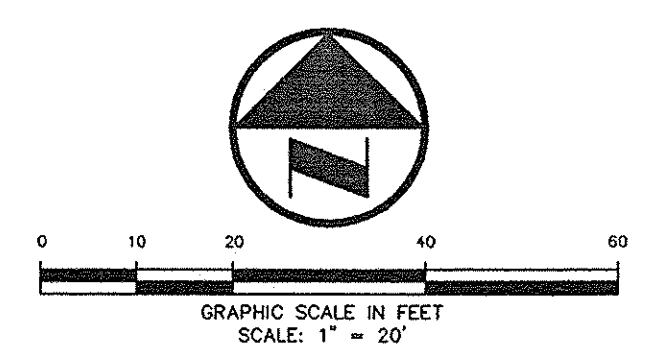
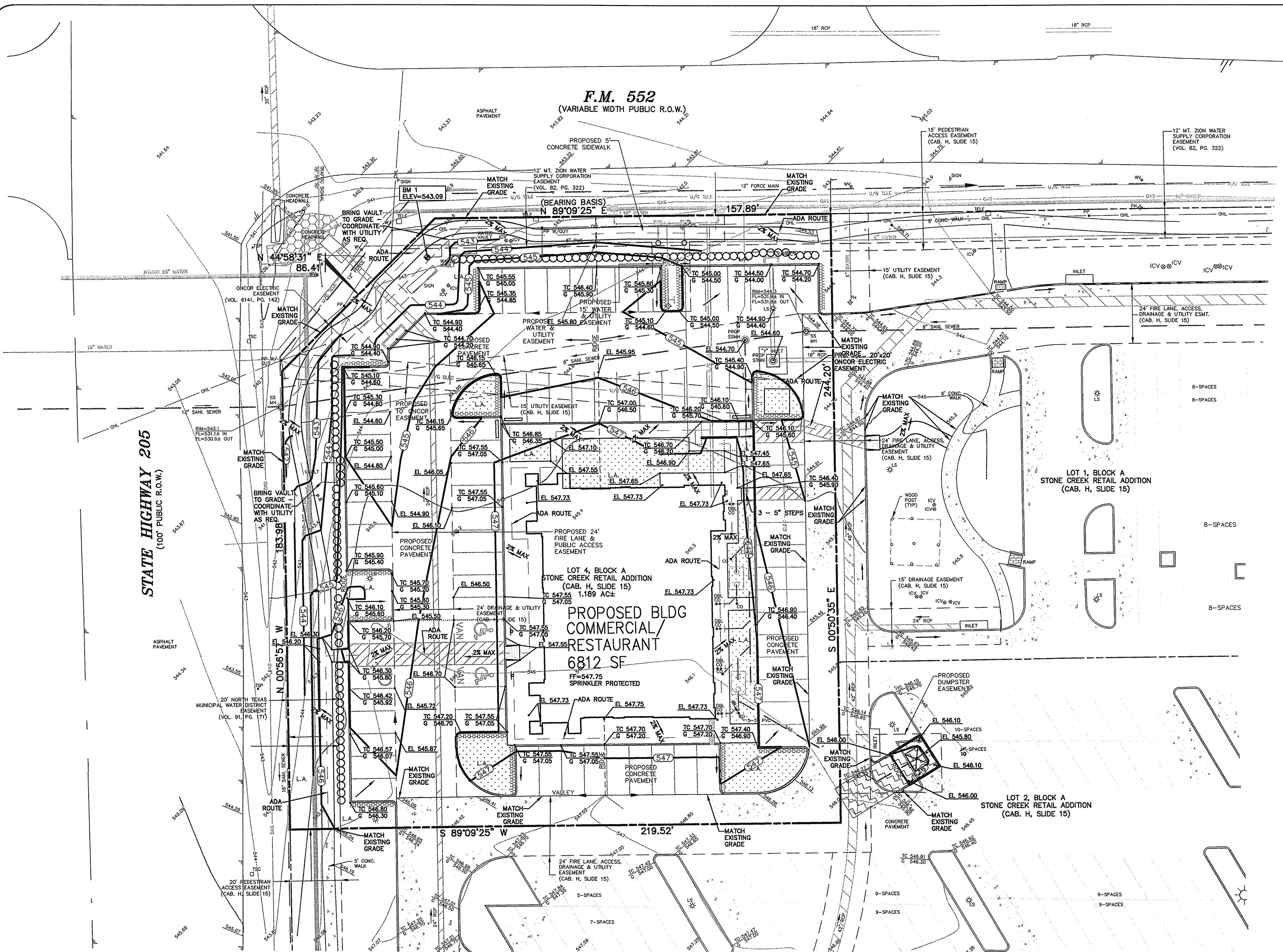


10/10/2013 - 3:04PM
 STONE CREEK RETAIL ADDITION, LOT 4, BLOCK A, LOT 4 (DMA) 1254-12-073-GRADING PLANS
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F.M. 552
(VARIABLE WIDTH PUBLIC R.O.W.)

STATE HIGHWAY 205
(100' PUBLIC R.O.W.)



LEGEND

B	BOLLARD
EM	ELECTRIC METER
PP	POWER POLE
LS	LIGHT STANDARD
WM	WATER METER
WV	WATER VALVE
ICV	IRRIGATION CONTROL VALVE
FD	FIRE HYDRANT
FDC	FIRE DEPARTMENT CONNECTION
CO	CLEAN OUT
MH	MANHOLE
GM	GAS METER
TSC	TRAFFIC SIGNAL CONTROL
TSP	TRAFFIC SIGNAL POLE
SIGN	TRAFFIC SIGN
TELE	TELEPHONE BOX
TV	TV BOX
FP	FLAG POLE
---	PROPERTY LINE
OHL	O.H. POWER LINES
U/G TELC	U/G TELEPHONE LINES
W	WATER
U/G W	U/G WATER LINE
G	U/G GAS LINE
X	FENCE
---	EXISTING CONTOURS
xxx.xx	EXISTING SPOT GRADES
777	PROPOSED CONTOURS
tc xxx.xx	PROPOSED SPOT GRADES
g xxx.xx	PROPOSED GRADE BREAK

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. WE ARE NOT AWARE OF ANY CHANGES OR REVISIONS TO THESE PLANS DURING CONSTRUCTION OTHER THAN THOSE SHOWN. DATE: OCTOBER 10, 2013.

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

BENCH MARK LIST:
 BENCHMARK #1
 SQUARE CUT FOUND AT SOUTHWEST CORNER OF WATER VAULT LOCATED AT THE SOUTHEAST CORNER OF THE INTERSECTION OF THE EAST RIGHT-OF-WAY LINE OF SH 205 AND THE SOUTH RIGHT-OF-WAY LINE OF FM 552.
 ELEVATION = 443.09
 BENCHMARK #2
 CITY OF ROCKWALL MONUMENT (R010) FOUND.
 ELEVATION = 524.788

FRANCHISE UTILITY NOTES:
 1. TXU ENERGY CONSTRUCTION SERVICES - (800) 711-9112
 2. ATMOS ENERGY (GAS) - 903-457-2092 - DINAH WOOD
 3. AT&T (PHONE) - 903-457-2092 - DWAYNE WELLS

NOTE:
 OFF-SITE PAVING, GRADING, DRAINAGE, AND EROSION CONTROL IMPROVEMENTS TO BE APPROVED BY ADJACENT PROPERTY OWNER VIA A LETTER OF PERMISSION.

ADA ROUTE
 NOTE:
 MAXIMUM SLOPE FOR ALL ADA PATHS 5% MAX. CROSS FALL IS 2% FOR THE FIRST FIVE FEET FROM THE DOOR. A 2% SLOPE (MAX.) MUST BE MAINTAINED.

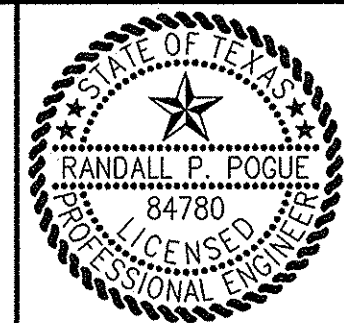
ALL RESPONSIBILITY FOR ADEQUACY OF DESIGN REMAINS WITH THE DESIGN ENGINEER. THE CITY OF ROCKWALL, IN REVIEWING AND RELEASING PLANS FOR CONSTRUCTION, ASSUMES NO RESPONSIBILITY FOR ADEQUACY OR ACCURACY OF DESIGN.

NO.	DATE	DESCRIPTION	PI NUMBER
2	10-10-13	RECORD DRAWINGS	
1	5-9-13	REVISED ROOF DRAINAGE DESIGN	
DESIGN	DRAWN	DATE	PI NUMBER
RPP	RND	10-10-2013	1393-12-073

PROJECT INFORMATION
 STONE CREEK RETAIL ADDITION
 BLOCK A, LOT 4, STONE CREEK RETAIL ADDITION
 CITY OF ROCKWALL, TEXAS
 W.T. DEWEESE SURVEY, ABSTRACT NO. 71
 PROPOSED USE: RETAIL
 ZONING: PD-70

OWNER/DEVELOPER
 METROPLEX ACQUISITION FUND, L.P.
 15150 PRESTON ROAD, SUITE 210
 DALLAS, TEXAS 75248
 MR. GREY STOGNER
 (214) 343-4477 PHONE
 (214) 340-2029 FAX

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY RANDALL P. POGUE, P.E. 24780 ON 02-01-2013. ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE ACT.



POGUE
 ENGINEERING & DEVELOPMENT COMPANY, INC.
 1512 BRAY CENTRAL DRIVE SUITE 100
 MCKINNEY, TEXAS 75069
 (214) 544-9880 PHONE
 (214) 544-9882 FAX
 www.PogueEngineering.com
 TX BOARD PROF. ENGINEERS, CERT. #F-000481; TX BOARD PROF. LAND SURVEYING, CERT. 100421-00

GRADING PLAN
 STONE CREEK RETAIL ADDITION
 BLK A, LOT 4, STONE CREEK RETAIL ADD'N
 W.T. DEWEESE SURVEY, ABSTRACT NO. 71
 CITY OF ROCKWALL, TEXAS

SHEET NO. **C3.01**