APPROXIMATE FLOODWAY
NON EXCLUSIVE 50' WIDE ACCESS EASEMENT 519/116
AGGIELAND RV PARK LLC
APPROXIMATE FLOODPLAIN LINE
N/F WAYNE FOX C. TRUSTEE TRAILITE PLAZA, PHASE 3 BLOCK 1, LOT 2 2.0 ACRES 2017/219 ZONED C-3
EXISTING SEWER MANHOLE
PROPOSED 8" SEWER LINE
N/F DEBORA & VICTOR SHIMEK COULTERS SUB MCGEE LOT 4 1.7837 ACRES 7559/202 ZONED A-0
10' PUE
100' WIDE ENTERGY TEXAS INC. ELECTRICAL EASEMENT 10000/67
LOT 1, BLOCK 1 1.75 AC
N/F STEVEN D. SODOLAK TRAILITE PLAZA, PH. 2 BLOCK 1, LOT 1 0.92 ACRE 757/29 ZONED C-3
COMMON AREA/PRIVATE DRAINAGE EASEMENT AGGIELAND RV PARK SUBDIVISION LOT 1, BLOCK 1 1.644 ACRES 12269/276
APPROXIMATE LOCATION OF EXISTING EXXON PIPELINE
APPROXIMATE LOCATION OF EXISTING GENESIS PIPELINE
POND
DETENTION POND 2
100' WIDE ENTERGY TEXAS INC. ELECTRICAL EASEMENT 10000/67
EXISTING 8" WATERLINE
FUTURE CONCRETE DRIVES
PROPOSED SEWER MANHOLE
APPROXIMATE LIMITS OF PIPELINE EASEMENT
PROPOSED SEWER SERVICE
PROPOSED WATER SERVICE
0.1216 ACRE ACCESS EASEMENT 3485/206
20' PUE
PROPOSED 8" SEWER LINE
APPROXIMATE LIMITS OF PIPELINE EASEMENT
APPROXIMATE LOCATION OF EXISTING ENTERPRISE PIPELINE
15' PUE
35' PRIVATE ACCESS EASEMENT
PROPOSED SEWER SERVICE
PROPOSED 8" WATERLINE
FUTURE CONCRETE DRIVES
PRIVATE ACCESS EASEMENT WIDTH VARIES
PROPOSED FIRE HYDRANT ASSEMBLY
FUTURE CONCRETE DRIVES
PROPOSED 8" WATER LINE
LOT 4, BLOCK 1 2.472 AC
LOT 3, BLOCK 1 1.363 AC
27' PRIVATE ACCESS EASEMENT
EXISTING OVERHEAD ELECTRICAL LINE
N/F SUMA ENTERPRISES INC VALENTA SUBDIVISION BLOCK 1, LOT 1R 1.248 ACRES 3622/220 ZONED C-3
AGGIELAND RV PARK, LLC BLOCK 1, LOT 1 11.933 ACRES
CITY OF BRYAN DRAINAGE AND UTILITY EASEMENT 328/25
PROPOSED FIRE HYDRANT ASSEMBLY
32' PRIVATE ACCESS EASEMENT
FUTURE CONCRETE DRIVES
LOT 2, BLOCK 1 1.694 AC
PROPOSED 8" WATER LINE
STATE HIGHWAY 21 ROW VARIES
25' ELECTRICAL EASEMENT 1631/223
SHIMEN & CARRABBA ADDITION BLOCK 4, LOT 16 122/410
SHIMEN & CARRABBA ADDITION BLOCK 10, LOT 6 122/410
SHIMEN & CARRABBA ADDITION BLOCK 10, LOT 5 122/410
PROPOSED 8" WATER LINE
EXISTING DRIVEWAY
SHIMEN & CARRABBA ADDITION BLOCK 4, LOT 15 122/410
SHIMEN & CARRABBA ADDITION BLOCK 10, LOT 7 122/410
SHIMEN & CARRABBA ADDITION BLOCK 10, LOT 4 122/410
STATE HIGHWAY 6 FRONTAGE ROAD ROW VARIES
ISBELL STREET 40' R.O.W.
SHIMEN & CARRABBA ADDITION BLOCK 4, LOT 14 122/410
SHIMEN & CARRABBA ADDITION BLOCK 10, LOT 8 122/410
EXISTING 18" WATERLINE
EXISTING FIRE HYDRANT
EXISTING DRIVEWAY

50 25 0 50
SCALE IN FEET

LEGEND

- PROPERTY BOUNDARY
- RIGHT OF WAY
- 328 EXISTING CONTOUR
- 328 PROPOSED CONTOUR
- LOT LINE
- EXISTING EASEMENT
- PROPOSED EASEMENT
- ST ST ST ST STORM PIPE
- JUNCTION BOX
- STORM INLETS
- PROPOSED SANITARY MANHOLE
- EXISTING SANITARY MANHOLE
- S-8 S-8 PROPOSED SANITARY SEWER LINE
- S-12 S-12 EXISTING SANITARY SEWER LINE
- PROPOSED CURB AND GUTTER
- EXISTING SIDEWALK
- PROPOSED SIDEWALK
- W-8 W-8 PROPOSED WATERLINE
- W-12 W-12 EXISTING WATERLINE
- FIRE HYDRANT
- GATE VALVE

VICINITY MAP

TEXAS STATE HIGHWAY 6
WILKES ROAD
PROJECT LOCATION
TEXAS STATE HIGHWAY 21
OLD RELIANCE ROAD

MARK	REVISION	BY	DATE

Schultz Engineering, LLC
2730 Longmire, Suite A
College Station, Texas 77845
979.764.3900
TBPE NO. 12327

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY DEVEN L. DOYEN, P.E., LICENSE NO. 109835 OCTOBER 16, 2014

RELEASED FOR CONSTRUCTION

SURVEYED	DESIGNED	DRAWN	APPROVED	JOB NO.	DATE
KERR	DLD	DLD	JPS	14-350	OCTOBER 2014

STATE OF TEXAS
DEVEN L. DOYEN
109835
LICENSED PROFESSIONAL ENGINEER
10/16/14
FIRM # 12327
SCHULTZ ENGINEERING, LLC

6 AT 21 CROSSING COMMERCIAL SUBDIVISION

WATER & SEWER IMPROVEMENTS
BRYAN, TX

OVERALL WATER & SEWER PLAN

SCALE
VERTICAL
HORIZONTAL 1"=50'
PLOTTING SCALE: 1:1
FILE NAME: 14-350

SHEET 1 / 4