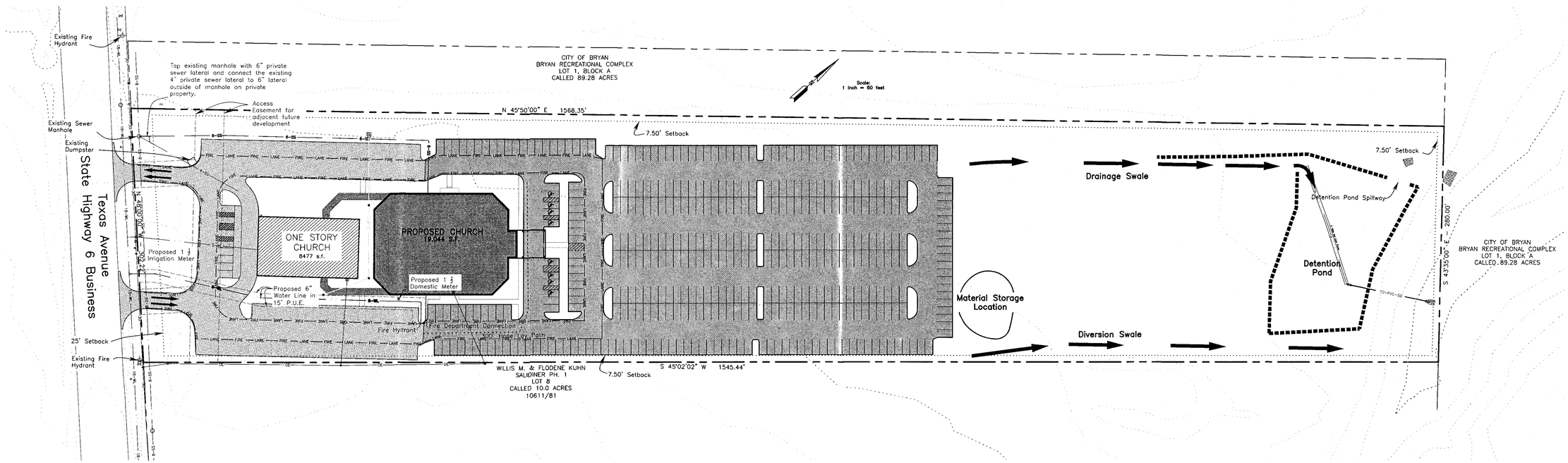
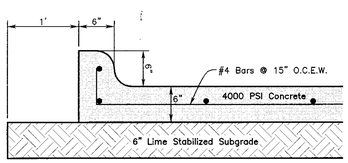
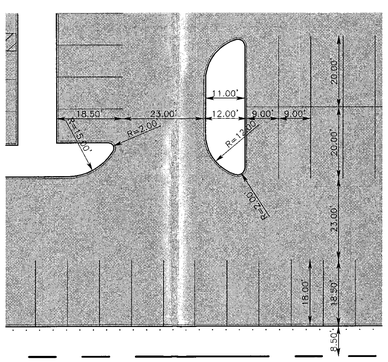
PROJECT BENCHMARK: 60 D Nail between front parking lot and Texas Avenus (50' south of dumpster.) Elev: 343.52





STANDARD CONCRETE PAVEMENT DETAIL

NTS



Typ. Parking Space Dimensions

VICINITY MAP

GENERAL CONSTRUCTION NOTES:

1. It shall be the responsibility of the Contractor to verify the exact location of ALL existing underground utilities. Furthermore, the Contractor shall contact all utility company representatives a minimum of 48 hours in advance of any excavation.

   a. Contact Dig Tess @ 1-800-344-8377
   b. Contact Bryan Water Utilities @ 209-5900
   c. Contact Josh Norton @ ATMOS 774-2506
   d. Contact Mike Lavender @ Suddenlink 846-2229
   e. Contact Isabel Cantu @ BTU 821-5770
   f. Contact Mitchell Gas @ 779-4460
   g. Contact Union Pacific Resources @ 778-8525
   h. Contact Richard Wallace @ Verizon 821-4752

2. All construction shall be in accordance with the 2012 B/CS Unified Technical Specifications, Water and Sewer and Generals and 2012 B/CS Unified Design Details. All inspection shall be performed by the staff of the City Engineer of Bryan. All construction shall be coordinated with the City of Bryan City Engineer.
3. In lieu of using the construction materials indicated in these plans, the Contractor shall obtain written approval from the City Engineer for any substitution prior to Construction. Requests for changes should include product information and an engineers seal where applicable. The contractor shall be financially responsible for the engineer's time spent reviewing changes and redesigning based on contractors requests.
4. Trench Safety Requirements shall be in accordance with O.S.H.A. Standard 29 CFR Part 1926 Subpart P. For general requirements, see Sheet S3 for details.
5. TRENCHING AND BACKFILLING: All trenching and backfilling shall conform to the specifications set out herein. Testing shall be provided by a certified laboratory, at the Owner's expense, to verify these standards. Any retesting due to substandard work shall be at the expense of the Contractor. Structural areas shall include all sidewalks and shall extend 5' beyond the curb lines of all streets, alleys and parking areas.
6. It is the responsibility of the contractor to comply with all State and Federal Regulations regarding construction activities near energized overhead power lines. Additionally, the contractor shall coordinate all proposed work and procedures with BTU.
7. All materials & labor not identified as a Separate Bid Item shall be considered subsidiary to the item in which it is used. All materials and equipment shall be both furnished and installed unless otherwise noted.
8. The Contractor must provide construction staking from the information provide on these plans.
9. All soil exposed by construction shall receive cellulose fibermulch seeding.
10. Trenches may be left open overnight if properly barricaded.
11. Adjustment of Water Meters, Valves, Manholes, Irrigation Systems, and any other Public or Private Utility, etc. are not separate pay items. The Price of the adjustment shall be subsidiary to the construction of Sewer Line, Force Main, etc.
12. The contractor shall coordinate with Suddenlink Communications, BTU, Atmos Energy, and Verizon to adjust the location of existing facilities.
13. The contractor is responsible for traffic control. This is not a separate pay item.
14. No spoil areas are available on this site.
15. All signage will be permitted separately.
16. The Contractor shall be responsible for the containment and proper disposal of all liquid and solid waste associated with this project. The contractor shall use all means necessary to prevent the occurrence of windblown litter from the project site.
17. The Contractor shall assure that inspection of all work is completed by the Geotechnical Engineer and/or the owner's representative.
18. Demolition/Construction Waste – Site is required to provide containment for waste prior to and during demolition/construction. Solid waste roll off boxes and/or metal dumpsters shall be supplied by City or City permitted contractor(s) only.*
19. Irrigation System – Potable water supply must be protected by either the atmospheric or pressure vacuum breaker, or testable double check valve assembly, and installed as per City Ordinance.
20. Washout area for concrete trucks is provided at the designated "Proposed Staging Area", shown on sheet C6.01, "Staging and Sign Plan".

SITE PLAN NOTES:

1. Name of Project: Ministerio De Restauracion Ebenezer
2. Project Description: New Sanctuary
3. Legal Description: SALIDINER PH 1, LOT 9, ACRES 10.6
4. Owner: MINISTERIO DERESTAURACION EBEN-EZER
5. Mailing Address: PENTECOSTAL HOLINESS CHURCH, 205 S PARKER AVE, BRYAN, TX 77803-6927
6. Engineer: Mitchell & Morgan, L.L.P., 3204 Earl Rudder Fwy S, College Station, Texas 77845, (979) 260-6963
7. Zoning: Single Family 7000
8. Existing Use: Church Proposed Use: Church
9. Setbacks: Per City of Bryan Ordinances
10. Site Area: 10.3941 acres
11. Water Demands : 41 gpm by fixture units.
12. Sanitary Demands: 41 gpm by fixture units.
13. See architechtural drawings for all building information.
14. The proposed building has no food preparation and cooding facilities.
15. This site does not lie within the 100-year floodplain boundary per FEMA's Flood Insurance Rate Map panel 48041C0215F. Effective Date: April 02, 2014.
16. Owner shall call BTU Line Design at 821-5770 at least 90 days before power is needed to begin the process for providing power to the area.

Parking:
Required Parking: 1000 seats * 1 Space/ 2 seats = 500 spaces.
Provided Parking: 88 Existing Spaces + 416 Proposed = 504.
See architechtural drawings for all building information.
This site does not lie within the 100-year floodplain boundary per FEMA's Flood Insurance Rate Map panel 48041C0215F. Effective Date: April 02, 2014.

Special Notes:
1. Buildings with metal exteriors are prohibited within all residential districts.
2.

MITCHELL M&M MORGAN
T.979.260.6963
F.979.260.3564
FIRM# 1443
3204 EARL RUDDER FWY S.
COLLEGE STATION, TX 77845
PLAN & DESIGN SPECIALISTS IN
CIVIL ENGINEERING • HYDRAULICS
HYDROLOGY • UTILITIES • STREETS
SITE PLANS • SUBDIVISIONS
www.mitchellandmorgan.com

22Jul14

STATE OF TEXAS
JOEL J. MITCHELL
80649
REGISTERED PROFESSIONAL ENGINEER

Nov 2014
Designed by: JM
Drawn By: JM

PLOTTED: 12:07:07 PM, Thursday
PLOTTED: 04 Feb 2015 - 2:03 pm

Prepared For:
Ministerio De Restauracion Eben-zer
c/o Enrique Saldana
5301 North Texas Avenue
Bryan, Tx 77803
979-778-1524

Revisions

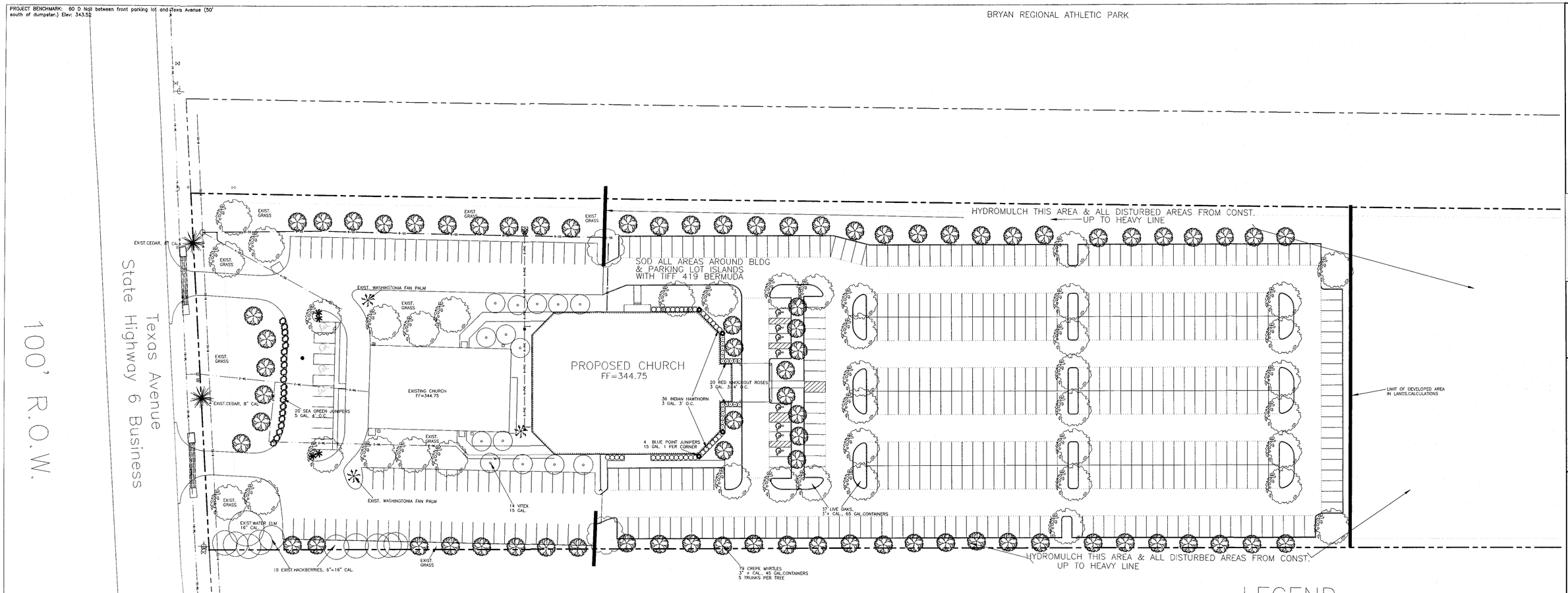
Site Plan
Ministerio De Restauracion Ebenezer
BRYAN, TEXAS

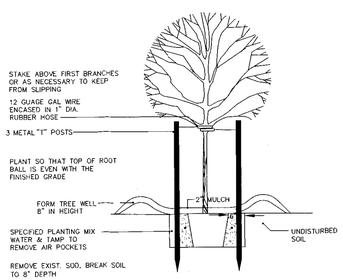
SP

Of 13 Sheets

PROJECT BENCHMARK: 60 D Nail between front parking lot and Texas Avenue (50' south of dumpster.) Elev: 343.52

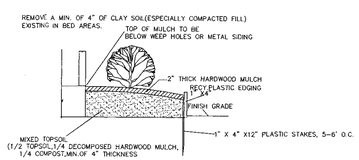
BRYAN REGIONAL ATHLETIC PARK





TREE DETAIL FOR CANOPY TREES

SCALE: NOT TO SCALE



PLANTER BED SECTION

SCALE: NOT TO SCALE

LANDSCAPE CALCULATIONS

DEVELOPED AREA = 289,700 SF
15% OF DEV.AREA = 43,455 SF REQUIRED LANDSCAPING

EXISTING CANOPY TREES
13 EXIST. CANOPY TREES X 225 SF/TREE= 2,925 SF

TREE LANDSCAPE REQUIREMENTS
MIN. 50% OF 43,455 SF= 21,727 SF MIN.AS TREES
MIN. 50% OF 21,727 = 10,863 SF MIN. AS CANOPY TREES

TREE SIZE REQUIREMENTS
FOR CANOPY TREES
8' MIN.HT.
1-1/2" TO 3" TRUNK DIAM.
FOR NON CANOPY TREES
6' MIN.HT.
1-1/2" TO 3" TRUNK DIAM.

GRASS/GROUNDCOVER REQUIREMENTS
COMPLETE COVERAGE BY GRASS,LIVE GROUNDCOVER,AND OR NONVEGETATIVE GROUNDCOVER APPROVED BY THE CITY IS REQUIRED IN AREAS NOT COVERED BY TREES OR SHRUBS.10 SF WILL BE GRANTED FOR EVERY 100 SF.OF GRASS OR LIVE GROUNDCOVER,NOT EXCEEDING 15% OF THE OVERALL LANDSCAPE REQUIREMENT

PROPOSED LANDSCAPE
44 CANOPY TREES,LIVE OAKS,3" CAL. 65 GAL=15,400 SF.
93 NON CANOPY TREES,3" CAL.MIN.,45 GAL.= 20,925 SF.
TOTAL TREE AREA= 22,727 SF, 15,400 + 20,925 + 2,925 (EXISTING)
56 SHRUBS,3 GAL. X 10 SF EACH = 560 SF.
36 INDIAN HAWTHORN,3 GAL. + 20 KNOCKOUT ROSES,3 GAL.
4 BLUE POINT JUNIPERS, 15 GAL. X 15 SF EACH= 60 SF.
GRASS AREA(MAX. 15% OF 44,035= 6,605 SF MAX.
TOTAL LANDSCAPE AREA
43,550 SF. PROVIDED
43,455 SF. REQUIRED

NOTES:
1. 100% COVERAGE OF GROUND COVER OR GRASS IS REQUIRED IN ALL AREAS
2.GROUND COVER WILL BE TIFF BERMUDA SOD AROUND NEW BLDG. AND PARKING LOT ISLANDS,AND BERMUDA HYDROMULCH OTHER AREAS DISTURBED BY CONSTRUCTION

LEGEND

- 44 LIVE OAKS, 3" + CAL. 65 GAL.CONTAINERS
- 79 CREPE MYRTLES, TUSCARORA PINK, 3"+ CAL, 5 TRUNKS PER TREE, 45 GAL
- 14 VITEX TREES, 45 GAL. 3" CAL.
- EXISTING TREES
- 4 BLUE POINT JUNIPERS, 15 GAL.
- 36 INDIAN HAWTHORN, 3 GAL.
- 20 RED KNOCKOUT ROSES, 3 GAL.
- EXISTING SAGO PALMS
- EXISTING WASHINGTONIA FAN PALMS
- EXISTING CEDAR TREES

NORTH

SCALE: 1" = 40'

BRAZOS LAND DESIGN
2731 Sandy Circle,College Station,Texa
979-324-6387 dwood@brazoslanddesign.con

Nov 2014
Designed By: JN
Drawn By: JM

FILENAME: 1427-LP-Church Landscape.dwg
PLOTTED: On Feb 05,2015 - 3:08 pm

Prepared For:
Ministerio De Restauracion
Eben-zer
C/o Enrique Saldana
5301 North Texas Avenue
Bryan, Tx 77803
979-778-1524

Revisions

LANDSCAPE PLAN
Ministerio De Restauracion Ebenezer
BRYAN, TEXAS

LP

Of 13 Sheets