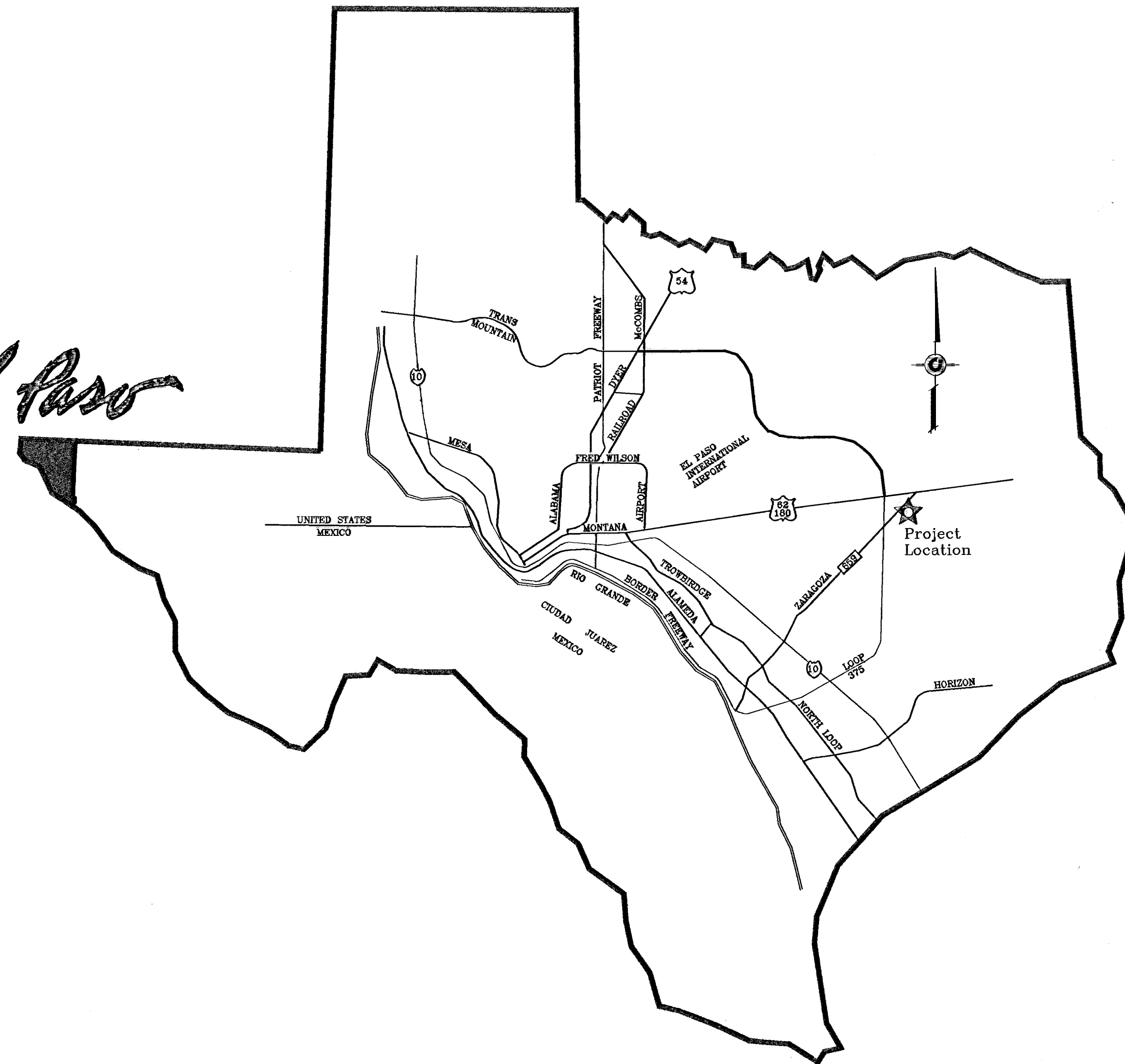
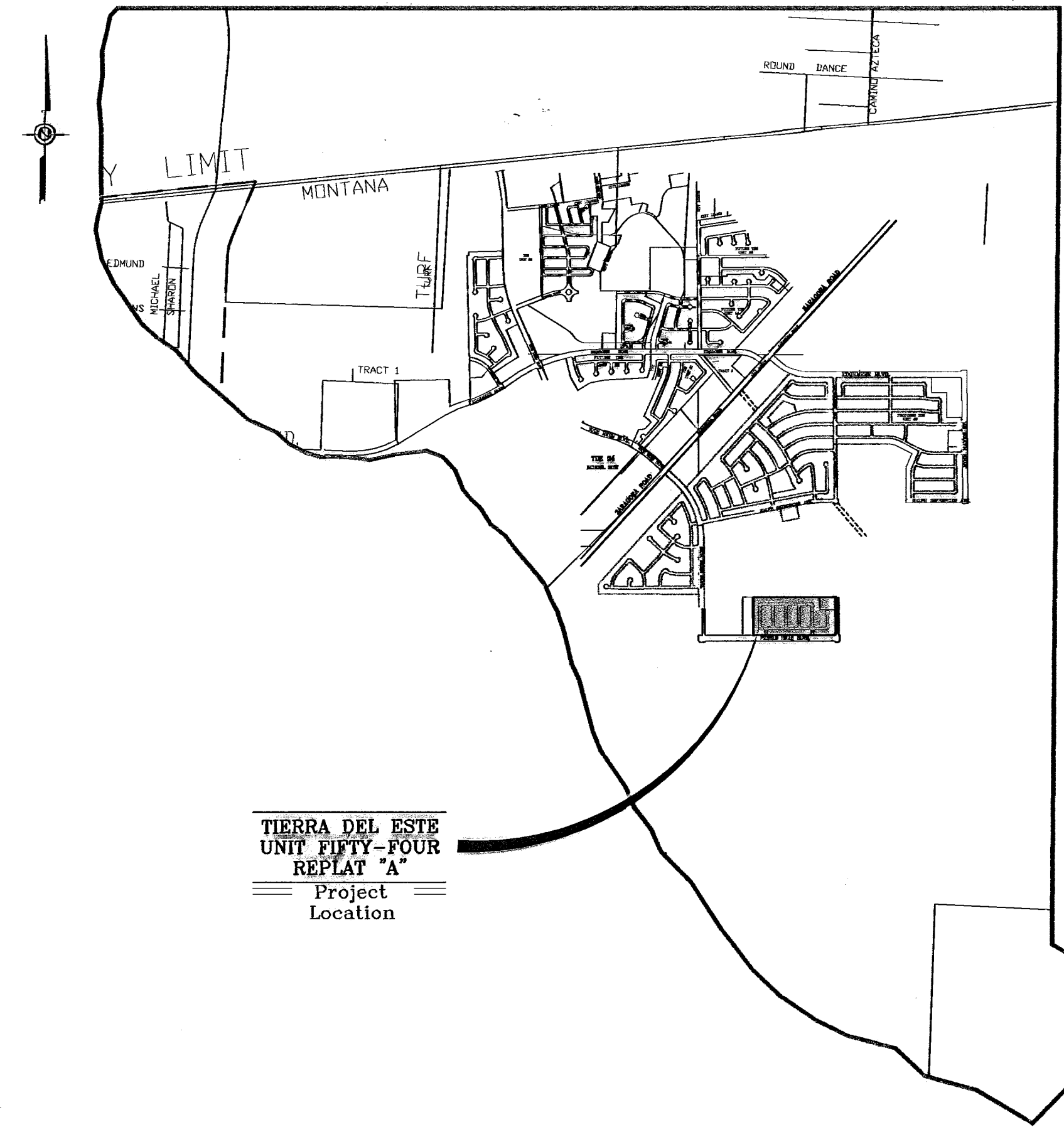


El Paso



VICINITY MAP

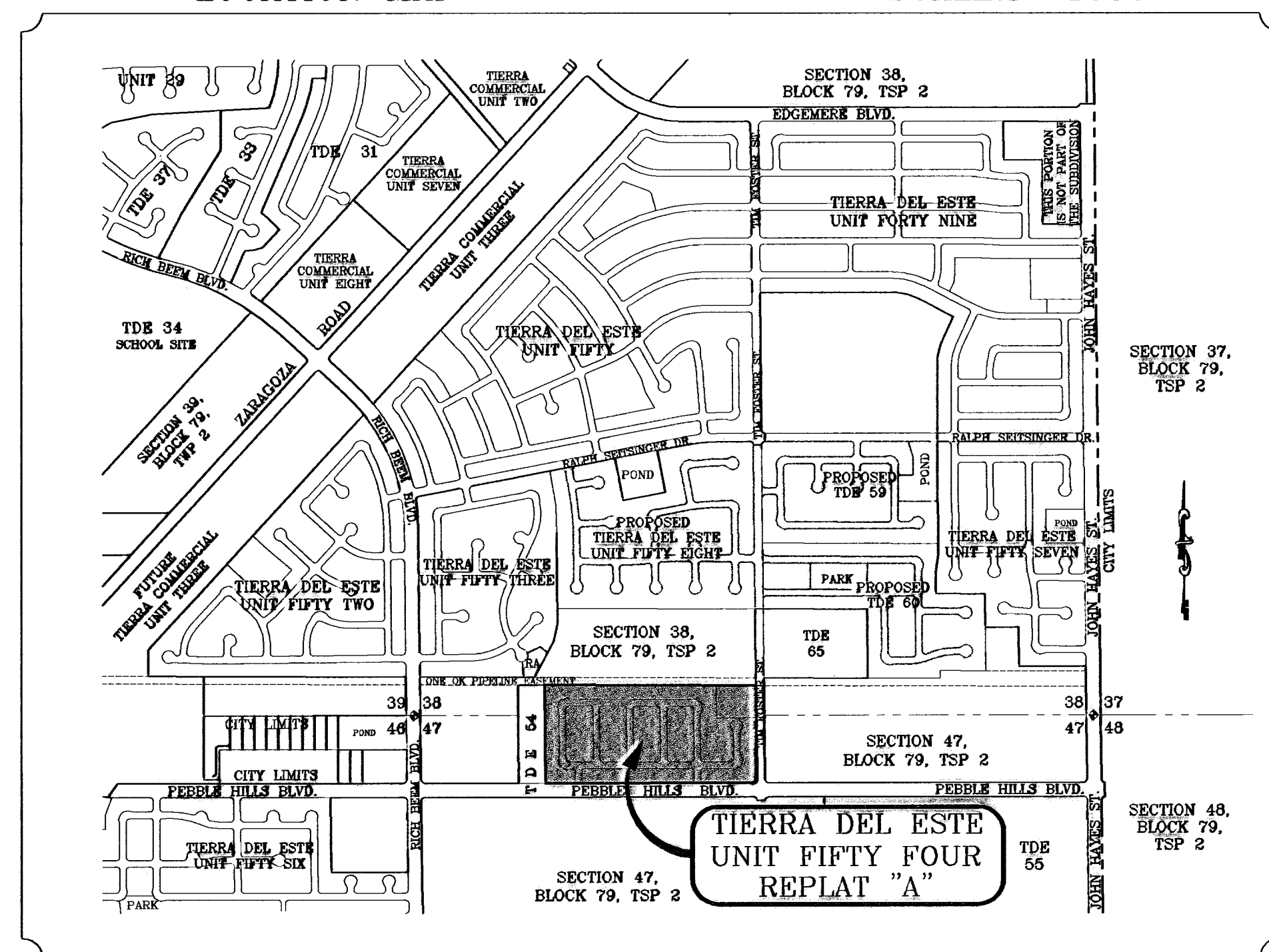


STREET IMPROVEMENTS

I N D E X

LOCATION MAP

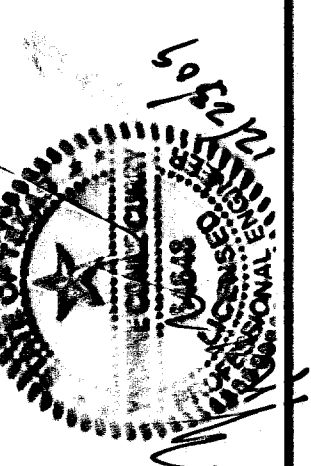
SCALE: 1"=1000'



TITLE	SHEET No.	
COVER SHEET	1	OF 26
PLAT	2	OF 26
GRADING	3	OF 26
GRADING SECTIONS	4-5	OF 26
DRAINAGE	6	OF 26
S.W.P.P. AND STANDARD DETAILS	7-8	OF 26
PINO TRISTE DR./PEBBLE ROCK PL.	9-11	OF 26
PINO TRISTE DR./FIREWOOD DR.	12-15	OF 26
PINO SECO PL.	16	OF 26
PINO BLANCO PL.	17	OF 26
PINO ALTO PL.	18	OF 26
PASILLO ROCK PL.	19	OF 26
POND SECTIONS	20	OF 26
STRUCTURE DETAILS	21-23	OF 26
STANDARD DETAILS	24-25	OF 26
ILLUMINATION PLAN	26	OF 26

PROJECT NAME
**TIERRA DEL ESTE UNIT FIFTY FOUR
 REPLAT "A"**

BEING A REPLAT OF BLOCKS 24 AND 215, AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TIERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 32.379 ACRES



CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 1700 LEE, TRAVINO DR. STE 400
 EL PASO, TEXAS 79906



TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

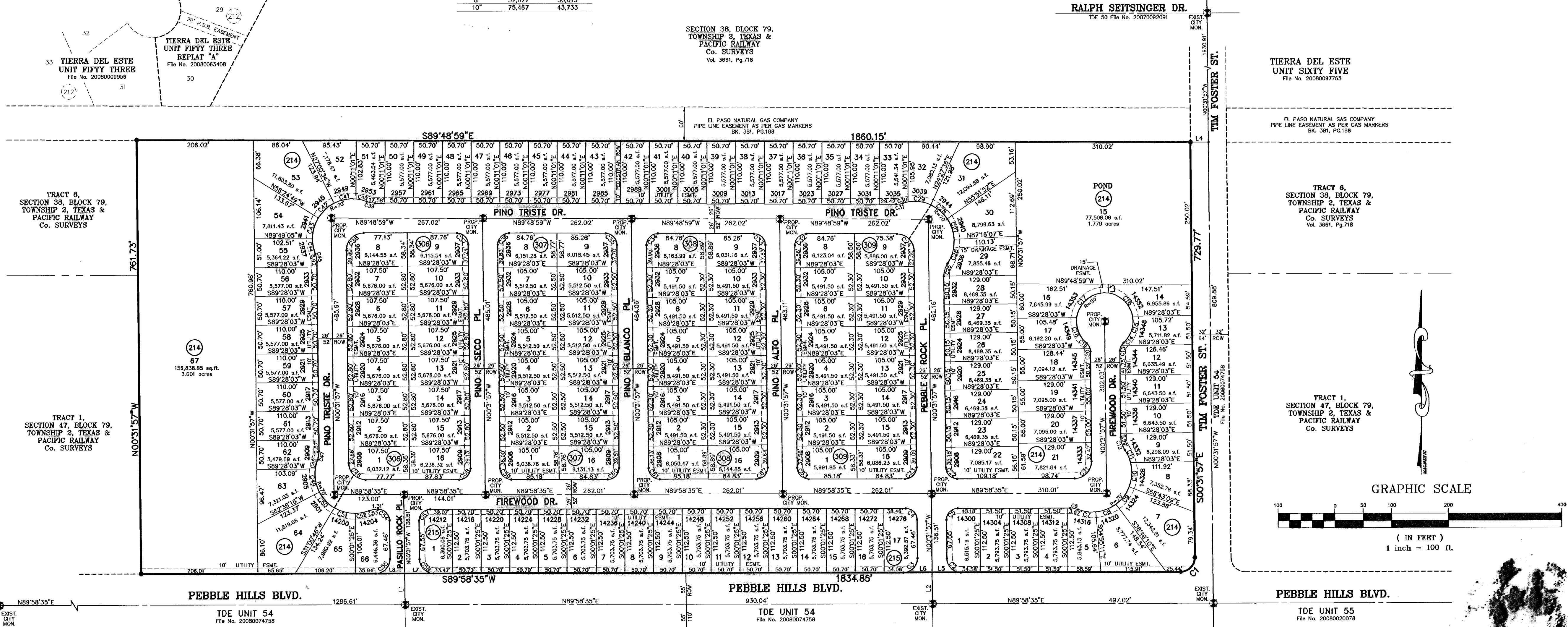
BEING A REPLAT OF BLOCKS 214 AND 215, AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TIERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS. CONTAINING 32.379 ACRES

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	25.00	39.49	25.22	35.51	S44°43'19"W	90°30'32"
C2	25.00	39.05	24.78	35.20	S45°16'41"E	89°29'28"
C3	25.00	39.49	25.22	35.51	N44°43'19"E	90°30'32"
C4	20.00	31.24	19.82	28.16	N45°16'41"E	89°29'28"
C5	20.00	31.59	20.18	28.41	S44°43'19"W	90°30'32"
C6	40.00	14.86	7.51	14.77	N79°20'11"W	21°18'48"
C7	70.00	31.98	18.27	31.89	S81°49'54"E	26°10'33"
C8	70.00	38.97	20.01	38.47	N69°07'50"E	31°53'59"
C9	70.00	38.97	20.01	38.47	N37°13'50"E	31°53'59"
C10	70.00	43.08	22.25	42.41	N43°38'53"E	35°15'54"
C11	70.00	25.32	12.80	25.19	N24°20'55"W	20°43'43"
C12	40.00	23.86	12.30	23.51	S17°37'22"E	34°10'49"
C13	20.00	10.18	5.20	10.07	S14°02'55"W	29°09'44"
C14	20.00	6.90	3.48	6.86	S38°30'28"W	19°45'19"
C15	50.00	51.21	28.11	49.00	N19°02'54"E	58°41'05"
C16	50.00	62.49	36.07	58.50	N46°08'10"W	71°38'22"
C17	50.00	79.10	50.57	71.11	S52°46'17"W	90°38'44"
C18	50.00	49.65	27.09	47.64	S21°00'03"E	56°53'56"
C19	20.00	12.32	6.37	12.13	N31°47'47"W	35°18'29"
C20	20.00	4.75	2.39	4.74	N07°20'15"W	13°58'35"
C21	30.00	17.39	9.27	17.21	N44°43'19"E	90°30'32"
C22	20.00	31.24	19.82	28.16	S45°16'41"E	89°29'28"
C23	20.00	31.59	20.18	28.41	N44°43'19"E	90°30'32"
C24	30.00	46.75	29.83	42.16	N45°10'28"W	89°17'01"
C25	40.00	23.86	12.30	23.51	S16°33'27"W	34°10'49"
C26	70.00	44.45	23.00	43.70	N15°27'30"E	36°22'45"
C27	70.00	38.37	19.68	37.89	N18°28'00"W	31°24'15"
C28	70.00	38.37	19.68	37.89	N49°50'19"W	31°24'15"
C29	70.00	41.22	21.23	40.63	N82°24'32"W	33°44'18"
C30	70.00	9.63	4.82	9.62	S76°46'55"W	7°52'47"
C31	40.00	12.11	6.10	12.06	N81°30'46"E	17°20'29"
C32	20.00	31.67	20.25	28.46	S44°49'32"W	90°42'59"
C33	20.00	31.17	19.75	28.11	N45°10'28"W	89°17'01"
C34	20.00	31.67	20.25	28.46	S44°49'32"W	90°42'59"
C35	20.00	31.17	19.75	28.11	N45°10'28"W	89°17'01"
C36	20.00	31.67	20.25	28.46	S44°49'32"W	90°42'59"
C37	20.00	31.17	19.75	28.11	N45°10'28"W	89°17'01"
C38	30.00	47.50	30.38	42.69	S44°49'32"W	90°42'59"
C39	40.00	14.86	7.51	14.77	S79°10'35"E	21°18'48"
C40	70.00	19.19	9.65	19.13	N76°23'22"W	15°42'23"
C41	70.00	40.03	20.58	39.48	S79°22'28"W	32°46'00"
C42	70.00	38.37	19.68	37.89	S47°17'18"W	31°24'15"
C43	70.00	38.37	19.68	37.89	S15°33'03"W	31°24'15"
C44	70.00	26.87	13.60	26.71	S10°48'55"E	21°59'41"
C45	40.00	14.86	7.51	14.77	N11°02'21"W	21°18'48"
C46	30.00	46.86	29.73	42.24	S45°16'41"E	89°29'28"
C47	40.00	14.86	7.51	14.77	N10°08'26"E	21°18'48"
C48	70.00	16.88	8.48	16.84	S13°50'19"W	13°49'02"
C49	70.00	41.94	21.62	41.31	S10°13'58"E	34°19'32"
C50	70.00	38.60	19.80	38.11	S43°11'29"E	31°35'50"

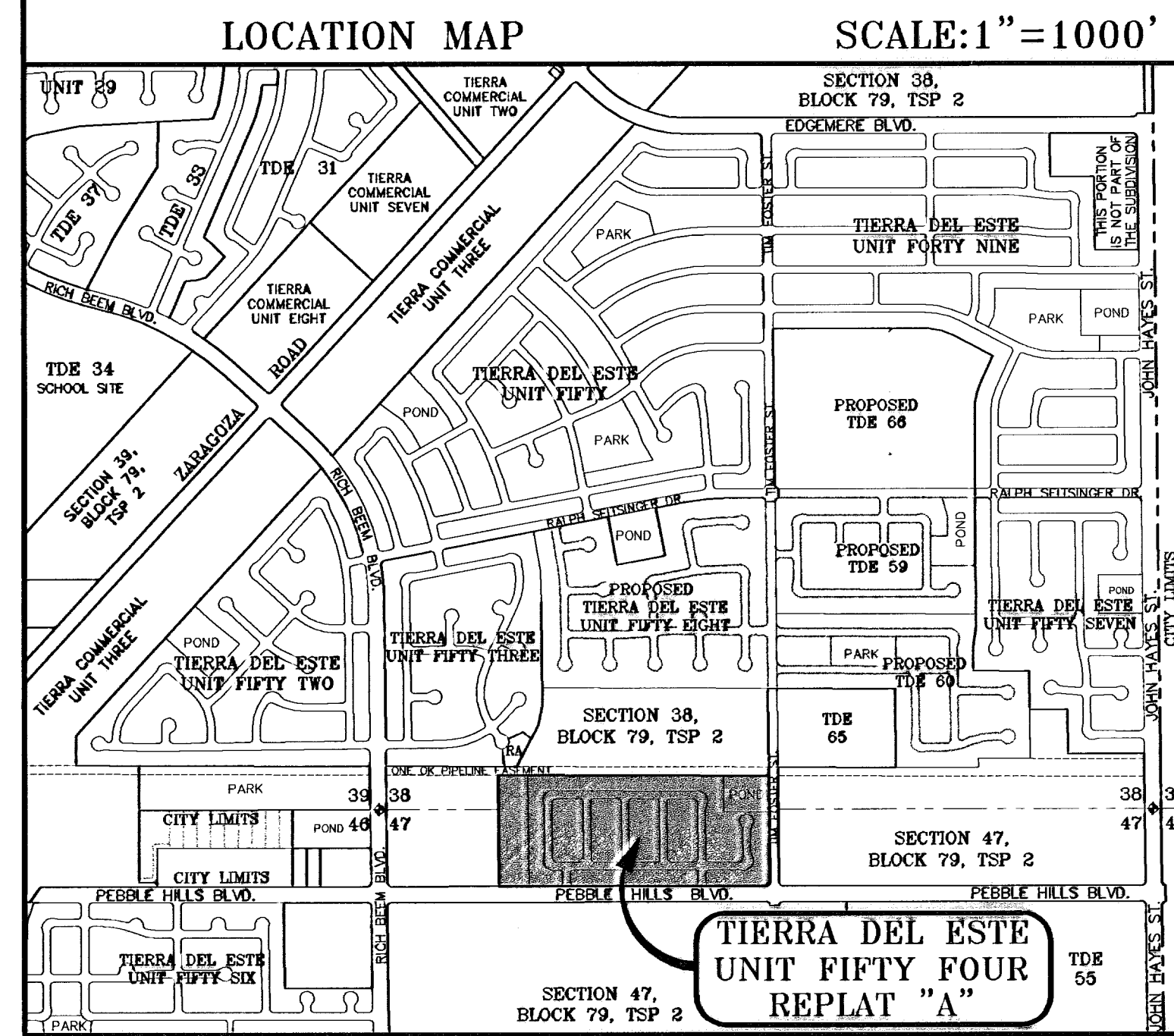
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C51	70.00	38.81	19.92	38.32	S74°52'20"E	31°46'12"
C52	70.00	25.10	12.69	24.97	N78°58'10"E	20°32'47"
C53	40.00	14.86	7.51	14.77	S79°20'11"W	21°18'48"
C54	20.00	31.24	19.82	28.16	N45°16'41"E	89°29'28"
C55	25.00	39.49	25.22	35.51	N44°43'19"E	90°30'32"
C56	25.00	39.05	24.78	35.20	S45°16'41"E	89°29'28"
C57	20.00	31.59	20.18	28.41	N44°43'19"E	90°30'32"
C58	20.00	31.24	19.82	28.16	S45°16'41"E	89°29'28"
C59	20.00	31.59	20.18	28.41	N44°43'19"E	90°30'32"
C60	20.00	31.24	19.82	28.16	S45°16'41"E	89°29'28"
C61	20.00	31.24	19.82	28.16	S45°16'41"E	89°29'28"
C62	20.00	31.59	20.18	28.41	N44°43'19"E	90°30'32"
C63	20.00	31.24	19.82	28.16	S45°16'41"E	89°29'28"

Tierra Del Este Unit Fifty Four Replat "A" Notes:
 Tierra Del Este Subdivision Unit Fifty Four Replat "A" is subject to the Annexation Agreement entered into by Ranchos Real XIV, L.P. with the City of El Paso on January 31, 2006. Among other conditions the agreement required the following:
 Item #1: Owner agrees to pay a water and wastewater connection fee to the El Paso Water Utilities Department of the City for each three quarter inch (3/4") equivalent water meter that is connected to the public water system as shown below. The water and wastewater connection fee shall be increased by three (3) percent on March 1, 2006, and each year thereafter. Payment of the water and wastewater connection fee shall be due at the time of application for water and wastewater to the system.

Meter Size	Water (\$)	Wastewater (\$)
5/8" x 3/4"	266	308
1"	1,398	809
1 1/2"	2,830	1,640
2"	4,528	2,624
3"	9,056	5,248
4"	14,150	8,200
6"	28,300	16,400
8"	52,637	30,613
10"	75,467	43,733



NOTES:
 WATER AND SEWER SERVICES WILL BE EXTENDED TO THIS SUBDIVISION (TIERRA DEL ESTE UNIT FIFTY FOUR) FROM EXISTING EL PASO WATER UTILITIES/PUBLIC SERVICE BOARD FACILITIES AND WILL BE CONSTRUCTED AND OPERABLE AS OF SEPTEMBER 2009.
 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 18.343, TEXAS WATER CODE IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION. INSTRUMENT NO. 20090069855 DATE 2 October 2009.
 TAX CERTIFICATE FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION. INSTRUMENT NO. 20090069855 DATE 2 October 2009.
 VEHICULAR ACCESS TO THOSE RESIDENTIAL LOTS ABUTTING PEBBLE HILLS BLVD., AND TIM FOSTER STREET 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. 20090069857 DATE 2 October 2009.
 RESTRICTIVE COVENANTS FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION. INSTRUMENT NO. 20090069853 DATE 2 October 2009.
 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.
 ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 48021201758, DATED SEPTEMBER 4, 1991 THIS PROPERTY IS IN FLOOD HAZARD ZONE X OUTSIDE THE 500 YEAR FLOOD-PLAIN.



LINE	LENGTH	BEARING
L1	65.00	N00°31'57"W
L2	55.00	N00°31'57"W
L3	15.48	N00°31'57"W
L4	32.00	S89°48'59"E
L5	50.78	N89°58'35"E
L6	51.22	N89°58'35"E
L7	50.78	N89°58'35"E
L8	51.22	N89°58'35"E

DATE OF PREPARATION: FEBRUARY 18, 2009

CONDE INC.
 ENGINEERING / PLANNING
 GPS / SURVEYING / CAD
 1700 LEE TRAVINO DR. STE 400
 EL PASO, TEXAS 79908
 PH # 582-0283 FAX # 582-0288

DEDICATION
 RANCHOS REAL XII, LTD., property owner of this land hereby present this plat and dedicate to the use of the public, the streets, drives, pond, pedestrian R.O.W. drainage easements, and utility easements as hereon laid out and designated, including easements for overhead 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 2nd day of September, 2009.
 RANCHOS REAL XII, LTD.
 BY: RANCHOS REAL DEVELOPERS, INC., ITS GENERAL PARTNER

By: J. Douglas A. Schwartz
 Douglas A. Schwartz, VICE-PRESIDENT

ACKNOWLEDGEMENT
 STATE OF TEXAS
 COUNTY OF EL PASO
 Before me, the undersigned authority, on this day personally appeared Douglas A. Schwartz, Vice-President of RANCHOS REAL DEVELOPERS, INC., GENERAL PARTNER OF RANCHOS REAL XII, A TEXAS LIMITED PARTNERSHIP, ON BEHALF OF SAID LIMITED PARTNERSHIP, 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 considerations herein expressed.
 Given under my hand and seal of office this 2nd day of September, 2009.

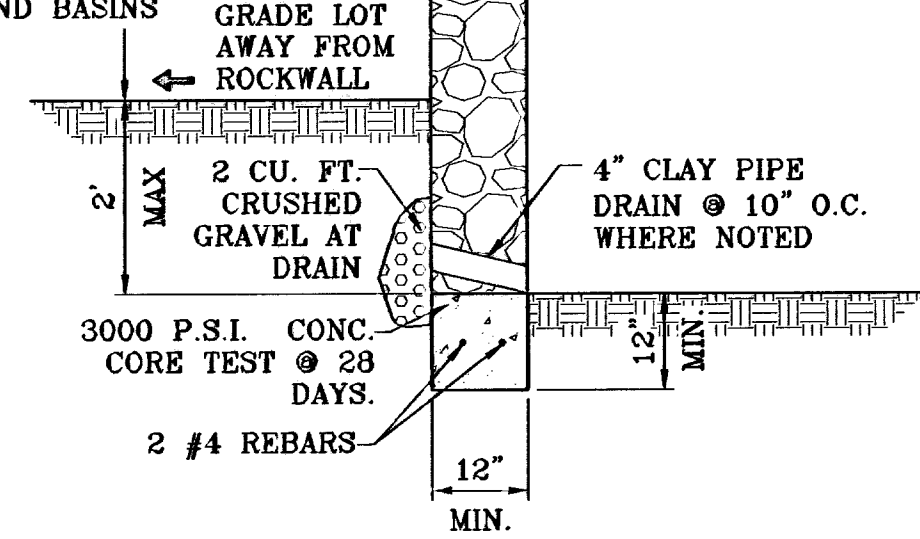
J. Susan McMillan
 Notary Public in and for El Paso County
 My Commission Expires 3-16-2013

CITY PLAN COMMISSION
 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 24th day of September, 2009.
J. Matthew McCreary Secretary
J. Ross L. Torres Jr. Chairperson
 Approved for filing this 9 day of September, 2009.
J. Victor O. Jaeger
 Development Services Director

FILING
 Filed and recorded in the office of the County Clerk of El Paso County, Texas, this 2nd day of October, 2009, A.D. in File No. 20090069853

J. Delia Briones County Clerk
J. Vanessa Morales 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.
Yvonne Conde Curry
 Yvonne Conde Curry, P.E.
 Registered Professional Land Surveyor Texas License No. 5152
Ron R. Conde
 Registered Professional Land Surveyor Texas License No. 5152

- 6' MAX. ALONG REAR & SIDE YARDS.
- 3'-6" MAX. ALONG FRONT YARDS
- 6' HIGH AT DRAINAGE AND BASINS GRADE LOT AWAY FROM ROCKWALL



ROCKWALL DETAIL
SCALE: 1"=2'

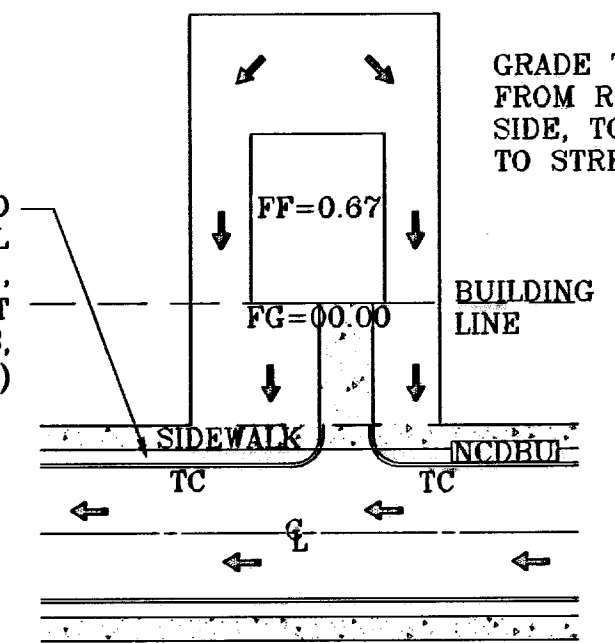
ROCKWALL NOTES:

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

NOTE:

HEREON DESCRIBED TRACT LIES IN ZONE X, COMMUNITY PANEL NO. 480212 0175B, DATED SEPTEMBER 4, 1991.

ALL UTILITIES SHALL BE PLACED IN PARKWAY. NO UTILITIES SHALL BE PLACED ON SIDEWALKS (i.e., NCDBU'S, FIRE HYDRANTS, LIGHT POLES, SIGNS, POWER POLES, etc....)



TYPICAL LOT GRADING
SCALE: 1"=40'

GRADE TO DRAIN FROM REAR, TO SIDE, TO FRONT, TO STREET

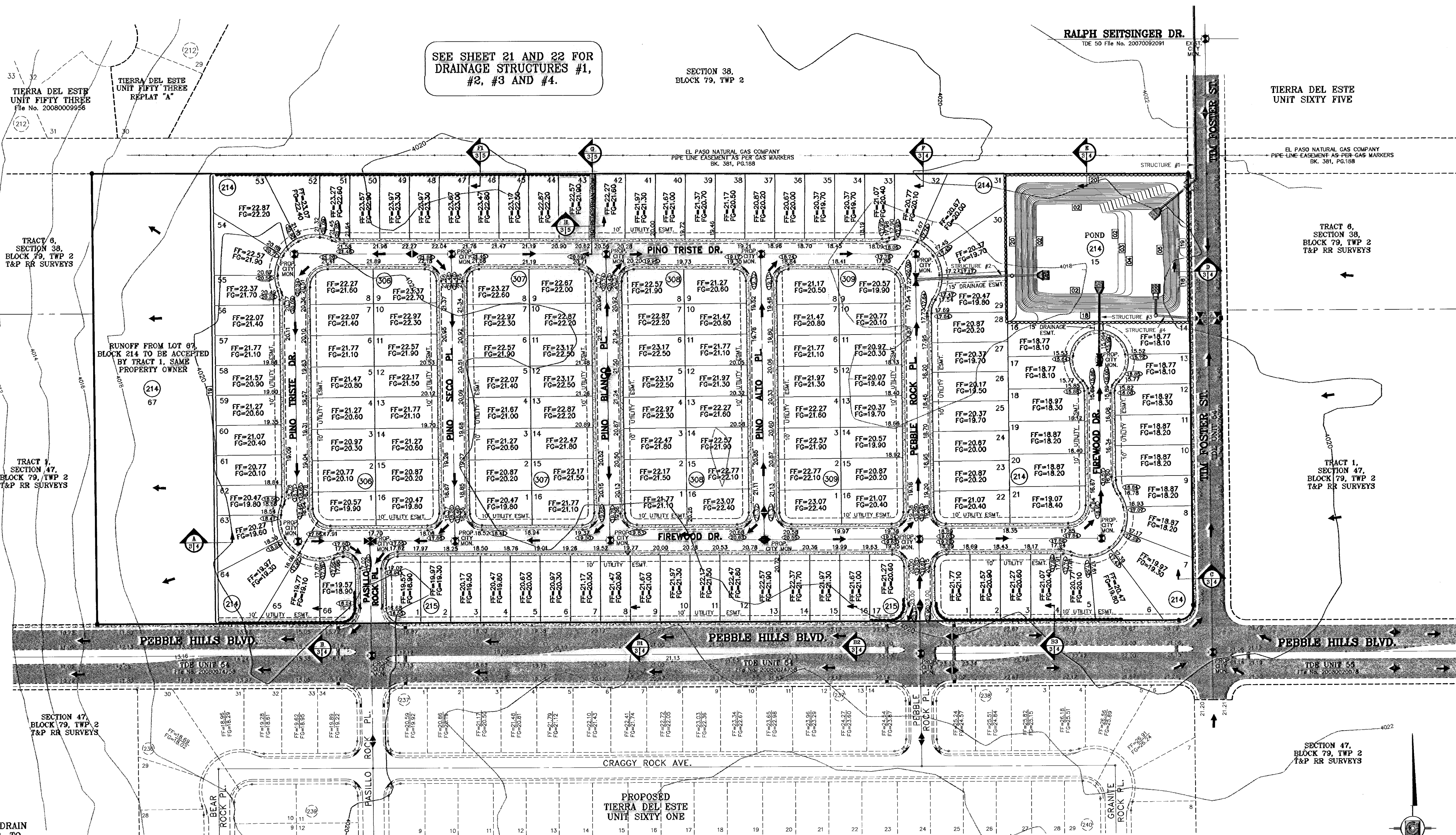
○ DENOTES AS BUILT CONDITION ONLY

LEGEND

- FF=00.00 PROPOSED FINISH FLOOR
- FG=00.67 PROPOSED FINISH GROUND
- 00.00 PROPOSED SPOT ELEVATION
- ▲ HIGH POINT
- ▼ LOW POINT
- 4000 EXISTING CONTOUR
- 4000 EXISTING SPOT ELEVATION
- 4000 PROPOSED CONTOUR
- PROPOSED ROCK WALL
- PROPOSED RETAINING WALL

- DETAIL No.
- SECTION DETAIL SHEET
- SECTION REFERENCE SHEET

SEE SHEET 21 AND 22 FOR DRAINAGE STRUCTURES #1, #2, #3 AND #4.



GENERAL NOTES:

- IMPROVEMENT WITHIN CITY R.O.W. SHALL COMPLY WITH TITLE 19-SUBDIVISION ORDINANCE-SUBDIVISION IMPROVEMENT DESIGN STANDARDS".
- 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.
- 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.
- 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.
- EQUIPMENT OF A CONDITION AND DESIGN SUFFICIENT TO ENSURE A THOROUGH AND WORKMANLIKE PROSECUTION OF THE PROJECT SHALL BE USED AT ALL TIMES.
- ALL ELEVATIONS ARE TO CITY DATUM UNLESS OTHERWISE NOTED.
- ALL WASTE MATERIALS INCLUDING EXCAVATION, CURBING, PAVEMENT, ETC. SHALL BE DISPOSED OF AS DESIGNATED BY THE OWNER OR HIS REPRESENTATIVE.
- 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.
- SAFE AND REASONABLE ACCESS FOR THIS SITE MUST BE MAINTAINED AT ALL TIMES DURING THE LIFE OF THE PROJECT.
- ANY CAVITY REMAINING OPEN DURING NONWORKING HOURS MUST BE GUARDED BY FLASHER TYPE BARRICADES WITH STRINGERS PLACED BETWEEN THE TOPS OF THE BARRICADES.
- DEVELOPER SHALL COMPLY WITH SECTION 13.08.170 "EXCESSIVE PAVING CUTS" AS PER EL PASO MUNICIPAL CODE.

GENERAL EARTHWORK NOTES:

- ALL GRADING SHALL CONFORM TO THE CITY OF EL PASO GRADING ORDINANCE SECTION 18.44.
- 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.
- 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 INCHES 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.
- TEMPORARY DUST AND EROSION CONTROL MEASURES SHALL BE PROVIDED FOR AT ALL TIMES. SEE SHEET 7 OF 28.
- 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.
- ALL SLOPES AND SWALES WITHIN LOTS SHALL BE MAINTAINED BY LOT OWNER.

CONSTRUCTION NOTES:

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

TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

BENCHMARK	REVISIONS	DATE	BY
CITY MOVEMENT AT 5 FEET EAST OF THE CENTERLINE AT END OF EACH BLOCK BLVD. AT THE COMMON CORNER OF SECTIONS 38, 39, 46 & 47, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS		07/09/09	E.F.G
ELEVATION 4061.1		12/11/09	F.R.

PROJECT NAME
TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

BEING A REPLAT OF BLOCKS 214 AND 215, AND ALL OF FIREWOOD DRIVE, PASEO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TIERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 36.379 ACRES

SCALE
HORIZ: 1"=100'
VERT: ---

DATE: APRIL 2009
DESIGN BY: YC
CHECKED BY: YC
INCHES BY: YC
JOB NO.: 409-20

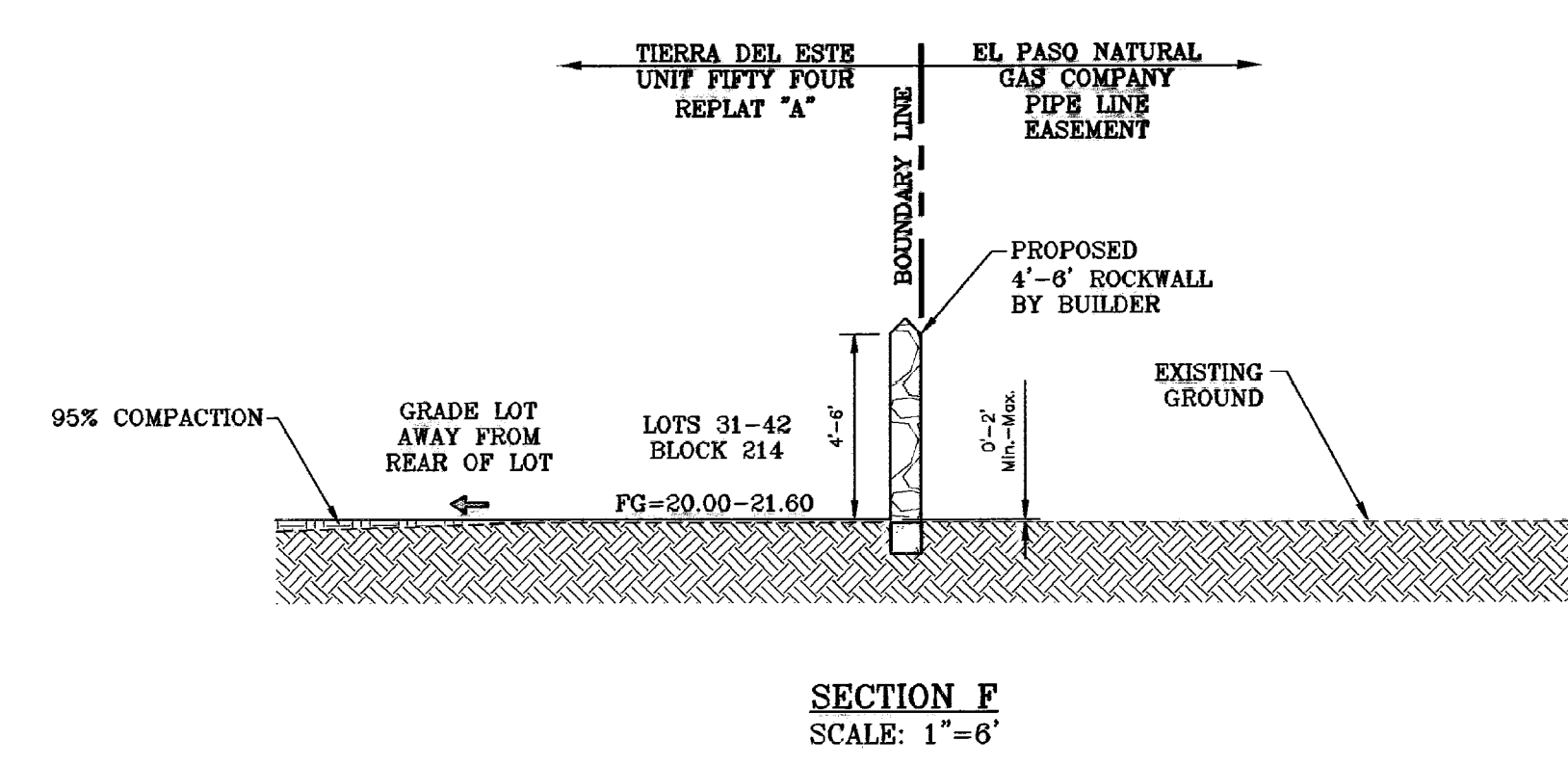
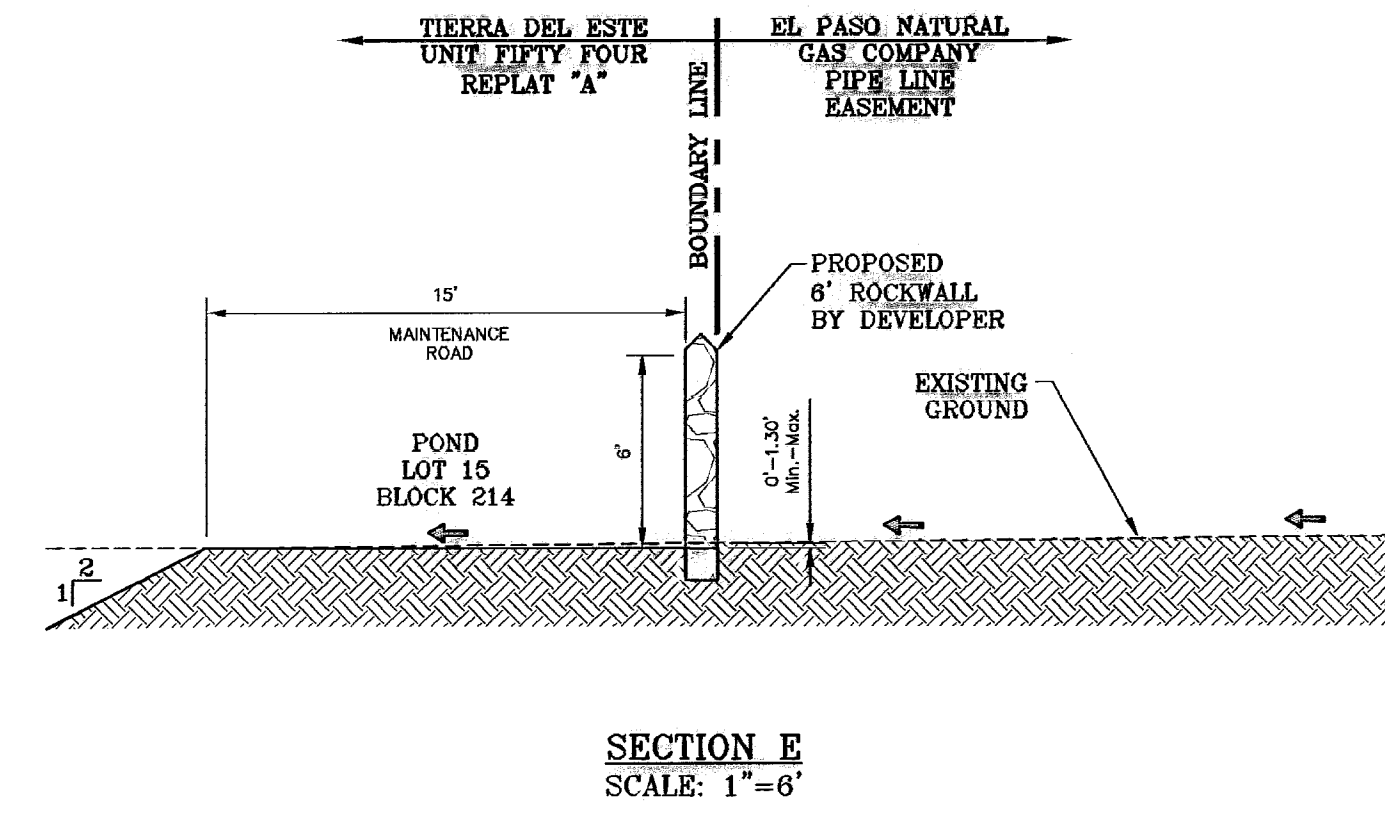
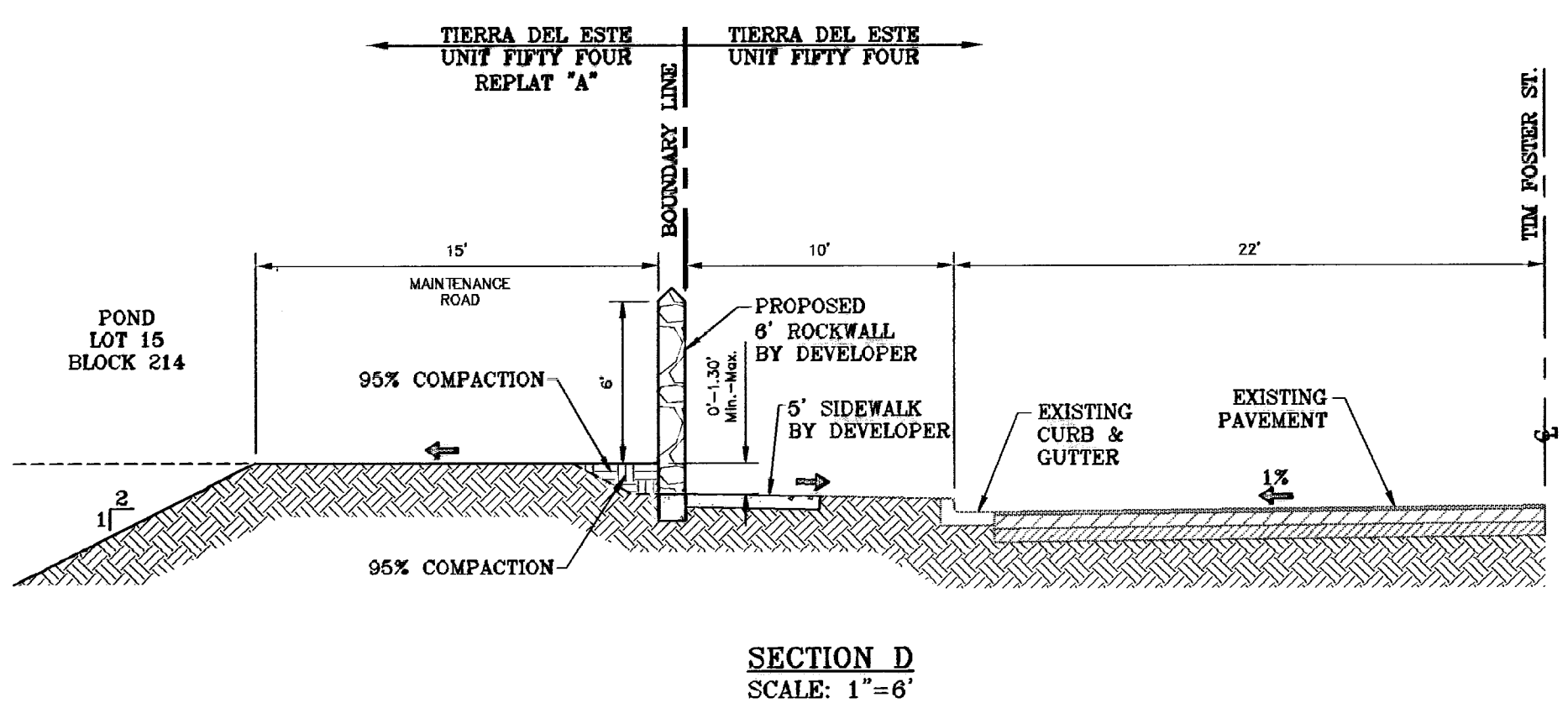
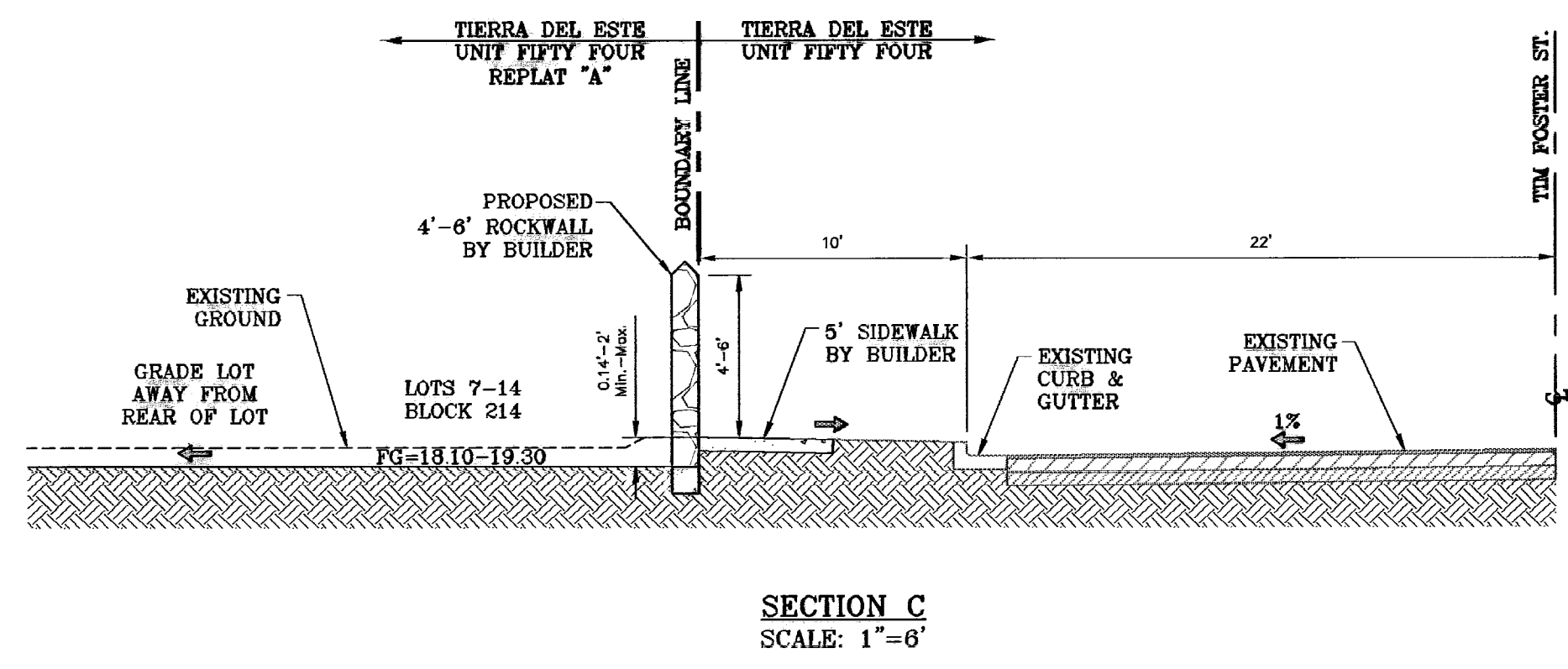
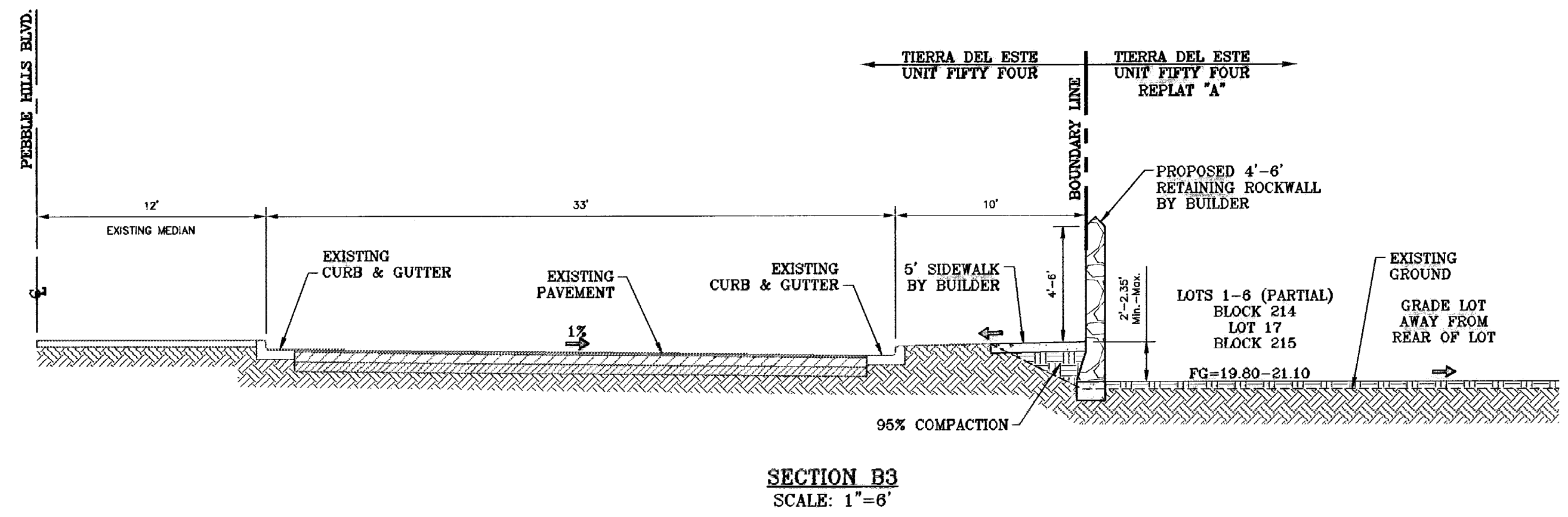
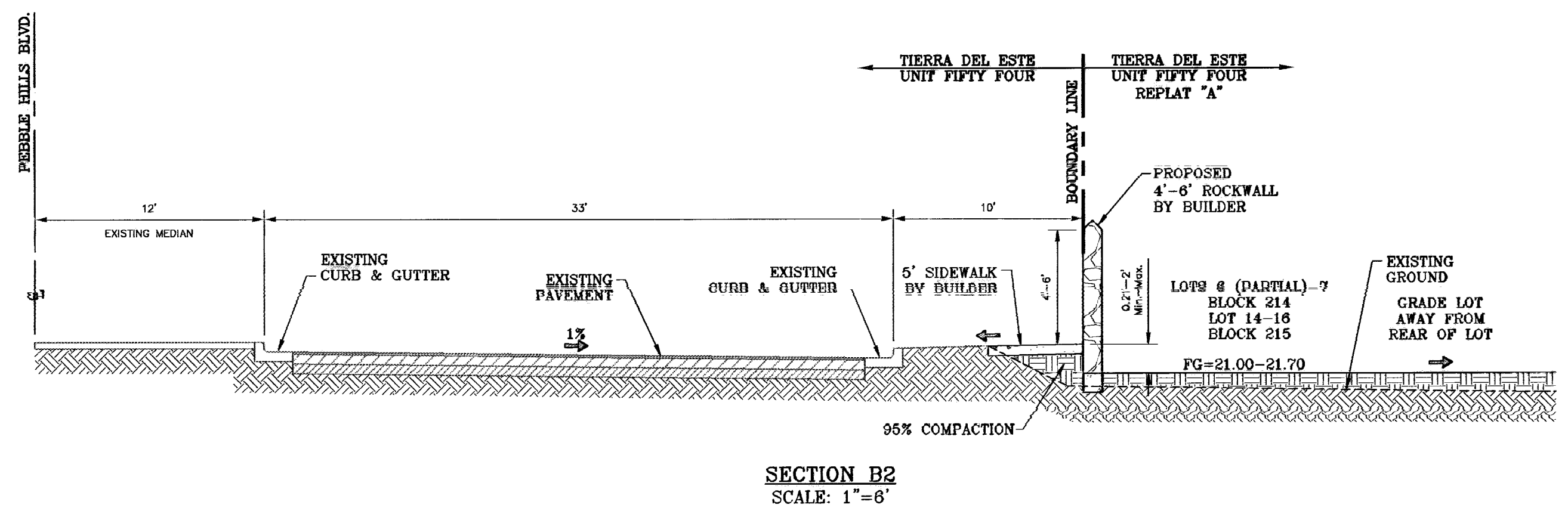
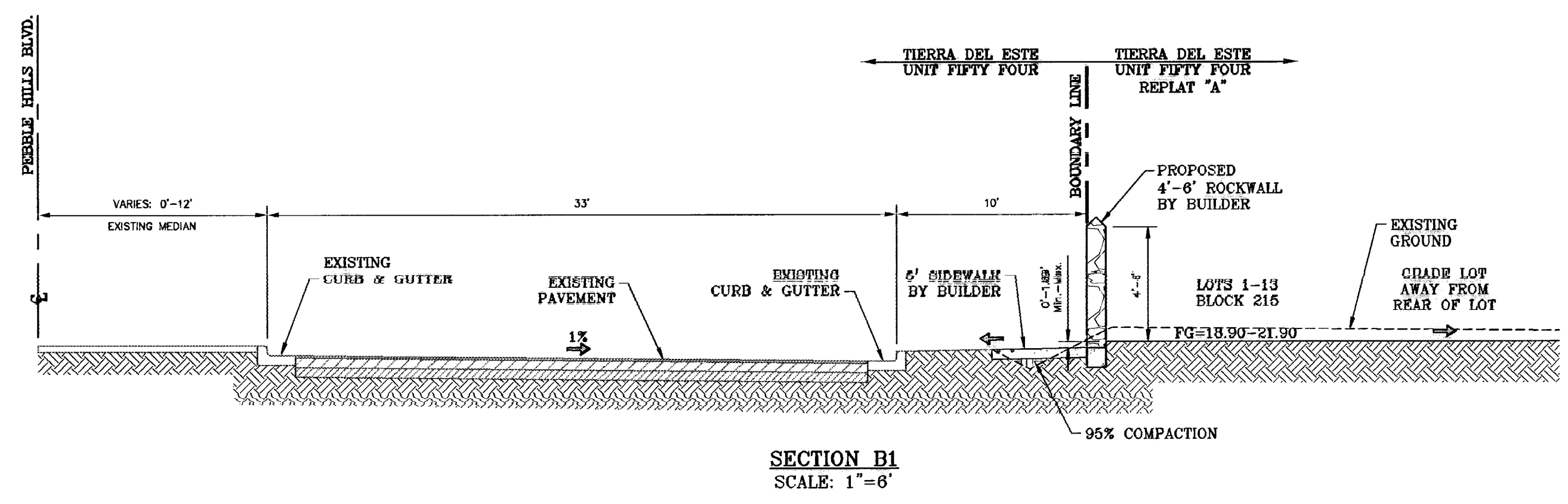
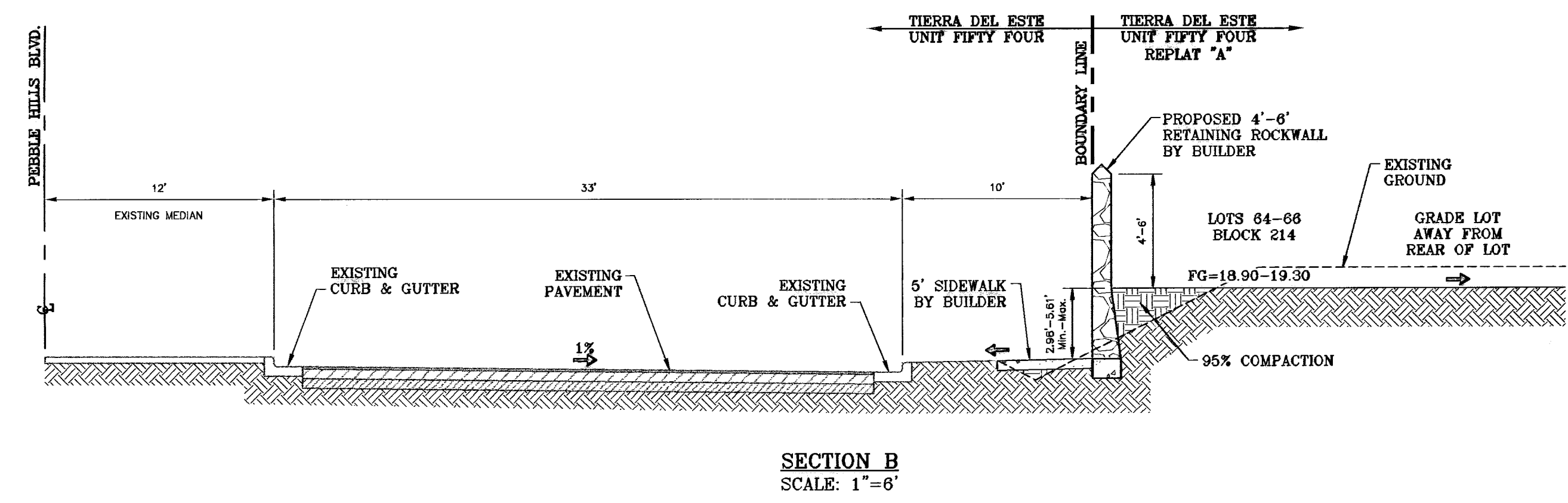
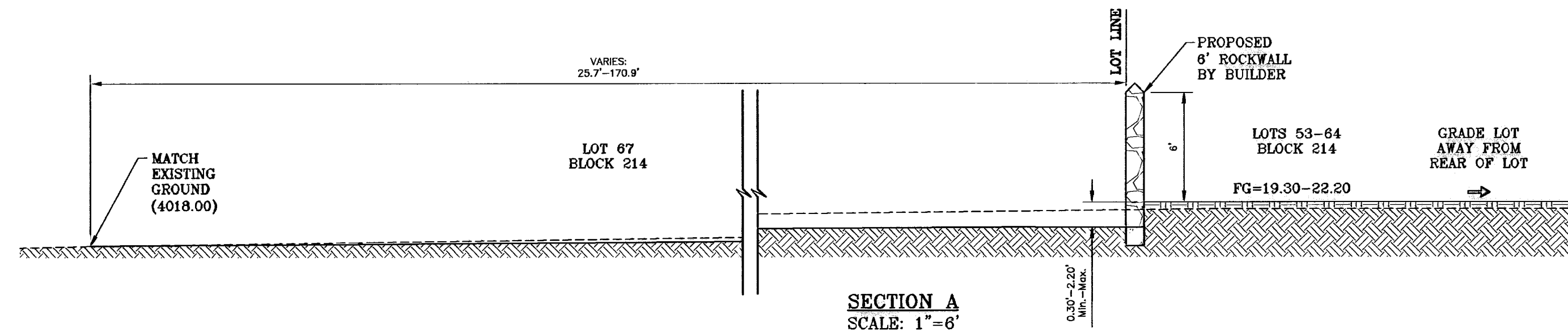


CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
17903 LEE TREVINO STE. 400
EL PASO, TEXAS 79936
(915) 592-0283



SHEET TITLE

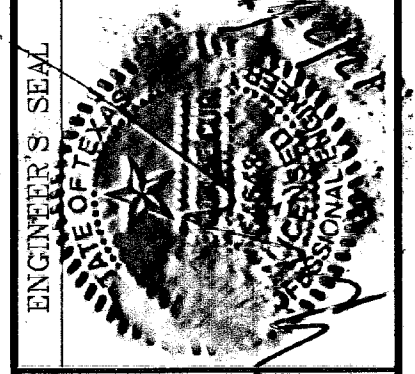
GRADING PLAN



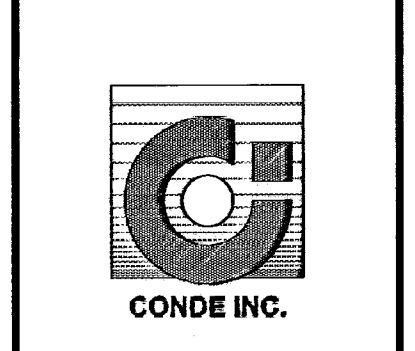
BENCHMARK	CITY MONUMENT AT S. END OF THE CENTERLINE AT END OF ROCK BEEM DRIVE, TOWNSHIP 2, RANGE 10, AND PACIFIC RAILROAD COMPANY SURVEYS ELEVATION 4002.11
DATE	07/10/09
REVISIONS	CITY REDLINES AS PER 07/01/09 COMMENTS E.F.G.
BY	

TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
 BEING A REPLAT OF BLOCKS 214 AND 215 AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO ALTO PLACE, AND PEBBLE HILLS ROAD, TERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 32.379 ACRES.

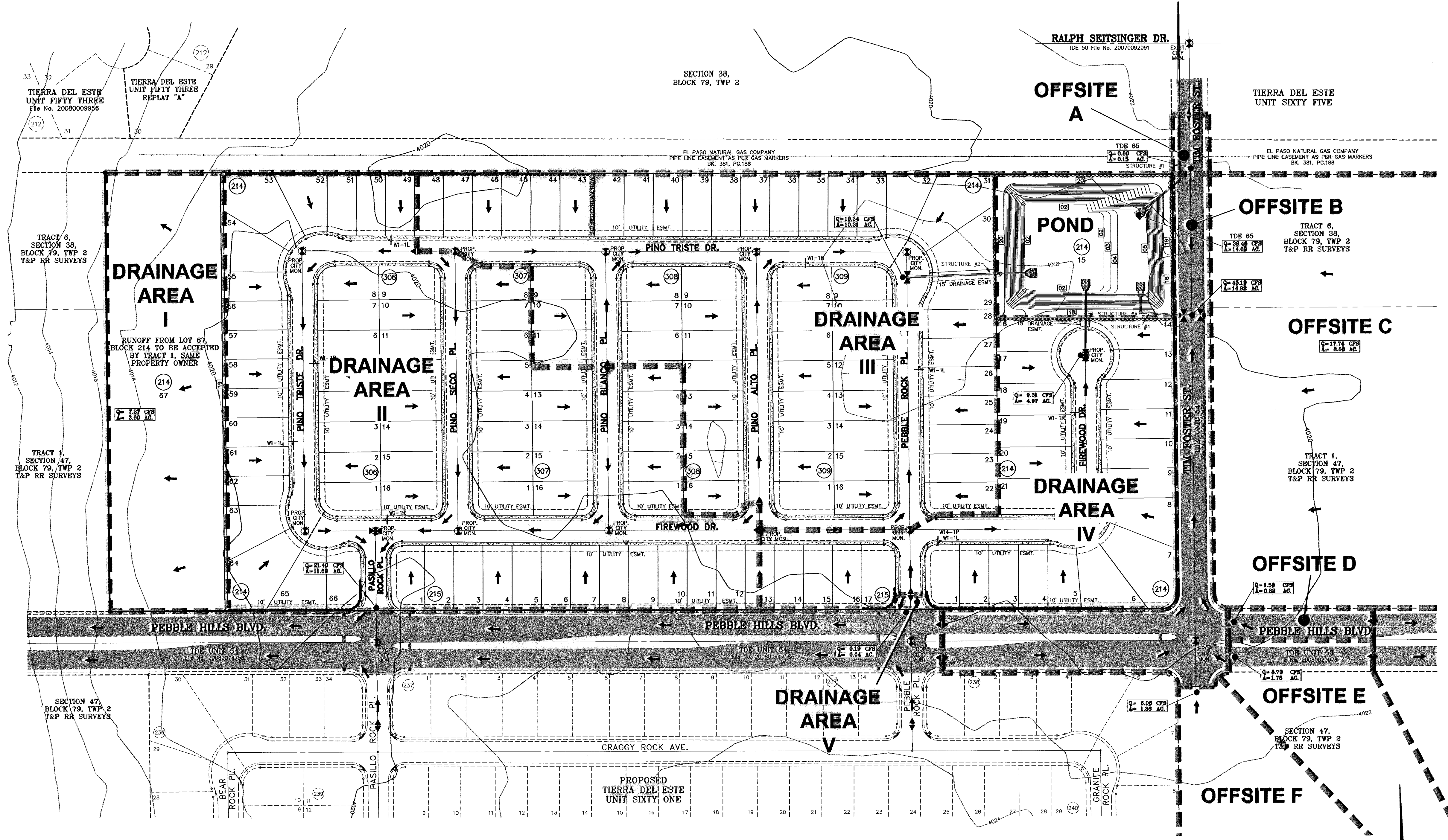
SCALE	HORIZONTALS NOTED
VERT. ---	DATE: APRIL 2009
	DESIGN BY: YC
	INITIATED BY: EFG
	CHECKED BY: YC
	JOB NO.: 409-20



CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 1760 LEE TREWING STE. 400
 EL PASO, TEXAS 79936
 (915) 592-0263



SHEET TITLE
GRADING SECTIONS



SEE SHEET 21 AND 22 FOR DRAINAGE STRUCTURES #1, #2, #3 AND #4.

NOTE:
HEREON DESCRIBED TRACT LIES IN ZONE X, COMMUNITY PANEL NO. 480212 0175B, DATED SEPTEMBER 4, 1991.

LEGEND

Q	RUN-OFF QUANTITY (CUBIC Ft/Sec)
A	WATERSHED AREA (ACRES)
▲	HIGH POINT
▼	LOW POINT
→	DRAINAGE FLOW
▬▬▬▬	PROPOSED DRAINAGE AREA

DRAINAGE AREA	AREA (acres)	tc min.	c	iso in/hr	Q ₅₀ cfs
I	3.60	23.00	0.55	3.67	7.27
II	11.69	27.00	0.55	3.33	21.40
III	10.31	28.00	0.55	3.41	19.34
IV	4.97	28.00	0.55	3.41	9.31
V	0.04	6.00	0.90	5.90	0.19
OFFSITE A	0.15	6.00	0.90	5.90	0.80
OFFSITE B	2.43	12.0	0.90	4.75	10.39
OFFSITE C	8.88	27.0	0.60	3.33	17.74
OFFSITE D	0.32	7.00	0.90	5.25	1.50
OFFSITE E	1.78	7.00	0.85	5.75	8.70
OFFSITE F	1.36	9.00	0.85	5.25	6.08
POND 1	1.78	SEE POND CHART FOR CALCULATIONS			

SCALE: 1"=100'

REVISIONS

NO.	DATE	REVISIONS	BY
01	07/09/09	CITY REDLINES AS PER 07/01/09 COMMENTS	E.F.G.

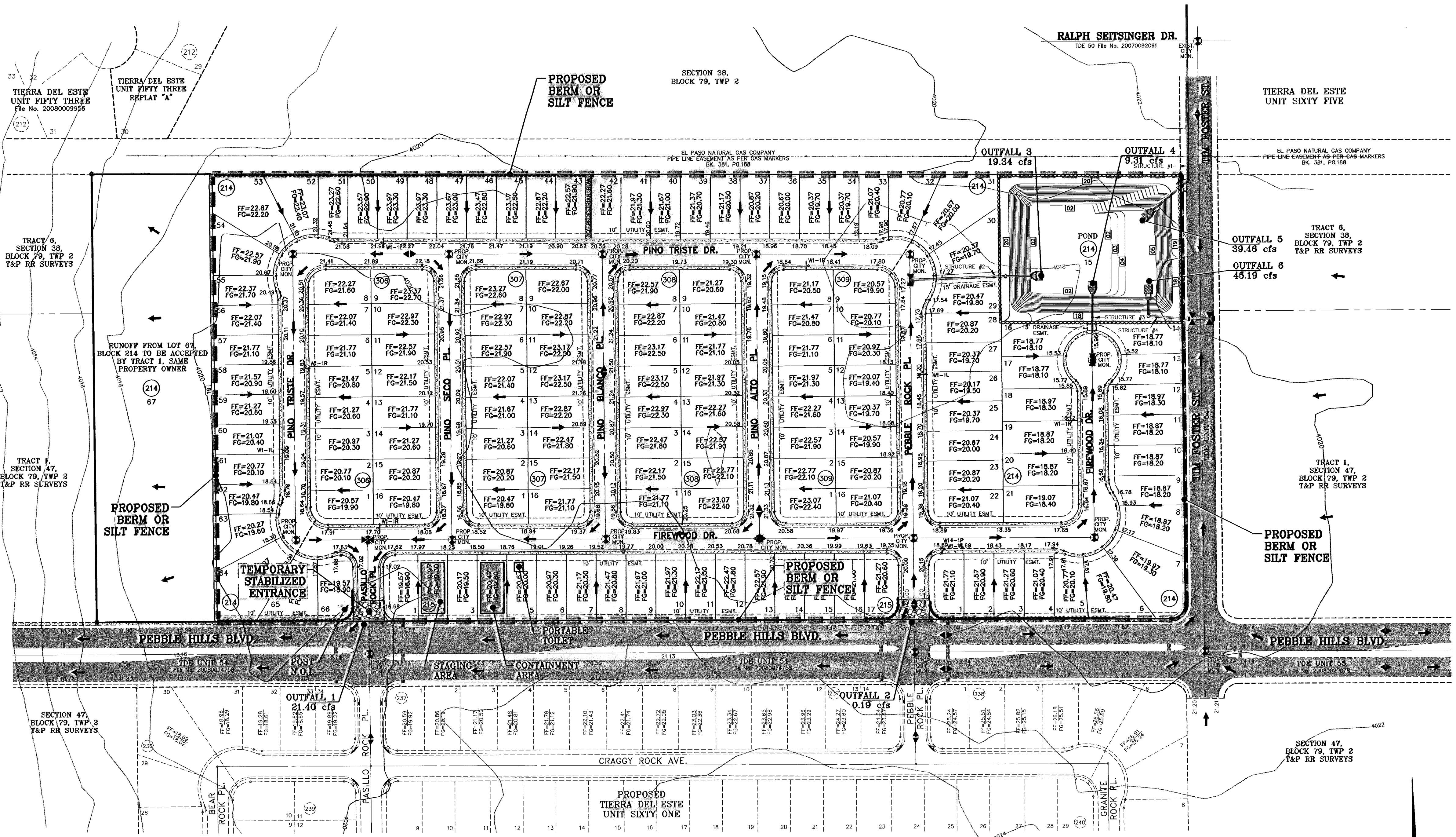
PROJECT NAME
TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

DESCRIPTION
BEING A REPLAT OF BLOCKS 214 AND 215, AND ALL OF FIREWOOD DRIVE, PEBBLE ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TIERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 32.379 ACRES.

SCALE
HORIZ. 1"=100'
VERT. ---

DATE: APRIL 2009
DESIGN BY: YC
INITIATED BY: EFG
CHECKED BY: YC
JOB NO.: 409-20

CONDE INC.
ENGINEERING / PLANNING SURVEYING / GPS
1790 LEE TRAVINO STE 400 EL PASO, TEXAS 79966
EL (915) 592-0665

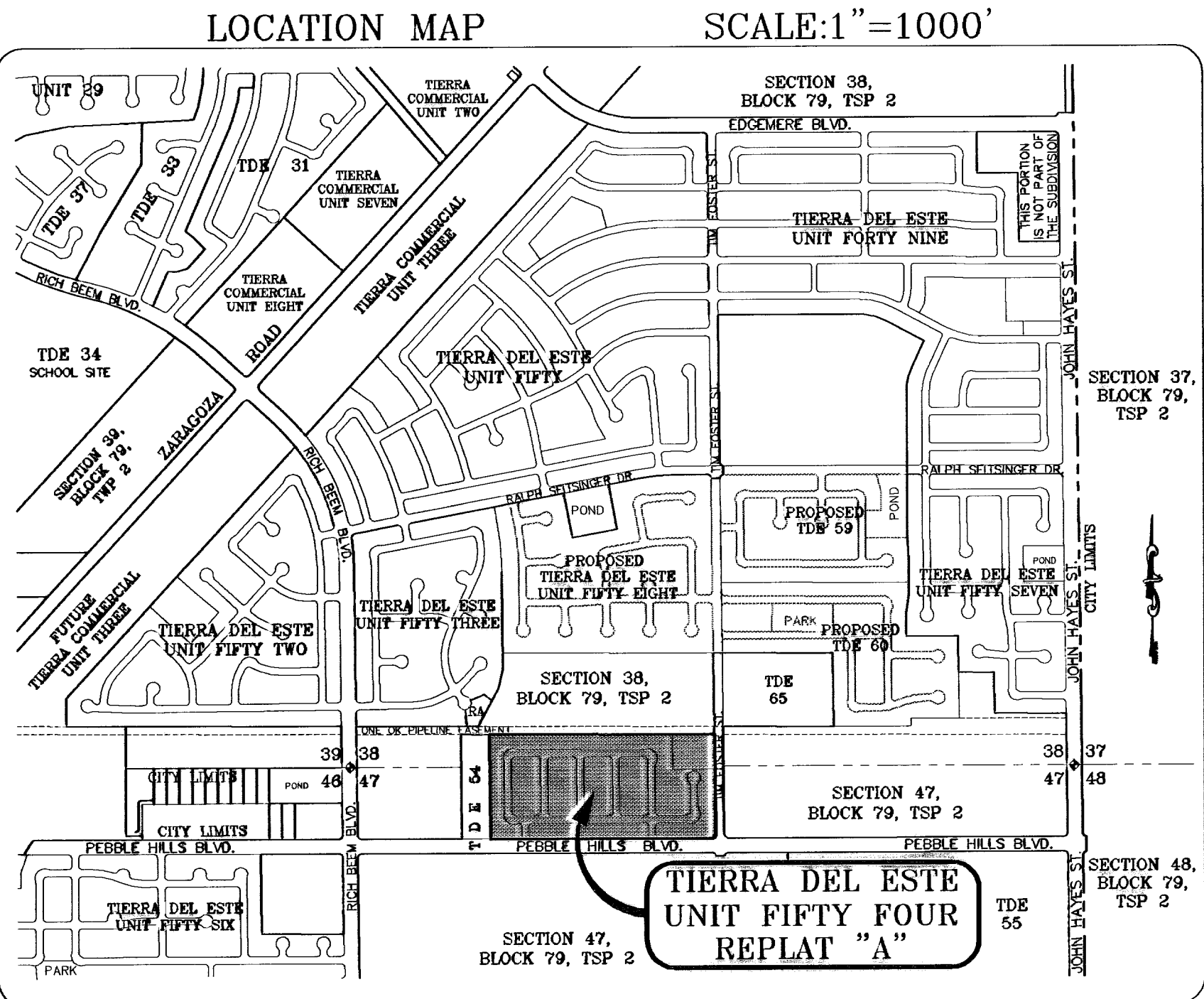


NOTES:

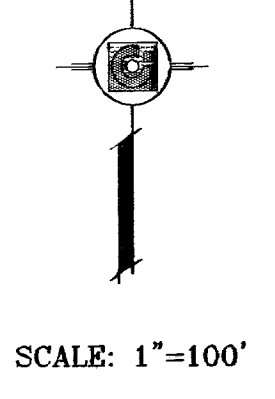
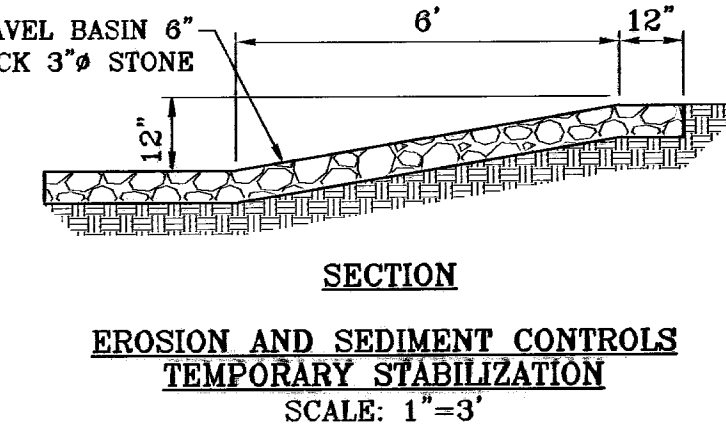
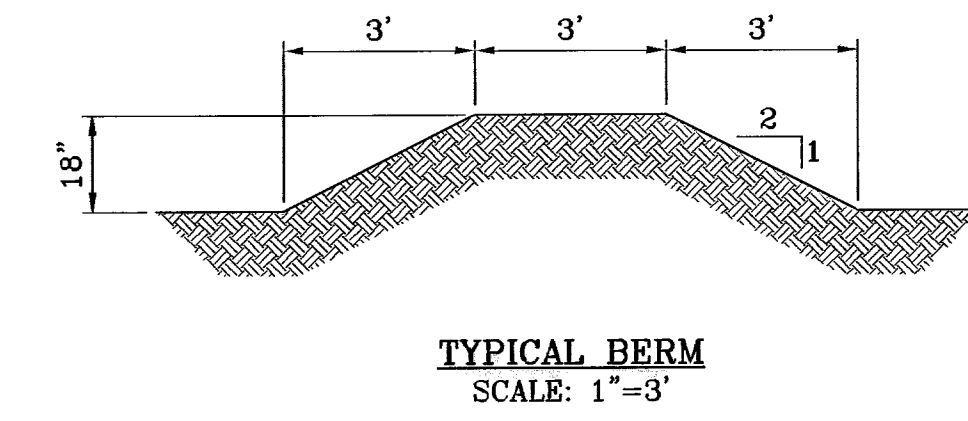
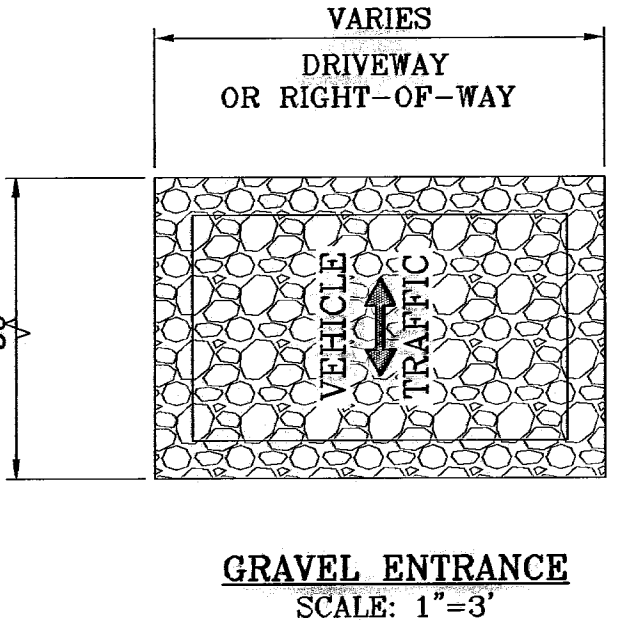
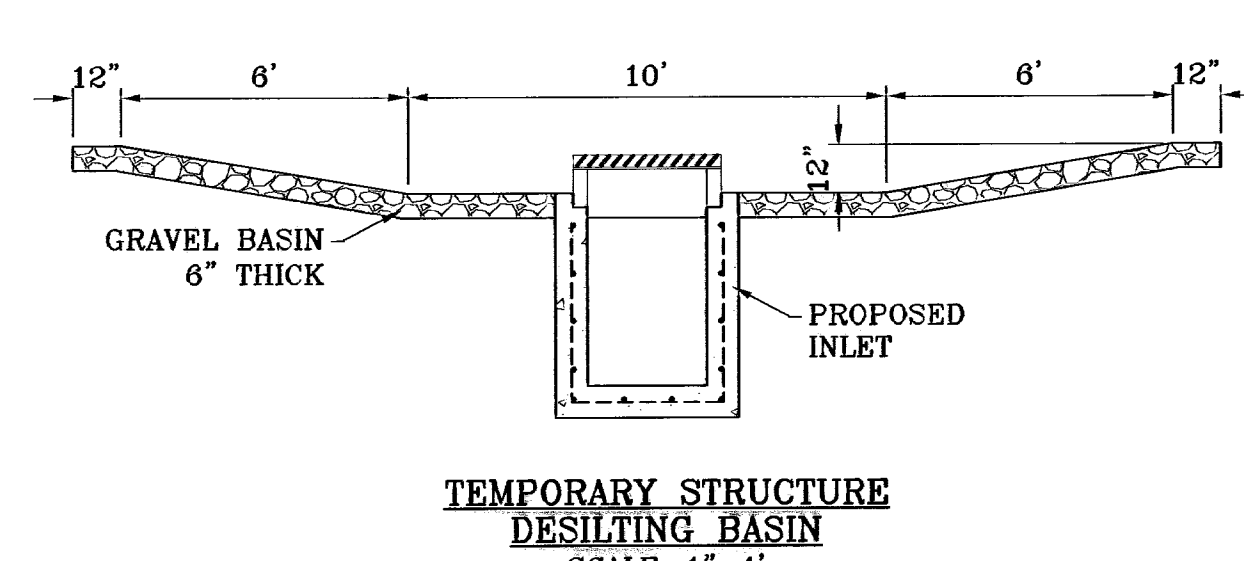
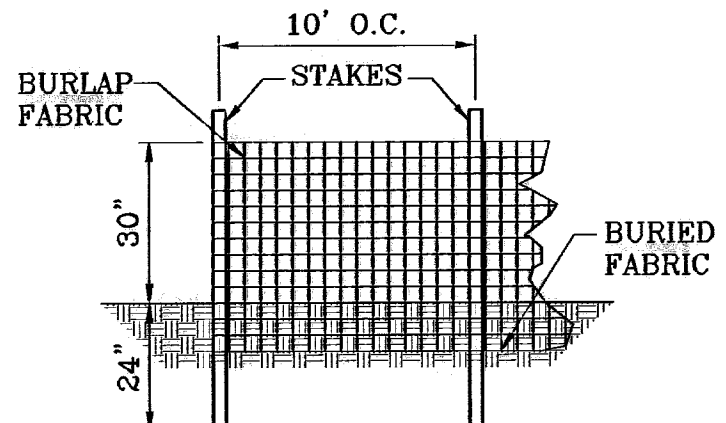
1. T.P.D.E.S. PERMIT- AS REQUIRED BY CONTRACTOR
2. STORM WATER AS PER N.P.D.E.S. PERMIT

LEGEND

FF=00.67 FG=00.00	PROPOSED FINISH GROUND AND FINISH FLOOR
00.00	PROPOSED SPOT ELEVATION
▲	HIGH POINT
▼	LOW POINT
4000	EXISTING CONTOUR
4000	EXISTING SPOT ELEVATION
[4000]	PROPOSED CONTOUR
-----	PROPOSED ROCK WALL
-----	PROPOSED RETAINING WALL
-----	PROPOSED SILT FENCE
Q	RUN-OFF QUANTITY (CUBIC FT/Sec)
A	WATERSHED AREA (ACRES)
→	DRAINAGE FLOW



- STABILIZED ENTRANCE EROSION CONTROL NOTES**
1. SILT FENCING OR TEMPORARY BERMS SHALL BE INSTALLED AT TIME OF CONSTRUCTION.
 2. TEMPORARY SWALES AND DESILTING BASINS WILL BE PLACED WHERE NECESSARY IN ORDER TO CONVEY STORM WATER 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 SWEEP 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.
 6. SILT FENCE TO BE INSTALLED AND MAINTAINED ALONG THE PERIMETER OF THE PARK SITE UNTIL ALL ABUTTING RESIDENCES ARE DEVELOPED.



PROJECT NAME
TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

ENGINEER'S SEAL
CONDE INC. ENGINEERING / PLANNING SURVEYING / GPS
1790 LEE TREVINO STE 400 EL PASO, TEXAS 79936 (915) 592-0283

SCALE
HORIZ: 1"=100'
VERT: 1"=10'

DATE: APRIL 2009
DESIGN BY: JYC
INITIATED BY: EFC
CHECKED BY: JYC
JOB NO.: 409-20

REVISIONS

DATE	REVISIONS	BY
07/09/09	CITY REDLINES AS PER 07/01/09 COMMENTS E.F.C.	

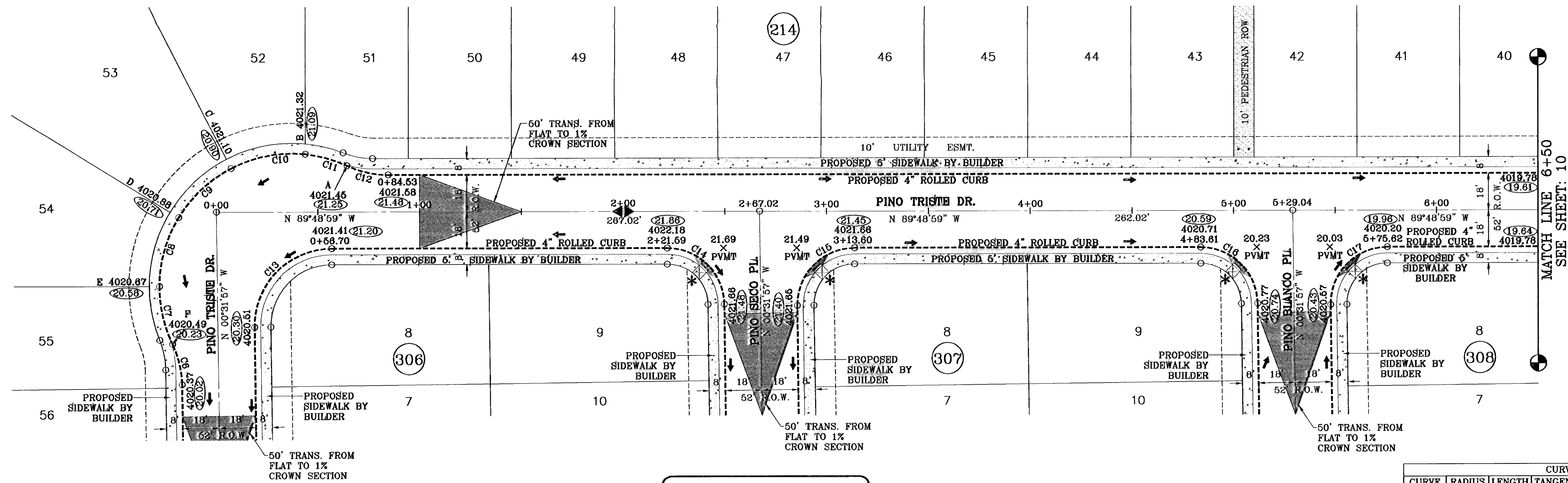
BENCHMARK
CITY MONUMENT AT 5 FEET EAST OF THE CENTERLINE AT END OF RICH BERM BLVD. TO THE COMMON CORNER OF SECTION 38, BLOCK 79, TWP 2 N. & PEBBLE HILLS BLVD. TO THE COMMON CORNER OF SECTION 38, BLOCK 79, TWP 2 N. & PEBBLE HILLS BLVD. ELEVATION: 4002.11 CITY DATUM

REVISIONS

DATE	REVISIONS	BY
07/09/09	CITY REDLINES AS PER 07/01/09 COMMENTS E.F.C.	

SHEET TITLE
STORM WATER POLLUTION PREVENTION PLAN

SHT 7 OF 26

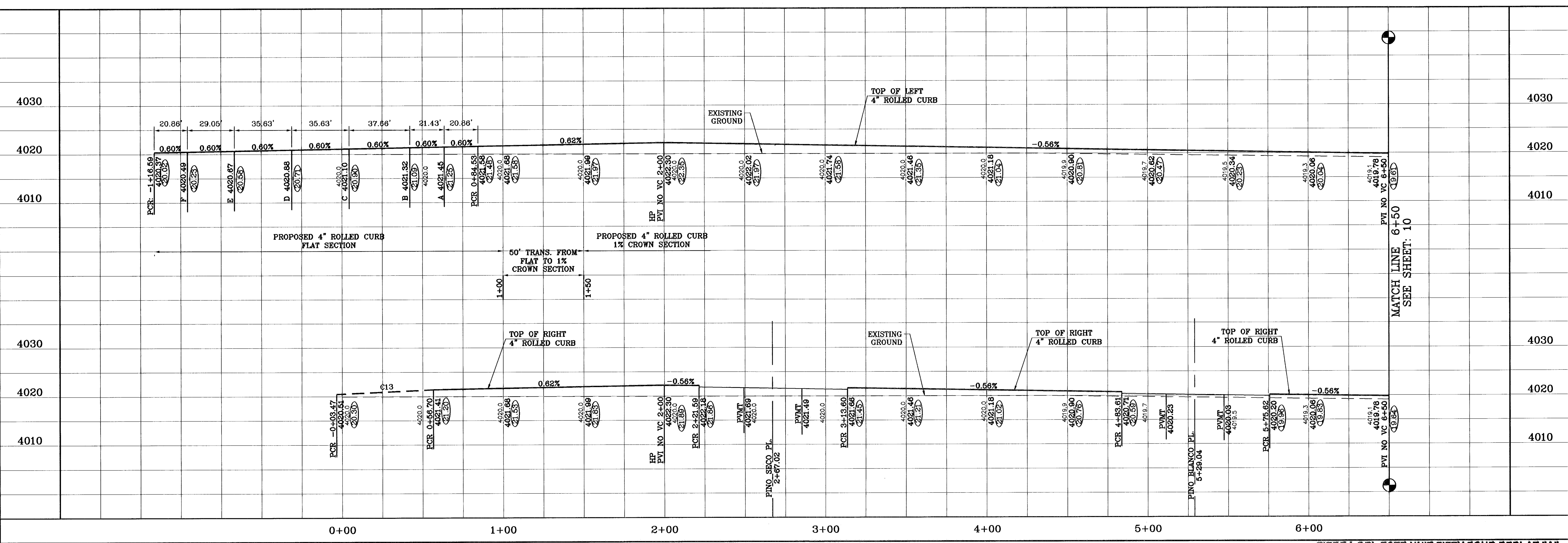


SCALE: 1"=30'

* PROPOSED WHEELCHAIR RAMP

○ DENOTES AS BUILT CONDITION ONLY

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C6	48.00	20.59	10.46	20.43	N13°08'16"W	24°34'49"
C7	65.00	29.05	14.77	28.81	S12°37'22"E	25°36'36"
C8	65.00	35.63	18.27	35.18	S15°53'03"W	31°24'15"
C9	65.00	35.63	18.27	35.18	S47°17'18"W	31°24'15"
C10	65.00	37.66	19.38	37.14	S79°35'21"W	33°11'49"
C11	65.00	21.43	10.81	21.33	N74°22'01"W	18°53'29"
C12	48.00	20.66	10.60	20.69	S77°22'08"E	24°53'43"
C13	38.00	60.17	38.48	54.07	S44°49'32"W	90°42'59"
C14	28.00	43.63	27.65	39.35	N45°10'28"W	89°17'01"
C15	28.00	44.33	28.35	39.84	S44°49'32"W	90°42'59"
C16	28.00	43.63	27.65	39.35	N45°10'28"W	89°17'01"
C17	28.00	44.33	28.35	39.84	S44°49'32"W	90°42'59"



PROJECT NAME: **TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"**
 CITY: ANTONIO, TEXAS
 COUNTY: BEXAR
 DATE: 12/09/09
 BY: F.R.
 REVISIONS: AS BUILT
 ELEVATION: 4021.1
 CITY DATUM

BENCHMARK: CITY DATUM

BEING A REPLAT OF BLOCKS 214 AND 215, AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 92.379 ACRES.

S C A L E
 HORIZ. 1"=30'
 VERT. 1"=10'
 DATE: APRIL 2009
 DESIGN BY: YC
 INITIATED BY: EFG
 CHECKED BY: YC
 JOB NO.: 409-20

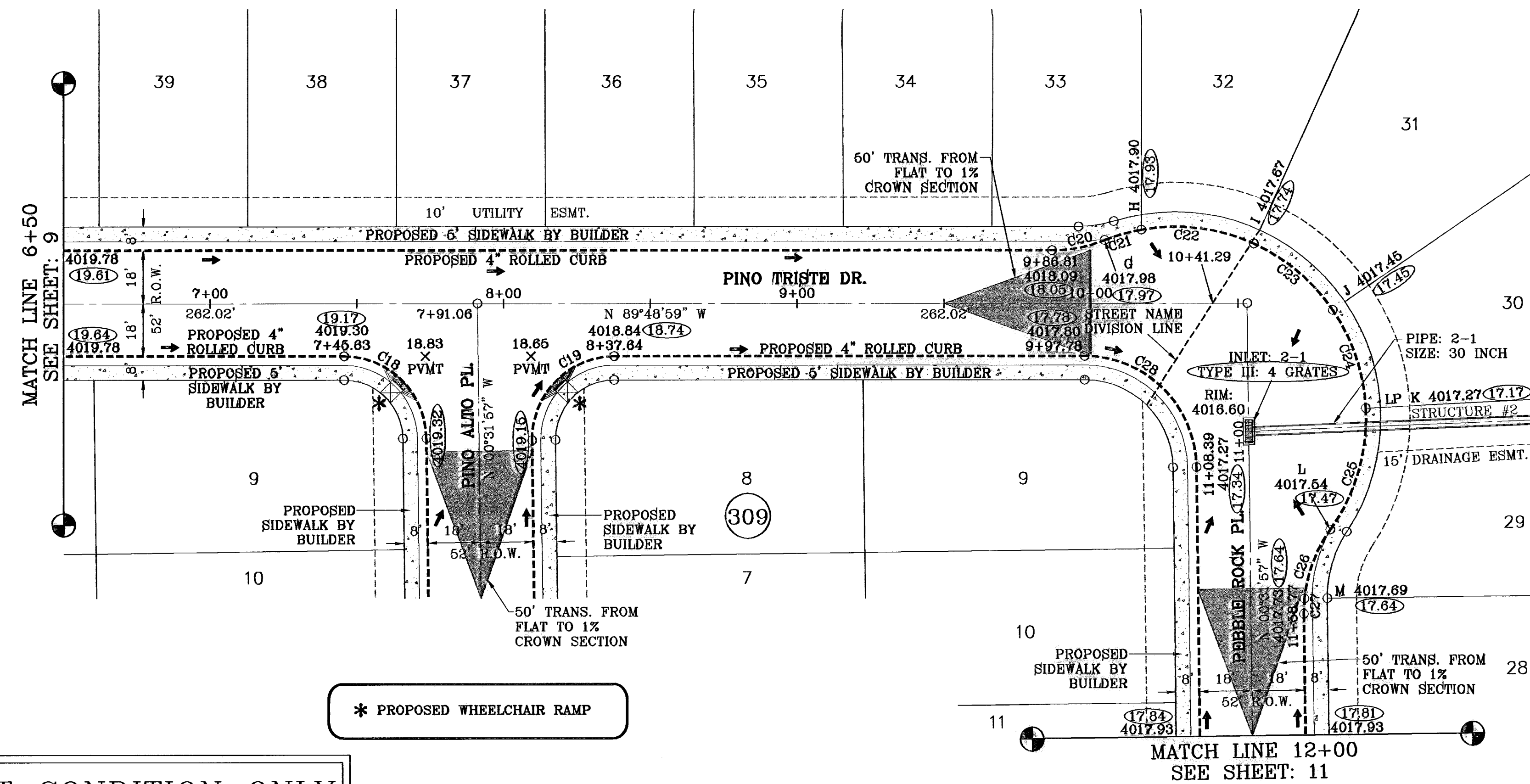
ENGINEER'S SEAL

CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 1700 LEE FRYING STE 400
 EL PASO, TEXAS 79966
 (915) 592-0266

SHEET TITLE
PINO TRISTE DR.
 STA: 0+00
 TO
 STA: 6+50

SHT 9 OF 26

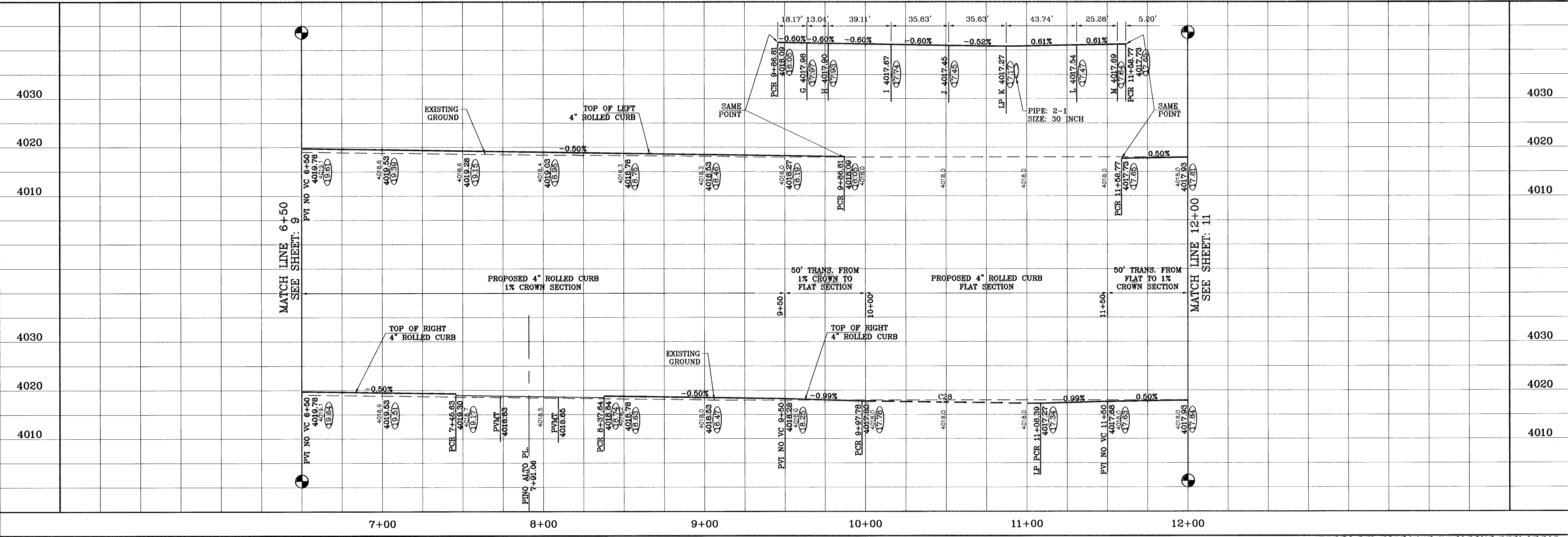
SCALE: 1"=30'



SEE SHEET 22 FOR STRUCTURE #2 DETAILS

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C18	28.00	43.63	27.65	39.35	N45°10'28"W	89°17'01"
C19	28.00	44.33	28.35	39.84	S44°49'32"W	90°42'59"
C20	48.00	18.17	9.20	18.06	N79°20'21"E	21°41'20"
C21	65.00	13.04	6.54	13.02	S74°14'28"W	11°29'31"
C22	65.00	39.11	20.17	38.52	N82°46'36"W	34°28'25"
C23	65.00	35.63	18.27	35.18	N49°50'16"W	31°24'15"
C24	65.00	35.63	18.27	35.18	N18°28'00"W	31°24'15"
C25	65.00	43.74	22.74	42.92	N16°32'53"E	38°33'31"
C26	48.00	25.26	12.93	24.97	S20°45'13"W	30°08'50"
C27	48.00	5.20	2.60	5.20	S02°34'25"W	8°12'45"
C28	38.00	59.22	37.53	53.40	N45°10'28"W	89°17'01"

○ DENOTES AS BUILT CONDITION ONLY



TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

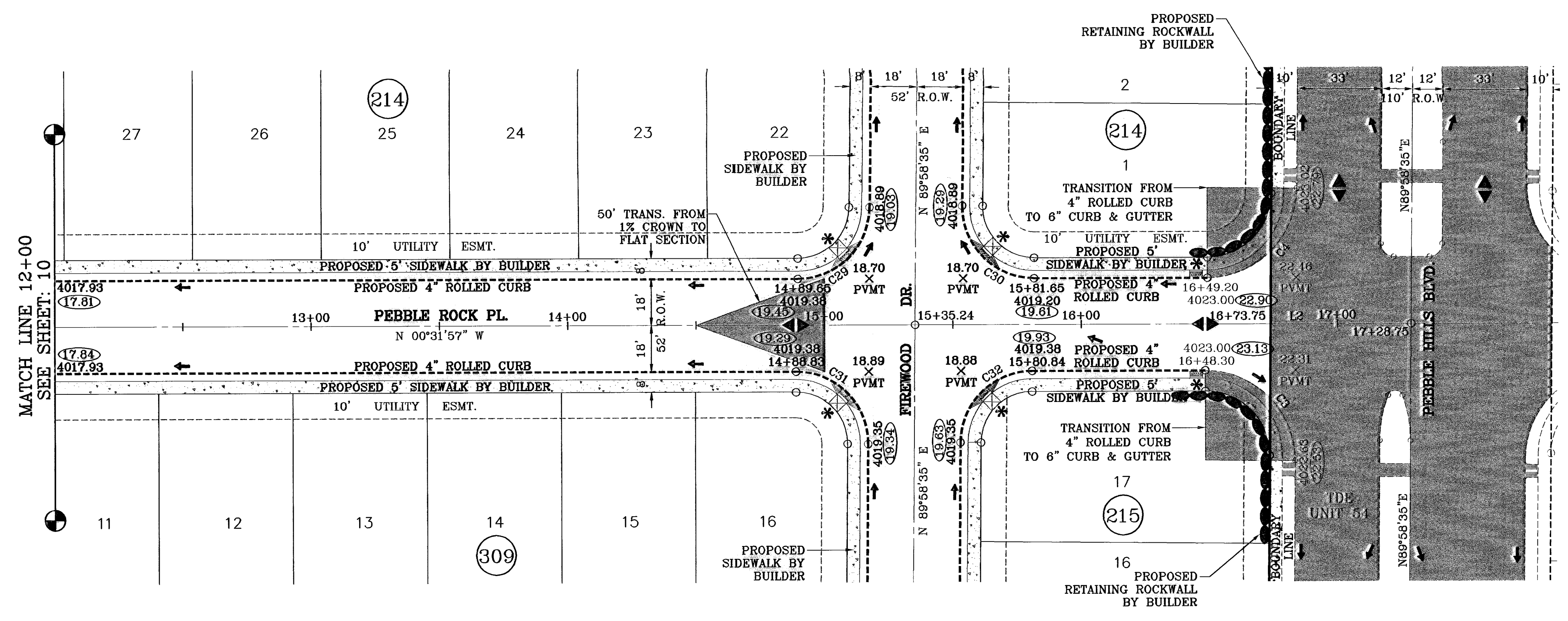
PROJECT NAME: TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
 SCALE: 1"=30'
 HORIZ: 1"=30'
 VERT: 1"=10'
 DATE: APRIL 2009
 DESIGN BY: YC
 PREPARED BY: YC
 CHECKED BY: YC
 JOB NO.: 409-20

ENCLOSURE SEAL

CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 1700 LEE TREVINO STE 400
 EL PASO, TEXAS 79968
 (815) 592-0283

SHEET TITLE: STREET PLAN-PROFILE
 PINO TRISTE DR.
 TO
 STA: 6+50
 STA: 10+38.85
 PEBBLE ROCK PL.
 TO
 STA: 10+38.85
 TO
 STA: 12+00

SHT 10 OF 26



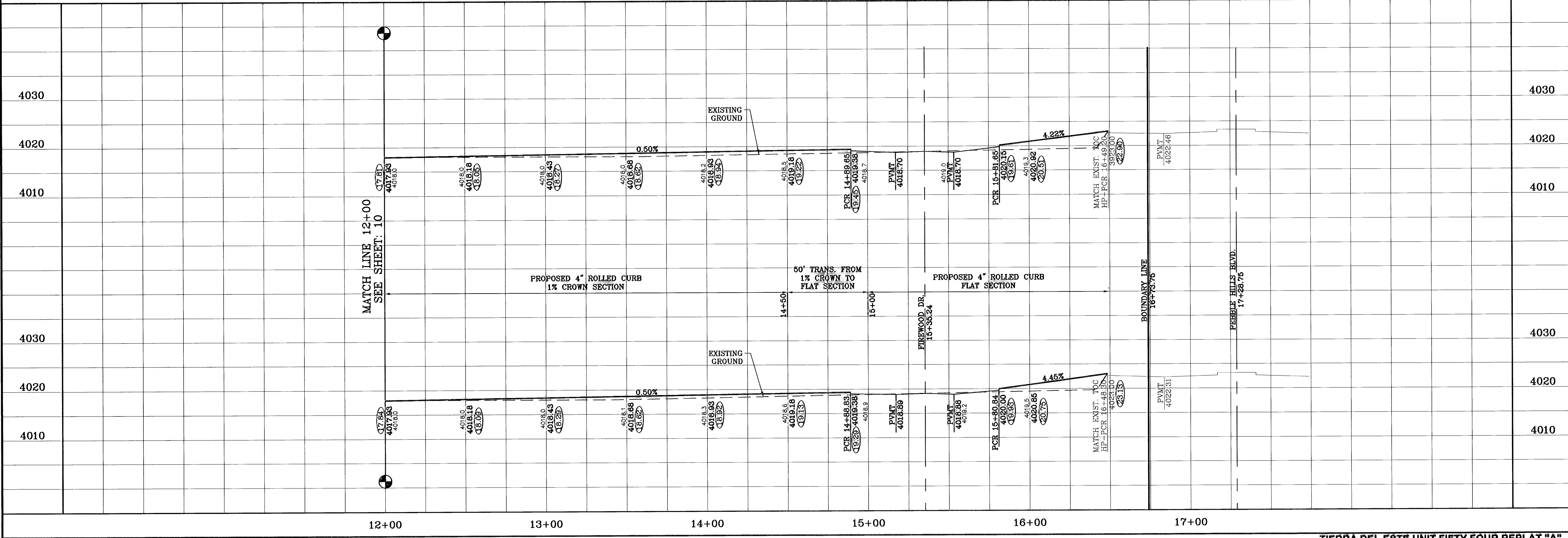
SCALE: 1"=30'

* PROPOSED WHEELCHAIR RAMP

○ DENOTES AS BUILT CONDITION ONLY

LINE TABLE		
LINE	LENGTH	BEARING
L2	55.00	N00°31'57"W

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C3	35.00	55.29	35.31	49.72	N44°43'19"E	90°30'32"
C4	35.00	54.67	34.69	49.28	S45°16'41"E	89°29'28"
C29	28.00	43.73	27.75	39.42	S45°16'41"E	89°29'28"
C30	28.00	44.23	28.25	39.77	S44°43'19"W	90°30'32"
C31	28.00	44.23	28.25	39.77	N44°43'19"E	90°30'32"
C32	28.00	43.73	27.75	39.42	N45°16'41"W	89°29'28"



TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

PROJECT NAME: TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
 BEING A REPLAT OF BLOCKS 24 AND 25 AND ALL OF FIREWOOD DRIVE, PASEO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TIERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 32.379 ACRES.

DATE: 12/14/08
 BY: F.R.

REVISIONS: AS BUILT

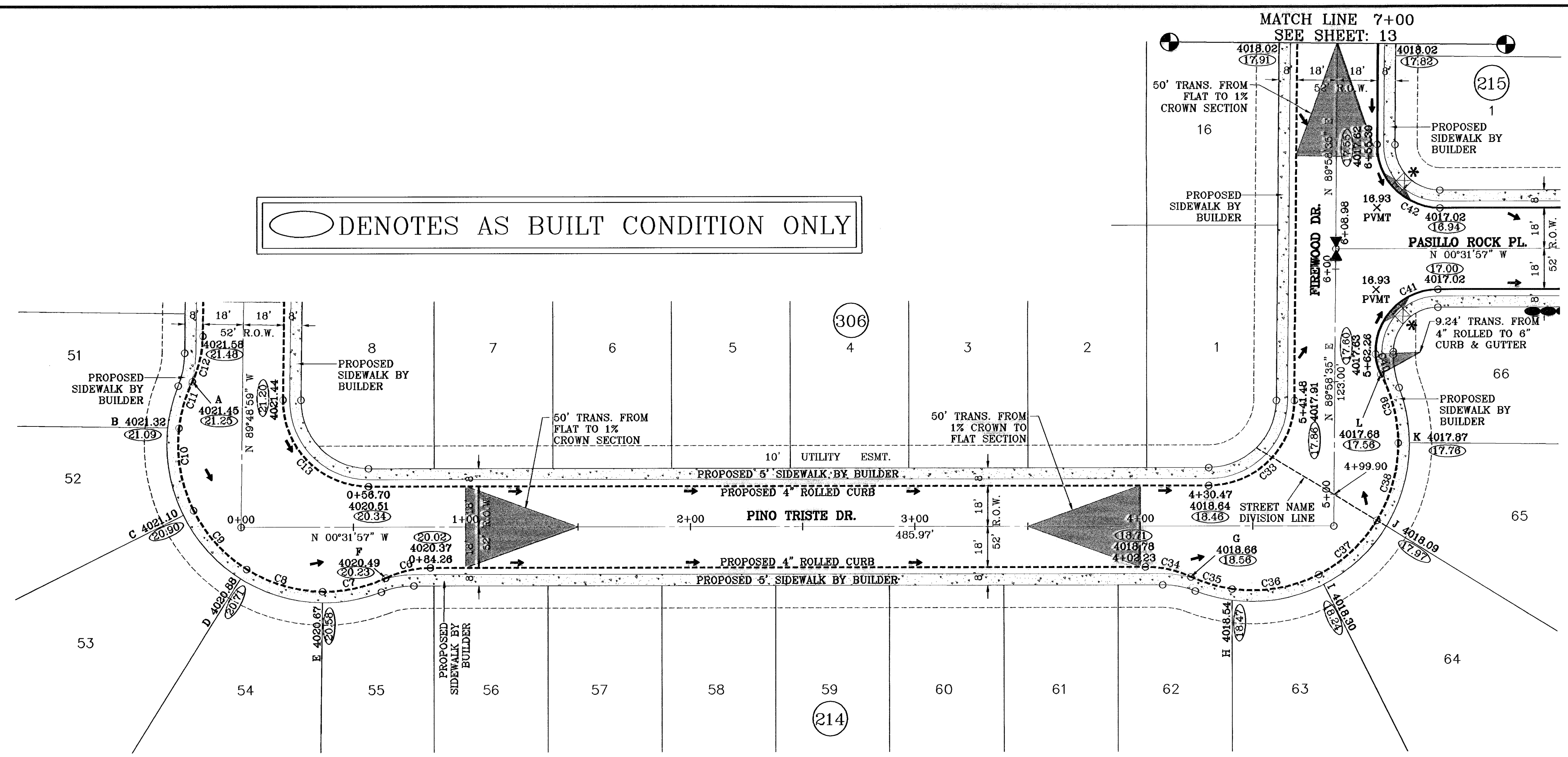
ENGINEER'S SEAL: [Seal]

CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 1700 LEE TREVINO STE 400
 EL PASO, TEXAS 79936
 (915) 592-0283

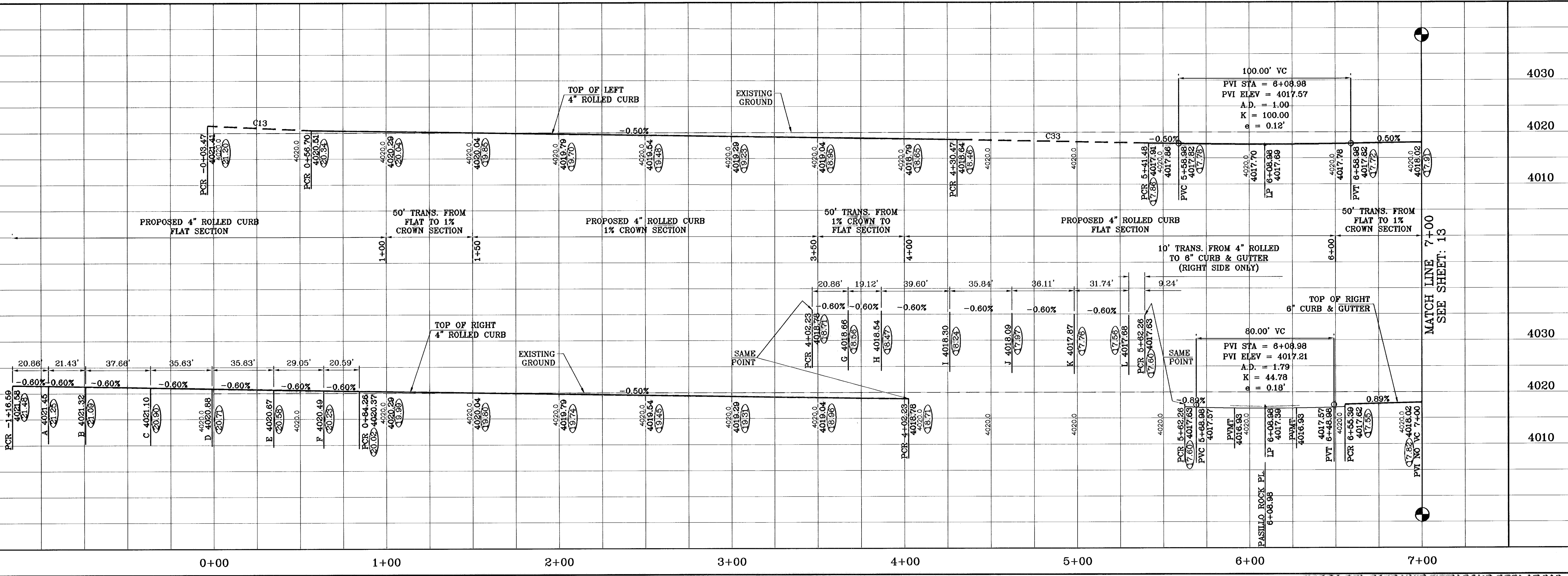
SHEET TITLE: STREET PLAN - PROFILE
 PINO TRISTE DR.
 STA: 9+38
 TO
 STA: 10+38.85
 PEBBLE ROCK PL.
 STA: 10+38.85
 TO
 STA: 12+00

SHT 11 OF 26

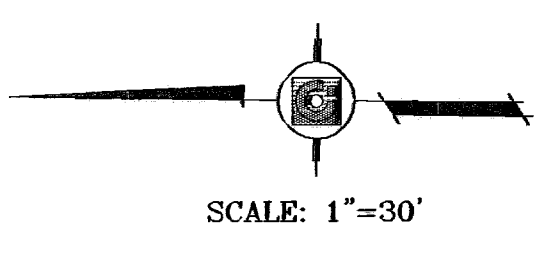
DENOTES AS BUILT CONDITION ONLY



CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C7	48.00	20.59	10.46	20.43	N13°08'18"W	24°34'49"
C8	65.00	29.05	14.77	28.81	S12°37'22"E	25°38'35"
C9	65.00	35.83	18.27	35.18	S15°53'03"W	31°24'15"
C10	65.00	35.83	18.27	35.18	S47°17'18"W	31°24'15"
C11	65.00	21.43	10.81	21.33	N74°22'01"W	18°53'29"
C12	48.00	20.86	10.60	20.69	S77°22'08"E	24°53'43"
C13	38.00	60.17	38.48	54.07	S44°49'32"W	90°42'59"
C33	38.00	59.35	37.66	53.50	S45°16'41"E	89°29'28"
C34	48.00	20.86	10.60	20.69	N11°54'54"E	24°53'43"
C35	65.00	19.12	9.63	19.05	S15°56'08"W	18°51'17"
C36	65.00	39.60	20.43	38.99	S09°56'38"E	34°54'12"
C37	65.00	35.84	18.39	35.39	S43°11'29"E	31°35'30"
C38	65.00	36.11	18.53	35.64	S74°54'02"E	31°49'35"
C39	65.00	31.74	16.20	31.43	N75°11'44"E	27°58'53"
C40	20.00	9.24	4.70	9.15	S74°28'07"W	26°27'39"
C41	28.00	44.88	28.89	40.22	N46°28'01"W	91°48'08"
C42	28.00	44.23	28.25	39.77	S44°43'19"W	90°30'32"



* PROPOSED WHEELCHAIR RAMP



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO STE 400
EL PASO, TEXAS 79956
(915) 562-0268

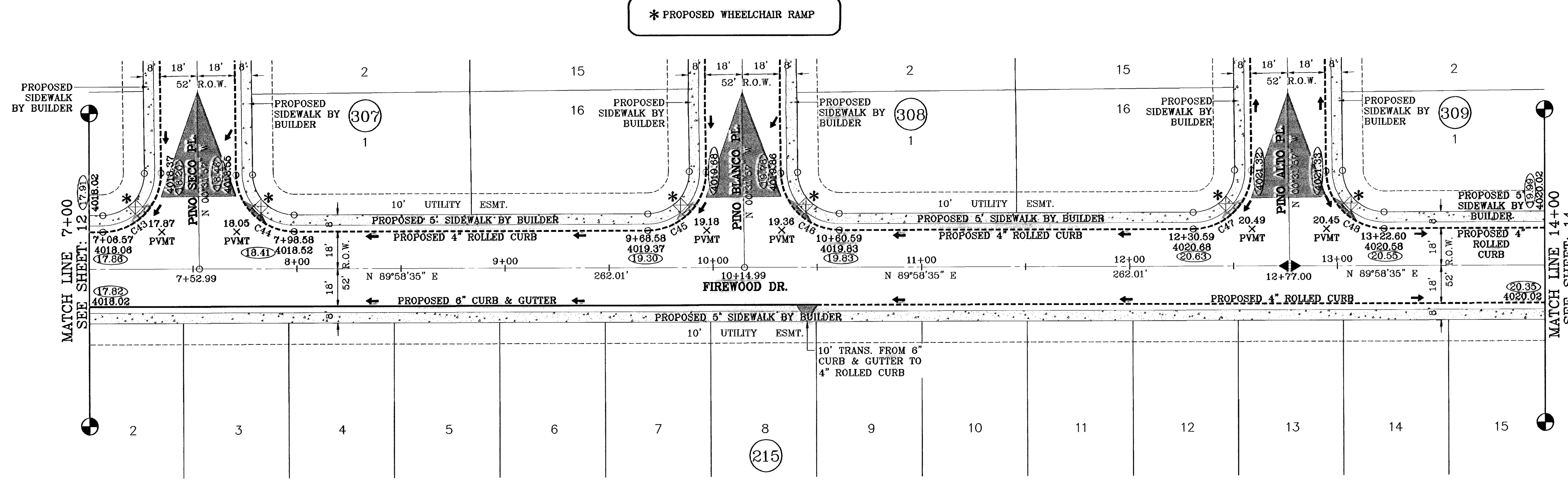
TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
SHT 12 OF 28

PROJECT NAME: TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
SCALE: HORIZ: 1"=30', VERT: 1"=10'
DATE: APRIL 2009
DESIGN BY: YC
INITIATED BY: EFG
CHECKED BY: YC
JOB NO.: 409-20

REVISIONS: AS BUILT
DATE: 12/09/09
BY: F.R.

BENCHMARK: CITY MONUMENT AT 5 FEET EAST OF THE CENTERLINE AT END OF RICH BERN BLVD. TOWNSHIP 35S, RANGE 106E & STREET 79, EL PASO COUNTY PUBLIC RECORDS GROUP, CITY DATUM, ELEVATION 4002.11

STREET PLAN-PROFILE: PINO TRISTE DR. STA: 0+00 TO STA: 4+98.33
FIREWOOD DR. STA: 4+99.33 TO STA: 7+00

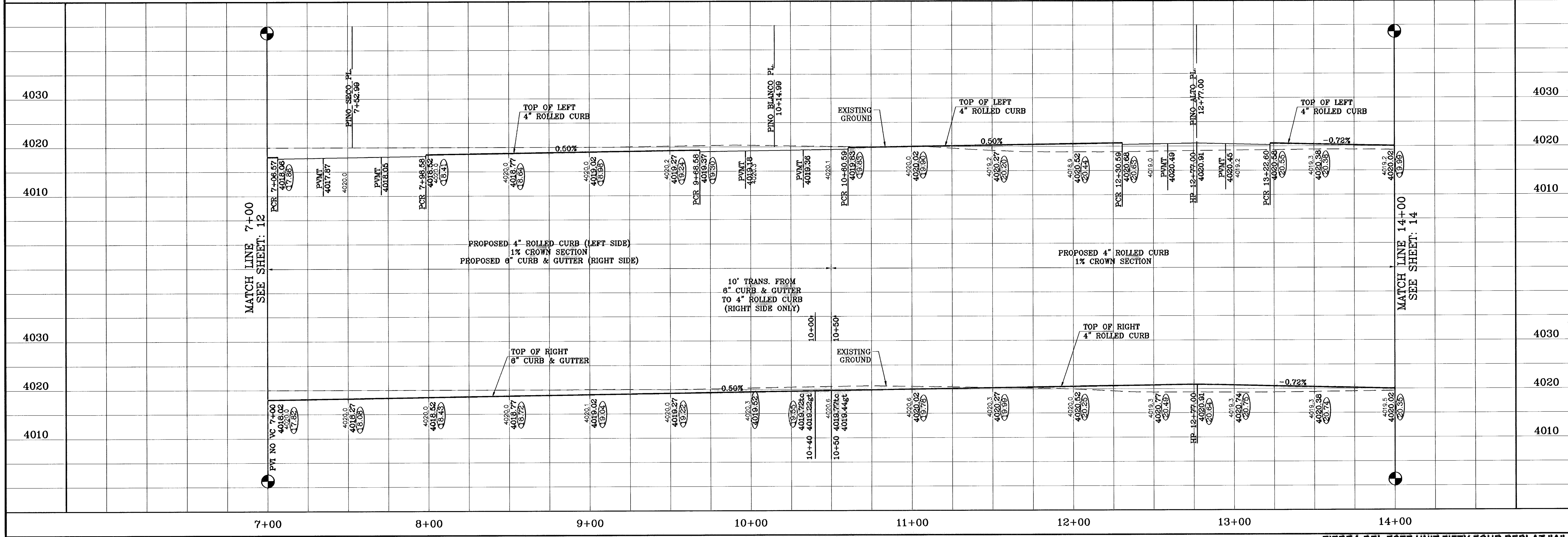


* PROPOSED WHEELCHAIR RAMP

SCALE: 1"=30'

○ DENOTES AS BUILT CONDITION ONLY

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C43	28.00	44.23	28.25	39.77	N44°43'19"E	90°30'32"
C44	28.00	43.73	27.75	39.42	S45°18'41"E	89°29'28"
C45	28.00	44.23	28.25	39.77	N44°43'19"E	90°30'32"
C46	28.00	43.73	27.75	39.42	S45°18'41"E	89°29'28"
C47	28.00	44.23	28.25	39.77	N44°43'19"E	90°30'32"
C48	28.00	43.73	27.75	39.42	S45°18'41"E	89°29'28"



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1760 LEE TREVINO STE 400
EL PASO, TEXAS 79936
(915) 592-0283

TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

FIREWOOD DR.
STA: 7+00
TO
STA: 14+00

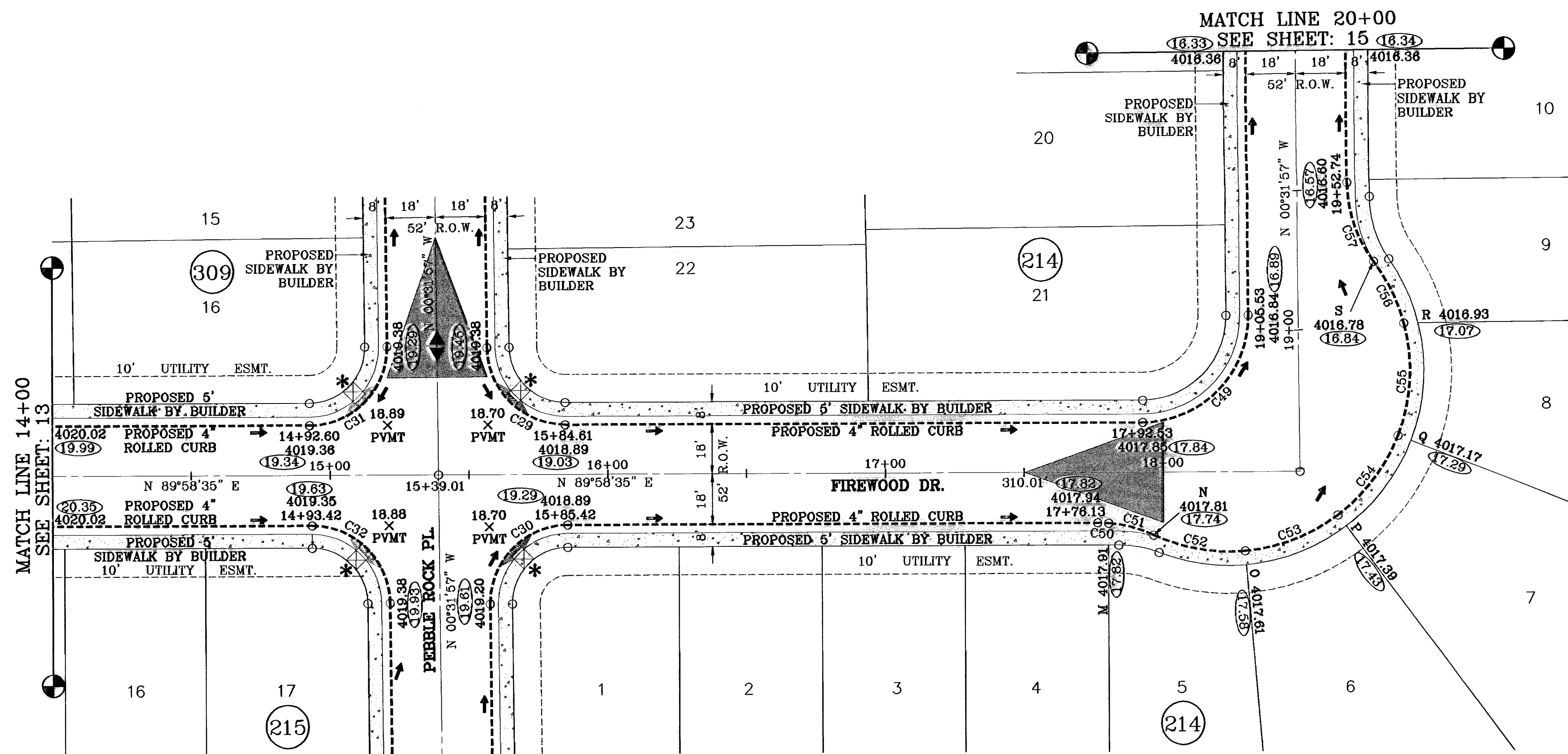
SHT 13 OF 26

PROJECT NAME: TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
SCALE: 1"=30'
DATE: APRIL 2009
DESIGN BY: JC
INITIATED BY: ETC
CHECKED BY: JC
JOB NO.: 409-20

ENGINEER'S SEAL

REVISIONS
DATE: 12/14/09
BY: F.R.
REVISIONS: AS BUILT

BENCHMARK
CITY MONUMENT AT 5 FEET EAST OF THE CENTERLINE AT END OF RICH BREW BLVD. AT THE COMMON CORNER OF SECTIONS 36, 46 & 47, BLOCK 76, TOWNSHIP 33S & RANGE 10E, COUNTY OF EL PASO, TEXAS.



* PROPOSED WHEELCHAIR RAMP

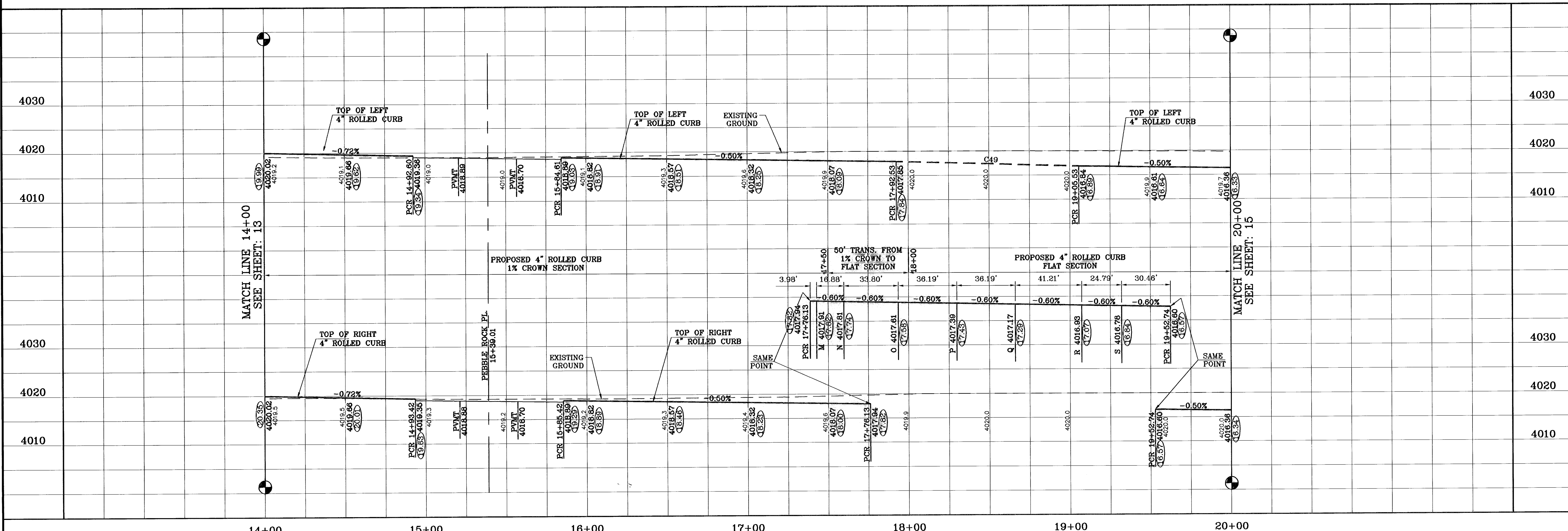
○ DENOTES AS BUILT CONDITION ONLY

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C29	28.00	43.73	27.75	39.42	S45°16'41"E	89°29'28"
C30	28.00	44.23	28.25	39.77	S44°43'19"W	90°30'32"
C31	28.00	44.23	28.25	39.77	N44°43'19"E	90°30'32"
C32	28.00	43.73	27.75	39.42	N45°16'41"W	89°29'28"
C49	38.00	60.03	38.34	53.98	N44°43'19"E	90°30'32"
C50	48.00	3.98	1.99	3.98	N87°39'00"W	4°44'50"
C51	48.00	16.88	8.53	16.79	N75°12'09"W	20°08'52"
C52	65.00	33.80	17.29	33.42	S80°01'27"E	29°47'28"
C53	65.00	36.19	18.58	35.72	N69°07'50"E	31°53'59"
C54	65.00	36.19	18.58	35.72	N37°13'50"E	31°53'59"
C55	65.00	41.21	21.32	40.52	N03°07'12"E	36°19'18"
C56	65.00	24.79	12.55	24.64	N25°58'00"W	21°51'05"
C57	48.00	30.46	15.76	29.95	S18°42'45"E	36°21'35"

SCALE: 1"=30'

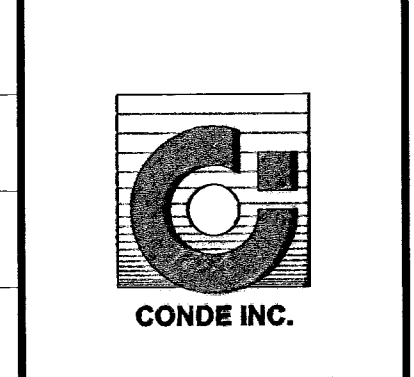
BENCHMARK	CITY MONUMENT AT 5 FEET EAST OF THE CENTERLINE AT END OF RICH BREEN BLVD. FINISHED ELEVATION 4002.11
DATE	12/14/09
REVISIONS	AS BUILT
BY	F.R.

TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
 BEING A REPLAT OF BLOCKS 214 AND 215 AND ALL OF FIREWOOD DRIVING PEBBLE ROCK PLACE, TERRA DEL ESTE UNIT FIFTY FOUR, AND PEBBLE ROCK PLACE, TERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 32.378 ACRES.

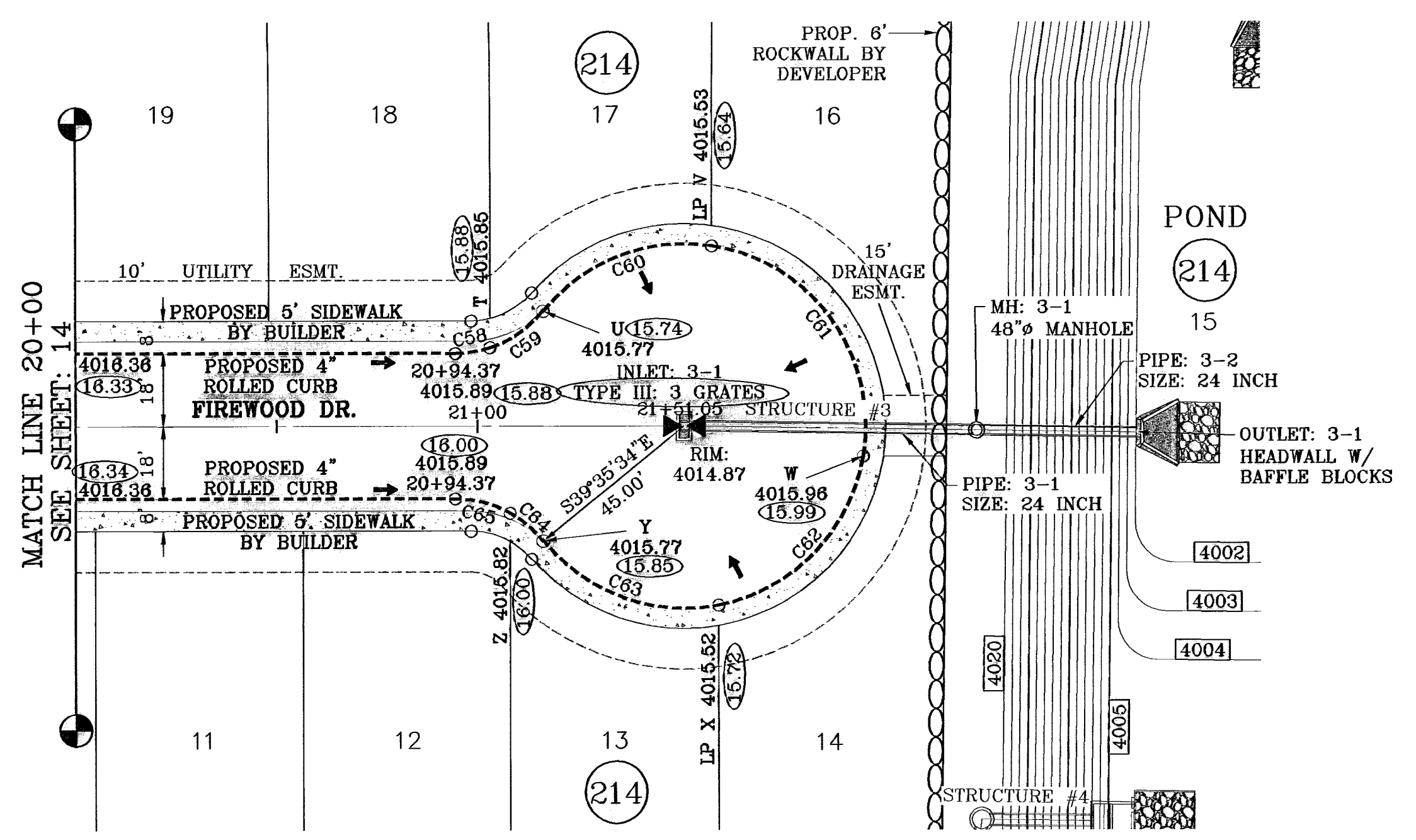
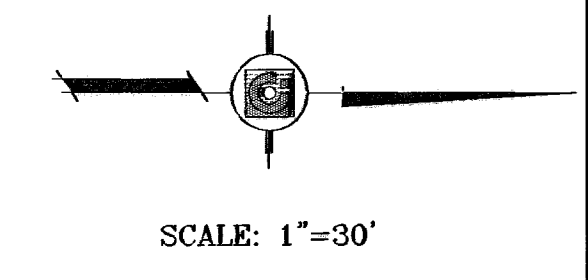


SCALE: HORIZ: 1"=30', VERT: 1"=10'
 DATE: APRIL 2009
 DESIGN BY: YC
 INITIATED BY: EFC
 CHECKED BY: YC
 JOB NO.: 409-20

CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 1700 LEE TREVINO STE 400
 EL PASO, TEXAS 79936
 (915) 592-0283



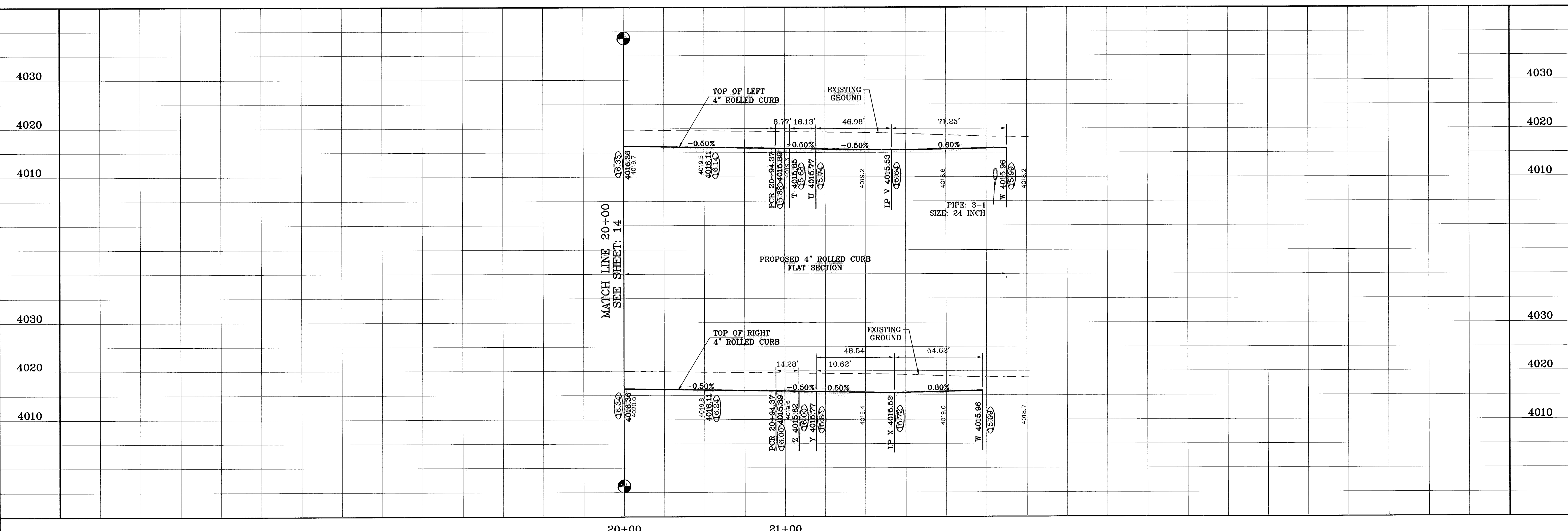
SHEET TITLE
STREET PLAN-PROFILE
FIREWOOD DR.
 STA: 14+00 TO STA: 20+00



○ DENOTES AS BUILT CONDITION ONLY

SEE SHEET 22 FOR STRUCTURE #3 DETAILS

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C58	28.00	8.77	4.42	8.73	N09°30'14"W	17°56'34"
C59	28.00	16.13	8.29	15.90	N34°58'26"W	32°59'49"
C60	45.00	46.98	25.88	44.87	S21°33'54"E	59°48'53"
C61	45.00	71.25	45.57	64.04	S53°42'07"W	90°43'09"
C62	45.00	54.62	31.24	51.33	N46°10'05"W	69°32'28"
C63	45.00	48.54	28.93	46.22	N19°30'18"E	61°48'18"
C64	28.00	10.62	5.37	10.55	S39°32'37"W	21°43'38"
C65	28.00	14.28	7.30	14.12	S14°04'25"W	29°12'45"



TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

PROJECT NAME: TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
 BEING A REPLAT OF BLOCKS 214 AND 215, AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TIERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS.
 CITY OF EL PASO, TEXAS
 ELEVATION 4062.11

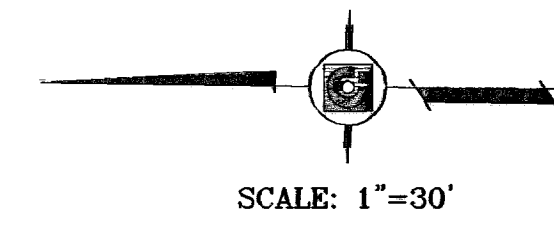
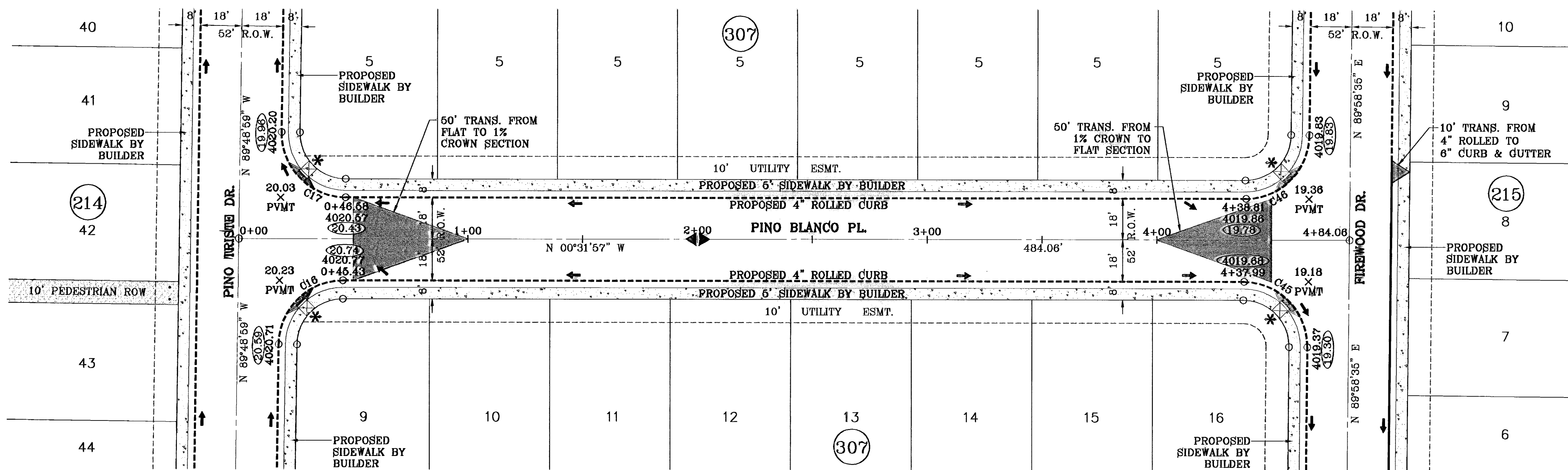
DATE: 07/10/09
 REVISIONS: CITY REDLINES AS PER 07/01/09 COMMENTS E.F.G.
 BY: AS BUILT
 P.R.

ENGINEER'S SEAL: [Seal of Conde Inc.]
 CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 1700 LEE TRAVINO, STE. 400
 EL PASO, TEXAS 79968
 (815) 582-0283

SHEET TITLE: STREET PLAN-PROFILE
 FIREWOOD DR.
 STA: 20+00 TO STA: 21+51.05

SCALE: HORIZ: 1"=30' VERT: 1"=10'
 DATE: APRIL 2009
 DESIGN BY: YC
 INITIATED BY: EFG
 CHECKED BY: YC
 JOB NO.: 409-20

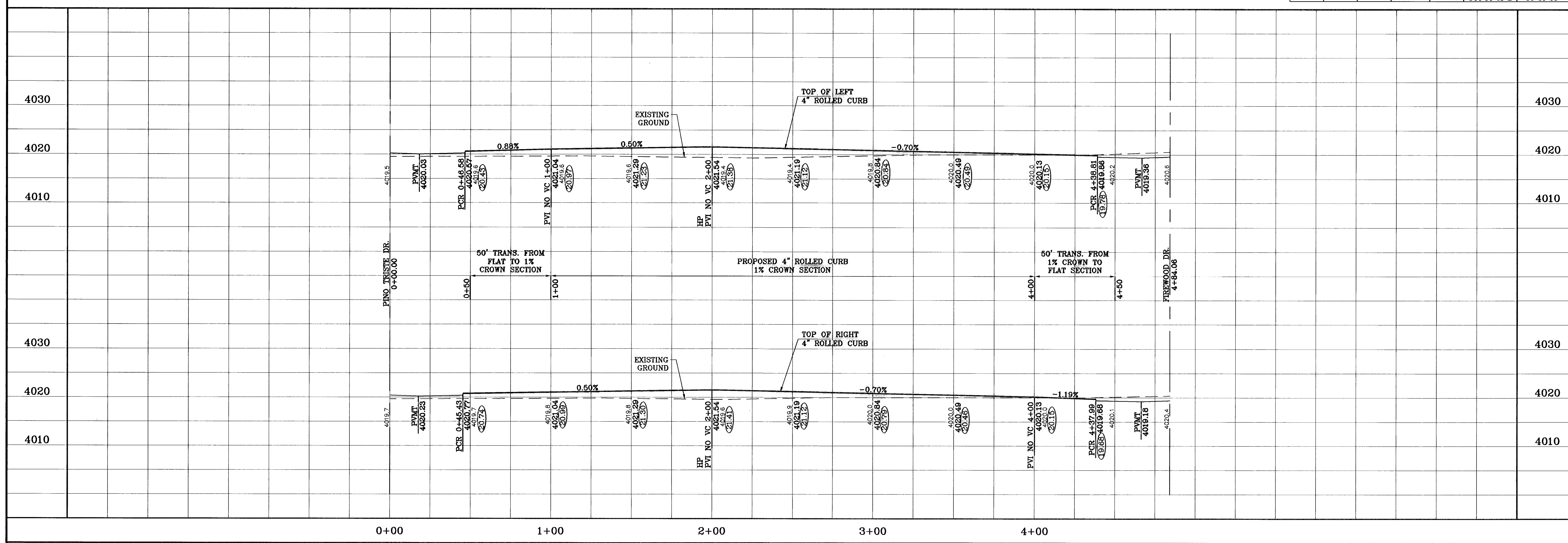
SHT 15 OF 26



* PROPOSED WHEELCHAIR RAMP

○ DENOTES AS BUILT CONDITION ONLY

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C16	28.00	43.63	27.65	39.35	N45°10'28"W	89°17'01"
C17	28.00	44.33	28.35	39.84	S44°43'32"W	90°42'59"
C45	28.00	44.23	28.25	39.77	N44°43'19"E	90°30'32"
C46	28.00	43.73	27.75	39.42	S45°16'41"E	89°29'28"



BENCHMARK
 CITY MONUMENT NO. 5 WEST EAST OF THE CENTERLINE AT END OF RICH BERRA BLVD. TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS
 ELEVATION 4082.11
 CITY DATUM

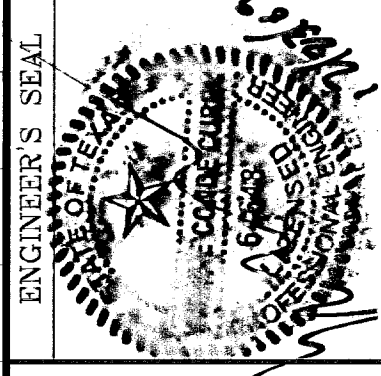
DATE 12/14/09
 REVISIONS AS BUILT
 BY F.R.

PROJECT NAME
TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

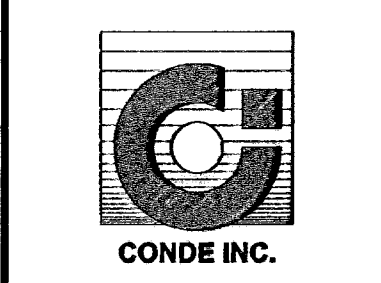
BEING A REPLAT OF BLOCKS 214 AND 215, AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS.
 CONTAINING 32.379 ACRES

SCALE
 HORIZ: 1"=30'
 VERT: 1"=10'

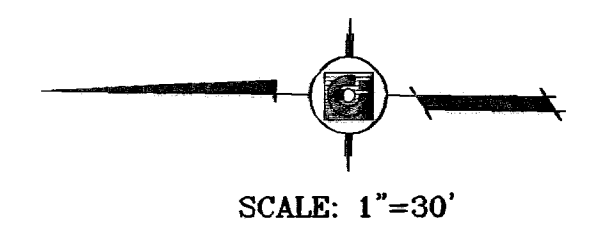
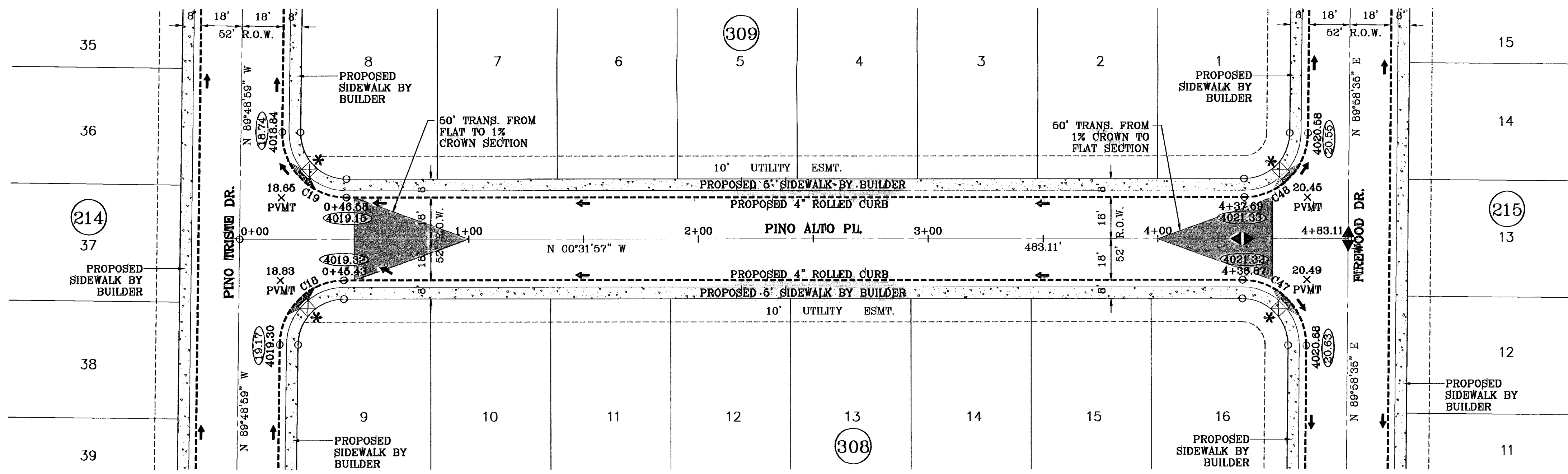
DATE: APRIL 2009
 DESIGN BY: YC
 INITIATED BY: EFG
 CHECKED BY: YC
 JOB NO.: 408-20



CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 1700 LEE TREVINO STE 400
 EL PASO, TEXAS 79966
 (915) 592-0263



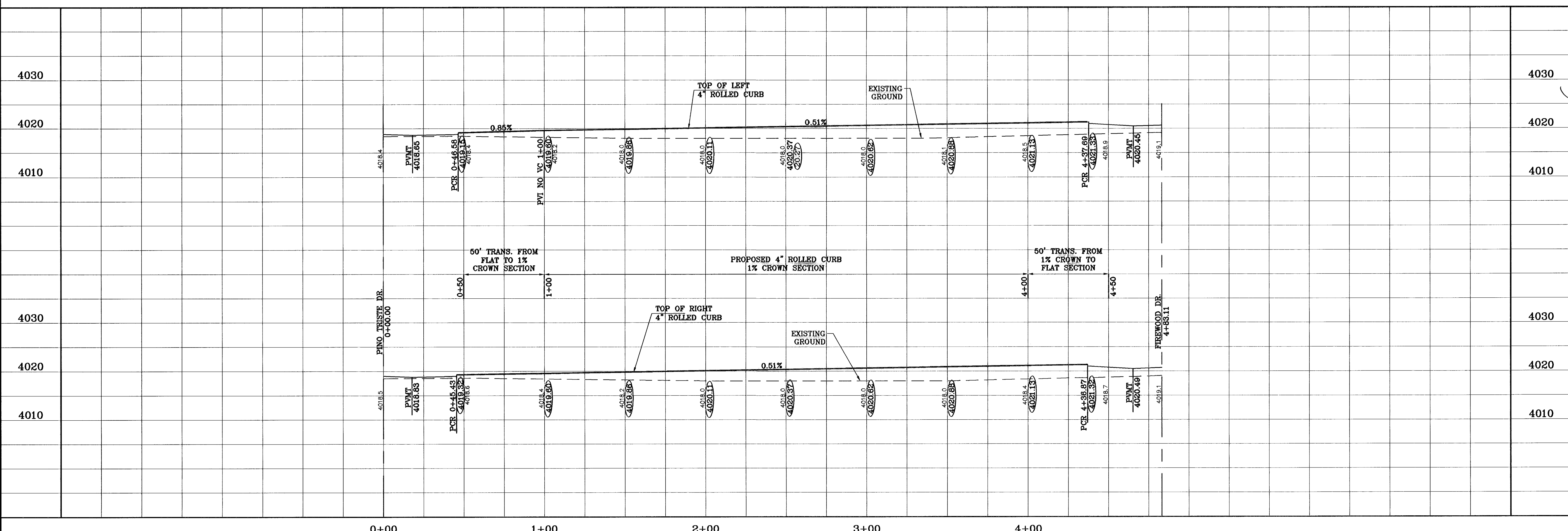
SHEET TITLE
 STREET
 PLAN-PROFILE
PINO BLANCO PL.
 STA: 0+00
 TO
 STA: 4+84.06



* PROPOSED WHEELCHAIR RAMP

○ DENOTES AS BUILT CONDITION ONLY

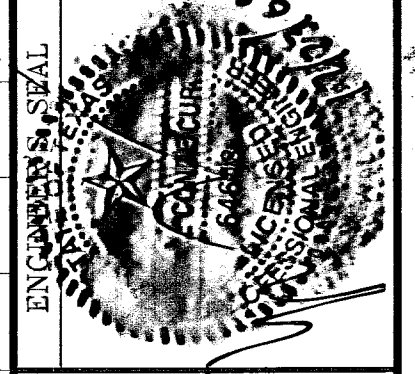
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C18	28.00	43.63	27.65	39.35	N45°10'28"W	89°17'01"
C19	28.00	44.33	28.35	39.84	S44°49'32"W	90°42'59"
C47	28.00	44.23	28.25	39.77	N44°43'19"E	90°30'32"
C48	28.00	43.73	27.75	39.42	S45°16'41"E	89°29'28"



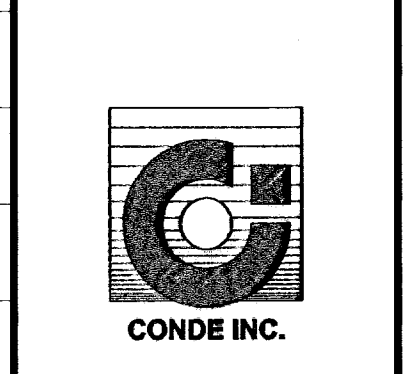
BENCHMARK
CITY MONUMENT AT 5 FEET EAST OF THE CENTERLINE AT END OF RICH BEEM DRIVE, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS ELEVATION 4002.11
DATE 12/14/09
BY F.R.
REVISIONS AS BUILT

PROJECT NAME
TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
BEING A REPLAT OF BLOCKS 214 AND 215 AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TIERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 32.379 ACRES

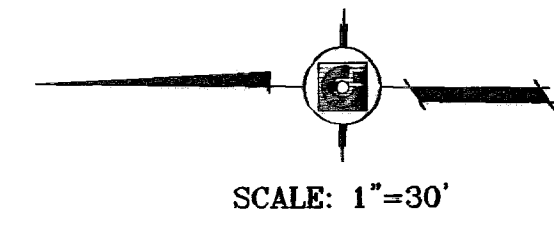
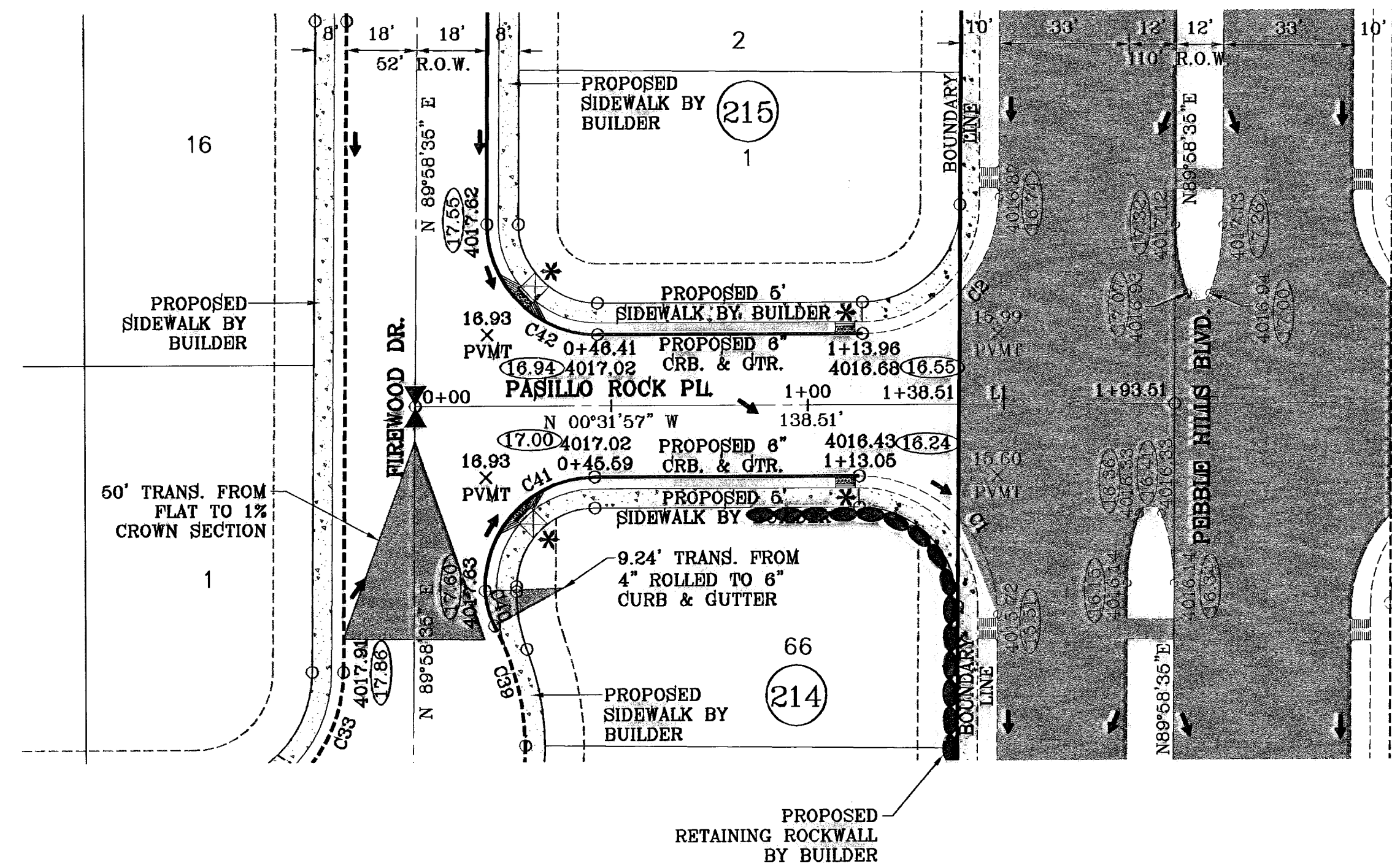
SCALE
HORIZ: 1"=30'
VERT: 1"=10'
DATE: APRIL 2009
DESIGN BY: YC
INITIATED BY: EFG
CHECKED BY: YC
JOB NO.: 408-20



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TRAVINO STE. 400
EL PASO, TEXAS 79936
(915) 592-0283



SHEET TITLE
STREET
PLAN-PROFILE
PINO ALTO PL.
STA: 0+00
TO
STA: 4+83.11

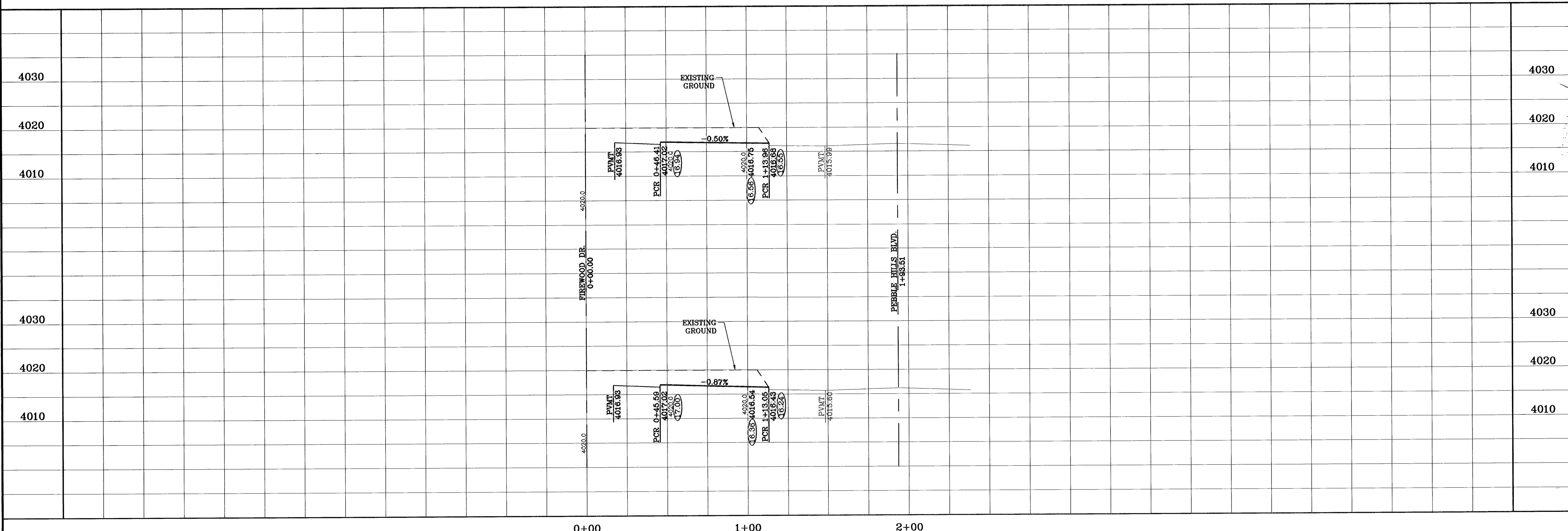


LINE TABLE	
LINE	BEARING
LI	N00°31'57"W

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	35.00	55.29	35.31	49.72	N44°43'19"E	90°30'32"
C2	35.00	54.67	34.89	49.28	S45°16'41"E	89°29'28"
C33	38.00	59.35	37.66	53.50	S45°16'41"E	89°29'28"
C39	65.00	31.74	16.20	31.43	N75°11'44"E	27°58'53"
C40	20.00	9.24	4.70	9.15	S74°28'07"W	26°27'39"
C41	28.00	44.86	28.89	40.22	N46°28'01"W	91°49'06"
C42	28.00	44.23	28.25	39.77	S44°43'19"W	90°30'32"

* PROPOSED WHEELCHAIR RAMP

○ DENOTES AS BUILT CONDITION ONLY



DATE	REVISIONS	BY
12/17/09	AS BUILT	F.R.

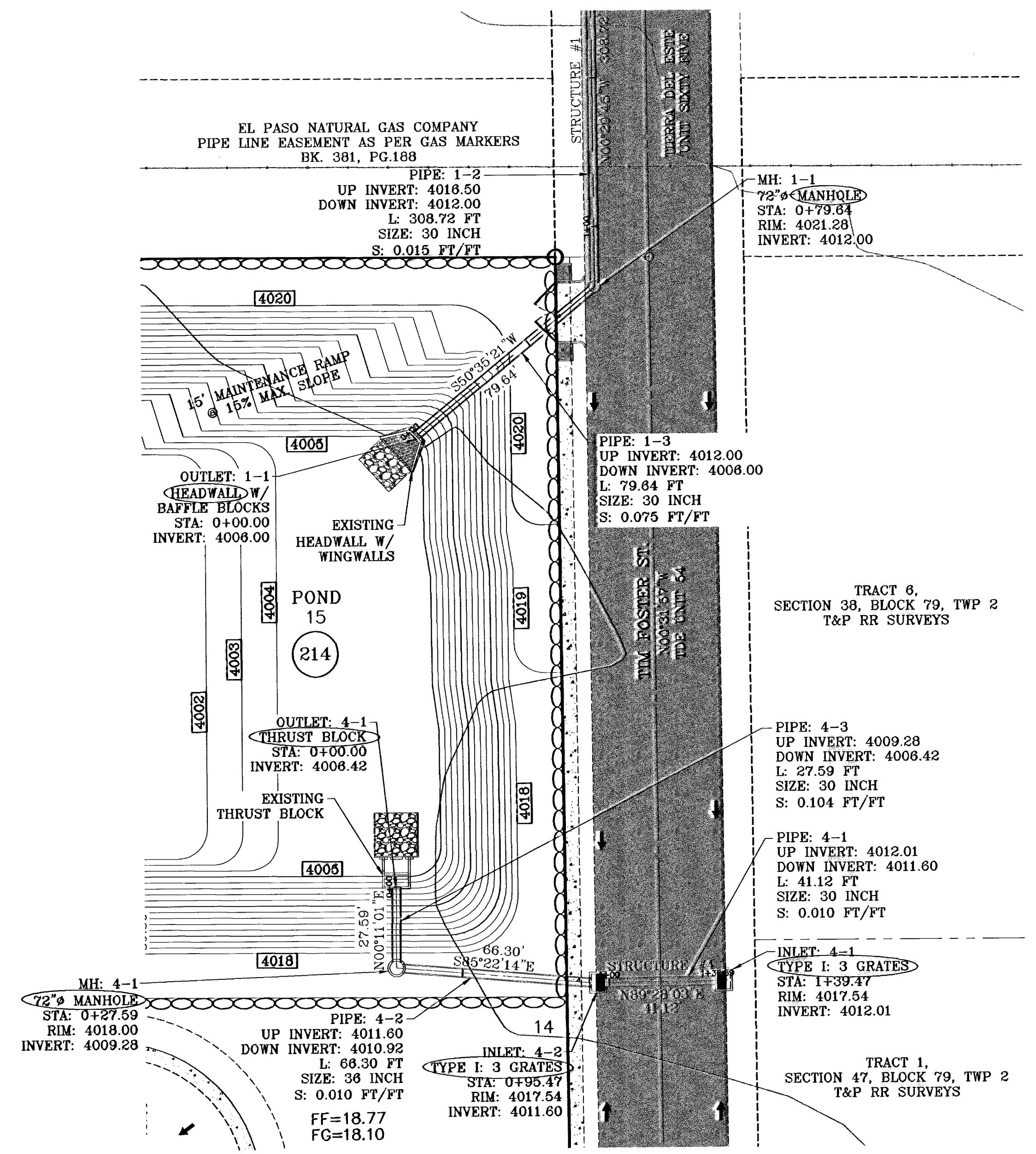
TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
 BEING A REPLAT OF BLOCKS 214 AND 215, AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TIERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 32.379 ACRES.

SCALE
 HORIZ: 1"=30'
 VERT: 1"=10'
 DATE: APRIL 2009
 DESIGN BY: YC
 INITIATED BY: EFG
 CHECKED BY: YC
 JOB NO.: 409-20

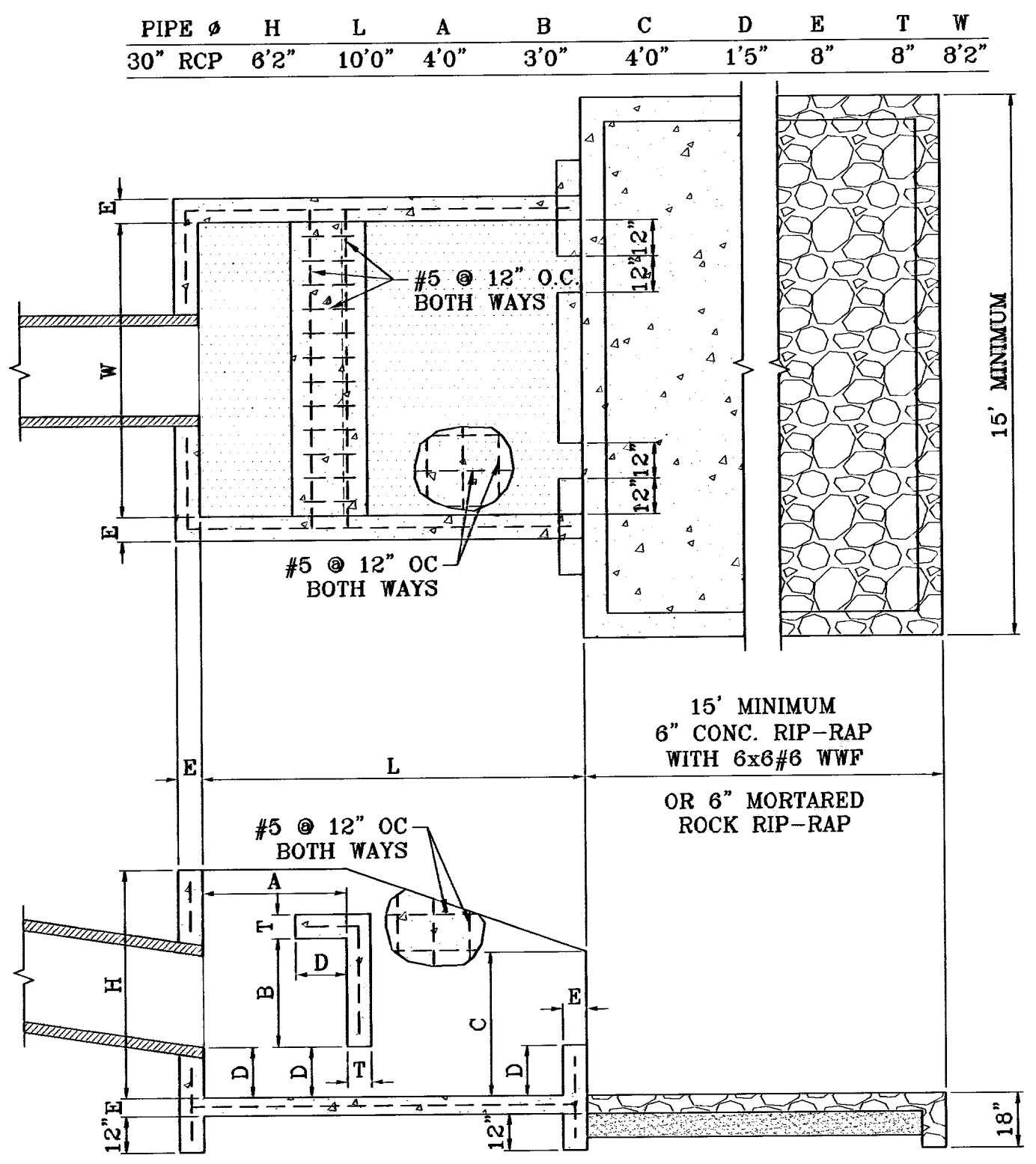
CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 1700 LEE TREVINO STE. 400
 EL PASO, TEXAS 79936
 (915) 592-0283

CONDE INC.

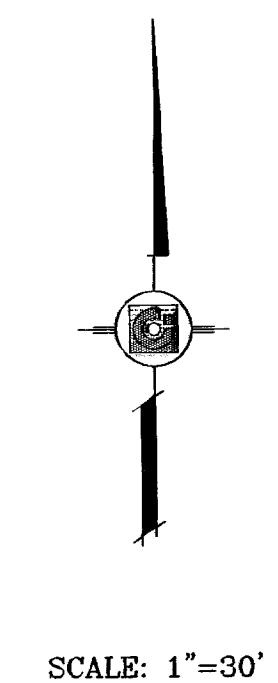
SHEET TITLE
PASILLO ROCK PL
 STA: 0+00
 TO
 STA: 1+93.51



STRUCTURE 1 & 4-PLAN VIEW
SCALE: 1"=30'



THRUST BLOCK DETAIL
SCALE: 1"=4'



R.C.P. PIPE DATA

PIPE	SECTION	SIZE (in)	LENGTH (ft)	CONSTRUCTED SLOPE (ft/ft)	DISCHARGE (cfs)	CAPACITY (cfs)	AVERAGE VELOCITY (fps)	DOWN STREAM GROUND	DOWN STREAM HGL	DOWN STREAM INVERT	UPSTREAM GROUND	UPSTREAM HGL	UPSTREAM INVERT
1-2	30	308.72	0.015	39.46	49.52	8.47	4021.28	4015.52	4012.00	4021.20	4018.62	4016.50	
1-3	30	79.84	0.075	39.46	112.58	8.04	4021.00	4014.18	4008.00	4021.28	4014.92	4012.00	
4-1	30	41.12	0.010	22.60	40.96	4.60	4017.54	4015.85	4015.60	4017.54	4015.97	4012.01	
4-2	36	66.30	0.010	45.19	87.54	6.39	4018.00	4015.31	4010.92	4017.54	4015.82	4011.80	
4-3	30	27.59	0.104	45.19	132.05	9.21	4020.00	4014.18	4008.42	4018.00	4014.51	4009.28	

INLET DATA

INLET No.	TYPE	No. GRATES	Qd cfs	Qc cfs
4-1	I	3	22.60	32.52
4-2	I	3	22.59	32.52

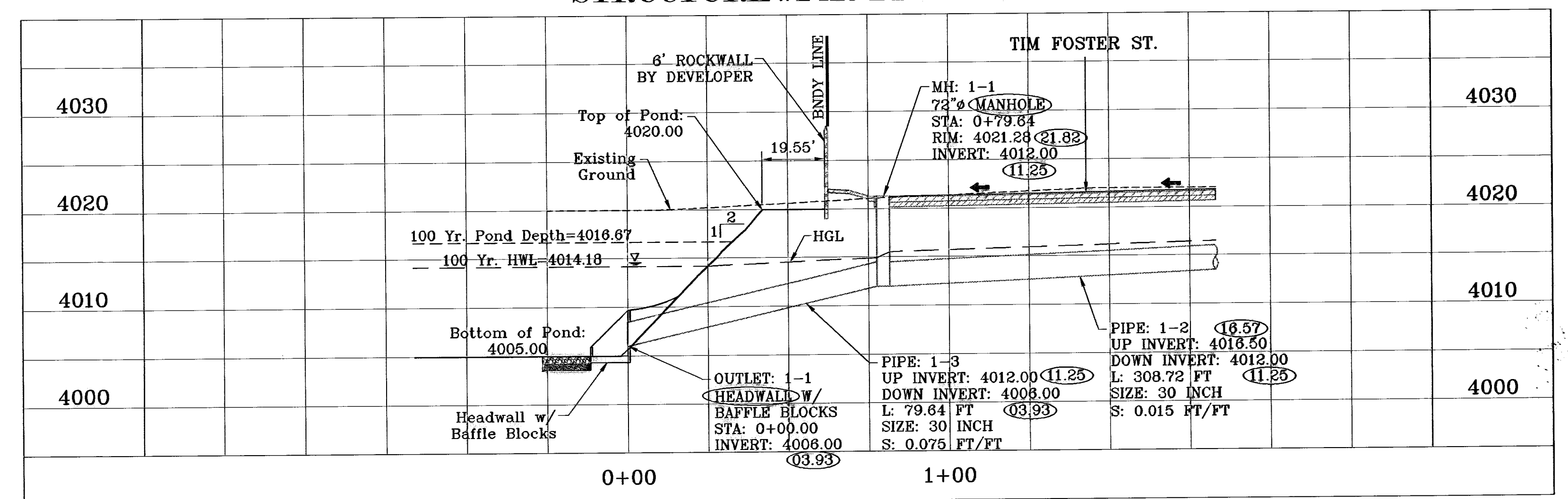
ALL PIPES ARE R.C.P. CLASS III UNLESS OTHERWISE NOTED.

CONSTRUCTION NOTES:

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

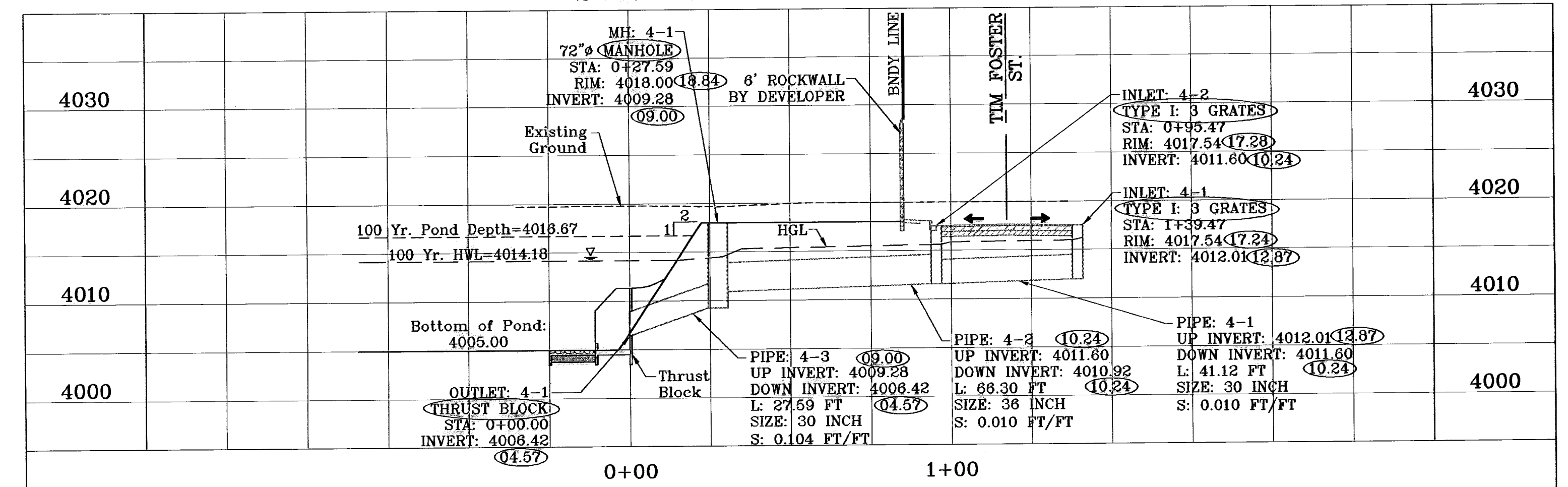
○ DENOTES AS BUILT CONDITION ONLY

STRUCTURE #1 AS PER TDE 65



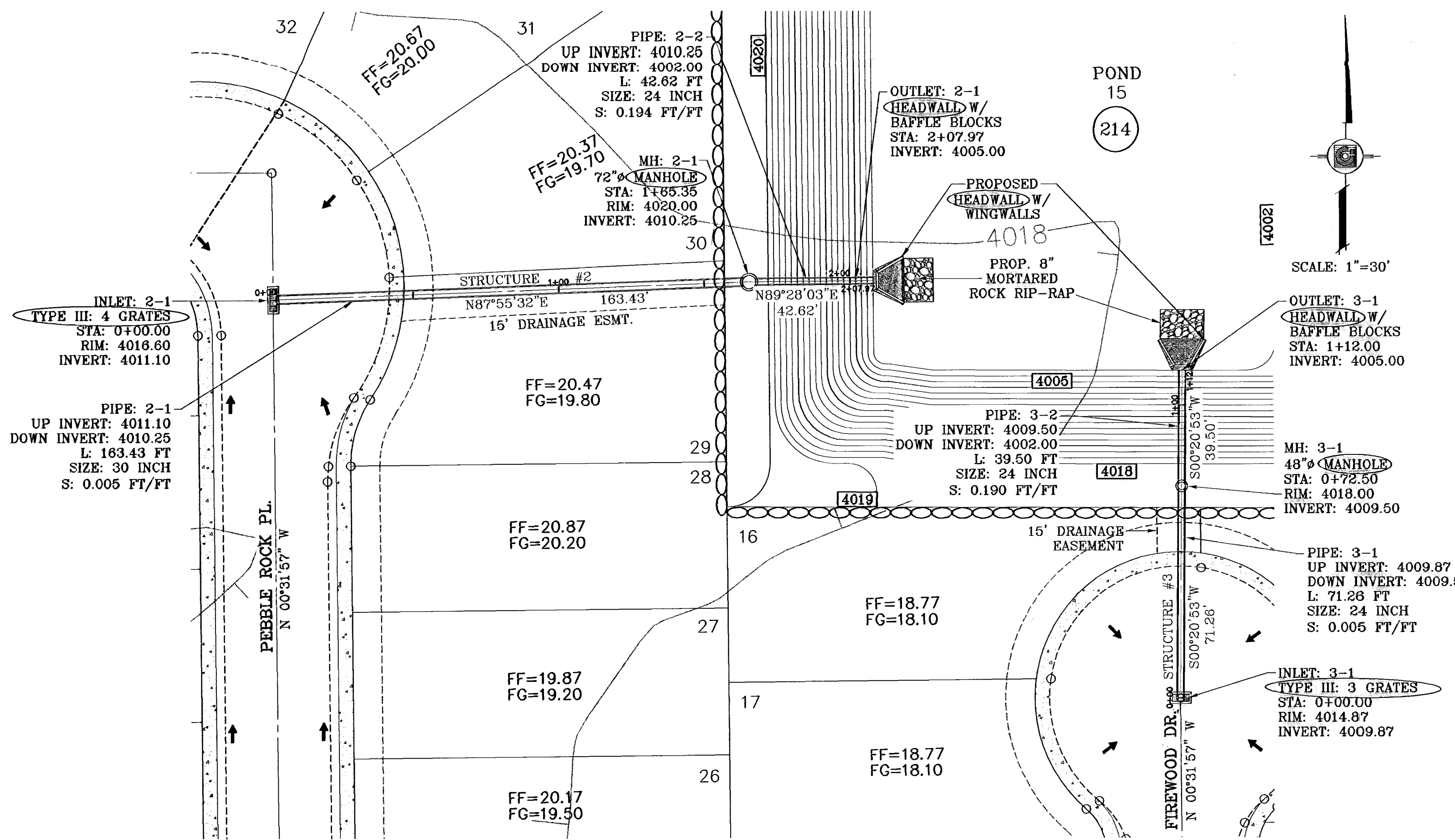
STRUCTURE 1-PROFILE
SCALE: 1"=10'

STRUCTURE #4 AS PER TDE 54



STRUCTURE 4-PROFILE
SCALE: 1"=10'

PROJECT NAME: TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
 CITY: MONUMENT AT 5 FEET EAST OF THE CENTERLINE AT END OF RICH BURN BLVD., TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS ELEVATION 4022.1
 DATE: 07/09/09
 REVISIONS: CITY REDLINES AS PER 07/01/09 COMMENTS E.F.G.
 07/22/09 CITY REDLINES AS PER 07/21/09 COMMENTS E.F.G.
 01/04/10 AS BUILT F.R.
 DESIGN BY: YC
 CHECKED BY: YC
 JOB NO.: 408-20
 SCALE: HORIZ: 1"=30', VERT: 1"=10'
 DATE: APRIL 2009
 INITIATED BY: EFG
 CHECKED BY: YC
 JOB NO.: 408-20
 ENGINEER'S SEAL: [Seal]
 CONDE INC.
 ENGINEERING / PLANNING SURVEYING / GPS
 1790 LEE TREVINO STE 400 EL PASO, TEXAS 79938 (915) 592-0263
 SHEET TITLE: DRAINAGE STRUCTURES 1 & 4
 SHT 21 OF 26



STRUCTURE 2 & 3-PLAN VIEW
SCALE: 1"=30'

R.C.P. PIPE DATA

PIPE	SECTION SIZE (in)	LENGTH (ft)	CONSTRUCTED SLOPE (ft/ft)	DISCHARGE (cfs)	CAPACITY (cfs)	AVERAGE VELOCITY (fps)	DOWN STREAM GROUND	DOWN STREAM HGL	DOWN STREAM INVERT	UPSTREAM GROUND	UPSTREAM HGL	UPSTREAM INVERT
2-1	30	163.43	0.005	19.34	29.58	3.94	4020.00	4015.09	4010.25	4016.60	4015.45	4011.10
2-2	24	42.62	0.194	19.34	99.53	6.16	4010.00	4014.18	4002.00	4020.00	4014.49	4010.25
3-1	24	71.28	0.005	9.31	16.30	2.96	4018.00	4014.75	4009.50	4014.87	4014.87	4009.87
3-2	24	39.50	0.190	9.31	98.57	2.96	4011.00	4014.18	4002.00	4018.00	4014.25	4009.50

INLET DATA

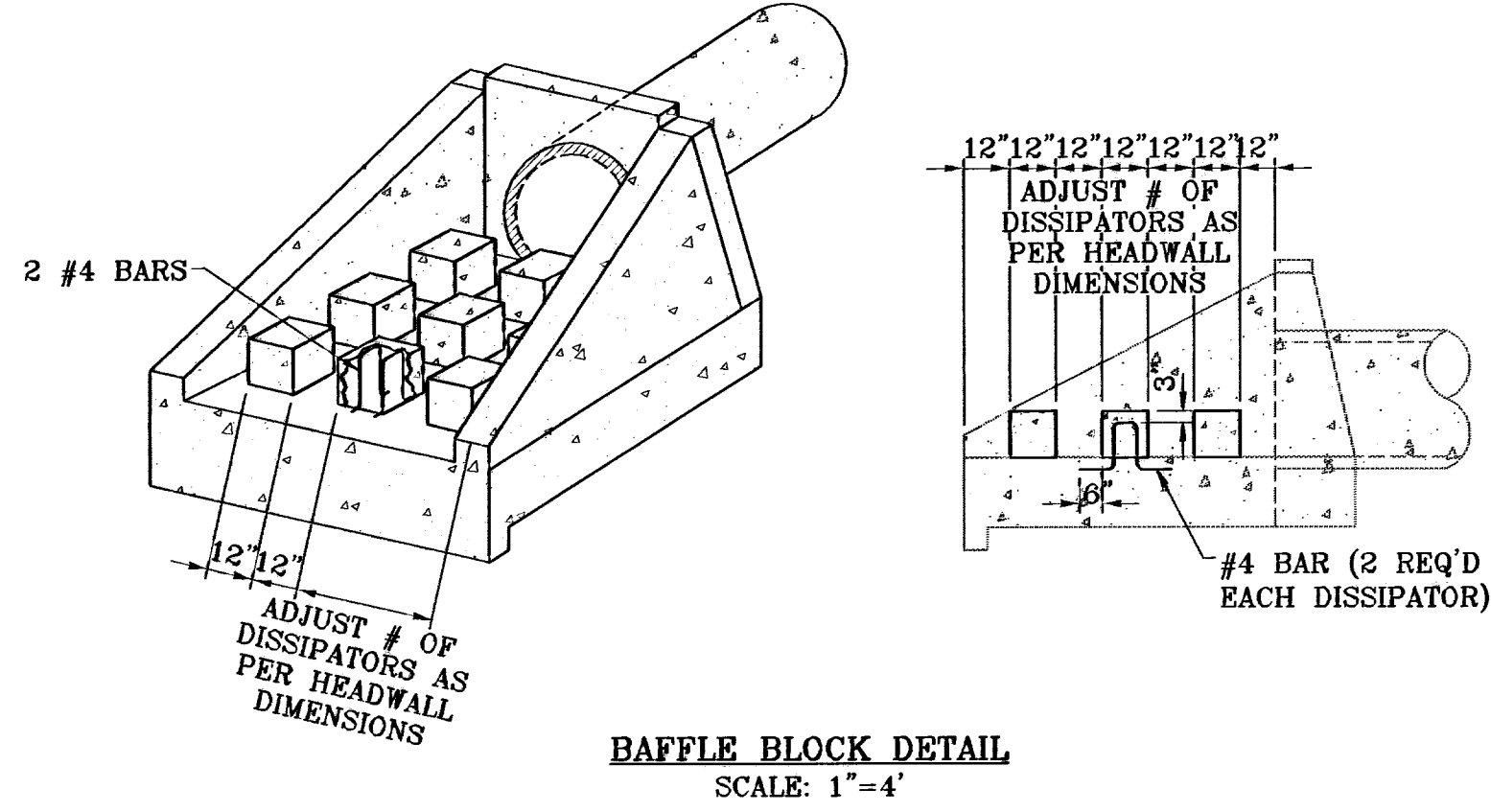
INLET No.	TYPE	No. GRATES	Qd cfs	Qc cfs
2-1	III	4	19.34	30.88
3-1	III	3	9.31	23.16

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

CONSTRUCTION NOTES:

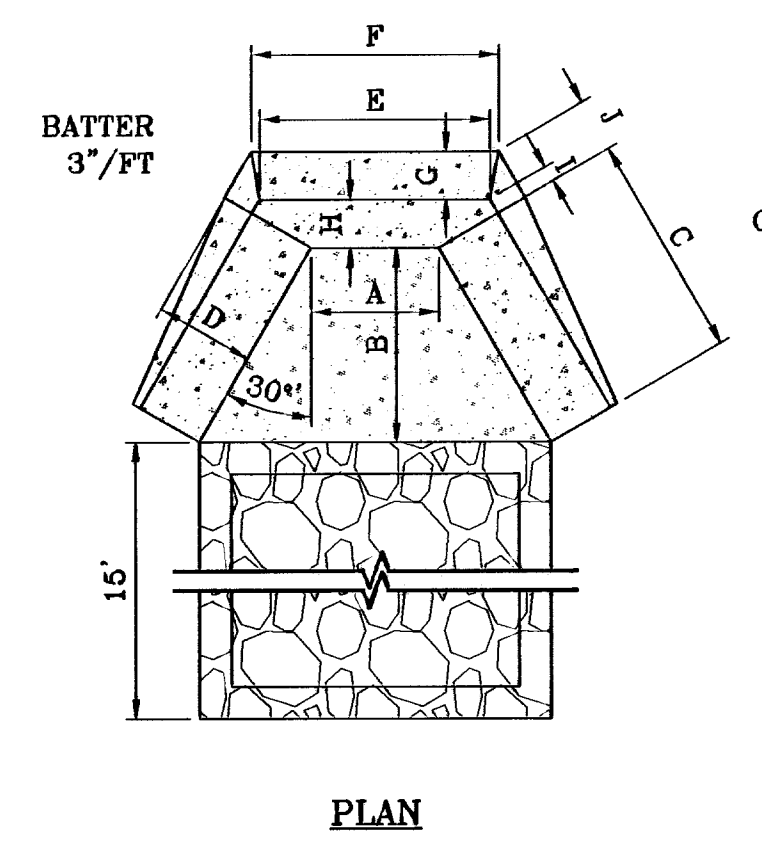
- ALL CONCRETE FOR STRUCTURES SHALL BE 3000 PSI UNLESS OTHERWISE NOTED.
- MINIMUM COVER FOR REINFORCING STEEL SHALL BE 2" UNLESS OTHERWISE NOTED.
- 95% COMPACTION REQUIRED FOR STRUCTURES AS PER ASTM D1557.
- REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.

○ DENOTES AS BUILT CONDITION ONLY

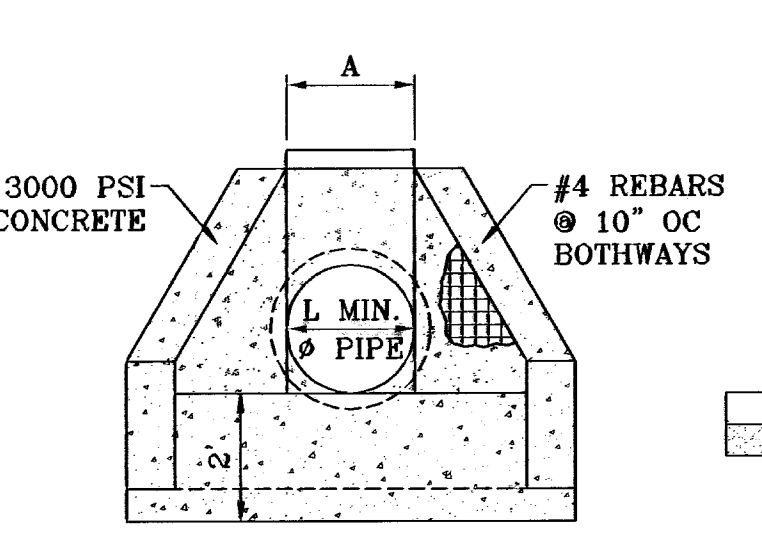


BAFFLE BLOCK DETAIL
SCALE: 1"=4'

DIA. OF PIPE	A	B	C	D	E	F	G	H	I	J	K	L (MIN.)	M	N
24"	24"	42"	4' 1/2"	1' 9"	3' 0"	3' 10 1/2"	9"	10"	5 3/4"	9"	10"	2 1/2"	3' 8"	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"

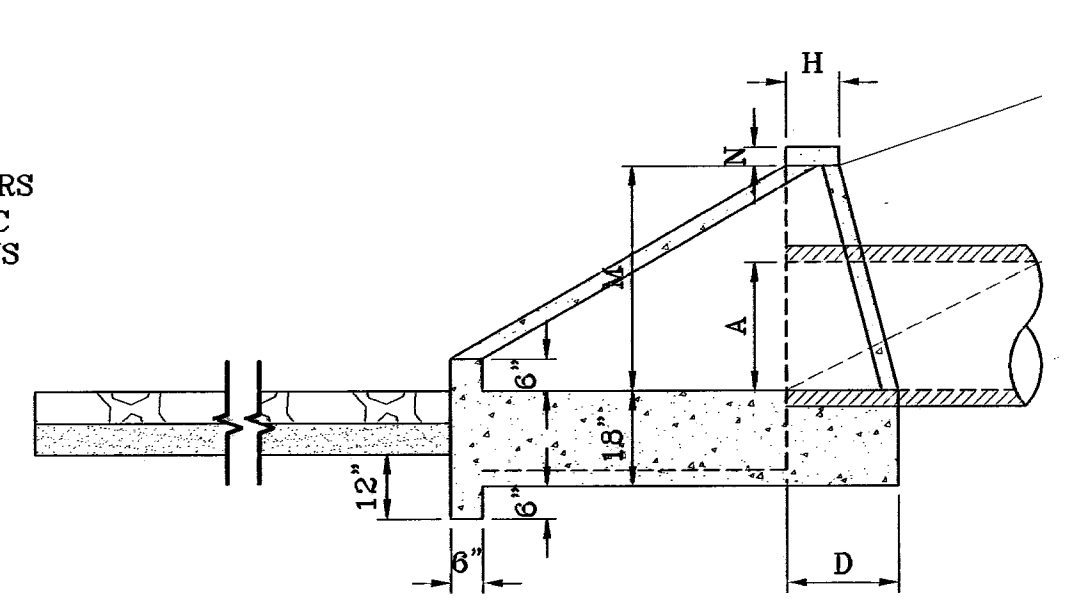


PLAN

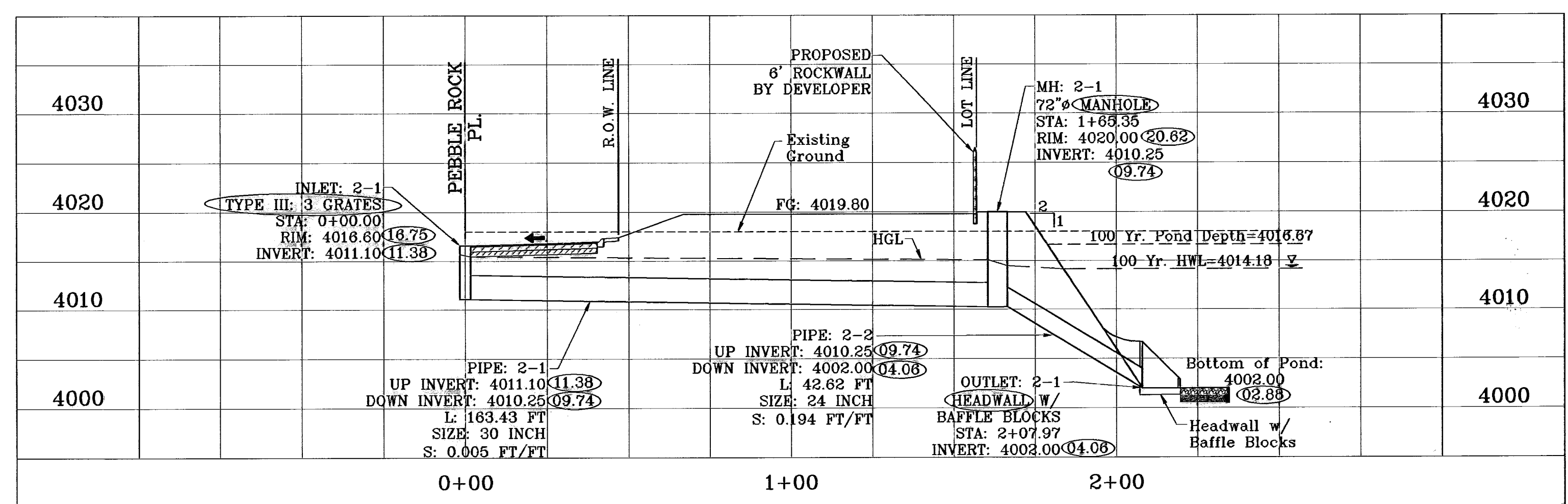


FRONT ELEVATION

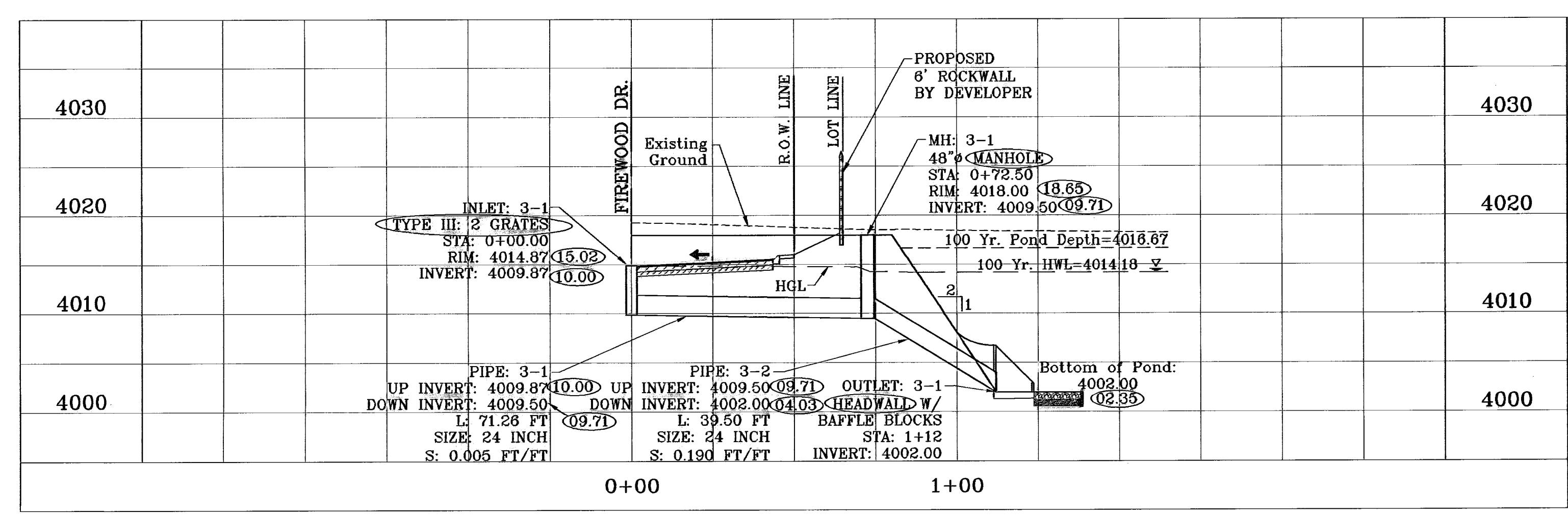
HEADWALL DETAIL
SCALE: 1"=3'



SIDE ELEVATION



STRUCTURE 2-PROFILE
SCALE: 1"=10'



STRUCTURE 3-PROFILE
SCALE: 1"=10'

BENCHMARK
CITY MONUMENT AT 3 FEET EAST OF THE CENTERLINE AT END OF RICH BERN BLVD. NAD 83 DATUM
ELEVATION 4022.11
DATE 07/10/09
BY E.F.G.

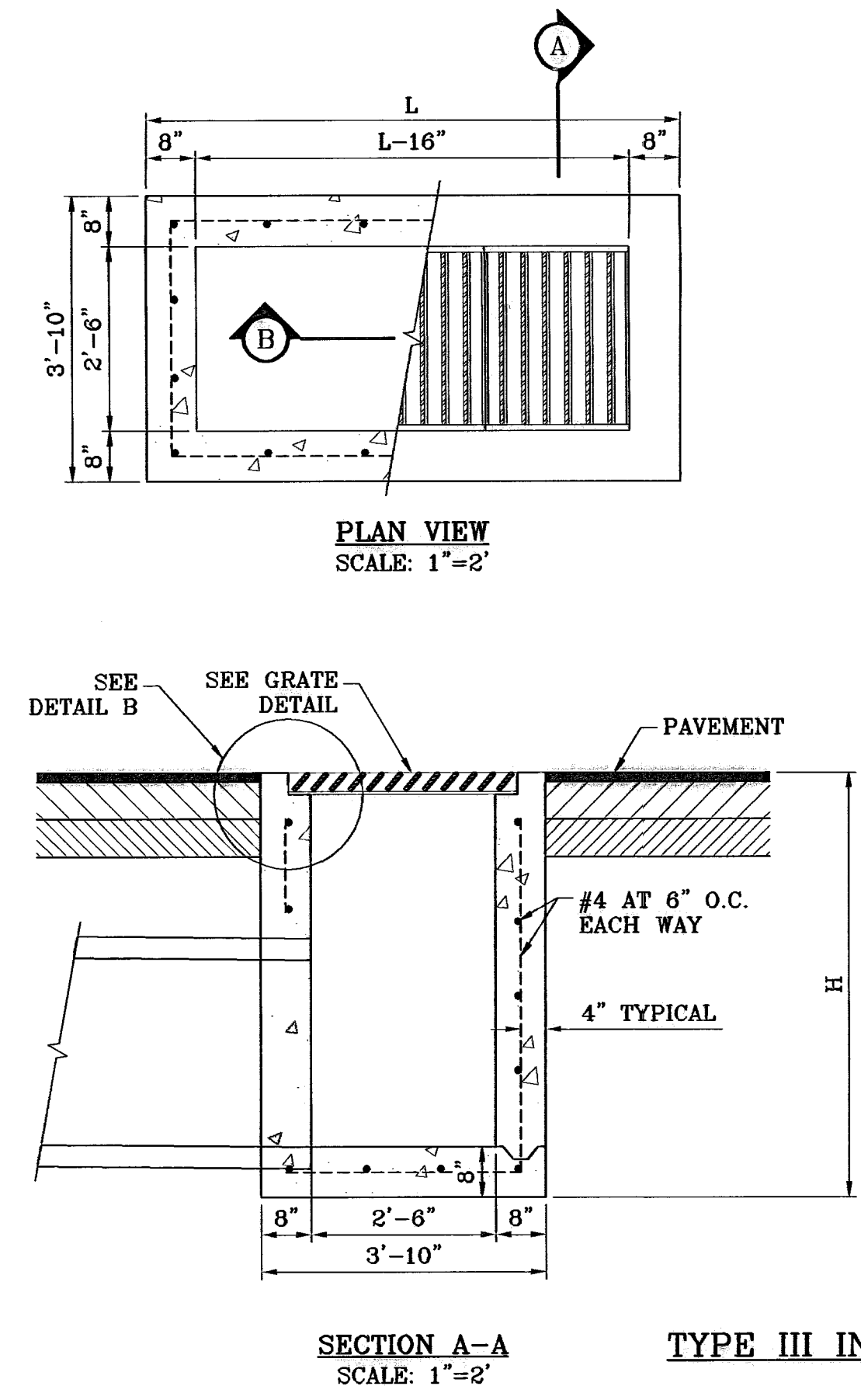
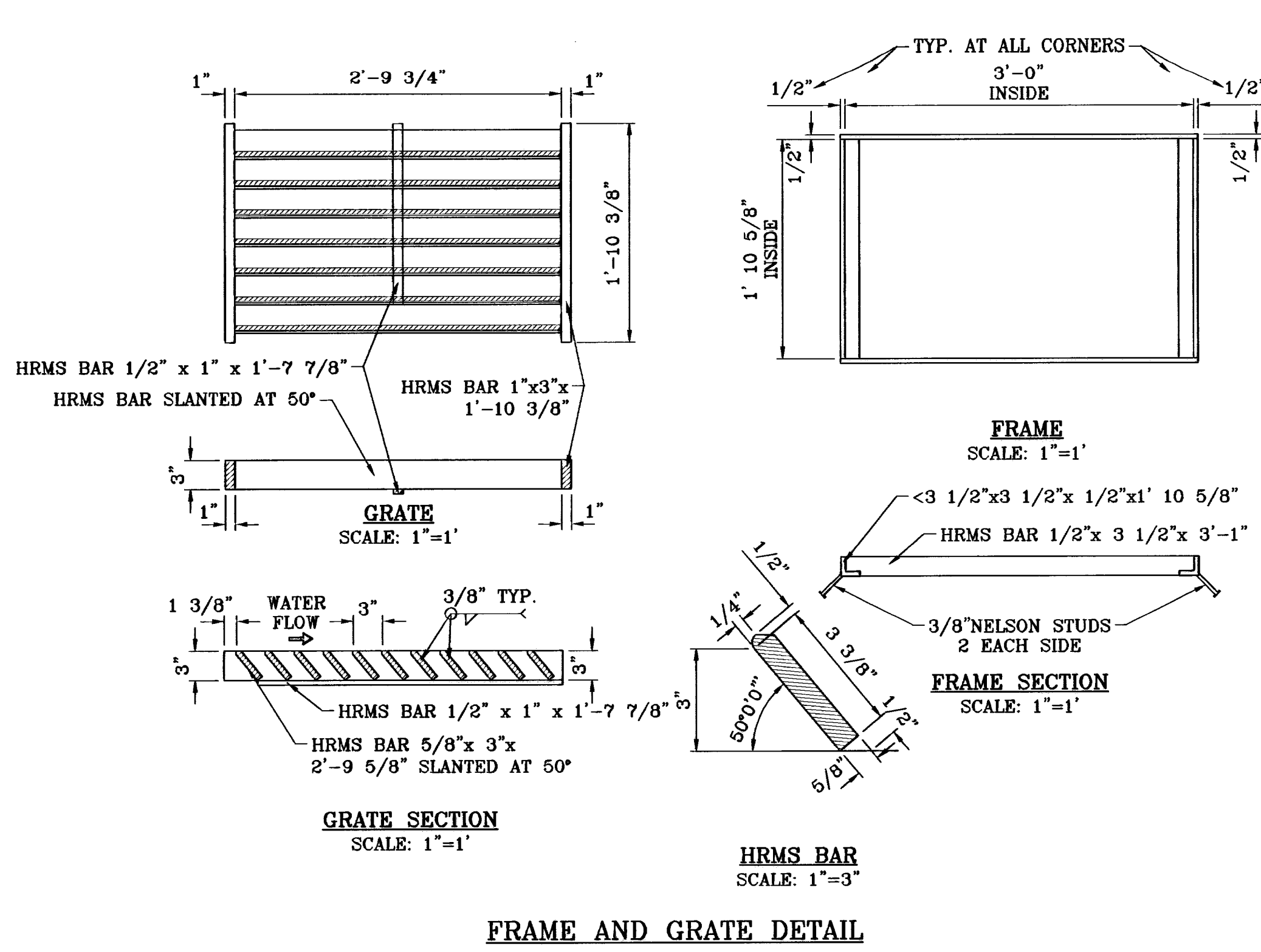
PROJECT NAME
TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
BEING A REPLAT OF BLOCKS 214 AND 215 AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 32.379 ACRES.

SCALE
HORIZ: 1"=30'
VERT: 1"=10'
DATE: APRIL 2009
DESIGN BY: YC
INITIATED BY: YC
CHECKED BY: YC
JOB NO.: 409-20

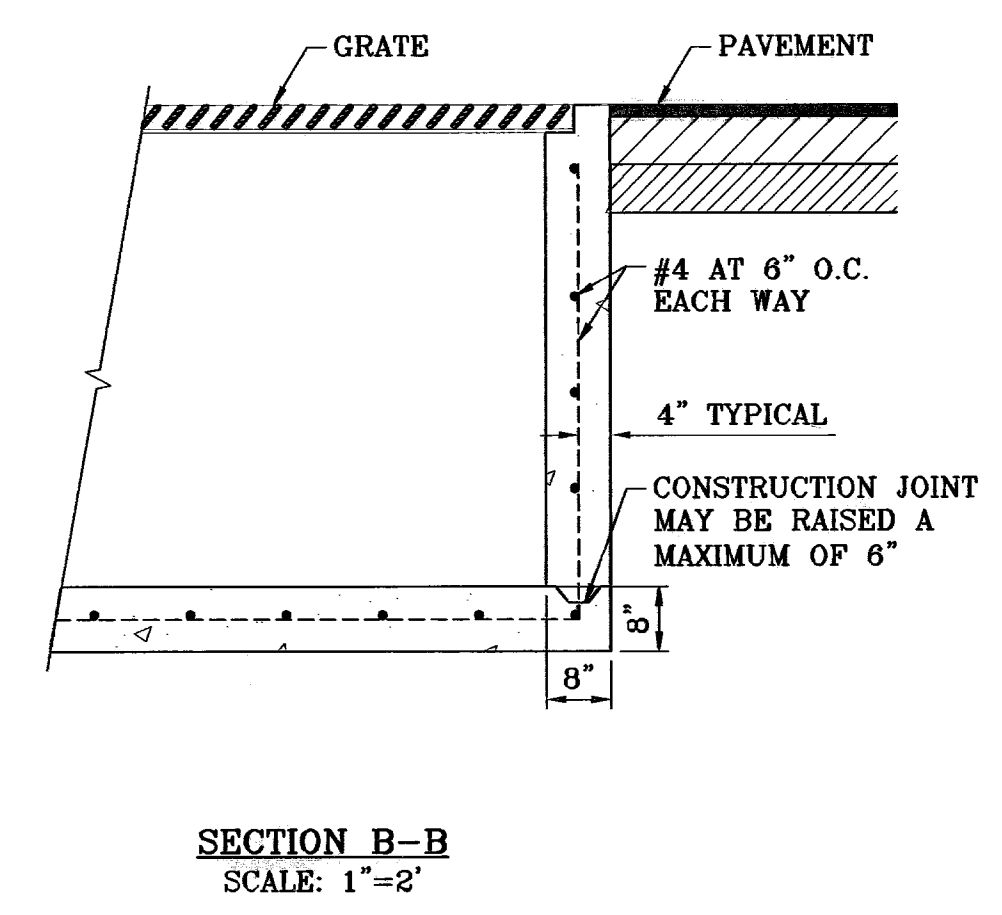
ENGINEER'S SEAL
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO STE 400
EL PASO, TEXAS 79966
(915) 562-0263

SHEET TITLE
DRAINAGE STRUCTURES 2 & 3

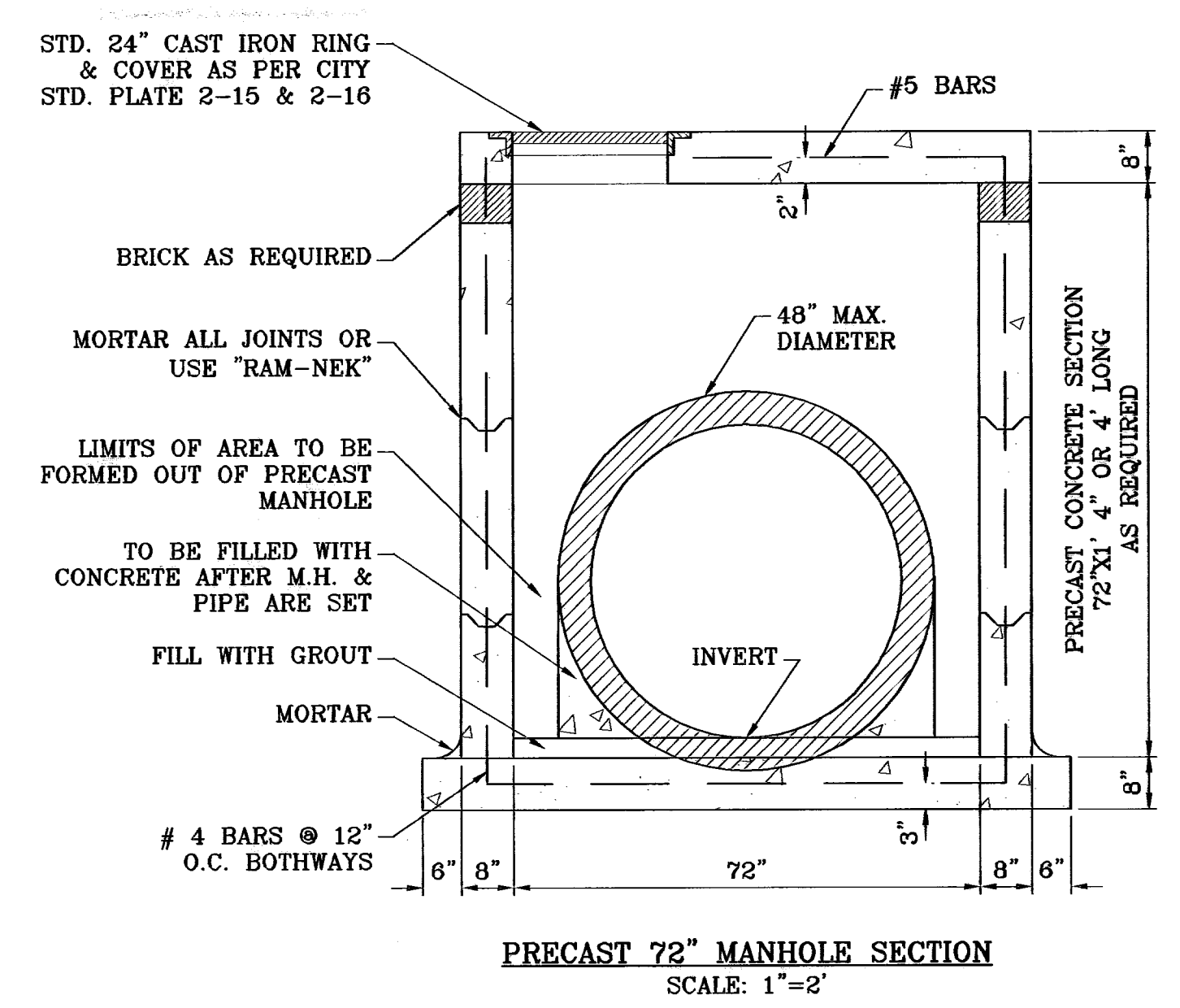
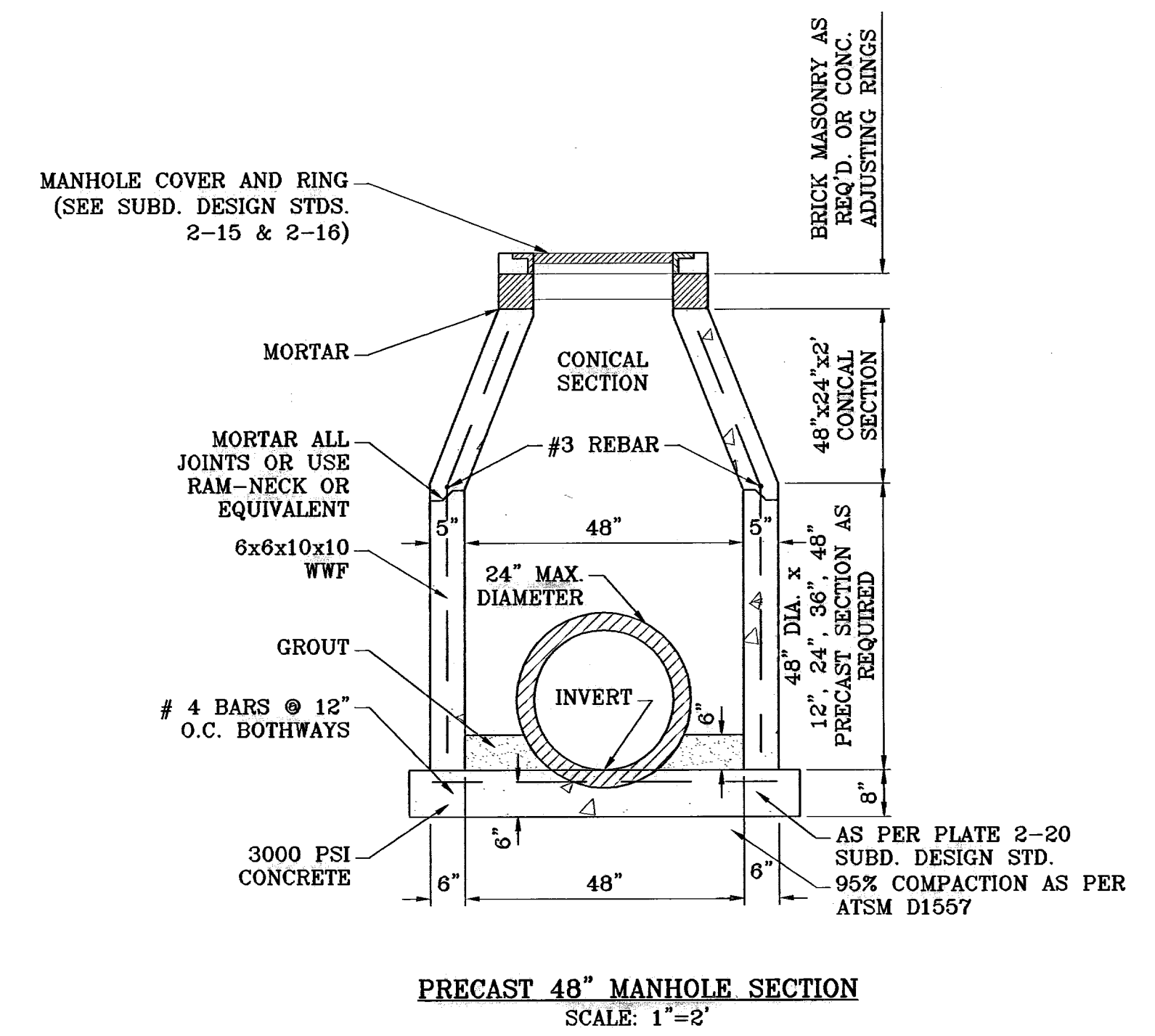
SHT 22 OF 26



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"
10	20'-11 1/4"
11	22'-10 7/8"
12	24'-10 1/2"



- GENERAL NOTES:**
- CONCRETE TO BE 3000 P.S.I. MINIMUM CORE TEST AT 28 DAYS.
 - 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.
 - ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THE CURRENT STANDARD SPECIFICATIONS.
 - SHARP EDGES RESULTING FROM FABRICATION SHALL BE DULLED ONLY BY ACCEPTABLE METHODS FOR SAFETY.
 - GRATES SHALL BE INSTALLED IN FRAME WITH FLOW ARROW POINTING DOWNSTREAM OR TOWARD THE LOW POINT IN A SUMP.
 - 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-181 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.
 - 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.
 - 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.
 - 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.
 - 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.
 - ALL CASTING SHALL BE MANUFACTURED TRUE TO PATTERN. COMPONENT PARTS SHALL FIT TOGETHER IN A SATISFACTORY MANNER.
 - GRATE WILL BE DEPRESSED 1 INCH BELOW PROPOSED OR EXISTING GRADE.
 - TWO 3/8 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.
 - THE GRATES OF ALL INLETS WITHIN THE STREET PAVEMENT MUST BE CONSTRUCTED WITH THE GRATE BARS PERPENDICULAR TO THE CURB.
 - CHAMFER ALL EXPOSED EDGES 3/4 INCH. ALL DIMENSIONS RELATING TO REINFORCING STEEL ARE TO CENTER OF BARS.
 - ALL CONCRETE TO BE 3000 P.S.I. MINIMUM CONCRETE COVER SHALL BE 2 INCH FOR STEEL REINFORCING.
 - 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.
 - STRUCTURAL STEEL SHALL BE SHOP PAINTED IN ACCORDANCE WITH T.H.D. ITEM 446 "PAINT AND PAINTING".
 - ALL REINFORCING BARS TO BE #4 BARS AT 6" O.C. GRADE 60. BEND BARS AROUND PIPE OPENINGS.
 - SURFACE OF ALL EXPOSED CONCRETE SHALL CONFORM IN SLOPED AND GRADE TO EXISTING OR PROPOSED CURB AND WALK ADJACENT TO INLETS.
 - INLETS TO BE DESIGNATED IN PLANS BY NUMBER OF GRATES REQUIRED.
 - LOCATION OF SEWER PIPES SHOWN ELSEWHERE IN PLANS.



BENCHMARK

CITY MONUMENT # 5, 1/2" DIA. OF THE CORNERLINE AT END OF WEST SIDE OF THE CORNER CORNER OF SECTIONS 36, 44, 45 & 46, BLOCK 74, TOWNSHIP 2, TARRANT AND PACIFIC RAILROAD COMPANY SURVEYS ELEVATION 4022.11 CITY DATUM

DATE _____ BY _____

REVISIONS _____

PROJECT NAME
TERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"

BEING A REPLAT OF BLOCKS 214 AND 215, AND ALL OF FIREWOOD DRIVE, PASEO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND PEBBLE ROCK PLACE, TERRA DEL ESTE UNIT FIFTY FOUR, CITY OF EL PASO, EL PASO COUNTY, TEXAS. CITY OF EL PASO, TEXAS. CONTAINING 52.379 ACRES.

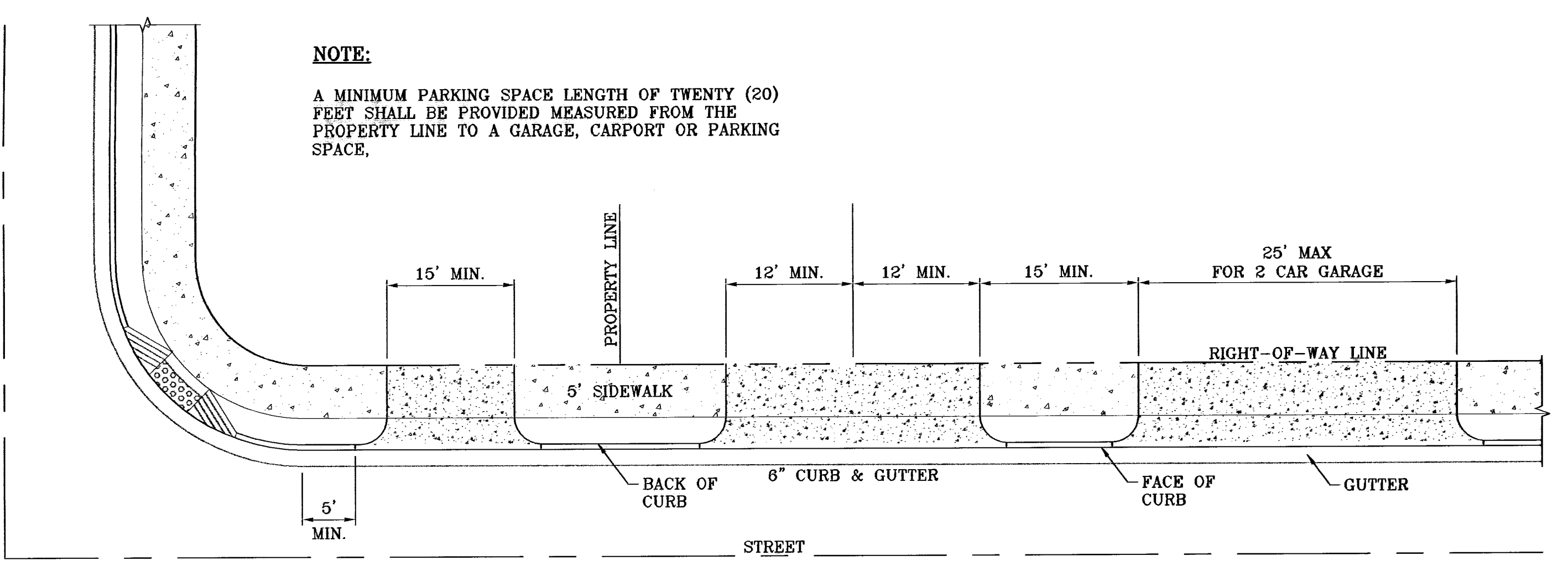
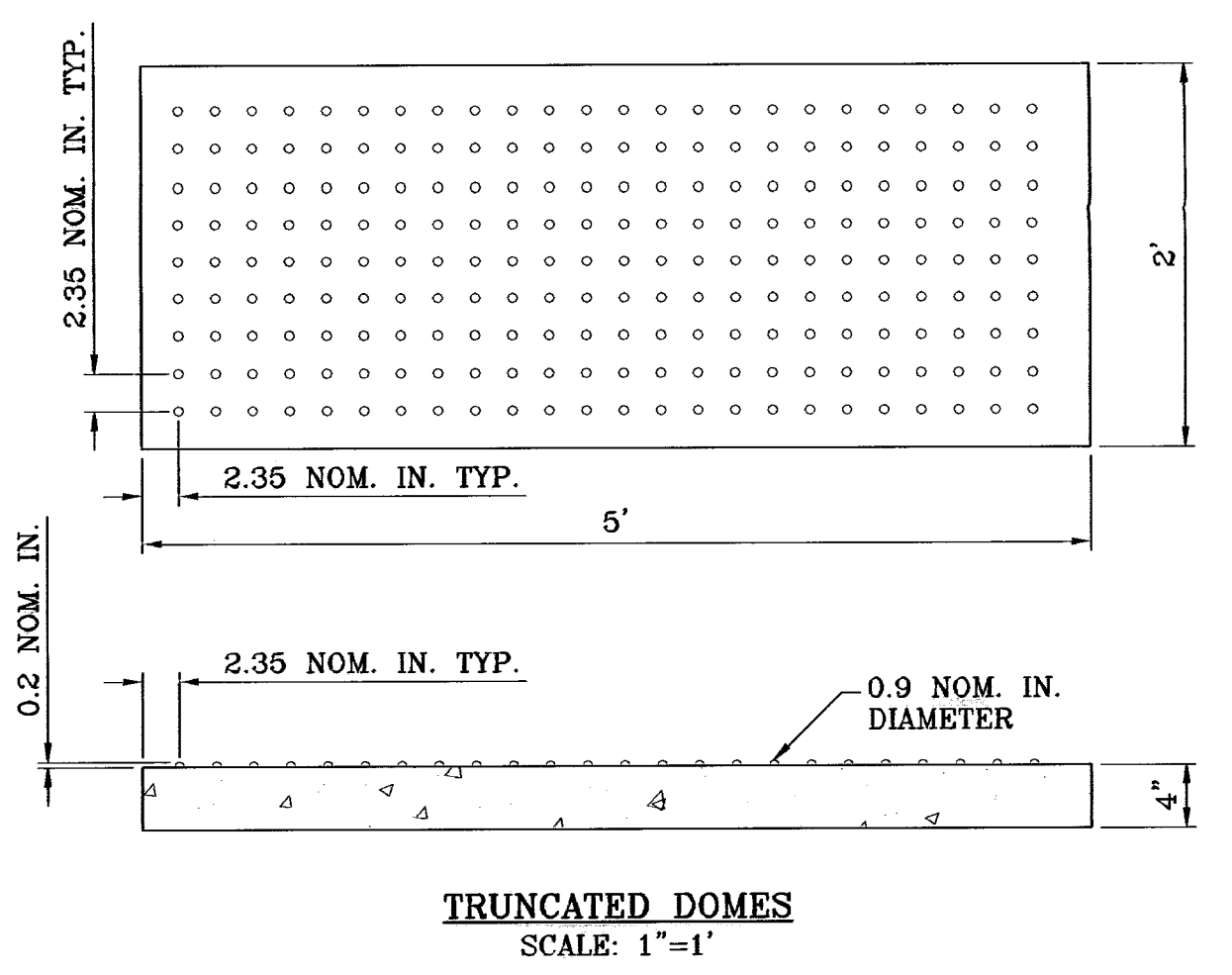
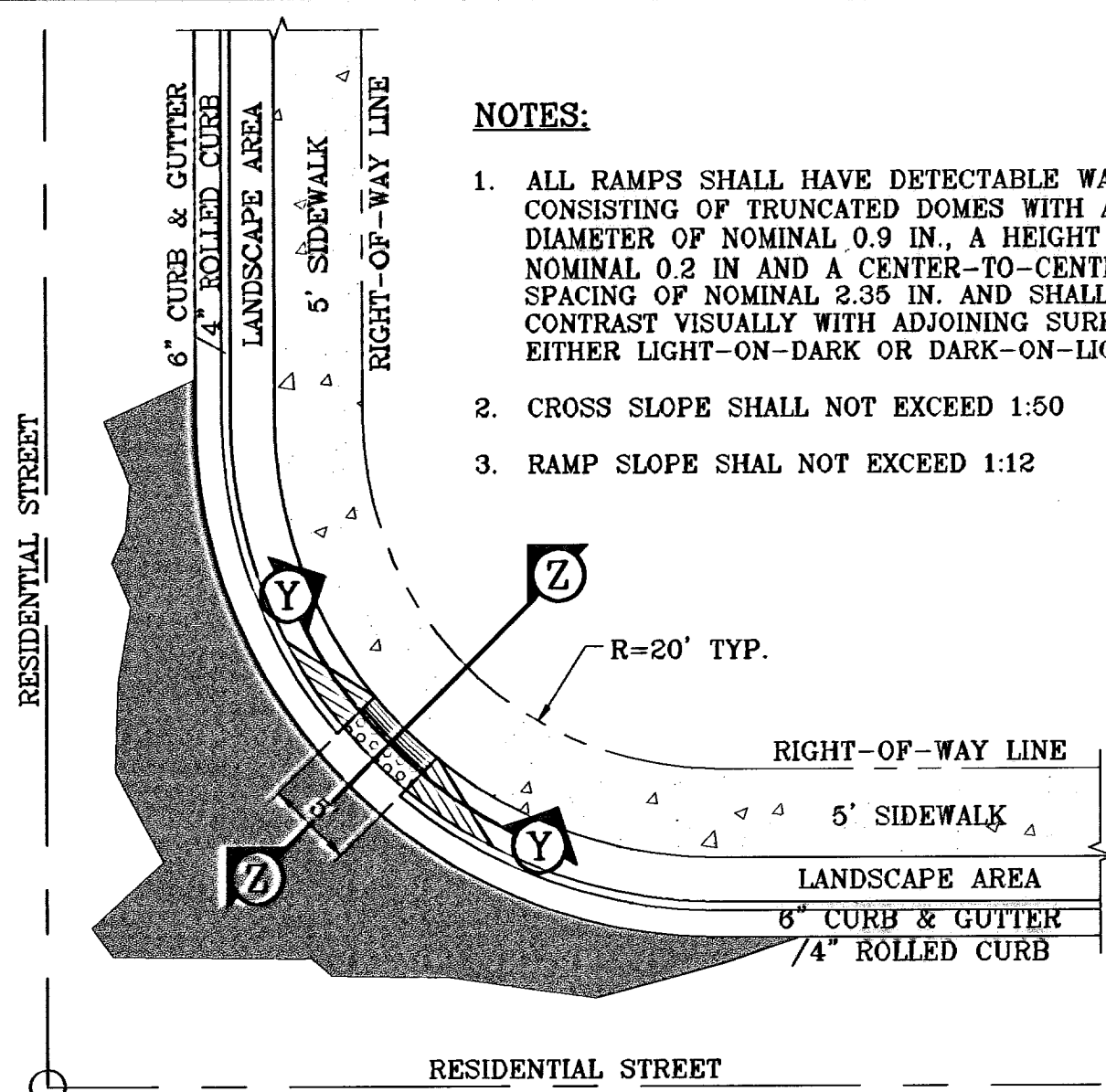
SCALE
HORIZ. AS NOTED
VERT. ---
DATE: APRIL 2009
DESIGN BY: YC
INITIATED BY: EFG
CHECKED BY: YC
JOB NO.: 409-20

ENGINEER'S SEAL
ENGINEER'S SEAL NOT REQUIRED. IS PRODUCED FROM CITY SUBDIVISION DESIGN STANDARDS

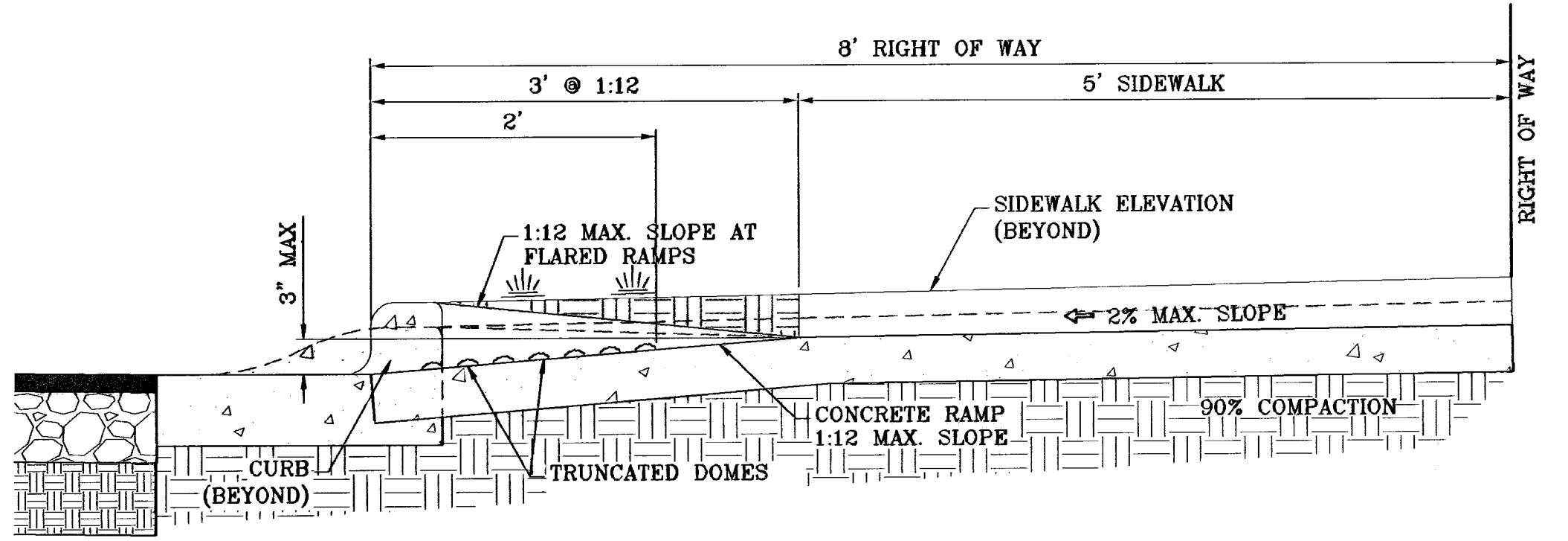
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TRAVING SITE 400
EL PASO, TEXAS 79906
(915) 582-0265

STRUCTURE DETAILS

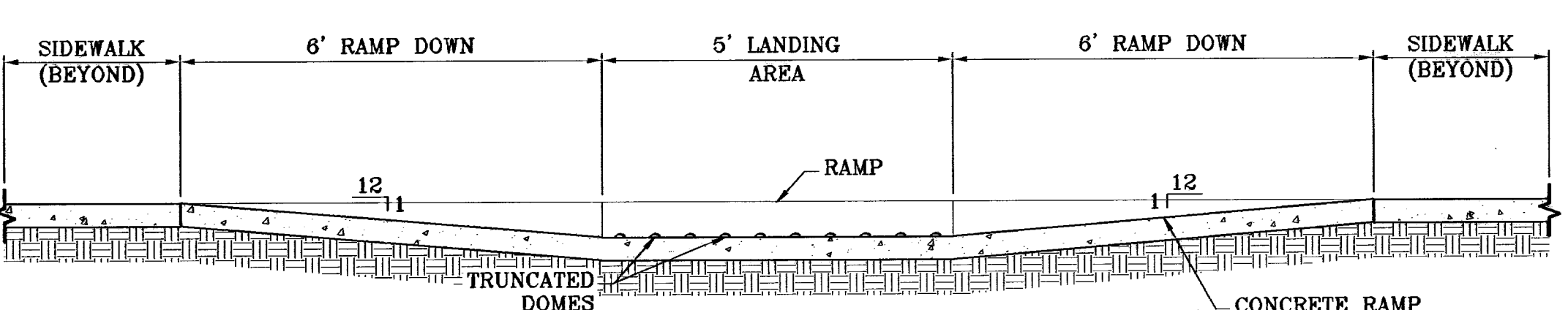
SHT 23 OF 26



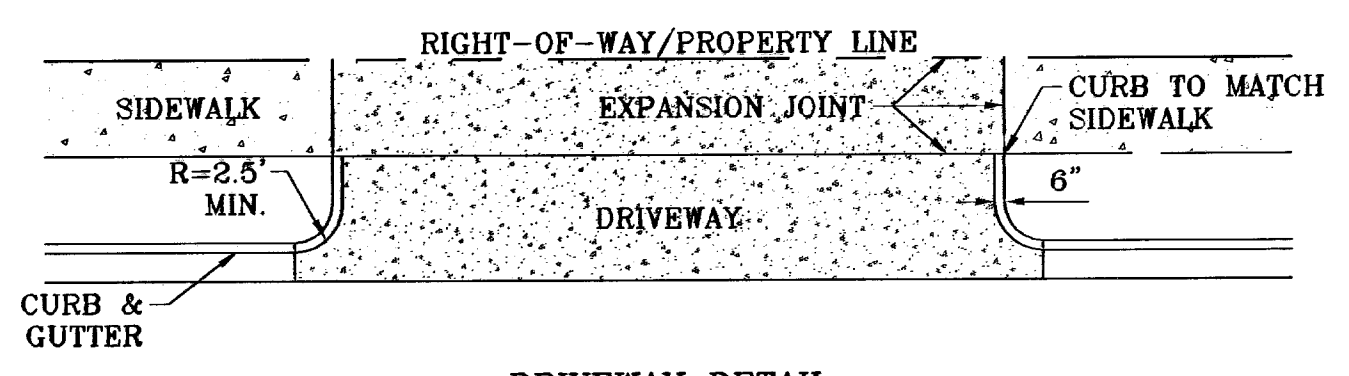
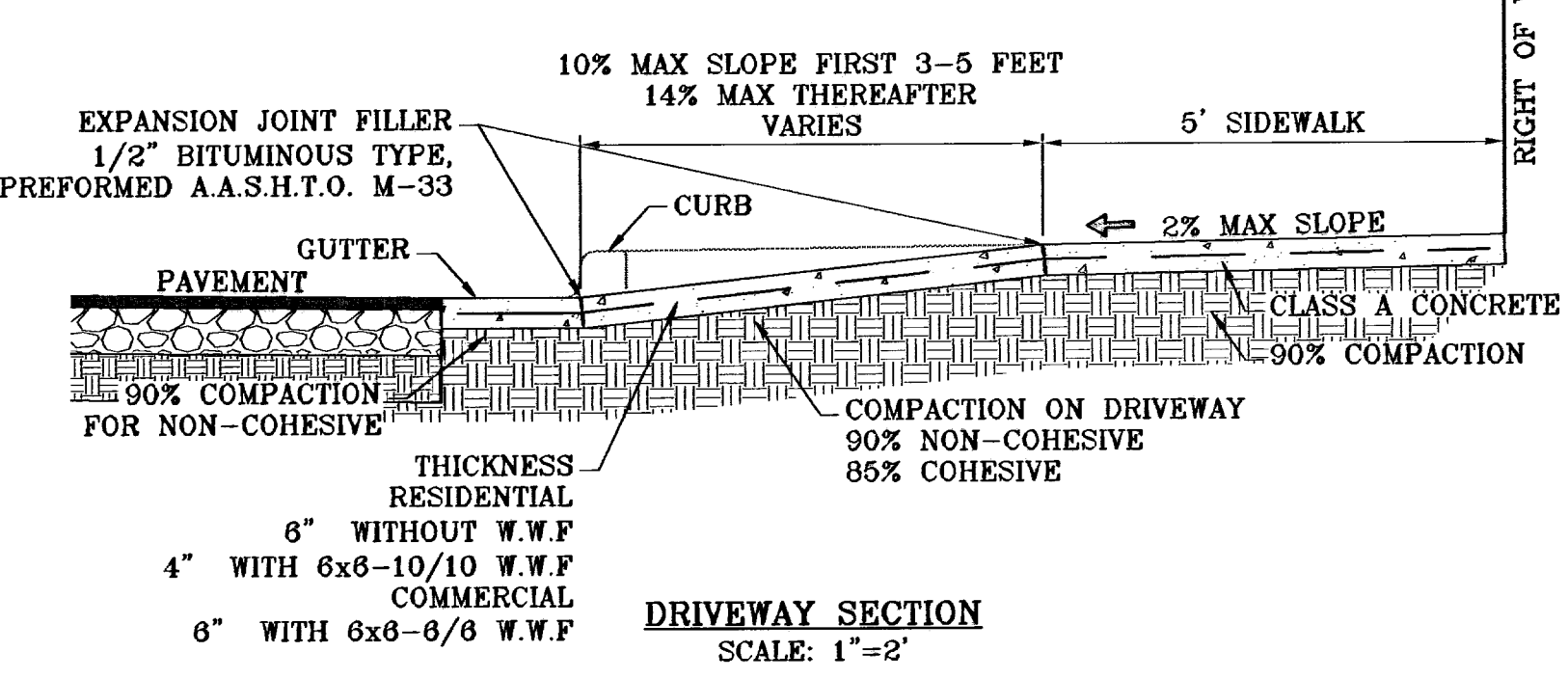
RAMP ON 5' SIDEWALK AT CURB & GUTTER/ROLLED CURB
SCALE: 1"=10'



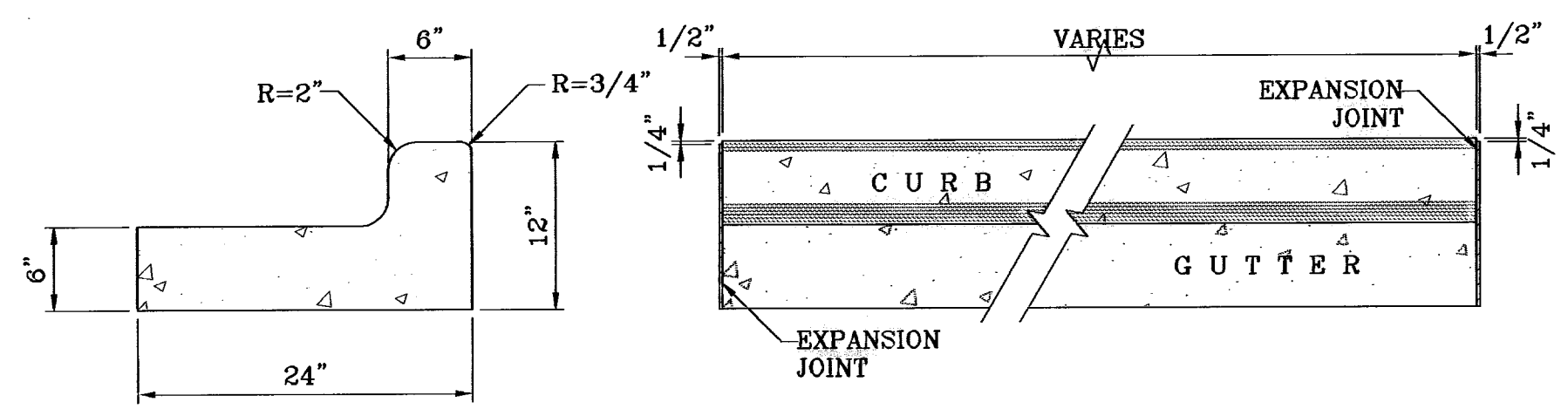
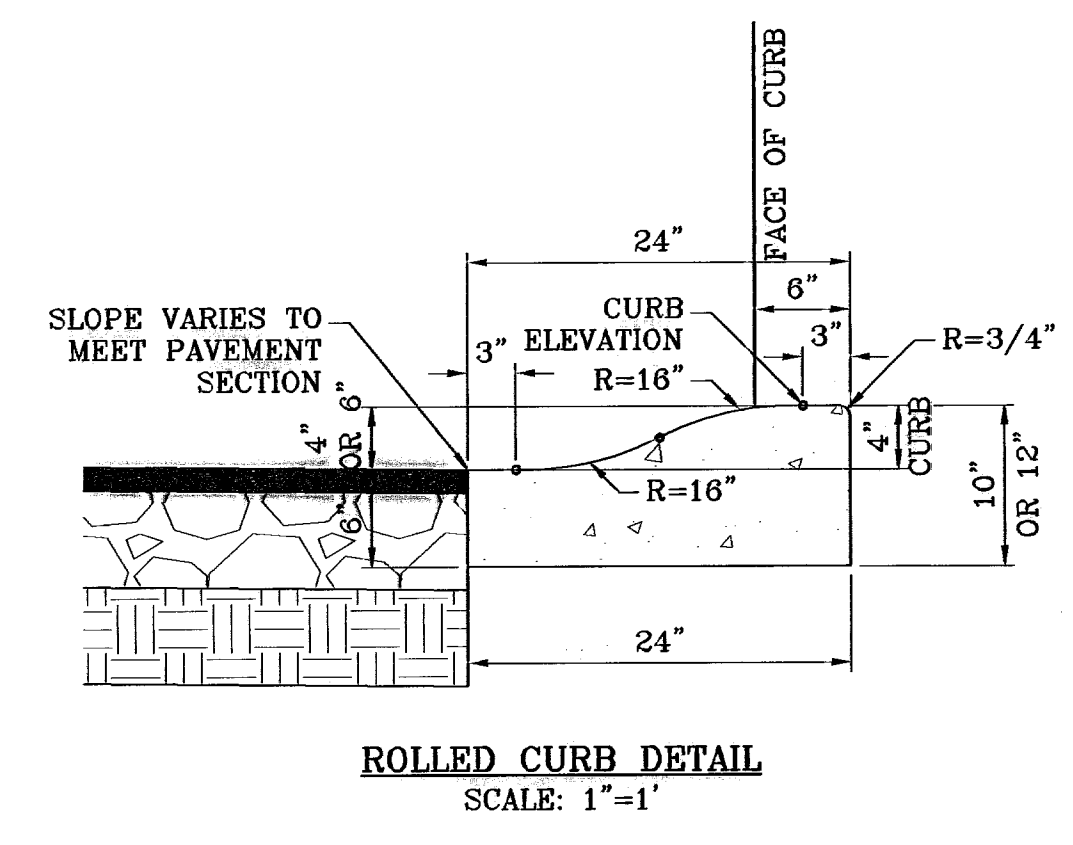
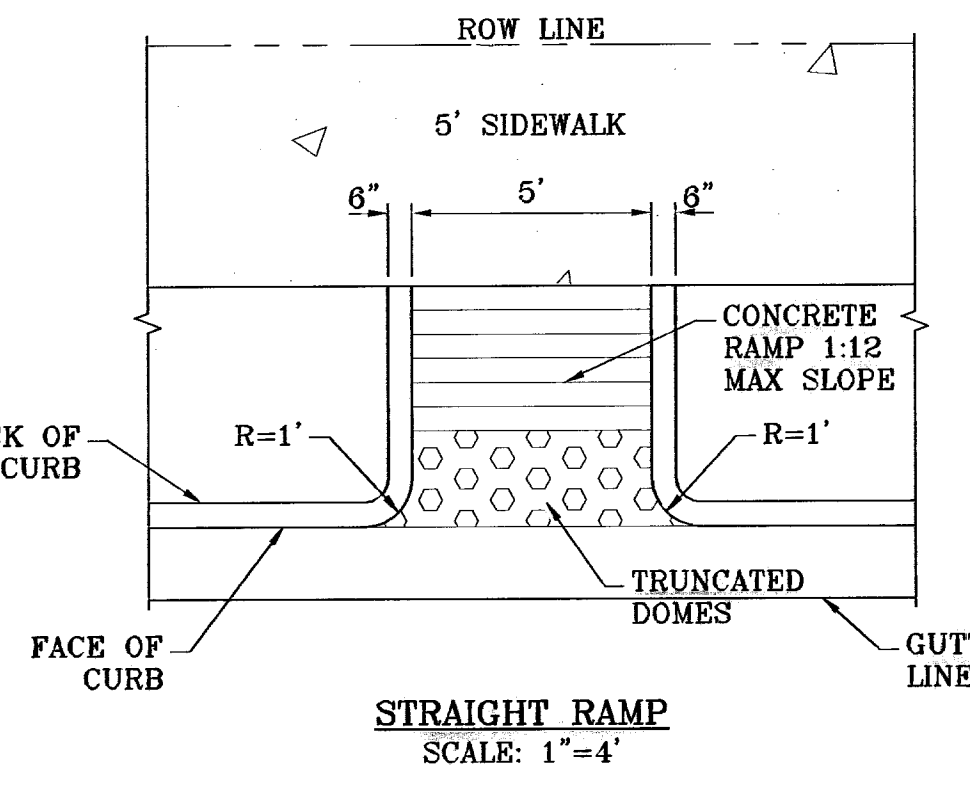
TYPICAL WHEELCHAIR RAMP AT 4" ROLLED CURB/6" CURB & GUTTER
SECTION Z
SCALE: 1"=1'



RAMP ON 5' SIDEWALK SECTION Y
SCALE: 1"=2'



DRIVEWAY WIDTH	MIN.	MAX.
RESIDENTIAL (SINGLE FAMILY 60' LOTS)	10'	20'
LESS THAN 60' LOTS, DUPLEX AND TOWNHOMES	15'	25'

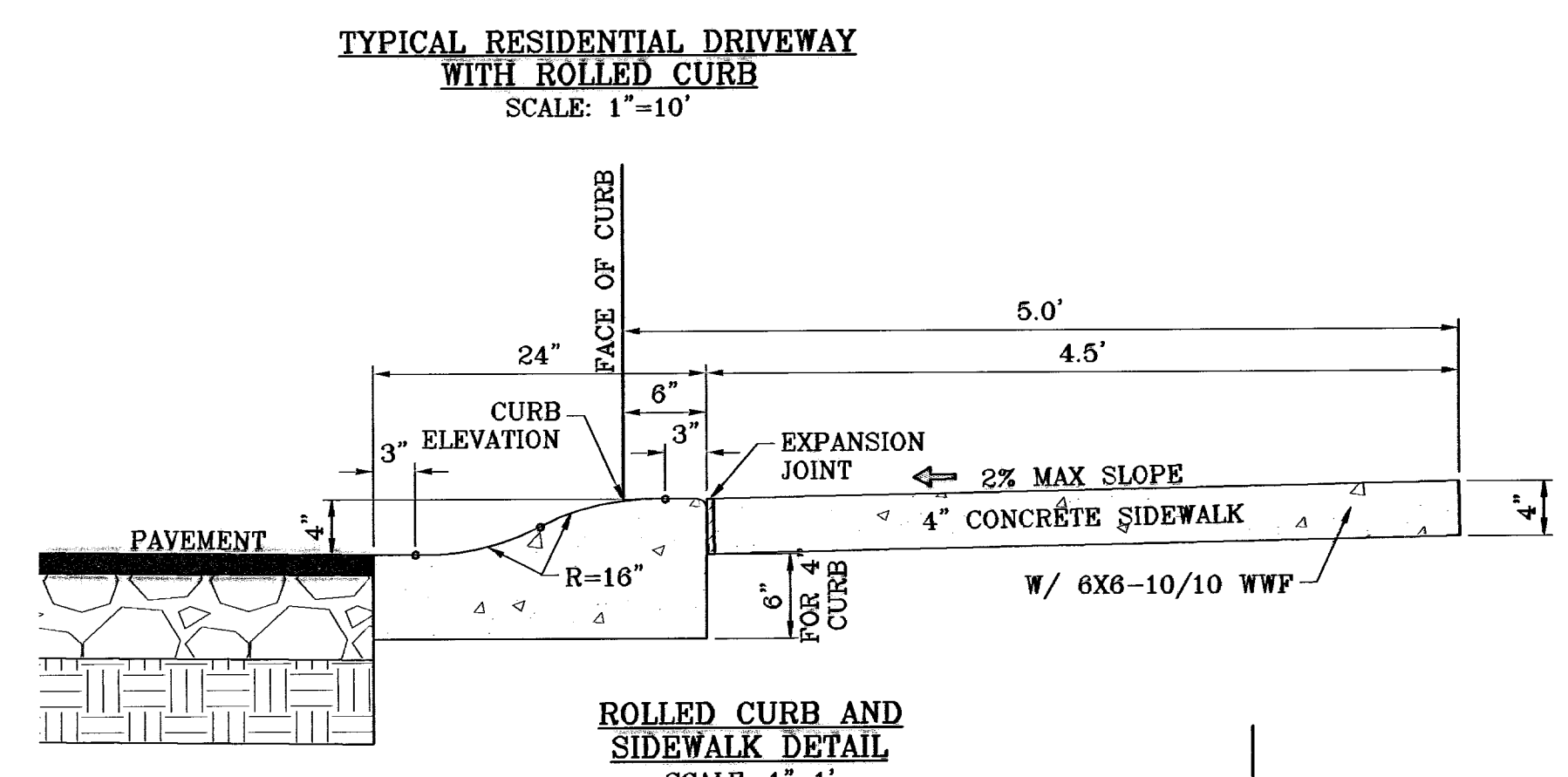
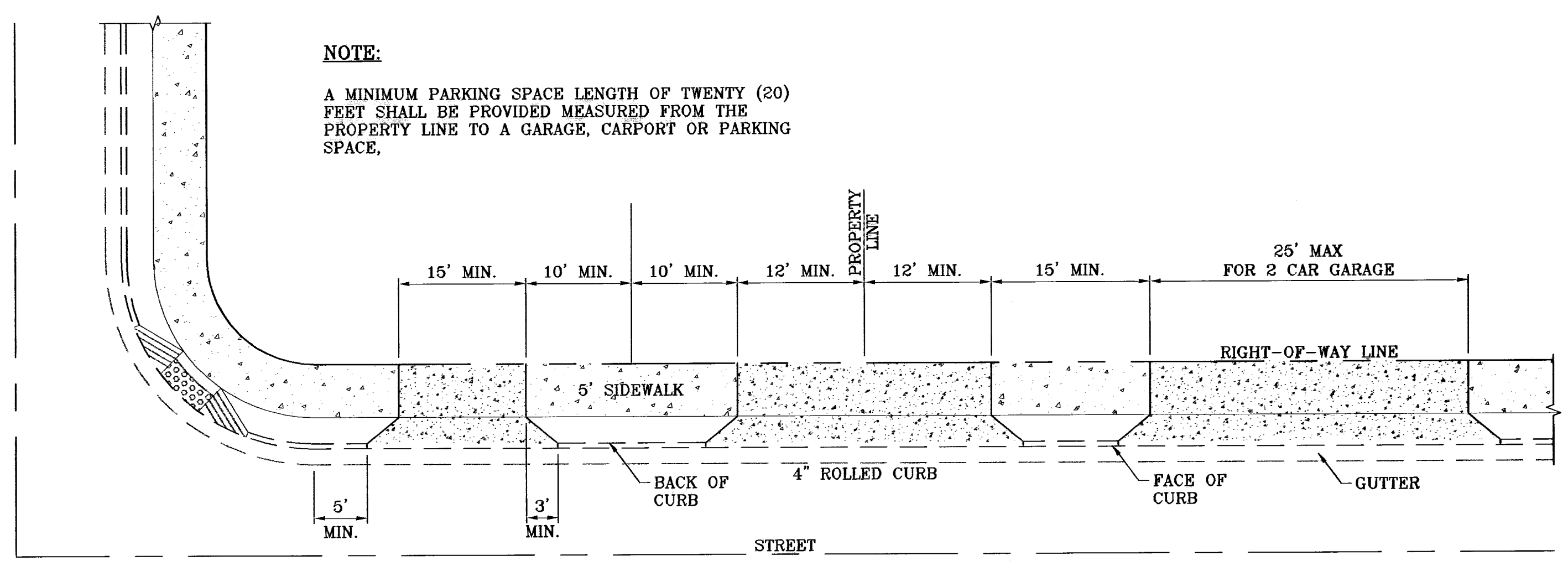


END SECTION

NOTES:

- NO EXPANSION JOINT WILL BE REQUIRED EXCEPT AT THE END OF CURB RETURNS. (POINT OF TANGENCY WITH STRAIGHT LINE).
- CONTRACTION JOINTS (1/2" INCH MIN.) MUST BE SCORD EVERY 10 FEET IN CURB AND GUTTER.
- ALL EXPANSION JOINTS WILL BE OF PREFORMED BITUMINOUS FIBER 1/2" INCH THICK.
- CONCRETE: CLASS "A" 3000 PSI.
- EXPANSION JOINTS REQUIRED AT 5' O.C. WHEN FORMING FOR CURBS.

CURB & GUTTER DETAIL
SCALE: 1"=1'



ROLLED CURB AND SIDEWALK DETAIL
SCALE: 1"=1'

NOTES:

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

CURB & GUTTER AND SIDEWALK DETAIL
SCALE: 1"=2'

BENCHMARK
CITY MONUMENT AT 5 FEET EAST OF THE CENTERLINE AT END OF RICH BREN BLVD. AT THE COMMON CORNER OF SECTIONS 36, 39, 46 & 47, BLOCK 70, PLAT 11, AND PACIFIC RAILROAD COMPANY CITY DATUM
ELEVATION 4022.1
REVISIONS
DATE
06/28/09 CITY REDLINES AS PER 06/28/09 COMMENTS E.F.G.
07/10/09 CITY REDLINES AS PER 07/01/09 COMMENTS E.F.G.

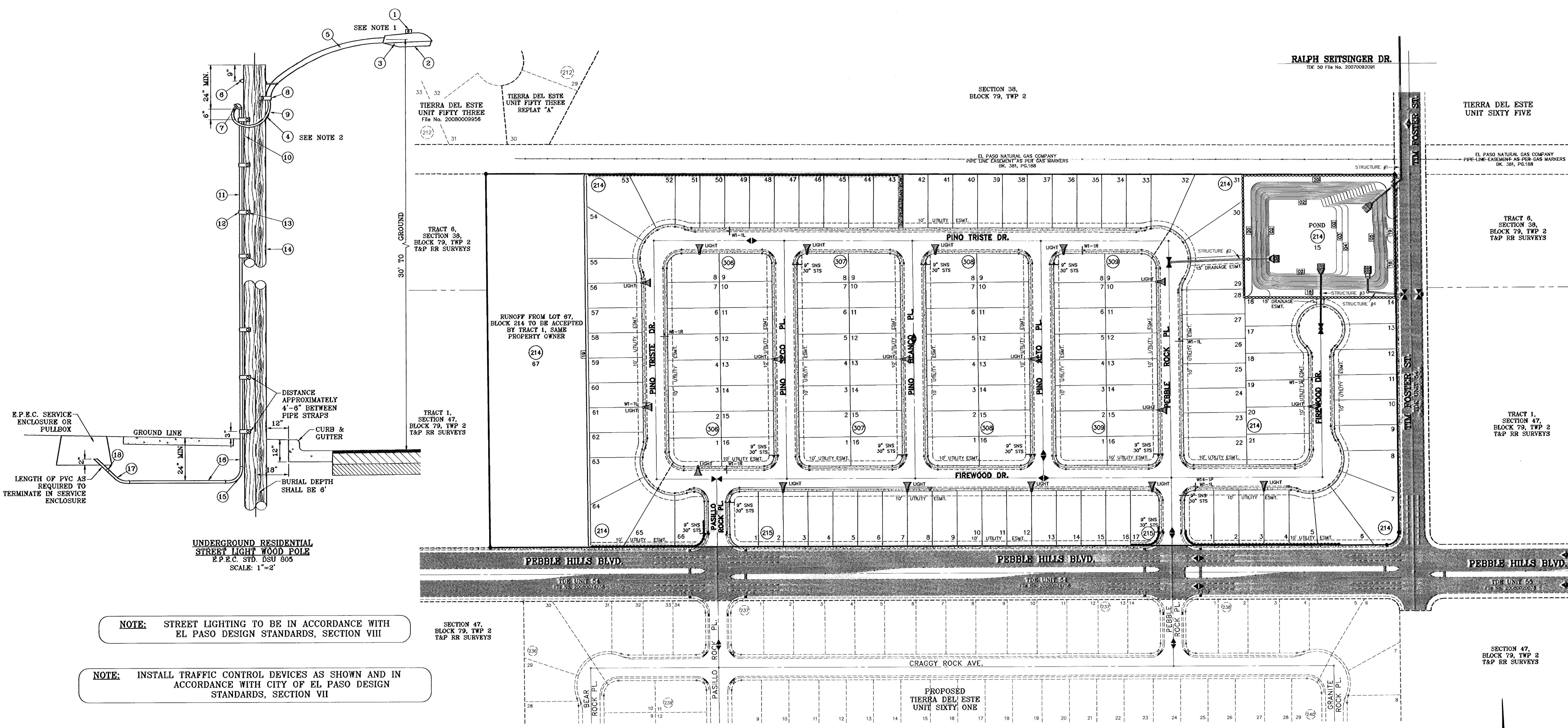
PROJECT NAME
TIERRA DEL ESTE UNIT FIFTY FOUR REPLAT "A"
BEING A REPLAT OF BLOCKS 214 AND 215, AND ALL OF FIREWOOD DRIVE, PASILLO ROCK PLACE, PINO BLANCO PLACE, PINO ALTO PLACE, AND FERRIS PARK PLACE, IN THE CITY OF EL PASO, COUNTY, TEXAS, CONTAINING 32.379 ACRES

SCALE
HORIZ: AS NOTED
VERT: ---
ENGINEER'S SEAL
DESIGN BY: YC
INITIATED BY: EFG
CHECKED BY: YC
JOB NO.: 409-20

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

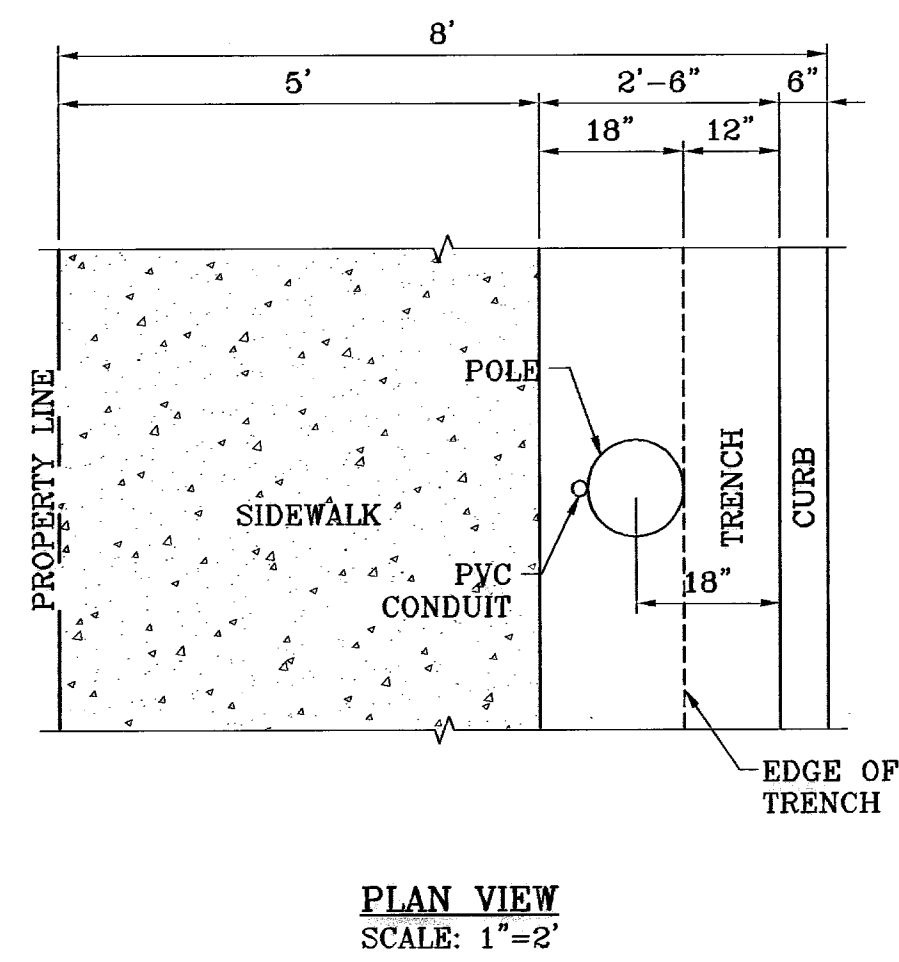
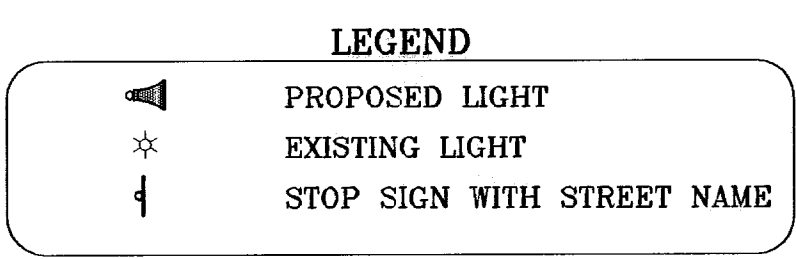
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
1790 LEE TREVINO STE 400
EL PASO, TEXAS 79936
(915) 592-0283

SHEET TITLE
STANDARD DETAILS



- 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.

ITEM	No.	DESCRIPTION	STOCK\DSU No.	QTY.	C\U CODE	MACRO CODE
1		PHOTOCELL, 240 V-SEE NOTE 1	21-225	1		
2		HPS LAMP 100 W	21-085	1	LCOBRAHD	
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	LCOBRAUG
6		MACHINE BOLT, 5/8" x 12"	02-470	1		
		SQUARE GALV. WASHER, 2 1/4"x2 1/4"	02-760	1	LMB5/812	
		COIL SPRING WASHER, 5/8"	02-788	1		
		LOCK NUT, 5/8"	02-708	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 CABLE, #12, 19 SOLID, 600V BLUE	13-702	80'	LC#12CU	
11		SCHEDULE 80 1" PVC CONDUIT	17-280	30'	LSCH801	
12		PIPE STRAP FOR 1" PVC CONDUIT 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	



PLAN VIEW
SCALE: 1"=2'

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

NOTE: INSTALL TRAFFIC CONTROL DEVICES AS SHOWN AND IN ACCORDANCE WITH CITY OF EL PASO DESIGN STANDARDS, SECTION VII

RALPH SEITSINGER DR.
TDE 50 File No. 20070082091

SECTION 38,
BLOCK 79, TWP 2

TIERRA DEL ESTE
UNIT SIXTY FIVE

TRACT 8,
SECTION 38,
BLOCK 79, TWP 2
T&P RR SURVEYS

TRACT 1,
SECTION 47,
BLOCK 79, TWP 2
T&P RR SURVEYS

TRACT 6,
SECTION 38,
BLOCK 79, TWP 2
T&P RR SURVEYS

TRACT 1,
SECTION 47,
BLOCK 79, TWP 2
T&P RR SURVEYS

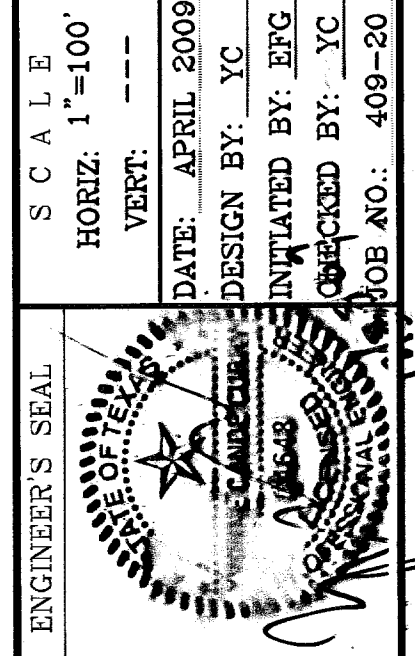
REVISIONS

DATE	REVISIONS	BY
06/28/09	CITY REDLINES AS PER 06/28/09 COMMENTS E.F.G.	E.F.G.
07/01/09	REVISE LOCATION OF LIGHTS ON PINO TRISTE E.F.G. DR. AND FIREWOOD DR. AS PER DEVELOPER.	E.F.G.

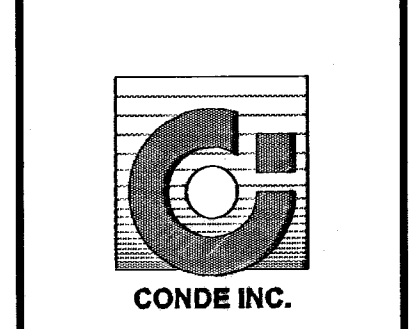
PROJECT NAME
TIERRA DEL ESTE UNIT
FIFTY FOUR REPLAT "A"

SCALE
HORIZ. 1"=100'
VERT. 1"=10'

DATE: APRIL 2009
DESIGN BY: YC
INITIATED BY: YC
CHECKED BY: YC
JOB NO.: 409-20



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ENGINEERING / PLANNING
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1790 LEE TREVINO STE 400
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**ILLUMINATION
AND TRAFFIC
CONTROL
PLAN**