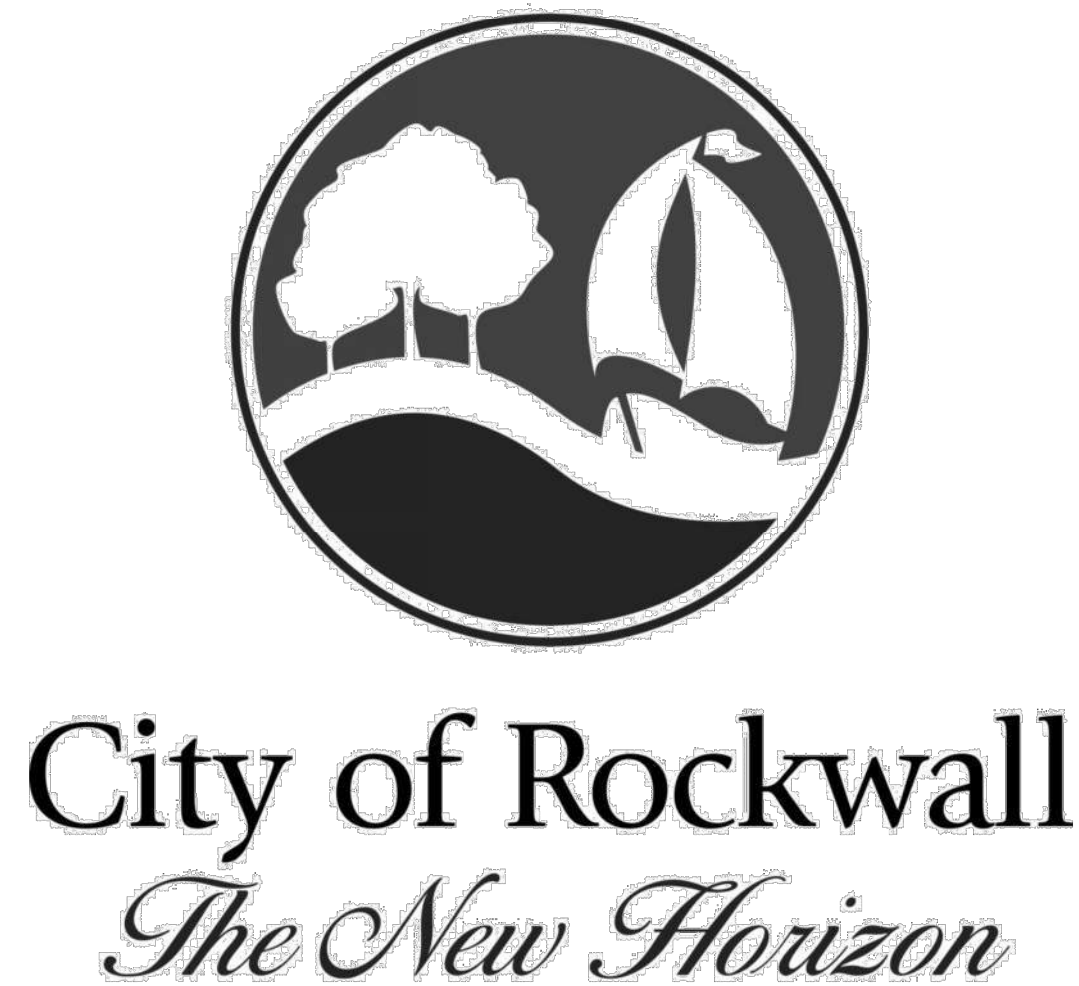


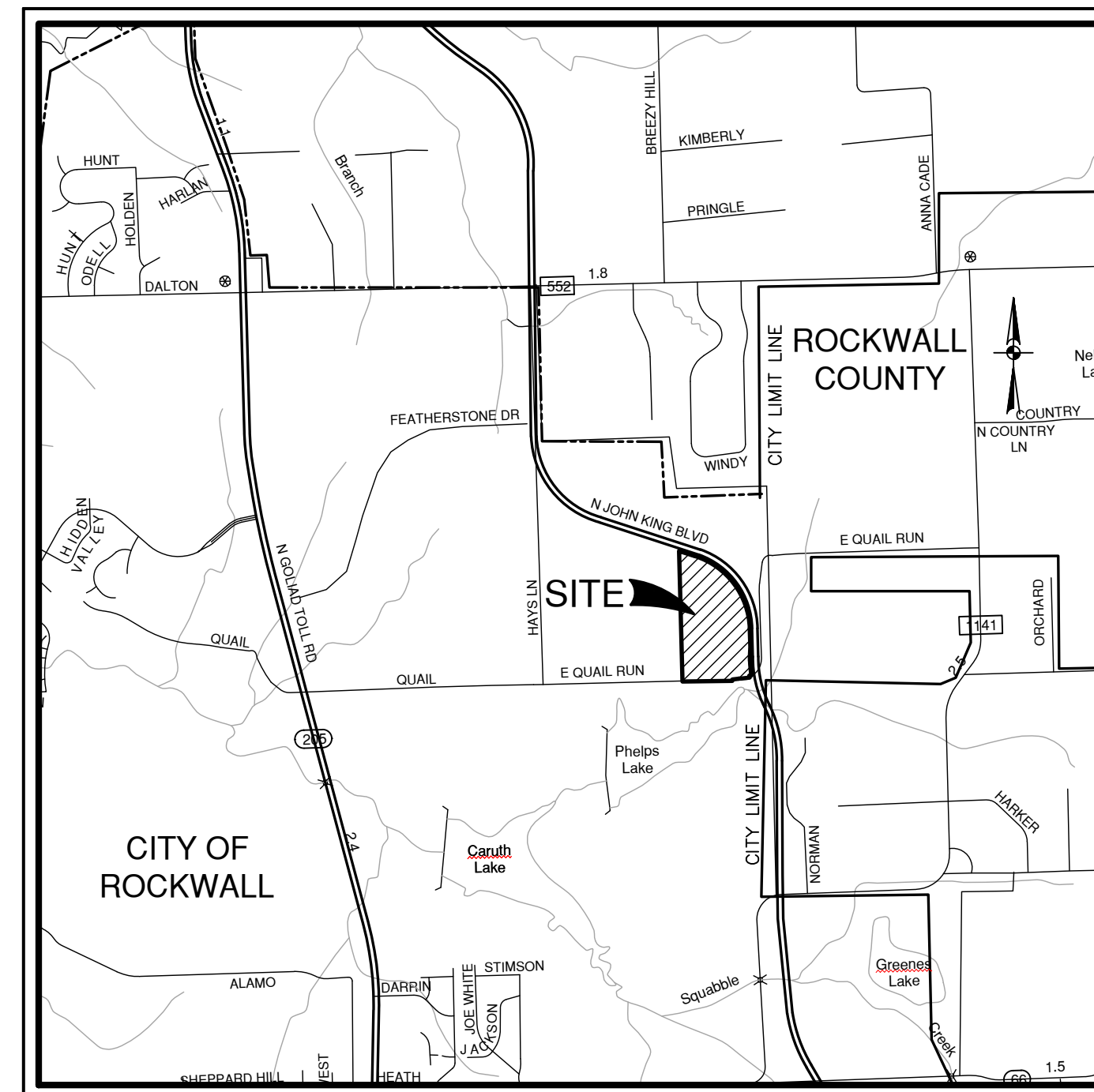
# GIDEON GROVE - PHASE 2

## CITY OF ROCKWALL, TEXAS

### CIVIL CONSTRUCTION PLANS



CONTAINING LOTS 1-12, 1X BLK A; LOTS 1-4, 1X, 3X, BLK B; LOTS 1-29, 1X, 18X, 23X, 27X, BLK C; LOTS 1-26, 1X, 14X BLK D; LOTS 1-13, 1X & 6X, BLK E FOR A TOTAL OF 84 SINGLE FAMILY LOTS AND 11 OPEN SPACE LOTS



LOCATION MAP  
MAPSCO GRID REF: 200-A  
SCALE: 1" = 2000'

PREPARED FOR:  
**QUALICO COMMUNITIES**  
6950 TCP DRIVE, SUITE 350  
McKINNEY, TEXAS 75070  
CONTACT: JOHN VICK  
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June 2021



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TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION #470

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#### ENGINEER'S NOTES TO CONTRACTOR:

- BY COMMENCING CONSTRUCTION, CONTRACTOR AFFIRMS THEY HAVE REVIEWED AND UNDERSTAND THE PLANS AND SPECIFICATIONS. ANY QUESTIONS AND DISCREPANCIES MUST BE ADDRESSED PRIOR TO COMMENCING CONSTRUCTION.
- ALL CONSTRUCTION SPECIFICATIONS WITHIN THE CITY RIGHTS-OF-WAY AND EASEMENTS SHOULD COMPLY WITH CITY OF ROCKWALL STANDARDS. PRIOR APPROVAL TO USE ANY NON-STANDARD MATERIAL IS REQUIRED.
- CONTRACTOR MUST VERIFY THE LOCATION OF ALL EXISTING UTILITIES PRIOR TO THE START OF CONSTRUCTION.
- CONTRACTOR MUST INSURE THAT ALL AREAS ARE GRADED TO DRAIN.
- CONTRACTOR MUST NOTIFY ENGINEER OF ANY DISCREPANCIES BETWEEN THESE PLANS AND ONSITE CONDITIONS.

THE DETENTION POND SHALL BE CONSTRUCTED BEFORE ANY OTHER CONSTRUCTION CAN BEGIN

#### STANDARDS NOTE

WITHIN THIS PLAN SET, THE TERM "CITY OF ROCKWALL STANDARDS" IS MEANT TO INCLUDE THE CITY OF ROCKWALL STANDARDS OF DESIGN AND CONSTRUCTION MANUAL, DATED OCTOBER 2016, AND THE PUBLIC WORKS CONSTRUCTION STANDARDS AND SPECIFICATIONS, NORTH CENTRAL TEXAS, 5TH EDITION, DATED OCTOBER 2017 - PUBLISHED BY THE NORTH CENTRAL COUNCIL OF GOVERNMENTS. CONTRACTOR SHALL REFER TO BOTH MANUALS PRIOR TO BEGINNING CONSTRUCTION.

#### RESPONSIBILITY NOTE

ALL RESPONSIBILITY FOR THE ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR THE ADEQUACY OR ACCURACY OF DESIGN.

#### RECORD DRAWING

THESE RECORD DRAWINGS ARE BASED ON AS-BUILT DOCUMENTS PROVIDED BY THE CONTRACTOR OR DEVELOPER. FIELD INSPECTION OF CONSTRUCTION, IF REQUIRED FOR COMPLIANCE WITH CERTAIN REGULATORY STANDARDS, WAS NOT PERFORMED BY THE DESIGN ENGINEER. IT IS NOT GUARANTEED THAT THIS DOCUMENT REPRESENTS "AS-BUILT CONDITIONS."  
03/22/2022

#### REVISION TABLE

NO.	REVISION DESCRIPTION	DATE



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PD JOB NO. 6126300 GIDEON GROVE - PHASE 2