Curve Table				
Curve	Length	Radius	Delta	Chord Direction
C1	79.79'	284.97'	016°02'30"	N55°32'47"W-79.53'
C2	32.67'	84.99'	022°01'40"	N74°34'52"W-32.47'

Line Table		
Line	Length	Direction
L1	7.10'	N47°31'31"W
L2	36.74'	N85°35'40"W

PARKING ANALYSIS

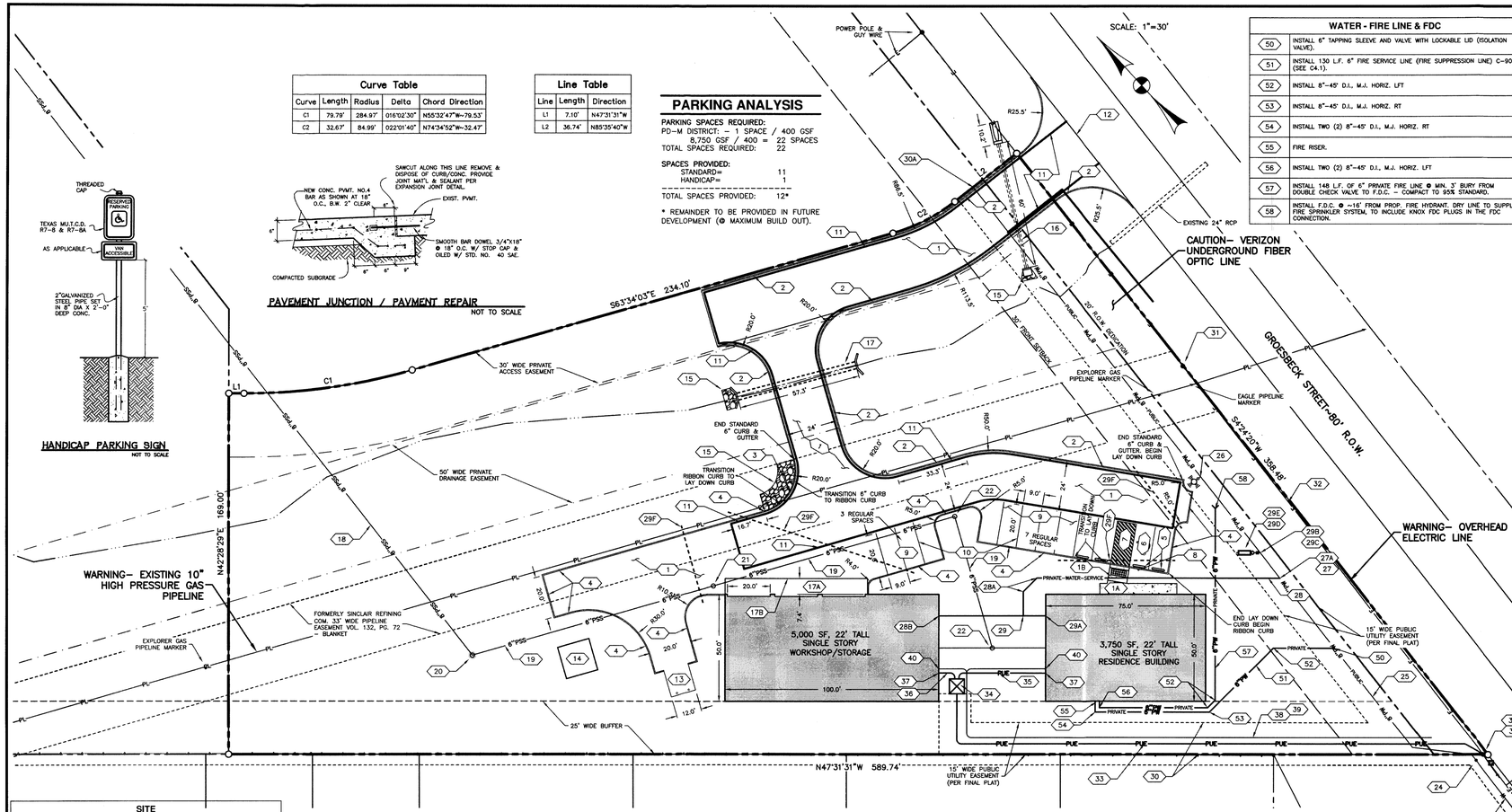
PARKING SPACES REQUIRED:
PD-M DISTRICT: – 1 SPACE / 400 GSF
8,750 GSF / 400 = 22 SPACES
TOTAL SPACES REQUIRED: 22

SPACES PROVIDED:
STANDARD= 11
HANDICAP= 1

TOTAL SPACES PROVIDED: 12*

* REMAINDER TO BE PROVIDED IN FUTURE DEVELOPMENT (@ MAXIMUM BUILD OUT).

SCALE: 1"=30'

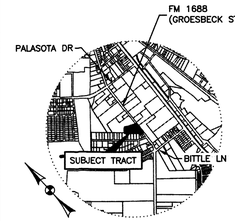


WATER - FIRE LINE & FDC	
50	INSTALL 6" TAPPING SLEEVE AND VALVE WITH LOCKABLE LID (ISOLATION VALVE).
51	INSTALL 130 L.F. 6" FIRE SERVICE LINE (FIRE SUPPRESSION LINE) C–909 (SEE C4.1).
52	INSTALL 8"–45° D.I., M.J. HORIZ. LFT
53	INSTALL 8"–45° D.I., M.J. HORIZ. RT
54	INSTALL TWO (2) 8"–45° D.I., M.J. HORIZ. RT
55	FIRE RISER.
56	INSTALL TWO (2) 8"–45° D.I., M.J. HORIZ. LFT
57	INSTALL 148 L.F. OF 6" PRIVATE FIRE LINE @ MIN. 3' BURY FROM DOUBLE CHECK VALVE TO F.D.C. – COMPACT TO 95% STANDARD.
58	INSTALL F.D.C. @ ~16' FROM PROP. FIRE HYDRANT. DRY LINE TO SUPPLY FIRE SPRINKLER SYSTEM, TO INCLUDE KNOX FDC PLUGS IN THE FDC CONNECTION.

WATER	
	SEE PROPOSED 8" WATERLINE PLAN/PROVILE FOR MORE COMPLETE DETAILS.
23	EXISTING 6" WATER LINE (4' ASSUMED DEPTH).
24	EXISTING 2" BLOW OFF VALVE. TO BE REMOVED.
25	INSTALL 8" PVC PUBLIC WATERLINE (AWWA C–900, DR 14). SEE C4.1
26	INSTALL 8"x6" D.I., M.J. TEE (RESTRAINED JOINTS). INSTALL STD C.O.B. FIRE HYDRANT ASSEMBLY WITH ALL ACCOMPANYING APPURTENANCES ON 6" BRANCH. SEE C4.1
27	INSTALL 1" SINGLE SERVICE. PER COB STD. DETAILS.
27A	INSTALL ONE (1) 3/4" DOMESTIC WATER METER.
28	INSTALL 134 L.F. OF 1" PRIVATE SERVICE LINE.
28A	INSTALL 1" – 45° FITTING PER COB DETAILS.
28B	INSTALL 39 L.F. OF 1" PRIVATE SERVICE LINE.
29	INSTALL 1" x 1" TEE.
29A	INSTALL 11 L.F. OF 1" PRIVATE SERVICE LINE.
29B	INSTALL 1.5" WATER SERVICE FOR IRRIGATION.
29C	INSTALL 1.5" WATER METER FOR IRRIGATION. PER BRYAN STD. DETAILS.
29D	INSTALL BACKFLOW PREVENTER (DOUBLE CHECK VALVE) ON NEW IRRIGATION LINE.
29E	INSTALL APPROXIMATELY 5 L.F. OF 1.5" WATER LINE STUBOUT FOR IRRIGATION LINES. CAP & MARK END WITH 4" PVC PIPE PAINTED BROWN EXTENDING 3" ABOVE GROUND.
29F	INSTALL IRRIGATION SLEEVES (2–4" PVC–SCHED 40) EXTEND 3' BEYOND BACK OF CURB OR EDGE OF PAVEMENT. CAP & MARK ENDS WITH 4" PVC PAINTED BROWN EXTENDING 3' ABOVE GROUND.
30	PROPOSED 15' WIDE PUBLIC UTILITY EASEMENT.
30A	INSTALL 8" D.I., M.J. CAP W/ 2" BLOW OFF VALVE

ELECTRIC	
31	EXISTING POWER POLE.
32	EXISTING OVERHEAD ELECTRIC LINE.
33	INSTALL RISER.
33	INSTALL ~261 LF PRIMARY ELECTRIC CONDUIT (2–4" GRAY SCHED. 40 PVC W/ PULL STRINGS & END CAPS).
34	ELECTRICAL TRANSFORMER & CONCRETE PAD. PER STD. CITY OF BRYAN DETAILS.
35	INSTALL ~43 UNDGROUND ELECTRIC SERVICE LINE. INSTALL 4–4" PVC (GRAY SCHED. 40) CONDUIT FOR ELECTRIC SERVICE WITH END CAPS & PULL STRING. TURN ENDS UP INTO TRANSFORMER & AT BUILDING. INSTALL TO WITHINO 5 FEET OF THE BUILDING, THEN RETURN DURING BUILDING CONSTRUCTION TO STUB UP INTO PANEL LOCATION.
36	INSTALL ~10 UNDGROUND ELECTRIC SERVICE LINE. INSTALL 4–4" PVC (GRAY SCHED. 40) CONDUIT FOR ELECTRIC SERVICE WITH END CAPS & PULL STRING. TURN ENDS UP INTO TRANSFORMER & AT BUILDING. INSTALL TO WITHINO 5 FEET OF THE BUILDING, THEN RETURN DURING BUILDING CONSTRUCTION TO STUB UP INTO PANEL LOCATION.
37	INSTALL ELECTRIC PANEL & METER ON BUILDING.

VERIZON & SUDDENLINK	
	CONTACT BRENDA VAJDAK (PH: 979–821–4770) @ VERIZON FOR EXACT REQUIREMENTS. INSTALL 2–4" PVC VERIZON CONDUIT @ 36" BURY.
	CONTACT CHRIS GOOTEE (PH: 979–595–2429) @ SUDDENLINK FOR EXACT REQUIREMENTS. SUDDENLINK CONDUIT TO FOLLOW VERIZON ROUTE. INSTALL 2–2" PVC CONDUIT, MIN. 30" BURY, PROVIDE MIN. 6" VERTICAL SEPARATION BETWEEN CROSSING UTILITIES.
38	VERIZON – INSTALL ~300 LF OF 2–4" VERIZON CONDUIT WITH PULL STRING @ 36" BURY. COORDINATE EXACT ROUTE WITH VERIZON, END WITH 20' OF ELECTRICAL GROUND, CAP AND MARK END WITH 4" PVC PAINTED ORANGE EXTENDING 4' ABOVE GROUND. END AT ELL UP 12" ABOVE FINISHED GRADE. MARK WITH "VERIZON" TEXT OR STICKER IN ADDITION TO ORANGE PAINTED PVC. CONTRACTOR TO RETURN AND INSTALL CONDUIT WITH ELL UP AT DEMARCATION POINT AFTER BUILDING CONSTRUCTION.
39	INSTALL ~300 LF OF 2–2" PVC SUDDENLINK CONDUIT WITH PULL STRING, FOLLOW VERIZON CONDUIT ROUTE TO BUILDING @ 30" MIN. BURY. NOT TO BE LOCATED IN SAME TRENCH AS VERIZON. CAP AND MARK END WITH 2" PVC PAINTED ORANGE EXTENDING 4' ABOVE GROUND. COORDINATE EXACT ROUTE WITH SUDDENLINK.
40	APPROXIMATE TELECOMMUNICATIONS DEMARCATION POINT ON BUILDING.



VICINITY MAP
(NOT TO SCALE)

SITE SPECIFIC NOTES

1. PROJECT IDENTIFICATION:
PROJECT NAME: SOS MINISTRIES PHASE II.
LOCATION: 1700 GROESBECK
LEGAL DESCRIPTION: LOT 2, BLOCK 1, SAVE OUR STREETS SUBDIVISION.

2. APPLICANT INFORMATION:
SOS MINISTRIES
c/o J.J. RAMERIAZ
P.O. BOX 2866
BRYAN, TEXAS
(979) 775–5357

3. OWNER INFORMATION:
SOS MINISTRIES
C/O J.J. RAMERIAZ
P.O. BOX 2866
BRYAN, TEXAS
(979) 775–5357

4. TOTAL SITE AREA TO BE DISTURBED IS: 2.34 ACRES.

5. CURRENT ZONING: THE SUBJECT PROPERTY IS ZONED PLANNED DEVELOPMENT – MIXED USE DISTRICT (PD–M) AND ALL DEVELOPMENTS SHALL BE IN ACCORDANCE WITH THE SPECIFIC DEVELOPMENT REQUIREMENTS FOR THE PD–M DISTRICT.

6. CURRENT USE: VACANT

7. PROPOSED USE & IMPROVEMENTS: 5,000 SQ.FT. & 3,750 SQ.FT. MIXED USE CENTER, WATER, SANITARY SEWER AND PARKING.

8. NO PORTION OF THE SUBJECT TRACT (20.61 ACRES) LIES WITHIN THE 100 YEAR FLOODPLAIN ACCORDING TO THE F.E.M.A. FLOOD INSURANCE RATE MAP FOR BRAZOS COUNTY, TEXAS AND INCORPORATED AREAS. COMMUNITY NO. 480082, PANEL NO. 0141C, MAP NO. 48041C0141C. EFFECTIVE DATE: JULY 2, 1992.

9. ALL PUBLIC AND PRIVATE UTILITY LINES & SERVICE LINES INCLUDING WATERLINES, SANITARY SEWER LINES, ELECTRIC LINES, TV/CABLE, COMMUNICATIONS LINES, etc. SHALL BE UNDERGROUND INSTALLATIONS AND INSTALLED TO CITY OF BRYAN STANDARDS.

10. BUILDING AREA: 5,000 SQ.FT. & 3,750 SQ.FT.

11. DIMENSIONS ARE MEASURED TO FACE OF CURB UNLESS OTHERWISE NOTED

12. ALL DISTURBED EARTH MUST BE 100% COVERED WITH ESTABLISHED GRASS OR GROUND COVER PRIOR TO CERTIFICATE OF OCCUPANCY.

13. ALL BACK FLOW DEVICES MUST BE INSTALLED AND TESTED UPON INSTALLATION AS PER CITY ORDINANCE.

14. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR COORDINATING INSTALLATION OF ALL FRANCHISE & PRIVATE UTILITIES WITH EARTHWORK & PAVEMENT CONSTRUCTION. GENERAL CONTRACTOR IS RESPONSIBLE FOR FURNISHING & INSTALLING ANY NECESSARY UTILITY CONDUIT PRIOR TO SUBGRADE PREPARATION & PAVING OPERATION. GENERAL CONTRACTOR IS RESPONSIBLE FOR DETERMINATION OF UTILITY INSTALLATION ORDER.

15. ALL ROOF AND GROUND MOUNTED MECHANICAL EQUIPMENT SHALL BE SCREENED FROM VIEW FROM ANY PUBLIC RIGHT–OF–WAY OR RESIDENTIAL DISTRICT WITHIN 150' OF THE SUBJECT LOT. SUCH SCREENING SHALL BE COORDINATED WITH BUILDING ARCHITECTURE.

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 WIND BLOWN LITTER FROM THE PROJECT SITE.

17. 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.

18. CONTRACTOR IS RESPONSIBLE FOR COORDINATING TEMPORARY WATER OUTAGE WITH ADJACENT & AFFECTED PROPERTIES AS WELL AS WITH CITY OF BRYAN WATER SERVICES.

19. POTABLE WATER PROTECTION – ALL DEVICES, APPURTENANCES, APPLIANCES AND APPARATUS INTENDED TO SERVE SOME SPECIAL FUNCTION AND THAT CONNECTS TO THE WATER SUPPLY SYSTEM, SHALL BE PROVIDED WITH PROTECTION AGAINST BACKFLOW AND CONTAMINATION OF THE WATER SUPPLY SYSTEM.

20. ALL RESIDENCES SHALL BE BRICK AND HARDIPLANK SIDED WITH STANDING SEAM METAL ROOFS AND BE COLOR MATCHED TO THE EXISTING SOS (SAVE OUR STREETS) FACILITY.

21. ALL OFF–STREET PARKING SHALL BE PROVIDED AT A RATIO OF ONE (1) SPACE PER FOUR HUNDRED (400) SQUARE FEET OF GROSS FLOOR AREA OF ALL BUILDINGS ON THE SUBJECT PROPERTY AT BUILD OUT, PER THE PLANNED DEVELOPMENT – MIXED USE DEVELOPMENT REQUIREMENTS.

22. OUTDOOR STORAGE OF LANDSCAPING MATERIAL AND EQUIPMENT SHALL BE ALLOWED IN THE GENERAL AREA SPECIFIED ON THE DEVELOPMENT PLAN, SO LONG AS ANY SUCH MATERIAL IS COMPLETELY SCREENED FROM VIEW FROM PUBLIC RIGHT –OF– WAY FOR GROESBECK STREET. ALLOWABLE SCREENING MATERIALS SHALL INCLUDE SOLID WOOD (NOT INCLUDING PLYWOOD, PARTICLEBOARD, OR SIMILAR COMPOSITE), MASONRY (BRICK OR STONE), A COMBINATION SOLID WOOD AND MASONRY, EARTHEN BERMS AND LANDSCAPING, SO LONG AS ALL PLANT MATERIALS USED FOR SCREENING PURPOSES ARE OF AN EVERGREEN NATURE AND OF SUFFICIENT HEIGHT AND TYPE TO COMPLETELY BLOCK THE VIEW OF MATERIALS AND EQUIPMENT STORED.

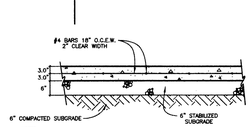
23. CONTRACTOR TO CONTACT TEXAS811 AT LEAST ONE WEEK PRIOR TO CONSTRUCTION FOR LOCATION SERVICES. SPECIFIC ATTENTION SHOULD BE PAID TO FRANCHISE UTILITIES AS WELL AS OIL AND GAS PIPELINE COMPANIES. SHOULD A CONFLICT ARISE BETWEEN THE PROPOSED CONSTRUCTION AND AN EXISTING UTILITY, CONTACT CIVIL ENGINEERING CONSULTANTS 48 HOURS PRIOR TO CONSTRUCTION & AWAIT INSTRUCTION.

24. THE OWNER SHALL OBTAIN AN INDEPENDENT TESTING LABORATORY TO CONDUCT ALL MATERIALS/COMPACTION TESTING. CONTRACTOR IS RESPONSIBLE TO NOTIFY AND COORDINATE WITH LABORATORY IN ADVANCE OF WHEN OPERATIONS WILL BE PERFORMED. INITIAL TESTING SHALL BE PAID FOR BY THE OWNER, FAILED TESTS AND RE–TESTS SHALL BE PAID FOR BY THE CONTRACTOR. WORK WILL NOT BE ACCEPTABLE FOR PAYMENT WITHOUT PASSED TEST RESULTS. COPIES OF RESULTS TO BE DELIVERED TO OWNER AND CIVIL ENGINEERING CONSULTANTS.

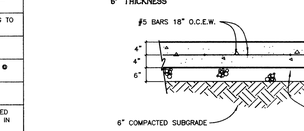
25. GREASE TRAPS:
THE SUBJECT BUILDING HAS A TWO KITCHENS. FIXTURE COUNT: 6 PER KITCHEN (PER ARCHITECT'S DRAWINGS). IT HAS BEEN DETERMINED THAT A 40 POUND GREASE TRAP (LOCATED UNDER THE COUNTER IN EACH KITCHEN) WILL MEET THE FLOW RATE REQUIREMENTS. REFER TO M.E.P. PLANS FOR SPECIFIC DETAILS.

SITE	
1	INSTALL 6" CONCRETE PAVEMENT ON ALL DRIVE ISLES, #4 BARS @ 12" O.C.E.W.
1A	4" THICK REINFORCED CONCRETE SIDEWALK. EXTEND BUILDING SELECT FILL &/OR STABILIZATION TO EXTENT OF ADJACENT SIDEWALK
1B	INSTALL STANDARD 6" REINFORCED CONCRETE CURB & GUTTER POURED MONOLITHICALLY WITH PAVEMENT.
2	INSTALL STANDARD FLUSH RIBBON CURB POURED MONOLITHICALLY WITH PAVEMENT.
3	INSTALL STANDARD LAY DOWN CURB POURED MONOLITHICALLY WITH PAVEMENT.
4	INSTALL 6' CONCRETE WHEEL STOP (FACE OF WHEEL STOP TO BE 2' FROM CURB).
5	PROVIDE HANDICAP PARKING SPACE (VAN ACCESSIBLE WITH UNIVERSAL HANDICAP SYMBOL PAINTED IN SPACE).
6	PROVIDE HANDICAP LOADING ZONE – PAVEMENT MARKING ACCORDING TO TAS/ADA.
7	INSTALL MOUNTED HANDICAP SIGN – VAN ACCESSIBLE.
8	INSTALL 5" CONCRETE PAVEMENT ON ALL PARKING AREAS, #4 BARS @ 12" O.C.E.W.
9	PROVIDE 4" WIDE PARKING STRIPE (WHITE – 9'x20' TYPICAL).
10	PROVIDE FIRE LANE DESIGNATION – 8" WIDE FIRE LANE STRIP PAINTED RED WITH WORDING "FIRE LANE – NO PARKING – TOW AWAY ZONE" IN 4" WHITE LETTERS. WORDING MAY NOT BE SPACED MORE THAN 15' APART. PAINT CURB OR PAVEMENT.
11	INSTALL J–JOINT CONCRETE CONNECTION AT PAVEMENT INTERSECTION.
12	INSTALL 12' WIDE x 12' DUMPSTER PAD WITH BOLLARDS & LAY DOWN CURBS. 8" CONCRETE PAVEMENT WITH #5 BARS @ 12" O.C.E.W.
13	CONCRETE WASHOUT AREA.
14	ROCK RUBBLE RIP–RAP: TO BE LIMESTONE USING GENERALLY 50 lb–100 lb PIECES W/ SMALLER ROCK FILLING VOIDS. ROCK TO BE INSTALLED TO 1.0' MIN. THICKNESS. INSTALL SOIL RETENTION FILTER FABRIC BENEATH ROCK PER TXDOT MATERIAL SPEC. D–9–8600. RUBBLE TO BE HAND PLACED PROVIDING A NEAT, UNIFORM, TIGHT SURFACE IN ACCORDANCE W/ TXDOT SPEC. ITEM 432, STONE RIP–RAP (TYPE F). BROKEN CONCRETE MAY NOT BE USED. NO SOIL SHOULD BE VISIBLE THROUGH RIP–RAP.
15	INSTALL 18" RCP @ 2% GRADE W/ 6:1 SAFETY END TREATMENT (UPSTREAM). 4'x8" HEAD WALL WITH 4'x3' SPLASH PAD & RIP–RAP (DOWNSTREAM). SEE GRADING PLAN.
16	INSTALL 2'H x 3'W CONCRETE BOX CULVERT @ 2% GRADE W/ CONCRETE WING–WALL END TREATMENTS. SEE GRADING PLAN.
17	INSTALL 6" CONCRETE APRON, #4 BARS @ 12" O.C.E.W.
17A	PROVIDE CONSTRUCTION JOINT BETWEEN APRON & PAVEMENT.
17B	

SANITARY	
	INSTALL 8" & 6" (PRIVATE) SANITARY SEWER SERVICE LINE. SEE PLAN/PROFILE FOR COMPLETE DETAILS.
18	8" PVC SANITARY SEWER SERVICE LINE.
19	6" PVC SANITARY SEWER SERVICE LINE.
20	INSTALL SANITARY SEWER MANHOLE. TOP: 340.41 FL IN: 331.77 6" PVC FL OUT: 331.53 8" PVC
21	INSTALL SANITARY SEWER CLEANOUT.
22	INSTALL DOUBLE SANITARY SEWER CLEANOUT.



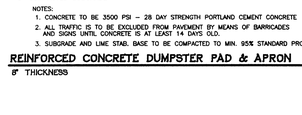
HANDICAP PARKING SIGN
NOT TO SCALE



PAVEMENT JUNCTION / PAVMENT REPAIR
NOT TO SCALE

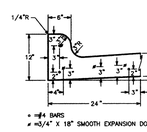
NOTES:
1. CONCRETE TO BE 3000 PSI – 28 DAY STRENGTH PORTLAND CEMENT CONCRETE
2. TEST CYLINDERS TO BE TAKEN 1 SET PER 100 CY OF CONCRETE PLACED or 3 PER POUR (MIN).
3. ALL TRAFFIC IS TO BE EXCLUDED FROM PAVEMENT BY MEANS OF BARRICADES AND SIGNS UNTIL CONCRETE IS AT LEAST 14 DAYS OLD.
4. SUBGRADE AND STABILIZED SUBGRADE TO BE COMPACTED TO MIN. 95% STANDARD PROC. (ASTM D 698)

REINFORCED CONCRETE PAVEMENT
6" THICKNESS
NOT TO SCALE



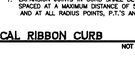
NOTES:
1. CONCRETE TO BE 3500 PSI – 28 DAY STRENGTH PORTLAND CEMENT CONCRETE
2. ALL TRAFFIC IS TO BE EXCLUDED FROM PAVEMENT BY MEANS OF BARRICADES AND SIGNS UNTIL CONCRETE IS AT LEAST 14 DAYS OLD.
3. SUBGRADE AND LIME STAB. BASE TO BE COMPACTED TO MIN. 95% STANDARD PROC. (ASTM D 698)

REINFORCED CONCRETE DUMPSTER PAD & APRON
8" THICKNESS
NOT TO SCALE



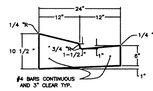
NOTES:
1. EXPANSION JOINTS IN CURB & GUTTER SHALL BE SPACED AT A MAXIMUM DISTANCE OF 50' APART AND AT ALL RADIUS POINTS, P.T.'S AND P.C.'S.
2. SLOPE GUTTER PER GRADING PLAN TO ENSURE POSITIVE DRAINAGE

MONOLITHIC CONCRETE CURB & GUTTER SECTION
NOT TO SCALE



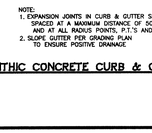
NOTE:
1. EXPANSION JOINTS IN CURB & GUTTER SHALL BE SPACED AT A MAXIMUM DISTANCE OF 50' APART AND AT ALL RADIUS POINTS, P.T.'S AND P.C.'S.

TYPICAL RIBBON CURB
NOT TO SCALE



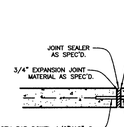
NOTE:
EXPANSION JOINTS IN CURB & GUTTER SHALL BE SPACED AT A MAXIMUM DISTANCE OF 50' APART AND AT ALL RADIUS POINTS, P.T.'S AND P.C.'S.

24" LAY DOWN GUTTER SECTION
NOT TO SCALE



NOTES:
1. EXPANSION JOINTS IN CURB & GUTTER SHALL BE SPACED AT A MAXIMUM DISTANCE OF 50' APART AND AT ALL RADIUS POINTS, P.T.'S AND P.C.'S.
2. SLOPE GUTTER PER GRADING PLAN TO ENSURE POSITIVE DRAINAGE

MONOLITHIC CONCRETE CURB & GUTTER SECTION
NOT TO SCALE



MATERIALS:
EJT. FILLER TO BE "SEALTIGHT–FIBRE EXPANSION JOINT FILLER"
EJT. SEALANT TO BE "SEALTIGHT–#164, HI–SPEC OR SOF–SEAL"
HOT APPLIED SEALANT – BOTH AS MFD. BY W.R. MEADOWS, INC.

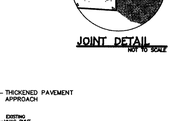
EXPANSION JOINT (EJT)
NOT TO SCALE

NOTE:
TYPICAL CONTRACTION JOINT SPACING:
SIDEWALKS – 5'
PARKING AREAS – 10'x10' SPACING.
MAIN DRIVE AISLES – 14'

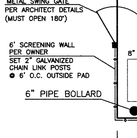
CONTRACTION JOINT
NOT TO SCALE

NOTE:
1. ALL PAVEMENT SURFACES SHALL BE BROOM FINISHED PERPENDICULAR TO PEDESTRIAN TRAFFIC FLOW.

STD. CONCRETE SIDEWALK
NOT TO SCALE

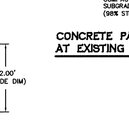


JOINT DETAIL
NOT TO SCALE

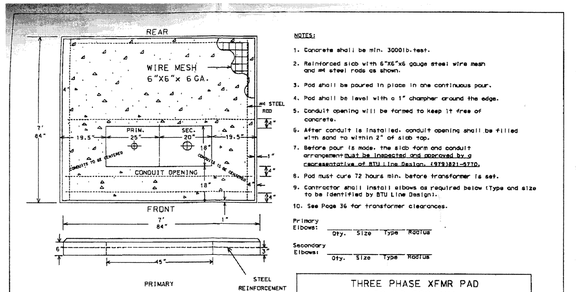


NOTES:
1. FOR INSTALLATIONS WHERE SITE GRADING EXTERIOR TO THE SCREENING WALL IS ABOVE DUMPSTER PAD ELEVATIONS, UTILIZE CONCRETE RETAINING WALL AND PLACE SCREENING WALL ON TOP TO ACHIEVE 6' TOTAL HEIGHT.
2. 8" REINF. CONC. PAD TO EXTEND UNDER SCREENING WALL.

DUMPSTER ENCLOSURE
NOT TO SCALE



CONCRETE PAVEMENT JUNCTION AT EXISTING HMAC PAVEMENT
NOT TO SCALE



NOTES:
1. Concrete shall be min. 3000lb test.
2. Reinforced slab with 6"X6"x6 gauge steel wire mesh and #4 steel rods as shown.
3. Pad shall be poured in place in one continuous pour.
4. Pad shall be level with a 1" chamfer around the edge.
5. Conduit opening will be formed to keep it free of concrete.
6. After conduit is installed, conduit opening shall be filled with sand to within 2" of slab top.
7. Before pour is made, the slab form and conduit arrangement must be inspected and approved by a representative of BTU Line Section (979)821–5710.
8. Pad must cure 72 hours min. before transformer is set.
9. Contractor shall install elbows as required below (type and size to be identified by BTU Line Section).
10. See Page 36 for transformer clearances.

Primary Elbows:

Qty.	Size	Type	Rigid/UG

Secondary Elbows:

Qty.	Size	Type	Rigid/UG

THREE PHASE XFMR PAD
150 TO 500 KVA
BRYAN TEXAS UTILITIES
NAME:
INVESTIGATION NO.:
ISSUED: BRYAN, TEXAS

23

Development Services
SEP 21 2016
RECEIVED

DON DURDEN, INC.
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SAN ANTONIO / LAREDO
BRYAN / COLLEGE STATION

STATE OF TEXAS
ALFRED A. PAINE
97221
LICENSED PROFESSIONAL ENGINEER
09/20/2016

REV	DATE	DESCRIPTION
1	9/20/16	SITE SPECIFIC NOTE 25 ADDED ADDRESSING GREASE TRAP

DESIGNED BY: DJD
DRAWN BY: DJD
APPROVED: APP
JOB NO:

SAVE OUR STREETS MINISTRIES

SITE PLAN
LOT 2, BLOCK 1
RESIDENTIAL / WORKSHOP & STORAGE
BRYAN, BRAZOS COUNTY, TEXAS

SHEET NO.
C1.2

H:\Land Projects R2\041\Zeno Phillips A–45\S.O.S. 19.6 Acre Tract\dwg\Acad 2015\Engineering\C1.2 Site Plan.dwg – September 21, 2016