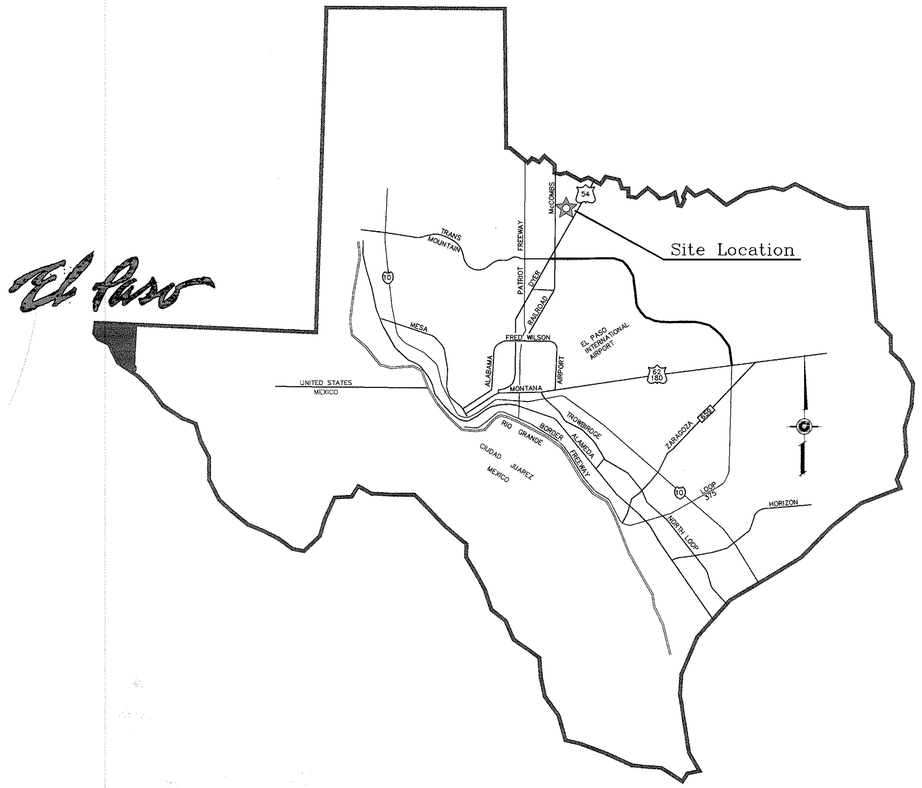
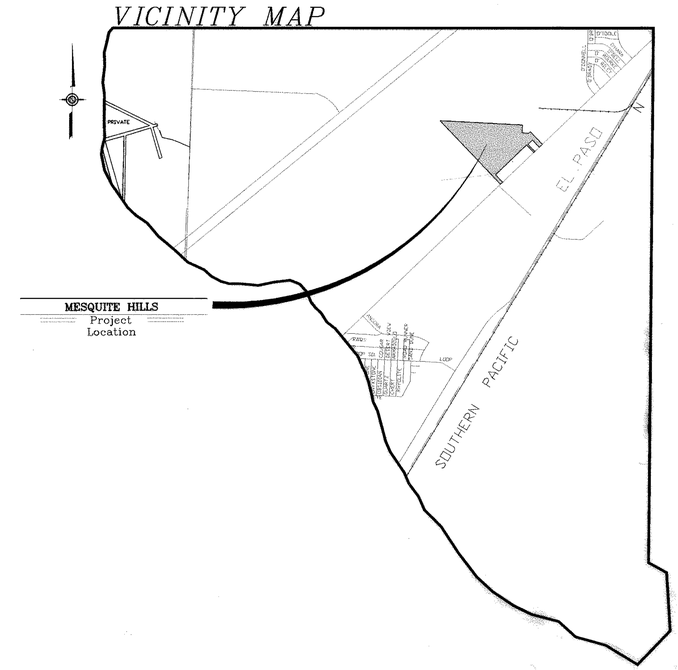
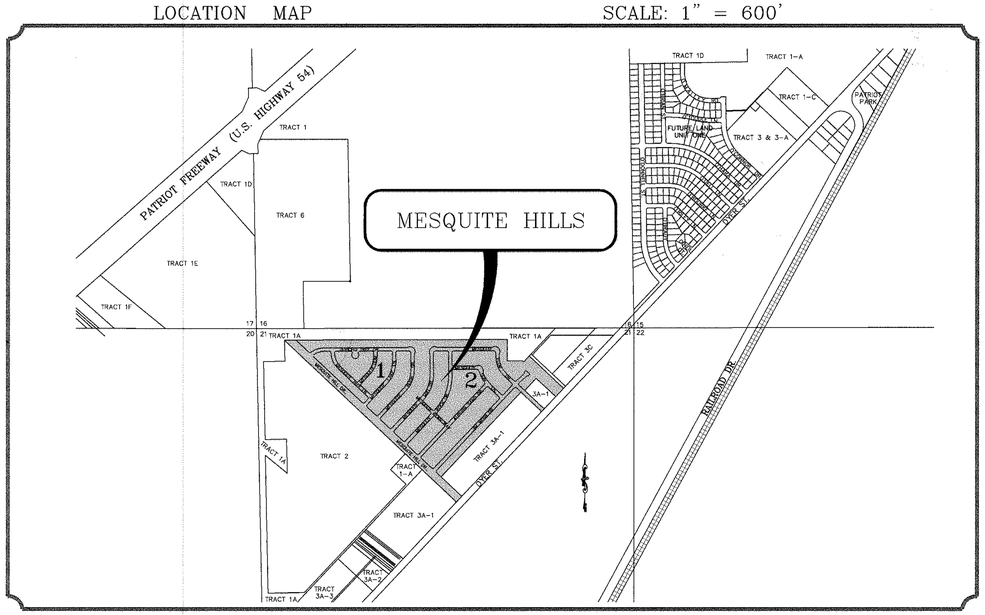




LOCATION MAP SCALE: 1" = 600'



STREET IMPROVEMENTS

I N D E X

TITLE	SHEET No.		
COVER SHEET	1	OF	57
PLAT	2-3	OF	57
GRADING PLAN	4-5	OF	57
GRADING SECTIONS	6-7	OF	57
DRAINAGE PLAN	8-9	OF	57
STORM WATER POLLUTION PREVENTION PLAN	10-12	OF	57
PLAN & PROFILE	13-43	OF	57
DECELERATION LANES	44-45	OF	57
POND AND PARK SECTIONS	46-47	OF	57
DRAINAGE STRUCTURES AND PROFILES	48-50	OF	57
STRUCTURE DETAILS	51-53	OF	57
STANDARD DETAILS	54-55	OF	57
ILLUMINATION PLAN AND DETAILS	56-57	OF	57

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80,
TSP 1, TEXAS AND PACIFIC RAILROAD CO. SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
STE. 400
9999 TEXAS
EL PASO, TEXAS 79907
1790 LEE TREVINO DR.

CONDE INC.

COVER SHEET

SHT 1 OF 57

MESQUITE HILLS

C:\SU\Mesquite Hills-ASBUILT\dwg\MH-CVR.dwg, 9/20/2007 11:54:55 AM, 750C.pc3

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 90.471 ACRES

GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C51	70.00	28.46	14.43	28.26	N11°29'16"E	23°17'36"
C52	70.00	20.28	10.21	20.21	N08°27'35"W	16°36'06"
C53	70.00	34.72	17.73	34.37	N30°58'15"W	28°25'15"
C54	70.00	38.32	19.65	37.84	N60°51'46"W	31°21'48"
C55	70.00	46.16	23.95	45.33	S84°33'54"W	37°46'51"
C56	40.00	16.88	8.57	16.75	N77°45'39"E	24°10'22"
C57	20.00	31.43	20.02	28.30	S44°49'18"W	90°03'03"
C58	20.00	31.40	19.98	28.27	N45°10'42"W	89°56'57"
C59	374.00	8.87	4.44	8.87	N00°28'33"E	1°21'32"
C60	374.00	64.48	32.32	64.40	N06°05'40"E	9°52'41"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C61	374.00	64.48	32.32	64.40	N15°58'21"E	9°52'41"
C62	374.00	64.48	32.32	64.40	N25°51'03"E	9°52'41"
C63	374.00	64.48	32.32	64.40	N35°43'44"E	9°52'41"
C64	374.00	16.88	8.44	16.88	N41°57'40"E	2°35'10"
C65	426.00	47.84	23.94	47.81	N03°00'48"E	6°26'02"
C66	426.00	47.74	23.89	47.71	N09°26'26"E	6°25'14"
C67	426.00	47.74	23.89	47.71	N15°51'41"E	6°25'14"
C68	426.00	47.74	23.89	47.71	N22°16'55"E	6°25'14"
C69	426.00	47.74	23.89	47.71	N28°42'10"E	6°25'14"
C70	426.00	47.74	23.89	47.71	N35°07'24"E	6°25'14"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C71	426.00	36.58	18.30	36.57	N40°47'38"E	4°55'14"
C72	25.00	39.25	24.98	35.34	S01°43'29"E	89°57'29"
C73	25.00	39.29	25.02	35.37	N88°16'31"E	90°02'31"
C74	20.00	31.40	19.99	28.27	N01°43'29"W	89°57'29"
C75	20.00	31.43	20.01	28.29	N88°16'31"E	90°02'31"
C76	20.00	31.40	19.99	28.27	S01°43'29"E	89°57'29"
C77	20.00	31.43	20.01	28.29	N88°16'31"E	90°02'31"
C78	324.00	59.06	29.61	58.98	N38°01'55"E	10°26'40"
C79	324.00	67.92	34.09	67.80	N26°48'15"E	12°00'40"
C80	324.00	67.92	34.09	67.80	N14°47'35"E	12°00'40"

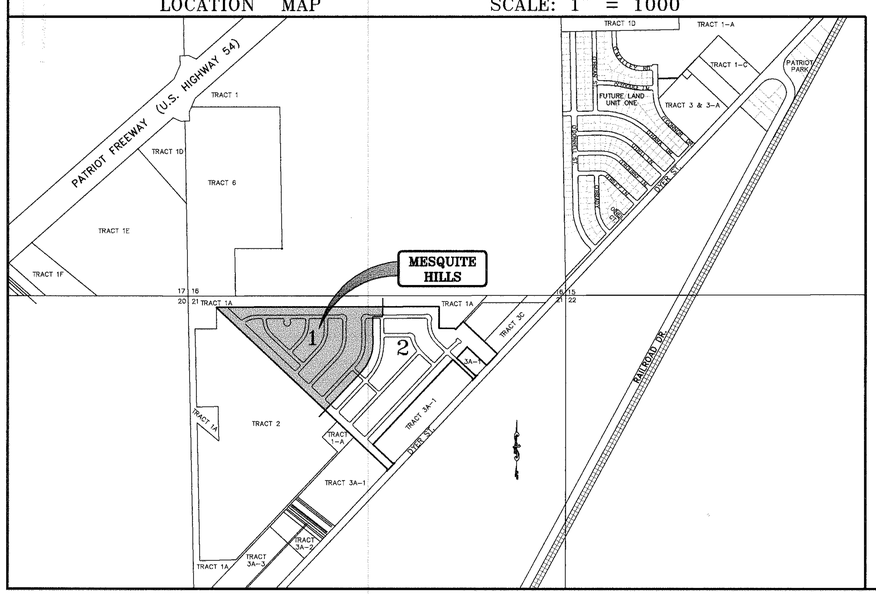
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C81	324.00	50.84	25.47	50.79	N04°17'31"E	8°59'28"
C82	376.00	44.11	22.08	44.08	N39°53'37"E	6°43'16"
C83	376.00	50.32	25.20	50.29	N32°41'56"E	7°40'06"
C84	376.00	50.32	25.20	50.29	N25°01'50"E	7°40'06"
C85	376.00	51.58	25.83	51.54	N17°15'58"E	7°51'38"
C86	376.00	50.65	25.36	50.61	N09°28'36"E	7°43'06"
C87	376.00	38.20	19.12	38.18	N02°42'25"E	5°49'16"
C88	20.00	31.43	20.02	28.30	S44°49'18"W	90°03'03"
C89	20.00	31.40	19.98	28.27	N45°10'42"W	89°56'57"
C90	20.00	31.43	20.02	28.30	S44°49'18"W	90°03'03"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	300.00	243.74	129.05	237.09	S66°34'18"W	46°33'03"
C2	300.00	243.74	129.05	237.09	S23°25'42"E	46°33'03"
C3	350.00	265.47	139.49	259.15	N21°31'31"E	43°27'28"
C4	400.00	303.39	159.41	296.17	N21°31'31"E	43°27'28"
C5	400.00	303.39	159.41	296.17	N21°31'31"E	43°27'28"
C6	450.00	341.32	179.34	333.19	N21°31'31"E	43°27'28"
C7	30.00	47.15	30.03	42.45	S44°49'18"W	90°03'03"
C8	40.00	14.02	7.08	13.95	S80°06'50"E	20°04'40"
C9	40.00	2.89	1.45	2.89	S68°00'18"E	4°08'25"
C10	70.00	45.31	23.48	44.52	N84°28'40"W	37°05'09"
C11	70.00	39.29	20.18	38.78	S60°53'57"W	32°09'38"
C12	70.00	34.67	17.70	34.31	S30°37'51"W	28°22'34"
C13	70.00	20.28	10.21	20.21	S08°08'31"W	16°36'06"
C14	70.00	25.16	12.72	25.03	S10°27'23"E	20°35'43"
C15	40.00	14.35	7.25	14.27	N10°28'44"W	20°33'02"
C16	424.00	22.84	11.42	22.84	N01°20'23"E	3°05'13"
C17	424.00	60.31	30.21	60.26	N06°57'29"E	8°09'00"
C18	424.00	60.31	30.21	60.26	N15°06'30"E	8°09'00"
C19	424.00	60.31	30.21	60.26	N23°15'30"E	8°09'00"
C20	424.00	60.31	30.21	60.26	N31°24'30"E	8°09'00"
C21	424.00	57.51	28.80	57.46	N39°22'08"E	7°46'15"
C22	476.00	12.53	6.27	12.53	N00°33'02"E	1°30'30"
C23	476.00	47.50	23.77	47.49	N04°09'50"E	5°43'05"
C24	476.00	47.50	23.77	47.49	N09°52'55"E	5°43'05"
C25	476.00	47.50	23.77	47.49	N15°36'00"E	5°43'05"
C26	476.00	47.50	23.77	47.49	N21°19'06"E	5°43'05"
C27	476.00	47.50	23.77	47.49	N27°02'11"E	5°43'05"
C28	476.00	47.50	23.77	47.49	N32°45'16"E	5°43'05"
C29	476.00	47.50	23.77	47.49	N38°28'22"E	5°43'05"
C30	476.00	15.97	7.99	15.97	N42°17'35"E	1°55'21"
C31	20.00	31.42	20.00	28.28	S01°44'45"E	90°00'00"
C32	20.00	31.42	20.00	28.28	S88°15'15"W	90°00'00"
C33	25.00	39.25	24.98	35.34	S01°43'29"E	89°57'29"
C34	25.00	39.29	25.02	35.37	N88°16'31"E	90°02'31"
C35	25.00	39.25	24.98	35.34	S01°43'29"E	89°57'29"
C36	25.00	39.29	25.02	35.37	N88°16'31"E	90°02'31"
C37	426.00	38.83	19.43	38.82	N40°38'34"E	5°13'23"
C38	426.00	47.87	23.96	47.85	N34°48'43"E	6°26'19"
C39	426.00	47.87	23.96	47.85	N28°22'24"E	6°26'19"
C40	426.00	47.87	23.96	47.85	N21°56'05"E	6°26'19"
C41	426.00	47.87	23.96	47.85	N15°29'46"E	6°26'19"
C42	426.00	47.87	23.96	47.85	N09°03'27"E	6°26'19"
C43	426.00	44.92	22.48	44.90	N02°49'02"E	6°02'31"
C44	374.00	48.55	24.31	48.51	N39°32'08"E	7°26'15"
C45	374.00	61.22	30.68	61.15	N31°07'40"E	9°22'42"
C46	374.00	61.22	30.68	61.15	N21°44'58"E	9°22'42"
C47	374.00	61.22	30.68	61.15	N12°22'16"E	9°22'42"
C48	374.00	51.47	25.78	51.43	N03°44'21"E	7°53'09"
C49	30.00	47.10	29.97	42.41	N45°10'42"W	89°56'57"
C50	40.00	16.29	8.26	16.18	S11°27'56"W	23°20'18"

LINE TABLE		
LINE	LENGTH	BEARING
L1	3.28	N01°13'02"W
L2	28.14	S43°17'46"W
L3	48.27	N00°09'10"W
L4	55.69	N43°55'15"E
L5	41.60	N13°18'16"W
L6	32.88	N26°49'52"W
L7	45.83	N14°47'35"E
L8	45.17	S03°12'42"W
L9	107.72	N00°12'13"W

LOCATION MAP

SCALE: 1" = 1000'



CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C91	20.00	17.08	9.10	16.56	S24°39'45"E	48°55'04"
C92	50.00	20.26	10.27	20.12	N37°30'42"W	23°13'09"
C93	50.00	44.97	24.13	43.47	N00°08'08"W	51°31'59"
C94	50.00	37.38	19.61	36.51	N47°02'52"E	42°50'00"
C95	50.00	37.40	19.63	36.54	N89°53'41"E	42°51'38"
C96	50.00	37.18	19.50	36.33	S47°22'24"E	42°36'13"
C97	50.00	45.10	24.21	43.58	S00°14'01"E	51°40'33"
C98	50.00	20.17	10.22	20.03	S37°09'33"W	23°06'35"
C99	20.00	17.08	9.10	16.56	N24°15'19"E	48°55'04"
C100	20.00	31.40	19.98	28.27	N45°10'42"W	89°56'57"
C101	20.00	31.42	20.00	28.28	S44°50'50"W	90°00'00"
C102	274.00	47.24	23.68	47.18	S05°05'31"E	9°52'43"
C103	274.00	71.02	35.71	70.82	S17°27'23"E	14°51'01"
C104	274.00	71.02	35.71	70.82	S32°18'24"E	14°51'01"
C105	274.00	33.34	16.69	33.32	S43°13'04"E	6°58'19"
C106	326.00	6.31	3.16	6.31	S46°08'57"E	1°06'33"
C107	326.00	46.44	23.26	46.40	S41°30'50"E	8°09'42"
C108	326.00	46.44	23.26	46.40	S33°21'07"E	8°09'42"
C109	326.00	46.44	23.26	46.40	S25°11'25"E	8°09'42"
C110	326.00	46.44	23.26	46.40	S17°01'42"E	8°09'42"
C111	326.00	72.80	36.55	72.65	S06°33'01"E	12°47'41"
C112	20.00	31.42	20.00	28.28	N45°09'10"W	90°00'00"
C113	274.00	62.82	31.55	62.68	S83°16'44"W	13°08'12"
C114	274.00	63.12	31.70	62.98	S70°06'38"W	13°11'59"
C115	274.00	53.74	26.96	53.65	S57°53'32"W	11°14'14"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C116	25.00	43.19	29.26	38.01	S02°47'06"W	98°58'39"
C117	326.00	4.45	2.23	4.45	S89°27'21"W	0°46'57"
C118	326.00	48.10	24.09	48.06	S84°50'16"W	8°27'14"
C119	326.00	48.10	24.09	48.06	S76°23'01"W	8°27'14"
C120	326.00	48.10	24.09	48.06	S67°55'47"W	8°27'14"
C121	326.00	48.10	24.09	48.06	S59°28'32"W	8°27'14"
C122	326.00	31.84	15.94	31.83	S52°27'01"W	5°35'49"
C123	25.00	36.50	22.37	33.34	S88°31'33"E	83°38'40"

DATE OF PREPARATION: MAY 18, 2005

CONDE INC.
ENGINEERING / PLANNING
GPS / SURVEYING / CADD
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
PH. # 592-0283 FAX # 592-0286

NOTES:

WATER AND SEWER SERVICES WILL BE EXTENDED TO THIS SUBDIVISION (MESQUITE HILLS) FROM EXISTING EL PASO WATER UTILITIES/PUBLIC SERVICE BOARD FACILITIES AND WILL BE CONSTRUCTED AND OPERABLE AS OF APRIL 15, 2007.

THE INSTRUMENT ASSURING THE CERTIFICATION THAT WATER AND SEWER SERVICES FACILITIES DESCRIBED BY THIS PLAT ARE IN COMPLIANCE WITH THE MODEL RULES ADOPTED UNDER SECTION 16.343, TEXAS WATER CODE IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.

INSTRUMENT No._____ DATE_____

TAX CERTIFICATE FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORDS SECTION.

INSTRUMENT No. 20070038231, 20070038232 DATE 4/24/07

VEHICULAR ACCESS TO THOSE RESIDENTIAL LOTS ABUTTING MESQUITE HILL DRIVE AND PEDESTRIAN PATHWAY R.O.W. SHALL BE FROM OTHER DEDICATED STREETS ONLY. THE INSTRUMENT ASSURING RELEASE OF ACCESS IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.

INSTRUMENT No. 20070038234 DATE 4/24/07

RESTRICTIVE COVENANTS FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.

INSTRUMENT No. 20070038233 DATE 4/24/07

LOT CORNERS WILL BE SET UPON COMPLETION OF CONSTRUCTION OF ROADWAYS AND UTILITIES.

"U.S. POSTAL SERVICE DELIVERY WILL BE PROVIDED THROUGH NEIGHBORHOOD DELIVERY AND COLLECTION BOX UNITS".

SET 1/2" REBAR WITH CAP MARKED TX 5152 AT ALL EXTERIOR BOUNDARY CORNERS UNLESS OTHERWISE NOTED.

BEARING BASIS IS TRUE NORTH FOR A TRANSVERSE MERCATOR SURFACE PROJECTION AS DETERMINED BY GPS METHODS CENTERED NEAR THIS SITE.

D E D I C A T I O N

NEWMAN RANCH PARTNERS, L.P., property owner of this land hereby present this plat and dedicate to the use of the public, the streets, drives, park, pond, P.S.B. R.O.W., drainage R.O.W., pedestrian pathway R.O.W., drainage easements, and utility easements as hereon laid down and designated, including easements for overhang of service wires for pole type utilities, and buried service wires, conduits and pipes for underground utilities, and the right to ingress and egress for service and construction and the right to trim interfering trees and shrubs.

Witness our signature this 11 th day of April, 2007.

NEWMAN RANCH PARTNERS, L.P.
BY: NEWMAN RANCH PARTNERS, L.L.C.
ITS GENERAL PARTNER

By: S / Douglas A. Schwartz
Douglas A. Schwartz, MANAGER

ATTEST: NOT REQUIRED

A C K N O W L E D G E M E N T

STATE OF TEXAS
COUNTY OF EL PASO

Before me, the undersigned authority, on this day personally appeared Douglas A. Schwartz, Manager of NEWMAN RANCH PARTNERS L.P., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same as the act and deed of said corporation for the purpose and considerations herein expressed.

Given under my hand and seal of office this 11 th day of April, 2007.

S / Susan McMillan — Notary Public in and for El Paso County
3-16-09 — My Commission Expires

C I T Y P L A N C O M M I S S I O N

This subdivision is hereby approved as to the platting and as to the condition of the dedication in accordance with Chapter 212 of the Local Government Code of Texas this 23 rd day of April, 2007.

S / Kelly Carpenter — For Secretary
S / Gus Haddad — Chairperson

Approved for filing this 19 th day of April, 2007.

S / Alan Shubert
For Development Services Director

F I L I N G

Filed and recorded in the office of the County Clerk of El Paso County, Texas, this 24 day of April, 2007, A.D. in

File No. 20070038230

S / Delia Briones — County Clerk
S / Juan M. Avila — By Deputy

Prepared by and under the supervision of:
YVONNE CONDE CURRY, P.E.
Registered Professional Engineer
Registration No. 64648

This plat represents a survey made on the ground by me or under my supervision and complies with the current Texas Board of Professional Land Survey Professional and Technical Standards.

S / Yvonne Conde Curry — Yvonne Conde Curry, P.E.
S / Ron R. Conde — Ron R. Conde, Registered Professional Land Surveyor, Texas License No. 5152

Sheet: 1 OF 2

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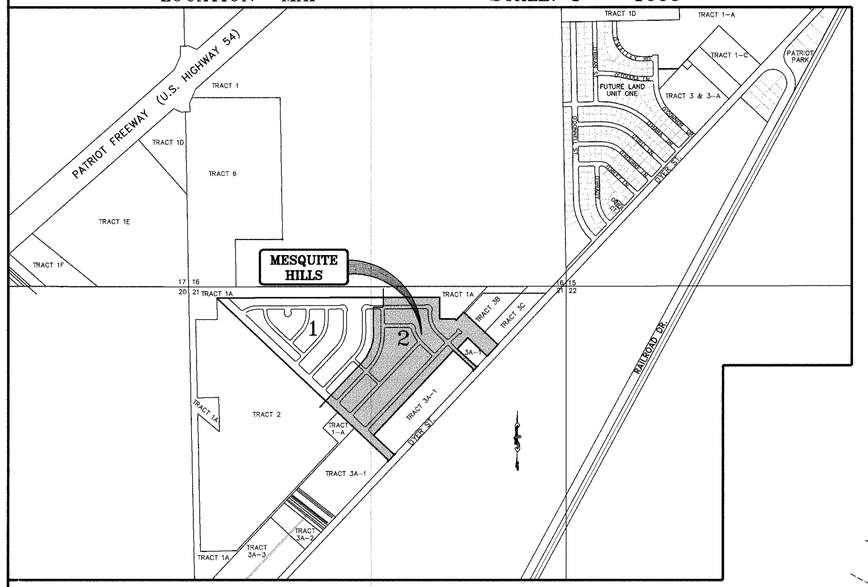
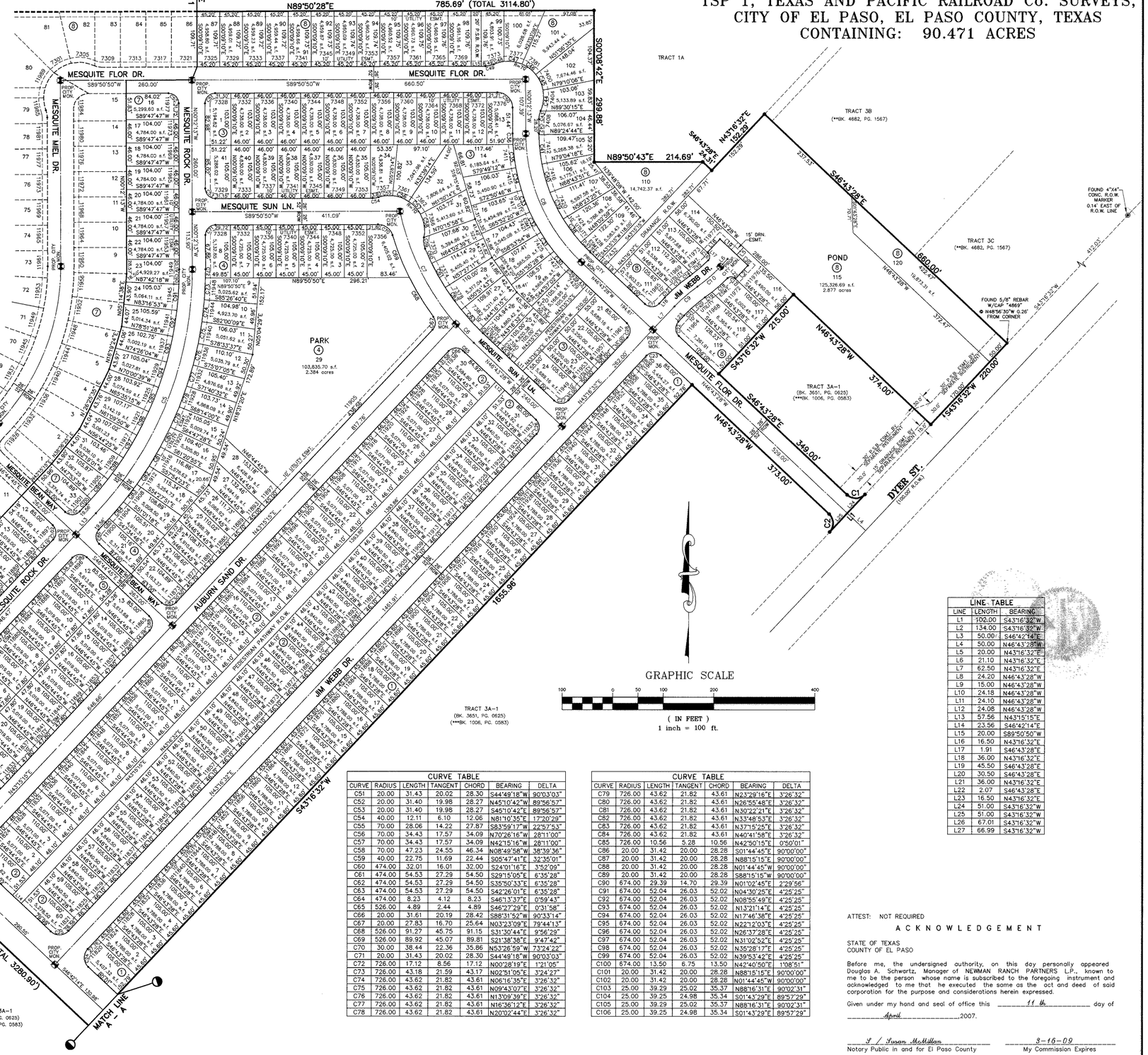
MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80,
TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 90.471 ACRES

LOCATION MAP SCALE: 1" = 1000'





GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

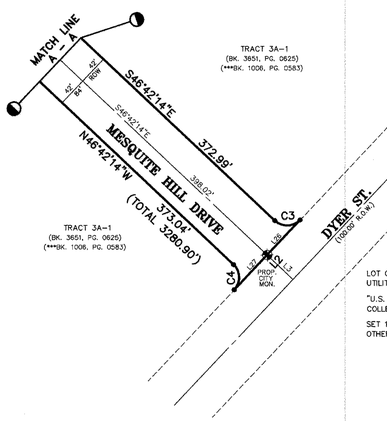
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	25.00	39.27	25.00	35.36	N88°16'32"E	90°00'00"
C2	25.00	39.27	25.00	35.36	N01°43'28"W	90°00'00"
C3	25.00	39.28	25.01	35.36	N88°17'09"E	90°01'14"
C4	25.00	39.26	24.99	35.35	N01°42'51"W	89°58'46"
C5	700.00	530.94	278.97	518.30	N21°31'31"E	43°27'28"
C6	500.00	51.18	25.61	51.16	S43°47'31"E	5°51'55"
C7	500.00	251.71	128.58	249.06	S26°26'15"E	28°50'37"
C8	350.00	284.18	150.45	276.44	S23°27'51"E	46°31'15"
C9	300.00	60.10	30.15	60.00	S49°00'53"E	11°28'42"
C10	300.00	60.10	30.15	60.00	N49°00'53"E	11°28'42"
C11	20.00	31.42	20.00	28.28	N88°16'32"E	90°00'00"
C12	326.00	20.51	10.26	20.51	S45°04'42"W	3°36'19"
C13	326.00	44.80	22.43	44.76	S50°49'03"W	7°52'23"
C14	274.00	6.75	3.37	6.75	N54°02'55"E	1°24'38"
C15	274.00	40.99	20.53	40.95	N49°03'29"E	8°34'13"
C16	10.00	15.97	10.26	14.33	N00°58'33"W	91°29'51"
C17	10.00	15.50	9.80	14.00	S88°51'50"W	88°49'25"
C18	326.00	41.38	20.72	41.35	N48°05'18"E	7°16'21"
C19	326.00	17.24	8.62	17.23	N53°14'21"E	3°01'46"
C20	274.00	34.37	17.21	34.35	S51°09'37"W	7°11'15"
C21	274.00	20.52	10.26	20.51	S45°25'16"W	4°17'27"
C22	20.00	31.42	20.00	28.28	S01°43'28"E	90°00'00"
C23	20.00	31.42	20.00	28.28	S88°16'32"W	90°00'00"
C24	25.00	39.26	24.99	35.35	S01°42'51"E	89°58'46"
C25	25.00	39.28	25.01	35.36	N88°17'09"E	90°01'14"
C26	20.00	31.42	20.00	28.28	N01°43'28"W	90°00'00"
C27	20.00	31.42	20.00	28.28	N88°16'32"E	90°00'00"
C28	20.00	31.42	20.00	28.28	N01°43'28"W	90°00'00"
C29	376.00	8.24	4.12	8.24	S46°05'49"E	1°15'18"
C30	376.00	45.80	22.93	45.77	S41°58'48"E	6°58'43"
C31	376.00	45.84	22.95	45.81	S34°59'55"E	6°59'05"
C32	376.00	45.88	22.97	45.85	S28°00'39"E	6°59'26"
C33	376.00	45.91	22.99	45.88	S21°01'02"E	6°59'47"
C34	376.00	45.95	23.00	45.92	S14°01'06"E	7°00'06"
C35	376.00	46.08	23.07	46.05	S07°00'23"E	7°01'20"
C36	376.00	21.60	10.80	21.60	S01°50'58"E	3°17'30"
C37	324.00	27.00	13.51	26.99	S44°20'15"E	4°46'27"
C38	324.00	58.47	29.32	58.40	S36°46'48"E	10°20'26"
C39	324.00	58.47	29.32	58.40	S26°26'22"E	10°20'26"
C40	324.00	58.47	29.32	58.40	S16°05'56"E	10°20'26"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C41	324.00	58.47	29.32	58.40	S05°45'29"E	10°20'26"
C42	324.00	2.17	1.09	2.17	S00°23'45"E	0°23'03"
C43	40.00	16.75	8.50	16.62	S11°47'24"W	23°59'14"
C44	70.00	42.29	21.81	41.65	N06°28'33"E	34°36'55"
C45	70.00	34.28	17.49	33.94	N24°51'40"W	28°03'31"
C46	70.00	34.28	17.49	33.94	N52°55'11"W	28°03'31"
C47	70.00	36.38	18.61	35.97	N81°50'09"W	29°46'29"
C48	70.00	21.28	10.72	21.20	S74°34'07"W	17°25'02"
C49	40.00	16.75	8.50	16.62	N77°51'13"E	23°59'14"
C50	30.00	47.10	29.97	42.41	N45°10'42"W	89°56'57"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C51	20.00	31.43	20.02	28.30	S44°49'18"W	90°03'03"
C52	20.00	31.40	19.98	28.27	N45°10'42"W	89°56'57"
C53	20.00	31.40	19.98	28.27	S45°10'42"E	89°56'57"
C54	40.00	12.11	6.10	12.06	N81°10'35"E	17°20'29"
C55	70.00	28.06	14.22	27.87	S83°59'17"W	22°57'53"
C56	70.00	34.43	17.57	34.09	N70°26'16"W	28°11'00"
C57	70.00	34.43	17.57	34.09	N42°15'16"W	28°11'00"
C58	70.00	47.23	24.55	46.34	N08°49'58"W	38°39'36"
C59	40.00	22.75	11.69	22.44	S05°47'41"E	32°35'01"
C60	474.00	32.01	16.01	32.00	S24°01'16"E	3°52'09"
C61	474.00	54.53	27.29	54.50	S29°15'05"E	6°35'28"
C62	474.00	54.53	27.29	54.50	S35°50'33"E	6°35'28"
C63	474.00	54.53	27.29	54.50	S42°26'01"E	6°35'28"
C64	474.00	8.23	4.12	8.23	S46°13'37"E	0°59'43"
C65	526.00	4.89	2.44	4.89	S46°27'29"E	0°31'58"
C66	20.00	31.61	20.19	28.42	S88°31'52"W	90°33'14"
C67	20.00	27.83	16.70	25.64	N03°23'09"E	79°44'13"
C68	526.00	91.27	45.75	91.15	S31°30'44"E	9°56'29"
C69	526.00	89.92	45.07	89.81	S21°38'38"E	9°47'42"
C70	30.00	38.44	22.36	35.86	N53°26'59"W	73°24'22"
C71	20.00	31.43	20.02	28.30	S44°49'18"W	90°03'03"
C72	726.00	17.12	8.56	17.12	N00°28'19"E	1°21'05"
C73	726.00	43.18	21.59	43.17	N02°51'05"E	3°24'27"
C74	726.00	43.62	21.82	43.61	N06°16'35"E	3°26'32"
C75	726.00	43.62	21.82	43.61	N09°43'07"E	3°26'32"
C76	726.00	43.62	21.82	43.61	N13°09'39"E	3°26'32"
C77	726.00	43.62	21.82	43.61	N16°36'12"E	3°26'32"
C78	726.00	43.62	21.82	43.61	N20°02'44"E	3°26'32"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C79	726.00	43.62	21.82	43.61	N23°29'16"E	3°26'32"
C80	726.00	43.62	21.82	43.61	N26°55'48"E	3°26'32"
C81	726.00	43.62	21.82	43.61	N30°22'21"E	3°26'32"
C82	726.00	43.62	21.82	43.61	N33°48'53"E	3°26'32"
C83	726.00	43.62	21.82	43.61	N37°15'25"E	3°26'32"
C84	726.00	43.62	21.82	43.61	N40°41'58"E	3°26'32"
C85	726.00	10.56	5.28	10.56	N42°50'15"E	0°50'01"
C86	20.00	31.42	20.00	28.28	S01°44'45"E	90°00'00"
C87	20.00	31.42	20.00	28.28	N88°15'15"E	90°00'00"
C88	20.00	31.42	20.00	28.28	N01°44'45"W	90°00'00"
C89	20.00	31.42	20.00	28.28	S88°15'15"W	90°00'00"
C90	674.00	29.39	14.70	29.39	N01°02'45"E	2°29'56"
C91	674.00	52.04	26.03	52.02	N04°30'25"E	4°25'25"
C92	674.00	52.04	26.03	52.02	N08°55'49"E	4°25'25"
C93	674.00	52.04	26.03	52.02	N13°21'14"E	4°25'25"
C94	674.00	52.04	26.03	52.02	N17°46'38"E	4°25'25"
C95	674.00	52.04	26.03	52.02	N22°12'03"E	4°25'25"
C96	674.00	52.04	26.03	52.02	N26°37'28"E	4°25'25"
C97	674.00	52.04	26.03	52.02	N31°02'52"E	4°25'25"
C98	674.00	52.04	26.03	52.02	N35°28'17"E	4°25'25"
C99	674.00	52.04	26.03	52.02	N39°53'42"E	4°25'25"
C100	674.00	13.50	6.75	13.50	N42°40'50"E	1°08'51"
C101	20.00	31.42	20.00	28.28	N88°15'15"E	90°00'00"
C102	20.00	31.42	20.00	28.28	N01°44'45"W	90°00'00"
C103	25.00	39.29	25.02	35.37	N88°16'31"E	90°02'31"
C104	25.00	39.25	24.98	35.34	S01°43'29"E	89°57'29"
C105	25.00	39.29	25.02	35.37	N88°16'31"E	90°02'31"
C106	25.00	39.25	24.98	35.34	S01°43'29"E	89°57'29"

LINE TABLE		
LINE	LENGTH	BEARING
L1	102.00	S43°16'32"W
L2	134.00	S43°16'32"W
L3	50.00	S46°42'14"E
L4	50.00	N46°43'28"W
L5	20.00	N43°16'32"E
L6	21.10	N43°16'32"E
L7	62.50	N43°16'32"E
L8	24.20	N46°43'28"W
L9	15.00	N46°43'28"W
L10	24.18	N46°43'28"W
L11	24.10	N46°43'28"W
L12	24.08	N46°43'28"W
L13	57.56	N43°15'15"E
L14	23.56	S46°42'14"E
L15	20.00	S89°50'50"W
L16	16.50	N43°16'32"E
L17	1.91	S46°43'28"E
L18	36.00	N43°16'32"E
L19	45.50	S46°43'28"E
L20	30.50	S46°43'28"E
L21	36.00	N43°16'32"E
L22	2.07	S46°43'28"E
L23	16.50	N43°16'32"E
L24	51.00	S43°16'32"W
L25	51.00	S43°16'32"W
L26	67.01	S43°16'32"W
L27	66.99	S43°16'32"W



TRACT 2
NORTHEAST INDUSTRIAL PARK
RECORDED IN BK. 47, PG. 4-40
VACATED AS PER INST. #80778, 2/28/78
VOL. 2723, PG. 545

TRACT 1A

TRACT 3A-1
(BK. 3651, PG. 0625)
(***BK. 1006, PG. 0583)

LOT CORNERS WILL BE SET UPON COMPLETION OF CONSTRUCTION OF ROADWAYS AND UTILITIES.

"U.S. POSTAL SERVICE DELIVERY WILL BE PROVIDED THROUGH NEIGHBORHOOD DELIVERY AND COLLECTION BOX UNITS".

SET 1/2" REBAR WITH CAP MARKED TX 5152 AT ALL EXTERIOR BOUNDARY CORNERS UNLESS OTHERWISE NOTED.

DATE OF PREPARATION: MAY 18, 2005

CONDE INC.
ENGINEERING / PLANNING
GPS / SURVEYING / CADD
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
PH # 592-0283 FAX # 592-0286

ATTEST: NOT REQUIRED

A C K N O W L E D G E M E N T

STATE OF TEXAS
COUNTY OF EL PASO

Before me, the undersigned authority, on this day personally appeared Douglas A. Schwartz, Manager of NEWMAN RANCH PARTNERS L.P., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same as the act and deed of said corporation for the purpose and considerations herein expressed.

Given under my hand and seal of office this 11 th day of April, 2007.

S / Susan McMillan
Notary Public in and for El Paso County

8-16-09
My Commission Expires

Sheet: 2 OF 2

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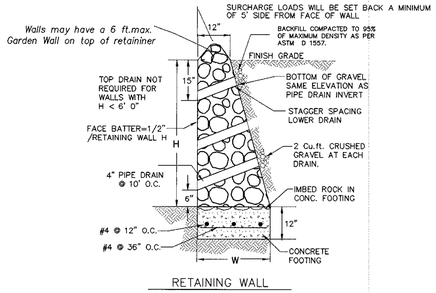


RETAINING WALL

NTS

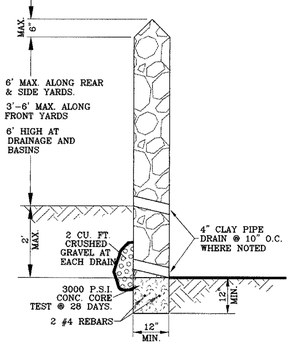
TABLE

HEIGHT H (ft.)	BASE WIDTH W (ft.)	TOE PRESSURE (lbs/s.f.)	HEEL PRESSURE (lbs/s.f.)
2.6'	1'-0"	2508	0
3.0'	1'-6"	1438	0

RETAINING WALL DESIGN FOR POND ONLY–SPECIFICALLY FOR LOTS 114 & 116, BLOCK 8. DESIGN NOT FOR RESIDENTIAL LOTS

ROCKWALL & RETAINING WALL NOTES

1. NATURAL STONE SHALL BE SOUND AND FREE FROM LOOSE OR FRIABLE INCLUSIONS AND SHALL MEET REQUIRED STRENGTH AND DURABILITY FOR PROPOSED USED.
2. MORTAR SHALL BE ASTMC-20 - 1800 PSI MORTAR.
3. CONCRETE SHALL BE F'C = 3000 PSI AT 28 DAYS.
4. REINFORCING STEEL SHALL BE ASTM A 615 GRADE 40, FY = 40,000 PSI
5. ALLOWABLE SOIL BEARING PRESSURE = 2,100 PSF MINIMUM.
6. WALL FOOTING SHALL BEAR ON FIRM UNDISTURBED OR COMPACTED GROUND (95% COMPACTION AS PER ASTM D1557).
7. CHANGES IN ALL DIRECTION, WALL HEIGHT OR FOOTING ELEVATION WILL REQUIRE ADDITIONAL DESIGN.
8. BACKFILL MATERIAL SHALL CONSIST OF WELL-DRAINED, COARSE GRAINED SOILS, OR FINE SILTY SANDS WITH NO CLAY CONTENT. BACKFILL MATERIAL SHALL EXERT A HORIZONTAL FORCE OF AN EQUIVALENT FLUID PRESSURE NOT TO EXCEED 30#/ft.
9. SOILS BENEATH AND BEHIND WALL SHALL NOT HAVE A PLASTICITY INDEX GREATER THAN 12
10. SURCHARGE LOADS WILL REQUIRE ADDITIONAL DESIGN.

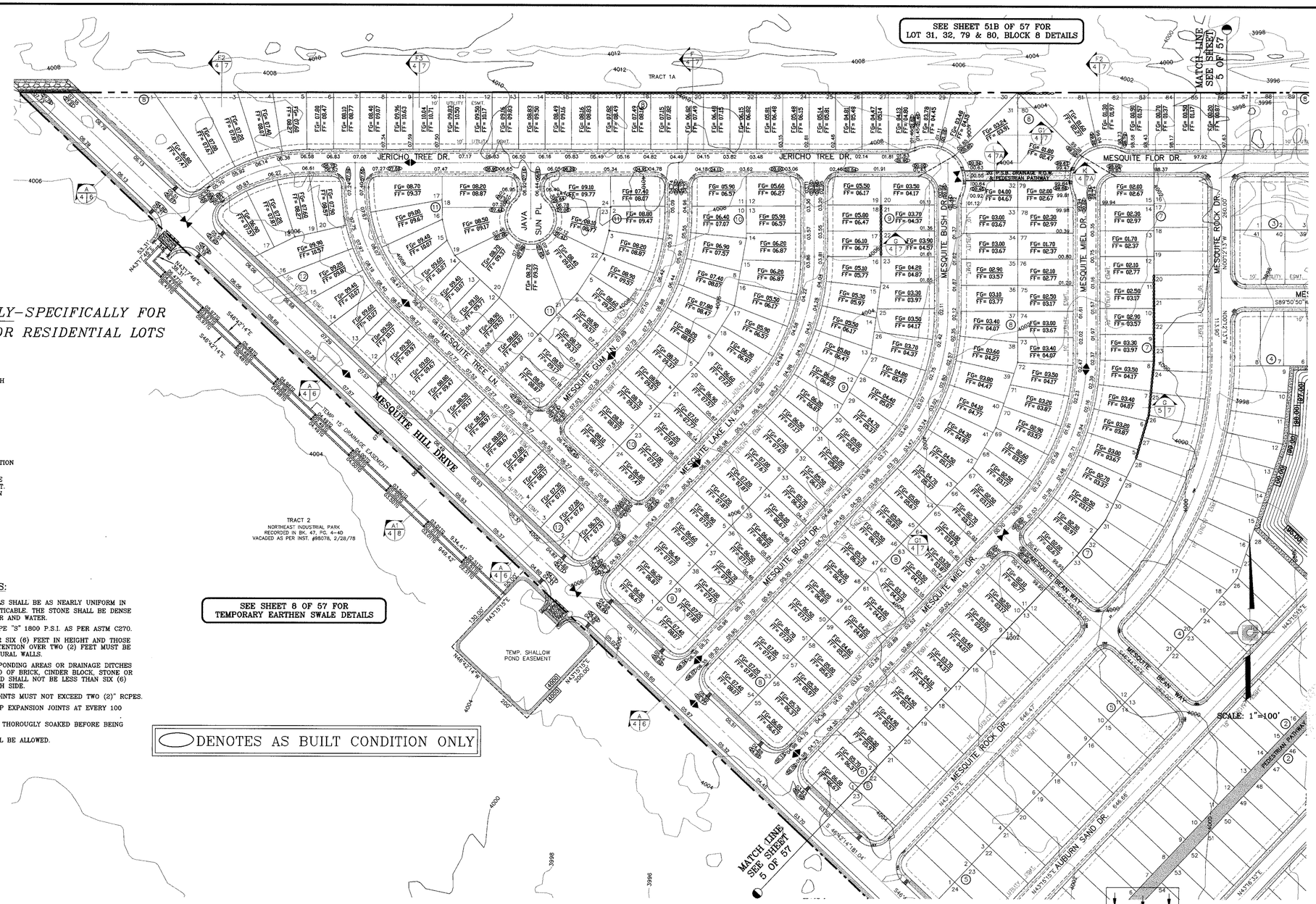


ROCKWALL DETAIL

SCALE: 1" = 2'

ROCKWALL NOTES:

1. STONE FOR ROCKWALLS SHALL BE AS NEARLY UNIFORM IN SECTIONS AS IS PRACTICABLE. THE STONE SHALL BE DENSE AND RESISTANT OF AIR AND WATER.
2. MORTAR MUST BE TYPE "S" 1800 P.S.I. AS PER ASTM C270.
3. MASONRY WALLS OVER SIX (6) FEET IN HEIGHT AND THOSE USED FOR EARTH RETENTION OVER TWO (2) FEET MUST BE DESIGNED AS STRUCTURAL WALLS.
4. WALLS ADJACENT TO PONDING AREAS OR DRAINAGE DITCHES MAY BE CONSTRUCTED OF BRICK, CINDER BLOCK, STONE OR OR CINDER BLOCK AND SHALL NOT BE LESS THAN SIX (6) FEET HIGH FROM HIGH SIDE.
5. ROCKWALL MORTAR JOINTS MUST NOT EXCEED TWO (2)" RCPES.
6. PROVIDE ONE (1)" RCP EXPANSION JOINTS AT EVERY 100 FEET.
7. ALL STONE SHALL BE THOROUGLY SOAKED BEFORE BEING PLACED.
8. NO RIVER ROCK SHALL BE ALLOWED.



SEE SHEET 8 OF 57 FOR TEMPORARY EARTHEN SWALE DETAILS

DENOTES AS BUILT CONDITION ONLY

SECTION No.
SECTION DETAILS SHEET
SECTION REFERENCE SHEET

GENERAL NOTES:

1. IMPROVEMENT WITHIN CITY R.O. W. SHALL COMPLY WITH TITLE 19– SUBDIVISION ORDINANCE – "SUBDIVISION IMPROVEMENT DESIGN STANDARDS".
2. CONTRACTOR SHALL PROVIDE TEMPORARY MEASURES FOR THE MANAGEMENT OF STORM WATER RUNOFF ENTERING, EXITING AND ON SITE DURING THE COURSE OF THE CONSTRUCTION. TEMPORARY BERMS, DESILTING BASIN, CHECK DAMS, PIPING ETC. SHALL BE PROVIDED AS NECESSARY.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION AND NOTIFICATION WITH ALL APPURTENANT UTILITY COMPANIES WHOSE LINES ARE WITHIN THE CONSTRUCTION CONTRACT AREA. THE CONTRACTOR SHALL NOTIFY UTILITY COMPANIES 48 HOURS PRIOR TO ANY CONSTRUCTION ON SITE. THE CONTRACTOR WILL BE RESPONSIBLE PHYSICALLY AND FINANCIALLY FOR ANY DISRUPTION TO SERVICE EITHER ON SITE OR OFF SITE DUE TO BREAKAGE OF UTILITY LINES.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DATA SHOWN ON THE PLANS. IF DISCREPANCIES ARE FOUND THE CONTRACTOR SHALL NOTIFY THE OWNER OR ENGINEER IMMEDIATELY SO THAT PROPER CORRECTIONS CAN BE MADE.
5. EQUIPMENT OF A CONDITION AND DESIGN SUFFICIENT TO ENSURE A THOROUGH AND WORKMANLIKE PROSECUTION OF THE PROJECT SHALL BE USED AT ALL TIMES.
6. ALL ELEVATIONS ARE TO CITY DATUM UNLESS OTHERWISE NOTED.
7. ALL WASTE MATERIALS INCLUDING EXCAVATION, CURBING, PAVEMENT, ETC. SHALL BE DISPOSED OF AS DESIGNATED BY THE OWNER OR HIS REPRESENTATIVE.
8. THE CONTRACTOR SHALL NOTIFY THE OWNER, OR HIS REPRESENTATIVE, IN SUFFICIENT TIME IN ADVANCE OF DELIVERY OF MATERIALS TO BE SUPPLIED BY HIM UNDER THIS PROJECT, IN ORDER THAT THE OWNER MAY ARRANGE, IF DESIRED, INSPECTION AND TESTING FOR SAME.
9. SAFE AND REASONABLE ACCESS FOR THIS SITE MUST BE MAINTAINED AT ALL TIMES DURING THE LIFE OF THE PROJECT.
10. ANY CAVITY REMAINING OPEN DURING NONWORKING HOURS MUST BE GUARDED BY FLASHER TYPE BARRICADES WITH STRINGERS PLACED BETWEEN THE TOPS OF THE BARRICADES.
11. DEVELPOER SHALL COMPLY WITH SECTION 13.08.170 "EXCESSIVE PAVING CUTS" AS PER EL PASO MUNICIPAL CODE.

GENERAL EARTHWORK NOTES:

1. ALL GRADING SHALL CONFORM TO THE CITY OF EL PASO GRADING ORDINANCE SECTION 18.44.
2. THE CONTRACTOR SHALL CARRY ON HIS WORK WITH SPECIAL CARE AT ALL TIMES TO MAINTAIN THE NATURAL SURROUNDINGS AND EXISTING STRUCTURES IN AN UNDAMAGED CONDITION.
3. NATURAL SUBGRADES TO SUPPORT STRUCTURAL FILL OR PAVEMENTS SHOULD BE STRIPPED OF ALL VEGETATION OR ORGANIC TOPSOIL. THE EXPOSED SUBGRADE SHOULD BE SCARIFIED JUST PRIOR TO FILL PLACEMENT TO A MINIMUM DEPTH OF 6" RCPES AND RECOMPACTED TO A MINIMUM OF 95% OF MAXIMUM DENSITY AS PER ASTM D-1557. ALL BACKFILL MATERIAL TO BE PLACED IN HORIZONTAL LAYERS NOT TO EXCEED EIGHT (8")INCH LIFTS AND COMPACTED AS BEFORE.
4. TEMPORARY DUST AND EROSION CONTROL MEASURES SHALL BE PROVIDED FOR AT ALL TIMES. SEE SHEET 10 & 11 OF 57.
5. ANY EROSION OF THE GRADED SITE DURING THE COURSE OF THE PROJECT SHALL BE CORRECTED PRIOR TO FINALIZATION OF THE PROJECT AT NO COST TO THE OWNER.
6. ALL SLOPES AND SWALES WITHIN LOTS SHALL BE MAINTAINED BY LOT OWNER.

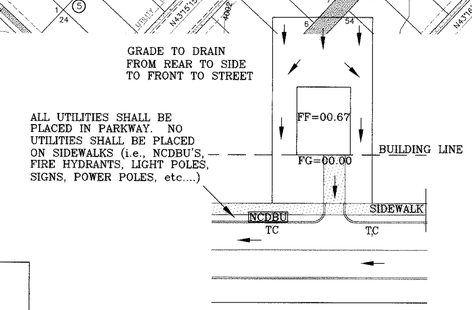
CONSTRUCTION NOTES:

1. ALL CONCRETE FOR STRUCTURES SHALL BE 3000 PSI @ 28 DAYS FOR SIDEWALK/CURB & GUTTER. UNLESS OTHERWISE NOTED.
2. MINIMUM COVER FOR REINFORCING STEEL SHALL BE 2" UNLESS OTHERWISE NOTED.
3. 95% COMPACTION REQUIRED FOR STRUCTURES AS PER ASTM D1557.
4. REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.
5. RETAINING WALLS WILL BE REQUIRED WHERE THERE IS A GRADE DIFFERENCE OF 2 OR MORE FEET BETWEEN LOTS AND STREET. RETAINING WALL DESIGN AT TIME OF BUILDING PERMIT.
6. 85% COMPACTION REQUIRED ON CUTS & 95% COMPACTION REQUIRED ON FILLS.

FLOOD ZONE:
HEREON DESCRIBED TRACT LIES IN FLOOD ZONE C. COMMUNITY PANEL NO. 480214 0010B PANEL NOT PRINTED

L E G E N D

◀▶	HIGH POINT
▶◀	LOW POINT
25.68	PROP. TOP OF CURB ELEV.
FG=00.00 / FF=00.67	PROP. FINISH GROUND AND FINISH FLOOR
○○○○○○○	PROPOSED RETAINING WALL



NOTES:

DRIVEWAY SLOPES MUST BE 10% MAXIMUM FROM GUTTER TO SIDEWALK, 2% FOR SIDEWALK AND 14% MAXIMUM THEREAFTER

TYPICAL LOT GRADING

1"=40'

MESQUITE HILLS

DATE	REVISIONS	BY
09-18-2007	As Built	F.R.
04-18-2007	Revise package as per revised plat.	FC

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1,383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.99

DATE	REVISIONS	BY
07-21-2006	Revised FG & TC Elevations.	FC/EFG
07-24-2006	Revised Park Grading.	FC
08-31-2006	Revise package as per revised plat.	EFG
09-10-2006	Rough Redlines as per 10-07-2006.	EFG
11-08-2006	Rough Redlines as per R.O.W. line.	EFG
11-08-2006	City Redlines as per 11-01-2006.	EFG

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=100'
Vert: --

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

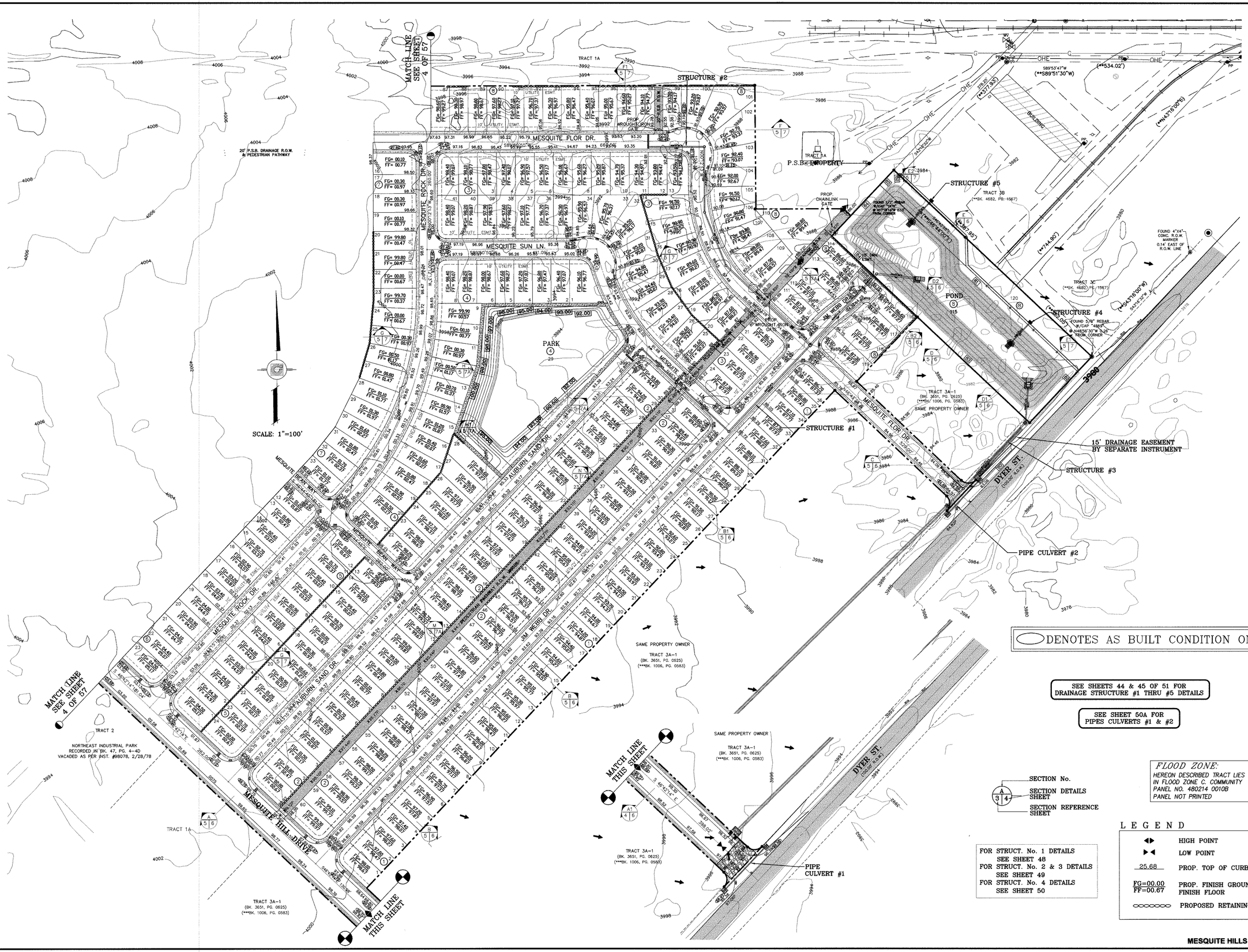
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

GRADING PLAN

SHT 4 OF 57



DENOTES AS BUILT CONDITION ONLY

SEE SHEETS 44 & 45 OF 51 FOR DRAINAGE STRUCTURE #1 THRU #5 DETAILS

SEE SHEET 50A FOR PIPES CULVERTS #1 & #2

SECTION No.
SECTION DETAILS SHEET
SECTION REFERENCE SHEET

FLOOD ZONE:
HEREON DESCRIBED TRACT LIES IN FLOOD ZONE C. COMMUNITY PANEL NO. 480214 0010B PANEL NOT PRINTED

FOR STRUCT. No. 1 DETAILS SEE SHEET 48
FOR STRUCT. No. 2 & 3 DETAILS SEE SHEET 49
FOR STRUCT. No. 4 DETAILS SEE SHEET 50

L E G E N D

◆▶	HIGH POINT
▶◀	LOW POINT
25.68	PROP. TOP OF CURB ELEV.
FG=00.00 / FF=00.67	PROP. FINISH GROUND AND FINISH FLOOR
○○○○○○	PROPOSED RETAINING WALL

MESQUITE HILLS

09-18-2007	As Built	F.R.
04-18-2007	Revise package as per revised plat.	FC
03-13-2007	Storm Sewer Structure P3-4 added	FC
01-26-2007	Revise Boundary and pond as per add runoff.	FC
12-05-2006	City Redlines as per 12-05-2006.	EFG
11-08-2006	Add 24" R.C.P. Pipe Culvert as per City Redlines 11-03-2006.	EFG

BENCHMARKS

VERTICAL DATUM IS CITY AND NATIONAL GEODETIC SURVEY MARKER "B 1393" PID# CE3418 NAVD 88 ELEVATION: 4015.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
07-21-2006	Revised FG & TC Elevations.	FC/EFG
07-24-2006	Revised Park Grading.	FC
08-31-2006	Revise package as per revised plat.	EFG
10-10-2006	City Redlines as per 10-07-2006.	EFG
11-08-2006	Relocate jogging path adjacent to R.O.W. line.	EFG
11-02-2006	City Redlines as per 11-01-2006.	EFG

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=100'
Vert: --

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

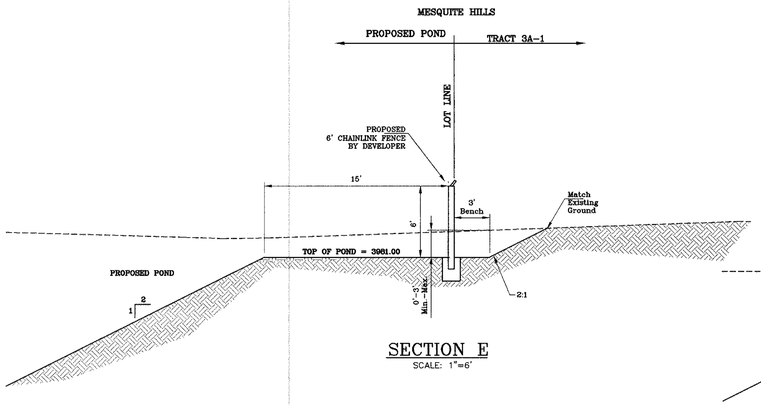
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR STE 400
EL PASO, TEXAS 79936

CONDE INC.

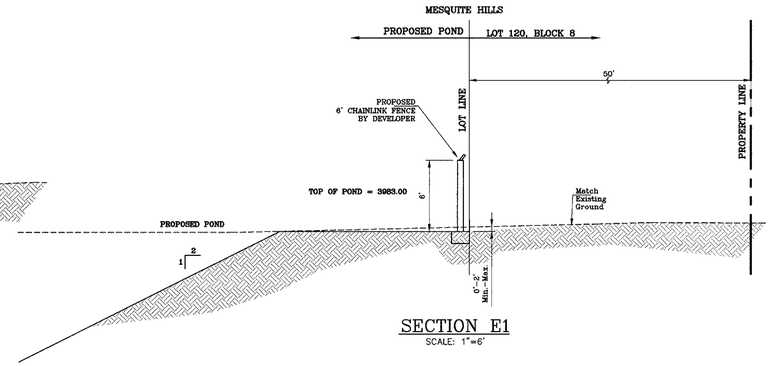
SHEET TITLE

GRADING PLAN

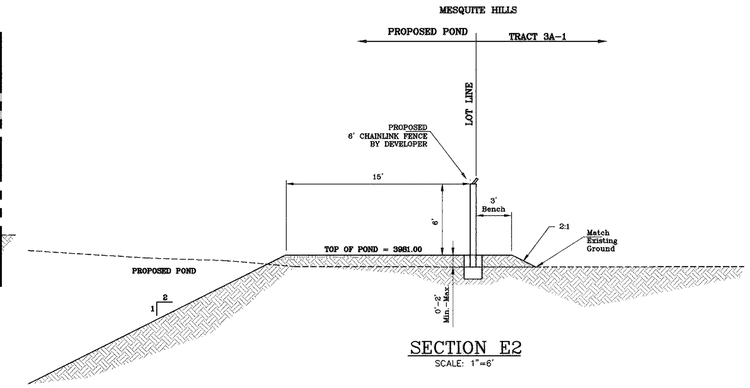
C:\SU\Mesquite Hills-ASBUILT\dwg\MH-GDPL-REV-5-1-07.dwg, 9/24/2007 9:47:10 AM, 750C.pc3



SECTION E
SCALE: 1"=6'

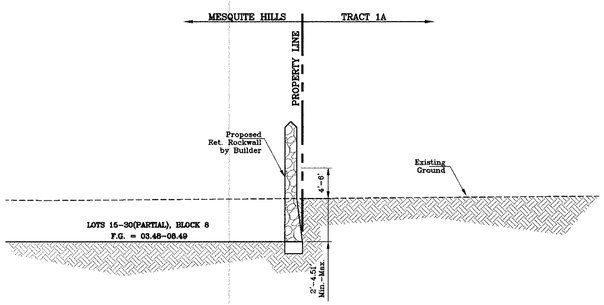


SECTION E1
SCALE: 1"=6'



SECTION E2
SCALE: 1"=6'

RETAINING WALL DESIGN AT TIME OF BULDING PERMIT



SECTION F
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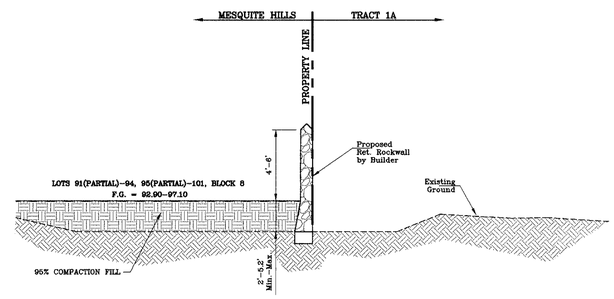
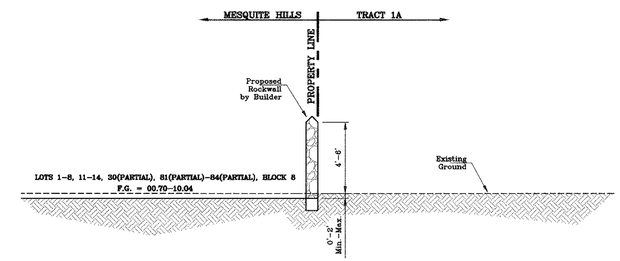


SECTION F1
SCALE: 1"=6'



SECTION F2
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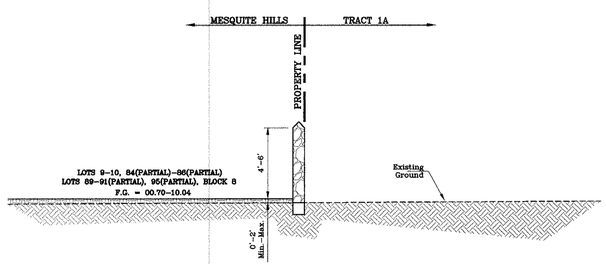
RETAINING WALL DESIGN AT TIME OF BULDING PERMIT



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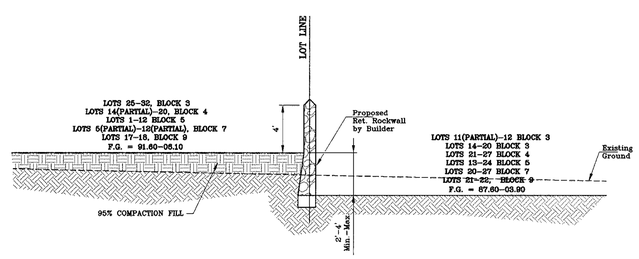
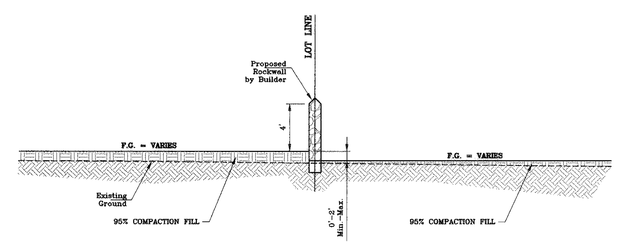
SCALE: 1"=6'



SECTION G
SCALE: 1"=6'



SECTION G1 (TYP.)
SCALE: 1"=6'

MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY, AS PER NATIONAL GEODETIC SURVEY MARKER "B 1393," PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
10-10-2006	City Redlines as per 10-07-2006	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
01-26-2007	Revise Boundary and pond as per add runoff.	FC
04-18-2007	City Redlines as per 04-13-2007.	FC

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

GRADING SECTIONS

SHT 7 OF 57

MESQUITE HILLS

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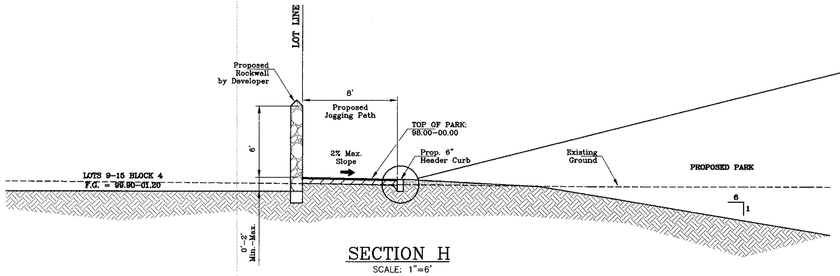
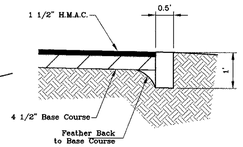
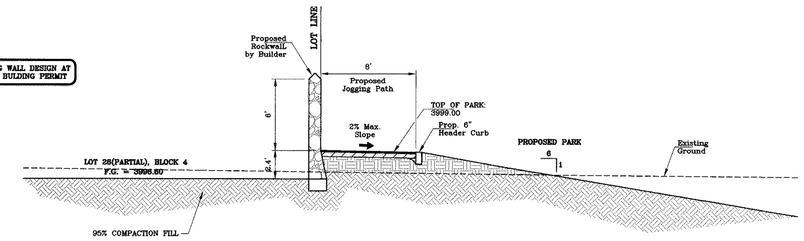


SECTION H
SCALE: 1"=6'

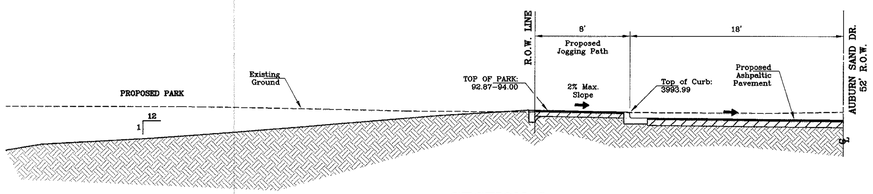


HEADER CURB
SCALE: 1"=2'

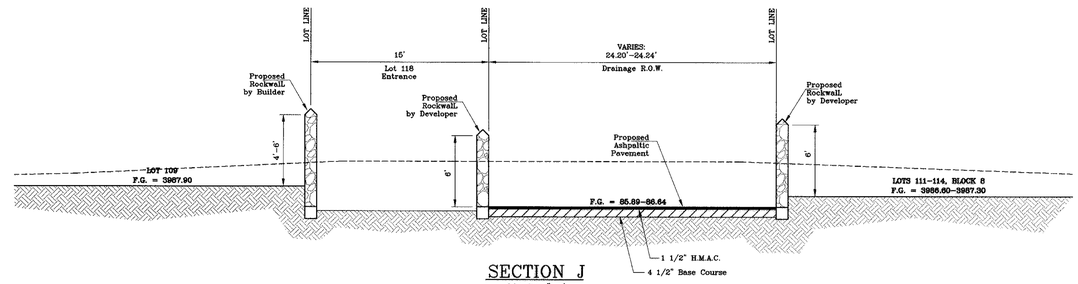
RETAINING WALL DESIGN AT TIME OF BULDING PERMIT



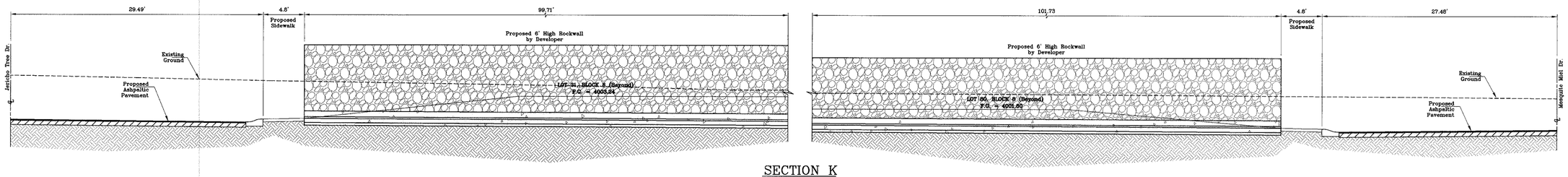
SECTION H1
SCALE: 1"=6'



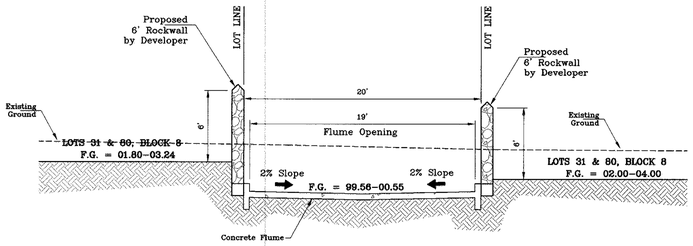
SECTION I
SCALE: 1"=6'



SECTION J
SCALE: 1"=6'

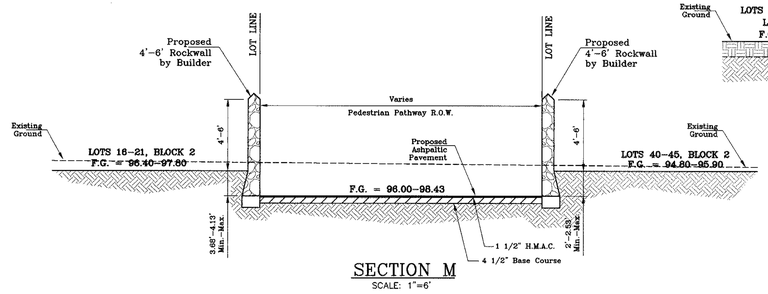


SECTION K
SCALE: 1"=6'

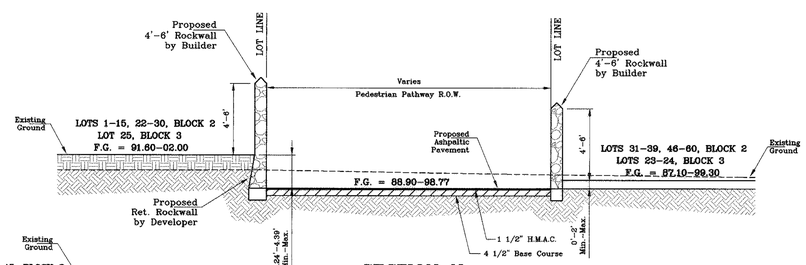


SEE SHEET 51B OF 57 FOR CONCRETE FLUME DETAILS

SECTION L
SCALE: 1"=6'



SECTION M
SCALE: 1"=6'



SECTION N
SCALE: 1"=6'

MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER 3000 FOOT PRECISION LEVELING NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: -10.42
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
03-06-2007	Add Retaining Rockwall Detail.	E.F.G.
04-18-2007	Revise package as per revised plat.	FC

PROJECT NAME

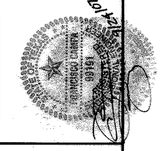
MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

GRADING SECTIONS

SHT 7A OF 57

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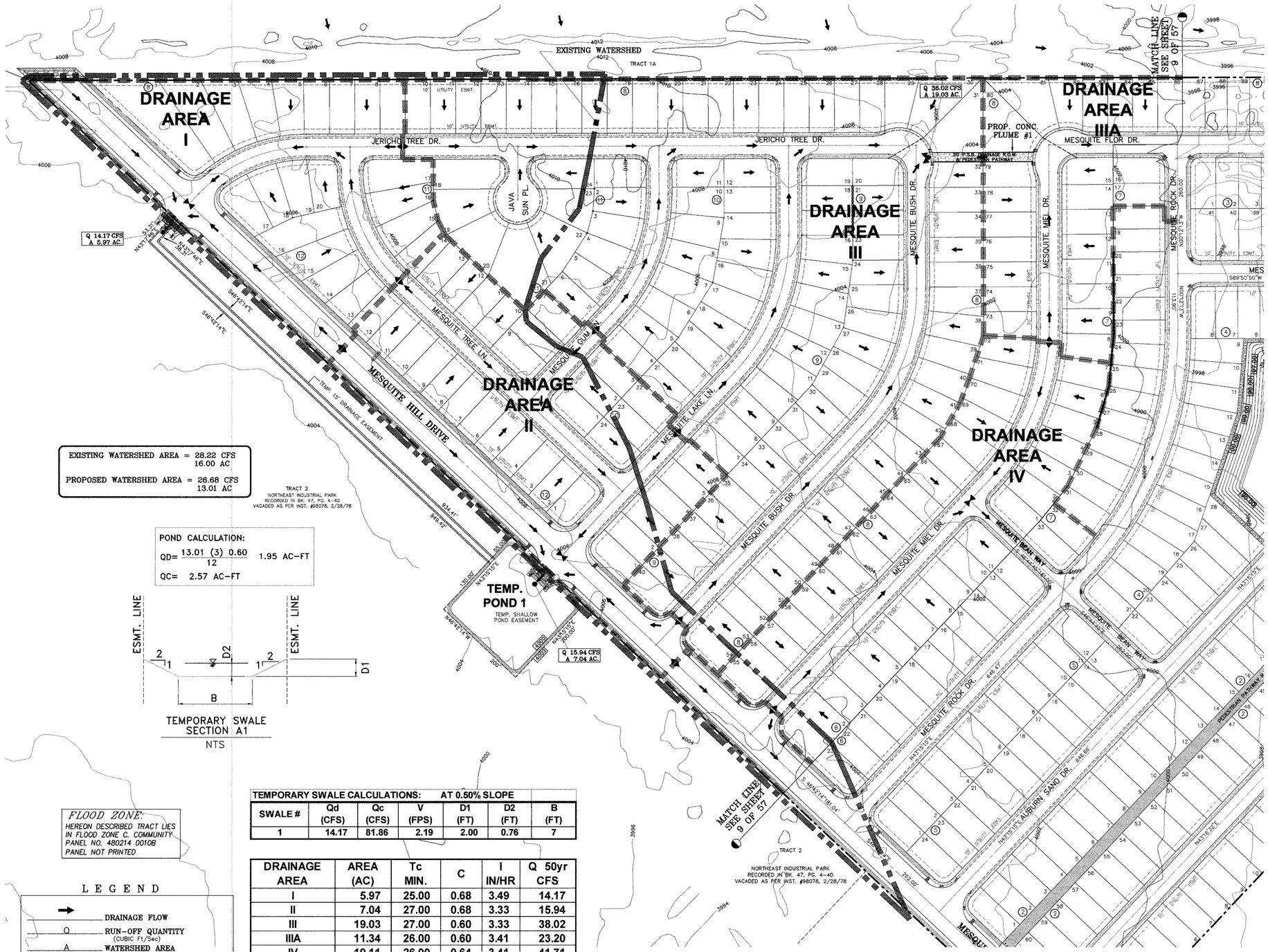


EXISTING WATERSHED AREA = 28.22 CFS
16.00 AC

PROPOSED WATERSHED AREA = 26.68 CFS
13.01 AC

POND CALCULATION:

$QD = \frac{13.01\ (3)\ 0.60}{12}$ 1.95 AC-FT

QC= 2.57 AC-FT

TEMPORARY SWALE SECTION A1

NTS

FLOOD ZONE:
HEREON DESCRIBED TRACT LIES IN FLOOD ZONE C. COMMUNITY PANEL NO. 480214 0010B PANEL NOT PRINTED

TEMPORARY SWALE CALCULATIONS: AT 0.50% SLOPE					
SWALE #	Qd (CFS)	Qc (CFS)	V (FPS)	D1 (FT)	D2 (FT)	B (FT)
1	14.17	81.86	2.19	2.00	0.76	7

DRAINAGE AREA	AREA (AC)	Tc MIN.	C	I IN/HR	Q 50yr CFS
I	5.97	25.00	0.68	3.49	14.17
II	7.04	27.00	0.68	3.33	15.94
III	19.03	27.00	0.60	3.33	38.02
IIIA	11.34	26.00	0.60	3.41	23.20
IV	19.11	26.00	0.64	3.41	41.71
V	6.98	26.00	0.60	3.41	14.28
VI	10.73	26.00	0.60	3.41	21.93
VII	0.68	8.00	0.90	5.50	3.37
VIII	3.46	25.00	0.60	3.49	7.24
IX	0.49	9.00	0.90	5.25	2.33
OFFSITE 1	15.13	18.00	0.85	3.92	50.40
OFFSITE2	1.93	6.00	0.85	5.90	9.65
PARK	2.38	SEE PARK CHART FOR CALC.			
POND	2.39	SEE POND CHART FOR CALC.			

LEGEND

- DRAINAGE FLOW
- Q — RUN-OFF QUANTITY (CUBIC Ft/Sec)
- A — WATERSHED AREA (ACRES)
- PROP. DRAINAGE AREA
- UNDEVELOPED DRAINAGE AREA
- HIGH POINT
- LOW POINT
- 62.7TC — PROP. TOP OF CB. ELEV.
- 62.2PV — PROP. PAVEMENT ELEV. (PROP. SPOT ELEV.)
- 39.36 — EXISTING GRADE
- 64 — PROP. CONTOUR ELEVATION

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY
MARKER "B 1383", PID# CC0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: -10.429
CITY DATUM ELEVATION: 4002.99

DATE	REVISIONS	BY
08-31-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	EFG
11-08-2006	City Redlines as per 11-02-2006.	EFG
11-06-2006	City Redlines as per 11-02-2006.	EFG
04-18-2007	Revise package as per revised plat.	PC

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=100'
Vert: —

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

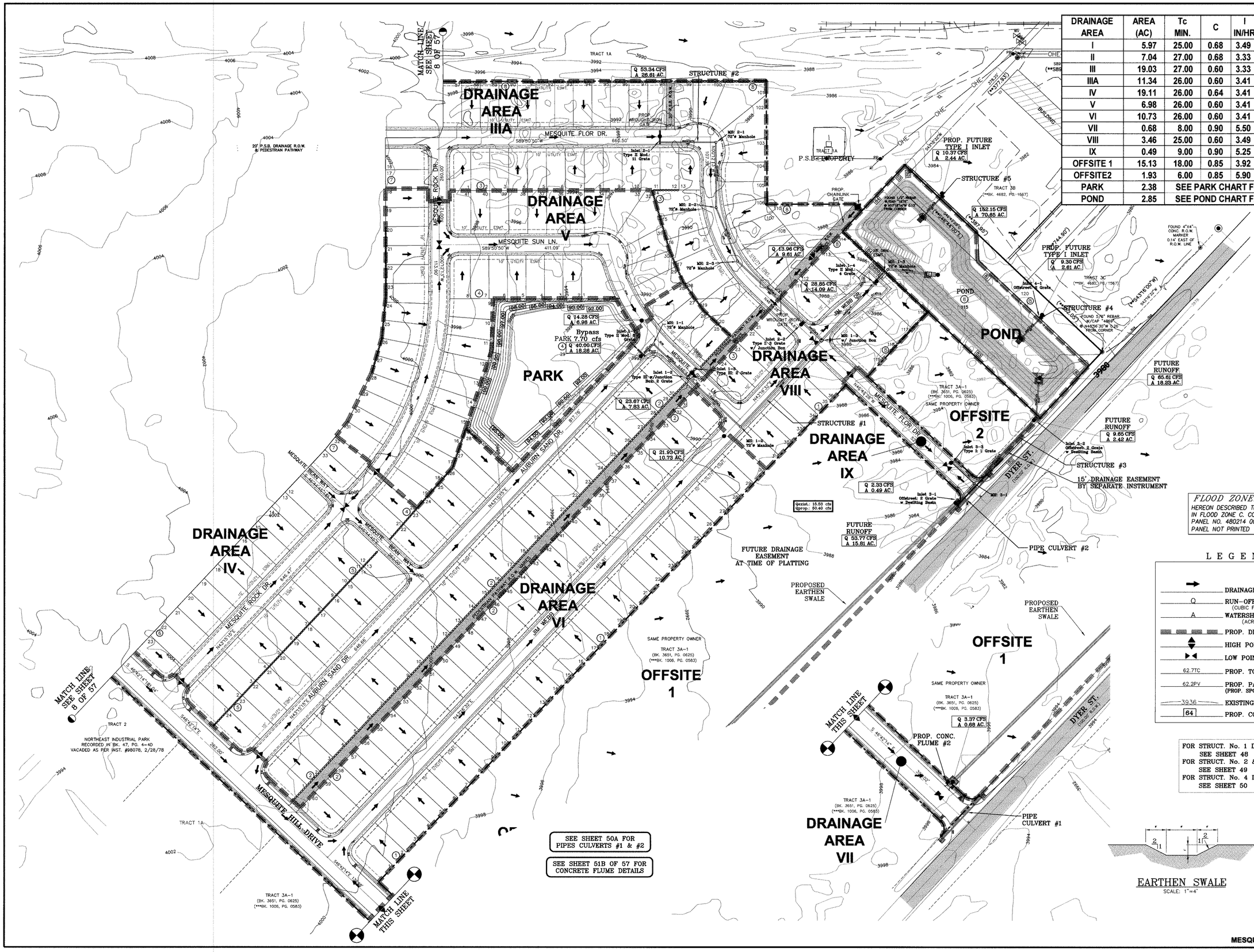
ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79926

CONDE INC.

SHEET TITLE

DRAINAGE PLAN



DRAINAGE AREA	AREA (AC)	Tc MIN.	C	I IN/HR	Q 50yr CFS
I	5.97	25.00	0.68	3.49	14.17
II	7.04	27.00	0.68	3.33	15.94
III	19.03	27.00	0.60	3.33	38.02
IIIA	11.34	26.00	0.60	3.41	23.20
IV	19.11	26.00	0.64	3.41	41.71
V	6.98	26.00	0.60	3.41	14.28
VI	10.73	26.00	0.60	3.41	21.93
VII	0.68	8.00	0.90	5.50	3.37
VIII	3.46	25.00	0.60	3.49	7.24
IX	0.49	9.00	0.90	5.25	2.33
OFFSITE 1	15.13	18.00	0.85	3.92	50.40
OFFSITE2	1.93	6.00	0.85	5.90	9.65
PARK	2.38	SEE PARK CHART FOR CALC.			
POND	2.85	SEE POND CHART FOR CALC.			

DATE	REVISIONS	BY
04-18-2007	Revise package as per revised plat.	FC
03-13-2007	Storm Sewer Structure #3-4 added	FC
01-26-2007	Revise Boundary and pond as per add runoff.	FC
08-31-2006	Revise package as per plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	EFG
11-08-2006	City Redlines as per 11-01-2006.	EFG
11-08-2006	Relocate jogging path adjacent to R.O.W. line.	EFG
11-08-2006	Add 24" R.C.P. Pipe Culvert as per City Redlines 11-01-2006.	EFG

BENCHMARKS
VERTICAL DATUM IS CITY BENCHMARK GEODETIC SURVEY MARKER "B 1383" PID# CG410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=100'
Vert: —
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
STE 400
1790 LEE TREVINO DR.
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

DRAINAGE PLAN

SHT 9 OF 57

MESQUITE HILLS

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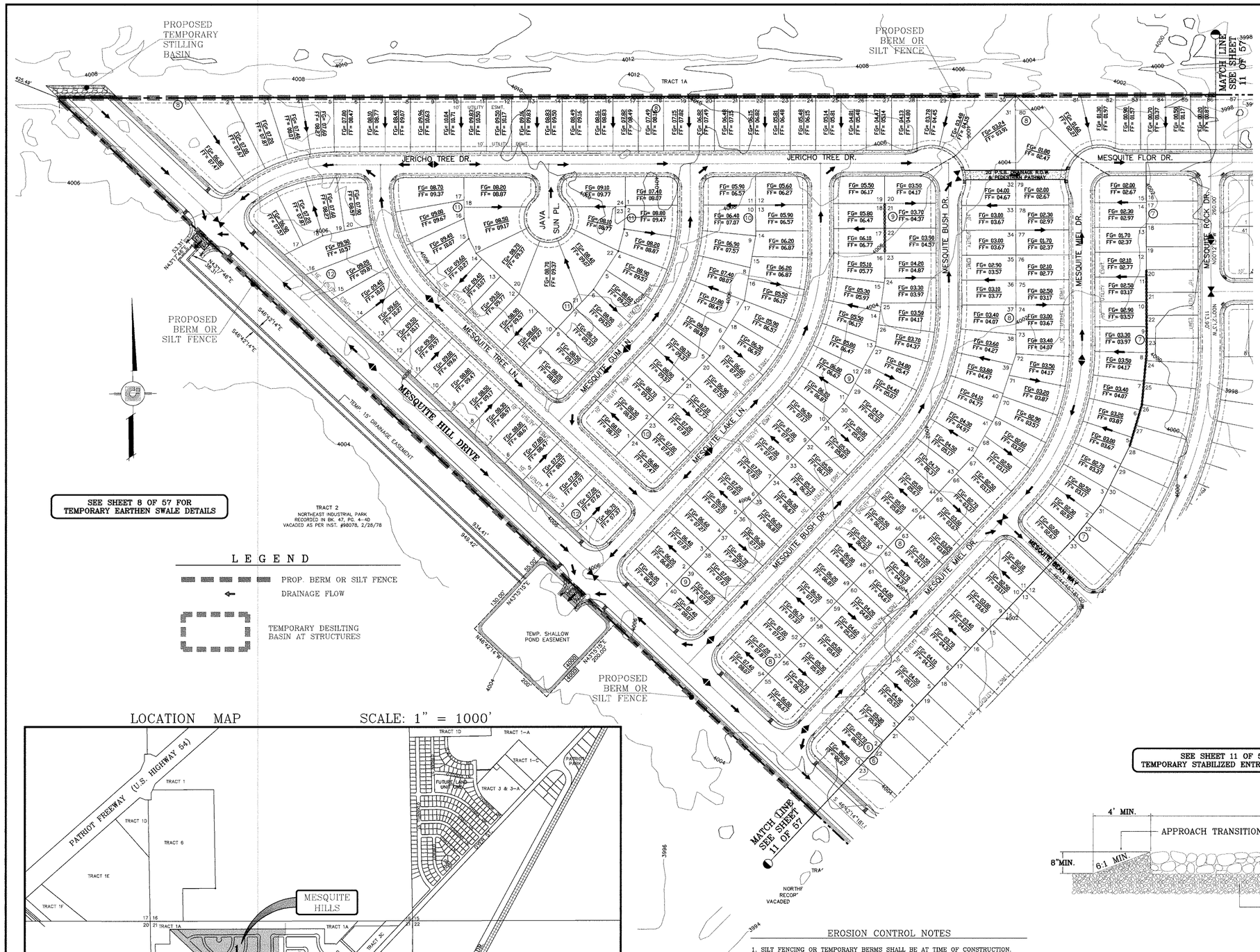
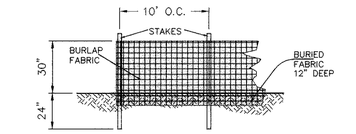
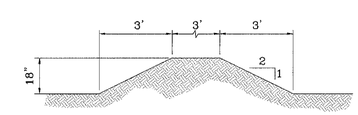




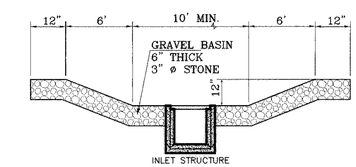
TYPICAL SILT FENCE

N.T.S.

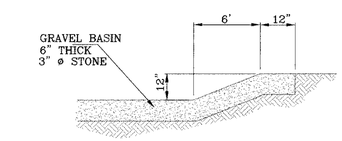


TYPICAL BERM

1"=3'

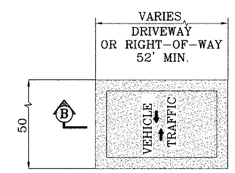


TEMPORARY STILLING BASIN AT STRUCTURES



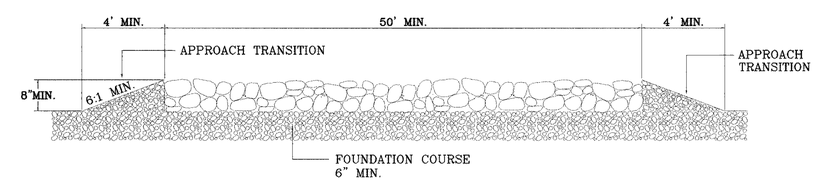
SECTION

EROSION AND SEDIMENT CONTROLS
TEMPORARY STABILIZATION

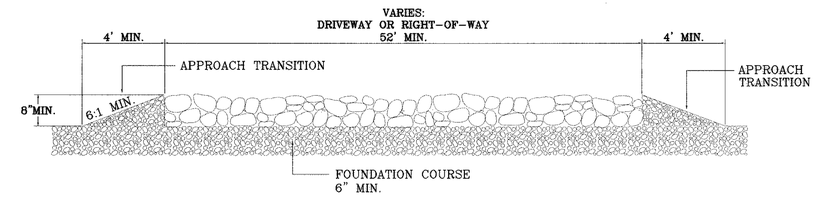


GRAVEL ENTRANCE

SEE SHEET 11 OF 57 FOR TEMPORARY STABILIZED ENTRANCE LOCATIONS

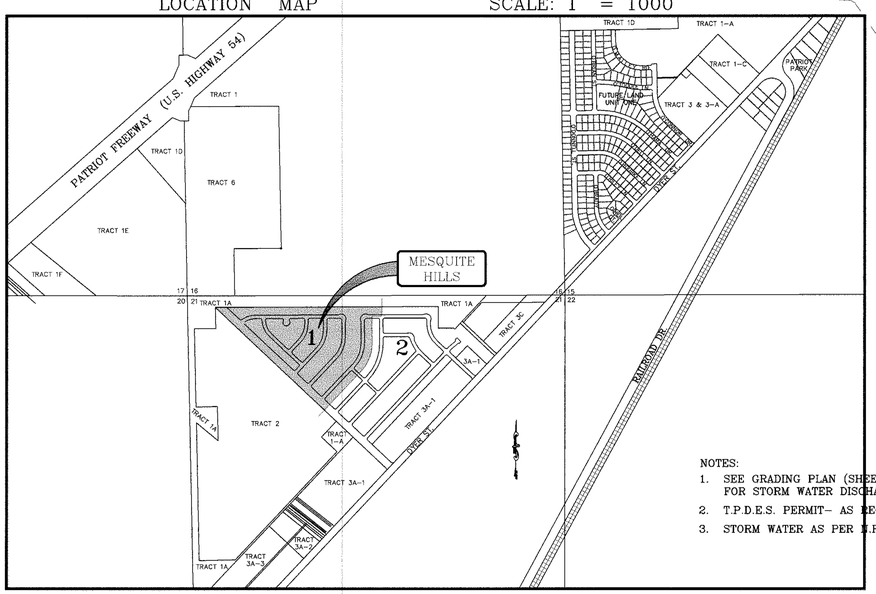


SECTION A



SECTION B

LOCATION MAP SCALE: 1" = 1000'



NOTES:

1. SEE GRADING PLAN (SHEETS 4 & 5 OF 57) FOR STORM WATER DISCHARGE
2. T.P.D.E.S. PERMIT– AS REQUIRED BY CONTRACTOR
3. STORM WATER AS PER T.P.D.E.S. PERMIT

EROSION CONTROL NOTES

1. SILT FENCING OR TEMPORARY BERMS SHALL BE AT TIME OF CONSTRUCTION.
2. TEMPORARY SWALES AND DESILTING BASINS WILL BE PLACED WHERE NECESSARY IN ORDER TO CONVEY STORMWATER RUN-OFF.
3. A STABILIZED CONSTRUCTION ENTRANCE WILL BE PROVIDED TO HELP REDUCE VEHICLE TRACKING OF SEDIMENTS. THE PAVED STREET ADJACENT TO THE SITE ENTRANCE WILL BE SWEPT WEEKLY TO REMOVE ANY EXCESS MUD, DIRT OR ROCK TRACKED FROM THE SITE.
4. THE OWNER SHALL BE RESPONSIBLE FOR INSURING THAT ALL EROSION CONTROL METHODS ARE INSPECTED ON A MONTHLY BASIS OR AFTER EVERY ERODIBLE RAINFALL (1/2" OR MORE). ANY NECESSARY REPAIRS OR CLEANUP TO MAINTAIN THE EFFECTIVENESS OF THE EROSION CONTROL SHALL BE MADE AT THE TIME.
5. A TEMPORARY BERM SHALL BE PROVIDED AT THE TOE OF SLOPE AND LOT LINE AT TIME OF GRADING PRIOR TO ROCKWALL CONSTRUCTION.

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "L 1301" PID AF0429 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
7/21/06	REVISED FG & TC ELEVATIONS	F.C./E.F.G.
11-08-2006	Relocate jogging path adjacent to R.O.W. line	EFG
04-18-2007	Revise package as per revised plat.	FC

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=100'
Vert: --
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD BY: Y.C.
JOB NO.: 1105-29

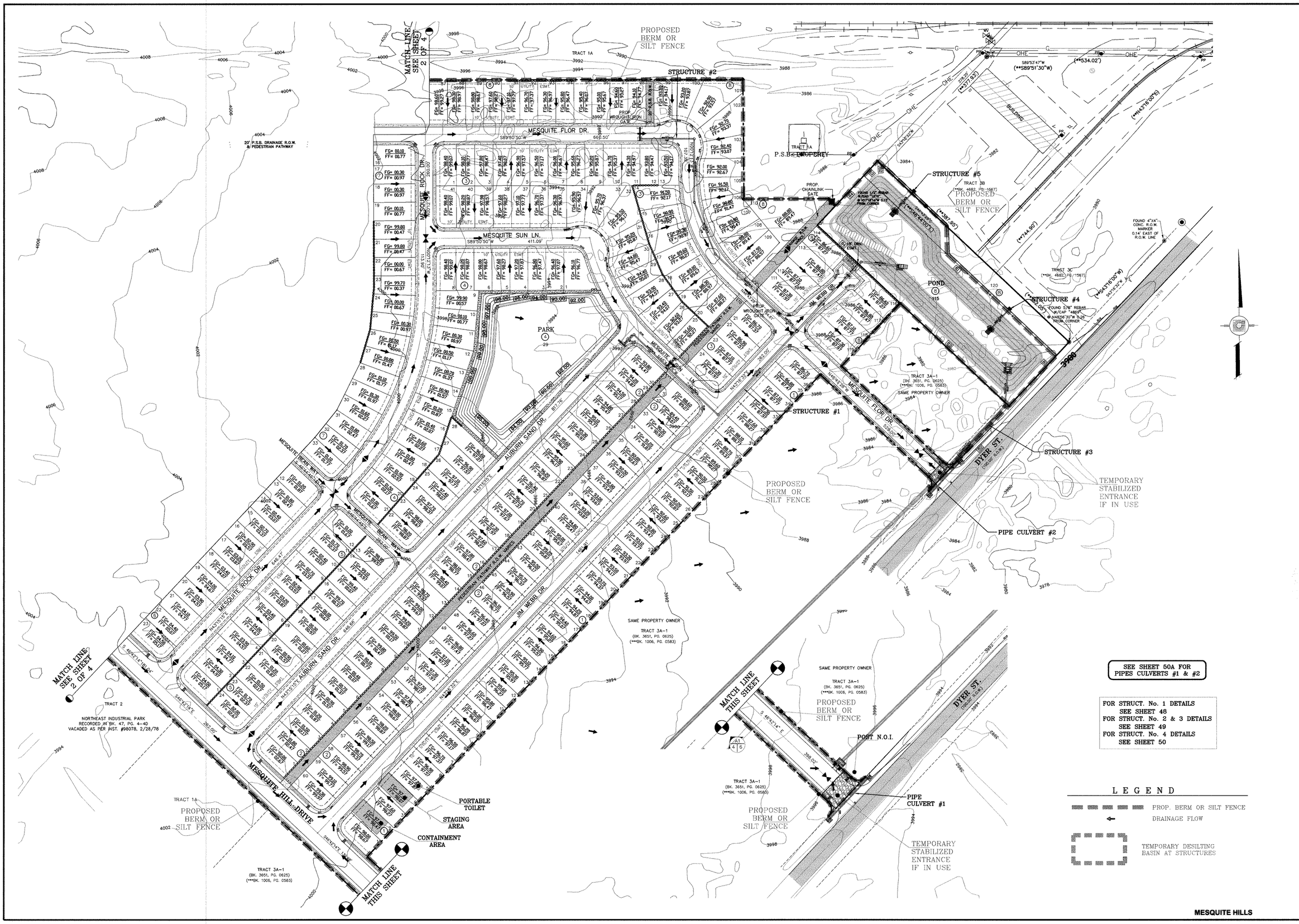
ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

STORMWATER POLLUTION PREVENTION PLAN

C:\SD\Mesquite Hills-ASBUILT.dwg\MH-GDP-L-REV-5-1-07.dwg, 9/20/2007 1:00:38 PM, 750C.pc3



MESQUITE HILLS

04-18-2007 Revise package as per revised plat. FC

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MONUMENT "T 1053 RESET", A BRASS CAP, AND BE ELEVATION: 4015.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
7/21/06	REVISED FG & TC ELEVATIONS	F.C.E.F.G.
11-08-2006	Relocate jogging path adjacent to R.O.W. line	EFG
11-08-2006	Add 24" R.C.P. Pipe Culvert as per City Redlines 11-01-2006.	EFG
01-26-2007	Revise Boundary and pond as per add runoff.	FC
03-13-2007	Storm Sewer Structure F3-4 added.	FC

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz. 1"=100'
Vert. --

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

STORMWATER POLLUTION PREVENTION PLAN

MESQUITE HILLS

C:\SU\Mesquite Hills-ASBUILT\dwg\MH-GDPL-REV-5-1-07.dwg, 9/20/2007 12:57:47 PM, 750C.pc3

SWPPP Coordinator Name: JOE CARRILLO

Phone Number: (915) 494-0867

Log of Activities available: SWPPP Coordinator.
Inspection Log available: SWPPP Coordinator
Schedule of Activities available: SWPPP Coordinator

SITE DESCRIPITON:
The existing site is undeveloped desert. There are no surface waters on the site itself or adjacent to the site. The site disturbance area is 90.536 acres.

The site map shows the property boundaries with the proposed location of the roadways, lots, storm inlets and retention basins. This site will be graded, roadways paved and drainage structures constructed. The graded lots will drain to the graded streets and then to the storm inlets which will conduct the storm runoff via underground structures to a retention basin.

Interim stabilization measures are as follows: EARTHEN BERMS, STABILIZED CONSTRUCTION SITE EXIT, TEMPORARY ROCK DESILTING BASINS.

Final stabilization will be performed by the Home Builders which will construct a single building on each lot and place landscaping on exposed surfaces.

The receiving waters are PONDING AREAS WITHIN SUBDIVISION

Storm water sampling data is not available for this site.

No concrete or Batch Plants on this site.

No apparent endangered species on site. No Historic Properties on site.

STORM WATER CONTAMINANTS ON SITE
The following are the potential storm water pollutants (checked items only):

☐	Cleaning Solvents	☐	Equip. cleaning wastewater
☒	Asphalt	☒	Hydraulic oil/fluids
☒	Concrete	☐	Gasoline
☐	Paints	☐	Diesel Fuel
☒	Curing Compounds	☒	Antifreeze/Coolant

The Containment area for these items is located: AS SHOWN ON SWPPP

The Staging Area for this site is located: AS SHOWN ON SWPPP

The Portable Toilet for this site is located: AS SHOWN ON SWPPP

Non storm water discharges on site (checked items only).

☒	Fire Hydrant Flushing	☒	Water line flushing water
☐	Vehicle wash water	☐	Landscape irrigation
☒	Dust Control water	☐	Pavement wash waters

All staging areas, portable toilets and pollutant areas will incorporate secondary containment measures such as berms or sediment traps/barriers.

CONSTRUCTION ACTIVITIES LOG		
ACTIVITIES	DATE	SIGNATURE

STORM WATER POLLUTION PREVENTION PLAN

INSPECTION AND MAINTENANCE REPORT

I CERTIFY UNDER PENALTY OF LAW THAT THIS DOCUMENT AND ALL ATTACHMENTS WERE PREPARED UNDER MY DIRECTION OR SUPERVISION IN ACCORDANCE WITH A SYSTEM TO ASSURE THAT QUALIFIED PERSONNEL PROPERLY GATHERED AND EVALUATED THE INFORMATION SUBMITTED. BASED ON MY INQUIRY OF THE PERSON OR PERSONS WHO MANAGE THE SYSTEM, OR THOSE PERSONS DIRECTLY RESPONSIBLE FOR GATHERING THE INFORMATION, THE INFORMATION SUBMITTED IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, TRUE, ACCURATE, AND COMPLETE. I AM AWARE THAT THERE ARE SIGNIFICANT PENALTIES FOR SUBMITTING FALSE INFORMATION, INCLUDING THE POSSIBILITY OF FINE AND IMPRISONMENT FOR KNOWN VIOLATIONS.

SIGNED: DATE:

STORM WATER POLLUTION PREVENTION PLAN

GENERAL CONTRACTOR CERTIFICATION

I CERTIFY UNDER PENALTY OF LAW THAT I UNDERSTAND THE TERMS AND CONDITIONS OF THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) GENERAL PERMIT THAT AUTHORIZES STORM WATER DISCHARGES ASSOCIATED WITH CONSTRUCTION ACTIVITY FROM THE CONSTRUCTION SITE IDENTIFIED AS PART OF THIS CERTIFICATION.

SIGNED: ROBERT F. FOSTER
COMPANY: ROBERT F. FOSTER, INC.
ADDRESS: 1790 N. LEE TREVINO DR.
TITLE: PRESIDENT
TELEPHONE: (915) 595-2775
DATE:

OWNER CERTIFICATION

I CERTIFY UNDER PENALTY OF LAW THAT THIS DOCUMENT AND ALL ATTACHMENTS WERE PREPARED UNDER MY DIRECTION OR SUPERVISION IN ACCORDANCE WITH A SYSTEM DESIGNED TO ASSURE THAT QUALIFIED PERSONNEL PROPERLY GATHERED AND EVALUATED THE INFORMATION SUBMITTED. BASED ON MY INQUIRY OF THE PERSON OR PERSONS WHO MANAGE THE SYSTEM, OR THOSE PERSONS DIRECTLY RESPONSIBLE FOR GATHERING THE INFORMATION, THE INFORMATION SUBMITTED IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, TRUE, ACCURATE, AND COMPLETE. I AM AWARE THAT THERE ARE SIGNIFICANT PENALTIES FOR SUBMITTING FALSE INFORMATION, INCLUDING THE POSSIBILITY OF FINE AND IMPRISONMENT FOR KNOWING VIOLATIONS.

OWNER : (SIGNED) DATE

NEWMAN RANCH PARTNERS, L.P.
BY: NEWMAN RANCH PARTNERS, L.L.C., ITS GENERAL PARTNER
DOUGLAS A. SCHWARTZ, MANAGER
OWNER: (NAME)

NARRATIVE– SEQUENCE OF CONSTRUCTION (STORM WATER MANAGEMENT) ACTIVITIES:

ESTIMATED BEGINNING CONSTRUCTION DATE:_____

1. BEGIN CONSTRUCTION/MOBILIZATION (5 DAYS)
2. INSTALL INITIAL STORMWATER POLLUTION PREVENTIONS (SWPP) MEASURES AS INDICATED ON SWPP PLAN (___DAYS)
3. CLEAR AND GRUB_____
4. SITE GRADING _____
5. PERFORM PERIODIC INSPECTIONS OF THE SWPP STRUCTURES, PERFORM MAINTENANCE AND REPLACEMENTS AS NEEDED (DURATION OF CONSTRUCTION).
6. EXCAVATION FOR SITE UTILITIES AND STORM SEWER _____
7. CONSTRUCTION OF SITE IMPROVEMENTS AND STORM SEWER _____
8. END CONSTRUCTION – FINAL STABILIZATION, DEMOBILIZATION, REMOVAL OF SWPPP CONTROLS, AND SUBMIT NOTICE OF TERMINATION.

ESTIMATED CONSTRUCTION COMPLETION DATE:_____

BEST MANAGEMENT PRACTICES CONTROLS

I. WASTE MATERIALS

ALL WASTE MATERIALS, INCLUDING CONSTRUCTION DEBRIS, SHALL BE COLLECTED AND STORED IN A SECURELY LIDDED METAL DUMPSTER. NO CONSTRUCTION WATER MATERIAL SHALL BE BURIED ON SITE. THE TRANSIT DUMPSTER SHALL COMPLY WITH ORDINANCE 18.52.010 (ENCLOSURE AND REMOVAL OF WASTE MATERIALS DURING CONSTRUCTION.) THE DUMPSTER SHALL BE EMPTIED AS NECESSARY OR AS REQUIRED BY ORDINANCE 9.04 (SOLID WASTE MANAGEMENT) AND THE TRASH SHALL BE HAULED TO A LICENSED LANDFILL.

II. HAZARDOUS WASTE

AT A MINIMUM, ANY PRODUCTS IN THE FOLLOWING CATEGORIES SHALL BE CONSIDERED HAZARDOUS: PAINT, ACIDS FOR CLEANING MASONRY SURFACES, CLEANING SOLVENTS, ASPHALT PRODUCTS, CHEMICAL ADDITIVES FOR SPILL STABILIZATIONS, CURING COMPOUNDS AND ADDITIVES. IN THE EVENT OF A SPILL WHICH MAY BE HAZARDOUS, THE CONTRACTOR SHALL TAKE IMMEDIATE ACTION AND CONTACT THE FIRE DEPT. AND TNRCC.

III. SANITARY WASTE

ALL SANITARY WASTE SHALL BE COLLECTED FROM THE CONSTRUCTION PORTABLE UNITS AS NECESSARY OR AS REQUIRED, CHAPTER 18.08 (BUILDING CODE), BY A LICENSED SANITARY WASTE MANAGEMENT CONTRACTOR. ALL WASTE MATERIAL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

IV. SPILL PREVENTION

THE FOLLOWING PRACTICES SHALL BE USED TO REDUCE THE RISK OF SPILLS OR OTHER ACCIDENTAL EXPOSURES OF MATERIALS TO STORM WATER RUNOFF.

A. GOOD HOUSEKEEPING

a. STORE ONLY ENOUGH PRODUCTS REQUIRED TO DO THE JOB
b. NEATLY STORE MATERIALS ON-SITE IN AN ORDERLY MANNER
c. KEEP PRODUCTS IN THEIR ORIGINAL CONTAINER
d. DO NOT MIX SUBSTANCES WITH ONE ANOTHER, UNLESS OTHERWISE RECOMMENDED BY THE MANUFACTURER.
e. USE ENTIRE CONTENTS OF A PRODUCT BEFORE DISPOSING THE CONTAINER.
f. FOLLOW MANUFACTURER'S RECOMMENDATIONS FOR PROPER USE AND DISPOSAL.

B. HAZARDOUS PRODUCTS:

PRACTICES USED TO REDUCE RISKS:

a. KEEP PRODUCTS IN THEIR ORIGINAL CONTAINER IF AT ALL POSSIBLE
b. RETAIN ORIGINAL LABELS, PRODUCT INFORMATION AND MATERIAL SAFETY DATA SHEETS (MSDS)
c. DISPOSE SURPLUS PRODUCT IN ACCORDANCE WITH MANUFACTURER'S OR LOCAL AND STATE RECOMMENDED METHODS

C. PETROLEUM PRODUCTS:

PRODUCTS SHALL BE STORED IN TIGHTLY SEALED CONTAINERS WHICH ARE CLEARLY LABELED. ANY ASPHALT SUBSTANCES USED ON-SITE SHALL BE APPLIED ACCORDING TO THE MANUFACTURER'S RECOMMENDATION.

V. SPILL CONTROL PRACTICES:

A. MANUFACTURER'S RECOMMENDED METHODS FOR SPILL CLEANUP SHALL BE CLEARLY POSTED AND SITE PERSONNEL SHALL BE MADE AWARE OF THE PROCEDURES.
B. MATERIALS AND EQUIPMENT NECESSARY FOR SPILL CLEANUP SHALL BE KEPT IN THE MATERIAL STORAGE AREA ON-SITE.
C. ALL SPILLS SHALL BE CLEANED UP IMMEDIATELY AFTER DISCOVERY.
D. SPILL AREA SHALL BE WELL VENTILATED AND APPROPRIATE CLOTHING WILL BE WORN.
E. ANY SPILL SHALL BE REPORTED TO THE APPROPRIATE GOVERNMENTAL AGENCY.
F. MEASURES SHALL BE TAKEN TO PREVENT A SPILL FROM REOCCURRING

VI. MAINTENANCE AND INSPECTION PROCEDURES

ALL POLLUTION PREVENTION MEASURES SHALL BE INSPECTED AT LEAST ONCE A MONTH AND FOLLOWING A STORM EVENT OF 0.5 INCHES OR MORE. BEST MANAGEMENT PRACTICES AND POLLUTION CONTROL PROCEDURES SHALL BE INSPECTED FOR ADEQUACY. A RECORD OF THE RESULTS OF THE INSPECTIONS OF THE SITE SHALL BE KEPT ON SITE.

VIII. REMARKS

DISPOSAL AREAS, STOCKPILES, AND HAUL ROADS SHALL BE CONSTRUCTED IN A MANNER THAT WILL MINIMIZE AND CONTROL THE AMOUNT OF SEDIMENT THAT MAY ENTER RECEIVING WATERS OR STREAM BEDS. CONSTRUCTION STAGING AREAS AND VEHICLE MAINTENANCE AREAS SHALL BE CONSTRUCTED BY THE CONTRACTOR IN A MANNER TO MINIMIZE THE RUNOFF OF POLLUTANTS.

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER B 1351, PID# AE0049 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
10-10-2006	City Redlines as per 10-07-2006.	EFG

PROJECT NAME
MESQUITE HILLS
BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: AS SHOWN
Vert:
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

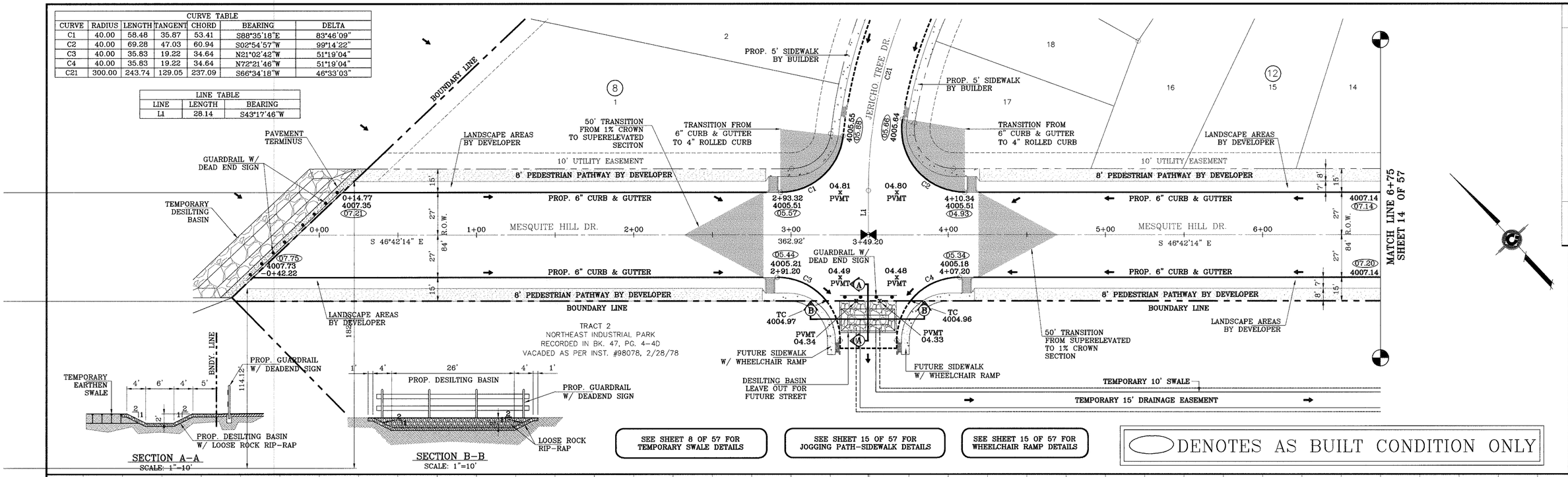
ENGINEER'S SEAL

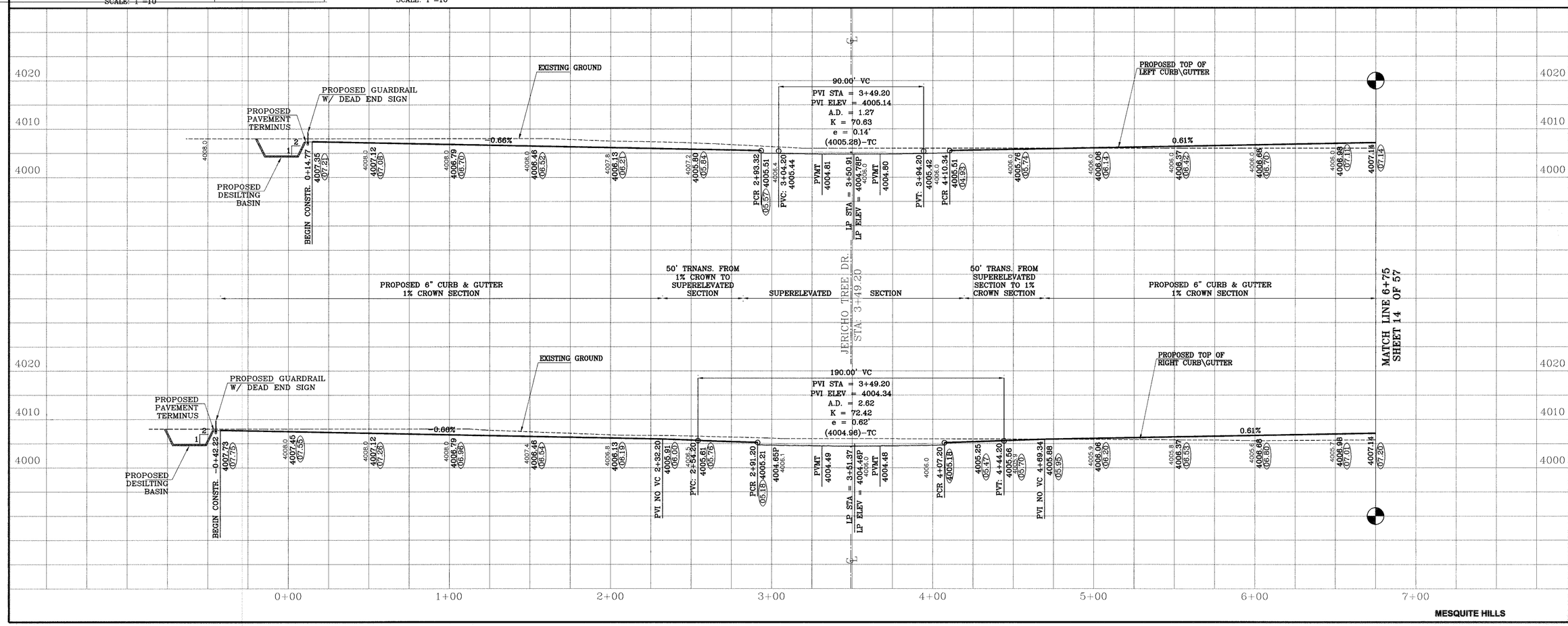
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. SITE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE
STORMWATER POLLUTION PREVENTION PLAN

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	40.00	58.48	35.87	53.41	S88°35'18"E	83°46'09"
C2	40.00	69.28	47.03	60.94	S02°54'57"W	99°14'22"
C3	40.00	35.83	19.22	34.64	N21°02'42"W	51°19'04"
C4	40.00	35.83	19.22	34.64	N72°21'46"W	51°19'04"
C21	300.00	243.74	129.05	237.09	S66°34'18"W	46°33'03"

LINE TABLE		
LINE	LENGTH	BEARING
L1	28.14	S43°17'46"W





BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41 CITY DATUM ELEVATION: 4002.98

REVISIONS		BY
DATE		
06-26-2006	Revise package as per revised plat.	E.F.G.
10-16-2006	As Built	E.F.G.
11-08-2006	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS & PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 88.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO. 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

MESQUITE HILL DR.

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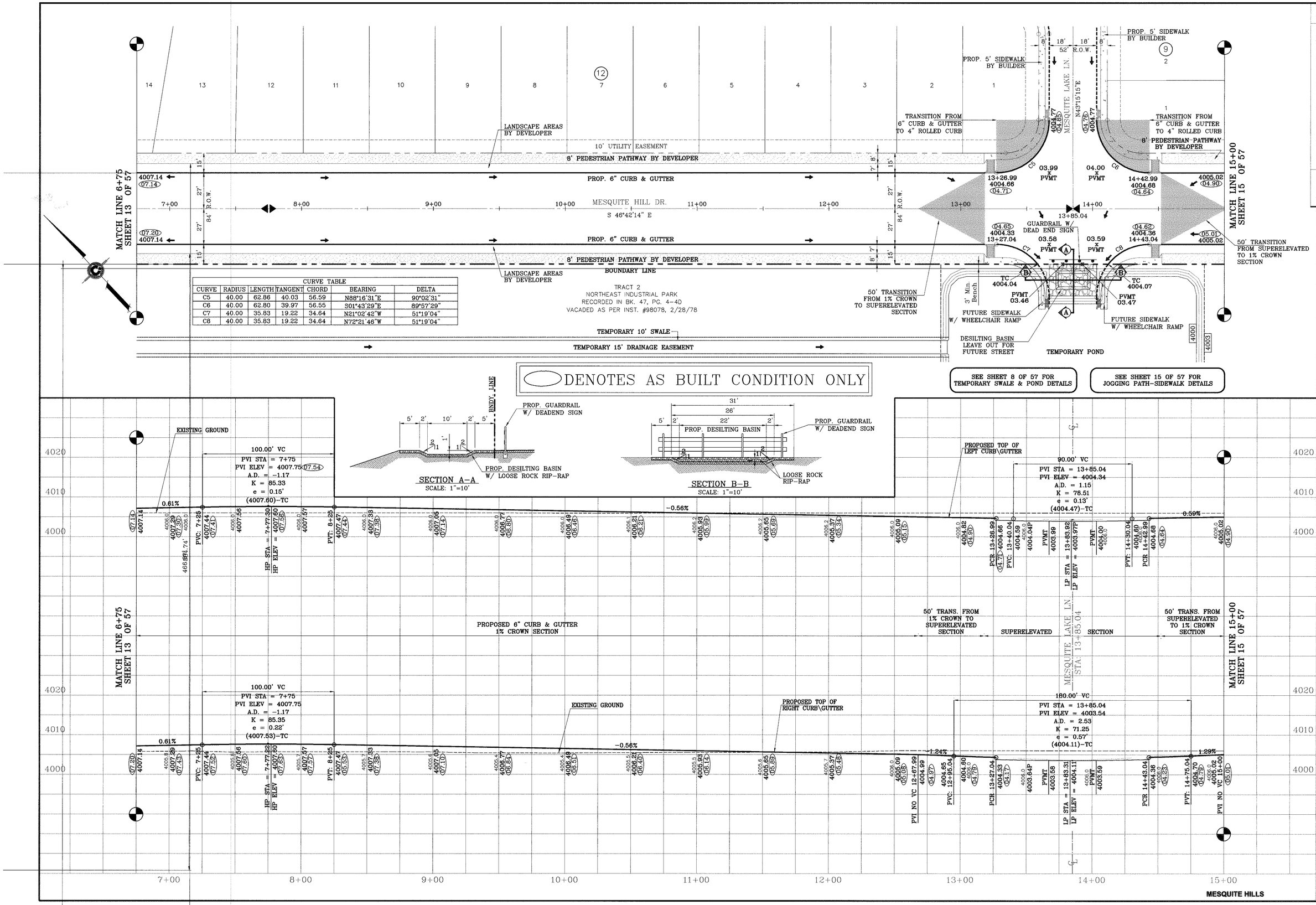

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C5	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C6	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"
C7	40.00	35.83	19.22	34.64	N21°02'42"W	51°19'04"
C8	40.00	35.83	19.22	34.64	N72°21'46"W	51°19'04"

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383" PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM: LAMBERT GRID COORDINATES
CITY DATUM ELEVATION: 4002.98

REVISIONS

DATE		BY
08-08-2006	Revise package as per comments.	E.F.G.
10-10-2006	City Redlines as per 10-06-2006.	E.F.G.
11-08-2006	Relocate jogging path adjacent to R.O.W. line.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
07-23-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 88.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

SHEET TITLE

MESQUITE HILL DR.

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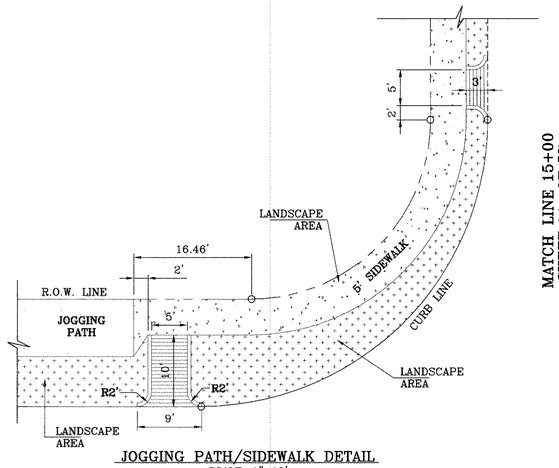
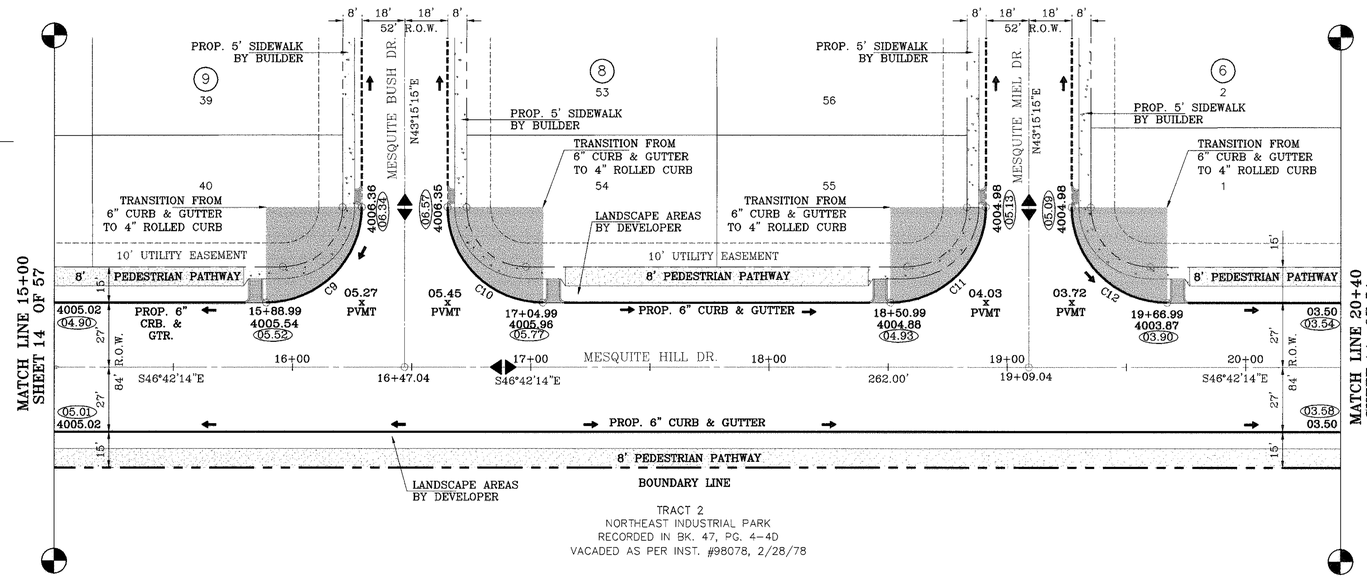
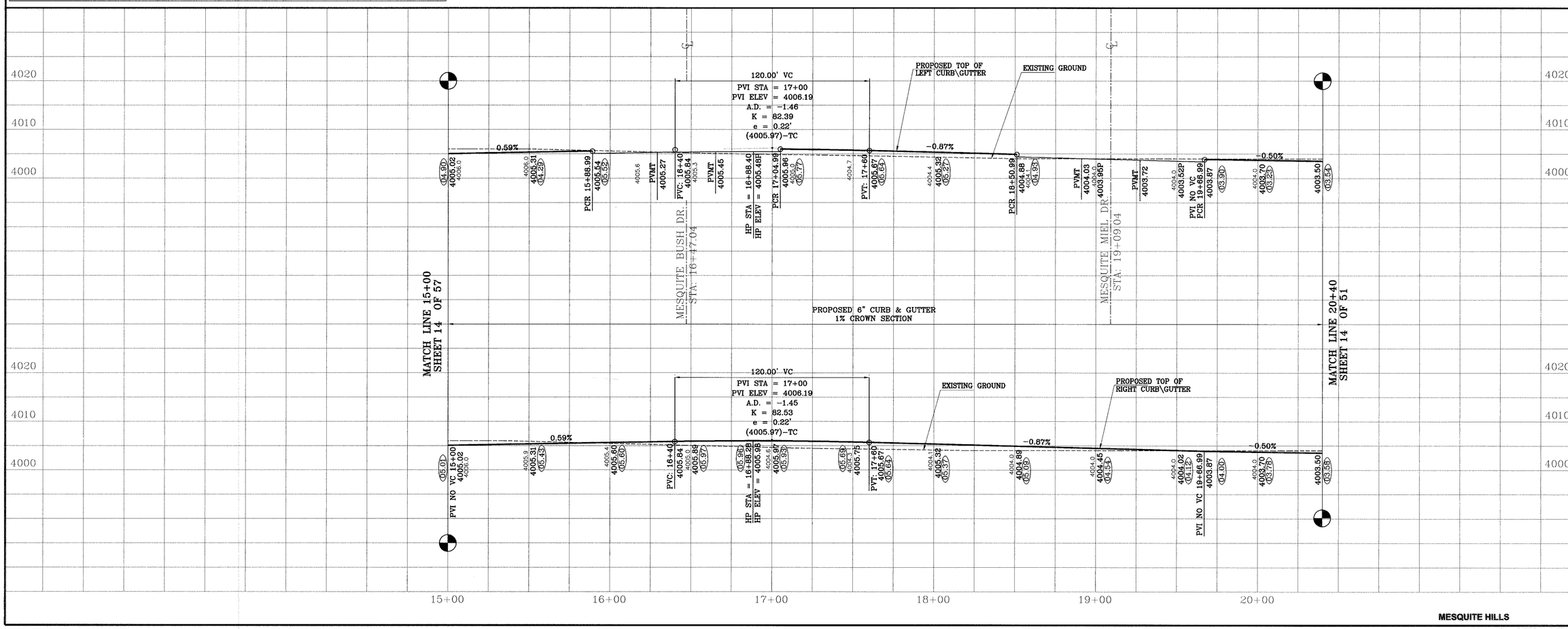
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C9	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C10	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"
C11	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C12	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"



JOGGING PATH/SIDEWALK DETAIL
SCALE: 1"=10'



DENOTES AS BUILT CONDITION ONLY



MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41 CONVERSION TO CITY DATUM: 10.00
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
08-28-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-16-2006	Revise plans to reflect new R.O.W. line.	E.F.G.
04-18-2007	Revise package as per revised plat.	F.C.
07-23-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

MESQUITE HILL DR.

SHT 15 OF 57

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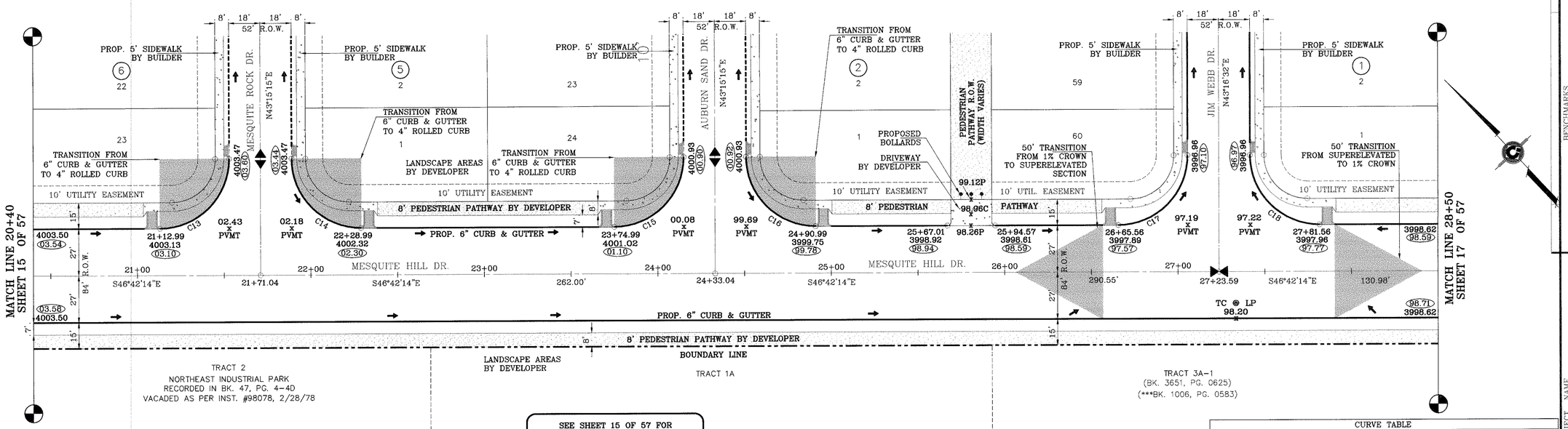
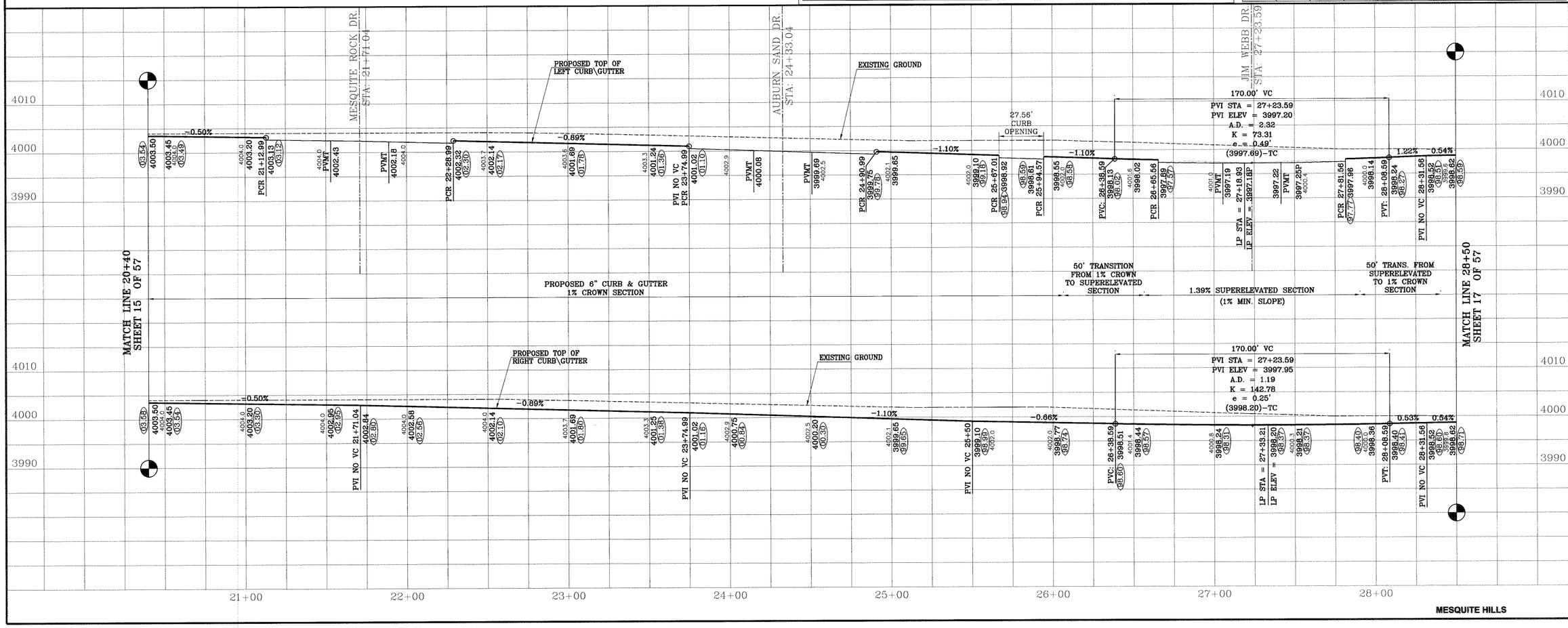


SEE SHEET 15 OF 57 FOR JOGGING PATH-SIDEWALK DETAILS

SEE SHEET 55 OF 57 FOR PIPE BOLLARD DETAILS

DENOTES AS BUILT CONDITION ONLY

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C13	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C14	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"
C15	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C16	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"
C17	40.00	62.85	40.01	56.58	N88°17'09"E	90°01'14"
C18	40.00	62.82	39.99	56.56	S01°42'51"E	89°58'46"



BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1382," FROM CE0413 NAVD 88 ELEVATION: 4013.41 CITY DATUM ELEVATION: 4002.98

REVISIONS		
DATE		BY
08-28-2006	Revise package as per revised plat.	E.F.G.
10-06-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	Relocate jogging path adjacent to R.O.W. line.	E.F.G.
04-18-2007	Revise package as per revised plat.	FC
08-23-2007	As Built.	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 88.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

STATE OF TEXAS
FRANCISCO CHAVEZ
95167
LICENSED
PROFESSIONAL ENGINEER

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

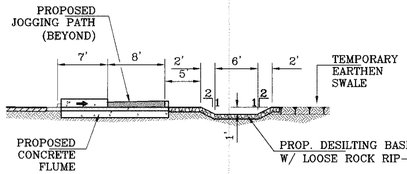
SHEET TITLE

MESQUITE HILL DR.

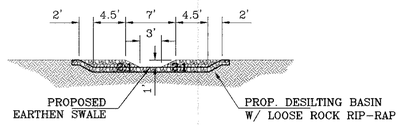
C:\SU\Mesquite Hills-ASBUILT\dwg\MH-PP2-HILL(E).dwg, 9/21/2007 3:52:02 PM, 750C.pc3

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C19	41.00	64.50	41.09	58.05	N88°13'53"E	90°07'47"
C20	53.00	83.29	53.04	74.98	N01°40'59"W	90°02'29"

LINE TABLE		
LINE	LENGTH	BEARING
L5	50.00	S46°42'14"E

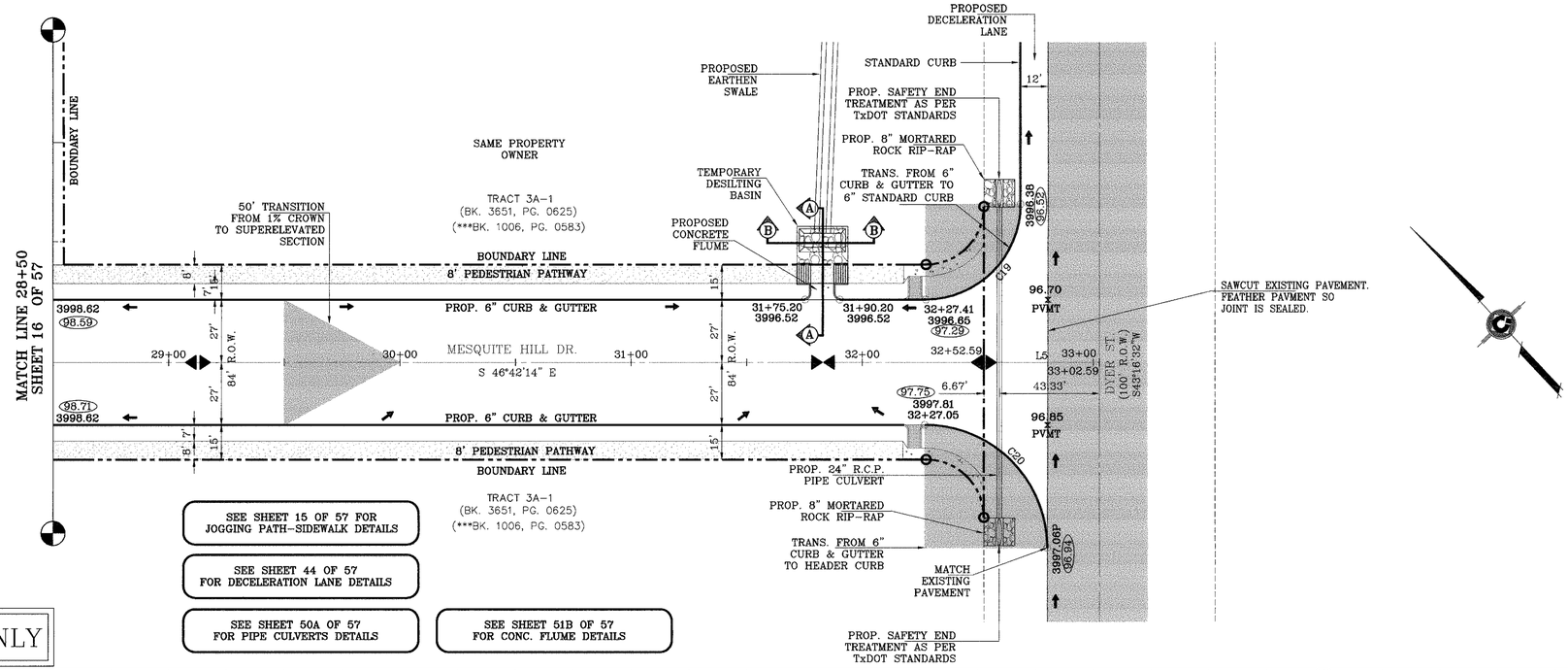


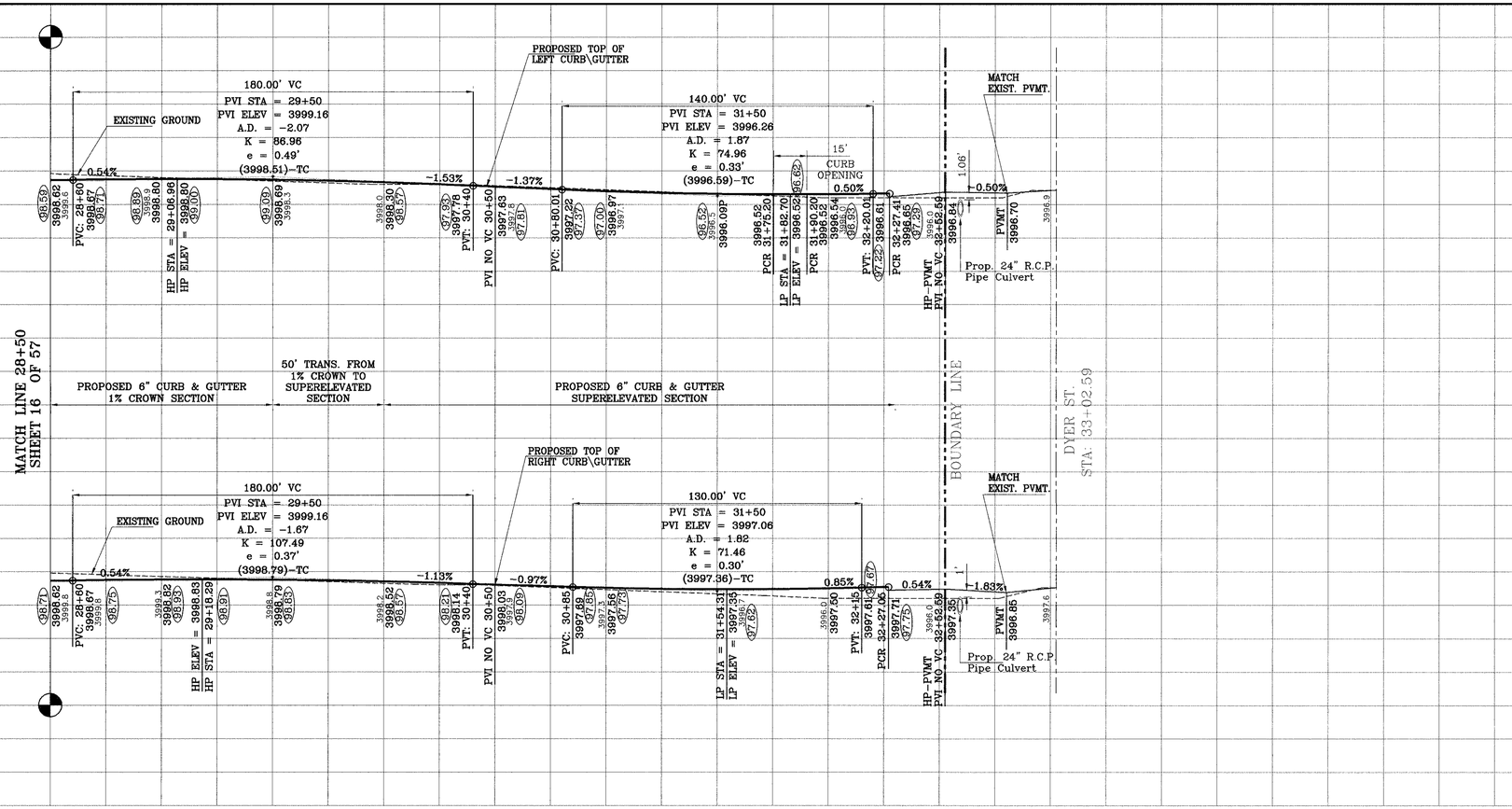
SECTION A–A
SCALE: 1"=10'



SECTION B–B
SCALE: 1"=10'

DENOTES AS BUILT CONDITION ONLY





MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 4002.38
CITY DATUM ELEVATION: 4002.38

DATE	REVISIONS	BY
08-29-2006	Revise package as per revised revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	Revise path adjacent to R.O.W. line	E.F.G.
11-08-2006	Add 24" R.C.P. Pipe Culvert as per City Redlines	E.F.G.
11-01-2006		
07-23-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-89

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

MESQUITE HILL DR.

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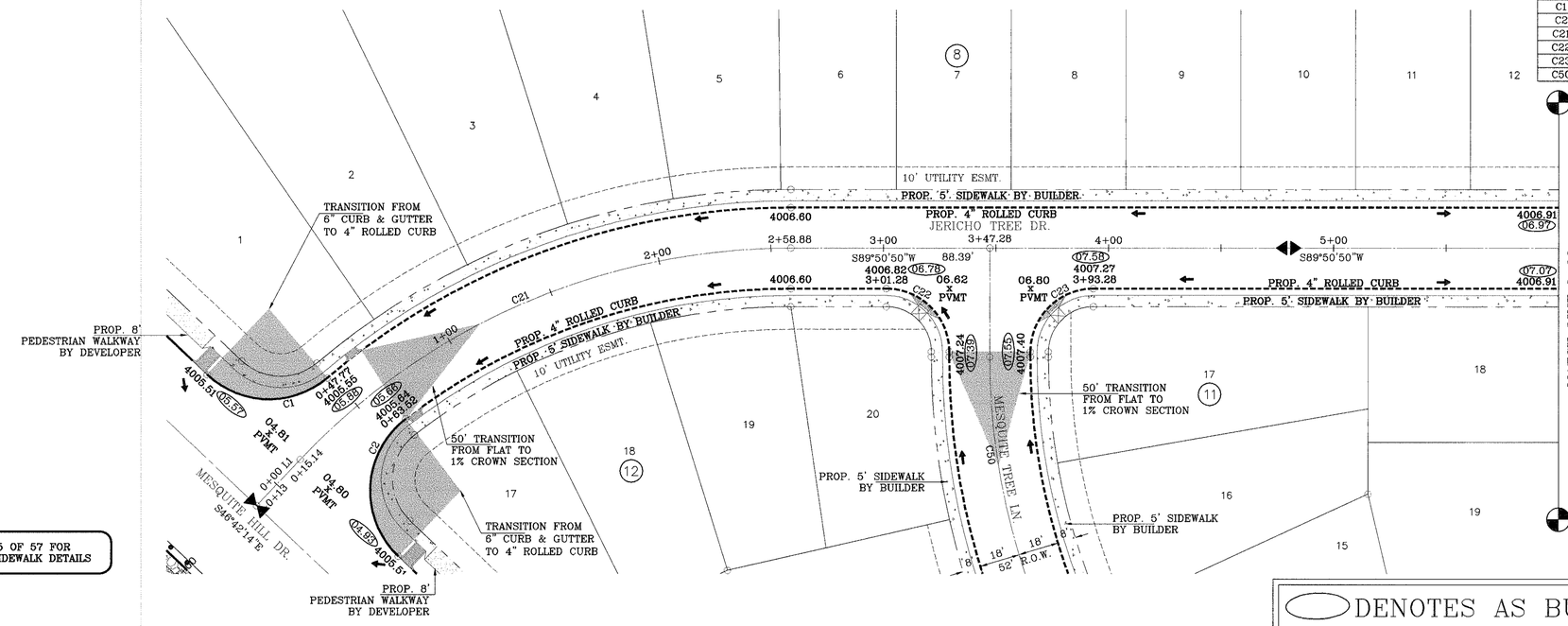
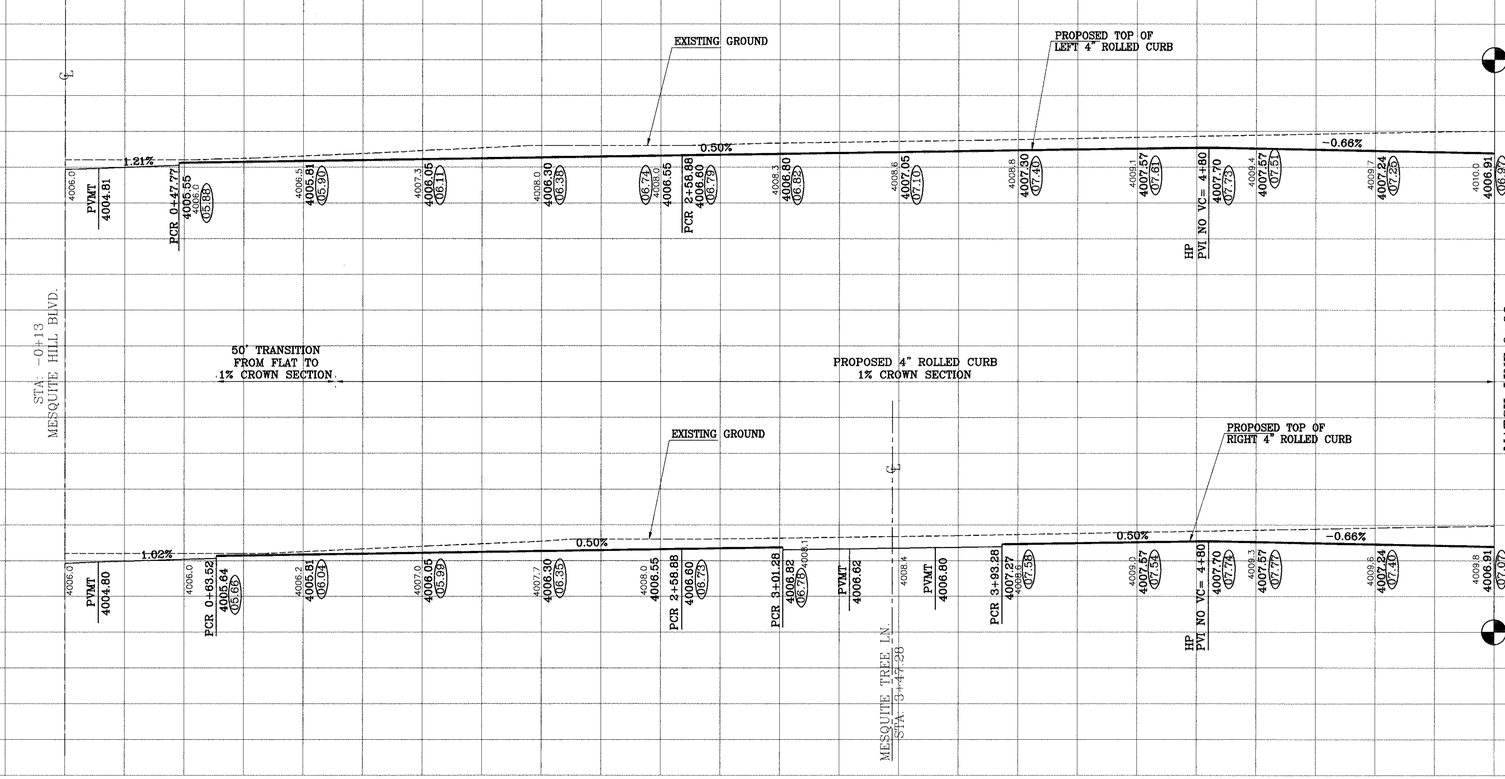
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	40.00	58.48	35.87	53.41	S88°35'18"E	83°46'09"
C2	40.00	69.28	47.03	60.94	S02°54'57"W	99°14'22"
C21	300.00	243.74	129.05	237.09	S66°34'18"W	46°33'03"
C22	28.00	43.98	28.00	39.60	N45°09'10"W	90°00'00"
C23	28.00	43.98	28.00	39.60	S44°50'50"W	90°00'00"
C50	300.00	243.74	129.05	237.09	S23°25'42"E	46°33'03"

LINE TABLE		
LINE	LENGTH	BEARING
L1	28.14	S43°17'46"W



SEE SHEET 15 OF 57 FOR JOGGING PATH-SIDEWALK DETAILS

DENOTES AS BUILT CONDITION ONLY



MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
HORIZONTAL DATUM IS NAD 83 CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-14-2006	Revise package as per revised plat.	E.F.G.
10-16-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	Revised jogging path adjacent to R.O.W. line.	E.F.G.
09-07-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

JERICHO TREE DR.

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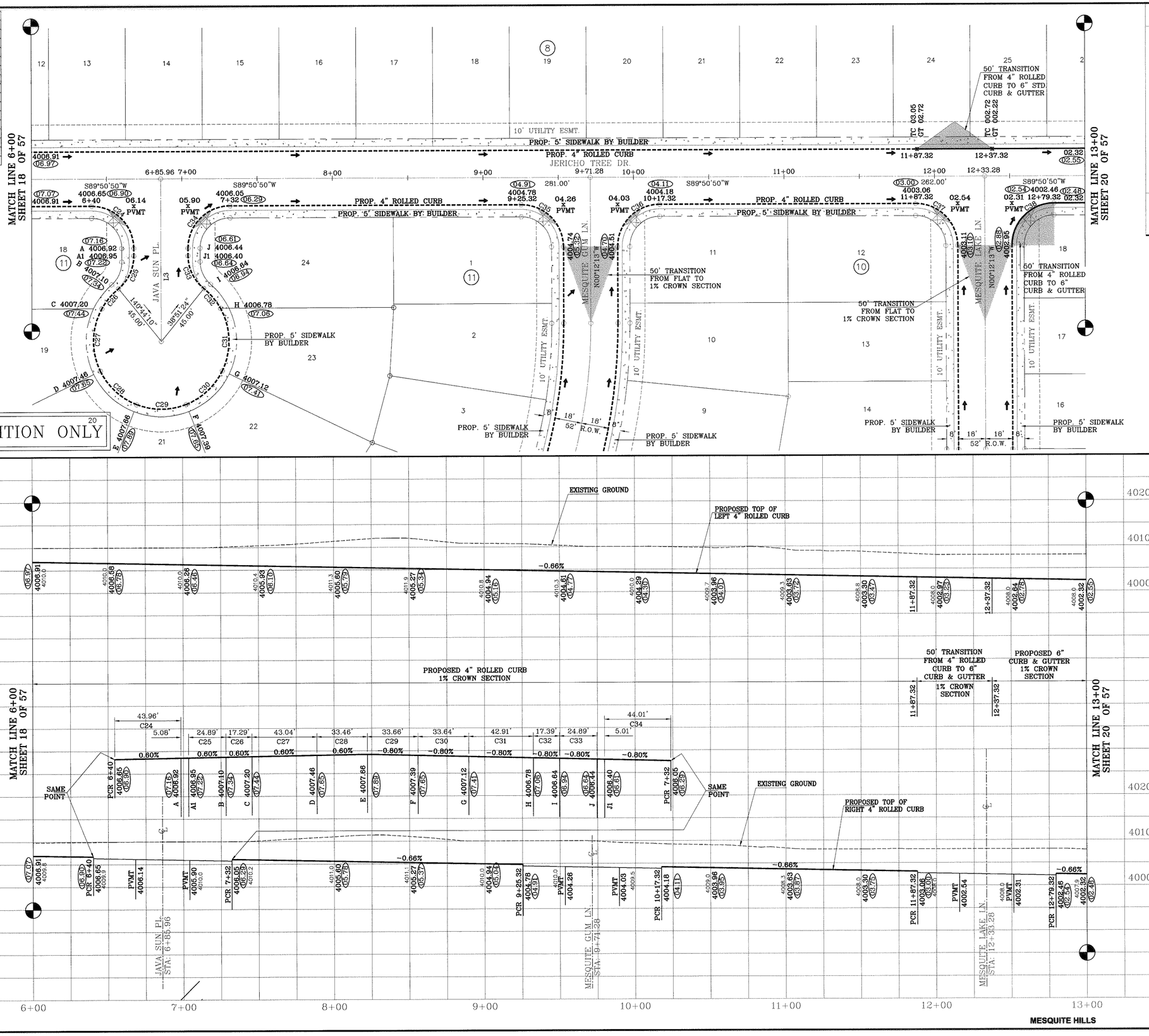
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C24	28.00	43.96	27.98	39.58	N45°10'42"W	89°56'57"
C25	28.00	24.89	13.34	24.08	N25°15'58"E	50°56'23"
C26	45.00	17.29	8.75	17.18	S39°43'51"W	22°00'38"
C27	45.00	43.04	23.32	41.42	S01°19'37"W	54°47'49"
C28	45.00	33.46	17.55	32.70	S47°22'24"E	42°36'13"
C29	45.00	33.66	17.66	32.88	N89°53'41"E	42°51'38"
C30	45.00	33.64	17.65	32.86	N47°02'52"E	42°50'00"
C31	45.00	42.91	23.25	41.31	N01°41'18"W	54°38'19"
C32	45.00	17.39	8.80	17.28	N40°04'32"W	22°08'09"
C33	28.00	24.89	13.34	24.08	S25°40'25"E	50°56'23"
C34	28.00	44.01	28.02	39.62	S44°49'18"W	90°03'03"
C35	28.00	43.96	27.98	39.58	N45°10'42"W	89°56'57"
C36	28.00	44.01	28.02	39.62	S44°49'18"W	90°03'03"
C37	28.00	43.96	27.98	39.58	N45°10'42"W	89°56'57"
C38	28.00	44.01	28.02	39.62	S44°49'18"W	90°03'03"

LINE TABLE		
LINE	LENGTH	BEARING
L3	107.72	N00°12'13"W



DENOTES AS BUILT CONDITION ONLY

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383," PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.88

DATE	REVISIONS	BY
09-14-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
09-07-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. SITE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

JERICHO TREE DR.

SHT 19 OF 57

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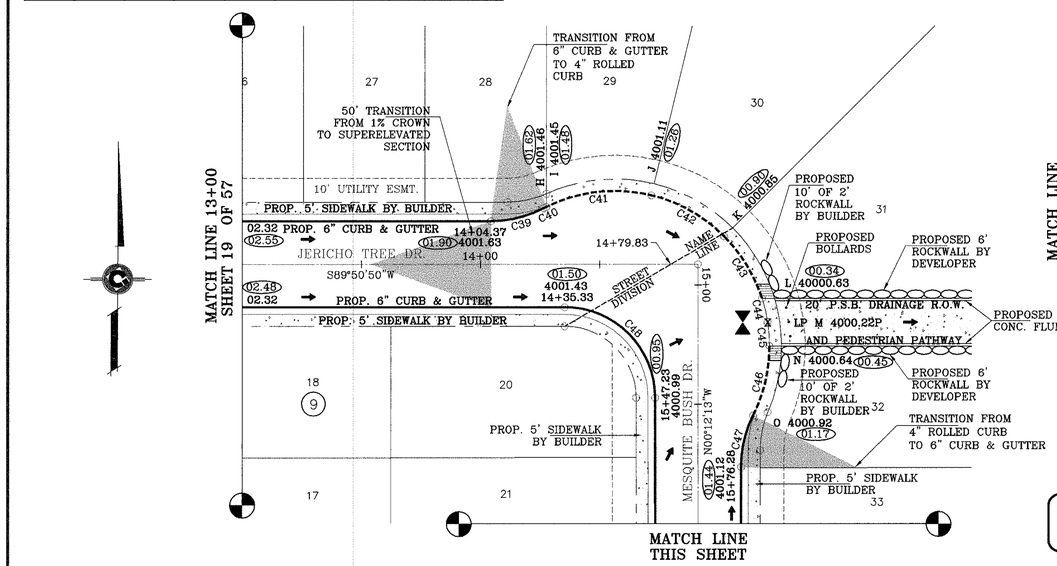
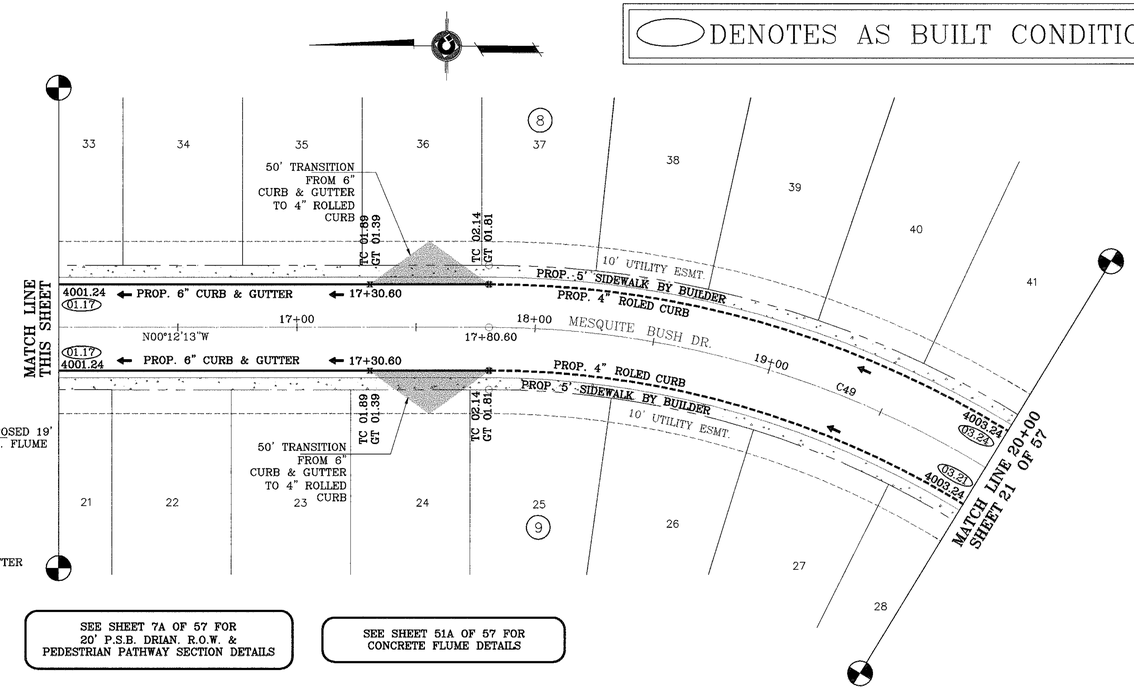
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C39	48.00	22.93	11.69	22.71	N76°09'53"E	27°21'55"
C40	65.00	1.36	0.68	1.36	S63°04'52"W	1°11'54"
C41	65.00	45.12	23.51	44.22	S83°34'04"W	39°46'31"
C42	65.00	35.58	18.25	35.14	N60°51'46"W	31°21'48"
C43	65.00	30.75	15.67	30.46	N31°37'49"W	27°06'08"
C44	65.00	10.29	5.16	10.28	N13°32'38"W	9°04'13"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C45	65.00	10.04	5.03	10.03	N04°35'02"W	8°51'00"
C46	65.00	30.18	15.37	29.91	N13°08'28"E	26°35'59"
C47	48.00	22.32	11.37	22.12	S13°07'07"W	26°38'41"
C48	38.00	59.66	37.97	53.72	N45°10'42"W	89°56'57"
C49	400.00	303.39	159.41	296.17	N21°31'31"E	43°27'28"

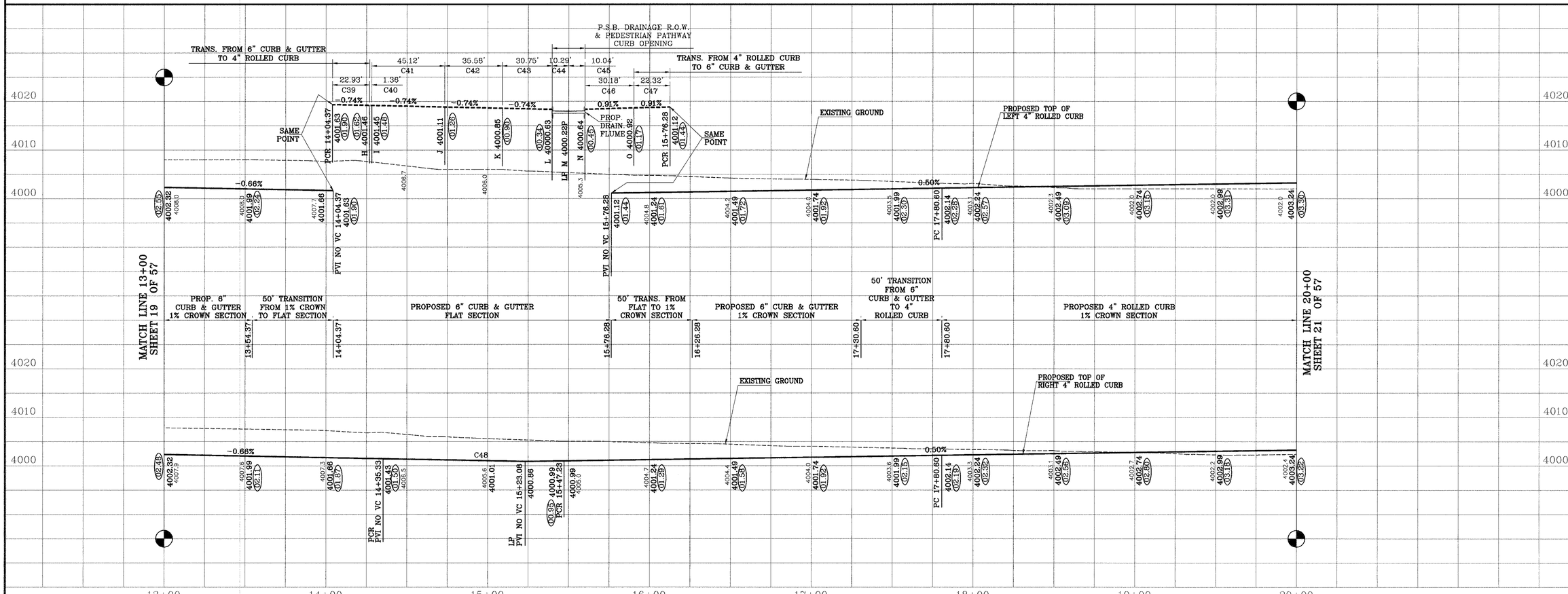


DENOTES AS BUILT CONDITION ONLY



SEE SHEET 7A OF 57 FOR 20' P.S.B. DRIAN. R.O.W. & PEDESTRIAN PATHWAY SECTION DETAILS

SEE SHEET 51A OF 57 FOR CONCRETE FLUME DETAILS



MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER TB 1353, PID# CD0410 NAVD 88 ELEVATION: 4013.41 CITY DATUM ELEVATION: 4000.00 CITY DATUM ELEVATION: 4002.98

REVISIONS		
DATE		BY
09-14-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
12-05-2006	City Redlines as per 12-05-2006.	E.F.G.
04-18-2007	Revise package as per revised plat.	FC
09-07-2007	As Built	F.R.

PROJECT NAME

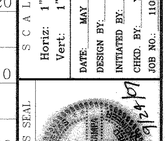
MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD, CO. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 88.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

JERICHO TREE DR.
FROM STA: 13+00 TO STA: 14+79.83

MESQUITE BUSH DR.
FROM STA: 14+79.83 TO STA: 20+00

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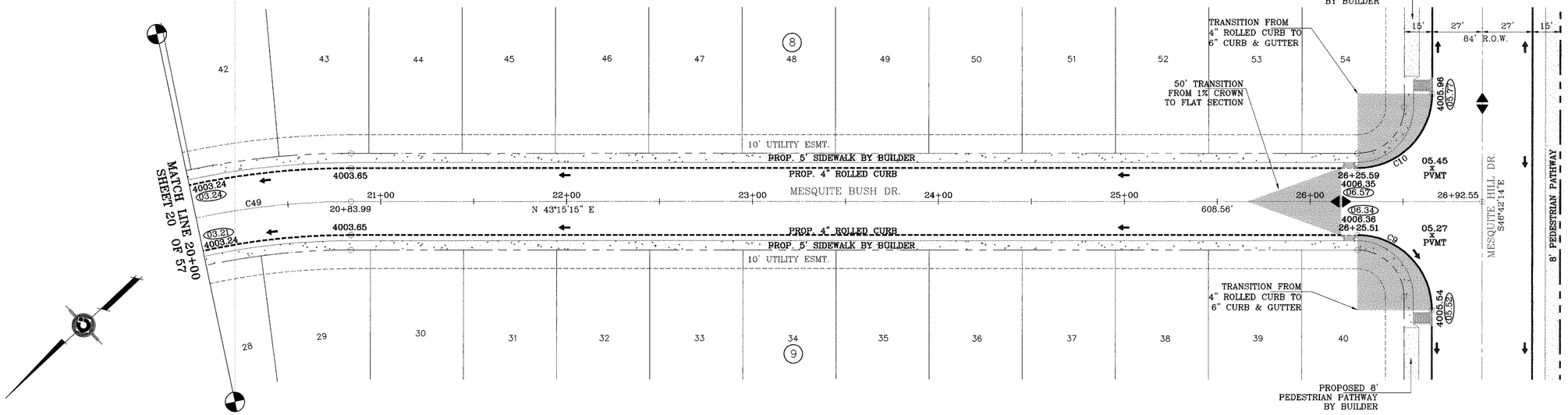
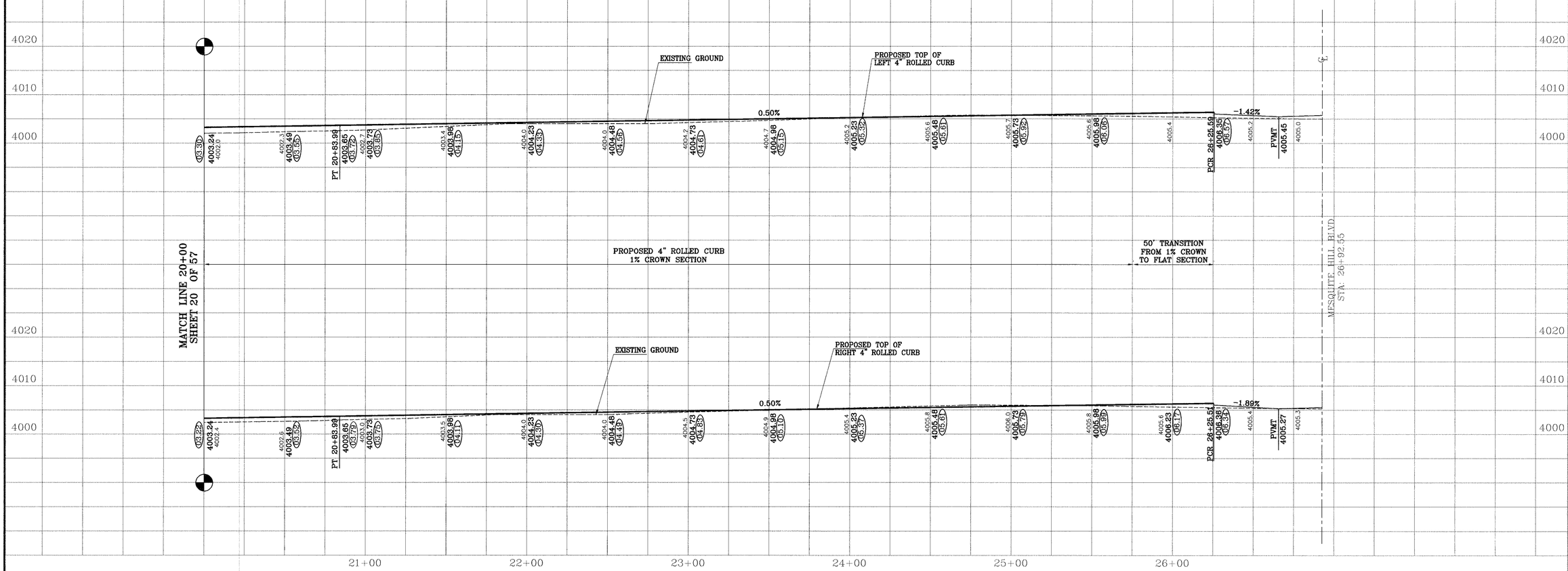
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C9	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C10	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"
C49	400.00	303.39	159.41	296.17	N21°31'31"E	43°27'28"

DENOTES AS BUILT CONDITION ONLY





MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER, TBM 1330, PID# CD0410 NAVD 88 ELEVATION: 4013.41 CITY DATUM ELEVATION: 4000.00
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-14-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	Relocate logging path adjacent to R.O.W. line.	E.F.G.
04-18-2007	Revise package as per revised plat.	E.F.G.
09-07-2007	As Built	F.C.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD, Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 88.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

MESQUITE BUSH DR.

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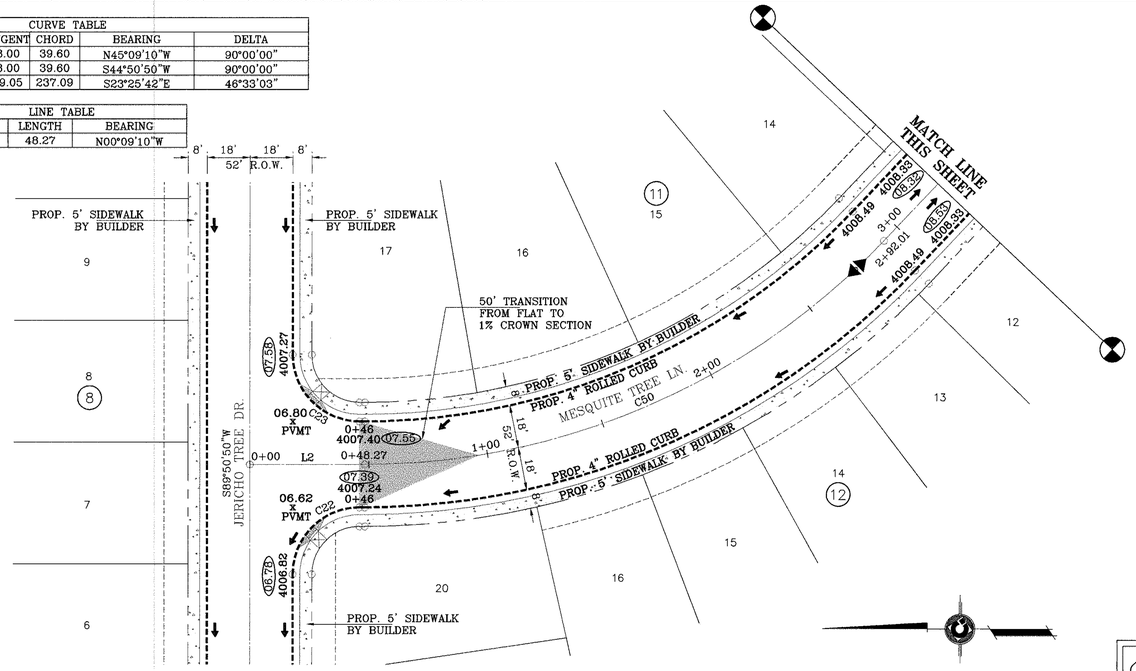
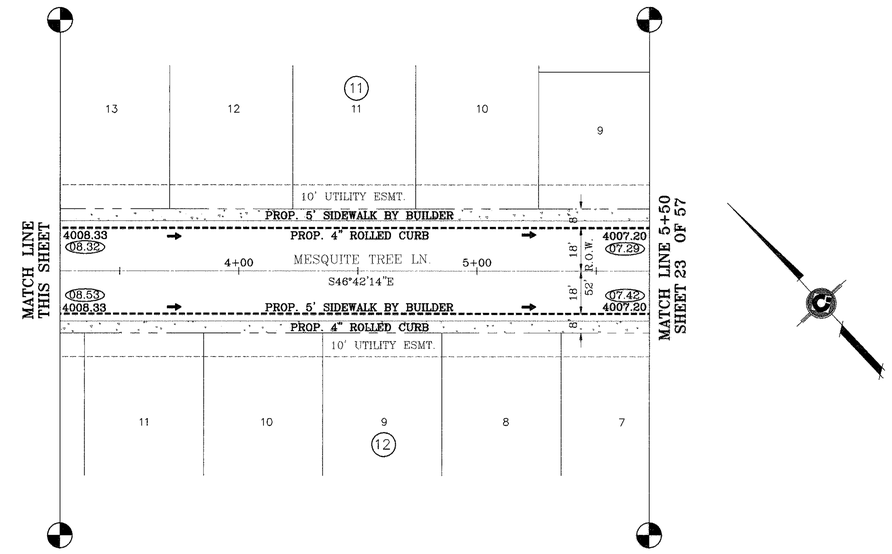
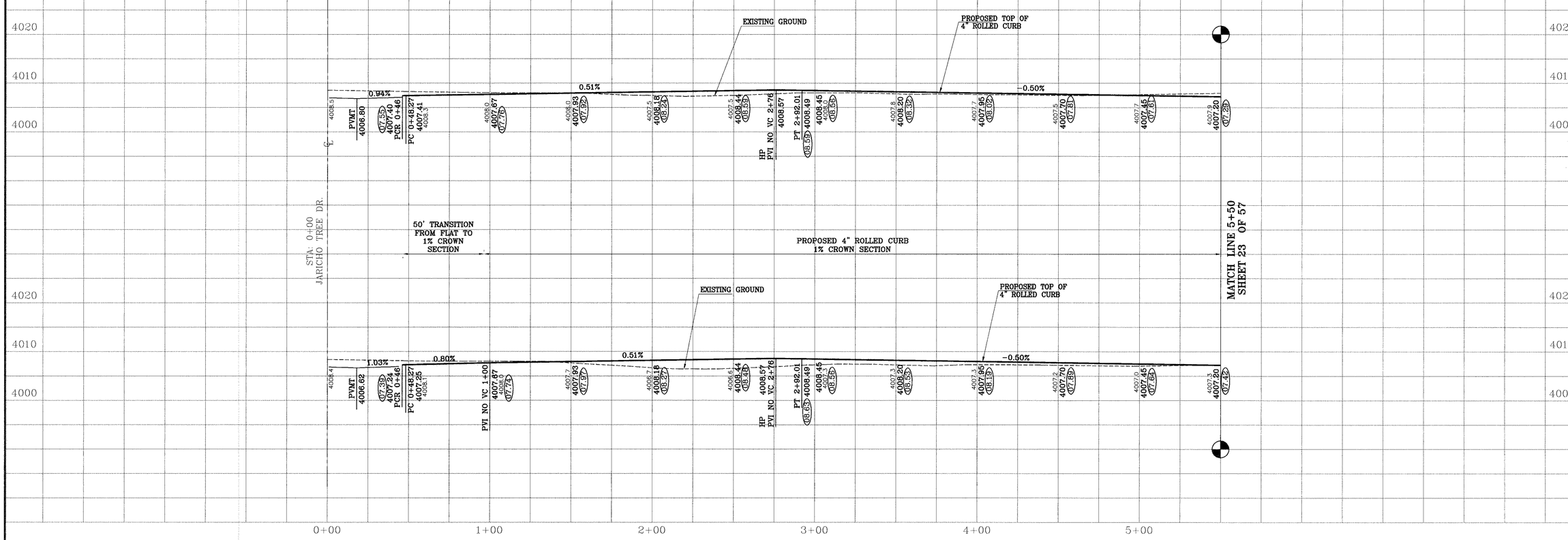
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C22	28.00	43.98	28.00	39.60	N45°09'10"W	90°00'00"
C23	28.00	43.98	28.00	39.60	S44°50'50"W	90°00'00"
C50	300.00	243.74	129.05	237.09	S23°25'42"E	46°33'03"

LINE TABLE		
LINE	LENGTH	BEARING
L2	48.27	N00°09'10"W





DENOTES AS BUILT CONDITION ONLY



MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1353", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 4002.38
CITY DATUM ELEVATION: 4002.38

DATE	REVISIONS	BY
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
09-07-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

MESQUITE TREE LN.

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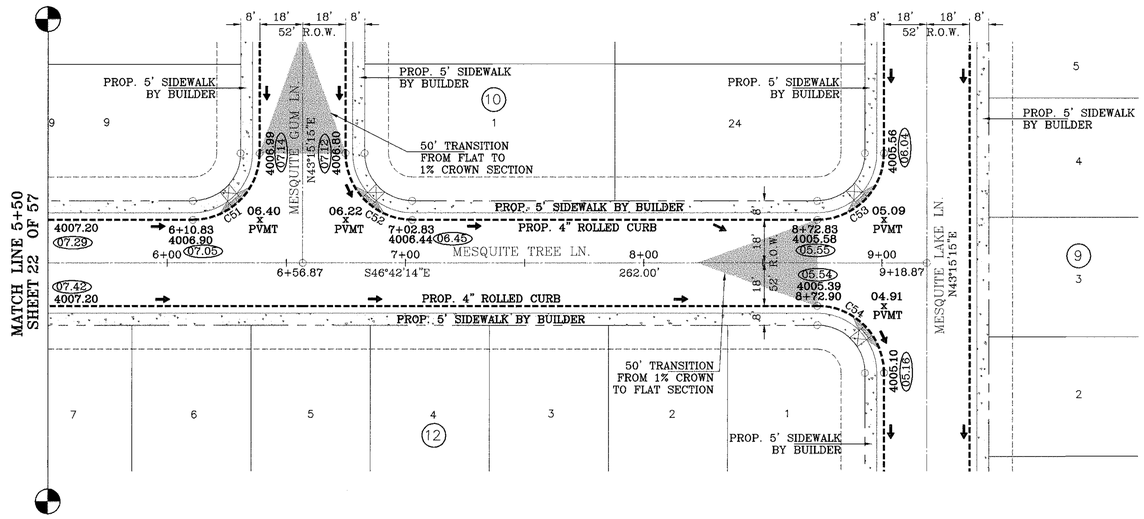
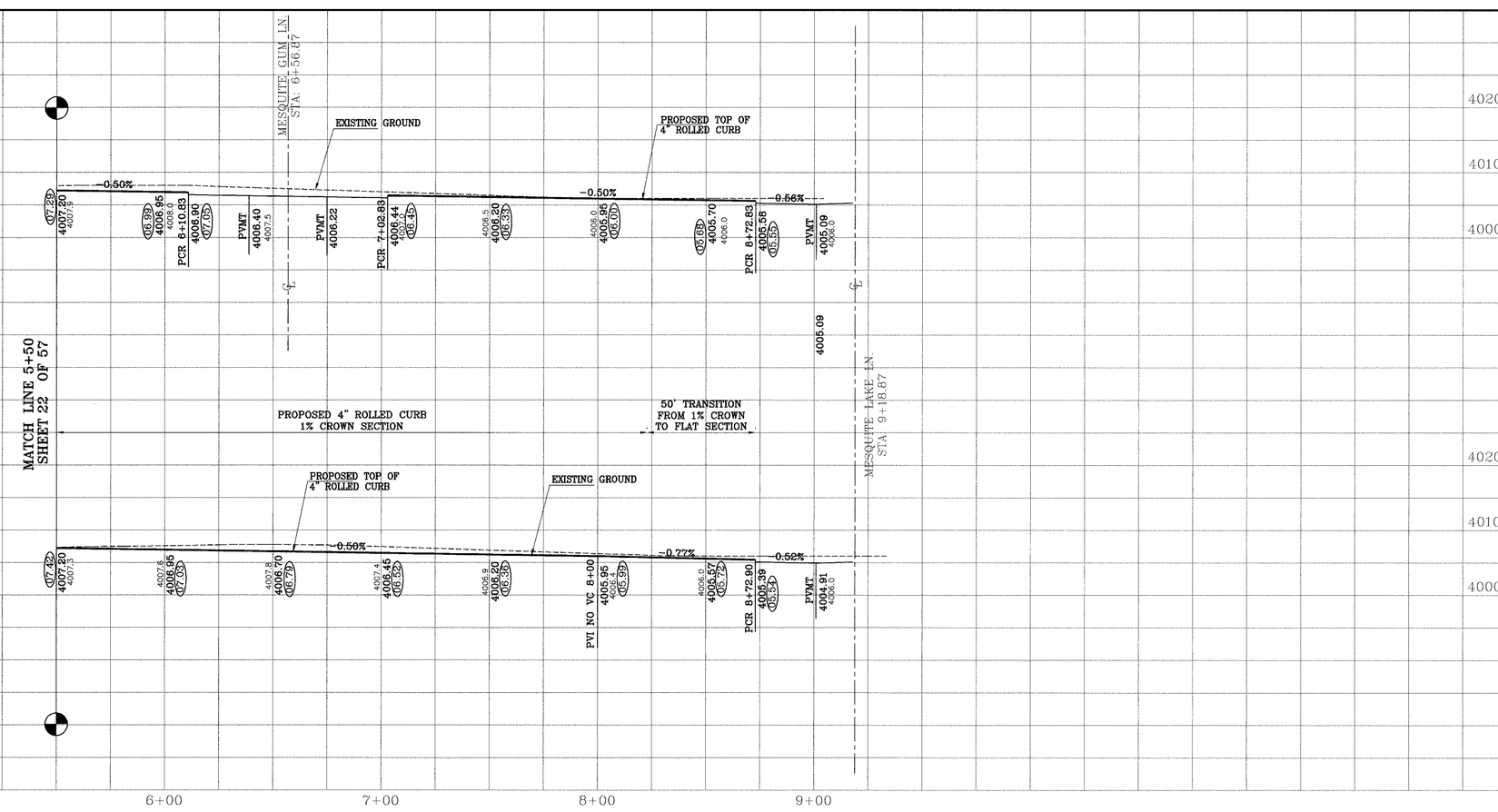
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C51	28.00	44.00	28.02	39.61	N88°16'31"E	90°02'31"
C52	28.00	43.96	27.98	39.58	S01°43'29"E	89°57'29"
C53	28.00	44.00	28.02	39.61	N88°16'31"E	90°02'31"
C54	28.00	43.96	27.98	39.58	N01°43'29"W	89°57'29"



DENOTES AS BUILT CONDITION ONLY



MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1353" PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 400.28
CITY DATUM ELEVATION: 4013.41

DATE	REVISIONS	BY
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
09-07-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

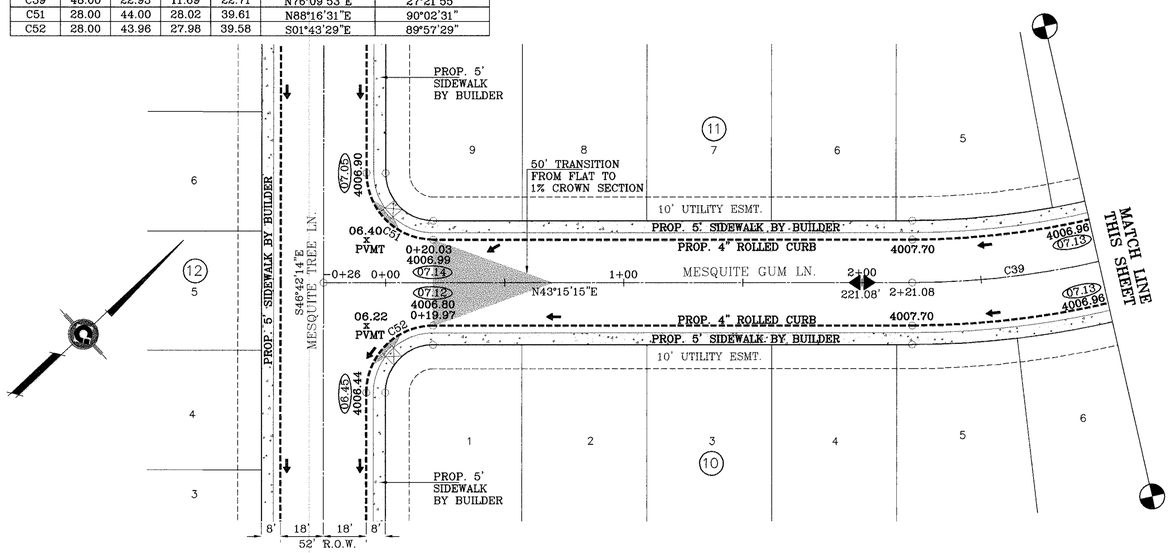
CONDE INC.

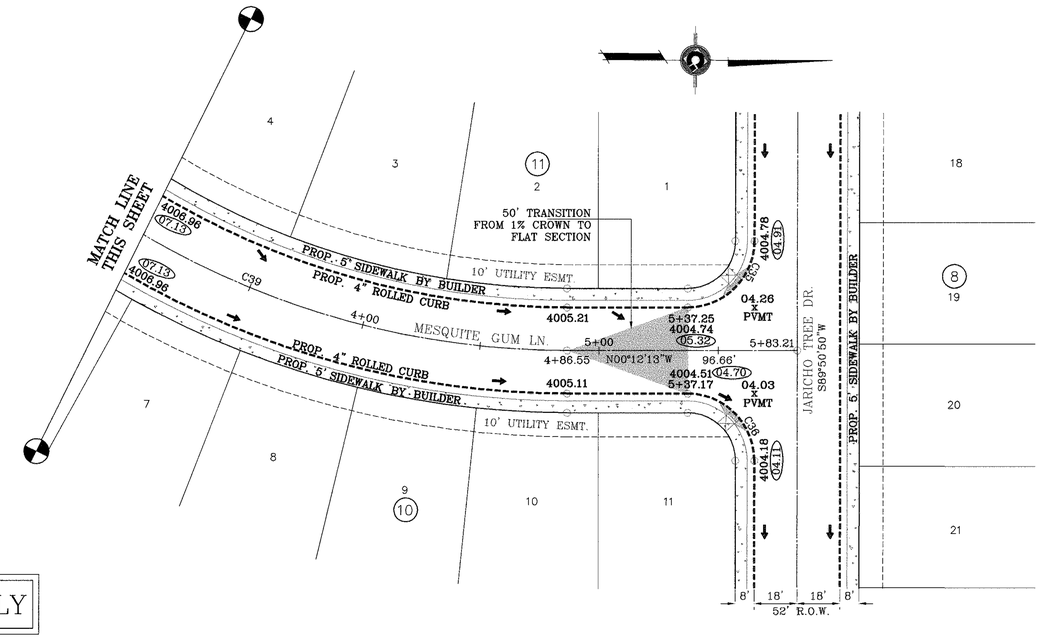
SHEET TITLE

MESQUITE TREE LN.

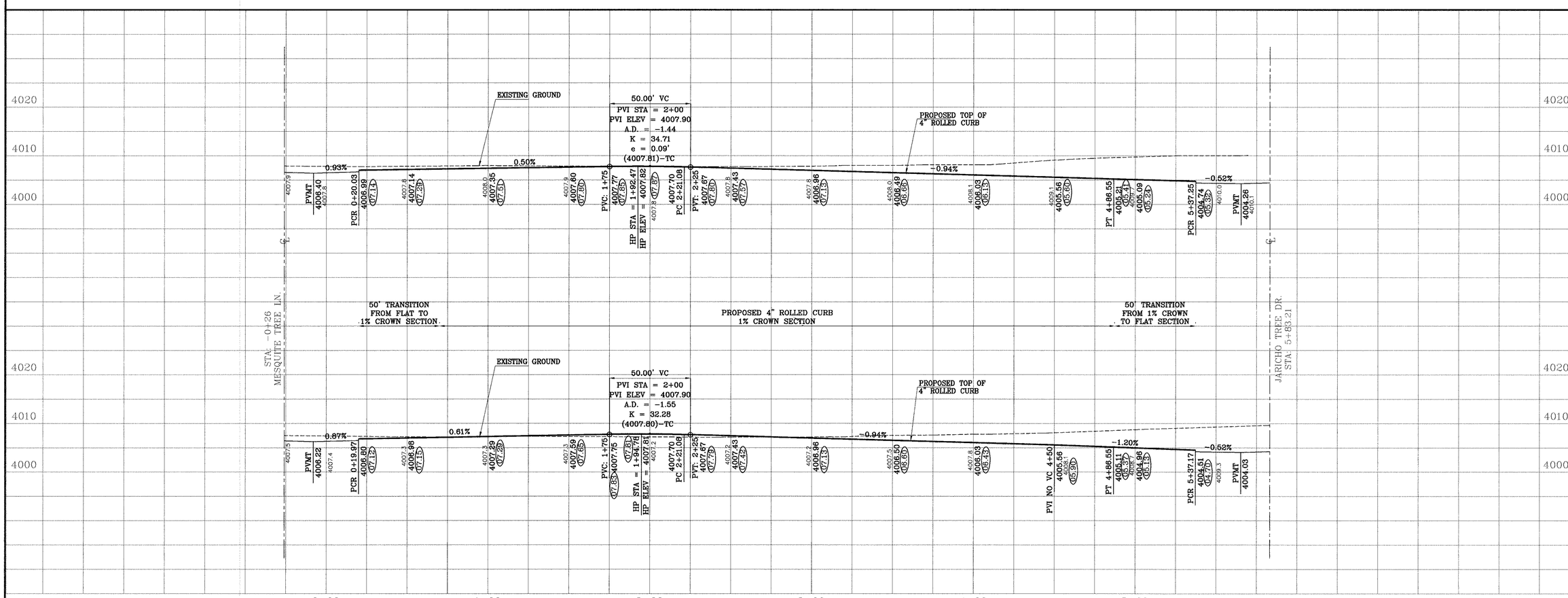
SHT 23 OF 57

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C35	28.00	43.96	27.98	39.58	N45°10'42"W	89°56'57"
C36	28.00	44.01	28.02	39.62	S44°49'18"W	90°03'03"
C39	48.00	22.93	11.69	22.71	N76°09'53"E	27°21'55"
C51	28.00	44.00	28.02	39.61	N88°16'31"E	90°02'31"
C52	28.00	43.96	27.98	39.58	S01°43'29"E	89°57'29"





DENOTES AS BUILT CONDITION ONLY



MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383" PID# CE0410 NAVD 88 ELEVATION: 4013.41 CITY DATUM ELEVATION: 4000.00
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
09-07-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD CO. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

SHEET TITLE

MESQUITE GUM LN.

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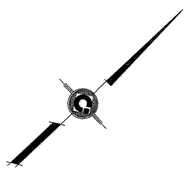
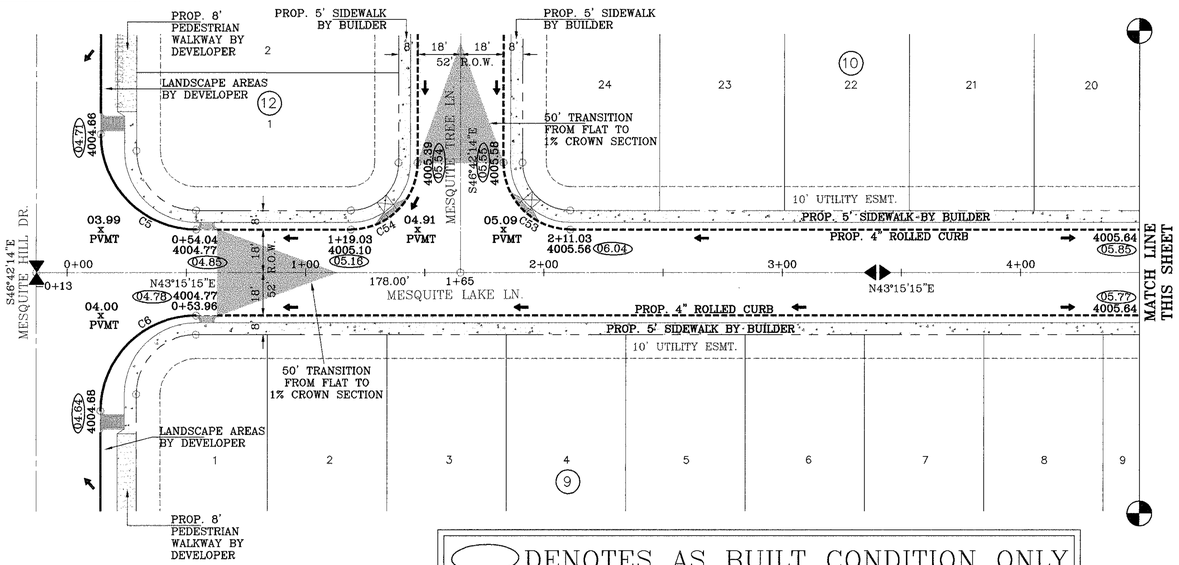
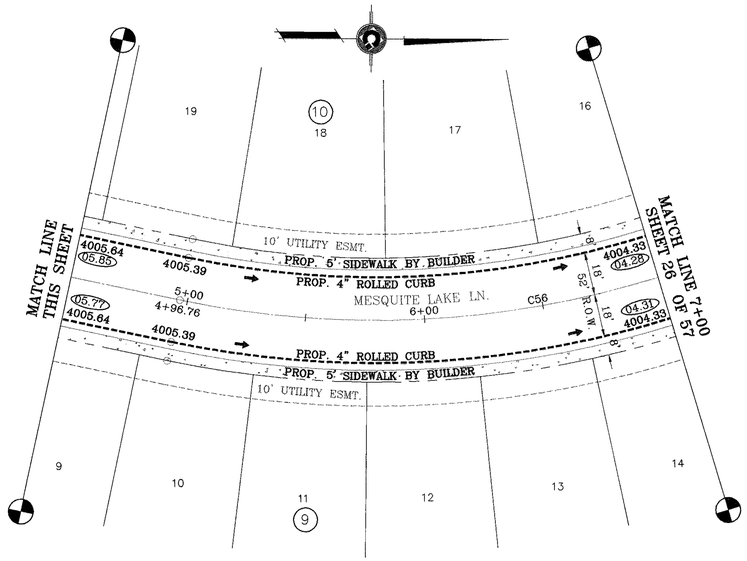
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C5	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C6	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"
C53	28.00	44.00	28.02	39.61	N88°16'31"E	90°02'31"
C54	28.00	43.96	27.98	39.58	N01°43'29"W	89°57'29"
C56	400.00	303.39	159.41	296.17	N21°31'31"E	43°27'28"

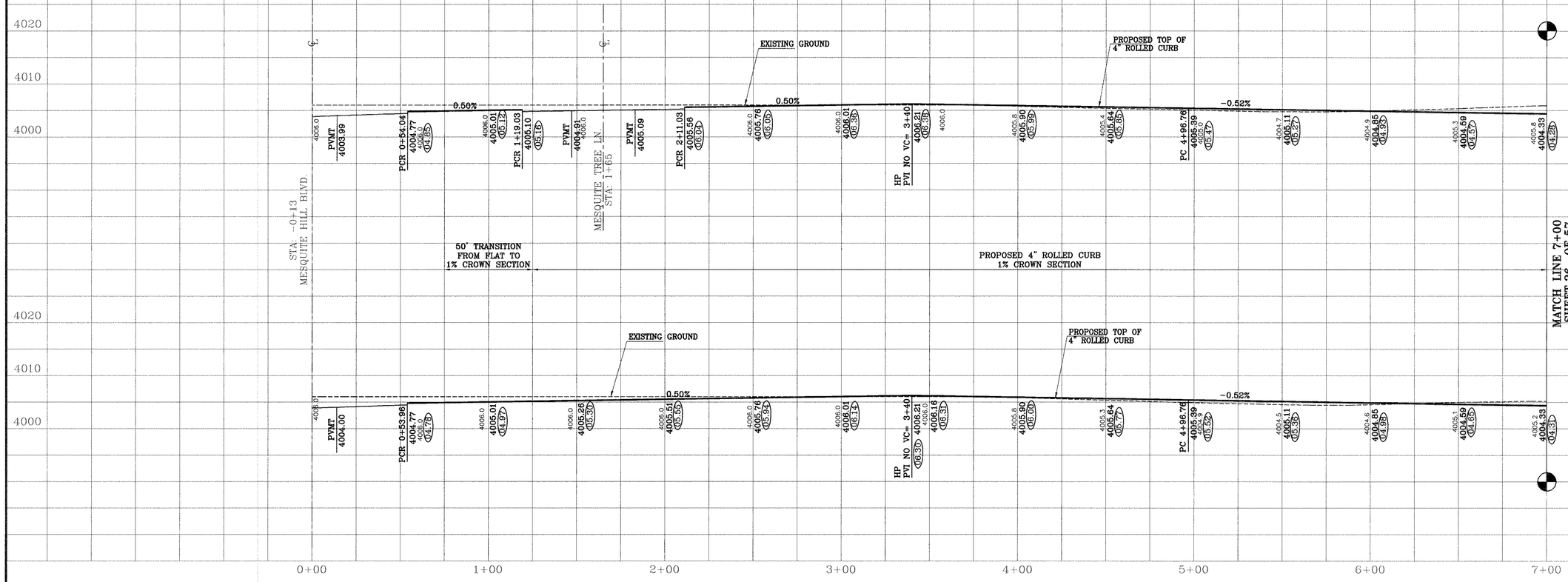
SEE SHEET 15 OF 57 FOR JOGGING PATH-SIDEWALK DETAILS







DENOTES AS BUILT CONDITION ONLY



MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM ELEVATION: 4009.98

DATE:	REVISIONS:	BY:
09-14-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	Relocate jogging path adjacent to R.O.W. line.	E.F.G.
09-07-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE. 400
EL PASO, TEXAS 79936

SHEET TITLE

MESQUITE LAKE LN.

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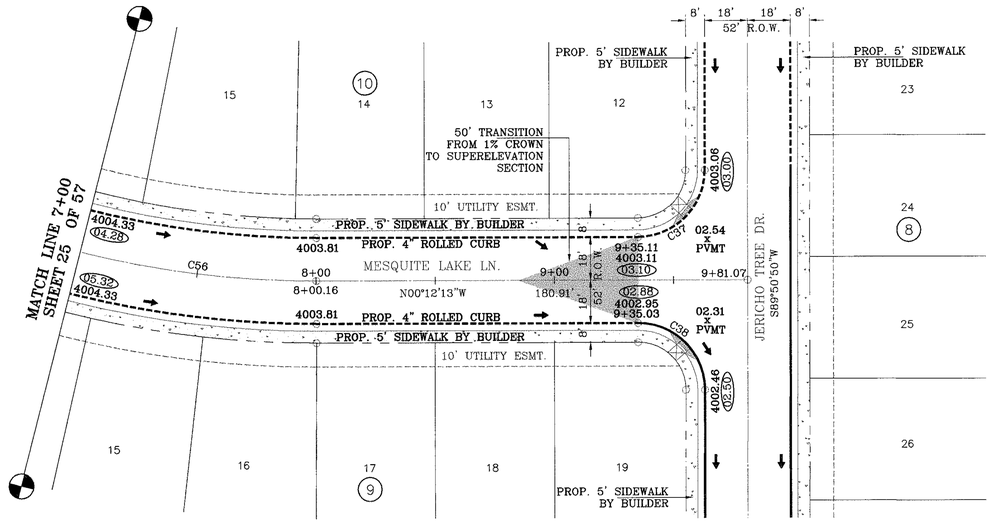
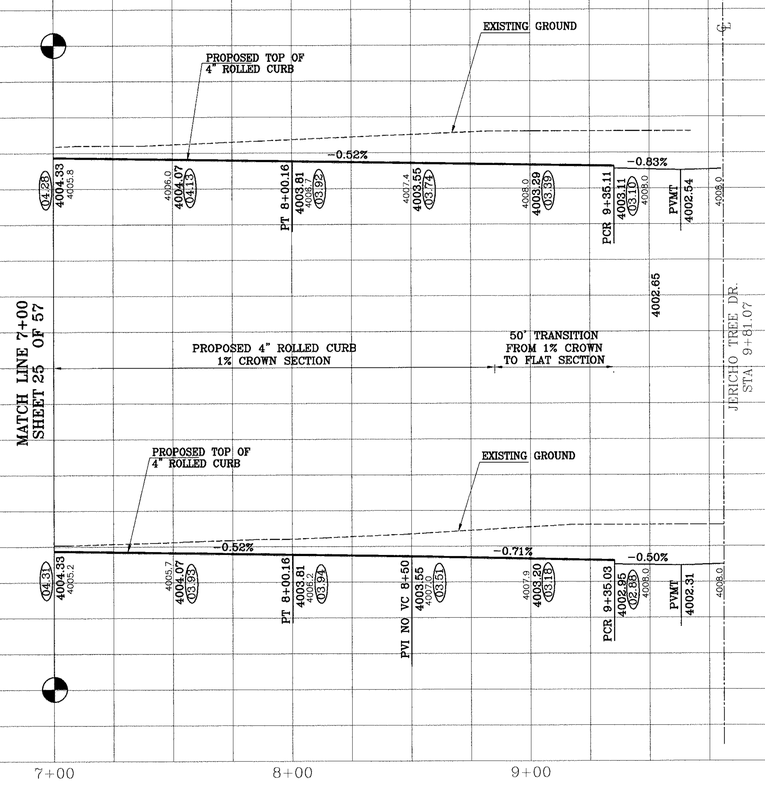
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C37	28.00	43.96	27.98	39.58	N45°10'42"W	89°56'57"
C38	28.00	44.01	28.02	39.62	S44°49'18"W	90°03'03"
C56	400.00	303.39	159.41	296.17	N21°31'31"E	43°27'28"



DENOTES AS BUILT CONDITION ONLY



BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM ELEVATION: 4000.00
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-14-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
09-07-2007	As Built.	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS. CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE. 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

MESQUITE LAKE LN.

SHT 26 OF 57

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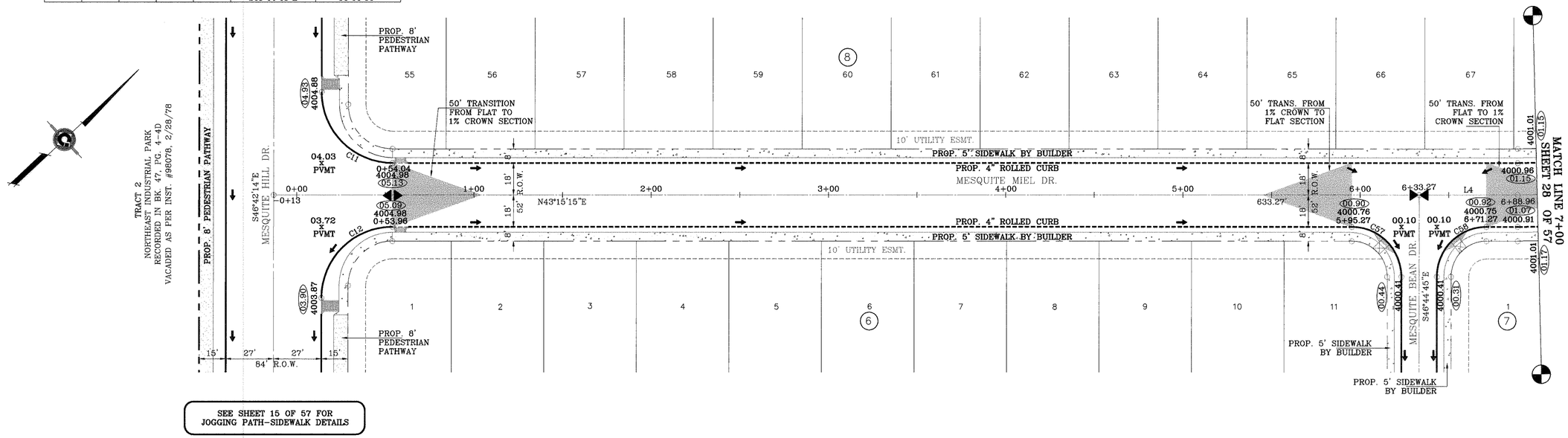
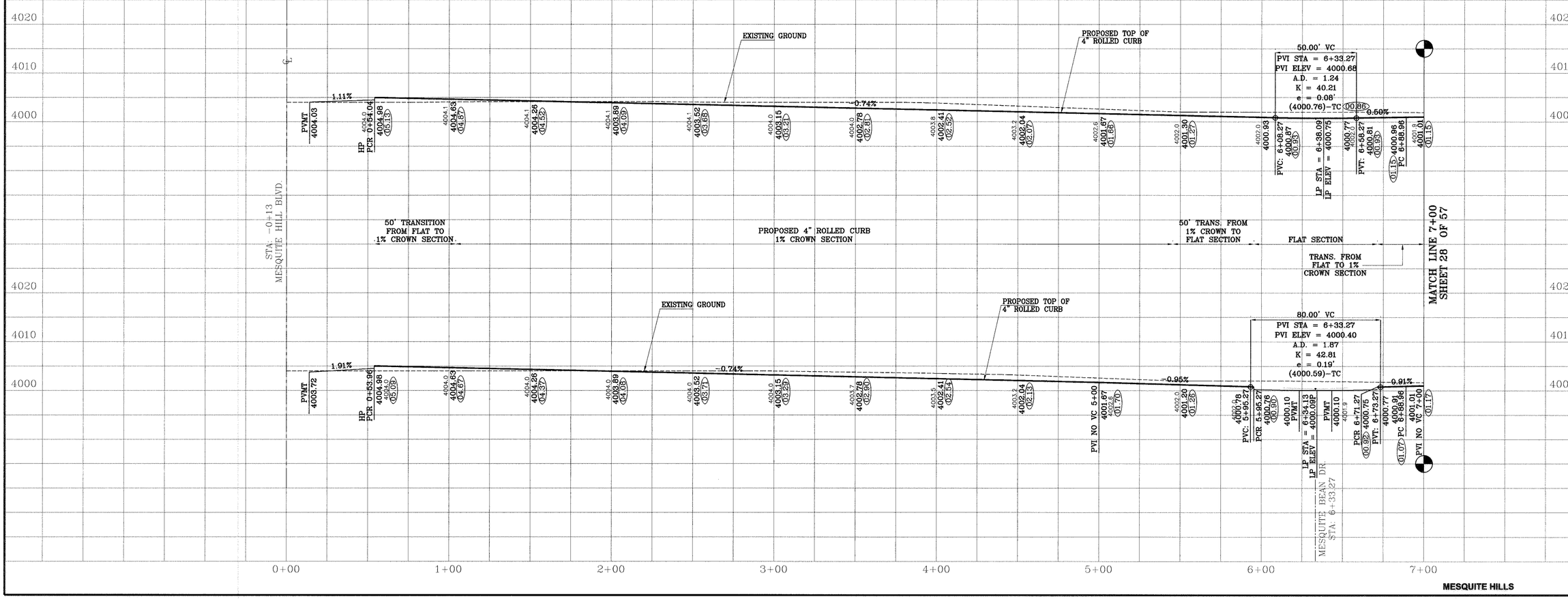
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C11	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C12	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"
C57	28.00	43.98	28.00	39.60	S88°15'15"W	90°00'00"
C58	28.00	43.98	28.00	39.60	S01°44'45"E	90°00'00"

DENOTES AS BUILT CONDITION ONLY



SEE SHEET 15 OF 57 FOR JOGGING PATH-SIDEWALK DETAILS



MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 40.29
CITY DATUM ELEVATION: 4053.70

DATE	REVISIONS	BY
09-18-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	Revise jogging path adjacent to R.O.W. line.	E.F.G.
08-06-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

MESQUITE MIEL DR.

SHT 27 OF 57

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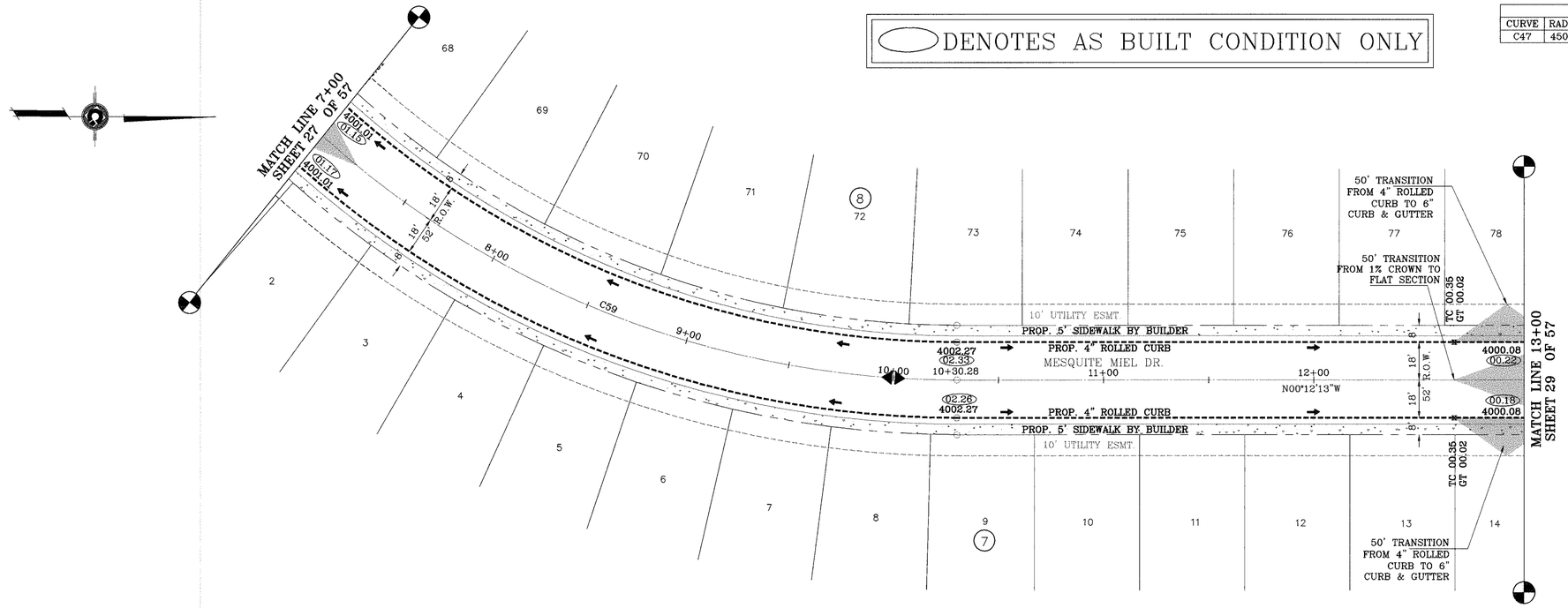
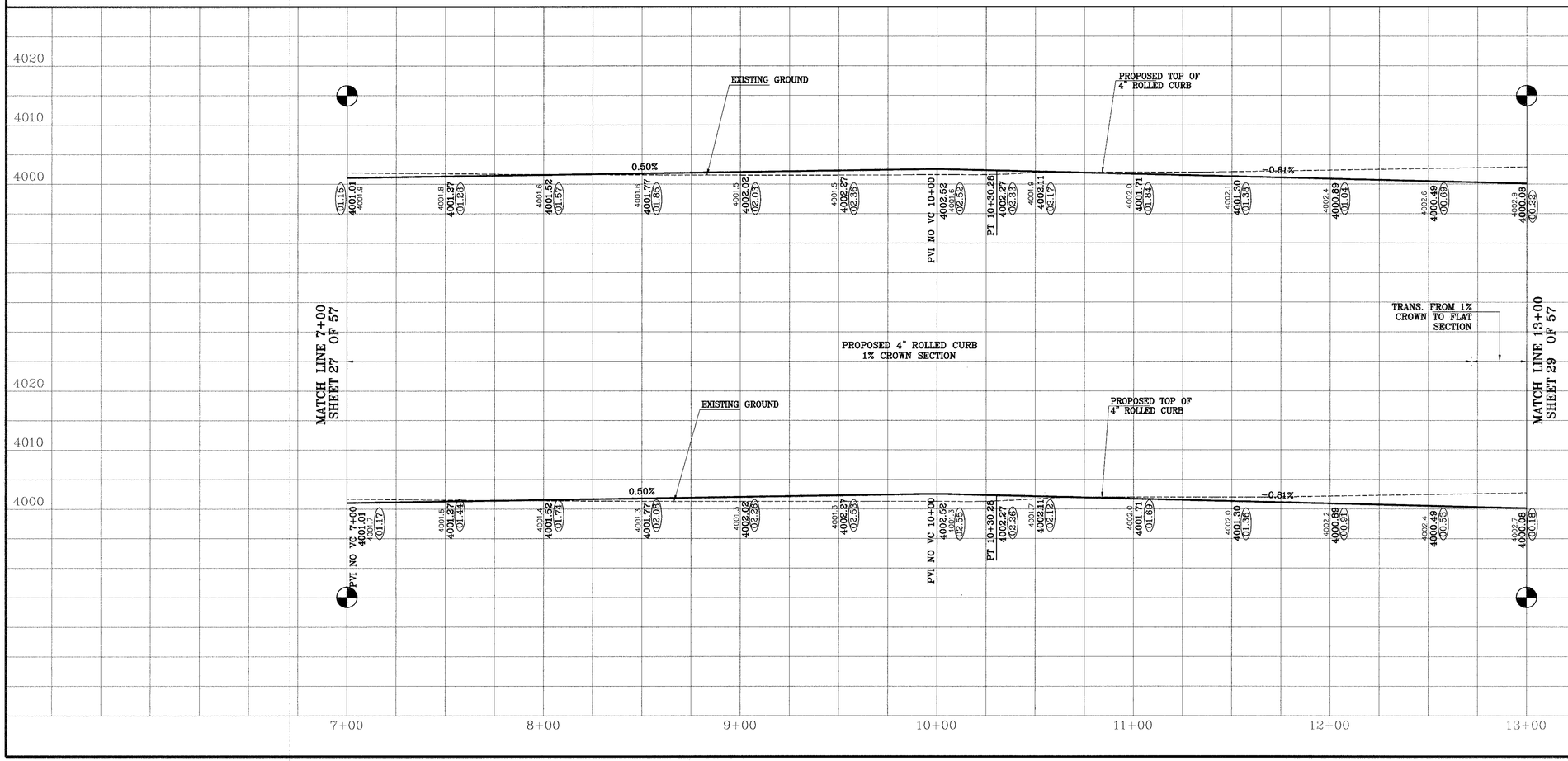
DENOTES AS BUILT CONDITION ONLY

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CORD	BEARING	DELTA
C47	450.00	341.32	179.34	333.19	N21°31'31"E	43°27'28"





MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41 CITY DATUM ELEVATION: 4000.00 (NGS VERSION 1.0.0)
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-18-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
08-06-2007	As Built	F.R.

PROJECT NAME

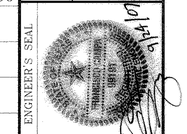
MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

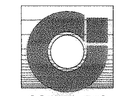
SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936



CONDE INC.

SHEET TITLE

MESQUITE MIEL DR.

SHT 28 OF 57

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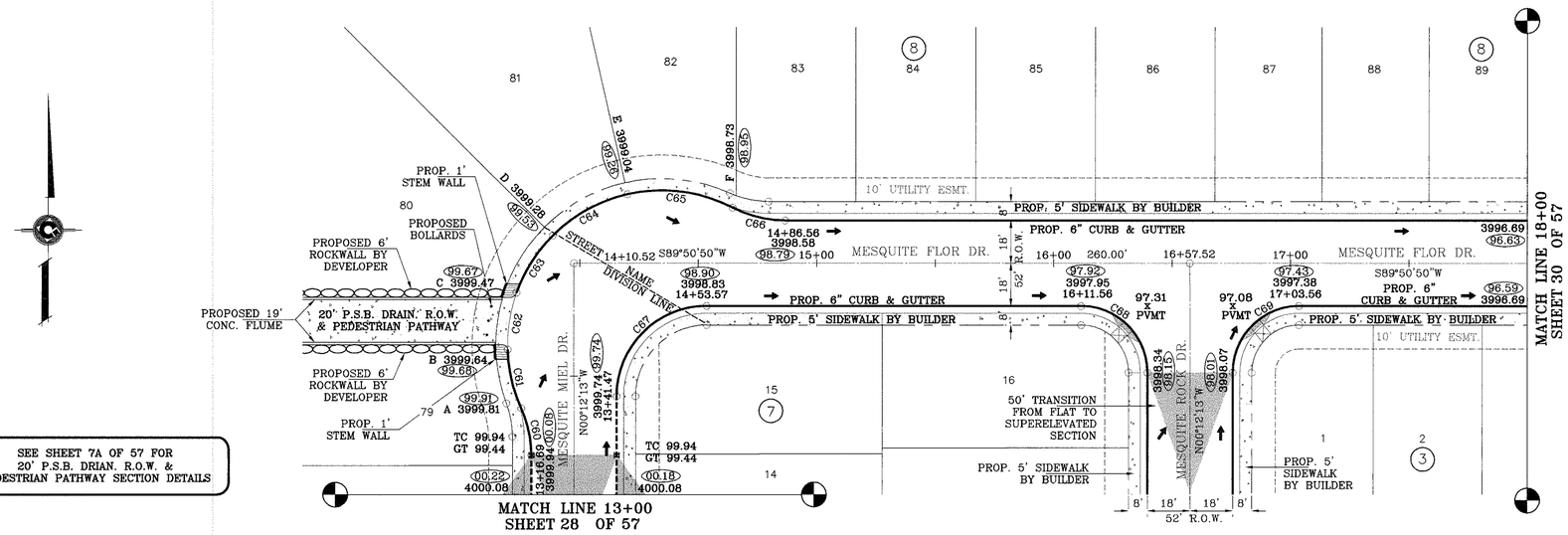
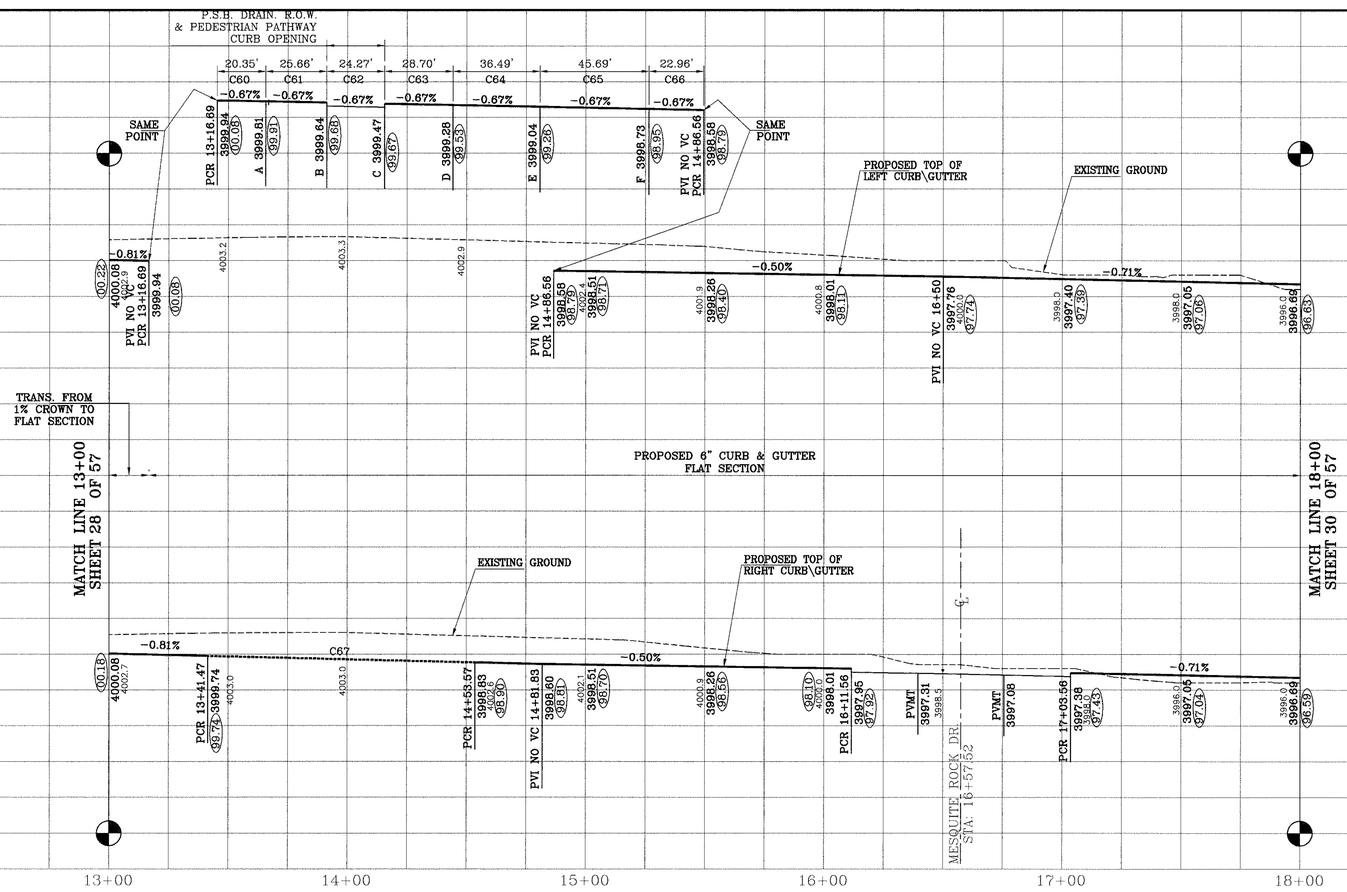
DENOTES AS BUILT CONDITION ONLY



SEE SHEET 7A OF 57 FOR 20' P.S.B. DRIAN. R.O.W. & PEDESTRIAN PATHWAY SECTION DETAILS

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C60	48.00	20.35	10.33	20.19	N12°20'48"W	24°17'09"
C61	65.00	25.66	13.00	25.50	S13°10'44"E	22°37'16"
C62	65.00	24.27	12.28	24.13	S08°49'41"W	21°23'34"
C63	65.00	28.70	14.59	28.46	S32°10'18"W	25°17'40"
C64	65.00	36.49	18.74	36.01	S60°53'57"W	32°09'38"
C65	65.00	45.69	23.83	44.75	N82°53'04"W	40°16'21"
C66	48.00	22.96	11.70	22.74	S76°27'02"E	27°24'17"
C67	38.00	59.72	38.03	53.76	S44°49'18"W	90°03'03"
C68	28.00	43.96	27.98	39.58	N45°10'42"W	89°56'57"
C69	28.00	44.01	28.02	39.62	S44°49'18"W	90°03'03"



BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 1002.28
CITY DATUM ELEVATION: 4002.28

DATE	REVISIONS	BY
09-18-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
12-05-2006	City Redlines as per 12-05-2006.	E.F.G.
08-06-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: E.F.G.
INITIATED BY: F.C.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

SHEET TITLE

MESQUITE MIEL DR.
FROM STA. 13+00 TO STA. 14+10.52

MESQUITE FLOR DR.
FROM STA. 14+10.52 TO STA. 18+00

SHT 29 OF 57

MESQUITE HILLS

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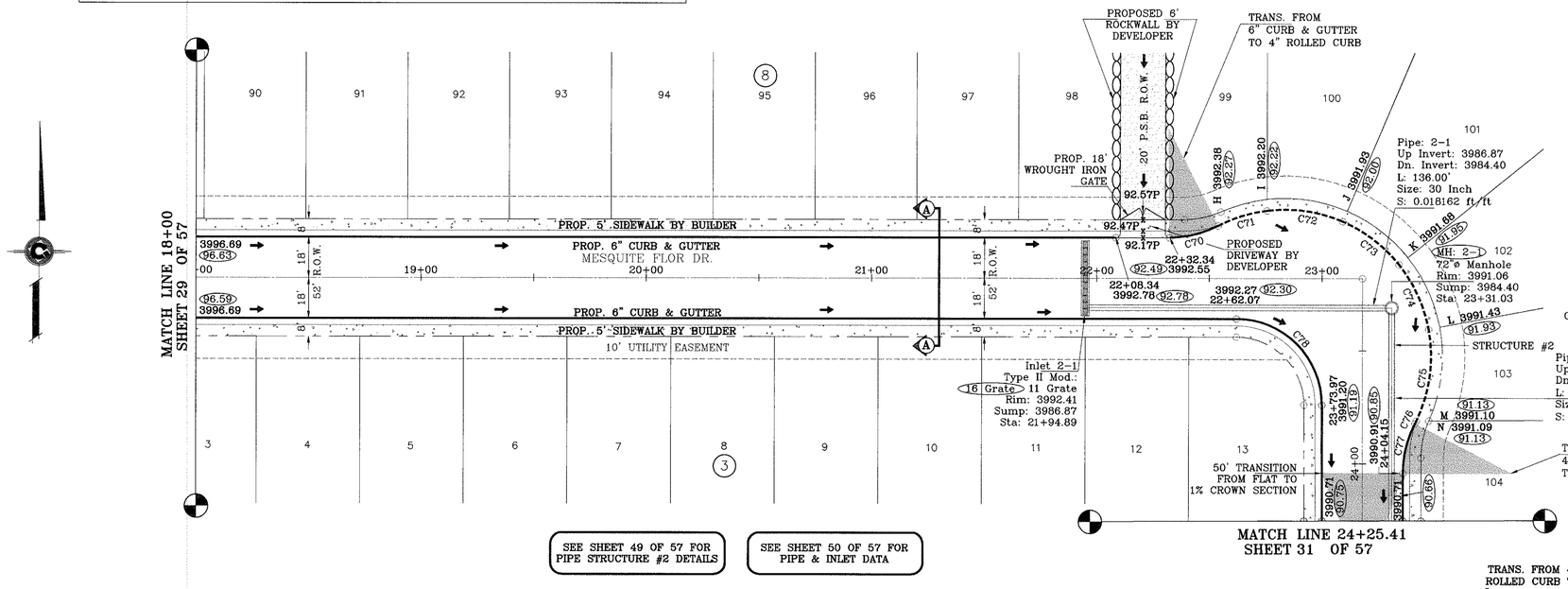
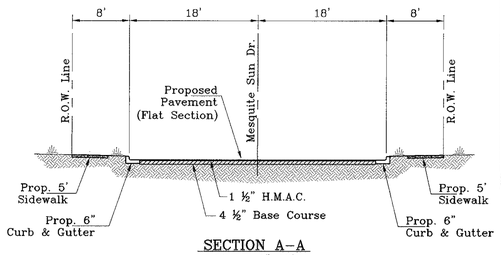
DENOTES AS BUILT CONDITION ONLY

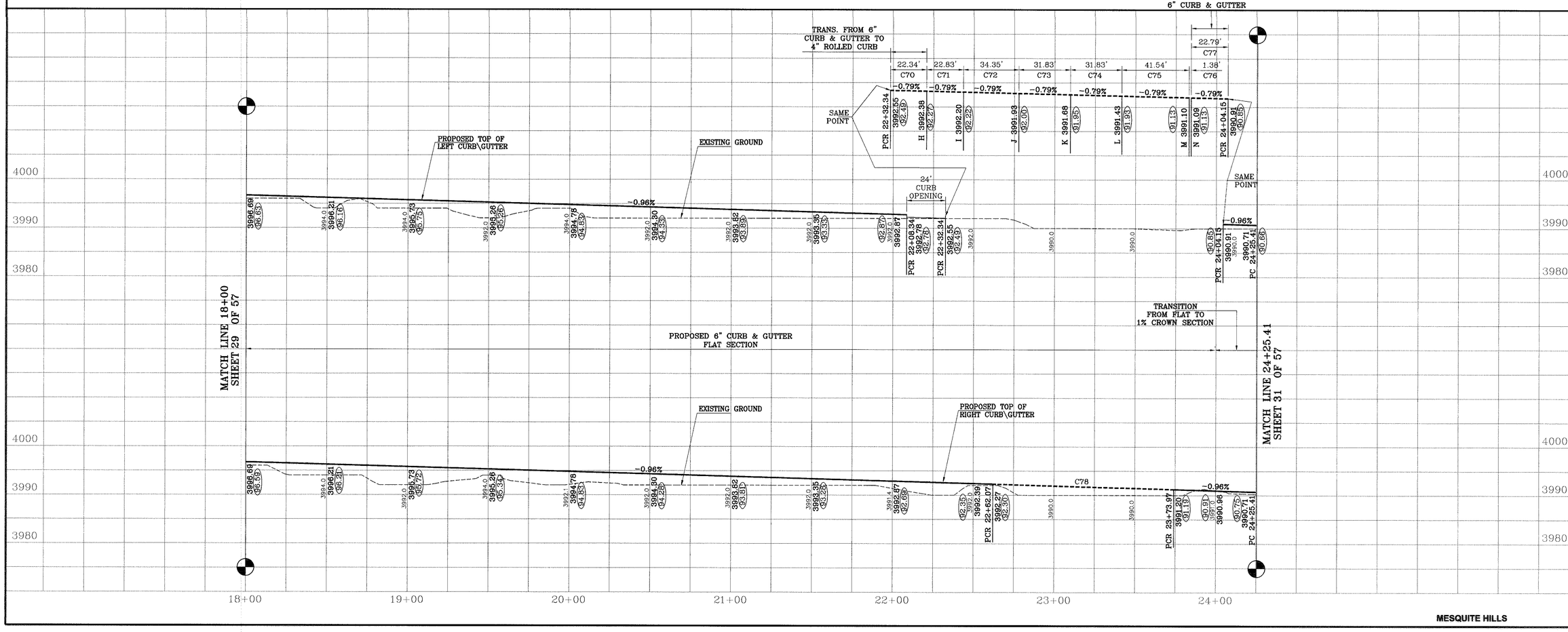


CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C70	48.00	22.34	11.38	22.14	N75°58'33"E	26°39'59"
C71	65.00	22.83	11.54	22.72	S72°42'22"W	20°07'36"
C72	65.00	34.35	17.59	33.95	N82°05'23"W	30°16'54"
C73	65.00	31.83	16.24	31.51	N52°55'11"W	28°03'31"
C74	65.00	31.83	16.24	31.51	N24°51'40"W	28°03'31"
C75	65.00	41.54	21.51	40.84	N07°28'41"E	36°37'10"
C76	65.00	1.38	0.69	1.38	N26°23'40"E	1°12'47"
C77	48.00	22.79	11.61	22.58	S13°23'55"W	27°12'16"
C78	38.00	59.66	37.97	53.72	N45°10'42"W	89°56'57"



SECTION A-A
SCALE: 1"=10'

Q_3 = 53.34 cfs
Q_4 = 108.07 cfs
V = 4.54 fps
D= 0.33 ft



BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# JE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM ELEVATION: 4002.98

REVISIONS		BY
DATE		
09-07-2006	Revise package as per revised plat.	E.F.G.
10-05-2006	City Redlines as per 10-02-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
12-05-2006	City Redlines as per 12-05-2006.	E.F.G.
08-07-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

MESQUITE FLOR DR.

SHT 30 OF 57

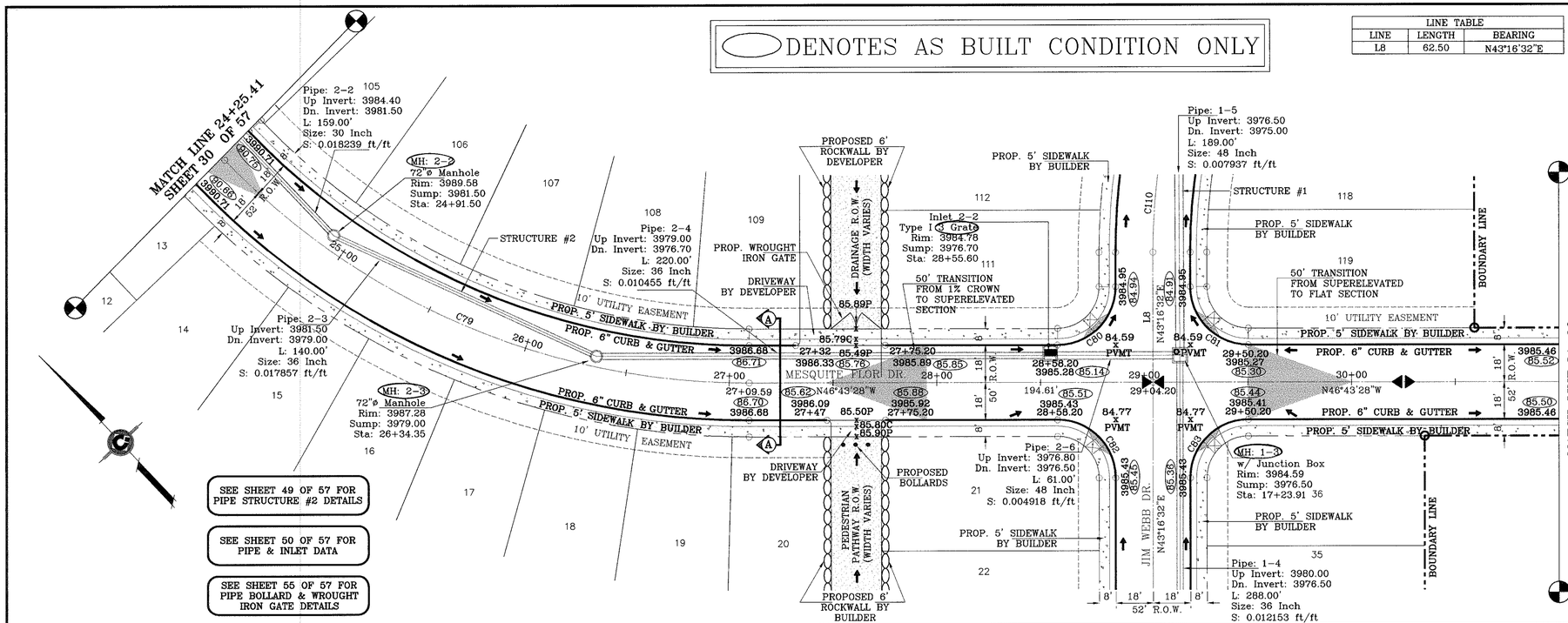
MESQUITE HILLS

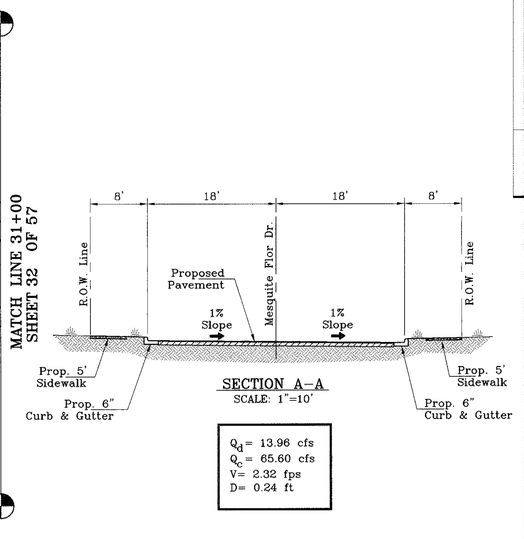
C:\SU\Mesquite Hills-ASBUILT\dwg\MH-PP8-FLOR.dwg, 9/21/2007 4:02:12 PM, 750C.pc3

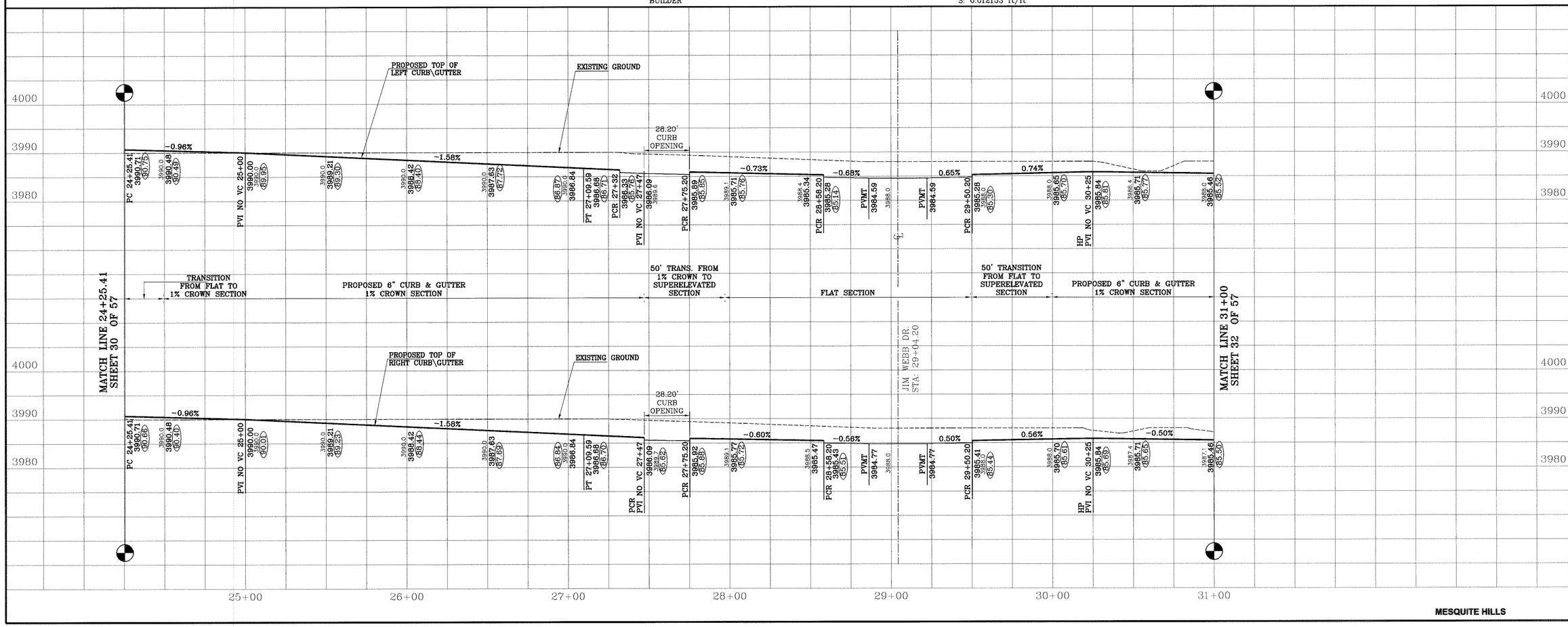
DENOTES AS BUILT CONDITION ONLY

LINE TABLE		
LINE	LENGTH	BEARING
L8	62.50	N43°16'32"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C79	350.00	284.18	150.45	276.44	S23°27'51"E	46°31'15"
C80	28.00	43.98	28.00	39.60	N88°16'32"E	90°00'00"
C81	28.00	43.98	28.00	39.60	S01°43'28"E	90°00'00"
C82	28.00	43.98	28.00	39.60	N01°43'28"W	90°00'00"
C83	28.00	43.98	28.00	39.60	S88°16'32"W	90°00'00"
C110	300.00	60.10	30.15	60.00	S49°00'53"W	11°28'42"







BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-07-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	City Redlines as per 11-01-2006.	E.F.G.
12-06-2006	City Redlines as per 12-05-2006	E.F.G.
04-18-2007	Revise package as per revised plat.	E.F.G.
09-07-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

MESQUITE FLOR DR.

SHT 31 OF 57

MESQUITE HILLS

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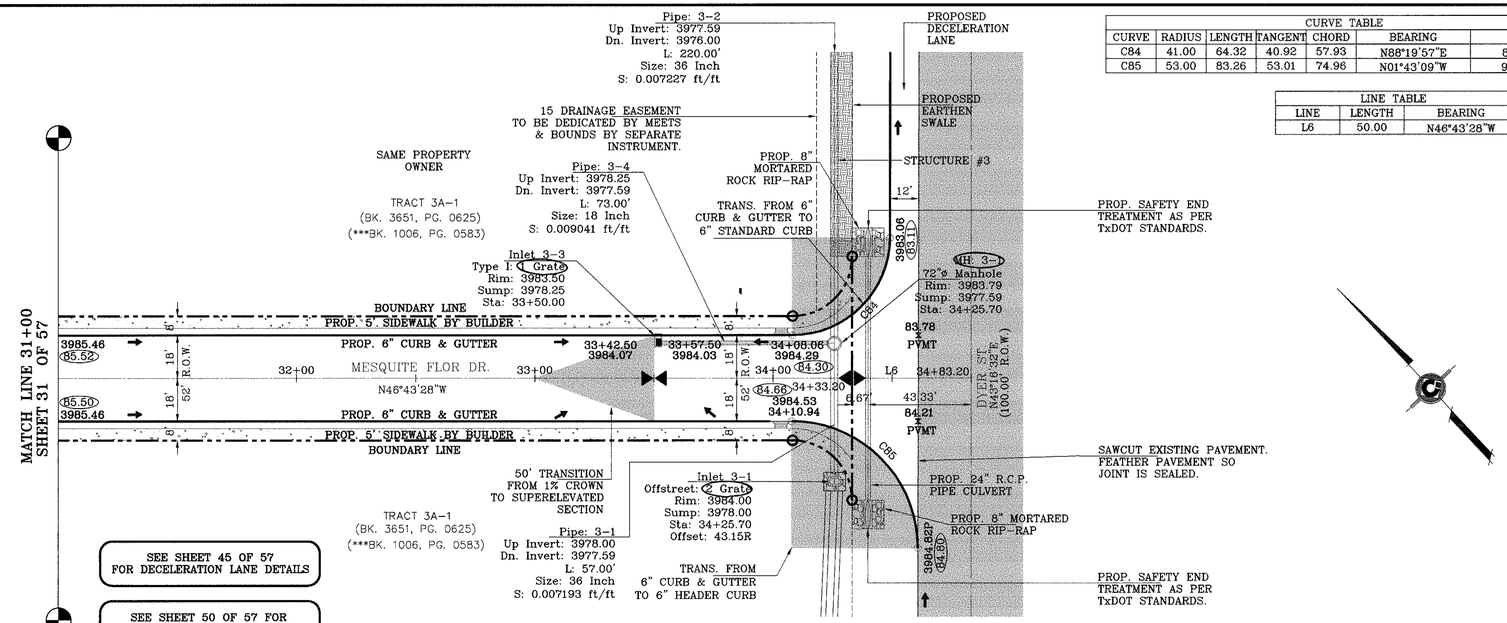
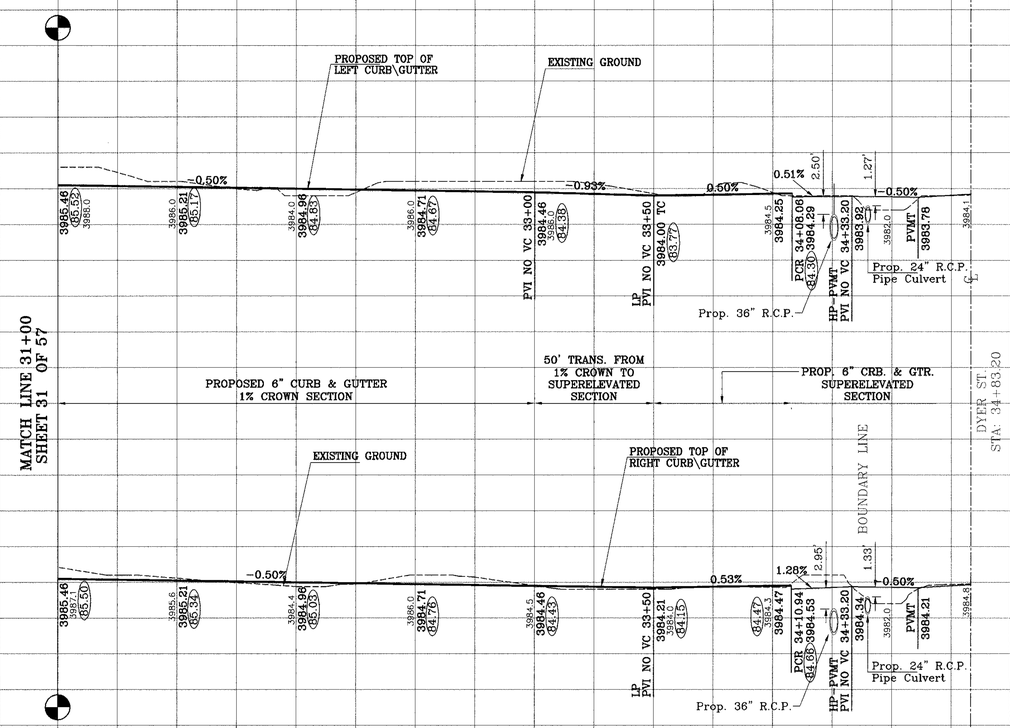


CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C84	41.00	64.32	40.92	57.93	N88°19'57"E	89°53'11"
C85	53.00	83.26	53.01	74.96	N01°43'09"W	90°00'37"

LINE TABLE		
LINE	LENGTH	BEARING
L6	50.00	N46°43'28"W



09-07-2007	As Built	F.R.
03-13-2007	Storm Sewer Structure P3-4 added	F.C.

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER: TBM 1, PID: AC0415 NAVD 88 ELEVATION: 4013.41 CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-07-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	City Redlines as per 11-01-2006.	E.F.G.
11-08-2006	Add 24" R.C.P. Pipe Culvert as per City Redlines. 11-01-2006.	E.F.G.
12-05-2006	City Redlines as per 12-05-2006.	E.F.G.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

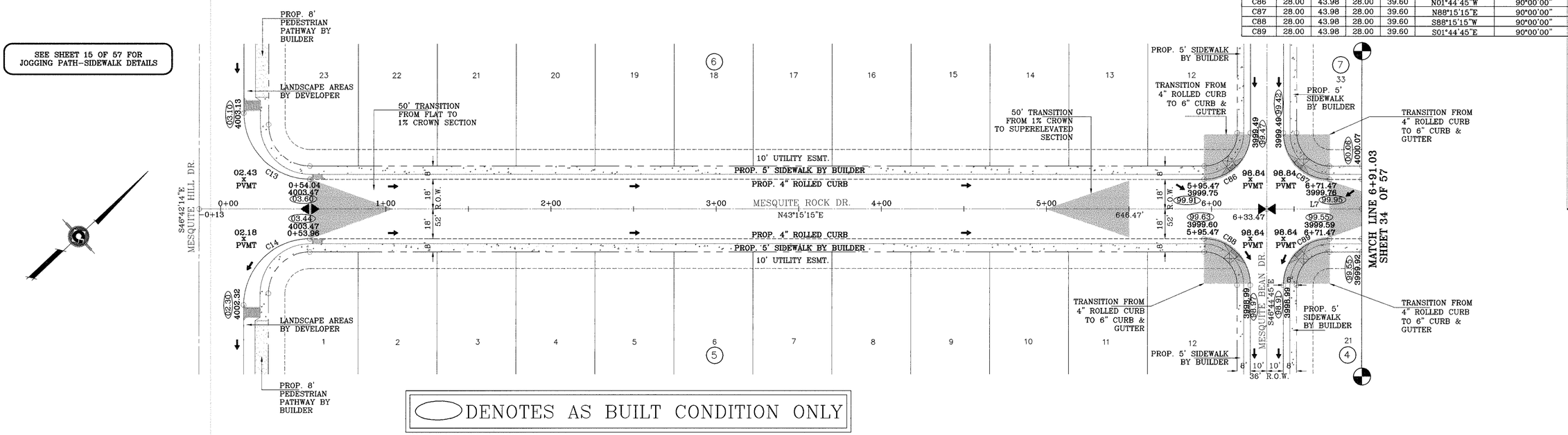
MESQUITE FLOR DR.

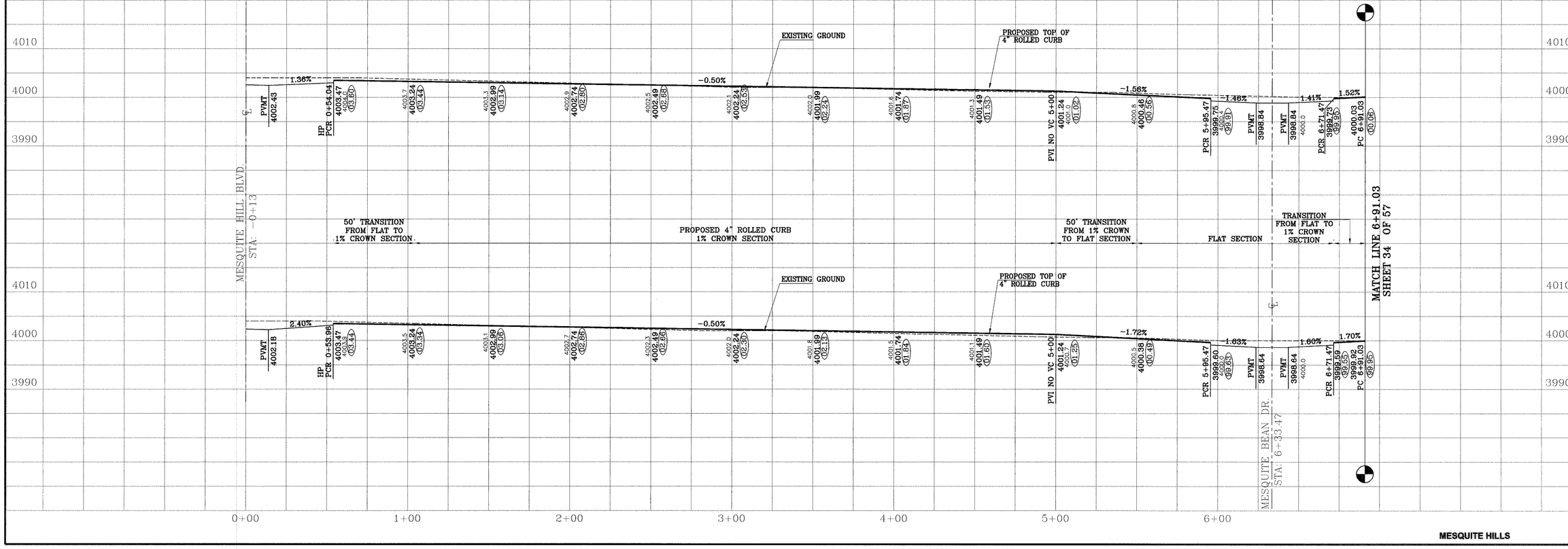
SHT 32 OF 57

LINE TABLE		
LINE	LENGTH	BEARING
L7	57.56	N43°15'15"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C13	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C14	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"
C86	28.00	43.98	28.00	39.60	N01°44'45"W	90°00'00"
C87	28.00	43.98	28.00	39.60	N88°15'15"E	90°00'00"
C88	28.00	43.98	28.00	39.60	S88°15'15"W	90°00'00"
C89	28.00	43.98	28.00	39.60	S01°44'45"E	90°00'00"

SEE SHEET 15 OF 57 FOR JOGGING PATH-SIDEWALK DETAILS





MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 401.41 CITY DATUM CONVERSION: 10.428 CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-18-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	Relocate jogging path adjacent to R.O.W. line.	F.R.
07-23-2007	As Built	

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

SHEET TITLE

MESQUITE ROCK DR.

SHT 33 OF 57

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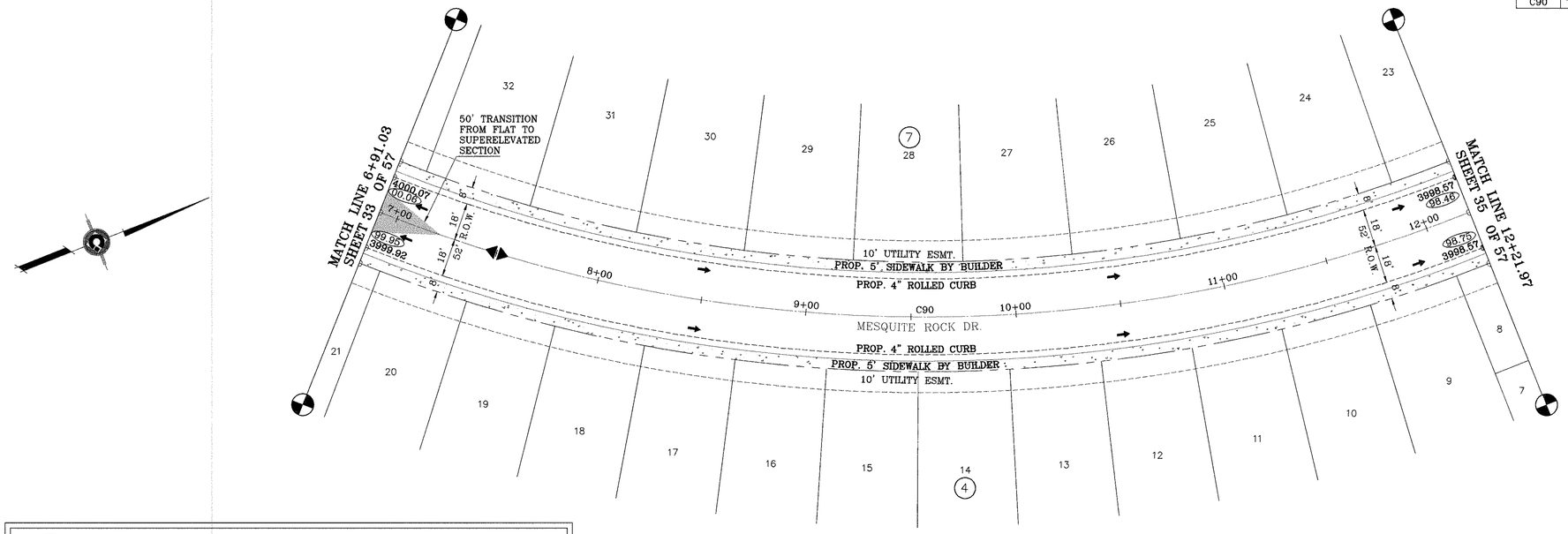
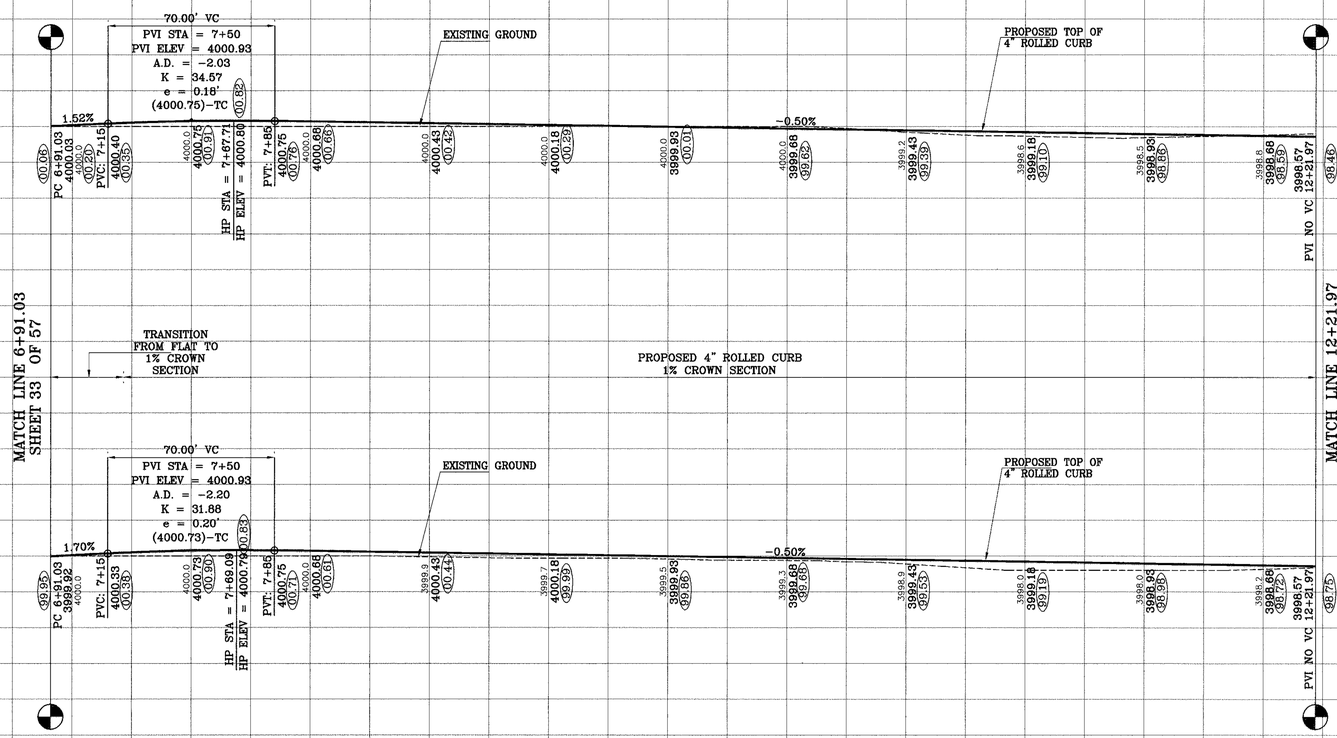
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C90	700.00	530.94	278.97	518.30	N21°31'31"E	43°27'28"



DENOTES AS BUILT CONDITION ONLY



MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY
MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-18-2006	Revise package as per revised plat.	E.F.G.
07-23-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80,
TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

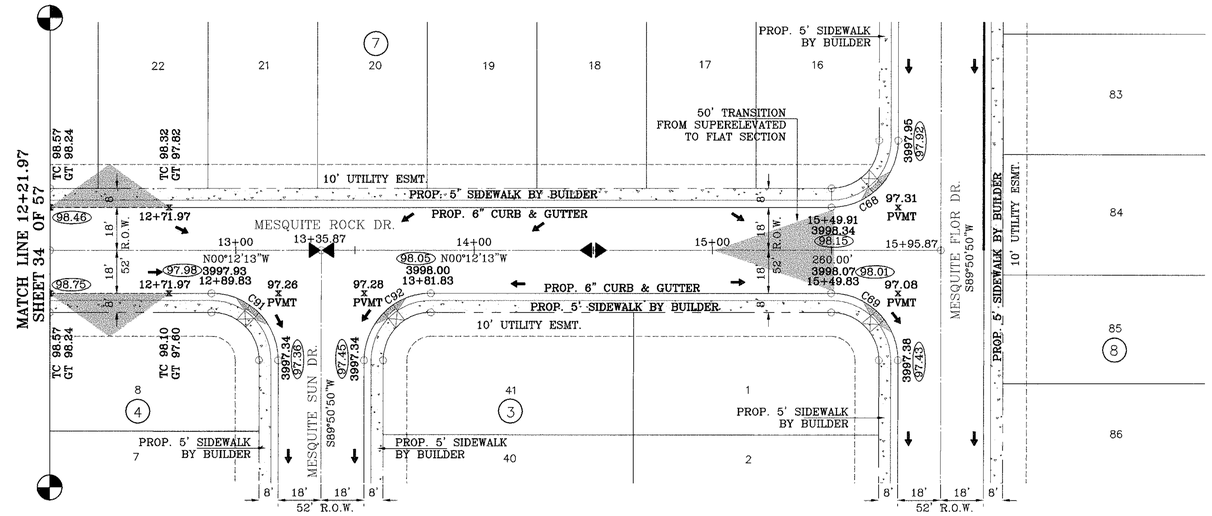
CONDE INC.

SHEET TITLE

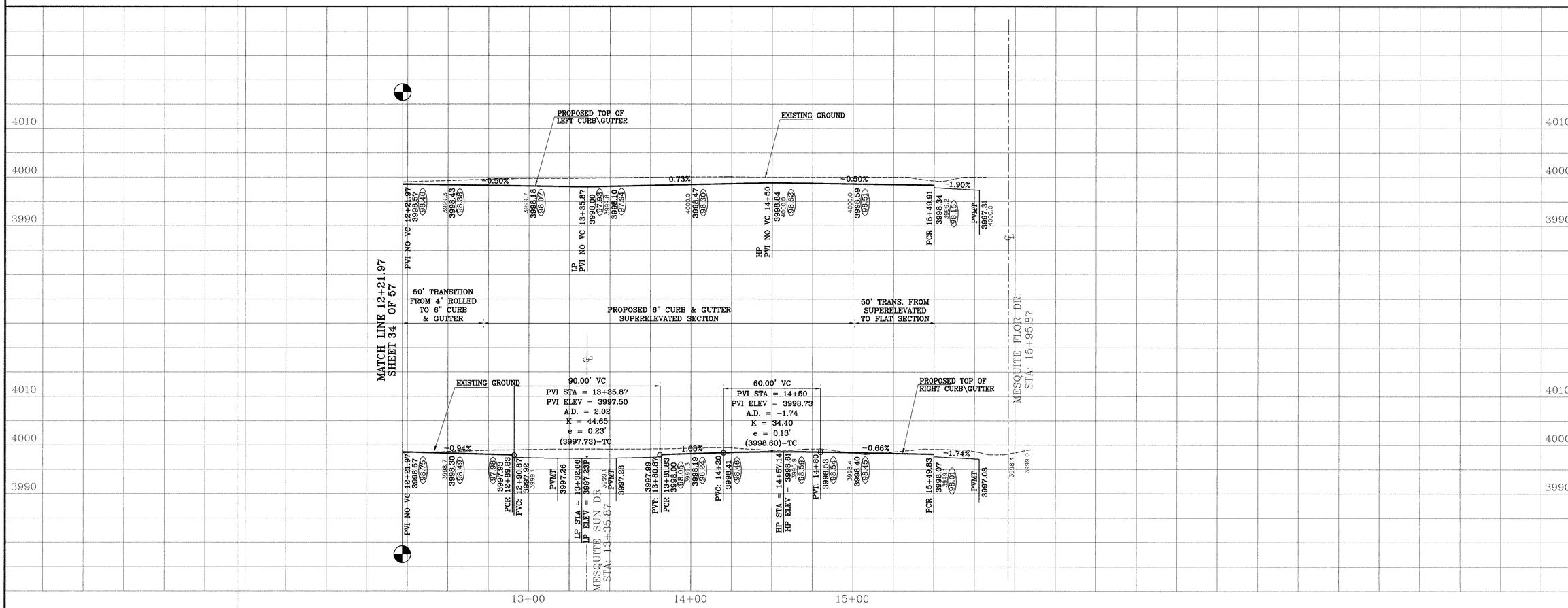
MESQUITE ROCK DR.

SHT 34 OF 57

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C68	28.00	43.96	27.98	39.58	N45°10'42"W	89°56'57"
C69	28.00	44.01	28.02	39.62	S44°49'18"W	90°03'03"
C91	28.00	44.01	28.02	39.62	S44°49'18"W	90°03'03"
C92	28.00	43.96	27.98	39.58	S45°10'42"E	89°56'57"



DENOTES AS BUILT CONDITION ONLY



MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY
MARKER "B 1353", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 1.02
CITY DATUM ELEVATION: 4002.38

DATE	REVISIONS	BY
09-18-2006	Revise package as per revised plat.	E.F.G.
07-23-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-28

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

SHEET TITLE

MESQUITE ROCK DR.

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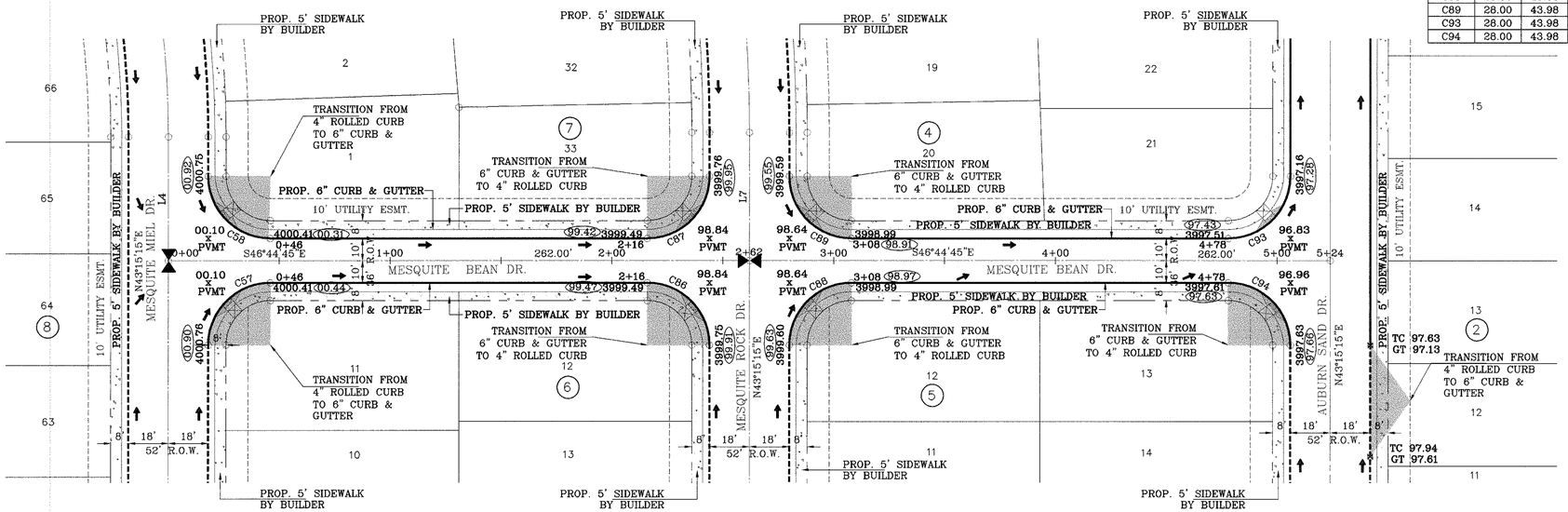
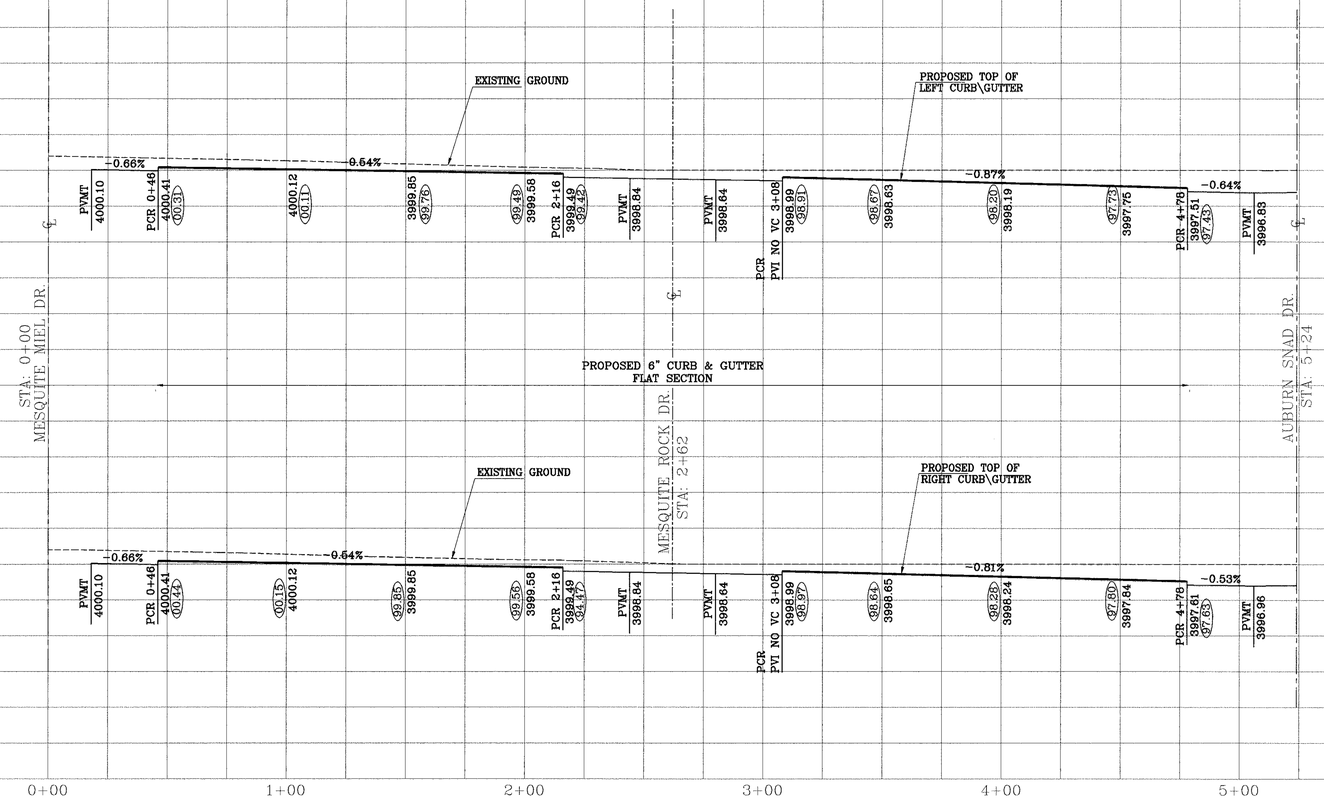
DENOTES AS BUILT CONDITION ONLY



CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C57	28.00	43.98	28.00	39.60	S88°15'15"W	90°00'00"
C58	28.00	43.98	28.00	39.60	S01°44'45"E	90°00'00"
C86	28.00	43.98	28.00	39.60	N01°44'45"W	90°00'00"
C87	28.00	43.98	28.00	39.60	N88°15'15"E	90°00'00"
C88	28.00	43.98	28.00	39.60	S88°15'15"W	90°00'00"
C89	28.00	43.98	28.00	39.60	S01°44'45"E	90°00'00"
C93	28.00	43.98	28.00	39.60	N88°15'15"E	90°00'00"
C94	28.00	43.98	28.00	39.60	N01°44'45"W	90°00'00"



BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1353" (PID DL0149) NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 1.0429
CITY DATUM ELEVATION: 4002.98

REVISIONS		BY
DATE		
09-15-2006	Revise package as per revised plat.	E.F.G.
08-06-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

MESQUITE BEAN DR.

SHT 36 OF 57

MESQUITE HILLS

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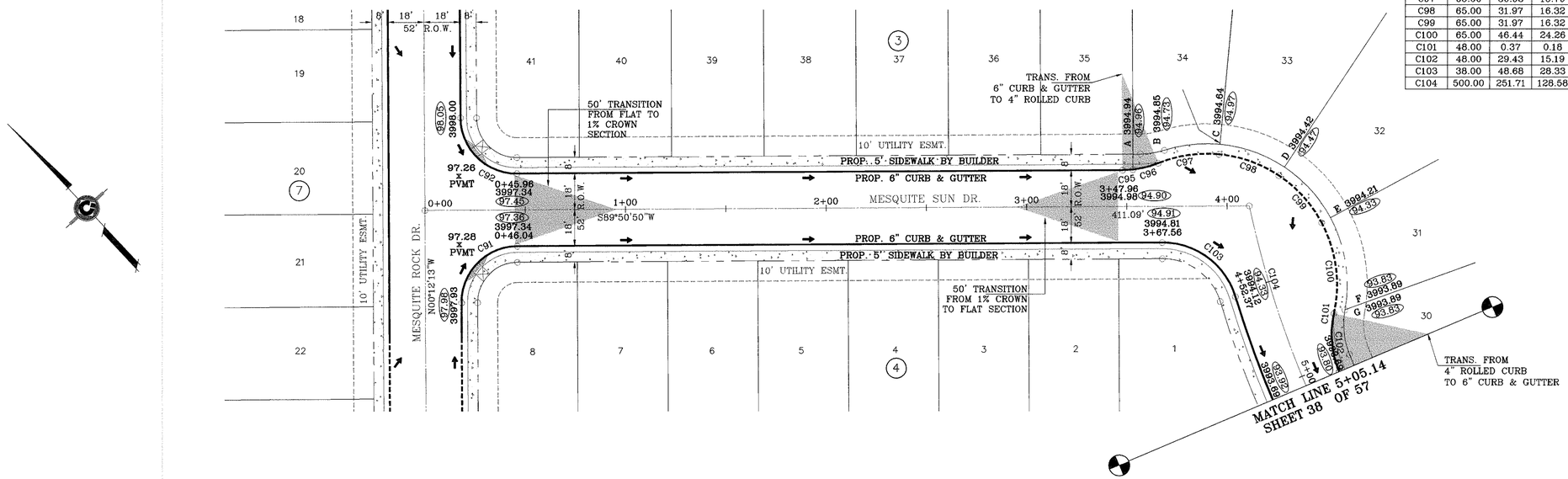
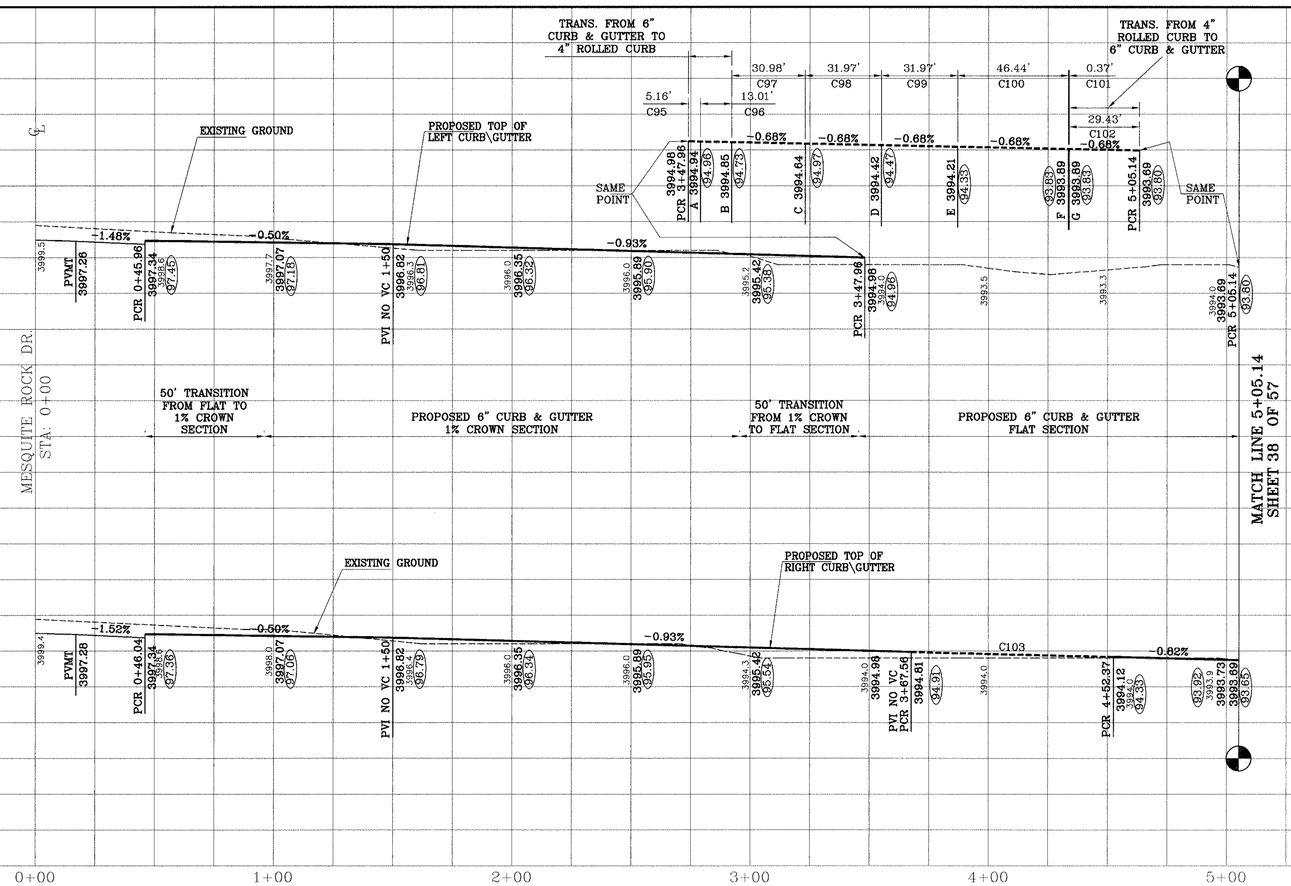
DENOTES AS BUILT CONDITION ONLY



CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C91	28.00	44.01	28.02	39.62	S44°49'18"W	90°03'03"
C92	28.00	43.96	27.98	39.58	S45°10'42"E	89°56'57"
C95	48.00	5.16	2.58	5.16	N86°46'00"E	6°09'39"
C96	48.00	13.01	6.54	12.97	N75°55'20"E	15°31'42"
C97	65.00	30.98	15.79	30.69	S81°48'52"W	27°18'44"
C98	65.00	31.97	16.32	31.65	N70°26'16"W	28°11'00"
C99	65.00	31.97	16.32	31.65	N42°15'16"W	28°11'00"
C100	65.00	46.44	24.26	45.46	N07°41'37"W	40°56'19"
C101	48.00	0.37	0.18	0.37	S12°33'24"W	0°26'18"
C102	48.00	29.43	15.19	28.97	S05°13'40"E	35°07'50"
C103	38.00	48.68	28.33	45.42	N53°26'59"W	73°24'22"
C104	500.00	251.71	128.56	249.06	S26°26'15"E	28°50'37"



MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: -10.429
CITY DATUM ELEVATION: 4002.98

REVISIONS		
DATE		BY
09-07-2006	Revise package as per revised plat.	E.F.G.
07-25-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

SHEET TITLE

MESQUITE SUN DR.

SHT 37 OF 57

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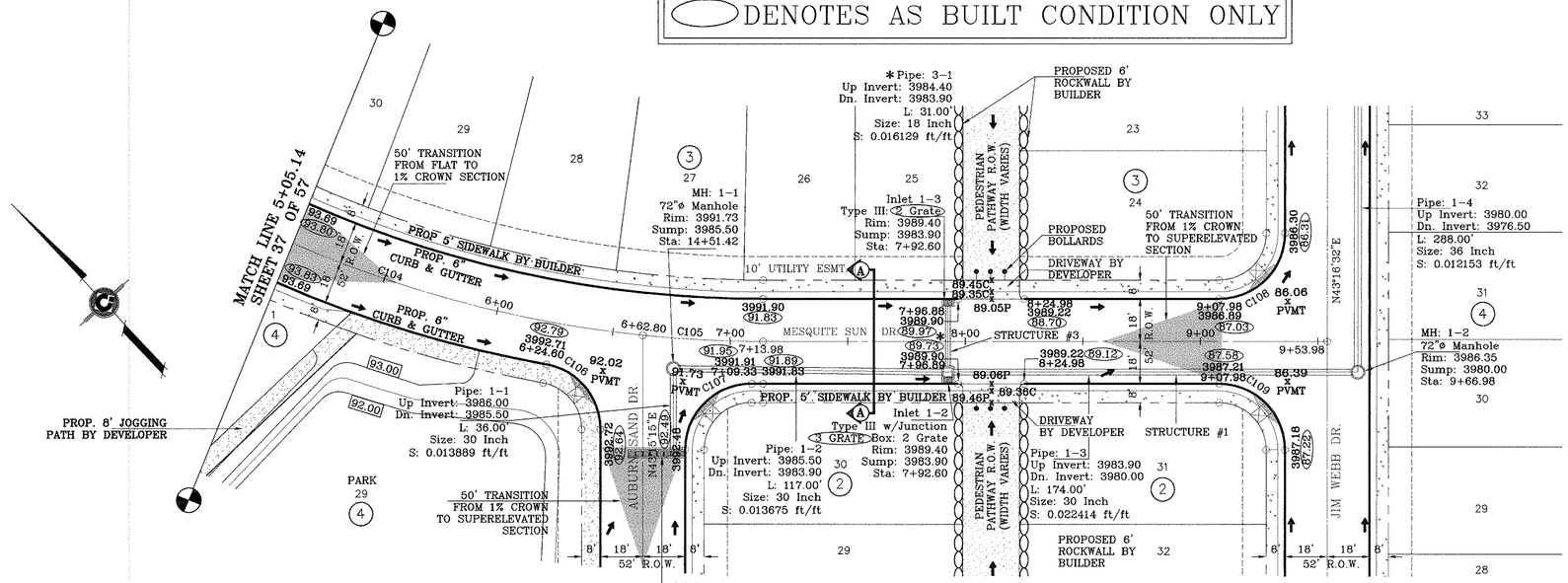
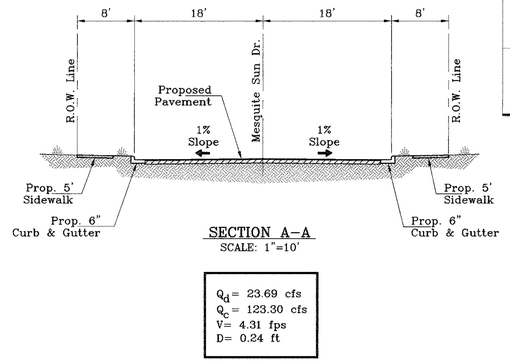
DENOTES AS BUILT CONDITION ONLY

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C104	500.00	251.71	128.58	249.06	S26°26'15"E	28°50'37"
C105	500.00	51.18	25.61	51.16	S43°47'31"E	5°51'55"
C106	28.00	38.97	23.39	35.90	N03°23'09"E	79°44'13"
C107	28.00	44.25	28.27	39.79	S88°31'52"W	90°33'14"
C108	28.00	43.98	28.00	39.60	N88°16'32"E	90°00'00"
C109	28.00	43.98	28.00	39.60	N01°43'28"W	90°00'00"





SECTION A-A
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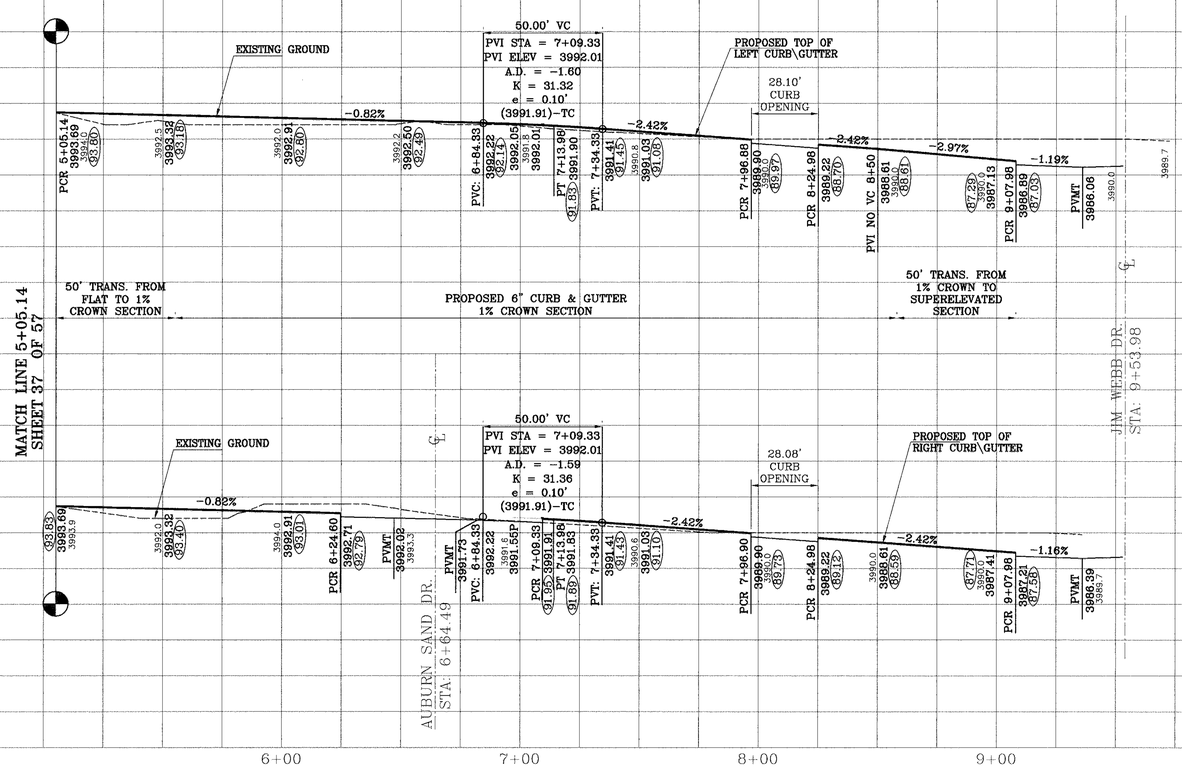
Q_c = 123.30 cfs
V= 4.31 fps
D= 0.24 ft



MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM ELEVATION: 4062.34

REVISIONS		BY
DATE		
09-07-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
04-18-2007	Revise package as per plat.	E.F.G.
07-26-2007	As Built	F.R.

PROJECT NAME

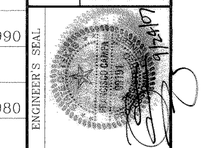
MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

MESQUITE SUN DR.

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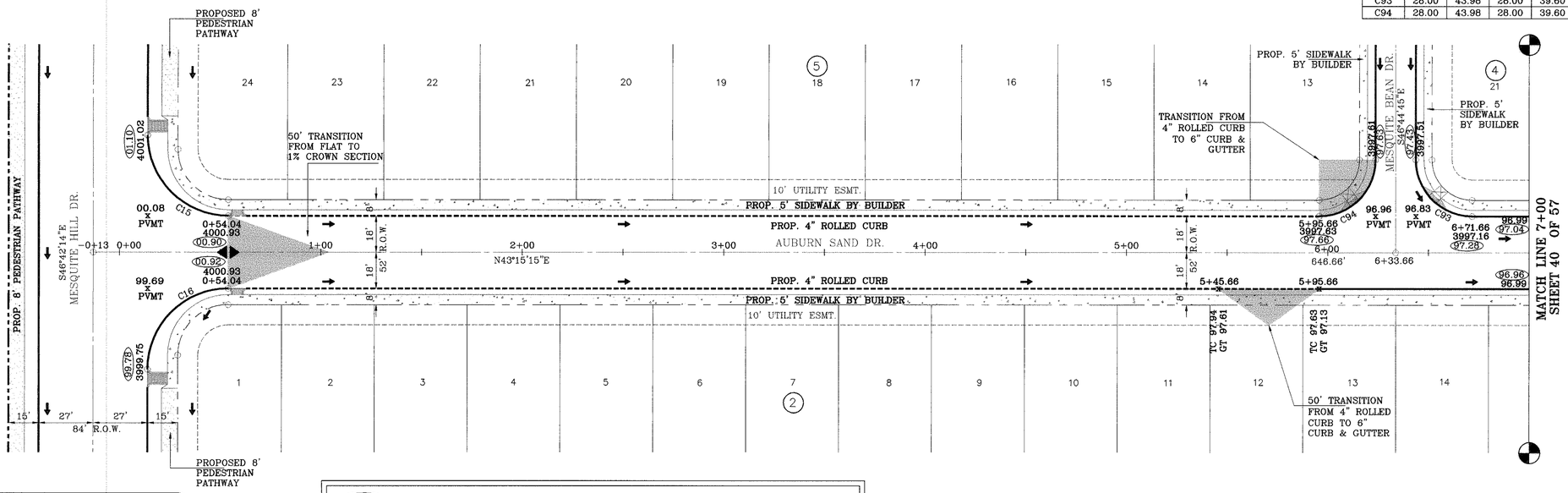
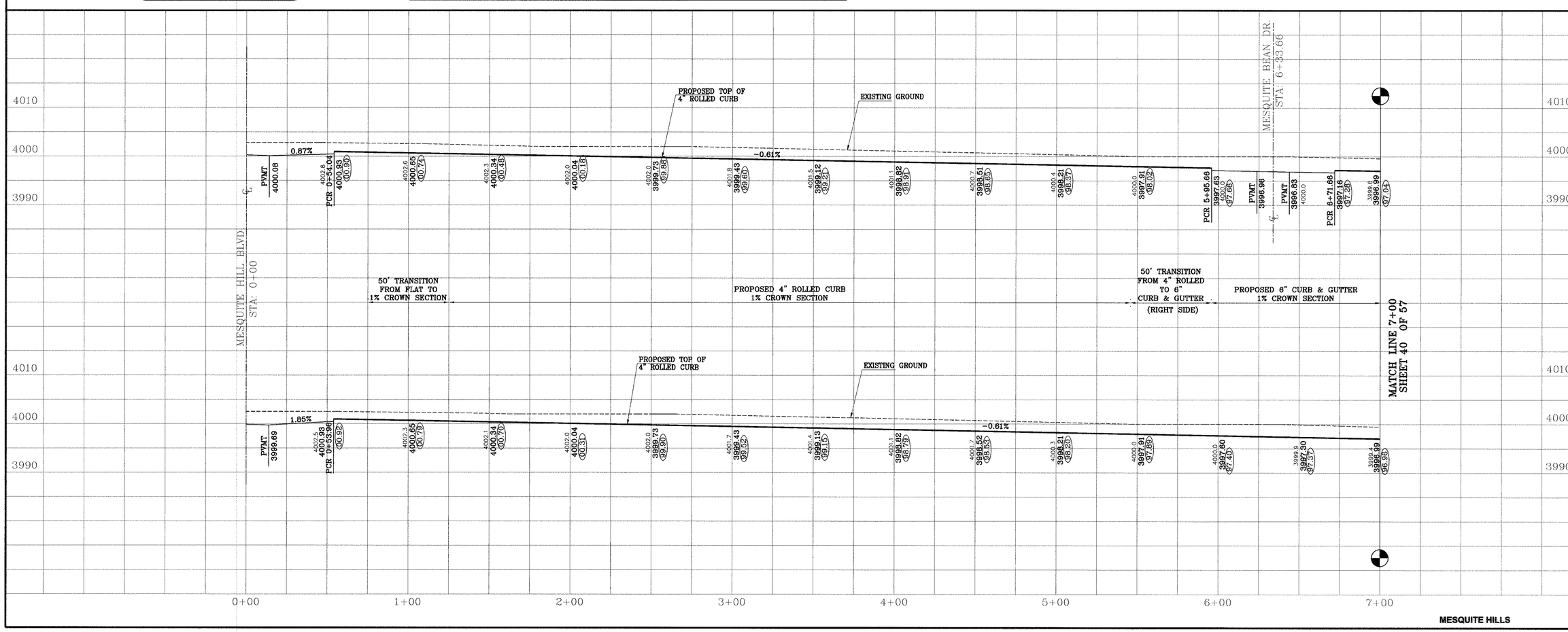
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C15	40.00	62.86	40.03	56.59	N88°16'31"E	90°02'31"
C16	40.00	62.80	39.97	56.55	S01°43'29"E	89°57'29"
C93	28.00	43.98	28.00	39.60	N88°15'15"E	90°00'00"
C94	28.00	43.98	28.00	39.60	N01°44'45"W	90°00'00"



SEE SHEET 55 OF 57 FOR JOGGING PATH-SIDEWALK DETAILS

DENOTES AS BUILT CONDITION ONLY



BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-07-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	Relocate jogging path adjacent to R.O.W. line.	E.F.G.
07-23-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1" =30'
Vert: 1" =10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

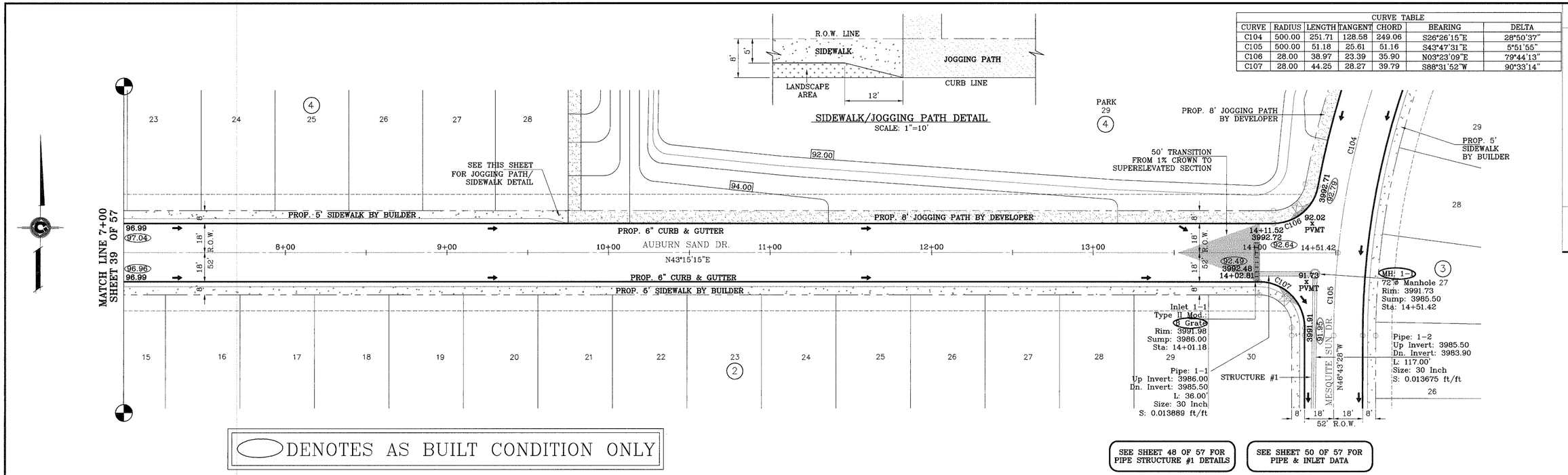
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GIS
1790 LEE TREVINO DR. STE. 400
EL PASO, TEXAS 79936

SHEET TITLE

AUBURN SAND DR.

C:\SU\Mesquite Hills-ASBUILT\dwg\MH-PP12-AUBURN.dwg, 9/20/2007 3:33:44 PM, 750C.pc3

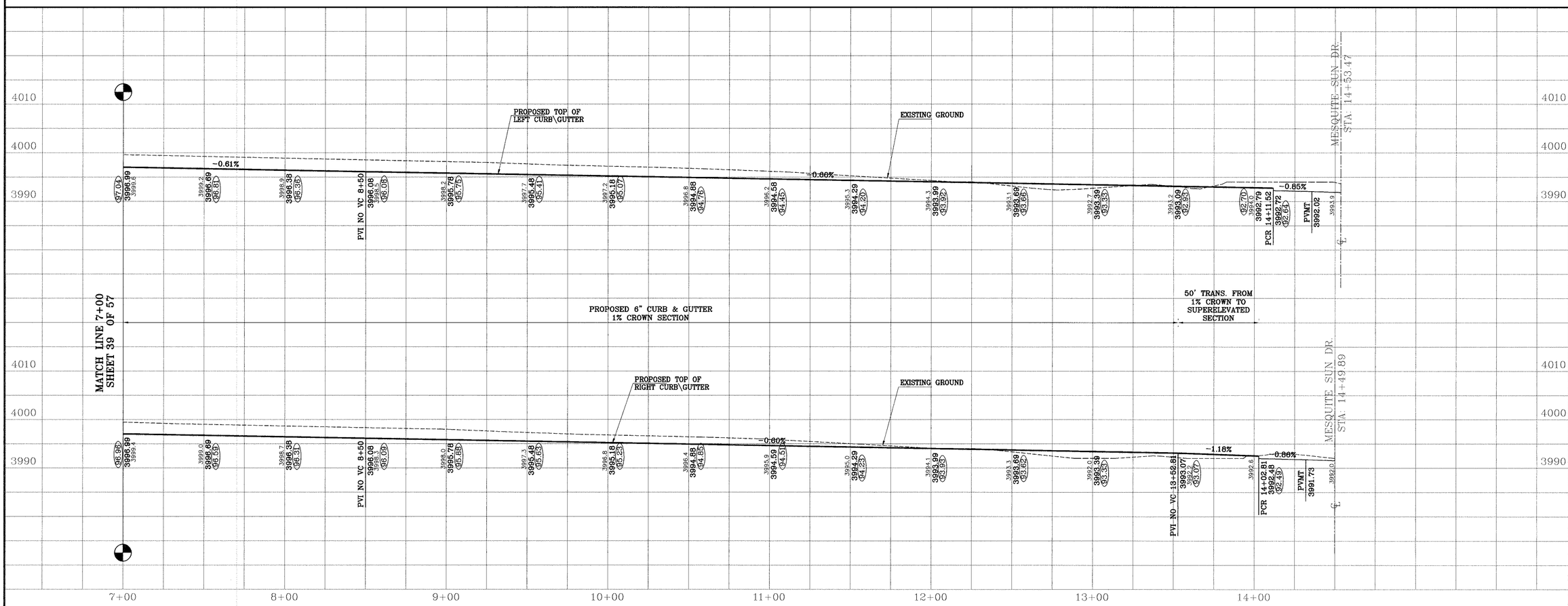
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C104	500.00	251.71	128.58	249.06	S26°26'15"E	28°50'37"
C105	500.00	51.18	25.61	51.16	S43°47'31"E	5°51'55"
C106	28.00	38.97	23.39	35.90	N03°23'09"E	79°44'13"
C107	28.00	44.25	28.27	39.79	S88°31'52"W	90°33'14"



DENOTES AS BUILT CONDITION ONLY

SEE SHEET 48 OF 57 FOR PIPE STRUCTURE #1 DETAILS

SEE SHEET 50 OF 57 FOR PIPE & INLET DATA



MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1353", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 402.48
CITY DATUM ELEVATION: 4002.48

DATE	REVISIONS	BY
09-07-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
07-23-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

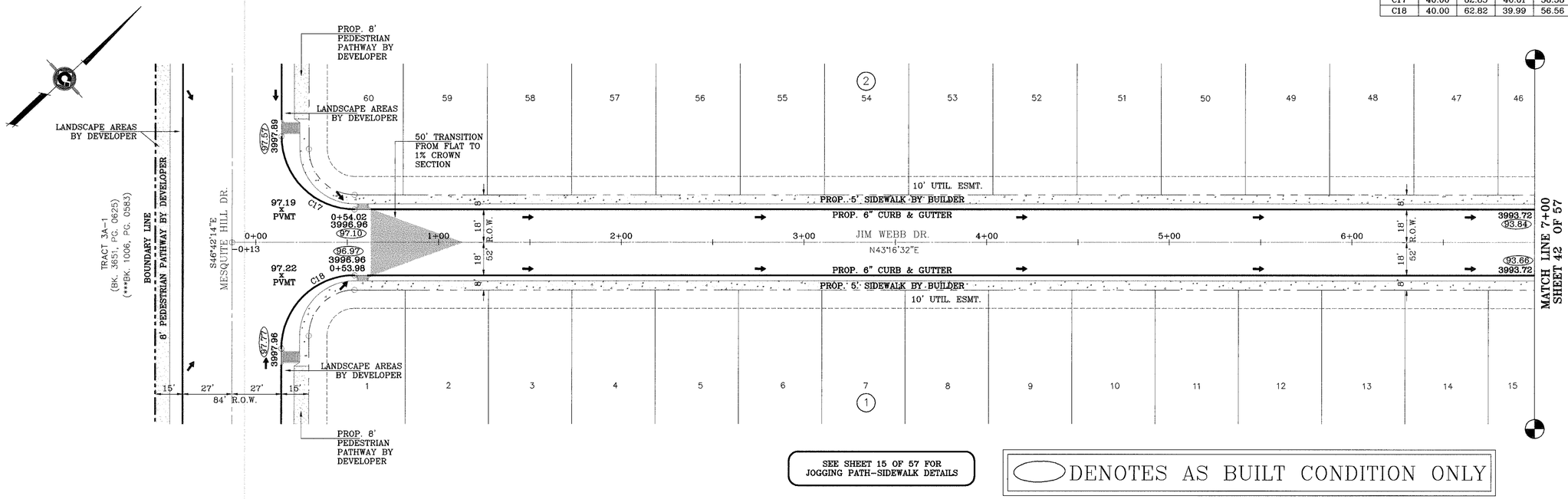
SHEET TITLE

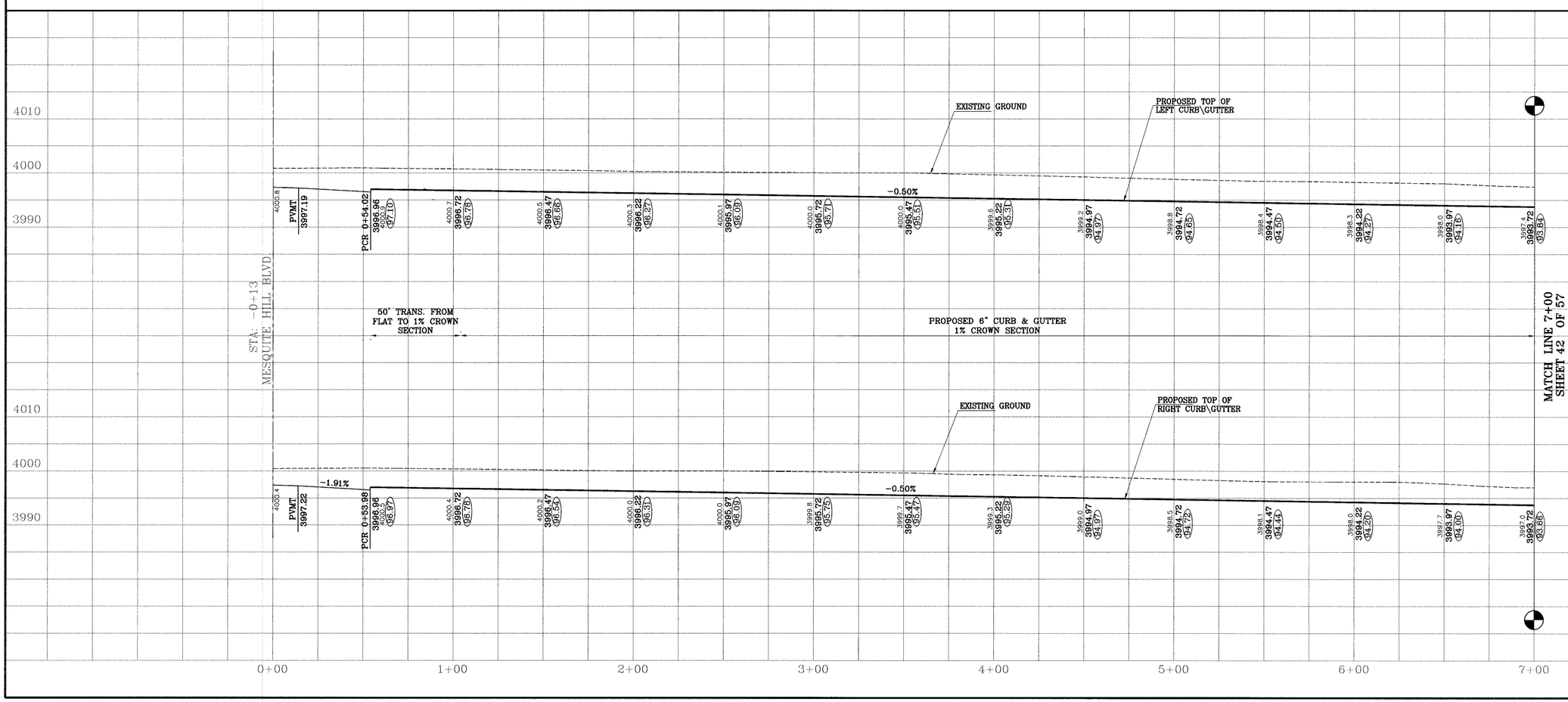
AUBURN SAND DR.

SHT 40 OF 57

C:\SU\Mesquite Hills-ASBUILT\dwg\MH-PP12-AUBURN.dwg, 9/20/2007 3:34:31 PM, 750C.pc3

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C17	40.00	62.85	40.01	56.58	N88°17'09"E	90°01'14"
C18	40.00	62.82	39.99	56.56	S01°42'51"E	89°58'46"





BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: -10.429
CITY DATUM ELEVATION: 4002.98

DATE:	REVISIONS	BY
09-12-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	Relocate jogging path adjacent to R.O.W. line.	E.F.G.
07-20-2007	City Redlines as per 11-01-2006.	E.F.G.
07-30-2007	AS BUILT	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

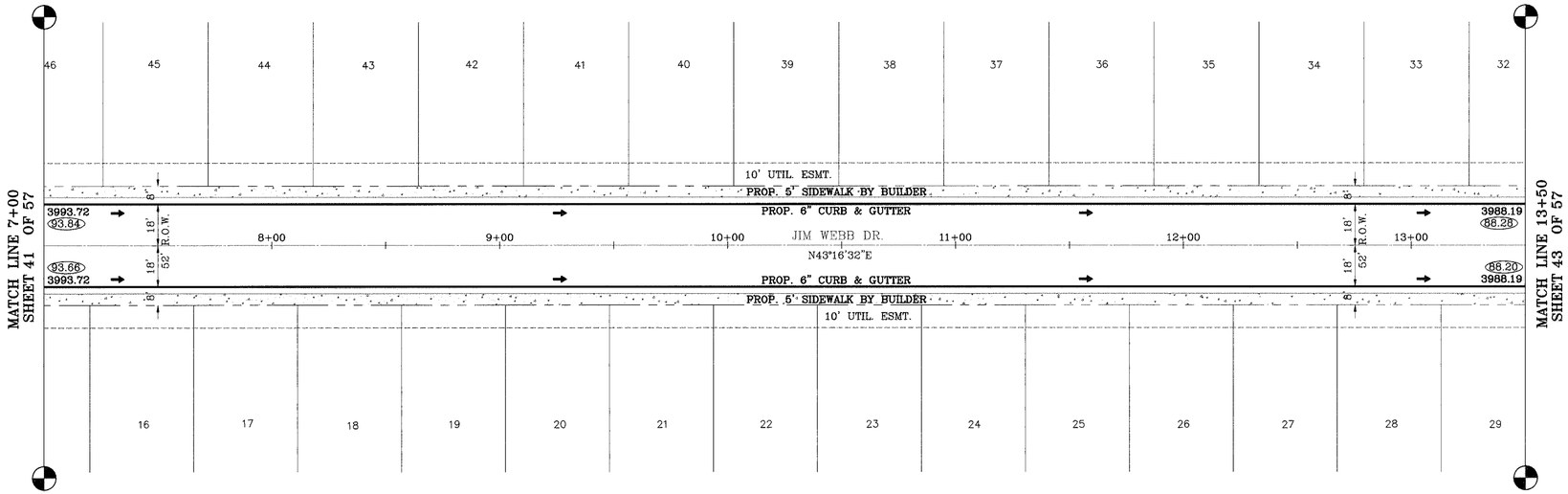
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

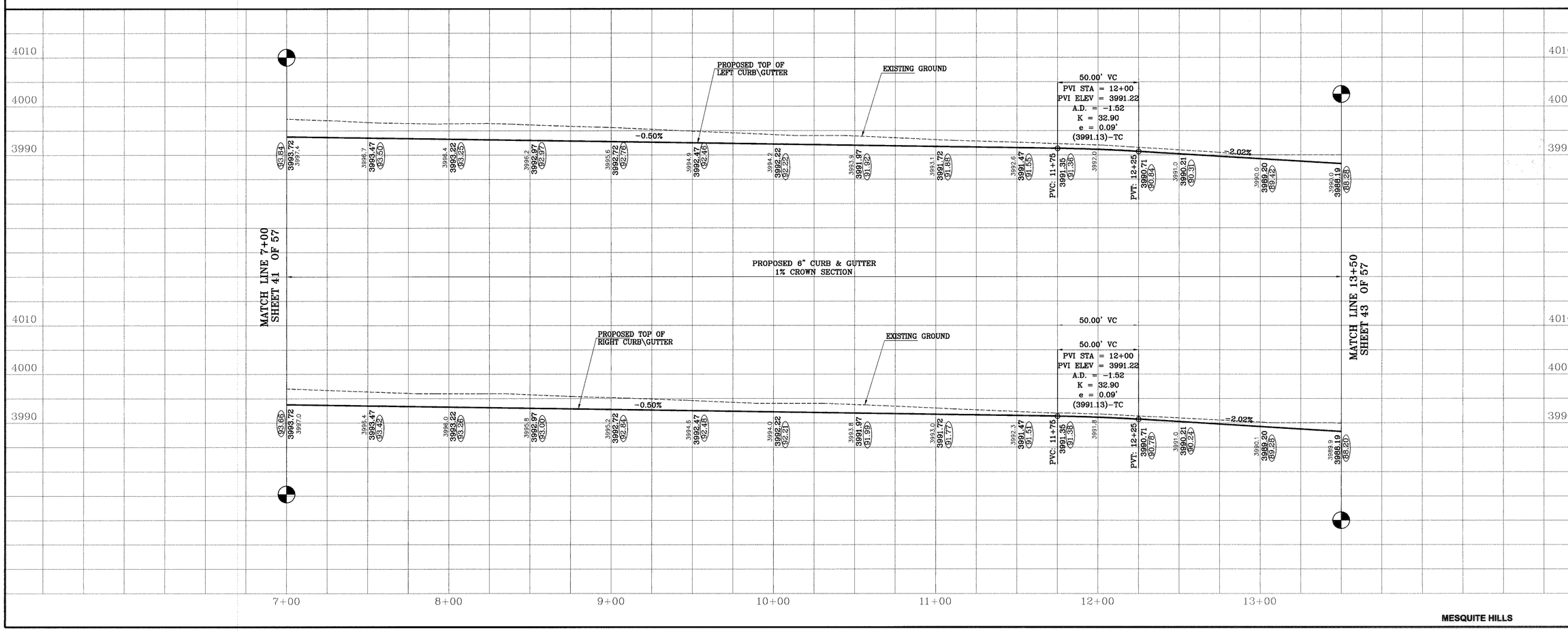
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

JIM WEBB DR.



DENOTES AS BUILT CONDITION ONLY



MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 1.42
CITY DATUM ELEVATION: 4002.28

DATE	REVISIONS	BY
09-12-2006	Revise package as per revised plat.	E.F.G.
07-20-2007	AS BUILT	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-28

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

JIM WEBB DR.

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DENOTES AS BUILT CONDITION ONLY

LINE TABLE		
LINE	LENGTH	BEARING
L9	21.10	N43°16'32"E

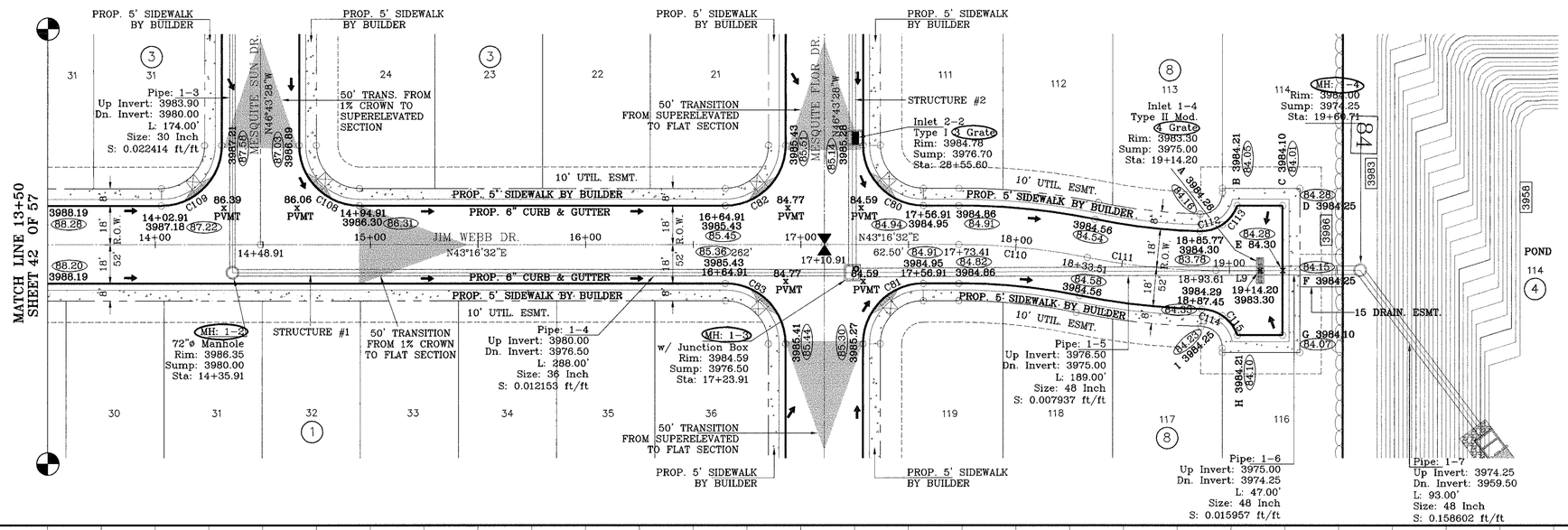
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C80	28.00	43.98	28.00	39.60	N88°16'32"E	90°00'00"
C81	28.00	43.98	28.00	39.60	S01°43'28"E	90°00'00"
C82	28.00	43.98	28.00	39.60	N01°43'28"W	90°00'00"
C83	28.00	43.98	28.00	39.60	S88°16'32"W	90°00'00"
C108	28.00	43.98	28.00	39.60	N88°16'32"E	90°00'00"
C109	28.00	43.98	28.00	39.60	N01°43'28"W	90°00'00"

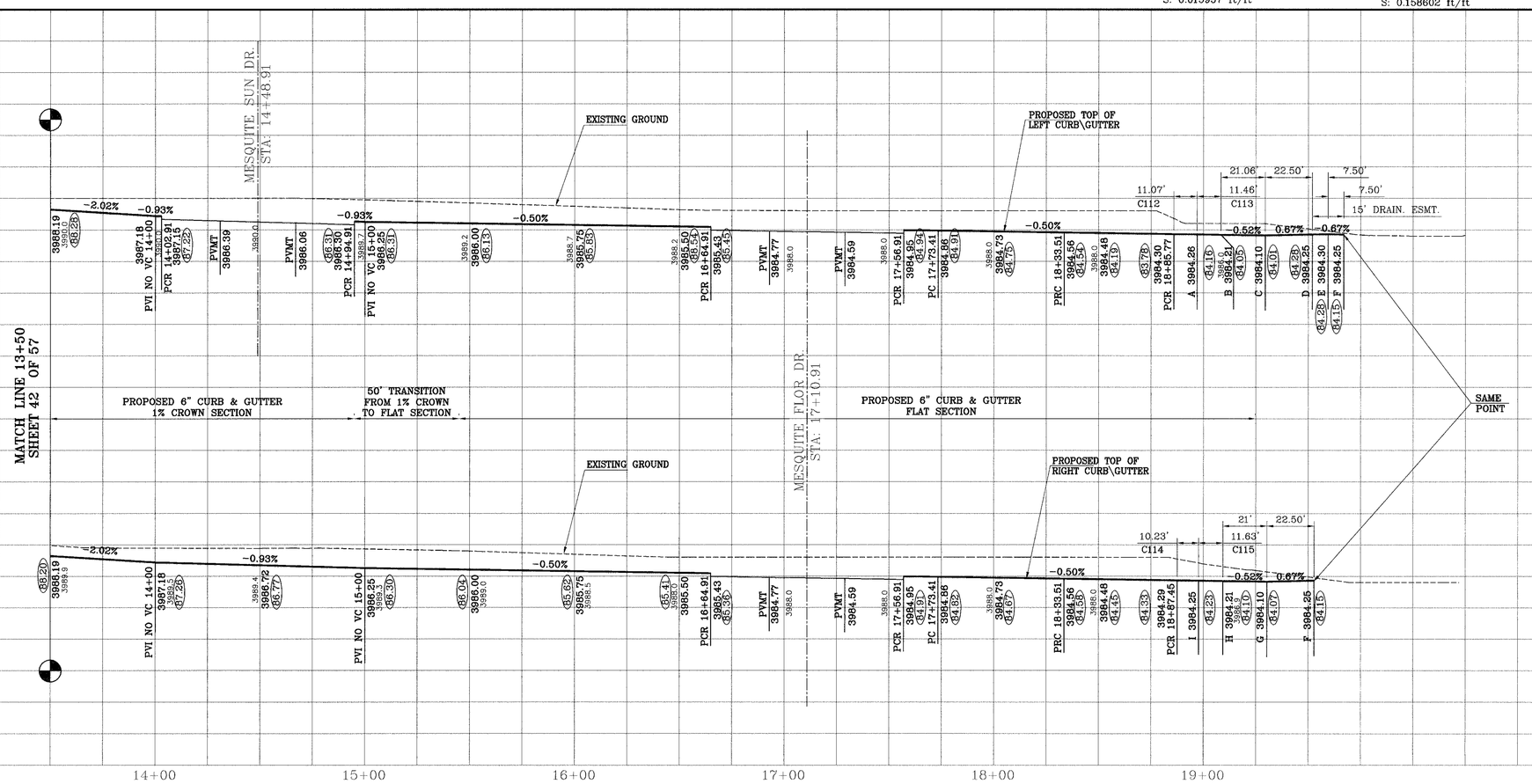
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C110	300.00	60.10	30.15	60.00	S49°00'53"W	11°28'42"
C111	300.00	60.10	30.15	60.00	N49°00'53"E	11°28'42"
C112	18.00	11.07	5.72	10.90	N27°08'59"E	35°14'47"
C113	18.00	11.46	5.93	11.27	N08°42'39"W	36°28'31"
C114	18.00	10.23	5.26	10.10	S60°44'18"W	32°34'21"
C115	18.00	11.63	6.03	11.43	N84°27'58"W	37°01'07"

SEE SHEET 48 OF 57 FOR PIPE STRUCTURE #1 DETAILS

SEE SHEET 49 OF 57 FOR PIPE STRUCTURE #2 DETAILS

SEE SHEET 50 OF 57 FOR PIPE & INLET DATA





MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1353," POW CEO410 NAVD 88 ELEVATION: 4013.41
HORIZONTAL DATUM IS NAD 83 TEXAS CENTRAL
CITY DATUM ELEVATION: 4002.98

REVISIONS		BY
DATE		
09-12-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	Clarifications as per 10-07-2006.	E.F.G.
08-07-2007	AS BUILT	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TOWNSHIP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

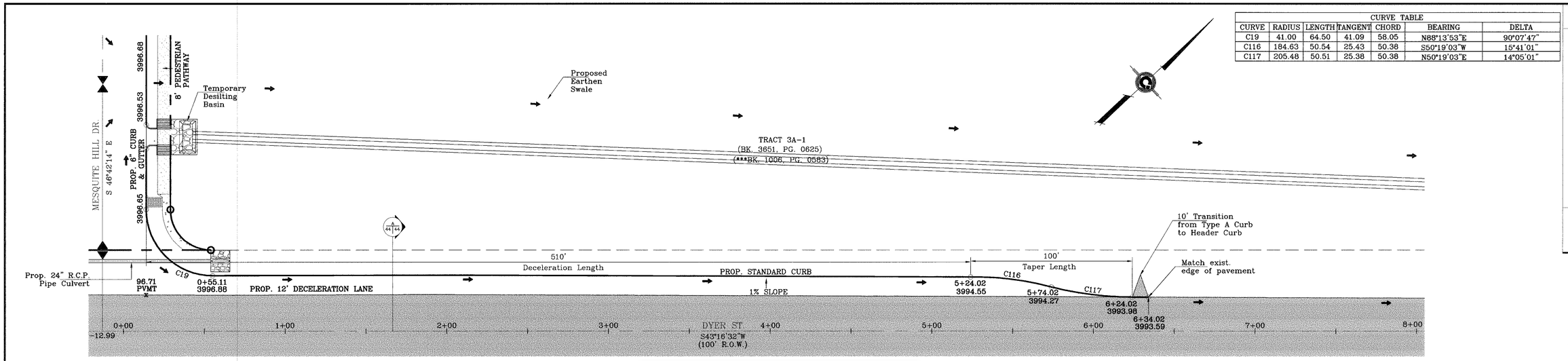
CONDE INC.

SHEET TITLE

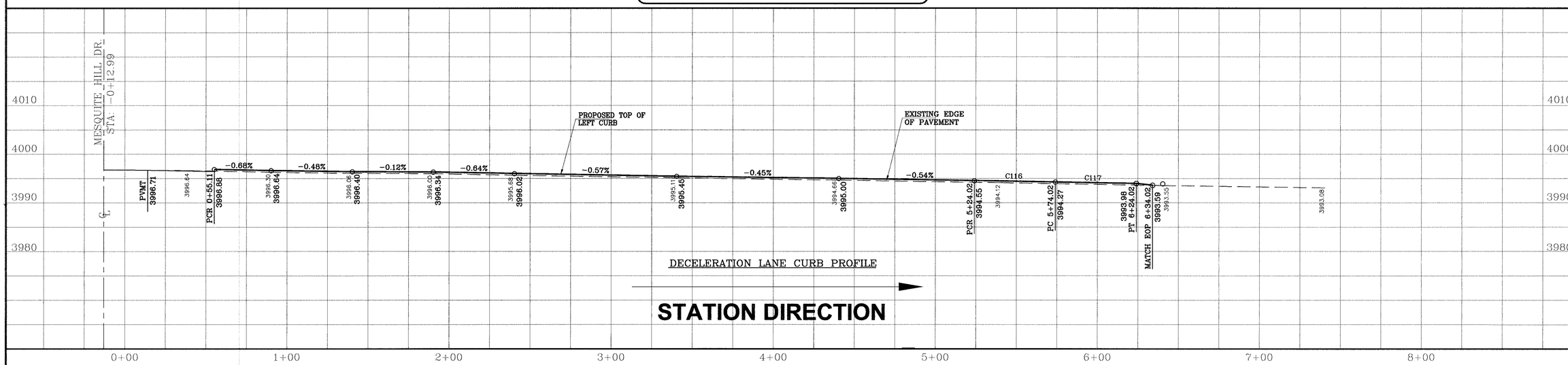
JIM WEBB DR.

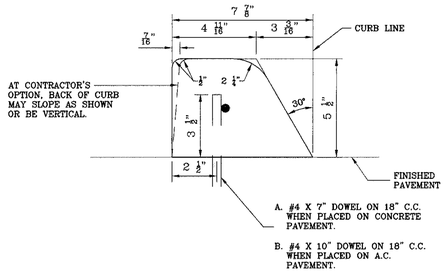
C:\SU\Mesquite Hills-ASBUILT\dwg\MH-PP13-WEBB.dwg, 9/20/2007 3:38:58 PM, 750C.pc3

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C19	41.00	64.50	41.09	58.05	N88°13'53"E	90°07'47"
C116	184.63	50.54	25.43	50.38	S50°19'03"W	15°41'01"
C117	205.48	50.51	25.38	50.38	N50°19'03"E	14°05'01"



CENTERLINE USED AS REFERENCE FOR STATIONING.
0+00 IS AT CENTERLINE INTERSECTION OF
DYER ST. AND MESQUITE HILL DR.

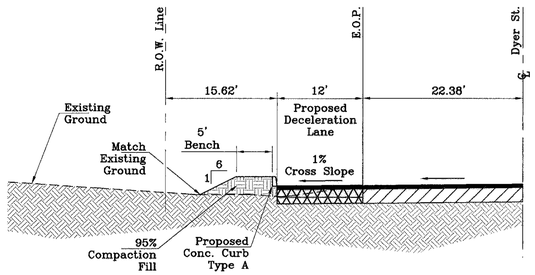




NOTE:
CONCRETE CURB-TYPE A WILL BE LAID ON TOP OF CONC. PAV. OR A.C. PAV. WHERE SHOWN ON THE PLANS.

CONCRETE CURB (TYPE A)

N.T.S.



SECTION A

SCALE:
HORIZONTAL: 1"=10'
VERTICAL: 1"=3'

SEE SHEET 50A OF 57
FOR PIPE CULVERTS DETAILS

SEE SHEET 51B OF 57
FOR CONC. FLUME DETAILS

SIDEWALK SHALL BE REQUIRED @
TIME OF BUILDING PERMIT.
TxDOT APPROVAL REQUIRED.

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY
MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY OF EL PASO MONUMENT NO. 4-25
CITY DATUM ELEVATION: 4002.98

REVISIONS

DATE		BY
09-28-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-27-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
11-08-2006	Add 24" R.C.P. Pipe Culvert as per City Redlines	E.F.G.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80,
TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

DECELERATION LANE #1

MESQUITE HILLS

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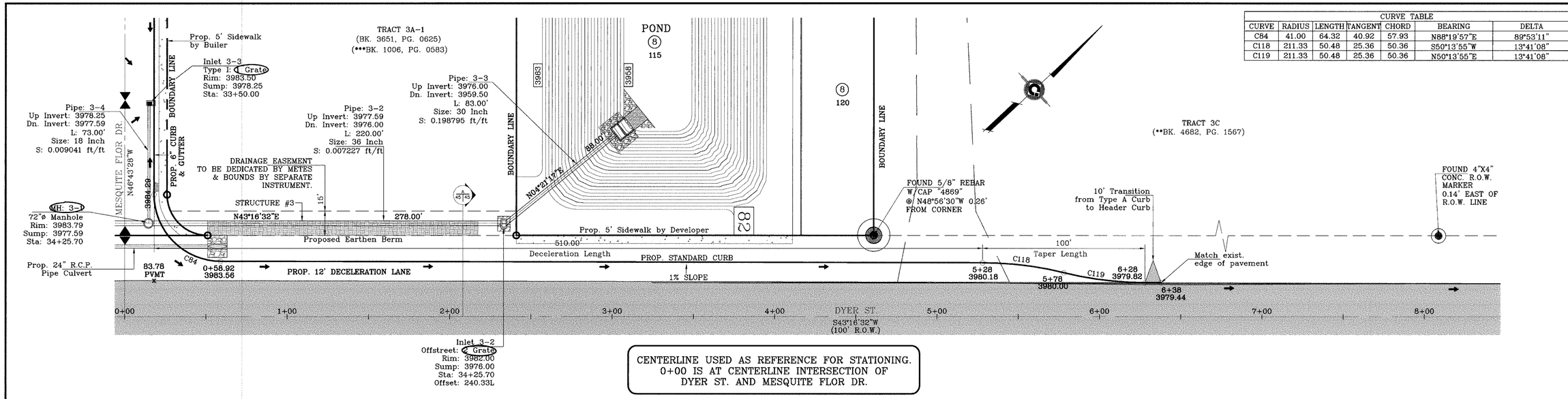
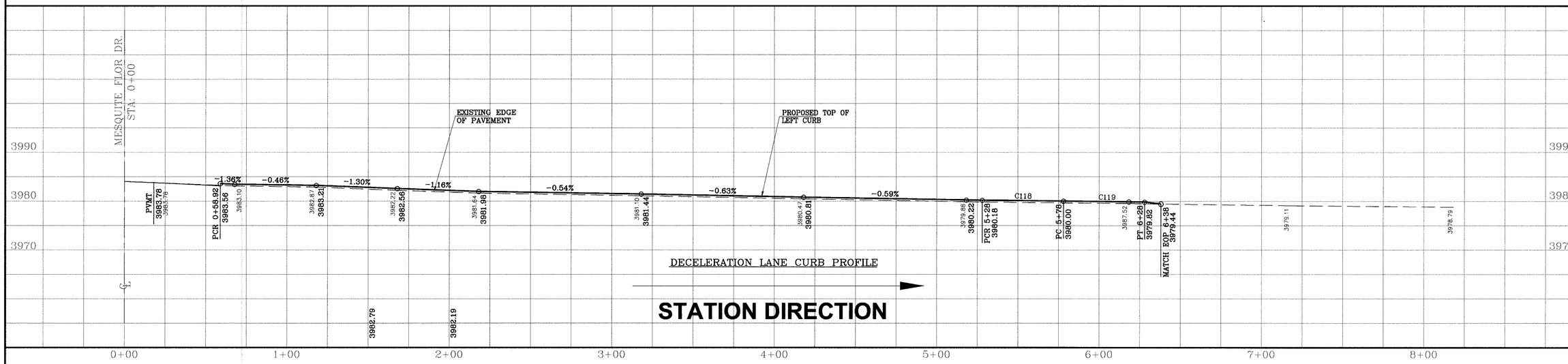
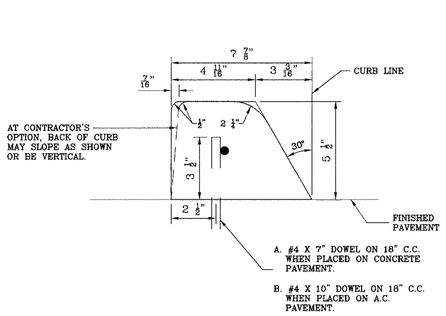
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C84	41.00	64.32	40.92	57.93	N88°19'57"E	89°53'11"
C118	211.33	50.48	25.36	50.36	S50°13'55"W	13°41'08"
C119	211.33	50.48	25.36	50.36	N50°13'55"E	13°41'08"



CENTERLINE USED AS REFERENCE FOR STATIONING.
0+00 IS AT CENTERLINE INTERSECTION OF
DYER ST. AND MESQUITE FLOR DR.

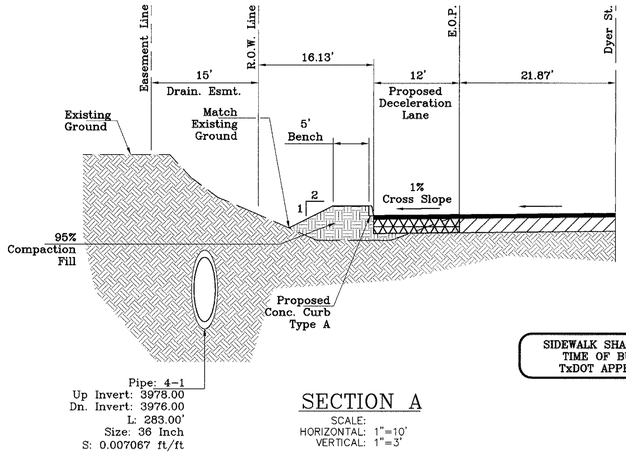




NOTE:
CONCRETE CURB-TYPE A WILL BE LAID ON TOP OF CONC. PAV. OR A.C. PAV. WHERE SHOWN ON THE PLANS.

CONCRETE CURB (TYPE A)

N.T.S.



SECTION A

SCALE:
HORIZONTAL: 1"=10'
VERTICAL: 1"=3'

SEE SHEET 10 OF 57
FOR TYPICAL BERM DETAILS

SEE SHEET 50 OF 57
FOR STRUCTURE #3 DETAILS

SEE SHEET 50A OF 57
FOR PIPE CULVERTS DETAILS

SEE SHEET 51B OF 57
FOR CONC. FLUME DETAILS

SIDEWALK SHALL BE REQUIRED @ TIME OF BUILDING PERMIT. TxDOT APPROVAL REQUIRED.

MESQUITE HILLS

01-26-2007 Storm Sewer Structure P3-4 added FC

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY
NAVD 88 ELEVATION: 3983.79 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: -10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-28-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
11-08-2006	Add 24" R.C.P. Pipe Culvert as per City Redlines 11-01-2006.	E.F.G.
01-26-2007	Revise Boundary and pond as per add runoff	E.F.G.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

DECELERATION LANE #2

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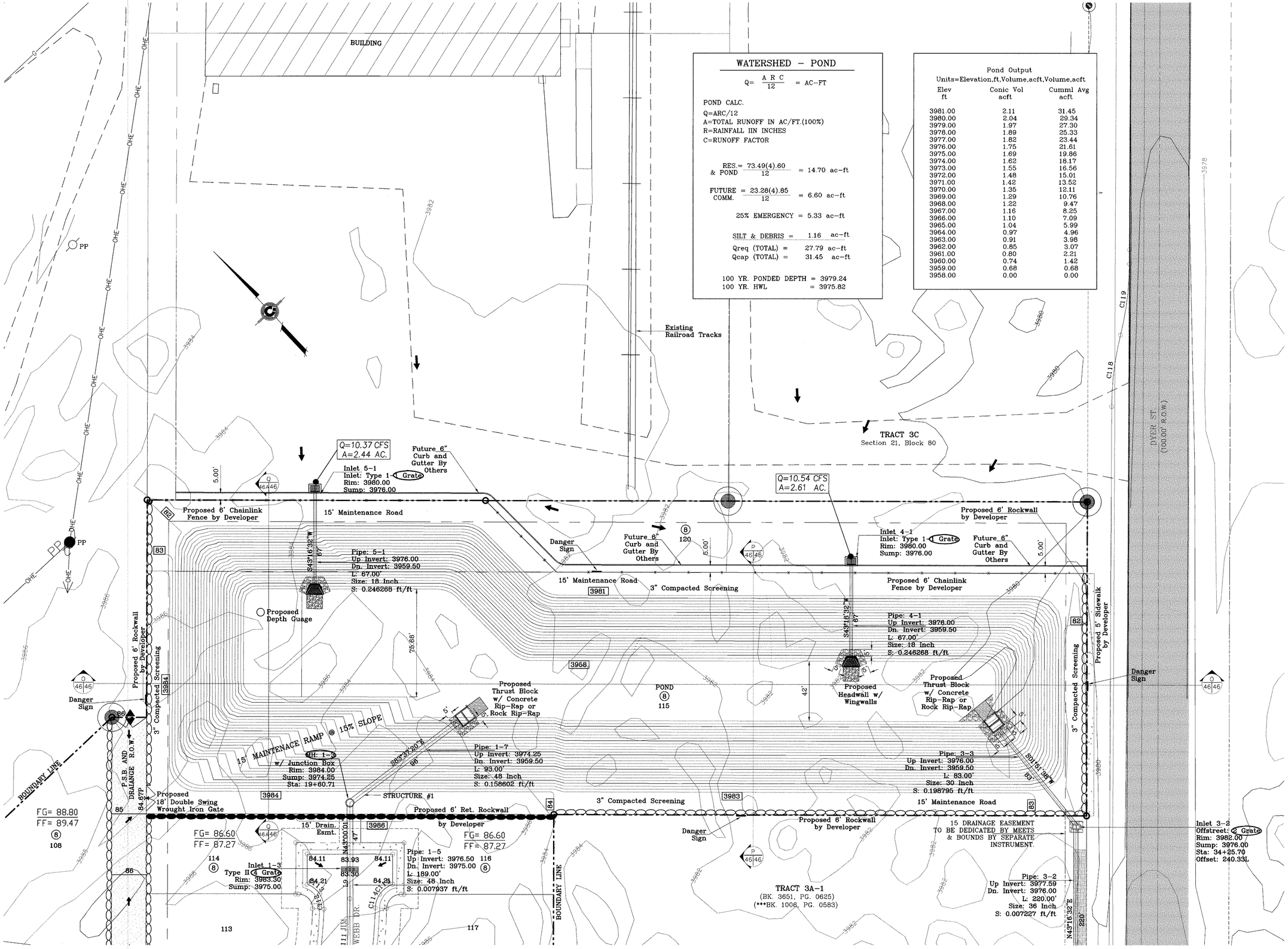


WATERSHED – POND

$$Q = \frac{A\ R\ C}{12} = \text{AC-FT}$$

POND CALC.

Q=ARC/12
A=TOTAL RUNOFF IN AC/FT.(100%)
R=RAINFALL IIN INCHES
C=RUNOFF FACTOR

RES.= & POND $\frac{73.49(4).60}{12}$ = 14.70 ac-ft

FUTURE COMM. = $\frac{23.28(4).85}{12}$ = 6.60 ac-ft

25% EMERGENCY = 5.33 ac-ft

SILT & DEBRIS = 1.16 ac-ft

Qreq (TOTAL) = 27.79 ac-ft
Qcap (TOTAL) = 31.45 ac-ft

100 YR. PONDED DEPTH = 3979.24
100 YR. HWL = 3975.82

Pond Output
Units=Elevation,ft,Volume,acft,Volume,acft

Elev ft	Conic Vol acft	Cumml Avg acft
3981.00	2.11	31.45
3980.00	2.04	29.34
3979.00	1.97	27.30
3978.00	1.89	25.33
3977.00	1.82	23.44
3976.00	1.75	21.61
3975.00	1.69	19.86
3974.00	1.62	18.17
3973.00	1.55	16.56
3972.00	1.48	15.01
3971.00	1.42	13.52
3970.00	1.35	12.11
3969.00	1.29	10.76
3968.00	1.22	9.47
3967.00	1.16	8.25
3966.00	1.10	7.09
3965.00	1.04	5.99
3964.00	0.97	4.96
3963.00	0.91	3.98
3962.00	0.85	3.07
3961.00	0.80	2.21
3960.00	0.74	1.42
3959.00	0.68	0.68
3958.00	0.00	0.00

04-18-2007 Revise package as per revised plat. FC

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY BENCHMARKS
MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
12-06-2006	City Redlines as per 12-05-2006.	E.F.G.
12-28-2006	Revise project boundary as per revised plat.	E.F.G.
01-26-2007	Revise Boundary and pond as per add runoff.	E.F.G.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: —
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR
EL PASO, TEXAS 79936
SITE 400
CONDE INC.

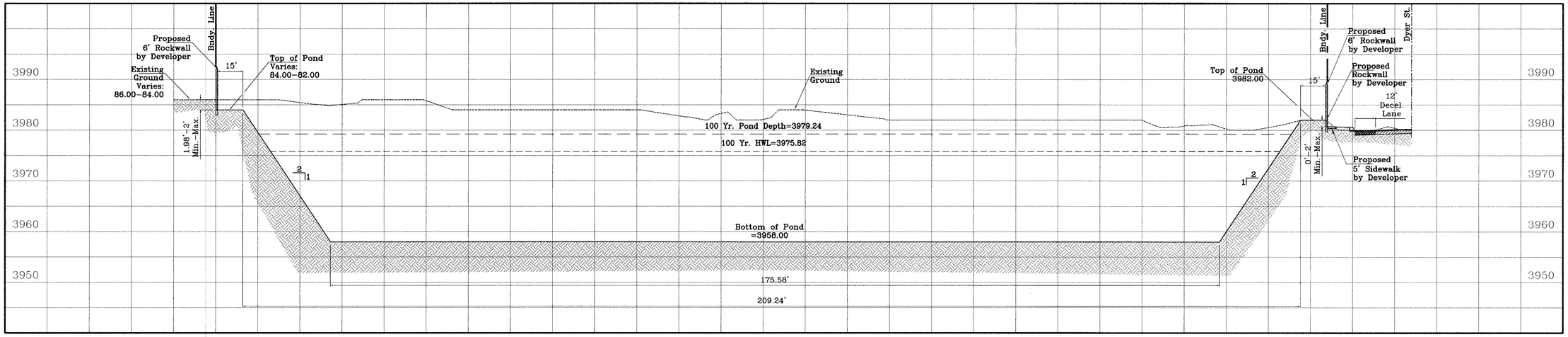
SHEET TITLE

POND SECTIONS AND CALCULATIONS

SHT 46 OF 57

MESQUITE HILLS

C:\SU\Mesquite Hills-ASBUILT\dwg\MH-revPOND\dwg\MH-exist-pond3.dwg, 9/20/2007 4:17:18 PM, 750C.pc3



SECTION O

SCALE:
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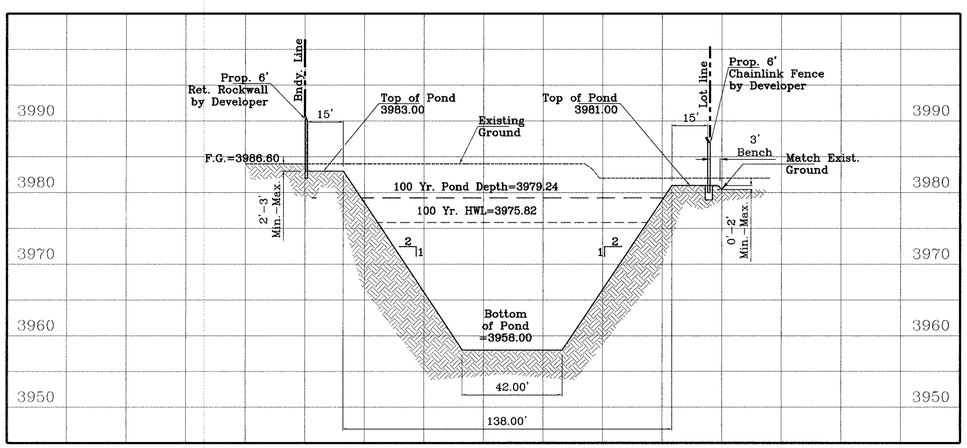
VERTICAL: 1"=10'



SECTION P

SCALE:
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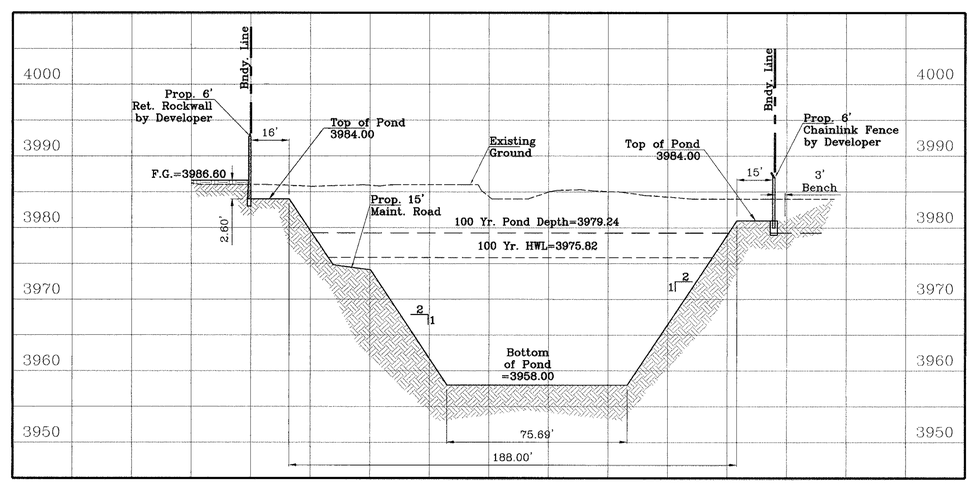
VERTICAL: 1"=10'



SECTION Q

SCALE:
HORIZONTAL: 1"=30'
VERTICAL: 1"=10'

DATE	REVISIONS	BY
04-18-2007	Revise package as per revised plat.	F.C.
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	City Redlines as per 11-01-2006.	E.F.G.
12-06-2006	City Redlines as per 12-05-2006.	E.F.G.
12-28-2006	Revise project boundary as per revised plat.	E.F.G.
01-26-2007	Revise Boundary and pond as per add runoff.	E.F.G.

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# GE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: -10.429
CITY DATUM ELEVATION: 4002.98

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz. 1"=30'
Vert. 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

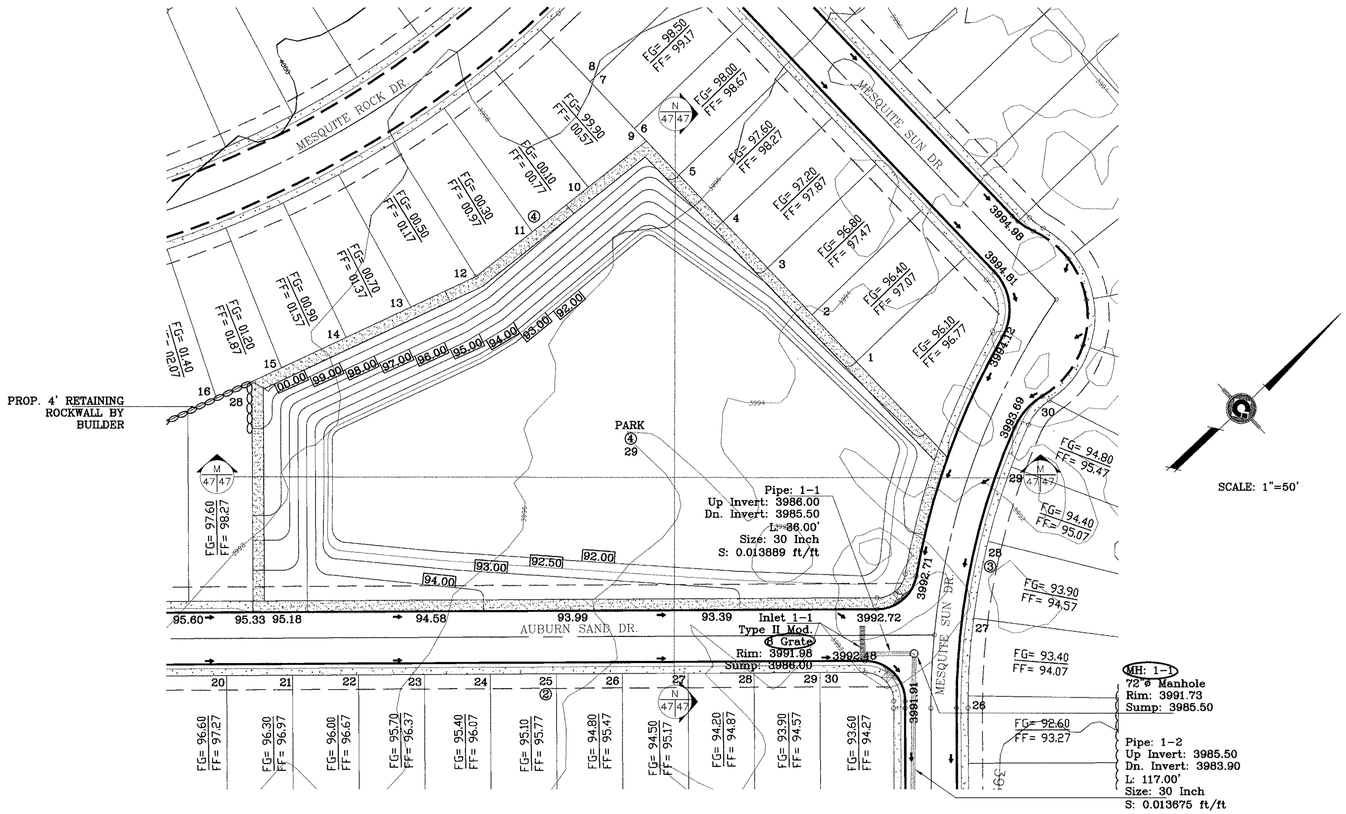
CONDE INC.

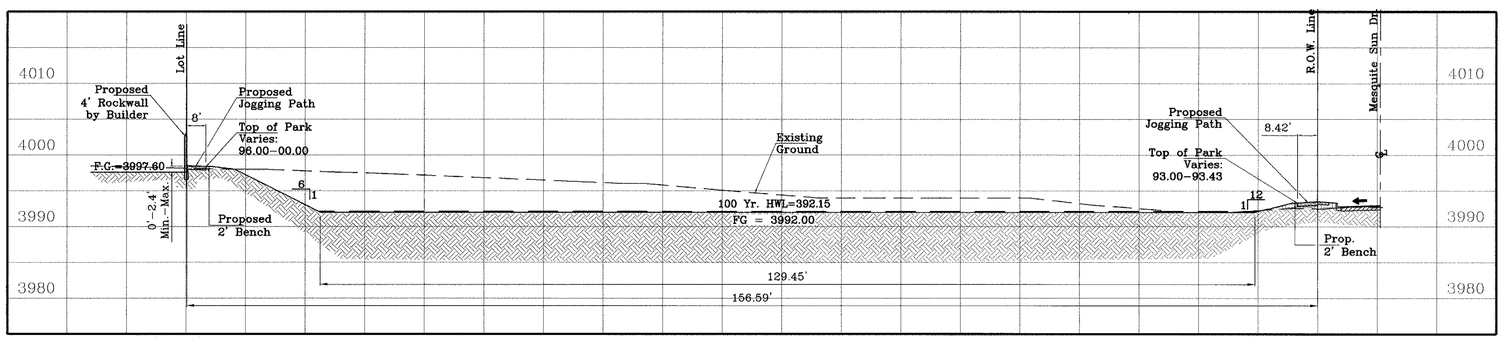
SHEET TITLE

POND SECTIONS AND CALCULATIONS

LEGEND

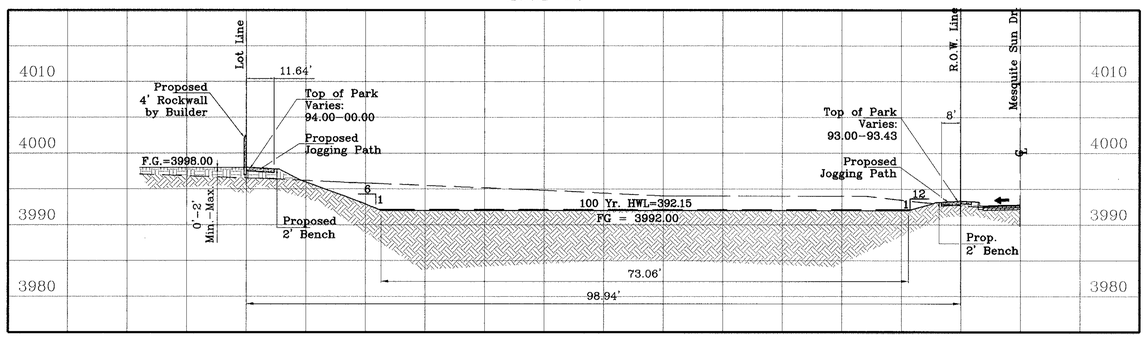
⬭⬭⬭⬭	PROPOSED 6' RETAINING ROCKWALL
	PROP. TOP OF CURB ELEV.
0000	PROP. POND CONTOUR ELEV.





SECTION M

SCALE:
HORIZONTAL: 1"=30'
VERTICAL: 1"=10'



SECTION N

SCALE:
HORIZONTAL: 1"=30'
VERTICAL: 1"=10'

ON SITE PONDING CALCULATIONS

Q= TOTAL RUNOFF IN ACRE-FEET
A= 100% OF WATERSHED AREA IN ACRES
R= RAINFALL IN INCHES
C= RUNOFF FACTOR INCHES

$$Q = \frac{ARC}{12} = \frac{A(4)(0.4)}{12} = Q_R \text{ ac-ft}$$

10 YR. SILT & DEBRIS
Q = 0.012 AC-FT/AC

DRAINAGE COMPUTATIONS

LOT No.	BLOCK No.	POND AREA (AC)	REQ'D. POND VOLUME (AC. FT.)	REQ'D DEPTH (FEET)	HIGH WATER ELEV.
28	4	2.38	0.35	0.15	3992.15

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY
WORLD DATUM 1927 ADJUSTMENT, NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80,
TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: AS SHOWN
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

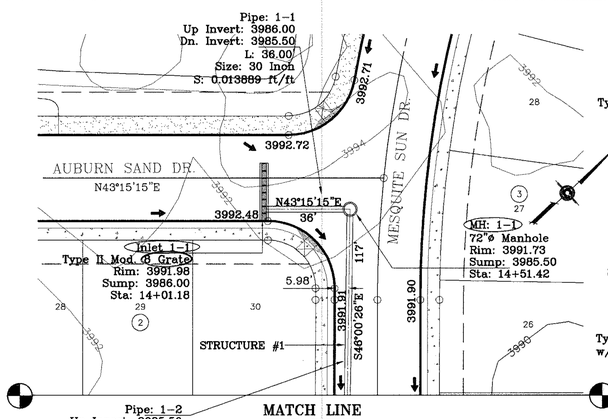
CONDE INC.

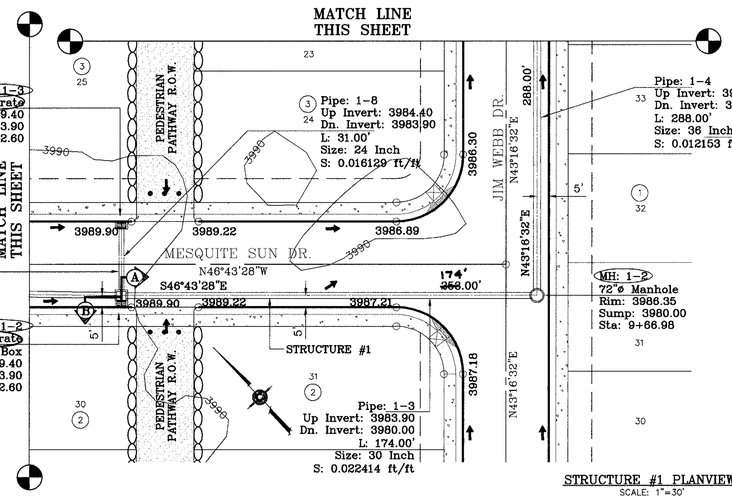
SHEET TITLE

PARK SECTIONS

MESQUITE HILLS

C:\SU\Mesquite Hills-ASBUILT\dwg\MH-Park.dwg, 9/21/2007 7:31:50 AM, 750C.pc3

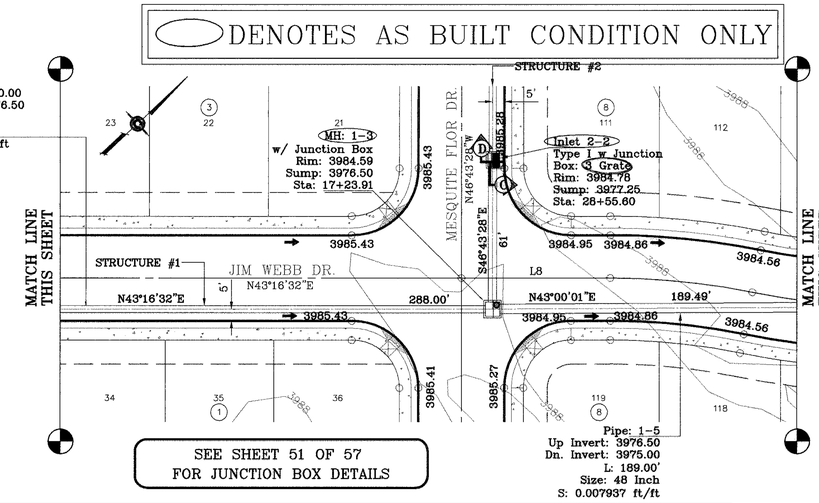




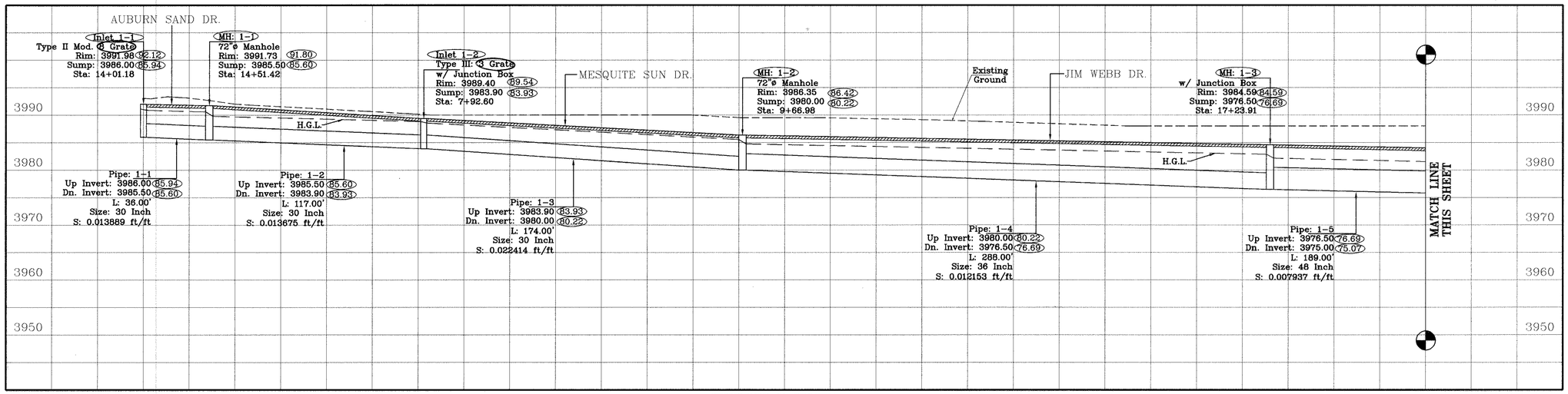
STRUCTURE #1 PLANVIEW
SCALE: 1"=30'

SEE SHEET 49 OF 57
FOR STRUCTURE #2 & #3 DETAILS

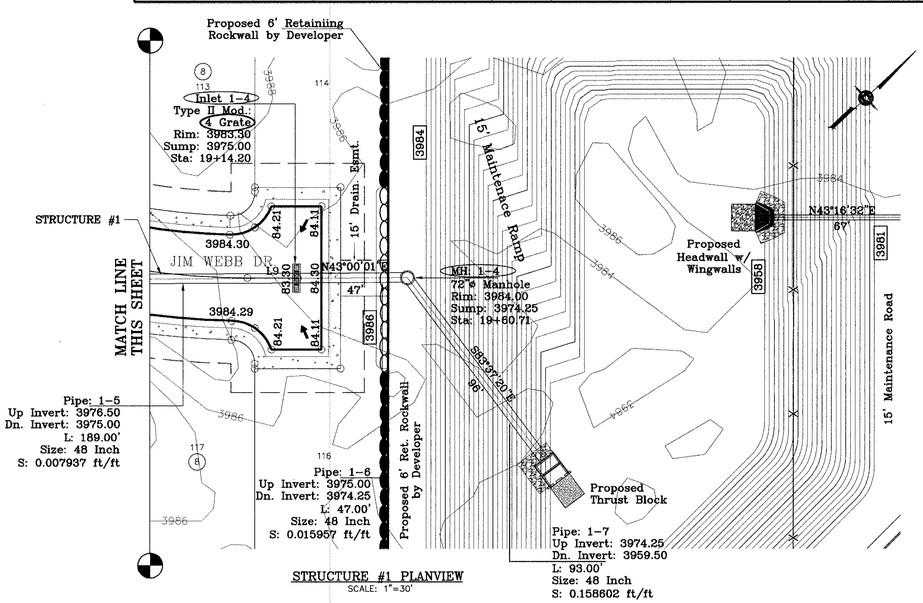
DENOTES AS BUILT CONDITION ONLY



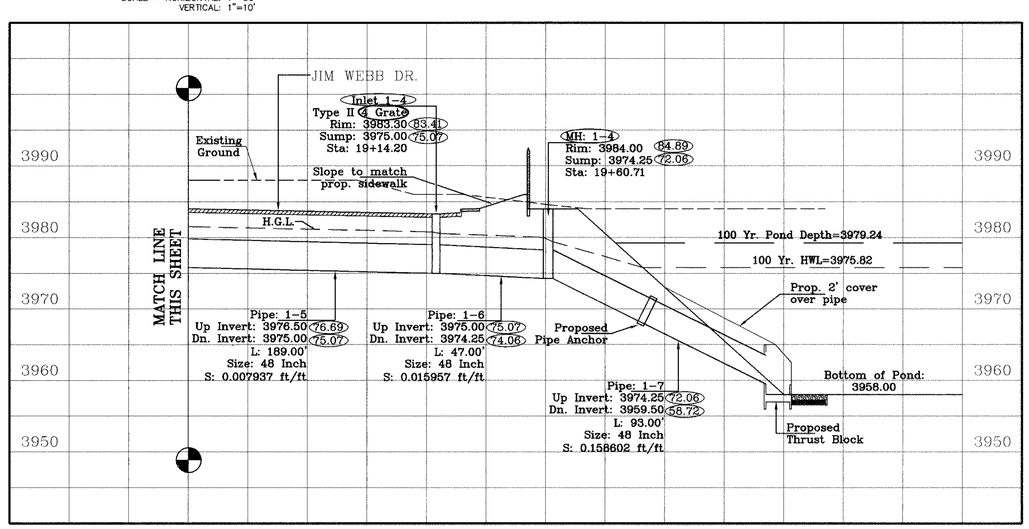
SEE SHEET 51 OF 57
FOR JUNCTION BOX DETAILS



STRUCTURE #1 PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'



STRUCTURE #1 PLANVIEW
SCALE: 1"=30'



STRUCTURE #1 PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'

CONSTRUCTION NOTES:

1. ALL CONCRETE FOR STRUCTURES SHALL BE 3000 PSI. UNLESS OTHERWISE NOTED.
2. MINIMUM COVER FOR REINFORCING STEEL SHALL BE 2" UNLESS OTHERWISE NOTED.
3. 95% COMPACTION REQUIRED FOR STRUCTURES AS PER ASTM D1557.
4. REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.

*** ALL PIPES R.C.P. CLASS III UNLESS OTHERWISE NOTED**

SEE SHEET 50 OF 57
FOR STRUCTURE
& INLET TABLES

MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARK 9-1-1 PUBLISHED ELEVATION: 4013.41 NAVD 88 ELEVATION: 4002.98
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	City Redlines as per 11-01-2006.	E.F.G.
04-18-2007	Revise package as per revised plat.	FC
09-20-2007	As Built	FR

PROJECT NAME
MESQUITE HILLS
BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
ZERO. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL
9/24/07

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE
DRAINAGE STRUCTURE #1

SHT 48 OF 57

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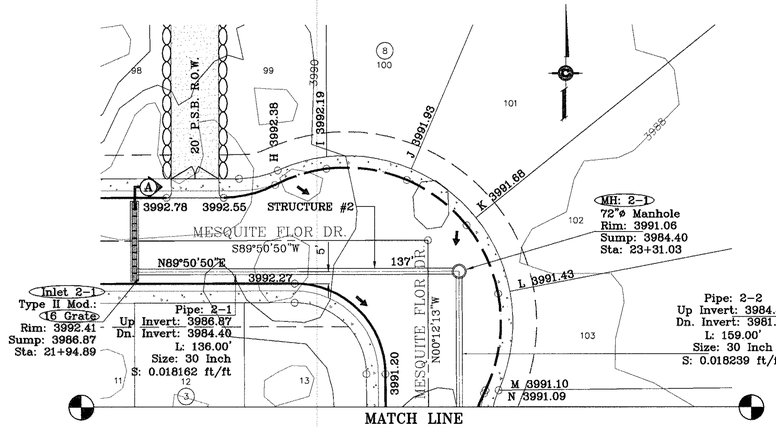
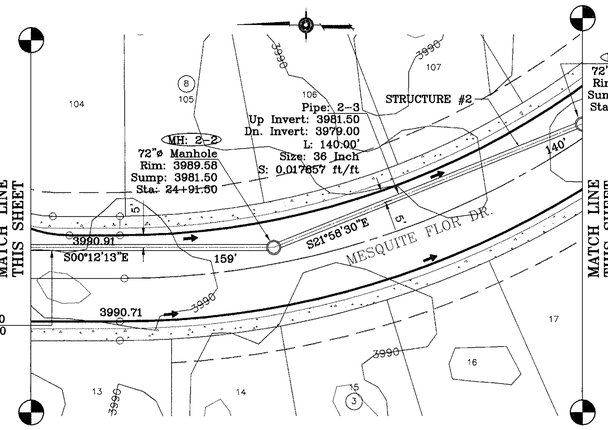
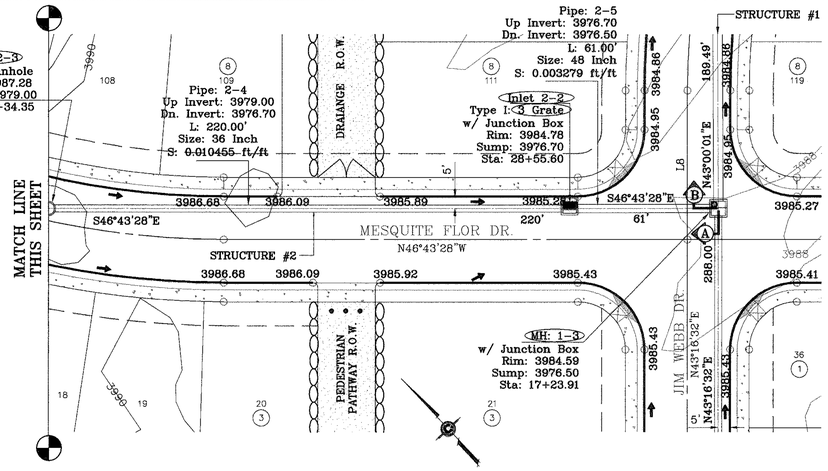


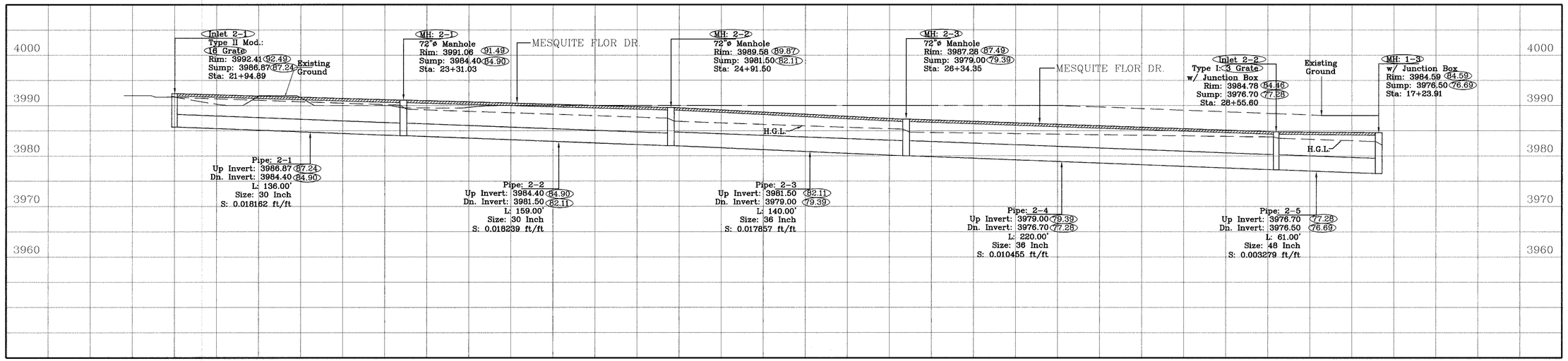
SEE SHEET 48 OF 57
FOR STRUCTURE #1 DETAILS



SEE SHEET 50 OF 57
FOR STRUCTURE #4 DETAILS

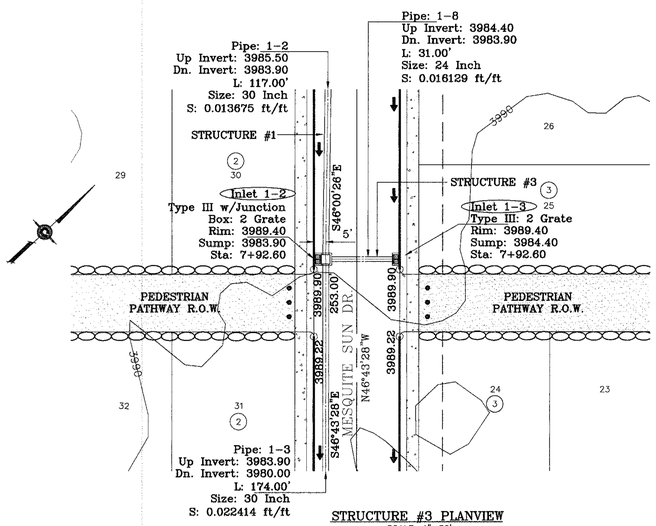
STRUCTURE #2 PLANVIEW
SCALE: 1"=30'



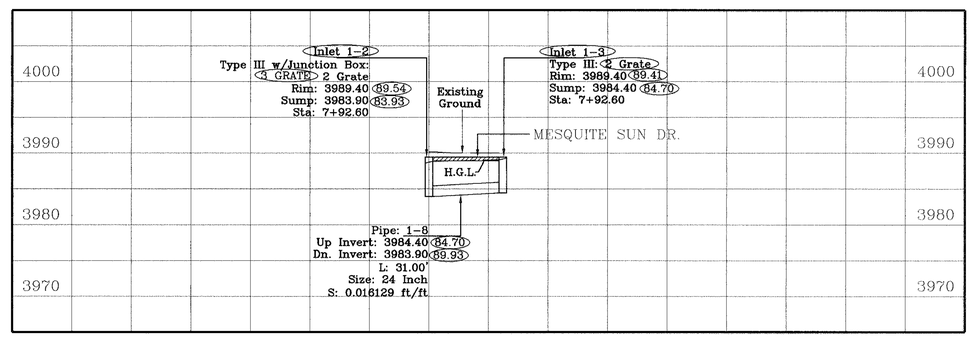


STRUCTURE #2 PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'

DENOTES AS BUILT CONDITION ONLY



STRUCTURE #3 PLANVIEW
SCALE: 1"=30'



STRUCTURE #1 PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'

SEE SHEET 51 OF 57
FOR JUNCTION BOX DETAILS

SEE SHEET 50 OF 57
FOR STRUCTURE & INLET TABLES

CONSTRUCTION NOTES:

1. ALL CONCRETE FOR STRUCTURES SHALL BE 3000 PSI. UNLESS OTHERWISE NOTED.
2. MINIMUM COVER FOR REINFORCING STEEL SHALL BE 2" UNLESS OTHERWISE NOTED.
3. 95% COMPACTION REQUIRED FOR STRUCTURES AS PER ASTM D1557.
4. REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.

*** ALL PIPES R.C.P. CLASS III UNLESS OTHERWISE NOTED**

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1353", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 3992.28

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
04-18-2007	Revise drainage as per revised plat.	E.F.G.
09-06-2007	As Built	F.R.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

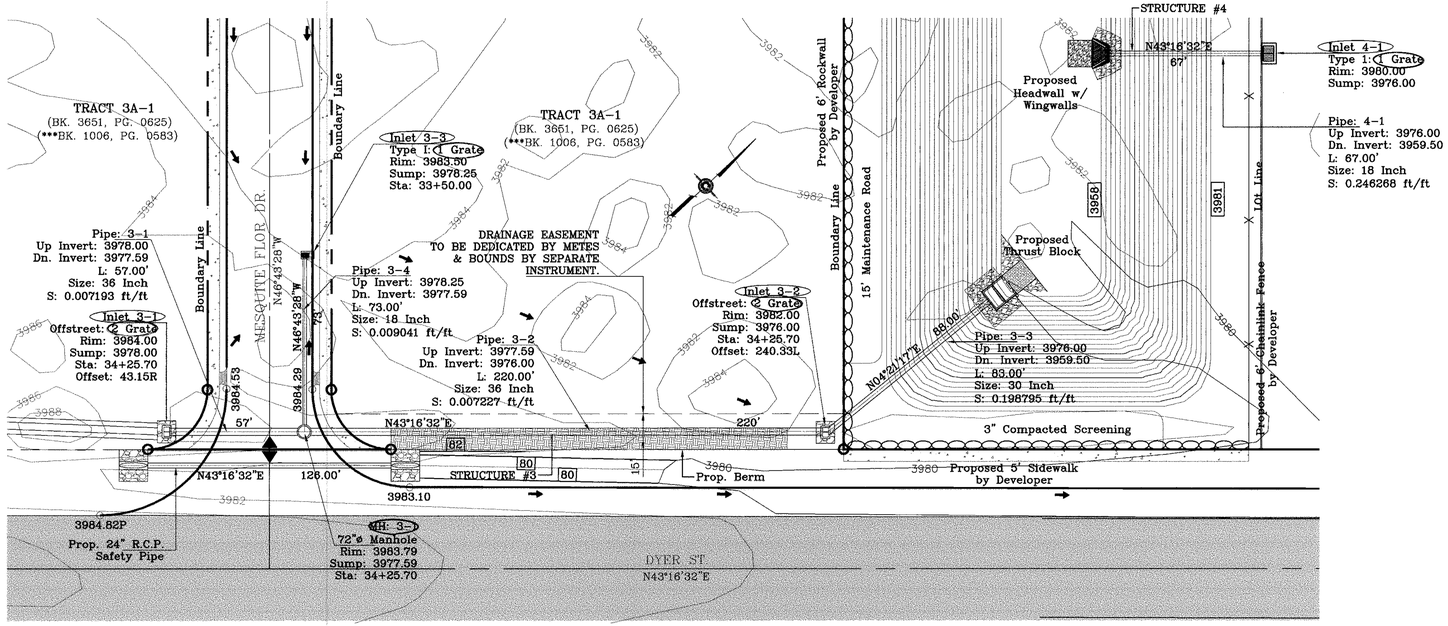
SCALE
Horiz: 1"=30'
Vert: 1"=10'
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL:

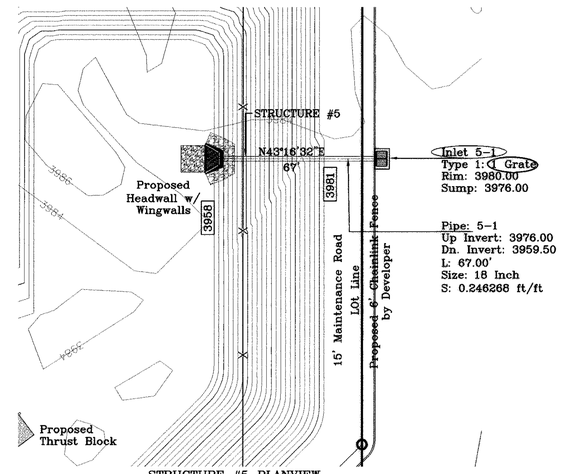
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

DRAINAGE STRUCTURES #1 & #2

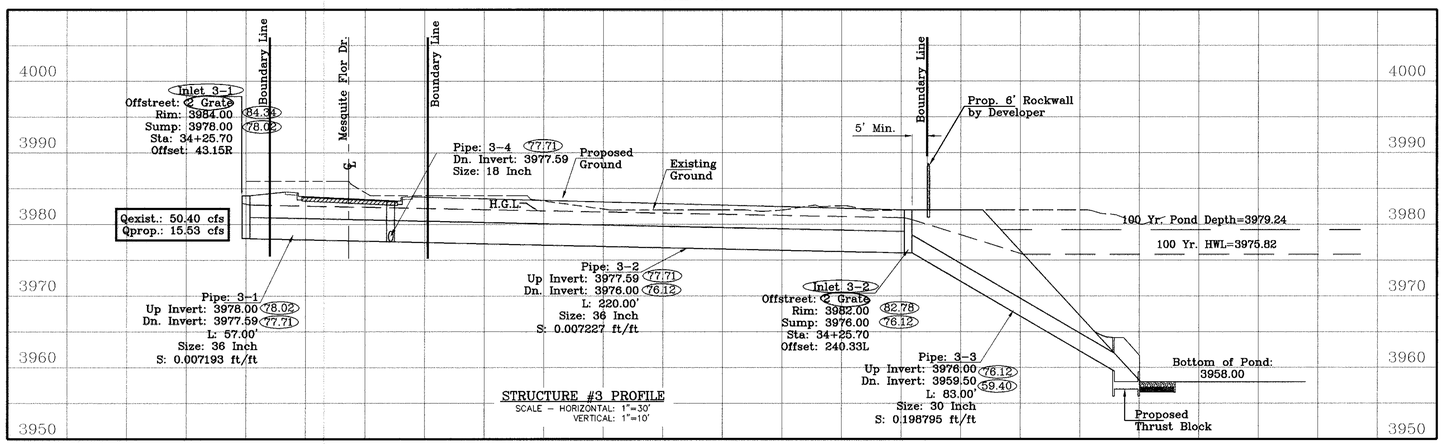


STRUCTURE #3 AND #4 PLANVIEW
SCALE: 1"=30'

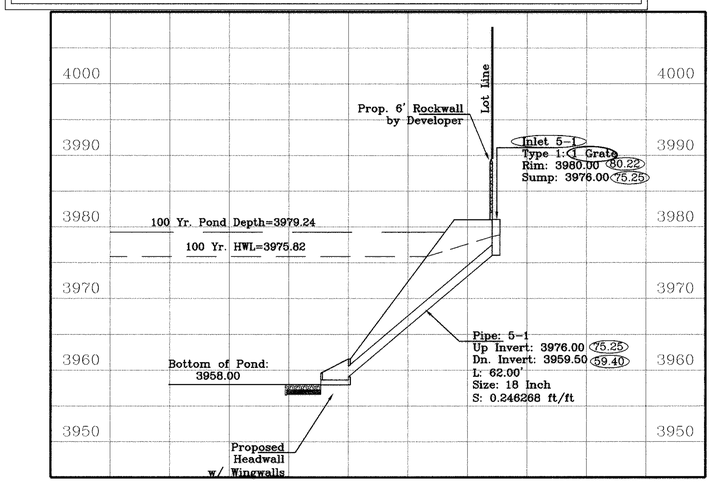


STRUCTURE #5 PLANVIEW
SCALE: 1"=30'

DENOTES AS BUILT CONDITION ONLY



STRUCTURE #3 PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'



STRUCTURE #5 PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'

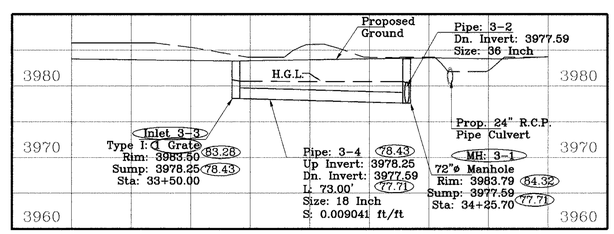
CONSTRUCTION NOTES:

1. ALL CONCRETE FOR STRUCTURES SHALL BE 3000 PSI. UNLESS OTHERWISE NOTED.
2. MINIMUM COVER FOR REINFORCING STEEL SHALL BE 2" UNLESS OTHERWISE NOTED.
3. 95% COMPACTION REQUIRED FOR STRUCTURES AS PER ASTM D1557.
4. REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.

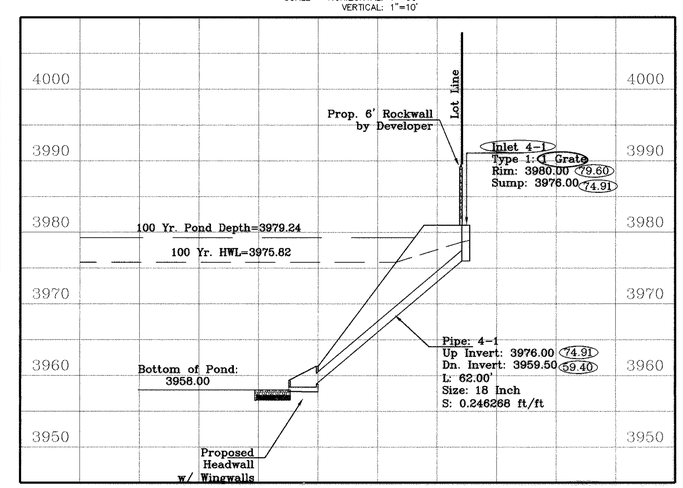
*** ALL PIPES R.C.P. CLASS III UNLESS OTHERWISE NOTED**

SEE SHEET 48 & 49 OF 57 FOR STRUCTURE #1–#3 DETAILS

SEE SHEET 50A OF 57 FOR SAFETY PIPE DETAILS



STRUCTURE #3A PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'



STRUCTURE #4 PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'

R.C.P. PIPE DATA

Label	Section Size	Length (ft)	Constructed Slope (ft/ft)	Discharge (cfs)	Capacity (cfs)	Average Vel (ft/s)	Downstream Ground	Downstream HGL	Downstream Invert	Upstream HGL	Upstream Ground	Upstream Invert
P1-1	30 inch	36	0.013889	32.3	48.34	6.58	3,991.73	3,989.16	3,985.50	3,989.38	3,991.98	3,986.00
P1-2	30 inch	117	0.013675	32.3	47.96	6.58	3,989.40	3,987.63	3,983.90	3,988.36	3,991.73	3,985.50
P1-3	30 inch	174	0.022414	56	61.4	11.41	3,986.35	3,984.14	3,980.00	3,987.38	3,989.40	3,983.90
P1-4	36 inch	288	0.012153	56	73.52	7.92	3,984.59	3,981.31	3,976.50	3,983.34	3,986.35	3,980.00
P1-5	48 inch	189	0.007937	123.3	127.96	9.81	3,983.30	3,979.22	3,975.00	3,980.61	3,984.59	3,976.50
P1-6	48 inch	47	0.015957	152.15	181.44	12.11	3,984.00	3,978.46	3,974.25	3,978.99	3,983.30	3,975.00
P1-7	48 inch	93	0.158602	152.15	572.03	12.42	3,984.00	3,975.82	3,959.50	3,977.86	3,984.00	3,974.25
P1-8	24 inch	31	0.018129	11.85	28.73	3.77	3,989.40	3,987.63	3,983.90	3,987.72	3,989.40	3,984.40
P2-1	30 inch	136	0.018162	53.34	55.27	10.87	3,991.06	3,988.52	3,984.40	3,990.82	3,992.41	3,986.87
P2-2	30 inch	159	0.018239	53.34	55.39	10.87	3,989.58	3,985.18	3,981.50	3,987.87	3,991.06	3,984.40
P2-3	36 inch	140	0.017857	53.34	89.12	7.55	3,987.28	3,983.68	3,979.00	3,984.58	3,989.58	3,981.50
P2-4	36 inch	220	0.010455	53.34	68.19	7.55	3,984.78	3,981.67	3,976.70	3,983.08	3,987.28	3,979.00
P2-5	48 inch	61	0.003279	67.3	82.25	5.36	3,984.59	3,981.31	3,976.50	3,981.44	3,984.78	3,976.70
P3-1	36 inch	57	0.007193	53.77	56.56	7.61	3,983.79	3,980.62	3,977.59	3,980.99	3,984.00	3,978.00
P3-2	36 inch	220	0.007227	56.1	56.7	8.79	3,982.00	3,978.67	3,976.00	3,980.02	3,983.79	3,977.59
P3-3	30 inch	88	0.187500	65.75	177.6	13.45	3,983.00	3,975.82	3,959.50	3,978.42	3,982.00	3,976.00
P3-4	18 inch	73	0.009041	2.33	9.99	1.32	3,983.79	3,980.62	3,977.59	3,980.66	3,983.50	3,978.25
P4-1	18 inch	67	0.246269	9.3	52.13	5.75	3,983.00	3,975.82	3,959.50	3,977.18	3,980.00	3,976.00
P5-1	18 inch	67	0.246269	10.37	52.13	6.26	3,983.00	3,975.82	3,959.50	3,977.24	3,980.00	3,976.00

INLET DATA

INLET No.	TYPE	No. GRATES	Qd cfs	Qc cfs	BYPASS cfs
1–1	II MOD.	8	40.00	62.40	7.70
1–2	III	2	11.84	15.60	–
1–3	III	2	11.84	15.60	–
1–4	II MOD.	4	28.85	31.20	–
2–1	II MOD.	11	53.34	85.80	–
2–2	I	3	13.96	32.76	–
3–1	OFFSTREET	2	53.77	27.823	–
3–2	OFFSTREET	2	9.65	27.823	–
3–3	I	1	2.33	10.92	–
4–1	I	1	9.30	10.92	–
5–1	I	1	10.37	10.92	–

		BY
09-06-2007	As Built	FR
09-21-2006	Revise package as per revised plat.	E.F.G.
04-18-2007	Revise package as per revised plat.	FC
03-13-2007	Storm Sewer Structure P3-4 added	FC
01-26-2007	Revise Boundary and pond as per add runoff.	FC
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-09-2006	City Redlines as per 11-07-2006.	E.F.G.
11-06-2006	Add Sanitary R.C.P. as per City Redlines	E.F.G.
11-01-2006		E.F.G.
12-05-2006	City Redlines as per 12-05-2006.	E.F.G.

REVISIONS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 40.42
CITY DATUM ELEVATION: 4052.83

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

SHEET TITLE

DRAINAGE STRUCTURES #3, #3A, #4 & #5

MESQUITE HILLS

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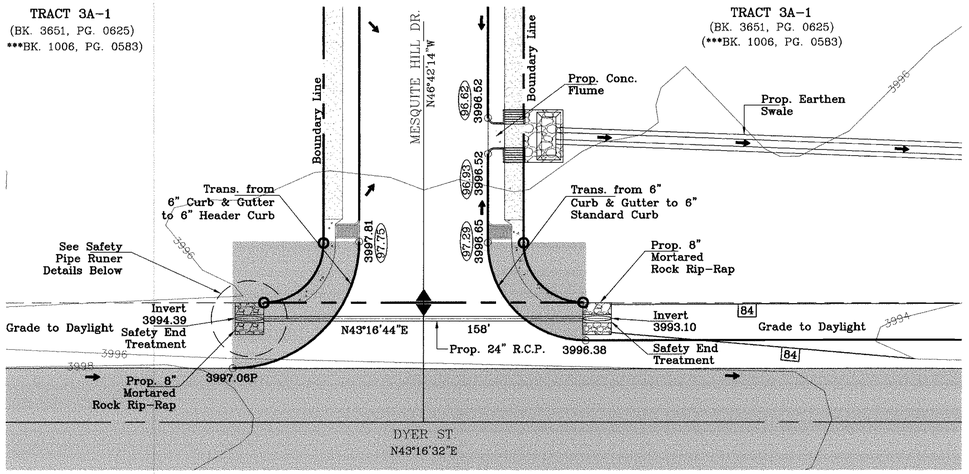
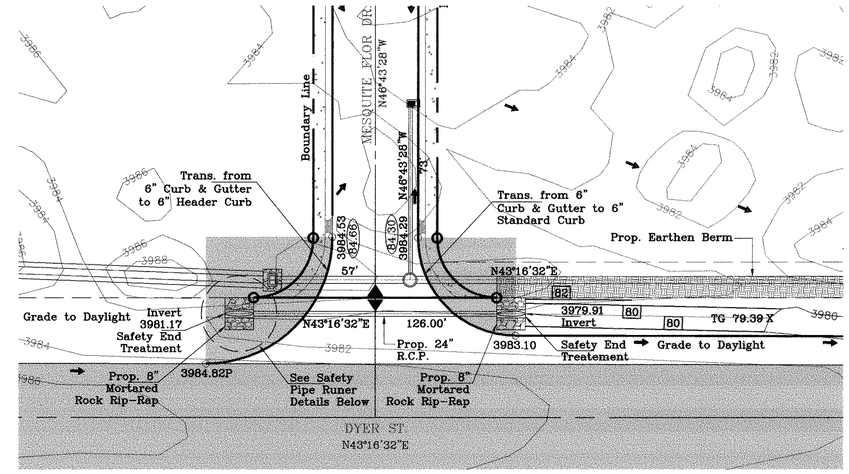
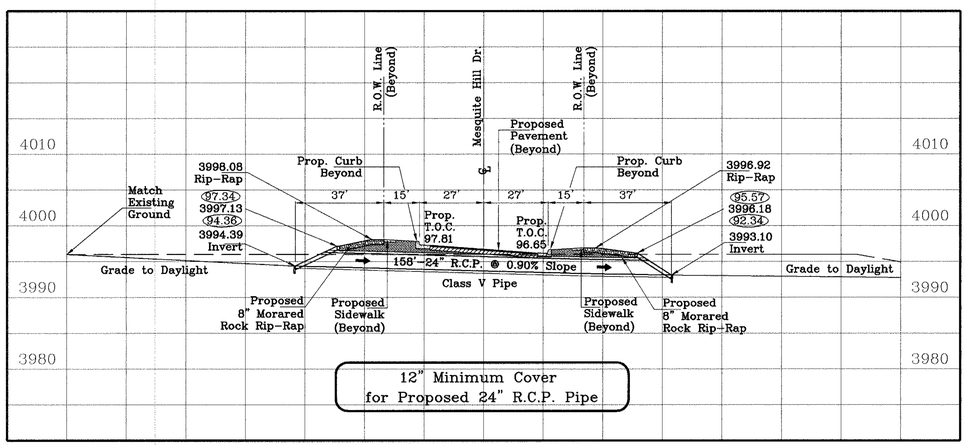


SAFETY PIPE #1 PLANVIEW
SCALE: 1"=30'

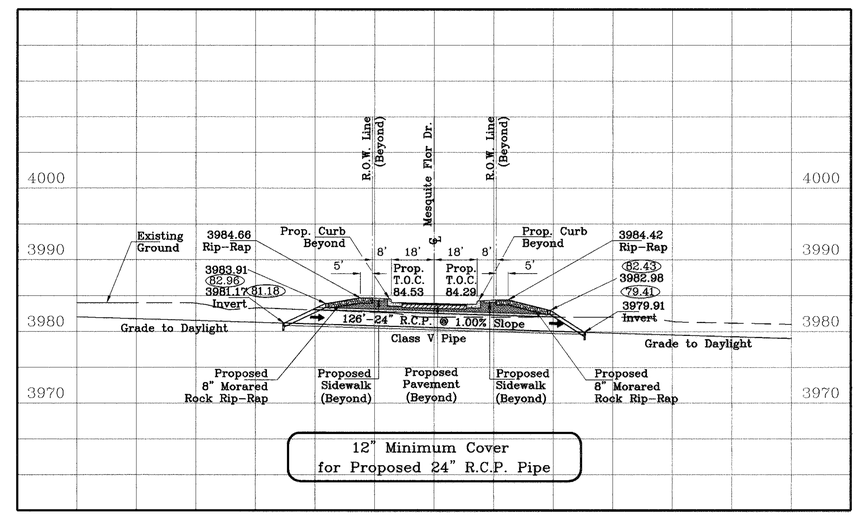


SAFETY PIPE #2 PLANVIEW
SCALE: 1"=30'

DENOTES AS BUILT CONDITION ONLY



SAFETY PIPE #1 PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'

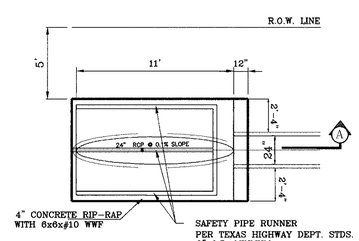


SAFETY PIPE #2 PROFILE
SCALE – HORIZONTAL: 1"=30'
VERTICAL: 1"=10'

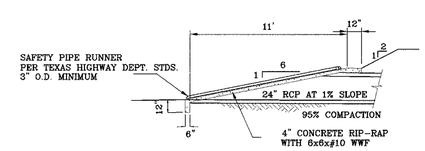
CONSTRUCTION NOTES:

1. ALL CONCRETE FOR STRUCTURES SHALL BE 3000 PSI. UNLESS OTHERWISE NOTED.
2. MINIMUM COVER FOR REINFORCING STEEL SHALL BE 2" UNLESS OTHERWISE NOTED.
3. 95% COMPACTION REQUIRED FOR STRUCTURES AS PER ASTM D1557.
4. REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.

*** ALL PIPES R.C.P. CLASS III UNLESS OTHERWISE NOTED**



PLAN VIEW
24" RCP
1"=5'



SECTION A–A
1"=5'

SAFETY PIPE RUNNER
PER TEXAS HIGHWAY
DEPT. STDS.
1"=5'

MESQUITE HILLS

09-06-2007 As Built F.R.

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
10-30-2006	Add Storm Sewer as per City Redlines	E.F.G.
11-08-2006	Add 24" R.C.P. Pipe Culverts as per City Redlines	E.F.G.
11-01-2006		
03-13-2007	Storm Sewer Structure P3-4 added	F.C.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL
FRANCISCO CONDE
59791
TEXAS
9/20/07

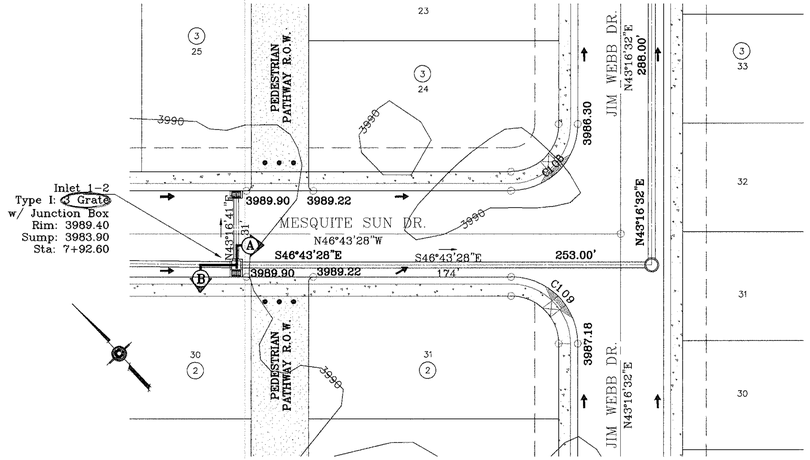
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

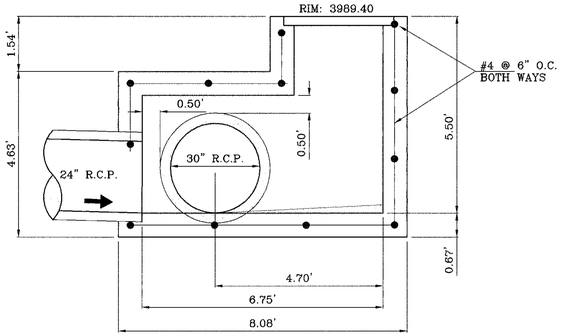
SHEET TITLE

PIPE CULVERTS #1 & #2

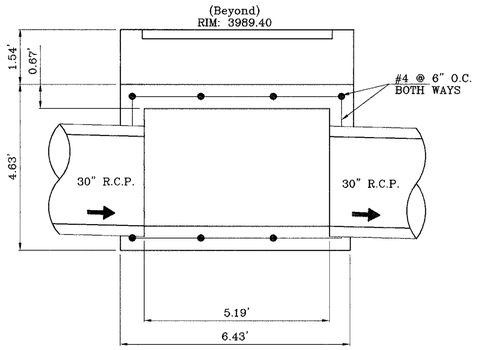
C:\SU\Mesquite Hills-ASBUILT\dwg\MH-STR1.dwg, 9/20/2007 11:53:16 AM, 750C.pc3



PLANVIEW
1"=30'

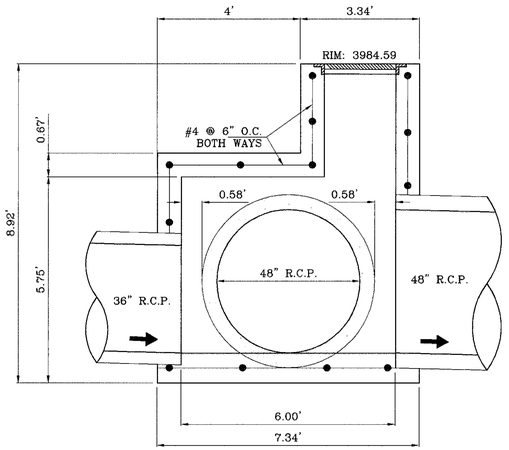


SECTION A-A

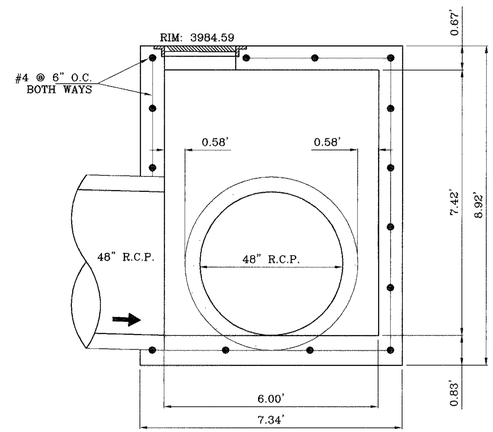


SECTION B-B

INLET 1-2
1"=2'

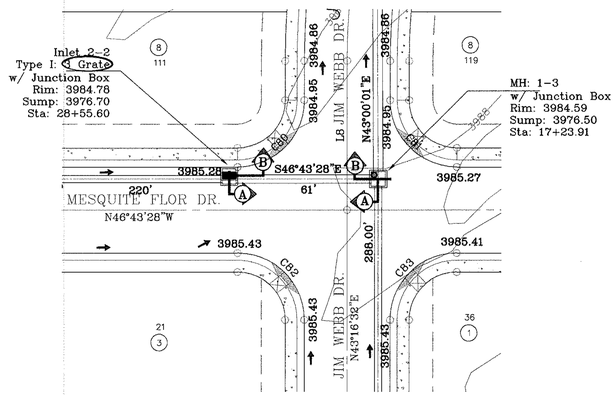


SECTION A-A

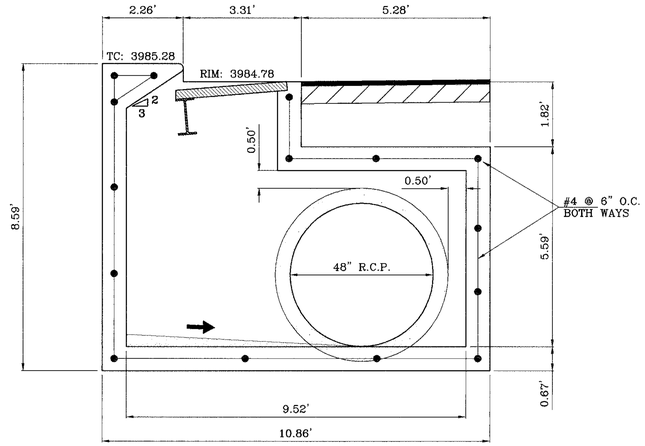


SECTION B-B

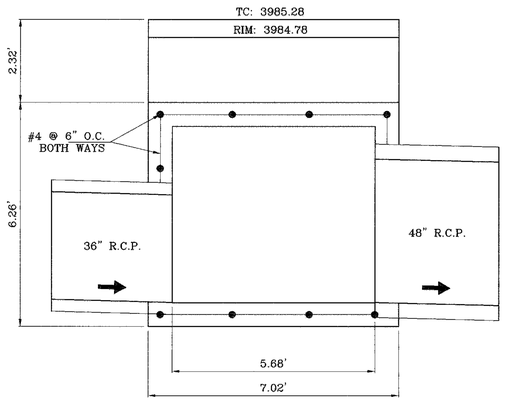
MANHOLE 1-3
1"=2'



PLANVIEW
1"=30'



SECTION A-A



SECTION B-B

INLET 2-2
1"=2'

CONSTRUCTION NOTES:

1. ALL CONCRETE FOR STRUCTURES SHALL BE 3000 PSI. UNLESS OTHERWISE NOTED.
2. MINIMUM COVER FOR REINFORCING STEEL SHALL BE 2" UNLESS OTHERWISE NOTED.
3. 95% COMPACTION REQUIRED FOR STRUCTURES AS PER ASTM D1557.
4. REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.
5. 85% COMPACTION REQUIRED ON CUTS & 95% COMPACTION REQUIRED ON FILLS.

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MONUMENT "B 1300" (PID AB1412) NAVD 88 ELEVATION: 4013.41
CONVERSION: (US FT) 1.0000 (MT)
CITY DATUM ELEVATION: 4002.98

REVISIONS

DATE		BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
04-18-2007	Revise package as per revised plat.	FC

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: AS SHOWN
Vert:

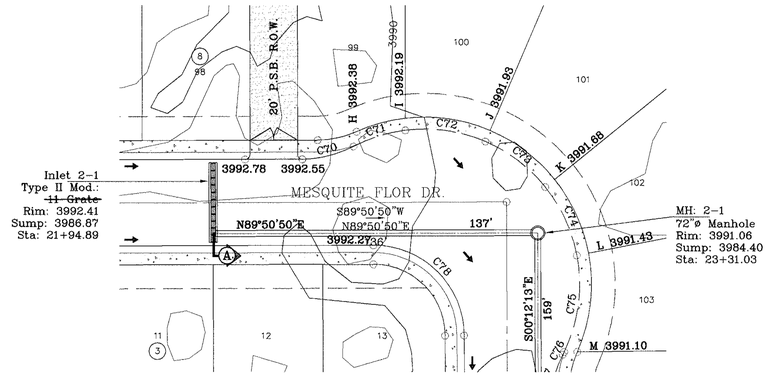
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE

INLET WITH JUNCTION BOX DETAILS

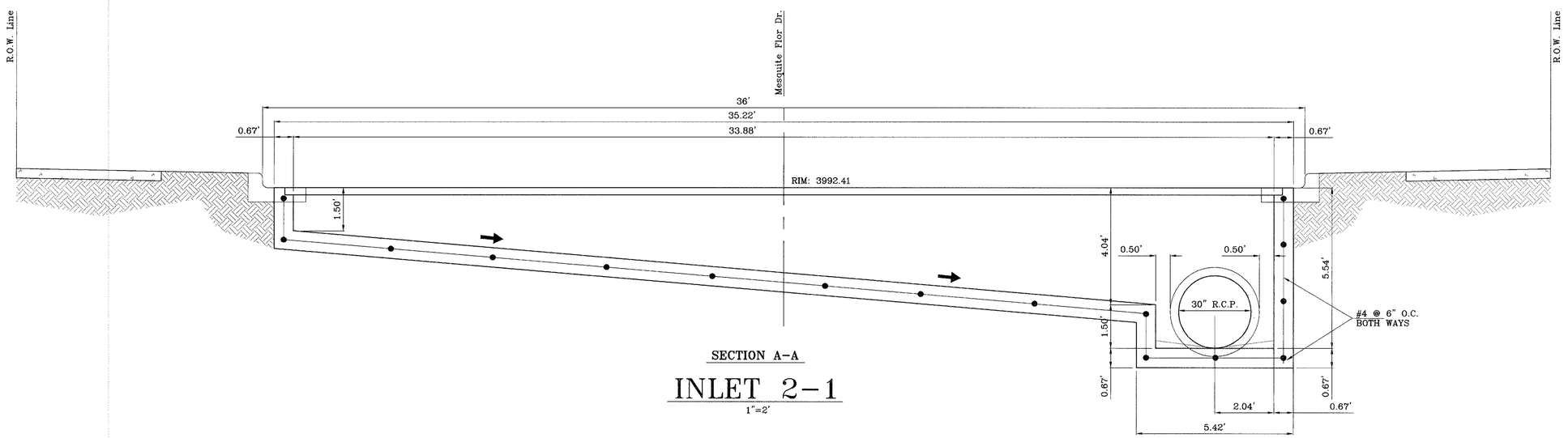


PLANVIEW

1"=30'

CONSTRUCTION NOTES:

1. ALL CONCRETE FOR STRUCTURES SHALL BE 3000 PSI. UNLESS OTHERWISE NOTED.
2. MINIMUM COVER FOR REINFORCING STEEL SHALL BE 2" UNLESS OTHERWISE NOTED.
3. 95% COMPACTION REQUIRED FOR STRUCTURES AS PER ASTM D1557.
4. REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.
5. 85% COMPACTION REQUIRED ON CUTS & 95% COMPACTION REQUIRED ON FILLS.



SECTION A-A

INLET 2-1

1"=2'

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383" PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

REVISIONS		BY
DATE		
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	City Redlines as per 11-01-2006.	E.F.G.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

SCALE
Horiz: AS SHOWN
Vert:

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

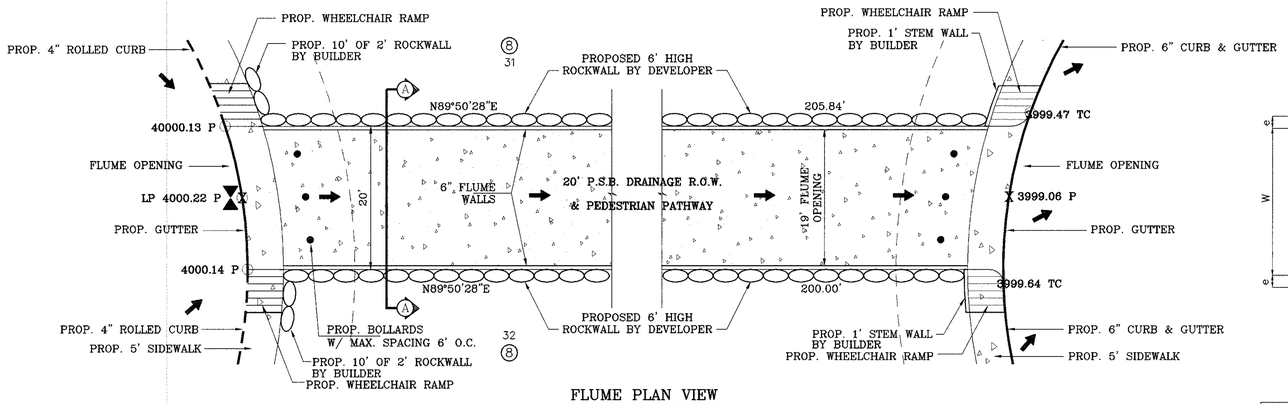
ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

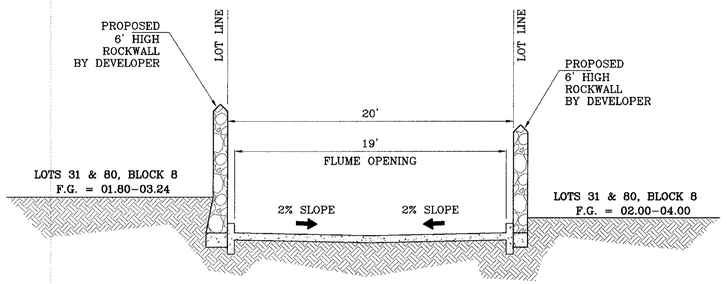
SHEET TITLE

INLET WITH JUNCTION BOX DETAILS



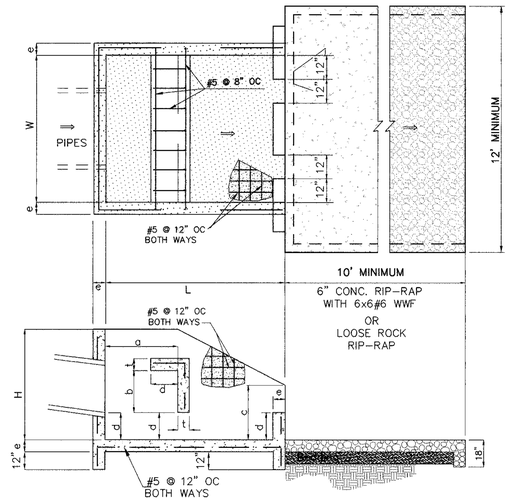
FLUME PLAN VIEW

1"=10'



SECTION A-A

1"=5'

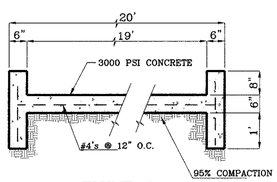


THRUST BLOCK DETAILS

1"=4'

THRUST BLOCK DATA

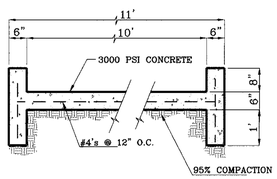
Pipe ø	H	L	a	b	c	d	e	t	W
30" RCP	6'2"	10'0"	4'0"	3'0"	4'0"	1'5"	8"	8"	8'2"
48" RCP	7'0"	12'0"	4'6"	3'6"	4'6	1'6"	9"	9"	9'4"



FLUME #1
(Adjacent to Mesquite Bush Dr. and Mesquite Miel Dr.)

N.T.S.

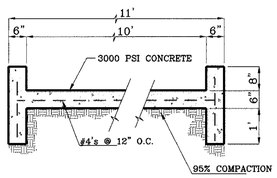
19' WIDE FLUME
Qd = 38.02 cfs
Qc = 78.32 cfs
V = 4.40 fps
D= 0.42'
8" FLUME WALLS



FLUME #2
(Mesquite Hill Dr.)

N.T.S.

10' WIDE FLUME
Qd = 3.37 cfs
Qc = 23.89 cfs
V = 2.24 fps
D= 0.15'
8" FLUME WALLS



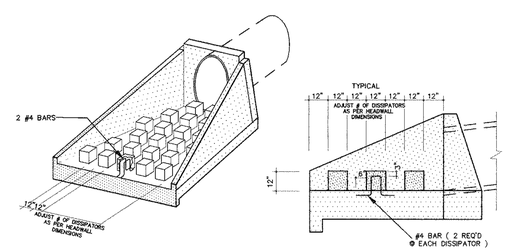
FLUME #3
(Mesquite Flor Dr.)

N.T.S.

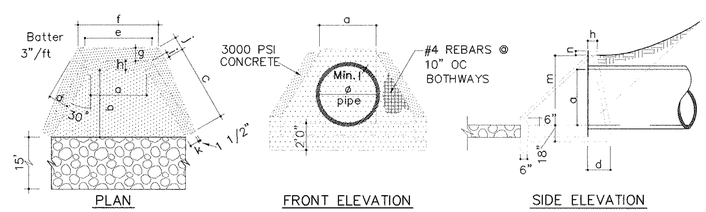
10' WIDE FLUME
Qd = 2.33 cfs
Qc = 23.89 cfs
V = 1.94 fps
D= 0.12'
8" FLUME WALLS

CONSTRUCTION NOTES:

1. ALL CONCRETE FOR STRUCTURES SHALL BE 3000 PSI. UNLESS OTHERWISE NOTED.
2. MINIMUM COVER FOR REINFORCING STEEL SHALL BE 2" UNLESS OTHERWISE NOTED.
3. 95% COMPACTION REQUIRED FOR STRUCTURES AS PER ASTM D1557.
4. REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.
5. 85% COMPACTION REQUIRED ON CUTS & 95% COMPACTION REQUIRED ON FILLS.



BAFFLE BLOCK DETAIL



PLAN FRONT ELEVATION SIDE ELEVATION

DIMENSIONS FOR HEADWALLS W/ WINGWALL

DIA. OF PIPE	a	b	c	d	e	f	g	h	i	j	k	l (Min.)	m	n
18"	18"	36"	3' 6"	16"	2' 4"	3' 0"	7"	9"	5 1/2"	9"	9"	2"	2" 6"	3"
24"	24"	42"	4' 1/2"	1' 9"	3' 0"	3' 101/2"	9"	10"	5 3/4"	9"	10"	2 1/2"	3" 6"	3 1/2"
30"	30"	48"	4' 7"	19-1/8"	3' 4-1/2"	4' 4"	10-1/8"	10"	5 1/4"	11	10"	2 3/4"	3" 6"	3 1/2"
36"	36"	54"	5' 2 1/2"	20 5/8"	3' 10-1/2"	5'- 0"	11-5/8"	9"	5 1/4"	12"	9"	3"	4" 0"	3 1/2"
42"	42"	60"	5' 9 1/4"	23 1/2"	4' 5-1/2"	5'- 9"	13-1/2"	10"	5 3/4"	13-1/2"	10	3 1/2"	4" 6"	3 1/2"
48"	48"	66"	6' 4 1/4"	26 1/2"	4' 11-1/2"	6' 6 5/8"	16-1/2"	10"	5 3/4"	15-1/4"	10	4"	5" 0"	4"
54"	54"	66"	6' 4 1/4"	25"	4' 5-1/2"	5' 10 7/8"	15"	10"	5 3/4"	14-3/8"	10	5 1/2"	4' 6"	4"

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1353" PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 400.28
CITY DATUM ELEVATION: 4002.28

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-09-2006	City Redlines as per 11-07-2006.	E.F.G.
12-05-2006	City Redlines as per 12-05-2006.	E.F.G.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 69.713 ACRES

SCALE
Horiz:
Vert:
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1015-29

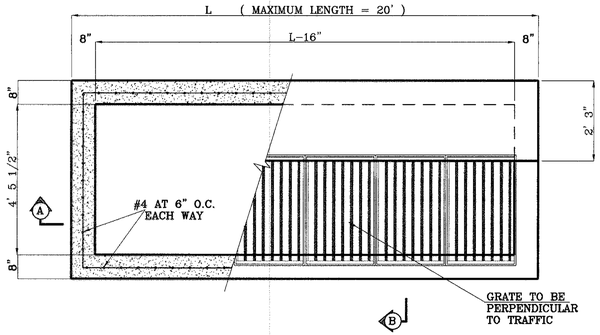
ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

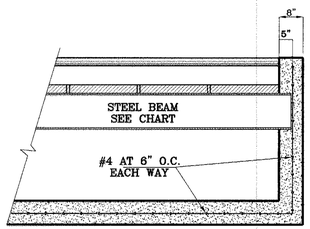
SHEET TITLE

DRAINAGE STRUCTURE DETAILS AND SPECIFICATIONS



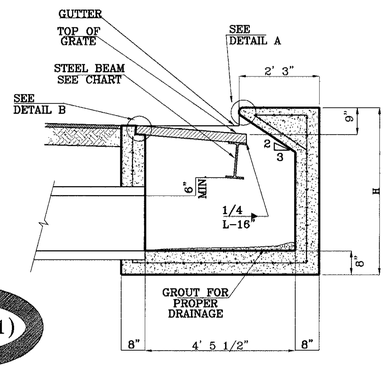
TYPICAL
1"=2'

No. OF GRATES	L	BEAM	
		LENGTH	MINIMUM SIZES
1	3'-2 5/8"	2'-10"	W6x12, S4x13, MC6x8.2
2	5'-1 1/8"	4'-7 1/8"	W6x12, S6x12.5, MC6x15.1
3	7'-0 1/4"	6'-5 1/8"	W8x15, S7x15.3, MC7x17.6
4	8'-9 7/8"	8'-3 7/8"	W9x18, S8x18.4, MC10x21.9
5	10'-8"	10'-2"	W12x16, S8x21, MC10x21.9
6	12'-6 5/8"	12'-0 5/8"	W12x19, S8x23, MC10x25



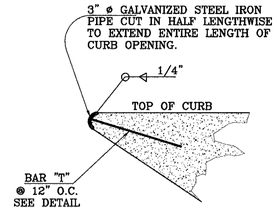
SECTION A-A
1"=2'

(REV. 1)

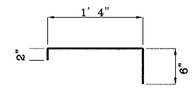


SECTION B-B
1"=2'

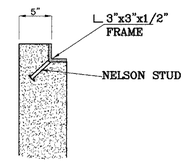
TYPE I INLET



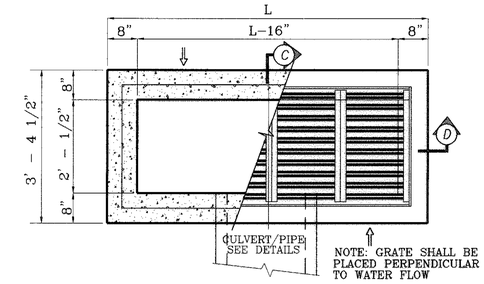
DETAIL A
1"=1'



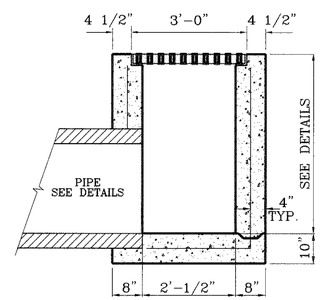
BAR "T"
1"=1'



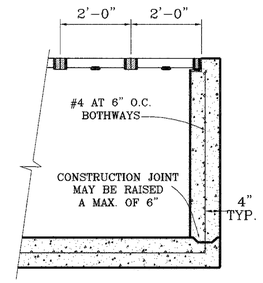
DETAIL B
1"=1'



PLAN VIEW
1"=2'

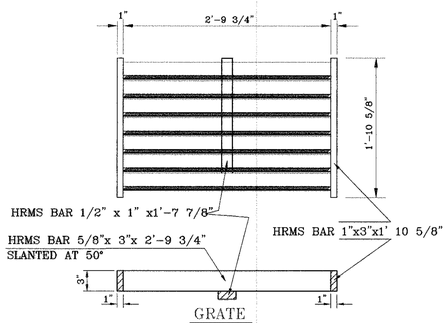


SECTION C
1"=2'

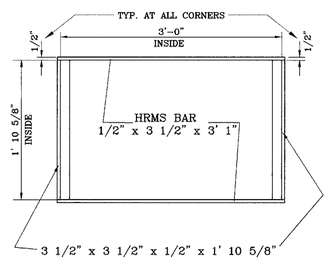


SECTION D
1"=2'

TYPE II-MOD. INLET

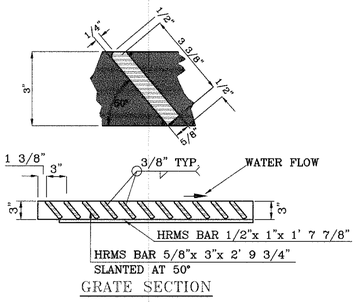


GRATE

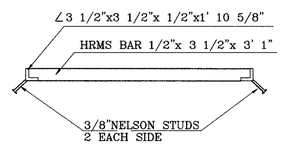


FRAME

GRATE CAPACITY = 7.32 CFS



GRATE SECTION



FRAME SECTION

FRAME AND GRATE

(REV. 1)

G E N E R A L N O T E S

1: Concrete to be 3000 P.S.I. minimum core test at 28 days.

2: Welded steel or cast grates as detailed are all acceptable grates. Mixing of alternates types of grates on the same project will be permitted with the approval of the City Engineer.

3: All construction and materials shall be in accordance with the current Standard Specifications.

4: Sharp edges resulting from fabrication shall be dulled only by acceptable methods for safety.

5: Grates shall be installed in frame with flow arrow pointing downstream or toward the low point in a sump.

6: Welded grates shall be structural steel conforming to the requirements of AASHTO M-183 or of corrosion resistant structural steel conforming to the requirements of AASHTO M-161 or M-222 or be made of other approved steels of equal quality. Mixing of grades of steel on the same grate will not be permitted.

7: Grates made of M-183 steel shall be galvanized in accordance with AASHTO M-111 Specifications or shall be painted with inorganic zinc paints, meeting the requirements of current standard specifications.

8: All welds shall be a minimum of 1/4 inch filled and shall conform to the Specifications for Highway Construction and to the AWS Structural Welding Codes. Electrodes shall be compatible to the different grades of steel that comprise the grate members.

9: Cast grates shall be cast steel conforming to the requirements of AASHTO M-103, Grade 65-35 or of ductile iron conforming to the requirements of ASTM A-536, Special Grades 60-45, or of gray iron conforming to the requirements of AASHTO M-105, Class 35b or ASTM A-48 Class 35b, This specification of general application for cast steel grates shall be AASHTO M-103, Scope 121, Grade N-1.

10: Ferrous castings shall be of uniform quality free of blow-holes, porosity, hard spots, shrinkage distortion or other defects. They shall be smooth and well cleaned by shot blasting or other approved cleaning method. After cleaning they shall be coated with asphalt base paint resulting in a smooth coating, tough and tenacious when cold, not tacky, not brittle.

11: All casting shall be manufactured true to pattern. Component parts shall fit together in a satisfactory manner.

12: Grate will be depressed 1 inch below proposed or existing grade.

13: Two 1/2 inch x 4 inch long concrete anchor studs required for each side of frame, where frame is resting on concrete, use NELSON studs or equal

14: The grates of all inlets within the street pavement must be constructed with the grate bars perpendicular to the curb.

15: Chamfer all exposed edges 3/4 inch. All dimensions relating to reinforcing steel are to center of bars.

16: All concrete to be 3000 P.S.I. Minimum concrete cover shall be 1 1/2 inch for steel reinforcing.

17: Expansion material to be 1/2 inch bituminous fiber and be placed where proposed concrete comes in contact with any existing or proposed concrete or masonry structure.

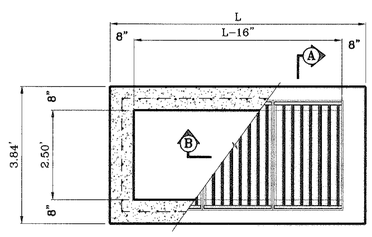
18: Structural steel shall be shop painted in accordance with T.H.D. item 446 "PAINT AND PAINTING".

19: All reinforcing bars to be #4 bars at 6" O.C. grade 60. Bend bars around pipe openings.

20: Surface of all exposed concrete shall conform in sloped and grade to existing or proposed curb and walk adjacent to inlets.

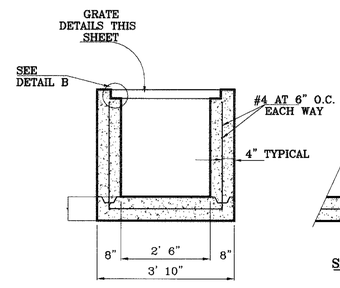
21: Inlets to be designated in plans by number of grates required.

22: Location of sewer pipes shown elsewhere in plans.

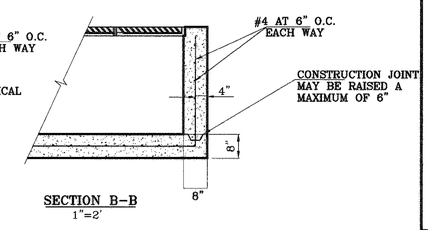


PLAN VIEW
1"=2'

No. OF GRATES	L
1	3'-2 5/8"
2	5'-2 1/4"
3	7'-1 7/8"
4	9'-1 1/2"
5	11'-1" 1/8"
6	13'-0 3/4"
7	15'-0 3/8"
8	17'-0"
9	18'-11 5/8"



SECTION A-A
1"=2'



SECTION B-B
1"=2'

TYPE III INLET

DRAINAGE STRUCTURE DETAILS
AS PER CITY OF EL PASO STANDARDS

MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41 CITY DATUM ELEVATION: 4000.00
MARKER "TM 1", PID# CE0411 NAVD 88 ELEVATION: 4002.98 CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.

PROJECT NAME
MESQUITE HILLS
BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 68.713 ACRES

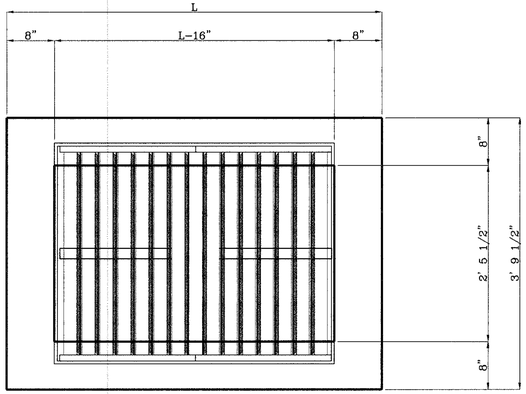
SCALE
Horiz: 1"=30'
Vert: 1"=10'
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL
ENGINEER'S SEAL NOT REQUIRED. THIS SHEET IS REPRODUCED FROM CITY SUBDIVISION DESIGN STANDARDS.

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936
CONDE INC.

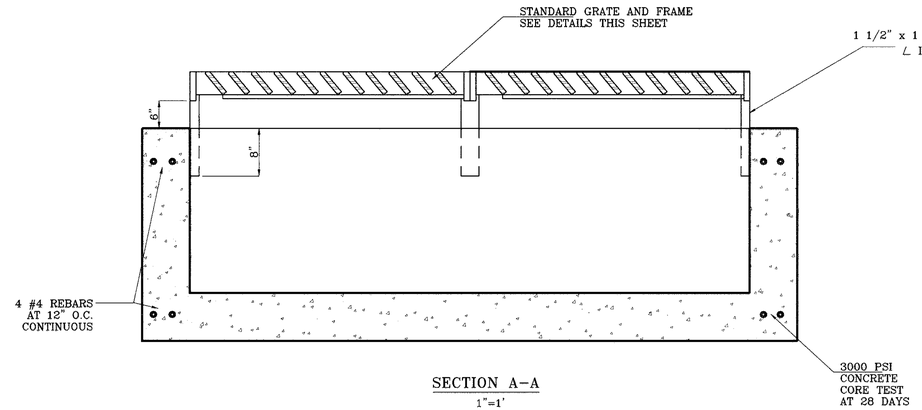
SHEET TITLE
INLET DETAILS & SPECIFICATIONS

C:\SU\Mesquite Hills-ASBUILT\dwg\MH-STR-STD.dwg, 9/20/2007 4:28:06 PM, 750C.pc3



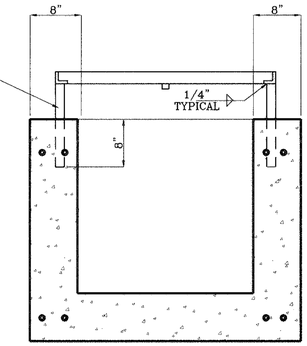
PLAN VIEW
OFF-STREET STORM INLET

1"=1'



SECTION A-A

1"=1'



SECTION B-B

1"=1'

No. OF GRATES	L
1	3' 4"
2	5' 3"
3	7' 2"
4	9' 1"
5	11' 0"
6	12' 11"

G E N E R A L N O T E S

1: Concrete to be 3000 P.S.I. minimum core test at 28 days.

2: Welded steel or cast grates as detailed are all acceptable grates. Mixing of alternates types of grates on the same project will be permitted with the approval of the City Engineer.

3: All construction and materials shall be in accordance with the current Standard Specifications.

4: Sharp edges resulting from fabrication shall be dulled only by acceptable methods for safety.

5: Grates shall be installed in frame with flow arrow pointing downstream or toward the low point in a sump.

6: Welded grates shall be structural steel conforming to the requirements of AASHTO M-183 or of corrosion resistant structural steel conforming to the requirements of AASHTO M-161 or M-222 or be made of other approved steels of equal quality. Mixing of grades of steel on the same grate will not be permitted.

7: Grates made of M-183 steel shall be galvanized in accordance with AASHTO M-111 Specifications or shall be painted with inorganic zinc paints, meeting the requirements of current standard specifications.

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9: Cast grates shall be cast steel conforming to the requirements of AASHTO M-103, Grade 65-35 or of ductile iron conforming to the requirements of ASTM A-536, Special Grades 60-45, or of gray iron conforming to the requirements of AASHTO M-105, Class 35b or ASTM A-48 Class 35b, This specification of general application for cast steel grates shall be AASHTO M-103, Scope 121, Grade N-1.

10: Ferrous castings shall be of uniform quality free of blow-holes, porosity, hard spots, shrinkage distortion or other defects. They shall be smooth and well cleaned by shot blasting or other approved cleaning method. After cleaning they shall be coated with asphalt base paint resulting in a smooth coating, tough and tenacious when cold, not tacky, not brittle.

11: All casting shall be manufactured true to pattern. Component parts shall fit together in a satisfactory manner.

12: Grate will be depressed 1 inch below proposed or existing grade.

13: Two 1/2 inch x 4 inch long concrete anchor studs required for each side of frame, where frame is resting on concrete, use NELSON studs or equal

14: The grates of all inlets within the street pavement must be constructed with the grate bars perpendicular to the curb.

15: Chamfer all exposed edges 3/4 inch. All dimensions relating to reinforcing steel are to center of bars.

16: All concrete to be 3000 P.S.I. Minimum concrete cover shall be 1 1/2 inch for steel reinforcing.

17: Expansion material to be 1/2 inch bituminous fiber and be placed where proposed concrete comes in contact with any existing or proposed concrete or masonry structure.

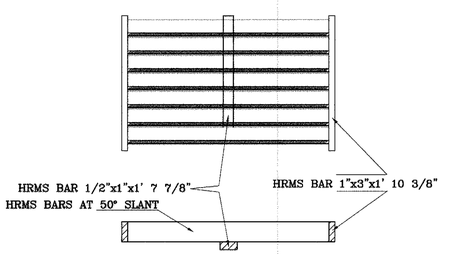
18: Structural steel shall be shop painted in accordance with T.H.D. item 446 "PAINT AND PAINTING".

19: All reinforcing bars to be #4 bars at 6" O.C. grade 60. Bend bars around pipe openings.

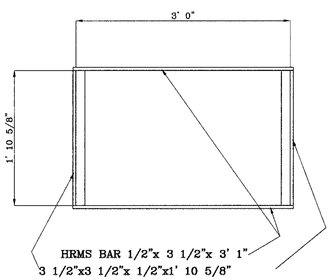
20: Surface of all exposed concrete shall conform in sloped and grade to existing or proposed curb and walk adjacent to inlets.

21: Inlets to be designated in plans by number of grates required.

22: Location of sewer pipes shown elsewhere in plans.

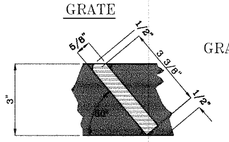


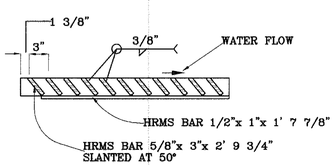
GRATE



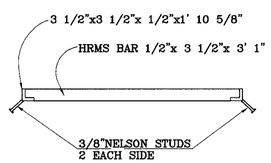
FRAME

GRATE CAPACITY = 7.32 CFS



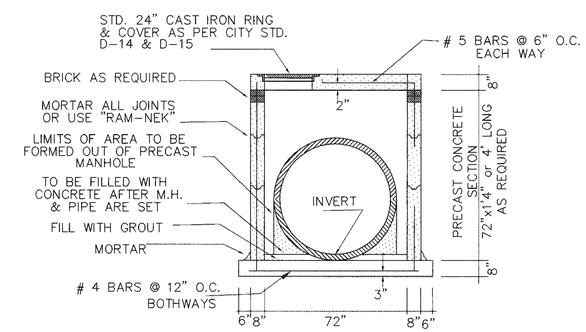


GRATE SECTION



FRAME SECTION

FRAME AND GRATE



PRECAST 72" MANHOLE SECTION

SCALE: 1" = 3'

MESQUITE HILLS

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY
MARKER D-347 PID DX4429 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: -10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80,
TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=30'
Vert: 1"=10'

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

ENGINEER'S SEAL NOT REQUIRED. THIS SHEET IS RECEIVED FROM CITY SUBDIVISION DESIGN STANDARDS.

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

INLET AND MANHOLE DETAILS & SPECIFICATIONS

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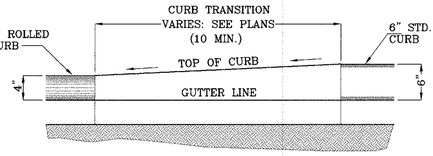
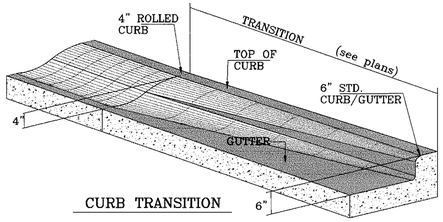
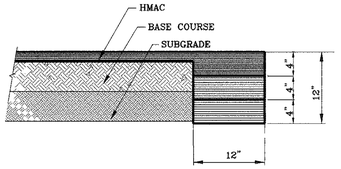


TYPICAL CURB TRANSITION
FROM 4" ROLLED CURB TO 6" STD. CURB

SCALE: 1"=1'



CURB TRANSITION

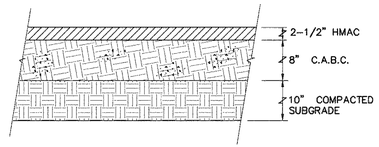


PAVEMENT TERMINUS

1" = 10'

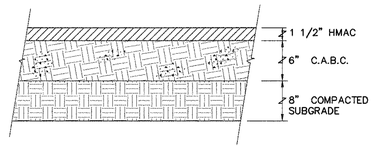
PAVEMENT NOTES

1. SUBGRADE TO BE COMPACTED TO 95% OF MAXIMUM DENSITY AS PER ASTM D1557.
2. BASE TO BE COMPACTED TO NOT LESS THAN 100% DENSITY IN ACCORDANCE WITH ASTM D1557.
3. BITUMINOUS MATERIAL SHALL CONFORM TO AC-10 OR AC-20, TYPE "C", GRADE III, IN ACCORDANCE WITH ASTM D3318.
4. PRIME COAT TO BE 0.25 GAL. PER SQUARE YARD (MINIMUM COVERAGE) MC-70.
5. COMPACTION TESTS WHERE REQUIRED BY THE CITY ENGINEER MUST BE PAID FOR BY THE DEVELOPER.
6. C.B.R. TESTS WILL BE REQUIRED AT 500 FOOT INTERVALS AFTER SUBGRADE IS PLACED AND/OR A MINIMUM OF TWO TESTS IF STREET IS LESS THAN 500 FEET.
7. STRICT VERTICAL CONTROL OF ALL CURB AND GUTTER ELEVATIONS WILL BE MAINTAINED. BLUE TOPPING WILL BE REQUIRED THROUGHOUT.
8. ALL PLANS MUST BE IN ACCORDANCE WITH THE LATEST EDITION OF THE CITY OF EL PASO SUBDIVISION DESIGN AND IMPROVEMENT STANDARDS.
9. HMAC. BASE, SUB BASE WILL BE IN ACCORDANCE WITH THE LATEST CITY OF EL PASO SPECIFICATIONS.
10. MINIMUM PAVEMENT DESIGN DETAILS ARE SHOWN. ACTUAL PAVEMENT DESIGN WILL BE DETERMINED BY: C.B.R.



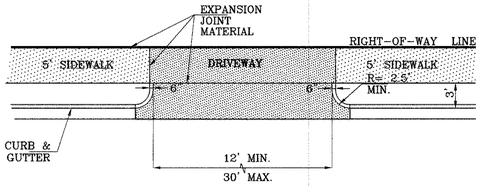
TYPICAL PAVEMENT SECTION
MINOR ARTERIAL

NOT TO SCALE



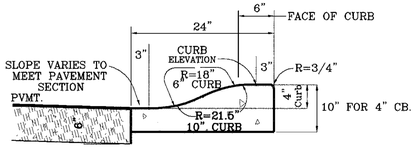
TYPICAL PAVEMENT SECTION
RESIDENTIAL STREETS

NOT TO SCALE



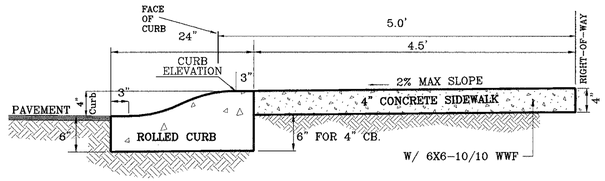
DRIVEWAY PLAN VIEW

AS PER CITY DESIGN STANDARD 6-8, 6-9
SCALE: 1"=10'



4" ROLLED CURB

SCALE: 1"=1'



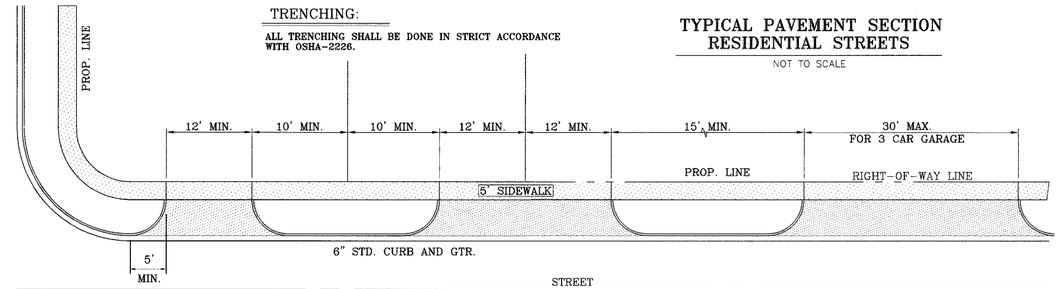
DRIVEWAY DETAIL

SCALE: 1 =1

TYPICAL ROLLED CURB DETAIL AT CUL-DE-SACS

TRENCHING:

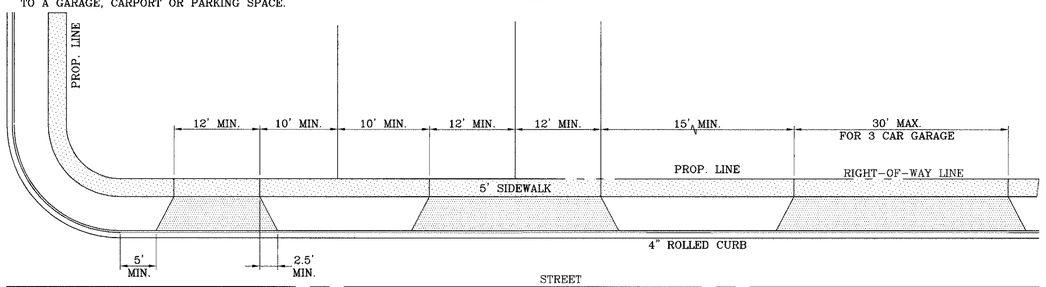
ALL TRENCHING SHALL BE DONE IN STRICT ACCORDANCE WITH OSHA-2226.



NOTE:
A MINIMUM PARKING SPACE LENGTH OF TWENTY (20) FEET SHALL BE PROVIDED MEASURED FROM THE PROPERTY LINE TO A GARAGE, CARPORT OR PARKING SPACE.

TYPICAL RESIDENTIAL DRIVEWAYS

SCALE: 1"-10'

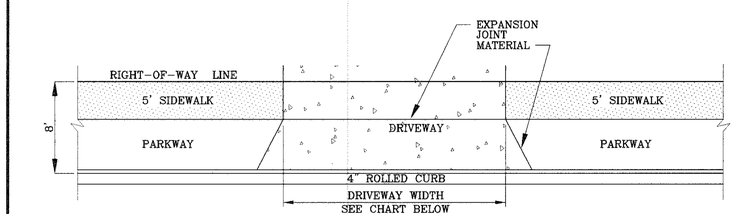


NOTE:
A MINIMUM PARKING SPACE LENGTH OF TWENTY (20) FEET SHALL BE PROVIDED MEASURED FROM THE PROPERTY LINE TO A GARAGE, CARPORT OR PARKING SPACE.

RESIDENTIAL DRIVEWAYS
TYPICAL AT 4" ROLLED CURB

AS PER CITY DESIGN STD. # 6-7.
SCALE: 1"-10'

NOTE:
THICKENED EDGE SHALL BE CONSTRUCTED IN COURSED NOT OVER 4" IN THICKNESS, EACH COURSE THOROUGHLY COMPACTED BEFORE PLACING NEXT COURSE, FINAL COURSE,
FINAL COURSE TO BE PLACED MONOLITHIC WITH PAVEMENT.

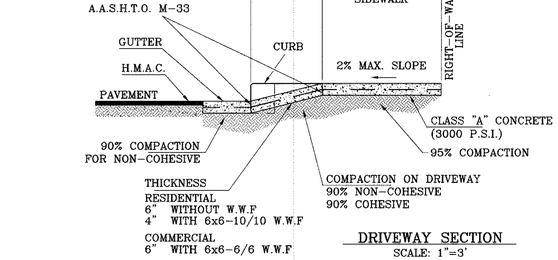


DRIVEWAY PLAN VIEW

AS PER CITY DESIGN STANDARD 6-9

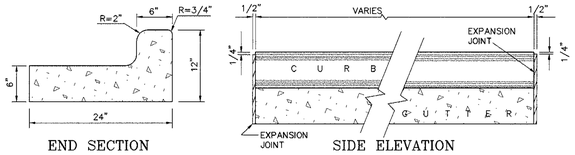
DRIVEWAY WIDTH	MIN.	MAX.
RESIDENTIAL	12'	24'
FOR A THREE CAR GARAGE	12'	30'

NOTES:
1: ALL RAMPS SHALL HAVE DETECTABLE WARNINGS: SURFACES SHALL HAVE CONTRAST OF COLOR AND GROOVED: 1/4" DEEP, 1/4" WIDE, AND 4" APART
2: CROSS SLOPE SHALL NOT EXCEED 1:50
3: RAMP SLOPE SHALL NOT EXCEED 1:12 IF PARKWAY AND SIDEWALK TOTAL 8 FEET A 1/4" LIP MAY BE USED ON EACH SIDE OF RAMP



DRIVEWAY SECTION

SCALE: 1"=3'

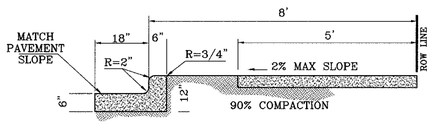


END SECTION

SIDE ELEVATION

CURB DETAILS

SCALE: 1"=1'

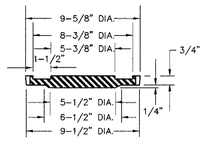


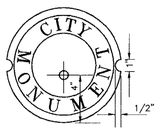
NOTES:

1. CONCRETE SHALL BE 3000 P.S.I. MINIMUM @ 28 DAYS.
2. DUMMY JOINTS REQUIRED AT 10' O.C. FOR CURB/GUTTER AND 5' O.C. FOR SIDEWALK.
3. EXPANSION MATERIAL REQUIRED AT CURB RETURNS WITH 1/2" PREMOLDED ASPHALT IMPREGNATED EXPANSION MATERIAL OR EQUAL.
4. EXPANSION JOINTS REQUIRED AT 50' O.C. WHEN FORMING FOR CURBS.
5. WHENEVER SIDEWALK ABUTS ROCK OR MASONRY STRUCTURES SUCH AS CURBS OR BUILDINGS, EXPANSION JOINT FILLER SHALL BE USED IN ACCORDANCE WITH STANDARD SPECIFICATIONS.

TYPICAL CURB AND SIDEWALK DETAIL

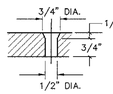
AS PER CITY DESIGN STANDARD 6-1
SCALE: 1"=5'





COVER

SCALE : 1" = 6"



COUNTERSUNK DETAIL

SCALE : 1" = 3"

SIZE AND CONSTRUCTION:
THE STANDARD CITY MONUMENT SHALL BE POURED-IN-PLACE CONCRETE CONE. EIGHT (8) INCHES MINIMUM DIAMETER AT THE TOP, EIGHTEEN (18) INCHES MINIMUM DIAMETER AT THE BOTTOM, THIRTY-SIX (36) INCHES MINIMUM IN DEPTH WITH THE MONUMENT CAP IN PLACE ON TOP.

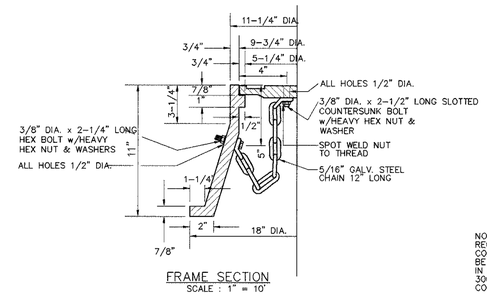
THE MONUMENT SHALL BE COVERED WITH A CAST IRON BOX AND COVER.

NUMBER AND LOCATIONS:
THE MONUMENTS SHALL BE INSTALLED WHERE SHOWN ON THE SUBDIVISION PLAT AS APPROVED BY THE CITY ENGINEER.

ANY MONUMENT MUST BE WITHIN THE LINE OF SIGHT OF ANY OTHER MONUMENT (2000 FEET MAXIMUM DISTANCE BETWEEN MONUMENTS).
THE SIZE, TOPOGRAPHY AND LAYOUT OF THE SUBDIVISION SHALL GOVERN THE NUMBER OF MONUMENTS REQUIRED.

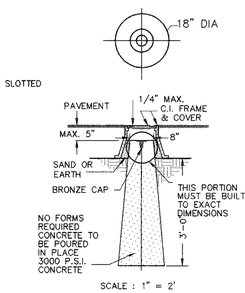
NO FEWER THAN TWO MONUMENTS SHALL BE PLACED IN A ONE STREET SUB-DIVISION.

AT LEAST ONE (1) MONUMENT SHALL BE PLACED ON EACH HORIZONTAL CURVE. TWO SHALL BE PLACED IF THE POINT OF INTERSECTION (P.I.) OF THE TANGENTS LEADING INTO THE CURVE FALLS OUTSIDE OF CITY RIGHT-OF-WAY. MONUMENTS SHALL BE INSTALLED SO THAT ALL FRONT PROPERTY CORNERS OF ALL LOTS IN THE SUBDIVISION ARE WITHIN LINE OF SIGHT OF A MONUMENT, OR WITHIN SIGHT OF LINE BETWEEN TWO ADJACENT MONUMENTS.

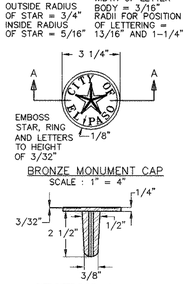


FRAME SECTION

SCALE : 1" = 10'



SCALE : 1" = 2'



SECTION A -A

CITY MONUMENT DETAIL

CITY MONUMENT AS PER CITY STANDARDS

MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM CONVERSION: 10.429
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-07-2006.	E.F.G.
11-06-2006	City Redlines as per 11-01-2006.	E.F.G.

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: AS SHOWN
Vert: --

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

ENGINEER'S SEAL NOT REQUIRED. THIS SHEET IS REPRODUCED FROM CITY SUBDIVISION DESIGN STANDARDS.

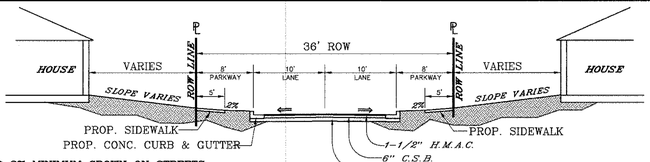
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79926
CONDE INC.

SHEET TITLE

STANDARD DETAILS

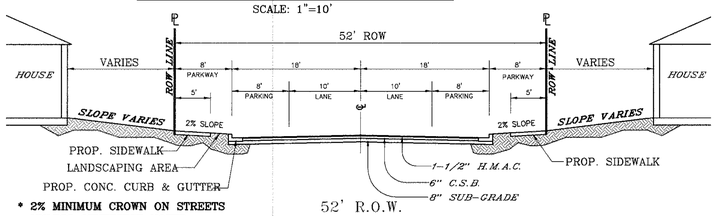
MESQUITE HILLS

C:\SU\Mesquite Hills-ASBUILT\dwg\MH-STD.dwg, 9/20/2007 3:48:45 PM, 750C.pc3



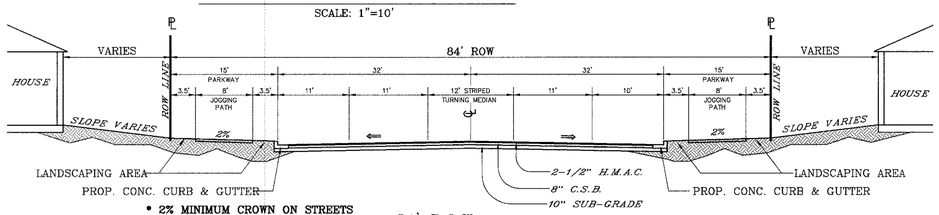
• 2% MINIMUM CROWN ON STREETS UNLESS OTHERWISE NOTED.

36' R.O.W.
MINOR RESIDENTIAL ACCESS STREET
SCALE: 1"=10'



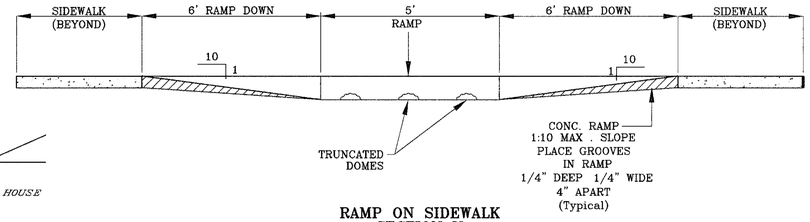
• 2% MINIMUM CROWN ON STREETS UNLESS OTHERWISE NOTED.

52' R.O.W.
RESIDENTIAL SUBCOLLECTOR STREET
SCALE: 1"=10'

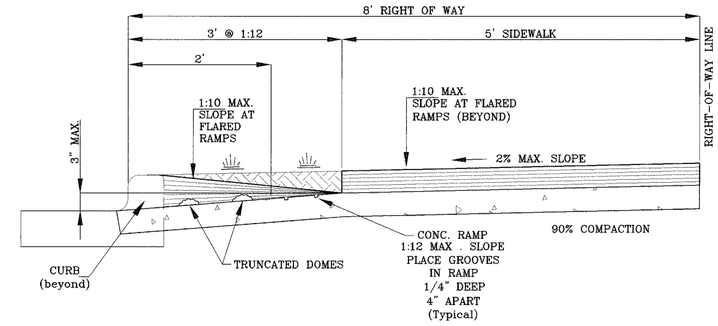


• 2% MINIMUM CROWN ON STREETS UNLESS OTHERWISE NOTED.

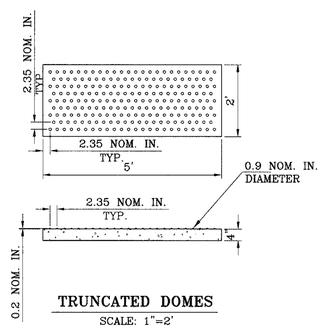
84' R.O.W.
MINOR ARTERIAL STREET
SCALE: 1"=10'



RAMP ON SIDEWALK
SECTION Y
SCALE: 1"-2'

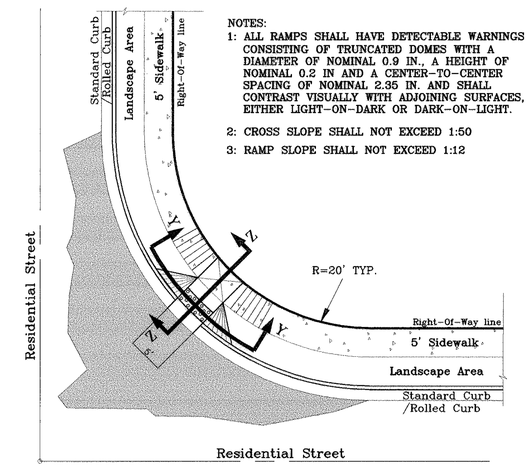


TYPICAL WHEELCHAIR RAMP
AT 6" CURB & GUTTER
SECTION Z
SCALE: 1"=1'

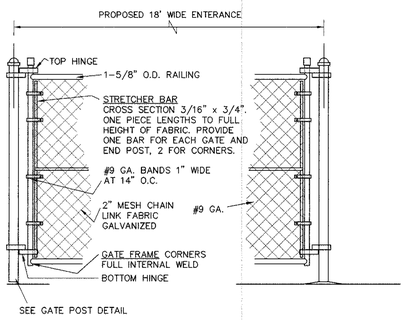


TRUNCATED DOMES
SCALE: 1"=2'

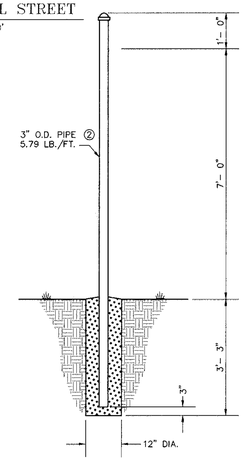
NOTES:
1: ALL RAMPS SHALL HAVE DETECTABLE WARNINGS CONSISTING OF TRUNCATED DOMES WITH A DIAMETER OF NOMINAL 0.9 IN., A HEIGHT OF NOMINAL 0.2 IN AND A CENTER-TO-CENTER SPACING OF NOMINAL 2.35 IN. AND SHALL CONTRAST VISUALLY WITH ADJOINING SURFACES, EITHER LIGHT-ON-DARK OR DARK-ON-LIGHT.
2: CROSS SLOPE SHALL NOT EXCEED 1:50
3: RAMP SLOPE SHALL NOT EXCEED 1:12



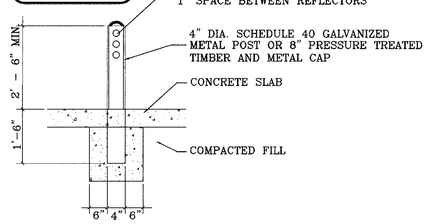
RAMP ON SIDEWALK AT
STANDARD / ROLLED CURB
52' R.O.W.
SCALE: 1" = 10'



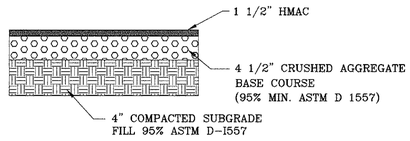
DOUBLE SWING GATE DETAIL
SCALE: 1" = 2'



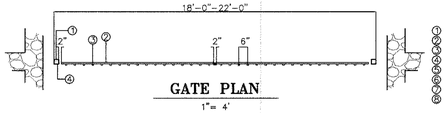
GATE POST
SCALE: 1" = 2'



BOLLARD DETAIL
1"=2'

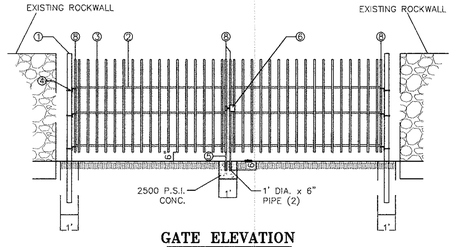


HMAC JOGGING PATH PAVEMENT SECTION
SCALE: 1/2"=1'-0"

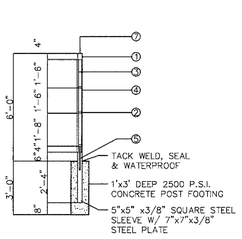


GATE PLAN
1"= 4'

1. 3"x3"x3/16" SQUARE STEEL TUBING
2. 2"x1"x14 GA. RECTANGULAR STEEL TUBING
3. 1 1/2"x1/2"x16 GA. RECTANGULAR STEEL TUBING
4. BOLT HOOK AND STRAP HINGE
5. CANE BOLT LATCH W/ KEEPER 5-8"x18" LONG (2 REQUIRED)
6. DOUBLE GATE HEAVY DUTY INDUSTRIAL LATCH W/ PAD LOCK
7. FLAT TOP POLYVINYL CAP
8. 2"x1"x10 GA. RECT. STL. TUBING



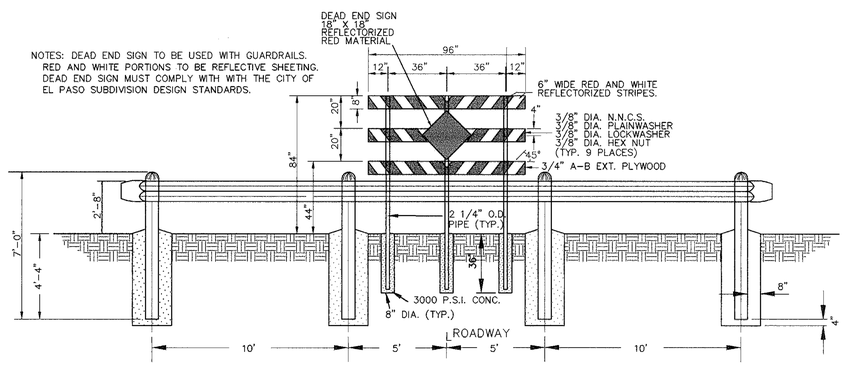
GATE ELEVATION
1"= 4'



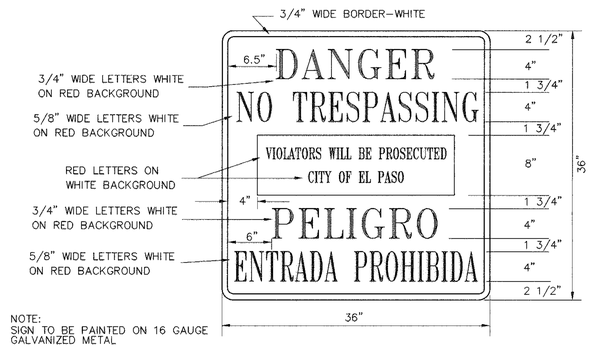
GATE SECTION
1"= 4'

WROUGHT IRON GATE
1"= 4'

NOTES: DEAD END SIGN TO BE USED WITH GUARDRAILS. RED AND WHITE PORTIONS TO BE REFLECTIVE SHEETING. DEAD END SIGN MUST COMPLY WITH WITH THE CITY OF EL PASO SUBDIVISION DESIGN STANDARDS.



GUARD RAIL DETAIL
SCALE : 1" = 3'



NOTE:
SIGN TO BE PAINTED ON 16 GAUGE GALVANIZED METAL

WARNING SIGN DETAIL
SCALE : N.T.S.

MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 401.3.41
CITY DATUM ELEVATION: 4002.98
CITY DATUM ELEVATION: 4002.98

DATE	REVISIONS	BY
09-21-2006	Revise package as per revised plat.	E.F.G.
10-10-2006	City Redlines as per 10-02-2006.	E.F.G.
11-08-2006	City Redlines as per 11-01-2006.	E.F.G.
12-05-2006	City Redlines as per 12-05-2006.	E.F.G.

PROJECT NAME
MESQUITE HILLS
BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: AS SHOWN
Vert: --
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

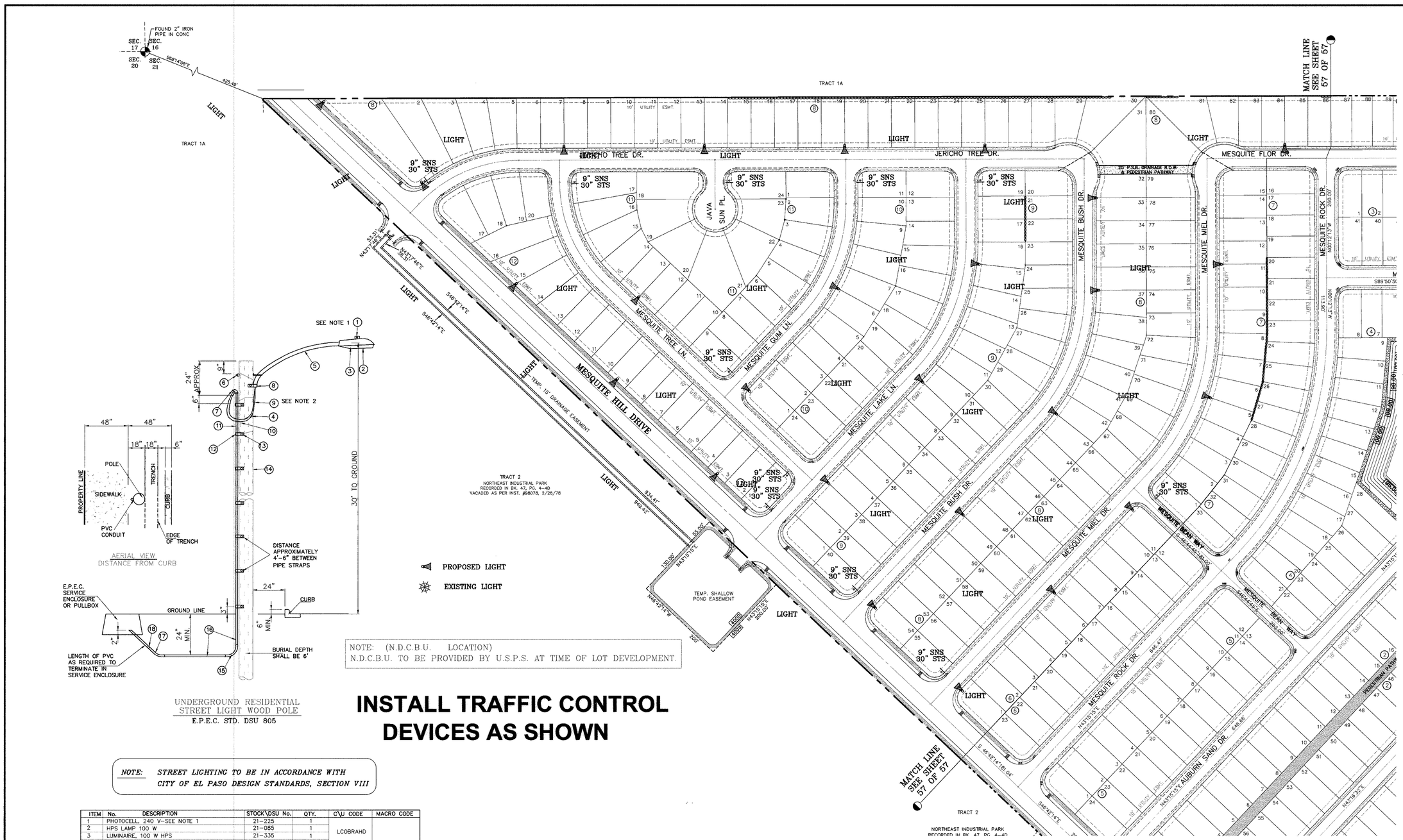
ENGINEER'S SEAL
ENGINEER'S SEAL NOT REQUIRED. THIS SHEET IS REPRODUCED FROM CITY SUBDIVISION DESIGN STANDARDS.

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE. 400
EL PASO, TEXAS 79936
CONDE INC.

SHEET TITLE
STANDARD DETAILS

SHT 55 OF 57

MESQUITE HILLS



UNDERGROUND RESIDENTIAL
STREET LIGHT WOOD POLE
E.P.E.C. STD. DSU 805

NOTE: (N.D.C.B.U. LOCATION)
N.D.C.B.U. TO BE PROVIDED BY U.S.P.S. AT TIME OF LOT DEVELOPMENT.

INSTALL TRAFFIC CONTROL DEVICES AS SHOWN

NOTE: STREET LIGHTING TO BE IN ACCORDANCE WITH CITY OF EL PASO DESIGN STANDARDS, SECTION VIII

ITEM	No.	DESCRIPTION	STOCK\DSU No.	QTY.	C\U CODE	MACRO CODE
1		PHOTOCELL, 240 V-SEE NOTE 1	21-225	1	LCOBRAHD	LCOBRAUG
2		HPS LAMP 100 W	21-085	1		
3		LUMINAIRE, 100 W HPS	21-335	1		
4		SLEEVES, #12-10	05-140	2		
5		MAST ARM, 6' x 1 1/4"	21-200	1	LBRKT1*6	
6		MACHINE BOLT, 5/8" x 12"	02-470	1	LMB5/812	
		SQUARE GALV. WASHER, 2 1/4"x2 1/4"	02-760	1		
		COIL SPRING WASHER, 5/8"	02-786	1		
		LOCK NUT, 5/8"	02-706	1		
7		SERVICE ENTRANCE CAP FOR 1" PVC CONDUIT	17-281	1	LSVCCAP1	
8		LAG BOLT, 1/2" x3"	02-343	2	LLAG12*3	
9		CABLE #10, 2 CONDUCTOR, 600V, UF	13-600	8'	L2C#10S	
10		COPPER CBLE, #12, 19 SOLID, 600V BLUE	13-702	60'	LC#12CU	
11		SCHEDULE 80 1" PVC CONDUIT	17-280	30'	LSCH801	
12		PIPE STRAP FOR 1" PVC CONDUITM 2 HOLE	17-283	7	LPVCSTRP	
13		NAIL, STAINLESS STEEL SCREW 2.5"	14-427	.25#	LNAL14*2	
14		POLE, 35' CLASS 4	09-035	1	L354UG	
15		1" PVC 90 DEGREE ELBOW	17-297	1	LEL901	
16		1" PVC CONDUIT	17-299	AS REQ'D	LPVC1.	
17		1" PVC 45 DEGREE ELBOW	17-298	1	LEL451	
18		1" PVC COUPLING	17-296	1	LCPLG1	

1 MOUNT SO THAT PHOTO CELL IS FACING NORTH.
2 ITEM #9 SHALL NOT BE SPLICED INSIDE ITEM #5.
3 INSTALLATION MUST COMPLY WITH LOCAL CODE REQUIREMENTS.
4 FOR ANY CLARIFICATION, EXCEPTIONS OR QUESTIONS REGARDING THIS STANDARD, CALL THE EL PASO ELECTRIC COMPANY DISTRIBUTION DESIGN DEPARTMENT.

BENCHMARKS

VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER T 1383 - PID# EG0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM ELEVATION: 4002.98
CITY DATUM: ELEVATION: 4002.98

DATE	REVISIONS	BY
10-10-2006	City Redlines as per 09-25-2006.	EPC
11-08-2006	Relocate pedestrian pathway adjacent to R.O.W. line.	EPC
04-18-2007	Revise package as per revised plat.	FC

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=100'
Vert: —

DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: R.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

ILLUMINATION PLAN

SHT 56 OF 57

MESQUITE HILLS

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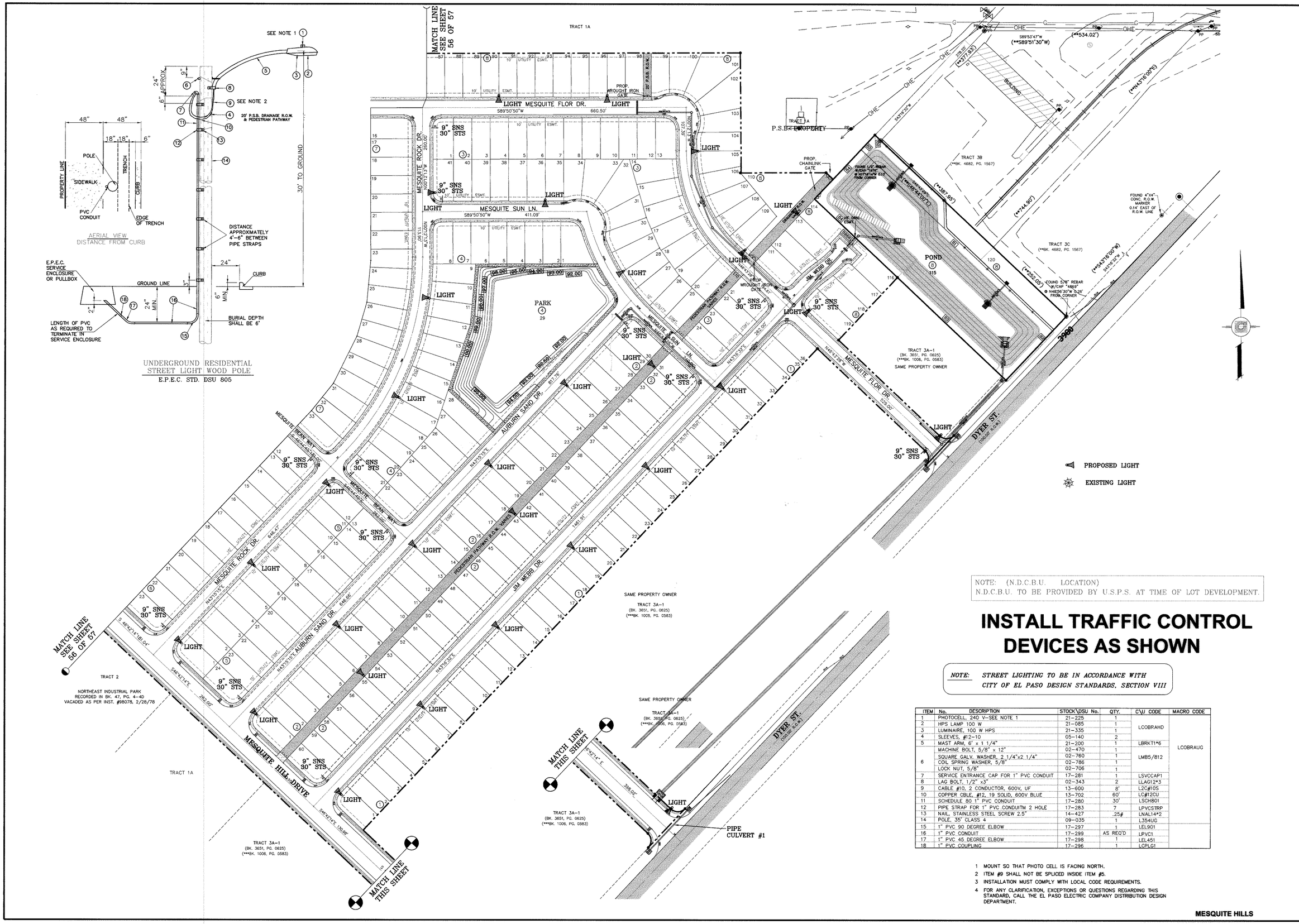

NOTE: (N.D.C.B.U. LOCATION)
N.D.C.B.U. TO BE PROVIDED BY U.S.P.S. AT TIME OF LOT DEVELOPMENT.

INSTALL TRAFFIC CONTROL DEVICES AS SHOWN

NOTE: STREET LIGHTING TO BE IN ACCORDANCE WITH CITY OF EL PASO DESIGN STANDARDS, SECTION VIII

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MESQUITE HILLS

BENCHMARKS
VERTICAL DATUM IS CITY AS PER NATIONAL GEODETIC SURVEY MARKER "B 1383", PID# CE0410 NAVD 88 ELEVATION: 4013.41
CITY DATUM ELEVATION: 4000.00
CITY DATUM ELEVATION: 4002.89

DATE	REVISIONS	BY
11-08-2006	Relocate jogging path adjacent to R.O.W. line.	EFG
01-08-2007	Revise boundary and pond as per add runoff.	FC
04-18-2007	Revise postage as per revised plat.	FC

PROJECT NAME

MESQUITE HILLS

BEING A PORTION OF SECTION 21, BLOCK 80, TSP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 89.713 ACRES

SCALE
Horiz: 1"=100'
Vert: —
DATE: MAY 2006
DESIGN BY: F.C.
INITIATED BY: E.F.G.
CHKD. BY: Y.C.
JOB NO.: 1105-29

ENGINEER'S SEAL
STATE OF TEXAS
FRANCISCO CARRILLO
JR.
96181
10/24/06

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO DR. STE 400
EL PASO, TEXAS 79936

CONDE INC.

SHEET TITLE

ILLUMINATION PLAN

SHT 57 OF 57

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