

**SPEED HUMP DETAIL SECTION "A"**  
SCALE: 1"=3'

**SPEED HUMP DETAIL SECTION "B"**  
SCALE: 1"=3'

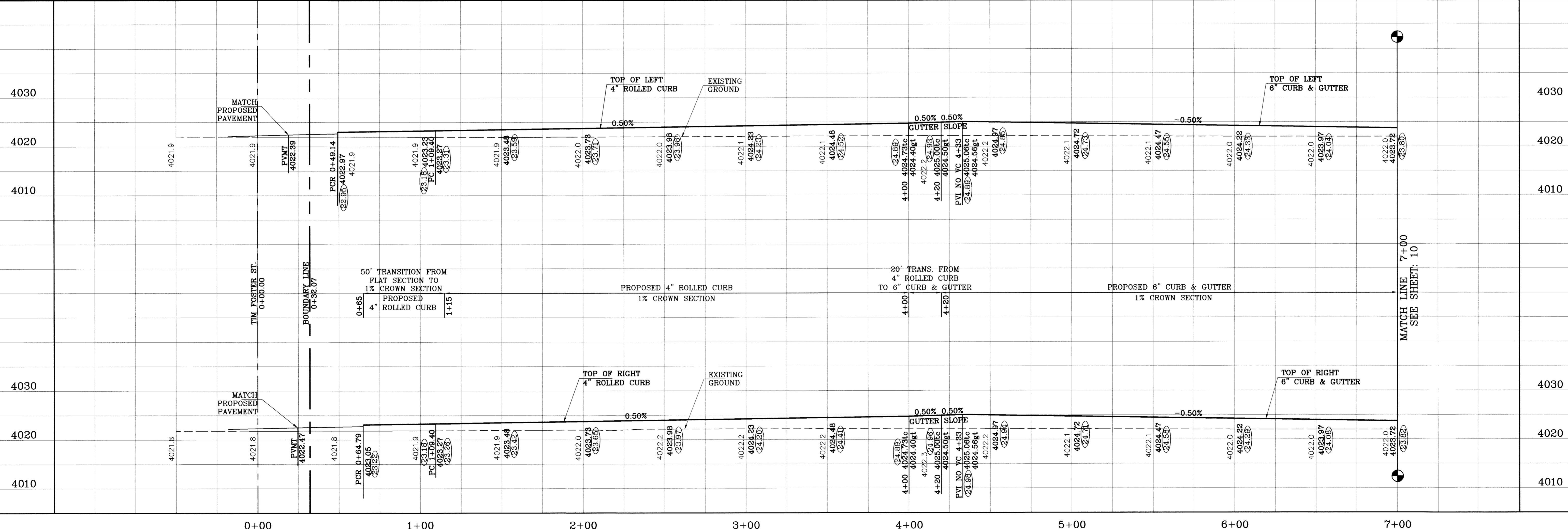
**SPEED HUMP DETAIL**  
SCALE: 1"=10'

SEE SHEET 22 FOR BOLLARD DETAILS

LINE TABLE		
LINE	LENGTH	BEARING
L1	60.389	N69°53'41.72"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	350.00'	32.07'	16.04'	32.05'	N87°11'43"W	51°4'57"
C2	350.00'	22.63'	11.32'	22.63'	N82°43'06"W	3°42'18"
C3	350.00'	54.70'	27.41'	54.64'	S85°20'34"E	8°57'16"
C4	35.00'	49.63'	30.02'	45.57'	S41°09'15"E	81°14'35"
C5	35.00'	59.87'	40.27'	52.84'	S48°28'30"W	98°00'54"

○ DENOTES AS BUILT CONDITION ONLY



TERRIA DEL ESTE UNIT SIXTY

**PROJECT NAME**  
TERRIA DEL ESTE UNIT SIXTY

**DATE**  
05/12/09

**REVISIONS**  
REVISE PACKAGE AS PER REVISED PLAT  
CITY REDLINES AS PER 07/23/09 COMMENTS  
CITY REDLINES AS PER 09/09/09 COMMENTS  
AS BUILT

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

**DATE**  
MAY 2009

**DESIGN BY**  
YC

**INITIATED BY**  
EFG

**CHECKED BY**  
YC

**JOB NO.**  
409-03

**ENGINEER'S SEAL**  
STATE OF TEXAS  
TAMM CARROLL COUNTY  
0448

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

**SHEET TITLE**  
STREET  
PLAN-PROFILE

**COYOTE TRAIL DR.**  
STA: 0+00  
TO  
STA: 7+00

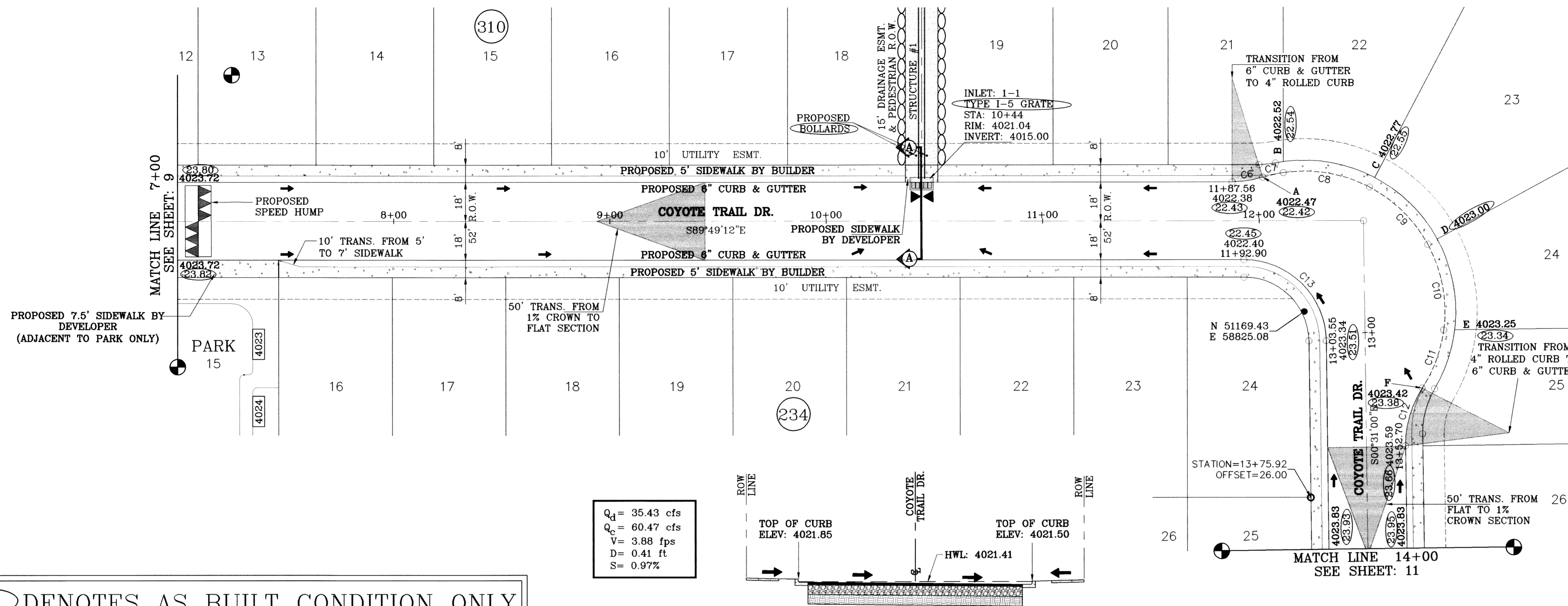
**SHT 10 OF 23**

SEE SHEET 10 FOR SPEED HUMP DETAILS

SEE SHEET 18 FOR DRAINAGE STRUCTURE #1

SEE SHEET 22 FOR BOLLARD DETAILS

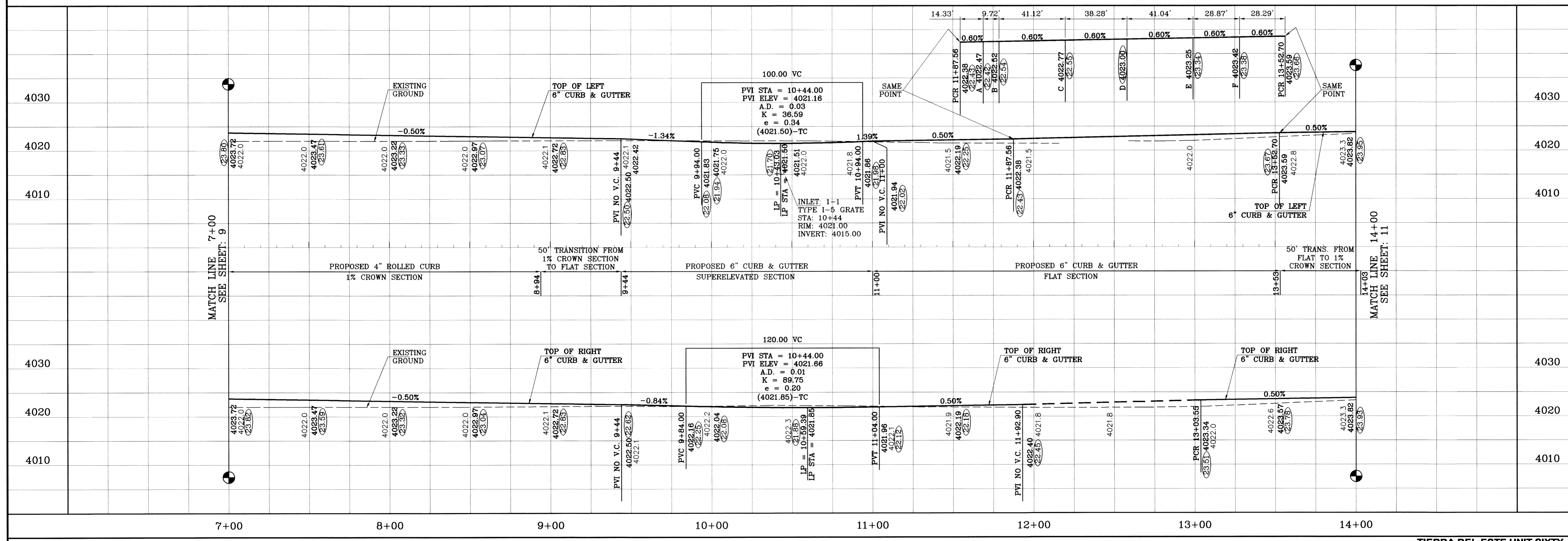
SCALE: 1"=30'



○ DENOTES AS BUILT CONDITION ONLY

$Q_c = 35.43$  cfs  
 $Q_d = 60.47$  cfs  
 $V = 3.88$  fps  
 $D = 0.41$  ft  
 $S = 0.97\%$

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C6	48.00'	14.33'	7.22'	14.28'	N81°37'34"E	17°06'29"
C7	65.00'	9.72'	4.87'	9.71'	S77°21'25"W	8°34'11"
C8	65.00'	41.12'	21.28'	40.44'	N80°14'03"W	36°14'52"
C9	65.00'	38.28'	19.71'	37.73'	N45°14'26"W	33°44'23"
C10	65.00'	41.04'	21.23'	40.36'	N10°16'59"W	36°10'31"
C11	65.00'	28.87'	14.68'	28.63'	N20°31'40"E	25°26'47"
C12	48.00'	28.29'	14.57'	27.88'	S16°22'02"W	33°46'03"
C13	38.00'	59.23'	37.54'	53.41'	N45°10'06"W	89°18'12"



BENCHMARK

CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SEITZINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16

DATE	REVISIONS	BY
05/12/09	REVISE PACKAGE AS PER REVISED PLAT	EFG
08/19/09	CITY REDLINES AS PER 07/23/09 COMMENTS	EFG
09/09/09	CITY REDLINES AS PER 09/03/09 COMMENTS	EFG
08/30/10	AS BUILT	P.R.

PROJECT NAME  
**TIERRA DEL ESTE UNIT SIXTY**

BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES

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

DATE: MAY 2009  
 DESIGN BY: YC  
 INITIATED BY: EFG  
 CHECKED BY: YC  
 JOB NO.: 409-03

ENGINEER'S SEAL

YVONNE CONDE CURRY  
 LICENSE NO. 64648  
 EXPIRES 05/31/2011

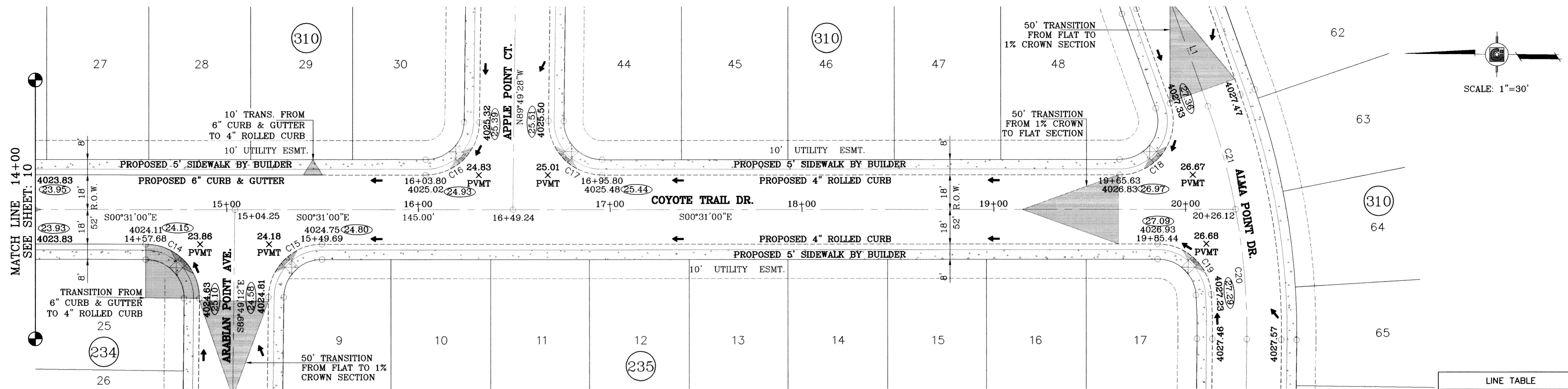
CONDE INC.  
 ENGINEERING / PLANNING  
 SURVEYING / GPS  
 1790 LEE TREVINO STE. 400  
 EL PASO, TEXAS 79936

SHEET TITLE  
**STREET PLAN-PROFILE**

**COYOTE TRAIL DR.**

STA: 7+00 TO 14+00

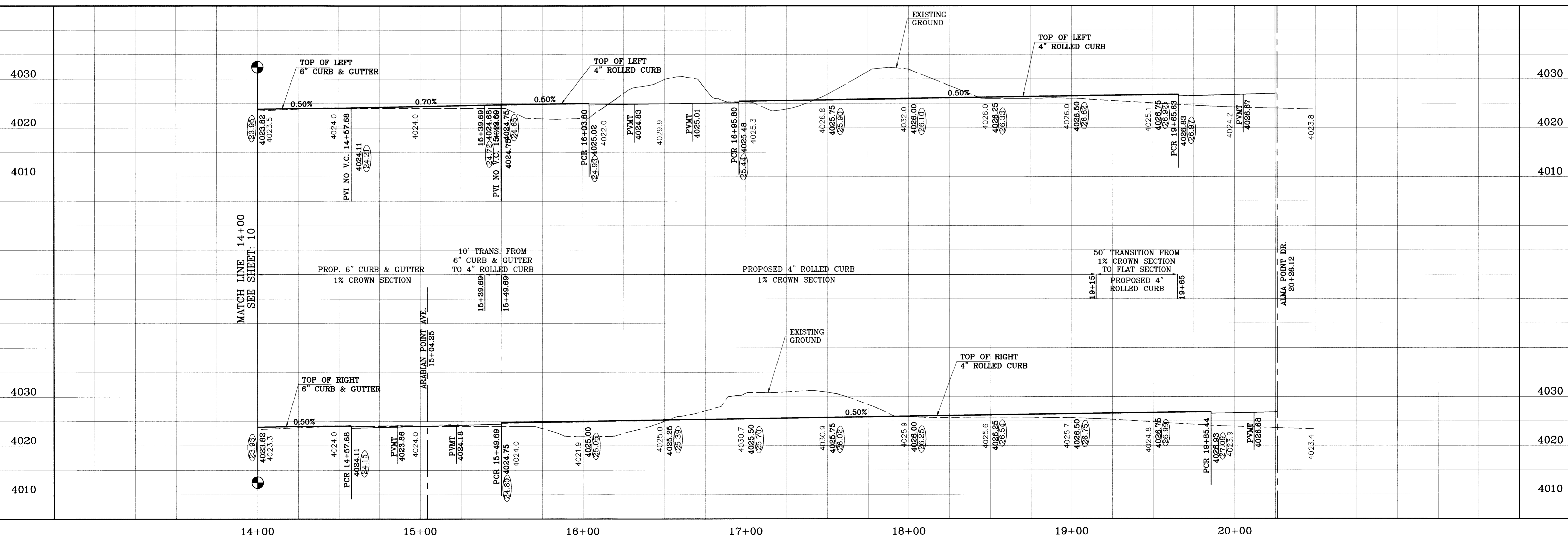
SHT 11 OF 23



LINE TABLE		
LINE	LENGTH	BEARING
L1	60.389	N69°53'41.72"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C14	28.00'	44.32'	28.34'	39.84'	N44°49'54"E	90°41'48"
C15	28.00'	43.64'	27.66'	39.36'	N45°10'06"W	89°18'12"
C16	28.00'	43.64'	27.66'	39.36'	S45°10'14"E	89°18'28"
C17	28.00'	44.32'	28.34'	39.84'	S44°49'46"W	90°41'32"
C18	28.00'	53.56'	39.68'	45.76'	S55°18'39"E	109°35'18"
C19	28.00'	42.36'	26.43'	38.44'	N42°49'35"E	86°41'10"
C20	350.00'	68.18'	34.20'	68.08'	N84°35'57"E	11°09'42"
C21	350.00'	55.73'	27.92'	55.67'	N74°27'24"E	9°07'24"

○ DENOTES AS BUILT CONDITION ONLY



TERRIA DEL ESTE UNIT SIXTY

**TERRIA DEL ESTE UNIT SIXTY**

BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES.

PROJECT NAME	TERRIA DEL ESTE UNIT SIXTY
BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SETSINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16
DATE	05/12/09
REVISIONS	REVISE PACKAGE AS PER REVISED PLAN AS BUILT
BY	RFG
DATE	08/30/10
BY	F.R.

SCALE: 1" = 30'

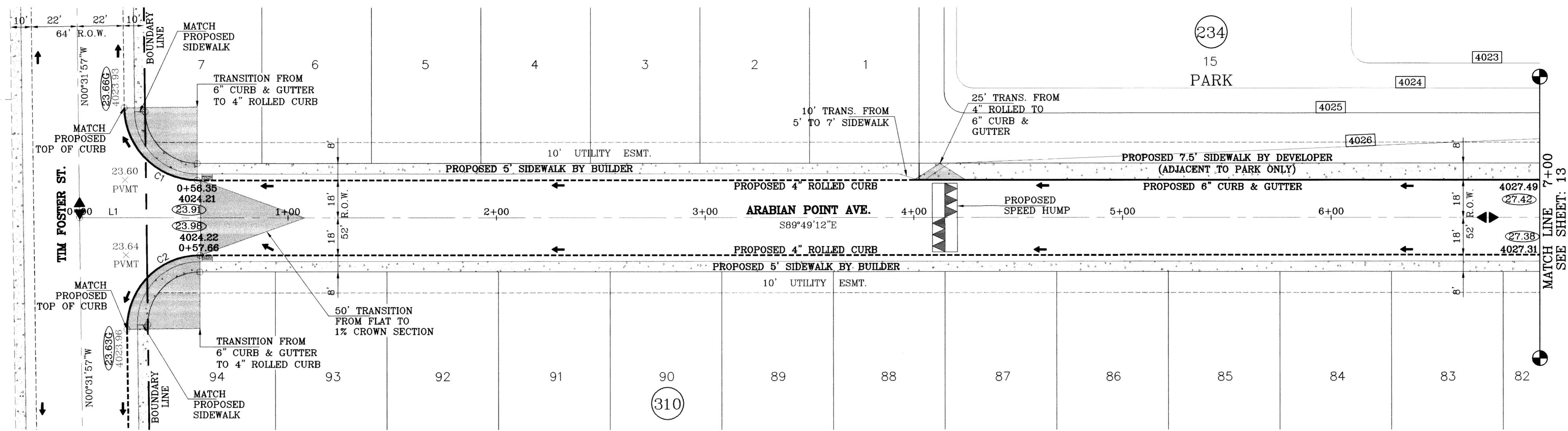
HORIZ: 1" = 30'  
VERT: 1" = 10'

DATE: MAY 2009  
DESIGN BY: YC  
INITIATED BY: EFG  
CHECKED BY: YC  
JOB NO.: 409-93

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

SHEET TITLE  
**STREET PLAN-PROFILE**  
**COYOTE TRAIL DR.**  
STA: 14+00 TO STA: 20+26.12

SHT 12 OF 23



43

42  
229

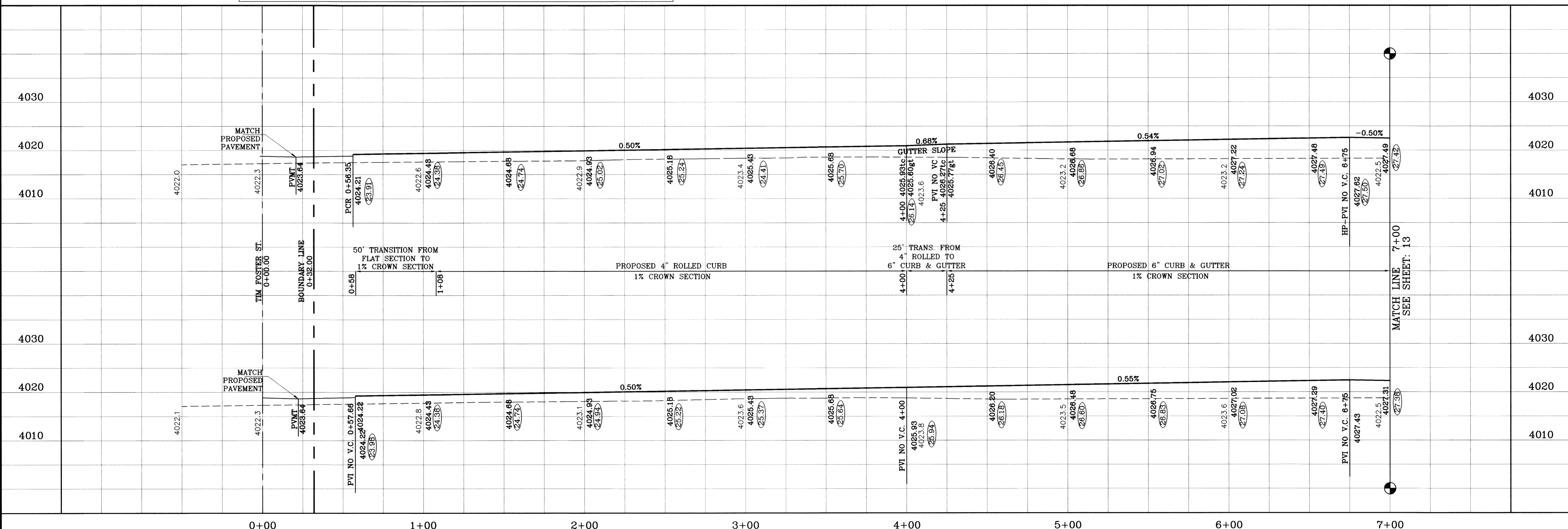
SCALE: 1"=30'

○ DENOTES AS BUILT CONDITION ONLY

SEE SHEET 10 FOR SPEED HUMP DETAILS

LINE TABLE		
LINE	LENGTH	BEARING
L1	32.002	S89°49'11.93"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	35.00'	54.54'	34.57'	49.19'	S45°10'35"E	89°17'14"
C2	35.00'	55.41'	35.44'	49.80'	S44°49'25"W	90°42'46"



**TIERRA DEL ESTE UNIT SIXTY**

PROJECT NAME: TIERRA DEL ESTE UNIT SIXTY

BENCHMARK: CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SETTSINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16

DATE: 05/12/09  
 REVISIONS: REVISE PACKAGE AS PER REVISED PLAT EFG  
 08/19/09 CITY REDLINES AS PER 07/23/09 COMMENTS EFG

BY: EFG  
 W.A.E.

AS BUILT

08/30/10

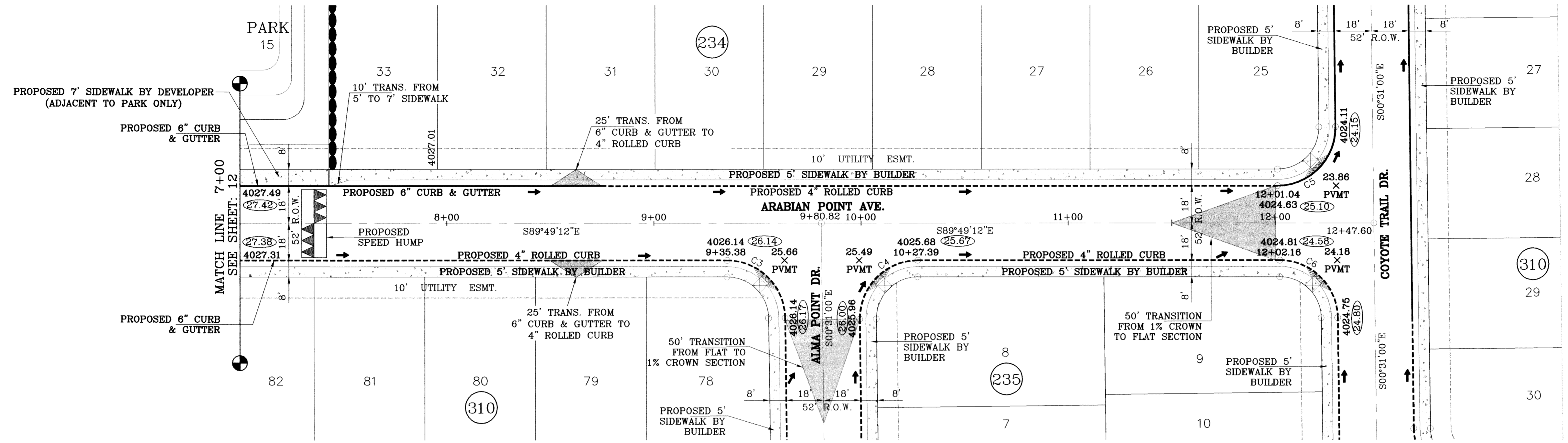
SCALE: 1" = 30'  
 HORIZ: 1" = 30'  
 VERT: 1" = 10'

DATE: MAY 2009  
 DESIGN BY: YC  
 INITIATED BY: EFG  
 CHECKED BY: YC  
 JOB NO.: 409-03

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

**ARABIAN POINT AVE.**  
 STA: 0+00  
 TO  
 STA: 7+00

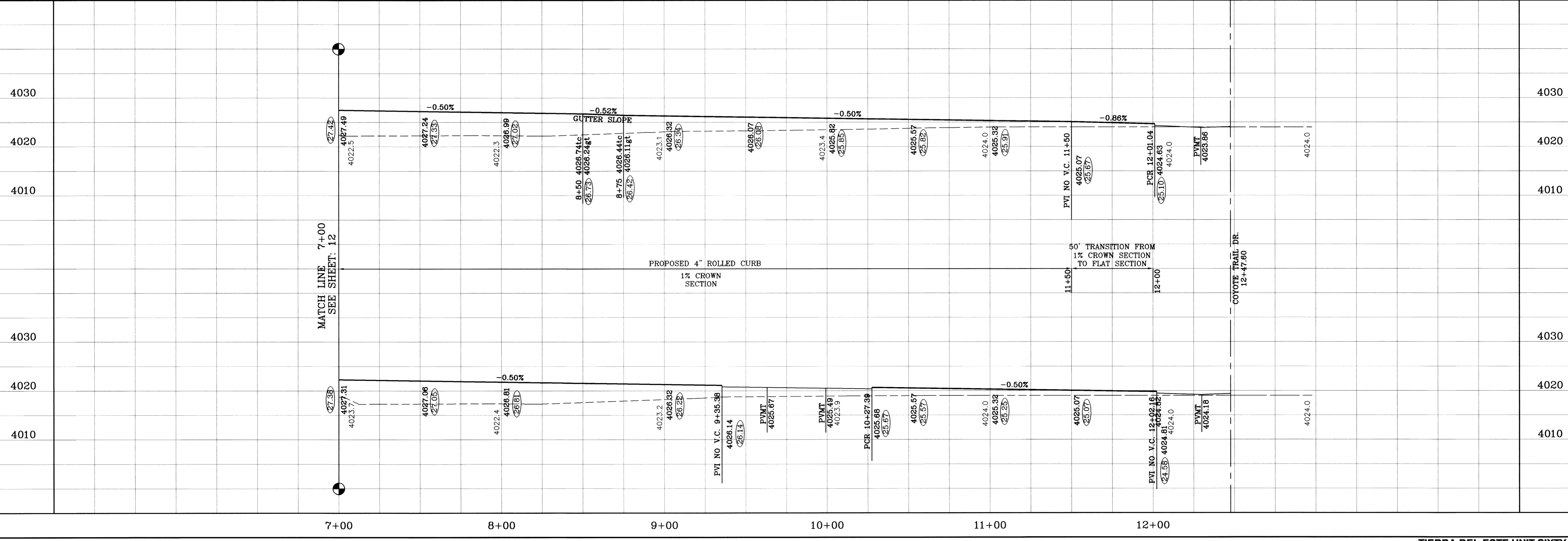
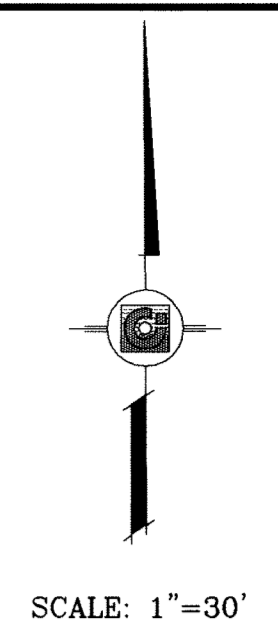
SHT 13 OF 23



SEE SHEET 10 FOR SPEED HUMP DETAILS

○ DENOTES AS BUILT CONDITION ONLY

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C3	28.00'	43.64'	27.66'	39.36'	N45°10'06"W	89°18'12"
C4	28.00'	44.32'	28.34'	39.84'	S44°49'54"W	90°41'48"
C5	28.00'	44.32'	28.34'	39.84'	N44°49'54"E	90°41'48"
C6	28.00'	43.64'	27.66'	39.36'	N45°10'06"W	89°18'12"



TERRA DEL ESTE UNIT SIXTY

**PROJECT NAME**  
TERRA DEL ESTE UNIT SIXTY

**BENCHMARK**  
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SEITZINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16

**DATE**  
05/12/09

**REVISIONS**

BY	EFG
REVISIONS	REVISE PACKAGE AS PER REVISED PLAT
DATE	05/12/09

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

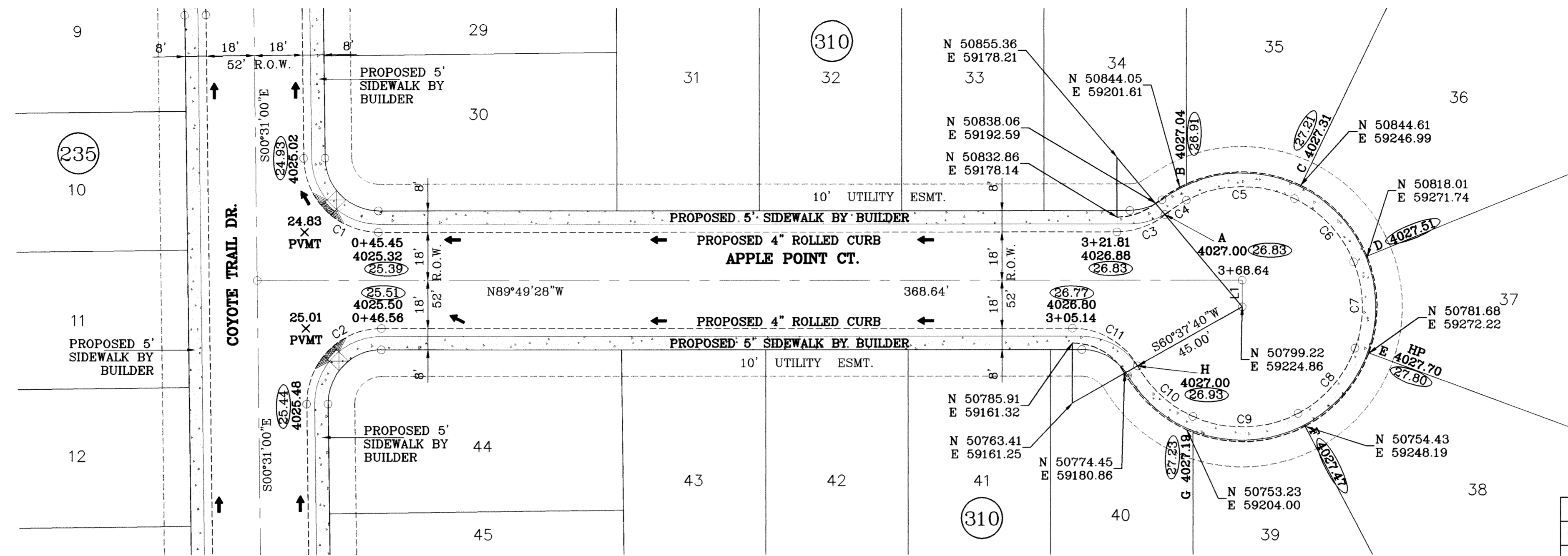
**DESIGN BY:** YC  
**INITIATED BY:** EFG  
**CHECKED BY:** YC  
**JOB NO.:** 409-03

**ENGINEER'S SEAL**

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

**SHEET TITLE**  
STREET PLAN-PROFILE  
**ARABIAN POINT AVE.**  
STA: 7+00 TO STA: 12+47.60

**SHT 14 OF 23**

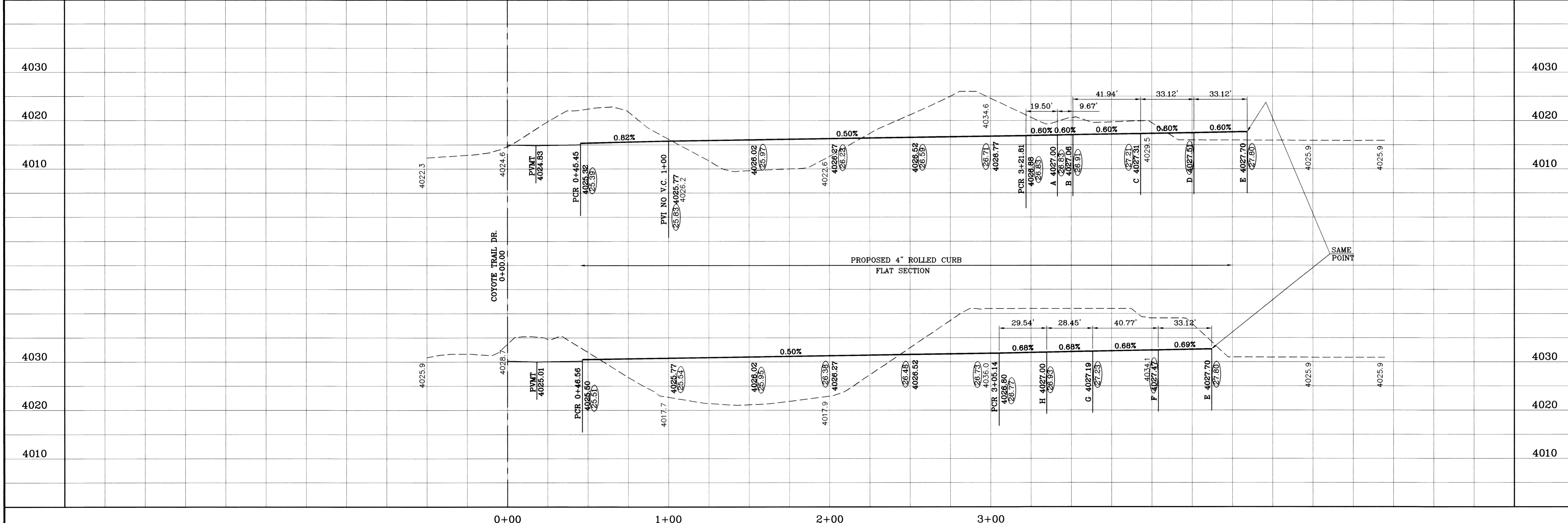


SCALE: 1" = 30'

LINE TABLE		
LINE	LENGTH	BEARING
L1	10.000	N0°10'32.07"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	28.00'	43.64'	27.66'	39.36'	S45°10'14"E	89°18'28"
C2	28.00'	44.32'	28.34'	39.84'	S44°49'46"W	90°41'32"
C3	28.00'	19.50'	10.16'	19.11'	N70°13'25"E	39°54'13"
C4	45.00'	9.67'	4.85'	9.65'	S56°25'41"W	12°18'45"
C5	45.00'	41.94'	22.63'	40.44'	S89°17'04"W	53°24'01"
C6	45.00'	33.12'	17.35'	32.38'	N42°55'54"W	42°10'02"
C7	45.00'	33.12'	17.35'	32.38'	N0°45'49"W	42°10'07"
C8	45.00'	33.12'	17.35'	32.38'	N41°24'18"E	42°10'07"
C9	45.00'	40.77'	21.91'	39.39'	N88°26'48"E	51°54'52"
C10	45.00'	28.45'	14.72'	27.98'	S47°29'03"E	36°13'26"
C11	28.00'	29.54'	16.31'	28.19'	N59°35'54"W	60°27'08"

○ DENOTES AS BUILT CONDITION ONLY



BENCHMARK  
CITY MONUMENT AT THE CENTERLINE INTERSECTION  
OF RALPH SETTSINGER DR AND TIM FOSTER ST.  
ELEVATION 4021.16  
DATE 05/12/09  
REVISIONS  
08/21/09 REVISE PACKAGE AS PER REVISED PLAT  
09/31/10 CITY REDLINES AS PER 07/23/09 COMMENTS  
BY EFG  
EFG  
P.R.

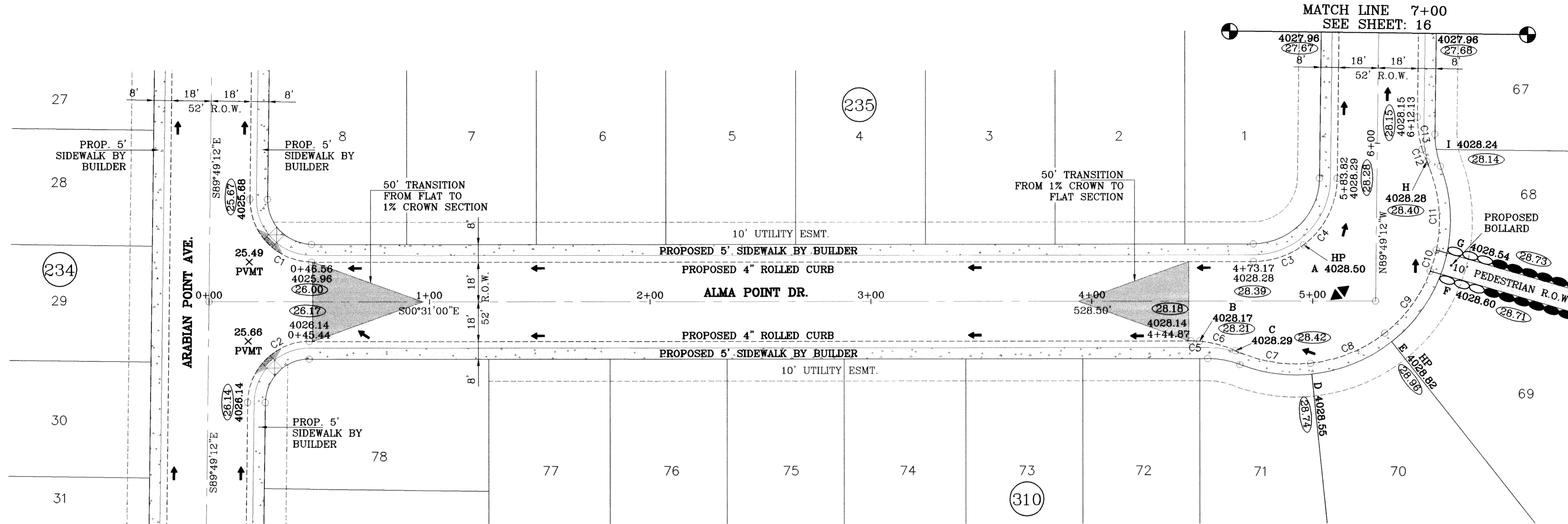
PROJECT NAME  
**TERRA DEL ESTE UNIT SIXTY**  
BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2,  
RANGE 10E, COUNTY OF HULL, COUNTY OF HULL, STATE OF TEXAS,  
CITY OF EL PASO, EL PASO COUNTY, TEXAS,  
CONTAINING 27.928 ACRES.

SCALE  
HORIZ. 1" = 30'  
VERT. 1" = 10'  
DATE MAY 2009  
DESIGN BY YC  
INITIATED BY: EFG  
CHECKED BY: YC  
JOB NO. 409-03

ENGINEER'S SEAL  
**CONDE INC.**  
ENGINEERING / PLANNING  
SURVEYING / GPS  
1790 LEE TREVINO STE 400  
EL PASO, TEXAS 79936



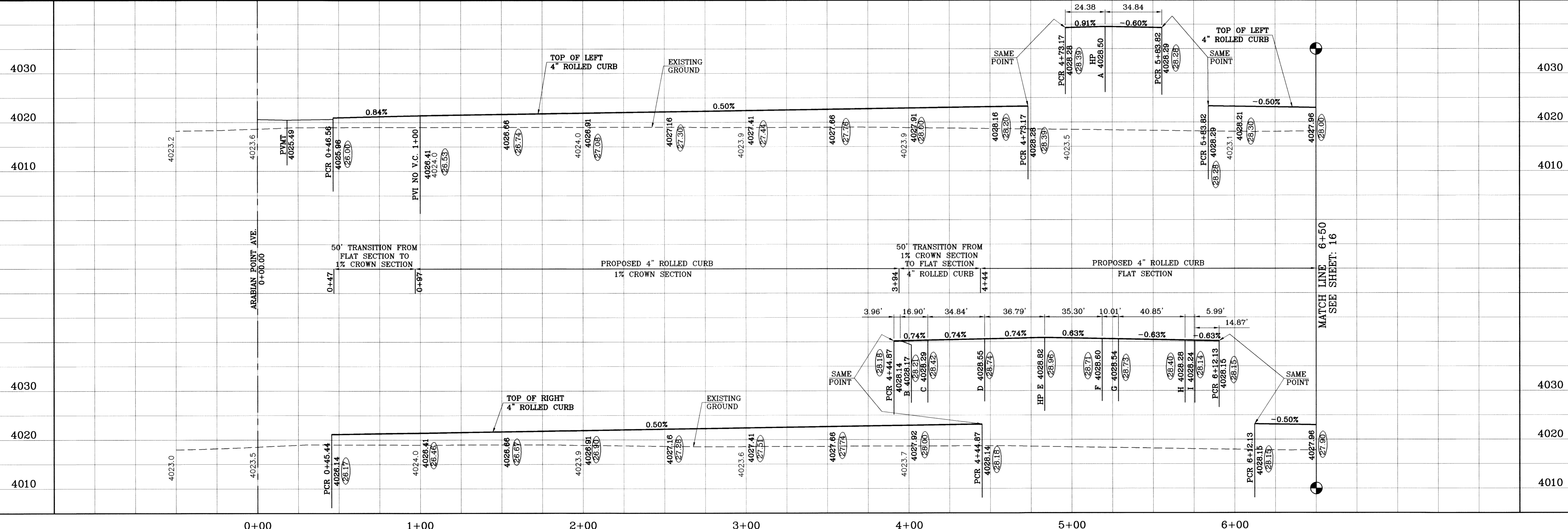
SHEET TITLE  
STREET  
PLAN-PROFILE  
**APPLE POINT CT.**  
STA: 0+00  
TO  
STA: 3+68.64



SEE SHEET 22 FOR BOLLARD DETAILS

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	28.00'	44.32'	28.34'	39.84'	S44°49'54"W	90°41'48"
C2	28.00'	43.64'	27.66'	39.36'	N45°10'06"W	89°18'12"
C3	38.00'	24.38'	12.63'	23.97'	S18°54'00"E	36°46'00"
C4	38.00'	34.84'	18.75'	33.64'	S63°33'06"E	52°32'12"
C5	48.00'	3.96'	1.98'	3.96'	N1°50'45"E	4°43'30"
C6	48.00'	16.90'	8.54'	16.81'	N14°17'36"E	20°10'13"
C7	65.00'	34.84'	17.85'	34.42'	S9°01'27"W	30°42'31"
C8	65.00'	36.79'	18.90'	36.31'	S22°32'49"E	32°26'01"
C9	65.00'	35.30'	18.10'	34.87'	S54°19'26"E	31°07'13"
C10	65.00'	10.01'	5.01'	10.00'	S74°17'45"E	8°49'24"
C11	65.00'	40.85'	21.12'	40.18'	N83°17'19"E	36°00'27"
C12	48.00'	5.99'	3.00'	5.98'	S68°51'32"W	7°08'54"
C13	48.00'	14.87'	7.49'	14.81'	S81°18'24"W	17°44'49"

○ DENOTES AS BUILT CONDITION ONLY



TIERRA DEL ESTE UNIT SIXTY

**PROJECT NAME**  
TIERRA DEL ESTE UNIT SIXTY

**DATE**  
05/12/09

**REVISIONS**  
REVISE PACKAGE AS PER REVISED PLAT AS BUILT

**ENGINEER'S SEAL**  
CONDE INC. ENGINEERING / PLANNING SURVEYING / GPS

**DESIGN BY**  
YC

**INITIATED BY**  
EFG

**CHECKED BY**  
YC

**JOB NO.**  
409-93

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

**DATE**  
MAY 2009

**DESIGN BY**  
YC

**INITIATED BY**  
EFG

**CHECKED BY**  
YC

**JOB NO.**  
409-93

**BENCHMARK**  
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SEITZINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16

**DATE**  
05/12/09

**REVISIONS**  
REVISE PACKAGE AS PER REVISED PLAT AS BUILT

**BY**  
EFG

**W.A.E**  
09/30/10

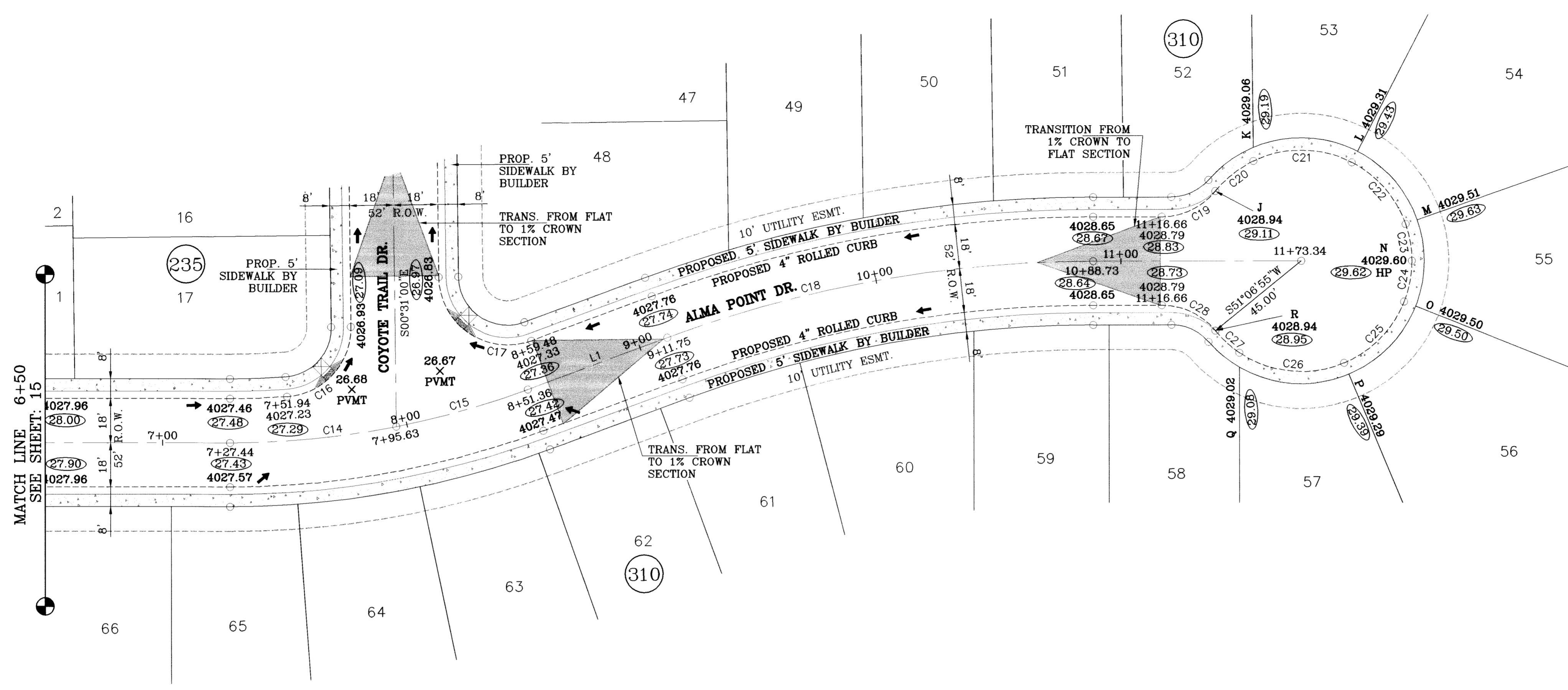
**BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.828 ACRES.**

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

**SHEET TITLE**  
STREET PLAN-PROFILE

**ALMA POINT DR.**  
STA: 0+00 TO STA: 6+50

**SHT 16 OF 23**

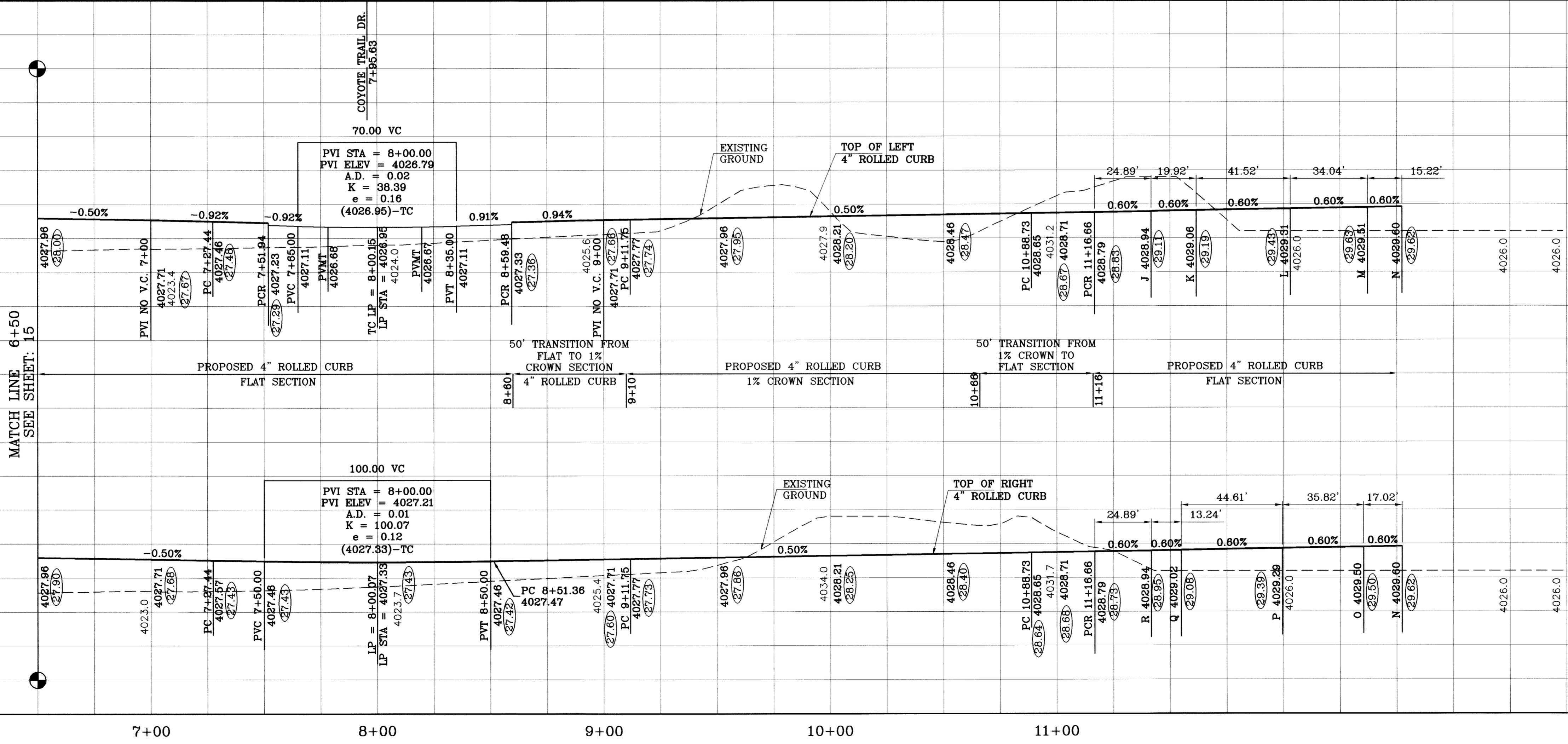


SCALE: 1" = 30'

LINE TABLE		
LINE	LENGTH	BEARING
L1	60.389	N69°53'41.72"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C14	350.00'	68.18'	34.20'	68.08'	N84°35'57"E	11°09'42"
C15	350.00'	55.73'	27.92'	55.67'	N74°27'24"E	9°07'24"
C16	28.00'	42.36'	26.43'	38.44'	N42°49'35"E	86°41'10"
C17	28.00'	53.56'	39.68'	45.76'	S55°18'39"E	109°35'18"
C18	500.00'	176.98'	89.43'	176.06'	S80°02'07"W	20°16'50"
C19	28.00'	24.89'	13.34'	24.08'	N64°42'20"E	50°56'23"
C20	45.00'	19.92'	10.12'	19.76'	S51°54'57"W	25°21'37"
C21	45.00'	41.52'	22.37'	40.06'	N88°58'23"W	52°51'41"
C22	45.00'	34.04'	17.88'	33.23'	N40°52'24"W	43°20'17"
C23	45.00'	15.22'	7.68'	15.15'	N9°30'52"W	19°22'48"
C24	45.00'	17.02'	8.61'	16.92'	N11°00'45"E	21°40'25"
C25	45.00'	35.82'	18.92'	34.88'	N44°39'00"E	45°36'05"
C26	45.00'	44.61'	24.33'	42.81'	S84°08'53"E	56°48'10"
C27	45.00'	13.24'	6.67'	13.20'	S47°18'56"E	16°51'43"
C28	28.00'	24.89'	13.34'	24.08'	N64°21'16"W	50°56'23"

○ DENOTES AS BUILT CONDITION ONLY



BENCHMARK  
CITY MONUMENT AT THE CENTERLINE INTERSECTION  
OF ROLPH SETSINGER DR. AND TIM FOSTER ST.  
ELEVATION 4021.16  
DATE 05/12/09  
REVISIONS  
REVISE PACKAGE AS PER REVISED PLAT  
AS BUILT  
BY EFG  
W.A.E.

PROJECT NAME  
**TERRA DEL ESTE UNIT SIXTY**  
BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2,  
TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS,  
CITY OF TARRANT, TEXAS,  
CONTAINING 27.828 ACRES.

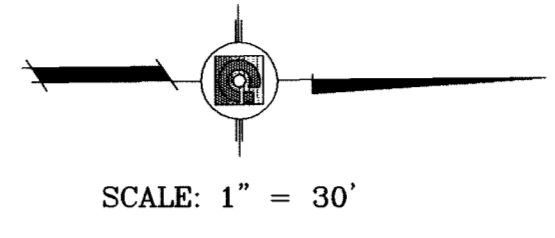
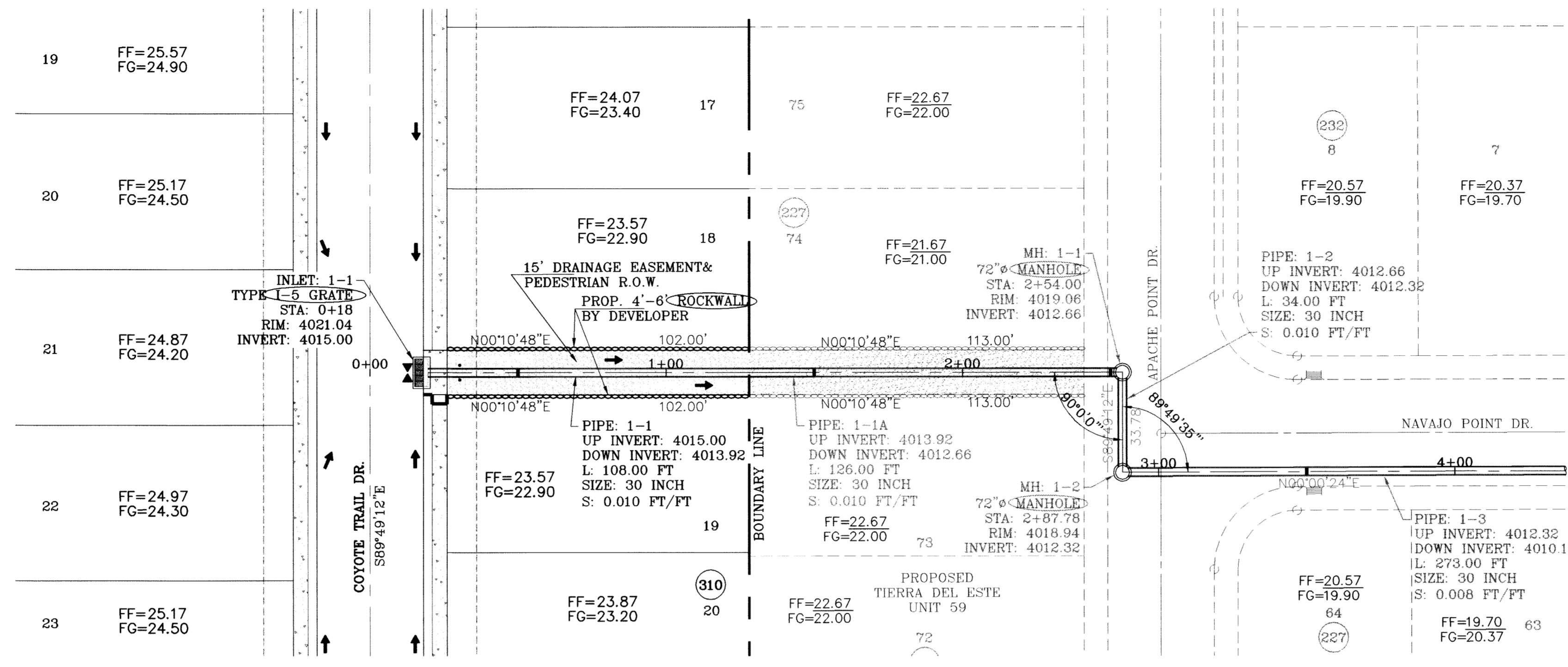
SCALE  
HORIZ: 1" = 30'  
VERT: 1" = 10'  
DATE: MAY 2009  
DESIGN BY: YC  
INITIATED BY: EFG  
CHECKED BY: YC  
JOB NO.: 409-03

ENGINEER'S SEAL  
**CONDE INC.**  
ENGINEERING / PLANNING  
SURVEYING / GPS  
1790 LEE TREVIÑO STE 400  
EL PASO, TEXAS 79936

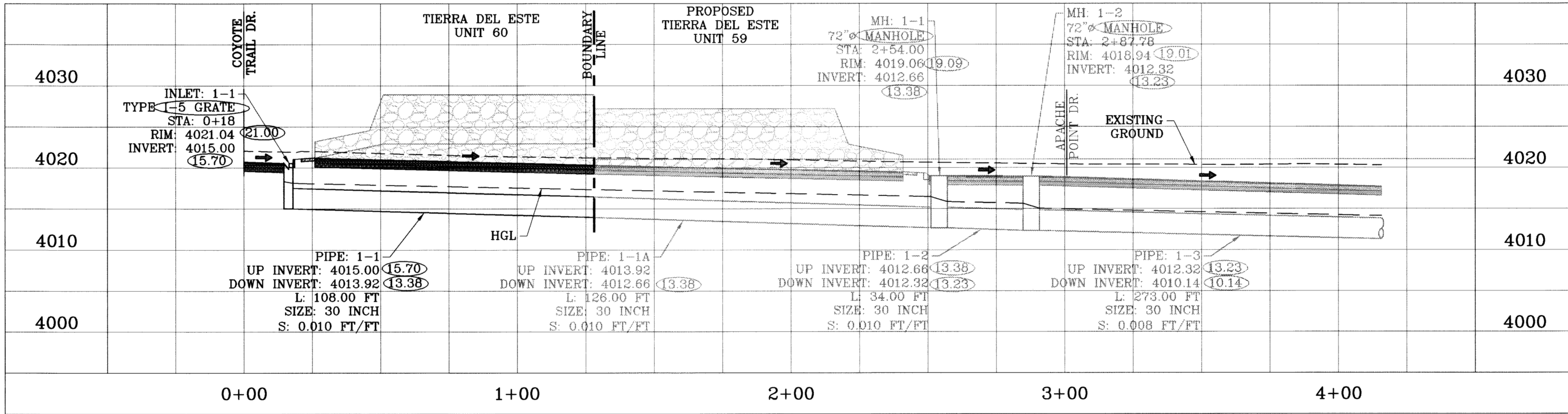


SHEET TITLE  
STREET  
PLAN-PROFILE  
**ALMA POINT DR.**  
STA: 6+50  
TO  
STA: 11+73.34





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



STRUCTURE 1-PROFILE  
SCALE: 1"=10'

○ DENOTES AS BUILT CONDITION ONLY

**INLET DATA**

INLET No.	INLET TYPE	No. GRATES	Qd cfs	Qc cfs
1	1	5	35.43	54.60

**STRUCTURE DATA**

PIPE	SECTION SIZE (in)	LENGTH (ft)	CONSTRUCTED SLOPE (ft/ft)	DISCHARGE (cfs)	CAPACITY (cfs)	AVERAGE VELOCITY (ft/s)	DOWN STREAM GROUND	DOWN STREAM HGL	DOWN STREAM INVERT	UPSTREAM GROUND	UPSTREAM HGL	UPSTREAM INVERT
PIPE: 1-1	30 inch	234.00	0.010	35.43	41.01	7.22	4019.00	4016.64	4012.66	4020.87	4018.39	4015.00
PIPE: 1-2	30 inch	34.00	0.010	35.43	41.01	7.22	4018.94	4015.79	4012.32	4019.00	4016.04	4012.66
PIPE: 1-3	30 inch	273.00	0.008	35.43	36.65	7.22	4017.09	4013.15	4010.14	4018.94	4015.19	4012.32

TDE 59 STORM WATER SYSTEM MUST BE IN PLACE PRIOR TO APPROVAL OF TDE 60

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

- 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.

BENCHMARK  
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SETTSINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16  
DATE 05/12/09  
REVISIONS  
BY EFG  
EFG  
CITY REDLINES AS PER 07/23/09 COMMENTS  
AS BUILT  
08/30/10

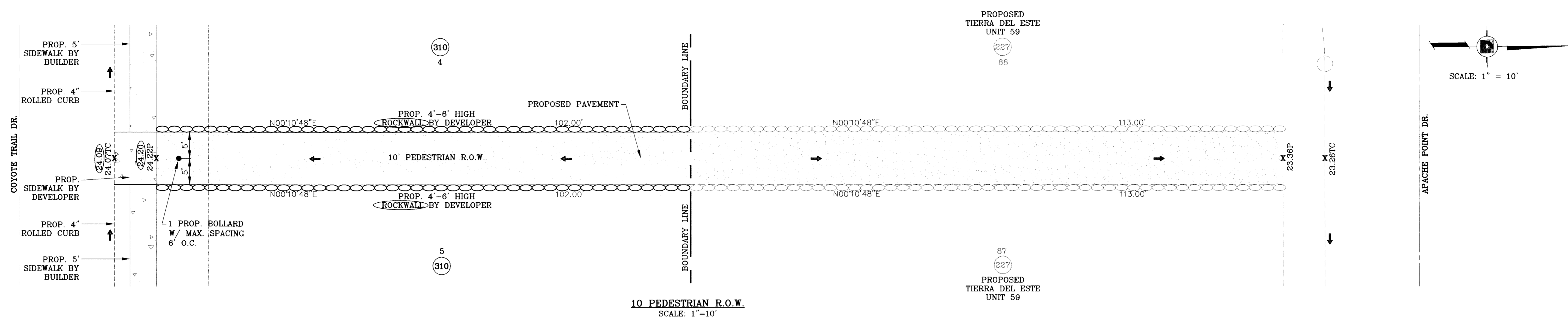
PROJECT NAME  
**TERRA DEL ESTE UNIT SIXTY**  
BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEY, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES.

SCALE  
HORIZ. 1" = 30'  
VERT. 1" = 10'  
DATE: MAY 2009  
DESIGN BY: YC  
INITIATED BY: EFG  
CHECKED BY: YC  
JOB NO.: 409-03

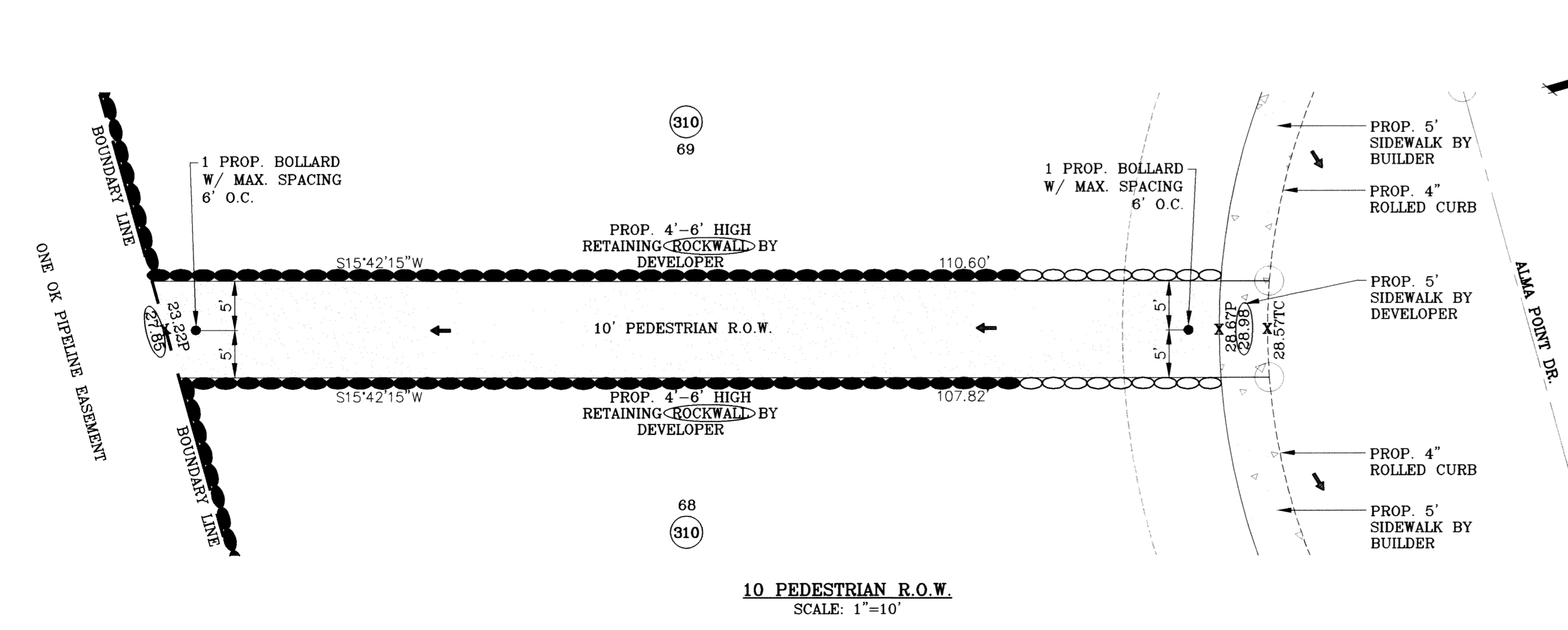
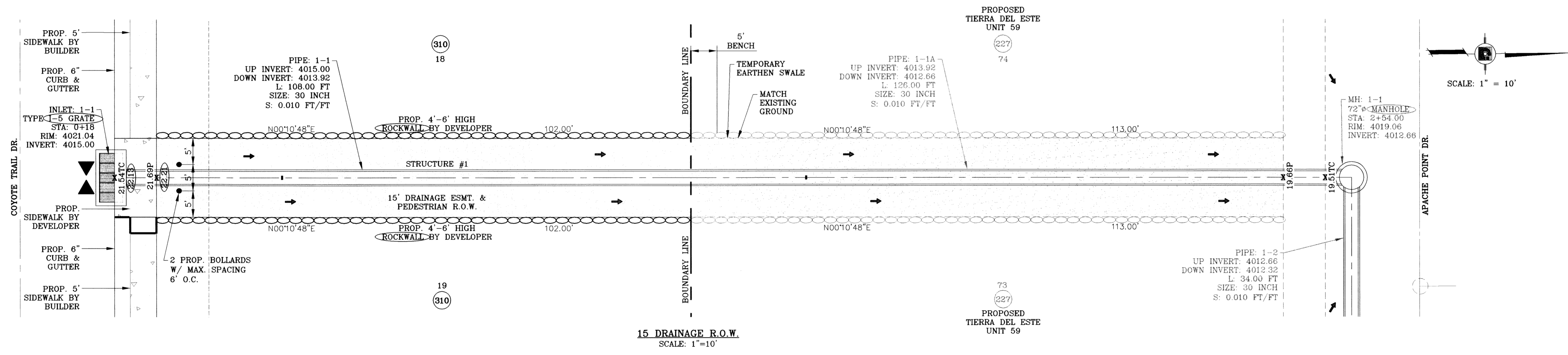
ENGINEER'S SEAL  
STATE OF TEXAS  
JAMES CONNORRY  
64648  
Professional Engineer  
Civil Engineering

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

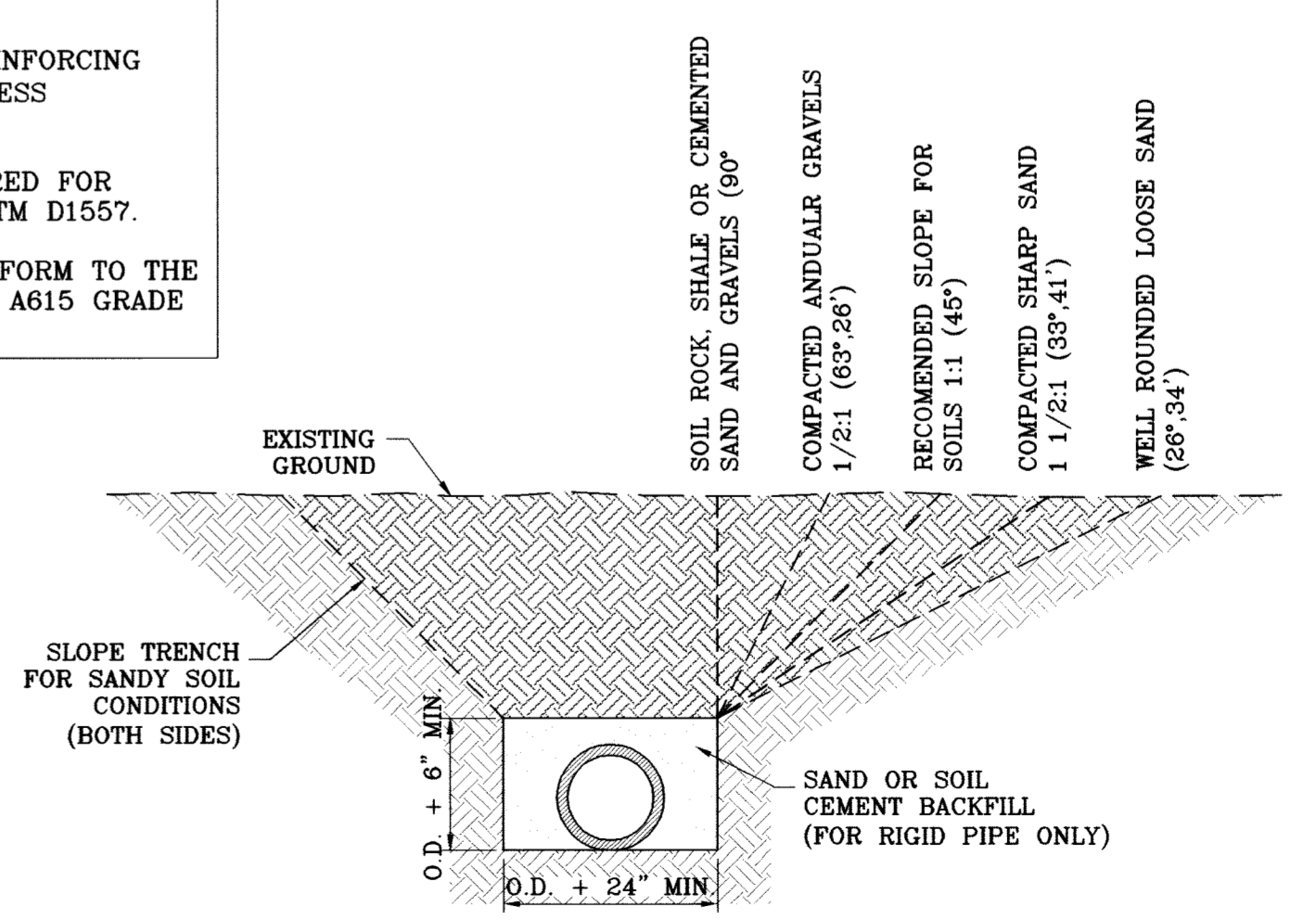
SHEET TITLE  
**DRAINAGE STRUCTURES**



○ DENOTES AS BUILT CONDITION ONLY



- 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.



BENCHMARK

CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SEITZINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16 CITY DATUM

DATE	REVISIONS	BY
05/12/09	REVISE PACKAGE AS PER REVISED PLAT	EPG
08/19/09	CITY REDLINES AS PER 07/23/09 COMMENTS	EPG
09/10/09	CITY REDLINES AS PER 09/03/09 COMMENTS	EPG
09/30/10	AS BUILT	P.R.

PROJECT NAME

**TERRA DEL ESTE UNIT SIXTY**

BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC BALDWIN COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES.

SCALE

HORIZ. 1" = 10'

VERT. 1" = 10'

DATE: MAY 2009

DESIGN BY: YC

INITIATED BY: EFG

CHECKED BY: YC

JOB NO.: 409-03

ENGINEER'S SEAL

**CONDE INC.**

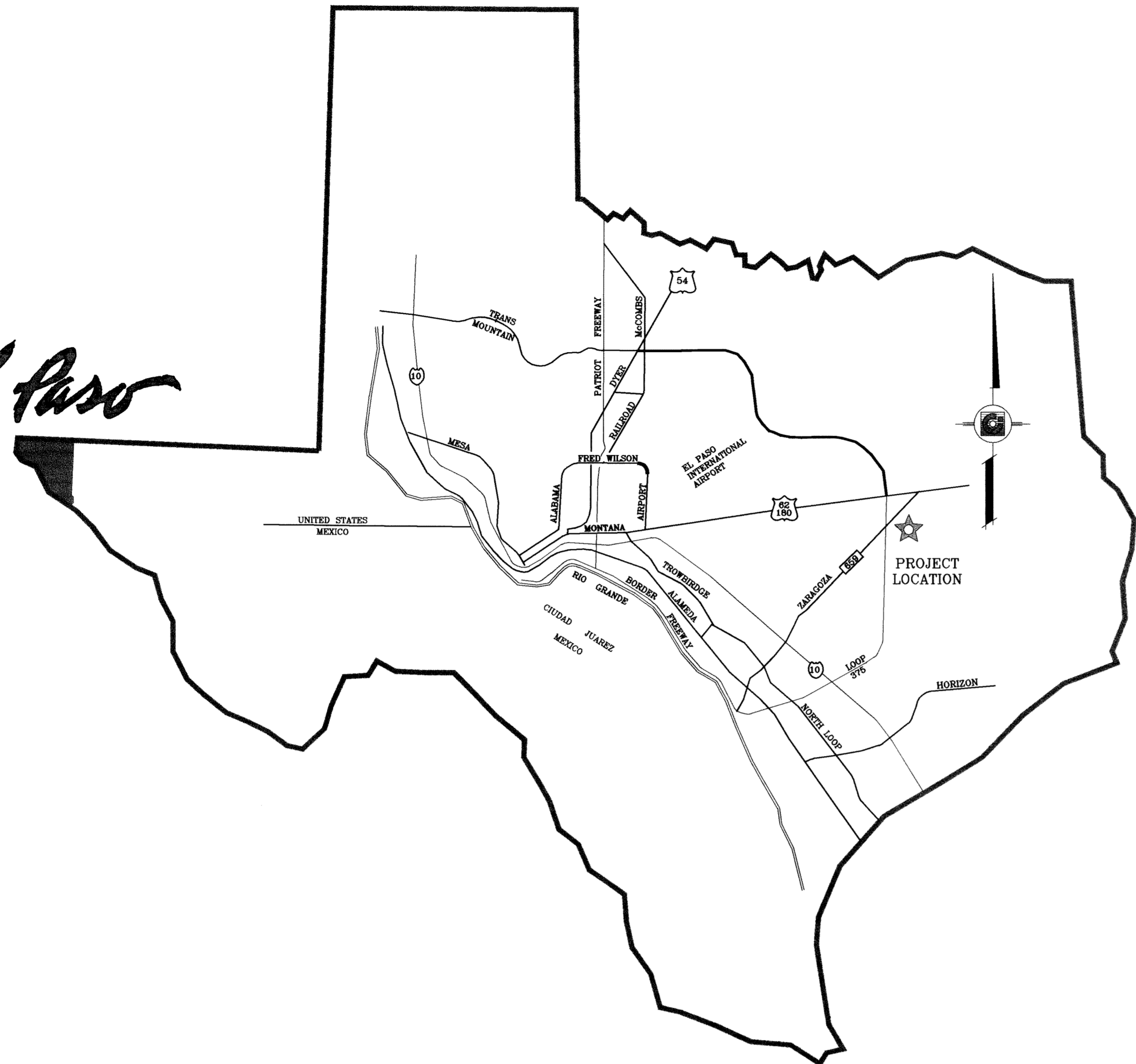
ENGINEERING / PLANNING  
SURVEYING / GFS

1790 LEE TREVINO STE 400  
EL PASO, TEXAS 79936

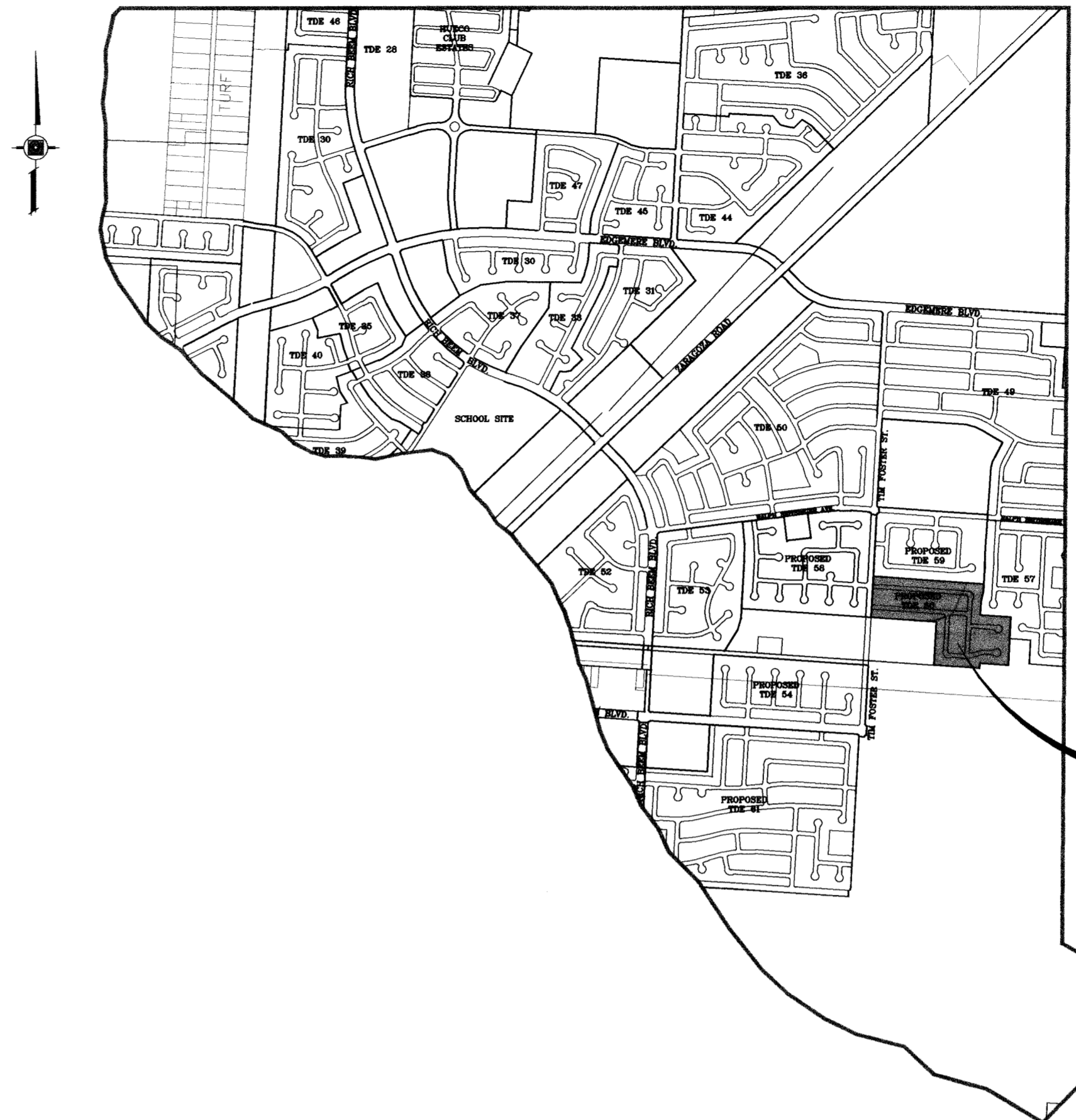
SHEET TITLE

**PEDESTRIAN & DRAINAGE R.O.W.**

*El Paso*

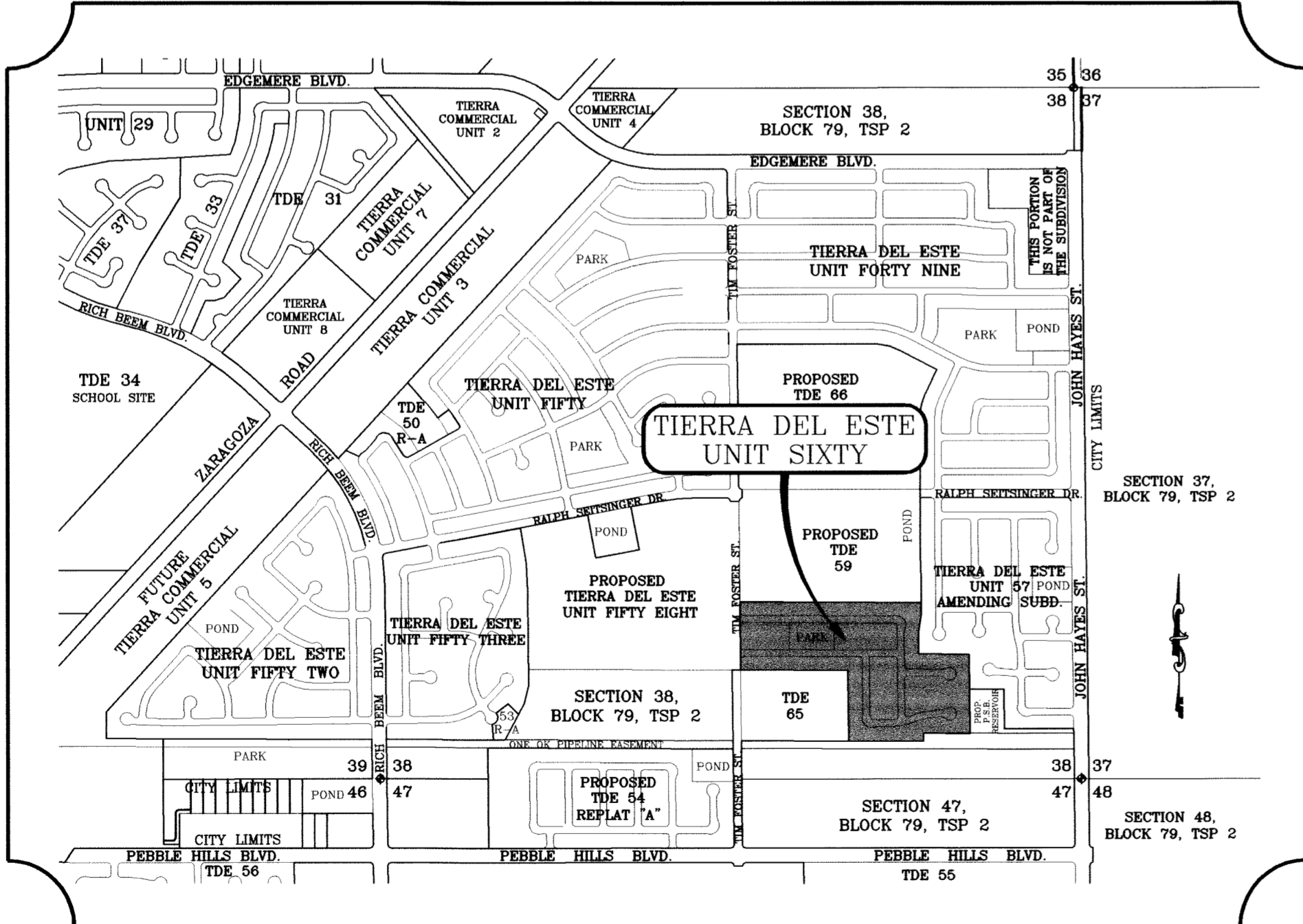


VICINITY MAP



TIERRA DEL ESTE  
UNIT SIXTY  
PROJECT  
LOCATION

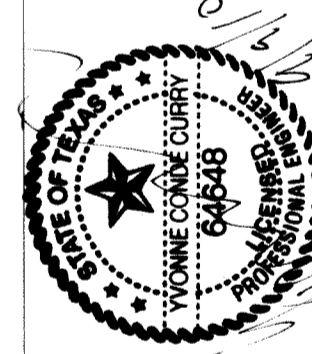
LOCATION MAP SCALE: 1" = 1000'



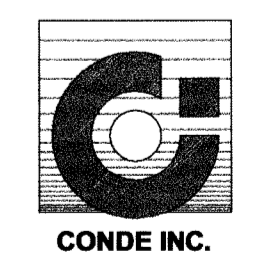
# STREET IMPROVEMENTS

Sheet List Table

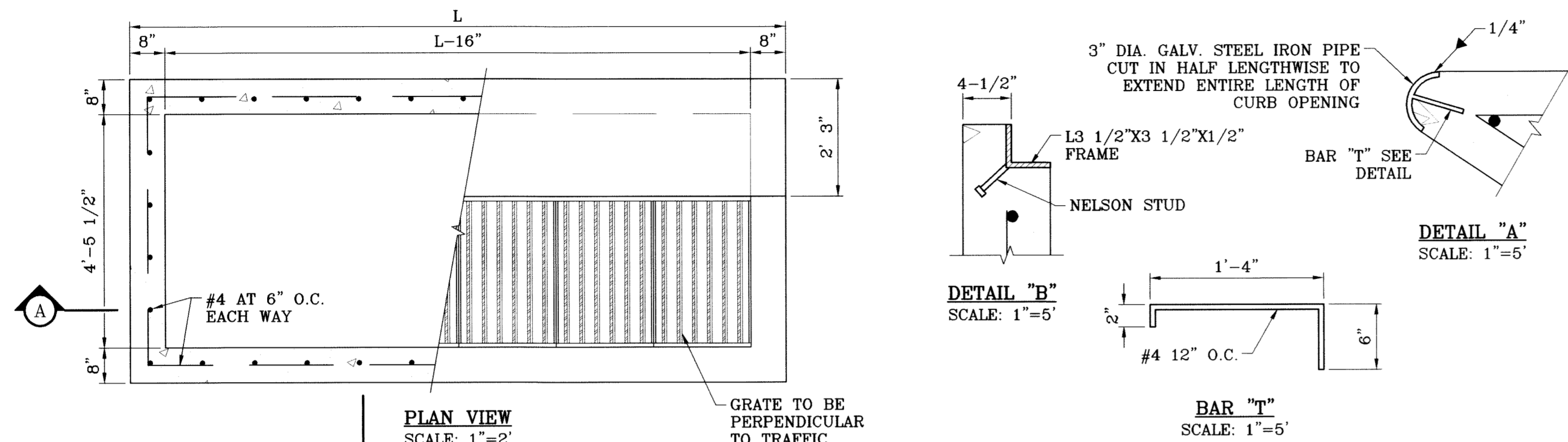
SHEET TITLE	SHEET NUMBER
COVER SHEET	1
PLAT	2
GRADING PLAN	3
GRADING SECTIONS	4-6
DRAINAGE PLAN	7
STORM WATER POLLUTION PREVENTION PLAN	8-9
COYOTE TRAIL DR.	10-12
ARABIAN POINT AVE.	13-14
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**CONDE INC.**  
ENGINEERING / PLANNING  
SURVEYING / GPS  
1760 LEE FREYNO STE. 400  
EL PASO, TEXAS 79906

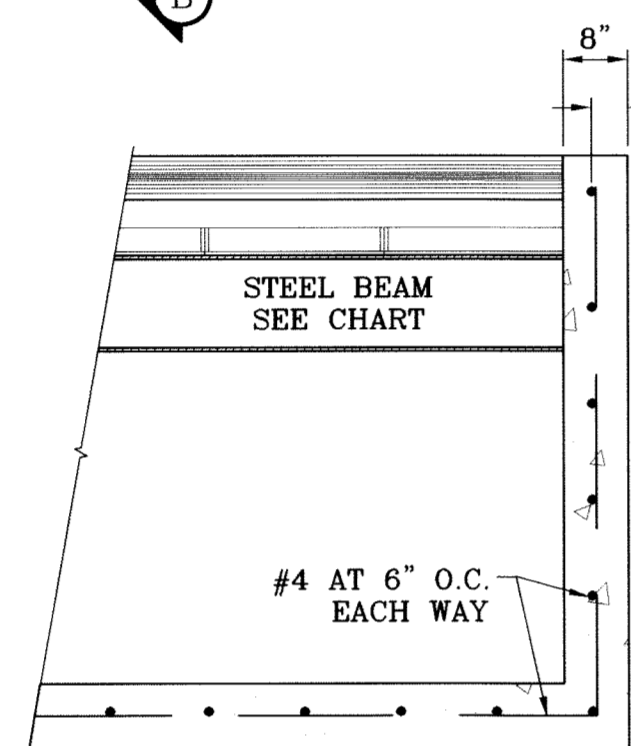


No. OF GRATES	L		MINIMUM SIZES
	LENGTH		
1	3'-2 5/8"	2'-10"	W6x12, S4x13, MC6x8.2
2	5'-1 1/8"	4'-7 1/8"	W6x12, S6x12.5, MC6x15.1
3	7'-0 1/4"	6'-5 1/8"	W8x15, S7x15.3, MC7x17.6
4	8'-9 7/8"	8'-3 7/8"	W9x18, S8x18.4, MC10x21.9
5	10'-8"	10'-2"	W12x16, S8x21, MC10x21.9
6	12'-6 5/8"	12'-0 5/8"	W12x19, S8x23,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



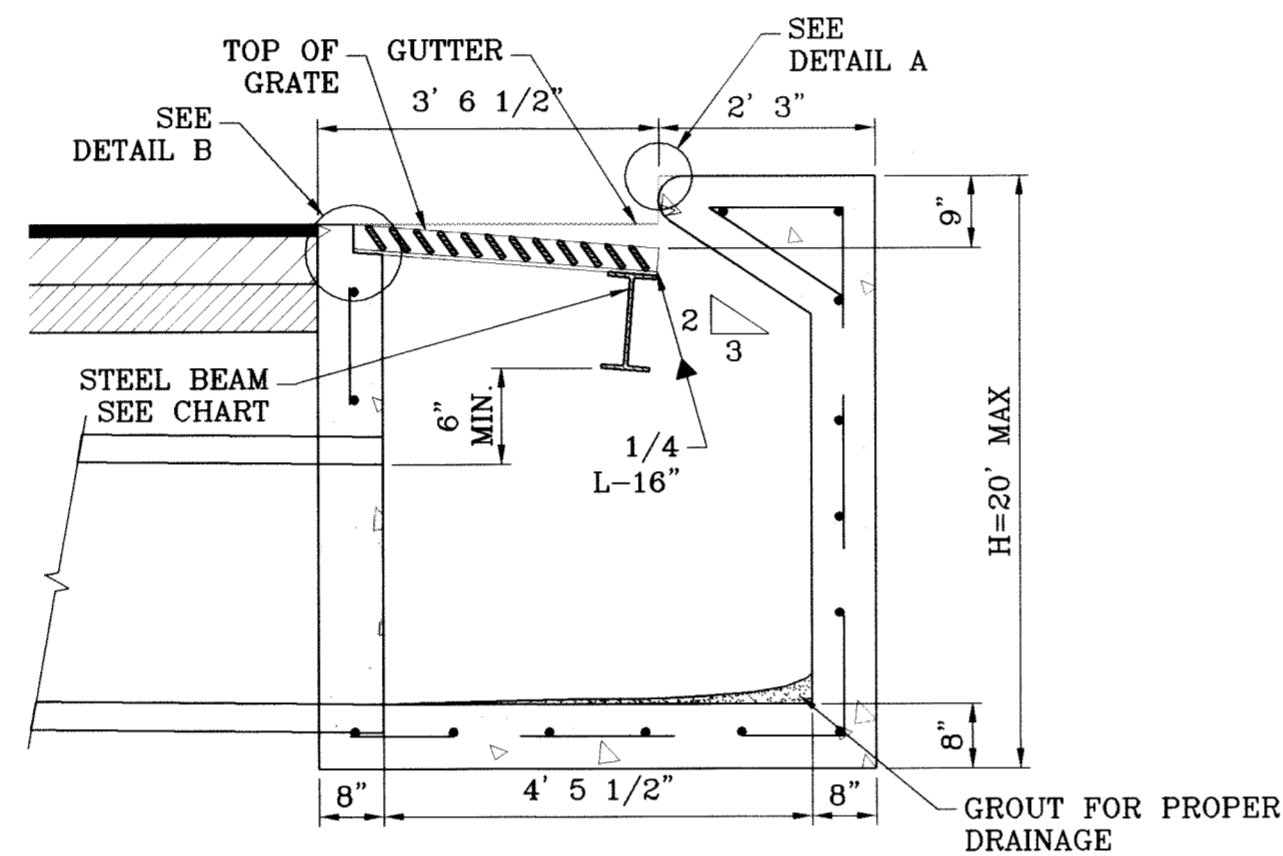
PLAN VIEW  
SCALE: 1"=2'

DETAIL "A"  
SCALE: 1"=5'

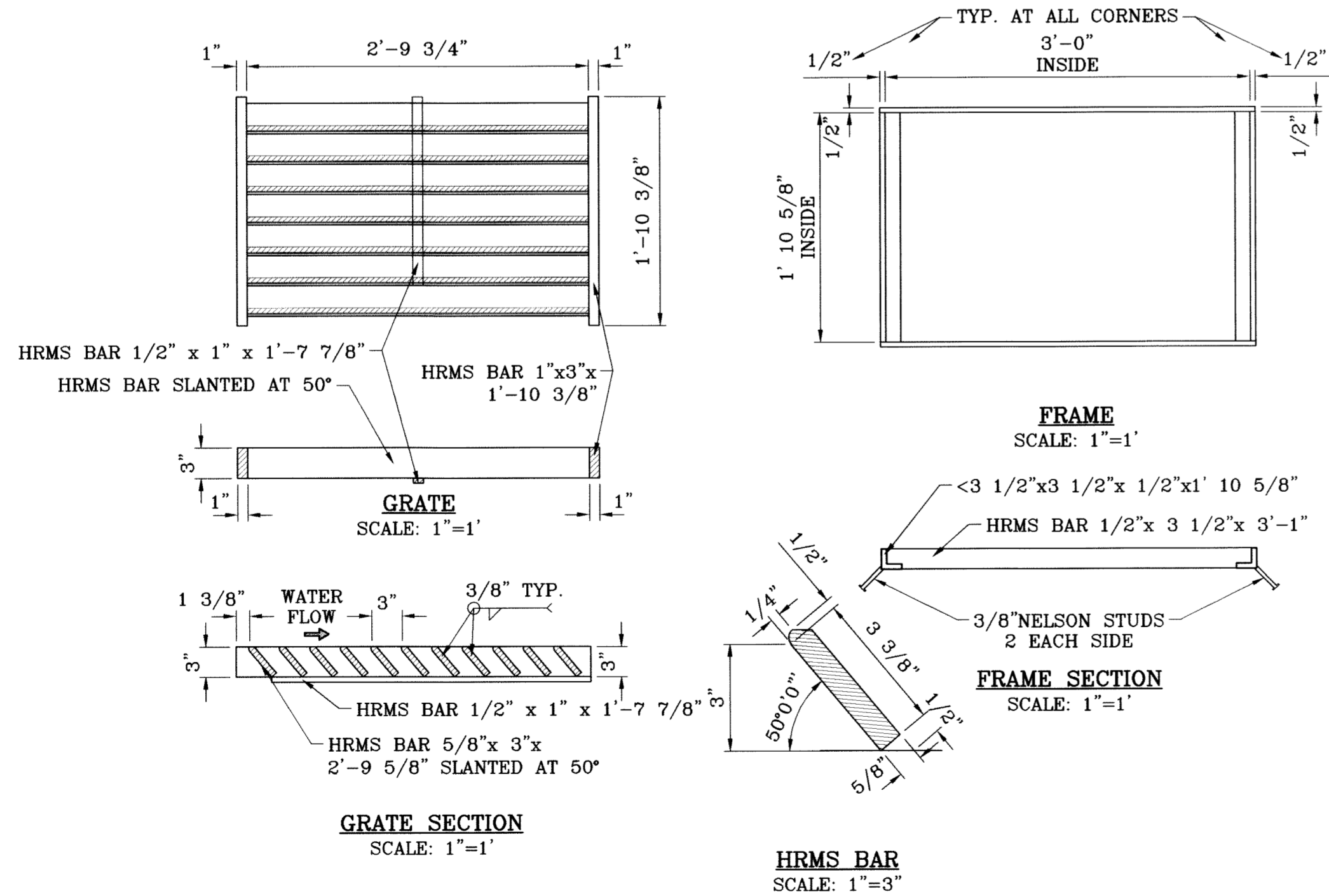


SECTION A-A  
SCALE: 1"=2'

TYPE I INLET



SECTION B-B  
SCALE: 1"=2'



GRATE SECTION  
SCALE: 1"=1'

FRAME  
SCALE: 1"=1'

FRAME SECTION  
SCALE: 1"=1'

HRMS BAR  
SCALE: 1"=3'

FRAME AND GRATE DETAIL

**GENERAL NOTES:**

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 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.

BENCHMARK

CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SEITZINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16	DATE	REVISIONS	BY
	09/19/09	CITY REDLINES AS PER 07/23/09 COMMENTS	E.F.G

PROJECT NAME

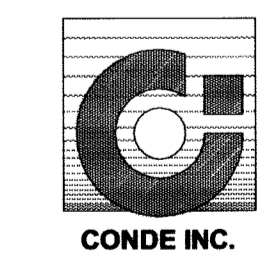
**TERRA DEL ESTE UNIT SIXTY**  
BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEY, CITY OF EL PASO, TEXAS, CONTAINING 27.928 ACRES.

SCALE

HORIZ. AS NOTED	VERT. ---
DATE: MAY 2009	DESIGN BY: YC
INITIATED BY: EFG	CHECKED BY: YC
ENGINEER'S SEAL	NOTED
ENGINEER'S SEAL NOT REQUIRED. THIS SHEET IS PRODUCED FROM CITY SUBDIVISION DESIGN STANDARDS	

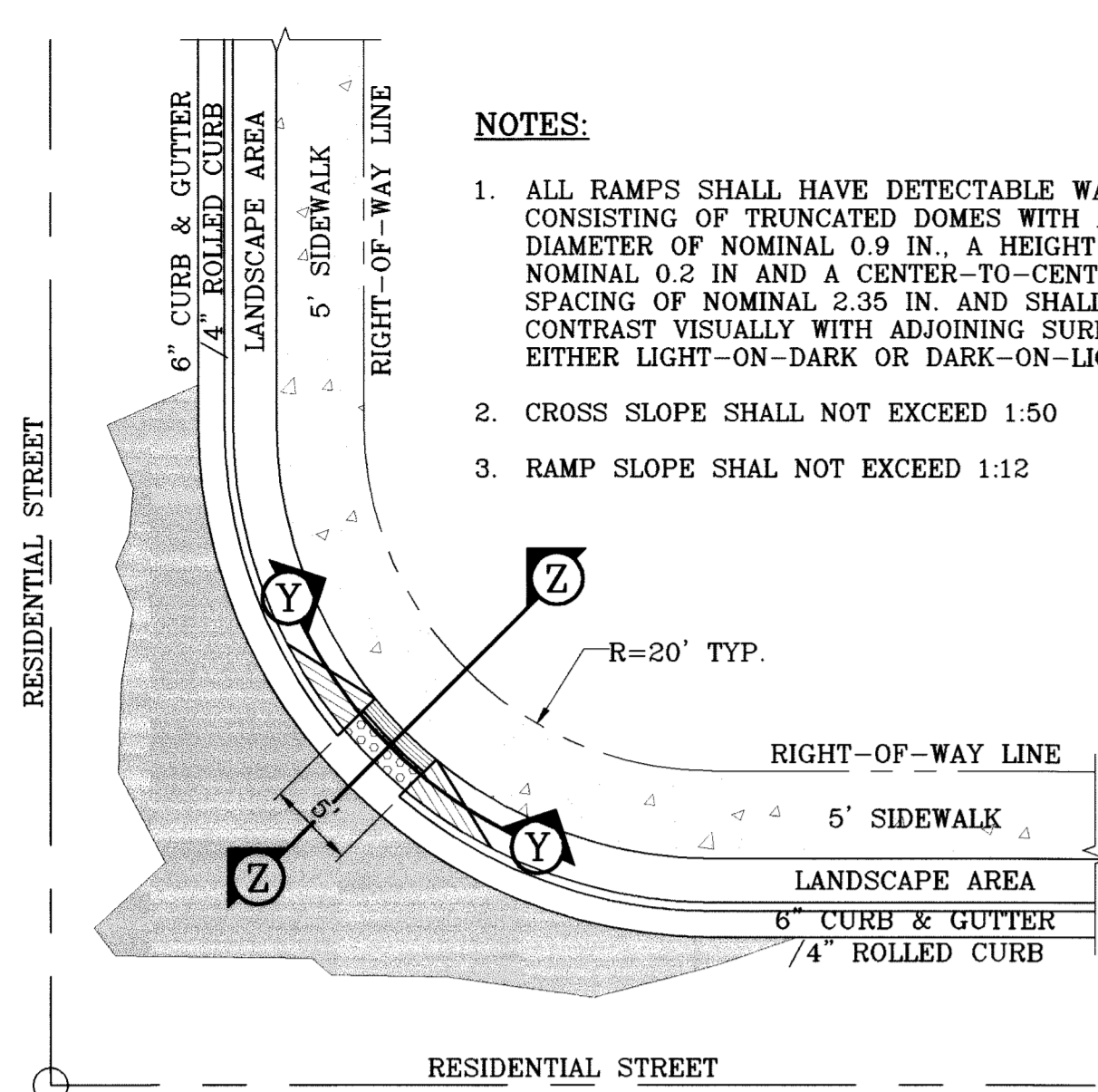
ENGINEER'S SEAL

**CONDE INC.**  
ENGINEERING / PLANNING  
SURVEYING / GPS  
1780 LEE TREVINO STE. 400  
EL PASO, TEXAS 79936



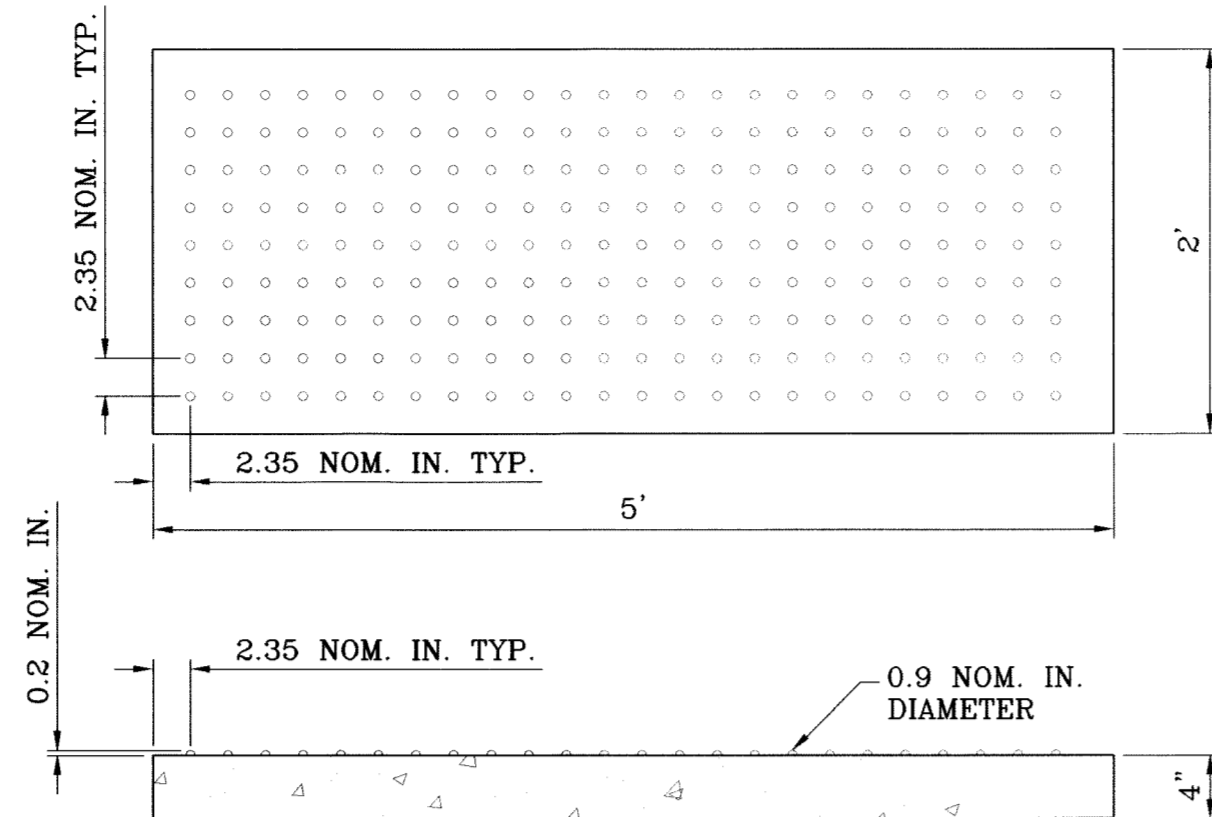
SHEET TITLE

**STRUCTURE DETAILS**



**NOTES:**

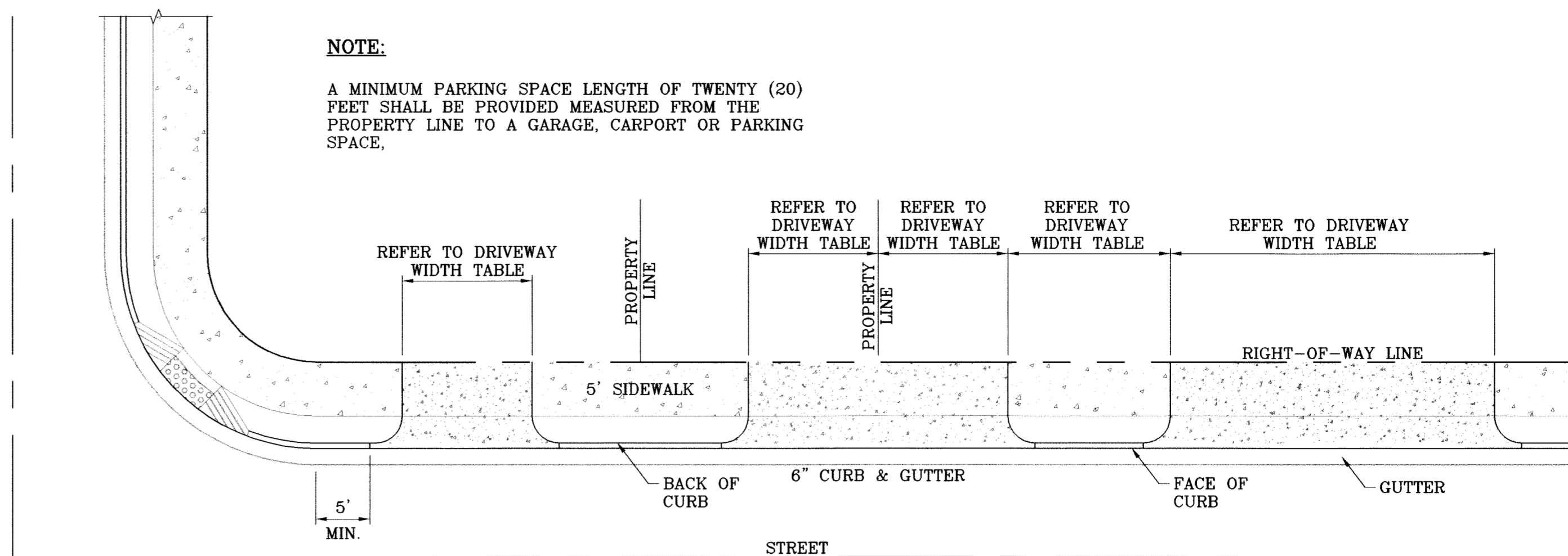
1. ALL RAMP SHALL HAVE DETECTABLE WARNINGS CONSISTING OF TRUNCATED DOMES WITH A DIAMETER OF NOMINAL 0.9 IN., A HEIGHT OF NOMINAL 0.2 IN AND A CENTER-TO-CENTER SPACING OF NOMINAL 2.35 IN. AND SHALL CONTRAST VISUALLY WITH ADJOINING SURFACES, EITHER LIGHT-ON-DARK OR DARK-ON-LIGHT.
2. CROSS SLOPE SHALL NOT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



**TRUNCATED DOMES**  
SCALE: 1"=1'

**NOTE:**

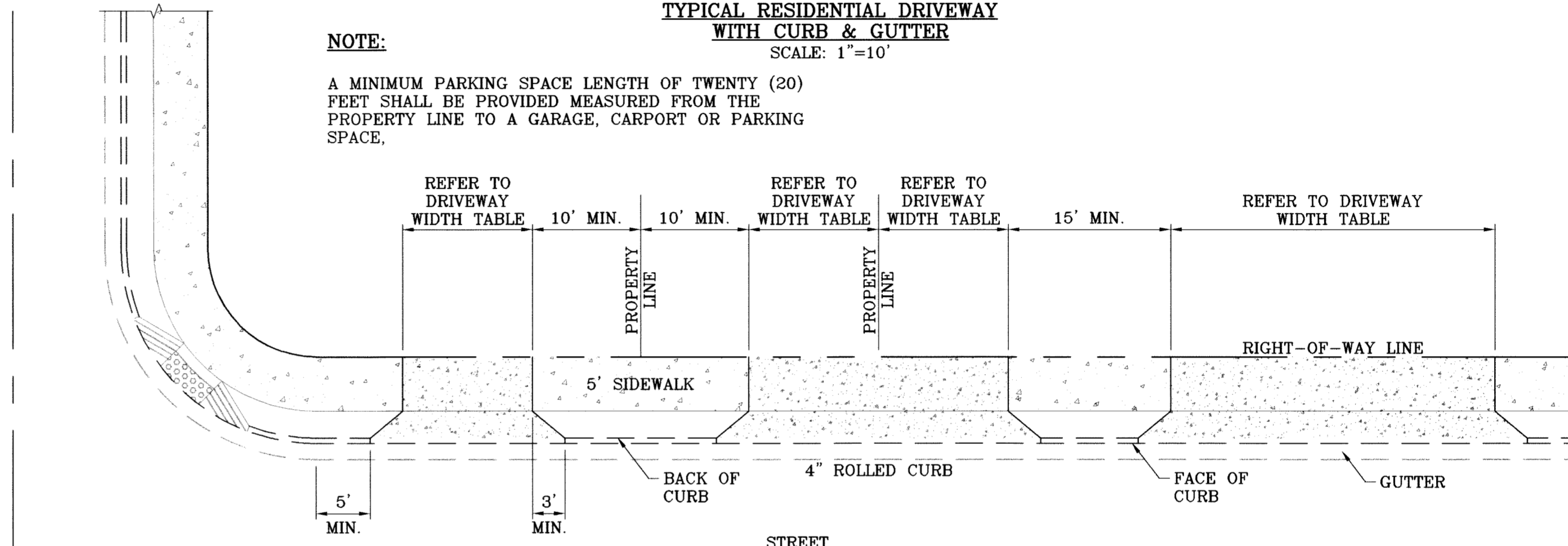
A MINIMUM PARKING SPACE LENGTH OF TWENTY (20) FEET SHALL BE PROVIDED MEASURED FROM THE PROPERTY LINE TO A GARAGE, CARPORT OR PARKING SPACE.



**TYPICAL RESIDENTIAL DRIVEWAY WITH CURB & GUTTER**  
SCALE: 1"=10'

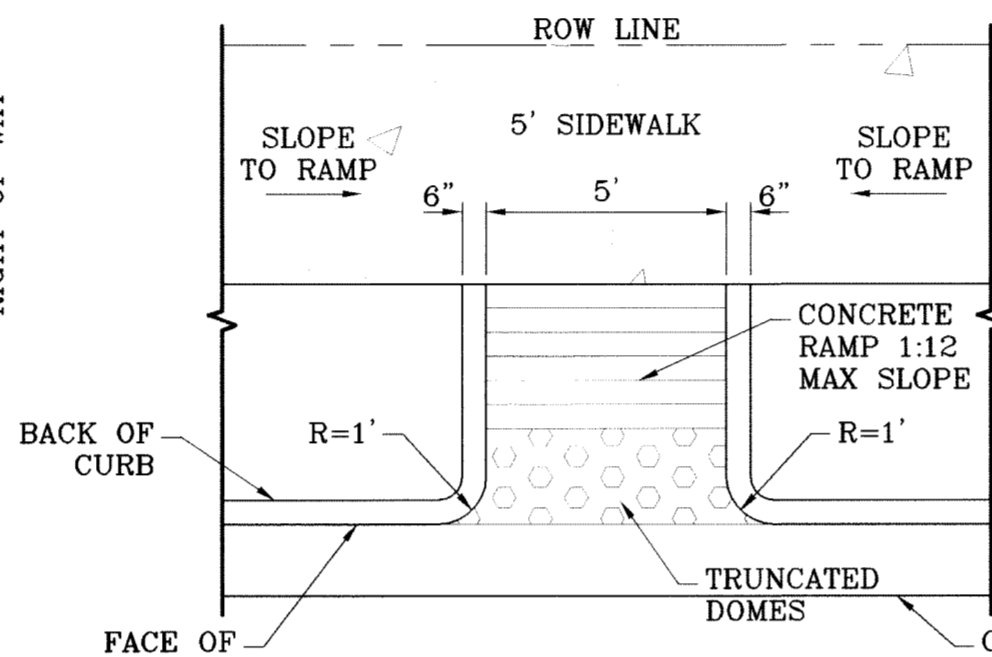
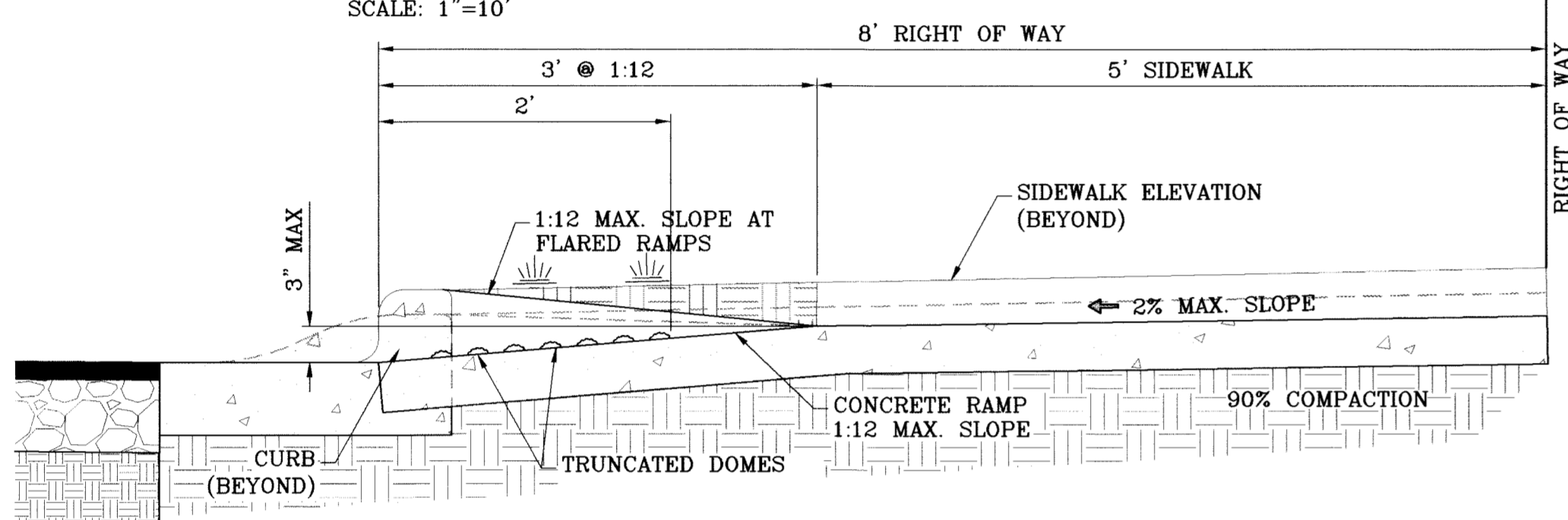
**NOTE:**

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



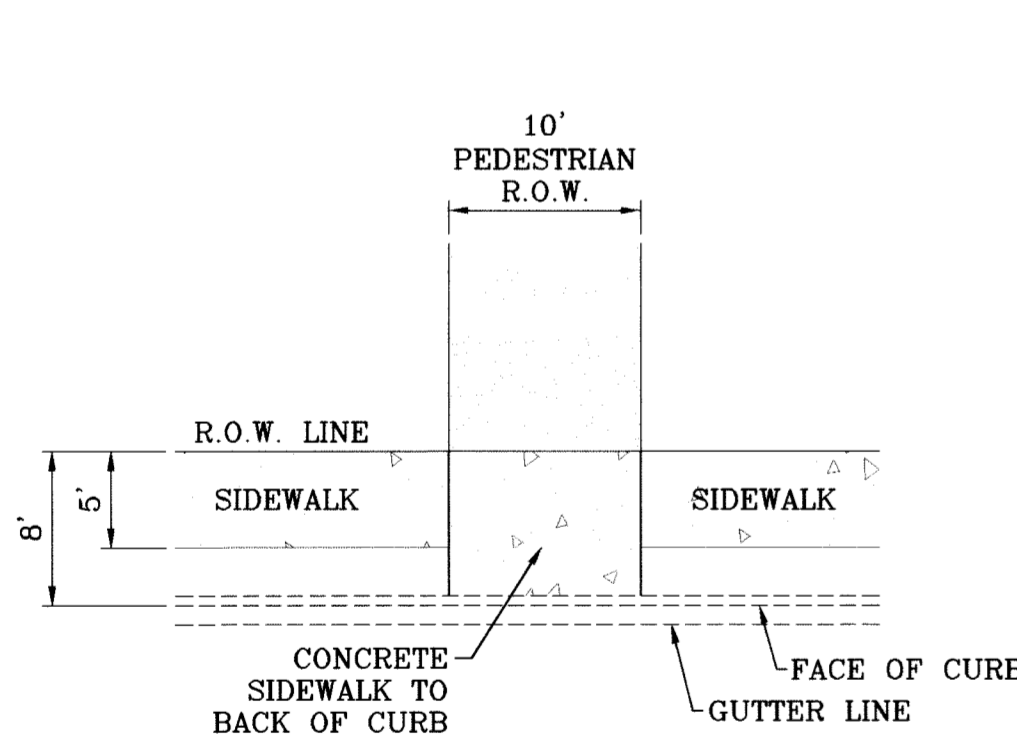
**TYPICAL RESIDENTIAL DRIVEWAY WITH ROLLED CURB**  
SCALE: 1"=10'

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

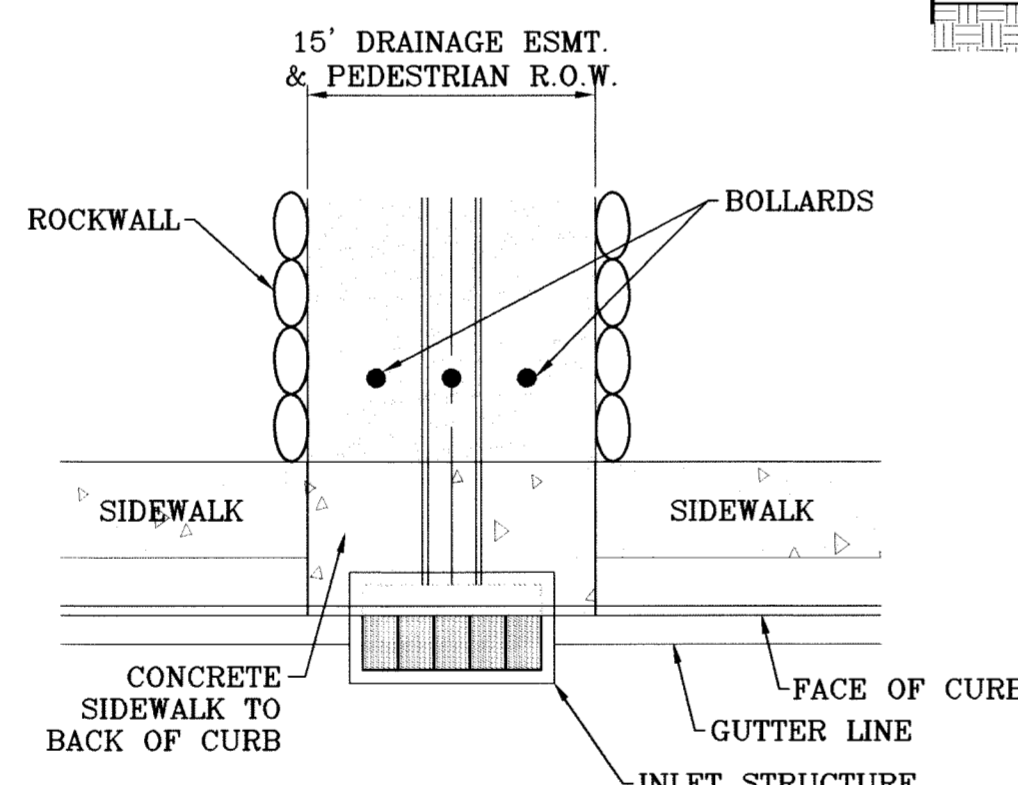


**STRAIGHT RAMP**  
SCALE: 1"=4'

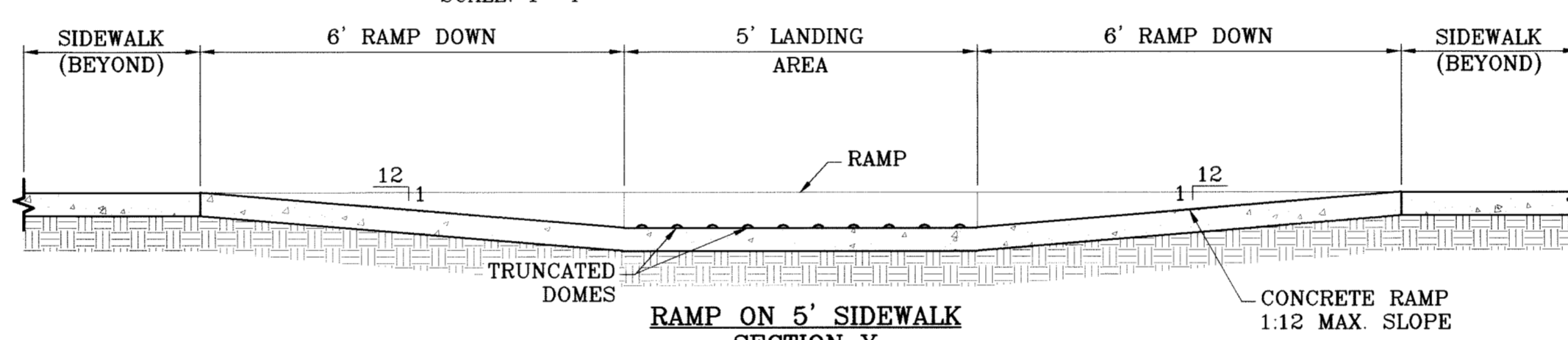
**TYPICAL WHEELCHAIR RAMP AT 4" ROLLED CURB/6" CURB & GUTTER SECTION Z**  
SCALE: 1"=1'



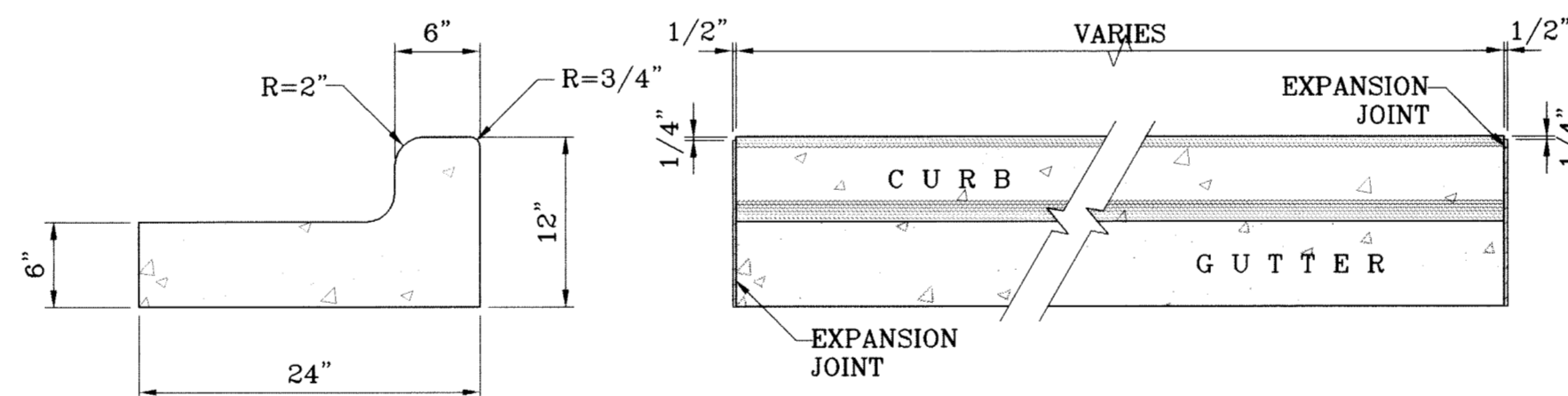
**CONCRETE PARKWAY DETAIL**  
SCALE: 1"=10'



**CONCRETE PARKWAY DETAIL**  
SCALE: 1"=10'



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



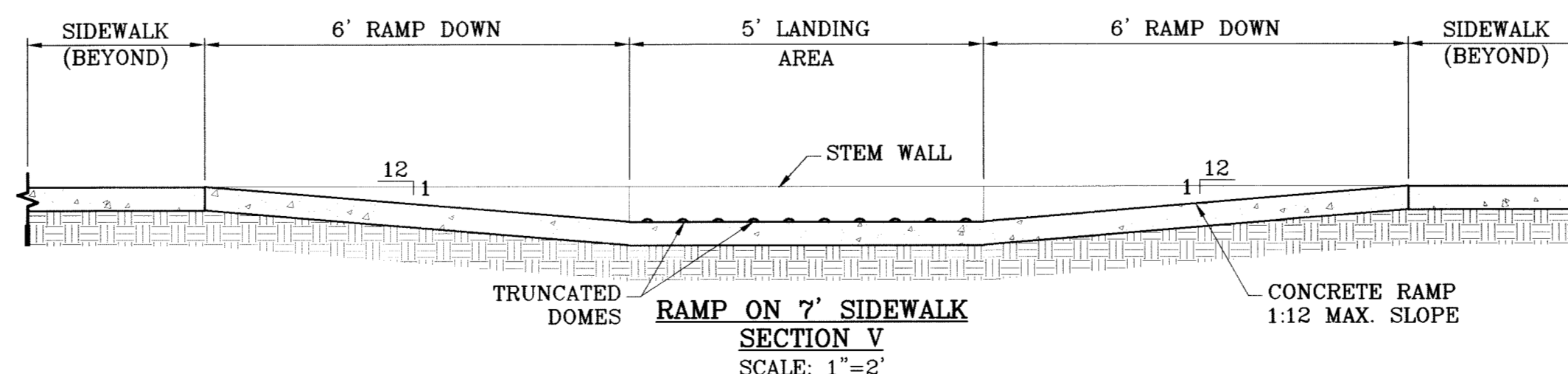
**END SECTION**

**PLAN VIEW**

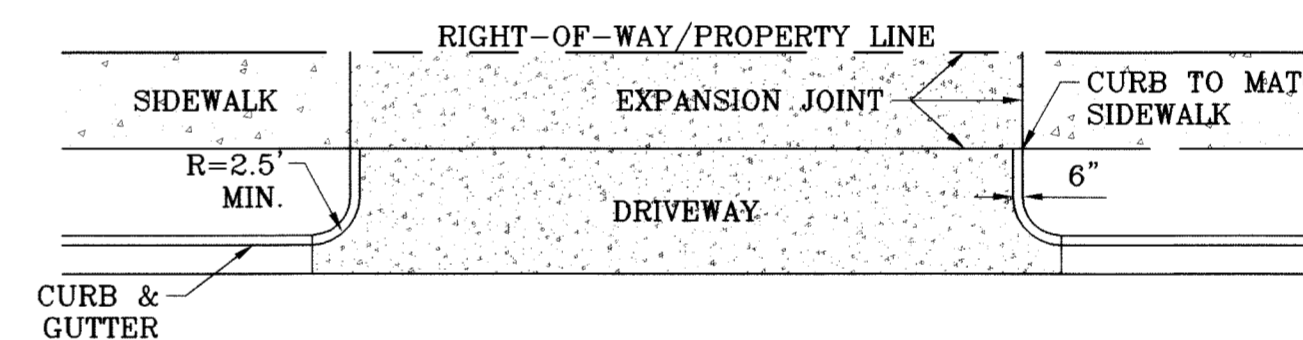
**NOTES:**

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

**CURB & GUTTER DETAIL**  
SCALE: 1"=1'

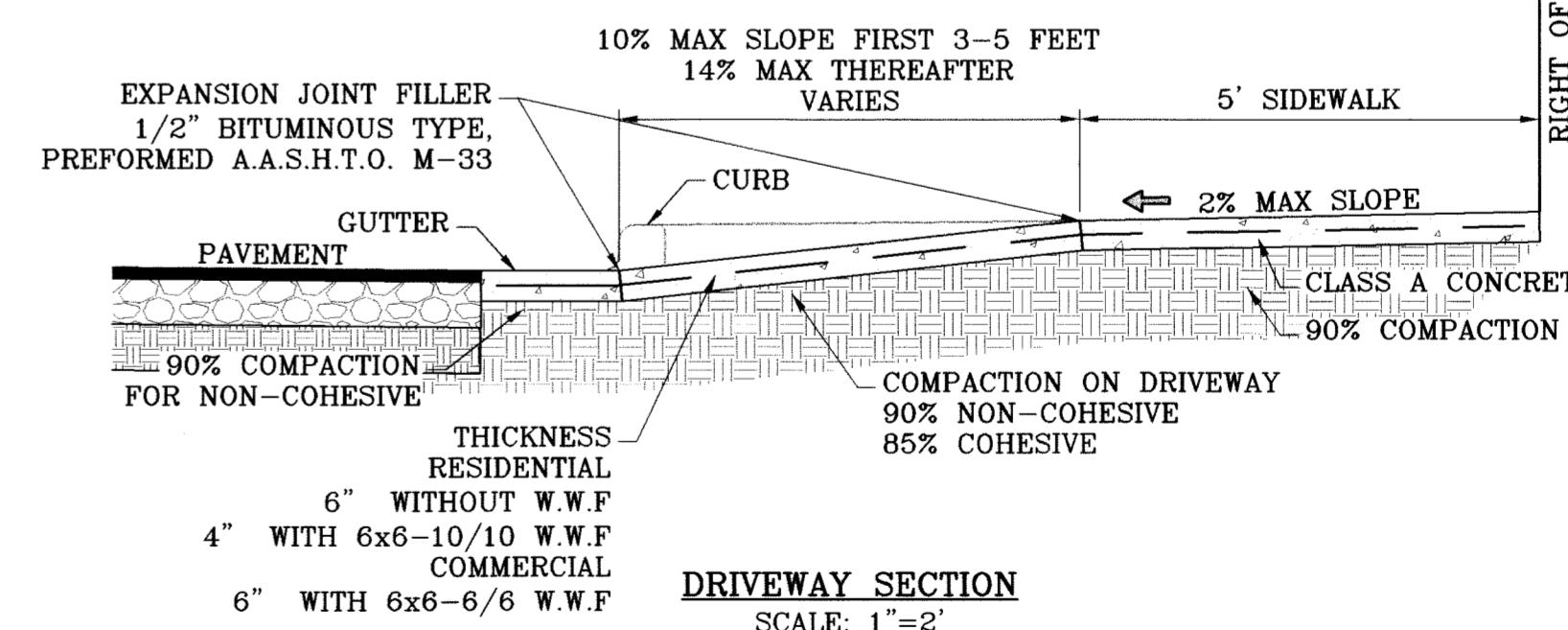


**RAMP ON 7' SIDEWALK SECTION V**  
SCALE: 1"=2'



**DRIVEWAY DETAIL**  
SCALE: 1"=10'

DRIVEWAY WIDTH	MIN.	MAX.
RESIDENTIAL (SINGLE FAMILY LOTS-LESS THAN 60')	15'	25'



**DRIVEWAY SECTION**  
SCALE: 1"=2'

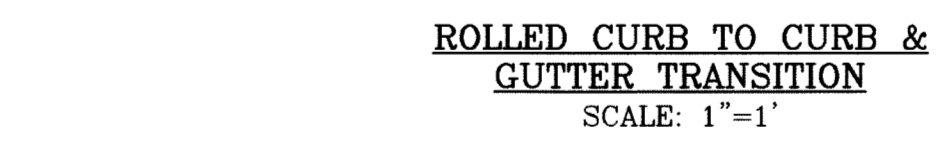
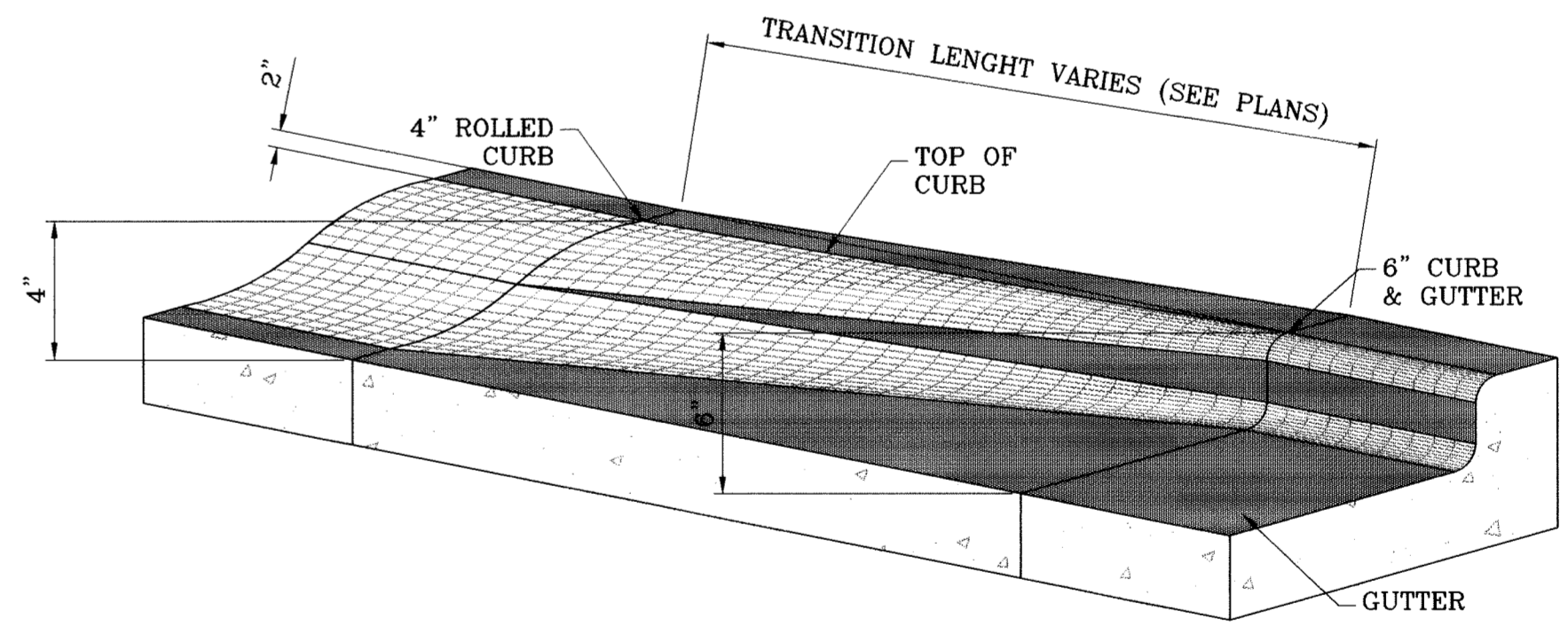
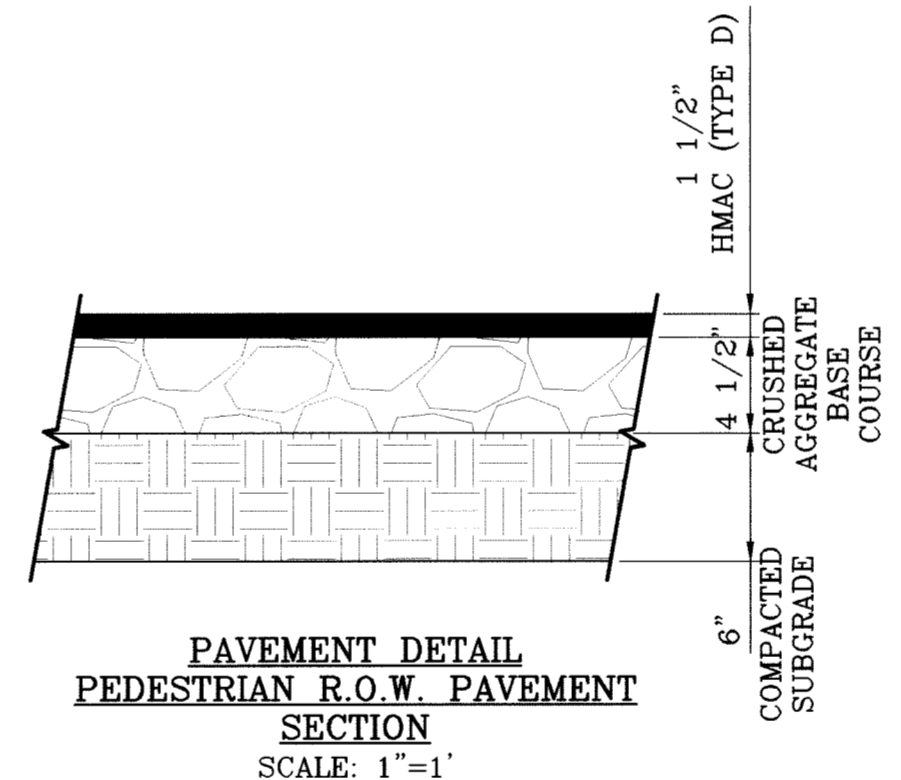
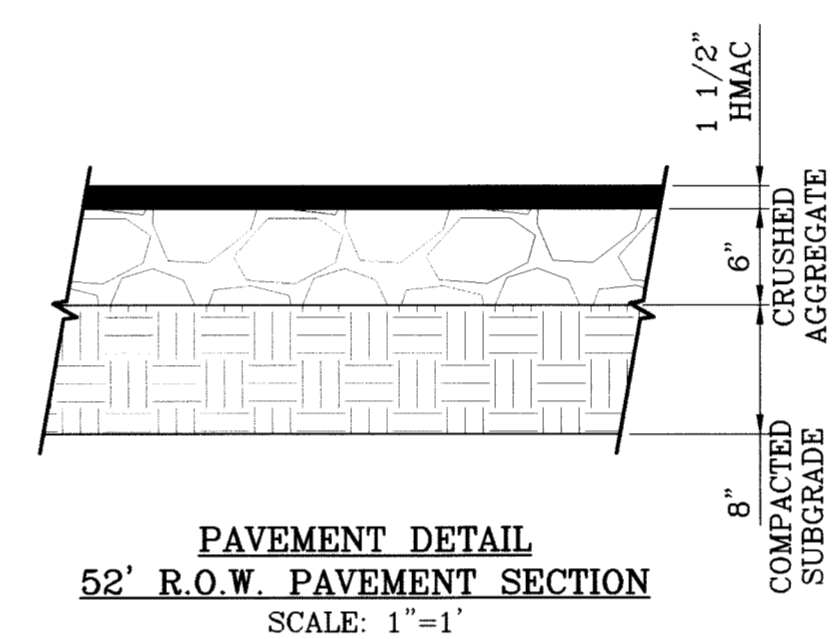
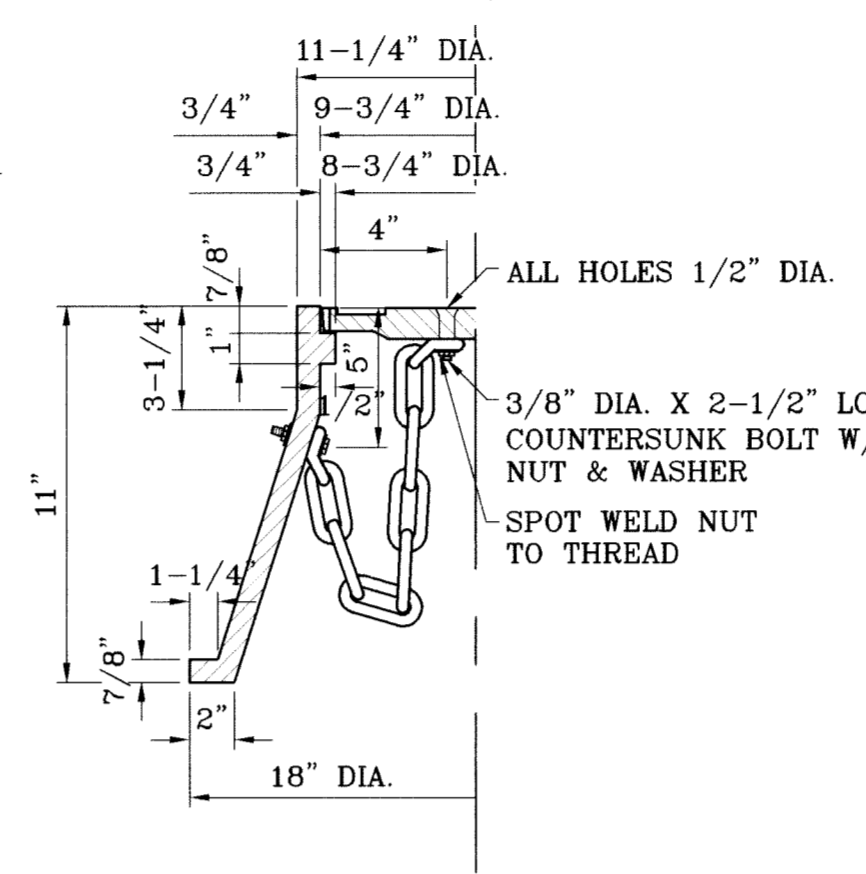
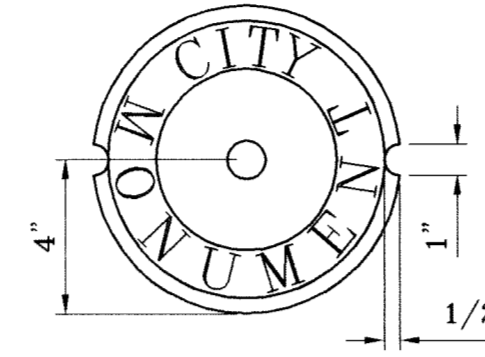
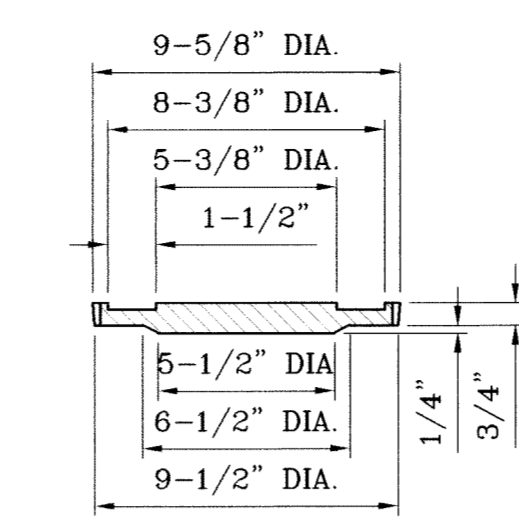
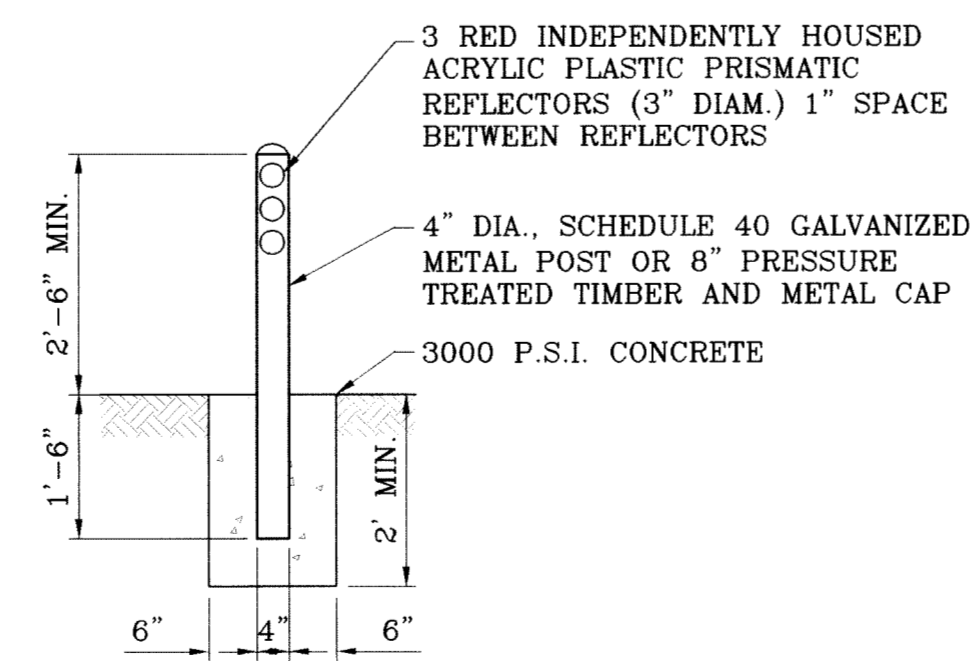
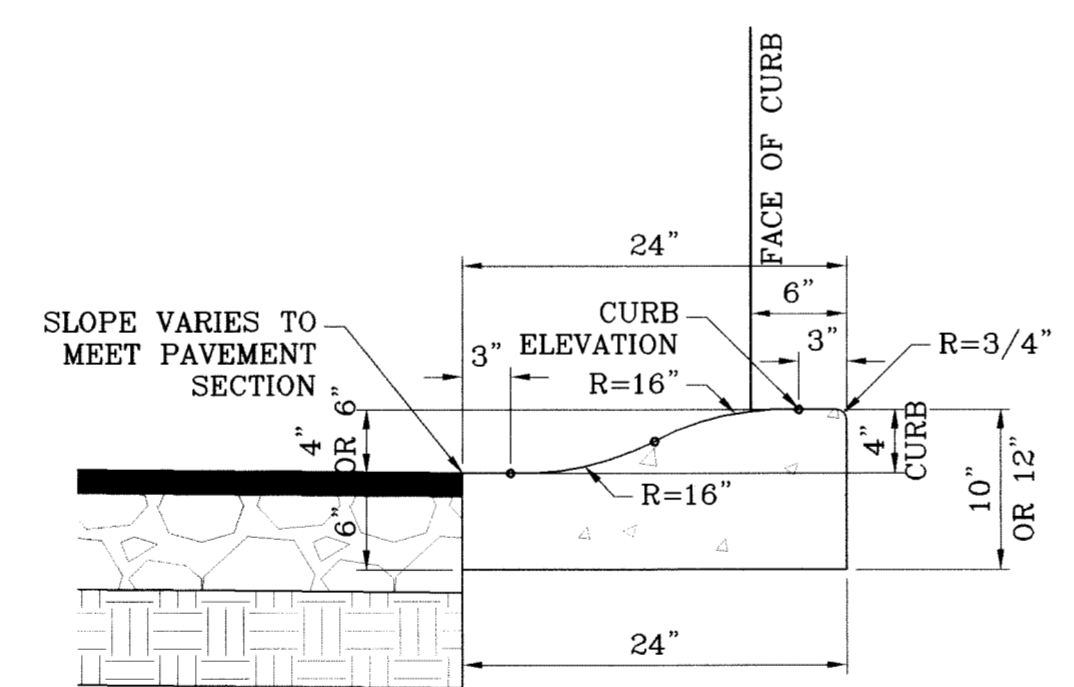
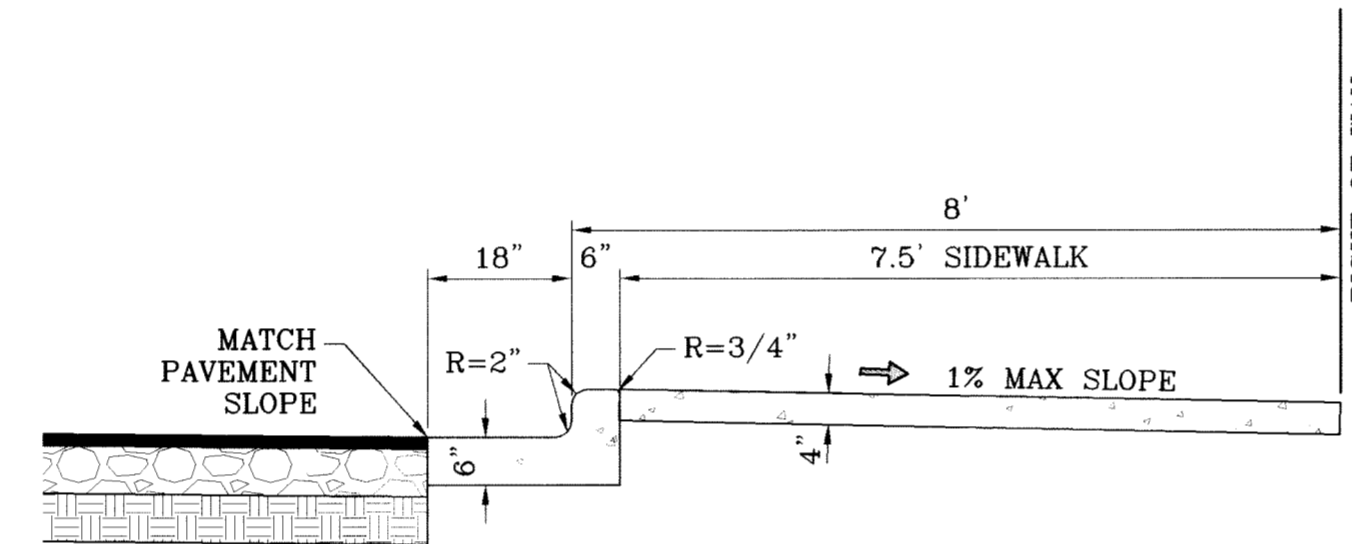
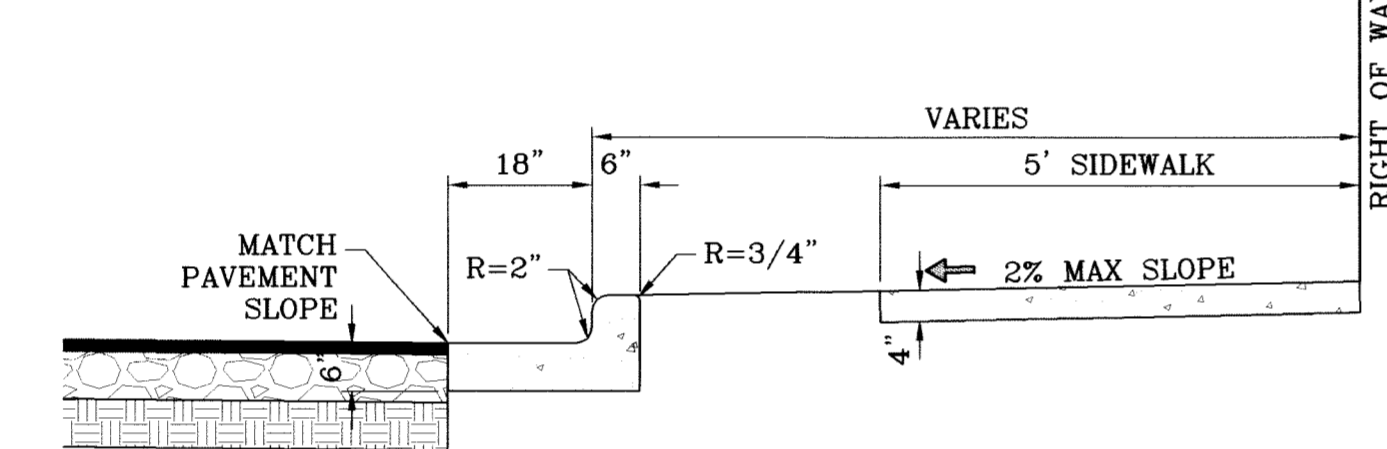
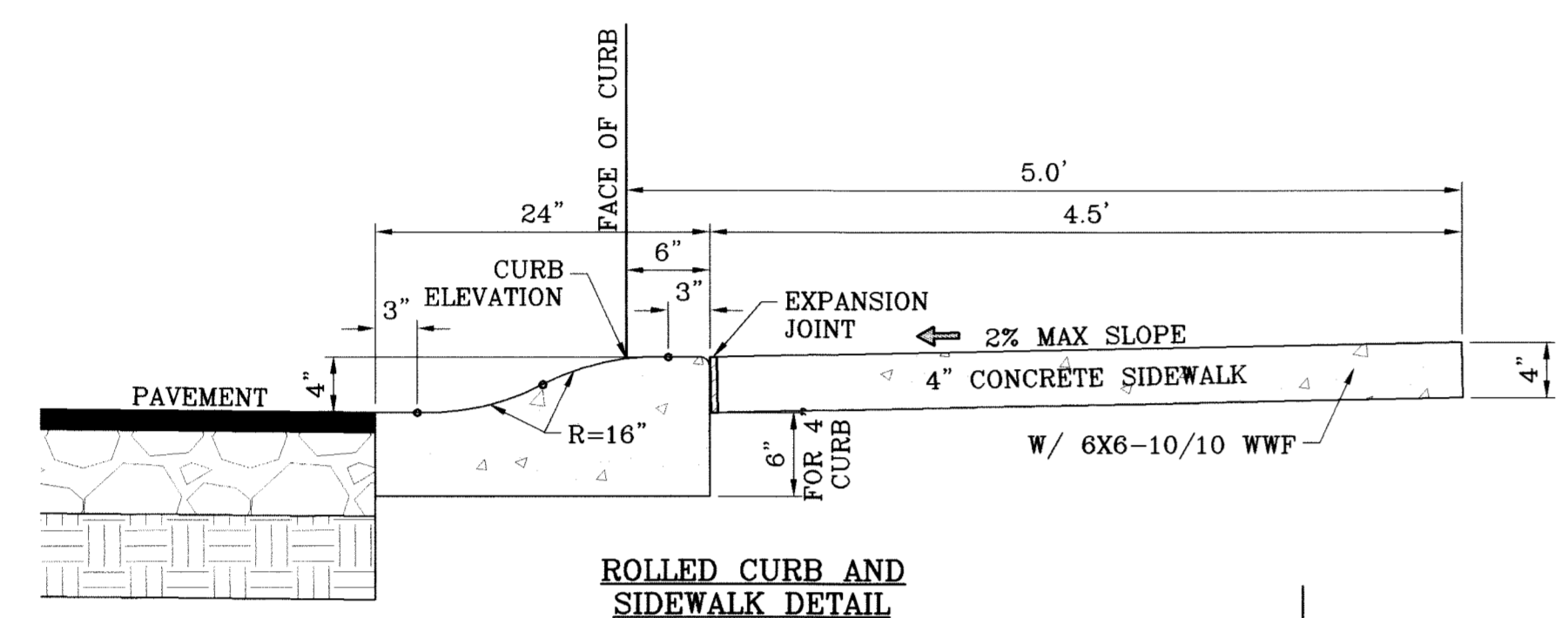
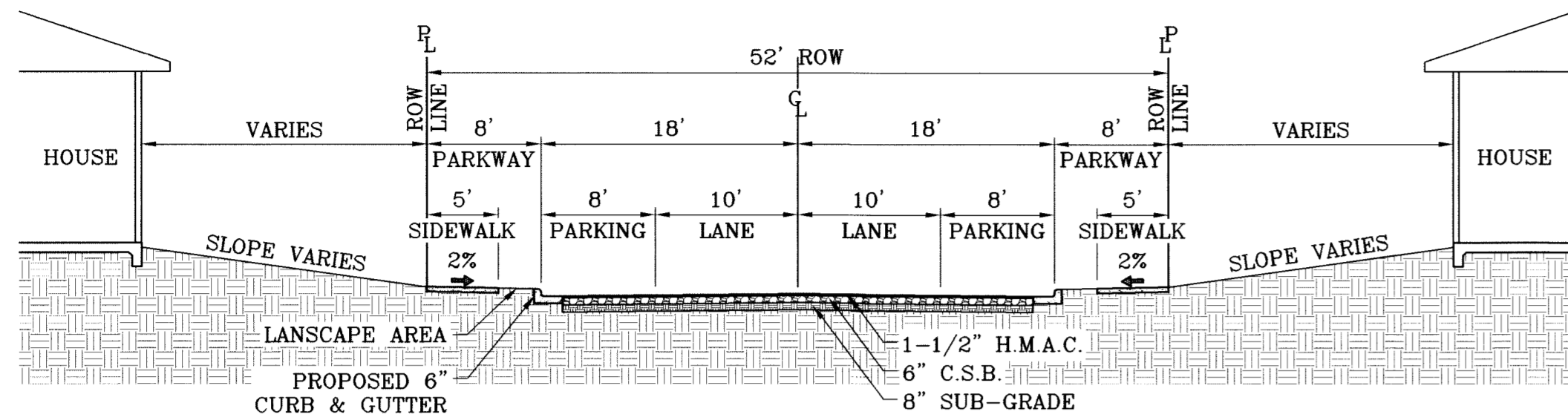
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SETTSINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16  
DATE: 08/20/09  
REVISIONS: 09/10/09  
BY: CITY REDLINES AS PER 07/23/09 COMMENTS E.F.G.  
CITY REDLINES AS PER 09/03/09 COMMENTS E.F.G.

PROJECT NAME: TIERRA DEL ESTE UNIT SIXTY  
BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES

ENGINEER'S SEAL: S.C.A.L.E.  
HORIZ. AS NOTED  
VERT. ---  
DATE: MAY 2009  
DESIGN BY: YC  
INITIATED BY: YC  
CHECKED BY: YC  
JOB NO.: 409-03

ENGINEER'S SEAL: CONDE INC.  
ENGINEERING / PLANNING / SURVEYING / GPS IS PRODUCED FROM CITY SUBDIVISION DESIGN STANDARDS  
1700 LEE TREVINO STE. 400 EL PASO, TEXAS 79936

SHEET TITLE: STANDARD DETAILS  
SHT 21 OF 23



**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.

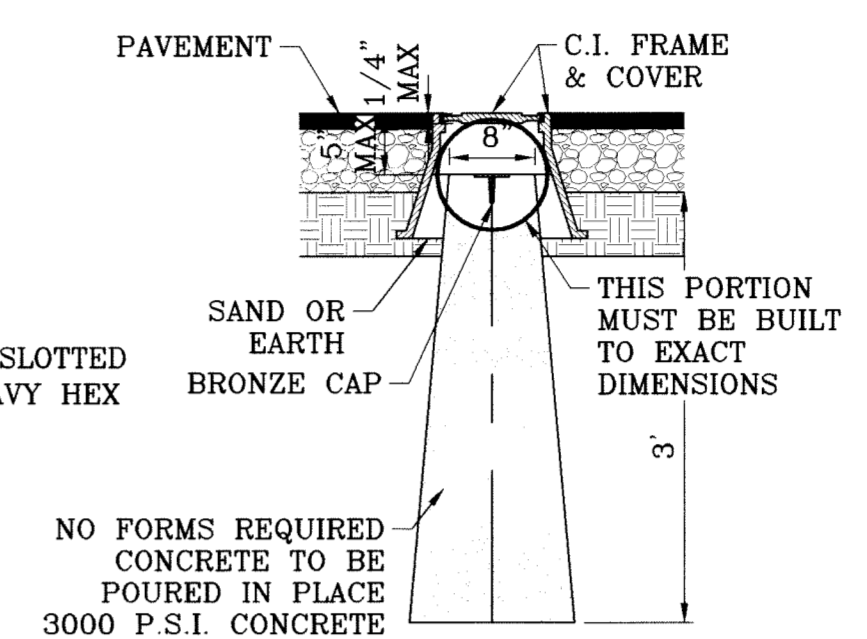
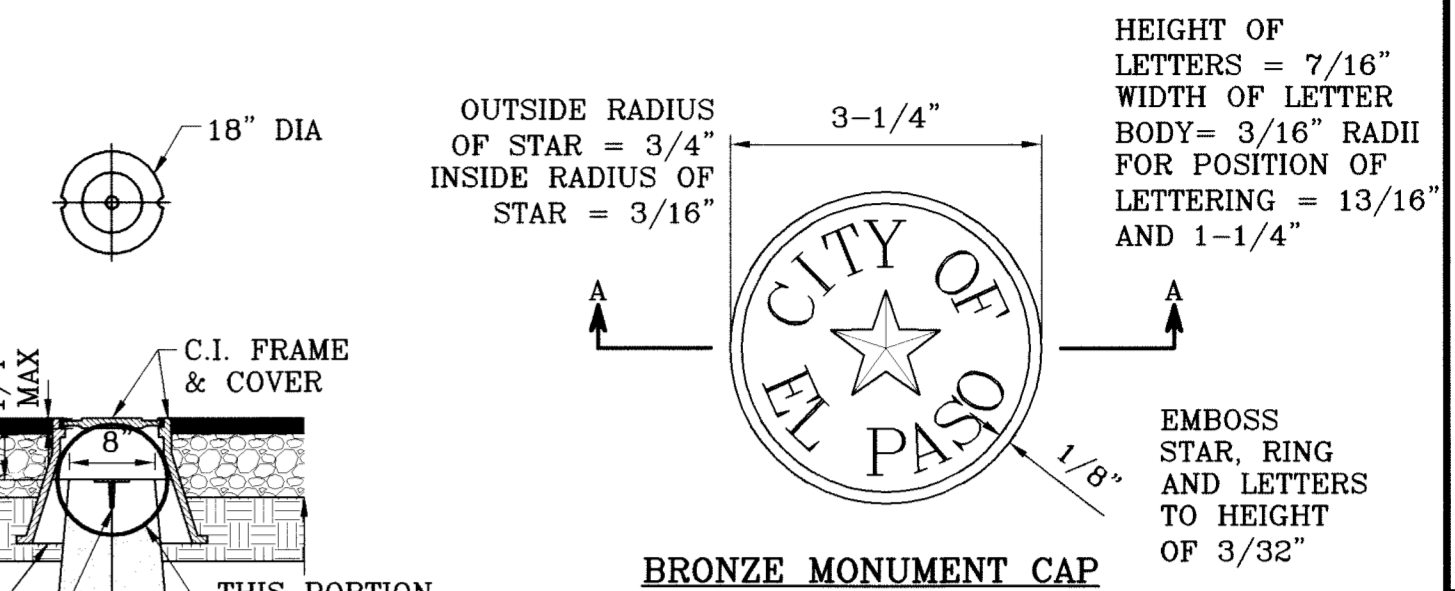
**NUMBER AND LOCATIONS:**

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

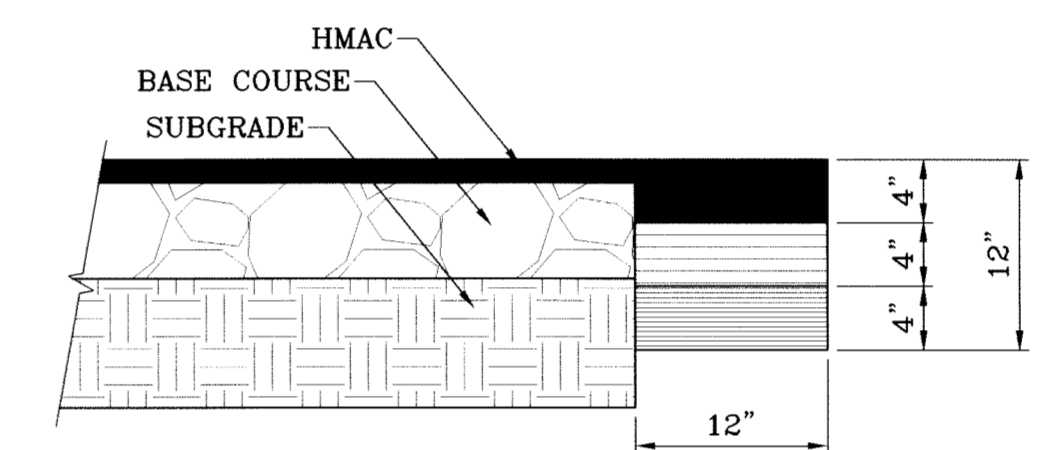
THE SIZE, TOPOGRAPHY AND LAYOUT OF THE SUBDIVISION SHALL GOVERN MONUMENT MUST BE WITHIN THE LINE OF SIGHT OF ANY OTHER MONUMENT (2000 FEET MAXIMUM DISTANCE BETWEEN MONUMENTS). THE NUMBER OF MONUMENTS REQUIRED.

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.



CITY MONUMENT DEAL  
SCALE: 1"=2"



PAVEMENT TERMINUS  
SCALE: 1"=1'

**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.

**PAVEMENT NOTES**

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

**TRENCHING**

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

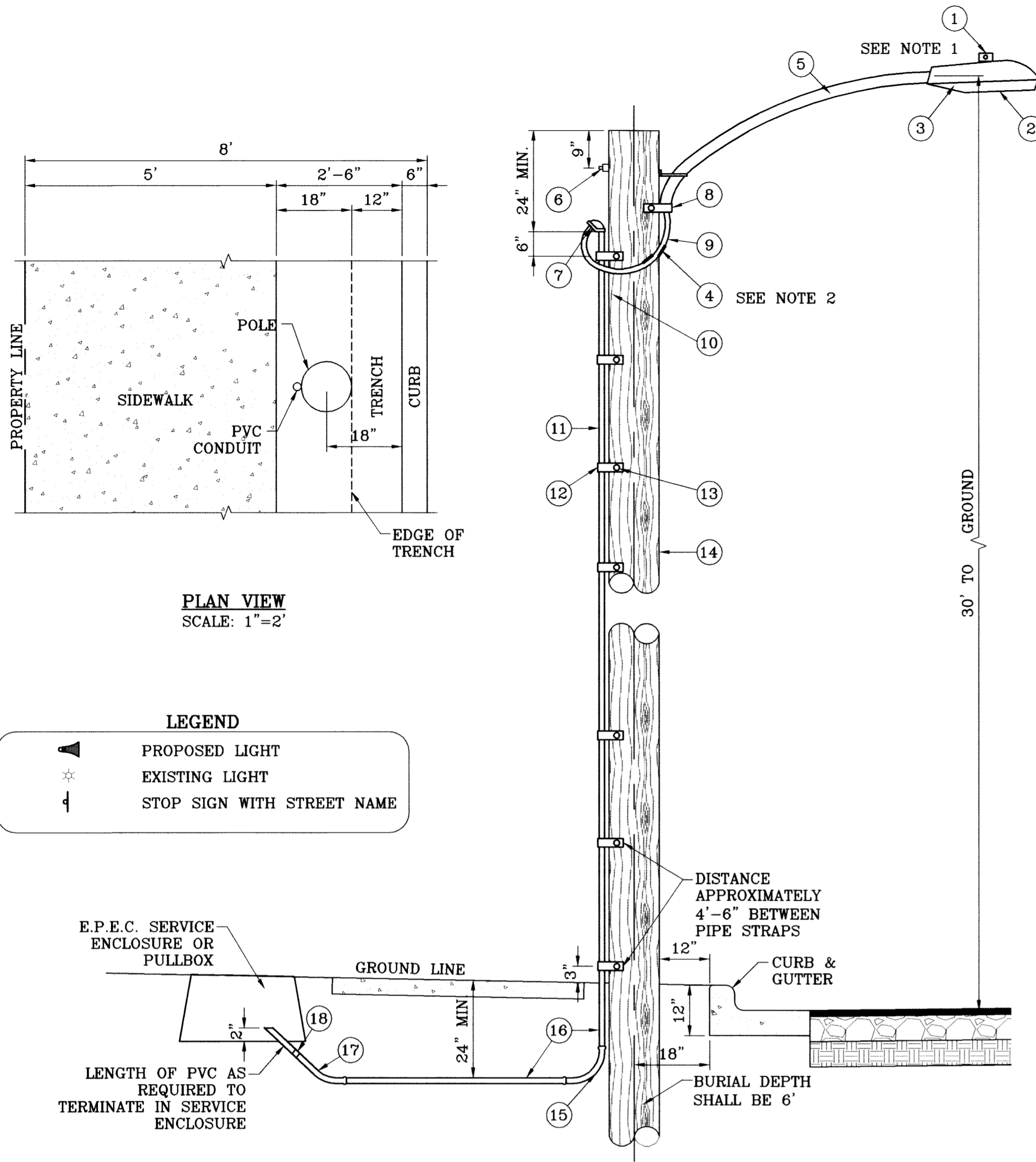
PROJECT NAME	TERRA DEL ESTE UNIT SIXTY
ENGINEER'S SEAL	CONDE INC.
ENGINEER'S SEAL NOT REQUIRED	THIS SHEET IS PRODUCED FROM CITY SUBDIVISION DESIGN STANDARDS
DATE	MAY 2009
DESIGN BY	YC
INITIATED BY	EFC
CHECKED BY	YC
JOB NO.	409-03

BENCHMARK  
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALEIGH SETSINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16  
REVISIONS  
DATE  
08/19/09 CITY REDESIGNED PER 07/23/09 COMMENTS E.F.G.  
09/10/09 CITY REDESIGNED PER 09/03/09 COMMENTS E.F.G.

BEING A PORTION OF SECTION 88, BLOCK 79, TOWNSHIP 2, TEXAS AND RANGE 10, COUNTY OF EL PASO, TEXAS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES.

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

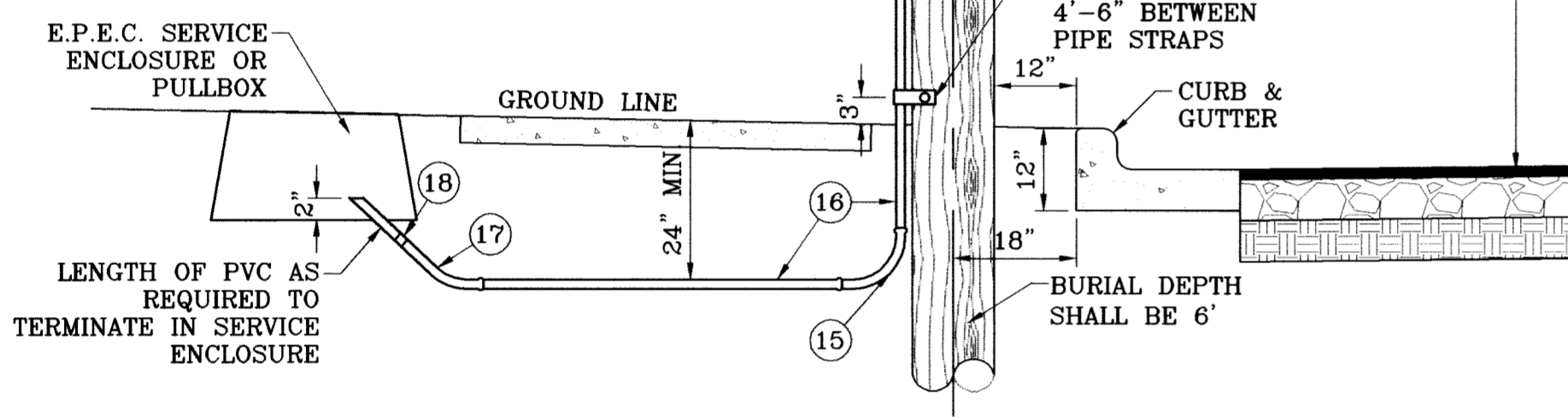
STANDARD DETAILS



PLAN VIEW  
SCALE: 1"=2'

LEGEND

- ▲ PROPOSED LIGHT
- ☆ EXISTING LIGHT
- ⊥ STOP SIGN WITH STREET NAME



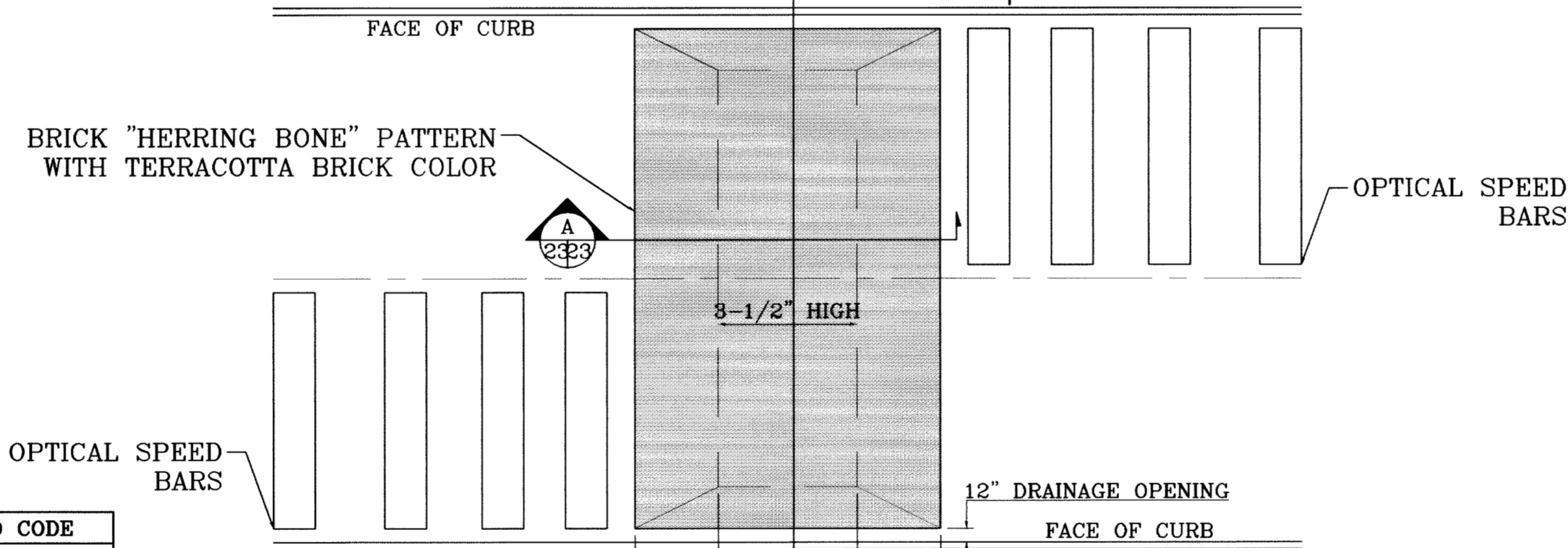
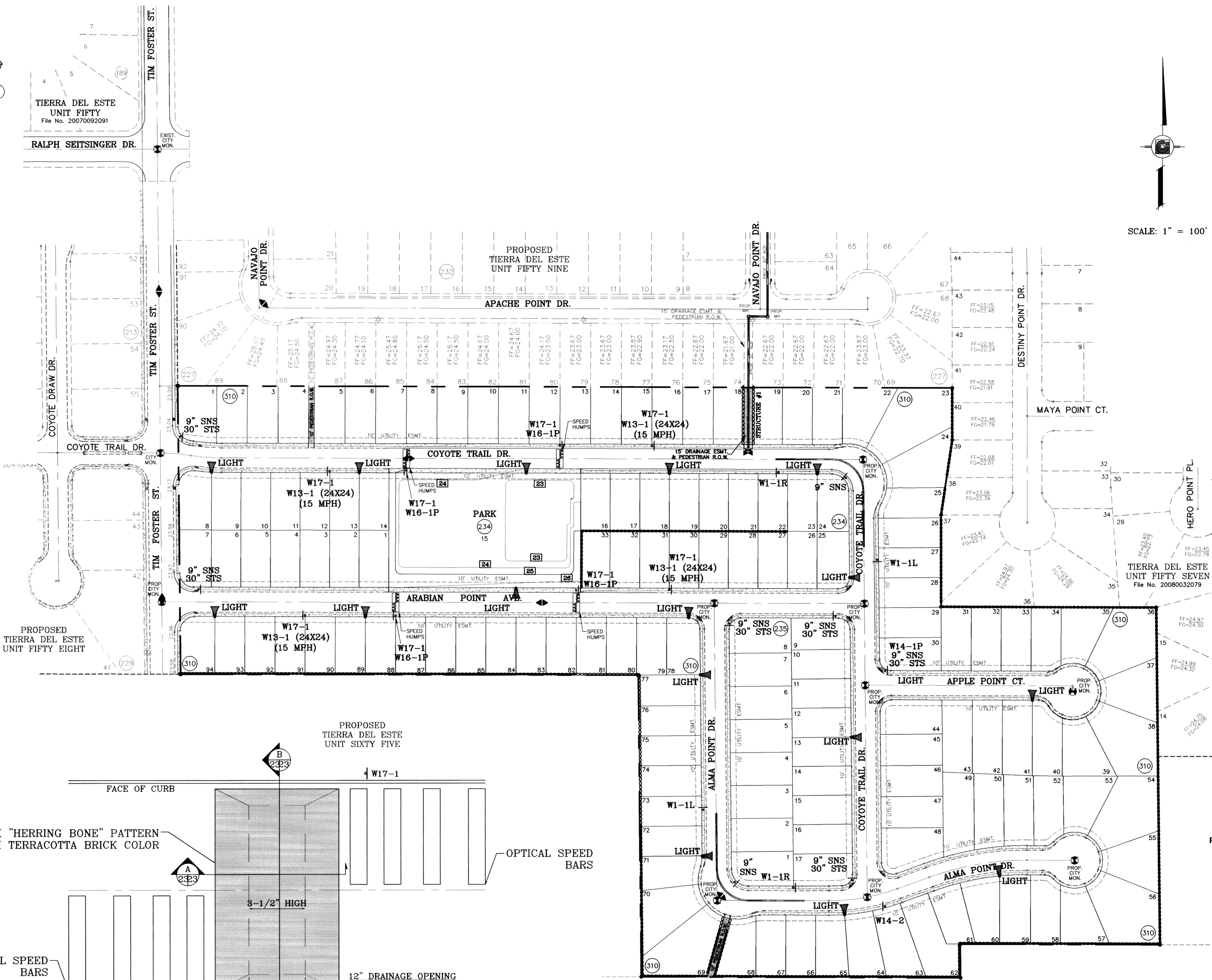
UNDERGROUND RESIDENTIAL  
STREET LIGHT WOOD POLE  
E.P.E.C. STD. DSU 805  
SCALE: 1"=2'

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

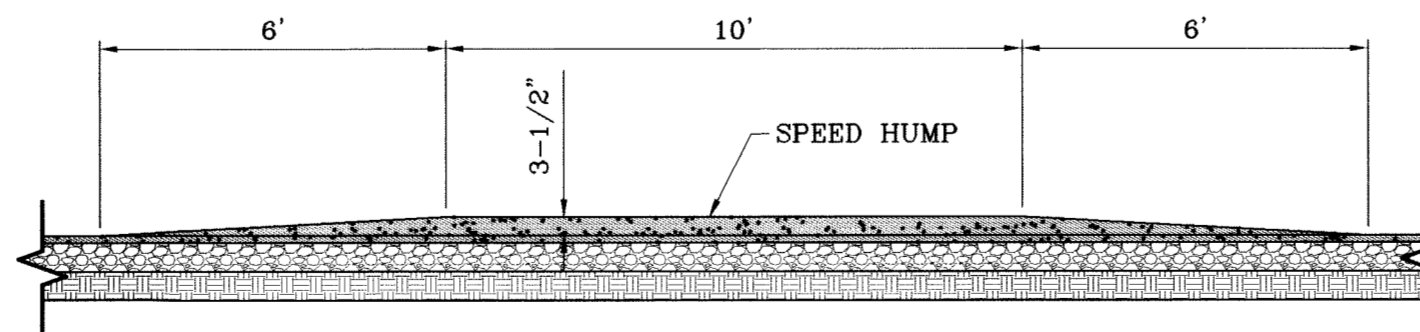
NOTE: INSTALL TRAFFIC CONTROL DEVICES AS SHOWN AND IN ACCORDANCE WITH CITY OF EL PASO DESIGN STANDARDS, SECTION VII

- 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.

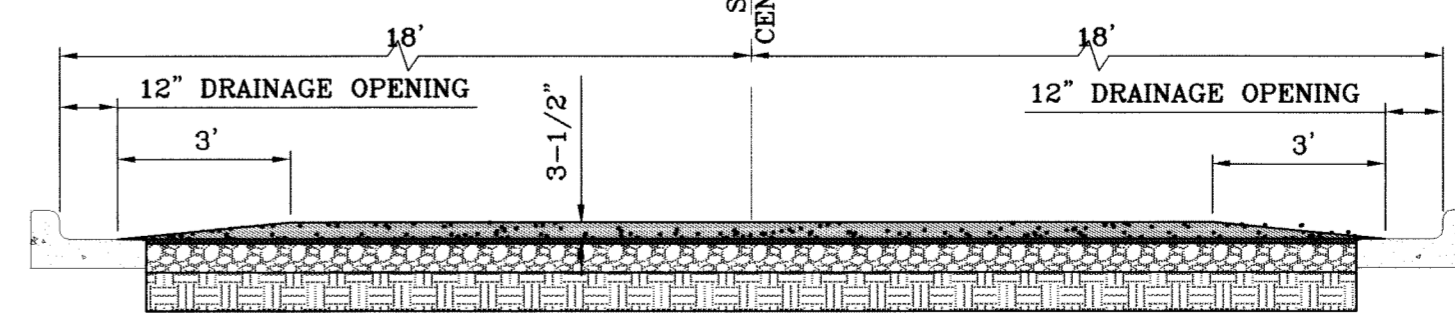
ITEM	No.	DESCRIPTION	STOCK\DSU No.	QTY.	C\U CODE	MACRO CODE
1		PHOTOCELL, 240 V-SEE NOTE 1	21-225	1		LCOBRAUG
2		HPS LAMP 100 W	21-085	1	LCOBRAHD	
3		LUMINAIRE, 100 W HPS	21-335	1		
4		SLEEVES, #12-10	05-140	2		
5		MAST ARM, 6' x 1 1/4"	21-200	1	LBRKTI*6	
6		MACHINE BOLT, 5/8" x 12"	02-470	1		
		SQUARE GALV. WASHER, 2 1/4"x2 1/4"	02-760	1	LMB5/812	
		COIL SPRING WASHER, 5/8"	02-786	1		
		LOCK NUT, 5/8"	02-706	1		
		SERVICE ENTRANCE CAP FOR 1" PVC CONDUIT	17-281	1	LSVCCAP1	
8		LAG BOLT, 1/2" x 3"	02-343	2	LLAG12*3	
9		CABLE #10, 2 CONDUCTOR, 600V, UF	13-600	8'	L2C#10S	
10		COPPER CBL, #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 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	LE1901	
16		1" PVC CONDUIT	17-299	AS REQ'D	LPVC1	
17		1" PVC 45 DEGREE ELBOW	17-298	1	LE1451	
18		1" PVC COUPLING	17-296	1	LCPLG1	



SPEED HUMP DETAIL  
SCALE: 1"=10'



SPEED HUMP DETAIL  
SECTION "A"  
SCALE: 1"=3'



SPEED HUMP DETAIL  
SECTION "B"  
SCALE: 1"=3'

SCALE: 1" = 100'

DATE	REVISIONS	BY
05/12/09	REVISE PACKAGE AS PER REVISED PLAT	EFG
08/20/09	CITY REDLINES AS PER 07/23/09 COMMENTS	EFG
09/09/09	CITY REDLINES AS PER 09/03/09 COMMENTS	EFG

PROJECT NAME  
**TIERRA DEL ESTE  
UNIT SIXTY**  
BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2,  
TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS,  
CITY OF EL PASO, EL PASO COUNTY, TEXAS,  
CONTAINING 27.928 ACRES.

SCALE  
HORIZ. 1" = 100'  
VERT. 1" = 10'  
DATE: MAY 2009  
DESIGN BY: YC  
INITIATED BY: EFG  
CHECKED BY: YC  
JOB NO.: 409-03

ENGINEER'S SEAL  
**CONDE INC.**  
ENGINEERING / PLANNING  
SURVEYING / GPS  
1790 LEE TREVINO STE 400  
EL PASO, TEXAS 79936



SHEET TITLE  
**ILLUMINATION  
PLAN**

# TIERRA DEL ESTE UNIT SIXTY

BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS. CONTAINING 27.93 ACRES

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	350.00	32.07	16.04	32.05	N87°11'43"W	51°45'27"
C2	350.00	22.63	11.32	22.63	N82°43'06"W	3°42'18"
C3	350.00	54.70	27.41	54.64	S85°20'34"E	8°57'16"
C4	350.00	68.18	34.20	68.08	N84°35'57"E	11°09'24"
C5	350.00	55.73	27.92	55.67	N74°27'24"E	9°07'24"
C6	500.00	176.96	89.45	176.06	S80°02'07"W	20°16'50"
C7	20.00	30.26	18.88	37.45	N42°49'35"E	88°41'30"
C8	324.00	22.68	11.34	22.67	N88°10'29"E	4°00'38"
C9	30.00	46.76	29.64	42.17	S45°10'06"E	89°18'12"
C10	40.00	14.86	7.51	14.77	N10°07'24"E	21°16'48"
C11	70.00	33.10	16.87	32.79	S07°13'00"W	27°05'37"
C12	70.00	39.63	20.36	39.10	S22°32'49"E	32°26'01"
C13	70.00	38.41	19.70	37.93	S54°28'54"E	31°28'10"
C14	70.00	10.01	5.01	10.00	S74°12'45"E	8°11'32"
C15	70.00	39.96	20.54	39.42	N85°15'15"E	32°42'29"
C16	40.00	7.84	3.93	7.82	S74°30'43"W	11°13'28"
C17	40.00	7.02	3.52	7.01	S85°09'07"W	10°03'22"
C18	376.00	27.58	13.80	27.58	N88°04'42"E	4°12'11"
C19	376.00	50.32	25.20	50.29	N82°08'34"E	7°40'08"
C20	376.00	50.32	25.20	50.29	N74°28'28"E	7°40'08"
C21	376.00	48.9	24.45	48.89	N70°16'03"E	0°44'43"
C22	474.00	47.13	23.58	47.11	S72°44'35"W	5°41'47"
C23	474.00	71.96	36.05	71.89	S79°56'26"W	8°41'55"
C24	474.00	48.69	24.37	48.67	S87°13'58"W	5°53'08"
C25	20.00	17.08	9.10	16.56	N65°21'56"W	48°55'04"

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C26	50.00	16.26	8.20	16.19	S50°13'25"E	18°38'01"
C27	50.00	46.26	24.93	44.63	N60°02'42"E	53°00'32"
C28	50.00	39.79	21.02	38.75	N44°39'00"E	45°36'05"
C29	50.00	35.83	18.72	35.06	N01°19'21"E	41°03'13"
C30	50.00	37.82	19.87	36.82	N40°52'24"W	43°29'17"
C31	50.00	43.85	23.44	42.44	N87°39'28"W	50°13'50"
C32	50.00	22.66	11.53	22.47	S54°41'33"W	25°58'09"
C33	20.00	17.08	9.10	16.56	N65°43'00"E	48°55'04"
C34	526.00	40.67	20.35	40.66	S87°57'37"W	4°25'49"
C35	526.00	53.38	26.71	53.36	S82°50'16"W	5°48'53"
C36	526.00	56.39	28.22	56.36	S75°51'34"W	8°08'33"
C37	526.00	35.74	17.88	35.73	S71°50'30"W	3°53'38"
C38	20.00	38.25	28.35	32.68	S55°18'39"E	109°35'18"
C39	20.00	31.66	20.24	28.45	S44°49'46"W	90°41'32"
C40	20.00	20.61	11.33	19.71	N60°17'57"W	59°03'01"
C41	50.00	32.62	16.91	32.04	S49°27'43"E	37°22'32"
C42	50.00	43.08	22.98	41.76	N87°10'11"E	49°21'39"
C43	50.00	36.90	19.28	35.97	N41°24'18"E	42°10'07"
C44	50.00	36.90	19.28	35.97	N00°45'49"W	42°10'07"
C45	50.00	36.90	19.28	35.97	N42°55'54"W	42°10'07"
C46	50.00	44.02	23.55	42.61	N89°14'15"W	50°26'40"
C47	50.00	10.68	5.36	10.66	S59°25'22"W	12°14'04"
C48	20.00	12.87	6.67	12.65	N71°44'26"E	36°52'12"
C49	20.00	31.17	19.76	28.11	S45°10'14"E	89°18'12"
C50	40.00	21.89	11.23	21.62	S15°09'37"W	31°21'13"

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C51	70.00	28.87	14.64	28.67	N19°01'18"E	23°37'50"
C52	70.00	43.47	22.46	42.77	N10°34'56"W	35°34'38"
C53	70.00	41.22	21.23	40.63	N45°14'26"W	33°44'23"
C54	70.00	43.54	22.50	42.84	N79°55'38"W	35°38'02"
C55	70.00	3.89	1.84	3.69	S80°44'48"W	3°01'06"
C56	40.00	7.64	3.83	7.63	N84°42'32"E	10°56'33"
C57	30.00	46.76	29.64	42.17	N45°10'06"E	89°18'12"
C58	20.00	31.66	20.24	28.46	N44°49'54"E	90°41'48"
C59	20.00	31.17	19.76	28.11	N45°10'06"E	89°18'12"
C60	20.00	31.66	20.24	28.46	S44°49'54"W	90°41'48"
C61	20.00	31.17	19.76	28.11	N45°10'06"E	89°18'12"
C62	25.00	39.58	25.31	35.57	S44°49'25"W	90°42'46"
C63	25.00	38.96	24.69	35.13	S45°10'35"E	89°17'14"
C64	25.00	42.78	28.79	37.75	S48°29'42"W	98°03'19"
C65	376.00	29.95	14.98	29.94	S84°45'32"E	4°33'48"
C66	376.00	18.24	9.12	18.24	S88°25'49"E	2°45'46"
C67	376.00	9.35	4.68	9.35	S88°59'35"E	1°59'37"
C68	324.00	41.28	20.67	41.26	S84°30'58"E	7°18'03"
C69	376.00	5.68	2.84	5.68	N81°17'55"W	0°51'58"
C70	25.00	35.43	21.43	32.54	S41°07'56"E	81°11'57"

LINE	LENGTH	BEARING
L1	32.00	S89°28'03"W
L2	32.00	S89°49'12"E
L3	10.00	N00°10'32"E
L4	60.39	N89°53'42"E
L5	24.40	N89°49'28"W
L6	10.38	N89°49'12"W
L7	48.17	N00°31'57"W
L8	55.09	N00°31'57"W
L9	50.69	N00°31'57"W
L10	51.31	N00°31'57"W
L11	15.00	S89°49'12"E
L12	15.00	S89°49'12"E

NOTES:  
 WATER AND SEWER SERVICES WILL BE EXTENDED TO THIS SUBDIVISION (TIERRA DEL ESTE UNIT SIXTY) FROM EXISTING EL PASO WATER UTILITIES/PUBLIC SERVICE BOARD FACILITIES AND WILL BE CONSTRUCTED AND OPERABLE AS OF DECEMBER 2009.  
 THE INSTRUMENT ASSURING THE CERTIFICATION THAT WATER AND SEWER SERVICES FACILITIES DESCRIBED BY THIS PLAN 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. N/A DATE \_\_\_\_\_  
 TAX CERTIFICATE FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORDS SECTION.  
 INSTRUMENT No. 20100021847 DATE 7 Apr 10  
 VEHICULAR ACCESS TO THOSE RESIDENTIAL LOTS ABUTTING 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. 20100021848 DATE 7 Apr 10  
 RESTRICTIVE COVENANTS FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.  
 INSTRUMENT No. 20100021849 DATE 7 Apr 10  
 LOT CORNERS WILL BE SET UP 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 48021201756, DATED SEPTEMBER 4, 1991 THIS PROPERTY IS IN FLOOD HAZARD ZONE X OUTSIDE THE 500 YEAR FLOOD-PLAIN.

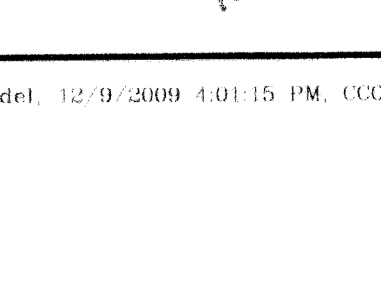
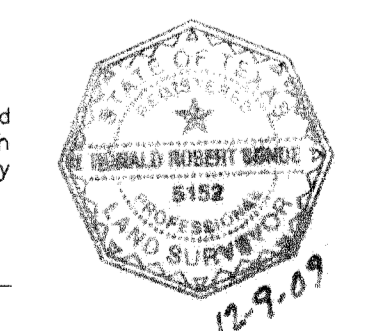
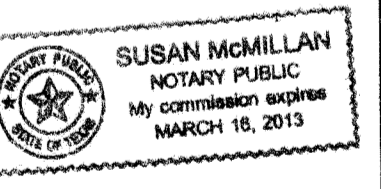
**DEDICATION**  
 RANCHOS REAL XII, LTD., property owner of this land hereby present this plot and dedicate to the use of the public, the streets, drives, park, pedestrian R.O.W., drainage easement, and utility easements as herein laid down and designated, including easements for overhead of service 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 11th day of December, 2009.

By: Douglas A. Schwartz, VICE-PRESIDENT

ATTEST: NOT REQUIRED  
**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 herein expressed.  
 Given under my hand and seal of office this 11th day of December, 2009.  
Susan McMillan 3-16-13  
 Notary Public in and for El Paso County My Commission Expires

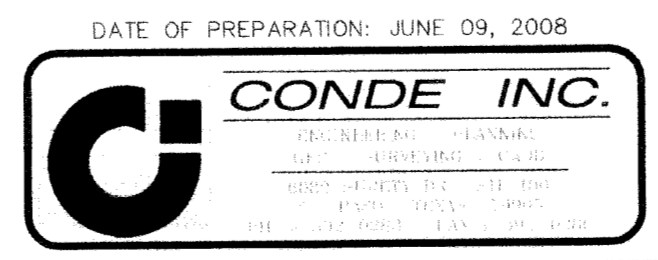
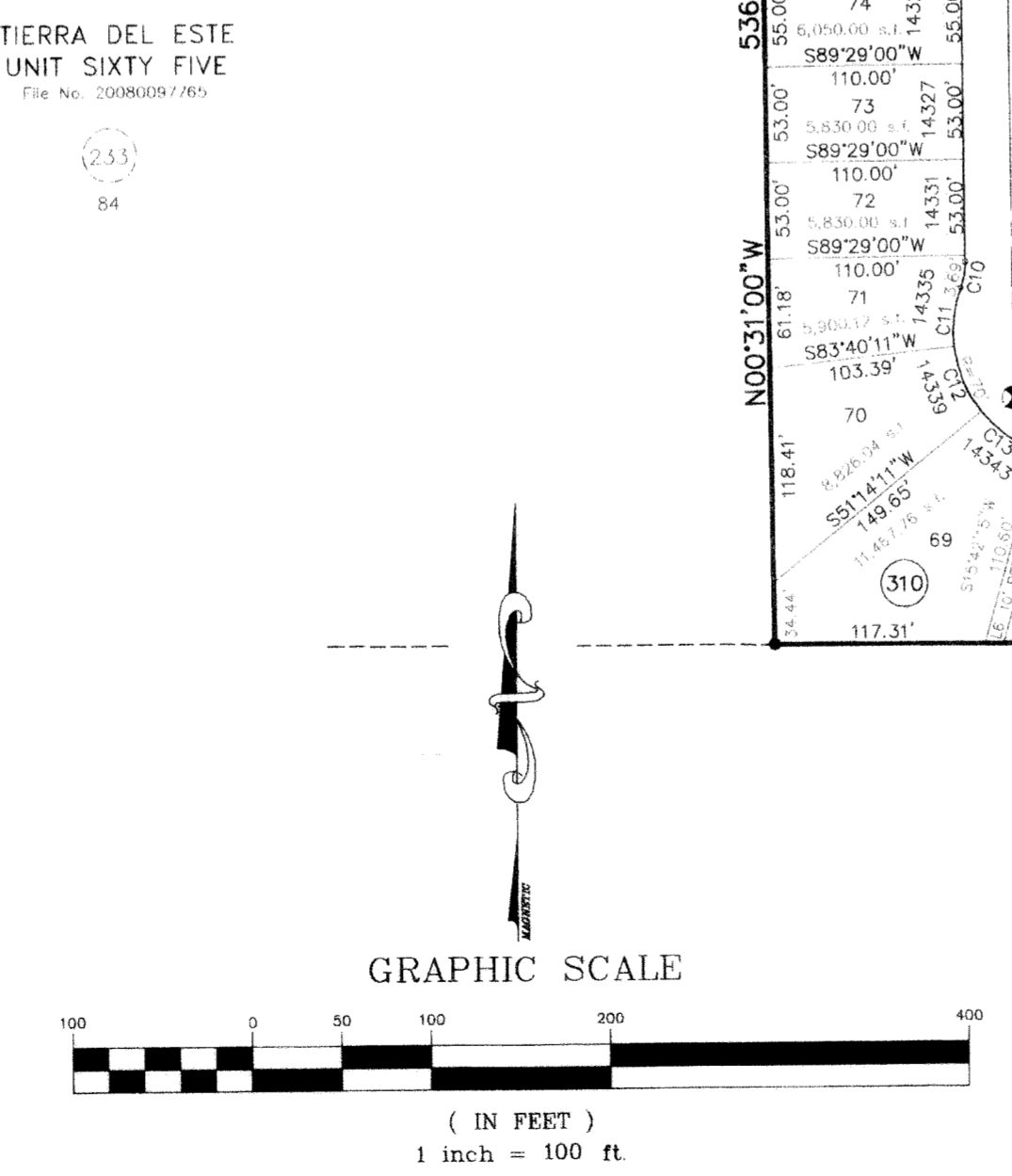
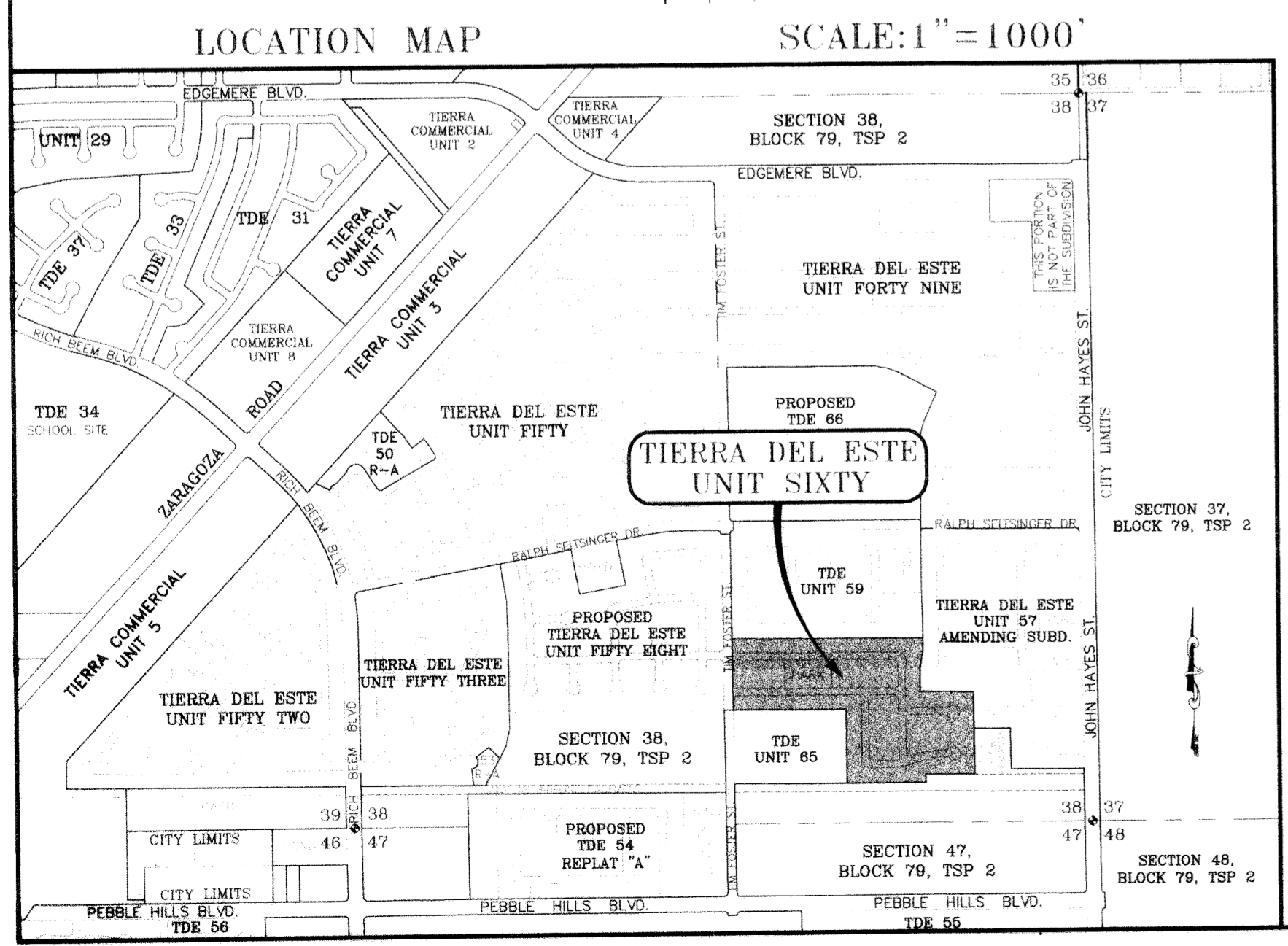
**CITY PLAN COMMISSION**  
 This subdivision is hereby approved as to the platting and as to the condition of the dedication in accordance with Chapter 212 of the Local Government Code of Texas this 23 day of December, 2009.  
Philip Stena Secretary  
John A. Jones Chairman  
 Approved for filing this 22 day of December, 2009.  
John A. Jones Development Services Director  
**FILING**  
 Filed and recorded in the office of the County Clerk of El Paso County, Texas, this 23rd day of December, 2009, A.D. in File No. 20100021846  
Robin Baines County Clerk  
Micivelle Gonzalez By Deputy

Prepared by and under the supervision of:  
YVONNE CONDE CURRY, P.E.  
 Registered Professional Engineer  
 Registration No. 54645  
 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, P.E.  
 Registered Professional Land Surveyor  
 Texas License No. 5152



Tierra Del Este Unit Sixty Notes:  
 Tierra Del Este Subdivision Unit Sixty is subject to the Annexation Agreement entered into by Ranchos Real IV LTD with the City of El Paso on January 31, 2008. Among other conditions the agreement required the following:  
 Item #11 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, 2008, 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"	566	328
1"	1,396	809
1 1/2"	2,836	1,640
2"	4,328	2,624
3"	9,056	5,248
4"	14,150	8,200
6"	28,300	16,400
8"	52,872	30,613
10"	75,467	43,733





# TIERRA DEL ESTE UNIT SIXTY

BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS. CONTAINING 27.93 ACRES

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	350.00	32.07	16.04	32.05	N87°11'43"W	51°45'57"
C2	350.00	22.63	11.32	22.63	N82°43'06"W	3°42'18"
C3	350.00	54.70	27.41	54.64	S85°20'34"E	8°57'16"
C4	350.00	68.18	34.20	68.08	N84°35'57"E	11°09'42"
C5	350.00	55.73	27.92	55.67	N74°27'24"E	9°07'24"
C6	500.00	176.98	89.43	176.06	S80°02'07"W	20°16'50"
C7	200.00	30.26	18.88	27.45	N42°49'35"E	86°41'10"
C8	324.00	22.68	11.34	22.67	N88°10'29"E	4°00'38"
C9	30.00	46.76	29.64	42.17	S45°10'06"E	89°18'12"
C10	40.00	14.86	7.51	14.77	N10°07'24"E	21°16'48"
C11	70.00	33.10	16.87	32.78	S07°13'00"W	27°09'37"
C12	70.00	39.63	20.36	39.10	S22°32'49"E	32°26'01"
C13	70.00	38.41	19.70	37.93	S54°28'54"E	31°26'10"
C14	70.00	10.01	5.01	10.00	S74°17'45"E	81°11'32"
C15	70.00	39.96	20.54	39.42	N85°15'15"E	32°42'29"
C16	40.00	7.84	3.93	7.82	S74°30'43"W	11°13'26"
C17	40.00	7.02	3.52	7.01	S85°09'07"W	10°03'22"
C18	376.00	27.58	13.80	27.58	N88°04'42"E	41°12'11"
C19	376.00	25.32	12.66	25.09	N82°08'34"E	7°40'06"
C20	376.00	50.32	25.20	50.29	N74°28'28"E	7°40'06"
C21	376.00	4.89	2.45	4.89	N70°16'03"E	0°44'43"
C22	474.00	47.13	23.58	47.11	S72°44'35"W	5°41'47"
C23	474.00	71.96	36.05	71.89	S79°56'26"W	8°41'55"
C24	474.00	48.69	24.37	48.67	S87°13'58"W	5°33'08"
C25	20.00	17.08	9.10	16.56	N65°21'56"W	48°55'04"

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C26	50.00	16.26	8.20	16.19	S50°13'25"E	18°38'01"
C27	50.00	46.26	24.93	44.63	S86°02'42"E	53°00'32"
C28	50.00	39.79	21.02	38.75	N44°39'00"E	45°36'05"
C29	50.00	35.83	18.72	35.06	N01°19'21"E	41°03'13"
C30	50.00	37.82	19.87	36.92	N40°25'24"W	43°20'17"
C31	50.00	43.83	23.44	42.44	N87°39'28"W	50°13'50"
C32	50.00	22.66	11.53	22.47	S54°14'33"W	25°58'09"
C33	20.00	17.08	9.10	16.56	N65°43'00"E	48°55'04"
C34	526.00	40.67	20.35	40.66	S87°57'37"W	4°25'49"
C35	526.00	53.38	26.71	53.36	S82°50'16"W	5°48'53"
C36	526.00	56.39	28.22	56.36	S76°51'34"W	6°08'53"
C37	526.00	35.74	17.88	35.73	S71°50'30"W	35°33'36"
C38	20.00	38.25	28.35	32.68	S55°18'39"E	109°35'18"
C39	20.00	31.66	20.24	28.45	S44°49'46"W	90°41'32"
C40	20.00	20.61	11.33	19.71	N60°17'53"E	59°03'01"
C41	50.00	32.62	16.91	32.04	S49°27'43"E	37°22'32"
C42	50.00	43.08	22.98	41.78	N87°10'11"E	49°21'39"
C43	50.00	38.90	19.28	35.97	N41°24'18"E	42°10'07"
C44	50.00	38.80	19.28	35.97	N00°45'49"W	42°10'07"
C45	50.00	38.80	19.28	35.97	N42°55'54"W	42°10'02"
C46	50.00	44.02	23.55	42.61	N89°14'15"W	50°26'40"
C47	50.00	10.68	5.36	10.66	S59°25'22"W	12°14'04"
C48	20.00	12.87	6.67	12.65	N71°44'26"E	36°52'12"
C49	20.00	13.17	19.76	28.11	S45°10'14"E	89°18'28"
C50	40.00	21.89	11.23	21.62	S15°09'37"W	31°21'13"

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C51	70.00	28.87	14.64	28.67	N19°01'18"E	23°37'50"
C52	70.00	43.47	22.46	42.77	N10°34'56"W	35°34'38"
C53	70.00	41.22	21.23	40.63	N45°14'26"W	33°44'23"
C54	70.00	43.54	22.50	42.84	N79°55'38"W	35°38'02"
C55	70.00	3.69	1.84	3.69	S80°44'48"W	30°10'01"
C56	40.00	7.64	3.83	7.63	N84°42'32"E	10°56'33"
C57	30.00	46.76	29.64	42.17	N45°10'06"E	89°18'12"
C58	20.00	31.66	20.24	28.46	N44°49'54"E	90°41'48"
C59	20.00	31.17	19.76	28.11	N45°10'06"W	89°18'12"
C60	20.00	31.66	20.24	28.46	S44°49'54"W	90°41'48"
C61	20.00	31.17	19.76	28.11	N45°10'06"W	89°18'12"
C62	25.00	39.58	25.31	39.57	S44°49'25"W	90°42'46"
C63	25.00	38.96	24.69	35.13	S45°10'35"E	89°17'14"
C64	25.00	42.78	28.79	37.75	S48°29'42"W	98°03'19"
C65	376.00	29.95	14.98	29.94	S84°45'32"E	4°33'48"
C66	376.00	18.24	9.12	18.24	S88°25'49"E	2°46'46"
C67	324.00	9.35	4.68	9.35	S88°59'35"E	1°39'13"
C68	324.00	41.28	20.67	41.26	S84°30'58"E	7°18'03"
C69	376.00	5.68	2.84	5.68	N81°17'55"W	0°51'58"
C70	25.00	35.43	21.43	32.54	S41°07'56"E	81°11'57"

LINE	LENGTH	BEARING
L1	32.00	S89°28'03"W
L2	32.00	S89°49'12"E
L3	10.00	N00°10'32"E
L4	60.39	N69°53'42"E
L5	24.40	N89°49'28"W
L6	10.38	N89°49'12"W
L7	48.17	N00°31'57"W
L8	55.09	N00°31'57"W
L9	50.69	N00°31'57"W
L10	51.31	N00°31'57"W
L11	15.00	S89°49'12"E
L12	15.00	S89°49'12"E

NOTES:  
 WATER AND SEWER SERVICES WILL BE EXTENDED TO THIS SUBDIVISION (TIERRA DEL ESTE UNIT SIXTY) FROM EXISTING EL PASO WATER UTILITIES/PUBLIC SERVICE BOARD FACILITIES AND WILL BE CONSTRUCTED AND OPERABLE AS OF DECEMBER 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 16.343, TEXAS WATER CODE IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.

INSTRUMENT No. N/A DATE \_\_\_\_\_

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

INSTRUMENT No. 20100021847 DATE 7 Apr 10

VEHICULAR ACCESS TO THOSE RESIDENTIAL LOTS ABUTTING 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. 20100021848 DATE 7 Apr 10

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

INSTRUMENT No. 20100021849 DATE 7 Apr 10

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 48021075B, DATED SEPTEMBER 4, 1991 THIS PROPERTY IS IN FLOOD HAZARD ZONE X OUTSIDE THE 500 YEAR FLOOD-PLAIN.

TIERRA DEL ESTE UNIT SIXTY

TIERRA DEL ESTE UNIT FIFTY NINE

TIERRA DEL ESTE UNIT FIFTY EIGHT

TIERRA DEL ESTE UNIT FIFTY SEVEN

TIERRA DEL ESTE UNIT FIFTY SIX

TIERRA DEL ESTE UNIT FIFTY FIVE

TIERRA DEL ESTE UNIT FIFTY FOUR

TIERRA DEL ESTE UNIT FIFTY THREE

TIERRA DEL ESTE UNIT FIFTY TWO

TIERRA DEL ESTE UNIT FIFTY ONE

TIERRA DEL ESTE UNIT FIFTY

TIERRA DEL ESTE UNIT FORTY NINE

TIERRA DEL ESTE UNIT FORTY EIGHT

TIERRA DEL ESTE UNIT FORTY SEVEN

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TIERRA DEL ESTE UNIT SIX

TIERRA DEL ESTE UNIT FIVE

TIERRA DEL ESTE UNIT FOUR

TIERRA DEL ESTE UNIT THREE

TIERRA DEL ESTE UNIT TWO

TIERRA DEL ESTE UNIT ONE

## 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, park, pedestrian R.O.W., drainage easement and utility easements, as hereon laid down and designated, including easements for overtopping 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 11th day of December, 2009.

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

ATTEST: NOT REQUIRED

## 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 here expressed.

Given under my hand and seal of office this 11th day of December, 2009.

J. Susan McMillan 3-16-13  
 Notary Public in and for El Paso County My Commission Expires

## 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 22 day of December, 2009.

J. Philip Blum J. Kathy Updike  
 Secretary Chairperson

Approved for filing this 22 day of December, 2009.

J. Victor J. Torres  
 Development Services Director

## FILING

Filed and recorded in the office of the County Clerk of El Paso County, Texas, this 7th day of April, 2009, A.D. in File No. 20100021846

J. Della Briones J. Michelle Rodriguez  
 County Clerk By Deputy

Prepared by and under the supervision of: Yvonne Conde Curry, P.E.  
 Registered Professional Engineer Registration No. 64645

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.

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

## TIERRA DEL ESTE Unit Sixty Notes:

TIERRA DEL ESTE Subdivision Unit Sixty is subject to the Annexation Agreement entered into by Rancho Real IV LTD with the City of El Paso on January 31, 2006. Among other conditions the agreement required the following:

Item #11 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"	566	809
1"	1,396	328
1 1/2"	2,830	1,640
2"	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 ADJACENT 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 8 OF 23.
- 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.

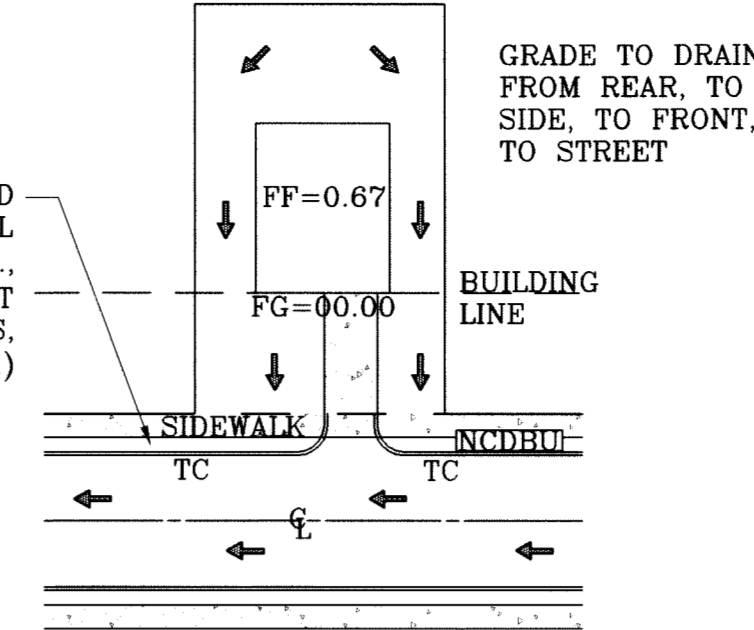
**ROCKWALL NOTES:**

- 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.

DETAIL No. SECTION DETAIL SHEET SECTION REFERENCE SHEET

**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., NCDUT, FIRE HYDRANTS, LIGHT POLES, SIGNS, POWER POLES, etc....)

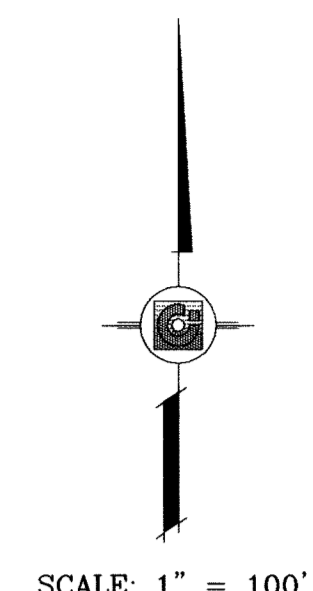


DRIVEWAY SLOPES MUST BE 10% MAXIMUM FROM GUTTER TO SIDEWALK, 2% FOR SIDEWALK AND 14% MAXIMUM THEREAFTER

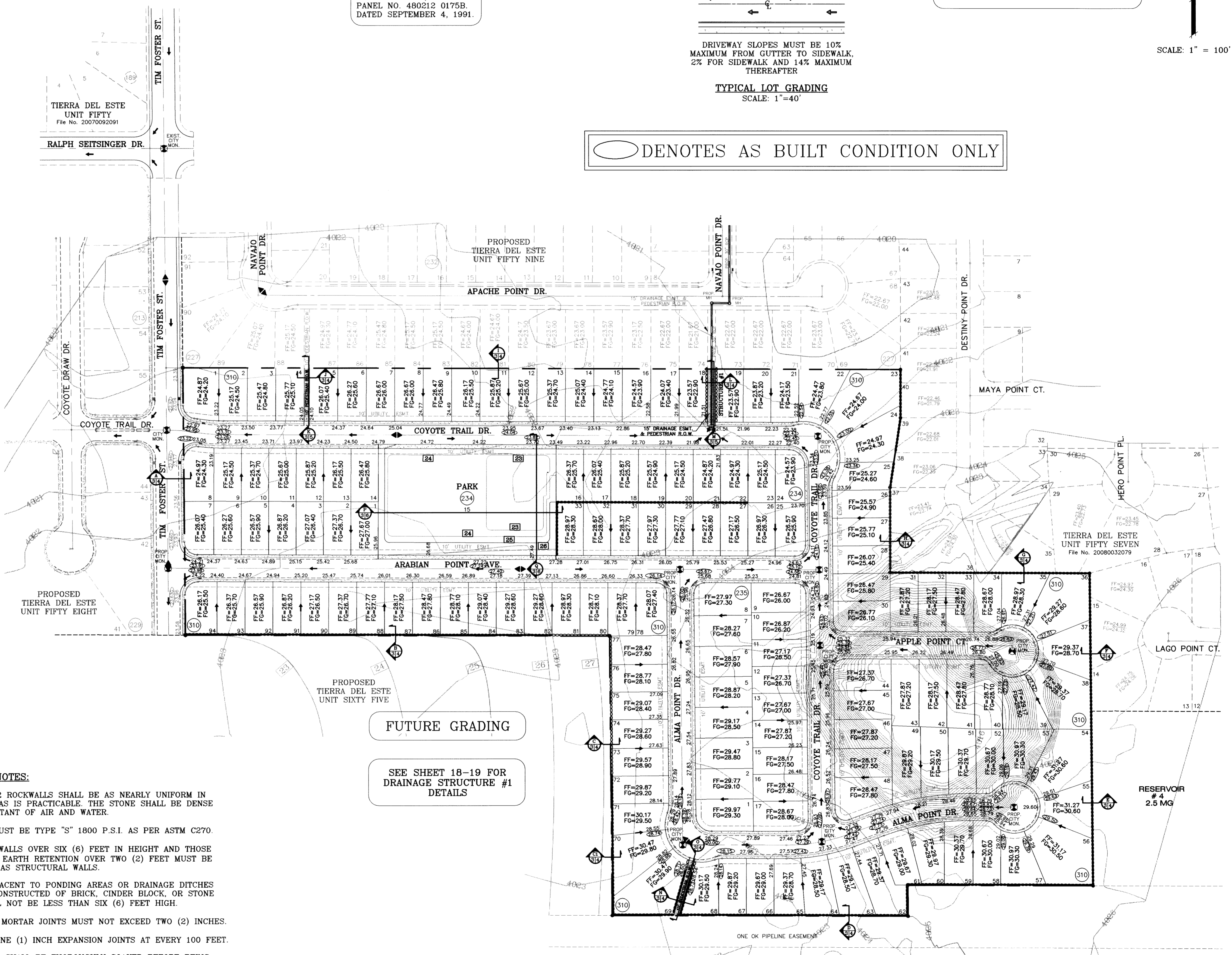
**TYPICAL LOT GRADING**  
SCALE: 1"=40'

**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

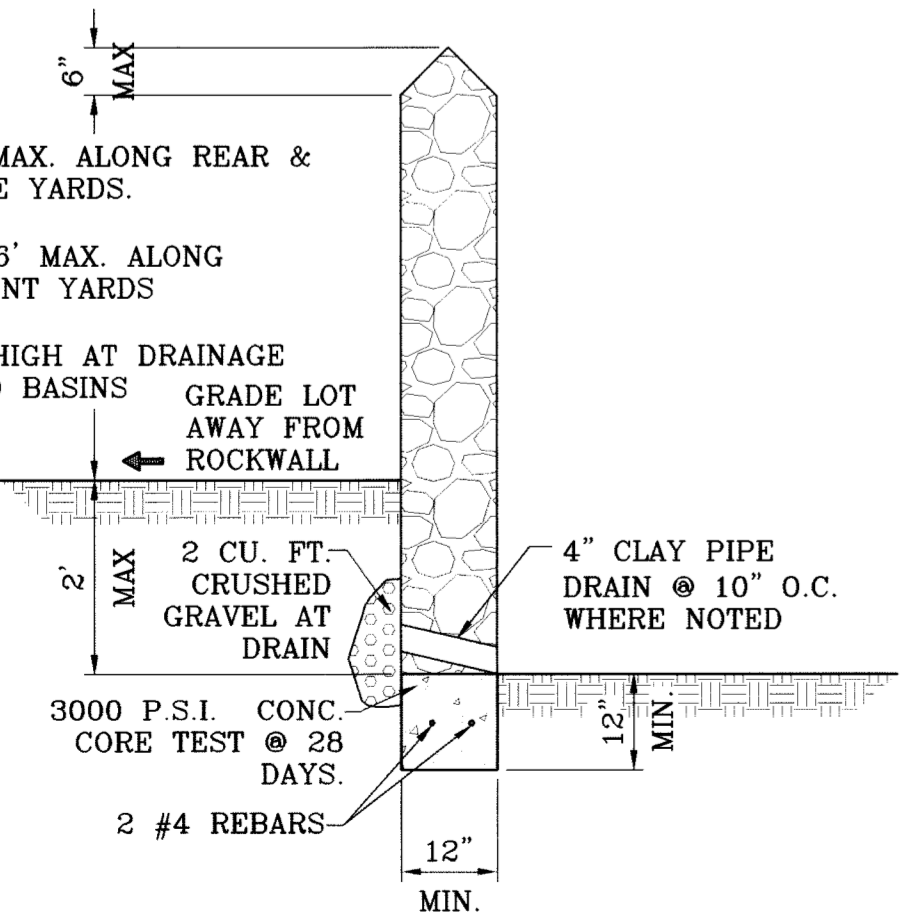


○ DENOTES AS BUILT CONDITION ONLY



FUTURE GRADING

SEE SHEET 18-19 FOR DRAINAGE STRUCTURE #1 DETAILS



**ROCKWALL DETAIL**  
SCALE: 1"=2'

BENCHMARK: CITY MONUMENT AT THE CENTRAL INTERSECTION OF RALPH SEITSINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16 CITY DATUM

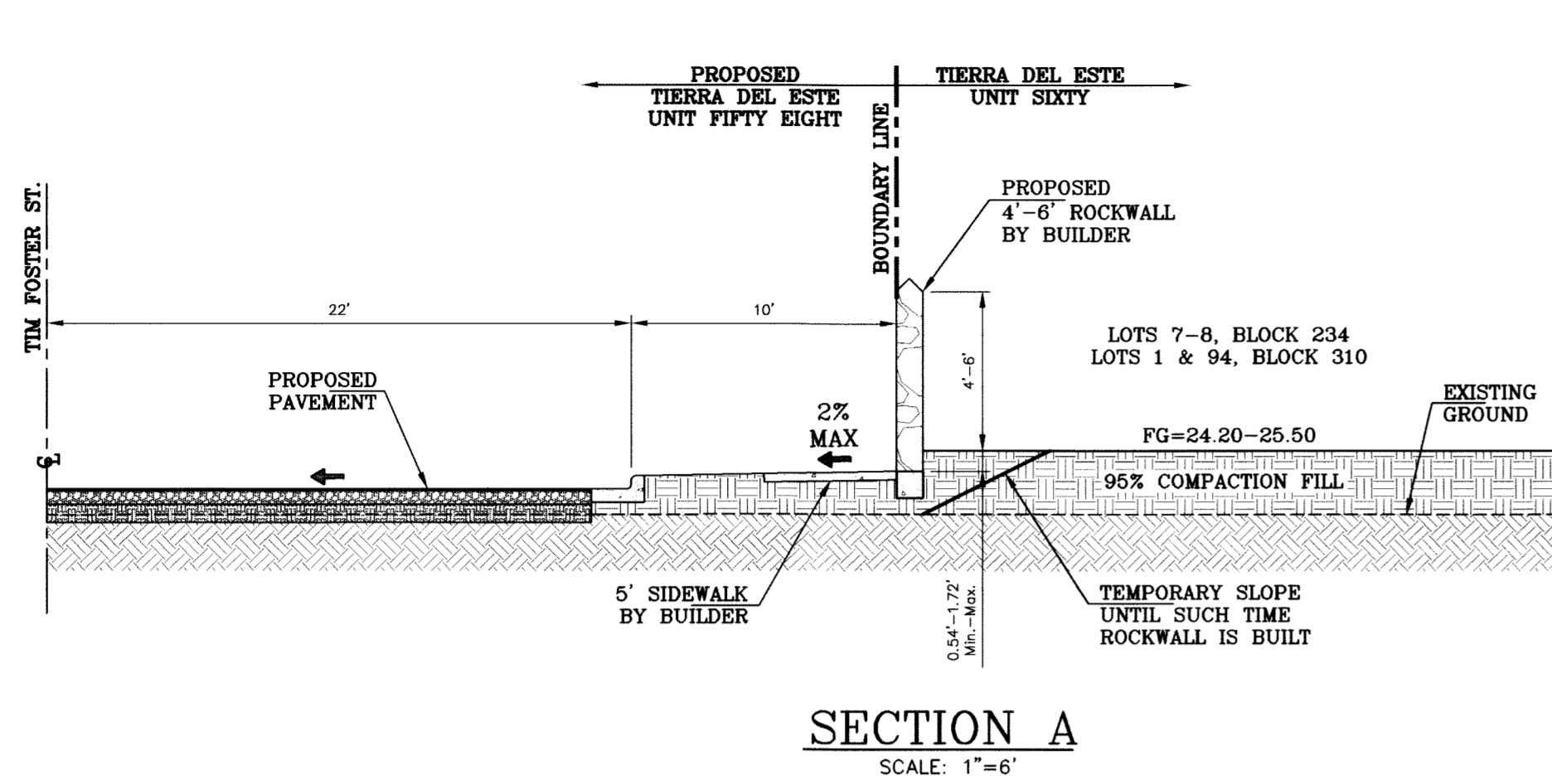
DATE	REVISIONS	BY
05/12/09	REVISE PACKAGE AS PER REVISED PLAN	CFG
08/18/09	CITY REDLINES AS PER 07/23/09 COMMENTS	CFG
09/09/09	CITY REDLINES AS PER 09/03/09 COMMENTS	CFG
09/09/10	AS BUILT	P.R.

PROJECT NAME: **TERRA DEL ESTE UNIT SIXTY**  
 BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEY, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES.

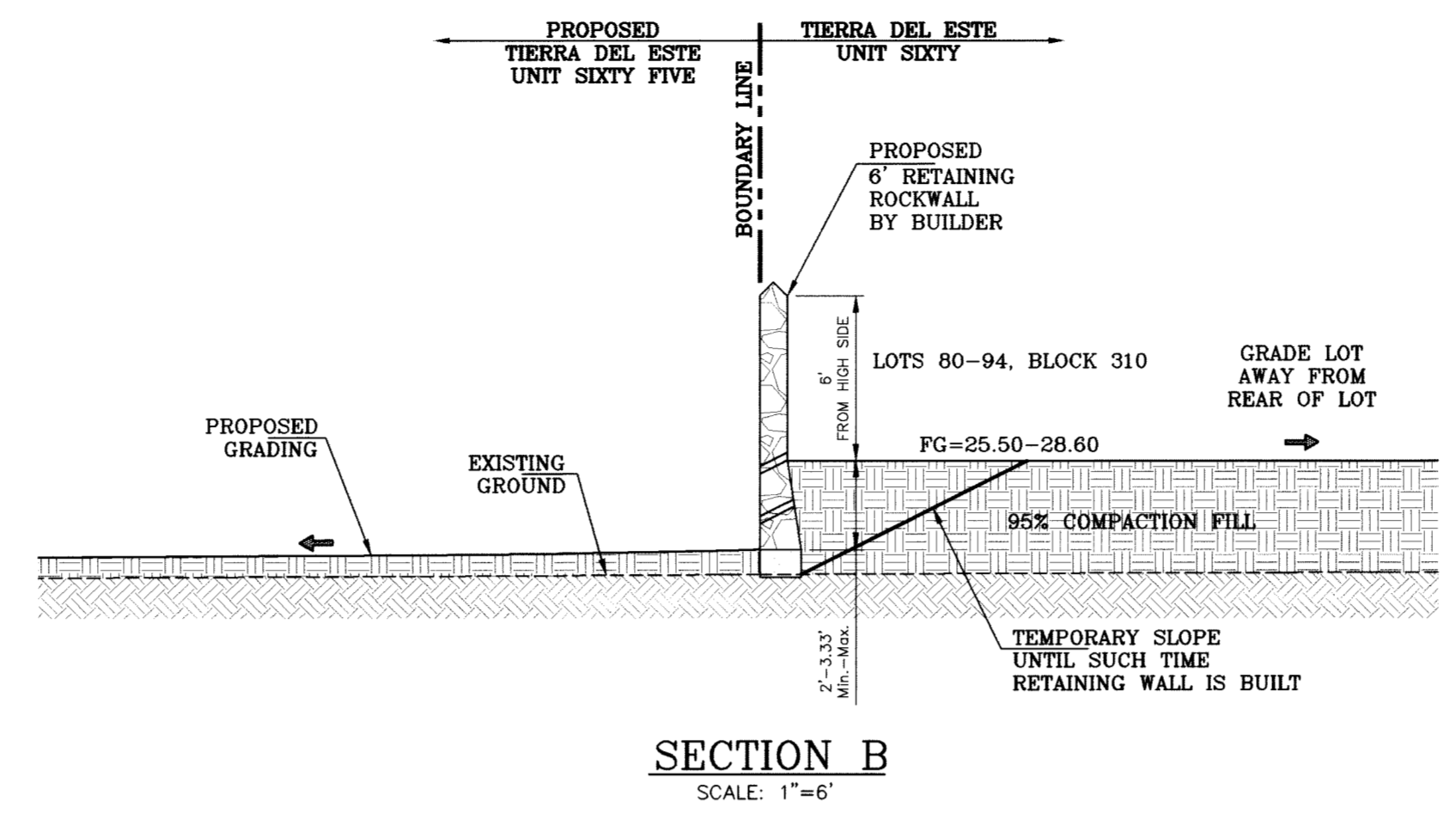
SCALE: HORIZ. 1" = 100' VERT. 1" = 10'  
 DATE: MAY 2009  
 DESIGN BY: YC  
 INITIATED BY: EFG  
 CHECKED BY: YC  
 JOB NO.: 409-03

ENGINEER'S SEAL: STATE OF TEXAS, WYNNE CONG. GIBBY, 64648, PROFESSIONAL ENGINEER, CIVIL, EXPIRES 12/31/10

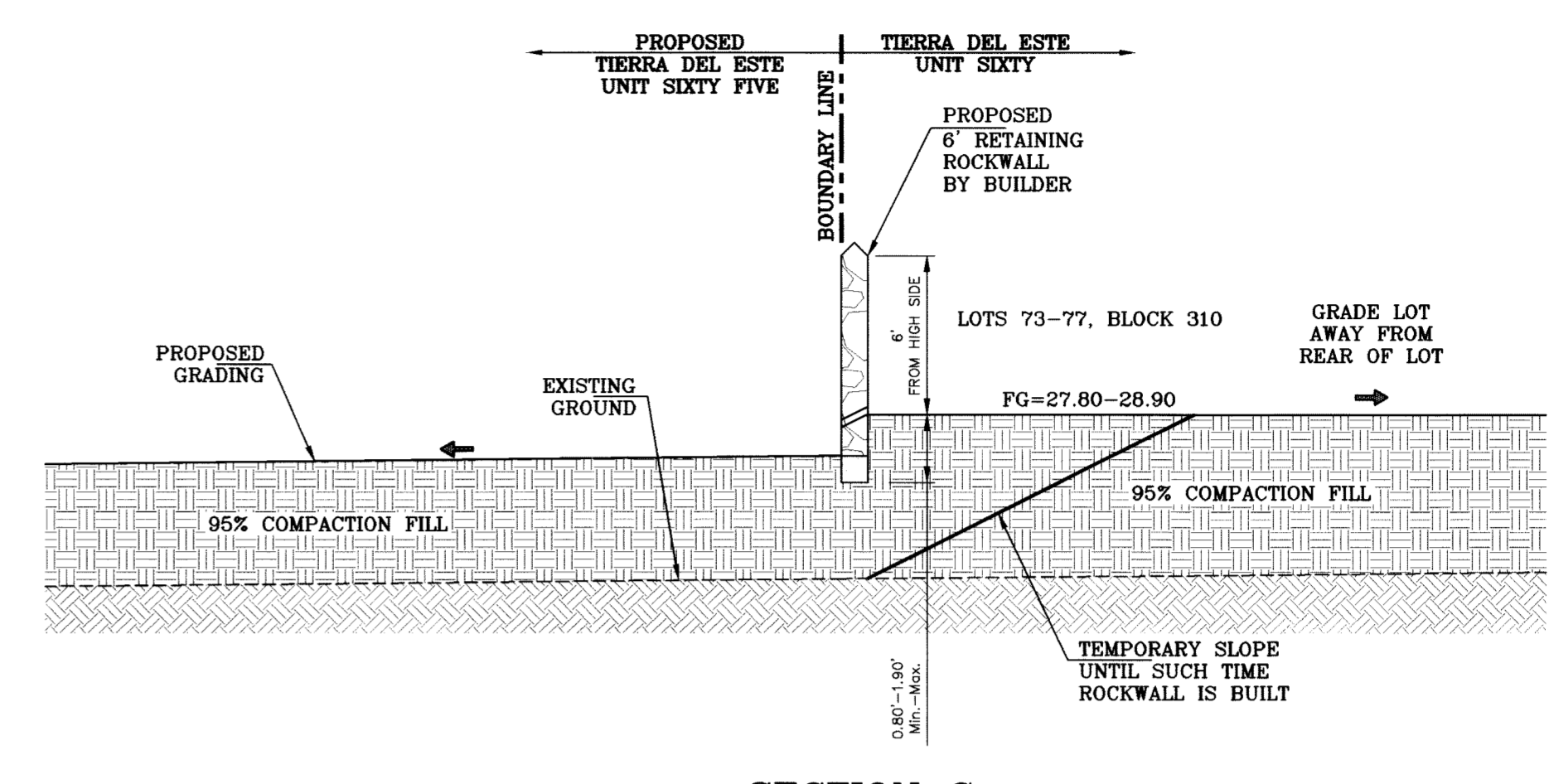
**CONDE INC.**  
 ENGINEERING / PLANNING SURVEYING / GFS  
 1790 LEE TREVINO STE 400  
 EL PASO, TEXAS 79936



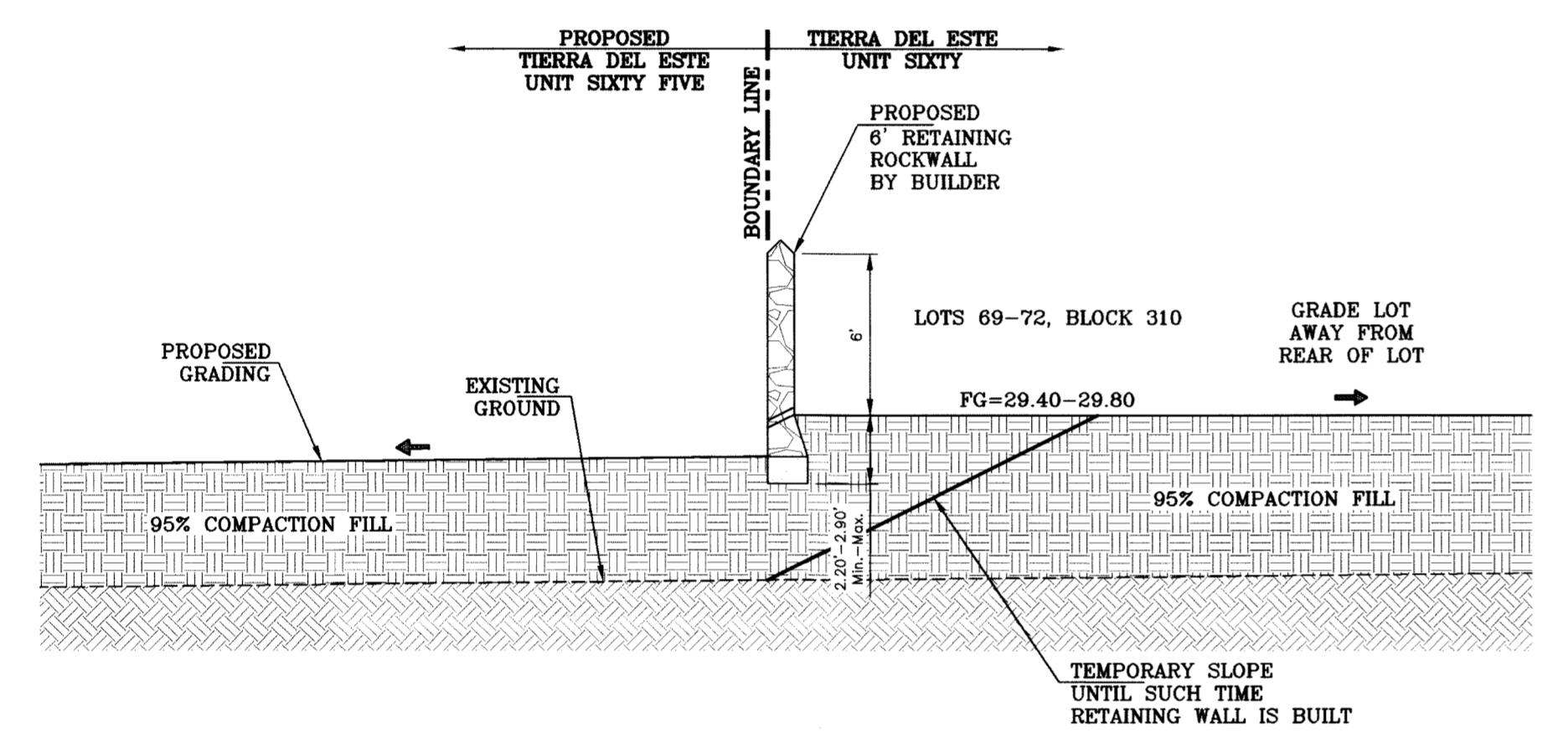
SECTION A  
SCALE: 1"=6'



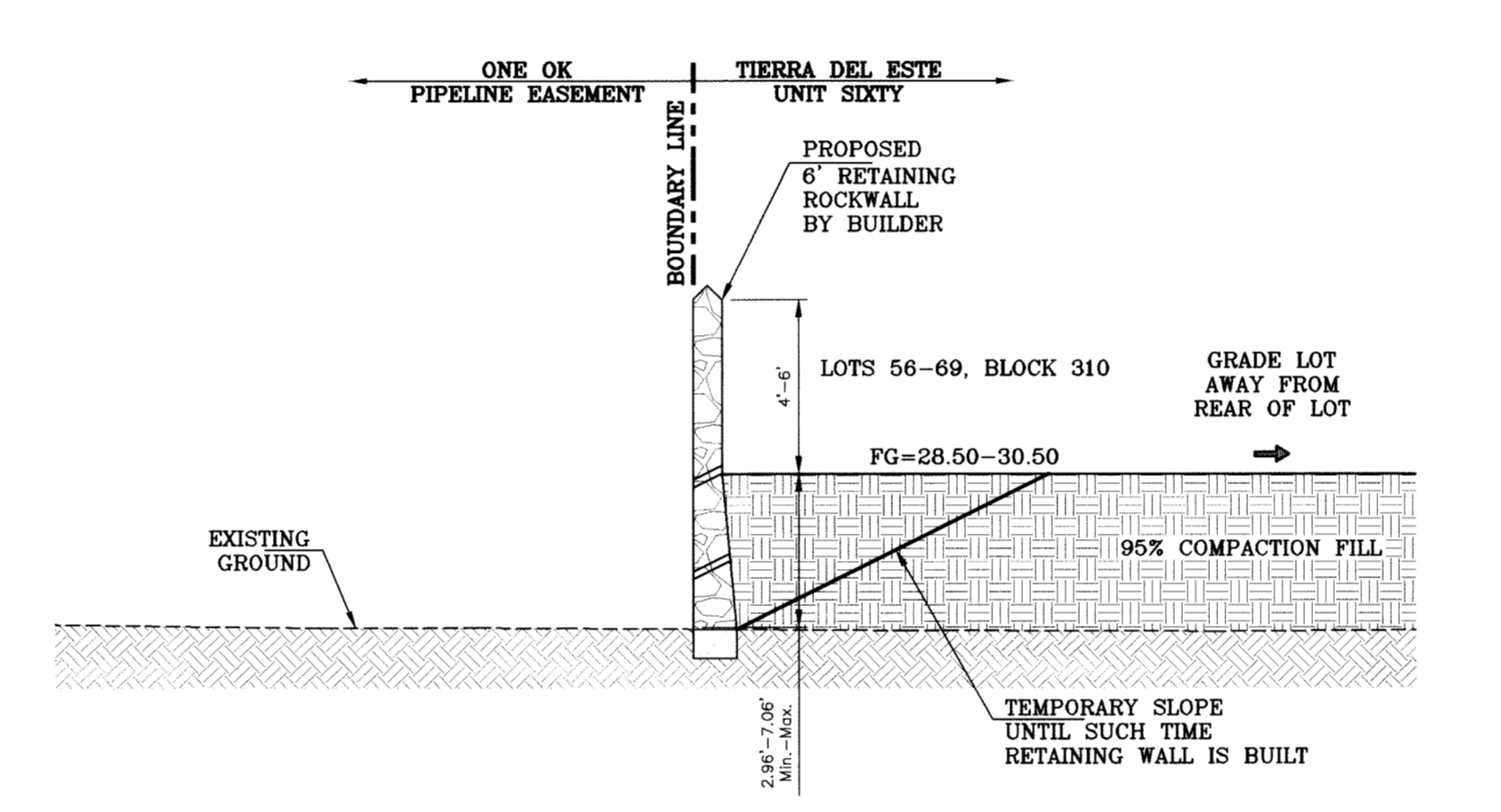
SECTION B  
SCALE: 1"=6'



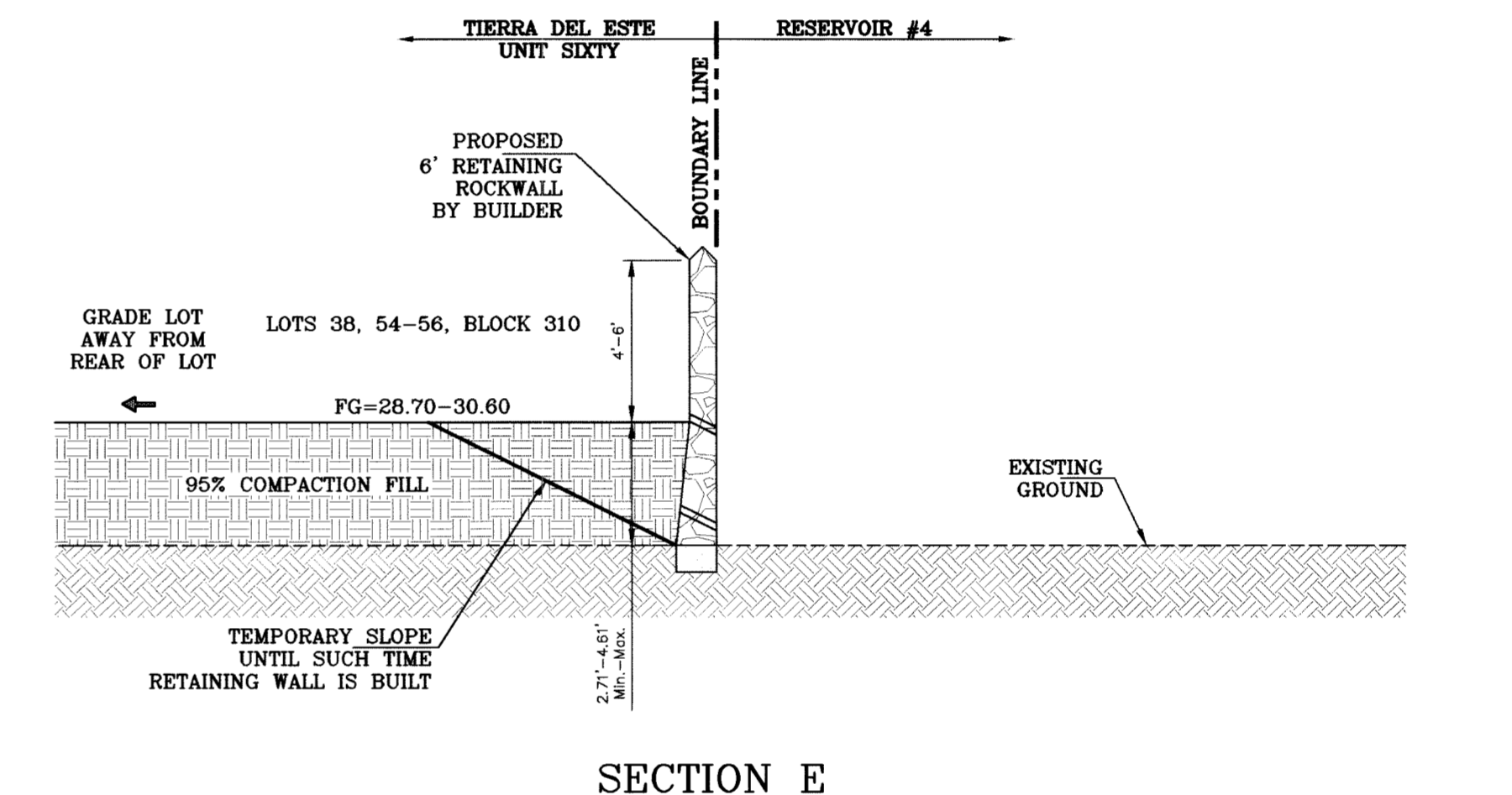
SECTION C  
SCALE: 1"=6'



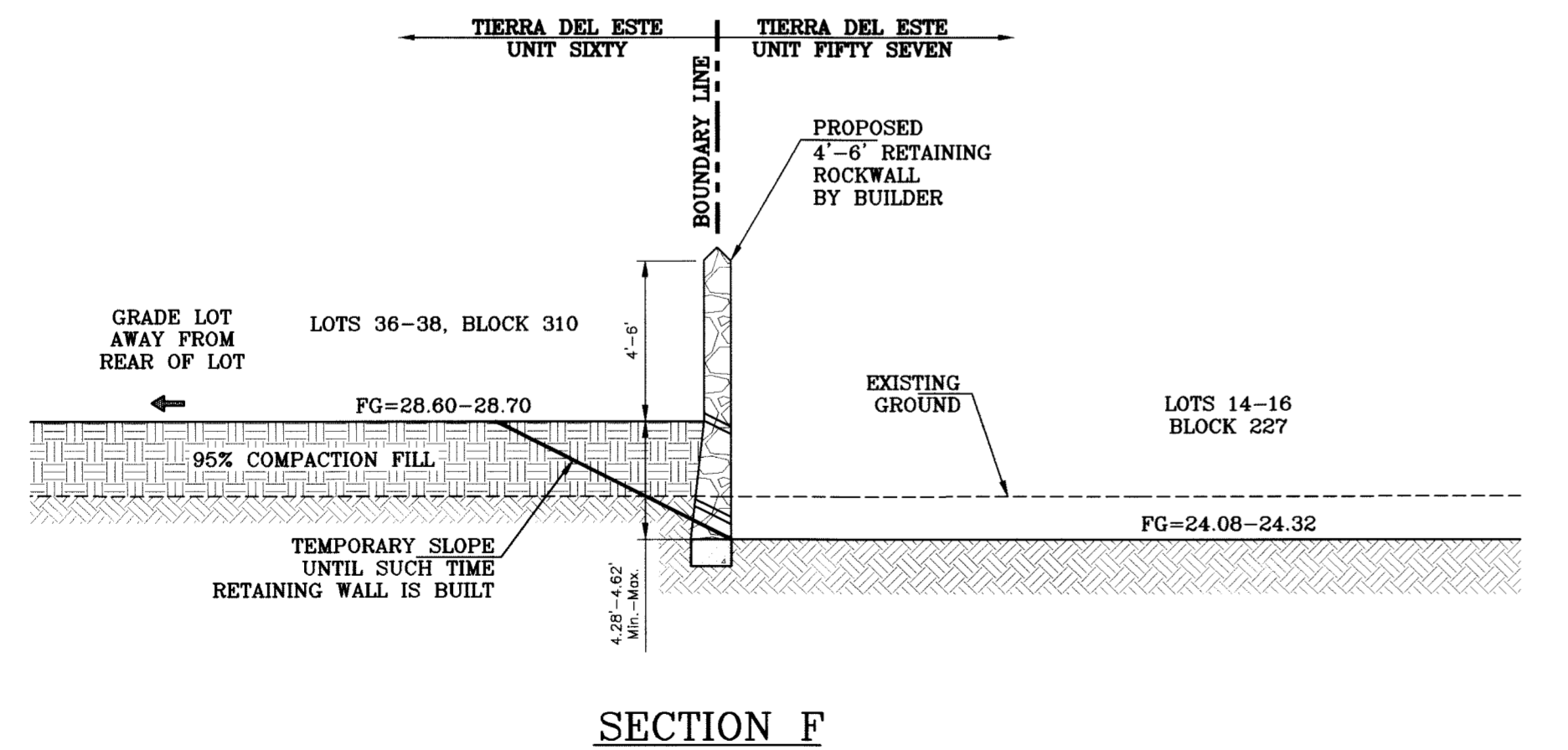
SECTION C1  
SCALE: 1"=6'



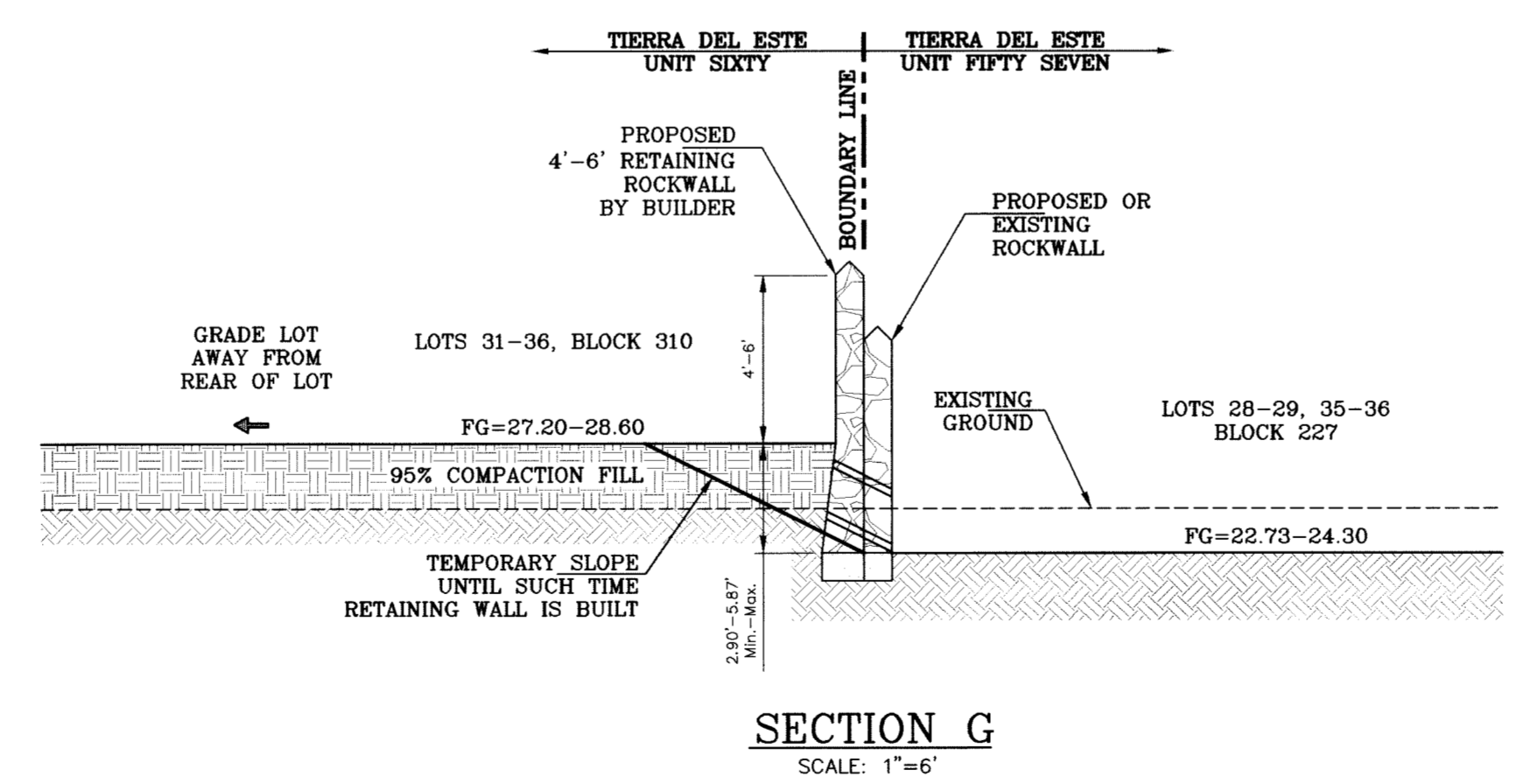
SECTION D  
SCALE: 1"=6'



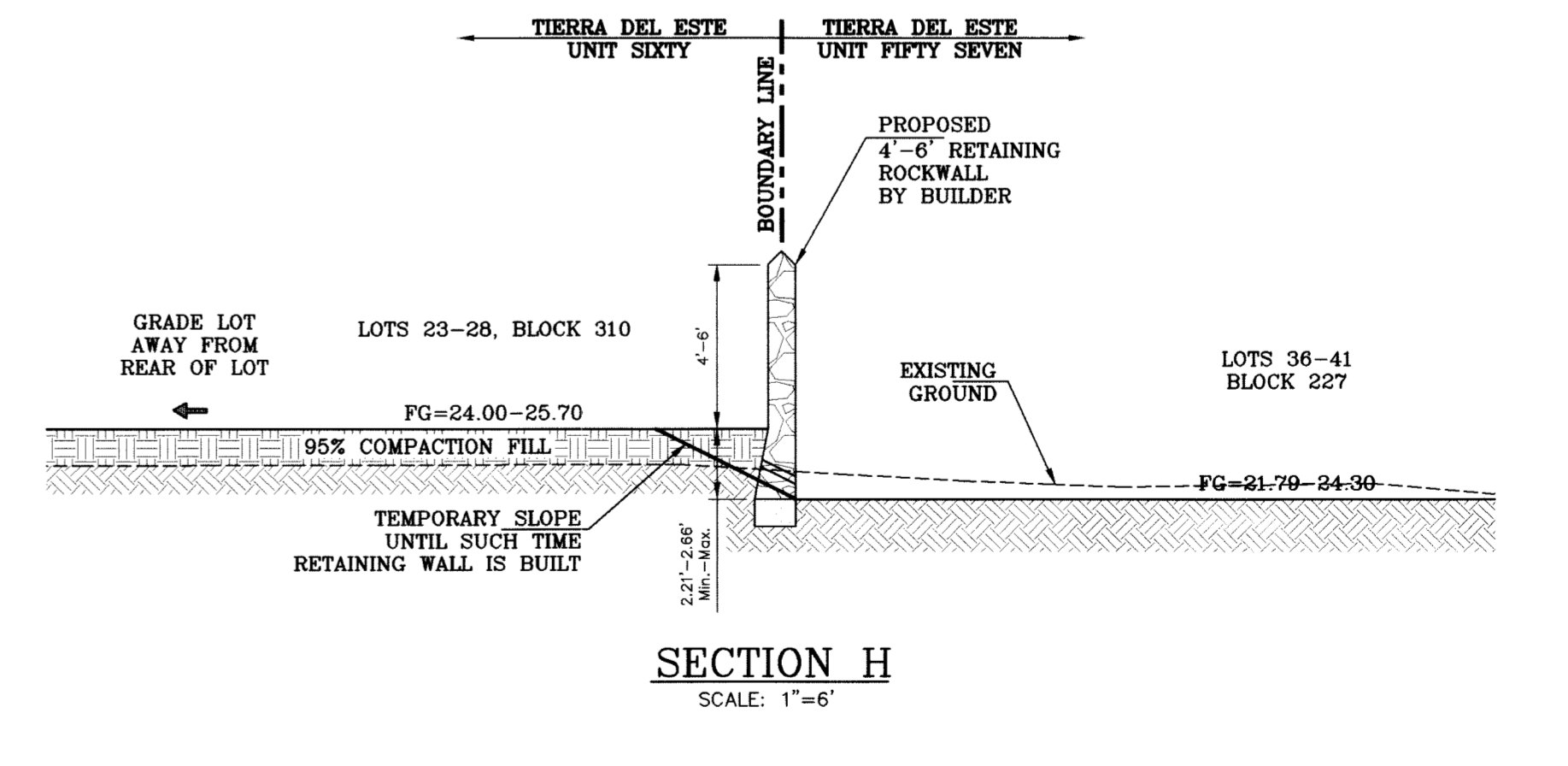
SECTION E  
SCALE: 1"=6'



SECTION F  
SCALE: 1"=6'



SECTION G  
SCALE: 1"=6'



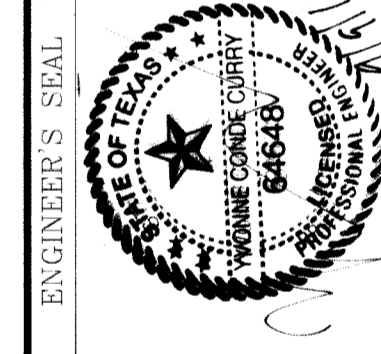
SECTION H  
SCALE: 1"=6'

BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SETSINGER DR. AND TIM FOSTER ST. ELEVATION 4021.16
DATE	05/12/09
REVISIONS	REVISE PACKAGE AS PER REVISED PLAT 08/20/09
BY	EFG
BY	EFG
BY	EFG

PROJECT NAME  
**Tierra del Este Unit Sixty**

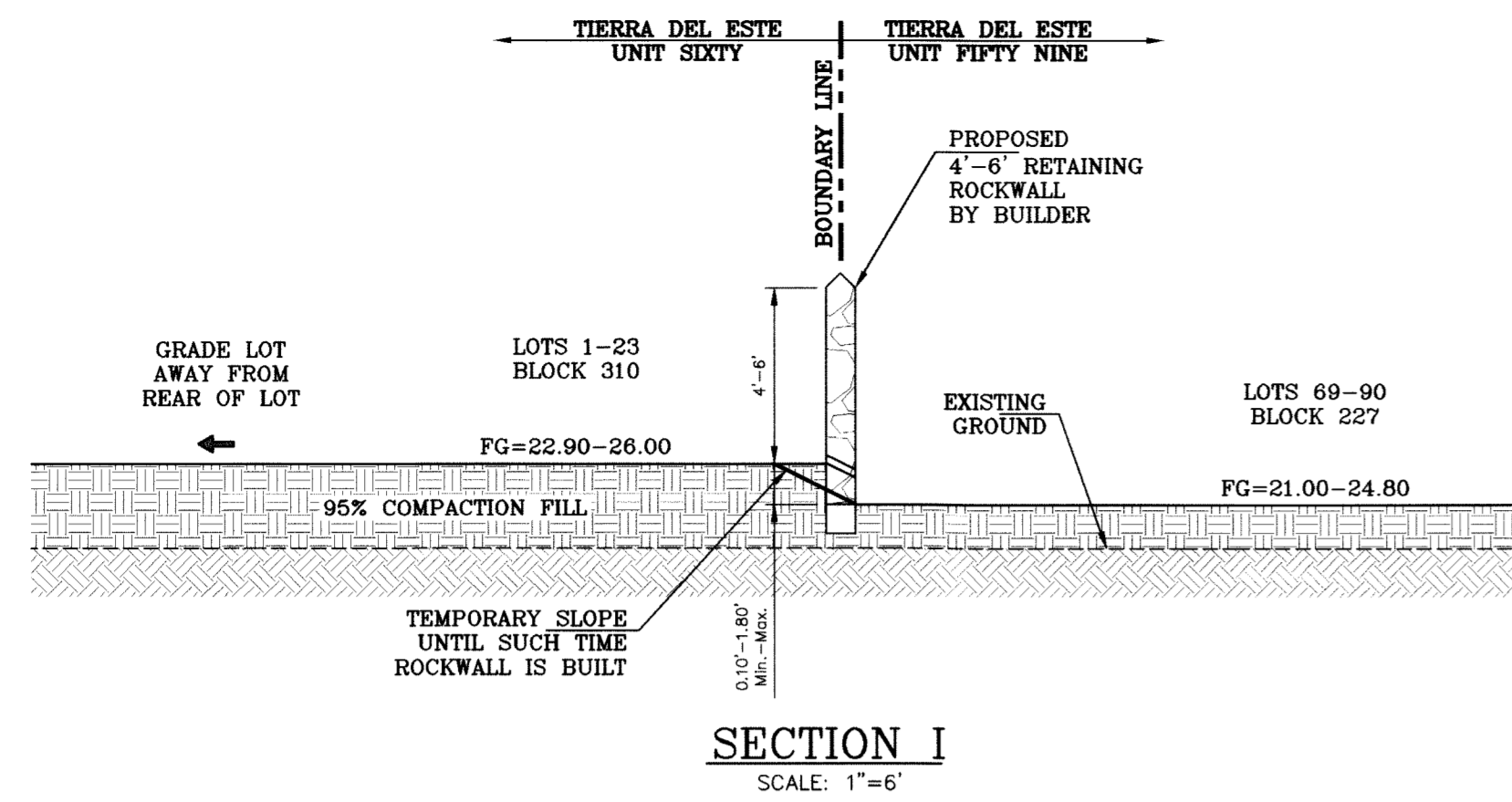
BEING A PORTION OF SECTION 88, BLOCK 79, TOWNSHIP 2, TEXAS COUNTY, TEXAS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES.

SCALE	1"=6'
HORIZ.	1"=6'
VERT.	1"=6'
DATE	MAY 2009
DESIGN BY	YC
INITIATED BY	EFG
CHECKED BY	YC
JOB NO.	409-03

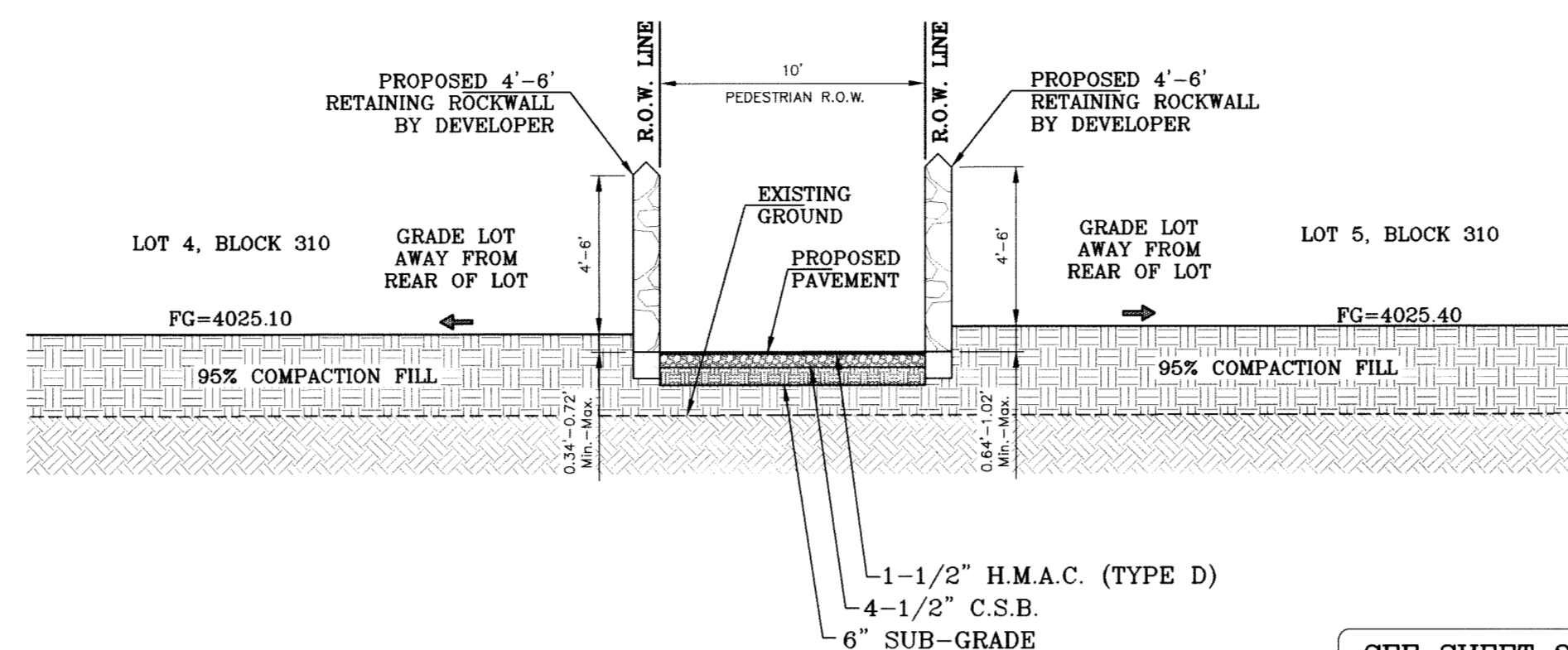


**CONDE INC.**  
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SURVEYING / GPS  
1790 LEE TREVINO STE 400  
EL PASO, TEXAS 79936

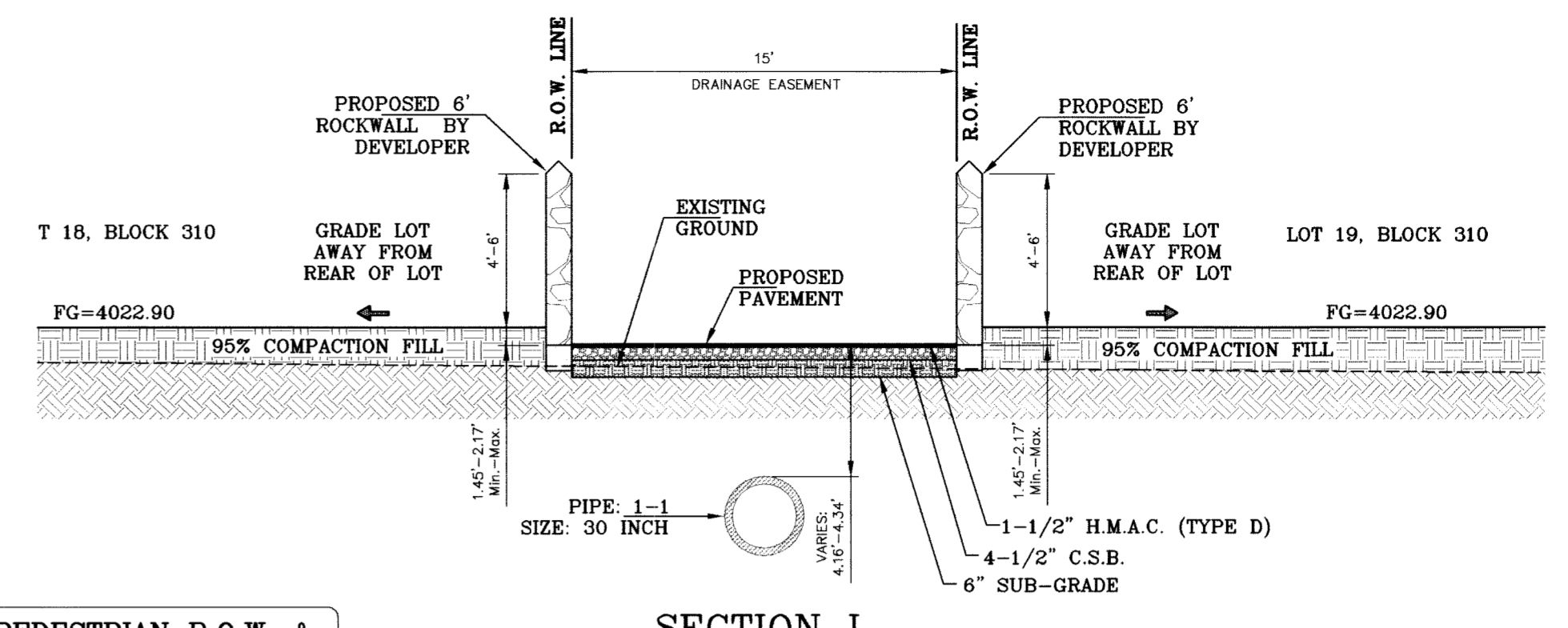
SHEET TITLE  
**GRADING SECTIONS**



SECTION I  
SCALE: 1"=6'

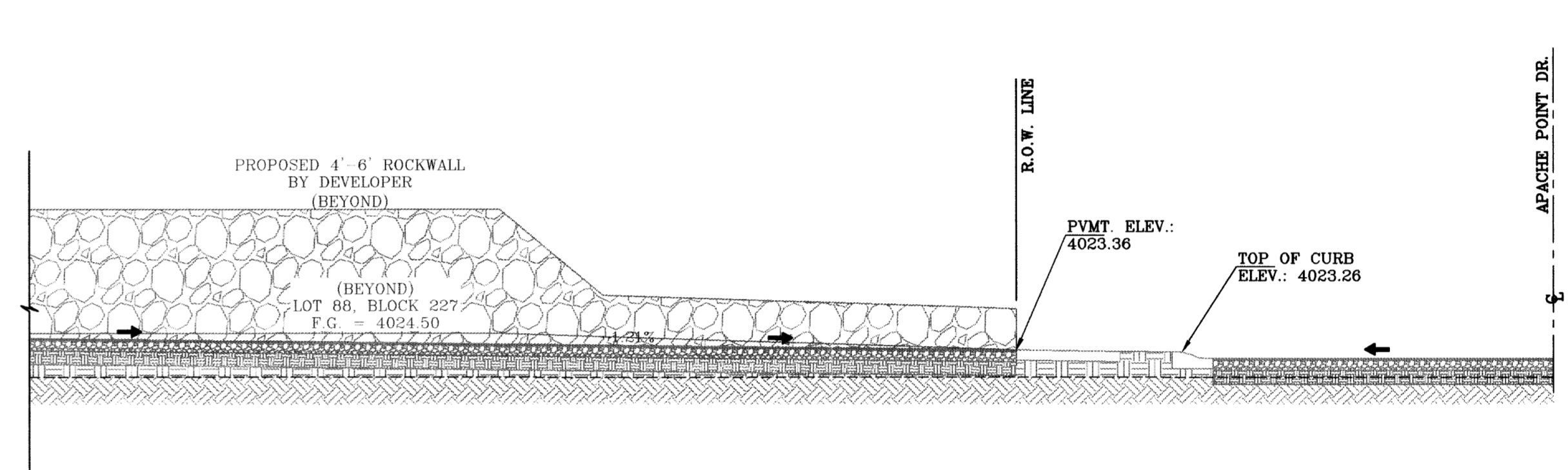
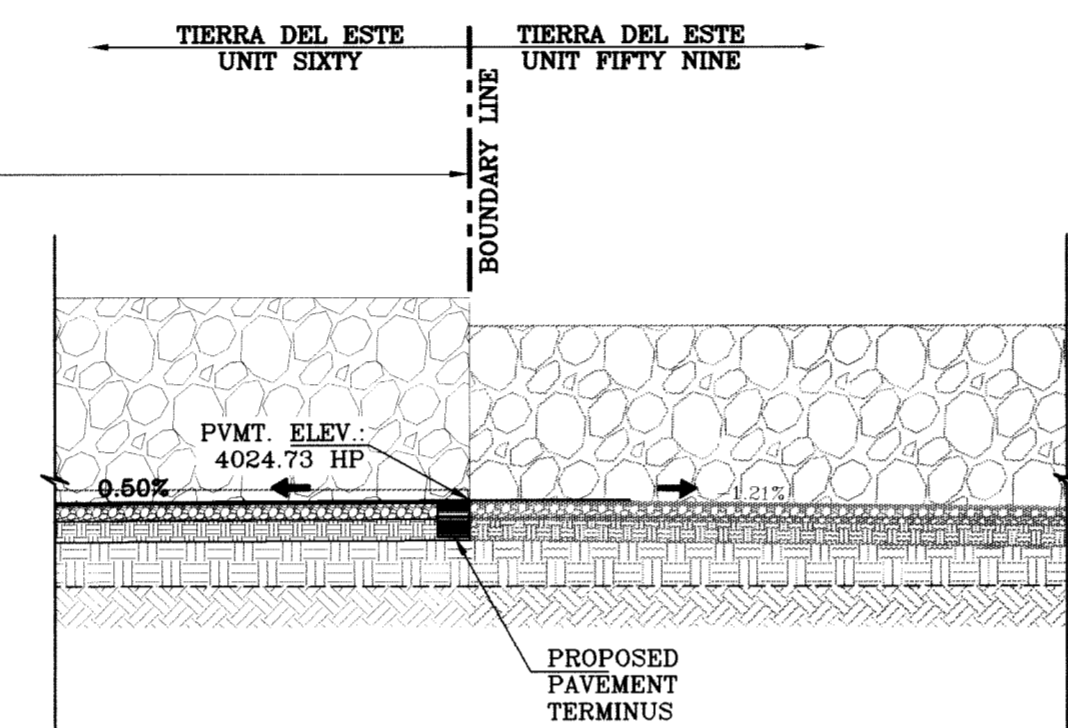
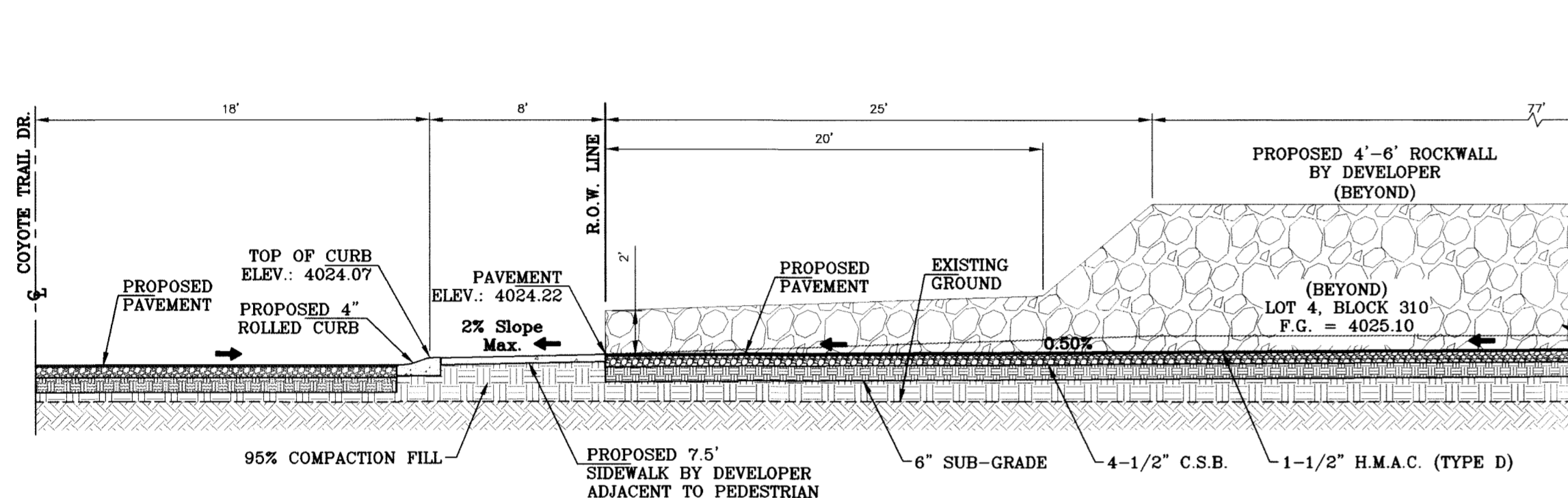


SECTION J  
SCALE: 1"=6'

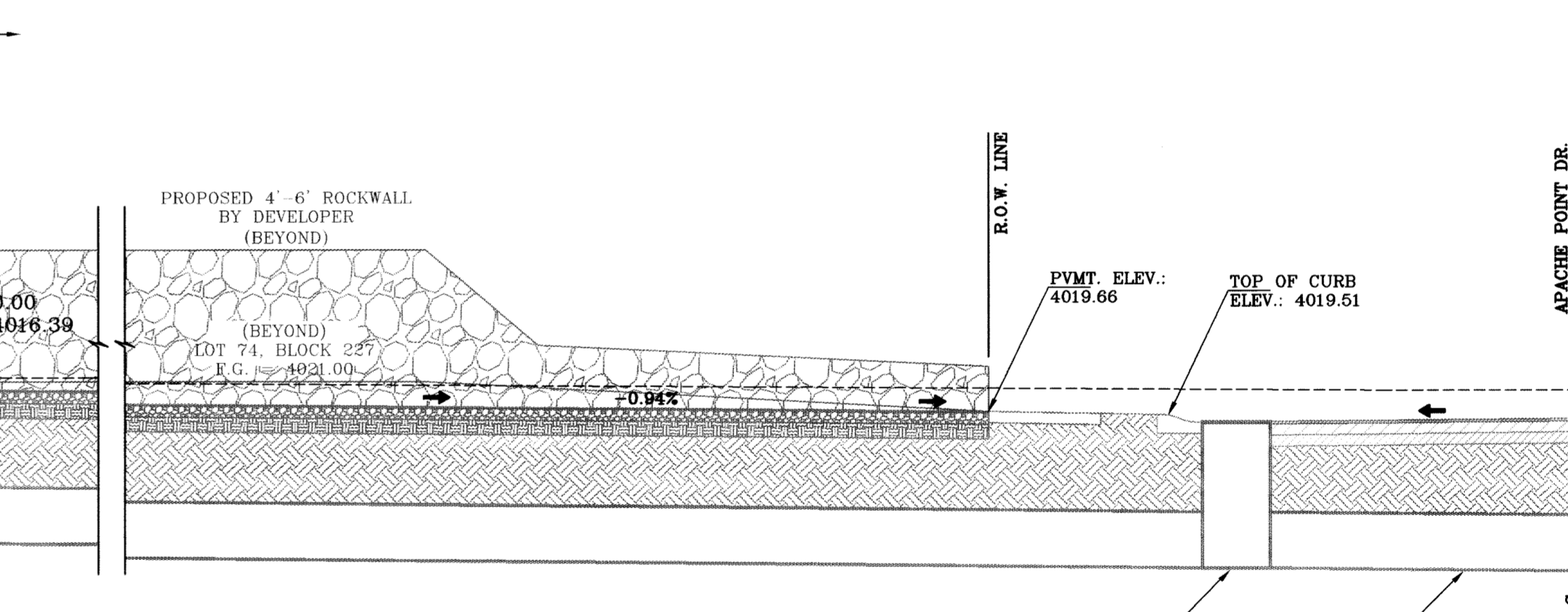
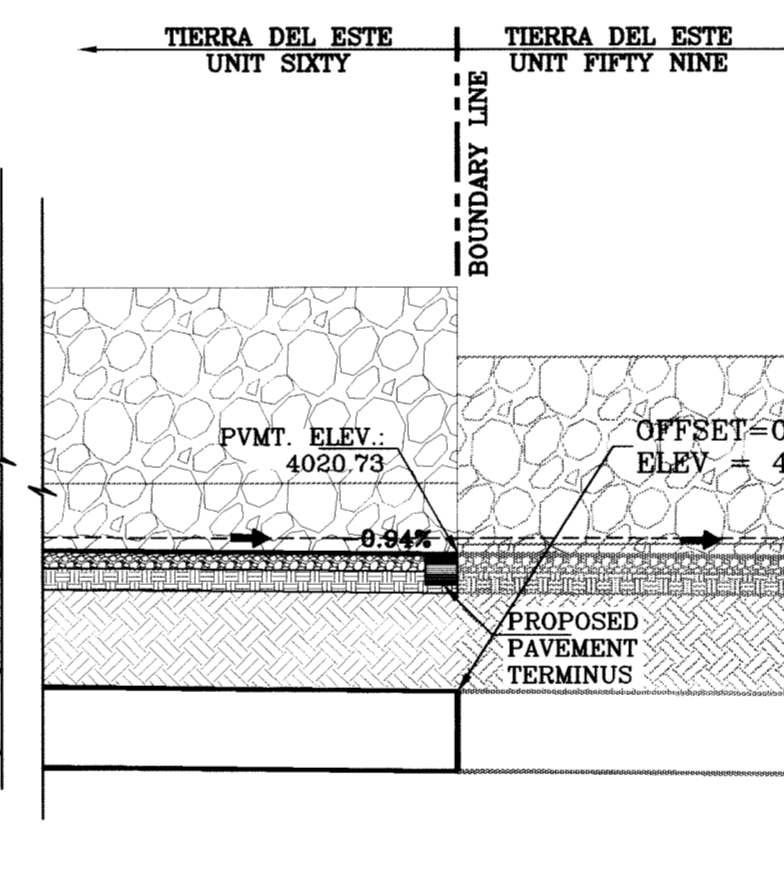
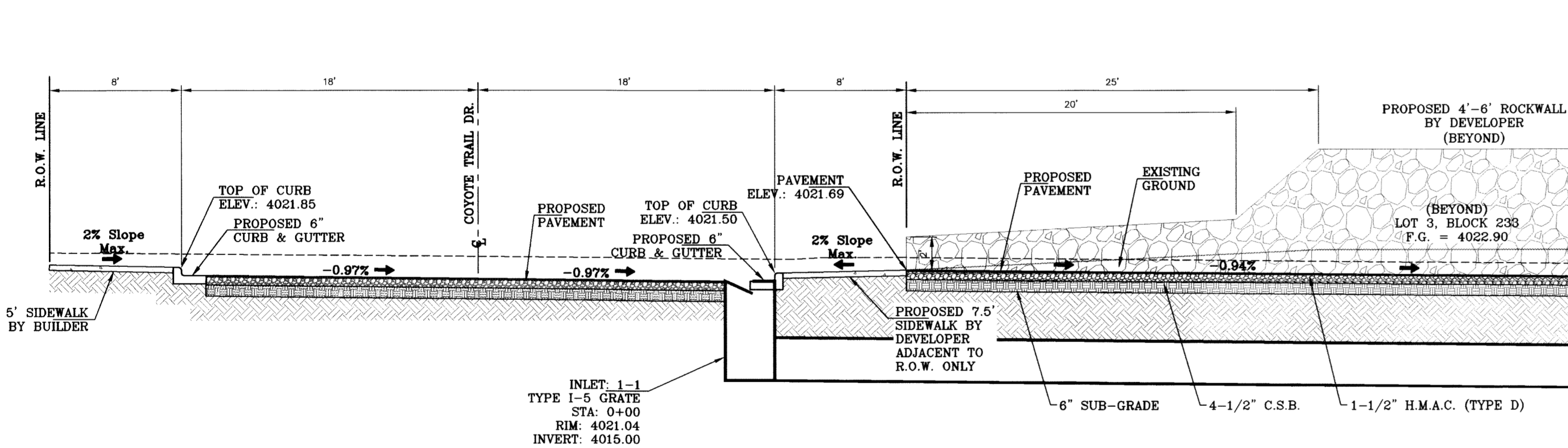


SECTION L  
SCALE: 1"=6'

SEE SHEET 22 FOR PEDESTRIAN R.O.W. & DRAINAGE EASEMENT PAVEMENT DETAILS



SECTION K  
SCALE: 1"=6'

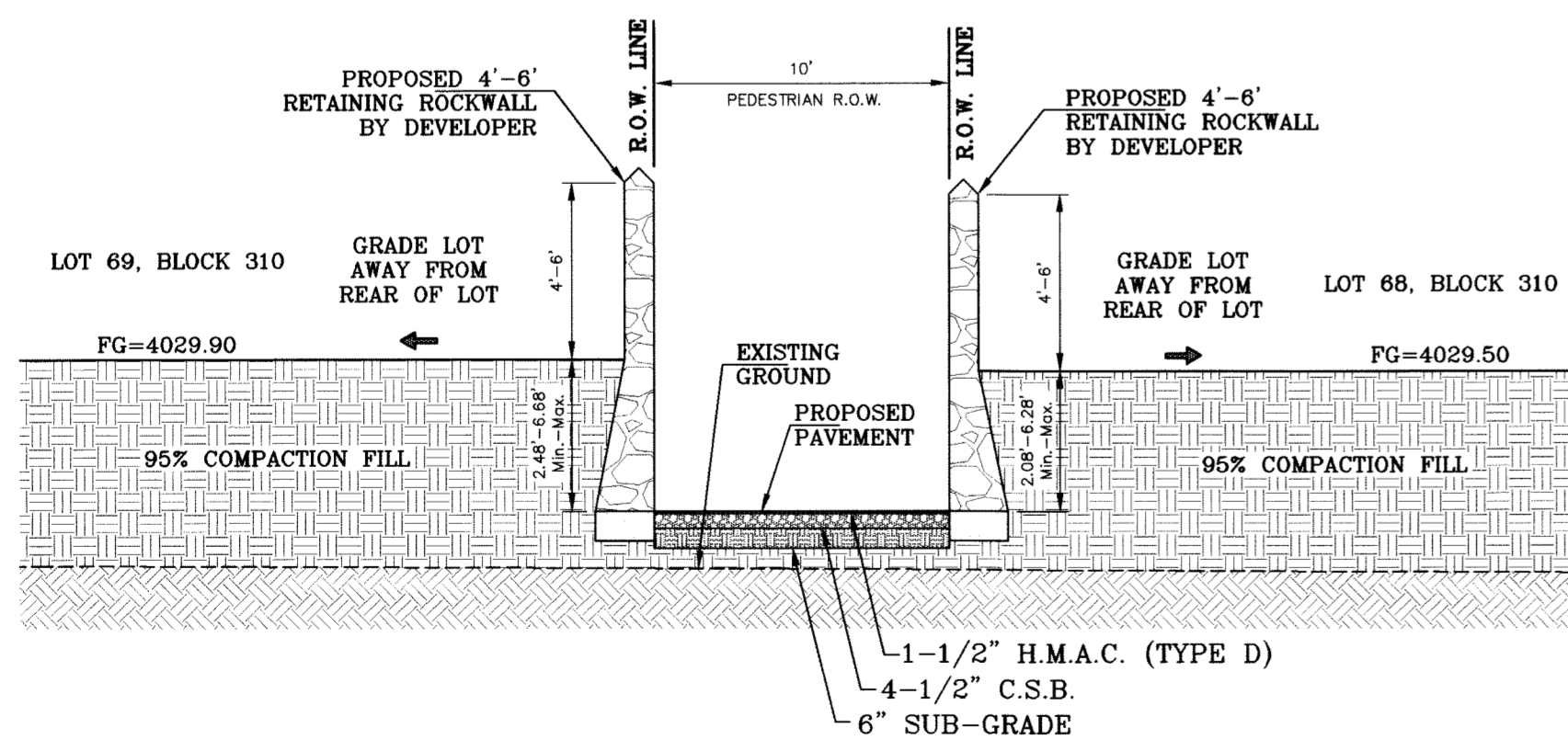


SECTION M  
SCALE: 1"=6'

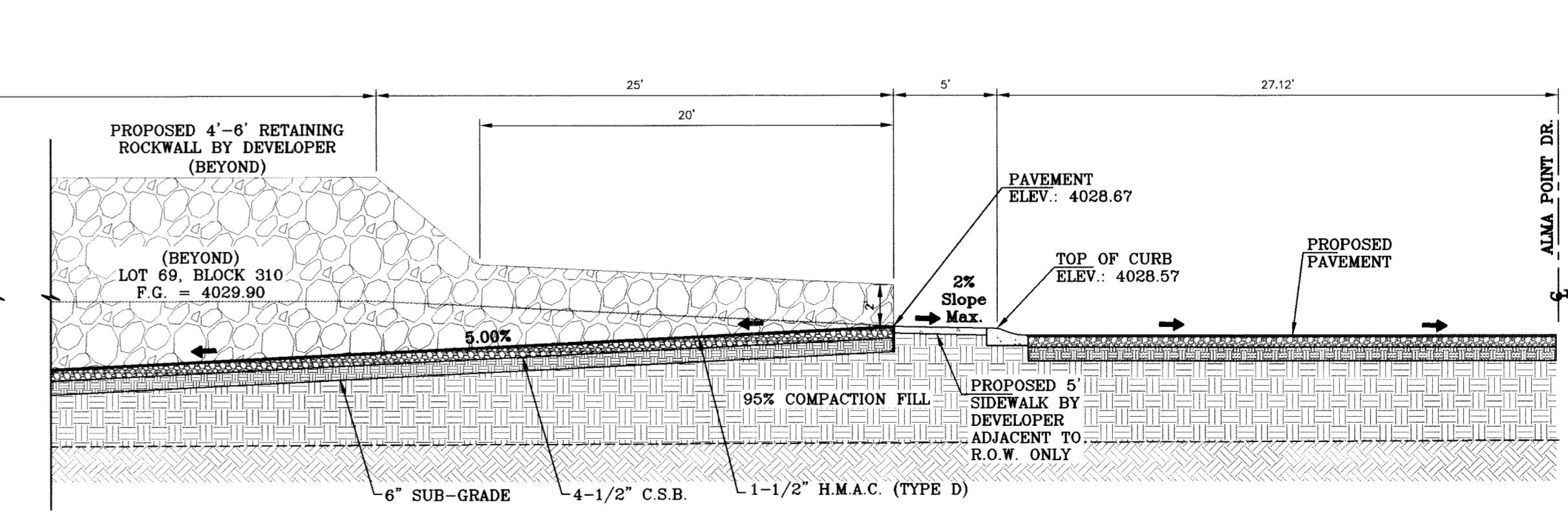
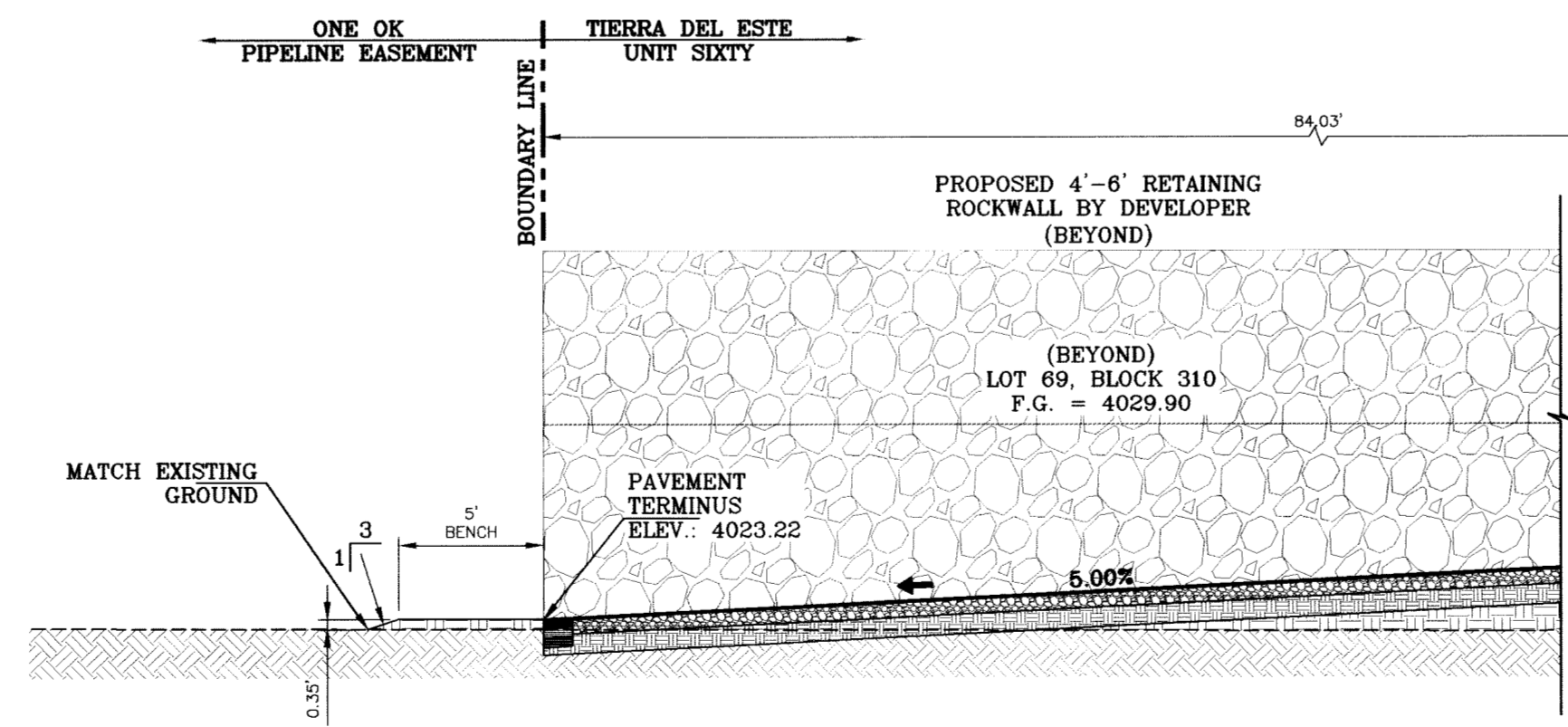
TDE 59 STORM WATER SYSTEM MUST BE IN PLACE PRIOR TO APPROVAL OF TDE 60

MH 1-1  
72" MANHOLE  
STA: 2+34.42  
RIM: 4019.08  
INVERT: 4012.96

PIPE 1-2  
UP INVERT: 4012.86  
DOWN INVERT: 4012.32  
L: 34.00 FT  
SIZE: 30 INCH  
S: 0.010000 FT/FT



SECTION N  
SCALE: 1"=6'



SECTION O  
SCALE: 1"=6'

SEE SHEET 22 FOR PEDESTRIAN R.O.W. & DRAINAGE EASEMENT PAVEMENT DETAILS

PROJECT NAME	TERRA DEL ESTE UNIT SIXTY
BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SETSINGER DR. AND TIM POSTER ST. ELEVATION 4021.16
DATE	05/12/09
REVISIONS	REVISE PACKAGE AS PER REVISED PLAT 08/20/09
BY	EFG
DATE	08/20/09
CITY REDLINES AS PER	07/23/09 COMMENTS
BY	EFG

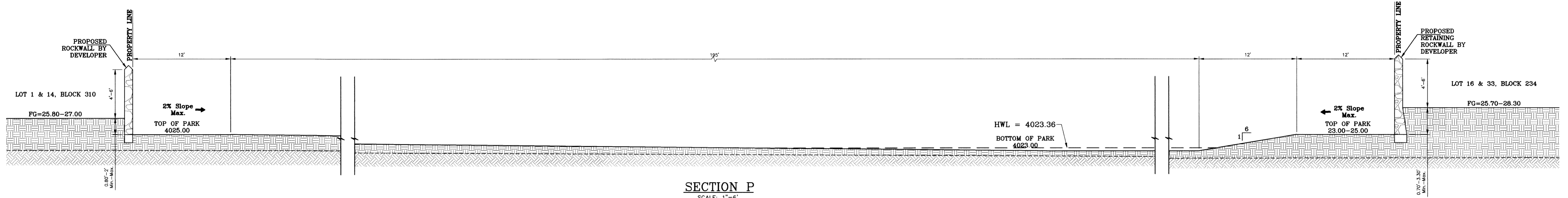
BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES

SCALES	HORIZ. AS NOTED
VERT.	---
DATE	MAY 2009
DESIGN BY	YC
INITIATED BY	EFG
CHECKED BY	YC
JOB NO.	408-03

CONDE INC.  
ENGINEERING / PLANNING  
SURVEYING / GPS  
1700 LIFE TRAVING SITE 400  
EL PASO, TEXAS 79936



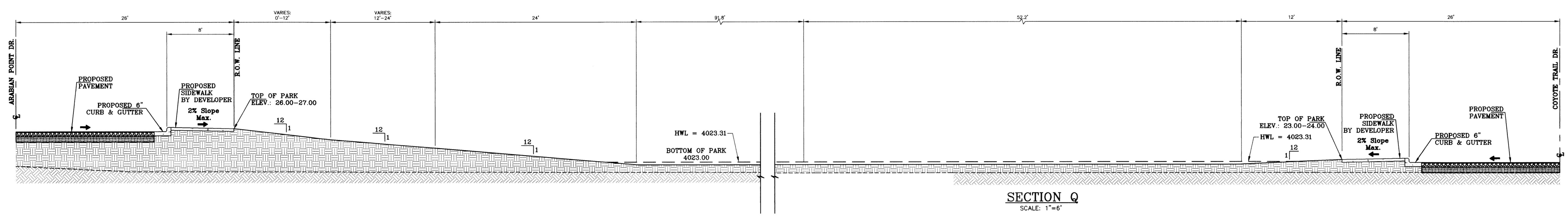
SHEET TITLE  
GRADING SECTIONS



SECTION P  
SCALE: 1"=6'

PONDING AREA			
ELEVATION FT	AREA SQ-FT	CONIC VOL AC-FT	VOLUME CAP. AC-FT
4023.50	31245.42	0.55	0.55
4023.00	18339.34	0.00	0.00

WATERSHED AREA-PARK			
$Q = \frac{A R C}{12} = AC-FT$			
POND CALC.			
Q=ACR/12			
A-TOTAL RUNOFF IN AC/FT (100%)			
R-RAINFALL IN INCHES C-RUNOFF FACTOR			
RESIDENTIAL- & POND	1.72	1.72(4) 0.60	0.34 ac-ft
		12	
	25% EMERGENCY =		0.09
	SILT & DEBRIS =		0.02
	Qreq (TOTAL) =		0.45
	Qcap (TOTAL) =		0.55
	100 YEAR HW ELEVATION =		4023.31
	100 YEAR PONDED DEPTH =		4023.41



SECTION Q  
SCALE: 1"=6'

BENCHMARK

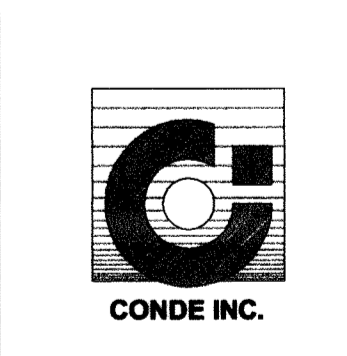
DATE	REVISIONS	BY
05/12/09	REVISE PACKAGE AS PER REVISED PLAT	EFG
09/18/09	CITY REDLINES AS PER 07/23/09 COMMENTS	EFG

PROJECT NAME  
**TERRA DEL ESTE UNIT SIXTY**  
BEING A PORTION OF SECTION 88, BLOCK 79, TOWNSHIP 2, TARRANT COUNTY, TEXAS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES.

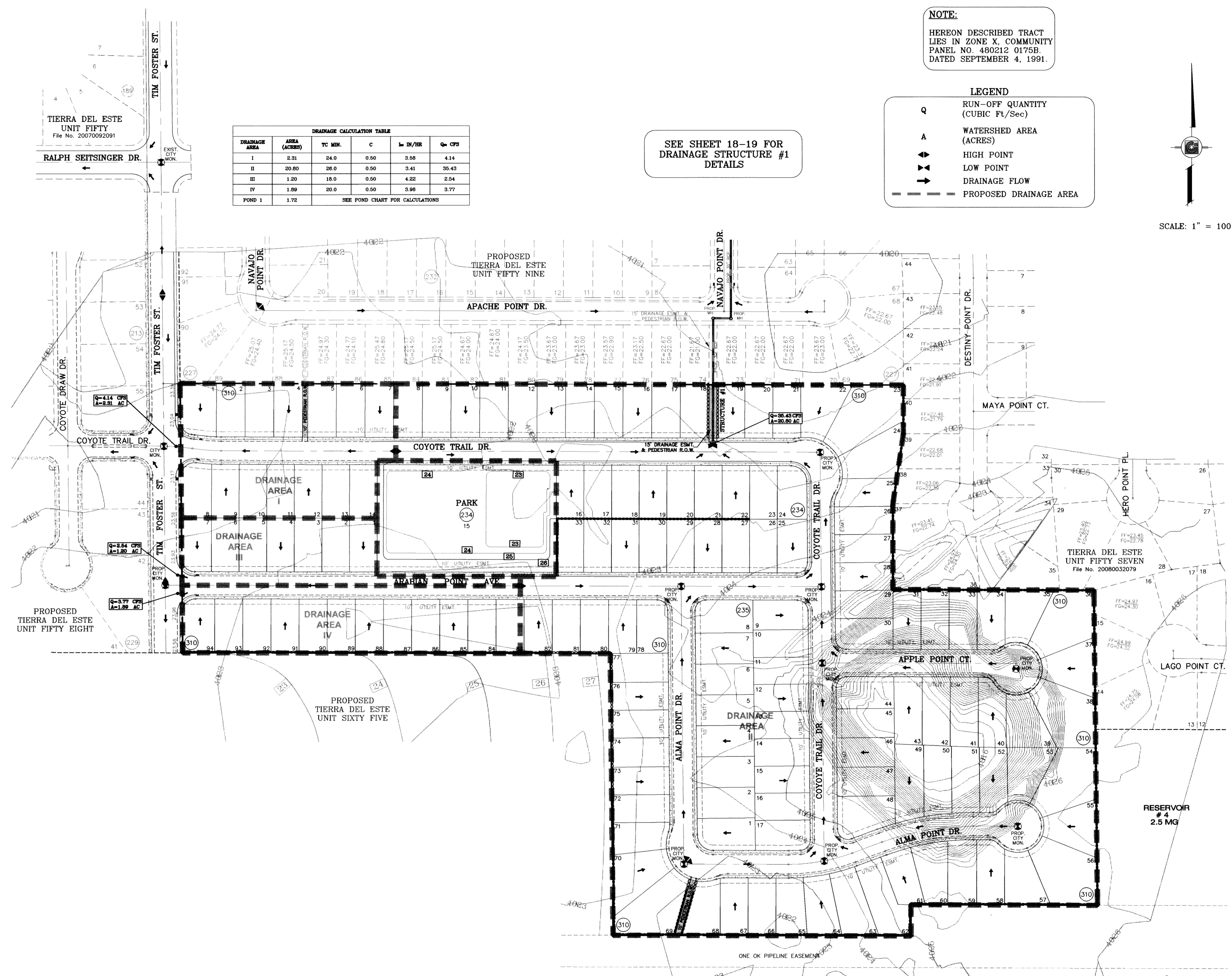
SCALE  
HORIZ. AS NOTED  
VERT. ---  
DATE: MAY 2009  
DESIGN BY: YC  
INITIATED BY: EFC  
CHECKED BY: YC  
JOB NO.: 409-03



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



SHEET TITLE  
**GRADING SECTIONS**



DRAINAGE CALCULATION TABLE				
DRAINAGE AREA	AREA (ACRES)	TC MIN.	C	Q <sub>10</sub> CFS
I	2.31	24.0	0.50	3.58
II	20.80	28.0	0.50	34.41
III	1.20	18.0	0.50	4.22
IV	1.89	20.0	0.50	3.96
POND 1	1.72			3.77

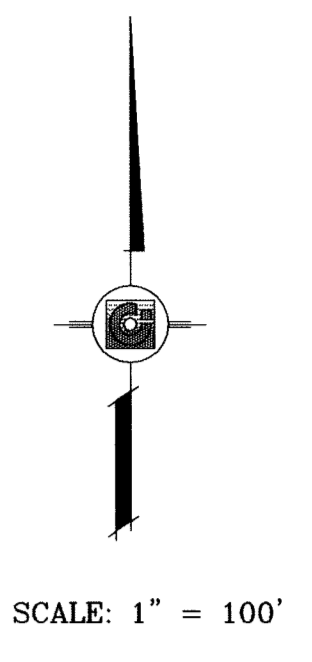
SEE POND CHART FOR CALCULATIONS

SEE SHEET 18-19 FOR DRAINAGE STRUCTURE #1 DETAILS

**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

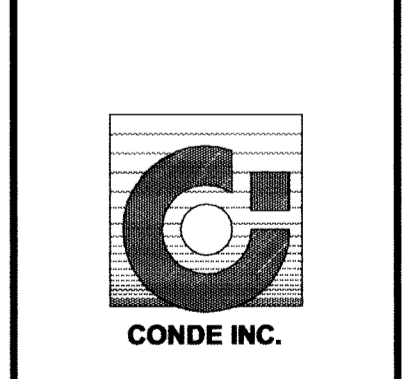


DATE	REVISIONS	BY
05/12/09	REVISE PACKAGE AS PER REVISED PLAT	EFB
08/19/09	CITY REDLINES AS PER 07/23/09 COMMENTS	EFB
09/09/09	CITY REDLINES AS PER 09/03/09 COMMENTS	EFB

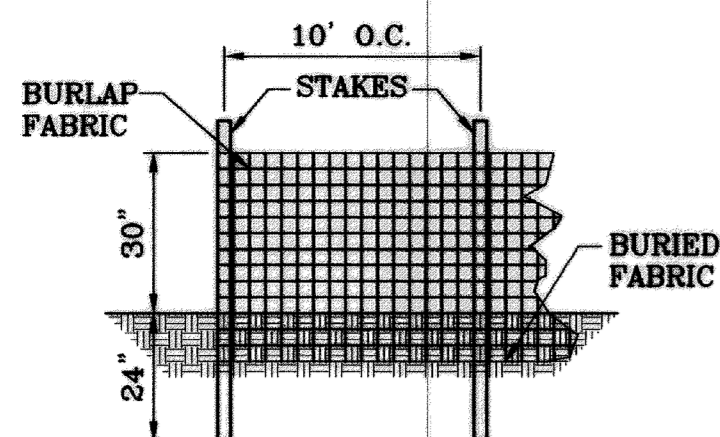
**TERRA DEL ESTE UNIT SIXTY**  
BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEY, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES

**SCALE:** HORIZ. 1" = 100'  
VERT. 1" = 10'  
DATE: MAY 2009  
DESIGN BY: YC  
INITIATED BY: EFG  
CHECKED BY: YC  
JOB NO.: 409-03

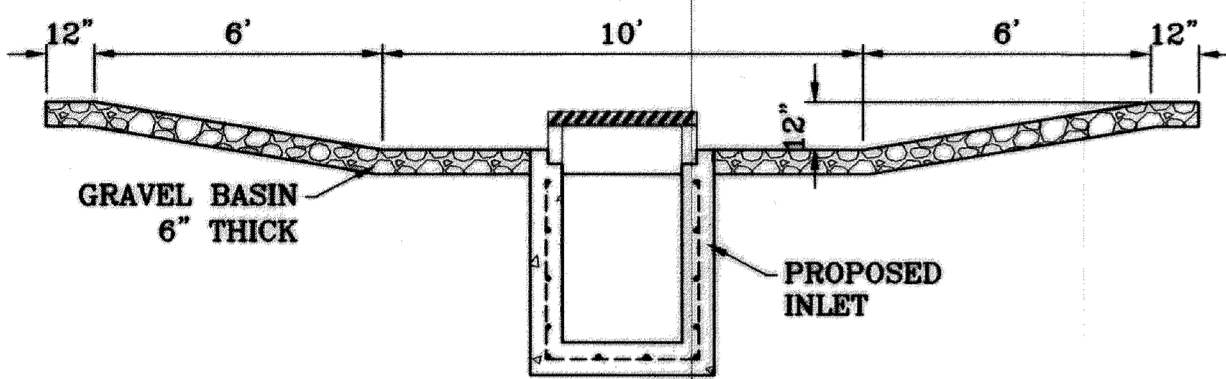
**CONDE INC.**  
ENGINEERING / PLANNING  
SURVEYING / GPS  
1790 LEE TREWINO STE 400  
EL PASO, TEXAS 79936



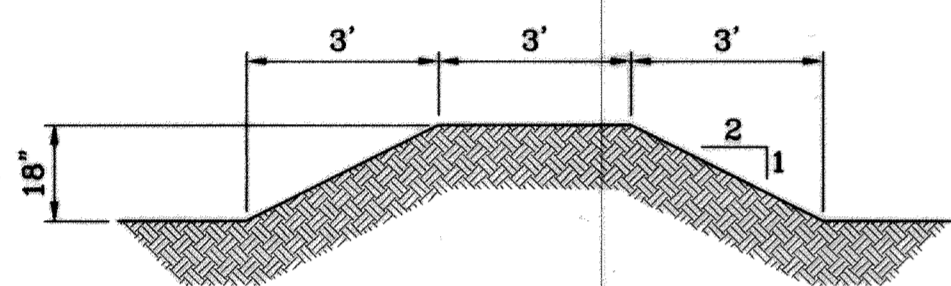
**CONDE INC.**  
SHEET TITLE  
**DRAINAGE PLAN**



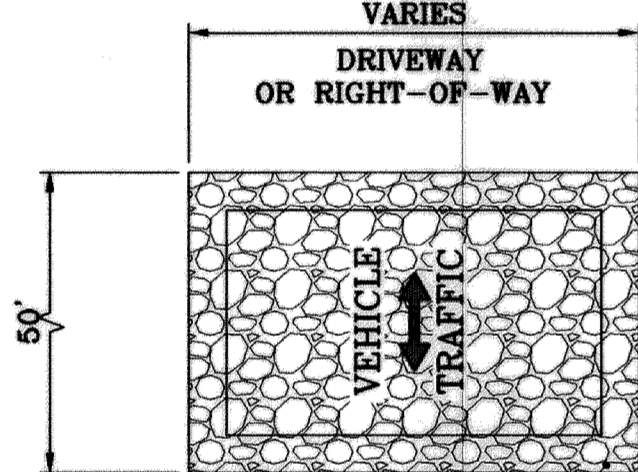
TYPICAL SILT FENCE  
SCALE: 1"=3'



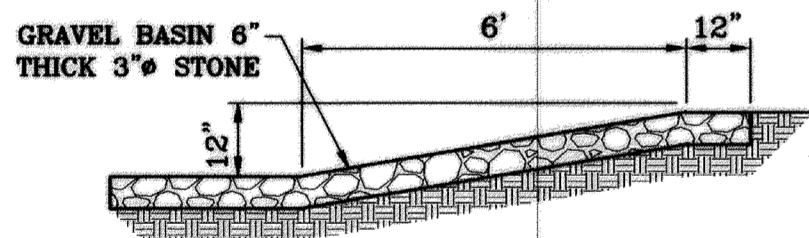
TEMPORARY STRUCTURE  
DESILTING BASIN  
SCALE: 1"=4'



TYPICAL BERM  
SCALE: 1"=3'



GRAVEL ENTRANCE  
SCALE: 1"=3'

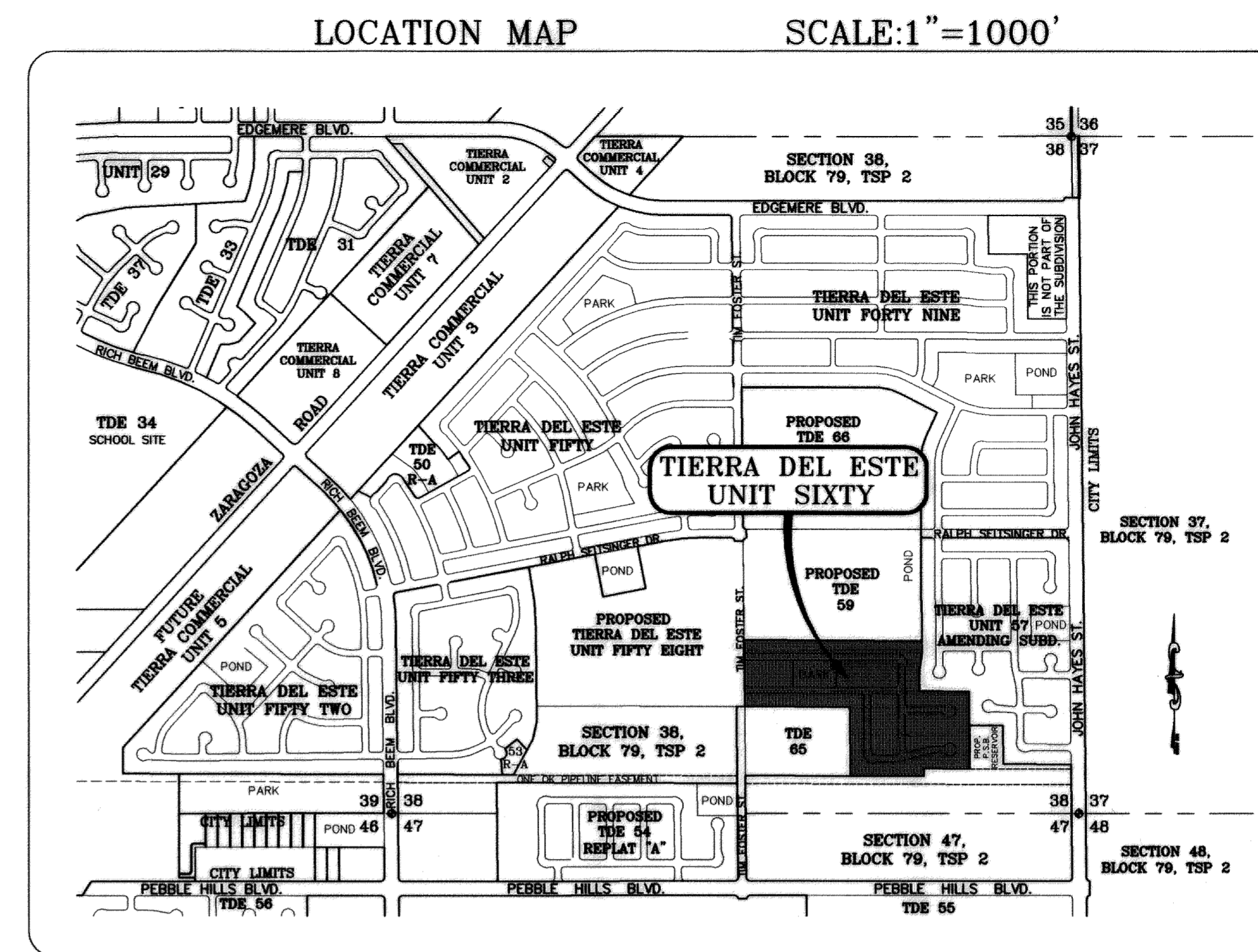


SECTION  
EROSION AND SEDIMENT CONTROLS  
TEMPORARY STABILIZATION  
SCALE: 1"=3'

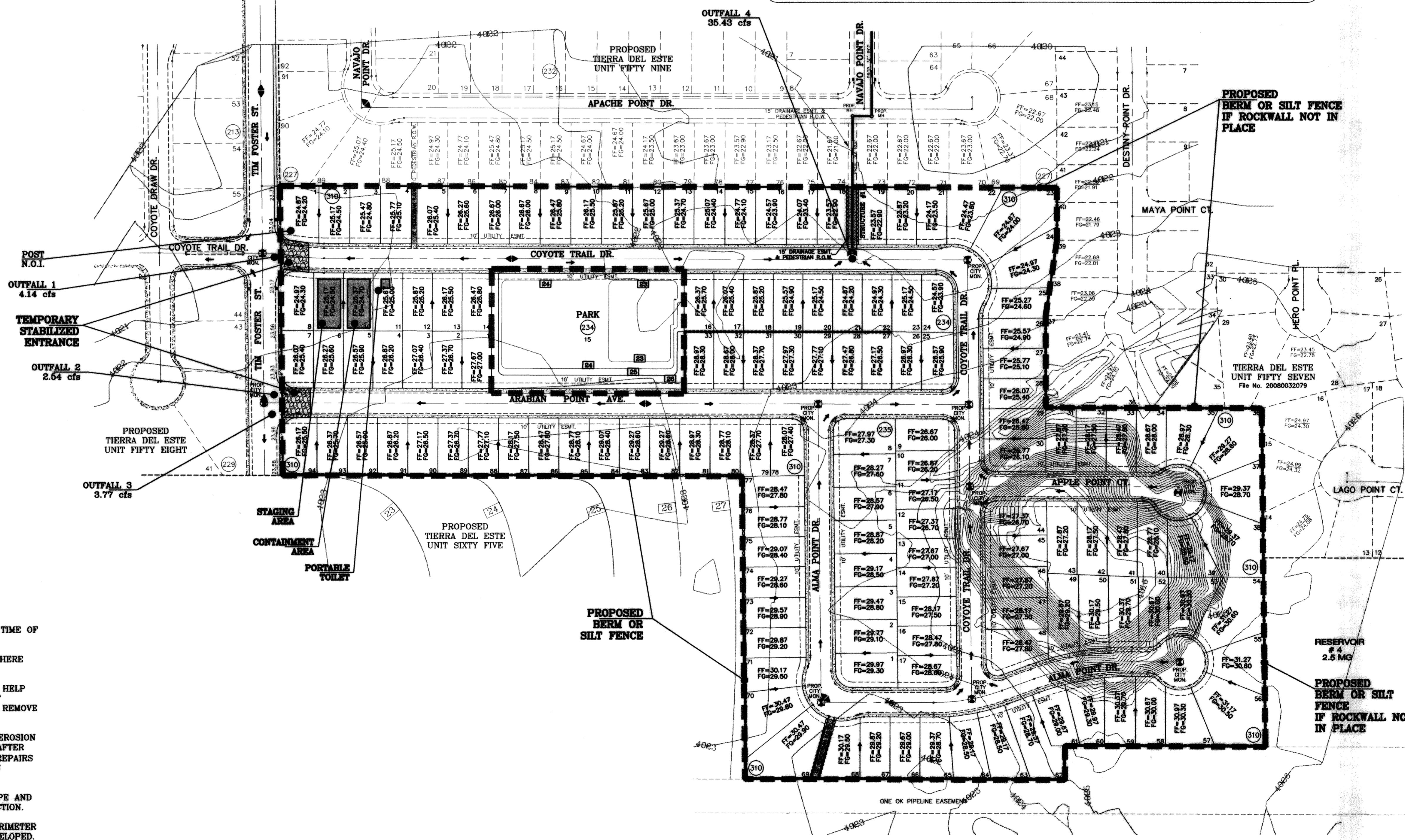
- NOTES:
1. T.P.D.E.S. PERMIT- AS REQUIRED BY CONTRACTOR
  2. STORM WATER AS PER N.P.D.E.S. PERMIT

LEGEND

FF=00.67	PROPOSED FINISH GROUND AND FINISH FLOOR
FG=00.00	PROPOSED SPOT ELEVATION
00.00	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



SCALE: 1" = 100'



- 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 SWEEPED 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.

BENCHMARK

CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RALPH SETSINGER DR AND TIM FOSTER ST. ELEVATION 4021.16 CITY DATUM

DATE	05/12/09	REVISIONS	BY
DATE	09/19/09	REVISE PACKAGE AS PER REVISIONS	EFG
DATE	09/09/09	CITY REVISIONS AS PER 07/23/09	EFG
DATE	09/09/09	CITY REVISIONS AS PER 09/09/09	EFG

PROJECT NAME  
**TERRA DEL ESTE UNIT SIXTY**

BEING A PORTION OF SECTION 38, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILROAD COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING 27.928 ACRES.

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

DATE: MAY 2009  
DESIGN BY: YC  
INITIATED BY: EFG  
CHECKED BY: YC  
JOB NO.: 409-03

ENGINEER'S SEAL

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

SHEET TITLE  
**STORM WATER POLLUTION PREVENTION PLAN**

SHT 8 OF 23

TERRA DEL ESTE UNIT SIXTY

