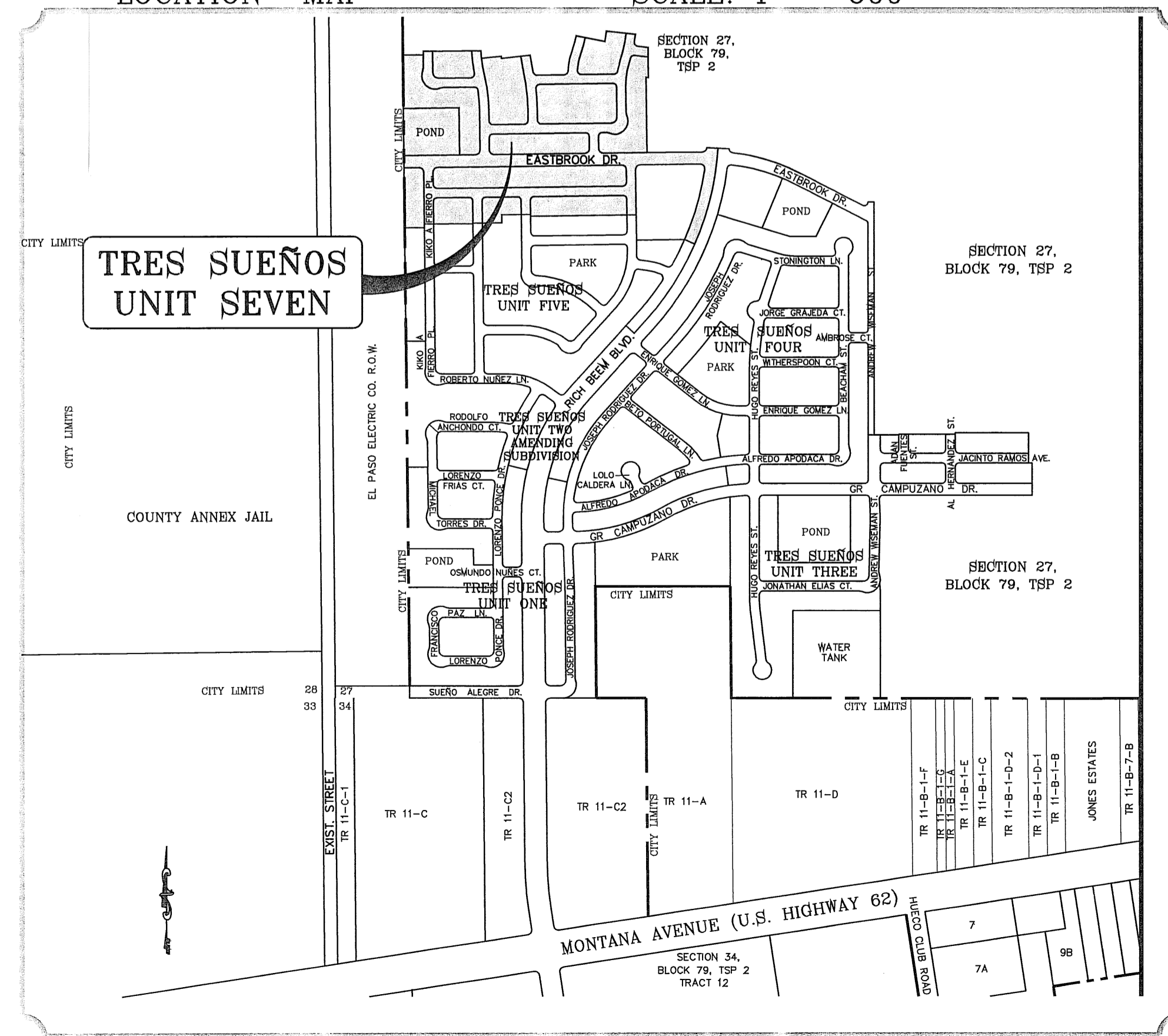


VICINITY MAP
EL PASO COUNTY

DEVELOPMENT SERVICES DEPARTMENT
SITE PLAN REVIEW
 Reviewed For Conformance For Conditions Related To:
 Demolition Only / Grading & Drains / Wheelchair Ramps / On Site Parking Layout / Sidewalks / Driveways / Retaining Rock Walls / On-Site Funding of Storm Wastes
 Inspector Must Call 24 Hours Prior To Construction
 Date: 5/23/2012

LOCATION MAP SCALE: 1" = 600'

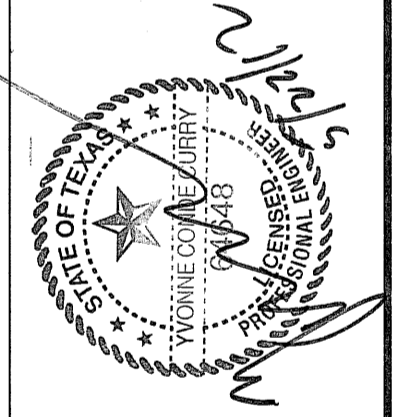


STREET IMPROVEMENTS

I N D E X

TITLE	SHEET No.	TITLE	SHEET No.
COVER SHEET	1 of 37	TRE MAXIMILIANO AVE.	18-19 of 37
PLAT	2 of 37	JENNIFER CLAIRE LN. / LUIS ROBLES LN.	20 of 37
GRADING PLAN	3 of 37	CAROLINE MAY CT.	21 of 37
GRADING SECTIONS	4 of 37	VINCENT JAMES ST. / LAUREL RENEE SANTEE PL.	22 of 37
DRAINAGE PLAN	5 of 37	GUILLERMO ESPIÑOZA ST. / RAMON VEGA LN.	23 of 37
STORM WATER POLLUTION PREVENTION PLAN & NOTES	6-7 of 37	STRUCTURES	24-25 of 37
RICH BEEM BLVD.	8 of 37	EXISTING POND	26 of 37
HILARIO HERNANDEZ DR.	9 of 37	STANDARD DETAILS	27-28 37
MARIA L. FERNANDEZ CT. / GRACIELA ESTEP ST.	10-11 of 37	STRUCTURE DETAILS	29 37
KIKO A. FIERRO PL.	12 of 37	ILLUMINATION PLAN & TRAFFIC CONTROL	30 37
EASTBROOK DR.	13-15 of 37	WATER AND SEWER PLANS	31-34 37
MARGARITA TALAMANTES DR.	16 of 37	WATER AND SEWER DETAILS	35-37 37
MARCELLA SANTILLANA ST.	17 of 37	LANDSCAPE AND IRRIGATION	L1-L5 L5

PROJECT NAME
TRES SUEÑOS UNIT SEVEN
 BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2,
 TEXAS AND EL PASO COUNTY SURVEYS,
 CITY OF EL PASO COUNTY, TEXAS.
 CITY OF CONTAINING: 27.466 ACRES



CONDE INC.
 ENGINEERING / PLANNING
 1700 LEE PARKWAY, SUITE 400
 EL PASO, TEXAS 79906



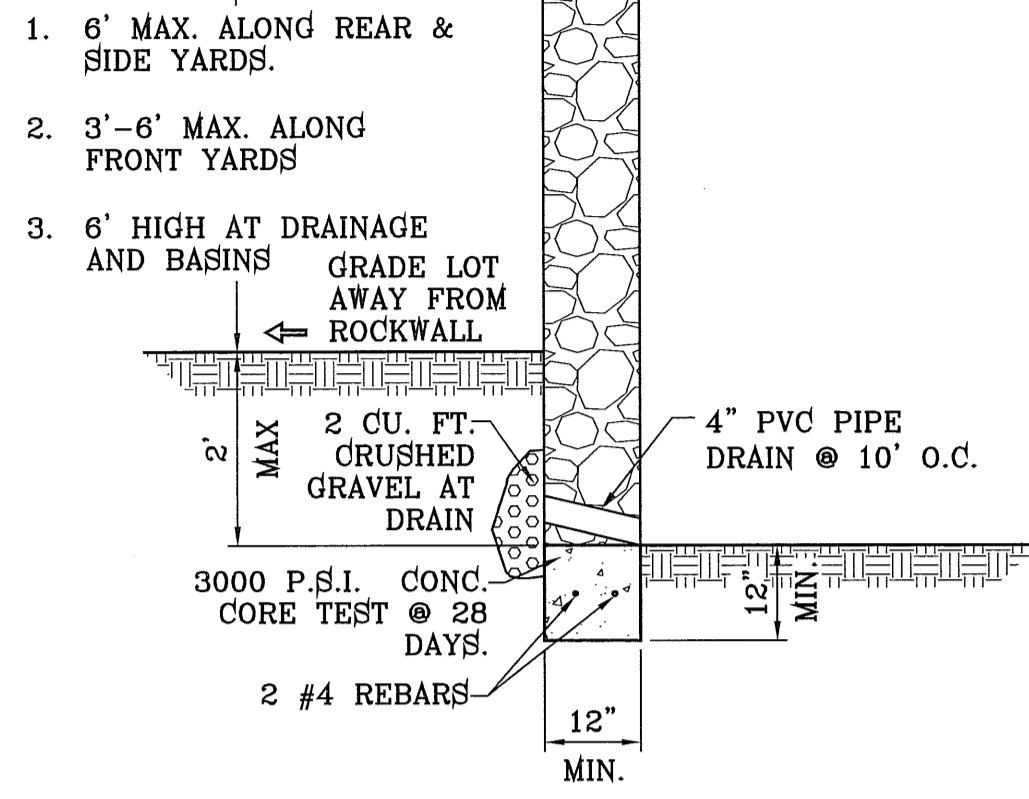
COVER SHEET

FILE LOCATION S:_Subdivisions\TRES SUEÑOS 7.DWG GDPL PLOTTED ON Monday, May 21, 2012 8:05:39 AM BY RUBEN RIVERA

ROCKWALL NOTES:

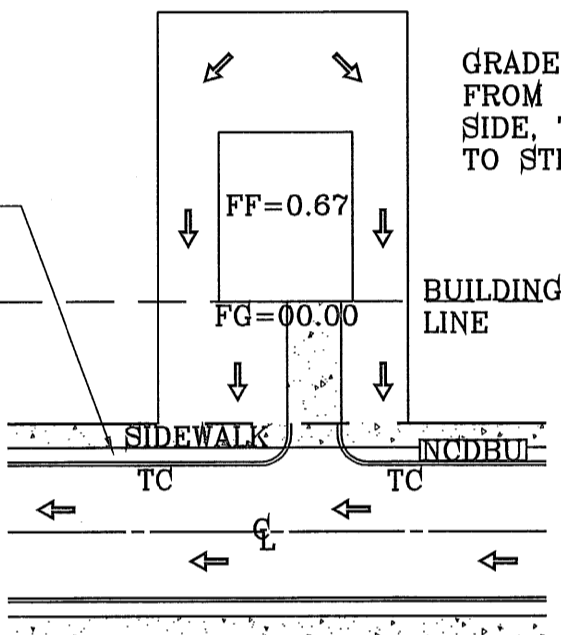
1. STONE FOR ROCKWALLS SHALL BE AS NEARLY UNIFORM IN SECTIONS AS IS PRACTICABLE. THE STONE SHALL BE DENSE AND RESISTANT OF AIR AND WATER.
2. MORTAR MUST BE TYPE "S" 1800 P.S.I. AS PER ASTM C270.
3. MASONRY WALLS OVER SIX (6) FEET IN HEIGHT AND THOSE USED FOR EARTH RETENTION OVER TWO (2) FEET MUST BE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

DETAIL No. SECTION DETAIL SHEET
SECTION REFERENCE SHEET



ROCKWALL DETAIL
SCALE: 1"=2'

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....)

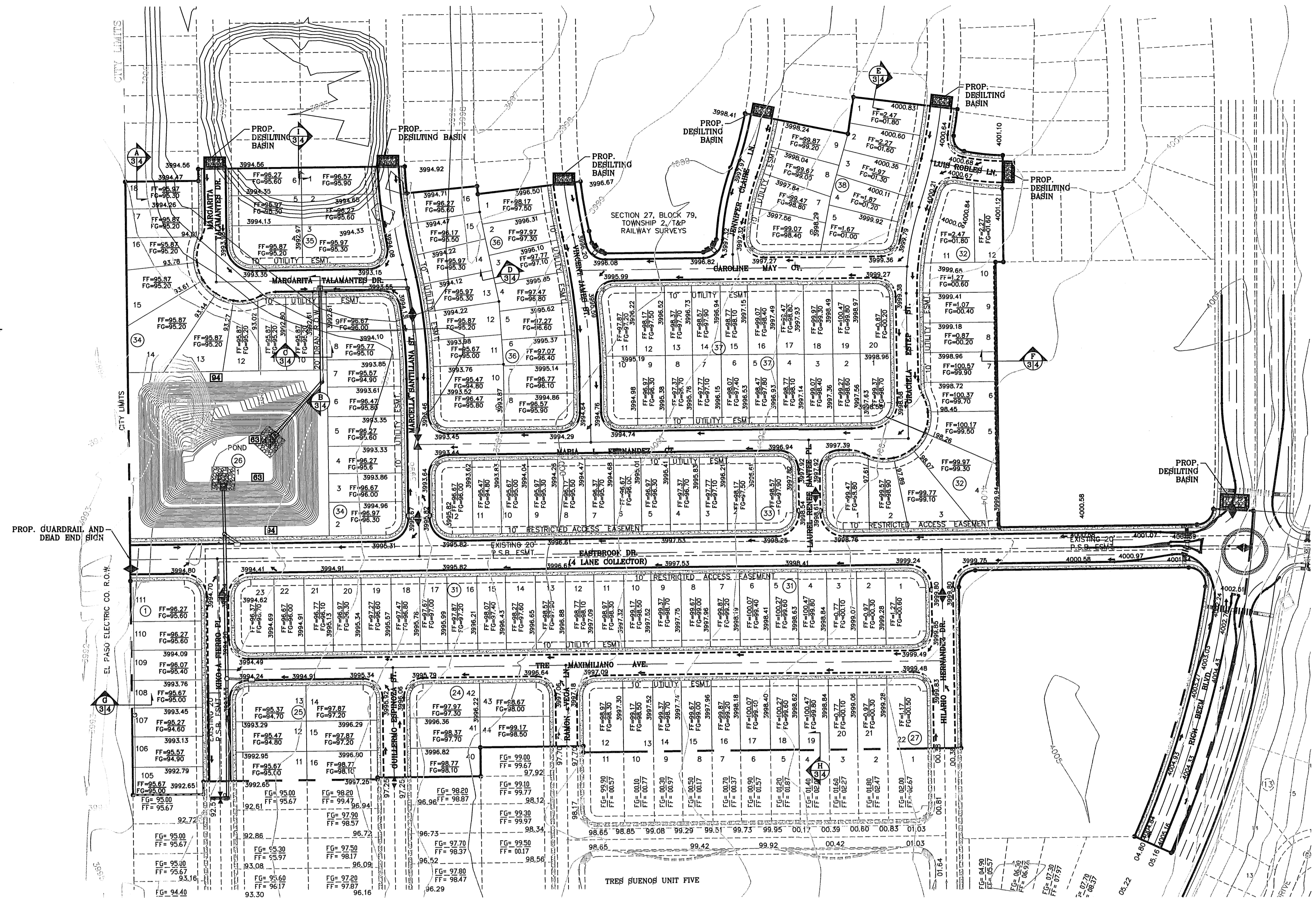


DRIVEWAY SLOPES MUST BE 10% MAXIMUM FROM GUTTER TO SIDEWALK, 2% FOR SIDEWALK AND 14% MAXIMUM THEREAFTER

TYPICAL LOT GRADING
SCALE: 1"=40'

SEE SHEET 24 AND 25 FOR DRAINAGE STRUCTURES

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



SCALE: 1" = 100'

GENERAL NOTES:

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

GENERAL EARTHWORK NOTES:

1. ALL GRADING SHALL CONFORM TO THE CITY OF EL PASO GRADING ORDINANCE SECTION 18.44.
2. THE CONTRACTOR SHALL CARRY ON HIS WORK WITH SPECIAL CARE AT ALL TIMES TO MAINTAIN THE NATURAL SURROUNDINGS AND EXISTING STRUCTURES IN AN UNDAMAGED CONDITION.
3. NATURAL SUBGRADES TO SUPPORT STRUCTURAL FILL OR PAVEMENTS SHOULD BE STRIPPED OF ALL VEGETATION OR ORGANIC TOPSOIL. THE EXPOSED SUBGRADE SHOULD BE SCARIFIED JUST PRIOR TO FILL PLACEMENT TO A MINIMUM DEPTH OF 6 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.
4. TEMPORARY DUST AND EROSION CONTROL MEASURES SHALL BE PROVIDED FOR AT ALL TIMES. SEE SHEETS 6 & 7.
5. ANY EROSION OF THE GRADED SITE DURING THE COURSE OF THE PROJECT SHALL BE CORRECTED PRIOR TO FINALIZATION OF THE PROJECT AT NO COST TO THE OWNER.
6. ALL SLOPES AND SWALES WITHIN LOTS SHALL BE MAINTAINED BY LOT OWNER.

CONSTRUCTION NOTES:

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

LEGEND

FF=0.67	PROPOSED FINISH FLOOR
FG=00.00	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

BENCHMARK
CITY MONUMENT AT THE CENTRELINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN
ELEVATION 4004.32 CITY DATUM

DATE	REVISIONS	BY
05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS	R.R.
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND OF EAST RAILWAY, COUNTY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.465 ACRES

ENGINEER'S SEAL
HORIZ. 1" = 100'
VERT. 1" = 100'
DATE: MARCH 2012
DESIGN BY: Y.C.
CHECKED BY: Y.C.
JOB NO.: 508-72

CONDE INC.
ENGINEERING / PLANNING / SURVEYING / GPS
6080 SURETY DR. STE. 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286



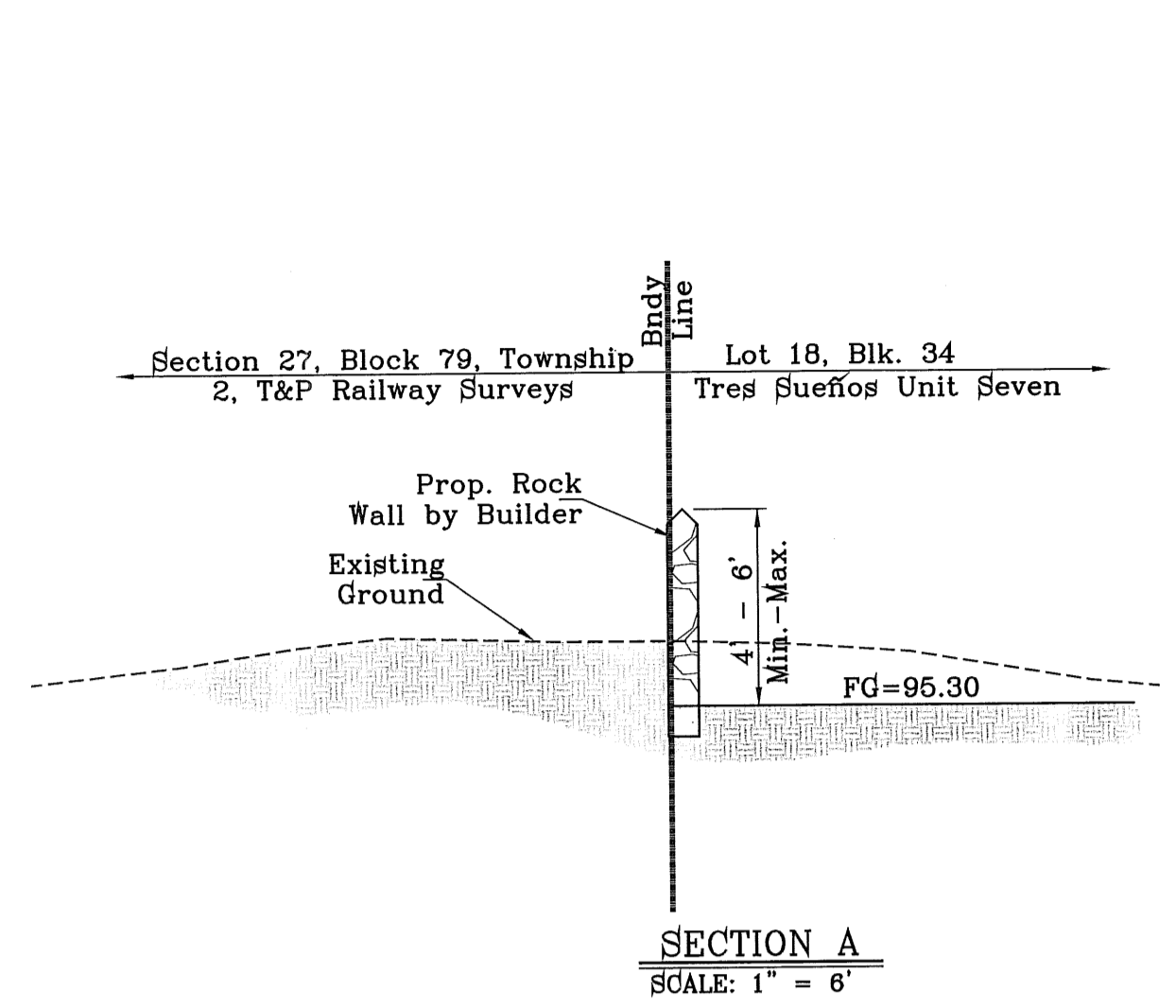
SHEET TITLE
GRADING PLAN
SHT 3 OF 37

ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

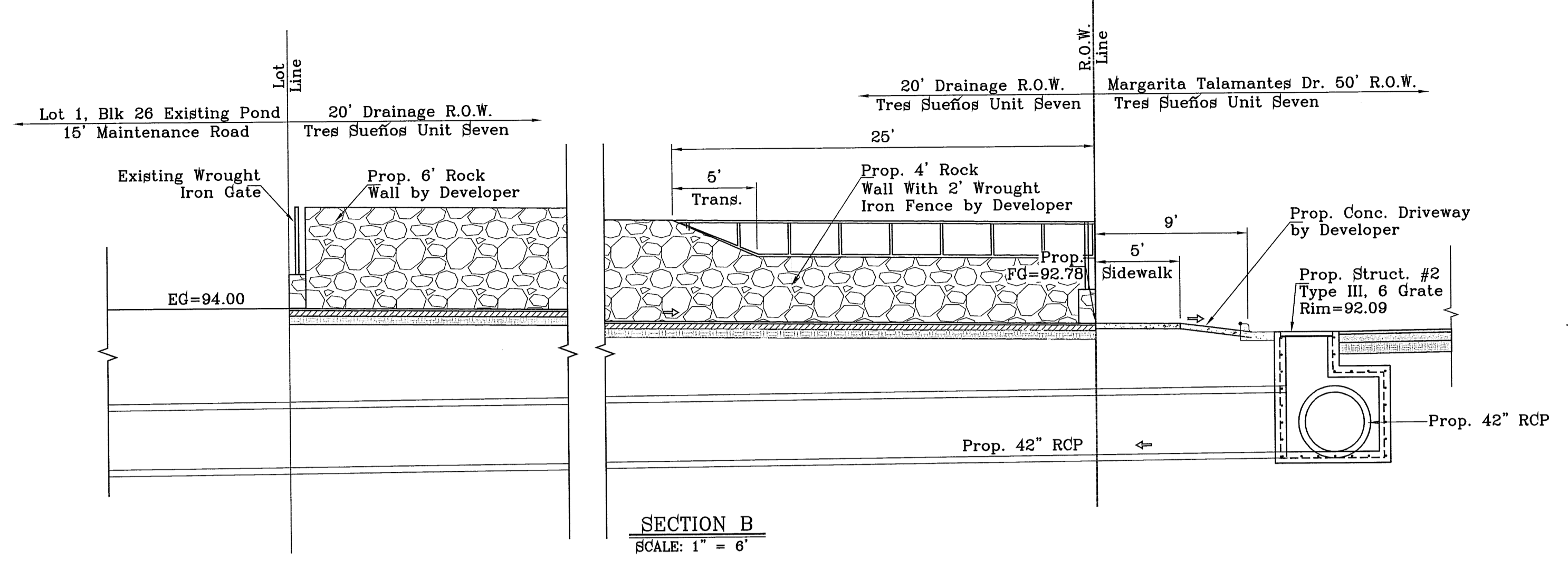
REVIEWED

TRES SUEÑOS UNIT SEVEN

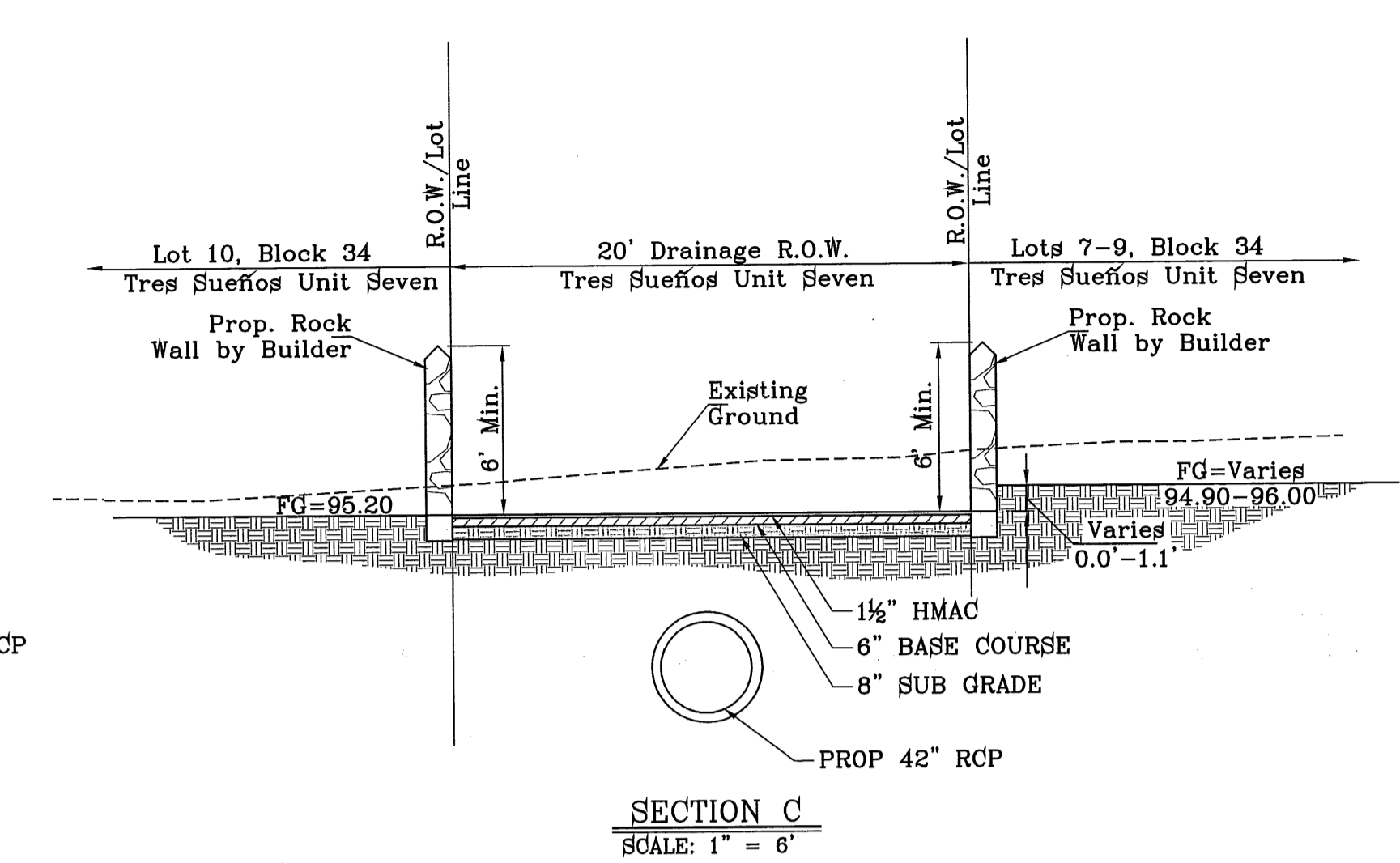
FILE LOCATION S:\Subdivision\TRES SUEÑOS 7.DWG\GRADING SECTIONS PLOTTED ON Monday, May 21, 2012 8:12:40 AM BY RUBEN RIVERA



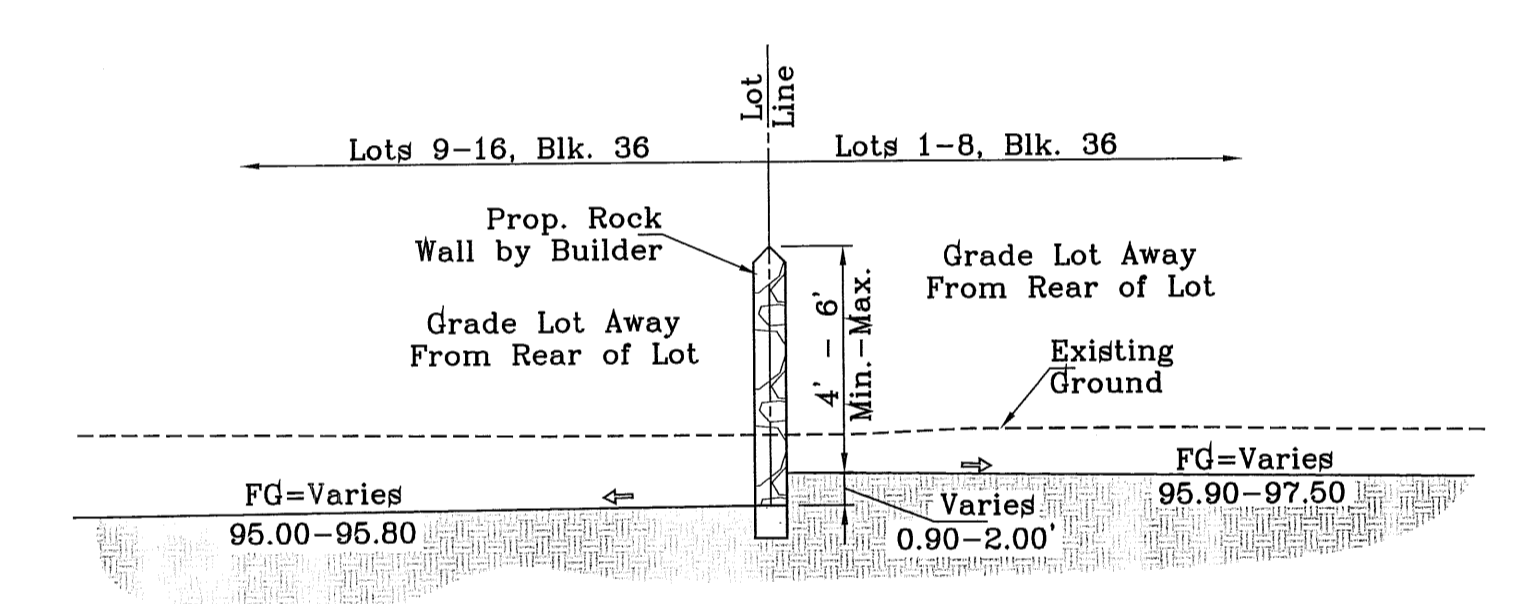
SECTION A
SCALE: 1" = 6'



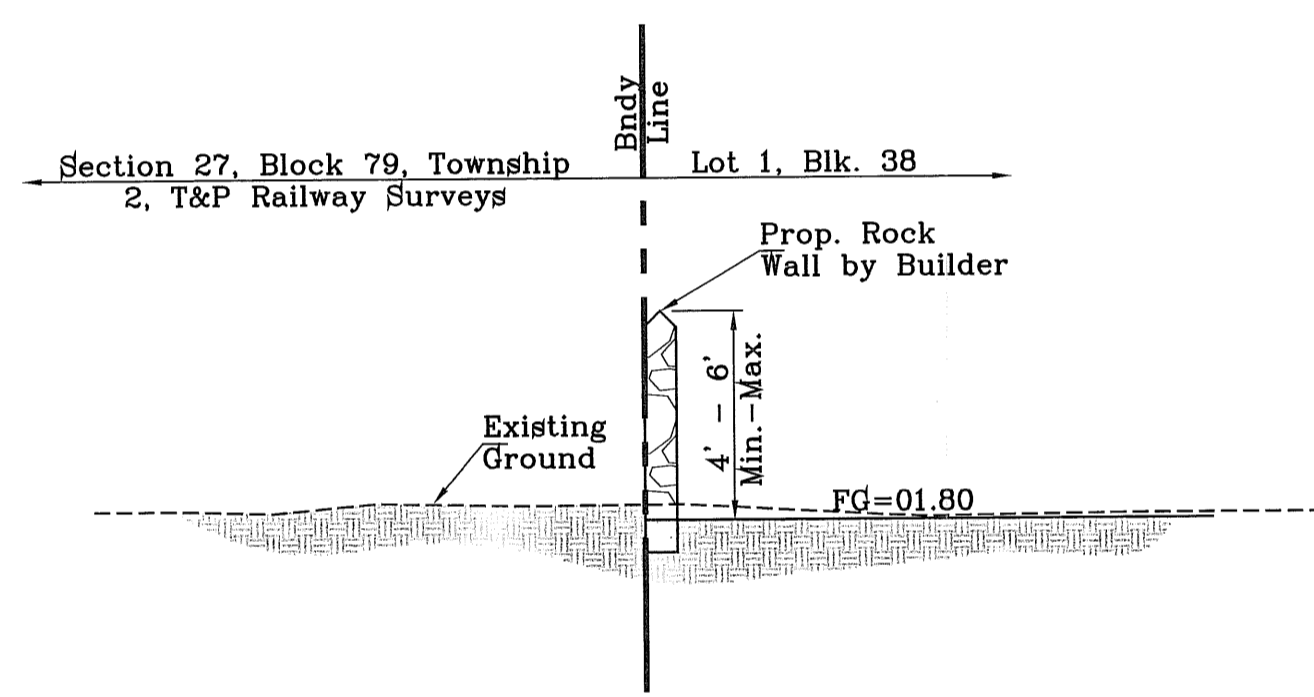
SECTION B
SCALE: 1" = 6'



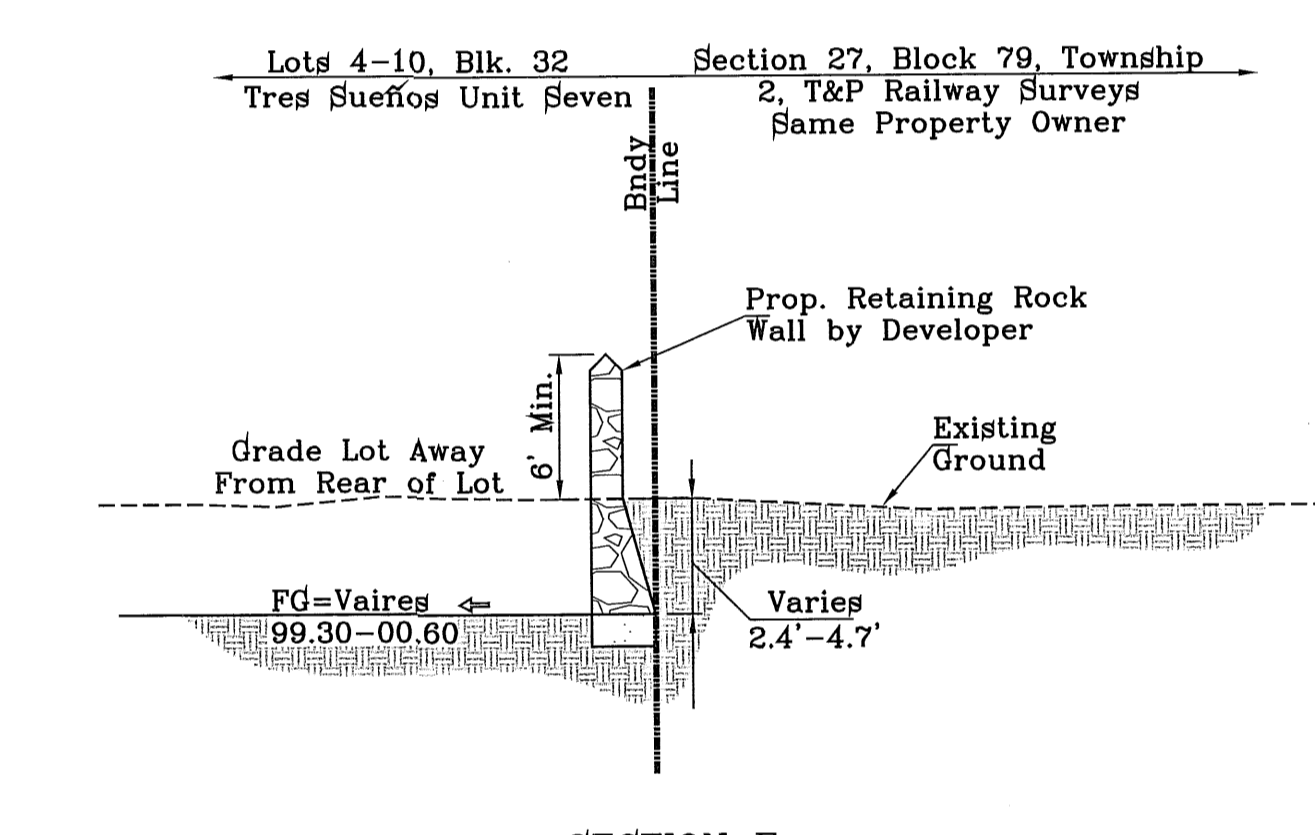
SECTION C
SCALE: 1" = 6'



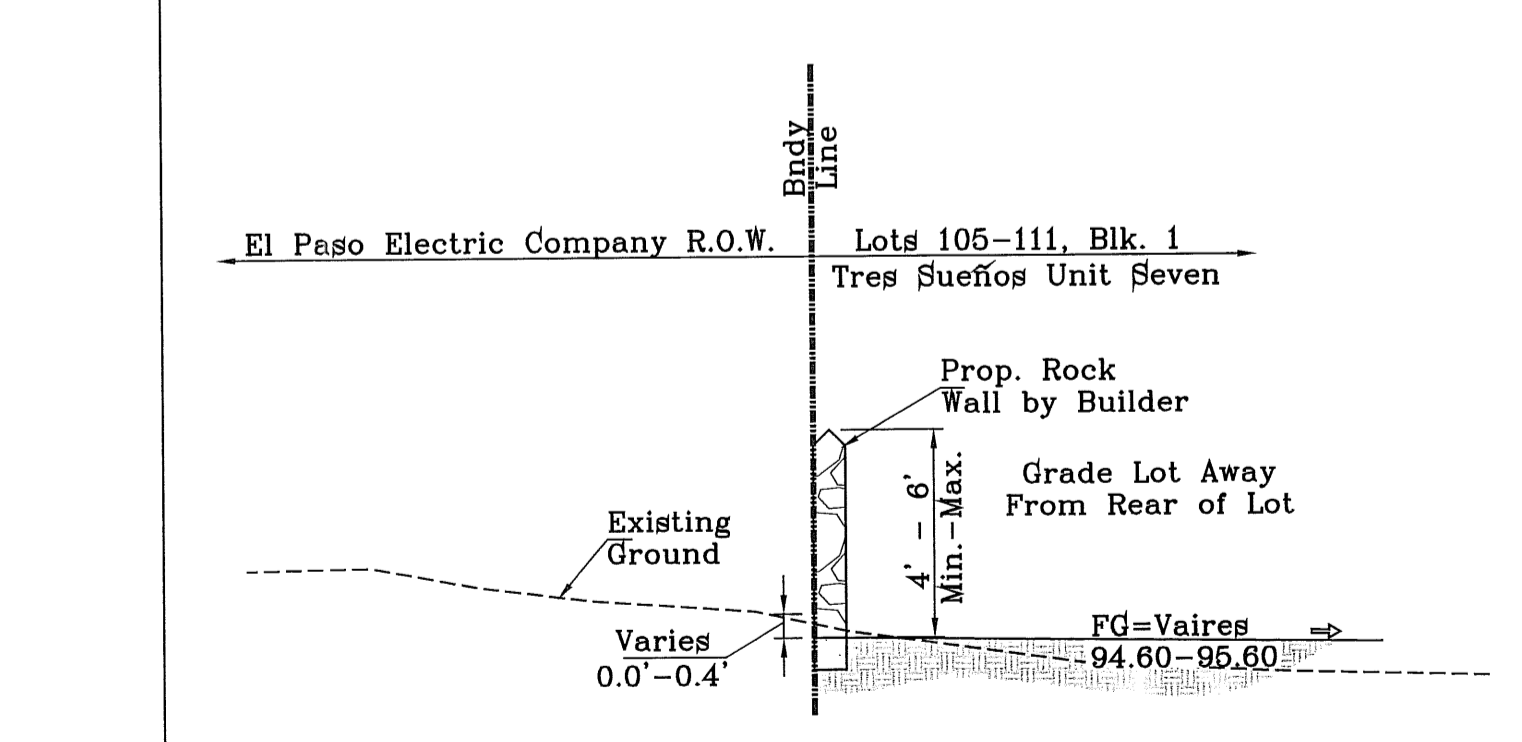
SECTION D
SCALE: 1" = 6'



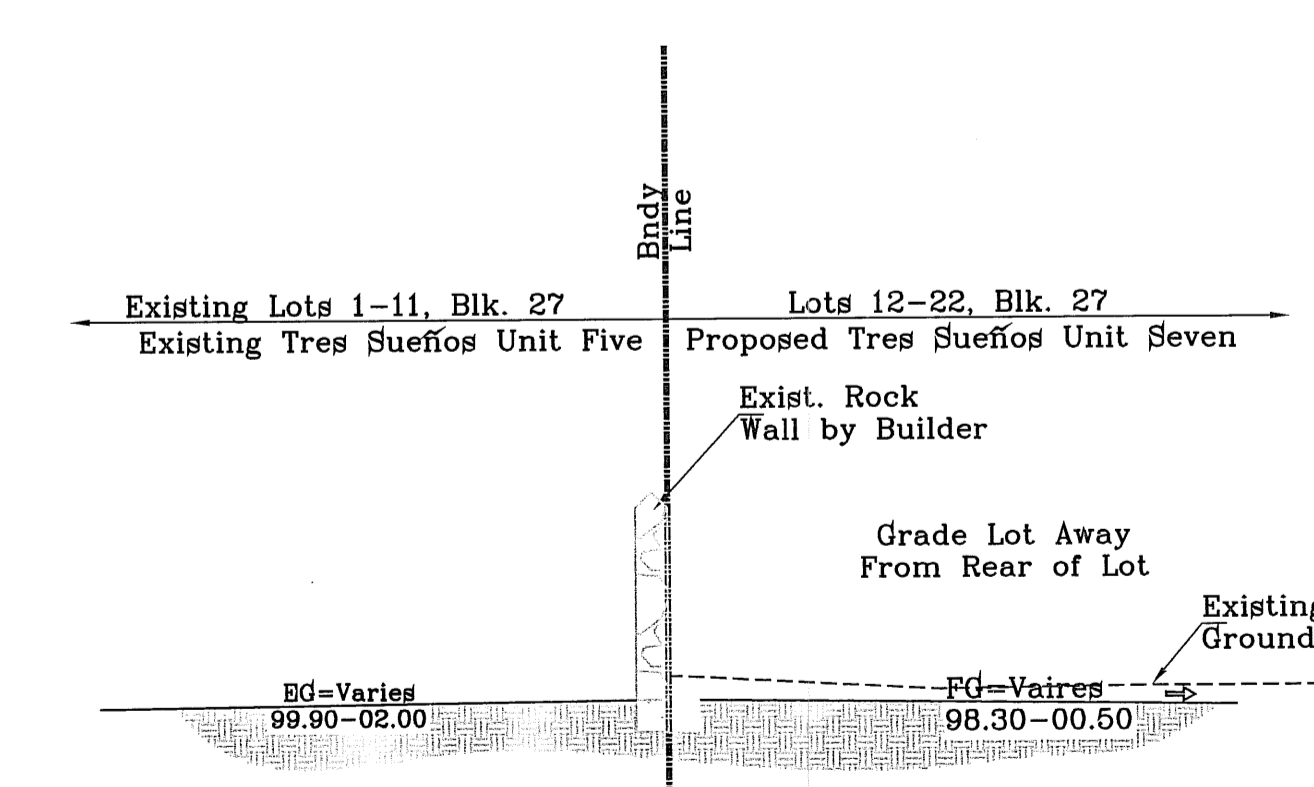
SECTION E
SCALE: 1" = 6'



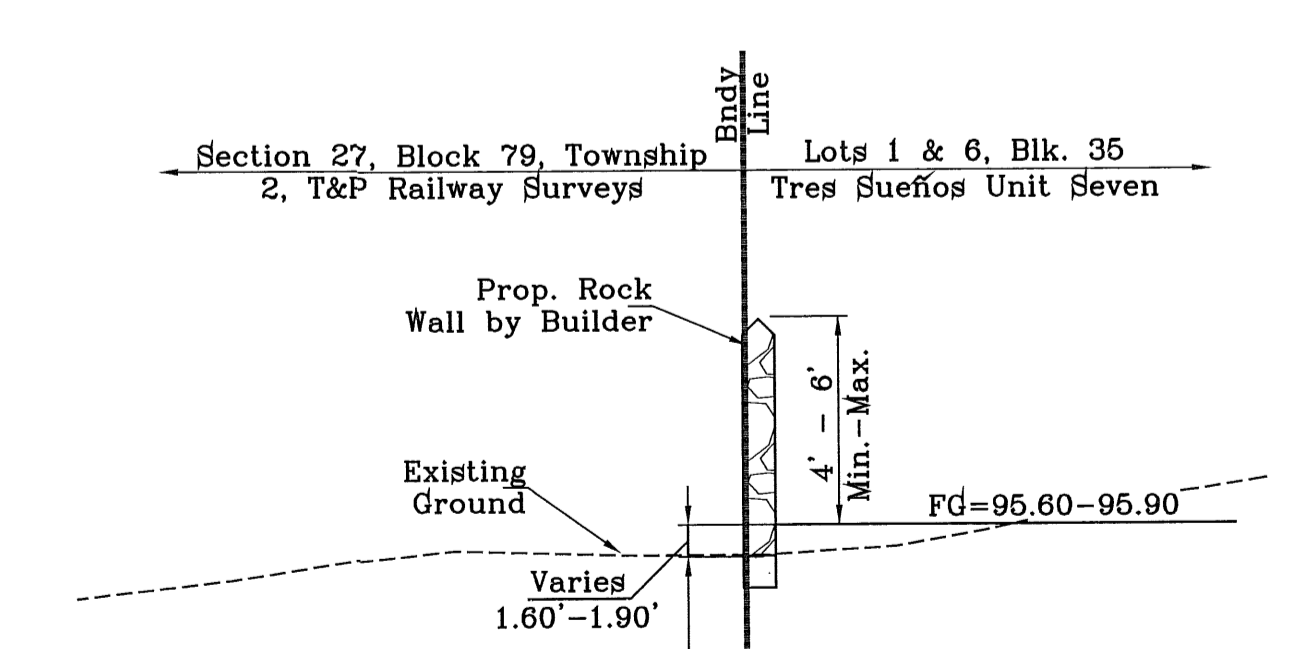
SECTION F
SCALE: 1" = 6'



SECTION G
SCALE: 1" = 6'



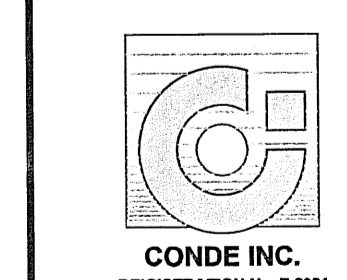
SECTION H
SCALE: 1" = 6'



SECTION I
SCALE: 1" = 6'



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6080 SURETY DR. STE 100
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SHEET TITLE

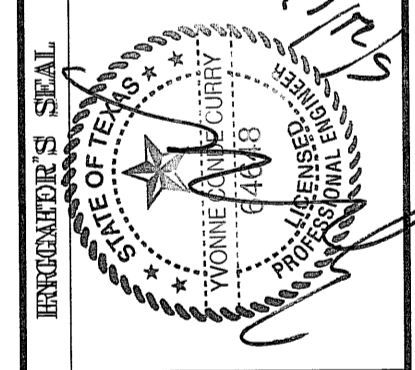
GRADING SECTIONS

SHT 4 OF 37

DATE	REVISIONS	BY
05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS	R.R.
05/18/12	STREET NAME CHANGES	R.R.
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

SCALE: AS NOTED
HORIZ: ---
VERT: ---
DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 508-72



CONDE INC.
ENGINEERING & CONSTRUCTION
MANAGEMENT DEPARTMENT

REVIEWED

TRES SUEÑOS UNIT SEVEN

FILE LOCATION S:\Subdivisions\TRES SUEÑOS 7.DWG GDPL PLOTTED ON Monday, May 21, 2012 8:06:38 AM BY RUBEN RIVERA

LEGEND

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

SEE SHEET 24 AND 25 FOR DRAINAGE STRUCTURES

NOTE:
 HEREON DESCRIBED TRACT LIES IN ZONE X, COMMUNITY PANEL NO. 480212-0176B, DATED SEPTEMBER 4, 1991.

DRAINAGE CALCULATION TABLE

DRAINAGE AREA	AREA (acres)	Tc (min)	c	I ₆₀ (in/hr)	Q ₆₀ (cfs)	Q ₁₀₀ (cfs)
I	3.19	20	0.60	3.84	7.35	8.19
II	4.19	29	0.60	3.19	8.02	9.13
III	7.08	29	0.60	3.19	13.55	15.42
IV	3.47	28	0.90	3.25	10.15	11.52
V	6.47	26	0.60	3.41	13.24	14.83
VI	1.34	20	0.60	3.84	3.09	3.44
OFFSITE A	6.35	26	0.60	3.41	12.99	14.55
OFFSITE B	4.35	25	0.60	3.49	9.11	10.15
OFFSITE C	1.83	25	0.60	3.49	3.83	4.21
OFFSITE D	1.32	25	0.60	3.49	2.76	3.08
OFFSITE E	1.60	22	0.60	3.76	3.60	3.73
OFFSITE F	2.90	24	0.60	3.58	6.23	6.77
POND	SEE POND SHEET FOR CALCS					

WATERSHED - POND

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

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

FUTURE RESIDENTIAL = $\frac{52.10(4).60}{12} = 10.42$ ac-ft & POND
 RESIDENTIAL = $\frac{24.30(4).60}{12} = 4.86$ ac-ft

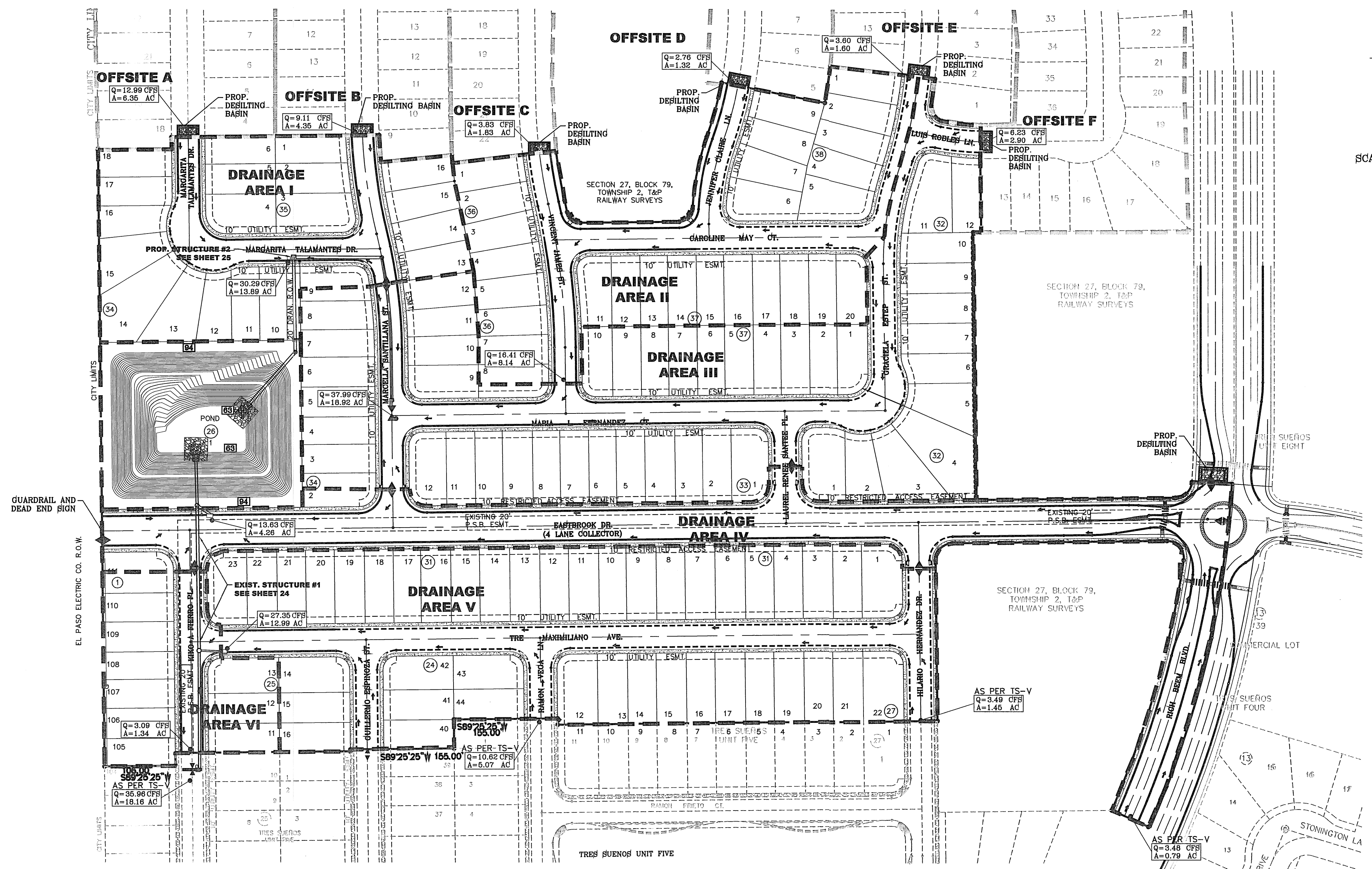
25% EMERG. = 3.82 ac-ft
 SILT & DEBRIS = 0.92 ac-ft

Qreq (TOTAL) = 20.02 ac-ft
 Qcap (TOTAL) = 21.34 ac-ft

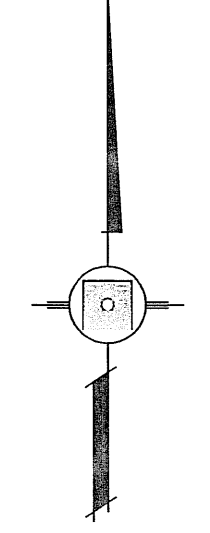
100 YR HW ELEV = 3989.02
 100 YR PONDED DEPTH = 3992.99

STRUCTURE #1 INLET DATA

INLET No.	INLET TYPE	No. GRATES	Qd cfs	Qc cfs
EXIST. 1-1	II	10	39.29	56.10
PROP. 1-2	I	4	27.35	43.24
PROP. 1-3	I	4	29.45	43.24
PROP. 2-1	III	6	30.66	46.32
PROP. 2-2	III	6	29.45	46.32



SCALE: 1" = 100'



PROJECT NAME
 TRES SUEÑOS UNIT SEVEN

DATE
 05/03/12

REVISIONS
 CITY REDLINES AS PER 05/03/12 COMMENTS
 05/21/12 CITY REDLINES AS PER 05/21/12 COMMENTS

BY
 R.R.
 R.R.

ENGINEER'S SEAL

BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, PACIFIC RAILWAY COMPANY SURVEYS, EL PASO COUNTY, TEXAS, CITY OF EL PASO, TEXAS, CONTAINING: 27.466 ACRES

SCALES
 HORIZ. 1" = 100'
 VERT. 1" = 100'

DATE, MARCH 2012
DESIGN BY: Y.C.
PREPARED BY: Y.C.
INITIATED BY: Y.C.
CHECKED BY: Y.C.
JOB NO.: 608-72

CONDE INC.
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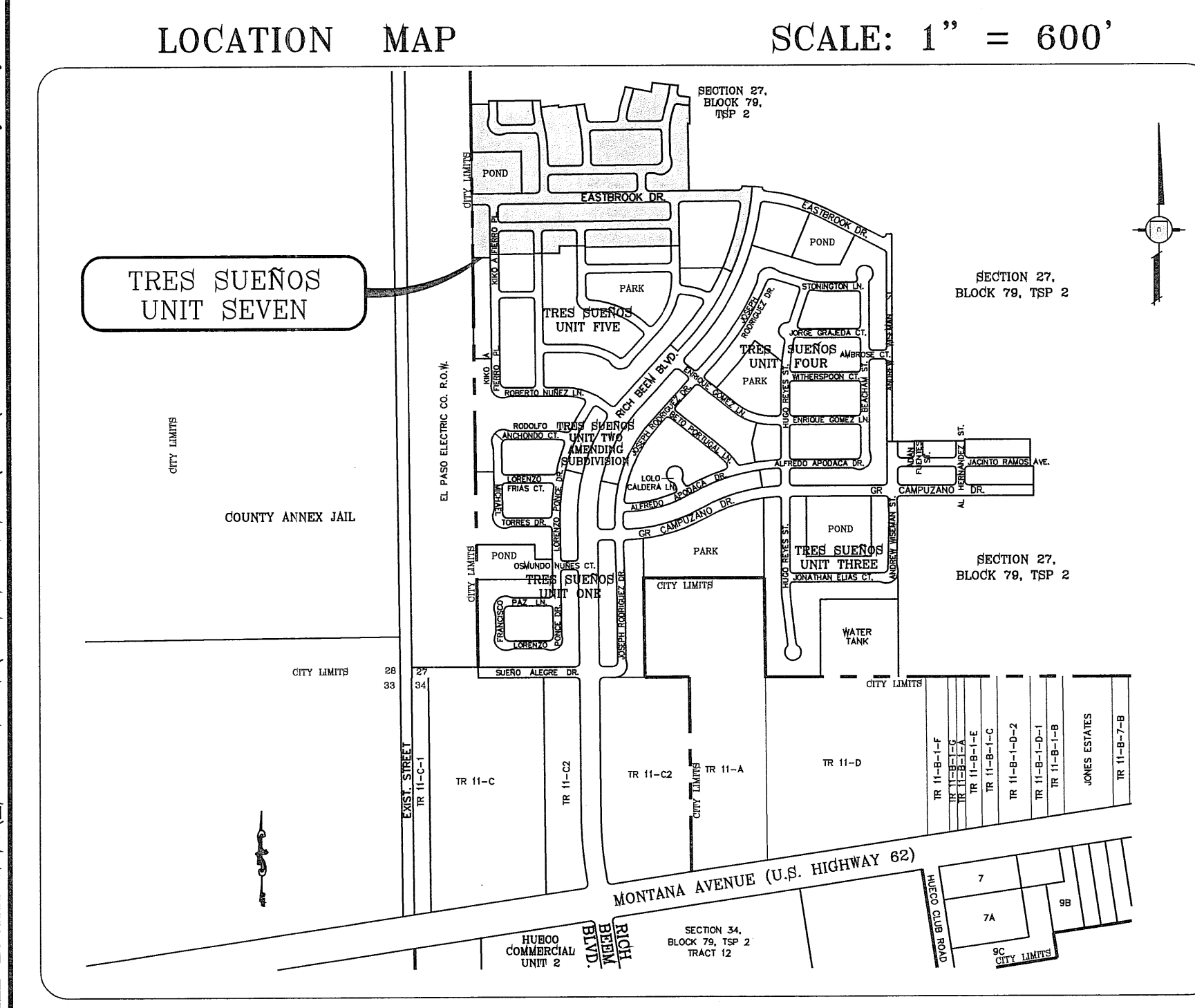
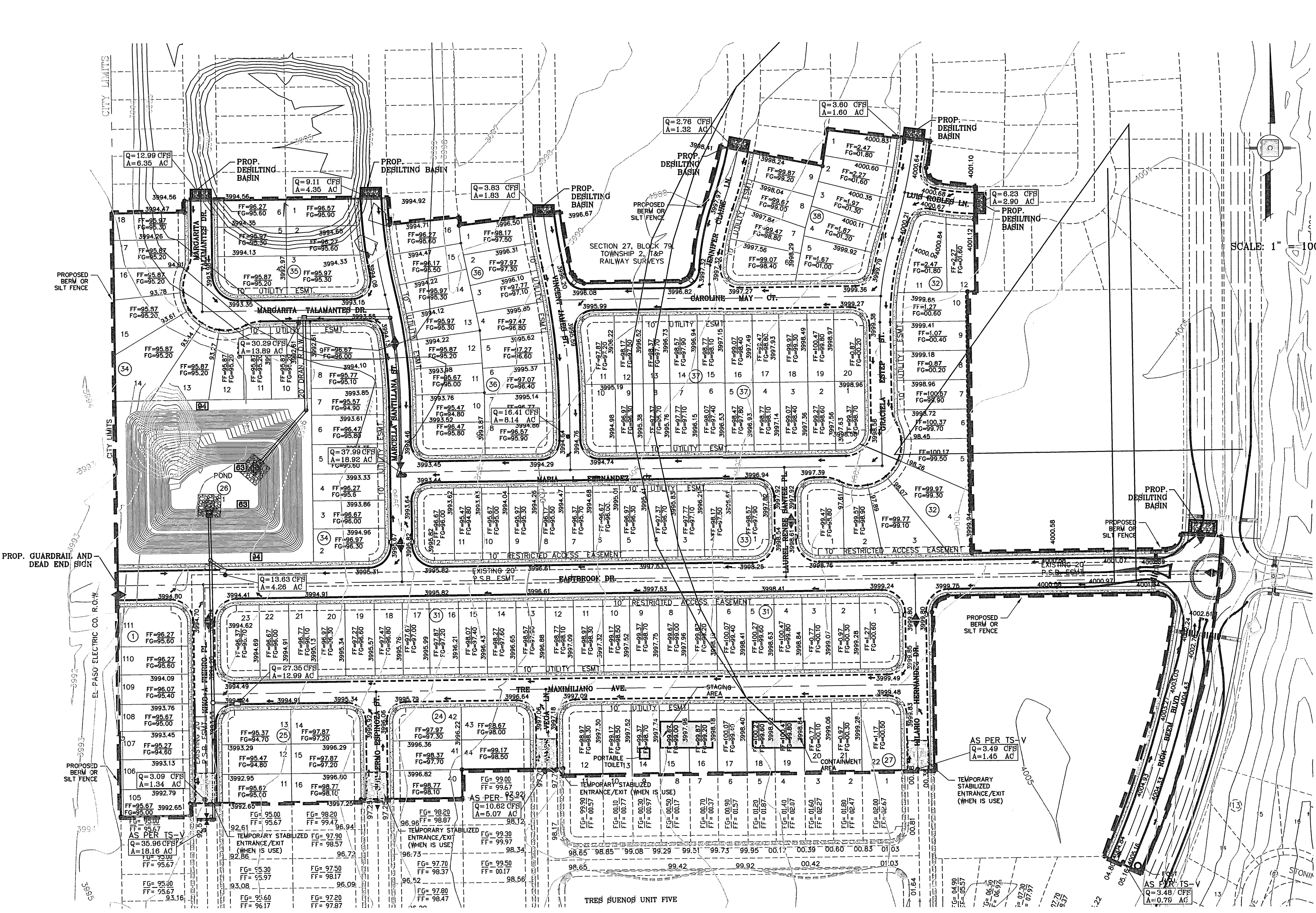
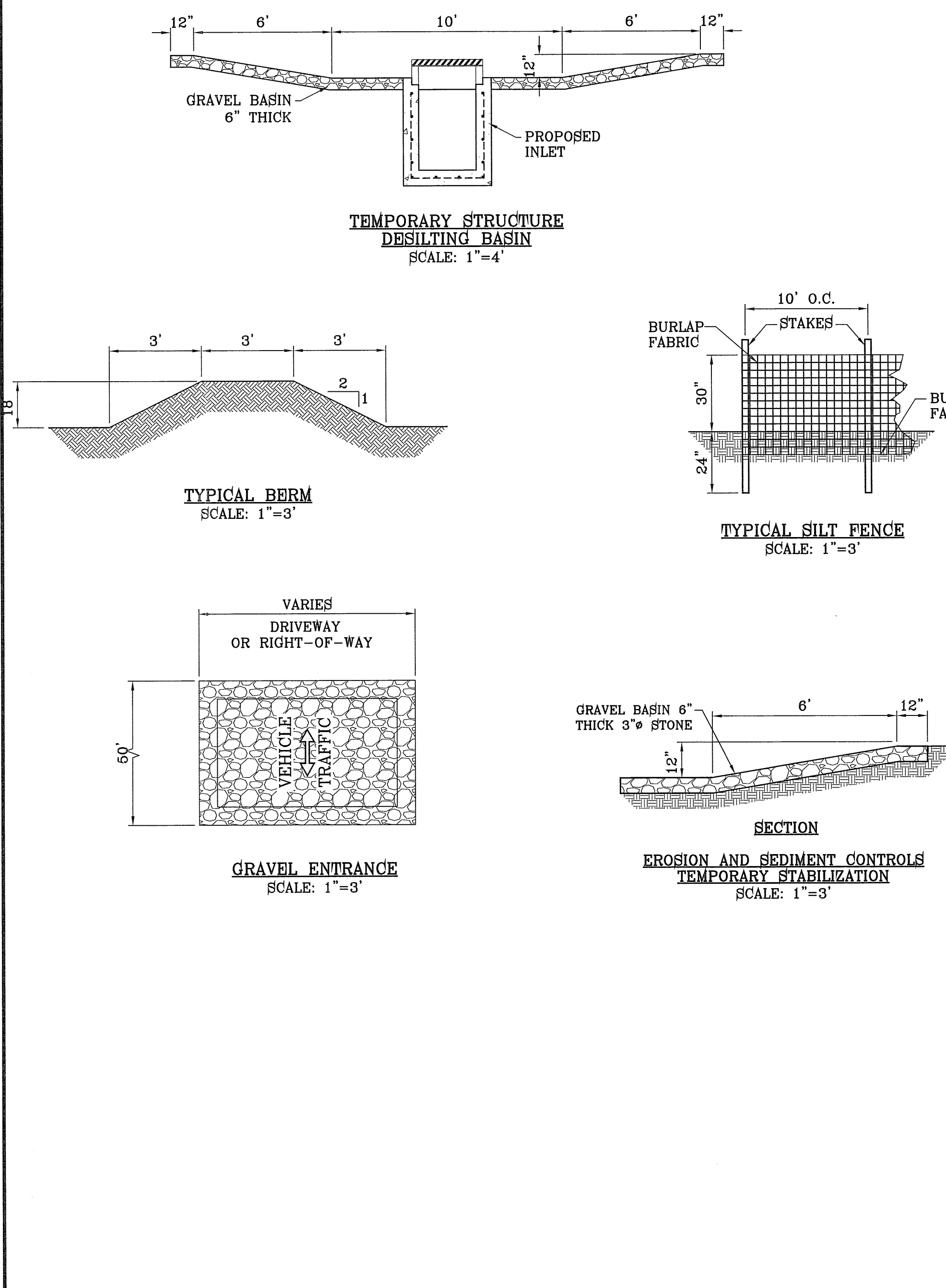
ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

REVIEWED

SHEET TITLE
 DRAINAGE PLAN

SHT 5 OF 37

FILE LOCATION S:_Subdivisions\TRES SUEÑOS 7.DWG GDPL PLOTTED ON Monday, May 21, 2012 8:06:24 AM BY RUBEN RIVERA



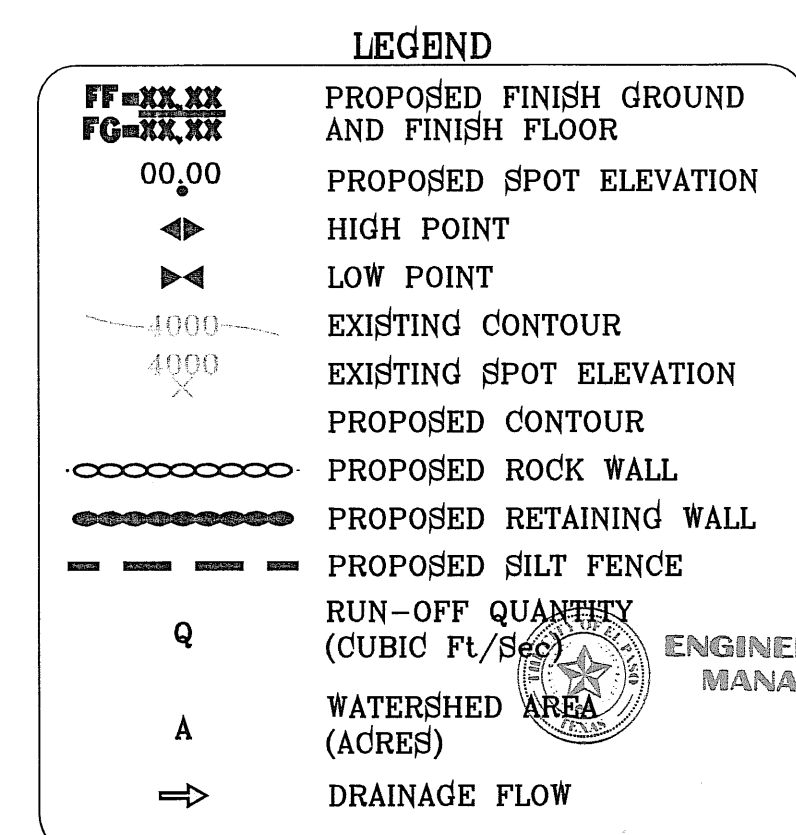
**STABILIZED ENTRANCE
EROSION CONTROL NOTES**

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.

GRADING AND STABILIZATION NOTE:

1. FINAL STABILIZATION FOR THIS SUBDIVISION WILL BE CONSTRUCTED WITH ROAD AND HOMES OR LOTS
2. STABILIZATION MEASURE FOR LOT 1, BLOCK 26 (POND) TO BE HYDROMULCH SLOPES
3. THE RESULTS OF THE RETENTION BASIN BORING AND PERCOLATION TESTS PERFORMED AT THE TIME OF EXCAVATION IN ACCORDANCE TO CITY OF EL PASO DESIGN STANDARDS FOR CONSTRUCTION ARE REQUIRED BEFORE ACCEPTANCE OF ANY STORMWATER MANAGEMENT FACILITIES.

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



BENCHMARK
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN.
ELEVATION 4004.92

DATE	REVISIONS	BY
06/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS	R.R.
06/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.465 ACRES

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

DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO: 508-72

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GFS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286



GRADING AND STABILIZATION / STORM WATER POLLUTION PREVENTION PLAN

REVIEWED

FILE LOCATION S:_Subdivisions\TRES SUEÑOS 7.DWG GDPL PLOTTED ON Monday, May 21, 2012 8:06:01 AM BY RUBEN RIVERA

SITE DESCRIPTION: PROJECT DESCRIPTION

BEST MANAGEMENT PRACTICES

- 1. STRUCTURAL CONTROL MEASURES SHALL BE MAINTAINED THROUGHOUT THE LIFE OF THE PROJECT IN EFFECTIVE OPERATING CONDITION.
- 2. DOCUMENTATION OF MAINTENANCE ACTIVITIES INCLUDING FREQUENCY, LOT DESIGNATION, INSPECTION OF: STRUCTURAL CONTROLS, MATERIAL STORAGE AREAS, VEHICLES ENTRANCE AND EXITS: ACTIONS TAKEN AND INSPECTORS NAME.
- 3. CONSTRUCTION SITE NOTICE WILL BE MAINTAINED ON SITE.
- 4. COPY OF SWPPP SHALL BE KEPT ON SITE.
- 5. PERMITTEE MUST RETAIN THE SWPP, NOI AND INSPECTION LOG FOR A MINIMUM OF THREE YEARS FROM TERMINATION AND FINAL STABILIZATION OF PROJECT.

I. WASTE MATERIALS
ALL WASTE MATERIALS, INCLUDING CONSTRUCTION DEBRIS, SHALL BE COLLECTED AND STORED IN A SECURELY LIDDED DUMPSTER. NO CONSTRUCTION MATERIAL SHALL BE BURIED ON SITE. THE DUMPSTER SHALL BE EMPTIED AS NECESSARY OR AS REQUIRED BY ORDINANCE 9.04 (SOLID WASTE MANAGEMENT) AND THE TRASH BE HAULED TO A LICENSED LANDFILL.

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

III. SANITARY WASTE
ALL SANITARY WASTE SHALL BE COLLECTED FROM THE CONSTRUCTION PORTABLE UNITS AS NECESSARY BY A LICENSED SANITARY WASTE MANAGEMENT CONTRACTOR. ALL WASTE MATERIAL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

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

- A. GOOD HOUSEKEEPING**
- A. STORE ONLY ENOUGH PRODUCTS REQUIRED TO DO THE JOB.
 - B. NEATLY STORE MATERIALS ON-SITE IN AN ORDERLY MANNER.
 - C. KEEP PRODUCTS IN THEIR ORIGINAL CONTAINER.
 - D. DO NOT MIX SUBSTANCES WITH ONE ANOTHER, UNLESS OTHERWISE RECOMMENDED BY THE MANUFACTURER.
 - E. USE ENTIRE CONTENTS OF A PRODUCT BEFORE DISPOSING THE CONTAINER.
 - F. FOLLOW MANUFACTURER'S RECOMMENDATIONS FOR PROPER USE AND DISPOSAL.

B. HAZARDOUS PRODUCTS: PRACTICES USED TO REDUCE RISKS:

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

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

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

VI. MAINTENANCE AND INSPECTION PROCEDURES
ALL POLLUTION PREVENTION MEASURES SHALL BE INSPECTED AT LEAST ONCE EVERY 14 DAYS AND FOLLOWING A STORM EVENT OF 0.5 INCHES OR MORE. BEST MANAGEMENT PRACTICES AND POLLUTION CONTROL PROCEDURES SHALL BE INSPECTED FOR ADEQUACY. A RECORD OF THE RESULTS OF THE INSPECTIONS OF THE SITE SHALL BE KEPT ON SITE.

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

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

ESTIMATED BEGINNING CONSTRUCTION DATE: _____

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

ESTIMATED CONSTRUCTION COMPLETION DATE: _____

CONSTRUCTION ACTIVITIES LOG		
ACTIVITIES	DATE	SIGNATURE

INSPECTION AND MAINTENANCE REPORT

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

SIGNED: _____ DATE: _____

SWPPP COORDINATOR NAME: _____
PHONE NUMBER: _____

LOG OF ACTIVITIES AVAILABLE: SWPPP COORDINATOR
INSPECTION LOG AVAILABLE: SWPPP COORDINATOR
SCHEDULE OF ACTIVITIES AVAILABLE: SWPPP COORDINATOR

SITE DESCRIPTION: PROJECT DESCRIPTION
THE EXISTING SITE IS UNDEVELOPED DESERT. THERE ARE NO SURFACE WATERS ON THE SITE ITSELF OR ADJACENT TO THE SITE. THE SITE DISTURBANCE AREA IS 27.465 ACRES.

THE SITE MAP SHOWS THE PROPERTY BOUNDARIES WITH THE PROPOSED LOCATION OF THE ROADWAYS, LOTS, STORM INLETS AND RETENTION BASINS. THIS SITE WILL BE GRADED, ROADWAYS PAVED AND DRAINAGE STRUCTURES CONSTRUCTED. THE GRADED LOTS WILL DRAIN TO THE GRADED STREETS AND THEN TO THE STORM INLETS WHICH WILL CONDUCT THE STORM RUNOFF VIA UNDERGROUND STRUCTURES TO A RETENTION BASIN.

INTERIM STABILIZATION MEASURES ARE AS FOLLOWS: PERIMETER TEMPORARY EARTHEN BERMS, TEMPORARY STABILIZED CONSTRUCTION SITE EXIT, TEMPORARY DESILTING BASINS

FINAL STABILIZATION WILL BE PERFORMED BY THE HOME BUILDERS WHICH WILL CONSTRUCT A SINGLE BUILDING ON EACH LOT AND PLACE LANDSCAPING ON EXPOSED SURFACES.

THE RECEIVING WATERS ARE PONDING AREA AT LOT 1 BLOCK 26

STORM WATER SAMPLING DATA IS NOT AVAILABLE FOR THIS SITE.

NO CONCRETE OR BATCH PLANTS ON THIS SITE.

NO APPARENT ENDANGERED SPECIES ON SITE. NO HISTORIC PROPERTIES ON SITE.

STORM WATER CONTAMINANTS ON SITE
THE FOLLOWING ARE THE POTENTIAL STORM WATER POLLUTANTS (CHECKED ITEMS ONLY):

CLEANING SOLVENTS	EQUIP. CLEANING WASTEWATER
ASPHALT _____ X	HYDRAULIC OIL/FLUIDS _____ X
CONCRETE _____ X	GASOLINE _____ X
PAINTS _____	DIESEL FUEL _____ X
CURING COMPOUNDS _____ X	ANTIFREEZE/COOLANT _____ X

THE CONTAINMENT AREA FOR THESE ITEMS IS LOCATED: AS SHOWN ON PLAN

THE STAGING AREA FOR THIS SITE IS LOCATED: AS SHOWN ON PLAN

THE PORTABLE TOILET FOR THIS SITE IS LOCATED: AS SHOWN ON PLAN

NON STORM WATER DISCHARGES ON SITE (CHECKED ITEMS ONLY):

FIRE HYDRANT FLUSHING _____ X	WATER LINE FLUSHING WATER _____ X
VEHICLE WASH WATER _____	LANDSCAPE IRRIGATION _____ X
DUST CONTROL WATER _____ X	PAVEMENT WASH WATERS _____

ALL STAGING AREAS, PORTABLE TOILETS AND POLLUTANT AREAS WILL INCORPORATE SECONDARY CONTAINMENT MEASURES SUCH AS BERMS OR SEDIMENT TRAPS/BARRIERS.

GRADING STABILIZATION ACTIVITY PLAN

GRADING STABILIZATION PLAN

- 1. SEDIMENT CAUSED BY EXCESSIVE EROSION SHALL BE REMOVED FROM RUNOFF WATER BEFORE LEAVING THE SITE
- 2. PROJECT AREAS PHYSICALLY DISTURBED DURING DEVELOPMENT SHALL BE EXPOSED TO EROSION PRODUCING INFLUENCES FOR THE SHORTEST PERIOD OF TIME.
- 3. AFTER COMPLETION OF THE SITE GRADING THE PROJECT AREAS SHALL BE WATERED AS REQUIRED TO CONTROL WIND EROSION.
- 4. SITE MONITORING SHALL BE PERFORMED BY THE PERMITTEE RESPONSIBLE FOR THE GRADING. ALL STABILIZATION MEASURES SHALL BE CHECKED ON A MONTHLY BASIS AND SHALL CONTINUE TO BE MAINTAINED.
- 5. A MONITORING AND INSPECTION PROGRAM SHALL BE IMPLEMENTED UNTIL A STABILIZED SITE IS ACHIEVED OF BUILDING RESUMES. INACTIVE/IDLE SITES SHALL BE INSPECTED AND MAINTAINED ON ONE OF THE FOLLOWING SCHEDULES:
 - A. AT LEAST ONCE EVERY 14 CALENDAR DAYS AND WITHIN 24 HOURS OF A WIND EVENT B. AT LEAST ONCE EVERY 7 CALENDAR DAYS ON A SET SPECIFIC DAY
- 6. AFTER PERMITTEE COMPLETES THE GRADING THE PERMIT SHALL BE CLOSED. AS PART OF THE CLOSEOUT PROCEDURES, THE APPLICANT MUST SUBMIT THE FOLLOWING:
 - a. A STATEMENT FROM THE ENGINEER OF RECORD THAT STATES THE GRADING OPERATION HAS BEEN SUBSTANTIALLY COMPLETED AND GENERALLY CONFORMS TO THE APPROVED SET OF PLANS.
 - b. SHALL SUBMIT A COPY OF THE NOTICE OF TERMINATION FILED WITH THE STATE.

THE PERMITTEE SHALL CALL THE PERMIT OFFICIAL TO ESTABLISH THE BEGINNING OF THE WARRANTY PERIOD AND NOTIFY THE PERMIT OFFICIAL GSP HAS BEEN IMPLEMENTED.

GRADING STABILIZATION MAINTENANCE AND SCHEDULE PLAN			
STABILIZATION MEASURES	INSPECTION DATE	MAINT. DATE	MAINTENANCE TYPE
WATERING OF SITE			
WEED PREVENTION AND MOWING			
RE-GRADEING OF SITE DUE TO EROSION			
SEDIMENT FROM EROSION SHALL BE REMOVED FROM SITE			
ASSURE MAINTENANCE OF SWPPP MEASURES			

PERMITTEE CERTIFICATION

I CERTIFY AND AGREE TO WARRANT AND MAINTAIN THE SITE AS DESCRIBED IN THIS GSP UNTIL BUILDING PERMIT IS ISSUED OR THE CITY CLOSES THE PERMIT AS SPECIFIED IN MUNICIPAL CODE SECTION 18.44.090.

PERMITTEE: (SIGNED) _____ DATE: _____

OWNER: (NAME) _____

PHONE NUMBER: _____



REVIEWED

BENCHMARK
CITY MONUMENT AT THE CENTERLINE INTERSECTION
OF RICH BERRY BLVD. AND ENRIQUE GOMEZ LN.
ELEVATION 4004.32

REVISIONS

DATE

TRES SUEÑOS UNIT SEVEN

BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2,
TEXAS AND PART OF FARM TRACTS, COUNTY, TEXAS,
CITY OF DALLAS, TEXAS, CONTAINING 27.465 ACRES

S C A L E

HORIZ: ---
VERT: ---

DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 508-72

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS

6080 SURVEY DR. STE. 100
EL PASO, TEXAS 79905
PHONE: (915) 582-0283
FAX: (915) 582-0286

CONDE INC.
REGISTRATION No. F-2321

SHEET TITLE

GRADING AND STABILIZATION / STORM WATER POLLUTION PREVENTION PLAN NOTES

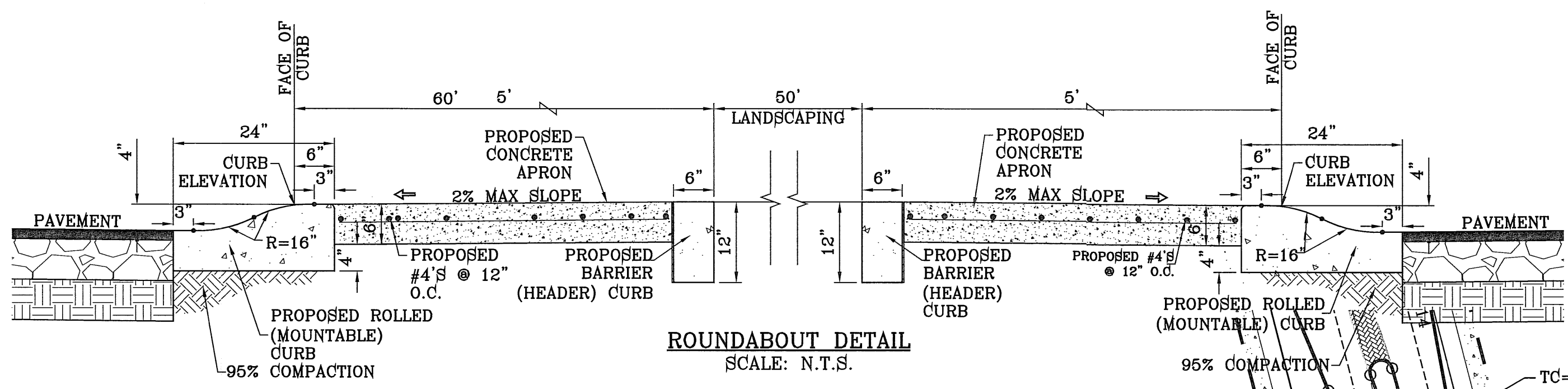
SHT 7 OF 37

FILE LOCATION: \\Subdivisions\TRES SUEÑOS 7\DWG\PP RICH BEEM PLOTTED ON Monday, May 21, 2012 9:11:52 AM BY RUBEN RIVERA

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	1500.00'	527.83'	266.67'	525.11'	N13°46'30"E	20°09'42"
C2	150.00'	21.27'	10.65'	21.25'	N3°37'58"W	8°07'22"
C3	75.00'	42.77'	21.99'	42.20'	S8°38'40"W	32°40'39"
C4	1.00'	1.86'	1.34'	1.60'	N28°12'18"W	106°22'35"
C5	66.50'	6.81'	3.41'	6.81'	S78°27'35"E	5°52'01"
C6	3.00'	5.47'	3.87'	4.74'	S52°15'09"W	104°26'33"
C7	85.00'	9.84'	4.92'	9.83'	N3°20'50"E	6°37'54"
C8	275.00'	25.76'	12.89'	25.76'	N9°20'49"E	5°22'05"
C9	250.00'	38.00'	19.04'	37.96'	S18°25'44"W	8°42'30"
C10	250.00'	70.34'	35.40'	70.11'	N14°43'23"E	16°07'12"
C11	60.00'	41.06'	21.37'	40.26'	N12°56'28"W	39°12'30"
C12	50.00'	41.30'	21.91'	40.14'	N51°27'11"W	47°19'31"
C13	62.50'	18.82'	9.48'	18.74'	N65°59'55"W	17°14'55"
C14	1.00'	2.14'	1.83'	1.76'	N61°15'16"E	122°44'31"
C15	66.50'	14.31'	7.18'	14.28'	S6°02'50"W	12°19'39"
C16	3.00'	6.23'	5.10'	5.17'	N47°18'35"W	119°02'30"
C17	72.50'	15.71'	7.89'	15.68'	N79°22'38"E	12°24'56"
C18	60.00'	43.02'	22.48'	42.10'	N64°37'25"E	41°04'35"
C19	50.00'	59.61'	33.92'	56.14'	N22°11'03"E	68°18'28"
C20	65.00'	5.39'	2.70'	5.39'	S30°10'05"E	4°45'18"
C21	65.00'	13.90'	6.98'	13.87'	S50°12'42"W	12°15'09"
C22	60.00'	46.10'	24.26'	44.98'	S13°45'55"E	44°01'35"
C23	50.00'	45.24'	24.30'	43.71'	S60°53'20"E	51°50'09"
C25	250.00'	13.45'	6.72'	13.44'	S77°38'28"E	3°04'54"
C26	60.00'	18.10'	9.12'	18.04'	N84°44'41"W	17°17'19"
C27	60.00'	47.00'	24.78'	45.81'	S59°17'09"W	44°53'02"
C28	65.00'	25.43'	12.88'	25.26'	N48°03'01"E	22°24'46"
C29	50.00'	58.43'	33.06'	55.16'	S25°46'53"W	66°57'03"

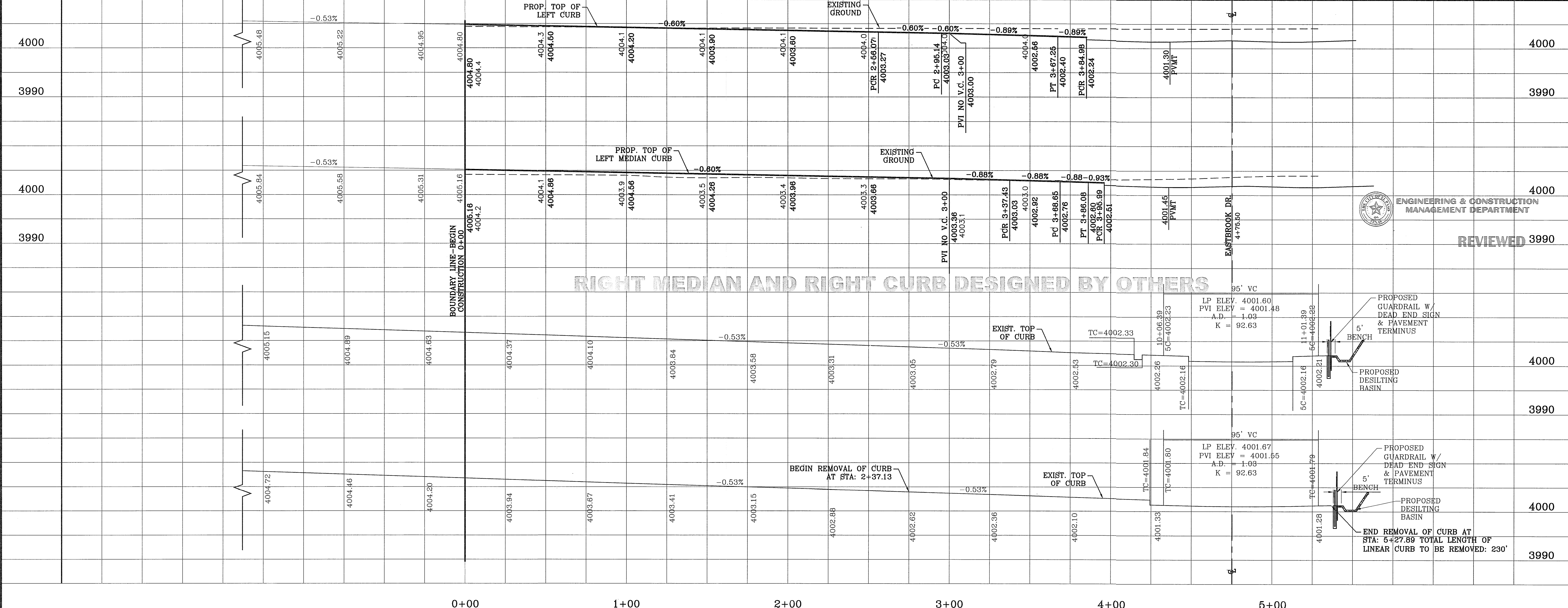
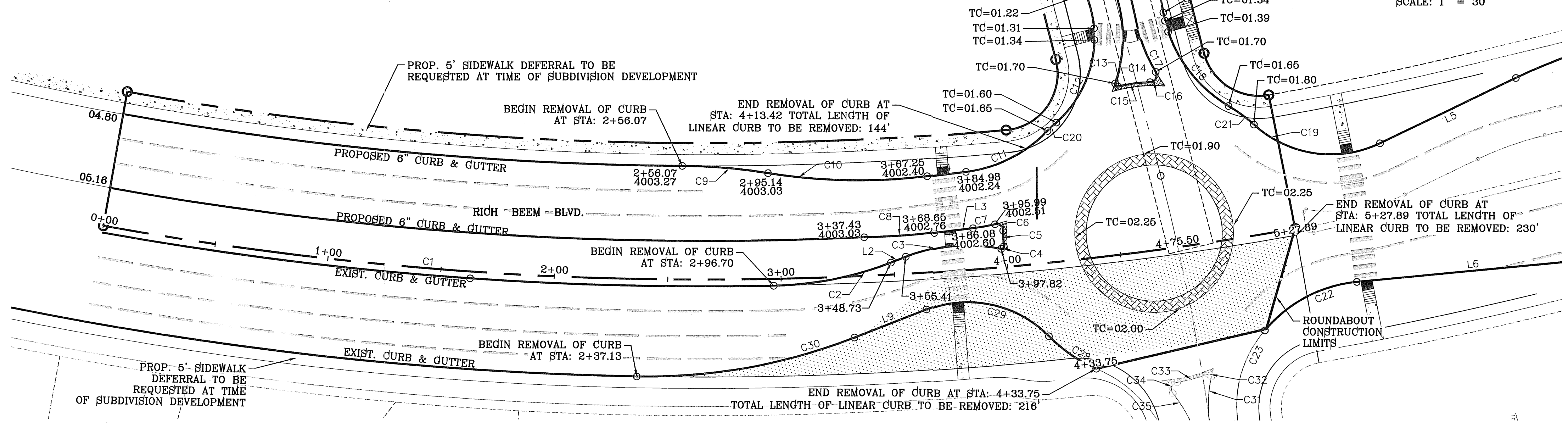
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C30	250.00'	98.14'	49.71'	97.51'	N3°33'07"E	22°29'32"
C31	62.50'	23.73'	12.01'	23.58'	S75°25'49"E	21°45'03"
C32	1.00'	2.14'	1.83'	1.76'	S54°04'27"W	122°44'31"
C33	66.50'	14.24'	7.15'	14.21'	N1°09'49"W	12°15'59"
C34	3.00'	6.23'	5.10'	5.17'	S54°33'05"E	119°02'30"
C35	72.50'	20.60'	10.37'	20.53'	S74°03'58"W	16°16'35"
C36	72.50'	11.42'	5.72'	11.41'	N89°19'54"W	9°01'25"
C37	150.00'	11.91'	5.96'	11.90'	N86°47'34"W	4°32'54"
C38	2.75'	8.65'	INFINITY	5.51'	N5°28'53"E	180°00'00"

LINE TABLE		
LINE	LENGTH	BEARING
L2	6.993	N7°41'39.14"W
L3	17.244	N6°39'46.61"E
L4	17.244	N6°39'46.61"E
L5	66.509	S11°58'11.60"E
L6	103.442	N8°14'52.47"E
L7	70.876	S88°02'57.00"E
L8	45.396	S76°06'01.43"E
L9	34.078	N7°41'39.14"W



NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION ARE TO BE BUILT BY DEVELOPER

LEGEND
 PAVEMENT TO BE REMOVED

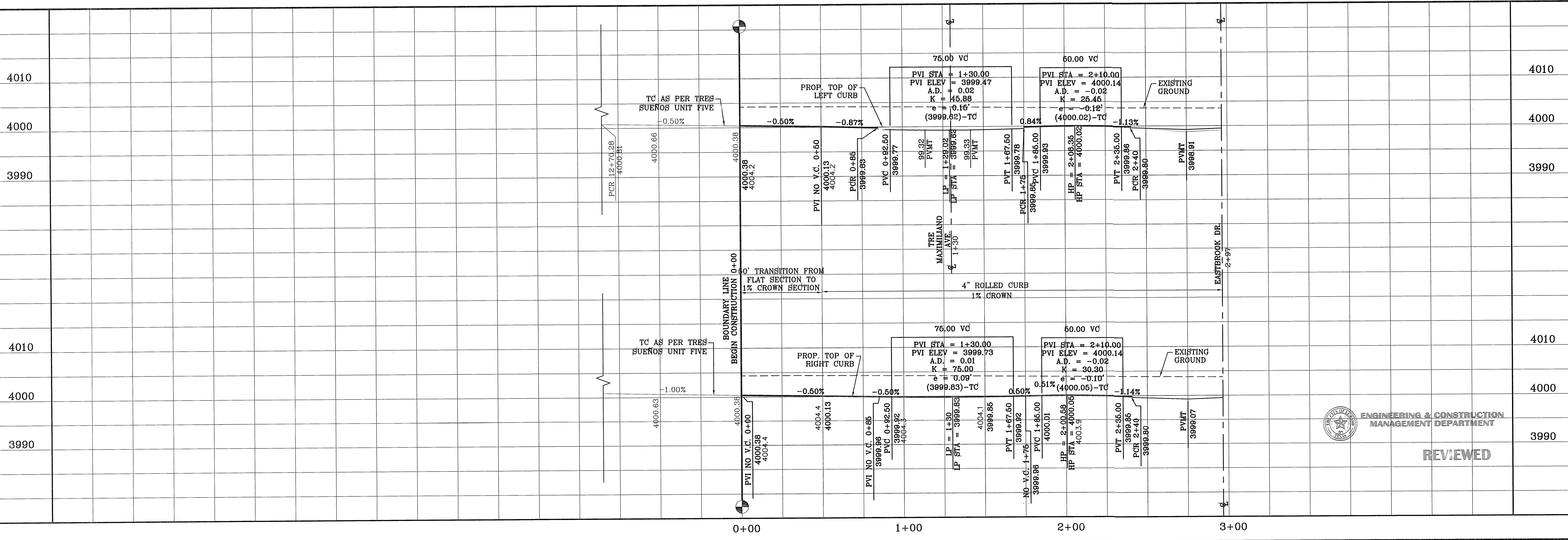
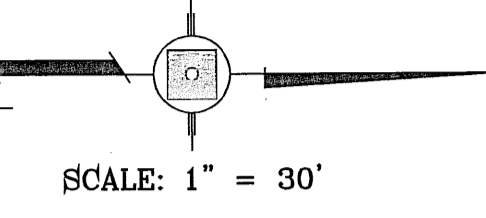
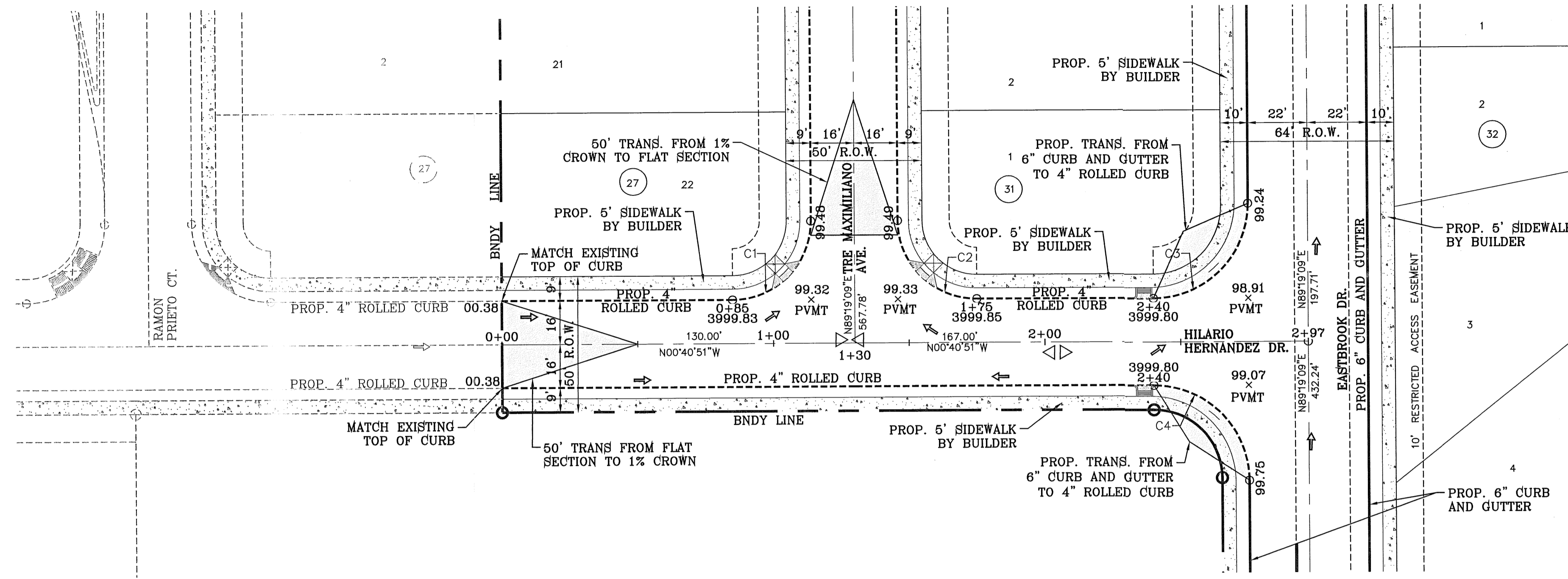


BENCHMARK: CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32
 PROJECT NAME: TRES SUEÑOS UNIT SEVEN
 BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.465 ACRES
 SHEET TITLE: RICH BEEM BLVD.
 SHT 8 OF 37
 ENGINEER'S SEAL: [Seal of Conde Inc.]
 CONDE INC. ENGINEERING / PLANNING SURVEYING / GPS 6080 SURETY DR. STE 100 EL PASO, TEXAS 79906 PHONE: (915) 592-0283 FAX: (915) 592-0286
 SCALE: HORIZ: 1" = 10' VERT: 1" = 10'
 DATE: MARCH 2012
 DESIGN BY: Y.C.
 INITIATED BY: R.R.
 CHECKED BY: Y.C.
 JOB NO.: 508-72
 REVISIONS: DATE: 05/09/12 CITY REVISIONS AS PER 05/09/12 COMMENTS: R.R.

FILE LOCATION S:\Subdivisions\TRES SUEÑOS 7\DWG\PP HILARIO HERNANDEZ PLOTTED ON Monday, May 21, 2012 8:34:37 AM BY RUBEN RIVERA

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	29.00'	45.55'	29.00'	41.01'	N45°40'51"W	90°00'00"
C2	29.00'	45.55'	29.00'	41.01'	N44°19'09"E	90°00'00"
C3	35.00'	54.98'	35.00'	49.50'	N45°40'51"W	90°00'00"
C4	35.00'	54.98'	35.00'	49.50'	S44°19'09"W	90°00'00"

NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER



ENGINEERING & CONSTRUCTION
MANAGEMENT DEPARTMENT

REVIEWED

DATE	REVISIONS	BY
05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS	R.R.
05/18/12	STREET NAME CHANGES	R.R.
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2,
TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS.
CONTAINING: 27.466 ACRES

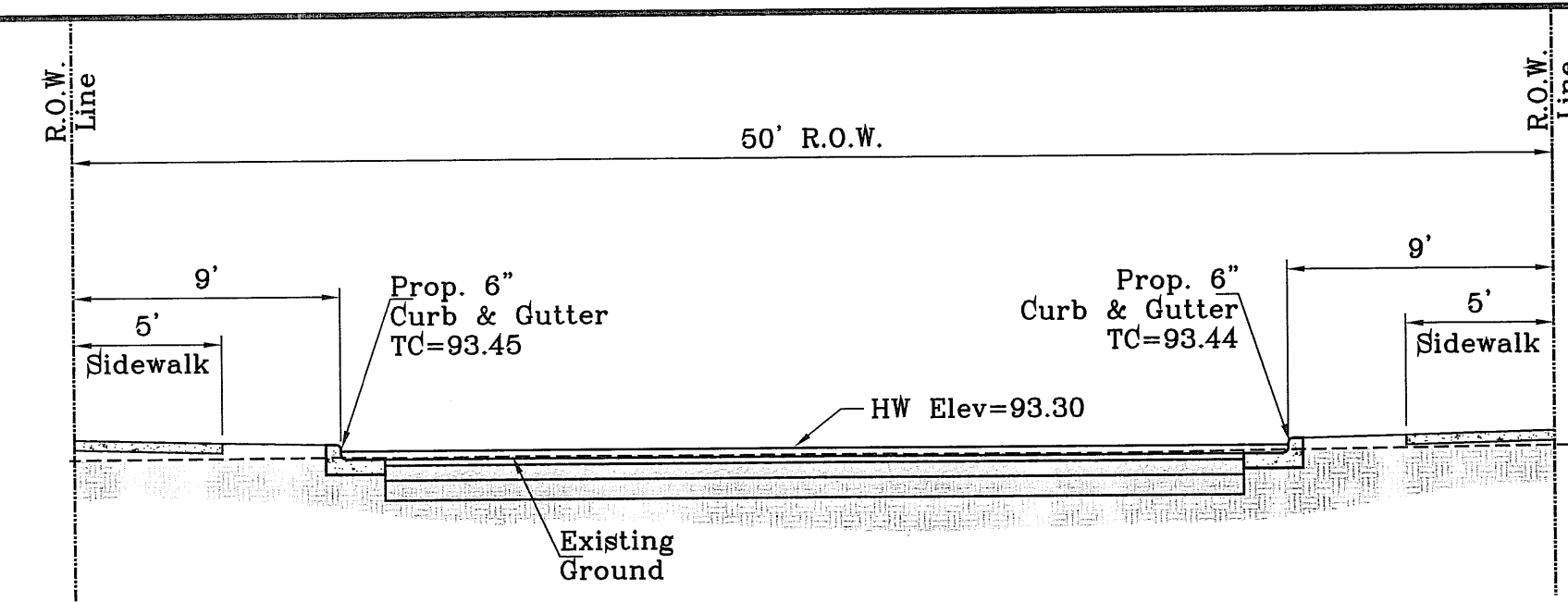
ENGINEER'S SEAL
STATE OF TEXAS
WALTER GOMEZ CURRY
64648
REGISTERED PROFESSIONAL ENGINEER
EXPIRES 08/31/2015

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETTY DR. SUITE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

CONDE INC.
REGISTRATION NO. P-2321

SHEET TITLE
HILARIO HERNANDEZ DR.

FILE LOCATION S:_Subdivisions\TRES SUEÑOS 7.DWG PP JOSÉ RUBIO PLOTTED ON Monday, May 21, 2012 11:10:24 AM BY RUBEN RIVERA



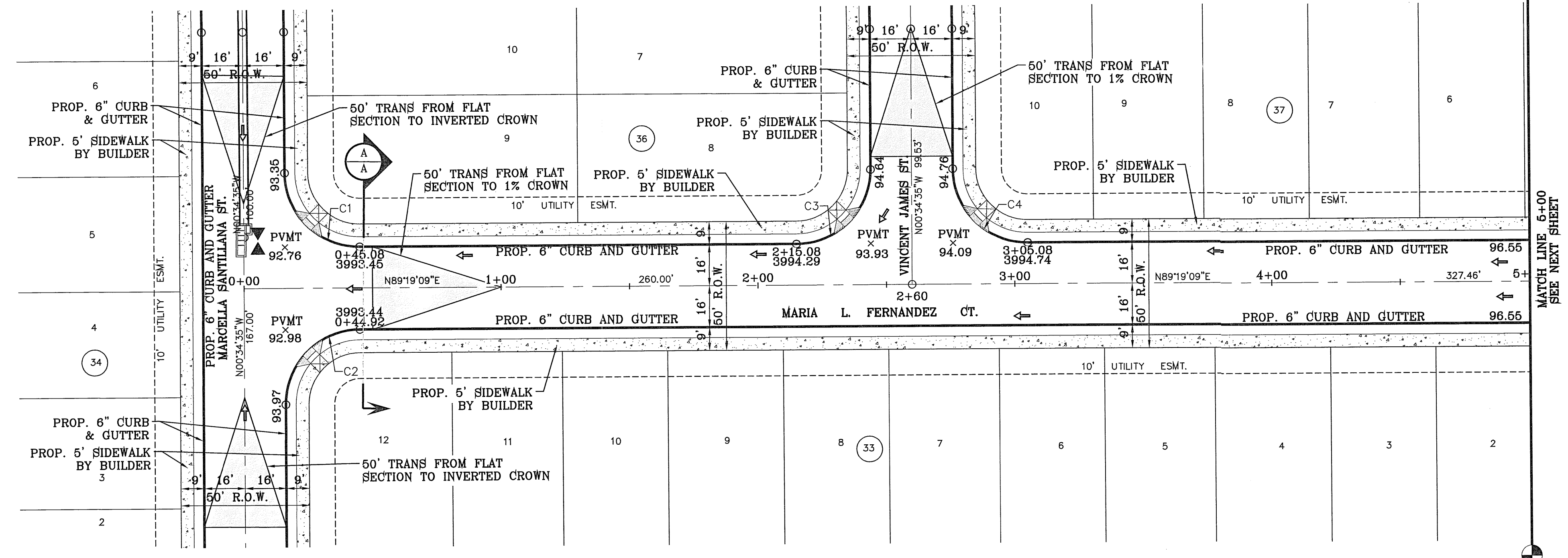
SECTION A
SCALE: 1" = 6'

STREET CARRYING CAPACITY-FLAT SECTION				
STATION	Q ₀ CFS	Q ₁₀ CFS	Velocity	Depth
0+45.00	36.45	52.03	3.42	0.35'

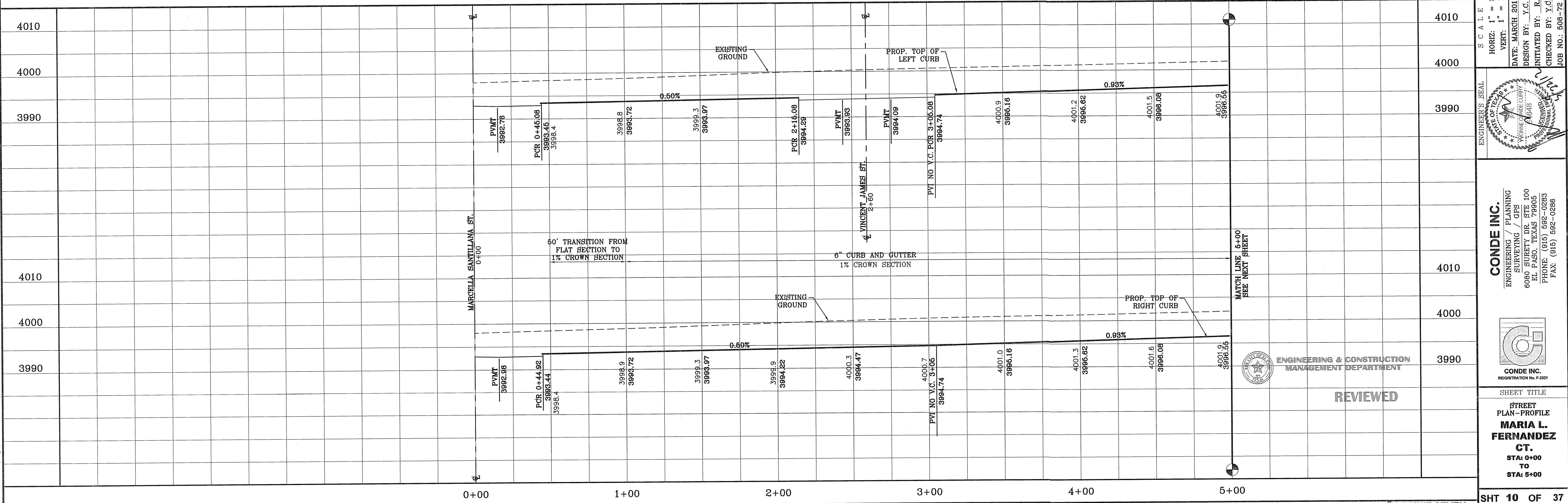
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	29.00'	45.61'	29.05'	41.05'	S45°37'43"E	90°06'16"
C2	29.00'	45.50'	28.95'	40.97'	S44°22'17"W	89°53'44"
C3	29.00'	45.50'	28.95'	40.97'	N44°22'17"E	89°53'44"
C4	29.00'	45.61'	29.05'	41.05'	S45°37'43"E	90°06'16"

NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER

SCALE: 1" = 30'



SEE SHEET 25 FOR DRAINAGE STRUCTURE #2



ENGINEERING & CONSTRUCTION
MANAGEMENT DEPARTMENT

REVIEWED

REVISIONS		DATE	BY
1	CITY REDLINES AS PER 05/03/12 COMMENTS	05/03/12	R.R.
2	STREET NAME CHANGES	05/18/12	R.R.
3	CITY REDLINES AS PER 05/21/12 COMMENTS	05/21/12	R.R.

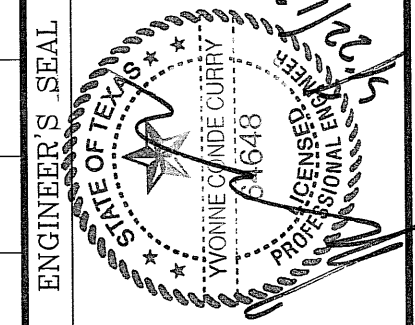
PROJECT NAME
TRES SUEÑOS UNIT SEVEN

BENCHMARK
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ BLVD. ELEVATION 4004.32

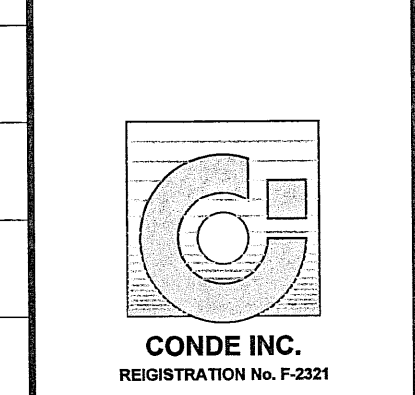
BRING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

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

DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 608-72



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 692-0286

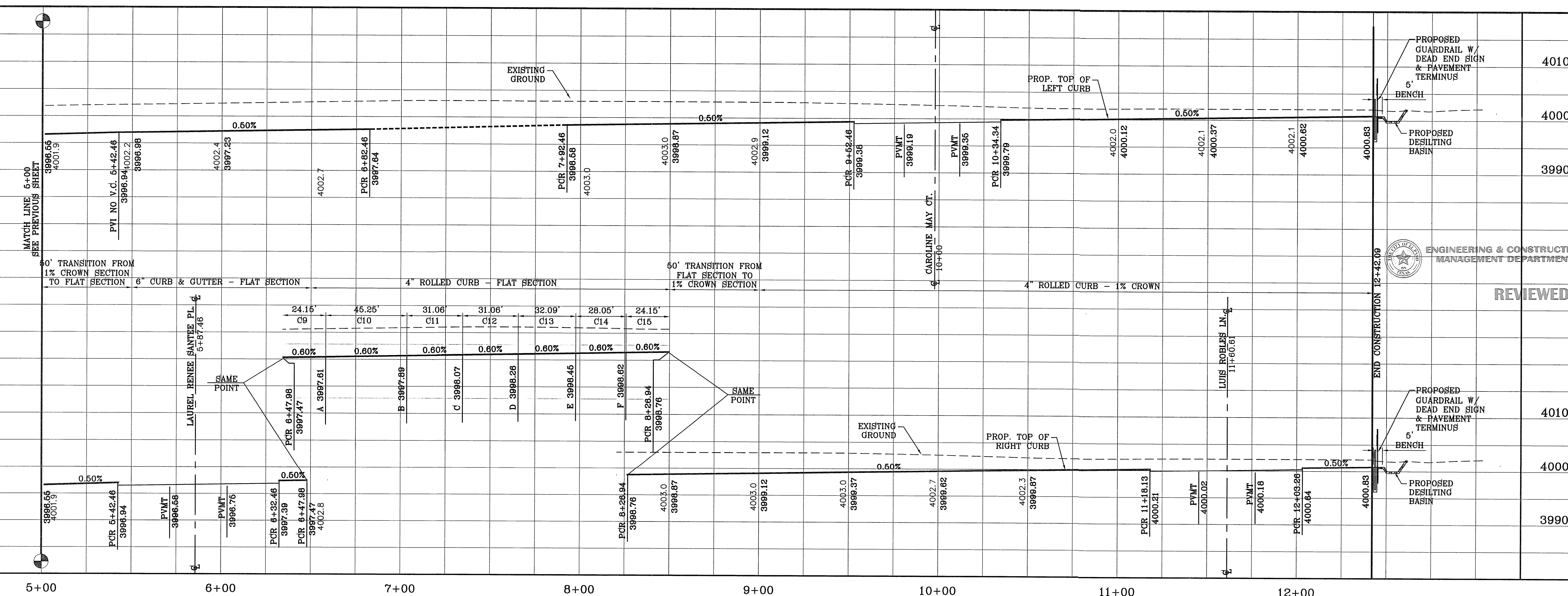
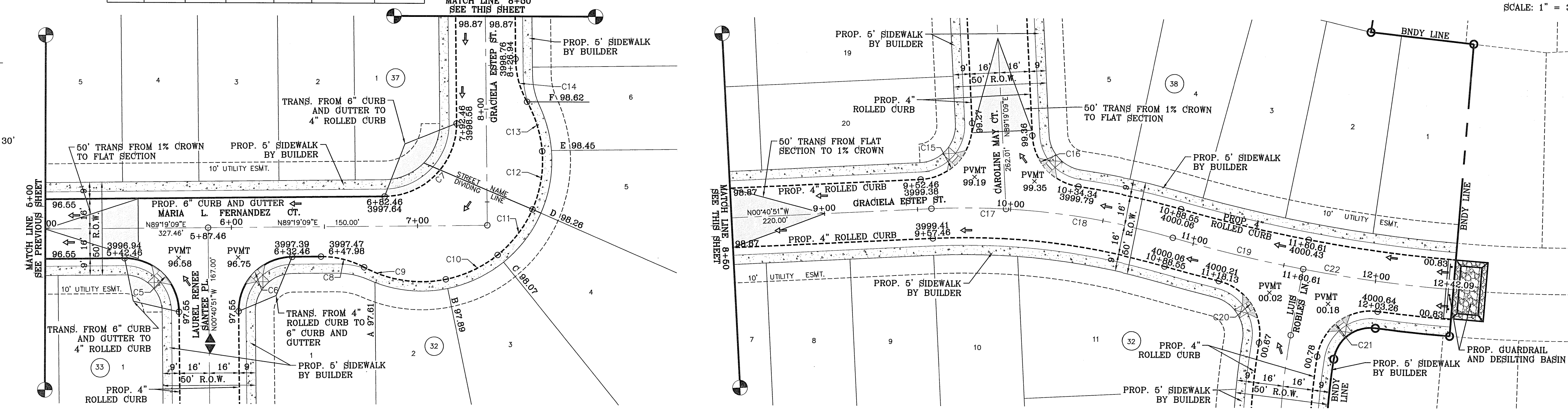
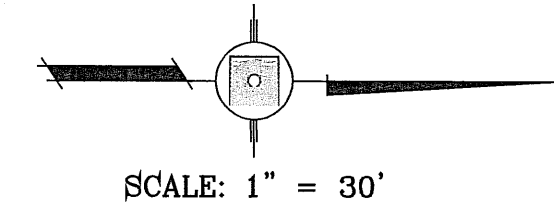


SHEET TITLE
STREET PLAN-PROFILE
MARIA L. FERNANDEZ CT.
STA: 0+00 TO STA: 5+00

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C5	29.00'	45.55'	29.00'	41.01'	N45°40'51"W	90°00'00"
C6	29.00'	45.55'	29.00'	41.01'	S44°19'09"W	90°00'00"
C7	39.00'	61.26'	39.00'	55.15'	S44°19'09"W	90°00'00"
C8	48.00'	24.15'	12.33'	23.89'	N76°16'08"W	28°49'26"
C9	65.00'	45.25'	23.58'	44.34'	S81°47'54"E	39°52'59"
C10	65.00'	31.06'	15.83'	30.76'	N64°34'22"E	27°22'29"
C11	65.00'	31.06'	15.83'	30.76'	N37°11'53"E	27°22'29"
C12	65.00'	32.09'	16.38'	31.77'	N9°22'01"E	28°17'15"
C13	65.00'	28.05'	14.25'	27.84'	N17°08'26"W	24°43'40"
C14	48.00'	24.15'	12.33'	23.89'	S15°05'33"E	28°49'26"

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C15	29.00'	45.55'	29.00'	41.01'	S45°40'51"E	90°00'00"
C16	29.00'	39.98'	23.90'	36.89'	N49°49'31"E	78°59'18"
C17	400.00'	40.07'	20.05'	40.05'	S21°12'00"W	5°44'21"
C18	400.00'	91.02'	45.71'	90.82'	S11°34'38"W	13°02'15"
C19	775.00'	72.06'	36.06'	72.04'	N15°25'55"E	5°19'39"
C20	29.00'	43.39'	26.91'	39.45'	S58°46'16"W	85°43'30"
C21	29.00'	44.70'	28.16'	40.40'	S34°32'31"E	88°18'53"
C22	775.00'	81.48'	40.78'	81.44'	N9°45'23"E	6°01'25"

NOTE:
ALL HANDICAP RAMP(S) WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER



DATE	REVISIONS	BY
05/05/12	CITY REDLINES AS PER 05/05/12 COMMENTS	R.R.
05/18/12	STREET NAME CHANGES	R.R.
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

PROJECT NAME
TRES SUEÑOS UNIT SEVEN

BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2,
TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS,
CONTAINING: 27.466 ACRES

ENGINEER'S SEAL
STATE OF TEXAS
CONDE INC.
ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

SHEET TITLE
**STREET PLAN - PROFILE
MARIA L.
FERNANDEZ CT.
/ GRACIELA
ESTEP ST.**

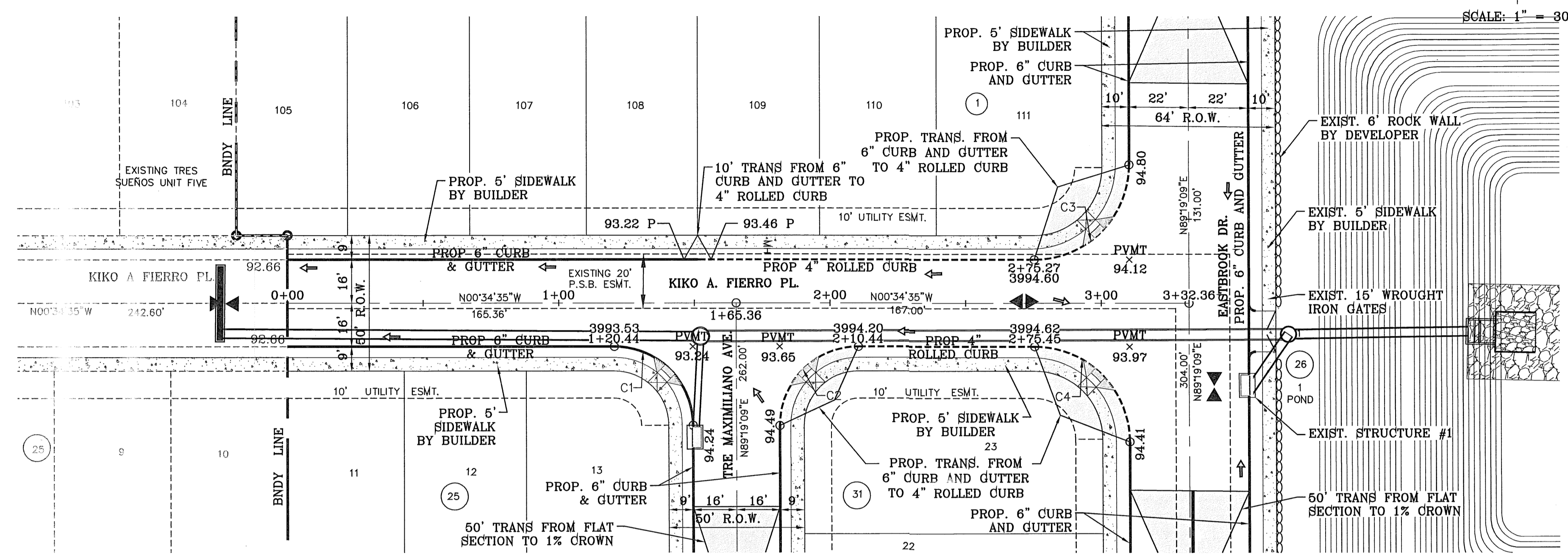
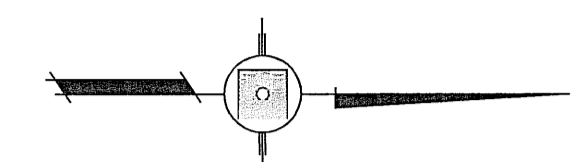
STA: 5+00
TO
STA: 12+42.09

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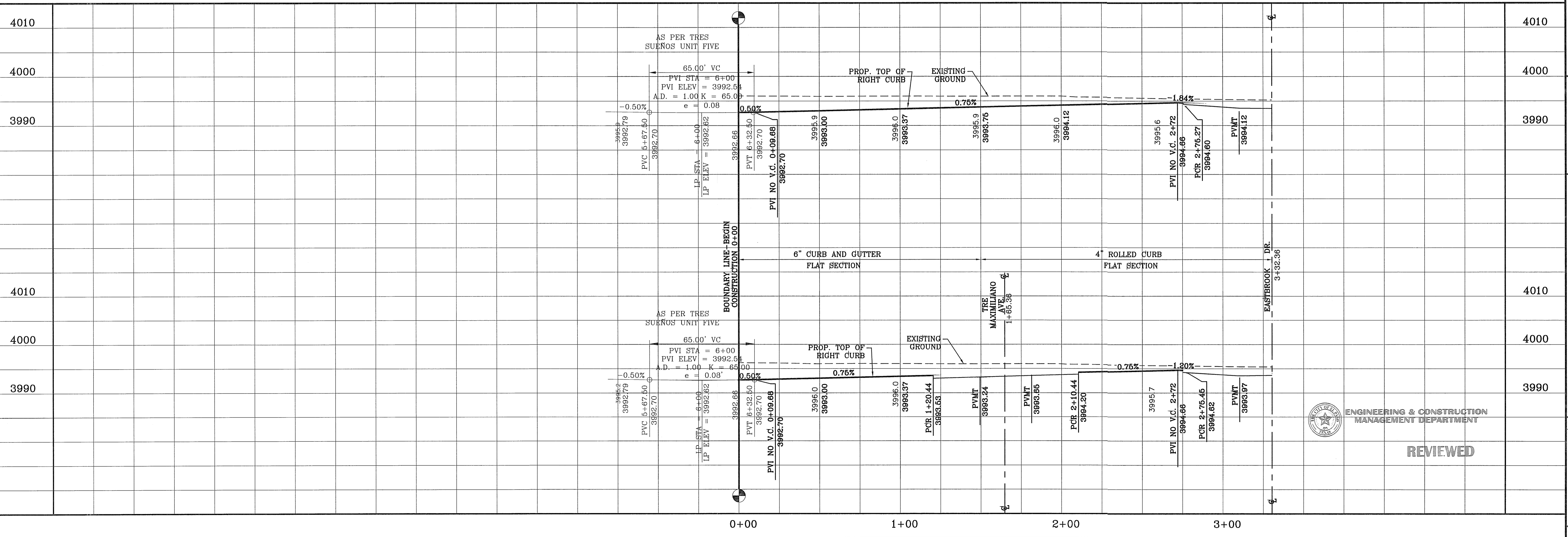
FILE LOCATION S:_Subdivisions\TRES SUEÑOS 7.DWG\PP KIKO FIERRO PLOTTED ON Monday, May 21, 2012 9:10:51 AM BY RUBEN RIVERA

NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	29.00'	45.50'	28.95'	40.97'	S44°22'17"W	89°53'44"
C2	29.00'	45.61'	29.05'	41.05'	S45°37'43"E	90°06'16"
C3	35.00'	55.04'	35.06'	49.54'	N45°37'43"W	90°06'16"
C4	35.00'	54.91'	34.94'	49.45'	S44°22'17"W	89°53'44"



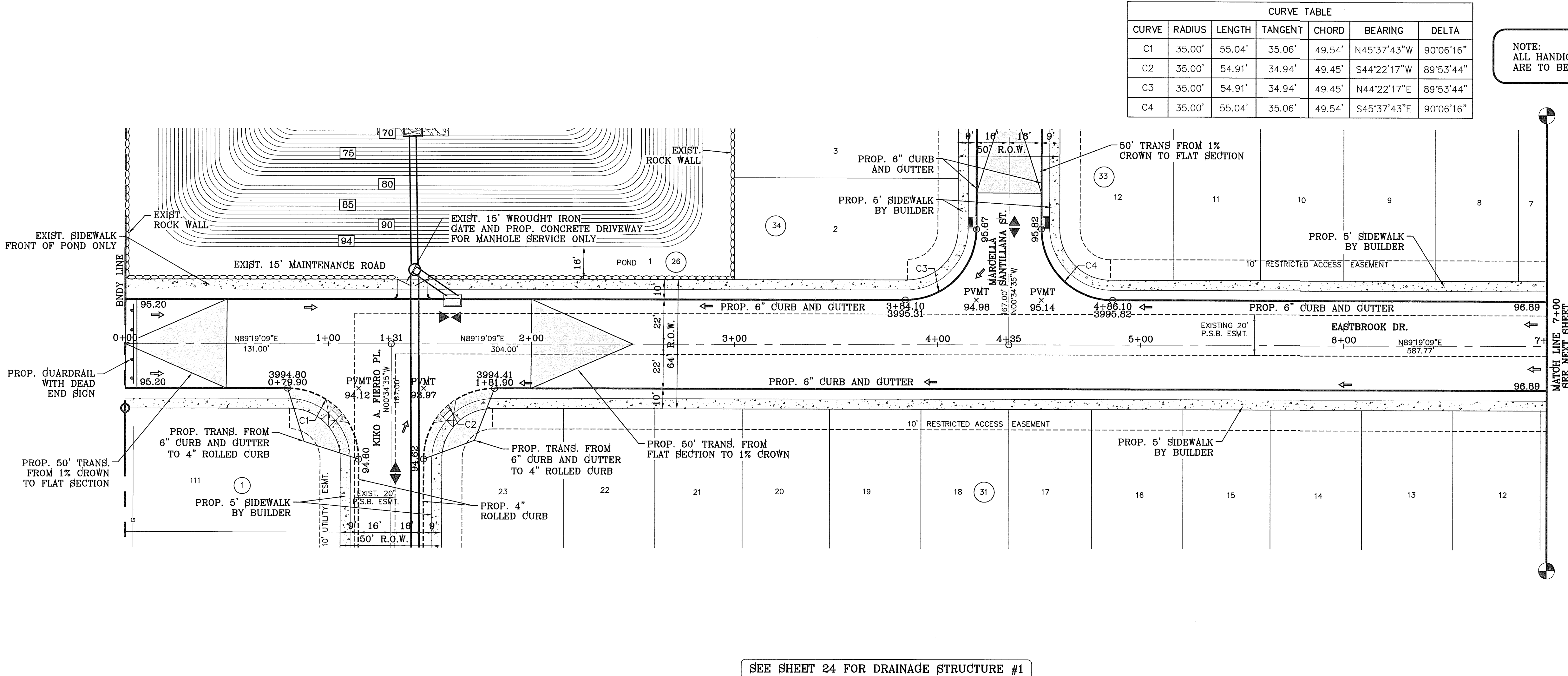
SEE SHEET 24 FOR DRAINAGE STRUCTURE #1



REVIEWED

BENCHMARK		CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32	
DATE	REVISIONS	BY	R.R.
05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS		
05/18/12	STREET NAME CHANGES		
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS		
TRES SUEÑOS UNIT SEVEN			
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.465 ACRES			
SCALE		HORIZ: 1" = 30' VERT: 1" = 10'	
DATE: MARCH 2012		DESIGN BY: Y.C.	
INITIATED BY: R.R.		CHECKED BY: Y.C.	
JOB NO.: 509-72			
CONDE INC. ENGINEERING / PLANNING SURVEYING / GPS 6080 SURETY DR. STE 100 EL PASO, TEXAS 79905 PHONE: (915) 592-0283 FAX: (915) 592-0286			
SHEET TITLE			
STREET PLAN - PROFILE			
KIKO A. FIERRO PL.			
SHT 12		OF 37	
TRES SUEÑOS UNIT SEVEN			

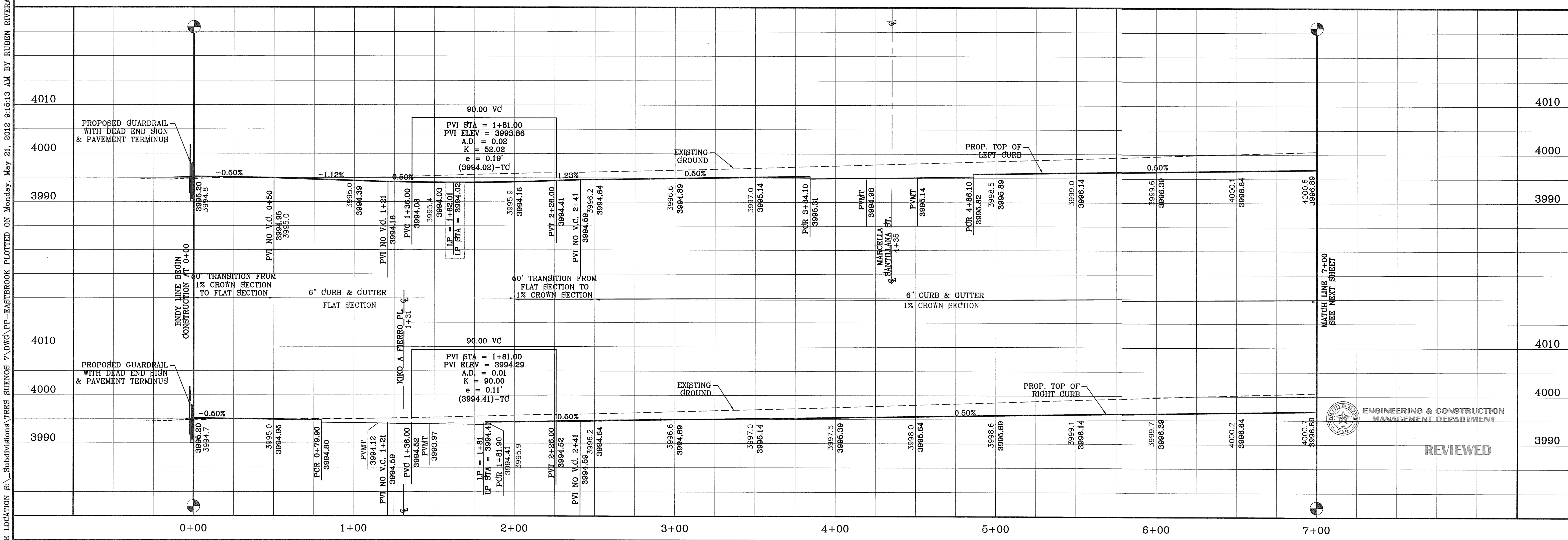
FILE LOCATION S:\Subdivisions\TRES SUEÑOS 7\DWG\PP-EASTBROOK PLOTTED ON Monday, May 21, 2012 9:16:13 AM BY RUBEN RIVERA



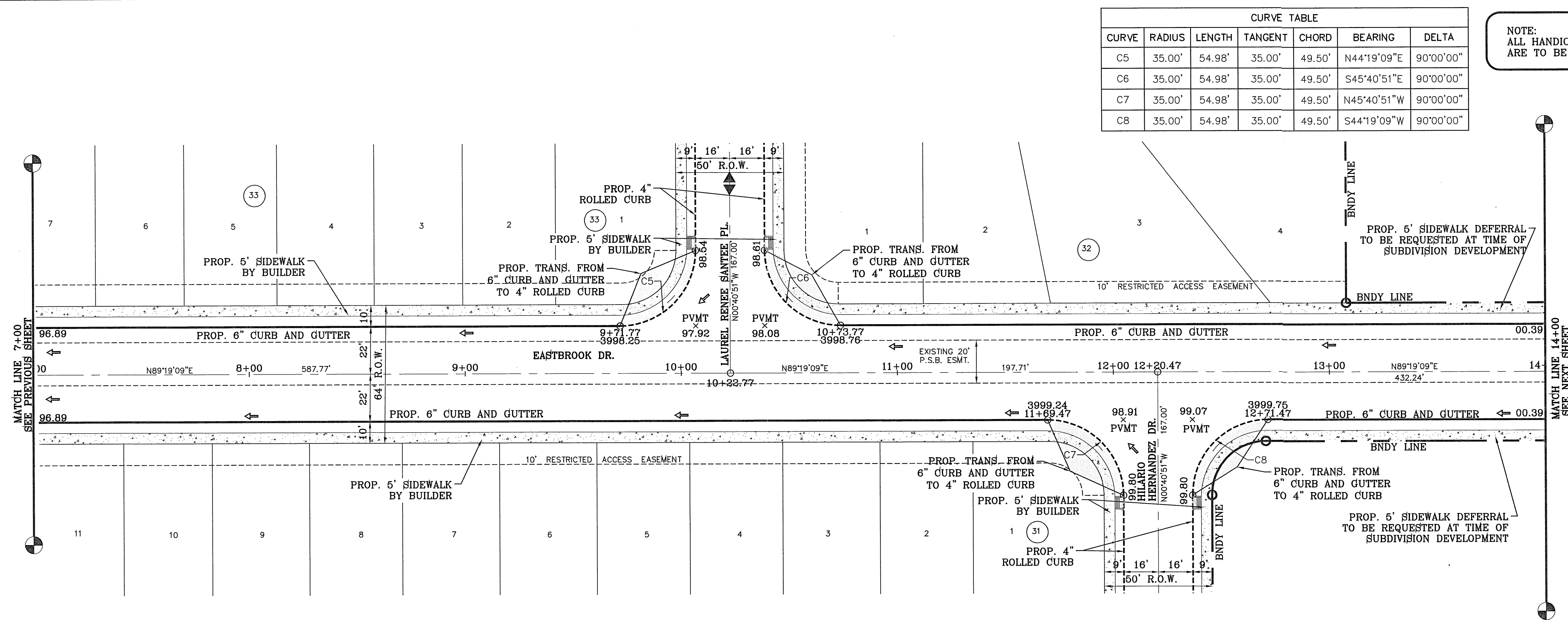
SEE SHEET 24 FOR DRAINAGE STRUCTURE #1

PROJECT NAME	TRES SUEÑOS UNIT SEVEN
PROJECT NUMBER	27-466
DATE	05/03/12
BY	R.R.
REVISIONS	CITY REDLINES AS PER 05/03/12 COMMENTS
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN ELEVATION 4004.92	
BENCHMARK	

BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF DALLAS, TEXAS, CONTAINING 27.466 ACRES



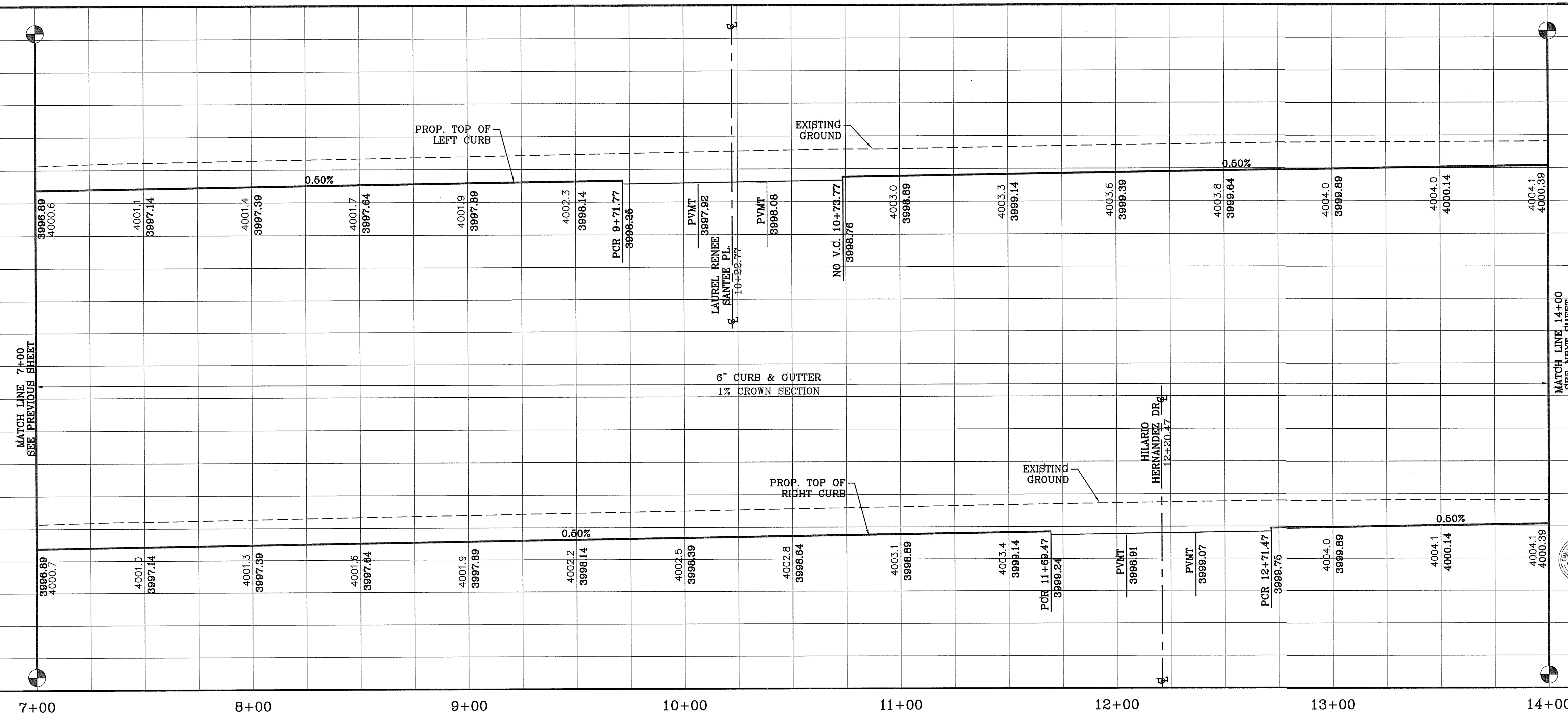
FILE LOCATION: s:_Subdivisions\TRES SUEÑOS 7.DWG\PP-EASTBROOK PLOTTED ON Monday, May 21, 2012 9:31:30 AM BY RUBEN RIVERA



CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C5	35.00'	54.98'	35.00'	49.50'	N44°19'09"E	90°00'00"
C6	35.00'	54.98'	35.00'	49.50'	S45°40'51"E	90°00'00"
C7	35.00'	54.98'	35.00'	49.50'	N45°40'51"W	90°00'00"
C8	35.00'	54.98'	35.00'	49.50'	S44°19'09"W	90°00'00"

NOTE: ALL HANDICAP RAMPS WITHIN SUBDIVISION ARE TO BE BUILT BY DEVELOPER

SCALE: 1" = 30'



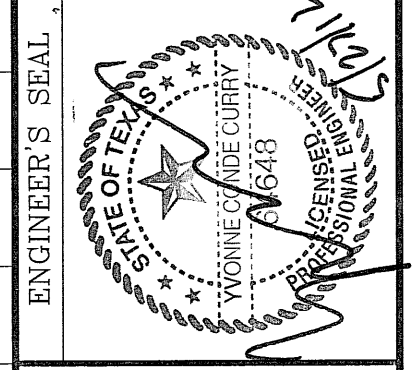
ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

REVIEWED

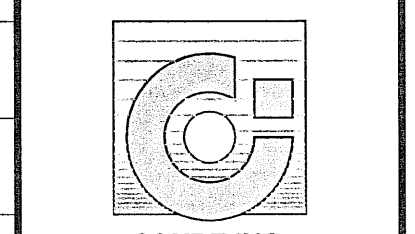
BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RIVERA BLVD. AND ENRIQUE COMELEN ELEVATION 4004.32	DATE	05/03/12	BY	R.R.
PROJECT NAME	TRES SUEÑOS UNIT SEVEN	REVISIONS	05/18/12	STREET NAME CHANGES	R.R.
			05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

PROJECT NAME
TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS. CONTAINING: 27.466 ACRES

SCALE
HORIZ: 1" = 30'
VERT: 1" = 10'
DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 508-72



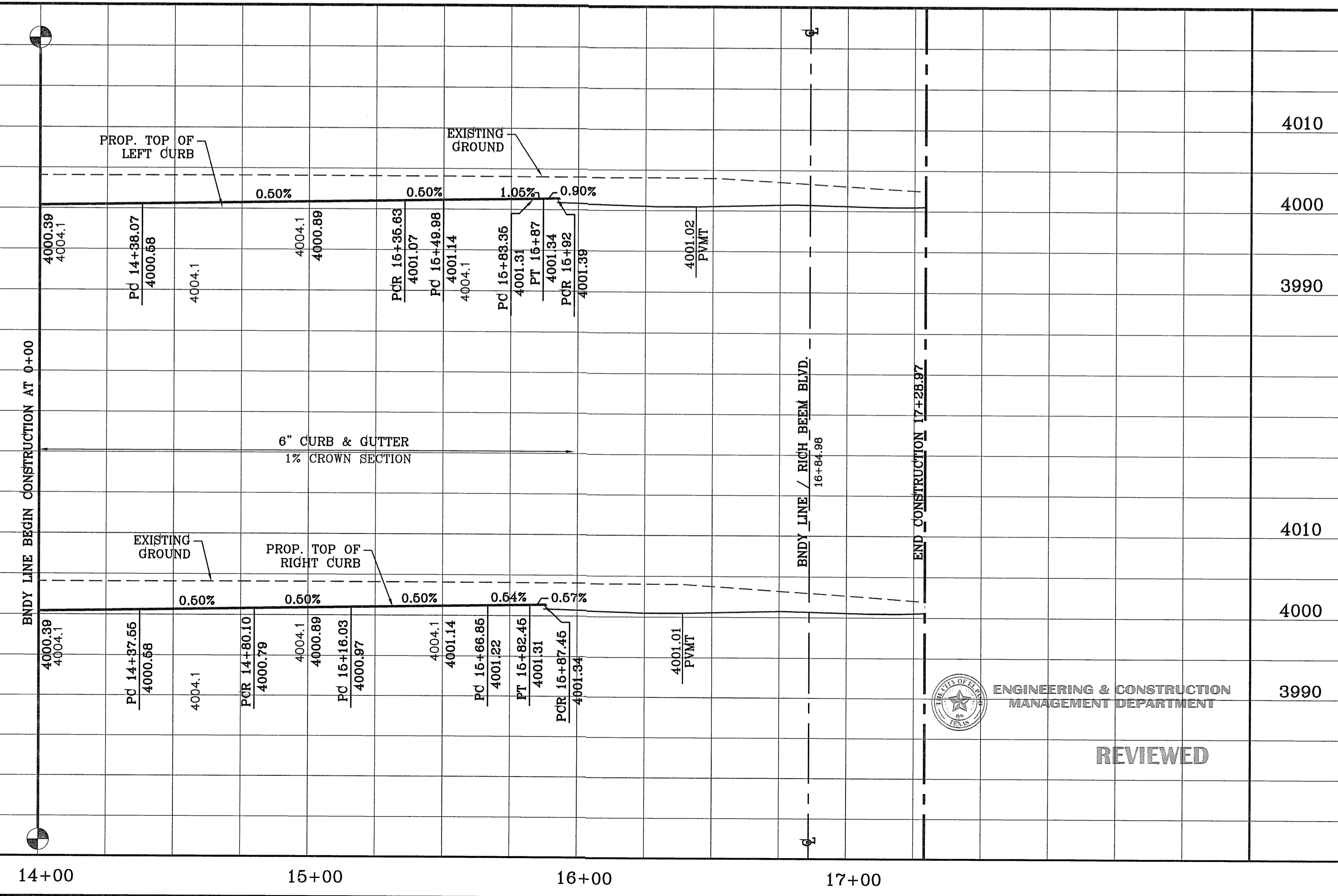
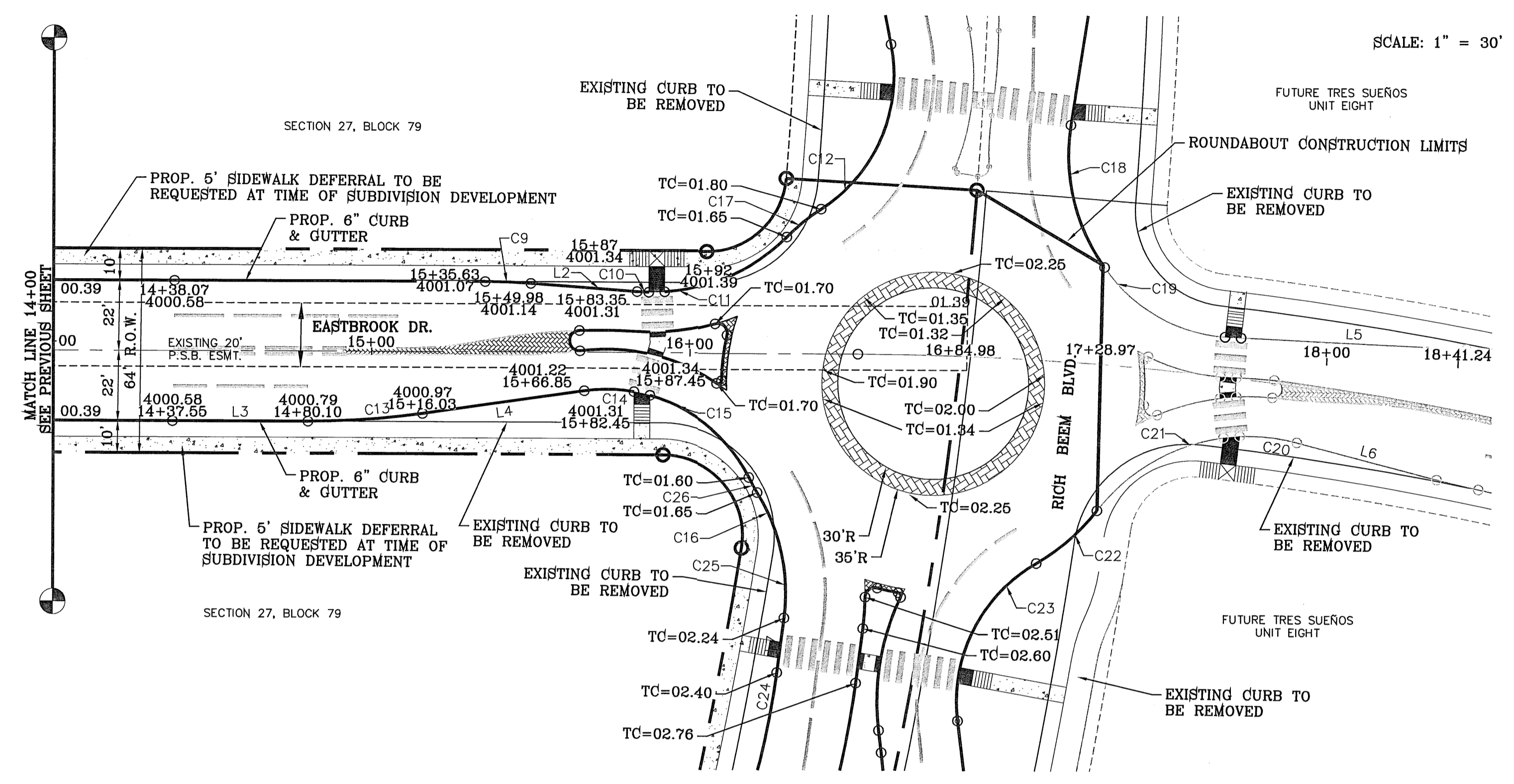
CONDE INC.
ENGINEERING / PLANNING / SURVEYING / GPS
6082 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286



SHEET TITLE
STREET PLAN-PROFILE EASTBROOK DR.
STA: 7+00 TO STA: 14+00

LINE TABLE		
LINE	LENGTH	BEARING
L2	33.451	S86°33'54.90"E
L3	42.545	N89°19'09.46"E
L4	51.351	S81°03'16.92"W
L5	70.876	S88°02'57.00"E
L6	45.396	S76°06'01.43"E
L7	17.244	N6°39'46.61"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C9	200.00'	14.37'	7.19'	14.36'	N88°37'23"W	4°06'56"
C10	60.00'	3.66'	1.83'	3.66'	S88°18'45"E	3°29'41"
C11	60.00'	43.02'	22.48'	42.10'	N64°37'25"E	41°04'35"
C12	50.00'	59.61'	33.92'	56.14'	N22°11'03"E	68°18'28"
C13	250.00'	36.06'	18.06'	36.03'	N85°11'13"E	8°15'53"
C14	50.00'	15.67'	7.90'	15.60'	N89°58'03"W	17°57'19"
C15	50.00'	41.30'	21.91'	40.14'	N51°27'11"W	47°19'31"
C16	60.00'	41.06'	21.37'	40.26'	N12°56'28"W	39°12'30"
C17	65.00'	13.90'	6.98'	13.87'	S50°12'42"W	12°15'09"
C18	60.00'	46.10'	24.26'	44.98'	S13°45'55"E	44°01'35"
C19	50.00'	45.24'	24.30'	43.71'	S60°53'20"E	51°50'09"
C20	60.00'	18.10'	9.12'	18.04'	N84°44'41"W	17°17'19"
C21	60.00'	47.00'	24.78'	45.81'	S59°17'09"W	44°53'02"
C22	65.00'	25.43'	12.88'	25.26'	N48°03'01"E	22°24'46"
C23	50.00'	58.43'	33.06'	55.16'	S25°46'53"W	66°57'03"
C24	250.00'	70.34'	35.40'	70.11'	N14°43'23"E	16°07'12"
C25	60.00'	41.06'	21.37'	40.26'	N12°56'28"W	39°12'30"
C26	65.00'	5.39'	2.70'	5.39'	S30°10'05"E	4°45'18"



FILE LOCATION S:\Subdivisions\TRES SUENOS 7\DWG\PP-EASTBROOK PLOTTED ON Monday, May 21, 2012 9:46:06 AM BY RUBEN RIVERA

BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32
REVISIONS	
DATE	05/03/12
BY	R.R.
	CITY REDLINES AS PER 05/03/12 COMMENTS

TRES SUENOS UNIT SEVEN
 BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

SCALE
 HORIZ: 1" = 30'
 VERT: 1" = 10'
 DATE: MARCH 2012
 DESIGN BY: Y.C.
 INITIATED BY: R.E.
 CHECKED BY: Y.C.
 JOB NO.: 508-72

CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GFS
 6080 SURETY DR. STE 100
 EL PASO, TEXAS 79905
 PHONE: (915) 592-0283
 FAX: (915) 592-0286

CONDE INC.
 REGISTRATION No. F-2321
 SHEET TITLE
STREET PLAN-PROFILE
EASTBROOK DR.
 STA: 14+00
 TO
 STA: 16+65.05

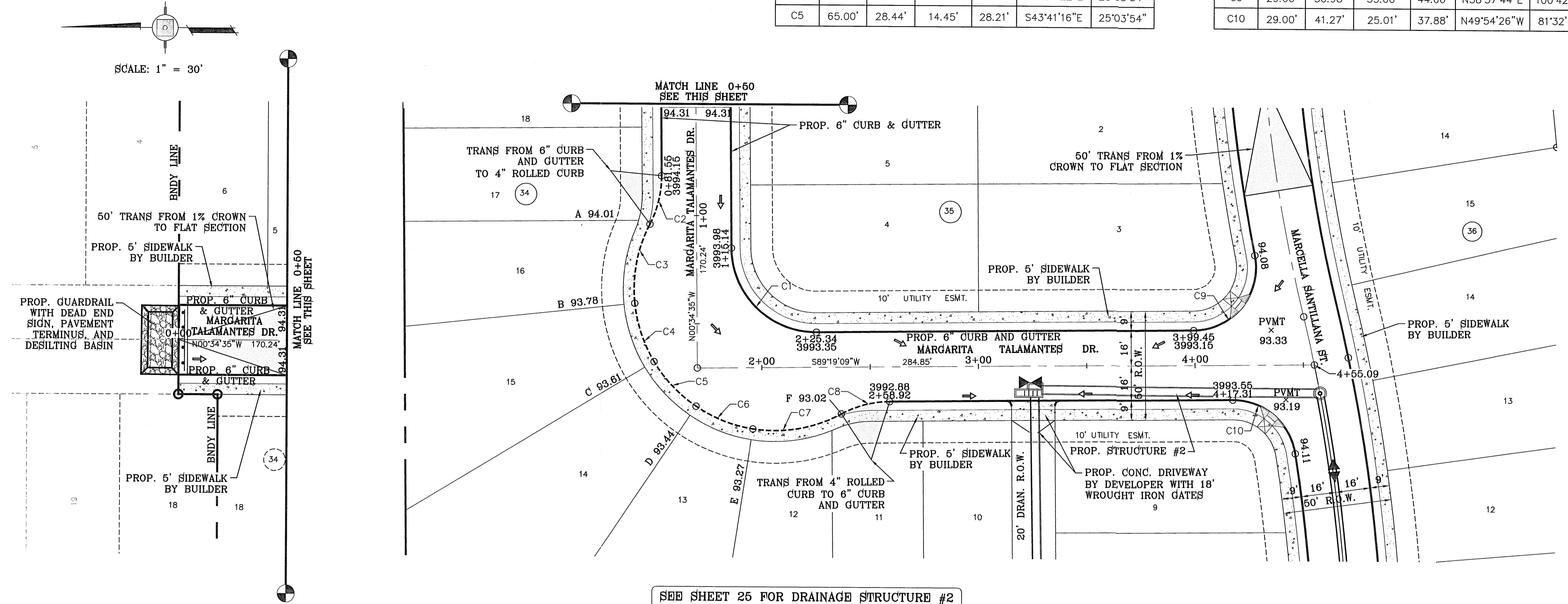
REVIEWED

FILE LOCATION: E:\Subdivisions\TRES SUENOS 7.DWG\PP-NAT CAMPOS PLOTTED ON Monday, May 21, 2012 9:50:56 AM BY RUBEN RIVERA

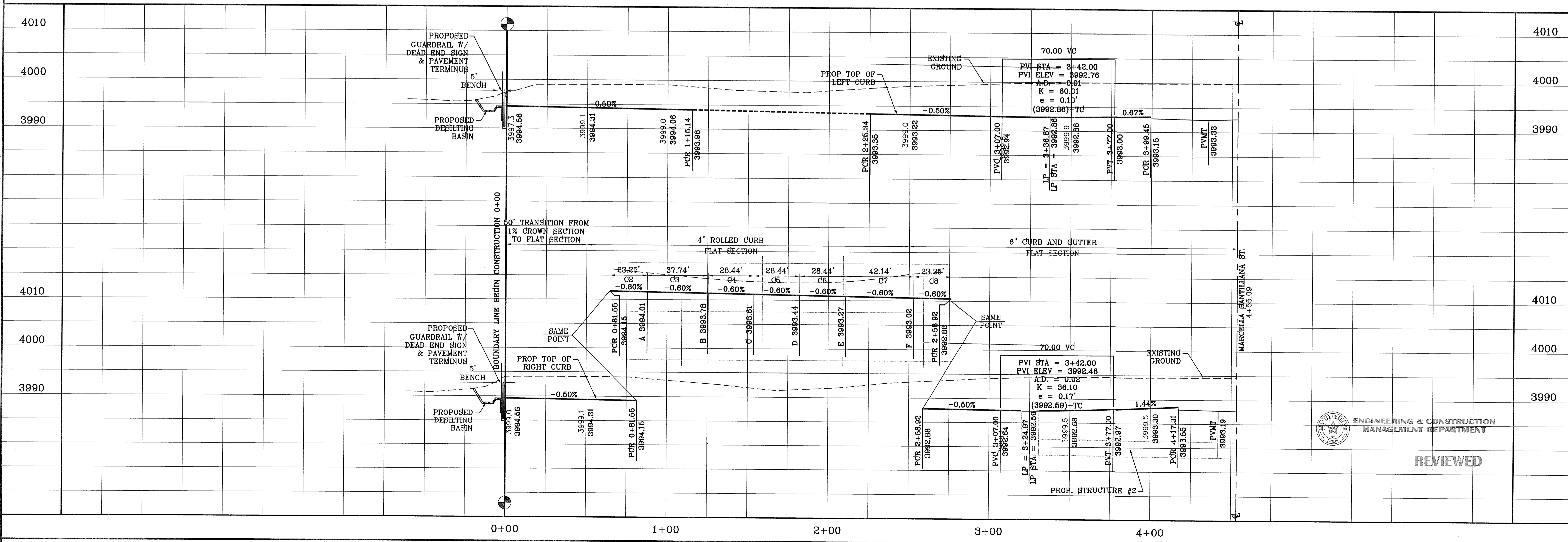
NOTE:
ALL HANDICAP RAMP
ARE TO BE BUILT BY DEVELOPER

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	39.00'	61.33'	39.07'	55.20'	S45°37'43"E	90°06'16"
C2	48.00'	23.25'	11.86'	23.02'	N13°18'02"E	27°45'14"
C3	65.00'	37.74'	19.42'	37.21'	S10°32'37"W	33°16'05"
C4	65.00'	28.44'	14.45'	28.21'	S18°37'22"E	25°03'54"
C5	65.00'	28.44'	14.45'	28.21'	S43°41'16"E	25°03'54"

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C6	65.00'	28.44'	14.45'	28.21'	S68°45'10"E	25°03'54"
C7	65.00'	42.14'	21.84'	41.41'	N80°08'24"E	37°08'58"
C8	48.00'	23.25'	11.86'	23.02'	S75°26'32"W	27°45'14"
C9	29.00'	50.98'	35.00'	44.66'	N38°57'44"E	100°42'51"
C10	29.00'	41.27'	25.01'	37.88'	N49°54'26"W	81°32'49"



SEE SHEET 25 FOR DRAINAGE STRUCTURE #2



REVISIONS

DATE	REVISIONS	BY
05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS	R.R.
05/18/12	STREET NAME CHANGES	R.R.
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

PROJECT NAME
TRES SUENOS UNIT SEVEN

PROJECT DESCRIPTION
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES.

ENGINEER'S SEAL
WOMEN'S CURRY
REGISTERED PROFESSIONAL ENGINEER
STATE OF TEXAS

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6090 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0263
FAX: (915) 692-0286

REVIEWED

MARGARITA TALAMANTES DR.

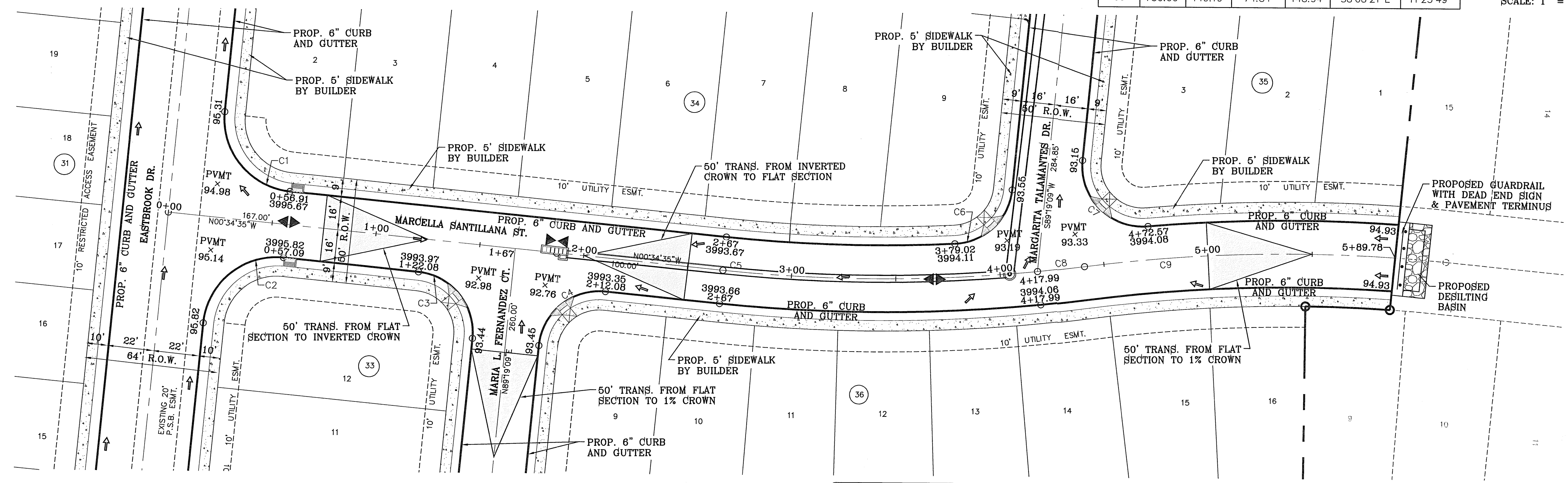
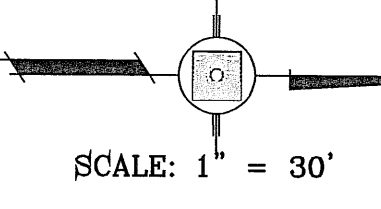
SHEET TITLE
STREET PLAN-PROFILE

SHT 16 OF 37

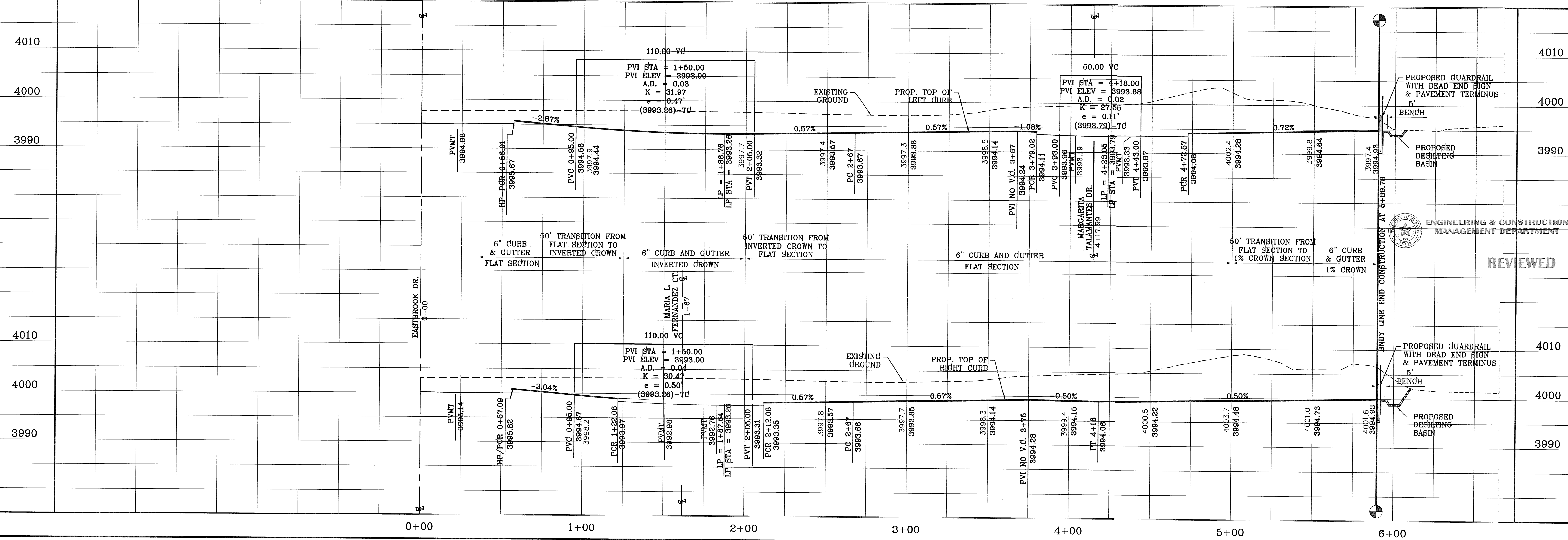
FILE LOCATION s:_Subdivisions\TRES SUEÑOS 7\DWG\PP-PAT ADURATO PLOTTED ON Monday, May 21, 2012 9:55:27 AM BY RUBEN RIVERA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	35.00'	54.91'	34.94'	49.45'	N44°22'17"E	89°53'44"
C2	35.00'	55.04'	35.06'	49.54'	S45°37'43"E	90°06'16"
C3	29.00'	45.50'	28.95'	40.97'	S44°22'17"W	89°53'44"
C4	29.00'	45.61'	29.05'	41.05'	S45°37'43"E	90°06'16"
C5	750.00'	150.99'	75.75'	150.74'	N6°20'37"W	11°32'05"
C6	29.00'	41.27'	25.01'	37.88'	N49°54'26"W	81°32'49"
C7	29.00'	50.98'	35.00'	44.66'	N38°57'44"E	100°42'51"
C8	750.00'	22.60'	11.30'	22.60'	N12°58'28"W	1°43'36"
C9	750.00'	149.19'	74.84'	148.94'	S8°08'21"E	11°23'49"

NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER



SEE SHEET 25 FOR DRAINAGE STRUCTURE #2



DATE	REVISIONS	BY
05/08/12	CITY REDLINES AS PER 05/08/12 COMMENTS	R.R.
05/19/12	STREET NAME CHANGES	R.R.
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 76, TOWNSHIP 2,
TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS,
CONTAINING: 27.466 ACRES

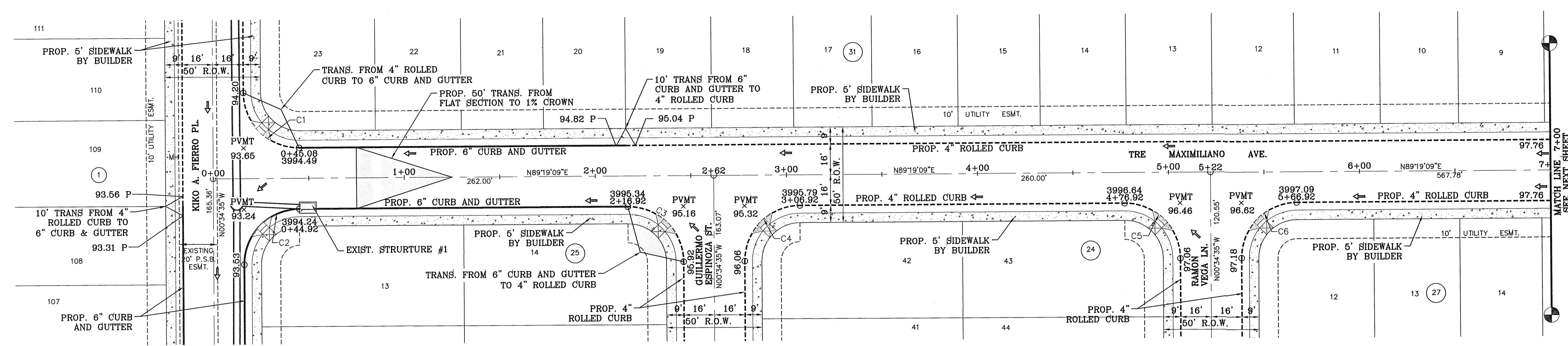
SCALE
HORIZ: 1" = 30'
VERT: 1" = 10'
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 608-72

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

CONDE INC.
REGISTRATION NO. F-321

SHEET TITLE
**STREET
PLAN-PROFILE**
**MARCELLA
SANTILLANA
ST.**

FILE LOCATION S:\subdivisions\TRES SUENOS 7.DWG PP-RICHARD FLORES PLOTTED ON Monday, May 21, 2012 11:02:03 AM BY RUBEN RIVERA

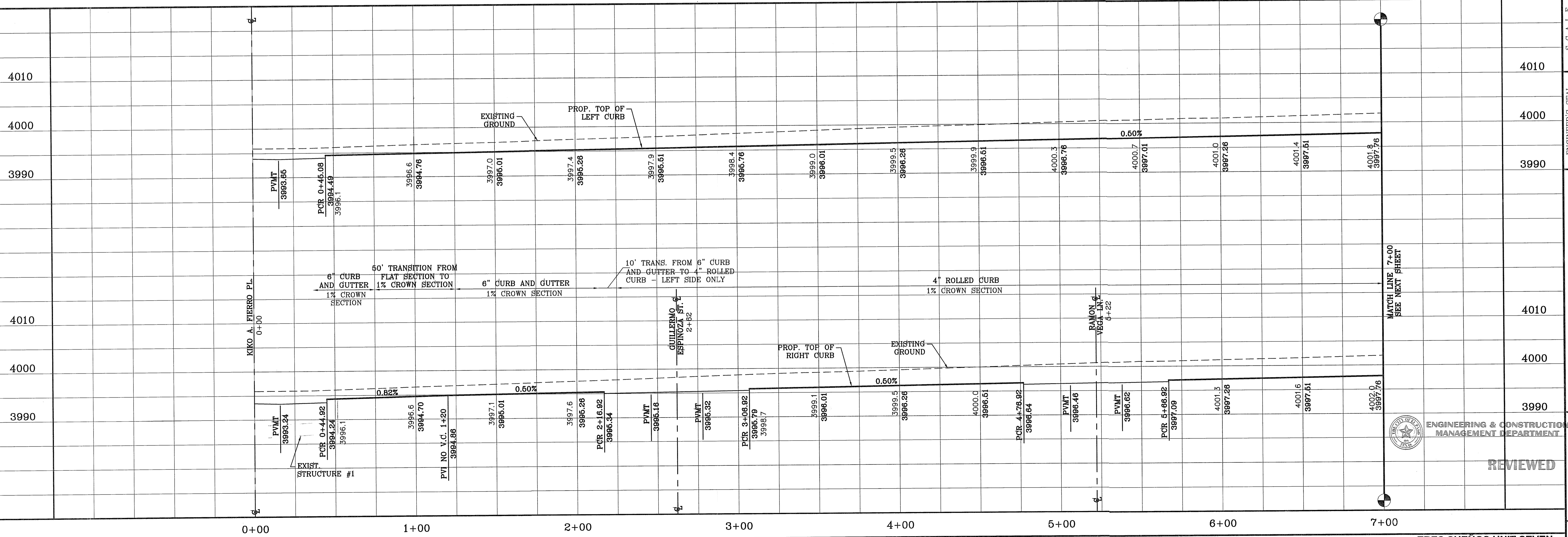


NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	29.00'	45.61'	29.05'	41.05'	S45°37'43"E	90°06'16"
C2	29.00'	45.50'	28.95'	40.97'	S44°22'17"W	89°53'44"
C3	29.00'	45.61'	29.05'	41.05'	N45°37'43"W	90°06'16"
C4	29.00'	45.50'	28.95'	40.97'	S44°22'17"W	89°53'44"
C5	29.00'	45.61'	29.05'	41.05'	N45°37'43"W	90°06'16"
C6	29.00'	45.50'	28.95'	40.97'	S44°22'17"W	89°53'44"

SCALE: 1" = 30'

SEE SHEET 24 FOR DRAINAGE STRUCTURE #1



ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

REVIEWED

BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BREM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32
DATE	05/03/12
REVISIONS	CITY REDLINES AS PER 05/03/12 COMMENTS
BY	R.R.

TRES SUENOS UNIT SEVEN
 BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CITY OF CONTAINING: 27.466 ACRES

ENGINEER'S SEAL
 S C A L E
 HORIZ: 1" = 30'
 VERT: 1" = 10'
 DATE: MARCH 2012
 DESIGN BY: Y.C.
 INITIATED BY: Y.C.
 CHECKED BY: Y.C.
 JOB NO.: 508-72

CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GIS
 6080 SURETY DR. SITE 100
 EL PASO, TEXAS 79905
 PHONE: (915) 592-0283
 FAX: (915) 592-0286

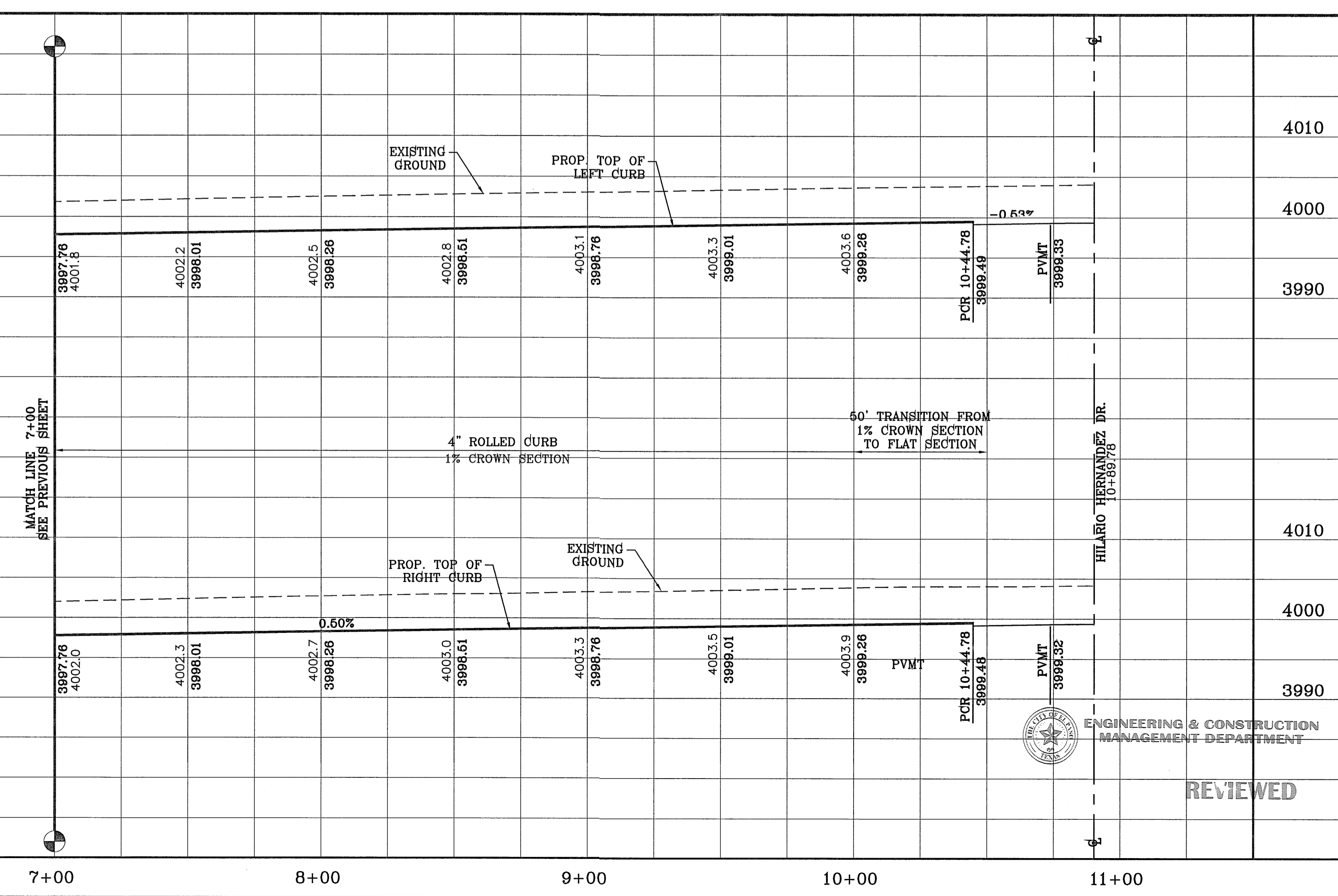
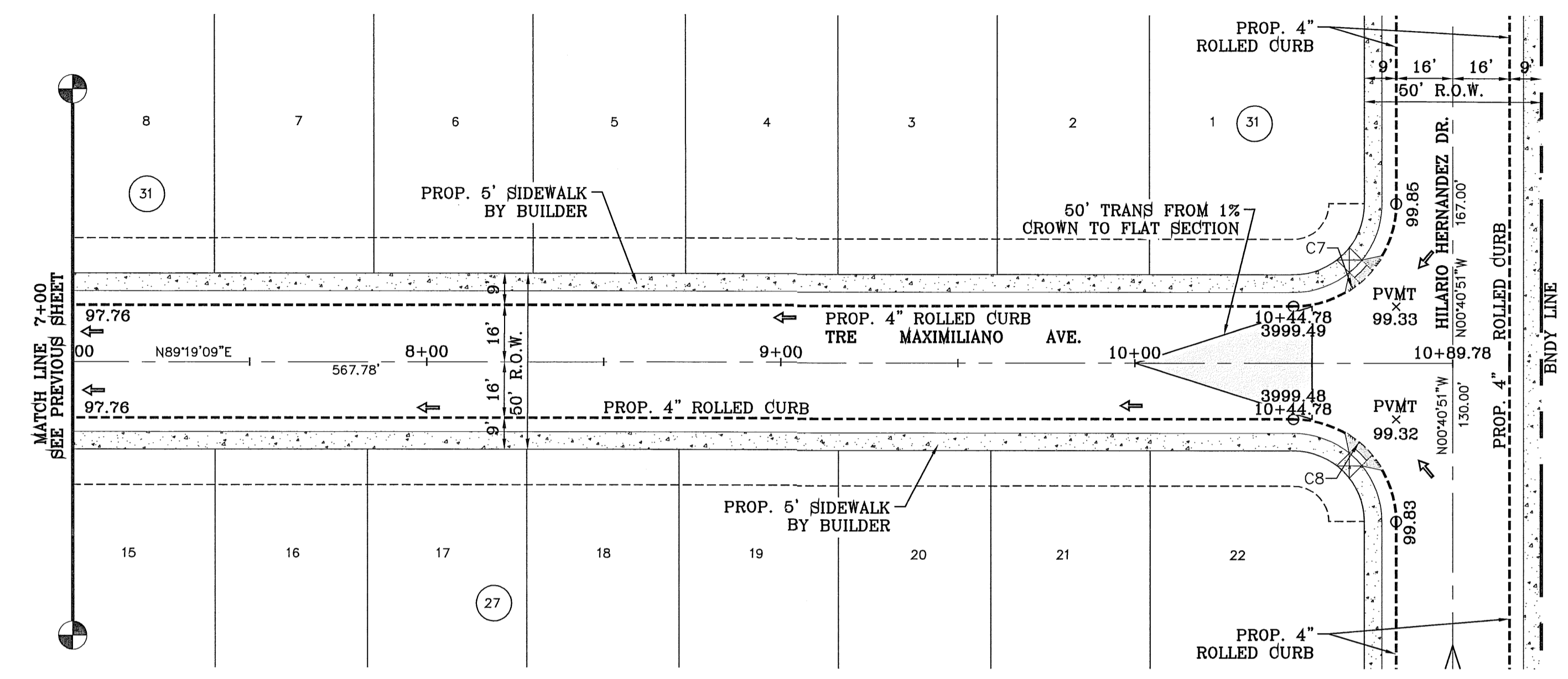
CONDE INC.
 REGISTRATION No. F-2321
 SHEET TITLE
STREET PLAN - PROFILE
TRE MAXIMILIANO AVE.
 STA: 0+00 TO 7+00

FILE LOCATION S:\Subdivisions\TRES SUEÑOS 7.DWG_PP--RICHARD FLORES PLOTTED ON Monday, May 21, 2012 11:02:56 AM BY RUBEN RIVERA

NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C7	29.00'	45.55'	29.00'	41.01'	N44°19'09"E	90°00'00"
C8	29.00'	45.55'	29.00'	41.01'	N45°40'51"W	90°00'00"

SCALE: 1" = 30'



REVIEWED

BENCHMARK	
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF BOCH BEEM BLVD. AND ENRIQUE GOMEZ LN.	ELEVATION 4004.32
DATE	REVISIONS
05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS
BY	R.R.

PROJECT NAME
TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PART OF THE HILARIO HERNANDEZ TRACT, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

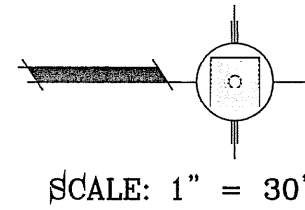
SCALE
HORIZ: 1" = 30'
VERT: 1" = 10'
DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 508-72

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

SHEET TITLE
STREET PLAN - PROFILE
TRE MAXIMILIANO AVE.
STA: 7+00 TO STA: 10+89.78

SHT 19 OF 37

FILE LOCATION E:\Subdivision\TRES SUEÑOS 7\DWG\PP-ROBERT PENA-JOSÉ VELA PLOTTED ON Monday, May 21, 2012 9:59:31 AM BY RUBEN RIVERA

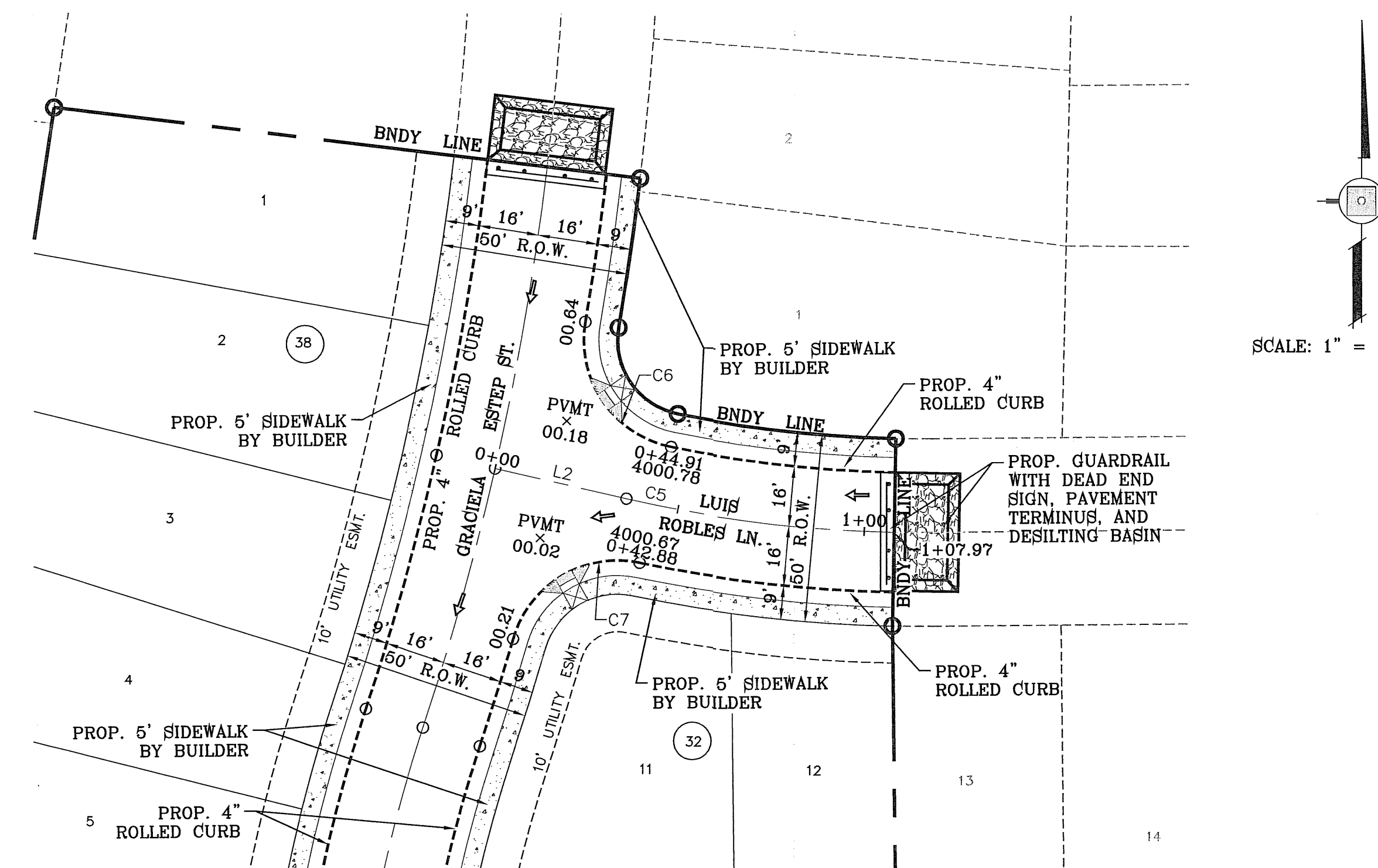
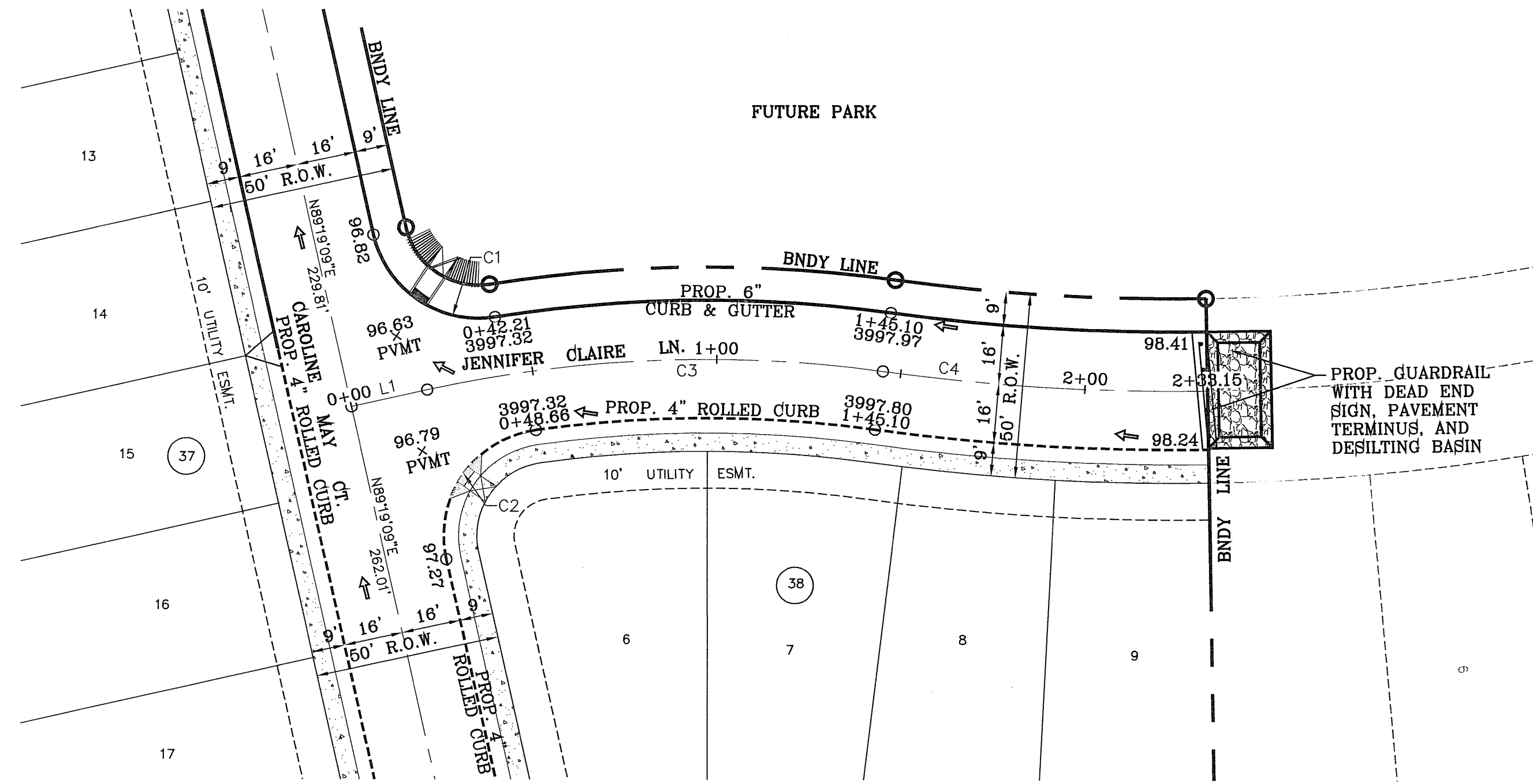


LINE TABLE		
LINE	LENGTH	BEARING
L1	21.011	N0°34'34.60"W

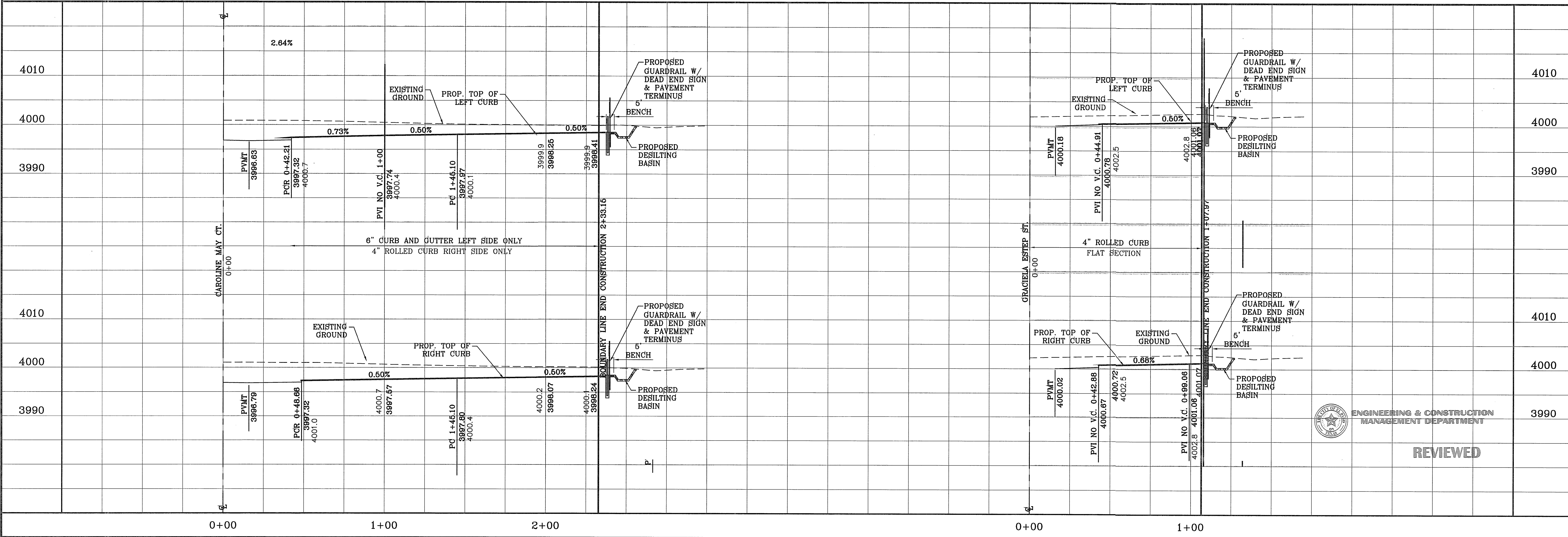
CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	29.00'	43.74'	27.24'	39.71'	N46°06'24"E	86°25'32"
C2	29.00'	47.90'	31.44'	42.64'	S43°21'54"E	94°37'53"
C3	350.00'	124.09'	62.70'	123.44'	S9°34'49"W	20°18'48"
C4	575.00'	88.05'	44.11'	87.97'	N15°21'00"E	8°46'26"

LINE TABLE		
LINE	LENGTH	BEARING
L2	35.947	S77°13'54.35"E

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C5	350.00'	72.02'	36.14'	71.89'	S83°07'36"E	11°47'23"
C6	29.00'	44.70'	28.16'	40.40'	S34°32'31"E	88°18'53"
C7	29.00'	43.39'	26.91'	39.45'	S58°46'16"W	85°43'30"



NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER



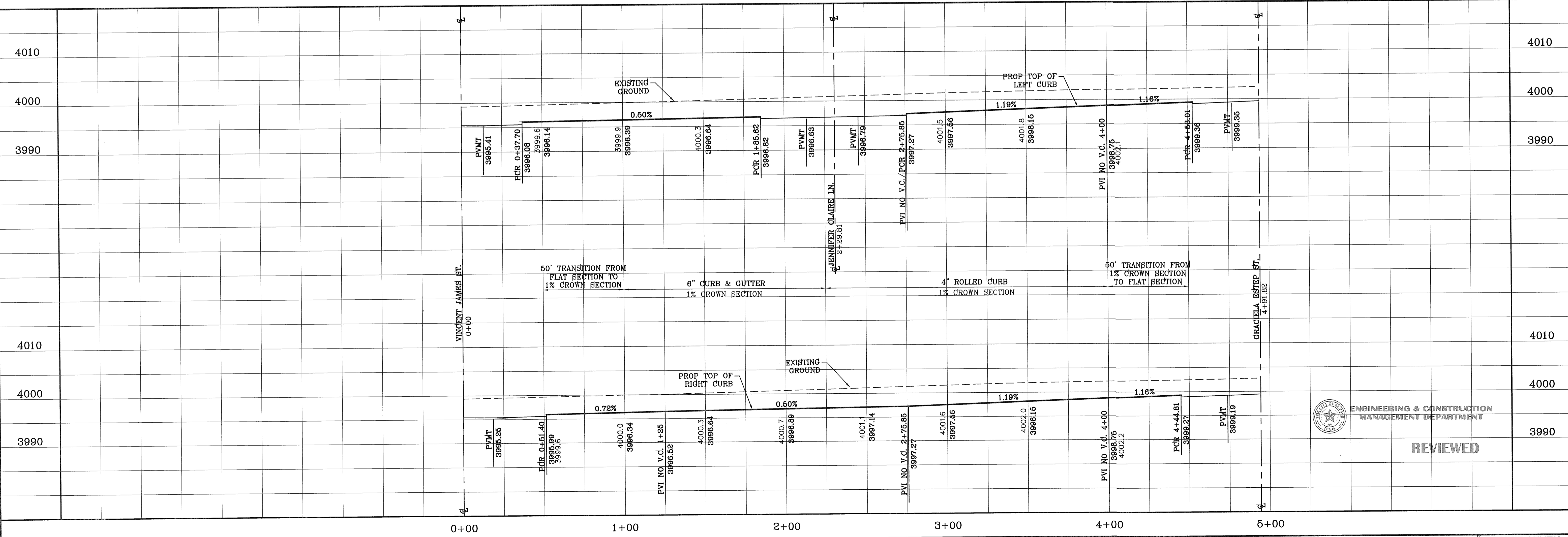
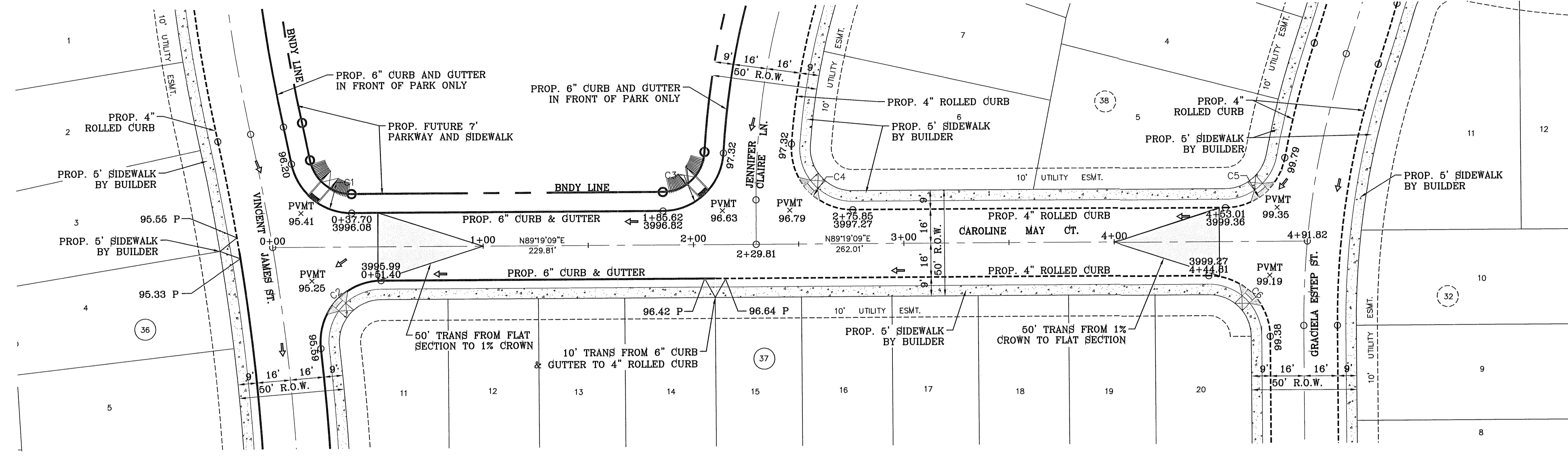
<p>PROJECT NAME TRES SUEÑOS UNIT SEVEN</p> <p>PROJECT NAME CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32</p> <p>DATE 05/05/12</p> <p>REVISIONS CITY REDLINES AS PER 05/03/12 COMMENTS</p>	<p>SCALE HORIZ: 1" = 30' VERT: 1" = 10'</p> <p>DATE MARCH 2012</p> <p>DESIGN BY Y.C.</p> <p>INITIATED BY R.R.</p> <p>CHECKED BY Y.C.</p> <p>JOB NO. 508-72</p>	<p>ENGINEER'S SEAL</p>	<p>CONDE INC. ENGINEERING / PLANNING SURVEYING / GPS 6080 SURETY DR. STE 100 EL PASO, TEXAS 79905 PHONE: (915) 592-0283 FAX: (915) 592-0286</p> <p>REGISTRATION NO. F-231</p>	<p>REVIEWED</p> <p>JENNIFER CLAIRE LN. & LUIS ROBLES LN.</p>
<p>TRES SUEÑOS UNIT SEVEN</p>				
<p>SHT 20 OF 37</p>				

FILE LOCATION G:\Subdivision\TRES SUEÑOS 7\DWG\PP-TERRY_QUEZADA PLOTTED ON Monday, May 21, 2012 11:04:29 AM BY RUBEN RIVERA

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	29.00'	39.92'	23.85'	36.84'	S51°14'43"E	78°52'16"
C2	29.00'	48.68'	32.31'	43.16'	N41°13'40"E	96°11'00"
C3	29.00'	43.74'	27.24'	39.71'	N46°06'24"E	86°25'32"
C4	29.00'	47.90'	31.44'	42.64'	S43°21'54"E	94°37'53"
C5	29.00'	39.98'	23.90'	36.89'	N49°49'31"E	78°59'18"
C6	29.00'	45.55'	29.00'	41.01'	S45°40'51"E	90°00'00"

NOTE:
ALL HANDICAP RAMP
ARE TO BE BUILT BY DEVELOPER

SCALE: 1" = 30'

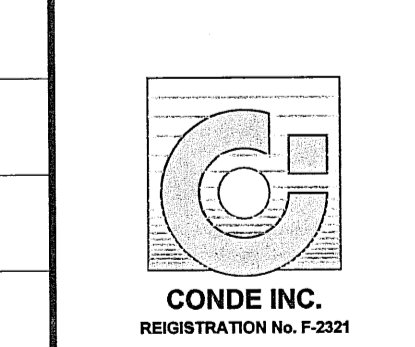


DATE	REVISIONS	BY
05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS	R.R.
05/18/12	STREET NAME CHANGES	R.R.
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

TRES SUEÑOS UNIT SEVEN
 BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2,
 RANGE 10E, COUNTY OF EL PASO, TEXAS.
 CITY OF EL PASO, TEXAS.
 CONTAINING: 27.466 ACRES

ENGINEER'S SEAL
 HORIZ: 1" = 30'
 VERT: 1" = 10'
 DATE: MARCH 2012
 DESIGN BY: Y.C.
 INITIATED BY: R.R.
 CHECKED BY: Y.C.
 JOB NO.: 508-72

CONDE INC.
 ENGINEERING / PLANNING
 SURVEYING / GPS
 6090 SURETY DR. STE 100
 EL PASO, TEXAS 79905
 PHONE: (915) 592-0283
 FAX: (915) 592-0286



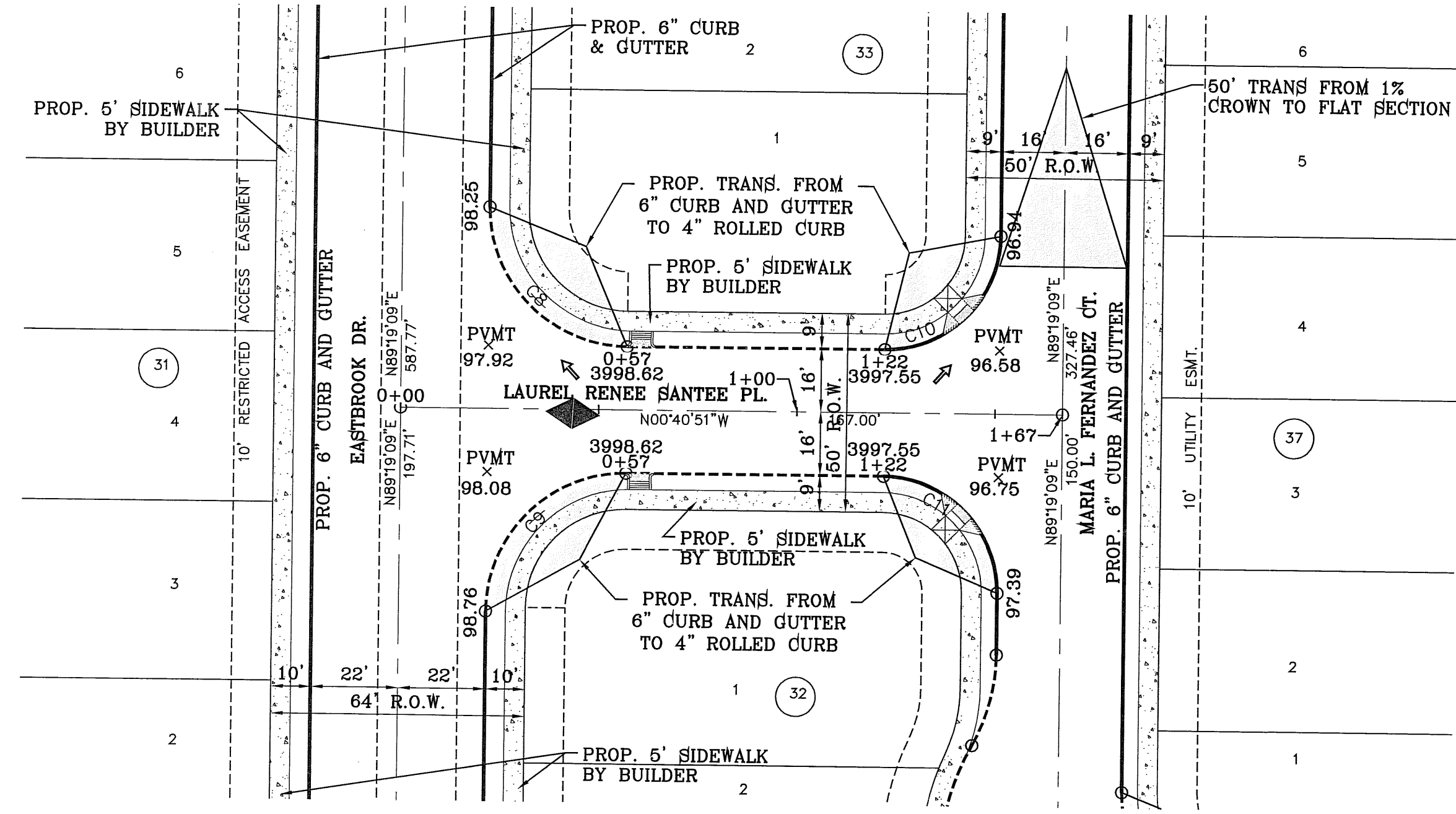
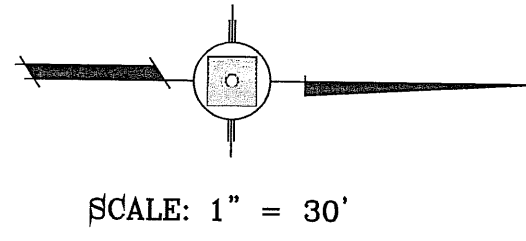
ENGINEERING & CONSTRUCTION
 MANAGEMENT DEPARTMENT

REVIEWED

SHEET TITLE
STREET
PLAN - PROFILE
CAROLINE
MAY CT.
 STA: 0+00
 TO
 STA: 4+91.82

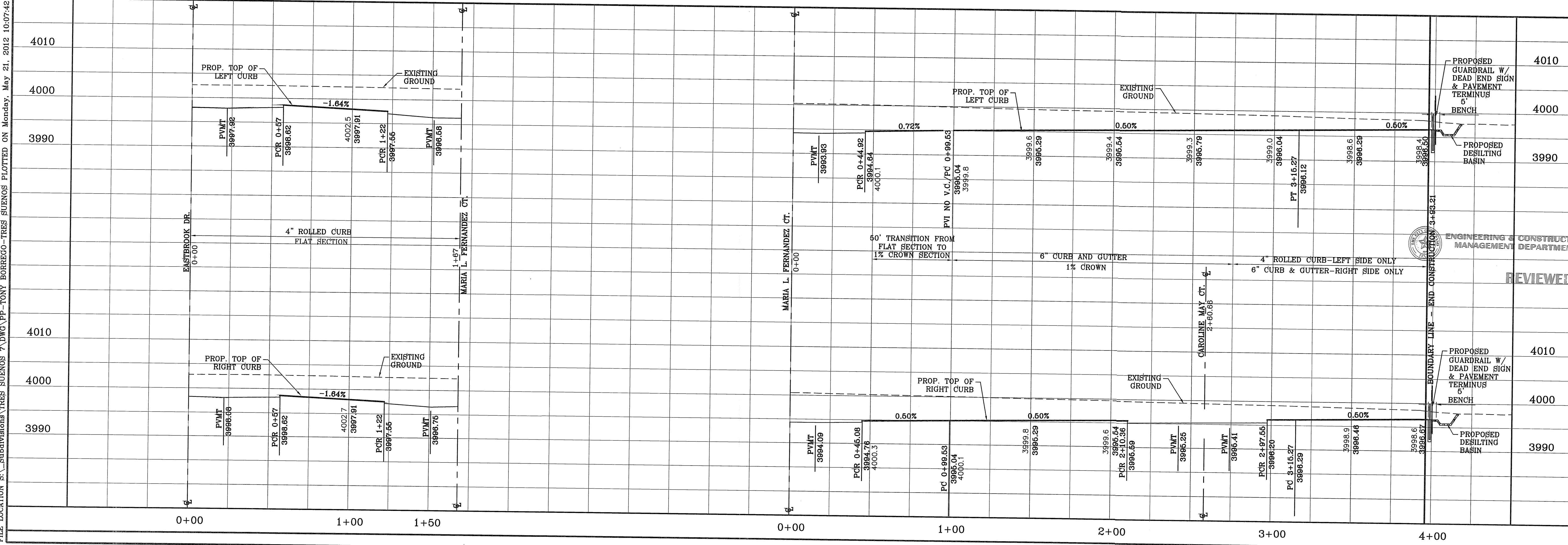
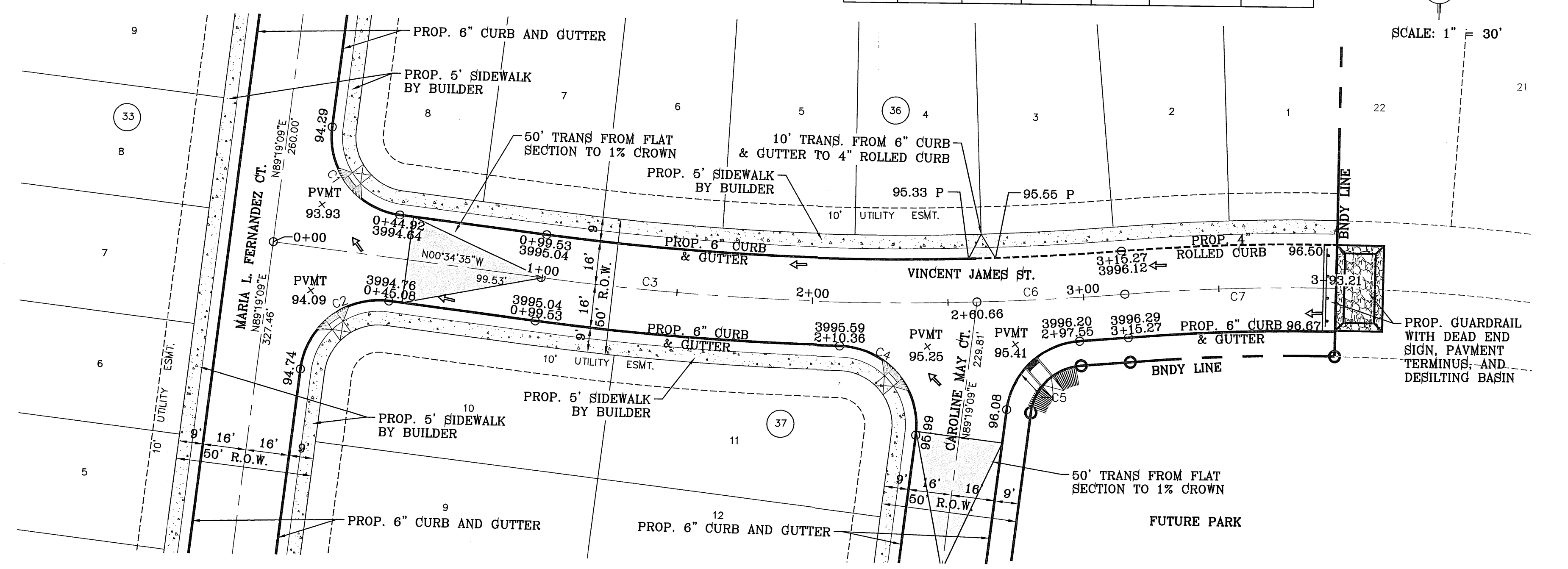
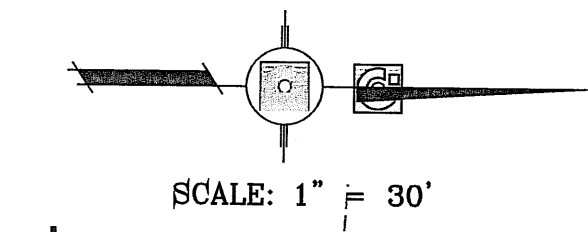
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CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C8	35.00'	54.98'	35.00'	49.50'	N44°19'09"E	90°00'00"
C9	35.00'	54.98'	35.00'	49.50'	S45°40'51"E	90°00'00"
C10	29.00'	45.55'	29.00'	41.01'	N45°40'51"W	90°00'00"
C11	29.00'	45.55'	29.00'	41.01'	S44°19'09"W	90°00'00"



NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	29.00'	45.50'	28.95'	40.97'	N44°22'17"E	89°53'44"
C2	29.00'	45.61'	29.05'	41.05'	N45°37'43"W	90°06'16"
C3	1010.00'	161.13'	80.74'	160.96'	N5°08'48"W	9°08'27"
C4	29.00'	48.68'	32.31'	43.16'	N41°13'40"E	96°11'00"
C5	29.00'	39.92'	23.85'	36.84'	S51°14'43"E	78°52'16"
C6	1010.00'	54.61'	27.31'	54.60'	N11°15'58"W	3°05'52"
C7	750.00'	77.94'	39.01'	77.91'	S9°50'17"E	5°57'15"



BENCHMARK
CITY MONUMENT AT THE CENTERLINE INTERSECTION
OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN.
ELEVATION 4004.32
DATE
05/09/12
CITY REDLINES AS PER 05/03/12 COMMENTS
05/19/12
STREET NAME CHANGES
05/21/12
CITY REDLINES AS PER 05/21/12 COMMENTS

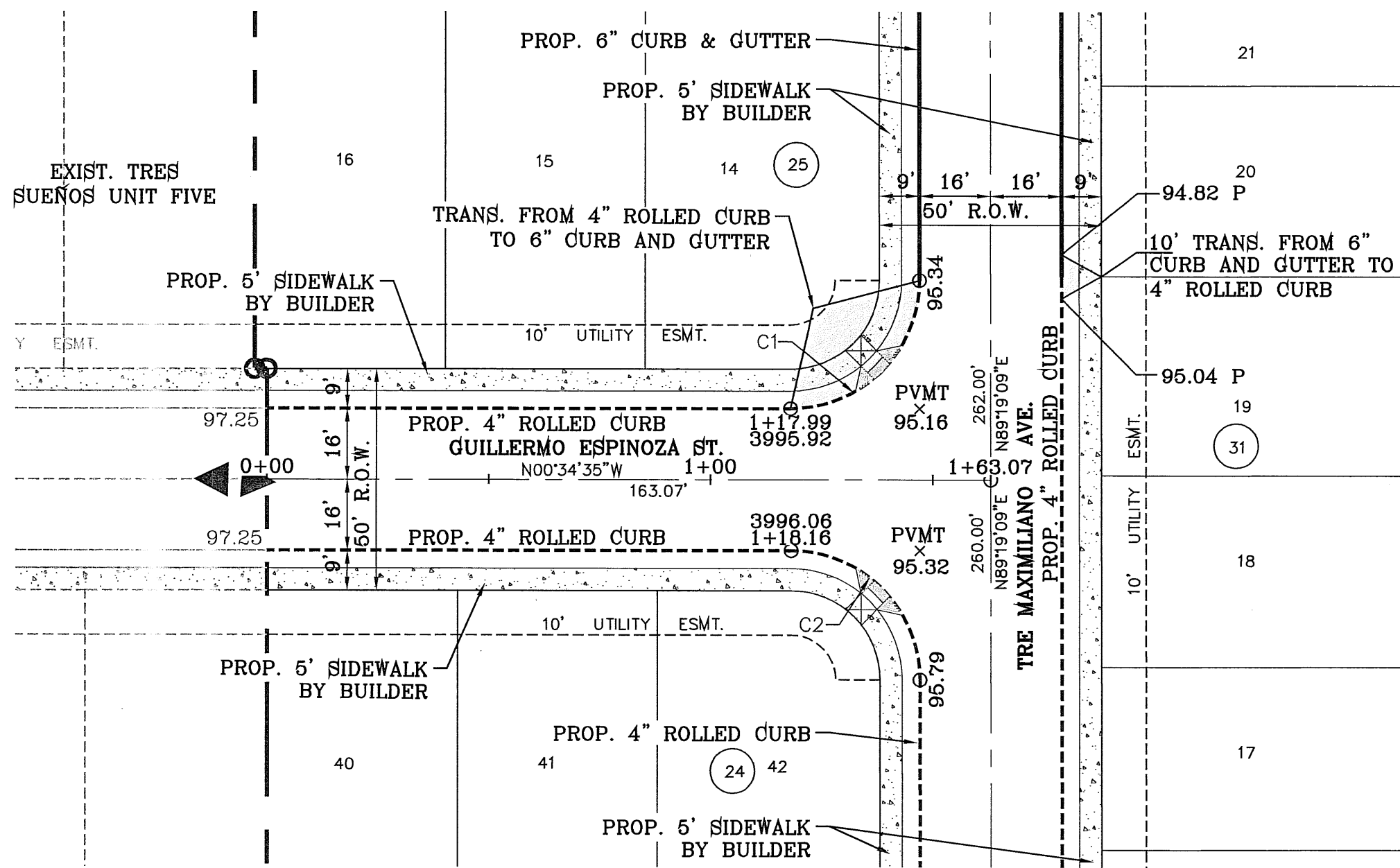
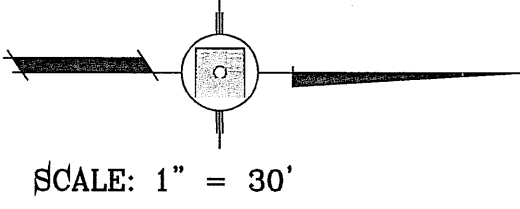
PROJECT NAME
TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2,
RANGE AND RANGE PACIFIC RAILWAY COMPANY SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS,
CONTAINING: 27.466 ACRES

ENGINEER'S SEAL
SCALE
HORIZ: 1" = 30'
VERT: 1" = 10'
DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 508-72

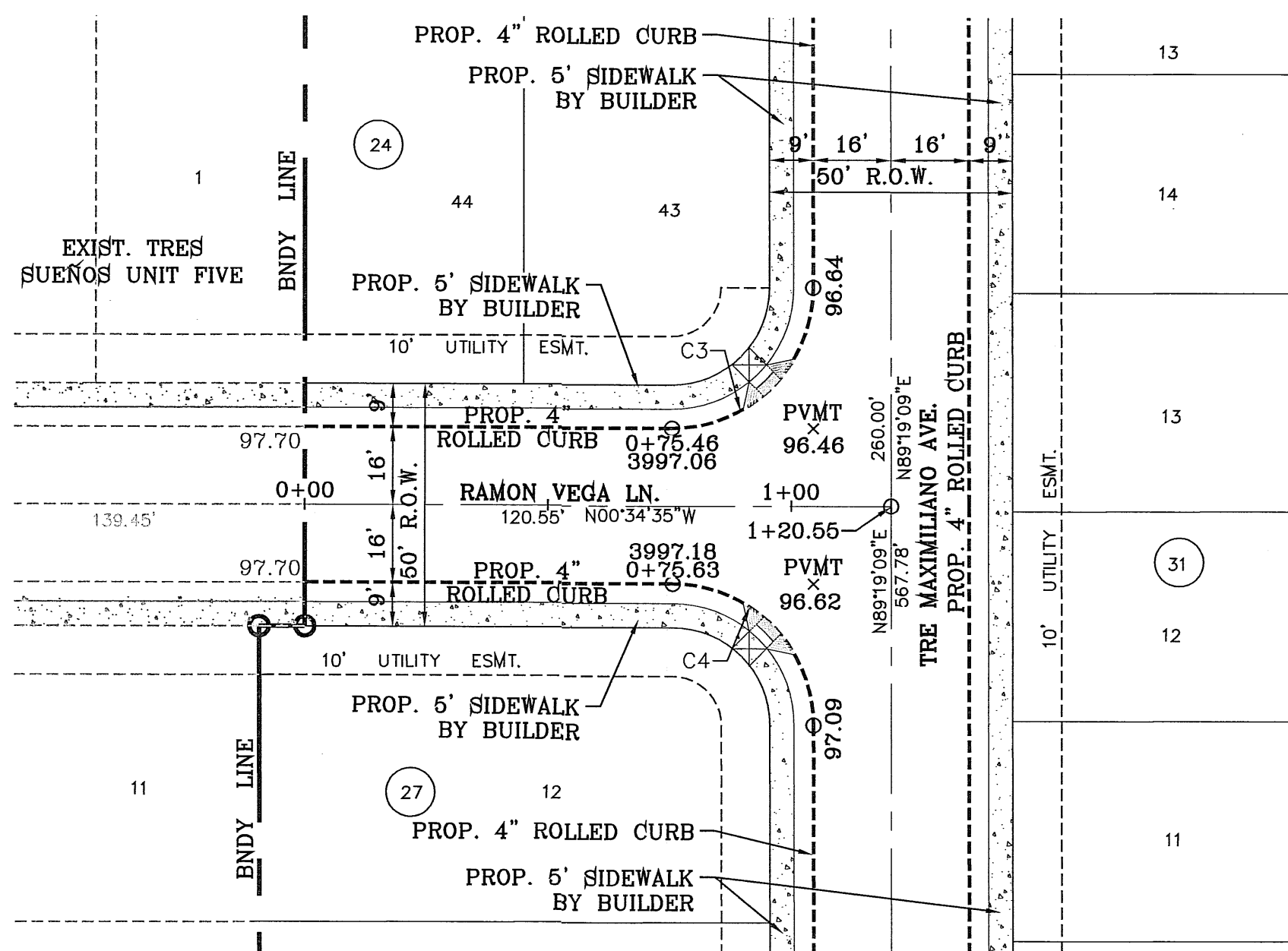
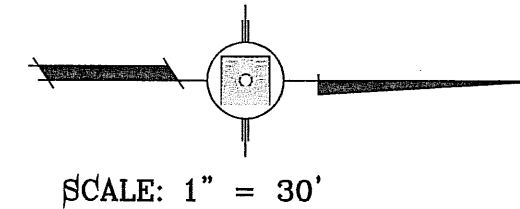
ENGINEERING & CONSTRUCTION
MANAGEMENT DEPARTMENT
CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

SHEET TITLE
**STREET
PLAN - PROFILE
LAUREL
RENEE
SANTEE PL.
&
VINCENT
JAMES ST.**

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	29.00'	45.61'	29.05'	41.05'	N45°37'43"W	90°06'16"
C2	29.00'	45.50'	28.95'	40.97'	S44°22'17"W	89°53'44"

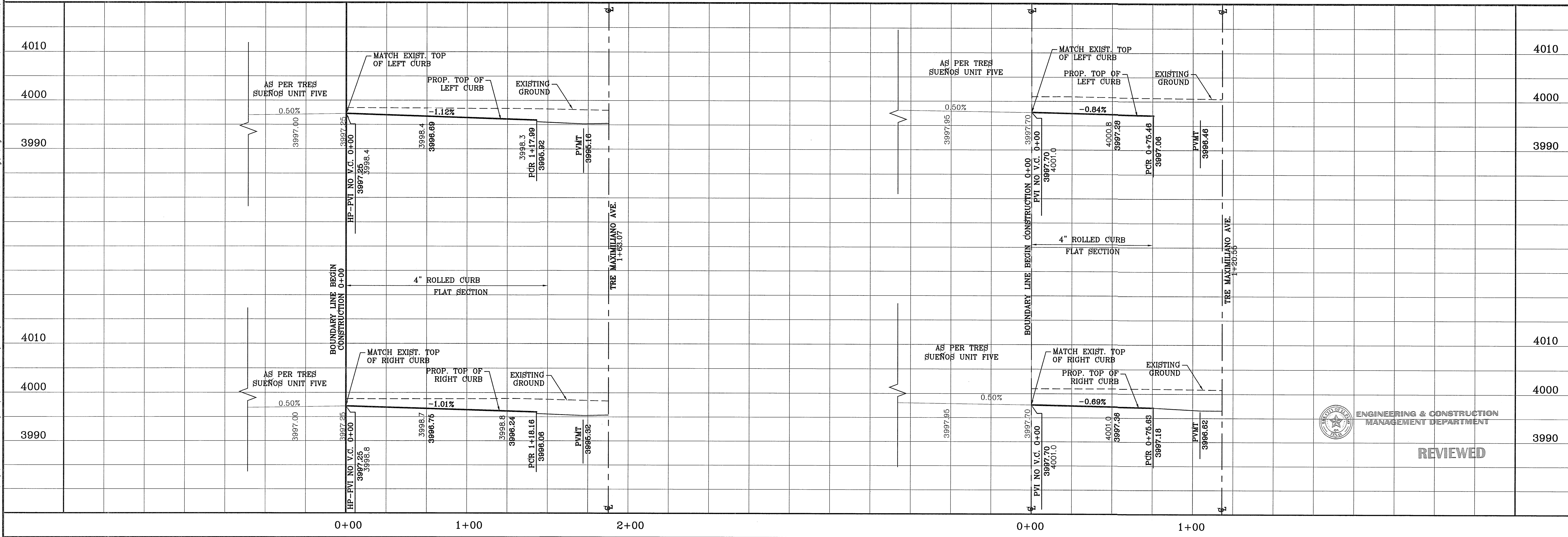


CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C3	29.00'	45.61'	29.05'	41.05'	N45°37'43"W	90°06'16"
C4	29.00'	45.50'	28.95'	40.97'	S44°22'17"W	89°53'44"



NOTE:
ALL HANDICAP RAMPS WITHIN SUBDIVISION
ARE TO BE BUILT BY DEVELOPER

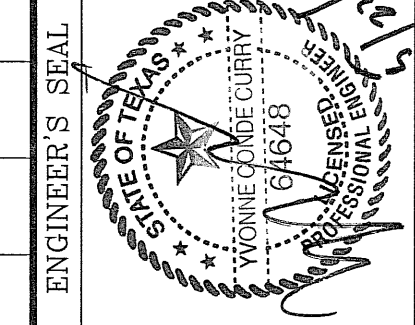
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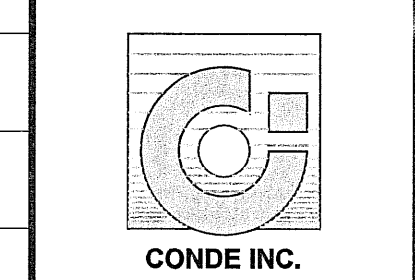
BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF BOCH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION: 4004.32
DATE	05/03/12
REVISIONS	CITY REDLINES AS PER 05/03/12 COMMENTS
BY	R.R.
DATE	05/18/12
REVISIONS	STREET NAME CHANGES
BY	R.R.
DATE	05/21/12
REVISIONS	CITY REDLINES AS PER 05/21/12 COMMENTS
BY	R.R.

PROJECT NAME
TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 70, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

SCALE
HORIZ: 1" = 30'
VERT: 1" = 10'
DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 508-72



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

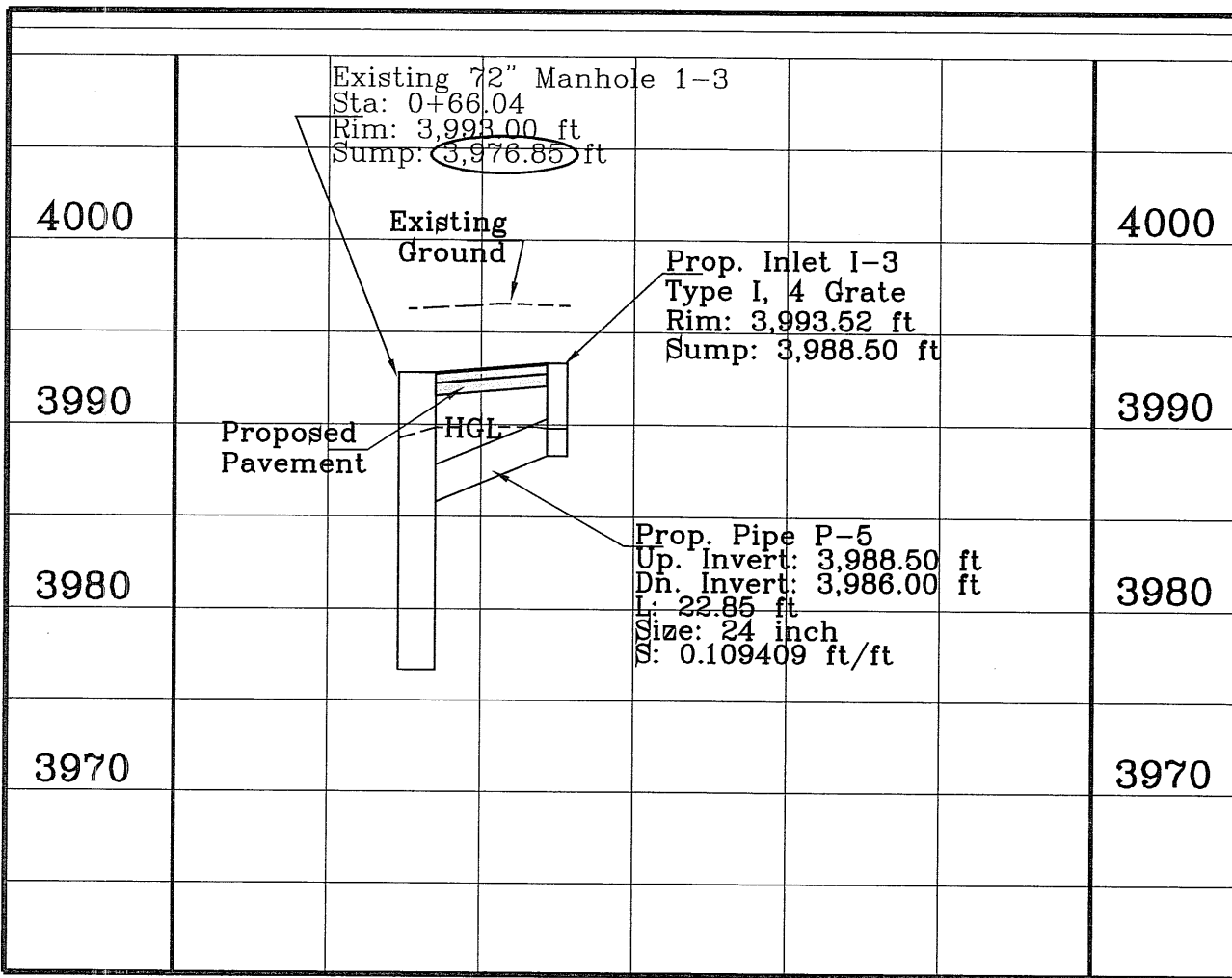


SHEET TITLE
STREET
PLAN - PROFILE
**GUILLERMO
ESPINOZA
ST. &
RAMON
VEGA LN.**

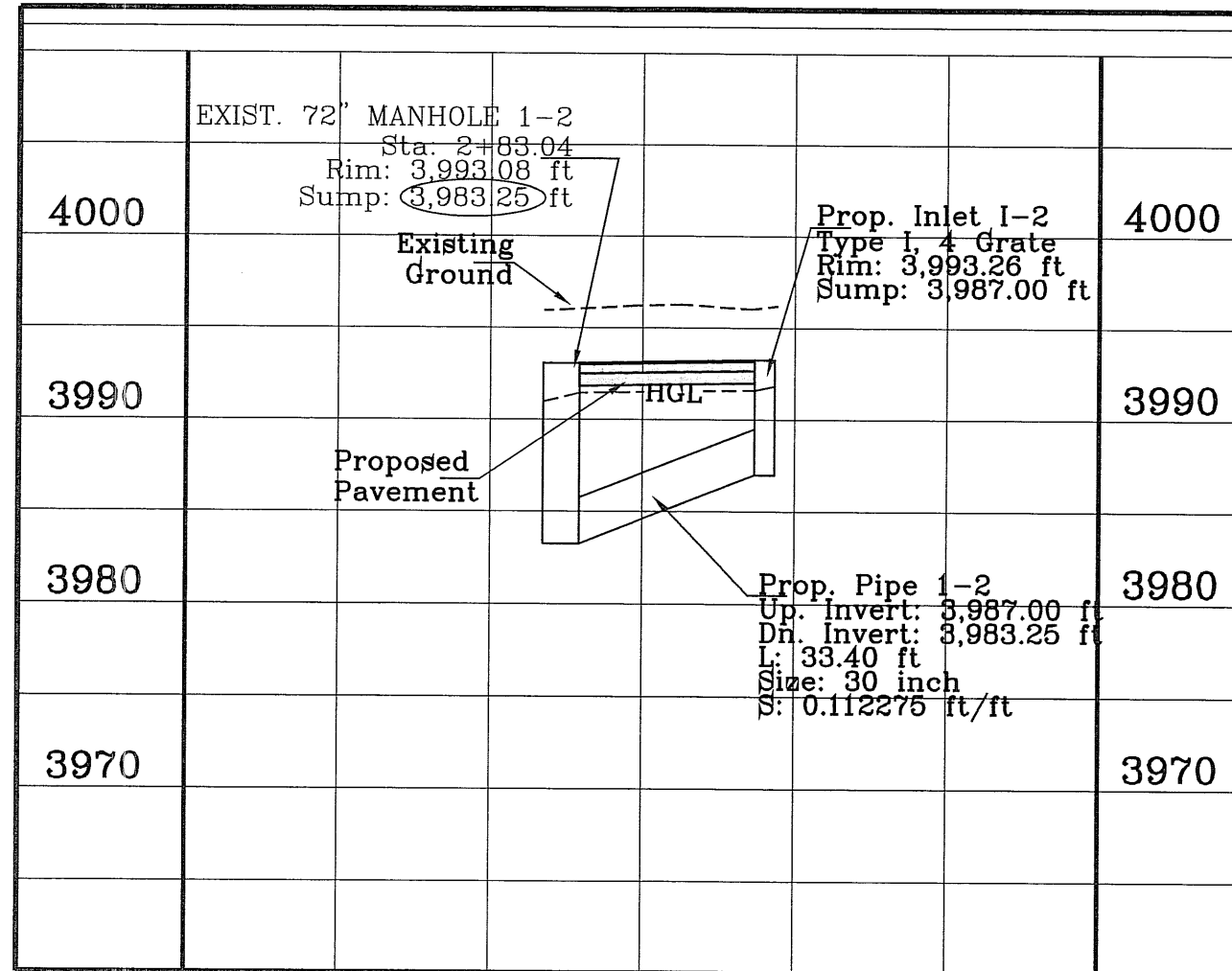
ENGINEERING & CONSTRUCTION
MANAGEMENT DEPARTMENT

REVIEWED

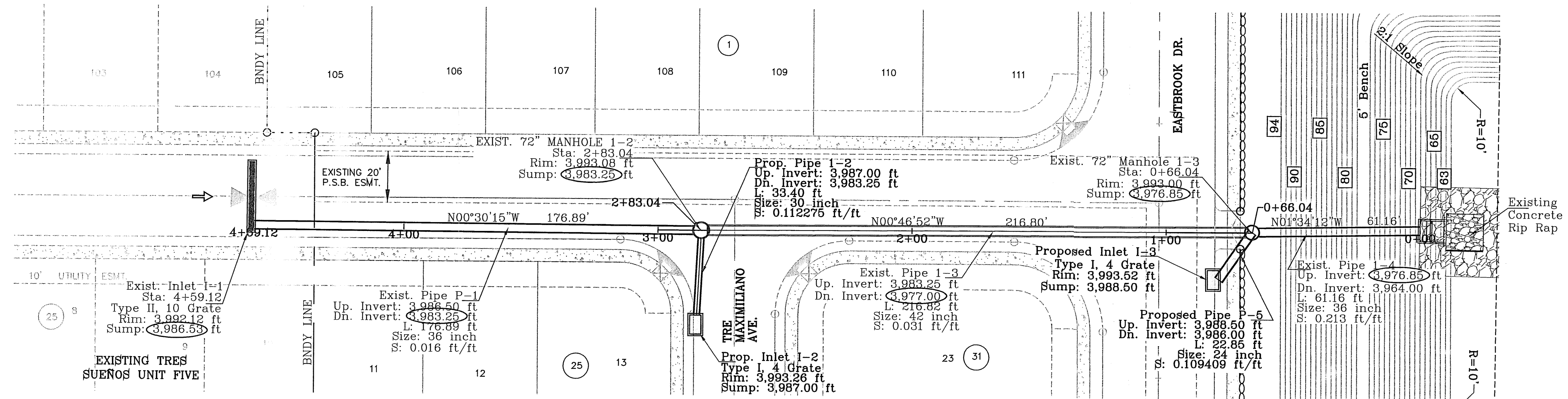
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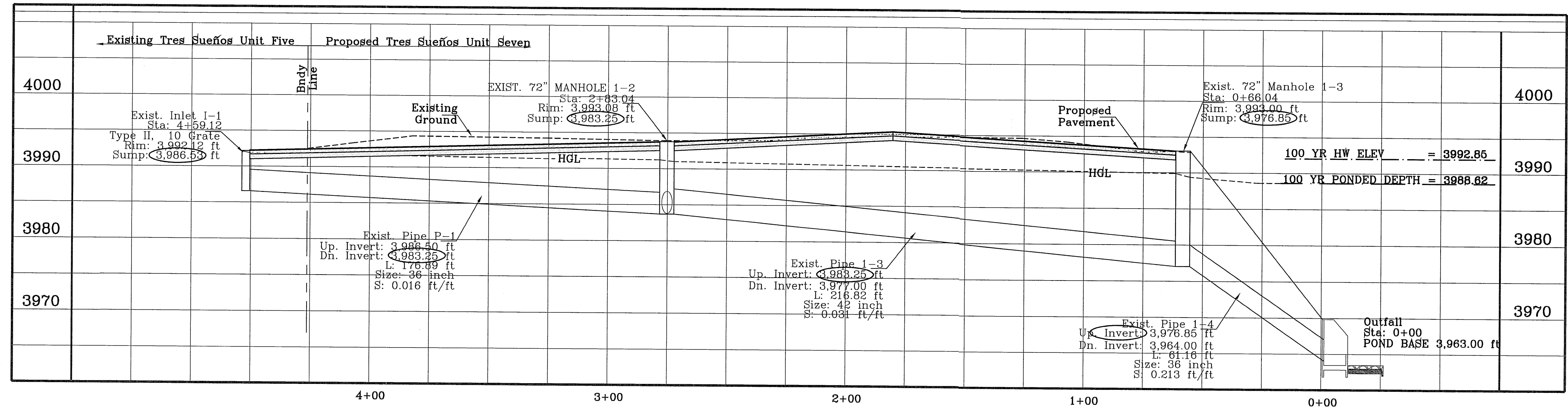
PROPOSED STRUCTURE #1 PROFILE VIEW
SCALE: 1"=30' HOR.
SCALE: 1"=10' VERT.



PROPOSED STRUCTURE #1 PROFILE VIEW
SCALE: 1"=30' HOR.
SCALE: 1"=10' VERT.



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



EXISTING STRUCTURE #1 PROFILE VIEW
SCALE: 1"=30' HOR.
SCALE: 1"=10' VERT.

STRUCTURE #1 INLET DATA

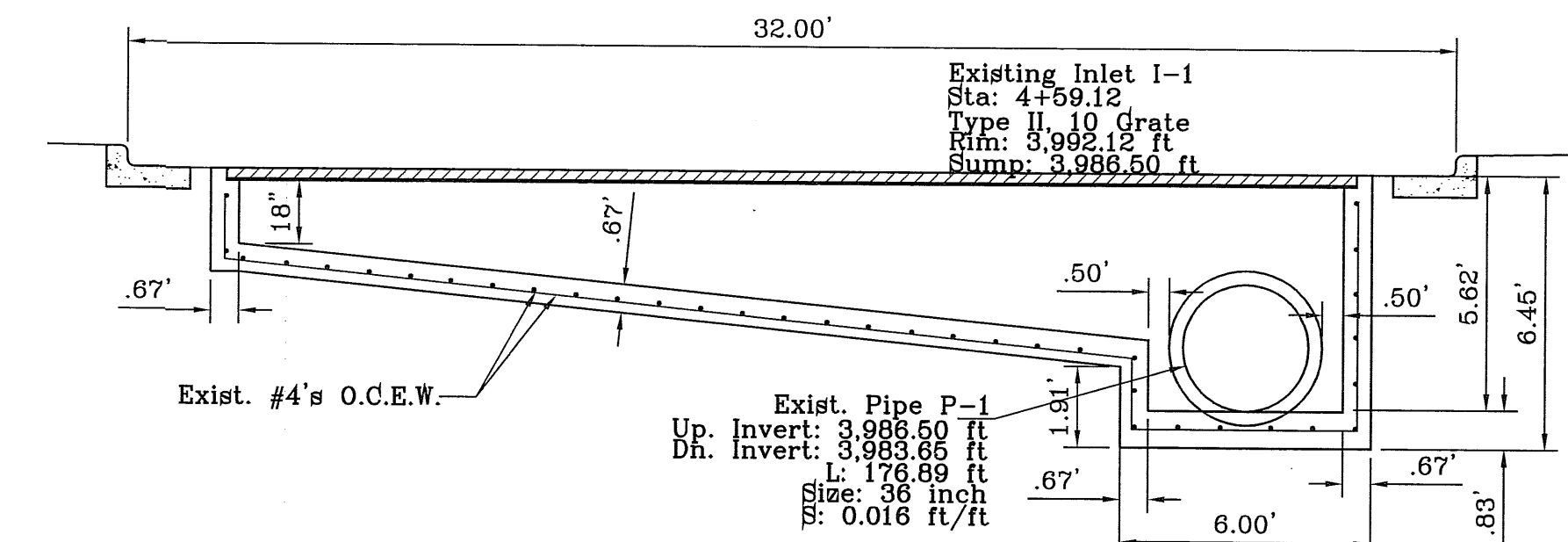
INLET No.	INLET TYPE	No. GRATES	Qd cfs	Qc cfs
EXIST. 1-1	II	10	39.29	56.10
PROP. 1-2	I	4	27.35	43.24
PROP. 1-3	I	4	29.45	43.24

Label	Sect. Size	Descr.	L (ft)	S (ft/ft)	System Q (cfs)	Des. Cap. (cfs)	Avg. v (ft/s)	Dn. Gr. Elev. (ft)	Dn. HGL (ft)	Dn. Invert (ft)	Up. Gr Elev. (ft)	Up. HGL (ft)	Up. Invert (ft)
Pipe 1-1	36 inch		176.89	0.018	39.05	90.40	5.52	3993.08	3991.47	3983.25	3992.12	3992.08	3986.50
Pipe 1-2	30 inch		33.40	0.112	27.35	137.43	5.57	3993.08	3991.47	3983.25	3993.26	3991.62	3987.00
PIPE 1-3	42 inch		216.82	0.030	66.40	172.84	6.90	3993.00	3990.03	3976.85	3993.08	3990.97	3983.25
Pipe 1-4	36 inch		61.16	0.210	76.65	305.71	10.84	3975.00	3988.62	3964.00	3993.00	3989.43	3976.85
Pipe 1-5	24 inch		22.85	0.109	10.25	74.82	3.69	3993.00	3990.03	3986.00	3993.52	3989.98	3988.50

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 D1667.
- REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.



SECTION A
SCALE: 1"=4'

BENCHMARK

CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN.
ELEVATION 4004.32

CITY DATUM

DATE	REVISIONS	BY

PROJECT NAME

TRES SUEÑOS UNIT SEVEN

BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

SCALE

HORIZ: 1"=30'

VERT: 1"=10'

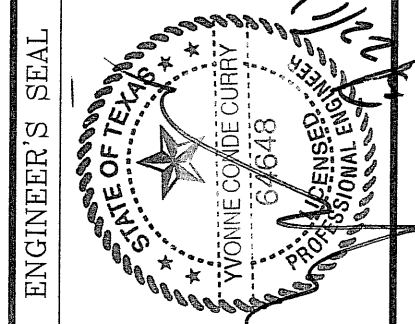
DATE: MARCH 2012

DESIGN BY: Y.C.

INITIATED BY: Y.C.

CHECKED BY: Y.C.

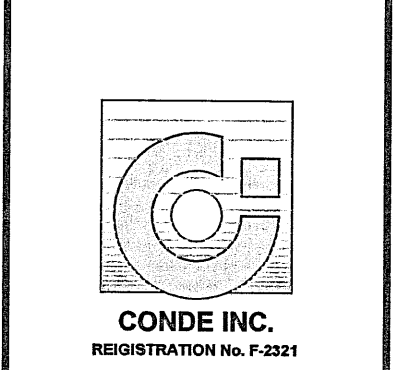
JOB NO.: 508-72



CONDE INC.

ENGINEERING / PLANNING SURVEYING / GFS

6040 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0263
FAX: (915) 592-0266



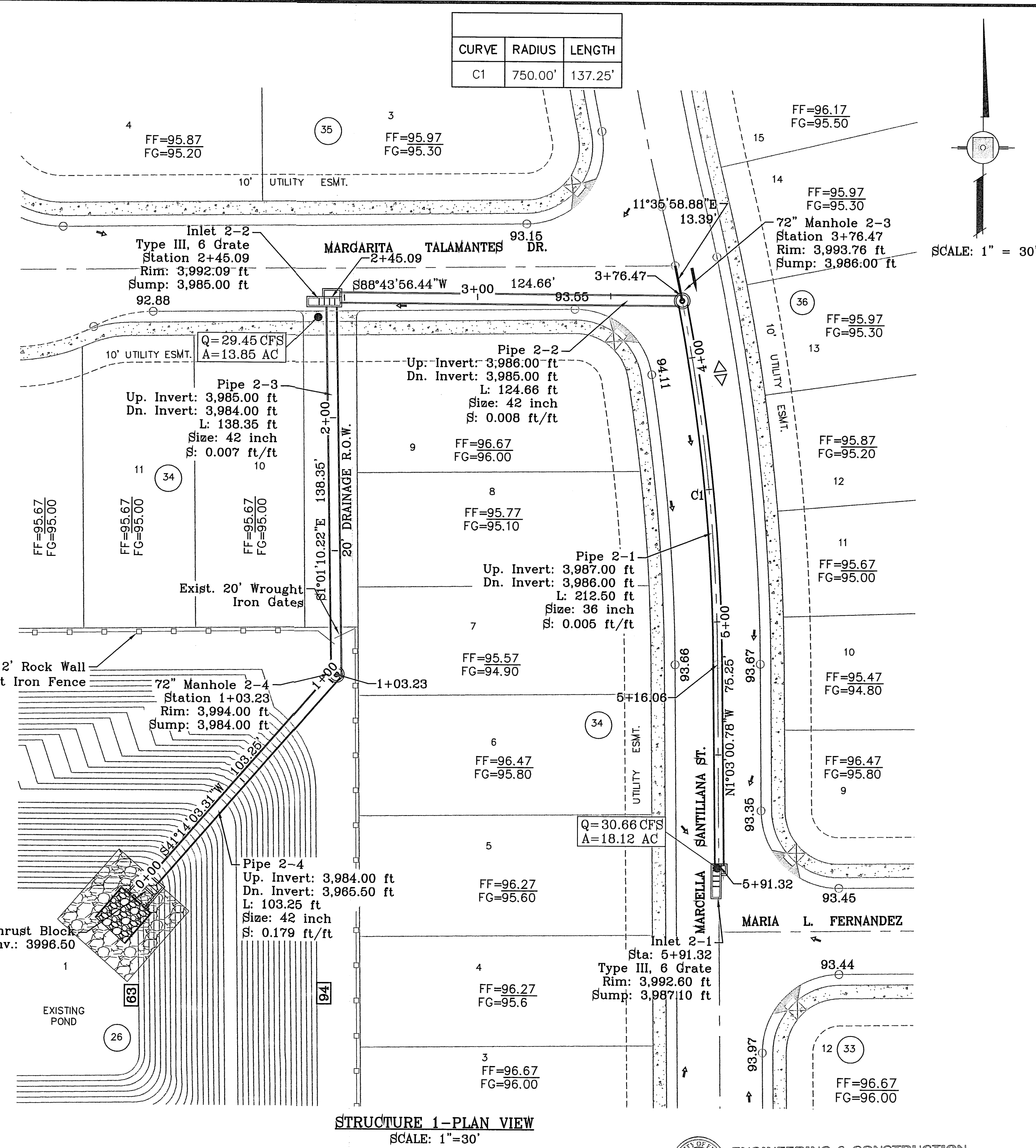
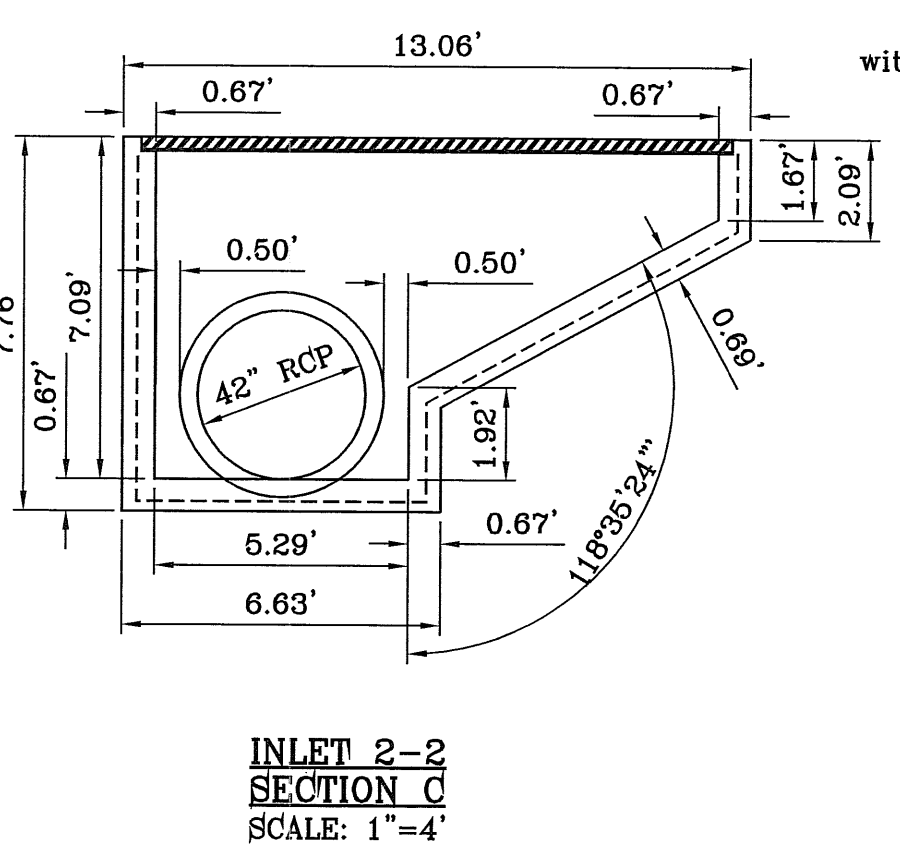
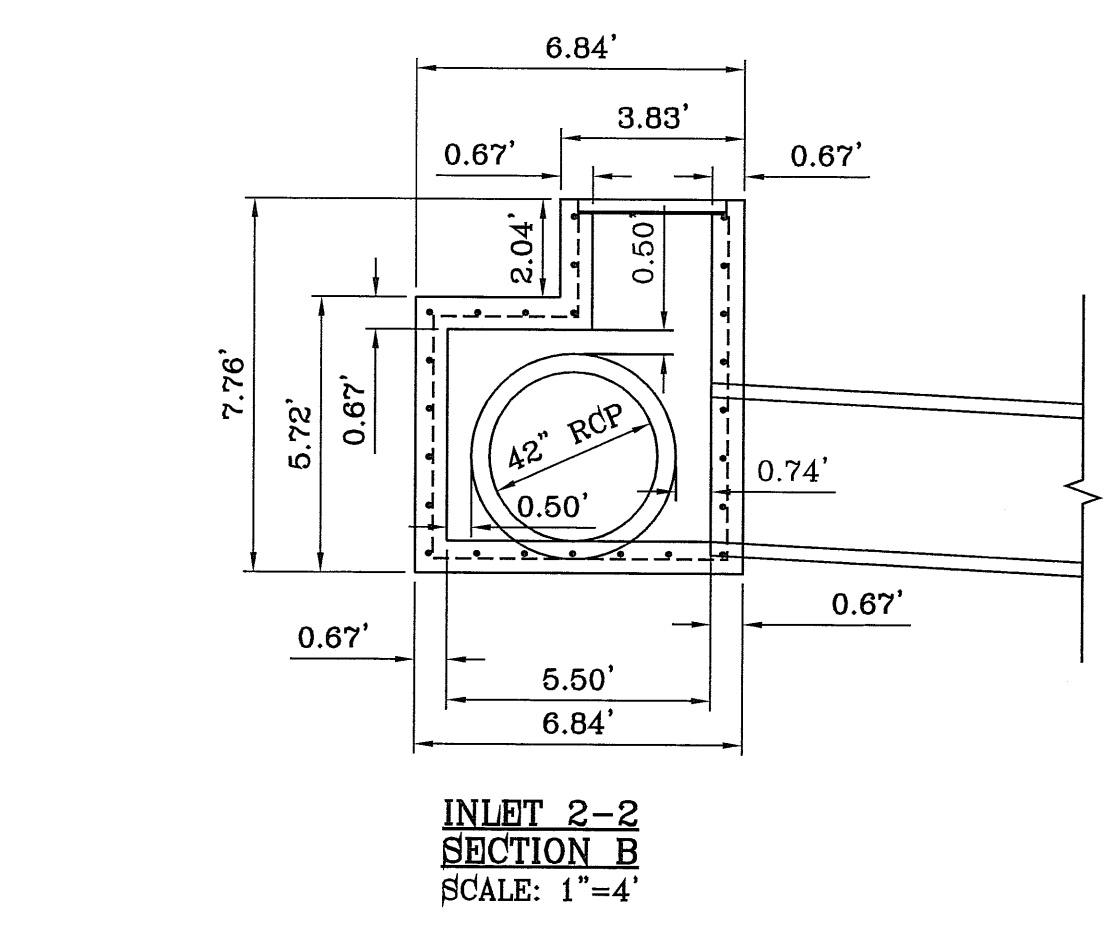
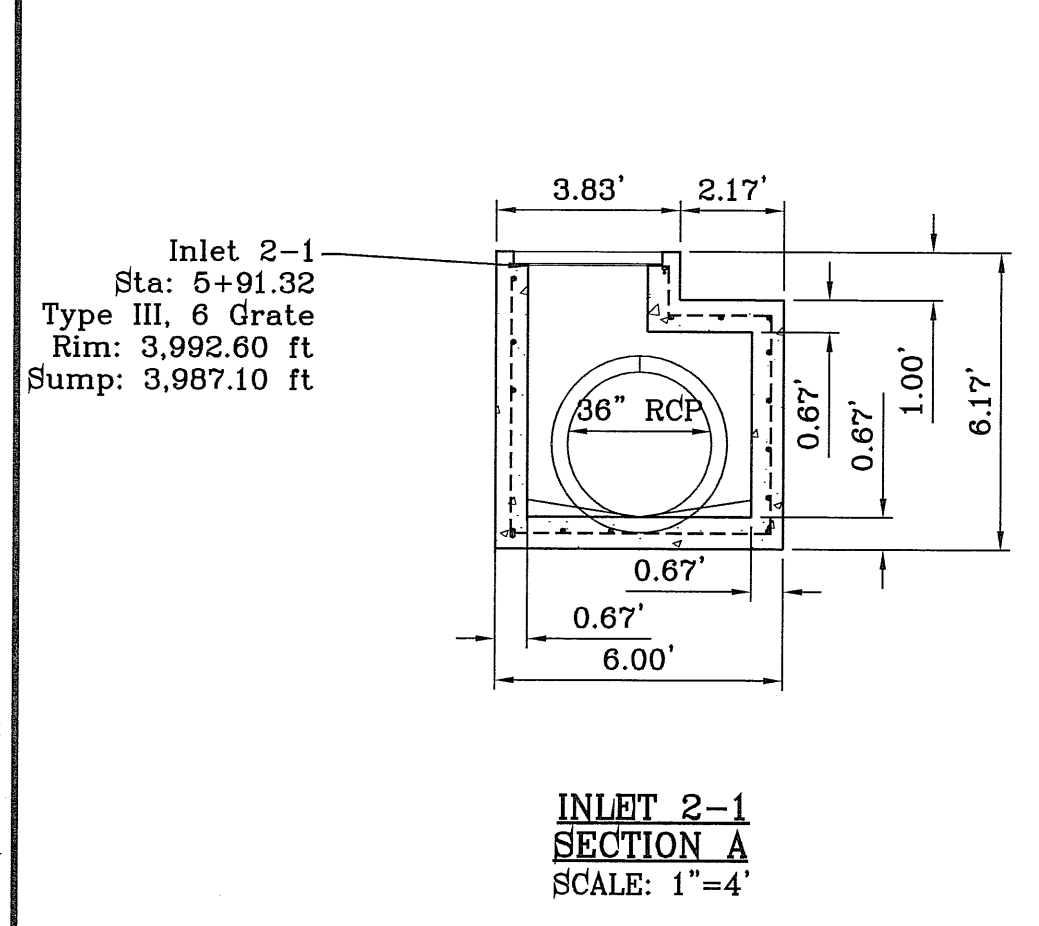
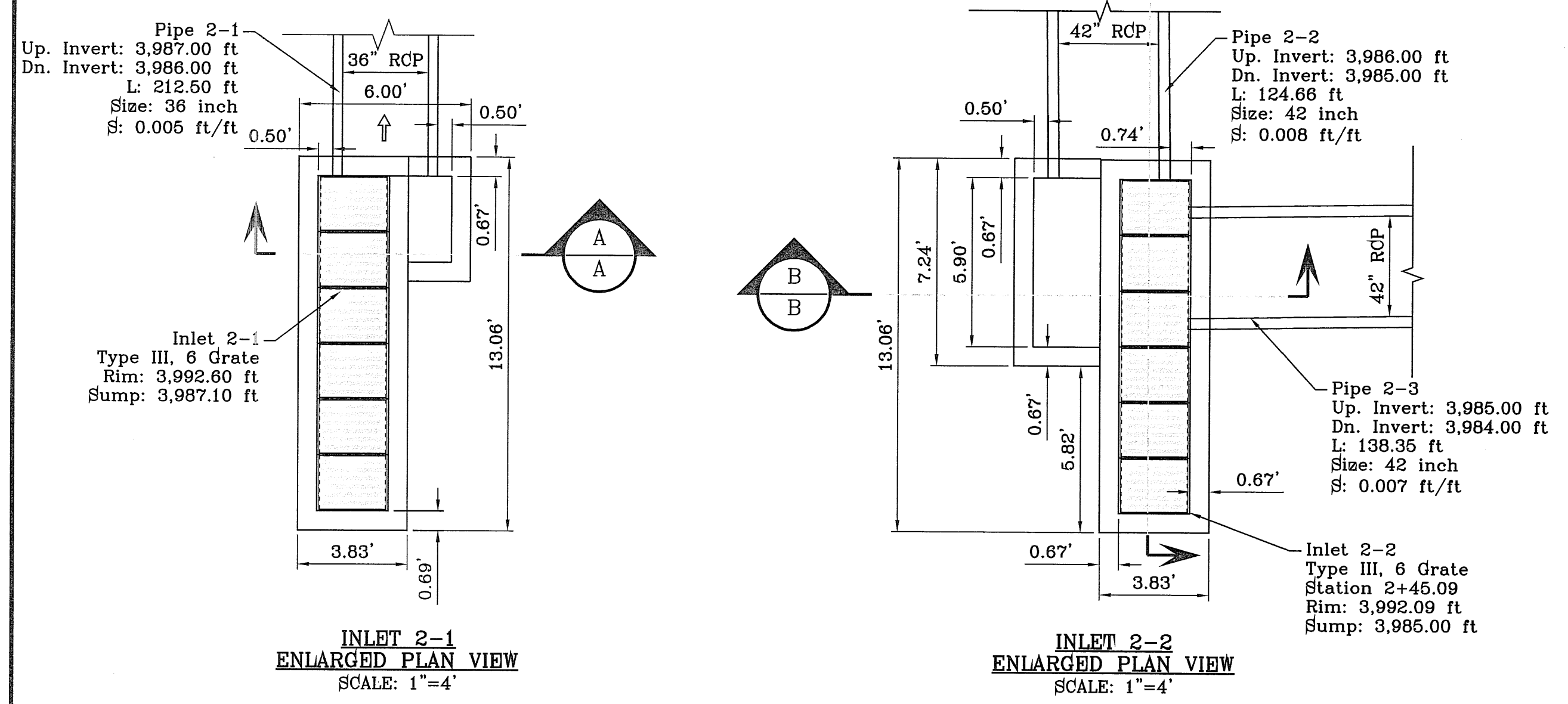
ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

REVIEWED

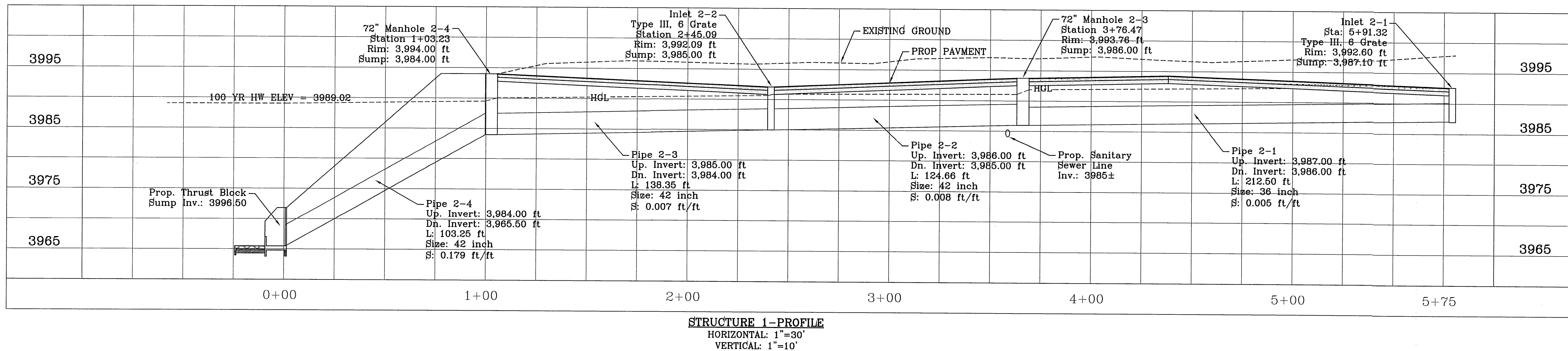
EXISTING STRUCTURE #1 WITH STRUCTURE ADDITIONS

FILE LOCATION: \\subdivisions\TRES SUEÑOS 7\DWG\STRUCTURES PLOTTED ON Monday, May 21, 2012 10:44:26 AM BY RUBEN RIVERA

*FOR INLET DETAILS SEE SHEET 29



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
2-1	36	212.50	0.005	37.99	47.99	5.37	3993.76	3991.89	3986.00	3992.60	3992.58	3987.10
2-2	36	124.66	0.008	37.99	90.11	3.95	3992.09	3990.91	3985.00	3993.76	3991.09	3986.00
2-3	42	138.35	0.007	68.28	85.53	7.10	3994.00	3990.05	3984.00	3992.09	3990.88	3985.00
2-4	42	103.25	0.179	68.28	425.85	7.10	4005.00	3989.02	3965.50	3994.00	3989.50	3984.00



INLET DATA				
INLET No.	INLET TYPE	No. GRATES	Qd cfs	Qc cfs
2-1	III	6	30.66	46.32
2-2	III	6	29.45	46.32

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 D1667.
 - REINFORCING SHALL CONFORM TO THE REQUIREMENTS OF ASTM A615 GRADE 60.

REVISIONS

DATE	REVISIONS	BY
05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS	R.R.
05/18/12	STREET NAME CHANGES	R.R.
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.

PROJECT NAME: TRES SUEÑOS UNIT SEVEN
DESCRIPTION: BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND RANGE 10, COUNTY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.486 ACRES

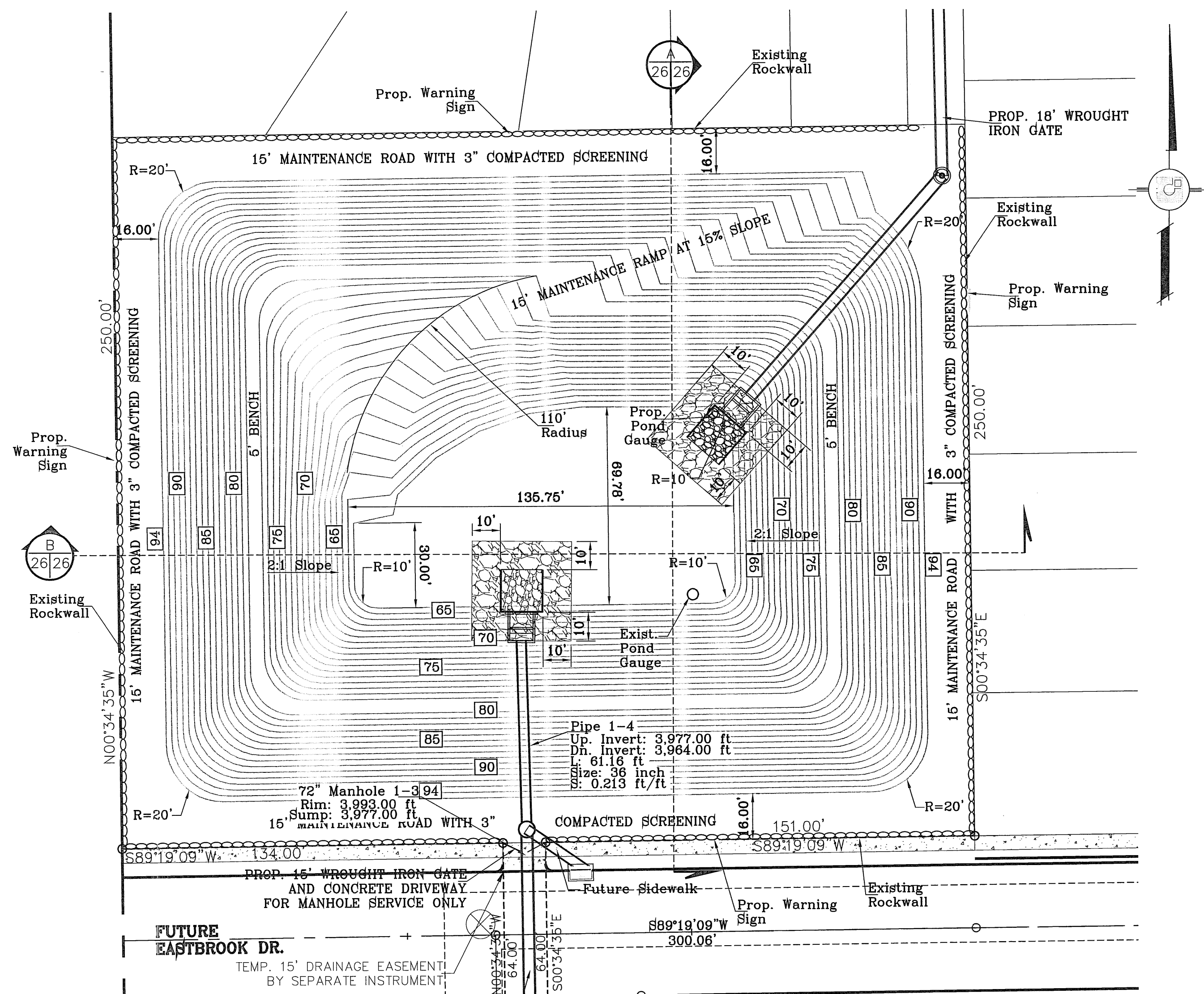
ENGINEER'S SEAL: [Seal of CONDE INC. ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT]

CONDE INC. ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT
 6050 SURETY DR. STE 100
 EL PASO, TEXAS 79905
 PHONE: (915) 592-0283
 FAX: (915) 692-0286

PROPOSED STRUCTURE #2

SHT 25 OF 37

FILE LOCATION S:\Subdivision\TRES SUEÑOS 7 DWG\TS-V-PP-PONDED PLOTTED ON Monday, May 21, 2012 10:46:37 AM BY RUBEN RIVERA



WATERSHED - POND

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

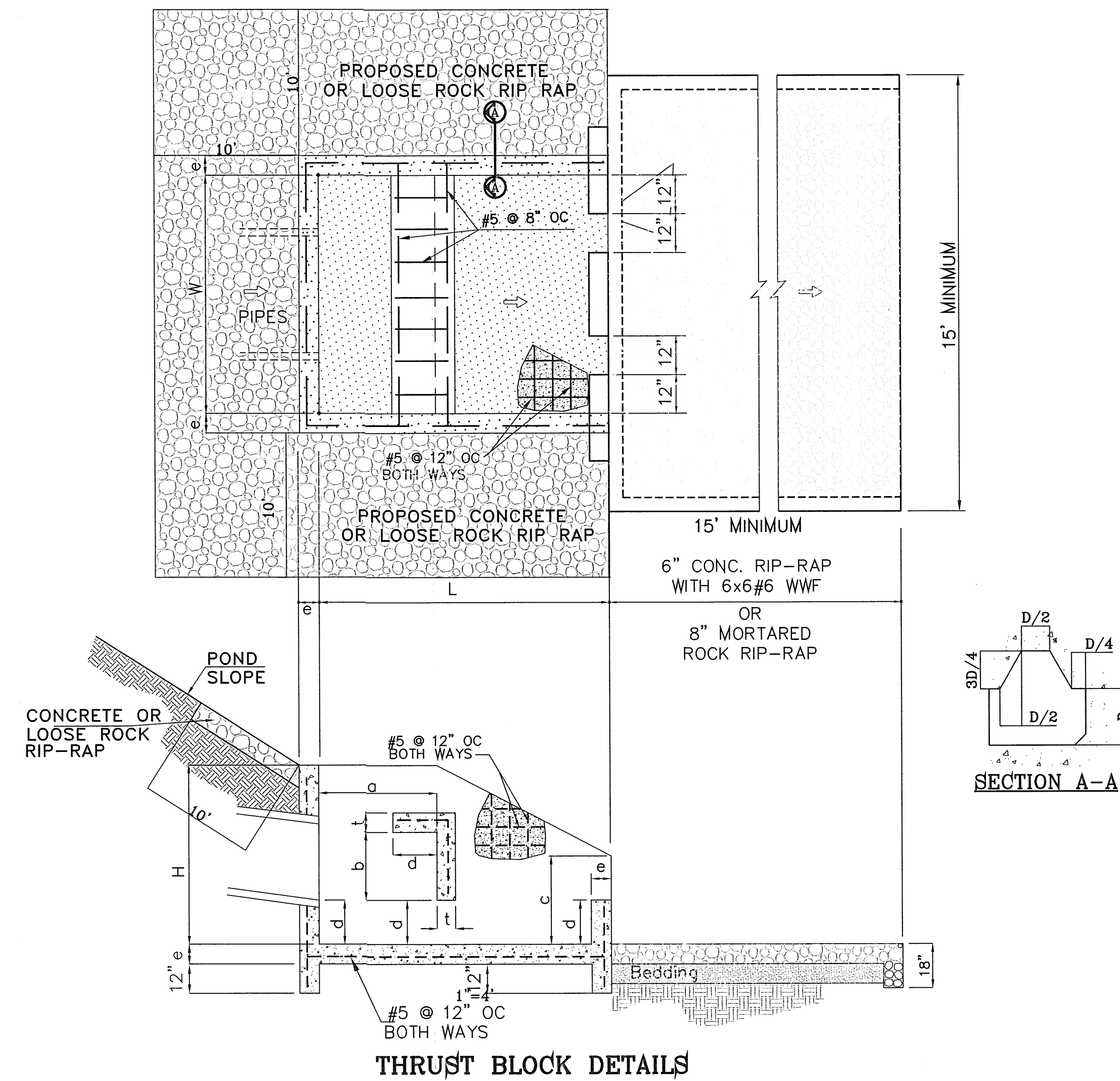
POND CALC.
 $Q=ARC/12$
 A=TOTAL RUNOFF IN AC/FT.(100%)
 R=RAINFALL IN INCHES
 C=RUNOFF FACTOR

FUTURE
 RESIDENTIAL = $\frac{62.10(4).60}{12} = 10.42$ ac-ft & POND
 RESIDENTIAL = $\frac{24.30(4).60}{12} = 4.86$ ac-ft

25% EMERG. = 3.82 ac-ft
 SILT & DEBRIS = 0.92 ac-ft
 Qreq (TOTAL) = 20.02 ac-ft
 Qcap (TOTAL) = 21.34 ac-ft

100 YR HW ELEV = 3989.02
 100 YR PONDED DEPTH = 3992.99

ELEVATION FT	AREA SQ-FT	CONIC VOL. AC-FT	VOLUME CAP. AC-FT
3994	57754.74	1.31	21.34
3993	55795.88	1.26	20.03
3992	53850.75	1.21	18.77
3991	51932.99	1.17	17.56
3990	50058.99	1.13	16.39
3989	48214.87	1.09	15.26
3988	46391.84	1.04	14.22
3987	44605.77	1.00	13.13
3986	42850.97	0.96	12.13
3985	41126.88	0.92	11.16
3984	39435.95	0.89	10.24
3983	37773.93	0.85	9.35
3982	36144.91	0.81	8.50
3981	34546.74	0.78	7.69
3980	32979.95	0.70	6.92
3979	27694.85	0.62	6.22
3978	26186.92	0.58	5.60
3977	24708.95	0.55	5.02
3976	23224.91	0.52	4.47
3975	21759.90	0.48	3.95
3974	20360.52	0.45	3.47
3973	18999.83	0.42	3.02
3972	17676.28	0.39	2.60
3971	16427.54	0.36	2.20
3970	15220.78	0.34	1.84
3969	14059.02	0.31	1.50
3968	12940.71	0.28	1.19
3967	11871.82	0.26	0.91
3966	10855.38	0.24	0.65
3965	9887.32	0.22	0.41
3964	8920.79	0.20	0.20
3963	8076.69	0.00	0.00



THRUST BLOCK DIMENSION CALCULATIONS

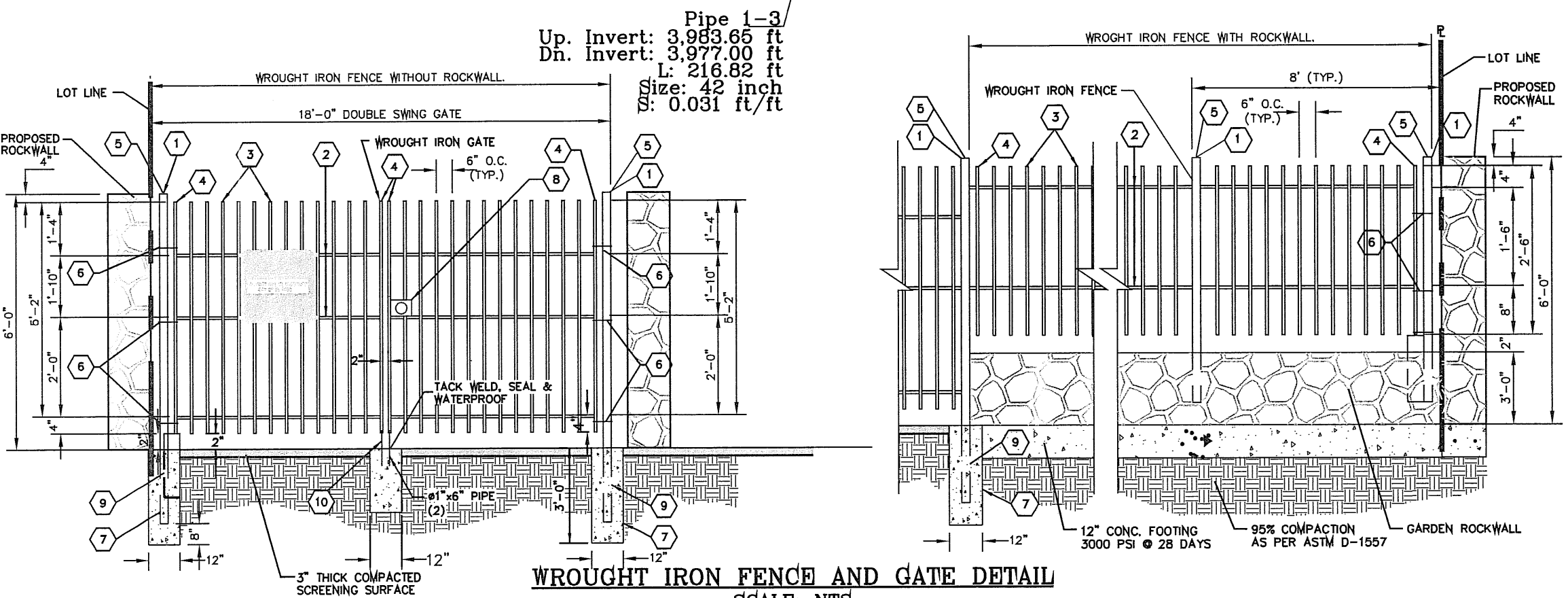
DATA INPUT FROM STROMCAD & STRUCTURES				THRUST BLOCK DIMENSIONS													
Prop. Strct. no.	Pipe size	QPS (total)	Velocity (v)	Depth (d)	g	froude	W/D (from chart)	W	H (3/4)	L (4/3)	A (1/2)	b (3/8)	c (1/2)	d (1/6)	e (1/12)	f (1/12)	t (1/12)
2	42"	68.28	7.1	0.95	32.2	1.284	3.38	3'-4"	2'-8"	4'-6 1/4"	1'-8"	1'-3"	1'-8"	0'-8 3/4"	0'-6"	0'-6"	0'-6"

NOTES:

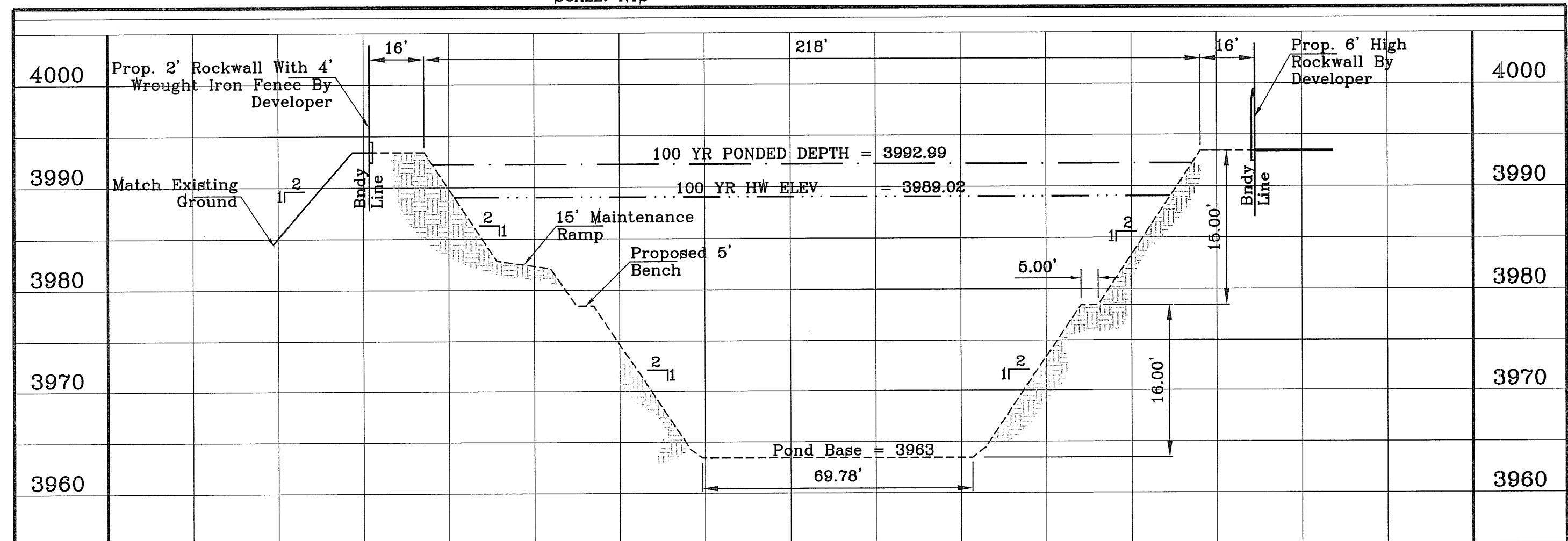
- POND SLOPE TO BE STABILIZED WITH HYDROMULCH SEED FORMULA GSD SHEET 11
- THE RESULTS OF THE RETENTION BASIN BORING AND PERCOLATION TESTS PERFORMED AT THE TIME OF EXCAVATION IN ACCORDANCE TO CITY OF EL PASO DESIGN STANDARDS FOR CONSTRUCTION ARE REQUIRED BEFORE ACCEPTANCE OF ANY STORMWATER MANAGEMENT FACILITIES.



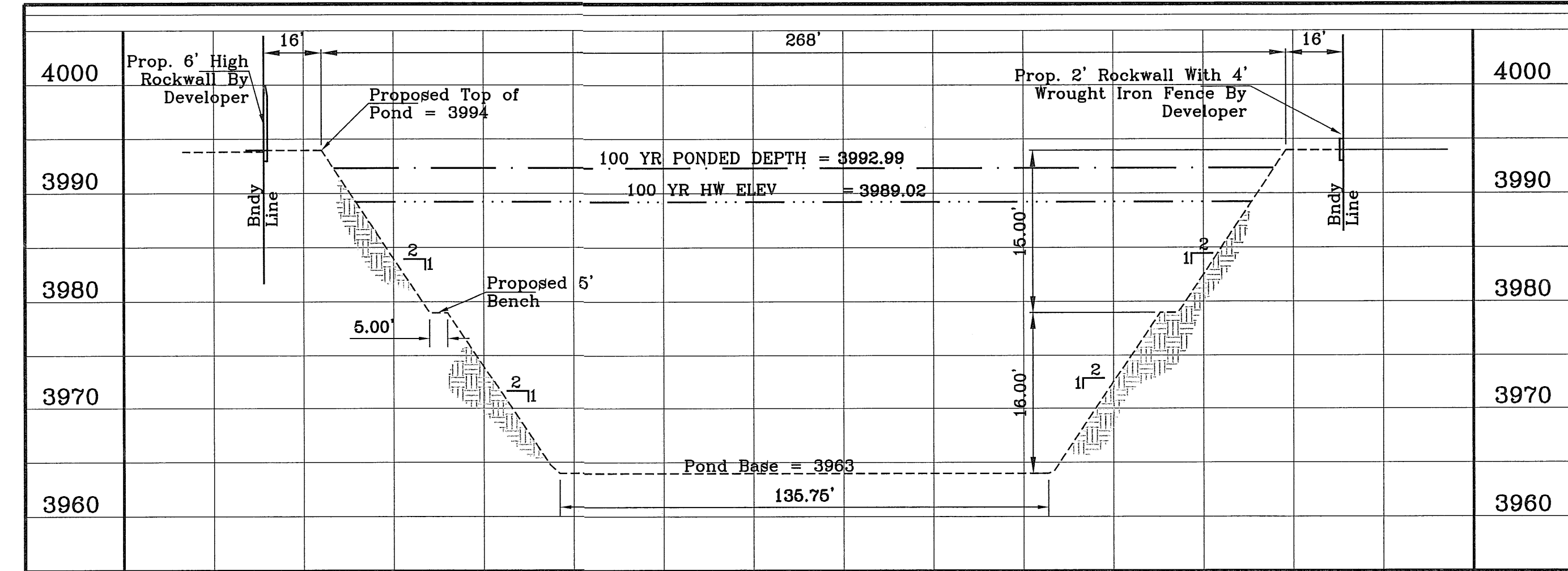
REVIEWED



- KEY NOTES**
- 3" x 3" x 3/16" SQUARE STEEL TUBING
 - 2" x 1" x 14 GA. RECTANGULAR STEEL TUBING
 - 1 1/2" x 1/2" x 16 GA. RECTANGULAR STEEL TUBING
 - 2" x 1" x 10 GA. RECTANGULAR STEEL TUBING
 - FLAT TOP POLYVINYL CAP
 - BOLT HOOK AND STRAP HINGE
 - 1" x 3" DEEP 3000 PSI CONCRETE POST FOOTING
 - DOUBLE GATE HEAVY DUTY INDUSTRIAL LATCH W/PAD LOCK
 - 5"x5"x3/8" SQUARE STEEL SLEEVE W/7"x7"x3/8" STEEL BASE PLATE
 - CANE BOLT LATCH W/KEEPER 5-8" x 18" LONG (2 REQUIRED)



SECTION A
SCALE: 1"=6'



SECTION B
SCALE: 1"=6'

BENCHMARK
 CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32
 DATE: 05/09/12
 REVISIONS
 BY: R.R.
 R.R.
 CITY REDLINES AS PER 05/09/12 COMMENTS

TRES SUEÑOS UNIT SEVEN
 BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

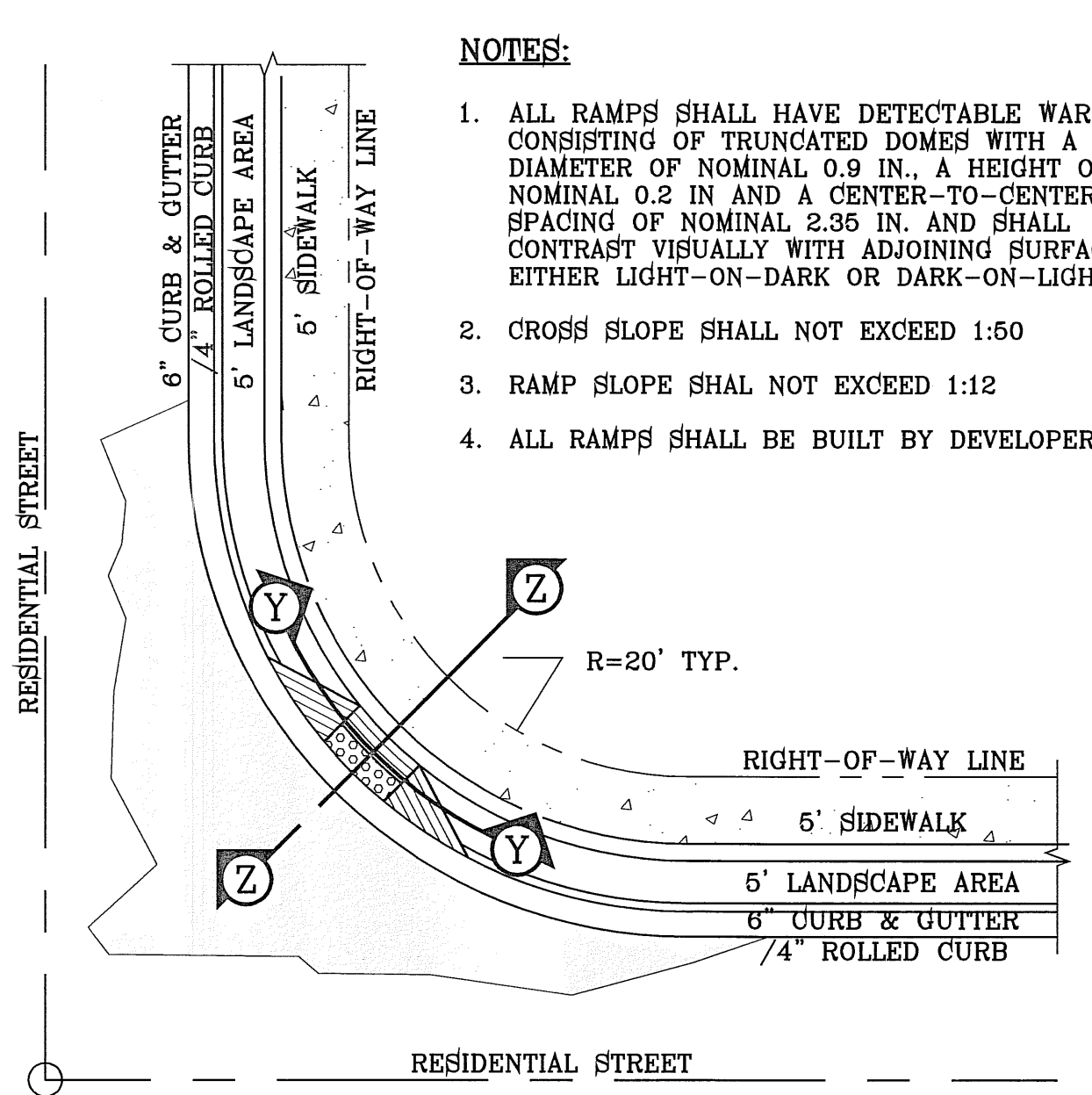
PROJECT NAME
 S.C.A.L.E.
 HORIZ: 1"=80'
 VERT: 1"=10'
 DATE: MARCH 2012
 DESIGN BY: Y.C.
 INITIATED BY: R.R.
 CHECKED BY: Y.C.
 JOB NO.: 508-72

ENGINEER'S SEAL
CONDE INC.
 ENGINEERING / PLANNING / SURVEYING / GPS
 6080 SURETY DR. STE 100
 EL PASO, TEXAS 79905
 PHONE: (915) 592-0283
 FAX: (915) 592-0286

SHEET TITLE
EXISTING POND WITH SECTIONS

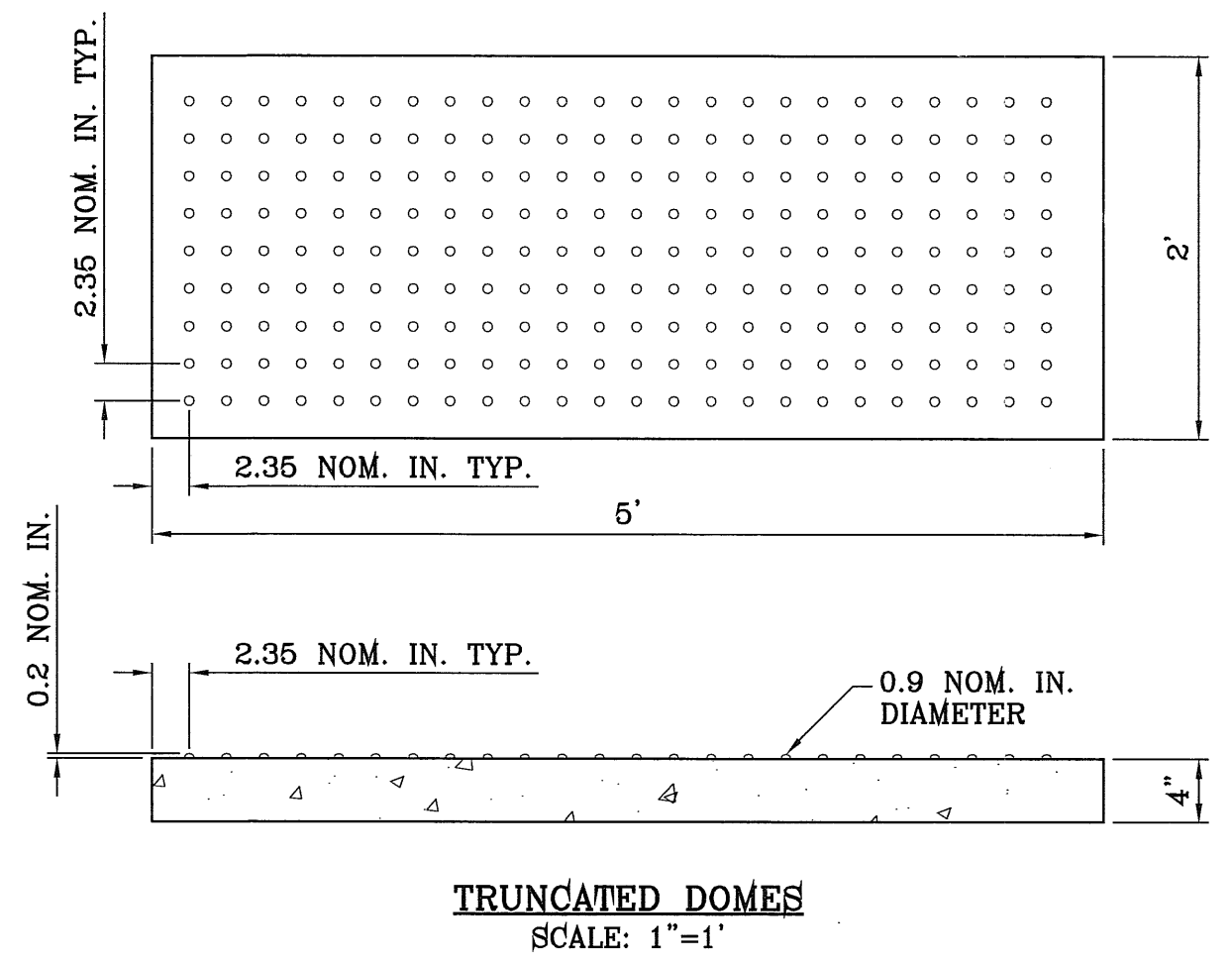
SHT 26 OF 37

FILE LOCATION E:_Subdivisions\TRES SUEÑOS 7.DWG DETAILS PLOTTED ON Monday, May 21, 2012 8:13:02 AM BY RUBEN RIVERA

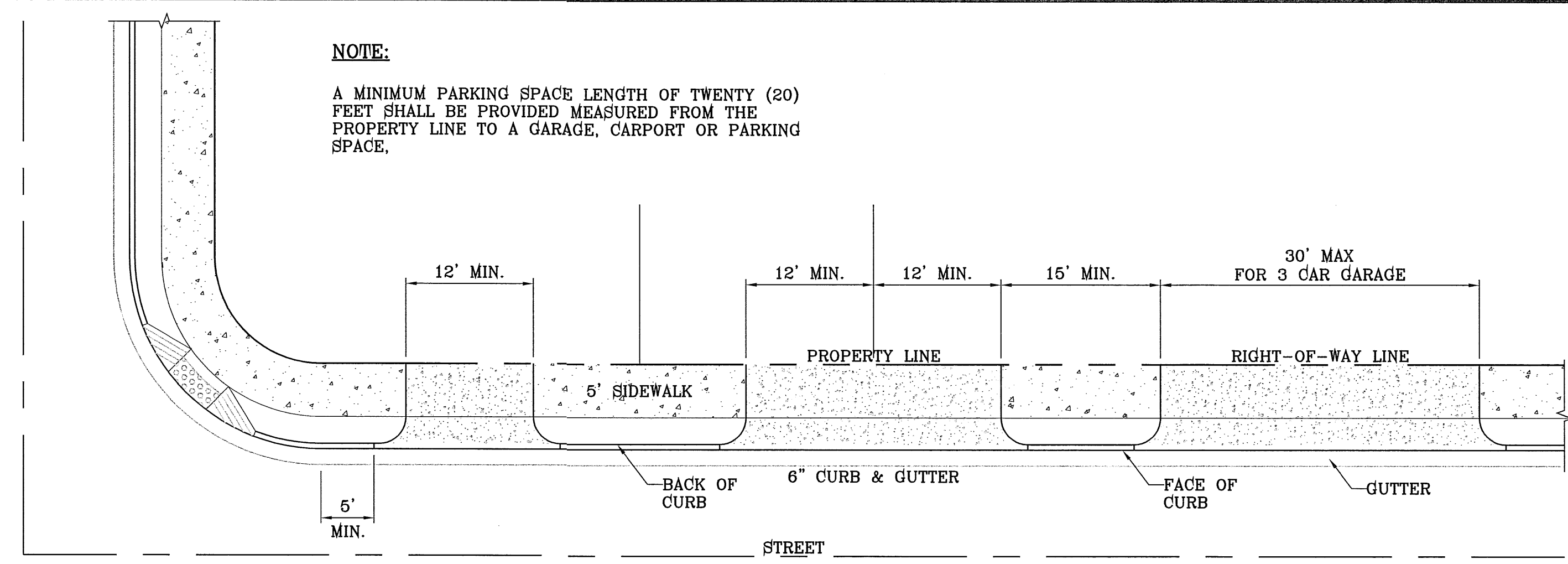


- NOTES:**
1. ALL RAMPs SHALL HAVE DETECTABLE WARNINGS CONSISTING OF TRUNCATED DOMES WITH A DIAMETER OF NOMINAL 0.9 IN., A HEIGHT OF NOMINAL 0.2 IN AND A CENTER-TO-CENTER SPACING OF NOMINAL 2.35 IN. AND SHALL CONTRAST VISUALLY WITH ADJOINING SURFACES, EITHER LIGHT-ON-DARK OR DARK-ON-LIGHT.
 2. CROSS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

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

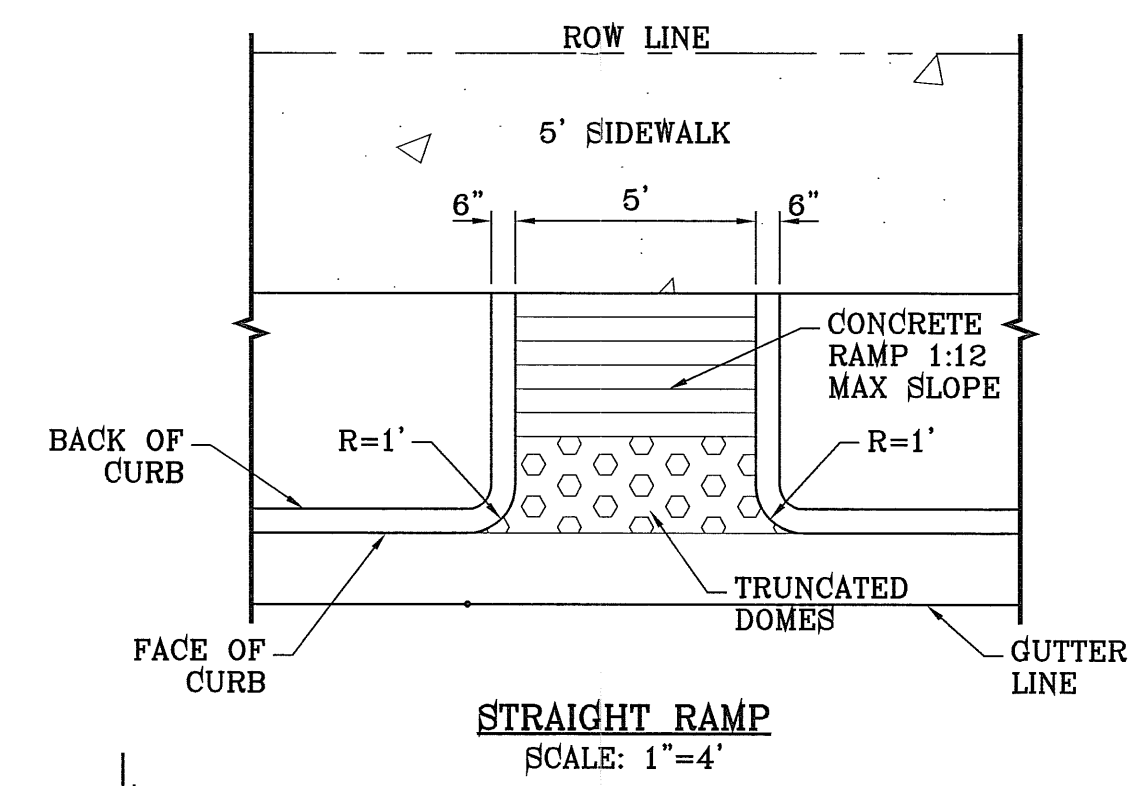


TRUNCATED DOMES
SCALE: 1"=1'

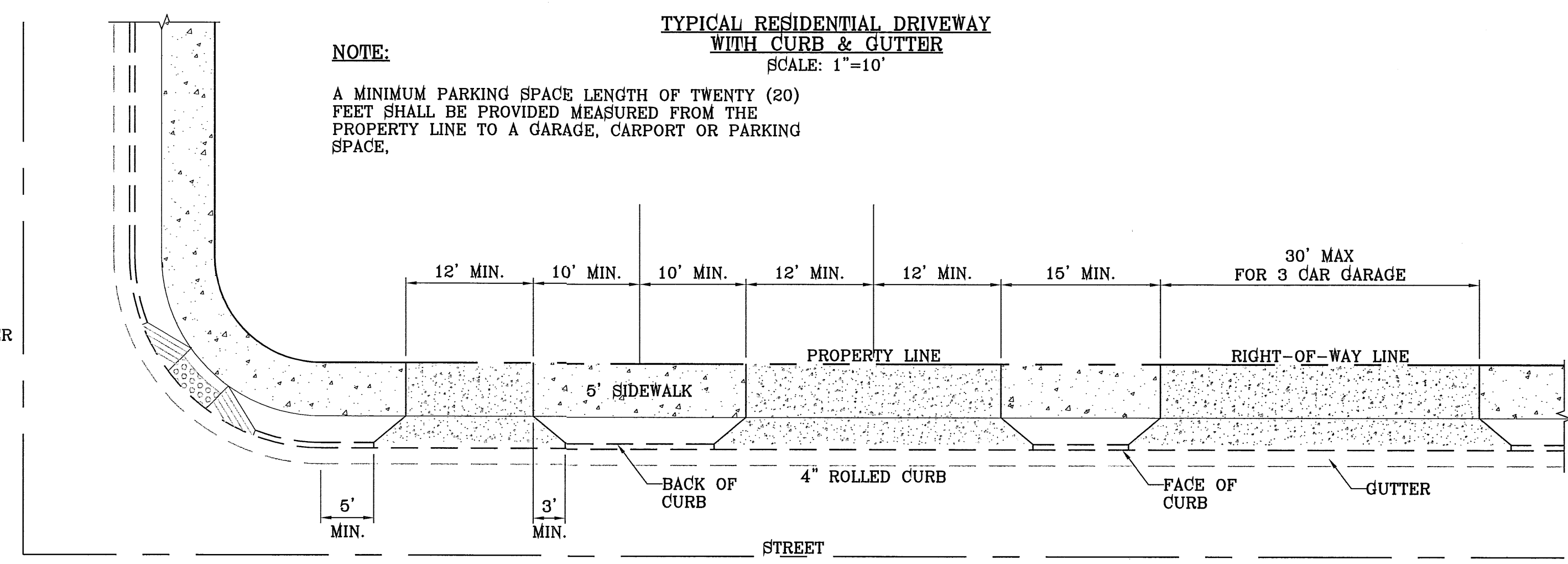


NOTE:
A MINIMUM PARKING SPACE LENGTH OF TWENTY (20) FEET SHALL BE PROVIDED MEASURED FROM THE PROPERTY LINE TO A GARAGE, CARPORT OR PARKING SPACE.

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

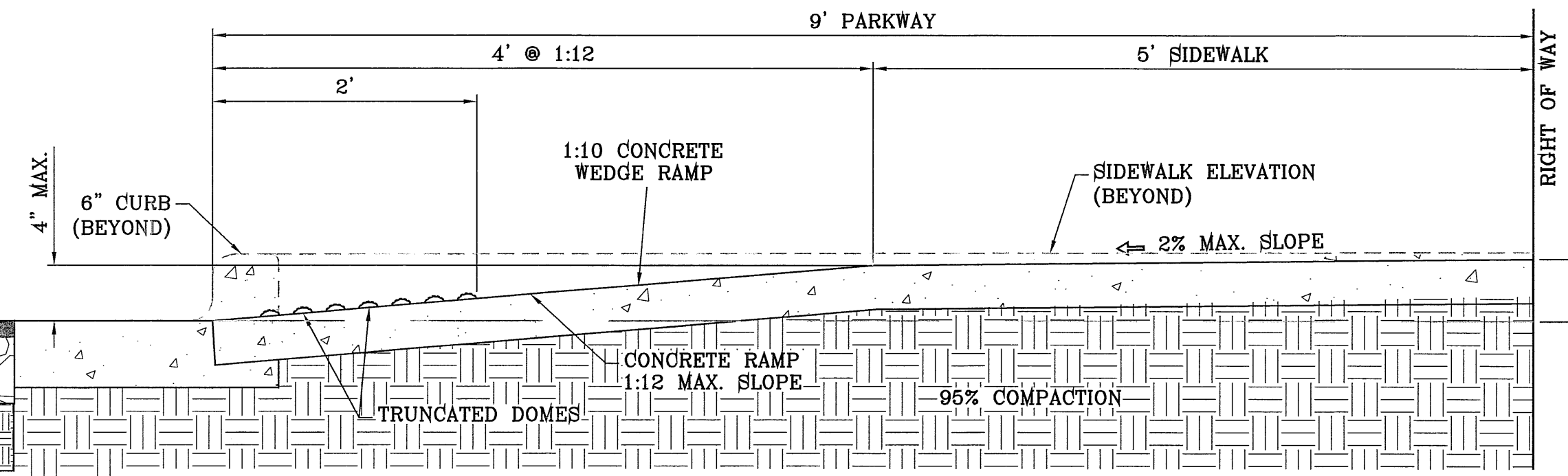


STRAIGHT RAMP
SCALE: 1"=4'

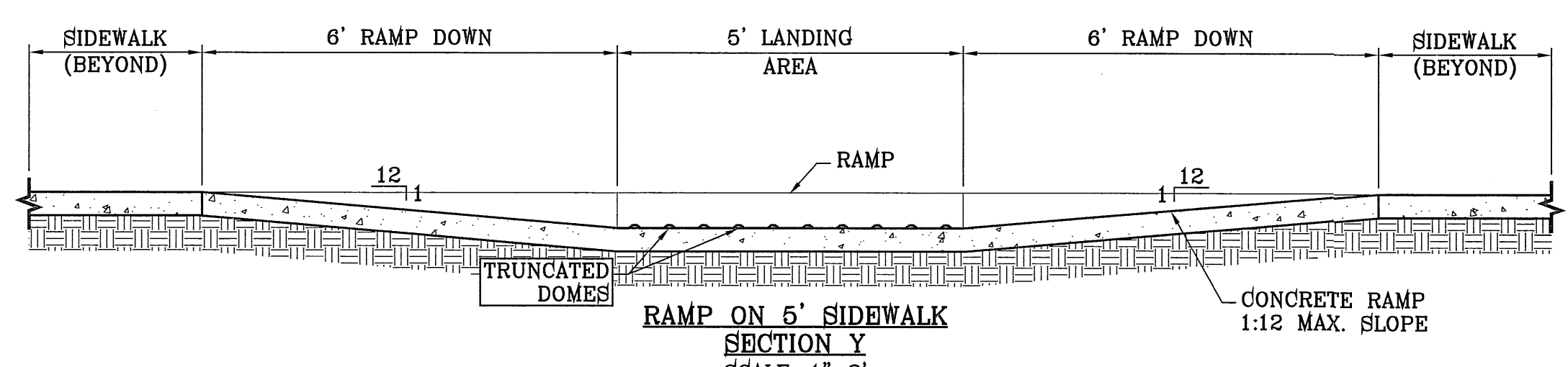


NOTE:
A MINIMUM PARKING SPACE LENGTH OF TWENTY (20) FEET SHALL BE PROVIDED MEASURED FROM THE PROPERTY LINE TO A GARAGE, CARPORT OR PARKING SPACE.

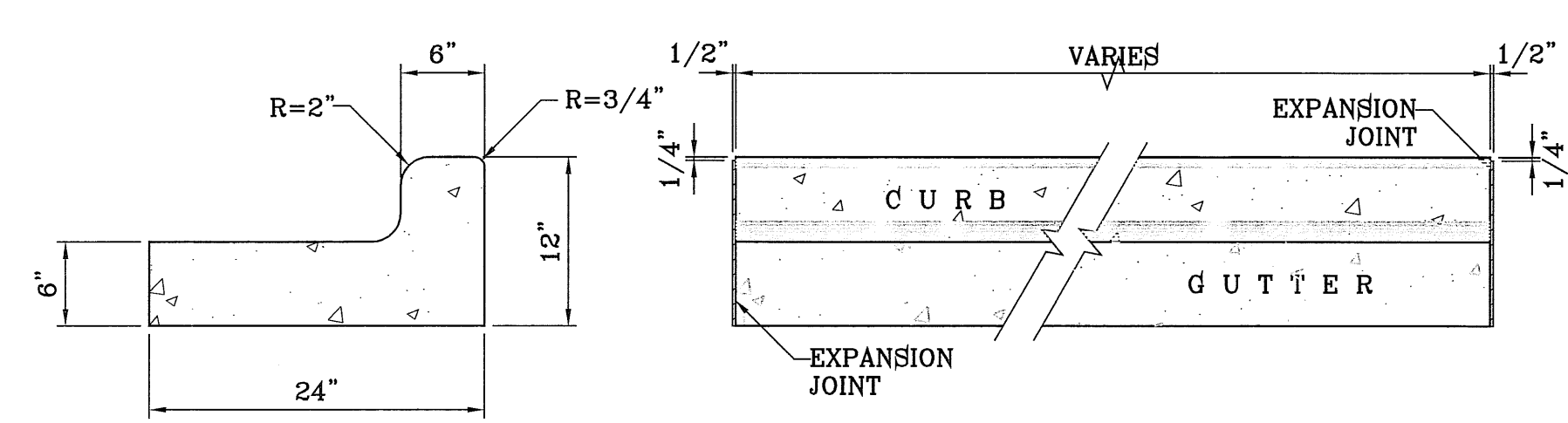
TYPICAL RESIDENTIAL DRIVEWAY WITH ROLLED CURB
SCALE: 1"=10'



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



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

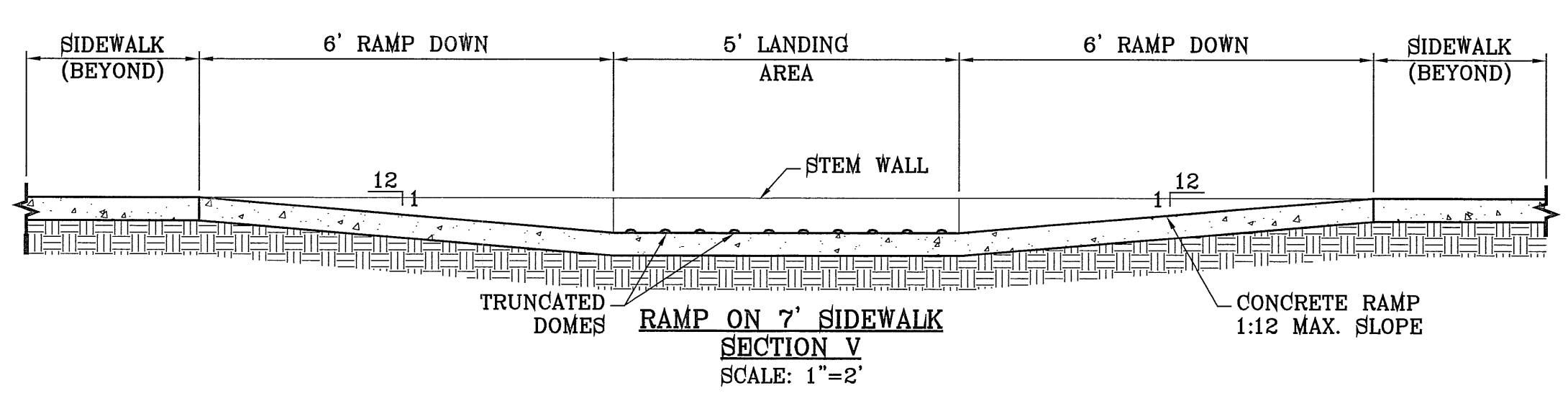


END SECTION

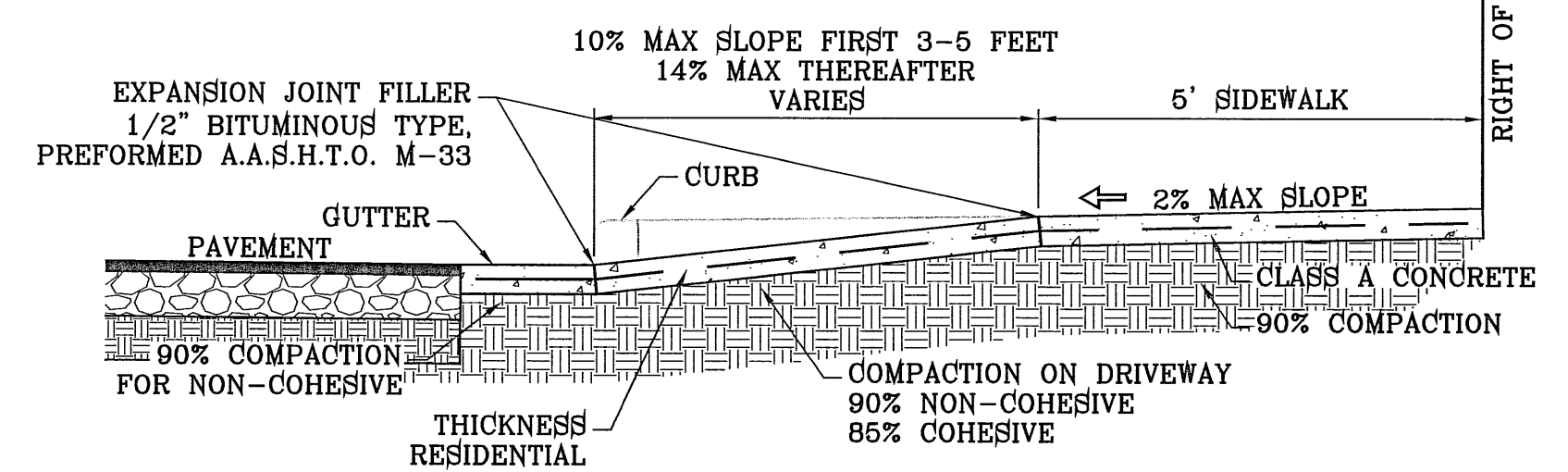
PLAN VIEW

- 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.

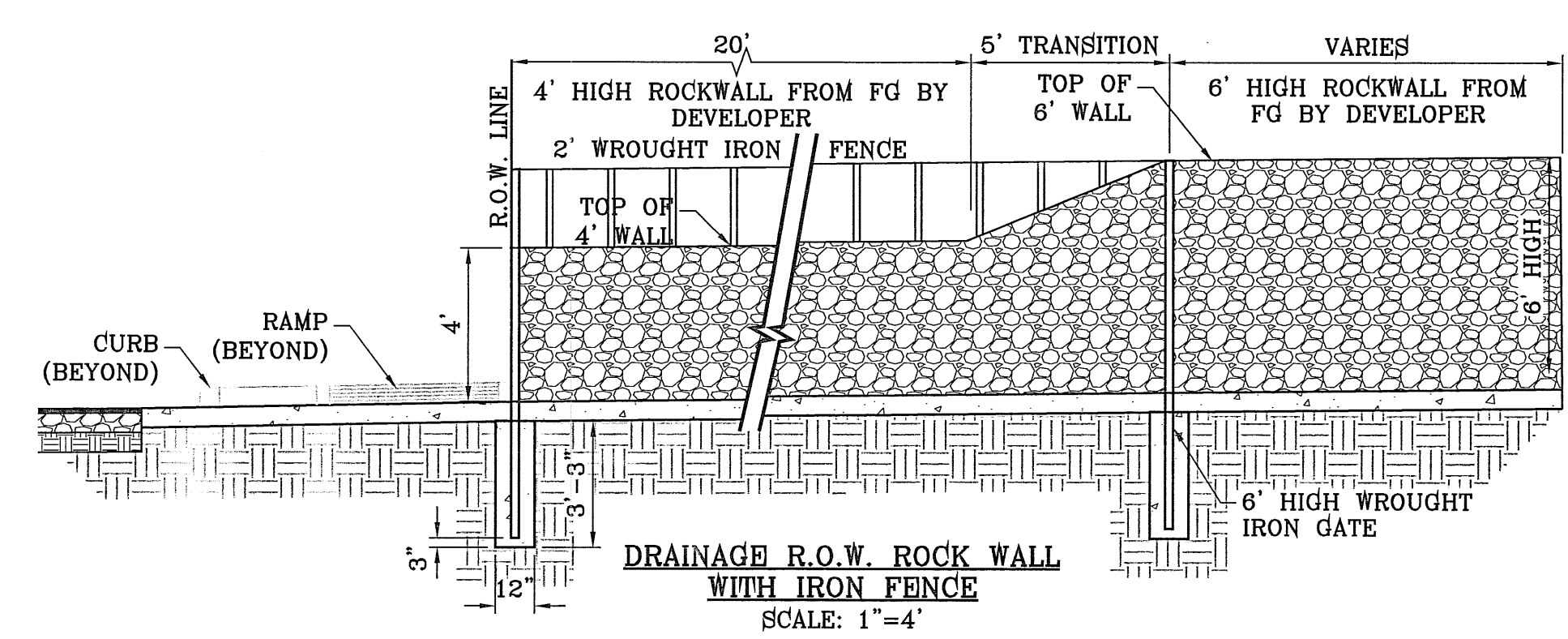
CURB & GUTTER DETAIL
SCALE: 1"=1'



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



DRIVEWAY SECTION
SCALE: 1"=2'



DRAINAGE R.O.W. ROCK WALL WITH IRON FENCE
SCALE: 1"=4'

BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32
DATE
REVISIONS
BY

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

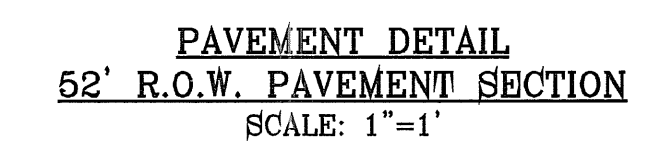
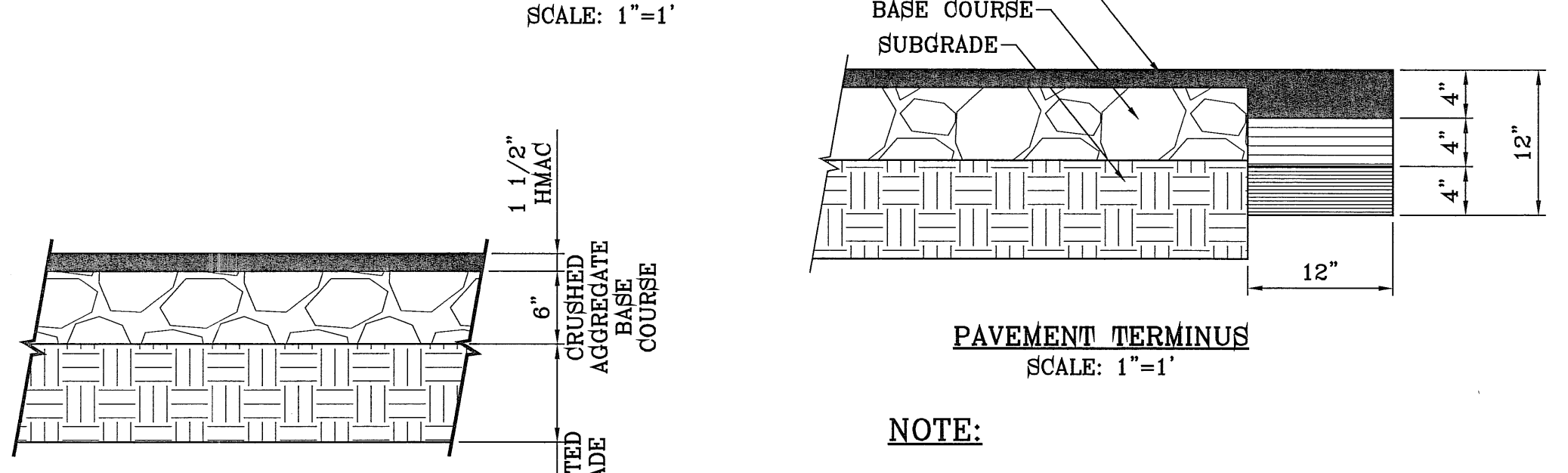
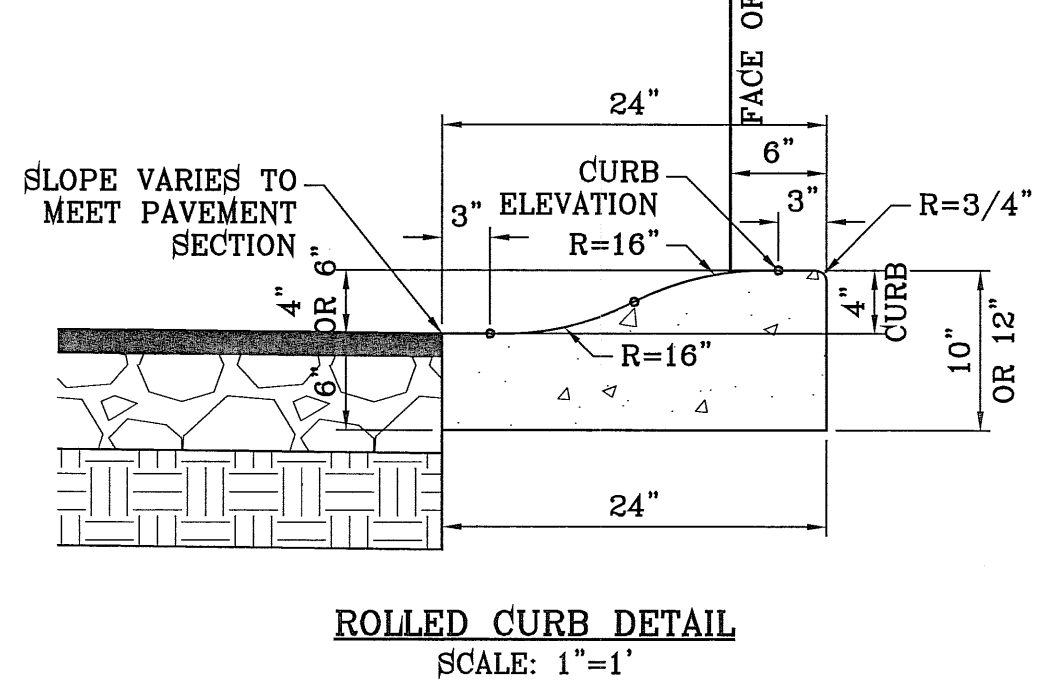
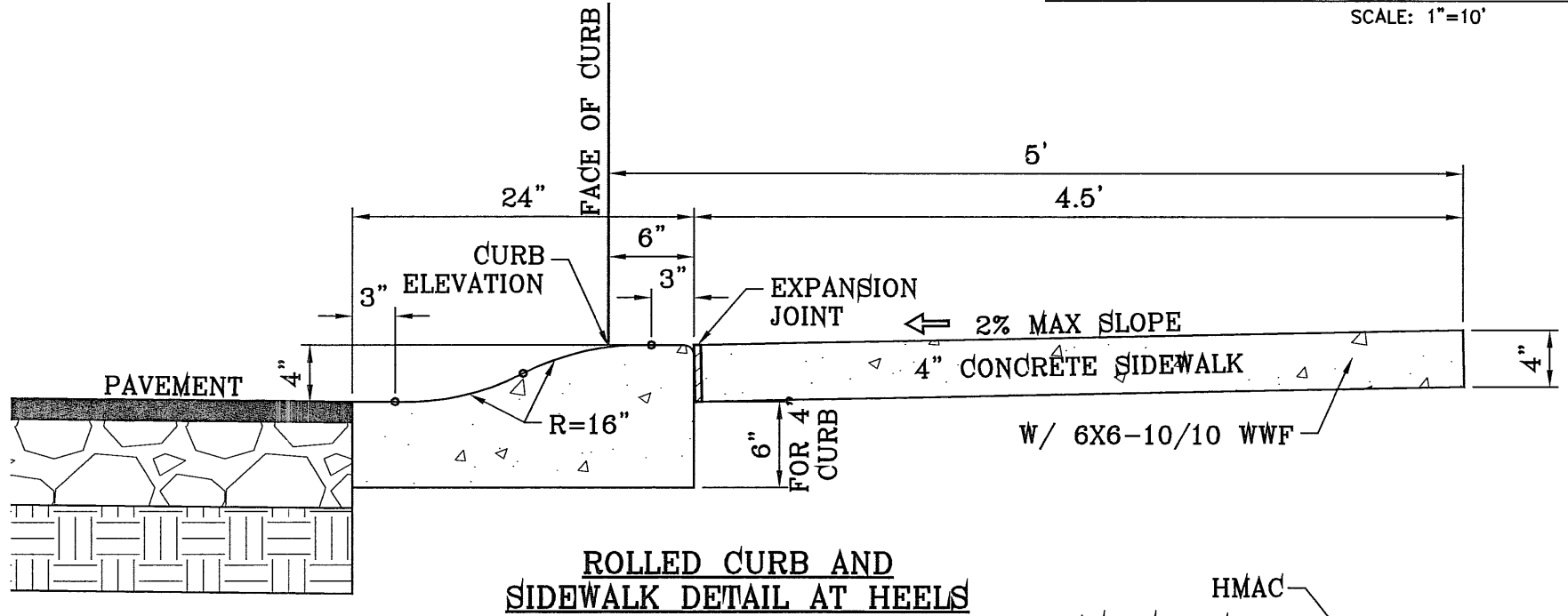
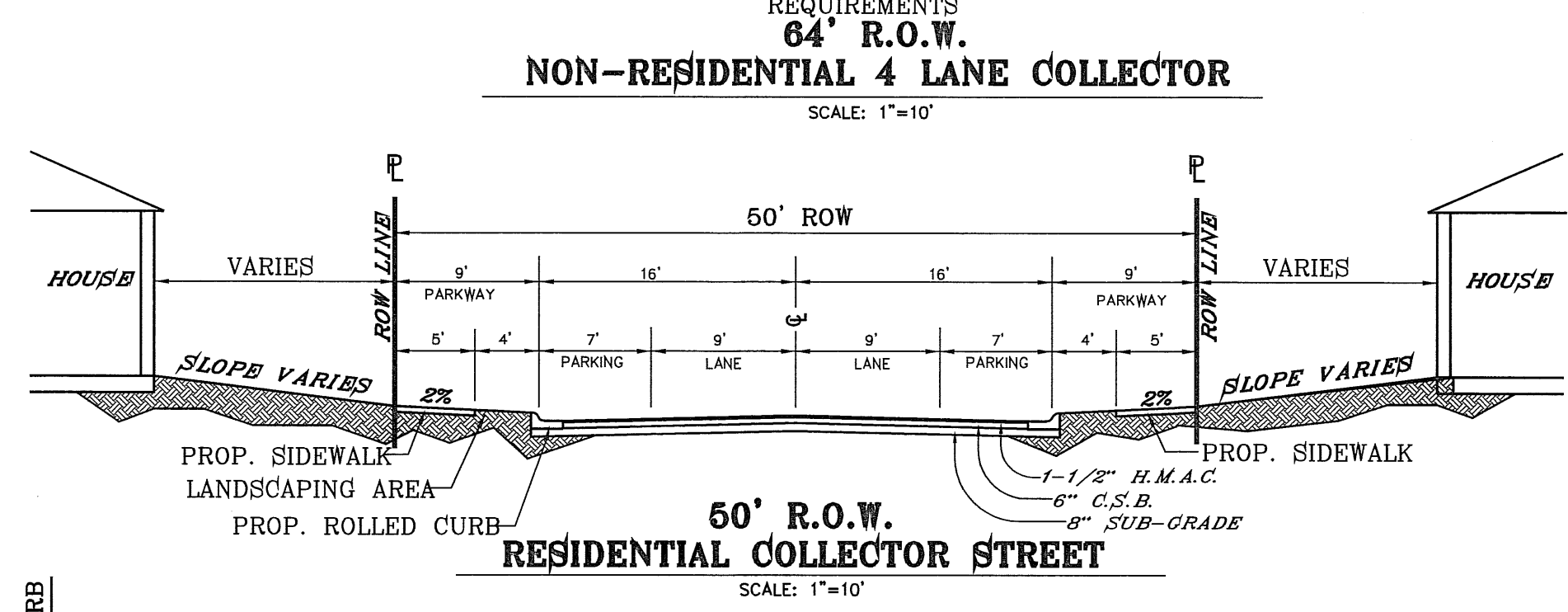
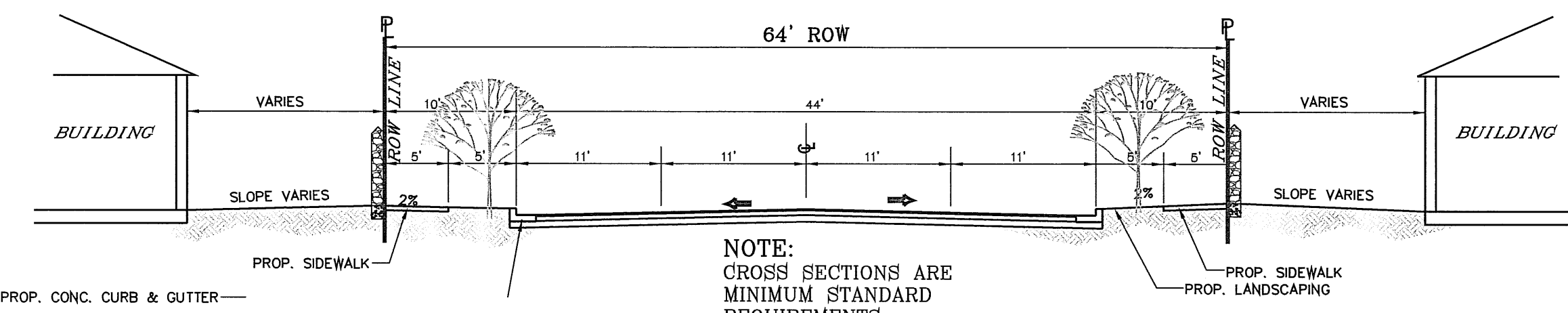
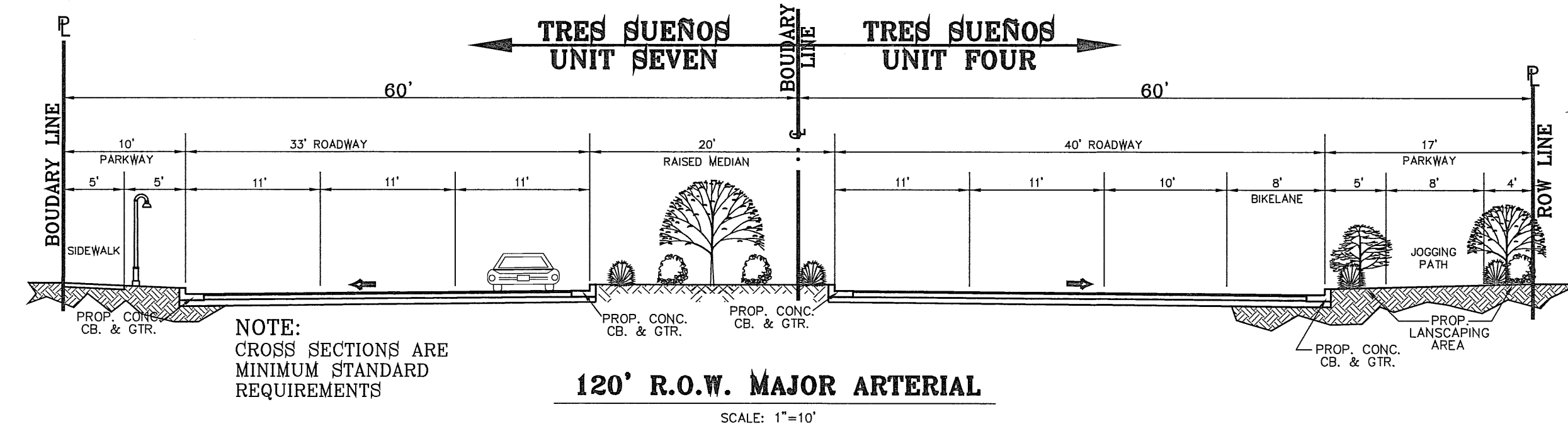
ENGINEER'S SEAL	NOTED
DATE	MARCH 2012
DESIGN BY	Y.C.
INITIATED BY	R.E.
CHECKED BY	Y.C.
JOB NO.	508-72

CONDE INC.
ENGINEERING / PLANNING / SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

CONDE INC.
REGISTRATION No. F-221
SHEET TITLE
STANDARD DETAILS
SHT 27 OF 37

ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT
REVIEWED

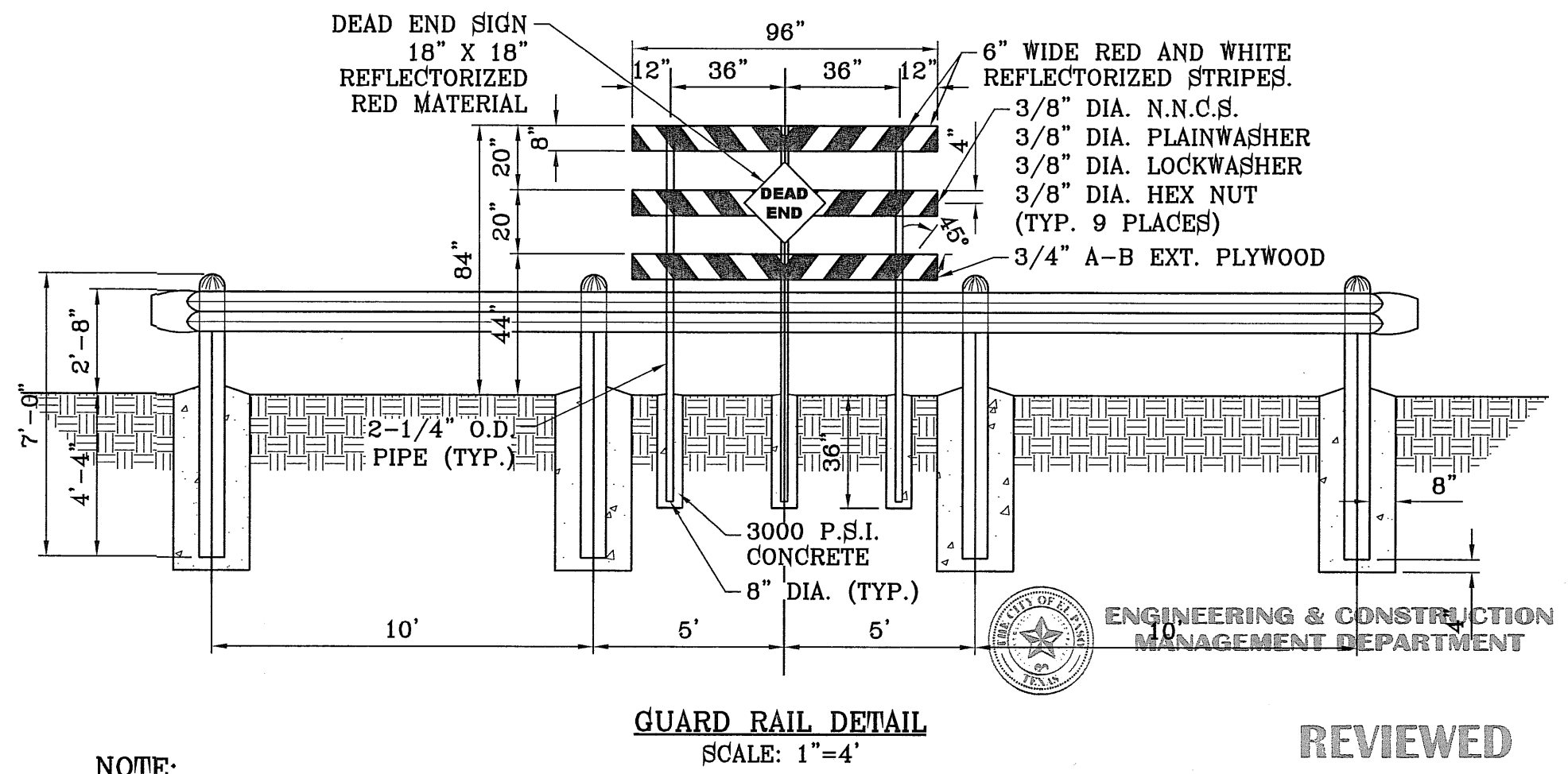
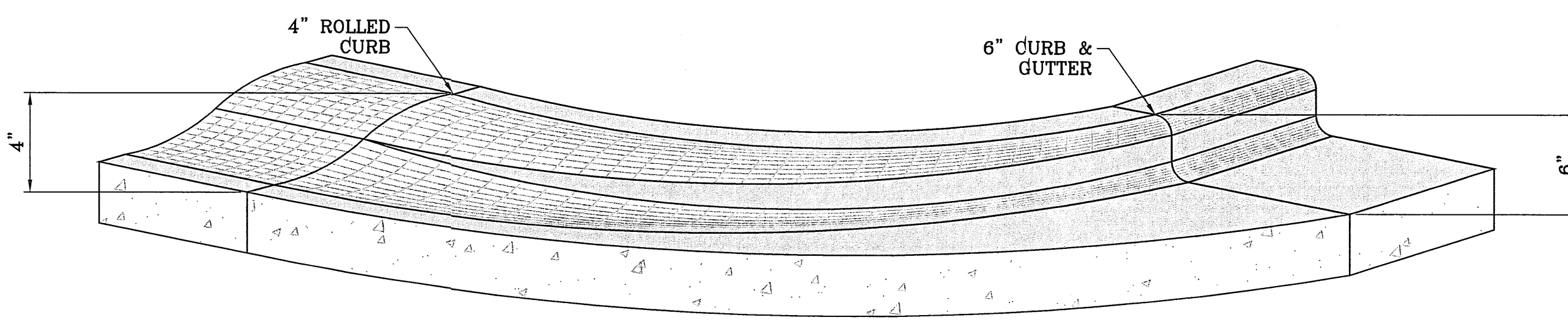
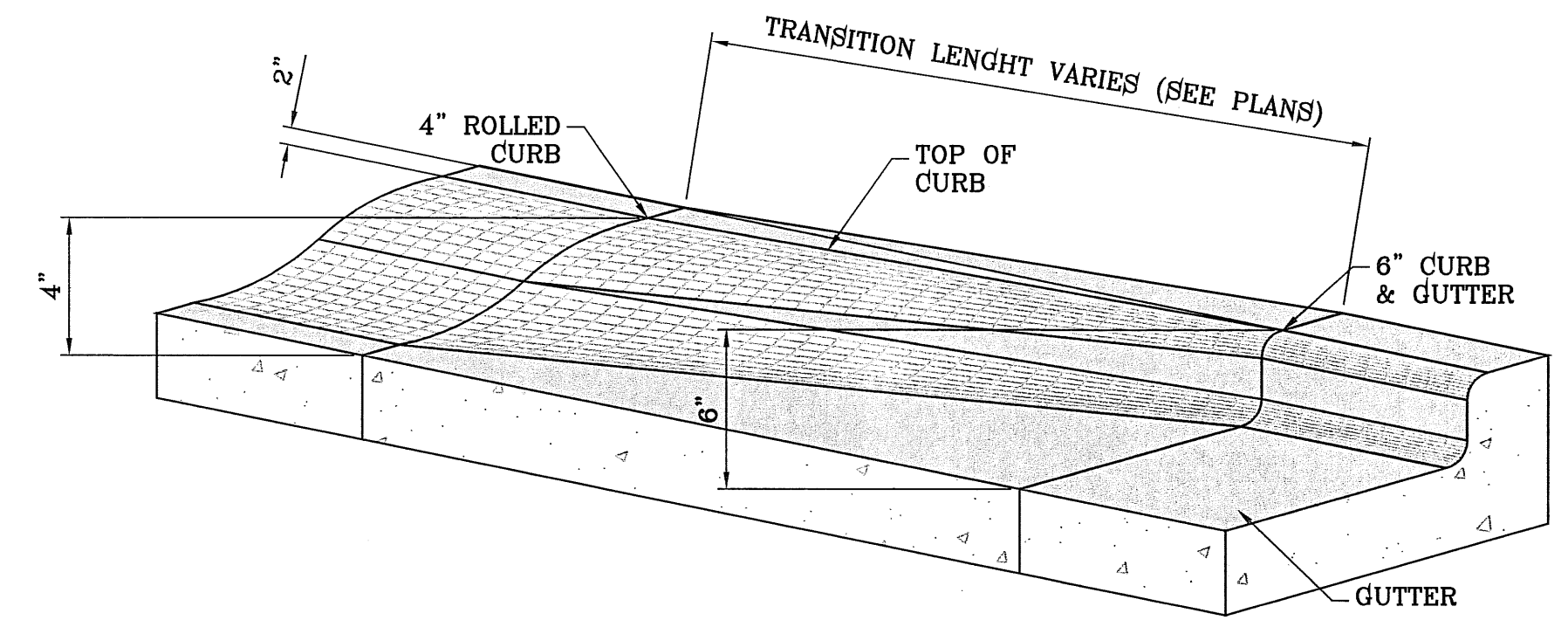
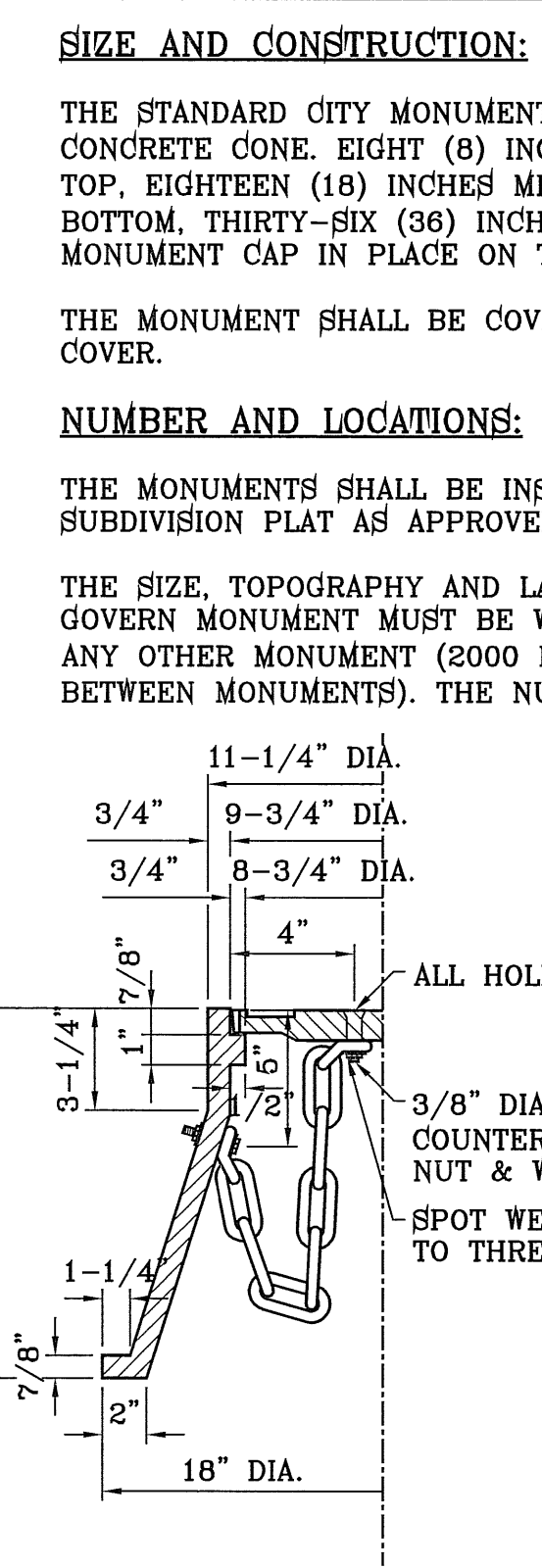
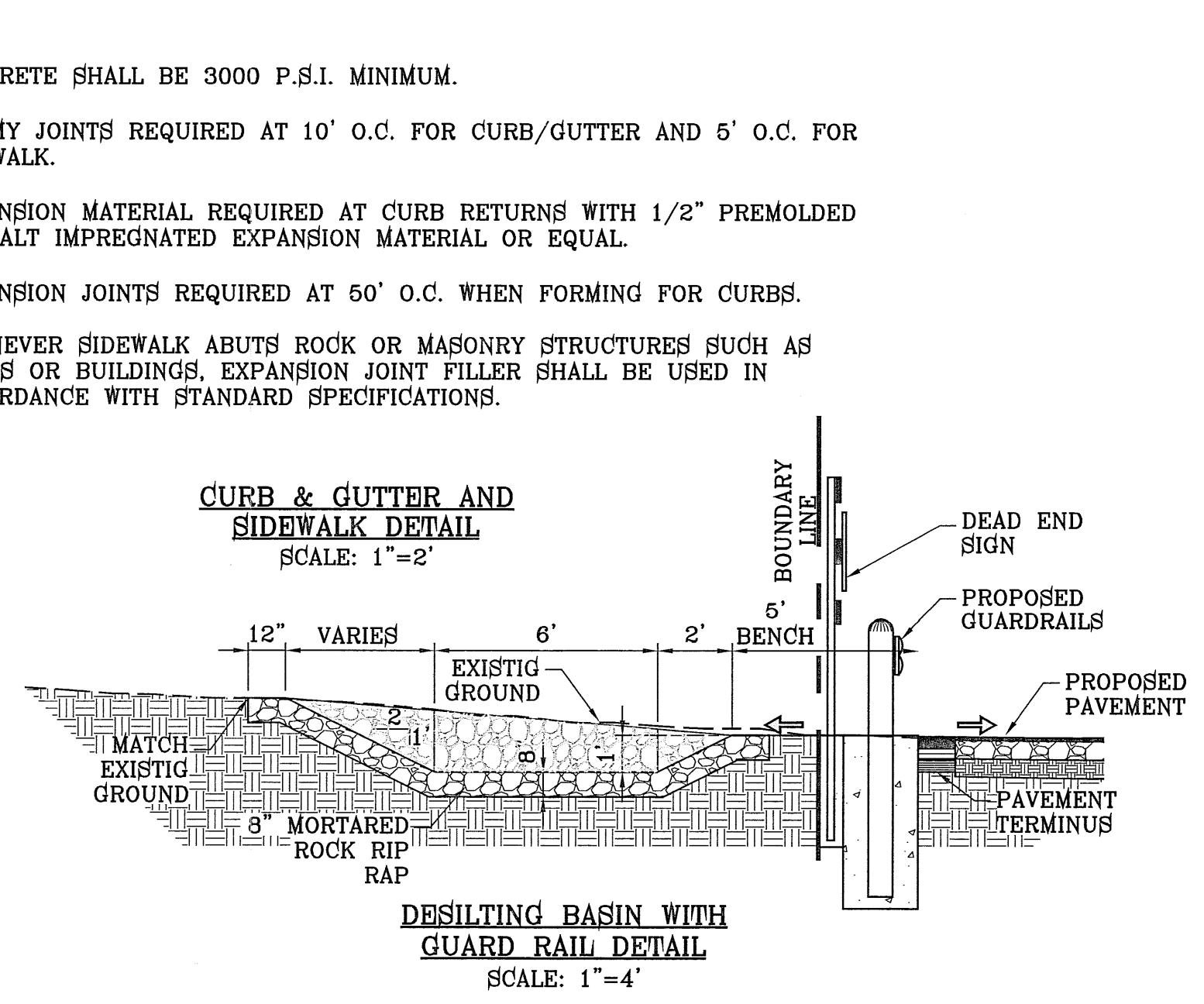
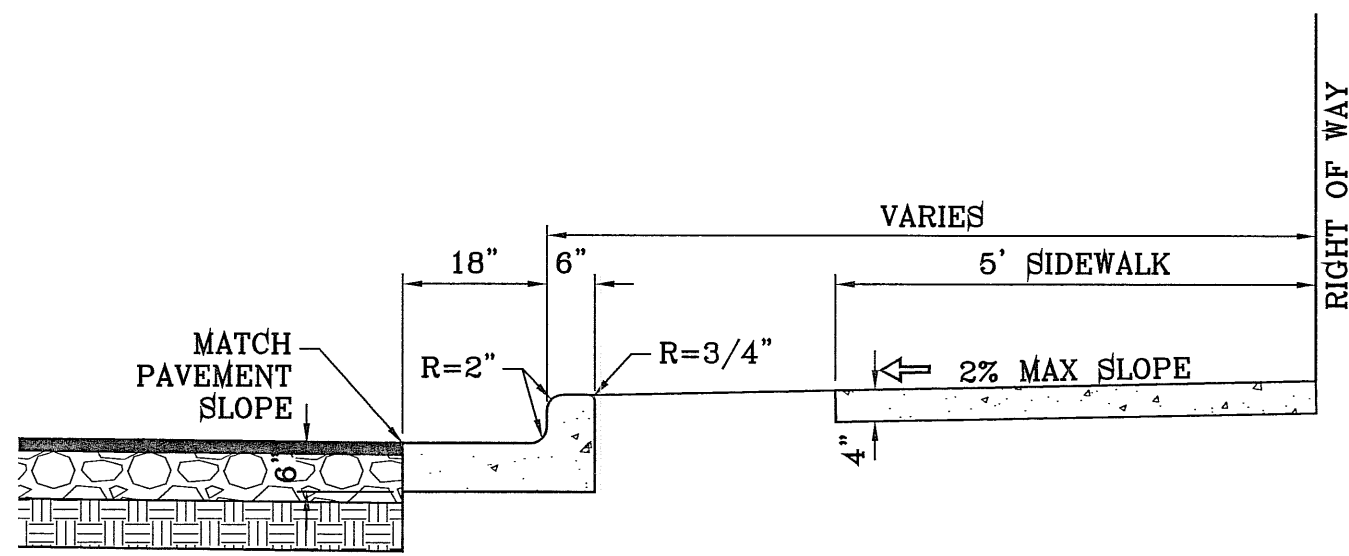
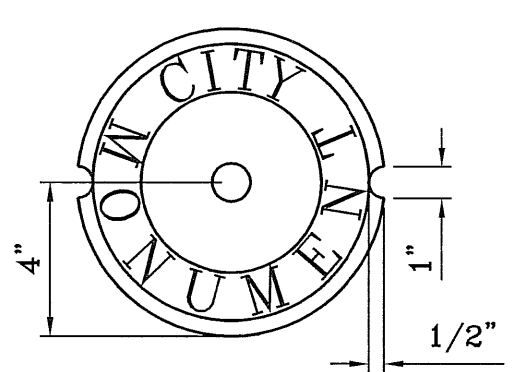
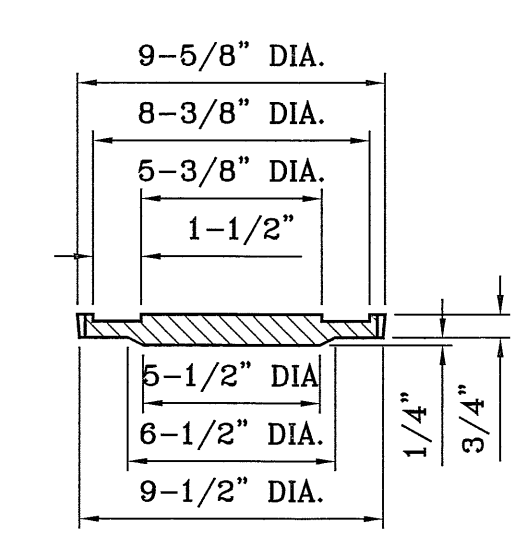
FILE LOCATION: \\Subdivisions\TRES SUEÑOS 7.DWG\DETAILS PLOTTED ON Monday, May 21, 2012 8:12:50 AM BY RUBEN RIVERA



NOTE:
THICKENED EDGE SHALL BE CONSTRUCTED IN COURSED NOT OVER 4" IN THICKNESS, EACH COURSE THOROUGHLY COMPACTED BEFORE PLACING NEXT 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.



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

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.

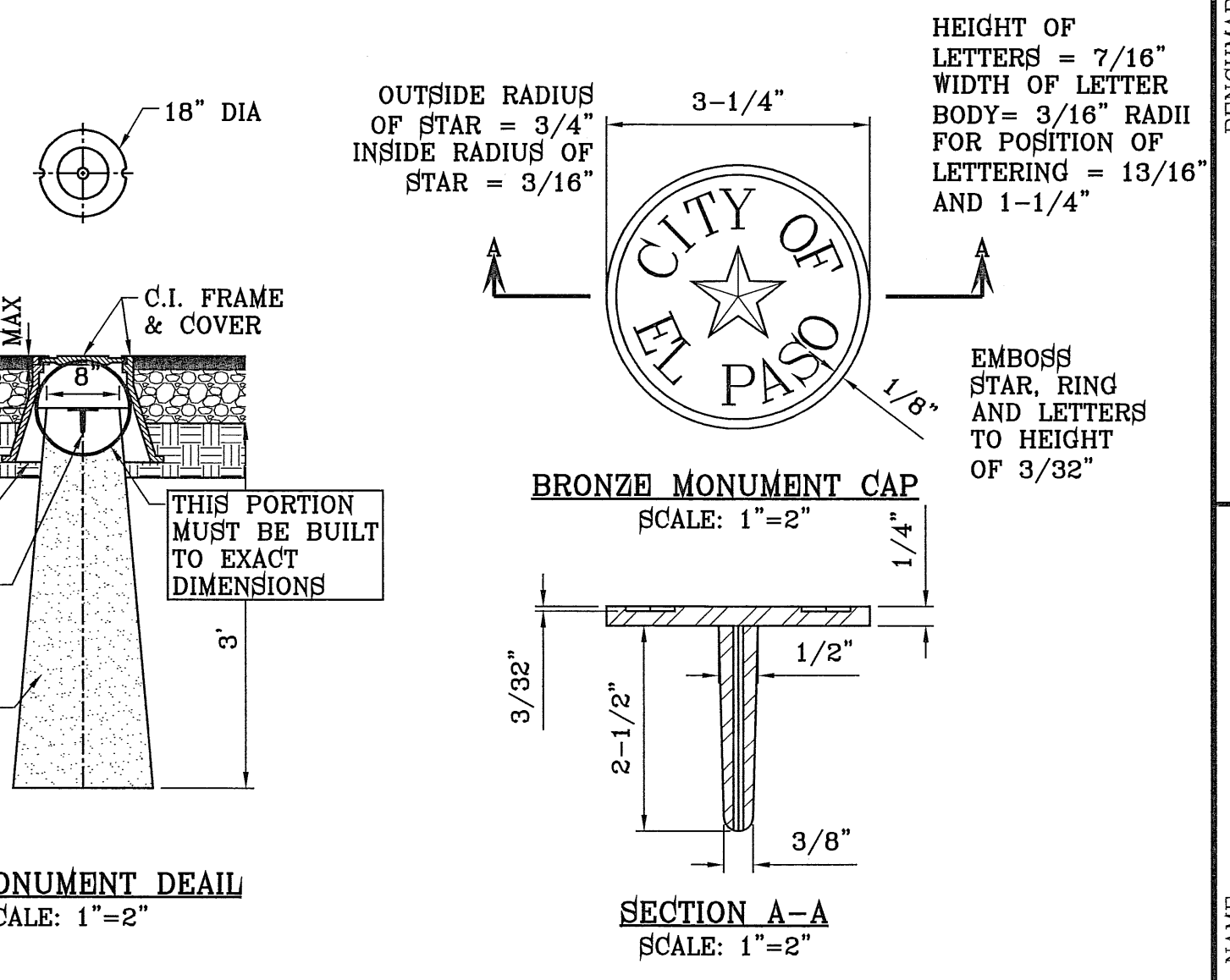
THE MONUMENT SHALL BE COVERED WITH A CAST IRON BOX AND COVER.

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.



BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32
DATE	REVISIONS
BY	

TRES SUEÑOS UNIT SEVEN

BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

SCALE
HORIZ. AS NOTED
VERT. ---
DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 508-72

ENGINEER'S SEAL
ENGINEER'S SEAL NOT REQUIRED. THIS SHEET IS PRODUCED BY THE SUBDIVISION DESIGN STANDARDS

CONDE INC.
ENGINEERING / PLANNING / SURVEYING / GPS
6030 SUBURY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 582-0283
FAX: (915) 582-0266

CONDE INC.
REGISTRATION No. F-2311

SHEET TITLE

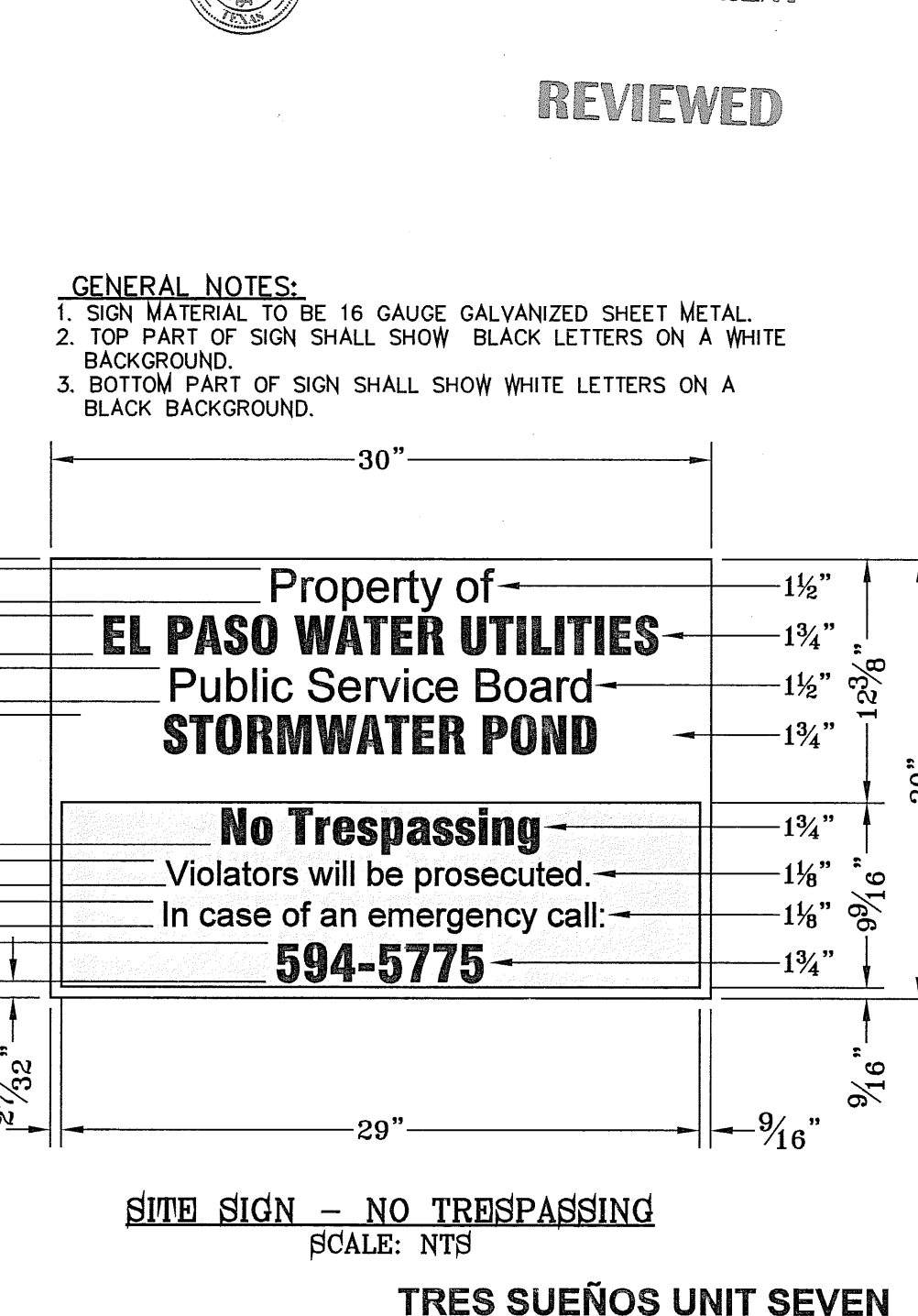
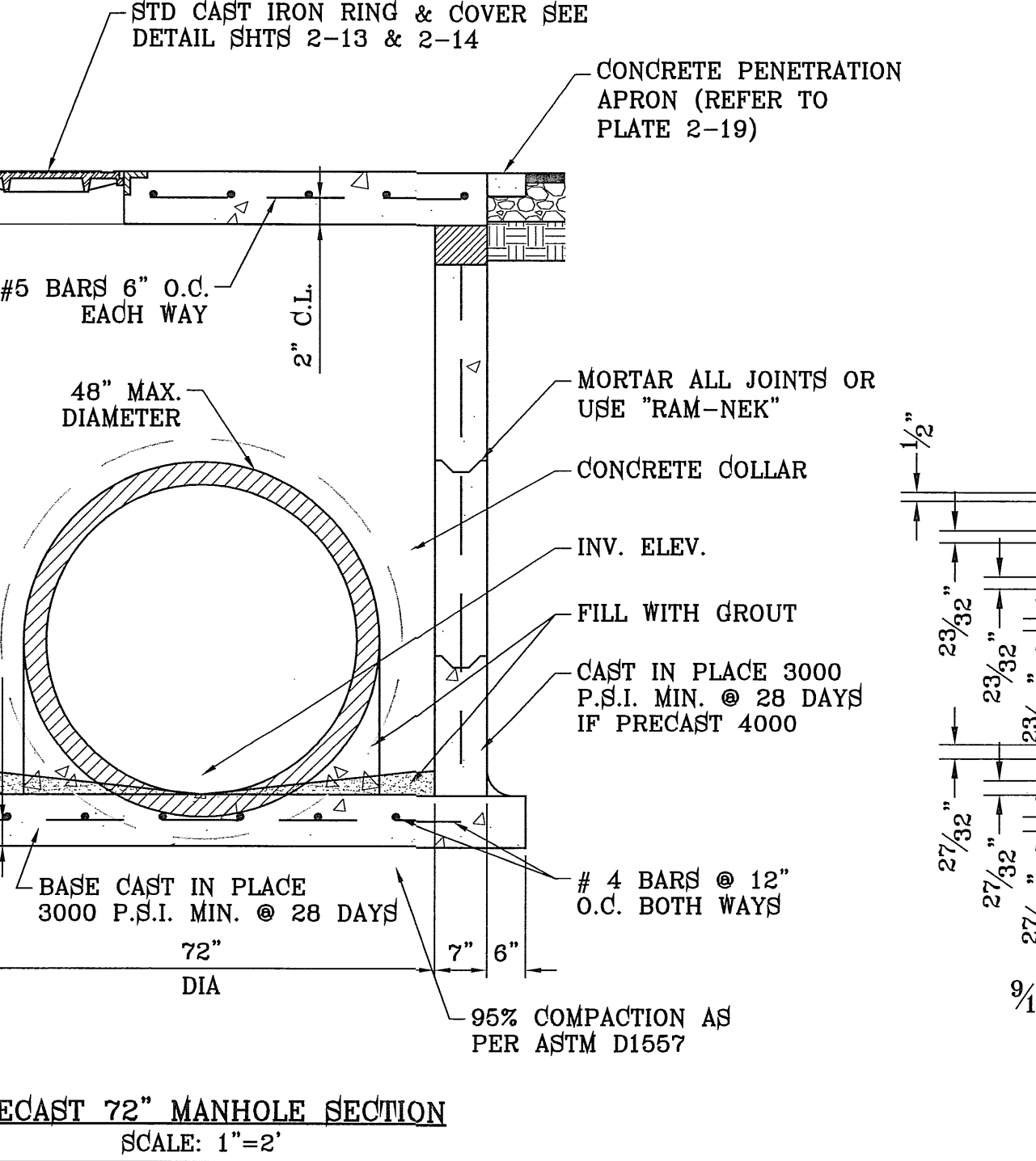
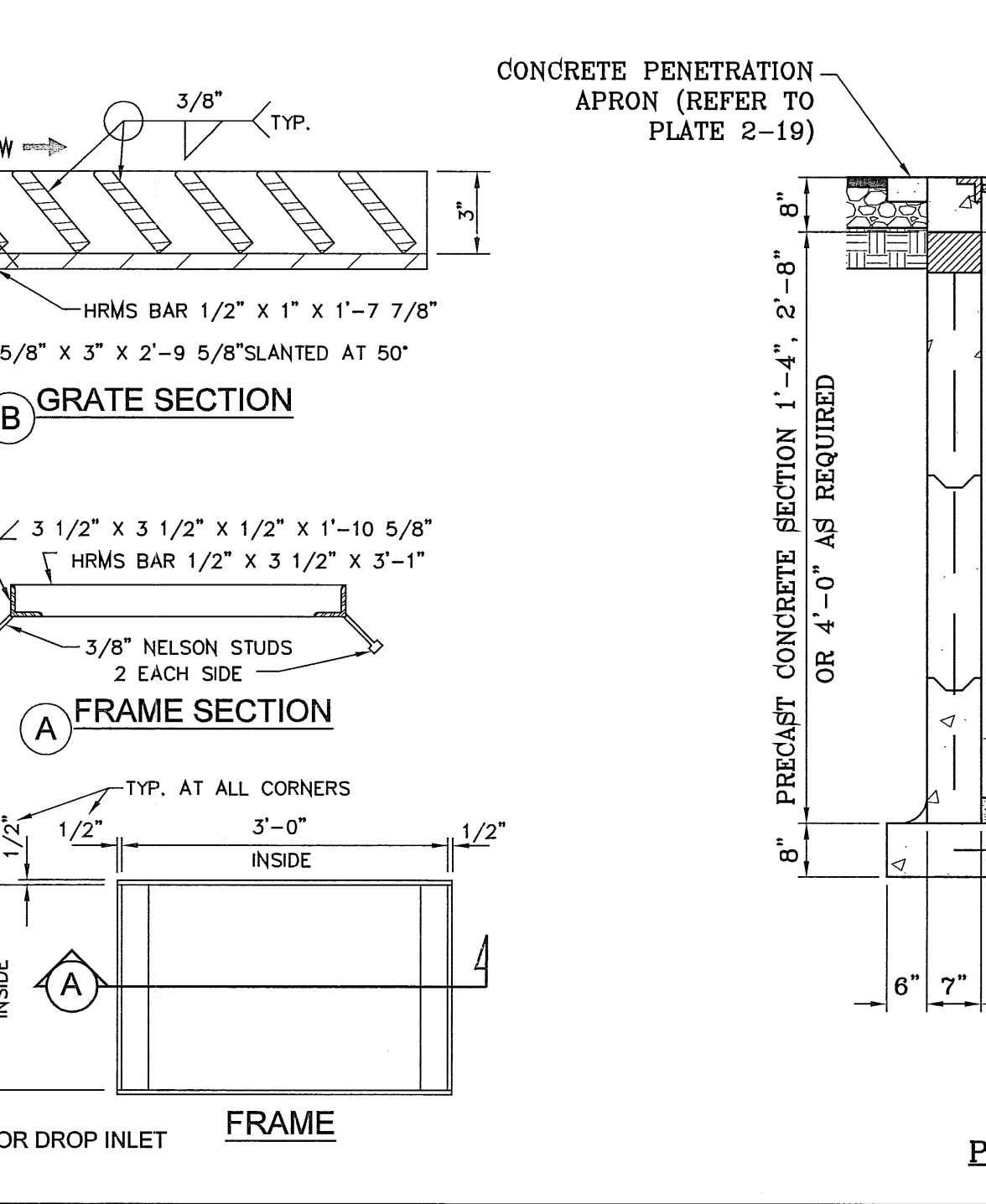
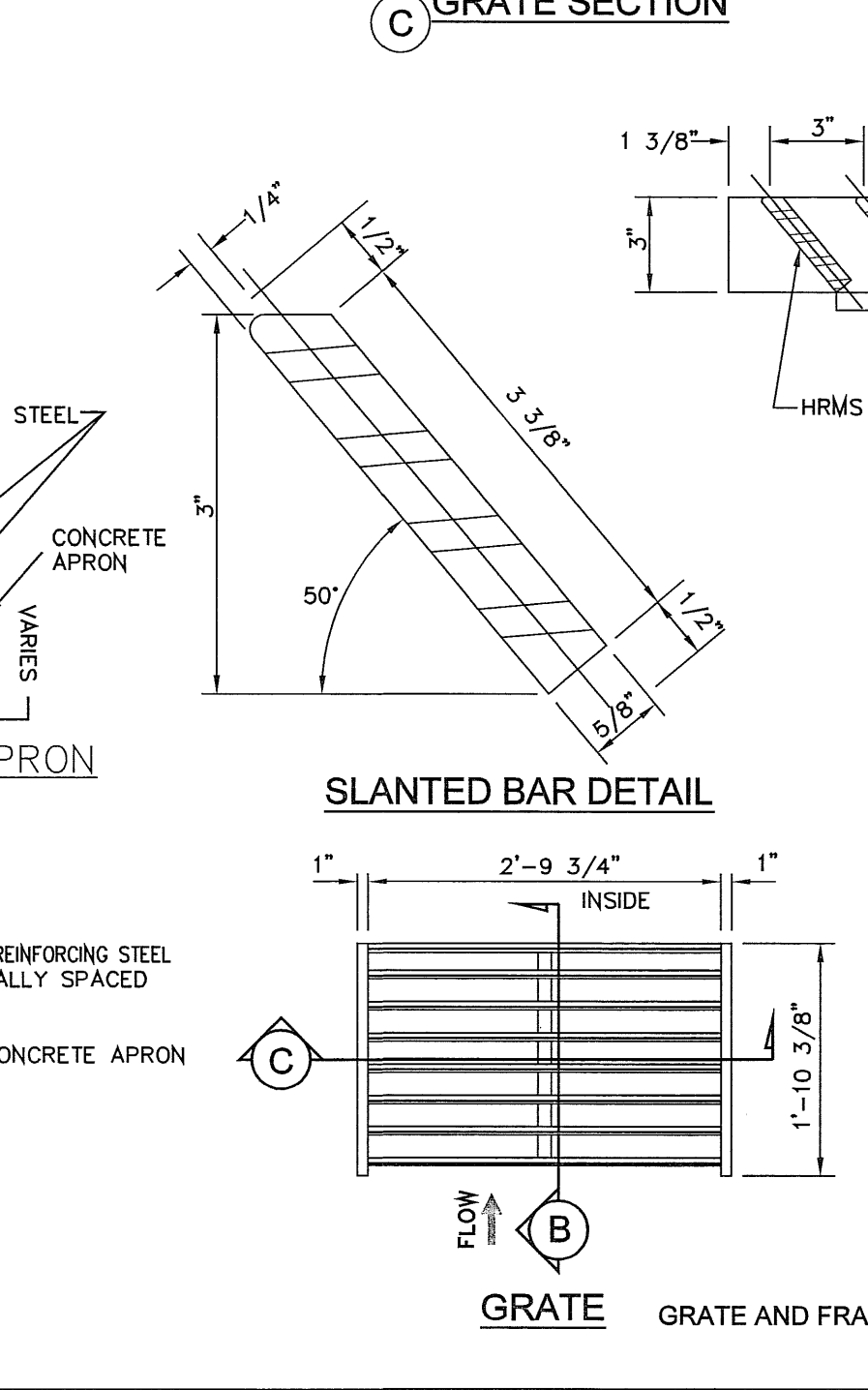
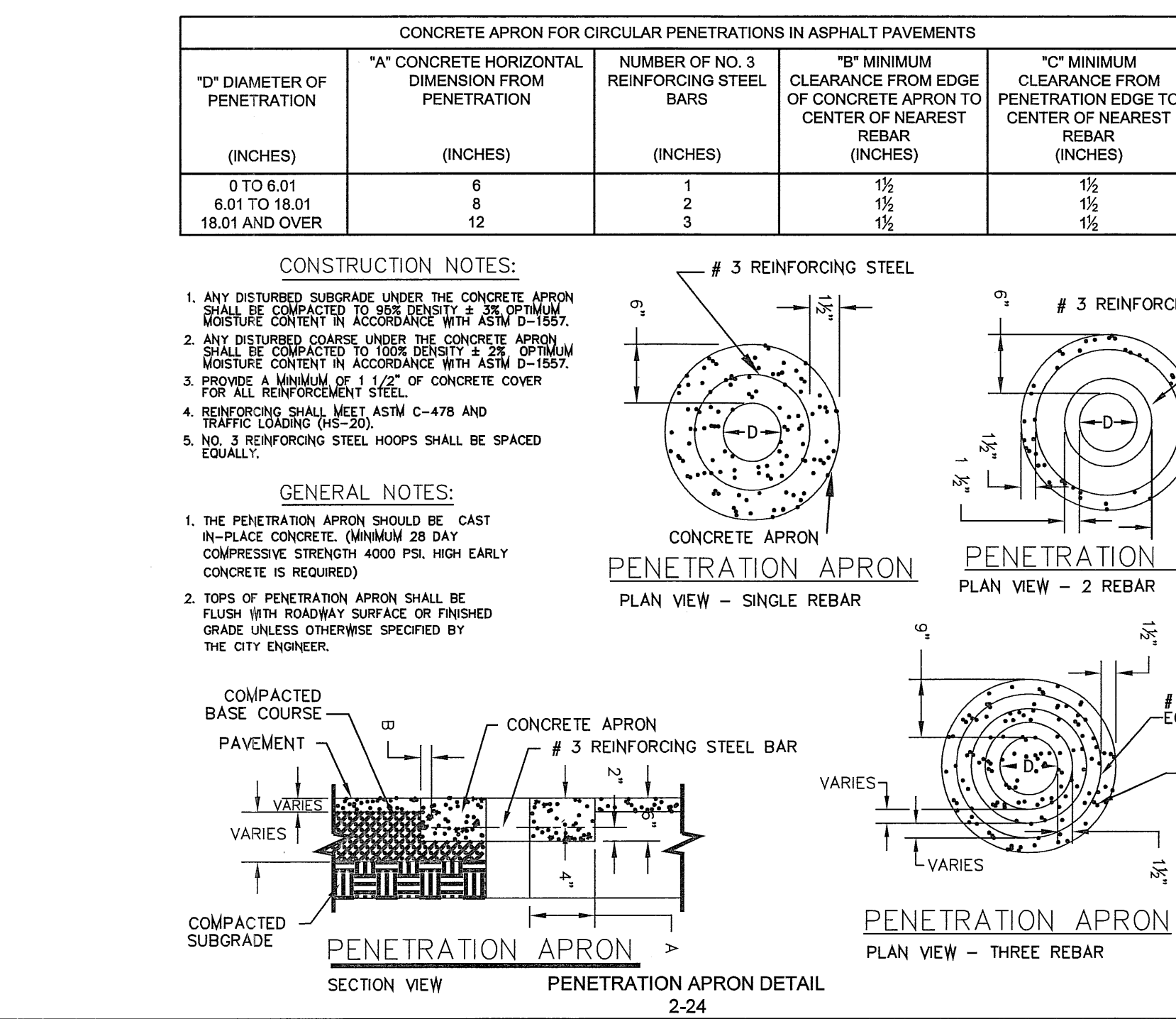
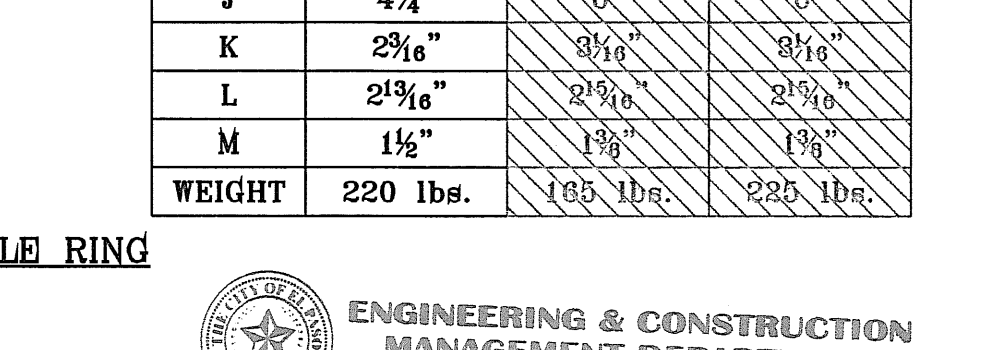
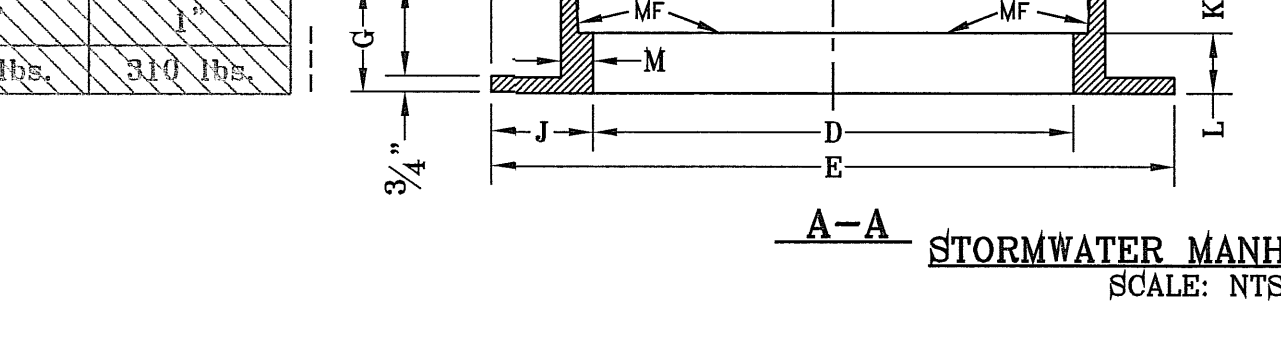
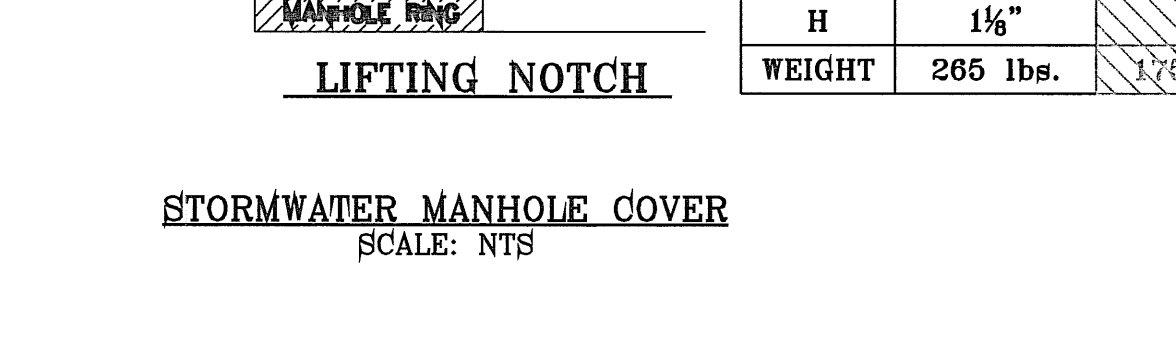
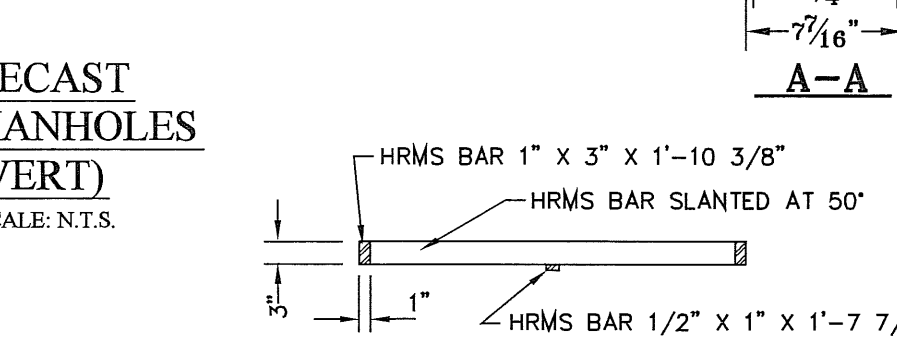
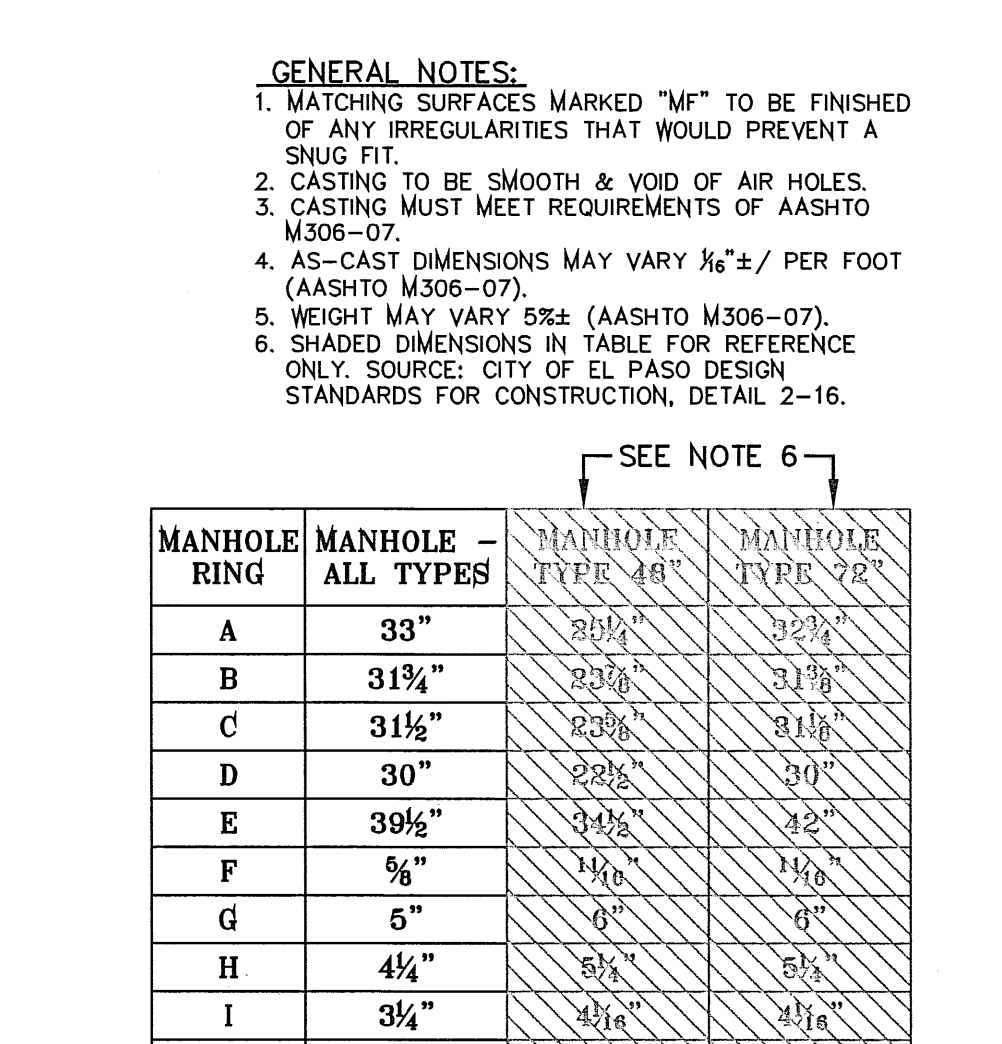
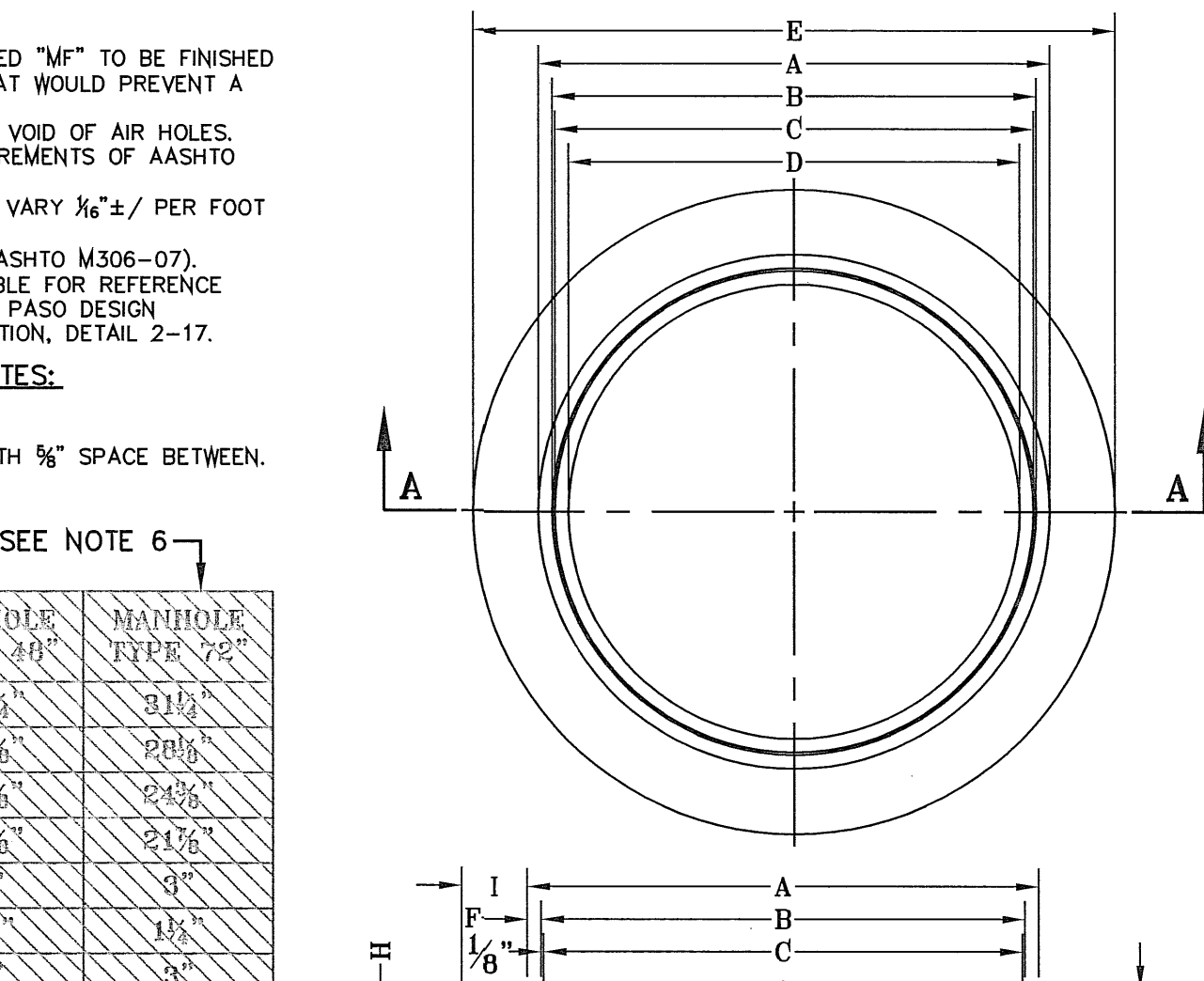
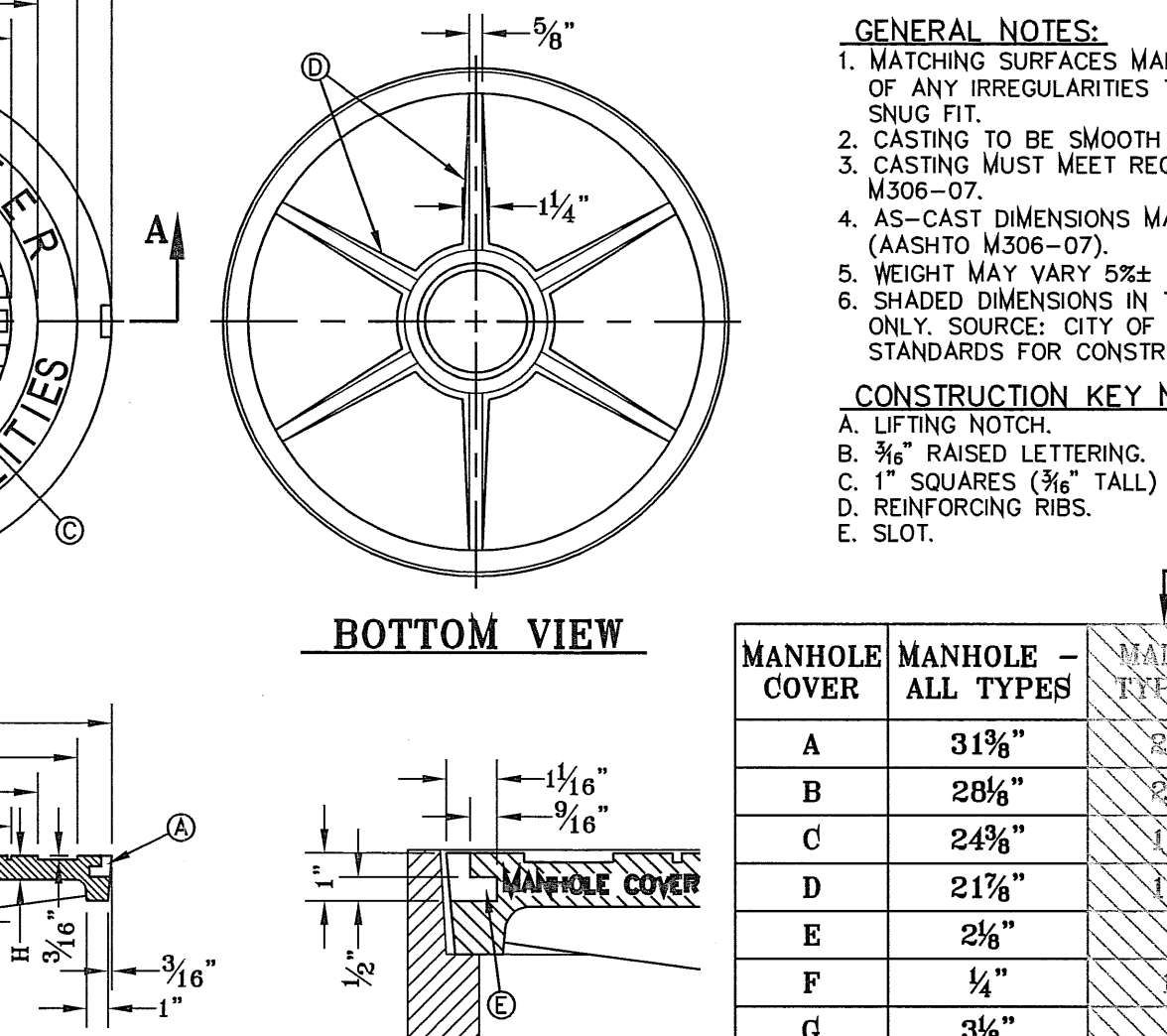
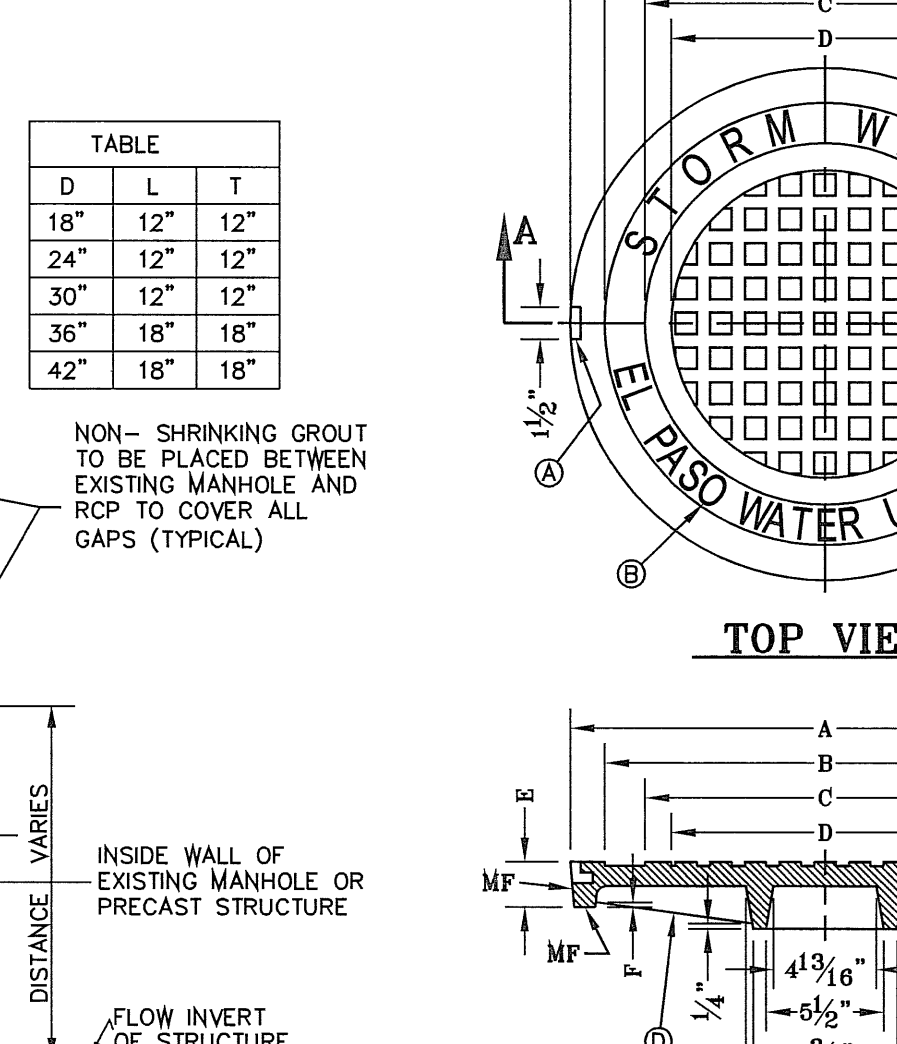
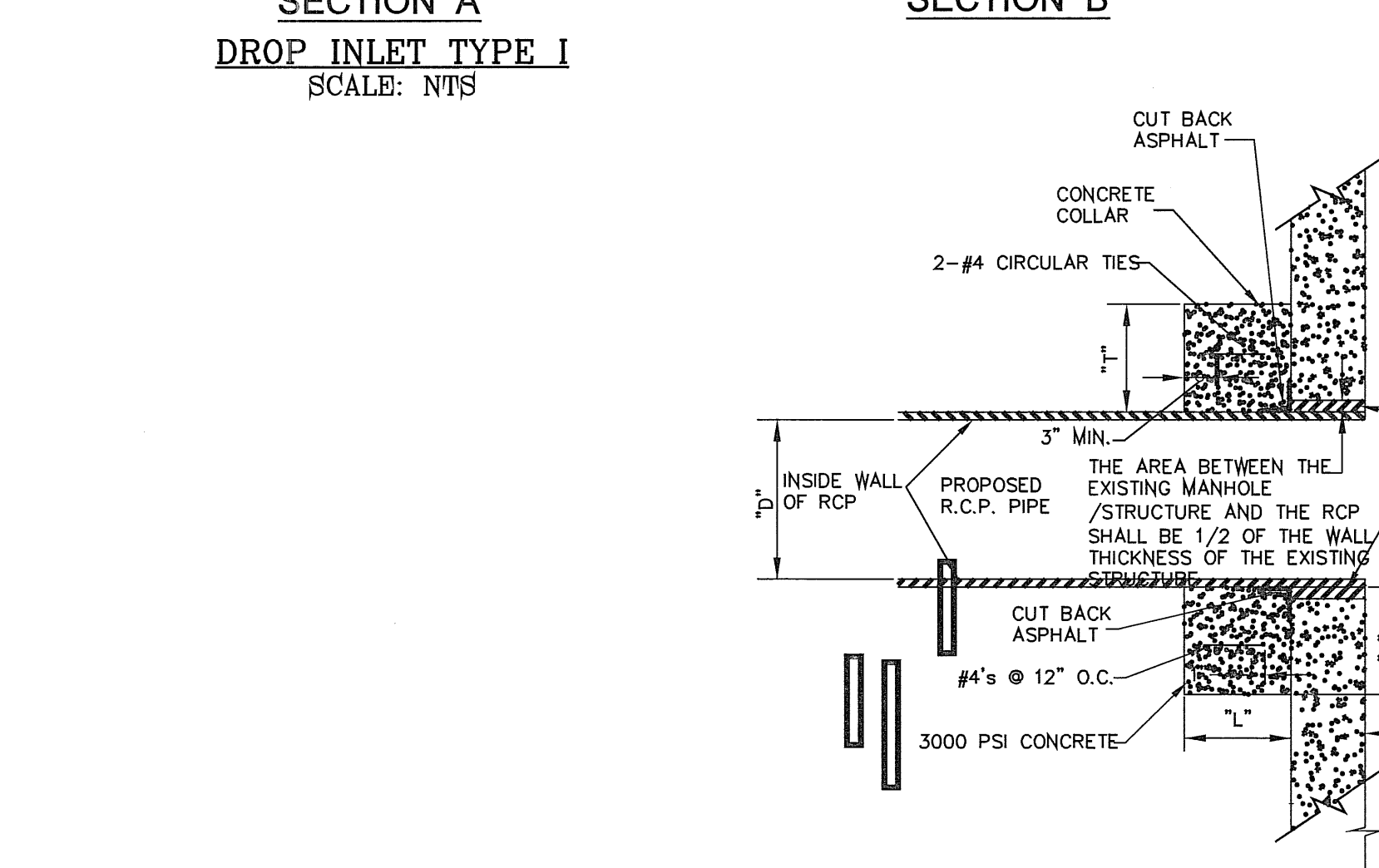
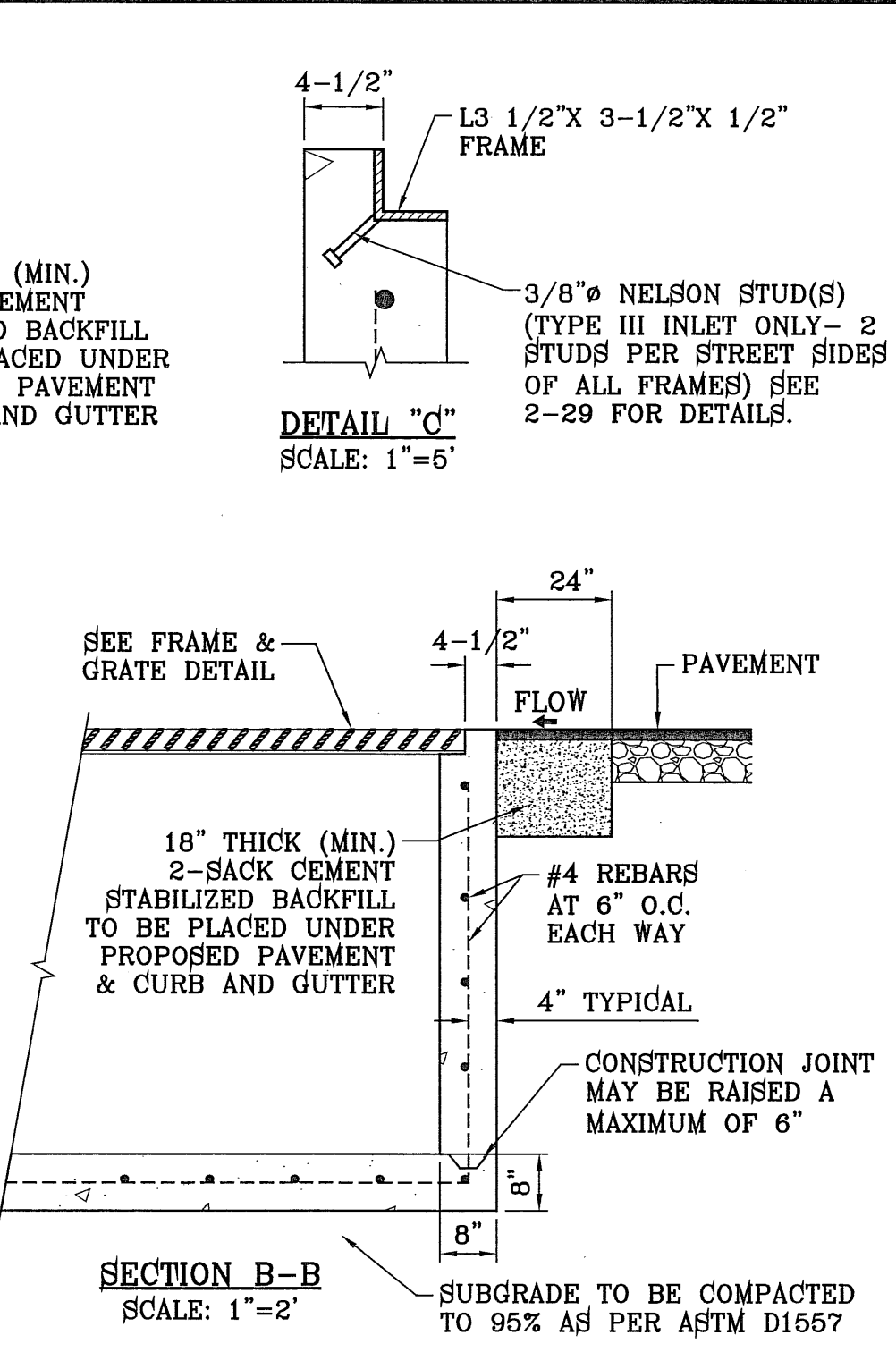
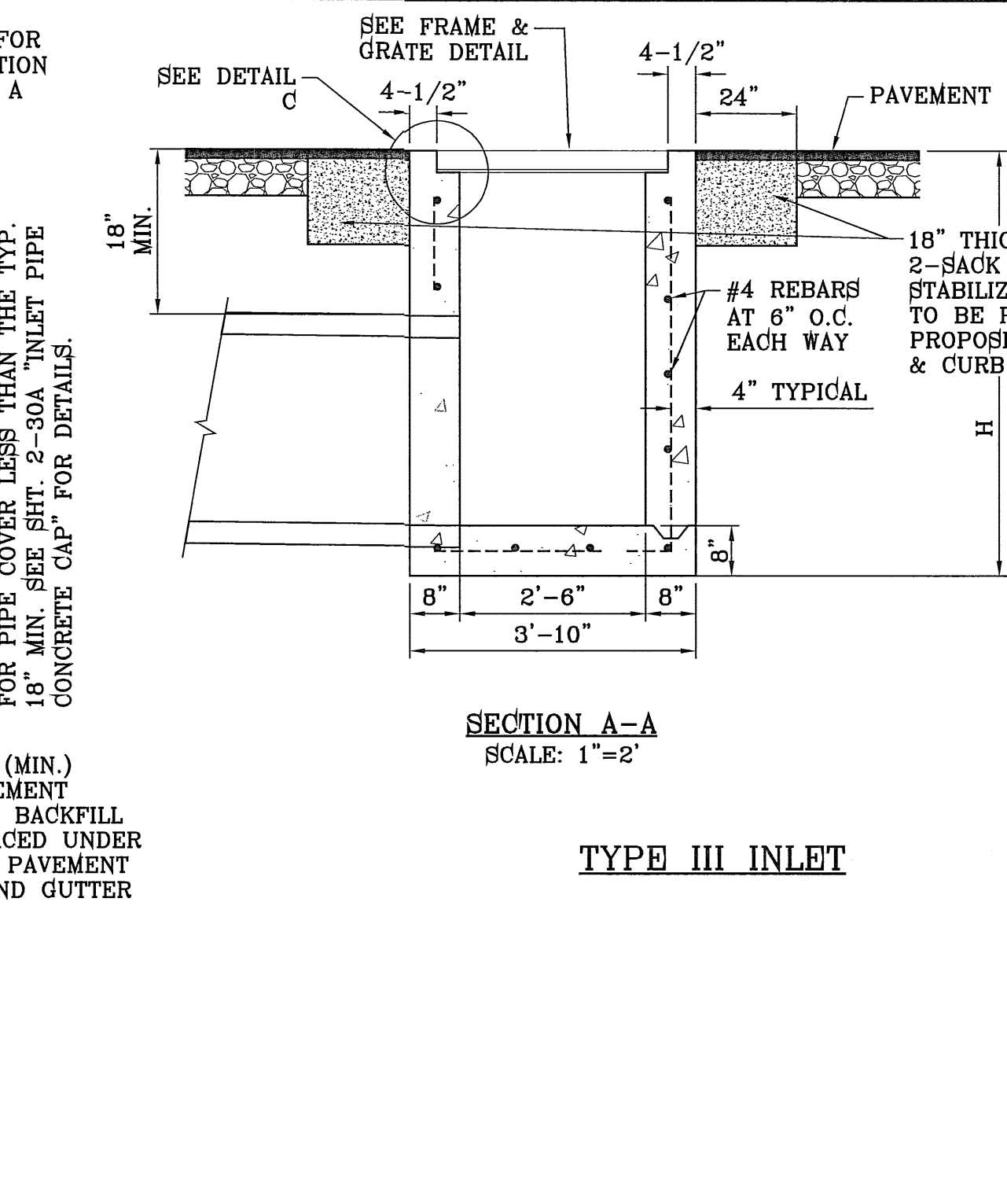
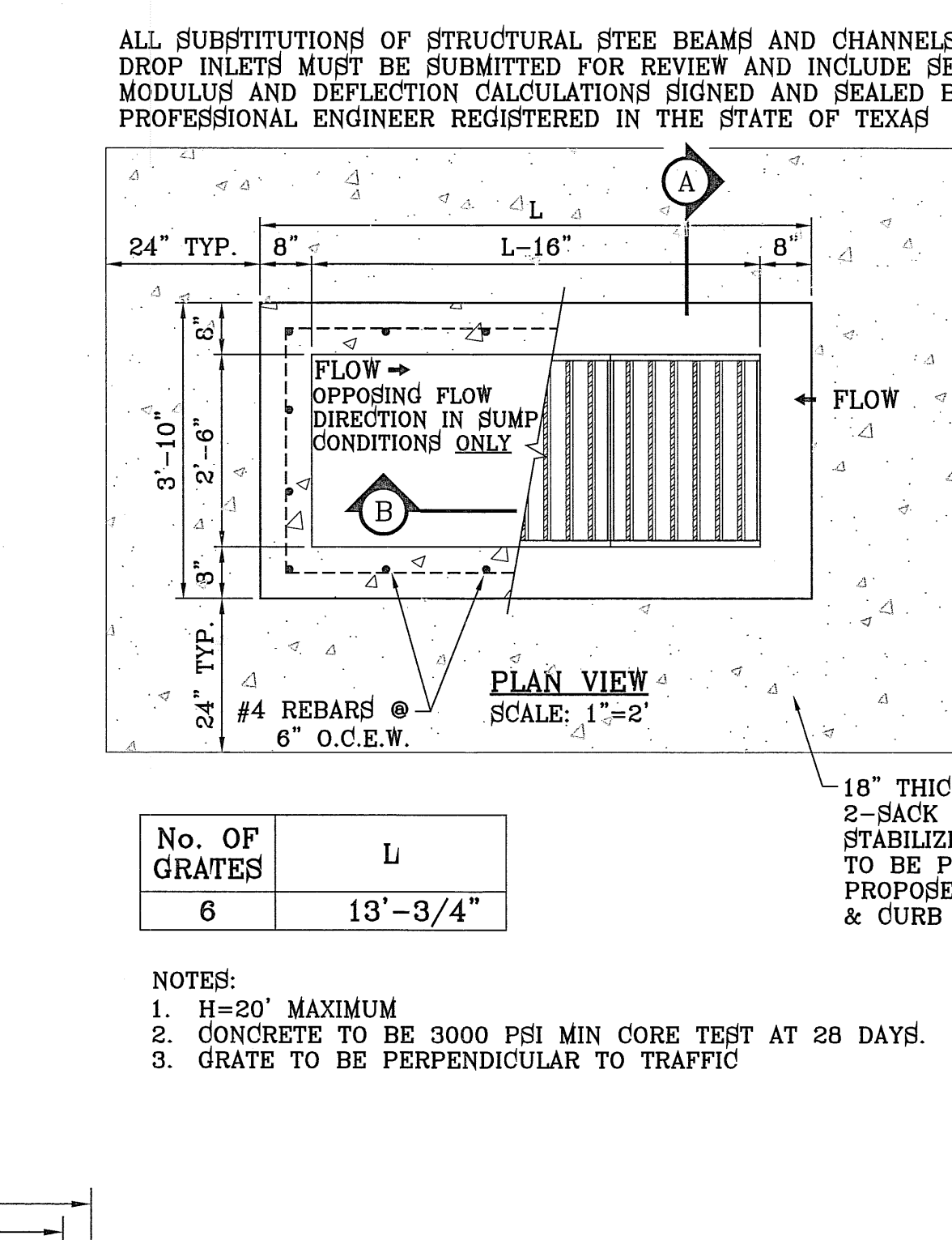
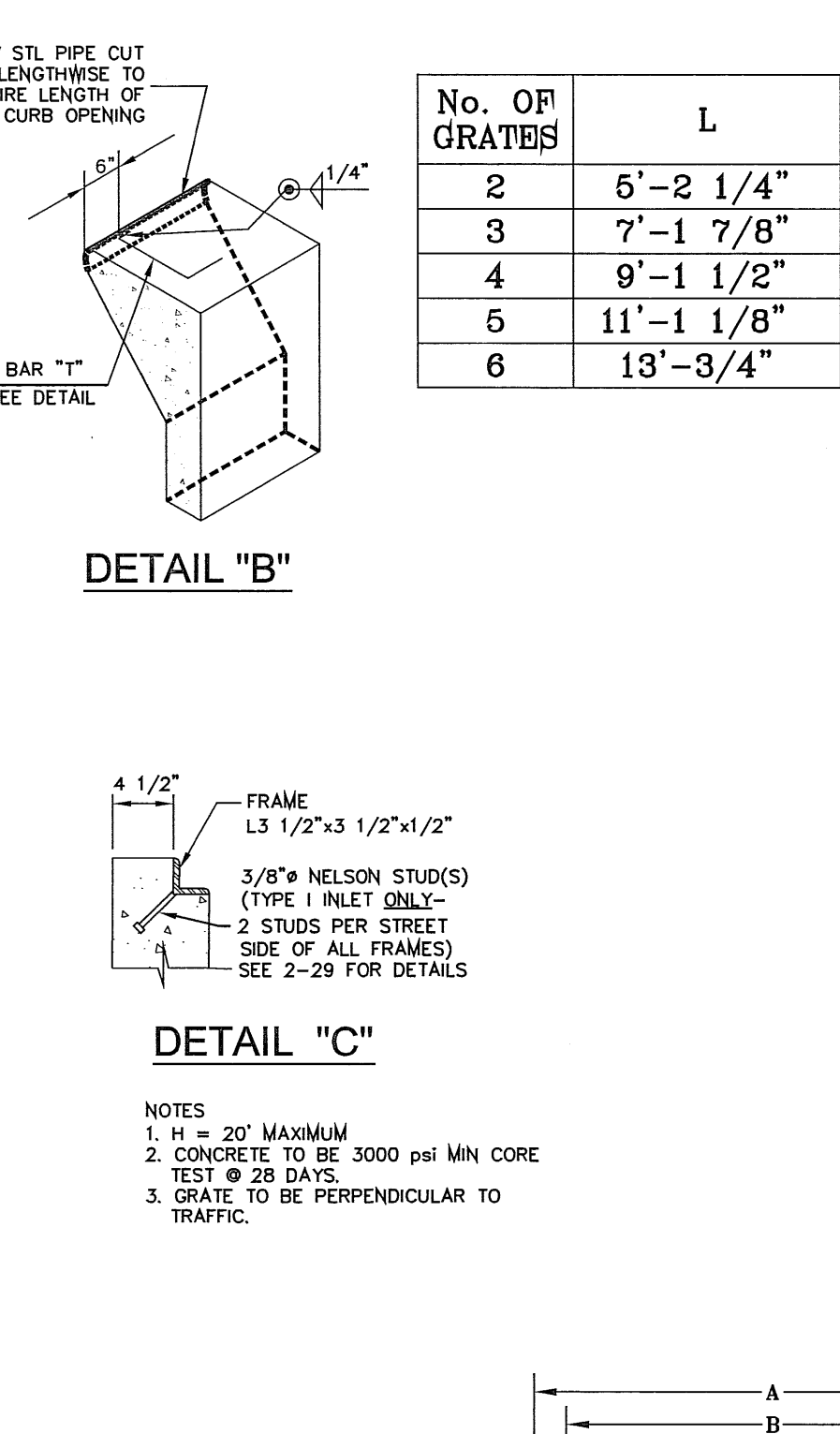
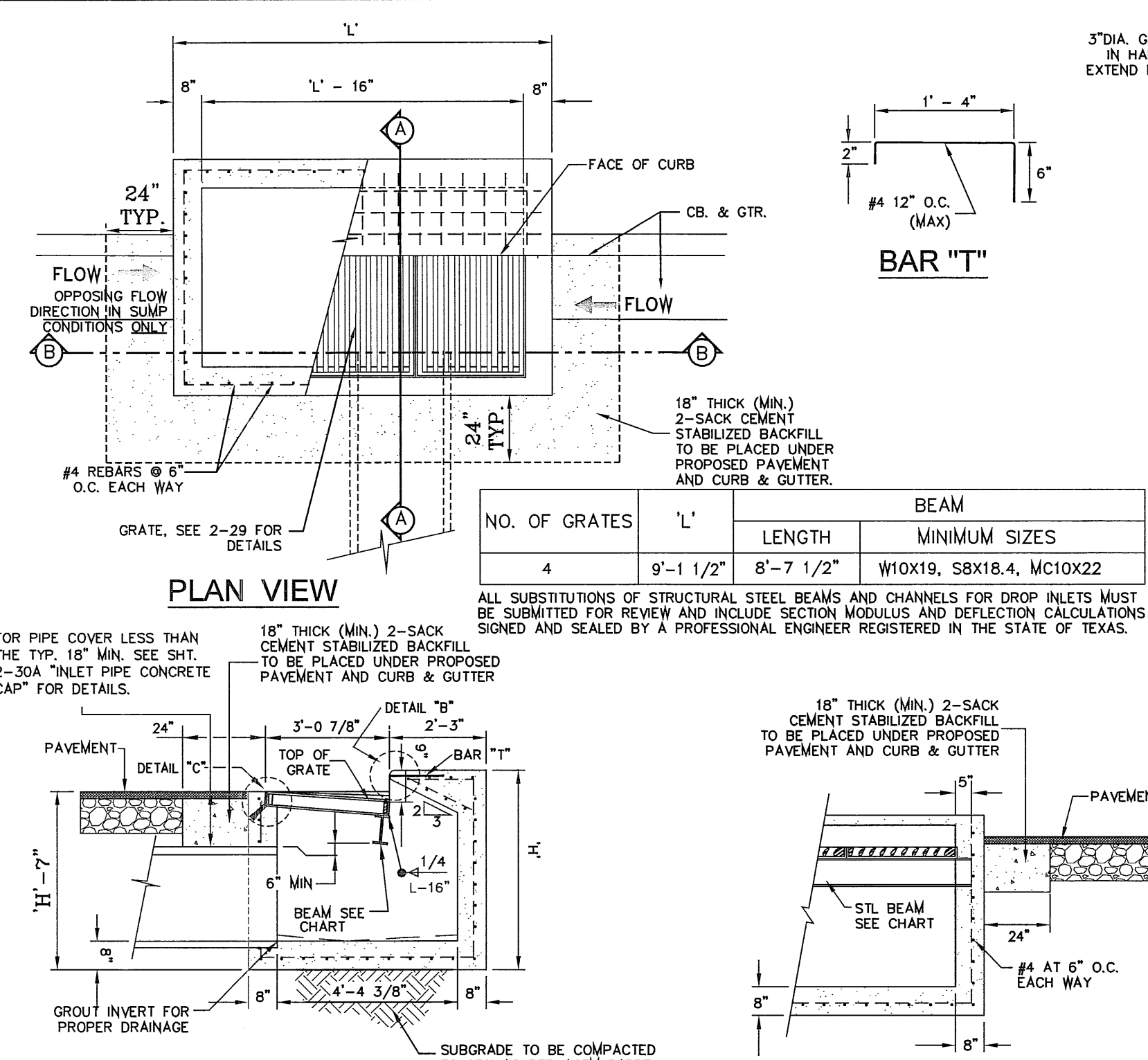
STANDARD DETAILS

SHT 28 OF 37

REVIEWED

TRES SUEÑOS UNIT SEVEN

FILE LOCATION: S:\Subdivisions\TRES SUEÑOS\DWG\DETAILS PLOTTED ON Monday, May 21, 2012 8:12:24 AM BY RUBEN RIVERA



ALL SUBSTITUTIONS OF STRUCTURAL STEEL BEAMS AND CHANNELS FOR DROP INLETS MUST BE SUBMITTED FOR REVIEW AND INCLUDE SECTION MODULUS AND DEFLECTION CALCULATIONS SIGNED AND SEALED BY A PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF TEXAS

FOR PIPE COVER LESS THAN THE TYP. 18" MIN. SEE SHT. 2-30A "INLET PIPE CONCRETE CAP" FOR DETAILS.

FOR PIPE COVER LESS THAN THE TYP. 18" MIN. SEE SHT. 2-30A "INLET PIPE CONCRETE CAP" FOR DETAILS.

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

No. OF GRATES	L
6	13'-3/4"

NOTES:

- H=20" MAXIMUM
- CONCRETE TO BE 3000 PSI MIN CORE TEST AT 28 DAYS.
- GRATE TO BE PERPENDICULAR TO TRAFFIC

GENERAL NOTES:

- MATCHING SURFACES MARKED "MF" TO BE FINISHED OF ANY IRREGULARITIES THAT WOULD PREVENT A SNUG FIT.
- CASTING TO BE SMOOTH & VOID OF AIR HOLES.
- CASTING MUST MEET REQUIREMENTS OF AASHTO M306-07.
- AS-CAST DIMENSIONS MAY VARY 1/8" ± / PER FOOT (AASHTO M306-07).
- WEIGHT MAY VARY 5% ± (AASHTO M306-07).
- SHADED DIMENSIONS IN TABLE FOR REFERENCE ONLY. SOURCE: CITY OF EL PASO DESIGN STANDARDS FOR CONSTRUCTION, DETAIL 2-17.

CONSTRUCTION KEY NOTES:

- LIFTING NOTCH.
- 1/2" RAISED LETTERING.
- SQUARES (3/8" TALL) WITH 5/8" SPACE BETWEEN.
- REINFORCING RIBS.
- SLOT.

GENERAL NOTES:

- MATCHING SURFACES MARKED "MF" TO BE FINISHED OF ANY IRREGULARITIES THAT WOULD PREVENT A SNUG FIT.
- CASTING TO BE SMOOTH & VOID OF AIR HOLES.
- CASTING MUST MEET REQUIREMENTS OF AASHTO M306-07.
- AS-CAST DIMENSIONS MAY VARY 1/8" ± / PER FOOT (AASHTO M306-07).
- WEIGHT MAY VARY 5% ± (AASHTO M306-07).
- SHADED DIMENSIONS IN TABLE FOR REFERENCE ONLY. SOURCE: CITY OF EL PASO DESIGN STANDARDS FOR CONSTRUCTION, DETAIL 2-16.

MANHOLE RING	MANHOLE ALL TYPES	MANHOLE TYPE 40	MANHOLE TYPE 72
A	33"	28 1/2"	31 1/2"
B	31 1/4"	25 1/2"	28 1/8"
C	31 1/2"	22 1/2"	24 3/4"
D	30"	19 1/2"	21 7/8"
E	3 9/8"	2 1/8"	2 1/8"
F	5/8"	1/4"	1/4"
G	5"	3/8"	3/8"
H	4 1/4"	1 1/8"	1 1/8"
I	3 3/4"	1 1/8"	1 1/8"
J	4 3/4"	1 1/8"	1 1/8"
K	2 1/8"	1 1/8"	1 1/8"
L	2 3/16"	1 1/8"	1 1/8"
M	1 1/2"	1 1/8"	1 1/8"
WEIGHT	220 lbs.	165 lbs.	285 lbs.

ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

REVIEWED

GENERAL NOTES:

- SIGN MATERIAL TO BE 16 GAUGE GALVANIZED SHEET METAL.
- TOP PART OF SIGN SHALL SHOW BLACK LETTERS ON A WHITE BACKGROUND.
- BOTTOM PART OF SIGN SHALL SHOW WHITE LETTERS ON A BLACK BACKGROUND.



CONDE INC.
ENGINEERING / PLANNING SURVEYING / GPS
6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 692-0263
FAX: (915) 692-0268

CONDE INC.
REGISTRATION No. F-2321

STRUCTURE DETAILS

SHT 29 OF 37

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.465 ACRES

PROJECT NAME
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32

DATE
05-16-12

REVISIONS
CITY REDLINES AS PER 05-16-12 COMMENTS

BY
R.R.

SCALE
HORIZ: AS NOTED
VERT: ---

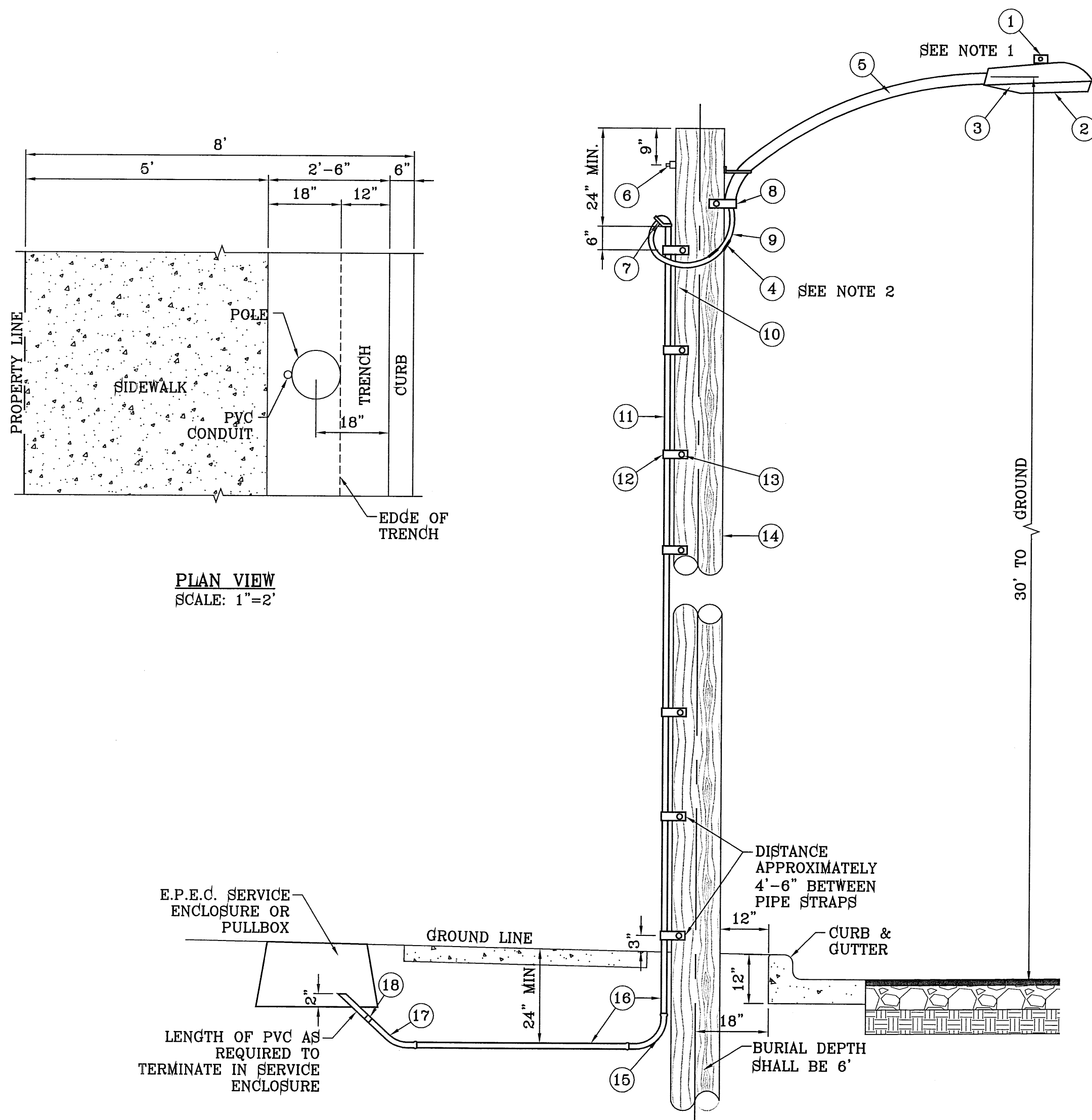
DESIGN BY
Y.C.

INITIATED BY
R.R.

CHECKED BY
Y.C.

JOB NO.
608-72

FILE LOCATION S:\Subdivisions\TRES SUEÑOS 7.DWG ILLUMINATION PLOTTED ON Monday, May 21, 2012 8:26:22 AM BY RUBEN RIVERA



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

LEGEND

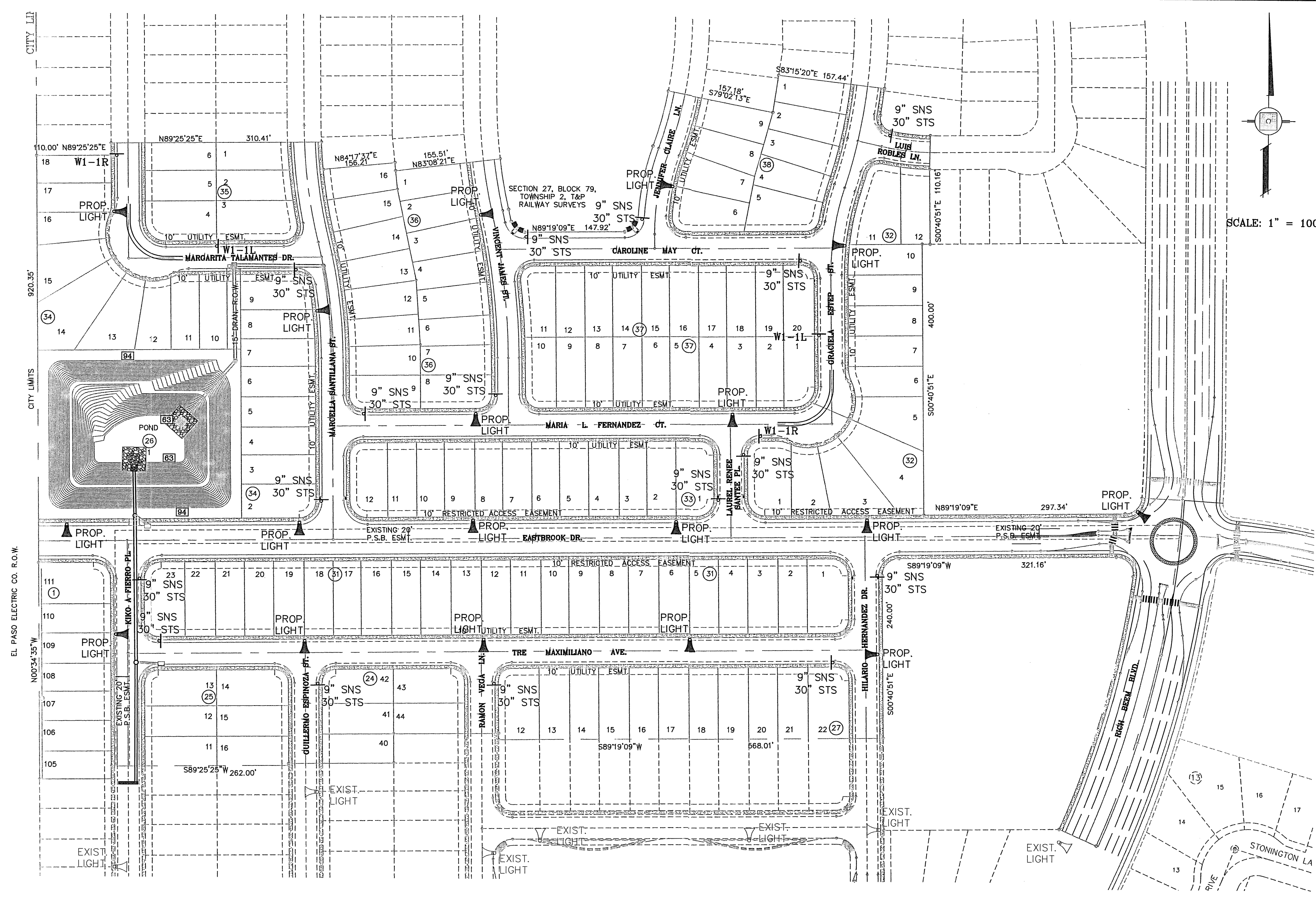
- ▲ PROPOSED LIGHT
- * EXISTING LIGHT
- + STOP SIGN WITH STREET NAME

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		
3		LUMINAIRE, 100 W HPS	21-335	1	LCOBRAHD	
4		SLEEVES, #12-10	05-140	2		
5		MAST ARM, 6' x 1 1/4"	21-200	1	LBRKT1*6	
6		MACHINE BOLT, 5/8" x 12"	02-470	1		
		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		
7		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	L364UG	
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	

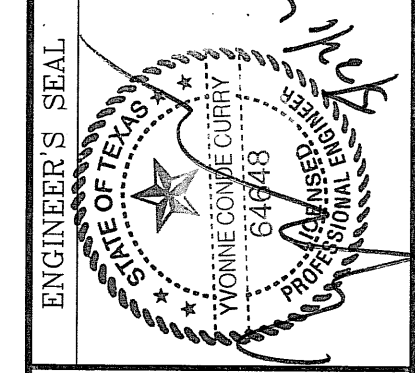


SCALE: 1" = 100'

BENCHMARK	CITY MONUMENT AT THE CENTERLINE INTERSECTION OF OPEN BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32
DATE	06/18/12
BY	R.R.
REVISIONS	STREET NAME CHANGES
DATE	06/21/12
BY	CITY REDLINES AS PER 06/21/12 COMMENTS
R.R.	

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SUBDIVISION, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.465 ACRES

SCALE
HORIZ: 1" = 100'
VERT: 1" = 100'
DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 608-72



CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURETY DR. SITE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

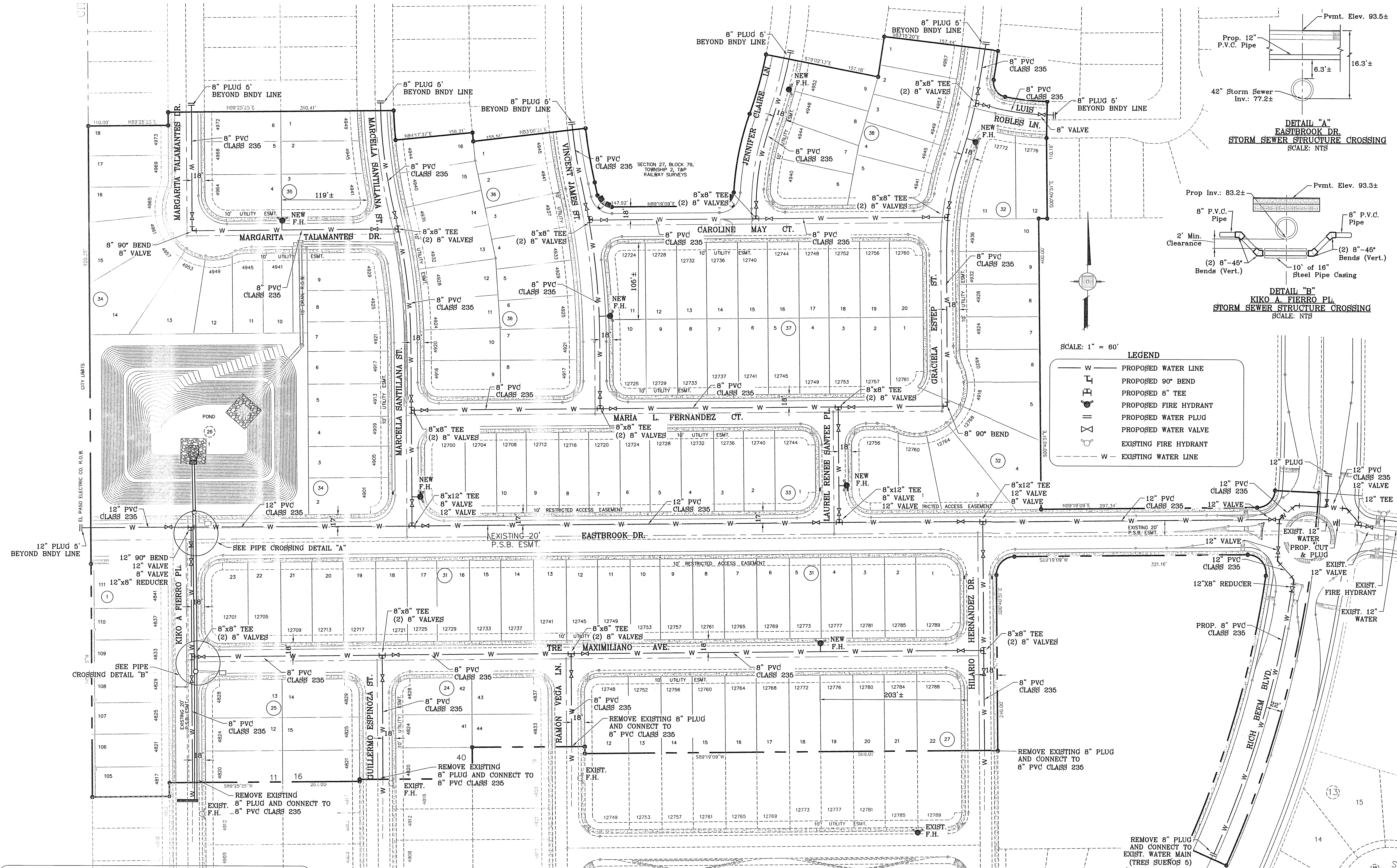


ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

REVIEWED

ILLUMINATION AND TRAFFIC CONTROL PLAN

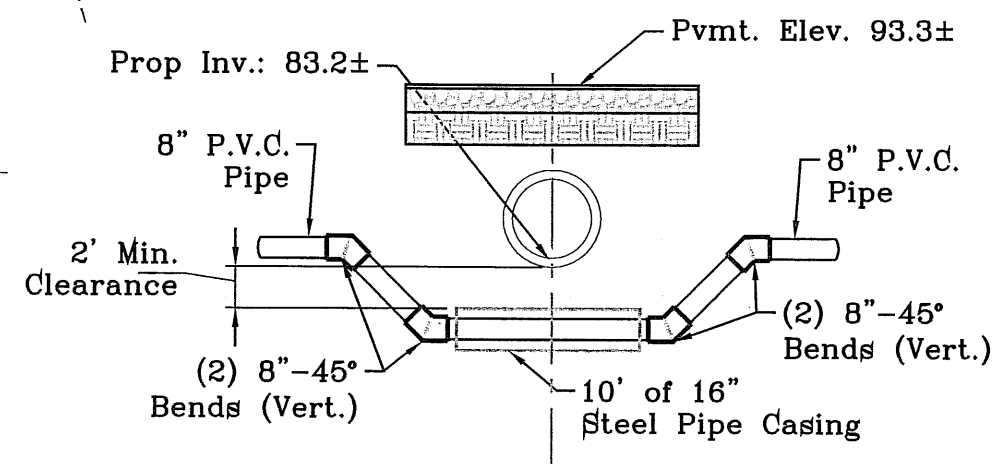
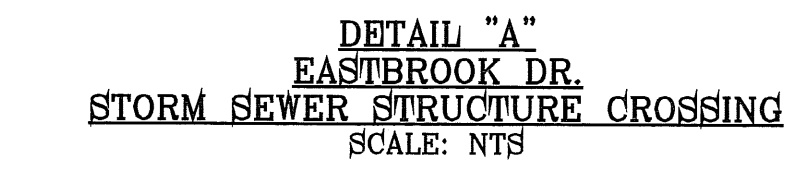
FILE LOCATION S:_Subdivisions\TRES SUEÑOS 7\DWG\WATER PLOTTED ON Tuesday, May 22, 2012 11:43:04 AM BY RUBEN RIVERA



SCALE: 1" = 60'

LEGEND

- W — PROPOSED WATER LINE
- └─┘ PROPOSED 90° BEND
- ├─┤ PROPOSED 8" TEE
- ⊕ PROPOSED FIRE HYDRANT
- ⊖ PROPOSED WATER PLUG
- ⊘ PROPOSED WATER VALVE
- ⊙ EXISTING FIRE HYDRANT
- W — EXISTING WATER LINE



EPWU-PSB NOTES:

- PUBLIC WATER AND SEER UTILITY WORK SHALL NO BE PERFORMED BY THE CONTRACTOR UNTIL A DEVELOPMENT AGREEMENT HAS BEEN EXECUTED BETWEEN THE OWNER AND EPWU-PSB.
- CONSTRUCTION OF THE PUBLIC WATER AND SEWER SYSTEM INCLUDING MATERIALS AND TESTING SHALL CONFORM TO EPWU-PSB. STANDARD SPECIFICATIONS FOR THE INSTALLATION OF WATER MAINS, SEWER MAINS, AND RELATED APPURTENANCES.
- DURING THE SITE IMPROVEMENT WORK, THE CONTRACTOR SHALL SAFEGUARD ALL THE EXISTING SEWER MAINS AND APPURTENANT STRUCTURES AND SHALL VERIFY LOCATION AND DEPTH PRIOR TO CONSTRUCTION

STREET NAMES	LENGTH, SIZE AND TYPE OF PIPE
HILARIO HERNANDEZ DR.	INSTALL 307 FEET OF 8" P.V.C. PIPE (CLASS 235)
MARIA L. FERNANDEZ CT.	INSTALL 738 FEET OF 8" P.V.C. PIPE (CLASS 235)
GRACIELA ESTEP DR.	INSTALL 489 FEET OF 8" P.V.C. PIPE (CLASS 235)
KIKO A. FIERRO PL.	INSTALL 323 FEET OF 8" P.V.C. PIPE (CLASS 235)
KIKO A. FIERRO PL.	INSTALL 20 FEET OF 12" P.V.C. PIPE (CLASS 235)
EASTBROOK DR.	INSTALL 1,512 FEET OF 12" P.V.C. PIPE (CLASS 235)
MARGARITA TALAMANTES DR.	INSTALL 461 FEET OF 8" P.V.C. PIPE (CLASS 235)
MARCELLA SANTILLANA ST.	INSTALL 590 FEET OF 8" P.V.C. PIPE (CLASS 235)

STREET NAMES	LENGTH, SIZE AND TYPE OF PIPE
RICHARD FLORES AVE.	INSTALL 1,090 FEET OF 8" P.V.C. PIPE (CLASS 235)
JENNIFER CLAIRE LN.	INSTALL 238 FEET OF 8" P.V.C. PIPE (CLASS 235)
LUIS ROBLES LN.	INSTALL 113 FEET OF 8" P.V.C. PIPE (CLASS 235)
CAROLINE MAY CT.	INSTALL 494 FEET OF 8" P.V.C. PIPE (CLASS 235)
VINCENT JAMES ST.	INSTALL 399 FEET OF 8" P.V.C. PIPE (CLASS 235)
LAUREL RENEE SANTEE PL.	INSTALL 164 FEET OF 8" P.V.C. PIPE (CLASS 235)
RAMON VEGA LN.	INSTALL 128 FEET OF 8" P.V.C. PIPE (CLASS 235)
GUILLERMO EXPINOZA ST.	INSTALL 170 FEET OF 8" P.V.C. PIPE (CLASS 235)

ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

REVIEWED

BENCHMARK
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32
DATE 05/05/12
BY R.R.
REVISIONS CITY REDLINES AS PER 05/03/12 COMMENTS STREET NAME CHANGES
05/18/12 R.R.
05/21/12 CITY REDLINES AS PER 05/21/12 COMMENTS

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES

SCALE
HORIZ. 1" = 60'
VERT. 1" = 60'
DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 508-72

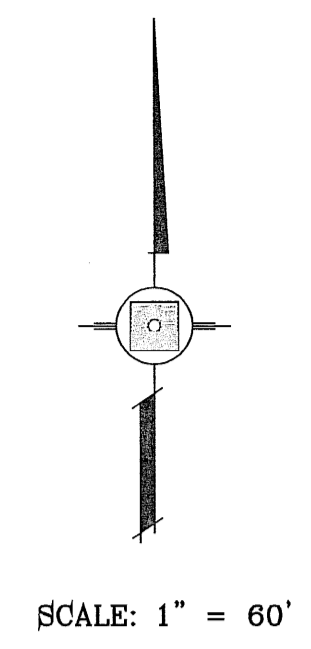
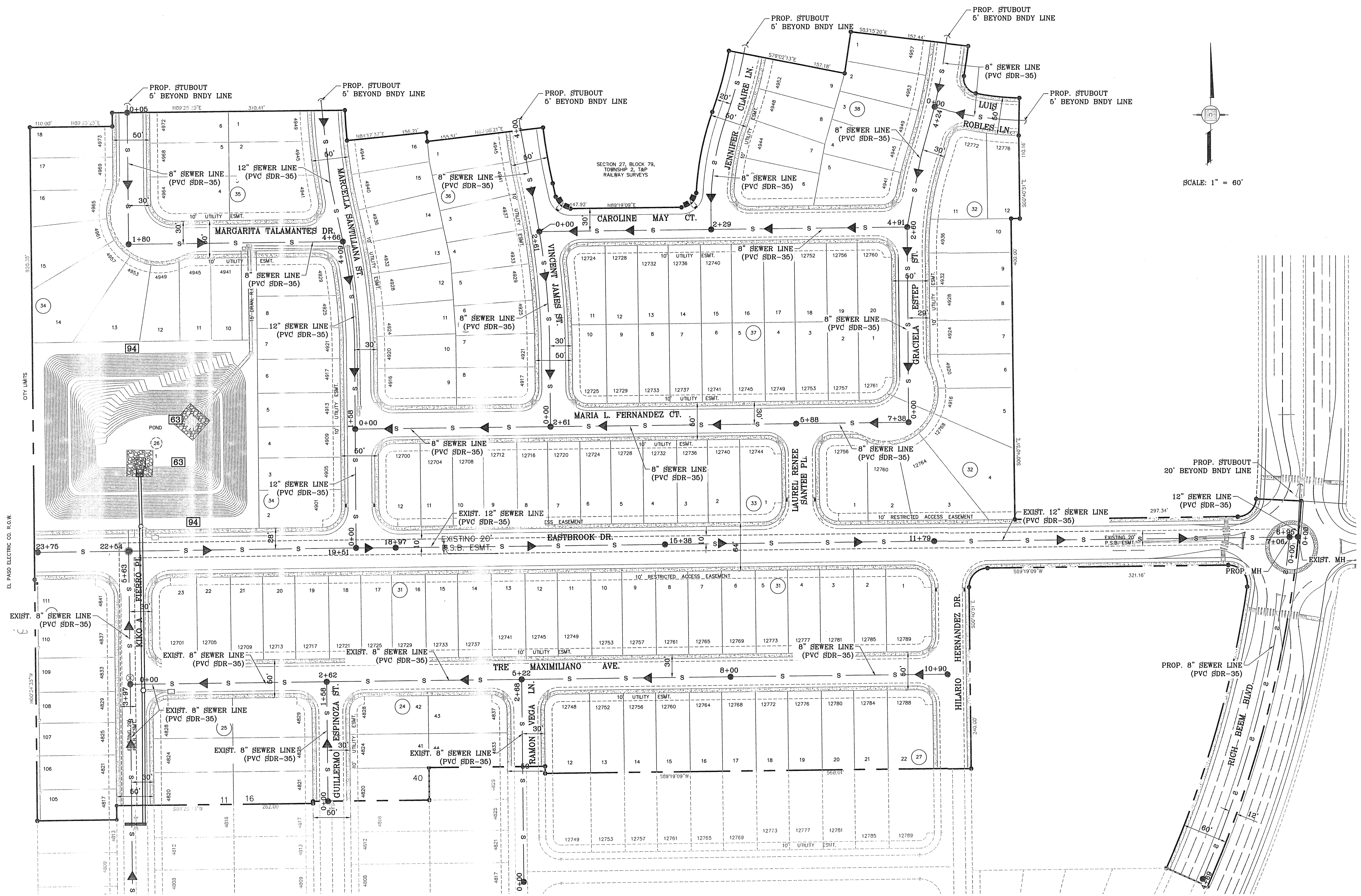


CONDE INC.
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6080 SURETY DR. STE 100
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286



SHEET TITLE
WATER DISTRIBUTION PLAN
SHT 31 OF 37

FILE LOCATION: S:\Subdivision\TRES SUEÑOS 7.DWG\SEWER PLOTTED ON Tuesday, May 22, 2012 11:44:08 AM BY RUBEN RIVERA



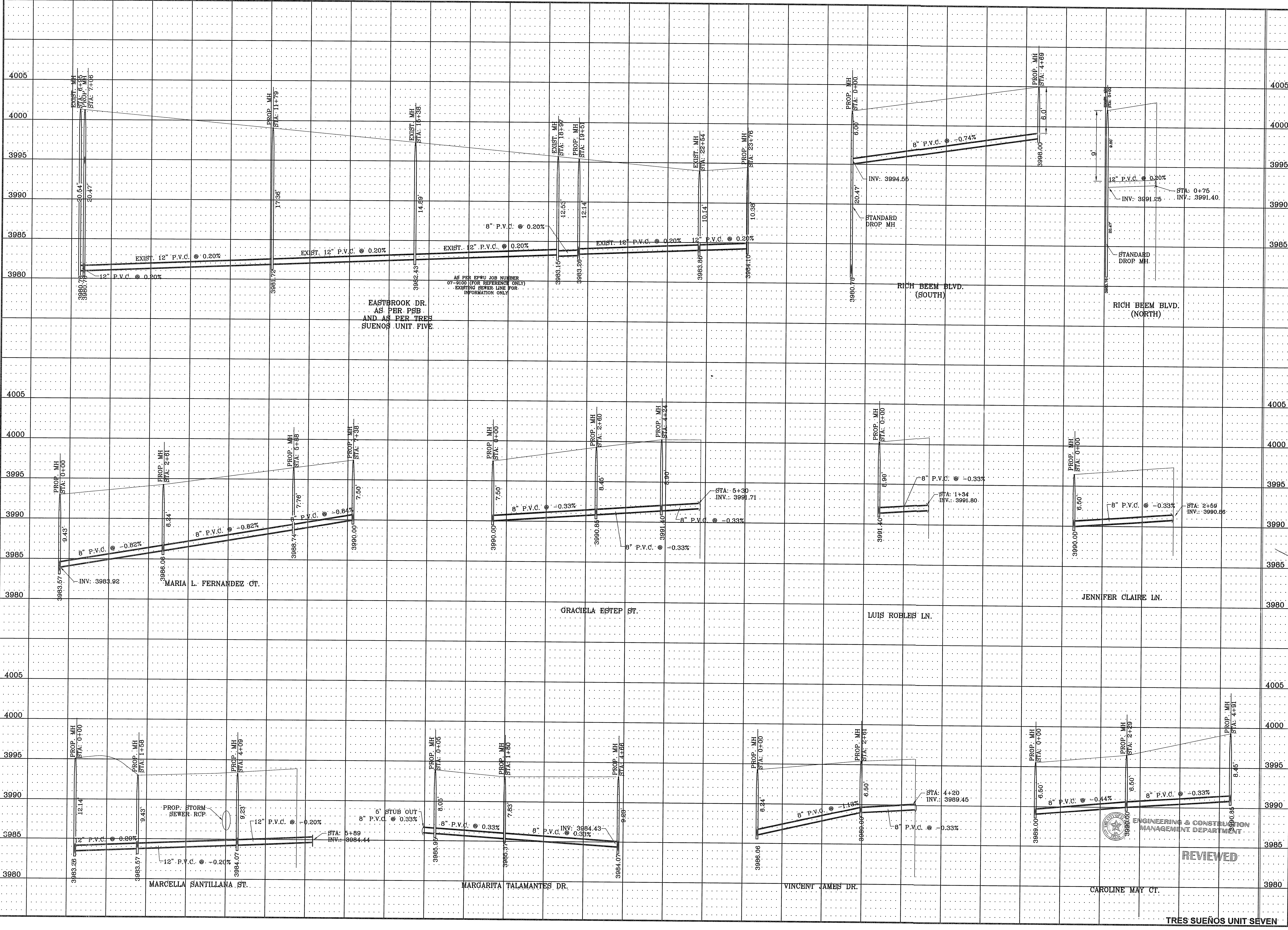
EPWU-PSB NOTES:

1. PUBLIC WATER AND SEWER UTILITY WORK SHALL NOT BE PERFORMED BY THE CONTRACTOR UNTIL A DEVELOPMENT AGREEMENT HAS BEEN EXECUTED BETWEEN THE OWNER AND EPWU-PSB.
2. CONSTRUCTION OF THE PUBLIC WATER AND SEWER SYSTEM INCLUDING MATERIAL AND TESTING SHALL CONFORM TO EPWU-PSB STANDARD SPECIFICATIONS FOR THE INSTALLATION OF WATER MAINS, SEWER MAINS, AND RELATED APPURTENANCES.
3. DURING THE SITE IMPROVEMENT WORK, THE CONTRACTOR SHALL SAFEGUARD ALL THE EXISTING SEWER MAINS AND APPURTENANCE STRUCTURES AND SHALL VERIFY LOCATION AND DEPTH PRIOR TO CONSTRUCTION

<p>CONDE INC. ENGINEERING / PLANNING SURVEYING / GPS 6090 SURETY DR. STE. 100 EL PASO, TEXAS 79905 PHONE: (915) 592-0283 FAX: (915) 592-0286</p>		<p>ENGINEER'S SEAL </p>												
<p>CONDE INC. REGISTRATION No. P-2321</p>		<p>ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT</p>												
<p>REVIEWED</p>		<p>SANITARY SEWER DISTRIBUTION PLAN</p>												
<p>SHEET TITLE</p>		<p>SHT 32 OF 37</p>												
<p>SCALE HORIZ: 1" = 60' VERT: 1" = 60' DATE: MARCH 2012 DESIGN BY: Y.C. INITIATED BY: R.R. CHECKED BY: Y.C. JOB NO.: 508-72</p>		<p>PROJECT NAME TRES SUEÑOS UNIT SEVEN BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEY, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.466 ACRES</p>												
<p>BENCHMARK CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN. ELEVATION 4004.32</p>		<p>REVISIONS</p> <table border="1"> <tr> <th>DATE</th> <th>REVISIONS</th> <th>BY</th> </tr> <tr> <td>05/03/12</td> <td>CITY REDLINES AS PER 05/03/12 COMMENTS</td> <td>R.R.</td> </tr> <tr> <td>05/18/12</td> <td>STREET NAME CHANGES</td> <td>R.R.</td> </tr> <tr> <td>05/21/12</td> <td>CITY REDLINES AS PER 05/21/12 COMMENTS</td> <td>R.R.</td> </tr> </table>	DATE	REVISIONS	BY	05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS	R.R.	05/18/12	STREET NAME CHANGES	R.R.	05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.
DATE	REVISIONS	BY												
05/03/12	CITY REDLINES AS PER 05/03/12 COMMENTS	R.R.												
05/18/12	STREET NAME CHANGES	R.R.												
05/21/12	CITY REDLINES AS PER 05/21/12 COMMENTS	R.R.												

TRES SUEÑOS UNIT SEVEN

FILE LOCATION S:\Subdivisions\TRES SUEÑOS\DWG\SEWER PLOTTED ON Tuesday, May 22, 2012 11:44:33 AM BY RUBEN RIVERA



EASTBROOK DR.
AS PER PSB
AND AS PER TRES
SUEÑOS UNIT FIVE.

MARIA L. FERNANDEZ CT.

GRACIELA ESTEP ST.

VINCENT JAMES DR.

CAROLINE MAY CT.

MARCELLA SANTILLANA ST.

MARGARITA TALAMANTES DR.

LUIS ROBLES LN.

JENNIFER CLAIRE LN.

RICH BEEM BLVD.
(SOUTH)

RICH BEEM BLVD.
(NORTH)

REVIEWED

CONDE INC.
ENGINEERING / PLANNING
SURVEYING / GPS
6080 SURVEY DR. STE 00
EL PASO, TEXAS 79905
PHONE: (915) 592-0283
FAX: (915) 592-0286

STATE OF TEXAS
REGISTERED PROFESSIONAL ENGINEER
No. 64648
JENNIFER CLAIRE

DATE: MARCH 2012
DESIGN BY: Y.C.
INITIATED BY: R.R.
CHECKED BY: Y.C.
JOB NO.: 508-72

CONDE INC.
REGISTRATION No. P-2321

**ENGINEERING & CONSTRUCTION
MANAGEMENT DEPARTMENT**

**SANITARY
SEWER
PROFILES**

TRES SUEÑOS UNIT SEVEN
BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2,
TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS,
CONTAINING: 27.465 ACRES

PROJECT NAME
TRES SUEÑOS UNIT SEVEN

BENCHMARK
CITY MONUMENT AT THE CENTERLINE INTERSECTION
OF RICH BEEM BLVD. AND ENRIQUE GOMEZ LN.
ELEVATION 4004.32

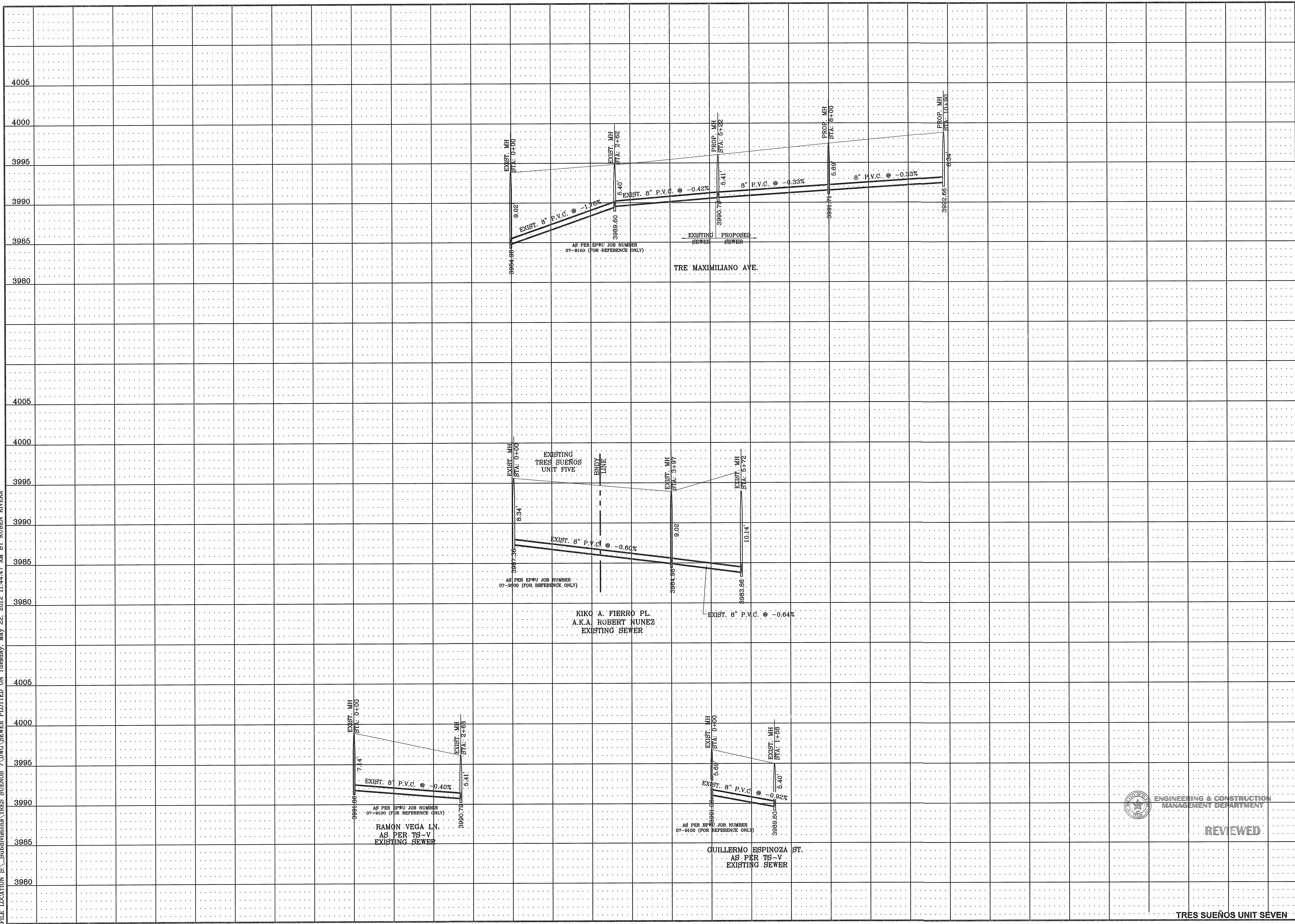
REVISIONS
DATE
05/03/12 CITY REDLINES AS PER 05/03/12 COMMENTS R.R.
05/19/12 STREET NAME CHANGES R.R.
05/21/12 CITY REDLINES AS PER 05/21/12 COMMENTS R.R.

SCALE
HORIZ: 1" = 60'
VERT: 1" = 60'

SHEET TITLE
SANITARY SEWER PROFILES

SHT 33 OF 37

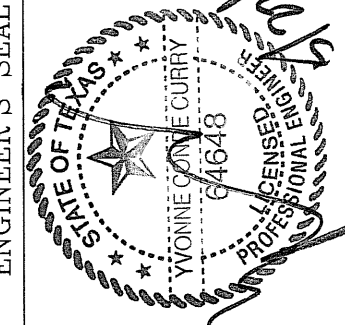
FILE LOCATION: S:_Subdivisions\TRES SUEÑOS 7\DWG\SEWER PLOTTED ON Tuesday, May 22, 2012 11:44:47 AM BY RUBEN RIVERA




BENCHMARK	
CITY MOUNTAIN AT THE CENTERLINE INTERSECTION OF BOULEVARD AND ENRIQUE GOMEZ LN	ELEVATION 4004.32
DATE	05/03/12
REVISIONS	CITY REDLINES AS PER 05/03/12 COMMENTS
BY	R.R.

PROJECT NAME
TRES SUEÑOS UNIT SEVEN
 BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EDWARDS COUNTY, TEXAS. CONTAINING: 27.466 ACRES

SCALE
 HORIZ: 1" = 60'
 VERT: 1" = 60'
 DATE: MARCH 2012
 DESIGN BY: Y.C.
 INITIATED BY: R.R.
 CHECKED BY: Y.C.
 JOB NO.: 508-72

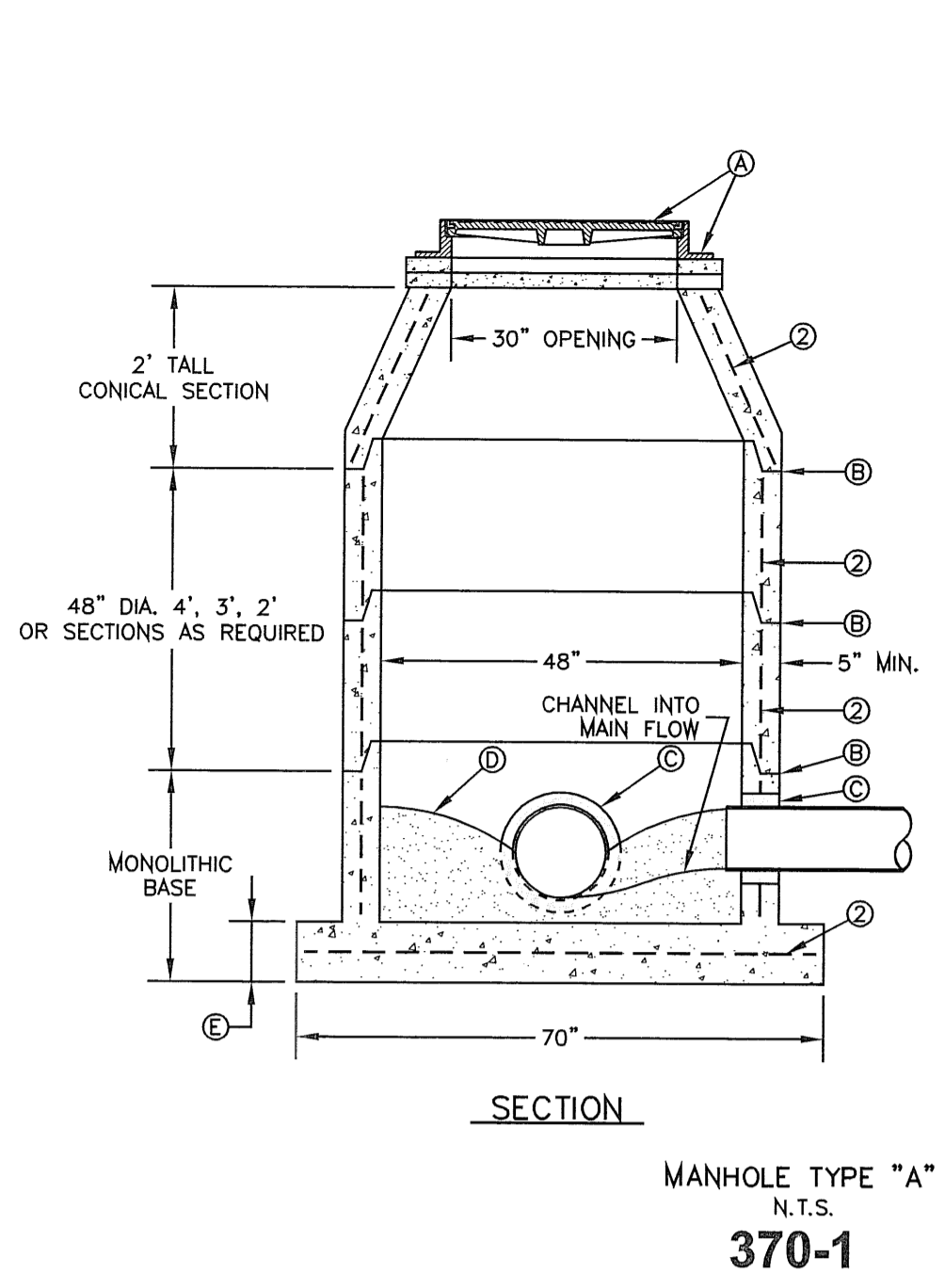
ENGINEER'S SEAL

 Y.C. CURRY
 PROFESSIONAL ENGINEER
 STATE OF TEXAS
 LICENSE NO. 64643

CONDE INC.
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 6080 SURETY DR. STE 00
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 PHONE: (915) 592-0283
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ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

REVIEWED
SANITARY SEWER PROFILES
 SHT 34 OF 37

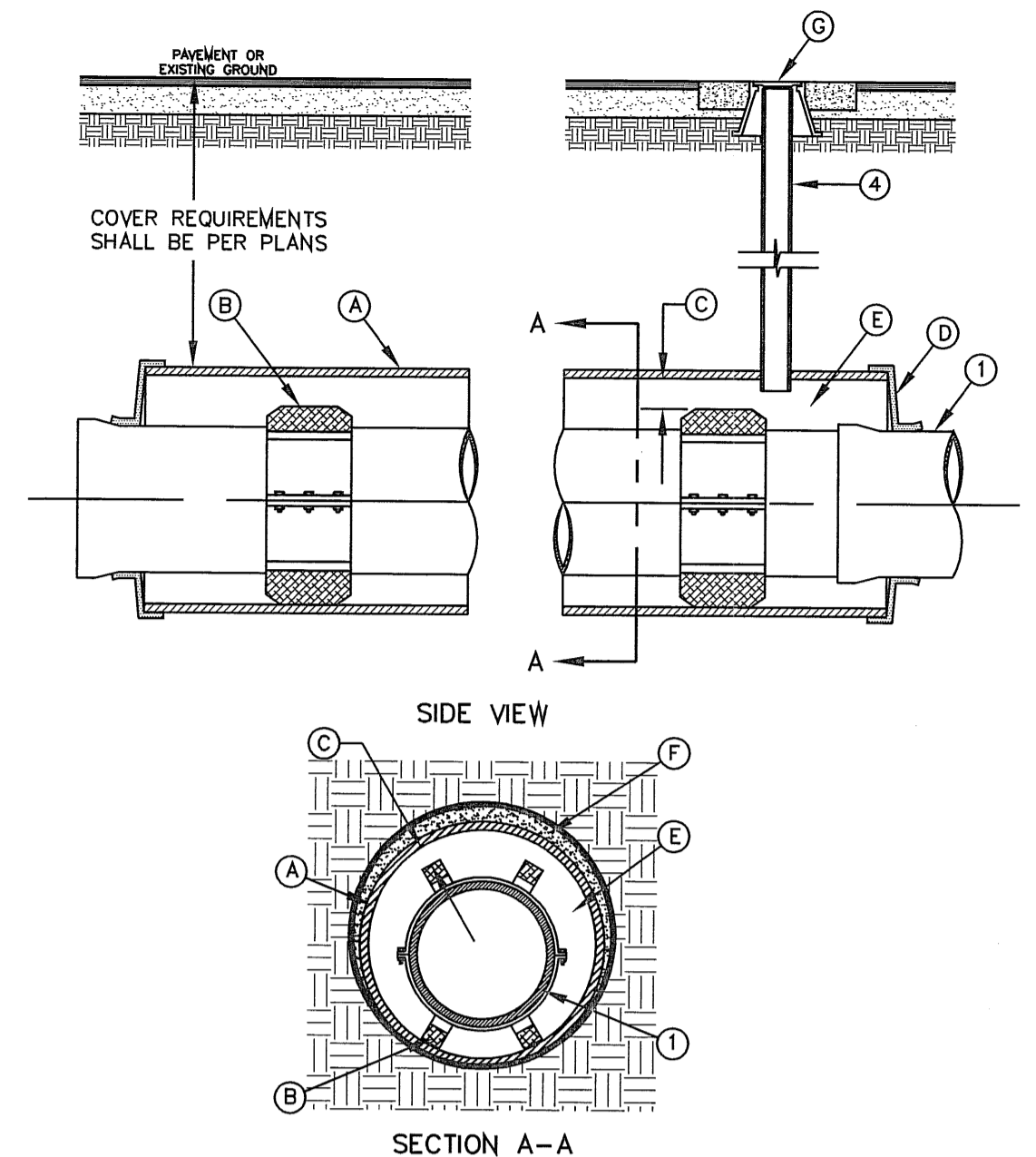
TRES SUEÑOS UNIT SEVEN

FILE LOCATION s:_Subdivisions\TRES SUEÑOS 7\DWG\Wks NOTES AND DETAILS PLOTTED ON Monday, May 21, 2012 10:48:45 AM BY RUBEN RIVERA



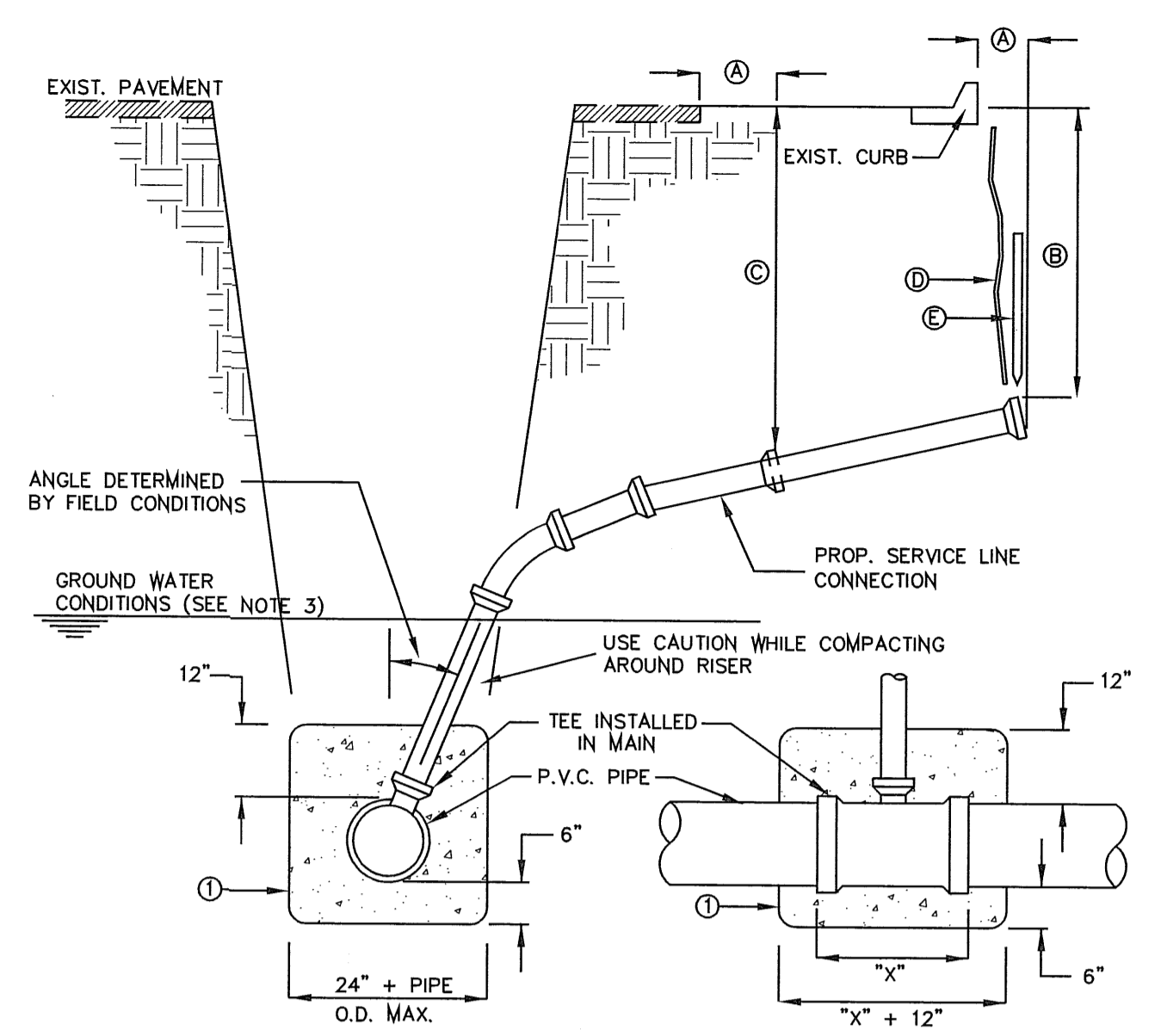
MANHOLE TYPE "A"
N.T.S.
370-1

- GENERAL NOTES:**
1. MANHOLE TYPE "A" SHALL BE USED FOR LINES 21" AND SMALLER.
 2. PRE-CAST MANHOLE SECTIONS SHALL BE OF REINFORCED CONCRETE CONFORMING TO ASTM C-478 AND SHALL MEET HS-20 LOADING. PROVIDE REINFORCEMENT WITHIN 3" @ OPENINGS OR KNOCKOUTS, OPENINGS (UP TO 8") MADE IN FIELD SHALL BE CORE DRILLED.
 3. GROUT SHALL BE TYPE I-II, PER ASTM C-150, AND MUST CONTAIN A MINIMUM OF 4% FLY ASH OF THE TOTAL MANHOLE WEIGHT.
 4. THE BASE & RISER SHALL BE INTEGRALLY CAST. CONCRETE SHALL BE MIN. 28 DAY COMPRESSIVE STRENGTH 4000psi.
 5. MANUFACTURER TO PROVIDE LIFTERS OF ADEQUATE SIZE AS NEEDED.
 6. THE SUBGRADE UNDER THE BASE SHALL BE COMPACTED TO 95% DENSITY IN ACCORDANCE WITH ASTM D-1557.
 7. MANHOLES BELOW GROUNDWATER TO BE EXTERNALLY AND INTERNALLY COATED WITH BITUMINOUS COATING.
- CONSTRUCTION KEY NOTES:**
- A. MANHOLE RING AND COVER (SEE DETAILS 377 & 378). SET FRAME AND COVER FLUSH WITH ROADWAY SURFACE OR FINISHED GRADE (SEE DETAIL 185).
 - B. ALL JOINTS TO BE TONGUE, GROOVE AND SEALED WITH RAM-NEK OR APPROVED EQUAL.
 - C. PIPE OPENINGS/KNOCKOUTS AS REQUIRED TO FIT PIPE SIZE AND SHALL HAVE FLEXIBLE PIPE TO MANHOLE CONNECTORS (COMPRESSION TYPE ASTM-923), "KOR-N-SEAL" OR APPROVED EQUAL. GROUT AS REQUIRED.
 - D. GROUT AS REQUIRED.
 - E. CONCRETE BASE SHALL BE 8" FOR MH'S UP TO 12" DEEP AND 12" FOR DEPTHS GREATER THAN 12".



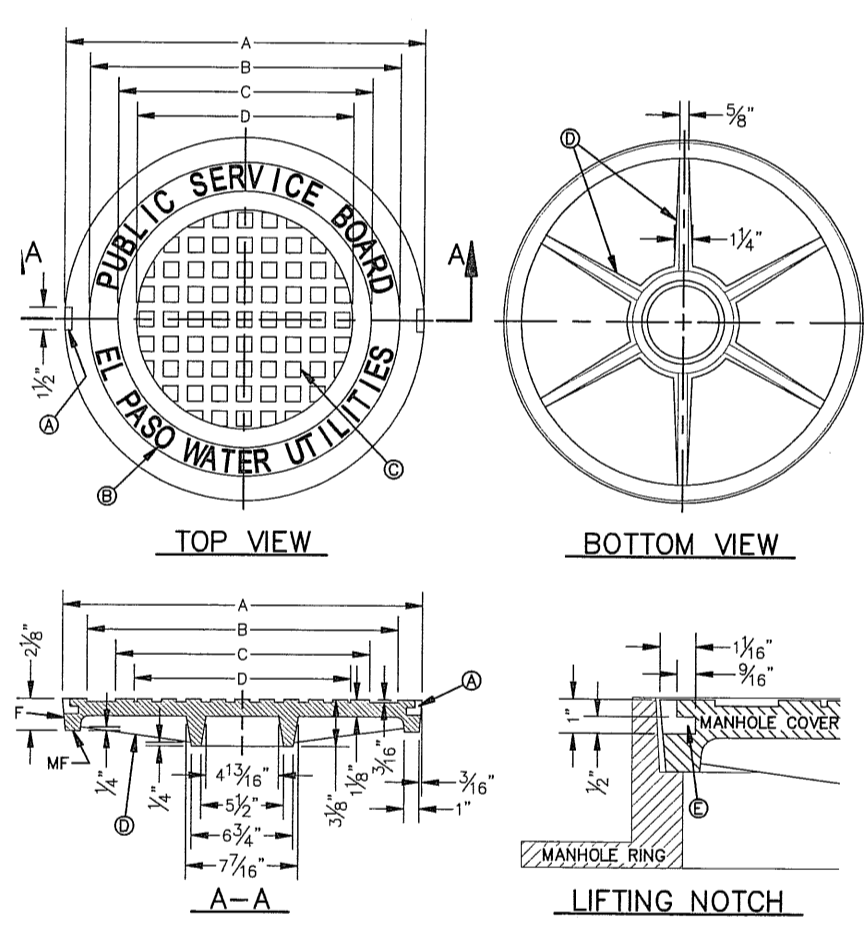
CARRIER PIPE INSTALLATION
WITH CASING INSULATORS
N.T.S.
180

- GENERAL NOTES:**
1. INSTALLATION FOR APPROVED CARRIER PIPE.
 2. CASING SHALL BE INSTALLED USING EITHER JACKING, BORING OR TUNNELING METHODS FROM THE END WHICH CREATES A MINIMUM OF ACCESS AND RELOCATION PROBLEMS.
 3. INSULATED SPACERS SHALL BE USED WHEN SPECIFIED, TO PROVIDE CORROSION PROTECTION.
 4. PRECAUTIONARY OUTLET (6") WITH BONNET BOX AND COVER SHALL BE USED WHEN REQUIRED BY OTHER GOVERNING AGENCIES.
- CONSTRUCTION KEY NOTES:**
- A. STEEL CASING MINIMUM YIELD 36000 PSI, SIZE AND LENGTH AS SPECIFIED.
 - B. CASING INSULATORS, SPACING AND LOCATION PER MANUFACTURER'S RECOMMENDATIONS. INSULATORS SHALL FIT SNUG OVER THE CARRIER PIPE.
 - C. POSITION CARRIER PIPE APPROXIMATELY IN CENTER OF CASING. MINIMUM SPACING BETWEEN INSULATOR AND CARRIER PIPE SHALL BE 1", MAXIMUM SPACING SHALL BE 2".
 - D. END SHALL BE SEALED WITH BRICK AND MORTAR, BULKHEAD AND GROUT, OR WITH SYNTHETIC RUBBER SEAL AS SPECIFIED.
 - E. ANNULAR SPACE SHALL BE LEFT OPEN FOR CATHODICALLY PROTECTED SYSTEM WHERE BOTH CASING AND CARRIER PIPE ARE METALLIC MATERIAL, OR AS OTHERWISE SPECIFIED.
 - F. PRESSURE GROUT ANNULAR SPACE OUTSIDE CASING AFTER CASING IS INSTALLED.
 - G. BONNET BOX AND COVER (SEE DETAILS 268, 269-1 & 269-2) SET FRAME AND COVER FLUSH WITH ROADWAY SURFACE OR FINISHED GRADE (SEE DETAIL 260).



SEWER SERVICE RISER
AND SERVICE LINE CONNECTION
N.T.S.
391

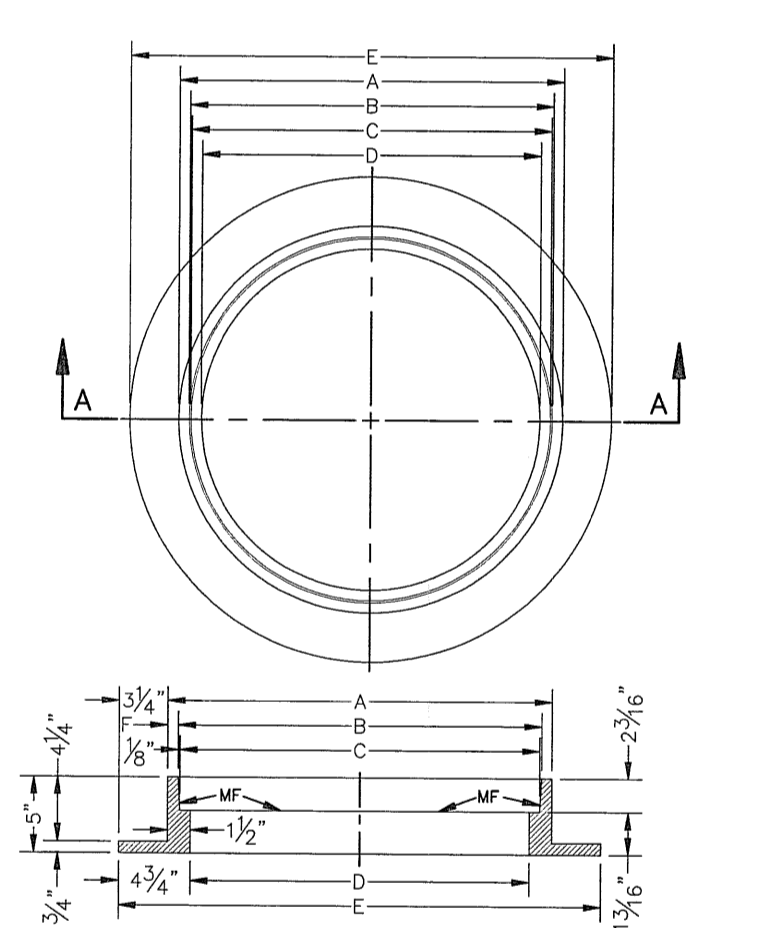
- GENERAL NOTES:**
1. IN GROUNDWATER CONDITIONS ONLY, P.V.C. SADDLES OR TEES ARE TO BE ENCASED WITH CLASS B CONCRETE.
 2. UNDER CERTAIN CONDITIONS FIELD INVESTIGATIONS WILL BE REQUIRED TO DETERMINE THE ADEQUACY OF THE DEPTH ON THE LATERAL.
 3. WHEN GROUND WATER IS ENCOUNTERED SERVICE RISER SHALL BE EXTENDED ABOVE ANTICIPATED WATER TABLE LEVEL.
- CONSTRUCTION KEY NOTES:**
- A. CONTRACTOR TO INSTALL SEWER SERVICE LINE FROM THE MAIN TO A LOCATION 6" BEHIND THE CURB OR 18" BEYOND THE EDGE OF PAYMENT, UNLESS CONDITIONS REQUIRE OTHERWISE.
 - B. 18" FOR STANDARD SUBDIVISION, 3.5' FOR SUBDIVISIONS WITH ON-SITE PONDING OR FLAT TERRAIN.
 - C. RISERS OR LATERALS EXTENDING BEYOND EXISTING PAYING SHALL BE INSTALLED TO 3.5' MINIMUM TOP OF GROUND OR PAVEMENT, UNLESS CONDITIONS REQUIRE OTHERWISE.
 - D. PLASTIC METALLIC MARKING TAPE RISING TO WITHIN 6" OF GROUND SURFACE OR METALLIC DISK.
 - E. WOODEN STAKE (1"x2"x36") VERTICALLY PLACED AT PLUGGED END OF PROPOSED SERVICE LINE.



MANHOLE COVER	MANHOLE - ALL TYPES	*MANHOLE TYPE A, A1, A2 & C
A	31 3/4"	23 3/4"
B	28 3/4"	20 3/4"
C	24 3/4"	16 3/4"
D	21 3/4"	14 3/4"
WEIGHT	200 lbs.	165 lbs.

*OBsolete - DO NOT USE (FOR REFERENCE ONLY)

- GENERAL NOTES:**
1. MATCHING SURFACES MARKED "M" TO BE FINISHED TO ANY IRREGULARITIES THAT WOULD PREVENT A SNUG FIT.
 2. CASTING TO BE SMOOTH & VOID OF AIR HOLES.
 3. CASTING MUST MEET REQUIREMENTS OF AASHTO M306-07.
 4. AS-CAST DIMENSIONS MAY VARY 1/8" ± PER FOOT (AASHTO M306-07).
 5. WEIGHT MAY VARY 5% (AASHTO M306-07).
- CONSTRUCTION KEY NOTES:**
- A. LIFTING NOTCH.
 - B. 3/4" RAISED LETTERING.
 - C. 1" SQUARES 3/8" TALL WITH 1/8" SPACE BETWEEN REINFORCING REBS.
 - D. SLOT.

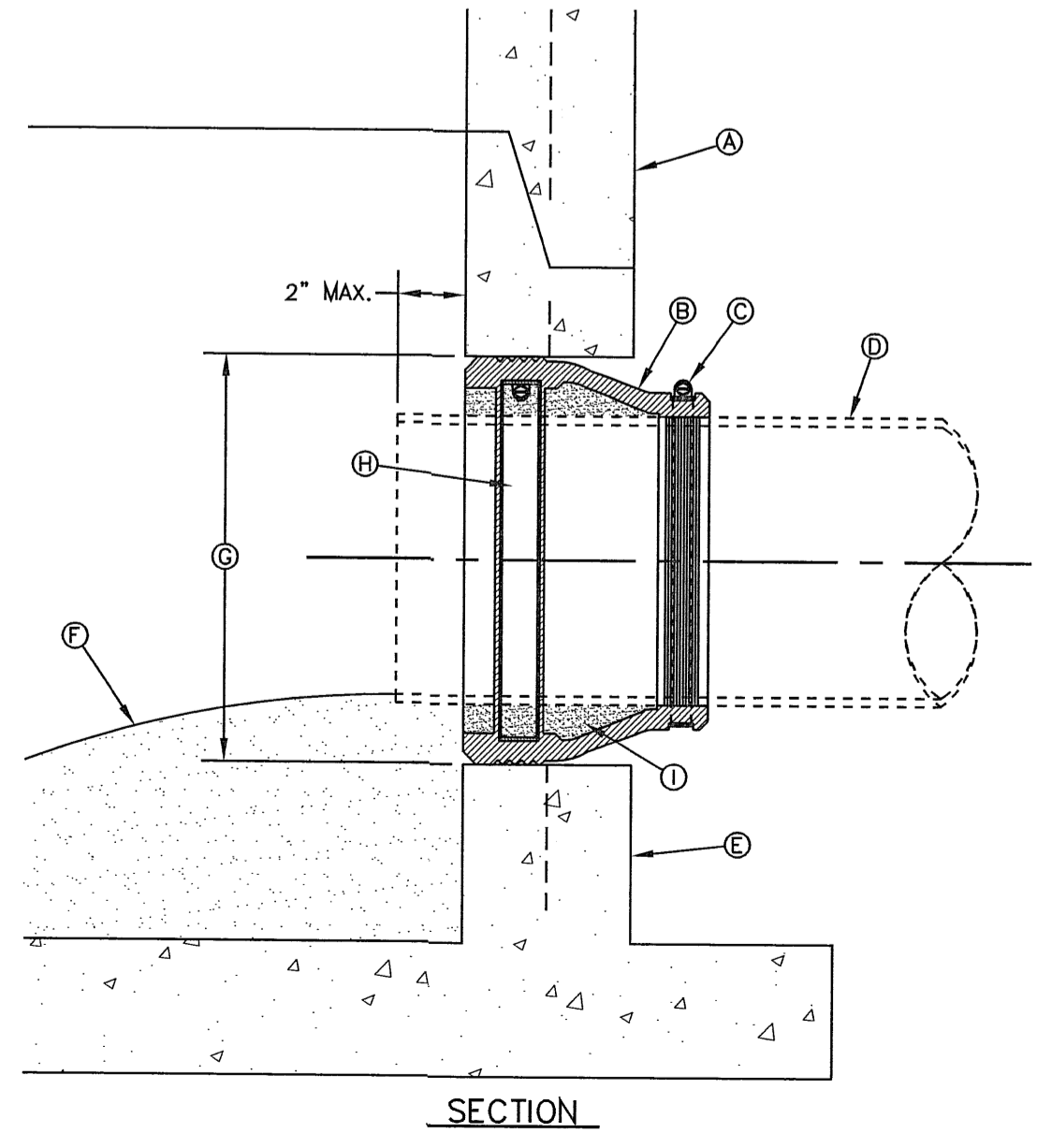
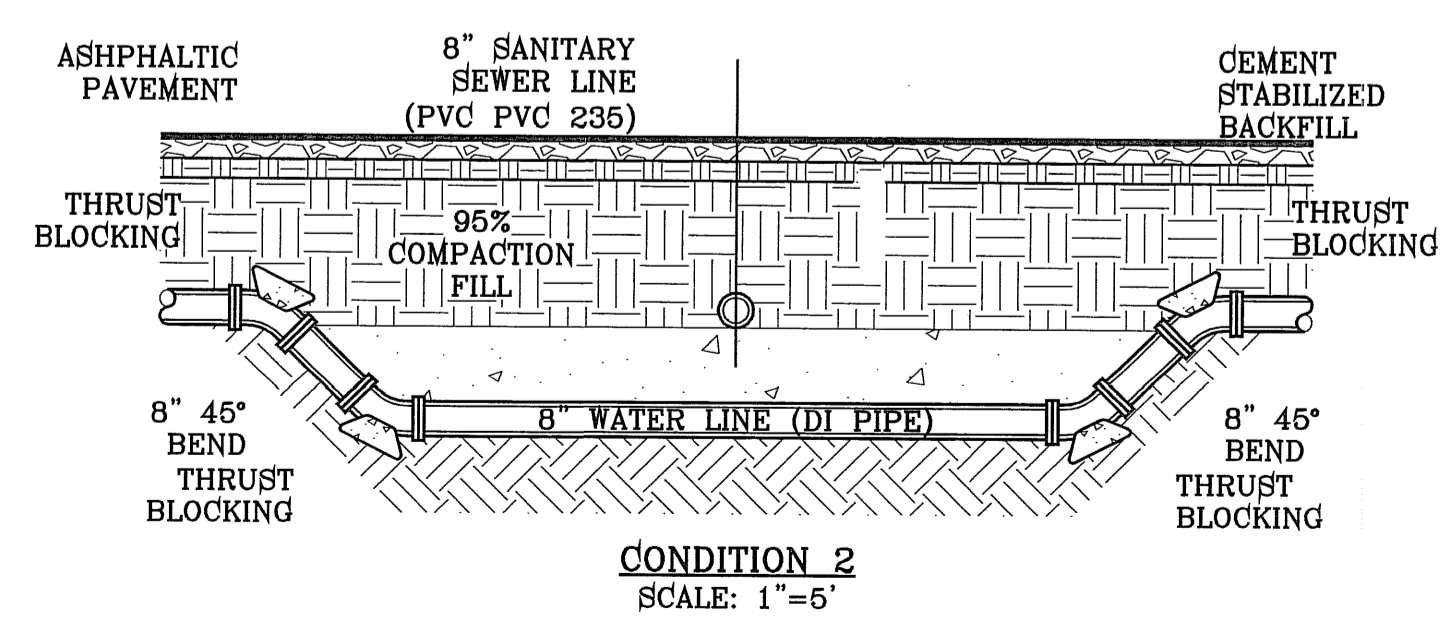
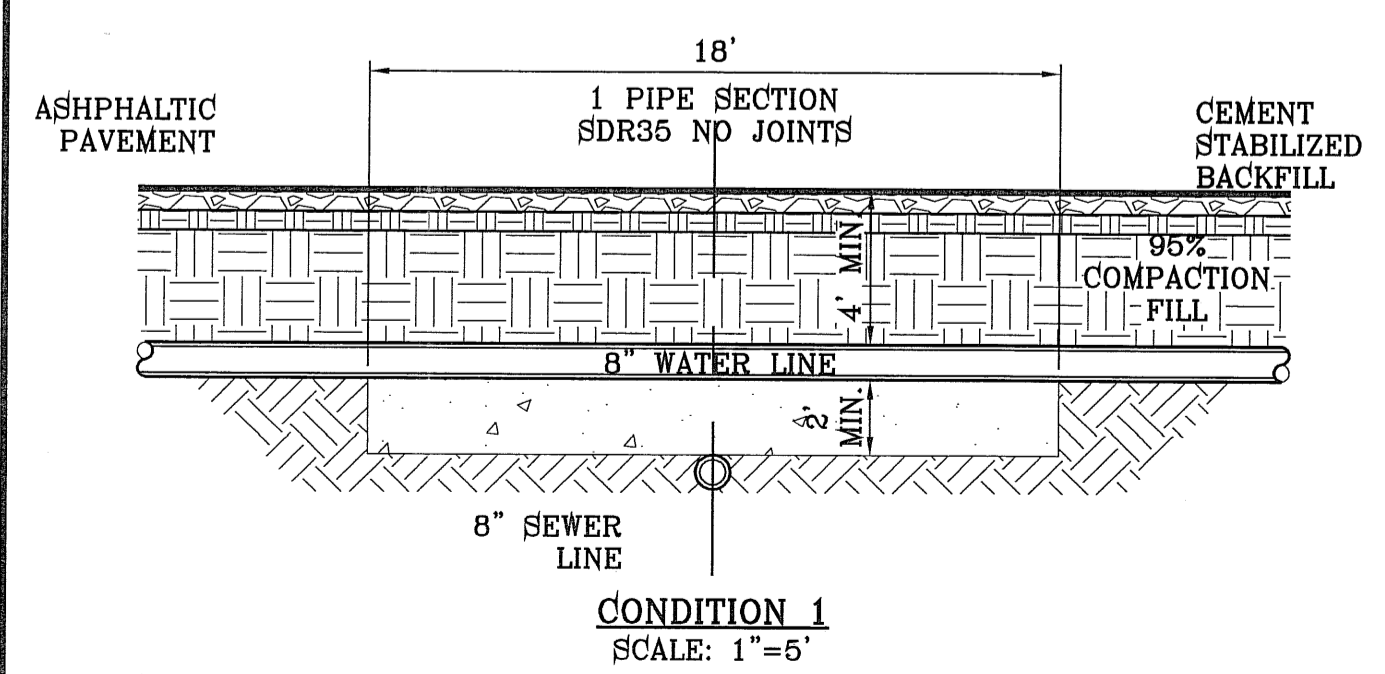


GENERAL NOTES:

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2. CASTING TO BE SMOOTH & VOID OF AIR HOLES.
3. CASTING MUST MEET REQUIREMENTS OF AASHTO M306-07.
4. AS-CAST DIMENSIONS MAY VARY 1/8" ± PER FOOT (AASHTO M306-07).
5. WEIGHT MAY VARY 5% (AASHTO M306-07).

MANHOLE RING	MANHOLE - ALL TYPES	*MANHOLE TYPE A, A1, A2 & C
A	33"	25 1/2"
B	31 1/2"	24"
C	31 1/2"	23 1/2"
D	30"	22 1/2"
E	29 1/2"	22"
F	26"	19 1/2"
WEIGHT	205 lbs.	170 lbs.

*OBsolete - DO NOT USE (FOR REFERENCE ONLY)



PIPE CONNECTION TO MANHOLE
N.T.S.
376

- GENERAL NOTES:**
- I. MANHOLE CONNECTOR SHALL BE KOR-N-SEAL OR EQUAL MEETING THE REQUIREMENTS OF ASTM C-923. CONNECTOR SHALL BE FURNISHED BY CONTRACTOR.
- CONSTRUCTION KEY NOTES:**
- A. PRECAST MANHOLE BARREL.
 - B. FLEXIBLE CONNECTOR.
 - C. PIPE CLAMP SS 316.
 - D. APPROVED PIPE.
 - E. PRECAST MANHOLE BASE.
 - F. GROUT AS REQUIRED TO FORM SMOOTH CHANNEL TO MANHOLE INVERT.
 - G. PIPE OPENINGS/KNOCKOUTS AS REQUIRED TO FIT PIPE SIZE.
 - H. EXPANSION BAND SS 316.
 - I. FILL SPACE WITH GROUT.

ENGINEERING & CONSTRUCTION
MANAGEMENT DEPARTMENT

REVIEWED

EL PASO WATER UTILITY DETAILS
NUMBERS:
180, 370-1, 376, 377, 378, 391

BENCHMARK

CITY MONUMENT AT THE CENTERLINE INTERSECTION OF FUGATE BLVD. AND ENRIQUE GONZALEZ BLVD.
ELEVATION 4004.32

DATE

REVISIONS

BY

PROJECT NAME

TRES SUEÑOS UNIT SEVEN

BEING A PORTION OF SECTION 07, BLOCK 79, TOWNSHIP 2, RANGE 10, COUNTY OF EL PASO, TEXAS.
CITY OF EL PASO, EL PASO COUNTY, TEXAS.
CONTAINING: 27.466 ACRES

SCALED

HORIZ: ---

VERT: ---

DATE: MARCH 2012

DESIGN BY: Y.C.

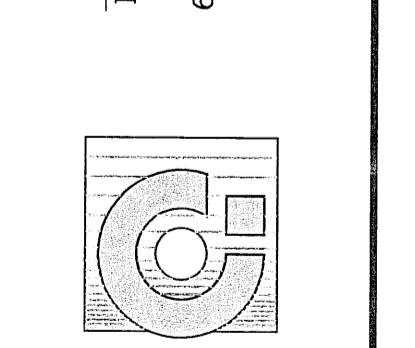
INITIATED BY: R.R.

CHECKED BY: Y.C.

JOB NO.: 508-72

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

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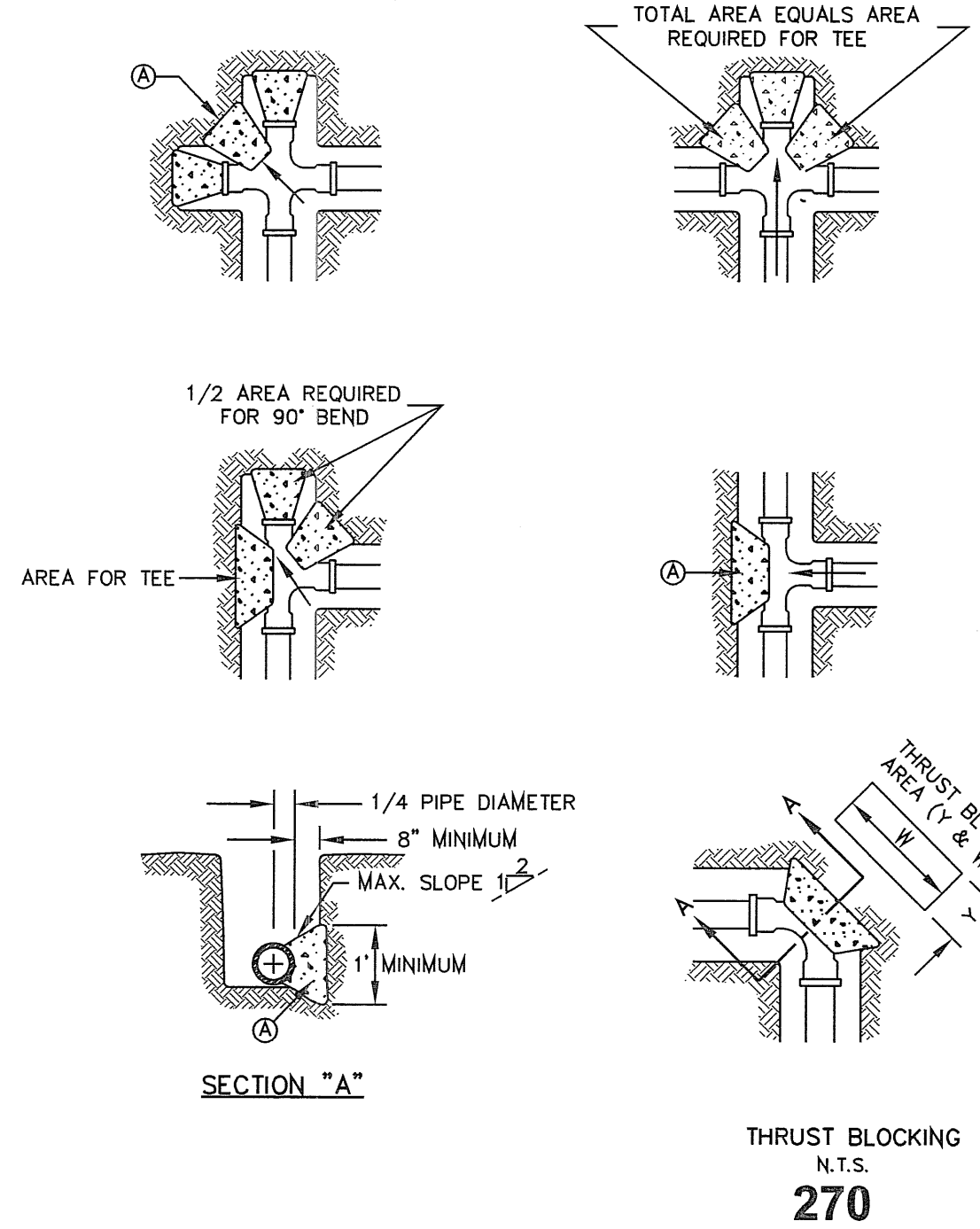


SHEET TITLE

SEWER DETAILS

SHT 35 OF 37

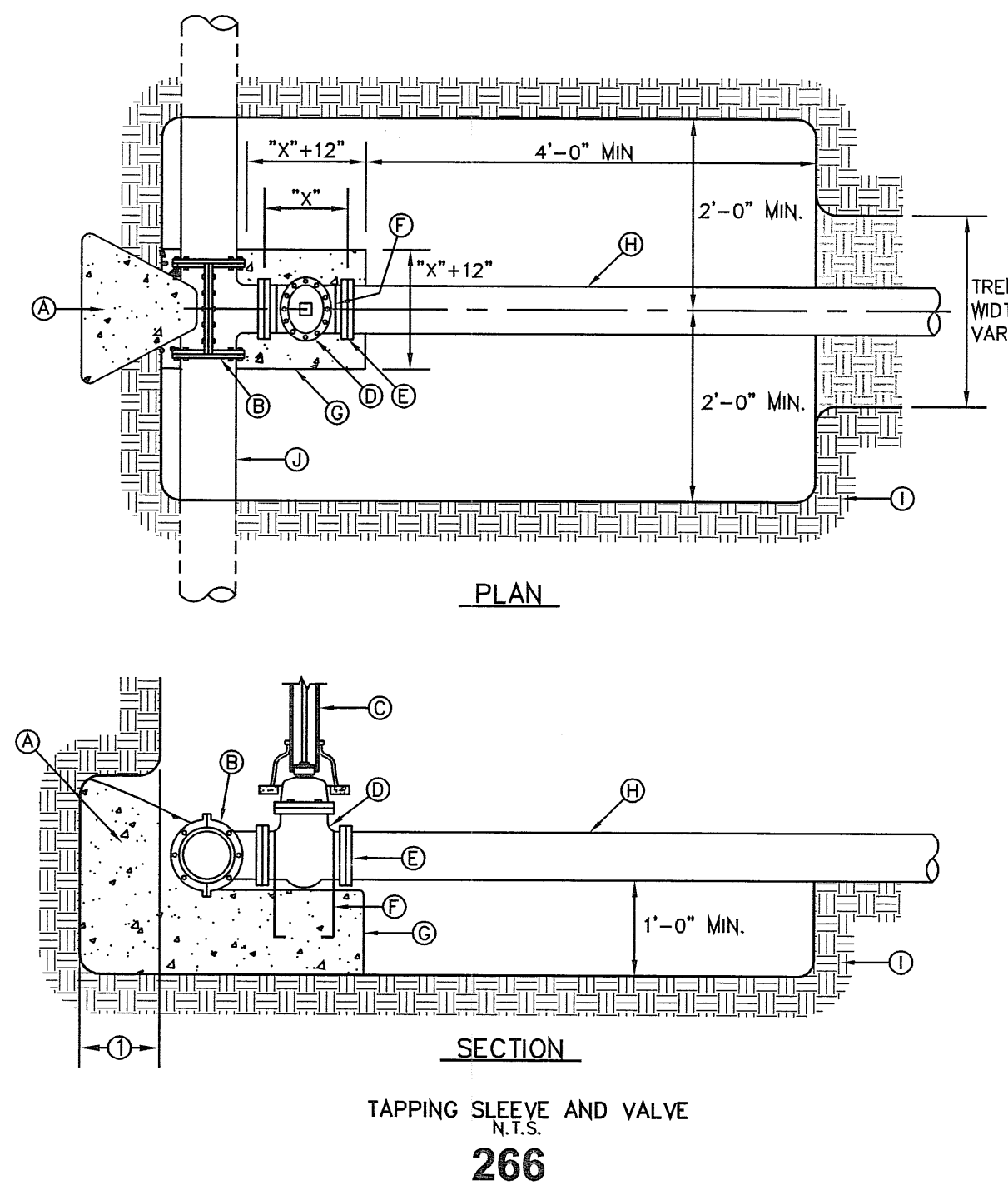
FILE LOCATION S:\Subdivision\TRES SUEÑOS 7.DWG W&S NOTES AND DETAILS PLOTTED ON Monday, May 21, 2012 10:49:15 AM BY RUBEN RIVERA



GENERAL NOTES:
 1. TABLE IS BASED ON 2000#/SQ. FT. SOIL. IF CONDITIONS ARE FOUND TO INDICATE SOIL BEARING IS LESS, THE AREAS SHALL BE INCREASED ACCORDINGLY.
 2. AREAS FOR PIPE LARGER THAN 18" SHALL BE CALCULATED.
 3. CONCRETE SHALL HAVE A MINIMUM COMPRESSION STRENGTH OF 2500 PSI.
 4. THRUST BLOCK IS TO EXTEND TO UNDISTURBED SOIL.
 5. SIZE MAY BE DECREASED FOR LESSER DEGREE BENDS AS DETERMINED BY ENGINEER.
 6. KEEP CONCRETE CLEAR OF M.J. OR BELL AND SPIGOT JOINTS.
 7. BLOCK IN A SIMILAR MANNER AT TEES, HYDRANTS, PLUG OR OTHER LOCATIONS AS REQUIRED.
 8. WHEN NECESSARY ADDITIONAL THRUST RESTRAINT METHODS MAY BE USED, SUCH AS MECHANICAL JOINT RESTRAINTS, TIE-RODS (INSTALLED PER MANUFACTURERS' RECOMMENDATIONS) OR OTHER APPROVED METHODS.

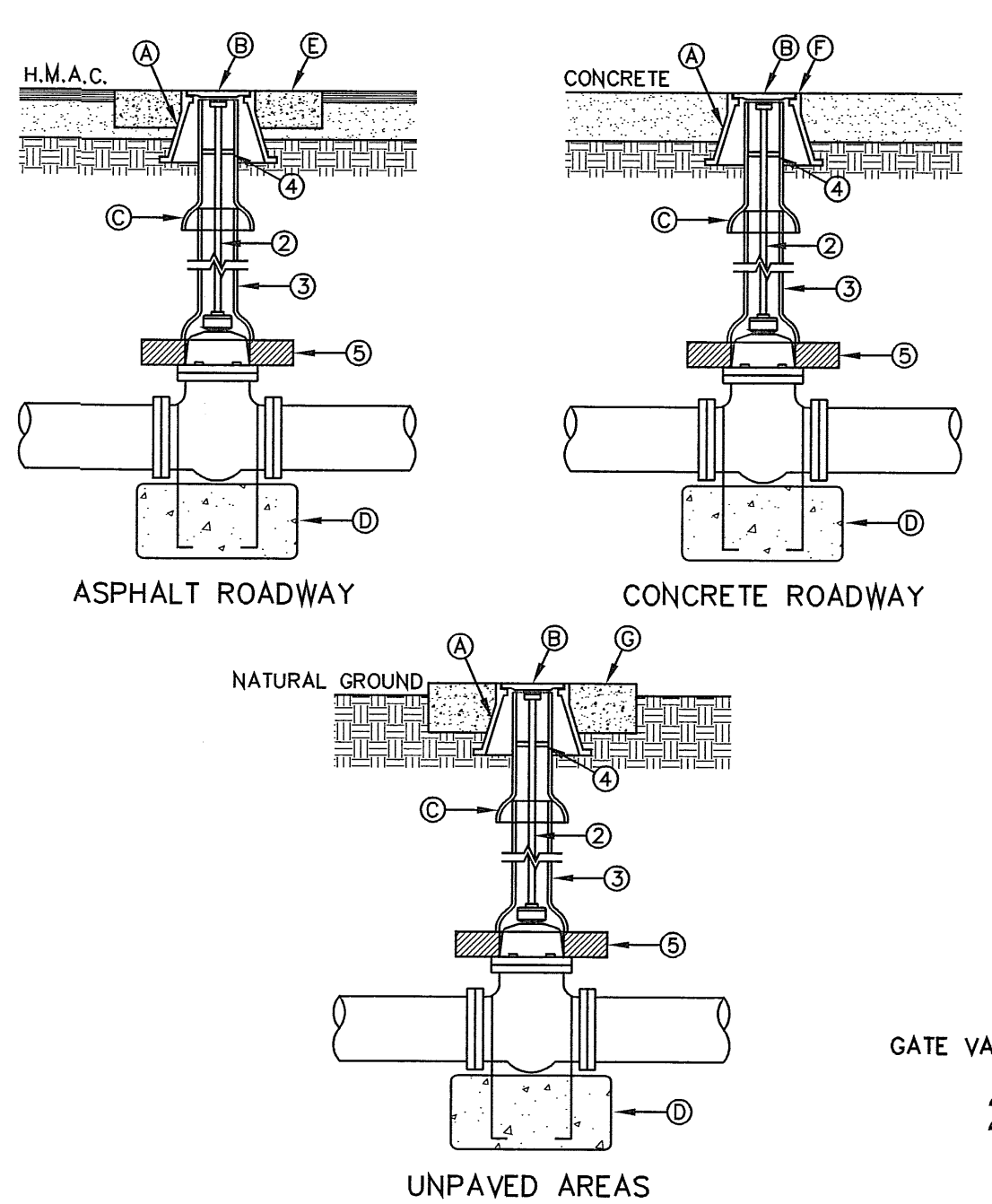
CONSTRUCTION KEY NOTES:
 A. LENGTH "Y" & "W" AS REQUIRED TO OBTAIN BEARING AREA AGAINST UNDISTURBED SOIL.
 B. ADDITIONAL EXCAVATION IF NECESSARY TO OBTAIN REQUIRED BEARING AREA.
 C. MINIMUM THRUST BLOCK AREA REQUIREMENTS FOR (Y & W) AS FOLLOWS:

PIPE SIZE	TEE, DEAD END 90° BEND	45° AND 22 1/2° BENDS
4" & LESS	3 SQ. FEET	3 SQ. FEET
6"	4 SQ. FEET	3 SQ. FEET
8"	6 SQ. FEET	3 SQ. FEET
10"	9 SQ. FEET	5 SQ. FEET
12"	13 SQ. FEET	7 SQ. FEET
16"	23 SQ. FEET	12 SQ. FEET
18"	29 SQ. FEET	15 SQ. FEET



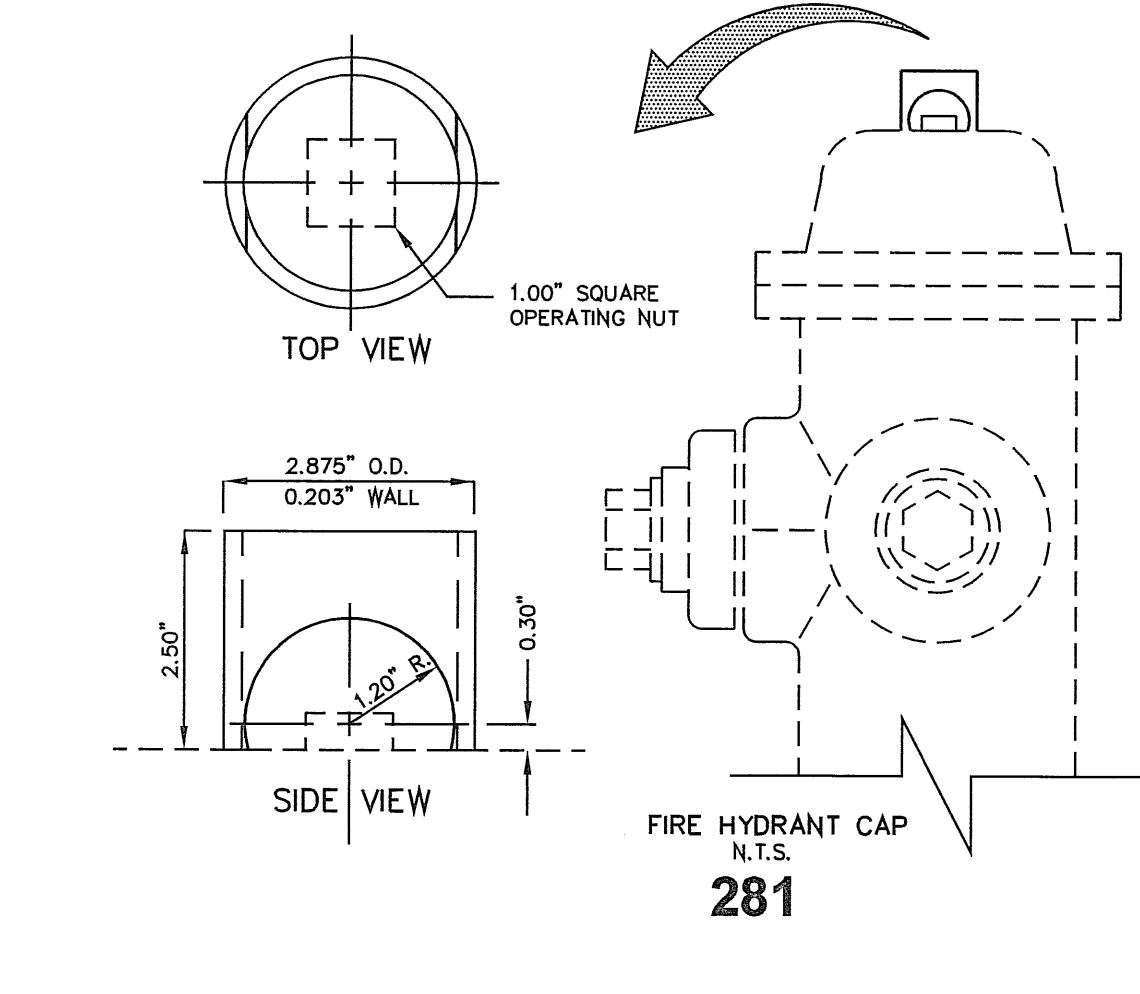
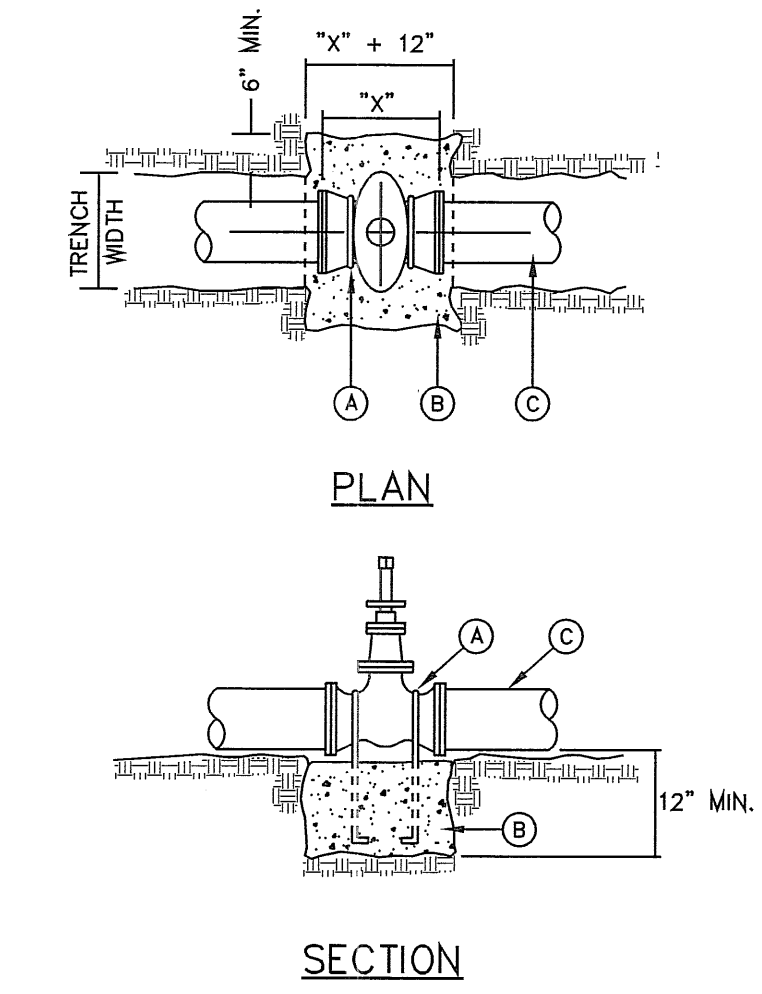
GENERAL NOTES:
 1. THRUST BLOCKING SHALL EXTEND TO UNDISTURBED EARTH.
 2. TAPPING SLEEVE SHALL BE 18" MINIMUM FROM ANY BELL, COUPLING, VALVE OR FITTING LOCATED ALONG EXISTING WATER LINE TO BE TAPPED.
 3. REPLACE EXCAVATED MATERIAL WITH CEMENT STABILIZED BACKFILL PRIOR TO PAVING.
 4. JOINTS AND BOLTS SHALL BE CLEAR OF CONCRETE.
 5. INSTALL PERMANENT THRUST BLOCKING UNDER VALVE BEFORE TAP IS MADE. JOINTS AND BOLTS TO BE CLEAR OF CONCRETE.

CONSTRUCTION KEY NOTES:
 A. CONCRETE THRUST BLOCKING, PER DETAIL 270.
 B. TAPPING SLEEVE.
 C. RISER INSTALLATION, PER DETAIL 260.
 D. TAPPING VALVE.
 E. VALVE ENDS FOR TYPE OF PIPE INSTALLED.
 F. 2#-#5 REBAR HAIRPINS, PAINT UNEMBEDDED PORTION OF BARS WITH 2-COATS OF COAL TAR EPOXY, THEN COVER WITH 2" MINIMUM OF CEMENT MORTAR.
 G. CONCRETE VALVE SUPPORT, PER DETAIL 271.
 H. NEW WATER LINE TO BE INSTALLED.
 I. UNDISTURBED EARTH.
 J. EXISTING WATER MAIN TO BE TAPPED.



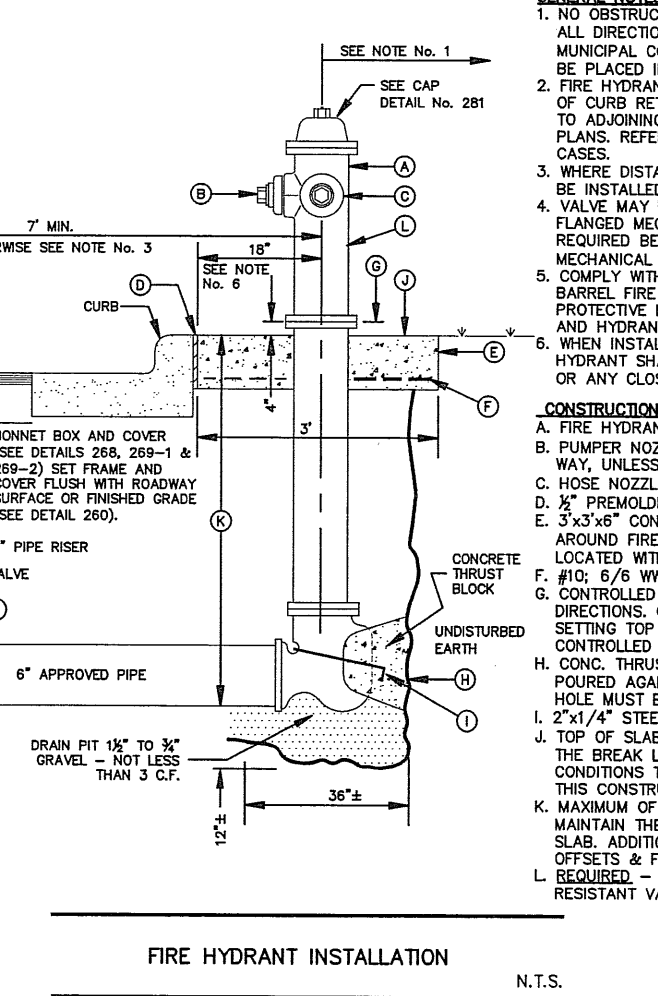
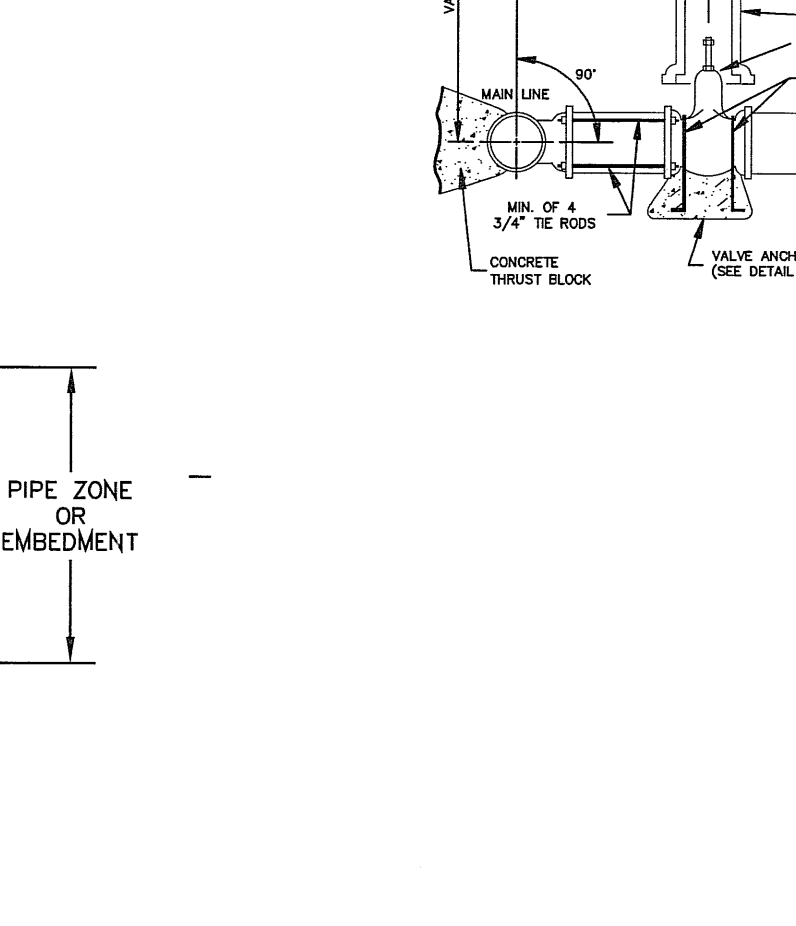
GENERAL NOTES:
 1. VALVE TYPE AND VALVE ENDS SHALL BE AS SHOWN ON THE PLANS.
 2. ALL BURIED VALVES 5" AND DEEPER SHALL BE PROVIDED WITH SOLID STEEL EXTENSION STEM OPERATOR WITH 2" SQUARE ANWU NUT WITHIN 36" OF VALVE BOX COVER. NUT IS TO INDICATE DIRECTION OF ROTATION TO OPEN VALVE.
 3. 8" DIA. MINIMUM WITRIFIED CLAY OR SDR 35 P.V.C. PIPE. PIPE SHALL REST ON VALVE BODY.
 4. 1/2" THICK STEEL TRASH RING VALVE BOX INSIDE DIAMETER MINUS 1/8".
 5. MINIMUM 2" CONCRETE OR BRICK ALL AROUND.
 6. CLEAN BONNET BOX OF ALL DEBRIS AND SOIL.
 7. COAT BURIED PIPE AND BONNET BOX PER SPECIFICATIONS. VALVE SHALL BE WRAPPED IN POLYETHYLENE IN ACCORDANCE WITH SPECIFICATIONS.

CONSTRUCTION KEY NOTES:
 A. BONNET BOX (SEE DETAIL 268).
 B. BONNET BOX COVER (SEE DETAILS 269-1 & 269-2).
 C. FINAL EXTENSION TO BONNET BOX SHALL BE WITH BELL AND SPIGOT ENDS (CLAY OR SDR 35 P.V.C. SPOOL).
 D. CONCRETE VALVE ANCHOR (SEE DETAIL 271).
 E. CLEAN BONNET BOX (SEE DETAIL 271) WITH TOP OF H.M.A.C.
 F. BONNET BOX FLUSH WITH TOP OF CONCRETE. CONCRETE COLLAR NOT NEEDED.
 G. CONCRETE APRON (SEE DETAIL 184-2) FLUSH WITH BONNET BOX AND 2" ABOVE NATURAL GROUND.



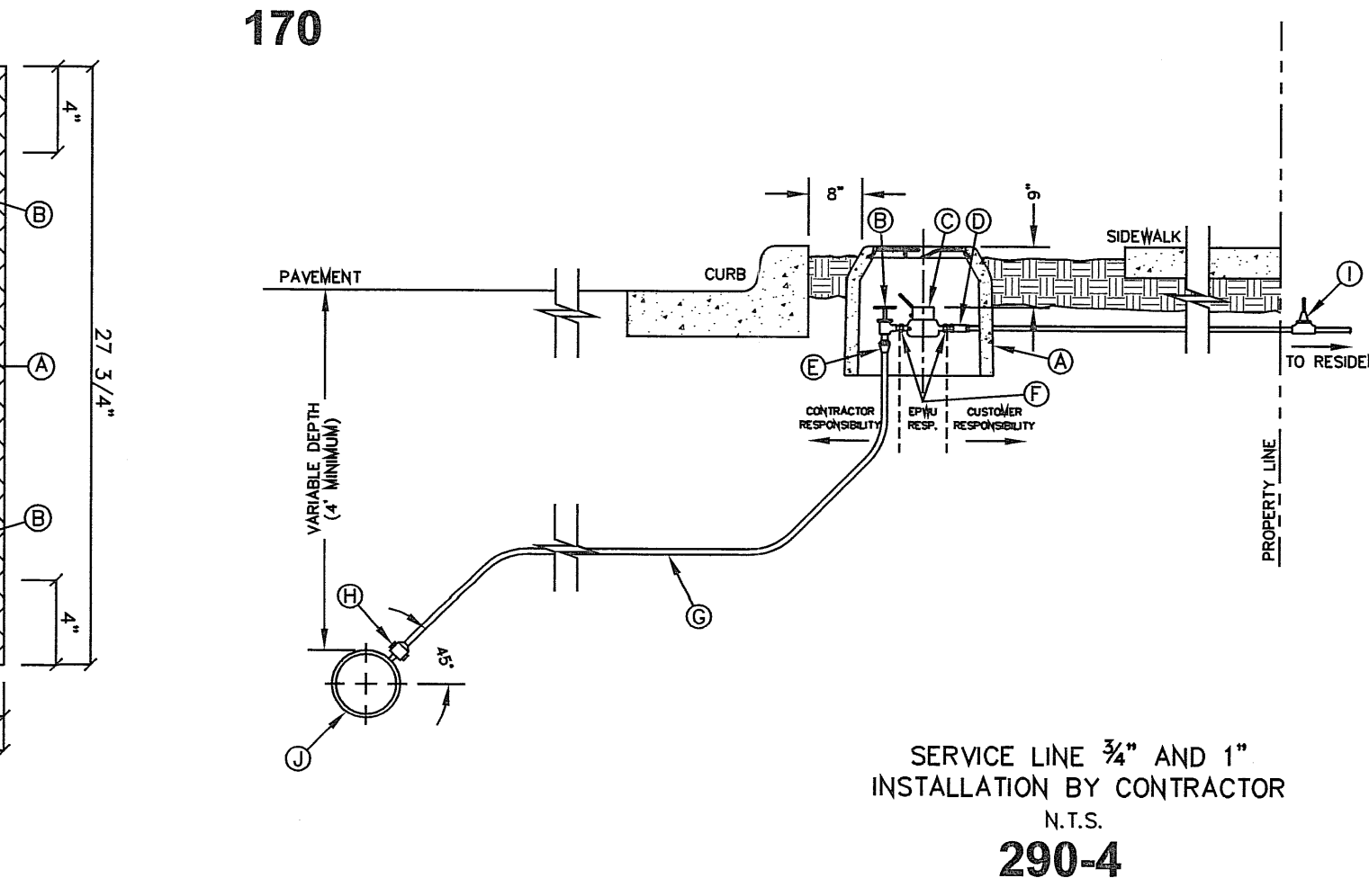
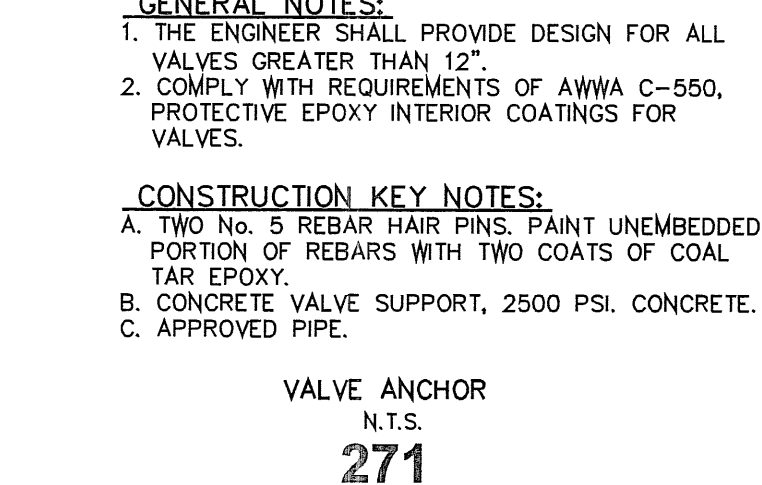
1. STEEL CAPS TO BE MACHINED FROM STEEL PIPE:
 NOMINAL SIZE = 2 1/2" DIA.
 OUTSIDE DIA. = 2.875"
 WALL THICKNESS = 0.203
 LBS./FT. = 5.79
 2. CAPS ARE TO BE TACK WELDED OR BRAZED ON FIRE HYDRANT BONNET OR WEATHER CAP.
 3. THE CAPS OVER THE OPERATING NUT WILL PREVENT ACCESS TO THE UNAUTHORIZED USE OF HYDRANT WATER.

GENERAL NOTES:
 1. DETAIL DRAWING TERMINOLOGY IS IN ACCORDANCE WITH ASTM D-2321.
 2. UNLESS OTHERWISE PERMITTED BY THE ENGINEER, ALL MATERIAL IN THE EMBEDMENT ZONE SHALL BE HOMOGENOUS.



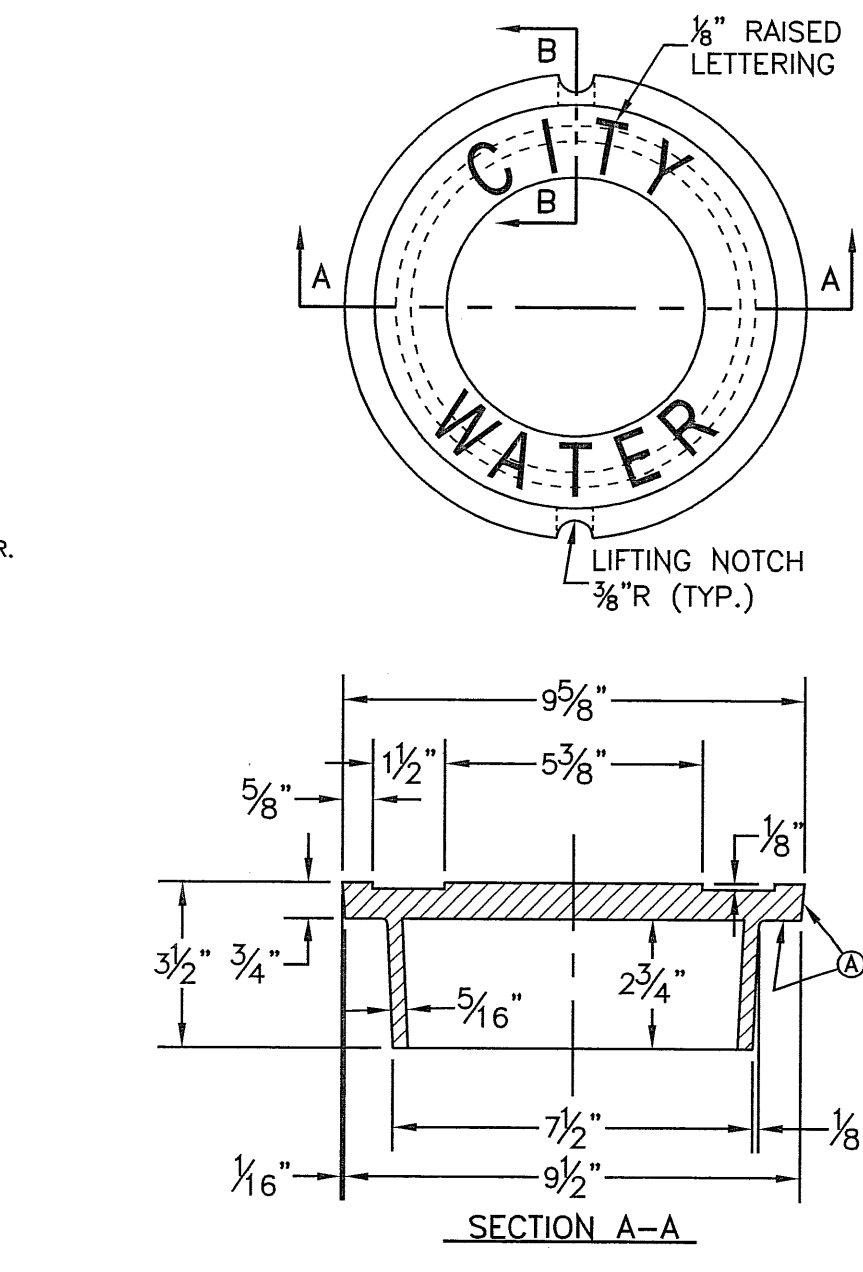
GENERAL NOTES:
 1. NO OBSTRUCTIONS WILL BE PERMITTED WITHIN 5 FT. IN ALL DIRECTIONS OF FIRE HYDRANT PER EL PASO MUNICIPAL CODE, TITLE 123. FIRE HYDRANT SHALL NOT BE PLACED IN WHEEL SHAR RAMP OR DRIVEWAY.
 2. FIRE HYDRANT SHALL BE LOCATED AT THE BEGINNING OF CURB RETURN OR AT THE PROPERTY LINE COMMON TO ADJOINING LOTS, UNLESS OTHERWISE SHOWN ON PLANS REFER TO DETAIL NO. 282 FOR SPECIAL CASES.
 3. MINIMUM DISTANCE IS LESS THAN 7". HYDRANT SHALL BE INSTALLED IN ACCORDANCE WITH DETAIL NO. 282.
 4. VALVE MAY BE CONNECTED TO SEE AT MAIN LINE USE FLANGED MECHANICAL JOINT ENDS WHERE SPOOL IS REQUIRED BETWEEN TEE AND VALVE. USE FLANGED MECHANICAL JOINT ENDS WITH 3" DIAMETER TEES.
 5. COMPLY WITH REQUIREMENTS OF ANWU C-550. DRY BARREL FIRE HYDRANTS AND ANWU C-550. PROTECTIVE EXPOXY INTERIOR COATINGS FOR VALVES AND HYDRANTS.
 6. HYDRANT INSTALLATION IS WITHIN 100' RIGHT OF WAY. HYDRANT SHALL NOT BE PLACED IN SIDEWALK AREA OR ANY CLOSER THAN 5' FROM BACK OF CURB.
 7. CONTROLLED ELEVATION LEVEL IN ALL DIRECTIONS. CONTRACTOR SHALL BE RESPONSIBLE FOR SETTING TOP FLANGE OF THE HYDRANT TO CONTROLLED ELEVATION.
 8. CONCRETE THRUST BLOCK APPROX. 2'x2'x3' TO BE FOUNDED AGAINST UNDISTURBED EARTH. F.H. WEEP HOLE MUST BE UNOBSTRUCTED.
 9. 2" x 4" STEEL ANCHOR PINS.
 10. TOP OF SLAB SHALL BE AT CURB LEVEL 4" BELOW THE BACK LINE OF THE HYDRANT UNLESS SPECIAL CONDITIONS THE ENGINEER MAY ALLOW VARIATIONS TO THIS CONSTRUCTION.
 11. MAXIMUM OF ONE (1) SPOOL EXTENSION ALLOWED TO MAINTAIN THE CONTROLLED ELEVATION. MUST BE MADE WITH 1/2" DIA. COPPER SERVICE LINE.
 12. REQUESTED - DAWSON ANTI-TERRORISM CORROSION RESISTANT VALVE NOT (DATY).

CONSTRUCTION KEY NOTES:
 A. FIRE HYDRANT PER SPEC.
 B. PUMPER NOZZLE 45° TO BE FACING THE TRAVELED SIDE OF ROAD.
 C. HOSE NOZZLE 45°.
 D. 8" PRELUBED EXPANSION JOINT WITH 1" TOP FILLER.
 E. 2'x3'x4" CONC. SO. PAD TO BE CONSTRUCTED AROUND FIRE HYDRANT'S CENTER LINE WHEN NOT LOCATED WITHIN SIDEWALK OR CONC. AREA.
 F. 2" x 4" STEEL ANCHOR PINS.
 G. CONTROLLED ELEVATION LEVEL IN ALL DIRECTIONS. CONTRACTOR SHALL BE RESPONSIBLE FOR SETTING TOP FLANGE OF THE HYDRANT TO CONTROLLED ELEVATION.
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 L. REQUESTED - DAWSON ANTI-TERRORISM CORROSION RESISTANT VALVE NOT (DATY).



GENERAL NOTES:
 1. DETAIL SHOWN FOR A 3/4" SERVICE. 1" SERVICE INSTALLATION IS SIMILAR EXCEPT FOR SIZES OF PIPE, FITTING, METER AND BOX (TYPE "B").
 2. WHERE NO CURB EXISTS, METER IS TO BE SET NEAR PROPERTY LINE OR AT DESIGNATED LOCATION.
 3. THE CONTRACTOR SHALL FURNISH AND INSTALL ALL NECESSARY PIPE, FITTINGS, AND METER BOXES REQUIRED. IT SHALL BE THE RESPONSIBILITY OF THE PRIVATE OWNER TO HAVE A CERTIFIED PLUMBER INSTALL A BACKFLOW PREVENTER AND EXTEND SERVICE LINE ON DISCHARGE SIDE OF METER.
 4. NO SPLICING SHALL BE ALLOWED. FULL LENGTH OF PIPING SERVICE SHALL BE INSTALLED.
 5. THE EPWU WILL FURNISH AND INSTALL THE METER.

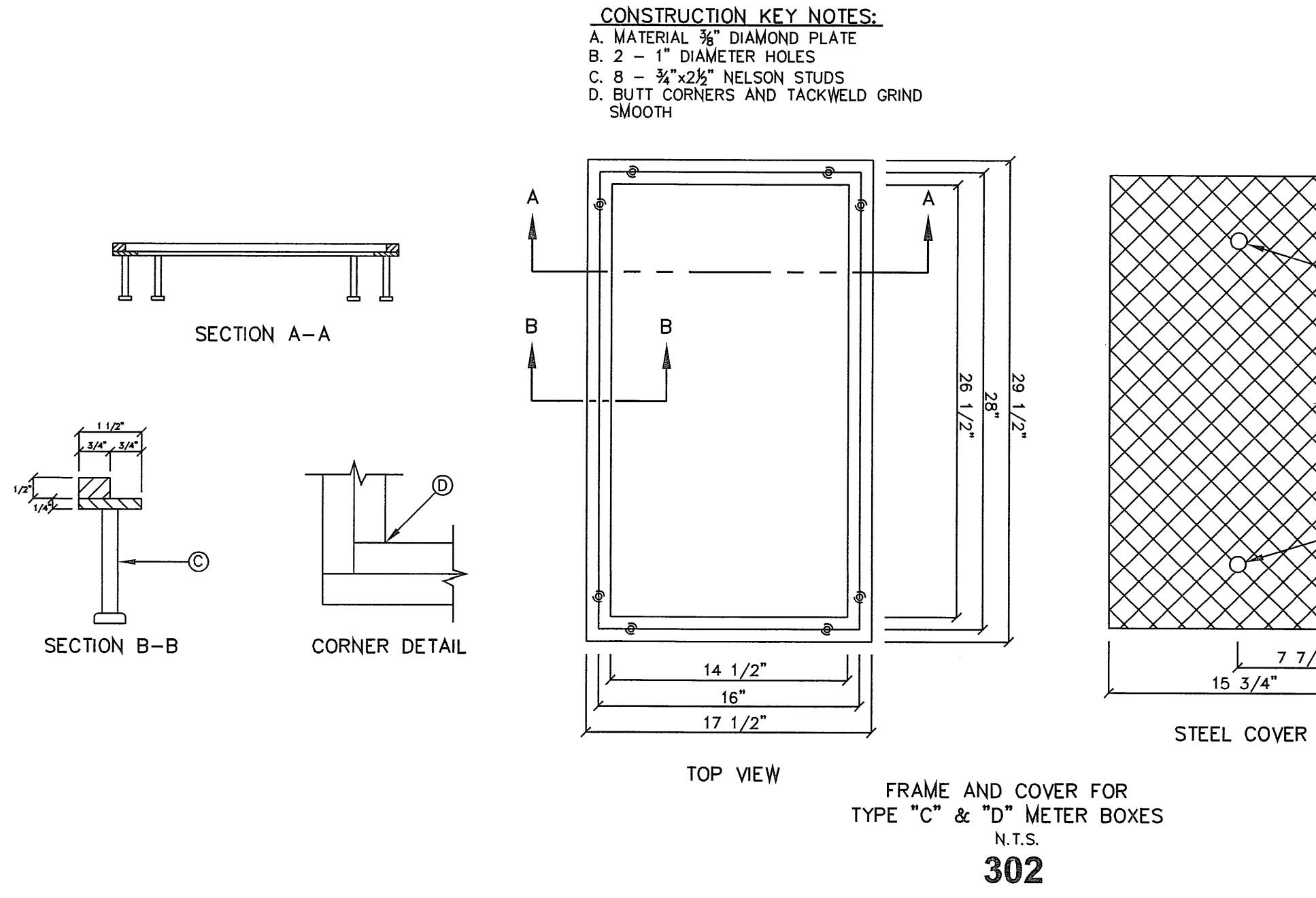
CONSTRUCTION KEY NOTES:
 A. METER BOX TYPE "A" (SEE DETAILS 300 & 301) SHALL BE SET SLIGHTLY HIGHER THAN SURROUNDING GROUND OR AT CURB LEVEL.
 B. 3/4" ANGLE SERVICE VALVE.
 C. WATER METER (CENTER INSIDE METER BOX).
 D. WHEN REQUIRED BY EPWU, A DUAL CHECK BACKFLOW PREVENTER SHALL BE INSTALLED ON THE OUTLET SIDE OF THE METER.
 E. END FLARE OF SERVICE LINE.
 F. INLET AND OUTLET COUPLING.
 G. 3/4" COPPER SERVICE LINE (SEE NOTE 4).
 H. 5/8" x 3/4" CORPORATION STOP.
 I. PRESSURE REGULATOR SOMETIMES LOCATED NEAR THE RESIDENCE.
 J. WATER MAIN



BONNET BOX N.T.S. 268
 ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

GENERAL NOTES:
 1. CASTINGS TO SMOOTH AND VOID OF AIR HOLES.
 2. WEIGHT OF COVER IS 18 POUNDS.

CONSTRUCTION KEY NOTES:
 A. TO BE ROUGH GROUND OF ANY IRREGULARITIES THAT WOULD PREVENT A SNUG FIT.



FRAME AND COVER FOR TYPE "C" & "D" METER BOXES N.T.S. 302

BENCHMARK
 CITY MOUNTAIN AT THE CENTERLINE INTERSECTION OF RICH BREEM BLVD. AND ENRIQUE COMEZA LN.
 ELEVATION 4004.32

DATE	REVISIONS	BY

PROJECT NAME
TRES SUEÑOS UNIT SEVEN
 BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS, CONTAINING: 27.465 ACRES

SCALE
 HORIZ: ---
 VERT: ---

DATE: MARCH 2012
 DESIGN BY: Y.C.
 INITIATED BY: R.R.
 CHECKED BY: Y.C.
 JOB NO.: 508-72

ENGINEER'S SEAL
 NOT REQUIRED.
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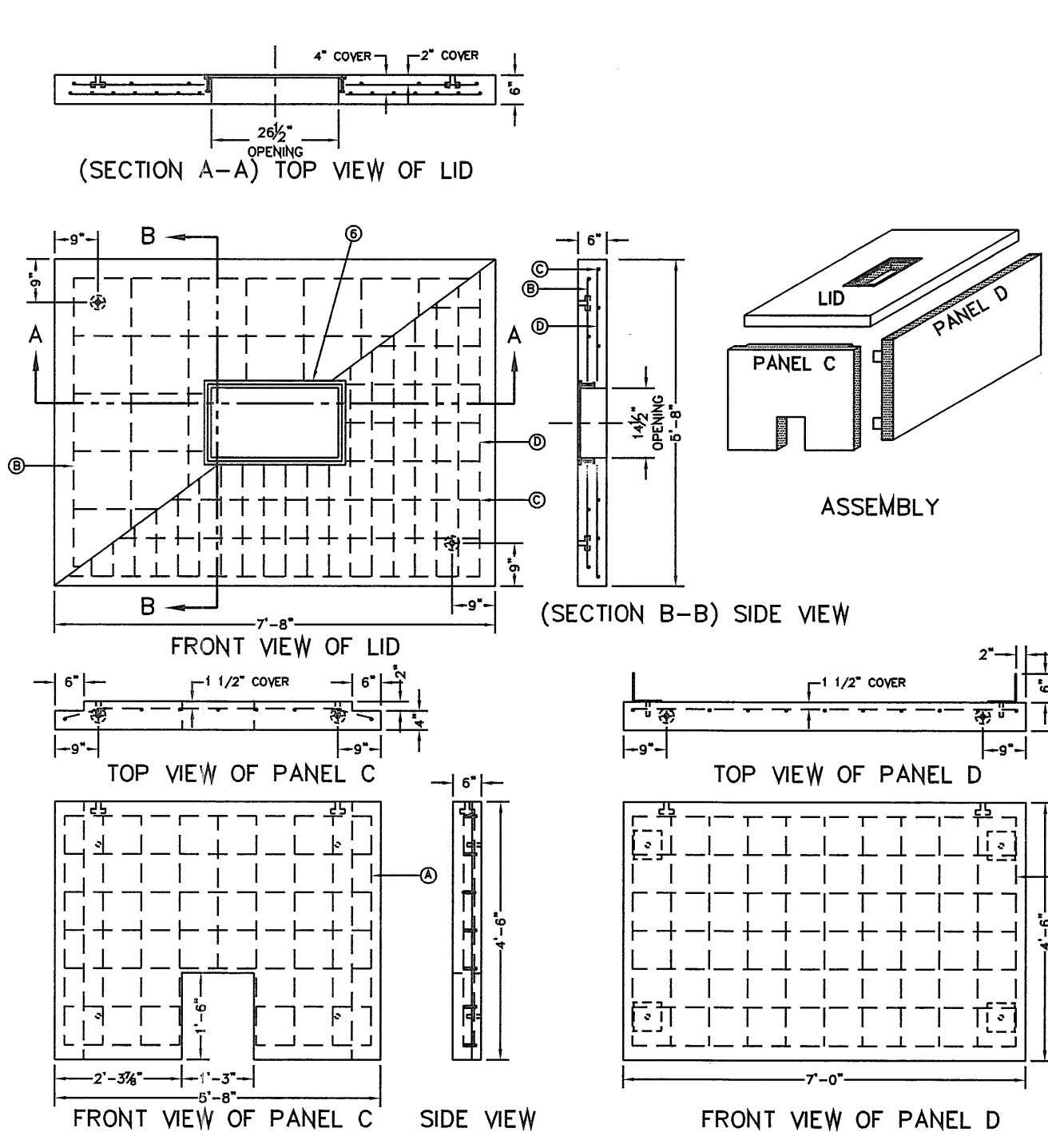
CONDE INC.
 ENGINEERING / PLANNING SURVEYING / GPS
 6080 SURETY DR. STE 100
 EL PASO, TEXAS 79905
 PHONE: (915) 592-0263
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CONDE INC.
 REGISTRATION NO. P-231

SHEET TITLE
WATER DETAILS
 SHT 36 OF 37

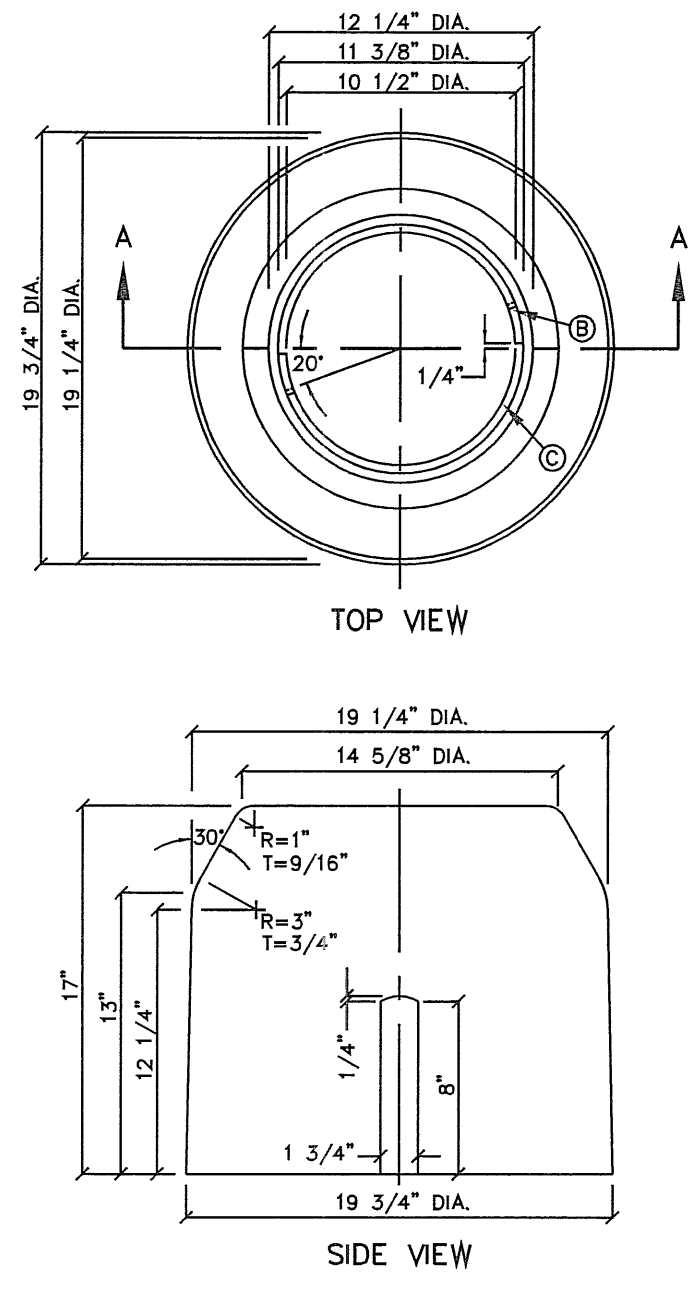
EL PASO WATER UTILITY
 DETAILS NUMBERS:
 260, 266, 268, 269-2, 270, 271,
 280-1, 281, 290-4, 302
TRES SUEÑOS UNIT SEVEN

FILE LOCATION: s:\subdivisions\TRES SUEÑOS 7.DWG W&S NOTES AND DETAILS PLOTTED ON Monday, May 21, 2012 10:50:02 AM BY RUBEN RIVERA

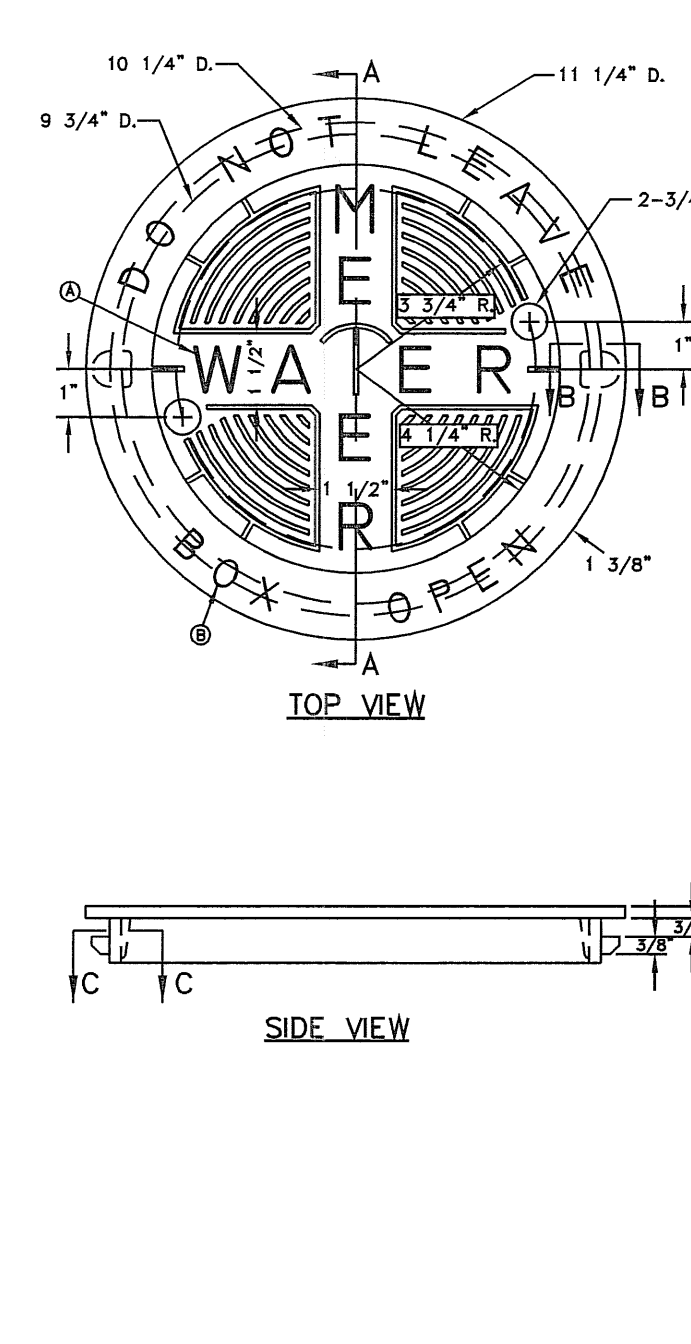


GENERAL NOTES:
 1. WATER CEMENT RATIO 0.5 OR LESS BY WEIGHT OR NOT MORE THAN 5.5 GALLONS PER SACK.
 2. REINFORCING SHALL COMPLY WITH ASTM A615 GRADE 60 STEEL F_y=60000 PSI.
 3. BAR BENDING AND PLACEMENT TO COMPLY WITH LATEST ACI STANDARDS.
 4. LIFTERS FOR HANDLING SHALL BE INSTALLED PER MANUFACTURER'S REQUIREMENTS AND RATED TO HANDLE THE WEIGHT.
 5. METER BOX SHALL BE MODULAR; CONCRETE TO HAVE A MINIMUM 28 DAYS COMPRESSIVE STRENGTH OF 4000 PSI.
CONSTRUCTION KEY NOTES:
 A. No. 4 REBAR AT 8" ON CENTER, BOTH WAYS.
 B. No. 4 REBAR AT 12" ON CENTER, BOTH WAYS (TOP LAYER).
 C. No. 4 REBAR AT 8" ON CENTER, LONG SPAN (BOTTOM LAYER).
 D. No. 5 REBAR AT 4 1/2" ON CENTER, SHORT SPAN (BOTTOM LAYER).
 E. METER BOX FRAME (SEE DETAIL 302), INTEGRALLY CAST & CENTERED ON LID. SET FRAME SO COVER (SEE DETAIL 302) IS FLUSH WITH TOP SURFACE OF LID.

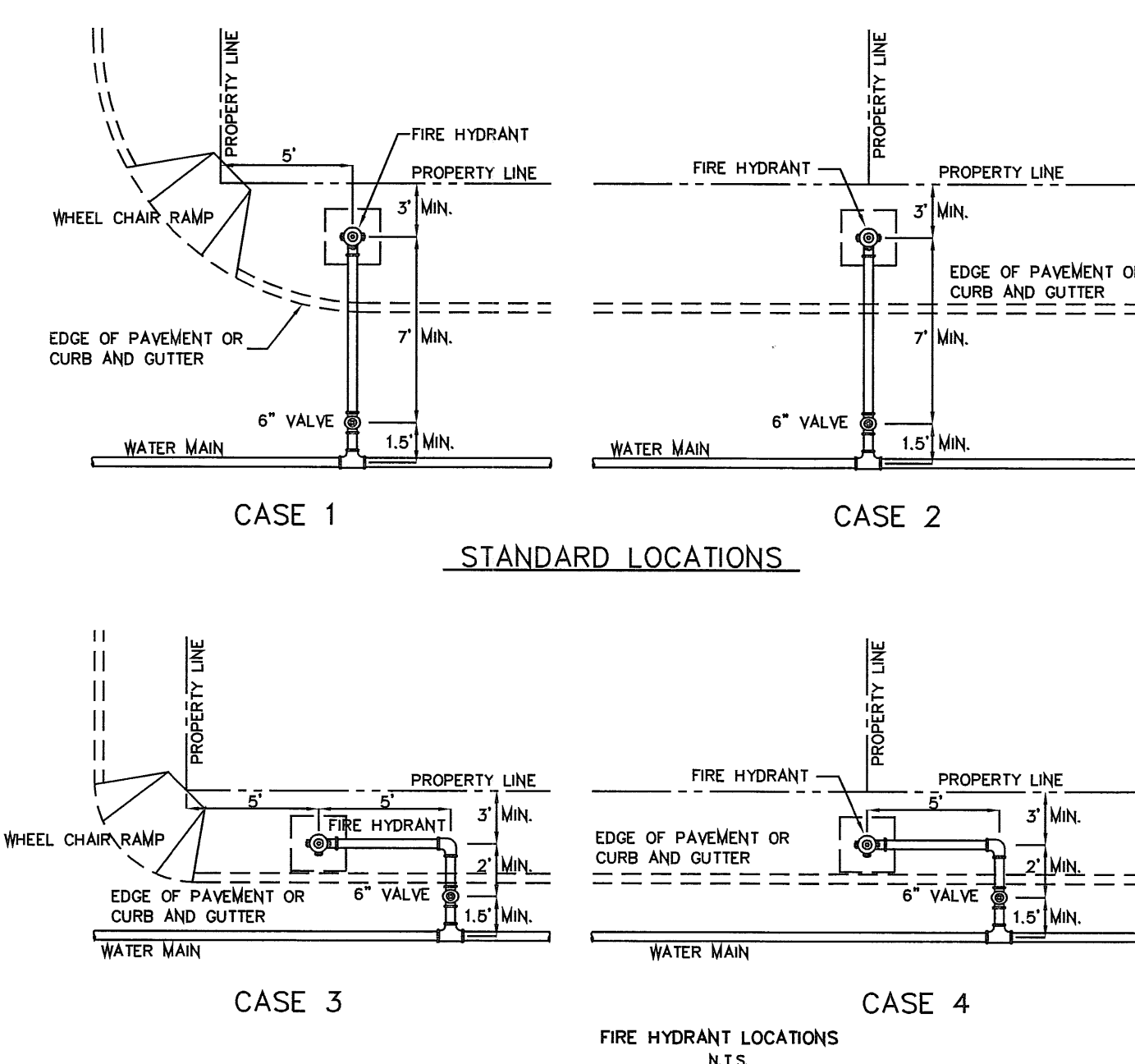
METER BOX TYPE "E" FOR 3" AND LARGER SERVICE INSTALLATION
 N.T.S.
282



METER BOX TYPE "A" FOR 3/4" SERVICE INSTALLATION
 N.T.S.
291

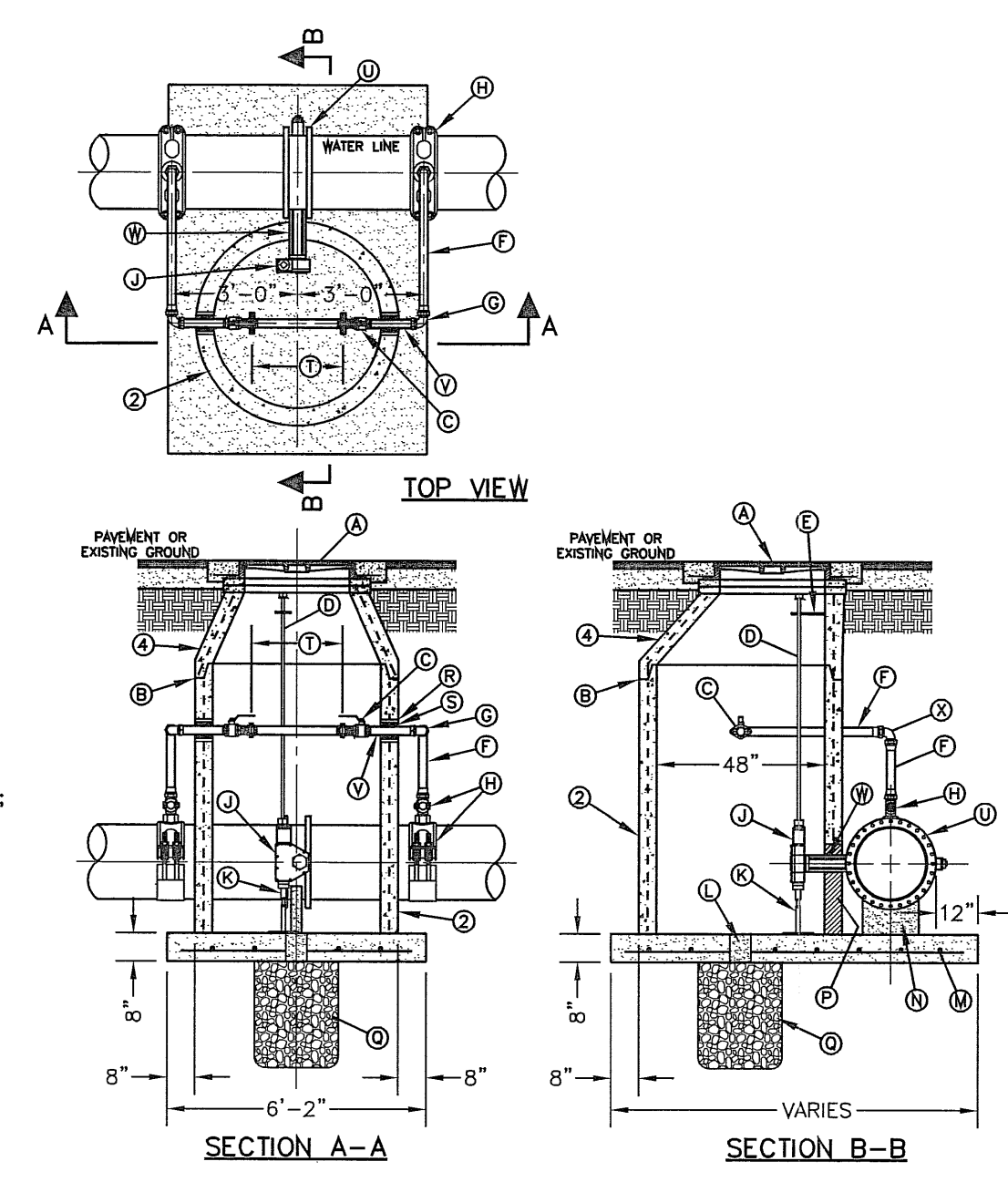


METER BOX COVER FOR TYPE "A" & "B" METER BOXES
 N.T.S.
301



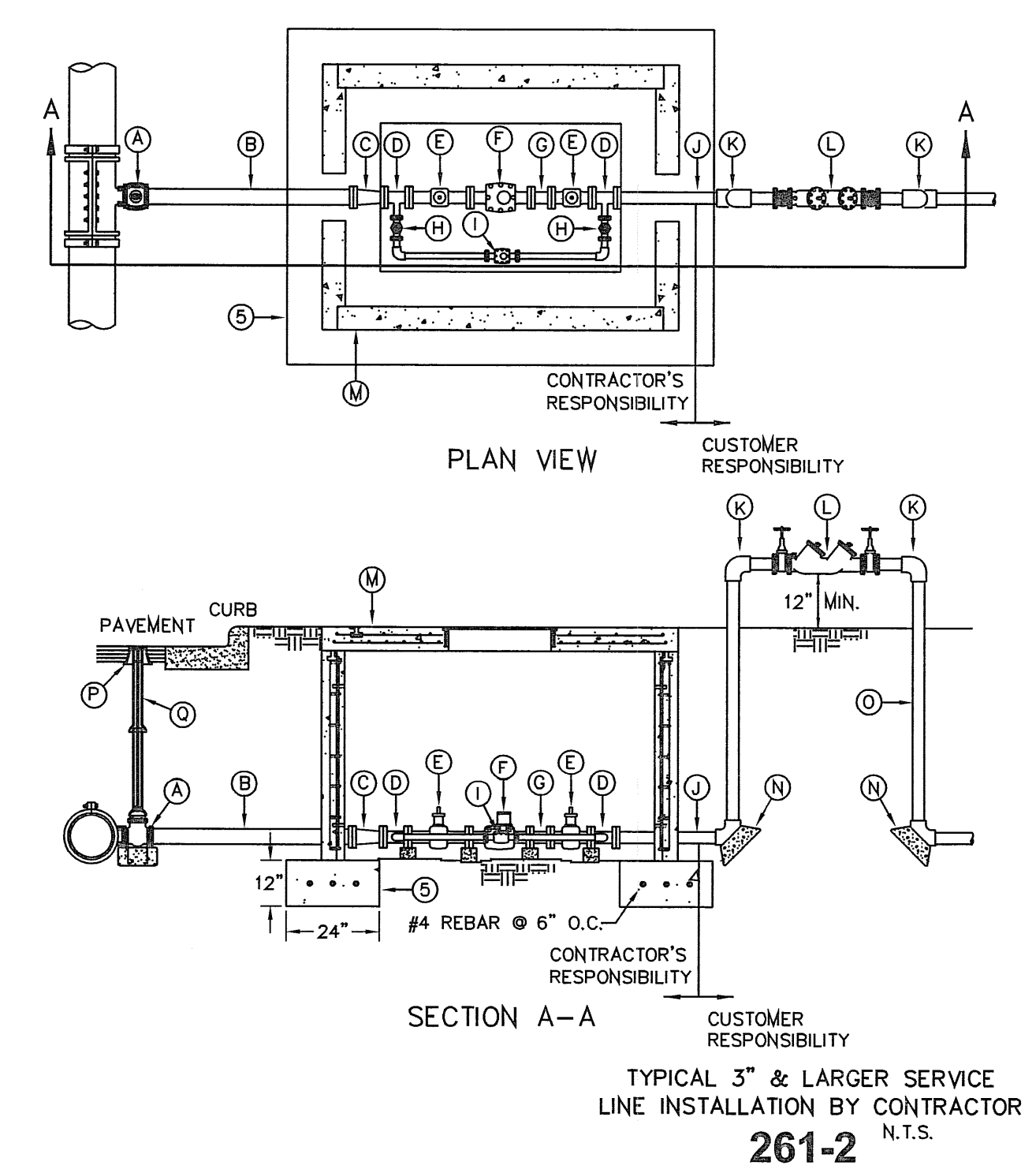
STANDARD LOCATIONS

GENERAL NOTES:
 1. FOR CASE 1 FIRE HYDRANT SHALL BE LOCATED AT A DISTANCE OF 5 FT. MINIMUM FROM THE PROPERTY LINE OR AT THE BEGINNING OF CURB RETURN.
 2. FOR CASE 2 FIRE HYDRANT SHALL BE LOCATED AT THE PROPERTY LINE COMMON TO ADJOINING LOTS.
 3. FOR CASE 3 AND IV WHERE THE DISTANCE BETWEEN THE VALVE AND THE HYDRANT IS LESS THAN 7 FT. PLACE HYDRANT AS SHOWN.
 4. FOR INSTALLATION OF FIRE HYDRANT SEE DETAIL 280-1 OR 280-2.
 5. A MINIMUM CLEARANCE OF 3 FT. WILL BE PROVIDED BETWEEN A FIRE HYDRANT AND A PERMANENT OBSTRUCTION (UTILITY POLE, LIGHT STANDARD, TRAFFIC SIGNAL, WHEEL CHAIR RAMP, FENCE PROTECTIVE POSTS, ETC.).
 6. WHEN INSTALLATION IS WITHIN T+DOT RIGHT OF WAY, HYDRANT SHALL NOT BE PLACED IN SIDEWALK AREA OR ANY CLOSER THAN 5' FROM BACK OF CURB.

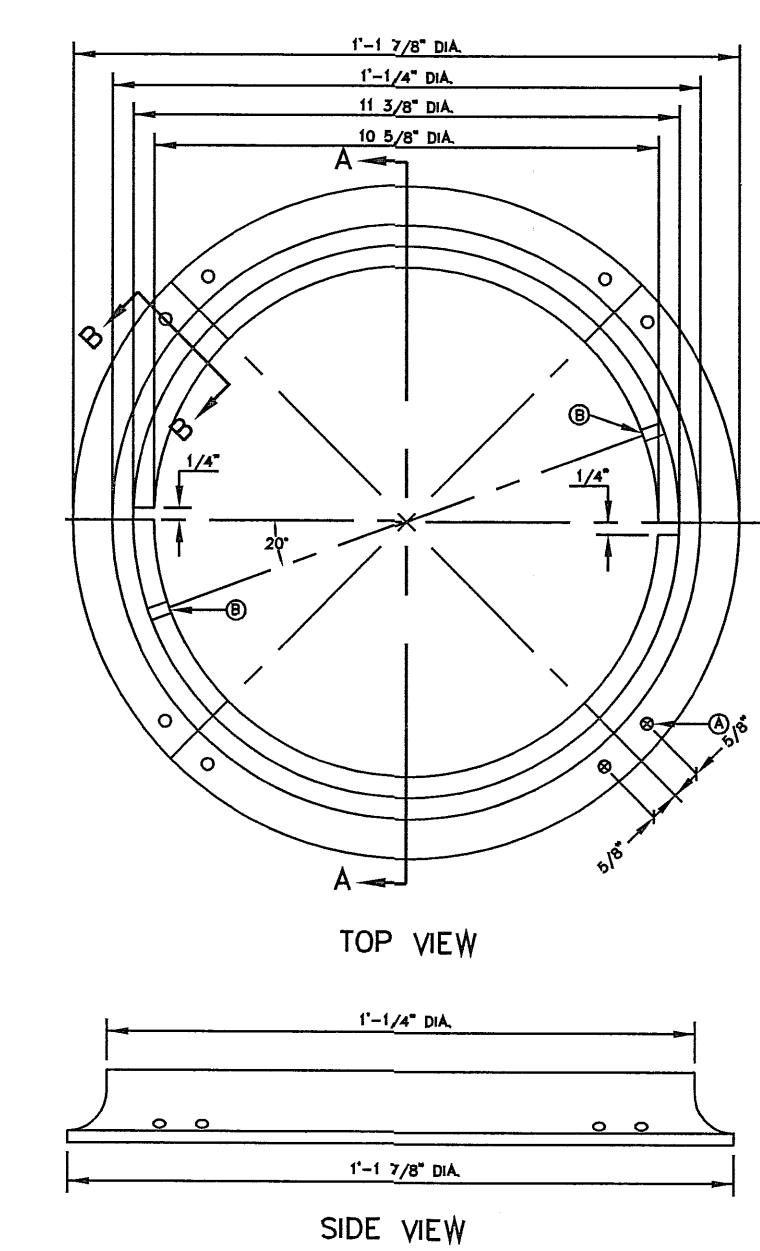


BUTTERFLY VALVE IN MANHOLE INSTALLATION FOR 16" AND 20" WATER LINES
 N.T.S.
261-2

GENERAL NOTES:
 1. INSTALLATION APPLICABLE TO P.V.C. & DUCTILE IRON WATER MAINS ONLY. INSTALLATION FOR OTHER PIPE MATERIALS REQUIRE E.P.W.U. APPROVAL.
 2. PRE-CAST MANHOLE SECTIONS SHALL BE OF REINFORCED CONCRETE CONFORMING TO ASTM C-478 AND SHALL MEET HS-20 LOADING. PROVIDE REINFORCEMENT WITHIN 3" @ OPENINGS OR KNOCKOUTS, OPENINGS (UP TO 8") MADE IN FIELD SHALL BE CORE DRILLED.
 3. MANUFACTURER TO PROVIDE LIFTERS OF ADEQUATE SIZE AS NEEDED.
 4. ECCENTRIC CONE SECTION REINFORCEMENT IN ACCORDANCE WITH ASTM C-478.
CONSTRUCTION KEY NOTES:
 A. MANHOLE RING AND COVER (SEE DETAILS 377 & 378). SET FRAME AND COVER FLUSH WITH ROADWAY SURFACE OR FINISHED GRADE (SEE DETAIL 189).
 B. ALL JOINTS TO BE TONGUE, GROOVE AND SEALED WITH RAM-NEK OR APPROVED EQUAL.
 C. 2" BALL VALVE (NORMALLY CLOSED).
 D. 1 1/2" DIAMETER SOLID STEEL EXTENSION STEM WITH SQUARE SOCKET ON BOTTOM TO FIT 2" SQUARE VALVE NUT AND 2" SQUARE OPERATOR NUT ON TOP.
 E. ADJUSTABLE EXTENSION STEM GUIDE (AS PER DETAIL 261-3) @ 6" MAX. INTERVALS.
 F. 2" COPPER PIPE (TYPE-K).
 G. THREADED END TO FLARED END 90° ELBOW (TYP.).
 H. 20"x2" OR 16"x2" SADDLE TAP WITH 2" CORPORATION STOP.
 I. BUTTERFLY VALVE OPERATOR OR APPROVED EQUAL.
 J. ADJUSTABLE SUPPORT OR APPROVED EQUAL.
 K. 6" DIAMETER DRAIN HOLE FILLED WITH GRAVEL.
 L. #5 @ 12" O.C.E.W.
 M. CONCRETE SUPPORT.
 N. NOTCH MANHOLE SECTION FOR VALVE OPERATOR. FILL WITH BRICK AND MORTAR AFTER VALVE INSTALLATION.
 O. 24" DIAMETER BY 2'-6" DEEP GRAVEL SUMP.
 P. CEMENT GROUT.
 Q. 1" PREMOULDED ASPHALT EXPANSION JOINT.
 R. INSTALL A 2" DIA. BRASS SPOOL PIECE WITH FLANGED ENDS. ONE SPOOL PIECE TO BE PROVIDED FOR EACH BUTTERFLY VALVE. LOCATION PROVIDE A 1" THREADED OUTLET WITH PLUG ON SPOOL PIECE. ALL SPOOL PIECES TO BE PROVIDED WITH FULL FACE GASKETS.
 S. BUTTERFLY VALVE.
 T. 2" BRASS NIPPLE PIECE (TYP.).
 U. VALVE OPERATOR EXTENSION - 12" LONG.
 V. FLARED END TO FLARED END 90° ELBOW (TYP.).

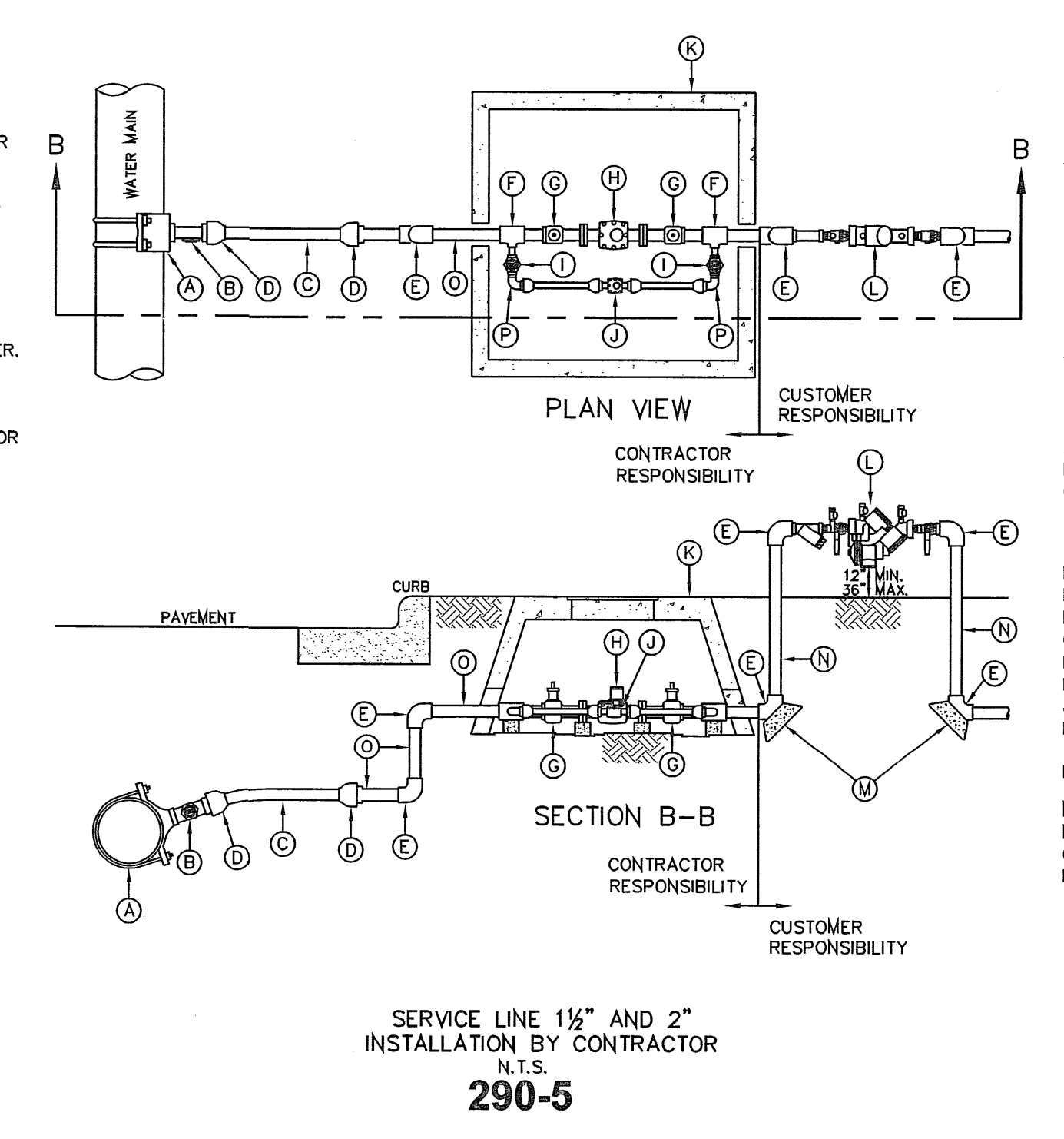


TYPICAL 3" & LARGER SERVICE LINE INSTALLATION BY CONTRACTOR
 N.T.S.
261-2



METER BOX RING FOR TYPE "A" & "B" METER BOXES
 N.T.S.
300

GENERAL NOTES:
 1. MATCHING SURFACES TO BE FINISHED OF ANY IRREGULARITIES THAT WOULD PREVENT A SNUG FIT.
 2. CASTING TO BE SMOOTH AND VOID OF AIR HOLES.
 3. METER BOX RING WEIGHT = 7 LBS.
 4. METER BOX RING MADE OF CAST IRON.
CONSTRUCTION KEY NOTES:
 A. 1/2" DIAMETER HOLES FOR ANCHORING RING TO CONCRETE METER BOX.
 B. LUG STOP.
 C. LOCKING LUG SLIDE.



SERVICE LINE 1 1/2" AND 2" INSTALLATION BY CONTRACTOR
 N.T.S.
290-5

GENERAL NOTES:
 1. DETAIL SHOWN FOR 1 1/2" SERVICE; INSTALLATION SIMILAR FOR 2" SERVICE EXCEPT FOR SIZES OF PIPE, FITTINGS, METER AND METER BOX. WHEN SPECIFIED A 1" BY-PASS METER SHALL BE INSTALLED WITH A 1 1/2" SERVICE, A 2" SERVICE SHALL INCLUDE A 1" BY-PASS METER.
 2. WHERE NO CURB EXISTS, METER IS TO BE SET NEAR PROPERTY LINE OR AT DESIGNATED LOCATION.
 3. THE CONTRACTOR SHALL FURNISH AND INSTALL ALL NECESSARY PIPE, FITTINGS, AND METER BOXES REQUIRED. IT SHALL BE THE RESPONSIBILITY OF THE PRIVATE OWNER TO HAVE A CERTIFIED PLUMBER INSTALL A BACKFLOW PREVENTER AND EXTEND SERVICE LINE ON DISCHARGE SIDE OF METER.
 4. THE EPWU WILL FURNISH AND INSTALL THE METER.
CONSTRUCTION KEY NOTES:
 A. SERVICE SADDLE.
 B. 1/2" TAP WITH CORPORATION STOP.
 C. 1/2" COPPER PIPE FOR 1 1/2" & 2" SERVICE INSTALLATIONS. ALL PIPING SHALL BE COPPER AND ALL FITTINGS SHALL BE BRONZE UNLESS OTHERWISE SPECIFIED.
 D. 1/2" FLARED CONNECTION.
 E. 1/2" FEMALE THREADED 90° ELBOW.
 F. 1/2" x 1" FEMALE THREADED TEE.
 G. 1/2" FLANGED BY FEMALE THREADED GATE VALVE.
 H. 1/2" TURBINE METER.
 I. 1/2" FEMALE THREADED CURB VALVE.
 J. 1" BY-PASS METER.
 K. METER BOX TYPE "C" (SEE DETAIL 293) FOR 1 1/2" OR TYPE "D" (SEE DETAIL 294) FOR 2".
 L. 1/2" BACKFLOW PREVENTER WHEN REQUIRED BY EPWU.
 M. THRUST BLOCKING AS REQUIRED.
 N. 1/2" BRASS PIPE-LENGTH AS REQUIRED.
 O. 1/2" THREADED NIPPLE.
 P. 1" FLARED BY MALE THREADED 90° ELBOW.

EL PASO WATER UTILITY
 DETAILS NUMBERS:
 170, 179, 282, 291, 295-1, 300,
 301, 261-2

GENERAL NOTES:
 1. ALL ASPHALT CUTS MUST BE SAW CUT.
 2. SOIL CEMENT SLURRY SHALL BE ALLOWED TO CURE BEFORE PAVING OR OPENING TO ALL TRAFFIC.
CONSTRUCTION KEY NOTES:
 A. REFER TO SPECS FOR LIMIT OF PAVING WIDTH.
 B. DIMENSION VARIES WHERE CUTTER FACE, ETC. IS WITHIN 3' OF SAW CUT EDGE. CONTRACTOR SHALL REMOVE & REPLACE EXISTING HMA/C IN THIS AREA.
 C. 2" ASPHALT MIN.
 D. 6" THICK SOIL CEMENT BACKFILL (2 SACK PER C.Y.).
 E. EXISTING HMA/C-THICKNESS MAY VARY.
 F. EXISTING BASE COURSE-THICKNESS MAY VARY.
 G. EXISTING CUTTER FACE, EDGE OF PAVEMENT OR BEGINNING OF SHOULDER.
 H. BACKFILL DEPTH VARIES, REFER TO REQUIREMENTS LISTED IN EMBEDMENT DETAILS (DETAIL 171 THRU DETAIL 173).
 I. PIPE BEDDING AS SPECIFIED, REFER TO APPROPRIATE EMBEDMENT DETAIL (DETAIL 171 THRU DETAIL 173).
 J. APPROVED PIPE.

PAVEMENT REPLACEMENT
 N.T.S.
179

ENGINEERING & CONSTRUCTION MANAGEMENT DEPARTMENT

REVIEWED

BENCHMARK	
CITY MONUMENT AT THE CENTERLINE INTERSECTION OF RICH BEEM BLVD AND ENRIQUE GOMEZ LN	
ELEVATION 4004.32CITY DATUM
DATE	REVISIONS

PROJECT NAME
TRES SUEÑOS UNIT SEVEN
 BEING A PORTION OF SECTION 27, BLOCK 79, TOWNSHIP 2, TEXAS AND PACIFIC RAILWAY COMPANY SURVEYS, CITY OF EL PASO, EL PASO COUNTY, TEXAS. CONTAINING: 27.466 ACRES

SCALE
 HORIZ: ---
 VERT: ---
 DATE: MARCH 2012
 DESIGN BY: Y.C.
 INITIATED BY: R.R.
 CHECKED BY: Y.C.
 JOB NO.: 508-72

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

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 ENGINEERING / PLANNING SURVEYING / GPS
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REGISTRAR'S SEAL
 SHEET TITLE
WATER DETAILS
 SHT 37 OF 37