

REVISION TABLE				
NO.	SHEET(S)	DESCRIPTION	BY	DATE

# MUSTANG SPRINGS PHASE 1

## SALADO, TEXAS

### STREET, DRAINAGE & WATER IMPROVEMENTS

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**SURVEY:**

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WASON, TX 76756  
(325)218-0063

**ENGINEER:**

PAPE-DAWSON ENGINEERS  
10801 N. MOPAC EXPY, BLDG. 3 SUITE 200  
AUSTIN, TX 78759  
(512)454-8711 FAX (512)459-8867

**OWNER:**

MOR-MAUR MUSTANG, LLC  
4201 MARATHON BLVD, SUITE 201  
AUSTIN, TEXAS 78756

I, DUSTIN J. GOSS, PE #91805, DO HEREBY CERTIFY THAT THE ENGINEERING WORK BEING SUBMITTED HEREIN COMPLIES WITH ALL THE PROVISIONS OF THE TEXAS ENGINEERING PRACTICE ACT, INCLUDING 131.152 (e). I HEREBY ACKNOWLEDGE THAT ANY MISREPRESENTATION REGARDING THIS CERTIFICATION CONSTITUTES A VIOLATION OF THE ACT, AND MAY RESULT IN CRIMINAL, CIVIL AND/OR ADMINISTRATIVE PENALTIES AGAINST ME, AS AUTHORIZED BY THE ACT.

**SUBMITTED BY:**

THIS DOCUMENT IS RELEASED FOR INTERIM REVIEW PURPOSES ONLY UNDER THE AUTHORITY OF DUSTIN J. GOSS, P.E. #91805 DATE: **DECEMBER 4, 2023**. IT IS NOT TO BE USED FOR BIDDING, CONSTRUCTION OR PERMITTING PURPOSES, PER T.E.P.A. 137.33(e)

PAPE-DAWSON ENGINEERS  
DUSTIN J. GOSS, P.E. #91805  
VICE PRESIDENT

**ACCEPTED FOR CONSTRUCTION:**

THESE CONSTRUCTION PLANS HAVE BEEN REVIEWED AND APPROVED BY THE VILLAGE OF SALADO. CONSTRUCTION OF THE SUBJECT SITE MUST BE CONSISTENT WITH THESE PLANS.

VILLAGE OF SALADO \_\_\_\_\_ DATE \_\_\_\_\_

**NOTES**

PRIOR TO COMMENCEMENT OF CONSTRUCTION, AN ON-SITE MEETING WITH REPRESENTATIVES OF THE DESIGN ENGINEER, VILLAGE OF SALADO STAFF, AND THE DEVELOPER SHALL BE HELD AND A WALKTHROUGH INSPECTION OF DISTURBED AREAS SHALL BE CONDUCTED. ANY EVIDENT DISCREPANCIES BETWEEN THE LIMITS OF CONSTRUCTION IN THE DESIGN PLANS AND THE CURRENT SITE CONDITIONS SHALL BE CORRECTED AND RESTORED TO EXISTING CONDITIONS PRIOR TO STARTING CONSTRUCTION ACTIVITIES.

THIS PROJECT IS NOT LOCATED IN THE CONTRIBUTING ZONE TO THE EDWARDS AQUIFER RECHARGE ZONE AS DEFINED BY THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY.

A PORTION OF THIS PROJECT IS WITHIN A FLOOD HAZARD AREA AS SHOWN ON FEDERAL FLOOD INSURANCE ADMINISTRATION FIRM COMMUNITY PLAN NO(S) 48027C0500E, DATED SEPTEMBER 26, 2008 AND 48027C0525E DATED SEPTEMBER 26, 2008, BELL COUNTY, TEXAS.

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.

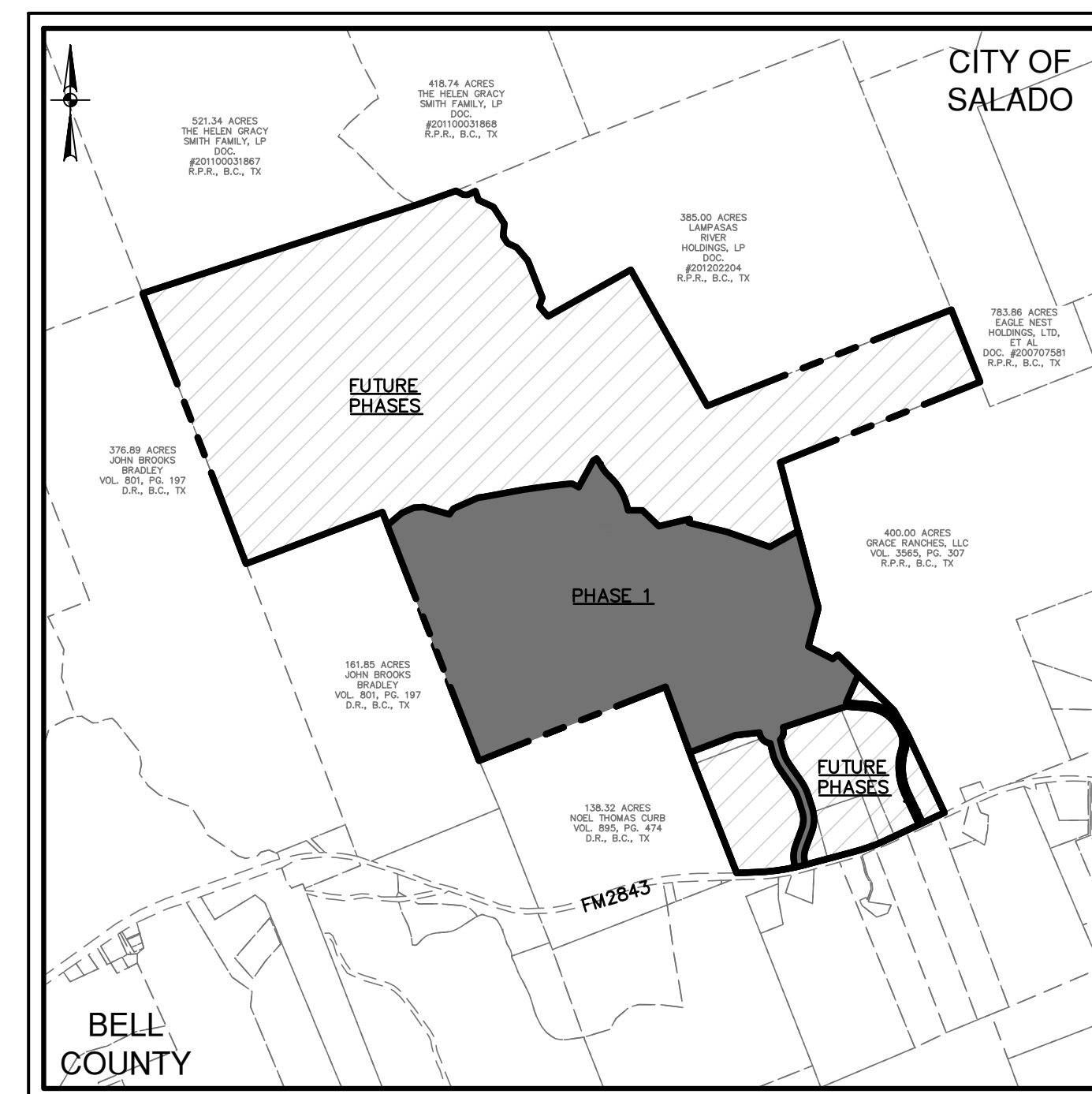
THE CONSTRUCTION/FINAL PLAT FOR MUSTANG SPRINGS PHASE 1 (SHEETS 02 - 04) WAS APPROVED BY THE VILLAGE OF SALADO P&Z COMMISSION ON 02/14/23 AND THE VILLAGE OF SALADO BOARD OF ALDERMEN ON 02/16/2023.

WASTEWATER SERVICE FOR THIS SUBDIVISION WILL BE PROVIDED BY ONSITE SEWAGE FACILITIES. OSSF MUST BE DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER OR SANITARIAN. NO OSSF CONSTRUCTION IS PROPOSED WITH THESE SUBDIVISION IMPROVEMENTS.

WATER SERVICE FOR THIS SUBDIVISION WILL BE PROVIDED BY A PUBLIC WATER SUPPLY (PWS) GROUNDWATER WELL AND STORAGE FACILITY VIA SEPARATE PERMIT. NO WELL OR STORAGE FACILITY CONSTRUCTION IS PROPOSED WITH THESE SUBDIVISION IMPROVEMENTS.

PHASE 1 TOTAL ACREAGE: 355.22 ACRES  
DISTURBED ACREAGE: 179.50 ACRES

A DRAINAGE/SLOPE EASEMENT SHALL BE PROVIDED FOR ALL GRADING AND DRAINAGE IMPROVEMENTS LOCATED OUTSIDE OF PUBLIC RIGHT-OF-WAY.



**LOCATION MAP**

NOT-TO-SCALE

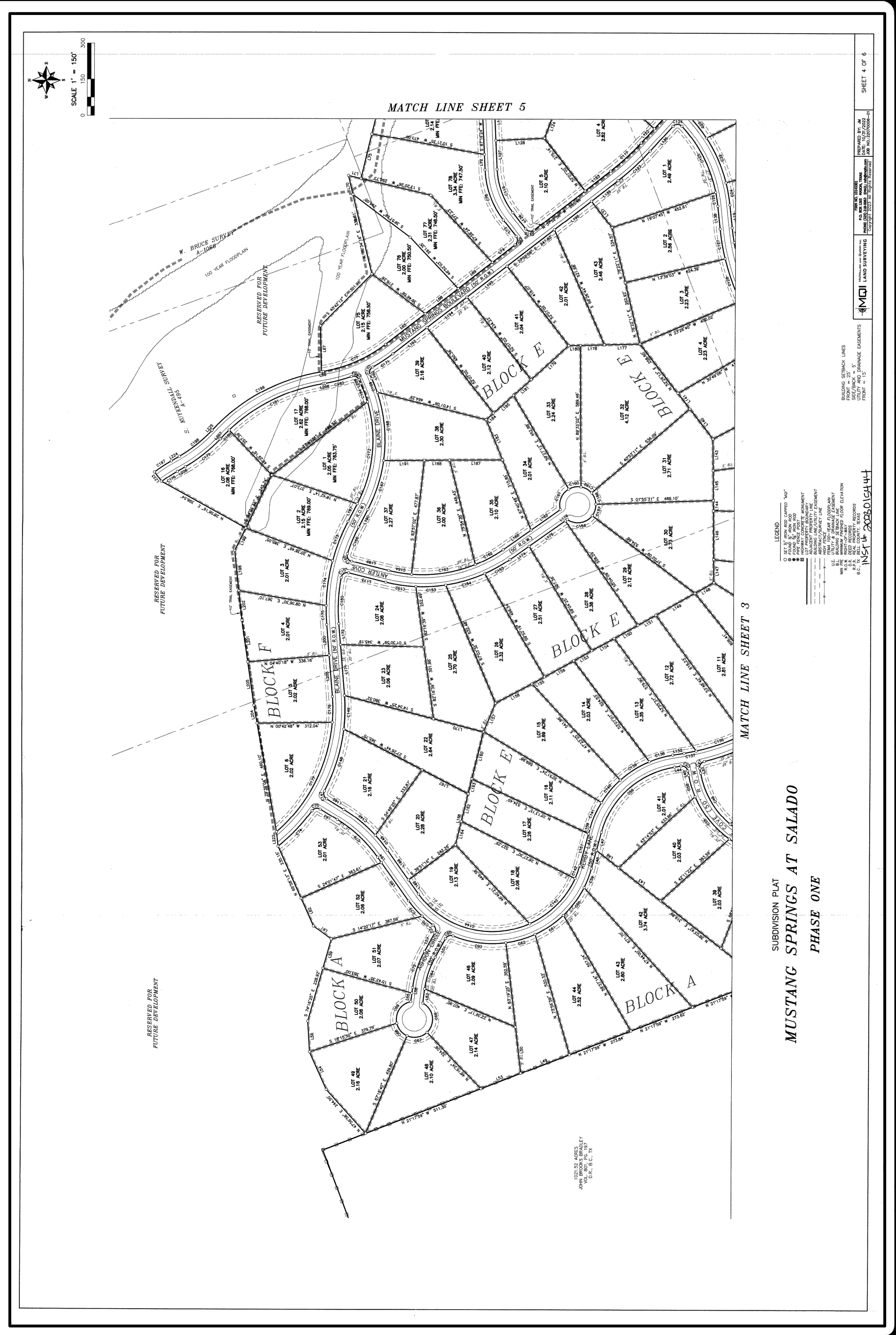
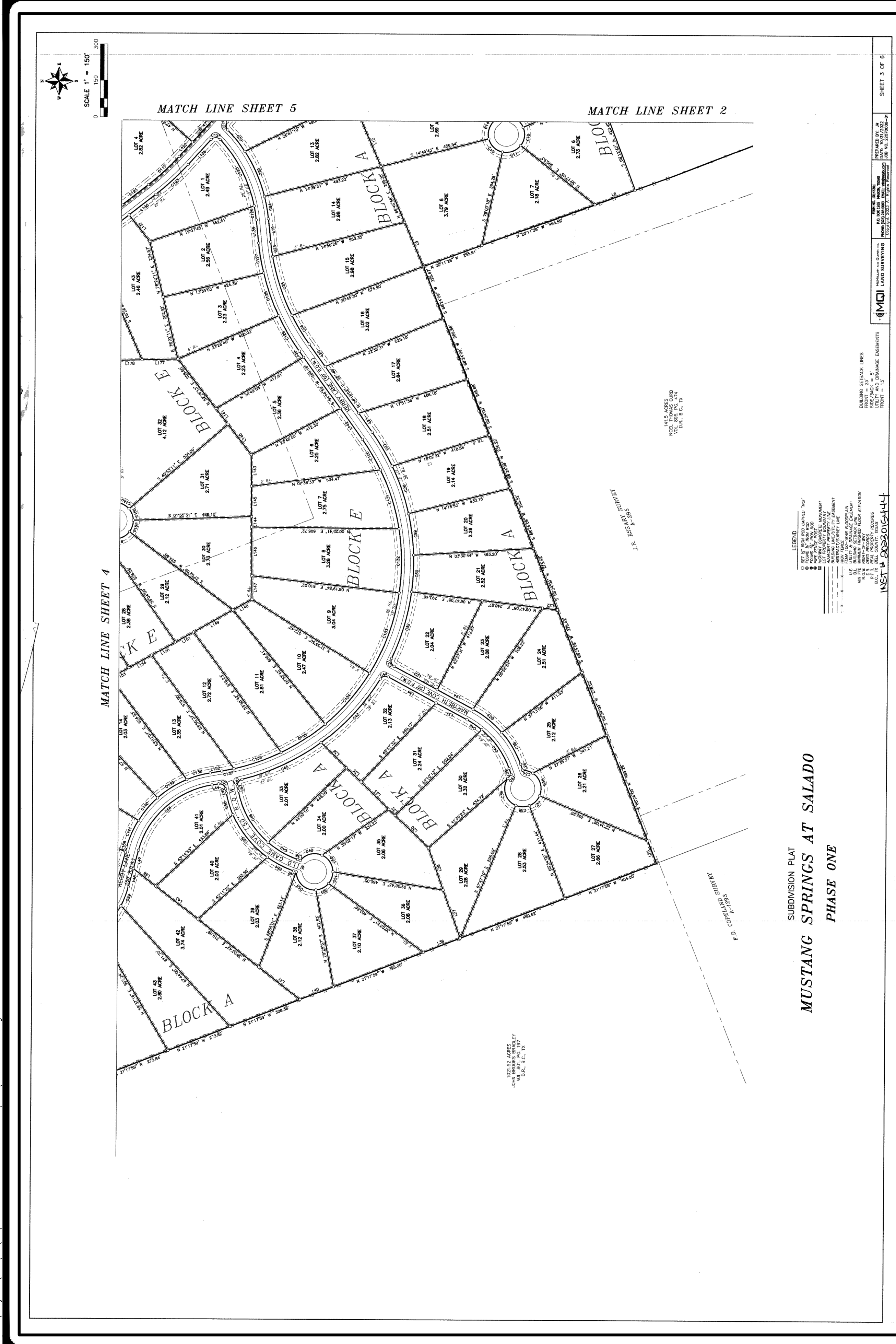
**MOR-MAUR MUSTANG, LLC**  
4201 MARATHON BLVD, SUITE 201  
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**DECEMBER 2023**



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CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED ps DRAWNCR/TK  
 SHEET 03 OF 69

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 CONSTRUCTION-FINAL PLAT (2 OF 3)

**PAPE-DAWSON ENGINEERS**  
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 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

THIS DOCUMENT IS RELEASED FOR THE PROJECT ONLY. IT IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF THE ENGINEER.  
 DATE: DECEMBER 4, 2023  
 DESIGNER: CR/TK  
 CHECKED: PS  
 FOR CONSTRUCTION OR PERMITTING PURPOSES, PER T.E.P.A. 137.33(c)

NO.	REVISION	DATE





**TCEQ WATER DISTRIBUTION NOTES**

- THIS WATER DISTRIBUTION SYSTEM MUST BE CONSTRUCTED IN ACCORDANCE WITH THE CURRENT TEXAS COMMISSION ON ENVIRONMENTAL QUALITY (TCEQ) RULES AND REGULATIONS FOR PUBLIC WATER SYSTEMS, 30 TEXAS ADMINISTRATIVE CODE (TAC) CHAPTER 290 SUBCHAPTER D. WHEN CONFLICTS ARE NOTED WITH LOCAL STANDARDS, THE MORE STRINGENT REQUIREMENT SHALL BE APPLIED. AT A MINIMUM, CONSTRUCTION FOR PUBLIC WATER SYSTEMS MUST ALWAYS MEET TCEQ'S "RULES AND REGULATIONS FOR PUBLIC SYSTEMS"
- ALL NEWLY INSTALLED PIPES AND RELATED PRODUCTS MUST CONFORM TO AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI)/NSF INTERNATIONAL STANDARD 61 AND MUST BE CERTIFIED BY AN ORGANIZATION ACCREDITED BY ANSI [§290.44(A)(1)].
- PLASTIC PIPE FOR USE IN PUBLIC WATER SYSTEMS MUST BEAR THE NSF INTERNATIONAL SEAL OF APPROVAL (NSF-PW) AND HAVE AN ASTM DESIGN PRESSURE RATING OF AT LEAST 150 PSI OR A STANDARD DIMENSION RATIO OF 26 OR LESS [§290.44(A)(2)].
- NO PIPE WHICH HAS BEEN USED FOR ANY PURPOSE OTHER THAN THE CONVEYANCE OF DRINKING WATER SHALL BE ACCEPTED OR RELOCATED FOR USE IN ANY PUBLIC DRINKING WATER SUPPLY [§290.44(A)(3)].
- ALL WATER LINE CROSSING OF WASTEWATER MAINS SHALL BE PERPENDICULAR [§290.44(E)(4)(B)(1)].
- WATER TRANSMISSION AND DISTRIBUTION LINES SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS. HOWEVER, THE TOP OF THE WATER LINE MUST BE LOCATED BELOW THE FROST LINE AND IN NO CASE SHALL THE TOP OF THE WATER LINE BE LESS THAN 24 INCHES BELOW GROUND SURFACE [§290.44(A)(4)].
- THE MAXIMUM ALLOWABLE LEAD CONTENT OF PIPES, PIPE FITTINGS, PLUMBING FITTINGS, AND FIXTURE IS 0.25 PERCENT [§290.44(B)].
- THE CONTRACTOR SHALL INSTALL APPROPRIATE AIR RELEASE DEVICES WITH VENT OPENINGS TO THE ATMOSPHERE COVERED WITH 16-MESH OR FINER, CORROSION RESISTANT SCREENING MATERIAL OR AN ACCEPTABLE EQUIVALENT [§290.44(D)(1)].
- THE CONTRACTOR SHALL NOT PLACE THE PIPE IN WATER OR WHERE IT CAN BE FLOODED WITH WATER OR SEWAGE DURING ITS STORAGE OR INSTALLATION [§290.44(F)(1)].
- WHEN WATERLINES ARE LAID UNDER ANY FLOWING OR INTERMITTENT STREAM OR SEMI-PERMANENT BODY OF WATER THE WATERLINE SHALL BE INSTALLED IN A SEPARATE WATERTIGHT PIPE ENCASUREMENT. VALVES MUST BE PROVIDED ON EACH SIDE OF THE CROSSING WITH FACILITIES TO ALLOW THE UNDERWATER PORTION OF THE SYSTEM TO BE ISOLATED AND TESTED [§290.44(F)(2)].
- PURSUANT TO 30 TAC §290.44(A)(5), THE HYDROSTATIC LEAKAGE RATE SHALL NOT EXCEED THE AMOUNT ALLOWED OR RECOMMENDED BY THE MOST CURRENT AWWA FORMULAS FOR PVC PIPE, CAST IRON AND DUCTILE IRON PIPE. INCLUDE THE FORMULAS IN THE NOTES ON THE PLANS.
  - THE HYDROSTATIC LEAKAGE RATE FOR POLYVINYL CHLORIDE (PVC) PIPE AND APPURTENANCES SHALL NOT EXCEED THE AMOUNT ALLOWED OR RECOMMENDED BY FORMULAS IN AMERICA WATER WORKS ASSOCIATION (AWWA) C-605 AS REQUIRED IN 30 TAC §290.44(A)(5). PLEASE ENSURE THAT THE FORMULA FOR THIS CALCULATION IS CORRECT AND MOST CURRENT FORMULA IS IN USE;
 
$$Q = \frac{LD}{148,000} P$$
 WHERE:  
 Q= THE QUANTITY OF MAKEUP WATER IN GALLONS PER HOUR,  
 L= THE LENGTH OF THE PIPE SECTION BEING TESTED, IN FEET,  
 D= THE NOMINAL DIAMETER OF THE PIPE IN INCHES, AND  
 P= THE AVERAGE TEST PRESSURE DURING THE HYDROSTATIC TEST IN POUNDS PER SQUARE INCH (PSI)
  - THE HYDROSTATIC LEAKAGE RATE FOR DUCTILE IRON (D) PIPE AND APPURTENANCES SHALL NOT EXCEED THE AMOUNT ALLOWED OR RECOMMENDED BY FORMULAS IN AMERICA WATER WORKS ASSOCIATION (AWWA) C-600 AS REQUIRED IN 30 TAC §290.44(A)(5). PLEASE ENSURE THAT THE FORMULA FOR THIS CALCULATION IS CORRECT AND MOST CURRENT FORMULA IS IN USE;
 
$$LQ = \frac{SD}{148,000} P$$
 WHERE:  
 L= THE QUANTITY OF MAKEUP WATER IN GALLONS PER HOUR,  
 S= THE LENGTH OF THE PIPE SECTION BEING TESTED, IN FEET,  
 D= THE NOMINAL DIAMETER OF THE PIPE IN INCHES AND  
 P= THE AVERAGE TEST PRESSURE DURING THE HYDROSTATIC TEST IN POUNDS PER SQUARE INCH (PSI)

- THE CONTRACTOR SHALL MAINTAIN A MINIMUM SEPARATION DISTANCE IN ALL DIRECTIONS OF NINE FEET BETWEEN THE PROPOSED WATERLINE AND WASTEWATER COLLECTION FACILITIES INCLUDING MANHOLES. IF THIS DISTANCE CANNOT BE MAINTAINED, THE CONTRACTOR MUST IMMEDIATELY NOTIFY THE PROJECT ENGINEER FOR FURTHER DIRECTION. SEPARATION DISTANCES, INSTALLATION METHODS, AND MATERIALS UTILIZED MUST MEET [§290.44(E)(1)-(4)].
- THE SEPARATION DISTANCE FROM A POTABLE WATERLINE TO A WASTEWATER MAIN OR LATERAL MANHOLE OR CLEANOUT SHALL BE A MINIMUM OF NINE FEET. THE SPACE AROUND THE CARRIER PIPE SHALL BE SUPPORTED AT FIVE-FOOT INTERVALS WITH SPACERS OR BE FILLED TO THE SPRINGLINE WITH WASHED SAND. THE ENCASEMENT PIPE SHALL BE CENTERED ON THE CROSSING AND BOTH ENDS SEALED WITH CEMENT GROUT OR MANUFACTURED SEALANT [§290.44(E)(5)].
- FIRE HYDRANTS SHALL NOT BE INSTALLED WITHIN NINE FEET VERTICALLY OR HORIZONTALLY OF ANY WASTEWATER LINE, WASTEWATER LATERAL, OR WASTEWATER SERVICE LINE REGARDLESS OF CONSTRUCTION [§290.44(E)(6)].
- SUCTION MAINS TO PUMPING EQUIPMENT SHALL NOT CROSS WASTEWATER MAINS, WASTEWATER LATERALS, OR WASTEWATER SERVICE LINES. RAW WATER SUPPLY LINES SHALL NOT BE INSTALLED WITHIN FIVE FEET OF ANY TILE OR CONCRETE WASTEWATER MAIN, WASTEWATER LATERAL, OR WASTEWATER SERVICE LINE [§290.44(E)(7)].
- WATERLINES SHALL NOT BE INSTALLED CLOSER THAN TEN FEET TO SEPTIC TANK DRAINFIELDS [§290.44(E)(8)].
- THE CONTRACTOR SHALL DISINFECT THE NEW WATERLINES IN ACCORDANCE WITH AWWA STANDARD C-651-14 OR MOST RECENT, THEN FLUSH AND SAMPLE THE LINES BEFORE BEING PLACED INTO SERVICE. SAMPLES SHALL BE COLLECTED FOR MICROBIOLOGICAL ANALYSIS TO CHECK THE EFFECTIVENESS OF THE DISINFECTION PROCEDURE WHICH SHALL BE REPEATED IF CONTAMINATION PERSISTS. A MINIMUM OF ONE SAMPLE FOR EACH 1,000 FEET OF COMPLETED WATERLINE WILL BE REQUIRED OR AT THE NEXT AVAILABLE SAMPLING POINT BEYOND 1,000 FEET AS DESIGNATED BY THE DESIGN ENGINEER [§290.44(F)(3)].
- DECHLORINATION OF DISINFECTING WATER SHALL BE IN STRICT ACCORDANCE WITH CURRENT AWWA STANDARD C655-09 OR MOST RECENT.

**TCEQ NOTES**

**30 TAC SECTION 290.44(E)(4)  
WATER LINE / WASTEWATER SEPARATION REQUIREMENTS**

WHEN NEW POTABLE WATER DISTRIBUTION LINES ARE CONSTRUCTED, THEY SHALL BE INSTALLED NO CLOSER THAN NINE FEET IN ALL DIRECTIONS TO WASTEWATER COLLECTION FACILITIES. ALL SEPARATION DISTANCES SHALL BE MEASURED FROM THE OUTSIDE SURFACE OF EACH OF THE RESPECTIVE PIECES.

(1) WHERE THE NINE-FOOT SEPARATION DISTANCE CANNOT BE ACHIEVED, THE FOLLOWING CRITERIA SHALL APPLY.

(A) NEW WATERLINE INSTALLATION - PARALLEL LINES.

i. WHERE A NEW POTABLE WATERLINE PARALLELS AN EXISTING, NON-PRESSURE OR PRESSURE RATED WASTEWATER MAIN OR LATERAL AND THE LICENSED PROFESSIONAL ENGINEER LICENSED IN THE STATE OF TEXAS IS ABLE TO DETERMINE THAT THE EXISTING WASTEWATER MAIN OR LATERAL IS NOT LEAKING, THE NEW POTABLE WATERLINE SHALL BE LOCATED AT LEAST TWO FEET ABOVE THE EXISTING WASTEWATER MAIN OR LATERAL, MEASURED VERTICALLY, AND AT LEAST FOUR FEET AWAY, MEASURED HORIZONTALLY, FROM THE EXISTING WASTEWATER MAIN OR LATERAL. EVERY EFFORT SHALL BE EXERTED NOT TO DISTURB THE BEDDING AND BACKFILL OF THE EXISTING WASTEWATER MAIN OR LATERAL.

ii. WHERE A NEW POTABLE WATERLINE PARALLELS AN EXISTING PRESSURE RATED WASTEWATER MAIN OR LATERAL AND IT CANNOT BE DETERMINED BY THE LICENSED PROFESSIONAL ENGINEER IF THE EXISTING LINE IS LEAKING, THE EXISTING WASTEWATER MAIN OR LATERAL SHALL BE REPLACED WITH AT LEAST 150 PSI PRESSURE RATED PIPE. THE NEW POTABLE WATERLINE SHALL BE LOCATED AT LEAST TWO FEET ABOVE THE NEW WASTEWATER LINE, MEASURED VERTICALLY, AND AT LEAST FOUR FEET AWAY, MEASURED HORIZONTALLY, FROM THE REPLACED WASTEWATER MAIN OR LATERAL.

iii. WHERE A NEW POTABLE WATERLINE PARALLELS A NEW WASTEWATER MAIN, THE WASTEWATER MAIN OR LATERAL SHALL BE CONSTRUCTED OF AT LEAST 150 PSI PRESSURE RATED PIPE. THE NEW POTABLE WATERLINE SHALL BE LOCATED AT LEAST TWO FEET ABOVE THE WASTEWATER MAIN OR LATERAL, MEASURED VERTICALLY, AND AT LEAST FOUR FEET AWAY, MEASURED HORIZONTALLY, FROM THE WASTEWATER MAIN OR LATERAL.

(B) NEW WATERLINE INSTALLATION - CROSSING LINES.

i. WHERE A NEW POTABLE WATERLINE CROSSES AN EXISTING, NON-PRESSURE RATED WASTEWATER MAIN OR LATERAL, ONE SEGMENT OF THE WATERLINE PIPE SHALL BE CENTERED OVER THE WASTEWATER MAIN OR LATERAL SUCH THAT THE JOINTS OF THE WATERLINE PIPE ARE EQUIDISTANT AND AT LEAST NINE FEET HORIZONTALLY FROM THE CENTERLINE OF THE WASTEWATER MAIN OR LATERAL. THE POTABLE WATERLINE SHALL BE AT LEAST TWO FEET ABOVE THE WASTEWATER MAIN OR LATERAL, WHENEVER POSSIBLE. THE CROSSING SHALL BE CENTERED BETWEEN THE JOINTS OF THE WASTEWATER MAIN OR LATERAL. IF THE EXISTING WASTEWATER MAIN OR LATERAL IS DISTURBED OR SHOWS SIGNS OF LEAKING, IT SHALL BE REPLACED FOR AT LEAST NINE FEET IN BOTH DIRECTIONS (18 FEET TOTAL) WITH AT LEAST 150 PSI PRESSURE RATED PIPE.

ii. WHERE A NEW POTABLE WATERLINE CROSSES AN EXISTING, PRESSURE RATED WASTEWATER MAIN OR LATERAL, ONE SEGMENT OF THE WATERLINE PIPE SHALL BE CENTERED OVER THE WASTEWATER MAIN OR LATERAL SUCH THAT THE JOINTS OF THE WATERLINE PIPE ARE EQUIDISTANT AND AT LEAST NINE FEET HORIZONTALLY FROM THE CENTERLINE OF THE WASTEWATER MAIN OR LATERAL. THE POTABLE WATERLINE SHALL BE AT LEAST SIX INCHES ABOVE THE WASTEWATER MAIN OR LATERAL, WHENEVER POSSIBLE. THE CROSSING SHALL BE CENTERED BETWEEN THE JOINTS OF THE WASTEWATER MAIN OR LATERAL. IF THE EXISTING WASTEWATER MAIN OR LATERAL SHOWS SIGNS OF LEAKING, IT SHALL BE REPLACED FOR AT LEAST NINE FEET IN BOTH DIRECTIONS (18 FEET TOTAL) WITH AT LEAST 150 PSI PRESSURE RATED PIPE.

iii. WHERE A NEW POTABLE WATERLINE CROSSES A NEW, NON-PRESSURE RATED WASTEWATER MAIN OR LATERAL AND THE STANDARD PIPE SEGMENT LENGTH OF THE WASTEWATER MAIN OR LATERAL IS AT LEAST 18 FEET, ONE SEGMENT OF THE WATERLINE PIPE SHALL BE CENTERED OVER THE WASTEWATER MAIN OR LATERAL SUCH THAT THE JOINTS OF THE WATERLINE PIPE ARE EQUIDISTANT AND AT LEAST NINE FEET HORIZONTALLY FROM THE CENTERLINE OF THE WASTEWATER MAIN OR LATERAL. THE POTABLE WATERLINE SHALL BE AT LEAST TWO FEET ABOVE THE WASTEWATER MAIN OR LATERAL, WHENEVER POSSIBLE. THE CROSSING SHALL BE CENTERED BETWEEN THE JOINTS OF THE WASTEWATER MAIN OR LATERAL. THE WASTEWATER PIPE SHALL HAVE A MINIMUM PIPE STIFFNESS OF 115 PSI AT 5.0% DEFLECTION. THE WASTEWATER MAIN OR LATERAL SHALL BE EMBEDDED IN CEMENT STABILIZED SAND (SEE CLAUSE (VI) OF THIS SUBPARAGRAPH) FOR THE TOTAL LENGTH OF ONE PIPE SEGMENT PLUS 12 INCHES BEYOND THE JOINT ON EACH END.

**TCEQ NOTES (CONT.)**

IV. WHERE A NEW POTABLE WATERLINE CROSSES A NEW, NON-PRESSURE RATED WASTEWATER MAIN OR LATERAL AND A STANDARD LENGTH OF THE WASTEWATER PIPE IS LESS THAN 18 FEET IN LENGTH, THE POTABLE WATER PIPE SEGMENT SHALL BE CENTERED OVER THE WASTEWATER LINE. THE MATERIALS AND METHOD OF INSTALLATION SHALL CONFORM WITH ONE OF THE FOLLOWING OPTIONS:

i. WITHIN NINE FEET HORIZONTALLY OF EITHER SIDE OF THE WATERLINE, THE WASTEWATER PIPE AND JOINTS SHALL BE CONSTRUCTED WITH PIPE MATERIAL HAVING A MINIMUM PRESSURE RATING OF AT LEAST 150 PSIAN ABSOLUTE. MINIMUM VERTICAL SEPARATION DISTANCE OF TWO FEET SHALL BE PROVIDED. THE WASTEWATER MAIN OR LATERAL SHALL BE LOCATED BELOW THE WATERLINE.

ii. ALL SECTIONS OF WASTEWATER MAIN OR LATERAL WITHIN NINE FEET HORIZONTALLY OF THE WATERLINE SHALL BE ENCASED IN AN 18-FOOT (OR LONGER) SECTION OF PIPE. FLEXIBLE ENCASING PIPE SHALL HAVE A MINIMUM PIPE STIFFNESS OF 115 PSI AT 5.0% DEFLECTION. THE ENCASING PIPE SHALL BE CENTERED ON THE WATERLINE AND SHALL BE AT LEAST TWO NOMINAL PIPE DIAMETERS LARGER THAN THE WASTEWATER MAIN OR LATERAL. THE SPACE AROUND THE CARRIER PIPE SHALL BE SUPPORTED AT FIVE-FOOT (OR LESS) INTERVALS WITH SPACERS OR BE FILLED TO THE SPRINGLINE WITH WASHED SAND. EACH END OF THE CASING SHALL BE SEALED WITH WATERTIGHT NON-SHRINK CEMENT GROUT OR A MANUFACTURED WATERTIGHT SEAL. AN ABSOLUTE MINIMUM SEPARATION DISTANCE OF SIX INCHES BETWEEN THE ENCASEMENT PIPE AND THE WATERLINE SHALL BE PROVIDED. THE WASTEWATER LINE SHALL BE LOCATED BELOW THE WATERLINE.

iii. WHEN A NEW WATERLINE CROSSES UNDER A WASTEWATER MAIN OR LATERAL, THE WATERLINE SHALL BE ENCASED AS DESCRIBED FOR WASTEWATER MAINS OR LATERALS IN SUBCLAUSE (II) OF THIS CLAUSE OR CONSTRUCTED OF DUCTILE IRON OR STEEL PIPE WITH MECHANICAL OR WELDED JOINTS AS APPROPRIATE. AN ABSOLUTE MINIMUM SEPARATION DISTANCE OF ONE FOOT BETWEEN THE WATERLINE AND THE WASTEWATER MAIN OR LATERAL SHALL BE PROVIDED. BOTH THE WATERLINE AND WASTEWATER MAIN OR LATERAL MUST PASS A PRESSURE AND LEAKAGE TEST AS SPECIFIED IN AWWA C600 STANDARDS.

v. WHERE A NEW POTABLE WATERLINE CROSSES A NEW, PRESSURE RATED WASTEWATER MAIN OR LATERAL, ONE SEGMENT OF THE WATERLINE PIPE SHALL BE CENTERED OVER THE WASTEWATER LINE SUCH THAT THE JOINTS OF THE WATERLINE PIPE ARE EQUIDISTANT AND AT LEAST NINE FEET HORIZONTALLY FROM THE CENTER LINE OF THE WASTEWATER MAIN OR LATERAL. THE POTABLE WATERLINE SHALL BE AT LEAST SIX INCHES ABOVE THE WASTEWATER MAIN OR LATERAL, WHENEVER POSSIBLE. THE CROSSING SHALL BE CENTERED BETWEEN THE JOINTS OF THE WASTEWATER MAIN OR LATERAL. THE WASTEWATER PIPE SHALL HAVE A MINIMUM PRESSURE RATING OF AT LEAST 150 PSI. THE WASTEWATER MAIN OR LATERAL SHALL BE EMBEDDED IN CEMENT STABILIZED SAND (SEE CLAUSE (VI) OF THIS SUBPARAGRAPH) FOR THE TOTAL LENGTH OF ONE PIPE SEGMENT PLUS 12 INCHES BEYOND THE JOINT ON EACH END.

vi. WHERE CEMENT STABILIZED SAND BEDDING IS REQUIRED, THE CEMENT STABILIZED SAND SHALL HAVE A MINIMUM OF 10% CEMENT PER CUBIC YARD OF CEMENT STABILIZED SAND MIXTURE, BASED ON LOOSE DRY WEIGHT VOLUME (AT LEAST 2.5 BAGS OF CEMENT PER CUBIC YARD OF MIXTURE). THE CEMENT STABILIZED SAND BEDDING SHALL BE A MINIMUM OF SIX INCHES ABOVE AND FOUR INCHES BELOW THE WASTEWATER MAIN OR LATERAL. THE USE OF BROWN COLORING IN CEMENT STABILIZED SAND FOR WASTEWATER MAIN OR LATERAL BEDDING IS RECOMMENDED FOR THE IDENTIFICATION OF PRESSURE RATED WASTEWATER MAINS DURING FUTURE CONSTRUCTION.

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NO.	REVISION	DATE

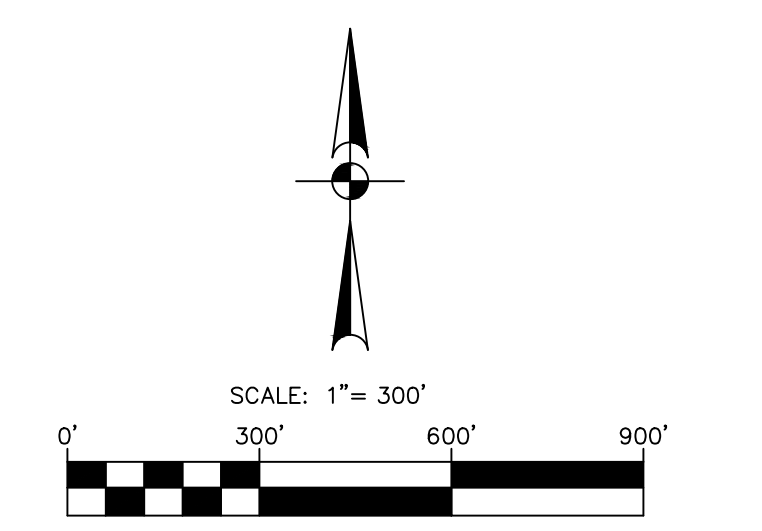
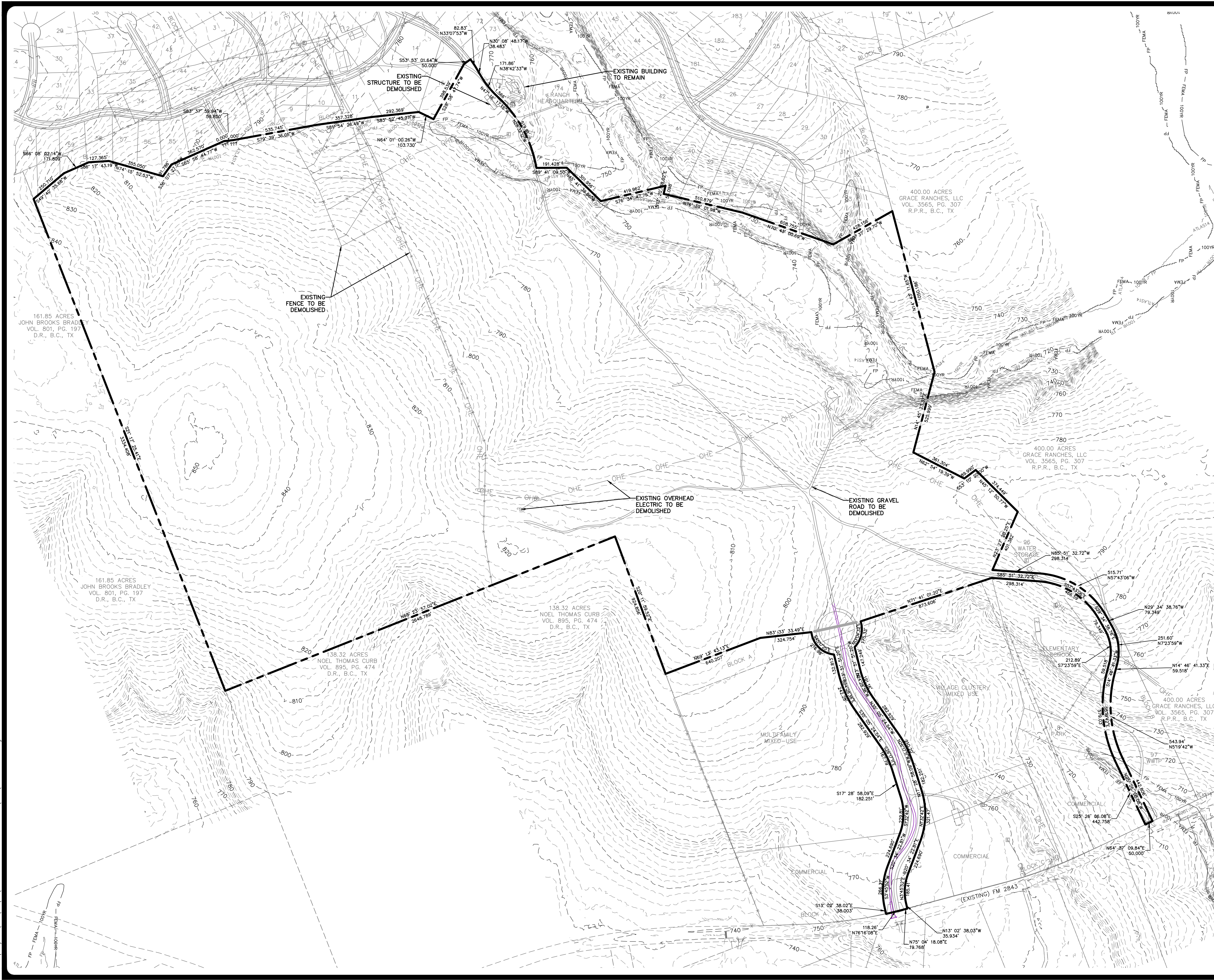
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 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10288801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
**CONSTRUCTION NOTES (2 OF 2)**

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	ps DRAWN/CR/TK
SHEET	06 OF 69

Date: Dec 04, 2023, 11:36am User ID: psywester  
 File: H:\Projects\51365\01\301 construction documents\DWG\EXS\365-01.dwg



**LEGEND**

---	BOUNDARY
---	EXISTING WATER LINE
---	EXISTING GAS LINE
---	EXISTING OVERHEAD ELECTRIC LINE
---	EXISTING UTILITY POLE & METER
---	FEMA - FEMA - 100YR - FEMA 100YR FLOODPLAIN
---	ATLAS14 - 100YR - EXISTING ATLAS14 FLOODPLAIN
X	EXISTING BARBED WIRE FENCE
---	600 - EXISTING CONTOUR

- NOTES**
1. 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.
  2. EXISTING CONTOUR INFORMATION IS SHOWN AT TWO FOOT INTERVALS. THE CONTOURS ARE COMPUTER GENERATED USING SURVEY FIELD DATA COLLECTED OCTOBER 2022. CONTOURS OUTSIDE THE PROJECT BOUNDARY ARE COMPUTER GENERATED USING TRIRIS STRATEGIC MAPPING PROGRAM (STRATMAP) 2020 LIDAR DATA FOR NORTH CENTRAL TEXAS.
  3. EXISTING FENCE & OVERHEAD ELECTRIC TO BE REMOVED WITHIN THE MUSTANG SPRINGS PHASE 1 BOUNDARY. FENCING OUTSIDE OR ALONG THE BOUNDARY IS TO REMAIN.
  4. EXISTING STRUCTURES WITHIN PROPERTY BOUNDARY TO BE DEMOLISHED AND ALL UTILITIES AND WATER WELLS TO PROPERLY BE SEALED, DECOMMISSIONED, OR REMOVED.
  5. A TREE SURVEY/INVENTORY SHALL BE SUBMITTED WITH THE BUILDING PERMITS FOR EACH RESIDENTIAL LOT.

NO.	REVISION	DATE

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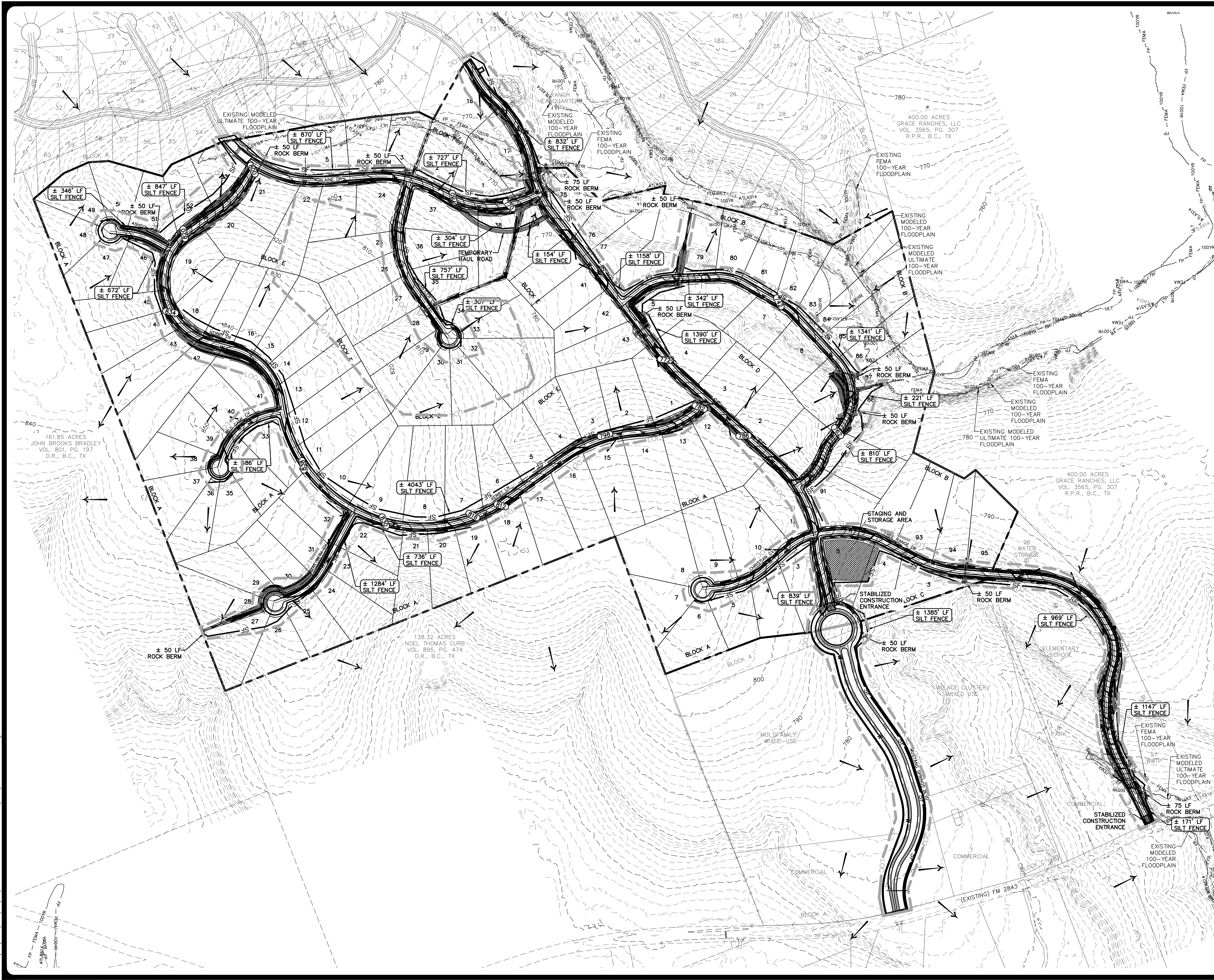
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 1881 N. MOHAC EOPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
**EXISTING CONDITIONS & DEMOLITION PLAN**

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	ps DRAWNCR/TK
SHEET	07 OF 69

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SCALE: 1" = 300'

0' 300' 600' 900'

**LEGEND**

- BOUNDARY
- LIMITS OF CONSTRUCTION
- SILT FENCE
- FLOW ARROW
- STABILIZED CONSTRUCTION ENTRANCE
- ROCK BERM
- SPOILS & STAGING AREA
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- FEMA 100YR FLOODPLAIN
- EXISTING ATLAS14 FLOODPLAIN
- ULTIMATE ATLAS14 FLOODPLAIN
- EXISTING CONTOUR
- PROPOSED CONTOUR

- NOTES**
- 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.
  - EXISTING CONTOUR INFORMATION IS SHOWN AT TWO FOOT INTERVALS. THE CONTOURS ARE COMPUTER GENERATED USING SURVEY FIELD DATA COLLECTED OCTOBER 2022. CONTOURS OUTSIDE THE PROJECT BOUNDARY ARE COMPUTER GENERATED USING TNRIS STRATEGIC MAPPING PROGRAM (STRATMAP) 2020 LIDAR DATA FOR NORTH CENTRAL TEXAS.
  - EXISTING STRUCTURES WITHIN THE LIMITS OF CONSTRUCTION TO BE DEMOLISHED PER SHEET 07.
  - CONTRACTOR IS TO AVOID DISTURBING AREAS OF THE PROJECT THAT ARE NOT NECESSARY FOR CONSTRUCTION OF THE IMPROVEMENTS IN THESE CONSTRUCTION PLANS.
  - PRELIMINARY GRADING AND SITE PREPARATION ACTIVITIES MAY BE AUTHORIZED BY THE VILLAGE OF SALADO.
  - A COPY OF THE SWPPP FOR THIS PROJECT SHALL BE KEPT ON-SITE BY THE CONTRACTOR AT ALL TIMES.
  - ALL EROSION AND SEDIMENT CONTROLS MUST BE PROPERLY MAINTAINED PER THE SWPPP THROUGHOUT THE DURATION OF THE PROJECT. ANY OFF-SITE DISCHARGE MUST BE IMMEDIATELY ADDRESSED BY THE CONTRACTOR, ESPECIALLY TRASH AND SEDIMENTS.
  - WHEN SILT FENCE DOES NOT FOLLOW EXISTING CONTOURS, PROVIDE 10% TURFBLOCKS AT APPROX. 100-FT INTERVALS.
  - IF DISTURBED AREA IS NOT TO BE WORKED ON FOR MORE THAN 14 DAYS, DISTURBED AREA NEEDS TO BE STABILIZED BY REVEGETATION, MULCH, TARP OR REVEGETATION MATTING.
  - CONTRACTOR WILL CLEAN UP SPILLS THAT MIGRATE ONTO THE ROADS A MINIMUM OF ONCE DAILY.
  - ALL FILL AREAS SHALL BE COMPACTED TO 95%.
  - SEE SHEET 64 FOR EROSION AND SEDIMENTATION CONTROL DETAILS.

- STREET FILL SPECIFICATIONS**
- MATERIAL SHALL NOT CONTAIN ANY ROCKS WITH DIMENSIONS GREATER THAN 6 INCHES.
  - MATERIAL SHALL HAVE AT LEAST 50% PASSING THE NUMBER 4 SIEVE.
  - MATERIAL SHALL REASONABLY BE FREE FROM ROOTS, TRASH, CONCRETE RUBBLE AND OTHER ORGANIC MATERIAL.
  - MATERIAL SHALL HAVE A MAXIMUM P.I. OF 20.
  - MATERIAL SHALL BE COMPACTED TO A MINIMUM OF 95% OF MAX. LABORATORY DENSITY AS DETERMINED BY ASTM D-698 AND SHALL BE WITHIN 3 PERCENTAGE POINTS OF OPTIMUM MOISTURE CONTENT DURING COMPACTION, AND CERTIFIED TO BY A SOILS ENGINEER AND TESTING LAB HIRED BY THE DEVELOPER TO MEET DATA SHEET 79-G (FHWA-VA).
  - PLACEMENT SHALL BE IN LIFTS NOT EXCEEDING 6 INCHES AFTER COMPACTION. EACH LIFT SHALL BE INSPECTED & TESTED PRIOR TO PLACEMENT OF THE NEXT LIFT. TESTING SHALL BE DONE ON AN AVERAGE OF ONE DENSITY PER 5000 SQUARE FEET IN LIFT AREA.

**SUMMARY TABLE**

STABILIZED CONSTRUCTION ENTRANCE	5,000 SF
SPOILS & STAGING AREA	70,711 SF
SILT FENCE	24,350 LF
ROCK BERM	700 LF
TOTAL L.O.C./ TOTAL DISTURBED ACREAGE	179.50 AC
TOTAL PROPOSED I.C.	15.84 AC

NO.	REVISION	DATE

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 TEXAS ENGINEERING FIRM #10288891

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

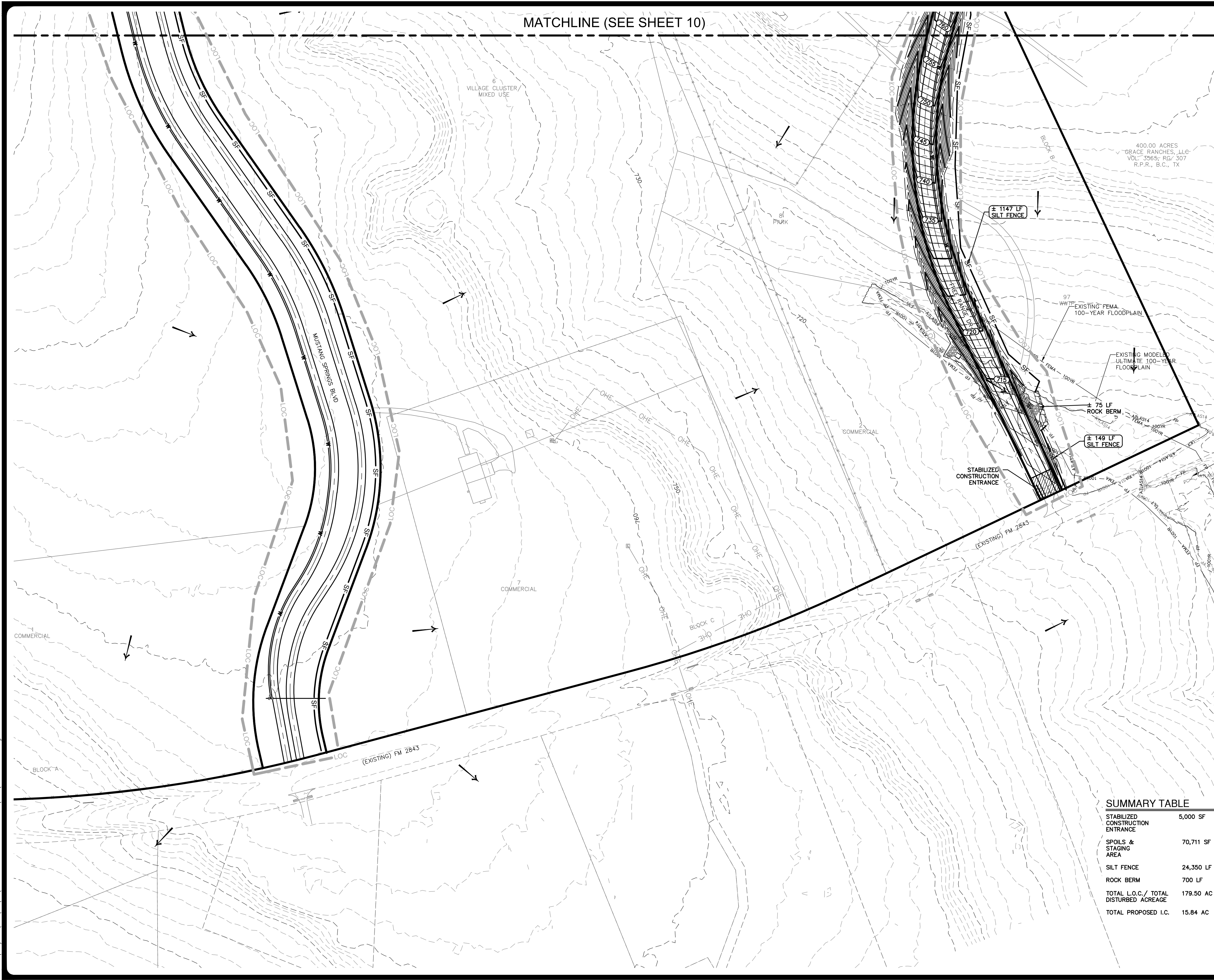
**OVERALL EROSION CONTROL PLAN**

CITY NO. \_\_\_\_\_  
 JOB NO. 5135-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNDY/SL  
 SHEET 08 OF 69

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MATCHLINE (SEE SHEET 10)



400.00 ACRES  
GRACE RANCHES, L.L.C.  
VOL. 3965; PG. 307  
R.P.R., B.C., TX

SCALE: 1" = 100'

0' 100' 200' 300'

**LEGEND**

- BOUNDARY
- - - - - LIMITS OF CONSTRUCTION
- SF SILT FENCE
- FLOW ARROW
- [Hatched Box] STABILIZED CONSTRUCTION ENTRANCE
- [Cross-hatched Box] ROCK BERM
- [Dotted Box] SPOILS & STAGING AREA
- - - - - EXISTING FENCE
- - - - - EXISTING OVERHEAD ELECTRIC LINE
- - - - - EXISTING UTILITY POLE & METER
- - - - - FEMA 100YR FLOODPLAIN
- - - - - ATLAS14 - 100YR
- - - - - ULTIMATE ATLAS14 FLOODPLAIN
- - - - - EXISTING CONTOUR
- 800 PROPOSED CONTOUR

**NOTES**

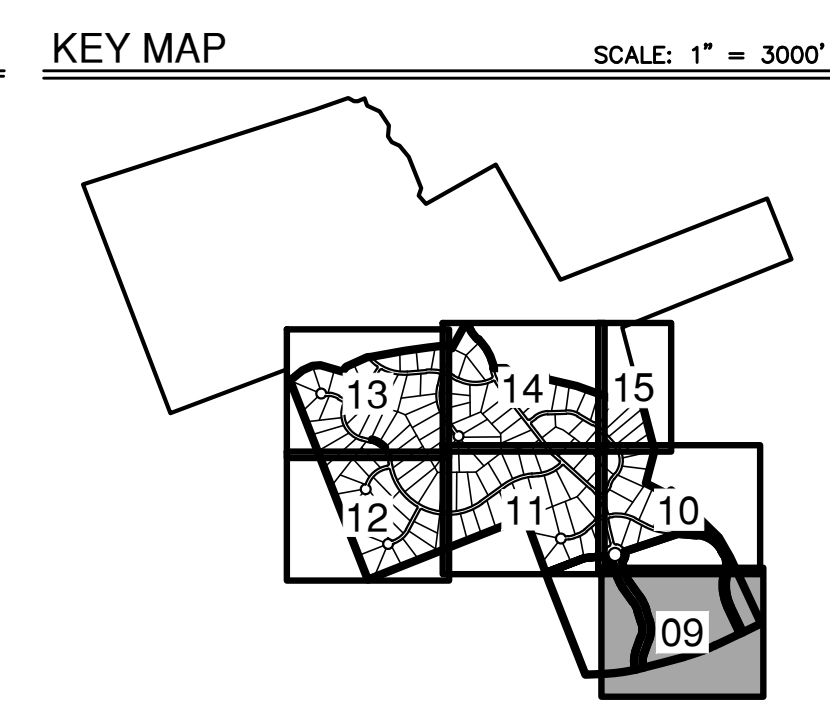
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- EXISTING STRUCTURES WITHIN THE LIMITS OF CONSTRUCTION TO BE DEMOLISHED PER SHEET 07 - EXISTING CONDITIONS & DEMOLITION PLAN.
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- CONTRACTOR WILL CLEAN UP SPOILS THAT MIGRATE ONTO THE ROADS A MINIMUM OF ONCE DAILY.
- ALL FILL AREAS SHALL BE COMPACTED TO 95%.
- SEE SHEET 64 FOR EROSION AND SEDIMENTATION CONTROL DETAILS.

**STREET FILL SPECIFICATIONS**

- MATERIAL SHALL NOT CONTAIN ANY ROCKS WITH DIMENSIONS GREATER THAN 6 INCHES.
- MATERIAL SHALL HAVE AT LEAST 50% PASSING THE NUMBER 4 SIEVE.
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**SUMMARY TABLE**

STABILIZED CONSTRUCTION ENTRANCE	5,000 SF
SPOILS & STAGING AREA	70,711 SF
SILT FENCE	24,350 LF
ROCK BERM	700 LF
TOTAL L.O.C./ TOTAL DISTURBED ACREAGE	179.50 AC
TOTAL PROPOSED I.C.	15.84 AC



NO.	REVISION	DATE

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TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

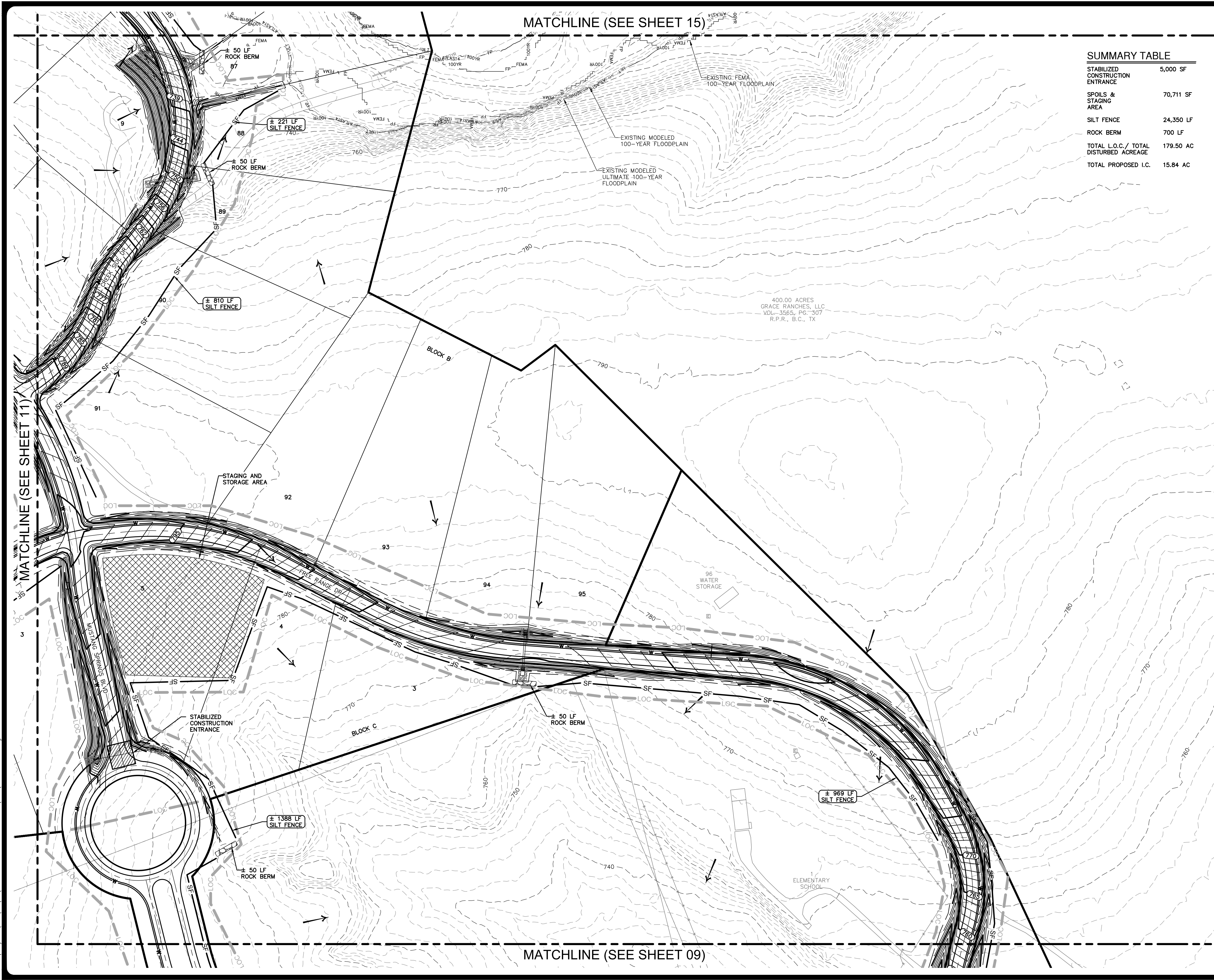
**MUSTANG SPRINGS PHASE 1**  
SALADO, TEXAS

**EROSION & SEDIMENTATION CONTROL (1 OF 7)**

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	09 OF 69

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MATCHLINE (SEE SHEET 15)

MATCHLINE (SEE SHEET 09)

**SUMMARY TABLE**

STABILIZED CONSTRUCTION ENTRANCE	5,000 SF
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ROCK BERM	700 LF
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TOTAL PROPOSED I.C.	15.84 AC

**LEGEND**

- BOUNDARY
- - - LIMITS OF CONSTRUCTION
- - - SF SILT FENCE
- FLOW ARROW
- ▨ STABILIZED CONSTRUCTION ENTRANCE
- ▩ ROCK BERM
- ▧ SPOILS & STAGING AREA
- - - EXISTING FENCE
- - - EXISTING OVERHEAD ELECTRIC LINE
- - - EXISTING UTILITY POLE & METER
- - - FEMA - FEMA - 100YR - FEMA 100YR FLOODPLAIN
- - - ATLAS14 - 100YR - EXISTING ATLAS14 FLOODPLAIN
- - - ULT - ATLAS14 - 100YR - ULTIMATE ATLAS14 FLOODPLAIN
- - - 800 - EXISTING CONTOUR
- - - 800 - PROPOSED CONTOUR

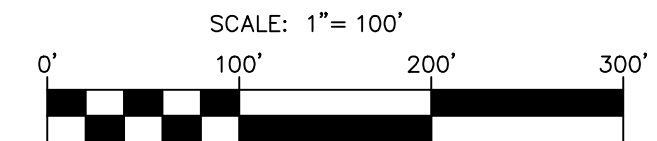
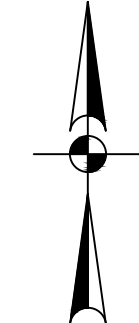
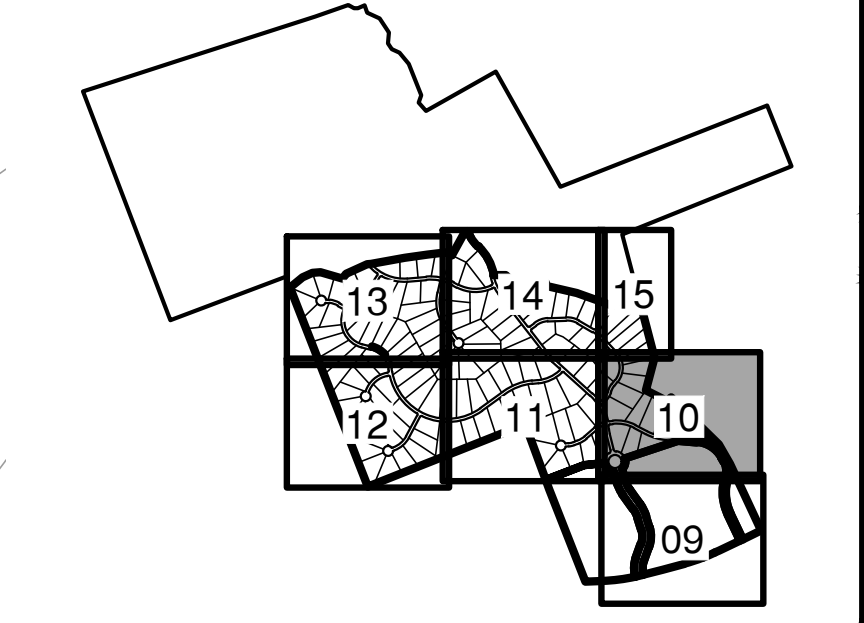
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**KEY MAP**



NO.	REVISION	DATE

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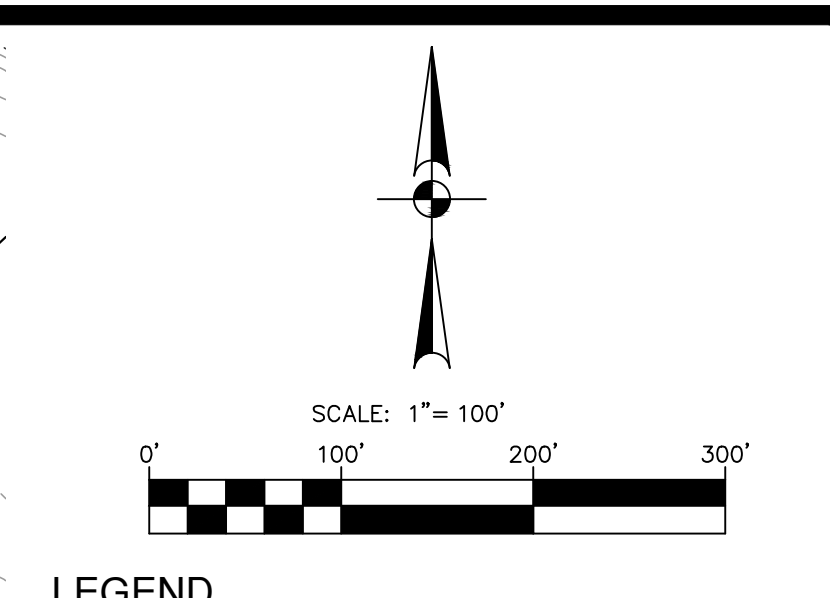
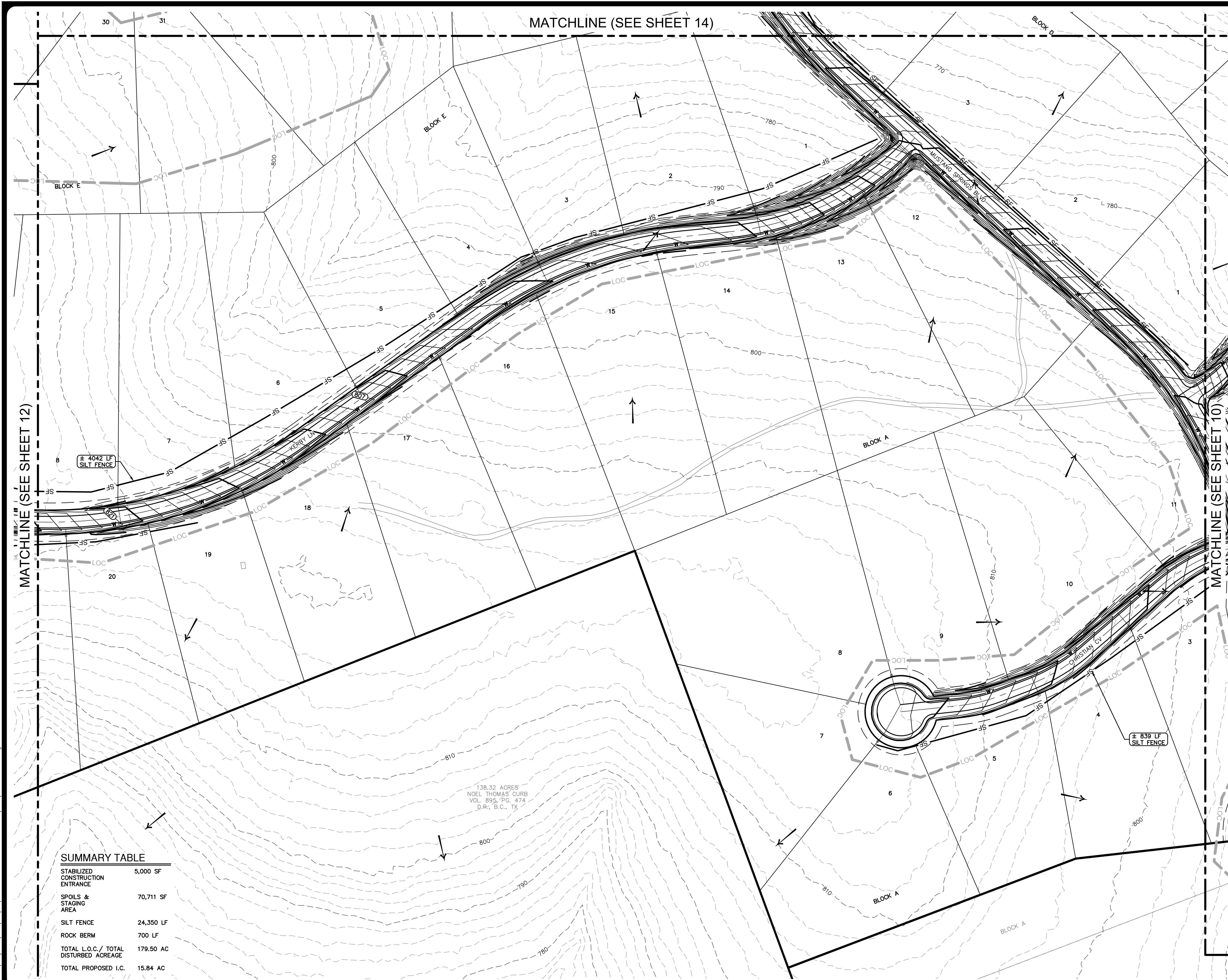
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 TEXAS ENGINEERING FIRM #170188861

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
**EROSION & SEDIMENTATION CONTROL (2 OF 7)**

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	10 OF 69

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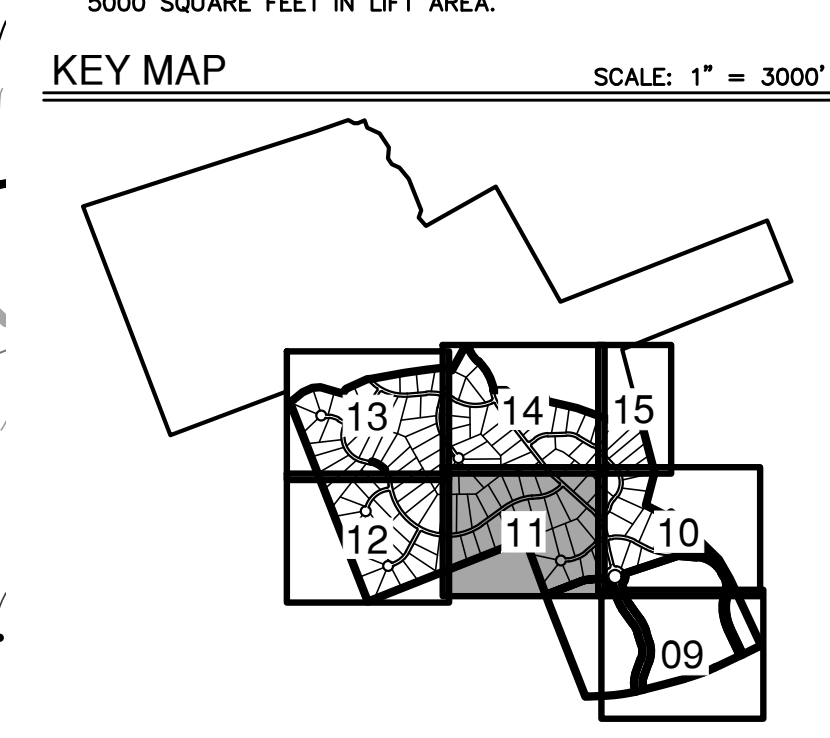


**LEGEND**

	BOUNDARY
	LIMITS OF CONSTRUCTION
	SILT FENCE
	FLOW ARROW
	STABILIZED CONSTRUCTION ENTRANCE
	ROCK BERM
	SPOILS & STAGING AREA
	EXISTING FENCE
	EXISTING OVERHEAD ELECTRIC LINE
	EXISTING UTILITY POLE & METER
	FEMA 100YR FLOODPLAIN
	EXISTING ATLAS14 FLOODPLAIN
	ULTIMATE ATLAS14 FLOODPLAIN
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  - CONTRACTOR WILL CLEAN UP SPOILS THAT MIGRATE ONTO THE ROADS A MINIMUM OF ONCE DAILY.
  - ALL FILL AREAS SHALL BE COMPACTED TO 95%.
  - SEE SHEET 64 FOR EROSION AND SEDIMENTATION CONTROL DETAILS.

- STREET FILL SPECIFICATIONS**
- MATERIAL SHALL NOT CONTAIN ANY ROCKS WITH DIMENSIONS GREATER THAN 6 INCHES.
  - MATERIAL SHALL HAVE AT LEAST 50% PASSING THE NUMBER 4 SIEVE.
  - MATERIAL SHALL REASONABLY BE FREE FROM ROOTS, TRASH, CONCRETE, RUBBLE AND OTHER ORGANIC MATERIAL.
  - MATERIAL SHALL HAVE A MAXIMUM P.I. OF 20.
  - MATERIAL SHALL BE COMPACTED TO A MINIMUM OF 95% OF MAX. LABORATORY DENSITY AS DETERMINED BY ASTM D-698 AND SHALL BE WITHIN 3 PERCENTAGE POINTS OF OPTIMUM MOISTURE CONTENT DURING COMPACTION, AND CERTIFIED TO BY A SOILS ENGINEER AND TESTING LAB HIRED BY THE DEVELOPER TO MEET DATA SHEET 79-G (FHA-VA).
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**SUMMARY TABLE**

STABILIZED CONSTRUCTION ENTRANCE	5,000 SF
SPOILS & STAGING AREA	70,711 SF
SILT FENCE	24,350 LF
ROCK BERM	700 LF
TOTAL L.O.C. / TOTAL DISTURBED ACREAGE	179.50 AC
TOTAL PROPOSED I.C.	15.84 AC

138.32 ACRES  
 NOEL THOMAS CURB  
 VOL. 895, P.G. 474  
 D.R., B.C., TX

NO.	REVISION	DATE

THIS DOCUMENT IS RELEASED FOR THE PROJECT ONLY UNDER THE AUTHORITY OF JUSTIN J. GESS P.E. #1805  
 DATE: DECEMBER 4, 2023  
 CONSTRUCTION OR PERMITTING PURPOSES, PER T.E.P.A. 137.33(c)

**PAPE-DAWSON ENGINEERS**

AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXP., BLDG. 3, STE. 200 | AUSTIN, TX 78758 | 512-664-8711  
 TEXAS ENGINEERING FIRM #0110028801

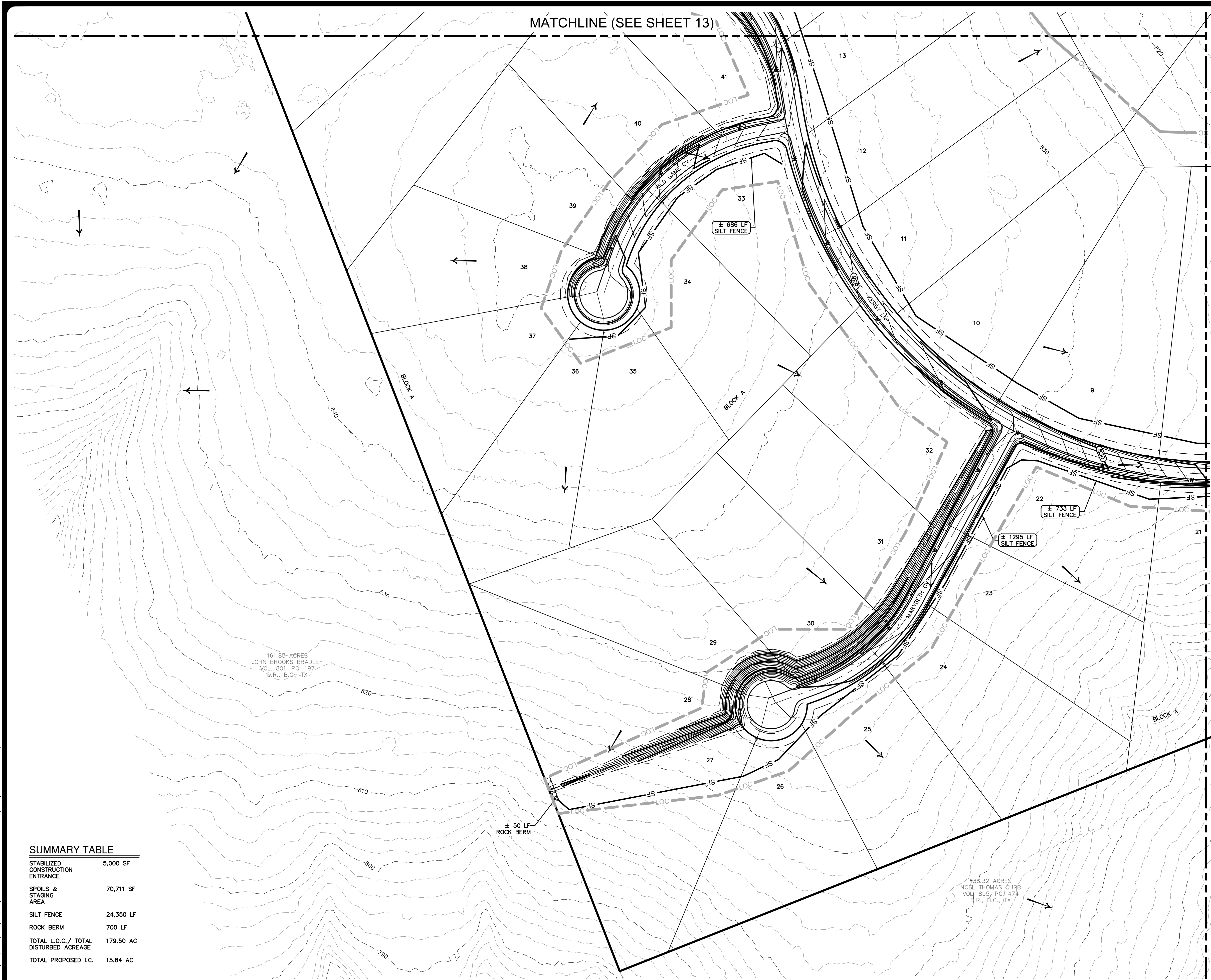
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

**EROSION & SEDIMENTATION CONTROL (3 OF 7)**

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	11 OF 69

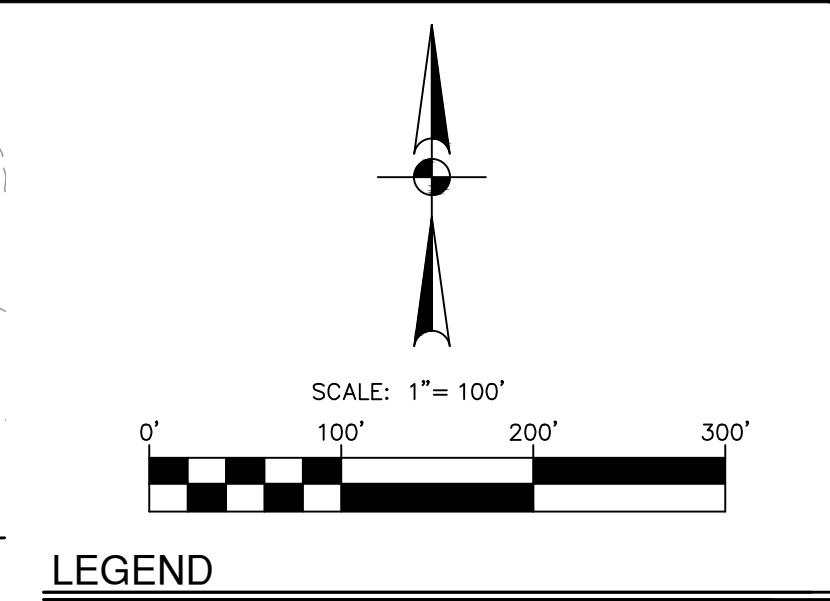
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Date: Dec 05, 2023, 2:09pm User ID: psywester  
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**SUMMARY TABLE**

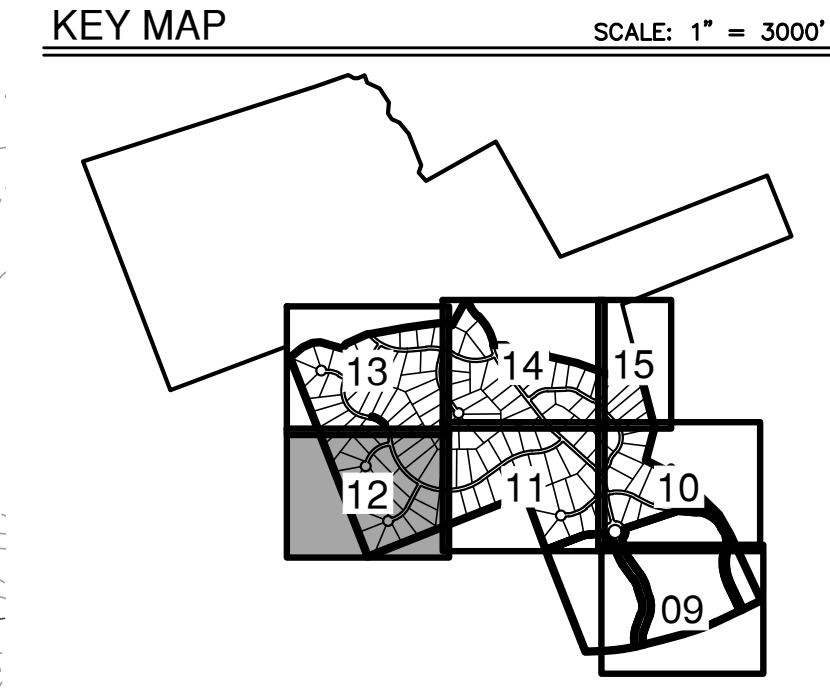
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ROCK BERM	700 LF
TOTAL L.O.C./ TOTAL DISTURBED ACREAGE	179.50 AC
TOTAL PROPOSED I.C.	15.84 AC



- LEGEND**
- BOUNDARY
  - - - - LIMITS OF CONSTRUCTION
  - - - - SILT FENCE
  - FLOW ARROW
  - [Hatched Box] STABILIZED CONSTRUCTION ENTRANCE
  - [Cross-hatched Box] ROCK BERM
  - [Cross-hatched Box] SPOILS & STAGING AREA
  - - - - EXISTING FENCE
  - - - - EXISTING OVERHEAD ELECTRIC LINE
  - - - - EXISTING UTILITY POLE & METER
  - - - - FEMA 100YR FLOODPLAIN
  - - - - ATLAS14 - 100YR
  - - - - ULT - ATLAS14 - 100YR
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  - - - - PROPOSED CONTOUR

- NOTES**
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NO.	REVISION	DATE

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 DATE: DECEMBER 4, 2023  
 THIS DOCUMENT IS NOT TO BE USED FOR BIDDING, CONTRACTING, OR CONSTRUCTION PURPOSES, PER T.E.P.A. 137.33(c)

**PAPE-DAWSON ENGINEERS**

AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MORAG EXP., BLDG. 3, STE. 200 | AUSTIN, TX 78758 | 512-664-8711  
 TEXAS ENGINEERING FIRM #011008861

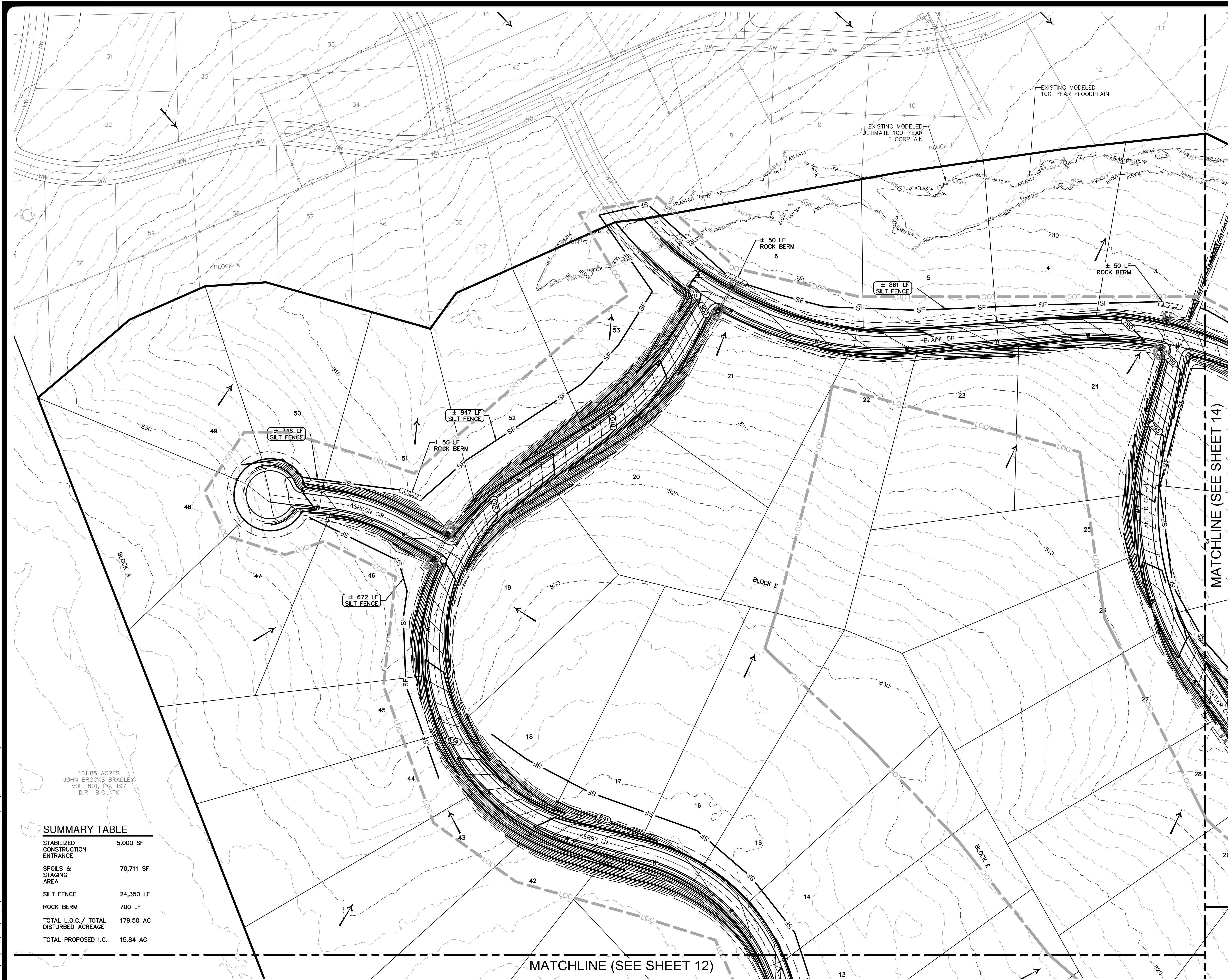
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

**EROSION & SEDIMENTATION CONTROL (4 OF 7)**

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	12 OF 69

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SCALE: 1" = 100'

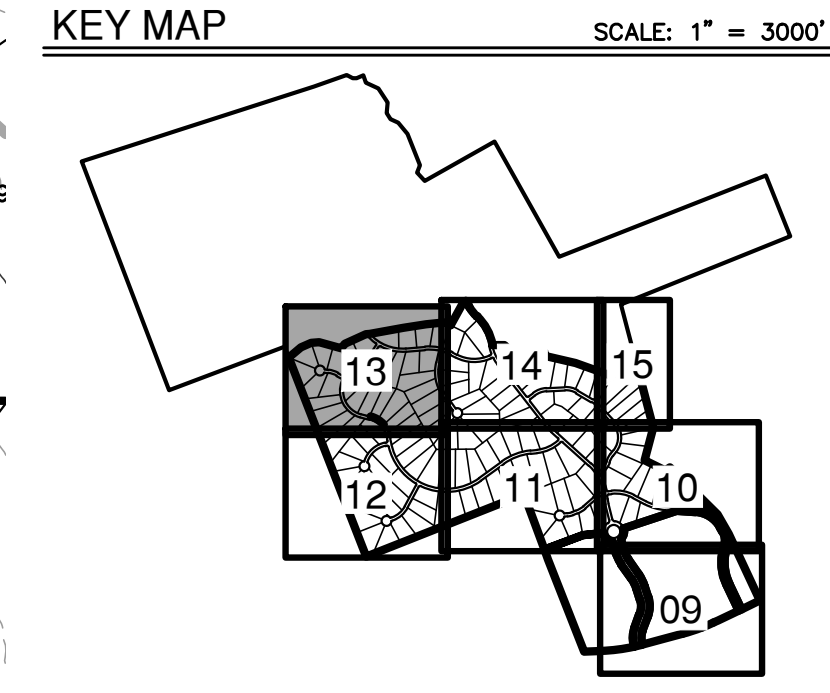
0' 100' 200' 300'

**LEGEND**

- BOUNDARY
- LIMITS OF CONSTRUCTION
- SF SILT FENCE
- FLOW ARROW
- [Hatched Box] STABILIZED CONSTRUCTION ENTRANCE
- [Stippled Box] ROCK BERM
- [Cross-hatched Box] SPOILS & STAGING AREA
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- FEMA - FEMA - 100YR
- ATLAS14 - 100YR
- ULT - ATLAS14 - 100YR
- 800 EXISTING CONTOUR
- 800 PROPOSED CONTOUR

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161.85 ACRES  
 JOHN BROOKS BRADLEY  
 VOL. 801, PG. 197  
 D.R., B.C., TX

**SUMMARY TABLE**

STABILIZED CONSTRUCTION ENTRANCE	5,000 SF
SPOILS & STAGING AREA	70,711 SF
SILT FENCE	24,350 LF
ROCK BERM	700 LF
TOTAL L.O.C. / TOTAL DISTURBED ACREAGE	179.50 AC
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NO.	REVISION	DATE

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DATE: AUGUST 1, 2023  
 DESIGNER: CR/TK  
 CHECKED: PS  
 DRAWN: DW/NDY/SLS  
 CONSTRUCTION OF PERMITTING PURPOSES, PER T.E.P.A. 137.33(a)

**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY., BLDG. 3, STE. 200 | AUSTIN, TX 78758 | 512-664-8671  
 TEXAS ENGINEERING FIRM #0110028601

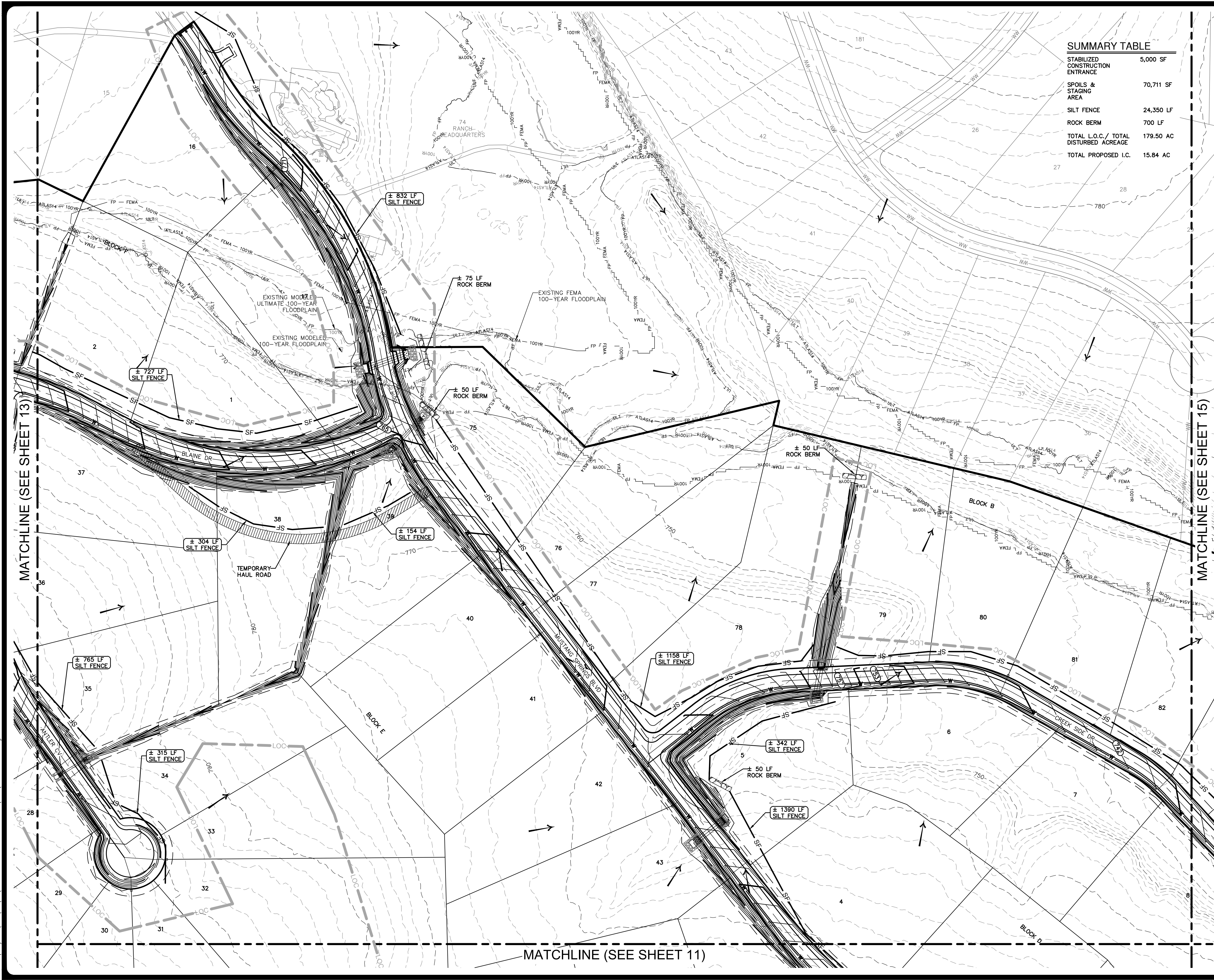
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

**EROSION & SEDIMENTATION CONTROL (5 OF 7)**

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE: DECEMBER 2023  
 DESIGNER: CR/TK  
 CHECKED: PS DRAWN: DW/NDY/SLS  
 SHEET 13 OF 69

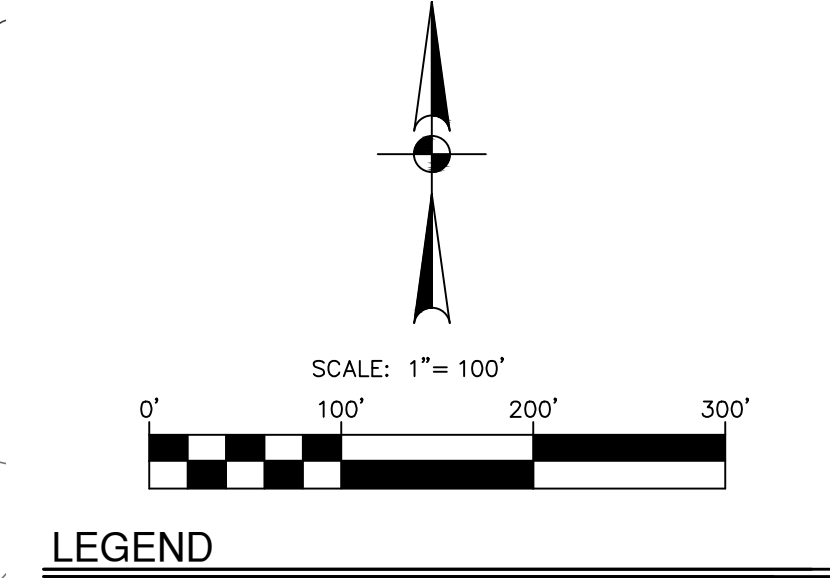
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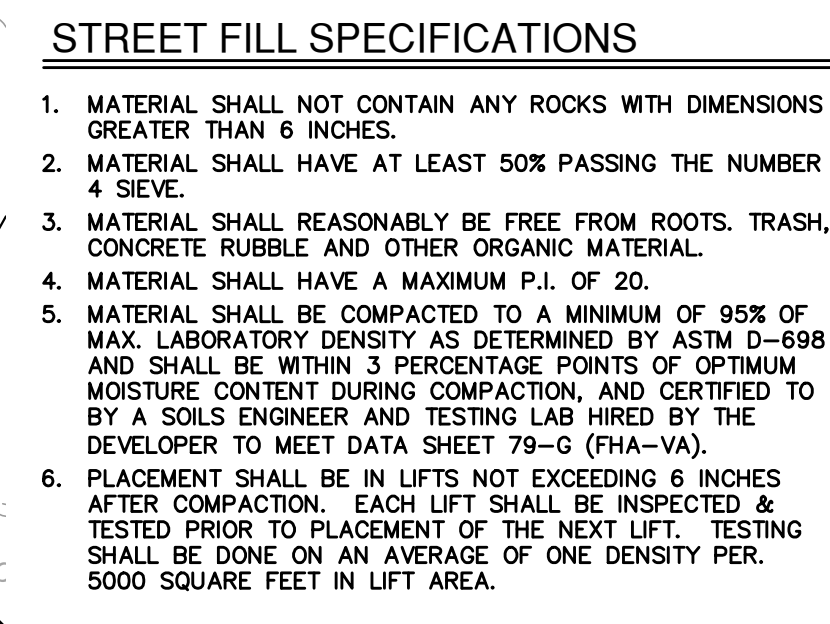
**SUMMARY TABLE**

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NO.	REVISION	DATE

THIS DOCUMENT IS RELEASED FOR INTERIM REVIEW PURPOSES ONLY.  
 DUSTIN J. GOSS, P.E. #91805  
 DATE: DECEMBER 4, 2023  
 CONSTRUCTION FOR PERMITS, BIDDING, PURPOSES, PER T.E.P.A. 137.33(c)

**PAPE-DAWSON ENGINEERS**

AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY. BLDG. 3, STE. 200 | AUSTIN, TX 78758 | 512-464-8711  
 TEXAS ENGINEERING FIRM #011008891

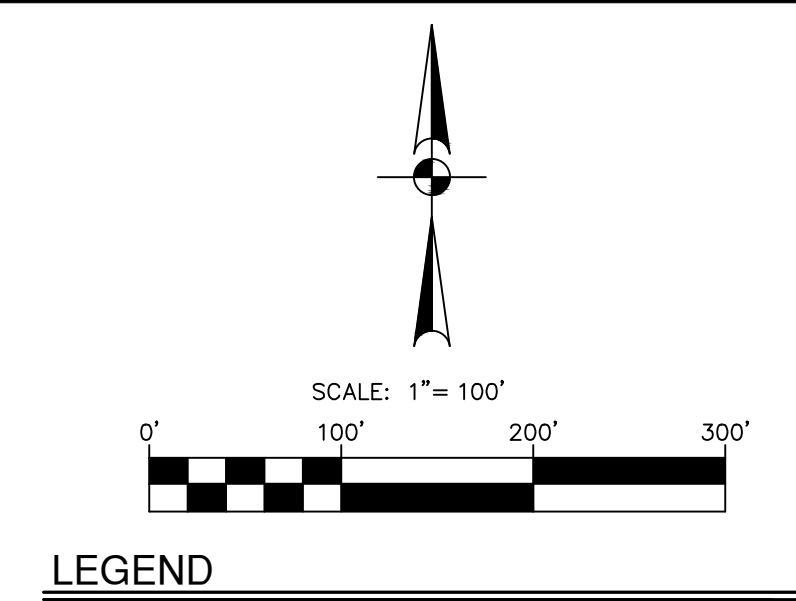
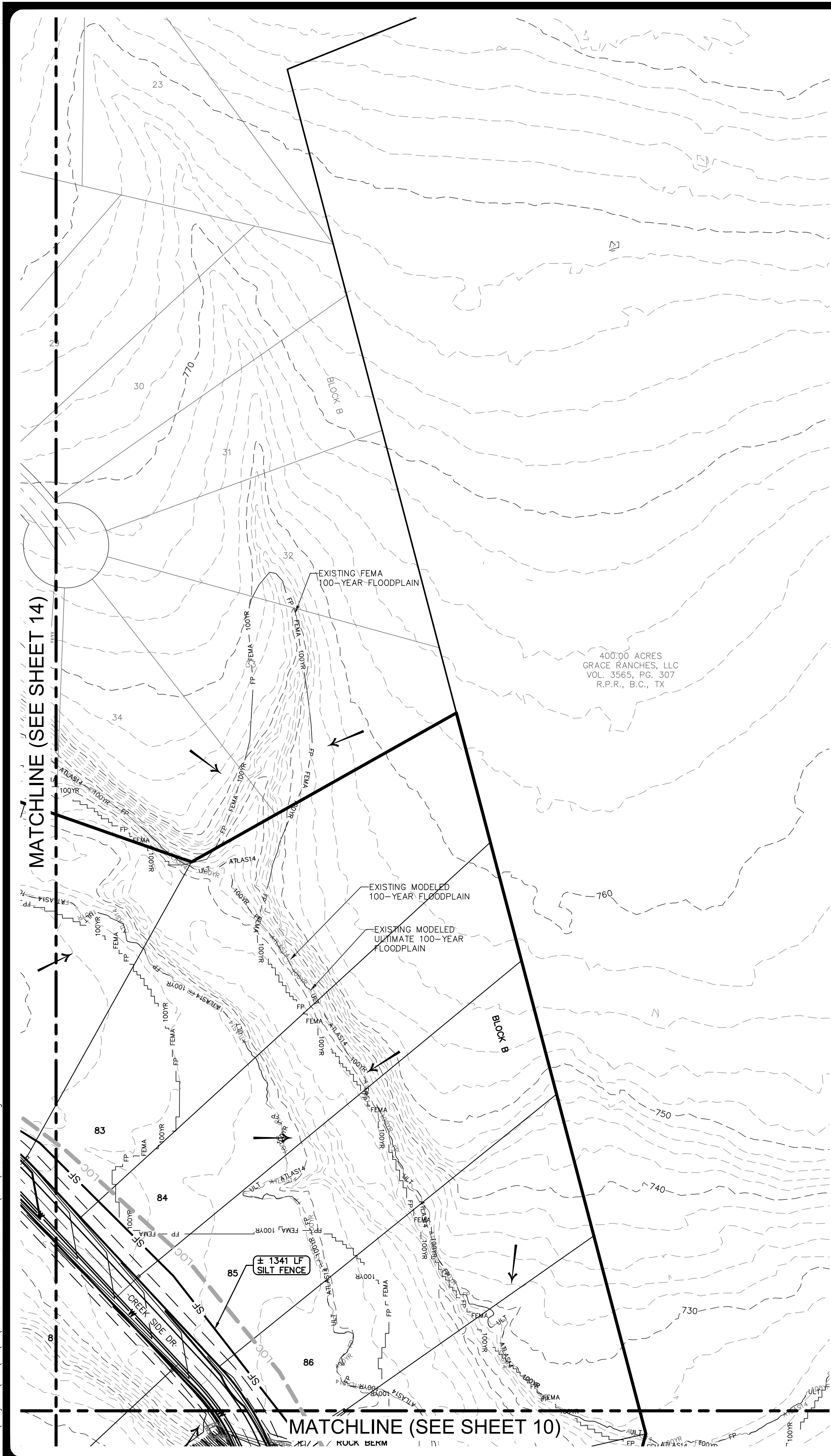
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

**EROSION & SEDIMENTATION CONTROL (6 OF 7)**

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	14 OF 69

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**LEGEND**

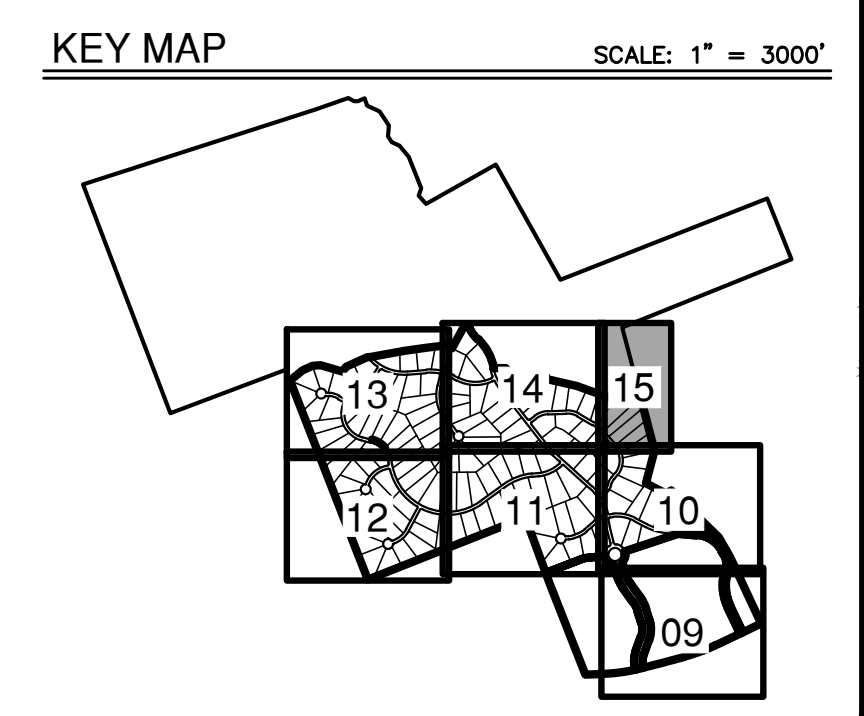
	BOUNDARY
	LIMITS OF CONSTRUCTION
	SILT FENCE
	FLOW ARROW
	STABILIZED CONSTRUCTION ENTRANCE
	ROCK BERM
	SPOILS & STAGING AREA
	EXISTING FENCE
	EXISTING OVERHEAD ELECTRIC LINE
	EXISTING UTILITY POLE & METER
	FEMA 100YR FLOODPLAIN
	EXISTING ATLAS14 FLOODPLAIN
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  - MATERIAL SHALL HAVE A MAXIMUM P.I. OF 20.
  - MATERIAL SHALL BE COMPACTED TO A MINIMUM OF 95% OF MAX. LABORATORY DENSITY AS DETERMINED BY ASTM D-698 AND SHALL BE WITHIN 3 PERCENTAGE POINTS OF OPTIMUM MOISTURE CONTENT DURING COMPACTATION, AND CERTIFIED TO BY A SOILS ENGINEER AND TESTING LAB HIRED BY THE DEVELOPER TO MEET DATA SHEET 79-G (FHA-VA).
  - PLACEMENT SHALL BE IN LIFTS NOT EXCEEDING 6 INCHES AFTER COMPACTATION. EACH LIFT SHALL BE INSPECTED & TESTED PRIOR TO PLACEMENT OF THE NEXT LIFT. TESTING SHALL BE DONE ON AN AVERAGE OF ONE DENSITY PER 5000 SQUARE FEET IN LIFT AREA.

**SUMMARY TABLE**

STABILIZED CONSTRUCTION ENTRANCE	5,000 SF
SPOILS & STAGING AREA	70,711 SF
SILT FENCE	24,350 LF
ROCK BERM	700 LF
TOTAL L.O.C./ TOTAL DISTURBED ACREAGE	179.50 AC
TOTAL PROPOSED I.C.	15.84 AC



NO.	REVISION	DATE

THIS DOCUMENT IS RELEASED FOR INTERIM REVIEW PURPOSES ONLY.  
 DUSTIN J. GOSSE P.E. #91805  
 DATE: **DECEMBER 4, 2023**  
 CONSTRUCTION OR PERMITTING PURPOSES, PER T.E.P.A. 137.33(c)

**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY. BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.6871  
 TEXAS ENGINEERING FIRM #071 TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 EROSION & SEDIMENTATION CONTROL (7 OF 7)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNDY/SL  
 SHEET 15 OF 69

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Table 4  
Peak Discharge Comparison  
Drainage Study - Mustang Springs

HEC-HMS Element	DS Node / Description	Pre-Project Condition			Future Full-Buildout Condition			Difference								
		Area (ac)	5-year (cfs)	25-year (cfs)	Area (ac)	5-year (cfs)	25-year (cfs)	Area (ac)	5-year (cfs)	25-year (cfs)						
JBC_0365		1,399.42	1,125	2,043	2,873	1,399.42	1,125	2,043	2,873	0.00	0	0	0	0%	0%	0%
JBC_0364	BC & BCT1 Confl.	1,957.31	1,442	2,666	3,805	1,957.31	1,442	2,666	3,805	0.00	0	0	0	0%	0%	0%
JBC_0276		2,761.54	1,709	3,274	4,821	2,761.54	1,709	3,274	4,821	0.00	0	0	0	0%	0%	0%
JBC_0275	BC & BCT2 Confl.	3,155.01	1,839	3,590	5,353	3,155.01	1,839	3,590	5,353	0.00	0	0	0	0%	0%	0%
JBC_0163		4,414.27	2,205	4,572	7,066	4,414.27	2,205	4,572	7,066	0.00	0	0	0	0%	0%	0%
JBC_0162	BC & BCT3 Confl.	8,545.73	3,928	8,319	13,234	8,545.73	3,928	8,319	13,234	0.00	3	4	4	0%	0%	0%
JBC_0114		8,998.08	3,963	8,505	13,584	8,998.08	3,970	8,509	13,589	0.00	7	4	5	0%	0%	0%
JBC_0055	BC & BC_051 Confl.	9,604.93	4,002	8,643	13,866	9,604.93	4,009	8,650	13,875	0.00	7	7	9	0%	0%	0%
JBC_0001		10,088.32	4,030	8,701	14,004	10,088.32	4,037	8,712	14,014	0.00	7	11	10	0%	0%	0%
JBC_051	DS Property Bndry.	127.42	126	241	330	127.42	133	248	336	0.00	7	7	6	6%	3%	2%
JBC1_0001		557.89	341	666	981	557.89	341	666	981	0.00	0	0	0	0%	0%	0%
JBC2_0001		293.47	338	643	902	293.47	338	643	902	0.00	0	0	0	0%	0%	0%
JBC3_0115		1,893.66	852	1,658	2,446	1,893.66	852	1,658	2,446	0.00	0	0	0	0%	0%	0%
JBC3_0062		1,991.55	949	2,015	3,078	1,991.55	951	2,017	3,080	0.00	2	2	2	0%	0%	0%
JBC3_0061		3,487.30	1,835	3,797	5,741	3,487.30	1,838	3,800	5,744	0.00	3	3	3	0%	0%	0%
JBC3_0001		4,131.46	2,053	4,240	6,523	4,131.46	2,059	4,246	6,529	0.00	6	6	6	0%	0%	0%
JBC15_0001		1,495.74	932	1,839	2,707	1,495.74	932	1,839	2,707	0.00	0	0	0	0%	0%	0%
JMC_0286		1,904.77	1,225	2,393	3,499	1,904.77	1,225	2,393	3,499	0.00	0	0	0	0%	0%	0%
JMC_0250	US Property Bndry.	2,356.86	1,323	2,642	3,927	2,356.86	1,323	2,642	3,927	0.00	0	0	0	0%	0%	0%
JMC_031		278.02	238	457	642	278.02	274	492	672	0.00	36	35	30	15%	8%	5%
JMC_0224		2,816.58	1,449	2,958	4,443	2,816.58	1,464	2,975	4,461	0.00	15	17	18	1%	1%	1%
JMC_041		133.06	141	268	362	133.06	159	284	376	0.00	18	16	14	13%	6%	4%
JMC_0194		3,119.62	1,489	3,100	4,717	3,119.62	1,510	3,127	4,744	0.00	21	27	27	1%	1%	1%
JMC_0173	DS Property Bndry.	3,332.42	1,519	3,191	4,909	3,332.42	1,544	3,224	4,943	0.00	25	33	34	2%	1%	1%
JMC_0148		3,567.94	1,576	3,337	5,186	3,567.94	1,607	3,378	5,231	0.00	31	41	45	2%	1%	1%
JMC_0083		3,944.26	1,576	3,422	5,468	3,944.26	1,612	3,465	5,516	0.00	36	43	48	2%	1%	1%
JMC_0082	MC & WB Confl.	5,725.76	2,311	5,053	8,092	5,725.76	2,366	5,113	8,148	0.00	55	60	56	2%	1%	1%
JMC_0001		6,823.74	2,549	5,673	9,250	6,823.74	2,622	5,750	9,324	0.00	73	77	74	3%	1%	1%
JMCT1_0001		1,355.20	869	1,690	2,473	1,355.20	869	1,690	2,473	0.00	0	0	0	0%	0%	0%
JWB_0013		1,259.84	628	1,236	1,861	1,259.84	628	1,236	1,861	0.00	0	0	0	0%	0%	0%
JWB_0012	WB & WB1 Confl.	1,781.50	901	1,781	2,676	1,781.50	901	1,781	2,676	0.00	0	0	0	0%	0%	0%
JWB_0001		1,781.50	901	1,775	2,670	1,781.50	901	1,775	2,670	0.00	0	0	0	0%	0%	0%
JWB1_0001		521.66	366	711	1,030	521.66	366	711	1,030	0.00	0	0	0	0%	0%	0%

Shaded area indicates on-site nodes

ANALYSIS POINT 2

ANALYSIS POINT 1

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Page 2 of 2

12/27/2023

Table 5  
Water Surface Elevation Comparison (ft)  
Drainage Study - Mustang Springs

HEC-RAS River Station	Pre-Project Condition			Future Full-Buildout Condition			Difference		
	5-year (ft)	25-year (ft)	100-year (ft)	5-year (ft)	25-year (ft)	100-year (ft)	5-year (ft)	25-year (ft)	100-year (ft)
19291	723.25	723.25	727.05	723.25	723.25	727.05	0.00	0.00	0.00
17631	714.81	714.45	717.47	714.45	714.45	717.47	0.00	0.00	0.00
16872	708.62	711.27	713.78	708.62	711.27	713.78	0.00	0.00	0.00
16815	708.33	711.15	713.64	708.33	711.15	713.64	0.00	0.00	0.00
16788	708.51	711.90	713.13	708.51	711.90	713.13	0.00	0.00	0.00
16643	707.93	711.05	711.56	707.93	711.05	711.56	0.00	0.00	0.00
16150	706.53	709.58	711.98	706.53	709.58	711.98	0.00	0.00	0.00
15729	704.80	707.85	709.94	704.80	707.85	709.94	0.00	0.00	0.00
14894	700.18	702.95	705.09	700.18	702.95	705.09	0.00	0.00	0.00
14022	697.37	699.85	701.94	697.37	699.85	701.94	0.00	0.00	0.00
13291	693.72	696.55	698.95	693.72	696.55	698.95	0.00	0.00	0.00
12324	689.55	692.41	694.72	689.55	692.41	694.72	0.00	0.00	0.00
11410	686.13	689.18	691.55	686.13	689.18	691.55	0.00	0.00	0.00
10852	683.83	686.59	688.87	683.83	686.59	688.87	0.00	0.00	0.00
10668	681.56	684.78	686.78	681.56	684.78	686.78	0.00	0.00	0.00
8582	674.19	677.27	679.79	674.19	677.27	679.79	0.00	0.00	0.00
7875	671.52	674.72	677.32	671.52	674.72	677.32	0.00	0.00	0.00
7267	668.88	671.64	673.85	668.88	671.64	673.85	0.00	0.00	0.00
6445	663.90	666.27	668.44	663.90	666.27	668.44	0.00	0.00	0.00
5981	661.71	664.63	667.14	661.71	664.63	667.14	0.00	0.00	0.00
5365	659.75	662.64	665.00	659.75	662.64	665.00	0.00	0.00	0.00
4378	655.98	658.96	661.31	655.98	658.97	661.32	0.00	0.00	0.00
3994	653.87	656.10	658.53	653.88	656.11	658.54	0.00	0.00	0.00
2792	650.00	653.12	655.19	650.01	653.12	655.20	0.00	0.00	0.00
1598	645.14	648.22	650.12	645.15	648.22	650.12	0.00	0.00	0.00

Maximum difference Off-Site (ft) 0.01 0.01 0.01  
Minimum difference Off-Site (ft) 0.00 0.00 0.00

Table 5  
Water Surface Elevation Comparison (ft)  
Drainage Study - Mustang Springs

HEC-RAS River Station	Pre-Project Condition			Future Full-Buildout Condition			Difference		
	5-year (ft)	25-year (ft)	100-year (ft)	5-year (ft)	25-year (ft)	100-year (ft)	5-year (ft)	25-year (ft)	100-year (ft)
12294	788.45	788.92	799.53	788.45	788.92	799.52	0.00	0.00	0.00
11715	784.19	784.56	794.89	784.19	784.56	794.89	0.00	0.00	0.00
10791	782.92	783.00	792.92	782.92	783.00	792.92	0.00	0.00	0.00
9950	779.58	779.86	784.46	779.58	779.86	784.46	0.00	0.00	0.00
8699	764.48	766.18	767.50	764.48	766.18	767.50	0.00	0.00	0.00
7698	756.21	758.92	760.12	756.21	758.92	760.12	0.00	0.00	0.00
7294	752.48	754.52	755.99	752.48	754.52	755.99	0.00	0.00	0.00
6890	750.11	751.92	753.15	750.11	751.92	753.15	0.00	0.00	0.00
6214	744.35	746.36	747.78	744.36	746.36	747.78	0.00	0.00	0.00
5436	740.10	742.86	743.58	740.10	742.86	743.59	0.00	0.00	0.00
4844	734.96	737.52	738.90	734.96	737.53	738.91	0.00	0.00	0.00
3693	731.10	733.41	734.50	731.10	733.41	734.50	0.00	0.00	0.00
2699	723.53	725.67	727.30	723.54	725.67	727.30	0.00	0.00	0.00
2017	723.48	725.48	727.08	723.47	725.48	727.09	0.00	0.00	0.00
215	722.72	725.05	726.75	722.72	725.05	726.75	0.00	0.00	0.00
1894	722.02	724.42	726.14	722.02	724.42	726.14	0.00	0.00	0.00
2314	717.79	720.31	722.02	717.80	720.31	722.02	0.00	0.00	0.00
1100	714.45	716.47	717.72	714.46	716.48	717.72	0.00	0.00	0.00
782	712.72	714.45	715.56	712.72	714.45	715.56	0.00	0.00	0.00

Maximum difference Off-Site (ft) 0.01 0.01 0.01  
Minimum difference Off-Site (ft) 0.00 0.00 0.00

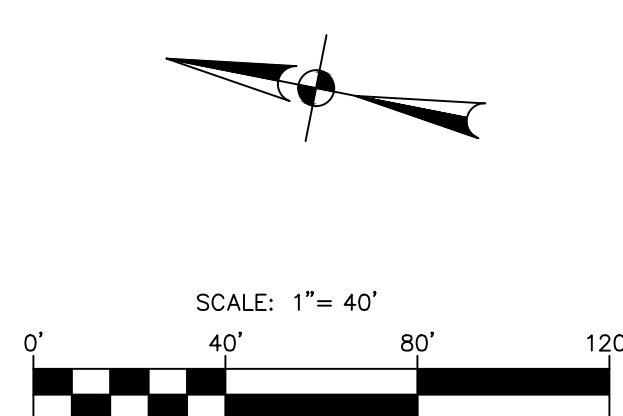
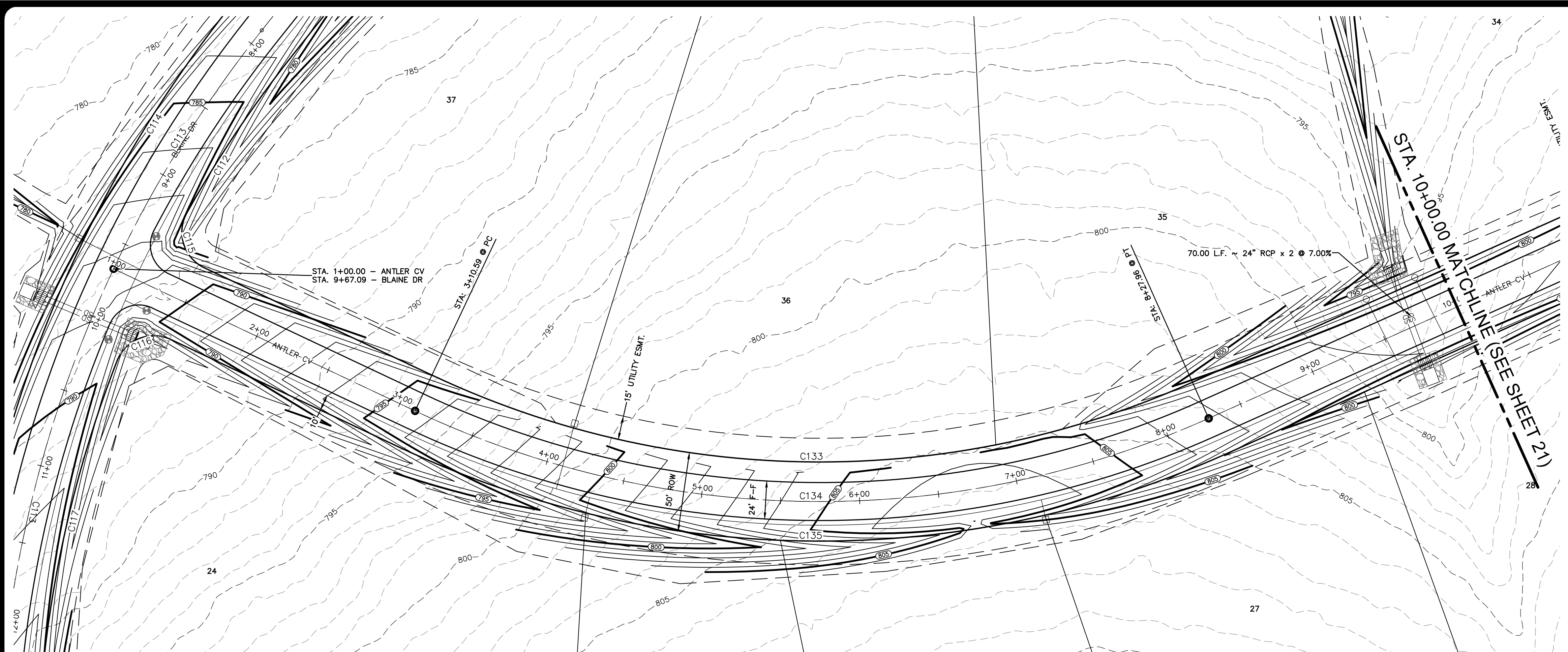
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Page 1 of 4

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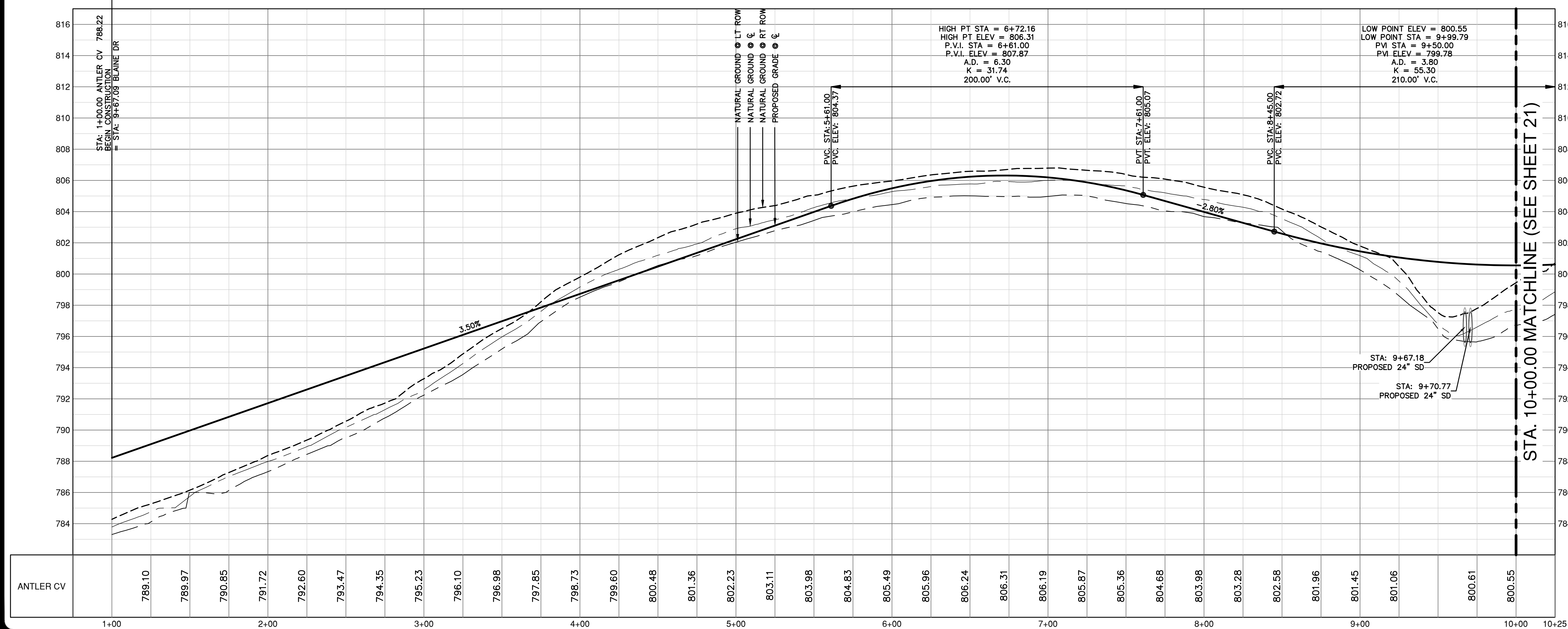
Table 5  
Water Surface Elevation Comparison (ft)  
Drainage Study - Mustang Springs





**LEGEND**

---	BOUNDARY
—+—	ROAD CENTERLINE (C)
—+—+—	RIGHT-OF-WAY (ROW)
—+—+—+—	FACE OF CURB (FOC / F-F)
—SD	STORM DRAIN CULVERT
—W	8" WATER LINE & GATE VALVE
—S	SINGLE WATER SERVICE
—D	DOUBLE WATER SERVICE
—	STREET END BARRICADE
—	EXISTING FENCE
—O—O—	EXISTING OVERHEAD ELECTRIC LINE
—	EXISTING UTILITY POLE & METER
—800	EXISTING CONTOUR
—800	PROPOSED CONTOUR



- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C115	25.00'	093°38'55"	S81°04'38"W	36.56'
C116	25.00'	093°38'55"	N32°53'38"E	36.56'
C133	575.00'	049°24'18"	S10°36'39"E	480.59'
C134	600.00'	049°24'18"	S10°36'39"E	501.49'
C135	625.00'	049°24'18"	S10°36'39"E	522.38'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

NATURAL GROUND RT ● ROW

NATURAL GROUND LT ● ROW

NATURAL GROUND ● CENTERLINE

PROPOSED GRADELINE ● CENTERLINE

NO.	REVISION	DATE

THIS DOCUMENT IS RELEASED FOR INFORMATION PURPOSES ONLY. THE CONTRACTOR SHALL 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.

DATE: DECEMBER 4, 2023  
 DESIGNER: CR/TK  
 CHECKED: PS  
 DRAWN/CR/TK

**PAPE-DAWSON ENGINEERS**

AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 1881 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78758 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

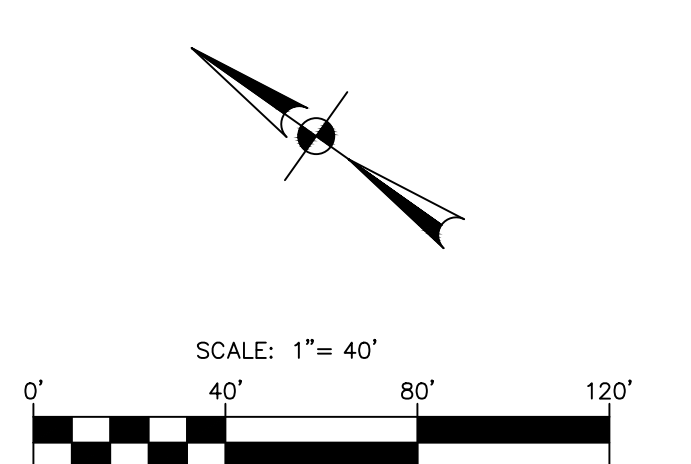
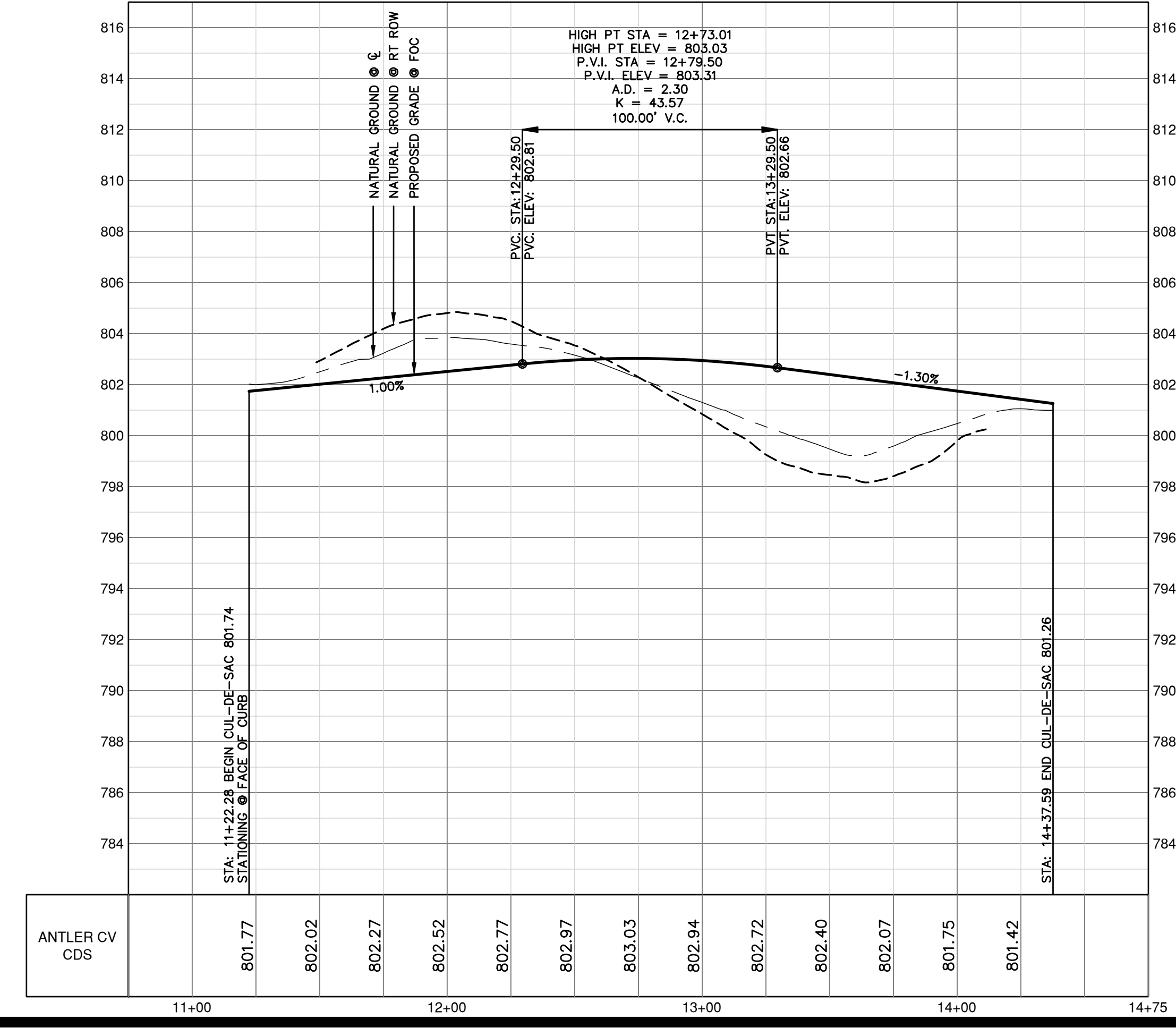
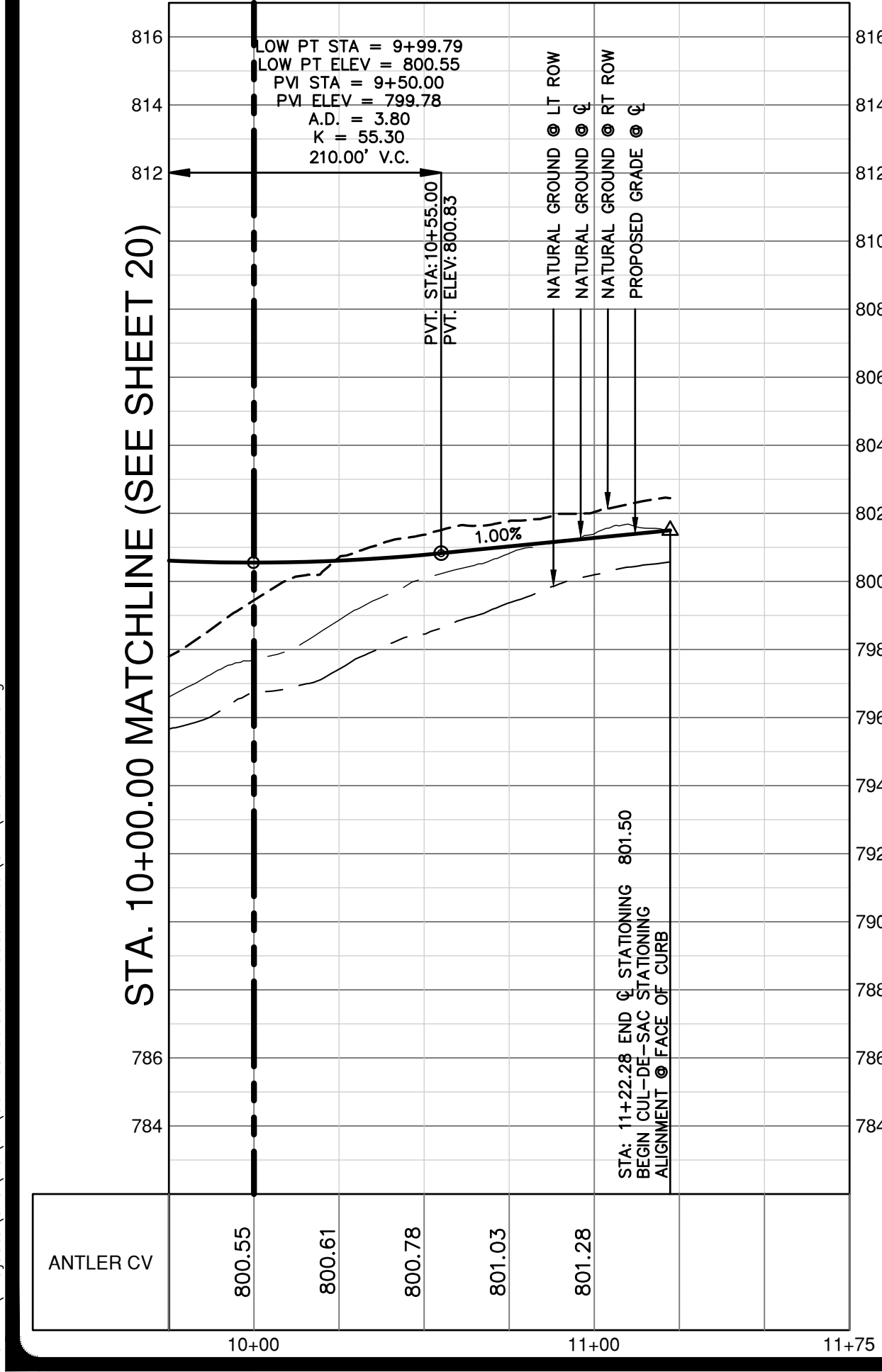
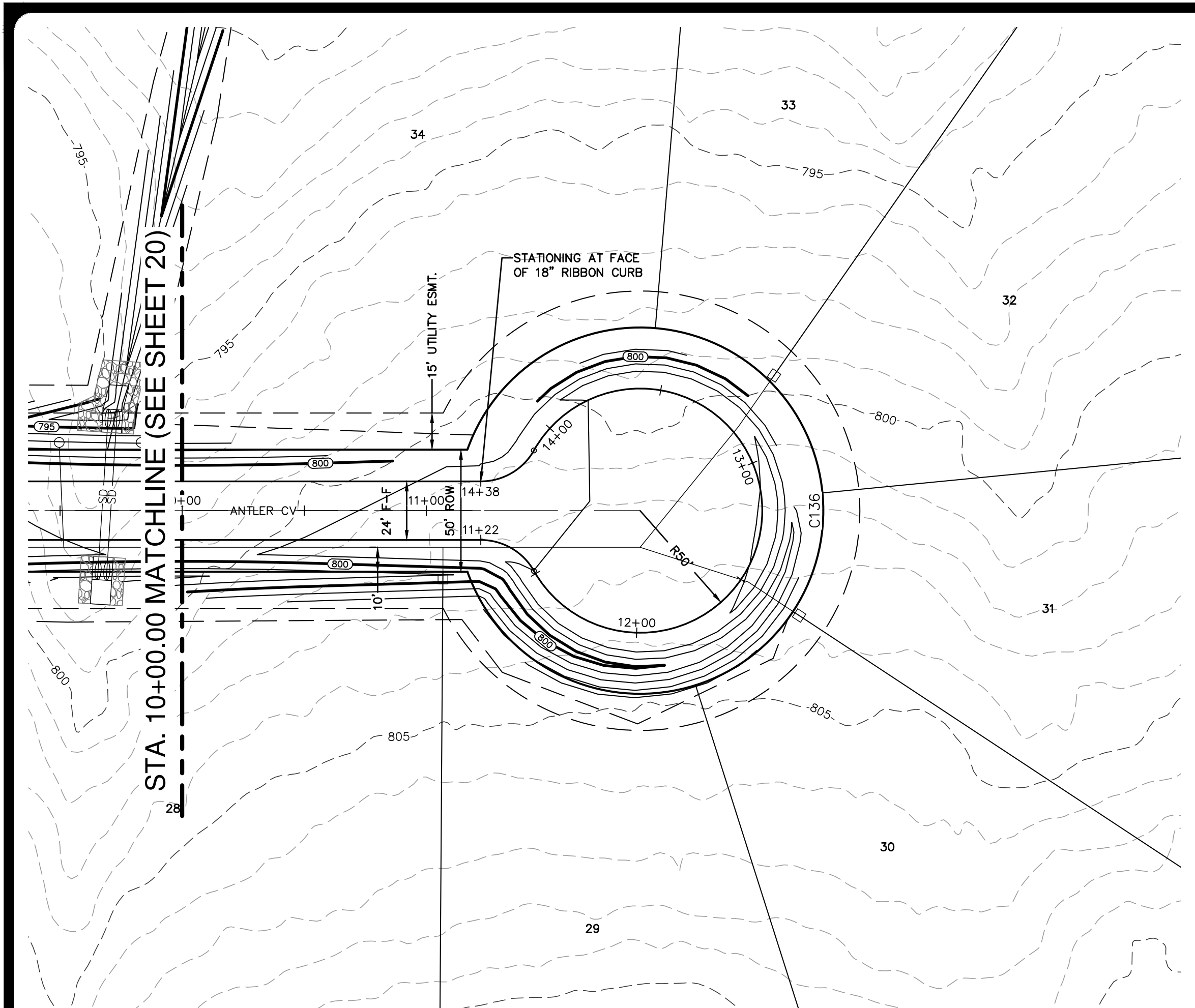
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 ANTLER CV (1 OF 2)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWN/CR/TK  
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Date: Dec 04, 2023, 11:48am User ID: psywester  
 File: H:\Projects\51365\01\301 construction documents\DWG\51365-01.dwg



**LEGEND**

---	BOUNDARY
---	ROAD CENTERLINE (C)
---	RIGHT-OF-WAY (ROW)
---	FACE OF CURB (FOC / F-F)
---	STORM DRAIN CULVERT
W	8" WATER LINE & GATE VALVE
○	SINGLE WATER SERVICE
□	DOUBLE WATER SERVICE
---	STREET END BARRICADE
---	EXISTING FENCE
---	EXISTING OVERHEAD ELECTRIC LINE
---	EXISTING UTILITY POLE & METER
---	EXISTING CONTOUR
---	PROPOSED CONTOUR

- NOTES**
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  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C136	75.00'	321°03'27"	N54°41'12"E	50.00'	420.26'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

---	NATURAL GROUND RT	○	ROW
---	NATURAL GROUND LT	○	ROW
---	NATURAL GROUND	○	CENTERLINE
---	PROPOSED GRADELINE	○	CENTERLINE

NO.	REVISION	DATE

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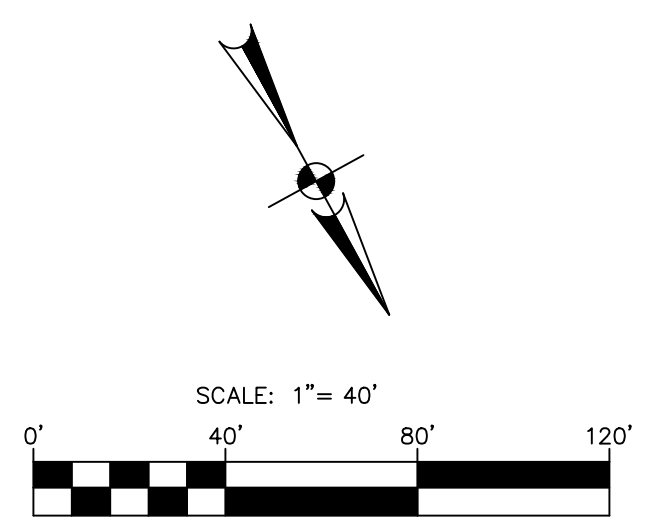
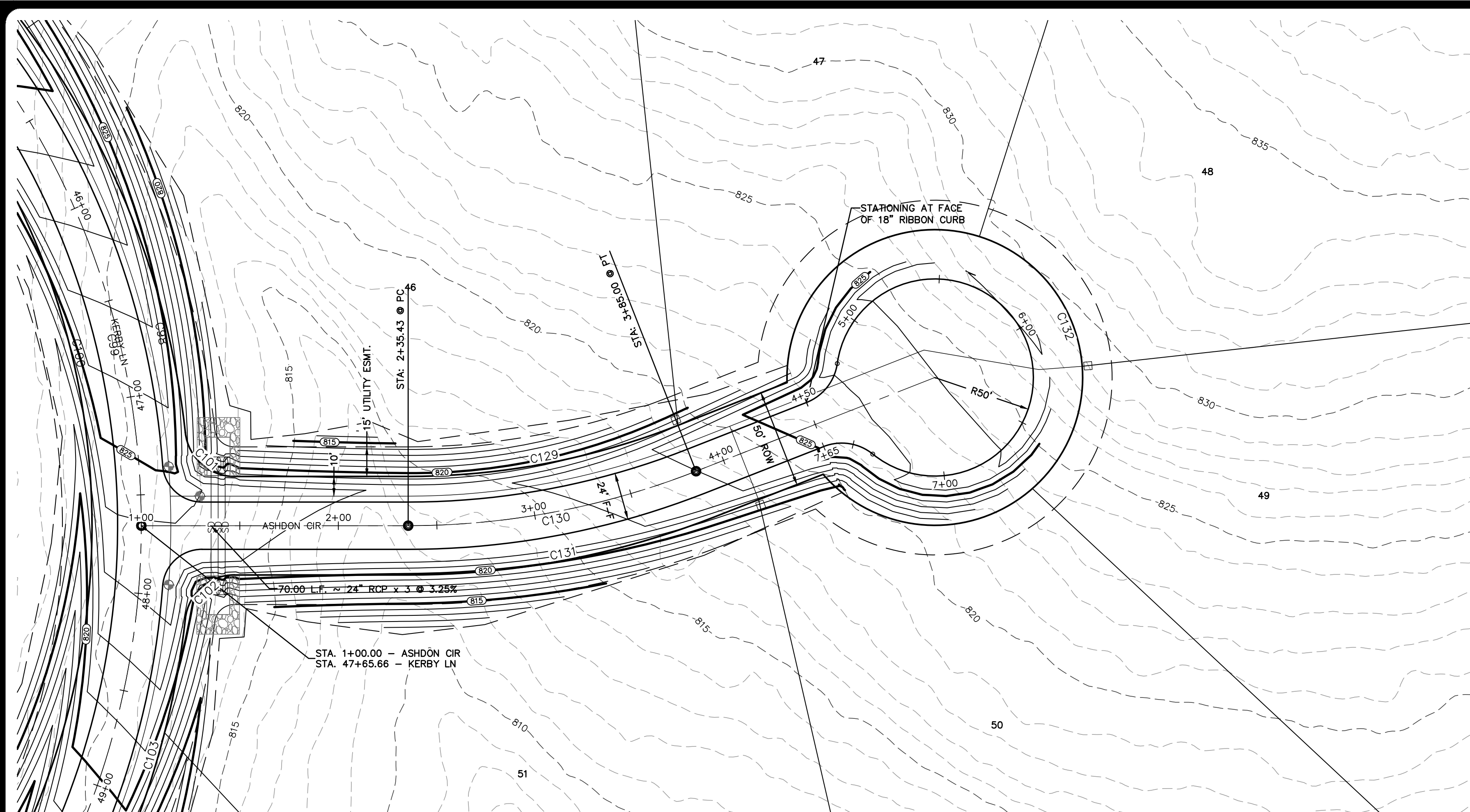
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 18871 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78758 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 ANTLER CV (2 OF 2)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 21 OF 69

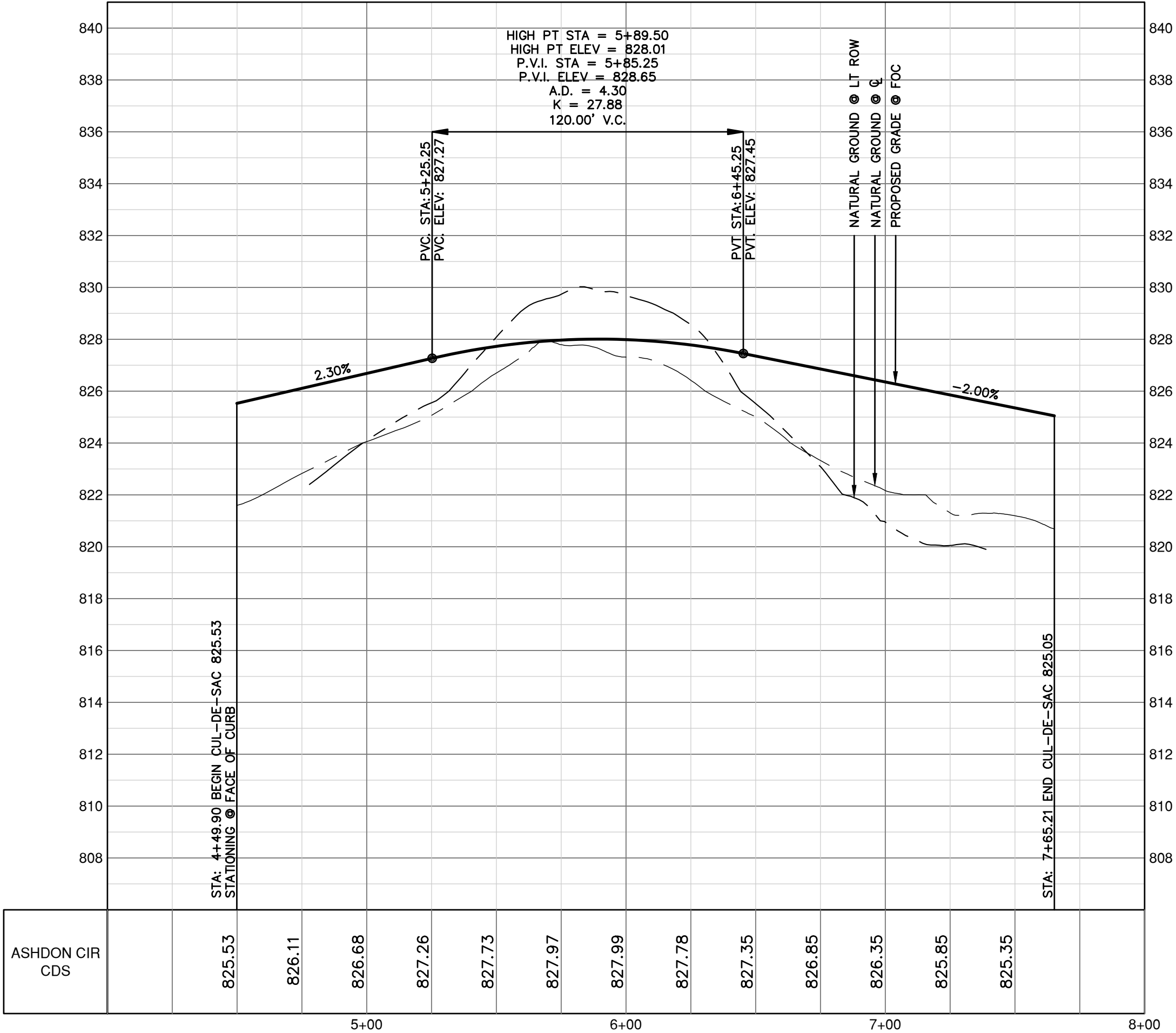
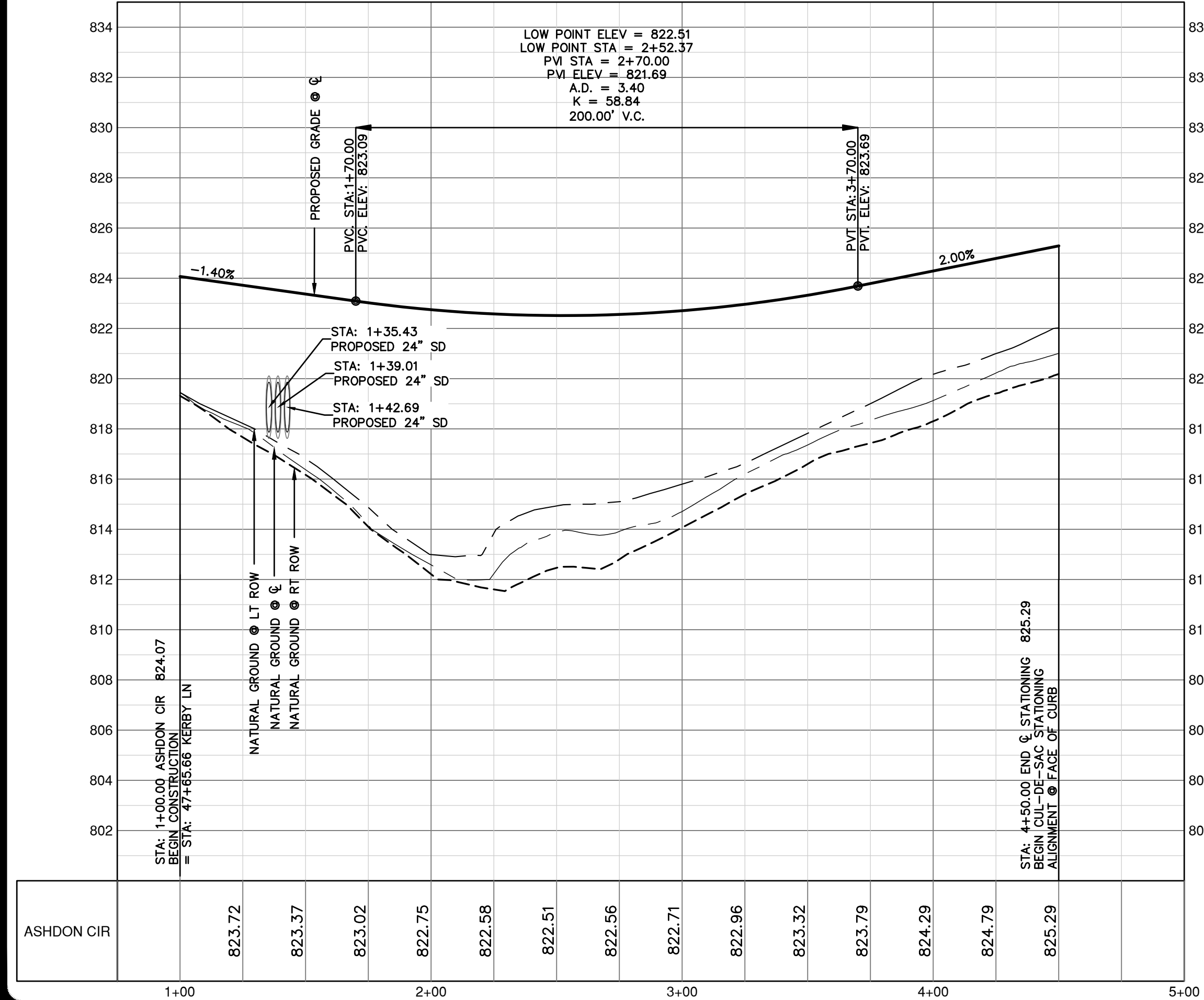
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**LEGEND**

	BOUNDARY
	ROAD CENTERLINE (C)
	RIGHT-OF-WAY (ROW)
	FACE OF CURB (FOC / F-F)
	STORM DRAIN CULVERT
	8\"/>
	SINGLE WATER SERVICE
	DOUBLE WATER SERVICE
	STREET END BARRICADE
	EXISTING FENCE
	EXISTING OVERHEAD ELECTRIC LINE
	EXISTING UTILITY POLE & METER
	EXISTING CONTOUR
	PROPOSED CONTOUR



- NOTES**
1. 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.
  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C101	25.00'	083°37'14"	N19°28'34"W	33.33'	36.49'
C102	25.00'	083°37'14"	N78°54'12"E	33.33'	36.49'
C129	375.00'	021°25'29"	N71°59'55"W	136.41'	140.22'
C130	400.00'	021°25'29"	N71°59'55"W	148.70'	149.57'
C131	425.00'	021°25'29"	N71°59'55"W	156.00'	158.92'
C132	75.00'	321°03'27"	S07°17'20"W	50.00'	420.26'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

NATURAL GROUND RT ● ROW  
 NATURAL GROUND LT ● ROW  
 NATURAL GROUND ● CENTERLINE  
 PROPOSED GRADELINE ● CENTERLINE

NO.	REVISION	DATE

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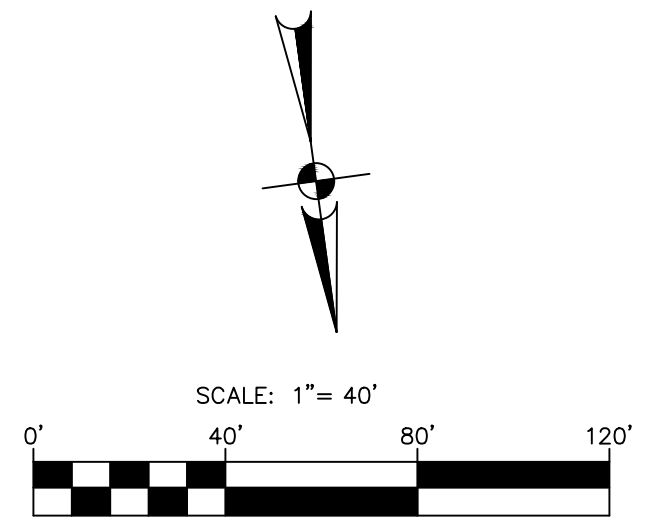
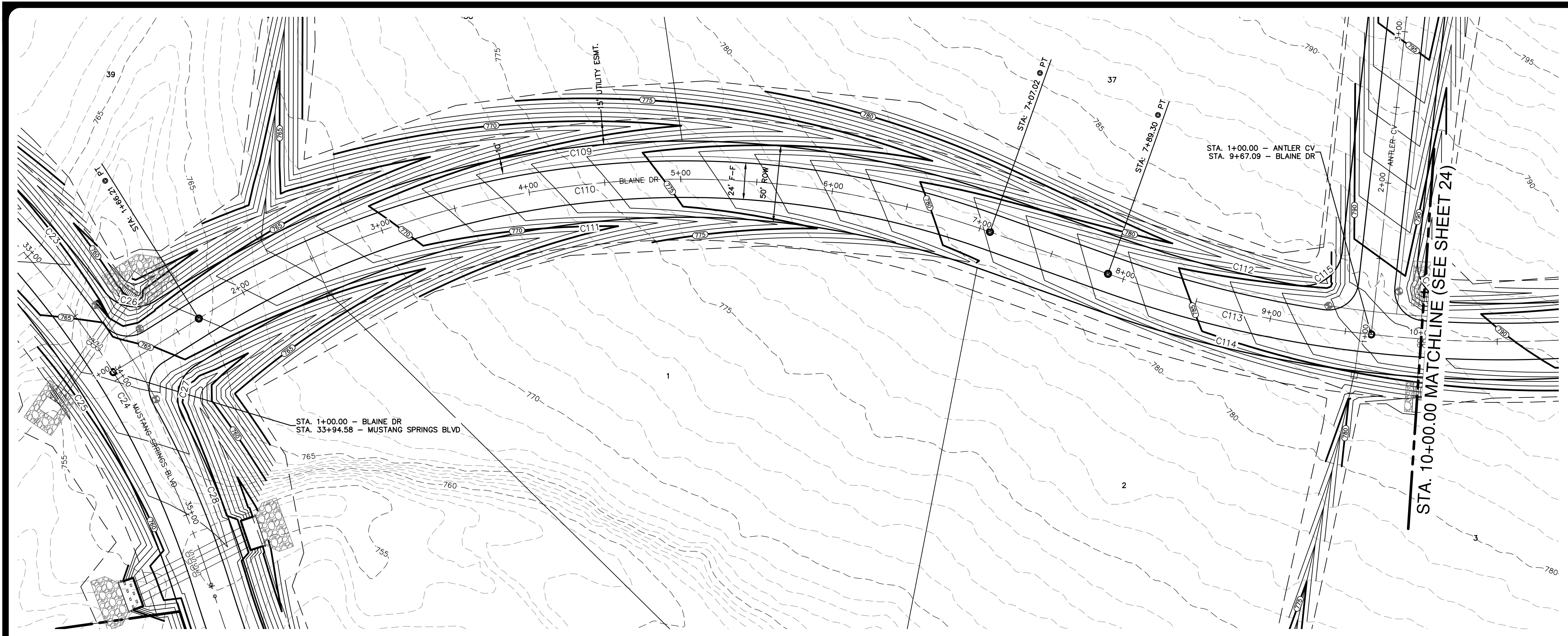
**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 18871 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78758 | 512.664.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 ASHDON CIR

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET **22 OF 69**

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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

- NOTES**
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  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

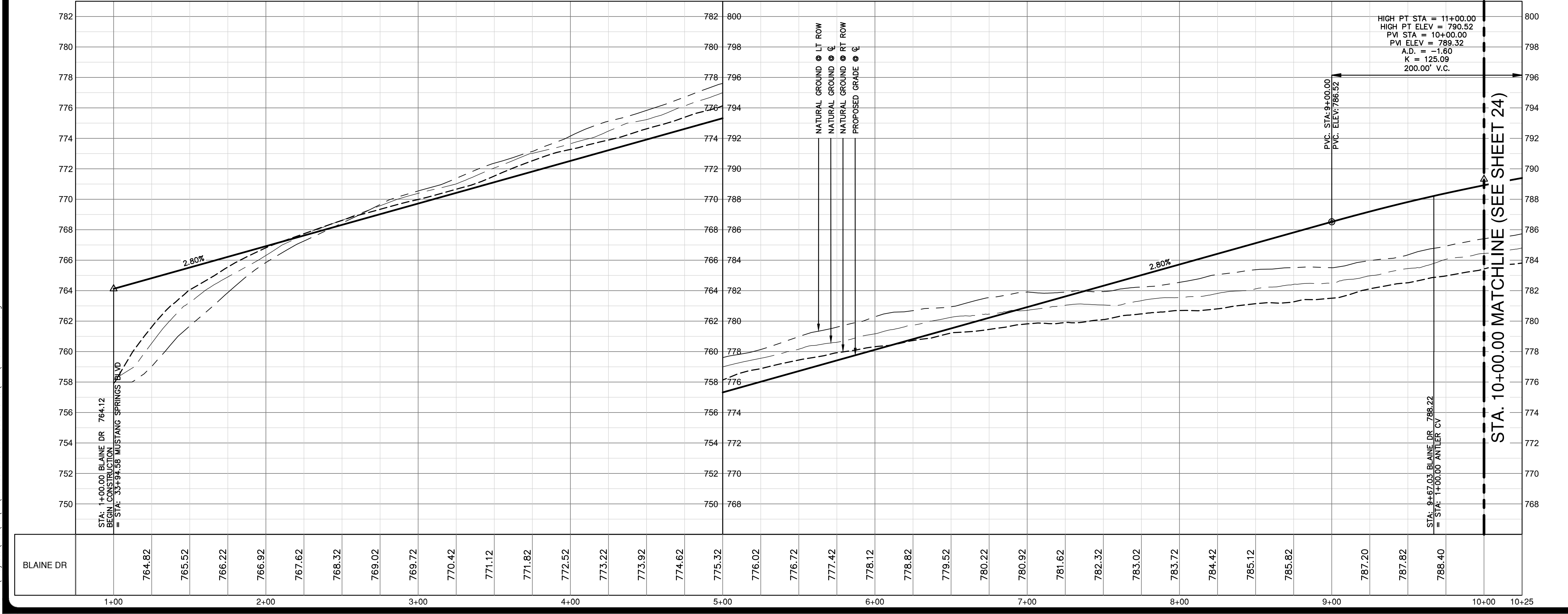
**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C26	25.00'	085°35'16"	N71°31'44"W	33.97'	37.34'
C27	25.00'	085°35'16"	N22°52'58"E	33.97'	37.34'
C109	625.00'	051°38'40"	S88°30'03"E	844.48'	563.35'
C110	800.00'	051°38'40"	S88°30'03"E	522.70'	540.82'
C111	575.00'	051°38'40"	S88°30'03"E	500.92'	518.28'
C112	745.00'	009°14'51"	N67°18'09"W	120.11'	120.24'
C113	770.00'	031°59'02"	N78°40'15"W	424.27'	429.83'
C114	795.00'	031°59'02"	N78°40'15"W	438.05'	443.79'
C115	25.00'	093°58'55"	S61°04'58"W	36.56'	41.01'
C116	25.00'	093°58'55"	N32°53'58"W	36.56'	41.01'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE



**NO. REVISION**

NO.	REVISION	DATE

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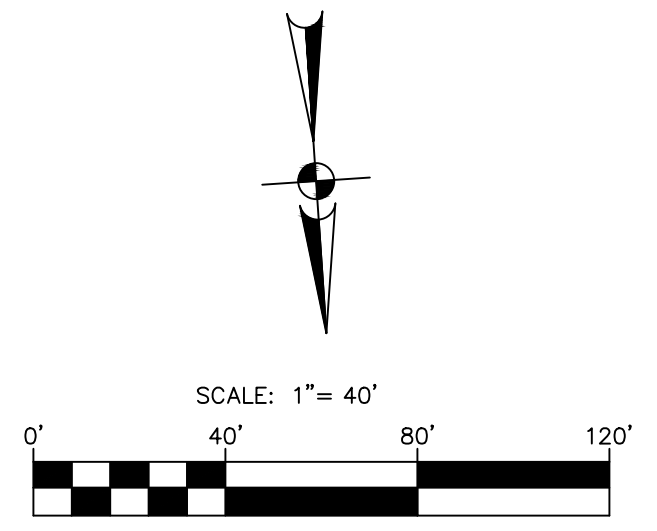
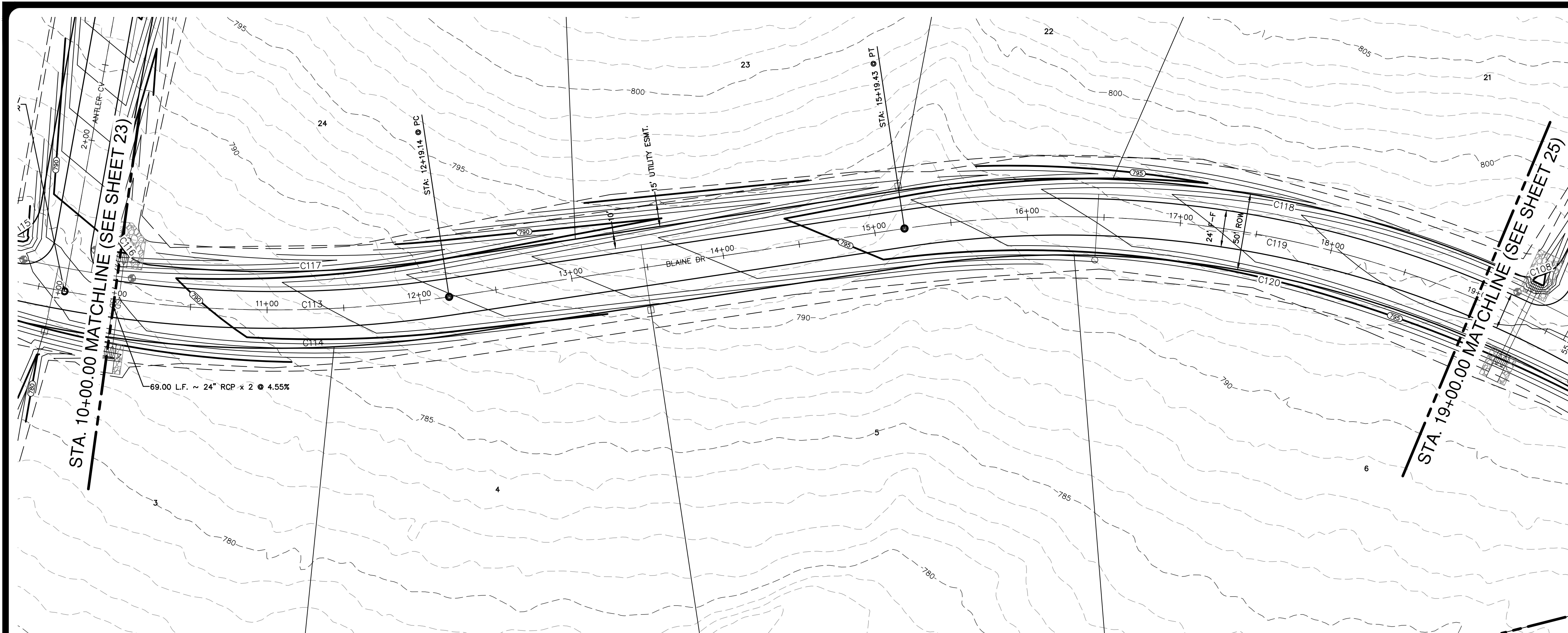
**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 BLAINE DR (1 OF 3)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET **23 OF 69**

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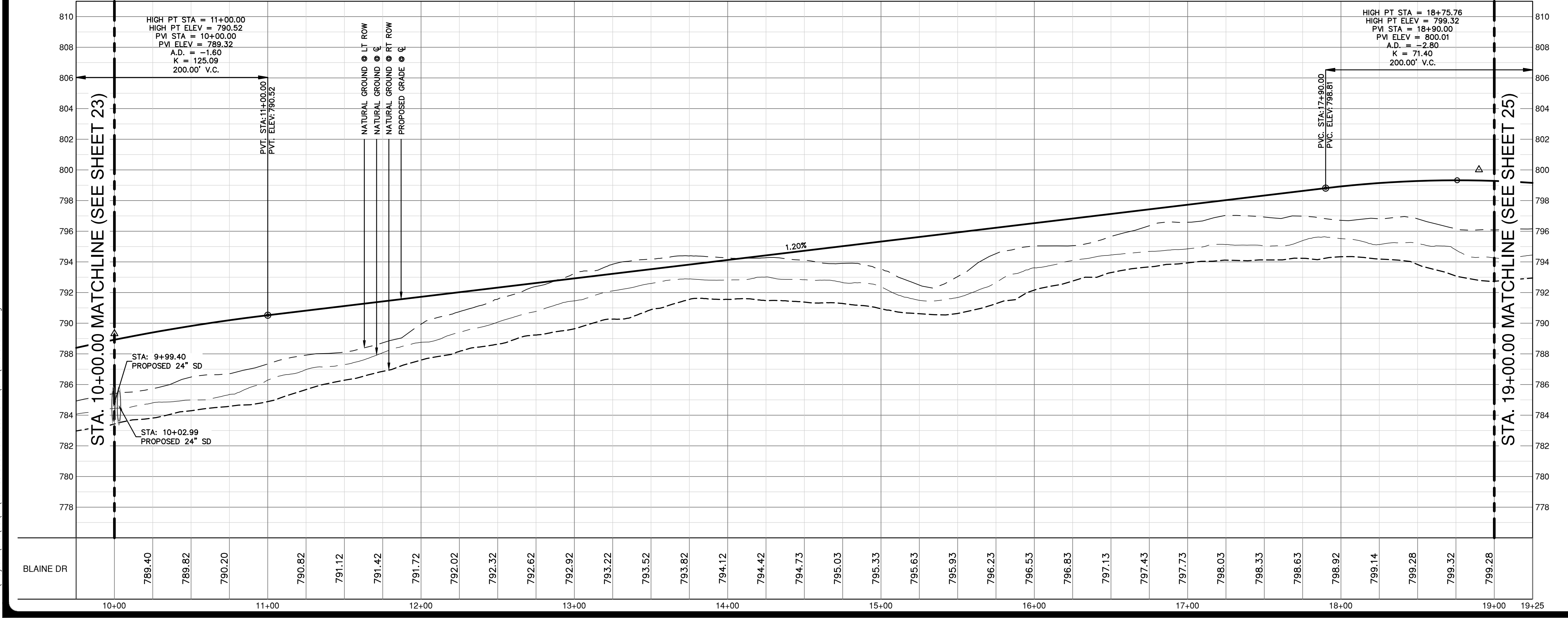
**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

NO.	REVISION	DATE

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 1881 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.664.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801



- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C113	770.00'	031°59'02"	N78°40'15"W	424.27'	429.83'
C114	795.00'	031°59'02"	N78°40'15"W	438.05'	443.79'
C116	25.00'	093°38'55"	N32°33'38"W	36.56'	41.01'
C117	745.00'	014°46'20"	N87°16'36"W	191.55'	192.08'
C118	725.00'	032°27'08"	S78°26'13"E	405.17'	410.63'
C119	700.00'	040°05'49"	S74°36'51"E	479.94'	489.88'
C120	675.00'	040°05'49"	S74°36'51"E	462.80'	472.38'

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

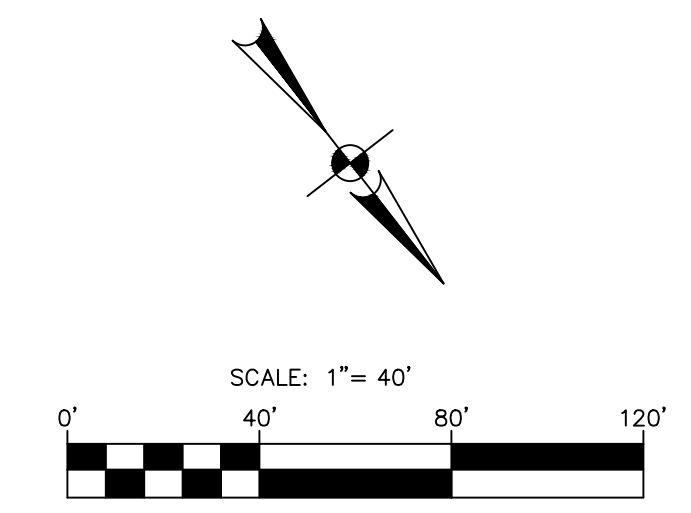
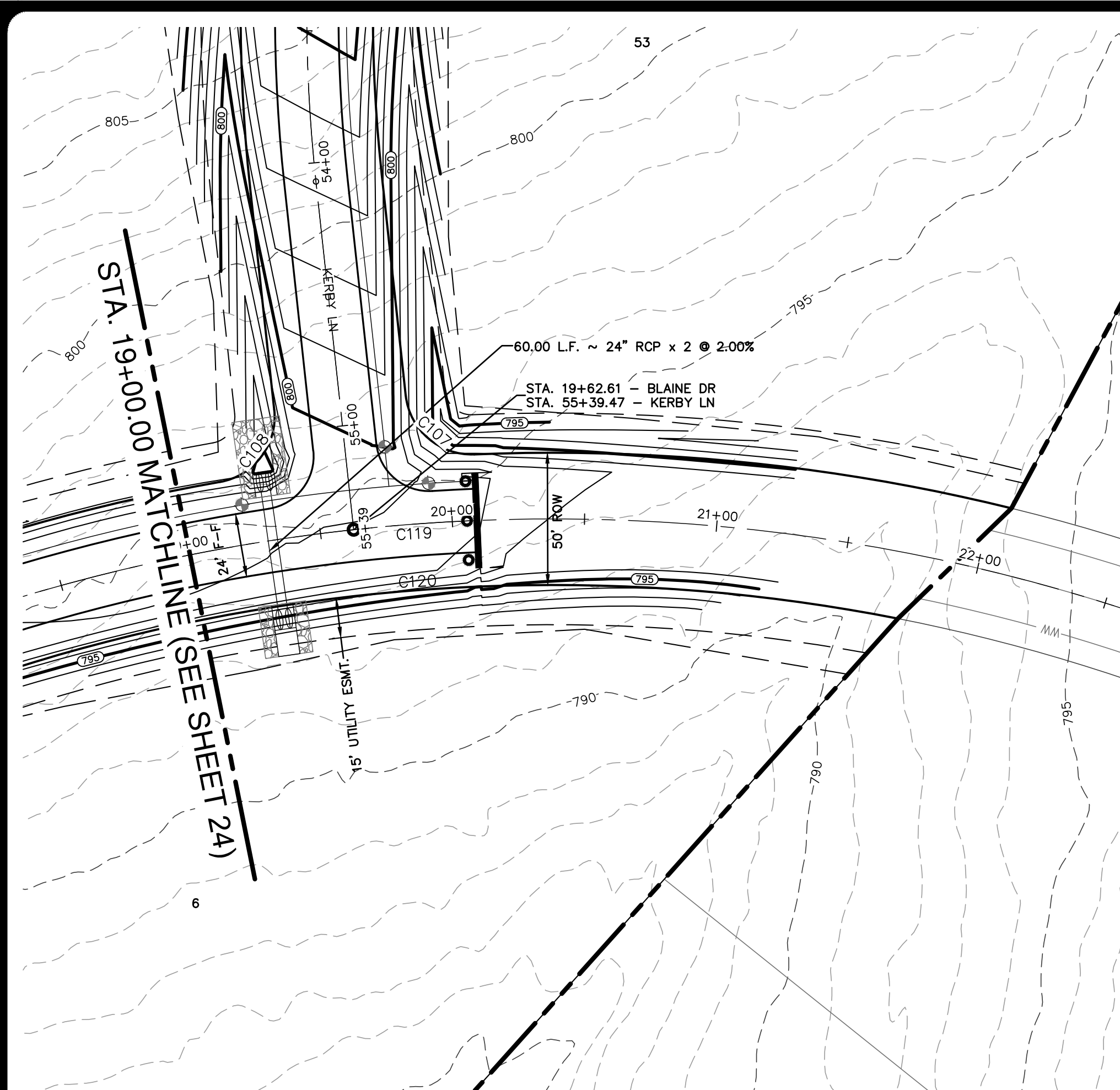
- NATURAL GROUND RT @ ROW
- NATURAL GROUND LT @ ROW
- NATURAL GROUND @ CENTERLINE
- PROPOSED GRADELINE @ CENTERLINE

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 BLAINE DR (2 OF 3)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 24 OF 69

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**LEGEND**

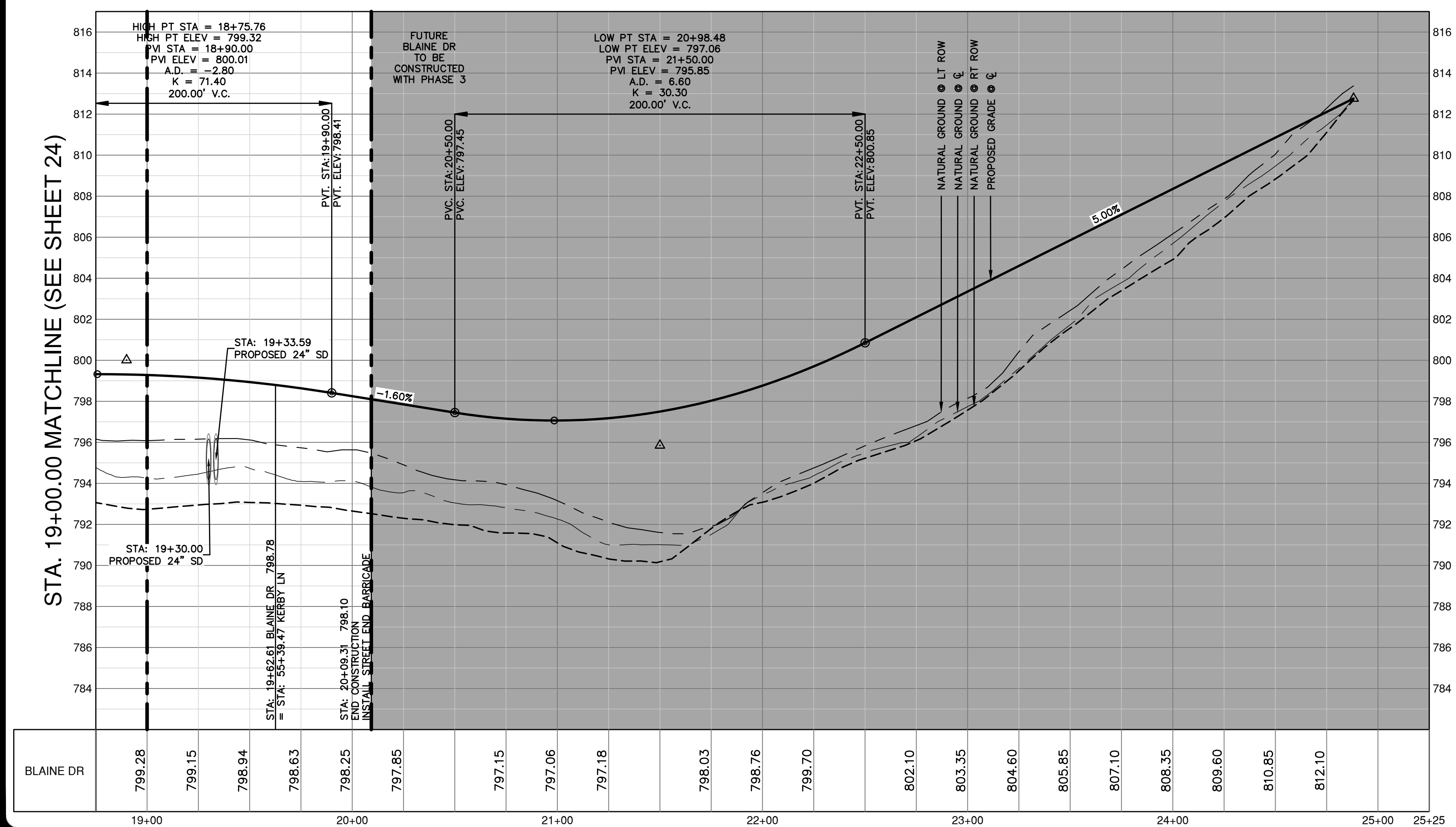
- BOUNDARY
- ROAD CENTERLINE (CL)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

**NOTES**

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2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

CURVE TABLE				
CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C107	25.00'	086°10'39"	N11°28'36"W	34.16'
C108	25.00'	086°10'39"	S74°42'01"W	34.16'
C119	700.00'	040°05'49"	S74°36'51"E	479.94'
C120	675.00'	040°05'49"	S74°36'51"E	462.80'

- PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL
- PROFILE LEGEND**
- NATURAL GROUND RT ● ROW
  - NATURAL GROUND LT ● ROW
  - NATURAL GROUND ● CENTERLINE
  - PROPOSED GRADELINE ● CENTERLINE



NO.	REVISION	DATE

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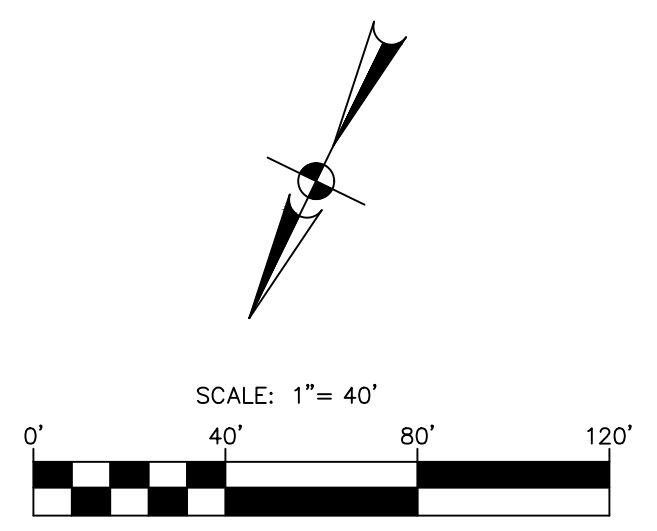
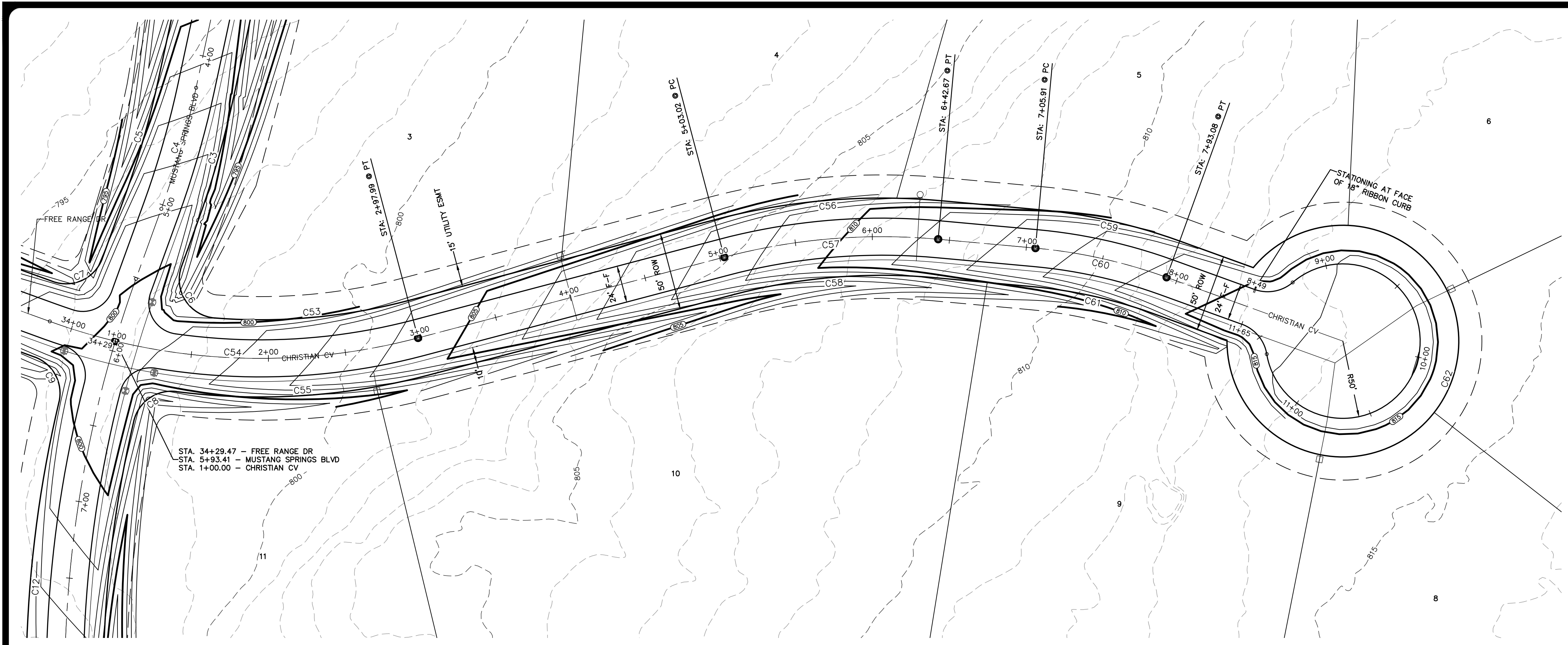
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 18871 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 BLAINE DR (3 OF 3)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 25 OF 69

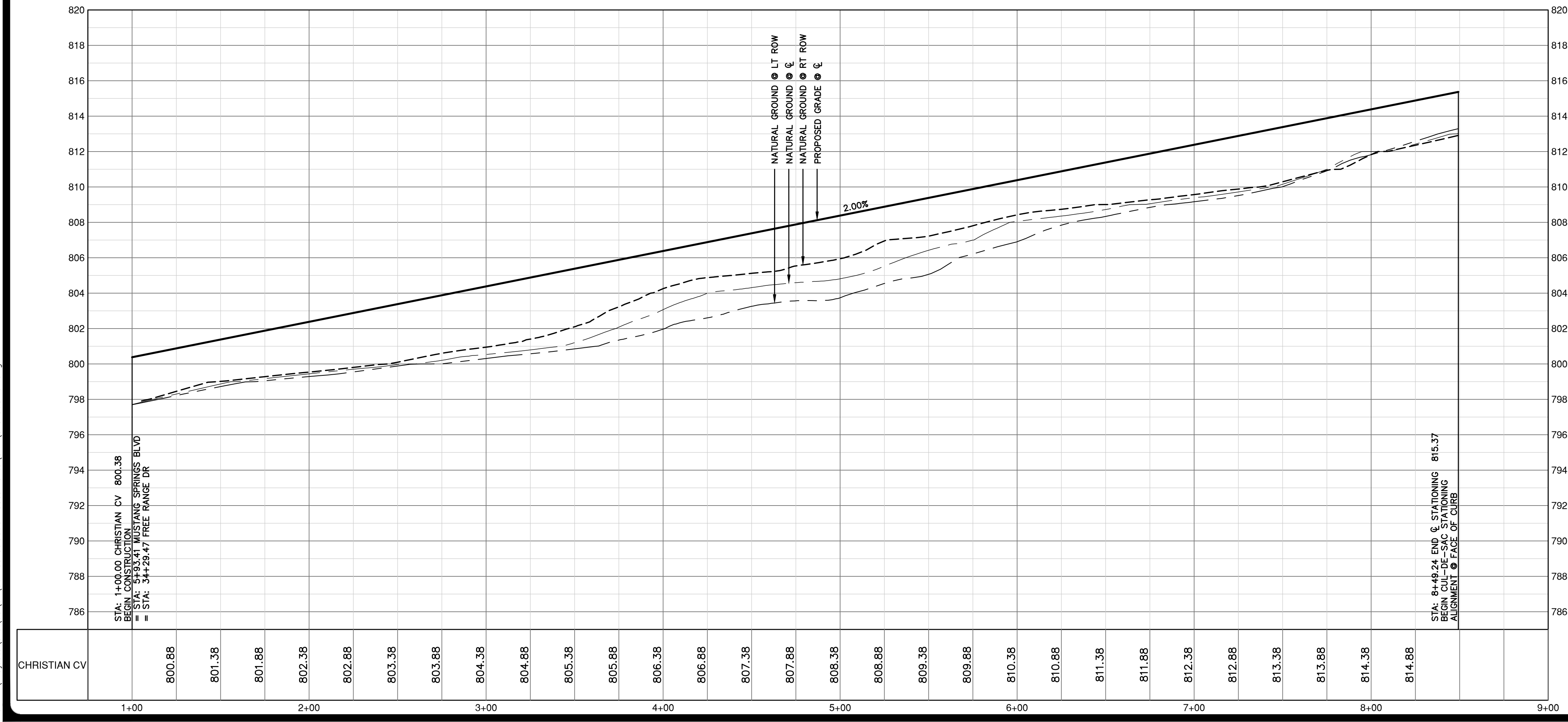
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 File: R:\Projects\5153\515301 construction documents\DWG\515365-01.dwg



**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR



- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C8	25.00'	108°25'10"	N88°46'54"W	39.78'	46.00'
C8	25.00'	08°40'26"	N89°17'27"E	33.50'	36.71'
C53	375.00'	01°01'15"	S88°51'54"W	125.64'	126.24'
C54	400.00'	03°44'25"	S86°34'28"W	236.61'	242.30'
C55	425.00'	02°20'54"	S80°17'13"W	163.15'	164.16'
C56	425.00'	02°00'01"	N89°13'22"E	147.62'	148.38'
C57	400.00'	02°00'01"	N89°13'22"E	136.94'	139.65'
C58	375.00'	02°00'01"	N89°13'22"E	130.26'	130.92'
C59	365.00'	01°44'24"	N76°34'09"E	93.33'	93.58'
C60	340.00'	01°44'24"	N76°34'09"E	86.93'	87.17'
C61	315.00'	01°44'24"	N76°34'09"E	80.54'	80.76'

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

NO.	REVISION	DATE

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 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

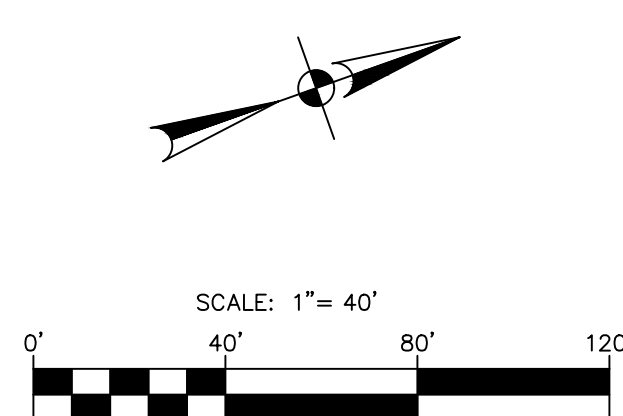
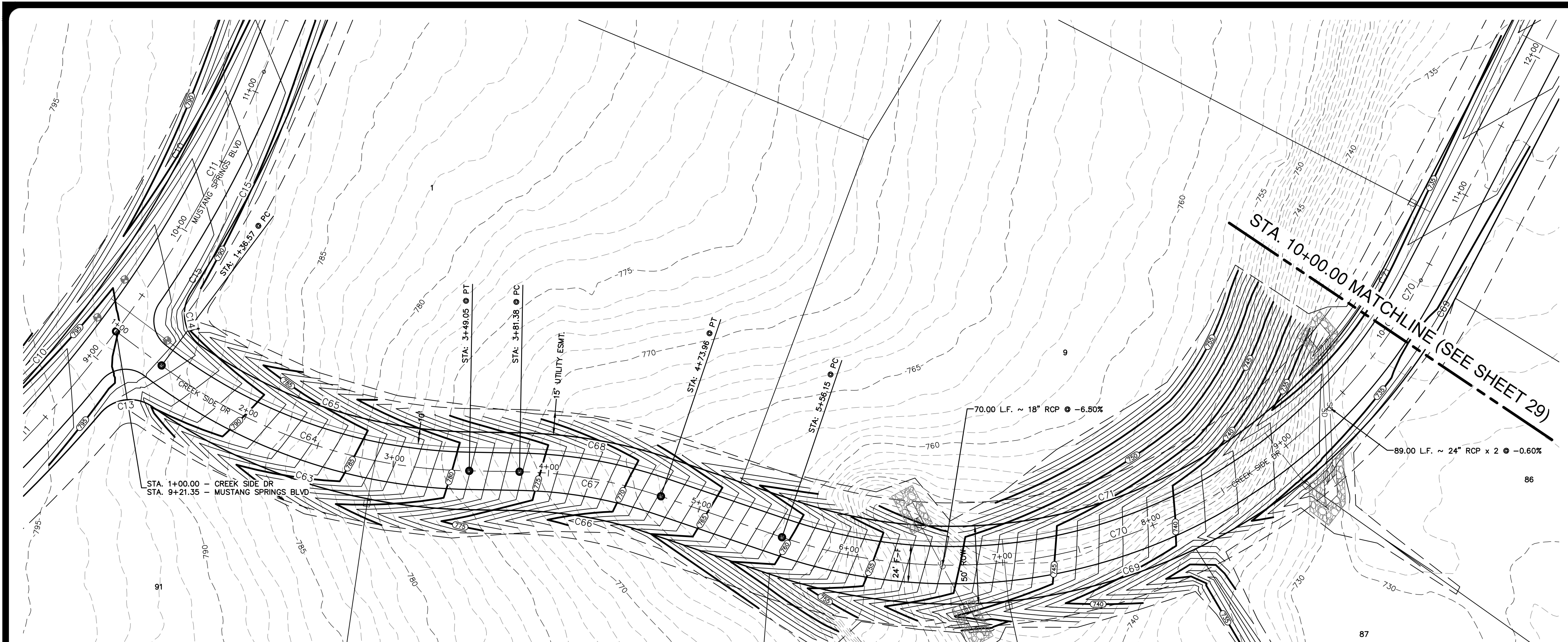
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 CHRISTIAN CV (1 OF 2)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 26 OF 69

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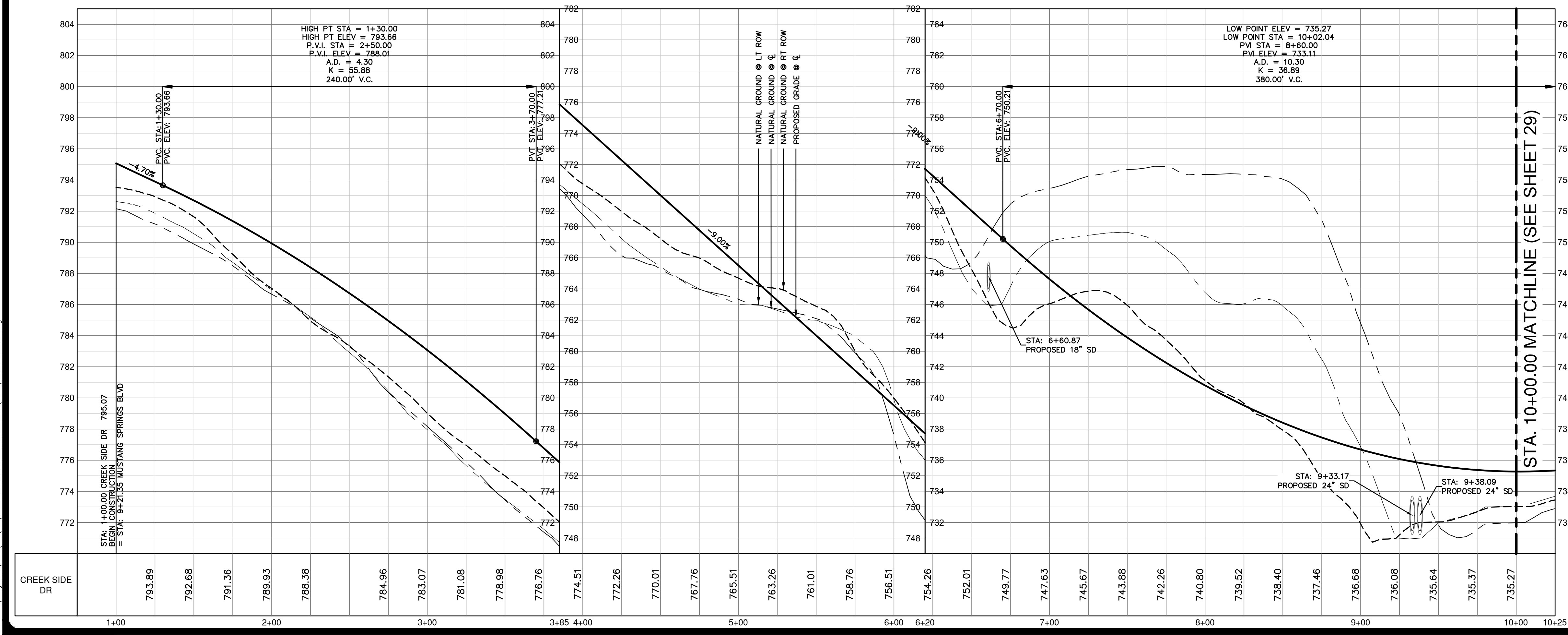


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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
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- EXISTING CONTOUR
- PROPOSED CONTOUR



- NOTES**
1. 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.
  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C13	25.00'	084°45'39"	S12°14'24"W	33.70'
C14	25.00'	088°50'11"	S8°13'27"E	34.99'
C63	385.00'	034°03'23"	N37°35'42"E	213.77'
C64	340.00'	035°48'25"	N38°28'13"E	209.04'
C65	315.00'	033°27'27"	N37°17'44"E	181.34'
C66	275.00'	017°40'54"	S29°24'27"W	84.53'
C67	300.00'	017°40'54"	S29°24'27"W	92.21'
C68	325.00'	017°40'54"	S29°24'27"W	99.90'
C69	385.00'	081°13'34"	N02°21'53"W	475.19'
C70	340.00'	081°13'34"	N02°21'53"W	442.64'
C71	315.00'	081°13'34"	N02°21'53"W	410.10'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

NO.	REVISION	DATE

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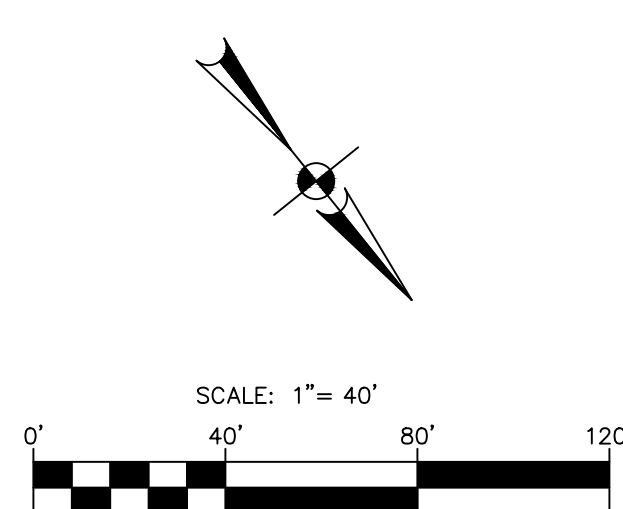
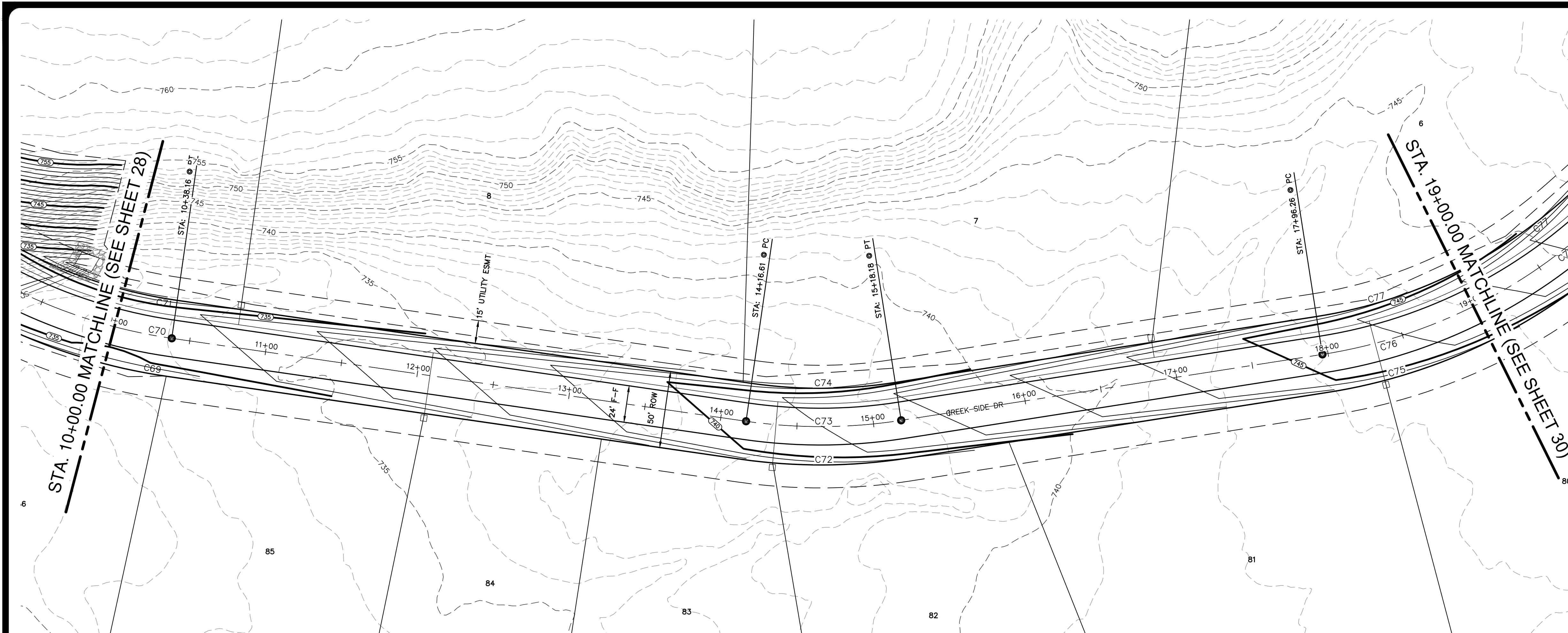
**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXP., BLDG. 3, STE. 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 CREEK SIDE DR (1 OF 3)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 28 OF 69

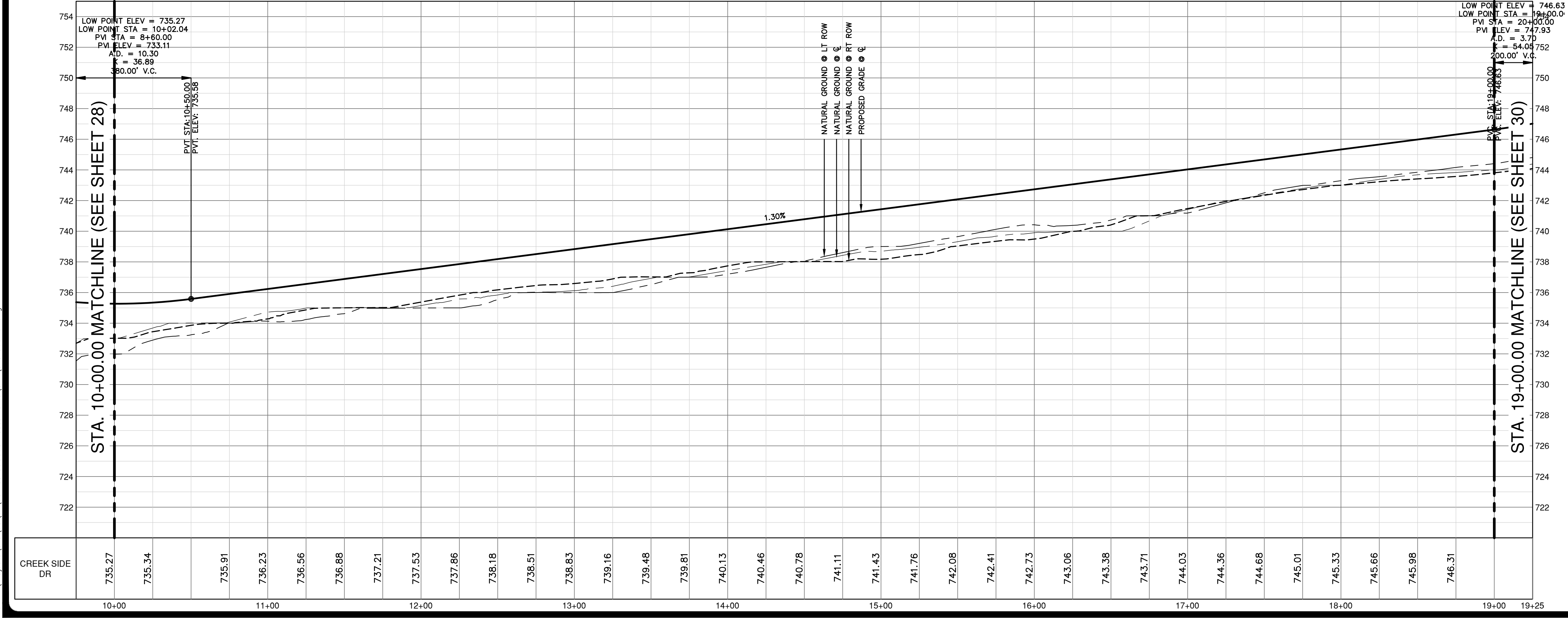
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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR



- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C69	385.00'	081°13'34"	N02°21'53"W	475.19'
C70	340.00'	081°13'34"	N02°21'53"W	442.64'
C71	315.00'	081°13'34"	N02°21'53"W	410.10'
C72	365.00'	017°06'58"	N51°32'09"W	108.63'
C73	340.00'	017°06'58"	N51°32'09"W	101.19'
C74	315.00'	017°06'58"	N51°32'09"W	93.75'
C75	365.00'	032°37'27"	N76°24'21"W	205.03'
C76	340.00'	032°37'27"	N76°24'21"W	190.99'
C77	315.00'	032°37'27"	N76°24'21"W	176.95'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

**NO. REVISION**

NO.	REVISION	DATE

THIS DOCUMENT IS RELEASED FOR THE REVIEW PURPOSES ONLY UNDER THE PROTECTIVE EMBLEM OF DUSTIN J. GOSSE P.E. #91805  
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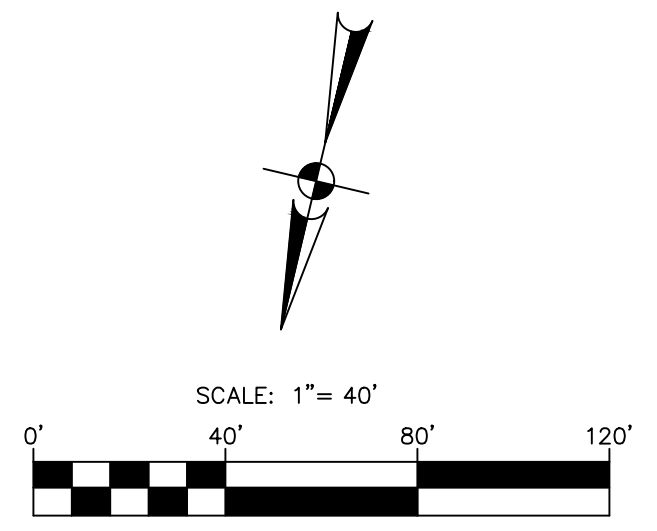
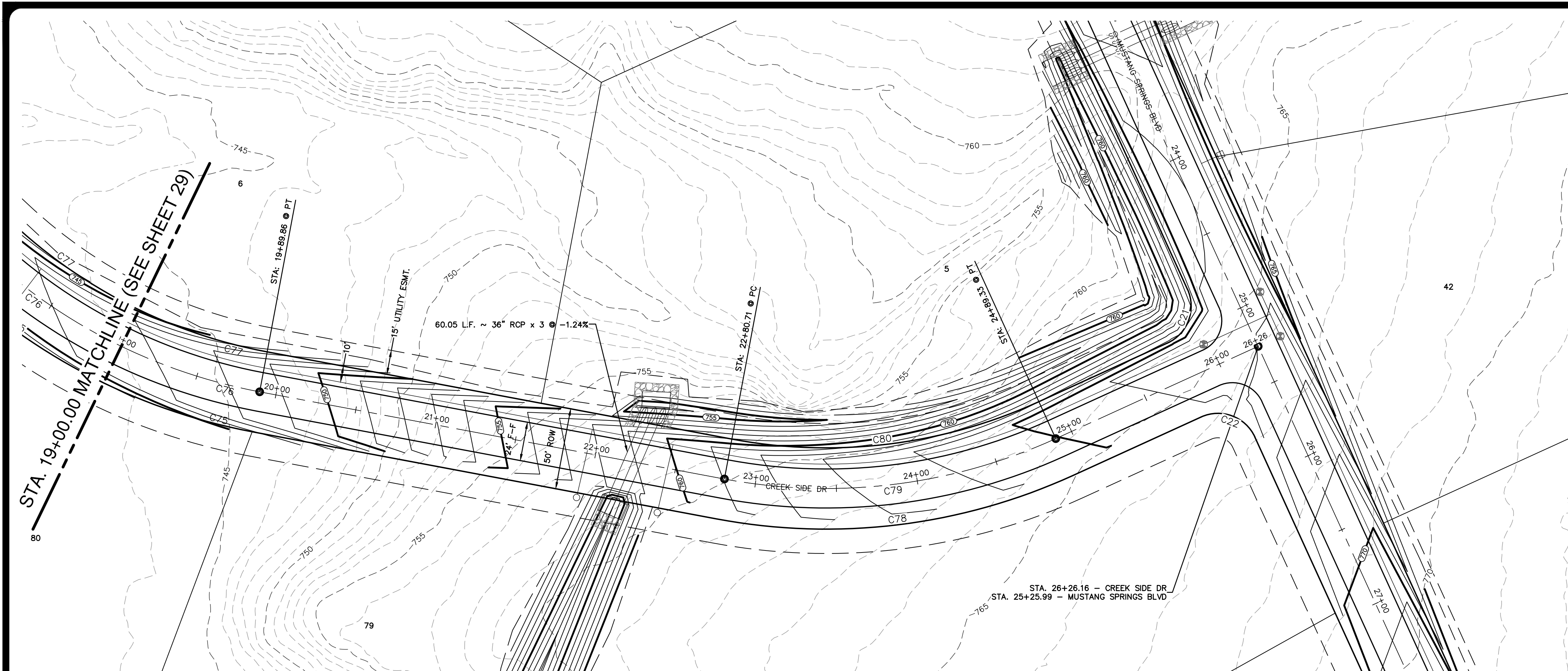
**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 CREEK SIDE DR (2 OF 3)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 29 OF 69

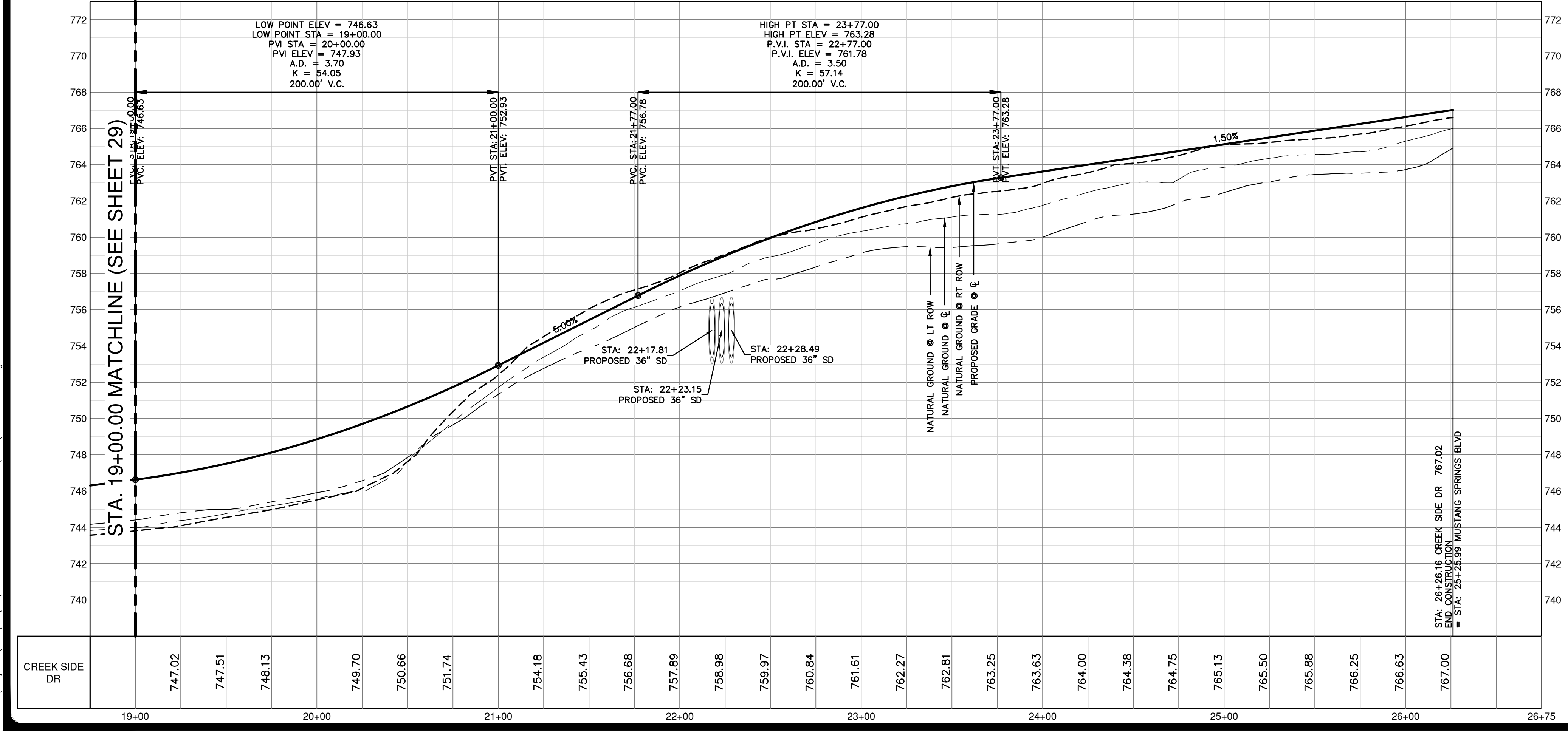
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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR



- NOTES**
1. 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.
  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C21	25.00'	090°00'00"	S07°07'34"W	35.36'	39.27'
C22	25.00'	090°00'00"	S82°52'28"E	35.36'	39.27'
C75	365.00'	032°37'27"	N76°24'21"W	205.03'	207.85'
C76	340.00'	032°37'27"	N76°24'21"W	190.99'	193.59'
C77	315.00'	032°37'27"	N76°24'21"W	176.95'	179.36'
C78	365.00'	035°09'22"	S69°42'15"W	220.46'	223.96'
C79	340.00'	035°09'22"	S69°42'15"W	205.36'	208.62'
C80	315.00'	035°09'22"	S69°42'15"W	190.28'	193.28'

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ○ ROW
- NATURAL GROUND LT ○ ROW
- NATURAL GROUND ○ CENTERLINE
- PROPOSED GRADELINE ○ CENTERLINE

NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**

AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 18871 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78758 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

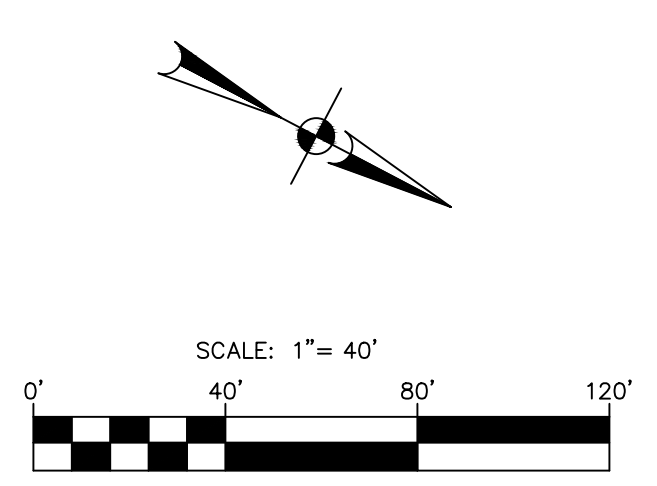
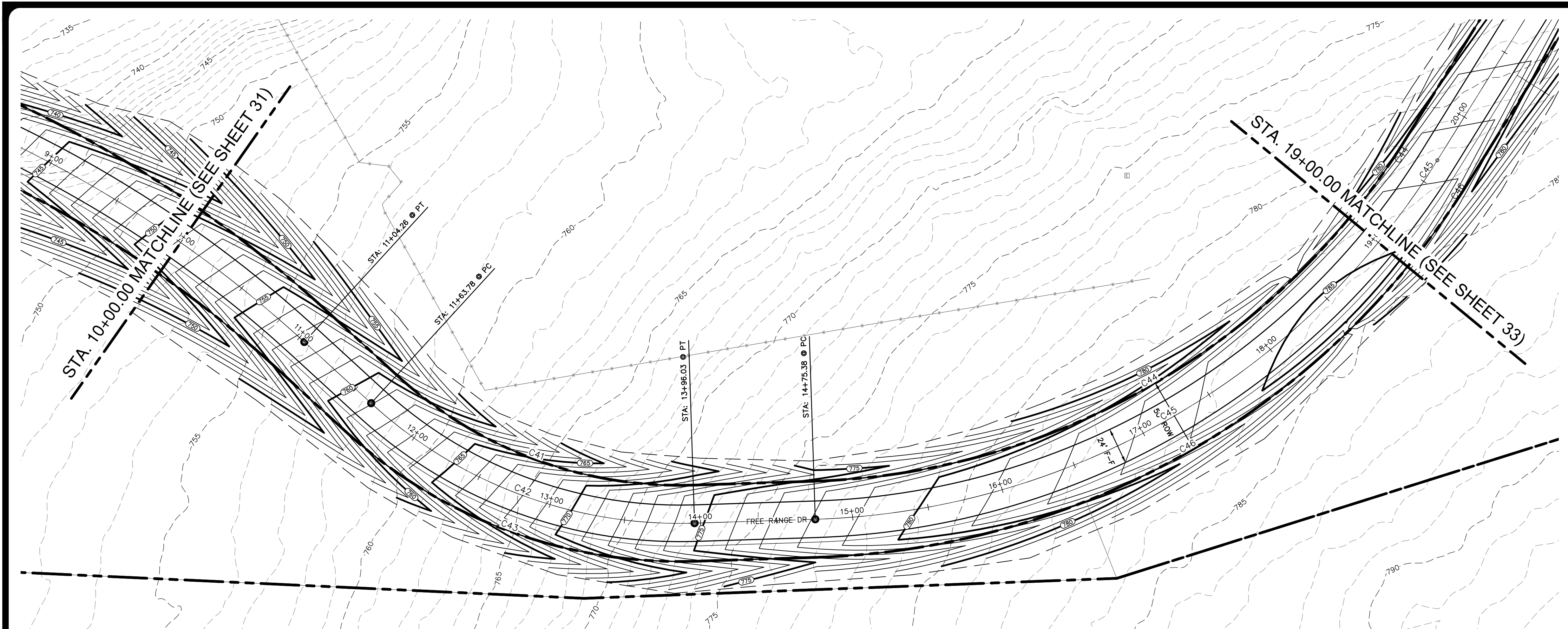
STREET PLAN & PROFILES  
 CREEK SIDE DR (3 OF 3)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET **30 OF 69**

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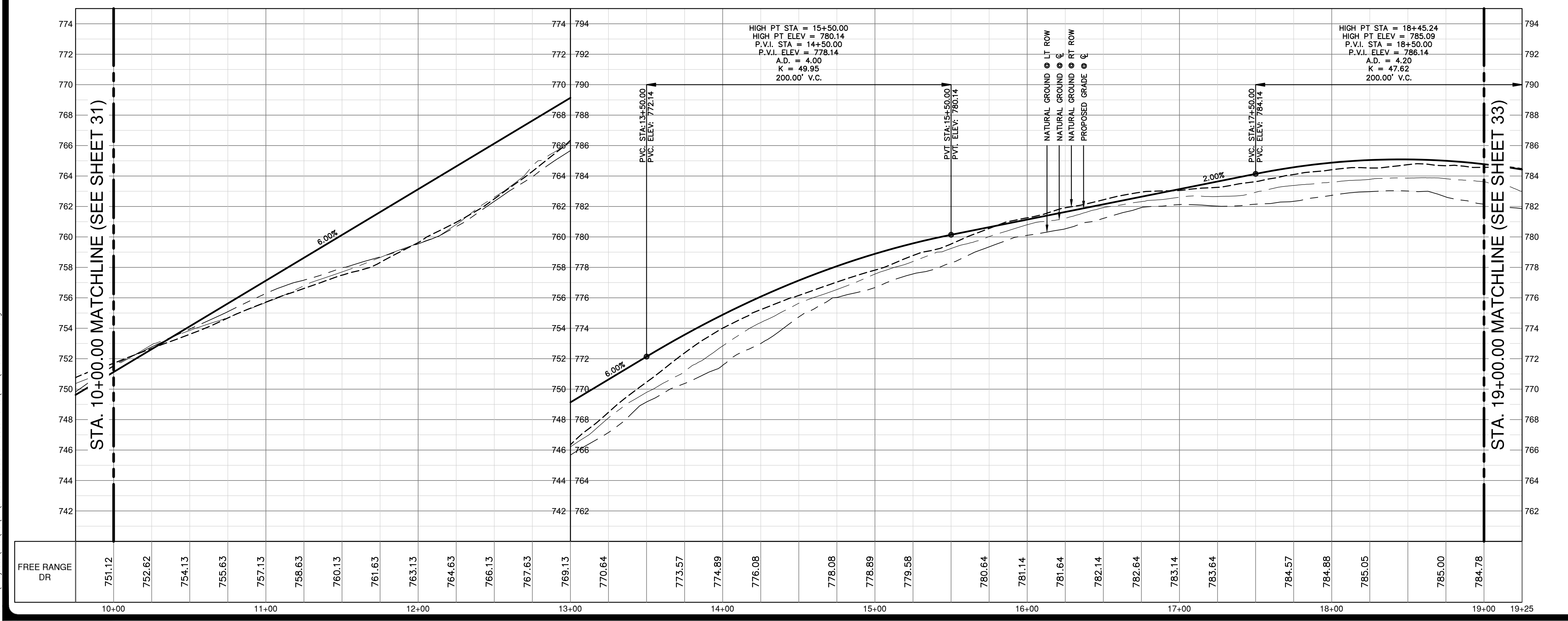


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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR



- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C41	275.00'	044°21'20"	N07°23'59"W	207.62'	212.89'
C42	300.00'	044°21'20"	N07°23'59"W	226.49'	232.25'
C43	325.00'	044°21'20"	N07°23'59"W	245.36'	251.60'
C44	475.00'	056°16'54"	N57°43'06"W	448.06'	466.59'
C45	500.00'	056°16'54"	N57°43'06"W	471.64'	491.15'
C46	525.00'	056°16'54"	N57°43'06"W	495.22'	515.71'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.6871  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

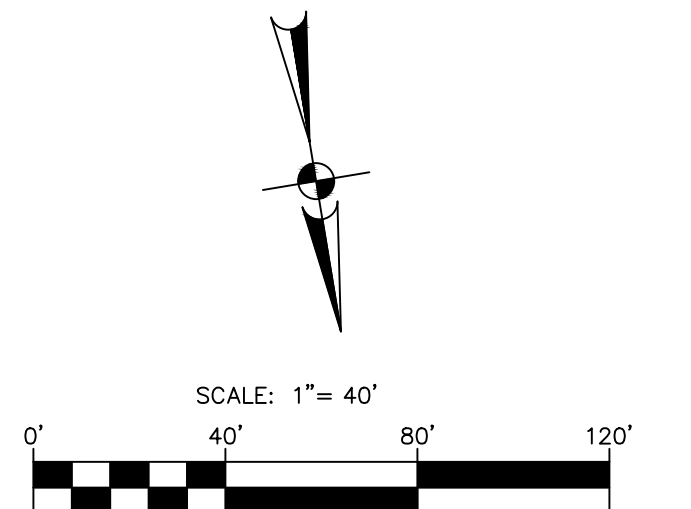
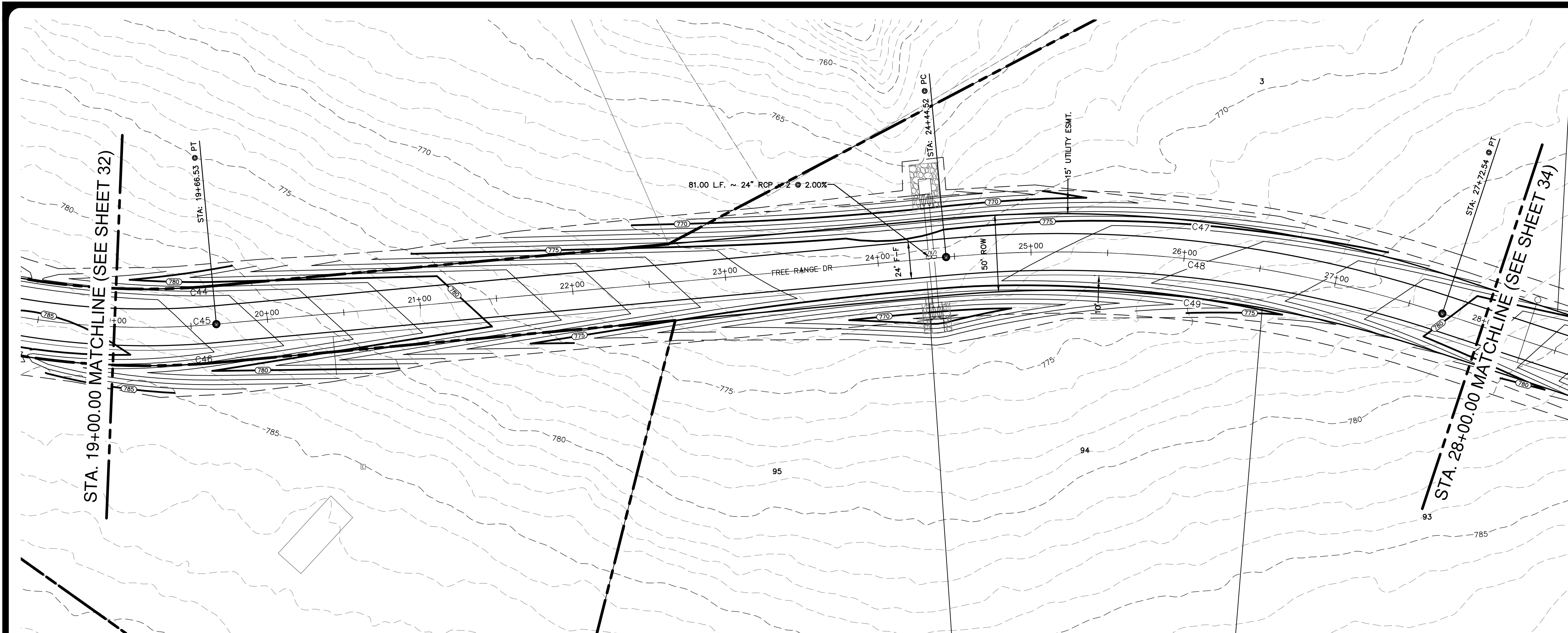
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 FREE RANGE DR (2 OF 4)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 32 OF 69

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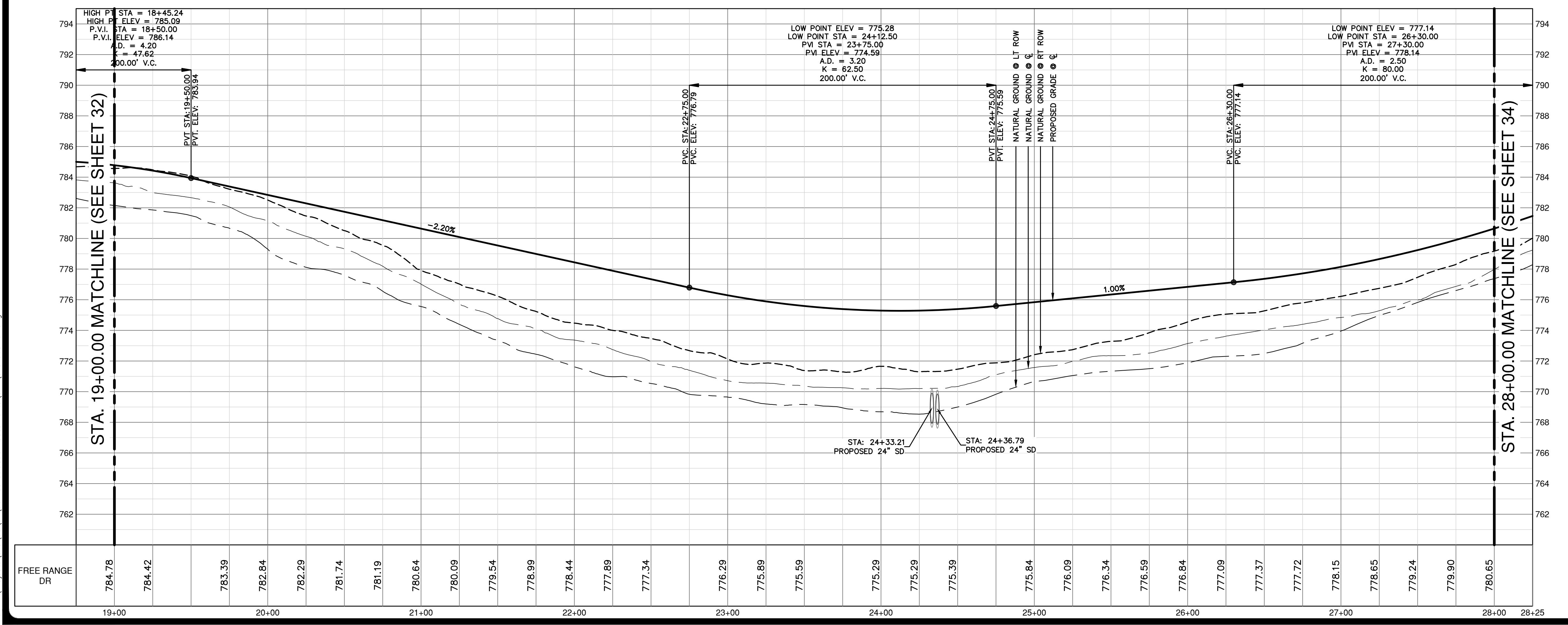


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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR



- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C44	475.00'	056°16'54"	N57°43'06"W	448.06'
C45	500.00'	056°16'54"	N57°43'06"W	471.64'
C46	525.00'	056°16'54"	N57°43'06"W	495.22'
C47	825.00'	023°29'36"	S74°06'45"E	335.91'
C48	800.00'	023°29'36"	S74°06'45"E	325.73'
C49	775.00'	023°29'36"	S74°06'45"E	315.56'

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**

AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

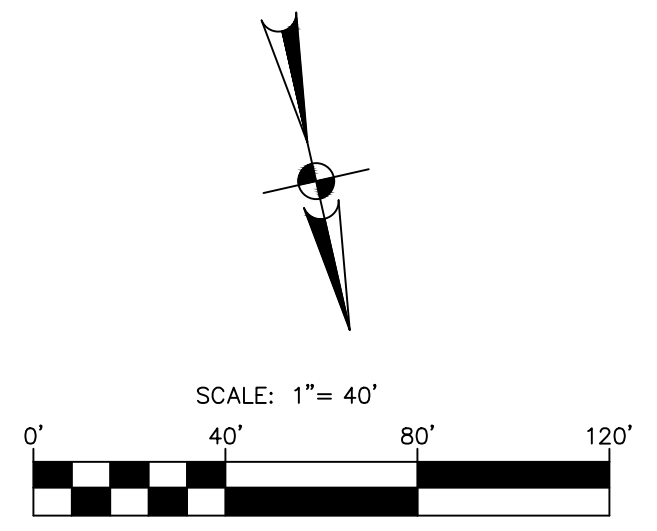
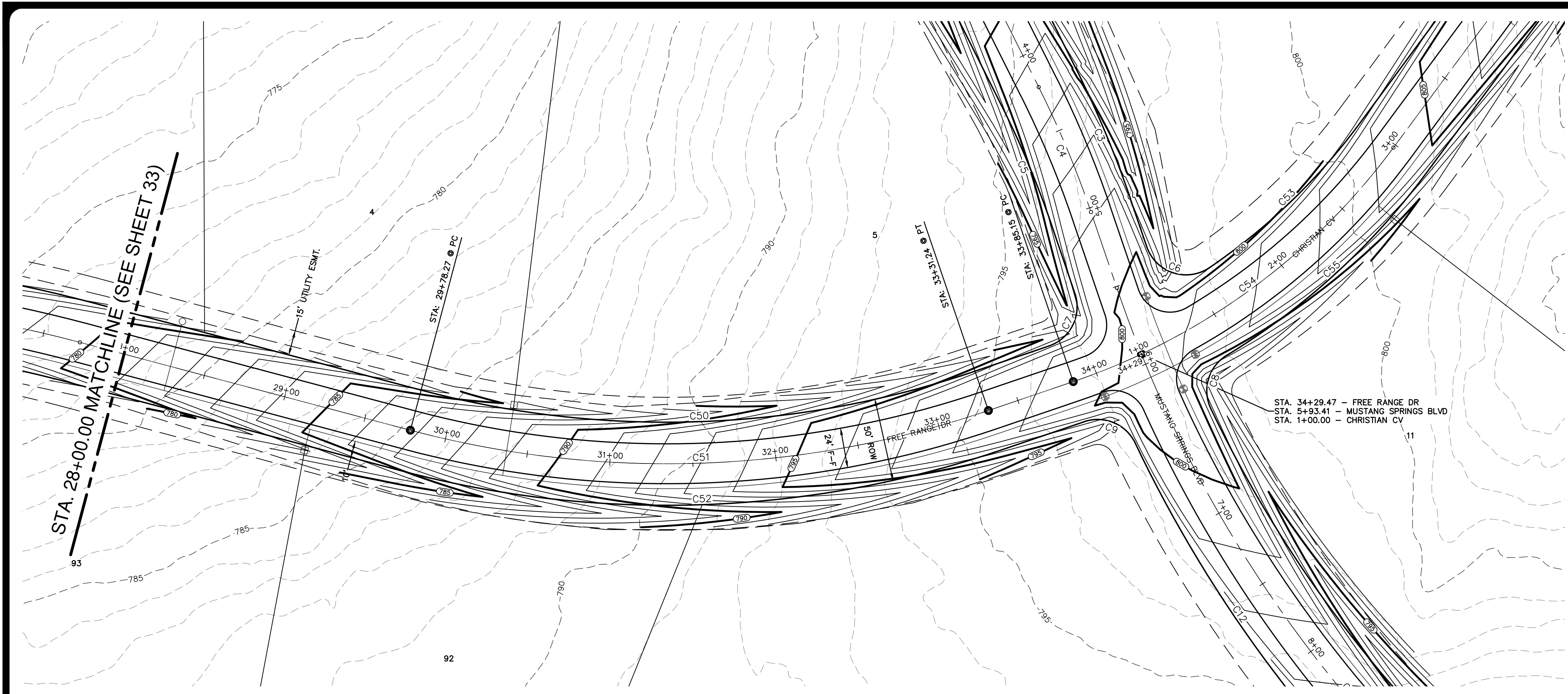
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

STREET PLAN & PROFILES  
 FREE RANGE DR (3 OF 4)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET **33 OF 69**

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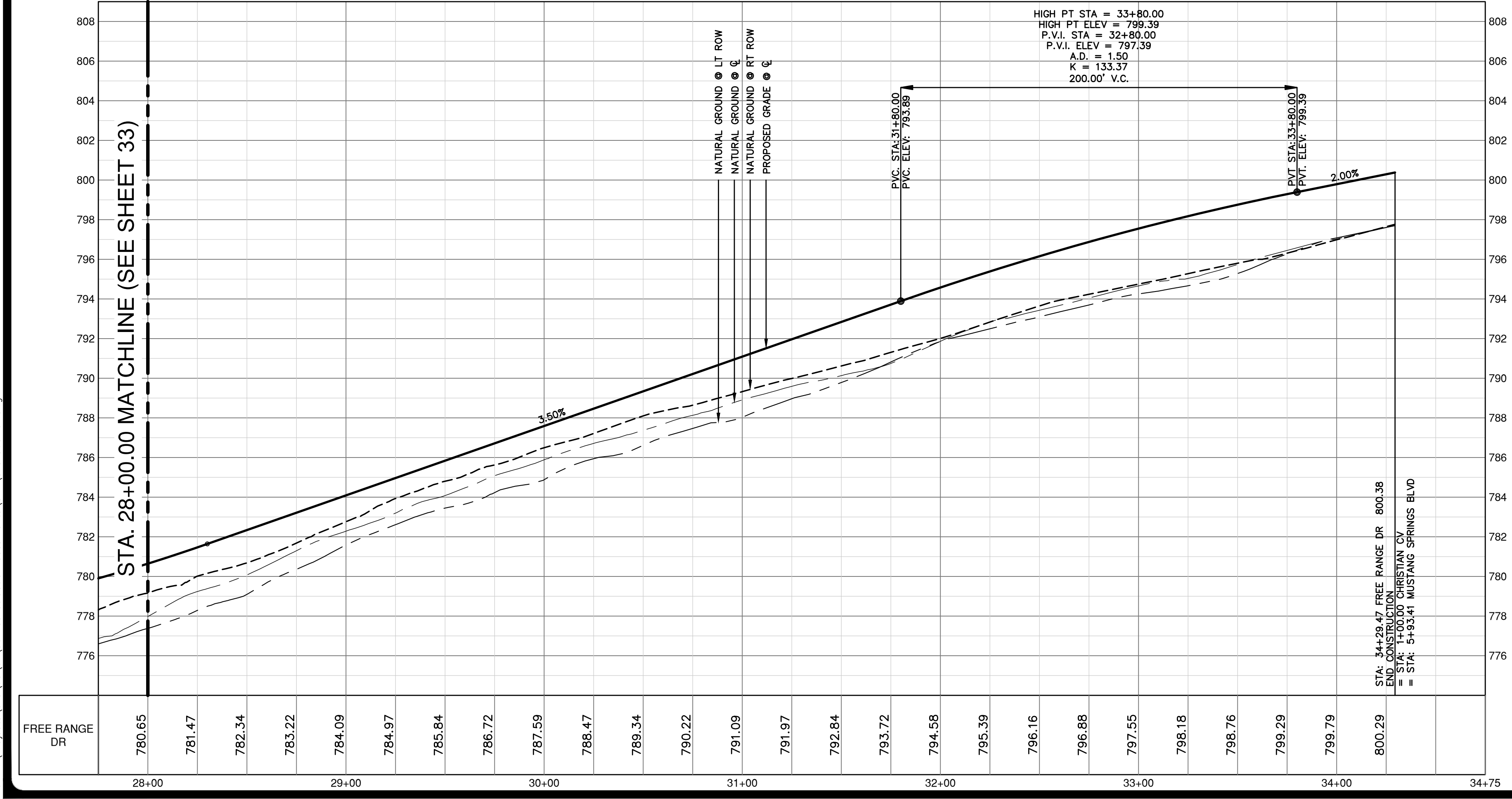
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 File: R:\Projects\515365\01\301 construction documents\DWG\515365-01.dwg



**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
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- EXISTING CONTOUR
- PROPOSED CONTOUR

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  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.



**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C7	25.00'	087°54'52"	S39°08'15"W	34.71'	38.36'
C9	25.00'	083°21'43"	S54°23'28"E	33.25'	36.37'
C50	575.00'	033°42'22"	N79°13'08"W	333.41'	338.26'
C51	600.00'	033°42'22"	N79°13'08"W	347.90'	352.97'
C52	625.00'	033°42'22"	N79°13'08"W	362.40'	367.68'

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ○ ROW
- NATURAL GROUND LT ○ ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

NO.	REVISION	DATE

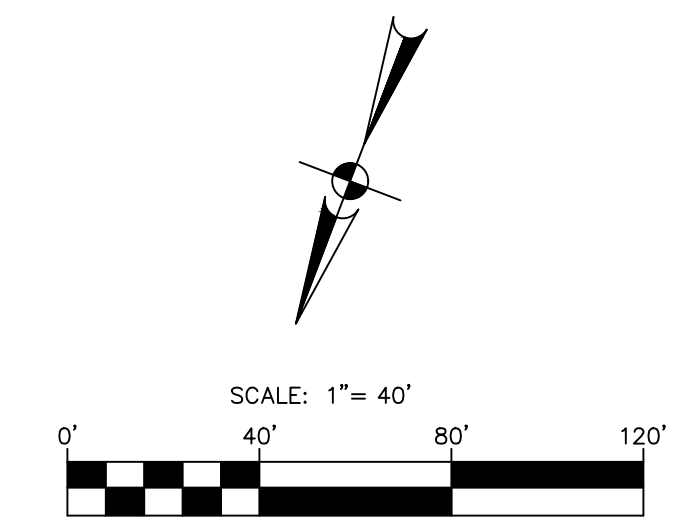
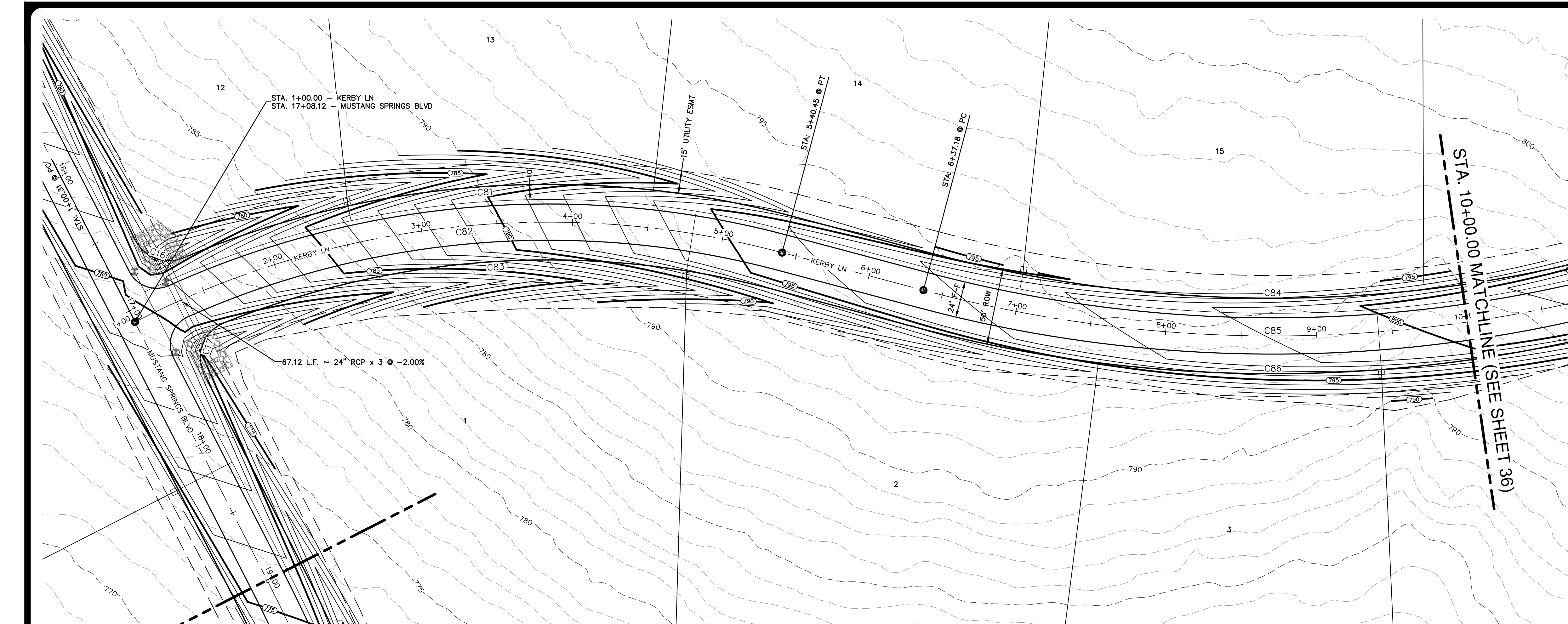
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**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 1881 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.664.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 FREE RANGE DR (4 OF 4)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
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 SHEET 34 OF 69

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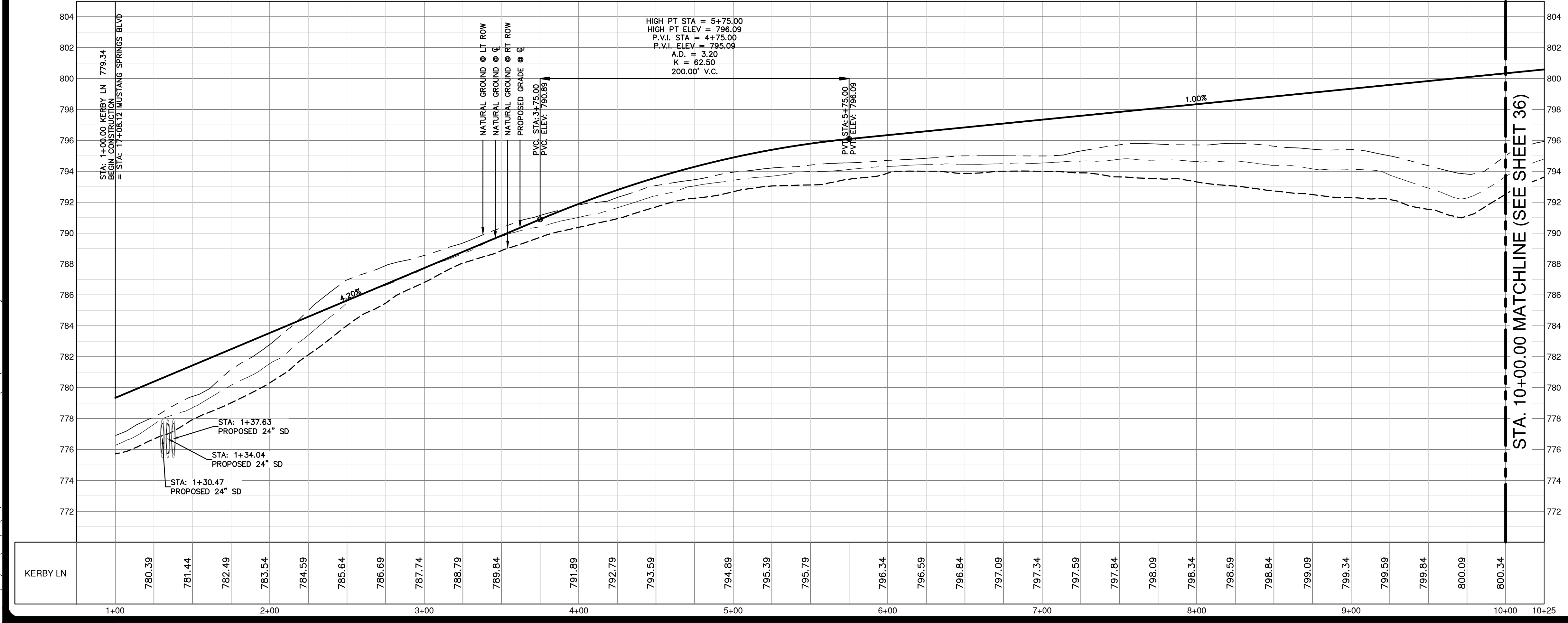
**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.6871  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861



- NOTES**
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  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C16	25.00'	085°36'55"	S89°13'59"W	33.98'
C17	25.00'	095°11'02"	N00°22'02"W	36.92'
C81	625.00'	037°38'47"	N85°14'55"E	403.31'
C82	600.00'	042°01'32"	N83°03'23"E	430.35'
C83	575.00'	036°50'50"	N85°38'54"E	363.45'
C84	875.00'	029°46'55"	S89°10'51"W	449.72'
C85	900.00'	029°46'55"	S89°10'51"W	462.56'
C86	925.00'	029°46'55"	S89°10'51"W	475.41'

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

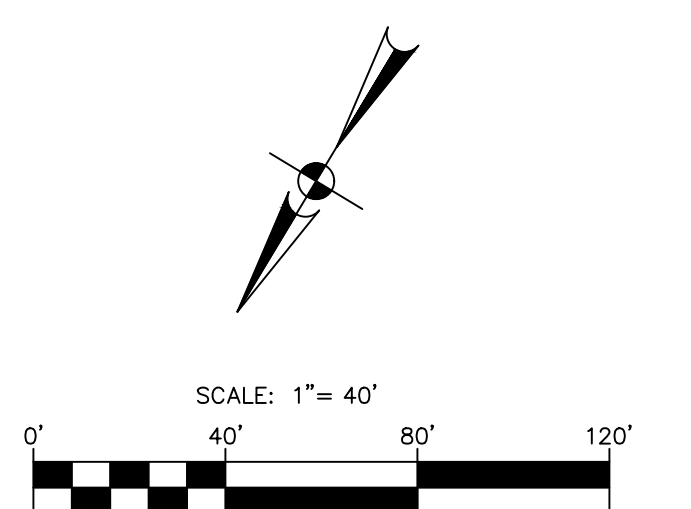
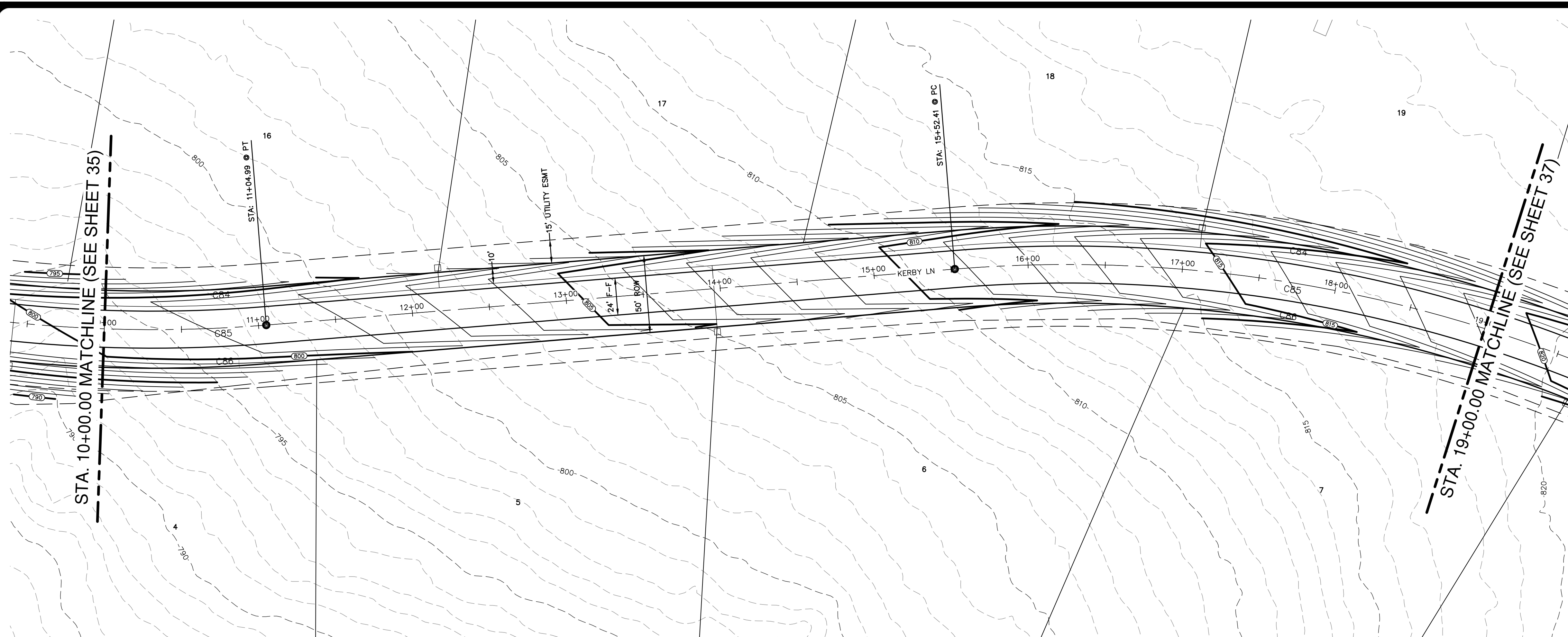
**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 KERBY LN (1 OF 6)

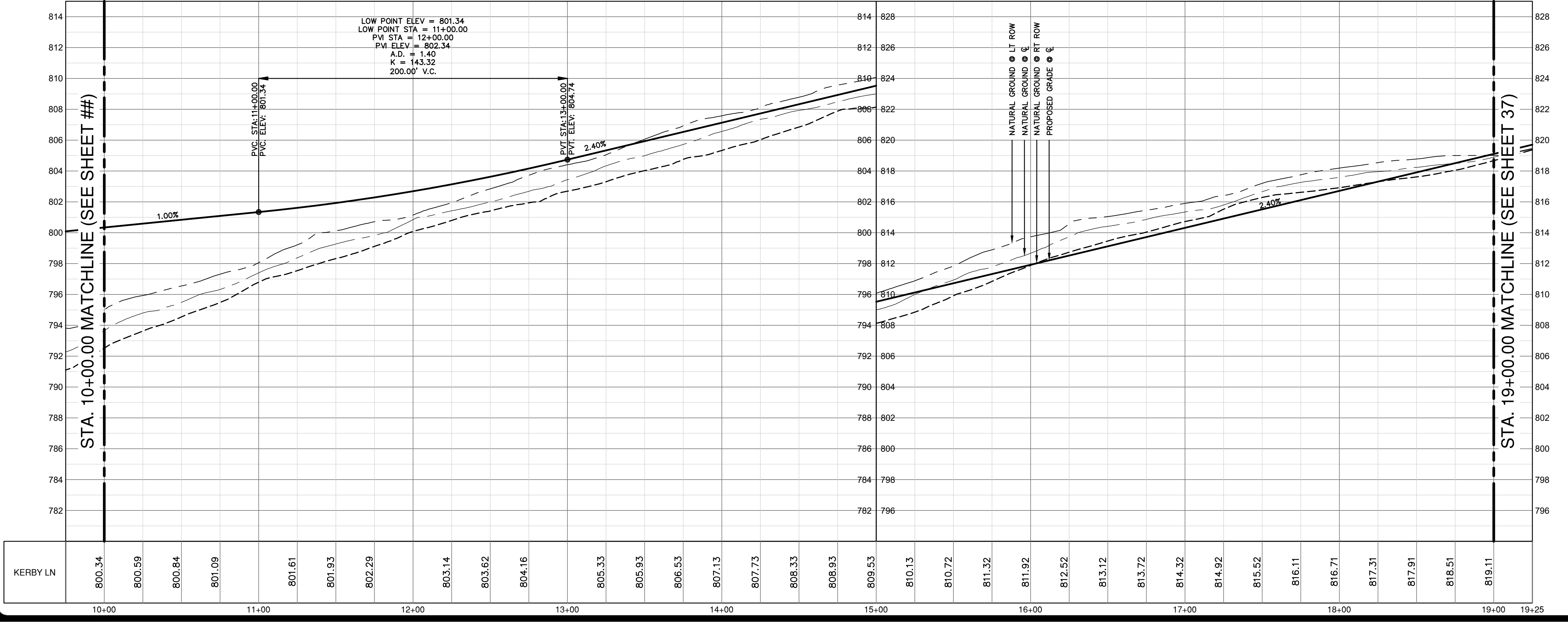
CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET **35 OF 69**

Date: Dec 04, 2023, 11:59am User ID: psywester  
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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR



- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C84	875.00'	029°46'55"	S89°10'51"W	449.72'	454.82'
C85	900.00'	029°46'55"	S89°10'51"W	462.56'	467.81'
C86	925.00'	029°46'55"	S89°10'51"W	475.41'	480.81'
C87	925.00'	060°59'00"	N84°46'54"E	938.71'	984.53'
C88	900.00'	116°25'45"	S67°29'43"E	1530.05'	1628.87'
C89	875.00'	116°25'45"	S67°29'43"E	1487.55'	1778.06'

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

**NO. REVISION DATE**

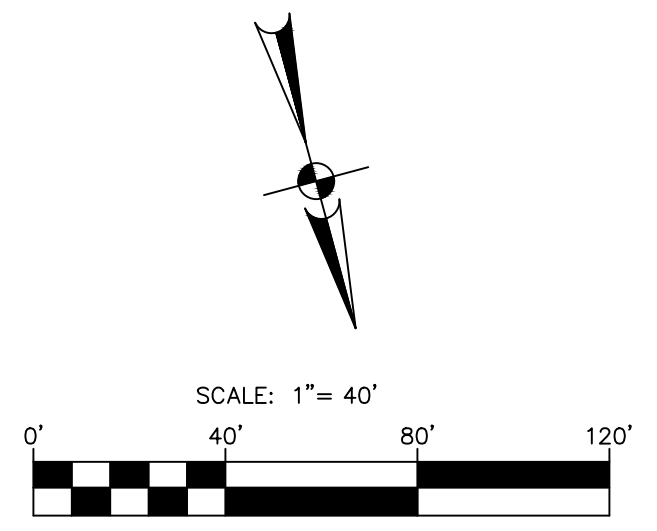
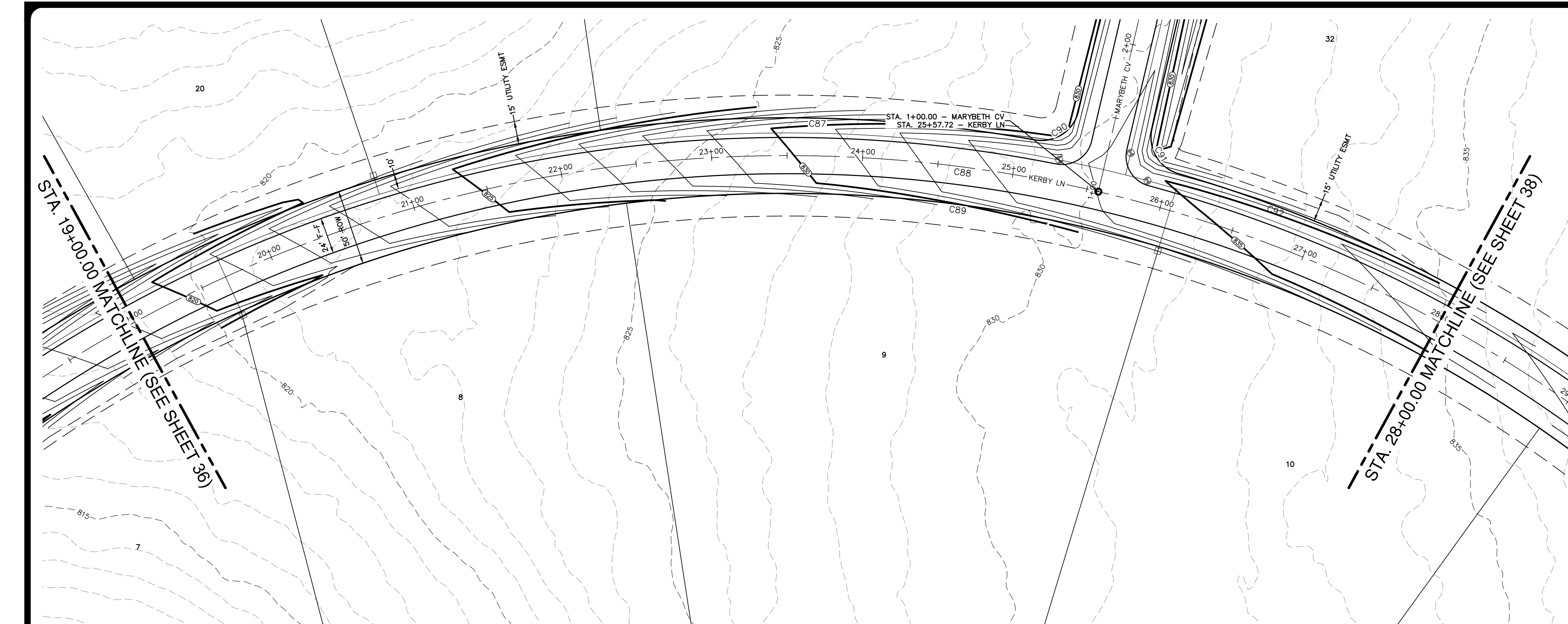

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 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 KERBY LN (2 OF 6)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET **36 OF 69**

Date: Dec 04, 2023, 12:00pm User ID: psjwester File: H:\Projects\51365\01\301 construction documents\DWG\51365-01-2.dwg  
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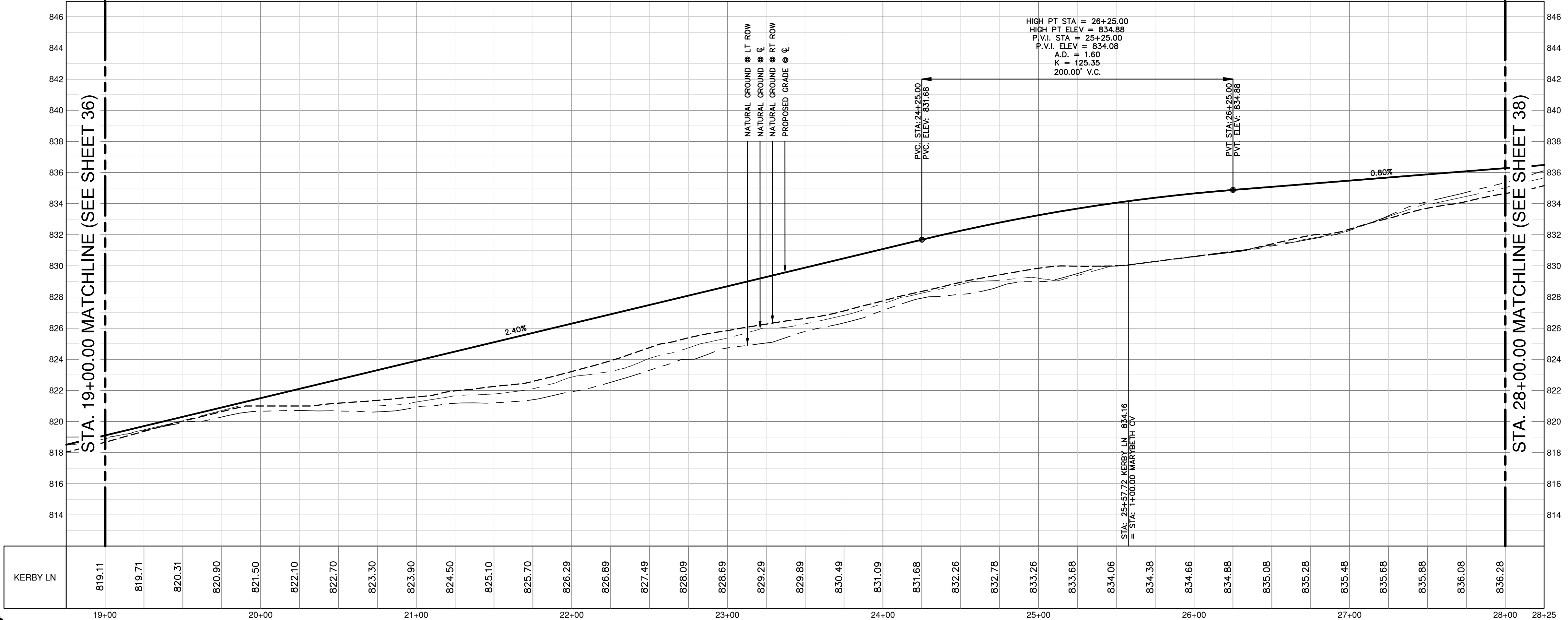
**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

NO.	REVISION	DATE

THIS DOCUMENT IS RELEASED FOR THE REVIEW PURPOSES ONLY UNDER THE PROVISIONS OF THE PROFESSIONAL ENGINEERING ACT OF THE STATE OF TEXAS. DATE: **DECEMBER 4, 2023** DUSTIN J. GOSSE P.E. #91805 DATE: **DECEMBER 4, 2023** DUSTIN J. GOSSE P.E. #91805 CONSTRUCTION OR PERMITTING PURPOSES. PER T.E.P.A. 137.33(4)

**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861



- NOTES**
1. 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.
  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C87	925.00'	060°59'00"	N84°46'54"E	938.71'
C88	900.00'	116°25'45"	S67°29'43"E	1530.05'
C89	875.00'	116°25'45"	S67°29'43"E	1487.55'
C90	25.00'	086°58'59"	S71°46'54"W	34.41'
C91	25.00'	086°58'59"	N151°2'05"W	34.41'
C92	925.00'	044°38'18"	S36°22'28"E	702.56'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

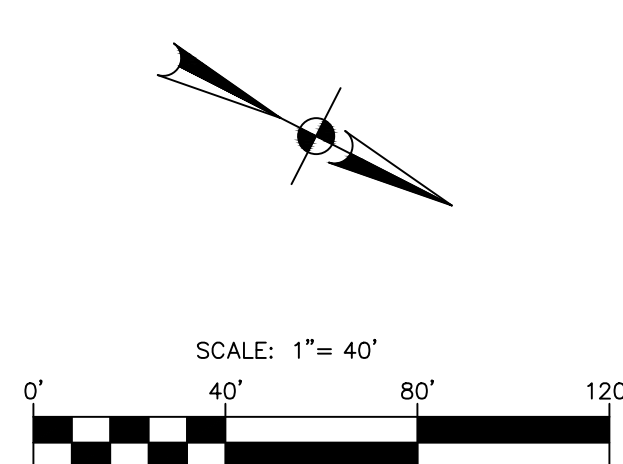
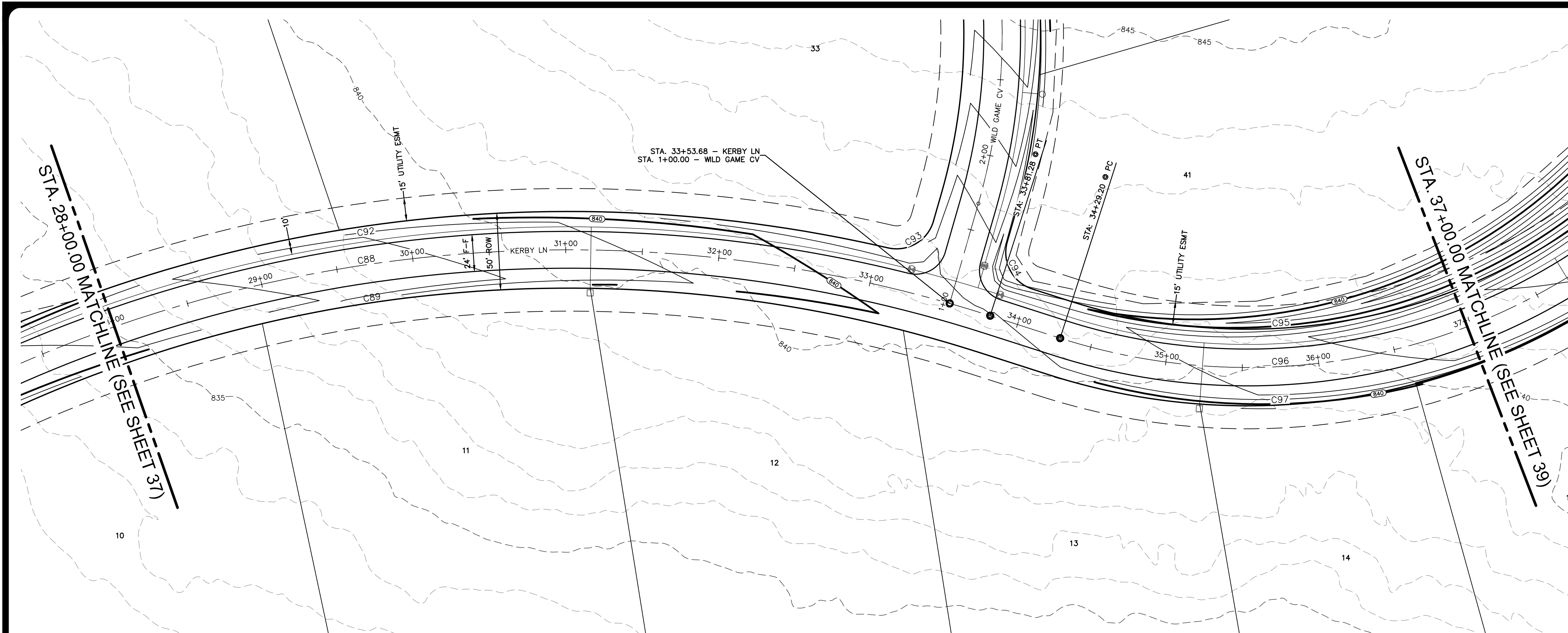
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 KERBY LN (3 OF 6)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 37 OF 69

Date: Dec 04, 2023, 12:00pm User ID: psywester File: H:\Projects\51365\01\301 construction documents\DWG\51365-01-2.dwg

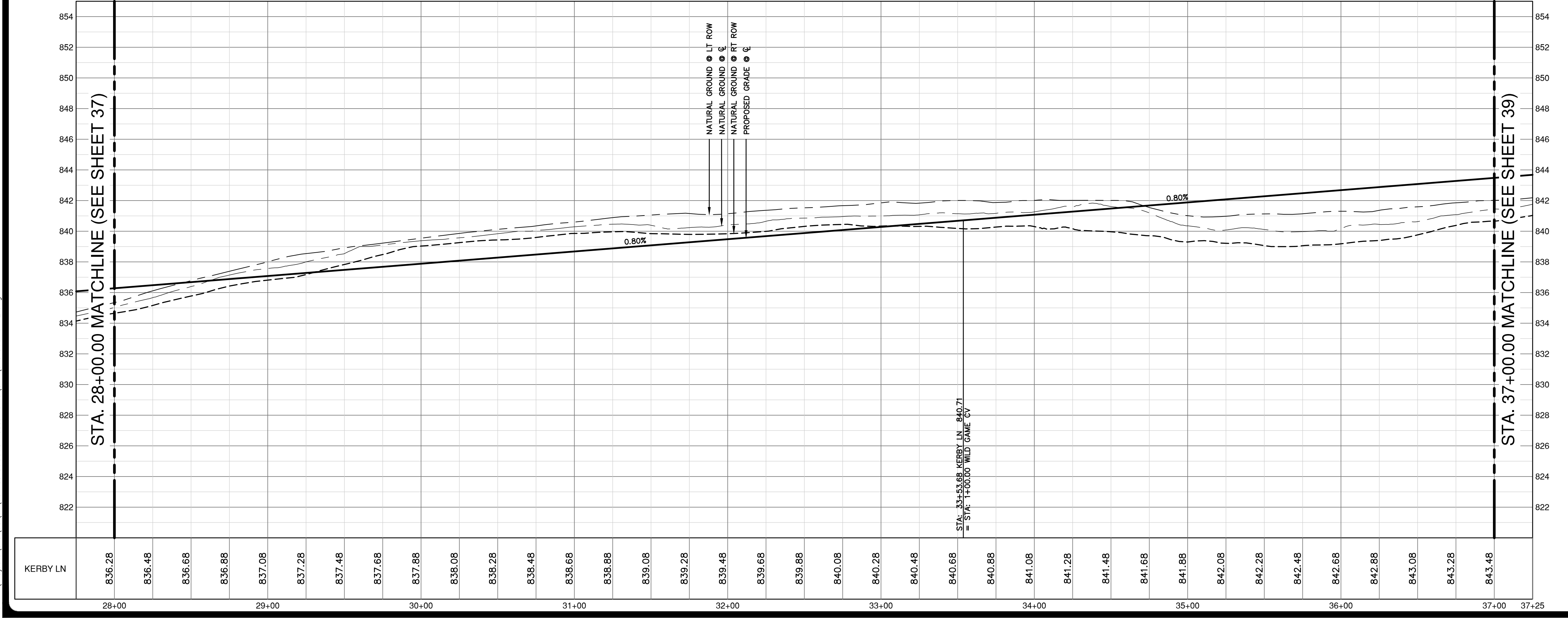
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 File: H:\Projects\515\515\515\301 construction documents\515\515\365-01-2.dwg



**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR



- NOTES**
1. 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.
  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C88	300.00'	116°25'45"	S67°29'43"E	1530.05'
C89	875.00'	116°25'45"	S67°29'43"E	1487.55'
C92	925.00'	94°43'81"E	S36°22'26"E	702.56'
C93	25.00'	886°58'59"	N57°32'46"W	34.41'
C94	25.00'	888°14'35"	N34°50'27"E	34.81'
C95	375.00'	965°33'34"	N42°03'38"W	406.06'
C96	400.00'	965°33'34"	N42°03'38"W	433.13'
C97	425.00'	965°33'34"	N42°03'38"W	460.20'

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

NO.	REVISION	DATE

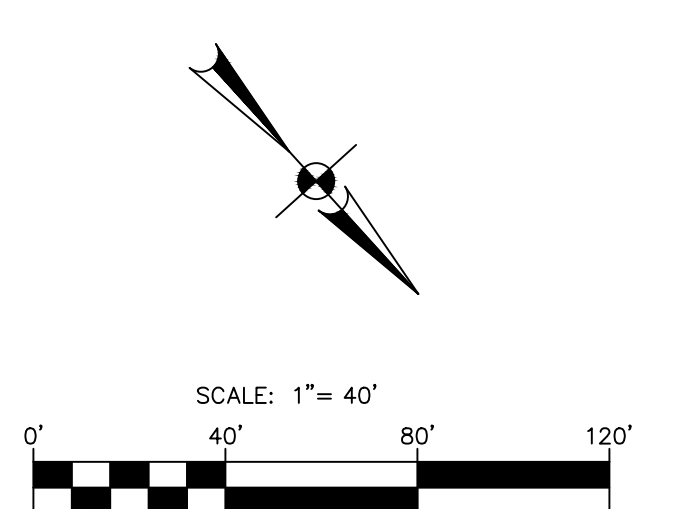
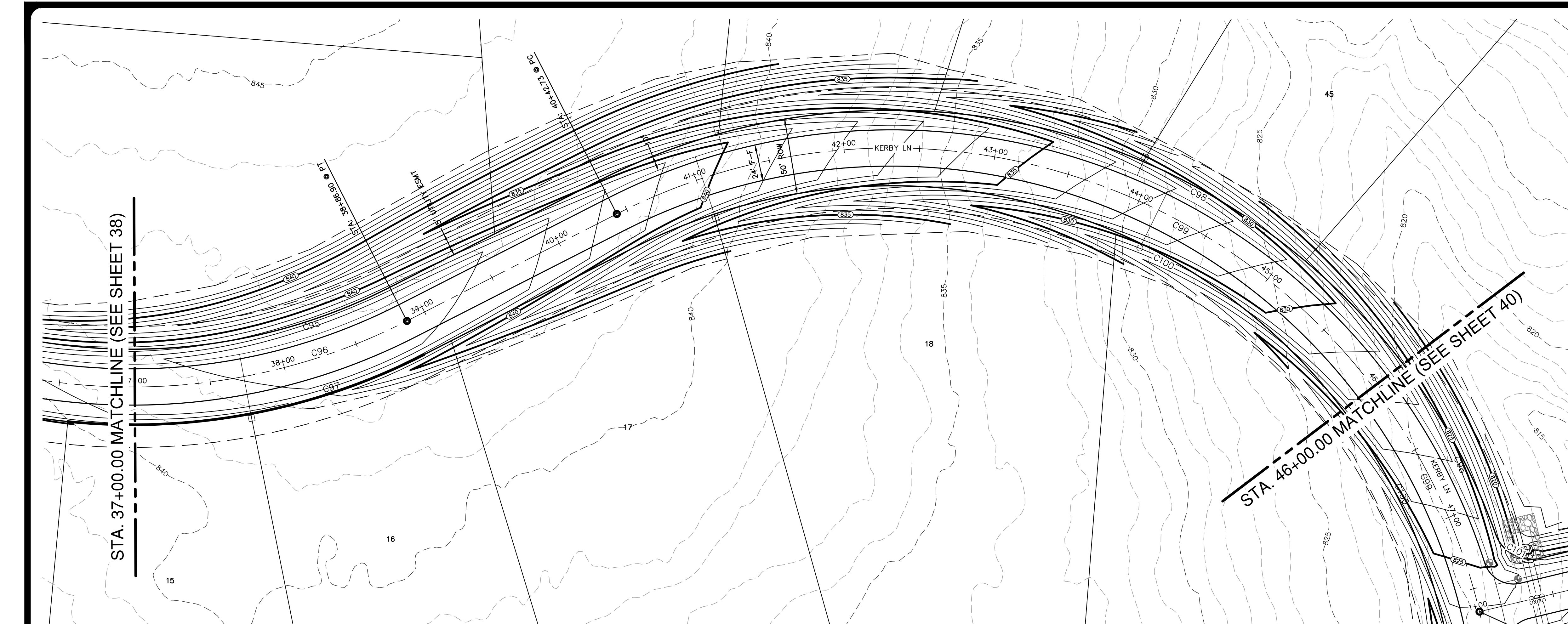
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 1801 N. MOHAC EOPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 KERBY LN (4 OF 6)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
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 SHEET 38 OF 69

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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

NO.	REVISION	DATE

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DATE: **DECEMBER 4, 2023**  
 DESIGNER: CR/TK  
 CHECKED: PS  
 DRAWN/CR/TK

**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 18871 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78758 | 512.664.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

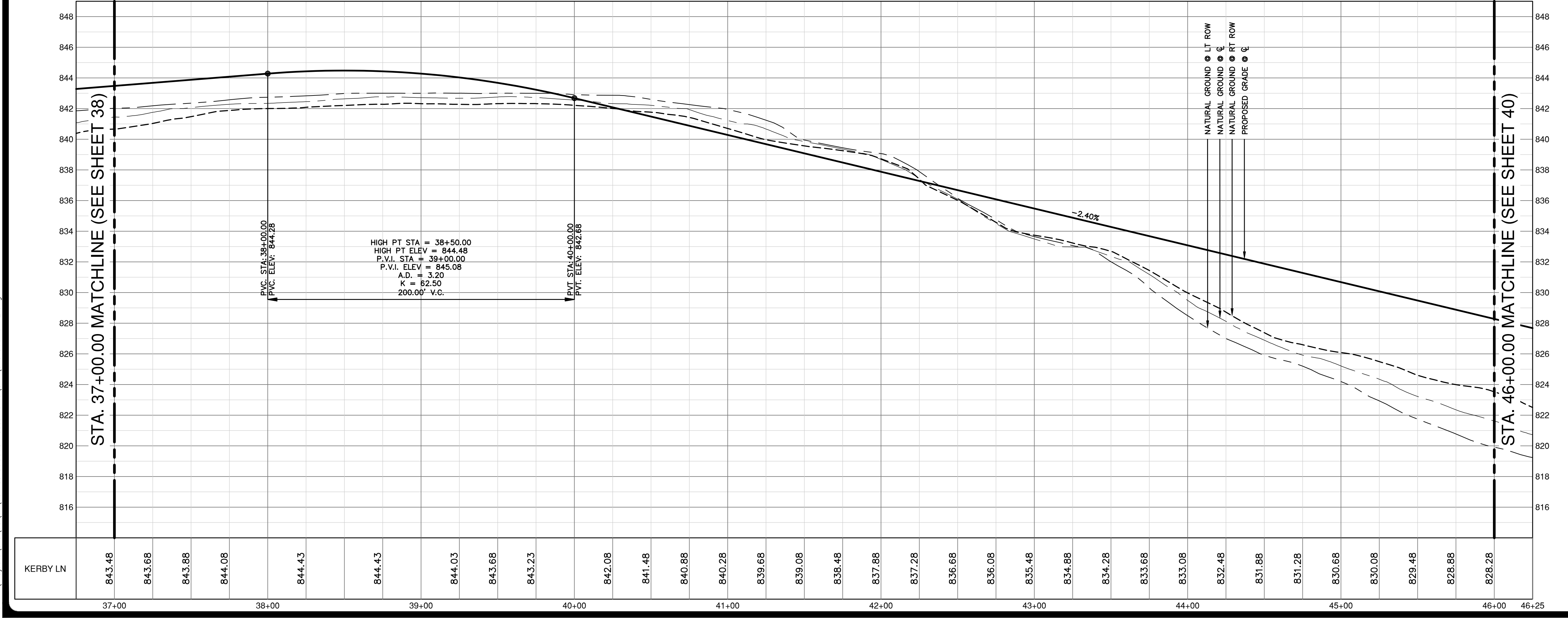
**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C95	375.00'	065°33'34"	N42°03'38"W	406.06'
C96	400.00'	065°33'34"	N42°03'38"W	433.13'
C97	425.00'	065°33'34"	N42°03'38"W	460.20'
C98	425.00'	097°10'28"	S26°15'10"E	637.47'
C99	400.00'	129°17'27"	S10°11'41"E	722.94'
C100	375.00'	129°17'27"	S10°11'41"E	677.76'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

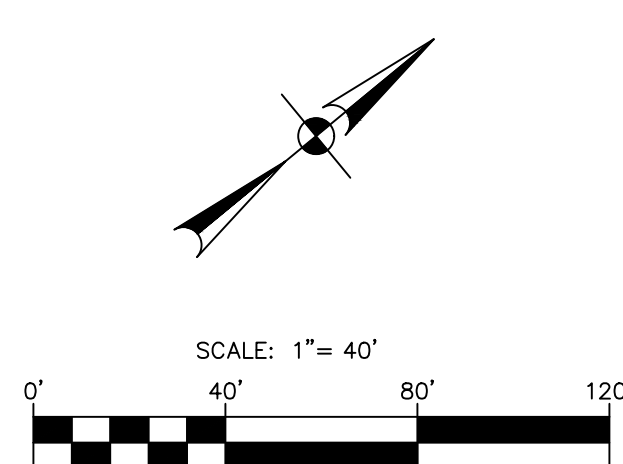


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**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 KERBY LN (5 OF 6)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
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 SHEET 39 OF 69

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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

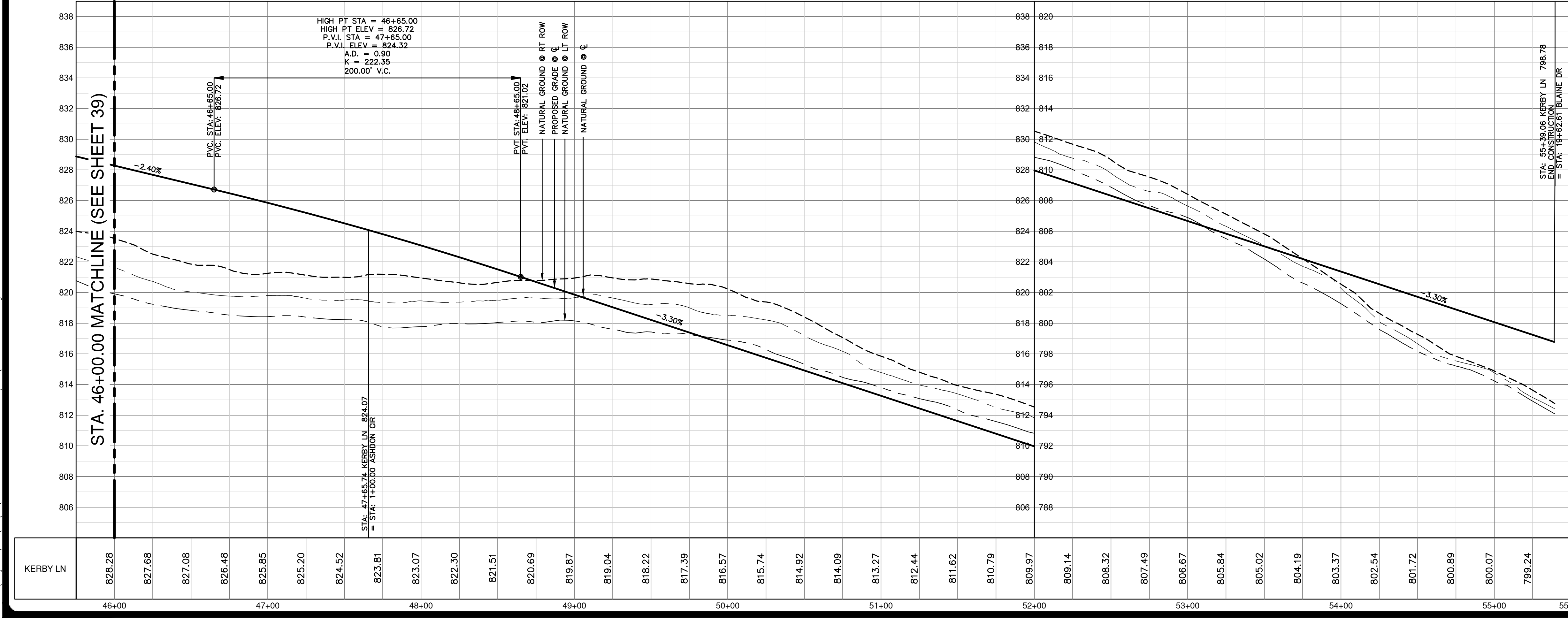
NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**  
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 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 KERBY LN (6 OF 6)

- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.



**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD	LENGTH
C95	375.00'	065°33'34"	N42°03'38"W	406.06'	429.08'
C96	400.00'	065°33'34"	N42°03'38"W	433.13'	457.69'
C97	425.00'	065°33'34"	N42°03'38"W	460.20'	486.30'
C98	425.00'	097°10'28"	S26°15'10"E	637.47'	720.81'
C99	400.00'	129°17'27"	S101°11'41"E	722.94'	902.62'
C100	375.00'	129°17'27"	S101°11'41"E	677.76'	846.21'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

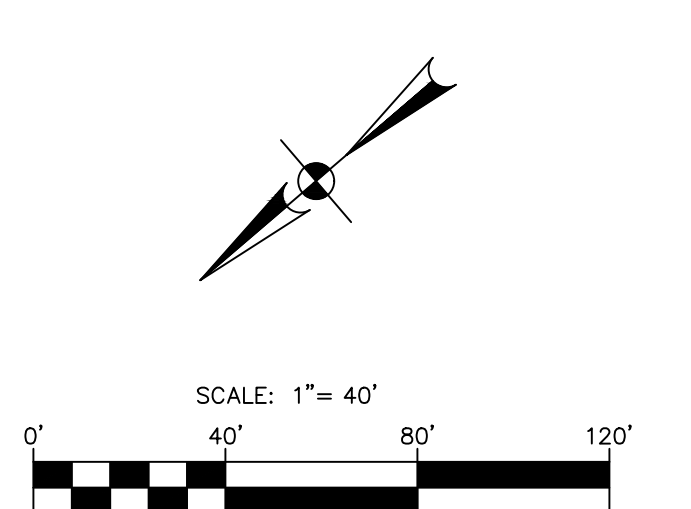
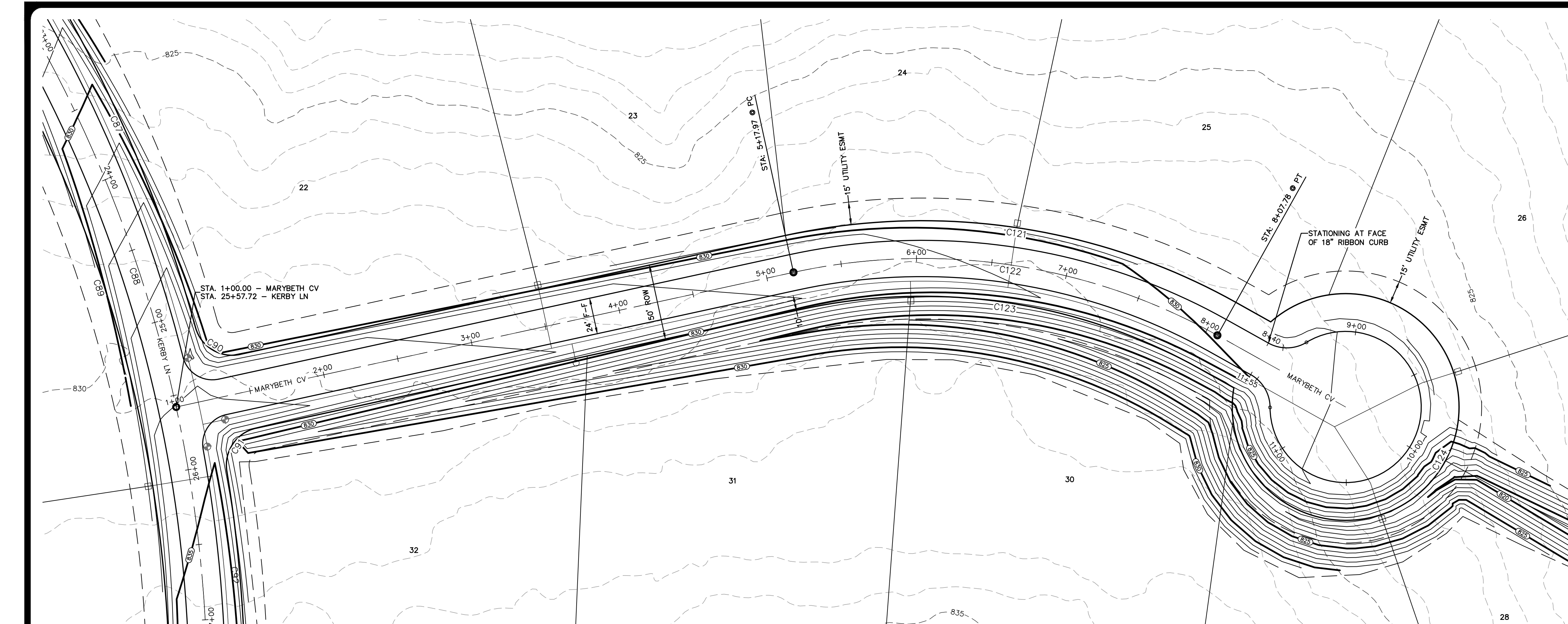
- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET **40 OF 69**

Date: Dec 04, 2023, 12:02pm User ID: psjwester  
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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

- NOTES**
1. 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.
  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

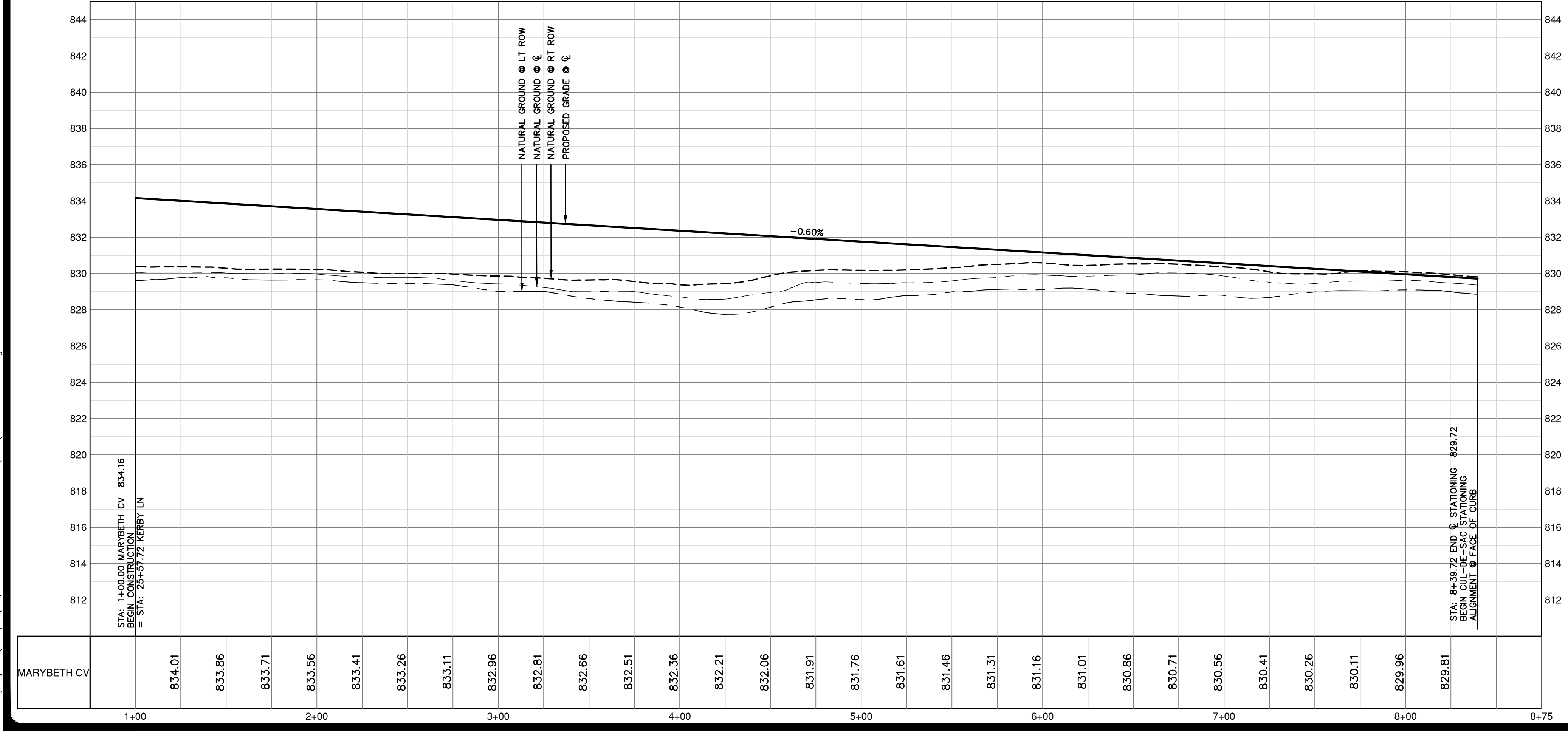
**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C90	25.00'	086°58'59"	S71°48'54"W	34.41'
C91	25.00'	086°58'59"	N15°12'05"W	34.41'
C121	425.00'	041°30'47"	N49°02'48"E	301.24'
C122	400.00'	041°30'47"	N49°02'48"E	283.52'
C123	375.00'	041°30'47"	N49°02'48"E	265.80'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE



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NO.	REVISION	DATE

THIS DOCUMENT IS RELEASED FOR THE PROJECT ONLY. IT IS NOT TO BE USED FOR ANY OTHER PURPOSES WITHOUT THE WRITTEN CONSENT OF THE ENGINEER. DATE: DECEMBER 4, 2023. DUSTIN J. GOSSE P.E. #91805. THIS DOCUMENT IS FOR CONSTRUCTION OR PERMITTING PURPOSES. PER T.E.P.A. 137.33(e)

**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78758 | 512.464.6871  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

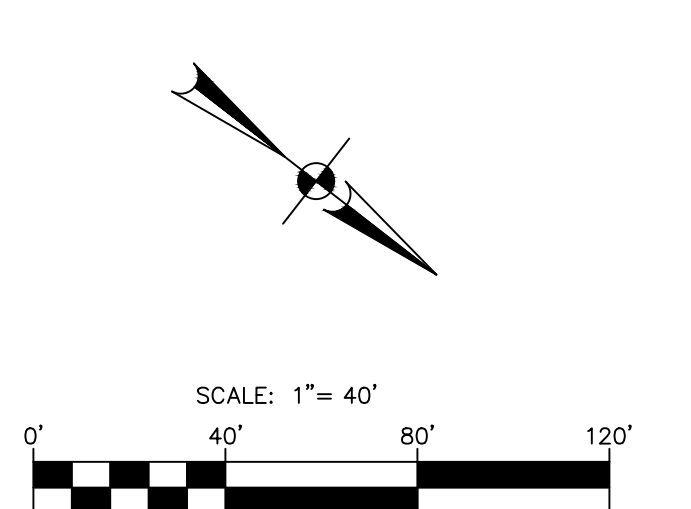
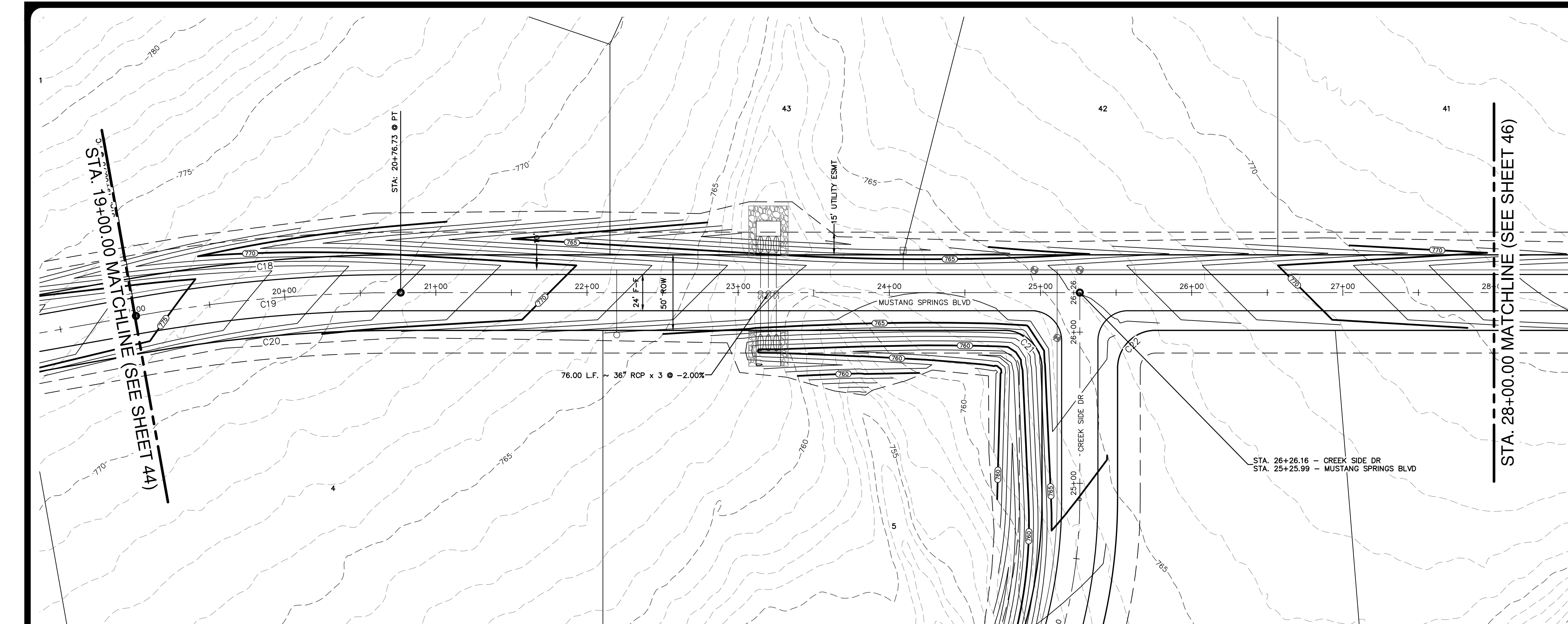
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 MARYBETH CV (1 OF 2)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 41 OF 69









**LEGEND**

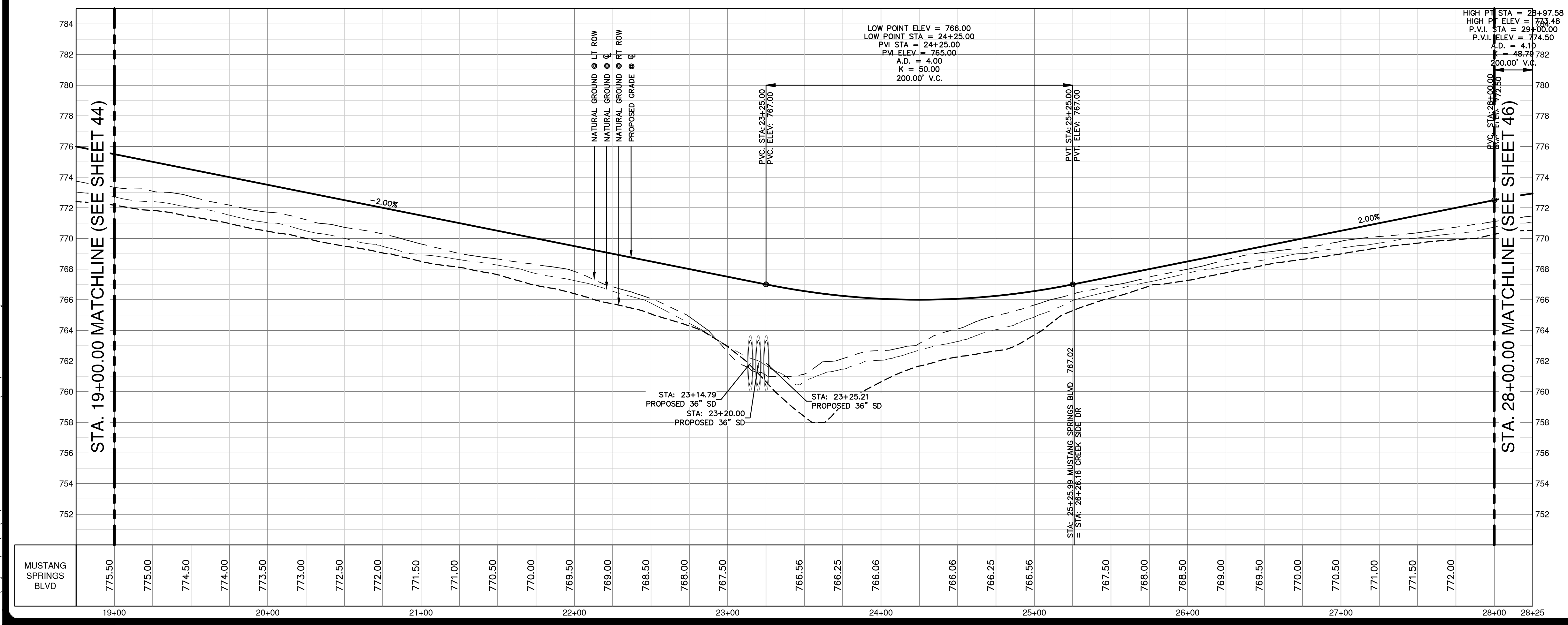
- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**  
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 10801 N. MOPAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 MUSTANG SPRINGS BLVD (3 OF 5)



- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C16	25.00'	085°38'55"	S89°13'59"W	33.98'
C17	25.00'	095°11'02"	N00°22'02"W	36.92'
C18	1025.00'	010°05'07"	S42°55'00"E	180.19'
C19	1000.00'	010°05'07"	S42°55'00"E	175.79'
C20	975.00'	010°05'07"	S42°55'00"E	171.40'
C21	25.00'	090°00'00"	S07°07'34"W	35.36'
C22	25.00'	090°00'00"	S82°52'28"E	35.36'

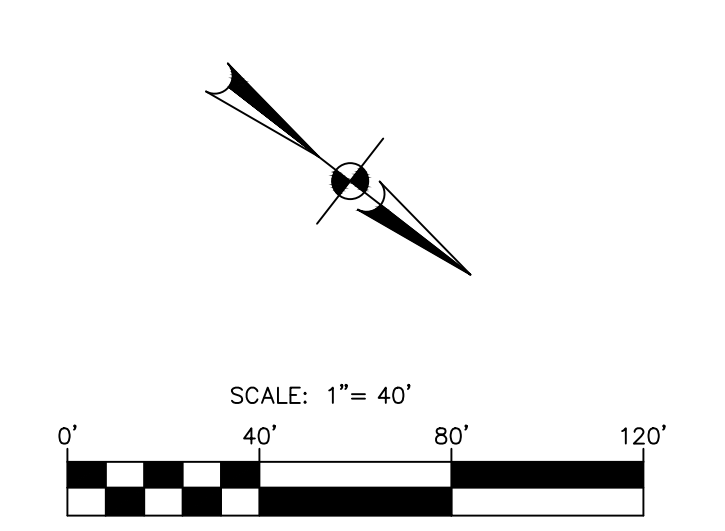
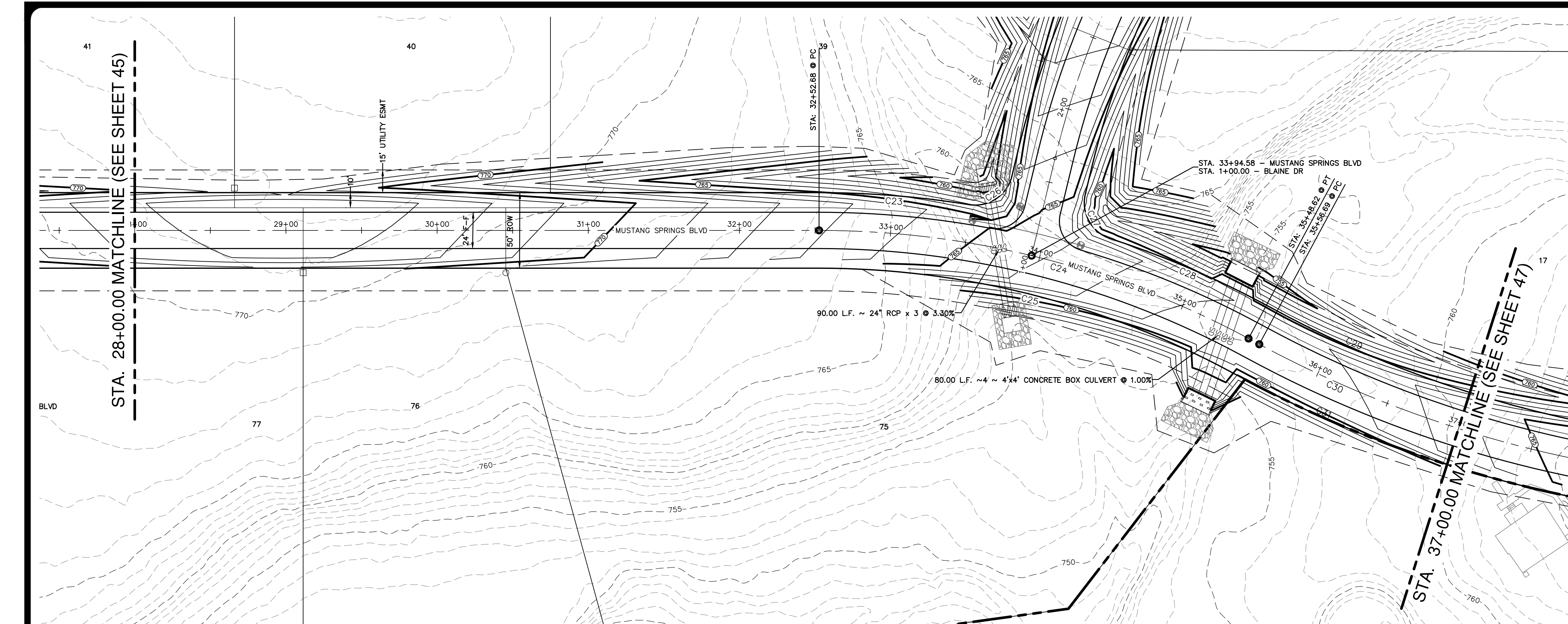
**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT @ ROW
- NATURAL GROUND LT @ ROW
- NATURAL GROUND @ CENTERLINE
- PROPOSED GRADELINE @ CENTERLINE

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 45 OF 69

Date: Dec 04, 2023, 12:05pm User ID: psywester  
 File: R:\Projects\51365\01\301 construction documents\DWG\51365-01-2.dwg  
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**LEGEND**

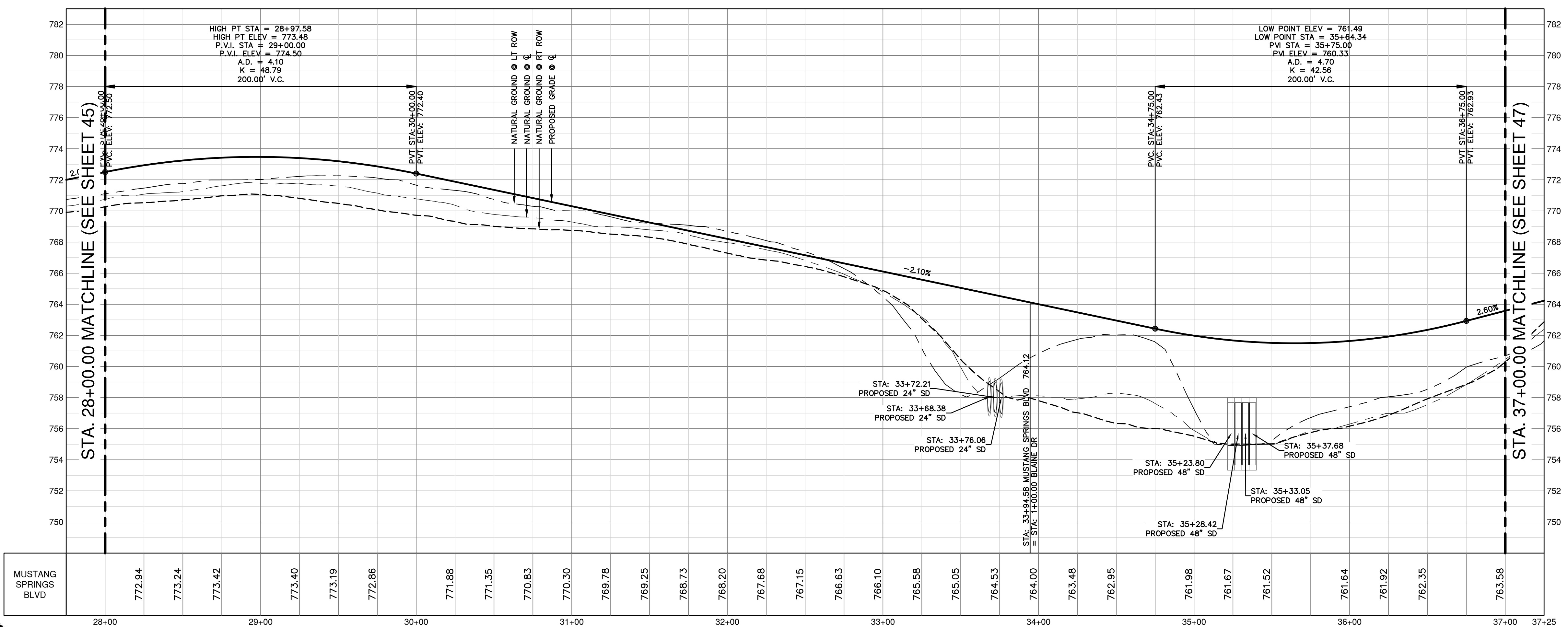
- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

NO.	REVISION	DATE

THIS DOCUMENT IS RELEASED FOR THE PROJECT ONLY. ANY REVISIONS TO THIS DOCUMENT SHALL BE MADE BY THE DESIGNER. DATE: **DECEMBER 4, 2023** DESIGNER: DUSTIN J. GASS, P.E. #91805 CHECKED: J. G. GIBSON, P.E. #100881 CONSTRUCTION OR PERMITTING PURPOSES, PER T.E.P.A. 137.33(e)

**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 MUSTANG SPRINGS BLVD (4 OF 5)



- NOTES**
1. 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.
  2. SEE SHEET 67 FOR STREET CROSS SECTIONS.
  3. SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C23	625.00'	028°08'21"	S33°18'16"E	99.59'
C24	800.00'	028°15'37"	S23°44'38"E	292.95'
C25	575.00'	028°15'37"	S23°44'38"E	280.74'
C26	25.00'	085°35'18"	N71°31'44"W	33.97'
C27	25.00'	085°35'18"	N22°32'38"E	33.97'
C28	625.00'	010°17'52"	S14°45'45"E	112.16'
C29	745.00'	037°39'28"	N28°26'33"W	480.89'
C30	770.00'	037°39'28"	N28°26'33"W	497.02'
C31	795.00'	037°39'28"	N28°26'33"W	513.16'

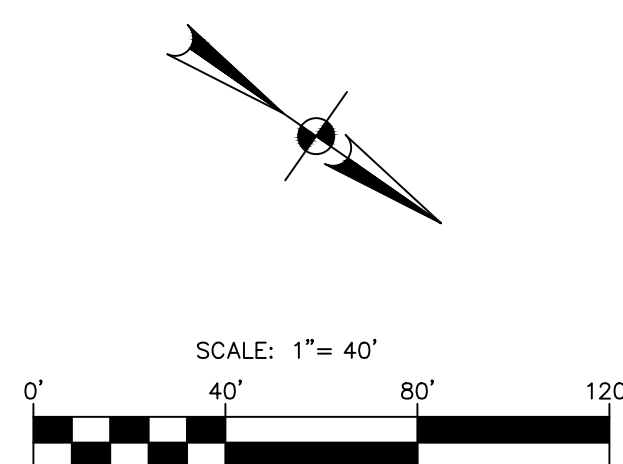
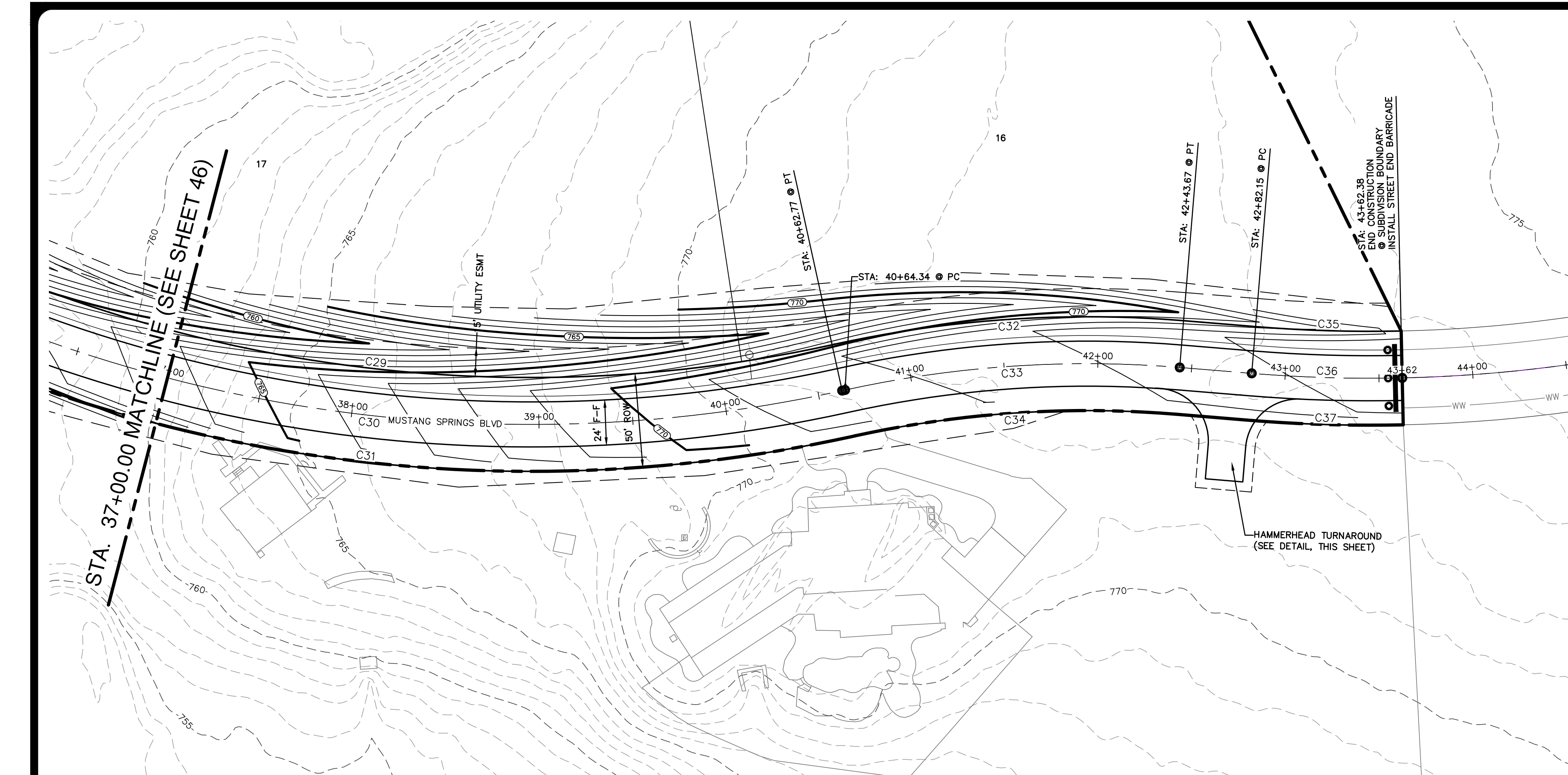
**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

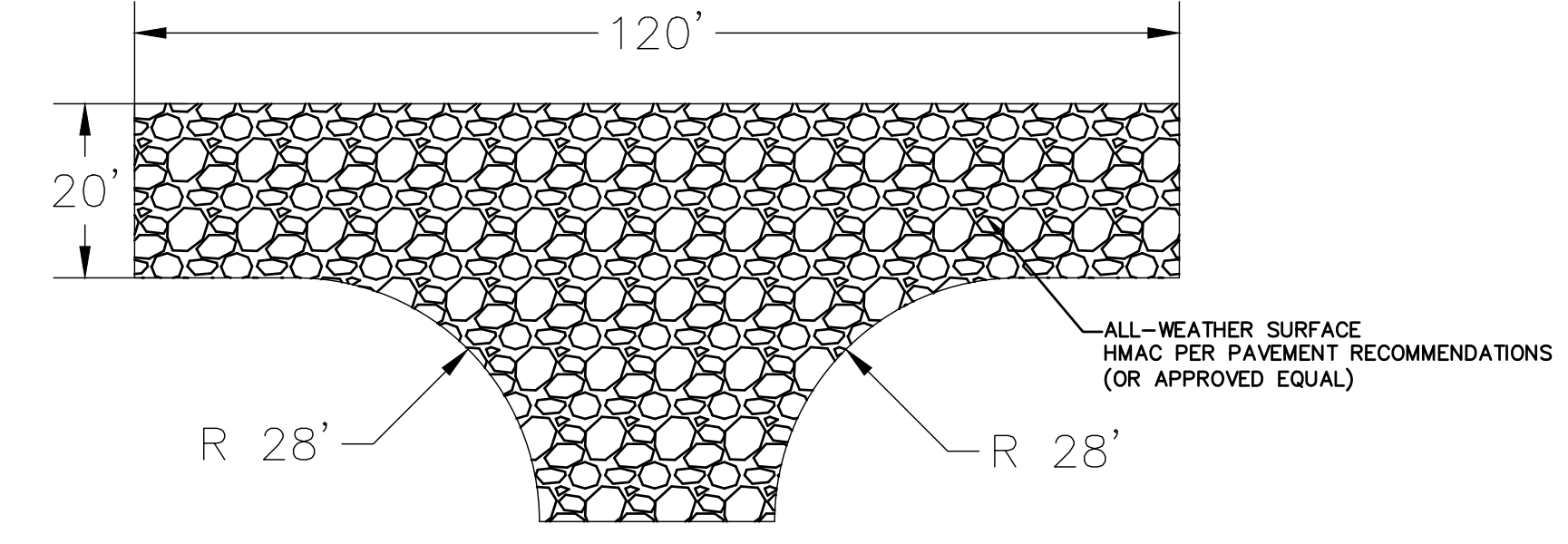
CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET **46 OF 69**

Date: Dec 04, 2023, 12:06pm User ID: psywester File: R:\Projects\51365\01\301 construction documents\DWG\51365-01-2.dwg  
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**LEGEND**

- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR



TYPICAL HAMMERHEAD TURNAROUND PLAN VIEW  
NOT TO SCALE

- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

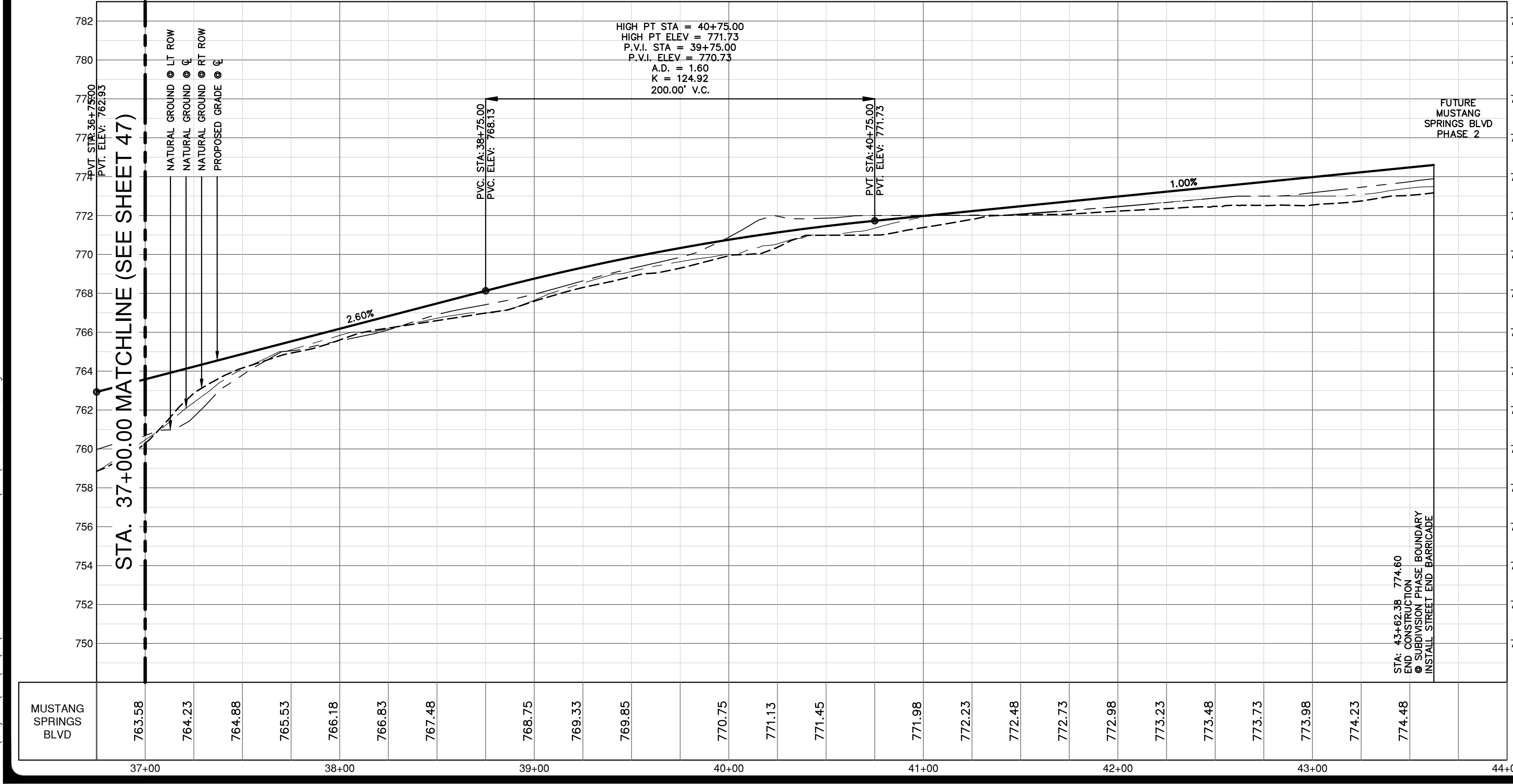
**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C29	745.00'	037°39'28"	N28°26'33"W	480.89' / 489.85'
C30	770.00'	037°39'28"	N28°26'33"W	497.02' / 506.08'
C31	795.00'	037°39'28"	N28°26'33"W	513.16' / 522.51'
C32	825.00'	017°07'29"	S38°42'33"E	186.11' / 186.80'
C33	600.00'	017°07'29"	S38°42'33"E	178.66' / 179.33'
C34	575.00'	017°07'29"	S38°42'33"E	171.22' / 171.86'
C35	745.00'	005°58'10"	N33°07'53"W	77.58' / 77.62'
C36	770.00'	005°58'10"	N33°07'53"W	80.19' / 80.22'
C37	795.00'	005°58'10"	N33°07'53"W	82.79' / 82.83'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE



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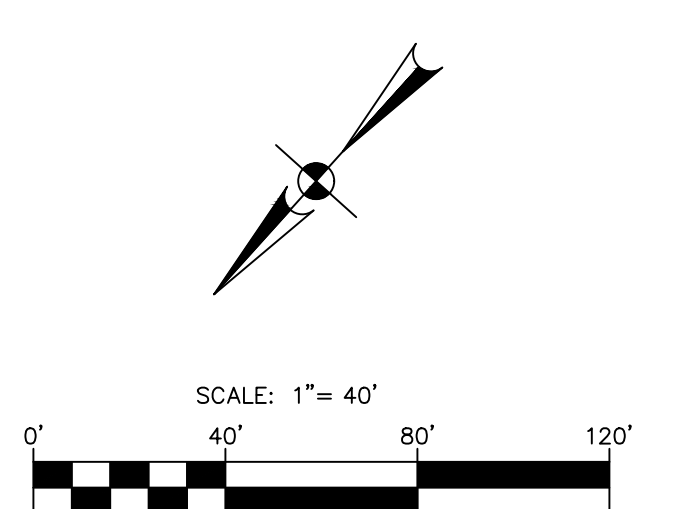
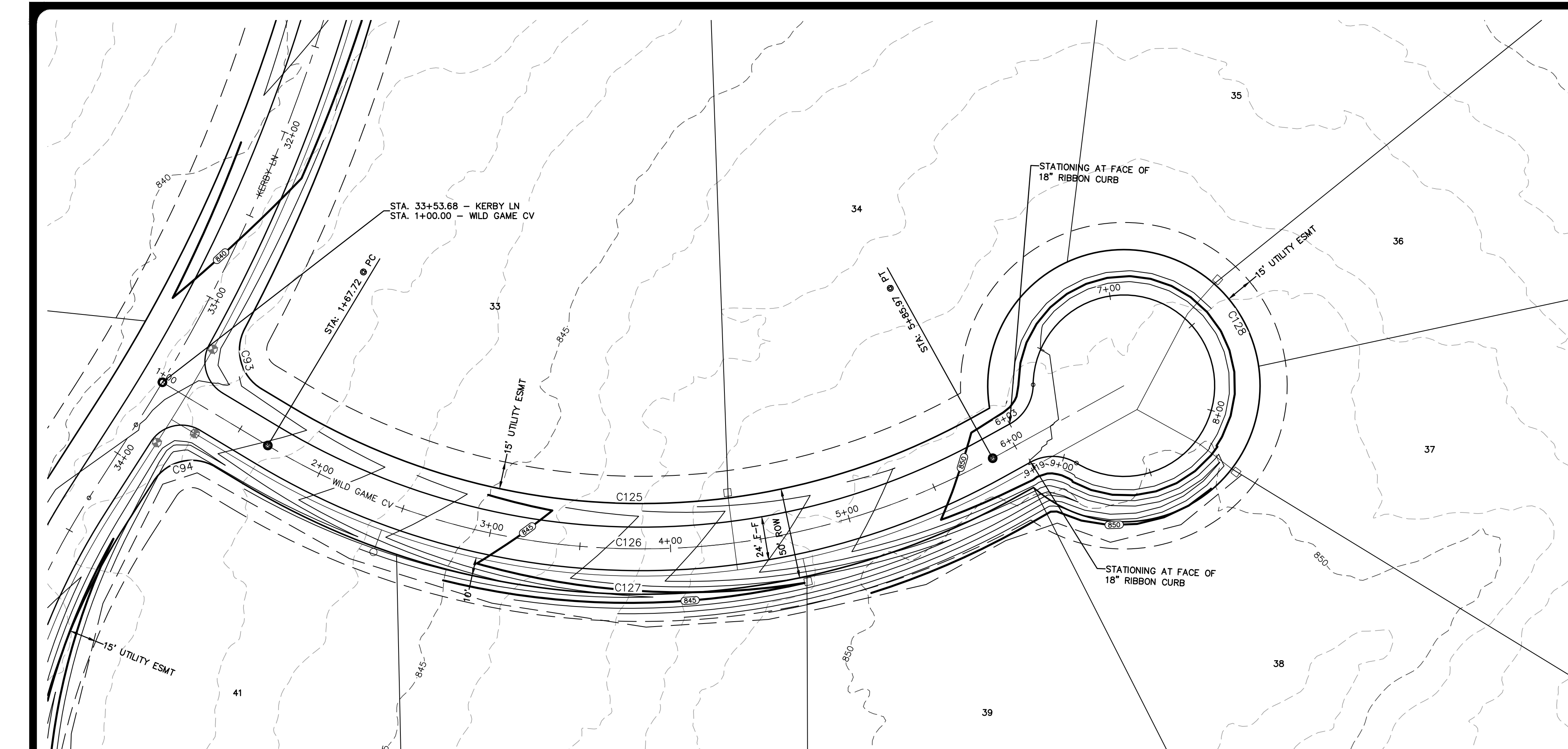
NO.	REVISION	DATE

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 DATE: DECEMBER 4, 2023  
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**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 MUSTANG SPRINGS BLVD (5 OF 5)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 47 OF 69



**LEGEND**

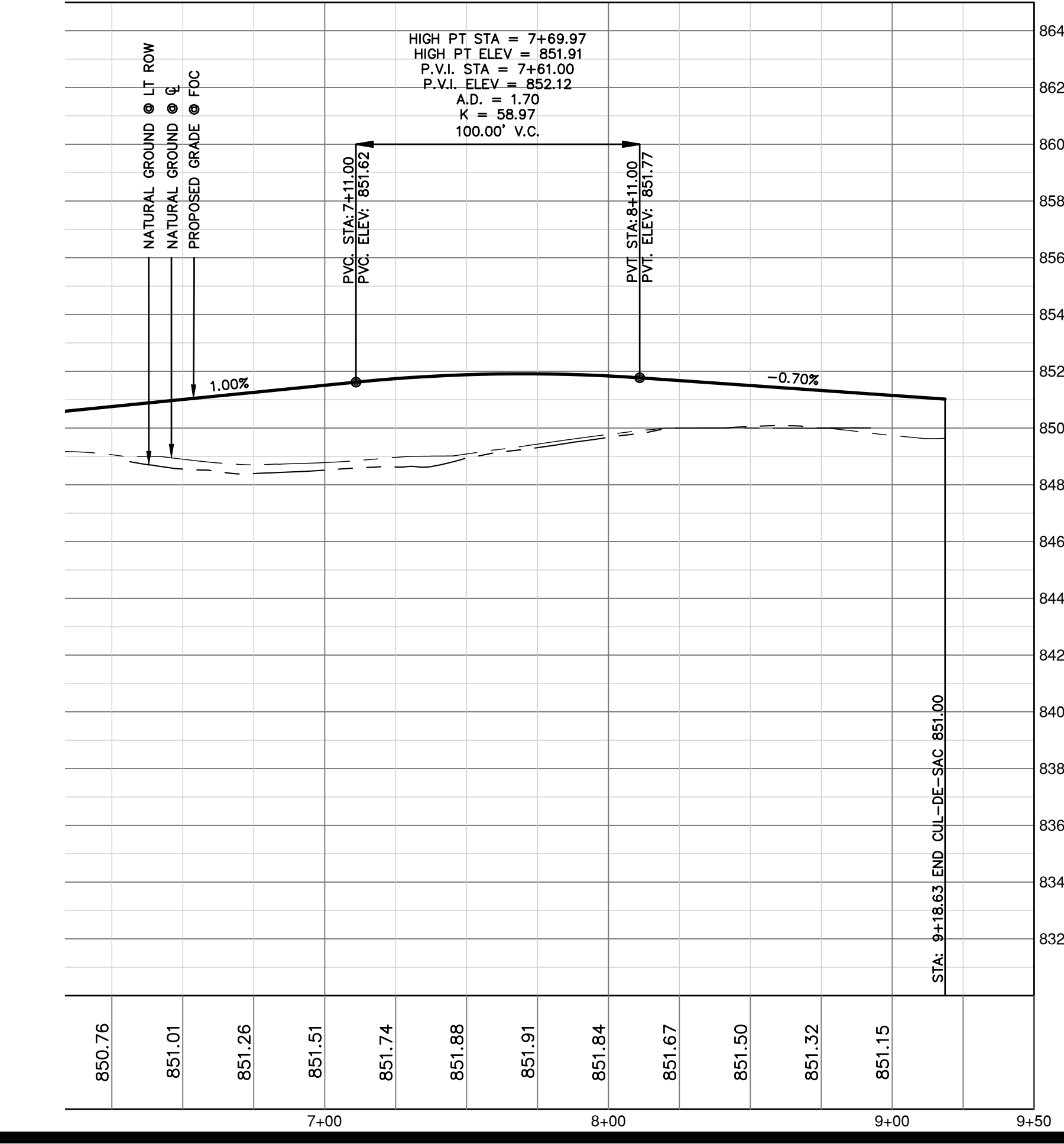
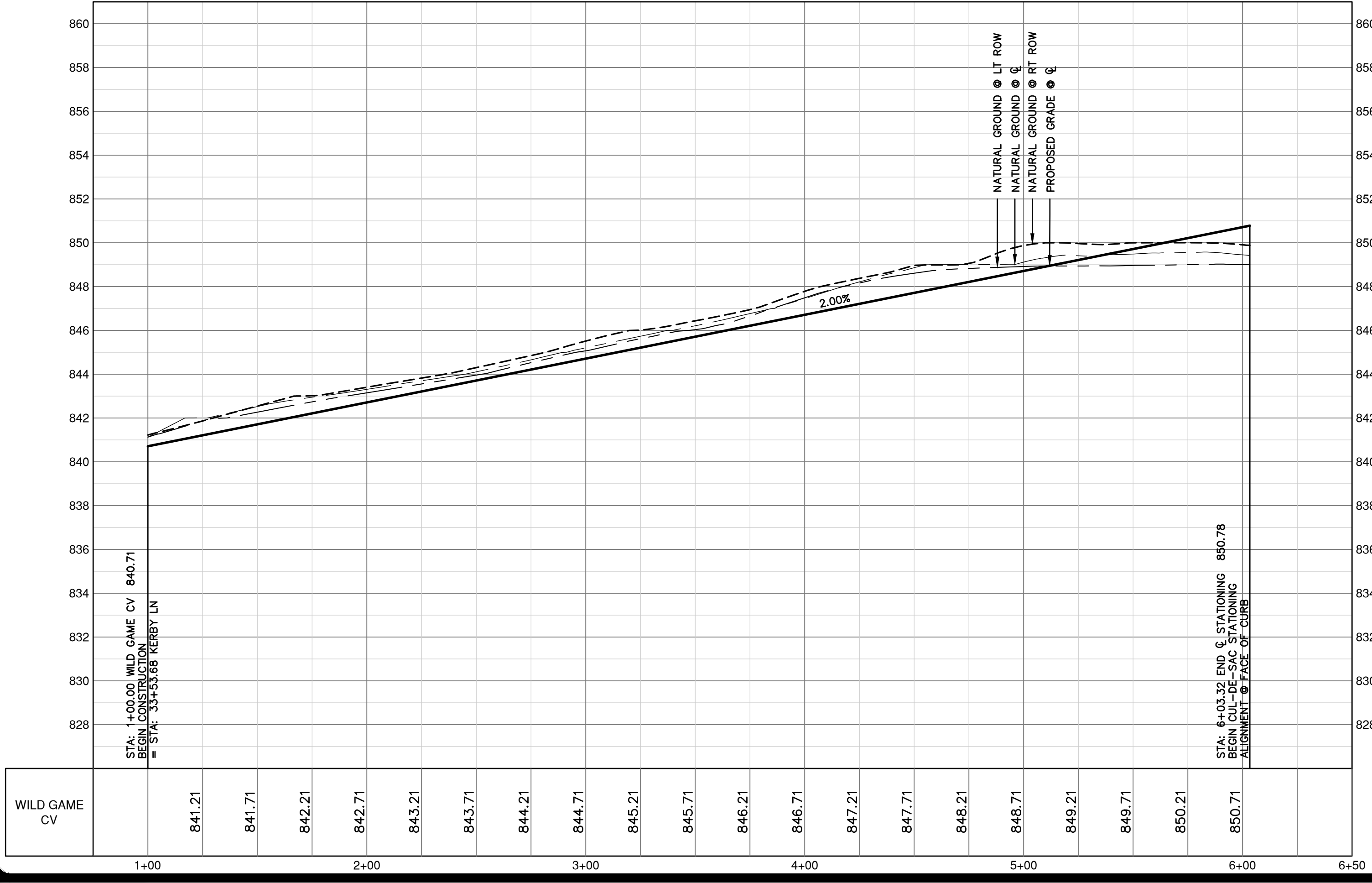
- BOUNDARY
- ROAD CENTERLINE (C)
- RIGHT-OF-WAY (ROW)
- FACE OF CURB (FOC / F-F)
- STORM DRAIN CULVERT
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- STREET END BARRICADE
- EXISTING FENCE
- EXISTING OVERHEAD ELECTRIC LINE
- EXISTING UTILITY POLE & METER
- EXISTING CONTOUR
- PROPOSED CONTOUR

NO.	REVISION	DATE

THIS DOCUMENT IS RELEASED FOR THE PROJECT ONLY. THE CONTRACTOR SHALL VERIFY 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.

DESIGNED BY: DUSTIN J. GOSSE P.E. #91805  
 DATE: DECEMBER 4, 2023  
 FOR: MUSTANG SPRINGS PHASE 1 CONSTRUCTION OF PERMITTING PURPOSES, PER T.E.P.A. 137.33(e)

**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #4701 | TEXAS SURVEYING FIRM #10028801



- NOTES**
- 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.
  - SEE SHEET 67 FOR STREET CROSS SECTIONS.
  - SEE SHEET 65 FOR STREET CONSTRUCTION DETAILS.

**CURVE TABLE**

CURVE #	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C93	25.00'	086°58'59"	N57°32'46"W	34.41'
C94	25.00'	088°14'35"	N34°50'27"E	34.81'
C125	375.00'	059°54'38"	S49°00'26"W	374.49'
C126	400.00'	059°54'38"	S49°00'26"W	399.46'
C127	425.00'	059°54'38"	S49°00'26"W	424.42'

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

- NATURAL GROUND RT ● ROW
- NATURAL GROUND LT ● ROW
- NATURAL GROUND ● CENTERLINE
- PROPOSED GRADELINE ● CENTERLINE

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STREET PLAN & PROFILES  
 WILD GAME CV

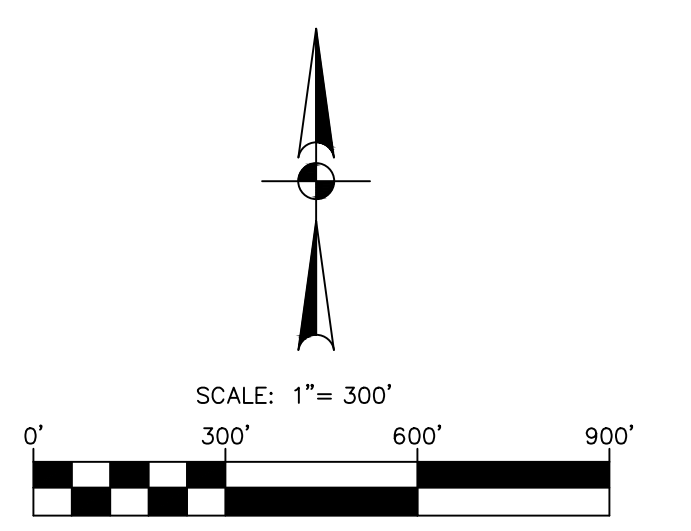
CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWNCR/TK  
 SHEET 48 OF 69

Date: Dec 04, 2023, 12:07pm User ID: psy/wester  
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 File: H:\Projects\51365\01\301 construction documents\csm\51365-01.dwg



**LEGEND**

---	BOUNDARY
---	STORM PIPE
---	8" WATER LINE
○	SINGLE WATER SERVICE
□	DOUBLE WATER SERVICE

---	FEMA - 100YR	FEMA 100YR FLOODPLAIN
---	ATLAS14 - 100YR	EXISTING ATLAS14 FLOODPLAIN
---	ULT - ATLAS14 - 100YR	ULTIMATE ATLAS14 FLOODPLAIN

- NOTES**
1. 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 WITH THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.
  2. EXISTING CONTOUR INFORMATION IS SHOWN AT TWO FOOT INTERVALS. THE CONTOURS ARE COMPUTER GENERATED USING SURVEY FIELD DATA COLLECTED OCTOBER 2022. CONTOURS OUTSIDE THE PROJECT BOUNDARY ARE COMPUTER GENERATED USING TNRS STRATEGIC MAPPING PROGRAM (STRATMAP) 2020 LIDAR DATA FOR NORTH CENTRAL TEXAS.
  3. ALL FILL AREAS SHALL BE COMPACTED TO 95% PRIOR TO UTILITY INSTALLATION.
  4. ALL RCP IS CLASS III UNLESS OTHERWISE NOTED.
  5. ROADSIDE DRAINAGE CHANNELS AND CULVERT CROSSINGS SHALL BE PER THE BELL COUNTY SUBDIVISION SUBDIVISION REGULATIONS SECTION 307 IN ACCORDANCE WITH THE DEVELOPMENT AGREEMENT.
  6. WHERE REQUIRED, CULVERT CROSSINGS FOR RESIDENTIAL DRIVEWAYS SHALL BE DESIGNED AT THE TIME OF BUILDING PERMIT IN ACCORDANCE WITH THE DRAINAGE STUDY.

NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**

AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #4701 TEXAS SURVEYING FIRM #10028861

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

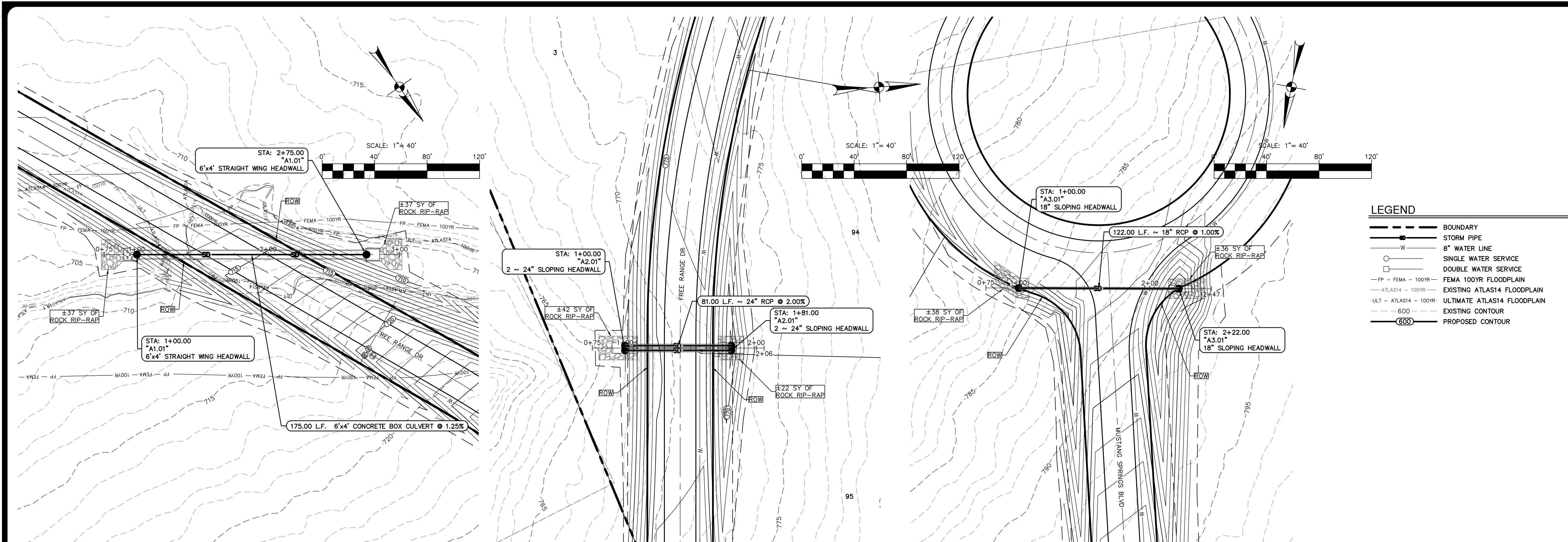
**OVERALL CULVERTS**

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	ps DRAWN/CR/TK
SHEET	49 OF 69

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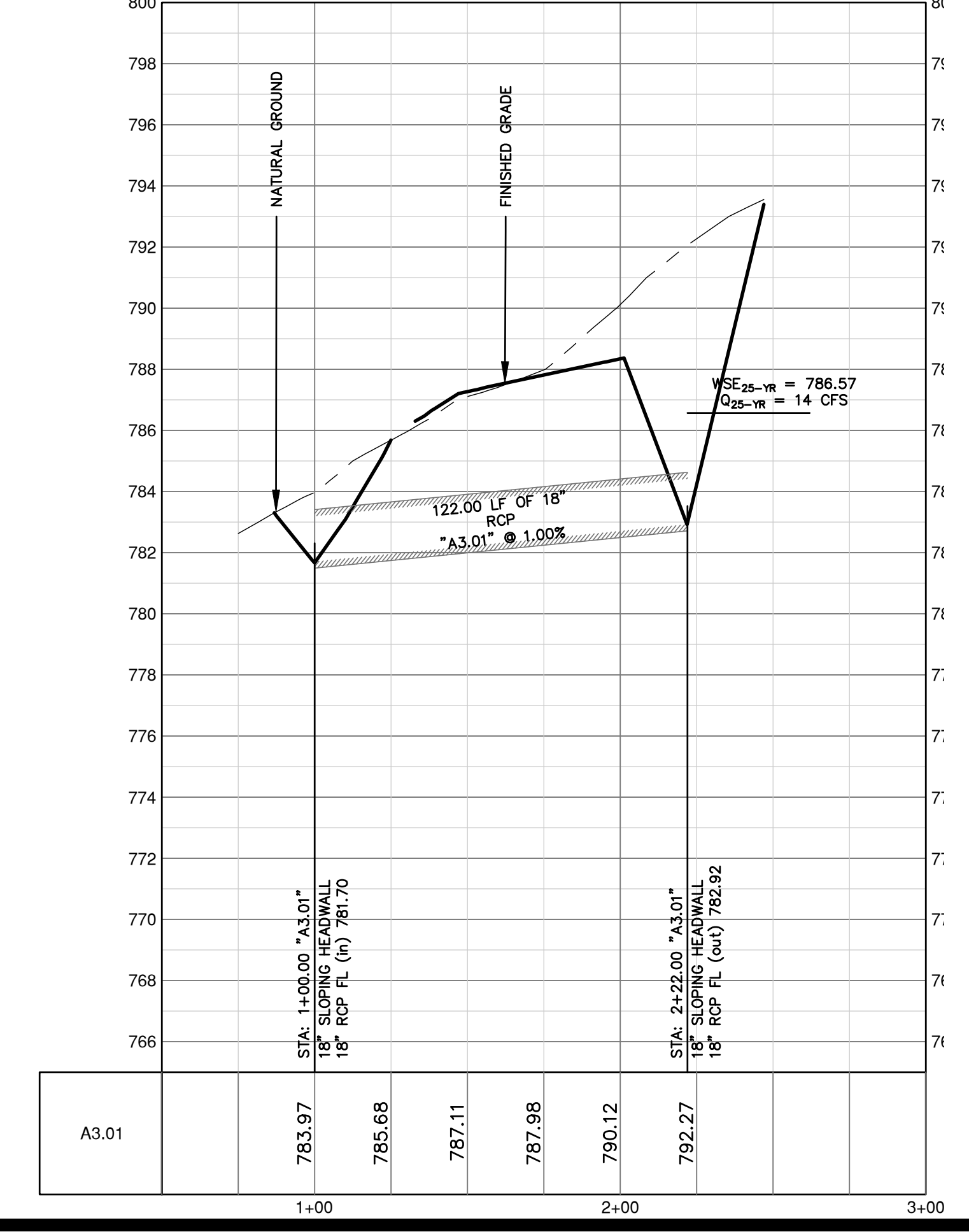
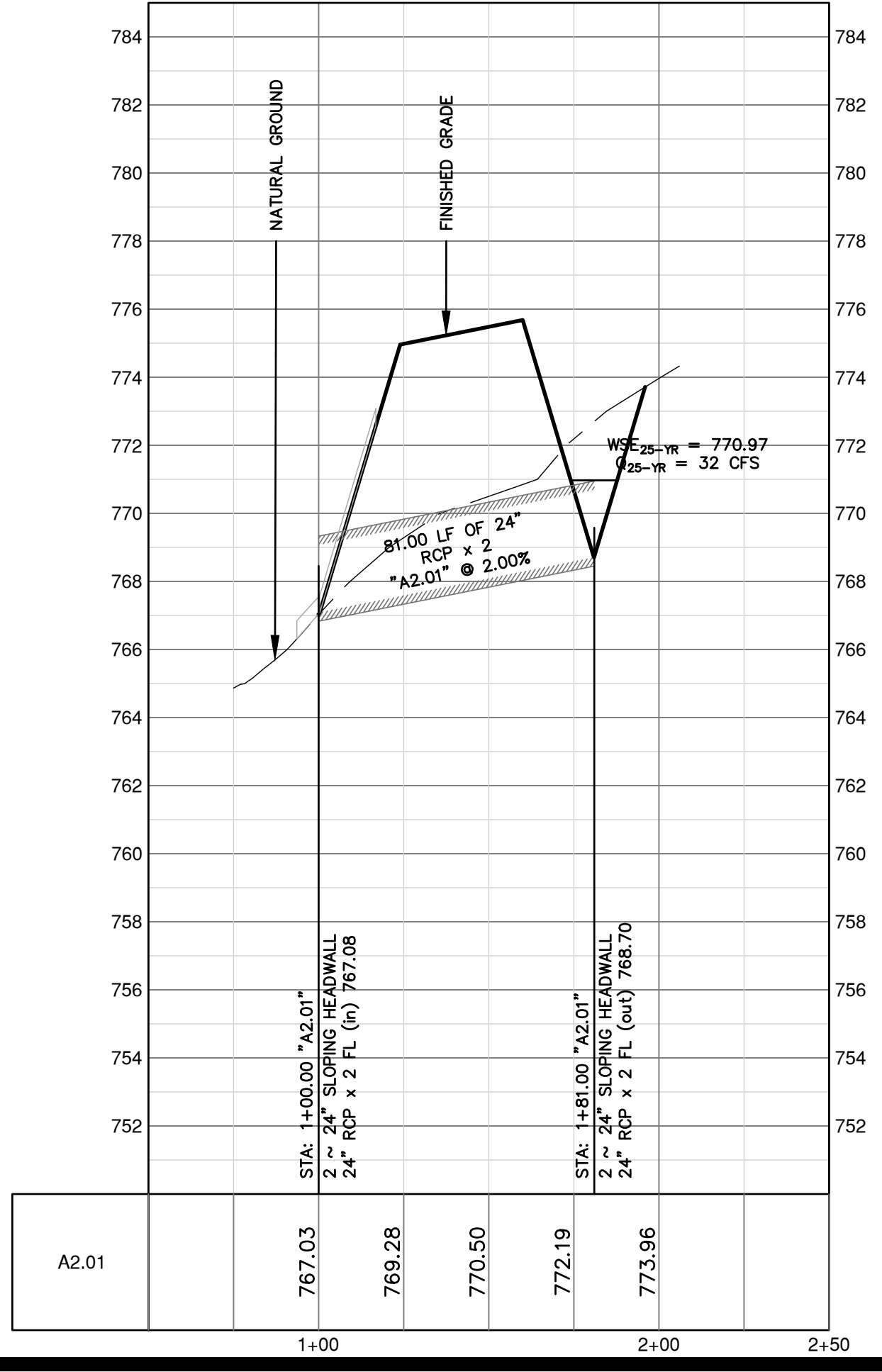
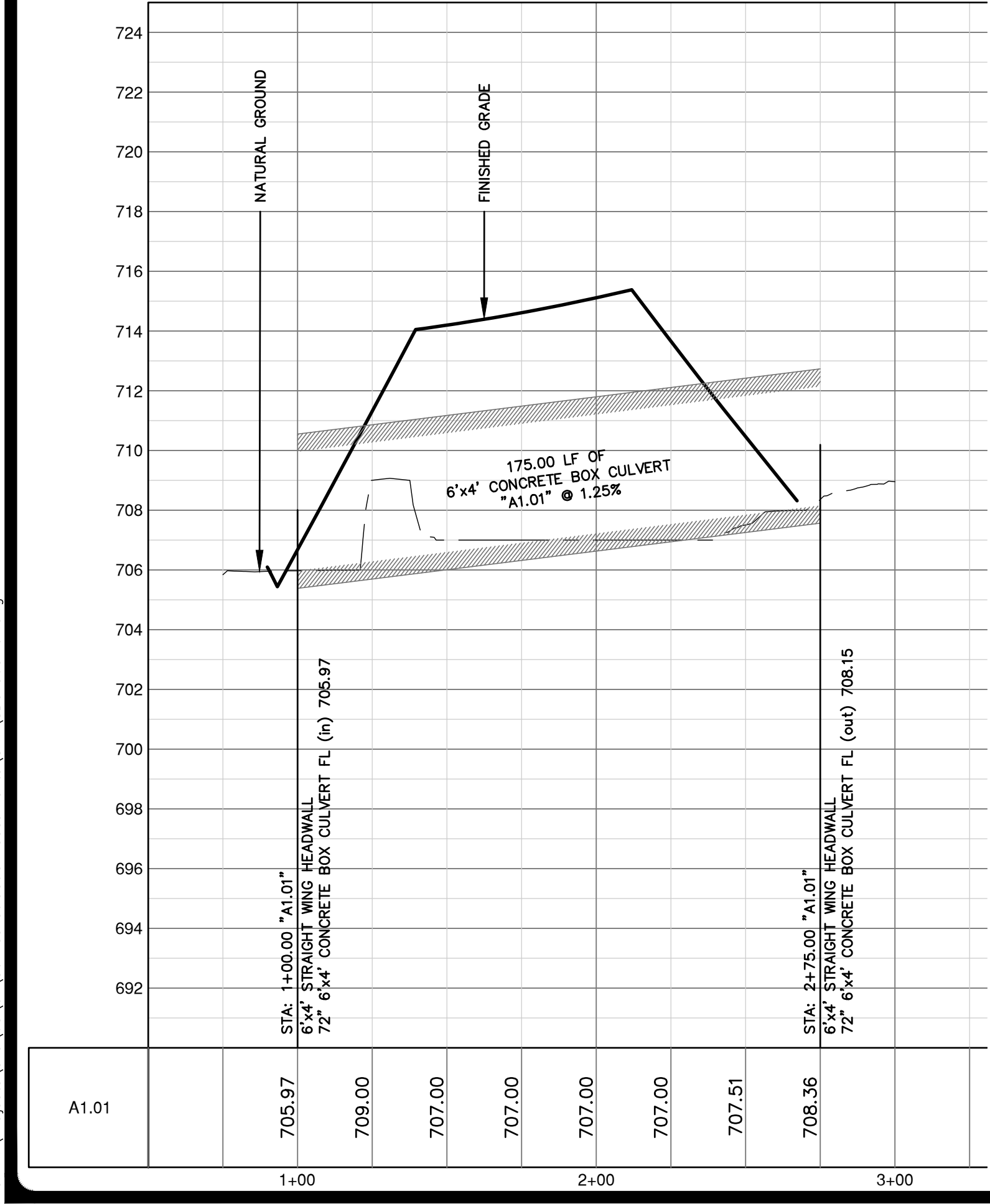


Date: Dec 04, 2023, 12:10pm, User ID: psywester  
 File: H:\Projects\51365\01\301 construction documents\DWG\5051365-01.dwg



**LEGEND**

---	BOUNDARY
—●—	STORM PIPE
—W—	8" WATER LINE
—○—	SINGLE WATER SERVICE
—□—	DOUBLE WATER SERVICE
---	FEMA 100YR FLOODPLAIN
---	ATLAS14 - 100YR EXISTING ATLAS14 FLOODPLAIN
---	ULT - ATLAS14 - 100YR ULTIMATE ATLAS14 FLOODPLAIN
---	600 EXISTING CONTOUR
---	PROPOSED CONTOUR



- NOTES**
1. 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.
  2. EXISTING CONTOUR INFORMATION IS SHOWN AT ONE FOOT INTERVALS. THE CONTOURS ARE COMPUTER GENERATED USING SURVEY FIELD DATA COLLECTED OCTOBER 2022. CONTOURS OUTSIDE THE PROJECT BOUNDARY ARE COMPUTER GENERATED USING TRIMIS STRATEGIC MAPPING PROGRAM (STRATMAP) 2020 LIDAR DATA FOR NORTH CENTRAL TEXAS.
  3. ALL FILL AREAS SHALL BE COMPACTED TO 95% PRIOR TO UTILITY INSTALLATION.
  4. ALL RCP IS CLASS III UNLESS OTHERWISE NOTED.

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

NATURAL GROUND ● CENTERLINE  
 PROPOSED GRADELINE ● CENTERLINE  
 PROPOSED STORM DRAIN

NO.	REVISION	DATE

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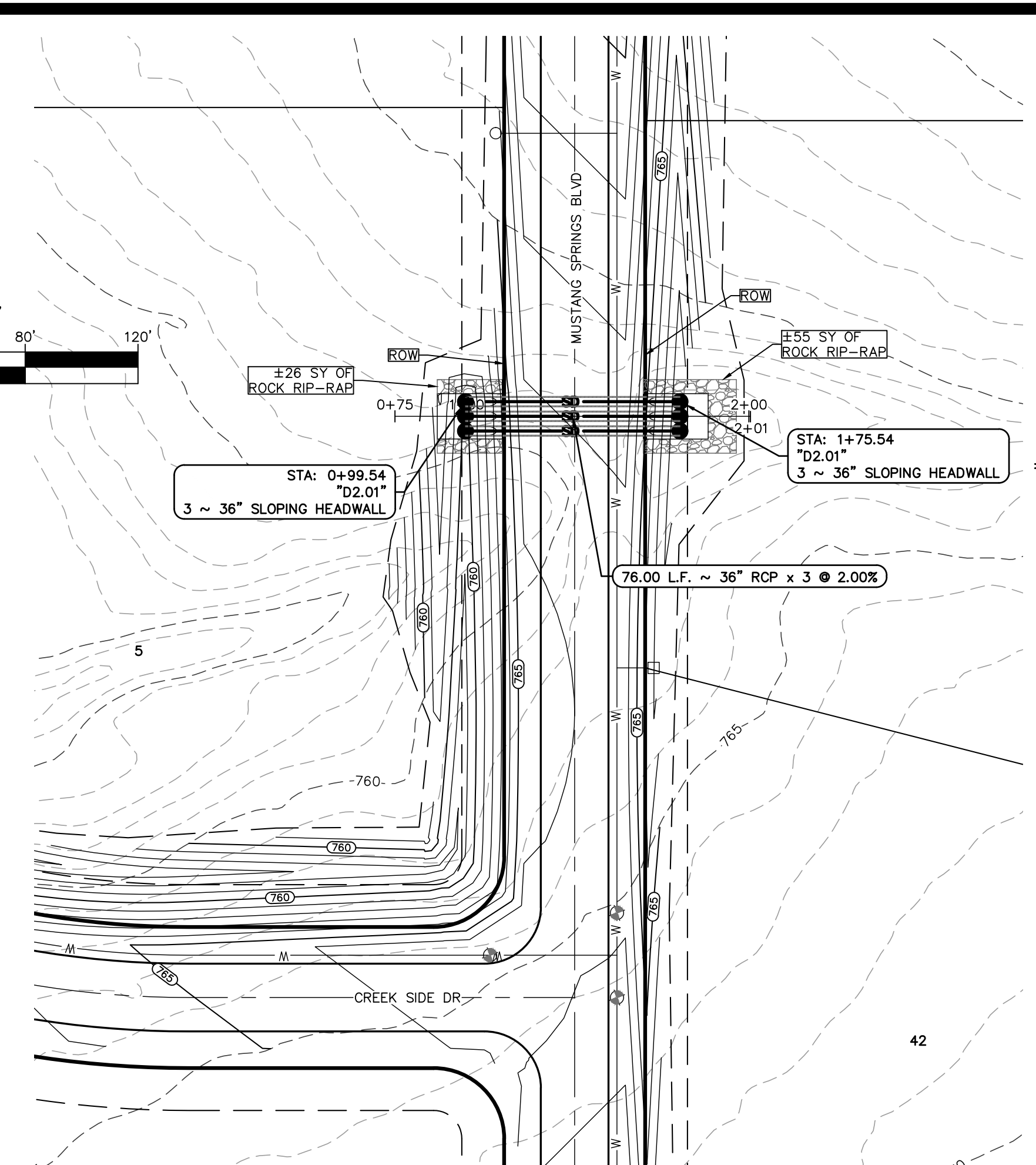
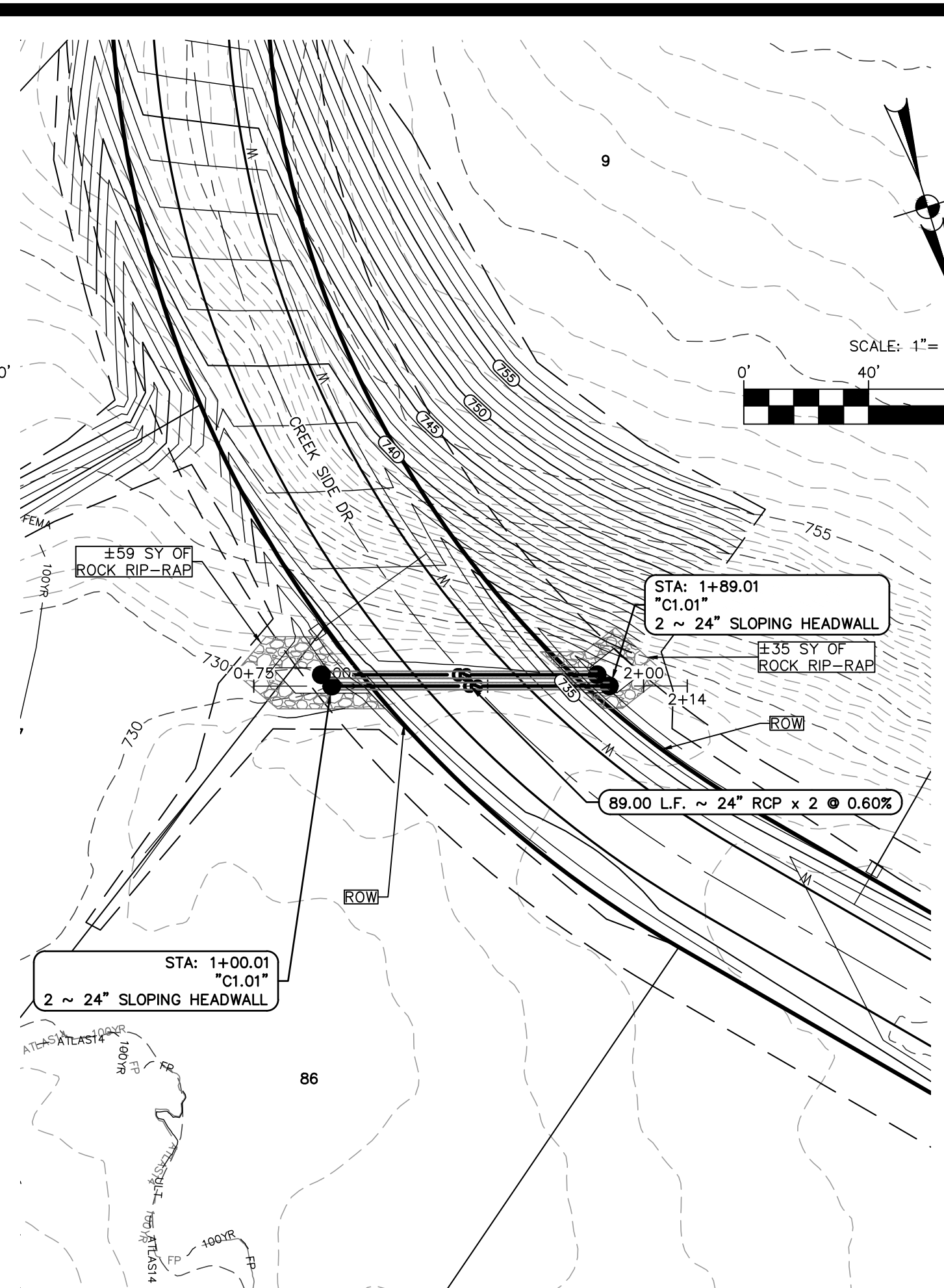
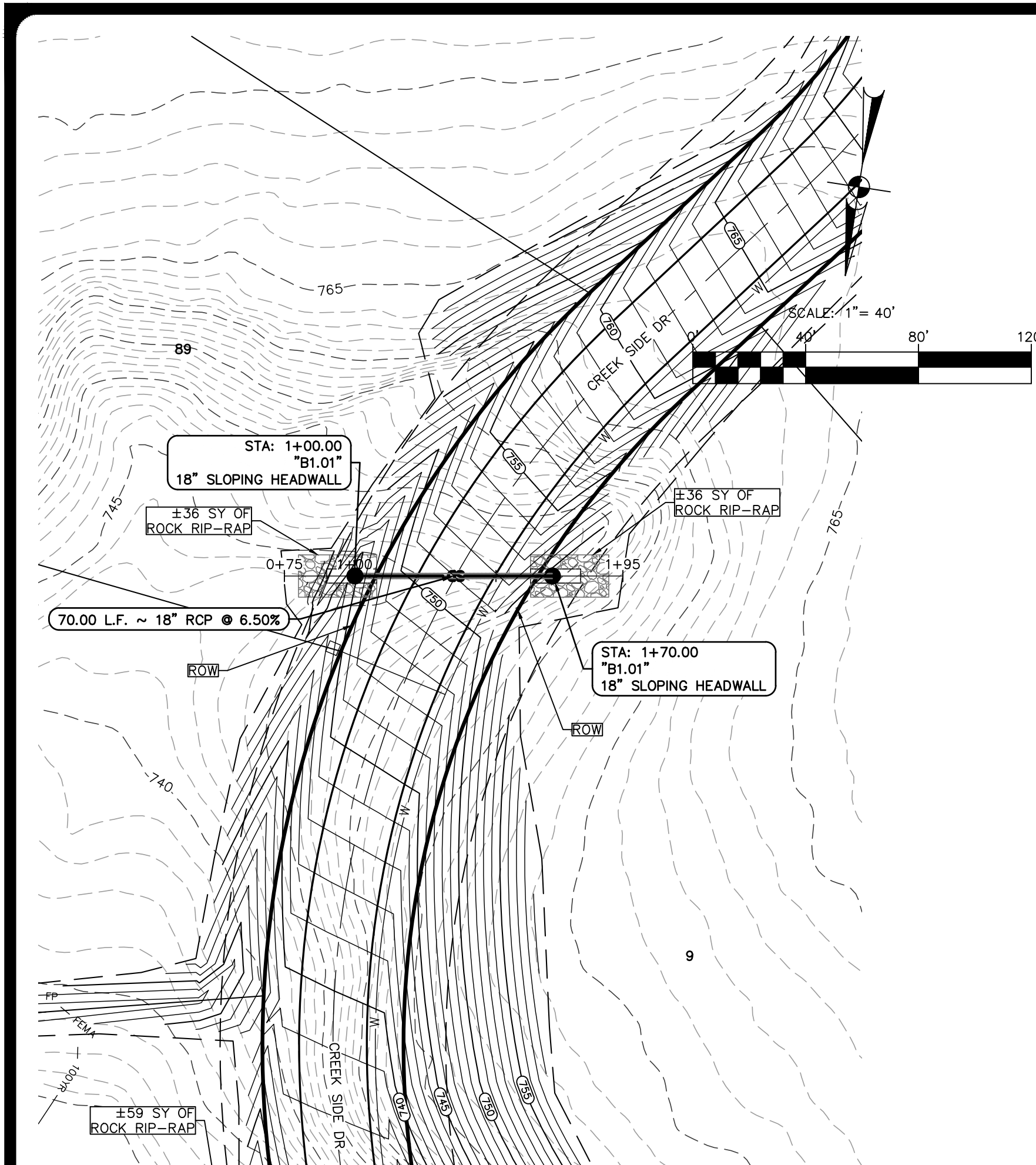
**PAPE-DAWSON ENGINEERS**  
 AUSTIN | SAN ANTONIO | HOUSTON | FORT WORTH | DALLAS  
 1881 N. MOHAC EXP., BLDG. 3, STE. 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028861

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STORM PLAN & PROFILES  
 A1.01 - A3.01

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED PS DRAWN CR/TK  
 SHEET 51 OF 69

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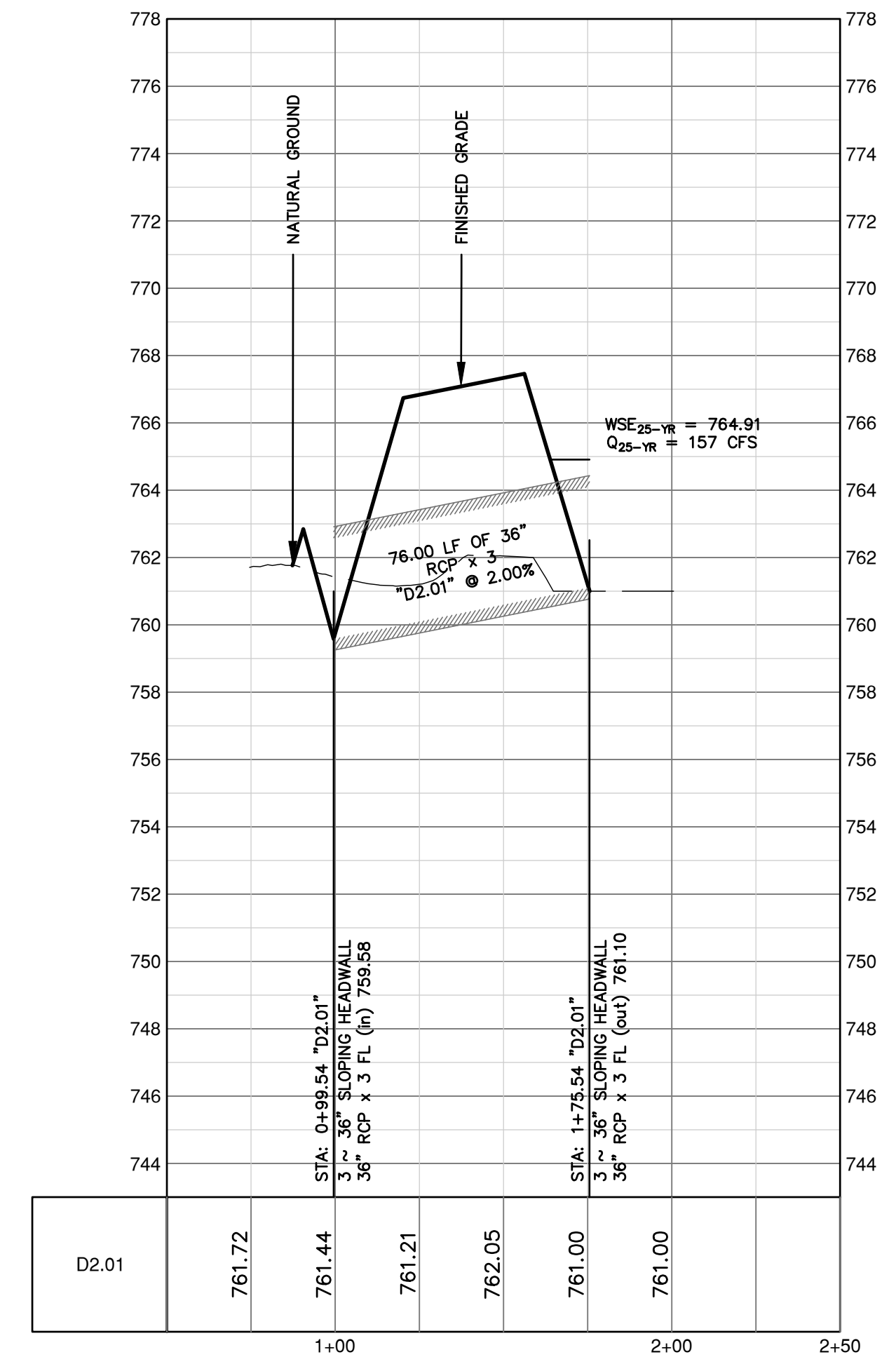
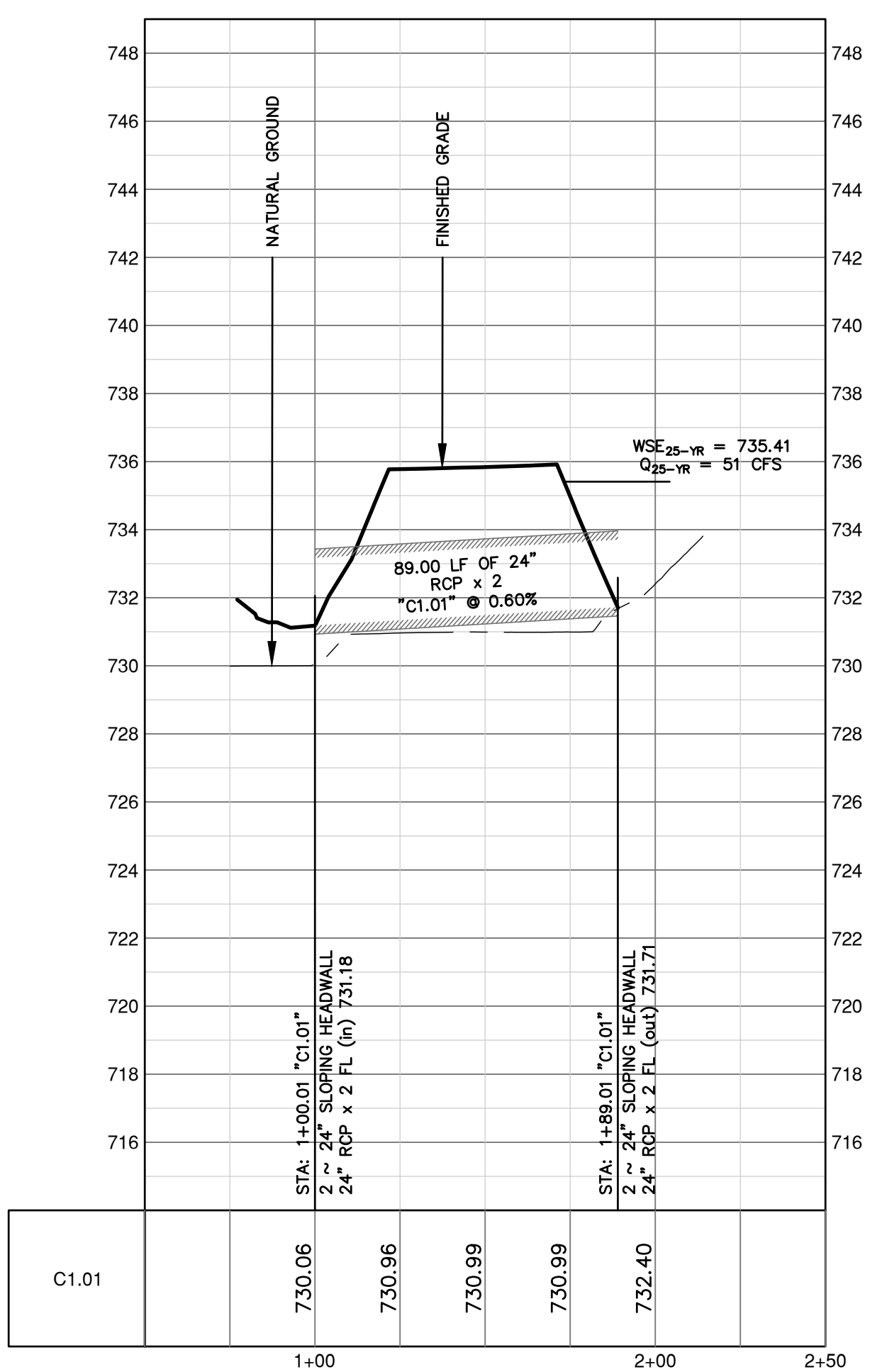
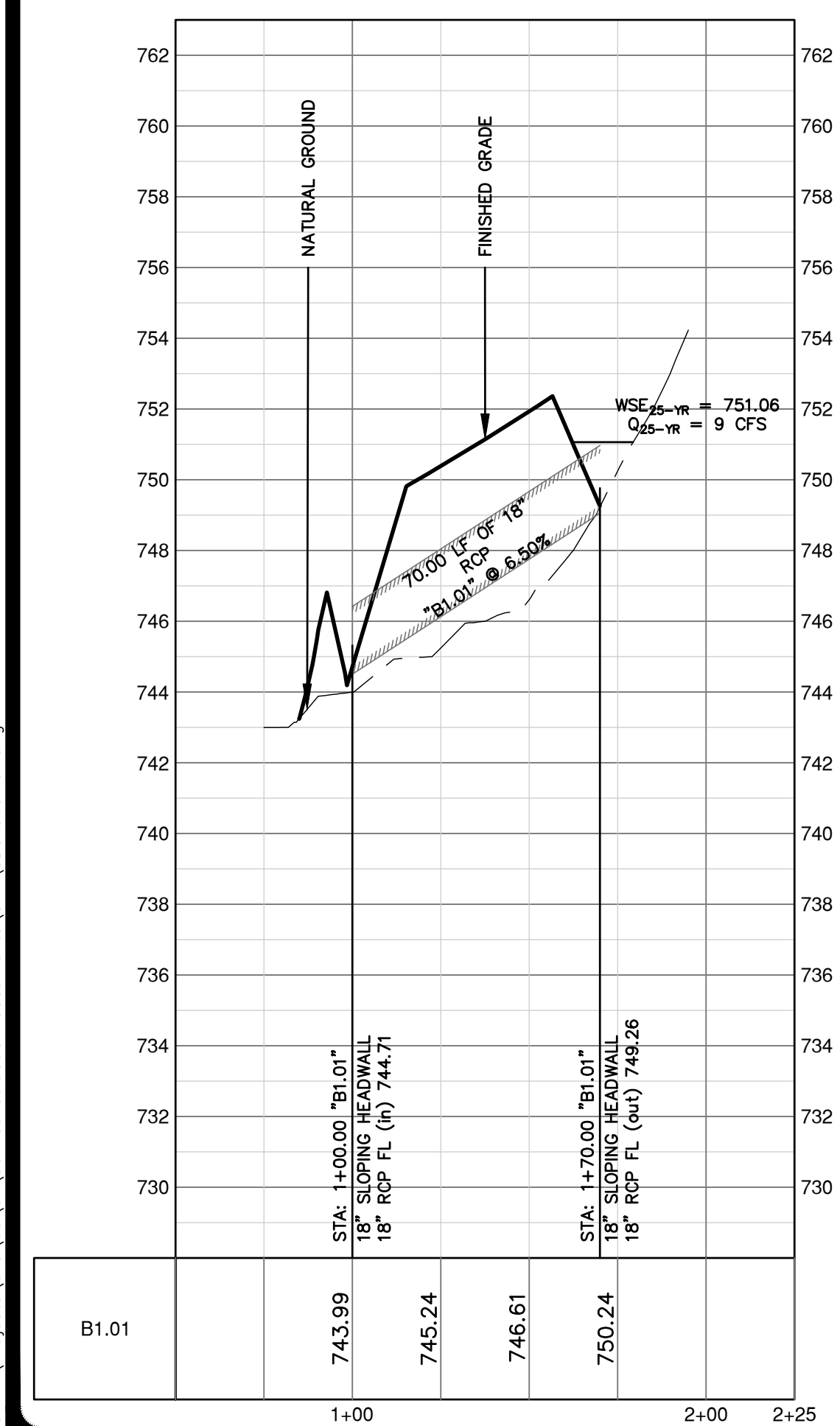
Date: Dec 04, 2023, 12:10pm User ID: psywester  
 File: H:\Projects\51365\01\301 construction documents\DWG\5051365-01.dwg



**LEGEND**

- BOUNDARY
- STORM PIPE
- 8" WATER LINE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- FP - FEMA - 100YR
- ATLAS14 - 100YR
- ULT - ATLAS14 - 100YR
- 600
- 600

BOUNDARY  
 STORM PIPE  
 8" WATER LINE  
 SINGLE WATER SERVICE  
 DOUBLE WATER SERVICE  
 FEMA 100YR FLOODPLAIN  
 EXISTING ATLAS14 FLOODPLAIN  
 ULTIMATE ATLAS14 FLOODPLAIN  
 EXISTING CONTOUR  
 PROPOSED CONTOUR



- NOTES**
- 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.
  - EXISTING CONTOUR INFORMATION IS SHOWN AT ONE FOOT INTERVALS. THE CONTOURS ARE COMPUTER GENERATED USING SURVEY FIELD DATA COLLECTED OCTOBER 2022. CONTOURS OUTSIDE THE PROJECT BOUNDARY ARE COMPUTER GENERATED USING TNHS STRATEGIC MAPPING PROGRAM (STRATMAP) 2020 LIDAR DATA FOR NORTH CENTRAL TEXAS.
  - ALL FILL AREAS SHALL BE COMPACTED TO 95% PRIOR TO UTILITY INSTALLATION.
  - ALL RCP IS CLASS III UNLESS OTHERWISE NOTED.

**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

NATURAL GROUND ● CENTERLINE  
 PROPOSED GRADELINE ● CENTERLINE  
 PROPOSED STORM DRAIN

NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**

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 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78751 | 512.464.8711  
 TEXAS ENGINEERING FIRM #4701 TEXAS SURVEYING FIRM #10028801

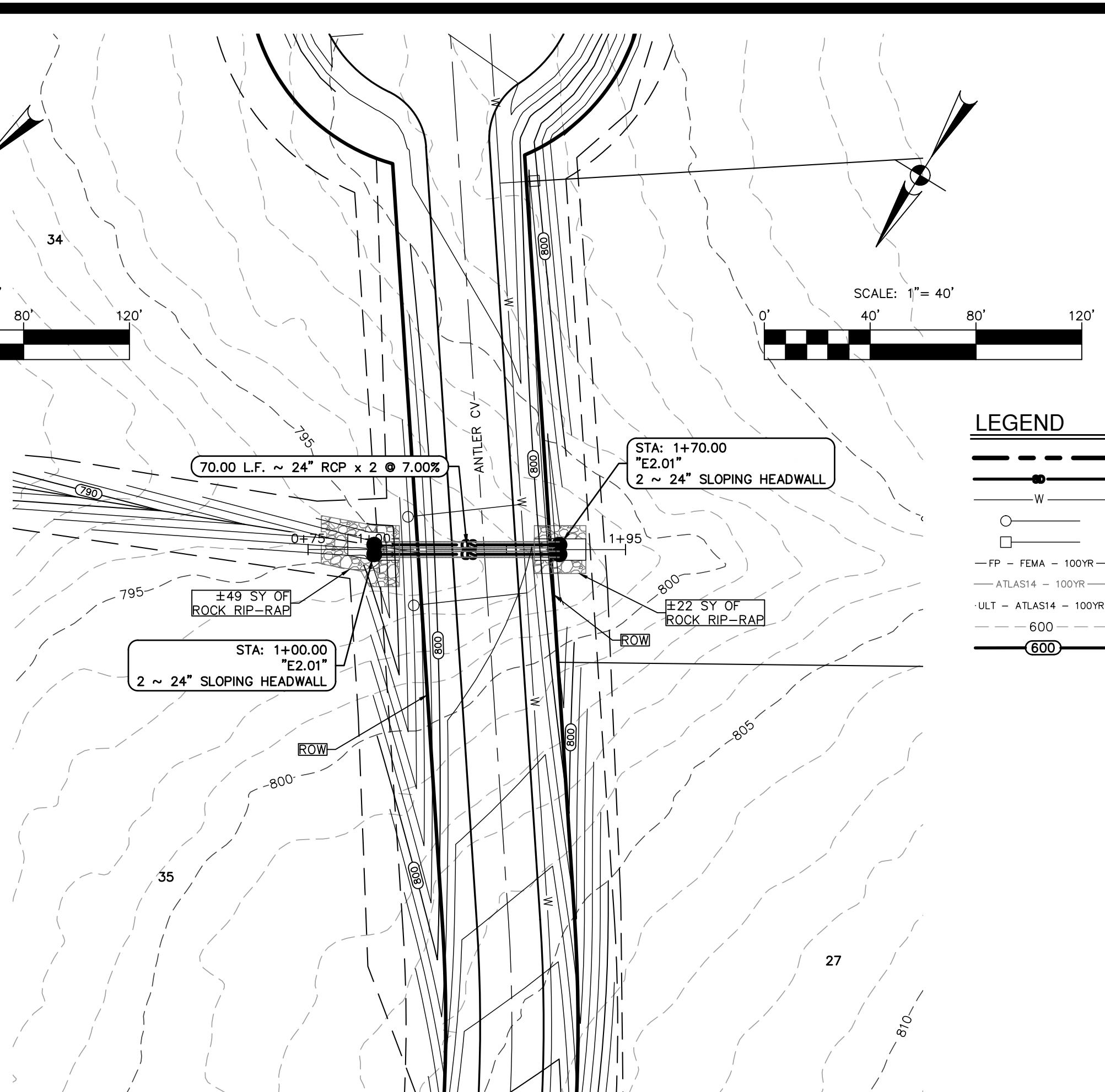
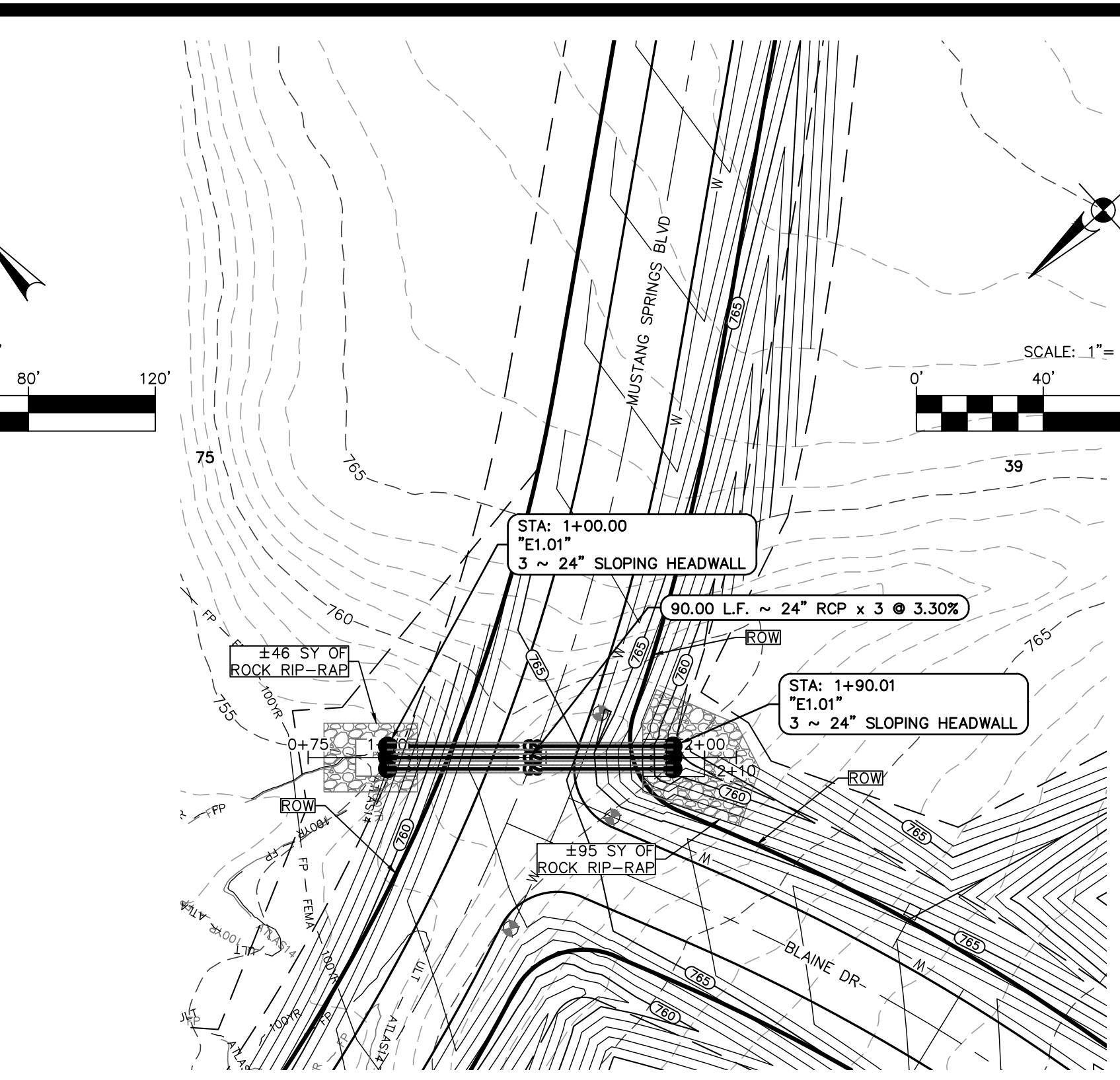
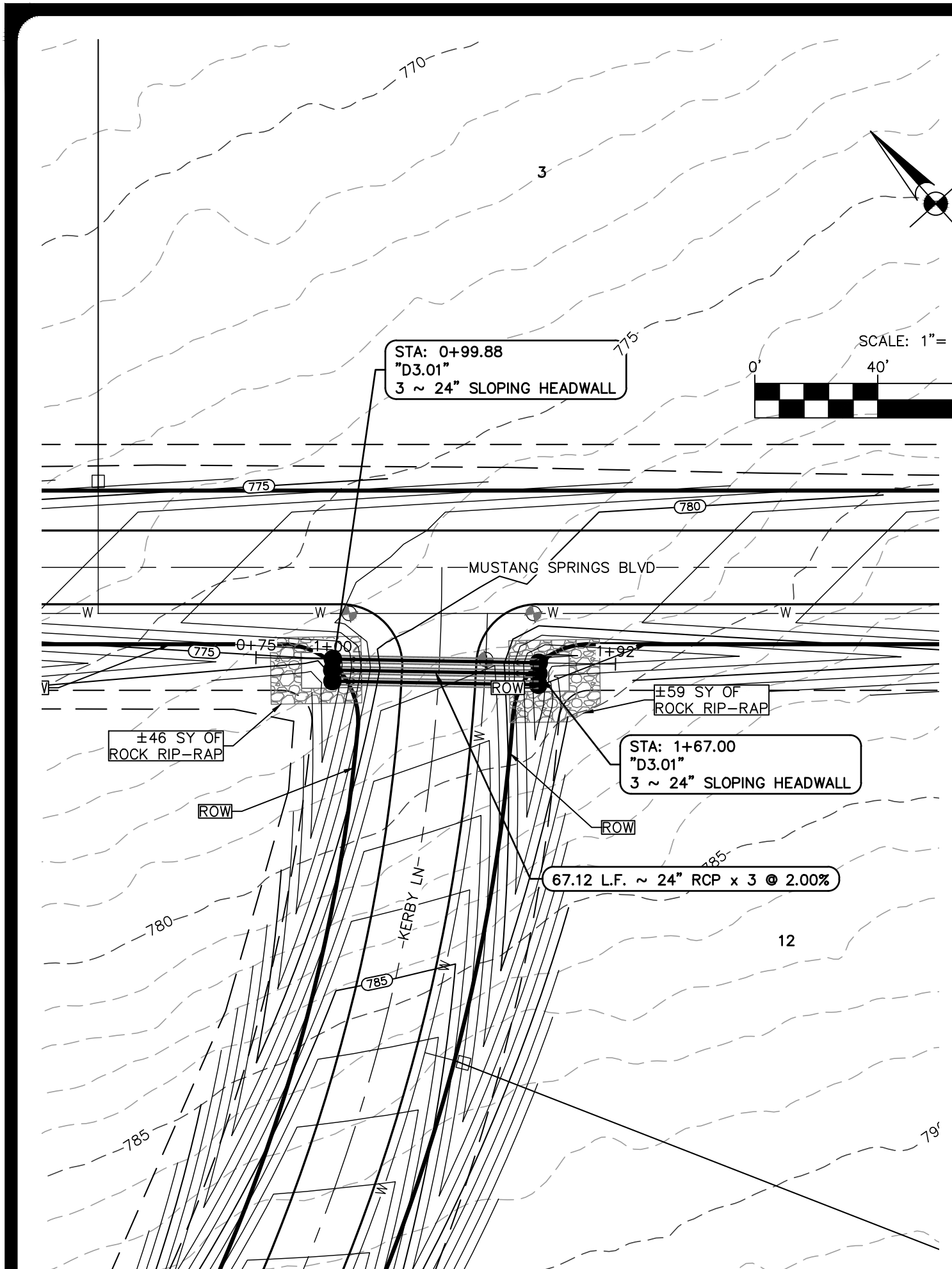
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

**STORM PLAN & PROFILES**  
 B1.01, C1.01, D2.01

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	ps DRAWNCR/TK
SHEET	52 OF 69

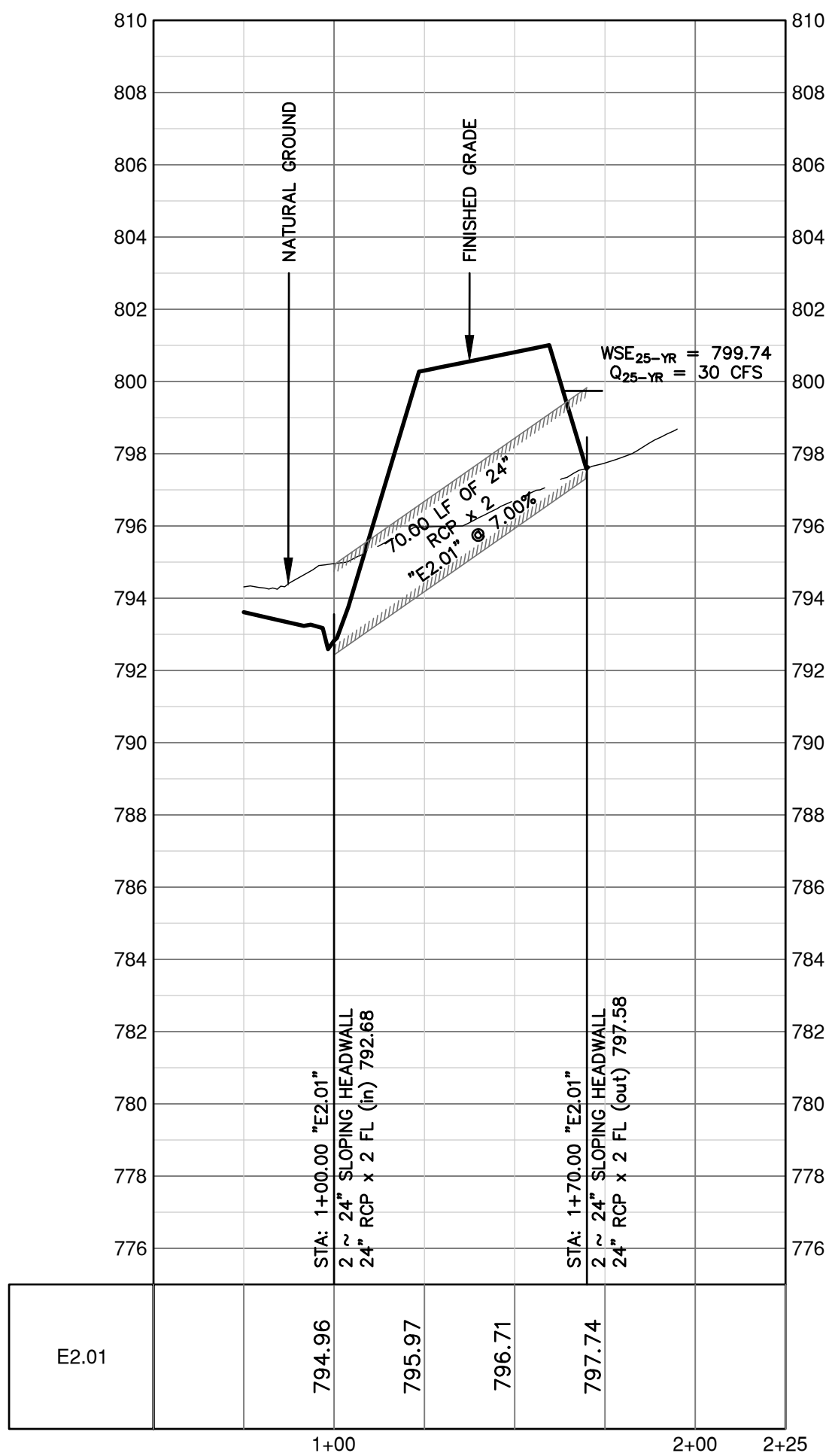
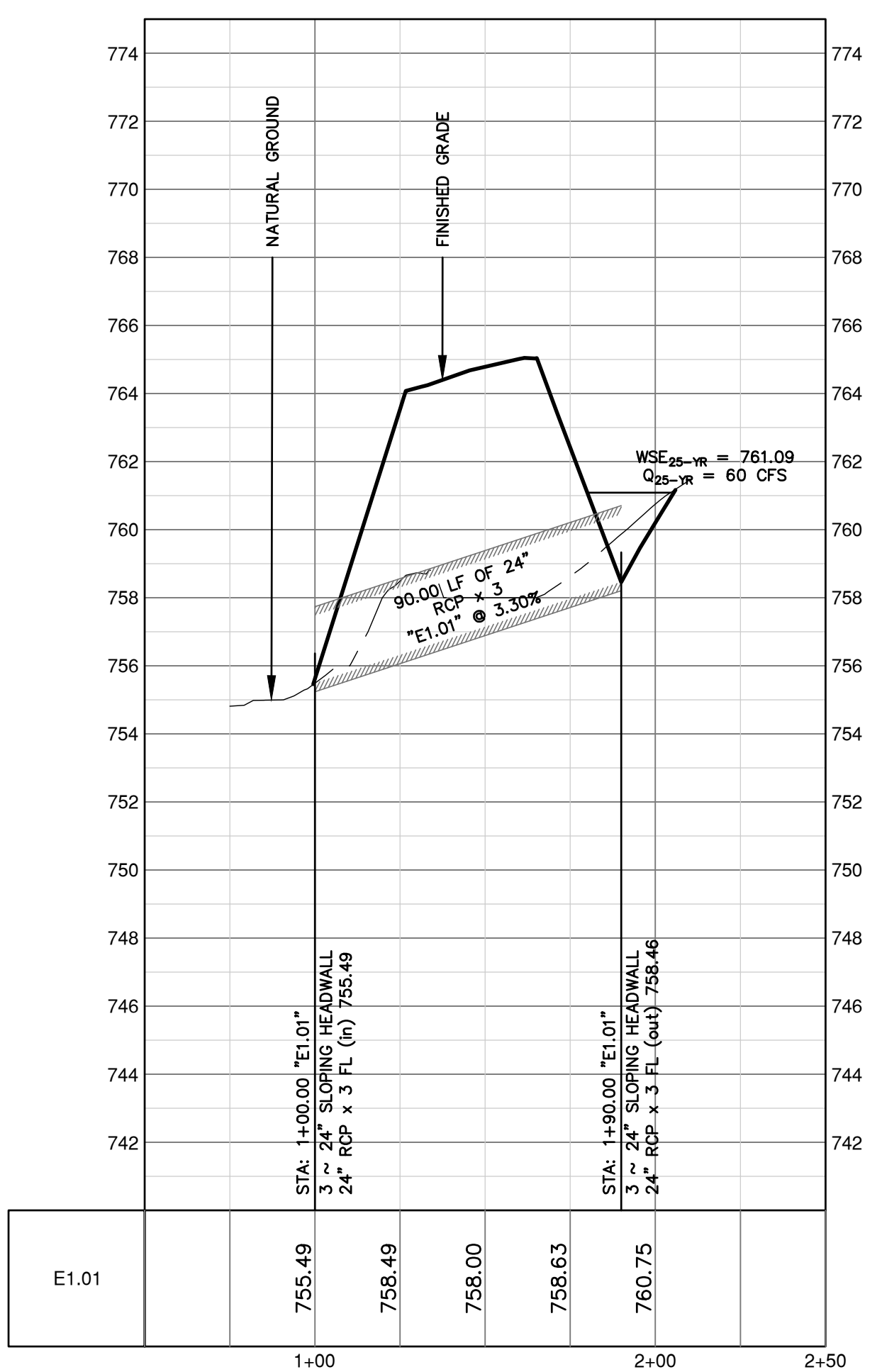
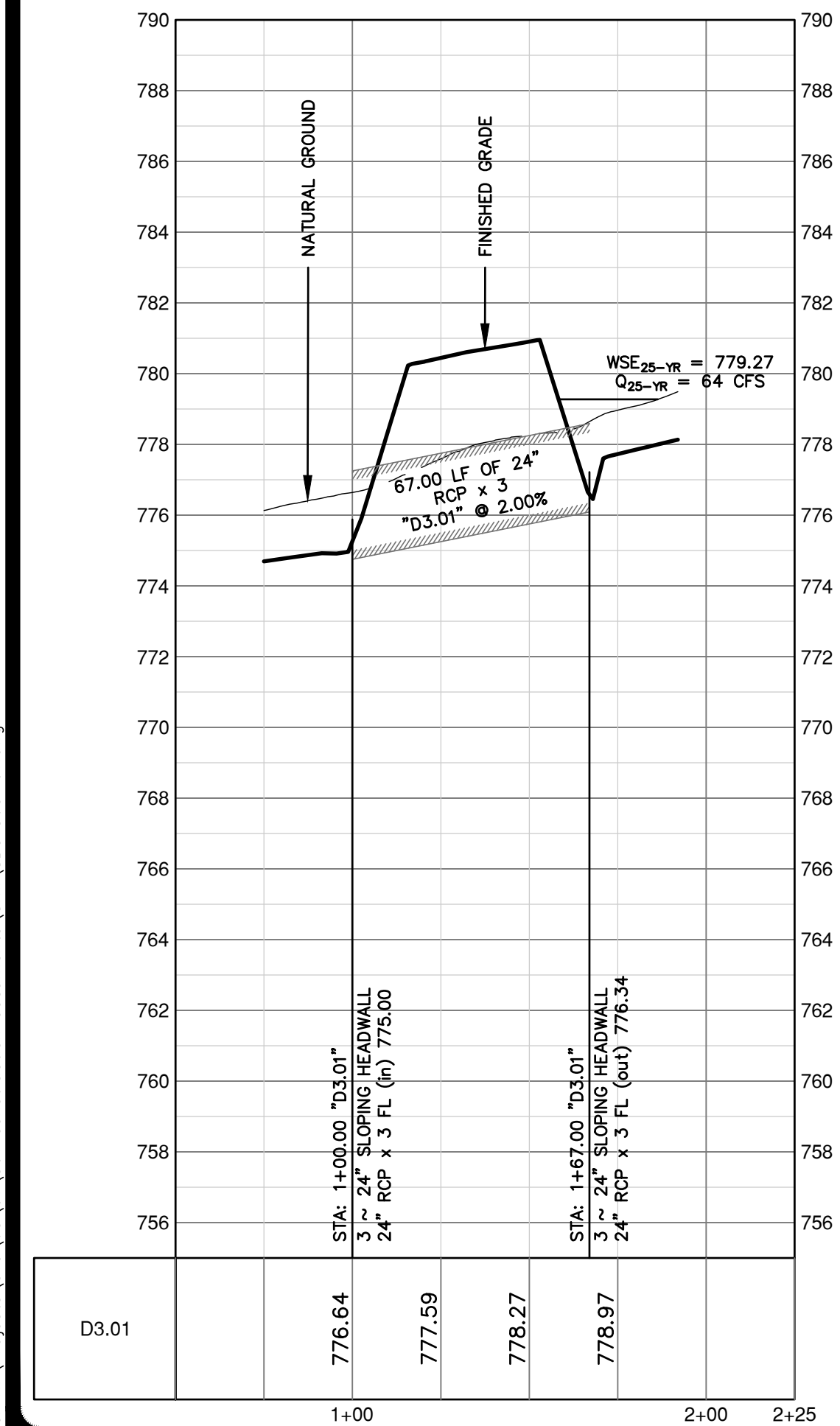
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**LEGEND**

- BOUNDARY
- STORM PIPE
- 8" WATER LINE
- DOUBLE WATER SERVICE
- FEMA 100YR FLOODPLAIN
- ATLAS14 - 100YR EXISTING ATLAS14 FLOODPLAIN
- ULT - ATLAS14 - 100YR ULTIMATE ATLAS14 FLOODPLAIN
- 600 EXISTING CONTOUR
- 600 PROPOSED CONTOUR



- NOTES**
1. 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.
  2. EXISTING CONTOUR INFORMATION IS SHOWN AT ONE FOOT INTERVALS. THE CONTOURS ARE COMPUTER GENERATED USING SURVEY FIELD DATA COLLECTED OCTOBER 2022. CONTOURS OUTSIDE THE PROJECT BOUNDARY ARE COMPUTER GENERATED USING TRNRS STRATEGIC MAPPING PROGRAM (STRATMAP) 2020 LIDAR DATA FOR NORTH CENTRAL TEXAS.
  3. ALL FILL AREAS SHALL BE COMPACTED TO 95% PRIOR TO UTILITY INSTALLATION.
  4. ALL RCP IS CLASS III UNLESS OTHERWISE NOTED.

**PROFILE SCALES**  
 1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**  
 NATURAL GROUND ● CENTERLINE  
 PROPOSED GRADELINE ● CENTERLINE  
 PROPOSED STORM DRAIN

NO.	REVISION	DATE

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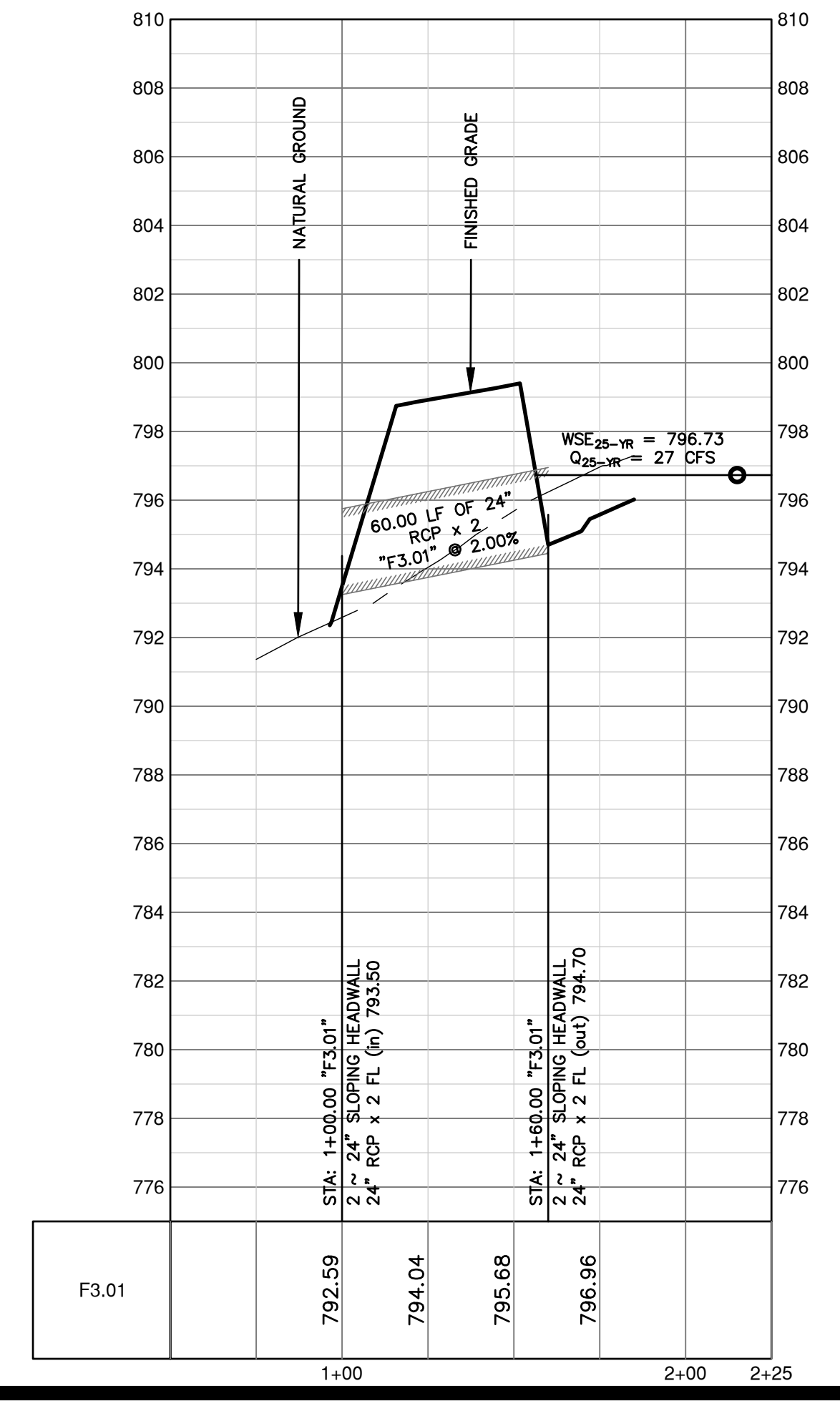
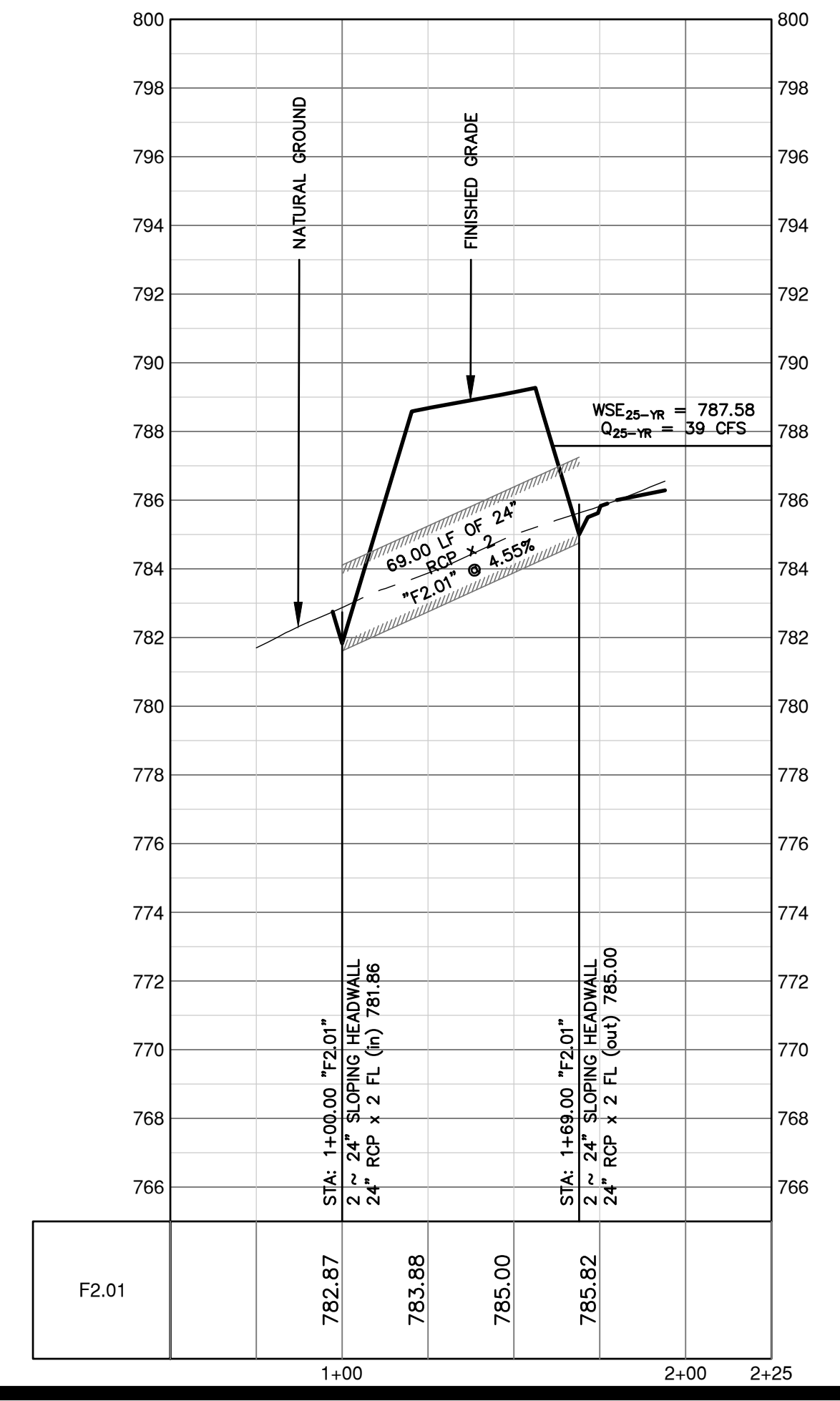
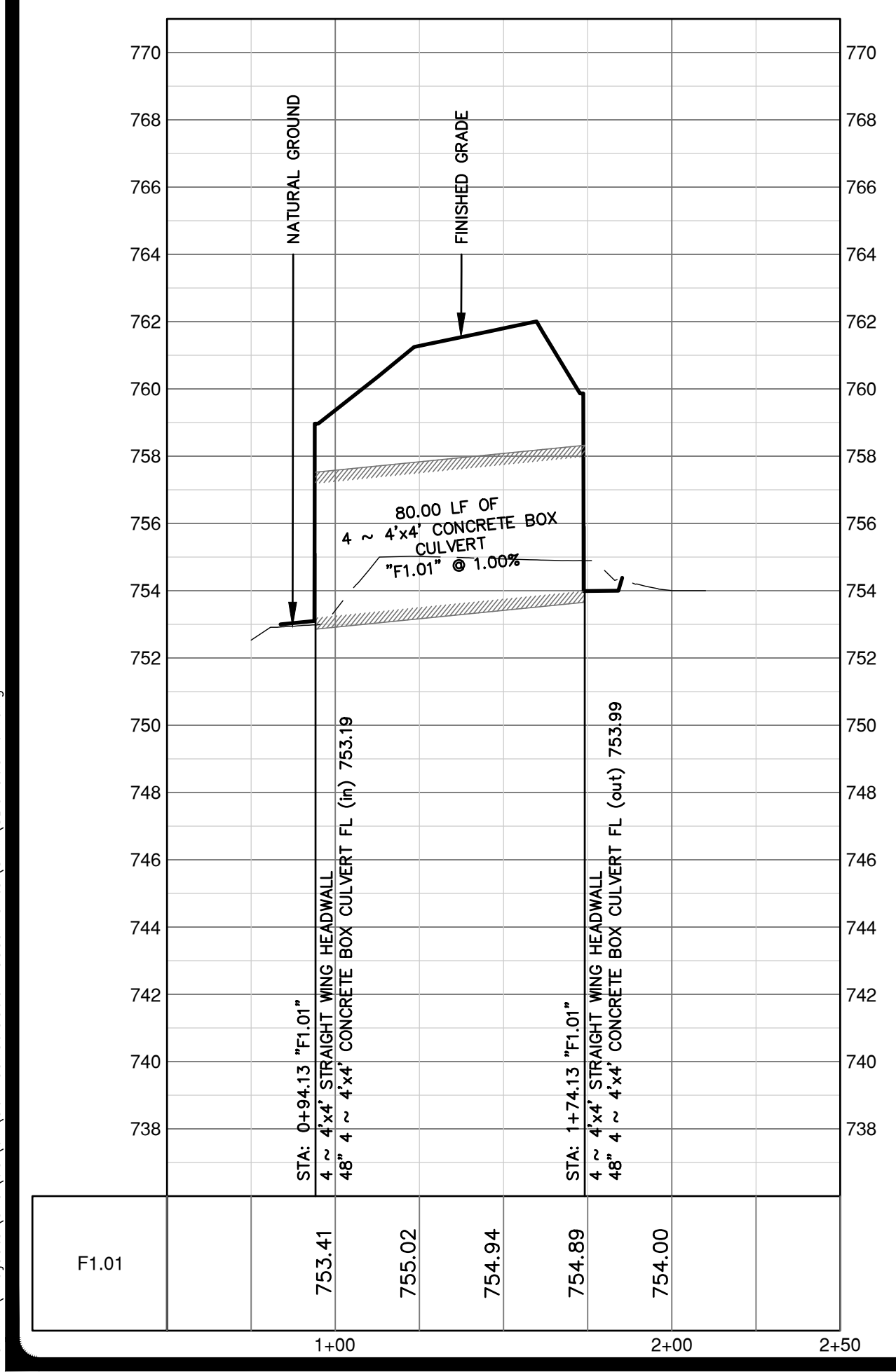
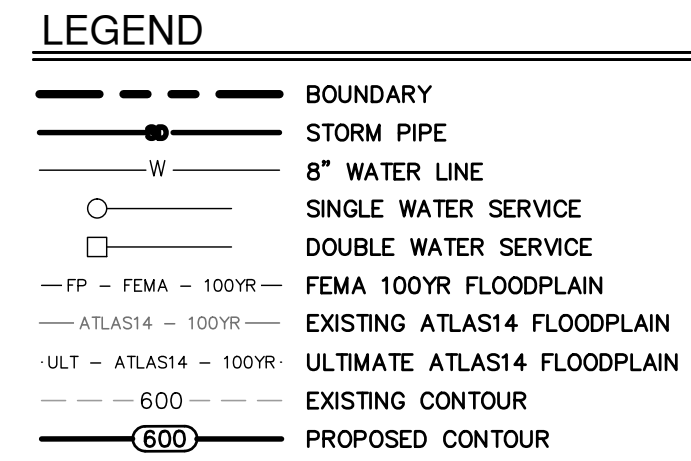
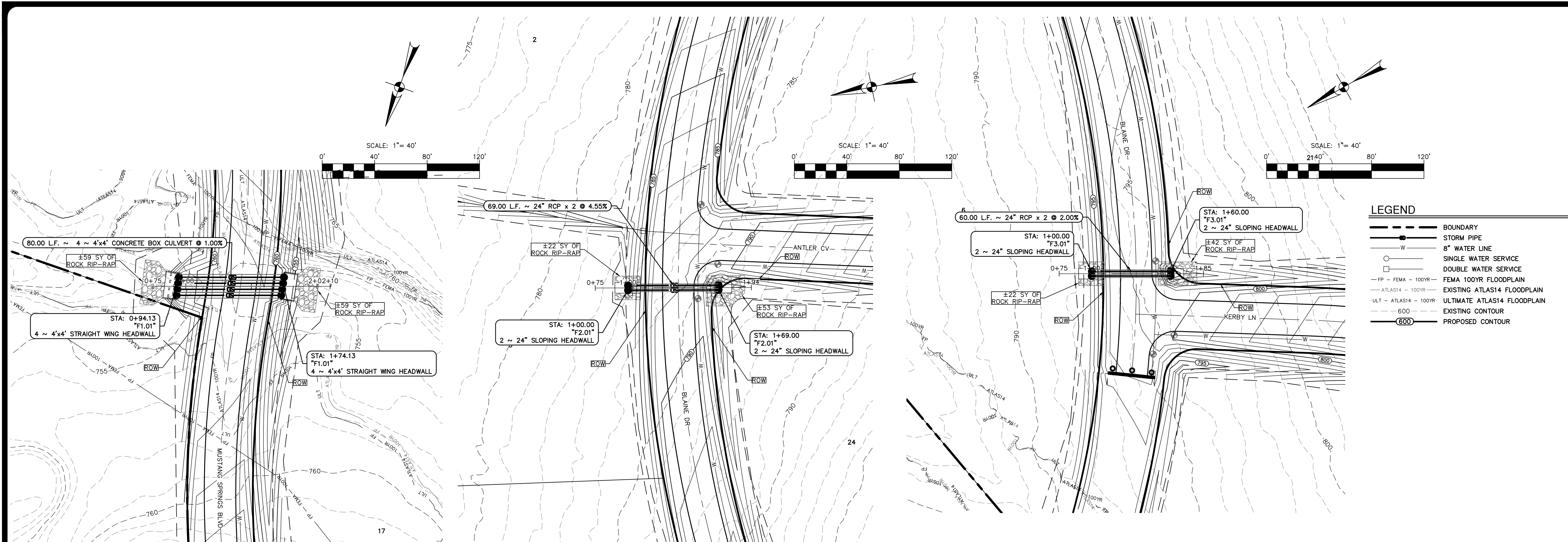
**PAPE-DAWSON ENGINEERS**  
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 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #4701 TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STORM PLAN & PROFILES  
 D3.01, E1.01 - E2.01

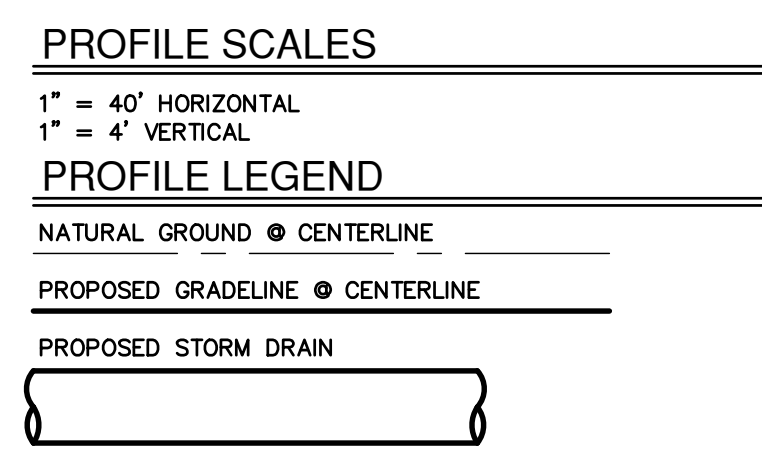
CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
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 SHEET 53 OF 69

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- NOTES**
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NO.	REVISION	DATE

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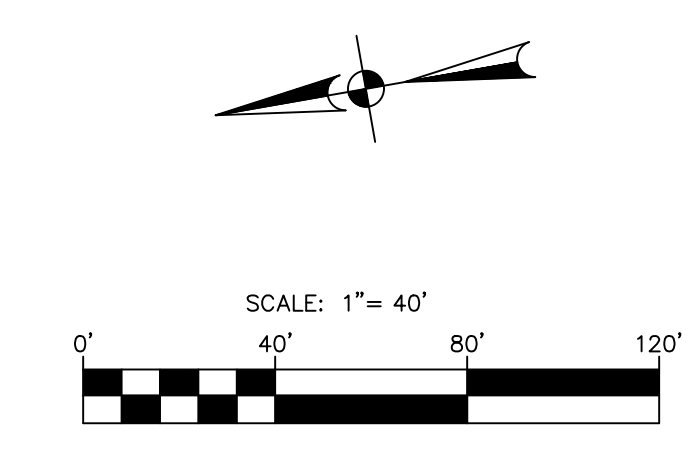
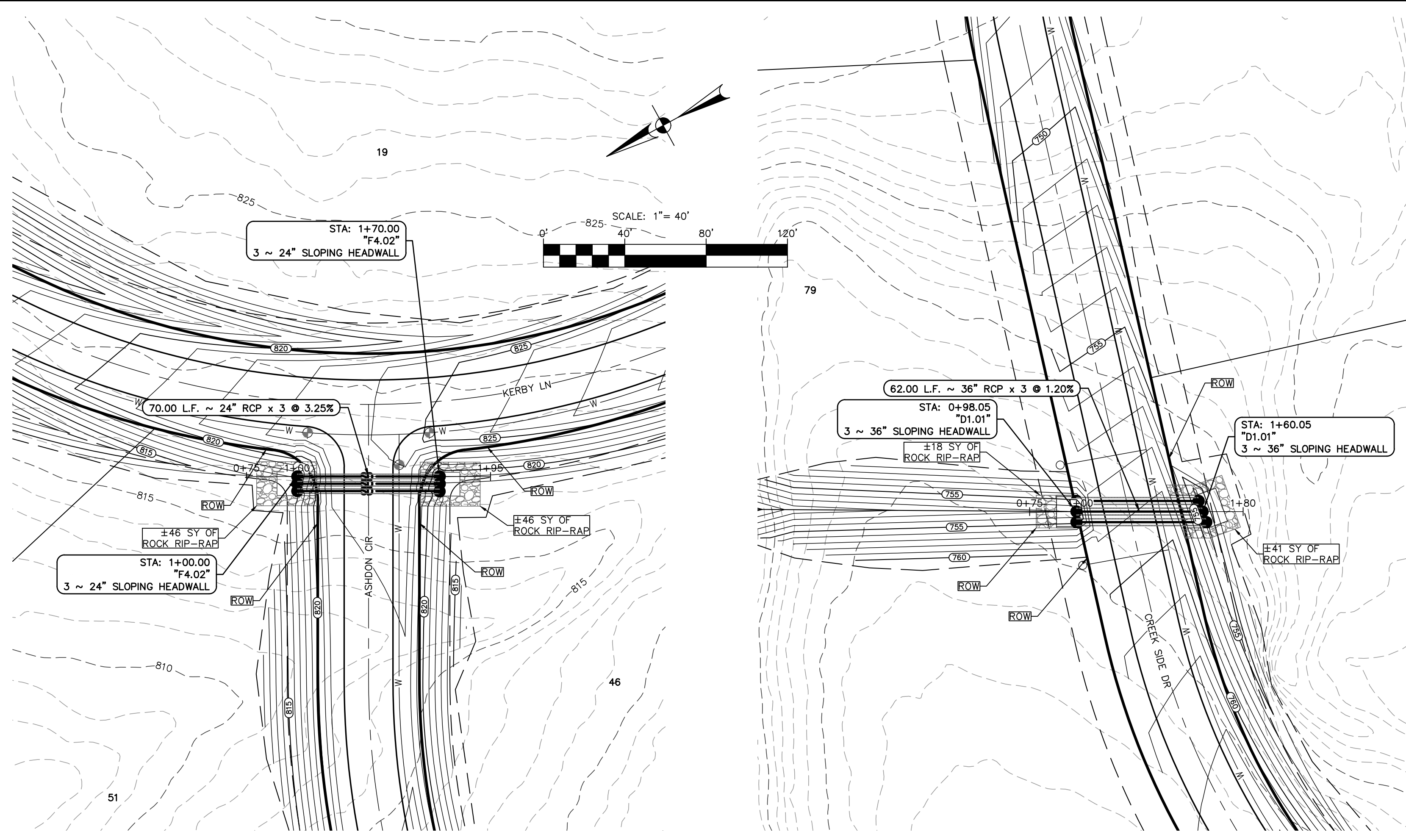
**PAPE-DAWSON ENGINEERS**  
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 1881 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.664.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STORM PLAN & PROFILES  
 F1.01 - F3.01

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
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SHEET	54 OF 69

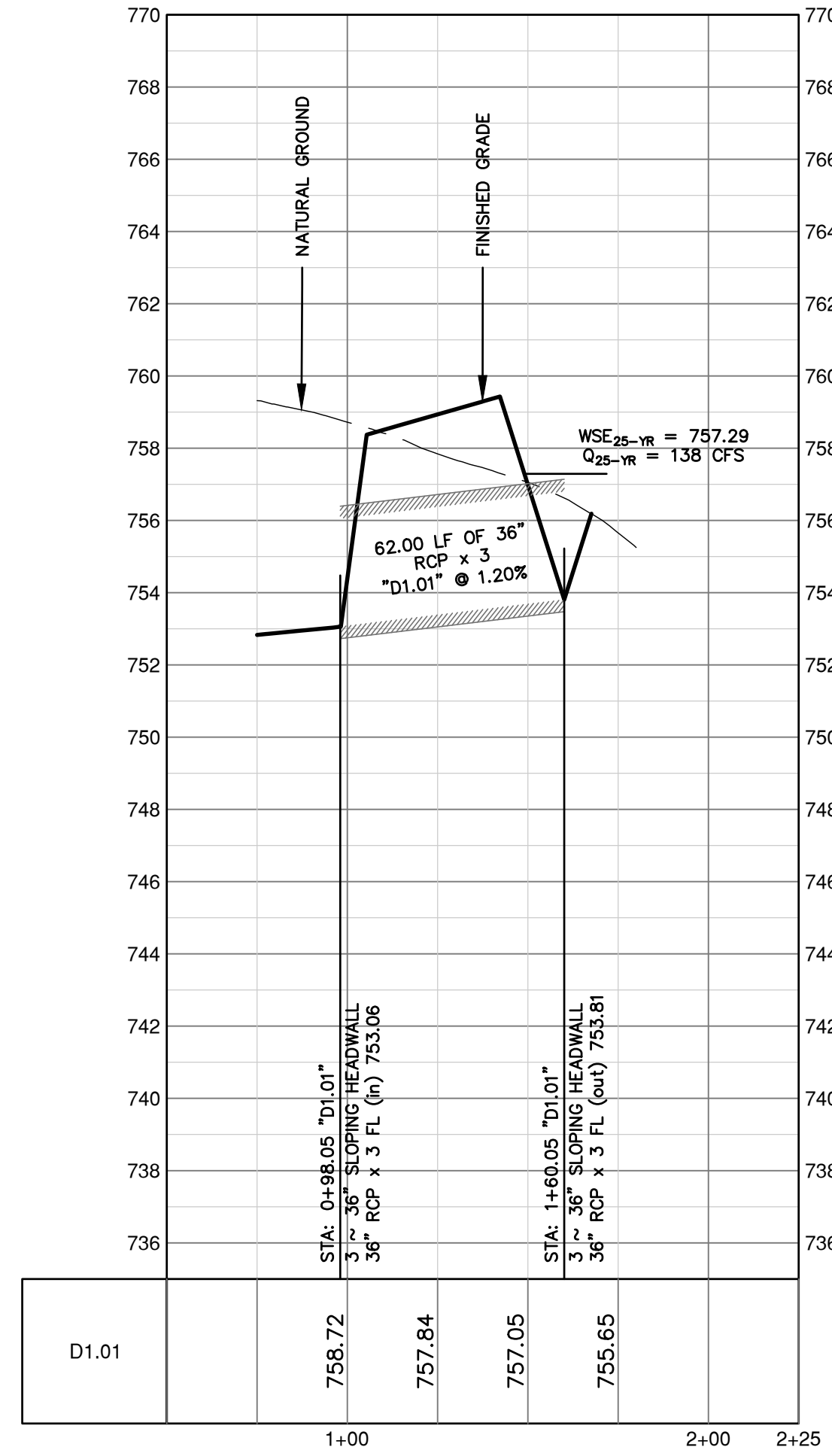
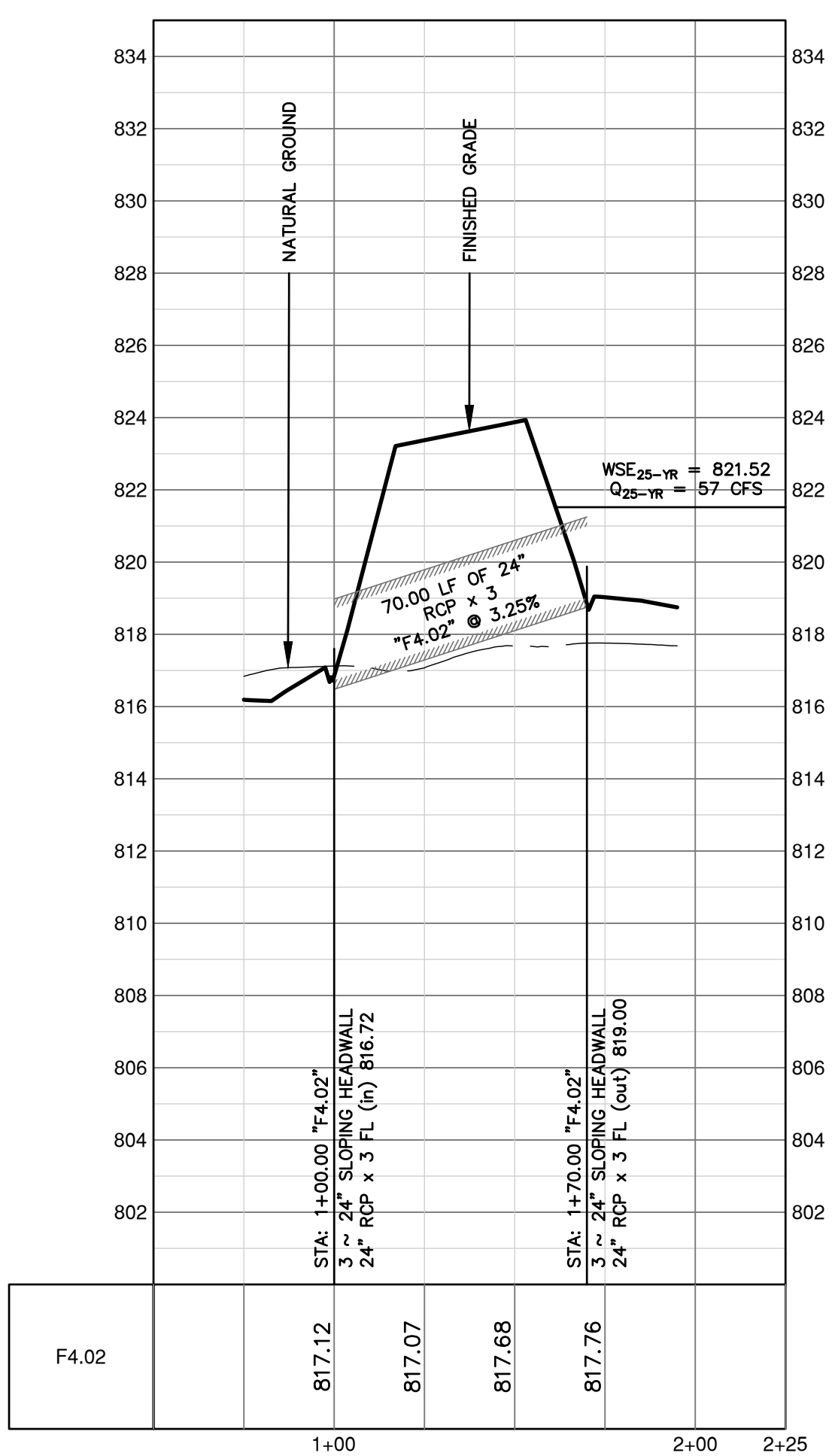
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**LEGEND**

- BOUNDARY
- STORM PIPE
- W 8" WATER LINE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE
- FP - FEMA - 100YR FEMA 100YR FLOODPLAIN
- ATLAS14 - 100YR EXISTING ATLAS14 FLOODPLAIN
- ULT - ATLAS14 - 100YR ULTIMATE ATLAS14 FLOODPLAIN
- 600 EXISTING CONTOUR
- 600 PROPOSED CONTOUR



- NOTES**
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**PROFILE SCALES**

1" = 40' HORIZONTAL  
 1" = 4' VERTICAL

**PROFILE LEGEND**

NATURAL GROUND ● CENTERLINE  
 PROPOSED GRADELINE ● CENTERLINE

PROPOSED STORM DRAIN

NO.	REVISION	DATE

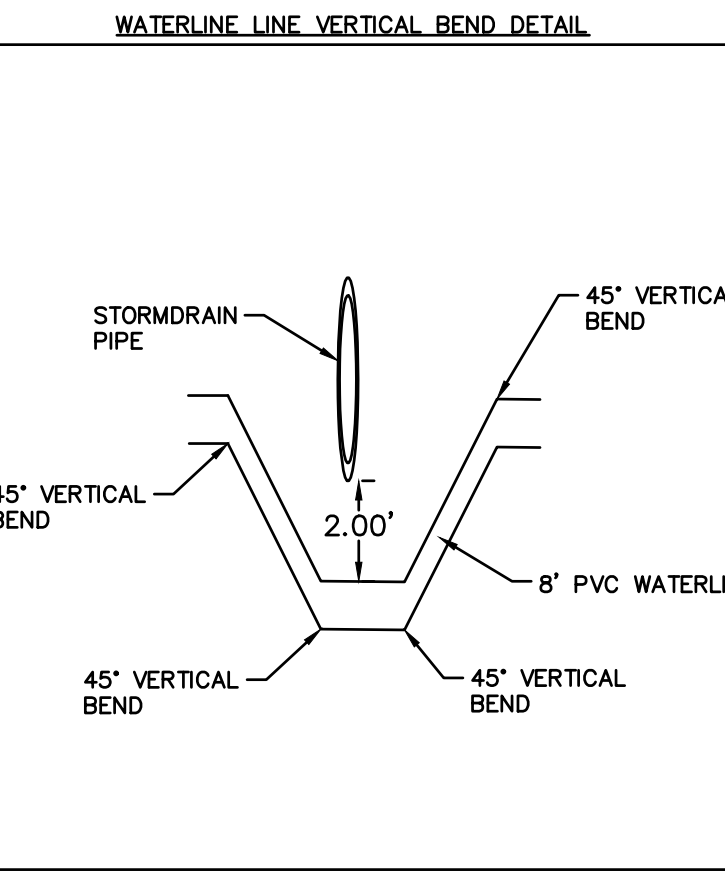
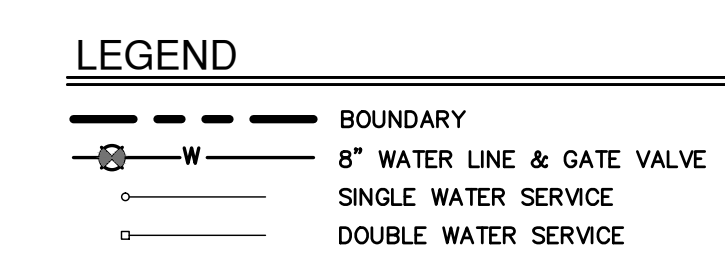
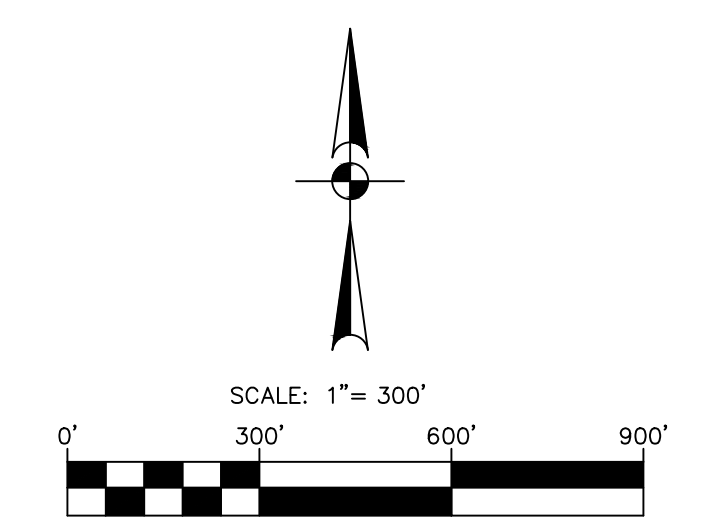
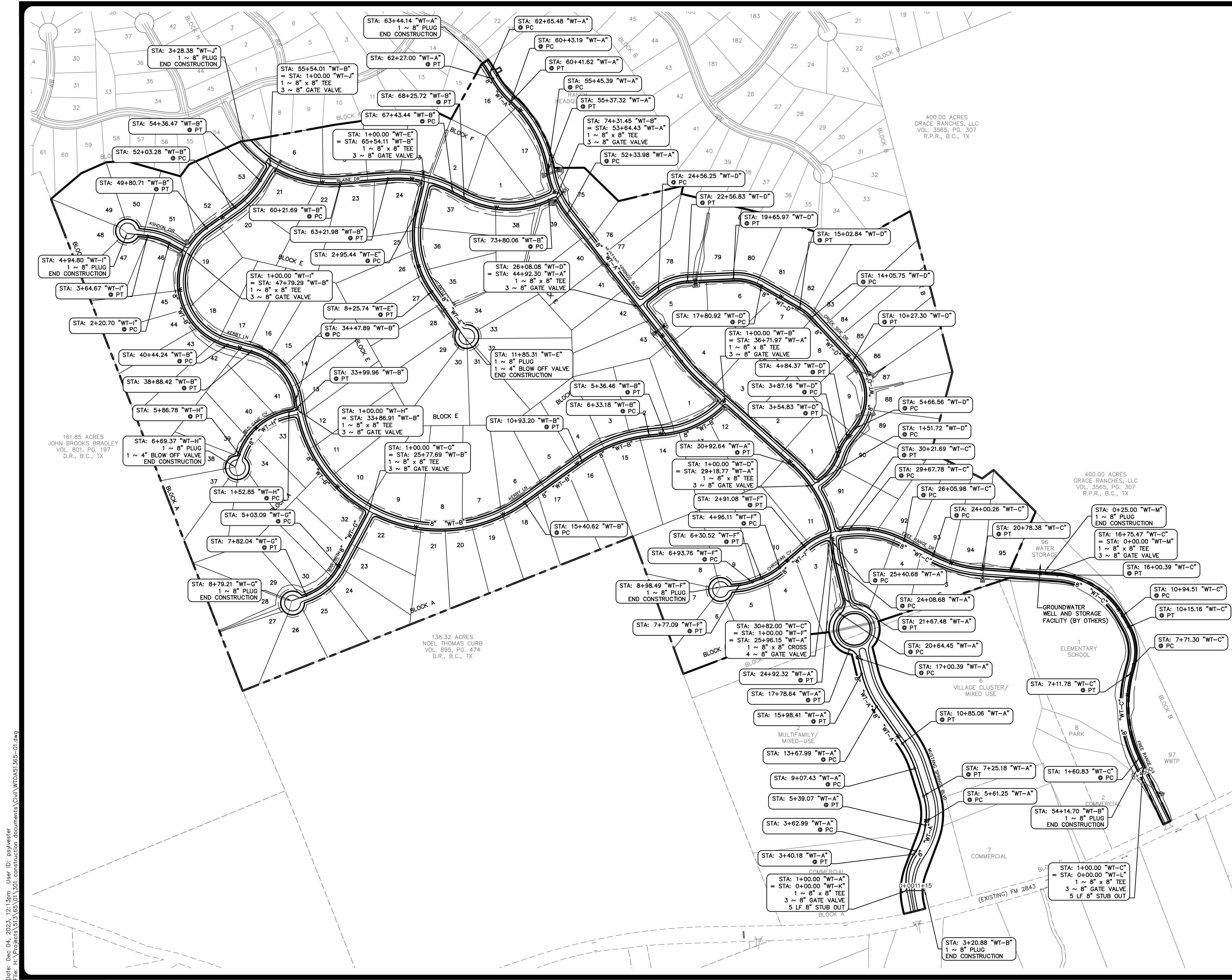
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 1881 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 STORM PLAN & PROFILES  
 F4.02 & D1.01

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
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 SHEET 55 OF 69

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**NOTES**

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2. SERVICES ARE LOCATED AS PER DETAIL SHEET 68.
3. ALL 8" WATER LINES ARE AWWA C900 DR 18, CLASS 235 PVC PIPE UNLESS OTHERWISE NOTED.
4. ALL WATER LINES AND SERVICE LINES WILL BE INSTALLED WITH TRACER TAPE.
5. ALL HORIZONTAL AND VERTICAL WATER LINE BENDS, TEES AND DEADENDS SHALL BE RESTRAINED TO THE WATER MAIN USING MECHANICAL JOINT RESTRAINT DEVICES IN ACCORDANCE WITH CITY OF GEORGETOWN SPECIFICATIONS.
6. ALL WATERLINE P.I.'S BOTH HORIZONTAL AND VERTICAL SHALL BE ACHIEVED BASED UPON THE PIPE MANUFACTURER'S SPECIFIED MAXIMUM ALLOWABLE JOINT DEFLECTION. P.I.'S LESS THAN OR EQUAL TO 80% OF THE MANUFACTURER'S MAXIMUM SHALL BE CONSTRUCTED AS A SINGLE JOINT DEFLECTION. P.I.'S IN EXCESS OF 80% OF THE MANUFACTURER'S MAXIMUM ALLOWABLE JOINT DEFLECTION ANGLE SHALL BE CONSTRUCTED AS A SERIES OF EVENLY DISTRIBUTED DEFLECTIONS OVER MULTIPLE JOINTS, SO THAT NO SINGLE DEFLECTION IS GREATER THAN 80% OF THE MAXIMUM.
7. ALL FILL AREAS SHALL BE COMPACTED TO 95% PRIOR TO UTILITY INSTALLATION.
8. GATE VALVES ARE TO BE PLACED PER DETAIL W07. (SEE SHEET 68).
9. WATER SERVICE SHALL BE PROVIDED FOR THIS SUBDIVISION BY GROUNDWATER PWS WELLS AND STORAGE/PUMP STATION BY OTHERS.

NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**

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 18871 N. MORAC EXP., SUITE 300 | AUSTIN, TX 78758 | 512.664.8871  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

**WATER DISTRIBUTION OVERALL WATER PLAN**

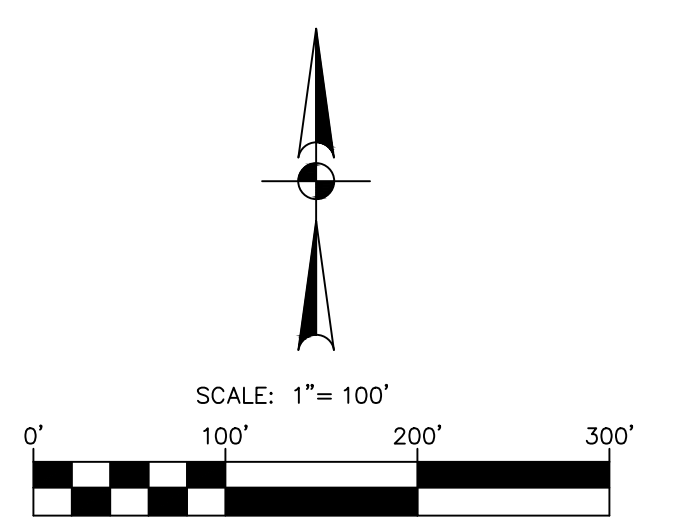
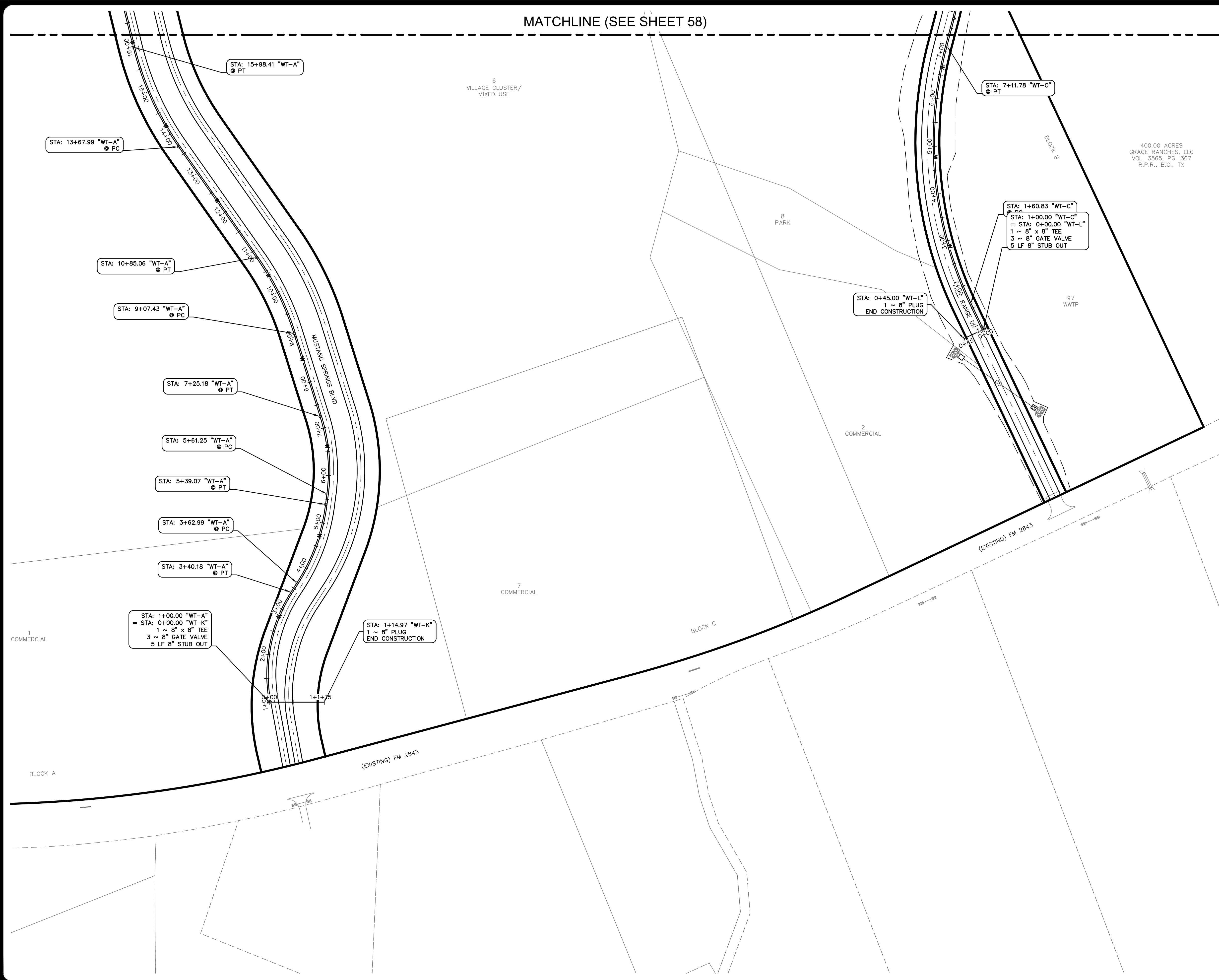
CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	56 OF 69

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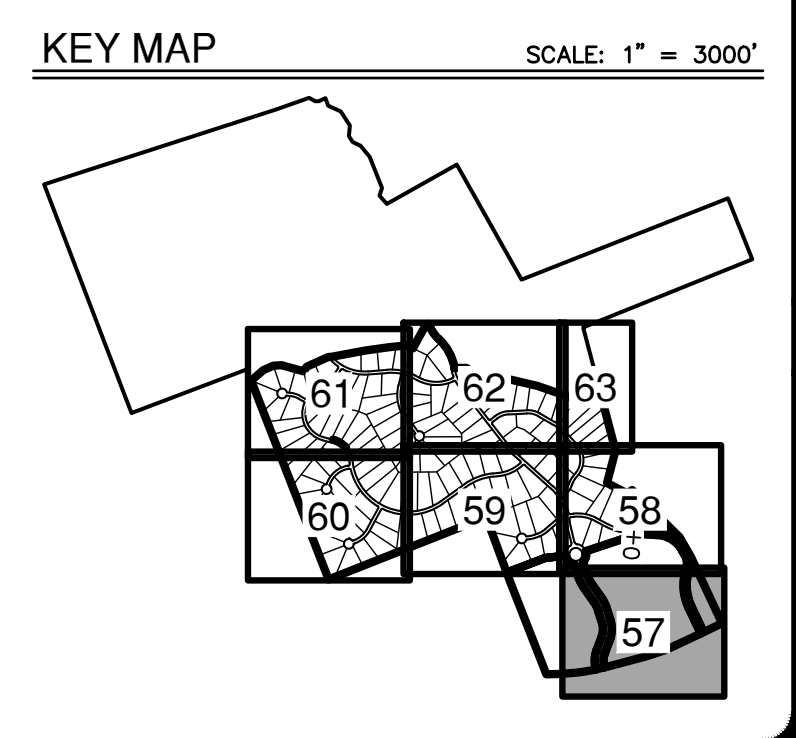


MATCHLINE (SEE SHEET 58)



- LEGEND**
- BOUNDARY
  - W — 8" WATER LINE & GATE VALVE
  - SINGLE WATER SERVICE
  - DOUBLE WATER SERVICE

- NOTES**
1. 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.
  2. SERVICES ARE LOCATED AS PER DETAIL SHEET 68.
  3. ALL 8" WATER LINES ARE AWWA C900 DR 18, CLASS 235 PVC PIPE UNLESS OTHERWISE NOTED.
  4. ALL WATER LINES AND SERVICE LINES WILL BE INSTALLED WITH TRACER TAPE.
  5. ALL HORIZONTAL AND VERTICAL WATER LINE BENDS, TEES AND DEADENDS SHALL BE RESTRAINED TO THE WATER MAIN USING MECHANICAL JOINT RESTRAINT DEVICES IN ACCORDANCE WITH CITY OF GEORGETOWN SPECIFICATIONS.
  6. ALL WATERLINE P.I.'S BOTH HORIZONTAL AND VERTICAL SHALL BE ACHIEVED BASED UPON THE PIPE MANUFACTURER'S SPECIFIED MAXIMUM ALLOWABLE JOINT DEFLECTION, P.I.'S LESS THAN OR EQUAL TO 80% OF THE MANUFACTURER'S MAXIMUM SHALL BE CONSTRUCTED AS A SINGLE JOINT DEFLECTION. P.I.'S IN EXCESS OF 80% OF THE MANUFACTURER'S MAXIMUM ALLOWABLE JOINT DEFLECTION ANGLE SHALL BE CONSTRUCTED AS A SERIES OF EVENLY DISTRIBUTED DEFLECTIONS OVER MULTIPLE JOINTS, SO THAT NO SINGLE DEFLECTION IS GREATER THAN 80% OF THE MAXIMUM.
  7. ALL FILL AREAS SHALL BE COMPACTED TO 95% PRIOR TO UTILITY INSTALLATION.
  8. GATE VALVES ARE TO BE PLACED PER DETAIL W07. (SEE SHEET 68).
  9. WATER SERVICE SHALL BE PROVIDED FOR THIS SUBDIVISION BY GROUNDWATER PWS WELLS AND STORAGE/PUMP STATION BY OTHERS.



NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**

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 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

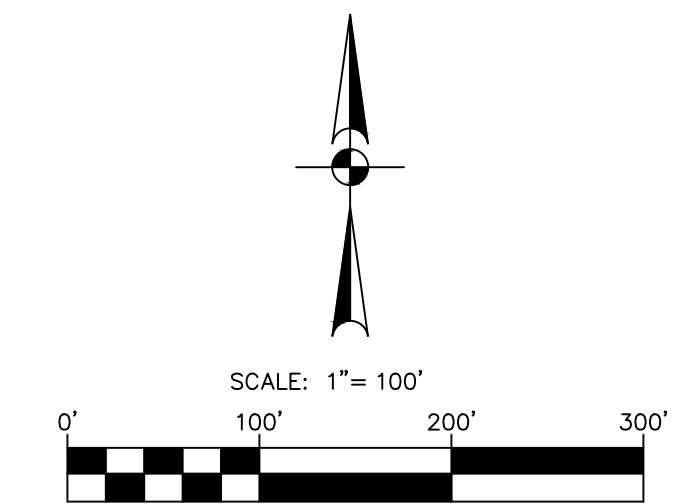
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 WATER DISTRIBUTION  
 WATER PLAN (1 OF 7)

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	57 OF 69

Drawn: Dec 04, 2023, 12:15pm. User ID: psykwater  
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MATCHLINE (SEE SHEET 63)



LEGEND

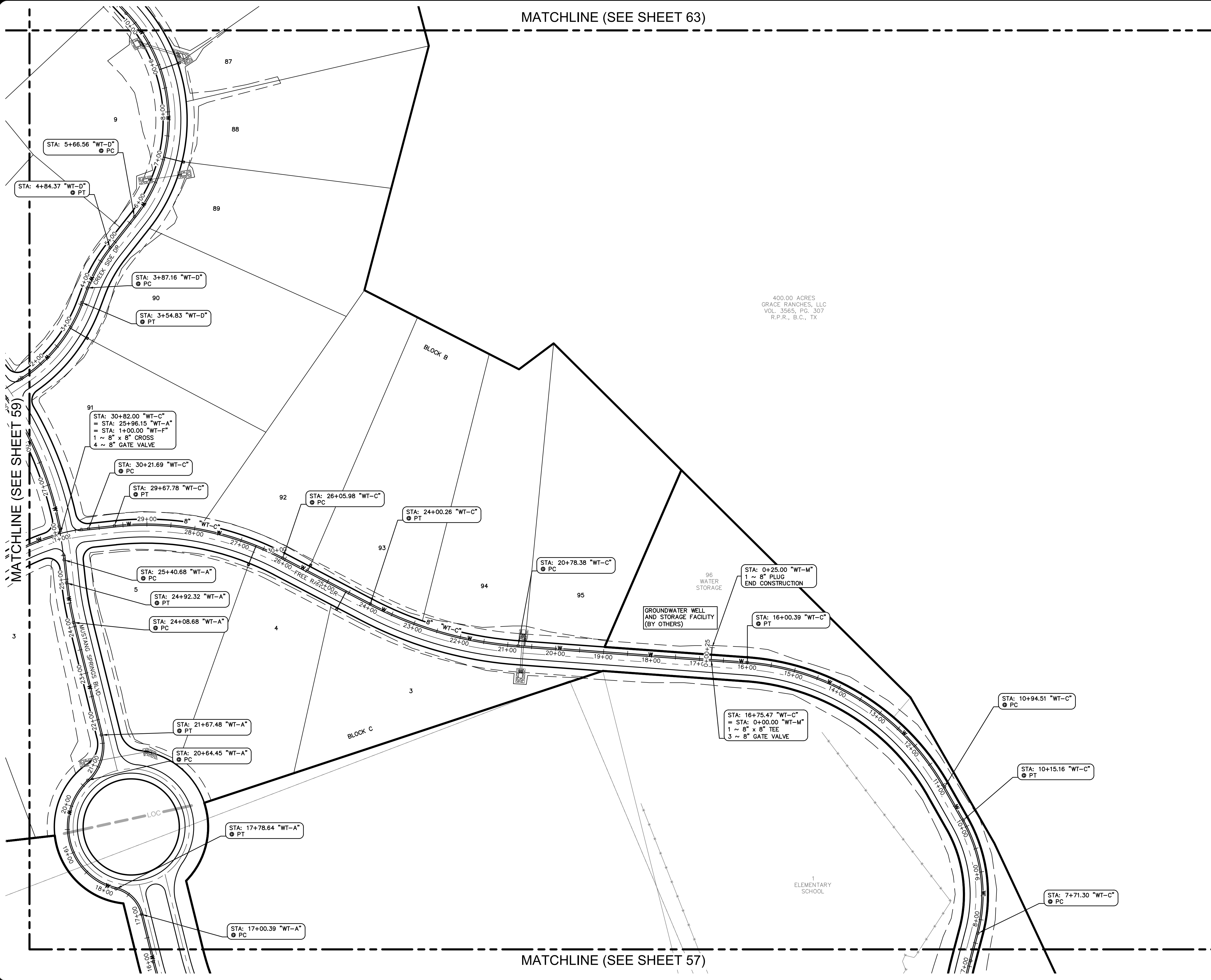
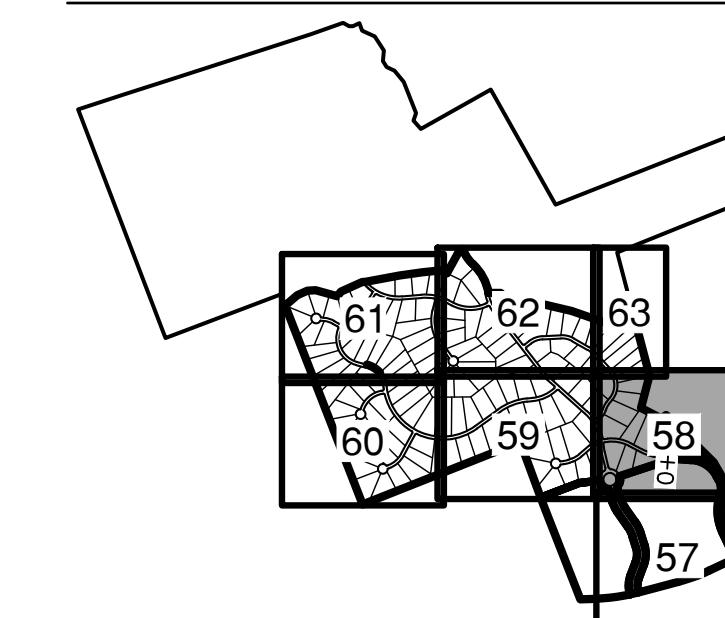
- BOUNDARY
- W — 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE

NOTES

1. 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.
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7. ALL FILL AREAS SHALL BE COMPACTED TO 95% PRIOR TO UTILITY INSTALLATION.
8. GATE VALVES ARE TO BE PLACED PER DETAIL W07. (SEE SHEET 68).
9. WATER SERVICE SHALL BE PROVIDED FOR THIS SUBDIVISION BY GROUNDWATER PWS WELLS AND STORAGE/PUMP STATION BY OTHERS.

KEY MAP

SCALE: 1" = 3000'



MATCHLINE (SEE SHEET 57)

NO.	REVISION	DATE

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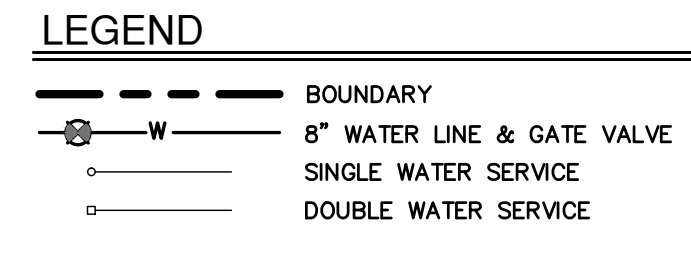
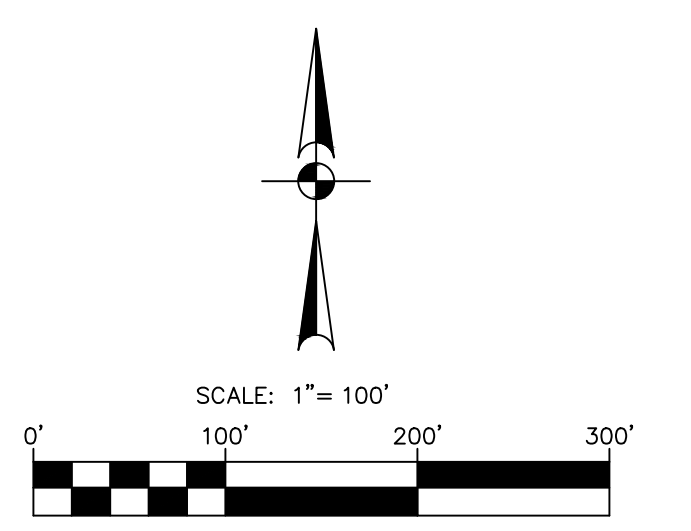
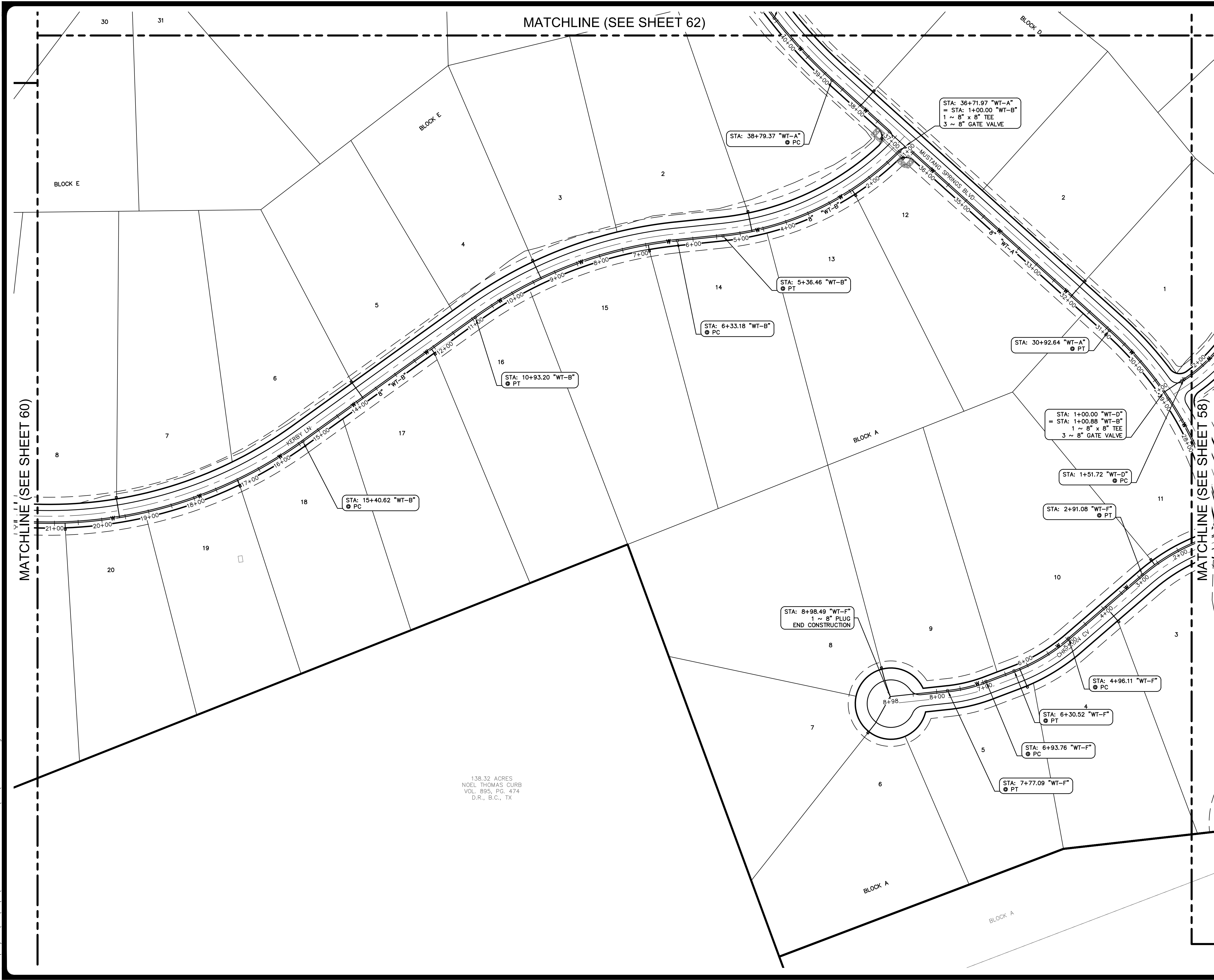
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 18871 N. MOHAC EXP., BLDG. 3, STE. 200 | AUSTIN, TX 78751 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 WATER DISTRIBUTION  
 WATER PLAN (2 OF 7)

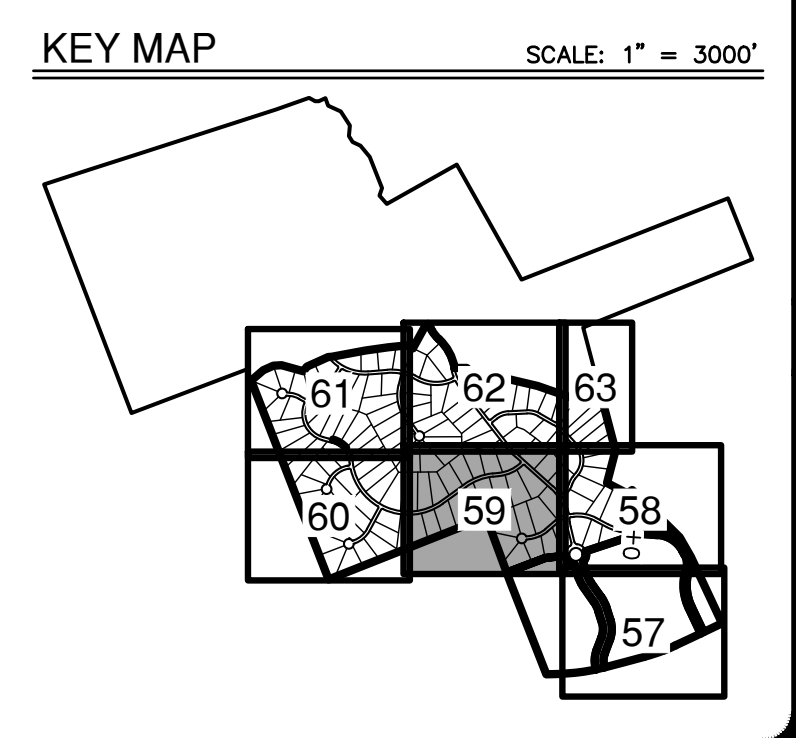
CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	58 OF 69

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NO.	REVISION	DATE

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**PAPE-DAWSON ENGINEERS**

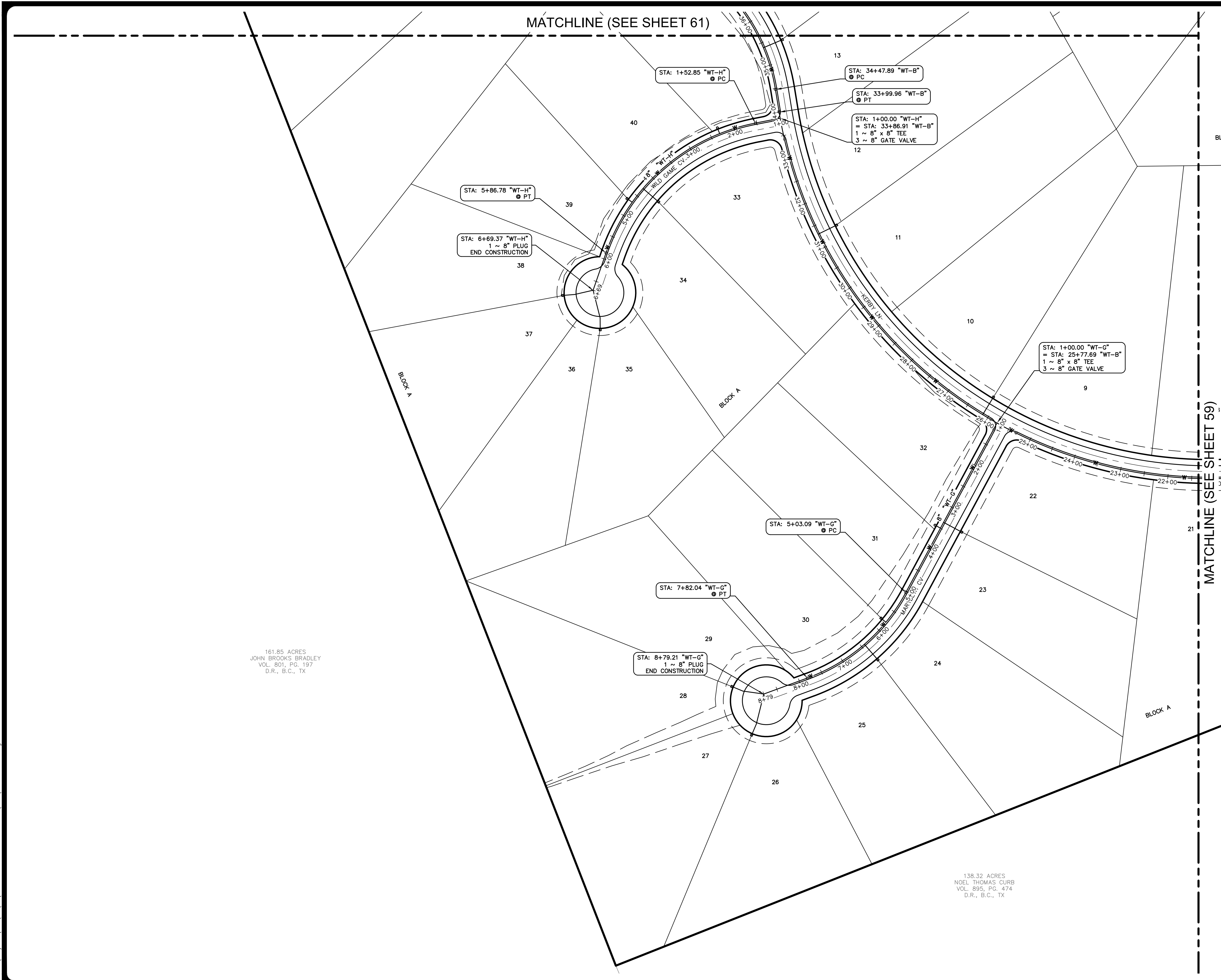
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 10801 N. MOHAC EXPY, BLDG 3, STE 200 | AUSTIN, TX 78759 | 512.464.8711  
 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 WATER DISTRIBUTION  
 WATER PLAN (3 OF 7)

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	59 OF 69

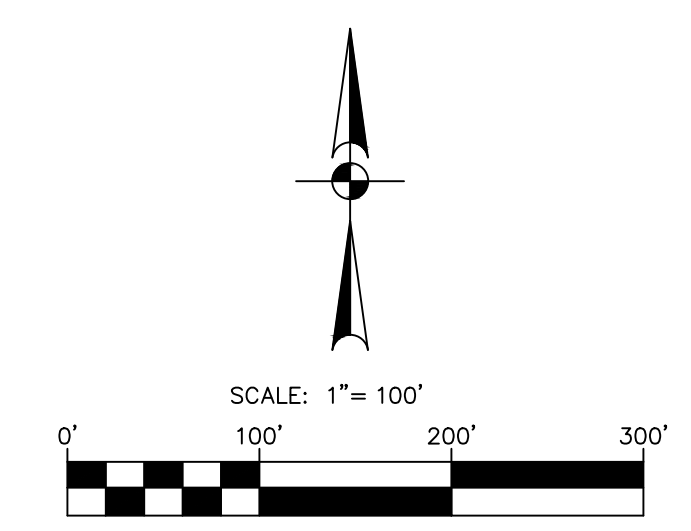
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161.85 ACRES  
 JOHN BROOKS BRADLEY  
 VOL. 801, PG. 197  
 D.R., B.C., TX

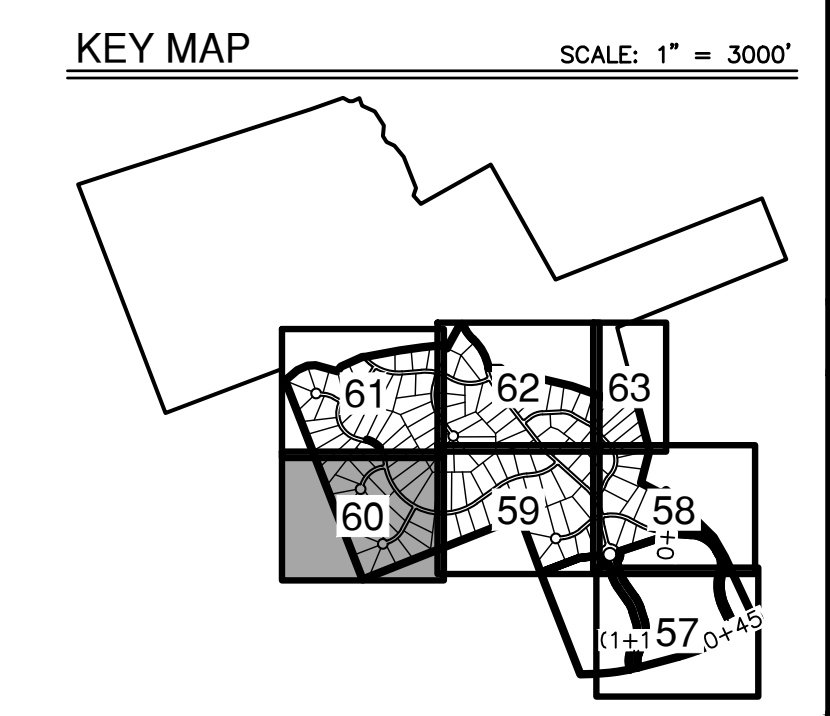
138.32 ACRES  
 NOEL THOMAS CURB  
 VOL. 895, PG. 474  
 D.R., B.C., TX



**LEGEND**

---	BOUNDARY
—W—	8" WATER LINE & GATE VALVE
—○—	SINGLE WATER SERVICE
—○—	DOUBLE WATER SERVICE

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 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

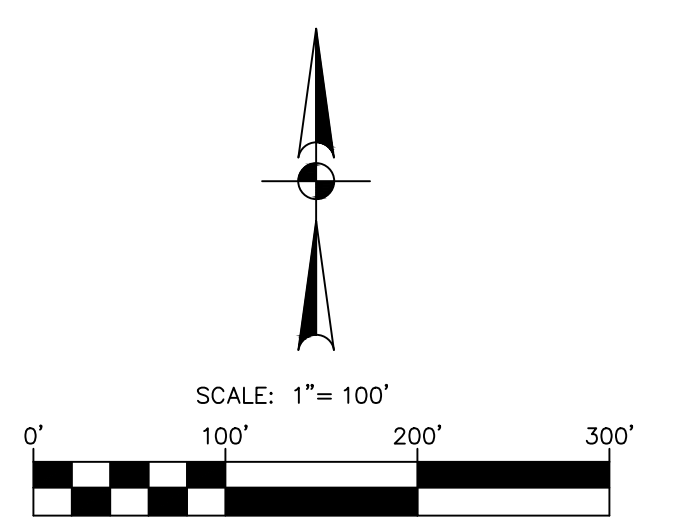
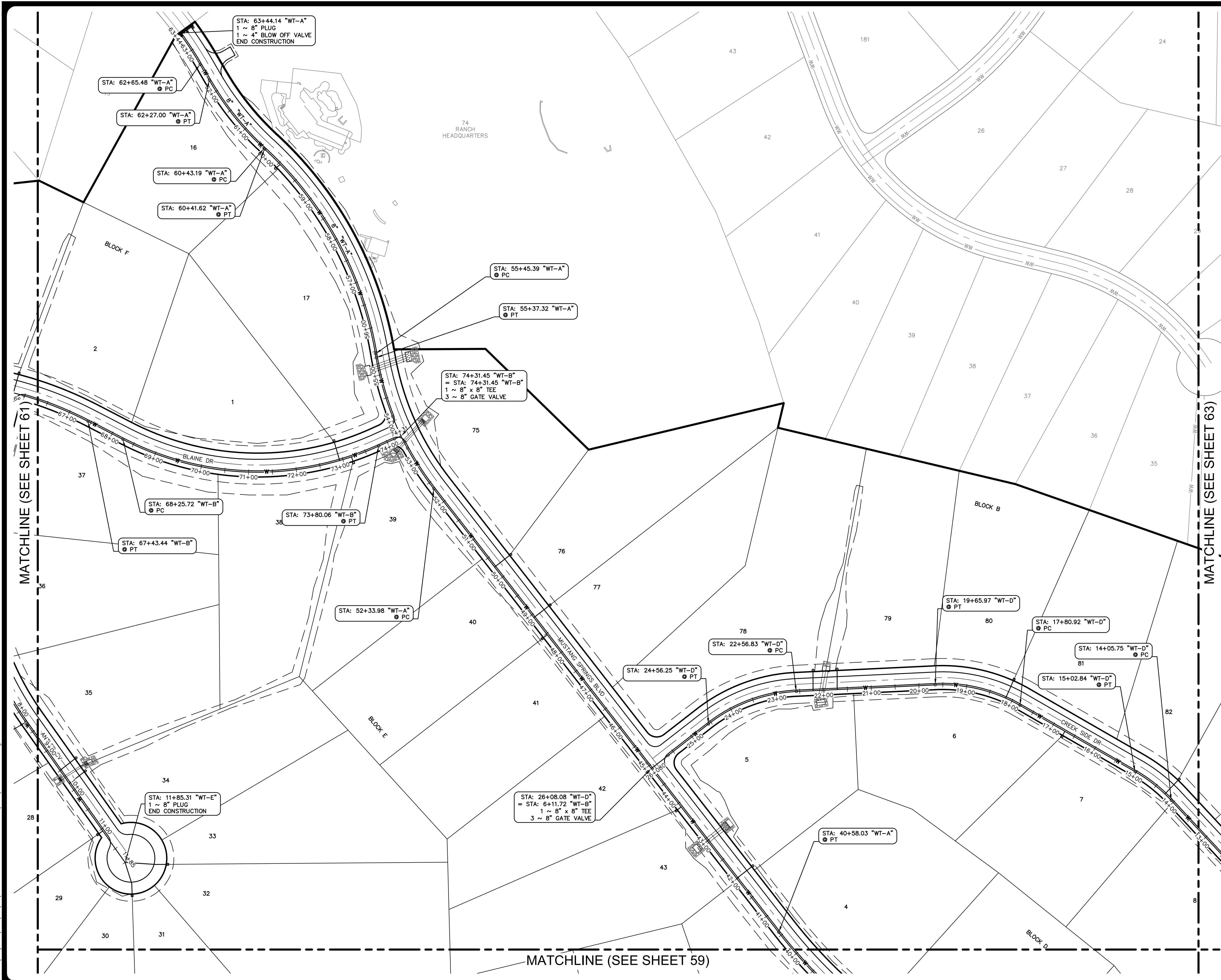
**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 WATER DISTRIBUTION  
 WATER PLAN (4 OF 7)

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	PS DRAWNDY/SL
SHEET	60 OF 69

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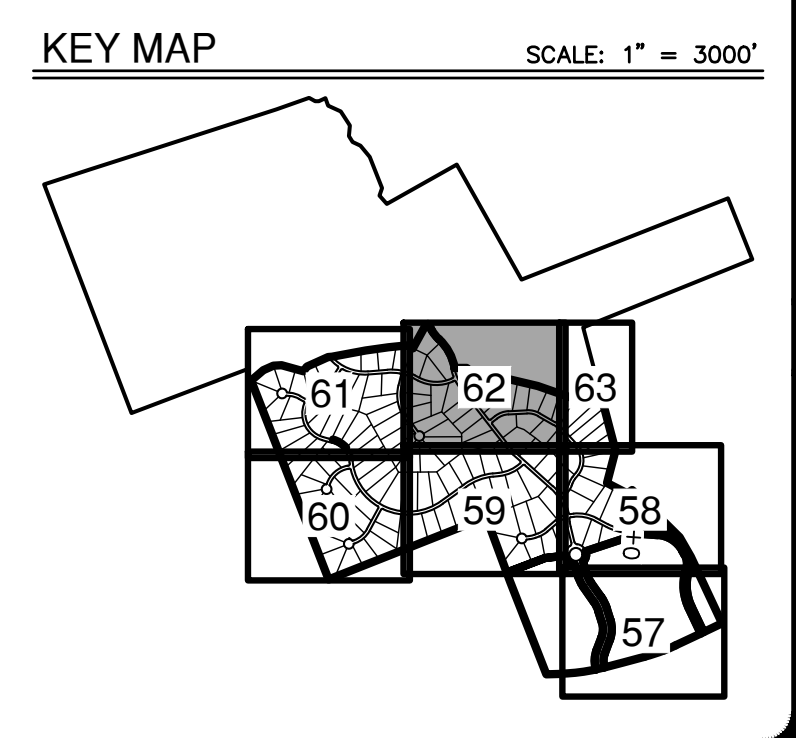
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 File: R:\Projects\51365\UT\301 construction documents\DWG\51365-01.dwg



**LEGEND**

- BOUNDARY
- 8" WATER LINE & GATE VALVE
- SINGLE WATER SERVICE
- DOUBLE WATER SERVICE

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DESIGNED BY: DUSTIN J. GOSSE P.E. #91805  
 DATE: DECEMBER 4, 2023  
 CHECKED BY: PSY/WESTER  
 CONSTRUCTION OR PERMITTING PURPOSES, PER T.E.P.A. 137.33(e)

**PAPE-DAWSON ENGINEERS**

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 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10028801

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS  
 WATER DISTRIBUTION  
 WATER PLAN (6 OF 7)

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
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 SHEET 62 OF 69

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NOTE: THIS SECTION IS INTENDED TO ASSIST THOSE PERSONS PREPARING WATER POLLUTION ABATEMENT PLANS (WPAP) OR STORM WATER POLLUTION PREVENTION PLANS (SWPPP) THAT COMPLY WITH FEDERAL, STATE AND/OR LOCAL STORM WATER REGULATIONS.

1. THE CONTRACTOR TO INSTALL AND MAINTAIN EROSION/SEDIMENTATION CONTROLS AND TREE/NATURAL AREA PROTECTIVE FENCING PRIOR TO ANY SITE PREPARATION WORK (CLEARING, GRUBBING, GRADING, OR EXCAVATION). CONTRACTOR TO REMOVE EROSION/SEDIMENTATION CONTROLS AT THE COMPLETION OF PROJECT AND GRASS RESTORATION.
2. ALL PROJECTS WITHIN THE RECHARGE ZONE OF THE EDWARDS AQUIFER SHALL SUBMIT A BEST MANAGEMENT PRACTICES AND WATER POLLUTION AND ABATEMENT PLAN TO THE TNRCC FOR APPROVAL PRIOR TO ANY CONSTRUCTION.
3. THE PLACEMENT OF EROSION/SEDIMENTATION CONTROLS TO BE IN ACCORDANCE WITH THE APPROVED EROSION AND SEDIMENTATION CONTROL PLAN AND WATER POLLUTION ABATEMENT PLAN. DEVIATIONS FROM THE APPROVED PLAN MUST BE SUBMITTED TO AND APPROVED BY THE OWNER'S REPRESENTATIVE.
4. ALL PLANTING SHALL BE DONE BETWEEN MAY 1 AND SEPTEMBER 15 EXCEPT AS SPECIFICALLY AUTHORIZED IN WRITING. IF PLANTING IS AUTHORIZED TO BE DONE OUTSIDE THE DATES SPECIFIED, THE SEED SHALL BE PLANTED WITH THE ADDITION OF WINTER FESCUE (KENTUCKY 31) AT A RATE OF 100#/ACRE. GRASS SHALL BE COMMON BERMOUDA GRASS, HULLED MINIMUM 82% PURE LIVE SEED. ALL GRASS SEED SHALL BE FREE FROM NOXIOUS WEED. GRADE "X" RECENT CROP, RECLEANED AND TREATED WITH APPROPRIATE FUNGICIDE AT TIME OF MIXING. SEED SHALL BE FURNISHED IN SEALED, STANDARD CONTAINERS WITH DEALER'S GUARANTEED ANALYSIS.
5. ALL DISTURBED AREAS TO BE RESTORED AS NOTED IN THE WATER POLLUTION ABATEMENT PLAN.
6. THE PLANTED AREA TO BE IRRIGATED OR SPRINKLED IN A MANNER THAT WILL NOT ERODE THE TOPSOIL, BUT WILL SUFFICIENTLY SOAK THE SOIL TO A DEPTH OF FOUR (4) INCHES. THE IRRIGATION TO OCCUR AT 10-DAY INTERVALS DURING THE FIRST TWO MONTHS TO INSURE GERMINATION AND ESTABLISHMENT OF THE GRASS. RAINFALL OCCURRENCES OF 1/2 INCH OR GREATER TO POSTPONE THE WATERING SCHEDULE ONE WEEK.
7. RESTORATION TO BE ACCEPTABLE WHEN THE GRASS HAS GROWN AT LEAST 1-1/2 INCHES HIGH WITH 95% COVERAGE. PROVIDED NO BARE SPOTS LARGER THAN 25 SQUARE FEET EXIST.
8. A MINIMUM OF FOUR (4) INCHES OF TOPSOIL TO BE PLACED IN ALL AREAS DISTURBED BY CONSTRUCTION.
9. THE CONTRACTOR TO HYDROMULCH OR SOD (AS SHOWN ON PLANS) ALL EXPOSED CUTS AND FILLS UPON COMPLETION OF CONSTRUCTION.
10. EROSION AND SEDIMENTATION CONTROLS TO BE INSTALLED OR MAINTAINED IN A MANNER WHICH DOES NOT RESULT IN SOIL BUILDUP WITHIN TREE DRIFLINE.
11. TO AVOID SOIL COMPACTION, CONTRACTOR SHALL NOT ALLOW VEHICULAR TRAFFIC, PARKING, OR STORAGE OF EQUIPMENT OR MATERIALS IN THE TREE DRIFLINE AREAS.
12. WHERE A FENCE IS CLOSER THAN FOUR (4) FEET TO A TREE TRUNK, PROTECT THE TRUNK WITH STRAPPED-ON PLANKING TO A HEIGHT OF EIGHT (8) FEET (OR TO THE LIMITS OF LOWER BRANCHING) IN ADDITION TO THE FENCING.
13. TREES TO BE REMOVED IN A MANNER WHICH DOES NOT IMPACT TREES TO BE PRESERVED.
14. ANY ROOT EXPOSED BY CONSTRUCTION ACTIVITY TO BE PRUNED FLUSH WITH THE SOIL. BACKFILL ROOT AREAS WITH GOOD QUALITY TOPSOIL AS SOON AS POSSIBLE. IF EXPOSED ROOT AREAS ARE NOT BACKFILLED WITHIN TWO DAYS, COVER THEM WITH ORGANIC MATERIAL IN A MANNER WHICH REDUCES SOIL TEMPERATURE AND MINIMIZES WATER LOSS DUE TO EVAPORATION.
15. CONTRACTOR TO PRUNE VEGETATION TO PROVIDE CLEARANCE FOR STRUCTURES, VEHICULAR TRAFFIC, AND EQUIPMENT BEFORE DAMAGE OCCURS (RIPPING OF BRANCHES, ETC.). ALL FINISHED PRUNING TO BE DONE ACCORDING TO RECOGNIZED, APPROVED STANDARDS OF THE INDUSTRY (REFERENCE THE "NATIONAL ARBORIST ASSOCIATION PRUNING STANDARDS FOR SHADE TREES").
16. THE CONTRACTOR IS TO INSPECT THE CONTROLS AT WEEKLY INTERVALS AND AFTER EVERY RAINFALL EXCEEDING 1/4 INCH TO VERIFY THAT THEY HAVE NOT BEEN SIGNIFICANTLY DISTURBED. ANY ACCUMULATED SEDIMENT AFTER A SIGNIFICANT RAINFALL TO BE REMOVED AND PLACED IN THE OWNER DESIGNATED SPILL DISPOSAL SITE. THE CONTRACTOR TO CONDUCT PERIODIC INSPECTIONS OF ALL EROSION/SEDIMENTATION CONTROLS AND TO MAKE ANY REPAIRS OR MODIFICATIONS NECESSARY TO ASSURE CONTINUED EFFECTIVE OPERATION OF EACH DEVICE.
17. WHERE THERE IS TO BE AN APPROVED GRADE CHANGE, IMPERMEABLE PAVING SURFACE, TREE WELL, OR OTHER SUCH SITE DEVELOPMENT IMMEDIATELY ADJACENT TO A PROTECTED TREE, ERECT THE FENCE APPROXIMATELY TWO TO FOUR FEET (2'-4') BEHIND THE AREA IN QUESTION.
18. NO ABOVE AND/OR BELOW GROUND TEMPORARY FUEL STORAGE FACILITIES TO BE STORED ON THE PROJECT SITE.
19. IF EROSION AND SEDIMENTATION CONTROL SYSTEMS ARE EXISTING FROM PRIOR CONTRACTS, OWNER'S REPRESENTATIVE AND THE CONTRACTOR TO EXAMINE THE EXISTING EROSION AND SEDIMENTATION CONTROL SYSTEMS FOR DAMAGE PRIOR TO CONSTRUCTION. ANY DAMAGE TO EXISTING EROSION AND SEDIMENTATION CONTROLS NOTED TO BE REPAIRED AT OWNER'S EXPENSE.
20. INTENTIONAL RELEASE OF VEHICLE OR EQUIPMENT FLUIDS ONTO THE GROUND IS NOT ALLOWED. CONTAMINATED SOIL RESULTING FROM ACCIDENTAL SPILL TO BE REMOVED AND DISPOSED OF PROPERLY.

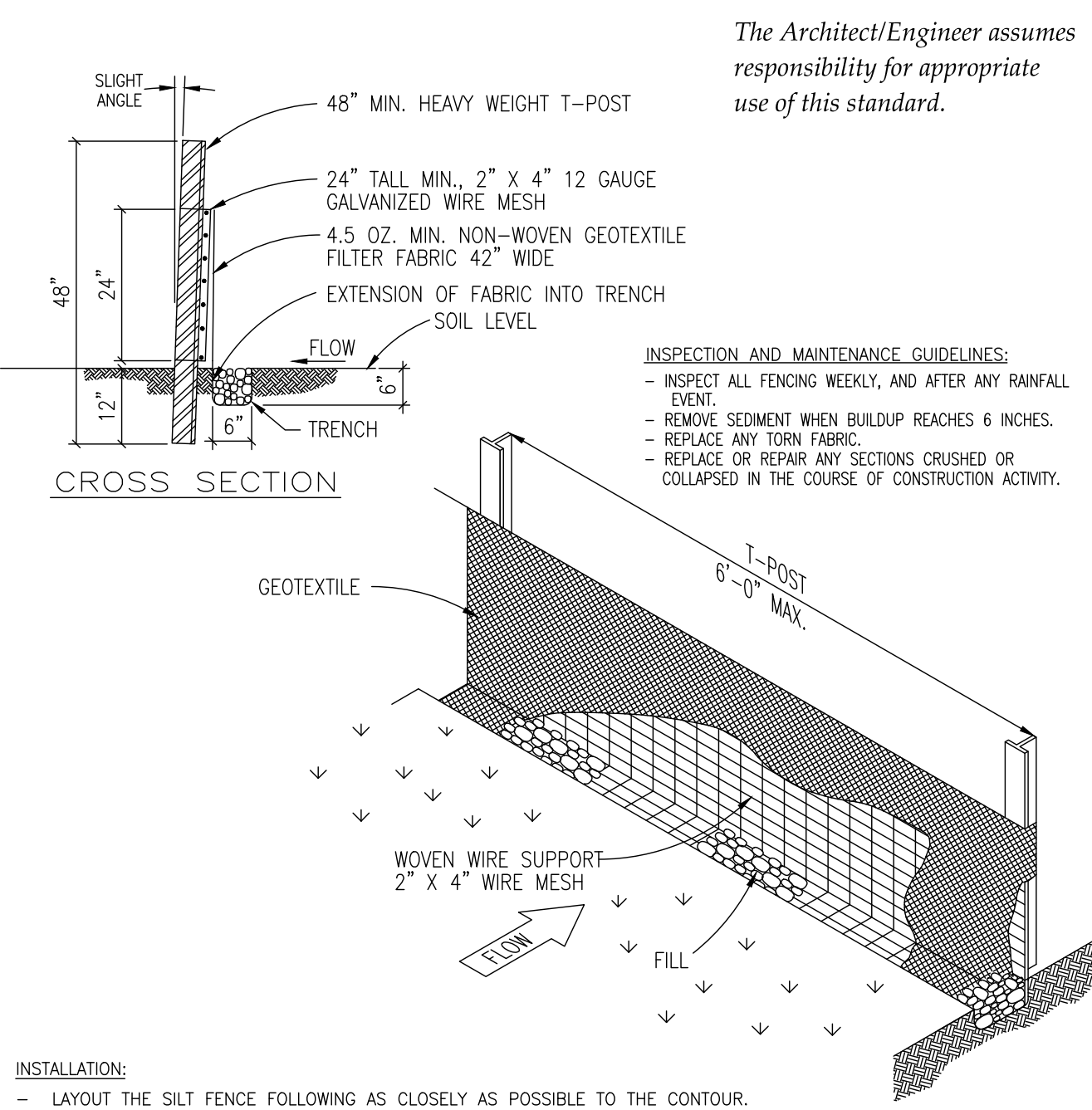
The Architect/Engineer assumes responsibility for appropriate use of this standard.

ADOPTED 6/21/2006



CITY OF GEORGETOWN  
CONSTRUCTION STANDARDS AND DETAILS  
EROSION AND SEDIMENTATION AND  
TREE PROTECTION NOTES

DESIGN NO.	ECO1A
SCALE	NTS
DATE	1/2003
DESIGNED BY	MRS
APPROVED BY	TRB



- INSTALLATION:**
- LAYOUT THE SILT FENCE FOLLOWING AS CLOSELY AS POSSIBLE TO THE CONTOUR.
  - CLEAR THE GROUND OF DEBRIS, ROCKS, PLANTS (INCLUDING GRASSES TALLER THAN 2") TO PROVIDE A SMOOTH FLOW APPROACH SURFACE. EXCAVATE 6" DEEP X 6" WIDE TRENCH ON UPSTREAM SIDE OF FACE PER PLANS.
  - DRIVE THE HEAVY DUTY T-POST AT LEAST 12 INCHES INTO THE GROUND AND AT A SLIGHT ANGLE TOWARDS THE FLOW.
  - ATTACH THE 2" X 4" 12 GAUGE WELDED WIRE MESH TO THE T-POST WITH 11 1/2 GAUGE GALVANIZED T-POST CLIPS. THE TOP OF THE WIRE TO BE 24" ABOVE GROUND LEVEL. THE WELDED WIRE MESH TO BE OVERLAPPED 6" AND TIED AT LEAST 6 TIMES WITH HOG RINGS.
  - THE SILT FENCE TO BE INSTALLED WITH A SKIRT A MINIMUM OF 6" WIDE PLACED ON THE UPHILL SIDE OF THE FENCE INSIDE EXCAVATED TRENCH. THE FABRIC TO OVERLAP THE TOP OF THE WIRE BY 1'.
  - ANCHOR THE SILT FENCE BY BACKFILLING WITH EXCAVATED DIRT AND ROCKS (NOT LARGER THAN 2").
  - GEOTEXTILE SPLICES SHOULD BE A MINIMUM OF 18" WIDE ATTACHED IN AT LEAST 6 PLACES. SPLICES IN CONCENTRATED FLOW AREAS WILL NOT BE ACCEPTED.
  - SILT FENCE SHALL BE REMOVED WHEN THE SITE IS COMPLETELY STABILIZED SO AS NOT TO BLOCK OR IMPEDE STORM FLOW OR DRAINAGE.
- INSPECTION AND MAINTENANCE GUIDELINES:**
- INSPECT ALL FENCING WEEKLY, AND AFTER ANY RAINFALL EVENT.
  - REMOVE SEDIMENT WHEN BUILDUP REACHES 6 INCHES.
  - REPLACE ANY TORN FABRIC.
  - REPAIR OR REPLACE ANY SECTIONS CRUSHED OR COLLAPSED IN THE COURSE OF CONSTRUCTION ACTIVITY.

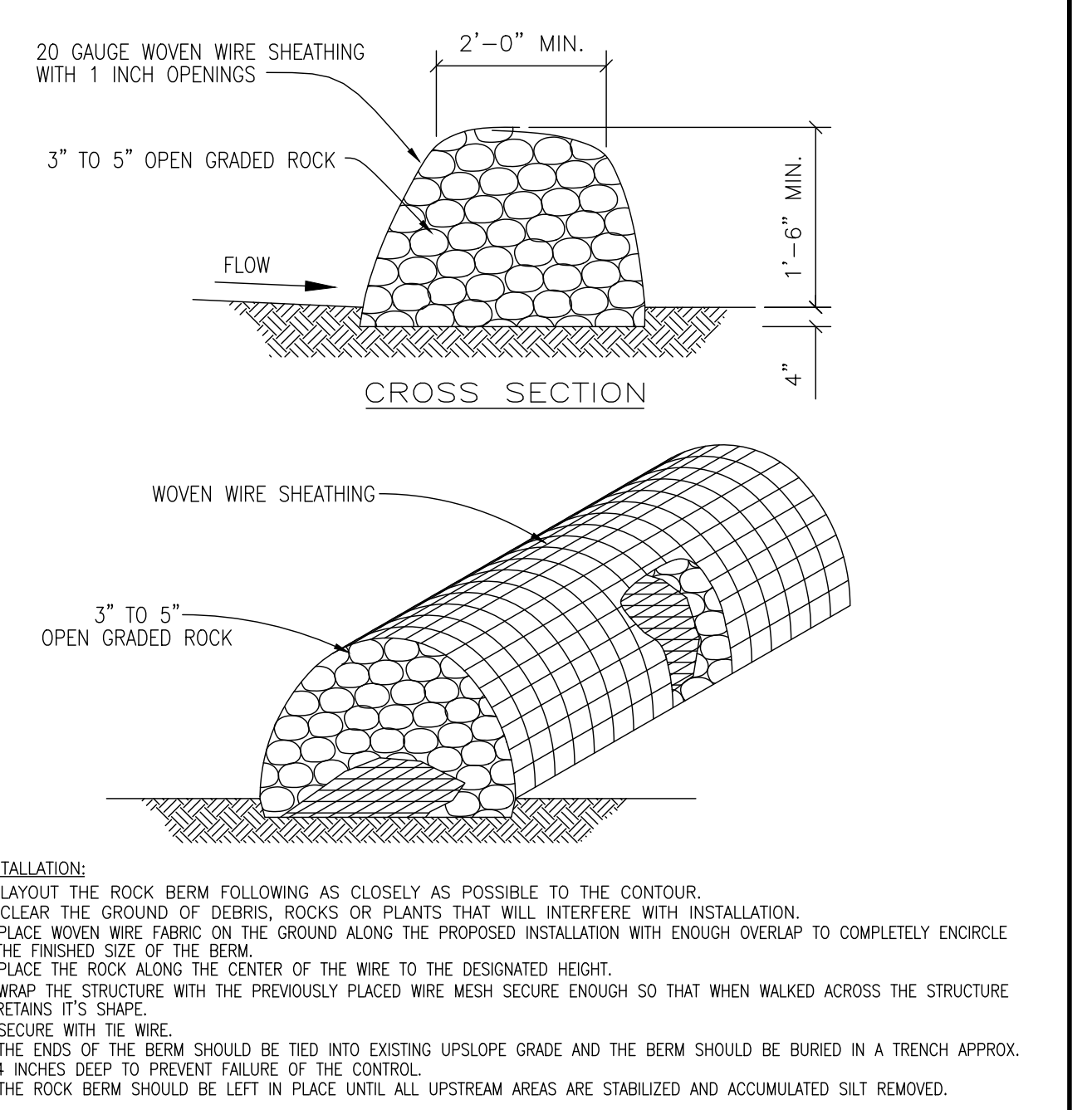
The Architect/Engineer assumes responsibility for appropriate use of this standard.

ADOPTED 6/21/2006



CITY OF GEORGETOWN  
CONSTRUCTION STANDARDS AND DETAILS  
SILT FENCE DETAIL

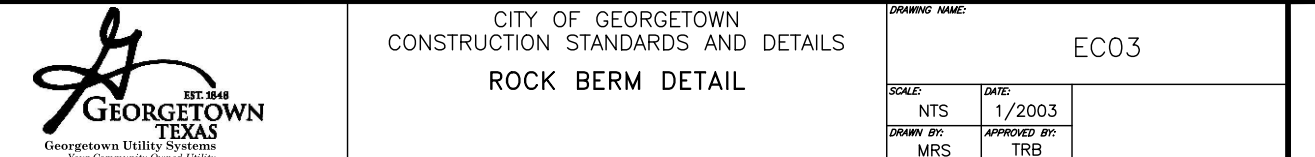
DESIGN NO.	ECO2
SCALE	NTS
DATE	1/2003
DESIGNED BY	MRS
APPROVED BY	TRB



- INSTALLATION:**
- LAYOUT THE ROCK BERM FOLLOWING AS CLOSELY AS POSSIBLE TO THE CONTOUR.
  - CLEAR THE GROUND OF DEBRIS, ROCKS OR PLANTS THAT WILL INTERFERE WITH INSTALLATION.
  - PLACE WOVEN WIRE FABRIC ON THE GROUND ALONG THE PROPOSED INSTALLATION WITH ENOUGH OVERLAP TO COMPLETELY ENCRUISE THE FINISHED SIZE OF THE BERM.
  - PLACE THE ROCK ALONG THE CENTER OF THE WIRE TO THE DESIGNATED HEIGHT.
  - WRAP THE STRUCTURE WITH THE PREVIOUSLY PLACED WIRE MESH SECURE ENOUGH SO THAT WHEN WALKED ACROSS THE STRUCTURE RETAINS ITS SHAPE.
  - SECURE WITH THE WIRE.
  - THE ENDS OF THE BERM SHOULD BE TIED INTO EXISTING UPSLOPE GRADE AND THE BERM SHOULD BE BURIED IN A TRENCH APPROX. 4 INCHES DEEP TO PREVENT FAILURE OF THE CONTROL.
  - THE ROCK BERM SHOULD BE LEFT IN PLACE UNTIL ALL UPSLOPE AREAS ARE STABILIZED AND ACCUMULATED SILT REMOVED.
- INSPECTION AND MAINTENANCE GUIDELINES:**
- INSPECTION SHOULD BE MADE WEEKLY AND AFTER EACH RAINFALL EVENT BY THE RESPONSIBLE PARTY. FOR INSTALLATIONS IN STREAMBEDS, ADDITIONAL DAILY INSPECTIONS SHOULD BE MADE.
  - REMOVE SEDIMENT AND OTHER DEBRIS WHEN BUILDUP REACHES 6 INCHES AND DISPOSE OF THE ACCUMULATED SILT IN AN APPROVED MANNER.
  - REPAIR ANY LOOSE WIRE SHEATHING.
  - THE BERM SHOULD BE RESHAPED AS NEEDED DURING INSPECTION.
  - THE BERM SHOULD BE REPLACED WHEN THE STRUCTURE CEASES TO FUNCTION AS INTENDED DUE TO SILT ACCUMULATION AMONG THE ROCKS, WASHOUT, CONSTRUCTION TRAFFIC DAMAGE, ETC.

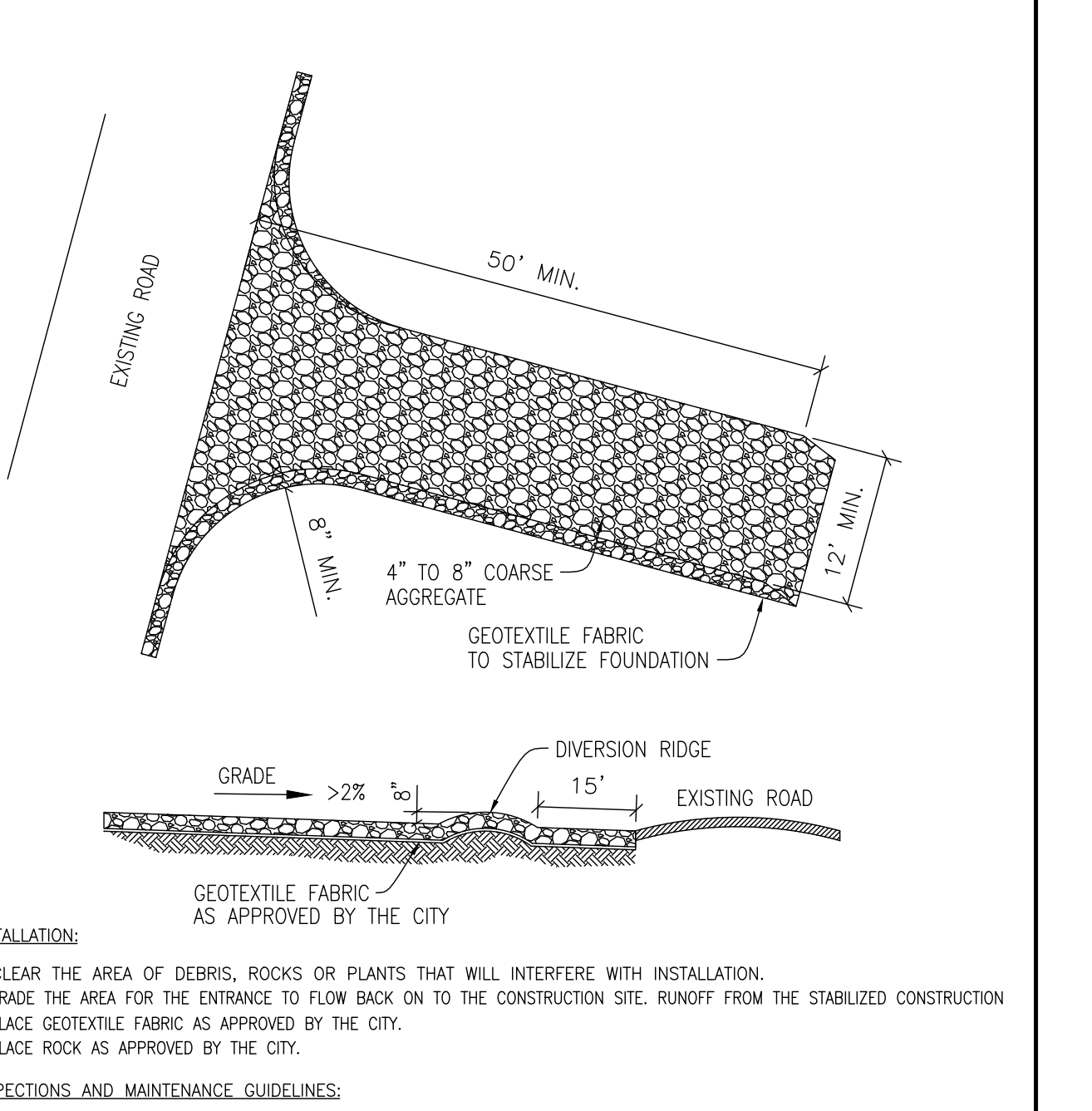
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ADOPTED 6/21/2006



CITY OF GEORGETOWN  
CONSTRUCTION STANDARDS AND DETAILS  
ROCK BERM DETAIL

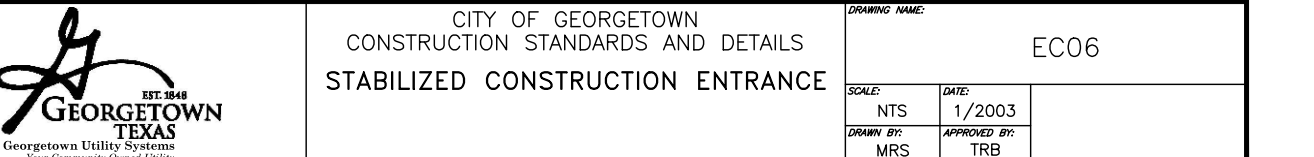
DESIGN NO.	ECO3
SCALE	NTS
DATE	1/2003
DESIGNED BY	MRS
APPROVED BY	TRB



- INSTALLATION:**
- CLEAR THE AREA OF DEBRIS, ROCKS OR PLANTS THAT WILL INTERFERE WITH INSTALLATION.
  - GRADE THE AREA FOR THE ENTRANCE TO FLOW BACK ON TO THE CONSTRUCTION SITE. RUNOFF FROM THE STABILIZED CONSTRUCTION TO BE CAPTURED BY THE DIVERSION RIDGE.
  - PLACE GEOTEXTILE FABRIC AS APPROVED BY THE CITY.
  - PLACE ROCK AS APPROVED BY THE CITY.
- INSPECTIONS AND MAINTENANCE GUIDELINES:**
- THE ENTRANCE SHOULD BE MAINTAINED IN A CONDITION, WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.
  - ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ON TO PUBLIC RIGHTS-OF-WAY SHOULD BE REMOVED IMMEDIATELY BY CONTRACTOR.
  - WHEN NECESSARY, WHEELS SHOULD BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC RIGHTS-OF-WAY.
  - WHEN WASHING IS REQUIRED, IT SHOULD BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.
  - ALL SEDIMENT SHOULD BE PREVENTED FROM ENTERING ANY STORM DRAIN, DITCH OR WATER COURSE BY USING APPROVED METHODS.

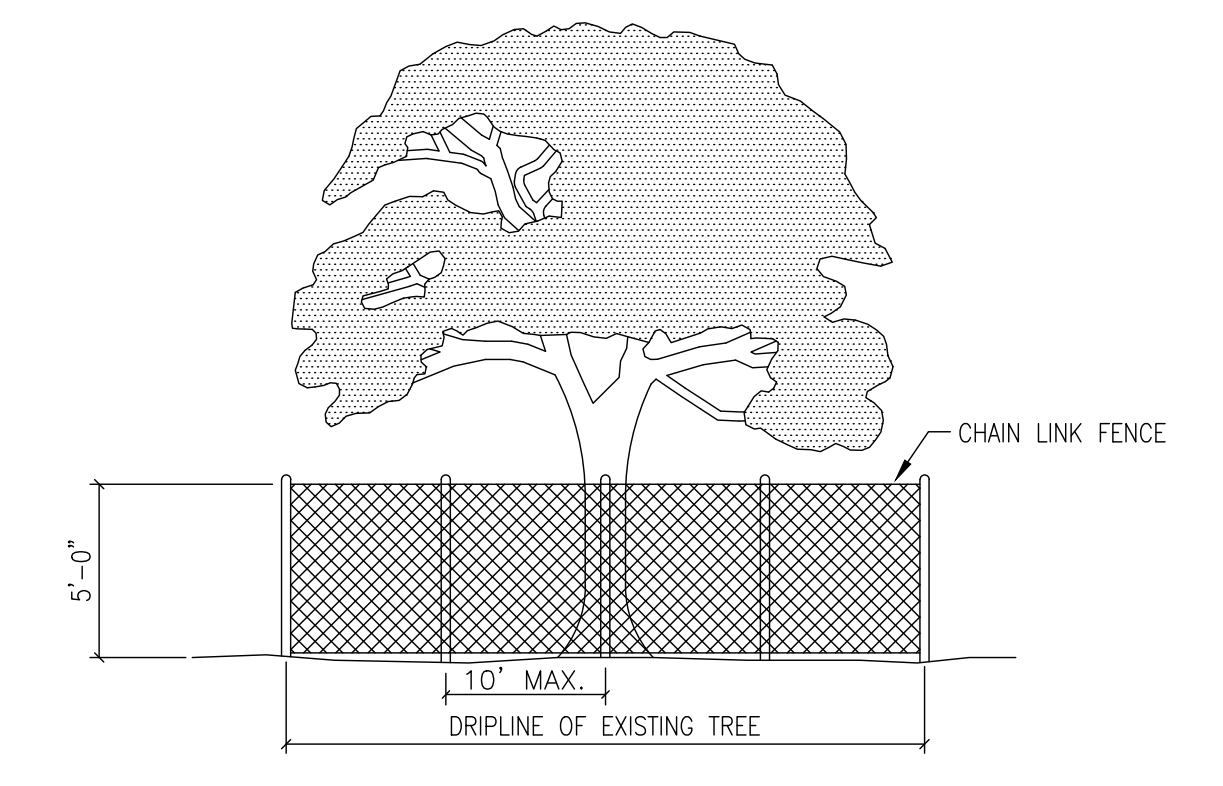
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ADOPTED 6/21/2006



CITY OF GEORGETOWN  
CONSTRUCTION STANDARDS AND DETAILS  
STABILIZED CONSTRUCTION ENTRANCE

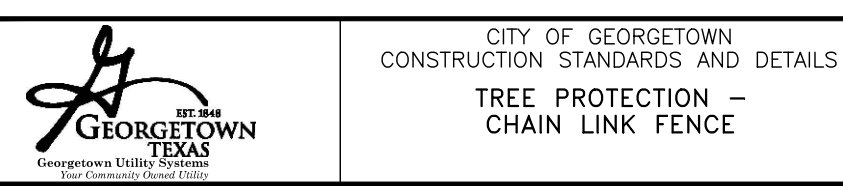
DESIGN NO.	ECO6
SCALE	NTS
DATE	1/2003
DESIGNED BY	MRS
APPROVED BY	TRB



- NOTES:**
1. TREE PROTECTION FENCES SHALL BE INSTALLED PRIOR TO THE COMMENCEMENT OF ANY SITE PREPARATION WORK (CLEARING, GRUBBING OR GRADING).
  2. FENCES SHALL COMPLETELY SURROUND THE TREE, OR CLUSTERS OF TREES; WILL BE LOCATED AT THE OUTERMOST LIMIT OF THE TREE BRANCHES (DRIFLINE), AND WILL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PROJECT IN ORDER TO PREVENT THE FOLLOWING:
    - A. SOIL COMPACTION IN THE ROOT ZONE AREA RESULTING FROM VEHICULAR TRAFFIC, OR STORAGE OF EQUIPMENT OR MATERIALS.
    - B. ROOT ZONE DISTURBANCES DUE TO GRADE CHANGES (GREATER THAN SIX INCHES (6") CUT OR FILL, OR TRENCHING NOT REVIEWED AND AUTHORIZED BY THE CITY.
    - C. WOUNDS TO EXPOSED ROOTS, TRUNKS OR LIMBS BY MECHANICAL EQUIPMENT.
    - D. OTHER ACTIVITIES DETRIMENTAL TO TREES, SUCH AS CHEMICAL STORAGE, CEMENT TRUCK CLEANING AND FIRE.
  3. EXCEPTIONS TO INSTALLING FENCES AT TREE DRIFLINES MAY BE PERMITTED IN THE FOLLOWING CASES:
    - A. WHERE PERMEABLE PAVING IS TO BE INSTALLED, ERECT THE FENCE AT THE OUTER LIMITS OF THE PERMEABLE PAVING AREA.
    - B. WHERE TREES ARE CLOSE TO PROPOSED BUILDINGS, ERECT THE FENCE NO CLOSER THAN SIX FEET (6'-0") TO BUILDING.

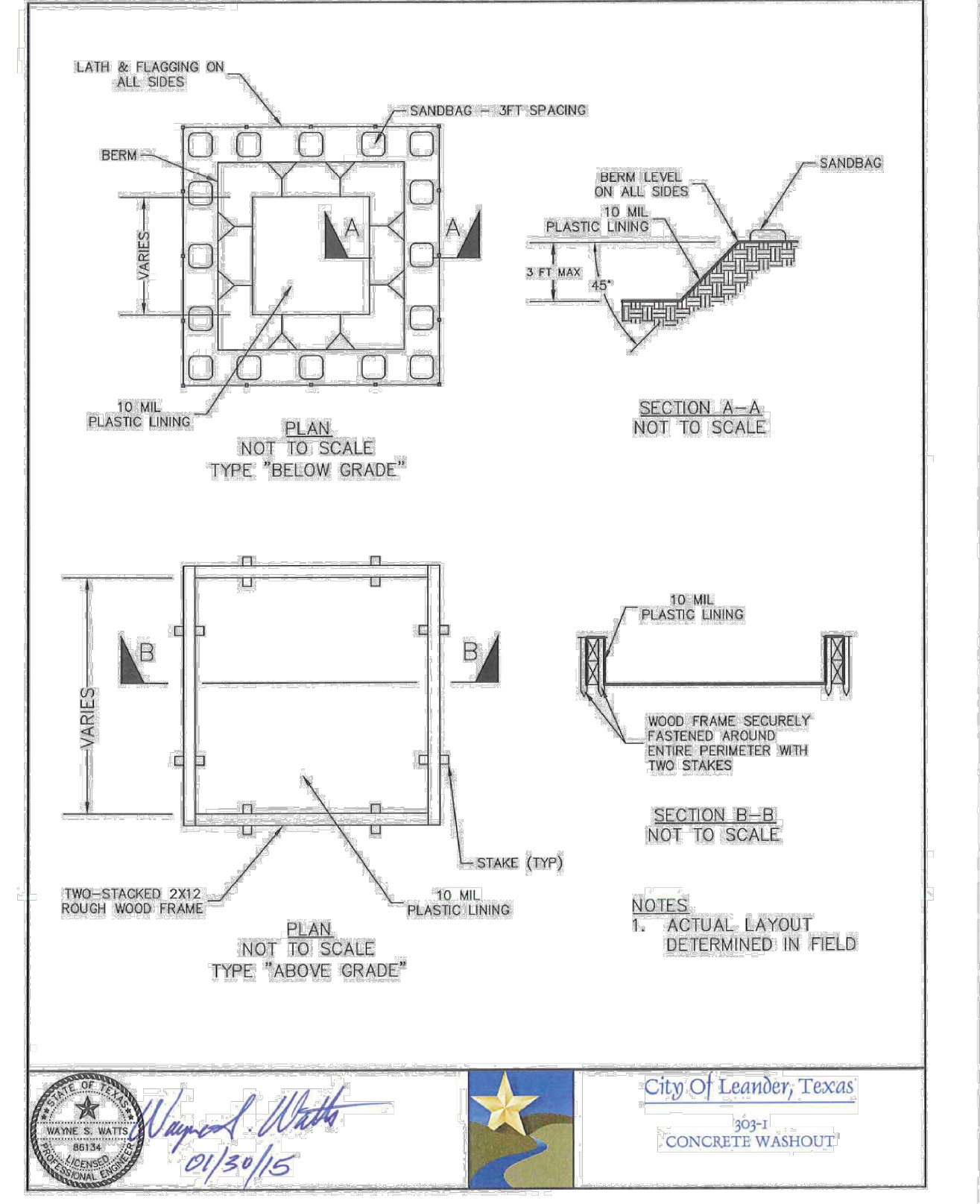
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ADOPTED 6/21/2006



CITY OF GEORGETOWN  
CONSTRUCTION STANDARDS AND DETAILS  
TREE PROTECTION -  
CHAIN LINK FENCE

DESIGN NO.	ECO9
SCALE	NTS
DATE	1/2003
DESIGNED BY	MRS
APPROVED BY	TRB



City of Leander, Texas  
303-1  
CONCRETE WASHOUT

DESIGN NO.	ECO9
SCALE	NTS
DATE	1/2003
DESIGNED BY	MRS
APPROVED BY	TRB

NO.	REVISION	DATE

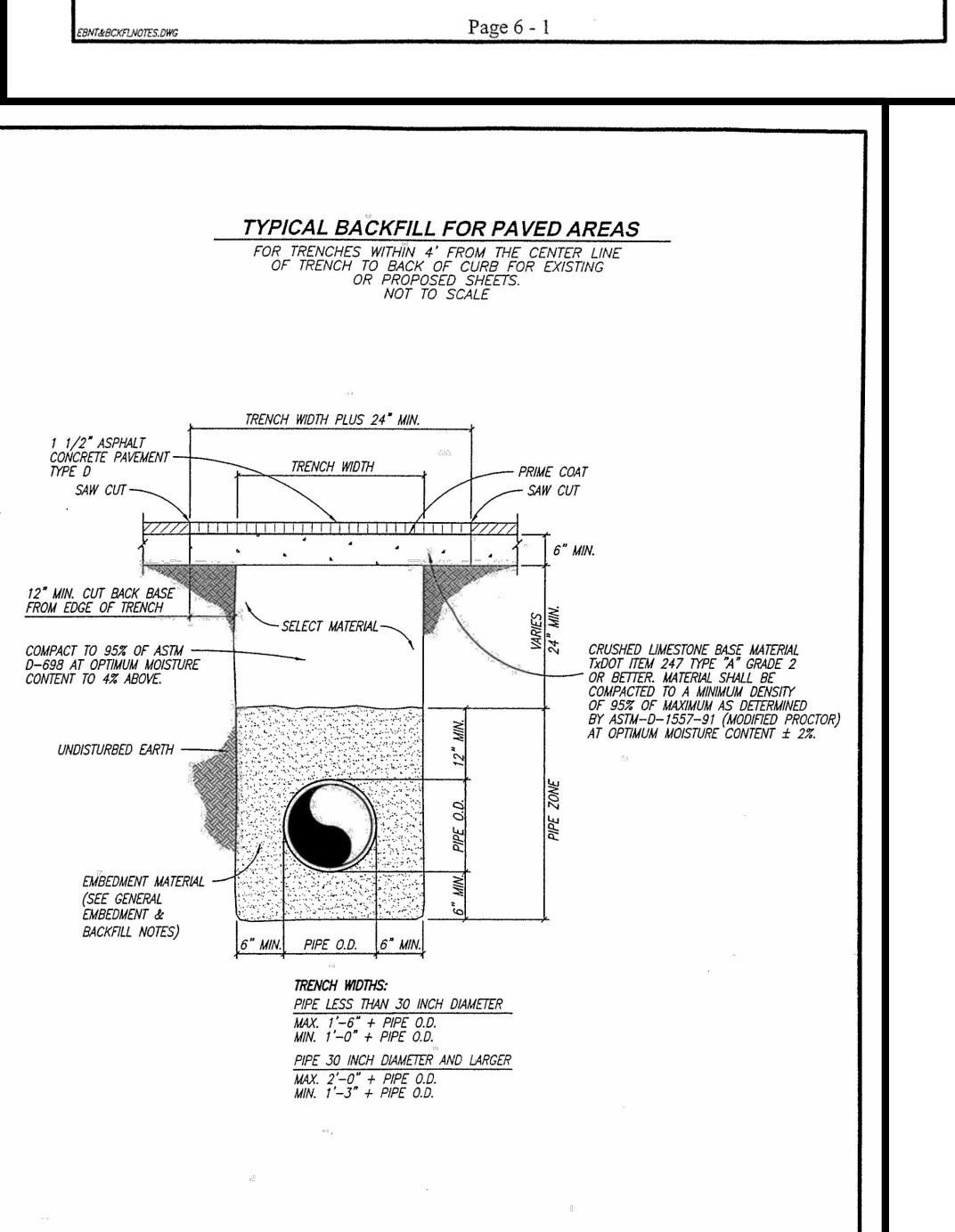
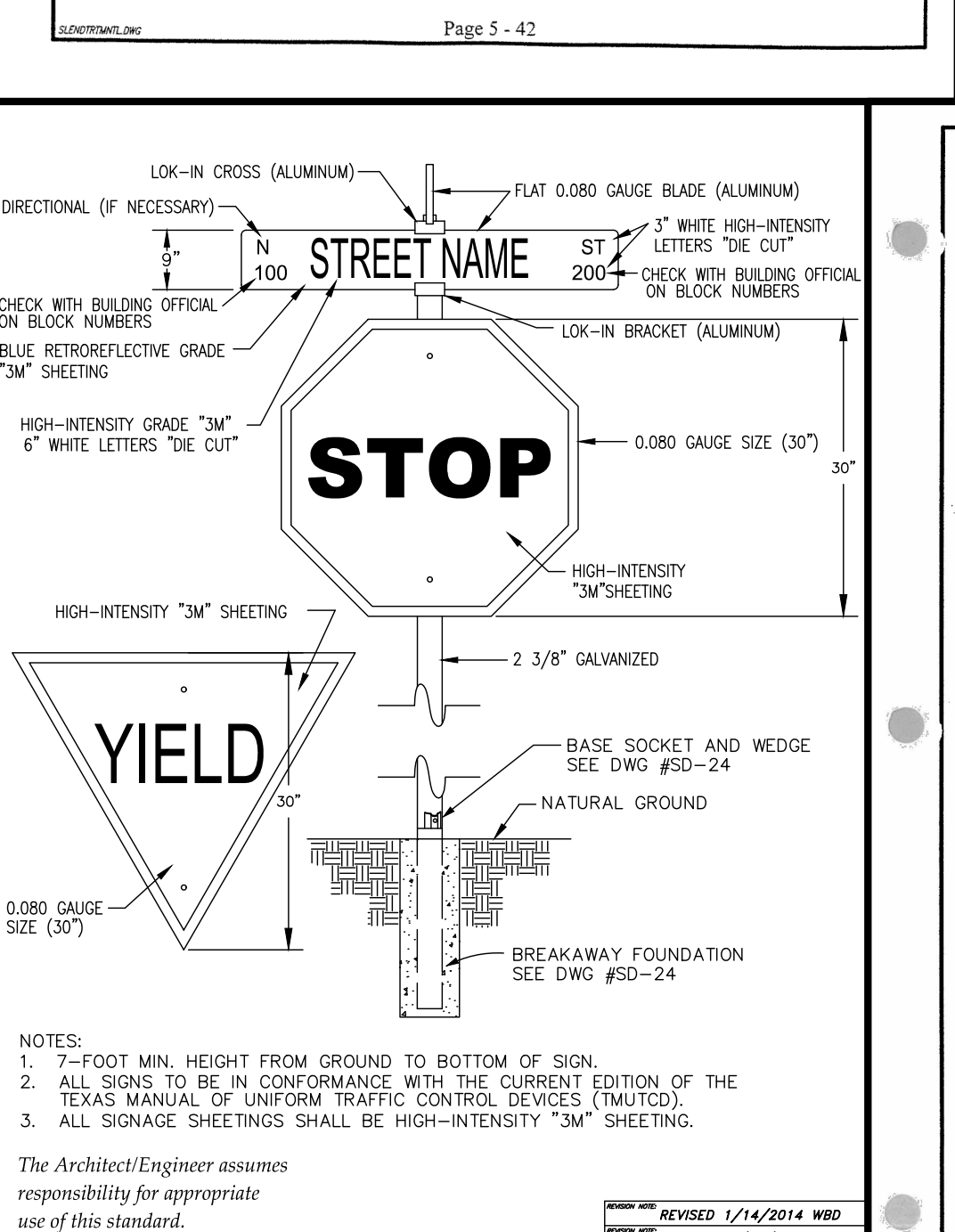
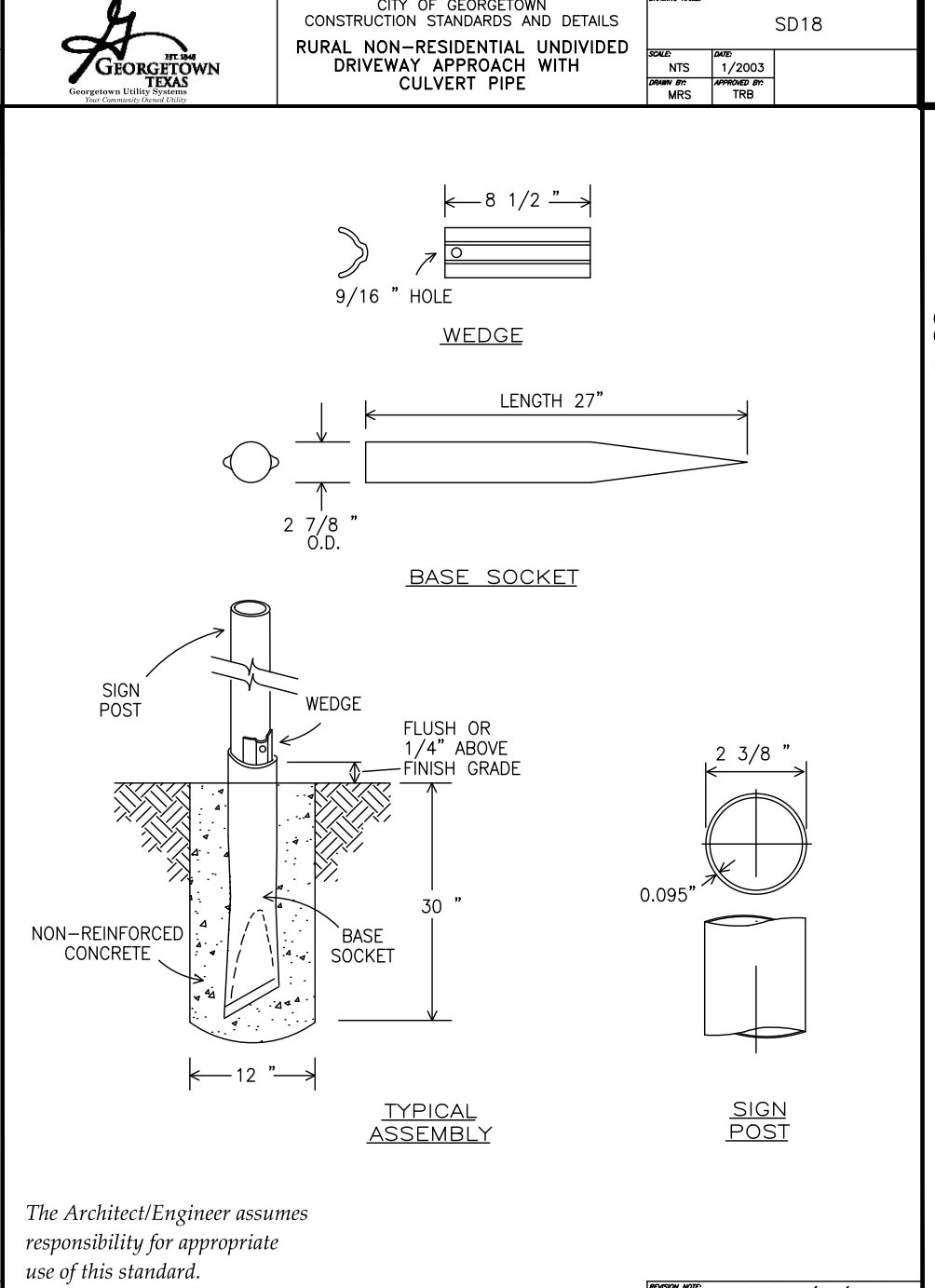
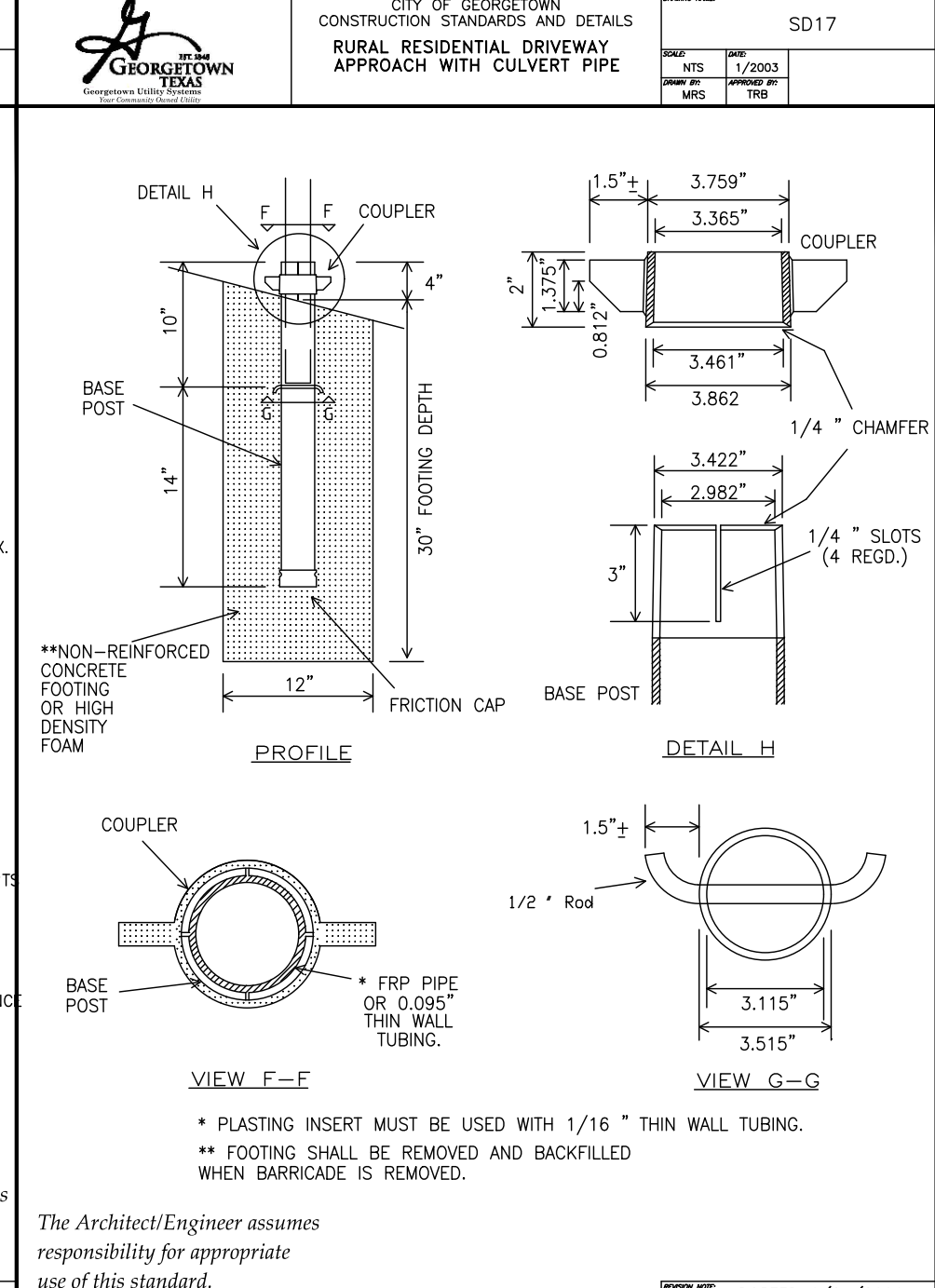
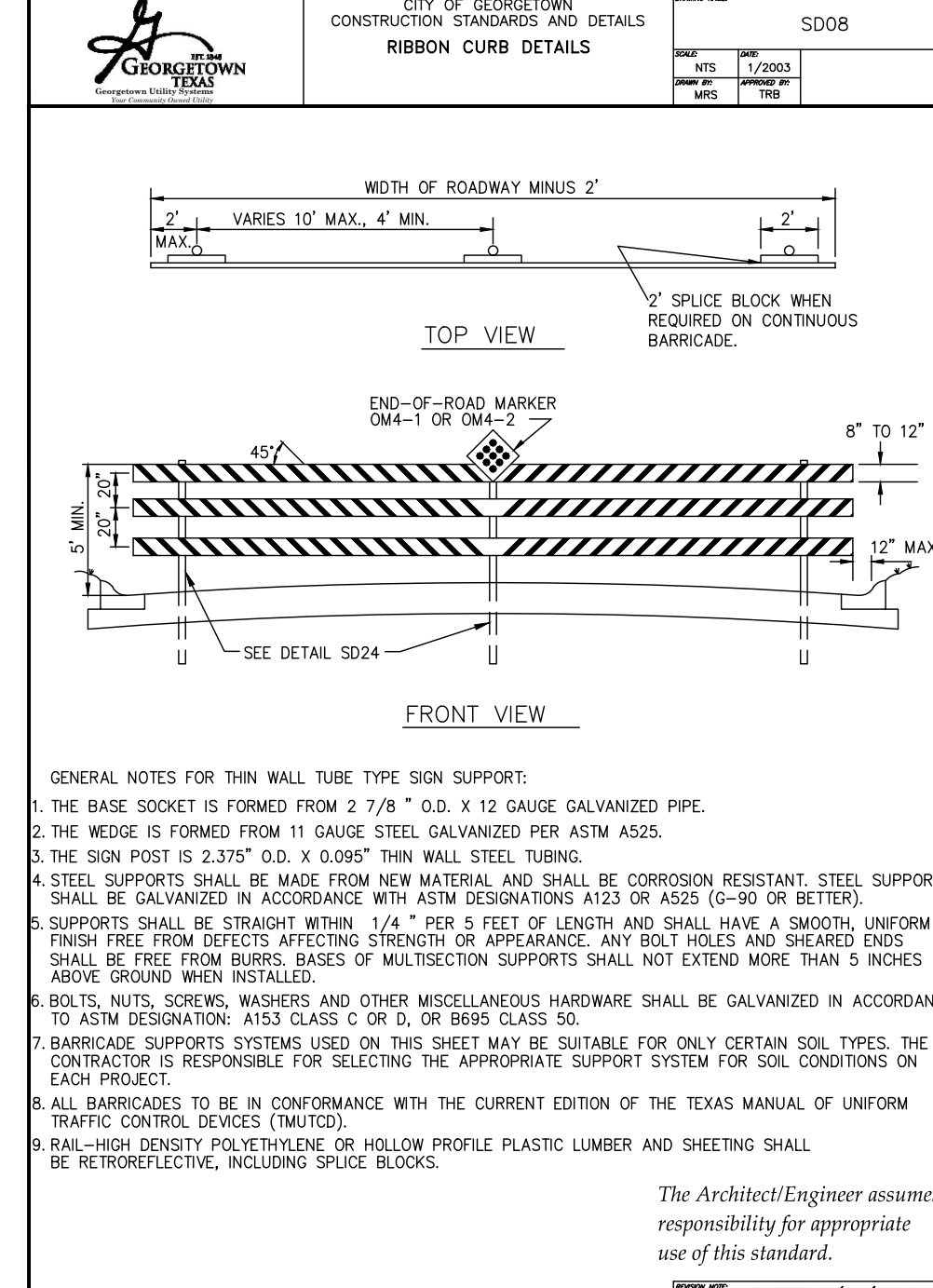
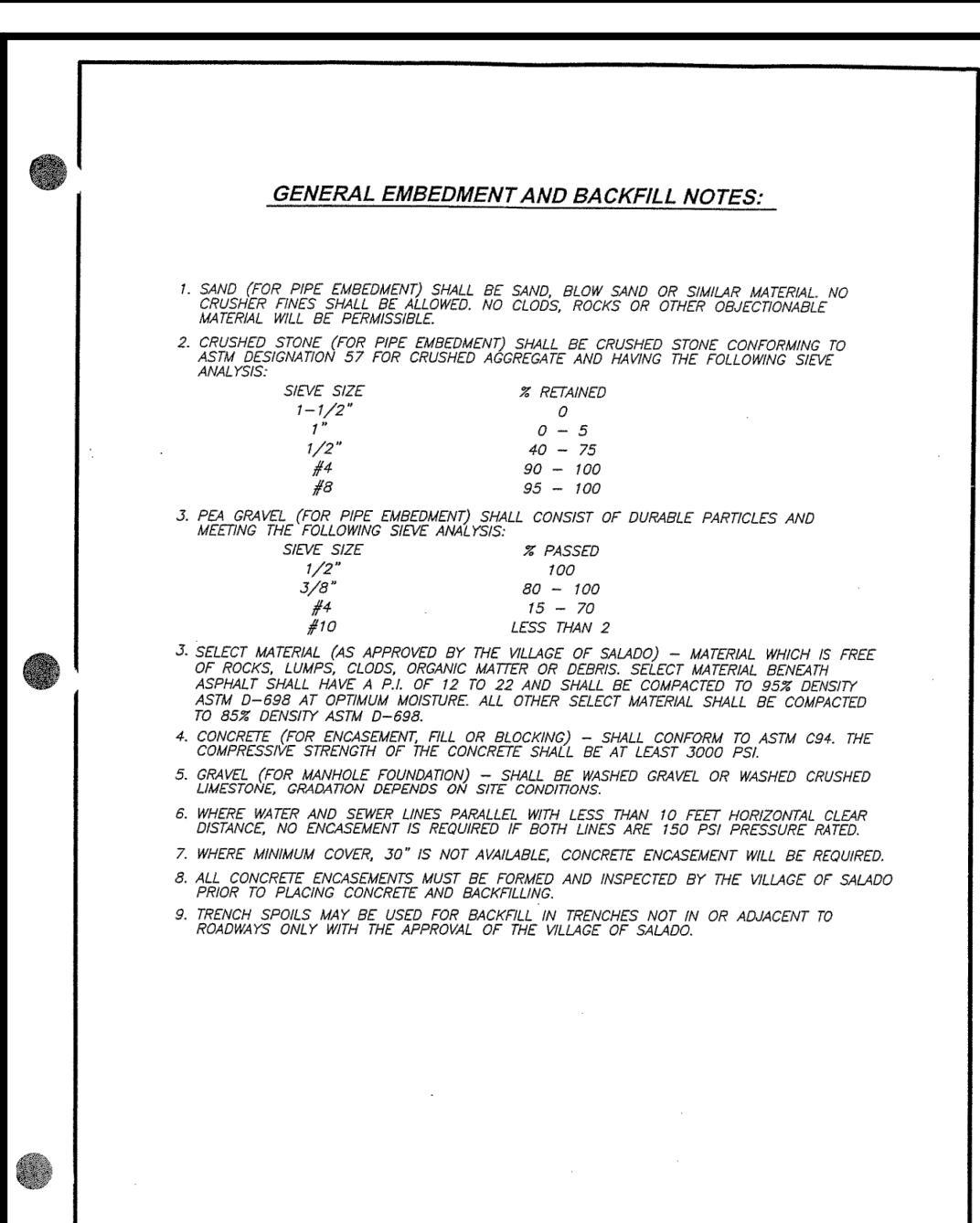
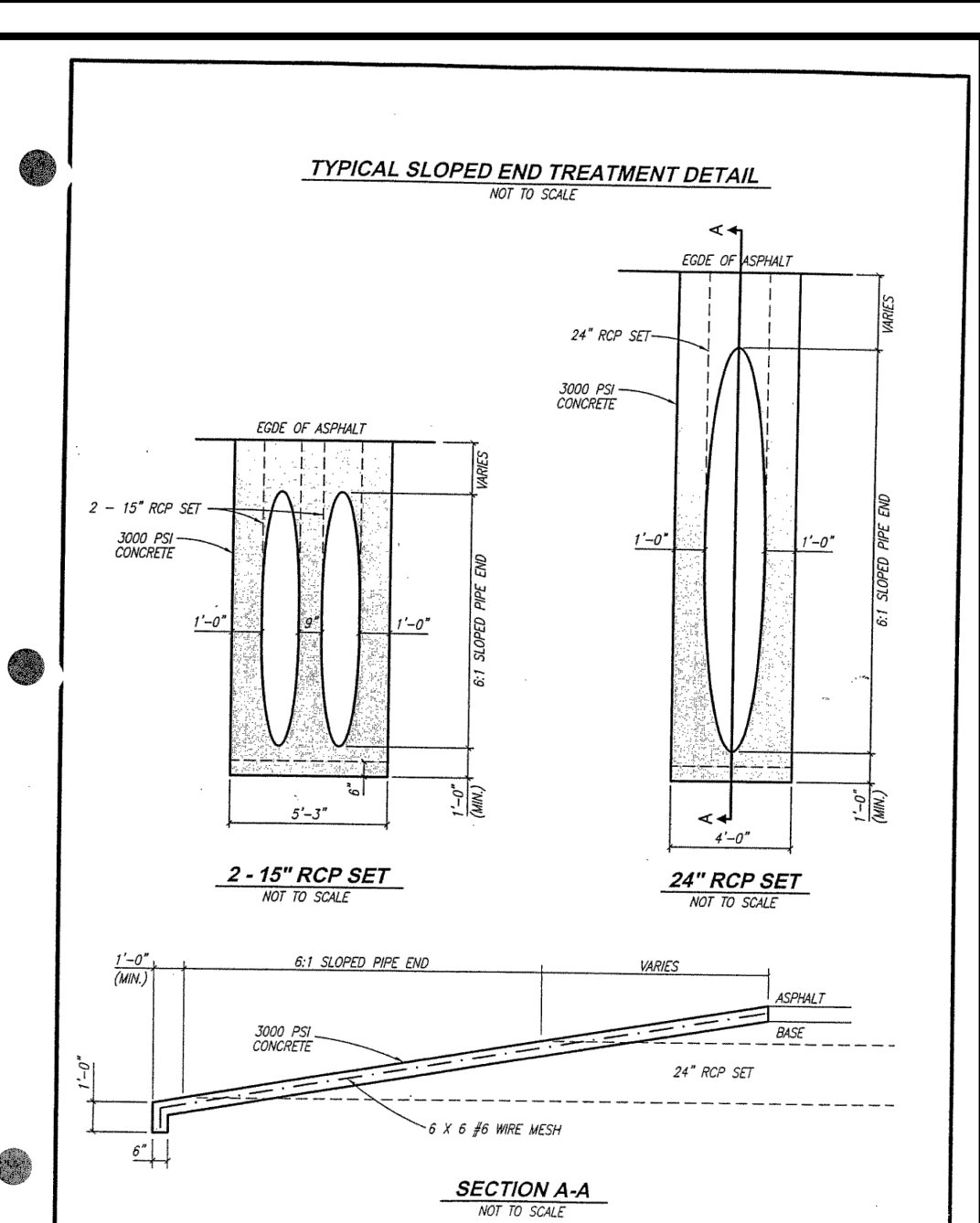
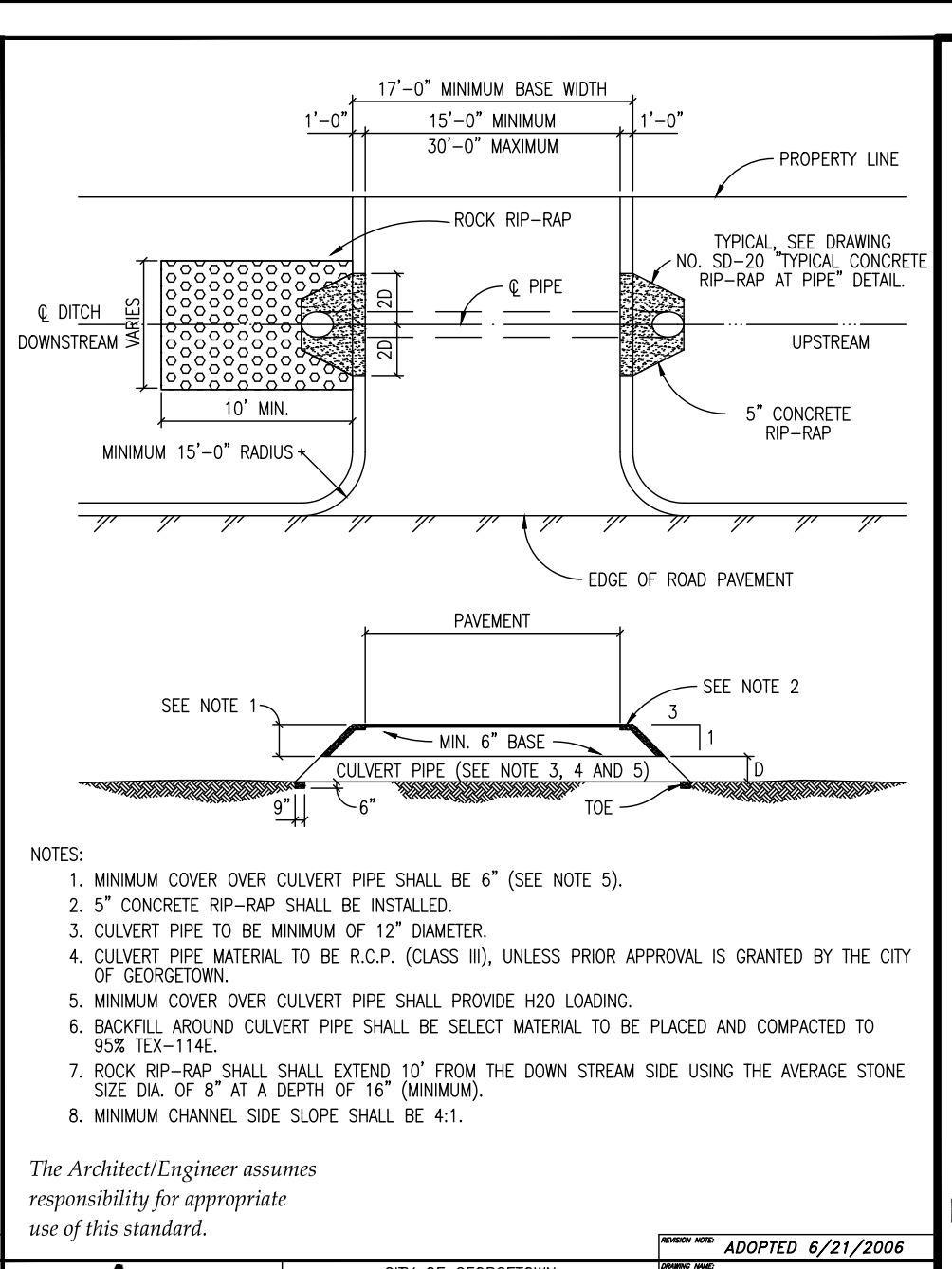
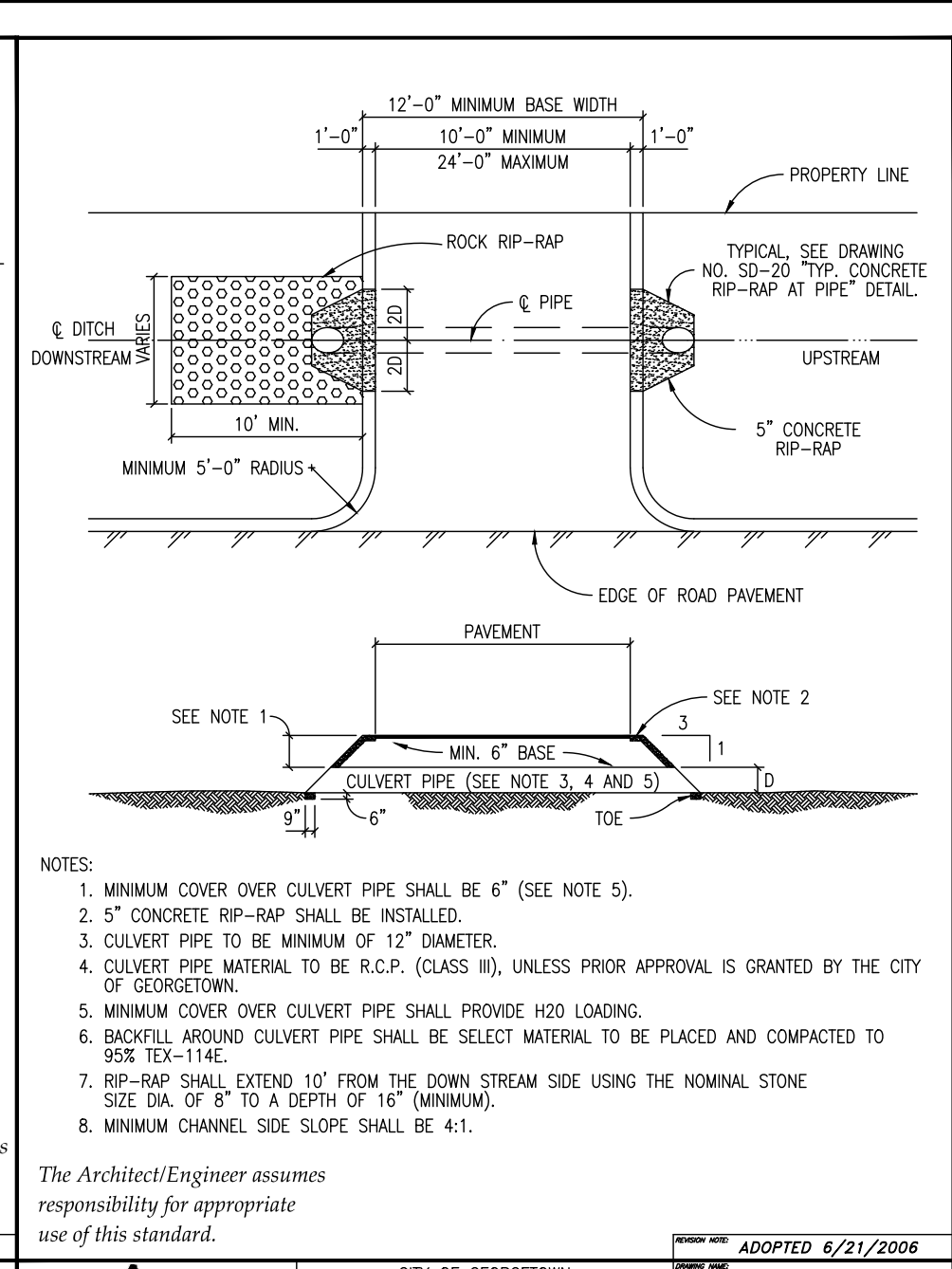
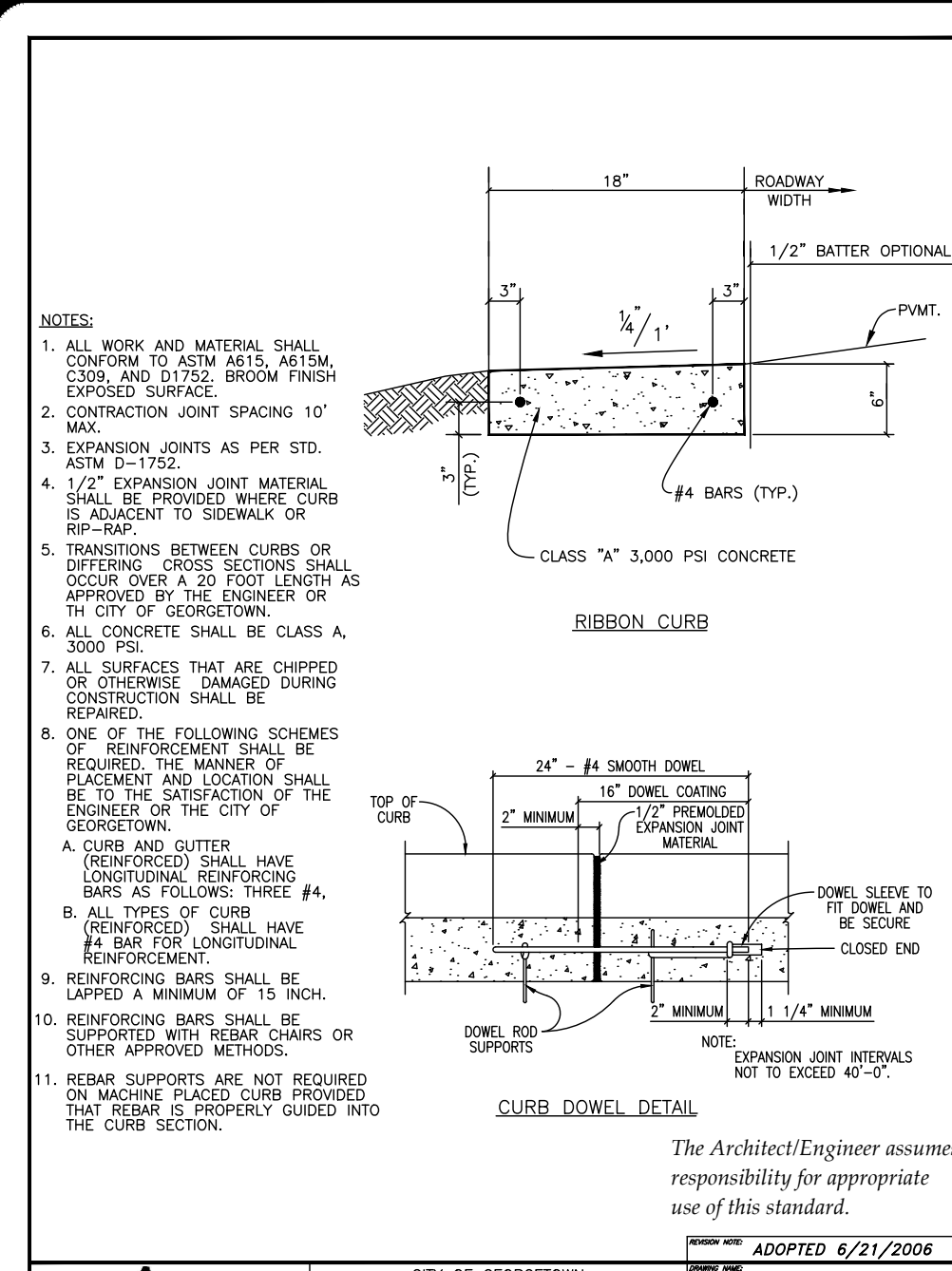
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TEXAS ENGINEERING FIRM #17011 TEXAS SURVEYING FIRM #10288801

**MUSTANG SPRINGS PHASE 1**  
SALADO, TEXAS  
CONSTRUCTION DETAILS  
EROSION CONTROL DETAILS

CITY NO.	
JOB NO.	51365-01
DATE	DECEMBER 2023
DESIGNER	CR/TK
CHECKED	ps
DRAWN/CR/TK	
SHEET	64 OF 69





	CITY OF GEORGETOWN CONSTRUCTION STANDARDS AND DETAILS PERMANENT END-OF-ROAD BARRICADE	SD21	ADOPTED 6/21/2006
		NTS 1/2003 DATE 1/2003 DATE 1/2003	DATE 1/2003 DATE 1/2003

	CITY OF GEORGETOWN CONSTRUCTION STANDARDS AND DETAILS UNIVERSAL ANCHOR SYSTEM	SD23	ADOPTED 6/21/2006
		NTS 1/2003 DATE 1/2003 DATE 1/2003	DATE 1/2003 DATE 1/2003

	CITY OF GEORGETOWN CONSTRUCTION STANDARDS AND DETAILS POZ-LOC (BREAKAWAY FOUNDATION)	SD24	ADOPTED 6/21/2006
		NTS 1/2003 DATE 1/2003 DATE 1/2003	DATE 1/2003 DATE 1/2003

	CITY OF GEORGETOWN CONSTRUCTION STANDARDS AND DETAILS STANDARD STREET SIGN DETAIL	SD25	REVISED 1/14/2014 WRD ADOPTED 6/21/2006 TRB
		NTS 1/2003 DATE 1/2003 DATE 1/2003	DATE 1/2003 DATE 1/2003

SD22	ADOPTED 6/21/2006
NTS 1/2003 DATE 1/2003 DATE 1/2003	DATE 1/2003 DATE 1/2003

NO.	REVISION	DATE

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 TEXAS ENGINEERING FIRM #470 | TEXAS SURVEYING FIRM #10268861

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**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

**CONSTRUCTION DETAILS**  
**STREET & DRAINAGE DETAILS**

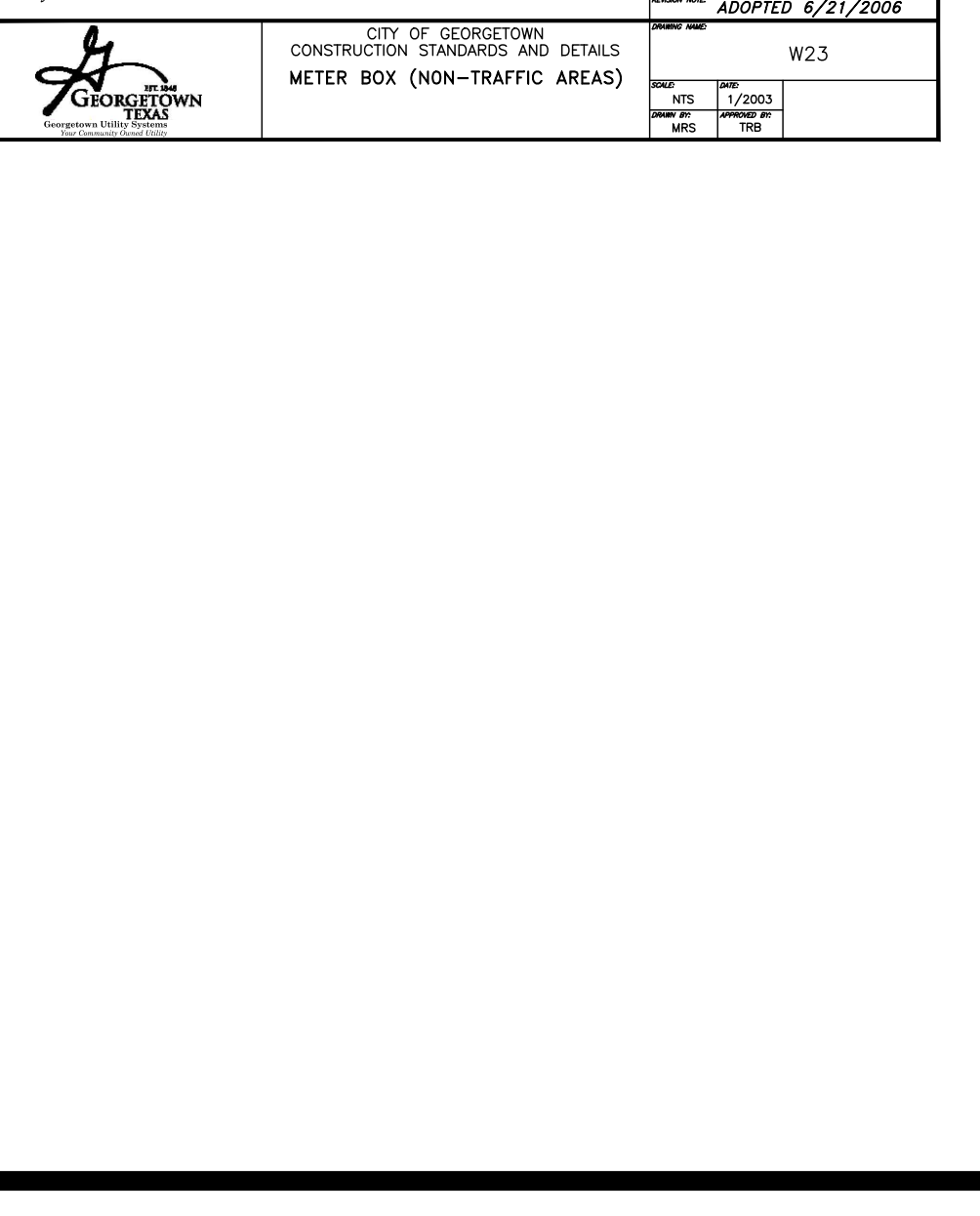
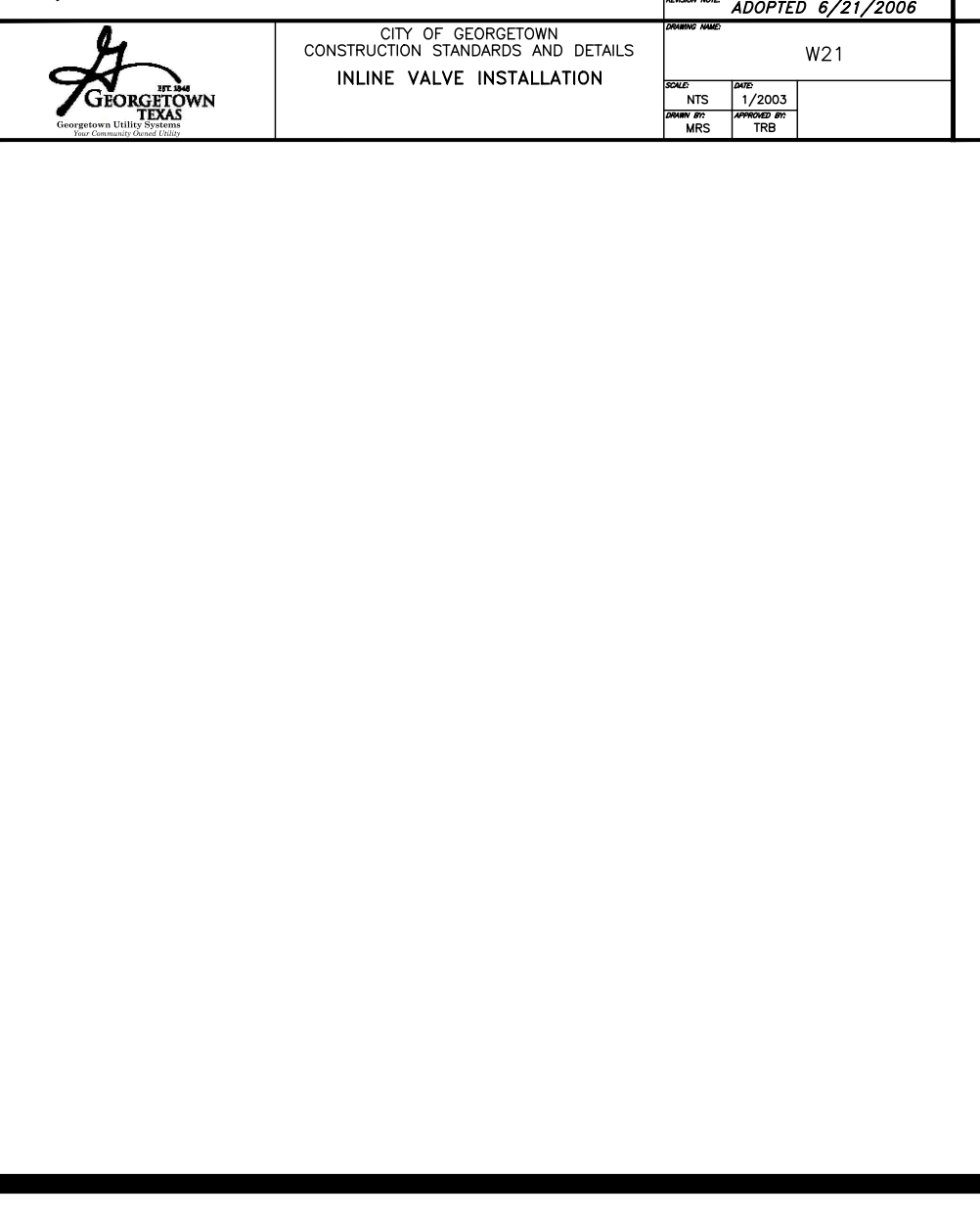
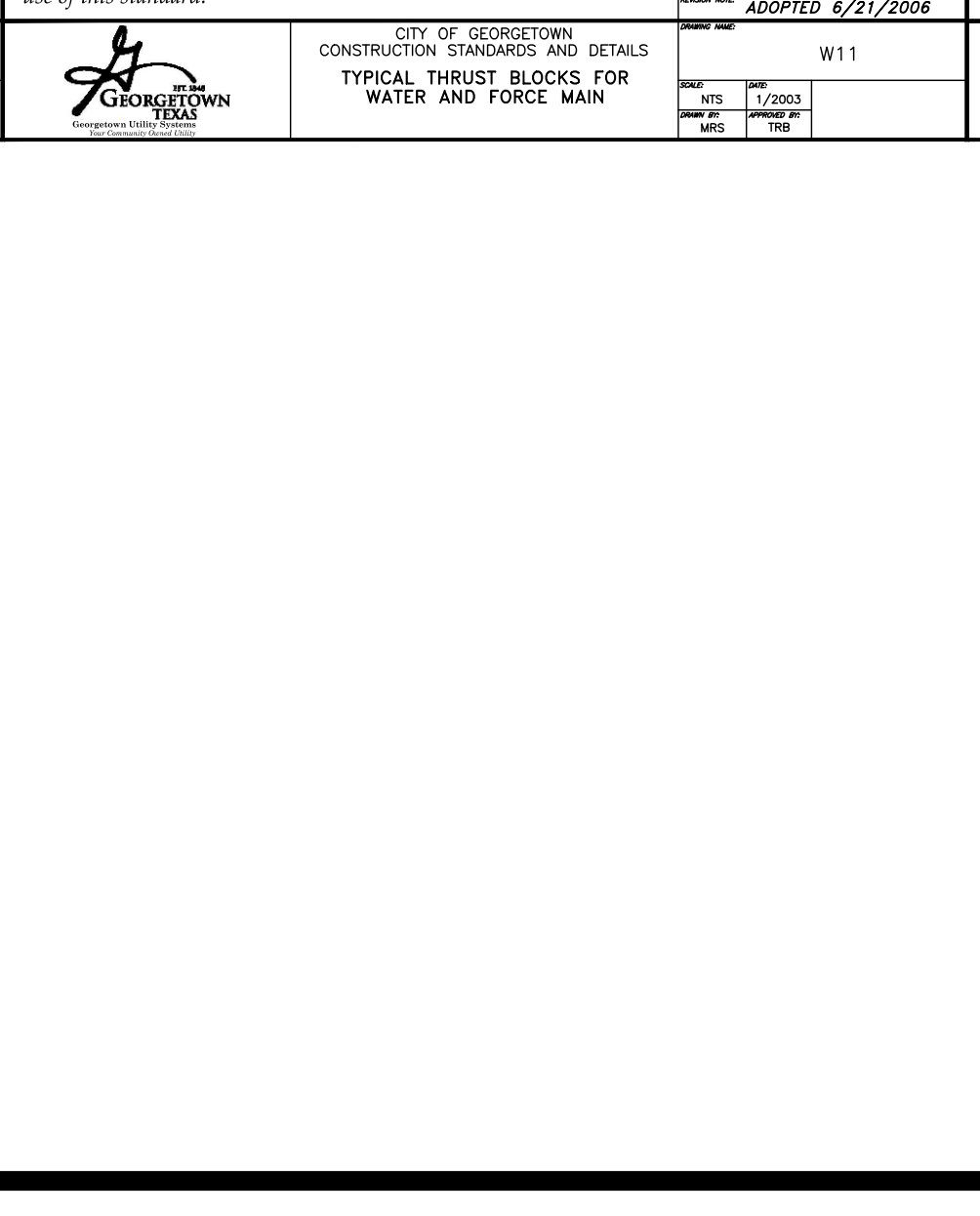
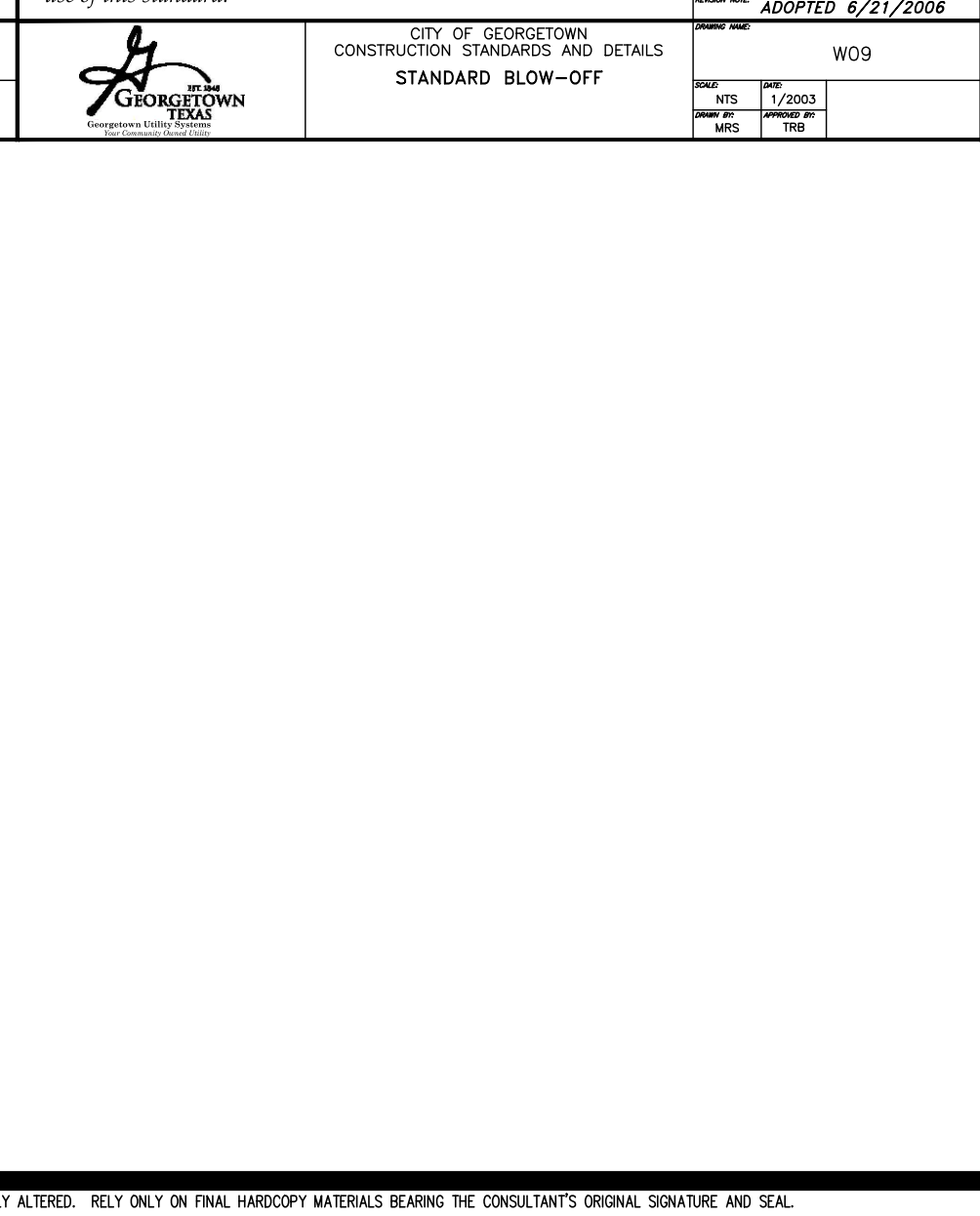
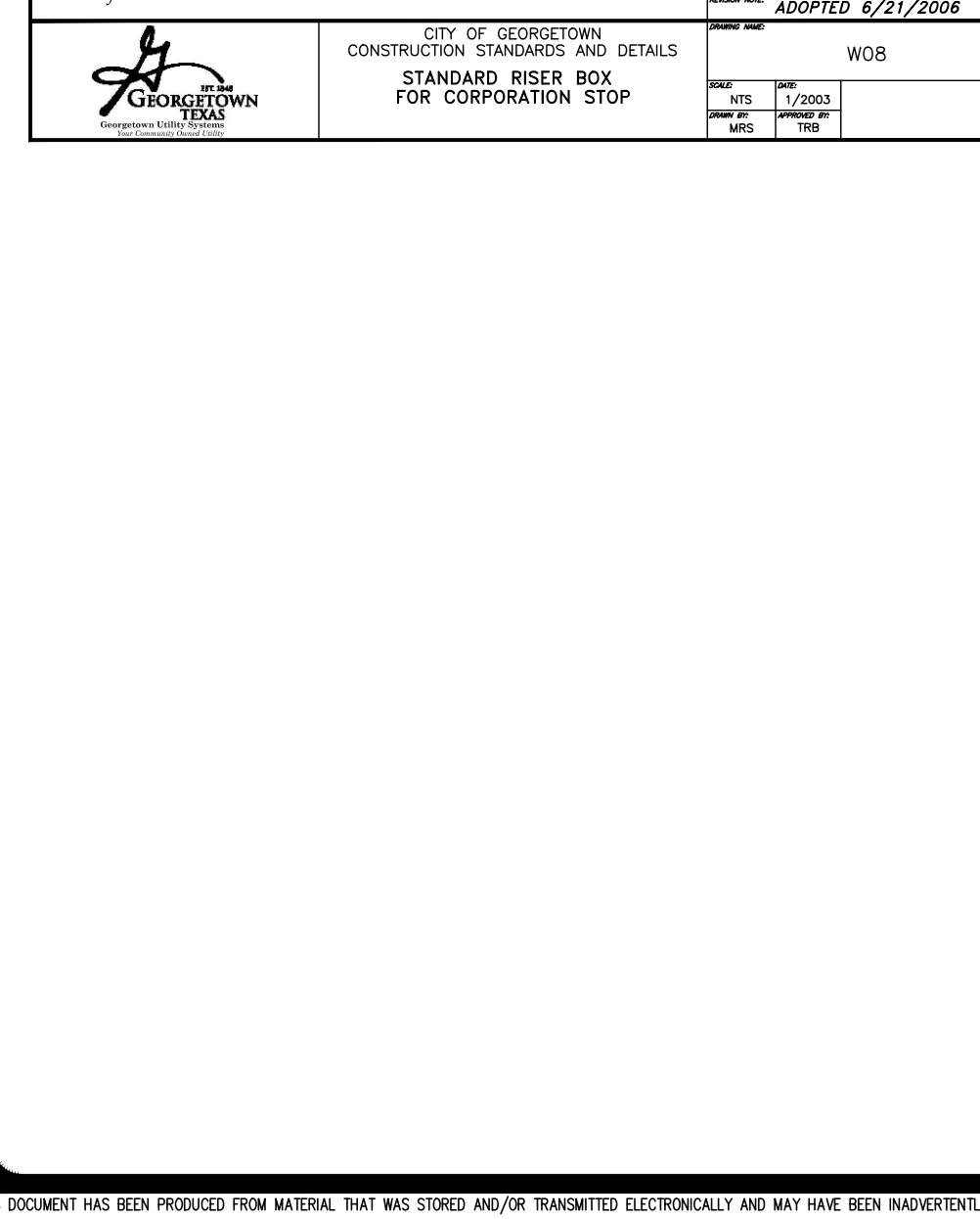
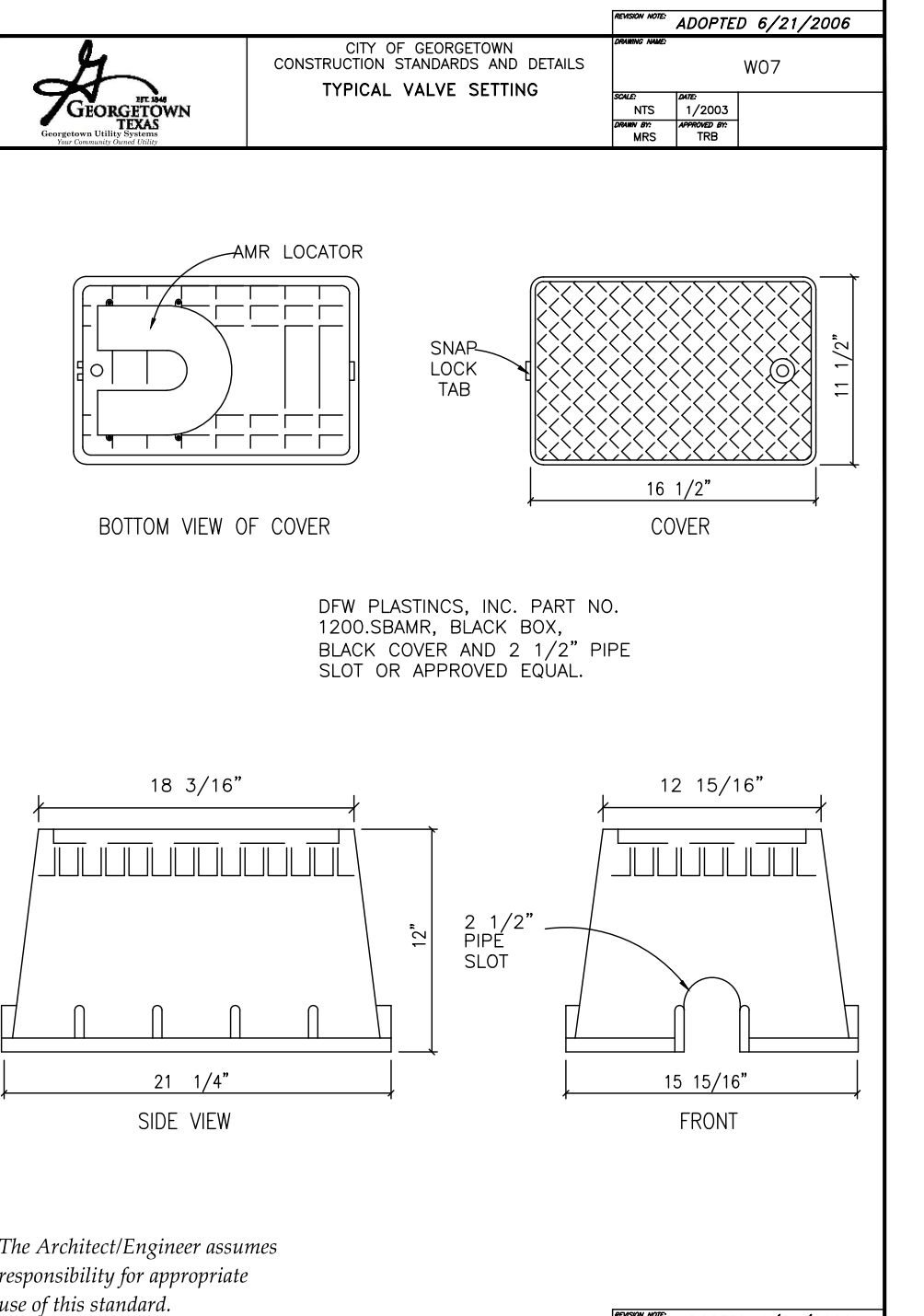
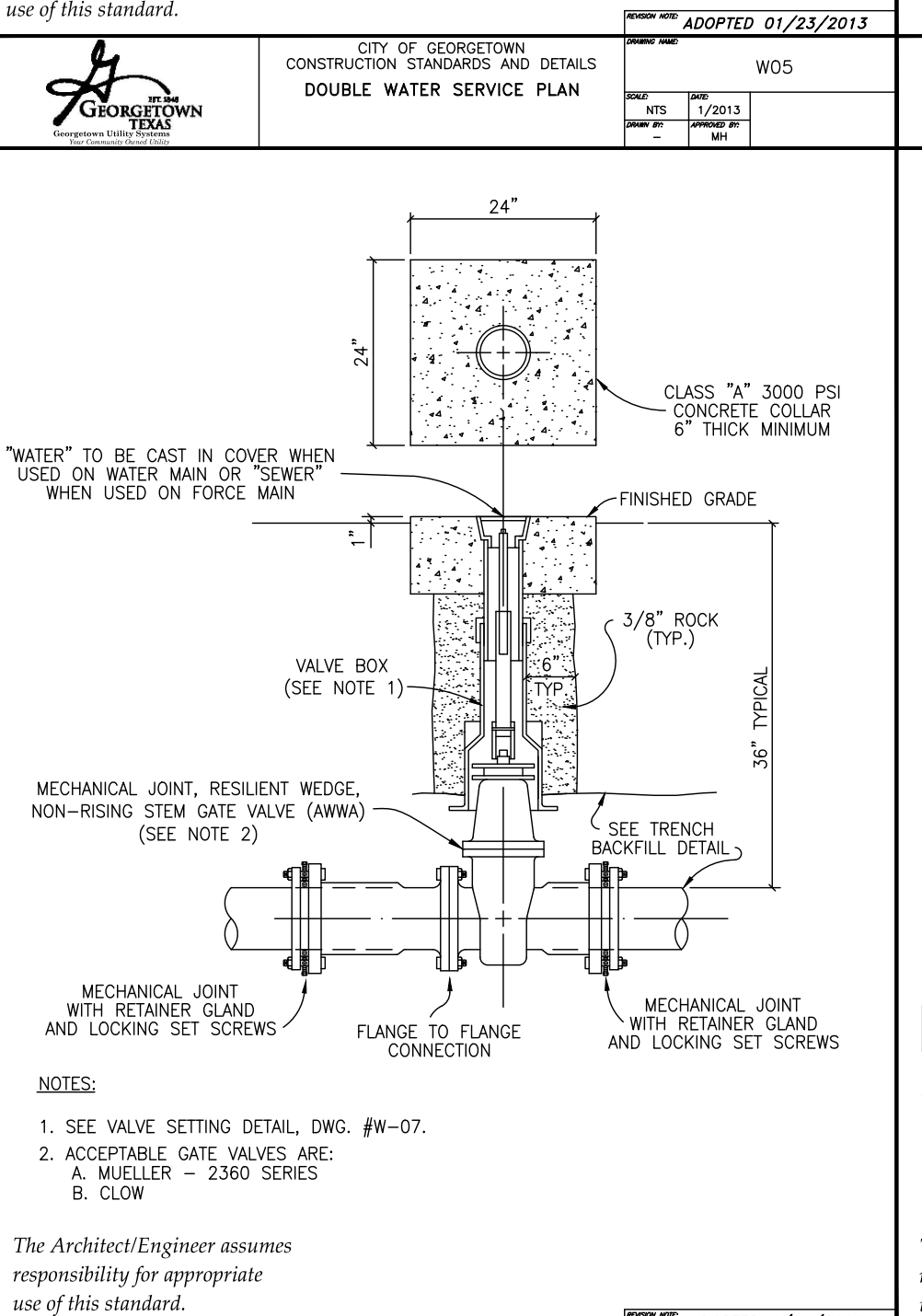
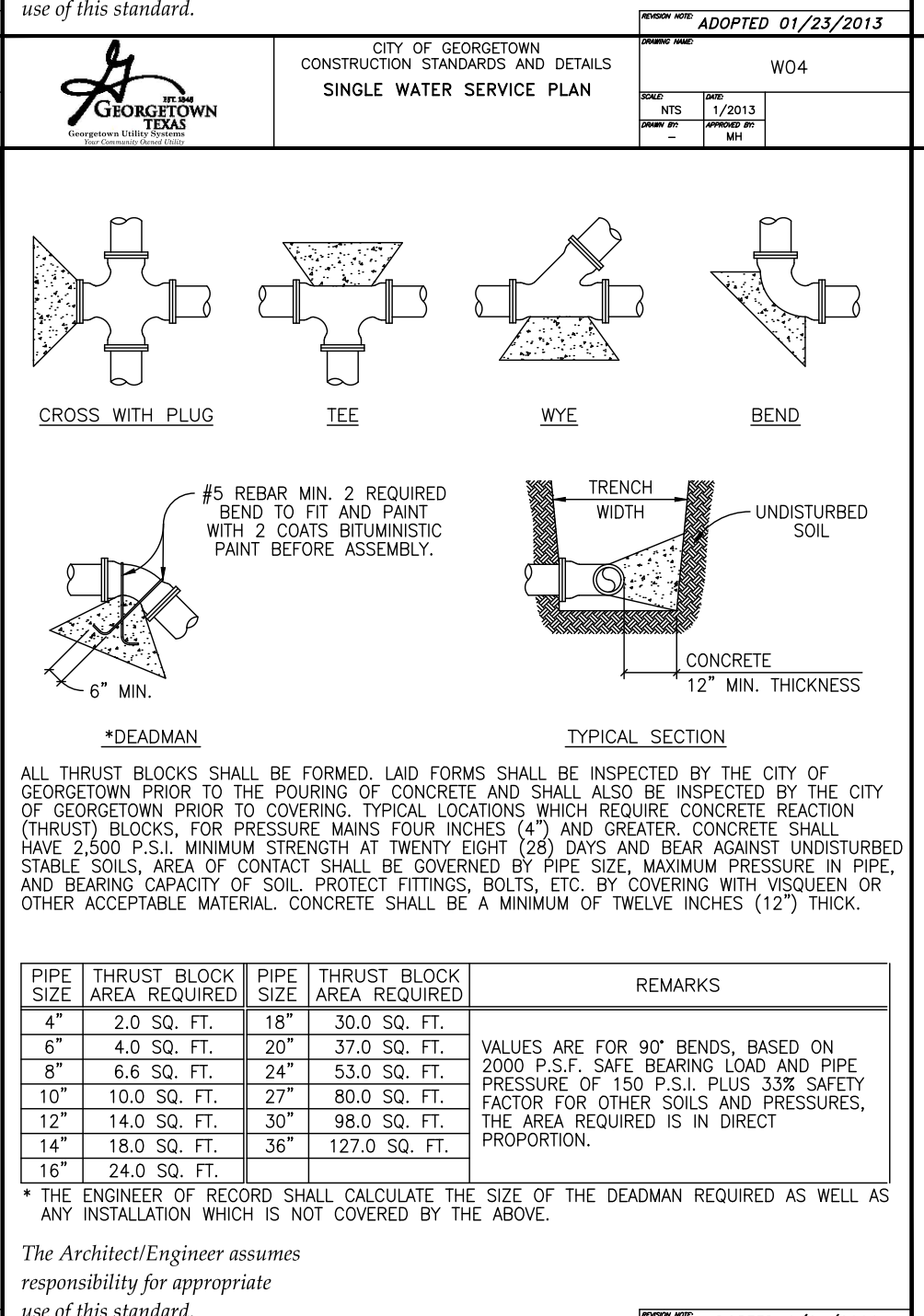
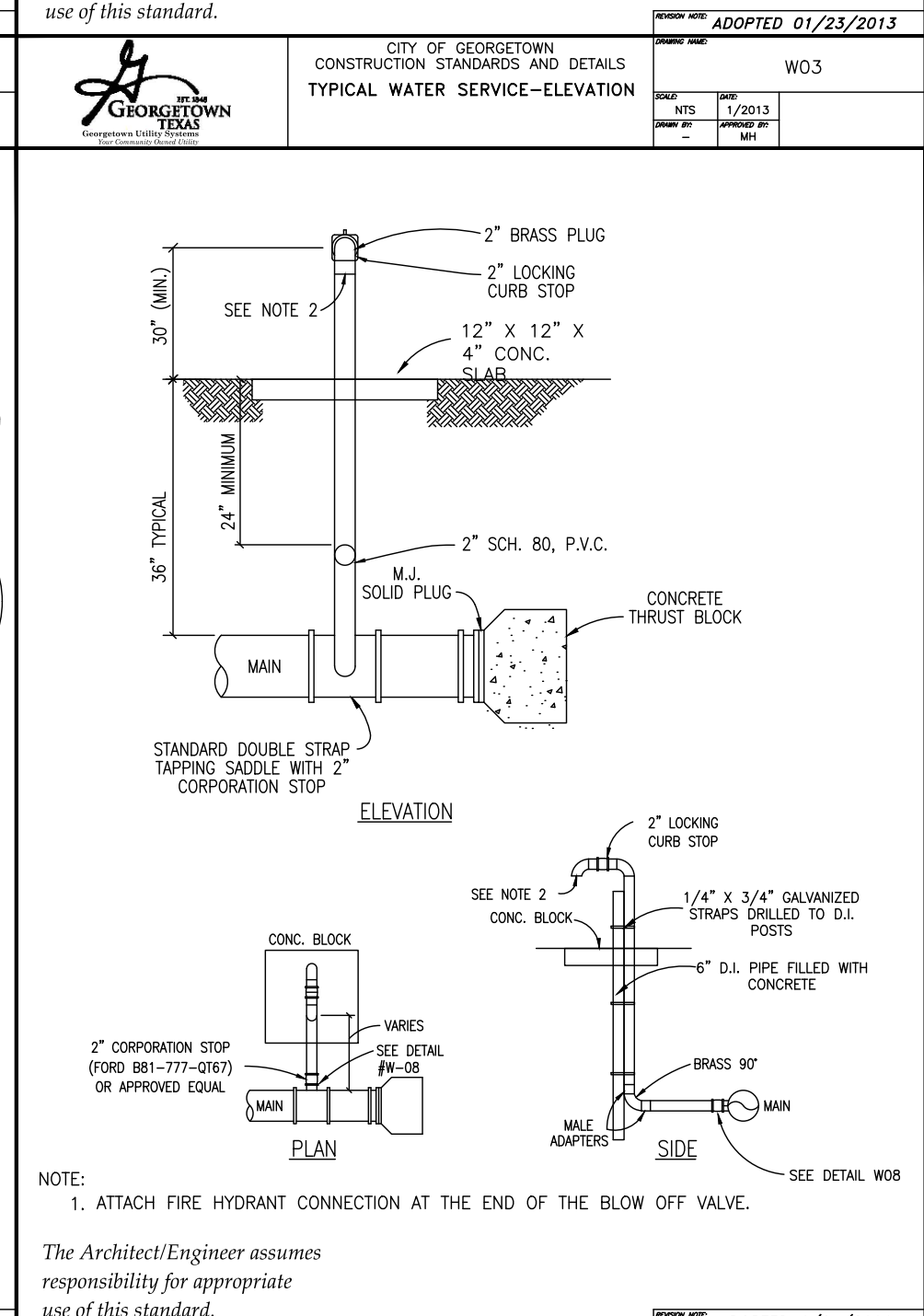
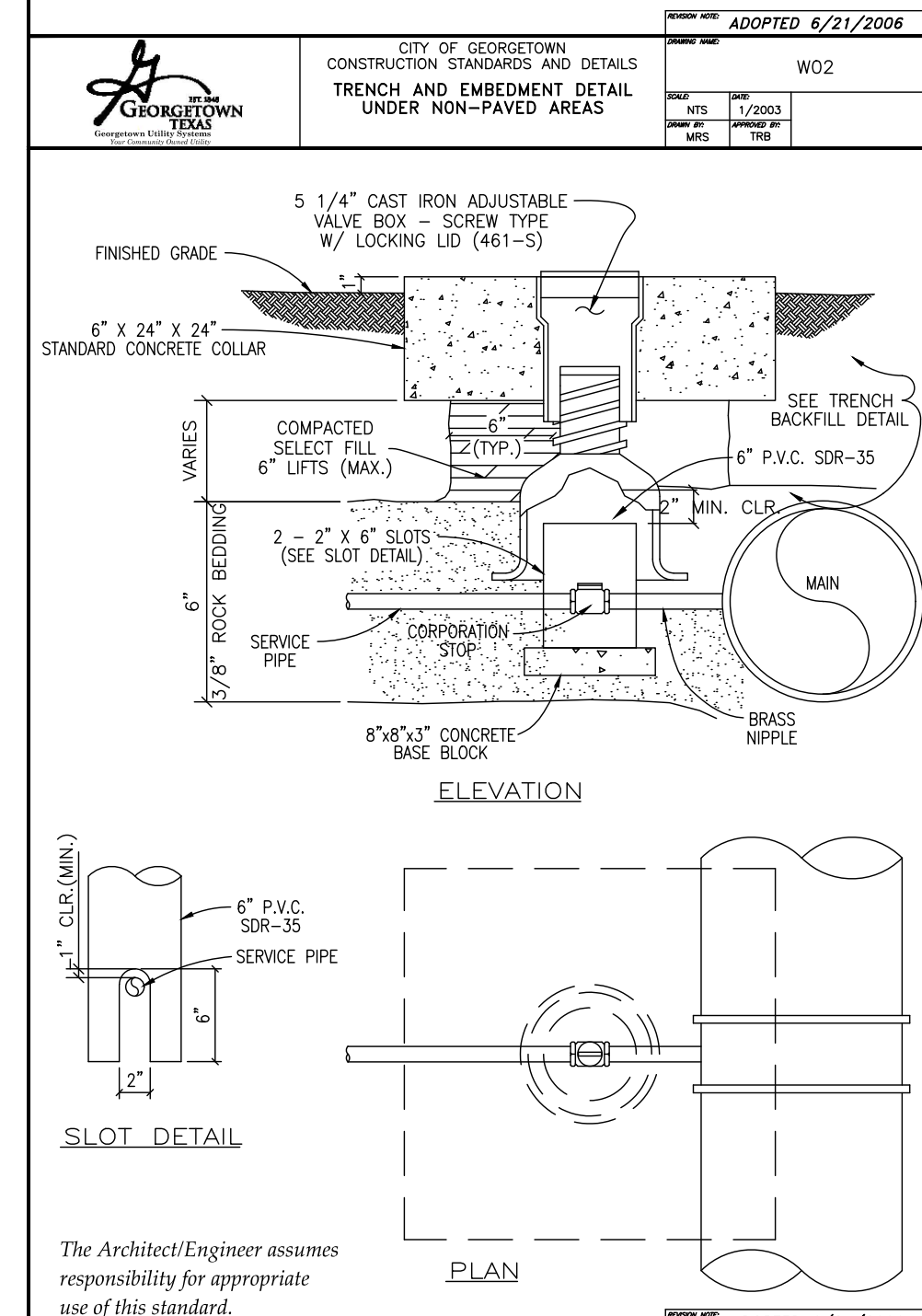
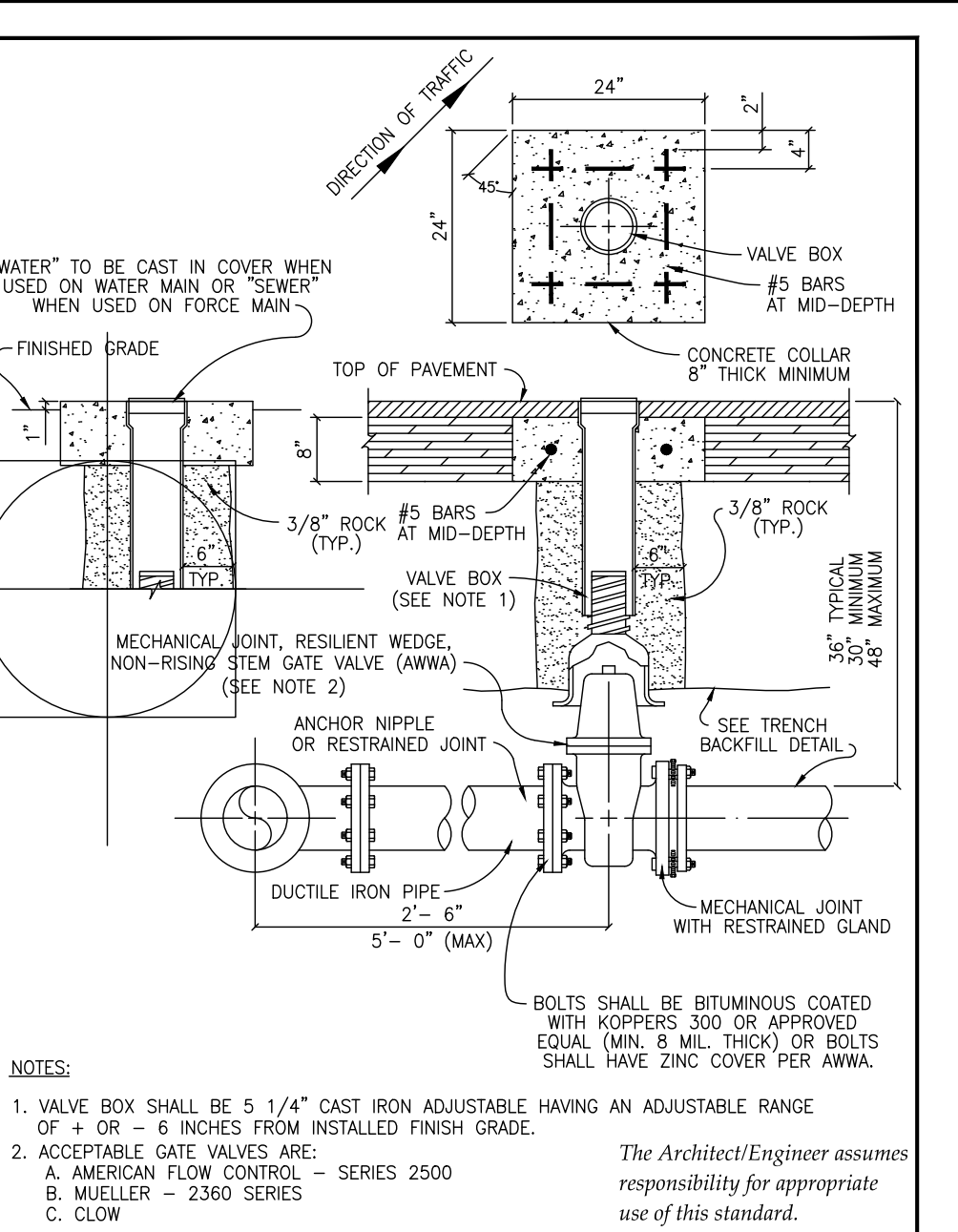
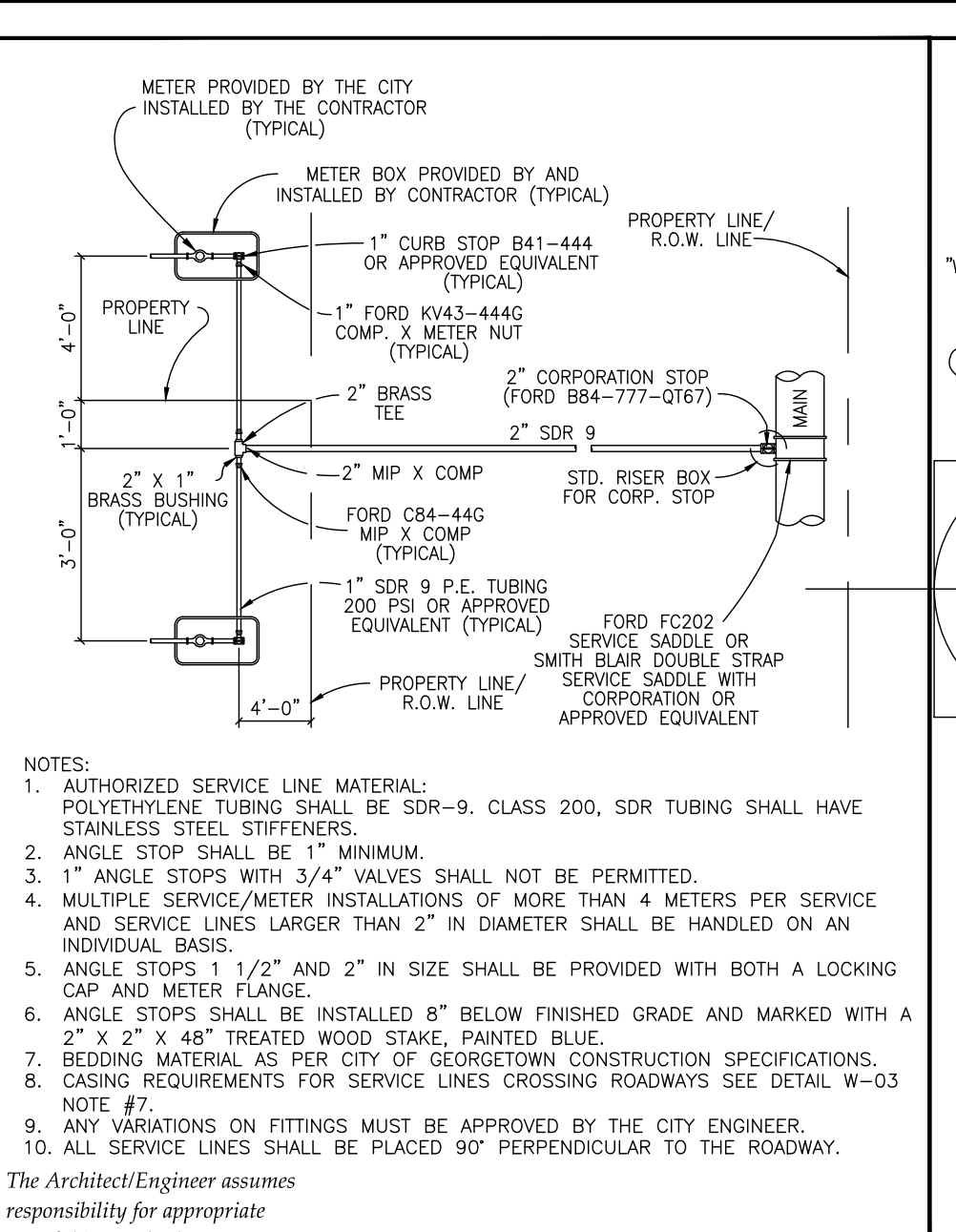
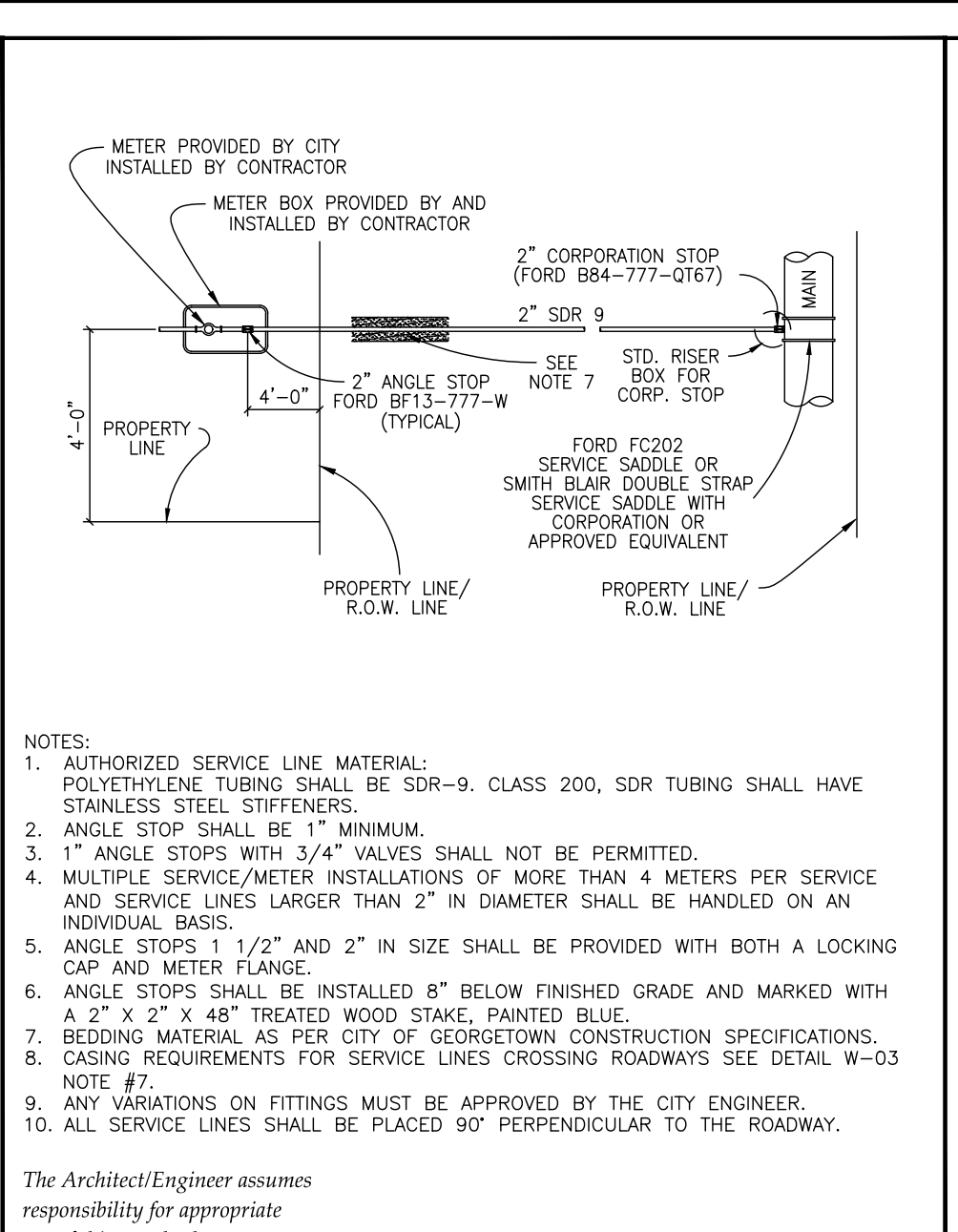
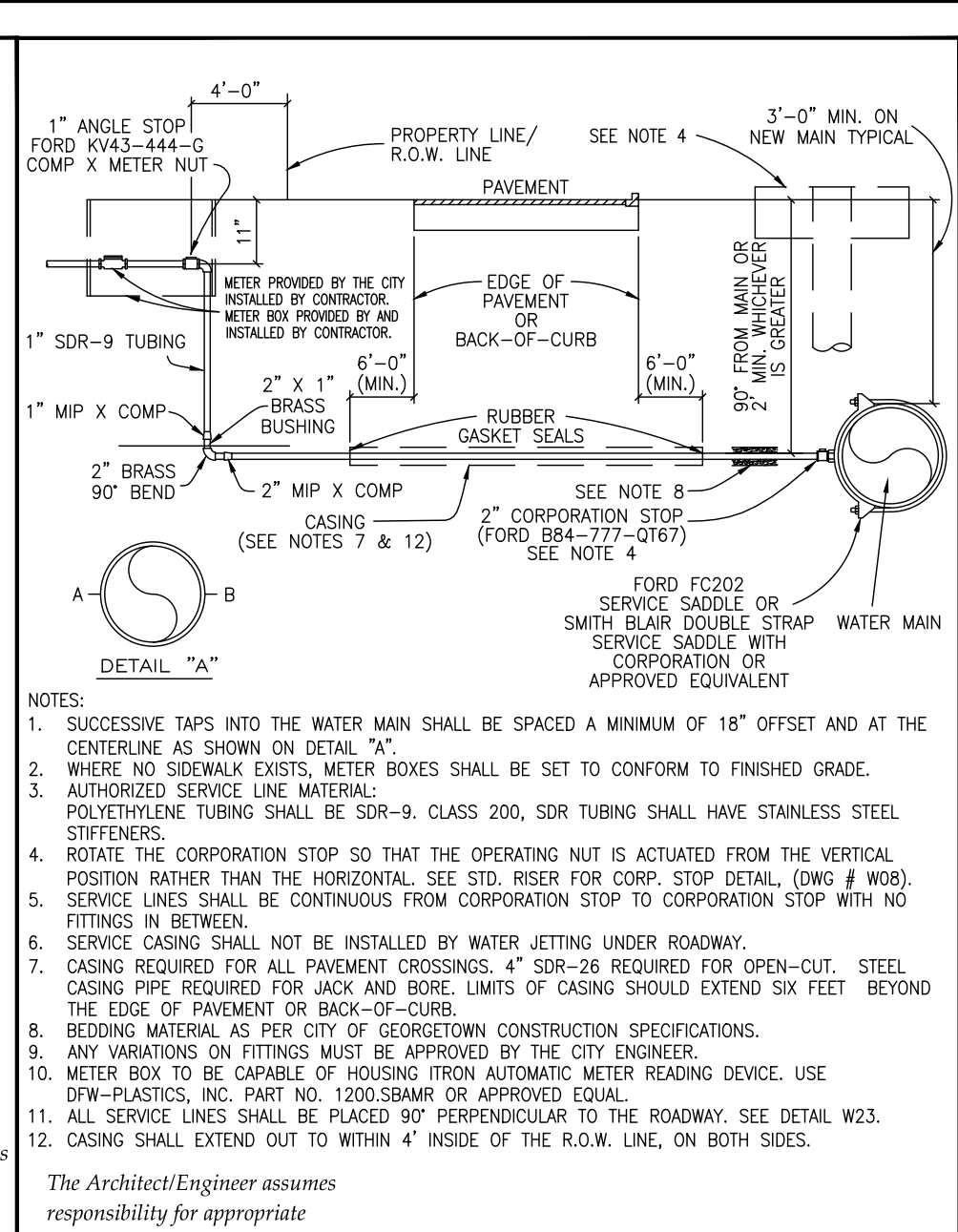
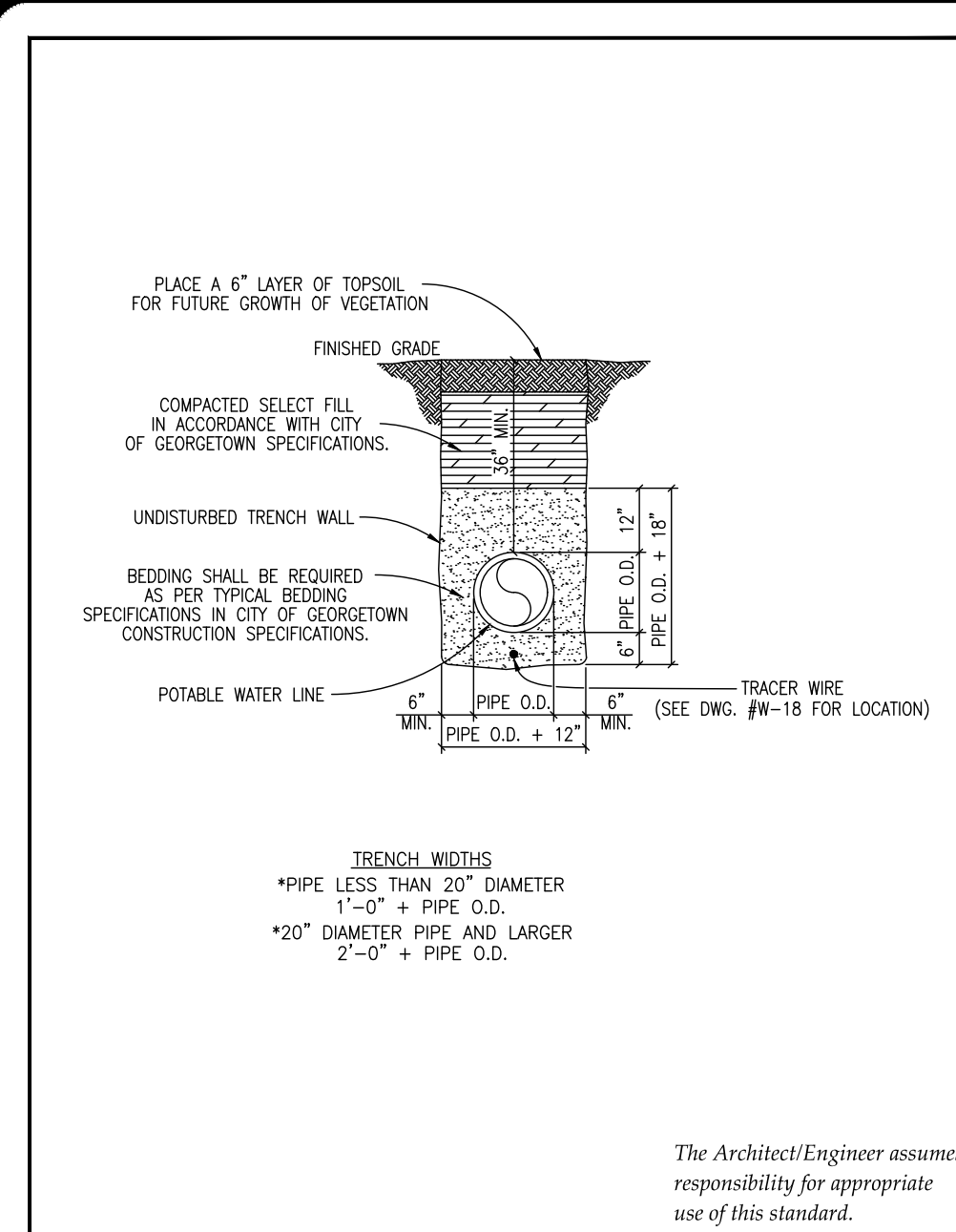
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CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
 CHECKED ps DRAWNCR/TK  
 SHEET 65 OF 69





Date: Dec 04, 2023, 12:18pm User ID: psywester  
 File: H:\Projects\51365\01\_S01 construction documents\DWG\0151365-01.dwg



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NO.	REVISION	DATE

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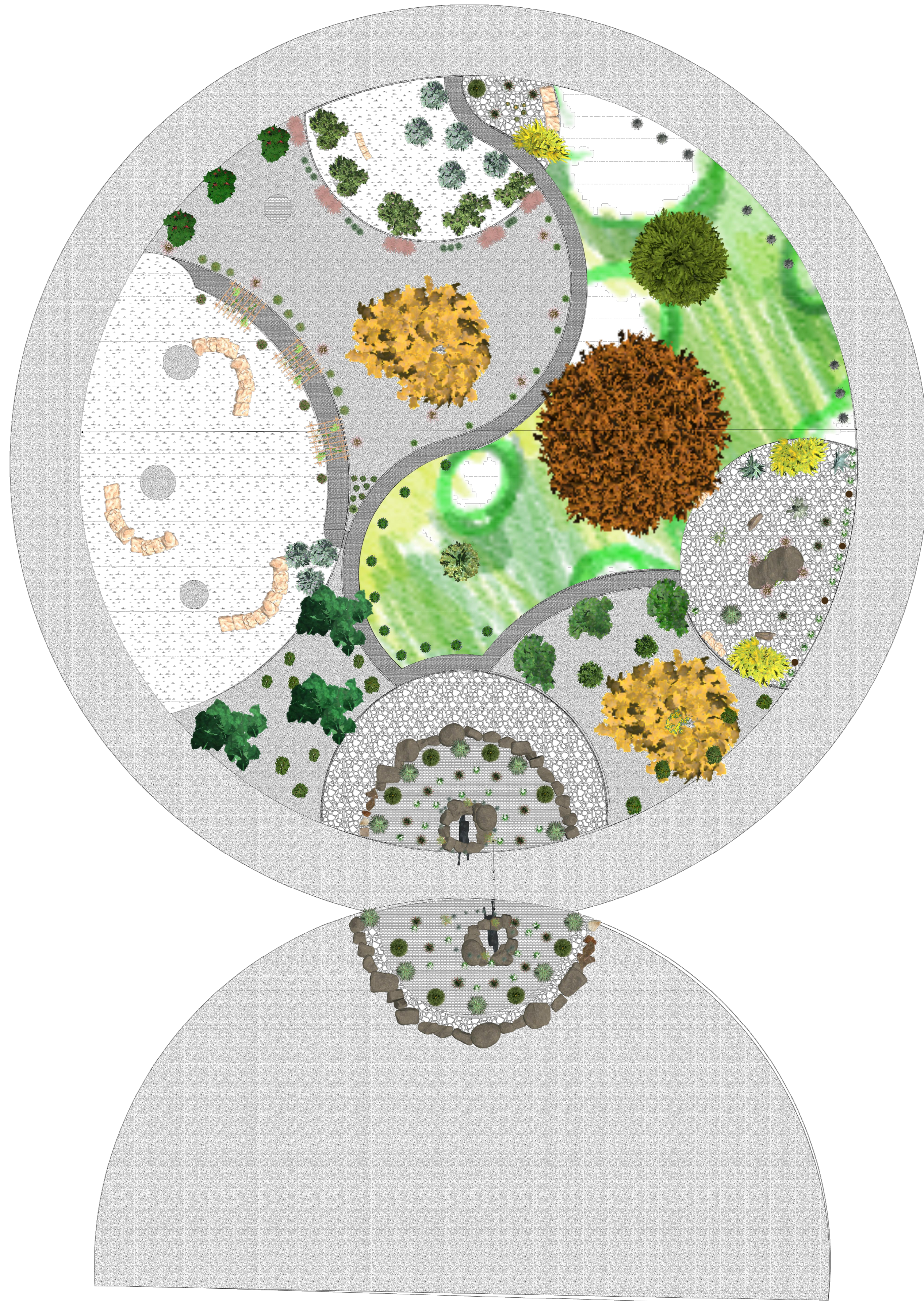
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 TEXAS SURVEYING FIRM #10028861

**MUSTANG SPRINGS PHASE 1**  
 SALADO, TEXAS

**CONSTRUCTION DETAILS**  
 WATER DETAILS

CITY NO. \_\_\_\_\_  
 JOB NO. 51365-01  
 DATE DECEMBER 2023  
 DESIGNER CR/TK  
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 SHEET 68 OF 69

**Mustang Creek Roundabout  
Idea with front of  
Island**



Scale: 1/20" = 1 ft  
0 5 10 15 20 25 30 35 40 45

Count:	10
Perimeter:	3973' 5.18"
Area:	43855.2 ft <sup>2</sup>
Planter Fill:	0 ft <sup>3</sup> of ? Earth, 8763 ft <sup>3</sup> of Planting Soil, Earth, 621 ft <sup>3</sup> of Lawn, Two-Tone, Earth, 64 ft <sup>3</sup> of Brown, Earth, 1485 ft <sup>3</sup> of River Stone
Curb Count:	0
Curb Type:	
Curb Length:	
	DryStack Edging 6"x 4"
Count:	10
Linear Ft:	1546' 6.6"
<b>Project Info</b>	
Project Name:	Mustang Creek Round About
Client Name:	Trenton Cook
Client Email:	
Client Phone:	
Address:	
City:	Salado
State/Province:	TX
Zip/Postal Code:	
Description:	Mustang Creek Landscape and Irrigation.
Designer Name:	Monica Sutton
Company Name:	
<b>Hardscapes Total</b>	
Count:	8
Perimeter:	2320' 2.54"
Area:	36339.68 ft <sup>2</sup>
Total Area:	36339.68 ft <sup>2</sup>
Height:	2x0", 2x3", 2x4", 6", 7"
Surface Material:	Earth, River Rock
Riser:	+1' 1' 3" +3' 6.95" +5' 39' 7.06"
Riser Material:	Pavers, 5" x 10" Black
Coping Interior:	0'
Coping Material:	
Displacement:	729 ft <sup>3</sup>
CY:	448.6 yards <sup>3</sup>

Fill Style	Cutseers
	Custom Shape & Pergola
	Existing Vegetation
	Decomposed In Planters
	Custom Shape & Pergola
	Custom Shape & Pergola
	DG Trail
	Hardscapes
	River Rock Mulch
	Tifway 419 Bermuda Sod
	Planters
	Stone Edging