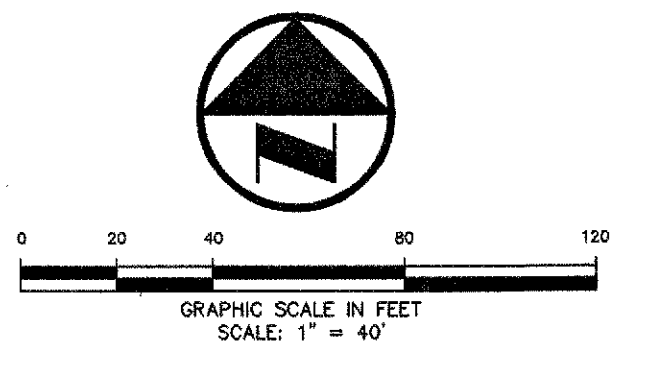


WILLIAMS 04/29/2010 - 4:06PM
 N:\WORKS\1300-1999\1303-08-087\DWG\1303-08-087-07A.DWG
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MATCH LINE (SEE SHEET C6.01)

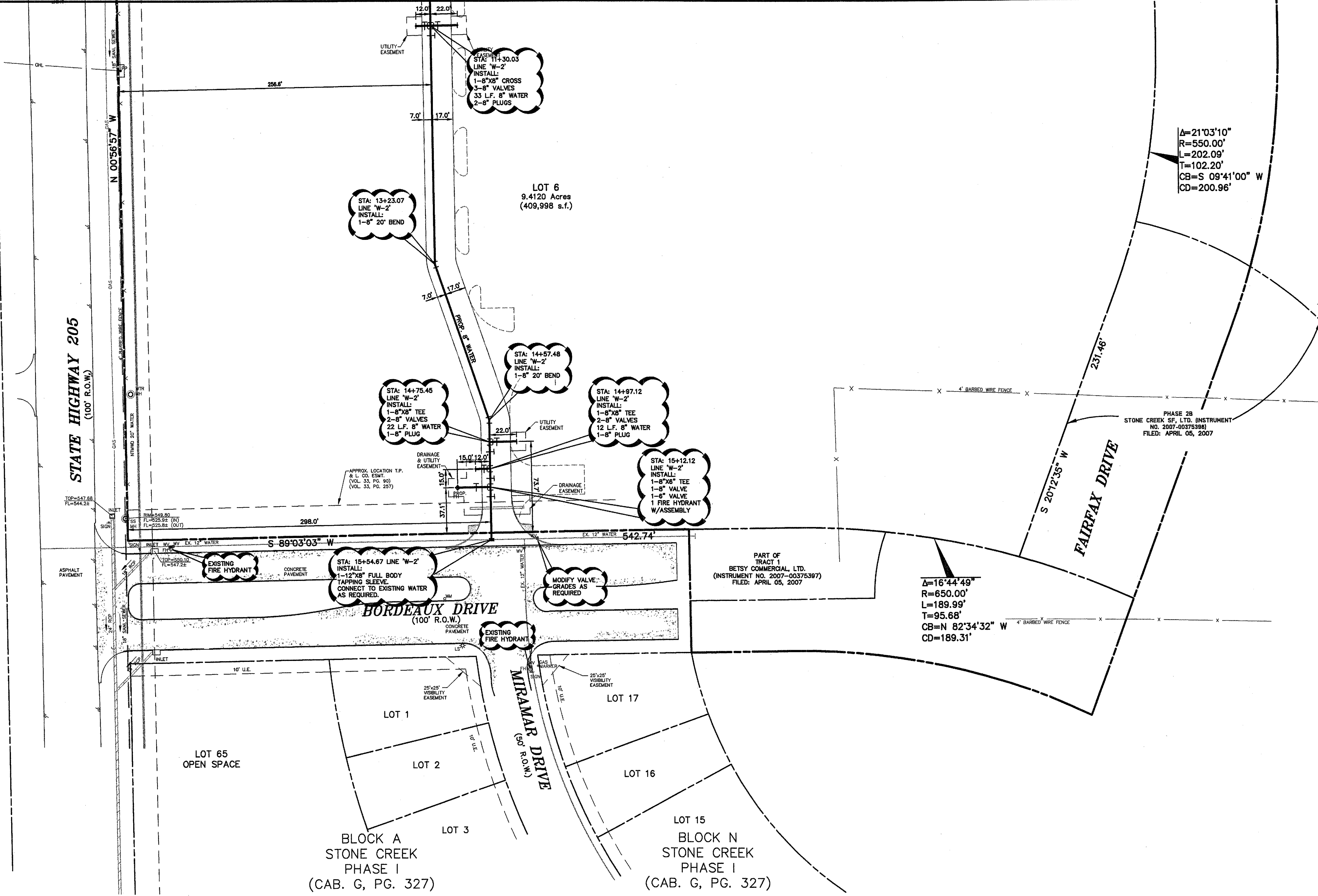
MATCH LINE (SEE SHEET C6.01)

N.T.M.W.D. NOTE:
REFER TO SHEET C6.03 FOR
N.T.M.W.D. CROSSING NOTES.



LEGEND

- B BOLLARD
- EM ELECTRIC METER
- PP POWER POLE
- LS LIGHT STANDARD
- WM WATER METER
- WV WATER VALVE
- ICV IRRIGATION CONTROL VALVE
- FD FIRE DEPARTMENT CONNECTION
- CO CLEAN OUT
- MH MANHOLE
- GM GAS METER
- TSC TRAFFIC SIGNAL CONTROL
- TSP TRAFFIC SIGNAL POLE
- SIG TRAFFIC SIGN
- TEL TELEPHONE BOX
- TV TV BOX
- FP FLAG POLE
- L.A. LANDSCAPE AREA
- PROPERTY LINE
- O.H. O.H. POWER LINES
- TEL U/G TELEPHONE LINES
- WATER U/G WATER LINE
- GAS U/G GAS LINE
- FENCE
- EXISTING CONTOURS
- XXXXX EXISTING SPOT GRADES
- (C.M.) CONTROLLING MONUMENT
- SIR 5/8-INCH IRON ROD WITH "POGUE ENG & DEV" CAP SET
- XXXXX PROPOSED CONTOURS
- XXXXX PROPOSED SPOT GRADES
- XXXXX PROPOSED EROSION CONTROL
- XXXXX PROPOSED DRAINAGE DIVIDES



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

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

PROPOSED TELEPHONE SERVICE LINE. COORDINATE WITH LOCAL FRANCHISE UTILITY COMPANY FOR SERVICE AS REQUIRED.

PROPOSED GAS SERVICE LINE. COORDINATE WITH LOCAL FRANCHISE UTILITY COMPANY FOR SERVICE AS REQUIRED.

PROPOSED ELECTRIC SERVICE LINE. COORDINATE WITH LOCAL FRANCHISE UTILITY COMPANY FOR SERVICE AS REQUIRED.

NEW WATER CROSSING OVER A NEW WASTEWATER LINE
 ONE SEGMENT OF 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 CENTERLINE OF THE WASTEWATER LINE. THE WATERLINE SHALL BE AT LEAST TWO FEET ABOVE THE WASTEWATER LINE. THE WASTEWATER PIPE SHALL HAVE A MINIMUM PIPE STIFFNESS OF 115 PSI @ 5.0X DEFLECTION. ALSO, THE WASTEWATER PIPE SHALL HAVE A PRESSURE RATING FOR BOTH PIPE AND JOINTS OF 150 PSI. IF THE PRESSURE RATING IS NOT MET, THE WASTEWATER LINE SHALL BE EMBEDDED IN CEMENT STABILIZED SAND (MINIMUM OF 10% CEMENT PER CUBIC YARD OF CEMENT STABILIZED SAND MIXTURE, BASED ON LOOSE DRY WEIGHT VOLUME - A MINIMUM OF 2.5 BAGS OF CEMENT/CY OF MIXTURE; THE CEMENT STABILIZED BEDDING SHALL BE A MINIMUM OF 8 INCHES ABOVE AND ONE QUARTER OF THE PIPE DIAMETER ON EITHER SIDE AND BELOW THE WASTEWATER PIPE (MINIMUM 4 INCHES) FOR THE TOTAL LENGTH OF ONE PIPE SEGMENT PLUS 12 INCHES BEYOND THE JOINT ON EACH END.

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

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 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 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 BAR OF THE POWER PANEL TO PLYWOOD BACKBOARD WITH A 6' COIL OF WIRE LEFT AT THE BACKBOARD WILL BE REQUIRED AT THE BUILDING.

FIRE SPRINKLER LINE TO BE DESIGNED AND INSTALLED BY A CONTRACTOR LICENSED BY THE TEXAS COMMISSION OF FIRE PROTECTION. CONTRACTOR TO SUBMIT DESIGN FOR PERMIT TO CITY OF ROCKWALL FIRE DEPT. FOR APPROVAL. CONTRACTOR TO DETERMINE ACTUAL PIPE SIZE REQUIRED (USE 8" PIPE FOR BIDDING PURPOSES).

INSTALL BACK FLOW PREVENTION DEVICE W/ DOUBLE CHECK BEYOND DOMESTIC & IRRIGATION METERS IN ACCORDANCE WITH CITY REQUIREMENTS.

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. DATE: APRIL 15, 2010
 TX LIC. NO. 84780

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

BENCHMARK LIST:
 BENCHMARK #1
 SQUARE CUT SET 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 = 543.09
 BENCHMARK #2
 CITY OF ROCKWALL MONUMENT (R010) FOUND.
 ELEVATION = 524.788

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
1	04-15-10	RECORD DRAWINGS
2	02-24-10	ADDED RIGHT TURN LANE ON S.H. 205
3	07-17-09	SANITARY SEWER & ADA ROUTE REVISIONS
4	06-19-09	TXDOT COMMENTS

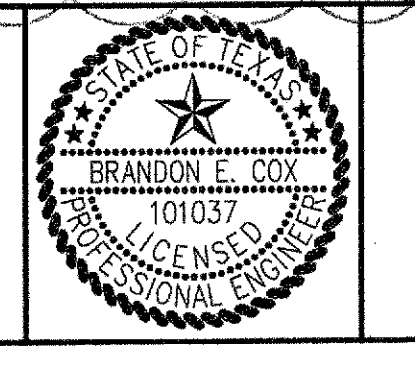
DESIGN	DRAWN	DATE	SCALE	NOTES
BEC	WTW	05-21-09	AS SHOWN	

OWNER
 METROPLEX ACQUISITION FUND, LP
 8214 WESTCHESTER, SUITE 850
 DALLAS, TEXAS 75225
 MR. GREY STOGNER
 (214) 343-4477 PHONE
 (214) 340-2029 FAX

DEVELOPER
 CRESTVIEW REAL ESTATE, L.L.C.
 8214 WESTCHESTER, SUITE 850
 DALLAS, TEXAS 75225
 MR. GREY STOGNER
 (214) 343-4477 PHONE
 (214) 340-2029 FAX

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY BRANDON E. COX, P.E. 10/29/09 ON 05-21-09 ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE ACT.

Brandon E. Cox 05-21-09



POGUE
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 MCKINNEY, TEXAS 75069
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 (214) 544-8882 FAX
 www.PogueEngineering.com

WATER & SANITARY SEWER PLAN (2 of 2) SHEET NO. **C6.02**

STONE CREEK RETAIL
 BLOCK A, LOTS 1-6, STONE CREEK RETAIL ADDITION
 W.T. DEWEESE SURVEY, ABSTRACT NO. 71
 CITY OF ROCKWALL, TEXAS

PI NO: 1393-08-087 DWG NO: 1393-08-087-07A.DWG

TEXAS BOARD OF PROFESSIONAL ENGINEERS, CERTIFICATE OF REGISTRATION #000461; TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, CERTIFICATE OF REGISTRATION 100421-00