET(S)	DESCRIPTION	BY	APPROVAL

CARRINGTON COURT

PFLUGERVILLE PRELIMINARY PLAT-NOT FOR RECORDATION

DECEMBER 2013

- INDEX:
- COVER SHEET
 - DIMENSION CONTROL PLAN
 - OVERALL UTILITY PLAN
 - DRAINAGE STUDY
 - TREE SURVEY, CUT-FILL & STREET LIGHT PLAN
 - FIRE PROTECTION PLANS



VICINITY MAP
NOT TO SCALE

LAND USE	NO.	TOTAL ACRES
SINGLE FAMILY RESIDENTIAL LOTS	134	10.4
FRONT LOAD - 77 UNITS		
REAR LOAD - 57 UNITS		
OPEN SPACE, PUE & LANDSCAPE	7	0.67
OPEN SPACE, PUE, LANDSCAPE, & DRAINAGE EASEMENT	2	0.41
OPEN SPACE, DRAINAGE EASEMENT	1	0.08
PRIVATE PARKING & DETENTION POND	3	2.61
OPEN SPACE, PUE, LANDSCAPE, & PRIVATE PARKING	4	0.24
OPEN SPACE, PUE, LANDSCAPE, & PUBLIC PARKING	3	0.12
LIFT STATION	1	0.06
PRIVATE ALLEY LOTS	3	0.69
RIGHT-OF-WAY	3	3.718
TOTAL	150	18.938

PARKLAND CALCULATION:	
TOTAL NUMBER OF SINGLE FAMILY UNITS IN THE SUBDIVISION	134
AMOUNT OF PARKLAND REQUIRED FOR SINGLE FAMILY RESIDENTIAL	134/70 = 2.56ACRES
TOTAL AMOUNT OF PARKLAND PROVIDED	2.78
TOTAL AMOUNT OF PARKLAND PROVIDED	0.0 ACRES / 1.00 IN-LU
TOTAL AMOUNT OF PROPOSED PARKLAND IN 100 YEAR FLOODPLAIN	N/A
TOTAL AMOUNT OF PROPOSED PARKLAND IN 25 YEAR FLOODPLAIN AND NOT IN THE 100 YEAR FLOODPLAIN	N/A
AMOUNT OF CREDIBLE PARKLAND	0.0 ACRES

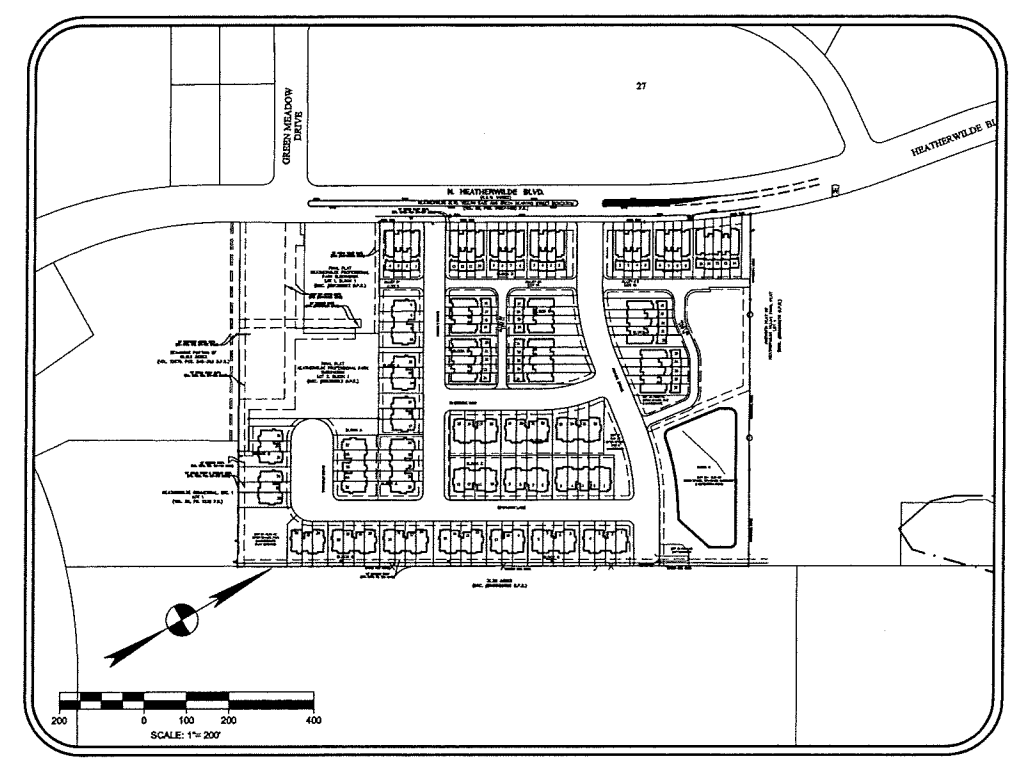
OPEN SPACE CALCULATION	
TOTAL NUMBER OF SINGLE FAMILY UNITS IN THE SUBDIVISION	134
AMOUNT OF OPEN SPACE REQUIRED FOR SINGLE FAMILY RESIDENTIAL	134 x .005/UNIT = 26,800 SF
TOTAL AMOUNT OF OPEN SPACE PROVIDED	26,800 SF
TOTAL AMOUNT OF OPEN SPACE PROVIDED	174,400 SF
AMOUNT OF AMENITIES REQUIRED	26,800 SF / 2,000 SF = 13.4
AMENITIES PROVIDED BY OPEN SPACE ABOVE REQUIREMENT	(174,400 - 26,800) / 2,000 = 5

BLOCKS & LOTS			
BLOCK NAME	ACRES	NO. OF S.F. LOTS	S.F. LOTS ACRES
BLOCK A	2.07	24	1.83
BLOCK B	2.95	32	2.32
BLOCK C	3.13	35	1.86
BLOCK D	2.88	30	2.38
BLOCK E	5.13	23	1.81
TOTAL	15.22	134	10.40

STREETS		PRIVATE ALLEY	
STREET NAME	LINEAR FEET	STREET NAME	LINEAR FEET
ADAGE DRIVE	60' SIDEWALK COLLECTOR	ALLEY #1	96.00
HEATHERWILDE BLVD	50' LOCAL	ALLEY #2	248.93
RHYTHMIC WAY	50' LOCAL	ALLEY #3	403.93
EPHRAIM LANE	50' LOCAL	ALLEY #4	332.40
PAMABLE COVE	50' LOCAL ZONE WAY	ALLEY #5	333.27
TOTAL	3,188.14	TOTAL	1,392.13

BLOCK NAME	LOT NO.	LOT NAME TYPE	TOTAL ACRES
A	28	OPEN SPACE, PUE & LANDSCAPE	0.12
B	34	OPEN SPACE, PUE & LANDSCAPE	0.05
C	27	OPEN SPACE, PUE & LANDSCAPE	0.21
D	1	OPEN SPACE, PUE & LANDSCAPE	0.07
E	1	OPEN SPACE, PUE & LANDSCAPE	0.07
F	15	OPEN SPACE, PUE & LANDSCAPE	0.07
F	28	OPEN SPACE, PUE & LANDSCAPE	0.05
TOTAL	7		0.67
A	6	OPEN SPACE, PUE, LANDSCAPE & PRIVATE PARKING	0.05
D	15	OPEN SPACE, PUE & LANDSCAPE & PRIVATE PARKING	0.05
D	26	OPEN SPACE, PUE & LANDSCAPE & PRIVATE PARKING	0.07
E	17	OPEN SPACE, PUE & LANDSCAPE & PRIVATE PARKING	0.07
TOTAL	4		0.34
D	25	OPEN SPACE, PUE & LANDSCAPE & PUBLIC PARKING	0.03
D	36	OPEN SPACE, PUE & LANDSCAPE & PUBLIC PARKING	0.03
C	14	OPEN SPACE, PUE & LANDSCAPE & PUBLIC PARKING	0.06
TOTAL	3		0.12
A	11	OPEN SPACE, PUE, LANDSCAPE, & DRAINAGE EASEMENT	0.03
B	27	OPEN SPACE, PUE, LANDSCAPE, & DRAINAGE EASEMENT	0.36
TOTAL	2		0.41
E	30	OPEN SPACE, DRAINAGE EASEMENT, & PRIVATE PARKING & DETENTION POND	2.63
TOTAL	1		2.63
E	29	LIFT STATION	0.06
TOTAL	1		0.06

BLOCK NO.	LOT NO.	LOT TYPE	TOTAL ACRES
A	5	ALLEY #3	0.05
D	14	ALLEY #4	0.26
E	16	ALLEY #3 & 5	0.38
TOTAL	3		0.69



- NOTES:
- THIS PLAT LIES WITHIN THE CITY OF PFLUGERVILLE FULL PURPOSE JURISDICTION.
 - WATER SERVICE SHALL BE PROVIDED BY WINDERMERE UTILITY (SOUTHWEST WATER COMPANY).
 - WASTEWATER SERVICE SHALL BE PROVIDED BY WINDERMERE UTILITY (SOUTHWEST WATER COMPANY).
 - A 10-FT PUBLIC UTILITY EASEMENT ADJACENT TO ALL PUBLIC RIGHT-OF-WAY IS HEREBY DEDICATED.
 - STREETLIGHTS SHALL BE INSTALLED AND IN FULL WORKING ORDER WITH THE PUBLIC IMPROVEMENTS. ALL STREETLIGHTS SHALL BE IN CONFORMANCE WITH ALL CITY OF PFLUGERVILLE ORDINANCES INCLUDING BUT NOT LIMITED TO BEING DOWNCAST AND FULL CUT OFF TYPE.
 - A MINIMUM OF A 4-FT WIDE PUBLIC SIDEWALK SHALL BE PROVIDED ON BOTH SIDES OF ALL STREETS.
 - THIS SUBDIVISION IS SUBJECT TO ALL CITY OF PFLUGERVILLE ORDINANCES RELATED TO TREE PRESERVATION.
 - NO OBJECTS INCLUDING BUT NOT LIMITED TO BUILDINGS, FENCES, OR LANDSCAPING SHALL BE ALLOWED IN A DRAINAGE EASEMENT.
 - THE PROPERTY OWNER SHALL PROVIDE ACCESS TO DRAINAGE AND UTILITY EASEMENTS AS MAY BE NECESSARY AND SHALL NOT PROHIBIT ACCESS FOR INSPECTION, OPERATION, AND MAINTENANCE.
 - ALL DRAINAGE EASEMENTS ON PRIVATE PROPERTY SHALL BE MAINTAINED BY THE PROPERTY OWNER OR HIS/HER ASSIGNS.
 - ALL ELECTRIC UTILITY INFRASTRUCTURE INCLUDING BUT NOT LIMITED TO TELEPHONE, CABLE TELEVISION, ELECTRIC UTILITY LATERAL AND SERVICE LINES SHALL BE INSTALLED IN ACCORDANCE WITH THE CITY OF PFLUGERVILLE ENGINEERING DESIGN GUIDELINES.
 - CONTOURS ARE COMPUTER GENERATED FROM FIELD DATA COLLECTED ON OR ABOUT FEBRUARY 20, 2013.
 - THE DEVELOPMENT IS SUBJECT TO THE TERMS OF THE CARRINGTON COURT ALLU.
 - 4-FT WIDE SIDEWALKS SHALL BE PROVIDED WITHIN THE ACCESS EASEMENTS BETWEEN THE HOUSE STRUCTURES. NO FENCES WILL BE PERMITTED WITHIN THE PUE, LANDSCAPE AND ACCESS EASEMENTS BETWEEN THE HOUSE STRUCTURES.
 - THE DRAINAGE EASEMENT (DOC NO 200901596) THAT CROSSES THE PROPERTY WILL BE MODIFIED AND VACATED WITHIN THE LIMITS OF THE RIGHT-OF-WAY PRIOR TO FINAL PLAT RECORDATION BY CONVERTING THE DRAINAGE CHANNEL TO UNDERGROUND STORM WATER CONVEYANCE LOCATED WITHIN A DRAINAGE EASEMENT OR PUBLIC RIGHT-OF-WAY.
 - NO PHASING IS PROPOSED WITHIN THIS DEVELOPMENT. BOTH ACCESS POINTS WILL BE CONSTRUCTED AT THE TIME OF DEVELOPMENT.
 - NON-RESIDENTIAL LOTS NOT OTHERWISE DEDICATED TO THE PUBLIC ARE RESTRICTED TO NON-RESIDENTIAL USES. THE DETENTION POND ON LOT 30 BLOCK E, AND THE PRIVATE ALLEYS AND THEIR ASSOCIATED PRIVATE PARKING SPACES WILL BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION (HOA) AND/OR ITS ASSIGNS.
 - MEDIANS AND PARKING SPACES LOCATED WITHIN AND ALONG PUBLIC RIGHT-OF-WAY ARE TO BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION (HOA) AND/OR ITS ASSIGNS. THE HOA WILL ENTER INTO A LICENSE AGREEMENT FOR THE MAINTENANCE OF THESE AREAS.
 - THE LIFT STATION ON LOT 29 BLOCK E WILL BE OWNED AND MAINTAINED BY SWWC UTILITIES, INC., D.B.A. WINDERMERE UTILITY COMPANY. THE LIFT STATION SHALL BE SUBJECT TO THE MECHANICAL SCREENING REQUIREMENTS OUTLINED IN SUBCHAPTER 11(K) OF THE UNITED DEVELOPMENT CODE (UDC).

LEGAL DESCRIPTION:
AN 18.938 ACRES, OR 24,813 SQUARE FEET MORE OR LESS, TRACT OF LAND BEING OUT OF THE REMAINING PORTION OF A 49.815 ACRE TRACT, RECORDED IN VOLUME 12379, PAGES 143-145 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, OUT OF THE JOHN VAN WINKLE SURVEY NO. 14, ABSTRACT 786, IN THE CITY OF PFLUGERVILLE, TRAVIS COUNTY, TEXAS, SAID 18.938 ACRE TRACT BEING MORE FULLY DESCRIBED AS FOLLOWS, WITH BEARINGS BASED ON THE NORTH AMERICAN DATUM OF 1983 (CORDS 1996), FROM THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE CENTRAL ZONE:

FLOODPLAIN:
NO PORTION OF THIS PROPERTY IS CONTAINED WITHIN THE 100 YEAR FLOOD PLAIN AS DEFINED BY F.E.M.A. ON PANEL NO. 4843C02608 DATED SEPTEMBER 26, 2008

BENCHMARKS:
FIBE:
N' IRON ROD WITH RED CAP (TRAV) LOCATED +/- 150' SOUTHWEST FROM THE CENTERLINE INTERSECTION OF HEATHERWILDE BLVD. AND GREEN MEADOWS DRD. COORD = N 101379164, E 3145334.2, ELEV = 776.57' NAVD 88 (GEOID 08)

FIBE:
N' IRON ROD WITH RED CAP (TRAV) LOCATED +/- 46' NORTHWEST OF THE NORTHWEST CORNER, IN THE MEDIAN, GRD COORD = N 10138647.3, E 3146274.0, ELEV = 754.35' NAVD 88 (GEOID 08)

OWNER / SUBDIVIDER: CONTINENTAL HOMES OF TEXAS, LP, (A TEXAS LIMITED PARTNERSHIP)
7800 SHOAL CREEK BLVD., SUITE 220 WEST
AUSTIN, TEXAS 78750
(512)345-4663 / FAX (512)353-1429

ENGINEER: PAPE-DAWSON ENGINEERS
7800 SHOAL CREEK BLVD., SUITE 220 WEST
AUSTIN, TEXAS 78750
(512)454-8711 FAX (512)459-8867

SURVEY: PAPE-DAWSON ENGINEERS
7800 SHOAL CREEK BLVD., SUITE 220 WEST
AUSTIN, TX 78750
(512)454-8711 FAX (512)459-8867

SUBMITTED BY: *James A. Huffcut, Jr.* 12-5-13
REGISTERED PROFESSIONAL ENGINEER

SUBMITTED BY: *Dustin Goss* 12/5/13
PROJECT MANAGER

STATE OF TEXAS: COUNTY OF TRAVIS: KNOW ALL MEN BY THESE PRESENTS:

That I, G.E. Buchanan RPLS # 4999, do hereby certify that I prepared this plan from an actual and accurate ground survey of the land, and that the corner monuments shown thereon marking the boundary of the proposed subdivision, but no interior lot lines, were properly placed under my personal supervision, in accordance with the subdivision, in accordance with the Subdivision Code of the City of Pflugerville, Texas and that all known easements within the boundary of the plan are shown hereon.

G.E. Buchanan 12/05/2013
SIGNATURE OF REGISTERED PROFESSIONAL LAND SURVEYOR
G.E. BUCHANAN RPLS # 4999
PAPE-DAWSON ENGINEERS, INC.
7800 SHOAL CREEK BLVD., SUITE 220 WEST
AUSTIN, TX 78750
(512)454-8711 FAX (512)459-8867

Dustin Goss 02/20/2013
SIGNATURE OF REGISTERED PROFESSIONAL ENGINEER

THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE ASSOCIATED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.



7800 SHOAL CREEK BLVD | AUSTIN TEXAS 78757 | PHONE: 512.454.8711
SUITE 220 WEST | FAX: 512.459.8867
TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION # 470

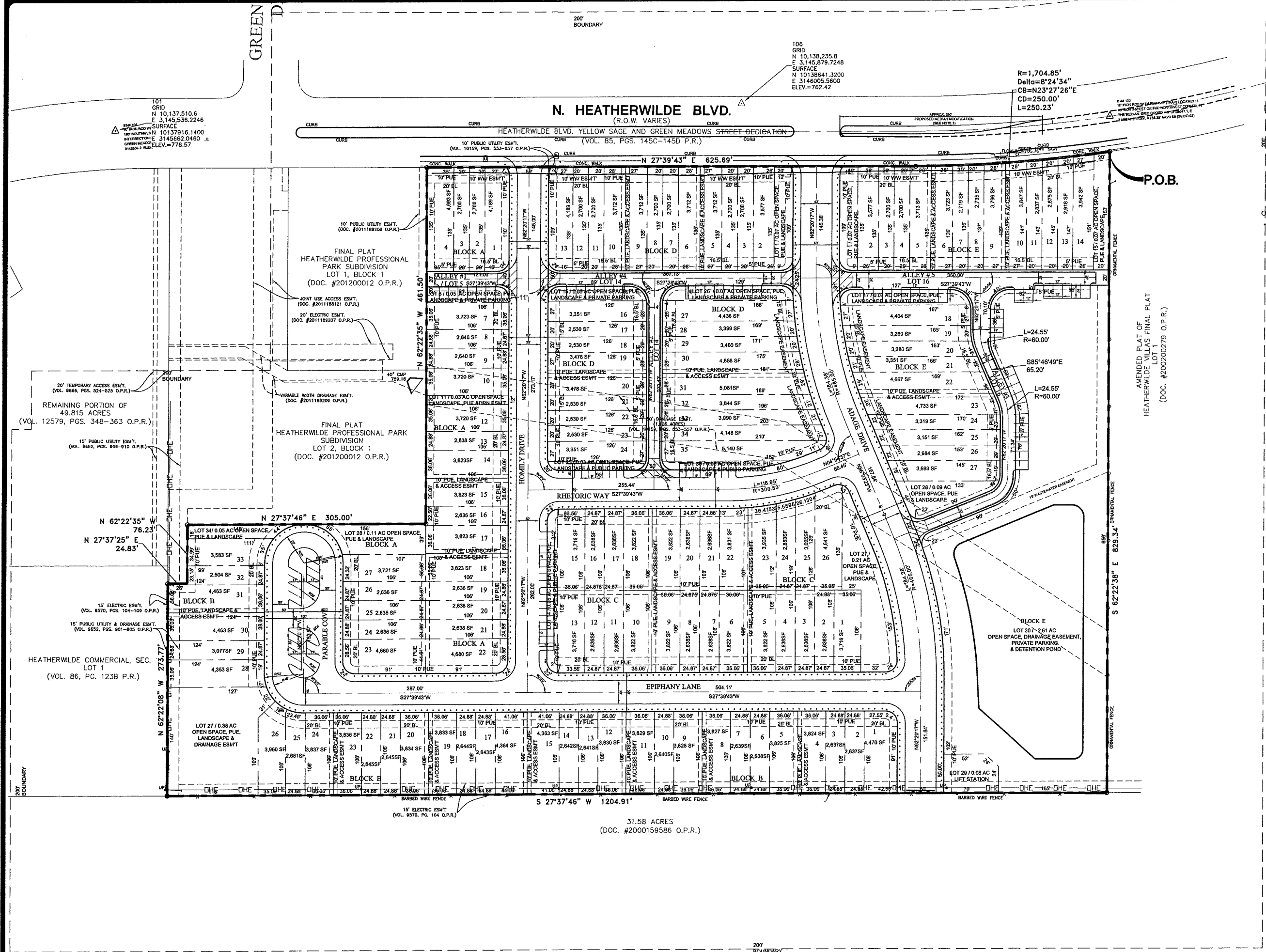


DATE: Dec 02, 2013, 10:58PM, USER ID: DGOSS
THE INFORMATION CONTAINED HEREIN IS UNCLASSIFIED EXCEPT WHERE SHOWN OTHERWISE

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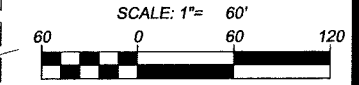
CARRINGTON COURT PRELIMINARY PLAT

DATE: Dec 05, 2013, 10:59 AM USER ID: DCOGS
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106
 GRID
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 E 3,145,879.7248
 SURFACE
 N 10138641.3200
 E 3146005.5600
 ELEV.=762.42

R=1,704.85'
 Delta=8°24'34"
 CB=N23°27'26"E
 CD=250.00'
 L=250.23'

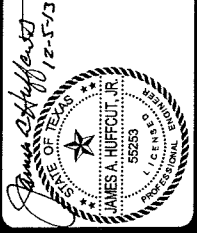


LEGEND

- 200' OUTSIDE BOUNDARY
- OVERALL TRACT BOUNDARY
- EXISTING FENCE
- EXISTING ORNAMENTAL FENCE
- SIDEWALK

NOTE:
 1. ALL LOCAL STREETS SHALL HAVE 4' SIDEWALK AND MINOR STREET COLLECTOR SHALL HAVE 6' SIDEWALK
 2. APPROPRIATE SIGNAGE AND STRIPING PER THE REQUIREMENTS OF THE TMDOT WILL BE INCORPORATED IN THE CONSTRUCTION PLANS TO DELINEATE THE ONE-WAY OPERATION OF PARABLE COVE.
 3. A SOUTHBOUND LEFT TURN LANE IS PROPOSED FOR THE MEDIAN BREAK AT ADAGE DRIVE. FINAL DESIGN TO BE IMPLEMENTED WITH THE CONSTRUCTION PLANS. THE TURN LANE SHALL PROVIDE A MINIMUM STORAGE LENGTH OF 150 FEET.

REVISIONS:

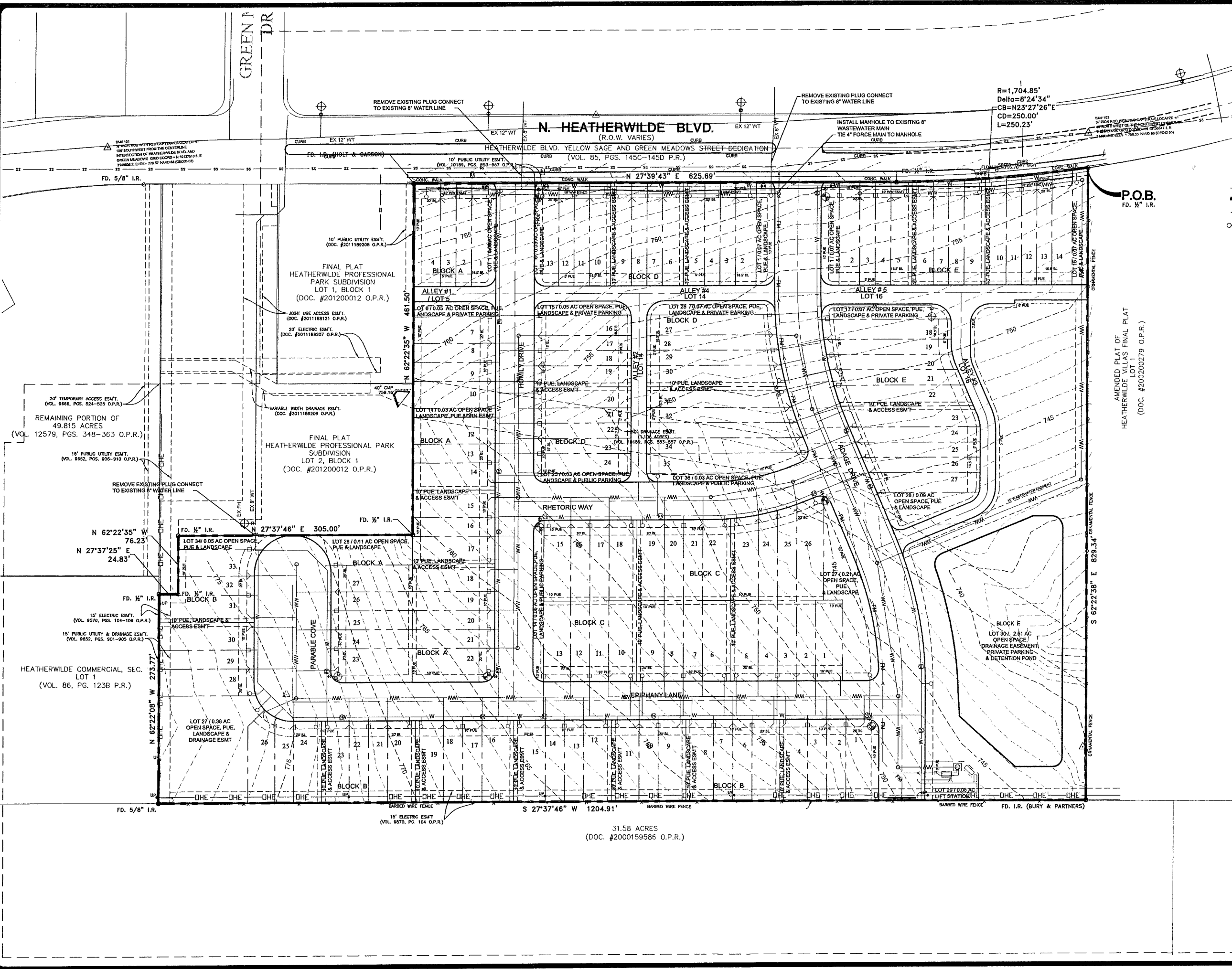
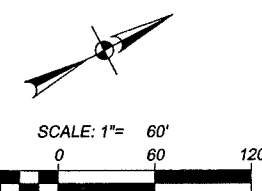


PAPE-DAWSON ENGINEERS

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 TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION # 470

CARRINGTON COURT
 PRELIMINARY PLAN
 DIMENSION CONTROL PLAN

JOB NO.	50769-00
DATE	DECEMBER 2013
DESIGNER	RBB
CHECKED	DL
DRAWN	MT
SHEET	2 OF 6



LEGEND

- 200' OUTSIDE BOUNDARY
- OVERALL TRACT BOUNDARY
- - - - - EXISTING FENCE
- ○ ○ ○ ○ EXISTING ORNAMENTAL FENCE
- ○ ○ ○ ○ SINGLE WATER SERVICE
- ○ ○ ○ ○ DOUBLE WATER SERVICE
- ○ ○ ○ ○ SINGLE WASTEWATER SERVICE
- ○ ○ ○ ○ DOUBLE WASTEWATER SERVICE
- ⊕ ⊕ ⊕ ⊕ ⊕ PROPOSED FIRE HYDRANT
- ⊕ ⊕ ⊕ ⊕ ⊕ EXISTING FIRE HYDRANT
- ⊕ ⊕ ⊕ ⊕ ⊕ GATE VALVE
- ○ ○ ○ ○ 8" WATER LINE MAIN
- ○ ○ ○ ○ 4" WW MANHOLE
- ○ ○ ○ ○ 8" WASTEWATER LINE
- ○ ○ ○ ○ 4" FORCE MAIN
- - - - - EXISTING CONTOUR LINE

- NOTES:**
1. FIRE HYDRANTS SHALL BE PROVIDED AT LEAST EVERY 600 FEET IN RESIDENTIAL AREAS.
 2. WATER LINES ARE ALL 8" UNLESS OTHERWISE NOTED.
 3. WATER LINES SHALL BE DUCTILE IRON UNDER PAVED AREAS.
 4. WASTEWATER MANHOLES MUST BE CONSTRUCTED AT ALL CHANGES IN DIRECTION, INTERSECTIONS, AND TERMINATION POINTS. WASTEWATER MANHOLE SPACING IS 400 FEET MAX.

REVISIONS:
 DATE: Dec 05, 2013, 1:45PM USER ID: DGOSS
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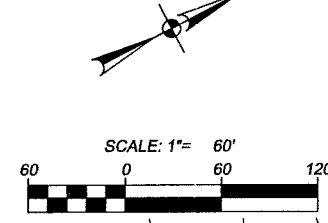
**CARRINGTON COURT
 PRELIMINARY PLAN
 OVERALL UTILITY PLAN**

JOB NO. 50769-00
 DATE DECEMBER 2013
 DESIGNER RBB
 CHECKED DRAWN MT
 SHEET 3 OF 6

Area	Acres	Tc	I25	H100	C25	C100	Q25	Q100	Remarks
1	1.03	5	10.11	12.54	0.63	0.71	6.6	9.2	
2	0.79	5	10.11	12.54	0.58	0.66	4.6	6.5	
3	0.40	5	10.11	12.54	0.74	0.82	3.0	4.1	
4	0.93	5	10.11	12.54	0.55	0.63	5.2	7.3	
5	0.54	5	10.11	12.54	0.74	0.83	4.0	5.6	
6	0.73	5	10.11	12.54	0.69	0.77	5.1	7.0	
7	0.87	5	10.11	12.54	0.74	0.82	6.5	8.9	
8	0.56	5	10.11	12.54	0.63	0.71	3.6	5.0	
9	1.05	5	10.11	12.54	0.63	0.71	6.7	9.3	
10	0.39	5	10.11	12.54	0.69	0.77	2.7	3.6	
11	0.65	5	10.11	12.54	0.70	0.78	4.6	6.4	
12	0.77	5	10.11	12.54	0.57	0.65	4.4	6.3	
13	0.64	5	10.11	12.54	0.63	0.71	4.1	5.7	
14	0.85	5	10.11	12.54	0.66	0.74	5.7	7.9	
15	0.93	5	10.11	12.54	0.57	0.65	5.4	7.6	
16	0.84	5	10.11	12.54	0.71	0.79	6.0	8.3	
17	1.33	5	10.11	12.54	0.63	0.71	8.5	11.8	
18	0.94	5	10.11	12.54	0.61	0.68	5.8	8.0	
19	0.57	5	10.11	12.54	0.74	0.82	4.3	5.9	
20	0.34	5	10.11	12.54	0.82	0.90	2.8	3.8	
21	0.57	5	10.11	12.54	0.68	0.76	3.9	5.4	
22	0.63	5	10.11	12.54	0.73	0.81	4.6	6.4	
23	0.44	5	10.11	12.54	0.75	0.83	3.3	4.6	
24	0.27	5	10.11	12.54	0.59	0.67	1.6	2.3	
25	0.51	5	10.11	12.54	0.65	0.73	3.4	4.7	
26	3.16						15.84	21.62	DETENTION POND

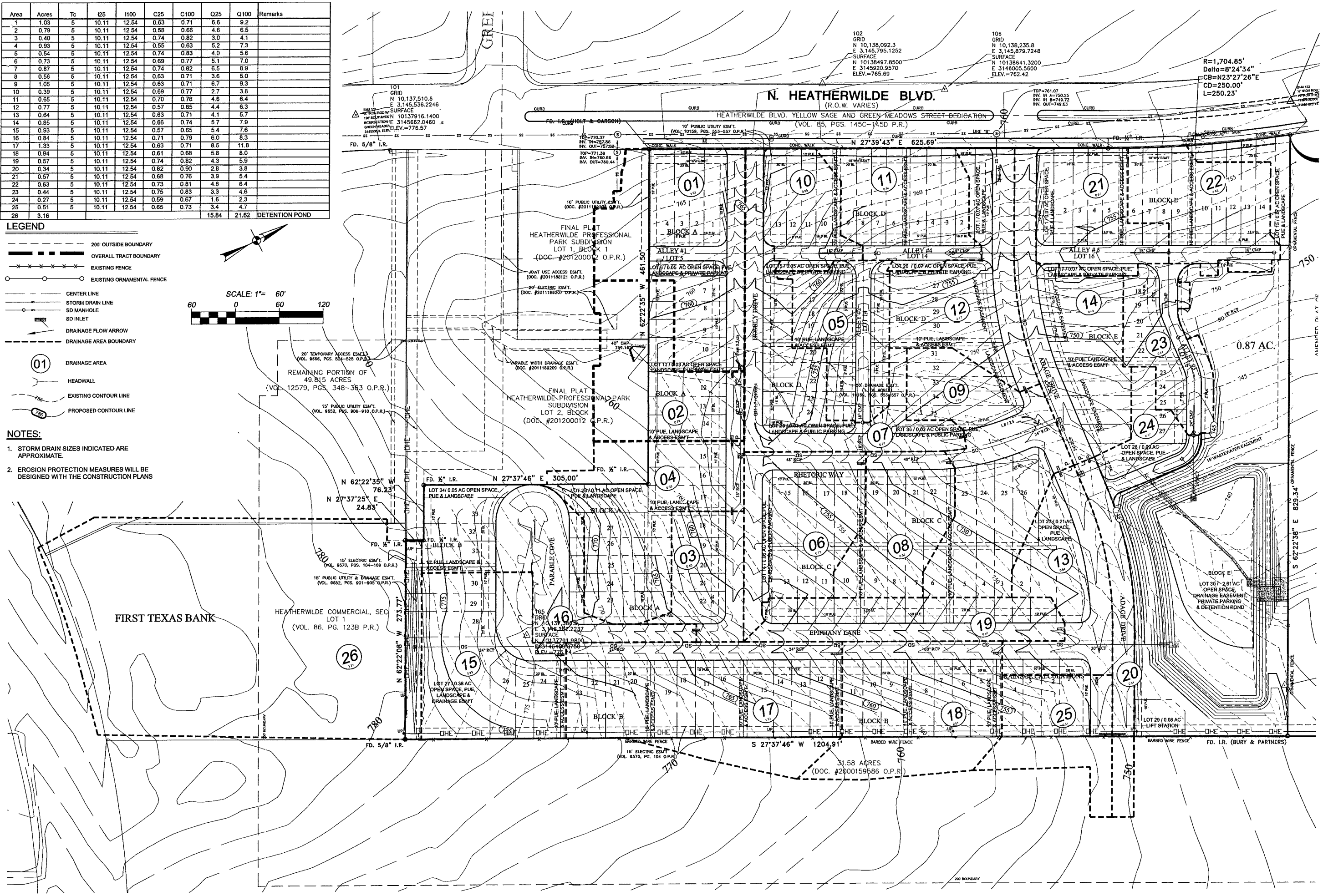
LEGEND

- 200' OUTSIDE BOUNDARY
- OVERALL TRACT BOUNDARY
- EXISTING FENCE
- EXISTING ORNAMENTAL FENCE
- CENTER LINE
- STORM DRAIN LINE
- SD MANHOLE
- SD INLET
- DRAINAGE FLOW ARROW
- DRAINAGE AREA BOUNDARY
- DRAINAGE AREA
- HEADWALL
- EXISTING CONTOUR LINE
- PROPOSED CONTOUR LINE



NOTES:

- 1. STORM DRAIN SIZES INDICATED ARE APPROXIMATE.
- 2. EROSION PROTECTION MEASURES WILL BE DESIGNED WITH THE CONSTRUCTION PLANS.



REVISIONS:

- 12-15-13

Professional Engineer
JAMES A. HUFFOUT, JR.
55253
11901 GREENBRIAR
DALLAS, TEXAS 75237

PAPE-DAWSON ENGINEERS

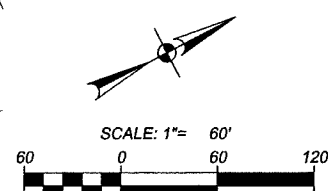
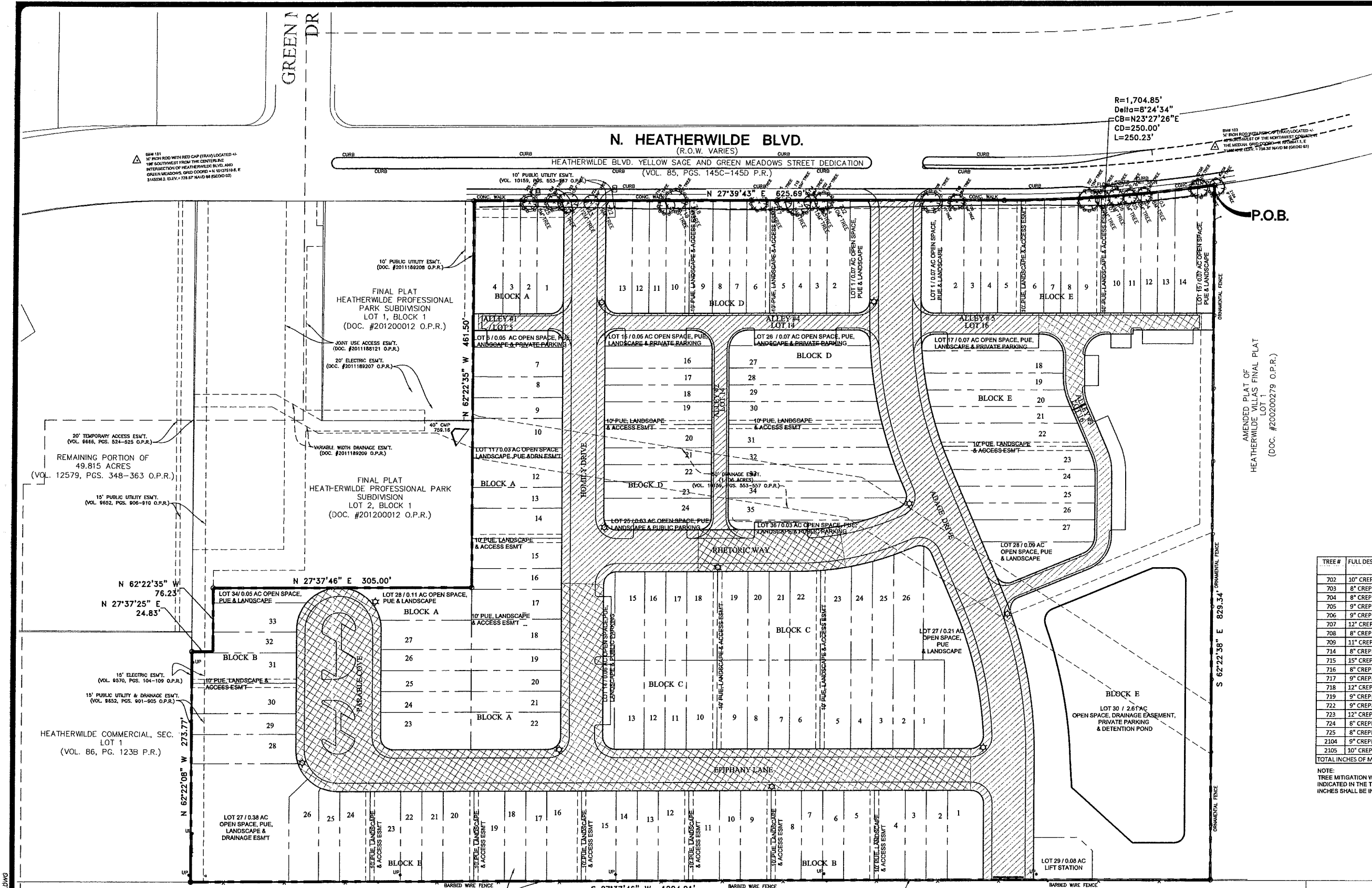
7800 SIGNAL CREEK BLVD. SUITE 220 WEST
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**CARRINGTON COURT
PRELIMINARY PLAN
DRAINAGE STUDY**

JOB NO. 50769-00
DATE: DECEMBER 2013
DESIGNER: RBB
CHECKED DRAWN: MT
SHEET 4 OF 6

DATE: Dec 05, 2013, 1:04PM USER ID: DC005
File: H:\PROJECT\51507\600840 PRELIMINARY\CIVIL\DC00769-00.DWG

DATE: 01/05/2013 1:43PM USER: R.D. DEWISS
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LEGEND
 - - - - - 200' OUTSIDE BOUNDARY
 - - - - - OVERALL TRACT BOUNDARY
 - - - - - EXISTING FENCE
 - - - - - EXISTING ORNAMENTAL FENCE

LEGEND
 * STREET LIGHT
 NOTE: LOCATION OF STREETLIGHTS ARE APPROXIMATE. FINAL DESIGN OF STREETLIGHT NETWORK SHALL BE BY THE UTILITY PROVIDER AT THE TIME OF FINAL PLATS AND CONSTRUCTION PLANS.

LEGEND
 [Hatched Box] PROPOSED CUT
 [Solid Box] PROPOSED FILL
 NOTE: SHADING ON THIS PLAN SHEET DEPICTS THE APPROXIMATE AREAS OF CUT & FILL WITHIN THE RIGHT-OF-WAY.

LEGEND
 (X) TREES TO BE REMOVED
 (O) TREES TO BE PROTECTED

TREE #	FULL DESCRIPTION	PROTECTED	REMOVED	CLASS	MITIGATION RATIO	INCHES REQ'D
702	10" CREPE MYRTLE	P				
703	8" CREPE MYRTLE	P				
704	8" CREPE MYRTLE	P				
705	9" CREPE MYRTLE	P				
706	9" CREPE MYRTLE	P				
707	12" CREPE MYRTLE	P				
708	8" CREPE MYRTLE	P				
709	11" CREPE MYRTLE	P				
714	8" CREPE MYRTLE	P				
715	15" CREPE MYRTLE	P				
716	8" CREPE MYRTLE	P				
717	9" CREPE MYRTLE	P				
718	12" CREPE MYRTLE	P				
719	9" CREPE MYRTLE	P				
722	9" CREPE MYRTLE		R	2	1:1	9
723	12" CREPE MYRTLE		R	2	1:1	12
724	8" CREPE MYRTLE	P				
725	8" CREPE MYRTLE	P				
2104	9" CREPE MYRTLE	P				
2105	10" CREPE MYRTLE	P				
TOTAL INCHES OF MITIGATION:						21

NOTE: TREE MITIGATION WILL BE PROVIDED BY PLANTING 21-INCHES OF TREES AS INDICATED IN THE TABLE, OR BY RELOCATION OF THE AFFECTED TREES. MITIGATION INCHES SHALL BE IN ADDITION TO THE MINIMUM LANDSCAPE REQUIREMENTS.

REVISIONS:

James A. Hoffcutt
 12-5-13
 [Professional Engineer Seal]

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 TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION # 470

**CARRINGTON COURT
 PRELIMINARY PLAN
 TREE SURVEY, CUT-FILL
 STREET LIGHT PLAN**

JOB NO. 50763-00
 DATE DECEMBER 2013
 DESIGNER RBB
 CHECKED [initials] DRAWN MT
 SHEET 5 OF 6

N. HEATHERWILDE BLVD.
 (R.O.W. VARIES)

HEATHERWILDE BLVD. YELLOW SAGE AND GREEN MEADOWS STREET DEDICATION
 (VOL. 85, PGS. 145C-145D P.R.)

31.58 ACRES
 (DOC. #2000159586 O.P.R.)

