

**GENERAL NOTES:**

- A. TOPOGRAPHIC BOUNDARY SURVEY, INCLUDING PROPERTY LINES, SPOT ELEVATIONS, EXISTING PHYSICAL FEATURES AND EXISTING STRUCTURE LOCATIONS WAS PROVIDED BY THE FOLLOWING COMPANY, AS A CONTRACTOR TO THE SELLER/OWNER:  
TOPOGRAPHY: WINKELMANN & ASSOCIATES, INC.  
6750 HILLCREST PLAZA DRIVE, SUITE 325  
DALLAS, TEXAS 75230
- B. ALL PHASES OF SITE WORK FOR THIS PROJECT SHALL MEET OR EXCEED THE OWNER / DEVELOPER SITE WORK SPECIFICATIONS.
- C. CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF EXISTING STRUCTURES, RELATED UTILITIES, PAVING, UNDERGROUND STORAGE TANKS AND ANY OTHER EXISTING IMPROVEMENTS AS NOTED. SEE SITE WORK SPECIFICATIONS.
- D. CONTRACTOR IS TO REMOVE AND DISPOSE OF ALL DEBRIS, RUBBISH AND OTHER MATERIALS RESULTING FROM PREVIOUS AND CURRENT DEMOLITION OPERATIONS. DISPOSAL WILL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND/OR FEDERAL REGULATIONS GOVERNING SUCH OPERATIONS.
- E. THE GENERAL CONTRACTOR WILL BE HELD SOLELY RESPONSIBLE FOR AND SHALL TAKE ALL PRECAUTIONS NECESSARY TO AVOID PROPERTY DAMAGE TO ADJACENT PROPERTIES DURING THE CONSTRUCTION PHASES OF THIS PROJECT.
- F. WARRANTY/DISCLAIMER: THE DESIGNS REPRESENTED IN THESE PLANS ARE IN ACCORDANCE WITH ESTABLISHED PRACTICES OF CIVIL ENGINEERING FOR THE DESIGN FUNCTIONS AND USES OF THE PROJECT. THE ENGINEER DOES NOT WARRANT THAT THE ENGINEER NOR ITS PERSONNEL CAN OR DO WARRANT THESE DESIGNS OR PLANS AS CONSTRUCTED EXCEPT IN THE SPECIFIC CASES WHERE THE ENGINEER INSPECTS AND CONTROLS THE PHYSICAL CONSTRUCTION ON A TEMPORARY BASIS AT THE SITE.
- G. SAFETY NOTICE TO CONTRACTOR: IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE SAFETY OF ALL PERSONS AND PROPERTY DURING PERFORMANCE OF THE WORK. THIS REQUIREMENT WILL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. ANY CONSTRUCTION OBSERVATION BY THE ENGINEER OF THE CONTRACTOR'S PERFORMANCE IS NOT INTENDED TO INCLUDE REVIEW OF THE ADEQUACY OF THE CONTRACTOR'S SAFETY MEASURES, IN, ON OR NEAR THE CONSTRUCTION SITE.
- H. ALL CONSTRUCTION IN STATE HIGHWAY DEPARTMENT RIGHT-OF-WAY SHALL BE COORDINATED WITH THE HIGHWAY DEPARTMENT RESIDENT ENGINEER.
- I. WETLANDS NOTE: ANY DEVELOPMENT, EXCAVATION, CONSTRUCTION, OR FILLING IN A U.S. CORPS OF ENGINEERS DESIGNATED WETLAND IS SUBJECT TO LOCAL, STATE AND FEDERAL APPROVALS. THE CONTRACTOR SHALL COMPLY WITH ALL PERMIT REQUIREMENTS AND/OR RESTRICTIONS AND ANY VIOLATION WILL BE SUBJECT TO FEDERAL PENALTY. THE CONTRACTOR SHALL HOLD THE FEDERAL DEVELOPER, THE ENGINEER AND THE LOCAL GOVERNING AGENCIES HARMLESS AGAINST SUCH VIOLATION.
- J. RESIDENT ENGINEERING SERVICES: WHEN REQUESTED BY THE OWNER, RESIDENT ENGINEERING SERVICES SHALL BE PROVIDED BY THE ENGINEERS (ON A TIME AND FREQUENCY BASIS) ACCEPTABLE TO THE CITY ENGINEER FOR IMPROVEMENTS TO PUBLIC WATER MAINS, PUBLIC SEWER, AND CITY STREETS. AT THE COMPLETION OF CONSTRUCTION, THE ENGINEER SHALL CERTIFY THE CONSTRUCTION TO BE IN COMPLIANCE WITH THE PLANS AND SPECIFICATIONS. THIS WORK WILL BE AT THE OWNER/DEVELOPER'S DIRECT EXPENSE AND SHALL BE COORDINATED WITH CEI ENGINEERING ASSOCIATES, INC. IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE RESIDENT ENGINEER OF ANY PRECONSTRUCTION / CONSTRUCTION CONCERNS AND ANY PUBLIC CONSTRUCTION 24 HOURS PRIOR TO SAID ACTION.
- K. CONSTRUCTION AND INSTALLATION OF ALL UTILITY ENTRANCES AND TWO (2) UNDERGROUND STORAGE TANKS SHALL BE IN ACCORDANCE WITH ASSOCIATED PLANS.
- L. ALL PHASES OF SITE WORK FOR THIS PROJECT SHALL MEET OR EXCEED THE CITY SITE WORK SPECIFICATIONS.

**NOTICE TO BIDDERS:**

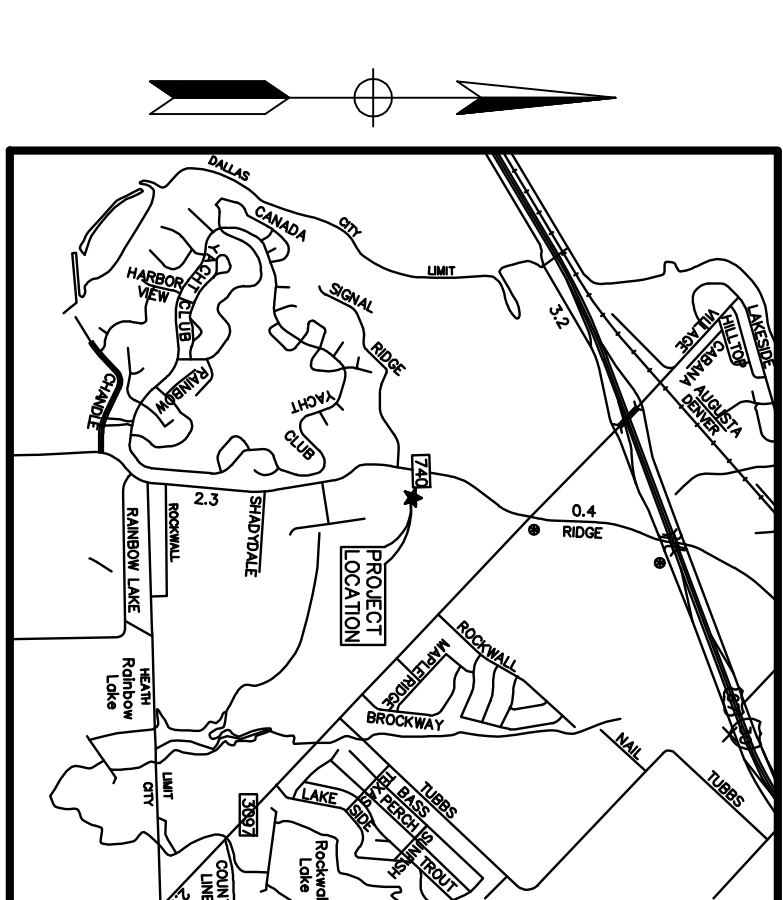
ALL QUESTIONS REGARDING THE PREPARATION OF THE GENERAL CONTRACTOR'S BID SHALL BE DIRECTED TO THE OWNER'S CONSTRUCTION DEPARTMENT AT (972)785-6015. SUBCONTRACTORS MUST DIRECT THEIR QUESTIONS THROUGH THE GENERAL CONTRACTOR. ALL QUESTIONS, THROUGH AND/OR THROUGH THE GENERAL CONSULTING ENGINEER, SHALL BE DIRECTLY WITHOUT PRIOR AUTHORIZATION FROM THE OWNER/DEVELOPER.

**FLOOD CERTIFICATION:**

ACCORDING TO INTERPRETATION OF INFORMATION SHOWN ON THE NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM), COMMUNITY PANEL NO. 48397C 0001, THE PROPOSED CONSTRUCTION SHALL BE LOCATED WITHIN AN UNDESIGNATED FLOOD HAZARD ZONE. THE CITY OF ROCKWALL, TEXAS, HAS DETERMINED THAT THE PROPOSED CONSTRUCTION SHALL BE LOCATED WITHIN AN ANNUAL CHANCE FLOODPLAIN ZONE AS DEFINED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, FEDERAL INSURANCE ADMINISTRATION, OR THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

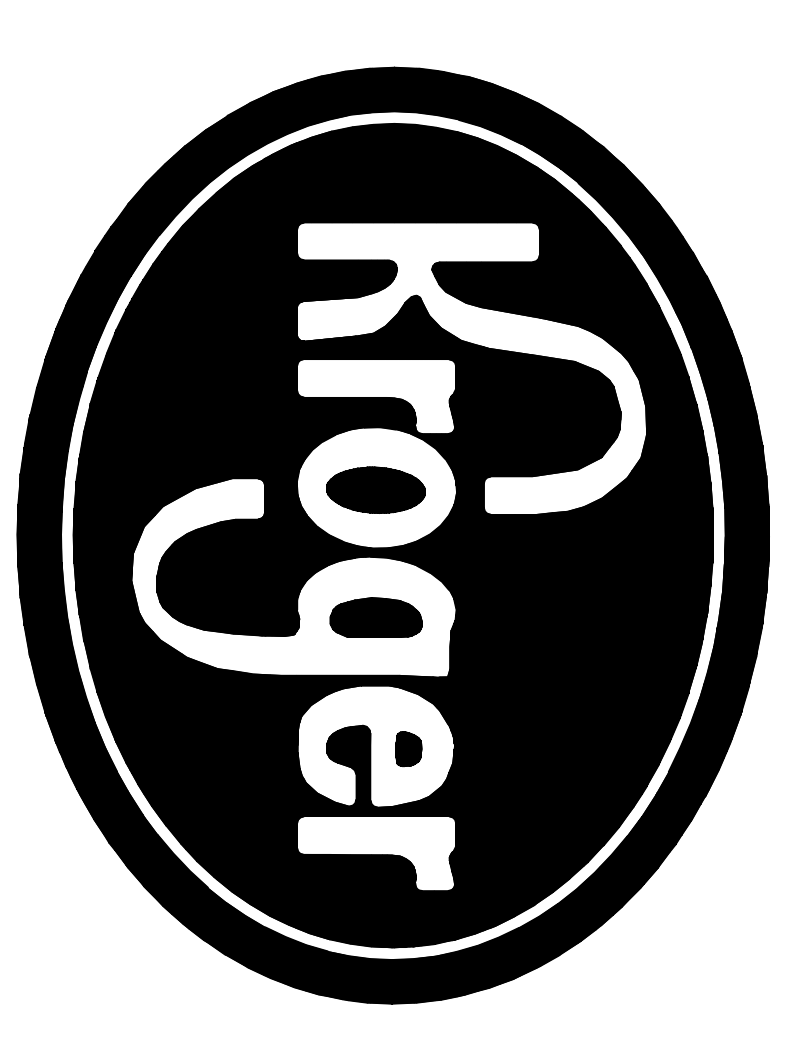
THE ABOVE REFERENCED "FIRM" MAP IS FOR USE IN ADMINISTERING THE "NFIP". IT DOES NOT NECESSARILY SHOW ALL AREAS SUBJECT TO FLOODING, PARTICULARLY FROM LOCAL SOURCES OF SMALL SIZE, WHICH COULD BE FLOODED BY QUANTE BEVER, PANAMA, OR OTHER SYSTEMS. THERE MAY BE OTHER STREAMS, CREEKS, LOW AREAS, DRAINAGE SYSTEMS OR OTHER SURFACE OR SUBSURFACE CONDITIONS EXISTING ON OR NEAR THE SUBJECT PROPERTY WHICH ARE NOT STUDIED OR ADDRESSED AS PART OF THE "NFIP".

# CONSTRUCTION PLAN FOR KROGGER SWS75 FUEL CENTER 2935 RIDGGE ROAD ROCKWALL, TEXAS LOT 18, BLOCK A



Vicinity Map  
Not to Scale

PLAN INDEX	
C-0	COVER SHEET
C-1	OVERALL SITE PLAN
C-2	SITE PLAN
C-3	DEMOLITION PLAN
C-4	GRADING PLAN
C-4.1	DRAINAGE PLAN
C-5	UTILITY PLAN
C-6	PAVING PLAN
C-7	EROSION CONTROL PLAN
C-8	DETAIL SHEET
C-9	LANDSCAPE PLAN
C-10	IRRIGATION PLAN
C-11	LANDSCAPE & IRRIGATION DETAILS



The Kroger Co.  
1331 East Airport Freeway  
Irving, TX 75062  
Phone 972-785-6081

AGENCY: \_\_\_\_\_ APPROVAL DATE: \_\_\_\_\_  
BUILDING INSPECTIONS \_\_\_\_\_

**CONSTRUCTION SCHEDULE**

ESTIMATED CONSTRUCTION START DATE: OCTOBER, 2011  
ESTIMATED CONSTRUCTION END DATE: DECEMBER, 2011

**RESOURCE LIST:**

**CITY OF ROCKWALL**

CITY ADDRESS: 385 SOUTH COLEMAN STREET, ROCKWALL, TX 75087  
PLANNING & ZONING: MICHAEL HAMPTON AICP PHONE 972-771-7745 P&Z MANAGER  
BUILDING INSPECTIONS: JEREMY W. YEE 972-771-7748  
SENIOR BUILDING INSPECTOR  
ENGINEERING / PUBLIC WORKS: CHUCK TODD 972-771-7746  
CITY ENGINEER - PUBLIC WORKS DIRECTOR: JEREMY W. YEE 972-771-7748 FAX 972-771-7770  
FIRE DEPARTMENT: ARYANA HARGROVE 972-771-7770  
FIRE MARSHAL: JEREMY W. YEE 972-771-7748 FAX 972-771-7770

**CITY OF ROCKWALL**

UNDERGROUND STORAGE TANKS: TEXAS COMMISSION ON ENVIRONMENTAL QUALITY P.O. BOX 13087 AUSTIN, TX 78711-3087  
IDLR: BDA ACCESSIBILITY SERVICES LLC 1710 S. FM51 #178 DECATUR, TX 76234 TEL: 940-517-0832 FAX: 940-969-2686  
972-771-7748

**CIVIL CONSULTANT**

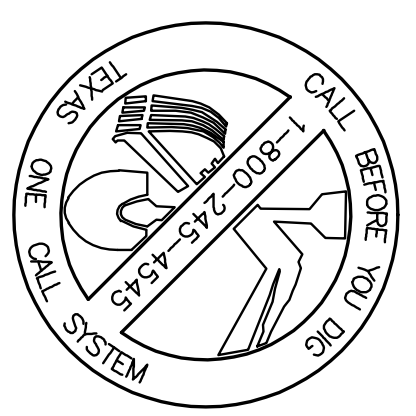
CEI ENGINEERING ASSOCIATES, INC. 4800 SUGAR GROVE BLVD., SUITE 516 STAFFORD, TX 77477  
TEL: 281-494-0360 EXT11  
FAX: 281-494-0309  
CONTACT: CHONG OOI P.E. (EMAIL: COOI@CEIENG.COM)  
EOR: "JEREMY" LEONG W. YEE P.E.

**PROJECT OWNER**

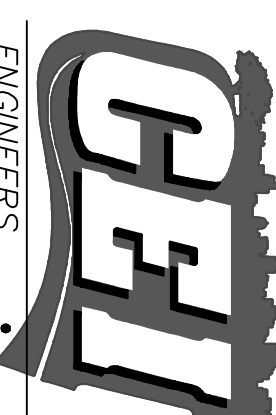
KROGER - MID-CENTRAL - SOUTHWEST DIVISION  
1331 E. AIRPORT FREEWAY  
IRVING, TX 75062  
TEL: 972-785-6081  
FAX: 972-785-6080  
CONTACT: JARED SOB CZAK (JARED.SOB CZAK@KROGER.COM)

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

Arizona \* Arkansas \* California \* Georgia \* Minnesota \* Pennsylvania \* Texas



TEXAS EXCAVATION SAFETY SERVICES  
1-800-344-8377



Engineering Associates, Inc.

ENGINEERS PLANNERS SURVEYORS  
LANDSCAPE ARCHITECTS • ENVIRONMENTAL SCIENTISTS  
4800 SUGAR GROVE BLVD. #316 TEL: 281-494-0360  
STAFFORD, TX 77477 FAX: 281-494-0309



**AS-BUILT**

JOB NO. 25045	DATE 12/1/11
DWG NAME 25045PROJ	10:07 AM
SHEET NO. 00	AS-BUILT