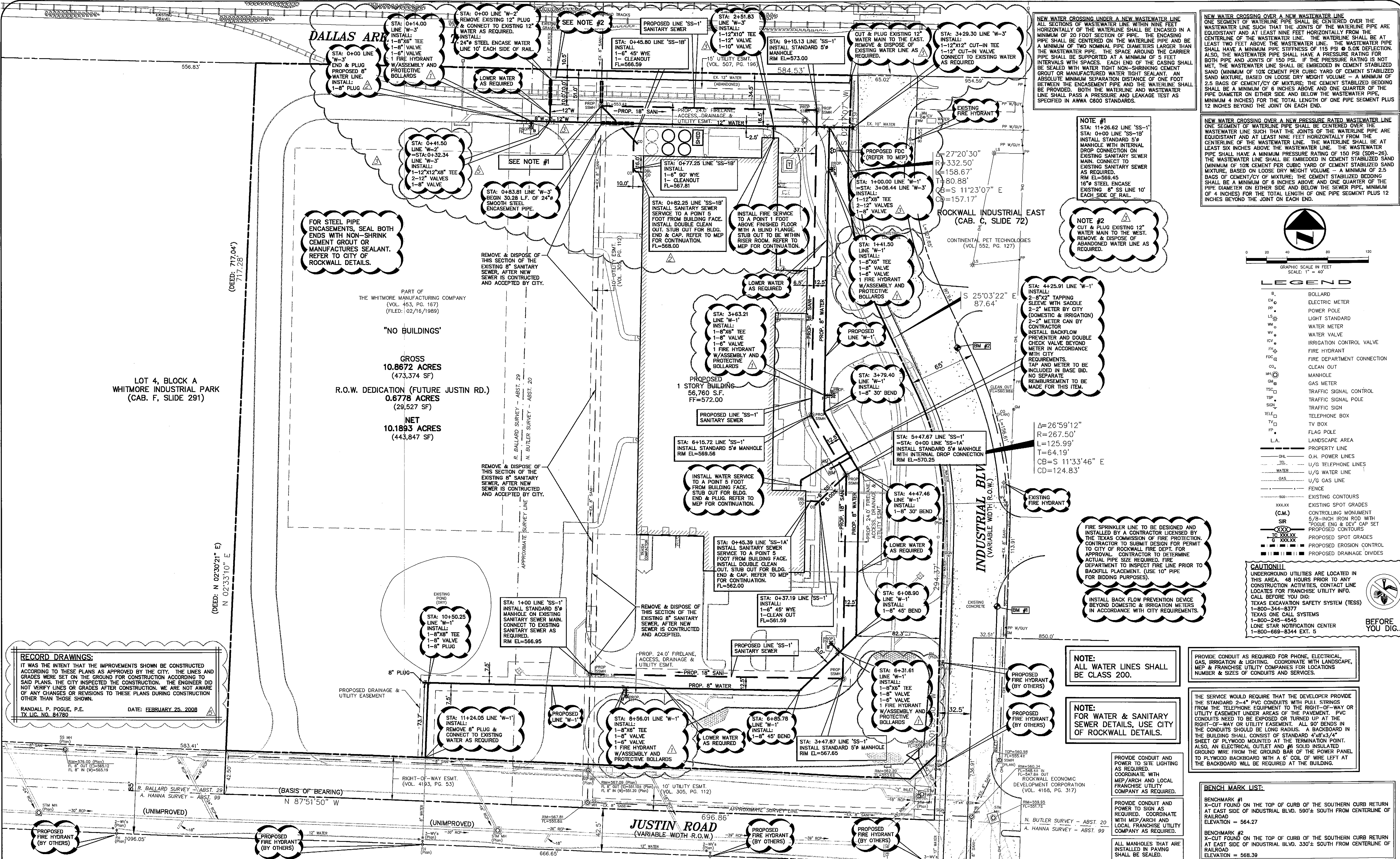
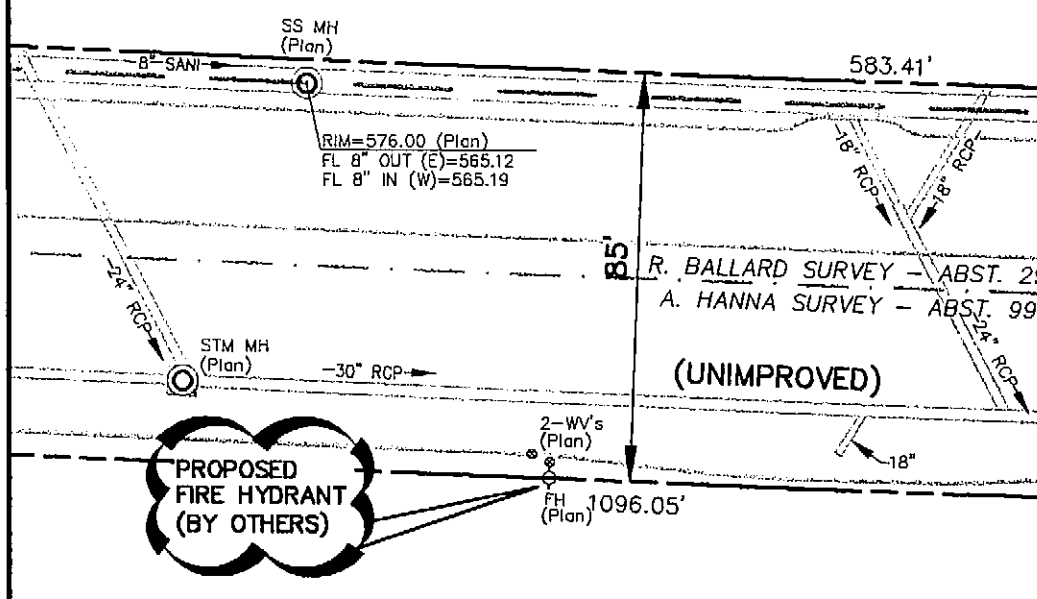


05/07/2008 - 5:07PM
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 POGUE ENGINEERING & DEVELOPMENT COMPANY, INC. 2008. ALL RIGHTS RESERVED. THE ENGINEERING DESIGN, DETAIL AND ENGINEERING DRAWINGS FOR THIS PROJECT AND/OR OVERALL PROJECT ARE THE LEGAL PROPERTY OF POGUE ENGINEERING & DEVELOPMENT COMPANY, INC. THEIR USE FOR REPRODUCTION, CONSTRUCTION, OR DISTRIBUTION IS PROHIBITED UNLESS AUTHORIZED IN WRITING BY POGUE ENGINEERING & DEVELOPMENT COMPANY, INC.



RECORD DRAWINGS:
 IT WAS THE INTENT THAT THE IMPROVEMENTS SHOWN BE CONSTRUCTED ACCORDING TO THESE PLANS AS APPROVED BY THE CITY. THE LINES AND GRADES WERE SET ON THE GROUND FOR CONSTRUCTION ACCORDING TO SAID PLANS. THE CITY INSPECTED THE CONSTRUCTION. THE ENGINEER DID NOT VERIFY LINES OR GRADES AFTER CONSTRUCTION. WE ARE NOT AWARE OF ANY CHANGES OR REVISIONS TO THESE PLANS DURING CONSTRUCTION OTHER THAN THOSE SHOWN.

RANDALL P. POGUE, P.E.
 TX LIC. NO. 84780
 DATE: FEBRUARY 25, 2008



**LOT 4, BLOCK A
 WHITMORE INDUSTRIAL PARK
 (CAB. F, SLIDE 291)**

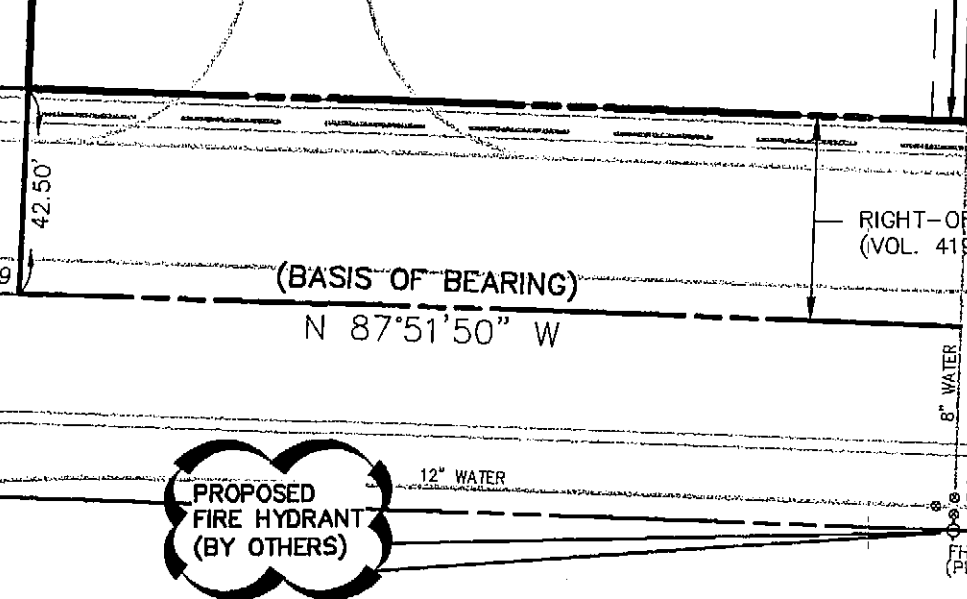
PART OF
 THE WHITMORE MANUFACTURING COMPANY
 (VOL. 453, PG. 167)
 (FILED: 02/16/1989)

"NO BUILDINGS"

GROSS
 10.8672 ACRES
 (473,374 SF)

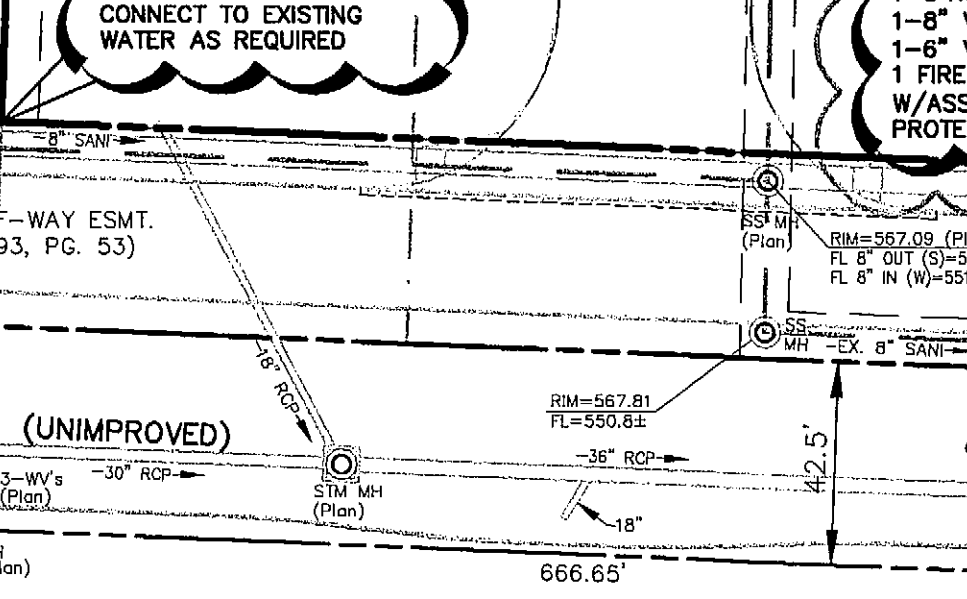
R.O.W. DEDICATION (FUTURE JUSTIN RD.)
 0.6778 ACRES
 (29,527 SF)

NET
 10.1893 ACRES
 (443,847 SF)



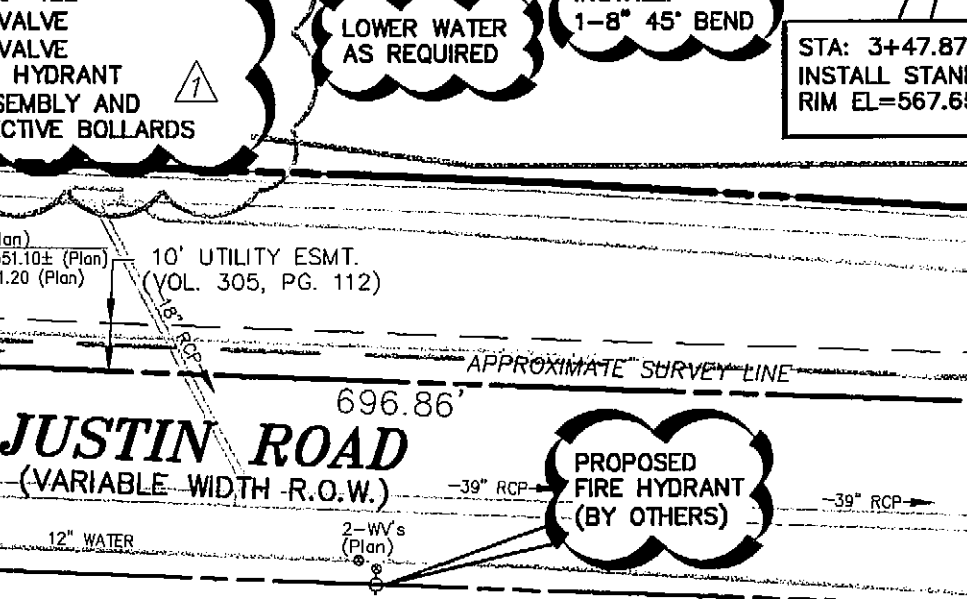
NOTE #1
 STA: 0+41.50 LINE 'W-2'
 INSTALL:
 1-8" VALVE
 1-8" VALVE
 1 FIRE HYDRANT
 W/ASSEMBLY AND PROTECTIVE BOLLARDS

NOTE #2
 STA: 0+41.50 LINE 'W-3'
 INSTALL:
 1-12"X12"X8" TEE
 2-12" VALVES
 1-8" VALVE



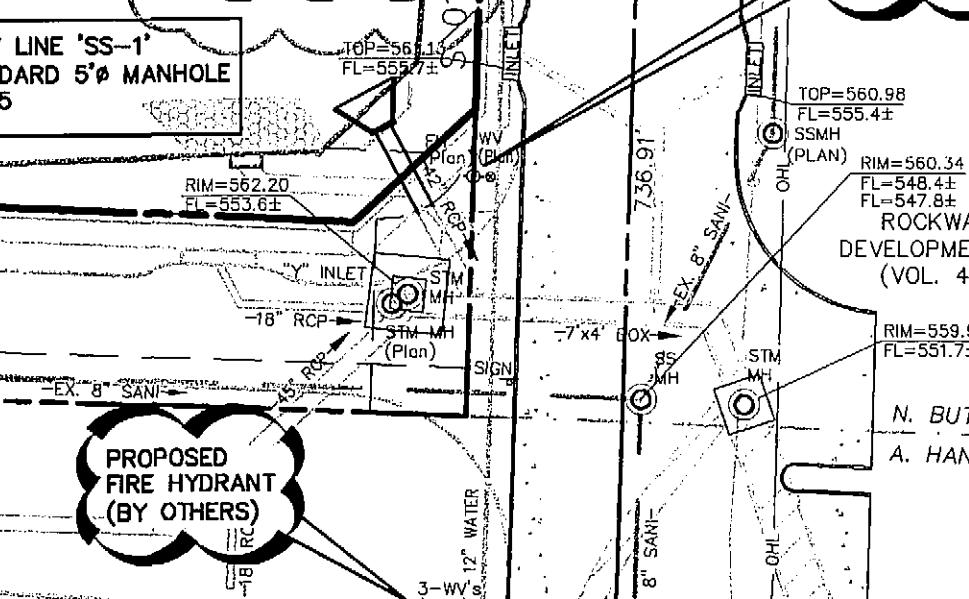
NOTE #1
 STA: 11+26.62 LINE 'SS-1'
 STA: 0+00 LINE 'SS-1B'
 INSTALL STANDARD 5" MANHOLE WITH INTERNAL DROP CONNECTION OF EXISTING SANITARY SEWER MAIN. CONNECT TO EXISTING SANITARY SEWER AS REQUIRED.
 RIM EL=569.45
 16" STEEL ENCASE EXISTING 8" SS LINE 10' EACH SIDE OF RAIL.

NOTE #2
 STA: 14+00.00 LINE 'W-1'
 INSTALL:
 1-8"X6" TEE
 1-8" VALVE
 1-8" VALVE
 1 FIRE HYDRANT W/ASSEMBLY AND PROTECTIVE BOLLARDS



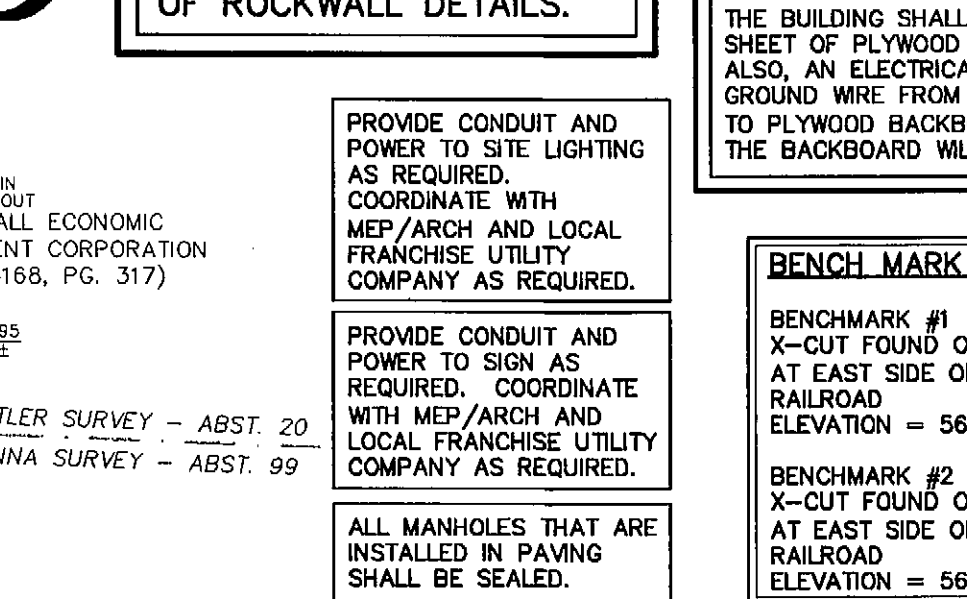
NOTE #1
 STA: 11+26.62 LINE 'SS-1'
 STA: 0+00 LINE 'SS-1A'
 INSTALL STANDARD 5" MANHOLE WITH INTERNAL DROP CONNECTION
 RIM EL=570.25

NOTE #2
 STA: 14+00.00 LINE 'W-1'
 INSTALL:
 1-12"X8" TEE
 2-12" VALVES
 1-8" VALVE



NOTE #1
 STA: 11+26.62 LINE 'SS-1'
 STA: 0+00 LINE 'SS-1B'
 INSTALL STANDARD 5" MANHOLE WITH INTERNAL DROP CONNECTION OF EXISTING SANITARY SEWER MAIN. CONNECT TO EXISTING SANITARY SEWER AS REQUIRED.
 RIM EL=569.45
 16" STEEL ENCASE EXISTING 8" SS LINE 10' EACH SIDE OF RAIL.

NOTE #2
 STA: 14+00.00 LINE 'W-1'
 INSTALL:
 1-8"X6" TEE
 1-8" VALVE
 1-8" VALVE
 1 FIRE HYDRANT W/ASSEMBLY AND PROTECTIVE BOLLARDS



LEGEND

- B BOLLARD
- EM ELECTRIC METER
- PP POWER POLE
- LS LIGHT STANDARD
- WM WATER METER
- WV WATER VALVE
- ICV IRRIGATION CONTROL VALVE
- FH FIRE HYDRANT
- FDC FIRE DEPARTMENT CONNECTION
- CO CLEAN OUT
- GM MANHOLE
- GM GAS METER
- TSC TRAFFIC SIGNAL CONTROL
- TSP TRAFFIC SIGNAL POLE
- TR TRAFFIC SIGN
- TELE TELEPHONE BOX
- TV TV BOX
- FP FLAG POLE
- L.A. LANDSCAPE AREA
- OH O.H. POWER LINES
- TEL U/G TELEPHONE LINES
- WATER U/G WATER LINE
- GAS U/G GAS LINE
- FENCE FENCE
- 500 EXISTING CONTOURS
- xxxxxx EXISTING SPOT GRADES
- (C.M.) CONTROLLING MONUMENT
- SIR 5/8-INCH IRON ROD WITH "POUPE END & DEV" CAP SET
- xxxx PROPOSED CONTOURS
- to xxxxx PROPOSED SPOT GRADES
- g xxxxx PROPOSED EROSION CONTROL
- xxxx PROPOSED DRAINAGE DIVIDES

CAUTION!!!
 UNDERGROUND UTILITIES ARE LOCATED IN THIS AREA. 48 HOURS PRIOR TO ANY CONSTRUCTION ACTIVITIES, CONTACT LINE LOCATES FOR FRANCHISE UTILITY INFO. CALL BEFORE YOU DIG.
 TEXAS EXCAVATION SAFETY SYSTEM (TESS)
 1-800-344-8377
 TEXAS ONE CALL SYSTEMS
 1-800-245-4545
 LONE STAR NOTIFICATION CENTER
 1-800-669-8344 EXT. 5

BEFORE YOU DIG!!!

NO.	DATE	REVISION / DESCRIPTION
02-25-08		RECORD DRAWINGS
04-12-07		FIRE HYDRANT DETAILS REVISIONS
03-12-07		CITY WATER MAIN RELOCATION
02-26-07		SITE PLAN REVISIONS
02-09-07		NORTHERMOST ACCESS DRIVE & FIRE HYDRANT REVISIONS

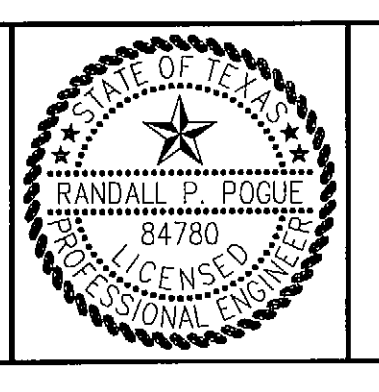
DESIGN	DRAWN	DATE	SCALE	NOTES
RPP	BEC	01-29-2007	AS SHOWN	

OWNER
 THE WHITMORE MANUFACTURING COMPANY
 P.O. BOX 9300
 ROCKWALL, TEXAS 75083
 MR. RAY SCHWERTNER
 (972) 771-1000 PHONE
 (972) 722-2108 FAX

DEVELOPER
 SPR VENTURE, INC.
 5720 SPERLING, SUITE 630
 DALLAS, TEXAS 75240
 MR. STEVEN ROSENBERG
 (214) 862-8680 PHONE
 (972) 385-0279 FAX

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY RANDALL P. POGUE, P.E. 84780 ON 01-29-2007 ALTERATION OF A SEALED DOCUMENT WITHOUT PRIOR NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE ACT.

R.P.P. 1-29-07



POGUE
 ENGINEERING & DEVELOPMENT COMPANY, INC.

1515 HERITAGE DRIVE
 SUITE 105
 MCKINNEY, TEXAS 75069

(214) 544-8880 PHONE
 (214) 544-8882 FAX
 www.PogueEngineering.com

WATER & SANITARY SEWER PLAN
 SPR PACKAGING
 BLOCK A, LOT 1, SPR PACKAGING ADDITION
 NWC OF INDUSTRIAL BLVD. @ JUSTIN ROAD
 CITY OF ROCKWALL, TEXAS

BENCHMARK LIST:

BENCHMARK #1
 X-CUT FOUND ON THE TOP OF CURB OF THE SOUTHERN CURB RETURN AT EAST SIDE OF INDUSTRIAL BLVD. 590'± SOUTH FROM CENTERLINE OF RAILROAD
 ELEVATION = 564.27

BENCHMARK #2
 X-CUT FOUND ON THE TOP OF CURB OF THE SOUTHERN CURB RETURN AT EAST SIDE OF INDUSTRIAL BLVD. 330'± SOUTH FROM CENTERLINE OF RAILROAD
 ELEVATION = 568.39

NOTE:
 ALL WATER LINES SHALL BE CLASS 200.

NOTE:
 FOR WATER & SANITARY SEWER DETAILS, USE CITY OF ROCKWALL DETAILS.

NOTE:
 PROVIDE CONDUIT AS REQUIRED FOR PHONE, ELECTRICAL, GAS, IRRIGATION & LIGHTING. COORDINATE WITH LANDSCAPE, MECHANICAL & UTILITY COMPANIES FOR LOCATIONS, NUMBER & SIZES OF CONDUITS AND SERVICES.

NOTE:
 THE SERVICE WOULD REQUIRE THAT THE DEVELOPER PROVIDE THE STANDARD 2-4" PVC CONDUITS WITH PULL STRINGS FROM THE TELEPHONE EQUIPMENT TO THE RIGHT-OF-WAY OR UTILITY EASEMENT UNDER AREAS OF THE PAVEMENT. PVC CONDUITS NEED TO BE EXPOSED OR TURNED UP AT THE RIGHT-OF-WAY OR UTILITY EASEMENT. ALL 90° BENDS IN THE CONDUITS SHOULD BE LONG RADIUS & BACKBOARD IN THE BUILDING SHALL CONSIST OF STANDARD 4"x3/4" SHEET OF PLYWOOD MOUNTED AT THE TERMINATION POINT. ALSO, AN ELECTRICAL OUTLET AND #6 SOLID INSULATED GROUND WIRE FROM THE GROUND GAS OR POWER PANEL TO PLYWOOD BACKBOARD WITH A 6' COIL OF WIRE LEFT AT THE BACKBOARD WILL BE REQUIRED AT THE BUILDING.

NOTE:
 PROVIDE CONDUIT AND POWER TO SITE LIGHTING AS REQUIRED. COORDINATE WITH MEP/ARCH AND LOCAL FRANCHISE UTILITY COMPANY AS REQUIRED.

NOTE:
 PROVIDE CONDUIT AND POWER TO SIGN AS REQUIRED. COORDINATE WITH MEP/ARCH AND LOCAL FRANCHISE UTILITY COMPANY AS REQUIRED.

NOTE:
 ALL MANHOLES THAT ARE INSTALLED IN PAVING SHALL BE SEALED.

SHEET NO. C6.01
 DWG NO. 1312-06-094