

CONSTRUCTION DRAWINGS FOR

PROPOSED MULTI-FAMILY DEVELOPMENT WITH ASSOCIATED
PARKING, GRADING, DRAINAGE, AND UTILITY IMPROVEMENTS

FOR

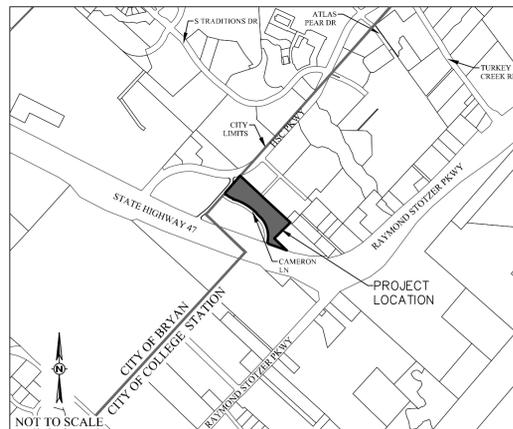
CAMWEST CROSSING MULTI-FAMILY CAMWEST CROSSING II SUBDIVISION BLOCK 1, LOT 1 COLLEGE STATION, TEXAS

SCHEDULE OF SHEETS



Know what's below.
Call before you dig.

VICINITY MAP



APRIL 2025



TBPE FIRM REGISTRATION NO. 12327
911 SOUTHWEST PARKWAY EAST
COLLEGE STATION, TEXAS 77840
979.764.3900

OWNER:

CAMWEST TRADITIONS LP
351 ADRIATIC PKWY
McKINNEY, TX 75072-5540

DEVELOPER:

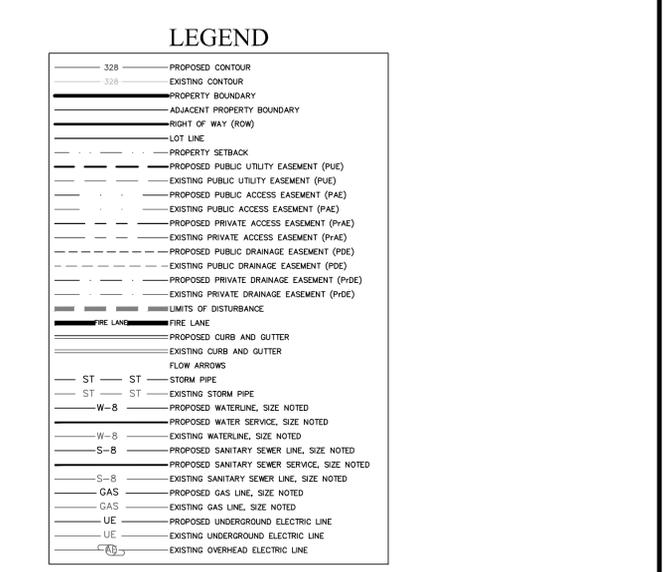
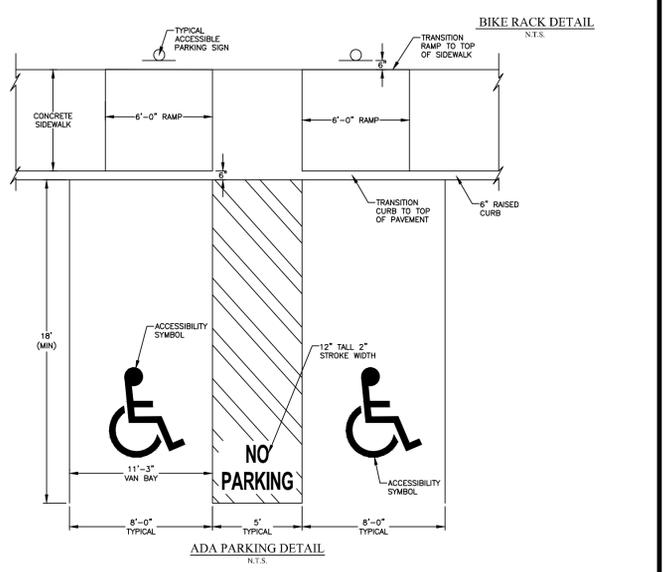
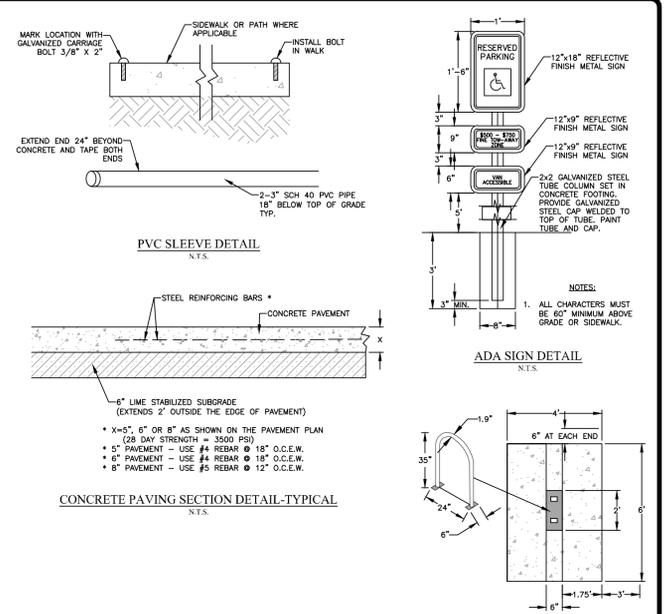
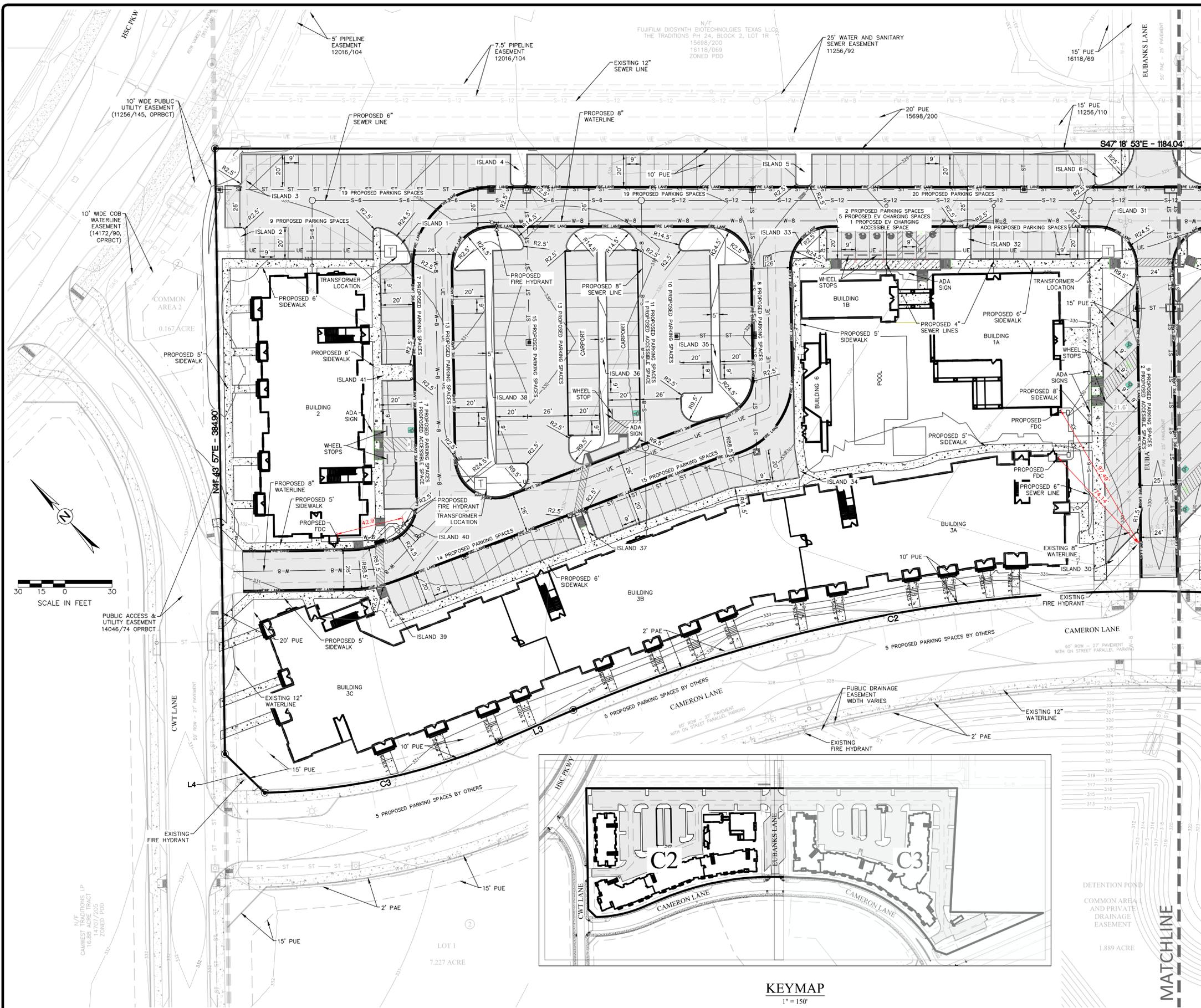
CWT/MREP TRADITIONS
8554 KATY FWY, STE 100
HOUSTON, TX 77024-2849
(713) 385-2242

SHEET	TITLE
C1	SITE PLAN (1 OF 3)
C2	SITE PLAN (2 OF 3)
C3	SITE PLAN (3 OF 3)
C4	SITE PLAN DETAILS
C5	PHASING PLAN
C6	GRADING PLAN (1 OF 4)
C7	GRADING PLAN (2 OF 4)
C8	GRADING PLAN (3 OF 4)
C9	GRADING PLAN (4 OF 4)
C10	PAVEMENT PLAN (1 OF 2)
C11	PAVEMENT PLAN (1 OF 2)
C12	OVERALL DRAINAGE & EROSION CONTROL PLAN
C13	DRAINAGE PLAN (1 OF 4)
C14	DRAINAGE PLAN (2 OF 4)
C15	DRAINAGE PLAN (3 OF 4)
C16	DRAINAGE PLAN (4 OF 4)
C17	UTILITY PLAN (1 OF 2)
C18	UTILITY PLAN (2 OF 2)
C19	WATERLINE W-1, STA. 0+10 TO 10+00, PLAN & PROFILE
C20	WATERLINE W-1, STA. 10+00 TO 17+35, PLAN & PROFILE
C21	WATERLINE W-2, STA. 0+00 TO 0+16, PLAN & PROFILE WATERLINE W-3, STA. 0+00 TO 0+36, PLAN & PROFILE WATERLINE W-4, STA. 0+00 TO 0+25, PLAN & PROFILE WATERLINE W-5, STA. 0+00 TO 0+14, PLAN & PROFILE
C22	SEWER PLAN & PROFILE
LP0.01	CITY REQS - LANDSCAPE PLAN
FIGURE W1	STANDARD WATER DETAILS SHEET 1 OF 2
FIGURE W2	STANDARD WATER DETAILS SHEET 2 OF 2
FIGURE S1	STANDARD SEWER DETAILS SHEET 1 OF 3
FIGURE S2	STANDARD SEWER DETAILS SHEET 2 OF 3

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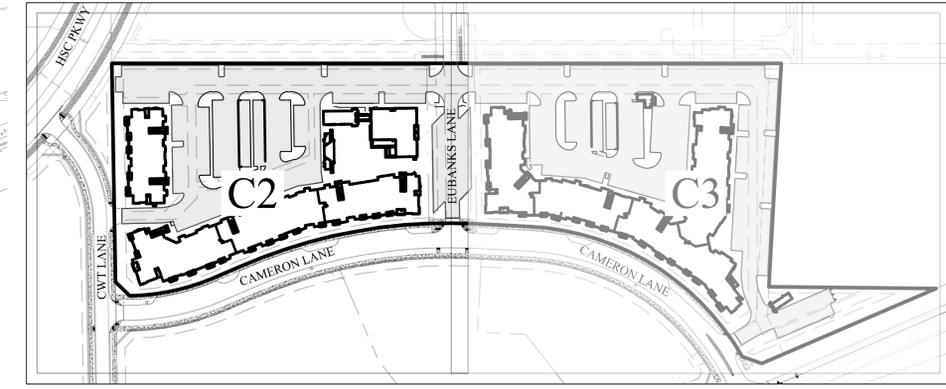
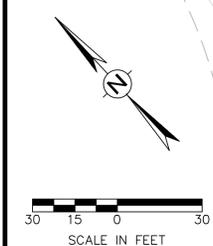
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ISSUED FOR REVIEW





LEGEND

---	PROPOSED CONTOUR
---	EXISTING CONTOUR
---	PROPERTY BOUNDARY
---	ADJACENT PROPERTY BOUNDARY
---	RIGHT OF WAY (ROW)
---	LOT LINE
---	PROPERTY SETBACK
---	PROPOSED PUBLIC UTILITY EASEMENT (PUE)
---	EXISTING PUBLIC UTILITY EASEMENT (PUE)
---	PROPOSED PUBLIC ACCESS EASEMENT (PAE)
---	EXISTING PUBLIC ACCESS EASEMENT (PAE)
---	PROPOSED PRIVATE ACCESS EASEMENT (PAE)
---	EXISTING PRIVATE ACCESS EASEMENT (PAE)
---	PROPOSED PUBLIC DRAINAGE EASEMENT (PDE)
---	EXISTING PUBLIC DRAINAGE EASEMENT (PDE)
---	PROPOSED PRIVATE DRAINAGE EASEMENT (PDE)
---	EXISTING PRIVATE DRAINAGE EASEMENT (PDE)
---	LIMITS OF DISTURBANCE
---	FIRE LANE
---	PROPOSED CURB AND GUTTER
---	EXISTING CURB AND GUTTER
---	FLOW ARROWS
ST	STORM PIPE
ST	EXISTING STORM PIPE
W-8	PROPOSED WATERLINE, SIZE NOTED
W-8	EXISTING WATERLINE, SIZE NOTED
S-8	PROPOSED SANITARY SEWER LINE, SIZE NOTED
S-8	EXISTING SANITARY SEWER LINE, SIZE NOTED
GAS	PROPOSED GAS LINE, SIZE NOTED
GAS	EXISTING GAS LINE, SIZE NOTED
UE	PROPOSED UNDERGROUND ELECTRIC LINE
UE	EXISTING UNDERGROUND ELECTRIC LINE
OE	EXISTING OVERHEAD ELECTRIC LINE



MARK	REVISION	BY	DATE

SCHULTZ Engineering, LLC
911 Southwest Pkwy E.
College Station, Texas 77840
979.764.3900
TBP E FIRM NO. 12327

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ISSUED FOR REVIEW

SURVEYED	DESIGNED	DRAWN	APPROVED	JOB NO.	DATE
KERR	RCF	RCF	JPS	24-254	APRIL 2025



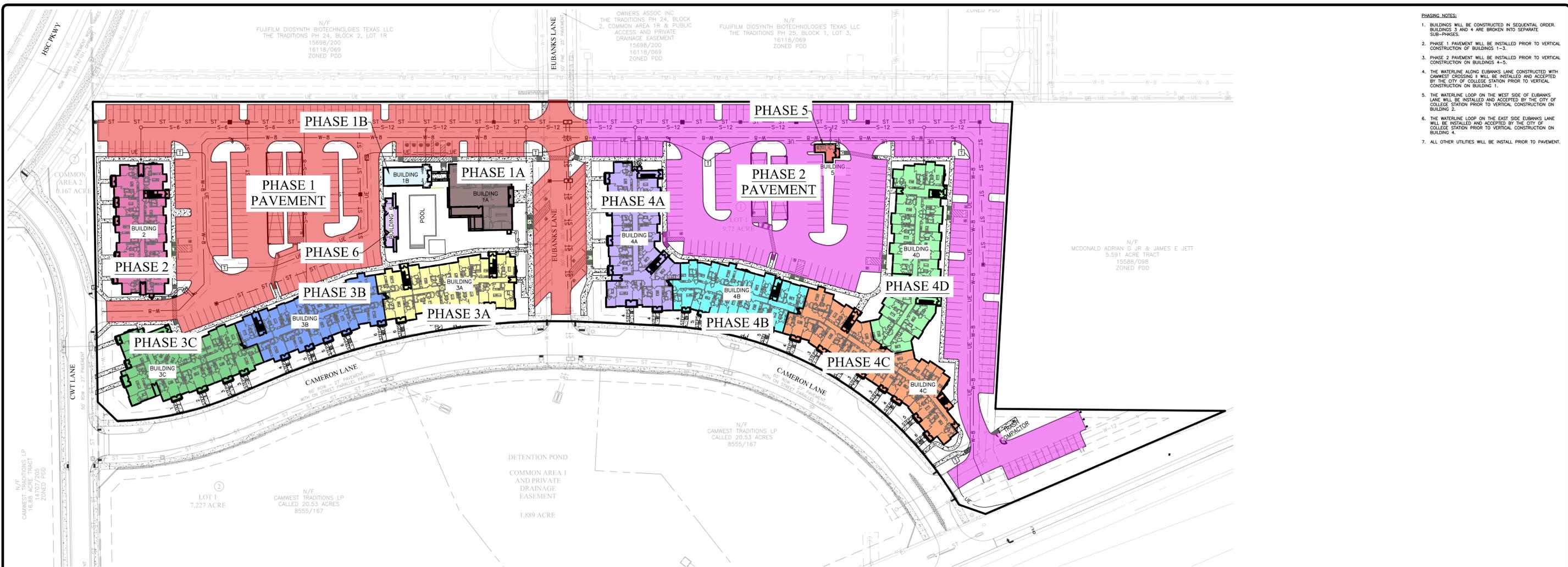
CAMWEST CROSSING MULTI-FAMILY
COLLEGE STATION, TX

SITE PLAN (2 OF 3)

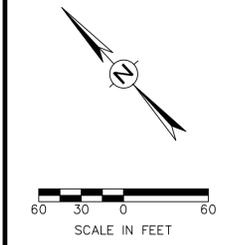
SCALE

VERTICAL: N/A
HORIZONTAL: 1"=30'
PLOTING SCALE: 1:1
FILE NAME: 24-254

SHEET C2



- PHASING NOTES:**
- BUILDINGS WILL BE CONSTRUCTED IN SEQUENTIAL ORDER. BUILDINGS 3 AND 4 ARE BROKEN INTO SEPARATE SUB-PHASES.
 - PHASE 1 PAVEMENT WILL BE INSTALLED PRIOR TO VERTICAL CONSTRUCTION OF BUILDINGS 1-3.
 - PHASE 2 PAVEMENT WILL BE INSTALLED PRIOR TO VERTICAL CONSTRUCTION ON BUILDINGS 4-5.
 - THE WATERLINE ALONG EUBANKS LANE CONSTRUCTED WITH CRAWWEST CROSSING 1 WILL BE INSTALLED AND ACCEPTED BY THE CITY OF COLLEGE STATION PRIOR TO VERTICAL CONSTRUCTION ON BUILDING 1.
 - THE WATERLINE LOOP ON THE WEST SIDE OF EUBANKS LANE WILL BE INSTALLED AND ACCEPTED BY THE CITY OF COLLEGE STATION PRIOR TO VERTICAL CONSTRUCTION ON BUILDING 2.
 - THE WATERLINE LOOP ON THE EAST SIDE EUBANKS LANE WILL BE INSTALLED AND ACCEPTED BY THE CITY OF COLLEGE STATION PRIOR TO VERTICAL CONSTRUCTION ON BUILDING 4.
 - ALL OTHER UTILITIES WILL BE INSTALLED PRIOR TO PAVEMENT.



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**CAMWEST CROSSING
 MULTI-FAMILY
 COLLEGE STATION, TX**

PHASING PLAN

SCALE

VERTICAL: N/A
 HORIZONTAL: 1"=60'
 PLOTTING SCALE: 1:1
 FILE NAME: 24-254

**SHEET
 C5**