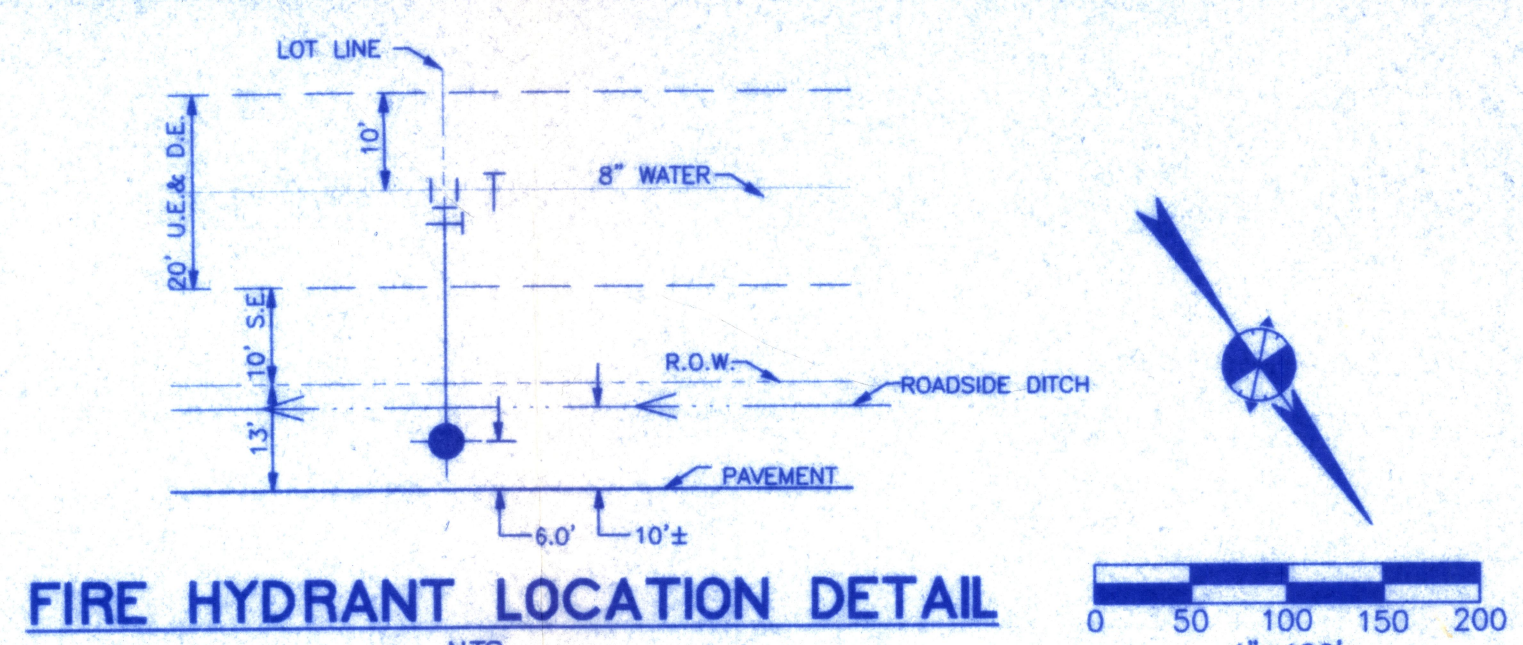
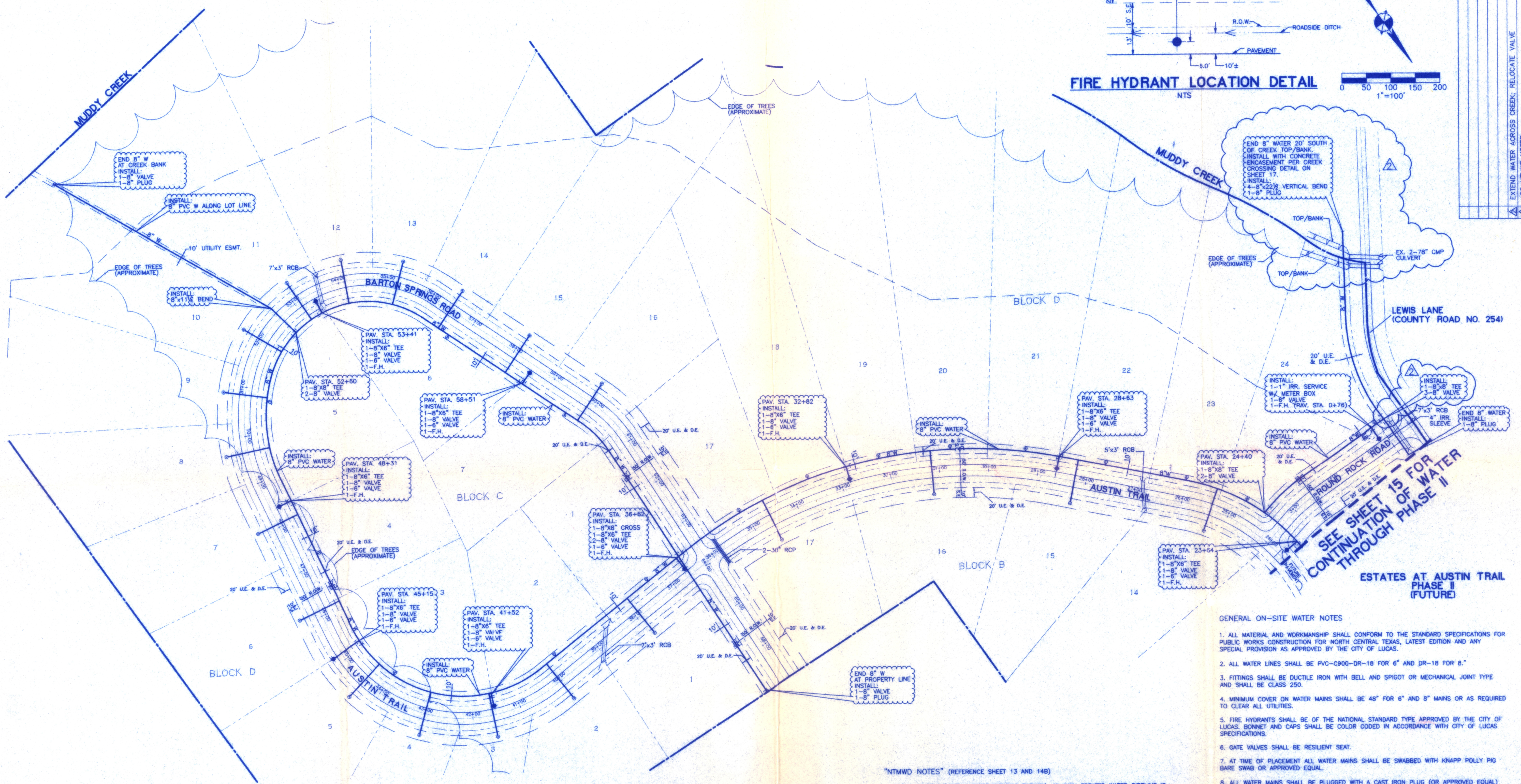


MARKS: J.L.J.



LEGEND	
	PROPOSED WATER
	EXISTING WATER
	PROPOSED FIRE HYDRANT AND VALVE
	EXISTING FIRE HYDRANT AND VALVE
	PROPOSED SERVICE

- GENERAL OFF-SITE WATER NOTES
- UNLESS OTHERWISE NOTED, ALL MATERIAL AND CONSTRUCTION SHALL CONFORM TO APPLICABLE SPECIFICATIONS OF THE CITY WITH AMENDMENTS. THE NORTH CENTRAL COUNCIL OF GOVERNMENTS "STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION" PARTS II AND III, LATEST EDITION. REFER TO APPLICABLE CITY "STANDARD CONSTRUCTION DETAILS", LATEST EDITION. (SEPT. 91)
 - ALL WATER LINES SHALL BE DUCTILE IRON CLASS 51, OR PVC - C900 - DR-14 FOR 6" AND DR-18 FOR 8" AND 12".
 - FITTING SHALL BE DUCTILE IRON WITH BELL AND SPIGOT OR MECHANICAL JOINT TYPE AND SHALL BE CLASS 250.
 - MINIMUM COVER ON WATER MAINS SHALL BE 42" FOR 6", 48" FOR 8" AND 54" FOR 12" OR AS REQUIRED TO CLEAR ALL UTILITIES.
 - FIRE HYDRANTS SHALL BE A TYPE APPROVED BY THE CITY, BONNET AND CAPS SHALL BE COLOR CODED IN ACCORDANCE WITH CITY SPECIFICATIONS.
 - GATE VALVES SHALL BE OF A TYPE APPROVED BY THE CITY. SEE CITY "STANDARD CONSTRUCTION DETAILS".
 - FIRE HYDRANTS WILL BE PLACED 2.5' TO 5' FROM BACK OF CURB, OR AS REQUIRED TO CLEAR SIDEWALKS.
 - AT TIME OF PLACEMENT ALL WATER MAINS SHALL BE SWABBED WITH KNAPP POLLY PIG BARE SWAB OR APPROVED EQUAL.
 - ALL WATER MAINS SHALL BE PLUGGED WITH A CAST IRON PLUG (OR APPROVED EQUAL) AT THE END OF EACH WORKING DAY.
 - EMBEDMENTS SHALL BE AS FOLLOWS:
D.I. WATER-CLASS "C"
PVC WATER-CLASS "B-1"
PVC SEWER-CLASS "H"
 - THE CONTRACTOR SHALL PROVIDE A TRENCH SAFETY PLAN AND BE RESPONSIBLE FOR FIELD VERIFYING ALL EXISTING UTILITY LOCATIONS PRIOR TO HIS WORK.
 - EXISTING UNDERGROUND UTILITIES SHOWN ON THIS PLAN WERE DRAWN FROM AS-BUILT PLANS OR THE BEST AVAILABLE INFORMATION. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING EXISTING UTILITY LOCATIONS PRIOR TO CONSTRUCTION AND NOTIFYING ENGINEER OF ANY DISCREPANCY BETWEEN THESE PLANS AND THE ACTUAL EXISTENCE OR LOCATION OF ANY UNDERGROUND UTILITIES AFFECTED.

ALL RESPONSIBILITY FOR THE ADEQUACY OF THESE PLANS REMAINS WITH THE ENGINEER WHO PREPARED THEM. IN APPROVING THESE PLANS, THE CITY MUST RELY UPON THE ADEQUACY OF THE WORK OF THE DESIGN ENGINEER WHOSE SIGNATURE AND SEAL APPEARS ON THESE PLANS.

RECOMMENDED FOR APPROVAL
HUNTER ASSOCIATES TEXAS, LTD.
CONSULTING ENGINEERS
DATE: 5/26/00
APPROVED:
DATE:

NTMWD NOTES (REFERENCE SHEET 13 AND 14B)

- NORTH TEXAS MUNICIPAL WATER DISTRICT (NTMWD) 42-INCH TREATED WATER PIPELINE IS LOCATED ON SITE.
- OPERATION OF HEAVY EARTHMOVING EQUIPMENT, COMPACTION EQUIPMENT OR HEAVY CONSTRUCTION EQUIPMENT, SUCH AS CONCRETE TRUCKS, SHALL BE RESTRICTED TO SPECIFIC CROSSING POINTS ACROSS NTMWD EASEMENTS, AS APPROVED BY THE NTMWD. THE CROSSINGS SHALL BE DESIGNATED AND VERIFIED TO PROVIDE MINIMUM OF 5- FEET OF COVER.
- TO ASSURE THAT EXISTING PIPELINE IS NOT DAMAGED BY PLACING OF SIGNIFICANT LOADS OVER THE NTMWD PIPELINE, NO MATERIALS SHALL BE STOCKPILED ON THE NTMWD EASEMENT, WITHOUT AUTHORIZATION FROM THE NTMWD. IF THE CONTRACTOR DESIRES TO USE NTMWD'S EASEMENT FOR STOCKPILE OF MATERIALS, CONTACT NTMWD ENGINEERING AT (972)420-5405 SO YOUR PLANS FOR USE OF NTMWD'S EASEMENT CAN BE REVIEWED.
- IN AREAS WHERE THE COVER BETWEEN THE TOP OF THE NTMWD PIPELINE AND THE BOTTOM OF THE SUBGRADE IS THREE (3) FEET OR LESS, IT IS REQUESTED THAT THE SUBGRADE PREPARATION BE DELETED AND A THICKENED PAVEMENT SECTION BE USED TO LIMIT CONSTRUCTION ACTIVITIES OVER THE PIPELINE.
- CROSSING OF THE NTMWD EASEMENT WITH OTHER UTILITIES, SUCH AS TV CABLE, PHONE, GAS AND ELECTRIC, SHALL BE COORDINATED WITH THE NTMWD TO AVOID DAMAGE TO THE NTMWD FACILITIES.
- OUTDOOR LIGHTING, LANDSCAPING, SCREENING WALLS OR OTHER FACILITIES SHALL NOT BE INSTALLED IN NTMWD EASEMENTS WITHOUT WRITTEN APPROVAL OF THE NTMWD.
- UNLESS OTHERWISE SHOWN OR REQUIRED, A MINIMUM OF ONE-FOOT CLEARANCE SHALL BE PROVIDED FOR ALL UTILITIES CROSSING THE NTMWD PIPELINES.
- THE CONTRACTOR SHALL CONTRACT NTMWD ENGINEERING AT (972)442-5405 AT LEAST 48 HOURS PRIOR TO PERFORMING ANY WORK IN THE VICINITY OF THE NTMWD FACILITIES.

GENERAL ON-SITE WATER NOTES

- ALL MATERIAL AND WORKMANSHIP SHALL CONFORM TO THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION FOR NORTH CENTRAL TEXAS, LATEST EDITION AND ANY SPECIAL PROVISION AS APPROVED BY THE CITY OF LUCAS.
- ALL WATER LINES SHALL BE PVC-C900-DR-18 FOR 6" AND DR-18 FOR 8".
- FITTINGS SHALL BE DUCTILE IRON WITH BELL AND SPIGOT OR MECHANICAL JOINT TYPE AND SHALL BE CLASS 250.
- MINIMUM COVER ON WATER MAINS SHALL BE 48" FOR 6" AND 8" MAINS OR AS REQUIRED TO CLEAR ALL UTILITIES.
- FIRE HYDRANTS SHALL BE OF THE NATIONAL STANDARD TYPE APPROVED BY THE CITY OF LUCAS. BONNET AND CAPS SHALL BE COLOR CODED IN ACCORDANCE WITH CITY OF LUCAS SPECIFICATIONS.
- GATE VALVES SHALL BE RESILIENT SEAT.
- AT TIME OF PLACEMENT ALL WATER MAINS SHALL BE SWABBED WITH KNAPP POLLY PIG BARE SWAB OR APPROVED EQUAL.
- ALL WATER MAINS SHALL BE PLUGGED WITH A CAST IRON PLUG (OR APPROVED EQUAL) AT THE END OF EACH WORK DAY.
- WATER SERVICES SHALL BE COPPER, TYPE K 1-INCH IN SIZE LOCATED AT THE CENTER OF EACH LOT. A METER BOX SHALL BE INSTALLED IN ACCORDANCE WITH THE CITY'S STANDARDS AND SPECIFICATIONS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING A SET OF PLANS TO THE DESIGN ENGINEER IDENTIFYING ANY CHANGES MADE DURING CONSTRUCTION FOR THE DESIGN ENGINEER'S USE TO PREPARE RECORD DRAWINGS FOR SUBMITTAL TO THE CITY.
- THE OWNER SHALL PROVIDE CONSTRUCTION STAKING ON A ONE-TIME BASIS TO STAKE ALIGNMENT FOR WATER MAINS AND SERVICES AND ALIGNMENT AND GRADE FOR FIRE HYDRANTS.
- IRRIGATION SLEEVE TO BE SCHED. 40 PVC INSTALLED 24" BELOW FINISH GRADE, EXTENDED AT BOTH ENDS 4' BEYOND THE PAVEMENT AND CAP. CONTRACTOR TO MARK END OF CONDUIT. SIZE TO BE AS SHOWN ON PLANS.

RECEIVED
CITY OF LUCAS
MAY 26 2000

BENCHMARK

- FEMA BENCHMARK #RM 136, RR SPIKE IN POWER POLE ON WEST SIDE OF FM 2551, ± 2,800' SOUTH OF CR 262 (INGRAM ROAD)
ELEV. = 637.32'
- TOP OF 1/2" IR WEST SIDE OF CR 262 (INGRAM ROAD) ± 1025' NORTH OF NORTH EDGE OF PAVEMENT CR 263 (W. LUCAS ROAD), ± 7' EAST OF BARBED WIRE FENCE
ELEV. = 637.08'

ON-SITE WATER PLAN

ESTATES AT AUSTIN TRAIL, PHASE I
LUCAS, TEXAS
A DEVELOPMENT OF
VAEVICTUS GROUP, INC.

Scale: 1"=100' Date: 03/30/00
Designed By: B.M.B.
Drawn By: J.L.J.
Checked By: M.L.C.
File: 09005WTR4.DWG
Project No.: 30090-05

SHEET
12

Bury+Partners
Consulting Engineers and Surveyors
Dallas, Texas Tel 972/991-0011 Fax 972/991-0078
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STATE OF TEXAS
MICHAEL L. CLARK
64013
REGISTERED PROFESSIONAL ENGINEER

MLC 5/16/00
MLC 5/9/00
ADD NTMWD NOTES
EXTEND WATER ACROSS CREEK, RELOCATE VALVE
BY DATE
REVISION