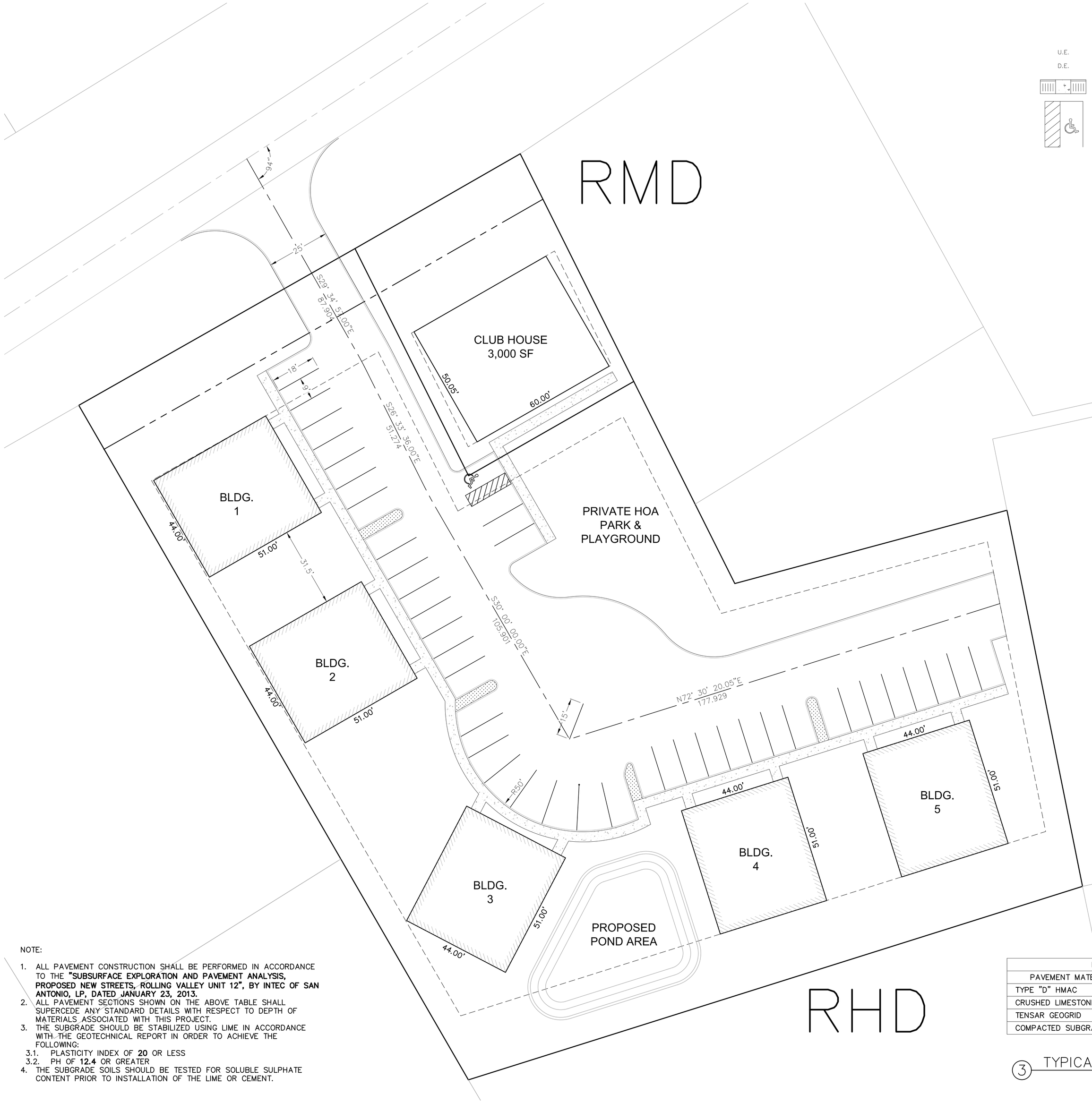


LEGEND

U.E. UTILITY EASEMENT

D.E. DRAINAGE EASEMENT

A.D.A. RAMPS

A.D.A. PARKING

N

0 10 20 40

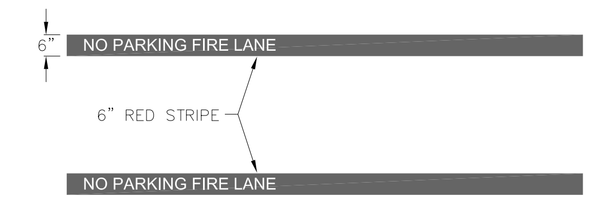
SCALE: 1" = 20'

NOTES:

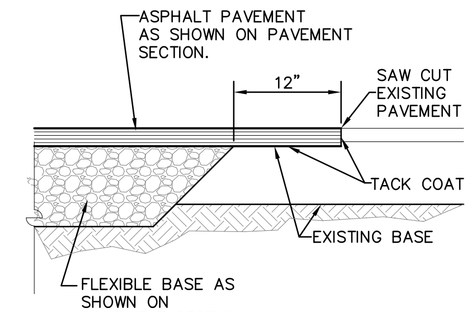
1. ALL DIMENSIONS ARE TO THE BACK OF CURB UNLESS OTHERWISE STATED.
2. ALL SIDEWALKS SHALL HAVE A CROSS SLOPE OF NO GREATER THAN 2.0%

FIRE LANE NOTES:

STRIPING – THE TOP FACE OF ROAD CURBS SHALL BE PAINTED UTILIZING RED TRAFFIC PAINT.
A. IF NO CURBS ARE PRESENT, A SIX INCH (6") WIDE STRIPE PAINTED OF TRAFFIC RED PAINT SHALL BE PAINTED ON THE DRIVING SURFACE TO SHOW THE BOUNDARIES OF THE LANE.
B. THE WORDS "NO PARKING FIRE LANE" SHALL BE SPACED AT A MAXIMUM OF 25 FEET APART, ALONG THE LENGTH OF THE FIRE LANES.
SEE ILLUSTRATION BELOW.



1 FIRE LANE DETAIL
N.T.S.



2 NEW PAVEMENT TO EXISTING
N.T.S.

KEY NOTES

1. SPILL CURB
2. CATCH CURB
3. LIGHT DUTY PAVEMENT
4. HEAVY DUTY PAVEMENT
5. LANDSCAPE AREA
6. ACCESSIBLE PARKING SIGN
7. PARKING ISLAND (1 PER 25 PARKING STALLS)
8. 14" MIN. DIAMETER SHADE TREES PER APPENDIX A SECTION 144–5.3 OF CoNB MUNI CODE (1 PER 14 PARKING STALLS)
9. ROCK RIP–RAP
10. OVERFLOW WEIR
#. PARKING COUNT

NOTE:

1. ALL PAVEMENT CONSTRUCTION SHALL BE PERFORMED IN ACCORDANCE TO THE **"SUBSURFACE EXPLORATION AND PAVEMENT ANALYSIS, PROPOSED NEW STREETS, ROLLING VALLEY UNIT 12", BY INTEC OF SAN ANTONIO, LP, DATED JANUARY 23, 2013.**
2. ALL PAVEMENT SECTIONS SHOWN ON THE ABOVE TABLE SHALL SUPERCEDE ANY STANDARD DETAILS WITH RESPECT TO DEPTH OF MATERIALS ASSOCIATED WITH THIS PROJECT.
3. THE SUBGRADE SHOULD BE STABILIZED USING LIME IN ACCORDANCE WITH THE GEOTECHNICAL REPORT IN ORDER TO ACHIEVE THE FOLLOWING:
   3.1. PLASTICITY INDEX OF **20** OR LESS
   3.2. PH OF **12.4** OR GREATER
4. THE SUBGRADE SOILS SHOULD BE TESTED FOR SOLUBLE SULPHATE CONTENT PRIOR TO INSTALLATION OF THE LIME OR CEMENT.

FLEXIBLE PAVEMENTS		
PAVEMENT MATERIAL	HEAVY	LIGHT
TYPE "D" HMAC	XX	XX
CRUSHED LIMESTONE FLEXIBLE BASE, IN.	XX	XX
TENSAR GEOGRID	XX	XX
COMPACTED SUBGRADE	XX	XX

3 TYPICAL PAVEMENT SECTION

THE LOCATION OF ALL EXISTING UNDERGROUND UTILITIES ARE SHOWN IN APPROXIMATE LOCATIONS ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK. THE CONTRACTOR WILL AGREE TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE INCURRED BY THEIR FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES, STRUCTURES OR FACILITIES. CONTRACTOR SHALL NOTIFY ENGINEER OF ANY DISCREPANCIES 24– HOURS PRIOR TO COMMENCING CONSTRUCTION.

290 S. CASTELL AVE., STE. 100
NEW BRAUNFELS, TX 78130
TBPE FIRM F-10961
TBPLS FIRM 1053600

HMT ENGINEERING & SURVEYING

DRAFT

11/23/2020

SITE PLAN

LOCKHART CONDOMINIUM ESTATES
NEW BRAUNFELS, TEXAS

NO.	REVISION DESCRIPTION / NOTES	REVISION DATE / DATE

DATE:	October 2020
DRAWN BY:	LB
DESIGNED BY:	AM
REVIEWED BY:	SWH
HMT PROJECT NO.:	460.001

SHEET

C4.0

Drawing Name: N:_Projects\460 - Marshall Sanders\001 - Lockhart Condominium Estates (24 Units)\Cbb\460.001_SITE.dwg User: jerryf Jul 06, 2022 - 3:53pm