

REVISIONS			
No.	Revision Description	Prepared by:	Reviewed by:
		(Date)	(Date)

ENGINEERING STUDIES FOR THE VILLAGE ON LEGACY SUBDIVISION

NAME: KUEMPEL TRACT, IMPACT ANALYSIS
AUTHOR: PAPE-DAWSON ENGINEERS - LONNIE L. ANDERSON, P.E.
DATE: 07/18/2016

NAME: WASTEWATER STUDY VILLAGE ON LEGACY SUBDIVISION,
AUTHOR: PAPE-DAWSON ENGINEERS - STEVEN S. CRAUFORD, P.E.
DATE: 04/19/2016

NAME: ENGINEERING REPORT VILLAGE ON LEGACY SUBDIVISION,
AUTHOR: PAPE-DAWSON ENGINEERS - STEVEN S. CRAUFORD, P.E.
DATE: 07/18/2016

NAME: WATER MODEL AND FIRE FLOW ANALYSIS, VILLAGE ON LEGACY SUBDIVISION,
AUTHOR: PAPE-DAWSON ENGINEERS - STEVEN S. CRAUFORD, P.E.
DATE: 06/23/2016

NAME: GEOTECHNICAL INVESTIGATION PAVEMENT THICKNESS RECOMMENDATIONS,
AUTHOR: MLA LABS, INC. - TIMOTHY R. WESTON, P.E.
DATE: 03/18/2016

NOTES:

- THIS PLAN LIES WITHIN THE CITY OF PFLUGERVILLE FULL PURPOSE JURISDICTION.
- WATER AND WASTEWATER SERVICE SHALL BE PROVIDED BY THE CITY OF PFLUGERVILLE. NO LOT IN THIS SUBDIVISION SHALL BE OCCUPIED UNTIL CONNECTED TO WATER AND WASTEWATER FACILITIES.
- A 10-FT. PUBLIC UTILITY EASEMENT (P.U.E.) SHALL BE DEDICATED ALONG ALL STREET FRONTAGE(S). EASEMENT(S) DEDICATED TO THE PUBLIC BY THIS PLAN SHALL ALSO BE SUBJECT TO THE TERMS AND CONDITIONS OF THE ENGINEERING DESIGN MANUAL, AS AMENDED, THE GRANTOR, D&B REALTY HOLDINGS, LLC, HEIRS, SUCCESSORS AND ASSIGNS SHALL RETAIN THE OBLIGATION TO MAINTAIN THE SURFACE OF THE EASEMENT PROPERTY, INCLUDING THE OBLIGATION TO REGULARLY MOW OR CUT BACK VEGETATION AND TO KEEP THE SURFACE OF THE EASEMENT PROPERTY FREE OF LITTER, DEBRIS, AND TRASH.
- NO IMPROVEMENTS INCLUDING BUT NOT LIMITED TO STRUCTURES, FENCES, OR LANDSCAPING SHALL BE ALLOWED IN A PUBLIC EASEMENT, EXCEPT AS APPROVED BY THE CITY.
- THE PROPERTY OWNER SHALL PROVIDE ACCESS TO DRAINAGE AND UTILITY EASEMENTS AS MAY BE NECESSARY AND SHALL NOT PROHIBIT ACCESS FOR THE PLACEMENT, CONSTRUCTION, INSTALLATION, REPLACEMENT, REPAIR, MAINTENANCE, RELOCATION, REMOVAL, OPERATION AND INSPECTION OF SUCH DRAINAGE AND UTILITY FACILITIES, AND RELATED APPURTENANCES.
- A MINIMUM OF FOUR (4) FOOT WIDE PUBLIC SIDEWALK SHALL BE PROVIDED ON BOTH SIDES OF LEGACY DRIVE, ASPEN GROVE DRIVE, WARM SPRINGS DRIVE, BEECHTREE LANE. SIX (6) FOOT WIDE SIDEWALKS WITHIN LOT 6, BLOCK A AND LOT 12, BLOCK B SHALL BE CONSTRUCTED WITH THE PUBLIC INFRASTRUCTURE PLANS.
- 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.
- THIS SUBDIVISION IS SUBJECT TO ALL CITY OF PFLUGERVILLE ORDINANCES OR TECHNICAL MANUALS RELATED TO TREE PRESERVATION PER CITY ORDINANCE #1203-15-02-24 AND CITY RESOLUTION #1224-09-08-25-8A. EXISTING TREES ALONG WESTERN BOUNDARY ARE PROTECTED AND NO REMOVAL WILL BE ALLOWED.
- TREES ALONG WESTERN BOUNDARY SHALL BE CONSIDERED PROTECTED AND NO REMOVAL WILL BE ALLOWED.
- WHERE APPLICABLE, THE PUBLIC PARKLAND DEDICATION AND PARK DEVELOPMENT FEE SHALL BE CALCULATED AT A RATE REQUIRED BY CITY ORDINANCE #1203-15-02-24, THE PARKLAND FEE IN LIEU AMOUNT OF \$73,311.48 AND PARK DEVELOPMENT FEE OF \$63,325.00 SHALL BE PROVIDED PRIOR TO THE FIRST FINAL PLAT BEING CONSIDERED BY THE CITY OF PFLUGERVILLE PLANNING AND ZONING COMMISSION. THE PARK DEVELOPMENT FEE MAY BE REDUCED IF THE PROPOSED AMENITY IMPROVEMENTS AS DETAILED IN AN ENGINEER'S ESTIMATE ARE APPROVED BY THE PARKS AND RECREATION DIRECTOR.
- THE COMMUNITY IMPACT FEE RATE FOR WATER AND WASTEWATER WILL BE ASSESSED AT THE TIME OF FINAL PLAT.
- ON-SITE STORM WATER FACILITIES SHALL BE PROVIDED TO MITIGATE POST-DEVELOPMENT PEAK RUNOFF RATES FOR THE 2 YEAR, 25 YEAR AND 100 YEAR STORM EVENTS.
- 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 MANUAL.
- THE OWNER OF THIS SUBDIVISION, AND HIS OR HER SUCCESSORS AND ASSIGNS, ASSUMES RESPONSIBILITY FOR PLANS FOR CONSTRUCTION OF SUBDIVISION IMPROVEMENTS WHICH COMPLY WITH APPLICABLE CODES AND REQUIREMENTS OF THE CITY OF PFLUGERVILLE.
- CONSTRUCTION PLANS AND SPECIFICATIONS FOR ALL SUBDIVISION IMPROVEMENTS SHALL BE REVIEWED AND APPROVED BY THE CITY OF PFLUGERVILLE PRIOR TO ANY CONSTRUCTION WITHIN THE SUBDIVISION.
- A PORTION OF THIS TRACT IS WITHIN A FLOOD HAZARD AREA AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP PANEL #48453C0280J & #48453C0280J FOR TRAVIS COUNTY, EFFECTIVE AUGUST 18, 2014.
- ALL PROPOSED FENCES AND WALLS ADJACENT TO INTERSECTING PUBLIC ROADWAY RIGHT-OF-WAY OR ADJACENT TO PRIVATE ACCESS DRIVES SHALL BE IN COMPLIANCE WITH THE SIGHT DISTANCE REQUIREMENTS OF THE CITY OF PFLUGERVILLE ENGINEERING DESIGN MANUAL, AS AMENDED.
- WASTEWATER AND WATER SYSTEMS SHALL CONFORM TO TCEQ (TEXAS COMMISSION ON ENVIRONMENTAL QUALITY) AND STATE BOARD OF INSURANCE REQUIREMENTS. THE OWNER UNDERSTANDS AND ACKNOWLEDGES THAT PLAT VACATION OR RE-PLATTING MAY BE REQUIRED AT THE OWNER'S SOLE EXPENSE IF PLANS TO DEVELOP THIS SUBDIVISION DO NOT COMPLY WITH FLOOD CODES AND REQUIREMENTS.
- ALL RESPONSIBILITY FOR THE ADEQUACY OF THESE PLANS REMAINS WITH THE ENGINEER WHO PREPARED THEM. IN REVIEWING THESE PLANS, THE CITY OF PFLUGERVILLE MUST RELY UPON THE ADEQUACY OF THE WORK OF THE DESIGN ENGINEER.
- PUBLIC INFRASTRUCTURE ACCEPTANCE AND BUILDING PERMITS FOR LOT 1-8, BLOCK A; LOTS 10-13, BLOCK C WILL NOT BE ISSUED UNTIL THE FEMA FLOODPLAIN HAS BEEN REMOVED BY FEMA APPROVAL OF THE LOIIR-F AND THE TEMPORARY DRAINAGE EASEMENT RECORDED IN DOCUMENT NO. _____ OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS HAS BEEN VACATED.
- A HOMEOWNER'S ASSOCIATION WILL BE ESTABLISHED FOR THE OWNERSHIP/MAINTENANCE OF THE OPEN SPACE/LANDSCAPE LOTS, AND ALL COMMUNITY FACILITIES.
- A SUBDIVISION BOUNDARY WALL WILL BE PROVIDED WITHIN LOT 12, BLOCK B AND LOT 6, BLOCK A AND SERVE AS THE BOUNDARY FENCE FOR ALL LOTS IN BLOCK A AND B CONTAINING A COMMON LOT LINE TO THESE LOTS. THE BOUNDARY FENCE WILL BE THE OWNERSHIP/MAINTENANCE RESPONSIBILITY OF THE HOMEOWNER'S ASSOCIATION.
- THIS WILL BE A SINGLE PHASE DEVELOPMENT.

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.

UTILITY	UTILITY COMPANY	CONTACT	PHONE
ELECTRIC	ONCOR ELECTRIC DELIVERY COMPANY 350 TEXAS AVENUE ROUND ROCK, TEXAS 78664	PAUL LEMONS	(512)-244-5693
GAS	ATMOS ENERGY 3110 N. HIGHWAY I-35 ROUND ROCK, TEXAS 78681	CHRIS LEBLANC	(512)-310-3801
TELEPHONE/ CABLE	AT&T - TEXAS NORTH ENGINEERING 11220 JOSEPH CLAYTON DR., FLOOR 1 AUSTIN, TEXAS 78753	MARK DAVIS	(512)-870-4760
TELEPHONE/ CABLE	SUDDENLINK COMMUNICATIONS 111 N. COLLEGE RD. GEORGETOWN, TEXAS 78626	PHILLIP WOMAC	(512)-931-2964
TELEPHONE/ CABLE	GRANDE COMMUNICATIONS 9601 DESSAU RD., #305 AUSTIN, TEXAS 78754	GREGORY PEPPER	(512)-220-4000
WASTEWATER	CITY OF PFLUGERVILLE-PUBLIC WORKS DEPT. 15500 SUN LIGHT NEAR WAY #B PFLUGERVILLE, TEXAS 78660	MATT WOODARD	(512)-990-6400
WATER	CITY OF PFLUGERVILLE-PUBLIC WORKS DEPT. 15500 SUN LIGHT NEAR WAY #B PFLUGERVILLE, TEXAS 78660	MATT WOODARD	(512)-990-6400

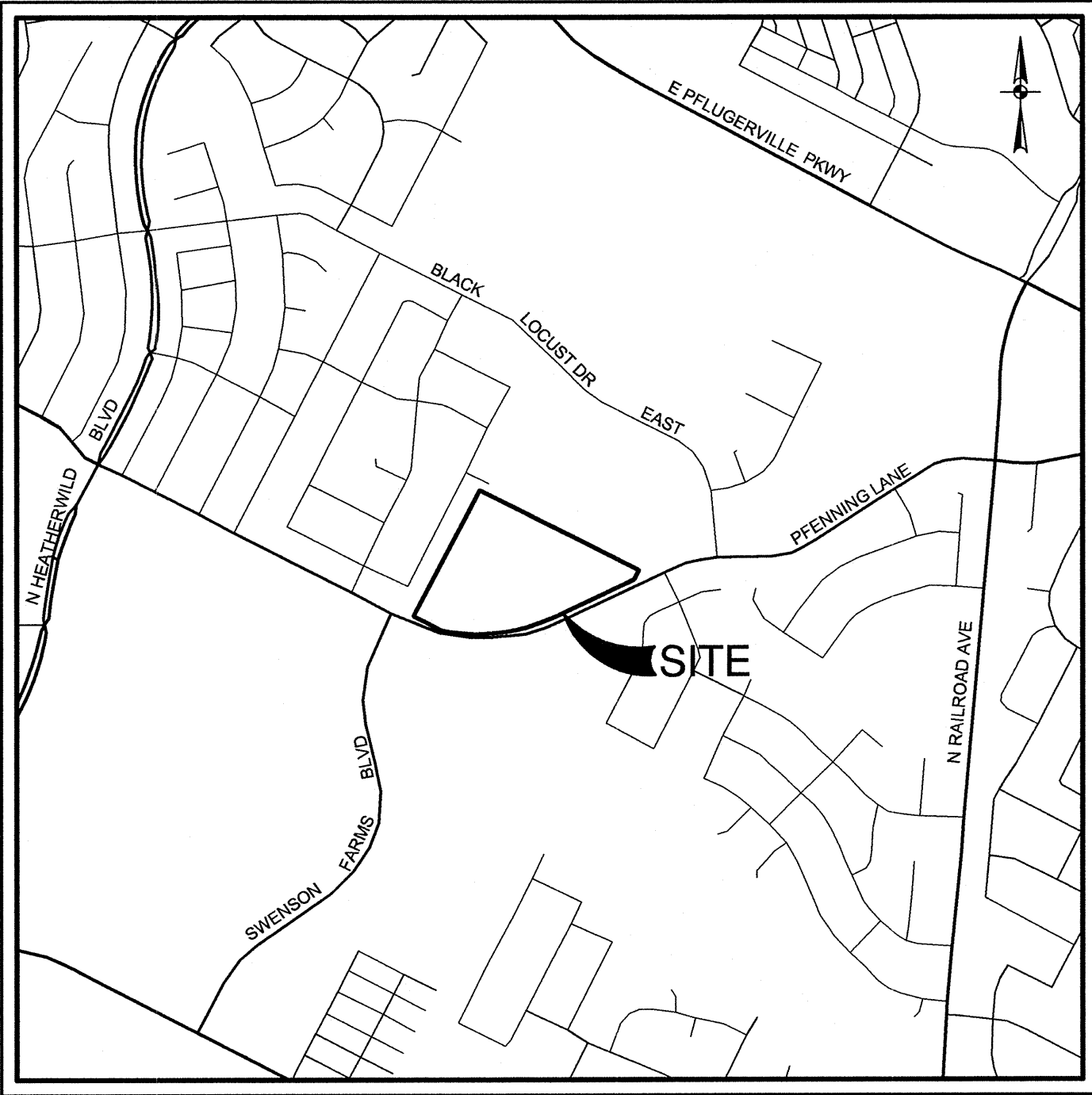
VILLAGE ON LEGACY SUBDIVISION

CITY OF PFLUGERVILLE, TEXAS

PP1602-01

PRELIMINARY PLAN - NOT FOR RECORDATION

A 17.659 ACRE TRACT OF LAND BEING OUT OF A REMNANT PORTION OF A CALLED 100 ACRE TRACT (FIRST TRACT CONVEYED TO C.J. KUEMPEL RECORDED IN VOLUME 1419, PAGE 547 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS, SITUATED IN THE E. BEBEE SURVEY NO. 4, ABSTRACT 33 IN THE CITY OF PFLUGERVILLE, TRAVIS COUNTY, TEXAS, SAID 17.659 ACRE TRACT BEING MORE FULLY DESCRIBED AS FOLLOWS, WITH BEARINGS BASED ON THE TEXAS COORDINATE SYSTEM ESTABLISHED FOR THE CENTRAL ZONE FROM THE NORTH AMERICAN DATUM OF 1983 NAD 83 (NAD2011) EPOCH 2010.00.



LOCATION MAP

NOT-TO SCALE

A PORTION OF THE PROPOSED IMPROVEMENTS ARE LOCATED WITHIN THE 1% ANNUAL CHANCE FLOODPLAIN PER FEMA PANEL NO. 48453C0280J & 48453C0280J DATED 08/18/2014.

OWNER:

D & B REALTY HOLDINGS, LLC
1801 S. MOPAC EXPRESSWAY, SUITE 200
AUSTIN, TX 78746

DEVELOPER:

AMERICAN HOUSING VENTURES, LLC
3 UPPER NEWPORT PLAZA NEWPORT
BEACH, CA 92660

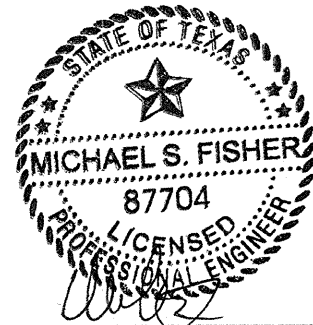
ENGINEER:

PAPE-DAWSON ENGINEERS
7800 SHOAL CREEK BLVD., SUITE 220 WEST
AUSTIN, TX 78757
(512)454-8711 FAX (512)459-8867

SURVEYOR:

PAPE-DAWSON ENGINEERS
7800 SHOAL CREEK BLVD., SUITE 220 WEST
AUSTIN, TX 78757
(512)454-8711 FAX (512)459-8867

SUBMITTED BY:



PAPE-DAWSON ENGINEERS
MICHAEL S. FISHER, P.E. #87704
VICE PRESIDENT

Sheet List Table

Sheet Number	Sheet Title
1	COVER SHEET
2	LOT SUMMARY
3	PRELIMINARY PLAN
4	GRADING PLAN
5	OVERALL UTILITY LAYOUT
6	OVERALL DRAINAGE STUDY
7	DRAINAGE STUDY - SUB-DRAINAGE AREAS
8	FIRE PROTECTION PLAN
9	STREET LIGHT PLAN
10	TREE PRESERVATION PLAN

LOT SUMMARY		
USE	LOTS	ACREAGE
SINGLE FAMILY LOTS	85	12.39
LANDSCAPE LOTS	2	0.45
OPEN SPACE LOTS	1	1.21
RIGHT-OF-WAY	-	3.61
TOTAL LOTS	89	17.66

PARKLAND CALCULATION

GROSS DENSITY: 85 LOTS/17.66 AC = 4.81 UNITS/AC
FROM TABLE 14.3.2 PERSONS PER UNIT = 3.0

PARKLAND REQUIRED

$6.6 \times (85 \text{ UNITS}) \times (3.0 \text{ PERSONS/UNIT}) = 1.683 \text{ AC}$
1000

PARKLAND FEE IN-LIEU

$1.683 \text{ AC} \times \$43,560/\text{AC} = \$73,311.48$

PARK DEVELOPMENT FEE

$85 \text{ UNITS} \times \$745/\text{UNIT} = \$63,325.00$

STREET LENGTHS	
STREET NAME	LENGTH
LEGACY DRIVE/COVE	281 LF
ASPEN GROVE DRIVE	946 LF
WARM SPRINGS DRIVE	753 LF
BEECHTREE LANE	827 LF

July 20, 2016

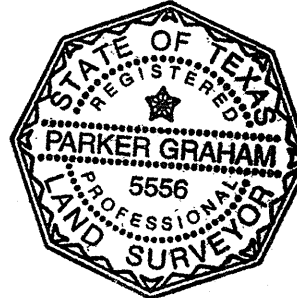
BENCHMARKS

BM#100
"X" CUT IN CONCRETE
SURFACE COORDINATES
NORTHING: 10140051.00
EASTING: 3148939.31
ELEV: 710.40
DATUM: NAVD88 (GEOID 03)

BM#101
"X" CUT IN CONCRETE
SURFACE COORDINATES
NORTHING: 10140120.30
EASTING: 3148971.76
ELEV: 713.39
DATUM: NAVD88 (GEOID 03)

PAPE-DAWSON ENGINEERS

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SUITE 220 WEST | FAX: 512.459.8867
TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION # 470
TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, FIRM REGISTRATION # 10028801



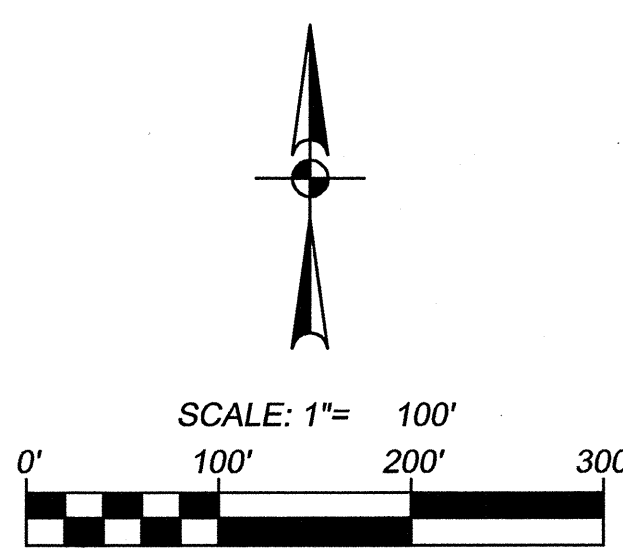
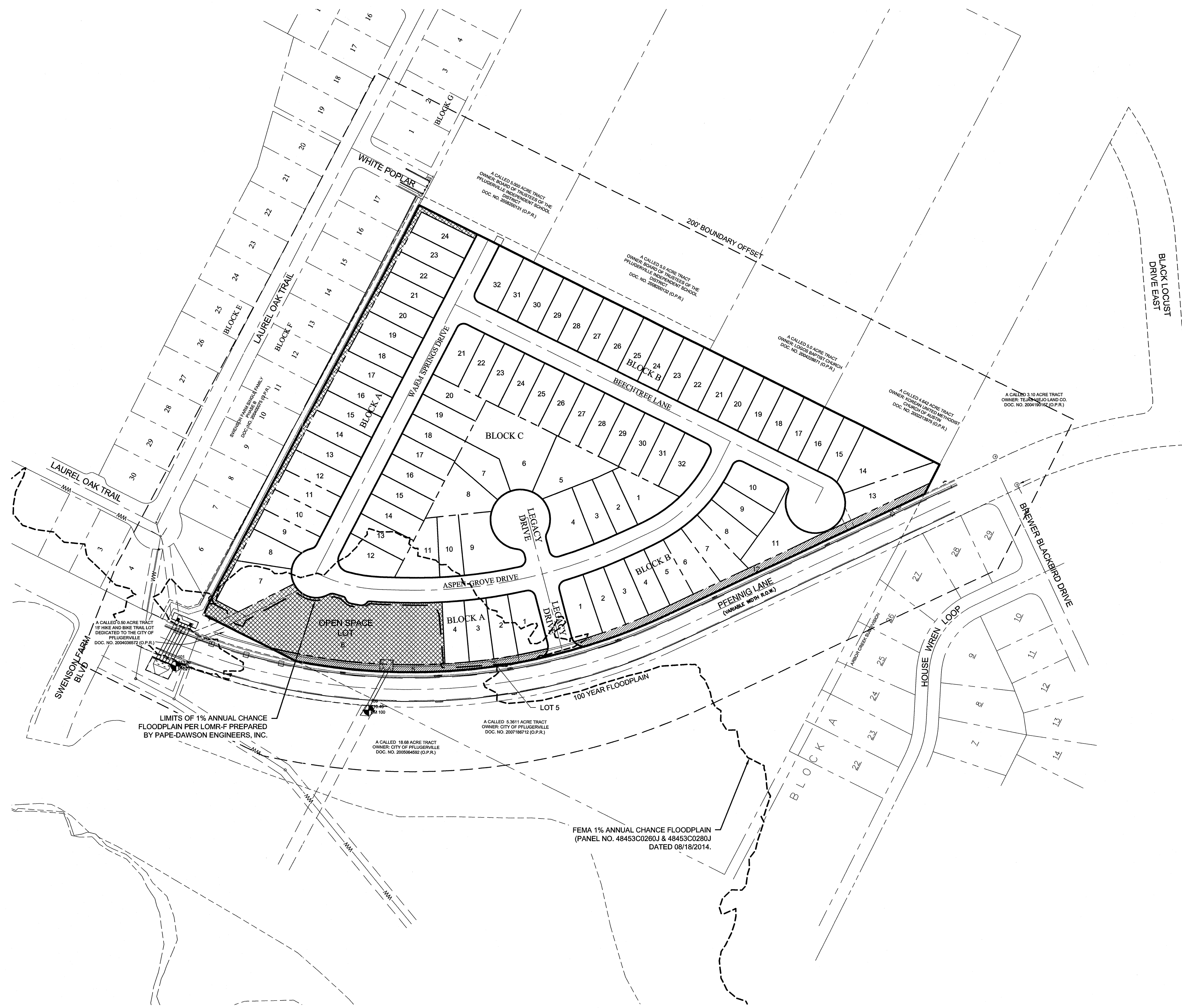
SURVEYOR'S CERTIFICATION

STATE OF TEXAS:

THAT I, PARKER GRAHAM, DO HEREBY CERTIFY THAT I PREPARED THIS PLAN FROM AN ACTUAL AND ACCURATE ON-THE-GROUND SURVEY OF THE LAND, AND THAT THE CORNER MONUMENTS SHOWN THEREON MARKING THE BOUNDARY OF THE PROPOSED SUBDIVISION, BUT NOT INTERIOR LOT LINES, WERE PROPERLY PLACED UNDER MY PERSONAL SUPERVISION, IN ACCORDANCE WITH ALL CITY OF PFLUGERVILLE, TEXAS CODES AND ORDINANCES AND THAT ALL KNOWN EASEMENTS WITHIN THIS BOUNDARY OF THE PLAT ARE SHOWN HEREON.

PARKER GRAHAM
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5556

SHEET 1 OF 10



- LEGEND**
- 200' BOUNDARY OFFSET
 - PROPERTY BOUNDARY
 - FEMA 100-YR FLOODPLAIN BOUNDARY
 - LOMR-F 100-YR FLOODPLAIN BOUNDARY
 - LANDSCAPE LOTS (MAINTAINED BY H.O.A.)
 - OPEN SPACE LOTS (MAINTAINED BY H.O.A.)
 - LIMITS OF DRAINAGE EASEMENT ON LOTS 5 & 6, BLOCK A.

LOT SUMMARY		
USE	LOTS	ACREAGE
SINGLE FAMILY LOTS	85	12.39
LANDSCAPE LOTS	2	0.45
OPEN SPACE LOTS	1	1.21
RIGHT-OF-WAY	-	3.61
TOTAL LOTS	89	17.66

NO. REVISION

DATE

JAMES A. HUFFCUT, JR.
55253
LICENSED PROFESSIONAL ENGINEER

PAPE-DAWSON ENGINEERS

7890 SUGAR CREEK BLVD | SUITE 220 WEST | AUSTIN, TEXAS 78757
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TEXAS BOARD OF PROFESSIONAL LAND SURVEYING: FIRM REGISTRATION # 10028891

VILLAGE ON LEGACY SUBDIVISION
CITY OF PFLUGERVILLE, TEXAS

NOT FOR RECORDATION
LOT SUMMARY

PLAT NO. _____

JOB NO. 50871-00

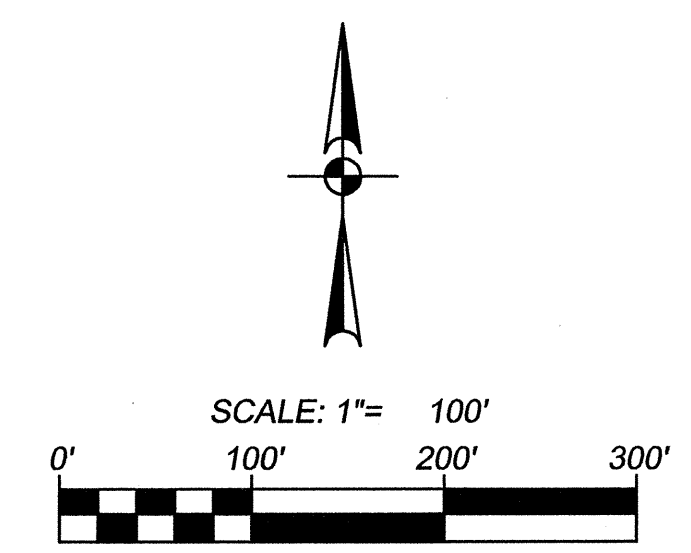
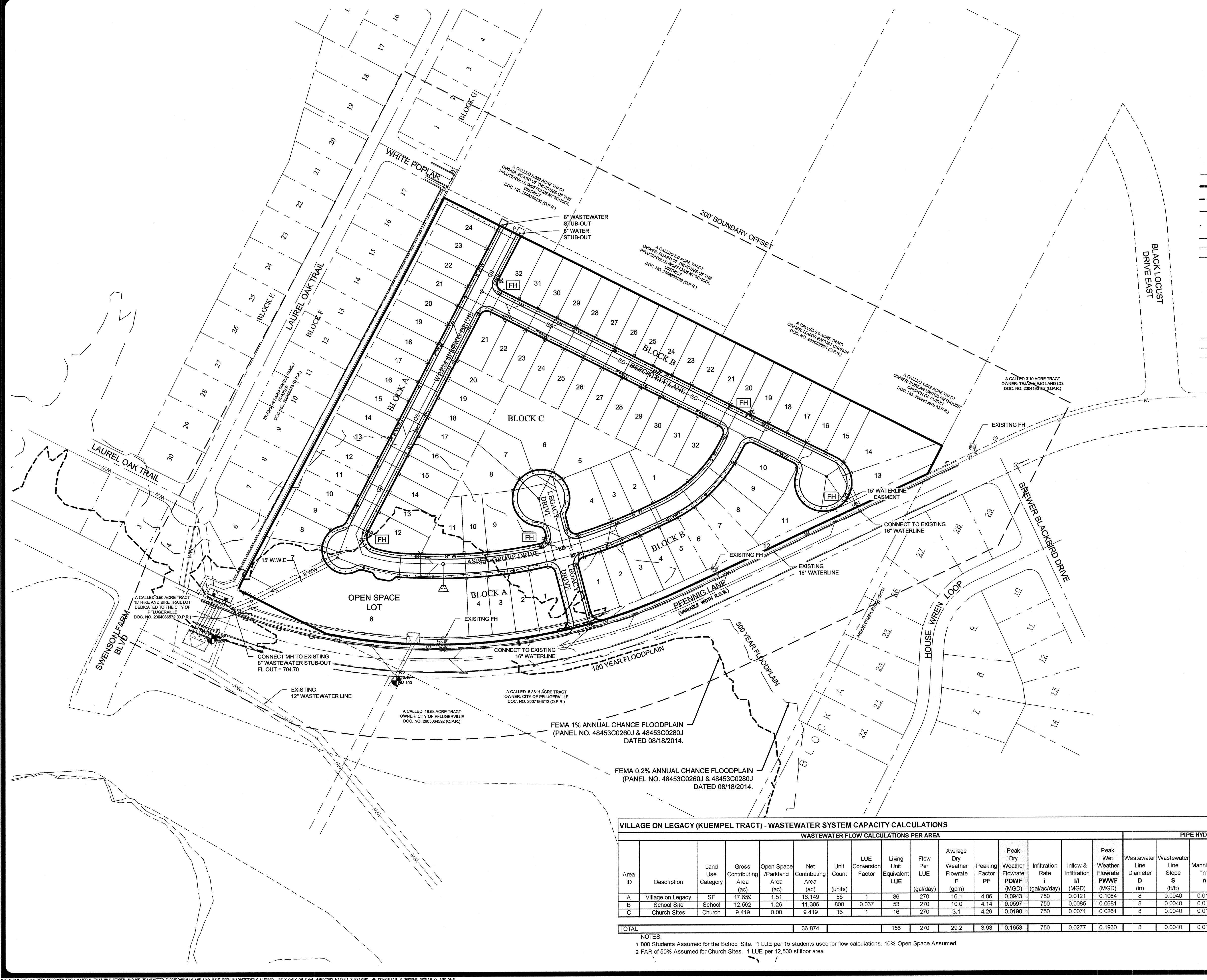
DATE June 22, 2016

DESIGNER WT

CHECKED SC DRAWN WT

SHEET 2 OF 10

Date: Jul 08, 2016, 3:23pm User ID: WTullis
File: H:\Projects\08-Village on Legacy\08-Village on Legacy.dwg
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- LEGEND**
- 200' BOUNDARY OFFSET
 - PROPERTY BOUNDARY
 - FEMA 100-YR FLOODPLAIN BOUNDARY
 - FEMA 500-YR FLOODPLAIN BOUNDARY
 - 4' SIDEWALK
 - W --- PROPOSED WATER LINE
 - WW --- PROPOSED WASTEWATER LINE & MANHOLE
 - SD --- PROPOSED STORM DRAIN LINE & MANHOLE
 - PROPOSED DOUBLE WASTEWATER SERVICE
 - PROPOSED SINGLE WASTEWATER SERVICE
 - PROPOSED DOUBLE WATER SERVICE
 - PROPOSED DOUBLE WATER SERVICE
 - PROPOSED FIRE HYDRANT ASSEMBLY
 - PROPOSED GATE VALVE
 - PROPOSED STORM DRAIN INLET
 - W --- EXISTING WATER LINE
 - WW --- EXISTING WASTEWATER LINE & MANHOLE
 - SD --- EXISTING STORM DRAIN LINE
 - EXISTING FIRE HYDRANT ASSEMBLY
 - EXISTING GATE VALVE

NOTE:
ALL WATERLINES WITHIN THE SUBDIVISION
ARE PROPOSED AS 8" DIAMETER

VILLAGE ON LEGACY (KUEMPEL TRACT) - WASTEWATER SYSTEM CAPACITY CALCULATIONS																							
WASTEWATER FLOW CALCULATIONS PER AREA																PIPE HYDRAULIC CALCULATIONS							
Area ID	Description	Land Use Category	Gross Contributing Area (ac)	Open Space /Parkland Area (ac)	Net Contributing Area (ac)	Unit Count (units)	LUE Conversion Factor	Living Unit Equivalent LUE	Flow Per LUE (gal/day)	Average Dry Weather Flowrate F (gpm)	Peaking Factor PF	Peak Dry Weather Flowrate PDWF (MGD)	Infiltration Rate I (gal/ac/day)	Inflow & Infiltration II (MGD)	Peak Wet Weather Flowrate PWWF (MGD)	Wastewater Line Diameter D (in)	Wastewater Line Slope S (ft/ft)	Manning's "n"	Pipe Cross Sectional Area A (ft ²)	Full Flow Capacity QF (MGD)	Dry Weather Percent Full PDWF/QF %	Wet Weather Percent Full PWWF/QF %	
A	Village on Legacy	SF	17,659	1.51	16,149	86	1	86	270	16.1	4.06	0.0943	750	0.0121	0.1064	8	0.0040	0.013	0.349	0.4939	19.1%	21.5%	
B	School Site	School	12,562	1.26	11,306	800	0.067	53	270	10.0	4.14	0.0597	750	0.0085	0.0681	8	0.0040	0.013	0.349	0.4939	12.1%	13.8%	
C	Church Sites	Church	9,419	0.00	9,419	16	1	16	270	3.1	4.29	0.0190	750	0.0071	0.0261	8	0.0040	0.013	0.349	0.4939	3.9%	5.3%	
TOTAL						36,874			156	270	29.2	3.93	0.1653	750	0.0277	0.1930	8	0.0040	0.013	0.349	0.4939	33.5%	39.1%
NOTES: 1 800 Students Assumed for the School Site. 1 LUE per 15 students used for flow calculations. 10% Open Space Assumed. 2 FAR of 50% Assumed for Church Sites. 1 LUE per 12,500 sf floor area.																							

DATE

NO. REVISION

PAPE-DAWSON
ENGINEERS

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TEXAS BOARD OF PROFESSIONAL LAND SURVEYING FIRM REGISTRATION # 10028001

VILLAGE ON LEGACY SUBDIVISION
CITY OF PFLUGERVILLE, TEXAS

NOT FOR RECORDATION
OVERALL UTILITY LAYOUT

PLAT NO.

JOB NO. 50871-00

DATE July 8, 2016

DESIGNER WT

CHECKED SC DRAWN WT

SHEET 5 OF 10

Worksheet 2: Lag times											
TIME OF CONCENTRATION CALCULATOR - EXISTING CONDITIONS											
Drainage Basin	Flow Type	Downstream Routing Point	Flow Length L (ft)	Elevation Point (ft)	Running Slope S	Manning's n	Assumed Hydraulic Radius R (ft)	Flow Velocity V (ft/sec)	Segment Travel Time Tt (min)	Time of Concentration Tc (min)	Lag Time Tlag (min)
EX-1	SHEET FLOW	EX-1.1	100	740.4	0.0200	0.24	---	13.76	13.76	2.35	9.88
EX-1	SHALLOW CONC. FLOW	EX-1.2	415	738.4	0.0251	---	2.55	2.71	16.47	9.88	9.88
EX-1	CHANNELIZED FLOW	EX-1.3	1230	728.00	0.0154	0.04	0.50	2.92	7.03	23.50	14.10
		EX-1.4		709.00							
OF CONCENTRATION FOR DRAINAGE BASIN EX-1										23.50	14.10

TIME OF CONCENTRATION CALCULATOR - DEVELOPED CONDITIONS										
Drainage Basin Designation	Flow Type	Downstream Routing Point	Flow Length L (ft)	Running Slope S _f ft/ft	Manning's "n"	Assumed Hydraulic Radius R _h (ft)	Flow Velocity V _f (ft/sec)	Segment Travel Time T _{tr} (min)	Time of Concentration T _c (min)	Lag Time T _{lag} (min)
A	SHEET FLOW	A.1	100	0.0250	0.24	---	---	13.76	13.76	8.26
	SHALLOW CONCENTRATED FLOW	A.2	0.0100	0.0250	0.48	---	---	1.46	15.22	9.72
A	CHANNELIZED FLOW	A.3	224	0.0050	0.12	---	2.04	1.83	17.07	10.26
A	STORM SEWER	A.4	411	0.0050	0.012	---	4.05	1.69	18.76	11.26
TIME OF CONCENTRATION FOR DRAINAGE BASIN A									18.76	11.26

TIME OF CONCENTRATION CALCULATOR - DEVELOPED CONDITIONS											
Drainage Basin Designation	Flow Type	Downstream Routing Point	Flow Length L (ft)	Running Slope S	Manning's "n"	Assumed Hydraulic Radius R (ft)	Flow Velocity V (ft/sec)	Segment Travel Time Tt (min)	Time of Concentration Tc (min)	Lag Time Tlag (min)	
B	SHALLOW FLOW	B-1	96	0.0200	0.24	—	—	13.32	13.32	7.99	
B	SHALLOW FLOW	B-2	93	0.0201	0.24	—	2.28	6.24	13.56	8.51	
B	CHANNELLED FLOW	B-3	171	0.0271	0.02	0.24	4.75	34.15	58.85	10.11	
B	STORM SEWER	B-4	969	—	0.012	—	6.00	2.69	16.85	10.11	
TIME OF CONCENTRATION FOR DRAINAGE BASIN B									16.85	10.11	

TIME OF CONCENTRATION CALCULATOR - DEVELOPED CONDITIONS											
Drainage Basin Designation	Flow Type	Downstream Routing Point	Flow Length L (ft)	Running Slope S	Manning's "n"	Assumed Hydraulic Radius R (ft)	Flow Velocity V (ft/sec)	Segment Travel Time Tt (min)	Time of Concentration Tc (min)	Lag Time Tlag (min)	
XI	SHEET FLOW	B.1	100	0.0100	0.24	---	---	---	---	---	
XI	SHALLOW CONC. FLOW	B.2	363	0.0250	---	---	1.61	3.75	17.51	10.51	
XI	STORM SEWER	B.3	550	0.0050	0.012	---	3.00	3.08	20.57	12.34	
TIME OF CONCENTRATION FOR DRAINAGE BASIN XI									20.57	12.34	

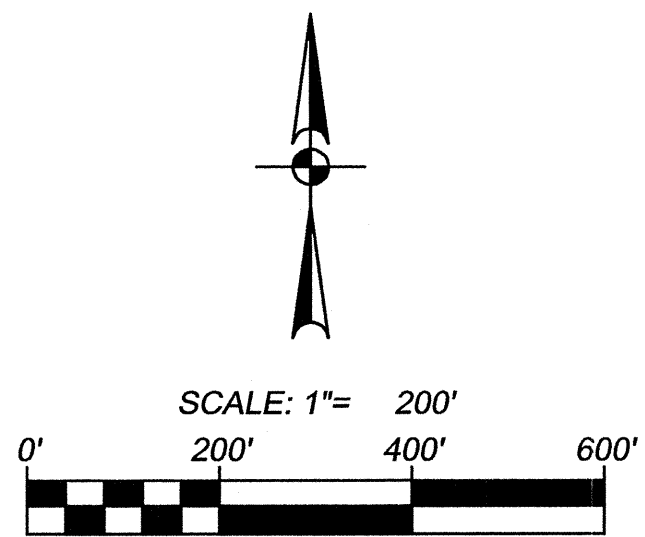
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5 - (NRCS TR55)						
Impervious Area Percentage %C	SCS Soil Group	Soil Group Designation	Base Curve Number CN	Composite Calculated Curve Number CN	Lag Time Tlag	
7.3%	D	HnA, HnB, EdC, BkC	80	81	14.10	
28.5%	D	HnA, HnB, EdC, BkC	80	85	11.26	
50.7%	D		80	89		
0.0%	D		80	80		
65.5%	D	HnA, HnB, EdC	80	92	10.11	
0.0%	D	HnA, HnB, EdC	80	80	12.34	

number plus impervious cover in lieu of calculated composite curve numbers only.

Lag Time (min)	Impervious Cover %	Cumulative Area (ac)	100 YEAR STORM		25 YEAR STORM		2 YEAR STORM	
			Runoff Per Drainage Area (cfs)	Cumulative Runoff (cfs)	Runoff Per Drainage Area (cfs)	Cumulative Runoff (cfs)	Runoff Per Drainage Area (cfs)	Routed Cumulative Runoff (cfs)
14.10	7.3%	32.01	186	186	130	130	41	41

Hydrologic Element	Element Description	Drainage Area (ac)	Base Curve Number CN	Lag Time (min)	Impervious Cover %	Cumulative Area (ac)	100 YEAR STORM		25 YEAR STORM		2 YEAR STORM	
							Runoff Per Drainage Area (cfs)	Routed Cumulative Runoff (cfs)	Runoff Per Drainage Area (cfs)	Routed Cumulative Runoff (cfs)	Runoff Per Drainage Area (cfs)	Routed Cumulative Runoff (cfs)
A	Watershed routed to Pond A	26.50	80	11.26	28.5%		172		123			43
X1	HOA strip to Pond A	0.21	80	12.34	0.0%		1.3		0.9			0.3
Pond A	Pond A					26.50		129		90		28
B	Watershed not routed to Pond A	5.33	80	10.11	65%		38		28			11
Outlet 1	6'x4' Box Culvert at Pfennig Lane					32.03		156		109		35



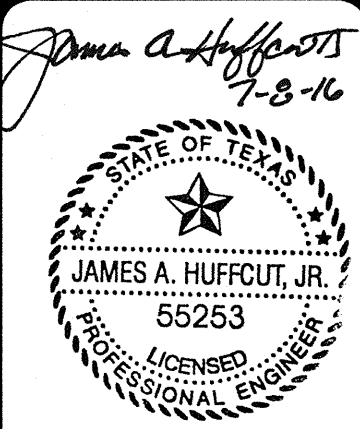
NOTE:

1. PROPOSED GRADING SHOWN IS PRELIMINARY IN NATURE AND IS SUBJECT TO CHANGE.
2. THE PROJECT WILL REQUIRE A FEMA LOMR-F COMPLIANT WITH THE IMPACT ANALYSIS PREPARED BY PAPE-DAWSON ENGINEERS, INC.

 OFFSITE COMPONENT TO BASIN A
DRAINAGE MODEL INCLUDED
UNDEVELOPED CONDITIONS FOR
THIS AREA.

HEC-HMS: Basin A Combined Elevation-Area-Storage Table							
Stage	Pond A		Incremental Height	Incremental Volume Avg. End Area	Cumulative Volume	Cumulative Volume	Comments
	Pond Area	Pond Area					
(ft. msl)	(sf)	(ac)	(ft)	(cf)	(cf)	(ac-ft)	
706.5	24,733	0.5678	---	---			Normal WSEL
707	25,923	0.5951	0.50	12,664.2	12,664.2	0.29	
708	28,426	0.6526	1.00	27,174.9	39,839.2	0.91	
709	31,000	0.7117	1.00	29,713.2	69,552.4	1.60	
710	34,158	0.7842	1.00	32,578.9	102,131.3	2.34	
711	37,062	0.8508	1.00	35,609.7	137,741.0	3.16	
712	40,194	0.9227	1.00	38,627.6	176,368.6	4.05	

Storm Recurrence Interval (Yrs)	Peak Water Surface Elevation (ft. msl)	Peak Detention Pond Storage (ac-ft)	Peak Pond Discharge (cfs)
2	708.0	0.9	28
25	709.8	2.2	90
100	710.7	3.0	129



**PAPE-DAWSON
ENGINEERS**

SHOAL CREEK BLVD | AUSTIN, TEXAS 78757 | PHONE: 512.454.8711
0 WEST | FAX: 512.459.8867

TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION # 470

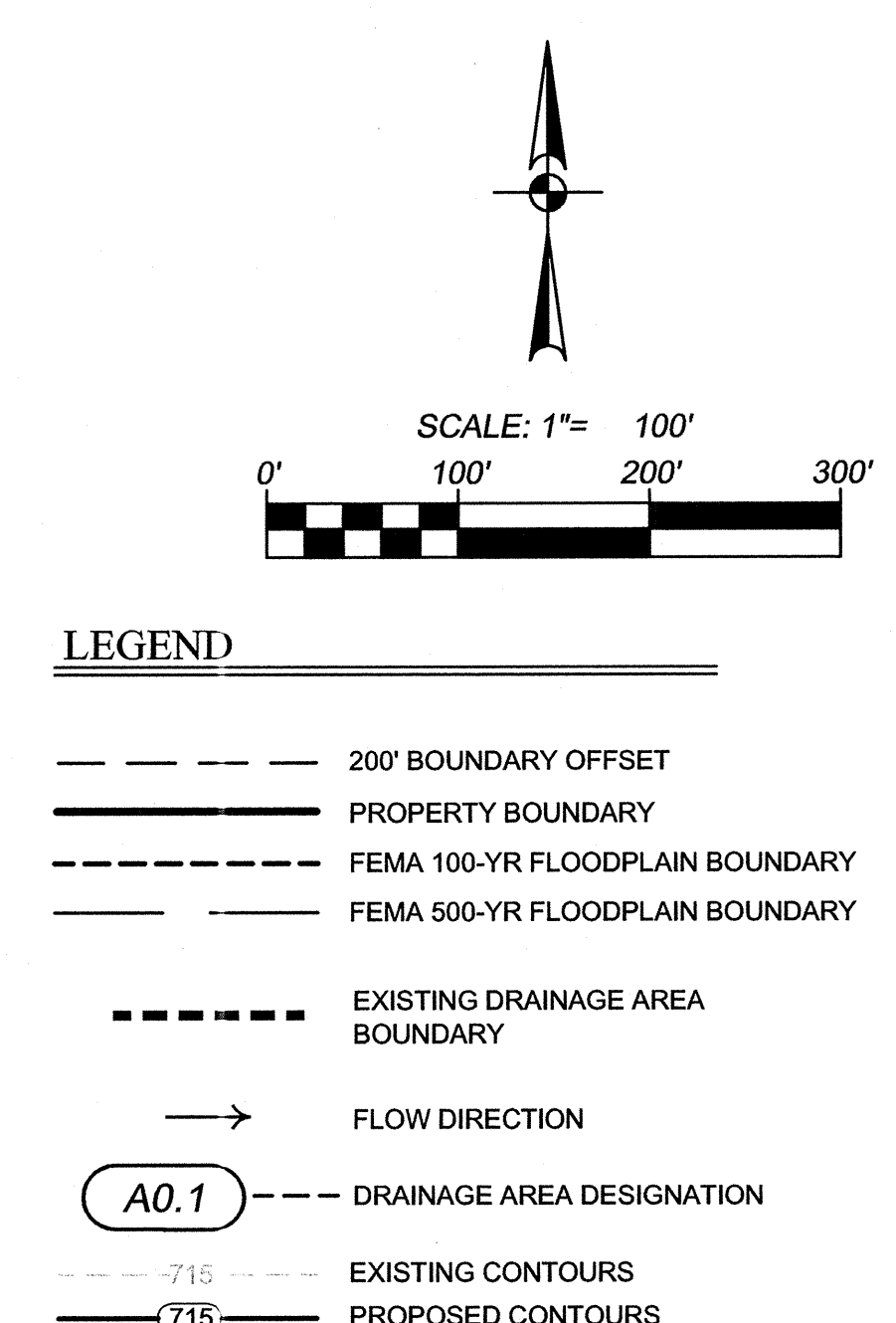
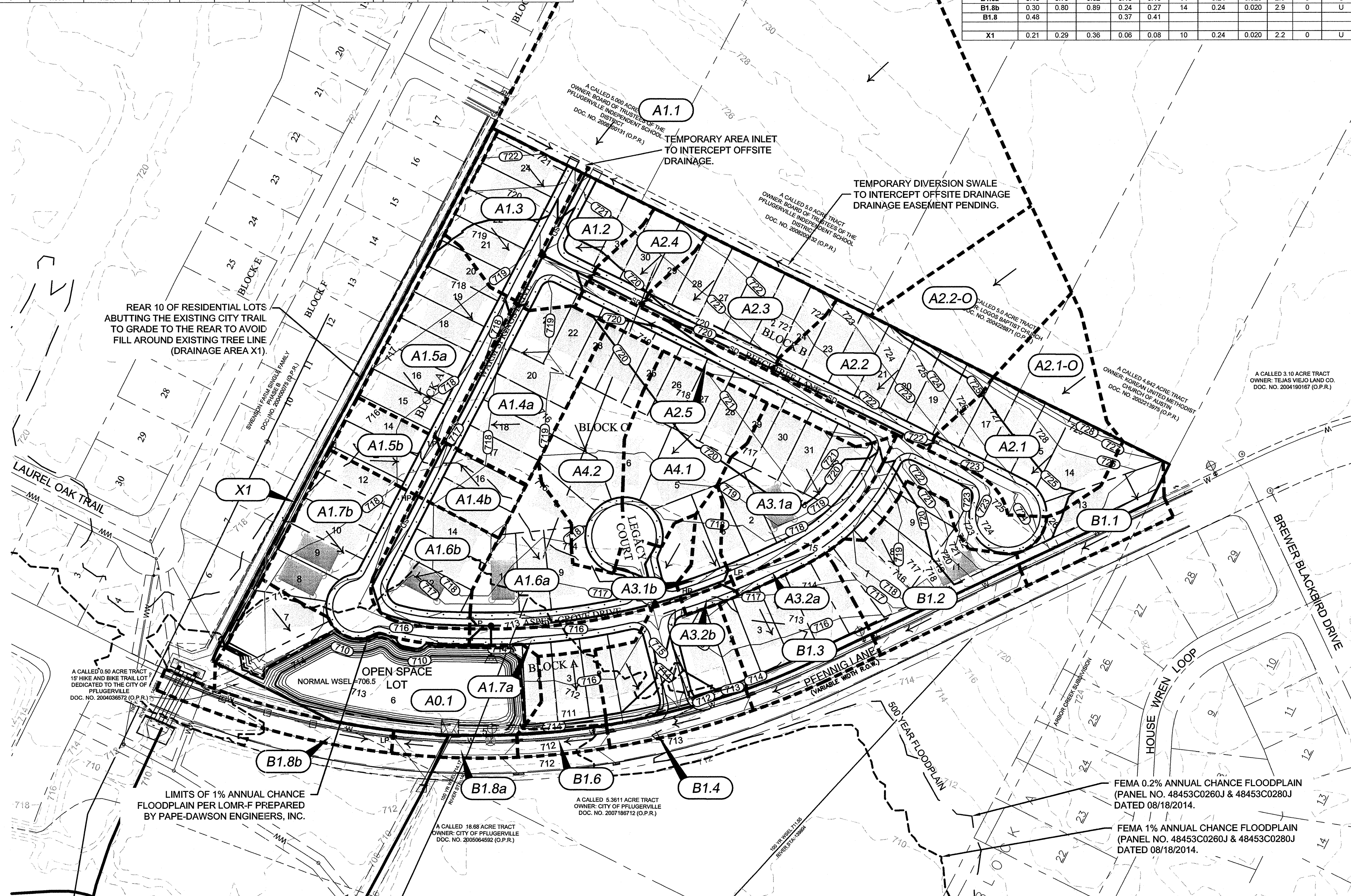
TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, FIRM REGISTRATION # 10028801

VILLAGE ON LEGACY SUBDIVISION
CITY OF PFLUGERVILLE, TEXAS

NOT FOR RECORDATION
OVERALL DRAINAGE STUDY

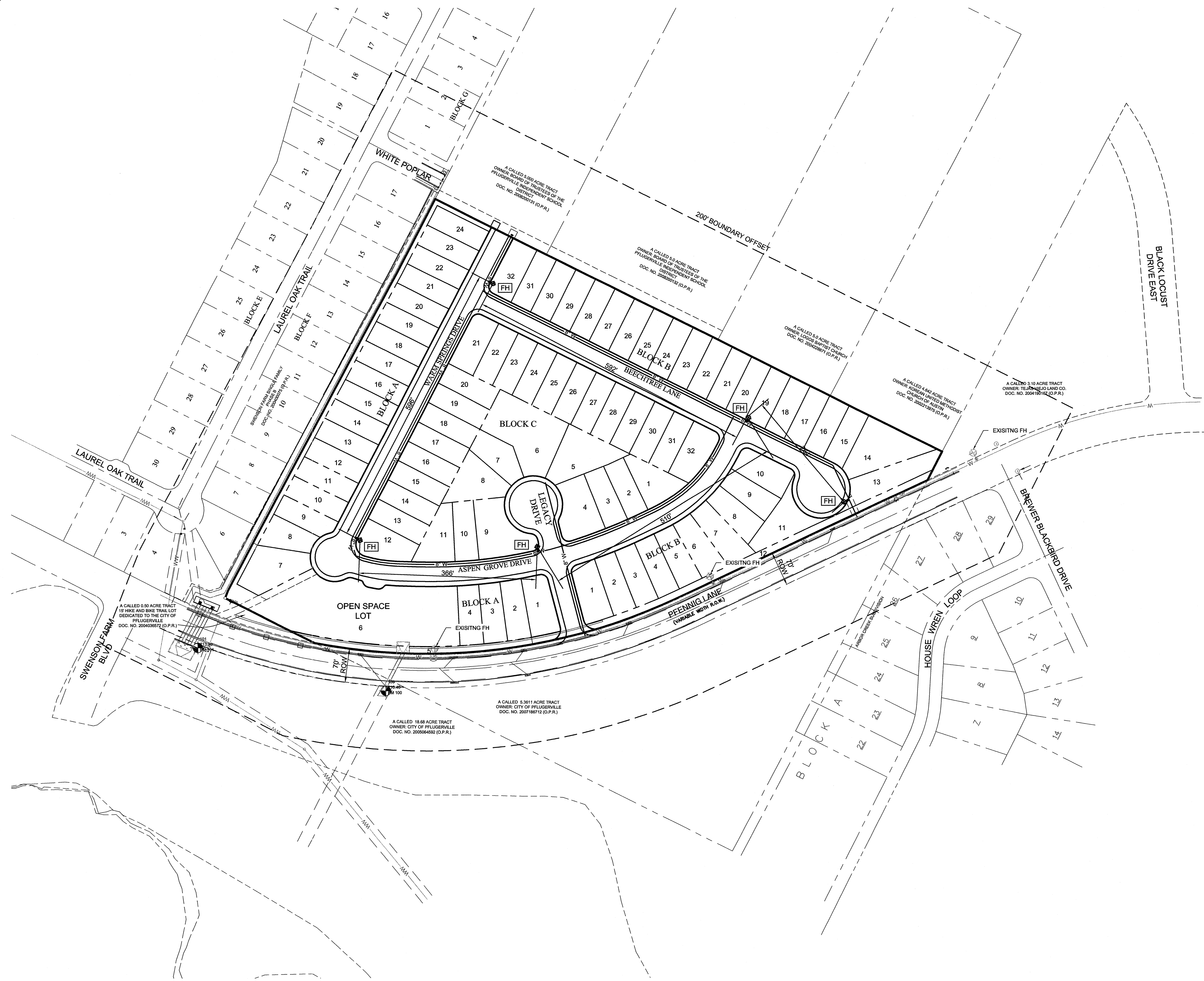
VILLAGE ON LEGACY D.A. (ac)	# homes	L. Street	Impervious Cover IC (ac)	Penicous Cover PC (ac)	%IC	25 year			100 year		
						imp C			imp C		
						weighted C			weighted C		
						per C	PC * C	C	per C	PC * C	C
A0.1	1.63	1	0	0.069	1.562	4.22%	0.29	0.45	0.87	0.06	0.31
A1.1	10.26	0	0	0.000	10.263	0.00%	0.29	2.98	0.87	0.00	0.29
A1.2	0.48	1.75	355	0.279	0.203	57.89%	0.29	0.06	0.87	0.24	0.63
A1.3	0.68	4.5	222	0.409	0.274	59.89%	0.29	0.08	0.87	0.38	0.64
A1.4a	0.88	6	240	0.521	0.358	59.28%	0.29	0.10	0.87	0.45	0.63
A1.4b	0.31	2	93	0.179	0.130	57.95%	0.29	0.04	0.87	0.16	0.63
A1.4											
A1.5a	0.88	5.5	245	0.488	0.394	55.38%	0.29	0.11	0.87	0.42	0.61
A1.5b	0.32	2	93	0.179	0.137	56.71%	0.29	0.04	0.87	0.16	0.62
A1.5											
A1.6a	1.01	3.5	500	0.465	0.541	46.23%	0.29	0.16	0.87	0.40	0.56
A1.6b	0.60	3	328	0.353	0.250	58.59%	0.29	0.07	0.87	0.31	0.63
A1.6											
A1.7a	0.24	0	270	0.121	0.117	50.87%	0.29	0.03	0.87	0.11	0.59
A1.7b	0.94	5	412	0.529	0.410	56.31%	0.29	0.12	0.87	0.46	0.62
A1.7											
A2.1	0.84	5	190	0.429	0.406	51.38%	0.29	0.12	0.87	0.37	0.59
A2.1-O	0.41	0	0	0.000	0.414	0.00%	0.29	0.12	0.87	0.00	0.29
A2.2	0.91	6	270	0.534	0.372	58.97%	0.29	0.11	0.87	0.46	0.63
A2.2-O	0.92	0	0	0.000	0.923	0.00%	0.29	0.27	0.87	0.00	0.29
A2.3	0.75	5	225	0.445	0.310	58.96%	0.29	0.09	0.87	0.39	0.63
A2.4	0.30	2	90	0.178	0.124	58.01%	0.29	0.04	0.87	0.15	0.63
A2.5	0.53	0	506	0.227	0.301	42.92%	0.29	0.09	0.87	0.20	0.54
A3.1a	0.96	6	335	0.563	0.397	58.64%	0.29	0.12	0.87	0.49	0.63
A3.1b	0.17	1	85	0.107	0.063	63.08%	0.29	0.02	0.87	0.09	0.66
A3.1											
A3.2a	0.65	0.5	630	0.316	0.334	48.62%	0.29	0.10	0.87	0.28	0.57
A3.2b	0.05	0	85	0.038	0.011	78.05%	0.29	0.00	0.87	0.03	0.74
A3.2											
A4.1	0.92	5.5	67	0.409	0.510	44.51%	0.29	0.15	0.87	0.36	0.55
A4.2	0.85	4	102	0.321	0.531	37.67%	0.29	0.15	0.87	0.28	0.51
B1.1	0.52	0.75	249	0.228	0.294	43.47%	0.29	0.09	0.87	0.20	0.54
B1.2	0.95	5	250	0.519	0.432	54.62%	0.29	0.13	0.87	0.45	0.61
B1.3	0.80	4	215	0.426	0.372	53.39%	0.29	0.11	0.87	0.37	0.60
B1.4	0.85	3	229	0.387	0.458	42.33%	0.29	0.14	0.87	0.32	0.54
B1.6	0.49	3	143	0.307	0.188	62.02%	0.29	0.05	0.87	0.27	0.65
B1.8a	0.18	0	196	0.137	0.042	75.53%	0.29	0.01	0.87	0.12	0.73
B1.8b	0.30	0	377	0.284	0.035	88.31%	0.29	0.01	0.87	0.23	0.80
X1	0.21	0	0	0.000	0.210	0.00%	0.29	0.06	0.87	0.00	0.29

DRAINAGE AREA	AREA (acres)	COMPOSITE C		SHEET FLOW					SHALLOW CONCENTRATED FLOW					STREET GUTTER FLOW					Cumulative Tc (min)	INTENSITY		DISCHARGE	
		C ₂₅	C ₁₀₀	A-C ₂₅	A-C ₁₀₀	Length (ft)	Manning's (n)	Slope ft/ft	Tc (min)	Length (ft)	Paved/Unpaved	Slope ft/ft	Tc (min)	Length (ft)	Manning's (n)	Slope ft/ft	Velocity ft/s	Tc (min)		Tc (min)	1 25yr (in/hr)	1 100yr (in/hr)	Q 25 (cfs)
DEVELOPED CONDITIONS DRAINAGE AREAS																							
A0.1	1.63	0.31	0.39	0.51	0.63	65	0.24	0.020	9.8	60	U	0.010	0.6	33	0.04	0.330	4.6	0.1	10.49	8.0	10.2	4.1	6.4
A1.1	10.26	0.29	0.36	2.98	3.69	100	0.24	0.020	15.8	415	U	0.025	2.7	394	0.04	0.023	3.0	2.2	18.66	6.3	6.1	18.7	3.0
A1.2	0.48	0.63	0.71	0.30	0.34	55	0.24	0.020	8.5	101	U	0.010	1.0	157	0.02	0.007	3.4	1.1	10.66	10.0	10.2	2.4	4.5
A1.3	0.68	0.64	0.72	0.44	0.49	55	0.24	0.020	8.5	103	U	0.010	1.1	162	0.02	0.012	3.2	0.9	10.45	8.1	10.2	3.5	5.0
A1.4a	0.88	0.63	0.72	0.56	0.63	72	0.24	0.020	10.6	128	U	0.010	1.3	172	0.02	0.005	2.0	1.4	13.31	7.3	9.4	4.1	5.9
A1.4b	0.31	0.63	0.71	0.19	0.22	55	0.24	0.020	8.5	101	U	0.010	1.0	48	0.02	0.005	2.0	0.4	9.97	8.2	1.6	2.6	4.2
A1.4	1.19			0.75	0.85														13.31	7.3	9.4	5.6	7.9
A1.5a	0.88	0.61	0.69	0.54	0.61	55	0.24	0.020	8.5	101	U	0.010	1.0	232	0.02	0.005	2.0	1.9	11.47	7.8	9.9	4.2	6.1
A1.5b	0.32	0.62	0.70	0.20	0.22	55	0.24	0.020	8.5	101	U	0.010	1.0	35	0.02	0.005	2.0	0.3	9.86	8.2	10.4	1.6	2.3
A1.5	1.20			0.73	0.83														11.47	7.8	9.9	5.7	8.0
A1.6a	1.01	0.56	0.64	0.56	0.64	100	0.24	0.020	13.8	149	U	0.016	1.2	127	0.02	0.005	2.0	1.0	16.02	6.7	8.7	3.8	5.6
A1.6b	0.60	0.63	0.71	0.38	0.43	40	0.24	0.020	6.6	0	U	0.005	0.0	224	0.02	0.005	2.0	1.8	8.44	8.7	11.0	3.3	4.7
A1.6	1.61			0.94	1.07														16.02	6.7	8.7	6.3	9.3
A1.7a	0.24	0.59	0.67	0.14	0.16	55	0.24	0.020	8.5	101	U	0.010	1.0	269	0.02	0.005	2.0	2.2	11.77	7.8	9.1	1.6	2.3
A1.7b	0.94	0.62	0.70	0.58	0.66	55	0.24	0.020	8.5	101	U	0.010	1.0	376	0.02	0.005	2.0	3.1	12.65	7.5	9.6	4.3	6.3
A1.7	1.18			0.72	0.81														12.65	7.5	9.6	5.4	7.8
A2.1	0.84	0.59	0.67	0.49	0.56	77	0.24	0.033	9.1	97	U	0.010	1.0	188	0.02	0.009	2.7	1.1	11.29	7.8	10.0	3.8	5.6
A2.1-O	0.41	0.29	0.36	0.12	0.15	100	0.24	0.022	13.2	201	U	0.022	1.4						14.85	7.0	9.0	3.8	5.8
A2.2	0.91	0.63	0.71	0.57	0.65	55	0.24	0.050	5.9		U	0.010	1.0	257	0.02	0.006	2.3	1.9	8.81	6.6	10.6	4.9	7.0
A2.2-O	0.92	0.29	0.36	0.27	0.33	100	0.24	0.020	13.8	78	U	0.020	0.6						14.33	7.1	9.1	1.9	3.0
A2.3	0.75	0.63	0.71	0.48	0.54	55	0.24	0.020	8.5	101	U	0.010	1.0	213	0.02	0.005	2.0	1.7	11.31	7.8	10.0	3.7	5.4
A2.4	0.30	0.63	0.71	0.19	0.22	55	0.24	0.020	8.5	101	U	0.010	1.0	77	0.02	0.005	2.0	0.6	10.20	8.1	10.3	1.6	2.3
A2.5	0.53	0.54	0.62	0.28	0.33	41	0.24	0.020	6.7	0	U	0.010	0.0	455	0.02	0.005	2.0	3.7	10.46	8.1	10.2	2.3	3.2
A3.1a	0.96	0.63	0.71	0.61	0.68	70	0.24	0.020	10.3	164	U	0.024	1.1	83	0.02	0.005	2.0	0.7	12.12	7.6	9.7	4.6	6.6
A3.1b	0.17	0.66	0.74	0.11	0.13	55	0.24	0.020	8.5	101	U	0.010	1.0	10	0.02	0.005	2.0	0.1	9.66	8.3	10.5	0.9	1.4
A3.1	1.13			0.72	0.81														12.12	7.6	9.7	5.4	7.9
A3.2a	0.65	0.57	0.65	0.37	0.42	33	0.24	0.030	4.8	0	U	0.010	0.0	542	0.02	0.013	3.2	2.8	7.62	9.0	11.3	3.3	4.8
A3.2b	0.05	0.74	0.83	0.04	0.04	10	0.24	0.020	2.2	0	U	0.010	0.0	84	0.02	0.005	2.0	0.7	5.00	10.1	12.5	0.4	0.5
A3.2	0.70			0.41	0.46														7.62	9.0	11.3	3.7	5.2
A4.1	0.92	0.55	0.63	0.50	0.58	100	0.24	0.020	13.8	143	U	0.010	1.5	224	0.02	0.005	2.0	1.8	17.07	6.5	8.5	3.3	4.9
A4.2	0.85	0.51	0.59	0.43	0.50	100	0.24	0.020	13.8	225	U	0.010	2.3	64	0.02	0.005	2.0	0.5	16.01	6.6	8.6	2.9	4.3
13.21																							
B1.1	0.52	0.54	0.62	0.28	0.32	96	0.24	0.020	13.3	33	U	0.020	0.2	171	0.02	0.027	4.7	0.6	14.16	7.1	9.1	2.0	3.0
B1.2	0.95	0.61	0.69	0.58	0.65	69	0.24	0.020	10.2	174	U	0.020	1.3	55	0.02	0.017	3.8	0.2	11.74	7.7	9.8	4.4	6.4
B1.3	0.80	0.60	0.68	0.48	0.54	48	0.24	0.030	7.7	136	U	0.010	1.4	105	0.02	0.005	2.0	0.9	9.91	8.2	10.4	3.9	5.7
B1.4	0.86	0.54	0.61	0.46	0.53	35	0.24	0.020	5.9	132	U	0.010	1.4	182	0.02	0.005	2.0	1.5	8.79	8.6	10.8	4.0	5.8
B1.6	0.49	0.65	0.73	0.32	0.36	54	0.24	0.020	8.4	81	U	0.010	0.8	97	0.02	0.005	2.0	0.8	10.04	10.0	10.4	2.8	4.0
B1.8a	0.18	0.73	0.82	0.13	0.15	14	0.24	0.020	2.9	0	U	0.010	0.0	174	0.02	0.005	2.0	1.4	5.00	10.1	12.5	1.3	1.8
B1.8b	0.30	0.80	0.89	0.24	0.27	14	0.24	0.020	2.9	0	U	0.010	0.0	359	0.02	0.005	2.0	2.9	5.79	9.7	12.1	2.3	3.2
B1.8	0.48			0.37	0.41														5.79	9.7	12.1	3.6	5.0
X1	0.21	0.29	0.36	0.06	0.08	10	0.24	0.020	2.2	0	U	0.010	0.0	0	0.02	0.005	2.0	0.0	5.00	10.1	12.5	0.6	0.0



NOTE:
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2. THE PROJECT WILL REQUIRE A FEMA LOMR-F COMPLIANT WITH THE IMPACT ANALYSIS PREPARED BY PAPE-DAWSON ENGINEERS, INC.

Date: Jul 08, 2016, 3:23pm User ID: Wtullis
File: H:\Projects\2016\1601212 Preliminary\City\050871-00.dwg
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NOTE:

FIRE HYDRANTS SHALL BE PROVIDED AT LEAST EVERY 600' IN RESIDENTIAL AREAS.

[illegible]

James A. Huffcut
7-8-16



A circular professional engineer seal for the State of Texas. The outer ring contains the text "STATE OF TEXAS" at the top and "PROFESSIONAL ENGINEER" at the bottom, separated by stars. In the center is a five-pointed star. Below the star, the text "JAMES A. HUFFCUT, JR." is written, followed by the license number "55253" and the words "LICENSED ENGINEER" in a smaller font.



**PAPE-DAWSON
ENGINEERS**

SHOAL CREEK BLVD | AUSTIN, TEXAS 78757 | PHONE: 512.454.8711
220 WEST | FAX: 512.458.8867

TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION # 470
TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, FIRM REGISTRATION # 10028801

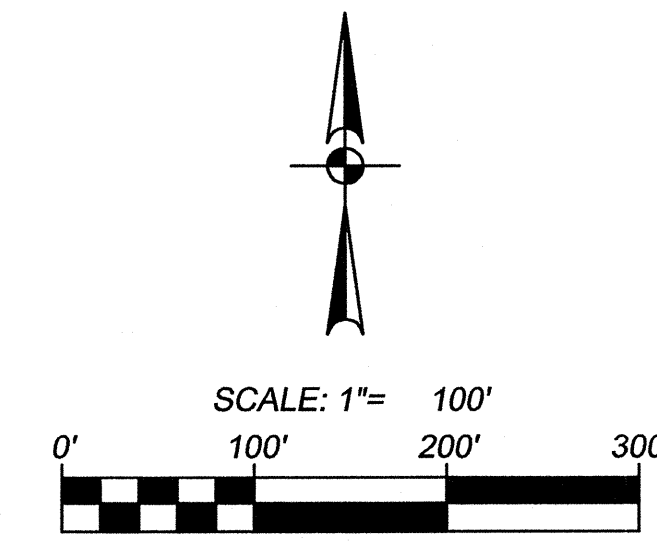
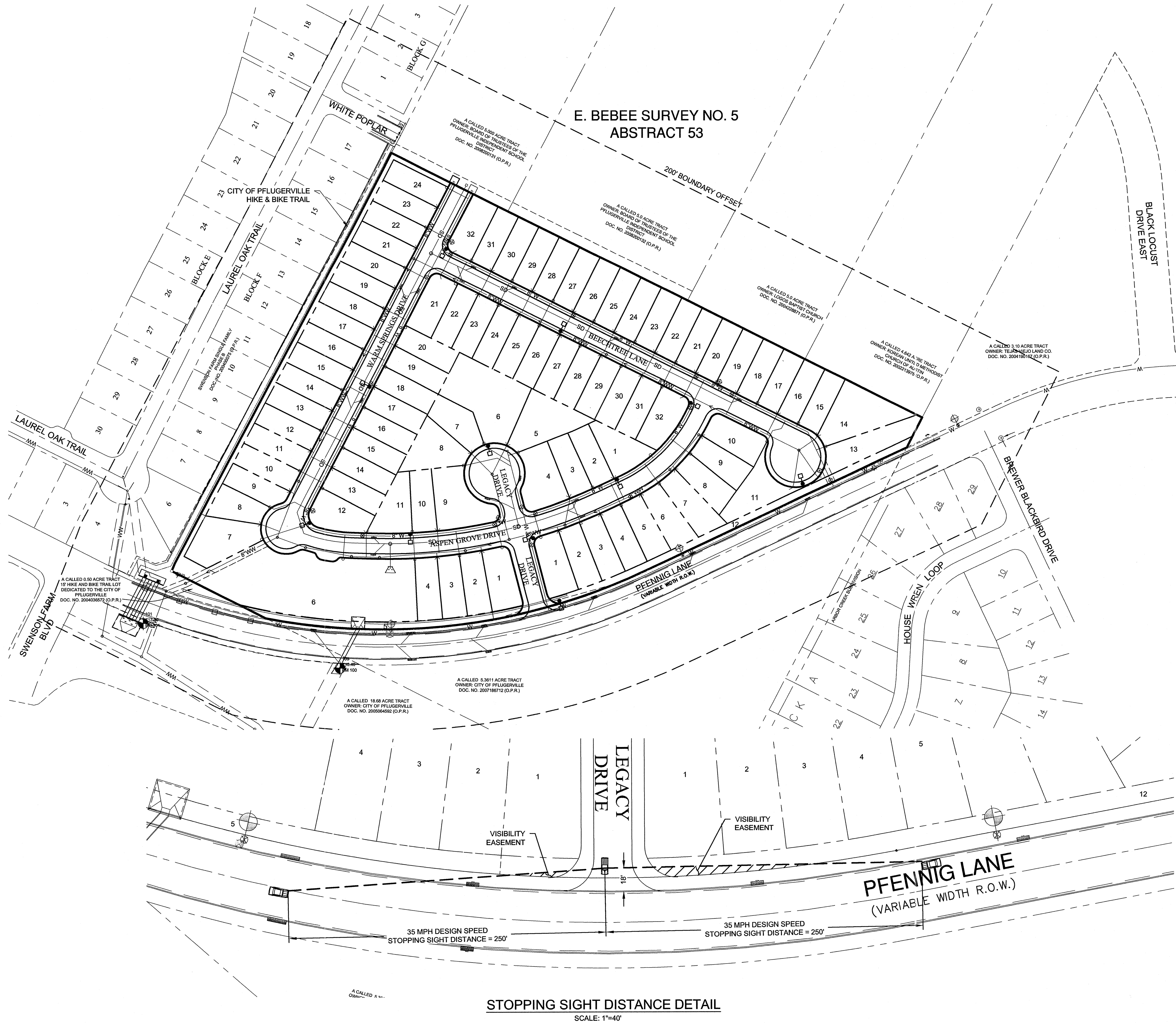
VILLAGE ON LEGACY SUBDIVISION
CITY OF PFLUGERVILLE, TEXAS

NOT FOR RECORDATION
FIRE PROTECTION PLAN

PLAT NO. _____
JOB NO. 50871-00
DATE June 22, 2016
DESIGNER WT
CHECKED SC DRAWN WT
SHEET 8 OF 10

Date: Jul 08, 2016, 3:22pm User ID: WJL115
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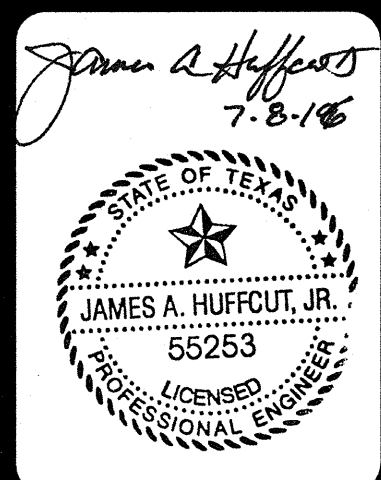


- LEGEND**
- 200' BOUNDARY OFFSET
 - PROPERTY BOUNDARY
 - • PROPOSED STREET LIGHT
 - • EX. EXISTING STREET LIGHT

STREET LIGHT NOTES

1. STREET LIGHTS SHALL BE PROVIDED IN ACCORDANCE WITH SUBCHAPTER 13 OF THE UNIFIED DEVELOPMENT CODE. COBRA HEAD DROP DOWN LUMINAIRES SHALL NOT BE PERMITTED.
2. STREET LIGHT LOCATIONS ON THIS SHEET ARE FOR INFORMATION PURPOSE ONLY. ELECTRICAL INFRASTRUCTURE, INCLUDING STREET LIGHTS, WILL BE INCLUDED ON THE ELECTRICAL INFRASTRUCTURE PLAN.
3. STREET LIGHTS SHALL NOT BE CONSTRUCTED IN THE SIDEWALK.

NO.	REVISION	DATE



PAPE-DAWSON ENGINEERS

2700 S. CREEK BLVD. | AUSTIN, TEXAS 78757
SUITE 200 WEST | PHONE: 512.458.8711
FAX: 512.458.8827
TEXAS BOARD OF PROFESSIONAL ENGINEERS FIRM REGISTRATION # 470
TEXAS BOARD OF PROFESSIONAL LAND SURVEYING FIRM REGISTRATION # 10028801

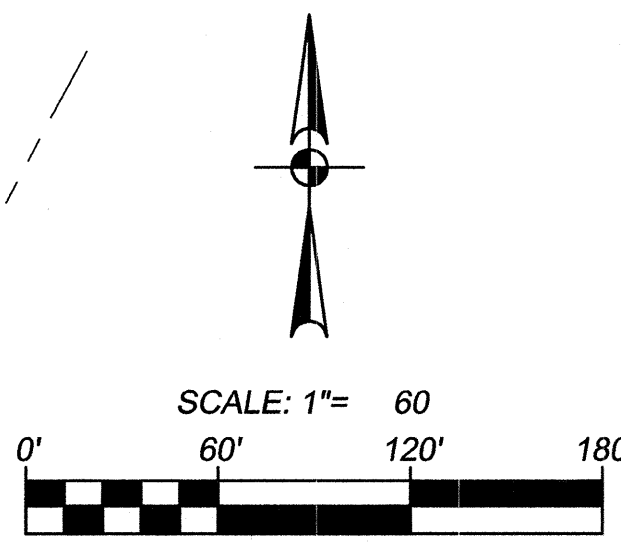
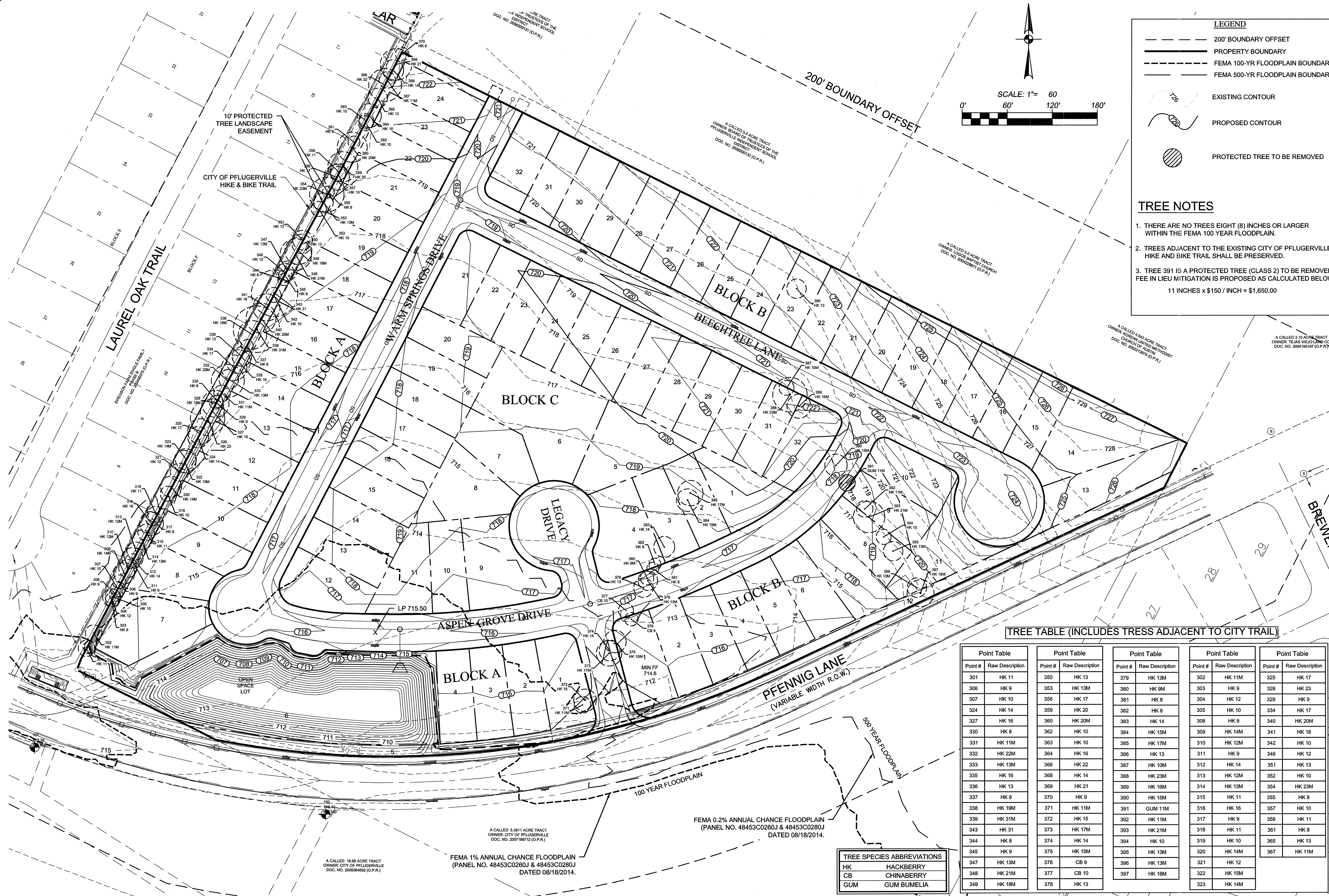
VILLAGE ON LEGACY SUBDIVISION
CITY OF PFLUGERVILLE, TEXAS

NOT FOR RECORDATION
STREET LIGHT PLAN

PLAT NO.	
JOB NO.	50871-00
DATE	June 24, 2016
DESIGNER	WT
CHECKED	DRAWN WT
SHEET	9 OF 10

Date: Jul 08, 2016, 3:22pm User ID: WJullis
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- LEGEND**
- 200' BOUNDARY OFFSET
 - PROPERTY BOUNDARY
 - FEMA 100-YR FLOODPLAIN BOUNDARY
 - FEMA 500-YR FLOODPLAIN BOUNDARY
 - EXISTING CONTOUR
 - PROPOSED CONTOUR
 - PROTECTED TREE TO BE REMOVED

- TREE NOTES**
- THERE ARE NO TREES EIGHT (8) INCHES OR LARGER WITHIN THE FEMA 100 YEAR FLOODPLAIN.
 - TREES ADJACENT TO THE EXISTING CITY OF PFLUGERVILLE HIKE AND BIKE TRAIL SHALL BE PRESERVED.
 - TREE 391 IS A PROTECTED TREE (CLASS 2) TO BE REMOVED. FEE IN LIEU MITIGATION IS PROPOSED AS CALCULATED BELOW.
11 INCHES x \$150 / INCH = \$1,650.00

TREE TABLE (INCLUDES TREES ADJACENT TO CITY TRAIL)

Point #	Raw Description	Point #	Raw Description	Point #	Raw Description	Point #	Raw Description	Point #	Raw Description
301	HK 11	350	HK 13	379	HK 13M	302	HK 11M	325	HK 17
306	HK 9	353	HK 13M	380	HK 9M	303	HK 9	326	HK 23
307	HK 10	356	HK 17	381	HK 8	304	HK 12	329	HK 9
324	HK 14	359	HK 20	382	HK 8	305	HK 10	334	HK 17
327	HK 16	360	HK 20M	383	HK 14	306	HK 9	340	HK 20M
330	HK 8	362	HK 10	384	HK 15M	309	HK 14M	341	HK 18
331	HK 11M	363	HK 10	385	HK 17M	310	HK 12M	342	HK 10
332	HK 22M	364	HK 16	386	HK 13	311	HK 9	346	HK 12
333	HK 13M	366	HK 22	387	HK 10M	312	HK 14	351	HK 13
335	HK 16	368	HK 14	388	HK 23M	313	HK 12M	352	HK 10
336	HK 13	369	HK 21	389	HK 16M	314	HK 13M	354	HK 23M
337	HK 8	370	HK 9	390	HK 15M	315	HK 11	355	HK 8
338	HK 19M	371	HK 11M	391	GUM 11M	316	HK 16	357	HK 10
339	HK 31M	372	HK 15	392	HK 11M	317	HK 9	358	HK 11
343	HK 31	373	HK 17M	393	HK 21M	318	HK 11	361	HK 8
344	HK 8	374	HK 14	394	HK 10	319	HK 10	365	HK 13
345	HK 9	375	HK 15M	395	HK 13M	320	HK 14M	367	HK 11M
347	HK 13M	376	CB 9	396	HK 13M	321	HK 12		
348	HK 21M	377	CB 10	397	HK 18M	322	HK 15M		
349	HK 18M	378	HK 13			323	HK 14M		

TREE SPECIES ABBREVIATIONS

HK	HACKBERRY
CB	CHINABERRY
GUM	GUM BUMELIA

DATE

NO. REVISION

James A. Huffcut, Jr.
8-16

STATE OF TEXAS
JAMES A. HUFFCUT, JR.
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LICENSED PROFESSIONAL ENGINEER

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VILLAGE ON LEGACY SUBDIVISION
CITY OF PFLUGERVILLE, TEXAS

NOT FOR RECORDATION
TREE PRESERVATION PLAN

PLAT NO. _____
JOB NO. 50871-00
DATE June 23, 2016
DESIGNER WT
CHECKED SC DRAWN WT
SHEET 10 OF 10